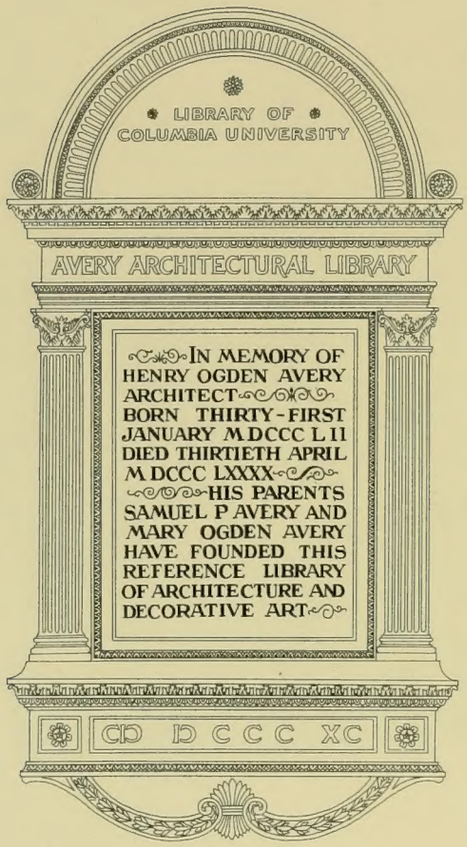

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# Index to Record and Guide

Vol. LXXX.

**For New York Auction Sales, Conveyances, Leases, Mortgages and Projected Buildings.**

**NOS. 2051 to 2076** **JULY—DECEMBER, INCLUSIVE.** **1907**

PREFACE.

The following is the semi-annual Index of Volume LXXX of the Record and Guide, containing complete lists of the Auction Sales, Conveyances, Leases, Mortgages and Buildings Projected in New York City during the last six months of 1907. Those wishing to keep a file for permanent reference should see that all the numbers are complete and have them bound. Cost of binding, $2.50 per volume. A suitable temporary binder, holding one volume, can be obtained at the office, 11-15 East 24th st; price, one dollar.

THE KEY.

* Before any page No. indicates an Auction Sale.

† Before any page No. indicates a New Building projected.

Figures in parenthesis are leases.

Figures preceded by capital letters are mortgages, said capital letter indicating the first letter of the name of the mortgagor.

Figures without any signs whatsoever are Conveyances.

EXAMPLE.

Manhattan st (12th Ward), from Old Broadway to 129th st..17, 108, C, 116 †123, 149, 187, †255, 271, M 277, 343, M 350, (422), 629, *672, H 685, 723, H 729, 768, 897, S 906.

On page *672 an auction sale will be found.

On pages 17, 108, 149, 187, 271, 343, 629, 723, 768, 897, conveyances will be found.

On pages C 116, M 277, M 350, H 685, H 729, S 906, mortgages will be found.

On page (422) a lease will be found.

On pages †123, †255 will be found plans for new buildings.

AUCTION SALES.

The * appearing before any number indicates the page on which to find an Auction Sale.

CONVEYANCES

are distinguished by numbers without having signs attached thereto. In many instances there will be found streets, etc., indexed under pages which, on being examined, show at once that they are not in their proper order according to our customary alphabetical and numerical arrangement. A further examination will disclose the fact that while the properties appear more prominently under the other street descriptions, they nevertheless extend to the streets, etc., indicated by the Index, and having a frontage on same have been included in the paging, and it will necessitate a somewhat more thorough search than usual to locate it. The Leases, Mortgages, Auction Sales and Projected Buildings are indexed in a similar manner to the plan followed with the Conveyances.

LEASES.

The figures in parenthesis denote that the transaction on the page given is Leasehold, an assignment of lease or a lease running for a short or long term of years. This explanation is made so that subscribers searching for transfers in fee can at once distinguish between the former and the latter without referring to the pages mentioned.

MORTGAGES.

All the mortgages are indexed against the street or avenue in which the property is located, and memoranda added to enable searchers to find the particulars in "The Record and Guide." See "Example." The streets and avenues are so subdivided that very few references are necessary. All readers of "The Record and Guide" are aware that the mortgages appear weekly in alphabetical order, so that they have, so to speak, a weekly index of mortgagors. This publication of an index against property completes the information which those interested may require.

PROJECTED BUILDINGS

are included under the same general heading, and are distinguished by the † which precedes the numbering.

## Auction Sales, Conveyances, Leases, Mortgages and Projected Buildings.

### BOROUGH OF MANHATTAN STREETS.

NOTE.—Longitudinal streets, roads and places, such as the Bowery, Boulevard, Broadway, etc., which run parallel with the various avenues, will be found in alphabetical order among the avenues.

Abingdon sq..(862), H 865.
Academy st, Broadway to Cooper..M 594.
Cooper to Seaman av..675, W 687.
Albany, Washington to West..(154).
Allen st, Division to Canal..(234), 343, (460), 496, R 504, (945).
Canal to Hester..61, S 76, S 238, S 239, (274), (681), G 685, S 731, (817), G 820.
Hester to Grand..A 28, L 75, (460), (903), (987).
Broome to Delancey..(113), B 155, 376, M 906.
Delancey to Rivington..H 237, 376, P 386, 855.
Rivington to Stanton..(547), P 551, (591), R 642, (902), M 950, (1067).
Stanton to Houston..61, B 155, 226, G 236, W 240, J 463, 584, 720, S 731, G 775, B 863, 897, L 905, M 906, W 907.
Alley..146.
Ann, Park row to Nassau..(153), (422), (591).
Nassau to William..(71), (113), 938, (987), B 988.
Apthorp or Jauncey Lane..W 77, 270, 456, B 462, 497, W 505, E 593, 677, E 820, 1064, 1065, R 1071.
Ashley..R 32.
Astor pl, Broadway to Lafayette st..R 1071.
Attorney st, Division to Grand..M 776, S 777, L 821.
Grand to Broome..811.
Broome to Delancey..(637), (726), (987), K 1030.
Delancey to Rivington..16, F 29, 104, 416, S 426, (772).
Stanton to Houston..S 32, (71), 186, (234), 269, (348), L 350, (460), (591), 629, E 639, F 775.
Bank st, Greenwich av to 4th..938.
4th to Bleecker..B 28, N 31, R 32.
Bleecker to Hudson..17, B 28.
Hudson to Greenwich..G 775.
Greenwich to Washington..M 463.
Barclay st, Broadway to Church..H 74, W 77, H 197.
Church to W Broadway..(348), A 384, P 386.
W Broadway to Greenwich..(234).
Barrow st, Washington pl to Bleecker..(113), S 464, 584, B 683, 765.
Bleecker to Bedford..496, S 504, E 948.
Bedford to Hudson..226, *808.
Indeft..L 1031.
Baxter st, Park row to Park..F 989.
Park to Worth..C 904.
w s, Leonard to White..(234), (383), (772).
e s Bayard to Canal..720.
Canal to Hester..C 774.
Hester to Grand..496, 540.
Bayard, Forsyth to Chrystie..540, (637), E 820.
Chrystie to Bowery..307.
s s Bowery to Mott..(26).
n s Elizabeth to Mott..L 641.
Mott to Mulberry..†439.
Beach st, W Broadway to Varick..269, C 276, 1021, C 1029.
Varick to Hudson..496.
Hudson to Greenwich..N 314, C 864.
Greenwich to Washington..(726).
Beaver, from Broadway to Broad....(234), (274), (422), (547), 675.
Broad to William..E 549, (903).
Bedford, from Houston to Downing....417, 629.
Downing to Carmine..675, *895.
Morton to Commerce..938.
Barrow to Grove..*808.
Grove to Christopher..(903).
Beekman pl..L 237.
Beekman, from Park row to Nassau..16, T 33.
Nassau to William..(862), 897, (903), R 906.
William to Gold..855, L 866.
Gold to Pearl..897, U 907.
Bethune, from Hudson to Washington..104, (862), H 865.
Birmingham..K 1030.
Blackberry alley..B 155.
Bleecker, from Lafayette to Broadway....(726), K 865.
Broadway to Mercer..186, (903), G 905.
Wooster to W Broadway..(772), K 775.
W Broadway to Thompson..H 74, L 75.
Sullivan to Macdougal..(501), 811.
n s, Macdougal to Minetta..61, F 74, E 276, F 276, K 277, M 277, (987).
Carmine to Cornelia..343, 675, S 686.
e s, Cornelia to Jones..G 594, L 641.
e s, Jones to Barrow..226, P 238, (862).
Barrow to Grove..S 464, 811, 982, 1021.
11th to Bank..17, B 28.
Bridge, from Whitehall to Broad..(547), K 1070.
Broad, e s, from Beaver to So William..(234), E 549.
w s, Marketfield to Stone..455, N 464.
Stone to Pearl..938, (945), 982, †1006, 1063.
Pearl to Water..496, L 503.
Water to Front..938, H 949.
Broadway alley..456.
Broome, from East to Mangin..104, 540, 629.
Goerck to Lewis..*14, 343, G 350, †439, (945), G 989.
Lewis to Cannon..146, (194), G 197, 416, 540.
Cannon to Columbia..H 156, 226, S 238, 269, H 276, K 1030.
Columbia to Sheriff..*143, H 1030.
Sheriff to Willett..376, †479, †967.
Willet to Pitt..61, (311), 455, K 463, (637), E 639, C 728, 1063.
Pitt to Ridge..G 236, 584.
Attorney to Clinton..N 76, (903).
Suffolk to Norfolk..(311), B 904, (945).
Norfolk to Essex..L 75, S 158, 226, S 239.
Essex to Ludlow..E 820.
Ludlow to Orchard..(71), L 313, B 863.
Orchard to Allen..16, B 28, O 31, L 198, S 199, S 425, O 551, M 906, (1027).
Allen to Eldridge..(113).
Eldridge to Forsyth..(274), R 277, (383), A 774.
Forsyth to Chrystie..(26), B 29, E 29, (113), †659, A 773.
Chrystie to Bowery..K 75, (862).
Mott to Mulberry..16.
Mulberry to Marion..(194), (945).
Lafayette to Crosby..343, *808, 855, N 866.
Broadway to Mercer..M 385.
Mercer to Greene..186, W 199, 305,

Greene to Wooster..L 463, M 950.
Wooster to W Broadway..E 639.
Thompson to Sullivan..186, 540, C 549, *854, 982.
Sullivan to Clarke..305, (311).
n s, Clark to Varick..147, (311), (637).

Canal, from E Broadway to Division..E 640.
Division to Ludlow..C 115, (311), (946).
Orchard to Allen..S 76, S 238, (274), (681), G 685, S 731, (817), G 820.
Allen to Eldridge..S 239, 343, D 904, (945).
Forsyth to Chrystie..R 686.
Chrystie to Bowery..416, (772), S 951, A 1069.
Bowery to Elizabeth....(194), 584, 585, (591), G 593, T 596, 765, J 775, 855.
Elizabeth to Mott..(234), L 313, 765, J 775.
Mott to Mulberry..416, (547).
Centre to Lafayette..61, L 75, G 989.
Lafayette to Broadway..455, B 462, 496, (591), R 822.
s s Broadway to Church..61, B 73, (153), M 157, (726).
s s Church to W Broadway..L 75.
n s Wooster to W Broadway..496, P 504.
s s W Broadway to Laight..17.
n s W Broadway to Thompson..104, E 684.
n s Thompson to Sullivan..(547).
Watts to Greenwich..376.
Greenwich to Washington..146.
Cannon, from Grand to Broome..146, H 156, 269, 416, 811.
Broome to Delancey..720.
Delancey to Rivington....376, (637), S 642.
Rivington to Stanton..104, B 115, 226, G 237, 269, 376, B 592, 938, B 1069.
Stanton to Houston..(26), H 74, 186, (274), R 351, W 505, (681), 811, F 820, G 1029.
Carlisle st, from Greenwich to Washington..†36, F 729.
Carmine, from 6th av to Bleecker st..343, (547), A 639, (726), A 728, L 730.
Bleecker to Bedford..765.
Bedford to Varick..G 116, *895.
Caroline st..H 237, 376, H 594.
Carriageway..455, W 464.
Catherine, from Chatham sq to E Broadway..16, S 32, N 314.
E Broadway to Henry..(274), (681), E 685, 720, 938, S 951, T 951.
Madison to Monroe..A 548.
Monroe to Oak..720, G 729, 1021.
w s, Oak to Cherry..H 117, J 117, (383), P 990.
e s, Hamilton to Cherry..G 463.
Catherine slip, from Water to South..S 32, (153), 897, 1021, G 1029.
Cathedral Parkway (also see 110th st).
n s, bet Lenox and 7th avs..585.
n s, bet 7th and 8th avs..765.
n s, bet 8th and Morningside Av E..(311), T 314, (591).
s s, bet C P W and Col av..*14, *1018, *1061.
s s, bet Col and Am avs..586, 722.
s s, bet Am av and Broadway..H 237, (311).
n s, west of Broadway..†36, B 818.
Cedar, from Pearl to William..M 157.
Broadway to Trinity pl..(422), B 423, (727).
Greenwich to Washington..H 550.
Central Park S..G 685, P 776.
Centre Market pl..F 385, M 950.
Centre, from Tryon row to Chambers..345.
Pearl to Worth..186, H 197, (772).
Franklin to White..(1027).
e s, Hester to Grand..V 77.
w s, Howard to Grand..146, H 156.
Chambers, from Centre to Broadway..629.
Broadway to Church..(681).
Church to W Broadway....305, (383), (862), (945), (946), D 948.
s s, W Broadway to Greenwich..(383), 540, J 550, (772).
Hudson to Greenwich..P 731.
Washington to West..P 990.
Charles, from Greenwich av to Waverly pl..B 28, 61, O 76, 630.
Waverly pl to 4th st..226, T 239, K 277.
4th to Bleecker..104, P 118, S 118, 455.
Greenwich to Washington..855.
Washington to West .. (348), S 351, (903), A 904.
Charlton, from Macdougal to Varick..W 552.
Varick to Hudson..(274).
Hudson to Greenwich..629, C 639, 938, C 947.
Chatham sq..16, S 32, N 314.
Chatham..N 314.
Cherry st, n s, from Franklin sq to Roosevelt..†36, V 552, 811.
s s, Dover to Roosevelt..146, D 155, L 550, E 640, E 684, (862), (903), L 949, 982.
s s, Roosevelt to James..J 30, (153).
n s, Roosevelt to New Chambers..455, Q 464, †748.
James to Oliver..(591), S 595, (946).
n s, Oliver to Catherine..R 118, R 199, (383), (422), (591), (817).
s s, Oliver to Catharine slip..(274).
s s, Catharine slip to Market..186, R 199, †479, 720, G 729.
n s, Catharine to Market..G 197, (311), 585, P 950.
Market to Pike..M 157, E 593, E 684, 938.
Pike to Rutgers..M 75, (153), 186, N 198, M 425, *626, S 822, 855, 938, 982.
Rutgers to Jefferson....(681), D 729, (862).
Jefferson to Clinton..61, (194), (311), 455, G 463, 540.
Montgomery to Gouverneur..146, 187, O 198, P 198, †293, B 502, 855, P 866, S 867.
Gouverneur to Scammel..L 75.
Scammel to Jackson..N 118, S 158, E 685, 765, G 820, (1027), M 1031.
Chestnut st..*58.
Christopher, from Waverly pl to 4th st..†36, 147, A 904, 982, 1021.
4th to Bleecker....226, E 236, M 238, 269.
s s, Bleecker to Bedford..16, D 29.
n s, Bleecker to Hudson..(987).
s s, Bedford to Hudson..(903).
Washington to West..W 314, E 820.
Chrystie, from Division to Bayard..(772), E 820, (862).
Bayard to Canal..17, 416, G 1070.
Canal to Hester..(194), (772), S 951, 1022, A 1069.
Hester to Grand..61, (71), B 72, (311), S 464, 720.
Grand to Broome..L 156, W 951.
Broome to Delancey..G 116.
Delancey to Rivington..*143, 226, (234).
Rivington to Stanton..M 75, (113), (311) (422), (501), R 642, (772), M 776, S 906, (1027).
Stanton to Houston..(383), W 951, W 991.
Church, south of Liberty..269, M 277.
Liberty to Cortlandt..B 864.
Park pl to Murray..897.
Murray to Warren..376, (817).
Chambers to Reade..S 351.
Duane to Thomas..P 157.
Thomas to Worth..186, S 951.
White to Walker..1021, C 1069, K 1070, S 1071.
Walker to Lispenard..(681).
Lispenard to Canal..(26).
Circle..(114).
City Hall pl, (see Hall pl), from Centre to Reade..(311).
Duane to Pearl..186, W 199, F 463, G 1030.
Clarke, from Dominick to Spring..†439.
Clinton, from Houston to Stanton..147, B 155, (501), (772).
Stanton to Rivington....(274), W 278, 982.
Rivington to Delancey..H 594, E 685, K 730.
Delancey to Broome..A 349, (383), 416, (501), (637), (903).
Grand to Hester..305, L 313.
w s, Hester to East Broadway..(194), 226.
E Broadway to Henry..M 198.
Henry to Madison..(946).
Madison to Monroe..E 639.
Monroe to Cherry....104, (113), 186, (348).
Clinton pl..(72).
Coenties slip, from Pearl to Water..629.
Columbia, from Grand to Broome..S 314, H 1030.
Broome to Delancey..H 1030.
Delancey to Rivington....105, (113), A 349, (383), †439, (681), C 774, 855, (1027).
Rivington to Stanton..104, R 118, K 237, 496, (591), Z 643, (862), Z 951,
Stanton to Houston..17, G 30, K 30, 147, F 424, 496, †659, (681), (1067).
Commerce st, from Bleecker to Bedford..343.
Bedford to Barrow....186, 226, 496, N 504, 675, 938, 1024, M 1031.
Cooper..M 594, †659, 813, N 822.
Cooper sq..541, (903), (987), 1064.
Cornelia..17, M 198, (274), (311), 1025.
Cortlandt, from Broadway to Church..(772), K 821, B 864, (903).
Church to Washington .. 629, (637), (987), (1027).
Washington to West..B 683.
Cortlandt alley..(591), (681).
Crosby, from Howard to Grand..(637), (817).
Broome to Spring..O 314, (348), (726), O 731, O 866.
Spring to Prince..585, M 595, S 777.
Prince to Houston..(71).
Houston to Bleecker..855.

Delancey, west of Bowery..†293, W 642, †659, S 777.
Chrystie to Forsyth..B 115, K 730, (862).
Forsyth to Eldridge..R 118, C 312, 540, T 552, E 683.
Allen to Orchard..B 155.
Ludlow to Essex..†83, 720, B 774.
Essex to Norfolk..17, G 30, 61, F 116, 269.
Norfolk to Suffolk..(154).
Suffolk to Clinton..(1068).
Clinton to Attorney..K 75, C 819, K 821, M 821.
Attorney to Ridge..104, B 115, L 117, B 864.
Willett to Sheriff..†202, W 868.
Sheriff to Columbia..H 1030.
Columbia to Cannon..855.
Cannon to Lewis..B 988.
Lewis to Goerck..W 732.
Mangin to Tompkins..147.
Depew pl..†123, †839.
Depeyster..226, 227, B 236, 1063,
Desbrosses, from Hudson to Greenwich..(26)
Dey, from Church to Greenwich..629, (726), (772).
Greenwich to Washington..O 1031.
Washington to West..61.
Division, n s, from Bowery to Chrystie....(772).
s s, Catherine to Market..E 684, E 685, 811.
n s, Forsyth to Eldridge..585, (591).
n s, Eldridge to Allen....C 155, M 157, (234), (460).
s s, Pike to Canal....17, T 33, V 33, (153), N 504, (681), 982.
s s, Jefferson to Clinton....226, 585, (1068).
s s, Clinton to Montgomery..585, 675, R 777, S 777, E 820, D 988.
n s, Clinton to Attorney..(194), K 775,
n s, Attorney to Ridge..17, B 28, G 30, D 276, 305, B 312, G 905.
s s, Montgomery to Grand..G 640, 675, 720, *1018.

Dominick, from Varick to Hudson....P 31, 629.
Dover, from Front to South..(591).
Downing, from Bleecker to Bedford..C 549.
Bedford to Varick..61, 675, †702.
Doyers..F 640.
Dry Dock..62, (113), K 117, (311), (817), M 822, C 947.
Duane, from William to New Chambers..(1027).
Lafayette to Broadway..N 76, 104, F 116, 305, N 313, S 642, S 777, S 1032.
Broadway to Church..455.
Church to W Broadway..147, 765.
W Broadway to Hudson..811, 814.
Greenwich to Washington..R 386.
Washington to West..376, 416, 455, 540.
Dyckman, from Naegle av to Sherman av..897.
Sherman to Broadway..(1068).

East st, from Grand to Broome..(987), M 990.
north of Rivington..585.
East Broadway, from Chatham sq to Catherine..N 314.
Catherine to Market..17, E 29, (71), (194), W 351, W 464, (637), 676, (681), E 684, E 685, S 686, (817), E 819, G 905.
Market to Pike..496, K 503, S 595, 811.
Pike to Rutgers..17, T 33, V 33, E 640, E 684, E 685, B 774, 811.
Rutgers to Jefferson..G 1070.
Jefferson to Clinton..S 158, 226, 585, S 686, R 777.
Clinton to Montgomery..M 198, L 385, S 386, E 820, L 950, L 1030.
Montgomery to Gouverneur..629, G 640, K 775.
Edgar..(681).
Elbert..S 1032.
Eldridge, from Division to Canal..B 28, C 155, M 157, 765.
Canal to Hester..H 775, (946), B 947.
Hester to Grand..P 504.
Grand to Broome..K 117, M 686.
Broome to Delancey..R 118, (383).
Delancey to Rivington..L 31, F 156, E 684.
Rivington to Stanton..B 384.
Stanton to Houston..M 75, L 821, B 863, J 865, L 865.

Elizabeth, from Bayard to Canal..A 502.
Canal to Hester..(194), (1068).
Hester to Grand..(71), E 685, A 818.
Grand to Broome..104, M 118, †242, (637).
Broome to Spring..†36, 61, D 73, 105, 630.
Spring to Prince..(153), (311), (591), 630, (817).
Prince to Houston..(71), †123, S 314, (591), S 595, †1006, (1027), S 1071.

Ellwood..A 683, S 777.
Elm (also see Lafayette), from Reade to Duane..M 238.
Duane to Pearl..(274).
Emerson, from Amsterdam av to Sherman av..M 31.
Seaman to Prescott avs..540.
west of Prescott av..540, 859.
Essex, from Division to Hester..17, (153), T 158.
Hester to Grand..147, (153), C 196, 1021, 1063, G 1070.
Grand to Broome..S 158.
Delancey to Rivington..147, S 157, 269, R 277, (383), K 503, O 504, 540, K 550.
Rivington to Stanton..H 385.
Stanton to Houston..(26), B 275, K 277, S 278, K 1070, S 1071.

Exchange pl, from Hanover to William..811.
New to Broadway..21, (27), †293.
Exterior..19, 20, C 29, 379, (422).
Ferry, from Gold to Cliff..720.
Fletcher, from Front to South..R 238, R 386, R 906.


NOTE.—When in doubt as to the meaning of the signs used, consult the key on page 3.

Forsyth, from Bayard to Canal..496, R 686, C 904.
Canal to Hester..(26), L 31, (114), C 116, H 117, (274), (311), *672.
Hester to Grand..L 157, 376, S 386, O 595, 984.
Grand to Broome..(113), A 773, A 774, (817).
Broome to Delancey..(71), B 115, C 312, E 683, 720.
Delancey to Rivington..L 350, 416, 540, T 552, K 730.
Rivington to Stanton..187, S 199, G 236, M 425, P 595, (681), M 686, (1027).
Stanton to Houston..(234), (591), G 594, S 595, 982.
Fort Charles pl, W..496, S 504.
Frankfort, from Park row to William..(987).
William to Gold..M 425, M 866, 897.
Franklin, from Baxter to Centre..(1027).
Lafayette to Broadway..(383), (681), †793.
Broadway to Church..H 865.
Church to W Broadway..455.
Varick to Hudson..W 642, 811, S 822, 855, (862).
Hudson to Greenwich..†242, P 425.
Franklin pl or alley..187.
Front, from Whitehall to Moore..900.
Broad to Coenties sl..17, (726), 938, H 949.
Old sl to Gouverneur la..(726).
Wall to Pine..633, 938.
Pine to Depeyster..226.
Fulton to Beekman..629, 676, (1027).
Beekman to Peck sl..305.
Peck sl to Dover..897.
Dover to Roosevelt..226.
Montgomery to Gouverneur sl..†84.
Gouverneur sl to Jackson..540, N 551, 629, J 729, S 823, 897, R 906, A 1069.
Fulton, from South to Front..17.
Front to Water..(1027).
Pearl to Cliff..E 684.
Cliff to Gold..D 774.
Gold to William..269.
s s Dutch to Nassau..(817), L 906, L 990.
n s William to Nassau..(383), 938, (987), B 988.
Nassau to Broadway..540, (547), †702, (903).
Broadway to Church..(234), 343, N 350, (422), 938, A 947.
Church to Greenwich..104, G 116, 629.

Gansevoort, from 4th to Hudson..†36.
9th av to Washington..982.
Goerck, from Grand to Broome..H 640.
Broome to Delancey..147, (153), R 157, †242, 416, 455, (591), R 822, (903), B 1029, D 1029, W 1032, G 1070.
Delancey to Rivington..†83, H 949.
Rivington to Stanton..376, W 732, S 951.
Stanton to Houston..†439, (547), S 823, 982.
Houston to 3d..61, R 76, 269, R 278, F 640, E 685.
north of 3d..455.
Gold, from e s Ryders al to Fulton..D 774.
e s Fulton to Beekman..M 1070.
Beekman to Spruce..897, U 907.
Spruce to Ferry..855.
Ferry to Frankfort..897.
Gouverneur, from w s Henry to Monroe..(26), 811.
Monroe to Cherry..(383), B 502, G 549.
Gouverneur lane, north of Water..17.
Gramercy park..811, P 822.
Gramercy park East..455, W 464.
Grand, from W Broadway to Wooster..F 116, (234), U 552, (681), S 990, (1027).
Wooster to Greene..E 276.
Greene to Mercer..P 350.
Crosby to Lafayette..(637), (817).
Lafayette to Centre..104, 147.
Mulberry to Mott..L 504.
Mott to Elizabeth..(71), 104, M 118, (862), T 990.
Bowery to Chrystie..G 197, 720.
Chrystie to Forsyth..†83, 675, W 687.
Forsyth to Eldridge..(817), (946).
Allen to Orchard..(460), (903).
Essex to Norfolk..C 196.
Norfolk to Suffolk..376, 455, (460), (501), (637), (946).
Suffolk to Clinton..W 731, 982, F 989.
Clinton to Attorney..(194), R 238, 585, G 594, 897.
s s Attorney to Ridge..L 821.
n s Attorney to Pitt..811, (903).
n s Sheriff to Columbia..H 1030.
s s Henry to Jackson..496, H 503.
n s Cannon to Lewis..S 951, 982.
s s Jackson to Madison..R 686.
n s Lewis to Goerck..B 275.
n s Tompkins to East..(987), M 990.
Great Jones, from Broadway to Lafayette..(311).
Lafayette to Bowery..(460), A 904.
Greene, from Prince to Houston..541, G 1029.
Bleecker to 3d..(817).
Greenwich, from Battery pl to Morris..(946).
Morris to Rector..269, M 277, 416, (681), 765, O 776, L 821, 900, (1068).
Rector to Carlisle..(348), (501), (726).
Liberty to Cortlandt..†565, (987), C 988.
Cortlandt to Dey..(726), O 1031.
Fulton to Vesey..P 157, M 906.
Barclay to Park pl..(234).
Park pl to Murray..(772), (817), (903).
Murray to Warren..147.
Warren to Chambers..897.
Duane to Jay..R 386, (460), F 864.
Jay to Harrison..1063.
Franklin to No. Moore..(71), B 155.
Beach to Hubert..(153), N 314, (726).
Laight to Vestry..*101, 416, C 424.
Watts to Canal..376.
Canal to Spring..376.
w s, Spring to Charlton..*582, 855, S 867, 938, L 949.
e s, Vandam to Charlton..496.
Charlton to King..H 237, V 239, H 594, †659.
Christopher to 10th..(1068).
10th to Charles..104, L 117, *854.
Perry to 11th..L 350, (637), 982.
12th to Jane..720, 721, B 728.
Grove, from Bedford to Bleecker..455, F 463, 982, 1021.

Hague st..(71).
Hall pl..305.
Hamilton, n s, from Catherine to Market..B 276, R 642, 939, 1063.
s s, Catherine to Market..17, 147, G 197, G 503, G 549, T 867, 897, T 907, 938, (946), C 947, G 948, G 949.
Hamilton pl, from 139th to 141st..D 29, †160, †202.
141st to 143d..61, D 73, 307, 540, K 550, 1063.
Hamilton terrace..187, A 195, B 195, B 196, G 197, H 197, B 236, B 275, 343, 496, K 503, L 503, K 730, 768.
Hancock st..(1027).
Hancock pl..498, L 503, W 505.
Hanover st..811.
Harrison st, from Greenwich to Washington..(194).
Hawthorne, from Amsterdam av to Post av..K 313.
Post to Vermilyea avs..456.
Henry, from Oliver to Catherine..(274), 720, 938, T 951.
Catherine to Market..S 199, †328, K 503, E 685.
s s Market to Birmingham..147, S 158.
n s Market to Pike..104, L 117, 416, K 424, †439, 496.
s s Birmingham to Pike..540, (591).
Rutgers to Jefferson..K 30, L 31, 62, C 115, (637), E 685.
Jefferson to Clinton..(114), 305, G 313, (946).
Clinton to Montgomery..17, K 30, 629, K 1030, 1063, M 1070.
Montgomery to Gouverneur..E 683, 811, 855 K 865.
Gouverneur to Scammel..61, 62, K 74, S 76, †403, S 906.
n s Scammel to Grand..496, H 503, F 685.
s s Scammel to Jackson..17, S 33, 376, C 384, 540, S 551, 765.
Hester, from Suffolk to Norfolk..L 277, E 593, E 684.
Essex to Ludlow..†479, (987).
Ludlow to Orchard..(194).
Orchard to Allen..227, 585.
Allen to Eldridge..765, G 775, B 904.
Eldridge to Forsyth..855.
Forsyth to Chrystie..(114), 455, D 819.
Chrystie to Bowery..(71), (817).
Bowery to Elizabeth..E 820.
Elizabeth to Mott..(501), E 685, M 950, (987), 1063.
Mott to Mulberry..C 1069.
Mulberry to Baxter..496.
Baxter to Centre..540.
Highbridge terrace..723.
Hillside..*808.
Horatio, s s, from Greenwich av to 8th av..(235).
4th to Hudson..L 550.
Greenwich to Washington..D 73, B 424, D 502.
Houston, n s, from E R to Goerck..F 640.
s s Mangin to Goerck..585.
Goerck to Lewis..(26).
n s Manhattan to Sheriff..M 425, S 464, S 686.
s s Cannon to Columbia..F 424, 496, 811, F 820.
n s Sheriff to Av C..(154).
n s Av C to Av B..†242, †479, K 594, S 777.
s s Ridge to Attorney..H 350, 629, E 639.
n s Av B to Av A..(153), (460), B 462, (946).
s s Clinton to Suffolk..(726).
s s Suffolk to Norfolk..S 867, 939, P 950, P 990.
n s Av A to 1st av..F 236, S 867, 1022, (1027).
s s Essex to Ludlow..(26), B 275, K 277, S 277, K 1070, S 1071.
s s Orchard to Allen..455.
n s, 1st to 2d avs..B 115, 186, W 199.
s s Allen to Eldridge..B 155, *223, 416, S 425, 496, L 503, S 595, B 863.
s s Eldridge to Forsyth..(234).
n s, 2d av to Bowery..62, J 74, L 75, 269, 897.
Elizabeth to Mott..H 865.
Mott to Mulberry..416, R 425, 455, 939, F 948.
Mercer to Greene..(194).
Greene to Wooster..B 29, (194), (772), S 777, (817).
W Broadway to Thompson..104, D 116, L 117, 630, R 867.
Thompson to Sullivan..105, P 425, 630, (772).
s s Congress to Varick..17, S 33.
Washington to West..(348).
Howard, from Centre to Lafayette..†403.
s s, Lafayette to Broadway..T 314, *808, R 822, 939, 1063, A 1069.
n s, Crosby to Broadway..M 31.
Hubert, from Hudson to Collister..(547).
Collister to Greenwich..226.
Washington to West..(26), V 199.
Hudson, from Duane to Thomas..814.
Leonard to Franklin..(591).
Franklin to No Moore..P 425.
Beach to Hubert..†202, (547), (591).
Hubert to Laight..1063, K 1070.
Laight to Vestry..455.
Vestry to Desbrosses..(26).
Broome to Dominick..†521.
Spring to Vandam..(903).
Leroy to Morton..(274), 540, B 548.
Grove to Christopher..†364.
Charles to Perry..*854.
Perry to 11th..(637), D 639.
11th to Bank..17, B 28, G 775.
8th av to 12th st..(862), H 865.
12th to Jane..(234).
Jane to Horatio..305, L 550, 897, G 905.

Irving pl, from 14th to 16th..897.
16th to 18th..(547).
18th to 20th..541, I 550.

Jackson, from Madison to Monroe..K 117, K 156.
Monroe to Cherry..D 155, L 237.
Water to Front..540, N 551, 897, R 906.
James, from Park row to New Bowery..C 904.
Madison to Oak..147, (153), G 156, 343, B 349, C 349, 416, G 424, †479.
w s Oak to Batavia..(903).
Batavia to New Chambers..676, S 686.
James sl, from Cherry to Water..(591), S 595, (946).
Water to South..A 28, 418, *582, 858.
Jane, from Greenwich to Washington..(194).
Jay, from Staple to Greenwich..1063.
Greenwich to Washington..(460).
Washington West..D 73.
Jefferson, from Division to E Broadway..585.
Henry to Madison..(153).
w s Madison to Monroe..H 550.
e s Madison to Cherry..M 425.
Water to South..(422).
John, from Broadway to Nassau..811, (817), T 823, 855, (903), 938.
n s Nassau to Dutch..R 906.
William to Gold..S 76.
Gold to Cliff..M 425.
Jones st..226, P 238, 343, K 350, 629, R 642, G 729, (772), 897.
Jumel pl..*101, 269, W 278, 857, L 865.
Jumel terrace..F 312.

King, from Macdougal to Congress..455.
Congress to Varick..B 728, C 947, E 948.

Lafayette (also see Elm st), w s, from Reade to Duane..S 642, S 777, S 1032.
w s, Duane to Pearl..N 76.
Leonard to Franklin..L 685.
Walker to Canal..61, L 75, †123, (311).
Canal to Howard..†403, G 989, 1063, A 1069.
Howard to Grand..146, H 156.
w s, Broome to Spring..B 28 (1027).
Spring to Prince:.105.
Houston to Bleecker..(383).
Bond to Great Jones..(726).
4th to Astor pl..(348), L 350, R 1071.
Laight, from Canal to Varick..17.
Varick to Hudson..939.
Hudson to Greenwich..*101, 416, C 424.
Washington to West..V 199.
Lane, 25 ft wide..S 199.
Lane, running from w s Broadway..1021.
Lawrence st, from 126th st to Amsterdam av..17, (194), (234), (311), (348), M 350, 676, W 687, K 989.
Amsterdam av to 129th..62, H 74, (862).
Leonard, from Hudson to W Broadway..(591), (1027).
Church to Broadway..21, 190.
Leroy, from Bleecker to Bedford..585, B 592.
Bedford to Hudson..305, D 312, M 313, (946), 1021.
Lewis, from Grand to Broome..897, S 951.
Broome to Delancey..*14, 227, B 236, 343, G 350, †439, G 989, Z 1072.
Delancey to Rivington..227, L 237, W 239, G 503, *762, 939, 1021, L 1030.
Rivington to Stanton..(422), (501), 629, 765, (772), W 777, 855, 897.
Stanton to Houston..(26), 305, B 349, *537,, 629, (637), B 639, 721, W 732.
3d to 4th..G 594, C 947, F 1029.
4th to 5th..(547).
5th to 6th..343, K 350, S 386, (547), B 639, B 728, (817).
6th to 7th..629, 676, H 685.
7th to 8th..L 157.
Liberty, from Greenwich to Washington..(194), C 988.
Washington to West..(591).

Lispenard, from W Broadway to Church..J 156.
Church to Broadway..(26), L 906.
Little W 12th, from Gansevoort to 9th av.. 588, L 594, L 776.
9th av to Washington..*582.
Washington to 10th av..(195).
Livingston pl, from 16th to 17th..983.
Low's Lane..N 504.
Louisa..S 1032.
Ludlow, from Canal to Hester..C 115, S 551.
Hester to Grand..M 157, S 239, M 277, †328, H 949, 1021.
Broome to Delancey..L 31, 62, 721.
Delancey to Rivington..187, A 195, G 197, S 551.
Rivington to Stanton..62, (114), B 275, E 276, K 385, 416, (591), S 731, (772), G 865, J 949.
Stanton to Houston..187, R 595.

Macdougal, from Spring to Vandam..(547).
w s, Charlton to King..187, I 197, 765, P 776.
e s, Spring to Prince..S 731, S 1071.
Bleecker to 3d..M 31, E 276, F 276, K 277, M 277.
3d to 4th..R 118, H 821.
4th to 8th..811, C 819.
Macombs lane..380, S 386.
Madison, from Pearl to New Chambers.. (114).
s s, Chestnut to James..(153), (681), (772).
n s, New Bowery to James..(26).
Oliver to Catherine..(26), (817).
Catherine to Market..105, F 463, (501), A 548, (637), T 642, E 684.
n s, Market to Birmingham..(460).
s s, Market to Pike..105, 585, (681), E 905.
n s, Birmingham to Pike..K 1030.
Pike to Rutgers..17, (71), B 155, †160, S 314, H 463, K 641, (862), R 867.
Rutgers to Jefferson..(153), 455, M 464, 496, K 503, E 685, F 685, R 906, †967, R 1031, R 1032.
Jefferson to Clinton..(153).
Clinton to Montgomery..62, 147, (547), E 639, L 641, 676, A 683, 721, (862), (903), R 950, 1021.
Montgomery to Gouverneur..L 117, K 775, (987), L 989.
Gouverneur to Scammel..K 74, B 115, B 728, B 863.
Scammel to Jackson..(26), S 32, 227, L 237, R 595, S 867, 1024.
Jackson to Grand..(153), R 686.
Maiden Lane, from Broadway to Nassau.. †84, T 351, L 641, 855.
Nassau to William..M 238.
William to Gold..†160.
Pearl to Water..C 774, 897.
Front to South..(726), (862), A 863.
Mangin, from Grand to Broome..M 686, 811, C 864, R 990.
Broome to Delancey..104, 147, 269, R 277, 540, 629.
Delancey to Rivington..(274), (772).
Rivington to Stanton..676, (817), D 988.
Stanton to Houston..147, B 155, (637).
North of Houston..585.
Manhattan (11th Ward)..1022.
Manhattan (12th Ward)), from 125th to Amsterdam av..17, 269, M 277, 376, F 864.
Amsterdam to Old Broadway..B 155, (548).
Old Broadway to 129th st..17, 108, C 116, †123, 149, 187, †255, 271, M 277, 343, M 350, (422), 629, *672, H 685, 723, H 729, 768, 897, S 906.
Manhattan pl..104, 305, N 313.
Marginal..20, 108, C 115.
Marion, from Spring to Prince..630.
Marketfield..455, N 464, 675.
Market, from Henry to Madison..B 864.
Madison to Monroe..855, R 867, 1063, A 1069.
Hamilton to Cherry..(946).
Cherry to Water..(591), J 594, J 1030.
Water to South..*718, *808, 855, (903).
Mechanic's alley..938.
Mercer, from Grand to Broome..269, P 350, M 385, E 820, H 989.
Spring to Prince..T 314, (681), 939.
Prince to Houston..65, S 76, 187, G 197, H 197.
Houston to Bleecker..186, 721, 858, (903), G 905.
Bleecker to 3d..105, 187, (274), C 1029, 1063.
3d to 4th..T 777, (1068).
Milligan pl..S 314.
Miller pl..630, 676.
Minetta..147, P 157, J 237, R 238, E 639.
Minetta Lane..M 31, A 155, J 237, R 238.
Mitchell pl..M 198, L 237, 496, *935.
Monroe, from Catherine to Market..(71), 105, †160, (234), L 463, R 642, V 686, V 731, (862), 939, 982, P 990.
Market to Pike..187, L 385, 496.
n s, Pike to Rutgers..(153), 721, G 1070.
s s, Pike to Pelham..62, K 75.
Rutgers to Jefferson..B 28, D 236, G 237, F 593, 629, 630, W 642, 676, K 1030.
s s, Pelham to Rutgers..G 117, L 117, 811, S 823, G 1070.
Jefferson to Clinton..(71), C 462, (772).
Clinton to Montgomery..E 73, (311), S 1031.
Montgomery to Gouverneur..(153), B 683, 767.
Gouverneur to Scammel..62, G 74, (383), G 549, L 949.
Scammel to Jackson..Z 33, 227, (234), R 238, 305, K 313, (501), 585, R 595, 629, (772), (817), 939, W 951, 1021, W 1032.
Jackson to Corlears..17, D 155, (726).
Corlears to Grand..269.
Montgomery, from Division to E Broadway ..629, G 640.
Henry to Madison..K 1030.
Madison to Monroe..L 157, L 313, 343, L 350.
Monroe to Cherry..187, O 198, P 198, †293, (591), B 683, 767, P 866, (987).
Water to Front..†84.
Morris, from Greenwich to Washington.. (946).
Washington to West..(501), C 502.
Morton, from Bleecker to Bedford..W 239.
Bedford to Hudson..E 116, 187, M 198, †242, 540, (547), B 548, M 950.
Mott, from Chatham sq to Pell..(114), *183, 540, K 550.
Bayard to Canal..†84, L 117, F 463, 540, F 729.
Canal to Hester..E 684.
Hester to Grand..(862), 938.
Grand to Broome..227, (274), G 276, 416, K 425, 496.
Broome to Spring..(194), L 198, †293, L 425, †659, 1063.
Spring to Prince..227, (234), R 238, 305, A 312, R 867, (1068).
Prince to Houston..S 158, 187, 416, R 425, 455, 855, F 864.
Houston to Bleecker..M 118, B 349, P 464.
Mulberry, from Park row to Worth..T 907.
e s, Worth to Park..†748, (987).
Park to Bayard..(637).
Bayard to Canal..R 32, †702, P 776, (817).
Canal to Hester..17, (26), 227, L 385, P 386, (460), (772), (1027).
Grand to Broome..(194), L 641, F 685, (945).
Broome to Spring..B 195, (234), 630, W 642, S 777, B 864.
Spring to Prince..62, D 73, (194), (460), (727), S 774.
Prince to Houston..B 728.
Murray, from Broadway to Church..811, 897.
Church to W Broadway..17, 376, A 774, (1068).
W Broadway to Greenwich..(772).
Muscoota..R 32.

Nassau, from Maiden lane to John..S 32, (460).
John to Fulton..†84, G 503, (817).
Fulton to Ann..(987).
Ann to Beekman..16, T 33, 897.
New, from Wall to Exchange pl..21, (27), †293.
New Bowery, from Chestnut to New Chambers..(1027), T 1032.
w s, New Chambers to Roosevelt..*58.
Madison to James..M 866.
James to Oliver..(154).
New Chambers, from Park row to Duane.. (1027).
William to Pearl..939.
New Bowery to Roosevelt..676, (1027), T 1032.
e s, Batavia to James..676, S 686.
New Church (see Trinity pl)..900.
Nichols pl..540.
Norfolk, from Hester to Grand..(26), H 594.
Grand to Broome..226, S 239, S 642.
Broome to Delancey..17, 269, S 278, W 278.
Delancey to Rivington..G 117, (153), S 278, S 551, B 683, (987).
Rivington to Stanton..G 30, S 32, (114), S 157, 187, (234), (591), K 594, R 595, (681), (727), 811, 855, G 1029, S 1032.
Stanton to Houston..F 196, L 385, T 464, L 594, 676, 721.
North Moore, from Hudson to Greenwich.. (71), †242, (460).
Oak, from Pearl to New Bowery..V 552.
n s, New Chambers to James..(383).
s s, Roosevelt to James..V 823, (903).
Old slip, from Pearl to Water..(1027).
Old Schieffelin..65.
Oliver, from New Bowery to Madison..(154).
Madison to Oak..(26), (817), (1027).
Oak to Cherry..(26), P 31, C 155.
Cherry to Water..(274).
Orchard, from Canal to Hester..(114), †614, E 684, (946), P 950, (1068).
Hester to Grand..P 822, P 866.
Grand to Broome..(71), S 504, J 685.
Broome to Delancey..(26), O 31, O 551, W 552.
Rivington to Stanton..376, B 774, F 1070.
Stanton to Houston..J 117, L 550, 765, R 867, K 949, (987), (1068).
Overlook terrace..149.

Park, from Centre to Pearl..(153).
Park terrace E..A 683.
Park pl, from Broadway to Church..811, 897.
West Broadway to Greenwich..(274).
Patchin pl..S 314.
Pearl, from State to Whitehall..630, E 948.
Whitehall to Broad..(547).
Broad to Coenties alley or slip..938.
Coenties alley or slip to Old slip.. (1027).
Old slip to Wall..A 461.
Pine to Maiden lane..M 157.
w s, Maiden lane to John..147.
e s, Maiden lane to Burling slip..R 386, 765, B 774.
e s, Peck slip to Dover..B 1069.
e s, Dover to New Chambers..(114), 270, K 277, V 552, 982.
w s, Frankfort to Hague..(71), †242.
e s, Madison to Park row..(114), K 198, P 238.
e s, Park row to Park..(681), R 686, (987), H 989.
w s, City Hall pl to Centre..(153).
e s, Park to Centre..(71), C 73, C 819.
Elm to Broadway..(274).
Pelham..186, N 198, M 425, 855, 938.
Pell..†479.
Perry, from Greenwich av to Waverly pl.. M 730.
Waverly pl to 4th..105, 630.
4th to Bleecker..62, 187, 630, S 951.
Hudson to Greenwich..L 350, (637), 855, L 865, 982.
Greenwich to Washington..227, 305, 897.
Washington to West..(501).
Pike, from E Broadway to Henry..(348), †439, 811.
Henry to Madison..(591), 897.
Madison to Monroe..(946).
Monroe to Cherry..L 31.
Water to South..(591).
Pine, from Broadway to Nassau..(987), B 988.
Front to South..226, 227, 1063.
Pitt, from Grand to Broome..17, W 33, (71), F 74, E 639, H 821, (903).
Broome to Delancey..(311), (383), (591), (681), C 904.
Delancey to Rivington..187, 305, D 549, (862), 1021, (1027), (1068).
Rivington to Stanton....L 31, K 463, (591).
Stanton to Houston..D 904.
Platt, from Pearl to Gold..147.
Prince, from Bowery to Elizabeth..(71), 811.
Elizabeth to Mott..(153), †565, P 990.
Lafayette to Crosby..(547), L 550.
Broadway to Mercer..T 314, 939.
Mercer to Greene..*718.
Wooster to W Broadway..109, H 117, 585, (681), M 1031.
W Broadway to Thompson..L 75, 147, R 157, B 312, 496, L 503, M 504.
Thompson to Sullivan..(383).
Sullivan to Macdougal..540, 721, G 729.
Prospect pl, from 42d to 43d..456, J 463, P 464.

Reade, from Lafayette to Broadway..629.
Broadway to Church..376, L 385, 897.
Church to W Broadway..305, (903).
W Broadway to Hudson..814.
Hudson to Greenwich..(114), 305, E 424, 721, P 731.
Washington to West..P 990.
Rector, from Broadway to Trinity pl..(311).
Trinity pl to Greenwich..†793.
Greenwich to Washington..(26), (311), F 1029.
Renwick..G 74, 305, 1022.
Republican alley..305.
Ridge, from Division to Grand..305, B 312, G 905.
Grand to Broome..C 276.
Delancey to Rivington..†84, 585, C 593, 630, 765.
Rivington to Stanton..C 502, 765, (772), C 947, L 989.
Stanton to Houston..376, R 386, (591).
River View terrace..343, 540.
Rivington, from Bowery to Chrystie..S 505, 941.
Chrystie to Forsyth..P 595, R 642, (681), (772), M 776.
Forsyth to Eldridge..H 1030.
Eldridge to Allen..*14, *101, *341, *414, *672.
Orchard to Ludlow..E 820.
Ludlow to Essex..K 30, M 776.
Essex to Norfolk..(153), E 639, D 775, 855.
Norfolk to Suffolk..W 552.
Suffolk to Clinton..E 593, S 595, 765, L 776.
Clinton to Attorney..17, K 30, T 33, 62, A 115, †202, (234), F 236, †242, (274), W 278, P 595, 939, (946).
Attorney to Ridge..62, W 77, (153), G 156, 376, 585, C 593, (681), 765, (772), G 865.
Ridge to Pitt..†84.
Pitt to Willett..(114), S 199, S 505, 982.
Willett to Sheriff..D 549, E 820.
Sheriff to Columbia..J 74, K 313.
Columbia to Cannon..105, (113).
Cannon to Lewis..(383).
Lewis to Goerck..62.
Goerck to Mangin..17, E 640.
Mangin to Tompkins..†403, (727).

Roosevelt, from Park row to Madison..(194), †328.
w s, Madison to New Chambers..676.
e s, New Bowery to New Chambers..†242, (383).
Batavia to Cherry..455, Q 464.
Cherry to Water..(153).
Water to Front..540, (547), E 549, 676.
Front to South..226, *582.
Rose, s s, from Frankfort to Pearl..*14, 540, W 907, S 990.
Duane to Pearl..939.
Rutgers, from Henry to Madison..455, A 462, M 463, (637).
Monroe to Cherry..G 117, L 117, G 237, (501), O 504, 629, 630, W 642, 676, 811, S 823, G 865.
Cherry to Water..(348), (862).
Rutgers pl (see also Monroe st)..(71), C 462, (772), Q 906.
Ryder's alley..D 774.

St Marks pl, n s, from 3d to 2d av..(727), F 989.
s s, 3d to 2d av..M 386, D 549, (727), 812.
n s, 2d to 1st av..18, W 33.
s s, 2d to 1st av..L 31, 190, 343, J 503, 630.
n s, 1st to Av A..E 683, (727), 856.
s s, 1st to Av A..(274).
St Nicholas pl, from 150th to 152d..A 28, A 423, A 1069.
Samuel..62.
Scammel, from E Broadway to Henry..F 685.
Henry to Madison..S 867.
Madison to Monroe..B 115, B 728, B 863.
Monroe to Cherry..L 949.
Cherry to Water..L 75, N 118, (501).
Schieffelin..F 1029.
Sheriff, from Grand to Broome..H 1030.
Broome to Delancey..H 1030.
Delancey to Rivington..G 197, 811, C 819.
Rivington to Stanton..(26), 62, S 76, †123, C 276, Z 991, 1021.
South, from Whitehall to Broad..C 29.
Depeyster to Fletcher..(862), A 863.
Fletcher to Fulton..T 314, B 384, B 864, 939.
Peck slip to Roosevelt..147, F 156, M 157, *582, (591), 897.
Roosevelt to Oliver..*582, S 867, S 990.
Oliver to Market..855.
Market to Rutgers..B 28, 187, K 197, E 549.
Clinton to Gouverneur sl..1064.
Gouverneur slip to Jackson..S 823.
South Washington sq..18, I 30.
South William, n s, from Beaver to Broad..(234), E 549.
Spring, from Elizabeth to Mott..105, (194), L 198, 227, (234), R 238, (311), 540, 630, (817), R 867, (1068).
Mott to Mulberry..105, B 115, 811.
Mulberry to Lafayette..B 195, (234), 630, B 864.
Lafayette to Crosby..105, O 314, (726), O 731, 765, A 773, O 866, (1027).
Greene to Wooster..541.
W Broadway to Thompson..62, D 73, 147, D 155, (274), P 386, 416, 630, 939, D 948.
Thompson to Sullivan..376, L 385, (946).
Sullivan to Macdougal..17, G 30, B 502, 630, 676, Z 687, N 822, N 866, M 990.
Greenwich to Washington..630, D 639.
Washington to West..(153), H 156, 1063.
Spruce, from Park row to William..(311), N 386, (460), (862).
William to Gold..105, H 117, (348), 416.
Stanton, from Bowery to Chrystie..17, 21, K 30.
Chrystie to Forsyth..(383), (637), G 640.
Forsyth to Eldridge..M 425.
Eldridge to Allen..T 1071.
Allen to Orchard..G 775.
Ludlow to Essex..270, (274), G 276, R 595, (772).
Essex to Norfolk..227, G 1030.
Suffolk to Clinton..B 349, S 777.
Clinton to Attorney..(26), (727), 982.
Attorney to Ridge..376, R 386, C 947, 1021.
Ridge to Pitt..K 949.
Pitt to Willett..H 821.
Willett to Sheriff..(817).
Sheriff to Columbia..(311), 585.
Lewis to Goerck..147, 376, 765, S 951.
Goerck to Mangin..W 732, S 823, 982.
Mangin to Tompkins..†84, 147, B 155.

State, from Whitehall to Pearl..630, E 948.
Stewart..814.
Stone, from Whitehall to Broad..(348), †1006.
Broad to Coenties alley..938, (945).
Stuyvesant..18, W 33, B 196, 227, 377, 541, S 552, (591), S 595, W 732, H 1070.
Suffolk, from Hester to Grand..305, K 313, L 313, 540, N 551, S 552, 630, N 641, W 731, S 906, S 951.
Grand to Broome....(311), (501), (862), B 904, (1068).
Broome to Delancey..17, B 28, H 156, 630, D 639.
Delancey to Rivington..G 30, (154), S 239, 540, 585, (1068).
Rivington to Stanton..L 75, S 777, S 906.
Stanton to Houston..P 731.
Sullivan, from Grand to Broome..305, (311), R 386, 540, C 549, L 685, L 686, 856.
Broome to Spring..H 237 B 312 H 594, 855, F 864, (946).
Spring to Prince..17, G 30, D 593, 676, (903).
Prince to Houston..105, (348), (383), (637), (946).
Houston to Bleecker..P 425, (1068).
Bleecker to 3d..L 198, 376, (383), R 386, V 387, (501), 630, 811.
Sutton pl..S 158, 343, 630.
Sylvan pl..62, R 76, W 77, 105, T 686.

Thames, from Broadway to Trinity pl..(422), B 423.
Theatre alley..16, T 33, (153), (422), R 551, (591).
Thomas, from Church to W Broadway..186.
W Broadway to Hudson..187.
Thompson from Canal to Grand..†565.
Broome to Spring..305, F 948.
Spring to Prince..17, L 31, (274), (383), (547).
Prince to Houston..(71), (772).
Houston to Bleecker..†403, 416, 540, K 550, (681).
Bleecker to 3d..H 74, L 75, 344, W 351, 455.
Tompkins, from Broome to Delancey..147, Delancey to Rivington..(727).
Rivington to Stanton..676.
north of Stanton..147, B 155.
Trinity pl (also see Church st), from Morris to Rector..269, M 277, 416, †793, 900.
Rector to Cedar..(422), B 423, S 951.
Tryon row..345.

Union pl..R 32.
Union Sq E, from 15th to 16th..R 32.
University pl, from 9th to 10th..455, S 464.
10th to 11th..H 594, 856, 939.
13th to 14th..(501), (727), 939.

Van Corlear pl..496, S 504.
Vandewater..S 990.
Vandam, from Macdougal to Varick..S 386.
Hudson to Greenwich..†255, 496.
Van Nest pl..104, P 118, 455.
Varick, from Franklin to North Moore..W 642.
N Moore to Beach..496.
Broome to Dominick..147.
Verdant lane..456, H 463.
Vesey, from Broadway to Church..(637).
Church to W Broadway..F 74, 105, J 117.
West Broadway to Greenwich..L 75, M 906.
Vestry, from Hudson to Greenwich..(194), 455, M 1031.

Walker, from W Broadway to Church..K 730, U 951.
Church to Broadway..855.
Cortlandt al to Lafayette..†123, (311), (591), (1068).
Lafayette to Centre..61, L 75.
Centre to Baxter..(772).
Wall, from Broadway to Nassau (946).
William to Pearl..811.
Pearl to Water..A 461, 541, (547), (591).
Water to Front..633, 765.
Front to South..L 905.
Warren, from Broadway to Church..305, (422), (501), (1027).
Church to W Broadway..17, (383).
Greenwich to Washington..897.
Washington to West..17.
Washington, from Morris to Rector..305, E 905.
Cedar to Liberty..(591).
Liberty to Courtlandt..(71), (194), †565.
Vesey to Barclay..811, O 822.
Barclay to Park pl..147.
Chambers to Reade..E 684.
Harrison to Franklin..(194), G 197.
Franklin to No. Moore..H 640.
Beach to Hubert..D 276.
Hubert to Laight..(26), V 199.
Desbrosses to Watts..H 237, H 594.
Spring to Charlton..(153), H 156, 1063, (1068).
Charlton to King..H 237, H 594.
Leroy to Morton..270, (274), *582, G 729.
Perry to 11th..227, B 236, *452, (547), E 820.
Jane to Horatio..17, (194), M 821.
Horatio to Gansevoort..17, 721.
Washington terrace..M 425, C 1029.
Washington pl, n s, from 6th av and Grove..†479.
Macdougal to 6th av..541, 630, 765, B 947.
Washington sq, W..B 947.
Washington sq, So..345, I 350, I 385, 941.
Water, from Whitehall to Moore..(637).
Broad to Coenties sl..147, H 156, 629, 938, H 949.
Coenties sl to Old sl..721, G 729.
Old sl to Wall..17, 541, (547), (591), 765, 856, W 868.
Maiden Lane to Fletcher..1063, K 1070.
Fulton to Beekman..17, T 119.
Dover to Roosevelt..540, (547), E 549, 676.
Roosevelt to James sl..A 28, *101, 418, 630, B 774, 858, S 867, S 990.
Oliver to Catherine sl..C 196, 811, 897, W 1032.
Catherine sl to Market..S 32, 186, (311), *718, *808, 855, 897, 1022.
Market to Pike..187, G 197, K 197, (903).
Pike to Rutgers..17, B 28, K 30, (591).
Rutgers to Jefferson..(422).
Jefferson to Clinton..(194), (311), 455, G 463.
Montgomery to Gouverneur sl..*14, 305, L 313, 585, (681), (727), S 777, 982, 1022.
s s Gouverneur sl to Jackson..C 729.
n s Scammel to Jackson..N 118, (274), C 349, (501), 585, (727).

Watts, from Thompson to Sullivan..L 686, 856.
Sullivan to Varick..R 386, 630.
Washington to West..H 237, H 594, 1022.
Waverly pl, from Macdougal to 6th av..105, D 116, F 385, B 424, †1006.
6th av to Grove..†202, K 550.
10th to Charles..B 28, 105, M 118, K 463, D 819, K 989.
Perry to 11th..E 905.
West, from Battery pl to Rector..17, (26), (501), C 502, E 905.
Rector to Albany..17, T 314, 939.
Albany to Liberty..(154).
Dey to Fulton..(383), 455.
Fulton to Barclay..(946), M 950.
Barclay to Murray (26), 147.
Murray to Chambers..(862).
Harrison to No. Moore..(154).
Hubert to Vestry..V 199.
Watts to Canal..1022.
Canal to Charlton..(547), M 550.
Charlton to Houston..(234), (348).
Houston to Leroy..(311), (681).
Barrow to 10th..(311).
Charles to Perry..(348), S 351, (903), A 904.
12th to Horatio..†202.
Horatio to 10th av..(591).
West Washington pl..765, B 947, L 1031, M 1031.
White, from Church to Broadway..187, 1021, C 1069, K 1070, S 1071.
Broadway to Lafayette..(311), H 1070.
Centre to Baxter 105, B 115, (681).
Whitehall, from Bridge to Pearl..K 1070.
Pearl to State..(637).
Water to Front..900.
Front to South..C 29.
Willett, from Grand to Broome..(311).
Broome to Delancey..1063.
Delancey to Rivington..(26), 62, 105, (114), S 118, S 119, S 199, †255, K 503, (681), L 821, 856, L 865, (987).
Rivington to Stanton..(71), (114), 585, L 685.
William, from Exchange pl to Wall..811.
Maiden la to John..721, 765, W 868, W 1071.
John to Fulton..S 76, 455, 496, P 822.
Ann to Beekman..R 386, V 721, †839.
Beekman to Spruce..(460).
Spruce to Frankfort..N 386, 416, M 866.
Wooster, from Canal to Grand..H 313, †659, E 820.
Grand to Broome..147, (234), (681), (1027).
Broome to Spring..1022.
Spring to Prince..O 642.
Prince to Houston..B 29, 187, (194), 417, 496, 585, (681), (772), S 777, (817).
Bleecker to 3d..C 904.
3d to 4th..(1027), M 1071.
Worth, from Hudson to W Broadway..187, M 551.
Baxter to Mulberry..C 904.

1st st, from Av A to 1st av..A 28, 65, (72), B 73, T 158, F 236, S 867, 1022.
1st to 2d av..62, S 77, 105, G 116, W 119, †123, 765, K 775, (946), C 947.
2d to Bowery..455, 496, F 502, S 505, 541, 721, R 731, 765, 766, 942.

2d st, from Av D to Av C..(154), W 158, (817), R 1071.
Av C to Av B..147, 227, (234), S 239, †439, S 596, E 684, 939, H 949, (987).
Av B to Av A..270, F 276, K 277, †614, H 821, (1068), G 1070.
Av A to 1st av..R 32, W 77, (547), (591), R 642, N 776.
1st to 2d av..H 640.
2d av to Bowery..305.

3d st, from E River to Goerck..(71), †403, 455, G 463, 585, F 593, F 640, G 775, K 949, 982.
Goerck to Lewis..61, R 76, 269, R 278, 455, †479, G 594.
Lewis to Av D..S 32, 62, (71), S 76, 270, F 276, *537, 541, 939, 1022.
Av D to Av C..(26), 62, 187, (637), 811, R 990.
Av C to Av B..17, (71), 187, P 199, 227, (311), M 313, 377, K 385, S 387, 939, Y 951, R 1031.
Av B to Av A..(71), B 155, (501), C 502, 811, H 821.


**NOTE,—When in doubt as to the meaning of the signs used, consult the key on page 3.**

Av A to 1st av..62, W 77, †84, †242, (383), 416, †521, (591), S 595.
1st to 2d av..105, F 116, 187, G 197, 227, 270, R 351, B 423, H 424, *452, G 503, J 503, L 503, 541, L 550, (903), (946).
2d av to Bowery..17, P 32, S 199.
Greene to Wooster..C 904, E 905.
Wooster to W Broadway..984, (1027), M 1071.
W Broadway to Thompson..345, I 350, I 385, 941, 1022, G 1029.
Thompson to Sullivan..344, F 350, 676.
n s, Sullivan to Macdougal..227.
Macdougal to 6th av..R 118, H 821, 1063.

4th st, from E River to Av D..18, V 33, 721, D 774, B 819, H 905.
Av D to Av B..17, M 31, (71), 147, B 195, G 549, F 640, 766, F 775, F 988.
Av B to 1st av..(26), (71), P 76, (274), A 275, (383), G 385, T 387, (460), (591), U 596, 630, (682), (817), K 821, (946), (1028), L 1030, T 1032.
1st to 2d av..585, (903).
2d av to Bowery..(235), 630, B 639, M 641, 1022, E 1029, T 1032.
Bowery to Broadway..(71), (501), (863).
Broadway to Greene..496, (863), (1058).
n s, Greene to University pl..105.
s s, W Broadway to Thompson..18, I 30, 345, I 350 I 385, 941.
s s, 6th av to Jones..(772), S 951, 1025.
s s, Jones to Barrow..(274).
10th to Charles..18, K 75, S 118, M 157, (460), V 867.
e s, 11th to Bank..62, D 73, H 74, 630.
Bank to 12th..723.

5th, from Lewis to Av D..R 277, 343, K 350, (460), B 639, (681), B 728.
Av D to Av C..18, (27), (72), 270, G 276, (348), 417, R 425, K 594, R 642, 723, A 728, P 731, 858, L 1031, R 1032.
Av C to Av B..676, G 685, K 685, 766, 856, P 866, S 1071.
Av B to Av A..†160, (234), B 236, (274), †293, (637), L 641, S 642, S 686, (727), M 821.
Av A to 1st av..(71), †255, 377, T 642, T 686, (946).
1st to 2d av..(72), 105, L 1[illegible], 187, 766, 897, M 906, (946), L [illegible]30, (1068), B 1069.
2d to Cooper sq..187, E 593, 939.

6th, from Lewis to Av D..21, K 30, K 117, 227, S 2[illegible]9, K 424, K 425, K 730.
Av D to Av C..18, 21, B 28, K 30, D 462, G 549, 585, F 685, R 686, (903).
Av C to Av B..227, S 238, S 351 (383), 4[illegible]6, (547), W 777, K 1070.
Av B to Av A..(72), (637), (638).
Av A to 1st av..18, A 155, 187, F 197, (311), 417, F 424, (547), H 729, (772), 939 N 950.
1st av to 2d..A 462, 585, 1064, F 1070, T 1071.
2d av to Bowery..(26), R 504, S 595, W 777, K 821, K 989, L 989.

7th, from Lewis to Av D..585.
Av D to Av C..G 197, 306, W 314, (903), 1022, G 1029.
Av C to Av B..(154), 496, (501), B 728, 766, (773), L 776, 858, S 867, S 990.
Av B to Av A..(311), (1027).
Av A to 1st..18, R 76, 105, B 115, W 119, †123, 541, C 549, J 550, 585, J 641, 676, E 683, H 685, 721, 856, (9[illegible]3), 1022.
1st to 2d av..M 238.
2d to 3d av..S 33, 766, M 776.

8th, from Lewis to Av D..L 157, 345, M 350, S 351, *672, 723, G 729, (862), J 865.
Av D to Av C..189, S 199, 227, M 237, M 238, S 278, 541, 587, (591), K 594, M 686, 897, †1047.
Av C to Av B..K 74, S 76, 227, K 237, R 238, 585, S 595, 856, S 867.
Av A to 2d av..18, 21, L 31, S 32, W 33, F 116, (235), (274), (311), 343, W 426, J 503, 630, (681), E 683, (727), 856, 1022, W 1032.
2d to 3d av..M 386, D 549, (727), 812, F 989.
n s, Broadway to University pl..(194).
Greene to 5th av..(72), (637).
5th to 6th av..G 350.

9th, from E River to Av D..E 462, S 464, 630.
Av D to Av C..S 76, S 118, 306, 377, S 464, E 549, G 549, W 596, E 610, *672, 721, 766, K 776, 856, F 1029.
Av C to Av A..(26), A 28, 62, M 75, S 158, (460), K 685, 856, B 863, 1023.
Av A to 1st av..P 642, B 774, I 775, M 822, T 990.
2d to 3d av..345, (348).
Broadway to 5th av..(72), (274), D 501, (547), (681), (772), D 904.
5th to 6th av..678, F 685.

10th, from E River to Dry Dock..*101, 148, D 312, H 313, S 314, 586, 630, G 820.
Dry Dock to Av B..62, 108, (113), G 117, K 117, (154), (311), M 504, A 592, H 594, (682), (817), M 822, (862), (903), (1027), (1068).
Av A to 1st av..227, M 238, 939, A 947, 1022.
1st to 2d av..A 115, A 155, 187, 270, F 276, K 277, 306, K 313, (348), 541, 766, 812, C 864, K 865, (903).
2d to 3d av..18.
3d av to Broadway..(422), (592), (682), W 687, *853, S 906, (1027).
Broadway to 5th av..270, 306, O 314, 812, K 989, M 990, 1022.
5th to 6th av..C 819.
6th av to Greenwich av..S 314.
Greenwich av to 4th st..K 463, K 989.
4th to Hudson..M 157, S 158, (460), †521, 897.

11th, from E R to Dry Dock..*101, 148, 586, 630, C 947.
Dry Dock to Av B..18, 62, 227, (311), K 313, (383), H 385, M 385, S 386, H 424, S 464, E 639, 721, †793, 856, (903), 939.
Av B to Av A..(114), (274), H 277, F 502, 541, G 549, S 551, F 593, (727), (946), M 950.
Av A to 1st av..(26), (194), †242, (460), (461).
1st to 2d av..†202, R 731, S 777, (817).
2d to 3d av..377, 676.
3d to 4th av..(772).
Broadway to 5th av..541, 630, (772).
5th to 6th av..B 864.
6th to 7th av..B 349.
Waverly pl to Bleecker..417, 456, C 462, 585, M 950.
Bleecker to Greenwich..17, B 28, (637), D 639.
Greenwich to West..(547), I 729.

12th, from Dry Dock to Av C..R 386, 416, S 425, 541, 676, L 685, (727), J 730, S 731.
Av C to Av B..†36, (234), (311), 377, E 639, (8[illegible]), W 868, 939, 982, (1068).
Av B to Av A..G 197, (501) 541, C 864, M 866, S 867.
Av A to 1st av..64, S 118, †123, 189, S 199, S 278, S 386, D 502, 814, N 822, K 989.
1st to 2d av..B 196, 227, 418, (422), 541, S 552, (727), W 732, F 989.
2d to 3d av..18, 496.
3d to 4th av..(154), L 157.
4th to Broadway..(817).
Broadway to 5th av..U 119, U 505, †565, (682), E 683, R 686.
5th to 6th av..62, B 73, (591), 814, L 989, 1022.
6th to 7th av..147, 456, 897.
Greenwich av to 8th av..(235), A 639, J 640, 938.
Greenwich to West..720, 721, B 728, A 1028.

13th, from E R to Av D..†793.
Av D to Av B..C 29, 64, W 158, 270, †293, 417, L 425, K 463, 496, B 502, (547), †614, †659, B 774, L 821, (946), P 950, W 1032, L 1070.
Av B to Av A..(234), (383), D 424, G 424, 676, (682), 1064.
Av A to 1st..21, H 30, W 33, †160, (348), B 349, W 596.
1st to 2d av..541, B 549.
2d to 3d av..N 76, 187, R 199, 231, C 593, (682).
3d to 4th av..O 157, (591).
Broadway to 5th av..305, (461), 856, (862), 939.
5th to 6th av..62, (72), L 75, 376, 377, (987), R 990.
6th to 7th av..147, J 156, K 641, *672, A 773, A 774, 897.
7th to 8th av..456, M 866.
8th av to Hudson..630 (638), H 989.
Washington to Hudson River..†793.

14th st, s s, bet Av D and Av C..K 463.
s s, bet Avs C and B..105, P 118, 147, 187, (311), C 683, K 730.
s s bet Avs B and A..105, D 683.
n s, bet Av A and 1st av..(114), (274), (946).
s s bet Av A and 1st av..H 1070.
n s bet 1st and 2d avs..18, B 28, 147, U 731, 1022, B 1029, H 1030, P 1031.
s s bet 2d and 3d avs..N 31, (946), N 1071.
n s bet 3d and 4th avs..S 686.
s s bet 3d and 4th avs..(591), (987).
s s, bet 4th and University pl..305, 939.
n s bet University pl and 5th av..F 116, (903), C 904, (987).
s s bet University pl and 5th av..(234), (501).
n s bet 5th and 6th avs..(501), *626, (637), (727), J 730, (903).
s s bet 5th and 6th avs..62, (72), L 75, (348), 376, (383), (547).
n s bet 6th and 7th avs..105, (903).
s s bet 6th and 7th avs..S 118, 147, 187, (383), 856, (1028).
n s bet 8th and 9th avs..898, C 904.
s s bet 8th and 9th avs..227, H 276, K 277, †328, 812, 1022.
n s bet 9th and 10th avs..E 820.

15th st n s, bet Avs C and B..L 117, 541.
n s, bet Avs B and A..(26), (422).
s s, bet Avs B and A, 62, E 73, 307, C 312, 377.
n s, bet Av A and 1st av..(72), R 551, 721, (727), M 730.
s s, bet Av A and 1st av..18.
s s, bet 1st and 2d avs..939.
n s, bet 2d and 3d avs..(27), (72).
s s, bet 2d and 3d avs..231.
n s, bet 3d and 4th avs..F 864, 897.
s s, bet 3d and 4th avs..(72).
n s, bet 4th and 5th avs..(195).
s s, bet 5th and 6th avs..187, (422), 496, C 502, *808, 982.
n s, bet 6th and 7th avs..62, B 73, W 77, 856, W 868, W 907, 939, 982.
s s, bet 7th and 8th avs..K 905, 982.
s s, bet 8th and 9th avs..187, D 196, 766, M 776, 982.
s s, bet 9th and 10th avs..F 1029.

16th st, n s, bet Avs C and B..K 277, M 550, (772), S 867, 1023.
s s, bet Avs C and B..344, 456.
n s, bet Avs B and A..†160, 307, B 312, B 639, G 640, U 731.
n s, bet Av A and 1st av..W 33, †36, C 196, C 312, 541, 543, K 550, G 594, L 594.
s s, bet Av A and 1st av..M 76, (234), H 237, (637), (638).
n s, bet 1st and 2d avs..T 552.
s s, bet 2d and 3d avs..227, (312).
n s, bet 3d and 4th avs..227, 231, (547).
s s, bet 3d and 4th avs..541, K 550.
n s, bet 5th and 6th avs..†242, (311), C 728, C 1069.
s s, bet 5th and 6th avs..18.
n s, bet 6th and 7th avs..M 75, 541, F 549, 676, L 865.
s s, bet 6th and 7th avs..S 351.
n s, bet 7th and 8th avs..900, 1022.
n s, bet 8th and 9th avs..105.
s s, bet 8th and 9th avs..105, 540.
n s, bet 9th and 10th avs..B 115, 227, P 238, 270, (348).
s s, bet 9th and 10th avs..814.

17th st, s s, bet Avs C and B..M 641.
n s, bet Avs B and A..E 820.
s s, bet Avs B and A..S 76, (274), 812, S 822.
n s, bet Av A and 1st av..227, L 237, S 239, (311), 417, 498, E 820, B 1069.
s s, bet Av A and 1st av..62, L 75, R 76, 541, K 550, †565, L 641, P 950, L 989.
n s, bet 1st and 2d avs..766, 812, 856, H 865.
s s, bet 1st and 2d avs..983.
n s, bet 3d and 4th avs..105, B 115, (727).
n s, bet 4th and 5th avs..P 866.
s s, bet 4th and 5th avs..(383).
n s, bet 5th and 6th avs..†202, 227, D 236, 541, (547), (903), (1028).
s s, bet 5th and 6th avs..(311), (817).
n s, bet 6th and 7th avs..(637).
s s, bet 6th and 7th avs..P 238, 344, B 349, 496, L 503, 541, (682), 766, (772), 898, 939, (987).
n s bet 7th and 8th avs..(772), B 864.
s s, bet 7th and 8th avs..(501), T 990, H 1070.
n s, bet 9th and 10th avs..K 198.
s s, bet 9th and 10th avs..982, (1028), B 1029.

18th st, s s, bet Avs C and B..(72), M 76, (235), F 236, M 641, (1068).
n s, bet Avs B and A..(274).
s s, bet Avs B and A..E 685.
n s, bet Av A and 1st av..S 278, N 551, (682), 898.
s s, bet Av A and 1st av..899, 941.
n s, bet 1st and 2d avs..(592), E 820.
s s, bet 1st and 2d avs..(72), 676, L 686.
n s, bet 2d and 3d avs..(27), (114), D 424, (903), (946), (987), J 1030.
s s, bet 2d and 3d avs..F 905.
n s, bet 3d and 4th avs..(195).
n s, bet 4th and 5th avs..(348), A 349.
s s, bet 4th and 5th avs..P 866, (946).
s s, bet 5th and 6th avs..(383), W 387, C 774, (1028).
n s, bet 6th and 7th avs..(987).
s s, bet 6th and 7th avs..B 349, (547)
n s, bet 7th and 8th avs..(195), 1022, B 1028, M 1031.
s s, bet 7th and 8th avs..G 197.
n s, bet 8th and 9th avs..227, G 237.
s s, bet 8th and 9th avs..R 777, 1064.
s s, bet 9th and 10th avs..105, L 117, 541, 1025.

19th st, n s, bet Av A and 1st av..O 31, 377, R 386.
n s, bet 1st and 2d avs..N 686.
s s, bet 1st and 2d avs..939.
n s, bet 2d and 3d avs...M 118, (461) 898.
s s, bet 2d and 3d avs..(1068).
s s, bet 3d and 4th avs..541, I 550.
n s, bet 4th and 5th avs..(461).
n s, bet 5th and 6th avs..147, D 155, (461), W 777, 812.
s s, bet 5th and 6th avs..633.
n s, bet 6th and 7th avs..L 75.
n s, bet 7th and 8th avs..939, (946).
s s, bet 7th and 8th avs..150.
n s, bet 8th and 9th avs..(1028), (1068).
s s, bet 8th and 9th avs..K 1030.
n s, bet 9th and 10th avs..(154), 417, K 425, M 906, P 906.

s s, bet 9th and 10th avs..J 503, 1022.
n s, bet 10th and 11th avs..(194), F 1070.

20th st, s s, bet Av A and 1st av..(114).
s s, bet 1st and 2d avs..E 684.
n s, bet 2d and 3d avs..(194), (547), (727), (903), (987).
s s, bet 2d and 3d avs..*762, *853.
s s, bet 3d and 4th avs..811, P 822.
n s, bet 4th and 5th avs..630, G 640.
s s, bet 4th and 5th avs..105, H 156, 856, 983.
n s, bet 6th and 7th avs..(547), H 821.
s s, bet 6th and 7th avs..S 731, 766, L 776.
n s, bet 7th and 8th avs..B 592, P 595.
s s, bet 7th and 8th avs..(772), 812.
n s, bet 8th and 9th avs..C 864.
s s, bet 8th and 9th avs..J 685, P 867.
s s, bet 9th and 10th avs..C 155.
n s, bet 10th and 11th avs..630, (637), H 640.

21st st, s s, bet 1st and 2d avs..(946).
n s, bet 2d and 3d avs..M 594.
s s, bet 2d and 3d avs..(154).
n s, bet 3d and 4th avs..P 950.
n s, bet 4th and 5th avs..(114), (234), 541, (638), 856, 859, (862), P 866, 1023, H 1030, (1068).
s s, bet 4th and 5th avs..S 1032.
n s, bet 5th and 6th avs..(72), W 158, W 200, 377, S 386, 417, 585, S 595, 630, W 777, W 823, †923, 1022.
s s, bet 5th and 6th avs..18, B 28, 105, R 118, †439, B 502, 630, F 640, *672, *853, 939, *979, †1047.
n s, bet 6th and 7th avs..K 503, C 549.
s s, bet 6th and 7th avs..147, 1022.
n s, bet 7th and 8th avs..22, S 32, 900.
s s, bet 7th and 8th avs..A 72, 227, D 502, D 593, U 823, 1064.
n s, bet 8th and 9th avs..983, L 990, 1022.
n s, bet 9th and 10th avs..M 950, 983.
n s, bet 10th and 11th avs..62, (274).
s s, bet 10th and 11th avs..(461), 630, H 640.

22d st, n s, e of Av A..*935.
s s, e of Av A..*935.
n s, bet Av A and 1st av..147, H 156, †403.
n s, bet 1st and 2d avs..E 775, S 777, S 779.
s s, bet 1st and 2d avs..62.
n s, bet 2d and 3d avs..D 73, 456.
s s, bet 2d and 3d avs..105, M 118, A 275.
n s, bet 3d and Lexington avs..B 423, 630, E 820.
s s, bet 3d and Lexington avs..L 31, †36, 105, 377, L 385, 417, D 424, †521, (862), P 950.
s s, bet Lexington and 4th avs..A 947.
n s, bet 4th and 5th avs..105, M 118, 147.
s s, bet 4th and 5th avs..(154), (727).
n s, 5th and 6th avs..L 237.
s s, bet 5th and 6th avs..456, B 548.
n s, bet 6th and 7th avs..62, B 72.
s s, bet 6th and 7th avs..L 1031, H 1070.
n s, bet 7th and 8th avs..C 29, S 551.
s s, bet 7th and 8th avs..*303, 456, M 463, 541, S 552, 898.
n s, bet 8th and 9th avs..306, 379, †1047.
s s, bet 8th and 9th avs..62, T 77.
n s, bet 9th and 10th avs..306, D 312, 417, S 426, K 949, 1064.
s s, bet 9th and 10th avs..377, (461), 541, Q 551.
s s, bet 10th and 11th avs..F 988.

23d st, n s, east of Av A..*935.
s s, east of Av A..*935, (987).
n s, bet Av A and 1st av..J 463.
s s, bet Av A and 1st av..†242.
s s, bet 2d and 3d avs..(154), A 155, S 314, J 463, (591).
n s, bet 3d and 4th avs..H 197, H 594, *979.
s s, bet 3d and 4th avs..E 384, 630.
s s, bet 4th and 5th avs..(114), 898.
n s, bet 5th and 6th avs..†614.
s s, bet 5th and 6th avs..(27), (154), (348), (461), L 503.
n s, bet 6th and 7th avs..18, D 29, 187, C 196, (348), (461), S 596.
s s, bet 6th and 7th avs..585.
n s, bet 7th and 8th avs..(903).
s s, bet 7th and 8th avs..C 29, W 77, (383), (682).
s s, bet 8th and 9th avs..*979.
n s, bet 9th and 10th avs..(682).
s s, bet 10th and 11th avs..(27), M 1031.

24th st, n s, bet Av A and 1st av..†160, L 866.
s s, bet Av A and 1st av..632, (638), K 641, 898.
n s, 1st and 2d avs..S 32.
s s, 1st and 2d avs..C 73, C 276, L 425, L 866.
s s, bet 2d and 3d avs..18, (195), 270, P 822, (1068).
n s, bet 3d and Lex avs..(194).
s s, bet 3d and Lex avs..S 76, (154), 587.
n s, bet Lex and 4th avs..L 277, L 503, C 728.
s s, bet Lex and 4th avs..L 198, 633.
n s, bet 4th and Mad avs..C 236.
n s, bet 5th and 6th avs..(114), S 551, 1064.
s s, bet 5th and 6th avs..†614.
n s, bet 6th and 7th avs..(547), (591), O 595.
s s, bet 8th and 9th avs..(154).
n s, bet 9th and 10th avs..18, F 29.
s s, bet 9th and 10th avs..(72), (114), (682), (1068).
s s, bet 10th and 11th avs..M 990.
s s, west of 11th av..(422).

25th st, s s, bet E R and 1st av..62, G 74, (194), G 197, G 276, G 685.
s s, bet 1st and 2d avs..C 593, E 820, 859.
n s, bet 2d and 3d avs..R 76, (235), (312).
s s, bet 2d and 3d avs..227, M 906.
n s, bet 3d and Lex avs..(154), 190, R 198, (383), 418.
s s, bet 3d and Lex avs..630, B 947.
n s, Lex and 4th avs..E 73.
s s, bet Lex and 4th avs..P 32.
n s, bet 4th and Mad avs..N 822.
n s, bet 5th and 6th avs..C 73.
s s, bet 5th and 6th avs..62, S 76, 187, N 866, W 951.
n s, bet 6th and 7th avs..A 155, (772), M 822, M 906.
s s, bet 6th and 7th avs..187, S 199, B 683.
n s, bet 7th and 8th avs..856, W 868, 898.
s s, bet 8th and 9th avs..E 820, *854.
n s, bet 9th and 10th avs..630, S 777.
s s, bet 9th and 10th avs..18, F 29, 105, 109, R 199.
s s, bet 10th and 11th avs..377, (591), 769, (773).

26th st, s s, bet Av A and 1st av..(235), S 238.
s s, bet 1st and 2d avs..(591), 721, 766, S 777.
n s, bet 2d and 3d avs..*895.
n s, bet 3d and Lex avs..K 156, K 313, 456, K 775.
s s, bet 3d and Lex avs..(383), 983, B 988.
n s, bet Lex and 4th avs..18, 187, G 197.
s s, bet Lex and 4th avs..H 729.
n s, bet 6th and 7th avs..18.
s s, bet 7th and 8th avs..306, P 314.
n s, bet 8th and 9th avs..(114), 147.
s s, bet 8th and 9th avs..M 1031.
n s, bet 9th and 10th avs..W 351, 630, (773), W 777.
s s, bet 9th and 10th avs..109, P 866.
n s, bet 10th and 11th avs..A 28, C 155, (194), M 386, 419, 859, M 950.

27th st, n s, bet 1st and 2d avs..M 425.
s s, bet 1st and 2d avs..*452.
n s, bet 3d and Lex avs..F 820, 856, T 867.
s s, bet 3d and Lex avs..(862).
n s, bet Lex and 4th avs..W 351.
s s, bet Lex and 4th avs..344, 345, 417.
n s, bet 4th and Mad avs..K 30.
n s, bet Mad and 5th avs..417, L 1031.
n s, bet 5th and 6th avs..A 639, 856, S 867.
s s, bet 5th and 6th avs..105, G 117, C 593, (772), B 1029.
s s, bet 6th and 7th avs..F 276, F 350.
n s, bet 7th and 8th avs..K 277, W 823, A 863.
s s, bet 7th and 8th avs..227.
n s, bet 8th and 9th avs..(114), S 199, S 425.
s s, bet 8th and 9th avs..147, 148 S 157.
s s bet 9th and 10th avs..†36, 105, C 116, M 313.
n s, bet 10th and 11th avs..227, P 238.

28th st, n s, bet 1st and 2d avs..898, H 905, S 906, S 1032, 1064.
s s, bet 1st and 2d avs..417, A 1069.
n s, bet 2d and 3d avs..G 775, S 823.
s s, bet 2d and 3d avs..E 684.
s s, bet 3d and Lex avs..187.
s s, bet Lex and 4th avs..105, F 116, T 314, F 905.
n s, bet 4th and Mad avs..983.
s s, bet 4th and Mad avs..62.
n s, bet Mad and 5th avs..939.
s s, bet Mad and 5th avs..N 350.
n s, bet 5th and 6th avs..379, 380, E 424.
s s, bet 5th and 6th avs..(638), V 907, (1068).
s s, bet 6th and 7th avs..148, M 157, 306, 377, G 385, 724, D 729, E 1029.
n s, bet 7th and 8th avs..62 (727).
s s, bet 7th and 8th avs..M 595, E 948.
n s, bet 8th and 9th avs..62, F 74.
n s, bet 9th and 10th avs..(501), J 503, M 504.
n s, bet 10th and 11th avs..(638).
s s, bet 10th and 11th avs..227, P 238.

29th st, n s, bet E River and 1st av..M 425, (547).
n s, bet 1st and 2d avs..H 424.
s s, bet 1st and 2d avs..18, 496.
n s, bet 2d and 3d avs..(194), M 990.
s s, bet 2d and 3d avs..(501), S 551, (638), (1028), (1068).
s s, bet 3d and Lex avs..H 30, (818), L 821.
n s, bet Lex and 4th avs..G 276, 856.
n s, bet 4th and Mad avs..149, A 155.
s s, bet 4th and Mad avs..E 905.
s s, bet Mad and 5th avs..W 158.
s s, bet 5th and 6th avs..344, 377, 379, 380.
n s, bet 6th and 7th avs..(114), 380, M 866.
s s, bet 6th and 7th avs..541, B 818, B 819.
n s, bet 7th and 8th avs..A 28, 419, 859.
s s, bet 7th and 8th avs..*14, *58.
n s, bet 8th and 9th avs..18, E 948, S 951.
s s, bet 8th and 9th avs..(501).
n s, bet 10th and 11th avs..S 76, E 684, (946).
s s, bet 10th and 11th avs..105, (235), B 728, K 730.

30th st, s s, bet 1st and 2d avs..E 424, 1022.
n s, bet 2d and 3d avs..C 116.
s s, bet 2d and 3d avs..G 30, 148, C 155, G 313, 812, E 1069.
n s, bet 3d and Lex avs..190, B 196, 541, 898.
s s, bet 3d and Lex avs..1025, G 1029, G 1030.
s s, bet Lex and 4th avs..S 118.
n s, bet 4th and Mad avs..105, H 117, (194), N 198.
s s, bet 4th and Mad avs..L 198, 633.
n s, bet Mad and 5th avs..(154).
n s, bet 5th and 6th avs..A 423, (903).
n s, bet 6th and 7th avs..766, 814, 1024.
s s, bet 6th and 7th avs..814.
n s, bet 7th and 8th avs..456, R 464, T 464.
s s, bet 7th and 8th avs..A 349, 419, *628, 766.
n s, bet 8th and 9th avs..B 1069.
s s, bet 8th and 9th avs..D 73, (154), L 157, 585, C 988.
n s, bet 9th and 10th avs..(275).

31st st, s s, bet Av A and 1st av..S 239.
n s, bet 1st and 2d avs..E 593, (817).
s s, bet 1st and 2d avs..106, G 116, A 155, †242.
n s, bet 2d and 3d avs..306, 377.
s s, bet 2d and 3d avs..Q 504, (548), 1022, 1024, H 1030, 1064.
n s, bet 3d and Lex avs..B 349, 984.
n s, bet Lex and 4th avs..N 118, 306, E 502, 543, R 595, G 865.
s s, bet 4th and Mad avs..B 423, B 462, W 951.
s s, bet Mad and 5th avs..F 948, F 988.
s s, bet 5th and 6th avs..227, W 240, 305, G 313, A 349, 419, *628, 1022, S 1032.
s s, bet 6th and 7th avs..227, (591), L 594, 676, V 686, 766, M 776, B 863.
s s, bet 8th and 9th avs..306, N 504, M 641.
s s, bet 9th and 10th avs..O 76, 227, G 237.

32d st, n s, bet 1st and 2d avs..106.
s s, bet 1st and 2d avs..M 31, L 641, 983.
n s bet 3d and Lex av..(27).
s s, bet 3d and Lex av..S 1032.
s s, bet 4th and Mad avs..630.
n s, bet Mad and 5th avs..D 196.
s s, bet Mad and 5th avs..(818).
n s, bet 5th and 6th avs..P 238, W 777, (862).
s s, bet 5th and 6th avs..†202, E 424, B 774, 812, P 822, 1064, D 1069.
n s, bet 10th and 11th avs..227, P 238, T 867, W 867.

33d st, n s, bet 1st and 2d avs..B 774.
s s, bet 1st and 2d avs..105.
n s, bet 2d and 3d avs..856.
n s, bet Lex and 4th avs..D 116, D 236, D 819.
n s, bet 4th and Mad avs..587, B 593, †882, 897.
n s, bet 5th and 6th avs..†202, 227, (235).
s s, bet 5th and 6th avs..†521, (727), (862), L 989, W 1071.
n s, bet 6th and 7th avs..1064.
n s, bet 7th and 8th avs..D 502.
n s, bet 8th and 9th avs..B 115, F 1029.
n s, bet 9th and 10th avs..766.
s s, bet 9th and 10th avs..62.
n s, bet 10th and 11th avs..†202, 270, F 276.

34th st, n s, bet E River and 1st av..A 28, A 349, 419, A 639, 859.
s s, bet 1st and 2d avs..R 157, 227, F 236.
n s, bet 3d and Lex avs..(235), G 989.
n s, bet Lex and Park avs..T 314, 939, 1064.
s s, bet Lex and Park avs..M 31, 1064.
n s, bet Park and Mad avs..1064.
s s, bet Park and Mad avs..†882, 897, 1064.
s s, bet Mad and 5th avs..(422), I 463, K 1030.
n s, bet 5th and 6th avs..(274), S 351, 456, (461), (591), (772), 812, (817), M 822, 859, (903), K 949, O 950, (987), S 1071.

NOTE.—When in doubt as to the meaning of the signs used, consult the key on page 3.

s s, bet 5th and 6th avs..(27), (194), 899.
s s, bet 6th and 7th avs..(312), Q 314, (348), D 349, (383), (946), B 1069.
n s, bet 7th and 8th avs..W 278, W 314, E 549, G 685, D 774.
s s, bet 7th and 8th avs..B 462.
s s, bet 8th and 9th avs..630.
s s, bet 9th and 10th avs..H 276.
n s, bet 10th and 11th avs..(728).
s s, west of 11th av..H 949, L 949.

35th st, s s, bet 1st and 2d avs..187.
n s, bet 2d and 3d avs..65, A 72.
s s, bet 2d and 3d avs..62, K 75, B 196, 344.
n s, bet Lexington and Park avs..T 199, L 641, 1064.
s s, bet Lex and Park avs..V 907, 1064.
n s, bet Park and Mad avs..1064.
s s, bet Park and Mad avs..C 115, 1064.
n s, bet 5th and 6th avs..S 504, N 595, G 685, (727).
s s, bet 5th and 6th avs..(274), T 426, 456, 812, (817), M 822, (903), K 949, O 950 S 1071.
s s, bet 6th and 7th avs..*537, E 683.
s s, bet 7th and 8th avs..(547), 633.
n s, bet 8th and 9th avs..*628.
s s, bet 8th and 9th avs..231, C 236.
n s, bet 9th and 10th avs..419, *628, 856, K 865, K 949.
s s, bet 9th and 10th avs..306, (638), 939, D 948.
n s, bet 10th and 11th avs..E 684.
s s, bet 10th and 11th avs..18, D 29.

36th st, n s, bet 2d and 3d avs..B 988.
s s, bet 2d and 3d avs..A 28, 419, 859.
n s, bet 3d and Lex avs..C 236.
s s, bet 3d and Lex avs..R 951.
n s, bet Lex and Park avs..721, D 864, C 1029, 1064.
s s, bet Lex and Park avs..1064.
n s, bet Park and Mad avs..1064.
s s, bet Park and Mad avs..1064.
n s, bet Mad and 5th avs..(154).
n s, bet 5th and 6th avs..M 75, (638), 812.
s s, bet 5th and 6th avs..585, H 594, K 775.
n s, bet 7th and 8th avs..306, H 313, †967, (1028).
s s, bet 7th and 8th avs..E 116, S 595, S 686.
s s, bet 8th and 9th avs..A 28, (195).
n s, bet 9th and 10th avs..18, W 278, 541, 630, 898.
s s, 9th and 10th avs..18, B 28, 541, 983.
n s, bet 10th and 11th avs..(727), M 730.
s s, bet 10th and 11th avs..898, T 907.
n s, west of 11th av..F 116.

37th st, n s, bet 1st and 2d avs..B 1029.
n s, bet 2d and 3d avs..678.
s s, bet 2d and 3d avs..18, †202, 939.
s s, bet 3d and Lex avs..G 685, N 686.
n s, bet Lex and Park avs..1064.
s s, bet Lex and Park avs..C 639, 856, 1022, H 1030, 1064.
n s, bet Park and Mad avs..1064.
s s, bet Park and Mad avs..1064.
s s, bet 5th and 6th avs.. (501), J 550, (946), S 951, 983, (1068).
s s, bet 6th and 7th avs..B 28, 148, B 864.
n s, bet 7th and 8th avs..306, M 313, 344, 496.
s s, bet 7th and 8th avs..227, B 864, C 1069.
n s, bet 8th and 9th avs..A 349, 377, 419, *628, 856, 859, M 866.
s s, bet 8th and 9th avs..306, G 313, 541, C 549.
n s, bet 9th and 10th avs..271, 458, D 988, D 1069.
s s, bet 9th and 10th avs..18, F 29, 585, 633, B 639, P 642, B 683.
n s, bet 10th and 11th avs..W 278.
s s, bet 10th and 11th avs..63, S 76, 417, W 552.

38th st, n s, bet 1st and 2d avs..Z 77, Z 387, *979, 1022.
n s, bet 3d and Lex avs..766.
s s, bet 3d and Lex avs..F 820.
n s, bet Lex and Park avs..B 683.
s s, bet Lex and Park avs..L 463, 1064.
n s, bet Park and Mad avs..377.
s s, bet Park and Mad avs..1064.
n s, bet Mad and 5th avs..C 683, (1028).
n s, bet 5th and 6th avs..227, 228, B 236, O 238, T 239, 270, D 905.
s s, bet 5th and 6th avs..541, R 551, 678, C 728, V 951, M 1071.
s s, bet 6th and 7th avs..(547), (1028), K 1030.
n s, bet 7th and 8th avs..18, M 31, F 1029.
n s, bet 8th and 9th avs..497.
n s, bet 9th and 10th avs..H 1070.
s s, bet 9th and 10th avs..O 504.
n s, bet 10th and 11th avs..344.
s s, bet 10th and 11th avs..T 907.

39th st, n s, bet 1st and 2d avs..C 312, 630, (638), B 639, (817), G 821, 983, D 988.
s s, bet 1st and 2d avs..(461), D 462.
n s, bet 2d and 3d avs..B 864.
n s, bet 3d and Lex avs..W 77.
s s ,bet 3d and Lex avs..456, S 464, (501).
n s, bet Lex and Park avs..W 731, B 988.
s s, bet Park and Mad avs..766, M 776.
s s, bet Mad and 5th avs..C 683, (1068).
n s, bet 5th and 6th avs..†160, P 504, (547), (903).
s s, bet 5th and 6th avs..63, J 74, 106, E 729, D 904, J 905.
s s, bet 6th and 7th avs..*1018.
n s, bet 7th and 8th avs..(114), D 196.
s s, bet 7th and 8th avs..H 729.
n s, bet 8th and 9th avs..(727), (946).
s s, bet 8th and 9th avs..306, M 313, 456, H 463, 497, 939.
n s, bet 9th and 10th avs..M 641, 721, B 728.
s s, bet 9th and 10th avs..63, 1025.
s s, bet 10th and 11th avs..18, H 30, 541, M 551, M 822.

40th st, s s, bet 1st and 2d avs..(27), M 277, M 821, (862), M 866, W 867, R 1031.
s s, bet 2d and 3d avs..(114), S 425, S 50½.
n s, bet Lex and Park avs..†202, P 277, F 1070.
n s, bet Mad and 5th avs..(1028).
n s, bet 6th and 7th avs.. (274), (348), (547), C 774, S 777.
s s, bet 6th and 7th avs..(501), (727).
n s, bet 7th and 8th avs..L 237, 377.
s s, bet 7th and 8th avs..G 117, F 864.
n s, bet 8th and 9th avs..417, 676.
s s, bet 8th and 9th avs..†293, E 462, 721, E 729.
n s, bet 9th and 10th avs..(27), 106, L 117, O 118, 306, (591).
s s, bet 9th and 10th avs..18, (27), M 31, R 76, S 76, 633, 812, (863), B 863.
s s, bet 10th and 11th avs..228, E 820.

41st st, n s, bet E R and 1st av..*935.
n s, bet 1st and 2d avs..O 31, 149, K 197, 498, 898.
n s, bet 2d and 3d avs..228, H 237.
s s, bet 3d and Lex avs..E 29, H 640.
s s, bet Lex and Park avs..O 504.
n s, bet Mad and 5th avs..D 236.
s s, bet Mad and 5th avs..65, C 73.
n s, bet 6th and 7th avs..899.
n s, bet 7th and 8th avs..A 28, (114), 418, 456, 858.
s s, bet 7th and 8th avs..†36, M 75, M 350, E424, †923.
n s, bet 8th and 9th avs..187, 377.
s s, bet 8th and 9th avs..377, 1022.
n s, bet 9th and 10th avs..18, 187, †659, 939.
s s, bet 9th and 10th avs..63, (72), H 74, S 76, †659, †748.

42d st, s s, bet E River and 1st av..*935.
n s, bet 1st and 2d avs..149, 456, J 463, B 502.
s s, bet 1st and 2d avs..149, L 594.
n s, bet 2d and 3d avs..377, M 386.
s s, bet 2d and 3d avs..(862), 1064.
n s, bet Lex and Park avs..†123.
n s, bet Park and Mad avs..721, (863).
n s, bet Mad and 5th avs..721.
n s, bet 5th and 6th avs..(154), (348), C 349, (727).
n s, bet 6th and 7th avs..D 593.
s s bet 6th and 7th avs..721.
s s, bet 7th and 8th avs..M 76, †328, H 463, 812, W 823, P 950, 1022.
s s, bet 8th and 9th avs..S 118, (547), B 864.
n s, bet 9th and 10th avs..B 593.
s s, bet 9th and 10th avs..18, M 31, S 595, S 642, (727).
n s, bet 10th and 11th avs..(461), (682), G 905, (946), (947), 1022.
s s, bet 10th and 11th avs..(772), 812, M 866.
n s, west of 11th av..N 822, (863).

43d st, n s, bet E R and 1st av..W 991.
n s, bet 1st and 2d avs..F 116, 148, E 684, 1064.
s s, bet 1st and 2d avs..E 684, (946), G 948.
n s, bet 2d and 3d avs..C 502, †521, 766.
n s, bet Mad and 5th avs..859.
s s, bet Mad and 5th avs..(154), F 156, 417, 541, H 549, 859.
s s, bet 5th and 6th avs..(114), R 118, (274).
n s, bet 6th and 7th avs..(773), (818).
s s, bet 6th and 7th avs..(501).
s s, bet 7th and 8th avs..148, F 156, D 312, D 683, E 948, E 988.
n s, bet 8th and 9th avs..(817).
s s, bet 8th and 9th avs..D 116, 377, (383).
n s, bet 9th and 10th avs..P 118, L 1070.
s s, bet 9th and 10th avs..377, L 385, 1064.
n s, bet 10th and 11th avs..(863), (987).
s s, bet 10th and 11th avs..18, H 30.

44th st, s s, bet E R and 1st av..W 991.
s s, bet 1st and 2d avs..630.
s s, bet 2d and 3d avs..456, †521.
s s, from 3d and Lex avs..898.
n s, bet Park and Mad avs..D 29.
s s, bet Mad and 5th avs..148, 187.
n s, bet 6th and 7th avs..(114), 187, 188, 377, H 385, (501), S 642, S 867.
s s, bet 6th and 7th avs..148, S 157, 228, K 237, N 504, 856, K 865.
n s, bet 7th and 8th avs..(461), (772), (817).
s s, bet 8th and 9th avs..A 28, (114), 418, 858.
n s, bet 9th and 10th avs..228.
s s, bet 9th and 10th avs..344, B 349, R 351, S 951.
n s, bet 10th and 11th avs..B 639, 676, B 683, (947).
s s, bet 10th and 11th avs..W 33, 228, (235), 630, (863).
n s, west of 11th av..22.
s s, west of 11th av..(27).

45th st, s s, bet 1st and 2d avs..*718, 766, S 777, 983.
n s, bet 2d and 3d avs..(27), 63, W 77.
s s, bet 2d and 3d avs..A 28, (195), 418, C 462, 497, 630, E 820, 859.
s s, bet 3d and Lex avs..Q 686, 1022.
n s, bet Mad and 5th avs..S 777.
s s, bet Mad and 5th avs..B 549.
n s, bet 5th and 6th avs..18, G 30, 63, K 74, 188, M 198, †439.
s s, bet 5th and 6th avs..(194), 228, 270, D 1029.
n s, bet 6th and 7th avs..A 349, 377, F 384, 418, *628, 856, T 867, B 988.
s s, bet 6th and 7th avs..63, 377, 541, (682).
n s, bet 7th and 8th avs..(114).
s s, bet 7th and 8th avs..(638), (682).
s s, 8th and 9th avs..(27), (817).
n s, bet 9th and 10th avs..M 31, B 72, B 73, (727), W 1032.
s s, bet 9th and 10th avs..K 685.
n s, bet 10th and 11th avs..270, D 349, 812.
s s, bet 10th and 11th avs..18, L 31, C 73, L 75, 541.
n s, west of 11th av..148, 150, (1068).
s s, west of 11th av..B 423, 769.

46th st, n s, bet 1st and 2d avs..W 77.
s s, bet 1st and 2d avs..18, P 31, K 594.
n s, bet 2d and 3d avs..C 115, 585, E 820.
s s, bet 2d and 3d avs..W 314, 856, H 865.
n s, bet 3d and Lex avs..C 349, (772), K 775.
s s, bet 3d and Lex avs..812.
s s, bet Mad and 5th avs..18, B 312.
s s, bet 5th and 6th avs..B 28.
n s, bet 6th and 7th avs..456.
s s, bet 6th and 7th avs..E 948.
n s, bet 7th and 8th avs..270, *808, H 989, 1022, D 1029.
s s, bet 7th and 8th avs..189, E 549, (727), B 728, B 818.
n s, bet 9th and 10th avs..O 118, W 387.
s s, bet 9th and 10th avs..148, 306, A 312, C 312, 417, 456, 497, W 1032.
n s, bet 10th and 11th avs..18.
s s, bet 10th and 11th avs..63, 106, H 117, T 119, 721.
n s, west of 11th av..228, 721.
s s, west of 11th av..496, 541, 766, G 776.

47th st, n s, bet 1st and 2d avs..188, W 200, S 239, 306, S 314, (383), V 387, G 775, (817).
s s, bet 1st and 2d avs..18, 228, 270, (817).
s s, bet 2d and 3d avs..A 28, 418, 859.
n s, bet 3d and Lex avs..812, N 1031.
s s, bet 3d and Lex avs..(592).
n s, bet Mad and 5th avs..I 313, 456.
n s, bet 5th and 6th avs..721, (727), A 728.
n s, bet 6th and 7th avs..(114), 148, 188, S 199, F 236, (501), 541, (591), 983, O 1031.
s s, bet 6th and 7th avs..417, D 774, R 950.
s s, bet 7th and 8th avs..L 31, F 236, K 277, S 425, 541, *853.
n s, bet 8th and 9th avs..L 75, D 116.
s s, bet 8th and 9th avs..585.
n s, bet 9th and 10th avs..W 77.
s s, bet 9th and 10th avs..(194), 228.
n s, bet 10th and 11th avs..B 276, (946).
s s, bet 10th and 11th avs..150, 190, D 312, 345, 458, (547), G 865, G 905.
n s, west of 11th av..B 196.
s s, west of 11th av..(27), H 30.

48th st, n s, bet E R and 1st av..766.
s s, bet E R and 1st av..(383).
n s, bet 1st and 2d avs..228, F 312, R 314, S 314, 456, D 462.
s s, bet 1st and 2d avs..(27), S 158, (638), (863), 939.
n s, bet 2d and 3d avs..L 385, 456, K 463.
s s, bet 2d and 3d avs..766, R 777.
n s, bet 3d and Lex avs..C 819.
s s, bet 3d and Lex avs..900.
n s, bet 5th and 6th avs..(274), (772), C 774.
s s, bet 5th and 6th avs..J 74, C 236, J 594.
n s, bet 6th and 7th avs..K 30, M 594, K 641.
s s, bet 6th and 7th avs..633, M 641, T 731, W 731, 859.
s s, bet 7th and 8th avs..18, O 198, 585, S 595, L 1030.

s s, bet 8th and 9th avs..18, L 31, 188, W 731, A 773.
s s, bet 9th and 10th avs..270, 856.
n s, bet 10th and 11th avs..497, 498, K 550, M 686.
s s, bet 10th and 11th avs..270.
n s, west of 11th av..S 76.
s s, west of 11th av..B 196.

49th st, n s, bet E R and 1st av..M 198, L 237, 496, *935.
n s, bet 1st and 2d avs..106, R 118, J 156, 188, F 312, B 384, H 503, 678, 859.
s s, bet 1st and 2d avs..(1068).
n s, bet 2d and 3d avs..106.
n s, bet 3d and Lex avs..(682), M 686.
s s, bet 3d and Lex avs..E 684, 983.
s s, bet Park and Mad avs..148.
n s, bet 5th and 6th avs..(312), (591), D 593, (638), (727), (772).
n s, bet 6th and 7th avs..M 595, 766, 769, M 776.
n s, bet 7th and 8th avs..*58, *267, 983, N 990.
s s, bet 7th and 8th avs..457, D 462.
n s, bet 8th and 9th avs..676, D 683, (818).
s s, bet 8th and 9th avs..(72), 106.
n s, bet 9th and 10th avs..63.
s s, bet 9th and 10th avs..S 199.
n s, bet 10th and 11th avs..456, H. 463.
s s, bet 10th and 11th avs..L 313, 630, 766, C 774, 898, 939.
n s, west of 11th av..L 277, 345.

50th st, n s, bet E R and 1st av..M 463, 859, K 989.
s s, bet E R and 1st av..W 387.
n s, bet 1st and 2d avs..106, L 117, B 276, K 313, S 314, 814.
s s, bet 1st and 2d avs..721, P 731, K 1070.
n s, bet 2d and 3d avs..630, H 640.
s s, bet 2d and 3d avs..344, T 351, 585.
s s, bet 3d and Lex avs..S 731.
n s, bet Park and Mad avs..270.
n s, bet 5th and 6th avs..(27), (772), (863).
s s, bet 5th and 6th avs..(591).
n s, bet 7th and 8th avs..A 28, 418, 858, 983, (1068).
s s, bet 7th and 8th avs..*101, 377, 416, C 424.
n s, bet 8th and 9th avs..M 950.
s s, bet 9th and 10th avs..1022.
s s, bet 10th and 11th avs..306, F 312, F 313, 417, 856.

51st st, n s, bet E R and 1st av..188, G 197, 542, M 551.
s s, bet E R and 1st av..M 117, E 684.
n s, bet 1st and 2d avs..585, (638), R 686, (1068).
s s, bet 1st and 2d avs..344.
n s, bet 2d and 3d avs..(114), 228, E 684.
s s, bet 3d and Lex avs..W 199.
s s , bet Park and Mad avs..N 906.
n s, bet Mad and 5th avs..S 777, 812.
n s, bet 5th and 6th avs..G 74, G 350, 812, C 947.
s s, bet 5th and 6th avs..†479, †967.
n s, bet 6th and 7th avs..K 641, 983,
n s, bet 7th and 8th avs..F 74, B 819.
s s, bet 7th and 8th avs..228, D 236, W 239, R 642.
n s, bet 8th and 9th avs..630, K 641, 721.
n s, bet 9th and 10th avs..983.
s s, bet 9th and 10th avs..721, 766, M 776.
n s, bet 10th and 11th avs..18, S 33, 188, C 196, E 639, 812.
s s, bet 10th and 11th avs..P 157, K 775, B 819.
n s, west of 11th av..D 73, 106, B 115, (194), †328, D 349, (817), M 866.

52d st, n s, bet E R and 1st av..K 594, A 904.
s s, bet E R and 1st av..*303, 306, 456.
s s, bet 1st and 2d avs..R 990.
n s, bet 2d and 3d avs..(195), R 199, (235), A 236.
s s, bet Park and Mad avs..W 642.
s s, bet Mad and 5th avs..417, O 866.
s s, bet 5th and 6th avs..228, S 238.
s s, bet 6th and 7th avs..(114), (154), †614.
n s, bet 7th and 8th avs..A 28, A 349. 418, E 775, 858, 941, H 1030.
s s, bet 7th and 8th avs..766, C 774, W 777.
n s, bet 8th and 9th avs..542, V 552.
s s, bet 8th and 9th avs..S 33, B 73, E 384.
n s, bet 9th and 10th avs..18, D 29, 306, B 639, B 683, M 822, B 1069.
s s, bet 9th and 10th avs..(115), (547).
n s, bet 10th and 11th avs..631.
s s, bet 10th and 11th avs..812.
s s, west of 11th av..(194).

53d st, n s, bet 1st and 2d avs..W 1032.
s s, bet 1st and 2d avs..G 156, (682), A 818, E 820.
n s, bet 2d and 3d avs..D 196, 542, (547), S 551, K 905.
s s, bet 2d and 3d avs..G 116, M 118, M 1031.
s s, bet 3d and Lex avs..†293.
n s, bet Park and Mad avs..E 948, 1022.
n s, bet Mad and 5th avs..†36.
s s, bet Mad and 5th avs..N 31, 419, H 424, C 864.
n s, bet 5th and 6th avs..270, 585, 587, B 592, G 685.
n s, bet 7th and 8th avs..G 865, M 866.
n s, bet 8th and 9th avs..766, B 774.
n s, bet 9th and 10th avs..L 75, M 157.
s s, bet 9th and 10th avs..18, (682), 766 B 947.
n s, bet 10th and 11th avs..106.

54th st, n s, bet 1st and 2d avs..721, L 730.
s s, bet 1st and 2d avs..148, 1064, D 1069.
n s, bet 2d and 3d avs..M 75.
n s, bet 3d and Lex avs..R 867.
s s, bet 3d and Lex avs..63.
n s, bet Lex and Park avs..G 775, R 822, S 951.
s s, bet Lex and Park avs....D 988, (1068).
n s, bet Park and Mad avs..O 822.
n s, bet Mad and 5th avs..228.
n s, bet 5th and 6th avs....676, *808, *853, *979, 983, *1018.
s s, bet 5th and 6th avs..18, S 32, 766, 983.
n s, bet 6th and 7th avs..R 551.
s s, bet 6th and 7th avs..18, 148, (154), G 156, S 351, *979.
n s, bet 7th and 8th avs..A 28, M 950, C 988.
s s, bet 7th and 8th avs..(154), C 155, (502), D 502, B 774, D 1029.
n s, bet 8th and 9th avs..C 73, C 593.
s s, bet 8th and 9th avs....228, H 729, 1064.
n s, bet 9th and 10th avs..63, R 76, 150, 983, G 989.
s s, bet 9th and 10th avs..F 503, S 777, W 1071.
n s, bet 10th and 11th avs..150, (946), B 947.
s s, bet 10th and 11th avs..106, B 115, G 116, G 117.

55th st, n s, bet 1st and 2d avs..*341, 939, R 950, 983.
s s, bet 2d and 3d avs..633, O 642, H 729.
n s, bet 3d and Lex avs..*374, G 905.
s s, bet Park and Mad avs..P 686.
n s, bet Mad and 5th avs..R 314, 631.
s s, bet Mad and 5th avs..766.
n s, bet 5th and 6th avs..106, (154).
s s, bet 5th and 6th avs..(154), H 156, B 593, 812, B 819, E 948.
n s, bet 6th and 7th avs..631, 676, 721,
s s, bet 6th and 7th avs..898.
s s, bet 7th and 8th avs..M 76.
n s, bet 8th and 9th avs..C 73, S 596.
s s, bet 8th and 9th avs..C 73, (461), C 593.
n s, bet 9th and 10th avs..C 73.
s s, bet 9th and 10th avs..C 73.
n s, bet 10th and 11th avs..(72), C 73.
s s, bet 10th and 11th avs..18, L 31, *223, *374, 417, M 866.
s s, west of 11th av..228, G 237.

56th st, n s, bet Av A and 1st av..L 75, L 157, 721, 722, L 730, 812, L 821, M 821.
n s, bet 1st and 2d avs..587, S 596.
s s, bet 1st and 2d avs..†202, *223, 497, K 503, 812, H 821, J 821, H 865, J 865.
n s, bet 2d and 3d avs..(114), S 551.
n s, bet 3d and Lex avs..B 863.
s s, bet 3d and Lex avs..F 729.
n s, bet Lex and Park avs..P 950.
s s, bet Park and Mad avs..F 116, R 642.
n s, bet 5th and 6th avs..G 156, 344, E 424.
s s, bet 5th and 6th avs..148, T 158, 1064.
s s, bet 6th and 7th avs..456, M 463, 898.
n s, bet 7th and 8th avs..1025.
s s, bet 7th and 8th avs..814; 898.
n s, bet 8th and 9th avs..106, *582.
n s, bet 9th and 10th avs..188, 228, 585, 939, W 951.
s s, bet 9th and 10th avs..C 73, S 278, M 464, M 641, M 686.
n s, bet 10th and 11th avs..C 73, (1068).
s s, bet 10th and 11th avs..C 73.

57th st, s s, east of Av A..Z 464.
s s, bet Av A and 1st av..Z 464, B 1028.
n s, bet 1st and 2d avs..F 116, 228, 230, S 238, B 819, S 1032.
s s, bet 1st and 2d avs..E 820.
n s, bet 2d and 3d avs..*101, 148, 228, T 239, B 312, (422), (423), (461), 585, 586, E 684.
s s, bet 2d and 3d avs..F 156, 188, B 195, W 199.
n s, bet 3d and Lex avs..22.
s s, bet 3d and Lex avs..190, W 199, 306.
n s, bet Mad and 5th avs..270, M 277.
s s, bet Mad and 5th avs..C 683, E 864, W 868.
n s, bet 5th and 6th avs....L 117, 766, 1064.
s s, bet 5th and 6th avs..769, W 823.
s s, bet 6th and 7th avs..228, V 239, †364, †793.
n s, bet 7th and 8th avs..T 119, (818), (988), 1022.
n s, bet 8th and 9th avs..228, H 237, 542, W 867.
n s, bet 9th and 10th avs..63, *101, 148, 228, S 239, 586, 630, 676, E 820, P 906.
s s, bet 9th and 10th avs..898, M 1031.
n s, bet 10th and 11th avs..722, †839.
s s, bet 10th and 11th avs..A 28, (1068).
n s, west of 11th av..(275).
s s, west of 11th av..(194).

58th st, n s, bet Av A and 1st av..R 425, 722, R 731.
s s, bet Av A and 1st av..E 684, K 821.
n s, bet 1st and 2d avs..K 30, 106, S 118, G 350, 377, 722, N 822.
s s, bet 1st and 2d avs....456, R 464, 497.
n s, bet 2d and 3d avs....542, K 550, *935.
s s, bet 2d and 3d avs..E 639, E 684.
s s, bet Lex and Park avs..766, 856, 898.
n s, bet Park and Mad avs..(461), 632.
s s, bet Park and Mad avs..270, H 276.
n s, bet Mad and 5th avs..L 989.
n s, bet 5th and 6th avs..F 74, 631, F 640, P 776.
s s, bet 5th and 6th avs..631.
s s, bet 6th and 7th avs..231, A 235, A 236, M 238, †521, M 730.
n s, bet 7th and 8th avs..(114).
s s, bet 8th and 9th avs..18, 63, 106, G 117, 377, F 385, N 595, F 864.
s s, bet 9th and 10th avs..18, 19, H 30, M 730.
n s, bet 10th and 11th avs..498.
s s, bet 10th and 11th avs..(312), M 313, (422), (501).
s s, west of 11th av..(275).

59th st, s s, east of Av A..†202, 343,
s s, bet Av A and 1st av..S 158.
s s, bet 1st and 2d avs..M 31, V 119.
s s, bet 2d and 3d avs..S 278, K 594.
n s, bet 3d and Lex avs..(383).
s s, bet 3d and Lex avs..S 731.
n s, bet Lex and Park avs..63, (72), M 75.
s s, bet Lex and Park avs..(773).
s s, bet Park and Mad avs..(461), 632.
s s, bet 5th and 6th avs..P 776.
s s, bet 6th and 7th avs..W 239, W 240.
s s, bet 7th and 8th avs..G 685, O 686.
n s, bet 8th and 9th avs..(383).
s s, bet 8th and 9th avs..19, C 29, (773), M 776, (1028), L 1030, P 1031.
n s, bet 10th and 11th avs..D 155.

60th st, n s, bet Av A and 1st av....228, (235).
n s, bet 1st and 2d avs..G 729.
n s, bet 2d and 3d avs..M 118, 898, C 947.
s s, bet 2d and 3d avs..377.
n s, bet 3d and Lex avs..N 866, C 1069.
n s, bet Lex and Park avs..631, V 731, 768.
s s, bet Lex and Park avs..148, V 158.
n s, bet C P W and Col av..497, *672.
n s, bet Col and Amsterdam avs..L 641.
n s, bet Amsterdam and West End avs..939, (946), (987).
s s, bet Am and West End avs..(348), G 350, L 594.
n s, West End av and N R..†439, †479.
s s, bet W End av and N R..†439, †479.

61st st, n s, bet Av A and 1st av..*267, 306, 345, 379, †1047.
s s, bet Av A and 1st av..E 684.
n s, bet 1st and 2d avs..A 502.
s s, bet 1st and 2d avs..H 313.
n s, bet 2d and 3d avs....A 349, 418, *628, 859, M 866, *935, 1064.
n s, bet 3d and Lex avs..856.
s s, bet Park and Mad avs..456, 676, R 731.
n s, bet Mad and 5th avs..63.
s s, bet Mad and 5th avs..676.
s s, bet C P W and Col av..(311), (348), 1024.
n s, bet Col and Am avs..*223.
s s, bet Col and Am avs..A 115.
n s, bet Am and West End avs..722, C 728.
s s, bet Am and West End avs..E 462, S 596, 814.

62d st, n s, east of Av A..379, †1047.
s s, east of Av A..108.
n s, bet Av A and 1st av..†1047.
s s, bet Av A and 1st av..108, C 115, 379, †1047.
s s, bet 1st and 2d avs..377.
s s, bet 2d and 3d avs..D 462.
n s, bet 3d and Lex avs..T 239, 457,
n s, bet Lex and Park avs..B 774.
s s, bet Lex and Park avs..63, B 73, J 74, P 686.
n s, bet Park and Mad avs..K 865.
s s, bet Park and Mad avs..898, K 905.
s s, bet Mad and 5th avs..N 464, M 551.
n s, bet C P W and Col av..†255.
n s, bet Col and Am avs..G 197.
s s, bet Col and Am avs..417, 456.
n s, bet Am and W End avs..63, G 156.
s s, bet Am and W End avs..(548), S 731, 856, (863), S 867.

63d st, s s, east of Av A..(383).
n s, bet Av A and 1st av..A 462, L 463.
s s, bet Av A and 1st av..†1047.
n s, bet 1st and 2d avs..R 595.
s s, bet 1st and 2d avs..417, 939, (946), L 949.
n s, bet 2d and 3d avs..766.
s s, bet 2d and 3d avs..†479, 766.
n s, 3d and Lex avs..856.
s s, bet 3d and Lex avs..228, M 238.
n s, bet Lex and Park avs..109, C 116, L 277, G 1029, G 1030.
n s, bet Park and Mad avs..G 1070.
s s, bet Park and Mad avs..W 686.
s s, bet Mad and 5th avs..D 502, *1018, 1024.
s s, bet C P W and Col av..†255.
s s, bet Am and W End avs..C 774, C 819.

64th st, s s, bet Av A and 1st av..(682).
n s, bet 1st and 2d avs..†293.
s s, bet 1st and 2d avs..R 1071.
s s, bet 2d and 3d avs..148, 188, 306, (311).
n s, bet 3d and Lex avs..344, M 350.
s s, bet 3d and Lex avs..D 502.
n s, bet Lex and Park avs..C 196, †293.
s s, bet Lex and Park avs..188, 270, 631, Z 643.
n s, bet Park and Mad avs..N 350, 542, N 1031, B 1069.
s s, bet Park and Mad avs..†202, 900.
s s, bet C P W and Col av..B 728.
n s, bet Col and Amst avs..*267, 766.
s s, bet Col and Amst avs..C 424, 812, R 822.
n s, bet Amst and W End avs..S 351, †521, B 947.
s s, bet Amst and W End avs..898, G 948, G 949.
n s, bet W End av and H R..(727).

65th st, n s, bet Av A and 1st av..(727), 1022.
n s, bet 1st and 2d avs..H 865.
s s, bet 1st and 2d avs..148, N 157.
s s, bet 3d and Lex avs..H 74.
n s, bet Lex and Park avs..148, 722.
s s, bet Lex and Park avs..63.
n s, bet Park and Mad avs..†202, B 1029.
s s, bet Park and Mad avs..S 686.
n s, bet Mad and 5th avs..†123.
s s, bet Mad and 5th avs..B 1069.
s s, bet C P W and Col av..631.
s s, bet Col and Amst avs..19, 106, S 464, E 549, 722, 983.
s s, bet Amst and W End avs..B 774.

66th st, s s, bet Av A and 1st av..T 991.
n s, bet 1st and 2d avs..722, J 729, W 731.
s s, bet 1st and 2d avs..722, 812, L 821, †923, L 1030.
n s, bet 2d and 3d avs..63, H 550.
n s, bet 3d and Lex avs..(1028).
s s, bet 3d and Lex avs..(592).
s s, bet Park and Mad avs..J 30, 676.
s s, bet Mad and 5th avs..S 867.
n s, bet C P W and Col av..900.
s s, bet C P W and Col av..586, 1022, L 1031.
n s, bet Col and Amst avs..B 155, 228, (727), 939.
s s, bet Col and Amst avs..F 503.
n s, bet Amst and W End avs..63, K 74, 106, K 350, G 424, K 776, K 821, 898, K 905, W 907, K 949, (1068).

67th st, s s, bet Av A and 1st av..21, 108, B 115, M 821, S 906.
s s, bet 1st and 2d avs..722, J 729.
s s, bet 2d and 3d avs..W 426, L 594, 812, F 820.
n s, bet 3d and Lex avs..(773).
n s, bet Park and Mad avs..586, M 594, 856.
n s, bet Mad and 5th avs..148, V 158.
n s, bet C P W and Col av..228, 379, B 384, (547), (638).
s s, bet C P W and Col av..148, H 156, (383), (682).
s s, bet Col and Amst avs..A 115.
s s, bet Amst and W End avs..(946).
n s, bet W End av and H R..(548), M 551, (773), M 776.
s s, bet W End av and H R..M 350.

68th st, n s, east of Av A..C 29.
n s, bet Av A and 1st av..*672, 812, M 822.
s s, bet Av A and 1st av..19.
s s, bet 2d and 3d avs..63, K 1030.
s s, bet 3d and Lex avs..E 639.
s s, bet Park and Mad avs..306.
n s, bet C P W and Col av..A 28, (274), 306, 379, 418, A' 639, H 685, 722, R 731, 856, 858, 898.
s s, bet C P W and Col av..856.
n s, bet Col and Amst avs..†84, 899.
n s, bet Amst and W End avs..766.
s s, bet Amst and W End avs..†160.
s s, bet W End av and H R..63, (114).

69th st, s s, bet 1st and 2d avs..63, 344, 898.
n s, bet 2d and 3d avs..188, C 196, 270, 542, S 551.
n s, bet 3d and Lex avs..S 823.
n s, bet Lex and Park avs..V 464.
n s, bet C P W and Col av..19.
s s, bet C P W and Col av..586, S 642, M 1071.
n s, bet Col and Amst avs..J 685.
s s, bet Col and Amst avs..306, S 1032.
n s, bet Amst and West End avs..230, B 349.
s s, bet Amst and W End avs..147, H 156, 765, 766.
n s, bet W End av and H R..T 239, *493, (547), R 551, 898, M 950.
s s, bet W End av and H R..(194), K 350, (682), (773), (946).

70th st, n s, east of Av A..19, 228, F 385, 983.
s s, east of Av A..U 552.
s s, bet Av A and 1st av..106, (194), *626, 676.
n s, bet 1st and 2d avs..19, R 32, K 156, 856.
s s, bet 1st and 2d avs..(72), 106.
s s, bet 2d and 3d avs..R 32, E 196, (235).
n s, bet 3d and Lex avs..F 775, C 947.
n s, bet Lex and Park avs..R 686.
s s, bet Lex and Park avs..C 864.
s s, bet Mad and 5th avs..676, C 683.
n s, bet C P W and Col av..H 463, 898.
s s, bet C P W and Col av..377, S 990.
s s, bet Col and Amst avs..D 196, 228, D 236.
n s, bet Amst and W End avs..270, D 276, T 426, 456, V 464, 497, H 503, 939.
s s, bet Amst and W End avs..C 819.
s s, bet W End av and H R..C 29, 188, G 197, 270, C 276, 542, K 550, (682), C 683.

71st st, n s, east of Av A..(727).
n s, bet Av A and 1st av..(114), P 157, (547), 1024.
s s, bet Av A and 1st av..(114).
n s, bet 1st and 2d avs..228, K 237, (311).
n s, bet 2d and 3d avs..W 77, G 775, 984, T 1032.
s s, bet 2d and 3d avs..W 1032.
n s, bet 3d and Lex avs..†36, L 198, L 463, 983.
s s, bet 3d and Lex avs..(638), (988).
n s, bet C P W and Col av..M 117, S 426, (817).
s s, bet C P W and Col av..W 158.
n s, bet Col and Amst avs..D 819, E 948.
n s, bet Amst and W End avs..A' 683, (817), G 820, D 948.
s s, bet Amst and W End avs..D 549, (682).
n s, bet W End av and H R..L 550, S 951.
s s, bet W End av and H R..306, J 463.

72d st, n s, east of Av A..631, K 1070.
s s, east of Av A..C 424, (727).
n s, bet Av A and 1st av..B 384, D 593, S 642, 678, 722, C 728, C 729, 859.
s s, bet Av A and 1st av..*452, 676.
n s, bet 1st and 2d avs..106, (235), 586, C 904, C 947.
s s, bet 1st and 2d avs..G 156, 586.
n s, bet 2d and 3d avs..S 157, 542, D 639, 722.
s s, bet 2d and 3d avs..K 117.
n s, bet 3d and Lex avs..T 552, S 777.
s s, bet 3d and Lex avs..K 775.
n s, bet Lex and Park avs..L 685, L 989.
s s, bet Lex and Park avs..19, D 29, B 196, 1022.
n s, bet Park and Mad avs..W 239.
s s, bet Park and Mad avs..C 819.
n s, bet C P W and Col av..C 639, E 905.
s s, bet C P W and Col av..455, R 990.
n s, bet Col and Amst avs..19, B 28, R 278, 344, S 351, 856, B 864.
s s, bet Col and Amst avs..19, S 32, A 592, 631, B 639.
n s, bet Amst and W End avs..E 424, 940.
s s, bet Amst and W End avs..722, 812.
s s, bet W End av and Riverside Drive.. D 988.

73d st, n s, east of Av A..*1018, 1024.
s s, east of Av A..631.
n s, bet Av A and 1st av..E 640, F 640, N 776.
s s, bet Av A and 1st av..(348), H 350, K 463, H 640, K 641, N 776.
n s, bet 1st and 2d avs..631.
s s, bet 1st and 2d avs..(817).
n s, bet 2d and 3d avs..377, P 386, 940.
s s, bet 2d and 3d avs..S 157, 188, S 199, E 988, B 1029, R 1032.
n s, bet 3d and Lex avs..766, G 775.
n s, bet Lex and Park avs..R 76.
s s, bet Park and Mad avs..E 905, S 951.
n s, bet Mad and 5th avs..K 594, 722.
s s, bet Mad and 5th avs..M 313, M 350.
n s, bet Col and Amst avs..63, A' 72, 188, 543.
s s, bet Col and Amst avs..C 73, M 198, M 504, 631, 676, H 729, F 864 (903), E 948, 983.
n s, bet Amst and W End avs..T 552.
s s, bet Amst and W End avs..19, M 31, J 424, R 731, 766, 856, H 865.
s s, bet W End av and Riverside Drive.. 149, M 157, S 686.

74th st, s s, east of Av A..63, (72), K 74, S 158, 228.
n s, bet Av A and 1st av..(274), (348), 812, M 821.
s s, bet Av A and 1st av..19, 456, K 463, 857, (946), D 948, 983.
n s, bet 1st and 2d avs..(591), (638), S 642, (727), E 819.
s s, bet 1st and 2d avs..W 239, G 313.
n s, bet 2d and 3d avs..G 385.
s s, bet 2d and 3d avs..148, J 156, G 385, 417, 722, 898.
s s, bet 3d and Lex avs..(638).
n s, bet Park and Mad avs..C 1069.
s s, bet Park and Mad avs..B 312.
n s, bet C P W and Col av..S 199, 228, 377, 856, 858.
n s, bet Col and Amst avs..E 1070.
s s, bet Col and Amst avs..19, 106, 228.
n s, bet Amst and W End avs..M 386, B 592, D 864.
s s, bet Amst and W End avs..898.
n s, bet W End av and Riverside Drive.. M 641, E 775.

75th st, n s, bet Av A and 1st av..B 29, 106, S 386, *853, 941.
s s, bet Av A and 1st av..B 115, L 117, 148, (547), A 639, 1022.
n s, bet 1st and 2d avs..T 505, (547).
n s, bet 2d and 3d avs..19.
s s, bet 2d and 3d avs..63, C 384, 417, S 425, C 819.
n s, bet 3d and Lex avs..S 642.
s s, bet 3d and Lex avs..F 385, 766 (863).
n s, bet Lex and Park avs..812, B 819, 898.
s s, bet Lex and Park avs..(383), (461).
n s, bet Park and Mad avs..M 157, M 990.
s s, bet Park and Mad avs..L 866.
n s, bet C P W and Col av..417, S 426.
s s, bet C P W and Col av..228, S 238, C 774.
n s, bet Col and Amst avs..722, R 731.
s s, bet Col and Amst avs..N 504, 898.
n s, bet Amst and W End avs..E 549.
n s, bet W End av and Riverside Drive.. 678, 856, B 863, †1047.

76th st, n s, east of Av A..345, 497, 941.
s s, east of Av A..456, *672, 983, 1022.
n s, bet Av A and 1st av..497, K 989, 1022, B 1029, 1064.
s s, bet Av A and 1st av..19, S 32, 631, 676, 1065.
n s, bet 1st and 2d avs..812.
s s, bet 1st and 2d avs..188.
n s, bet 2d and 3d avs..63, M 75, 940, K 949.
s s, bet 2d and 3d avs..B 819, (863).
n s, bet Lex and Park avs..C 115.
s s, bet Lex and Park avs..L 117, F 685.
n s, bet Park and Mad avs..H 594.
s s, bet Park and Mad avs..E 29.
n s, bet Mad and 5th avs..†702.
n s, bet Col and Amst avs..344, T 552, M 822, 1064.
s s, bet Col and Amst avs..188, 377, 378, N 504, R 642, 722, 766, 856, K 865, L 865, 898, 940, D 948.
n s, bet Amst and W End avs..J 865, E 948.
n s, bet W End av and Riverside Drive.. 631, M 641, L 949, B 1069.

77th st, s s, east of Av A..*183, 188.
n s, bet Av A and 1st av..1022, M 1031.
s s, bet Av A and 1st av..A 195, 1022, B 1029.
s s, bet 1st and 2d avs..A' 28, S 386, S 823, 856.
n s, bet 2d and 3d avs..456, G 463, *672, E 819, 898.
s s, bet 2d and 3d avs..O 198, S 199, W 1032.
n s, bet 3d and Lex avs..1024.
n s, bet Lex and Park avs..E 462.
s s, bet Lex and Park avs..678.
n s, bet Park and Mad avs..766, 812, 856.
s s, bet Park and Mad avs..1022.
n s, bet Mad and 5th avs..S 867.
s s, bet C P W and Col av..W 158, M 198, M 906, 940.
n s, bet Col and Amst avs..H 949.
s s, bet Col and Amst avs..542, C 549, W 777.
s s, bet Amst and W End avs..188.
n s, bet W End ave and Riverside Drive.. 63, 106, W 119, C 1069.
s s, bet W End av and Riverside Drive.. 586, R 595.

78th st, n s, bet Av A and 1st av..63, M 75, 856.
s s, bet Av A and 1st av..587, 676.
n s, bet 1st and 2d avs..228, 229, P 867.
s s, bet 1st and 2d avs..*101, 106, *183, E 236, M 238, *303, (422), 497.
n s, bet 2d and 3d avs..229, K 237, L 237, M 238.
s s, bet 2d and 3d avs..19, 63, G 74, *582, 631, 856, G 865, 940, F 948.
n s, bet 3d and Lex avs..E 549, F 864.
s s, bet 3d and Lex avs..417, L 425.
n s, bet Lex and Park avs..631, K 641, P 906.
s s, bet Park and Mad avs..812, L 821.
n s, bet Mad and 5th avs..S 595.

NOTE.—When in doubt as to the meaning of the signs used, consult the key on page 3.

s s, bet Mad and 5th avs..*58, 417, 456, 631, H 640.
n s, bet Col and Amst avs..270, 456, E 549, 676, O 686, E 820, W 823.
s s, bet Col and Amst avs..H 197.
n s, bet Amst and W End avs..631.
n s, bet W End av and Riverside Drive.. D 988.
s s, bet W End av and Riverside Drive.. 148, U 158, C 276, 631, W 643, 940.

79th st, n s, east of Av A..63, C 73, †1006.
s s, bet Av A and 1st av..63, N 76, T 77.
n s, bet 1st and 2d avs..19, S 32.
s s, bet 1st and 2d avs..*101, 306, F 312, W 732, 812, 1022, S 1032.
n s, bet 2d and 3d avs..378, R 386, W 552, R 777, *895.
s s, bet 2d and 3d avs..769, E 820.
n s, bet 3d and Lex avs..*672, G 865.
s s, bet 3d and Lex avs..S 426.
n s, bet Lex and Park avs..S 238, 898.
s s, bet Lex and Park avs..V 596, W 731, E 988.
n s, bet Park and Mad avs..456.
s s, bet Park and Mad avs..S 906, L 990.
n s, bet Madison and 5th avs..D 549.
s s, bet Mad and 5th avs..R 686, E 905, E 948.
n s, bet Col and Am avs..188, S 199, J 503.
s s, bet Col and Am avs..497, E 819.
n s, bet Am and W End avs..(27), C 276, 813.
s s, bet Am and W End avs..R 950.
s s, bet W End av and Riverside Drive.. R 551, 858.

80th st, n s, east of Av A..(194), 307, *374.
s s, east of Av A..497.
n s, bet Av A and 1st av..983, L 1031.
s s, bet Av A and 1st av..B 384.
n s, bet 1st and 2d avs..677.
s s, bet 1st and 2d avs..306.
n s, bet 2d and 3d avs..898, B 904.
s s, bet 2d and 3d avs..306, 378, O 386, 898, B 904, 940.
n s, bet 3d and Lex avs..306, B 312, (422), 540, †614, H 821.
s s, bet 3d and Lex avs..*452, 722, S 731, 766.
n s, bet Lex and Park avs..N 198.
n s, bet Park and Mad avs..A 423, S 822.
s s, bet Park and Mad avs..W 731, S 867.
n s, bet Col and Am avs..(27), B 72, P 76, 378.
s s, bet Col and Am avs..G 197, 378, 456, C 462, (638), H 729.
n s, bet Am and W End avs..306, S 595, R 990.
s s, bet Am and W End av..631.
n s, bet W End av and Riverside Drive.. 1024.
s s, bet W End av and Riverside Drive.. 308.

81st st, n s, east of Av A..22, D 29.
s s, east of Av A..766, S 990, B 1069.
n s, bet Av A and 1st av..(817), S 906, H 1070.
n s, bet 1st and 2d avs..M 157, M 277, 586.
s s, bet 1st and 2d avs..E 864.
n s, bet 2d and 3d avs..19, F 29, 940, K 949.
s s, bet 2d and 3d avs..19, W 33, 188, W 199, S 278, 586.
n s, bet 3d and Lex avs..T 426, 456, B 462, 631.
s s, bet 3d and Lex avs..344, G 350, 631, S 642.
n s, bet Lex and Park avs..F 1029.
n s, bet Park and Mad avs..M 866.
s s, bet Park and Mad avs..*762, S 867.
n s, bet Mad and 5th avs..857, H 865, 898.
n s, bet C P W and Col av..M 157, (818).
n s, bet Col and Am avs..857, M 1071.
s s, bet Col and Am avs..19, N 277, 378, (501), E 820.
n s, bet Am and W End avs..456, B 462, D 549.
s s, bet Am and W End avs..766, H 775, R 990.

82d st, s s, east of Av A..542, E 593, 898.
s s, bet Av A and 1st av..148, F 948, B 1069.
n s, bet 1st and 2d avs..19, M 31, (987).
s s, bet 1st and 2d avs..A 195, R 199.
n s, bet 2d and 3d avs..63, 378, J 424, 812, 940.
s s, bet 2d and 3d avs..1064, H 1070.
n s, bet 3d and Lex avs..542, W 552.
n s, bet Lex and Park avs..631, C 683, 940.
s s, bet Lex and Park avs..631.
s s, bet Mad and 5th avs..859.
n s, bet C P W and Col av..P 76, 230, H 237, 344, 631, S 642, 812.
n s, bet Col and Am avs..306, B 312, B 1028.
n s, bet Am and W End avs..230, Z 240, 543, 632, 723.
s s, bet Am and W End avs..A 28, 418, A 639, 858.
n s, bet W End av and Riverside Drive.. N 866.
s s, bet W End av and Riverside Drive.. *183, 344.

83d st, n s, east of Av A..M 464, 940.
s s, east of Av A..K 313, T 464, (548), T 867, 1022, N 1031.
n s, bet Av A and 1st av..19, S 314, E 462, H 463.
s s, bet Av A and 1st av..D 156, 722, L 730, G 1070.
n s, bet 1st and 2d avs..812, B 818, C 819, N 822.
s s, bet 1st and 2d avs..S 642.
n s, bet 2d and 3d avs..J 1070.
s s, bet 2d and 3d avs....631, J 640, (682), D 683, R 950.
n s, bet Lex and Park avs..J 385, *1061.
s s, bet Lex and Park avs..229, †328, C 1029.
n s, bet Park and Mad avs..C 349.
s s, bet Mad and 5th avs..S 314.
n s, bet C P W and Col av..(235), 456, H 463, 766, B 774, 857.
s s, bet C P W and Col av..19, H 30, 63, 106, E 684, S 731.
n s, bet Col and Am avs..E 905.
n s, bet Am and W End avs..189, L 198.
s s, bet Am and W End avs..230, Z 240, †403, 543, 632, 723.
n s, bet W End av and Riverside Drive.. 148.
s s, bet W End av and Riverside Drive.. 417, B 423, 456.

84th st, n s, east of Av A..U 426, 631, B 864, 940, G 1070.
s s, east of Av A..230, J 729, 940.
n s, bet Av A and 1st av..188, W 199, E 820, 857, 983, R 1031.
s s, bet Av A and 1st av..P 76.
n s, bet 1st and 2d avs..C 988.
s s, bet 1st and 2d avs..378, F 385.
n s, bet 2d and 3d avs..P 199, 416, P 595, P 686, P 866.
s s, bet 3d and Lex avs..378, 417, S 642, 857, W 868, 983.
n s, bet Park and Mad avs....1022, N 1031.
s s, bet Park and Mad avs..C 349.
n s, bet C P W and Col av..148, 812, D 819, F 820, F 864.
n s, bet Col and Am avs..Y 33, 188, R 199, E 684, 766, B 1029, M 1031.
s s, bet Col and Am avs..A 28, 63, W 77, (235), 344, K 550, H 989, 1022.
n s, bet Am and W End avs..188, G 905, L 1030.
s s, bet Am and West End avs..L 463, L 503.
n s, W End av and Riverside Drive....C 864.
s s, bet W End av and Riverside Drive.. 188, O 198, 270, K 277, 812.

85th st, n s, east of Av A..63, H 74.
s s, east of Av A..270, S 278, S 387, 497.
n s, bet Av A and 1st av..229, B 236, V 823.
s s, bet Av A and 1st av..S 157, S 158, B 276, S 552, 898.
n s, bet 1st and 2d avs..19, W 33, W 505, B 548.
s s, bet 1st and 2d avs..M 118, 1064.
n s, bet 2d and 3d avs..63, G 74, M 950.
s s, bet 2d and 3d avs..1022.
n s, bet Park and Mad avs..19, 306, 378.
s s, bet Park and Mad avs..G 729.
s s, bet Mad and 5th avs..A 155.
n s, bet C P W and Col av..497, W 505, 587, C 593.
s s, bet C P W and Col av..106.
n s, bet Col and Am avs..19, D 29, S 33, W 33, 106, S 118, 766.
s s, bet Col and Am avs..19, M 31, T 867.
n s, bet Am and W End avs..E 424, 587, S 595, 899, B 1029.
s s, bet Am and W End avs..(461).
n s, bet W End av and Riverside Drive ..497, G 503, H 503.
s s, bet W End av and Riverside Drive.. E 424, *762, 812, 1064, R 1071.

86th st, n s, east of Av A..L 821.
s s, east of Av A..R 199, (818).
n s, bet Av A and 1st av..19, V 33, 417, 766, M 1031.
n s, bet 1st and 2d avs..812, B 864.
s s, bet 1st and 2d avs..(1028), 1064, (1068).
n s, bet 2d and 3d avs..(727).
s s, bet 2d and 3d avs..106, S 951.
n s, bet 3d and Lex avs..S 777.
s s, bet Lex and Park avs..(987).
n s, bet C P W and Col av..*452.
s s, bet C P W and Col av..†479, 587, C 593.
n s, bet Col and Am avs..E 819.
s s, bet Col and Am avs..K 865, 1023.
n s, bet Am and W End avs..899.
s s, bet Am and W End avs..E 424, 899.
n s, bet W End av and Riverside Drive.. 497, T 552, 586.
s s, bet W End av and Riverside Drive.. S 314, 678, W 867.

87th st, n s, east of Av A..188.
s s, east of Av A..K 550.
s s, bet Av A and 1st av..940.
n s, bet 1st and 2d avs..C 728.
s s, bet 1st and 2d avs..A 275.
n s, bet 2d and 3d avs..19, B 28, *672, 769.
s s, bet 2d and 3d avs..C 819.
n s, bet 3d and Lex avs..631.
s s, bet Lex and Park avs..(818).
n s, bet Park and Mad avs..N 31.
n s, bet Mad and 5th avs..188, 190.
s s, bet Mad and 5th avs..190, B 639.
s s, bet C P W and Col av..812, V 823, W 1032.
n s, bet Col and Amst avs..63, M 75, 106, L 117, L 1070.
s s, bet Col and Am avs..270, F 276.
n s, bet Am and W End avs..(422), A 904, G 948, N 950.
s s, bet Am and W End avs..899.
n s, bet W End av and Riverside Drive.. L 776, P 777, 940, K 949.
s s bet W End av and Riverside Drive.. †202, P 551.

88th st, n s, east of Av A..19, W 278.
s s, east of Av A..19, W 33.
n s, bet Av A and 1st av..C 73.
s s, bet Av A and 1st av..J 117, 941, H 949, I 949.
s s, bet 1st and 2d avs..M 641.
s s, bet 2d and 3d avs..H 503.
n s, bet Lex and Park avs..22.
s s, bet Lex and Park avs..L 503.
n s, bet Park and Mad avs..149.
s s, bet Park and Mad avs..898, (903).
s s, bet Mad and 5th avs..W 199.
n s, bet C P W and Col av..586, 631, G 729.
s s, bet C P W and Col av..*303, 306, V 351, (946).
n s, bet Col and Am avs..L 31, 63, 270, W 278, G 313, (461), 497, W 643, G 729, C 1029, L 1030.
s s, bet Col and Am avs..417, C 424, M 425, S 551, R 951, S 951, 1064, C 1069.
n s, bet Am and W End avs..E 116.
s s, bet Am and W End avs..S 906.
s s, bet W End av and Riverside Drive.. B 384, 542, R 551.

89th st, s s, east of Av A..E 196, E 640.
s s, bet Av A and 1st av..378, B 384.
n s, bet 1st and 2d avs..149, S 158.
s s, bet 1st and 2d avs..(501).
n s, bet 2d and 3d avs..456, 812, V 823, 898.
s s, bet 2d and 3d avs..19, 586, G 594, 1025.
s s, bet 3d and Lex avs..W 239.
s s, bet Lex and Park avs..S 822, 940.
s s, bet Park and Mad avs..L 550.
s s, bet Mad and 5th avs..E 73, E 683.
n s, bet C P W and Col av..631, L 641,
s s, bet C P W and Col av..586.
n s, bet Col and Am avs..148, D 156.
s s, bet Col and Am avs..108.
n s, bet Am and W End avs..938.
s s, bet W End av and Riverside Drive.. 188, M 198, M 277, E 819, 940, P 950, 1065.

90th st, n s, bet Av A and 1st av..E 684, (727).
n s, bet 1st and 2d avs..M 117.
s s, bet 2d and 3d avs...766.
n s, bet 3d and Lex avs..B 73.
n s, bet Lex and Park avs..G 30.
s s, bet Lex and Park avs..941, (1028).
n s, bet C P W and Col av..19, E 1029, A 1069.
s s, bet C P W and Col av..19, 22, B 28, (235), 766.
n s, bet Col and Am avs..63, S 76, C 593.
s s, bet Col and Am avs..C 196, F 729.
n s, bet Am and W End avs..K 821.
s s, bet Am and W End avs..938.
s s, bet W End av and Riverside Drive.. 586, G 593.

91st st, n s, bet Av A and 1st av..H 350, 498.
s s, bet Av A and 1st av..(311), 456, S 464, 768, A 774, B 1029, P 1031, S 1032.
n s, bet 1st and 2d avs..229, 1064.
n s, bet 2d and 3d avs..†242.
s s, bet 3d and Lex avs..63, R 76, 940.
n s, bet Lex and Park avs..456.
s s, bet Lex and Park avs..19, S 76, 812.
s s, bet Park and Mad avs..L 503.
n s, bet C P W and Col av..19, (27), F 29, J 905, S 951.
s s, bet C P W and Col av..378, 631, W 642, E 1029.
n s, bet Col and Am avs..L 75.
s s, bet Col and Am avs..106, 229, 767.
s s, bet Am and W End avs..229, 631, G 640, 767.
s s, bet W End av and Riverside Drive.. B 196, W 239.

92d st, s s, bet 1st and 2d avs..M 425, 456, M 463, S 464.
n s, bet 3d and Lex avs..456.
s s, bet 3d and Lex avs..B 28, B 29.
n s, bet Lex and Park avs..(592).
s s, bet Lex and Park avs..*341, 497, R 504.
s s, bet Park and Mad avs..C 349, L 350.
n s, bet Mad and 5th avs..†202.
s s, bet Mad and 5th avs..63, G 74, F 729, S 731, S 951, L 1030.
n s, bet C P W and Col av..L 75.
s s, bet C P W and Col av..W 33, †123, (547), 812, (817), K 1030.
n s, bet Col and Am avs..S 1032.

n s, bet Amst and W End avs..940, L 989.
s s, bet Amst and W End avs..S 158, 542.
n s, bet W End av and Riverside Drive.. M 31, 586, 814, R 950.

93d st, n s, bet 1st and 2d avs..W 33, E 684, 722, S 731.
n s, bet 2d and 3d avs..229, 231.
n s, bet 3d and Lex avs..270, R 595.
s s, bet 3d and Lex avs..C 73, (384), W 907, F 1070.
s s, bet Park and Mad avs..K 1030.
n s, bet Mad and 5th avs..542.
n s, bet C P W and Col av..C 196, 305, 722, F 729.
s s, bet C P W and Col av..677, 722.
n s, bet Col and Am avs..W 77, 270, 456, B 462, 497, W 505.
s s, bet Col and Am avs..G 156, M 595.
n s, bet Am and W End avs..1024.
s s, bet Am and W End avs..R 157, R 731, P 950.
n s, bet W End av and Riverside Drive.. 229, 1064.
s s, bet W End av and Riverside Drive.. 19, A 28, S 32, †293.

94th st, n s, bet Av A and 1st av..65, E 116.
n s, bet 1st and 2d avs..(592), B 593.
s s, bet 1st and 2d avs..63, 64, K 949, E 988.
n s, bet 2d and 3d avs..631, G 865, S 951.
s s, bet 2d and 3d avs..229, 270, 306, 308, (312).
n s, bet 3d and Lex avs..106, F 116, 417,
s s, bet Park and Mad avs..498.
n s, bet C P W and Col av..19, 456, *537, 542, 632, 677, 857, A 863, G 865.
s s, bet C P W and Col av..H 550.
n s, bet Col and Am avs..W 643, S 951.
s s, bet Col and Am avs..E 593, 677, E 820, 1064, R 1071.
n s, bet Am and W End avs..(1068), B 1069.
s s, bet Am and W End avs..*537, *1061, 1065.
n s, bet W End av and Riverside Drive.. †255, F 989.
n s, bet W End av and Riverside Drive.. 106, U 119, 457, 542, O 551.

95th st, s s, bet Av A and 1st av..984.
n s, bet 1st and 2d avs..64, K 75, P 76, 270, (348), (638), 767, K 775, G 949, 983.
s s, bet 1st and 2d avs..106, I 117, L 117, (154), (194), 270, 345, 1023, (1028), M 1031.
s s, bet 2d and 3d avs..542.
s s, bet 3d and Lex avs..E 116, H 905.
n s, bet Lex and Park avs..106, C 115, F 463, 631.
s s, bet Lex and Park avs..19, R 32.
n s, bet Park and Mad avs..N 776, 1064.
s s, bet Mad and 5th avs..542, C 549, *672, 1064.
n s, bet C P W and Col av..W 596.
s s, bet C P W and Col av..148, L 157, 229, 306, S 906.
n s, bet Col and Amst avs..229, 940.
s s, bet Col and Am avs..188, R 199, 417, W 426, O 686, 767.
n s, bet W End av and Riverside Drive.. V 387.

96th st, s s, bet 1st and 2d avs..19, B 28, †565, 767, 1064.
n s, bet 2d and 3d avs..(384).
s s, bet 2d and 3d avs..229, M 238, B 423, 722, B 728, M 990, P 990.
n s, bet 3d and Lex avs..L 463.
s s, bet Lex and Park avs..65, (72), H 74, 1065.
s s, bet Park and Mad avs..814, N 822.
n s, bet Mad and 5th avs..188, 769, 814, 1064.
n s, bet C P W and Col av..106, W 426.
s s, bet C P W and Col av..W 387, 857, S 867, 898.
n s, bet Amst and W End avs..1064.
s s, bet Amst and W End avs..C 73, 457, (727), J 730.
s s, bet W End av and Riverside Drive.. †36, W 158, A 275.

97th st, n s, bet E R and 1st av..306, 458.
n s, bet 1st and 2d avs..19, 64, 148, 983, 1023.
n s, bet 2d and 3d avs..20, 64, K 74, B 195, K 197, L 198, O 314, 417, V 426, W 552, (682), 898, 940.
s s, bet 2d and 3d avs..(235), 497, G 503, 857, (946).
n s, bet 3d and Lex avs..*854, G 865.
s s, bet 3d and Lex avs..148, K 197.
n s, bet Lex and Park avs..586, 631, 677, R 686.
s s, bet Lex and Park avs..677, 767.
n s, bet Park and Mad avs..M 31, M 118, 457, G 463, F 685, F 948.
s s, bet Park and Mad avs..M 75, 106, E 116, (773), L 776, 983, L 989.
n s, bet C P W and Col av..19, 20, G 30.
s s, bet C P W and Col av..F 116.
n s, bet Col and Amst avs..M 1031, Z 1032.

s s, bet Col and Amst avs..S 32, 106, B 115, E 549, T 823.
n s, bet Amst and W End avs..722, M 730.
s s, bet Amst and W End avs..1064.
s s, bet W End av and Riverside Drive.. M 551.

98th st, n s, bet E R and 1st av..(114).
s s, bet E R and 1st av..(114), 306, 458.
s s, bet 1st and 2d avs..(154), (274), *493, (727), 983, M 990.
n s, bet 2d and 3d avs..20, B 73, (114), B 196, 677, 857.
s s, bet 2d and 3d avs..22, B 28, B 196.
s s, bet 3d and Lex avs..*935.
n s, bet Park and Mad avs..G 989, W 991.
s s, bet Park and Mad avs..586, B 592, (727).
n s, bet Mad and 5th avs..(946).
n s, bet C P W and Col av..106, (638), C 904, E 905, R 906.
s s, bet C P W and Col av..229, 307, H 313, 497, 1023.
n s, bet Col and Amst avs..148, F 156, F 236, 378, M 1070.
s s, bet Col and Amst avs..270, H 276, W 351.
n s, bet Amst and W End avs..898.
n s, bet W End av and Riverside Drive.. 632, 678, H 865.

99th st, n s, bet 1st and 2d avs..109, 148, 231, 458, 631, G 640, 724, 984, 1024, H 1030.
n s, bet 2d and 3d avs..984.
s s, bet 2d and 3d av..(547), B 818, 857, O 866.
n s, 3d and Lex avs..(194), 769, M 776.
n s, bet Park and Mad avs..H 237, 587, 767.
s s, bet Park and Mad avs..(27), 229, (383), 940, S 951, S 990.
n s, bet Mad and 5th avs..A 312.
n s, bet C P W and Col av..S 157, R 822, 900, S 1071.
s s, bet C P W and Col av..K 821, 1064.
n s, bet Col and Amst avs..106, F 116, F 197, R 351, B 502, R 990.
s s, bet Col and Amst avs..64.
n s, bet Amst and W End avs..20, H 30, 631, G 640, 677.
s s, bet Amst and W End avs..P 199, 270, L 277, P 386, 767, P 776.
s s, bet W End av and Riverside Drive.. 148, E 593, 898, 1064.

100th st, n s, bet Av A and 1st av..229, 231, B 236, S 238, 379.
n s, bet 1st and 2d avs..P 642, H 775.
s s, bet 1st and 2d avs..109, 587, G 593.
n s, bet 2d and 3d avs..106, E 116, (235), 497.
s s, bet 2d and 3d avs..20, S 76, S 823, (1068), S 1071.
n s, bet 3d and Lex avs..E 593.
s s, bet 3d and Lex avs..64, G 74, 306, L 313, 722, (727), 812, E 820, (1068).
n s, bet Lex and Park avs..106, 188, G 197, *341, *493, *537, 587, S 596, 857.
n s, bet Park and Mad avs..S 158, (235), 457, C 462.
s s, bet Park and Mad avs..*672, 814, D 819.
s s, bet Mad and 5th avs..G 424.
n s, bet C P W and Col av..(591), L 905, (946).
n s, bet Col and Amst avs..344, C 349, (383), (773), M 776, B 819, M 950.
n s, bet Amst and W End avs..417, A 423, (727), T 731, B 864, A 1028.
s s, bet Amst and W End avs..S 464.

101st st, s s, bet Pleasant av and 1st av.. (235), (501), L 503.
n s, bet 1st and 2d avs..20, 106, 188, B 196, 497, M 504, 677, 722, 767, C 774.
s s, bet 1st and 2d avs..(154), (638), S 777, S 779, 983, 984, K 989, (1068).
n s, bet 2d and 3d avs..J 641, G 949, 983.
s s, bet 3d and Lex avs..148.
n s, bet Lex and Park avs..S 32, E 156, W 823.
n s, bet Park and Mad avs..W 33, 631, L 641.
s s, bet Park and Mad avs..64, R 642, *718, (773), 812.
n s, bet Mad and 5th avs..R 504, L 641.
s s, bet C P W and Col av..188, 899.
n s, bet Col and Amst avs..G 821.
s s, bet Col and Amst avs..H 276, 457, H 463, M 463.
n s, bet Amst and W End avs..20, 378, S 387, 457, C 462, 498, O 504, P 504, (946), P 950.
s s, bet Amst and W End avs..†255, (501), W 552, B 864.
n s, bet W End av and Riverside Drive.. 542, N 595.
s s, bet W End av and Riverside Drive.. 417.

102d st, s s, bet Pleasant and 1st avs..20, F 156, 306, F 1029.
n s, bet 1st and 2d avs..812.
s s, bet 1st and 2d avs..20, P 32, 64, 106, P 277, 306, 940.
s s, bet 2d and 3d avs..B 155, R 238, (946).
n s, bet 3d and Lex avs..A 28, 188, 418, (817), 858.
s s, bet 3d and Lex avs..229.
n s, bet Lex and Park avs..230, G 236, E 462, M 464, 497, 542, F 549, *853, 940, L 1070.
s s, bet Lex and Park avs..S 505, S 731.
n s, bet Park and Mad avs..R 351.
s s, bet Park and Mad avs..K 550, G 989.
n s, bet Mad and 5th avs..188.
s s, bet Mad and 5th avs..65.
s s, bet C P W and Col av..20, S 731.
n s, bet Col and Amst avs..188, K 197, 344, B 639, B 683.
n s, bet Amst and W End avs..229, S 239, 586, H 594.
s s, bet Amst and W End avs..106, W 119, F 593, F 685, N 776.
n s, bet W End av and Riverside Drive.. H 685.
s s, bet W End av and Riverside Drive.. M 950.

103d st, n s, bet 1st and 2d avs..M 990.
n s, bet 2d and 3d avs..1023.
n s, bet 3d and Lex avs..(72), M 75, 378, A 384, C 593, K 594, 857.
s s, bet 3d and Lex avs..64, G 74, 344, S 351, 631, H 865, 899, O 906, 1023.
n s, bet Lex and Park avs..678, A 683, C 864, 899, 940, 983, 1023.
s s, bet Lex and Park avs..*762, 814.
n s, bet Park and Mad avs..378, 457, G 463, 812.
s s, bet Park and Mad avs..22.
n s, bet Mad and 5th avs..20, B 28, B 639, E 820.
s s, bet Mad and 5th avs..768.
n s, bet C P W and Col av..107, S 118, 378, B 384, D 384..
s s, bet C P W and Col av..107.
n s, bet C P W and Col av..107, S 118, 378, B 384, D 384.
M 641, P 776.
s s, bet Col and Amst avs..M 157, C 384, 542, F 549, 587.
n s, bet Amst and W End avs..(548), B 947.
s s, bet Amst and W End avs..*183, *267, *341, *414, *493, 631, S 642.
n s, bet W End av and Riverside Drive, L 313, L 989.

104th st, n s, bet 1st and 2d avs..(235), (348).
n s, bet 2d and 3d avs..(27), G 276.
s s, bet 2d and 3d avs..20, H 74, 344, B 349, 417, 457, 542, S 551, E 729, 813.
n s, bet 3d and Lex avs..E 820.
n s, bet Lex and Park avs..271, 379, R 386, S 551.
n s, bet Park and Mad avs..L 641, J 865.
s s, bet Park and Mad avs..190, E 684.
s s, bet Mad and 5th avs..1064.
s s, bet C P W and Col av..M 237, E 549.
n s, bet Col and Amst avs..64, (591).
s s, bet Col and Amst avs..542.
n s, bet Amst and W End avs..B 28, 587.
s s, bet Amst and W End avs..20, D 29, S 32, 631, H 640, K 641.
n s, bet W End av and Riverside Drive.. 378, 457.
s s, bet W End av and Riverside Drive.. 857.

105th st, s s, bet Pleasant and 1st avs..L 595.
n s, bet 1st and 2d avs..B 774, W 777, 813, B 819, S 822.
s s, bet 1st and 2d avs..65, C 73, (348).
n s, bet 2d and 3d avs..378, (773), 899, R 1031.
s s, bet 2d and 3d avs..20, J 30, 457, (863), (946).
n s, bet 3d and Lex avs..K 1070.
n s, bet Lex and Park avs..107.
s s, bet Lex and Park avs..B 423, B 639, 813, C 904, F 1029.
s s, bet Park and Mad avs..20, (114), 767, (946).
n s, bet Mad and 5th avs..190, D 196, *1018, 1064.
s s, bet Mad and 5th avs..270.
s s, bet C P W and Col av..(773), B 774, 857, 983.
n s, bet Col and Amst avs..E 156.
s s, bet Col and Amst avs..940, M 1070.
s s, bet Amst and W End avs..20, W 33, 631.
n s, bet W End av and Riverside Drive.. 107, M 118, 344, N 504.

106th st, n s, bet 1st and 2d avs..M 277, 306, 457, M 464, (638), (863), M 990.
s s, bet 1st and 2d avs..A 236, M 906, L 949, N 990, S 990.
n s, bet 2d and 3d avs..20, U 33, P 157, *537, 722, A 728, S 731, R 777, C 1029.
s s, bet 2d and 3d avs..20, B 28, 497, L 503, (946), (947), L 949.
s s, bet 3d and Lex avs..417, H 989.
n s, bet Lex and Park avs..S 158, (348), M 776, M 1070.

n s, bet Park and Mad avs..229, 899, 983, D 988.
n s, bet Mad and 5th avs..M 75, W 77.
n s, bet C P W and Col av..F 156, 631, B 639, S 642, B 683, 813.
s s, bet C P W and Col av..22, V 505.
n s, bet Col and Amst avs..857, T 867, T 1071.
n s, bet Amst and W End avs..(72).

107th st, n s, bet Pleasant and 1st avs.. 20, (274), R 642.
n s, bet 1st and 2d avs..64.
s s, bet 1st and 2d avs..(114), G 313, 984, B 988.
n s, bet 2d and 3d avs..R 118, 229, 378, B 384, R 504, A 592, B 592, 767, R 777.
s s, bet 2d and 3d avs..(154), T 158, (194), 813.
n s, bet 3d and Lex avs..148, 188, 542, R 551.
s s, bet 3d and Lex avs..457, H 729.
s s, bet Lex and Park avs..107, S 157, *303, 378, L 949, 1023.
n s, bet Park and Mad avs..M 595, (727), D 729, S 906.
s s, bet Park and Mad avs..J 156, A 275, 417, I 424.
n s, bet Mad and 5th avs..B 115.
n s, bet C P W and Col av..457, F 462, N 504
s s, bet C P W and Col av..L 75, G 729.
s s, bet Col and Amst avs..H 197, (235), (274), M 277.
n s, bet Amst and W End avs..107, H 117.
n s, bet W End av and Riverside Drive.. 20, D 312, S 314, 497, R 504, †748.
s s, bet W End av and Riverside Drive.. N 504, 940.

108th st, s s, bet Pleasant and 1st avs.. (195), †439, †659, H 865.
n s, bet 1st and 2d avs..(27), (311), *1018.
s s, bet 1st and 2d avs..L 31, 107, A 818, †923.
n s, bet 2d and 3d avs..(72), G 74, G 385, S 552, (903).
s s, bet 2d and 3d avs..P 199, C 236, 677, L 730, 813.
n s, bet 3d and Lex avs..E 593, A 639.
s s, bet 3d and Lex avs..(863), (903).
n s, bet Lex and Park avs..F 116, K 117, G 156, 497, 1023, B 1029.
n s, bet Park and Mad avs..†293, (638), L 641.
s s, bet Park and Mad avs..(461), 768.
n s, bet Mad and 5th avs..378.
n s, bet C P W and Col av..306, 457, N 950.
s s, bet C P W and Col av..S 199, 270, 457, F 462, S 552, 899.
n s, bet Col and Amst avs..C 729, G 729.
s s, bet Col and Amst avs..(154), K 156, (591), L 594.
n s, bet Amst av and Broadway..S 642.
n s, bet Broadway and Riverside Drive.. 107, B 115, B 819, W 907, R 1071.
s s, bet Broadway and Riverside Drive.. †242.

109th st, n s, east of Pleasant av..344.
n s, bet 1st and 2d avs..P 686.
s s, bet 1st and 2d avs..D 196, 270, P 351, (383).
n s, bet 2d and 3d avs..379, E 640.
s s, bet 2d and 3d avs..64, A 115, 188, 586, 857, 1024.
n s, bet 3d and Lex avs..20, C 29, 542.
s s, bet 3d and Lex avs..543, C 774.
n s, bet Lex and Park avs..F 29.
s s, bet Park and Mad avs..20, K 30, M 350, S 464, 543, (547), L 550, 632, L 641, (682), 1064.
n s, bet Mad and 5th avs..W 907.
s s, bet Mad and 5th avs..899, S 906, S 1032.
n s, bet C P W and Col av..*14, 230, *1061.
s s, bet C P W and Col av..(548), B 549, S 596.
n s, bet Col and Amst avs..*58, 586, 722.
s s, bet Col and Amst avs..64, M 118, 148.
n s, bet Amst av and Broadway, 378.
s s, bet Amst av and Broadway..O 464, S 777, L 905, Z 951.
s s, bet Broadway and Riverside Drive.. 767.

110th st, s s, bet Pleasant and 1st avs..677. (1068).
s s, bet 1st and 2d avs..417, 1064.
n s, bet 2d and 3d avs..R 118, F 276, 378, (461), *935.
n s, bet 3d and Lex avs..148, (154), H 156.
s s, bet 3d and Lex avs..270.
n s, bet Lex and Park avs..J 503, 586, 587, A 773, 813, M 906, 1024, P 1031.
s s, bet Lex and Park avs..148, 813.
n s, bet Park and Mad avs..1064, G 1070.
s s, bet Park and Mad avs..64, F 74, (235), (501), G 685.
s s, bet Mad and 5th avs..188, 722.
n s, bet Lenox and 7th avs..585.
n s, bet 7th and 8th avs..765.
n s, bet 8th and Manhattan av..(311), T 314, (591).
s s, bet 8th and Manhattan av..*14, 722, *1018, *1061.
s s, bet Morningside av W and Am av.. 585, 586.
s s, bet Am av and Broadway..H 237, (311).
n s, west of Broadway..†36, B 818.

111th st, n s, bet Pleasant and 1st avs.. †1047.
n s, bet 2d and 3d avs..107, F 116, L 277, G 424, R 425, N 551.
s s, bet 2d and 3d avs..(194), M 198, 417, 857, 940.
n s, bet 3d and Lex avs..497, (818).
s s, bet 3d and Lex avs..542, (547), M 551, 767.
n s, bet Lex and Park avs..767.
s s, bet Lex and Park avs..(903), *979.
n s, bet Park and Mad avs..148, R 386.
s s, bet Park and Mad avs..F 424, E 593.
n s, bet Mad and 5th avs..857.
n s, bet 5th and Lenox avs..K 730.
s s, bet Lenox and 7th avs..F 775, A 863, 900, G 905, C 948, D 948.
n s, bet 7th and 8th avs..(727), 857.
s s, bet 7th and 8th avs..M 238, 417, A 423, 457, C 462, C 502.
n s, bet 8th av and Manhattan av..768.
s s, bet 8th av and Manhattan av.. 64, 148, S 314, T 314, S 686, S 731, 769, 1023.
n s, bet Amst av and Broadway..188, (194), 814, (817), (818).
s s, west of Broadway..†967.
Indeft..M 504.

112th st, n s, bet 1st and 2d avs..(194), R 686.
s s, bet 1st and 2d avs..(114), P 118, 344, (592), (987).
n s, bet 2d and 3d avs..270, 344, 378, D 549.
s s, bet 2d and 3d avs..497.
n s, bet 3d and Lex avs..S 386, S 464, 767.
s s, bet 3d and Lex avs..457, B 462, 767, 768, C 774.
n s, bet Lex and Park avs..64, R 76.
s s, bet Lex and Park avs..64, B 73, I 74, 306, B 312, 767.
n s, bet Park and Mad avs..188, C 196, E 196, (311), E 775.
s s, bet Park and Mad avs..379, (1068).
n s, bet Mad and 5th avs..417, T 426, 586, 1025, C 1029.
s s, bet Mad and 5th avs..417, M 425, D 639, M 641, †659.
n s, bet 5th and Lenox avs..S 76, G 775, 858, M 866.
s s, bet 5th and Lenox avs..20, A 28, A 818.
n s, bet Lenox and 7th avs..814, M 1070.
s s, bet Lenox and 7th avs..P 595, 632, E 684.
s s, bet 7th and 8th avs..(547), S 777, C 819.
n s, bet 8th av and Manhattan av..722.
s s, bet 8th av and Manhattan av..107, E 116.
n s, bet Am av and Broadway..107, U 119, (547), 1023.
s s, bet Am av and Broadway..K 117, 149, 378, V 387, †439, 814, (817), (818).
s s, west of Broadway..631, M 641.

113th st, n s, bet 1st and 2d avs..(27), (274), Q 277, (817).
s s, bet 1st and 2d avs..457, S 464, (817), F 820, 983.
n s, bet 2d and 3d avs..149, R 157, 631, D 639, (727), 767, S 777, *979, 1064, 1065, S 1071.
s s, bet 2d and 3d avs..C 115, (727), 769.
n s, bet 3d and Lex avs..108, E 116, 983.
s s, bet 3d and Lex avs..S 32, S 551.
n s, bet Lex and Park avs..307, 379, 417.
s s, bet Lex and Park avs..F 156, P 950.
n s, bet Park and Mad avs..20, 149, 587.
s s, bet Park and Mad avs..189, 497, (682).
s s, bet Mad and 5th avs..64, F 74, W 239, 417, 542, G 549, L 550, M 551, 631, 767, S 777, 813, 1023.
n s, bet 5th and Lenox avs..B 28, 767, 813, C 819, G 820, (863).
s s, bet 5th and Lenox avs..S 118, F 820.
n s, bet Lenox and 7th avs..20, L 31, 631.
s s, bet Lenox and 7th avs..†839.
n s, bet 7th and 8th avs..C 988.
s s, bet 7th and 8th avs..344, S 351.
n s, bet 8th av and Manhattan av..229, J 237, 271, 457, B 462.
s s, bet 8th av and Manhattan av.. 306, 813, Z 823.
n s, bet Am av and Broadway..857, 1064, F 1070.
s s, bet Am av and Broadway..20, E 424, 586.
n s, west of Broadway..C 462, P 551.
s s, west of Broadway..307, L 776.

114th st, n s, bet 1st and 2d avs..D 349, H 350, 497, (501), F 502, (638), 767, (863).
s s, bet 1st and 2d avs..(114), C 819, M 950.
n s, bet 2d and 3d avs..149, S 158, M 198, G 424, S 731, 857, L 866.
s s, bet 2d and 3d avs..T 239, M 464, F 948.
s s, bet 3d and Lex avs..542, 543, 632.
n s, bet Lex and Park avs..20, 307, F 503, 722.
s s, bet Lex and Park avs..20, 542.
n s, bet Park and Mad avs..R 157, 983,
s s, bet Park and Mad avs..L 75, P 118, P 238, L 949.
n s, bet Mad and 5th avs..H 30, (72), (114).
s s, bet Mad and 5th avs..B 276, F 276.
n s, bet 5th and Lenox avs..378, G 424, 631, 767, B 774, S 777.
s s, bet 5th and Lenox avs..20, R 32, 107, T 119, 631, M 641, 899, K 905.
n s, bet Lenox and 7th avs..189, 418, C 728, 768, †1006.
n s, bet 7th and 8th avs..M 31.
n s, bet 8th av and Morningside av E.. (548), O 551.
n s, bet Morningside av W and Am av.. P 32, P 76, 418, P 425.
s s, bet Am av and Broadway..378, E 424, H 503.

115th st, s s, bet Pleasant av to 1st av..D 276, T 426, 457.
n s, bet 1st and 2d avs..(235), (383), F 385, P 386, (501), F 729.
s s, bet 1st and 2d avs..(114), (154), 229, Z 240, (422), (773), (817), R 822.
n s, bet 2d and 3d avs..G 350.
s s, bet 2d and 3d avs..B 728, 1023, G 1029.
n s, bet 3d and Lex avs..H 276, 983.
n s, bet Lex and Park avs..*374, 418, 497, 1023, P 1031.
s s, bet Lex and Park avs..F 29.
n s, bet Mad and 5th avs..W 119, (154), W 158, 632, M 641, 677.
s s, bet Mad and 5th avs..722, L 821, K 1030.
n s, bet 5th and Lenox avs..378, 677, F 685, F 729, 899.
s s, bet 5th and Lenox avs..(27), L 237, N 238, (638), K 865, G 949.
n s, bet Lenox and 7th avs....N 504, *979.
s s, bet Lenox and 7th avs..632, L 641, E 820.
n s, bet 7th and 8th avs..677, 857.
s s, bet 7th and 8th avs..C 774, (987).
n s, bet 8th av and Morningside av E.. (1068).
s s, bet Morningside av W and Am av.. P 32, P 76, 418, P 425.
s s, west of Broadway..S 464.

116th st, n s, east of Pleasant av..(548).
n s, bet Pleasant av and 1st av..20, R 32, (114), 271, P 277, †293, (501), 767.
s s, bet Pleasant av and 1st av..F 29, F 30, F 74, F 116, 229, G 237, 457, M 464, F 640.
n s, bet 1st and 2d avs..*718, 767, T 777, T 907, 940, K 949.
s s, bet 1st and 2d avs..20, 65, G 276, R 990, S 990.
n s, bet 2d and 3d avs..B 502, 632.
s s, bet 2d and 3d avs..457, *718, H 729, 899, D 904.
s s, bet 3d and Lex avs..457.
n s, bet Lex and Park avs..A 115, 497, 542, G 1029, *1061.
s s, bet Lex and Park avs..D 904, M 906.
n s, bet Park and Mad avs..149, 307, 344.
s s, bet Park and Mad avs..G 276.
n s, bet Mad and 5th avs..(818).
s s, bet Mad and 5th avs..(311), K 685.
n s, bet 5th and Lenox avs..(274), (638), R 642, C 683.
s s, bet 5th and Lenox avs..189, A 195, F 196, S 731, 940, S 951.
n s, bet Lenox and 7th avs..(72), (114), (422), (461), G 549, H 949, R 950.
s s, bet Lenox and 7th avs..20, L 425, E 729, (946).
s s, bet 7th and 8th avs..(946).
n s, bet 8th av and Morningside av E.... 189, B 196, 307, M 313, O 730.
s s, bet Morningside av W and Am av.. 271, H 276, K 277.
n s, bet Am av and Broadway..†439.
n s, west of Broadway..1065.
s s, west of Broadway..†328, P 464, M 594, P 595, M 641, P 642, 677, P 686, 722, W 732, 767, 899, P 906.

117th st, n s, east of Pleasant av..M 118, *854.
s s, east of Pleasant av..K 277, 632, N 642, K 730, K 775.
n s, bet Pleasant and 1st avs..767, C 774, P 777.
s s, bet Pleasant and 1st avs..107, 229, L 237, (274), R 277, 378, L 385, 457, (548), 586, 587, N 595.
n s, bet 1st and 2d avs..20, 271, 587, 769, (773), 899.
s s, bet 1st and 2d avs..899.
s s, bet 2d and 3d avs..813.
n s, bet 3d and Lex av..E 684, G 685.
s s, bet 3d and Lex avs..F 424.
n s, bet Lex and Park avs..*1018.
s s, bet Lex and Park avs..189, M 237, 271, 418, M 425, K 865.
n s, bet Park and Mad avs..307.
s s, bet Park and Mad avs..M 730.

n s, bet Mad and 5th avs..722, 767, T 991.
s s, bet Mad and 5th avs..(274), B 275, 857.
n s, bet 5th and Lenox avs..149, M 198, 378, 542, L 550, W 1071.
s s, bet 5th and Lenox avs..*101.
n s, bet Lenox and 7th avs..64, S 119, S 199, 542, K 550, E 684, 722.
s s, bet Lenox and 7th avs..20, R 32, U 33, 229, E 819, U 991.
n s, bet 7th and 8th avs..229, D 236.
s s, bet 7th and 8th avs..632.
n s, bet 8th av and Morningside av E.. U 33, U 77, G 237, D 639, F 640, K 641.
s s, bet 8th av and Morningside av E.. 378, 586, 677, M 950.
n s, bet Morningside av W and Am av.. M 31, 722, 857, D 864, S 951.

118th st, n s, east of Pleasant av..(548), B 864.
s s, east of Pleasant av..(235).
n s, bet Pleasant and 1st avs....R 278, 722, 1023, C 1029.
s s, bet Pleasant and 1st avs..189, W 867, 983.
n s, bet 1st and 2d avs..457, 542, 857.
s s, bet 1st and 2d avs..S 76, 149, 271, B 275, R 277, 722.
n s, bet 2d and 3d avs..586, 677, 722, (1028).
s s, bet 2d and 3d avs..418, (422), M 425, E 729, 983, L 989, 1023, (1028).
n s, bet 3d and Lex avs..(154), C 155, *341, (592), M 594, M 595, 940.
s s, bet 3d and Lex avs..543, *1018, M 1031, 1065.
n s, bet Lex and Park avs..22, B 29, 149, 190, T 426.
s s, bet Lex and Park avs....G 949, S 951.
s s, bet Park and Mad avs..20, P 31.
n s, bet 5th and Lenox avs..271, D 312, 344, K 685, 899, B 947.
s s, bet 5th and Lenox avs..L 31, B 73, 229, L 237, 813, L 821.
n s, bet Lenox and 7th avs..K 117, (461), 632.
s s, bet Lenox and 7th avs..A 195, A 235, 497, L 504, 899, F 905, 940, 1065.
n s, bet 7th and 8th avs..S 642.
s s, bet 7th and 8th avs..H 640, W 642.
n s, bet 8th and Morningside av E..B 988.
s s, bet 8th and Morningside av E..378, P 386, S 504, 677, 857, M 866.
n s, bet Morningside av W and Am av.. 190, W 199, †521, 768, A 818, F 905.
s s, bet Morningside av W and Am av.. (194), R 731, W 732, 941, M 950.

119th st, s s, east of Pleasant av..(817).
n s, bet Pleasant and 1st avs..E 593, E 729, K 865.
s s, bet Pleasant and 1st avs..20, 586, L 821.
n s, bet 1st and 2d avs..190, 345, 458, 940, L 949.
s s, bet 1st and 2d avs..307, 344, P 686, 940, D 948, 1065.
s s, bet 2d and 3d avs..722, 940.
s s, bet 3d and Lex avs..(461), (1028).
s s, bet Lex and Park avs..149, 189, S 199, M 386, 940.
n s, bet Park and Mad avs..N 504.
s s, bet Park and Mad avs..I 775.
n s, bet Mad and 5th avs..C 864, 900.
n s, bet 5th and Lenox avs..R 238, H 821, 857, C 864.
s s, bet 5th and Lenox avs..64, 859, W 868.
n s, bet Lenox and 7th avs..E 384.
s s, bet Lenox and 7th avs..497.
n s, bet 8th av and Morningside av E.. 107, M 641, C 947.
s s, bet 8th av and Morningside av E.. 678, C 864, H 865.
s s, west of Broadway..21, 723, L 730, N 730, L 1070.

120th st, n s, east of Pleasant av..230, 379.
s s, east of Pleasant av..899.
n s, bet Pleasant and 1st avs..586, H 865, *1061.
s s, bet Pleasant and 1st avs..64, K 74, E 729.
n s, bet 1st and 2d avs..344, 378, G 385, 813.
s s, bet 1st and 2d avs..G 350.
n s, bet 2d and 3d avs..189, V 278, 344, R 351, 497, V 731, H 905, 940, *1018.
s s, bet 2d and 3d avs..(682).
n s, bet 3d and Lex avs..62, R 76.
n s, bet Lex and Park avs..M 75, 858, S 867.
s s, bet Lex and Park avs..64, *762, 813.
n s, bet Park and Mad avs..723.
s s, bet Mad and 5th avs..R 1071.
n s, bet Mt Morris Park W and Lenox av ..S 157, N 504.
s s, bet Mt Morris Park W and Lenox av..L 905.
n s, bet Lenox and 7th avs..N 504, M 950, M 1031.
s s, bet Lenox and 7th avs..E 684.
n s, bet 7th and 8th avs..632.
s s, bet 7th and 8th avs..229, F 236.
n s, bet 8th and Morningside av E..64, B 73.
s s, bet 8th and Morningside av E..T 1071.
n s, bet Morningside av W and Am av.. 378.
n s, bet Am av and Broadway..†748.
n s, west of Broadway..21, 418.

121st st, s s, east of Pleasant av..307, 586, 1065, W 1071.
n s, bet Pleasant and 1st avs....(422), (591), (727).
s s, bet Pleasant and 1st avs..677, 767.
n s, bet 1st and 2d avs..*718, 813, 940, P 950, 1023, S 1071.
s s, bet 1st and 2d avs..189, B 195, G 503, S 504, 633, L 641, 983, D 988, H 1030.
n s, bet 2d and 3d avs..344, 378, (422).
s s, bet 2d and 3d avs..(1028).
n s, bet 3d and Lex avs..586, M 1031, †1047, (1068), C 1069.
n s, bet Lex and Park avs..(946).
s s, bet Lex and Park avs..L 30, L 776, E 820, L 821, (946).
n s, bet Park and Mad avs..B 29, 64.
s s, bet Park and Mad avs..K 74, 1023, H 1030.
n s, bet Mt Morris Park W and Lenox av ..497.
s s, bet Mt Morris Park W and Lenox av ..632, H 640, E 775, 1023.
n s, bet Lenox and 7th avs..677, E 684, 722, 767, J 775.
s s, bet Lenox and 7th avs..(348), H 424, 677, F 685, K 730, 857.
n s, bet 7th and 8th avs..418, 497, 542, W 643, 857, O 1071.
s s, bet 7th and 8th avs..W 907, (946), 983, 984.
n s, bet 8th av and Morningside av E.. 20, B 28, W 199.
s s, bet 8th av and Morningside av E.. M 198, M 238, R 238.
n s, bet Morningside av W and Am av.. 107, P 950.
s s, bet Am av and Broadway..†748.
s s, west of Broadway..21.

122d st, n s, bet Pleasant and 1st avs..633 814.
s s, bet Pleasant and 1st avs..(311).
n s, bet 1st and 2d avs..107, †202, (235), 899.
n s, bet 2d and 3d avs..65, F 116, 542, G 640.
s s, bet 2d and 3d avs..F 156, (348), 498.
n s, bet 3d and Lex avs..D 156.
s s, bet 3d and Lex avs..418.
s s, bet Lex and Park avs..L 730.
n s, bet Park and Mad avs..189, R 199.
s s, bet Park and Mad avs..H 640, W 867.
s s, bet Mt Morris Park W and Lenox av..M 730.
s s, bet Lenox and 7th avs..N 504, 722, (1028).
n s, bet 7th and 8th avs..378, W 464, 677, W 686.
s s, bet 7th and 8th avs..B 639.
s s, bet 8th av and Morningside av E.. (72), J 237, K 989.
s s, bet Amst av and Broadway..*223, 229, 271, F 276, 498, 542, D 549, (863).
n s, west of Broadway..230, R 238, (592).
s s, west of Broadway..*672.

123d st, n s, bet Pleasant and 1st avs..767, C 774.
s s, bet Pleasant and 1st avs..L 75, L 117, K 313, *374, 632, 722, (727), 1023.
n s, bet 1st and 2d avs..64, S 77, S 118.
s s, bet 1st and 2d avs..497, 586, R 595.
n s, bet 2d and 3d avs..O 730, C 904, 940.
s s, bet 2d and 3d avs..677.
n s, bet 3d and Lex avs..497.
s s, bet 3d and Lex avs..107, 378, P 386, 723, *979.
n s, bet Lex and Park avs..189, W 907.
s s, bet Lex and Park avs..S 906.
s s, bet Park and Mad avs..M 949.
s s, bet Mt Morris Park W and Lenox av..M 990, 1065.
n s, bet Lenox and 7th avs..542, S 1032.
s s, bet Lenox and 7th avs..229, B 236, 344, M 350.
n s, bet 7th and 8th avs..107.
s s, bet 7th and 8th avs..378, 857.
n s, bet 8th av and Morningside av E.. 107, K 821, D 988.
s s, bet 8th av and Morningside av E.. 271, 678, S 906.
n s, bet Morningside av W and Am av.. 307, W 314.
n s, bet Amst av and Broadway..189, *854.
s s, bet Amst av and Broadway..20, J 30.
n s, west of Broadway..457, R 464.
s s, west of Broadway..457, R 464.

124th st, n s, bet 1st and 2d avs..769.
s s, bet 1st and 2d avs..379.
n s, bet 2d and 3d avs..*979.
s s, bet 2d and 3d avs..H 197, E 640.
n s, bet 3d and Lex avs..189, M 198.
n s, bet Lex and Park avs..E 729.
s s, bet Lex and Park avs..189, C 196.
n s, bet Park and Mad avs..767, H 905.
n s, bet Mad and 5th avs..230, 1065.
s s, bet Lenox and 7th avs..813, U 823, G 949, 1023.
s s, bet 7th and 8th avs..K 117, 418.
s s, bet 8th av and Morningside av E.. 189, (275), S 314, 378, 767, W 777.
s s, bet Morningside av E and Amst av ..457.
n s, bet Amst av and Broadway..20, B 29, 307, B 312, S 1032.
s s, bet Amst av and Broadway..813.

125th st, s s, bet Pleasant and 1st avs.. B 115.
n s, bet 1st and 2d avs..724, F 988.
s s, bet 1st and 2d avs..*672, 857, H 865.
n s, bet 2d and 3d avs..1024.
s s, bet 2d and 3d avs..S 351, S 425.
n s, bet 3d and Lex avs..(235), E 640, (946).
n s, bet Lex and Park avs..(114), (638).
s s, bet Lex and Park avs..(311), N 314.
n s, bet Mad and 5th avs..(114), H 594.
n s, bet 5th and Lenox avs..64, (274), D 276, (727), (773), M 776.
s s, bet 5th and Lenox avs..(235).
n s, bet Lenox and 7th avs..307, 344, 586, N 595, K 775, *979.
s s, bet Lenox and 7th avs..(817).
n s, bet 7th and 8th avs..E 819.
s s, 7th and 8th avs..(27), (988).
s s, bet 8th av and Morningside av E.. (154), 498, L 503, W 505, 941.
s s, bet Morningside av E and Amst av..*14, 149, (194), M 550, 767, B 774.
n s, bet Amst av and Broadway..108, K 385, 899, 1065.
s s, bet Amst av and Broadway..B 195, B 196, 229, (235), D 236, (274), L 313, (727), 899, F 905.
n s, west of Broadway..(422).
s s, west of Broadway..K 503.

126th st, s s, bet 1st and 2d avs..229, 724, K 821.
n s, bet 2d and 3d avs..B 115, 149, K 156, 271, 418, E 640, E 684, *808.
n s, bet 3d and Lex avs..(72).
s s, bet 3d and Lex avs..379, (946).
n s, bet Lex and Park avs..(235), 723, L 730, W 731.
s s, bet Park and Mad avs..G 775.
n s, bet Mad and 5th avs..K 156, 231, 1065.
n s, bet 5th and Lenox avs..20, 107, 149, S 157, 271, M 277, †328.
s s, bet 5th and Lenox avs..P 32, (194), 230, T 239, †242, E 462.
n s, bet Lenox and 7th avs..107, (727), Z 777, S 867, B 1069.
s s, bet Lenox and 7th avs..107, H 117.
n s, bet 7th and 8th avs..64, M 75, M 198, 813, *935, 984, S 990.
n s, bet 8th av and Morningside av E.. 345, M 350, 378, O 386, (592), N 595, N 686.
n s, bet Am av and Broadway..(548).
s s, bet Am av and Broadway..64, 813, N 822, M 990.
s s, west of Broadway..418.

127th st, n s, bet 2d and 3d avs..107, C 115, (154), (274), 379, 542.
s s, bet 2d and 3d avs..*895, 1023.
n s, bet 3d and Lex avs..418, K 425, V 426, E 684.
s s, bet 3d and Lex avs..107, E 116.
n s, bet Lex and Park avs..P 32, 723, S 731.
s s, bet Lex and Park avs..189, †202, 1023.
n s, bet Park and Mad avs..(154), 189, K 197, 229, 1023.
s s, bet Park and Mad avs..107, *762, 767, R 777.
n s, bet Mad and 5th avs..E 684.
s s, bet Mad and 5th avs..64, W 77, 813.
n s, bet 5th and Lenox avs..20, E 593, H 775.
s s, bet 5th and Lenox avs..189, P 199, M 504, 542.
n s, bet Lenox and 7th avs..20, E 29, L 504, M 641.
s s, bet Lenox and 7th avs..229.
n s, bet 7th and 8th avs..(114), O 198, W 387, *672, 984, 1023, G 1029, 1065.
s s, bet 7th and 8th avs..B 115, (154), (461), 498, L 504, (818), (863).
s s, bet 8th and St Nicholas av..K 156.
s s, bet St Nicholas and Morningside av E..229, A 236, S 239, 542, H 550.
n s, bet Morningside av E and Broadway ..B 155, 189, A 195, A 235, †293, A 312, A 384, A 423, 543, 723.
n s, west Broadway..108, C 116, 149, L 157, 271, M 277, L 550, L 594, †702, 723, 768.
s s, west Broadway..307, G 313, (422).

128th st, s s, bet 2d and 3d avs..A 28, 418, 858, F 864.
n s, bet 3d and Lex avs..677, (682).
s s, bet 3d and Lex avs..B 73, 1065.
n s, bet Lex and Park avs..R 76.
s s, bet Lex and Park avs..M 385, (501), M 504, (548), R 551, M 950.

s s, bet Park and Mad avs..*14, 229, 271, N 277, N 595, E 948.
n s, bet Mad and 5th avs..(27), W 505.
s s, bet Mad and 5th avs..723, D 904.
n s, bet 5th and Lenox avs..†36, S 552, C 639, C 683, E 684, 899.
s s, bet 5th and Lenox avs..271, M 277, 767, N 776, W 823, G 989.
n s, bet Lenox and 7th avs..767.
s s, bet Lenox and 7th avs..M 198.
n s, bet 7th and 8th avs..632, 899, M 1031.
s s, bet 7th and 8th avs..(773), H 821, H 905, H 949.
n s, bet 8th and St. Nicholas avs..C 73.
n s, bet St. Nicholas and Amst avs..900.
n s, west of Broadway..723, 768.
s s, west of Broadway..723, 768.

129th st, s s, bet 3d and Lex avs..379.
n s, bet Lex and Park avs..20, E 276, 379, 723, 813, T 906, 984.
s s, bet Park and Mad avs..378, (592), M 866.
n s, bet 5th and Lenox avs..*14, *303, G 549.
s s, bet 5th and Lenox avs..307, E 424, 723, N 730, K 949.
n s, bet Lenox and 7th avs..(194), K 197.
s s, bet Lenox and 7th avs..189, 345, L 1031.
n s, bet 7th and 8th avs..F 74, 271, B 275, 677, 984.
s s, bet 7th and 8th avs..E 684, 1023, H 1030.
s s, bet 8th and St. Nicholas avs..E 74, G 820, M 822, 940, R 1031.
n s, bet Convent and Am avs..307.
s s, bet Convent and Am avs..900.
s s, bet Amst av and Broadway..62, H 74.
n s, west of Broadway..(818).
s s, west of Broadway..149, L 157, 543, L 550, L 594, *672, 723, 768.

130th st, n s, bet 3d and Lex avs..379.
n s, bet Lex and Park avs..*537, 768, 814, 900, T 906.
s s, bet Lex and Park avs..379, (773).
n s, bet Park and Mad avs..107, 542.
n s, bet Mad and 5th avs..984.
n s, bet 5th and Lenox avs..20, E 29, S 158, 378, M 385, †498, C 502, M 730, H 775.
n s, bet Lenox and 7th avs..R 906.
s s, bet Lenox and 7th avs..P 464, O 595, E 684.
n s, bet 7th and 8th avs..H 424, H 1070.
s s, bet 7th and 8th avs..M 198, P 277, 723, B 818.
n s, bet 8th and St Nicholas avs..271.
n s, bet St. Nicholas and Amst avs..K 730.
n s, bet Amst av and Broadway..108.
s s, bet Amst av and Broadway..65, 271, †565, (773), F 1029.
n s, west of Broadway..940.

131st st, east of Lex av..379.
s s, bet Lex and Park avs..307, *537, 768, 813, 814, 900.
s s, bet Park and Mad avs..E 196, F 462, H 463, W 552.
n s, bet Mad and 5th avs..Z 351.
s s, bet Mad and 5th avs..(592), M 594, N 822, (987).
n s, bet 5th and Lenox avs..542, B 548, O 822.
s s, bet 5th and Lenox avs..498, R 504, 899, F 905.
n s, bet Lenox and 7th avs..418, G 775.
s s, bet Lenox and 7th avs..E 593, E 684.
n s, bet 7th and 8th avs..723, 724, W 868.
s s, bet 7th and 8th avs..229, K 277, H 640, R 642.
s s, bet Convent and Amst avs..O 314, B 349, 632.
n s, bet Amst av and Broadway..984.
n s, west of Broadway..*143, R 157, 586, C 593, 899.
s s, west of Broadway..G 237.

132d st, n s, bet Park and Mad avs..*58, 149, O 866.
s s, bet Park and Mad avs..B 73, G 74, M 75.
n s, bet 5th and Lenox avs..20, 229, L 237, 813.
s s, bet 5th and Lenox avs..107.
n s, bet Lenox and 7th avs..677, 813, P 822, S 823, M 866.
s s, bet Lenox and 7th avs..586, J 594, E 640, B 728, D 988.
n s, bet 7th and 8th avs..H 424, 542, 586, H 865, 940.
s s, bet 7th and 8th avs..64, 107, P 118, 378, 418, F 424, Y 426, 1023.
n s, bet Amst av and Broadway..632, F 775, S 777.
s s, bet Amst av and Broadway..S 551, 813, 899.
s s, west of Broadway..G 30, 899.

133d st, s s, bet Park and Mad avs..M 906, R 950, S 951.
n s, bet Mad and 5th avs..R 950.
n s, bet 5th and Lenox avs..20, 307, 498, B 502, (773), 857, 899, L 989, 1023.
s s, bet 5th and Lenox avs..A 155, 307, T 314, 899, (1068).
n s, bet Lenox and 7th avs..20, (27), B 28, 230, C 236, 307, (311), 378, 542, 543, 586, W 643, 899.
s s, bet Lenox and 7th avs..189, 271, E 549, 767, S 777, H 905, C 947, S 951.
n s, bet 7th and 8th avs..813, K 821, G 1030.
s s, bet 7th and 8th avs..64, 107, 457, 813, 857, B 864, 984, 1023.
n s, bet 8th and St Nicholas avs..984.
s s, bet 8th and St Nicholas..271, 542, 941, K 949.
n s, bet Amst av and Broadway..190, A 195, 586, 587, M 594, 1065, L 1070.
s s, bet Amst av and Broadway..L 75, S 239, 1065, D 1069.
n s, west of Broadway..C 774.
s s, west of Broadway..189, D 196, †614, D 904.

134th st, n s, bet Park and Mad avs..767.
s s, bet Park and Mad avs..*183, 230, H 237, 271, 344.
n s, bet Mad and 5th avs..†202, 344, (383), K 424, 984.
s s, bet Mad and 5th avs..498, 857, (863), S 867, D 1029, W 1071.
n s, bet 5th and Lenox avs..K 237, W 777.
s s, bet 5th and Lenox avs..64, F 385, 457, 632.
n s, bet Lenox and 7th avs..D 276, 379, H 385, 767, G 775.
s s, bet Lenox and 7th avs..M 551, (638), F 820, C 864, W 907.
n s, bet 7th and 8th avs..149.
s s, bet 7th and 8th avs..P 76, 107, W 119, 587, B 819, D 1029.
n s, bet Amst av and Broadway..(274), M 277, 586, M 594.
s s, bet Amst av and Broadway..R 425, 543, 586, M 594, 723, J 729, J 730, 940, 1023, J 1030, 1065, J 1070.
n s, west of Broadway..†123.
s s, west of Broadway..C 774.

135th st, s s, east of Park av..†923.
n s, bet Mad and 5th avs..940.
s s, bet Mad and 5th avs..344, (348).
n s, bet 5th and Lenox avs..S 32, G 74, 271, 345, M 350, 379, K 385, (461), M 464, (591), 857, (946), C 947, H 989, (1028), (1068).
s s, bet 5th and Lenox avs..64, G 74, 457, 632, S 642, 1065.
s s, bet Lenox and 7th avs..22, N 31, 189, W 199, S 867, I 905, 940, C 947.
n s, bet 7th and 8th avs..107, E 948, M 990.
s s, bet 8th and St Nicholas avs..E 116.
n s, bet Amst av and Broadway..190, 677, 767.
s s, bet Amst av and Broadway..64, 586, 587, M 594, 984, R 990.
n s, west of Broadway..C 639, (773).
s s, west of Broadway..B 196, *223, 230, 587.

136th st, s s, east of Mad av..†614.
s s, bet Mad and 5th avs..S 642.
n s, bet 5th and Lenox avs..21, N 31, R 32, 813, C 864, (903).
s s, bet 5th and Lenox avs..A 423, 543, E 549, 813.
n s, bet Lenox and 7th avs..271, F 463, 543, 857, E 864.
s s, bet Lenox and 7th avs..107, C 116, M 118, O 118, C 424, †498, H 550, 723, 767, 768, C 774, (863), 1023.
n s, bet 7th and 8th avs..P 277, E 462, 632.
s s, bet 7th and 8th avs..65, J 385, E 424, E 549, E 948.
n s, bet 8th and Edgecombe avs..†36, 345.
s s, bet Convent and Amst avs..64.
n s, west of Broadway..T 33.
s s, west of Broadway..M 425, (638), M 641.

137th st, n s, bet 5th and Lenox avs..S 76, S 118, 458, S 464, H 821, (1068).
s s, bet 5th and Lenox avs..*537, 677, (773).
s s, bet Lenox and 7th avs..543, G 549, 813, E 820, O 822.
n s, bet 7th and 8th avs..A 312, 345.
s s, bet 7th and 8th avs..345, H 350, 813, H 949, K 989.
n s, bet 8th and St Nicholas avs..64, L 75, B 196, B 236.
s s, bet 8th and St Nicholas avs..543, W 552, 586, C 593.
n s, west of Broadway..(114), T 158.
s s, west of Broadway..C 29, (114), N 238, N 504, (773), *1018.

138th st, n s, bet 5th and Lenox avs..677, G 949, *979, 1023, S 1032.
s s, bet 5th and Lenox avs..271, 345, (383), *452, 498, (591), *718, *808, 942.
n s, bet Lenox and 7th avs..L 463, T 464, L 503, T 505, 940, K 949.
n s, bet 8th and Convent avs..(423).
n s, west of Broadway..108, 149, O 198, †521.
s s, west of Broadway..307.

139th st, n s, bet 5th and Lenox avs..K 74, S 76, W 77, *101, (235), 345, *626, 723.
s s, bet 5th and Lenox avs..543, H 550, 677.
s s, bet Lenox and 7th avs..(592), G 594.
n s, bet 7th and 8th avs..107, 189, 230, E 424, *452, B 502, 543, 940.
s s, bet 7th and 8th avs..H 424.
s s, bet 8th and St Nicholas avs..S 278, T 505.
n s, bet Amst av and Broadway..D 29, †160, (903), (1028).
s s, bet Am av and Broadway..586.
s s, west of Broadway..768, R 777.

140th st, n s, bet 5th and Lenox avs..G 30, B 384, M 386, B 462, G 463, 857.
s s, bet 5th and Lenox avs..*101, 345, 543, L 550, *626, (682), 723.
n s, bet 7th and 8th avs..21, L 31, 457, L 821.
s s, bet 7th and 8th avs..(638).
n s, bet 8th and Edgecombe avs..(727), H 865.
n s, bet Edgecombe and Amst avs..M 686, 941, C 948, M 950.
n s, bet Amst av and Broadway..F 820.
s s, bet Amst av and Broadway..D 29, †202, 543, S 552.
n s, west of Broadway..†123, 230, G 949.
s s, west of Broadway..(592), 858, (863), D 864.

141st st, n s, bet 5th and Lenox avs..*341, 498, G 503, 543, G 549, *1018.
s s, bet 5th and Lenox avs..21, L 31, 345.
n s, bet Lenox and 7th avs..C 384.
s s, bet Lenox and 7th avs..(592).
n s, bet 7th and 8th avs..21, 540, 940, M 1070.
s s, bet 8th and St Nicholas avs..(592), 941, M 950, 1023.
n s, bet Convent and Amst avs..64, P 76, S 76, 543, 586, P 595, V 596, P 950.
s s, bet Convent and Amst avs..M 686, D 774.
n s, bet Amst av and Broadway..899.
s s, bet Amst av and Broadway..345.
n s, west of Broadway..L 989.
s s, west of Broadway..†123, 230, G 948.

142d st, n s, bet Lenox and 7th avs..21, K 30.
s s, bet Lenox and 7th avs..C 384.
n s, bet 7th and 8th avs..B 1029.
s s, bet 7th and 8th avs..379, P 386, T 387.
n s, bet 8th and Edgecombe avs..940.
s s, bet 8th and Edgecombe avs..P 76, 858, A 863, S 867.
n s, bet Edgecombe and Amst avs..P 76.
s s, bet Edgecombe and Amst avs..307, 457.
n s, bet Amst av and Broadway..S 238, 307, S 552.
s s, bet Amst av and Broadway..B 155, 379, 457.
n s, west of Broadway..21, H 550.
s s, west of Broadway..G 865.

143d st, n s, bet 5th and Lenox avs..*628, 900, C 904.
n s, bet Lenox and 7th avs..230, *374, 418, 498, *626, *718, 723, *808.
s s, bet Lenox and 7th avs..L 198, 586, 857, W 868, P 950.
n s, bet 7th and 8th avs..(423), 768, 857, 940, C 947, E 988, N 1071.
s s, bet 7th and 8th avs..768, 856, D 948.
s s, bet 8th and Bradhurst avs..G 30, *672.
n s, bet Convent and Amst avs..21, B 1069.
s s, bet Convent and Amst avs..P 76.
n s, bet Amst av and Broadway..940, D 948, W 951, W 1071.
s s, bet Amst av and Broadway..S 238, (422), 543, (548), S 552, 813, 984, J 989.
n s, west of Broadway..A 115, R 199, †242, H 424.

144th st, n s, bet 5th and Lenox avs..†439.
s s, bet Lenox and 7th avs..(72), *374, 418, 498, *626, *718, 723, 771, (773), *808, (817).
n s, bet 7th and 8th avs..P 118, F 196, F 197, M 198, 230, P 238, 345, P 350, (987), R 990.
s s, bet 7th and 8th avs..64, H 74, (274), *374, 586, 587, H 594, 632.
s s, bet Bradhurst and Convent avs..768.
n s, bet Convent and Amst avs..(727).
s s, bet Convent and Amst avs..418, S 425.
n s, bet Amst av and Broadway..*414, 632.
s s, bet Amst av and Broadway..940, D 948.
n s, west of Broadway..F 593, (863).
s s, west of Broadway..632.

145th st, n s, bet Lenox and 7th avs..64, M 76, S 76, *341, *493, *582, 768.
n s, bet 7th and 8th avs..632, W 642, 768, (773).

s s, bet 7th and 8th avs..F 196, F 197, M 198, (275), F 424, (947).
s s, bet 8th and Edgecombe avs..857.
n s, bet St Nicholas and Amst avs..E 684.
s s, bet St Nicholas and Amst avs..K 197, 379, R 386, F 864.
n s, bet Amst av and Broadway..†84, S 551, M 821, P 1031, M 1070.
s s, bet Amst av and Broadway..189, R 199.
n s, west of Broadway..64, O 76.
s s, west of Broadway..†242.

146th st, n s, bet Lenox and 7th avs..†882.
s s, bet Lenox and 7th avs..64, M 76, 230, A 236.
n s, bet 7th and 8th avs..(818), B 818, 899, *935.
s s, bet 7th and 8th avs..P 118, S 158, 768, G 775, 814, 985, S 990.
n s, bet St Nicholas and Amst avs..D 116, 189, N 198, D 349, S 552, 814, D 819.
s s, bet St Nicholas and Amst avs..E 684.
n s, bet Amst av and Broadway..*58, E 196, 457, 857, L 865.
s s, bet Amst av and Broadway..543, H 550, D 683.
n s, west of Broadway..418, N 425.
s s, west of Broadway..E 196, E 684.

147th st, n s, bet 7th and 8th avs..F 385, 984.
s s, bet 8th and St Nicholas avs..(461), 900, S 906, (947).
n s, bet St Nicholas and Amst avs..P 551, 723.
n s, bet Amst av and Broadway..858, 941, B 947, 984, O 990.
n s, west of Broadway..107, E 684, M 906.

148th st, n s, bet 7th and 8th avs..307, 379, 677, 899, 940, 942.
s s, bet 7th and 8th avs..C 29, 899.
n s, bet 8th and St Nicholas avs..230, B 593.
s s, bet 8th and St Nicholas avs..E 640.
n s, bet St Nicholas and Amst avs..L 198.
s s, bet St Nicholas and Amst avs..K 197, †242, (638).
n s, bet Amst av and Broadway..(194).
s s, bet Amst av and Broadway..P 31, (154), K 277, M 1031.
s s, west of Broadway..21, H 30, 418, B 423, F 685.

149th st, s s, bet Lenox and 7th avs..†479.
s s, bet 7th and 8th avs..H 156, S 157, H 821, (947), 984, 1065.
n s, bet 8th and St Nicholas avs..(275), A 423, 857.
s s, bet 8th and St Nicholas avs..F 197, W 687.
s s, bet St Nicholas and Amst avs..E 820.
n s, bet Amst av and Broadway..189, 377, 378, R 642, H 1070.
s s, bet Amst av and Broadway..M 198, 632, V 642, 723, N 730.

150th st, n s, bet 7th and 8th avs..380, S 386, 632, *808, 1023, S 1032.
n s, bet 8th and St Nicholas avs..N 157.
s s, bet 8th and St Nicholas avs..A 423, *979.
n s, bet St Nicholas and Amst avs..21.
s s, bet St Nicholas and Amst avs..21, G 30.

151st st, s s, bet 7th and 8th avs..380, S 386, 632.
n s, bet 8th and St Nicholas avs..A 28, 65, A 423, A 1069.
s s, bet 8th and St Nicholas avs..21.
n s, bet St Nicholas and Amst avs..M 866.
s s, bet St Nicholas and Amst avs..21, 230, W 239, 345, M 1031.
n s, bet Amst av and Broadway..(274), 587, M 595, 768, N 906, 940, 1024.
s s, bet Amst av and Broadway..107, 149, (154), E 156, 189, S 199, V 199, E 276, 587, V 867, 899, G 905, H 949.
n s, west of Broadway..P 118.

152d st, s s, bet 8th and St Nicholas avs..E 729.
s s, bet St Nicholas and Amst avs..M 776.
n s, bet Amst av and Broadway..107.
s s, bet Amst av and Broadway..723, N 906.
n s, bet Broadway and North River..*58, 189, K 313, G 463, U 596, 899.
s s, bet Broadway and North River..P 118, K 156, 984.

153d st, n s, bet Harlem River and 8th av..E 905.
s s, bet St Nicholas av and Broadway..21, K 117, E 640, 723, (773).
s s, bet Broadway and North River..K 313, G 463, A 548, 899, 941.

154th st, n s, bet 7th and 8th avs..(349).
s s, bet 7th and 8th avs..H 30, (114).
n s, bet 8th and St Nicholas avs..B 236, S 867, 900.
n s, bet St Nicholas and Amst avs..677, M 686.
s s, bet St Nicholas and Amst avs..(946).

155th st, n s, bet St Nicholas and Amst avs..271.
s s, bet St Nicholas and Amst avs..107, B 115.

156th st, n s, bet Harlem River and 8th av..149.
n s, bet Amst av and Broadway..†123, 149, S 157, M 237, †255, S 314, N 686, 768, M 776, 899.
s s, bet Amst av and Broadway..307, K 313, 379, N 551, 768, R 777, (987).
n s, west of Broadway..L 550.
s s, west of Broadway..149.

157th st, n s, bet Amst av and Broadway..587.
n s, west of Broadway..A 195.
s s, west of Broadway..A 195.

158th st, n s, bet St Nicholas and Audubon avs..C 819, N 822.
s s, bet St Nicholas and Audubon avs..*14, *303.
n s, bet Audubon av and Broadway..F 236, 814, H 821, 857, 858.
n s, bet Broadway and North River..21.
s s, bet Broadway and North River..A 195, D 276.

159th st, n s, bet Edgecombe av and Amst av..189, N 198.
s s, bet Edgecombe av and Amst av..(591), C 819, N 822.
n s, bet Amst av and Broadway..*58, 108, *303, 345, 418, 768, 857.
s s, bet Amst av and Broadway..*58, 108, 149, (154), 230, F 236, S 239, R 351, R 1032.

160th st, s s, bet Edgecombe av and St Nicholas av..N 157, 189, N 198.
n s, bet Amst av and Broadway..K 730, *808, T 1032.
s s, bet Amst av and Broadway..21, L 31, 768, 857, T 1032, 1065.
n s, west of Broadway..632, T 1032.
s s, west of Broadway..T 1032.

161st st, bet Amst av and Broadway..21, F 29, 189, †328, 379, 418, (422), M 425.

162d st, bet Edgecombe av and St Nicholas av..108, W 596.
bet St Nicholas and Broadway..189, L 198, 677, 1065.

163d st, bet Edgecombe and Amst avs..307, A 312, S 351, 418, T 426, 677, L 776, W 777, *935, 1023, C 1029, M 1031, W 1032, 1065.
bet Amst av and Broadway..N 1031.

164th st, bet Edgecombe and Amst avs..21, S 32, 149, G 350, 632, W 686, W 687, 723, 768, S 867.

165th st, bet Edgecombe and Amst avs..189, 587, U 596, W 596, U 867.
bet St Nicholas av and Broadway..*762, 813, S 822, †1047.

166th st, bet Edgecombe and Amst avs..(72), 271, A 683, 813, A 818.
bet Amst and St Nicholas avs..64, V 77, *223, 230, B 236, 307, 345, 678, B 683, K 685, F 948, W 1032.

167th st, bet Edgecombe av and Amst av..857, L 865.
bet Amst and Audubon avs..H 685, R 686, 858, P 1071.

168th st, bet Amst and Audubon avs..271, O 277, 813, M 866.
west of Broadway..498, 984.

169th st, bet Amst and Audubon avs..B 155, 1024.
bet Audubon and Ft Washington avs..*58, 307, 345, L 350, 498, 723, F 729, 984.
bet Ft Washington av and Riverside Drive..†242.

170th st, bet Edgecombe av and Audubon av..(72), (348), (591), *1018, 1024.
bet Audubon av and Broadway..677, B 683.
bet Broadway and Ft Washington av..899.

171st st, bet Amst and Audubon avs..271, R 314, K 550.
bet Audubon and St Nicholas avs..984, C 988.
bet St Nicholas av and Broadway..C 236, 1024, J 1030.
west of Broadway..R 386, 899.

172d st, bet Amst and Audubon avs..21, 64, 108, 271, B 462, W 464, 498, H 503, 632, 813, L 821, 899, L 989, 1065, C 1069.
bet St Nicholas av and Broadway..C 236, 1024, J 1030.
west of Broadway..899.

173d st, bet Amst and Audubon avs..64, H 74, 632, 723, F 948.

174th st, bet Amst and St Nicholas avs..21, E 424, K 425, W 552, W 642, W 951.
bet St Nicholas av and Broadway..858, S 867.

175th st, bet Amst and St Nicholas avs..307, G 313, S 314, P 776, B 1069.
bet St Nicholas av and Broadway..307, 308, 941.

176th st..64, 379, *537, 543, P 551, 678, 984, *1018, 1065, T 1071.

177th st..64, S 278, 379, P 595, 1065, T 1071.

178th st, bet Amst and St Nicholas avs..21, L 237, R 238, S 278, 307, S 314, 379, 543, E 549, 632, 723, †839, 941, 1065, T 1071.
bet St Nicholas av and Broadway..L 463.
bet Broadway and Northern av..†293, 1024, B 1029.

179th st, bet Amst and St Nicholas avs..108, R 199, 379, S 386, (501), (592), 813, 814, R 822, U 823, W 823, H 1030.
bet St Nicholas av and Broadway..21, B 115, R 118, C 155, N 157, P 314, 498.
bet Broadway and Ft Washington av..1024, B 1029.

180th st, bet Amst and St Nicholas avs..108, A 275, M 594, 813, U 823, 984, R 990, 1065.
bet St Nicholas av and Broadway..H 74, 230, 813, R 990.
west of Broadway..813, 1021, 1024, B 1029, P 1031.

181st st, bet Amst and St Nicholas avs..(235), B 276, B 502.
bet St Nicholas av and Broadway..B 423.
bet Ft Washington av and Riverside Drive..723.

182d st, bet Amst and St Nicholas avs..*223, 230, 307, M 313, M 386, *672, 768, D 864, M 866, 941, M 990.
bet St Nicholas av and Broadway..632, B 639, 857, U 867, 941, B 947, U 1032, 1065.
west of Broadway..723.

183d st, bet Amst and St Nicholas avs..108, L 117, M 157, L 730, P 777, W 951.
west of Broadway..M 866.

184th st, east of Amst av..307, B 312, 677.
bet Amst and St Nicholas avs..†565, 941, F 948, H 949, W 951, 984.
bet St Nicholas av and Broadway..†293.

185th st, bet Edgecombe av and Audubon av..G 775.
bet Wadsworth av and Broadway..190, 586, 814.

186th st, east of Amst av..899.
bet Audubon and Wadsworth avs..*718, 900.
west of Wadsworth av..813, D 819.

187th st, east of Amst av..899.
bet Amst and St Nicholas avs..21, F 29.
bet St Nicholas av and Broadway..108, 498, *718, 813, D 819, *1018.

188th st..899, 984.
190th st..768, 984.
191st st..*58, 64, 345, T 351, *414, *493, 543, 857.
192d st..271, T 278, 857, T 867, 899, T 907.
194th st..149.
205th st..L 550.
206th st..588.
207th st..†123, T 906.
208th st..941.
209th st..21, H 30, (638).
212th st..L 1030.
215th st..942.
218th st..C 29, A 683.
228th st..R 32, 498, H 640, 723.

## AVENUES.

Amsterdam av, from 59th to 62d sts..(27), U 33, (114), 941, 984.
62d to 64th..(383), (903).
64th to 66th..M 906.
68th to 70th..230.
70th to 72d..B 592, D 819.
72d to 74th..R 278, 543, (903).
74th to 76th..379.
76th to 78th..941.
78th to 80th..C 276.
80th to 82d..(27), A 28, A 384, 418, (501), D 549, S 595, A 639, 858.
82d to 84th..189, L 198, K 277.
84th to 86th..(422), (461), (548), 899, P 906, P 990.
86th to 88th..270, F 276.
88th to 90th..108, (154), D 639.
90th to 92d..858, G 865, N 990.
92d to 94th..(461), B 462, F 462.
94th to 96th..G 236, (1068), B 1069.
96th to 98th..E 549, S 552, 1024, S 1032.

100th to 102d..C 502, N 504, 677, C 683.
102d to 104th..108, (548), 587, 1065.
104th to 106th..G 865.
106th to 108th..(154), K 156, 189, O 198, (235), (274), M 277, (591), L 594, R 731.
108th to 110th..21, 857, J 865, 941, H 949.
110th to 112th..814, (817), (818), (863).
114th to 116th..P 32, P 76, P 118, 149, 189, P 199, 418, P 425.
116th to 118th..†439.
118th to 120th..768, F 905.
120th to 122d..498, †748, (863).
122d to 124th..379, E 384, A 773, B 863.
124th to 126th..108, (194), 307, B 312, (946), E 948.
126th to 128th..(194), (548).
128th to 130th..307, (773).
130th to 132d..108, B 349, S 425, S 426, (592), L 776, (817), E 1070.
132d to 134th..108, G 116, A 592, H 640.
134th to 136th..64, I 117, R 118, (274), M 277, (727).
140th to 142d..M 117, F 820, M 1031.
142d to 144th..P 76, 307.
144th to 146th..(501), 723, (727), C 728, M 730, 768.
146th to 148th..(154), (638), V 731.
148th to 150th..N 504, (903).
150th to 152d..(194).
152d to 154th..(422), (946).
154th to 156th..O 350.
156th to 158th..149, S 157, †255, 307, S 314, 899.
158th to 160th..*58, 108, 149, (154), R 351, 418, (591), (638), (682), C 819, N 822, R 1032.
162d to 164th..(592), (946).
164th to 166th..(72), H 775.
166th to 168th..632, (682), R 686, 813, 857, 858, L 865, P 1071.
168th to 170th..(72), (348), (591), M 866, *1018, 1024, L 1031.
170th to 172d..498, H 503, 723.
172d to 174th..632.
174th to 176th..307, G 313, S 314.
176th to 178th..723, C 729, C 774.
178th to 180th..†839.
e s, 181st to 187th..S 118, 899, L 990, 1024.
184th to 186th..307, B 312, 677.
190th to 201st..†565, †659, 899.

Audubon av, from 165th to 166th..*223, 307, 345, 1024, L 1031, W 1032.
166th to 168th..R 277, R 686.
168th to 170th..*58, 307.
170th to 175th..21, 64, R 314, B 462, W 464, 723, P 776, 1065.
175th to 179th..307, S 314, 379, (383), 858, (863), 984, 1065, T 1071.
179th to 184th..108, *223, A 275, 307, M 313, M 386, 768, M 866, F 948, W 951, 984.
187th to 191st..899, 984.

Av A, from Houston to 2d..(72).
2d to 4th..(235), (311), †565, H 821.
4th to 6th..R 1031.
6th to St Mark's pl..W 119, (235), (311), (903).
St Mark's pl to 10th..21, S 32, P 642, (681), M 822.
10th to 12th..64, S 118, E 156, (194), (311), K 313, F 502, F 593, (946), M 950.
12th to 14th..21, H 30, 64, (72), G 74, S 76, 189, S 199, S 595, †614, 768, E 820.
14th to 16th..108, (638).
16th to 18th..†36, 230, 271, 498, 543, G 594, L 594, G 640, E 685, 899, 941, 1065.
18th to 20th..(114), (311), H 424, †659.
22d to 24th..(987).
54th to 56th..21.
56th to 58th..Z 464.
58th to 60th..S 158, 343, 630.
60th to 62d..108, C 115, 379, †1047.
62d to 64th..379, (383), †1047.
66th to 68th..21, 108, B 115, S 906.
70th to 72d..345, 457, (727).
72d to 74th..A 195, B 384, 678, 859, O 950, S 1032.
74th to 76th..230, N 238, (348), 379, D 384, *853, 941, 1065.
76th to 78th..M 198, 543, 587, 941, B 1029.
78th to 80th..F 29, N 822.
80th to 82d..(154), (194), 543, (591), 813.
82d to 84th..E 684.
84th to 86th..271, F 276, (818), E 819.
86th to 88th..379, J 385.
88th to 90th..345, P 351, 379.
90th to 92d..21, H 350, 498, 768, A 774, B 1029.

Av B, Houston to 2d..A 773, G 775.
2d to 4th..(27), J 197, (638), (682), (727), (987), (1028), G 1029, L 1030, T 1032.
6th to 8th..(72), 108, (638), (773), 858, S 867, 941, B 947, T 951.
8th to 10th..(194), C 639, 1023.
10th to 12th..(27), A 72, 108, (114), G 117, (154), 418, 457.
12th to 14th..†36, 230, T 239, (311), C 312, (422), G 593, C 683, K 730, B 774, B 863, W 868, 941, C 947, W 951.
14th to 16th..A 28, D 29, H 30, 307, C 312.
16th to 18th..H 117, W 119, (235), F 236, 307, B 312, 418, B 423, S 867, 1023, (1068).
80th to 82d..22, D 29, E 593.
82d to 84th..230, (548), N 1071.
86th to 88th..900.

Av C, 2d to 4th..(114).
4th to 6th..(27), (72), F 593, S 686, F 775, G 775.
6th to 8th..F 74, (154), (274), (591), B 728, S 990.
8th to 10th..21, (27), P 31, 108, A 115, 149, E 549, E 639, E 640, B 819.
10th to 12th..307, G 350, S 425, S 551, E 639, S 731.
12th to 14th..C 29, 64, 379, M 906, 1023.
16th to 18th..(72), 498, R 950.

Av D, Houston to 2d..S 464, S 686, 813.
2d to 4th..S 32, S 278, S 464, G 594, 813, S 823, 1024.
4th to 6th..21, B 28, K 30, M 75, 149, R 277, K 594, 723, 858, (903), 984.
6th to 8th..189, S 199, 345, M 350, S 351, (383), 723.
8th to 10th..65, 189, 587, K 594, G 729, 984, 1024, †1047.
12th to 14th..(987), 1023.

Bennett av..M 866.
Bloomingdale road..190, 378, S 387, 418, 457, R 464, 586, 587.
Bloomingdale road (old)..418, B 864.
Bolton road..65, T 77.
Boulevard Lafayette..190, 814.
Bowery extension..270, K 277.

Bowery, south of Bayard st..(26), (114), (154), G 350, (592).
Bayard to Canal..307, 418, 498, *628, 858.
Canal to Hester..H 197, 543, S 551, 587, 632, E 820, 858, 1022.
Hester to Grand..858, L 866.
w s, Broome to Spring..457, W 464, (592), (773).
e s, Delancey to Rivington..457, S 464, S 505, 941, (946).
w s, Spring to Prince..*341, 418, 677, T 686.
e s, Rivington to Stanton..21, (461), (548), 632.
e s, Stanton to Houston..L 313.
w s, Houston to Bleecker..(194), B 195, 1024, K 1030, (1068).
e s, Houston to 1st..(548).
w s, Bond to Great Jones..(311), B 774.
w s, Great Jones to 4th..(592), (863).
5th to 6th..1065.

Bradhurst av, 142d to 144th..Y 200, B 349.
146th to 148th..108.
148th to 150th..230.
150th to 152d..21, 65, 677, E 729.
152d to 155th..B 236, B 774, B 947, C 947.

Broadway, w s, Exchange al to Rector..(311).
e s, Exchange pl to Wall..21, (27), †293.
w s, Thames to Cedar..(422), B 423.
Cedar to Liberty..(682), (727).
w s, Liberty to Cortlandt..B 864, (903).
e s, Liberty to Maiden lane..†84.
e s, John to Fulton..(903).
w s, Cortlandt to Dey..C 728, C 774.
w s, Barclay to Park pl..H 74, H 197.
Worth to Leonard..21, 190.
Leonard to Franklin..(682).
Franklin to White..†793.
White to Walker..455.
e s, Walker to Canal..L 685, L 865.
Canal to Howard..*808.
Howard to Grand..768.
Grand to Broome..M 385.
Prince to Houston..65, S 76, (383).
Houston to Bleecker..858, (863).
w s, Bleecker to 3d..(274).
e s, Bond to Great Jones..K 1030.
w s, 3d to 4th..496, T 777.
w s, 4th to Waverley pl..(863).
e s, 4th to Astor pl..190, B 502.
10th to 12th..(422), A 423, 1065, A 1069, M 1070.
12th to 14th..(114), (274), (548), M 551, (682), E 683, R 686, (946), B 1028, B 1069.
16th to 18th..F 276, P 866.
20th to 22d..(114), (638), (1068).
22d to 24th..†614.
26th to 28th..(1068).
28th to 30th..(114).
32d to 34th..†521, L 989.
36th to 38th..B 28, B 864.
40th to 42d..(348), E 424, (638), M 641, *808, 899, S 1071.
42d to 44th..D 312, D 683.
44th to 46th..(114), 189, (422).
46th to 48th..(422), D 774.
48th to 50th..457, D 462, 678.
52d to 54th..(154), C 155, G 865, M 866, 941, H 1030.
54th to 56th..814.
60th to 62d..(311), (348), 632, L 641, 1024.
64th to 66th..(311), F 503.
68th to 70th..†84, 899.
70th to 72d..D 819.
74th to 76th..21, B 592, S 686.
76th to 78th..D 864, J 865.
78th to 80th..813.
82d to 84th..230, Z 240, L 463, L 503, 543, 632, 723.
84th to 86th..E 424, 899.
86th to 88th..899.
88th to 90th..938.
92d to 94th..*537, 1024, *1061, 1065.
94th to 96th..(727), J 730.
98th to 100th..S 464.
100th to 102d..21, J 30, 498, (501), O 504, P 504, W 552, B 864, (946), P 950, (1028).
102d to 104th..*183, *267, *341, *414, *493.
106th to 108th..(72), N 118, †242.
108th to 110th..H 237.
110th to 112th..†36, †439, 814, B 818, †967.
120th to 122d..21, 418, †748.
122d to 124th..S 32, 65, T 77, 189, 230, R 238, 418, †439, 457, R 464, 498, R 504, (592).
124th to 126th..418, (422), 768, 1065.
126th to 128th..65, 108, C 116, 149, †255, (422), H 685, †702, H 729.
128th to 130th..62, †565, (818).
130th to 132d..899.
132d to 134th..189, D 196, M 594, †614, C 774, D 904.
134th to 136th..*223, 230, 587, M 594.
136th to 138th..C 29, T 33, (114), 307, (682), (773).
138th to 140th..108, (592), 858, (863), D 864, (903).
140th to 142d..65, †123, 230, G 865, (946), G 948, G 949, (987).
142d to 144th..S 238, †242, (422), (548), S 552.
144th to 146th..†242, S 551, F 593, (863).
146th to 148th..858, 941, B 947.
148th to 150th..(194).
150th to 152d..(154), K 156, (274), E 276, 723, 984, 1024.
152d to 154th..723, 899, M 906.
154th to 156th..768, R 777.
158th to 160th..21, F 236, 814, H 821, 858, T 1032.
160th to 162d..189, T 1032.
162d to 164th..T 1032.
164th to 166th..H 775.
168th to 170th..899.
170th to 172d..C 236, 418, M 425, 457, 899, 1024, J 1030.
178th to 180th..1024, B 1029, P 1031.
w s, 180th to 184th..813, M 866.
184th to 187th..108, *718, 813, D 819.
187th to 211th..†203, 379, 498, †565, 723, *762, †793, 813, (818), L 821, N 822, 858, M 866.
224th to 226th..R 867.
226th to 228th..R 32.

Central Park W, 62d to 64th..†255.
66th to 68th..379, B 384.
68th to 70th..P 425.
88th to 90th..D 502.
90th to 92d..E 1029.
96th to 98th..P 822.
98th to 100th..S 157, (311), (348), 900.
100th to 102d..*626.
106th to 108th..M 1070.

Church road (old)..857, H 865.

Claremont av, 116th to 120th..21, 22.
120th to 122d..21, 418.
122d to 127th..E 196, 230, R 238, 307, G 313, 418.

Columbus av, from 59th to 62d..O 425.
66th to 68th..(682), 900.
68th to 70th..A 28, (274), 418, A 639, 858.
70th to 72d..M 117.
74th to 76th..858, N 1071.
76th to 78th..O 990.
78th to 80th..(638).
80th to 82d..M 157, (501), (818), 984, (1028), F 1070.
82d to 84th..230, H 237.
84th to 86th..587, C 593, (987), (1028).
86th to 88th..(946).
88th to 90th..22, 149, E 156, (235), K 641.
90th to 92d..(27).
94th to 96th..(422), O 425, S 426, 632, (682).
96th to 98th..307, G 313, H 313, T 314, W 351, 379, (548).
98th to 100th..R 32, 632, S 642.
100th to 102d..M 425, M 463, (638), E 684.
102d to 104th..(114), (154), (383), C 462.
104th to 106th..149, (773), B 774.
106th to 108th..(592), C 683, S 990.
108th to 110th..*1061.

Convent av, from 127th to 130th..900.
140th to 142d..C 73, 457, 498, 543, S 642, 814.
142d to 144th..S 686, 984.
146th to 148th..543.
150th to 152d..21, M 776, M 866.

Depot road or lane..P 1031.
East End av, from 79th to 82d..22, D 29, 307, E 593.
82d to 84th..O 118, 230, L 277 (548), N 1071.
86th to 89th..M 31, 345, *626, 900.


NOTE,—When in doubt as to the meaning of the signs used, consult the key on page 3.

Edgecombe av, from 138th to 140th..B 1069.
140th to 142d..V 239, 632, 858, A 863, S 867.
142d to 155th..N 157.
155th to 157th..*14.
157th to 160th..N 157, 189, N 198.
167th to Amst av..723.

Fairview av..858, J 865, R 867.
Fitzroy road..22, S 32, 900.
Fort George av or pl..900.
Fort Charles av or pl..T 907.
Fort Washington av..21, 149, 190, †242, †293, R 386, 498, 632, 723, 899, 900, 1024, B 1029.
Fort Washington Ridge road..1024, P 1031.

Greenwich av, e s, 7th to 12th..T 33.
w s, Bank to 12th..938.
w s, 12th to Jane..(235).
e s, 12th to 13th..22, S 32, 858.

Haven av..900.

Jansen av..418, K 425, H 640, 768.

Kingsbridge av..R 32.
Kingsbridge road..R 32, 65, M 75, 418, M 425, 457, N 822, 858, 899, 1021.

Lenox av, from 110th to 112th..543.
112th to 114th..T 552, 858, M 866, M 1070.
114th to 116th..(27), (461), (592), 632, (638), L 641, (727), 941, (946), G 949, *979.
116th to 118th..(72), (114), (274), (311), H 594, (638), R 642, 677, (727), H 949.
118th to 120th..(461), S 686.
120th to 122d..(348), H 424, 677, F 685, (1028), R 1032.
122d to 124th..543, R 551.
124th to 126th..(72), (194), 230, T 239, †242, (274), E 462.
126th to 128th..G 74, 190, 230, O 464.
128th to 130th..190.
130th to 132d..B 312, *452, H 821.
132d to 134th..230, M 238, 307, T 314, 457, D 462, 941.
134th to 136th..(422), M 464, 498, (548), (773), (1028).
136th to 138th..190.
138th to 140th..677, T 1071.
140th to 142d..*341, 498, G 503, 543, G 549, *1018.
142d to 144th..(72), (194), *374, 418, 498, *626, *628, *718, 723, *808, 900, C 904, 941.
146th to 148th..†882.

Lexington av, from 21st to 24th..E 384, P 950, *979.
24th to 26th..190, (194), P 198, 418, 768, 814, B 947.
26th to 28th..B 155, T 314, 345, *628, 814, B 819, F 820.
28th to 30th..190, 230, K 237, G 276.
30th to 32d..190, B 195, B 196, B 349, 498, 984.
32d to 34th..(27), M 31, D 116, D 236, A 349, D 819.
34th to 36th..1064.
36th to 38th..S 386, C 639, 1064.
38th to 40th..D 29, J 685, M 686, H 729, B 988.
40th to 42d..P 277.
42d to 44th..1024.
44th to 46th..984.
46th to 48th..900.
48th to 50th..C 683, 858, B 864.
50th to 52d..22, V 33, 632, E 684.
52d to 54th..108.
54th to 56th..*58, 190, B 195, 271, S 278, (348), *672, G 948, S 1032.
56th to 58th..22, 190, W 199.
58th to 60th..63, (72), M 75, (383), (773).
60th to 62d..457, P 464, 631, 768, A 1028.
62d to 64th..457, N 551, G 1029, G 1030.
64th to 66th..108.
66th to 68th..(1028).
70th to 72d..230, N 238, 1022.
72d to 74th..R 76.
74th to 76th..H 350, (383), (863).
76th to 78th..678.
82d to 84th..J 385.
84th to 86th..L 866, (987).
88th to 90th..941, (1028).
92d to 94th..(592), L 821, 858, R 867, W 907.
94th to 96th..E 116, C 593, 1065.
96th to 98th..H 30, L 463, 498, H 503, 543, 632, B 988, F 988.
98th to 100th..E 820.
100th to 102d..S 505, W 823.
102d to 104th..A 28, (72), 230, G 236, 418, 814, S 822, 858.
104th to 106th..E 820, H 989.
106th to 108th..C 73, 108, N 504, 587, (987), C 1069.
108th to 110th..543, G 640.
110th to 112th..J 503, W 505, (547).
112th to 114th..S 32, 108, E 116, (235), (274), 307, 379, S 386, 543, 632, 858, 1024.
114th to 116th..190, (383).
116th to 118th..*341, 543, F 820, *935, 983, M 1031.
118th to 120th..(154), C 155, (461), (592), M 594, M 595, R 1031.
120th to 122d..858, S 867, (946).
122d to 124th..*979.
128th to 130th..379, (682), (773), T 906.
130th to Harlem River..*537, 768, 814, 900.
Macombs Dam road or lane..380, S 386, E 905.

Madison av, from 23d to 26th..D 384.
26th to 28th..H 640.
28th to 30th..149, A 155, E 905.
30th to 32d..N 198.
32d to 34th..587, B 593, 941.
34th to 36th..1064.
36th to 38th..J 989, 1064.
38th to 40th..O 314.
40th to 42d..65, C 73, 677.
42d to 44th..859, (863).
44th to 46th..B 423, B 462.
48th to 50th..108.
52d to 54th..N 31, †36.
54th to 56th..M 950.
58th to 60th..E 29, (461), L 989.
60th to 62d..M 551, 941.
62d to 64th..†202, M 730, 900, *1018, 1024.
66th to 68th..W 351, W 823.
74th to 76th..M 157, 1065.
76th to 78th..D 683, S 867.
78th to 80th..418, 941, G 949.
80th to 82d..(638).
82d to 84th..E 1029.
88th to 90th..E 73, 149.
90th to 92d..65.
92d to 94th..M 550, K 1030.
94th to 96th..814, N 822.
96th to 98th..(114).
98th to 100th..149, S 351, (383), G 424, 587, 768.
100th to 102d..M 117, 230, (773), M 776.
102d to 104th..190, 768, E 820, 941.
104th to 106th..149, 190, D 196, L 641.
106th to 108th..230, 457, (461), (727), D 729.
108th to 110th..418, 543, (547), L 550, 632, (682), R 822, 858, 984, 1024.
110th to 112th..(114), 190, B 195, 230, G 236, (348), (727), (818).
112th to 114th..W 119, 230, 543.
114th to 116th..(72), 108, (114), 149, (311).
116th to 118th..149, V 158, (274), B 275, 307, 678, (818), B 904, S 906.
118th to 120th..723, C 728, V 731, C 864, 900.
120th to 122d..723.
122d to 124th..941, H 949, M 949.
124th to 126th..230, 1065.
126th to 128th..K 156, 678, E 948.
128th to 130th..(592), 1065, M 1070, W 1071.
130th to 132d..(592), M 594, N 822, (987).
132d to 134th..307, O 866, W 1071.
134th to 136th..344, (348), †614.
136th to Harlem River..†328.

Manhattan av, 100th to 102d..A 275.
102d to 104th..22.
104th to 106th..22, L 31, 108, 230, 498.
106th to 108th..457, F 462, 1024.
108th to 110th..*58, 230, (548), B 549, *1018, R 1031.
110th to 112th..(311), S 314, T 314, 457, E 462, M 463, 768.
114th to 116th..723.
116th to 118th..108, S 118.
118th to 120th..543, 678, S 731, B 988, T 1071.
120th to 122d..B 236, *762, *853.
122d to St Nicholas av..678.
Marble Hill av..H 1030.

Morningside av East, 114th to 116th..190, 941, 984.
116th to 118th..307, M 313, O 464, S 504, 858, M 866.
120th to 122d..K 905.
122d to 124th..768, D 774.
124th to 127th..F 276, 498, L 503, W 505, (773).

Morningside av West, 114th to 116th..271, H 276.
116th to 118th..M 31, R 731, W 732, 941, M 950, S 951.
118th to 120th..190, W 199, †521, A 818.
120th to 122d..107.

Mt Morris Park West, 120th to 122d..149, 190.

Naegel av, Broadway to Elwood..G 549, 723.
New av..899.
Northern av..190, †439, *935.

Old Bloomingdale road..S 32, B 155, 230, R 238, K 503, R 504, 586, M 594, 632, B 864, 1064, 1065.
Old Broadway..22, 65, 230, R 238, (548), †565, (818), *935, 941, (987), F 1029.
Old Harlem road..417, M 425, M 641.

Park av, 33d to 34th..†882, 897.
34th to 36th..941, 1064.
36th to 38th..1064.
38th to 40th..65, L 75, 587, B 683, E 948.
40th to 42d..O 504.
58th to 60th..632.
62d to 64th..109, C 116, K 1030, (1068).
64th to 66th..N 350, 379, 457, 543, M 551.
70th to 72d..149, C 155.
76th to 78th..†123, E 462, 678.
80th to 82d..N 198, M 866.
82d to 84th..22, C 349, C 683, *1061.
84th to 86th..P 76, P 157, D 904.
86th to 88th..22, (818), (903).
88th to 90th..22, L 550, S 822.
90th to 92d..(235).
92d to 94th..22, 498.
94th to 96th..65, (72), H 74.
96th to 98th..C 29, G 30, F 685, (727), (773), L 776, F 948.
98th to 100th..(27), *672, 814, D 819, K 821, S 823.
100th to 102d..S 158, *341, *537, 587, B 593, L 594, S 596.
102d to 104th..22, 378, 457, G 463, 678, A 683, *762, 814, 983, L 1070.
104th to 106th..(114), 271, 379, R 386, B 423.
106th to 108th..108, S 157, S 158, 229, 768.
108th to 110th..497, 941, 984.
110th to 112th..587, 1024, P 1031.
112th to 114th..587, P 950.
116th to 118th..230, 271, H 276, 497, M 730, H 821, 941.
118th to 120th..22, B 29, 149, 190, 632, *762, 813.
120th to 122d..L 30, L 776, L 821, (946).
124th to 126th..(311), N 314.
126th to 128th..(501), M 504, (548), R 551, (638), N 822.
130th to 132d..*537, 768, 814, 900.
132d to 134th..W 33, *183, 230, 271, 900.
134th to Harlem River..†923.

Park Row, e s, Ann to Beekman..(422), R 551.
e s, Frankfort to New Chambers..(987).
n s, or w s, Tryon Row to Chambers..345.
s s or e s, Duane to Pearl..379, 498.
n s or w s, Chambers to Pearl..109, (383), 632, E 640, N 642, E 684.
n s or w s, Pearl to Baxter..(681), R 686, (987), H 989.
e s, James to New Bowery..C 904.

Pleasant av, 106th to 108th..20, (195).
114th to 116th..D 276, G 640.
116th to 118th..(72), 587, N 595, K 730, 858.
118th to 120th..271, 543, S 596, B 864, A 904.
120th to 122d..230, 379, H 865, 1065, W 1071.
122d to Harlem River..F 74, 308, K 313, K 463, F 549.
Post av..M 31, K 313, 1023, 1065.
Prescott av..859.

Riverside av or drive, 72d to 74th..632.
74th to 76th..678, M 776, B 1029.
78th to 80th..R 551, S 642, 858.
80th to 82d..271, B 275, B 593, 1024.
84th to 86th..(114), 678, W 867.
88th to 90th..1065.
94th to 96th..†255, F 989.
100th to 102d..B 904.
104th to 106th..L 117, 230, B 236, 418.
106th to 108th..†748.
108th to 110th..R 1071.
112th to 114th..P 551.
116th to 118th..632, 1065.
118th to 120th..723, L 730, N 730, L 1070.
120th to 122d..*672.
122d to 127th..941, M 950, N 950.
127th to 129th..543, L 550, L 594, *672, 723, 768.
133d to 135th..†123.
135th to 137th..N 238, N 504, (638), C 639, (773).
137th to 139th..T 158, †521.
143d to 145th..R 199, H 424, 632.
145th to 147th..E 684.
147th to 150th..107.
156th to 158th..L 550.
Road leading from Kingsbridge road to Hudson River..1024.

St Nicholas av, from 110th to 112th..632.
112th to 114th..(274), 814.
114th to 116th..418, C 728, 768, E 820, †1006.
118th to 120th..858, M 866.
120th to 122d..(72), 418.
124th to 126th..941.
126th to 128th..K 156.
130th to 133d..B 28, B 196, 271, 941, K 949.
136th to 141st..941, M 950.
141st to 146th..65, †161, K 197, 271, M 277, 678, †882, 941.
146th to 148th..D 116, D 349, 814, D 819, 1065.
148th to 150th..723.
150th to 152d..A 28, A 423, A 1069, M 1070.
154th to 156th..107, B 115.
156th to 158th..271, C 276, E 424.
158th to 160th..771, (818), C 819, N 822.
164th to 166th..65, M 75, †1047.
166th to 168th..230, B 236, 678, B 683, K 685.

170th to 172d..C 236, 457, 1024, J 1030.
172d to 174th..22, 379, B 384, †702, G 820.
174th to 176th..E 424, 678, †1047.
176th to 178th..S 278.
178th to 180th..R 199, 379, S 386, (501), (548), A 548, (592), 632, 723, 814, R 822, U 823, 984, E 988, R 990, H 1030, 1065.
180th to 182d..(235), M 594.
182d to 184th..†565.
184th to 186th..†293.
186th to 188th..900, 984, *1018.
190th to 192d..768.
north of 192d..R 867, 900.
Seaman av..C 29, 723.
Sherman av..457, 897, 1065.
Spuyten Duyvil road..†403.

Terrace View av..R 32, 418, K 425, 498, H 640, 723.

Vermilye av..Dyckman to Hawthorne..*762, 858, M 866.
Hawthorne to Isham..N 595, S 867.

Wadsworth av, 173d to 175th..308, 858, S 867.
175th to 179th..N 157, P 314.
179th to 181st..B 115.
181st to 183d..941, B 947.
185th to 187th..190, 418, C 424, 723, F 729, 814, C 819.
189th to 191st..768.

West Broadway, Vesey to Park pl..(274).
Reade to Duane..811, 814.
e s, White to Walker..K 730.
e s, Walker to Lispenard..678.
Canal to Grand..†659, E 684.
Broome to Spring..P 386, G 549, E 639.
Spring to Prince..L 75, 109, H 117, 147, R 157, 1065.
Houston to Bleecker..K 775.
Bleecker to 3d..941, G 949, 1024.
3d to 4th..345, I 350, I 385, 941, 984.

West End av, from 59th to 62d..(548), 814, (863), C 947.
66th to 68th..M 350, (548), M 551, S 867, (946).
68th to 70th..A 235, K 237, W 239, B 349, K 350.
70th to 72d—V 464, W 464, W 505, 814, 858, 984.
72d to 74th..149, M 157, 543.
74th to 76th..190, E 549, 632, (638), G 640, 678, 768.
76th to 78th..678, A 683.
78th to 80th..(274), 308, 858.
82d to 84th..768.
84th to 86th..457, S 464, 587, S 595, 941, M 950.
86th to 88th..†202, S 314, 724.
88th to 90th..D 116, E 820, 938.
90th to 92d..S 158, K 821.
92d to 94th..379, 457, 814, 1024.
94th to 96th..587.
96th to 98th..E 549, (818).
98th to 100th..22, S 33, 190, 230, F 236, 498, 632, 678, S 777.
100th to 102d..B 639.
102d to 104th..22, 345, L 350.
104th to 106th..345, V 351, 457, 458, T 464, 587, F 988.

1st av, from Houston to 2d..A 28, 65, B 73, B 115, 632, G 640, 724, B 728, C 864.
2d to 4th..(114), I 463, 768.
4th to 6th..22, A 155, (311), (946).
6th to St Mark's pl..190, H 640, K 641.
St Mark's pl to 10th..S 32, L 75, (348), †479, *626, B 683, 984.
10th to 12th..(422), (727), R 731, 814, N 822, (863).
12th to 14th..22, A 28, D 29, 109, A 115, 149, (422), 768, G 775, †793, M 1031.
14th to 16th..(72), (114), (235), (274), E 685, U 731.
16th to 18th..W 33, (72), T 552, C 728, M 730, 768, (773), M 776.
18th to 20th..K 503, (682), N 686.
20th to 22d..814, (903).
22d to 24th..22, G 30, 149, M 157, 632, (638), K 641, R 642, 768.
24th to 26th..(235), S 238, 418, A 423, 458, (638), (682), 768, 859, C 904.
28th to 30th..(461).
30th to 32d..230, O 238, E 640, T 823.
32d to 34th..E 683.
36th to 38th..E 684, †839, A 1028.
38th to 40th..149, W 158, R 822, 900, L 905.
40th to 42d..149, K 197.
42d to 44th..149, (592), (946), G 948.
46th to 48th..L 277, K 949.
48th to 50th..1024.
50th to 52d..(154), M 463, 859.
52d to 54th..271.
54th to 56th..†202, †293, W 991.
56th to 58th..230, 587, S 596, 632, F 640.
60th to 62d..308, 458, (461), S 464, 543, E 684.
66th to 68th..814, M 821, 859.
68th to 70th..(72).
70th to 72d..U 239, B 863, F 864, 1024.
72d to 74th..(114), (195), (235), 455, K 463, (501), K 641, S 642, (682), (818).
74th to 76th..O 31, S 32, E 684, 1065.
76th to 78th..H 30, 190, A 195, L 198, (348), E 820.
80th to 82d..22, B 29, E 819.
82d to 84th..E 462, H 463, 724, (727), M 950, (987).
84th to 86th..(1028).
86th to 88th..O 31, M 641, 941, I 949.
88th to 90th..149, S 158.
90th to 92d..(727), B 1029.
92d to 94th..C 196, (348), D 729.
94th to 96th..65, E 116, (154), (311), (592), B 593, 984, (1028).
96th to 98th..(154), (274), 306, 458, (727).
98th to 100th..231, (422), 984.
100th to 102d..231, B 236, S 238, 379, 983, 984, 1024.
102d to 104th..(903), M 906.
104th to 106th..941, G 949.
106th to 108th..(72), (274), 984, B 988.
108th to 110th..230, B 236, P 351, B 904, *1018.
110th to 112th..(592).
112th to 114th..(27), (274), Q 277, R 464, (548), (773), 1024.
114th to 116th..F 29, (114), †439, E 593, L 641, 814, A 818, 941, D 948.
116th to 118th..D 29, 65, (114), 190, D 196, 271.
118th to 120th..379, D 384.
120th to 122d..(27), P 118, (311), 458, C 462, P 595, S 596, 633.
122d to 124th..K 30, (235), (311), 418, 633, 814.
124th to 126th..B 115, 724.

2d av, from Houston to 2d st..D 29, 942.
2d to 4th..22, (27), B 155, 231, T 239, 308, R 351, *452, 587, E 593, N 641, †702, N 866, (903).
4th to 6th..(72), (235), K 237, 308, M 313, R 504, (727).
6th to St Mark's pl..S 76, (114), H 550, S 595, E 640.
St Mark's pl to 10th..345, 984, T 991.
10th to 12th..A 115, A 155, 418, 587, 633, (903).
12th to 14th..(27), 65, 231.
18th to 20th..109, (275), (422), (592), 1024.
22d to 24th..(154), A 155, (195), (275), 769, E 820, 1065, (1068).
24th to 26th..(235), (312), M 906.
26th to 28th..150, B 155, G 640, E 684, (727), A 1069.
28th to 30th..S 823.
30th to 32d..(422), Q 504, (548), E 593, W 686, 1024.
34th to 36th..22, M 350, (863), 985.
36th to 38th..150, (312), 769.
38th to 40th..L 198, (461), D 462, M 594, R 642.
40th to 42d..(349), 498.
42d to 44th..22, W 33, E 684.
44th to 46th..(154), (195), 458, L 463.
46th to 48th..A 28, 418, (773), 859.
48th to 50th..(383), B 384, 633, 678, 859.
50th to 52d..814, E 864.
52d to 54th..(195), R 199, N 504, S 505, (682), C 728, 941, 942, (987).
54th to 56th..22, 190, H 865, J 865, B 988, 1024.
56th to 58th..Z 77, Z 387, *979, 1024.
58th to 60th..(27), S 33, K 594, L 776.
60th to 62d..109, M 118, A 349, 418, *628, *854, 859, M 866, W 951, W 1032.
68th to 70th..E 196, (235).
70th to 72d..C 774, E 820, 984.
72d to 74th..B 73, 109, S 157, 587.
74th to 76th..(818).
76th to 78th..(235), (384), (422), 633, (638), (727).
78th to 80th..K 237, L 237, M 238, (638).
80th to 82d..N 386, (638), 678, L 685
82d to 84th..L 31, 65, R 76, 150, 458, H 989.
84th to 86th..M 118, W 732.
88th to 90th..(501), E 593, 942, B 947.
92d to 94th..231, 308, (312), L 463, J 730, 769.
94th to 96th..418, (638), *672, B 1029, 1065, T 1071.
96th to 98th..(946), P 1071.
98th to 100th..109, 458, 587, G 593, 724, 769, G 775, K 865, 984, 1024, A 1028, H 1030, K 1070.
100th to 102d..(235), K 989, M 1070.
102d to 104th..379, D 384, (461), K 821, S 823, M 990.
104th to 106th..65, C 73, (195), (235), 379, M 385, (773), (863), (946).
106th to 108th..(275), C 276, 345, D 349, S 595, 1065.
108th to 110th..(235), (311), J 313, (349), S 552, 769, K 775, (818), M 822, *1018, 1024, 1065.
110th to 112th..(235).
112th to 114th..109, (114), B 115, L 117, S 199, (461), 678, 769, P 1031.
114th to 116th..65, 109, G 156, 498, L 1031.
116th to 118th..587, 769, T 907, 1024.
118th to 120th..190, (312), 345, 458, (682).
120th to 122d..F 156, 308, (311), S 314, (348), (461), 498.
122d to 124th..S 33, 379, (592), 633, L 641, L 730.
124th to 126th..345, (349), S 351, H 729, 769, 859, 941, H 949, S 951, H 989, 1024, 1065, M 1070.
126th to 128th..A 28, (154), (274), D 384, 418, *808, 858.

3d av, from 5th st to Astor pl..190, M 198, 543, 1065.
Astor pl to 10th st..(195), (682), (946).
10th to 12th..(154), L 157, (946).
12th to 14th..(27).
14th to 16th..(27), (195), 231, (275), (312), (384), (422), (501), (548).
16th to 18th..(154), (195), 231.
18th to 20th..(72), S 76, (195).
22d to 24th..D 73, S 76, (154), (312), 498, 587.
24th to 26th..65, (154), R 314, †328, †439, 724, 859, B 864.
28th to 30th..633, F 640, (682), (818), L 821, 1025, G 1029, G 1030.
30th to 32d..C 116, C 683, 724.
32d to 34th..271, K 277, †439, K 594.
34th to 36th..A 28, 65, A 72, (235), 419, 458, S 464, 859, (863), K 865, (988), S 1032.
36th to 38th..498, R 551, 678.
40th to 42d..(27), (384), 543, B 549.
42d to 44th..L 117, (195), H 350, (863), R 867.
44th to 46th..A 28, 418, 859, 942.
46th to 48th..D 549, (592).
48th to 50th..22, V 33, (682), M 686, 859.
52d to 54th..109, (235), A 236, 587.
54th to 56th..633, O 642, H 729.
56th to 58th..109, (422), (423), (461).
58th to 60th..S 731, *935.
62d to 64th..(501), G 549.
64th to 66th..P 314, (461), (592).
66th to 68th..H 550, L 594, (773), 1065, C 1069, H 1070.
70th to 72d..(638), 942, (988), W 1032.
72d to 74th..M 198, M 238, (638).
74th to 76th..R 32, S 157, (863).
76th to 78th..C 502, (727), E 819, E 820, (863), 1024.
78th to 80th..K 685, 769, *895.
80th to 82d..L 277, 724, B 728, 1065.
82d to 84th..(682), D 683.
84th to 86th..(114), (638).
86th to 88th..(72), S 199, *672, 769, A 773.
88th to 90th..W 239, 1025.
90th to 92d..†242.
92d to 94th..231, *374, (384), 543.
94th to 96th..109, H 905.
96th to 98th..22, B 28, (235), 271, S 278, (384), W 387, 458, M 464, 724, (946).
98th to 100th..769, M 776, (1068).
100th to 102d..(384), 724, S 731.
102d to 104th..190, (195), B 195, C 276, 942.
104th to 106th..(27), M 198, G 276, (638), (863), 899, (946), (947), L 949.
106th to 108th..(275), 419, 543, R 551, H 729, R 777, (863), (903).
108th to 110th..22, S 32, (72), 379, (638), E 640.
110th to 112th..(154), 379, (682), (818), (946).
116th to 118th..(72), 150, W 158, M 1071.
118th to 120th..65, P 76, W 77, (1028).
120th to 122d..H 197, M 1031, †1047, (1068), C 1069.
122d to 124th..65, (461), (501).
124th to 126th..(235).
126th to 128th..B 155, 498, H 503, L 503, 587, E 640, E 684, F 864.
128th st to Harlem River..379.

4th av (see Park av), from 8th to 10th sts..(27), (592), (682), W 687.
20th to 22d..859.
22d to 24th..(114), L 198, 633.
28th to 30th..L 198, 633, 814, P 822.
30th to 32d..543.

5th av, from 8th to 10th st..109.
12th to 14th..(461).
14th to 16th..(195), (501).
18th to 20th..(349), 633, (1028).
20th to 22d..(72), (114), (501), S 504, (592).
22d to 24th..(27), L 237.
26th to 28th..(27), (195), M 550, L 821, M 1031.
28th to 30th..379, 380, †614, (947).
30th to 32d..231, B 236, 305, G 313, (818).
32d to 34th..K 1030.
34th to 36th..(114), T 426, †659, 859, (987).
36th to 38th..(154), F 549, 814.
38th to 40th..(682), (1028), (1068).
42d to 44th..(154), F 156, †255, F 312, 859, (903).
44th to 46th..B 312, E 948.
46th to 48th..C 236, (818), H 865.
48th to 50th..1025.
50th to 52d..(27), 190, (195), †479, †967.
52d to 54th..419, H 424.
54th to 56th..(154), H 156.
56th to 58th..724, M 730, 769, W 823.
58th to 60th..P 776.
62d to 64th..190, B 196.
64th to 66th..S 867.
66th to 68th..724.
68th to 70th..345.
76th to 78th..†702.

78th to 80th..231, S 239.
80th to 82d..859.
82d to 84th..587.
86th to 88th..190, W 199, B 639.
92d to 94th..†202.
96th to 98th..188, 769, 814.
100th to 102d..65, L 641.
102d to 104th..188.
104th to 106th..M 31.
110th to 112th..22, K 156, K 594, 859.
112th to 114th..S 118, (154), (384), (461), (638), (863), K 865, 1025, C 1029.
114th to 116th..(154), 190, G 775, G 820, (947).
116th to 118th..W 1071.
118th to 120th..G 549, 859, W 868, H 949.
124th to 126th..724, T 907.
126th to 128th..231, 1066, L 1070.
128th to 130th..*14, M 117, *303.
130th to 132d..231, H 237, 419, L 425, 543, A 548, 587, H 949.
132d to 134th..(27), S 239, W 1071.
134th to 136th..N 277, G 463, (638), S 642.
136th to 138th..271, 458, S 464, *718, *808, (903), 942.

6th av, from Carmine to 4th st..541, 1025.
4th to 8th..109, 630, D 948.
8th to 10th..678.
10th to 12th..S 314, B 349, (682).
12th to 14th..814, R 990.
14th to 16th..(863), (1068).
16th to 18th..S 33, (592), (638), B 639.
24th to 26th..A 155.
28th to 30th..231, 380, (903).
30th to 32d..814, D 988.
34th to 36th..K 775.
36th to 38th..(638), 678, (818), B 819, A 988.
38th to 40th..(154), (195), (501), (547), (548), (682), (727), (773).
40th to 42d..(274), 721.
42d to 44th..(727), (773), (818), (903).
44th to 46th..(275), K 425, 458, 859, H 865, 1025.
46th to 48th..22, R 32, 724, 859.
48th to 50th..(312), 900, K 905.
52d to 54th..587, B 592, (682).
54th to 56th..(154), (235), E 948, L 1030.

7th av, 12th to 14th st..147, 187, †439, (682), 856.
14th to 16th..C 549, 769.
16th to 18th..(501), L 503, 900.
18th to 20th..65, 150, (195), 419, R 425, E 820.
20th to 22d..L 198, A 639.
24th to 26th..(72), C 864.
26th to 28th..M 31, 271, (548), 724, D 774.
28th to 30th..A 28, A 349, 419, 859.
30th to 32d..A 349, 419, *628, B 863, 900, W 907, 985.
32d to 34th..(312), Q 314, D 349, D 502.
34th to 36th..380, R 386, (501), (502), 633, (863).
38th to 40th..R 990.
40th to 42d..E 424, (773), *808, 899, P 950.
42d to 44th..D 312, D 683.
44th to 46th..(727).
46th to 48th..633, M 641, T 731, D 774, B 818.
48th to 50th..678, 769, M 776, M 822.
50th to 52d..(548), R 642.
52d to 54th..(423).
56th st to Central Park South..T 119, 231, A 235, A 236, †521, 1022.
110th to 112th..A 863, 900, G 905.
114th to 116th..768, E 820, †1006.
118th to 120th..345, 498, K 503, F 905.
120th to 122d..E 684.
122d to 124th..(863).
126th to 128th..(312), (773).
128th to 130th..345, E 819.
130th to 132d..231, C 236, E 684, 724.
132d to 134th..22, E 196, P 198, E 236, 380, 544, (638), W 907, 942.
134th to 136th..22, B 29, N 31, E 819, (863).
136th to 138th..271, S 351.
138th to 140th..(592), G 594, (638), E 948.
140th to 142d..C 384, (592).
142d to 144th..L 198, E 424, 587, W 868.
144th to 146th..F 196, F 197, M 198, (461), 678, F 685, S 686, T 731, (773), (1028).
146th to 148th..231, T 239, B 548, 724, S 731, (818), B 818.
148th to 150th..942.

8th av, Abingdon sq to Jane st..R 990.
e s, Jane to Horatio..G 117, (235).
Horatio to 14th..(638).
20th to 22d..22, S 32, (423), (592), 900, 942.
22d to 24th..(548), (903).
26th to 28th..E 684, A 863, 900.
28th to 30th..(114), (154), L 157, (548), (638).
34th to 36th..(195), 231, C 236, *628, 814.
36th to 38th..A 349, 419, 859.
40th to 42d..A 28, 418, (727), 858, (947).
42d to 44th..(114), (115), (728), (903).
44th to 46th..(27).
46th to 48..F 236, *808.
48th to 50th..(727).
50th to 52d..A 28, 418, 858.
52d to 54th..A 28, (115), 231, M 238, A 349, 418, 458, L 463, (502), C 502, E 684, 858, D 1029.
54th to 56th..C 73, M 76, 345, E 349, (461), C 593, C 988, 1025.
56th to 58th..K 277, (818), R 822, (988), 1025.
110th to 112th..(638), 769, (773).
112th to 114th..C 864, J 949.
114th to 116th..K 503, (548), O 551, K 865.
116th to 118th..U 33, U 77, M 866, F 948.
118th to 120th..M 1031.
120th to 122d..F 820.
122d to 124th..(275), G 313.
124th to 126th..(988), (1068).
126th to 128th..22, K 30, (154), (461), (592), N 595, M 686, (818), E 819, (863), 942, G 1029.
128th to 130th..150.
130th to 132d..308, 379, (727), G 729, 769, E 819, N 906.
132d to 134th..(195), (235), 587, 588, S 823.
134th to 136th..65, J 640.
136th to 138th..S 278, 859, K 865, K 1030.
138th to 140th..(423), G 424.
140th to 142d..(592), (818).
142d to 144th..(423).
144th to 146th..(114), (275), F 424, 814, (947), 985, S 990.
146th to 148th..22, M 31, (275), (461), 900, S 906, (947).
148th to 150th..(275), (773), (947).
150th to 152d..380, (384), S 386, S 731.
152d to 154th..(114), 458, J 463, 769, R 777, E 820.
154th to 156th..(349), 814, S 823, S 867, 900, S 990.
156th to 158th..†565.

9th av, Gansevoort to 14th st..588, L 594, L 776.
14th to 16th..B 73, (312), G 313, 588, 814, (1028).
16th to 18th..541, 1025.
22d to 24th..109, K 117, (682), (988).
24th to 26th..109, 588, P 866, 942, K 1030, M 1031.
28th to 30th..P 642, E 948, S 951.
34th to 36th..65, S 314.
36th to 38th..H 1070.
38th to 40th..(195), (903), 942, 1025.
40th to 42d..(27), 380, T 387, C 683.
42d to 44th..A 28, 65, 418, W 823, 858.
44th to 46th..(384), (817).
46th to 48th..(423).
48th to 50th..M 551, (818).
50th to 52d..(502).
52d to 54th..22, D 29, 150, F 503.
54th to 56th..C 73, C 593.
56th to 59th..*101, 148, 586, 630, (773), M 776, E 820.
204th to 206th..L 550.
206th to 208th..588.
214th to 216th..724, 942.

10th av (also see Amsterdam av), West st to 14th st..(195).
18th to 20th..231, G 237, †479, F 1070.
22d to 24th..(638), K 641, M 990.
24th to 26th..109, (312), S 777, M 1070.
26th to 28th..W 351, (773), W 777.
28th to 30th..N 822.
30th to 32d..(275), (384), M 386.
34th to 36th..(728).
36th to 38th..271, 458, (548), 633, P 642, L 730, 814, T 907.
38th to 40th..(27), 190, P 199, 633, (863), B 863, S 951, 1066.
40th to 42d..859, L 866.
42d to 44th..(235), E 684, (947).
44th to 46th..(27), E 684, W 1032.
46th to 48th..O 118, 458.
50th to 52d..(115), M 238, E 820.
52d to 54th..E 683, E 684.
54th to 56th..(72), C 73, 150.
56th to 59th..A 28, (72), (312), M 313.
w s, Isham to Emerson..1023.
e s, 206th to 208th..†123.

11th av, 20th to 22d..F 988.
24th to 26th..769, (773).
26th to 28th..A 28, 419, 859.
32d to 34th..(27).
36th to 38th..B 155, H 237, B 384, *493, 678, H 685.
38th to 40th..380, O 386.
40th to 42d..H 594.
42d to 44th..(27), (115), (461).
44th to 46th..22, 150, D 349, B 423, 769, (947).
46th to 48th..(27), H 30, 150, 190, 345, 458, (682).
48th to 50th..65, 308, S 314, 498, K 550, 724, B 728, 814.
50th to 52d..22, M 31, 109, S 118, †255, M 866.
52d to 54th..544, K 550.
54th to 56th..C 73.
56th to 59th..C 73, 150, (275), 498, T 1032.
160th to 163d..T 1032.
175th to 179th..1065.

12th av..A 195, L 277, 345, L 350, M 866.
13th av..(728).

MISCELLANEOUS.

Bulkheads, East River..147.
Bulkheads, North River..939.

East River..(114), K 313, (383), 458, Z 464, *935.

Grand Central Yard..†882.

Harlem River Ship Canal..R 32.
Harlem Creek..20, 107.
Hudson River, land under water..A 195.
Harlem River, land under water..344.
Harlem River..20, R 32, 65, M 75, 306, †882, 899.

Interior lots, plots, strips and gores..18, (114), F 116, *183, 188, 190, H 197, 376, 456, H 463, D 502, D 593, S 595, 676, 677, 678, (727), 812, 858, 941, T 951, (1028), L 1030.

Land under water, East River..W 991.

Miscellaneous..22, D 29, H 30, 65, B 73, 150, P 199, 231, C 236, L 237, R 238, 272, P 277, S 278, 308, C 312, E 312, M 313, 345, T 351, (384), 419, 498, C 502, N 504, 544, A 548, R 595, S 595, 633, B 639, N 641, 678, C 728, N, 730, S 731, 769, H 775, P 776, 814, M 821, 859, E 864, I 865, O 866, W 867, 900, E 905, J 905, L 905, M 906, P 906, 938, J 949, 985, I 989, P 990, 1025, I 1030, N 1031, 1066.

Plots..R 238, 677, (727), 858, B 864, R 906, U 907, B 1028.
Pier and bulkhead line, Harlem River..859.
Piers, East River..*935.
Piers, Hudson River..17, 147, T 314, 939.

Spuyten Duyvil Creek..R 32.
Speedway Park..899.

Wards Island, map of..M 75.
Washington Bridge Park..S 118.
Wharves..147, *935, 939.


## BOROUGH OF THE BRONX.

STREETS AND PLACES.

(All streets, avenues, places, etc., under this head marked with * denotes that the property is located in the new Annexed District (Act of 1895.)


*Adams..381, A 387, N 388, 498.
Adams pl..K 506, 770, H 1033.
Alden pl..546, 636.
Andrews pl..L 159, 860.
*Arthur..272, B 279, 498, 499, K 506, 588, S 689, 814, L 824.
Arthur..282.
*Ash..190.
*Augusta pl..†293, N 733.
Austin pl..*762, 860, *935, *979, 985, 1025.

Barretto (see also Fox st).
Eastern Boulevard to Spofford av..190, M 201, *626.
Whitlock av to Southern Boulevard..310, 860.
Southern Boulevard to Dongan..310, 860.
Dongan to 165th..E 79, 860.
165th to 167th..S 954.
169th to Home..23, 66, 769.
Home to Intervale av..G 553, 678.
Barry, from 156th to Longwood av..(423), 769, D 778.
Longwood av to Tiffany..25, D 34.
*Bartholdi..R 427.
*Beach..190.
*Bayard..380.
*Beacon..G 687, G 1033.
Beck (see also 151st st), from Union av to Av St John..(27), 678.
Craven to Longwood..65, P 81, 111, 544.
Longwood to Intervale avs..†242, 345, 458, 498.
Beech Ter..†479.
Belmont, from Macombs road to Inwood av..R 202.
Eden to Morris av..66, S 83, 679.
Morris to Weeks avs..65, P 81.
Belmont pl..M 597.
Benson..L 869.
Bettners la..112, †161, †242, 544, 588, 636.
*Birch..345, 588, 861, 942.
Birch..112.
*Bonta lane..(638).
Boone (see also Boone av), from Freeman, to Jennings..109, 769, 771.
Jennings to 173d..V 83.
Boscobel pl..70, 111, 113, H 120, P 122.
*Briggs..498, K 506.
Bristow, from Stebbins av to Jennings..109, B 119, F 279, 345, K 352, 814, B 823, O 825.
Jennings to 170th..191, 544, K 553, C 823, T 825, 942.
170th to Boston road..R 779.
Broad (see also Arthur av)..191, W 202.
*Bronx River pl..1026.
*Bronx pl..308, 345, 458.
Bronx, from Tremont av to 179th st..26, 310, 544, C 553.
Indef..380.
*Bronx Terrace..D 34, 544, S 554, 725, 769, L 824, L 1033.

Brook..637, 681.
Brown pl, from 132d to Southern Boulevard..419, J 427.
136th to 137th..458, M 688.
Bryant (see also Bryant av), from Lafayette to Garrison avs..109.
Westchester av to West Farms road..T 83, 193.
West Farms road to Freeman st..T 83, (818).
Freeman to Jennings..109, C 119.
Jennings to 172d..22, 150, 419, D 426, 458, D 465.
172d to 174th..L 201.
Buchanan pl..M 779, 815.
Burnet pl..458.
Bush..109, E 120, †659.
*Business st or pl..†439, L 824.
*Butler pl—724.
Butternut..71.
*Byron..M 466, *672, F 824, 900.

Cabot..†328.
Cameron pl..420, 500.
Canal pl..70, 546, L 597, M 1033.
*Carlisle pl..109, C 119, 859, 942, M 953.
*Carroll lane..O 597, †614.
Carroll pl..*223, 273, 309, K 869.
*Carroll..150, 544, W 554, †614.
*Carpenter..769.
Casanova..*626, 1067.
*Catharine..22, K 120, 150, P 160, P 280, 422, 545, 589, L 733, 769, N 953.
*Cedar..150, 231, H 240, 272, F 279, 985.
Centre..544.
Charlotte pl or st, from Jennings to 170th..191, N 733.
170th to Boston road..F 120, 150, 308, F 315.
*Chauncey..B 77, 633, 678, K 688, B 823.
Cheever pl..O 160.
*Chestnut..65, I 120, 678, 942.
Chisholm, from Intervale to Stebbins avs..†123.
Stebbins av to Freeman..65, K 80, 308, 769, W 992.
Freeman to Jennings..G 553, 633, 769, H 778, N 779, S 1034.
Church..726, C 823.
Clark pl..633, M 644, P 645.
*Clarence..150, 191.
Cliff..151.
Clinton..E 387, E 991.
Clinton pl..65, S 82, 900, C 907.
Clover..544, C 553.
Columbine (also see 183d st)..634.
*Concord..769, 859, 900, M 908.
Cordova pl..P 597, P 688.
*Corsa lane..588.
Coster..†37, S 645, 986, F 991.
Crane pl..23.
Crane st, from Robbins to Wales avs..M 1072.
Wales av to Timpson pl..25.
Craven (see also 156th st)..1067.
Cross..66.
*Cross..†614.
Crotona Park East..*223, 232, B 778, 1066.
Crotona Park N..232, M 241, S 688, †702.
Crotona Park S..M 427, 588, H 597.
Crotona pl..191, †565, 633.
*Cruger..†203, S 280, S 645, G 687, S 870.

Dater (see also 147th st), from Robbins to Concord avs..G 159.
Concord to Wales avs..*414, *537, 635, 943.
Dawson (see also 155th st east of Westchester av), from Wales to Tinton avs..D 387, D 553, M 597, 634, D 643, D 824, 985.
Tinton to Union avs..†364, 419, F 427.
Union to Prospect avs..(502), E 687, 944.
Prospect av to Craven..109, A 119, G 120, D 279, 308, F 315, 942, L 953.
Craven to Stebbins av..†84, 109, S 122, H 241, 308, K 315, 345, S 352, 633, 900, 942.
*Deane pl..345, C 387, F 387, T 645.
Delafield lane..985.
*Delancey pl or st..233, H 240, H 687, 1025.
Denman st..W 83.
Devoe..234, S 908, 1025.
Division..109, 192, H 200, 420, 635.
Dock..S 1034.
*Dock..419, W 428.
Dongan, from Intervale av to Kelly..860.
Kelly to Tiffany..860.
Tiffany to Southern Boulevard..E 79, 860, †1006, 1025.
Dorothea pl..22, 23, Y 36, *853.
Drake..590.
Echo pl..†123, C 868.

*Elizabeth..65, H 80, †403, 544, 633, 942, C 952.
Elizabeth..420, 500, 986.
Elm pl or st..272, 588, C 952, M 953, 1025, 1066.
*Elm..23, 308, 421, B 426, 861.
*Elwood pl..679, P 688.
Elsmere pl, from Prospect to Marmion avs..23, G 34, †37, M 81, 109, R 122, 419, 633, K 644.
Marmion to Southern Boulevard..65, E 79, E 120, 231, E 240, 421, D 426, E 952.
Emmerich pl..380.
Ernescliff pl..K 201, 232, P 554, 725, K 732.
*Evadna..192, H 200, 231.
Evelyn pl..458, H 465.
Exterior..191, B 200.

Faile, from Garrison to Seneca avs..109, D 119, †203.
Seneca to Whitlock avs..M 121, 150, M 352, 380, 419, C 426, 678, S 688, 769, W 779, 985, G 991.
Aldus to Westchester av..231, †255.
Fairmount pl, from Crotona av to Prospect av..D 351, D 387, 419, 588, M 597, 678, 815, 985, T 1073.
Prospect to Marmion avs..23, C 33, G 34, 191, L 201, *303, 588, B 687.
Marmion av to Southern Boulevard..†242, W 316.
Featherbed lane, from Aqueduct av to Nelson av..65, 66, K 80, M 80, M 81, 109, F 120, *718, 900, 901, 942, 943, C 952, F 952, K 953, M 953, 986, 1026.
Nelson av to Macombs road..65, 66, 67, 69, C 78, D 78, E 79, F 79, H 79, H 80, K 80, M 80, S 82, 109, W 122, 588, 943, S 953, 986.
Macombs road to Inwood av..R 202.
*Ferris pl..421, B 426, †614.
Field pl..H 953.
*50-ft st..66, F 79.
*Filmore..66, F 79, 231, 272, N 280, P 645, 678, 725, 942.
Forest..726.
*Forest..678, B 687.
Ford..942.
Fort Independence..23.
Fox (see also 150th st), from Union to Av St John..H 241, 419, K 427, L 427, 458, K 465, L 466, 588, F 597, L 597, (947), 986.
Av St John to 156th..21, 23, G 1033.
156th to Intervale av..66, 111, B 200, 345, 346, C 351, 458, 498, 633, 860, D 904.
Intervale to Dongan..E 79, †521, 860.
Dongan to 165th..860, †1006.
165th to 167th..24, M 35, (72), 498, 544, R 554, S 954.
167th to Home..23, 66, *143, 458, 544, 633, R 645, 769.
Home to Freeman..W 83, 678, R 991.
Franklin lane..25.
Frederick..A 119, 272, 309, 420, C 596, 902, D 907.
Freeman, from Union av to Prospect av..380, F 388.
Chisholm to Stebbins av..65, K 80, †967.
Stebbins to Intervale avs..23, J 34, S 36, 815, B 823.
Fox to Southern Boulevard..150, (155), H 159, (461), (548), (904).
Southern Boulevard to Vyse av..420, 458, †479, 859, C 868, G 868.
Vyse av to Longfellow av..382, 45', G 465, †479, (818), W 870.
*Fulton..23, K 34, 231, O 241, 588, D 596, 725, 769, 770, 815, 1066, D 1072.

Garden..150, †161, M 388, 458, R 466, 769, G 778, 859, B 951.
*Garden..816.
*Garden pl..T 36.
*Garfield..66, A 77, 109, 231, M 427, 458, M 466, K 991.
George..1066.
German pl, from Westchester av to Rae..191, S 241, 380, R 388.
Giles pl..†242.
*Glover..346.
Gouverneur..L 869, 942.
Gouverneur pl..191, K 201, 231, G 240.
*Graham..25.
Graham sq..M 688.
*Grant..191, 588, J 597.
*Green lane..23, N 35, S 82, †84, †123, G 240, 308, R 466, 544, 724, T 779.
Grote, from Crotona av to Southern Boulevard..588, R 991, 769.
Grove..111, O 280, L 427, 459, 545, M 1072.
*Guerlain pl..193, F 200.
*Guion pl..66, M 81, M 597.

Hall pl..544, O 554, *626, C 824, 901, 985.
Halleck..590.
*Halsey pl..458.
*Halperin..191, 724, C 732, 815, H 824.
Hampden..67.
*Hancock..66, L 80, 109, 150, M 160, 346, †403, F 597, 985, C 991, 1066.
Harlem River Ter..24, 150, 151, B 158, D 159, H 159, K 159, M 160, 191, B 278, 902.
*Harrison..419, †702.
*Harriet pl..419.
*Haskins..380.
Hawkstone..B 78.
*Hazel..1066.
Herkimer pl..*853.
Hewett pl..(27), (349), (423), E 824, C 952, 1025.
*Hicks..272.
*Hickory..†203, 724, 769.
*Hobart..152, C 158, M 388.
Hoe (see also Hoe av), from West Farms road to Home..380, 589, P 597, 815, Jennings to 173d..111, K 279.
Hoffman, from 3d av to 187th st..66, F 79, *84, †161, T 202, F 732, 985.
187th to 188th..544, 769, 770, M 779, 815, B 823, F 908.
188th to 189th..346, 419, 815, F 868.
189th to 191st..†522.
Home, from Boston road to Forest av..A 278, N 597.
Forest to Tinton avs..W 954.
Tinton to Union avs..G 200.
Union to Prospect avs..23, M 35, 109, A 119, O 506, 633, A 643, 901, A 907, 1025.
Stebbins to Intervale avs..*493, 769.
Intervale av to Barretto..G 553.
Barretto to Southern Boulevard..859, G 868, 1066.
Southern Boulevard to Hoe av..112, T 554.
Vyse av to West Farms road..T 83, 419, 1027, S 1034.
West Farms road to Westchester av..T 83.
*Huguenot..R 953.
Hyatt pl..942.

Ittner pl..380, I 505, I 688, 942, 985, (1028).
*Ivy..23, W 36, 66.

*Jackson..†84.
Jacob..272, M 953.
*Jefferson..C 119, 381, N 388, †522, 588, C 596, 633, 726.
Jennings, from Boston road to Prospect av..1066.
Prospect av to Bristow..23, F 34, 109, R 122, 231, G 240, G 553, 633.
Stebbins av to Wilkens pl..C 78, 544, A 552, 769, A 778, R 779, 815.
Wilkens pl to Southern Boulevard..B 78, (592), N 733, (1028), (1068).
Bryant av to Boone..308, S 316, 861, L 869.
*Jerome..(275), D 643.
Jessup pl..H 644, 1025.

*Julianna..233, O 241, *1018.

Kappock..†203, L 279, 346.
Kelly (see also 152d st), from Robbins to Wales avs..B 78, L 80, 109, Y 123.
Wales to Union..K 869.
Union av to Av St John..P 81, P 82, 678, L 688, 986.
Craven to Intervale av..W 83, †84, †242, 769, P 1034.
Westchester av to 165th st..†242, 945.
165th to 167th..S 202, †203, K 1072.
167th to Intervale av..66, G 120, †123, 231, P 241.
*Kinnear pl..458.
Kossuth pl..191, 588, T 598.
Kingsbridge terrace..150, 152, B 158, C 159, †161, 231, M 241, 458, 499, N 506, 544, D 553, †565, A 643, 678, B 687, G 778, A 1033.
Knox pl..23, 942.

*Lafayette..231, 770, N 1034.
Lane north of Boston road..724.
Lane, 25 ft wide..273.
Lane, west of Nathalie av..985.
Lane, leading from Albany Post road to H. R. R. R...F 34, *762, 943, P 953.
Lebanon..D 426, 985.
*Lebanon..S 36, 66, 150, 308, S 316, 380, 769.
*Legget pl..(115).
*Leland..150, D 352, 380, 633, G 643.
Lexington..G 159.
*Libby..546.
*Liberty..M 201.
Lillian pl..635.
*Lincoln..678, K 688, B 778.
Lisbon pl..499, F 505.
*Logan..D 34, A 426, D 732, D 868.
Longfellow st (also see Longfellow av), from Freeman to Jennings..M 80.
176th to Boston road..109.
Lorillard st or pl, from 3d av to 188th..O 121, S 352, M 466, 769, 770, D 778, M 779, M 869, 1066.
188th to Pelham av..†522.
Loring pl, from 183d st to Fordham road..419, W 428, 458, L 466, 544, B 552, †614, 633, G 643, 678, M 688, 724, E 732, O 733, 815, W 825, 942.
indef..S 122.
*Louise..150, 308, L 779, 901, L 908, K 953, R 953.
*Lowerre pl..*672, 901.
Lowmede..23, 346.
Lyman pl..G 120, B 279, 308, S 352.
Lyon..T 554.
*Lyvere pl..23, B 33.

McClellan..499, O 644.
Macy pl..233.
*Madison..231, †255, M 279, †614, 901, K 953, W 954.
*Magenta st..346, D 351, 419.
*Main..24, (27), P 81, (115), E 159, 191, 231, 308, C 315, 499, 500, F 505, 546, C 553, 588, H 597, J 597, †967, 1026, (1028), F 1033, B 1072.
Manida..23, 112, 272, C 279, 590, M 597, *626, †702, 859, P 870, †1006, 1067.
*Mansion..H 1033.
*Maple..†84, 109, M 121, 150, 859, B 868, L 869, A 951.
Marcy pl..273.
*Marion..422, 458, N 466, 588.
*Marian..346, 419, 633, M 644, 679, C 687.
*Mary..66, 308, 380, D 387.
Mary..901.
*Matilda..110, 191, 419, 459, 635, H 643, 725, 770, 815, †882, 942.
*Matthews..859, M 869.

*McDonald..109, 153, R 160, 770, 816, 862, B 868, 902, 945, 1025.
Meadow..25.
*Meadow..*626.
*Mead..†84, *303, †1006.
*Mechanic..1027, 1066.
*Merrill..421, †565, 726.
Minerva pl..815.
Minford pl, from Jennings to 172d..191, 231, 272, 347, 419, H 427, 588, 678.
172d to Boston road..636.
Monroe..901.
*Montgomery pl..B 687, B 732.
Morris..109, 231, 272.
*Morris..272, 1026, J 1033.
Morris pl..590.
Mott..R 554.
Mt Hope pl, from Jerome to Walton av..*1061.
Walton to Morris av..544, (548), 724, S 733.
Morris to Monroe..109.
Monroe to Anthony..1026.

Niles..985, D 991.
North, from Jerome to Davidson avs..231, G 240.
Davidson to Grand..G 79, G 643.
*North..66.
Northern terrace..M 81, 151, 192.
North pl..25, 861.

Oak terrace..231, 380, C 387, 420.
Oak Tree pl..O 315, J 505, J 506.
*Oak..588, 1066.
Oakland pl, from Belmont to Crotona avs..23, A 33, G 505.
Crotona to Clinton av..M 427, 985.
Clinton to Prospect avs..815.
*Oakley st or pl..†37.
Old West..C 553, C 952.
Old Jacob..588.
Old Milton..680.
Oliver pl..724.
Orchard..23, 112, W 467, 633, 635.
*Orchard..66, 272.
Oxford pl..E 1072.
Ozark..B 505, T 1034.

Palisade pl..1025.
*Palm..66, 347, 724.
Park View pl..M 553, 634, 770, 816, M 824.
Parkside pl..†364, 458, S 1034, †1047.
Park..902, 986, G 991, 1025.
*Pell st or pl..E 34, 419.
*Pelham lane..*672.
*Pennyfield lane..112, 152, 310.
Perot..66, 109, 815, B 823.
Pierce..M 953.
*Pierce..†293.
*Pine..815.
Poe pl..W 160.
*Point..633, R 645.
Pond pl..B 78, G 79.
Pontiac..O 427.
Popham..109.
*Poplar..150, D 159, M 279, †293, 346, F 352, 419, M 427, N 427, 499, N 554, 588, 678, N 688, 859, †967, *1018, 1025, 1027.
Potter pl..W 908.
Private..W 160, 635.
Proposed new street..66, 67, 69, B 77, D 78, M 81, 151, B 158.
*Prospect terrace..544, C 643, S 645, *672, 815, B 823, 901.
*Prospect..272, (638).
*Purdy..*183..346, 347.
Public pl..151, M 160.
Pyne..V 36.

*Quincy..459.

Rae..S 241.
*Randall..J 778.
*Reiss pl..460.
Reservoir Oval, W..770, O 779.
Reservoir Oval, E..726.
Reservoir pl..M 953.
*Richardson..231.
*Richard..815.
Ridge..232, 860, 1026.
Ritter pl..D 868.
*River..150.
River..942, 985.
Riverdale lane..152, 308, C 315, C 643.
Rockfield..232, A 240, 679, 943, N 953.
Rodman pl..66, (275), G 279.
Rogers pl, from Westchester av to Hall pl..A 278, 633, 724, B 778, 815.
*Rose..T 36, 66, E 79, G 908.
*Roselle..66.
*Rowland..150.
*Ruskin..T 554, 634, D 1033, 1066.

*Sagamore..S 36.
St Josephs (see also 144th st), from Robbins av to Wales av..T 280, M 1072.
Wales av to Timpson pl..T 280, P 352.
Timpson pl to Whitlock av..1067.
St Mary's, from Powers to Concord av..500.
Concord av to Southern Boulevard..T 280, P 352, 588, H 687.
*St Ouen pl..193.
St Paul's pl, from Webster to Park av..111.
3d to Fulton av..†37, 191, †565, 633.
Schuyler (see also 153d st)..544.
*Schieffelins lane..678.
Seabury pl..66.
*Seminole..109, 150, 231, S 241, 944, 985, S 991.
*Seton..588.
*Sheil..109, C 119, 151, 381, S 388, 458, S 466, 499, T 554, 633, 815, 985, L 991, S 1073.
Sidney..545, 986.
*Silver..66, M 1072.
Simpson (see also Fox st), from Fox to Dongan..859, 860, 1025.
Dongan to Westchester av..860, †1006.
Westchester av to 167th..109, M 121, S 122, W 123, 191, M 201, N 201, S 202, †364, 498, 499, (818), 901, S 908.
167th to 169th..232.
169th to Home..*143, 458, 633, R 645.
Home to Freeman..W 83, R 122, (548), 770, M 779.
South..232, G 240.
*South Elizabeth..633.
South pl..25, 861.
*Sound View pl..†203, 347.
*Southerly..419.
Spring..W 160.
*Storrow..942, 1066.
*Sycamore..150, L 159, M 159, 771.

*Tacoma..815, *1018.
*Taylor..R 82, N 241, 272, F 279, 544, A 552, D 553, R 598, †614, W 992.
Terrace pl..F 465, 500, 986, G 991, 1025.
Teasdale pl..H 34.
*Theriot..†328, †522, †659.
*Thwaites pl..815.
Tiffany, from Edgewater to E Boulevard..193, 589, 590, O 1034.
Eastern Boulevard to Randall av..193 589, 590, O 1034.
Randall av to Longwood av..*626, 1066, 1067.
Longwood av to Spofford av..*626, 724; 860.
Spofford av to Barry..458.
Lafayette av to Whitlock av..R 82, R 779.
Whitlock av to Fox..310, 633, 636, C 643, 860.
Fox to Dongan..23, 191, M 201, †521, 860, H 869, M 869.
Dongan to 165th..860.
165th to 167th..272, F 279, F 643, W 734, 901, F 907, F 908.
167th to 169th..*853.
Timpson pl, from St Josephs to 149th..25, *935.
*Tompkins..231, 419, 588, 815, M 991.
Topping (see Topping av)..R 82.
Tower pl..460.
Trafalgar pl..*101, 499, 860, B 868, 1027.
Travers (also see 198th st)..24, M 388, 500, K 869.
Troy..L 279, 986.
Twenty-five ft alley..K 120.

Union..815, D 824.

*Van Buren..66, 109, R 122, 231, 346, †439, G 868.
*Van Nest..A 387.
*Victor..68, 109, C 119, 346, †439, E 553.
Vineyard pl..S 688.
*Vine..191, T 202, 347, 815.
Vyse..382.

*Walkley pl..816.
*Waldo pl..†923.
Walnut..S 733, 986.
Warren..1066.
*Washington pl..1026.
*Washington..231, 347, (349), B 732.
*Watson..588.
Waterloo pl..D 159.
Waverly..499, 860, F 868.
Wayne..945.
Wellesley..499.
West..L 80.
Whittier..590.
*Wilcox..231, 679, V 689.
Wilkins pl (also see Wilkins av), from So Boulevard to Jennings..(592), 942.
Willard st..191, S 202.
William (see also 161st st)..E 687.
William (also see Carter av)..589.
*William..68.
*Wilson pl..151, M 201, 679.
*Willow lane..153, L 159, B 196, 381, 679, 680, S 1073.
Woodruff (also see 176th st)..308, 499.
Worthen..68, *718, 1067.
Worth..589, K 597.
*Wright..109, V 122.
1st..70, 233, C 465, C 553.

*1st..26, S 36, 67, S 82, †84, 110, 150, 308, 346, B 351, M 352, 419, *672, 724, H 732, 862, S 870, H 908, 985, N 991, S 1073.

2d..679, 985, 1026.
*2d..23, D 34, E 34, 67, F 79, G 79, N 81, †84, 110, S 122, 151, 152, 231, 232, M 241, 308, G 315, M 315, V 316, M 352, 380, 381, 419, 544, 588, 590, 635, 724, 725, 771, 815, D 824, 860, F 868, †882, 901, C 952, N 953, 1025.

3d..634, 770.
*3d..23, 66, 67, L 80, 110, G 120, 151, M 159, 272, D 279, 420, V 428, 458, 588, S 598, 636, D 643, 724, D 732, 815, B 823, 901, D 907, 985, 1067.
4th..380.
*4th..24, 192, 232, P 351, 380, 419, 459, 499, †522, 544, M 554, T 554, 635, O 688, 817, 901, 1066, B 1072, M 1072.
5th..309.
*5th..23, 152, D 159, L 159, 191, S 202, 346, 380, K 388, 419, 544, 545, W 554, H 644, 724, B 823, 860, A 868, P 870.
*6th..110, S 122, 151, 272, K 388, 544, 635, 679, 724, A 868, D 952.
*7th..110, A 119, C 119, S 122, 150, R 202, *537, 544, 588, J 644, 679, E 687, 724, 725, S 733, S 734, 770, C 991, 1025, H 1033.
*8th..23, H 34, 66, 110, 192, 308, F 315, *537, 943, *1018.
*9th..66, D 78, B 200, †293, 308, F 315, 633, C 643, H 643, S 953.
*10th..G 34, 66, B 78, G 79, †403, 419, K 644, 679, 770, 815, F 824, S 953, 1066.
*11th..23, 66, H 79, 150, 233, 272, 419, W 428, 459, S 953.
12th..902.
*12th..C 34, 66, G 79, S 122, 151, D 159, 272, D 279, 499, (548), 633, M 644, 679, 815, B 823, 860, R 870.
*13th..Z 36, F 79, 110, W 122, 150, Y 160, 272, 346, F 352, (384), 460, B 465, M 506, 544, 633, 634, M 733, H 908, 985, B 991, 1026, 1067.
*14th..P 122, 150, S 160, 272, 945.
*15th..272, 679.
*18th..634, H 644.
*19th..Y 160, 860.
*20th..1026.

132d, from Brown pl to Brook av..419, J 427.
Brook to St Anns av..(27).
Cypress to Willow av..633.

133d (also see Southern Boulevard), from 3d av to Lincoln av..G 200.
Alexander to Willis av..67, G 79.
Southern Boulevard to Cypress av..192.
Cypress to Willow av..(195), 633, P 733, †967.

134th, from Lincoln to Alexander av..(548).
Alexander to Willis av..150, 380, 588.
Willis av to Brown pl..272, 380, T 734, 770, K 778, *853, 901.
Brook to St Anns av..(384), G 388, 458, 770, 815.
St Anns to Cypress av..66, M 733, 815, 816.
Cypress to Willow av..(195), 634, H 644.

135th, from Rider to 3d av..N 733.
3d to Lincoln av..1026.
Lincoln to Alexander av..M 81, 380, E 868.
Alexander to Willis av..(384).
Willis av to Brown pl..23, B 119, 380, R 388, R 779.
Brook to St Anns av..346, S 352, (682), 770, C 778, J 778, 942, T 954.
St Anns to Cypress av..110, 346, T 353, 458, G 597, 634, (682), W 825, B 1072.
Cypress av to Southern Boulevard..635
Southern Boulevard to Willow av..R 241, 499, S 598.

136th st, from Rider to 3d av..F 553.
Lincoln to Alexander av..25, 308,, 346, 380, K 388, 942.
Alexander to Willis av..R 36, 380, 419, 724, Q 733, 985.
Willis av to Brown pl..724.
Brown pl to Brook av..111, 458, M 688.
Brook to St Anns av..(312), (548), R 554, *582, 635, B 643, B 823, *1018, (1028), H 1033.
St Anns to Cypress av..23, H 34, 66, D 78, 110, J 465, (502), (592), B 596, V 598, S 645, O 869.
Cypress av to Southern Boulevard..635, 1025.
Southern Boulevard to Walnut av..†255, 770, B 868, K 991, B 1072.

137th st, from Rider to 3d av..(773).
Lincoln to Alexander av..25, 231, G 240, P 241, S 908.
Alexander to Willis av..308, (423), E 687.
Willis to Brown pl..23, F 120, R 122, 458, B 465, F 505, 634, W 908, K 953.
Brown pl to Brook av..111, M 688.
Brook to St Anns av..*582, 635, B 643, B 823, *1018.
St Anns to Cypress av..110, M 121, 272, 308, D 351, I 505, I 644, M 644, I 732, M 733, 901, 942, 985.
Cypress av to Southern Boulevard..1025.
Southern Boulevard to Walnut av..B 33, B 78, 460, (682), 902, R 908, 986.
Walnut av to E River..†242.

138th st, from Gerard to Walton avs..(72), B 77, 191, B 200.
Park to Rider av..*762, 816.
3d to Alexander av..380.
Alexander to Willis av..(235), N 506, H 687, S 733.
Willis av to Brown pl..N 279, 634, O 644, K 688, O 869, 1025, 1066, F 1072.
Brown pl to Brook av..E 352.
Brook to St Anns av..232, G 240, E 352, 419, G 824.
St Anns to Cypress av..I 241, 272, 499, (548), (592), G 824, (988), 1025.
Cypress av to Southern Boulevard..66, M 201, (947).
Southern Boulevard to Walnut av..458, J 465, W 467, 499, J 506, L 506, P 506, W 507, 679, 770.

139th st, from Morris to Alexander av..770.
Alexander to Willis av..23, 110, M 121, 380, (461), S 825, E 868, Y 1034.
Willis to Brook av..380, †403, S 554, 634, O 644, O 869.
Brook to St Anns av..(27), A 33, 66, A 77, R 82, R 122, H 200, 232, L 241, 272, 346, A 687, 901, 942, D 952.
St Anns to Cypress av..24, 192, 232, 544, 679, 860, B 868, J 908.
Robbins av to Southern Boulevard..*853, 942, 944.
Southern Boulevard to Walnut av..†123, *853, 942.
Walnut av to E River..†328.

140th st, from Morris to 3d av..380, T 507.
3d to Alexander av..(502), 815.
Alexander to Willis av..S 122, M 388, B 505.
Willis to Brook av..634, O 644, O 645, (682), O 869.
St Anns to Cypress av..23, 66, 110, (115), N 121, 150, 232, 308, S 316, 588, H 597, *672, 679, 724, 941, 942, O 1034.
Cypress to Robbins av..V 1073.
Robbins av to Southern Boulevard..458, 945, 1027.
Southern Boulevard to Walnut av..L 80, *853, 942, 945.

141st st, from 3d to Alexander av..110, L 121.
Alexander to Willis av..380, T 428, 588, (592), K 597, 726, 771, T 779, T 991.
Willis to St Anns av..634, O 645, O 869, †1006.
St Anns to Beekman av..634..
Beekman to Cypress av..(548).
Cypress to Robbins av..25, 152, 192.
Robbins av to Southern Boulevard..W 353, *853, 942, 945, 1026, 1027.
Southern Boulevard to Locust av..†84, *183, †242, 346, O 352, *718, *854.

142d st, from College to 3d av..23, D 34.
Alexander to Willis av..(115).
Willis to Brook av..23, 634, O 645, E 824, 860, O 869.
Brook to St Anns av..(27), 191, (638), 860, (988).
Robbins to Wales av..†123, 1066.

143d st, from Morris to College av..D 553.
College to 3d av..M 388, (502), R 825.
Alexander to Willis av..544, 545, C 687.
Willis to Brook av..C 33.

144th st (see also St Josephs st), from Park av to Rider av..S 428.
Morris to College av..D 553.
College to 3d av..R 908.
3d to Willis av..273, H 279, (384), †565.
Willis to Brook av..419, M 427, D 465, E 824, K 908, W 908.
Brook to St Anns av..191, D 240, M 241.
Robbins to Concord av..H 687.
Southern Boulevard to Whitlock av..*935.
east of Whitlock av..68.

145th st, from College to 3d av..458, E 687.
3d to Willis av..191.
Willis to Brook av..S 160, 308, 380, H 388, 458, M 466, (548), 634, O 644, O 779.
Brook to St Anns av..(72), G 79, (115).
Southern Boulevard to Timpson pl..23, H 34.
east of Timpson pl..1067.
indef..(423), 769, D 778.

146th st, from Park to Morris av..110, (115), C 119, †255, G 597.
Morris to College av..(1028), O 1072.
College to 3d av..M 35, (461), M 466, (548), M 641.
3d to Willis av..G 553, (818), 945.
Willis to Brook av..(27), 66, 191, 232, P 241, 308, M 315, 380, 634, K 644, (682), (773), K 778, (818), S 953.
Brook to St Anns av..634, (638), H 643.
east of St Anns..25.

147th st (see also Dater st), from Bergen to Brook av..634, K 644,, 770, (947).
Brook to St Anns av..66, B 240, 942, 985, W 1073.
Robbins to Wales av..*267, 308, *414, *537, 635, 943, M 1033.
Wales av to Southern Boulevard..*143, 273, 1027.
Southern Boulevard to Austin pl..860.

148th st, from Park to Morris av..110, B 119, B 158, (275), Z 280, R 554, Z 825.
Morris to College av..151, F 824.
College to Courtlandt av..815, 942, 943.
Courtlandt to 3d av..772, M 779.
3d to Willis av..902, H 953.
Bergen to Brook av..S 82, H 120, G 240, S 1034.
Brook to St Anns av..H 79, 815, G 869, (904), 1025, G 1033.

149th st, from Harlem River to Gerard av..B 643.
Park to Morris av..(155), †161, (502).
Morris to Courtlandt av..151, S 160, 191, M 201, 860, L 869, 901.
Courtlandt to 3d av..D 732, (904).
Bergen to Brook av..151, 380, A 387, D 387, †659, (773), A 778.
Brook to St Anns av..R 645, 724, C 732, †793, (818), †923.
St Anns to Eagle av..680.
Eagle to Trinity av..†839, 1025.
Union to Prospect av..S 953.
Southern Boulevard to Austin pl..985.

150th st (see also Fox st), from Walton to Mott av..69, K 80.
Mott av to Spencer pl..W 689.
Park to Morris av..110, (115), M 121, (349), (384), F 388, (592), 860, M 869, (947).
Morris to Courtlandt av..W 83, 634, 1025, C 1072, W 1073.
Courtlandt to Melrose av..(1028).
Melrose to 3d av..(423).
3d to St Anns av..K 241, 634, H 644, H 991.
Wales to Union av..112, D 279, 679, 681, B 687, D 687, L 688, (728), S 870.
Prospect av to Bronx River..H 241.

151st st (see also Beck st), from Park to Morris av..151, †1006, R 1034.
Morris to Courtlandt av..191, 272, 679, 770, W 779, 860, C 868, L 869, 942.
Courtlandt to Melrose av..†161.
Melrose to 3d av..66, 151, 232, W 242.
Robbins to Concord av..O 427, C 1072.
Wales to Tinton av..*979.
Union to Prospect av..(27), 771, M 779.

*151st..308, M 315.

152d st (see also Kelly st), from Park to Morris av..F 465, †479, 500, (773), (818).
Morris to Courtlandt av..S 280, G 315, 419, 499, B 552, 724, (818), 1066, S 1073.
Courtlandt to Melrose av..308, K 465.
Melrose to 3d av..(728), A 907.
Robbins to Wales av..66, B 78, L 80, 109, 110, Y 123, 272, B 279, M 279, 588, 942, C 952.
Wales to Union av..110, S 122, 588, 942, *979.

153d st, from Park to Morris av..N 160, (235), 380, 460, S 46, 861, M 869.
Morris to Courtlandt av..†37, 151, 308, V 316, 460, F 465, †565.
Courtlandt to Melrose av..544.
Melrose to 3d av..(592), R 598, N 779, 944, K 953.

154th st, from Park to Morris av..G 159, †255, G 952.
Morris to Courtlandt av..23, 66, (155), F 159, 232, 770.
Courtlandt to Melrose av..†37, †123.
Melrose to Elton av..634, F 643.

155th st (see also Dawson st, e of Westchester av), from Park to Courtlandt av..L 80, 308, B 596, 634, B 643, 724, M 779, (863), 901, 942.
Courtlandt to Melrose av..23, K 34, H 120, 272, B 278, 459, W 467, M 506, 544, K 553, M 554, G 869.
Melrose to 3d av..193, M 201, 458, I 465, 544.
Westchester to Tinton av..M 597, 634, D 643, 985.
Union to Prospect av..944.

156th st, from Courtlandt to Melrose av..(638).
Melrose to Elton av..G 824.
3d to Brook av..K 241, (275), (384), G 388.
Brook to St Anns av..(195), (728).
Eagle to Cauldwell av..C 387, 499, C 868.
Cauldwell to Jackson av..110, 232, E 240, F 240, 273, L 279, 986.
Jackson to Westchester av..110, (638), C 643, A 868.
Westchester to Tinton av..771, H 778.
Tinton to Union av..193, G 200, 544, M 554.
Union to Prospect av..23, G 34, K 35, M 35, (988).
s s, Prospect to Dawson av..B 351, S 598.
n s, Prospect av to Hewitt pl..C 643.
Dawson to Kelly av..A 552, D 732.
Beck to Fox..633.
Fox to Southern Boulevard..66, 346, C 351, G 1033.

157th st, from Park to Courtlandt av..†37, S 645, (682), 770, M 779.
Courtlandt to Melrose av..E 643.
Melrose to Elton av..273, M 644.
Brook to St Anns av..K 506.

158th st, from Park to Courtlandt av..680.
Courtlandt to Melrose av..110, S 1034.
Melrose to Elton av..23, 110, F 120 151.
Elton to Brook av..(592).
Brook to St Anns av..P 388, P 427.
Eagle to Cauldwell av..110.
Tinton to Westchester av..N 201.

159th st, from Park to Courtlandt av..232, G 240, U 991.
Courtlandt to Melrose av..23, 308, 459, 499, S 507, 544, W 734, 860, F 868.
Brook to St Anns av..67, M 81, †967.

160th st, from Park to Courtlandt av..724.
Melrose to Elton av..E 352, J 352.
Elton to Cauldwell av..E 687.
Cauldwell to Jackson av..70, 902, W 908.
Jackson to Tinton av..F 643.
Tinton to Westchester av..151, G 200, (548).

161st st, from Walton to Sheridan av..111, 272, M 279, 421, 544, M 553.
Grant to Morris av..500, S 507, D 991.
Morris to Park av..23, W 689.
Park to Courtlandt av..23.
Courtlandt to Melrose av..499, R 506.
Elton to Washington av..(1028), H 1033.
Washington to Brook avs..K 688.
Brook to St Anns av..770.
Cauldwell to Trinity av..309, †748.
Trinity to Jackson av..110, 232, (773), (818).
Forest to Tinton av..151, B 278, 635.
Tinton to Prospect av..(27), 113, 153, 944, C 952, D 952.

162d st, from Ogden to Anderson av..H 240, S 428.
Walton to Sherman av..111, 272, L 279, M 279, 421, 544.
Sherman to Morris av..25.
Morris to Park av..W 160, L 644, L 733, C 868, L 869.
Park to Courtlandt av..E 79.
Courtlandt to Melrose av..232, D 240, †328, 545, B 552, 815, D 824, L 953, B 1072.
Brook to 3d av..420, †614, 770, W 779, 815, O 825, H 1033.
Prospect to Westchester av..23, 380, G 388, M 427, G 465, 546, P 554.

163d st, from Sheridan to Sherman av..W 160.
Sherman to Grant av..152.
Morris to Teller av..380.
Courtlandt to Melrose av..679, 1066.
Melrose to Brook av..66, Z 83, 459, R 825.
3d to Eagle av..(235).
Eagle to Cauldwell av..588.
Cauldwell to Trinity av..309.
Jackson to Forest av..23, 24, K 34, 66, S 82, H 279, W 645.
Tinton to Prospect av..C 78, 272, M 466, 546, 636, C 643, M 644, M 733, B 778, M 869.
Prospect to Stebbins av..23, 310, G 315, H 315.

164th st, from Summit to Ogden av..C 200, D 200, M 201.
Concourse to Sheridan av..M 35.
Morris to College av..191, D 200, 770.
College to Teller av..771.
Washington av to Boston road..419, M 733.
Boston rd to Trinity av..T 202, R 388.
Trinity to Stebbins av..24, S 82, R 122, N 869.

165th st, from Summit to Nelson av..(312), G 315, 590, (1028).
Anderson to Cromwell av..D 732.
Concourse to Sheridan av..66, 860, K 869.
Morris to College av..308, †440, R 688, R 733.
College to Findlay av..24, 111, S 428.
Park to Washington av..544, 942.
Washington to 3d av..(27).
Boston rd to Cauldwell av..724.
Cauldwell to Trinity av..901.
Jackson to Forest av..C 34, D 34, 272, R 688.
Forest to Tinton av..H 120, R 280.
Tinton to Union av..770.
Union to Prospect av..191.
Prospect to Stebbins av..112, D 120, 232, L 733, 770.
Stebbins av to Rogers pl..†293, 544, B 596, 634, T 645, 770, S 779, 901, S 1073.
Kelly to Tiffany av..459, F 643, 860.
Tiffany to Westchester av..945.

166th st, from Nelson to Woodycrest av..1025.
Sherman to Grant av..499, O 644.
Grant to Morris av..†37, 347.
College to Findlay av..24, 111, 420, S 428.
Clay to Webster av..862, S 870.
Park to Washington av..112, B 119, (592), (638), L 869, S 1034, J 1072.
Washington to 3d av..380, (904), K 908.
Franklin av to Boston rd..110, Z 598, †748.
Boston rd to Trinity av..1066.
Jackson to Forest av..110.
Tinton to Prospect av..(275), S 825.

167th st, from Harlem River to Sedgwick av..110, K 121, †403, †522.
Sedgwick to Lawrence av..†522.
Lind to Ogden av..66, S 82.

Ogden to Nelson av..(349), D 465.
Nelson to Woodycrest av..347, Y 353.
Woodycrest to Anderson av..499, R 506.
Jerome to Cromwell av..588.
Sheridan to Sherman av..499, O 644.
Clay to Webster av..862, S 870.
Park to Washington av..D 426, 679, D 687, Z 954.
Washington to 3d av..(155), M 241, 815.
Franklin av to Boston rd..192.
Boston rd to Prospect av..113, 382, 771, 861, 862.
Prospect to Stebbins av..1024.
Stebbins to Intervale av..C 824.
Kelly to Tiffany av..66, 191, S 280, *853.
Tiffany to Fox..24, M 35, (72), 419, G 427, 499, 544.
Fox to Southern Boulevard..232.
West Farms rd to Westchester av..193, T 954.

168th st, from 167th st to Ogden av..191, N 201, †255, B 505, N 506.
Ogden to Nelson av..A 465.
Sheridan to Sherman avs..499, O 644.
Webster to Brook av..111, A 778, W 779.
Brook to Park av..S 36, 110, K 506, T 507, R 598.
3d to Fulton av..*582.
Boston rd to Forest av..634, 942, F 952.
Forest to Tinton av..*341, 459, 634, M 644, 679, (818).
Tinton to Prospect av..110, S 122, 816, 862.

169th st, from Lind to Ogden av..66, L 121.
Nelson av to Boscobel av..346, (818), 1025, A 1032.
Boscobel to Cromwell av..309.
Jerome to Walton av..†923.
Morris to College av..†328, 1025.
College to Findlay av..†293, †403, 459, 815.
Findlay to Teller av..T 36, 193, †242, †328, †329, T 1034.
Teller to Clay av..†479.
Park to Washington av..B 200, B 240, 815, (904), 985, K 991, L 991.
Fulton to Franklin av..U 1034.
Boston road to Tinton av..(384), H 427.
Prospect to Stebbins av..(155), 382.
Tiffany to Fox av..110.
Fox to Simpson av..*718, 901, S 908.

170th st, from Lind to Ogden av..191, R 202.
Jessup pl to Cromwell av..1025.
Inwood to Jerome av..273.
Jerome to Townsend av..†967.
College to Findlay av..†123, 985.
Teller to Clay av..419, E 426.
Clay to Webster av..546.
Webster to Brook av..191, 308, H 315, Z 316, 902.
Park to Washington av..724.
Fulton to Franklin av..66, 309, 634, R 645, B 952.
Franklin to Clinton av..M 869.
Prospect av to Bristow st..M 388, 634, R 779, †923, H 1033.
Stebbins av to Charlotte st..(548).

171st st, from Jerome to Townsend av..1026.
Webster to Brook av..†203, 273, 310, C 315.
Brook to Park av..B 907.
Park to Washington av..232, S 241, 499, 679, M 869, 1066.
Washington to 3d av..(592), 637, H 687.
3d av to Crotona Park W..B 1072.

*171st st..†522.

172d st, from Plimpton to Shakespeare av..24, C 34, T 36, *718, 901, 944, B 951.
Shakespeare to Inwood av..635.
Inwood to Jerome av..1067.
Park to Washington av..770.
Bathgate to 3d av..(28).
170th st to Southern Boulevard..347.
Hoe to Vyse av..K 279, 724.

*172d st..24, †37, 151, 191, 308, †293, M 352, M 688, 724, 725, H 732, S 733, †839, †923, 986, R 1034.

173d st, from Eden to Morris av..69, S 82, 192, F 200.
Morris to Eastburn av..69, M 81.
Monroe to Topping av..P 241, B 1033, L 1033.
Topping to Clay av..1066, K 1072.
Anthony to Webster av..71, 942, L 953.
Washington to Bathgate av..24, 191, 499, B 505.

*173d st..24, M 35, 111, 191, 193, C 200, D 200, K 201, C 240, G 240, 272, †293, 308, G 352, 419, B 505, †565, G 597, 634, C 643, D 643, 725, 942, H 952, 986, †1047.

174th st, from Eden to Morris av..66, 69, H 80, S 82, W 83, 110, 420, 679, 1066, W 1073.
Morris to Eastburn av..66, M 81, 419.
Eastburn to Weeks av..65, 66, 68, C 78, P 81, S 83, 110, 679.
Anthony to Webster av..P 388, P 733.
Park to Washington av..544.
Washington to Bathgate av..232, O 241, (728), O 733, E 824, 860, O 869, 942, 943, A 951.
Bathgate to 3d av..902, G 908.
3d av to Boston rd..A 77, C 78, L 644, 901, L 908.

*174th st..24, H 34, S 36, 66, 68, E 79, 110, D 119, 308, 679, G 687, 985.

175th st, from Nelson to Jerome av..65, 66, 67, 69, 70, B 77, C 78, D 78, G 79, H 79, H 80, K 80, L 80, M 80, M 81, O 81, R 82, S 83, T 83, 109, 110, M 121, W 122, D 200, 459, †565, 588, 943.
Walton av to Concourse..68, F 79, 111, B 119.
Webster to Park av..C 596, G 869.
Park to Washington av..24, D 34.
Arthur to Belmont av..E 824, *935, *1018.
Crotona to Clinton av..O 908.
Clinton to Prospect av..634, A 643.
Prospect to Marmion av..H 34, 110, M 121, H 505, 770, M 953, R 1034, 1066.
Crotona Park N to Trafalgar pl..S 688.
Trafalgar pl to Southern Boulevard..66, G 120, 544, 634, 1027.

*175th st..308, 346, W 353, 380, C 387, 499, P 506, †748.

176th st, from Macombs rd to Harrison av..*101, *452.
Harrison to Grand av..*101, *452.
Grand to Jerome av..347.
Townsend to Walton av..901, 1025.
Walton to Morris av..725, K 908, S 908, L 1072.
Morris to Monroe av..232, P 241, G 279, W 467.
s s; Clay to Anthony av..24, R 35.
n s, Monroe to Anthony av..232, 272.
Anthony to Tremont av..985.
Carter to Webster av..†37, A 596, A 907.
Washington to Bathgate av..R 122, R 825.
Bathgate to 3d av..151, G 553.
Arthur to Crotona av..151, 191, W 202.
Crotona to Clinton av..111, 499.
Clinton to Prospect av..O 506.
Prospect to Marmion av..272, 309, 499, 679, 815.
Vinevard pl to Trafalgar pl..D 159, S 688.
Trafalgar pl to Southern Boulevard..1027.
Daly av to Boston rd..G 465.
Boston rd to Bryant av..67, 308.

*176th st..110, F 120, G 120.

177th st (see also Tremont av)..B 78, 309, 347, 725, 770, S 1034, F 1072, W 1073.

*177th st..M 554, S 779.

178th st, from Harlem River to Sedgwick av..419, M 427.
Creston av to Concourse..L 553.
Concourse to Anthony av..544.
Valentine to Webster av..T 1073.
Park to Washington av..B 687.
Bathgate to 3d av..234.
3d to Monterey av..M 644.
Monterey to Lafontaine av..B 33, 233, T 241, (384), 902, L 908.
Lafontaine to Arthur av..25, K 35, †479.
Crotona to Prospect av..68, B 78, 232, 544, W 554.
Prospect to Marmion av..902.
Honeywell to Daly av..25, W 316, W 779, 1025, W 1073.
Daly to Vyse av..P 554, 770, F 778.
Vyse av to Boston rd..†565, 1066.

*178th st..C 387, 725, C 732, G 908.

179th st, from Creston to Anthony av..T 428, 860, M 869, O 869, T 954.
Valentine to Webster av..71, R 82.
Webster to Park av..66, 546, 636.
Washington to Bathgate av..N 779.
Bathgate to 3d av..(72), (275), (312), 901, M 908, (1028).
3d to Monterey av..*1018.
Monterey to Lafontaine av..112, 192, M 201.
Crotona to Clinton av..F 824, W 870.
Clinton to Prospect av..J 201, V 202, †203, D 426, 725, 985.
Prospect to Mapes av..272, M 279, P 645.
Mapes to Marmion av..192, M 201, S 908, 986.
Vyse to Bryant av..346, T 353.
Bryant av to Boston rd..943.
Boston road to Bronx River..544, C 553.

*179th st..L 352, 901.

180th st, from Anthony to Ryer av..S 388.
Tiebout to Webster av..71, H 80, 151, S 160, 239, G 240, 420, D 426, 679, D 687, D 1072.
Webster to Park av..S 83, (682).
Park to Washington av..F 240, 419, H 427.
Bathgate to 3d av..234, L 241, (863).
3d to Monterey av..862.
Lafontaine to Arthur av..309, D 315.
Belmont to Crotona av..*58, 347, L 733, 1024.
Clinton to Prospect av..†522, B 687.
Prospect to Mapes av..G 159, 679, L 824, (863).
Mapes av to Southern Boulevard..191, P 1073.
Honeywell to Daly av..635.
Vyse av to Boston rd..(904), 943.

181st st, from Aqueduct av to Harrison av..K 80, K 427.
Anthony to Ryer av..309, 770.
Tiebout to Webster av..W 779.
Webster to Park av..†1006.
Park to Washington av..*537.
Washington to Bathgate av..546.
Bathgate to 3d av..M 160, 346, †565.
Arthur to Hughes av..151, 381, 459, F 465, 634, B 643.
Hughes to Belmont av..986, A 991.
Belmont to Crotona av..D 553.
Crotona to Prospect av..68, †479, 499, S 507, 590, 725, C 732, F 732, 770, 944, C 952, 1026, C 1033.
Prospect to Mapes av..W 316.
Crotona Parkway to Mohegan av..L 80.
Vyse to Bryant av..D 387.
Bryant av to Boston rd..L 159.

182d st, from Aqueduct av E to Grand av..F 687.
Grand to Davidson av..L 159, C 351, 860, 943.
Davidson to Jerome av..C 351.
Creston av to Concourse..M 352.
Webster to Park av..24, H 34, 191, F 200.
Park to Washington av..310, S 870.
Washington to Bathgate av..67, O 280, L 427, †923.
Bathgate to 3d av..*853, 986.
Arthur av to Adams pl..H 1033.
Adams pl to Hughes av..380, 382, B 387, R 388, L 427, S 428, †479, K 506, †565, R 645, 1025, K 1033.
Belmont av to Grote..A 119, 499.
Crotona to Prospect av..†614.
Honeywell to Daly av..C 465.
Bryant av to Boston rd..L 159.

183d st, from Andrews to Aqueduct av..67, B 77.
Aqueduct to Grand av..C 200, †967.
Davidson to Jerome av..M 779.
Creston av to Concourse..816, K 824.
Park to Washington av..D 119, C 553, F 553, H 553.
Washington to Bathgate av..F 120, 381, H 388, 545, D 553, 1025.
Arthur to Hughes av..191, B 200, K 506, 634, R 645, (682), 770, 1025, L 1033.
Hughes to Belmont av..192, B 200, H 200, S 645, B 952, T 954, 1026, B 1033.
Cambreling to Beaumont av..†479, H 952.
Beaumont to Crotona av..L 1072.
Crotona av to Southern Boulevard..C 426, 588, 634, 860, C 868, S 870.

184th st, from Aqueduct to Grand av..181, S 202, 1025.
Davidson to Jerome av..C 596.
Jerome to Walton av..66, H 80, 588, 679, H 687.
Marion to Webster av..67, S 82, M 352, 382.
Washington to Bathgate av..861, (1028).
Prospect av to Southern Boulevard..769, G 778.
indef..67, S 82.

185th st, from Park to Washington av..S 122, 193, 381, F 388, 421, 637, 816, *935, 943, 985.

186th st (see also William st), from Park to Washington av..110, K 121.

187th st, from Valentine to Tiebout av..636.
Tiebout to Marion av..110, S 122.
Park to Washington av..M 81, R 82, M 597, M 908.
Bathgate av to Lorillard pl..346, D 351, S 352, 725, F 732, F 868.
Lorillard pl to Hoffman..F 732, 769, 779, M 779.
Hoffman to Arthur av..588, G 908.
Arthur to Hughes av..M 160, 272, C 426, M 953.
Hughes to Belmont av..†328, 459, 545, C 552, 770.
Cambreling to Crescent av..420, 815, S 825.
Crescent to Beaumont av..346.
Beaumont to Crotona av..G 908.

188th st, from Sedgwick to Tee Taw av..816.
Tee Taw to Aqueduct av..634, M 644, †748, 770, M 779, †793, 815, M 824.
Park to 3d av..191.
Washington to Bathgate av..†203, 1025, R 1034.
Bathgate av to Lorillard pl..24, 67, R 82.
Lorillard pl to Hoffman..M 466.
Hoffman to Arthur av..943.
Arthur to Hughes av..(195), (904).
Hughes to Belmont av..†522.
Belmont to Cambreling av..381, C 387.
Cambreling to Beaumont av..901.

189th st, from Creston av to Concourse..S 82.
Concourse to Valentine av..545, 588, G 732, G 908, G 952.
3d to Washington av..902.
Washington av to Lorillard pl..109, 112, †614.
Lorillard pl to Hoffman av..†522.
Arthur to Hughes av..R 82.
Hughes to Belmont av..†439, 861, B 868, G 869.
Cambreling to Beaumont av..†439.
190th st..113, †161, 816.
191st st, from Bathgate av to Hoffman..816.
192d st, from Harlem River to Bailey av.. 24, 151, K 159.
Creston av to Concourse..24.
194th st, from Harlem River to Kingsbridge road..24.
Briggs to Bainbridge av..†255.
195th st, from Marion to Decatur av..D 824.
196th st, from Jerome to Morris av..499.
Briggs to Bainbridge av..232.
197th st, from Creston av to Concourse.. †37, 771, P 779.
Concourse to Valentine av..M 506.
Valentine to Briggs av..†161, 381, F 505, 901, †923.
Briggs to Bainbridge av..901.
Marion to Decatur av..111.
Decatur to Webster av..H 200, P 953.
198th st, from Jerome to Creston av..†37, 68, M 81, M 388, M 1033, M 1072.
Creston av to Concourse..272, P 554.
Valentine to Briggs av..E 79, †522, V 598, W 734, 860, K 869.
Briggs to Bainbridge av..24.
Pond pl to Marion av..500, 545, M 554.
Decatur to Webster av..(155).
*198th st..815.
199th st, from Concourse to Valentine av.. †328.
200th st (see also Southern Boulevard), from Jerome to Villa av..C 778, 986.
Concourse to Valentine av..A 77, 725, 726, L 733, B 778, 861.
Briggs to Bainbridge av..421, W 428.
Bainbridge to Perry av..680.
Decatur to Webster av..†659.
201st st, from Perry to Marion av..M 466.
Decatur to Webster av..24, R 36, (502), E 732.
202d st, from Concourse to Briggs av..381, O 506, 815.
east of Webster av..66, 460.
203d st, from Concourse to Valentine av.. *626, *628, 679.
Valentine av to Mosholu Parkway..24, 191, 232, A 240, 346, 815, 943, N 953.
204th st, from Villa av to Concourse..G 597.
Valentine av and Mosholu Parkway..634, W 908.
205th st, from Jerome av to Villa av..†793.
Villa av to Concourse..F 388.
Concourse to Mosholu Parkway..67, L 80, K 201, 232, 272, R 280, †293, R 352, P 554, 725, K 732, 770.
Woodlawn road to Perry av..110.
Perry av to Hull av..M 81, †793, †839.
Hull av to Decatur av..233.
206th st, from St George's Crescent to Mosholu Parkway..R 352, B 505.
Woodlawn road to Perry av..25, F 34, 191, 232, B 240, †403, W 908.
207th st, from Woodlawn road to Perry av.. 67.
Perry to Hull av..†440.
Decatur to Webster av..†37, †403, 499, 860, G 869.
*207th st..346.
208th st..T 353, 588, T 598, 636, 725.
209th st..†161, B 505, B 907, (947).
210th st, from Rochambeau to Wayne av.. 945.
Wayne to Webster av..S 241, S 466.
*211th st..1066.
*212th st..421, A 426, †659.
*213th st..67, F 79, †123, 193, †403, 459, L 465, *493, 499, †522, 634, 679, 681, P 688, S 689, S 734, 814, 815, C 824, L 824, †839, 860, 862, S 870, H 908, (947), †1047.
*214th st..24, D 78, L 80, 110, C 119, P 122, 151, P 160, S 160, 191, 193, 232, D 240, 272, S 280, †293, P 316, 381, S 388, †403, 420, A 426, 459, S 466, G 505, 633, S 645, 681, S 689, 725, S 733, 770, B 778, D 778, L 779, 815, 859, B 868, L 869, 901, 985, 1066, 1067, S 1073.
*215th st..24, 67, 110, 151, D 159, R 160, S 160, D 200, 232, B 240, 272, S 280, 346, B 351, 381, (384), 499, 588, (592), F 597, M 597, 679, 725, B 732, 860, B 868, †882, 945, R 953, W 992, 1067, S 1073.
*216th st..24, W 36, 110, S 122, 193, 232, M 241, 309, G 315, M 315, 381, 420, L 466, 588, 590, 679, P 688, †793, 815, S 825, 901, S 908, S 954, 985, V 991, 1025, M 1033.
*217th st..H 159, M 159, †242, B 314, 381, †522, 588, S 598, S 689, 815, B 823, 860, 901, D 907, 1067.
*218th st..24, B 33, 151, 232, O 688, S 689, 901.
*219th st..420, 545, W 554, H 644, †659, B 823
*220th st..151, 191, B 200, B 314, 420, 635, G 643, L 733, 860, D 952, 985.
*221st st..151, 152, J 644, 725, S 734, 770, 860, 901.
*222d..110, †123, 191, G 200, 499, 500, *537, 545, C 553, 634, D 778, 901, B 907, S 908.
*223d..L 121, †123, 151, †329, 420, 421, A 426, †479, C 553, †565, 588, 634, C 643, H 643, H 644, †659, 815, P 825, 860, †882, V 908, 943, 1026, 1066, B 1072.
*224th..G 34, 67, G 79, 151, †161, 191, 272, 309, 346, (384), A 465, 544, S 554, R 598, M 688, 724, 770, 901, 943, M 1033.
*225th..24, M 35, 67, 191, †293, †403, 459, F 465, *493, 499, L 553, 634, A 643, S 645, 680, 725.
*226th..67, †84, 151, 272, 346, 381, M 388, 420, D 426, R 427, C 553, 588, (592), M 644, 725, S 733, 815, 817, B 823, 860, S 870, 1026, 1066, P 1073.
227th..L 159, 545, †839, 986.
*227th..Z 36, 67, F 79, †84, M 121, Y 160, 232, Z 428, 459, †614, 634, *672, H 908, 1026, 1066.
*228th..24, 110, 151, D 200, 232, 272, P 316, 346, B 351, †403, 420, N 427, 499, B 505, L 553, 633, *672, 770, 860, 945, 1026.
*229th..24, 67, I 80, W 83, 381, C 387, 588, *672, 725, 860.
*230th..24, F 34, 346, †403, 499, S 507, 545, 588, 679, S 734.
*231st..24, 191, 232, 545.
*232d..24, S 36, 67, 151, M 159, 191, P 201, 232, D 240, E 240, 346, 381, 588, S 598, 634, H 644, 770, K 778.
233d..from Mt Vernon to Napier avs.. *853.
Kepler to Katonah avs..H 644, 679.
Katonah to Vireo avs..R 35.
Webster av to Bronx River..726.
Indef..679.
*233d..24, S 36, 151, Y 160, 309, M 315, †329, 545, 588, B 596, L 597, †659, *672, S 779, 860, 901, 985, N 991, 1066.
234th, from 233d to Katonah av..459, O 466, O 597, 679.
Katonah to Vireo avs..†702.
Vireo to Webster avs..679.
*234th..24, G 79, 151, 232, 309, 636, 901, †923, 1026, L 1033.
235th, west of Riverdale av..636.
Mt Vernon to Napier avs..*853.
Napier to Oneida avs..459.
Oneida to Kepler avs..151, S 280, 420, 545, 588.
Kepler to Katonah avs..191, S 202, 381, 420, G 427, 679, 815, S 825, 901, B 907, (1028).
Katonah to Martha avs..381, C 868.
Martha to Webster av..67, 346, 1066.
*235th..67, G 79, 151, 309.
236th, from Broadway to Napier av..860.
Napier to Kepler avs..232, †659, 725, K 732, 1026.
Kepler to Martha avs..151, †242, 381, *452, 588, (592), 634, W 645, 770, B 778, 901, 985, 1026.
Martha to Webster avs..191, M 201, M 953.
*236th..309, 459, 901.
237th, west of Broadway..†839, M 1033.
Kepler to Martha avs..24, S 36, 272, C 279, 588, D 596, 634, H 732, 770, C 778, K 778, S 1073.
*237th..24, *267, 309, 679, W 689.
238th, from Mt Vernon to Kepler avs..679.
Kepler to Martha avs..M 81, 110, 111, G 120, S 122, †242, S 428, H 732, D 868, S 1034, H 1072.
Martha to Verio avs..H 732, G 869.
239th, west of Netherland av..151, 192. from Mt Vernon to Katonah avs..H 1072.
Katonah to Verio avs..233.
*239th..110, 153, 545, 589, 633, 725, 815.
240th..110, 192, 232, M 241, C 426, (461), 499, D 505, 545.
*240th..725, 770, 942.
*241st..815, N 991.
241st..†242, F 553.
*242d..†203, 309, G 315, 459.
*243d..E 34, 419.
246th..†37, 985.
252d..232, 233, G 240.
253d..*762, 943, P 953.
256th..725, 1027, S 1034.
259th..420.
261st..†364.


AVENUES.


Alexander av, from 132d to 134th..67, G 79.
134th to 136th..67, K 80, 380, 381, (384), 545, (548), L 553.
136th to 138th..R 201, G 352.
138th to 140th..347, L 352, 380, 589, 634 O 644, 770, O 869.
140th to 142d..110, L 121.
142d to 143d..(115), 545.
*Amethyst..B 687, L 688.
*Amsterdam..67, M 201, 985.
*Amundson..B 28, B 29, †440, N 597, 634, 901, B 907.
Anderson..24, 112, †123, 193, H 240, 420, 499, R 506, *537, †793, 860, 901, H 908, S 908, †923.
Andrews av, from 180th to Fordham road.. B 33, 67, B 77, M 81, 110, M 121, †123, 459, †565, F 687, 725, R 733, †748, 815, †839, †882.
Anthony av (see also Grand Boulevard and Concourse), from Clay av to 174th.. 272, B 279, 309, P 388, P 733.
174th to Prospect pl..R 352, R 953.
Prospect pl to 176th..24, R 35, L 506.
176th to Tremont av..1026.
Tremont av to 178th..112, 545.
178th to Burnside av..S 122, H 240, R 280, H 732, H 1033.
Burnside av to 180th..232, 545, M 554, 589, M 597.
North of 180th..P 241, W 280, 459, 726, H 824, O 953.
Aqueduct av, from 170th to Boscobel av..67, 70, C 78, G 79, M 81, P 81, 112, H 120, 192, R 202.
Boscobel av to Featherbed lane..*718, 900, 901, 943, 944, H 952, 986, N 991, 1026.
e s, Featherbed lane to Macombs road.. 65, 66, 67, B 77, D 78, F 79, H 80, K 80, M 80, M 81, 109, 112, C 119, W 122, 151, B 158, 679, 1026.
e s, Macombs road to Tremont av..*101, *452.
181st to Fordham road..†364, †522, 545, †839, 860, C 868, †967, †1006.
190th to Kingsbridge road..67, *672, 860, M 869, 1026.
Aqueduct Av E, from 182d to 183d..815.
183d to 184th..192, S 202, †255, 381, C 387, 420, W 428.
Arlington..232, G 240, L 279, 636.
*Arnold..P 825.
*Arnow..725, K 732.
Arthur av, from Crotona pk north to 176th.. 191, W 202, *935, *1018.
176th to Tremont av..151.
Tremont av to 179th..†923.
179th to 181st..T 83, H 200, 420, H 427, †440, H 644, S 688, F 824.
181st to 182d..151, 192, S 202, O 315, 381, 589, R 598, B 687.
183d to William..D 119, †748, 770, E 778.
William to 188th..(195), W 280, *303, 309, A 314, C 426, *452, (904), G 908, 943, D 1072.
188th to Pelham av..25, (27), B 33, L 201, 232, 589, 634, 679, J 688, 725, L 733, 1066, B 1072.
*Arthur..151, 498, 499, S 507.
*Ash..†242, 985, †1006, 1025, M 1033.
Av St John, from Kelly to Prospect av.. 986.
Av A..N 315, 500, 726.
*Av A..67, D 78, L 80, S 82, C 119, P 122, 232, 272, 308, P 316, 346, M 352, S 466, G 505, D 778, 859, L 869, 901, S 953, 985, 1066.
*Av B..C 34, 66, L 80, †242, S 280, 309, 459, S 733, 860, F 868.
*Av C..L 35, S 122, D 159, 272, D 279, 420, T 428, C 465, †479, †659, 943, C 991.
*Av D..67, 110, A 119, G 120, 192, K 201, 233, †255, (384), 460, B 465, †522, 635, M 733, 861, S 870, 944, 985, 1066.
Babcock..D 991.
Bailey, w s, from Sedgwick av to 192d st.. 24, 151, B 158, K 159, M 160, 191, 309.
e s, Sedgwick to Heath av..24, 151, 152, 153, D 159, E 159, H 159, L 159, M 159, S 159, M 160.
w s, 192d to Kingsbridge road..24, 151, K 159, S 160, 309.
e s, Heath av to Knox pl..151, 152, D 159, M 159, P 160, 545.
e s, Knox pl to Kingsbridge road..M 869, 943, 985.
Kingsbridge road to 230th..421, 500, S 507, (548), H 553, 902, H 1033.
230th to 238th..67, H 352, W 467, (548), H 553, 860, H 1033.
Bainbridge av, from Kingsbridge av to 196th ..†123, W 160, †255, 381, S 388, 420, †522, 589, L 597, 634, K 644, 902.
196th to 200th..24, 192, K 201, 232, B 240, 309, †329, B 1072.
200th to Woodlawn road..†440, 459, M 466, 545, M 554, G 643, 679, C 687, †923, 985, D 991, †1006, †1047.
Indef..67, S 82, 382, F 387.
Balcom..380.
*Balcom..*58, T 122, 151, 192, †255, 272, M 315, T 428, †479, 499, M 506, 770, M 779, 943, M 953.
*Barker..67, M 81, O 81, S 82, 110, G 120, 151, M 201, 233, O 241, 309, 347, 459, F 465, 545, V 554, O 991, 1026, J 1033.
*Barnes..111, †161, 232, M 279, †293, †479, 635, G 643, D 778.
*Bartholdi..985, S 991.
Bassford..P 81, 545, (548), D 553, 986.
*Bassett..545, A 552, 589, 679.
Bathgate av, from Wendover av to 173d st.. 459, B 465, B 778, D 778, 861.
173d to 175th..*14, 24, 232, F 240, O 241, 381, 589, (728), O 733, B 868, C 868, F 868, 943, W 954.
175th to Tremont av..R 122, T 202, (235), G 553, *808, R 825, 985.
Tremont av to 179th..(72), (275), (312), 347, 381, O 388, 589, 679, (682), 815.
179th to 181st..545, 679, N 779, 861, (863), (1028).
181st to 183d..M 160, M 388, L 427, 459, 545, †565, 589, K 597, 679, K 732, R 870, R 908, †923.
183d to 3d av..24, 347, G 352, 861, 1066.
3d av to 188th..24, 67, R 82, 986.
188th to Pelham av..†203, †293, F 1033

*Bay..R 35, 634, 772, E 778.
*Baychester..111, 309, C 315, L 315, 678, 771, F 778, 985, 1066.
Beach (see also Tinton av), from Southern Boulevard to 149th..153, 273, 1027.
149th to Beck..112.
Kelly to 156th..S 83, 193, G 200, 273, L 279, 310, B 314, 636, 771, H 778, U 779, K 869.
*Beach..23.
Beaumont..67, 111, 192, L 201, 381, R 388, †439, †479, 499, 635, †702, R 825, H 952, A 991, B 991, S 1073.
*Becker..815.
Bedford Park Boulevard..B 778, 861.
*Beech..110, S 122, 192, †255, 272, 308, 499, F 505, 589, R 598, S 598, 725, S 733, 861, 943, P 953, 1066.
Beekman..24, S 36, A 552, 770, F 778.
*Bell..309.
Belmont av, south of 176th..151, C 158, C 279, A 465.
176th to 179th..68, 151, J 159, J 824, H 1033.
179th to 180th..347, 381, 861, C 991.
180th to 181st..D 553, †882.
181st to 182d..232, G 240, 309, 381, A 387, S 389, †793, 861, L 869, †923, 1066, K 1072.
183d to Crescent av..381, 545, H 824, 1026, B 1033, W 1073.
Crescent av to 187th..272, R 280, 545, C 552, 985.
187th to Pelham av..(155), M 159, C 240, 381, S 388, †439, †459, (592), 679, V 689, 770, R 779, S 779.

*Benedict..N 160, 419, 942.
Benson..B 643.
Bergen av, from Willis av to 148th..(947), L 991, L 1033.
Westchester av to Rose..L 80, F 952.
Rose to Brook av..635, B 868, R 870.
*Berk (also see Burke av)..1066.
*Berrian..(461), (682).
*Birchall..S 36.
*Birch..†255.
*Blondell..192, H 200, 545.
*Bogart..111, S 122, K 279, 347, B 351, V 353, 943, 1026.
Boone..M 824.
Boscobel av, from Jerome av to 169th..111, 309.
169th to Jessup pl..111, *537.
Nelson to Plimpton avs..460, 500, 726, †793.
Plimpton to Aqueduct av..67, H 79, S 82, 111, H 120, K 120, K 121, 152, 232, 635, D 643.
Boston (see also Boston road)..309, K 506, 589, E 596, E 643.
*Bracken..24, B 33, 67, 151, F 159, 232, B 240, 272, F 778, 943, O 953, 985.
Bremer..232, 1025, 1026.
*Brady..943.
Briggs av, from 194th to 198th..24, O 35, W 36, 67, 151, 420, S 428, 589, M 597, W 598, 635, W 689, 725, M 733, 901, W 908, †923, 1066.
198th to 200th..R 82, 232, B 240, W 734.
200th to Mosholu Parkway..24, †923, L 1072.

*Briggs..151, W 160, 272, 499, S 507, 634, S 689, 985.
Broadway, from Spuyten Duyvil Creek to 232d..C 158, 635, F 643.
232d to 237th..725, M 825, B 907.
242d to 252d..†37, (235).
*Broadway..112, 192, S 389, 589, W 598.
*Bronxdale..24, (27), D 34, 67, D 119, 192, (235), D 279, S 280, 347, C 351, 545, 589, S 645, G 687, S 870, 943.
Bronx..25.
*Bronxwood..67, 635, M 644.
*Bronx Park..111, S 316, B 426, (461), 499, C 505, 589, M 597, (682), 815, A 823, 901, 943, 985.
*Bronx Boulevard..†37, †255, 679, C 687.
*Bronx and Pelham Parkway..25, 26, C 315, N 315, 1026.
Brook av, from 134th to 136th..(312), 347, R 352, 381, (384), D 387, G 388.
136th to 138th..111, *582, 635, B 643, B 823.
138th to 141st..H 200, W 389, 634, S 645, (682), 943, H 952.
142d to 144th..861.
144th to 146th..Z 36, (72), (115), (461), 146th to 148th..M 35, H 79, (115), (461), (818), (904).
148th to 149th..(349), (773), A 778.
149th to 150th..24, 192, B 200, 770, (818), L 869.
Westchester av to Grove..635, †702.
158th to 3d av..67, M 81, †967.
3d av to 162d..420, †614, K 688, 770, W 779.
162d to 164th..193, †440, 545, R 825.
164th to 166th..L 824, M 824.
166th to 168th..111, E 159, 380, 381, U 554, A 778, W 779, (988).
168th to 169th..S 36, 232, B 596, 1026, R 1034.
169th to Anna pl..*223, *303.
Anna pl to 170th..420, R 825.
St Paul's pl to 171st..24, S 36, 111, 545, B 907, R 991, F 1033, N 1033.
171st to Wendover av..67, S 554, 770, 861.
Brown..1067.
*Brown..232, G 240, 309.
Bryant av, from Westchester to West Farms road..193.
West Farms road to Freeman..634, (818).
Freeman to Jennings..109, C 119, 308, S 316, †479, †522, 545, T 554, B 732, 861, C 952, 1066.
Jennings to 172d..†123, H 241, 419, D 426, 458, D 465, 545, B 552, 589, G 597, D 643, 725, D 732, H 732, J 732, P 733, S 733.
172d to 174th..L 201, 545, K 553, *718, L 733, 770, P 779, †793, 815, B 823, H 824, L 824, R 825, S 825, W 825, 861, L 869, 943.
176th to Boston road..381.
*Bruner..67, 232, H 241, 816.
*Burdett..420, 901, M 908, 1026.
*Burke..499, 770, B 778, 1066.
Burnside av, from Aqueduct to Jerome avs.. B 552, 770.
Morris av to Concourse..L 824, L 991, W 992, L 1072.
Concourse to Valentine av..R 280, 634, 770, 943, 985.
*Byron..†440.

Cambreleng av, from Grote to Crescent av.. O 81, O 427, O 466.
Crescent av to 188th..H 279, 381, H 388, 459, 545, C 552, 815, S 825, 901, 985.
188th to Pelham av..V 36, †439, P 554, L 597, L 644, 679, T 734, 770, G 1033.
North of Pelham av..L 908.
*Carpenter..67, G 79, N 81, 151, 152, D 200, 309, S 316, 544, 635, *718, †748, 901, N 953, N 1034, N 1072.
Carr..B 643.
Carter av, from 173d to 175th..272, P 733.
175th to Tremont..589, K 597.
*Castle Hill..H 120, 420, †440, 499, †565, 815, 1026.
Cauldwell av, from Westchester av to 158th ..*14, 67, 111, C 200, 309, C 315, W 389, M 466, W 467, 545, 679, K 688, 725, H 824, D 1033.
158th to 161st..†403.
161st to Teasdale pl..67, S 82, 192, 309, F 387, S 428, G 465, K 506, 545, 771.
Teasdale pl to 165th..D 119.
Cedar..232, 902.
*Cedar..23, 111, S 733, 861, 901, D 907.
Central..T 83, 420.
*Chatterton..H 120.
*City Island..24, 26, B 119, 192, †403, †614, B 907, 1026.
Clay av, from 164th to 166th..679, G 687, 725, N 733, 1026.
166th to 168th..862.
168th to 169th..†659.
169th to Belmont..273, B 279, 381, B 387, †479, B 596, 635, W 645, 815, B 991.
173d to Prospect pl..1066, K 1072.
*Classon..67, †255, B 907.
Clinton av, from 169th to 170th..B 279, 309, D 315, M 506, V 598.
170th to 175th..421, M 427, 545, R 554, K 644, 680, (682).
Fairmount pl to 178th..W 36, 68, B 78, 232, 985.
178th to Oakland pl..985.
181st to 182d..68, F 315, 381, †479, 1026, F 1033.
182d to 183d..347.
Indef..679.
*Cobb..S 82.
*Coddington..152.
College av, from 142d to 144th..R 598.
146th to 148th..M 35, (461), M 466, (548), M 641, O 1072.
163d to 165th..67, K 80, 380, 381.
165th to 167th..24, S 36, 111, 273, Z 280, 420, S 428, †440, 589, R 688, 725, R 733.
167th to 169th..†403.
169th to 171st..K 35, K 80, K 121, K 201, 232, 233, K 241, 309, B 314, P 316, 381, H 388, 459, T 466, K 597, T 598, K 644, 679, 725, B 732, S 733, T 734, 770, T 779, 815, B 823, C 823, 901, 1026, Z 1034, 1066.
171st to Teller av..1026.
Columbia (see also 183d st)..634, L 1033.
*Columbus..(27), 68, 111, B 119, 232, F 240, N 241, S 241, (275), 381, A 387, D 387, N 388, P 506, 545, 589, P 645, 725, 726, P 733, D 778, P 779, S 779, 861, 901, L 908, I 953, S 954, W 954, 985, C 991.
Commerce..111, K 121.
*Commonwealth..24, L 35, S 36, 111, H 120, †123, 152, G 159, K 201, L 201, S 202, A 351, 381, A 426, K 427, 499, M 506, A 552, G 687, L 869, A 907, 943, M 953, P 953, R 953, 985, 1026, G 1033, H 1033.
Concord av, from 141st to St Mary's..24, M 35, W 353, 679, K 688, 1066.
St Mary's to Crane..589, H 687.
Crane to 149th..*414, *537, 635, *762, †923, 943, S 953, 985.
150th to Kelly..O 427.
Indef..499, 725, M 953.
*Cooper..N 688.
*Cornell..68, 233, 273, 347, M 466, 771.
*Cottage Grove..111, K 121, 273, M 688, 771.
Courtlandt av, from 3d av to 149th..815, 943.
149th to 151st..H 732, P 991.
153d to 156th..(384), M 506, G 869.
156th to 158th..273, (682), 986.
158th to 160th..232, 680, U 991.
w s, 162d to 163d..E 79, (155).
e s, 160th to 163d..W 160, 545, B 552, 679, D 824, 1066, S 1073.
north of 163d st..380.
Crescent..68, 346, 680, 815, S 825, 1027.
Creston av, from 179th to 180th..W 1034.
180th to 182d..M 352.
182d to 184th..67, M 315.
184th to Fordham road..S 82, W 83, 111.
Fordham road to 192d..24.
Kingsbridge road to Minerva pl..K 35, †37, P 201, 273, M 279, 459, H 465, P 554, 635, E 643, 725, 771, P 779, 861, P 869, P 870, 901, P 908, K 953.
Crimmins..309, A 314, 420, 725, S 733, 771, 943.
Cromwell av, from 164th to McClellan..232, D 732.
167th to 169th..680.
169th to Macombs road..67, 500, *537, 589, S 598, 680, †702, 901.
*Crosby..232, 309, F 315, 381, D 596, 635, 725, P 733, 861, 1026.
Crotona av, from 175th to Fairmount pl.. 111, B 158, 459, E 687.
Fairmount pl to 178th..309, D 351, D 387, M 597, E 643, 678.
178th to Oakland pl..24, L 35, 499, B 505, 545, M 597, W 870.
Oakland pl to 181st..†84, T 242, 770, 1024.
181st to 182d..545, 725, 1026.
182d to 183d..24, M 35.
183d to 189th..111, †203, O 388, 420, O 506, 725, O 733, 771, G 908.
*Cruger..†242, 273, R 280, Y 280, †659.
Cypress av (see also Trinity av), from 133d to Southern Boulevard..67, 192, D 240.
Southern Boulevard to 136th..635.
136th to 138th..1025.
138th to 140th..24, 192, (592), (988).
140th to 142d..152, 192, (548), V 1073.
142d to St Mary's..S 160, 273, M 279, †364.

Daly av, from 176th to 178th..†255, P 554, 636, F 687, 815, 901, K 908, 943, 1025.
178th to 180th..25, 68, 901, E 907, 1066, W 1073.
180th to 182d..635.
Davidson av, from 177th to Burnside av.. B 552, 770.
181st to Buchanan pl..860.
184th to 190th..M 388.
190th to Kingsbridge road..H 120, †161, 771, S 779.
Decatur av, from Kingsbridge road to 193d ..*853, 1067, A 1072, D 1072, H 1072, L 1072, M 1072, W 1073.
193d to 195th..233, 347, H 352.
195th to 197th..111, P 554.
197th to 199th..724.
199th to Mosholu Parkway..V 122, †659, †702, E 732.
Mosholu Parkway to Woodlawn road.. 1026, B 1033, M 1033.
Woodlawn road to 205th..25, D 34, 112, J 120, R 122, D 279, 545, S 554, A 596, 861, R 870, 901, 1026, R 1034, R 1073.
205th to 207th..V 645.
207th to 209th..R 36, J 80, 499, 500, B 505, 589, B 596, E 597, 635, H 644, 725, M 733, 860, G 869, †968, S 1034.
209th to Gun Hill road..C 426, T 908.
De Kalb..P 388.
Delafield..309, 381, W 389, 459.
*De Milt..†203, 309, G 315, 347, 420, 459, 1026.
*Denson..D 34, 771.
*Doon..25, M 35, 68, A 77, 192, S 202, 381, 382, S 389, 499, 815, C 823, 901.
Drive..H 688, 726.
*Dudley..68, B 78, C 78, D 79, M 80, O 81, 111.
*Duncombe..†403, †839.

Eagle av, from 149th to Westchester av.. 152, (235), 680, 902, 1025.
Westchester av to 156th..25, S 36, W 36, 68, G 79, W 83, P 122, 192, 680, 815, H 824, 901, V 908.
158th to 163d..273, P 280, N 315, L 991, B 1072.
*Eastchester..192, M 241.
East Bay..589, *718.
Eastburn av, from Belmont to 174th..65, 66, 68, B 77, F 79, M 81, P 81, W 83, †403, 419.
174th to Concourse..68, B 77, C 78, H 80, M 81, S 82, 111, B 119, 152, †329, 419, 420, 545, E 553, R 733, 771, L 869.
*Eastern Boulevard..192, H 201, 381, 459, 680, H 687, 861, 902, (988), 1026.
Eastern Boulevard (proposed)..193, 589, 590, O 1034.
Eden av, from Belmont to 174th..192, F 200, 420.
Edenwood..381.
*Edison..25, B 33, L 35, M 35, 68, M 81, L 201, M 201, 233, P 241, 310, S 316, 499, 986, 1067.
*Edson..111, 152, 499, 545.
*Edwards..25, †37, 68, 192, B 387, †440, 816, D 952, †968.
*Ellison..152, 771, D 778.
*Ellis..460, B 465, †839, H 1033.
*Elliott..233, O 241, 309, 589, 680, 1066, M 1072.

Elton av, from 3d av to 154th..O 81, 111, (592), R 598, K 732.
154th to 156th..771, W 1073.
156th to 158th..M 597, 725, G 732.
*Ely..111, H 120, K 121, M 121, 152, H 159, 382, M 388, 499, 500, 545.

Fairmount..H 34, H 505, 770, M 953, 1066.
Faraday..1027, S 1034, P 1073.
*Ferris..309, C 315.
Fieldston..*626, 816.
Findlay av, from 164th to 166th..24, 111, S 428.
166th to 168th..420.
168th to Teller av..†161, 193, T 202, †328, 347, P 352, T 353, †403, 459, L 506, 589, F 597, M 597, T 689, T 1034.
Fleetwood (see also Teller av)..380.
Fordham av extension..R 35.
Fordham..234, L 241, 680, 726, 1027, B 1072.
*Fordham..111, W 123, 234, †403.
*Fordham and Pelham..25, C 200.
Forest av, from Westchester av to 158th.. 68, B 78, 499, C 643, 725, M 733, 771, C 778, 901, L 908, F 1072.
158th to 160th..A 33, †37, 68, B 77, B 119, †614.
161st to 163d..635, R 825.
163d to 165th..25, W 36, 68, W 83, L 159, 192, R 388, 545.
165th to 166th..H 159, 499, F 505, H 553, M 644, H 908.
166th to Home..110, 459, B 465, H 465.
Home to 168th..R 870.
*Fox..68, 233, S 241, 309, H 352.
*Fowler..†923, 943, 986, 1026.
Franklin av, from 3d av to 166th..*582, 816, R 825, P 991, R 991, 1067, A 1072.
166th to 168th..192, 499, W 507, 725, †748, 771, 943, B 951, F 952.
168th to Jefferson pl..B 279, 309, 381, 901.
Jefferson pl to 170th..459.
170th to Crotona pk S..309.
Indef..E 687.
*Frisby..D 34, 231, 771.
Fulton av, from 166th to 168th..†203, M 427, C 1033.
168th to 169th..*582.
169th to 170th..25, H 34, 111, 725, C 732.
Crotona pk S to Wendover av..T 36.
Wendover av to 173d..420.
173d to 175th..A 77, C 78, G 120, 901, L 908.
Indef..815, S 825.
*Fulton..725, 770.

*Gainsborg..381, 861, 902.
Garrison..68, 459, U 467, 1067.
Grand Boulevard and Concourse, from 161st to 163d..111, 272, M 279, 421, 544, M 553.
163d to 165th..M 35, W 507, 902.
165th to McClellan..F 79, *223, 273, 309.
169th to Marcy pl..273.
174th to 175th..D 78, 111, B 119, 420.
175th to Mt Hope pl..68, F 79, G 159.
178th to Burnside av..†123, †659.
182d to Field..816, K 824.
Fordham road to 198th..24.
198th to 204th..†328, 459, 679, 726, L 733, 815.
204th to 205th..G 597.
205th to Mosholu Parkway..R 352.
Gerard av, from 158th to 162d..381, 382. †565.
167th to Jerome av..F 79.
*Gifford..459.
*Glebe..(312), 347, 420, S 428, 459, †702, 816, R 825, †839, 861.
*Gleason..68, E 79, 111, †161, E 240, (548), E 687, †702, 771, †923, B 1033.
*Grace..T 36, †37, 68, P 81, 111, R 122, 152, T 160, W 160, 191, G 200, M 201, 233, S 241, T 241, †255, 273, 347, 382, B 387, G 388, M 388, †403, 420, K 427, 459, B 465, J 465, 499, 500, H 505, L 506, 545, 589, P 597, 680, S 688, 771, 816, S 825, †839, 861, P 870, †882, P 1073.
*Graham..W 36.
Grand av, from Tremont av to 181st..309, T 316, 347.
181st to Buchanan pl..C 351, 943.
Buchanan pl to 184th..T 870.
184th to 190th..381, G 388, 500, K 506, O 597, B 732, 771, T 825, 1067, C 1072, S 1073, W 1073.
190th to Kingsbridge road..†123, 233, S 241, T 241, 459, 943, T 954.
Indef..R 35, 679, E 1072.
Grant av, from 163d to 165th..111, 152, 192, K 201, S 466.
165th to McClellan..†37, 111, 459, C 465, 499, C 643, O 644.
McClellan to 169th..499, O 644.
*Grant..W 242, *303, †403, 459, F 465, 499, 500, G 505, O 506, 545, 589, A 596, D 596, W 598, Z 734, †882, 902, B 907, G 908, 1027, 1067.
*Green..23, 192, M 315, S 466, R 507, 544, 590, 680, W 689, †702, N 1072.
Grove..25, 545, 725, 1026.
*Gunther..725.

*Hammond..M 201.
*Harper..†839.
*Harrington..25, 68, B 78, C 78, D 79, H 79, M 80, S 82, W 83, Z 83, 111, O 122, 420, 680, 771, B 778.
Harrison av, from 176th to Burnside av..68, S 82, *101, †123, *452, 943.
*Harrison..192, K 241, D 279, M 466, 680, B 907, 942.
*Havemeyer..(195).
*Haviland..(195).
Heath av, from Bailey av to 230th..24, 152, B 158, C 158, D 159, F 159, K 159, M 159, R 160, 233, 421, 500, S 507, 589, G 597, 680, †748, 902, F 907, 943, †968, 986, 1067.
230th to Sedgwick av..111, F 120, 382, 459, T 466, T 467.
Herrick..25.
*Hill..111, 152, S 160, 347, M 352, †614, B 823, 861.
*Hilton..420.
*Hobart..68, S 82, 111, 233, 420, P 427, 816, 943, M 953.
Hoe av (see also Hoe st), from West Farms road to Home..S 36, S 83, 233, B 240, 380, T 554, 589, P 597, 815, M 869, P 870, S 870, C 907.
Home to Jennings..111, O 121, B 314, 347, N 352, 420, B 465, †479, K 779, B 823, 861, B 868, G 868, 943, †1006, 1026.
Jennings to 173d..111, †255, C 279, L 315, 500, 546, S 554, 589, F 597, 725, E 732.
*Holland..A 77, M 352, R 427, (863).
*Holler..†839.
*Hollywood..273.
Honeywell av, from Tremont av to 179th.. P 241, S 241, 310, W 316, C 643, K 779, W 779.
179th to 181st..T 83, 635, C 643, 680, K 688.
181st to 182d..C 465, C 553, C 952.
*Houghton..152.
Hughes av, from Tremont av to 179th..68, T 83.
179th to 181st..B 33, 68, C 78, 111, M 121, 152, †255, M 427, B 465, K 465, †522, M 597, 635, 861, †968.
181st to 182d..C 119, 152, 192, H 200, R 201, 420, S 428, 500, M 506, *582, 635, 680, 816, M 824, R 825, 861, 944, 986, A 991, 1025, K 1033.
182d to 183d..†161, 192, B 200, †242. †364, 382, K 465, 500, K 506, S 507, †565, B 952, T 954.
183d to Crescent av..H 34, S 83, H 200, 680, S 688.
Crescent av to 187th..M 160, 272, 309, 680, 770, M 953.
187th to 189th..(195), D 279, D 465, M 506, †522, 589, C 596, 1026.
189th to 191st..R 82, A 119, 192, C 240, 420, †522, A 552, 861, B 868, G 869, 902, D 907, C 952, A 991.
*Hughes..546.
Hull av, southwest of Mosholu Parkway.. 347.
Mosholu Parkway to Woodlawn road.. 25, C 34, G 553, 589, D 596, C 991.
Woodlawn road to 205th..†793, 1067.
205th to 207th..68, H 79, H 80, M 81, 233, P 597, P 1073.
207th to 209th..68, †161, 347, †440, 500, B 505, C 505, M 506, B 907, (947).
209th to Gun Hill road..25, J 34, 459, A 465, 500, C 952, T 1034.
Indef..M 466.
Hunt's Point..459, U 467.
*Hunt..K 80, †84, 152, H 201, †440.
*Hyatt..F 120.

Independence..151, 192, 233, 680, 944.
Intervale av, from Southern Boulevard to Beck..860.
Beck to Dawson..680.
Dawson to 165th..25, 68, F 79, N 160, 420, N 644, 680, L 1033.
165th to 167th..544, O 554, 1026.
167th to 169th..(72), (349), *493, 769, 771, 861, 944.
169th to Freeman..233, R 825.
Inwood av, from Cromwell to 170th..500, R 506.
170th to Macombs road..273, M 506.
Macombs road to Featherbed lane..W 36, R 202, 233, A 465, 635, 1067.

Jackson av, from Westchester av to 156th.. 25, S 122, 589, 635, (638), M 953, F 1072, S 1073.
156th to 158th..273, L 279, 944, 986.
158th to 160th..25, G 34, S 36, O 352, S 688, B 732.
161st to 163d..635, 680, S 689, *762, *895, 986.
163d to 165th..C 34, 111, K 121, 382, G 388, (773).
165th to 166th..F 120, 152, 382, F 387, 420, H 553, N 554, R 598, 726, G 732, F 907, R 1073.
166th to Home..H 120, 233, 273, 500, B 505, 816.
Home to Boston road..(27), S 466, W 467, N 597.
Indef..111, 635, B 991, S 1073.
*Jackson..192, †522.
Jefferson..68, 346, 815, 861.
*Jefferson..111, G 120, 273, 309, 347, 382, S 389, 546, F 553, O 644, 771, F 778, M 869, 902, 986, E 1072.
Jerome av, e s, from 165th to McClellan.. †255, D 732, H 778.
w s, Boscobel av to 169th..680.
170th to 172d..1026, 1067.
172d to Belmont..635.
176th to 177th..347, 589, M 1033.
177th to Tremont av..309.
Tremont av to Burnside av..B 552, 770.
e s, 181st to 182d..111, 420, 589.
w s, 181st to 184th..C 351, M 779.
e s, 183d to 184th..(195), M 201.
e s, 184th to Fordham road..K 427, †923.
w s, Evelyn pl to 184th..H 644.
196th to 199th..68, M 81.
199th to 204th..C 778, R 825.
Jessup..726, R 733.
*Jones..233, 460, 861.
Johnson..69, G 79, 192, 382, 590, 637, 816.

Katonah av, from 233d to 236th..E 34, H 644, 679.
236th to 239th..111, S 122, †242, P 427, S 428, H 732, 985, 1026, S 1034, S 1073.
239th to Mt Vernon av..†242, F 553.
Kepler av, from 233d to 237th..S 280, 634, 770.
237th to Mt Vernon av..N 121, N 201, H 1072.
*Kingston..345.
Kingsbridge..726, C 823.
*Kinsella..24, T 36, 67, 420, H 427, 589, C 596.
Kirkside..499, E 643.
*Kossuth..191, M 466, 635, H 643, 725.

*Laconia..381.
Lafayette..546, 635, 681, 902, †923.
Lafontaine av, from Tremont av to 179th.. 25, K 35, 112, 192, M 201, 233, L 241, T 241, L 279, L 315, (384), †479, 902, L 908.
179th to 181st..25, D 315.
181st to Quarry road..347, 460, J 505, J 506, C 991.
*Lamport..233, C 240, 589, 590, B 596, F 596, 771, 1026.
*La Salle..68, 69, A 77, B 77, B 78, C 78, D 78, F 79, G 79, H 79, H 80, K 80, M 80, M 81, N 81, S 82, W 83, 111, 112, S 122, 152, S 160, W 160, 273, 816, 944.
Lawrence..M 688.
*Lawrence..69, 771.
Leggett av, from Prospect to 156th..L 644, C 952, Z 954.
Indef..(423), 769, D 778.
Lexington..420.
Liebig..726.
Lincoln av, from Southern Boulevard to 134th..G 120.
134th to 135th..1026.
135th to 136th..M 81, L 241, R 241.
136th to 137th..25.
137th to 138th..S 908.
Lind av, from Sedgwick av to Lawrence av.. R 280, 500, 635, C 643, M 644, R 645.
Union pl to 168th..546.
168th to 170th..69, L 121, †161, 191, R 202, 273, 944.
*Livingston..69, H 279, 861.
*Locust..421, B 426.
Locust..E 596.
*Logan..152.
Longwood av, from Westchester av to Dawson st..(27), (349), (423), 589, 590, 635, 680, E 824, 986.
Dawson to Beck..†84, †242.
Beck to Southern Boulevard..111, 345, 458, 498, D 904.
Garrison to Tiffany..25, D 34, U 83, 420, (423), I 465, *626, 769, D 778.
Longfellow av (see Longfellow st)..T 83, 192, H 200, S 202, 309, S 352, 382, W 389, 420, K 644, 771, 861, L 869, 1026, 1027, S 1034.
*Ludlow..†84.
*Lyon..B 119, 152, 192, J 201, 347, S 352, 460, R 507, S 507, 590, G 597, P 598, †839, 944, 1026.

*Maclay..152, D 159, B 732.
Madison..23, 24, 347, G 352, M 388, L 427, 545, 679, 861.
*Madison..23, D 34, 381, 680, 726, D 732, 771, 862, 1026.
*Main..69, 771.
*McGraw..192, 420, M 425, 816, V 825, †839.
McLean..†479, 499, D 505, 545.
*Magenta..1066.
*Maitland..B 78, 233.
Manida..†702.
Mapes av, from Tremont av to 179th..192, 420, 902.
179th to 180th..M 201, 233, G 240, S 908, 986.
180th to 182d..69, †255, B 279, W 316, *341, 382, P 427, 590, 816, R 825, P 1034.
*Mapes..69, M 80, 347, S 466, 546.
*Maple..D 34, 69, A 77, L 80, A 119, †203, B 240, (275), 347, 382, S 388, †403, 635, 680, †702, D 732, D 1033.
Marcher av, from Jerome av to 168th..112. 168th to 170th..*14, 862, 945.
*Marian..†37.
Marion av, south of 184th..67, 382.
189th to 193d..22, Y 36, M 159, W 316, W 389, 902, M 991.
196th to 198th..112, 152, B 351, H 427, 500, 726, K 732, B 778.
198th to 199th..23, 25, E 34, 112, 633, 635.
199th to Mosholu Parkway..†37, 347, M 466, 500, M 506, B 778.
Marmion av, from Fairmount pl to Elsmere pl..†242, W 316.
Elsmere pl to Tremont av..419, 421, D 426.


**NOTE,—When in doubt as to the meaning of the signs used,** consult the key on page 3.

Martha..G 120, †123, 233, †242, 309, M 315, H 732.
*Matilda..M 733.
*Matthews..†203, 347, M 352, †702, 771, 944.
*Mayflower..25, H 34, 69, M 81, P 81, R 202, S 466.
*Meade..902, B 907.
Melrose av, from 3d av to 150th..D 732.
151st to 152d..(728).
153d to 154th..944.
156th to 157th..(27), 273, (638).
157th to 158th..S 1034.
160th to 161st..(863).
*Melville..†659.
Merriam..25, F 34, 66, 69, H 79, 112, H 120, 192, R 202, 635, 861, 902.
*Minneford..308, C 315, 500, F 505, 986, B 991, 1026.
Mohegan av, from 179th to 181st..69, C 78, 460, 816, 986.
181st to 182d..L 80.
*Monaghan..233, 460, C 465, 635, 861.
Monroe av, from Belmont to 174th..P 241, L 1033.
174th to 176th..A 426, C 907, C 952.
*Monticello..112, O 122, 233, 309, 347, 635, 816, B 823, 861, M 869, 902.
Montgomery..500, 680.
*Morris Park..25, D 34, L 35, W 36, 67, R 122, 152, 192, (195), H 200, L 201, 233, (235), G 240, H 240, H 241, (275), E 352, †364, 382, †403, †439, B 465, †522, 546, (548), A 552, G 553, M 554, 635, (682), H 687, 726, D 732, L 733, G 824, H 869, S 870, F 908, G 1033.
*Morgan..†702.
Morris av, from 3d av to 141st..†84, 380, H 952.
143d to 144th..D 553.
144th to 146th..110.
146th to 148th..192, R 202.
148th to 149th..382, (502).
149th to 150th..(115).
150th to 151st..C 1033.
151st to 152d..B 552, 635, (773), 816, (818), L 824, T 825, 861, D 1033.
152d to 153d..†37, 460, F 465.
153d to 154th..(155), F 159, N 160, (235), 460, S 466, 861, M 869.
154th to 155th..S 36, S 316, (863).
158th to 160th..382.
160th to 161st..A 33, 500, S 507, 944.
161st to 162d..D 991.
162d to 163d..25.
163d to 164th..P 82.
164th to 165th..(461).
165th to 166th..25, K 35, R 35, 112, 152, O 160, 347.
173d to 174th..68, 69, H 80, M 81, O 81, S 82, W 83, 419, 420.
174th to 176th..66, 68, 69, B 77, M 81, S 82, 110, 112, D 120, S 352, 419, 420, 679.
176th to Mt Hope pl..192, J 201, R 202, O 466.
Mt Hope pl to Tremont av..681.
Tremont to Burnside avs..25, B 119, 382, J 388, K 506, 635, 680, J 688, 771, B 778, J 778, 861, J 869, B 1033.
Burnside av to Cameron pl..L 824, L 991, W 992, L 1072.
Cameron pl to 183d..500, †659, 726, 861, H 865.
184th to Fordham road..192.
Kingsbridge road to Jerome av..499, E 643.
Morse..L 80, 1066.
Mosholu..152, 273, G 868, 1027, S 1034.
Mosholu Parkway, from Webster to Norwood ..24, R 36, †748.
Bainbridge to 203d..†923.
Mosholu Parkway North..69.
Mott av, from 138th to 144th..B 351.
149th to 150th..69, K 80, W 689, 771.
Mt Vernon av, from Jerome av to 235th.. *853.
*Muliner..193, 310, 420, B 426, B 465, 861, L 869, 944, 986.
*Mulford..192, †522, 590, 635, M 644.
*Murdock..273, D 279.
Myrtle..B 552.

Napier..*853.
Nathalie..382, 421, 544, 771, T 779, 902, T 954.
*Neil..420, B 426, B 465, 986.
*Nelson..B 28, B 29, 635, W 645.
Nelson av, from 164th to 165th..69.
166th to 168th..347, Y 353, 680.
168th to 170th..69, S 82, A 465, (818).
170th to 172d..69, 70, D 78, D 79, L 80, 233, H 241, 460, †479, 500, S 598, 726.
172d to Macombs road..65, 66, 67, 69, 70, A 77, B 77, C 78, D 78, F 79, G 79, H 80, K 80, L 80, M 81, O 81, P 81, R 82, S 83, T 83, W 83, 109, 112, B 119, F 120, W 122, †123, 151, B 158, D 200, †242, †440, *718, 901, 944, B 951, G 952, M 953, O 953, S 953, S 954, W 954, 986, 1026, W 1034.
*Nereid..112, 724, H 732, 771, 816.
Netherland..M 81, 986.
*Newbold..†161, †968.
*Newell..Z 689, 861.
*New Haven R R..192.
Newton..S 1034.
*North Chestnut Drive..680, 816, D 824, 944, 1026.
*North Oak Drive..†203, 500, 1026.
Norwood av, from Mosholu Parkway to 205th ..25, D 34, 112, R 122, D 279, 382, 1026, B 1033, M 1033, R 1034.
205th to 209th..R 36, 500, B 505, V 645, 860, G 869.
209th to 211th..A 426, C 426, T 908.
*Oakes..273, 546, E 1072.
Ogden av, from Jerome av to 162d..T 122, 233, H 240, 310, T 598.
162d to 164th..726, 771.
164th to 165th..382, K 388.
165th to 166th..(312), G 315, S 352, 460, 590, I 869, B 952, (1028).
166th to 167th..G 79, (349), 382, D 387, D 465.
167th to 168th..233, H 241.
168th to 169th..70, D 78, A 465.
169th to Aqueduct av..70, E 79, G 79, M 81, P 81, 111, P 122, 152, 233, H 241, 861, 902.
Old Fordham..681.
Old Undercliff..900.
Old Prospect..23, H 34.
Old Bremer av..1025, 1026.
Old Johnson av..346.
*Olinville..193, H 388, †479, 546, B 552, M 553, B 732, B 1033.
*Olmstead..†161, 460, B 465, 635, 636, P 645, P 825, 861, 944.
Oneida, from 233d to 236th..1026.
236th to Mt Vernon av..273, †329.
Opydke..151, 634, 770, 771, M 953, 985, 1026.
*Otis..499.
*Overing..B 687, B 732.

Palisade..W 83, †84, 112, 233, 636, 680, 944, †968.
*Park Drive..L 824.
*Parker..25, 112, O 121, 193, D 200, 233, 273, 347, †565, 771, R 908, 944.
Parkway..110, 679.
Park, from 135th to 138th..H 687.
138th to 140th..(548), M 1033.
140th to 144th..M 81, †329, (548).
144th to 146th..†255.
148th to 149th..†161.
151st to 152d..R 1034.
152d to 153d..380, F 465, 500, †702.
153d to 154th..G 159, †255, (275), G 952.
158th to 159th..K 644.
160th to 161st..23.
165th to 166th..112, B 119, S 1034.
166th to 167th..231, G 240, 944, J 1072.
167th to 168th..590, M 1072.
169th to 170th..233, M 241, †255, N 352, 590.
170th to 171st..S 507, S 779, M 869.
171st to Wendover av..500.
173d to 174th..†242.
174th to 176th..(548), B 552, C 596, E 687, 944.
176th to Tremont av..E 596.
Tremont av to 178th..†242, (349), †565, †659.
178th to 179th..546, 636, E 643, †923.
179th to 180th..J 778, M 1033.
180th to 181st..*537.
181st to 182d..B 78, M 159, *374, 500, (502), C 505, 590, 725, 986, †1006.
182d to 183d..†479, S 554, 944, W 1073.
184th to 185th..M 201, R 202.
185th to 186th..421.
186th to 187th..273.

*Park..I 315, 546, 944.
Passage..C 78, 234, H 240.
*Paulding..24, M 35, 680.
Pelham, from Washington to Bathgate av.. 109, 112.
Lorillard pl to Hoffman..546, 726, 816.
Hoffman to Arthur av..816.
Arthur to Hughes av..25, (27), B 33.
Hughes to Belmont av..D 824.
Belmont to Cambreling av..L 908.
*Pelham..726.
Penfold..232, B 778.
*Pennyfield..112, 152, 310.
*Penfield..347, F 732.
Perry, from 200th st to Mosholu Parkway.. †123.
Mosholu Parkway to 205th..R 427, 590, †748.
205th to 207th..25, F 34, D 240, D 279, †403, 636.
w s, 207th to Gun Hill road..†614, A 643, H 688, 726, 861, W 870, D 952, E 952, M 953, S 953, T 954.
e s, 207th to 209th..W 242.
*Pierce..†565.
*Pier..70, F 79, 310, S 953.
*Pilgrim..25, M 35, S 241, †364, 421, H 427, S 428, 546, 680, †839, 1067.
*Pine..R 427.
*Platt..B 28, B 29.
*Pleasant..D 200.
Plimpton, from 169th to Boscobel av..†84.
Boscobel av to Featherbed la..67, S 82, *718, *762, 900, 901, 942, 943, 944, C 952, D 952, E 952, F 952, G 952, H 952, M 953, R 953, S 953, T 954, V 954, 986, N 991, 1026.
*Pratt..25, 113, S 122, 309, 636, 637, 902, 986.
Prospect, from Southern Boulevard to Fox ..(947), S 953.
Fox to Beck..(27), 70, B 78, R 82, 152, H 241, 771, M 779, 861, 986.
Beck to Kelly..70, P 81, W 83, 678, 680, L 688, S 688, P 953.
Kelly to Dawson..D 78, 347, F 352, S 352, S 825, 986.
Dawson to 156th..25, 112, *143, V 242, 421, L 427, L 644, E 687, B 868, 944, (988).
e s, 156th to Longwood av..233, C 643.
w s, 160th to 161st..25, (27), M 35, †161, (728), (863), 944, C 952.
e s, Longwood av to 162d..E 687, L 1072.
w s, 161st to 163d..113, 153, (461), M 466, 636, C 643, M 644, G 732, M 733, 771, 816, B 823, G 824, H 824, M 869.
e s, 162d to 164th..310, G 315, H 315, L 315, G 465, 546, P 554.
w s, 163d to 165th..L 315, 546, L 553, M 553, M 554, L 733, †748, 816, G 824, 1026.
e s, 164th to 165th..N 869.
w s, 165th to 166th..*14, 70, F 120, 193, B 200, F 352.
e s, 165th to Stebbins av..421, K 427, 680, L 733.
w s, 166th to Home..382, 861.
e s, Stebbins av to Home..1024.
169th to Freeman..(155), 382, L 506, W 598, 944.
Freeman to Jennings..L 35.
Jennings to Boston road..25, K 34, H 120, 233, E 596, *808, (818).
Tremont to 178th..P 645.
178th to 179th..J 201, V 202, P 645.
179th to 180th..112, G 159, 233, 590, G 597, 680, G 687, (863), 902.
180th to 181st..112, G 120.
181st to 182d..V 36, 70, F 79, V 467, 590, 944, C 952, 1026, C 1033.
182d to 183d..R 352.
183d to 187th..T 122, W 242, 500, D 505, K 991.
187th to 189th..25, R 35, 382, P 388, 500, H 505, 986.
indef..25, 233.
*Prospect..112, 460, 590, †614.
*Pugsley..R 202, R 316, H 1033.

Railroad..25, 590, M 1072.
*Railroad..*183, 347, (349), M 688.
Randall, from Tiffany to Manida..112, F 120, 590, M 597, *626, 1027, Z 1034, 1067.
Manida to Bryant..986, F 991.
Bryant to Whittier..590.
Whittier to Halleck..590.
Halleck to Sacrahong..590.
*Randall..70, 152, S 160, †242, 273, D 279, 347, 546, 636, A 687, J 778.
Retreat..L 80.
*Rhinelander..109, 150, W 202, 347, H 352, K 352, 381, 382, 545, 546, E 553, 589, 636, S 645, Z 734, 770, 771.
Rider, from 135th to 136th..F 553.
w s, 138th to 144th..70, 546, *762, 816.
142d to 144th..S 428, L 597.
River, from 149th to 150th..B 643.
167th to Jerome..986.
indef..K 824.
Riverdale..152, †242, 382, 636, T 645.
Robbins, from Southern Boulevard to 138th ..(947).
139th to 140th..*853, 944.
140th to 141st..25, 1026, 1027.
141st to 142d..816, S 825, 1026.
142d to St Joseph..†123, 500.
142d to 147th..G 159, M 1072.
147th to 149th..T 160, D 240, S 316.
149th to Kelly..25, 310, L 991, C 1072.
*Robin..273, 310, 421.
Rochambeau, from Bainbridge to Van Cortlandt av..V 954.
Van Cortlandt av to 210th..R 427, 636, 725, 816, 944, 986.
210th to 212th..861.

*Roosevelt..460, C 465.
*Rosedale..J 34, 70, R 82, D 119, S 202, 233, 310, 421, F 465, D 505, 636, 680, 726, 771, M 779, 816, F 824, 861, M 869, 902, 1027, J 1033.
*Rowland..152, L 159.
Ryer, from 178th to 180th..†242, S 388, 636, B 952.
180th to 181st..770.
181st to 182d..112, K 121, 309, 421, 816.

*Sackett..N 388.
*Sands..152, 500, W 507, 636.
St Anns av, from 132d to Southern Boulevard..(27), M 81, M 121, M 352.
134th to 135th..E 240, (461), E 643, (682), 816.
135th to 136th..M 121, (548), R 554, (1028), H 1033.
138th to 139th..(27).
139th to 141st..(115), (155), K 908.
141st to 142d..(27), 421, E 426, (638), (988).
145th to 146th..233.
146th to 147th..(638), H 643.
148th to 149th..C 732, G 869, G 1033.
149th to Westchester av..112, M 121, †923.
e s, Westchester av to 156th..R 82, M 315, S 316, 636, B 643.
156th to 157th..(195), (728), M 824.
157th to 158th..Y 1034.
158th st to 3d av..67, M 81.
*St Lawrence..N 35, 347, 382, C 387, 421, 546, †565, †659, 726, S 733, 1026.
*St Peters..B 687, B 732.
*St Raymond..233, 902, 944.
St Vincent..725.
*Saxe..192, B 778, 945, P 953, 1067.
*Scofield..70, B 200.
Scott..71, Z 83, 590.

Sedgwick, e s, from Jerome to Lind av.. 546, 816, S 825.
Lind to 167th st..500, †522.
c s, 167th to 169th..70, H 79, M 81, †522.
w s, 167th to Depot pl..†522.
w s, Depot pl to 177th..70, F 79, W 83, 111, 112, K 121, V 122.
c s, 169th to Undercliff av..546, K 553.
e s, Undercliff av to 176th..70, M 81, 112, K 121, 636, D 643.
c s, 176th to 177th..K 644.
w s, 177th to Fordham road..902.
Bailey av to 229th..151, 152, 153, C 158, D 159, E 159, F 159, L 159, M 159, S 159, M 160, Y 160, 902, U 991.
229th to Perot..421, 902.
Perot to Giles pl..347, C 351, 902.
*Seton..B 28, B 29, 112, 193, A 278, 310, N 597, 944.
Shakespeare (see also Marcher av)..*14, 70, M 81, 112, M 121, 153, 193, 234, 382, R 388, 500, T 507, C 596, *718, 862, 945, Z 954, 986.
Sheridan, from 153d to 156th..†255.
161st to 162d..111, 272, M 279, 421.
163d to 164th..W 160.
166th to 167th..499, O 644.
167th to 168th..499, O 644.
Sherman, from 162d to 163d..25.
163d to 164th..112, B 119, N 953.
165th to McClellan..M 466, 499, O 644.
McClellan to 168th..499, O 644.

Southern Boulevard (see also 200th st), from Lincoln to Alexander av..V 689, S 870.
Alexander to Willis av..67, G 79, R 733.
Willis av to Brown pl..M 159.
St Anns to Cypress av..B 426, 500, K 824, M 824.
136th to 137th..(682).
137th to 138th..306.
138th to 140th..*853, 945.
140th to 142d..*718, *853, *854, 945, 1027.
142d to St Josephs..P 352, 588.
St Josephs to 147th..23, 25, H 34.
147th to 149th..B 1072.
Av St John to Craven..G 1033.
Craven to Intervale av..*374, 860, D 904.
Intervale av to Barretto..310, 633, 636, C 643, 680, 860.
Barretto to Dongan..860, 1025.
Dongan to Westchester..860.
167th to Freeman..112, (115), 347, †923, 945.
Freeman to Jennings..R 160, 347, (904), 944, 945.
Jennings to 173d..*414, 546, (638), †748.
174th to 175th..B 778.
175th to Fairmount pl..1027.
185th to 189th..L 35.
South..233.
*South Oak Drive..680, 862.
South Broadway..725, M 825.
Spofford, from Longwood to Barretto..68, *626.
Faile to Bryant..1067.
Spuyten Duyvil Parkway..M 81, †614, 636, †839.
*Starling..347.
Stebbins, from Westchester to 165th..24, 25, A 33, 70, 112, A 119, *762, 771, C 778, †839.
165th to 167th..112, D 120, 273, S 352, B 426, 770, 771, B 778, S 779.
167th to 169th..70, 902, H 908, 1024, B 1072.
169th to Chisholm..H 200.
Freeman to Jennings..B 315, 986.
Jennings to 170th..C 78, B 1033.
170th to Boston road..112, M 121, 636.
*Steenwick..†839.
Strong..B 778.
Steuben..153.
*Stillwell..152, 153, B 158, F 159, 193, 233, 234, 273, 309, 679, Z 734, 770, 771, 816, 862, B 868, 902, 944, 945, 1067.
*Story..382, 420.
Summit, from 161st to 162d..546.
w s, 161st to 165th..816, S 825, 902, K 908, 945, 1067, K 1072.
e s, 164th to 165th..C 200, D 200, M 201, M 779, O 825.
165th to 166th..460, H 778.
indef..381, O 506, 815.
Sycamore..233.
Sylvan..273, H 279.
*Syracuse..861.

*Taylor..D 119.
Taylor..R 352, 986.
Tee Taw..816.
Teller av, from 163d to 164th..380, 771.
165th to 166th..R 82, R 427, R 428, R 466, 902, E 907.
168th to 169th..193, †293, †329, L 506, T 1034.
169th to 170th..T 36, 70, 112, 153, 347, S 352, B 643, B 868.
*Theriot..†403.
Tiebout av, from 180th to 182d..347, W 779, W 992, D 1072.
183d to 184th..†37.
184th to 187th..70, H 315, †702.
187th to Fordham road..636, H 644.
*Tier..634.
*Tilden..26, S 36, 112, 113, A 119, 151, S 160, 193, T 202, 381, S 388, 460, S 466, 681, S 689, 815 1025 M 1033.
Tinton av (late Beach av), from Southern Boulevard to Dater..153, S 160, 1027.
Dater to 149th..*143, (235), 273.
149th to 150th..112.
150th to 151st..681, L 688, (728), S 870.
151st to 152d..I 505, *979.
152d to 155th..†123, 460, H 465, L 465, U 779, K 869.
155th to Westchester av..S 83, 193, G 200, 273, L 279, 310, B 314, 636, 771, H 778.
Westchester av to 158th..70, C 78, W 428, 590, O 908.
158th to 160th..B 315, P 352.
160th to 161st..L 35.
161st to 163d..M 35, 112, 681, S 688, 862, D 868, D 952.
163d to 165th..C 78, 193, R 202, 986, 1067.
165th to 166th..112, M 121, 347, E 732.
166th to Home..Q 388, N 427, Q 825.
168th to 169th..W 160, 309, 460, P 466, B 552.
Topping, from Belmont st to 173d..H 824, B 1033.
174th to 175th..G 34, W 36, 112, G 120, Y 123, 421, K 427, 546, C 553, S 554, 681, 986.
175th to 176th..R 82, R 908.
Townsend, from 174th to 175th..E 1072.
Tremont (see also 177th st), from Aqueduct to Grand av..*101, *452, 590, F 597.
Walton to Creston av..B 78, 681.
Concourse to Anthony av..112.
Anthony to Ryer av..K 779, 985.
Webster to Park av..†242, 726, (773).
Park to Washington av..E 596, 816, E 824.
Washington to Bathgate av..L 506, (548).
Bathgate to Monterey av..(548), B 991.
Arthur to Belmont av..70.
Crotona av to Clinton av..E 596, E 643.
Clinton to Prospect av..M 953.
Prospect to Marmion av..546, S 554, 590.
Marmion av to Southern Boulevard..421, D 426.
Honeywell to Daly av..310, W 316.
Daly to Vyse av..636.
Bryant av to Boston road..943.
Boston road to Bronx River..26, 310, (312), 943.
*Tremont..26, 347, 546, 636, †702, 815.
Trinity (see also Cypress av), from 147th st or Dater to 149th..C 78, 234, H 240, 421.
149th to Westchester av..986, G 991.
Westchester av to 156th..M 427.
156th to 158th..M 241.
158th to 160th..902, W 908.
160th to 161st..H 34, 70, H 159, †748, (773), (818).
161st to 163d..25, 193, F 200, B 278, F 952.
164th to 165th..771, B 778, H 1072.
165th to 166th..R 35, L 553, 1066.
*Troy..70, 112, R 122, 347.
*Turnbull..†659.
Tyndall..193, W 202.

Undercliff, from Sedgwick av to Undercliff pl..70, M 81, 113, H 120.
w s, Undercliff pl to Sedgwick av..234, A 240, M 241, 310, 546, 857.
Union av, from 149th to Beck..26, S 36, 113, H 120, 234, W 242, D 279, W 507, 681, D 687.
Beck to Kelly..310, B 315, H 315.
Kelly to Dawson..H 824, 862.
Dawson to Westchester av..26, C 34, M 35, (502), 945.
Westchester av to 158th..N 201.
158th to 161st..26, C 119.
161st to 163d..113, 153, *374, 546, 986, 1067.
163d to 165th..153, B 158, 272, 347, S 353, 816, G 869.
165th to 166th..B 158, (275), 636, H 644, 771, 945, M 953.
166th to Home..113, R 122, 382, 771, 862.
Home to 168th..(72), O 121, W 122, W 123, 193, O 506, 546, G 553, 636, *672, M 908, 1067.
168th to Freeman..816, 862.
Freeman to Jennings..H 120.
Jennings to Boston rd..986, G 1033.
indef..816.
*Union..(235), G 240, 590, D 643.

Valentine av, from 179th to 181st..153, T 160, 234, S 428, H 505, C 553, O 554, M 644, I 778, 862, F 868, S 870, M 1072, T 1073.
181st to 183d..540.
187th to 189th..636.
189th to 192d..B 952.
194th to 198th..70.
198th to 200th..70, 310, 636, 1027, B 1033.
200th to 202d..B 387, 421, B 426, 986.
202d to 204th..634, 943.
Valles..1027, S 1034.
Vancortlandt, from Mosholu Parkway to Woodlawn road..F 120, 382, 636.
*Van Nest..†37, (312), L 315, E 553, L 553, †614, C 643, †659, 726, P 733, (863).
*Vernon Parkway..193.
*Vernon Parkway East..193.
*Vernon Parkway North..193.
Villa, from 200th to 204th..113, 986.
204th to 205th..A 77, G 200, T 353, G 597, †793.
205th to Vancortlandt av..F 388.
Verio, from 233d to 235th..R 35, 70, L 80, †440, 546.
235th to 237th..M 953.
e s, 236th to McLean av..233, S 779.
237th to 239th..H 732.
*Virginia..(27), †242, 273, 310, D 315, †329, †403, D 505, †522, 636.
*Vreeland..310.
Vyse (also see Vyse st), from West Farms road to Home..26, G 34, 70, 71, P 81, 310, 348, 500, L 506, 546, D 553, 590, 636, 771, B 778, 986.
Home to Freeman..R 82, L 121, 234, 382, 458, G 465, †479, 500, M 506, *582, 681, G 687, 862.
Freeman to Jennings..†37, †161, 193, H 201, H 388, T 507, 945.
Jennings to 173d..70, S 82, 111, O 825, 945, R 991.
Boston road to Tremont av..B 778, 945.
Tremont to 178th..382.
178th to 180th..(502).

Wales, from Southern Boulevard to 141st.. *853, 945, 1027.
142d to St Marys..T 280.
St Marys to St Josephs..T 280, H 687.
Dater to 149th..(235), 590.
Fox to Kelly..†968, *979.
Kelly to Westchester..D 387, D 553, 771, N 779, S 779, D 824, D 991.
*Wallace..†293, †660.
Walnut av, from 136th to 138th..†242.
141st to Edgewater road..†84, †242.
Walton, from 138th to Cheever pl..(72), B 77, R 122, O 160, R 554.
Cheever pl to 144th..26, S 36, B 351.
149th to 150th..D 687.
150th to 153d..71, *895.
158th to 161st..71.
162d to 165th..421, W 507, 681.
Hawkstone to 174th..B 78.
175th to Mt Hope pl..71, 725, L 1072.
Burnside to Cameron pl..26, M 35, †565, *1061, 1067.
Cameron pl to 183d..500.
183d to Fordham road..26, 588, L 597, S 598, W 598, 945.
Washington, from 160th to 162d..(1028), H 1033.
162d to 163d..193, Y 316, (349), (1028).
164th to 165th..421, M 425, M 427.
165th to 166th..590, 816, 986.
166th to 167th..273, 380.
167th to 168th..*582, 726, E 732, 771, H 778, †840, 902, G 908, M 908.
168th to 169th..B 200, D 200, B 240, (904), A 1032.
169th to 170th..*223, 421, B 426, C 426, 546, C 778.
170th to St Pauls pl..902.
St Pauls pl to 171st..421, 681, G 824, K 1033.
171st to Wendover av..(72), R 82, 382, 421, 460, F 465, G 465, W 507, (548), D 553, G 687, L 1033.
Wendover av to 172d..H 120.
172d to 173d..193, S 202.
173d to 174th..636, E 687.
174th to 175th..C 553, G 553, P 554, E 824.
175th to 176th..460, S 466, 500, S 733.
176th to Tremont av..G 687.
Tremont av to 178th..†329, 726, L 733, 816, 1027, I 1033.
178th to 179th..R 202, A 596, R 825.
179th to 180th..71, 460, F 465, P 506, R 645, R 688, 726, S 733, L 779.
180 to 181st..(423).
181st to 182d..R 241, 273, S 507, 546, 590, B 596, M 953, 986.
182d to 183d..G 79, F 120, 310, S 870.
183d to 184th..986.
184th to 185th..637, 816, (1028).
185th to 186th..193, 234, H 240, 273, *935.
3d av to 187th..M 81, R 82, M 597, M 908.
188th to 189th..†1047.
189th to Pelham av..109, 112, 902.
indef..K 732.

*Washington..M 201, †614, 636, 681, 816, N 953.
*Waterbury..1026.
Wayne..945.
*Watson..71, W 83, 113, S 122, B 200, 771.
Webster av, s of 168th..380, 862, S 870.
168th to 169th..26, B 33, R 160, A 387, 500, A 505, 681.
e s, 169th to Anna pl..636, M 644, *672, E 687, *895, *1018.
w s, 169th to Clay av..347, 546, B 991, V 1073.
e s, Anna pl to 170th..902.
e s, 170th to 171st..H 200, †203, 273, 310, C 315.
Wendover av to 173d..†614.
173d to 174th..71.
174th to 175th..637, 681.
175th to 176th..†37, 500, K 506, †522, A 596, A 907.
Tremont av to 178th..726.
178th to 179th..71, R 82, T 1073.
179th to 180th..S 83, 382, (682).
180th to 182d..71, S 83, W 779, †1006.
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**NOTE.—When in doubt as to the meaning of the signs used,** consult the key on page **3.**

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ALTHOUGH prices of stocks dealt in on the Stock Exchange are in evidence six days of the week out of the seven, it is not always possible to say anything new, week in and week out, in a review of the market for that period. News of little importance and the national holiday have made transactions in Wall Street this week of a character similar to what they were last week. The improvement has been maintained, the tone is better and there is a much more hopeful feeling. Most of the trading has been professional, with some profit-taking reactions in prices following, but the technical position of the market has not been materially altered. Union Pacific and United States Steel may be said to represent respectively railroads and industrials. All kinds of reasons were given for the advance of the issue so strongly identified with the name of Harriman, one of which was that a large private banking house had been borrowing a great deal of money on Union Pacific as collateral and employing it to support the bull movement to induce subscriptions during next week to the Union Pacific convertible bonds. While this may not be the case, Union Pacific has a host of believers in its future and higher figures are freely predicted for it. As to Steel there is again talk of an increase of the dividend rate on the common stock at the forthcoming meeting this month. During the last six months the corporation has earned $81,000,000 net, while its net earnings for the current year are estimated at from $155,000,000 to $160,000,000—truly a remarkable showing. The efforts to get up a cotton crop scare on the government report on cotton conditions up to June 25th have temporarily succeeded, October futures in New Orleans scoring an advance of forty points. While 72 is certainly a low percentage of condition it must not be forgotten that government reports are not always accurate, and the cotton scare may be but a repetition of the recent grain crop scare, which at one stage of the excitement would have left us without any crops at all. Wall Street believes that a large proportion of the July dividend and interest money will find its way in the near future into good stocks as an investment. There is not the same confidence with regard to bonds that are in little demand. Real estate and building interests are naturally concerned about the present rates both for call and time funds. Call money touched 10 per cent., declining to 5, the ruling rate being about 8. This is in strong contrast to London, where it was quoted at 1¾. The high rates here are looked upon as temporary.

IT was inevitable that the site of the present Fifth Avenue Hotel should before long be improved with an office building. The old hotel could not compete advantageously with the newer buildings, which have recently been erected farther north, and its situation is better adapted to business than it is to hotel purposes. When the new building is erected it will be one of the very largest in the city, for it will cover an area equal to twenty-one city lots, and it will be twenty-four stories high. Doubtless such an enormous increase of rentable space in this immediate vicinity will not be entirely occupied for several years. There is not anything like the demand for offices in the vicinity of Madison Square as there is in the financial district, and the new Fifth Avenue building will almost double the rentable office space in its immediate neighborhood. But the rapidity with which the Brunswick Building is being occupied indicates that the larger structure will soon be as full as the St. James or the Flatiron Building. The neighborhood of Twenty-third Street and Broadway is destined to be the most important centre north of the City Hall of that kind of business transacted in offices, rather than in shops and in lofts, and the whole of Madison Square will eventually be bordered with huge skyscrapers, and it is a good thing for the city that such will be the case. Office buildings erected on a spacious square are much less objectionable than they are upon an avenue or a street. They interfere less with the light and air of other buildings, and they, themselves, afford a much better quality of light to their occupants. Moreover, when they can be seen from a spacious square they look much more impressive than they do when they front only on a street. The full benefit of their height and mass can be imparted to the design. What, with the Fuller Building, the Metropolitan tower and the new Fifth Avenue Building, Madison Square will become architecturally the most overpowering, if not the most interesting, square in the city.

IN RESPECT to the Public Utilities Commission for this district, one cannot help remarking at the outset that its membership is distinctly inferior to that of the old Rapid Transit Commission. The new officials have had a certain amount of experience as public administrators or in legislative bodies, but they are not remarkable either for proved ability or for the public confidence which they enjoy. They consist almost entirely of lawyers, and there is not among them either a civil engineer or a practical railroad or transportation man, or one especially acquainted with the needs of our great real estate development interests. A commission of this kind obviously has a great deal to learn before it can become an efficient public servant, and it is to be hoped that while it is learning its business it will not by any errors it may make forfeit public confidence. It by no means follows that a group of comparatively undistinguished men may not in the end develop into an excellent and faithful body of administrators, but it is a pity they do not at the outset command more confidence, because they cannot afford to make many mistakes. The Record and Guide is not surprised, however, that a more distinguished group of men could not be found, for the task of the new commission is one of incalculable difficulty. It has been constituted because public opinion has been dissatisfied with the unregulated action of the public utilities companies—because, that is, these companies in pursuing their selfish interests have not conformed to the public interest. The commission consequently will be expected aggressively to assert the public interest as opposed to the private interests of the corporations, and if it fails to do so, it will come in for violent criticism. On the other hand, it is equally important that the commission should not wholly antagonize the corporations which have been placed under its jurisdiction. It is necessary that these corporations should in the public interest constantly increase and improve the service which they offer to the public; and, if the corporations believe themselves to be ill-treated it will be impossible to find the capital for such improvements. The mere appointment of the commission has already helped to injure the financial standing of the Interborough-Metropolitan Company and hurt its credit. In short, the task of keeping the confidence of the public, and at the same time of working harmoniously with the corporations, cannot help but be very difficult, while it may prove to be impossible. Moreover, the difficulty will be increased by the anomalous situation of the commission in respect to the regular municipal administration. The Mayor, the Comptroller and the other elected officials naturally resent the action of the Legislature and the Governor in bestowing on an independent commission such important local functions; and they will, at least in the beginning, treat the new commission as an unwarranted intruder in the field of municipal administration. This open antagonism of the municipal officials will embarrass the work of the commission. Altogether the new com-

missioners have a stiff job ahead of them, and it is no wonder that men who had more to lose refused to place themselves in such a difficult and dubious position.

THE old Rapid Transit Commission should not have been allowed to expire without some formal public recognition of its past services to New York City. Those services were undoubtedly very considerable. Now that the subway has been built, and is in successful operation, the problem of planning it and securing a lessee seems to be comparatively simple. But the job which the commission undertook was in truth one of the most difficult which ever confronted a body of public servants. The commission had to overcome the opposition of the local government of that time, of an influential body of property-owners and of the capitalists already interested in the transit system of Manhattan. It was prohibited from laying out a four-track subway along the line of the densest traffic—that is, Broadway—and the plan of the present complicated route was reached after prolonged discussion and many failures. The financiers who owned the elevated roads and the surface lines scoffed at the idea that a lease of the subway for a period of seventy-five years would be profitable, and at one time their opposition almost persuaded the commissioners themselves that a lessee could not be secured unless the lease were made perpetual. A contractor was, however, finally obtained, and the city owes a debt of gratitude not only to the Rapid Transit Commission, but to Messrs. McDonald and Belmont, for the construction of the subway, in spite of such powerful opposition. In retrospect it seems entirely possible that the commission might have been obliged to offer a perpetual franchise in order to secure a lessee. No doubt the large profit which the Interborough Company will make out of the existing lease makes the doubts and misgivings of ten years ago seem absurd; but at the time they were not absurd. An emphatic demonstration was necessary in order to prove to capitalists and to the public that a limited lease of a subway in a city like New York might be an immensely profitable bargain. Subsequently there was no difficulty in leasing the Brooklyn subway for fifty years without any privilege of renewal; and provided general conditions had been favorable there would have been no difficulty in leasing the subway extensions last spring for a shorter period. It is true that the commission itself failed to draw the proper inferences from the success of its own work. Its members resented the action of the Legislature in reducing the possible terms of the lease to twenty years with one renewal; but now that it has been deprived of its former authority, its great services, rather than its later defects, should be remembered. When the city of New York finally obtains an adequate transit system it will be recognized that the Rapid Transit Commission pointed the way and made an effective start.

## The Inherent Power of the Real Estate and Building Interests.

To the Editor of the Record and Guide:

Dear Sir: Would it not serve your patrons much better to omit such communications (of doubtful propriety) as "A Prediction on page 1240 in the issue of June 29. The space occupied could have been devoted to "threatened legislation" of a nature injurious to the real estate interests—as, for instance, Assembly bill 2706, which has passed the Legislature and probably would not have been vetoed by the Mayor but for the vigilance of a few wide-awake members of our Property Owners' Associations.

Had this bill become a law, a licensed engineer would have been required for every boiler having six square feet of grate surface, and for every engine of over 10 horsepower regardless of the motive power, whether steam, naphtha, gas or electricity.

The result would have been that every owner of a steam-heated building containing two or more families would have been put to the enormous expense of a licensed engineer, or else be liable to a fine of $500 and imprisonment for one year. It was shown that many flats would have to be closed up in winter because of the impossibility of securing a sufficient number of engineers.

Do the men (property owners) who are benefited appreciate the labor and personal sacrifice of the members of unostentatious Property Owners' Associations? I think not—and this is only one of the good works accomplished principally through the efforts of the United Real Estate Owners' Associations (Incorporated), a body of delegates from several local associations of real estate owners in Manhattan. The local associations represented in the central body are the Twelfth and Nineteenth Wards Association, Tenth, Eleventh and Seventeenth Wards Association, Twelfth and Twenty-second Wards Association, Harlem Property Owners' Association, Fourth, Eighth and Fourteenth Wards Association, Eighteenth Ward Association.

Every member of the association would appreciate an effort on your part to impress on property owners the necessity of becoming active members in some of the above-named local associations. Yours truly,

EDWARD J. MURRAY.

Our correspondent brings up a subject that should receive more attention from property owners than it has ever obtained in New York. Real estate interests should have a more particular representation than they control through the general political channels, and should be the object of more attention and solicitude from the law-givers than they receive. That the interests of real property are not adequately protected and represented, this Act of the Legislature to which our correspondent refers is abundant proof. If the great body of real estate owners, estate agents, builders, public works contractors and the manufacturers and dealers in building material, with all their employees, altogether numbering probably one-quarter of the heads of families in greater New York, could have its possibilities of power and influence co-ordinated for specified objects of justice and honor, who would or could oppose it?

One of the most important boards in the history of this State has just been constituted, the Utilities Commission. Is there a man upon it who represents especially the great real estate and building interests of the metropolis—which will be the most affected by the decisions of the board? And why is there not? We believe in the people organizing together when pure motives predominate, and no one should countenance a usurpation, of forces so organized, by private parties for selfish and individual ends. But this is a danger always present when men assemble in either convention, council or presbytery; and we must trust somebody, or nothing will ever be accomplished.

Always present with us are professional and trade societies, among whom are the engine men, who never give up trying to exact some special or class privilege from the Legislature, which would work to the disadvantage of their fellow men, and do violence to the American principle of a square deal.

We take pleasure in noting that not only the various boards of property owners, but also the real estate brokers of the City of New York, and the Board of Brokers in the Bronx, and especially the Allied Real Estate Interests of the State of New York, were all vigilant in watching or favoring the course of legislation affecting real estate at the State capital during the last session. Some good laws were so obtained, and some bad ones interred. As usual the Record and Guide contributed a fair quota of intelligent effort, and with the co-operation of its readers it will continue so to do without special urging.

### A Suggestion to the Building Code Revision Committee.

To the Editor of the Record and Guide:

For the past few years, and at the present time, builders in New York City are erecting apartments and flat houses with very small 3-inch or 4-inch vent flues, running only one flue perpendicular from basement to roof, and breaking a small hole in the flue pipe wherever they want to make connections for gas ranges, without chimney breasts and with no flues at all for coal ranges. This is a seriously bad practice; for if the pipes become frozen or defective then there is no heat in the house for cooking purposes. If the gas or the heating apparatus went wrong at the same time there would be no way of having heat in the house, without extreme danger; then, again, the use of gas does not add to the safety of the lives of the tenants, for a bad connection on the lower floors may injure the tenants on the upper ones.

The remedy is to build a separate flue running direct to the roof and connecting each apartment in which a range, stove or grate may be used, lining each flue with hard burned fire clay or iron pipe.

We believe the law calls for the separate flues lined in all houses where coal is used, and probably the same law applies to houses in which gas is used for cooking purposes. If it does, the law should be enforced.

The building of these flues in chimney breasts will cost the builder a little more; but when selling the house he will get more when the flues are built in the same manner for the use of gas, as they are when built for using coal. BUILDER.

### Aids to Business Making.

In a former paragraph the mortgage broker was told how he could easily and economically follow up the expiration of mortgages by the use of the Record and Guide Quarterly. Of course the mortgagor may not be the owner of the property at expiration of the mortgage, and it is the owner who should be approached. This is given by the Real Estate Directory and should be invariably used.

# Valuation of Consolidated Gas Company's Real Estate.

## A LIST OF THE PARCELS IN DETAIL
## WHY 80-CENT GAS WOULD NOT PAY

ARTHUR H. MASTEN, Master in Chancery of the United States Circuit Court for the Southern District of New York State, to whom was referred, in July, 1906, "to take testimony, make all the needed computations and find fully the facts" in the case of the Consolidated Gas Company of New York against the City of New York, the State Gas and Electricity Commission, has submitted a printed report to Judge Lacombe, under date of June 24, 1907, in which one of the questions of fact determined is the value of the real estate of the gas company.

This real estate comprises some fifty parcels variously situated in New York City, and one parcel of water-front property, known as "Shadyside," on the New Jersey shore of the Hudson River. By far the greater part of the real estate belonged to the constituent companies before the consolidation and was purchased many years ago at prices much below its present value. The plaintiff introduced evidence showing the gross value of its real estate to be approximately $16,000,000. Included in this, however, is the sum of $1,392,500, representing the value of certain real estate forming a portion of its Eighteenth street station, which was acquired by the City of New York under eminent domain, but has never been paid for. The valuations of defendant's witnesses for the corresponding property approximate $12,000,000, though it is not conceded that the condemned property should be taken into account, nor that all of the other property valued is properly to be considered as a part of complainant's assets used in gas manufacture. The assessed valuation of the same property on the books of the city approximates $8,500,000 for the land alone and $12,000,000 for the land with improvements. Included in the latter assessment, however, are various structures constituting the manufacturing or distributing plants of complainant.

Three witnesses, Messrs. Wheelock, Preiss and Greene, were called by the complainant, the testimony of the latter being confined to the value of bulkheads and lands under water. Two witnesses, Messrs. Thompson and McHale, testified on behalf of the city, and one, Mr. Wells, on behalf of the State. Owing to the diversity of methods followed in the presentation of their testimony, the Master in Chancery found it difficult to make any comparison of their respective figures that is wholly satisfactory. The accompanying table affords, however, a reasonably accurate basis for such comparison. Without discussing in detail the evidence as to each parcel, I may say that, after a careful consideration, Mr. Masten is satisfied that the valuations claimed by the complainant are, as a rule, approximately correct. In arriving at that conclusion he has taken into account the standing and qualifications of the various witnesses, the degree of care devoted to their investigations, the extent of their familiarity with general real estate conditions in the City of New York, and their demeanor under cross-examination. The report adds:

> The chief witness for the complainant, Mr. Wheelock, is connected with one of the largest and best known real estate offices in this city and has taken part personally in the actual purchase and sale of a very large amount of property in various parts of Manhattan Island. Preparatory to testifying in this case, he spent some six weeks in an examination of the properties and an investigation of such facts as would tend to enlighten him as to their value, including sales of neighboring property.

Taking the testimony as a whole, Mr. Masten's conclusion is that the present value of complainant's real estate is $14,161,000. This includes the buildings valued by the witnesses and the various bulkhead properties, also the property at Shadyside, N. J., and is allotted between the various parcels as follows:

| | |
|---|---|
| Block 1643, lots 56, 57 and 58, s w cor Lexington av, and 116th st | $85,000 |
| Block 1642, lots 32 and 33, n w cor 3d av and 114th st | 95,000 |
| Block 870, lots 54, 56, 59, 60, s e cor Irving pl & 15th st | 300,000 |
| Block 239, lots 1-5, n e cor Hester and Elizabeth sts | 182,000 |
| Block 985, lots 7, 19, 20, 39, 40, between Avs B and C, 17th to 18th sts | 260,000 |
| Block 972, lot 45, s s of E 15th st, bet. Avs A and B | 22,000 |
| Block 982, lot 13, 14th to 15th sts, w of Av C | 430,000 |
| Block 989, lot 1, 15th to 16th sts, e of Av C | 180,000 |
| Block 989, lot 26, 15th to 16th sts, w of Av D | 124,000 |
| Block 991, lot 26, 15th to 16th sts, Av D to Tompkins st | 157,000 |
| Block 991, lot 1, 14th to 15th sts, Av D to Tompkins st | 233,000 |
| Block 988, lot 1, Av C to Av D, 14th to 15th sts | 570,000 |
| Block 991, lots 47-50, bulkheads E River, 14th to 16th sts | 282,000 |
| Block 688, 16th to 17th sts, 10th to 11th avs | 400,000 |
| Block 689, 17th to 18th sts, 10th to 11th avs | 470,000 |
| Block 690, lots 12, 40, 42, 43, 44, 45, 48, 49, 50, 51, 52, 53, 18th to 19th sts, w of 10th av | 452,000 |
| Block 691, 19th to 20th sts, e of 11th av | 186,000 |
| Block 716, lot 14, n s 18th st, bet 9th and 10th avs | 43,000 |
| Block 715, lots 51-59, s s 18th st, bet 9th and 10th avs | 121,000 |
| Block 951, lot 35, s s 20th st, bet 1st av and Av A | 76,000 |
| Block 952, lots 7, 29, 30, 33, 34, 35, 20th to 21st sts, w of Av A | 435,000 |
| Block 953, lot 1, 21st to 22d sts, 1st av to Av A | 615,000 |
| Block 979, lot 1, 21st to 22d sts, Av A to Marginal st | 570,000 |
| Block 978, lots 1, 2, 3, 5, 6, 20th to 21st sts, Avs A to B | 537,000 |
| Block 987, lots 37, 41, 42, 43, 51, 20th to 21st sts, Av B to Marginal st | 114,000 |
| Block 1090, lot 23, n s 42d st, bet 11th and 12th avs | 72,000 |
| Block 1071, lots 10, 11, 12, 13, n s, 42d st, bet 10th and 11th avs | 57,000 |
| Block 1070, lot 5, n s 41st st, bet 10th and 11th avs | 83,000 |
| Block 1089, lot 1, 41st to 42d sts, 11th av to Hudson R. | 1,150,000 |
| Block 1107, lot 7, pier and bulkhead Hudson R. 41st to 42d sts | included in above |
| Block 1092, lots 1, 28, 38, 38½, 39, 44th to 45th sts ,100 w 11th av to River | 645,000 |
| Block 1107, lot 23, bulkhead 44th to 45th sts | 225,000 |
| Block 1093, lot 1, 45th to 46th sts, 225 w 11th av to R. | 546,000 |
| Block 1107, lot 28, bulkhead 45th to 46th sts | 225,000 |
| Block 1457, lot 6, 62d to 63d sts, bet 1st av & Av A | 175,000 |
| Block 1455, lot 13, 60th to 61st st, w of Av A | 220,000 |
| Block 1474, lot 24, n e cor Av A and 60th st | 25,000 |
| Block 1177, lot 21, 65th to 66th sts, w of West End av. | 190,000 |
| Block 1157, lot 1, 65th to 66th sts, Amsterdam to W End | 700,000 |
| Block 1156, lots 45, 46, s s, 65th st, e of W End av | 40,000 |
| Block 1670, lot 1, 98th to 99th sts, 1st to 2d avs | 665,000 |
| Block 1692, lot 1, 98th to 99th sts, 1st av to Marginal st | 255,000 |
| Block 1683, lots 18, 34, 35, 111th to 112th sts, w of 1st av | 118,000 |
| Block 1682, lots 8, 11, 110th to 111th sts, w of 1st av | 435,000 |
| Block 1704, lot 1, 110th to 111th sts, 1st to Pleasant av | 490,000 |
| Block 1712, lot 2, bulkhead, etc., 110th to 111th sts | 71,000 |
| Block 1999, lot 1, 132d to 133d sts, e 12th av | 445,000 |
| Block 2175, lots 15, 18, 22, 100, Inwood | 90,000 |
| | $13,861,000 |
| Shadyside, N. J. | 300,000 |
| | $14,161,000 |

Regarding the reasonableness of the return allowed by the 80-cent gas rate, Mr. Masten finds that it would not yield a fair return on the value of the property.

Of the 13,283,163,767 cubic feet of gas, sold and delivered in 1905 by complainant, 398,525,978 cubic feet were delivered and charged to the City of New York at 90 cents per thousand cubic feet and 12,884,637,789 cubic feet to private consumers at $1 per thousand cubic feet; and for present purposes it may be assumed, ignoring the special rate fixed for gas supplied to the city, that all the sales for 1905 were at the rate of $1, and that the 80-cent rate will similarly apply to all sales.

Deducting 20 cents per thousand feet of sales from the net earnings of 1905 the result is as follows: Net earnings as above $4,983,928.31; less 20 cents per thousand on 13,283,000,000 feet of sales, $2,656,600; balance, $2,327,328.31.

This amount would yield on complainant's entire assets of $83,357,000 a return of 2.8% and on its assets exclusive of franchises and good will 3.6%, neither of which in my judgment constitutes a fair or reasonable return on the value of the property.

Assuming, on the basis of judicial decisions quoted in the report, that complainant is entitled to receive at least the legal rate of interest as a return upon its investment, the above-mentioned net earnings would yield 6% upon its assets to the extent only of $38,788,805, leaving assets amounting to $24,569,000 (exclusive of franchises and good will) on which it would receive no return whatever.

COMPARISON OF REAL ESTATE VALUATIONS.

| | Wheelock. | Preiss. | Thompson. | McHale. | Wells. |
|---|---|---|---|---|---|
| Land | $15,499,500.00 | $14,134,611.00 | $11,781,865.02 | $11,956,521.61 | $9,663,507.60 |
| Buildings | 151,000.00 | 171,000.00 | 96,500.00 | 96,500.00 (c) | 96,500.00 |
| Shadyside | 300,000.00 | (a) 300,000.00 | 245,000.00 | 245,000.00 (d) | 245,000.00 |
| Bulkheads and land under water | (included above with land) | (b) 1,448,750.00 (included above with land) | (included above with land) | (included above with land) | (e) 779,597.40 |
| Twelfth avenue | do | do | do | do | (f) 539,000.00 |
| Part of 18th St. condemned | do | do | do | do | (g)1,008,808.87 |
| Total | $15,950,500.00 | $16,054,361.00 | $12,123,365.02 | $12,298,021.61 | $12,332,413.87 |
| Difference between value of 18th St. land, including and excluding land condemned | 1,392,500.00 | 1,574,589.00 | 1,008,808.87 | 1,008,808.87 | (g)1,008,808.87 |
| Value excluding land condemned | $14,558,000.00 | $14,479,772.00 | $11,114,556.15 | $11,289,212.74 | $11,323,605.00 |

(a) Wheelock's valuation—Preiss did not value this parcel.
(b) Wheelock's valuation—Where Wheelock valued land and bulkhead together the value of bulkhead has been found by deducting Preiss's value of land from Wheelock's total value—Preiss did not value any bulkheads or land under water.
(c) Thompson's valuation—Wells did not value any buildings.
(d) Thompson's valuation—Wells did not value this parcel.
(e) Thompson's valuation—Wells did not value bulkheads except 110th to 111th Sts. Harlem River.
(f) Thompson's valuation—Obtained by deducting Wells' valuations, which omitted 12th av, from Thompson's valuations, which included 12th av.
(g) Thompson's valuation—Wells did not value that portion of 18th st land which has been condemned.

# THE REALM OF BUILDING

### Notable Apartment House for Fort Washington.

This design is by Messrs. Reiley & Steinback, No. 481 5th av, for the erection of a 10-sty fireproof elevator apartment house on the Fort Washington road running through to the new Lafayette Boulevard, on property recently acquired by Henry W. Boettger. There will be four housekeeping apartments on each floor, consisting of nine or ten rooms each, the principal rooms opening off a foyer hall, and the family bedrooms and bathrooms off a private passage. The facade of the building will be of limestone and buff brick, and interest will be added to the silhouette by pergolas. The entrance will be through a driveway into a large court. A garage will be connected with the building. A large dining-room and kitchen will be situated



Henry Boettger, owner. Reiley & Steinback, architects.

on the top floor for the accommodation of those who do not keep house, and it will open out to a spacious roof garden, which will be used for dining purposes during the summer months. This is one of the highest spots on Washington Heights, and commands an extended view over the Hudson and the Palisades to the westward, and Long Island Sound and the country beyond to the eastward. This will be the first apartment house yet erected in the northern part of Washington Heights having all the modern conveniences of a downtown hotel.

### Architects to Compete for New York State Prison.

Legislature has appropriated $10,000 to provide for a competition of architects, who will submit plans for a new State prison building to replace Sing Sing prison. It is estimated the structure will cost in the neighborhood of $2,000,000. The commission at Albany to this date has been unable to determine the selection of a site. George L. Heins, Albany, is State architect.

### Edwin Outwater to Build Madison Ave. Residence.

MADISON AV.—Samuel De Vean Harned, 848 Herkimer st, Brooklyn, architect, has awarded to Edwin Outwater, 225 5th av, the mason contract to erect the 4-sty residence, 20.5x75 ft., for John W. A. Davis, 21 West 14th st, at No. 512 Madison av. The exterior will be of Bedford limestone and brick, with a slag roof, steam heat, etc. One building will be demolished.

### Latest Improvement for West 25th Street.

25TH ST.—Plans are under way for the erection of another story to the 4-sty factory on West 25th st, 200x100, owned and occupied by the Conley Foil Co., at a cost of $30,000. Abingdon Reconstruction Co., 39½ 8th av, has charge of construction. Louis C. Maurer, 22 East 21st st, is architect.

### Apartments, Flats and Tenements.

DELANCEY ST.—George Fred Pelham, 503 5th av, is making plans for a 6-sty tenement for Charles I. Weinstein, 21 East 104th st, to be erected at No. 238 Delancey st, to cost $30,000.

WILLET ST.—Kotzen Realty Co., 230 Grand st, will erect a 6-sty flat on the east side of Willet st, 116.11 ft. north of Delancey st, to cost $35,000. Bernstein & Bernstein, 24 East 23d st, are making plans.

3D AV.—Pelham Realty & Improvement Co. will erect five 2-family frame dwellings, 20x60 ft., with all modern improvements, at Pelham, N. Y., on east side of 3d av, 100 ft. north of 2d st, on plot 150x100. Louis C. Maurer, 22 East 21st st, is preparing the plans.

### Mercantile.

32D AND 33D STS.—Work on the 12-sty store, loft and office building, which the Bankers' Construction Co., of No. 10 Wall st, is erecting at Nos. 29 to 35 West 32d st and Nos. 30 to 34 West 33d st, fronting 52.6 ft. on 33d st and 100 ft. on 32d st, will be advanced rapidly. The steel work is well under way, and the first story tier of beams are in place. Ravitch Bros., No. 81 Mangin st, are doing the steel construction. Chas. T. Wills, No. 156 5th av, is general contractor, having charge of all other contracts. The building is estimated to cost about $1,000,000. Messrs. Clinton & Russell, 32 Nassau st, are the architects. For list of officers and further particulars, see issues Dec. 1, 1906, March 9, 1907.

### Alterations.

STANTON ST.—C. H. Dietrich, 42 Union Square, is planning for alterations to No. 214 Stanton st. George Muller, on premises, is the owner.

WEST HOUSTON ST.—Alfred L. Kehoe, 206 Broadway, is preparing plans for alterations to 97 West Houston st, for Harry S. Frost, 206 Broadway.

SHERIFF ST.—Louis Strumpf, 174 Broome st, owner, will make alterations to No. 83 Sheriff st. O. Reissmann, 30 1st st, is preparing the plans.

CORLEARS ST.—The southeast corner of Corlears and Monroe sts will be improved from plans by Fred'k Ebeling, 420 East 9th st. Peter Keller, 30-32 East 20th st, has received the contract.

EAST BROADWAY.—No contracts have yet been issued for $15,000 worth of alterations to the Jewish Maternity Hospital, Nos. 270-272 East Broadway. Four-sty rear extension, 40.9x 17.3, elevator, fire-escapes, etc. Bernstein & Bernstein, 24 East 23d st, architects.

CANAL ST.—The 5-sty store and loft No. 196 Canal st will be renovated with new plumbing and store fronts. M. J. Kane, 100 Lafayette st has both contracts. H. Washburn, owner; L. Giller, 416 Broadway, architect.

### Miscellaneous.

W. H. McElfatrick, 1402 Broadway, has completed plans for the "Fulton Theatre" Co., 756 Flushing av, for a $200,000 theatre to be erected in Brooklyn, at Fulton st and Nostrand av.

Palmer & Hornbostel, 63 William st, Manhattan, will receive bids in five or six months for the 4-sty State educational building, 100x550 ft., at Albany. Estimated cost, $3,000,000. (See issue May 25, 1907.)

Messrs. Palmer & Hornbostel, 63 William st, Manhattan, have completed plans for additional buildings for the Carnegie Technical Schools, Schenley Park, Pittsburgh. The estimated cost is $1,000,000.

Fissell & Wagner, 1133 Broadway, Manhattan, at $101,978, submitted the lowest bid for the construction of the post office building to be erected at Ithaca, N. Y. The structure is to be completed by Dec. 31, 1908.

On September 3 the Armory Board is to select competitive plans for the 22d Regiment Engineer's Armory, to be erected on Fort Washington av, 168th and 169th sts, Washington Heights. The building is to cost $625,000.

32D ST.—Alex Moore's Sons, 1 West 68th st, has the contract for the alterations and additions to the 4-sty stable 120 East 32d st for Mr. H. Shaffer. Louis C. Maurer, 22 East 21st st, architect.

### Estimates Receivable.

Quartermaster, West Point, N. Y., will receive bids until July 16 for furnishing and installing steam-piping for power-house.

Hon. Louis F. Haffen, President of the Borough of the Bronx, will receive bids until 11 a. m. July 16 for constructing sewers, etc., in the Bronx.

27TH ST.—Plans are now ready for the 5-sty club house, 50x85 ft., which the Hudson Guild will erect in West 27th st, Nos. 436 to 438, to cost about $60,000. Two buildings will be demolished on the site. The building will contain a concrete and tile roof, low pressure steam, Roebling system floor construction. Officers are: Charles Liebmann, 42 East 72d st, president; Morris Heimerdinger, 30 Broad st, treasurer, and George Smith, 135 West 62d st, secretary. Chas. Volz, 160 5th av, is architect.

### Contracts Awarded.

Muralt & Co., 114 Liberty st, Manhattan, have obtained the contract for constructing electric light plant at Franklin, La., to cost $28,000.

Messrs. Cooper & Evans, 220 Broadway, Manhattan, have received the contract for widening roadways of the Manhattan approach of the Brooklyn Bridge, at $111,235.

15TH ST.—Charles H. Peckworth, 415 Hudson st, has received the contract for improvements to the 7-sty piano warerooms of Steinway & Sons, No. 110 East 15th st, from plans by W. K. Benedict, 38 East 21st st.

77TH ST.—Gillies Campbell Co., 1 Madison av, have received the general contract for remodeling the 4-sty residence of Mrs. S. Sterns, No. 36 West 77th st, from plans by A. N. Allen, 571 5th av. The estimated cost is $18,000.

CANAL ST.—Israels & Harder, 31 West 31st st, have awarded to J. Odell Whitenack, 99 Vandam st, the general contract for $18,000 worth of interior alterations to the 5-sty store and loft buildings 268-270 Canal st, owned by Theresa D. Browning, 16 Cooper sq.

B. A. & G. N. Williams, 5 East 42d st, Manhattan, have obtained the contract to furnish, cut and set Georgia marble for the new Citizens & Southern Bank building, 2-stys, 50x130 ft., at Savannah, Ga. Messrs. Mowbray & Uffinger, 92 Liberty st, are the architects.

35TH ST.—P. B. McEntyre & Son, 220 West 36th st, have just obtained a contract from Gordon Wendell, 126 East 35th st, for extensive exterior and interior changes to the 3-sty residence No. 126 East 35th st. Plans were prepared by Richard Berger, 309 Broadway.

Rosenberg & Rapoport, 2232 8th av, electrical contractors, have received contracts for equipping two apartment houses on the south side of 151st st, 150 ft. east of Broadway, and north side of 150th st, east of Broadway, for Lowe & Jorrich. They have also taken the contract for electrical work on two elevator apartment houses, north side of 110th st, 75 ft. east of 8th av, for Harry Lehr.

### Bids Opened.

Bids were received by the Park Board for installing electric equipment, elevators, lifts, book conveyors and pneumatic tubes in the New York Public Library, Astor, Lenox and Tilden foundations, 5th av, 40th and 42d sts. Lord Electric Company, 213 West 40th st, at $173,891, were low bidders. Other bidders were: John Peirce Co., Tucker Electric Const. Co., Peet & Powers, Eidlitz & Co., Johnston Livingston, Jr., & Co., Ries & O'Donovan, Harry Alexander, Wiston Electric Co., Commercial Const. Co.

Bids were opened by the Board of Education on Monday, July 1: (No. 1) For the erection of outside iron stairs at Washington Irving High School, Manhattan. Wlady Konop, $4,384 (low bid). Other bidders were: James MacArthur, Eagle Iron Works, James Hamilton, Neptune B. Smyth, William Werner. (No. 2) For alterations, repairs to P. S. 54, Manhattan. Neptune B. Smyth, $1,120 (low bid.) (No. 3) For the erection of outside iron stairs at Washington Irving High School, Manhattan. Wlady Konop, $4,384 (low bid). Other bidders were: James MacArthur, Eagle Iron Works, James Hamilton, Neptune B. Smyth, William Werner. (No. 4) For alterations, repairs to P. S. 54, Manhattan. Neptune B. Smyth, $1,120 (low bid). (No. 5) For sanitary repairs in P. S. 9, 107 and 122, Manhattan. P. S. 9, Christopher Nally, $1,047 (low bid); P. S. 107, the Kenny-Renner Co., $795 (low bid); P. S. 122, William C. Ormond, $797 (low bid).

## BUILDING NOTES

Last year permits were issued for the destruction of 618 buildings in Manhattan. In 1905 the records show 756 buildings displaced.

Rosenberg & Rapoport, electrical contractors, have removed their office and shop from 1302 Amsterdam av to 2232 8th av, near 120th st.

The annual convention of the American Society of Civil Engineers will be held at Mexico City beginning July 8. A large party of civil engineers from Manhattan left on Friday in chartered cars.

The 7-sty warehouse 155-157 Waverly pl, running through to 24 Christopher st, is to be erected fireproof with the Standard Concrete Steel Co.'s system M. Messrs. Jardine, Kent & Jardine are the architects.

There will be purchased by circular proposal through the Isthmian Canal Commission, for delivery in New York, eleven steam shovels of what is known as type A, having a capacity of dipper of 2½ cubic yards.

A new incorporated company, organized for the manufacture of parquet floors and wood carpets, is that of the New York Parquet Flooring Company, with offices and showrooms at the southeast corner of Amsterdam av and Manhattan st. The company will make a specialty of apartment house and hotel work, guaranteeing their material and workmanship.

Major Harry F. Hodges, of the corps of engineers, has been appointed by the Secretary of War to the position of purchasing officer of the Isthmian Canal Commission and will have his headquarters in Washington. He will have general charge of all the contracts made for the large amount of materials and work required in the construction of the project at Panama.

Mr. Walter Cook, who has been appointed consulting architect to the Board of Estimate, has for some years been a member of the Municipal Art Commission, and is at present its vice-president. He will share with Chief Engineers Nelson P. Lewis, Harry P. Nichols and Arthur S. Tuthill a part of their work, but he does not become "city architect" in the sense that some have applied that designation to the position.

A property owner in West 31st st has won a verdict of $5,000 from the Pennsylvania Railroad for damages done to his house resulting from the tunnel-work which the Pennsylvania is carrying on in the neighborhood. Though the case has been appealed, owners feel that in due time not only in this case but also in all other instances where actual damages have been sustained, exact justice will be voluntarily rendered or will be obtainable under the law.

The judges in the competition for the selection of an architect for the building to be erected in Washington, D. C., for the International Bureau of Republics, have selected the plans of Albert Kelsey and Paul P. Cret, associate architects, 1524 Chestnut st, Philadelphia. The following architects won prizes: Edward Pearce Casey and Arthur Dillon, associate architects, New York City, $3,000; John Russell Pope, New York City, $2,000; Peter De Gelleke, Jr., and William T. L. Anderson, associate architects, New York City, $1,000. It will be of stone, fireproof in construction and will consist of four sections, to be known as assembly, administration, service and library. The estimated cost is about $600,000.

### Kings County.

73D ST.—Eisenlo & Carlson, 5819 5th av, are making plans for sixteen 2-sty frame dwellings, 21x30 ft., for Backman & Doyle Co., 772 50th st, to be erected on the south side of 73d st, 100 ft. west of 11th av, to cost $56,000.

CHESTNUT ST.—On the west side of Chestnut st, 200 ft. north of Fulton st, K. Hertje, 206 Starr st, will erect three 3-sty brk flats, 25x69 ft., to cost $24,000. L. Berger & Co., 300 St Nicholas av, have prepared the plans.

AV P.—Operations will be started on eight 2-sty brk dwellings, 16x36 ft., on the southeast cor of Av P and East 14th st, to cost $40,000. A. E. Fisher, 23 Park row, has completed plans. A. McBride & Co., Kings Highway and East 15th st, are the owners.

BEVERLEY ROAD.—Five 2-sty frame 2-family dwellings will be run up on Beverley road, northwest cor East 29th st, to cost $28,000. D. Lauer, 479 East 8th st, owner; B. Driesler, 13 Willoughby st, architect.

EAST 16TH ST.—A. Isham, 132 Nassau st, Manhattan, has plans ready for a 2-sty 35x29 ft. 1-family dwelling, for W. H. Sawkins, 450 East 13th st, to be erected on East 16th st, west side, 340 ft. north of Ditmas av, to cost $6,000.

SHEFFIELD AV.—L. Danancher, 377 Rockaway av, has plans under way for five 3-sty stores and tenements, 20x60 ft., for Miller & Rubin, 400 Sutter av, to be erected on the east side of Sheffield av, 200 ft. south of Sutter av, to cost $40,000.

### Queens County.

LONG BEACH.—Clarence D. Davison, a builder of Rockville Centre, intends erecting at Long Beach a reinforced concrete bathing pavilion and stores, to cost about $100,000.

WOODHAVEN.—L. B. Kaufman, 171 East Broadway, Manhattan, will soon begin the erection of twenty 2-sty brk dwellings, 20x60 ft., on Broadway, north side, 60 ft. west of Emerald st, Woodhaven, to cost $100,000. J. C. Walsh is architect.

FLUSHING.—William Dewsnap, Nassau st, Manhattan, is planning for a 2½-sty dwelling, frame, 39x46 ft., for Miss M. Williams, of Flushing, to be situated on Bowne st, east side, 100 ft. south of Lincoln av, Flushing, to cost $9,000.

RIDGEWOOD.—Standard Knitting Mills will begin at once a 3-sty brk factory, 89x104 ft., on Grandview av, northeast cor Grove st, Ridgewood, to cost $20,000. L. Berger & Co. are the architects.

LONG ISLAND CITY.—J. Van Riper, 204 Jackson av, Long Island City, will erect a 3-sty brk flat, 25x50 ft., on 12th st, south side, 115 ft. east of Ely st, Long Island City, to cost $10,000. J. M. Baker is planning.

ELMHURST.—J. H. Nelson, Paris Boulevard, Elmhurst, will build from plans by H. F. Lang a 2-sty frame residence, 26x41 ft., to cost $6,000.

EVERGREEN.—On Cornelia st, south side, 98 ft. east of St. Nicholas av, Evergreen, A. Bauer, 240 St. Nicholas av, will erect four 2-sty dwellings, to cost $12,000.

### New Jersey.

TRENTON.—Plans have been completed by S. Roberts, Arch., 1524 Chestnut st, Philadelphia, Pa., for a 3-sty stone and brk fireproof city hall for Trenton. Estimated cost, $800,000. Bids will be received in about three weeks.

PHILLIPSBURGH.—Improvements costing about $20,000 are to be made in the St. James R. C. Church, which will include the building of a tower.

TOTOWA.—Board of Aldermen and the Board of Freeholders have in contemplation the construction of a bridge in Totowa, at a cost of $150,000.

DOVER.—Jacob J. Vreeland, Jr., has submitted plans for the high school to be erected on Sussex st, to cost about $35,000.

VERONA.—Brown & Davis, 41 E 4th st, Cincinnati, O., are preparing plans for the M. E. Church to be erected here, to cost about $22,000. Bids will be considered on both stone, brick and concrete. Fillmore Condit, Chmn. Bldg. Com.

PLEASANTVILLE.—G. M. Bates, Clk. School Bd., states that the citizens have voted to issue $13,000 bonds for the erection of a school.

NEWARK.—At a meeting in the office of Honeywell & Painter, in Broad st, the committee in charge of the erection of a State I. O. O. F. orphanage unanimously voted to adopt plans submitted in a competition by J. B. Warren, a local architect, whose offices are at No. 22 Clinton st. The building is to be located on Halleck st, just west of Washington av, It will be of brk and stone, 2½ stories high, and will have accommodations for about 70 persons.

DOVER.—Work will be commenced soon upon a new public school in Dover. Recently there was appropriated $35,000, and as soon as the plans, which have been prepared by Mr. Vreeland, an architect of Dover, are approved by the State Board of Education, the new building will be started; 3 stories, red pressed brk.

NEWARK.—A brk dwelling to cost about $10,000 and accommodate 11 families is to be erected at 127-129 Pennington st for Basilio Murondo. There will be 3 stories. The architect is Arthur Connelly.—A frame tenement is to be erected at 302-304 Elm st for Carl Ferre. The architect is Herman Metzger. The cost will be about $12,000.—Louis Zepelkoo will erect 2 frame dwellings at 488 18th av and 612 South 12th st. Charles Knopf drew the plans for both.

TRENTON.—James J. Egan, the builder, has purchased an entire block of land, fronting on Liberty and Dayton sts, from the Trenton Realty Co., and will commence the erection of a number of dwelling houses within a few weeks. The entire block will be built up during the coming year.

FOREST HILL.—At a special collection $1,000 was received for the building fund of the Forest Hill Presbyterian Church, the first of $30,000 which will be raised to meet a like amount offered by Elias G. Heller, of Forest Hill, for the erection of a new church.

JERSEY CITY.—The Cullen Contracting Co., Inc., has just signed contracts with the owners of the Van Reypen tract on the Boulevard and Van Reypen st. The company will build a number of 2-family houses.

NEWARK.—Springfield Construction Co., of 446 Springfield av, will erect two double flats in South 18th st, near Springfield av, from plans designed by Charles Knopf, of 444 Springfield av.

CAMDEN.—Architect Thomas Stephen, Masonic Temple, will prepare plans for a 1-sty church for the Italian R. C. Church of Our Lady of Mt. Carmel.

EDGEWATER.—Architect Gorden P. Pike, 36 E. 23d st, Manhattan, is preparing plans and will receive bids for a 2-sty brk and stone bank building for the First National Bank, Edgewater, N. J. Estimated cost, $15,000.

## New York State.

ALBANY.—Directors of the First National Bank have decided to adopt the plans of Marcus T. Reynolds, Arch., 100 State st, Albany, for the building to be erected by the bank on State st; 6 stories, white marble. The estimated cost of the building is $100,000. Frederick A. Mead, Albany, is President of the bank.

CANANDAIGUA.—Ontario Light & Traction Co. is planning to make extensive repairs and improvements to its plant, which will involve an expenditure of about $30,000. J. H. Pardee, of Canandaigua, is Gen. Mgr.

## Massachusetts.

HOLYOKE.—Layman Cotton Mills Co. has decided to expend $150,000 in improvements to its plant.

MARLBORO.—C. E. Stevens, of Sudbury, Mass., is promoting an electric railway from Marlboro to Waltham, Mass., 17 miles. No definite steps have been taken yet.

SPRINGFIELD.—Springfield St. Ry. Co. will this year start the construction of an electric car house on N. Main and Hooker sts. The building will have a capacity of 100 cars and will cost between $150,000 and $200,000.

BOSTON.—Officials of the Boston & Maine R. R. and the New York, New Haven & Hartford R. R. are planning the erection of a union station in Post Office sq. Edw. Gagel, Ch. Engr., N. Y., New Haven & Hartford R. R., New Haven, Conn.

SPRINGFIELD.—John W. Donahue, of Springfield, is preparing plans for a 3-sty brk and fireproof building for Infants' Home for Springfield Diocese, to cost about $50,000.

BEVERLY.—The citizens and summer residents intend erecting a hospital consisting of a 3-sty administration building, 2 pavilions, one 3 stories and the other 1 sty, and a nurses' home. The total cost will be about $150,000.

BOSTON.—Proposals will be received at the Bureau of Supplies and Accounts, Washington, D. C., July 2, to furnish at the navy yard, Boston, Mass., a quantity of naval supplies, as follows: Cap screws, bolts and nuts, iron pipe, hardware and tools, sheet brass, brass and copper pipe, red lead, sperm oil, tar, asphaltum, varnish, glycerin, Portland cement. E. B. Rogers, Paym. Genl., U. S. N.

NEWBURYPORT.—American Yacht Club will rebuild its club house, entirely destroyed by fire. Address H. S. Noyes.

CAMBRIDGE.—Architects Newhall & Blevins, 9 Park st., are drawing preliminary plans for the Swedish Lutheran Evangelical Church, Rev. Henning Jacobson, pastor.

WAKEFIELD.—Somer & Parsons and C. R. Waite, 101 Tremont st, Boston, have been engaged to make plans for a building for the Y. M. C. A., at Wakefield. $25,000.

NORTHAMPTON.—The Massachusetts Gas Comrs. have approved an issue of $100,000 bonds of the Northampton Electric Lighting Co. for additions to plant.

BARNSTABLE.—Bids will be received by the Comrs. of Barnstable county at Barnstable until July 15 for building a steel bridge on masonry piers and abutments to replace present bridge across Bass River, known as the lower bridge, between Yarmouth and Dennis, and for filling in and constructing a road over a portion of said bridge. Engineer, S. E. Tinkham, 715 Tremont Temple, Boston.

SALEM.—Essex County Commissioners have awarded the contract for the work of constructing the new Registry of Deeds and Probate Building at Salem to the Woodbury & Leighton Co., 166 Devonshire st, Boston, for $339,339. The building will have 2 stories, 208x140 ft. Clarence H. Blackall, 20 Beacon st, Boston, is Arch.

BOSTON.—Trustees of the Museum of Fine Arts are to erect a building to replace the present museum on Copley sq. It is estimated that the museum will cost about $400,000.

## Connecticut.

WESTPORT.—Plans for a new church will be ready for figures in about two weeks. Owner, Westport M. E. Church, Rev. George Bishop, pastor, Westport, Conn. Architect, A. N. Paddock, 20 East 42d st, New York. Steam heat, electric lighting, finished in ash.

BRISTOL.—An addition to the high school, to cost $22,000, will be ready in about two weeks. Architect, Theodore B. Peck, Waterbury, Conn. Site, High School Building. Six class rooms, library, lunch and cloak rooms.

SPRINGFIELD.—The Country Club of Springfield has decided to rebuild its club house which was burned a short time ago, and will spend $30,000 on it. Plans are being drawn, but no contract yet let.

NEW HAVEN.—Contractors are figuring plans of Architects Foote & Townsend for the residence to be erected on Prospect and Huntington sts for H. M. Sedgwick. C. W. Warner has been awarded the mason work.

MERIDEN.—The plans for the Meriden Theatre Co.'s new playhouse will be completed in a few days. W. J. Cahill, President. Architect Westover, of Philadelphia, Pa., has made the plans.

NEW HAVEN.—Architect C. E. Joy is drawing plans for the tenement block to be erected on Sylvan av for John Grillo. It will be of brick and cement block construction, 3 stories high, 74x37 ft.

WATERVILLE.—Rowbottom Machine Co., of Waterville, is having plans drawn for the construction of an office building to the present plant. George Rowbottom is President of the company. The specifications of the new structure have not as yet been decided upon.

NEW HAVEN.—A contract has been awarded to the H. Wales Lines Co., of Meriden, for the construction of another large factory building for the Winchester Repeating Arms Co. Contract price, $12,000.

ANSONIA.—Architect F. A. Cooper, of Bridgeport, is drawing plans for a store and tenement block to be erected at Ansonia for Henry Kornblut, of this place.

DERBY.—Sketches drawn by Architect L. W. Robinson, of New Haven, for a hospital to be erected in Derby, Conn., have been accepted. The building will be of brick construction, 3 stories high, 40x50 ft. Charles Downs, of the Home Trust Co., of Derby, has charge of the matter.

MERIDEN.—Reiley & Steinback, 481 5th av, Manhattan, are receiving bids for a church for a Roman Catholic congregation, Rev. John Cepa, pastor. Estimated cost, $40,000.

WATERBURY.—Ed. E. Benedict will have plans ready for figures about July 1 for a large addition to the plant of the Waterbury Clock Co. Five stories, 42x350 ft., brick; wing 40x125 ft., mill construction, gravel roof.

NEW HAVEN.—Contract for the new Roman Catholic Hospital to be built on Chapel st has been awarded to the David H. Clark Co., 166 Brewery st. Cost, $140,000.

HARTFORD.—Royal Typewriter Co., 46th st, Brooklyn, N. Y., will construct plant to cost $500,000. It will cover 250,000 sq. ft. of floor space, and be capable of turning out 25,000 machines annually. Allan A. Ryan is Pres. and Treas.

## Pennsylvania.

PHILADELPHIA.—A site has been selected at 7th and Lombard sts, near Starr Garden Park, for the proposed tuberculosis hospital of the Henry Phipps Institute, 238 Pine st. The hospital will cost about $300,000. Dr. Lawrence F. Flick is in charge of the institute.

## Points on Material Market.

Spruce lath continue to be quoted at $3.75 to $4.

Builders and contractors are getting their Cement at very reasonable quotations this spring.

Hudson River brick quotations are stiffening again. Some cargoes were taken by dealers at $7 per M this week.

Some lumber experts have been sent from the United States to Hayti to examine and report on the extent of the forests and on the problem of transportation, which seems to be the most difficult point to overcome, as most of the wood is to be found in the mountains, where it is expensive to remove. There are some extensive pine forests in Hayti. Other woods are plentiful, but are scattered over a large area. The companies are making preparations to push their enterprises more rapidly.

## Amount of Building in Various Boroughs.

Mr. Orin F. Perry, of the Rockland-Rockport Lime Company, says there is more building in the Borough of Queens this season than ever before.

"In the Borough of Kings, while the permits are largely in excess of last year, as we understand it, there is not so much material being used this year as last. In other words, we think a good deal of the work that plans have been filed for has not started to operate.

"In the Borough of Richmond we think there is more work than ever before. In the Borough of Bronx, in talking with some of the largest building material dealers, they claim that up to the first of July the business was a large per cent behind last year.

"In the Borough of Manhattan the first half of the year was a good ways behind last year, but we think the outlook for the next six months for Manhattan Island is good."

—A trip on the Great Lakes is a fine experience even for one who has been everywhere else, especially a trip on the palatial steamers "Western States" and "Eastern States" across Lake Erie. These steamers run between Buffalo and Detroit, and when linked into a journey to Chicago the water route is highly agreeable. Staterooms and parlors can be engaged in advance and full information obtained from L. G. Lewis, G. P. A., Detroit & Buffalo Steamboat Company, Detroit, Mich.

## Race of Tunnel Builders.

JUST what the status of affairs is in the Battery tunnel under the East River is disclosed by a report of Chief Engineer Nelson P. Lewis, of the engineering department of the Board of Estimate, made this week, and the necessity and office of the steel-concrete piling that is being driven is also made clear. The deduction most serious to contemplate, to our mind, is the difference in time between when the tunnel was scheduled to be finished and the moment when it actually will be ready for use, which will aggregate a year or more; but delays in public works are something New York has learned from long experience to expect and to bear with equanimity.

In one aspect of the transit situation the delay is unfortunate for Brooklyn, as it will permit what are essentially rival tunnels to finish first and acquire a precedence that will be a tangible advantage to the interests they are to serve. The Belmont tunnel to Queens, and one of the McAdoo tunnels to the Jersey shore, will get the first of the flood of emigration of home-seekers from Manhattan, and the time intervening may be long enough to take the keen edge off the market and lessen the pressure to buy.

The McAdoos have promised some kind of an opening of their North Tunnel to Hoboken for next October, but the construction of the approaches was only recently started. The Belmont tunnel is promised for next spring. When either will be fit to accept traffic is problematical. As for the Battery tunnel, the delay makes no difference while the connecting subway on the Brooklyn side is also incomplete. Both cast-iron pipes have been completed, but Mr. Lewis found them in this condition:

From the Brooklyn end of the tunnel to points about five hundred feet west of the bulkhead line both tubes rest upon coarse sand of excellent supporting power. "From this point to the rock reef and between the reef and the rock through which the west end of the tunnel is driven they rest upon a very fine sand and river silt. The parts of the tubes resting upon this soft material have settled somewhat since they were put into position. Statements as to the time and causes of this settlement are conflicting. It has been claimed that this settlement may have occurred gradually during some months after the tunnel was driven. The engineers of the Rapid Transit Commission and of the Rapid Transit Subway Construction Co. assure me that the settlement, which reached a maximum of twelve inches in the north tube and nine inches in the south tube, occurred when air pressure was reduced before the joints had been caulked, and the fine material coming into the tubes left spaces into which they settled. So far as I can learn there has been no perceptible settlement during the last year."

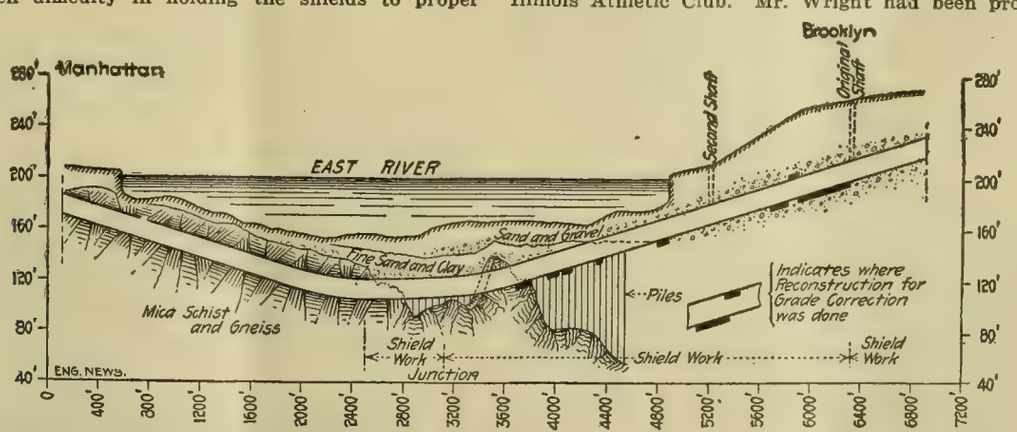
To obviate further settlement, steel-concrete piles are now being placed under those parts of both tubes which rest in the soft material. Mr. Lewis reports that in some places these piles are being driven every 35 feet, but, as a rule, the piles are 50 feet apart. They are in pairs, 7 feet between centres, each pile consisting of a steel tube 20 inches in diameter, filled with concrete and reinforced with steel rods and hoops. Thus far about twenty have been put down.

Mr. Lewis reports that the ability of the tubes to retain their shape when trains pass through them depends upon the character of the material in which they lie. As the tubes lie in soft sand in some places, it is absolutely necessary for them to have supporting piles.

From an article in the Engineering News of June 27 it is learned that during the work of driving the tunnels there was found to be much difficulty in holding the shields to proper grade. Some trouble was experienced on this score in rock, as no concrete cradle forward of the shield was used. The serious trouble, however, occurred in the fine sand.

The tunnel in consequence exhibited a succession of humps and dips instead of a continuous slope, departing sometimes as much as 10 to 12 inches from true grade, and as it would not have been feasible to fit the track to this irregular profile, the desired clearance was seriously infringed upon. Reconstruction of parts of the finished tunnel was necessary. Generally this was done by cutting down the humps in the profile by lowering the bottom. And although Chief Engineer Rice, of the Rapid Transit Commission, in his report of May 26, 1906, has stated that the material of the river bed could be depended on to maintain the tubes in a safe and permanent position, the Interborough Rapid Transit Co., which will operate the tunnel and which through an allied corporation, the Rapid Transit Subway Construction Co., is also building it, reached the conclusion that, to further assure permanent stability of the structure under all conditions and to increase public confidence in its safety, it would be desirable to provide some sort of foundation in that part lying in the "fine sand and clay," the least stable material encountered, just as the Pennsylvania R. R. is doing in its double tunnel under the Hudson River.

The steel piles are driven in sections by hydraulic jacks butting against the roof by means of distributing members. When one section is sunk another is set on top of it and jointed to it. Concrete is then filled into the pile to about the middle of the second section and the work of sinking resumed.




PROFILE OF BATTERY TUNNELS UNDER EAST RIVER, SHOWING WHERE STEEL-CONCRETE PILES ARE BEING DRIVEN.

## Quarterly Building Report—Manhattan.

Plans and specifications for new buildings were filed and acted upon during the quarter ending June 30, 1907, in the Borough of Manhattan, as follows:

| Classification. | No. of Bldgs. | Estimated Cost. |
|---|---|---|
| Dwelling houses, estimated cost over $50,000... | 3 | $600,000 |
| Dwelling houses, estimated cost between $20,000 and $50,000 | 11 | 460,000 |
| Dwelling houses, estimated cost under $20,000.. | 4 | 48,000 |
| Tenement houses | 178 | 12,533,500 |
| Hotels and boarding houses | 1 | 60,000 |
| Stores, estimated cost over $30,000 | 26 | 3,518,000 |
| Stores, estimated cost between $15,000 and $30,000 | 7 | 175,000 |
| Stores, estimated cost under $15,000 | 9 | 69,700 |
| Office buildings | 25 | 11,451,000 |
| Manufactories and workshops | 9 | 543,000 |
| School houses | 6 | 685,000 |
| Churches | 2 | 240,000 |
| Public buildings and municipal | — | — |
| Public buildings, places of amusement | 13 | 665,700 |
| Stables | 19 | 617,500 |
| Other structures | 77 | 79,350 |
| Total | 390 | $31,745,750 |

MANHATTAN ALTERATIONS.

Plans and specifications for alterations to buildings filed and acted upon during the quarter ending June 30, 1907, in the Borough of Manhattan:

| Classification. | No. of Bldgs. | Estimated Cost. |
|---|---|---|
| Dwelling houses | 253 | $968,618 |
| Tenements | 735 | 1,537,800 |
| Hotels and boarding houses | 13 | 145,695 |
| Stores | 134 | 667,964 |
| Office buildings | 85 | 730,575 |
| Manufactories and workshops | 36 | 318,490 |
| School houses | 11 | 95,500 |
| Churches | 7 | 63,200 |
| Public buildings | 35 | 377,701 |
| Stables | 27 | 173,250 |
| Total | 1,336 | $5,078,793 |

### Death of Parry L. Wright.

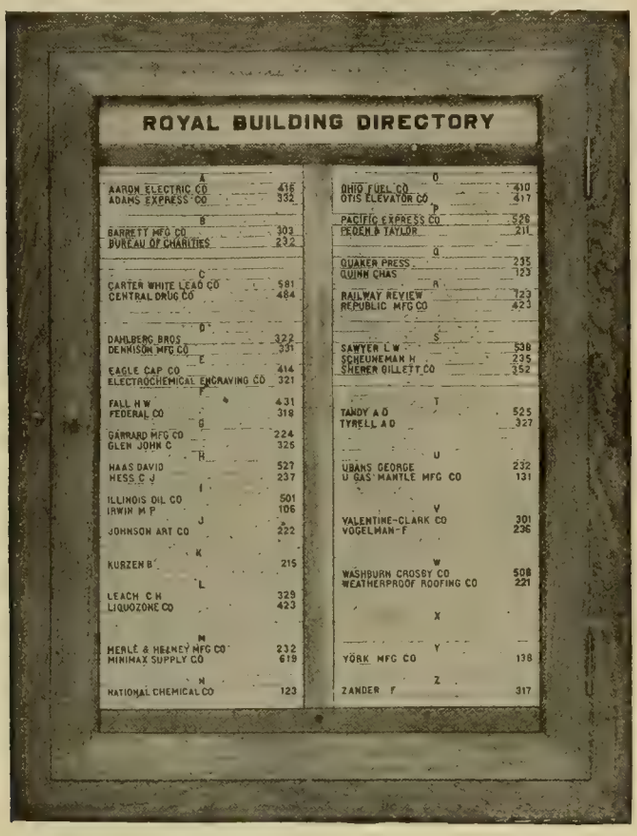
The sudden death on June 22 of Parry L. Wright, vice-president and general manager of the American Luxfer Prism Co., came as a severe shock to his many friends. Mr. Wright was born in Indianapolis, May 5, 1859. For more than twenty years he had made his home in Chicago, and was prominent in the business and social activities of his adopted city. He was president of the Men's Club of St. Paul's Universalist Church, and his interest in athletics was indicated by his membership in the old Washington Park Club, Homewood Country Club and Illinois Athletic Club. Mr. Wright had been prominent in the glass manufacturing business prior to his election to the office of vice-president and general manager of the American Luxfer Prism Co., upon its reorganization. The rapid growth of this concern is largely the result of Mr. Wright's progressive policies. Mr. Wright was remarkably successful as an executive and business builder. He will stand for all time in the minds of his associates as an exemplar in this field of effort. Mr. Wright, however, has left a far higher memory with his associates, both business and social. He stood for the "Square deal" in every relation of life. He took a broad altruistic view of every responsibility that came to him. His associates and his subordinates knew him as a constant, considerate friend. He believed with Emerson that "life is not so short but there is always time for courtesy." He was pre-eminently "one who bore without abuse the grand old name of gentleman."

## Product and Appliance.

### A New Directory Board.

The accompanying illustration shows a new office building directory board possessing several novel and recommendable features. It is being placed on the market by the Universal Register Co., 203 S. Canal st, Chicago, and 90 Centre st, New York. The rental feature is entirely done away with, and the directory is sold outright.

The front of the board is equipped with a dust-proof glass door fitted with lock and key, providing for a quick and easy change of cards. The illustration of the inside construction of the board shows the 50 space size, and gives one a fair idea of the make up of the directory. The pockets are formed of sheet metal and accommodate a card 7 inches long by 1⅛ inches high, the card showing ½ inch above the pocket. A ¼-inch black gummed letter is used for the name and number. The use of these letters permits of a change of card being made in the office of the building without sending to the manufacturers, as these gummed letters can be bought of any stationer and the cards lettered at a small expense and with little trouble.




The picture of the 50-space directory, complete with frame, gives an idea of a great convenience in the directory line, namely a directory for each individual floor, which we understand is being sold at a nominal cost. This no doubt will find favor among the large office buildings. The frames are made of wood and can be finished to meet requirements, or can be built of ornamental metal conforming with architects' design. Boards are also made for each floor.

The Universal Register Co. is equipped to furnish these directories complete, or can supply the inside sections without frame, allowing a greater liberty in selection of same.

### Mahogany for All Buildings.

The American East African Trading Company has several shiploads of Okume mahogany en route for New York. This wood will take any stain and is readily worked into all forms requisite for trim, and is comparatively cheap. The figuring of choice cuts are equal to any mahogany on the market. The same company is also importing large quantities of vermillion mahogany, well known on account of its beautiful colors and figures as well as firmness and susceptibility to high finish. Requests for samples to the company's offices at 66 Broad st will be promptly complied with.

### About Non-Crazing Tile.

"It is quite true," said Mr. Mart, of Mart & Lawton, the other day, "that the tiles we install do not craze. If they ever do, of course, we will replace them at our own expense." The manufacturers, the Minton & Hollins Co., of England, possess the chemical secret of non-crazing tile which they have controlled for fifty years.

### The Faber Floor Construction.

One of the leading features of the Faber fireproof floor construction is the magnitude of span which is possible without girders. The Faber Company recently constructed the fireproof floors in the new residential palace of the Emperor of Germany at Posen.

### Knowledge Is Power.

Perez M. Stewart, formerly superintendent of the New York Building Bureau, knows the ramifications of the building world better than most people. He knows a good thing when he sees it, whether it be Asbestos Wood, Bainza Enamel or any other product of importance to the architect and builder, and what is more, his word carries weight with it.

### A Unique Range.

The ranges of the Bramhall-Deane Company are constructed of No. 16 American Bessemer sheet steel, with extra heavy top castings and heavy polished malleable and forged trimmings. The fire-boxes are lined with extra thick fire brick and equipped with water stacks to heat a great quantity of water with small coal consumption. The ranges are invaluable for hotels, institutions, residences and steamships.

The new iron fence and gate, lawn and drinking fountains, iron reservoir vase and stable fitting catalogs to be issued by the Stewart Iron Works Co., of Cincinnati, Ohio, are to be models in every way. Advance proofs of these "Decorative Catalogs," as they are called, show the most complete line of iron fence and lawn furniture, for both public and private use, that has ever been catalogued. The typographical work is good, and the general effect is pleasing.

At the offices of the Wemlinger Piling Co., 11 Broadway, are exhibited some interesting samples of special features of pile construction.

### Edward Corning Co. to Enlarge Asylum.

AMSTERDAM AV.—A general contract has been awarded to the Edward Corning Company, of 100 William st, for the erection of a large addition, 63.9x100.10 ft., to the Asylum for the Association of the Home for Relief of Respectable and Aged Indigent Females," situated on the east side of Amsterdam av, between 103d and 104th sts, to cost in the neighborhood of $100,000. The new structure will have four stories, with a mansard, book tile and copper roof. The exterior will be of light brick and stone, with coping of brownstone, and a base course of concrete. Chas A. Rich, of 320 5th av, is the architect.

### Wireless Power for Ships.

Occasionally prophecies have been made by visionaries, as well as others, that the day of the steamship will soon be over, and its place will be taken by an electrically propelled vessel. This prophecy was given more weight than usually attaches to such forecasts when it was reiterated by Sir Hugh Bell, in his presidential address delivered recently before the Iron and Steel Institute of Great Britain.

He said that the old coal-burning machinery would be displaced, and that vessels with little or no machinery on board, with barely any crew, will speed on their way, drawn by the electric force generated at Niagara and transmitted over the ocean by wireless telegraphy. He thought, strange as this forecast might seem, it was no more incredible than what had happened during the preceding century.

Theoretically the thing is not impossible, but it is observed that the Electrical Review, which has taken notice of the occurrence, deems the problem impractical with the present knowledge of the future possibilities of the transmission of power.

### Values on Jersey City Heights.

Predictions that the opening of tunnels between the Jersey shore and Manhattan would bring about a big real estate boom are being realized sooner in the Hudson City section than was generally expected.

According to officials of the McAdoo Company, the tunnel, which has an outlet at Hoboken, and is therefore the nearest to the Heights, will be ready for use by next October. Since this announcement was made rents have been suddenly raised, property has enhanced in value, and offers to buy, which have been made on all sides, have been repeatedly refused. Very few pieces of property are changing hands in the Hudson City section these days, and never in its history have more property owners been approached and asked to sell.

### A Grandfather's House.

The old-fashioned 2-sty frame dwelling now rented to a curio dealer and formerly owned and occupied by Mrs. S. Waterbury, at 34 West 30th st, is the only frame building in that street between 4th and Madison avs. The lot is 34x98.9, for which $87,500 is the asking price. The building is about 24x35, and at the time of its construction probably cost about $2,500 to erect. Allowing say $4,000 for the lot, the original value of both would not have exceeded $6,500. The present figure asked for the parcel is more than thirteen times this modest valuation of the early days.

### Aids to Business Making.

Some Real Estate brokers have made a marked success in the past few years of selling property to owners of adjoining property. Property under contract, property held for years, property recently bought—all figure in these transactions, and the news and records of the Record & Guide Weekly should be carefully followed. Another favorite method when an owner refuses to sell is to offer him adjoining property if he thinks so well of the neighborhood.

# IN THE REAL ESTATE FIELD

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. June 28-July 3, inc. | | 1906. June 29-July 3, inc. |
|---|---|---|---|
| Total No. for Manhattan | 330 | Total No. for Manhattan | 514 |
| No. with consideration | 22 | No. with consideration | 28 |
| Amount involved | $2,521,291 | Amount involved | $1,402,500 |
| Number nominal | 308 | Number nominal | 486 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 7,784 | 13,505 |
| No. with consideration, Manhattan, Jan. 1 to date | 538 | 823 |
| Total Amt. Manhattan, Jan. 1 to date | $28,693,203 | $41,600,651 |

| | 1907. June 28-July 3, inc. | | 1906. June 29-July 3, inc. |
|---|---|---|---|
| Total No. for the Bronx | 196 | Total No. for The Bronx | 222 |
| No. with consideration | 23 | No. with consideration | 14 |
| Amount involved | $133,925 | Amount involved | $637,920 |
| Number nominal | 173 | Number nominal | 208 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 5,048 | 6,531 |
| Total Amt., The Bronx, Jan. 1 to date | $4,271,015 | $4,434,814 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **12,832** | **20,036** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$32,964,218** | **$46,035,465** |
| **Total No. for Manhattan, for June** | **1,157** | **2,261** |
| **Total Amt. for Manhattan for June** | **$2,729,212** | **$6,570,397** |
| **Total No. Nominal** | **1,085** | **2,136** |
| **Total No. for The Bronx, for June** | **1,015** | **1,167** |
| **Total Amt. for The Bronx, for June** | **$1,693,950** | **$1,315,657** |
| **Total No. Nominal** | **720** | **1,100** |

**Assessed Value, Manhattan.**

| | 1907. June 28-July 3, inc. | 1906. June 29-July 3, inc. |
|---|---|---|
| Total No., with Consideration | 22 | 28 |
| Amount Involved | $2,521,291 | $1,402,500 |
| Assessed Value | $1,980,500 | $1,076,000 |
| Total No., Nominal | 308 | 486 |
| Assessed Value | $10,925,300 | $15,562,500 |
| Total No. with Consid., from Jan. 1st to date | 538 | 823 |
| Amount involved " " | $28,693,203 | $41,600,651 |
| Assessed value " " | $18,847,600 | $28,109,575 |
| Total No. Nominal " " | 7,245 | 12,682 |
| Assessed Value " " | $200,056,600 | $424,745,210 |

MORTGAGES.

| | 1907. June 28-July 3, inc. Manhattan. | Bronx. | June 29-July 3, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 295 | 149 | 554 | 229 |
| Amount involved | $6,720,285 | *$20,924,128 | $13,894,137 | $3,016,756 |
| No. at 6% | 125 | 51 | 283 | 105 |
| Amount involved | $1,882,527 | $172,875 | $4,977,576 | $1,255,676 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 11 | 18 | 25 | 31 |
| Amount involved | $483,300 | $67,210 | $763,000 | $135,650 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 93 | 65 | 123 | 43 |
| Amount involved | $2,497,050 | *$20,581,893 | $3,213,413 | $675,265 |
| No. at 4½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4¼% | 19 | ..... | 49 | 5 |
| Amount involved | $929,700 | ..... | $2,212,501 | $260,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 1 | 1 | 5 | ..... |
| Amount involved | $3,000 | $75,000 | $297,000 | ..... |
| No. at 3¾% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $100,000 | ..... |
| No. at 2½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 46 | 14 | 68 | 45 |
| Amount involved | $924,708 | $77,150 | $2,430,647 | $690,165 |
| No. above to Bank, Trust and Insurance Companies | 63 | 9 | 75 | 16 |
| Amount involved | $2,961,200 | *$20,064,550 | $3,663,634 | $908,500 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 8,490 | 10,456 |
| Total Amt., Manhattan, Jan. 1 to date | $216,019,516 | $201,338,075 |
| Total No., The Bronx, Jan. 1 to date | 4,623 | 4,509 |
| Total Amt., The Bronx, Jan. 1 to date | $51,185,907 | $38,491,036 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **13,113** | **14,965** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$267,205,423** | **$239,829,111** |
| **Total No. for Manhattan for June** | **1,145** | **1,843** |
| **Total Amt. for Manhattan for June** | **$24,901,630** | **$40,100,961** |
| **Total No. for The Bronx, for June** | **972** | **839** |
| **Total Amt. for The Bronx, for June** | **$5,361,664** | **$6,832,099** |

*Includes mortgage given by N. Y. & Portchester R. R. Co. to Trust Co. of America for $20,000,000 at 5%.

PROJECTED BUILDINGS.

| | 1907. June 29-July 5, inc. | 1906. June 30-July 6, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 22 | 46 |
| The Bronx | 53 | 29 |
| Grand total | 75 | 75 |
| Total Amt. New Buildings: | | |
| Manhattan | $1,698,450 | $4,491,750 |
| The Bronx | 515,700 | 471,800 |
| Grand Total | $2,214,150 | $4,963,550 |

| | | |
|---|---|---|
| Total Amt. Alterations: | | |
| Manhattan | $438,125 | $395,580 |
| The Bronx | 11,380 | 23,500 |
| Grand total | $449,455 | $419,080 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 619 | 1,122 |
| The Bronx, Jan 1 to date | 1,068 | 1,158 |
| **Mnhtn-Bronx, Jan. 1 to date** | **1,687** | **2,280** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $48,025,410 | $77,577,980 |
| The Bronx, Jan. 1 to date | 12,468,550 | 16,303,845 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$60,493,960** | **$93,881,825** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$9,774,429** | **$12,760,549** |
| **Total No. New Bldgs., Manhattan, for June** | **131** | **166** |
| **Total Amt. New Bldgs., Manhattan, for June** | **$10,288,900** | **$14,043,450** |
| **Total No. New Bldgs., The Bronx, for June** | **218** | **226** |
| **Total Amt. New Bldgs., The Bronx, for June** | **$1,920,975** | **$2,894,620** |

### BROOKLYN.

CONVEYANCES.

| | 1907. June 27-July 2, inc. | 1906. June 28-July 3, inc. |
|---|---|---|
| Total number | 697 | 1,135 |
| No. with consideration | 34 | 66 |
| Amount involved | $326,600 | $363,219 |
| Number nominal | 663 | 1,069 |
| **Total number of Conveyances, Jan. 1 to date** | **18,447** | **26,694** |
| **Total amount of Conveyances, Jan. 1 to date** | **$12,255,610** | **$17,854,180** |
| **Total No. of Conveyances for June** | **2,957** | **4,929** |
| **Total Amt. of Conveyances for June** | **$1,663,020** | **$3,074,989** |
| **Total No. of Nominal Conveyances for June** | **$2,779** | **4,643** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 713 | 1,026 |
| Amount involved | $2,639,757 | $5,047,209 |
| No. at 6% | 366 | 575 |
| Amount involved | $975,836 | $2,251,655 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 196 | 241 |
| Amount involved | $943,145 | $1,557,350 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 95 | 175 |
| Amount involved | $459,570 | $1,119,654 |
| No. at 4½% | 3 | 1 |
| Amount involved | $33,500 | $2,500 |
| No. at 4¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 4% | 1 | 3 |
| Amount involved | $5,500 | $5,000 |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 52 | 31 |
| Amount involved | $222,206 | $111,050 |
| **Total number of Mortgages, Jan. 1 to date** | **18,877** | **19,447** |
| **Total amount of Mortgages, Jan. 1 to date** | **$84,253,517** | **$81,412,017** |
| **Total No. of Mortgages for June** | **2,970** | **3,825** |
| **Total Amt. of Mortgages for June** | **$12,299,850** | **$15,337,787** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 140 | 160 |
| Estimated cost | $1,867,965 | $1,490,180 |
| Total Amount of Alterations | $40,196 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **5,442** | **4,153** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$40,762,054** | **$29,002,801** |
| **Total amount of Alterations, Jan. 1 to date** | **$3,462,203** | **$2,657,682** |
| **Total No. of New Bldgs. for June** | **920** | **957** |
| **Total Amt. of New Bldgs. for June** | **$9,121,835** | **$7,240,420** |

## PRIVATE SALES MARKET

Aside from a slight movement in corner properties north of 59th st, and a large exchange of dwellings on Washington Heights, the transactions in realty for the week are lacking in character when compared with the results of the preceding period. The falling off in the volume of business at this season of the year was not unexpected, and is chiefly attributed to the brief absence from town of many active brokers and operators. The total number of private sales is 70, of which 22 were south of 59th st, 23 north, and 25 in the Bronx.

### SOUTH OF 59TH STREET.

ALLEN ST.—May Perlman sold to Jerome J. Wilson 202 and 204 Allen st, two 3-sty tenements, 42.3x50, taking in part payment 12 and 14 Oak Terrace, two 2-sty frame dwellings, 50x100.

**A New Project Planned.**

BEEKMAN ST.—During the week Eugene Kelly and others as executors of the Eugene Kelly estate, conveyed the Temple Court Building on Nassau and Beekman sts and Theatre alley to the Temple Court Building Co., a corporation recently organized for the purpose of acquiring title to that property. It is the intention of the company to erect a 20-sty skyscraper on the site as soon as the

present leases expire. The consideration was $1,325,000, and the parcel has been mortgaged by that corporation to the Emigrant Industrial Savings Bank for $626,000 at 4½ per cent. interest, the principal becoming due in 5 years. Temple Court was built in 1881 and is one of the first structures of its kind to contain an inner court. There are about 14,700 sq. ft. in the plot, its greatest depth being 149.1 on Theatre alley. Experts regard the location as ideal for office building purposes.

DEY ST.—J. N. Kalley & Son and Robert Colgate & Co., as brokers, sold the property 78 Dey st, a 5-sty brk building, 24x68.

WASHINGTON ST.—Clifford N. Shurman sold for the heirs of Jas. Haring 716 Washington st, a 3-sty building adjoining cor of 11th st, 23x46. This is the first sale of the property in 70 years. The buyer is a company which secured other property in the same neighborhood for the erection of a large mercantile building.

5TH ST.—Fleck & Brown sold for a client to Hyman Levy 709 and 711 East 5th st, a 6-sty double tenement, 40x98.

### Jacob Riis a Buyer.

8TH ST.—S. Steingut & Co. sold for Louis Levy 304 and 306 East 8th st, two 6-sty tenements, 49.6x96.6. The buyer, Jacob Riis, will hold the property as an investment.

14TH ST.—Emily Gerhardt sold to Landsman & Berkowitz 331 East 14th st, a 6-sty tenement, 25x103.3.

16TH ST.—Hudson Realty Co. bought from John Bradley the 4-sty building 2 West 16th st, adjoining the southwest cor of 5th av, 35x110. Webster B. Mabie & Co. were the brokers in the deal.

16TH ST.—Henry Nechols and Samuel Blumenstock sold to Mrs. G. Brownson 331 and 333 West 16th st, two 5-sty tenements, 50 x103.3.

### 23d St. Building in a Trade.

23D ST.—A. B. Mosher & Co. sold for the Madison Square Mortgage Co. the 5-sty business building 165 West 23d st, 100 ft. east of 7th av, 22x112.6. In part payment for this parcel the mortgage company took the 5-sty double flat 311 W. 116th st, 25x100.11. the owner of record is Solomon L. Cohen.

26TH ST.—W. S. Patten and J. L. Van Sant sold 109 and 111 East 26th st, two 3-sty brk dwellings, 41.8x98.9. John Donnelly was the broker in the transaction. This parcel is immediately opposite the 69th Regt. Armory, and one block east of Madison Square Garden.

28TH ST.—George Forrester sold to K. Flynn 134 East 28th st, a 3-sty dwelling, 20x74. The parcel is opposite St. Stephen's School and distant one block west of 3d av elevated station.

28TH ST.—John J. Talbot sold for Daniel S. Dryer to a client the 5-sty single flat, 338 West 28th st, 18.6x98.9.

38TH ST.—The Dunning estate sold the 4-sty dwelling, 21x98.9, 37 West 38th st, to a client of Taylor Bros.

43D ST.—Levy Brothers sold for Weil & Meyer 548 and 550 West 43d st, two 5-sty tenements, 50x100.

45TH ST.—John P. Kirwan sold for Dr. W. R. Fuller 133 West 45th st, a 3-sty and basement stone front dwelling, 20x100.5. This property possesses an attraction from a speculative standpoint since it lies in a district soon to undergo a complete transformation. There are already several theatres on the block and it is known that another is contemplated. Brokers predict that within the next five years nearly all the dwellings in that locality will have disappeared.

46TH ST.—John P. Kirwan sold for Dr. W. R. Fuller 133 West 46th st, a 3-sty brownstone dwelling, 20x55x100.5.

55TH ST.—Augusta S. Leary sold to Jacob Freeman 534 and 538 West 55th st, two 5-sty tenements, each 25x100.5.

### "Le Barton" in a Trade.

58TH ST.—W. E. Preble, President of the Brokers' Realty & Mortgage Co., sold for W. E. Finn to S. L. Pakas the 9-sty apartment hotel known as Le Barton, at 308 and 310 West 58th st, on plot 42 x100. In part payment Mr. Finn takes a tract of 175 acres in Margaretville, Delaware County, N. Y. The 58th st hotel is under lease at an annual net rental of $20,000. The total amount involved in the deal is $350,000. The Le Barton is immediately opposite the Majestic Theatre and is distant about 142 ft. west of 8th av. In the rear of the property is the Church of the Strangers.

1ST AV.—John and Otto May sold to Mr. Dworetzy 228 1st av, a 5-sty tenement, 25.9x66.

9TH AV.—Gibbons & Young have sold for Emil Stork 200 9th av, a 5-sty flat, with stores, on lot 24.8x78, adjoining the northeast cor of 22d st.

## NORTH OF 59TH STREET.

77TH ST.—Pease & Elliman sold for the Payne estate 262 West 77th st, a 4-sty dwelling, 18.9x102.2, adjoining the Hotel Belleclaire, at the southwest cor of Broadway and 77th st.

84TH ST.—Maria A. O'Brien sold 342 West 84th st, a 3-sty dwelling, lot 18.6x102.2.

86TH ST.—Sophia Sterns sold 110 West 86th st, a 4-sty dwelling, 20x102.2. Immediately in the rear of the property is the "Brockholst" apartment hotel.

92D ST.—Leon S. Altmayer resold for G. G. Le Grande to Henry Erdman the 5-sty dwelling, 14 East 92d st, 21x100. Mr. Le Grande bought this property recently through the same broker.

94TH ST.—Isaac Steinburg and Leopold Falkenburg sold to Edward C. Burns 244 and 246 East 94th st, two 5-sty tenements, 50x 100.8.

102D ST.—Pehlemann & Schwegler sold for Lydia J. Jenkins to a client the 6-sty elevator apartment house 241 West 102d st, known as the Brittany, 50x100.

118TH ST.—Mary McCarthy sold to Philip Englander 232 East 118th st, a 6-sty tenement, with store, 21x100.11. In part payment the purchaser gave 1017 and 1023 Washington av, two 3-sty frame tenements, 25x100 each.

118TH ST.—Max M. Pullman bought from Mrs. Elizabeth Meise, through W. P. Mangam, the 3-sty dwelling 362 West 118th st, 17x 100.11, between Morningside Park and Manhattan av. Mr. Pullman will occupy the house after making alterations.

133D ST.—Abe Kassel bought from M. L. Weiss the 5-sty flat 9 West 133d st, 25x100.

AMSTERDAM AV.—Bert G. Faulhaber & Co. sold for Herman Wiebke 968 and 970 Amsterdam av, two 5-sty flats, 50.4x100x irreg.

### Judge Cowing in a Deal.

CLAREMONT AV.—Frederick W. Andersen, representing the Equitable Realty Co., sold for Robert Ferguson & Sons to Judge Rufus B. Cowing the southwest cor of Claremont av and 119th st, a 6-sty elevator apartment house known as the "Barieford," 62.6x 100. The buyer gives in payment Nos. 554, 556, 560, 562, 564 and 570 West 161st st, six 3-sty and basement private dwellings, 16x100 each.

LENOX AV.—Geo. F. Picken sold for August Brackman 539 Lenox av, a 5-sty flat, with stores, 25x75, to an investor.

MORNINGSIDE DRIVE WEST.—Paterno Brothers sold to an estate the southwest cor of Morningside Drive West and 116th st, a 6-sty elevator apartment house, on plot 100.11x90. The same builders are completing two 10-sty elevator apartment houses on 116th st, near Riverside Drive.

PARK AV.—E. V. C. Pescia & Co. sold the northwest cor of 103d st and Park av, a 5-sty triple flat, 27x75, for a Mr. Boyd to a client.

PARK AV.—Alexander A. Tausky resold, through Axel A. Olsen, to a Mr. Henley, 1070 Park av, a 5-sty double flat, 25.2x82.2.

PARK AV.—Gustave S. Boehm sold to A. Borst 1681 Park av, northeast cor of 118th st, a 5-sty flat, with store, 25.5x90. David Hoexter and John A. Lawrence were the brokers.

7TH AV.—Levy Brothers sold for A. & H. Rosenbluech to the Universal Realty Operating Co. 2301 and 2303 7th av, two 4-sty flats, with stores.

## WASHINGTON HEIGHTS.

150TH ST.—Clifford N. Shurman sold for the Madison Square Mortgage Co. 462 to 480 West 150th st, ten 3-sty frame dwellings, 170x99.11, to David Greene, who gives in part payment Bonnie Brae, a country place at Lenox, Mass. Bonnie Brae has been resold by Mr. Shurman to Henry Clews, who presented it to his daughter, Mrs. Herbert Parsons.

181ST ST.—Harry White has sold for David Buchsweller the 3-sty dwelling 565 West 181st st, 20x100.

AMSTERDAM AV.—C. M. Silverman & Son sold to a client of Millard Veit 1492-4 Amsterdam av, nr. 134th st, a 6-sty tenement house with three stores, on plot 40x100. This is the third house sold out of a block front of 5 houses recently completed by these builders.

BROADWAY.—Charles Lowen sold to Philip Braender, through J. J. Plummer, the plot 100x125 at the northeast cor of Broadway and 147th st. It is understood that the buyer will erect an apartment house on the site.

HAMILTON TERRACE.— Renton-Moore Co. sold for W. H. C. Bartlett estate 33 Hamilton Terrace, 4-sty brk and stone private dwelling, 18.6x83x irreg.

### New Church for the Heights.

WADSWORTH AV.—Douglas Robinson, Charles S. Brown & Co. sold for Chas. T. Barney the plot 89.8x100 at the southeast cor of Wadsworth av and 175th st, to the church extension committee of the Presbyterian Church. A new church will be built on the plot.

## BRONX.

FREEMAN ST.—The Begrisch-Schorn Realty & Construction Co. sold the two 5-sty apartment houses 1101 and 1105 Freeman st to two investors. This leaves only one house unsold out of the row built by the company.

154TH ST.—Louise Lese sold to Annie Jackson through Isaac Levin 523 East 154th st, a 4-sty double flat, 25x100.

156TH ST.—Peter Costa sold for Rosa Shanaberg to P. Fredo the 3-sty flat 842 East 156th st, on lot 22x100.

BOSTON AV.—Mrs. Oscar I. Converse sold to Madeline Miller the 2-sty frame dwelling on plot 75.5x191.6x75x182.8 on the west side of Boston av, adjoining the 40th precinct police station at the southwest cor of Summit pl, The price was about $15,000. A. O. Whaley was the broker.

BOSTON ROAD.—Laumeister & Co. sold for the Teasdale Realty Company 966 Boston road, a 5-sty single flat and stores, near 3d av and 164th st.

EAGLE AV.—Geo. J. Stricker sold for Mrs. B. Goldsmith 677 Eagle av, a 3-family frame dwelling, 19x99.

GRANT AV.—Wm. E. Diller sold 945 Grant av, a 3-sty brk and stone 2-family dwelling between 163d and 164th sts. This leaves 5 houses unsold out of 28 built recently by Mr. Diller in that vicinity.

GRAND AV.—R. I. Brown's Sons sold for Thos. H. Thorn the 2-sty frame dwelling, 50x106, on the west side of Grand av, 50 ft. north of 192d st.

KINGSBRIDGE ROAD.—Ponter & Crawford sold for Edward A. Arnold 4 lots on Kingsbridge road, running through to Kingsbridge Terrace, east of Heath av, to the Fordham Realty Co., which will erect dwellings.

LONGFELLOW AV.—H. F. Hertz & Co. sold for Henry Engresser to a client the one-family house in the south side of Longfellow av, 30 ft. north of Rodman pl; also for E. Slayton to Ada Howe 1828 Marmion av, a two-family frame house.

PITMAN AV.—The Whitehall Realty Co. sold the block front on the west side of Pitman av, between Grace and Edson avs, 195x95.

UNION AV, ETC.—A. Shatzkin & Sons sold 587 Union av, a 2-family house, 20x100; also, to Thomas Soldo and Caterina Beneventi a lot 25x145 on the south side of 213th st, 106 ft. west of 4th av.

WHITLOCK AV.—Abraham Davis sold to August Jacobs the plot 75x100 on the west side of Whitlock av, 100 ft. south of Longwood av.

### Further Purchases by Westchester Road.

WEST FARMS ROAD.—J. Clarence Davies sold for William Bloodgood 5 lots at the northwest cor of West Farms road and Bronx st, together with the buildings thereon, to the New York, Westchester & Boston R. R. The price is reported to have been over $100,000.

WEBSTER AV.—A. Henning bought two lots on Webster av, 100 ft. south of Glenn road, from Thos. J. O'Connor, President of the Wakefield Park Realty Company. Mr. Henning will erect two 2-family houses on the plot.

### Aids to Business Making.

If you were selling merchandise, you would know the selling price of every commodity. If you don't know the price of every parcel of real estate in your territory, you are possibly overlooking a bargain and commissions. The Real Estate Directory will put you in touch with the owner instantly.

### LEASES.

Leon S. Altmayer leased for a client for a long term of years to Emil Koch the building No. 7 Henderson pl.

Cuozzo & Gagliano Co. leased for B. Zunino to a client the 6-sty apartment house, at 458-460 East 150th st, for a term of years, at an aggregate rental of $30,000.

### Park & Tilford Secure 5th Ave. Store.

Ogden & Clarkson leased for N. L. McCready the store and basement at 141-3 5th av, to Park & Tilford, for a term of years, to be used in connection with their Broadway and 21st st store; also the first loft in the same building to the American Fibre Matting Co. for a long term.

## REAL ESTATE NOTES

A real estate broker's complete outfit, including fixtures and lease, is obtainable. See Wants and Offers.

A cash customer wants a building or plot at least 100x100 ft., west of Greene st, south of 59th st, Manhattan. See Wants and Offers.

Pocher & Co., real estate brokers and agents, have moved their branch office, formerly at 655 Lexington av, to 499 Lexington av, near 47th st.

F. Lewine, of Mandelbaum &Lewine, real estate operators, 135 Broadway, Manhattan, is spending his spare hours at Fleischmanns, N. Y., in the Catskills, this summer.

John J. Clancy & Co., real estate broker and agent, for many years at 1783 Broadway, have moved their office to the "Rutland," southwest corner of Broadway and 57th st.

The real estate firm of Layton & Rogers, of 1659 Amsterdam av, having been dissolved, both members will transact business separately at their new offices, 3487 Broadway, near 142d st.

A new proposition for widening the driveway of Fifth av has been presented in the form of a petition from merchants and property owners, asking only for the consideration of the portion between 33d and 43d sts. It is now believed that at last something tangible will be done.

A mortgage loan broker reported during the week that there are evidences that money will be much easier this fall than for many months past. This opinion is shared by others in the realty line, who point to the large amount of funds now being loaned on real estate security by two of the large Manhattan life insurance companies. This will doubtless have the effect of eventually lowering the rate of interest.

## Real Estate Gains.

### VALUED AT FIVE HUNDRED MILLIONS MORE THAN LAST YEAR—TAX RATE ABOUT THE SAME.

THE assessment rolls of the Commissioners of Taxes and Assessments, which were sent to the Board of Aldermen, show an increase in the assessed value of real estate and franchises assessed as real estate $501,993,357 more than last year. On the other hand, there is a decrease in the assessed value of personal property of more than twelve million dollars. The total assessed value of all real and personal property this year is $6,795,341,915. This is a net increase of $489,547,730 more than last year.

The real estate assessment by boroughs, with the increases over last year, follows:

REAL ESTATE.

| | 1907. | 1906. | Increase. |
|---|---|---|---|
| Manhattan | $4,391,970,951 | $4,105,352,281 | $286,618,670 |
| Bronx | 396,687,730 | 355,779,602 | 40,908,128 |
| Brooklyn | 1,181,221,910 | 1,072,007,172 | 109,214,738 |
| Queens | 217,668,775 | 159,446,205 | 58,222,570 |
| Richmond | 52,931,236 | 45,901,985 | 7,029,251 |
| Total | $6,240,480,602 | $5,738,487,245 | $501,993,357 |

The increase is 8.8 per cent. of the assessment of 1906. One hundred and five millions of this increase is on account of the assessment of special franchises, and a little less than $400,000,000 is on account of the ordinary real estate assessed by local assessors.

PERSONAL ESTATE.

| | 1907. | 1906. | Decrease. |
|---|---|---|---|
| Manhattan | $432,654,158 | $447,184,550 | $14,530,392 |
| Bronx | 14,087,141 | 18,028,857 | 3,941,716 |
| Brooklyn | 92,866,547 | 87,722,010 | *5,143,737 |
| Queens | 11,191,262 | 9,694,428 | *1,496,834 |
| Richmond | 4,062,205 | 4,676,295 | 614,090 |
| Totals | $554,861,313 | $567,206,940 | $19,086,198 |
| Total increase | | | 6,640,571 |
| Net decrease | | | $12,445,627 |

*Increase.

The aggregate assessment of real and personal property is as follows:

| | 1907. | 1906. | Increase. |
|---|---|---|---|
| Manhattan | $4,824,625,109 | $4,552,536,831 | $272,088,278 |
| Bronx | 410,774,871 | 373,808,459 | 36,966,412 |
| Brooklyn | 1,274,088,457 | 1,159,729,982 | 114,358,475 |
| Queens | 228,860,037 | 169,140,633 | 59,719,404 |
| Richmond | 56,993,441 | 50,578,280 | 6,415,161 |
| Totals | $6,795,341,915 | $6,305,794,185 | $489,547,730 |

The books will be open for inspection in the city clerk's office for two weeks. The tax rate for the year will not be fixed until near the end of August, but as it is now estimated in the Comptroller's office the rate will be a small fraction higher than the rate of last year. The rate last year in Manhattan and the Bronx was $1.4789 on the $100 of assessed value. The Finance Department estimates that the rate this year will not be higher than $1.4790 in the two boroughs. It will be slightly higher than this in Brooklyn, Queens and Richmond. President Purdy, of the Department of Taxes and Assessments, says the decrease in the total assessment of personal property is caused by continuance of the policy adopted last year, of cancelling old assessments, when it was clearly apparent that no tax could be collected from the persons assessed.

Last year some $70,000,000 was cancelled, and this year $20,000,000. Such action was taken in both years, when notices mailed the persons assessed were not delivered for three years consecutively, and no payment had been made on account of the taxes based on such assessments. If it had not been for the elimination of this $20,000,000, the roll would have been increased.

A further cause for the reduction in the aggregate assessment of personal property is the exemption of all mortgages recorded after July 1, 1906. What is lost, however, from the assessment roll on this account is much more than made up by the revenue from the recording tax. The aggregate revenue in the city of New York from the recording tax is in excess of $3,000,000 a year, divided equally between the city and State. Three million dollars is equivalent to the tax of 1½ per cent. on $200,000,000.

In any comparison of the assessment of this year with years prior to 1901, there must also be taken into account the fact that trust companies are now taxed for State purposes and not locally on their personal property. This tax amounts to over $1,700,000, which is equivalent to an assessment of over $113,000,000.

## THE AUCTION MARKET

Most of the parcels put up in the auction room this week were struck off to plaintiffs in foreclosure suits, among them being several vacant lots on Edgecombe av, a loft building at 53 Rose st, and four 5-sty brick tenements on Cauldwell av, near 156th st. On Tuesday Herbert A Sherman sold No. 610 Water st, a 6-sty brk stable, with a frontage of about 24.10, to Israel Pomeranz, for $11,700, and at the stand of D. Phoenix Ingraham & Co. two 5-sty brk tenements, 75.10x144.5, at 1057 and 1059 Prospect av, brought $71,250.

On Friday the offering of No. 58 Rivington st was adjourned to July 18, as was also the sale of Nos. 611 to 617 West 152d st. The only parcel sold was a row of 6-sty flats on Cathedral Parkway, which was bid in by the plaintiff for $140,207.

## A New Jersey Real Estate Exchange.

THE real estate operators of New Jersey are taking steps to form a real estate exchange. Following the example set by Long Island dealers, they are determined to unite into a general organization for the promotion of their business interests in New Jersey. A preliminary conference was held about a week ago at the office of Joseph W. Doolittle, president of the El Mora Land Company, 347 5th av, Manhattan. It was there decided to issue a call for a larger meeting, and in pursuance of such resolution a well-attended gathering assembled at the same office on July 2.

Mr. J. Edward Grape, of the Westfield Realty Company, was chosen temporary chairman, and Mr. F. W. Creighton, of the Anglo-Realty and Mortgage Company, was made secretary. Among the prominent New Jersey realty men in attendance were the following named: A. M. Bennett, of Manor Realty Company; Edward J. Kanaley, of the Creighton Manor Company; Benj. J. Kline, of the Rahway Realty Company; Edward J. Sullivan, of the Sullivan, Thorne Realty Company; Jos. W. Doolittle, of the El Mora Land Company; J. Edward Grape, of the Westfield Realty Company; Wm. A. Lambert, of the Nutley Realty Company; W. R. Squire and F. L. Vrooman, of Squire & Vrooman, of Ridgefield Park; John V. Hass, of Millington; Daniel Paul, of Tenafly; Wilson J. Vance, of "Vance" (Inc.), of Newark; Jesse D. Hedden, James Trimmer, Rodney Miller.

Letters of regret were read from the following prominent dealers, all of whom expressed their approval of the proposed organization: Edward D. Paulin, president of the Leonia Heights Land Company; C. R. Von Egloffstein, of Hasbrouck Heights Company; A. D. Mulford & Son, of Elizabeth; Wallace Wilbur Slocum, of Slocum Park Realty Company; Romeyn & Demarest, of Hackensack; Horace A. Pounds, Elston M. French and many others.

Mr. Otto Kempner, the founder and former president of the Long Island Real Estate Exchange, was present by invitation and was introduced to the meeting. In speaking of the benefits of organization, Mr. Kempner said that in all fields of industry it has been found essential to co-operate for the general benefit of those engaged in any special line of business, and that much good can be accomplished by organization. New Jersey is destined to attract the home seeker in the near future, owing to the increased facilities for railroad transportation that are now under way. When the various tunnels under the Hudson River will be completed, the tide of suburban settlement can be turned towards New Jersey, if the real estate men of that State take time by the forelock, and prepare a vigorous campaign for the occasion. He closed by suggesting a great demonstration

by New Jersey real estate men coincident with the opening celebration of the McAdoo tunnel in September.

It was unanimously decided to organize an exchange and to appoint a committee of seven to prepare a plan of organization to report at a meeting to be held in Mr. Doolittle's office on July 10. The committee is as follows: Messrs. Vrooman, Hedden, Kanaley, Creighton, Lambert, Grape and Trimmer. Every person present subscribed his name to the membership list, and agreed to become a charter member of the new born New Jersey Real Estate Exchange.

## Allied Interests Move Against Street Encroachments.

President Allan Robinson, of the Allied Real Estate Interests, has been instructed by the directors to call the attention of the Bureau of Incumbrances to the increasing number of incumbrances in the public streets of New York City. The directors do not refer to those incumbrances which are placed on sidewalks without shadow of right and which may easily be removed; but to the more permanent structures erected under permits from the city authorities from which doubtless the city has received compensation.

The increase in population during fifteen years has resulted in serious crowding of the streets, to such an extent in many quarters that pedestrians are obliged to resort to the roadway for want of sufficient foot room on the sidewalks. The further practice of allowing buildings to be erected to any height without reference to the width of the street on which they stand has resulted in the crowding of lower Broadway and certain other streets, so that it has become a matter of great difficulty and delay for pedestrians during certain hours of the day to pass to and fro upon these streets.

In these circumstances the Allied Real Estate Interests believe that the city authorities should rigidly enforce the law as regards encroachments on the building line, and also refuse to grant permits for the erection of obstructions on the sidewalks, instead of which the building line is frequently encroached upon and the number of signs and sign-posts erected on the streets is constantly increasing.

As illustrative of the manner in which encroachments beyond the building line have been permitted by the city the directors have called attention to one specific instance, that of the large glass extension on the northwest corner of 43d st and 5th av. This structure stands on the ground and extends from the building line nearly to the stoop line.

"If this encroachment is proper," says President Robinson, "similar encroachments all along the line of 5th av may be and doubtless should be permitted to the owners of property there. In this connection I beg to call attention to the decision of the Court of Appeals in the case of Ackerman vs. True, 175 N. Y., 353. This was the case of an encroachment beyond the building line of a bay window, so called, extending down to the ground. The court said:

"Although it is true that the title of the streets in the city of New York is in the municipality, that title is held by it in trust for public use and not even the Municipal Assembly has authority to permit permanent encroachments thereon."

"The instances referred to are only illustrative of a large number of similar encroachments not only on Broadway and 5th av, but on many other streets of the city, particularly those given over to business purposes. It seems to us that instead of further crowding the streets of New York the city authorities should undertake to clear away the obstructions that now exist and should refuse to permit the use of the public highways by private individuals for their own purposes and to the discomfort of the public at large."

### In the Madison Square Section.

W. C. Goodale, of S. B. Goodale & Son, 6 West 24th st, Manhattan, says that realty conditions in the Madison Square section are regarded as satisfactory. In referring to the mortgage market he called attention to the fewness of foreclosures and pointed out that not a few owners were arranging to readjust their finances so as to liquidate second mortgages. The effect of this liquidation is reflected in the firm prices which prevail throughout the entire district adjacent to the square. Mr. Goodale is further of the opinion that, unless something unforeseen occurs, not only will the fall trading show an improvement in volume over the past season's business, but that a large part of the dealing will undoubtedly foreshadow building operations of a more pronounced size.

## Brooklyn Tendencies.

FRANK H. TYLER ON IMPORTANT QUESTIONS—IS THERE ANYTHING WRONG IN THE SUBWAY?—MONEY ENOUGH FOR GOOD LOANS—BUSINESS CHANCES ON LONG ISLAND.

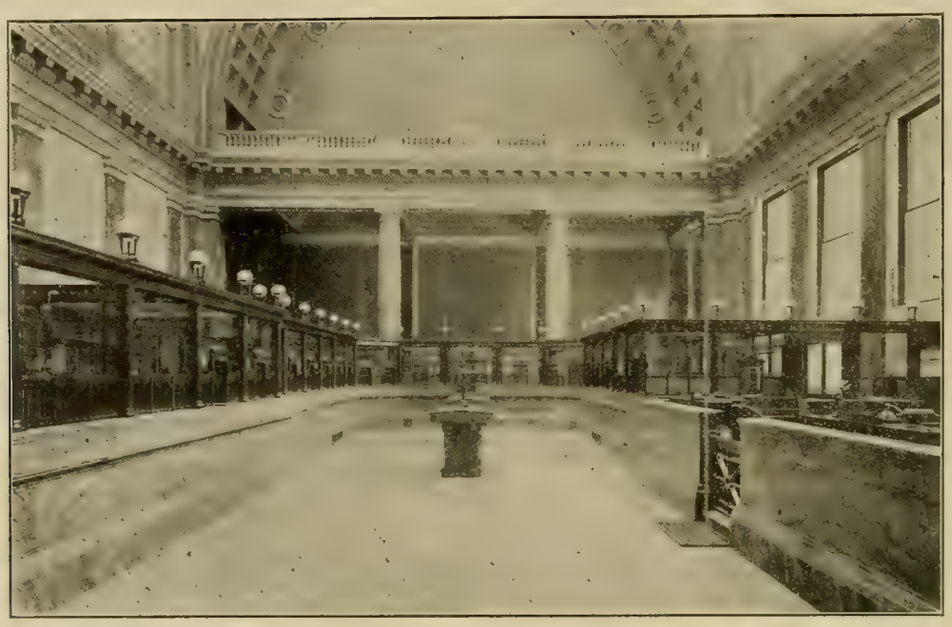
The Subway question is in Brooklyn the all-absorbing subject of interest, and the leading men there feel a great disappointment over it, if they do not feel to some extent discouraged; and something in the nature of suspicion has entered their mind. As the Record and Guide has pointed out before, there is a race on between the Jerseys and Brooklyn, and it looks now as if the Jerseymen would win in the homestretch.

One of the leading men in Brooklyn real estate, Mr. Frank H. Tyler, of 1183 Fulton st, expressed the opinion this week that such a condition of affairs, as our engineers state exists in the tunnel that will tap Brooklyn at the foot of Joralemon st, is unparalleled in Brooklyn's history. Can it be possible, he asked, that with all the care that has been exercised in selecting the best engineers and mechanics which could be procured, we cannot have constructed a tunnel in a practical and durable manner without being told when the tunnel is about ready for completion that they have to put props under it to hold it up? If the papers have stated the condition correctly, the public certainly should have some redress, he considered. He added:

"In regard to building operations in Brooklyn, I believe the activity will continue, as there is at the present time great demand for moderate priced apartments, and particularly for small houses, which are at a premium at this time. The 2-family house, which is the all-popular at this time, is selling to-day in Brooklyn as high as $11,500. Of course this increase in price is largely due to the fact of the increase in land value and the cost of material and labor, but a large percentage of the increase is due to the fact of the great popularity of this class of house.

MONEY MARKET NOT STRINGENT.

"I do not consider the money market stringent by any means. Money lenders by long experience become more conservative, and the builder who is looking for a loan for enough to pay for the lots and cost of the buildings and a profit besides, may find trouble to place his loans.



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## Rule for Valuing Fractional Lots in Manhattan

The rule for valuing fractional lots in Manhattan Borough, prepared by Henry Harmon Neill, has been printed by The Record and Guide on a sheet of cardboard suitable for framing or hanging on an office wall. Copies will be sold at 25 cents each.

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PURCHASED AND SOLD

"Conservative loans can always be procured on bond and mortgage, and there are a great number of very capable brokers in this line of business. A builder who first peddles his own loan all over town, and then, as a last resort, employs the broker, may find some trouble in procuring prompt acceptance of it. If builders would go at once to loan brokers, many of whom are now making a specialty of this business, they would not have any trouble in placing reasonable loans.

A HINT TO YOUNG MEN.

"One thing that has been a wonder to me for many years is the fact that more young men do not go out on Long Island and settle in any line of business. With business training which is so easy to obtain in our city business houses, if a young man shows application, any young man with five years' practical business experience can start on his own account in any town on Long Island and make a permanent success in any line of business, more particularly in the real estate business. Large operators on Long Island find it impossible to locate in many of the towns competent, wide-awake young men to show up the property to the best advantage. The result is that owners of the land are obliged to send men from the city with the people and show the property and sell it, and the cry should be not as Horace Greeley said of old, 'Young man, go out West,' but 'Young man, go out on Long Island,' and your success in life is guaranteed to you."

### Discovering Long Island.

Major Gulick holds that there is no excuse for faint-heartedness or lack of preparation on the part of operators and real estate brokers with respect to what the physical consolidation of Manhattan and Long Island must mean.

It is a certainty that Long Island farm lands will soon be thickly settled with the more reasonable priced cottages and two-family houses probably as far out as Jamaica. Suburban residences of the better class will extend from that point to Garden City and Hempstead, the residences of rich men and great country estates from Garden City and Hempstead to the east on both North and South Shores. The center of the Island will be more closely cultivated for agricultural purposes, which the experiments of the Long Island Railroad on the so-called waste lands at Wading River have shown to be a possibility.

A peculiar feature of Long Island development is the difficulty experienced in getting people to look over the ground. They do not and will not realize what is being accomplished until it is fully completed and they take a ride through one of the new subway tunnels direct from Broadway to the country in thirty minutes. Major Gulick says this ignorance is what makes the investors' opportunity, and that the men who buy at present figures, using fair judgment, will reap rich reward.

### "Brokers Should Be Brokers."

George H. Gray, of the firm of Howard C. Pyle & Co., contends that a broker cannot serve his purposes properly when his mind and efforts are biased, by the fact of his being financially interested in the purchase or sale of real estate that he is endeavoring to negotiate as a broker:

Few people realize the importance of buying and selling through a genuine broker who is neither a speculator nor operator, and I believe if they could realize the importance there would be fewer cases for dissatisfaction with the attained results and no complaints. A broker is often misunderstood in his efforts to negotiate a sale, because people do not stop to realize his difficult position. He is compensated by the seller, who always expects him to favor his side, and the purchaser, who probably comes to him because he believes he can do better for him than some one else, always expects the broker to work solely for his interest, and any apparent favoritism of the broker toward either side immediately creates a dislike and causes war-words.

Webster defines a "broker" as "a person whose business it is to negotiate sales or contracts as an agent." The term "real estate agent" is little used in New York, though in most other cities it is preferred and comprehends all branches of the business. If a broker states clearly when offering his own property for sale that he is acting as principal and not as agent, does this not satisfy the claims of fairness?

### Changes in the Map.

In the matter of the proposed laying out of a street system on Throgg's Neck, it is intended to include the territory bounded by Middletown road, Pelham Bay Park, Long Island Sound, Fort Schuyler Reservation, East River, Fort Schuyler road, Eastern boulevard, Balcom av and Appleton road, in the Borough of The Bronx, City of New York, as particularly shown on map or plan submitted by the president of the Borough of The Bronx, dated May 11, 1907.

In the matter of the proposed closing of Willow av, south of East 132d st; Walnut av, south of East 132d st; Locust av, south of East 132d st, and East 129th, East 130th and East 131st sts, east of the easterly line of Willow av, Borough of The Bronx, a report is forthcoming from a committee of the Board of Estimate.

MISCELLANEOUS.

W. P. MANGAM
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

J. C. LYONS BUILDING & OPERATING COMPANY
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

JOSEPH P. DAY
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST. AGENCY DEPT.: 932 EIGHTH AVENUE

HARRY W. HOPTON
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 6989 Cortlandt Cor. Liberty St.

MISCELLANEOUS.

THOMAS DIMOND
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St. Established 1852 Tel., 1780 Mad. Sq.

N. BRIGHAM HALL & SON
*Real Estate Brokers and Agents*
Tel 603 Spring 681 Broadway

THE TITLE INSURANCE CO., OF NEW YORK
135 Broadway, Manhattan and 203 Montague St., Brooklyn
CAPITAL AND SURPLUS, $3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.
EDGAR J. LEVEY, President
JOHN D. CRIMMINS, CHARLES T. BARNEY, } Vice-Presidents
CYRIL H. BIRDETT, Secretary
CHAUNCEY H. HUMPHREYS, } Asst.
EDWIN A. BAYLES, } Sec'ys
WILLIAM N. HARTE, Treasurer
Hon ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, July 8.

Storm relief sewer, Webster av to Harlem River, at 1 p m.
E 177th st, Boston rd to Bronx River, at 2 p m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
Bronx Park addition, at 10 a m.
Anderson av, E 164th st to Marcher av, at 12 m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 2 p m.
Main st, City Island, at 3 p m.
W 178th st, sewer easement, at 12 m.
The Parkway, Grand Boulevard and Concourse to Claremont Park, at 12 m.
W 177th st, Broadway to Riverside Drive, at 2 p m.
West Farms rd, Bronx River to Westchester Creek, at 3 p m.
Public park at Rae st, German pl and St Anns av, at 11 a m.
A new st, Bowery to Elm st, at 1 p m.
Clason Point rd, Westchester av to East River, at 11 a m.

Tuesday, July 9.

Johnson av, Spuyten Duyvil rd to W 230th st, at 2 p m.
W 151st st, closing, Riverside Extension to U S bulkhead line, Hudson River, at 11 a m.
Taylor st, Morris av to West Farms rd, at 11 a m.
Fairview av, 11th av to Broadway, at 1.30 p m.
Haven av, W 177th to W 181st st, at 2.30 p m.
Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m.
W 162d st, Broadway to Riverside Drive, at 1 p m.
Northern av, W 181st st to Fort Washington av, at 2 p m.
Riverside Drive, W 158th st to W 165th st, at 12 m.

Wednesday, July 10.

White Plains rd, Morris Park av to West Farms rd, at 11 a m.
W 177th st, Harlem River to point 150 ft easterly, at 4 p m.
Public Park, Queens, at 10 a m.

Thursday, July 11.

Two Public Parks at Boulevard Lafayette, at 2 p m.
Weiher Court, between Washington and 3d avs, at 3 p m.

Friday, July 12.

Waterloo pl, between E 176th and E 175th sts, at 11 a m
Stuyvesant pl, Richmond, at 11 a m.
Jay st, Richmond, at 12 m.

At 258 Broadway.

Monday, July 8.

20th and 21st sts, North River docks, at 11 a m.
101st st, playground, at 1 p m.
Brooklyn Bridge, at 2 p m.
141st st and Brook av, school site, at 2 p m.
Bridge 4, No 2, Queens, at 3 p m.

Tuesday July 9.

Whale Creek, dock site, at 11 a m.
129th st and Amsterdam av, school site, at 12 m.
Pier 51, East River, at 1 p m.
Hamilton pl, school site, at 1 p m.
Piers 16 and 17, East River, at 2 p m.
Old Stone Road, school site, at 2 p m.
Bridge 4, Section No 3, at 3 p m.

Wednesday, July 10.

22d and 23d sts, North River docks, at 10.30 a m.
20th and 21st sts, North River docks, at 3 p m.

Thursday, July 11.

Van Alst av, school site, at 2 p m.

Friday, July 12.

Pleasant av, school site, at 2 p m.
Pier 36, East River, at 2.30 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending July 5, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Shakespeare av, late Marcher av, w s, 150 s 169th st, 50x200, vacant. (Amt due, $3,772.77; taxes, &c, $348.38.) Withdrawn .. —
*Rose st, No 53, s s, abt 168 w Pearl st, 23x92.6x26.3x92.6, 5-sty brk loft and store building. (Amt due, $5,617.32; taxes, &c, $264.41; sub to a first mort of $16,000.) Lillian B Friedlander ..... 19,720
*125th st, No 434, s s, 350 e Amsterdam av, 25x100.11, 6-sty brk tenement and store. (Amt due, $4,647.82; taxes, &c, $148.75.) Mechanics & Traders Realty Co..... 34,500
Broome st, No 50 | n e cor Lewis st, 25x
Lewis st, Nos 22 and 24 | 75, 3-sty frame tenement and store and 1-sty frame building. (Partition.) Samuel Golding ..... 20,200
29th st, No 210, s s, 151.3 w 7th av, 24.10x98.9, 3-sty brk tenement and store and 2-sty brk tenement in rear. (Partition.) Withdrawn; to be readvertised ..... —
*Edgecombe av, w s, 344 s St Nicholas pl, 100x100, vacant. (Amt due, $40,340.25; taxes, &c, $——.) Frederick N Du Bois.....40,800
*Edgecombe av, w s, 215 s St Nicholas pl, 129x100x125x75.4, vacant. (Amt due, $50,209.27; taxes, &c, $——.) Frederick N Du Bois.. ..... 50,600
*Edgecombe av, w s, 444 s St Nicholas pl, 100x100, vacant. (Amt due, $40,386.77; taxes, &c, $354.92.) Frederick N Du Bois .... 41,000
5th av, No 2100 | n w cor 129th st, 99.11x110,
129th st, No 1 | 6-sty brk tenement.
158th st, Nos 522 to 528, s s, 350 w Amsterdam av, 100x99.11, two 6-sty brk tenements. Sheriff's sale of all right, title, &c. Withdrawn ..... —
Bathgate av, Nos 1750 and 1752, e s, 191.2 n 174th st, 41x100, 5-sty brk tenement. (Amt due, $6,947.10; taxes, &c, $755.56.) Withdrawn ..... —
*Cauldwell av, Nos 708 to 722, e s, 140 s 156th st, 160x—, four 5-sty brk tenements. (Amt due, $108,574.45; taxes, &c, $1,760.) Jonas Weil et al ..... 101,580
*Cathedral Parkway | s s, 175 w Manhattan av,
109th st | runs w 50.3 x s w — x s 28.1 to 109th st, x e 100 x n 72.11 x e 70.1 x n 72.11, three 6-sty brk tenements and stores in 109th st. (Amt due, $2,049; taxes, &c, $——; sub to prior morts aggregating $131,207.) Wm T Hookey.....140,207

BRYAN L. KENNELLY.

*128th st, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11, 6-sty brk tenement and store. (Amt due, $4,837.86; taxes, &c, $1,056; sub to mort aggregating $25,000.) Mariamne Rosenzweig ..... 63,700

D. PHOENIX INGRAHAM & CO.

Prospect av, Nos 1057 and 1059, w s, 94.1 s 166th st, 75.10x144.5x74.6x144.5, two 5-sty brk tenements. (Amt due, $9,179.57; taxes, &c, $1,279.35; sub to prior morts aggregating $70,250.) Barnet Feinberg .....71,250

HERBERT A. SHERMAN.

Water st, No 610, n s, 124.5 w Gouverneur st, 24.10x62.3x25x63.3, 6-sty brk stable. (Amt due, $9,000; taxes, &c, $400.) Israel Pomeranz ..... 11,700

WILLIAM KENNELLY, JR.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. (Amt due, $22,290.76; taxes, &c, $975.) Adj to July 18..... —

| | |
|---|---|
| Total | $595,257 |
| Corresponding week, 1906 | 55,385 |
| Jan. 1st, 1907, to date | 27,102,107 |
| Corresponding period, 1906 | 20,810,134 |

## VOLUNTARY AUCTION SALES.

July 9.

New Bowery, No 24, running through to Chestnut st, 3-sty building, 35.2x70.6x25x45.6. By D Phoenix Ingraham & Co.

July 11.

Balcom av, near Marrin st, 4 lots, 100x100. By Bryan L Kennelly.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

July 6.

No Legal Sales advertised for this day.

July 8.

Amsterdam av, Nos 2004 and 2006, w s, 49.11 n 159th st, Nos 503 and 505 | 159th st, runs n 49.11 x w 120 x s 99.11 to 159th, x e 40.2 x n 49.11 x e 79.10 to beginning, two 6-sty brk tenements and stores. Maurice Cohen agt Robert Arnstein et al; action No 1; J Chas Weschler, att'y, 299 Broadway; Malcolm Sundheimer, ref. (Amt due, $31,622.52; taxes, &c, $316, sub to prior morts aggregating $90,000.) Mort recorded Feb 16, 1906. By Joseph P Day.
Amsterdam av, Nos 1990 to 1994, s w cor 159th
159th st, Nos 500 to 506 | st, 66.7x150, two 6-sty brk tenements and stores on av. Same agt same; action No 2; same att'y; John A O'Rourke, ref. (Amt due, $32,752.09; taxes, &c, $901.66; sub to prior morts aggregating $130,000.) Mort recorded April 7, 1906. By Joseph P Day.

July 9.

20t hst, No 210, s s, 151.3 w 7th av, 24.10x98.9, 3-sty brk tenement and store and 2-sty brk tenement in rear. Sophia Beer agt Joseph Orthaus et al; Wm E Deane, att'y, 346 Broadway; Thomas J L McManus, ref. (Partition.) By Joseph P Day.
Manhattan av, No 217 | n w cor 109th st, 72.11x
109th st, No 51 | 100, vacant. Peter Alexander agt Anna Heyman et al; Alexander & Ash, att'ys, 92 William st; Walter T Stern, ref. (Amt due, $8,324.50; taxes, &c, $1,410.17; sub to a mort of $32,500.) Mort recorded Apr 28, 1905. By Joseph P Day.
49th st, No 219, n s, 141.5 w Broadway, 20.8x100.5, 4-sty brk dwelling. Emma O Nimocks agt Louisa A Thomson et al; Ira B Stewart, att'y, 346 Broadway; Edw A Maher, Jr, ref. (Partition.) By Joseph P Day.

July 10.

146th st, n s, 350 w Amsterdam av, 50x99.11, vacant. Hugo L Lederer agt Phillip Greenblatt et al; J Chas Weschler, att'y, 299 Broadway; David Thomson, ref. (Amt due, $14,578.01; taxes, &c, $295.78; sub to a prior mort of $10,000.) Mort recorded June 13, 1906. By Joseph P Day.
Audubon av, No 80 | n w cor 169th st, 26.7x100,
169th st | vacant. Louis Schlechter agt Max S A Wilson et al; Wm M Golden, Jr, att'y, 203 Broadway; Sylvester L H Ward, ref. (Amt due, $10,709.53; taxes, &c, $242.73; sub to prior morts aggregating $12,000.) Mort recorded June 30, 1906. By Herbert A Sherman.
78th st, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. Joseph H Ladew et al agt Geo W Munro et al; Greene & Hurd, att'ys, 43 Exchange pl; Joseph F Mulqueen, ref. (Amt due, $36,593.85; taxes, &c, $975.) Mort recorded June 30, 1897. By Samuel Goldsticker.
191st st, n s, 100 e St Nicholas av, 150x100, vacant. Julius G Miller agt Sarah V Baker et al; Lewis S Marx, att'y, 128 Broadway; Wm G Davies, ref. (Amt due, $13,120.56; taxes, &c, $9,883.91; sub to prior mort of $9,000.) Mort recorded Jan 16. 1903. By Joseph P Day.

July 11.

132d st, No 49, n s, 195 w Park av, 20x99.11, 3-sty stone front dwelling. Sarah M Mygatt agt Wm B Fox et al; Chas P & Wm W Buckley, att'ys, 141 Broadway; Henry B Hammond, ref. (Amt due, $8,743.10; taxes, &c, $266.) Mort recorded Nov 2, 1904. By Joseph P Day.
Lexington av, No 664, w s, 80.5 n 55th st, 20x73, 4-sty stone front dwelling. Robert Schnaier agt Adelaide Fleisch et al; Samuel M Fischer; att'y, 34 Pine st; Wm E Deane, ref. (Amt due, $1,809.60; taxes, &c, $15; sub to a mort of $13,000.) Mort recorded July 23, 1904. By Joseph P Day.
Tremont av | s e cor Aqueduct av, runs e — to
Aqueduct av | Harrison av (proposed) x s to
Harrison av | proposed st x w — to Aqueduct av x n — to beginning, lots 1 to 31.
Macomb's road | n e cor 176th st (proposed),
176th st | runs n w — to proposed st
Harrison av | x e — to Harrison av (proposed) x s — to 176th st (proposed) x w — to beginning, lots 32 to 57.
Harrison av | n e cor 176th st (proposed), runs
176th st | n — to Tremont av x n e to a
Tremont av | lane x s — to 176th st (proposed) x w — to beginning, lots 58 to 77, vacant.
Arabella D Huntington extrx et al agt Sylvester H Kneeland et al; Parsons, Closson & McIlvaine, att'ys, 52 William st; John F Coffin, ref. (Amt due, $808,339.64; taxes, &c, $44,575.) By Bryan L Kennelly.

(Continued on page 16.)

# Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of June 21 to July 6, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. AUDUBON AVENUE—SEWER, between 165th and 166th Streets.

HERMAN A. METZ, Comptroller.
City of New York, June 18, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of June 21 to July 6, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. MORRIS AVENUE—PAVING AND CURBING, from East 165th Street to East 166th Street. 23D WARD, SECTION 10. VYSE AVENUE—PAVING AND RECURBING, from 167th Street to Home Street. HEWITT PLACE—PAVING AND CURBING, from Longwood Avenue to Westchester Avenue. 24TH WARD, SECTION 11. EAST 172D STREET—SEWER and appurtenances, between 3d and Fulton Avenues. 24TH WARD, SECTION 12. WEST 238TH STREET—SEWER and appurtenances, from Bailey Avenue to Cannon Place and CANNON PLACE—SEWER, between West 238th Street and Giles Place. 24TH WARD, ANNEXED TERRITORY. WHITE PLAINS ROAD, east side, TEMPORARY SEWERS and appurtenances, between 208th Street (Elizabeth Street) and 205th Street (King Street).

HERMAN A. METZ, Comptroller.
City of New York, June 18, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 28 to July 13, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 165TH STREET—PAVING, CURBING AND RE-CURBING, from Boulevard Lafayette to Broadway. FAIRVIEW AVENUE—REGULATING, GRADING, CURBING AND FLAGGING, from St. Nicholas Avenue to Broadway.

HERMAN A. METZ, Comptroller.
City of New York, June 27, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 29 to July 15, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following-named street in the BOROUGH OF THE BRONX:

24TH WARD, ANNEXED TERRITORY. MORRIS STREET—OPENING, from Bronx River to old Boston Post Road. Confirmed August 9, 1904; November 16, 1904, and February 20, 1907; entered June 28, 1907.

HERMAN A. METZ, Comptroller.
City of New York, June 28, 1907. (36037-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 28 to July 13, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 151ST STREET—PAVING AND CURBING, from Mott Avenue to River Avenue. EAST 157TH STREET—PAVING AND CURBING, from 3d Avenue to St. Ann's Avenue. WEST 163D STREET—SEWER and appurtenances, between Woodycrest Avenue and Ogden Avenue. MORRIS AVENUE—PAVING AND CURBING, from 164th Street to 165th Street. 23D WARD, SECTIONS 9 AND 11. SEWER and APPURTENANCES in EAST 169TH STREET, between Morris Avenue and Findlay Avenue; and in COLLEGE and FINDLAY AVENUES, between East 168th Street and East 170th Street. 23D WARD, SECTION 10, STEBBINS AVENUE—PAVING AND CURBING, from Dawson Street to Westchester Avenue. 24TH WARD, SECTION 11. EAST 174TH STREET—SEWER and appurtenances, between Jerome Avenue and Walton Avenue, with a branch in TOWNSEND AVENUE, between East 174th Street and Belmont Street. EAST 178TH STREET—SEWER, from the existing sewer east of the Grand Boulevard and Concourse to the Grand Boulevard and Concourse and GRAND BOULEVARD and CONCOURSE SEWER, east side, between 178th Street and Echo Place. DRAINAGE STREET—SEWER and appurtenances extending from Boone Street to Longfellow Street, between Jennings Street and East 172d Street and LONGFELLOW (STREET) AVENUE—SEWER, between Jennings Street and East 173d Street. PROSPECT AVENUE—REGULATING, GRADING, SETTING CURBSTONES, FLAGGING THE SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Crotona Park North to East 180th Street. 24TH WARD, SECTION 12. DRAINS or SEWERS and appurtenances in EAST 233D STREET, between Webster Avenue and Napier Avenue; Webster Avenue, between East 233d Street and East 234th Street; between East 236th Street and the City line; Verio Avenue, between East 233d Street and East 235th Street; Verio Avenue, between East 237th Street and the City line; Napier Avenue, between East 233d Street and East 235th Street; East 234th Street, between Verio Avenue and Webster Avenue; East 234th Street, between East 233d Street and Katonah Avenue; East 236th Street, between Verio Avenue and Martha Avenue, and between Katonah and Kepler Avenues; East 237th Street, between Katonah Avenue and a point about 200 feet west of Kepler Avenue; East 238th Street, between Martha Avenue and Kepler Avenue; East 239th Street, between Verio Avenue and Kepler Avenue; East 240th Street, between Webster Avenue and Verio Avenue; East 240th Street, from a point about 580 feet east of Martha Avenue to Mount Vernon Avenue. WEST 233D STREET—SEWER and appurtenances, between Broadway and Bailey Avenue; and BAILEY AVENUE—SEWER, between West 233d and 238th Streets.

HERMAN A. METZ, Comptroller.
City of New York, June 27, 1907. (36037-2)

## PROPOSALS.

Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan at the City Hall, Room 16, until 3 o'clock P. M. on

WEDNESDAY, JULY 10, 1907.

No. 1. For labor and material required (except for plumbing work) for the erection and completion of a public bath building at Nos. 5 and 7 Rutgers place, Borough of Manhattan, the City of New York.

No. 2. For labor and materials required for the installation of plumbing work in a public bath building to be erected at Nos. 5 and 7 Rutgers place, Borough of Manhattan.

For full particulars see City Record.

JOHN F. AHEARN, Borough President.
The City of New York, June 27, 1907. (35889)

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 11, 1907,
Borough of The Bronx.

For furnishing and planting trees, garden mold, sodding, etc., along the various streets in the Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(35896) Commissioners of Parks.

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Police Department of the City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on

FRIDAY, JULY 12, 1907.

For repairs to the Steam Vessel "Patrol," stationed at Pier "A," North River, Borough of Manhattan, in The City of New York.

For full particulars see City Record.

THEODORE A. BINGHAM, Police Commissioner.
Dated June 29, 1907. (35939)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

THURSDAY, JULY 11, 1907.
Boroughs of Manhattan and The Bronx.

For furnishing, delivering and laying water mains in New Chambers, Water, Oliver, Henry and Pike Streets, and in James Slip.

For full particulars see City Record.

JOHN H. O'BRIEN, Commissioner of Water Supply, Gas and
(35953) Electricity.

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Office of the President of the Borough of Richmond, Richmond Borough Hall, St. George, New Brighton, New York City.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Richmond, at the above office, until 12 o'clock m. on

TUESDAY, JULY 30, 1907,
Borough of Richmond.

No. 1. For furnishing all the labor and materials required for constructing reinforced concrete retaining walls on Jay Street and South Street, and other work in connection with the St. George ferry approach.

For full particulars see City Record.

GEORGE CROMWELL, President.
The City of New York, June 25, 1907. (35990)

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Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health for the Department of Health until 9.45 A. M. on

TUESDAY, JULY 16, 1907.

For furnishing and delivering timber, lumber, moulding, etc., to the Tuberculosis Sanatorium, at Otisville, Orange County, New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.
Dated June 29, 1907. (35960)

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, JULY 18, 1907,

For furnishing and delivering spruce plank for the Brooklyn Bridge.

For full particulars see City Record.

JAMES W. STEVENSON, Commissioner of Bridges.
Dated June 28, 1907. (36047)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 18, 1907,
Borough of Brooklyn.

For furnishing all the labor, plant and materials necessary to construct and complete Riprap Sea Wall along the Bay Ridge Parkway, from Wakeman Place to Fort Hamilton Avenue, Borough of Brooklyn, together with all work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(35946) Commissioners of Parks.

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Office of the Department of Correction, No. 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, JULY 16, 1907,
Borough of Manhattan.

No. 1. For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY, Commissioner.
Dated July 1, 1907. (36064)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, JULY 16, 1907,
Boroughs of Manhattan and The Bronx.

For hauling and laying water mains in West Farms road and in Jennings, Manida and One Hundred and Seventy-eighth streets.

For full particulars see City Record.

JOHN H. O'BRIEN, Commissioner of Water Supply, Gas and Electricity.
The City of New York, July 2, 1907. (36071-1)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, JULY 16, 1907,
Borough of Brooklyn.

For furnishing and delivering 44,000 gross tons of semi-bituminous coal.

For full particulars see City Record.

JOHN H. O'BRIEN, Commissioner of Water Supply, Gas and Electricity.
The City of New York, July 2, 1907. (36071-2)

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

TUESDAY, JULY 16, 1907,
Borough of Manhattan.

No. 1. For furnishing and delivering five thousand five hundred (5,500) feet of 16 conductor underground cable.

Borough of Queens.

No. 2. For furnishing and delivering supplies for the fire alarm telegraph for the volunteer system, Borough of Queens.

For full particulars see City Record.

FRANCIS J. LANTRY, Fire Commissioner.
Dated July 2, 1907. (36078)

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 18, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to complete and construct asphalt tile walk in Bedford, Bushwick, Fulton, Saratoga and Irving Square Parks, in the Borough of Brooklyn, together with all work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36085) Commissioners of Parks.

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## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. BROADWAY—PAVING, 16 foot strips, between old and new curb lines on east and west sides, from West 155th to West 169th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 143D STREET—PAVING AND SETTING CURB, from Brook Avenue to St. Ann's Avenue. EAST 150TH STREET—PAVING, from Brook Avenue to Port Morris Branch Railroad. SHERMAN AVENUE—PAVING AND SETTING CURB, from 161st to 164th Streets. 23D WARD, SECTION 10. 140TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from a point about 150 feet west of Cypress Avenue to Locust Avenue. FOX STREET—REGULATING, PAVING AND CURBING, between Longwood and Intervale Avenues. KELLY STREET—SEWER, between Prospect and Leggett Avenues. 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in LOCUST STREET, between White Plains Road and Elm Avenue and in NORTH AND SOUTH OAK DRIVES, between Elm Avenue and the junction of the said Drives, and in Hickory Avenue, between North Oak Drive and the north line of Bronxwood Park.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

26TH WARD, SECTION 13. RAILROAD AVENUE—REGULATING, GRADING, PAVING AND CURBING, between Jamaica and Glenmore Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9238, No. 1. Regulating and grading Eleventh avenue, from Fifteenth street to Terrace place, and curbing Eleventh avenue, from Fifteenth street to Eighteenth street.

BOROUGH OF THE BRONX.

List 9258, No. 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Echo place, from Tremont avenue to Echo Park.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before August 6, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, July 5, 1907.


**HERBERT A. SHERMAN**
**REAL ESTATE**
**AUCTIONEER, BROKER**
**APPRAISER, AGENT**
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices


## PROPOSALS.

Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock p. m. on

MONDAY, JULY 22, 1907.

No. 1. For providing all labor and materials required for the tearing down and removal, excavation and masonry, steel and iron, roofing and metal work, carpentry, glazing, painting, hardware, and all other work (except electric, heating and plumbing work, gas and electric fixtures and fitting up) for the erection and entire completion of a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and a reception room for female inmates, and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island, The City of New York.

No. 2. For providing all labor and materials required for the electrical conduit, electric wiring and switchboard work, heating work, plumbing work, gas piping and all other work (except tearing down and removal, excavation and masonry, steel and iron, roofing and metal work, carpentry, gas and electric fixtures and fitting up) for the erection and entire completion of a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and a reception room for female inmates, and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island, The City of New York.

No. 3. For providing all labor and materials required for the gas and electric fixtures and fitting up, and all other work (except tearing down and removal, excavation and masonry, steel and iron roofing and metal work, carpentry, and electric heating and plumbing work) for the erection and entire completion of a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and a reception room for female inmates, and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island, The City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 5, 1907.

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Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock p. m. on

THURSDAY, JULY 18, 1907,

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the Metropolitan Hospital District, Blackwell's Island, Borough of Manhattan, The City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 5, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, JULY 18, 1907,
Borough of Brooklyn.

For furnishing and delivering Masons' supplies to Prospect Park.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

## PROPOSALS.

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock p. m. on

THURSDAY, JULY 11, 1907,

POTATOES.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.

Dated June 27, 1907.

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Police Department of The City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York at the Bookkeeper's office, Central Department, until 10 o'clock a. m., on

THURSDAY, JULY 18, 1907,

For furnishing and delivering five double and five single patrol wagons for the use of the Police Department of The City of New York.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated July 5, 1907.

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock p. m. on

THURSDAY, JULY 11, 1907,

For all labor and material required to clean and paint all the iron work of the fire escapes and verandas on the buildings of Bellevue Hospital, Twenty-sixth Street to Twenty-eighth Street, First Avenue to the East River, Borough of Manhattan, City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.

Dated June 27, 1907.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. CRESCENT STREET—SEWER, from Grand Avenue to Newtown Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

### ADVERTISED LEGAL SALES.

(Continued from page 14.)

July 12.

152d st, Nos 611 to 617, n s, 150 w Broadway, 100x99.11, two 5-sty brk tenements. Simon Uhlfelder et al agt Ida Kaufman et al; Sydney H Herman, att'y, 35 Nassau st; Chas W Dayton, Jr, ref. (Amt due, $19,400.55; taxes, &c, $659.96, sub to two morts aggregating $56,-594.00.) Mort recorded June 14, 1905. By Joseph P Day.

July 13.

No Legal Sales advertised for this day.

July 15.

139th st / 140th st, Nos 18 to 22 | n s, 575 e Lenox av, 75x199.10 to 140th st, 2-sty brk stable. David Kidansky et al agt David Peltyn; Bowers & Sands, att'ys, 31 Nassau st; Richard H Clarke, ref. (Amt due, $23,865.90; taxes, &c, $876.90; sub to two morts aggregating $42,000.) By Joseph P Day.

Junel pl, w s, 241.3 n 167th st, 125x100, vacant. Robert C Dorsett agt Jacob Weinstein et al; R Clarence Dorsett, att'y, 25 Pine st; Wm C Arnold, ref. (Amt due, $24,-952.75; taxes, &c, $893.90.) Mort recorded May 19, 1905. By Joseph P Day.

Prospect av, Nos 730 and 732, e s, 100 s 156th st, 50x88.11x62.10x125, 5-sty brk tenement. People's Bank & Trust Co agt Samuel Barkin et al; James R Burnett, att'y, 135 Broadway; Jacob A Cantor, ref. (Amt due, $6,903.92; taxes, &c, $1,000; sub to two prior morts aggregating $9,000.) Mort recorded Nov 29, 1904. By Joseph P Day.

# REAL ESTATE RECORDS

## CONVEYANCES

June 28, 29, July 1, 2 and 3.

### BOROUGH OF MANHATTAN.

Attorney st, No 100, e s, 100 s Rivington st, 25x75, 5-sty brk tenement and store. Makse Wiener to Ignatz Friedman and Anna Katzner. Mort $22,000. July 1. July 3, 1907. 2:343—11. A $14,000—$25,000. other consid and 100

Beekman st, Nos 3 to 9 / Nassau st, Nos 119 to 123 | s w s, at n w s Nassau st, 100.2 to s e s Theatre alley x105.1x45.2x101.5 to Nassau st, x44.10 and 101.3 to beginning, 10-sty brk office and store building, Temple Court. Eugene Kelly et al EXRS, &c, Eugene Kelly to Temple Court Co. June 29. July 1, 1907. 1:90—14 and 15. A $786,500—$1,170,000. 1,325,000

Broome st, No 270, n s, 39.8 e Allen st, 24x75.6x24x73.3.

Broome st, No 272, n s, 22.4 e Allen st, 17.4x75.3x17.6x75.1, two 5-sty brk tenements and stores. Simon Lazerowitz to Harris Bronstein. Mort $68,950. July 1. July 3, 1907. 2:414—64 and 65. A $30,000—$40,000. nom

Broome st, No 375, s s, 50.8 w Mott st, 25.3x118.3x25.1x114.5, 6-sty brk tenement and store. Isaac Nagel to Alessandro Delli Paoli and Francesco Pignuoldi. Mort $50,000. July 1. July 2, 1907. 2:471—41. A $24,000—$38,000. other consid and 100

Catharine st, No 8 / Chatham sq, No 17 (5) | w s, 49.2 n East Broadway, runs n 25.1 x w 60.7 to e s Chatham sq, x s 25.2 x e 61.9 to beginning, 5-sty brk loft and store building. Golde & Cohen to Augustus Sbarboro. Mort $21,000. July 1. July 3, 1907. 1:-281—3. A $18,000—$25,000. other consid and 100

Christopher st, No 118, s s, 59.2 e Bedford st, 26.3x81.8x25.8x87, 5-sty brk tenement and store. Louis P Dowdney to Denis M Gallo. Mort $25,000. July 2. July 3, 1907. 2:588—47. A $13,-500—$20,000. nom

Christopher st, No 118, s s, 59.2 e Bedford st, 26.3x81.8x25.8x87, 5-sty brk tenement and store. Henry M Baker to Louis P Dowdney. July 2. July 3, 1907. 2:588—47. A $13,500—$20,000. other consid and 100

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Chrystie st, No 24, e s, 149.11 n Bayard st, 25.2x100.3x25.3x100.5, 3-sty brk building and store. David H Zeman to Jonas Weil and Bernhard Mayer. Mort $22,000. July 3, 1907. 1:291—5. A $18,000—$20,000. other consid and 100

Columbia st, No 118, e s, 46.6 n Stanton st, 21.9x75.3, 3-sty brk hall. The Jacob Hoffmann Brewing Co to Marks Kerber. June 28. July 3, 1907. 2:335—42. A $9,000—$11,000. nom

Columbia st, Nos 105 and 107, w s, 60 n Stanton st, 40x25, 6-sty brk tenement and store. Frederick Schlesinger et al to Abraham Goldstein and Samuel Widelitz. Mort $18,000. June 27. June 29, 1907. 2:335—30 and 31. A $10,000—$18,000. 100

Cornelia st, No 15, n s, abt 165 w 4th st, 25x95, 4-sty brk tenem't and 4-sty brk tenement in rear. George Foster to Edwin H Foster, of Bergenfield, N J. Mort $——. June 19. July 1, 1907. 2:590—38. A $10,500—$13,000. nom

Delancey st, No 126, n s, abt 50 w Norfolk st, 25x100, sub to assessments, &c, for widening of Delancey st, 5-sty tenement and store and 4-sty brk tenement in rear. Theodore Harris to Max Goldwasser, of Kings Co. All liens. June 28, 1907. 2:353—41. A $20,000—$28,000. 100

Division st, No 242, n s, 50 e Attorney st, —x71x25x83, 5-sty brk tenement and store. Alter Gottlieb to Benedict Bockar and Solomon Metzner. Mort $23,500. July 1. July 3, 1907. 1:315—23. A $17,000—$26,000. other consid and 100

East Broadway, No 20, n s, about 55 e Catharine st, 25x½ blk, 4-sty brk tenement and store. Harris Mandelbaum et al to Geo W Elliott, of Glen Cove, L I. Mort $20,000. May 6. July 2, 1907. 1:281—8. A $18,000—$22,000. other consid and 100

East Broadway, No 20, n s, about 55 e Catharine st, 25x ½ blk, 4-sty tenement and store. Geo W Elliott to Samuel J Silberman. Mort $27,000. July 1. July 2, 1907. 1:281—8. A $18,000—$22,000. other consid and 100

East Broadway, No 136 | n s, abt 210 e Pike st, 25x— to s s
Division st, Nos 125 and 125½ on map No125 | Division st, 3-sty brk tenement and store. Eugenie R Raphael to Meyer Vesell. Mort $25,000. July 2, 1907. 1:283—59 and 86. A $31,000—$36,000. other consid and 100

Essex st, No 11, w s, abt 175 s Hester st, 25x87.6, 5-sty brk tenement and store. Jacob Levin to Abraham Halprin. ½ part. All liens. June 6. July 3, 1907. 1:297—24. A $22,500—$32,000. other consid and 100

Front st, No 28, n s, 47.8 e Broad st, 18.10x73.7, 3-sty brk loft and store building. Whitehall Realty Co to Adolph Hollander. Mort $9,500. June 17. July 3, 1907. 1:7—8. A $9,000—$12,000. other consid and 100

Fulton st, No 8, s w s, 112 from s w cor South st, runs s w 67.5 x n w 19.9 x n e 69.2 to st, x s e 19.10 to beginning, 4-sty brk loft and store building.

Also 8-21 of ¼ part of n 89.8 of the 155.8 of the wharf, bulkhead or street called West st, which was held in trust for Helen Irving.

Also 8-21 of ¼ part of s ½ of Pier 9 on N R with all rights, &c.

Also 7-85 of ¼ part of s 107 ft of the 155.8 of the wharf, bulkhead, &c, on West st, which was held in trust for Helen Irving.

Also 7-85 of ¼ part of Pier 8, N R, with wharfage rights, &c.

Ella V Woodburn to Cortlandt, Helen C and Frances R Irving. Q C. July 3, 1907. 1:74—20. A $19,500—$22,000; and 1:16. nom

Hamilton st, Nos 14 and 16, s s, abt 158 e Catharine st, 34.8x103.6 x33.11x103.6, vacant. CONTRACT. Joseph Goldfine with Isaac Cohen, Hyman Rich and Meyer Cohen. Mort $50,000. June 28, 1907. 1:253—55 and 56. A $14,000—$14,000. 60,750

Henry st, No 232, s s, abt 160 w Montgomery st, 23x100, 3-sty brk tenement. Abraham Hymanson to Hirsch G Kliatshco. Mort $12,000. July 1. July 2, 1907. 1:269—73. A $16,500—$19,000. other consid and 100

Henry st, Nos 312 and 314, s s, 311.5 e Scammel st, 60x—x60x95.9, two 5-sty brk tenements. Meyer Lesser to George Lesser. All liens. June 26. June 29, 1907. 1:267—63 and 64. A $36,000—$66,000. nom

Henry st, No 294, s s, 95.3 e Scammel st, 24x95x24x94.10, 5-sty brk tenement and store. Abraham Halprin to Jacob Levin. ½ part. June 6. July 3, 1907. 1:267—73. A $13,000—$18,000. other consid and 100

Houston st, No 185, s s, 63 w Congress st, late Smith st, 21x75, 3-sty brk tenement and store. John Fischer and ano EXRS Phillip Fischer to Frank Strohmeier. June 29. July 2, 1907. 2:520—32. A $9,000—$9,500. 17,000

Hudson st, Nos 582 to 588 Bank st, Nos 82 to 88 Bleecker st, Nos 402 to 416 11th st, Nos 289 and 291 | s e cor Bank st, runs s 73.3 x e 56.4 x s 23 x e 10 x s 95 to n s 11th st x e 50 to w s Bleecker st x n 192.1 to s s Bank st x w 87.10 to beginning, four 5-sty brk loft and store buildings. Hudson Realty Co to John Bradley. Mort $100,000. June 28. June 29, 1907. 2:623—3, 4, 8 and 10. A $124,500—$153,500. other consid and 100

Laight st, No 3, s s, abt 20 w Canal st, deed reads at angle of Canal st, begins at No 5 Laight st, and runs s 86.8 x w 1.6 x s 14.7 x e 6.6 x n 14.7 x e 4 x e of n 31.8 x again e of n 18.6 x n. 40 to Laight st, x w 21.10 to beginning, 3-sty brk tenement and store. Marcus T Hun and ano TRUSTEES Julia J MacCartee to Therese D Browning. 199-200 parts. June 25. July 3, 1907. 1:212—27. A $10,100—$12,500. 12,935

Same property. Maria C Jermain to same. 1-200 part. June 25. July 3, 1907. 1:212. 65

Same property. Douglas G McCartee by Frank M Patterson to Maria C Jermain, of Colonie, Albany Co, N Y. 1-200 part. All title. April 22, 1907. (Re-recorded from April 26, 1907). July 3, 1907. 1:212. 65

Laight st, No 3, s s, abt 20 w Canal st, deed reads at angle of Canal st, —x—, 3-sty brk tenement and store. Geo C McC Reeve to Ledyard Cogswell and Marcus T Hun EXRS Julia J MacCartee. Q C. June 21. July 3, 1907. 1:212—27. A $10,100—$12,500. nom

Same property. Chas G McCartee to same. Q C. June 24. July 3, 1907. 1:212. nom

Same property. Geo B McCartee to Robert McCartee. C a G. Nov 17, 1887. (Re-recorded from Nov 22, 1887). July 3, 1907. 1:212. 1,000

Same property. Caroline A McCartee widow et al to Julia J McCartee, of Albany, N Y. All title. B & S. Nov 10, 1903. (Re-recorded from Dec 21, 1903.) July 3, 1907. 1:212. nom

Lawrence st, Nos 32 and 34, s s, 268.6 e Amsterdam av, 122.11x 100x122.8x100, two 1sty frame buildings and vacant. Mary Monahan to Larimer A Cushman. Mort $47,500. Sept 6, 1906. July 2, 1907. 7:1966—95 to 99. A $35,000—$35,000. nom

Madison st, No 196, s s, abt 100 w Rutgers st, 25x100. 5-sty brk tenement and store and 3-sty brk tenement in rear. Jacob Wacht to Elka Wacht. Mort $26,900. June 18. July 3, 1907. 1:272—27. A $18,000—$22,000. other consid and 100

Manhattan st, s s, 334.3 w Broadway, 41x150, part 2-sty brk factory. Louis Meryash to John Liddle. Mort $11,250. July 1, 1907. 7:1995. nom

Manhattan st, Nos 35 and 37, n s, 245 e Amsterdam av, 39.10x100.

Manhattan st, Nos 31 and 33, n s, 284.10 e Amsterdam av, 42.3x 100.7x52.6x100.
two 6-sty brk tenements and stores.
Harry Miller to Harris and Ely Maran. Mort $121,000. June 28, 1907. 7:1966—46, 47. A $——$——. other consid and 100

Monroe st, No 286, s s, 175.7 e Jackson st, 25.5x97.7, 6-sty brk tenement and store. Isaac Moritz to Kassel Oshinsky. Mort $35,000. June 28. June 29, 1907. 1:263—7. A $9,000—$30,000. other consid and 100

Mulberry st, Nos 114 and 116, e s, 150 s Hester st, 50x100, two 5-sty brk tenements and stores and two 5-sty brk buildings in rear. Nicola Di Sesa et al to Pietro Petrocianno, of Rye, N Y. ½ part. All liens. June 26. July 1, 1907. 1:205—8 and 9. A $36,200—$60,000. other consid and 100

Murray st, No 45, n s, abt 148 w Church st, 28x100, 5-sty brk loft and store building. L Napoleon Levy to Jefferson M Levy. B & S. Mort $50,000. June 28, 1907. 1:133—7. A $31,000—$47,500. nom

Same property. Jefferson M Levy to Brent Good. Mort $50,000. June 28, 1907. 1:133. other consid and 100

Norfolk st, No 75, w s, 227.2 s Delancey st, old line, 25.4x100x 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Jacob Wacht to Elka Wacht. Mort $28,500. ½ part. June 20. July 3, 1907. 2:352—26. A $16,500—$25,000. other consid and 100

Pitt st, No 11, w s, 150 n Grand st, 25.8x128.5x25.6x128.5, 5-sty brk tenement and store. Herris Schapiro to Lena Weissberg. Mort $41,000. July 1. July 2, 1907. 2:341—55. A $17,000—$36,000. other consid and 100

Rivington st, No 173, s s, 90 e Clinton st, 20x100.

Rivington st, No 175, s s, 110 e Clinton st, 20x80.
3-sty brk school.
The Childrens Aid Society to Julius Tishman. June 7. July 2, 1907. 2:348—53. A $30,000—exempt. 48,256

Rivington st, No 335, s s, 24.1 w Mangin st, 25x75, 6-sty brk tenement and store. Jacob Hyman to Henry Ehlin. Mort $27,200. July 1. July 2, 1907. 2:323—17. A $8,500—$23,000. other consid and 100

Rivington st, No 173, s s, 90 e Clinton st, 20x100.

Rivington st, No 175, s s, 110 e Clinton st, 20x80.
3-sty brk school.
Julius Tishman to Abraham L Kass. Mort $37,000. July 1. July 2, 1907. 2:348—53. A $30,000—exempt. other consid and 100

Spring st, Nos 201 and 205 on map Nos 201 and 203 | n w cor Sullivan st, 45x68.6x45x56, 6-sty brk tenement and store.
Sullivan st, Nos 92 and 94 | Benedetto Casagrande to Antonio Garaventa. ½ part. Mort $50,000. July 1. July 2, 1907. 2:504—39. A $30,000—$58,000. other consid and 100

Same property. Antonio Garaventa to Giovanni Demartini. ½ part. Mort $60,000. July 1. July 2, 1907. 2:504. other consid and 100

Suffolk st, No 71, w s, 125 n Broome st, 25x100, 3-sty brk tenement and store and 5-sty brk tenement in rear. Roman B Zaliels to Solomon L Baron. ½ part. All title. Mort $37,000. June 29. July 2, 1907. 2:352—59. A $18,000—$22,000. other consid and 100

Stanton st, No 12 (10), n s, about 125 e Bowery, 25x100, 5-sty brk tenement and store and 5-sty brk tenement in rear. Henry F Knapp to Nathan Kohn. July 1. July 2, 1907. 2:427—50. A $19,000—$25,000. nom

Thompson st, No 99, w s, 225 n Spring st, 25x100, 3-sty brk shop and tenement and 3-sty brk tenement in rear. Albine and Pietro Bergonzi to George Lattaro, Domenico Mazzioto and Vitale Leone. Mort $11,500. July 3, 1907. 2:503—30. A $15,000—$16,500. other consid and 100

Warren st, Nos 122 and 124, n s, 67 e West st, 46x90, two 4-sty brk loft and store building. Henry L Dyer to Patrick L Lynch and Howard S Rickerson, of N Y, and August Eggert, of Hoboken, N J. Mort $52,500. June 26. July 2, 1907. 1:138—24 and 25. A $37,400—$50,000. other consid and 100

Warren st, No 39, s s, 75.3 w Church st, 25x100.

Warren st, No 37, s s, 50.3 w Church st, 25x100.
two 5-sty brk loft and store buildings.
Henry O Heuer et al EXRS, &c, Henry Heuer to Max J Breitenbach. Mort $110,000. July 1, 1907. 1:133—28 and 29. A $77,000—$110,000. 190,000

Washington st, Nos 792 and 794, w s, 77.6 n Jane st, 39x69.10, two 3-sty brk tenements. Harry Sophian to Ringland F Kilpatrick. Mort $13,500. June 21. July 3, 1907. 2:642—22 and 23. A $12,000—$14,000. other consid and 100

Washington st, Nos 808 and 810, w s, 58.3 n Horatio st, 38.3x75x 37.7x72.11, two 4-sty brk tenements and stores. Henry G D de Meli to Geo D Bartholomew. Mort $13,500. July 2. July 3, 1907. 2:643—22 and 23. A $17,000—$21,000. other consid and 100

Water st, No 501, s s, 315.11 e Pike slip, 24x77x24x75.8, 4-sty brk market. George D Bartholomew to Abraham Kassel. Mort $16,000. July 1. July 3, 1907. 1:248—32. A $4,500—$10,000. other consid and 100

Water st, Nos 213 and 215, s s, abt 45 w Beekman st, 40x72x40x 72.6, 5-sty brk loft and store building. Ellen L Thomson to William A Thomson. ½ part. Oct 31, 1904. June 28, 1907. 1:96—21. A $27,000—$46,000. nom

Water st, Nos 97 and 99, n e cor Gouverneur lane, 45.3x94.6x45.8 x94.7, 5-sty brk office and store building. George Hahn et al to Gouverneur Building, a corpn. Mort $77,000. June 25. July 2, 1907. 1:33—11. A $47,200—$64,000. other consid and 100

Water st, No 112, w s, 62.4 s Wall st, 20.3x48x20.4x41.4, 4-sty brk office and store building. Nathaniel B Coles to Alexander Coles. 1-15 part. All title. June 7. July 2, 1907. 1:31—25. A $12,000—$14,700. 1,000

3d st E, No 248, s w s, 147.8 w Av C, runs s w 70 x s e 10.6 x s w 35.11 x n w 37.2 x n e 105.11 to st, x s e 26.8 to beginning, 6-sty brk tenement and store. Rebecca Agranoff to Harry Blinderman. ¼ part. All liens. June 28. June 29, 1907. 2:385—29. A $14,000—$38,000. other consid and 100

3d st E, No 9 ,n s, 325 w 2d av, runs n 80 x w 13 x n 7 x w 12 x s 87 to st, x e 25 to beginning, 5-sty brk tenement. Barnett Levy et al to Isaac Perlmutter. Mort $35,750. July 2. July 3, 1907. 2:459—45. A $14,000—$27,000. other consid and 100

4th st E, No 307, n s, 82.3 e Av C, 25x96, 4-sty brk tenement and store. David Beck to Isaac Mannheimer. Mort $16,000. July 2. July 3, 1907. 2:374—66. A $13,000—$18,000. other consid and 100

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4th st E, Nos 377 to 381, n s, 172.7 e Av D, 67.10x96, two 4-sty brk tenements and stores and two 4-sty brk tenements in rear. Jacob Fleischbauer et al to Max Verschleiser. Mort $48,000. June 24. June 29, 1907. 2:360—30. A $20,000—$26,000. nom

4th st West, No 80 South Washington sq, No 60 s s, 45.7 e Thompson st, 25x119, 4-sty brk tenement and store. Elizabeth Gifford to Italian Benevolent Institute. Mort $15,000. June 14. July 2, 1907. 2:538—34. A $30,000—$34,000. other consid and 100

4th st West, No 245, e s, 44 s Charles st, 21.10x76.7, 3-sty brk dwelling. Robt H Gibbons Jr to Edmund R Gibbons. Q C. July 1. July 2, 1907. 2:611—7. A $9,500—$10,500. nom

5th st E, Nos 709 and 711, n s, 117.10 e Av C, 40x97, 6-sty brk tenement and store. Charles Finkelstein to Fanny L Levy. Mt $59,000. June 26. July 3, 1907. 2:375. other consid and 100

6th st E, Nos 749 and 751, n s, 52 w Av D, 41x22.9, 3-sty brk building and store. Louis Hanken et al HEIRS, &c, John Hanken to Lena wife of Michael Kramer. Q C and confirmation deed. June 17. July 3, 1907. 2:376—40. A $5,000—$6,000. nom

6th st E, Nos 749 and 751, n s, 52 w Av D, 41x22.9, 3-sty brk building and store. Luder Hanken EXR John Hanken to Lena wife of Michael Kramer. June 17. July 3, 1907. 2:376—40. A $5,000—$6,000. 12,300

6th st East, No 423, n s, 265.6 e 1st av, 21.10x90.10, 4-sty brk tenement and store. Samuel Weinstock et al to Zbarazer Realty Co. Mort $21,725. July 1. July 2, 1907. 2:434—46. A $11,000—$16,000. 26,000

7th st East, No 108, s s, 262.11 e 1st av, 25x90.10, 5-sty brk tenement. Aron Brode to Gebhard Zeller. Mort $28,500. June 29. July 2, 1907. 2:434—18. A $15,000—$29,000. other consid and 100

8th st, East St Marks pl, No 77 n s, 75 w 1st av, 25x85.11, with all title to 8 ft in front in 8th st, 4-sty brk dwelling. Adam Trillich to Samuel Weinstock and George Brown, of Brooklyn. Mort $13,000. July 1. July 2, 1907. 2:450—36. A $17,000—$20,000. other consid and 100

10th st, E Stuyvesant st, No 48 begins 10th st, s s, 100 w 2d av, runs w 1.3 to s e s Stuyvesant st, x s w 28.4 x s 63.9 x e 25 x n 79.5 to beginning, 7-sty brk tenement. Minnie and Abraham Eisenberg to Louis J Lefkowitz. Mort $40,900. June 28, 1907. 2:465—46. A $15,000—$35,000. other consid and 100

11th st E, No 628, s s, 308 w Av C, 25x94.9, 5-sty brk tenement and store. Fannie wife of and Barnet Chrein to Leopold Harris. All title. C a G. June 20. June 29, 1907. 2:393—21. A $12,000—$26,000. other consid and 100

Same property. Isaac S Harris to same. All title. C a G. June 20. June 29, 1907. 2:393. other consid and 100

Same property. Dora wife of and Harry Abberbock to same. All title. Sept 12, 1906. June 29, 1907. 2:393. other consid and 100

Same property. Mary Harris to same. All title. Dec 13, 1906. June 29, 1907. 2:393. other consid and 100

12th st E, No 233, n s, 135 w 2d av, 25x103.3; also all title to strip of land begins 12th st E, n s, 160 w 2d av, 0.6x103.3, 6-sty brk tenement. Alex S Weinberger to Max Hirsh and Morris and Nathan Folgeman and Hermina Abeles. Mort $38,000. June 25. July 2, 1907. 2:468—45. A $17,000—$37,000. other consid and 100

14th st E, No 331, n s, 351 e 2d av, 25x103.3, 6-sty brk tenement and store. Emily Gernhardt to Joseph Berkowitz and Solomon Landsmann. Mort $45,000. June 28. June 29, 1907. 3:921—18. A $15,000—$40,000. other consid and 100

15th st E, No 432, s s, 144 w Av A, 25x103.3, 6-sty brk tenement and store. Hyman Rubin et al to Nathan Kohn. Mort $20,500. July 1, 1907. 3:946—32. A $10,000—$18,000. other consid and 100

16th st W, No 2, s s, 80 w 5th av, 35x83, 3-sty stone front dwelling.
Interior lot, begins 103 w 5th av and 83 s 16th st, runs w 23 x s w 22.1 x s e 9.5 x n e 35.6 to beginning, 2-sty brk building; also
Interior lot, 91.6 n 15th st and 119.5 w 5th av, runs n e 48.9 x n 4.6 x w 23 x s w 35.6 x s e 9.5 to beginning, with use of alley 10 ft wide, 2-sty brk building.
John Bradley to Hudson Realty Co. Mort $80,000. June 28. June 29, 1907. 3:817—55. A $70,000—$75,000. 100

21st st W, No 50, s s, 670 w 5th av, 25x92, 4-sty stone front dwelling. Lincoln Trust Co EXR Edna M Gardner to Edw B Bloss. Mort $28,000. June 28. July 2, 1907. 3:822—68. A $45,000—$54,500. 66,250

21st st W, No 48, s s, 645 w 5th av, 25x92, 4-sty stone front dwelling. Oothout Realty Co to Edward B Bloss, of Bklyn. June 26. July 2, 1907. 3:822—67. A $45,000—$54,000. other consid and 100

23d st W, No 165, n s, 100 e 7th av, 22x112.6, 5-sty stone front building and store. Pauline A Horn to Eliphalet L Davis. Mort $45,000. June 27. July 2, 1907. 3:799—8. A $46,000—$58,000. other consid and 100

24th st E, No 236, s s, 122.8 w 2d av, 24.2x98.9x24x98.9, 5-sty brk tenement. Betsie Wolt to Salvatore Ragona. Mort $20,750. July 1. July 2, 1907. 3:904—32. A $10,250—$23,000. other consid and 100

24th st W, Nos 421 and 423 n s, 250 w 9th av, runs n 197.8 to
25th st W, Nos 418 to 426 s s 25th st x w 125 x s 98.9 x e 75 x s 98.9 to n s 24th st x e 50 to beginning, 2 and 3-sty tenements and stores and frame buildings of coal yard, except buildings on Nos 420 and 422 W 25th st, 50x98.9. Henry L Brant COMMITTEE estate Elijah Humphreys to Wm H Fox. All title. June 28. June 29, 1907. 3:722—24, 25 and 51 to 55. A $70,000—$74,500. other consid and 100

26th st E, No 109, n s, 141.8 e 4th av, 20.10x98.9, 3-sty brk dwelling. Julia D Bernard to William McGowan. Mort $22,500. Mar 1. July 3, 1907. 3:882—9. A $16,500—$20,000. other consid and 100

26th st W, No 143, on map Nos 141 and 143, n s, 425 w 6th av, 33.4x98.9, 6-sty brk loft and store building. Adolf H Landeker to Geo B Leonard. Mort $55,000. June 26. July 1, 1907. 3:802—17. A $26,000—$60,000. other consid and 100

29th st W, No 359, n e s, 70 s e 9th av, 22x98.9, 4-sty brk tenement. Wm R Mason to Frederick Mahlstedt. Mort $15,000. July 2. July 3, 1907. 3:753—6. A $10,000—$13,000. other consid and 100

29th st E, Nos 312 and 314, s s, 183.4 e 2d av, 41.8x98.9, 6-sty brk tenement and store. Isidore Newman to Bernheimer & Schwartz Pilsener Brewing Co. 1-3 right, title and interest. Morts $57,000. July 2. July 3, 1907. 3:934—46. A $17,000—$55,000. nom

35th st W, No 540, s s, 225 e 11th av, 25x98.9, 4-sty brk tenement and store and 2-sty brk tenement in rear. Dorothea Diehl to Chas W Diehl. July 1. July 2, 1907. 3:706—55. A $7,000—$11,000. other consid and 100

36th st W, No 402, s s, 65 w 9th av, 16x50, 4-sty brk tenement and store. Hannah Meyer to Gertrude M Brennan. Mort $2,500. June 29. July 2, 1902. 3:733—40. A $4,500—$6,000. other consid and 100

36th st W, No 402, s s, 65 w 9th av, 16x50, 4-sty brk tenement and store. Gertrude M Brennan to Nathan Weiss and Lina Ettlinger. Mort $5,500. July 1. July 2, 1907. 3:733—40. A $4,500—$6,000. other consid and 100

37th st E, No 240, s s, 105 w 2d av, 20x98.9, 4-sty brk tenement. Fredk G Letsch to Robt E Kelly. Mort $10,000. June 29. July 2, 1907. 3:917—37. A $8,000—$9,000. other consid and 100

37th st W, No 424, s s, 325 w 9th av, 25x98.9, 6-sty brk tenement and store. Meyer Freeman to Harry Freeman. ½ part. Mort $20,000. June 27. June 28, 1907. 3:734—49. A $9,000—$22,000. other consid and 100

36th st W, Nos 407 and 409, n s, 125 w 9th av, 50x98.9, 3-sty brk building and store and 1 and 2-sty brk and frame buildings. Philander R Jennings et al to Nathan Coleman and Adolph Krause. Q C and C a G. Mort $27,000. June 29. July 3, 1907. 3:734—27 and 28. A $18,000—$23,000. nom

38th st W, No 221, n s, 207 w 7th av, 20.7x98.9, 5-sty stone front dwelling. Robert Bicket to Michael McBride. June 22. July 3, 1907. 3:788—36. A $13,000—$18,000. 30,000

Same property. Jonas G Goldsmith et al to same. Q C. June 27. July 3, 1907. 3:788. nom

39th st W, No 514, s s ,225 n w 10th av, 25x98.9, 5-sty brk tenement. Margaret Linder to John J Hoeckh. Mort $9,000. July 1, 1907. 3:710—43. A $7,000—$12,000. nom

40th st W, No 412, s s, 156.8 w 9th av, 18.4x98.9, 4-sty brk tenement. Samuel Wiener to Daniel F Mahony. Mort $4,500. June 28. June 29, 1907. 3:737—45. A $6,000—$8,000. other consid and 100

41st st W, No 447, n s, 175 e 10th av, 25x98.9, 4-sty brk tenement. Solomon Kluge to Wm C Niglutsch. Mort $15,500. June 15. July 2, 1907. 4:1051—8. A $8,000—$11,000. omitted

42d st W, No 414, s s, 175 w 9th av, 24.9x98.9, 5-sty stone front tenement and store. Carl A Bausch to Peter Malone. Mort $25,000. July 1. July 2, 1907. 4:1051—40. A $13,000—$28,000. other consid and 100

43d st W, No 548, s s, 200 e 11th av, 25x100.5, 5-sty brk tenement. Jonas Weil et al to Ruth Hill. Mort $14,000. June 5. July 1, 1907. 4:1071—56. A $6,500—$10,000. other consid and 100

43d st W, No 550, s s, 175 e 11th av, 25x100.5, 5-sty brk tenement. Jonas Weil et al to Ruth Hill. Mort $15,000. June 5. July 1, 1907. 5:1071—57. A $6,500—$10,000. other consid and 100

45th st W, No 554, s s, 70 e 11th av, 30x80.11, 4-sty brk tenement and store. PARTITION (May 29, 1907). Edward L Parris ref to Charles Levy. June 20. July 3, 1907. 4:1073—61. A $7,500—$9,000. 15,050

45th st W, Nos 77 and 79, n s, 60 e 6th av, 40x100.5, two 4-sty stone front buildings, store in No 77. Wm H Sheehy to Gallatin Operating Co. Mort $80,000. July 1. July 2, 1907. 5:1261—4¾ and 5. A $76,000—$86,000. other consid and 100

46th st E, No 314, s s, 200 e 2d av, 25x100.5, 5-sty brk tenement and store. Richard Pacharz to Turtle Bay Investors Co. Mort $14,000. June 28. July 2, 1907. 5:1338—44. A $9,000—$13,000. other consid and 100

46th st E, No 314, s s, 200 e 2d av, 25x100.5, 5-sty brk tenement and store. Henry R Levi to Richard Pacharz. Mort $10,000. June 28. July 2, 1907. 5:1338—44. A $9,000—$13,000. other consid and 100

46th st E, No 18, s s, 100 w Madison av, 20x100.5, 4-sty stone front dwelling. Jane T wife and Andrew H Smith to Mortimer Bishop. Mort $36,000. June 18. June 28, 1907. 5:1281—60. A $55,000—$60,000. 77,000

46th st W, Nos 511 and 513, n s, 200 w 10th av, 50x100.5, 2-sty frame tenement and 3-sty brk building in rear. Release dower. Sarah B French widow to Mathilde Bouthin. Nov 20, 1905. June 29, 1907. 4:1075—23. A $13,000—$18,000. nom

47th st E, No 344, s s, 60 w 1st av, 20x84.11, 5-sty brk tenement and store. Frank M Franklin to Morris Rosen. ½ part. Mort $16,500. June 28. July 3, 1907. 5:1339—30¼. A $6,000—$8,500. other consid and 100

48th st W, No 222, s s, 331 e 8th av, 19x100.5, 3-sty stone front dwelling. Isaac Schreiber to Samuel Liebovitz. ½ part. Mort $27,000. June 25. June 28, 1907. 4:1019—51. A $18,000—$18,500. exch and 100

48th st W, No 344, s s, 525 w 8th av, 25x100.5, 5-sty stone front tenement. Charles Brandt to George Latour. Mort $15,000. July 1. July 2, 1907. 4:1038—54. A $14,000—$24,000. other consid and 100

51st st W, No 529, n s, 400 e 11th av, 25x100.5, 5-sty brk tenement. Herik G Folkman to Caroline Seibel. Mort $11,000. June 26. July 2, 1907. 4:1080—17. A $7,000—$16,000. other consid and 100

52d st W, No 431, n s, 375 e 10th av, 25x100.5, 5-sty brk tenement. Jonas Weil et al to Louis Diamond. Mort $22,000. June 11. July 3, 1907. 4:1062—16. A $9,000—$20,000. other consid and 100

52d st W, No 409, n s, 125 w 9th av, 25x100.5, 5-sty brk tenement. Henry N Boehack to John C Brinkmann. Mort $20,500. July 2. July 3, 1907. 4:1062—27. A $9,000—$22,000. other consid and 100

53d st W, No 430, s s, 425 w 9th av, 25x100.5, 5-sty brk tenement. Adolph Hollander to City National Realty Co. Mort $23,900. July 3, 1907. 4:1062—50. A $9,000—$19,000. other consid and 100

54th st W, No 156, s s, 137.6 e 7th av, 18.6x100.5, 4-sty stone front dwelling. Charles Stich to Charlena Lawry, of Friendship, Maine. Mort $22,000. June 27. July 2, 1907. 4:1006—59. A $17,500—$20,000. other consid and 100

54th st W, No 34, s s, 285.4 e 6th av, 19.8x100.5, 4-sty stone front dwelling. Harriet E P White to Henry F Shoemaker. July 1. July 3, 1907. 5:1269—62. A $45,000—$60,000. other consid and 100

55th st W, No 538, s s, 250 e 11th av, 25x100.5.
55th st W, No 534, s s, 300 e 11th av, 25x100.5.
two 5-sty brk tenements.
Augusta S Leary to Jacob Freeman. Mort $32,000. July 1. July 2, 1907. 4:1083—54. A $6,000—$12,000. other consid and 100

58th st W, Nos 308 and 310, s s, 142 w 8th av, 41.11x100.5x41.9x100.5, 9-sty brk and stone hotel. Frances R Scott to Millie B Pakas. Mort $175,000. July 1. July 2, 1907. 4:1048—39. A $40,000—$180,000. other consid and 100

58th st W, No 440, s s, 375 w 9th av, 25x100.5, 5-sty stone front tenement. Philip Daly to David H Henderson. Mort $10,000. July 2. July 3, 1907. 4:1067—48. A $10,000—$18,000. other consid and 100

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58th st W, No 440, s s, 375 w 9th av, 25x100.5, 5-sty stone front tenement. David H Henderson to Leopold Leicht. Mort $21,000. July 2. July 3, 1907. 4:1067—48. A $10,000—$18,000. other consid and 100

59th st W, No 326, s s, 350 e 9th av, 25x100.5, 5-sty stone front tenement. William Breithaupt et al to Salo Cohn. Mort $24,000. June 28. July 1, 1907. 4:1049—50. A $22,000—$30,000. other consid and 100

65th st W, No 168, s s, 150 e Amsterdam av, 24x100.5, 5-sty stone front tenement. Jacob Liebovitz to Isaac Schreiber. ½ part. Mort $24,000. June 25. June 28, 1907. 4:1136—58. A $13,000—$19,000. exch and 100

68th st E, Nos 418 to 422, s s, 225 w Av A, 100x55.4, 6-sty brk building and store. Emma Lowe to Elizabeth Lowe. All liens. Feb 15. July 2, 1907. 5:1462—34. A $18,000—$55,000. nom

69th st W, No 21, n s, 260 w Central Park West, 20x100.5, 4-sty stone front dwelling. Henrietta M Bostwick to Oviedo M Bostwick. Mort $21,000. Sept 29, 1906. July 3, 1907. 4:1122—21½. A $18,000—$36,000. other consid and 100

70th st E, No 315, n s, 243.9 e 2d av, 31.3x100.5, 5-sty brk tenement. Elizabeth Pilc to Russek & Klinger Realty Co. Mort $24,000. June 28, 1907. 5:1445—11. A $10,000—$24,000. other consid and 100

70th st E |n s, 523 e Av A, 65 to w s Exterior st x 100.9x74x Exterior st| 100.4, 2-sty brk stable. Emma Lowe to Elizabeth Lowe. All liens. Feb 15. July 2, 1907. 5:1482—23, 16,000. P $26,000. nom

72d st W, No 114, s s, 100 w Columbus av, 25x102.2, 4-sty stone front dwelling. Ellen A Slaven and Adrian H Joline EXRS Henry B Slaven to Chas A Dards. Mort $38,000. June 27. July 2, 1907. 4:1143—37. A $38,000—$53,000. nom

72d st E, No 122, s s, 180 w Lexington av, 19.11x102.2, 4-sty stone front dwelling. Henry S Orr et al EXRS &c John C Orr to Francis Draz. July 1. July 2, 1907. 5:1406—65. A $35,000—$41,000. 62,000

72d st W, No 114, s s, 100 w Columbus av, 25x102.2, 4-sty stone front dwelling. Ellen A Slaven to Chas A Dards. Mort $38,000. June 27. July 1, 1907. 4:1143—37. A $38,000—$53,000. other consid and 100

72d st W, No 168, s s, 100 e Amsterdam av, 20x102.2, 4-sty stone front dwelling. Lorenzo C Delmonico to Strange & Slawson Co. Mort $37,500. July 1. July 3, 1907. 4:1143—60. A $30,000—$41,000. other consid and 100

72d st W, No 109, n s, 106 w Columbus av, 21x102.2, 4-sty and basement brk and stone dwelling. Fredk J R Clarke and ano EXRS Eliz A Wynkoop to West Seventy-second Street Corporation. Mort $35,000. July 1 July 3, 1907. 4:1144—28. A $31,500—$44,000. 60,000

72d st W, No 121, n s, 195 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. John Burlinson to West Seventy-second Street Corporation. B & S. Mort $45,000. July 1. July 3, 1907. 4:1144—24. A $30,000—$44,000. other consid and 100

72d st W, No 121, n s, 195 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Geo L Slawson et al to John Burlinson. B & S. Mort $25,000. May 29. July 3, 1907. 4:1144—24. A $30,000—$44,000. other consid and 100

73d st W, No 244, s s, 374.6 e West End av, 20x102.2, 4-sty and basement brk dwelling. Mary F Shepard DEVISEE Mary L Francis to Geo H Mallett. June 27. June 28, 1907. 4:1164—49. A $16,000—$31,000. nom

73d st W, No 244, s s, 374.6 e West End av, 20x102.2.

73d st W, No 246, s s, 349.5 e West End av, 24.9x102.2. boundary agreement. Mary F Shepard with James W Phyfe. May 29. June 28, 1907. 4:1164. nom

74th st W, No 126, s s, 261 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. James W Arthur to Theo Sternfeld. Mort $20,000. July 1, 1907. 4:1145—43½. A $14,000—$26,000. other consid and 100

74th st E, No 412, s s, 238 e 1st av, 25x102.2, 7-sty brk tenement and store. Adolph Hollander to City National Realty Co. Mort $31,500. July 3, 1907. 5:1468—39. A $7,000—$30,000. other consid and 100

74th st E, No 416, s s, 288 e 1st av, 25x102.2, 7-sty brk tenement and store. Abraham Sugerman to Sax Gerstein. ½ part. Mort $33,750 on whole. June 28. July 2, 1907. 5:1468—37. A $7,000—$30,000. other consid and 100

75th st E, No 227, n s, 280 w 2d av, 25x102.2, 4-sty brk tenement. Philip Sheiber to Louis Sheiber. Mort $14,500. June 24, June 28, 1907. 5:1430—13. A $11,000—$15,000. other consid and 100

76th st E, No 422, s s, 300 w Av A, 25x102.2, 5-sty brk tenement. Isaac Portman to Julius Martinson. Mort $23,500. July 1. July 3, 1907. 5:1470—38. A $7,000—$16,000. other consid and 100

76th st E, No 420, s s, 325 w Av A, 25x102.2, 5-sty brk tenement. Louis Diamond to Benj J Weil. Mort $28,500. June 26. July 3, 1907. 5:1470—39. A $7,000—$16,000. other consid and 100

76th st E, No 426, s s, 250 w Av A, 25x102.2, 4-sty brk tenement and store. Gretchen Frei to Adolph Pechner. Mort $20,000. July 1. July 3, 1907. 5:1470—36. A $7,000—$13,000. nom

78th st E, Nos 232 and 234, s s, 278.7 e 3d av, 26.5x102.2, 6-sty brk tenement and store. Lena Weissberg to Herris Schapiro. Mort $33,500. July 1. July 2, 1907. 5:1432—37. A $12,000—$37,000. other consid and 100

79th st E, No 327, n s, 262.10 w 1st av, 27x102.2, 4-sty stone front tenement. Emma Schwartz to Mary Roux. Mort $18,000. June 28, 1907. 5:1542—15. A $9,500—$20,500. nom

81st st E, No 237, n s, 150 w 2d av, 25x102.2, 4-sty stone front tenement. James Bienenthal to Frederick W Fieder Jr. Mort $12,000. July 1. July 2, 1907. 5:1527—18. A $9,500—$16,500. other consid and 100

81st st E, No 237, n s, 150 w 2d av, 25x102.2, 4-sty stone front tenement. Frederick W Fieder Jr to City Real Estate Co. Mort $15,000. July 1. July 2, 1907. 5:1527—18. A $9,500—$16,500. other consid and 100

81st st E, No 210, s s, 127.1 e 3d av, 25x102.2, 4-sty stone front tenement. Alexander Strong to Frank G Weiss. Mort $15,000. June 15. July 1, 1907. 5:1526—43. A $9,500—$15,500. other consid and 100

81st st W, No 110, s s, 646 e Amsterdam av, 21.10x102.2x25x102.2, 4-sty and basement stone front dwelling. James K Ryan to Geo H Curtis, of Waterbury, Conn. B & S. Mort $——. Feb 19, 1907. June 28, 1907. 4:1211—38. A $13,000—$29,000. nom

82d st E, No 341, n s, 197.4 w 1st av, 27.8x102.2, 4-sty stone front tenement. PARTITION (May 29, 1907). Walter Alexander ref to Benj W McCormick. July 1. July 3, 1907. 5:1545—18. A $9,500—$19,000. 21,600

83d st E, No 425, on map No 423, n s, 225 e 1st av, 25x102.2, 5-sty stone front tenement. Emil B Johannsen to Mary E Werner. Mort $22,250. July 2. July 3, 1907. 5:1563—10. A $7,500—$21,000. other consid and 100

83d st W, No 28, s s, 313 w Central Park West, 18x102.2, 4-sty and basement brk dwelling. Sarah C Morrill to Louise A Koenig. Mort $15,000. July 2. July 3, 1907. 4:1196—45½. A $12,000—$20,000. other consid and 100

83d st W, No 20, s s, 237.6 w Central Park West, 18x102.2, 4-sty and basement stone front dwelling. Jacob Schawel to Isidor Hellman. July 2 July 3, 1907. 4:1196—42½. A $12,000—$22,000. other consid and 100

83d st E, No 419, n s, 183.4 e 1st av, 16.8x102.2, 3-sty stone front dwelling. St James Mission to Adolph Klein. Q C. May 13. June 28, 1907. 5:1563—8. A $4,000—$6,500. other consid and 100

85th st W, No 155, n s, 192 e Amsterdam av, 17.6x97.6, 4-sty and basement brk dwelling. Henry A James TRUSTEE and ano to Andrew Demetre. May 29. June 28, 1907. 4:1216—8½. A $9,000—$19,000. other consid and 100

85th st W, No 118, s s, 205.6 w Columbus av, 16.9x102.2, 3-sty and basement stone front dwelling. Lila A Cuyas to Alice M McDougall. Mort $14,000. July 1. July 3, 1907. 4:1215—41. A $9,000—$16,500. nom

85th st W, No 157, n s, 174.6 e Amsterdam av, 17.6x97.6, 4-sty and basement brk dwelling. Ellen Y Scott to Estelle D Goldsmith. Mort $17,000. July 2. July 3, 1907. 4:1216—8. A $9,000—$19,000. other consid and 100

85th st W, No 117, n s, 246 w Columbus av, 18x97.6, 4-sty and basement brk dwelling. Henry A James as TRUSTEE to Lena Weil. May 27. July 1, 1907. 4:1216—22. A $9,500—$20,000. other consid and 100

85th st E, No 73, n s, 115.6 w Park av, 19.6x102.2, 5-sty stone front tenement. John J Shelley to Thos F McCoy. Mort $17,000. June 29. July 3, 1907. 5:1497—32. A $14,000—$21,000. other consid and 100

85th st E, No 341, n s, 200 w 1st av, 25x102.2, 5-sty stone front tenement. Release dower. Regina wife Henry J Nauss to Madeleine E Webster. June 29. July 3, 1907. 5:1548—18. A $8,500—$20,000. nom

85th st W, No 157, n s, 174.6 e Amsterdam av, 17.6x97.6, 4-sty and basement brk dwelling. Edwin Goldsmith to Ellen Y Scott, of Jersey City, N J. July 2, 1907. 4:1216—8. A $9,000—$19,000. other consid and 100

85th st W, No 157, n s, 174.6 e Amsterdam av, 17.6x97.6, 4-sty and basement brk dwelling. Henry A James as TRUSTEE to Edwin Goldsmith. May 29. July 2, 1907. 4:1216—8. A $9,000—$19,000. other consid and 100

85th st W, No 117, n s, 246 w Columbus av, 18x97.6, 4-sty and basement brk dwelling. Lena Weil to Elsie W Jacobs. Mort $12,000. July 1. July 2, 1907. 4:1216—22. A $9,500—$20,000. other consid and 100

86th st E, No 435, n s, 221 w Av A, 18x100.8, 4-sty stone front dwelling. Cecilie Taussig widow of Maurice Taussig to Emanuel V Voska. Mort $9,500. June 27. June 28, 1907. 5:1566—16. A $6,000—$10,000. other consid and 100

87th st E, No 231, n s, 335 e 3d av, 25x100.8, 5-sty brk tenement. John Wilke to Margarethe Bihler. Mort $26,000. July 1. July 3, 1907. 5:1533—15. A $10,000—$24,000. other consid and 100

88th st E, No 514, s s, 225 e Av A, 25x100.8, 5-sty brk tenement. Charles Greenfield to Elisebethe Wagener. Mort $12,000. July 1. July 2, 1907. 5:1584—43. A $7,000—$20,000. other consid and 100

88th st E, No 535, n s, 145.11 w East End av, or Av B, 24.11x100.8, 5-sty brk tenement. Kathie Neidhardt to Samuel Wenk. Mort $18,500. June 27. June 28, 1907. 5:1585—20. A $7,000—$20,000. other consid and 100

89th st E, No 226, s s, 285 e 3d av, 25x100.8, 5-sty brk tenement. Sarah Hirshkowitz to Max Manes and Joseph Zimmerman, of Bklyn. Mort $30,000. July 2. July 3, 1907. 5:1534—38. A $9,000—$21,000. nom

90th st W, No 12, s s, 200 w Central Park West, 21x100.8, 4-sty and basement stone front dwelling. Florette S Meyer to Almira M Bien. Mort $20,000. May 18. June 28, 1907. 4:1203—41. A $14,000—$26,000. other consid and 100

90th st W, No 67, n s, 100 e Columbus av, 18.9x100.8, 3-sty and basement stone front dwelling. Wm J Kelly to Adolf H Landeker. Mort $16,000. June 26. July 1, 1907. 4:1204—5. A $12,500—$19,000. nom

91st st W, No 45, n s, 255 e Columbus av, 20x100.8, 3-sty and basement stone front dwelling. Leon Pizer et al EXRS &c Jacob Pizer to Benjamin Fox. Mort $20,500. July 1. July 2, 1907. 4:1205—11. A $13,000—$19,000. 30,000

91st st E, No 116, s s, 195 e Park av, 20x100.8, 5-sty brk tenement. Bertha wife of Israel M Finkelstein to Manfred J Berliner. Q C and Correction deed. June 27. July 1, 1907. 5:1519—64. A $11,000—$18,000. nom

93d st W, No 316, s s, 275 w West End av, 50x141.8x50x143.2, 6-sty brk tenement. Edith B McGarvie to Louise de l'Aigle Seyd. Mort $111,000. July 1. July 3,1907. 4:1252—27. A $45,000—$120,000. other consid and 100

93d st W, s s, 175 w West End av, 50x144.8x50x146.2, vacant. Realty Mortgage Co to Allenel Construction Co. Mort $40,000. July 1. July 3, 1907. 4:1252—25 and 26. A $28,000—$28,000. 60,000

94th st W, No 37, n s, 320 w Central Park W, 17.9x100.8, 3-sty and basement brk dwelling. Royal E Deane to Elizabeth S wife Royal Deane. Mort $14,000. July 1. July 2, 1907. 4:1208—19. A $9,500—$16,000. 100

94th st W, No 37, n s, 320 w Central Park W, 17.9x100.8, 3-sty and basement brk dwelling. Adolph Platky to Royal E Deane. Mort $14,000. June 26. July 2, 1907. 4:1208—19. A $9,500—$16,000. other consid and 100

95th st E, No 126, s s, 199 e Park av, 18x100.8, 3-sty brk dwelling. Sarah Harris to John Ryan. Mort $13,000. June 28. July 2, 1907. 5:1523—64. A $9,000—$12,500. other consid and 100

96th st E, Nos 306 to 310, s s, 150 e 2d av, 75x100.8, two 3-sty brk schools and vacant. Adolph Bloch to M Bowsky Fur Dressing & Dyeing Co. C a G. Mort $22,000. July 1. July 3, 1907. 5:1558—44 to 46. A $22,500—$34,500. omitted

97th st E, No 303, n s, 100 e 2d av, 25.1x100.11, 4-sty brk tenement and store. Aniello Acampora et al to Godspeed Realty & Impt Co. Mort $11,900. July 1. July 2, 1907. 6:1669—5. A $5,000—$11,000. other consid and 100

97th st W, No 69, n s, 100 e Columbus av, 35.6x100.11, 4-sty brk tenement. Chas Gronich to Nathan L Ottinger and Leon Ottinger. Mort $30,000. July 1. July 3, 1907. 7:1833—5. A $16,000—$35,000. nom

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97th st W, No 69, n s, 100 e Columbus av, 35.6x100.11, 4-sty brk tenement. Nathan L and Leon Ottinger to Charles Gronich. Mort $21,500. June 27. July 3, 1907. 7:1833—5. A $16,000—$35,000. nom

97th st E, No 229, n s, 175 w 2d av, 25x100.11, 5-sty brk tenement and store. Miriam Levitt to Henry J Brodsky. Mort $17,400. June 27. June 28, 1907. 6:1647—17. A $7,000—$13,000. other consid and 100

98th st E, No 213, n s, 210 e 3d av, 25x100.11, 5-sty brk tenement. Benjamin Schmeidler to Nathan Wegler. Mort $32,000. Dec 1, 1906. June 28, 1907. 6:1648—9. A $7,000—$20,000. other consid and 100

99th st W, No 245, n s, 100 w Broadway, 25x100.11, 3-sty and basement stone front dwelling. Release dower. Mary A Cohnfeld widow to S Levy Lawson. July 1. July 2, 1907. 7:1871—9. A $10,000—$18,000. 350

99th st W, No 259, n s, 209 w Broadway, 18.7x—x13.4x100.11, 3-sty and basement stone front dwelling. Annie Davis to Frank Hardcastle. Mort $18,000. July 1. July 2, 1907. 7:1871—5. A $9,500—$18,000. other consid and 100

99th st W, No 259, n s, 209 w Broadway, 18.7x—x13.4x100.11, 3-sty and basement stone front dwelling. Frank Hardcastle to Katie wife Frank Hardcastle. Mort $19,000. July 2, 1907. 7:1871—5. A $9,500—$18,000. other consid and 100

100th st E, No 226, s s, 180 w 2d av, 25x100.7, 5-sty brk tenement. Jacob Robbins to Charles Gerst. June 26. June 29, 1907. 6:1649—32. A $7,000—$18,000. nom

101st st E, No 315, n s, 400 w 1st av, 25x100.10, 6-sty brk tenement and store. Abraham Goldstein et al to Frederick Schlesinger and Samuel Siser. Mort $30,150 and all liens. June 28. June 29, 1907. 6:1673—10. A $6,000—$24,000. nom

101st st E, Nos 327 and 329, n s, 200 w 1st av, 57x100.11, two 6-sty brk tenements and stores. Adolph Hollander to City National Realty Co. Morts $37,500. July 3, 1907. 6:1673—17 and 18. A $14,000—$60,000. other consid and 100

101st st W, Nos 241 and 243, on map No 241, n s, 65 w Broadway, 60x103, 7-sty brk tenement. Maude E Molloy to Louise Cronin. Morts $120,000. July 1. July 2, 1907. 7:1873—9. A $38,000—$120,000. other consid and 100

102d st W, No 8, s s, 144 w Central Park West, 27x100.11, 5-sty stone front tenement. Johanna Jewel to Dorothea Hutter and Oscar L Kindler, each ½ part. Mort $28,000. July 1. July 2, 1907. 7:1837—39. A $12,000—$30,000. other consid and 100

102d st E, Nos 326 to 330, s s, 175 w 1st av, 75x100.11, two 6-sty brk tenements and stores. Julius Martinson et al to Isaac Portman. Mort $87,000. July 1. July 3, 1907. 6:1673—34 and 36. A $20,000—P $70,000. other consid and 100

102d st E, No 404, s s, 120 e 1st av, 25x100.11, 2-sty brk tenement and store. Antonio Persico to Bernard Frankel. Mort $10,400. June 27. June 28, 1907. 6:1695—45. A $5,000—$8,500. other consid and 100

103d st E, No 23, n s, 95 w Madison av, 25x100.11, 6-sty brk tenement and store. Samuel Cohen to Abrom and Samuel Bregman and Benjamin Kaplan. Mort $9,775. July 1. July 3, 1907. 6:1609—13. A $12,000—$——. other consid and 100

104th st W, Nos 212 and 214, s s, 149.6 w Amsterdam av, 37.4x100.11, two 5-sty stone front tenements. Solomon J Jacobs to Samuel Schwab. Mort $30,000. June 28. July 3, 1907. 7:1875—39 and 39½. A $16,000—$38,000. other consid and 100

Same property. Samuel Schwab to Solomon J Jacobs. Mort $30,000. June 28. July 3, 1907. 7:1875. other consid and 100

104th st E, No 206, s s, 110 e 3d av, 16.8x100.11, 3-sty stone front dwelling. Moritz Weiss to Harris Taschman. Mort $4,700. July 1. July 2, 1907. 6:1653—44. A $4,500—$6,500. nom

105th st E, No 244, s s, 166.8 w 2d av, 16.8x100.9, 3-sty brk dwelling. Pauline Frankel to Maximilian J Jahelka. B & S. Mort $4,250. June 28. July 1, 1907. 6:1654—31½. A $4,500—$6,000. other consid and 100

105th st W, No 226, s s, 256.3 w Amsterdam av, 18.9x100.11, 3-sty and basement stone front dwelling. Gertrude Paull to Reuben Wolkowitz. June 8. July 1, 1907. 7:1876—43. A $8,000—$14,000. 100

105th st E, Nos 72 and 74, s s, 80 w Park av, 50x100.11, two 5-sty brk tenements. Moritz Jurkovitz to Betsey wife Moritz Jurkovitz. Mort $42,000. July 1. July 3, 1907. 6:1610—42 and 43. A $18,000—$40,000. other consid and 100

106th st E, Nos 205 and 207, n s, 110 e 3d av, 40x100.11, two 4-sty brk tenements and stores. Susan Carroll to Domenico Ungaro and Mary Bracco. 1-9 part. All title. Mort $11,000. April 30, 1907. July 2, 1907. 6:1656—5 and 6. A $13,000—$22,000. other consid and 100

Same property. Thomas Corley to same. 1-15 part. All title. Mort $11,000. May 7. July 2, 1907. 6:1656. other consid and 100

Same property. Bridget McGlone and ano to same. 2-9 part. All title. Mort $11,000. May 4. July 2, 1907. 6:1656. other consid and 100

Same property. Bridget McGovern to same. 1-3 part. All title. Mort $11,000. April 24. July 2, 1907. 6:1656. other consid and 100

Same property. Mary A Corley et al to same. 4-15 parts. All title. Mort $11,000. May 4. July 2, 1907. 6:1656. other consid and 100

Same property. Joseph Corley by James D McGovern to same. 1-15 part. All title. Mort $11,000. July 1. July 2, 1907. 6:1656. 833.33

106th st E, No 232, s s, 225 w 2d av, 25x100.11, 5-sty brk tenement and store. Mary Saideman to Rosie Shatz and Rosie Sirota. Mort $24,000. July 1. July 2, 1907. 6:1655—34. A $8,000—$19,000. other consid and 100

106th st E, No 225 (229), n s, 275 w 2d av, 25x100.11, 6-sty brk tenement and store. Gennaro Antenucci to Joseph Grande. ½ part. All title. Mort $31,700. July 1. July 2, 1907. 6:1656—13. A $8,000—$30,000. 100

106th st E, No 234, s s, 200 w 2d av, 25x100.9, 6-sty brk tenement and store. Harry Aronson to Isaac Goldowitz. ½ part. Mort $28,000. June 28, 1907. 6:1655—33. A $8,000—$27,000. other consid and 100

106th st E, No 234, s s, 200 w 2d av, 25x100.9, 6-sty brk tenement and store. Louis Hilkowich to Harry Aronson. ½ part. Mort $28,000. May 21. June 28, 1907. 6:1655—33. A $8,000—$27,000. other consid and 100

107th st E, No 425 Pleasant av | n w cor Pleasant av or Exterior or Marginal st, runs w 170 x n 100.11 x e 80 to Harlem River or Creek x s e 14 x n — to c l of blk x e 75 to w s Exterior st x s 100.11 to beginning, with all title to gore, begins at c l of blk 75 w Exterior st, runs s — to said river or creek x n w — to c l of blk x e — to beginning, 2-sty brk office and 2-sty stone stable and vacant. FORECLOS (June 11, 1907). Henry N Steinert ref to Wm C and Geo A Reeber. July 2. July 3, 1907. 6:1701. 55,000

107th st W, No 305, n s, 241 e Riverside Drive, 17x100.11, 5-sty brk and stone dwelling. Bertie R Proskauer to Rose Peck. Mort $20,000. June 25. July 3, 1907. 7:1892—44. A $10,000—$25,000. other consid and 100

109th st E, No 167, n s, 245 w 3d av, 25x100.11, 4-sty stone front tenement. James J Foley to Lena Cohen. Mort $14,000. June 28. July 3, 1907. 5:1637—27. A $8,000—$16,000. other consid and 100

109th st E, No 66, s s, 187 w Park av, 17x100.11, 4-sty stone front tenement. Lina Fischbein to Wm Simon. Morts $11,750. July 1. July 3, 1907. 6:1614—44. A $5,000—$9,500. nom

112th st W, Nos 50 to 54, on map No 52, s s, 100 e Lenox av, 75x100.11, 7-sty brk tenement. Maze Realty Co to Harry Aronson. Mort $100,000. July 2. July 3, 1907. 6:1595—65. A $37,000—$160,000. other consid and 100

113th st W, Nos 502 and 504, s s, 85 w Amsterdam av, 54.1x100.11, 6-sty brk tenement. Norman Selby to Thos F Taylor. Mort $93,000. June 15. June 29, 1907. 7:1884—39. A $26,000—P $70,000. other consid and 100

113th st W, No 139, n s, 150 e 7th av, 25x100.11, 5-sty brk tenement. Joseph Levy to Susie wife of and Sarah sister of Joseph Levy. Mort $27,000. July 2. July 3, 1907. 7:1823—8. A $10,000—$24,000. other consid and 100

113th st W, No 139, n s, 150 e 7th av, 25x100.11, 5-sty brk tenement. Mathilde Teschemacher to Joseph Levy. Mort $15,000. July 2, 1907. 7:1823—8. A $10,000—$24,000. other consid and 100

113th st E, No 73, n s, 177.2 w Park av, 26.3x100.11, 5-sty brk tenement. Abraham Jacobs to Josephine J Schnurmacher. Mort $23,000. July 1. July 2, 1907. 6:1619—28. A $9,500—$18,500. other consid and 100

114th st E, No 131, n s, 238 e Park av, 17x100.10, 3-sty stone front dwelling. Marx Polishook to Rudolph Guldman. Mort $13,000. June 26. July 1, 1907. 6:1642—11½. A $4,500—$9,000. nom

114th st E, Nos 98 to 106, on map Nos 98 to 104, s s, 34.10 e Park av, 80x100.11, two 6-sty brk tenements and stores. Samuel Shapiro to Fannie Miller. Mort $106,000. June 28. June 29, 1907. 6:1641—68, 69. A $——$——. other consid and 100

114th st W, Nos 12 and 14, s s, 138.4 w 5th av, 35.3x100.11, two 3-sty and basement stone front dwellings. Samuel Grodginsky et al to Bessie wife Michael Rosenthal. Mort $20,000. July 1. July 2, 1907. 6:1597—41½ and 42. A $14,000—$23,000. other consid and 100

116th st E, No 346, s s, 158.4 w 1st av, 16.8x100.11, 3-sty stone front dwelling. Lordi, Pernetti & De Respiris Co to Giuseppe De Mari. Mort $10,500. June 29. July 2, 1907. 6:1687—33. A $4,500—$8,500. other consid and 100

116th st E, Nos 431 to 435, n s, 244 w Pleasant av, 50x100.11, 6-sty brk tenement and store. The M Fine Realty Co to Felice Rubano. Mort $40,000. July 1. July 2, 1907. 6:1710—15 to 16. A $11,900—$22,000. other consid and 100

116th st W, No 130, s s, 310.6 e 7th av, 32x100.11, 5-sty brk tenement and store. Chas R Hubert to Fordcraw Co. Mort $44,000. June 28. June 29, 1907. 7:1825—50. A $23,000—$42,000. 100

117th st W, Nos 142 and 144, s s, 225 e 7th av, 50x100.11, two 5-sty brk tenements. Meyer Rosenberg to Moses Ufland. Mort $20,000. July 1, 1907. 7:1901—53 and 54. A $26,000—$52,000. other consid and 100

117th st E, No 327, n s, 325 e 2d av, 25x100.11, 5-sty brk tenement. Harry Kasten to Albert Mezey and Bernhard Meinhardt. 1-6 part. All title. All liens. June 29. July 2, 1907. 6:1689—14. A $6,000—$18,000. nom

118th st E, No 52, s s, 60 e Madison av, 20x100.11, 5-sty brk tenement. Phillip Hyman to Moses Price. Mort $17,500. July 1, July 2, 1907. 6:1623—50. A $6,500—$16,000. other consid and 100

119th st E, Nos 422 to 426, s s, 300.6 w Pleasant av, 62.5x100.11, two 2 and one 3-sty brk and stone dwellings. Felice Rubano et al to the M Fine Realty Co. All liens. July 1. July 2, 1907. 6:1806—36 to 38. A $13,500—$21,500. nom

121st st W, No 257, n s, 186.8 e St Nicholas av, 17x100.11, 3-sty and basement stone front dwelling. Sophie E Lewis to Jennie A Bernstein. July 1. July 2, 1907. 7:1927—10. A $7,400—$12,000. other consid and 100

123d st W, No 524, s s, 266.10 w Amsterdam av, 33.2x100.11, 5-sty brk tenement. Rosie Einstein to Aaron Jedel, of Newark, N J. Mort $32,000. July 1. July 2, 1907. 7:1977—44. A $13,500—$32,000. nom

124th st W, Nos 503 and 505, n s, 100 w Amsterdam av, 50x100.11, 6-sty brk tenement. Mary F Shepard to Magdalena Briner. Mort $70,000. June 28. July 2, 1907. 7:1979—27. A $20,000—$80,000. nom

126th st W, No 49, n s, 341.3 e Lenox av, 18.9x99.11, 3-sty and basement stone front dwelling. Edw R Poerschke to Herman Miller. Mort $10,000. June 28. June 29, 1907. 6:1724—15. A $7,500—$13,500. 100

126th st W, No 49, n s, 341.3 e Lenox av, 18.9x99.11, 3-sty and basement stone front dwelling. Maria G Howe to Edward R Poerschke. Mort $10,000. June 27. June 28, 1907. 6:1724—15. A $7,500—$13,500. other consid and 100

127th st W, No 33, n s, 366.3 w 5th av, 18.9x99.11, 3-sty and basement stone front dwelling. Patrick J McNally to Jennie Haas. Mort $10,000. June 29. July 1, 1907. 6:1725—22. A $7,500—$13,500. other consid and 100

127th st W, No 159, n s, 100 e 7th av, 50x99.11, 1-sty brk garage. Geo D Eighmie to Wm T Eames. July 1. July 2, 1907. 7:1912—6. A $22,000—$25,000. nom

129th st E, No 113, n s, 190 e Park av, 25x99.11, 5-sty brk tenement and store. Maximilian Fraade to Mary F Shepard. Mort $20,000. July 1. July 2, 1907. 6:1778—9. A $6,500—$14,000. nom

130th st W, Nos 69 and 71, on map No 69, n s, 100 e Lenox av, 34.6x99.11, 7-sty brk tenement. William Ebling to Edward Ebling. Mort $20,000. May 10. July 3, 1907. 6:1728—6. A $14,000—$65,000. other consid and 100

132d st W, No 35, n s, 329.1 w 5th av, 26.11x99.11, 5-sty stone front tenement. George Amend to Henry Michaelis. Mort $18,000. July 1, 1907. 6:1730—23. A $9,700—$24,000. nom

133d st W, No 9, n s, 160 w 5th av, 25x99.11, 5-sty brk tenement. Morris L Weiss to Abraham Kassel. Mort $19,000. July 1. July 2, 1907. 6:1731—30. A $8,000—$19,000. other consid and 100

133d st W, No 125, n s, 273 w Lenox av, 27x99.11, 5-sty brk tenement. Value Realty Co to George Zwick, of Plansville, Conn. Mort $27,750. June 15. July 2, 1907. 7:1918—20. A $10,800—$24,000. other consid and 100

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

136th st W, No 21, n s, 335 w 5th av, 37.6x99.11, 6-sty brk tenement. Release mort. New York Mortgage & Security Co to Pincus Ronginsky. June 27. June 29, 1907. 6:1734—23. A $——$——. 1,350

Same property. Release mort. Chelsea Realty Co to same. June 27. June 29, 1907. 6:1734. 16,500

Same property. Release mort. Mutual Life Ins Co of N Y to Benjamin Nieberg. June 27. June 29, 1907. 6:1734. 9,500

Same property. Benjamin Nieberg to Charles Raisler. Mort $30,000. June 27. June 29, 1907. 6:1734. nom

Same property. Charles Raisler to Samuel Raisler. Mort $37,000. June 27. June 29, 1907. 6:1734. other consid and 100

140th st W, No 267, n s, 175 e 8th av, 25x99.11, 5-sty brk tenement. Chas Arnheim to Harris Cohen, Berthold M Schey and Chas E Herrmann. Mort $27,000. June 29. July 1, 1907. 7:2026—8. A $10,000—$23,000. other consid and 100

Same property. Harris Cohen et al to Honnet Lorge. Mort $29,000. June 29. July 1, 1907. 7:2026. other consid and 100

141st st W, Nos 231 and 233, n s, 250 e 8th av, 62.6x99.11, 6-sty brk tenement. Solomon M Schatzkin to Realty & Commercial Co. Mort $81,250. June 25. June 29, 1907. 7:2027—11. A $22,500—$78,000. 100

141st st W, Nos 227 and 229, n s, 400 w 7th av, 62.6x99.11, 6-sty brk tenement.

141st st W, Nos 231 and 233, n s, 250 e 8th av, 62.6x99.11, 6-sty brk tenement.

Realty & Commercial Co to West Side Construction Co. Mort $170,750. June 25. June 29, 1907. 7:2027—14. A $22,500—$78,000. other consid and 100

141st st W, s s, 225 e Lenox av, runs e 56.3 x s 99.11 x w 70.5 x n e 18.2 x n 88.1 to beginning, vacant. Abner S Haight TRUSTEE in bankruptcy of Henry and Joseph Hirschmann to Pincus Lowenfeld and William Prager. Q C. June 10. June 28, 1907. 6:1738—62. A $9,000—$9,000. 13,000

Same property. Henry Hirschmann et al to same. B & S. June 10. June 28, 1907. 6:1738. nom

142d st W, No 143, n s, 296 e 7th av, 27x99.11, 5-sty brk tenement. Philip Haslacher to Leon Kahn. Mort $18,000. July 1, 1907. 7:2011—14. A $8,500—$24,000. other consid and 100

142d st W, No 621, n s, 274.6 w Broadway, runs w 15.6 x n 99.10 x e 15 x s 48.10 x e 0.6 x s 51 to beginning, 3-sty brk dwelling. John R Sparrow to Rhoda J Sparrow. June 29. July 1, 1907. 7:2089—20½. A $4,000—$10,000. nom

143d st W, No 473, n s, 47 e Amsterdam av, 17x99.11, 4 and 5-sty brk dwelling. Benjamin Fox to Gertrude Paull. Mort $12,000. July 2. July 3, 1907. 7:2059—3. A $4,400—$13,000. other consid and 100

148th st W, No 616, s s, 155 w Broadway, 15x99.11, 3-sty brk dwelling. Thomas Smith et al to Chas F Horne. Mort $7,000. June 29. July 2, 1907. 7:2094—40. A $3,600—$10,000. other consid and 100

150th st W, No 479, n s, 80 e Amsterdam av, 20.11x44.4, 2-sty brk dwelling and store. Mary Doorley to Denis Doorley. Mort $500. June 14. July 2, 1907. 7:2065—4½. A $1,000—$1,500. other consid and 100

150th st W, Nos 462 to 480, s s, 80 e Amsterdam av, 170x99.11, eight 2 and two 3-sty frame dwellings. Madison Square Mortgage Co to David Greene, of Southington, Conn. Mort $66,500. July 1. July 3, 1907. 7:2064—54 to 59½. A $34,000—$50,000. other consid and 100

151st st, W s s, 350 e Amsterdam av, runs s 99.11 x e 43.5 to w Convent av s Convent av, x n e 108.11 to st, x w 86.10 to beginning, vacant. FORECLOS (June 26, 1907). Thos C Spelling ref to James A Deering. All liens. June 26. July 1, 1907. 7:2065—48 and 48½. A $17,000—$17,000. 31,000

153d st W, No 526, s s, 375 w Amsterdam av, 25x99.11, 2-sty brk building. Wm F O'Brien to Daniel R Bradley. Mort $12,000. April 1. July 2, 1907. 7:2084—48. A $7,500—$8,500. nom

160th st W, No 516, s s, 200 w Amsterdam av, 25x99.11, 2-sty frame dwelling. James Flood to Eugene L Louis. June 25. June 29, 1907. 8:2118—30. A $10,000—$12,500. nom

161st st W, No 554, s s, 316.6 e Broadway, 16x99.11.

161st st W, No 556, s s, 300.6 e Broadway, 16x99.11.

161st st W, No 560, s s, 268.6 e Broadway, 16x99.11.

161st st W, No 562, s s, 252.6 e Broadway, 16x99.11.

161st st W, No 564, s s, 236.6 e Broadway, 16x99.11.

161st st W, No 570, s s, 188.6 e Broadway, 16x99.11.

six 3-sty stone front dwellings.

Rufus B Cowing to Robert Ferguson & Sons, a corpn. June 27. June 28, 1907. 8:2119. nom

Same property. Robert Ferguson & Sons to Robert Ferguson. June 27. June 28, 1907. 8:2119—15½, 17½, 18, 19, 20, 21. A $38,400—$69,000. nom

164th st W, No 446, s s, 187.6 e Amsterdam av, 37.6x112.4, 5-sty brk tenement. FORECLOS, Apr 24, 1907. Jacob A Cantor referee to Jennie Seligmann. Mort $6,500. June 27. June 28, 1907. 8:2110—73. A $——$——. 37,650

174th st W, s s, 100 w Amsterdam av, 50x100, vacant. Northwestern Realty Co to Samuel Greenberg. Mort $10,800. Mar 1. July 3, 1907. 8:2130—42 and 43. A $10,000—$10,000. nom

178th st W, s s, 100 w Audubon av, 150x94.11, vacant. Mort $30,000.

Fox st, n s, 110 e Av St John, 325x125, except part for sts, vacant. Mort $32,500.

Harry Aronson to Hungerford Real Estate Co. July 2. July 3, 1907. 8:2133 and 10:2684. other consid and 100

179th st W, Nos 656 and 658, s s, 100 w Wadsworth av, 37.6x100, 5-sty brk tenement. Mary Cohen to Lena G Rosenstein. ½ part. All title. All liens. June 27. June 28, 1907. 8:2163—11. A $——$——. other consid and 100

179th st W, Nos 660 and 662, s s, 137.6 w Wadsworth av, 37.6x100, 5-sty brk tenement. Lena G Rosenstein to Mary Cohen. ½ part. All liens. All title. June 27. June 28, 1907. 8:2163—9. A $——$——. other consid and 100

187th st W, No 533, n s, 38 e Audubon av, 19x94.10, 3-sty brk dwelling. Priscilla McConville to Mary, Anna, Delia and Rose Fallon. June 6. July 3, 1907. 8:2159—3. A $5,000—$10,000. other consid and 100

209th st W, s s, 225 e Amsterdam av, 75x99.11, vacant. Andrew Crawford to Chas R Hubert. Mort $3,000. June 28. June 29, 1907. 8:2205—14. A $3,600—$3,600. nom

Av A, Nos 129 to 133 8th st, Nos 123 to 127 n w cor 8th st, 80.6x113, two 6-sty brk tenements and stores. Julius Tishman to Sigmund Schnee. Mort $150,000. July 1. July 3, 1907. 2:436—33 and 34. A $77,000—$——. other consid and 100

Av A, Nos 1239 to 1245 67th st, No 436 s w cor 67th st, 120.5x100, three 6-sty brk tenements, stores on corner. Clementine M Silverman et al to Fidelity Construction Co. Mort $130,000. July 3, 1907. 5:1461—25, 26 and 28. A $54,000—P $100,000. other consid and 100

Av A, Nos 1008 and 1010, e s, 25.5 s 55th st, 50x80, two 5-sty brk tenements. Harry Abrams to Isidor Kosminsky. Mort $32,000. June 28, 1907. 5:1371—19, 20. A $14,000—$30,000. other consid and 100

Av A, Nos 1741 and 1743, w s, 25.10 s 91st st, 50x94, two 5-sty brk tenements and stores. Moses Selig to Isaac Baer. June 28. June 29, 1907. 5:1570—26, 27. A $16,000—$31,000. other consid and 100

Av A, Nos 211 and 213 13th st, Nos 447 to 451 n w cor 13th st, 51.8x100, 6-sty brk tenement and store. Julius Tishman to Samuel and Max Hirsch. Mort $84,500. June 28. June 29, 1907. 2:441—35. A $40,000—$100,000. other consid and 100

Av C, Nos 132 to 138, e s, 40.10 s 9th st, runs e 82.10 x s 59.2 x e 0.3½ x s 17.5 x w 83 to av x n 76.5 to beginning, two 6-sty brk tenements and stores. Josef Preiser to Henry Marks and Casper Levy. Mort $113,500. June 27. June 28, 1907. 2:378 4 and 6. A $48,000—$76,000. other consid and 100

Av D, No 75 6th st, Nos 754 and 756 s w cor 6th st, runs s 25 x w 41.11 x still w 47 x n 25 to st x e 89 to beginning, 4 and 5-sty brk tenement and store. Louis Hanken et al HEIRS &c John Hanken to Henry W Berg. Q C and confirmation deed. June 17. July 3, 1907. 2:375—36. A $16,000—$24,000. nom

Av D, No 75 6th st, Nos 754 and 756 s w cor 6th st, runs s 25 x w 41.11 x w 47.1 x n 25 x e 89, 4 and 5-sty brk tenement and store. Luder Hanken EXR of John Hanken to Henry W Berg. June 17. July 3, 1907. 2:375—36. A $16,000—$24,000. 43,750

Av D, No 74 6th st, Nos 800 and 802 s e cor 6th st, 20x72, two 4-sty brk tenements and stores. Metta Wilkens et al to Michael Kramer. July 1. July 2, 1907. 2:360—46. A $13,000—$16,000. other consid and 100

Amsterdam av, No 989, e s, 75.11 s 109th st, 25x100, 5-sty brk tenement and store. William Ebling to Edward Ebling. Mort $20,000. May 29. July 3, 1907. 7:1863—64. A $17,000—$30,000. other consid and 100

Audubon av, n e cor 172d st, 94.6x95, vacant. Julia W Porges to Mary W Lillie. Mort $35,000. June 26. June 28, 1907. 8:2129—30 to 33. A $30,500—$30,500. other consid and 100

Bowery, No 245 Stanton st, No 1 s e cor Stanton st, 25.8x80, 4-sty brk tenement and store. Marcus Sackett TRUSTEE to Marcus Sackett and Fredk R Lee as TRUSTEES. All title. June 20. July 3, 1907. 2:426—17. A $30,000—$35,000. nom

Broadway Ft Washington av 158th st n w cor 158th st, runs w 100 x n 207.3 to s w s Fort Washington av x s e 102 to w s Broadway x s 189.10 to beginning, brk and stone church. The Rector etc of the Church of the Intercession to the Rector etc of Trinity Church. Mort $40,000. June 17. July 3, 1907. 8:2136—1. A $85,000—exempt. nom

Broadway and 158th st. Consents of Bishop, Co-adjutor Bishop and Standing COMMITTEE to above deed. Henry C Potter, Bishop, et al, to whom it may concern. June 13. July 3, 1907. 8:2136.

Broadway Claremont av 120th st 121st st n w cor 120th st, — to 121st st, 2-sty frame dwelling and several 1-sty frame buildings and vacant. Lucy R Ball to Union Theological Seminary in the City of N Y. Q C. May 9. July 3, 1907. 7:1992. other consid and 100

Broadway, No 58 New st, Nos 25 to 29 n e cor Exchange pl, runs s e 132.7 to w s New st x n e 42.7 x n w 8.11 x s w 1.5 x n w 18.4 x s w 8.4 x n w 101.8 to Broadway x s w 32.4 to beginning.

Broadway, Nos 60 and 62 New st, Nos 21 and 23 s e s, 32.4 n e Exchange pl, runs s e 101.8 x n e 8.4 x s e 18.4 x n e 1.5 x s e 8.11 to n w s New st at point 42.7 n e Exchange pl x n e 24.2 x n w 66.7 x s w 0.8 x n w 60.6 to Broadway x s w 35 to beginning.

5 and 6-sty brk Consolidated Stock and Petroleum Exchange..

Walter B Warren to Downtown Building Co. C a G. Mort $1,200,000. June 25. June 28, 1907. 1:23—1. A$1,900,000—$2,200,000. other consid and 100

Broadway, No 2126, e s, 82.9 n 74th st, 26.1x81.5x25x73.9, 3-sty brk tenement and store. John D Crimmins to Constance G Childs (nee Crimmins). May 25. June 28, 1907. 4:1166—28. A $30,000—$35,000. nom

Broadway, No 343 Leonard st, No 90 w s, 56 s Leonard st, runs s 38.8 x n w 59.1 x again n w 108.1 x n e 80.8 to s s Leonard st x s e 10.11 x s w 49.7 x s e 89 x again s e 60.3 to beginning, 6 and 7-sty brk offices and store building. J Rutgers Leroy INDIVID and as TRUSTEE Amelia Leroy to Mary B Brandegee, of Utica, N Y. Mort $125,000. June 11. July 3, 1907. 1:173—29. A $207,000—$264,000. 287,500

Broadway, Nos 2643 and 2645, w s, 26.10 n 100th st, 55x100, 7-sty brk tenement and store. Geo F Johnson to Lewis Jackson. Mort $100,000. July 1. July 2, 1907. 7:1872—11. A $55,000—$130,000. other consid and 100

Same property. Lewis Jackson to Nathan Grabenheimer, Daniel Katz and Max J Sulzberger. Mort $130,000. July 1. July 2, 1907. 7:1872. other consid and 100

Bradhurst av 151st st, Nos 308 and 310 s e cor 151st st, 49.11x85, 6-sty brk tenement. Henry Ehlin to Jacob Hyman. Mort $61,700. July 1. July 2, 1907. 7:2046—20. A $11,000—$65,000. other consid and 100

Claremont av 119th st s w cor 119th st, 62.6x100, 6-sty brk tenement. Robert Ferguson & Sons to Rugus B Cowing. Mort $125,000. June 27. June 28, 1907. 7:1990—35. A $——$——. nom

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Claremont av, w s, 62.6 s 119th st, 62.6x100, 6-sty brk tenement. Robert Ferguson & Sons to Robert Ferguson. Mort $95,000. June 27. June 28, 1907. 7:1990—33. A $——$——. nom

Columbus av, Nos 615 and 617 90th st, No 82 | s e cor 90th st, 50.8x74.6, two 5--sty stone front tenements and stores. Matthew Bernheim to the Onset Realty Co. Mort $74,500. July 1. July 2, 1907. 4:1203—61 and 62. A $54,000—$74,000. nom

East End av or Av B, Nos 40 and 42 81st st, No 541, | n w cor 81st st, runs w 123 x n 102.2 x e 25 x s 51.x e 98 to av x s 51.2 to beginning, 2 and 6-sty brk factory. Samuel I Davis to Saml I Davis & Co. July 1. July 3, 1907. 5:1578—23 and 24. A $18,000—$——. other consid and 100

Greenwich av, No 98, n e s, 234.5 s e 13th st, 20.10x83x21.10x76.4, 3-sty brk dwelling. Martin H Goodkind to Samuel Schwab. June 28. June 29, 1907. 2:617—30. A $10,000—$11,500. 100

Same property. Samuel Schwab to Martin H Goodkind. Mort $11,000. June 28. June 29, 1907. 2:617. 100

Lexington av, No 703 57th st | n e cor 57th st, 20.5x66, 3-sty stone front dwelling. Mort $10,000.

Lexington av, No 705, e s, 20.5 n 57th st, 20x66, 4-sty stone front tenement and store. Mort $12,000.

Park av, Nos 969 and 971, e s, 64.8 s 83d st, 37.6x100, two 4-sty stone front tenements. Mort $8,000.

Elise Rudolphy to Surveyors Realty Co. June 27. June 28, 1907. 5:1312—22 and 23. A $46,000—$56,000; and 1511—71½ and 72. A $25,000—$34,000. nom

Lexington av, No 572, w s, 24 s 51st st, 24x64.10, 5-sty stone front tenement. Caroline M S Weber to Varian Realty Co. Mt $18,000. June 29. July 1, 1907. 5:1305—59. A $18,000—$24,000. other consid and 100

Manhattan av, No 79, w s, 50.11 n 103d st, 16.8x75, 3-sty and basement brk dwelling. Stephen H Davenport to Charles von der Bruek. Mort $7,500. July 2. July 3, 1907. 7:1839—15. A $6,500—$12,000. nom

Manhattan av 106th st, No 44 | s e cor 106th st, 17.3x70, 3-sty and basement brk dwelling Henrietta M Bostwick to Oviedo M Bostwick. Sept 29, 1906. July 3, 1907. 7:1841—45. A $9,000—$15,000. other consid and 100

Manhattan av, No 125, w s, 34.2 n 105th st, 16.8x75, 3-sty and basement brk dwelling. Louisa A Guck to Susan E Laytin. June 28. July 2, 1907. 7:1841—13½. A $6,000—$10,000. nom

Old Broadway, No 2358, e s, 49.5 n 130th st, 53.11x99.4x53.11x100, 4-sty frame tenement and store and vacant. Alonzo B Kight to Elise T Corsa. Mort $13,000. July 2. July 3, 1907. 7:1985. other consid and 100

Park av, No 1070, w s, 75.6 s 88th st, 25.2x82.2, 5-sty stone front tenement. Alex A Tausky to Milton C Henley. Mort $22,000. June 27. June 28, 1907. 5:1499—37. A $16,000—$25,000. 100

Park av, No 1081 88th st, No 101 | n e cor 88th st, 25.2x82.6, 4-sty brk tenement and store. Delia McNamara et al to George Ehret. Mort $32,000. July 1. July 2, 1907. 5:1517—1. A $22,000—$34,000. 50,527.42

Same property. Chas H McNamara et al by Delia McNamara GUARDIAN to same. All title. July 1. July 2, 1907. 5:1507. 9,685.08

Park av, No 1171, e s, 134.2 n 92d st, 16.10x80, 3-sty stone front dwelling. Chas F Vollmer to George Ehret. Mort $11,500. July 1. July 2, 1907. 5:1521—71. A $8,500—$16,500. other consid and 100

Park av, No 1681 118th st, No 109 | n e cor 118th st, 25.5x90, 5-sty stone front tenement and store. Gustave S Boehm to Wm A Borst. Mort $17,000. July 1. July 2, 1907. 6:1767—1. A $9,000—$25,000. other consid and 100

Park av 103d st, No 66 | s w cor 103d st, 100.11x25, 6-sty brk tenement and store. Simmie Tischler to Benj J Weil. Mt $46,800. July 1, 1907. 6:1608—40. A $14,000—$35,000. nom

St Nicholas av, w s, 25 s 173d st, 75x100, vacant. Elise T Corsa to Alonzo B Kight. Mort $21,000. July 2. July 3, 1907. 8:2141—44 to 46. A $24,000—$24,000. other consid and 100

West End av, No 818, e s, 33.11 s 100th st, 17x65.6, 3-sty and basement brk dwelling. Chas E and John J Riker EXRS &c Josephine A Riker to Kate I Schaffner. July 1. July 2, 1907. 7:1871—62. A $9,000—$13,000. other consid and 100

West End av, No 868, e s, 80.11 n 102d st, 20x92, 4-sty brk dwelling. Wm H Vredenburgh to Henry Dunkak. Mort $21,000. June 24. July 1, 1907. 7:1874—4. A $13,000—$29,000. other consid and 100

1st av, No 220, e s, 155 s 14th st, 25.6x66, 5-sty brk tenement and store. Max Canno to Carmelo Albanese and Liborio Baldanza. Mort $26,000. July 1. July 3, 1907. 2:441—2. A $12,000—$16,000. other consid and 100

1st av, No 1548, e s, 101.7 s 81st st, 25x106.6, 5-sty stone front tenement and store. Amalia Dreyfoos to Henry Braun. Mort $14,000. July 1. July 2, 1907. 5:1560—4. A $12,500—$25,000. other consid and 100

1st av, No 403, w s, 118.1 n 23d st, 19.4x100, 4-sty brk tenement and store. Edw O A Glokner to Jacob Freeman. Mort $13,500. June 29. July 2, 1907. 3:929—34. A $10,000—$15,500. other consid and 100

1st av, No 74, e s, 84 n 4th st, 21.10x87.11, 5-sty brk tenement and store. Frederick Jantzen to Begrisch-Schorn Realty & Construction Co. Mort $16,000. July 1. July 2, 1907. 2:432—5. A $13,000—$19,000. other consid and 100

1st av, No 228, e s, 53 s 14th st, 25.6x66, 5-sty brk tenement and store. Otto May to Morris Dworetzky. July 1. July 2, 1907. 2:441—6. A $12,000—$16,000. other consid and 100

1st av, No 93, w s, 48.6 s 6th st, 24.3x100, 5-sty brk tenement and store. Max Dorf to Worth Realty Co. Mort $31,500. June 28, 1907. 2:447—30. A $18,000—$26,000. other consid and 100

2d av, No 55, n w s, abt 25 n 3d st, 24x100, 7-sty brk tenement and store. Samuel Weintraub et al to Samuel Kirshenbaum. Mort $44,500. May 21, 1906. July 3, 1907. 2:459—34. A $18,000—$45,000. other consid and 100

2d av, No 799, w s, 20.1 s 43d st, 20.1x75, 4-sty brk tenement and store. Samson Lachman et al to Irving and Max Wortmann. Mort $24,000. June 21. June 28, 1907. 5:1316—29. A $12,000—$15,000. nom

2d av, No 1028, e s, 40.5 n 54th st, 20x64, 4-sty stone front tenement and store. William Wagner to Fannie and Morton Mainzer, Party 1st part reserves life estate. June 27. June 28, 1907. 5:1347—2½. A $9,000—$12,000. gift

2d av, No 633, w s, 98.10 n 34th st, 19.8x76, 4-sty brk tenement and store. Geo C Baker et al to Julius R Loeb and Silas Swartz. Mort $10,000. June 28. June 29, 1907. 3:915—32. A $11,500—$15,000. other consid and 100

3d av, Nos 1763 and 1765 98th st, No 200 | s e cor 98th st, 50.9x83.9, two 5-sty brk tenements and stores. Charles H Potter to Saml L Bruck and Saml A Potter. Mort $65,000. July 2. July 3, 1907. 6:1647—45 and 46. A $16,500—$47,000. other consid and 100

3d av, No 807, e s, 60 s 50th st, 21x90, 6-sty brk tenement and store. Empire Brick & Supply Co to Hermance Von Wien. Mort $22,000. July 1, 1907. 5:1323—49. A $14,000—$28,000. other consid and 100

3d av, No 1979, e s, 25.11 s 109th st, 25x82, 4-sty brk tenement and store. Isabella Unger et al to Frank S Schwintek. Mort $24,000. June 29. July 3, 1907. 6:1658—46. A $12,000—$20,000. other consid and 100

5th av, No 1329, e s, 100.11 n 111th st, 25.3x100, 5-sty stone front tenement. Annie E Marinus et al HEIRS &c George Marinus to Lena Kannesohn. ¾ parts. Mort $25,000. July 1. July 2, 1907. 6:1617—72. A $17,000—$29,000. other consid and 100

Same property. Geo J Marinus by Edw R Vollmer GUARDIAN to same. ¼ part. All title. All liens. July 1. July 2, 1907. 6:1617. 1,812.75

Same property. Release dower. Katharine Marinus widow to same. Q C. July 1. July 2, 1907. 1,588.21

6th av, No 817, w s, 25.6 n 46th st, 24.6x75, 4-sty brk tenement and store. Eliz M Ammon et al HEIRS &c Ernst Ammon to Alfred Rigny. Mort $1,000. June 27. July 2, 1907. 4:999—30. A $30,000—$37,000. 100

7th av, Nos 2271 and 2273, e s, 24.11 s 134th st, runs e 75 x s 47.4 x s w 4.5 x w 71.5 to av x n 50 to beginning, two 5-sty brk tenements and stores. George Achenbach to Nelson Riger. Mort $36,000. July 1. July 2, 1907. 7:1918—61 and 62. A $26,000—$44,000. other consid and 100

8th av, No 2783, w s, 25 s 148th st, 25x75, 5-sty brk tenement and store. Wm H Siegman to Charles Martin, of Monticello, N Y, and John F Schmonsees, of N Y. Mort $21,000. July 1. July 2, 1907. 7:2045—55. A $6,000—$16,000. other consid and 100

7th av, No 2299 135th st, No 190 | s e cor 135th st, 24.11x75, 5-sty brk tenement. Emanuel Doctor to Norwood Holding Co. Mt $30,000. July 1, 1907. 7:1919—60. A $21,000—$40,000. other consid and 100

8th av, Nos 216 to 230 21st st, Nos 261 to 265 | n e cor 21st st, runs n 150.7 to s w s Fitz Roy road x e 13 to c l said road x s e 2.5 x e 86.2 x s 148.3 to n s 21st st x w 100 to beginning, six 2 and four 3-sty brk tenements, stores on av. Charles Laue to Abraham Silverson. Mort $80,000. June 19. June 29, 1907. 3:771—1 to 7 and 76 to 78. A $122,000—$145,500. other consid and 100

8th av, Nos 2359 to 2361, w s, 99.11 n 126th st, 49.11x100, two 5-sty brk tenements and stores. Malvina B Vógel widow to Johan Tischler. Sept 30, 1902. Rerecorded from July 28, 1903. June 29, 1907. 7:1953—33, 34. A $32,000—$54,000. nom

8th av, Nos 2359 and 2361, w s, 99.11 n 126th st, 49.11x100, two 5-sty brk tenements and stores. Richd Muenz et al to Jonas Kolb. B & S and C a G. June 11. June 29, 1907. 7:1953—33 and 34. A $32,000—$54,000. nom

Same property. Josef Steiner to Jonas Kolb. B & S. June 15. June 29, 1907. 7:1953. nom

9th av, Nos 807½ and 809, on map No 809, w s, 75.3 s 54th st, runs w 106 x s 5.2 x s e 103.10 to av x n 33.2 to beginning, 2-sty brk tenement and store. Wm Keil Jr to Eliphalet L Davis. Mort $14,500. June 29. July 3, 1907. 4:1063—33. A $12,000—$12,500. other consid and 100

11th av, No 727, w s, 75.3 n 51st st, 25.1x100, 1-sty brk store and 3-sty brk tenement in rear. John Reid to James McCarthy. B & S. July 1. July 2, 1907. 4:1099—32. A $7,000—$9,000. other consid and 100

11th av, No 589 44th st, Nos 601 and 603 | n w cor 44th st, 25x100, 4-sty brk tenement and store and 1-sty brk store in st. Jacob Bier to David Klein. ½ part. All title. Mort $16,000. July 1. July 2, 1907. 4:1092—29. A $11,000—$16,000. other consid and 100

## MISCELLANEOUS.

Certified copy last will of Eliz A Wynkoop, late of Hurley, Ulster Co, N Y. Nov 21, 1903. July 3, 1907. Wills. ——

Exemplification of last will, &c, James D Wynkoop, late of Hurley, Ulster Co, N Y. Sept 5, 1903. July 3, 1907. Wills. ——

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Bryant st, No 1462, e s, 100 n Jennings st, 25x100, 3-sty brk dwelling. Bessie de Waltoff to Gertrude Hotto. Mort $13,000. June 17. July 3, 1907. 11:3000. 100

*Catharine st, s e s, 150 n e 240th st, 50x100, Washingtonville. John Kucera et al to Joseph and Teresa Kucera. All liens. June 29. July 3, 1907. 667.50

Dorothea pl, n e cor Marion av, 98x50, vacant. Ellen Weir to James H Young. June 27. July 3, 1907. 12:3275. other consid and 100

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Dorothea pl, n w s, bet Marion av and Decatur av, and also 41 s w from a branch of Dorothea pl leading n w into Marion av, runs s w 61.7 x n w 25.5 x n e 60 x s e 39.4 to beginning. John R Ross to L M Ross, of Scarsdale, N Y. All liens. June 13. June 28, 1907. 12:3275. nom

Elsmere pl, n s, 50 w Marmion av, 25x100, vacant. John R Peterson to August Gross and Charles Herman firm Gross & Herman. July 1. July 2, 1907. 11:2956. other consid and 100

*Elm st, w s lots 173 to 176 and 254 to 257, map Laconia Park.
Beach av, s s 8 lots, each 25x100. Harry Steinberg and ano to
Cedar av, n s Maurice Frankel. Mort $3,800. June 28. July 2, 1907. other consid and 100

Elsmere pl, n s, 25 w Marmion av, 25x100, vacant. Margaret E Amabile to August Gross and Charles Herman; firm Gross & Herman. July 1. July 2, 1907. 11:2956. other consid and 100

Fox st, n s, 110 e Av St John 125x325, except part for st, &c, vacant. Isaac Goldowitz to Harry Aronson. All liens. June 28. July 1, 1907. 10:2684. other consid and 100

Freeman st, No 887, on map No 1105, n s, 205 e Stebbins av, runs e 42 x n 121.1 x w 3.6 x n 4.5 x w 22.3 x s 121.3 to beginning, 5-sty brk tenement and store. Begrisch-Schorn Realty and Construction Co to Michael Sheehan. Mort $25,000. July 1. July 2, 1907. 11:2965. other consid and 100

Freeman st, No 879 (1101), n s, 125 e Stebbins av, 40x118.10x39.11 x116.4, 5-sty brk tenement and store. Begrisch-Schorn Realty and Construction Co to Frederick Jantzen. Mort $30,000. July 1. July 2, 1907. 11:2965. other consid and 100

Same property. Release mort. Manhattan Mortgage Co to Begrisch-Schorn Realty and Construction Co. June 28. July 2, 1907. 11:2965. nom

Freeman st, No 887, n s, 205 e Stebbins av, runs e 42 x n 121.1 x w 3.6 x n 4.5 x w 22.3 x s 121.3 to beginning, 5-sty brk tenement and store. Release mort. Same to same. June 28, July 2, 1907. 11:2965. nom

Fox st, late Barretto st, No 1126, e s, 81.11 n 169th st, 20x100, 3-sty frame tenement. Fredk W Giesen to Chas E Ruppert. Mort $5,000. July 1. July 3, 1907. 10:2719. other consid and 100

Fort Independence st, and being lots 72 and 113 map No 408 of property of Wm O Giles, Kingsbridge Heights. Rose E Dithridge to John H Darlington. June 26. July 29, 1907. 12:3258. nom

Fairmount pl, n s, 250 w Marmion av, 25x100, vacant. Maurice Sheehan to Francis Conlon. June 28. June 29, 1907. 11:2955. nom

Fairmount pl, No 1036, s s, 130 e Prospect av, 20x96x20x94.4, 3-sty frame tenement. Carrie B Waldron to Susan Goerg. Mort $6,500. June 28. June 29, 1907. 11:2954. other consid and 100

*Fulton st, e s, 168 s 237th st, 72x100. Charles Dammeyer to John Kiernan. Mort $1,890. June 21. July 1, 1907. other consid and 100

*Green lane or av, w s, 150 s Lyon av, 25x100. Amelia Steinmetz to Frank Gass. April 28, 1907. July 2, 1907. 100

Home st, s s, 110.2 e Union av, runs s 110.11 x n e 124.10 x n 6.7 x e 53.6 x n 120.2 to st, x w 153.3 to beginning, vacant. FORECLOS (June 19, 1907). Chas L Hoffman ref to Morris Meyers. Mort $12,500. June 27. July 2, 1907. 10:2680. $5,000 above encumbrances

*Ivy st, w s, 200 n Albany av and being plot 355, map No 1,106, of Arden property at East and West Chester, 100x100. Walter W Taylor to Anna Radford. All liens. June 27. June 28, 1907. nom

*Ivy st, w s, 200 n Albany av and being block 355, map (No 1,106) of Arden Estate at East & Westchester, 100x100. Anna Radford to Walter W Taylor, of Winter Haven, Florida. C a G. June 27. June 28, 1907. nom

Jennings st, n s, bet Prospect av and Bristow st, and being lot 7 map (No 946) of Wm Birrell, 25x100. Louis Schaefer to Ernest Schaefer. Mort $9,000 and all liens. July 1. July 2, 1907. 11:2963. nom

Same property. Ernest Schaefer to Louis Schaefer and Caroline F his wife tenants by entirety. Mort $9,000 and all liens. July 1. July 2, 1907. 11:2963. nom

Knox pl, c l, 122.2 n from n e s of Mosholu Parkway North, runs n 50 x w 130 x s 50 x e 130 to beginning, vacant. Temple & Veroneau Co to Joseph Podesta. Mort $2,417.50. June 29. July 3, 1907. 12:3324. nom

Lowemede st, late Madison av, e s, — s Gun Hill road, 25 s line bet lots 16 and 17, runs s 111 to Bronx River x n e 126 x w 74 to beginning, being part of lot 17 map of Lexington pl at Williamsbridge Depot. Thos J Tobin to Maude B Maccollom. Sept 10, 1898. June 29, 1907. 12:3359. nom

*Lyvere pl, s s, 125 w land McCaffrey now of P Muller, runs s 100 x w 25 to land J Daly estate, x n 100 to pl, x e 25 to beginning, Bronx. Nellie S Pryor to Peter Bennett. July 2, 1907. other consid and 100

Manida st, e s, 281.8 n Spofford av, 25x104.8 to w s old road, x 25.11x97.9.

Manida st, s e s, 306.8 n Spofford av, 25x111.7 to w s Old road from West Farms to Hunts Point, x25.11x104.8.

Manida st, e s, 331.7 n Spofford av, 44.10x122.9 to w s said Old road, x33.3x111.7.
2-sty frame dwelling and vacant.
Emma Lowe to Elizabeth Lowe. All liens. Feb 15. July 2, 1907. 10:2740. nom

Oakland pl, Nos 933 and 935, n s, 169 w Crotona av, 37x97.10x 37x98.3, 5-sty brk tenement. Release mort. Lambert Suydam to Chas Ast. July 2. July 3, 1907. 11:3080. nom

Orchard st, closed, all R, T & I to land lying in said street as adjoins plot as follows: Marion av, e s, 63.2 s 199th st, 31.7x 76.7 to w s Orchard st, closed, x31.3x81.4, vacant. Ernest Hammer and ano to Clothilde F Egbert. Q C. June 29. July 3, 1907. 12:3284. nom

Tiffany st, w s, 100 s Dongan st, 175x105.

Tiffany st, e s, 100 s Dongan st, 175x110.
Vacant.
Elmore Realty Co to Meehan Construction Co. B & S. June 27. June 28, 1907. 10:2711 and 2712. other consid and 100

*2d st, n s, 99 w Av C, 50x103, Unionport. Helwine Von Oesen to Marietta Elting. July 2. July 3, 1907. other consid and 100

*2d st n s, 50 w Madison av, runs w 50 x n 142 x e 100 to Madison av Madison av x s 37 x w 50 x s 100 to beginning, Westchester. Fannie A Ross widow to James F Donnelly. July 1. July 2, 1907. other consid and 100

*2d st, n w cor Madison av, 50x100, Westchester. Mary Donnelly to James F Donnelly. July 2, 1907. other consid and 100

*3d st, n s, 100 w 6th av, 2 lots, each 25x114.5, Laconia Park. Joseph Schneider to Valeria Velder. Mort $1,050. June 28. July 2, 1907. other consid and 100

*5th st, n s, 298.11 e Green av, 25x101.2. Robert Lindsay to John J Fox. Mort $1,900. June 27. July 1, 1907. other consid and 100

*8th st, n s, 175 e Av D, 29.9x108, Unionport. PARTITION (May 29, 1907). Chas H Young ref to Jacob Rumpf. June 27. July 3, 1907. 2,350

*8th st, n s, 305 w Av C, 100x108, Unionport. Emma B Silbereisen to Anna T Hoffmann. Mort $2,000. June 29. July 1, 1907. other consid and 100

*11th st, n s, 105 e Av E, 100x106, Unionport. Andrew Mensch to Anna wife Andrew Mensch. Mort $2,500. June 21. July 2, 1907. nom

137th st, No 409 (665), n s, 100 e Willis av, 25x100, 5-sty brk tenement. Valentine Borst to Dora Westermann. Mort $14,000. June 27. June 28, 1907. 9:2282. other consid and 100

135th st, No 415, on map No 705, n s, 450 e Willis av, 25x100, 5-sty brk tenement. Frank Heller to Emma S Reedt. Mort $20,000. July 1. July 3, 1907. 9:2280. nom

136th st, n s, 100 w Home av, 50x100, vacant. John H Kennard and ano as RECEIVERS of and the Columbia Mutual Building & Loan Assoc to Wm Hof. B & S. Mort $19,000 and all liens. June 13. July 3, 1907. 10:2549. 30,500

139th st, No 604, s s, 106.6 e Alexander av, 25x100, 5-sty brk tenement. Christian Haist to Henry Kuestner. Mort $16,000. July 2. July 3, 1907. 9:2301. other consid and 100

140th st, No 846, s s, 152.9 e St Anns av, 25x100, 4-sty brk tenement. Louis Green to Frank A Hubel. Mort $13,500. July 1. July 3, 1907. 10:2552. other consid and 100

142d st, No 545, n s, 200.6 e College av, 25.4x101, 3-sty frame dwelling. Edw G Stanley et al to Katie Donnelly. Mort $3,200. July 2. July 3, 1907. 9:2323. other consid and 100

142d st, No 489 (741), n s, 190 w Brook av, 25x100, 4-sty brk tenement. Jennie Moore to Christian H Werner. Mort $12,250. June 20. July 1, 1907. 9:2287. other consid and 100

145th st (Crane pl), n e cor Southern Boulevard, runs e 190.6 to Southern Boulevard c l old Prospect av x n 123.1 x w 134 to e s Southern Boulevard x s 136 to beginning, 2-sty frame dwelling and vacant. Babetta Doherr to John D Helmke. June 27. June 29, 1907. 10:2600. other consid and 100

154th st, No 523, n s, 220.3 e Morris av, 25x100, 4-sty brk tenement and store. Anna wife of Daniel H Jackson to Thos H Roff. Mort $13,500. July 1. July 2, 1907. 9:2414. other consid and 100

154th st, No 523, n s, 220.3 e Morris av, 25x100, 4-sty brk tenement. Louis Lese to Anna Jackson. B & S. All liens. June 28. June 29, 1907. 9:2414. nom

155th st, No 612, s s, 125 e Courtlandt av, 25x100, 1-sty frame building and 2-sty frame dwelling in rear. Henry Hoffman EXR Barbara Hoffman to Abraham Kaufman. July 1, 1907. 9:2401. 5,500

156th st, Nos 1010 and 1012, s s, 25 e Union av, 50x91, 6-sty brk tenement and store. Harry Marks et al to Julius M Zittel. Mort $46,000. July 2. July 3, 1907. 10:2675. 100

158th st, No 428 (686), s s, 125 w Elton av, late Washington av, 25x98.1, with all title to strip in front between old and new lines of st, 3-sty frame dwelling. Katie Roedder to Fredk C Scheele and Herman Wiebke. Mort $4,200. July 1. July 2, 1907. 9:-2379. other consid and 100

159th st, No 640, s s, 375 e Courtlandt av, 25x100, 2-sty frame dwelling. Morris H Feder and Louis Levin to Jacob Cooper. Mort $6,000. July 1. July 3, 1907. 9:2405. other consid and 100

161st st, between Park av, West and Park av East, begins Park av West, s e s, and runs e 69.10 x s 31.11 to n w s Park av, East, x n e 51.10 to s s 161st st, x — 101.2 to s e s Park av, West, x s w — to beginning, vacant. N Y & Harlem R R Co and the N Y C & H R R R Co to The City of N Y. April 24. July 2, 1907. 9:2421. nom

162d st n s, 323.5 e Prospect av, runs n 123.7 x n e 58 to w s
163d st 163d st x s e 18.10 x s e still along st, 111 to n s 162d st x s w 98 to beginning, vacant. Richard H Mitchell to Martin S Kelly. Mort $24,000. June 27. June 28, 1907. 10:2690. 100

163d st, No 928, s s, 25 e Jackson av, 25x72, 4-sty brk tenement and store. Caroline Muller and ano by GUARDIAN to Friedrich Kracke. B & S. All title. June 28. June 29, 1907. 10:2648. 848.18

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163d st, No 928, s s, 25 e Jackson av, 25x72, 4-sty brk tenement and store. Mary Muller widow to Friedrich Kracke. ½ part. All title. Mort $9,000. June 26. June 29, 1907. 10:2648. other consid and 100

Same property. Amelia Weber et al to same. All title. Mort $9,000. June 26. June 29, 1907. 10:2648. other consid and 100

164th st, No 1041, n w cor Stebbins av, 33.7x74.7x11.7x77.9, 3-sty brk tenement. John Trinner to Katharina Neukirch. Mt $11,500. June 29. July 2, 1907. 10:2690. other consid and 100

167th st | s w cor Fox st, runs w 73.10 x s 40 x e 10 and 46 to Fox st, No 1089 | w s Fox st x n 62.2 to beginning, 5-sty brk tenement and store. James C Gaffney to Richard H Mitchell. Mort $35,000. June 27. June 28, 1907. 10:2717. nom

*172d st, e s, 123 s Westchester av, 25x100, Westchester. Kath M Tiernan to Josephine K McOwen. Mort $500. July 1. July 2, 1907. other consid and 100

172d st, s s, 100.2 e Nelson av, 25x117.10x25x119.3, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Sarah A Tregoning. June 17. July 1, 1907. 11:2873. 1,825

172d st, s s, 125 e Nelson av, 25x116.5x25x117.10, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Mary A Chapple. June 17. July 1, 1907. 11:2873. 1,825

*173d st, e s, 275 n Gleason av, 25x100. Cath T Harlow to Cathrine Mulready. Mort $3,300. July 2. July 3, 1907. other consid and 100

*174th st, e s, 263 s Westchester av, 25x100. Tillie M Stadler to Magdalena A Walker. Mort $4,000. July 1. July 2, 1907. other consid and 100

175th st, Nos 714 and 716, s s, 100 w Washington av, 47x108, 5-sty brk tenement. FORECLOS (June 6, 1907). Sampson H Weinhandler ref to William Dattelbaum. June 20. June 28, 1907. 11:2908. 500

182d st, No 664, s s, 15.8 w Park av West, 16.8x77.9x16.8x76.4, 2-sty frame dwelling. Mary C Hoyt to Ernest Hammer. July 2. July 3, 1907. 11:3030. 100

201st st | n s, 46.7 e Decatur av, 50x121.1 to Mosholu Mosholu Parkway | Parkway, x51.3x132.4, vacant. Bronx Investment Co to John M Rauh. Mort $3,000. June 27. July 2, 1907. 12:3281. omitted

203d st | s w cor Briggs av, late Williamsbridge road, runs w Briggs av | 98.7 x s 100 x e 62 to n w s Briggs av x n e 78.6 to w s of said road x n 32 to beginning, with all title to lot adj above bounded w by w s of said road n by s s 203d st, and s e by n w s Briggs av, vacant. Alfred H Marvin to Sigmund Kohn and Ignace Gruber. Mort $5,500. June 28. July 3, 1907. 12:3308. other consid and 100

*214th st, n s, 150 e 6th av, 25x100, Laconia Park. A Shatzkin & Sons to Carmelo Currao. Mort $500. June 27. July 3, 1907. other consid and 100

*215th st, s s, 300 e 6th av, 50x100. Release mort. Frank C Mayhew and ano TRUSTEES Levi H Mace to A Shatzkin & Sons. June 25. June 28, 1907. 570

*215th st, s s, 300 e 6th av, 50x100, Laconia Park. A Shatzkin & Sons to Antonio Suozzi. Morts $945. Also mortgage of $12,600 on this and other property. June 20. June 28, 1907. 100

*216th st, s s, 100 e 6th av, 511x512, Laconia Park. A Shatzkin & Sons to Gioachino Sausa. Mort $750. June 28. July 3, 1907. 100

*218th st (4th st or av), n s, 81 e White Plains road, 37.6x114, Wakefield. John Quinlan to George Bezold. July 2, 1907. other consid and 100

*225th st, s s, 397.6 n Paulding av, 50x109.6.
Paulding av, w s, 59.6 n 224th st, 100x103x100x108.3.
Annie Davis to Solomon Malkiel. Mort $2,975. June 1. July 3, 1907. 100

*228th st, n s, 305 e 4th av, 100x114, Wakefield. James E Pyle to Jacob Dippel. Mort $——. June 29. July 3, 1907. other consid and 100

*229th st, n s, 205 e 6th av, 100x114, Wakefield. Joseph N Tuttle to Chas E Moses. B & S. Apr 10. June 29, 1907. nom

*Same property. Chas E Moses to Frances V Tuttle, of Madison, N J. B & S. Apr 10. June 29, 1907. nom

*230th st or 16th av, s s, 380 w 4th st, 25x114, Wakefield. Camille E Mezey and ano to Samuel Forbes. Mort $3,500. July 1. July 2, 1907. nom

*231st st, late 17th av, s s, 380 w White Plains road, 50x114, Wakefield. David H Sarfaty to Caroline S wife of David H Sarfaty. Mort $6,800. July 1, 1907. nom

*233d st (19th av | s s 305 e 2d st, 100x228 to n s 232d st (18th 232d st | av), except part for 233d st, Wakefield. Mary J Odell EXR & TRUSTEE Lawrence Odell to John Schrader. All liens. June 25. June 28, 1907. 6,500

*233d st | s s, 205 e 2d st, 100x228 to n s 232d st, except part for 232d st | 233d st. All title. Same to same. June 25. June 28, 1907. 6,000

*233d st, n s, 380 w White Plains road, 100x114. Same to Catharine Harte. All liens. June 27. June 28, 1907. 2,800

*234th st (20th av), n s, 80 w White Plains road, 50x114, Wakefield. James W Hunt to Abram H Lawson. ½ part. Mort $1,000 and all liens. June 29. July 2, 1907. nom

237th st, n s, 250 w Martha av, 25x100, 2-sty frame dwelling. Christian Schnekenburger to George Koch. Mort $1,900. June 18. July 3, 1907. 12:3386. 100

*237th st, n s, 24.6 w Byron st, 24.6x93x—x—. Louisa Hoffman to John Goergen and Fred O Knapp each ½ part. June 29. July 1, 1907. other consid and 100

Anderson av, w s, 100 s 164th st, 25x100. Agreement as to restrictions. Henry D Holloway with Wm G Ver Planck. May 21, 1907. July 3, 1907. 9:2504 and 2507. nom

Anthony av, s w cor 176th st, 45.5x90x52x90.3, vacant. Chas R Jung to David R Richards. June 27. June 28, 1907. 11:2891. other consid and 100

Briggs av, n w s, 395.8 n 194th st, 22x94.1x22x93.4, vacant. Wm H Wright & Son, Inc, to Frank O'Donnell. June 25. June 28, 1907. 12:3300. 10,000

Bathgate av, s e cor 188th st, 100x99.11x98x100, except 10 ft strip taken for 188th st and similar strip for av, vacant. Edward P Shields to Kath T Martin and Aldrick H Man EXRS Mary J Martin. All liens. May 15. June 28, 1907. 11:3056. nom

Brook av, No 1461, w s, 27.5 n St Pauls pl, runs w 83.11 x n 25 x e 54.7 x n along c l Mill Brook 3 x e 27.11 to av x s 28 to beginning, 4-sty brk tenement. A B C Realty Co to Emanuel H & Arnold A Lewis. Mort $13,500. June 27. June 28, 1907. 11:2896. other consid and 100

*Bracken av, e s, 150 n Randall av, 25x100. Land Co C of Edenwald to Davies Bader. July 1. July 3, 1907. nom

Beekman av, No 16, e s, 220 n 141st st, 40x102.8x40.3x104.1, 5-sty brk tenement. Moser Arndtstein to Peter Sauerbrey. Mort $26,000. July 1. July 3, 1907. 10:2554. other consid and 100

Bainbridge av, n w s, at n e 198th st, late Travers st, runs n e 93.1 x n w 39.5 x s w 100.2 to 198th st, late Travers st, x s e 29.11, vacant. Walter M Mohr to Wm H Werfelman. 12:3296. June 29. July 3, 1907. other consid and 100

*Bronxdale av, w s, 50.11 s Columbus av, 25.5x105.4x25x100.5.

Bronxdale av, w s, 50 s Kinsella av, 50.6x108.8x50x115.11. Carolina Wenninger to Morris Dworetzky and Samuel M Silverstein. Mort $2,650. June 25. July 3, 1907. nom

Bathgate av, late Madison av, n w s, bet 183d st and 186th st, and being part lot 18 map Adamsville, begins 25 s w from line bet lots 18 and 19, 25x100. Sophia Halpin to Charles Guggolz. ¼ part. All liens. June 29. July 2, 1907. 11:3053. nom

Briggs av, w s, 395.6 n 194th st, 22x93.3x22x94.2, vacant. Release mort. Wm H Valentine and ano to Wm H Wright & Son, Inc. June 26. June 28, 1907. 12:3300. other consid and 100

*Bronxdale av, s w cor Kinsella av, 50.6x108.8x50x101.4, Van Nest. John Goergen to Louisa Hoffman. Mort $2,280. June 29. July 1, 1907. other consid and 100

Bathgate av, No 1685 | n w cor 173d st, 100x44.5, 6-sty brk tene-
173d st, No 765 | ment and store. Wahlig & Sonsin Co to John A Steinmetz. Mort $54,000. July 1. July 2, 1907. 11:2915. other consid and 100

Bailey av, w s, 144 n Sedgwick av, runs n on curve, 211.5 x s 215.4 x e 21.4 to beginning.

Bailey av, s w cor Harlem River terrace, runs s 80 x again s on curve, 107.11 x n 64.10 x w 68 to Terrace, x n e on curve, 125.9 x e 44.6 to beginning.

Bailey av, s w cor 192d st, runs s 470.7 to w s Harlem River terrace, x s w on curve, 44.8 x s w on curve 607.11 to e s N Y & Putnam R R, x n 676.9 x e 103.5 x n 425 to s s 192d st, x e 40 to beginning, except lot as follows:
Harlem River terrace, w s, 500.5 s 192d st, runs w 139 to s along said R R, 25 x e 128.4 to terrace, x n 27.3 to beginning.

Bailey av, n w cor 192d st, runs n 753.2 to s s 194th st, x w 40 x s 753.2 to 192d st, x e 40 to beginning.

Bailey av, n w cor 194th st, runs w 40 x n 416.5 to s s Kingsbridge road, x e 12.9 x s e on curve, 41.7 to w s of av, x s 392.9 to beginning.

Bailey av, n s, 48.6 w Sedgwick av, runs w 36.6 to e s Bailey av, x n on curve 505.1 x again n 269.10 to s s Heath av, x n e on curve 188.2 x s w on curve 178 x s 378.8 x again s on curve 297.3 x again s 100 to beginning, vacant.
Kingsbridge Real Estate Co to Title Insurance Co, of N Y. June 28. July 2, 1907. 11:3236, 3237, 3238. other consid and 100

Boston road, No 964, e s, 58 n e Teasdale pl, 29x73x27x83.7, 5-sty brk tenement and store. Augusta Krug widow to Michael Murray. Mort $14,000. July 2, 1907. 10:2621. other consid and 100

Brook av, No 544, e s, 75 s 150th st, 25x99.11, 5-sty brk tenement and store. Chas E Rosenthal to Elizabeth Little. Mort $19,500. July 1. July 2, 1907. 9:2296. other consid and 100

Crotona av, w s, 50.2 s Grote st, late Garden st, 100.4x132.1x 100.8x152.3, 2-sty frame dwelling and vacant. Luder Hanken EXR John Hanken to Marie McHugh. June 17. July 3, 1907. 11:3084. 12,200

*City Island av (Main st), e s, at s s land formerly of Scofield estate, runs s 100 x e — to high water mark L I Sound x n — x w — to beginning City Island, except
City Island av, e s, at s s Scofield estate, runs s 100 x e 100 x n 100 x w 100 to beginning, with right of way over lot as follows:
City Island av, e s, 92 s Scofield estate, 8x100.
Mervin R Baxter to Adam Hansen and Henry B Nevins firm A Hansen & Co. All liens. July 2. July 3, 1907. other consid and 100

Creston av | s e cor 192d st, runs s 200 x e
Grand Boulevard and Concourse | 172.6 x n 27.6 to w s Grand Boulevard or Concourse, x n 191.3 to s s 192d st, x w 211.6 to beginning, 2-sty frame dwelling and 2-sty frame stable and vacant. John B Haskin to May L Haskin. June 27. July 2, 1907. 11:3167. other consid and 100

Cypress av, s w cor 139th st, 100x—x100x200.11, vacant. Michael N Salmore to A Newman. ¾ part. B & S. Mort $30,000. June 20. July 2, 1907. 10:2553. nom

*Commonwealth av, e s, abt 100 n Tremont av, 25x100. Release dower. Sophie Berkowitz to Annie Roberts. June 21. July 1, 1907. other consid and 100

*Commonwealth av, e s, 175 n Merrill st, 25x100. Henry Foth to Maria Farago. Mort $700. June 29. July 1, 1907. other consid and 100

*Commonwealth av, e s, 225 s Merrill st, 25x100. Annie Roberts to Max Lax. Mort $650. June 29. July 1, 1907. other consid and 100

Concord av, No 339, w s, 156.8 s 142d st, 16.8x100, 3-sty brk dwelling. Release mort. Fanny C Lyon et al TRUSTEES Samuel E Lyon to Kate Montague. May 15. July 3, 1907. 10:2573. 4,000

Crotona av, e s, 75 n 179th st, 25x100, vacant. Rowland W Thomas to Martin Gilmartin. Mort $8,000. July 2. July 3, 1907. 11:3095. 100

College av | n e cor 165th st, 438.11 to s s 166th st x 199.4 to w
Findlay av | s Findlay av x 438.11 to n s 165th st x 194.3 to begin-
165th st | ning vacant. Release judgment. Edmond and Leo
166th st | Kohn to Max Kessler. June 25. June 28, 1907. 9:2433 and 2437. nom

Cypress av, s w cor 139th st, 100x—x100x200.11, vacant. Michael N Salmore to M Rosenthal. ¼ part. Mort $30,000. June 27. June 28, 1907. 10:2553. nom

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**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

*Doon av, e s, 100 n Randall av, 25x100. Land Co C of Edenwald to Rocco J Magarillo. June 28. July 2, 1907. nom

Daly av, n w cor 178th st, 65.2x110.4x65.1x110.4, vacant. Wm Steinmetz to Wahlig & Sonsin Co. Mort $1,000. June 26. July 2, 1907. 11:3122. nom

Edgewater road, No 1503, w s, 672.7 n Westchester av, 25x100, 2-sty brk dwelling. John Baumiller to Rose Cohen. Mort $4,800. June 6. July 2, 1907. 11:3012. other consid and 100

Eagle av, No 677, w s, 494.6 s 156th st, 19.9x99.5, 3-sty frame tenement. Betty Goldsmith to Solomon Sobol. Mort $5,500. July 1. July 2, 1907. 10:2617. other consid and 100

*Edwards av, w s, 50 n Marrin st, 50x100. Charles Knauf to Elise Boman. All liens. May 1, 1907. July 1, 1907. other consid and 100

Eagle av, No 723, w s, 56 s 156th st, 18x99.2, 2-sty brk dwelling. Joseph Fettretch and ano to John Witzell. Mort $6,500. June 25. July 2, 1907. 10:2617. nom

*Eastchester Bay, plot or strip known as the "undivided land" bounded w by land Robt J Turnbull, s by land Ruth A L Brown, e by waters of said bay and n by another strip of undivided land belonging to Ruth A Brown et al, contains 6 404-1,000 acres, Westchester. Louise C Ferris and ano EXRS, &c, Oscar C Ferris to Richard M Montgomery. Q C. All title. June 11. July 1, 1907. nom

*Same property. Richard M Montgomery to The Estates Development Co. All title. Q C. June 27. July 1, 1907. nom

*Edison av | Pilgrim av | w s, 241 s Pelham road, 50x190 to Pilgrim av x—x—. Archibald W Comstock to Robt E McDonnell. Mort $2,600. June 7. June 28, 1907. other consid and 100

Forest av, No 968, e s, 379.11 s 165th st, 18.10x135, 3-sty brk tenement. Marie Stover to Conrad Stover. Mort $12,250. June 25. July 2, 1907. 10:2659. nom

*Fordham and Pelham av (now included in Bronx and Pelham Parkway), n s, at s e s lands of N Y, N H & H R R Co (prior to 1904), contains 5 035-1,000 acres, except 15 ft strip conveyed to said R R Co. April 13, 1904. Thos G Livingston to Colorado Realty Co. ½ part. Mort $10,000. June 29. July 2, 1907. nom

*Fort Schuyler road, e s, 173.4 s Prospect av, 60x1,281.8x60.9x1,292.9, Westchester terrace. Edgewater Realty Co to The City of N Y. B & S. May 22. July 1, 1907. other consid and 10

Same property. Release mort. Wm H Wallace and ano EXRS, &c, Susie W Harley to same. June 28. July 1, 1907. nom

*Edison av, e s, 230.9 n Middletown road, 25x100. Frank S Beavis to Herbert Lally. Mort $250. June 13. June 28, 1907. other consid and 100

Fulton av, No 1393, w s, 84.2 s 170th st, runs w 96.4 x s 42 x n e 36.7 x s e 0.6 x n e 27.9 x n w 0.6 x n e 17 and 15.2 to av x n 42.11 to beginning, 5-sty brk tenement. Charles Hauk to Fredk W Strohmeier. ½ part. Mort $38,000. June 28. June 29, 1907. 11:2925. other consid and 100

Hull av, w s, 200 s Woodlawn road, 25x110, vacant. Julia A Gainey to Mary A Costello. July 3, 1907. 12:3333. 100

Herrick av | Railroad av | Bronx av | Meadow st | Franklin lane | Agreement revoking offer of dedication to public use of streets, &c, as are not in beds of any streets legally opened by City of New York, also as to release easements, &c. Hunts Point Realty Co with William Simpson, Jr, et al. Sept 29, 1906. July 2, 1907. 10:2741, 2742, 2746, 2747, 2755, 2759. —

Hull av, w s, 225 n 209th st, 25x100, vacant. Delia Chapman to Harry Jackson. July 1, 1907. 12:3348. nom

*Harrington av, n s, 130.4 e Ft Schuyler rd, 25x100, Westchester. Charles Bohm to Joseph Bohm. Mort $890. July 2. July 3, 1907. nom

Intervale av, w s, 193.10 n Westchester av, 50x100, vacant. Louis Lockwood et al to Maurice Frankel. Mort $6,500 and all liens. June 15. June 29, 1907. 10:2699. nom

Jackson av, No 810, e s, 58.4 n 158th st, 16.8x87.6, 4-sty brk tenement. Frank A Hubel to Christian Gabel. Mort $5,500. July 1. July 3, 1907. 10:2647. other consid and 100

Jackson av, No 707, w s, 162.10 s 156th st, 18.2x74.5, 3-sty frame tenement. Henry F Horan to Marion E Horan. June 28, 1907. 10:2635. nom

*Kingsbridge road, s s, 25.2 n Fox av, 50x107.5x50x114.

Pratt av, e s, 115.3 s Kingsbridge road, 50x100, Edenwald. James F Adams to Geo H Sundermann. ½ part. June 20. July 3, 1907. nom

*Same property. John Adams by James F Adams GUARDIAN to same. ½ part. All title. June 20. July 3, 1907. 850

Longwood av, No 1129, n w cor Barry st, 20.2x63.11x20.2x65.2, 2-sty frame dwelling and store. Thos H Melledy to Margt A Downey. July 1. July 2, 1907. 10:2737. nom

Lincoln av, Nos 182 to 190 | 136th st, No 511 | 137th st | n e cor 136th st, 200 to s s 137th st, x100, five 6-sty brk tenements and stores. Simon Epstein to Joseph A Solomon. 2-5 parts. All title. Mort $201,000. June 28. July 2, 1907. 9:2312. other consid and 100

Lincoln av, Nos 182 to 190 | 136th st, No 511 | 137th st | n e cor 136th st, 199.11 to s s 137th st, x100, five 6-sty brk tenements and stores. Simon Epstein to Giuseppe Tuoti. 1-5 part. All title. Mort $201,000. June 27, 1906. July 3, 1907. 9:2312. other consid and 100

Same property. Same to same. 1-5 part. All title. Mort $201,000. Oct 1, 1906. July 3, 1907. 9:2312. other consid and 100

Lafontaine av, n e cor 178th st, 50.1x95, vacant. Carolina Wenninger to Karl Kretzmann. June 25. July 3, 1907. 11:3068. other consid and 100

Lafontaine av, n e cor 178th st, 50.1x95, vacant. Karl Kretzmann to St Pauls Evangelical Lutheran Church of the Unaltered Augsburg Confession of Tremont, N Y. Mort $6,000. July 2. July 3, 1907. 11:3068. nom

Lafontaine av, No 2116, e s, 131.5 n 180th st, 25x95, 3-sty frame tenement. Alexander Magnes et al to Frederich Voegeler. Mort $4,500. July 2. July 3, 1907. 11:3062. other consid and 100

*Mayflower av, w s, 475 n Pelham road, 50x100. Henry Storck to Chas J Hausman and Bernhard Mayer. June 28. July 2, 1907. nom

*Morris Park av, n e cor Graham st, 23.10x84.9x23.9x81.9. Richard J Lyons to Louis Weiss. Morts $750. June 25. July 3, 1907. nom

Marion av, e s, 63.2 s 199th st, 31.6x76.6x31.2x81.3, vacant. Ernest Hammer to Clothilde F Egbert. June 29. July 3, 1907. 12:3284. nom

Morris av, No 907 | 162d st | n w cor 162d st, ½ blk x to e s Sherman av. Sherman av | 2-sty frame dwelling and vacant. Josiah H Burton to Frank V Burton, of Newburgh, N Y, and Robt L & John H Burton, both of Cedarhurst, L I. C a G. Dec 8, 1905. June 28, 1907. 9:2445. other consid and 100

*Middletown road, n s, 25 e Robin av, 43.5x107.3x48.4x107.7, Tremont terrace. Elias Samson to Chas W Ratz. July 1. July 2, 1907. other consid and 100

*Morris Park av, s s, 95 w Louise st, 25x100, Van Nest. Hattie A Lotz to Gustav Kupsa and Fredk J Spliedt. Mort $3,500. July 1. July 2, 1907. other consid and 100

*Morris Park av, s s, 87.3 w Unionport road, 25.7x115.4x25x120.10, Van Nest Park. John F Scott to Manoog Dambourajian. Mort $6,700. June 17. July 1, 1907. other consid and 100

Merriam av, s e s, 75 n e 169th st, 25x63.10x24.3x76, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Wm G Fitzgerald. June 10. July 1, 1907. 9:2531. 550

Merriam av, w s, 50 n 170th st, 25x86, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Frederick Edwards. June 17. July 1, 1907. 9:2534. 1,200

Morris av, e s, 80 s 179th st, 20x100, 3-sty brk dwelling. August Jacob to Thos P Kennedy. Mort $7,500. July 1. July 3, 1907. 11:2807. other consid and 100

Morris av, No 1070, e s, 370 n 165th st, 20x95, 3-sty brk tenement. Abraham Orently to Edward Kolbert. Mort $9,500. July 3, 1907. 9:2437. other consid and 100

Morris av, No 1066, e s, 330 n 165th st, 20x95, 3-sty brk tenement. Same to Saml D Reich. Mort $9,750. July 3, 1907. 9:2437. other consid and 100

Morris av, No 1068, e s, 350 n 165th st, 20x95, 3-sty brk tenement. Same to Henry Rosenzweig. Mort $8,000. July 3, 1907. 9:2437. other consid and 100

Norwood av, late Decatur av, No 3160, e s, 196.7 s 205th st, 16.8 112.6, 2-sty frame dwelling. Martin J Norz and Carrie M S his wife to Colista M Day. Mort $3,500. June 27. June 28, 1907. 12:3353. other consid and 100

Norwood av, late Decatur av, No 3162, e s, 179.11 s 205th st, 16.8 x112.6, 2-sty frame dwelling. Martin J and Carrie Norz to Carrie M S wife Martin J Norz. Mort $3,500. June 27. June 28, 1907. 12:3353. other consid and 100

Old Hunts Point road, w s, at line between lands of Spofford and Barretto, runs along the w and s s of said road as follows: s e 541 and 218 x n e 569 x s e 1003.6 x n e 376.8 x s e 436 and 57.3, thence crossing road easterly 50 to e s of said road, x n w crossing South pl, 62 to n s of South pl, at e s of said road x n w along e s said road 424 to s s North pl, thence crossing the west end of North pl, 50 to n s of said road, thence along the n and e s of said road as follows: s w 11 and 400 x n w 1,009 x s w 557.6 x n w 189.6 x n w again 521.6 and 17.9, thence crossing said road, s w 43.6 to beginning, except parts taken by city for streets, &c. Wm T Weber to Geo F Johnson. All title. Q C. Feb 1. July 3, 1907. 10:2768, 2769, 2770, 2771, 2772, 2775, 2777 and 2780. 133.93

Prospect av, No 1404, e s, 41.4 n Jennings st, 20.10x80.9x20x86.10, 3-sty frame tenement and store. Paul Grathwohl to Morris and Lillian Kohn. Mort $6,000. June 28. June 29, 1907. 11:2963. other consid and 100

Prospect av, No 740, e s, 25 s 156th st, 18.9x90, 2-sty brk dwelling. Elmar von Eschwege et al to Erich von Eschwege. Apr 3. June 29, 1907. 10:2687. omitted

Prospect av, w s, 77.2 n 160th st, runs n 120.1 x w 210 x s 100.1 x w 5 x s 20 x e 215 to beginning, 2-sty frame dwelling and vacant. Anna Borgstede to James F Meehan. July 1, 1907. 10:2677. other consid and 100

Prospect av, n w s, and s e s, lying bet n s Timpson pl and n e s 146th st, late Crane st, on the one side, and s s of Southern Boulevard on other side. Release right of way or easement, &c. Babette Doherr with Annie H Seggermann et al. Nov 28, 1906. June 29, 1907. 10:2600. nom

Pelham av, No 864, former line, s e cor Arthur av, 15x—x16.5x 95.2, 2-sty frame dwelling and store. Gaetano Del Bello et al EXRS &c Angelo di Ciocca to Domenico Bastone. Mort $10,000. July 2. July 3, 1907. 11:3078. 12,750

Same property. Magdalena di Ciocca widow to same. Q C. Mort $10,000. June 14. July 3, 1907. 11:3078. nom

Perry av, w s, 27.5 n 206th st, 54.10x123.9x50x101.2, vacant. Edw J Stapleton to Franz Frisch. July 2. July 3, 1907. 12:3342. other consid and 100

Perry av, n w cor 206th st, 27.5x101.2x25x89.11, vacant. Hibbert B Roach to Franz Frisch. Mort $6,300. July 2. July 3, 1907. 12:3342. other consid and 100

Prospect av, w s, 256.3 n 187th st, 18.9x95, vacant. Chas F Dilberger to Alma D Rosenkampff. Mort $6,000. July 2. July 3, 1907. 11:3104. other consid and 100

*Parker av, w s, 244 n Westchester av, 25x100. Release mort. Felix Hack to Herman T Tuchman. June 22. July 1, 1907. nom

*Pratt av, e s, 365.3 s Kingsbridge road, 25x100. Land Co C of Edenwald to Hannah Norris. July 31, 1906. July 2, 1907. nom

*Same property. Hannah Norris to Morris Norris. July 2, 1907. nom

Robbins av, No 586, s e s, 75 n e Fox st, late Uncas st, 25x105, except part for av, 3-sty frame tenement and 2-sty frame tenement in rear. Sebastian Schneider to Louis Schlecht. Mort $4,500. July 2. July 3, 1907. 10:2642. other consid and 100

Robbins av, s w s, at s s 141st st, 115.5x117x100.9x115.7, vacant. Cedar Street Co to Island Realty Co. B & S. June 27. July 1, 1907. 10:2568. other consid and 100

Robbins av, w s, old line, 200 s Kelly st, late Willow st, runs s 70 x e 1 to w s said av as now laid out, x n 70 x w 1 to beginning. Frank D Hadley ADMRX Robt H Elton to I Jules Mayer. May 21. July 1, 1907. 10:2623. 100

Stebbins av, No 973, w s, 343.9 s 165th st, 20.10x120, 2-sty frame dwelling. John Finley to Wm C Allan. Mort $5,200. July 2. July 3, 1907. 10:2690. other consid and 100

Trinity av, late Grove av, w s, 300 n 161st st, late Cliff st, 50x100, vacant. James T Barry to Arthur J Barry. June 26. June 28, 1907. 10:2639. other consid and 100

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JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

Tremont av, No 1345 (Westchester av), n e cor Bronx st, 155 s e from line bet land Bronx Leather Mfg Co and John Cornell and adj land James Hyland, runs n e 100 x s e 75 to Bronx River x s w — to av and n w 35 to beginning, except part for Bronx st, 2-sty frame store. John A Steinmetz to the City & County Contract Co. Mort $6,000. July 1. July 2, 1907. 11:3141. 100

*Tremont av, n e s, as confirmed July 26, 1906, 123.6 n w Commonwealth av, runs e 13.10 x n 25 x w 72.6 x s e 63.11, except part taken for Tremont av. Tommaso Giordano to Wm Maidhof. July 1. July 3, 1907. other consid and 100

*Throggs Neck road, leading from Fort Schuyler to Westchester Village, e s, at n w cor lands formerly of Fredk C Havemeyer, contains about 135 acres, being the country place in Westchester formerly of George Bruce Brown, with the Mansion, stables, &c, Throggs Neck and all title, &c, to

Lands under water of Eastchester Bay or Long Island Sound, and runs to Weir Creek, Town Dock road, &c.

Manor Park Realty Co to Alfred W D Hogg. Morts $340,000. June 29. July 1, 1907. other consid and 100

Union av, No 862, e s, 197.4 n 160th st, 16.4x125, except strip taken for av, 2-sty frame dwelling. Edward Pollak to Ann Moloughney. Mort $3,250. June 26. July 2, 1907. 10:2677. other consid and 100

Union av, No 572, e s, 20 s Fox of 150th st, 18.4x90.

Union av, No 572, e s, 38.4 s Fox or 150th st, 36.8x90. Encroachment agreement. Bessie Burns with Max Cohen and Emanuel Glauber. June 14. July 3, 1907. 10:2674. nom

Union av, No 720, e s, 154.9 s 156th st, 18.9x93.6x18.9x93.8, 2-sty brk dwelling. Fannie Rosenberg to Adaline Cohen. Mort $5,500. Oct 16, 1901. June 29, 1907. 10:2675. nom

Same property. Adaline Cohen to Adaline Cohen, Louis Smadbeck and Joseph M Cohen EXRS and TRUSTEES Isaac N Cohen. June 28. June 29, 1907. 10:2675. nom

Union av, No 572, e s, 20 s Fox or 150th st, 18.4x90, 3-sty frame tenement. Bessie Burns to Stephen Schetz. All liens. July 2. July 3, 1907. 10:2674. other consid and 100

Union av, No 720, e s, 154.9 s 156th st, 18.9x83.6x18.9x93.8, 2-sty brk dwelling. Adaline Cohen et al EXRS Isaac N Cohen to Simon T and Anna M McNally. Mort $7,500. June 28. June 29, 1907. 10:2675. 8,100

Union av, No 768, e s, 136.5 n 156th st, 16.8x106.6x16.9x104.4, 2-sty frame dwelling. Catherine Harpret widow to Louise and George Harpret. June 26. June 28, 1907. 10:2676. nom

Vyse av, Nos 1155 and 1157, w s, 340 n 167th st, 40x100, two 3-sty brk dwellings. Emanuel J Lasar to Isidore Holtsberg. Mt $9,500. June 28. July 1, 1907. 10:2752. nom

Vyse av, No 1153, w s, 320 n 167th st, 20x100, 3-sty brk dwelling. Charlotte Satin to Martin Gollubier. Mort $9,500. July 1. July 2, 1907. 10:2752. other consid and 100

Walton av, e s, 196 s 184th st, 25x95, vacant. Charles Hennings to Elias Lutz. June 20. June 29, 1907. 11:3183. other consid and 100

Walton av, Nos 1 and 3, e s, 83.11 n Cheever pl, 38.7x118x38.8x119, 2 & 3-sty frame dwelling. Ranson Caygill to William Soons. Mort $9,000. June 24. June 28. 1907. 9:2345. nom

Woody Crest av, w s, abt 725 s 172d st, runs s 22.4 x w 61 x n 65.9 x n e 25 x s 100 to beginning, vacant. PARTITION (Apr 24, 1907). Wilbur Larremore ref to Wm Gamble. June 18. July 1, 1907. 11:2873. 3,725

Woodycrest av, w s, 246.7 s 168th st, 25x79.9x25.5x84.9, 2-sty frame dwelling. Nelson Smith, Jr, to Nelson Smith. Feb 25. July 1, 1907. 10:2515. 6,600

Woodycrest av, w s, 271.7 s 168th st, 25x74.10x25.5x79.9, 2-sty frame dwelling. Nelson Smith, Jr, to Nelson Smith. Feb 25. July 1, 1907. 10:2515. 6,650

Willis av, No 151, w s, 25 s 135th st, 25x81.6, 5-sty brk tenement and store. George Zwick to Value Realty Co. Mort $17,000. June 20. July 2, 1907. 9:2297. other consid and 100

Webster av, No 1235, w s, 132 n 168th st, 26x100, 4-sty brk tenement. Louis Burger to Joseph Blum. Mort $13,600. July 1. July 2, 1907. 9:2427. other consid and 100

Walton av, No 2102, e s, 75 s 181st st, 25x100, 3-sty frame tenement. B Spoerri-Roebelen to Louis Baehr. Mort $8,800. July 2. July 3, 1907. 11:3178. other consid and 100

Woodlawn rd, e s, 200 s 210th st, 50x108.3x50x122.2, vacant. Henry R Knopf to Louis Mink. Mort $2,080. June 29. July 3, 1907. 12:3343. other consid and 100

Webster av (Bronx River road), e s, 84 s City Line, 50x99.6x52.6x99.8, two 2-sty frame dwellings. Lizzie Van Tassel and ano to Otto P Schroeder. Mort $3,275. June 28. July 3, 1907. 12:3401. other consid and 100

*2d av, w s, 450 n 216th st, late 2d st, 25x100, Williamsbridge. Victor Gerhards to Theresa Ryer. Mort $3,500. July 2. July 3, 1907. other consid and 100

3d av, No 4171, w s, 30 n 176th st, 26x97.10x26x98.10, 4-sty brk tenement and store. Charles Kessler to Alfred C Bachman. Mort $17,000. June 18. June 29, 1907. 11:2924. 100

3d av, No 3886, e s, 146 s 172d st, 27x125, 4-sty brk tenement and store. Isidor Holtsberg to Harry and Samuel Steinberg. Mort $24,000. June 29. July 1, 1907. 11:2929. other consid and 100

*6th av, e s, 50 s 215th st, Laconia Park.

1st st, s s, 275 w Tilden av, same map.

Tilden av, w s, 25 n 215th st, same map. each lot, 25x100.

Frank Koch to A Shatzkin & Sons. Mort $12,600. June 27. July 3, 1907. other consid and 100

*City Island, e s, at s s land Scofield estate, runs s 100 x e — to high water mark Long Island Sound, x n — x w —. City Island Athletic Club to Mervin R Baxter. Morts $7,000. July 2. July 3, 1907. other consid and 100

*Harlem River & Portchester R R, s s, at n e s Bronx and Pelham Parkway, contains 839-1,000 acres. Colorado Realty Co to Harlem River & Portchester R R Co. July 1. July 2, 1907. nom

*Land under waters of L I Sound or Eastchester Bay at City Island, at n s lot 658 on map of Eliz R B King at point 52.11 w Main st, runs s 75 to s s lot 660 x w 400 x n 75 x e 400 to beginning. Eliz D DeLancey EXTRX Elias D Hunter to Louisa A Pell. May 8, July 3, 1907. 3,000

*Same property. The City Island Land & Dock Co to same. May 20. July 3, 1907. nom

*Lot 122, amended map (No 1038) of Bronxwood Park. Bronxwood Realty Co to Mary A De Lisle. Mar 23. July 3, 1907. nom

*Lot 159 map W F Duncan, at Williamsbridge. Release mort. Carl Fischer to Onofrio Di Stasio. June 20. July 1, 1907. 300

*Lot 160 same map. Release mort. Same to Gerardo Di Tolla. June 20. July 1, 1907. 350

*Lots 7 and 8 in parcel 2 map Frances Scofield estate on City Island. Adele Collins to Leander B Bigelow and Annie E his wife as tenants by entirety. July 1. July 2, 1907. 2,550

## LEASES

(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).

### BOROUGH OF MANHATTAN.

June 28, 29—July 1, 2, 3.

Bayard st, No 43, or Bowery, No 28 | store. Max Mandel to Joseph Brodsky; 4 7-12 years, from Oct 1, 1906. June 29, 1907. 1:163.....1,200

Broome st, No 309. Assign lease. Jacob Steierman to Morris Shoenhaut. May 27. July 1, 1907. 2:418.....nom

Cannon st, No 131, south store, &c. Annie Guttenberg to Max Bauman; 5 years, from July 1, 1907. June 28, 1907. 2:335..600

Church st, No 321. Assign lease. Ignatz Schaefer to Louis Vogel. June 27. June 29, 1907. 1:210.....nom

Same property. Assign lease. Louis Vogel to S Liebmanns Sons Brewing Co. June 27. June 29, 1907. 1:210.....nom

Cannon st, No 131. Assign lease. Max Bauman to Davies J Marshall. July 1. July 3, 1907. 2:335.....nom

Same property. Re-assign lease. Davies J Marshall to Max Bauman. July 2. July 3, 1907. 2:335.....nom

Forsyth st, Nos 55 and 57. Assign 2 leases. Isaac Finkelstein to Davies J Marshall. June 28, 1907. 1:302.....nom

Same property. Re-assign lease. Davies J Marshall to Isaac Finkelstein. June 29. June 28, 1907. 1:302.....nom

Gouverneur st, No 33. Assign lease. Samuel Saal to Barnet and Fannie Adamofsky. June 24. June 28, 1907. 1:267.....700

Hudson st, No 195, s w cor Desbrosses st, store, &c. The Central Cigar Mfg Co to John Donlin; 3 2-12 years, from Mar 1, 1907. July 3, 1907. 1:222.....1,000

Houston st, No 225 East, all, hotel, &c.....

Houston st, No 223 East, store..... Hy F Schilling to Harry Siegelman and ano; 5 years, from July 1, 1907. July 2, 1907. 2:412..... 3,540

Houston st, n s, 50 w Goerck st, store. Sorkin, Riccardi & Co to Jacob Greenwald; 3 years, from April 1, 1907. July 1, 1907. 2:356..... 432 and 444

Lewis st, No 116, all. Abraham I Kantrowitz to Albert Ehrlich; 3 years, from June 1, 1907. June 29, 1907. 2:325.....3,550

Madison st, No 360. Surrender lease. Joseph Rosenberg et al to Louis Safir and ano. All title. Mar 5. June 28, 1907. 1:266..... 483.38

Madison st, No 29, all. Nicholas T Brown to Demethrius N Doukas; 3 years, from Feb 1, 1907. July 3, 1907. 1:116.....2,000

Mulberry st, No 115, store. Alfonso D'Angelo to Annie Congorsky; 2 9-12 years, from July 1, 1907. July 2, 1907. 1:206.....600

Norfolk st, No 31, all. Karl Shapiro to Isaac Herschkowitz; 3 years, from May 1, 1905. June 29, 1907. 1:311.....4,320

Oliver st, No 36 | all. Domenick Abbate to Teresa Siani; 4 10-
Madison st, No 64 | 12 years, from July 1, 1907. July 3, 1907. 1:278..... 3,800

Orchard st, Nos 104 and 106, corner store. Abraham Elterman to Meyer and Isidore Solomon; 4 10-12 years, from July 1, 1907. June 28, 1907. 2:409.....2,100

Oliver st, No 68, store, &c. Emelie A Koerfer to Louisa Puglisi; 4 years, from May 1, 1907. June 28, 1907. 1:252.....420 to 456

Orchard st, Nos 104 and 106. Assign lease. Meyer and Isidore Solomon to Ferdinand Munch Brewery. June 8. June 28, 1907. 2:409.....nom

Rector st, No 17, two stores and two basement stores. Louis Spingarn to Meena & Khoury; 4 9-12 years, from Aug 1, 1907. June 28, 1907. 1:18..... 2,475

Sheriff st, No 97, store. Louis Mechalisky or Michalisky to Isaac Sheiner; 2 years, from May 1, 1907. June 28, 1907. 2:339.....360

Stanton st, No 178, part of. Marcus Neustaedter to Sam Lanes and Sam Adler; 4 years, from July 1, 1907. June 29, 1907. 2:-350.....300

Washington st, n w cor Hubert st, 5th floor. Varick Realty Co to Edgar O Clark; 5 years, from May 1, 1907; 2 9-12 years renewal. June 28, 1907. 1:217.....8,000

West st, No 152, all. Fredk D Bechstein and ano to Morris Goldman; 4 11-12 years and 15 days, from May 1, 1907. June 29, 1907. 1:128.....2,650

West st, No 45, all. Hermann H Cammann EXR Daniel M Edgar to John L Gwilliam; 3 10-12 years, from July 1, 1907. July 3, 1907. 1:17..... 1,700 and 2,200

Willett st, No 66, all. Adolf D Lindemann to Isaac Waldsbreicher; 3 years, from Mar 1, 1907. July 1, 1907. 2:338.....3,940

3d st, No 284 East. Cancellation of lease. Morris Krug et al to Rachel Feldman and ano. July 2. July 3, 1907. 2:372.....

4th st, No 205 East. Assign lease. Carl Vietze to Morris Rosenbaum. July 1. July 3, 1907. 2:400.....

4th st, No 205, n s, 250 e Av A, 25x96.2. Assign lease. Morris Rosenbaum to Golde Rosenbaum. July 1, 1907. July 3, 1907. 2:400.....

6th st, No 227 East, loft. Adolf Meyer to Bombach & Helfgott; 3 years, from May 1, 1907. July 3, 1907. 2:402.....660

9th st, No 614 East. Assign lease. Joseph Molnar to August Gurka. June 11. July 1, 1907. 2:391.....nom

11th st, No 434 East, west store, &c. Pasquale Viscardi to Giacomo Genovese; 4 years, from Oct 1, 1907. June 28, 1907. 2:-438.....720

Same property. Assign lease. Giacomo Genovese to Consumers Brewing Co. June 18. June 28, 1907. 2:438.....nom

15th st, No 515 East. Surrender lease. Giuseppe Garamella to Elisa Caruso. All title. June 25. June 28, 1907. 3:973....nom

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DYCKERHOFF PORTLAND CEMENT

is made in Germany. The superior quality amply compensates the consumer for its higher price. It is perfect.

E. THIELE, Sole Agent,
99 John St., New York.

18th st, No 237 East, all. Anna M Jansen to Joseph and Josephine Verderber; 3 3-12 years, from July 1, 1907. July 2, 1907. 3:899.....1,500

23d st, Nos 548 and 550, s s, 575 w 10th av, 50x98.9. Kath E Moore widow to Harward W Cram; 21 years, from Sept 1, 1906. July 3, 1907. 3:694.. .. taxes, &c, and $2,000 and 2,400

34th st, No 40 West, rear part of 1st loft. Robt S Smith to Anna L Humphreys, of Flatbush; 1 3-12 years, from Aug 1, 1905. June 28, 1907. 3:835.....600

40th st, No 336 East, all. Adolph S Miller to Antonio and Guiseppe Bartolatta; 5 years, from July 1, 1907. July 2, 1907. 3:945.....2,600

45th st, No 205 East, all. Morris Frohmann and ano to Charles Kallmeyer; 5 years, from Aug 1, 1907. June 28, 1907. 5:1319. .....1,100

48th st, No 340 East. Assign lease. Joseph B McKenna to Thomas Conville Brewing Co. May 10. June 28, 1907. 5:1340.....nom

79th st, No 225 West( all. Estate Pattie E Jenks to Arnold W Koehler; 5 years, from Oct 1, 1907. July 3, 1907. 4:1227.... for term 9,500

108th st, Nos 331 and 333 East, west store. Raphael Kurzrok to Nunziov Leto; 5 years, from May 1, 1907. June 28, 1907. 6:-1680.....600

Same property. Assign lease. Nunziov Leto to Consumers Brewing Co of N Y (Lim). June 17. June 28, 1907. 6:1680.. ....nom

113th st, Nos 339 and 341 East, all. Julia A Wilbur to Angelo R Balladino; 5 years, from July 1, 1907. June 29, 1907. 6:1685. ....3,200 to 4,000

115th st, No 84 West, corner store and basement. Albert E Lowe and ano to David Marks; 5 years, from May 1, 1907. July 2, 1907. 6:1598.....2,500 to 3,000

125th st, Nos 272 and 274 West, all. United Merchants Realty and Impt Co to Childs Company; 20 years, from Sept 1, 1907. July 3, 1907. 7:1930.....22,000

128th st, Nos 19 and 21 East. Assign lease. Chas B Fraade to Rose Lucatzer. All title. June 20. June 28, 1907. 6:1753. .....100

133d st, Nos 109 to 117 West, all. Jacob Bloch to James T Alexander; 4 10-12 years, from July 1, 1907. July 2, 1907. 7:1918. .....4,200

Av B, No 161. Surrender lease. Theobald Noll to Henry Gentzlinger and Gertude Bub. All title. Oct 29, 1904. June 28, 1907. 2:393.....nom

Av B, Nos 46 and 48. Surrender lease. Max Schantz to Jacob Levin. All title. June 27. June 28, 1907. 2:399.. ..... other consid and 270

Av C, Nos 134 and 136. Surrender lease. Hyman Harris to Hyman Schnitzer and ano. All title. Jan 18. June 28, 1907. 2:-378.....200

Same property. Surrender lease. Bernard Goulko to Hyman Harris and ano. All title. Jan 14. June 28, 1907. 2:378.....nom

Av C, Nos 70 and 72. Assign lease. Mary Jacoby to Isidor Newman. Feb 23. July 3, 1907. 2:375.. .. .. .....nom

Amsterdam av, No 421, n e cor 80th st, Assign lease. Patrick J Barry to Pierce Brennan. July 1. July 3, 1907. 4:1211.....nom

Amsterdam av, No 46, south store. Hannah Abraham to Giuseppe Citarella; 3 years, from May 1, 1907. July 3, 1907. 4:1152. .....900

Broadway, No 62 / New st, No 21 — e s, 67.4 n Exchange pl, runs s e 60.6 x n or n e 0.8 x s 66.7 to w s New st, No 21, x n 20.8 x w 124.10 to Broadway, x s 23.6 to beginning. Assign lease. Walter B Warren to Downtown Building Co. All title. June 26. June 28, 1907. 1:23.....nom

Broadway, No 58, n e cor Exchange pl, runs s e 132.7 to New st, x n w 8.11 x s 1.5 x n w 18.4 x s w 8.4 x n w 101.8 to Broadway, x s w 32.4 to beginning.

Broadway, s e s, 32.4 n e Exchange pl, runs s e 101.8 x n e 8.4 x s e 18.4 x n e 1.5 x s e 8.11 to New st, x n e 24.2 x n w 66.7 x s w 0.8 x n w 60.6 to Broadway, x s w 35 to beginning. Assign lease. Walter B Warren to Downtown Building Co. All title. June 26. June 28, 1907. 1:23.. .....nom

Columbus av, No 641, n e cor 91st st, store, &c. Patrick Kennedy to Chas F Kohlhepp; 4 3-12 years, from May 1, 1907. July 2, 1907. 4:1205.....2,200

Lexington av, Nos 201 and 203, n e cor 32d st. Assignment of money that will become due on surrender of lease. Gustav Hagenah to Bernheimer & Schwartz. All title. June 26. June 28, 1907. 3:888.....nom

Park av, No 1294, corner 99th st, store. S Lefkowitz to Sall Rosenstein; 2 years, from May 1, 1907. June 28, 1907. 6:1604.. 540

1st av, No 2207. Assign lease. Pasquale Bastone to Wm Zoll. July 3, 1907. 6:1685.....nom

1st av, No 2372, store. Frederick Henry to Katharine Wyber; 5 years, from June 15, 1907. July 2, 1907. 6:1809... .. .....240

2d av, No 215, parlor floor and floor above. Newman Grossman et al to Sylvester E Staggs; 3 years, from May 1, 1907. July 2, 1907. 2:469.....1,200

2d av, No 1105. Assign lease. Sarah Margulies to Isidor and Israel Solowey. July 1. July 3, 1907. 5:1332.....nom

2d av, No 55. Surrender lease. Harris Brovman to Henry Prince. July 1. July 3, 1907. 2:459.. .....1,300

3d av, No 642, 3 upper floors. Fredk J Decker to Elisa and Joseph Dietrich; 2 9-12 years, from Aug 1, 1906. July 3, 1907. 5:1296.....1,140

3d av, No 163, s e s, 160 n e 15th st, 19x60, the lot. Hamilton Fish Corporation to George Breiser; 21 years, from Aug 1, 1907. July 2, 1907. 3:897.. .....taxes, &c, and 1,000

3d av, No 1883, store. Isaac Nacht to Frank Greimel; 3 10-12 years, from July 1, 1907. June 29, 1907. 6:1654.....1,800

3d av, s e s, at n e s 15th st, 27x60, all. Augustus Van Horne Stuyvesant to Chas A Winchester; 7 years, from Aug 1, 1907. July 1, 1907. 3:897.. .....taxes, &c, and 1,025

3d av, Nos 110 and 112, 3 upper floors. J Valensi & Co to Chas Beckmann; 4 10-12 years, from July 1, 1907. July 1, 1907. 2:559.....1,350

4th av, No 18, all. N Y Life Ins and Trust Co TRUSTEE Marion L Carroll and ano to Moses A Frank and ano; 5 years, from May 1, 1907. June 29, 1907. 2:544.. .....2,500

5th av, No 220, 4 upper floors. Andrew J Connick to T Clarence Hollander et al; 16 years, from May 1, 1908. June 28, 1907. 3:828.....7,500

5th av, No 2195, north basement. The Garden Realty Co of N Y to Angelo A Palladino; from Dec 1, 1906, to May 1, 1912. June 29, 1907. 6:1758..... 60 to 120

5th av / 23d st, No 10 West — s w cor 23d st, space on 3d floor, also on top floor. The Sommers Mercantile Co to Frances A Harris; 5 years, from Sept 1, 1905. July 2, 1907. 3:824.... 10% of gross sales of tenant and 8,125

5th av, No 626, n w cor 50th st. Leasehold.....

5th av, No 628, adj above on north. Leasehold.. .....

Party wall agreement, &c. Benjamin Altman with Thos R A Hall. June 20. July 3, 1907. 5:1266... .....nom

8th av, Nos 709 to 715, s w cor 45th st, 100.5x100, all. Wm W Astor to Jacob Harris; 10 years, from July 1, 1907. June 29, 1907. 4:1035.. .....taxes, &c, and 10,800 and 12,000

9th av, No 541, store, &c. Sarah H Pattison and ano to Isidor Frank; 3 years, from May 1, 1906. July 3, 1907. 4:1050.. 1,700

10th av, No 534. Assign lease. James J Doyle to Patrick Hennessy. June 12. July 1, 1907. 3:737.....nom

10th av, No 650, all. Fritz Wendel to George Jacobi; 10 years, from May 1, 1907. June 28, 1907. 4:1055.....1,650

11th av, No 587, s w cor 44th st, 4-sty brk building. Annie Whittemore widow to Benj G Rosenheim; 5 years, from May 1, 1907. June 28, 1907. 4:1091.....1,500

11th av, No 390, store, &c. Cornelius Daly to Charles Lindblom and ano; 5 years, from Jan 1, 1907. July 3, 1907. 3:705....600

11th av, No 587. Assign lease. Benj G Rosenheim to John D Haase. July 1. July 3, 1907. 4:1091.. .....nom

Same property. Re-assign lease. John D Haase to Benj G Rosenheim. July 3, 1907. 4:1091... .....nom

11th av, No 643, s w cor 47th st, store, &c. James M Tierney to John Hanley; 4 10-12 years, from July 1, 1907. July 2, 1907. 4:1094.....1,500

## BOROUGH OF THE BRONX.

Hewitt pl, No 793, corner Longwood av. Assign lease. Corinna Hartmann to Wm R Ehler. June 28, 1907. 10:2688 and 2695. .....nom

Longwood av, No 1050 / Hewitt pl, No 93 — corner Longwood av. Assigns two leases. Wm R Ehler to John D Haase. June 28. July 3, 1907. 10:2688 and 2695.....nom

Same property. Re-assign 2 leases. John D Haase to Wm R Ehler. June 28. July 3, 1907. 10:2688 and 2695.. .....nom

*Main st, e s, at s w cor Steinfenhofers land, runs e 1 to Long Island Sound, x s 100 x w — to st, x n 100 to beginning, City Island. Surrender lease. Adam Hansen to City Island Athletic Club. All title. July 2. July 3, 1907. .....

146th st, No 709 East, all. Barbara Uhl to Joseph Smolen; 1 10-12 years, from July 1, 1907. July 3, 1907. 9:2291.. .. .. ..720

165th st, n s, bet 3d and Washington avs, lot 24 of 24 Morrisania map of 23d Ward tax map for years 1875 and 1876. The Mayor, &c, of City N Y to Chas H Kirk. Jan 2, 1884. 1,000 year tax lease. July 3, 1907. 9:2370.. .....51.29

Same property. Assign lease. Chas H Kirk to Louis Falk. Dec 1, 1890. July 3, 1907. 9:2370.. .. .. .....nom

*Bronxdale av, s w s, 165 n w Cruger st, store floor also 2d floor. Biaccio Dina et al to Jesse C Thorman; 5 years, from June 1, 1907; 5 years renewal at $840. June 28, 1907... .. ....600 to 840

*Bronxdale av, s w s, 165 n w Cruger st. Assign lease. Jesse C Thorman to George Kienzle. June 28. July 3, 1907. .. ....nom

*Same property. Re-assign lease. George Kienzle to Jessie C Thorman. July 3, 1907.....nom

Boston road, No 1178 / Jackson av, No 1167 — store, &c. Harry Rosenwasser and ano to George Hecht; 4 4-12 years, from June 1, 1907. July 3, 1907. 10:2652... .....1,200

*Columbus av, n s, 50 w Garfield st, store, &c. Edward Brown to Solomon Silberman; 3½ years, from Nov 1, 1906. July 1, 1907. .....300 and 360

Longwood av, No 1050, 2d store. John F Haase and ano to Herman H Hartmann; 3 5-12 years, from Nov 1, 1906. June 28, 1907. 10:2688 and 2695.. .....780

Same property. Assign lease. Herman H Hartmann to Wm R Ehler. June 28, 1907. 10:2688 and 2695 .....nom

Melrose av, No 753, store. Michael Scheringer to Marie Dreher; 5 years, from July 1, 1907. July 2, 1907. 9:2403.....360 to 480

Prospect av, s w cor 161st st, corner store, &c. Michael F Cusack to Thomas Rouse; 10 years, from Sept 1, 1907. June 28, 1907. 10:2677.. .....2,000 and 2,400

Prospect av, Nos 607 and 609, s w cor 151st st. Assign lease. Arthur Jost to Martin Construction Co. June 14. June 28, 1907. 10:2674... .....nom

Pelham av, former line, s e cor Arthur av, 15x—x16.5x95.2, except part for Arthur av. Release of lease, &c. Edw G Benedict as recvr of North Side Brewing Co bankrupt to Gaetano Del Bello et al TRUSTEES Angelo di Ciocca. June 13. July 3, 1907. 11:3078.....nom

St Anns av, No 229, s w cor 139th st, store, &c. Henry Bosch to Wm G Potts; 3 years, from May 1, 1909. July 2, 1907. 9:-2266.....1,260

St Anns av, No 229. Assign lease. Louisa Betts to Wm G Potts. July 2, 1907. 9:2266.. .....nom

St Anns av, No 349, corner store, &c. August Kohl and ano to John B Schmidt; 10 years, from Jan 1, 1909. June 28, 1907. 9:2268.....1,500

St Anns av, No 229. Assign lease. Wm G Potts to John D Haase. July 2. July 3, 1907. 9:2266.. .....nom

Same property. Re-assign lease. John D Haase to Wm G Potts. July 3, 1907. 9:2266;.... .....nom

St Anns av, No 105. Assign lease. Daniel A Kenney to John D Haase. June 28. July 3, 1907. 9:2260.. .. .. .....nom

Same property. Re-assign lease. John D Haase to Daniel A Kenney. July 2. July 3, 1907. 9:2260.. .. .. ....nom

*Virginia av, s w cor Westchester av, 50x88. Saloon, &c. Rosa Sohl to Philip Proebsel; 10 years, from July 1, 1907. July 3, 1907. .....600 to 1,500

*White Plains road, Nos 3642 and 3646, stores, &c, Williamsbridge. Vincenzo Ruggerio to Antonio Ruggiero; 10 years, from July 1, 1907. July 3, 1907.....780

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Supervision of Accounts
Periodical Audits
Cost Accounting
B-I PRODUCE EXCHANGE, N. Y.

ALFRED E. GIBSON
AUDITOR and ACCOUNTANT

Balance Sheets Verified
Irregularities Investigated
Receivership Accounting
TELEPHONE, 6830 BROAD

*White Plains road, w s, 25 s Thwaites pl, —x—, all. Albert Thoms to Wm F Kurth; 5 years, from June 29, 1907. July 1, 1907. ..... ..... ..... ..... ..... ..... ..... 660 to 900

3d av, No 3919. Assign lease. Edw J Corbett to Johanna C Buggeln. May 27. July 1, 1907. 11:2919.... .... .... .....nom

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

June 28, 29, July 1, 2 and 3.

## BOROUGH OF MANHATTAN.

Atlantic Realty Co to Harriette S Hobbs. 36th st, No 312, s s, 150 w 8th av, 25x98.9. Prior mort $20,000. Given as collateral security for mortgage on Nos 308 and 310 W 36th st. July 1, due, &c, as per bond. July 2, 1907. 3:759. 6,000

Same to same. Same property. Certificate as to above mort. June 10. July 2, 1907. 3:759. —

Adler, Simon to BOWERY SAVINGS BANK. 77th st, No 316, s s, 157 e 2d av, 25x102.2. July 1, 5 years, 5%. July 2, 1907. 5:1451. 12,000

Amend, Wm J with Holzman Realty Co. Av B, No 261. Subordination agreement. July 2, 1907. 3:983. nom

Apartment Construction Co to CITIZENS SAVINGS BANK. 151st st, No 401, n w cor St Nicholas pl, Nos 21 to 29, 65.9 to St Nicholas av, Nos 820 to 826, x92.7x85.3x90.7. July 2, 1907, 5 years, 5%. 7:2066. 115,000

Same to same. Same property. Consent to above mort. July 2, 1907. 7:2066. —

Same to same. Same property. Certificate as to above mort. July 2, 1907. 7:2066. —

American Mortgage Co with MUTUAL LIFE INSURANCE CO OF N Y. 1st av, Nos 8 and 10, s e cor 1st st, No 75, runs s 44.4 x e 83.2 x n 10.6 x n 28.2 to st x w 81.9 to beginning. Participation agreement. June 20. June 28, 1907. 2:428. nom

American Mortgage Co with MUTUAL LIFE INS CO of N Y. 10th av, No 863, s w cor 57th st, Nos 500 and 502, 55.5x40. Participation agreement. June 25. July 3, 1907. 4:1085. nom

Appel, Barnet to Jacob Goldberg and ano. 9th st, No 635, n s, 213 w Av C, 30x92.3. Prior mort $39,800. June 27, 2 years, 6%. June 28, 1907. 2:392. 2,000

Automobile Club of America with BANK FOR SAVINGS in City N Y. 54th st, Nos 247 to 259 West. Extension mort. June 21. June 28, 1907. 4:1026. nom

Adams, Albert J, Lawrence P, Walter C, Louis B and Isabella V Adams to Charles F Bauerdorf and ano exrs Albert J Adams. Amsterdam av, No 454, s w cor 82d st, No 200, 27.2x87x27.2x86.11; Columbus av, No 181, n e cor 68th st, No 77, 100.5x30; Water st, No 361, s w cor James Slip, 39.4x21.9x38.11x22.3; Lexington av, No 1621, n e cor 102d st, 55x47.6; 2d av, No 877, s w cor 47th st, 25x73; 2d av, No 2499, s w cor 128th st, 25x75; 3d av, Nos 539 and 541, s e cor 36th st, No 202, 49.5x100; 3d av, No 719, s e cor 45th st, 25.1x80; 7th av, No 342, n w cor 29th st, 20.9x64; 8th av, Nos 870 and 872, n e cor 52d st, No 271, runs n 40.5 x e 70 x n 60 x e 15 x s 100.5 to st x w 85 to beginning; 8th av, No 640, n e cor 41st st, 24.8x100; 8th av, No 830, n e cor 50th st, 25.6x70; 9th av, Nos 618 and 620, s e cor 44th st, 40.2x100; 11th av, No 246, n e cor 26th st, 25x98.4 x25x98.3; 34th st, No 417, n s, 149.6 e 1st av, 25.6x98.9. All title. June 25, due, &c, as per bond. June 29, 1907. 1:110; 3:698, 779, 916 and 966; 4:1013, 1022, 1024, 1034, 1121 and 1229; 5:1318 and 1320; 6:1630 and 1792. 150,000

Amsterdam, Saul, of Brooklyn, to STATE BANK. Allen st, No 57. Leasehold. All title. June 21, 24 months, —%. July 3, 1907. 1:307. notes, 1,200

Aronson, Harry to Realty Equipment Co. 112th st, No 52, s s, 100 e Lenox av, 75x100.11. P M. Prior mort $100,000. July 2, 1 year, 6%. July 3, 1907. 6:1595. 15,000

Allenel Construction Co to Realty Mortgage Co. 93d st, s s, 175 w West End av, 50x144.8x50x146.2. Building loan. Prior mort $40,000. July 1, demand, 6%. July 3, 1907. 4:1252. 80,000

Same to same. Same property. Certificate as to above mort. July 1. July 3, 1907. 4:1252. —

Same to same. Same property. P M. Prior mort $120,000. July 1, demand, 6%. July 3, 1907. 4:1252. 20,000

Albanese, Carmela and Liborio Baldanza to Max Canno. 1st av, No 220, e s, 155 s 14th st, 25.6x66. P M. Prior mort $26,000. July 1, 5 years, 6%. July 3, 1907. 2:441. 5,000

Akehurst, Ella J and Jas A Anderson Jr with James Stokes. 84th st, No 130, s s, 275 e Amsterdam av, 33.4x102.2. Extension mort. June 17. July 2, 1907. 4:1214. nom

Apartment Construction Co to Saml Mandel. St Nicholas pl, Nos 21 to 29, n w cor 151st st, No 401, 90.7x85.3 to St Nicholas av, Nos 820 to 826, x92.7x65.9. Prior mort $115,000. July 2, 2 years, 6%. July 3, 1907. 7:2066. 30,000

Same to same. Same property. Consent to above mort. July 2. July 3, 1907. 7:2066. —

Same to same. Same property. Certificate as to above mort. July 2. July 3, 1907. 7:2066. —

Bowsky (M) Fur Dressing & Dyeing Co to Adolph Bloch. 96th st, Nos 306 to 310, s s, 150 e 2d av, 75x100.8. P M. Prior mort $22,000. July 1, 1 year, 6%. July 3, 1907. 5:1558. 10,000

Bockar, Benedict, of Brooklyn, N Y, and Solomon Metzner to CITIZENS SAVINGS BANK. Division st, No 242, n s, 50 e Attorney st, —x71x25x83. P M. July 3, 1907, 5 years, 5%. 1:315. 24,000

Same to Alter Gottlieb. Same property. P M. Prior mort $24,000 and all liens. July 1, 5 years, 6%. July 3, 1907. 1:315. 10,250

Burlinson, John to Geo L Slawson and ano. 72d st, No 121, n s, 195 w Columbus av, 20x102.2. Prior mort $25,000. P M. May 29, due, &c, as per bond. July 3, 1907. 4:1144. 20,000

Binzen, Fredk W, Christopher J Binzen and Elizabeth Herrel to Joseph Young Jr. 106th st, No 236, s s, 175 w 2d av, 25x100.11. July 1, due, &c, as per bond. July 3, 1907. 6:1655. 11,000

Bihler, Margarethe to Joseph Reller. 87th st, No 231, n s, 335 e 3d av, 25x100.8. P M. Prior mort $13,500. July 1, 3 years, 6%. July 3, 1907. 5:1533. 4,000

Same to Geo H Noll. Same property. P M. Prior mort $17,500. July 1, 3 years, 6%. July 3, 1907. 5:1533. 6,000

Bruck, Saml L and Saml A Potter to Chas H Potter. 3d av, No 1763, e s, 25.9 s 98th st, 25x83.9. P M. Prior mort $22,000. July 2, 5 years, 6%. July 3, 1907. 6:1649. 8,000

Bartholomew, Geo D to Geo C Freeborn trustee Mary F Davenport and ano. Water st, No 501, s s, 315.11 e Pike slip, 24x77x24x75.8. Mar 29, 4 years, 4½%. July 3, 1907. 1:248. 9,000

Bradley, Danl I to Joseph F Cullman. Broadway, Nos 1367 and 1369, s w cor 37th st, No 122, 43.4x85.7x41.1x71.8. P M. July 3, 1907, 1 year, 6%. 3:812. 10,000

Bregman, Abrom and Samuel, and Benj Kaplan to Samuel Cohen. 103d st, No 23, n s, 95 w Madison av, 25x100.11. P M. July 1, due Jan 2, 1909, 6%. July 3, 1907. 6:1609. 725

Briganti, Michael to Max L Schallek. Lafayette st, No 222, w s, 100.7 s Spring st, 28.6x100x27.7x100. Prior mort $26,000. July 1, due Apr 7, 1908, 6%. July 3, 1907. 2:482. 6,000

Bartholomew, Geo D to Geo C Freeborn trustee for Mary F Davenport and ano. South st, No 254, n s, 316.8 e Pike slip, 24x83x24x84.10. Mar 29, 4 years, 4½%. July 3, 1907. 1:248. 9,000

Bronstein, Harris to Simon Lazerowitz. Broome st, No 270, n s, 39.8 e Allen st, 24x75.6; Broome st, No 272, n s, 22.4 e Allen st, 17.4x75.3x17.6x75.1. P M. Prior mort $——. July 1, 3 years, 5%. July 3, 1907. 2:414. 7,300

Berg, Henry W to GERMAN SAVINGS BANK in City N Y. Av D, No 75, s w cor 6th st, Nos 754 and 756, runs s 25 x w 41.11 x w 47.1 x n 25 to st x e 89 to beginning. P M. July 2, 3 years, 4½%. July 3, 1907. 2:375. 20,000

Bruck, Saml L and Saml A Potter to Chas H Potter. 3d av, No 1765, s e cor 98th st, No 200, 25.9x83.9. P M. Prior mort $30,000. July 2, 5 years, 6%. July 3, 1907. 6:1647. 12,000

Butterfield, Caroline M with Sarah R Nishkofsky and Solomon Rosalsky. Monroe st, No 135. Extension mort. June 6. July 1, 1907. 1:271. nom

Butterfield, Caroline M extrx Fredk Butterfield with Ehler H Ernst and Katie Dreyer. 104th st, No 213 West. Extension mort. July 1, 1907. 7:1876. nom

Butterfield, Caroline F with Patrick A O'Loughlin and Daniel J Healy. St Nicholas av, No 416. Extension mort. June 6. July 1, 1907. 7:1958. nom

Brevoort Real Estate Co with Olga A Kranich. Bank st, No 59, n s, 77 w 4th st, 25x106. Subordination agreement. June 26, June 28, 1907. 2:624. nom

Benjamin, Morris to TITLE GUARANTEE & TRUST CO. Charles st, Nos 24 and 26, s e cor Waverly pl, No 195, 40x74.11. June 28, due, &c, as per bond. June 29, 1907. 2:611. 45,000

Bradley, John to Hudson Realty Co. Hudson st, Nos 582 to 588, s e cor Bank st, Nos 82 to 88, runs s 73.3 x e 56.4 x s 23 x e 10 x s 95 to n s 11th st, Nos 289 and 291 x e 50 to w s Bleecker st, Nos 402 to 416, x n 192.1 to s s Bank st x w 87.10 to beginning. P M. Prior mort $100,000. June 28, due, &c as per bond. June 29, 1907. 2:623. 18,000

Berkowitz, Joseph and Solomon Landsmann to Emily Gernhardt. 14th st, No 331, n s, 351 e 2d av, 25x103.3. P M. June 28, 10 years, 6%. June 29, 1907. 3:921. 15,000

Bien, Almira M to Florette S Meyer. 90th st, No 12, s s, 200 w Central Park West, 21x100.8. June 24, due June 1, 1910, 5%. June 28, 1907. 4:1203. 20,000

Bloch, Jacob & Matilda his wife and Jacob, Bernhard and Meda Bloch exrs, &c, Meyer Bloch to Hester Peto. 133d st, No 119, n s, 200 w Lenox av, 19x99.11. June 27, due July 1, 1912, 5%. June 28, 1907. 7:1918. 14,000

Same and Jonas Weil and Bernhard Mayer with same. Same property. Subordination agreement. June 26. June 28, 1907. 7:1918. nom

Bloch, Jacob and Matilda his wife and Jacob, and Bernhard, and Meda Bloch exrs, &c Meyer Bloch to Julia E Cameron. 133d st, No 121, n s, 219 w Lenox av, 27x99.11. June 27, due Nov 1, 1912, 5%. June 28, 1907. 7:1918. 20,000

Same and Jonas Weil and Bernhard Mayer with same. Same property. Subordination agreement. June 26. June 28, 1907. 7:1918. nom

Bravo, Samuel to Joseph Golding. Av D, Nos 49 and 51, w s, 63 s 5th st, 44x80. June 28, 1907, 1 year, 6%. 2:374. 5,000

Bloss, Edward B to N Y SAVINGS BANK. 21st st, Nos 48 and 50, s s, 645 w 5th av, 50x92. P M. July 1, due, &c, as per bond. July 2, 1907. 3:822. 90,000

Same to A B C Realty Co. Same property. P M. Prior mort $90,000. July 1, due April 1, 1908, 6%. July 2, 1907. 3:822. 22,500

Brennan, Gertrude M to Thomas M Fry. 36th st, No 402, s s, 65 w 9th av, 16x50. P M. June 29, 3 years, 5%. July 2, 1907. 3:733. 5,500

Bowler, Robert P to MUTUAL LIFE INS CO of N Y. 46th st, No 36, s s, 467.6 w 5th av, 20x100.5. Prior mort $——. July 1, due, &c, as per bond. July 2, 1907. 5:1261. 10,000

Bernstein, Simon C (Harry Rosenthal in bond only) to Simson Wolf et al exrs Max Hessberg. 92d st, No 158, s s, 224.11 w 3d av, runs s 82.6 x w 0.1 x s 18.2 x w 25 x n 100.8 to st, x e 25.1 to beginning. July 1, 3 years, 5%. July 2, 1907. 5:1520. 25,000

Bachrach, Abram to EQUITABLE LIFE ASSUR SOC of the U S. 113th st, No 15, n s, 198.6 w 5th av, 15.6x100.11. June 4, due July 1, 1908. 5½%. July 2, 1907. 6:1597. 7,500

Bernstein, Jennie A to Sophie E Lewis. 121st st, No 257, n s, 186.8 e St Nicholas av, 17x100.11. P M. July 1, due, &c, as per bond. July 2, 1907. 7:1927. 10,000

Baron, Solomon L to Hyman Hein. Suffolk st, No 71, w s, 125 n Broome st, 25x100; Eldridge st, No 18, e s, abt 125 s Canal

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st, 25x87.6; Nelson av, s w cor Wright av or Platt av, 200 to Amundson av, x100; Nelson av, s w cor Amundson av, runs w 200 to Seton av, if extended, x s 125 x e 200 to Amundson av, x n 125 to beginning, Edenwald; Lots 1 to 31 and 60 to 66 block 4 map Edenwald; Lots 4 5, 14, 15, 16, 19 block 3 same map; Lots 63 to 70 and 73 and 74 block 30 same map. June 26, 1 year, 6%. July 2, 1907. 1:293, 2:352 and *. 7,500

Briner, Magdalena to Mary F Shepard. 124th st, Nos 503 and 505, n s, 100 w Amsterdam av, 50x100.11. P M. July 1, due, &c, as per bond. July 2, 1907. 7:1979. 4,000

Borst, Wm A to Gustave S Boehm. Park av, No 1681, n e cor 118th st, No 109, 25.5x90. P M. Prior mort $17,000. July 1, 3 years, 6%. July 2, 1907. 6:1767. 13,000

Braun, Henry to Amalia Dreyfoos. 1st av, No 1548, e s, 101.7 s 81st st, 25x106.6. P M. Prior mort $14,000. July 1, due, &c, as per bond. July 2, 1907. 5:1560. 18,000

Bruen, Charlotte A to Nathan Kauffman and ano. 7th av, No 2315, e s, 129.11 n 135th st, 20x75. July 2, 1907, due, &c, as per bond. 7:1920. 13,000

Berlin, Saml N, of Brooklyn, N Y, and Bernhard Trosky to GERMAN SAVINGS BANK. Houston st, Nos 57 to 61, s e cor Wooster st, Nos 164 and 166, 75x48.1. July 1, 5 years, 5%. July 2, 1907. 2:514. 120,000

Blauner, Jacob to Charles H Hartman. 121st st, No 71, n s, 80 w Park av, 20x100.11. July 1, 3 years, 5%. July 2, 1907. 6:1747. 12,000

Bernstein, Simon C (and Harry Rosenthal in bond only) to Lina Stern. 92d st, No 156, s s, 250 w 3d av, 25x100.8. July 1, 3 years, 5%. July 2, 1907. 5:1520. 25,000

Baum, Solomon and Isidore Gelbtrunk to Cath M E Hildebrand extrx and ano John H G Hildebrand. 75th st, No 425, n s, 277 w Av A, 20x102.2. July 1, 3 years, 5%. July 2, 1907. 5:1470. 10,000

Bauer, John to American Mortgage Co. Broome st, No 316, n s, 85 e Chrystie st, 22.3x100.8x22.6x100.8. June 28, 5 years, 5%. July 2, 1907. 2:419. 15,000

Compton, Alfred G exr Frances E Compton with American Mortgage Co. Park av, No 1261. Subordination mort. July 1. July 2, 1907. 6:1625. nom

Cobb, John B to TITLE GUARANTEE & TRUST CO. 70th st, No 324, s s, 254.4 w West End av, 25x100.5. June 7, due, &c as per bond. June 29, 1907. 4:1181. 15,000

Century Mortgage Co with Frederick Muller and William Schall Jr, trustees August Goettel. 148th st, No 218 West. Agreement as to ownership of mortgage. June 5. June 28, 1907. 7:2033. nom

Charter Construction Co to METROPOLITAN LIFE INS CO. Broadway, s w cor 137th st, 99.11x125. June 28, 1907, due May 1, 1912, 6%, until building is completed, and 5½% thereafter. 7:2002. 215,000

Same to same. Same property. Certificate as to above mort. June 28, 1907. 7:2002. ——

Cohn, Salo to Wm Breithaupt and ano. 59th st, No 326, s s, 350 e 9th av, 25x100.5. P M. Prior mort $24,000. July 1, 1907, 3 years, 6%. 4:1049. 4,000

Cobe, Andrew J to Henrietta Renshaw. 218th st, s e cor Seaman av, 104.7x110.9x100x80. June 28, due, &c, as per bond. July 1, 1907. 8:2243. 10,000

Central Brewing Co of N Y, to FARMERS LOAN AND TRUST CO, N Y. 68th st, Nos 509 to 541, n s, 49 e Av A, runs e 492.11 to w s Exterior st, x n e — x w 502.11 x s 105 to beginning. July 1, 1907, 10 years, 6%. 5:1480. gold bonds, 500,000

Same to same. Same property. Certificate as to above mort. July 1, 1907. 5:1480. ——

Cytryn, Harry to V Loewers Gambrinus Brewery Co. Av C, No 212. Saloon lease. July 2, demand, 6%. July 3, 1907. 2:382. 3,000

Chelsea, a corpn, with BANK FOR SAVINGS. 23d st, Nos 216 to 228 West, and 22d st, No 229 West. Extension mort. June 26. July 3, 1907. 3:772. nom

Coles, Wm F and Gertrude R to Mary E N Hand. South st, No 1, n e cor Whitehall st, Nos 59 to 64, 43.4x108.4x40.7x107.3. ¼ part. June 26, 1 year, 6%. July 3, 1907. 1:4. 500

Cohen, Lena to James J Foley. 109th st, No 167, n s, 245 w 3d av, 25x100.11. July 2, 3 years, 6%. July 3, 1907. 6:1637. 2,000

Diamond, Louis to Jonas Weil and ano. 52d st, No 431, n s, 375 e 10th av, 25x100.5. June 11, 7 years, 6%. July 3, 1907. 4:1062. 15,000

Davis, Eliphalet L to William Keil Jr. 9th av, Nos 807½ and 809, w s, 75.3 s 54th st, runs w 100 x s 5.2 x s e 103.10 x n 33.2. P M. June 29, 3 years, 6%. July 3, 1907. 4:1063. 2,500

D'Annico, Anna to Bella Durschang. Av B, Nos 235 and 237, e s, 28.3 n 14th st, 40.6x61.3x40.1x60.8. July 3, 1907, 3 years, 6%. 3:982. 6,000

Dowdney, Louis P to American Mortgage Co. Christopher st, No 118, s s, 59.2 e Bedford st, 26.3x81.8x25.8x87. P M. July 2, 5 years, 5%. July 3, 1907. 2:588. 20,000

Same to Henry M Baker. Same property. Prior mort $20,000. July 2, 5 years, 6%. July 3, 1907. 2:588. 5,000

Douglas, Wm P exr, &c, John G Kane with Samuel Schwab. 104th st, No 212 West. Extension mort. June 28. July 3, 1907. 7:1875. nom

Davis (Saml I) & Co to Elizabeth Davis. East End av, Nos 40 and 42, or Av B, n w cor 81st st, No 541, runs w 123 x n 102.2 x e 25 x s 51 x e 98 to av x s 51.2 to beginning. P M. July 1, 5 years, 5%. July 3, 1907. 5:1578. 80,000

Same to same. Same property. Consent as to above mort. July 1. July 3, 1907. 5:1578. ——

Same to same. Same property. Certificate as to above mort. July 1. July 3, 1907. 5:1578. ——

Davis, Eliphalet L to FARMERS LOAN & TRUST CO. 23d st, No 165, n s, 100 e 7th av, 22x112.6. P M. June 27, 3 years, —%. July 2, 1907. 3:799. 38,000

Dartmouth Realty Co to TITLE GUARANTEE AND TRUST CO. Certificate as to mort for $32,500, on property in Kings Co. June 26. July 1, 1907. ——

Dotzauer, Peter with Lena Rudischhauser extrx Philip Dietz. 2d av, Nos 10 and 12, s e s, 101 n e Houston st, runs s e 65 x s w 1 x s e 30.5 x n w 101.8 to av x s w 34.8 to beginning. Extension mort. June 28, 1907. 2:442. nom

Davis, Jos H to TITLE GUARANTEE & TRUST CO. Hamilton pl, n e cor 139th st, 108.6x51.10x99.11x94.3. Building loan. June 27, 1 year, 6%. June 29, 1907. 7:2071. 88,000

Davis, Jos H to TITLE GUARANTEE & TRUST CO. Hamilton pl, s e cor 140th st, 108.6x101.10x99.11x59.6. Building loan. June 27, 1 year, 6%. June 29, 1907. 7:2071. 94,000

Dards, Charles A, of Mt Vernon, N Y, to EMIGRANT INDUSTRIAL SAVINGS BANK. 44th st, No 47, n e s, 100 s e Madison av, 25x100.5. June 28, 1907, 3 years, 5%. 5:1279. 25,000

Demetre, Andrew to American Mortgage Co. 85th st, No 155, n s, 192 e Amsterdam av, 17.6x97.6. P M. June 28, 1907, 3 years, 5%. 4:1216. 18,000

Duysters, Albert G to TITLE GUARANTEE & TRUST CO. Lexington av, No 342, w s, 80.9 n 39th st, 18x78. June 28 ,1907, due, &c as per bond. 3:895. 14,000

Dixon, John J and Annie G, tenants by the entirety, and Mary Patterson widow to METROPOLITAN SAVINGS BANK. 1st av, No 2272, e s, 25.2 s 117th st, 20.5x94. June 28, 1907, 3 years, 5½%. 6:1710. 10,000

Diehl, Charles W to Dorothea Diehl. 35th st, No 540, s s, 225 e 11th av, 25x98.9. P M. July 1, 5 years, 5%. July 2, 1907. 3:706. 15,000

Draz, Francis to Henry S Orr and ano trustees John C Orr. 72d st, No 122, s s, 180 w Lexington av, 19.11x102.2. P M. July 1, 3 years, 4½%. July 2, 1907. 5:1406. 35,000

Dworetzky, Morris to TITLE GUARANTEE AND TRUST CO. 1st av, No 228, e s, 53 s 14th st, 25.6x66. P M. July 1, due, &c, as per bond. July 2, 1907. 2:441. 15,000

Elliott, Geo W, of Glencove, N Y, to Harris Mandelbaum and ano. East Broadway, No 20, n s, abt 55 e Catharine st, 25x½ block. P M. Prior mort $20,000. May 6, due April 17, 1909, 6%. July 2, 1907. 1:281. 7,000

Eames, Wm T to George D Eighmie. 127th st, No 159, n s, 100 e 7th av, 50x99.11. P M. July 1, due Jan 1, 1915, 5%, until principal is reduced to $30,000 and 4½% thereafter. July 2, 1907. 7:1912. 34,000

EQUITABLE LIFE ASSUR SOC of the U S with estate of Joseph Boylston, Mary A Boylston admrx. 41st st, No 142 East. Extension mort. June 24. July 3, 1907. 5:1295. nom

EQUITABLE LIFE ASSUR SOC of the U S with J C Lyons Building & Operating Co. Madison av, Nos 612 and 614. Extension mort. June 24. July 3, 1907. 5:1294. nom

EQUITABLE LIFE ASSUR SOC of the U S with Fannie Schlesinger and Julius Goldman. 76th st, Nos 54 and 56 East. Extension mort. May 31. July 3, 1907. 5:1390. nom

Excelsior Brewing Co and John Bauer with American Mortgage Co. Broome st, No 316. Subordination mort. July 1. July 3, 1907. 2:419. nom

Ebling, Edward to William Ebling. 130th st, No 71, n s, 100 e Lenox av, 34.6x99.11. P M. May 10, 3 years, 5%. July 3, 1907. 6:1728. 20,000

Fieder, Fredk W, Jr, to James Bienenthal. 81st st, No 237, n s, 150 w 2d av, 25x102.2. P M. Prior mort $12,000. July 1, due, &c, as per bond. July 2, 1907. 5:1527. 3,000

Fox, Benj to Leon Pizer et al exrs, &c, Jacob Pizer. 91st st, No 45, n s, 255 e Columbus av, 20x100.8. P M. Prior mort $14,000. July 1, 3 years, 6%. July 2, 1907. 4:1205. 6,500

Finkelstein, Jacob to LAWYERS TITLE INS & TRUST CO. 115th st, No 116, s s, 130 e Park av, runs s 100.11 x e 25 x n — x n — to st, x w 24.10 to beginning. July 1, 5 years, 5%. July 2, 1907. 6:1642. 18,000

Same and Louis Gordon with same. Same property. Subordination mort. June 18. July 2, 1907. 6:1642. nom

Fox, Wm H to Henry L Brant and ano as committee Estate Elijah Humphreys. 24th st, Nos 421 and 423, n s, 250 w 9th av, runs n 197.8 to s s 25th st, Nos 418 to 426, x w 125 x s 98.9 x e 75 x s 98.9 to n s 24th st x e 50 to beginning. P M. June 28, 1 year, 5%. June 29, 1907. 3:722. 50,000

Freeman, Harry to Meyer Freeman. 37th st, No 424, s s, 325 w 9th av, 25x98.9. P M. Prior mort $15,000. June 27, due Dec 1, 1907, 6%. June 28, 1907. 3:734. 4,750

Fine (M) Realty Co and Harris Mandelbaum and Fisher Lewine with Katherine M Field. 116th st, Nos 426 to 434 East. Subordination agreement. June 26. June 29, 1907. 6:1709. nom

Fine (M) Realty Co and Harris Mandelbaum and Fisher Lewine with Kath M Field. 116th st, Nos 432 and 434 East. Subordination mortgage. June 26. June 29, 1907. 6:1709. nom

Ferguson, Robt to GERMAN SAVINGS BANK in City N Y. 161st st, No 570, s s, 188.6 e Broadway, 16x99.11. June 27, 3 years, 5%. June 28, 1907. 8:2119. 7,500

Ferguson, Robt to GERMAN SAVINGS BANK in City N Y. 161st st, No 554, s s, 316.6 e Broadway, 16x99.11. June 27, 3 years, 5%. June 28, 1907. 8:2119. 7,500

Ferguson, Robert to GERMAN SAVINGS BANK in City N Y. 161st st, No 556, s s, 300.6 e Broadway, 16x99.11. June 27, 3 years, 5%. June 28, 1907. 8:2119. 7,500

Ferguson, Robert to GERMAN SAVINGS BANK in City N Y. 161st st, No 564, s s, 236.6 e Broadway, 16x99.11. June 27, 3 years, 5%. June 28, 1907. 8:2119. 7,500

Ferguson, Robert to GERMAN SAVINGS BANK in City N Y. 161st st, Nos 560 and 562, s s, 252.6 e Broadway, 2 lots, each 16x99.11. 2 morts, each $7,500. June 27, 3 years, 5%. June 28, 1907. 8:2119. 15,000

Forrisi, Pasqualina to Felice Rubano. 1st av, No 2252, e s, 25.10 s 116th st, 25x95. Prior mort $——. June 28, due Apr 15, 1909, 6%. June 29, 1907. 6:1709. 2,500

Friedman, Ignatz and Anna Katzner to Maksz Wiener. Attorney st, No 100, e s, 100 s Rivington st, 25x75. P M. Prior mort $22,000. July 1, 6 years, 6%. July 3, 1907. 2:343. 6,825

Friedman, Joseph and Lewis Krulewitch to Edw J Brockett et al trustees Wm R Renwick. 109th st, No 129, n s, 280 e Park av, 25x100.11. May 1, 3 years, 5%. July 3, 1907. 6:1637. 17,000

Same to Moritz Jurkovitz. Same property. P M. Prior mort $17,000. July 2, 2 years, 6%. July 3, 1907. 6:1637. 3,000

Fallon, Mary, Anna, Delia and Rose to Priscilla McConville. 187th st, n s, 38 e Audubon av, 19x94.10. P M. June 26, 7 years, 5%. July 3, 1907. 8:2159. 8,750

Fischl, Louis with Jacob Steiner. Av A, No 1481, w s, 50.4 n 78th st, 25x75. Extension mort. June 22. June 28, 1907. 5:1473. nom

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Fine (M) Realty Co and Lawyers Realty Co with Katharine M Field. 116th st, Nos 424 to 434, s s, 262.9 w Pleasant av, 106.3x100.11. Subordination agreement. June 26. June 29, 1907. 6:1709. nom

Fine (M) Realty Co and Harris Mandelbaum and Fisher Lewine with Lawyers Realty Co. 116th st, Nos 424 to 434, s s, 262.9 w Pleasant av, 106.3x100.11. Subordination mort. June 26. June 29, 1907. 6:1709. nom

Gallatin Operating Co to Wm H Sheehy. 45th st, Nos 77 and 79, n s, 60 e 6th av, 40x100.5. P M. July 1, due June 15, 1909, 5½%. July 2, 1907. 5:1261. 26,000

Goldman, Barney and Michael Mayer to American Mortgage Co. Park av, No 1261, e s, 75.9 n 97th st, 25x100. July 2, 1907, 5 years, 5%. 6:1625. 22,000

Goldstein, Abraham and Sam'l Widelitz to Fredk Schlesinger and ano. Columbia st, Nos 105 and 107, w s, 60 n Stanton st, 40x25. P M. Prior mort $18,000. June 27, 4 years, 6%. June 29, 1907. 2:335. 4,500

Goldwasser, Max, of Brooklyn, N Y, to Theo Harris. Delancey st, No 126, n s, abt 50 w Norfolk st, 25x100. P M. June 28, 1907, 5 years, 5%. 2:353. 32,000

Giberson, Indiana to John J Welstead. 30th st, No 236, s s, 196 w 2d av, runs s 60 x w 4 x s 38.9 x w 14 x n 98.9 to st x e 18 to beginning. Prior mort $6,000. June 27, due July 27, 1907, 6%. June 28, 1907. 3:910. 3,500

Gerleit, Lizzie D wife August to Chas H Phelps trustee John G Butler. 143d st, Nos 312 and 314, s s, 175 w 8th av, 50x99.11. June 28, 4 years, 4½% until June 28, 1908, and 5% thereafter. June 29, 1907. 7:2043. 34,000

Goldfarb, Ray with Hyman Goldfarb. 140th st, No 63, n s, 125 e Lenox av, 37.6x99.11. Extension mort. June 29. July 2, 1907. 6:1738. nom

Glokner, Edward with Edward O A Glokner. 1st av, No 403, w s, 118.1 n 23d st, 19.4x100. Extension mort. June 29. July 2, 1907. 3:929. nom

Gottlieb, Alter and Benedict Bockar and Solomon Metzner with CITIZENS SAVINGS BANK. Division st, No 242, n s, 50 e Attorney st, —x71x25x83. Subordination mort. July 3, 1907. 1:315. nom

Goldstein, Philip and Jos S Marcus with Jacob I Prenowitz. Norfolk st, No 153. Subordination mort. July 3, 1907. 2:354. nom

Gronich, Charles to Ury Danenberg et al trustees Isaac Danenberg. 97th st, No 69, n s, 100 e Columbus av, 35.6x100.11. July 1, 5 years, 5%. July 3, 1907. 7:1833. 30,000

Goodman, Urry to Pincus Lowenfeld and ano. Suffolk st, No 93, w s, 275.11 s Rivington st, 25.1x100. Building loan. July 1, due June 6, 1908, 6%. July 3, 1907. 2:353. 12,000

Getter, Fredk F to George Colon. 132d st, s s, 100 w Broadway, 50x99.11. Building loan. June 19, 1 year, 6%. July 3, 1907. 7:1998. 37,500

Gitterman, Gustav to LAWYERS TITLE INS & TRUST CO. 90th st, No 121, n s, 250 e Park av, 25x100.8. July 1, 1907, 5 years, 5%. 5:1519. 23,000

Greene, David to Madison Square Mortgage Co. 150th st, Nos 462 to 480, s s, 80 e Amsterdam av, 170x99.11. P M. Prior mort $65,000. July 1, 1 year, 6%. July 3, 1907. 7:2064. 6,000

Garaventa, Antonio, of Brooklyn, N Y, to Benedetto Casagrande. Spring st, Nos 201 to 205, on map Nos 201 and 203, n e s, at n w s Sullivan st, Nos 92 and 94, 45x68.6x45x56. P M. Prior mort $50,000. July 1, 5 years, 6%. July 2, 1907. 2:504. 5,000

Hubert, Charles R to Andrew Crawford. 209th st, s s, 225 e Amsterdam av, 75x99.11. P M. June 28, due Apr 19, 1908, 6%. June 29, 1907. 8:2205. 3,400

Hirsch, Sam'l and Max to Julius Tishman. Av A, Nos 211 and 213, n w cor 13th st, Nos 447 to 451, 51.8x100. P M. Prior mort $70,000. June 28, 9 years, 6%. June 29, 1907. 2:441. 37,500

Holmes (Joseph) Press to whom it may concern. Consent to chattel mortgage. June 28, 1907. General mortgages. ——

Same to same. Certificate as to chattel mortgage. June 28. June 29, 1907. General mortgages. ——

Hyman, Jacob to Henry Salant. 154th st, Nos 248 to 260, s s, 175 e 8th av, 150x99.11. Prior mort $181,000. June 26, due Jan 30, 1909, 6%. June 28, 1907. 7:2039. 2,000

Hoeckh, John J to Margt Linder. 39th st, No 514, s s, 225 n w 10th av, runs s w 98.9 x n w 25 x n e 98.9 to st, x s e 25 to beginning. P M. Prior mort $——. July 1, 1907, 5 years, 6%. 3:710. 12,000

Hill, Ruth to Jonas Weil and ano. 43d st, No 550, s s, 175 e 11th av, 25x100.5. P M. Prior mort $15,000. June 5, 5 years, 6%. July 1, 1907. 4:1071. 7,000

Hill, Ruth to Jonas Weil and ano. 43d st, No 548, s s, 200 e 11th av, 25x100.5. P M. Prior mort $14,000. June 5, due July 1, 1912, 6%. July 1, 1907. 4:1071. 8,000

Hardcastle, Frank to Annie Davis. 99th st, No 259, n s, 209 w Broadway, 18.7x—x13.4x100.11. P M. July 1, 1907, due Jan 2, 1908, 6%. 7:1871. 1,000

Henderson, David H to Philip Daly. 58th st, No 440, s s, 375 w 9th av, 25x100.5. Prior mort $13,000. P M. July 2, 4 years, 5%. July 3, 1907. 4:1067. 8,000

Henderson, David H to EAST RIVER SAVINGS INSTN. 58th st, No 440, s s, 375 w 9th av, 25x100.5. P M. July 2, 5 years, 5%. July 3, 1907. 4:1067. 13,000

Hegerich, Elisabeth M and Julius and Mary R Kihn to Sophie Bunke et al exrs John Bunke. Lexington av, No 1510, w s, 75.11 n 97th st, 25x105. July 2, 5 years, 5%. July 3, 1907. 6:1625. 18,000

Same to Mary Kihn. Same property. Prior mort $18,000. July 2, 5 years, 4%. July 3, 1907. 6:1625. 3,000

Hellman, Isidor to Jacob Schawel. 83d st, No 20, s s, 237.6 w Central Park West, 18x102.2. P M. July 2, 3 years, 5%. July 3, 1907. 4:1196. 20,000

Same to same. Same property. P M. Prior mort $20,000. July 2, due Jan 10, 1908, 6%. July 3, 1907. 4:1196. 4,000

Hollander, Solomon to Philipp Pretzfeld. 114th st, No 19, n s, 220 e 5th av, 25x100.11. July 1, 3 years, 5%. July 2, 1907. 6:1620. 19,500

Same and Louis Rieger with same. Same property. Subordination mort. July 1. July 2, 1907. 6:1620. nom

Horne, Charles F to Thomas Smith and ano. 148th st, No 616, s s, 155 w Broadway, 15x99.11. P M. Prior mort $7,000. June 29, due, &c, as per bond. July 2, 1907. 7:2094. 2,000

Holzman Realty Co to Nancy L Sherwood and ano. Av B, No 261, e s, 88.3 s 16th st, 26.6x88. July 2, 1907, 5 years, 5%. 3:983. 20,000

Same to same. Same property. Certificate as to above mort. July 2, 1907. 3:983. ——

Hanley, John to James T Tierney. 11th av, No 643. Saloon lease. Prior mort $3,300. July 1, demand, 6%. July 2, 1907. 4:1094. 2,000

Hutcheson, Henrietta R to John R Strong. 29th st, No 132, s s, 80 e Lexington av, 20x98.9. July 1, 3 years, 4½%. July 2, 1907. 3:884. 12,000

Herrlich, Phillip to Gottfried Schmidt. 1st av, No 1489, w s, 50 s 78th st, 25x100. July 1, due April 1, 1911, 6%. July 2, 1907. 5:1452. 5,000

Italian Benevolent Inst to Eliz Gifford. South Washington sq, No 60 (4th st), No 80, s s, 45.7 e Thompson st, 25x119. P M. Prior mort $15,000. July 1, due, &c, as per bond. July 2, 1907. 2:538. 17,500

Jedel, Aaron to Rosie Einstein. 123d st, No 524, s s, 266.10 w Amsterdam av, 33.2x100.11. P M. July 1, 1 year, 6%. July 2, 1907. 7:1977. 2,250

Jackson, Lewis to Geo F Johnson. Broadway, Nos 2643 and 2645, w s, 26.10 n 100th st, 55x100. P M. July 1, due Oct 31, 1909, 6%. July 2, 1907. 7:1872. 30,000

Jackson, Mary to Frances C O'Connor. Cherry st, No 67, s s, 102.7 w James slip, 21.7x63.2x27.7x62.7. July 2, 1907, 5 years, 5%. 1:110. 9,000

Jackson Realty Co to Eliz S Potter. 66th st, No 42, s s, 50 e Madison av, 30x100.5. Certificate as to mortgage for $75,000, dated June 27, 1907. June 28, 1907. 5:1380. ——

Jackson Realty Co to Eliz S Potter. 66th st, No 42, s s, 50 e Madison av, 30x100.5. June 27, due, &c as per bond. June 28, 1907. 5:1380. 75,000

Jahelka, Maximilian J to Pauline Frankel. 105th st, No 244, s s, 166.8 w 2d av, 16.8x100.9. P M. Prior mort $4,250. July 1, 1907, 3 years, —%. 6:1654. 2,700

Kerber, Marks to Jacob Hoffmann Brewing Co. Columbia st, No 118, e s, 46.6 n Stanton st, 21.9x75.3x21.9x75.3. P M. July 2, 8 years, 4½%. July 3, 1907. 2:335. 10,000

Same to same. Same property. P M. Prior mort $10,000. July 2, installs, 5%. July 3, 1907. 2:335. 4,000

Kassel, Abraham to Geo D Bartholomew. Water st, No 501, s s, 315.11 e Pike slip, 24x77x24x75.8. P M. July 1, due Dec 1, 1912, 6%. July 3, 1907. 1:248. 7,000

Kolb, Jonas to Society for the Relief of the Destitute Blind of City of N Y and Vicinity. 8th av, No 2359, w s, 99.11 n 126th st, 24.11x100. July 2, 5 years, 5%. July 3, 1907. 7:1953. 25,000

Kolb, Jonas to Kath A Kingsland. 8th av, No 2361, w s, 124.10 n 126th st, 24.11x100. July 2, 5 years, 5%. July 3, 1907. 7:1953. 25,000

Kramer, Lena wife of and Michael to Louisa L Ransom extrx Jas H Ransom. 6th st, Nos 749 and 751, n s, 52 w Av D, 41x22.9. P M. June 17, 3 years, 5%. July 3, 1907. 2:376. 9,000

Kliatshco, Hirsch G to Abraham Hymanson. Henry st, No 232, s s, abt 160 w Montgomery st, 23x100. P M. Prior mort $12,000. July 1, 5 years, 6%. July 2, 1907. 1:269. 8,750

Kadin, Saml with LAWYERS TITLE INS & TRUST CO. Henry st, No 152, s s, 61 e Rutgers st, 21.6x100. Subordination mort. July 1. July 2, 1907. 1:271. nom

Kass, Abraham L to Julius Tishman. Rivington st, Nos 173 and 175, s s, 90 e Clinton st, runs s 100 x e 20 x n 20 x e 20 x n 80 to st x w 40 to beginning. P M. Prior mort $37,000. July 1, 1 year, 6%. July 2, 1907. 2:348. 7,000

Kohn, Nathan to Henry F Knapp. Stanton st, Nos 10 and 12, n s, abt 125 e Bowery, 25x100. July 1, 10 years, 5%. July 2, 1907. 2:427. 36,000

Kalchheim, Henry to Morris Bloch. 6th st, Nos 806 and 808, s s, 174 w Lewis st, 42x97; 6th st, Nos 810 and 812, s s, 129 w Lewis st, 42x97. Prior mort $93,000. July 1, due Aug 1, 1907, 6%. July 2, 1907. 2:360. 5,000

Kramer, Michael to Metta Wilkens et al. 6th st, Nos 800 and 802, s e cor Av D, No 74, 72x20. P M. July 1, installs, 6%. July 2, 1907. 2:360. 4,000

Kayes, Annie to Patrick Lilly. 109th st, No 68, s s, 170 w Park av, 17x100.11. ½ part. All title. July 1, due &c, as per bond. July 2, 1907. 6:1614. 1,500

Kramer, Michl to Metta Wilkens et al. Av D, No 74, s e cor 6th st, Nos 800 and 802, 20x72. P M. July 1, 5 years, 5%. July 2, 1907. 2:360. 20,000

Kohlberger, Minnie to American Mortgage Co. 1st av, No 2416, e s, 25.2 s 124th st, 25.1x100. June 29, 5 years, 5%. July 2, 1907. 6:1811. 15,000

Kohlberger, Minnie to John Ahrens and ano. 1st av, No 2416, e s, 25.2 s 124th st, 25.1x100. Prior mort $15,000. July 1, 2 years, 6%. July 2, 1907. 6:1811. 1,500

Klumpp, Josephine to Jones Construction Co. 58th st, No 323, n s, 235.9 e 2d av, 20.1x100.4. June 24, 1 year, 6%. July 2, 1907. 5:1351. 4,000

Klingenstein, Jacob to Esther Riedler. Rivington st, Nos 101 and 103. Certificate as to payment $1,250 on account of mortgage. May 6. June 28, 1907. 2:410. ——

Kips Bay Realty Co to TITLE INS CO of N Y. 27th st, Nos 31 and 33, n s, 100 e Madison av, 50x98.9, except strip begins 100 e Madison av and 24.9 n 27th st, runs n — x e 0.2 x s — x w 0.2. June 27, 1 year, 5½%. July 1, 1907. 3:857. 65,000

Same to same. Same property. Certificate as to above mort. June 27. July 1, 1907. 3:857. ——

Kruger, Emily C wife of Geo W Kruger to GERMAN SAVINGS BANK in City N Y. 48th st, No 147, n s, 280 e 7th av, 20x100.5. July 1, 1907, 3 years, 4½%. 4:1001. 20,000

Kahn, Leon to Philip Haslacher. 142d st, No 143, n s, 296 e 7th av, 27x99.11. Prior mort $18,000. July 1, 1907, 4 years, 6%. 7:2011. 7,000

Liebenthal Construction Co (and Joseph, Louis and Jacob Liebenthal in bond only) to City Mortgage Co. Park av, Nos 1731 to 1737, s e cor 121st st, Nos 100 to 104, 75.7x90. Building loan. June 27, demand, 6%. June 28, 1907. 6:1769. 75,000

Same to same. Same property. Certificate as to above mort. June 27. June 28, 1907. 6:1769. ——

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Lattaro, George and Domenico Mazziotto and Vitale Leone to Albine Bergonzi. Thompson st, No 99, w s, 225 n Spring st, 25 x100. P M. Prior mort $11,000. July 3, 1907, 6 years, 5½%. 2:503. 7,800

Lancet, Max to Solomon Frankel and ano. Ludlow st, No 86, e s, abt 100 n Broome st, 25x87.6. P M. Prior mort $24,000. June 26, 6 years, 6%. July 3, 1907. 2:409. 12,500

Landes, Leonard with Morris Grossman. 22d st, Nos 140 and 142 East. Agreement as to payment of $750 as part payment on mort of $4,500. June 17. July 3, 1907. 3:877. nom

Landes, Leonard to Morris Grossman. 22d st, Nos 140 and 142, s s, 153.9 e Lexington av, 36.3x98.7. Prior mort $26,000. June 15, 3 years, 6%. July 3, 1907. 3:877. 4,500

Levy, Charles to GERMAN SAVINGS BANK in the City of N Y. 45th st, No 554, s s, 70 e 11th av, 30x80.11. P M. June 27, 3 years, 5%. July 3, 1907. 4:1073. 8,000

Lalor, John F to John Reid. 2d av, No 1595, w s, 25.6 s 83d st, 25.6x68.4. July 1, 3 years, 4½%. July 3, 1907. 5:1528. 8,000

Lunitz, Lippe to Cath A Stevens. Pitt st, No 100, e s, 125 s Stanton st, 25x100. July 1, 1907, 5 years, 5%. 2:339. 28,000

Lorge, Honnet to Harris Cohen et al. 140th st, No 267, n s, 175 e 8th av, 25x99.11. P M. Prior mort $27,000. June 29, installs, 6%. July 1, 1907. 7:2026. 2,000

Lowther, George, Jr, and Christopher M Lowther trustees Christopher Meyer for Margaretta M Paul with Simon and Bernard Badt. 118th st, No 30, s s, 435 e Lenox av, 25x100.11. Extension mort. June 28. June 29, 1907. 6:1601. nom

Lipschitz, Isaac to Mary A Henshaw trustee Jeanette M de Braekeleer et al. Eldridge st, No 172, e s, 174.3 s Rivington st, 25.3x87.6. June 27, due June 1, 1911, 6%. June 28, 1907. 2:-415. 10,000

Lipschitz, Rebecca wife of Isaac to Mary A Henshaw trustees of Jeannette M de Braekeleer et al. Forsyth st, No 56, e s, 51.3 s Hester st, 24.9x75; also all title to strip on north. June 27, due Sept 1, 1910, 6%. June 28, 1907. 1:301. 3,000

Lewis, Henrietta to Hebrew Orphan Asylum of City N Y. Pike st, No 68, w s, 94.5 s Monroe st, 25.3x62.3x25.5x61.5. June 28, 3 years, 5%. June 29, 1907. 1:254. 19,000

Lustig, Joseph to Chas Lee and ano trustees Wm H Lee. St Marks pl, s s, 175 n w 1st av, 25x—x25x97.6. June 28, 1907, 5 years, 5%. 2:449. 21,500

Lenk, Louisa to MUTUAL LIFE INSURANCE CO of N Y. 88th st, No 157, n s, 312.6 e Amsterdam av, 13x100.8. June 27, due, &c as per bond. June 28, 1907. 4:1219. 10,000

Lippmann, Israel to Louis Riccardo. 108th st, Nos 314 and 316, s s, 257.1 e 2d av, 39.3x125. June 27, due Mar 30, 1908,6%. June 28, 1907. 6:1679. 9,000

Lowenfeld, Pincus and Wm Prager to American Mortgage Co. 141st st, s s, 225 e Lenox av, runs e 56.3 x s 99.11 x w 70.5 x n e 18.2 x n 88.1 to beginning. P M. June 24, 1 year, 5½%. June 28, 1907. 6:1738. 11,000

Louis, Eugene L to James Flood. 160th st, No 516, s s, 200 w Amsterdam av, 25x99.11. P M. June 25, due, &c, as per bond. June 29, 1907. 8:2118. 6,000

Lefkowitz, Meyer to LAWYERS TITLE INS & TRUST CO. Henry st, No 152, s s, 61 e Rutgers st, 21.6x100. July 1, 5 years, 5%. July 2, 1907. 1:271. 20,000

Ludin Realty Co to Adeline Molyneaux. 47th st, No 254, s s, 200 e 8th av, 25x100.5. July 1, 5 years, 5%. July 2, 1907. 4:1018. 30,000

Same to same. Same property. Certificate as to above mort. July 1. July 2, 1907. 4:1018. ——

Same to Rector &c of the French Church du Saint Esprit. Same property. Prior mort $30,000. July 1, due Jan 1, 1908, 6%. July 2, 1907. 4:1018. 7,000

Latour, Geo to EAST RIVER SAVINGS INST. 48th st, No 344, s s, 525 w 8th av, 25x100.5. P M. July 1, 5 years, 5%. July 2, 1907. 4:1038. 18,000

Leary, Augusta S to Theo Schmidt. 55th st, No 534, s s, 300 e 11th av, 25x100.5. Prior mort $11,000. July 1, 2 years, 5%. July 2, 1907. 4:1083. 5,000

Leary, Augusta S to Theo Schmidt. 55th st, No 538, s s, 250 e 11th av, 25x100.5. July 1, due June 1, 1909, 5%. July 2, 1907. 4:1083. 16,000

Levy, Joseph to Mathilde Teschemacher. 113th st, No 139, n s, 150 e 7th av, 25x100.11. P M. Prior mort $15,000. July 2, 1907, due July 1, 1912, 6%. 7:1823. 12,000

Laytin, Susan E to Louisa A Guck. Manhattan av, No 125, w s, 34.2 n 105th st, 16.8x75. P M. June 28, 3 years, 5%. July 2, 1907. 7:1841. 9,000

McDougall, Alice M to Jas F Waldron. 85th st, No 118, s s, 205.6 w Columbus av, 16.9x102.2. P M. Prior mort $14,000. July 2, 2 years, —%. July 3, 1907. 4:1215. 1,500

Martin, Charles and John F Schmonsees to Meta Sethmann. 45th st, No 441, n s, 275 e 10th av, 25x100. Prior mort $10,000. June 29, 5 years, 6%. July 3, 1907. 4:1055. 5,000

McDermott, Francis to TITLE GUARANTEE & TRUST CO. 92d st, No 313, n s, 150 w West End av, 25x55.2x25x54.3. June 30, due, &c, as per bond. July 3, 1907. 4:1252. 18,000

McDermott, Francis to TITLE GUARANTEE & TRUST CO. 92d st, No 315, n s, 175 w West End av, 25x55.7x25x55.2. June 30, due, &c, as per bond. July 3, 1907. 4:1252. 18,000

McCormick, Benj W to EMIGRANT INDUSTRIAL SAVINGS BANK. 82d st, No 341, n s, 197.4 w 1st av, 27.8x102.2. P M. July 1, 3 years, 5%. July 3, 1907. 5:1545. 15,000

McBride, Michael to J Arthur Fischer. 38th st, No 221, n s, 207 w 7th av, 20.7x98.9. P M. Prior mort $21,000. July 1, 2 yrs, 6%. July 3, 1907. 3:788. 3,000

Same to LAWYERS TITLE INS & TRUST CO. Same property. P M. July 1, 5 years, 5%. July 3, 1907. 3:788. 21,000

Mannheimer, Jacob, Seligman and Abraham exrs Meier Mannheimer to BOWERY SAVINGS BANK. 7th av, No 297, e s, 24.9 s 27th st, 23.4x100. July 1, 5 years, 4½%. July 3, 1907. 3:802. 20,000

Mannheimer, Isaac to David Beck. 4th st, No 307, n s, 82.3 e Av C, 25x96. P M. July 2, 4 years, 6%. July 3, 1907. 2:374. 4,500

Morison, Andrew P to Chas E Ball. Morningside av West, n w cor 117th st, No 401, 100.11x120. June 18, due, &c, as per bond. July 3, 1907. 7:1961. 33,000

Martin, Charles and John F Schmonsees to Wm H Siegman. 8th av, No 2783, w s, 25 s 148th st, 25x75. P M. Prior mort $21,-000. July 1, 3 years, 6%. July 3, 1907. 7:2045. 4,000

Marasco, Rocco M with Danl S McElroy. MacDougal st, No 115, s w cor Minetta lane, No 2, runs e 26 x s 25.6 x e 74 to MacDougal st, x s 24.6 to beginning, all title to strip 0.6 wide on north. Agreement cancelling clause in mort, &c. June 24. June 29, 1907. 2:543. nom

MUTUAL LIFE INS CO of N Y with Thomas B Hidden. 5th av, e s, 25.9 s 106th st, runs n 25.9 x e 150 x s 100.9 x w 50 x n 75 x w 100 to beginning. Extension mort. June 25. June 29, 1907. 6:1611. nom

Martin, Harry to CENTRAL TRUST CO of N Y. 97th st, Nos 53 and 55, n s, 100 e Madison av, 62.6x100.10. June 26, 5 years, 5%. June 28, 1907. 6:1603. 85,000

Mahony, Daniel F to TITLE INSURANCE CO of N Y. 40th st, No 412, s s, 156.8 w 9th av, 18.4x98.9. P M. June 28, 3 years, 5%. June 29, 1907. 3:737. 7,000

Mallett, Geo H to Mary F Shepard. 73d st, No 244, s s, 374.6 e West End av, 20x102.2. P M. Prior mort $29,000. June 27. 2 years, —%. June 28, 1907. 4:1164 2,000

Same to same. Same property. P M. June 27, due, &c as per bond. June 28, 1907. 4:1164. 29,000

Marcus, Adolph to GERMAN SAVINGS BANK in City N Y. East End av, No 198, w s, 25.8 s 89th st, 25x96. June 28, 1907, 3 years, 4½%. 5:1585. 12,000

Manatee Co to GUARDIAN TRUST CO of N Y. Post av, s w cor Emerson st, 100x75. June 24, 3 years, 5%. June 29, 1907. 8:-2219. 14,000

Same to same. Same property. Certificate as to above mortgage. June 24. June 29, 1907. 8:2219. ——

Mahan, Margt wife Jos H with Rosie Andress. 32d st, No 330, s s, 278 w 1st av, 18x98.9. Extension mort. June 7. July 3, 1907. 3:937. nom

MERCANTILE TRUST CO with Kips Bay Realty Co. 34th st, Nos 126 and 128, s w cor Lexington av, 95x117.6. Extension mort. July 1. July 3, 1907. 3:889. nom

Malone, Peter to Carl A Bausch. 42d st, No 414, s s, 175 w 9th av, 24.9x98.9. P M. July 1, 2 years, 6%. July 2, 1907. 4:1051. 3,000

Machin, Vivant to Jones Construction Co. 59th st, No 316, s s, 225 e 2d av, 25x100.4. June 26, 1 year, 6%. July 2, 1907. 5:1351. 6,000

Martin, Charles, of Monticello, N Y, to Peter Blatt. 114th st, No 259, n s, 425 w 7th av, 25x100.11. Prior mort $16,000. July 1, 5 years, 6%. July 2, 1907. 7:1830. 5,000

McCarthy, James to Wm A Butler Jr. 11th av, No 727, w s, 75.3 n 51st st, 25.1x100. P M. July 1, 3 years, 5%. July 2, 1907. 4:1099. 5,000

McGuire, Mary A wife Thomas to Eliz S Potter. Howard st, No 34, n s, abt 50 w Crosby st, 25x119x25x119.6, e s. June 27, due &c, as per bond. July 2, 1907. 1:232. 30,000

National Elevator Co with Olga A Kranich. Bank st, No 59. Subordination of chattel mortgage to mortgage for $35,000. June 27. June 28, 1907. 2:624. nom

Nachtigall, Simon to Francis F Robins trustee Amelia Robins for Sarah A Johnson. 87th st, No 59, n s, 218.4 w Park av, 17.2x 100.8. June 21, 3 years, 4½%. June 29, 1907. 5:1499. 10,000

Nieberg, Benj to Clara F Dunning. 136th st, No 21, n s, 335 w 5th av, 37.6x99.11. June 17, 3 years, 5%. June 29, 1907. 6:-1734. 30,000

Nieberg, Benj to Max Weinberg. 14th st, Nos 226 and 228, s s, 278.1 w 2d av, 46.4x103.3. Prior mort $60,000. June 17, 5 years, 6%. June 28, 1907. 2:469. 20,000

Nixon, Sally W to Noah Loder Jr. Madison av, No 506, s w cor 53d st, No 22, 100x28. Prior mort $155,000. June 28, 1907, 1 year, 6%. 5:1288. 31,000

Norwood Holding Co to Emanuel Doctor. 7th av, No 2299, s e cor 135th st, No 190, 24.11x75. P M. July 1, 1907, due, &c, as per bond. 7:1919. 6,000

O'Neill, Edward to BANK FOR SAVINGS in City N Y. 41st st, No 327, n s, 290 e 2d av, 20x98.9. July 2, 3 years, 4½%. July 3, 1907. 5:1334. 4,500

Ohlrogge, Margrete widow to Louisa Gillman. 19th st, No 417, n s, 216 e 1st av, 20x92. July 2, 5 years, 6%. July 3, 1907. 3:951. 1,000

O'Neill, Mary T, of Yonkers, N Y, to LAWYERS TITLE INS & TRUST CO. Broome st, Nos 260 to 264, n w cor Orchard st, No 91, 65.2x55.10x65.2x56.6. June 28, 5 years, 5½%. July 2, 1907. 2:414. 60,000

Same and Bank of Washington Heights with same. Same property. Subordination agreement. June 28. July 2, 1907. 2:414. nom

Orbach, Sigmund to Saml Riker. 1st av, No 1439, w s, 48.4 s 75th st, 24x100; 1st av, Nos 1689 and 1691, w s, 70.8 s 88th st, 40x 100. Leasehold. June 8, 5 years, 6%. July 2, 1907. 5:1449 and 1550. 10,000

Preiser, Josef and Urry Goodman with John A Brown Jr. Av C, Nos 132 and 134. Extension mort. Mar 28. June 28, 1907. 2:378. nom

Pacharz, Richard to Henry R Levi. 46th st, No 314, s s, 200 e 2d av, 25x100.5. P M. Prior mort $10,000. June 28, 3 years, 6%. July 2, 1907. 5:1338. 4,000

Price, Moses to Philip Hyman. 118th st, No 52, s s, 60 e Madison av, 20x100.11. P M. July 1, due Jan 1, 1909, 6%. July 2, 1907. 6:1623. 1,500

Preiser, Jozef and Urry Goodman with GIRARD TRUST CO. Av C, Nos 136 and 138. Extension mort. March 28. July 2, 1907. 2:378. nom

Puglisi, Louisa to De Witt C Flanagan and ano trustees. Oliver st, No 68. Saloon lease. June 28, 1907, demand, 6%. 1:252. 2,400

Peck, Herman I and David H Goldstein and Louis Goldstein, Henry S Orr and John A Scharpe trustee with Harris Friedman and Barnet Feinberg. 148th st, Nos 554 to 560, s s, 150 e Broadway, 100x99.11. Subordination agreement. June 24. June 28, 1907. 7:2079. nom

Same with Stuyvesant Mortgage Co. Same property. Subordination agreement. June 24. June 28, 1907. 7:2079. nom

Peck, Herman I and David H Goldstein to Stuyvesant Mortgage Co. 148th st, Nos 554 to 560, s s, 125 e B'way, 2 lots each 50x99.11. Two morts, each $50,000. June 27, 5 years, 5%. June 28, 1907. 7:2079. 100,000

Peck, Herman I and David H Goldstein to Harris Friedman and ano. 148th st, Nos 554-560, s s, 125 e Broadway, 100x99.11. Prior mort $100,000. June 27, due Aug 21, 1907, 6%. June 28, 1907. 7:2079. 36,000

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New York, N. Y.

Portman, Isaac to Julius Martinson. 102d st, Nos 326 and 328, s s, 212.6 w 1st av, 37.6x100.11. Prior mort $43,500. July 1, 1 year, 6%. July 3, 1907. 6:1673. 2,000

Perlmutter, Isaac to Barnett Levy and ano. 3d st, No 9, n s, 325 w 2d av, runs n 80 x w 13 x n 7 x w 12 x s 87 to st x e 25 to beginning. P M. Prior mort $——. July 2, 6 years, —%. July 3, 1907. 2:459. 6,750

Portman, Isaac to Julius Martinson. 102d st, No 330, s s, 175 w 1st av, 37.6x100.11. P M. July 2, 1 year, 6%. July 3, 1907. 6:1673. 2,500

Polstein Realty & Construction Co to Cordelia B Yvelin admr Gardner G Yvelin. Amsterdam av, Nos 1105 and 1107, e s, 40.11 n 114th st, 40x100. July 2, 5 years, 5%. July 3, 1907. 7:1867. 55,000

Same to same. Same property. Consent as to above mort. July 2. July 3, 1907. ——

Same to same. Same property. Certificate as to above mort. July 2. July 3, 1907. 7:1867. ——

Polstein Realty & Construction Co to Alfred L Manierre committee Jos B Lockwood and ano. Amsterdam av, Nos 1109 and 1111, e s, 80.11 s 115th st, 40x100. July 2, 5 years, 5%. July 3, 1907. 7:1867. 55,000

Same to same. Same property. Certificate as to above mort. July 2. July 3, 1907. 7:1867. ——

Polstein Realty & Construction Co to LAWYERS TITLE INS & TRUST CO. Amsterdam av, Nos 1101 and 1103, n e cor 114th st, 40.11x100. July 2, 5 years, 5%. July 3, 1907. 7:1867. 75,000

Polstein Realty & Construction Co to Ruth W Price. Amsterdam av, Nos 1113 and 1115, e s, 40.11 s 115th st, 40x100. July 2, 5 years, 5%. July 3, 1907. 7:1867. 55,000

Same to same. Same property. Certificate as to above mort. July 2. July 3, 1907. 7:1867. ——

Polstein Realty & Construction Co to LAWYERS TITLE INS & TRUST CO. Amsterdam av, Nos 1117 and 1119, s e cor 115th st, 40.11x100. July 2, 5 years, 5%. July 3, 1907. 7:1867. 75,000

Polstein Realty & Construction Co to LAWYERS TITLE INS & TRUST CO. Amsterdam av, Nos 1101 and 1103, n e cor 114th st, 40.11x100; Amsterdam av, Nos 1117 and 1119, s e cor 115th st, 40.11x100. Certificate as to 2 morts, each $75,000. July 2. July 3, 1907. 7:1867. ——

Powel, Harford W H and Robt J H trustees Saml Powel with Julia H Eldridge. 25th st, No 118, s s, 162.6 w Lexington av, 20.10x98.9. Extension mort. June 20. July 2, 1907. 3:880. nom

Platt, Jacob with John Bergmann. 127th st, No 117, n s, 237 e Park av, 22x99.11. Extension mort. July 1. July 2, 1907. 6:1776. nom

Pennefather, Delia M to London Realty Co. Dominick st, No 40, Assignment of rents to amount of $500. All title. July 1. July 3, 1907. 2:578. nom

Presby, Eliz J to Frank H Presby and ano trustees James Simpson. 126th st, No 34, s s, 372.6 w 5th av, 18.9x99.11. June 28, 1907, 3 years, 5%. 6:1723. 10,000

Rodgers, John C to TITLE GUARANTEE & TRUST CO. 228th st, late Terrace View av, e s, at n w s Broadway, runs n e 411.7 to harbor commissioners bulkhead line x n w 3.6 and 210.4 and 270.6 to s e s Kingsbridge av x s w 205.11 to Terrace View av x s e on curve 536.5 to beginning, except part which forms part of Godwins Island; Broadway or Kingsbridge road, being plot bounded n w by Broadway or Kingsbridge road, e, s e and s by Harlem River and s w by Ashley st; also land under water Harlem River, in front of and adj above; Muscoota st, s e cor Kingsbridge road or Broadway, runs s w 157.8 x s e 99.4 x n e 14.9 to original high water line Harlem River x n e, e and s 238 to land under water x s e 157.2 to harbor commissioners bulkhead line established Apr 17, 1857, x n e 82.9 and 104.4 and 104.9 and 129.3 and 75 and 68.5 x n w 12 to common high water line on w s Harlem River x e, n and n w 70 to point in said bulkhead line x n w 10 and 18.7 to Muscoota st x w 219.1 x w 410.3 to beginning, being land under water, &c, except from above the following parcels: Broadway, s e s, at n e s Harlem River Ship Canal, runs n e 170 x s e 155 x s w 180 to said canal x n w 185 to beginning, contains 67-100 of an acre; also plot begins in harbor commissioners bulkhead line, distant 160 from s w s Muscoota st, runs s w 45 and 129.3 and 104.9 and 104.4 and 82.9 x n w 150.2 x n 58 x s e 470 to beginning, all title to land under water Spuyten Duyvil Creek or Harlem River. June 26, due, &c, as per bond. June 28, 1907. 11:3245, 12:3265, 13:3402. 75,000

Rosenberg, Meyer to Gustavus Sidenberg. 117th st, No 144, s s, 225 e 7th av, 25x100.11. July 1, 1907, 5 years, 5%. 7:1901. 20,000

Rosenberg, Meyer to Seymour Realty Co. 117th st, No 142, s s, 250 e 7th av, 25x100.11. July 1, 1907, 5 years, 5%. 7:1901. 20,000

Ruggles, Burnet R to Lewis B Strong. Union sq, No 24, or pl, e s, 52 n 15th st, 26x125. June 28, 1 year, 5%. July 1, 1907. 3:871. 10,000

Rausch, Rixstine to Ida Sattler. 70th st, No 204, s s, 100 e 3d av, 28x100.5. June 27, 2 years, 6%. June 28, 1907. 5:1424. 1,500

Robinson, Cornelia S to Berry B Simons et al. Bank st, No 59, n s, 77 w 4th st, runs n 45.5 x n 59.3 x w 24.9 x s 106.4 to Bank st x e 25 to beginning. June 26, 2 years, 6%. June 28, 1907. 2:624. 8,293.62

Same to Olga A Kranich. Same property. June 26, 5 years, 5%. June 28, 1907. 2:624. 35,000

Russek & Klinger Realty Co to Simon Russek. 70th st, No 315, n s, 243.9 e 2d av, 31.3x100.5. P M. June 28, 3 years, 6%. June 29, 1907. 5:1445. 6,640

Raisler, Charles to Benj Nieberg. 136th st, No 21, n s, 335 w 5th av, 37.6x99.11. P M. Prior mort $30,000. June 27, 5 years, 6%. June 29, 1907. 6:1734 7,000

Ryan, John to Sarah Harris. 95th st, No 126, s s, 199 e Park av, 18x100.8. P M.Prior mort $12,000. June 28, due Oct 1, 1908, 4½%. July 2, 1907. 5:1523. 3,000

Rosenthal, Bessie to Saml Grodginsky et al. 114th st, Nos 12 and 14, s s, 138.4 w 5th av, 35.3x100.11. P M. July 1, 3 years, 6%. July 2, 1907. 6:1597. 4,000

Rubano, Felice to M Fine Realty Co. 116th st, Nos 431 to 435, n s, 244 w Pleasant av, 50x100.11. P M. July 1, 4 years, 6%. July 2, 1907. 6:1710. 25,000

Riger, Nelson to GERMAN SAVINGS BANK in City of N Y. Columbus av, No 787, e s, 75.11 n 98th st, 25x74. July 1, 3 years, 4½%. July 2, 1907. 7:1834. 12,000

Roemer, Henry with Carrie Teven. 3d av, Nos 1305 to 1309. 3 extensions of mort. July 1. July 2, 1907. 5:1429. nom

Rigny, Alfred to LAWYERS TITLE INS & TRUST CO. 6th av, No 817, w s, 25.6 n 46th st, 24.6x75. P M. July 1, 5 years, 4½%. July 2, 1907. 4:999. 35,000

Rudinsky, Louis and Rachel to Morris J Bernstein. 2d st, No 122, n s, 292.3 e 1st av, 24.8x121.11. Prior mort $40,000. July 2, 1907, due June 22, 1908, 6%. 2:430. 6,000

Rossi, Nostasso and ano with Ellen C McManus. Mulberry st, No 73, w s, 25x100. Extension mort. June 6. July 3, 1907. 1:199. nom

Strasbourger, Rachel to whom it may concern. Attorney st, No 171, Certificate as to payment of $500 on account of mort. May 13. June 28, 1907. 2:350. ——

Sanders, Jane to Fanny R G Ely. Nassau st, No 61, w s, 75.5 n e Maiden lane, runs s 23.4 x n w 47.11 x n e 23.4 x s e 47.11 to beginning. Prior mort $30,000. June 26, 1 year, 6%. June 29, 1907. 1:65. 4,000

Schwartz, Emma to Joseph Schwartz. 79th st, No 327, n s, 262.10 w 1st av, 27x102.2. June 27, 2 years, 6%. June 28, 1907. 5:1542. 6,000

Sullivan, Patrick to Lion Brewery. 135th st, Nos 69 and 71 West. Saloon lease. June 30, demand, 6%. June 28, 1907. 6:1733. 3,000

Seligmann, Jennie to TITLE GUARANTEE & TRUST CO. 164th st, No 446, s s, 187.6 e Amsterdam av, 37.6x112.4. P M. June 28, 1907, due, &c, as per bond. 8:2110. 27,000

Same to Wm J Morrow. Same property. P M. Prior mort $27,000. June 28, 1907, 2 years, 6%. 8:2110. 8,000

Schwab, Samuel to TITLE GUARANTEE & TRUST CO. Greenwich av, No 98, n e s, 255.3 s e 13th st, runs n e 83 x n w 21.10 x s w 76.4 to av x s e 20.10 to beginning. June 28, due as per bond. June 29, 1907. 2:617. 9,000

Schirmer, William, of Hoboken, N J, to TITLE GUARANTEE & TRUST CO. 1st av, No 140, e s, 75 s 9th st, 18.10x80. June 28, 1907, due, &c, as per bond. 2:436. 10,000

Silverson, Abraham to Charles Laue. 8th av, Nos 216 to 230, n e cor 21st st, Nos 261 to 265, runs n 150.7 to s w s Fitz Roy road x e 13 to c l said road x s 2.5 x e 86.2 x s 148.3 to n s 21st st x w 100 to beginning. P M. June 19, 2 years, 5%. June 29, 1907. 3:771. 80,000

Silverson, Abraham to Charles Laue. 8th av, Nos 216 to 230, n e cor 21st st, Nos 261 to 265, runs n 150.7 to s w s Fitz Roy road x e 13 to c l said road x s e 2.5 x e 86.2 x s 148.3 to n s 21st st x w 100 to beginning, P M, prior mort $80,000; Catharine slip, s e cor Water st, 18.2x51.6x19.2x53.9; Catharine slip, e s, 18.2 s Water st, 17.8x49.7x17.11x51.6. June 19, due Jan 1, 1908, 6%. June 29, 1907. 3:771, 1:250. 5,600

Shoemaker, Henry F to Harriet E P White. 54th st, No 34, s s, 285.4 e 6th av, 19.8x100.5. P M. July 1, 3 years, 4½%. July 3, 1907. 5:1269. 40,000

Schreiber, Henry J to Jacob Schreiber. 24th st, No 335, n s, 425 e 2d av, 25x98.9. July 1, 1 year, 5%. July 3, 1907. 3:930. 2,500

Schwintek, Frank S to Isabella Unger and ano. 3d av, No 1979, e s, 25.11 s 109th st, 25x82. P M. Prior mort $16,500. July 1, due May 6, 1911, 6%. July 3, 1907. 6:1658. 7,500

Strange & Slawson Co to TITLE INS CO of N Y. 72d st, No 168, s s, 100 e Amsterdam av, 20x102.2. P M. July 1, 1 year, 5½%. July 3, 1907. 4:1143. 40,000

Same to same. Same property. Certificate as to above mort. July 1. July 3, 1907. 4:1143. ——

Sbarboro, Augustus to Golde & Cohen, a corpn. Catharine st, No 8, w s, 49.2 n East Broadway, 25.1x60.7 to e s Chatham sq, No 17, x25.2x61.9. P M. Prior mort $21,000. July 1, 1 year, 6%. July 3, 1907. 1:281. 6,000

Sobel, Leon with Chas H Phelps exr William Hall. 1st av, No 1460, s e cor 76th st, Nos 400 and 400½, 22.2x78. Extension mort. June 27. July 2, 1907. 5:1470. nom

Silverman, Kalman with BOWERY SAVINGS BANK. Lexington av, Nos 1811 to 1817, s e cor 113th st, Nos 146 and 148, 100.11x50. Extension mort. June 10. July 2, 1907. 6:1640. nom

Smith, M Adele and Andrew W exrs, &c, Samuel Smith with Saml Schwab. 104th st, No 214 West. Extension mort. June 28. July 3, 1907. 7:1875. nom

Silverman, Morris with Jacob I Prenowitz. Norfolk st, No 153. Subordination agreement. June 26. July 3, 1907. 2:354. nom

Shulman, Lazar to GERMAN SAVINGS BANK in City N Y. 101st st, No 117, n s, 125 e Park av, 26x100.11. June 26, 3 years, 5%. July 3, 1907. 6:1629. 20,000

Schnee, Sigmund to Julius Tishman. 8th st, No 123, n s, 55 w Av A, 58x80.6. P M. Prior mort $60,000. July 1, 7 years, 6%. July 3, 1907. 2:436. 31,000

Schmulowitz, Harris to Jacob I Prenowitz. Norfolk st, No 153, w s, 75 s Stanton st, 25x100. July 3, 1907, 5 years, 5%. 2:354. 30,000

Same and Louis I Lese with same. Same property. Subordination mort. July 2. July 3, 1907. 2:354. nom

Schnee, Sigmund to Julius Tishman. Av A, Nos 129 to 133, n w cor 8th st, Nos 125 and 127, 80.6x55. P M. Prior mort $90,000. July 1, 7 years, 6%. July 3, 1907. 2:436. 45,000

Scotch Presbyterian Church in City of N Y to whom it may concern. Broadway, w s, 221.10 n 122d st, 55.2x76.10 to c l Old Bloomingdale road x55.2x72.9. Declaration as to merger of mort in fee. June 28. July 3, 1907. 7:1993. ——

Safir, Louis and Nathan Berkan to Joseph Rabinowitz. Madison st, No 360, s s, 295 w Jackson st, 20x94.6. Prior mort $24,000. June 29, 3 years, 6%. July 1, 1907. 1:266. 5,000

Seyd, Louise de l'Aigle to Edith B McGarvie. 93d st, No 316, s s, 275 w West End av, 50x141.8x50x143.2. P M. Prior mort $111,000. July 1, 5 years, 6%. July 3, 1907. 4:1252. 6,000

Shepard, Edward M trustee of John R Ackerman with John M Kyle et al exrs James Kyle. 97th st, No 128 West. Extension mort. May 31. July 1, 1907. 7:1851. nom

Silverman, Simon to Cath A Stevens. Av D, Nos 10 to 16, s e cor 3d st, No 342, 56.1x70. July 1, 1907, 6 years, 5%. 2:357. 40,000

Silverman, Simon to Henry Blank. Av D, Nos 10 to 14, s e cor 3d st, No 342, 56.1x70. July 1, 1907, 2 years, 6%. 2:357. 5,000

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Schmitt, Charles J to Leslie Coffman. 6th av, No 35, n w s, 46 n e 16th st, 23x75. May 4, demand, 6%. Re-recorded from June 4, 1907. July 1, 1907. 3:792. 10,000

Skelly, Alice and Sarah A Smith to Pauline D McLaughlin extrx Hugh McLaughlin. Henry st, No 296, s s, 119.3 e Scammel st, 24x96.4. June 29, due, &c, as per bond. July 1, 1907. 1:267. 8,000

Sinclair, Daniel to Annie S Burns. 52d st, No 320, s s, 250 w 8th av, 16.4x100.5. Prior mort $12,000. June 24, due, &c, as per bond. June 28, 1907. 4:1042. 4,000

Seibel, Caroline to TITLE GUARANTEE & TRUST CO. 51st st, No 529, n s, 400 e 11th av, 25x100.5. P M. July 1, due &c, as per bond. July 2, 1907. 4:1080. 15,000

Scott, Ellen Y, of Jersey City, N J, to FARMERS LOAN & TRUST CO. 85th st, No 157, n s, 174.6 e Amsterdam av, 17.6x97.6. P M. July 2, 1907, 5 years, —%. 4:1216. 17,000

Schaffner, Kate I to Chas E Riker and ano exrs &c Josephine A Riker. West End av, No 818, e s, 33.11 s 100th st, 17x65.6. P M. July 1, due &c, as per bond. July 2, 1907. 7:1871. 9,000

Solowey, Isidor and Israel to Sarah Margulies. 2d av, No 1105. Store lease. July 1, installs, —%. July 2, 1907. 5:1332. notes, 1,058.30

Slonov, Lena to Sarah Amsterdam. 2d av, No 2390, e s, 100.11 n 122d st, 20x80. July 2, 1907, due Jan 2, 1908, 6%. 6:1799. 600

Schwartz, Max to DRY DOCK SAVINGS INST. 7th st, No 34, s s, 217.8 w 2d av, 24.5x90.10. July 2, 1907, 5 years, 5%. 2:462. 26,000

Strohmeier, Frank to Max Strohmeier. Houston st, No 185, s s, 63 w Congress st, 21x75. July 1, 3 years, 5%. July 2, 1907. 2:520. 10,000

TITLE GUARANTEE & TRUST CO with Eugenie R Raphael. East Broadway, No 136, and Division st, Nos 125 and 125½. Extension mort. May 26, 1906. July 3, 1907. 1:283. nom

Times Realty & Construction Co to New York Mortgage & Security Co. Broadway, Nos 3367 to 3373, n w cor 136th st, No 601, 99.11x100. June 28, 1907, 3 years, 5%. 7:2002. 180,000

Same to same. Same property. Certificate as to above mort. June 28, 1907. 7:2002. —

Same and State Realty & Mortgage Co with same. Same property. Subordination mort. June 24. June 28, 1907. 7:2002. nom

Thompson, Jas F and Geo F Degen with TITLE GUARANTEE & TRUST CO. Greenwich av, No 98. Subordination mort. June 25. June 29, 1907. 2:617. nom

Temple Court Co to EMIGRANT INDUSTRIAL SAVINGS BANK. Beekman st, Nos 3 to 9, s w s, at n w s Nassau st, Nos 119 to 123, runs n w 100.2 to Theatre alley, x — 105.1 x — 45.2 x — 101.5 to Nassau st, x — 44.10 x — 101.3 to beginning. P M. July 1, 1907, 5 years, 4½%. 1:90. 626,200

Same to same. Same property. Certificate as to above mort. July 1, 1907. 1:90. —

Tishman, Julius to American Mortgage Co. Rivington st, Nos 173 and 175, s s, 90 e Clinton st, runs s 100 x e 20 x n 20 x e 20 x n 80 to Rivington st x w 40 to beginnning. P M. July 1, 1 year, 5½%. July 2, 1907. 2:348. 34,000

Same to same. Same property. P M. Prior mort $34,000. July 1, 1 year, 6%. July 2, 1907. 2:348. 3,000

Ullmann, Meyer H and Morris Simon to Harrison B Weil. Amsterdam av, No 6, w s, 50.5 n 59th st, 25x100. June 17, due July 2, 1909, 6%. July 3, 1907. 4:1151. 5,000

Ungaro, Domenico and Mary Bracco to John Austen Cullen. 106th st, Nos 205 and 207, n s, 110 e 3d av, 40x100.11. P M. Prior mort $11,000. July 1, 3 years, 6%. July 2, 1907. 6:1656. 6,500

Ullmann, Max to BANK FOR SAVINGS in City of N Y. 8th av, No 2171, n w cor 117th st, No 301, 26.4x100. Prior mort $33,000. July 1, 3 years, —%. July 2, 1907. 7:1944. 7,000

Ufland, Moses to Meyer Rosenberg. 117th st, Nos 142 and 144, s s, 225 e 7th av, 50x100.11. 2 P M morts, each $7,000. 2 prior morts $20,000 each. July 1, 1907, 5 years, 6%. 7:1901. 14,000

Von Wein, Hermance wife of and Daniel Von Wien to Empire Brick & Supply Co. 3d av, No 807, e s, 60 s 50th st, 21x90. July 1, 1907, 3 years, 6%. 5:1323. 10,000

Verschleiser, Max to Jacob Fleischhauer and ano. 4th st, Nos 377 to 381, n s, 172.7 e Av D, 67.10x96. P M. June 24, 5 yrs, 5%. June 29, 1907. 2:360. 48,000

Voska, Emanuel V (and Chas B Gumb in bond only) to Cecilie Taussig. 86th st, No 435, n s, 221 w Av A, 18x100.8. P M. June 27, 3 years, 6%. June 28, 1907. 5:1566. 3,500

Varian Realty Co to Caroline M S Weber. Lexington av, No 572, w s, 24 s 51st st, 24x64.10. P M. Prior mort $18,000. June 29, 3 years, 6%. July 1, 1907. 5:1305. 4,000

Vesell, Meyer to Eugenie R Raphael. East Broadway, No 136, n s, abt 210 e Pike st, 25x— to Division st, Nos 125 and 125½, on map No 125. P M. July 2, 1907, due June 11, 1909, 6%. 1:283. 15,000

Weissberg, Lena to Herris Schapiro. Pitt st, No 11, w s, 150 n Grand st, 25.8x128.5x25.6x128.5. P M. Prior mort $32,000. July 1, 3 years, 6%. July 2, 1907. 2:341. 5,000

Wanderman, Charles, Isidor and Walter to Samuel Wanderman. 13th st, Nos 410 to 426, s s, 318.4 w Av A, runs s 103.3 x w 73 x s w 26.8 x n 11 x w 24.4 x s 22.1 x s w 4.4 x n w 99.5 to c l Old Stuyvesant st, closed, at point 114.5 from 1st av x n e 23.4 x n 31.2 to st x e 160.8 to beginning. Building loan. Prior mort $89,800. June 26, 1 year, 6%. June 29, 1907. 2:440. 80,000

Weinstock, Saml and Geo Brown to Adam Trillich. 8th st (St Marks pl), No 77, n s, 75 w 1st av, 25x85.11. All title to 8 ft in front. P M. Prior mort $13,000. July 1, 5 years, 6%. July 2, 1907. 2:450. 11,125

Wiener, Henry with Jacob Mandelbaum. 44th st, No 544, s s, 200 e 11th av, 25x100.5. Extension mort. May 20. July 1, 1907. 4:1072. nom

Weiss, Frank G to Alex Strong. 81st st, No 210, s s, 127.1 e 3d av, 25x102.2. P M. Prior mort $15,000. June 15, 3 years, 6%. July 1, 1907. 5:1526. 3,000

Wesenfeld, Sam to GERMAN SAVINGS BANK in City N Y. 101st st, No 67, n s, 125 w Park av, 25x100.11. July 1, 1907, 5 years, 5%. 6:1607. 17,000

Wolkowitz, Reuben to Gertrude Paull. 105th st, No 226, s s, 256.3 w Amsterdam av, 18.9x100.11. P M. July 1, 1907, 5 years, 5%. 7:1876. 15,000

Wiener, Henry with Mary M Stewart. 92d st, No 68, s s, 164.4 e Columbus av, 20x100.8. Extension mort. May 24. July 1, 1907. 4:1205. nom

Webster, Madeleine E to LAWYERS TITLE INS & TRUST CO. 85th st, No 341, n s, 200 w 1st av, 25x102.2. July 2, 5 years, 5%. July 3, 1907. 5:1548. 16,500

Weinstein, Sarah to Frank Feldman. Park av, No 1982, w s, 24.10 n 133d st, 25.5x86. Prior mort $19,916.67. June 25, due Sept 25, 1907, 6%. June 28, 1907. 6:1758. 219.71

Wagener, Elisebethe to Chas Greenfield. 88th st, No 514, s s, 225 e Av A, 25x100.8. P M. Prior mort $12,000. July 1, 5 years, 5½%. July 2, 1907. 5:1584. 7,000

Weber, Philip C to Henry Ottinger. 1st av, No 282, e s, 69 s 17th st, 23x94.2. Extension mort. July 1, 1907. 3:948. nom

Wilkens, Gustav to GERMAN SAVINGS BANK in City of N Y. 16th st, Nos 419 and 421, n s, 269 w Av A, 50x92. July 2, 1907, 3 years, 4½%. 3:948. 10,000

Wolfram, Maria to Bertha Orlick. 93d st, No 321, n s, 325 w 1st av, 25x100.8. Prior mort $10,000. July 1, 3 years, 6%. July 2, 1907. 5:1556. 4,200

Weil, Lina to MUTUAL LIFE INS CO of N Y. 85th st, No 117, n s, 246 w Columbus av, 18x97.6. P M. July 1, 1907, due, &c, as per bond. 4:1216. 12,000

Wortmann, Irving and Max to Moses Goldsmith. 2d av, No 799, w s, 20.1 s 43d st, 20.1x75. June 26, 3 years, 5%. June 28, 1907. 5:1316. 11,000

Same to Samson Lachman and ano. Same property. Prior mort $11,000. June 26, 2 years, 6%. June 28, 1907. 5:1316. 4,000

Wortmann, Irving and Max to Solomon Plaut. 2d av, No 797, w s, 40 2 s 43d st, 20.1x75. June 26, 3 years, 5%. June 28, 1907. 5:1316. 11,000

Same to Samson Lachman and ano. Same property. Prior mort $11,000. June 26, 3 years, 6%. June 28, 1907. 5:1316. 5,000

Young Margt, of New Rochelle, N Y, to Bernard S McKean. 84th st, Nos 139 and 141, n s, 325 e Amsterdam av, 2 lots, each 22x102.2. 2 morts, each $5,500; 2 prior morts $15,000 each. June 27, due July 8, 1908, 6%. June 28, 1907. 4:1215. 10,000

Zwerdling, Aaron to TITLE GUARANTEE & TRUST CO. Monroe st, No 244, s s, 269.3 e Scammel st, 24.9x97.8. July 2, due, &c, as per bond. July 3, 1907. 1:261. 22,500

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Arthan Realty Co to Joseph Brandt. Forest av, w s, 54.2 s 160th st, 63x87.6. Certificate as to mortgage for $6,000. July 14, 1905. July 3, 1907. 10:2647. —

Allan, Wm C to John Finley. Stebbins av, No 973, w s, 343.9 s 165th st, 20.10x120. July 2, due, &c as per bond. July 3, 1907. 10:2690. 400

Allison, Mary E widow to James W B Rockwell exr Cath E Rockwell. Morris av, e s, 75 n 160th st, 60x100; also all title to strip 60x1 in front. July 2, 5 years, 5%. July 3, 1907. 9:2420. 10,500

Ast, Chas to Chas Koehler. Oakland pl, n s, 169 w Crotona av, 37x97.10. July 2, due, &c as per bond. July 3, 1907. 11:3080. 22,000

Abelman Construction Co to Wilson M Powell. 139th st, No 538, s s, 137.6 w St Anns av, 37.6x100. June 21, 5 years, 5%. July 2, 1907. 9:2266. 25,000

Same to same. Consent to above mort. June 21. July 2, 1907. 9:2266. —

Same to same. Same property. Certificate as to above mort. June 21. July 2, 1907. 9:2266. —

*Bennett, Peter to Nellie Pryor. Lyvere pl, s s, 125 w land P Mullen, runs s 100 x w 25 x n 100 to pl x e 25 to beginning. P M. July 2, 1907, 3 years, 5%. 600

*Bader, Davies to Land Co "C" of Edenwald. Bracken av, e s, 150 n Randall av, 25x100, Edenwald. P M. July 2, 3 years, 5½%. July 3, 1907. 260

*Bezold, Geo to Eliza Quinlan. 218th st, n s, 81 e White Plains road, 37.6x114. P M. July 2, 1907, 3 years, 5½%. 4,000

*Beavis, Frank S to Wm McKinny. Edison av, w s, 275 s Tremont road and being lots 140, 141 and 142, blk 12, map Tremont Terrace, 75x95. P M. June 21, due May 1, 1909, 5½%. June 28, 1907. 900

Bastone, Domenico to De Witt C Flanagan and ano trustees. Pelham av, s e cor Arthur av, 15x98.5x16.5x95.2. Prior mort $10,000. July 2, demand, 5%. July 3, 1907. 11:3078. 7,000

Same to Gaetano del Bello et al exrs, &c Angelo di Ciocca. Same property. P M. July 2, 5 years, 5%. July 3, 1907. 11:3078. 10,000

Baldwin, Clarence D to Julia E C Hartcorn. 137th st, s s, 342.11 e Southern Boulevard, 12.6x100. July 2, 3 years, 5½%. July 3, 1907. 10:2565. 2,250

Bastiani, Anna to Margt F Turner. Hughes av, e s, 230.3 s 180th st, 18.2x65. July 3, 1907, due, &c as per bond. 11:3080. 2,500

Bookstaver, Peyser, of Brooklyn, N Y, to Sarah M Marvin et al trustees John J Van Nostrand. 3d av, e s, 189.5 n Wendover av, 25x125. June 29, 1899, due June 29, 1902, 5%. Rerecorded from June 29, 1899. July 3, 1907. 11:2929. R S $7. 15,000

Bachman, Alfred C to Chas Kessler. 3d av, No 4171, w s, 30 n 176th st, 26x97.10x26x98.10. P M. Prior mort $——. June 28, due Dec 11, 1908, 6%. June 29, 1907. 11:2924. 1,500

Blum, Joseph to Mary Schneider. Webster av, No 1235, w s, 132 n 168th st, 26x100. P M. Prior mort $13,000. July 1, due, &c, as per bond. July 2, 1907. 9:2427. 2,500

Birkmire, Wm H to Sebastian J Breihof. 178th st, s s, 100 w Lafontaine av, 2 lots, each 37.6x100. Two morts, each $25,000. June 20, 1 year, 5%. July 2, 1907. 11:3060. 50,000

Bliss, Collins P to J Julian Hall. Andrews av, e s, bet 181st and 183d sts, and being lots 29 and n 20 ft of lot 38, map University Heights, runs s 50 x e 81.3 x n e 21 x n 40.6x100 to beginning. July 3, 1 year, 6%. July 3, 1907. 11:3217. 2,500

Conlon, Francis to Maurice Sheehan. Fairmount pl, n s, 250 w Marmion av, 25x100. P M. June 28, 2 years, 5%. June 29, 1907. 11:2955. 2,000

Congregational Church of North New York to Congregational Church Building Soc. 143d st, n s, 180.4 e Willis av, 15x100. June 28, 1907, installs, 6%. 9:2288. 3,000

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Costello, Mary A to Charles A Robinson and ano trustees for Geo H Robinson will Agnes H Robinson. Hull av, w s, 200 s Woodlawn road, 25x110. P M. July 3, 1907, 3 years, 5%. 12:3333. 5,500

*Cox, Francis R to Danl J O'Conor as trustee Daniel Kelly. Av B, s w cor 12th st, 33x105, Unionport.. June 27, 3 years, 5%. June 28, 1907. 5,000

Cohen, Adaline, Louis Smadbeck and Joseph M Cohen exrs, &c, Isaac N Cohen with Edwin L Kalish. Union av, No 720. Agreement as to share ownership of mort. June 28. June 29, 1907. 10:2675. nom

Cohen, Rose to John Baumiller. Edgewater road, No 1503, w s, 672.7 n Westchester av, 25x100. P M. Prior mort $4,800. July 1, 3 years, 6%. July 2, 1907. 11:3012. 1,600

Cuddy, Michael J to Daisey E Booss. 165th st, s s, 155.3 w Forest av, 19.9 to Jackson av, x100x19.11x100. June 29, 3 yrs, 5%. July 1, 1907. 10:2649. 12,000

*Cuddy, Patrick J to Marie T Dunn. White Plains road, w s, 250 n Morris Park av, 75x100. Prior mort $3,000. June 28, 1 year, 6%. July 1, 1907. 1,000

Chapple, Mary A to Wilbur Larremore ref. 172d st, s s, 125 e Nelson av, 25x116.5x25x117.10, vacant. P M. June 17, 2 yrs, 5%. July 1, 1907. 11:2873. 1,277

*Donnelly, James F to Fannie A Ross. 2d st, n s, 50 w Madison av, runs w 50 x n 142 x e 100 to Madison av x s 37 x w 50 x s 100 to beginning, Westchester. P M. July 1, 3 years, 5%. July 2, 1907. 4,500

*Same to Marie T Dunn. Frisby av, n w cor Denson av, 100x142.1 x100x137.11. July 1, 2 years, 6%. July 2, 1907. 4,000

Donnelly, Katie to John J Stanley et al. 142d st, n s, 200.6 e College av, 25.4x101. P M. Prior mort $3,200. July 2, due Mar 1, 1909, 6%. July 3, 1907. 9:2323. 1,000

*Dworetzky, Morris and Samuel M Silverstein to Agnes K Mulligan. Bronxdale av, w s, 50 s Kinsella av, Downing Estate, 50.6x108.7 x50x115.11. P M. June 25, 3 years, 5%. July 3, 1907. 1,800

*Same to same. Bronxdale av, w s, 50.11 s Columbus av, 25.5x 105.4x25x100.5. P M. June 21, 3 years, 5%. July 3, 1907. 850

Dattelbaum, William with Chas A Berrian. 175th st, Nos 714 and 716, s s, 100 w Washington av, 47x108. Extension mort. June 21. June 28, 1907. 11:2908. nom

Day, Colista M to Carrie Norz. Norwood av, late Decatur av, No 3160, e s, 196.7 s 205th st, 16.8x112.6. P M. Prior mort $35,000. June 27, due, &c, as per bond. June 28, 1907. 12:3353. 1,500

*D'Angelo, Antonio to BRONX SAVINGS BANK. Maple av, w s, 23 n Logan st, 27x95.10. June 28, 3 years, 5½%. June 29, 1907. 5,500

*Davidson, John to Cath C Hill. Bronx Terrace, e s, 224 n 224th st, late 10th av, 30x105, Wakefield. June 28, 3 years, 5%. June 29, 1907. 4,500

Dunn, Marie T with Daisey E Booss. 165th st, s s, 155.1 w Forest av, 20x100. Subordination agreement. June 27. July 1, 1907. 10:2647. nom

*D'Angelo, Antonio to BRONX SAVINGS BANK. Maple av, n w cor Logan st, 23x95.10, Williamsbridge. June 28, 3 years, 5½%. July 1, 1907. 7,500

*Dambourajian, Manoog to John F Scott. Morris Park av, s s, 87.3 w Unionport road, 25x115.4x25x120.10 w s. P M. Prior mort $6,700. June 17, 2 years, 6%. July 1, 1907. 1,300

Downey, Margt A to Thomas H Melledy. Barry st, n w cor Longwood av, No 1129, 65.2x20.2x63.11x20.2. P M. July 1, 3 years, 5%. July 2, 1907. 10:2737. 2,500

Eusner, Romanus to Augusta A Wurm. Katonah av, w s, 75 s 236th st, 25x100. July 1, 5 years, 5%. July 2, 1907. 12:3376. 5,000

*Epstein, Abraham to Gustav J Voss. Pell pl, s e cor 243d st, 33.4 x100. June 19, due July 1, 1909, 6%. July 2, 1907. 1,000

*Elting, Marietta to Helwine Von Oesen. 2d st, n s, 99 w Av C, 50x103, Unionport. July 2, 3 years, 5%. July 3, 1907. 900

Egbert, Clothilde F to Ernest Hammer. Marion av, e s, 63.2 s 199th st, 31.7x76.7x31.3x81.4. P M. June 29, 3 years, 5%. July 3, 1907. 12:3284. 5,000

*Elm Impt Co to Robt F Seiffert. Road leading to Pelham, e s, adj land John Flynn, runs s e 137.9 x s e 37.4 x n w 105.4 x s w 25 x n w 11.4 x n 2.6 x n w 11.5 to road x n e 17.6 to beginning, June 25, 1 year, 6%. June 29, 1907. 5,000

*Same to same. Same property. Certificate as to above mort. June 26. June 29, 1907.

*Fairclough, Fredk J to Hattie N Phelan. Kingsbridge road, s s, 25 e Digney av, 50x93.1x50x91.8, Edenwald. Prior mort $1,250. July 1, 3 years, 6%. July 2, 1907. 250

Fitzgerald, Wm G to Wilbur Larremore ref. Merriam av, s e s, 75 n e 169th st, 25x63.10x24.3x76. P M. June 10, 2 years, 5%. July 1, 1907. 9:2531. 385

Fey, Ferdinand W to TITLE GUARANTEE & TRUST CO. Jennings st, s s, 75 e Chisholm st, 50x95. June 28, due, &c, as per bond. June 29, 1907. 11:2972. 6,000

Frisch, Franz to Hibbert B Roach. Perry av, n w cor 206th st, 27.3x101.2x25x89.10. July 2, due Jan 2, 1908, 6%. July 3, 1907. 12:3342. 2,700

Frisch, Franz to Edw J Stapleton. Perry av, w s, 27.3 n 206th st, 54.10x123.9x50x101.2. P M. July 2, 2 years, 5½%. July 3, 1907. 12:3342. 2,500

*Forbes, Samuel to Camille E Mezey. 230th st, s s, 355 w 4th st, 25x100, Wakefield. P M. Prior mort $3,500. July 1, installs, 5%. July 2, 1907. 1,300

Fordcran Co to American Surety Co. Lane landing, from Albany Post road to Hudson River R R Station at Riverdale, c l, adjoining land now or formerly of Mrs Petrulio, runs n 290 x e 400 x s — to c l said lane x w — to beginning. Mar 14, secures contract of lease, —%. July 3, 1907. 13:3421. 7,500

Gollubier, Martin and Morris Kamber to Charlotte Salm. Vyse av, No 1153, w s, 320 n 167th st, 20x100. P M. Prior mort $——. July 1, installs, —%. July 2, 1907. 10:2752. 900

Greenky, Louis and Harry Mark to Wm Burroughs. 156th st, s s, 25 e Union av, 50x91. July 2, 3 years, 5½%. July 3, 1907. 10:2675. 31,000

Gabel, Christian to Louis Green. Jackson av, e s, 58.4 n 158th st, 16.8x87.6. Prior mort $5,500. July 1, 1 year, 6%. July 3, 1907. 10:2647. 2,000

*Giliberti, Pasquale F to Eliz C Muller. 224th st, late 10th st, n s, 105 w 4th av, 30x114. July 2, due, &c as per bond. July 3, 1907. 9,000

Goerg, Susan to Carrie B Waldron. Fairmount pl, No 1036, s s, 130 e Prospect av, 20x96x20x94.4. P M. June 28, 3 years, 6%. June 29, 1907. 11:2954. 3,500

Gundlach, Ella to Pauline Strauss. Topping av, e s, 250 n 174th st, 25x95. June 27, 5 years, 5%. June 28, 1907. 11:2799. 11,000

Graham, Martha to Horace P Perrin. 3d av, e s, 200 s 172d st, 25x125. June 28, 1 year, —%. June 29, 1907. 11:2929. 3,500

Gamble, Wm to Wilbur Larremore ref. Woodycrest av, w s, abt 725 s 172d st, runs s 22.4 x w 61 x n 65.9 x n e 25 x s 100 to beginning. P M. June 18, 2 years, 5%. July 1, 1907. 11:2873. 1,862

Gross, August and Chas Herman to John R Peterson. Elsmere pl, n s, 50 w Marmion av, 25x100. P M. July 1, 1907, 1 year, 5%. 11:2956. 2,500

Gross, August and Chas Herman to Margt E Amabile. Elsmere pl, n s, 25 w Marmion av, 25x100. P M. July 1, 1 year, 5%. July 2, 1907. 11:2956. 2,200

*Herbold, Frances M to Henry Roberts. 174th st, w s, 201.4 s Westchester av, 25x100. July 2, 1907, 5 years, 5½%. 3,000

*Hogg, Alfred W D to Manor Park Realty Co. Throggs Neck rd, leading from Fort Schuyler to Westchester Village, e s, at n w cor land formerly of Fredk C Havemeyer, contains about 135 acres, being the country place in Westchester formerly of George Bruce-Brown, with mansion, stables, &c, Throggs Neck, and all title, &c, to lands under waters Eastchester Bay or L I Sound, and runs to Weir Creek, Town Dock rd, &c. P M. June 29, 3 years, 5%. July 1, 1907. 120,687.51

Helmke, John D to Babetta Doherr. 145th st, n e cor Southern Boulevard, runs e 190.6 to c l Old Prospect av x n 123.1 x w 134 to Southern Boulevard x s 136 to beginning. P M. June 27, 5 years, 5%. June 29, 1907. 10:2600. 18,000

Hauk, Charles and Geo H Leopold to Eliz Weiss. Fulton av, No 1393, w s, 84.2 s 170th st, runs w 96.4 x s 42 x n e 36.7 x s e 0.6 x n e 27.9 x n w 0.6 x n e 17 x n e 15.2 to av x n 42.11 to beginning. June 24, 3 years, 6%. June 29, 1907. 11:2925. 6,000

Hamann, John H. to Grace C Marvin. Hughes av, e s, 49.10 n 183d st, 50.2x50. June 15, 5 yrs, 5%. June 29, 1907. 11:3087. 12,000

Hull, James C, of Kitchawan, N Y, to TITLE GUARANTEE & TRUST CO. 175th st, late Fairmount av, s w s, bet Prospect av and Marmion av, and being lots 15 and 16 and n w 25 ft of lot 17 map Fairmount, 225x145.5x200x147.3, except part for 175th st. June 28, due, &c, as per bond. June 29, 1907. 11:2952. 18,000

*Hausmann, Chas J and Bernhard Mayer to Henry Storck. Mayflower av, w s, 475 n Pelham road, 50x100. P M. June 28, 3 years, 5½%. July 2, 1907. 800

*Hoffmann, Anna T to Emma B Silvereisen. 8th st, n s, 305 w Av C, 100x108, Unionport. P M. June 29, due June 19, 1909, 5½%. July 1, 1907. 300

Habersack, Chas A to Edw A Acker. Trinity av, e s, 150 s 167th st, 25x99.7. Prior mort $3,500. July 2, 2 years, 6%. July 3, 1907. 10:2637. 1,000

Hof, Wm to Adolph Nowald. 136th st, n s, 1,025 w Home av, 25 x100. Prior mort $9,500. July 2, 3 years, 6%. July 3, 1907. 10:2549. 3,000

Hof, William to Emma J Bergman 136th st, n s, 1,000 w Home av, 25x100. Prior mort $9,500. July 2, 2 years, 6%. July 3, 1907. 10:2549. 2,500

Hammer, Ernest to Mary C Hoyt. 182d st, s s, 15.8 w Park av West, 16.8x77.9x16.8x76.4. P M. July 2, 3 years, 5%. July 3, 1907. 11:3030. 2,700

Hietler, Josef to Emil Robitzek. Teasdale pl, n s, 549.11 w Trinity av, 24.11x100. July 2, 3 years, 5%. July 3, 1907. 10:2621. 10,500

Jahr, Emil to Giovanni Gaudio and ano. Rosedale av, w s, lot 489, blk P, amended map Mapes estate, runs w 87 x s w 30 x s 13 x e 114 to av, x n 25 to beginning, except part for West Farms road. P M. July 3, 1907, 1 year, 6%. 350

Jackson, Harry to Delia Chapman. Hull av, w s, 225 n 209th st, 25x100. P M. July 1, 1907, 3 years, 5%. 12:3343. 1,000

Jackson, Wm G H with FRANKLIN SAVINGS BANK. Willis av, No 225, w s, 50 n 137th st, 25x81.6. Extension mort. June 22. July 3, 1907. 9:2300. nom

Jantzen, Fredk to Begrisch-Schorn Realty and Construction Co. Freeman st, No 879 (1101), n s, 125 e Stebbins av, 40x118.10x 39.11x116.4. P M. Prior mort $30,000. July 1, due, &c, as per bond. July 2, 1907. 11:2965. 14,000

*Kiernan, John to Wm F A Kurz. Fulton st, e s, 168 s 237th st, 72x100. P M. Prior mort $1,890. June 21, 2 years, 6%. July 1, 1907. 1,360

Kaufman, Abraham to Julius Heiderman. 155th st, No 612, s s, 125 e Courtlandt av, 25x100. P M. July 1, 1907, 3 years, 5½%. 9:2401. 4,100

Kohn, Morris to Paul Grathwohl. Prospect av, No 1404, e s, 41.4 n Jennings st, 20.10x80.9x20x86.10. P M. Prior mort $6,000. June 28, 3 years, —%. July 1, 1907. 11:2963. 2,000

Kracke, Friedrich to American Mortgage Co. 163d st, No 928, s s, 25 e Jackson av, 25x72. P M. June 28, 5 years, 5%. June 29, 1907. 10:2648. 10,000

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Knauf, Bertha and HAMILTON BANK of N Y City with Helen R Viele. College av, e s, 409.10 s 170th st, 16.8x100. Subordination agreement. June 28. June 29, 1907. 11:2783 and 2785. nom

Same with Agnes H Behlmer. College av, e s, 393.1 s 170th st, 16.8x100. Subordination agreement. June 26. June 29, 1907. 11:2783 and 2785. nom

Knauf, Bertha to Helen R Viele. College av, e s, 409.10 s 170th st, 16.8x100. June 28, 3 years, 5%. June 29, 1907. 11:2783 and 2785. 3,000

Same to Agnes H Behlmer. College av, e s, 393.1 s 170th st, 16.8 x100. June 28, 3 years, 5%. June 29, 1907. 11:2783 and 2785. 3,000

Keller, Ernst to Laura F Henry. Creston av, w s, 169.9 n 196th st, 25x100.4. June 17, 1 year, 6%. June 28, 1907. 12:3318. 1,500

Kaemmerer, Pauline to Alberlina Wirsching. 156th st, n s, 50 e Union av, 25x104.10x25.6x99.4. July 1, 5 years, 5%. July 3, 1907. 10:2676. 13,000

Kretzman, Karl to Caroline Rhotert. Lafontaine av, n e cor 178th st, 50.2x95. P M. July 2, 3 years, 5%. July 3, 1907. 11:3068. 6,000

Kolbert, Edward to Abraham Orently. Morris av, e s, 370 n 165th st, 20x95. P M. Prior mort $7,500. July 3, 1907, installs, 6%. 9:2437. 2,000

Larned, Wm H with Rowland W Thomas. Crotona av, No 2004. Extension mortgage. June 26. July 3, 1907. 11:3095. nom

*Lax, Max to Annie Roberts. Commonwealth av, e s, abt 100 n Tremont av, 25x100. June 29, due Dec 29, 1907, 6%. July 1, 1907. 375

*Lofink, Kasimir to Philipp Hoffman. Av C, w s, 58 s 8th st, 2 lots, each 25x105, Unionport. Two morts, each $2,500. July 2, 3 years, 5%. July 3, 1907. 5,000

*Lally, Herbert to Frank S Beavis. Edison av, e s, 230.9 n Middletown road, 25x100. P M. June 13, 2 years, 5½%. June 28, 1907. 250

Liebermann, Therese to Kate Kofler. Tinton av, e s, 40.9 n 160th st, late Denman pl, 20.3x92. June 28, 1 year, 6%. July 1, 1907. 10:2667. Secures bond, &c. 800

Liebertz, Wm J to Anna Morhard. Southern Boulevard, w s, 300 n 187th st, 18.11x83.10x18.8x86.9. Prior mort $5,000. July 1, 3 years, 6%. July 2, 1907. 11:3115. 2,500

*Lahrmann, Geo to Jacob Ruppert et al trustees of The Widows and Orphans Fund of Trinity Lodge, No 12 F & A M. Morris Park av, n s, 120 w White Plains road, 25x95. June 27, 3 years, 5%. July 2, 1907. 6,000

Lohman, Theresa to Wm T Lahey trustee James Lahey. Prospect av, e s, 19.8 s Jennings st, runs e 24.4 x e 41.5 x s 32.4 x w 73.4 to av, x n 19 to beginning. July 1, 3 years, 5%. July 2, 1907. 11:2971. 8,000

Mauss, Henry with GERMAN SAVINGS BANK. 3d av, No 3551. Agreement modifying terms of mort. July 1. July 2, 1907. 9:-2373. nom

Meyers, Morris to Robt L Luckey. Home st, s s, 110.2 e Union av, runs s 110.11 x n e 124.10 x n 6.7 x e 53.6 x n 120.2 to st, x w 153.3 to beginning. Prior mort $12,500. June 27, 1 year, 6%. July 2, 1907. 10:2680. 5,000

Meli, Rosalia to Fanni Lieberman. College av, n e cor 146th st, runs n 109.8 x e 168.9 x s w 150.2 to st, x n w 23.4 x w 59.6 to beginning. Prior mort $84,000. July 1, due Oct 1, 1907, 6%. July 2, 1907. 9:2329. 5,000

*Magarillo, Rocco J to Land Co C of Edenwald. Doon av, e s, 100 n Randall av, 25x100, Edenwald. P M. July 2, 1907, 3 years, 5½%. 300

McAleenan, Henry to Louis Frank. Grand Boulevard and Concourse, n e cor 164th st, 105.8x282.9x105.7x281.5; Grand Boulevard and Concourse, s e cor 164th st, 34.4x280.2x34.4x280.7, except part for 164th st and Grand Boulevard and Concourse. June 22, 5 years, 5%. July 2, 1907. 10:2461. 15,000

Meehan, James F to Anna Borgstede. Prospect av, w s, 77.2 n 160th st, runs n 120.1 x w 210 x s 100.1 x w 5 x s 20 x e 215 to beginning. P M. July 1, 1907, 5 years, 4%. 10:2677. 75,000

McLoughlin, John W to Emil C G Von Pein. Brook av, e s, 50 s 148th st, 25x98. Prior mort $12,500. July 2, 3 years, 6%. July 3, 1907. 9:2274. 4,500

Montagne, Kate to Ellen A Halsted. Concord av, No 339, w s, 156.8 s 142d st, 16.8x100. June 22, 3 years, 5%. July 3, 1907. 10:2573. 5,000

McHugh, Marie wife Patk to Mary E Bird. Crotona av, w s, 50.2 s Grote st, late Garden st, 100.4x132.1x100.8x152.3. P M. June 17, 2 years, 5%. July 3, 1907. 11:3084. 5,000

McGowan, James J to John J and Clara L Ryan joint tenants. West Farms road, w s, 84.7 n Freeman st, 28.2x83.6x20.5x75.3. July 1, 3 years, 6%. July 3, 1907. 11:3007. 5,000

Same to Smith Williamson. Same property. Prior mort $5,-000. Jan 1, 1 year, 6%. July 3, 1907. 11:3007. 400

Marks, Harry and Louis Greenky to Harris L Rosenthal. 156th st, s s, 25 e Union av, 50x91. Prior mort $31,000. July 2, demand, 6%. July 3, 1907. 10:2675. 15,000

*Mulready, Cathrine to Catharine T Harlow. 173d st, e s, 250 n Gleason av, Gleason property. (Dated May 18, 1904.) P M. Prior mort $3,300. July 2, 1 year, 5%. July 3, 1907. 800

*Malkiel, Solomon to Annie Davis. 225th st, s s, 395.6 e Paulding av, 50x109.6; Paulding av, w s, 59.6 s 225th st, 100x108.2x 100x103, Schieffelin Estate. P M. July 1, 2 years, —%. July 3, 1907. 750

Mehl, Augusta to Charles P White. Tinton av, w s, 134 e 163d st, 18.9x95. June 29, 3 years, 5%. July 1, 1907. 10:2658. 1,500

Mitchell, Richd H to Jas C Gaffney. Fox st, No 1089, s w cor 167th st, runs w 73.10 x s 40 x e 10 x e 46 to st x n 62.2 to beginning. P M. June 28, 1907, 2 years, 6%. 10:2717. 10,000

McNally, Simon T and Anna M to Adaline Cohen et al exrs Isaac N Cohen. Union av, No 720, e s, 154.9 s 156th st, 18.9x93.6x18.9 x93.8. P M. June 28, 2 years, 5%. June 29, 1907. 10:2675. 7,500

Michaelson, Abe to Henrietta Renshaw. Walton av, w s, 403.9 n Burnside av, 89.11x104.8x75.9x101.5. Prior mort $4,875. June 28, 3 years, 6%. June 29, 1907. 11:3185. 1,000

*McDonnell, Robt E to Archibald W Comstock. Edison av, w s, 241 s Pelham road, 50x190 to Pilgrim av, —x—. P M. June 15, due May 1, 1909, 5½%. June 29, 1907. 500

N Y & Port Chester Railroad Co to TRUST CO OF AMERICA trustee. All the portions of the railroads, &c of party 1st part, the main line of Railroad, commencing on Harlem River, near point where Alexander av extended intersects the n Bank of Harlem River, thence running in an easterly and n e direction through Borough of Bronx and the cities, towns and villages of Mt. Vernon, Pelham, New Rochelle, Larchmont, Mamaroneck, Rye and Port Chester to a point in Rye at or near the intersection of Comly av with boundary line between State of N Y and State of Connecticut; the Branch Railroad commencing in the aforementioned main route near Adams st and Morris Park av, thence running in a s and s e direction to Clasons Point; also all roadbeds, rights of way, &c. Mortgage or deed of trust. June 1, 50 years, 5%. July 3, 1907. 9:2295—2296, 2278, 2261, 2260 and 10:2546—2562, 2563, 2564, 2565, 2566, 2590, 2591, 2592, 2599, 2601, 2602, 2603, 2729, 2732, 2733, 2735, 2742, 2746, 2747, 2755, 2756 2757 2758 and 11:3006—3012, 3007, 3013, 3014, 3015, 3016, 3021, 3139, 3141 and *. gold bonds 20,000,000

Same to same. Same property. Four consents to above mortgage. Sept 11, 1906. July 3, 1907. Same sections and blks. ——

Same to same. Same property. Certificate as to above consents. June 19. July 3, 1907. Same sections and blks. ——

*Napolitano, Giuseppe to Emil N Sorgenfrei. Green lane, s w s, 154.7 s e Castle Hill av, 25x104.3, Daily estate. Prior mort $4,500. July 1, 2 years, 6%. July 3, 1907. 2,000

*Nelson-Rodof-Levine Building Co to Eliz K Dooling. St Lawrence av, e s, 50 s Merrill st, 25x100. Certificate as to mort for $3,500. June 19. July 2, 1907. ——

O'Donnell, Frank to Richd C Valentine. Briggs av, n w s, 395.8 n 194th st, 22x94.1x22x93.4. P M. June 25, 3 years, 5%. June 28, 1907. 12:3300. 5,000

Same to Wm H Wright & Son, Inc. Same property. P M. Prior mort $5,000. June 25, installs, 6%. June 28, 1907. 12:3300. 2,000

*Pell, Louisa A to City Island Land & Dock Co. Plot begins at mean high water line on w s City or Minnefords Island distant 52.11 w Main st, runs s — x w 400 x n 75 x e 400 to beginning, being land under water, &c. P M. July 2, 1907, 3 years, 6%. 1,500

Rosenzweig, Henry to Abraham Orently. Morris av, e s, 350 n 165th st, 20x95. P M. Prior mort $7,500. July 3, 1907, installs, 6%. June 3, 1907. 9:2437. 500

Reville, Alice M with Margt A Downey. Trinity av, No 1054, e s, 371.2 n 165th st, 20x87.5. Extension mortgage. June 29. July 2, 1907. 10:2640. nom

*Ruggerio, Antonio to Central Brewing Co of N Y. White Plains road, Nos 3642 and 3646. Saloon lease. June 29, demand, 6%. July 3, 1907. 3,000

Rosenkampf, Alma D to Charles F Dilberger. Prospect av, w s, 256.3 n 187th st, 18.9x95. P M. Prior mort $6,000. July 2, 5 years, 6%. July 3, 1907. 11:3104. 1,500

Reich, Saml D to Abraham Orently. Morris av, e s, 330 n 165th st, 20x95. P M. Prior mort $7,500. July 3, 1907, 4 years, 6%. 9:2437. 2,250

Roemer, Matilda to John Scharles. Verio av, w s, 144.6 n 233d st, 50x134.10x50x130.7. July 2, 3 years, 6%. July 3, 1907. 12:3382. 1,500

Same to same. 233d st (Grand av), n s, 143 w Verio av, runs n e 206.7 x n 60.11 x w — x s 43.4 x s w 193.4 to st x e 75 to beginning. July 2, 3 years, 6%. July 3, 1907. 12:3382. 1,500

*Roeder, Mary L wife of and Ernest Roeder to Thomas J Lock. Bay av, s s, 435 w Main st, 50x100; Fordham av extension, n s, 450 w Main st, 100x100, City Island. July 1, due, &c, as per bond. July 3, 1907. 5,000

Richards, David R to Chas R Jung. Anthony av, s w cor 176th st, 45.5x90x52x90.3. P M. June 27, 1 year, 5%. June 28, 1907. 11:2891. 12,500

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**MAPLEDORAM & CO.**
**REAL ESTATE BROKERS**

**Bay Ridge Property, Our Specialty**

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Rauh, John M to Bronx Investment Co. 201st st, n s, 46.7 e Decatur av, runs n 132.4 to Mosholu Parkway x s e 51.3 x s 121.1 to st, x w 50 to beginning. P M. Prior mort $3,000. June 27, 1 year, 6%. July 2, 1907. 12:3281. 2,500

Riley, Thos F and John Loughney to Robt W Todd. Norwood av, late Decatur av, w s, 275 s 209th st, 2 lots, each 25x100. 2 morts, each $1,000. Apr 19, demand, 6%. June 28, 1907. 12:3351. 2,000

Russell, John R and Bernard Riegel to Carstairs, McCall & Co. Willis av, No 205, n w cor 136th st, Saloon lease. June 27, demand, 6%. June 29, 1907. 9:2299. 1,500

Schindler, Joseph to STATE BANK. Morris av, No 698, e s, 59.9 s 155th st, 26.9x68.3. June 28, secures notes, —%. July 3, 1907. 9:2414. notes 6,000

*Stadler, Tillie M to Emma A Valentine. 174th st, e s, 263 s Westchester av, 25x100. July 1, 5 years, 5½%. July 2, 1907. 4,000

Seinke, Henry J to City Mortgage Co. Brook av, n e cor 168th st, 96.7x45. Building loan. July 2, demand, 6%. July 3, 1907. 9:2395. 35,000

Schetz, Stephen to TITLE GUARANTEE & TRUST CO. Union av, No 572, e s, 20 s 150th st, 18.4x90. P M. June 27, due, &c, as per bond. July 3, 1907. 10:2674. 4,500

Silberberg & Saul Inc to John H Betz. Hoe av, e s, 300 n 167th st, 25x100. July 2, 3 years, 5%. July 3, 1907. 10:2752. 17,000

Squires, Grant with Frank A Hubel. Jackson av, No 810. Extension mort. June 14. July 3, 1907. 10:2647. nom

*Shatzkin (A) Sons Inc to Frank Koch. Tilden av, w s, 25 n 214th st, Laconia Park, 2 lots, each 25x100. 2 prior mortgages, $315 each. June 27, due Dec 27, 1908, 6%. July 3, 1907. 630

*Same to same. 1st st, s s, 275 w Tilden av, same map. P M. June 27, due Dec 27, 1908, 6%. July 3, 1907. 315

Same to same. 6th av, e s, 50 s 215th st, same map. P M. June 27, due Dec 27, 1908, 6%. July 3, 1907. 315

*Stehlby, Theo to T Emory Clocke. Sagamore st, n e cor Birchall av, 138x100 to White Plains road x—x102, late G Hunt estate, except part for White Plains road. July 1, 3 years, 6%. July 3, 1907. 3,000

*Simon, Benjamin and Minnie Freyer to TITLE GUARANTEE & TRUST CO. Lebanon st, s s, 150 w Bronx Park av, 25x100. June 27, due, &c, as per bond. July 1, 1907. 3,000

*Schrader, John to Mary J Odell exr Laurence Odell. 233d st, s s, 305 e 2d st, 100x228 to 232d st, late 18th av, except part for st, Wakefield. P M. June 27, 3 years, 5%. June 28, 1907. 4,500

*Same to same. 233d st, s s, 205 e 2d st, 100x228 to 232d st, late 18th av, except part for st, Wakefield. P M. June 27, 3 years, 5%. June 28, 1907. 5,500

St Marks Construction Co to Walter J Reeves. College av, e s, 226.5 n 166th st, 120x100. June 18, due Dec 18, 1907, 6%. June 28, 1907. 9:2433 and 2437. 40,000

Same to same. Same property. Certificate as to above mort. June 25. June 28, 1907. 9:2433-2437. —

Soons, William to Ranson Caygill. Walton av, Nos 1 and 3, e s, 83.11 n Cheever pl, 38.7x118x38.8x119, except part for av. P M. Prior mort $5,000. June 24, 3 years, 6%. June 28, 1907. 9:2345. 4,000

Sheehan, Michael to Begrisch-Schorn Realty and Construction Co. Freeman st, No 887, on map No 1105, n s, 205 e Stebbins av, runs e 42 x n 121.1 x w 3.6 x n 4.5 x w 22.3 x s 121.3 to beginning. P M. Prior mort $25,000. July 1, due, &c, as per bond. July 2, 1907. 11:2965. 5,000

Stoff, Hayman to EMIGRANT INDUSTRIAL SAVINGS BANK. Brook av, w s, 262.7 s 171st st, runs s 100 x w 35.9 x n 66.6 x n 33.7 x e 39.4 to beginning, except from above a gore on west 0.2 wide on n s. July 2, 1907, 3 years, 5%. 11:2896. 20,000

Sauerbrey, Peter to Moser Arndtstein. Beekman av, e s, 220 n 141st st, 40x102.8x40 3x104.1. P M. Prior mort $26,000. July 1, 5 years, 6%. July 2, 1907. 10:2554. 8,000

*Schecht, Adolph and Jacob Pinkofsky to Reinhold Van der Emde and ano trustees Fredk Seibel. Commonwealth av, e s, 200 n Mansion st, 3 lots, each 16.8x100. 3 morts, each $3,000. July 1, 3 years, 5%. July 2, 1907. 9,000

Sobol, Solomon to Betty Goldsmith. Eagle av, No 677, w s, 494.6 s 156th st, 19.9x99.5. P M. Prior mort $5,500. July 1, 3 yrs, 6%. July 2, 1907. 10:2617. 1,400

Schroeder, Otto P to Wm F Thorn. Lots 1 and 2 map portion Hyatt farm near Woodlawn Station. 2 morts, each $2,500. July 2, 5 years, 6%. July 3, 1907. 12:3401. 5,000

Schnekenburger, Christian with Annie M Holeur. 237th st, n s, 250 w Martha av, 25x100. Extension mort. Sept 24, 1906. July 3, 1907. 12:3386. nom

*Toshack, Daniel W with Edwin C Weeks. Kinsella av, n e cor Rose st, 23x100x44x102.2. Extension mort. July 1. July 3, 1907. nom

Tiffany Construction Co to HARLEM SAVINGS BANK. Fulton av, Nos 1521 and 1525. Certificate as to 2 morts, one for $24,000 and the other for $25,000. May 28. June 28, 1907. 11:2928. —

Thornton Brothers Co to Henry Muller and ano. 169th st, n s, 40.4 w Teller av, 19.11x90; 169th st, n s, 20 w Teller av, 20x90; 169th st, n w cor Teller av, 20x90; Teller av, w s, 90 n 169th st, 19.10x100; Teller av, w s, 129.11 n 169th st, 24.8x—x24.5x—; Teller av, w s, 109.10 n 169th st, 20.3x100. Certificate as to 6 morts. June 28. July 1, 1907. 11:2782, 2783. —

Tregoning, Sarah A to Wilbur Larremore ref. 172d st, s s, 100.2 e Nelson av, 25x117.10x25x119.3. P M. June 17, 2 years, 5%. July 1, 1907. 11:2873. 1,277

*Tuchman, Herman to James W Elgar and ano exrs, &c, James Elgar. Grace av, w s, 200 s Lyon av, 25x100, Westchester. June 24, 5 years, 5%. July 1, 1907. 3,500

*Taubert, Geo A ot Wilbur S Underhill. Garden pl, s e s, lot 16, map Washingtonville, 47.4x102x47.4x109. July 1, 3 years, 6%. July 2, 1907. 1,600

Venezia, Pasquale to Julius Heiderman. Prospect av, n w s, 165 n e 181st st, 33x150. June 28, 1907, 1 year, 6%. 11:3097. 2,200

Vincent, John D, of Brooklyn, N Y, to Rosalie Heggi. Cambreleng av, late Pyne st, e s, 606.3 n 188th st, late Bayard st, 18.9x157. June 27, 2 years, 5½%. June 28, 1907. 11:3091. 1,500

Wright (Wm H) & Son, Inc, to Wm H Valentine. Briggs av, n w s, 417.8 n 194th st, 22x94.11x22x94.1. June 25, 3 years, 5%. June 28, 1907. 12:3300. 5,000

Wells, Clarence R to Eliza C Haight. Clinton av, e s, 150 n Tremont av, 20.1x100. June 28, 1907, 3 years, 5%. 11:3093. 4,500

Wells, Washington I to German Evangelical Lutheran Church of St Marks in City N Y. 3d av, e s, 75 s 166th st, late Spring pl, 24.6x70. June 28, 5 years, 5%. June 29, 1907. 10:2608. 5,000

Wunder, Geo to Wilhelmina Busch. Inwood av, w s, 25 n Goble pl, 25x100. July 1, 3 years, 6%. July 2, 1907. 11:2865. 500

Same to John G Ritter (in trust for Cath Mulcahey. Same property. July 1, 3 years, 5%. July 2, 1907. 11:2865. 300

Wright, Wm H & Son (Inc), to Sophie wife of Gabriel Fensterer. Briggs av, n w s, 439.8 n 194th st, 22x95.9x22x94.11. June 29, installs, 5%. July 1, 1907. 12:3300. 6,000

Same to same. Briggs av, n w s, 461.8 n 194th st, 22x97.5.31.7x95.9. June 29, installs, 5%. July 1, 1907. 12:3300. 6,000

Werfelman, Wm H with Conrad Stover. Forest av, No 968, e s, 379.11 s 165th st, 18.10x135. Extension mortgage. June 29. July 2, 1907. 10:2659. nom

*Weiss, Louis to Richard J Lyons. Morris Park av, n e cor Graham av, 23.11x84.9x23.9x81.9, except part for st and av. P M. June 25, 3 years, 5%. July 3, 1907. 750

*Workmen's Sick & Death Benefit Fund of The U S of America with A Shatzkin & Sons Inc. 216th st, s s, 100 e Paulding av, 25x100, Laconia Park. Extension mortgage. Apr 1. July 3, 1907. nom

*Watkins, Chas C Jr to Walter W Taylor. Ivy st, w s, 200 n Albany av, 100x100, Arden property, Eastchester and Westchester. P M. July 1, 2 years, 6%. July 3, 1907. 400

Witzell, John to Park Mortgage Co. Eagle av, No 723, w s, 56 s 156th st, 18x99.2. P M. Prior mort $——. June 25, 3 years, 6%. July 2, 1907. 10:2617. 750

Wacker, Henry with Michael Breiling. Topping av, w s, between 174th and 175th sts and 52.6 s from s s lot 79, runs w 100 x n 52.6 x e 100 to av x s 52.6 to beginning, being part lot 78, map Mt Hope. Extension mortgage. June 27. June 29, 1907. 11:-2798. nom

Young, James H to Ellen Weir. Dorothea pl, n e cor Marion av, 98x50. P M. June 1, due, &c as per bond. July 3, 1907. 11:-3275. 6,000

*Zanetti, Giacoma to Eliz Kilsheimer. 227th st, late 13th st, s s, 80 e 5th av, 25x114. July 1, due, &c, as per bond. July 2, 1907. 1,500

Zitrin, Jacob to GERMAN SAVINGS BANK in City N Y. Brook av, No 436, e s, 24.11 s 145th st, 24.11x75. July 1, 1907, 3 years, 5%. 9:2271. 12,000

## PROJECTED BUILDINGS

**The first name is that of the owner; ar't stands for architect; m'n for mason, cr for carpenter, and br for builder.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Carlisle st, No 5, 1-sty brk and stone outhouse, 6x18.2; cost, $600; H Goldberg, 8 Albany st; ar't, O Reissmann, 30 1st st.—512.

Cherry st, Nos 24-30, 3 1-sty brk and stone outhouses, 9.4x15; total cost, $3,800; W B Vanderpool, 37 W 76th st; ar't, A E Nast, 147 4th av.—525.

Christopher st, Nos 35-39, two 6-sty brk and stone stores and tenements, 32x60.4 and 59.4; total cost, $60,000; Dominick Abbate & Pietro Alvino, 226 Lafayette st; ar't, R Rohl, 128 Bible House.—517.

Elizabeth st, Nos 149-151, 6-sty brk and stone store and tenement, 50.3x79.11, felt and cement roof; cost, $50,000; Everard Roberts, 100 Pierrepont st, Brooklyn; ar't, Franklin Baylies, 33-34 Bible House.—521.

Gansevoort st, No 10, 3-sty brk and stone stable, 25x90.6, felt and gravel roof; cost, $7,000; M Gleason, 535 Broome st; ar't, Wm S Boyd, 561 Hudson st.—518.

Av B, n e cor 12th st, two 6-sty brk and stone tenements, 39.4x80 and 50x83.8; total cost, $165,000; Chas I Weinstein, 21 E 104th st; ar't, Geo Fred Pelham, 503 5th av.—516.

#### BETWEEN 14TH AND 59TH STREETS.

22d st, s s, 108.4 w 3d av, 6-sty brick and stone tenement, 41.8x85.9; cost, $70,000; Samuel D Davis, 24 E 23d st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—527.

27th st, Nos 436-438 West, 5-sty brk and stone club house, 50x85, concrete tile roof; cost, $60,000; Hudson Guild, Chas Liebmann, Pres, 42 E 72d st; ar't, Chas Volz, 160 5th av.—514.

41st st, No 254 W, 1-sty brick and stone outhouse, 9.6x11.3; cost, $250; Ludin Realty Co, 259 W 34th st; ar't, Eugene C Ludin, 259 W 34th st.—524.

Av A, n w cor 16th st, two 6-sty brick and stone stores and tenements, 50x81, and 42x84.7; total cost, $100,000; Samuel Greenstein, 24 Mount Morris Park West; ar't, Ed A Meyers, 1 Union sq.—526.

Madison av, No 512, 4-sty brk and stone residence, 20.5x75, slag roof; cost, $35,000; John W A Davis, 21 W 14th st; ar't, Samuel De Vean Harned, 848 Herkimer st, Brooklyn.—519.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

71st st, No 157 East, 5-sty brick and stone residence, 20x60, copper roof; cost, $20,000; Francis G Lloyd, 107 E 69th st; ar'ts, Trowbridge & Livingston, 527 5th av.—522.

#### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

96th st, s s, 225 w West End av, three 6-sty brick and stone tenements, 41.8x87.8; total cost, $180,000; Arnold Realty Co, 409 W 127th st; ar't, L F J Weiher, 103 E 125th st.—523.

Broadway, n w cor 110th st, 12-sty brk and stone apartment house, 90.11x165, slate roof; cost, $900,000; Broadway & Cathedral Parkway Co, 110th st and Riverside Drive; ar'ts, Rouse & Sloan, 11 E 43d st.—515.

#### NORTH OF 125TH STREET.

128th st, Nos 53-55 West, 6-sty brk and stone tenement, 38x87.11; cost, $45,000; Jacob Jung, n w cor Lexington av and 83d st; ar't, Chas Stegmayer, 168 E 91st st.—513.

136th st, n s, 90 e Edgecombe av, 2-sty brk and stone garage, 25.6x30, tar and gravel roof; cost, $1,800; Harry W Bell, 136th st and Edgecombe av; ar't, Frank T Cornell, 125 E 23d st.—520.

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


### BOROUGH OF THE BRONX.

Coster st, w s, 100 n Randall av, 2-sty frame dwelling, 20x40; cost, $4,500; William Steen, 869 E 156th st; ar't, B Ebeling, West Farms road.—671.

Elsmere pl, n s, 25 w Marmion av, two 2-sty frame dwellings, 21x57; total cost, $12,000; Gross & Herman, 215 W 125th st; ar't, J J Vreeland, 2019 Jerome av.—675.

Oakley st, e s, 126.3 n Fish av, two 2-sty frame dwellings, 22x50; total cost, $9,000; Williamsbridge Const Co, 245 E 148th st; ar't, Harry T Howell, 149th st and 3d av.—654.

154th st, n s, 99.6 w Melrose av, 1-sty brk stable, 10x14; cost, $200; Rosa Rice, 389 E 154th st; ar't, M J Garvin, 3307 3d av.—665.

157th st, s s, 198.3 w Courtlandt av, 1-sty brk stable, 29x100; cost, $10,000; Josephine Strasser, 3482 Park av; ar't, M J Garvin, 3307 3d av.—657.

166th st, s e cor Grant av, 1-sty frame shop, 23x50; cost, $1,000; John Yule, 607 E 162d st; ar't, J C Cocker, 103 E 125th st.—660.

176th st, s w cor Webster av, 1-sty frame shed, 15x42; cost, $100; Carmine Altieri, 353 Pleasant av; ar't, Lorenz F J Weiher, 103 E 125th st.—651.

198th st, n s, 51 w Creston av, six 2½-sty frame dwellings, peak slate roof, 21x60; total cost, $39,000; Ronald McAdam, 973 E 175th st; ar't, Chas S Clark, 709 Tremont av.—667.

153d st, s e cor Morris av, 6-sty brick tenement, 50x63.2; cost, $50,000; Robt Friedman, 171 Broadway; ar'ts, Bernstein & Bernstein, 24 E 23d st.—674.

172d st, e s, 381.6 s Gleason av, four 2-sty brk dwellings, 20x50; total cost, $26,000; Jos J Gleason, 174th st and Westchester av; ar't, G P Brouwer, 174th st and Westchester av.—673.

207th st, n s, 30 w Parkside pl, 1½-sty frame barn, 20x16; cost, $300; Mrs Alford J Williams, 3261 Decatur av; ar't, Alford J Williams, 3261 Decatur av.—659.

Bronx Boulevard, e s, 100 n Nereid av, 2-sty frame dwelling, 21x50; cost, $4,200; J J Quinland, 2574 Marion av; ar't, William Kenny, 2600 Decatur av.—658.

Broadway, n w cor 246th st, 1-sty frame refreshment stand, 16x18; cost, $200; John G Beck, 6009 Broadway; ar'ts, Ahnemann & Younkheere, 3092 Bailey av.—662.

Creston av, n e cor 197th st, two 2-sty brk dwellings, 20x55; total cost, $13,000; Amalia Pirk, 198th st and Grand Boulevard; ar't, J J Vreeland, 2019 Jerome av.—656.

Edwards av, n s, 400 w Latting st, seven 2-sty frame dwellings, 17.11x48; total cost, $30,000; Jos Diamond, Berrian av; ar't, B Ebeling, West Farms road.—670.

Edwards av, w s, 200 n Marrin st, 2-sty frame dwellings, 20x32; cost, $4,000; Elsworth Doty, Edwards av; ar't, Wm Kopp, Waterbury av.—672.

Forest av, w s, 54 s 160th st, 1-sty brk hall, 63x87.6; cost, $15,000; Congregation Beth Hamedrash Hagodel of the Bronx, S Rosefeld, Prospect and Westchester avs, Pres; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—663.

Grace av, e s, 125 s Lyon av, 2-sty and attic frame dwelling, peak shingle roof, 22x36; cost, $3,000; Wm Braithwaite, Ellis av and Havemeyer av; ar't, Henry Laue, Ellis and Castle Hill avs.—664.

Marion av, e s, 100 s 238th st, seven 2-sty brk dwellings, 17.10x54.9; total cost, $56,000; Philip Freudenmacher, 567 E 154th st; ar'ts, Chas Baxter & Son, 360 Alexander av.—655.

Marion av, w s, 96 s 201st st, 2½-sty frame dwelling, peak slate roof, 27x62; cost, $12,000; August Ganzenmuller, 95 W 119th st; ar't, C S Clarke, 709 Tremont av.—666.

Tiebout av, w s, 198.3 s Clark st, 2½-sty frame dwelling, peak shingle roof, 22x51.2; cost, $8,000; D S Voorhees, 138 W 128th st; ar't, David W King, 147 E 125th st.—652.

Tiebout av, w s, 148.3 s Clark st, 2½-sty frame dwelling, peak shingle roof, 22x51.2; cost, $8,000; D S Voorhees, 138 W 128th st; ar't, David W King, 147 E 125th st.—653.

Van Nest av, s s, 25 w Holland av, 1-sty frame storage, 12x14; cost, $200; Velmore Huse, on premises; ar't, Timothy J Kelly, Morris Park av.—676.

Vyse av, w s, two 3-sty brk tenements, 20x55 each; total cost $20,000; Geo H Hoffman, 1145 Freeman st; ar't, Wm F La Velle, 1145 Freeman st.—678.

West Farms road, w s, 70.11 n 176th st, rear, 3-sty brk stable, 62.6 x30; cost, $20,000; J C Green, Morris Park av and 178th st; ar't, B Ebeling, West Farms road.—669.

West Farms road, w s, 70.11 n 176th st, 5-sty brk storage buildings, 63.4x90 and 92; cost, $60,000; J C Green, Morris Park av and 178th st; ar't, B Ebeling, West Farms road.—668.

3d av, w s, 50 n 164th st, 2-sty brk store and loft building, 25x72; cost, $8,000; Theo B Barringer, 34 W 84th st; ar't, Oscar Lewinson, 20 E 42d st.—661.

3d av, n e cor St Pauls pl, two 6-sty brick stores and tenements, 47.4x90x40x87; total cost, $120,000; Alonzo B Kight, 1947 Broadway, ow'r and ar't.—677.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Carlisle st, No 5, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $500; H Goldberg, 8 Albany st; ar't, O Reissmann, 30 1st st.—1825.

Canal st, No 196, plumbing, toilets, partitions, store front, to 5-sty brk and stone store and loft building; cost, $1,000; H Washburn, care Osgood Pell & Co, 537 5th av; ar't, L Giller, 416 Broadway.—1828.

Canal st, Nos 268-270, add 1 sty, install automatic sprinkler, to 5-sty brk and stone store and loft building; cost, $18,000; Theresa D Browning, 16 Cooper sq; ar'ts, Israels & Harder, 31 W 31st st.—1835.

Cherry st, No 27, toilets, partitions, windows, show windows, bake oven, to 5-sty brk and stone tenement; cost, $5,000; V Ligueri, 34 Oak st; ar't, O Reissmann, 30 1st st.—1827.

Cherry st, No 130, vent shaft, skylights, partitions, toilets, windows, to 5-sty brick and stone tenement and store; cost, $6,000; Jacob Fraelich, 271 Grand st; ar't, Ed A Meyers, 1 Union sq.—1875.

Cherry st, Nos 24-30, partitions, to four 4 and 5-sty brick and stone tenements; cost, $1,000; Dr W B Vanderpool, 37 W 76th st; ar't, A E Nast, 147 4th av.—1881.

Columbia st, No 77, partitions, windows, to 5-sty brick and stone tenement and store; cost, $500; L Zasuly, 293 Division av, Brooklyn; ar't, H Horenburger, 122 Bowery.—1879.

Corlears st, s e cor Monroe st, toilets, partitions, store fronts, to 6-sty brk and stone store and tenement; cost, $5,000; D Katt, 314 Monroe st; ar't, Fred Ebeling, 420 E 9th st.—1844.

Depew pl, n w cor 42d st, 1-sty stone rear extension, 20x32, to 3-sty brk and stone temporary station; cost, $200; N Y C & H R R Co, Grand Central Station; ar't, John F Davis, 335 Madison av.—1829.

Delancey st, No 276, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $5,000; Rubin & Kommel, 11 James st; ar't, M Zipkes, 147 4th av.—1821.

East Broadway, Nos 270-272, 4-sty brk and stone rear extension, 40.9x17.3, stairs, elevator, fire escapes, to two 4-sty brk and stone hospital buildings; cost, $15,000; Jewish Maternity Hospital, on premises; ar'ts, Bernstein & Bernstein, 24 E 23d st.—1865.

Essex st, No 81, toilets, windows, to 5-sty brk and stone tenement; cost, $1,000; B Harris, on premises; ar't, Harry Zlot, 230 Grand st.—1842.

Minetta lane, No 26, partitions, toilets, to 4-sty brk and stone store and tenement; cost, $250; David Silberstein, 10 6th av; ar't, Wm Kurtzer, Spring st and Bowery.—1838.

Nassau st, No 78, partitions, show windows, to 3-sty brk and stone store; cost, $800; Frank Melville Jr, 85 Reade st; ar'ts, John Thatcher & Son, 54 Park av, Brooklyn.—1863.

Thompson st, No 58, partitions, beams, cut openings, to two 3 and 4-sty brk and stone tenements; cost, $5,000; N Galgano, on premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—1845.

Varick st, No 117, partitions, windows, to 5-sty brk and stone tenement; cost, $400; estate F Bohde, 200 Hudson st; ar't, Wm S Boyd, 561 Hudson st.—1862.

Washington st, No 26 | toilets, partitions, windows, to three 5 and
West st, No 17 | 6-sty brk and stone stores and tenements; cost, $800; James A Glover, 80 William st; ar't, Geo M McCabe, 96 5th av.—1860.

Water st, No 657, partitions, toilets, windows, to two 4-sty brick and stone tenements; cost, $1,500; M Gorman, Popham av, Bronx; ar't, O Reissmann, 30 1st st.—1877.

Willett st, No 68, partitions, windows, toilets, to two 5-sty brk and stone stores and tenements; cost, $2,500; Abraham Schwartz, 161 Clinton st; ar't, Wm Kurtzer, Spring st and Bowery.—1840.

West st, No 60, toilets, to 4-sty brk and stone tenement; cost, $300; A Tanavo, 53 Washington st; ar't, Harry Zlot, 230 Grand st.—1847.

1st st, Nos 84-86 East, 1-sty brk and stone rear extension, 51x51.6, windows, partitions, to 3-sty brk and stone club house; cost, $15,000; The College Settlement, 95 Rivington st; ar't, Herbert M Baer, 542 5th av.—1852.

2d st, No 253, toilets, partitions, to 3-sty brk and stone tenement; cost, $1,000; L Solotnitzky, 166 7th st; ar't, O Reissmann, 30 1st st.—1866.

4th st, No 111 East, toilets, partitions, tank, to two 3 and 5-sty brk and stone tenements; cost, $3,000; Henry Knubel, 37 Liberty st; ar't, O Reissmann, 30 1st st.—1850.

4th st, No 109 East, toilets, partitions, tank, to two 4-sty brk and stone tenement; cost, $2,000; Henry Knubel, 37 Liberty st; ar't, O Reissmann, 30 1st st.—1849.

4th st, No 112 East, toilets, partitions, tank, windows, to 5-sty brk and stone tenements; cost, $3,000; Henry Knubel, 37 Liberty st; ar't, O Reissmann, 30 1st st.—1826.

5th st, No 405 East, partitions, windows, to 5-sty brk and stone store and tenement; cost, $1,500; Conrad Hummel, on premises; ar't, Wm Kurtzer, Spring st and Bowery.—1841.

11th st, No 739 East, windows, toilets, to 4-sty brk and stone tenement; cost, $600; James Nash Webb, 72 Av B; ar't, Henry Regelmann, 133 7th st.—1836.

12th st, Nos 310-316 East, toilets, windows, skylight, to four 5-sty brk and stone stores and tenements; cost, $5,000; Uhlfelder & Weinberg, 132 Nassau st; ar't, Louis C Maurer, 22 E 21st st.—1870.

15th st, No 110 East, side walls, driveway, steel doors, to 7-sty brk and stone piano warerooms; cost, $3,500; Steinway & Sons, 107 E 14th st; ar't, W K Benedict, 38 E 21st st.—1824.

19th st, No 503 East, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $1,500; G Kahn, 525 E 19th st; ar't, O Reissmann, 30 1st st.—1851.

35th st, No 315 W, toilets, windows, plumbing to 5-sty brk and stone tenement; cost, $1,000; Catherine Murphy, 200 9th av; ar't, J B Snooks Sons, 73 Nassau st.—1853.

35th st, No 126 E, 3-sty brk and stone rear extension, 10.6x36.10, skylights, partitions, windows to 3-sty brk and stone dwelling; cost, $10,000; Gordon Wendell, 126 E 35th st; ar't, Richard Berger, 309 Broadway.—1843.

35th st, No 7 E, 1 and 4-sty brick and stone front and rear extension, 25x4 and 25x27, electric elevator, plumbing, to 4-sty brick and stone store and loft; cost, $15,000; Wm W Astor, London, England; ar't, C L Sefert, 410 W 34th st.—1883.

35th st, No 9 E, 1 and 4-sty brick and stone rear and front extension, 25x4 and 25x40, plumbing, electric elevator, to 4-sty brick and stone store and loft; cost, $15,000; Wm W Astor, London, England; ar't, C L Sefert, 410 W 34th st.—1884.

36th st, No 41 W, 2-sty brk and stone front extension, 20x3, partitions to 4-sty brk and stone dwelling; cost, $3,000; Clinton Realty Co, Silo Bldg, 5th av and 45th st; ar'ts, Israels & Harder, 31 W 41st st.—1830.

37th st, No 402 West, 5-sty brk and stone rear extension, 13x6.6, partitions, piers, columns, to 5-sty brk and stone store and tenement; cost, $4,000; Christian Dohm, 477 9th av; ar'ts, Thom & Wilson, 1123 Broadway.—1868.

37th st, No 123 East, elevator shaft, to 5-sty brk and stone dwelling; cost, $5,000; Dr S M Evans, 115 E 39th st; ar't, Wm Emerson, 281 5th av.—1867.

51st st, No 415 East, 2-sty brk and stone rear extension, 15.9x37, windows, to 3-sty brk and stone dwelling; cost, $1,200; Fred Muller, on premises; ar't, Wm McGrath, 865 1st av.—1871.

54th st, No 312 W, iron beams, doors, windows to 4-sty brk and stone church home; cost, $500; Amity Baptist Church, on premises; ar'ts, Rossiter & Wright, 110 E 23d st.—1855.

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59th st, Nos 120 and 122 E, partitions, stairs, windows to two 3-sty brk stores and dwellings; cost, $3,000; J Waldron Gillespie, 20 Broad st; ar'ts, Butler & Rodman, 16 E 23d st.—1857.

59th st, No 344 East, 1-sty brk and stone front and rear extension, 25x27, partitions, baths, windows, to two 2 and 4-sty brk and stone stores and tenements; cost, $2,400; Gus Plumacher, 514 W 57th st; ar't, F W Fischer, 24 E 23d st.—1861.

72d st, No 241 W, windows, to 4-sty brick and stone residence; cost, $800; Gardner Wetherbee, 241 W 72d st; ar't, C D Bertine & Co, 8 W 32d st.—1882.

77th st, No 36 W, 2-sty brk and stone front and rear extension, 17.2x5.6, partitions, chimney, stairs to 4-sty brk and stone residence; cost, $18,000; Mrs S Sterns, 110 W 86th st; ar't, A N Allen, 571 5th av.—1854.

79th st, No 120 E, 2-sty brk and stone rear extension, 18x35.2, partitions, alter to American basement to 4-sty brk and stone dwelling; cost, $12,000; Mrs J L Enos, 155 E 71st st; ar't, Alfred H Taylor, 6 E 42d st.—1831.

88th st, No 120 E, toilets, windows, partitions, stairs to 3-sty brk and stone tenement; cost, $5,000; David Moskovitz, 11 Av A; ar't, Fred Ebeling, 420 East Broadway.—1846.

93d st, No 23 E, 2-sty brk and stone rear extension, 15.5x14.4 to 4-sty brk and stone dwelling; cost, $1,500; Emil H Kosmah, 23 E 93d st; ar't, Joseph Wolf, 320 5th av.—1848.

93d st, No 235 E, partitions, windows, vent shaft, to 5-sty brick and stone tenement; cost, $1,200; Louis Berger, 10 South st; ar't, Thomas W Lamb, 224 5th av.—1885.

100th st, No 317 E, partitions, steel beams, walls to 6-sty brk and stone tenement store and shop; cost, $2,000; Samuel Lorber, 318 E 12th st, Brooklyn; ar't, Geo Fred Pelham, 503 5th av.—1832.

102d st, n s, 183 e 1st av, alter floor, toilet room to 1-sty brk and stone store; cost, $400; Harlem Market Co, 109 E 14th st; ar't, W K Benedict, 38 E 21st st.—1823.

103d st, n s; 104th st, s s | 150 e 5th av, partition, area and coal chute to 5-sty brk and stone school; cost, $7,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—1839.

116th st, No 118 East, piers, store front, to 5-sty brk and stone stores and tenements; cost, $2,000; W Smith, on premises; ar'ts, Neville & Bagge, 217 W 125th st.—1872.

123d st, No 414 East, toilets, partitions, windows, to 4-sty brk and stone store and tenement; cost, $5,000; Leonard Del Genio, 414 E 123d st; ar't, William Schnaufer, 363 E 149th st.—1864.

126th st, No 86 West, toilets, partitions, to 2-sty brick and stone stores; cost, $200; John Kirete, 439 E 79th st; ar't, Louis Falk, 2785 3d av.—1874.

144th st, No 501 W, toilets, partitions, steel girders to 5-sty brk and stone store and tenement; cost, $2,000; Andrew Davey, 350 Greenwich st; ar't, Chas H Richter, 68 Broad st.—1834.

Av A, No 1368, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $500; E Propper, 421 E 72d st; ar't, Geo Hang, 38 E 20th st.—1869.

Amsterdam av, n e cor 103d st, 4-sty brick and stone side extension, 63.9x100.10, to 4-sty brick and stone asylum; cost, $100,000; Association of the Home for Relief of Respectable & Aged Indigent Females, on premises; ar't, Chas A Rich, 320 5th av.—1880.

Lenox av, e s, 113th to 114th st, 1-sty brk and stone rear extension, 92x42, elevator shaft, show windows to 5-sty brk and stone store and hotel; cost, $100,000; The Sphinx Realty Co, 160 Water st; ar't, Geo Fred Pelham, 503 5th av.—1833.

Manhattan av, n e cor 108th st, partitions, to 6-sty brick and stone tenement; cost, $300; Sobel & Kean, on premises; ar'ts, Lederer & Margon, 215 W 137th st.—1873.

Park av, Nos 587 and 589, add 1-sty to extension, partitions, windows, elevator shaft to two 3-sty brk and stone garage; cost, $8,000; W H Barnard, 38 E 68th st; ar'ts, James E Ware & Sons, and J D Boyd, 1170 Broadway.—1822.

1st av, No 989, toilets, windows, skylights, partitions to 4-sty brk and stone tenement; cost, $1,000; Chas J and Fred W Kroehle, on premises; ar't, Henry Regelmann, 135 7th st.—1837.

1st av, No 93, airshaft, toilets, partitions, windows, to 5-sty brick and stone tenements; cost, $4,000; Worth Realty Co, 2115 8th av; ar't, O Reissmann, 30 1st st.—1878.

2d av, Nos 609-613, erect sign to three 4-sty brk and stone stores and tenements; cost, $225; Schlesinger & Isenberg, 609 2d av.—1858.

2d av, No 1327, partitions, to 5-sty brick and stone tenement; cost, $400; H Gordon, 87 Eldridge st; ar't, O Reissmann, 30 1st st.—1876.

5th av, No 146, toilets, stairs, partitions to 5-sty brk and stone store and office; cost, $500; Marks & Levy, 208 W 137th st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—1856.

8th av, Nos 2301 and 2303, erect sign to two 4-sty brk and stone stores and tenements; cost, $150; Ed R Robinson, 2301 8th av.—1859.

### BOROUGH OF THE BRONX.

Garden pl, e s, 175 n Summer st, 1-sty frame extension, 2.10x4, and new store front, to 2-sty frame store and dwelling; cost, $1,000; Geo A Faubert, on premises; ar't, H G Steinmetz, Bronx st and Tremont av.—305.

Taylor st, e s, 125 s Columbus av, raise 2 ft 6 ins 2-sty frame dwelling; cost, $500; John Haut, on premises; ar't, B Ebeling, West Farms road.—304.

169th st, n s, 50 e Boston road, 1-sty frame extension, 20.6x4, to 2-sty and attic frame stores and dwelling; cost, $1,000; Ferd Hecht, 3 E 127th st; ar't, Hugo H Avolin, 961 Stebbins av.—300.

184th st, n s, 45.10 w Arthur av, two 2-sty frame extensions, 29.9x8.6 and 24.7½x13.6, and new partitions, &c, to 2-sty frame stores and dwelling; cost, $7,000; Francesco Marciano, 963 E 184th st; ar't, Wm Schnaufer, 363 E 149th st.—307.

205th st, s s, 208 e Concourse, 2-sty frame extension, 6x4.9, to 2-sty frame dwelling; cost, $350; John O'Callaghan, 127 E 46th st; ar't, A J Connell, 2798 Morris av.—299.

Belmont av, e s, 350 s 177th st, move 3-sty frame dwelling; cost, $1,000; Karl and Anna B Jaeger, 1884 Marmion av; ar't, F Hammond, 943 Washington av.—300.

Byron av, e s, 150 n 239th st, move 1-sty frame shed; cost, $50; Chas Yaker, on premises; ar't, J X Cahill.—303.

Broadway, n e cor 246th st, 1-sty frame extension, 25x36, to 2-sty frame hotel; cost, $250; John G Beck, on premises; ar'ts, Ahnemann & Younkheere, 3092 Bailey av.—301.

3d av, w s, 90 n 139th st, new show window, to 1-sty frame store; cost, $200; J Reeber Sons, 140th st and 3d av; ar't, Chas Bailey, 43 Van Nest av.—306.

## IF YOU WORK FOR A MAN

IF you work for a man, in heaven's name, work for him. If he pays you wages which supply you your bread and butter, work for him, speak well of him, think well of him, stand by him, and stand by the institution he represents.

I think if I worked for a man I would *work* for him. I would not work for him a part of *his* time, but all of *his* time. I would give an undivided service or none.

If put to a pinch, an ounce of loyalty is worth a pound of cleverness.

If you must vilify, condemn and eternally discourage, why resign your position, and when you are outside *damn* to your heart's content. But I pray you, so long as you are a part of an institution, do not condemn it. Not that it will injure the institution, not that, but when you disparage the concern of which you are a part, you disparage yourself.—*Elbert Hubbard.*

## JUDGMENTS IN FORECLOSURE SUITS.

June 28.

Fox st, w s, 246.8 n 169th st, 25x100. Hannah Horwitz agt Rudolph Marks; O E Davis, atty; Chas T. Terry, ref. (Amt due, $2,935.84.)

141st st, s s, 152.1 e Southern Boulevard, 64.11 x131.4x irreg. Century Investing Co agt Julia S Wilson et al; R G Babbage, att'y; Isaac B Brennan, ref. (Amt due, $4,197.78.)

June 29.

St Nicholas av, n w cor 190th st, runs w 300 to Wadsworth av, x n 25 x e 100 x n 47.8 x e 200.5 x s 83.6. Edward Joyce agt Samuel Schwab; John F Joyce, att'y; Isham Henderson, ref. (Amt due, $20,919.19.)

Broome st, No 97. Jacob Morrison agt David Mondshain et al; Rogers & Rogers, att'ys; Albert P Messey, ref. (Amt due, $6,469.)

July 1.

Chrystie st, Nos 168 and 170. Adolph Schwartz agt Isaac Kleinfeld et al; Krakower & Peters, att'ys; Owen W Bohan, ref. (Amt due, $14,646.33.)

61st st, Nos 415 and 417 East. Isaac Liberman agt Max Kessler et al; Joseph C Levi, att'y; Louis F Doyle, ref. (Amt due, $4,515.)

July 2.

144th st, Nos 242 and 244 West. William Soennecken agt Harris Maskin; Jehial M Roeder, att'y; Myer Nussbaum, ref. (Amt due, $12,808.)

## LIS PENDENS.

June 29.

No Lis Pendens filed this day.

July 1.

South st, w s, lot 156, map of property of Tromas Stagg, 4th Ward.

30th st, n s, 365.9 w 2d av, 15.9x98.9.

25th st, s s, 435 w of 7th av, 15x98.9.

30th st, s s, 328.2 e 2d av, 21x98.9.

Front st, No 216.

22d st, n e s, 200 n w of 4th av, 23x98.9. Anne P Breese agt James L Breese et al; amended partition; att'ys, Smith & Simpson.

Eagle av, n w s, 235 n e of land of Morrisania Branch Railroad, 25x120. James Meadows agt John S Michel; specific performance; att'y, H Swain.

July 2.

3d st, No 248 East. Benjamin Diamond agt Rebecca Agranoff et al; action to declare trust; att'y, M N Schleider.

13th st, Nos 514 to 514 East. John W Munch agt Annie Hassel et al; partition; att'y, H C Botty.

July 3.

Av A, No 219. Samuel Litt agt Birdie V Schlesinger; action to foreclose mechanics lien; att'y, B H Sandler.

11th av, Nos 440 and 442. Commercial Trust Co of N Y agt Buzzini & Co et al; specific performance; att'ys, Campbell & Moore.

3d av, n e cor 87th st, 50x90. Wm R Bell et al agt Meyer Frank et al; action to foreclose mechanics lien; att'y, J C Weschler.

122d st, Nos 504 to 510 West. Isaac Simons et al agt Isaac Huppert et al; action to foreclose mechanics lien; att'y, J C Weschler.

3d av, n e cor 58th st, 50.2x155x irreg. Empire City Wood Working Co agt Meyer Frank et al; action to foreclose mechanics lien; att'y, J C Weschler.

Lenox av, n e cor 141st st, 99.11x150. Same agt same; action to foreclose mechanics lien; J C Weschler.

Prospect av, w s, 169.6 s 166th st, 37.11x144.5. Raisler Heating Co agt Harry Feinberg et al; action to foreclose mechanics lien; att'y, J H Taylor.

151st st, n s, 393.3 e Morris av, 56.6x92.10x irregular. Meta Topp agt Julius A Topp; dower; att'y, J H Goggin.

July 5.

138th st, s s, 120 w 5th av, 125x99.11. Chas G Woodworth agt Joseph Jacobson et al; action to foreclose mechanics lien; att'y, R A McDuffie.

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## FORECLOSURE SUITS.

June 29.

Cathedral Parkway, s s, 175 w Manhattan av, 50.3x irreg. James Alexander agt Anna Heyman et al; att'ys, Alexander & Ash.

109th st, n s, 250 w Manhattan av, 100x irreg.

Columbus av, n e cor 109th st, 25x—x irreg. Thomas Alexander agt same; att'ys, Alexander & Ash.

1st av, No 1777. Leo Katz agt Samuel Schultz; att'y, E S Schreier.

Matilda st, n w s, lot 205, map of Penfield property, Bronx. Bradley L Eaton agt Conrad Trede et al; att'y, E L Barnard.

July 1.

Lot 264, map of 339 lots at Riverdale and Mosholu, 24th Ward. Frederick P Forster agt Romulo Marsans et al; att'y, F C Lawyer.

167th st, n s, 65 w of 4th av, 16x100.11. Trustees of the Northern Dispensary of the City of New York agt Golde & Cohen; att'y, E F Brown.

69th st, No 112 West. Andrew J Onderdonk agt John A Wilmore et al; att'y, A J Onderdonk.

121st st, Nos 317 and 319 East; two actions. Annie Kovner agt Emanuel S Gates et al; amended; att'ys, Abramson & Potter.

101st st, No 56 East. Abraham A Levin agt S Gates et al; att'ys, Abramson & Potter.

July 2.

Washington av, e s, whole front between 188th and 189th sts, 352.11x—. City Real Estate Co agt Archibald J McFarland et al; att'y, H Swain.

Boston or Post road, n w s, adj land of Lucretia C Gravillere, Bronx, 50x100. Francis C Elgar agt Carolina Fontana et al; att'ys, Hirsh & Ehrhorn.

Boston road, e s, 112 n 145th st, 28x109.11x irreg. Newman Grossman agt W J Schmidt & Co et al; att'y, C Stein.

11th av, Nos 440 and 442. The Mutual Bank agt New Century Mfg Co et al; att'ys [illegible] more, Bisbee, Rogers & Stern [illegible] 5

100th st, n s, 51 e Park av, 2 [illegible] 5 9.51
agt Knepper Realty Co et. Hen[illegible] 5 9.18
Hayes.

July 3.

115th st, n s, 375 w Lenox av, 25x100.

115th st, n s, 425 w Lenox av, 75x100. Two actions. Albert M Hersch a[illegible] Mandelbaum et al; att'ys, Eisman, Levy, Corn & Lewine.

122d st, No 60 East. Adolph Pawol agt Pincus Winter et al; att'y, S Bitterman.

3d av, e s, 150 s 166th st, 112.6x121.10 to w s Franklin av, x 123.8. Ferdinand Forsch agt William Rosenzweig Realty Operating Co et al; att'ys, Cooke & Forsch.

3d av, n e cor 87th st, 50x90. Aaron Goodman agt Meyer Frank et al; att'y, J M Roeder.

Central Park West, w s, 50.8 n 89th st, 25x100. Edward J O'Brien agt Pierre D Dumont et al; att'ys, Coombs & Wilson.

140th st, s s, 350 e Lenox av, 50x99.11

140th st, s s, 400 e Lenox av, 50x99.11. Two actions . Amelia Siegel et al agt Morris D Dubinsky et al; att'y, S Fine.

July 5.

Robbins av, e s, lot 296, map of Wilton, Port Morris, 25x105. Susan M Perry agt Robert G Alexander et al; att'y, C A Hess.

116th st, n s, 163 w Pleasant av, 38x100.10. Harris Schwartz et al agt Biagio Pernetti et al; att'ys, Manheim & Manheim.

Madison av, n w cor 105th st, 24.11x70. Pauline Wolf agt Moses Levy et al; att'ys, Wolf, Kohn & Ullman.

67th st, s s, 75 w 1st av, 75x200.10 to 66th st. Louis Finkelstein agt Louis J Jacover et al; att'ys, Phillips & Samuels.

Briggs av, n s, 227.5 e 198th st, 75x100. Joseph H Mahan agt Richard H Burke et al; att'y, H S Cook.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

June and July.

29 Adams, Edwin—N Y Telephone Co....$123.42
29 Allen, Wm R——the same .....36.28
29 Ager, Simon——the same .....24.37
29 Ansley, Kate F——the same .....44.52
29 Amabile, Felix——the same .....22.40
29 Arenson, Samuel——the same .....73.55
29 Anspacher, Leopold H——the same .....24.68
29 Anderson, May——the same .....94.38
29 Alexander, Henri P——the same .....31.21
29 Accardo, Michael——the same .....30.58
29 Annenberg, Jennie & Joe—Max Weiner.232.25
29*Ahren, J Leo—Joseph J Yabroudi.....140.97
1 Abramowitz, Rochmiel—N Y Tel Co....28.18
1 Auerbach, Dorothy—Coleman Stable Co.119.65
2 Anderson, Lillian—N Y Telephone Co....37.92
3 Altman, Joseph—Salomon Bendler .... 34.65
5 Ackerman, Edw L—Henry M Kundsen..30.54
29 Bresnick, Samuel—Joseph Stern et al..120.71
29 Barton, James D—Herbert L Mills et al. .....933.15
1 Bricca, Louis A—Morris Rosenfield and ano .....51.60
1 Buketman, Samuel—State Bank.costs, 69.22
1 Becher, Mollie M—David Bodker.....23.31
1 Bankowsky, A A Robert—Mary McDougal. .....872.94
1 Brauss, Hermann H admr—Albion L Page .....1,361.33
1 Brossoit, Henrietta admrx—Equitable Securities Co..... .....costs, 151.16
1 Bornstein, Louis & Joseph—Martha & Schmohl .....908.99
2 Bacon, Byron R—Chas H Langdon....530.00
2 Bernikow, Abraham—Theodore C Wood.. ..... 216.11
2*Baron, Louis—Julius Rosenberger..... 92.40
2 Buck, Alexander C—Press Pub Co.....46.21
2*Barr, Samuel—Rosenstein Bros .....110.44
2 Bonamo, Pietro & Frank—Louis Neumann.. ..... 93.31
2 Becker, C Adelbert & Margaret G—Annie Brevoort et al .....390.35
2 Bremar, Pauline & Lena—Mirrani V Lincoln ..... 47.01
3 Bendit, Max—Wolf Greenberg ..... 19.72
3 Bergsteen, Adolph O—Warren D Hanford.. ..... 63.71
3 Blanchard, Robert A—Armour & Co. ....23.76
5 Bautz, Joseph A—Nathan Straus et al.... .....costs, 85.48
5*Bodine, John H—Samuel Rosenthal et al. .....99.72
5 Butler, Thomas A—Edw H McDonald..82.41
5 Barnitz, Geo D—Edw H McDonald .....40.41
5 Barnes, Gertrude—N Y City Ry Co..... ..... costs, 71.88
5 Bunn, Lucy—Dimond & Fink Co.....52.79
5 Borgia, Thomas—Geo H Muskat.....44.72
29 Cadieux Victor C—Francis A Graham et al .....278.14
29 Colon, George—John Richter .....26.67
29 the same——the same .....costs, 27.72
29 Cole, Robert—Ellin Erickson
29 Curtis, Charles—Joseph
29 Cosgrov[illegible] Operator of na- [illegible]rgely, may be consid- [illegible]he change of senti- [illegible]ser & materialize. [illegible]ap- [illegible]exe-
39—Broadway, [illegible]Morris D Katz et al....36.11
Crane, [illegible]rnett—Guiseppe Lo Monte..121.91
Pantarella, Carlo—Pasquale Gargiulo....47.01
2 Crozier, Michael—Maynard N Clement..... ..... 1,917.57
2 Clayman, Harry H—Leopold Brunhild et al. ..... 280.55
2 Cohen, Morris—Lord & Taylor ..... 141.57
2 Canford, Jacob—Rosenstein Bros .....110.44
2 Cohen, Solomon D—Morris Genessee....105.01
2 Carson, Frederick—Julia Carson ..... ..... costs, 138.15
3 Cohen, Albert—Jacob Matther ....costs, 66.10
3 Cary, Thomas F—Bennett, Sloan & Co..81.96
3 Costibela, Louis—Walter A Fourness..118.81
3 Crosson, Wm A—Mechanics Bank.....266.20
3 Carlson, Adolphus B & Carl J—Isidor Silberberg et al ..... 69.20
5 Cohn, Sarony M—State Bank.....318.45
5 Carberry, Henry—Samuel Glatner .....46.63
5 Chapsky, Salo—Benjamin Stiner..costs, 49.08
5 Crandall, Elbert—Lawyers Surety Co of N Y ..... 94.91
29 Dubinsky, Dora—Morris Feingold.....569.09
29*Dupee, Geo P—Byron Dexter .....574.70
1 Di Benedictus, Guiseppe—Gennaro Guerra. .....costs, 110.53
1 Dellett, John E—Donald Nicoll and ano. .....34.41
1 Dolan, Christopher J—Leonard Bronner. .....292.95
2 Dondero, Charles—George Marcus.....181.01
3 Davidson, John A & Alexander—Ryland H MacDonald ..... 2,738.48
3 Davis, Alexander——the same ..... 2,738.48
3 Dukas, Max and George—Wingfeld & Taylor Co ..... 125.06
5 Day, Robert E—N Y City Ry Co..costs, 69.88
5 Day, Frances M——same .....costs, 69.88
29 Ellentuck, Max—Bettie Adam....costs, 111.25
2 Eistaphieve, Cecilia J—Milton Schnaier & Co ..... 208.14
2 Elterman, Abraham—Harris Meltzer et al.. ..... 1,143.99
2 Ellis, Melville—Heintz Art Metal Shop.... ..... 104.41
3 Elfin, Selig—Kalt Lumber Co ..... 263.53
3 Everett, Frank M—Samuel Borchart.... 166.60
5 Ecclesine, Joseph J—Lester L Roos.....161.31
5 Eckhardt, Henry, Conrad, George & Edward—Hubbard, Eldridge & Miller....155.37
29 Farrell, Thomas—Morris Rosenfield et al. .....197.71
29 Fried, Samuel & Elias—William Gade et al. .....64.90
1*Faucett, Knight J—Moses H Gold and ano. .....156.52
2 Forman, Joe—Abraham Goldschlag.....221.65
2 Friedman, Jacob—Julian H Meyer et al.... ..... 100.20
3 Fogarty, John A—I E Tangermann, Inc.. ..... 77.00
3†Frankfurter, Louis—Manhattan Color Wks. ..... 77.07
3 Ferrar, Charles—Nathan Picket et al..59.65
5 Fogarty, Patrick S—John S Sexton ....279.04
5 Faulhaber, Charles—Riverside Bank....729.19
29 Gleich, Harry—Weisberg Mark Co....114.95
29 Gans, George—Samuel J Bloomingdale et al. .....95.54
29 Gruner, Katie—John Hancock Mutual Life Ins Co..... .....costs, 88.52
1 Greenberg, Louis—Alfred Roelker and ano. .....1,899.24
1 the same——Augustus D Juilliard and ano ..... .....643.72
1 Goldstein, Samuel—Bertha Brown .....99.65
2 Gordon, Henry R—Udall & Ballau Corp.... ..... 21.90
2 Glatt, Chas C—John Dewar & Sons, Ltd.. ..... 39.06
2 Gershel, Abraham—Max Lowenberg..... ..... costs, 98.60
2 Gress, George—Standard Oil Co of N Y.. ..... 604.66
2 Glaserman, Bernard—Walter J Salomon.. .....317.15
2 Gminder, Geo F—Geo H Saylor.....1,651.64
2 the same——the same .....2,727.76
2 Golden, Edw L—Mary F Noble....costs, 27.61
3 Garzonzi, Aziz M* & Wadi—Consolidated Natl Bank of N Y..... 648.62
3 Graboys, Samuel—Isaac Adler ..... 209.65
3 Goldstein, Bernard—W L Judd Co.....128.44
3 Ghee, John F—T A S Sheridan Co.....60.77
5 Gubernick, Harris—Herman Greenberg.181.64
5*Goldberg, William—Abraham I Tamor et al .....38.65
5 Glatt, Chas C—Frederick J Lewis.....166.39
5 Gminder, Geo F—Arthur Wells.....1,047.89
5 Georges, Christian——the same ..... 1,047.89
29 Haas, Gustavus—Wales F Sevprance..119.65
29 Hyams, Walter—Derby Desk Co.....64.91
1 Hafelin, Arnold—Alfred Wilken .....132.66
1 Hoffman, Rada, extrx—Geo M Aneny and ano exrs .....127.15
1 Huhna, John W—Moses H Gold and ano.. .....156.52
1 Hamilton, Wm—Morris Rosenfiel and ano. .....101.90
1 Hetkin, Henry—Annie Rosenberg.....27.41
2 Holtz, Martha—Isidor Strauss et al..... .....
2 Hiller, Frank L—Edwin S Hoole[illegible] .....
2 Hamilton, Robert B—Sarah H[illegible]s....31.41
3 Hartjens, Henry—Wel[illegible]n Co. Lange Coal Co ..... 86.66
3 Herried. Mar[illegible] Robert S SutcliffeN July ..... costs, 114.45
P—Stanley H Miner..1,133.69
Jacob—Abraham Weiss.....34.65
[illegible]rom, John—Morris Rosenfield et al .....67.01
5 Harris, Michael—B Elizabeth Geist....228.31
29 Johnson, Rosamond—Elbin Erickson....373.88
1 Jordan, John & John L—Caroline Glasgow. .....914.07
1 Johnson, Harry—Morris Rosenfield and ano .....43.31
2 Johnson, Jesse W—Udall & Ballon....130.15
2 Jaeger, Henry E—August Schubert.....81.04
2 Javitz, Solomon—Eppens Smith Co.....31.73
3 Jacobson, Barney & Mike—Daniel Levinsky ..... costs, 27.91
29 Klempan, Henry—George Gotty..costs, 69.88
29 Kahn, Henrietta—N Y Fish Co.....20.46
29 Kosomer, Abraham—People, &c .....500.00
1 Kerster, Anthony J—N Y Tel Co.....73.67
1 Kurtz, Samuel—Kiva Farber .....450.87
1 Kramon, Isidore—Jacob Kroll and ano..353.09
1 Kurzrok, Raphael—Skillings, Whitney & Barnes Lumber Co..... .....696.68
1 Koehler, Ernest A—Associated Merchants of N Y ..... .....258.16
2 Kinzler, Abraham—Irving Bradsky....119.65
2 Kalin, Alexander N—Joseph Goldfinger..82.84
2 Kleinfeld, Isaac—Murtha & Schmohl Co... ..... 1,656.99
2 the same——the same .....1,672.56
2 Kirchgraber, Chas C—Firestone Fire Rubber Co ..... 132.75
2*Kilve, Joseph A—Allen Advertising Agency. ..... 151.23
2 Kleinfeld, Isaac—Penn R R Co.....87.81
2 Kest, Max—Albert Martinez ..... 782.87
2 Kay, Wm H—Landers, Tracy & Slark..54.48
3 Killough, Robert—Charles Rosenberg et al. ..... 185.33
3 Kennedy, Michael J, comr—Robert S Sutcliffe ..... costs, 114.45
5 King, Vincent C, Jr—Duncan MacWatty.478.81
5 Kleinfeld, Isaac—German Exchange Bank.. ..... 702.44
5 the same——the same .....375.20
29 Levy, Isaac—Samuel Brown et al.....141.37
29 Leven, Zachary—Edward Koenig et al..64.65
29 Luescher, Mark A—L Laurence Weber et al .....146.81
29 Lustig, Nathan—People, &c.....500.00
29 Lipschitz, Samuel—Morris Friedman..222.37
29 Ladow, Robert E—Byron Dexter.....574.70
1 Latta, Samuel J—Chemical Realty Co..91.91
1 Lewis, John—John T Harding .....118.57
1 Lewinthan, Louis & Herman—Henry Loeb .....224.70
1 Lloyd, Fred—Emily L Lloyd .....46.55
1 Lieder, Wm J A—E Kann Co.....28.67
1 Levitt, Abraham—Annie Rosenberg....27.41
1 Lacicero, Philip—Swift & Co.....176.34
2 Lowe, Allen—Thomas J Kieveney et al..21.31
2 Lum, Albert C—John Bell Co.....115.59
2 Luongo, Raffaele——the same.....115.59
3 Linden, William—Weber Bunke Lange Coal Co ..... 86.66
3 Levien, Louis—Metropolitan Aluminum Mfg Co ..... costs, 111.51
5†Linsky, David A—Percival Kuhne et al. .....859.70
5 Lynch, Wm J—Federal Sign System Electric..... .....86.17
5†Lott, Harry A—Sofia A Tice .....30.52
5 Loffredo, Geo B—Thomas L McCaul Cont Co..... .....106.28
5 Lockwood, Robert H—Louis Zinke.....51.91
5 Levenson, Morris—Arthur M Bullowa et al .....costs, 80.87
5 Lipshitz, Joseph—Theresa D Browning..100.15
5 Locke, Joseph A—Frederick Weller....149.72
5 Leslie, Edward—Lester L Roos.....77.71
5 Lightstone, Chas I—Wm B Mack ..... 115.91
29 Merzon, Lena—Leroy C Stewart et al..43.89
29 Moussi, Elias—Thomas Wilson et al....289.06
29 the same——the same .....405.58
29 Minsky, Louis—John Meller.....costs, 99.87
29 Mitchell, Mae W—Reich Reinhardt Co..29.24
29 Murison, James F—Herman Hug.....39.94
29 Millstone, John W—Manhattan Drug Co.24.31

THE City of New York [illegible] appointment of [illegible] tect of the Board [illegible] are other [illegible]

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"ORIENTALS"--the brick with the shading and texture of a rug

McLean Residence, Washington, D. C.
JOHN RUSSELL POPE, Architect
GEORCE A. FULLER CO., Contractors

29 Mintz, Lena—Abraham Simon.....1,188.82
29 McNish, Frederick B—Harrington S Paine. ..... 122.18
1 Meryash, Louis—Jos H Kupner .....187.69
1 Mitchell, Mae W & Atticus H—Wm E Jenner ..... 2,246.27
1 Malter, George—P Garguilo.....109.60
1 McLaughlin, Frank—Simpson Crawford Co. ..... 136.60
1 McKee, Robert—Morris Rosenfield and ano. ..... 77.17
2 Monggielo, Munzio—Frederick H Nadler.. ..... costs, 70.47
2 Meyiberg, Sarah or Sara Melberg—Daniel L Korn ..... 320.89
2 Martin, Abraham—Julius Rosenberger..92.40
2 McLaughlin, Thomas H—N Y Telephone Co. ..... 30.72
2 McKinley, John—James D Livingston..226.05
2 McFerran, James—David Shuldiner....379.44
2 McSweeney, John—Brown Forman Co..415.91
2 Mulford, Ida—Oscar A Perine.....87.15
2 Marini, Emanuel—Isaac Bonnerwith et al.. ..... 21.31
3*Mehlman, Coleman—Nathan Picket et al.59.65
3 Mischner, Louis—Joseph Rosenberg et al.72.05
3 Munves, Philip—Associated Merchants of N Y ..... 274.07
3 Moss, Chas J—Nelson S Clark ..... 219.95
3 Morton, [illegible] Hatfield—Harris & Harrington.. ..... 241.35
3 Mercadante, Ignazio—Joseph Lupi.....283.74
3 Mackey [illegible]Mary—Interurban St Ry Co..... ..... costs, 441.38
3 Murphy Ambrose S Jr exr—Francis M Murphy [illegible]st, No ..... 4,763.11
3 [illegible]es and [illegible] James P—Cathedral of the Incarnation, L I ..... 1,329.31
3 Mackey, Mary—Interurban St Ry Co..... ..... costs, 441.38
3 Machette, Edwin V—Arthur Coleman..150.37
5 Murphy, Joseph W—Joseph H Morong.... ..... costs 75.56
5 Meakin, Chas W—James D Bartonitions,..1.40
5 Mueller, Oscar F—John F Steves etc E 79th
5 Menzel, Geo E—Lawyers Advertising Co
5*Moller, Henry—William Muller et al..170.05
5 Marsh, Clarence—Edith L Burley.....59.31
5 the same——the same ..... 40.91
5 Midgley, Wm E—Ellsworth E Bogart..299.19
5 Millard, Thomas F—Wm A de Watteville.. ..... 901.42
5 McCormack, William—John Bourlardi..119.47
29 Norman, Meyer—Edward Koenig et al..35.34
29 Norman, Meyer——the same .....64.65
1 Neislaher, Albert—Geo McAneny and anoexrs ..... 127.15
3 Nelson, Alice—Maynard N Clement.....35.00
5 Nicoll, Louis C—Samuel Rosenthal et al.. ..... 99.72
2 Oppenheimer, Jacob—N Y Telephone Co.63.83
2 O'Donaghue, Margaret A, William & James —Albert Volkenberg et al.....costs, 100.49
5 Oman, Charles—Morris Rosenfield ....67.01
29 Permansky, Gussie—Lawrence Houlihan..222.65
29 Pinelli, Thomas & Serafino—Louis Esposito. ..... 59.11
29 Perry, Chas M—Ben A Buxton.....24.41
1 Pettit, John—Dime Savings Bank of Bklyn. ..... 21,068.18
2 Potulicka, Eula—Henry E Ficken.....395.44
2 Perlman, David—Theodore C Wood....216.11
2 Patterson, Samuel S—Edgar E Wright..64.41
3 Price, Joseph—Timothy G Sellew.....86.31
3 Pratt, Caroline A—Simpson Crawford Co... ..... 475.41
3 Pauillac, Cecile—John Rees et al .....75.16
3 Phelan, Phillip J—Chas K Covert ..... 6 915
29 Rockmore, Alexander—Weisberg Mark Co. ..... 114.95
1 Rosenberg, Hyman—Fischel Charap....87.15
2 Rosenfeld, Charles—Morris D Katz et al.10.41
2 Rosenthal, Wm F—Louis Minsky.costs, 118.87
2 Rothfeld, Isaac—Murtha & Schmohl Co.... ..... 1,672.56
2 the same——the same ..... 1,656.99
2 the same——Penn R R Co ..... 87.81
3 Rankin, Grace F—David Lindenborn..145.19
3 Rosenthal, Elias—Henry Leis .....274.37
5 Rothfeld, Isaac—German Exchange Bank.. ..... 375.20
5 Read, Frederick L—Charles Dondera....163.08
5 Raff, Paul—State Bank .....318.45
5 Riker, Carroll L—William Muller et al.170.05
5 Rosenblaum, Abraham—Abraham T Tamor et al ..... t.....38.65
29 Stein, Louis—Charles Finger .....50.19
29 Shonn, Frank—Max Bakst et al.....108.07
29 Stuart, Don W—Met Printing Co.....75.58
29 Silverman, Lina—Abraham Simon ....1,188.82
29 Steidler, Charles—Begrisch Schorn Realty & Construction Co..... 23.72
29 Sandberg, Sarah—Michael H Harris..1,077.00
1 Strass, Gustave—Louis W Thompson and ano..... 254.62
1 Schloss, Israel——the same .....254.62
1 Slomowitz, Adolph—Fischel Charap.....87.15
1 Simon, Louise admrx—Chas Wood....119.24
1 Secor, Charles A—Mary C Tappin.....114.16
1 Sire, Henry B—Howard Emeory.....45.17
1 Schreiber, William—Lloyd Warren....745.00
1 Schroeder, Johannes E—Albion L Page... ..... 1,361.33
1 Schmidt, John—Morris Rosenfield and ano. ..... 43.31
1 Saacke, Chas W—Chas A Schultz....181.77
2 Schmetzer, Gustav—Louis N Vause..12,130.77
2 Samuels, Herman H—Meta Samuels .. ..... costs, 157.55
2 Soltman, Edw G—James B Swing.....140.01
2 Simmons, Arthur—Henry Meyer Co.....46.59
2 Stillings, Miss Jeannie C—Edward Rhine.34.79
2 Sinheimer, Wm H—Janet Harper.....25.00
2 Simon, Rosie—Mitchell Mallon Co.....115.31
2*Segal, Abraham—Morris Genessee..... 105.01
2 Stephanidis, Sotirios D—Constantine Vavoulis ..... 347.61
3 Stephens, Olin J—Krulewitch Realty Co.... ..... costs, 30.37
3 Sharp, Lena—Geo B Sharp et al...costs, 17.65
3 Sturges, Clarence—Kalt Lumber Co....263.53
3 Stray, Daniel A—Robert G Newbegin..61.91
3 Sohnen, Rachmeil—Simon Goldstein et al.. ..... 135.15
3 Sabra, Amin E—Consolidated Natl Bank of N Y ..... 648.62
3 Smith, Chas H—Henry W Hill et al ....528.03
5 Schefer, Carl—Thomas R Ball..costs, 147.68
5 Semple, Wm R—Browning, King & Co..51.21
5 Sanchez, Carlos N—James B Docharty, Jr. ..... 90.38
5 Strachan, Alice E—Sidney B Butler..... .....costs, 69.60
5 Shapiro, Isaac—Sam Gordon.....405.26
5 the same——the same .....223.31
5 the same——the same .....225.86
5 Stephanetis, Samuel—Sakas C Telfeyan et al ..... 89.30
5 Schneider, Annie—Moses Price .....52.28
5 Snead, Robert J—Smith, Gray & Co....109.08
1 Thistle, Harriet S—Leonard Bronner.292.95
1 Thompson-Pettit Co—Runkel Bros....470.81
3 Tarbes, Simon—Stefani Forbes ..... 166.29
3 Tekulsky, Nathan—Jonathan Raphael..254.40
5 Tenner, Julius—Francis J Nekarda et al. .....costs, 120.19
5 the same——Christopher L Orbach .... .....costs, 108.69
29 Vargas, August F—Hercules Realty Co..27.72
2 Veitch, James—City of N Y.....costs, 128.81
2 Vandoros, Zisimos—Fortunato Campagna.. ..... 221.51
3 Vettaks, Nicholas—Chas F Learnard....31.05
29 Weir, Levi C, Pres—Louis Ralston ..... .....costs, 82.88
29 Whitney, Fred C—Andrew H Borger...877.71
29 Weis, Clarence—U S Lithograph Co.....89.91
29 Wayburn, Edward or Ned—Isaac Miller..84.66
1 Wigdorowitz, Benj—N Y Tel Co.....31.66
1 Willis, Chas W——the same.....35.90
1 Waxman, M Murray——the same .....27.28
1 Wasman, William A——the same.....27.26
1 Weir, Levi C, Pres—Herman H Lievon..58.50
2 Walsh, Bernard—Geo W Martin et al..236.33
2 Woods, Edward—Sanford Wolf .....187.82
2 the same——Emily Salomon ..... 148
2 the same——Hyman Cohen.....
2 Wandless, Henry W—Hegeman & [illegible] ..... ...
2 White, Robert A—Allen [illegible] Agency .....
2 Winkle, William—John Simmons Co....68.31
3 Wood, Joseph M—Runkel Bros ..... 72.31
3 Whitney, Chas L—R M Hollingshead Co..89.83
3 Walz, William—Joseph Fallert Brewing Co, Ltd ..... 107.20
3 Walgrove, Geo M, comr—Robert S Sutcliffe. ..... 114.45
3 Weinstein, Louis—Walter A Fourness..118.81
3 Webb, James F—James Scanlon et al..1,116.42
5 Washburn, Chas I—Millie G Washburn... ..... ...128.02
5 Wilson, Eugene F—Carolyn Wilson..... .....costs, 129.88
5*Wurzburger, Joseph—Oscar J Kapp et al.. ..... 61.66
29 Young, Alexander C—Edwin H Fleming..35.13
2 Young, Mary L—Bergen Realty Co....139.21
5 Yagustow, Abraham—Hyman Brody...165.25
3 Zeig, Theresa M—Wm F Zeig..... costs, 69.38

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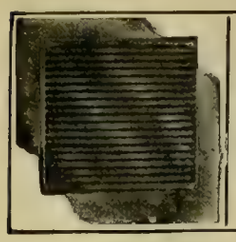
29 Northwestern Realty Co—Frank Solomon... .....1,702.22
29 The City of N Y—Mary Mansfield....1,313.35
29 Saranac Hotel Co—Minnon Coriat.....274.65
29 La Nationale Societe Anonyme Hellenique D'Assurances Generales—Constantine Melichros ..... 6,522.08
29 Merrick Construction Co—Joseph Rueth.386.14
29 Standard Distilling & Distributing Co—Brooklyn Distilling Co.....costs, 155.19
29 The Old Dominion Fire Ins Co of Richmond, Va—Glen Ellyn Resort & Spring Co et al. .....544.50
29 People of the State of N Y—Albert Baer.. .....costs, 75.10
29 the same——Fidelity & Casualty Co of N Y .....costs, 67.92
1 Western Water & Electric Co—N Y Tel Co. ..... 74.95
1 Automatic Machine Co——the same....30.38
1 Atlas Lime Co——the same .....97.70
1 American & European Finance Co——the same..... 127.20
1 The Union Ry Co of N Y City—Philip Giesendorfer ..... 5,157.35
1 H Koehler & Co—The Coleman Stable Co. ..... 329.65
1 N Y City Ry Co—City of N Y.....27,689.35
1 Whitney Construction Co—Fiske & Co.520.72
1 Atwood Raven Co—David J Edmonds..127.21
2 Lenox Construction Co—Charlotte C Beanville ..... costs, 107.40
2 Kaufman Advertising Agency—Perkins Goodwin Co ..... 88.06
2 The N Y Press Co Ltd—Manney Rubintz.. ..... 105.88
2 Interurban St Ry Co—Samuel Matkoff.... ..... costs, 115.48
2 G L Steinreich, Inc—Frank V Strauss & Co. ..... 36.53
2 The Title Ins Co of N Y—Geo B Hayes.. ..... costs, 17.72
2 The Fidelity & Casualty Co of N Y—Maynard N Clement.. .....1,917.57
2 Pearl Realty & Construction Co—Sanitary Fireproofing & Contracting Co.....412.01
2 The Federal Realty Co—Colling Bog Co.21.22
2 N Y City Ry Co—Sarah Taylor .....842.58
2 the same——Gaetano Valenza .....368.58
2 Hillside Realty & Construction Co—Geo H Muskat ..... 98.62
2 N Y Edison Co—Continental Ins Co..... ..... costs, 125.77
2 O'Rourke Engineering Construction Co—Knickerbocker Trust Co ..... 539.57
2 Scottish Union & Mt Union Ins Co—Geo E Wood et al ..... costs, 128.72
2 National Bridge Works and U S Foundry & Sales Co—Margaret A Shayne ..... ..... costs, 123.74
2 the same——Geo A Varney et al.... ..... costs, 119.56
2 American Chemical Education Co—Alfred H Bronson ..... 2,169.69
2 Bottlehot Bag Co—B F Goodrich Co ..178.51
2 Stephanidis Bros Co—L Schepp Co....38.75
2 North Side Brewing Co of N Y—Geo H ..... 2,727.76
Saylor ..... 2,727.76
2 the same——the same ..... 1,651.64
2 Supreme Council of the Royal Arcanum—Wm M Williams ..... 104.94
2 American De Forrest Wireless Telegraph Co—Macomber-Whyte-Moore Co .....66.99
2 Brooklyn Cedar Works—Mary F Noble..27.61
3 The Cyclopean Co—Am Contractor Pub Co. ..... 176.31
3 N Y Edison Co—City of N Y ..... 274.91
3 The City of N Y—Carrie Vertullo..... 150.00
3 the same——Jessie Strauss ..... 400.00
3 Candelaria Gold & Silyer Mining Co—Wm H Page ..... costs, 178.38
3 N Y City Ry Co—Patrick Reilly ..... 1,348.08
3 The City of N Y—James J Dwyer..costs, 27.41
3 the same——the same ..... 474.41
3 the same—Warren C Bennett..costs, 27.41
3 the same——the same ..... 256.91
3 Nathaniel Wise Co—New Jersey Co.....327.41
3 Advertising Show Co—Joseph Goldfinger. ..... 1,186.33
3 Maine Products Co—Natl Gum & Mica Co.. ..... costs, 150.35
3 the same——Alexander Alexander....138.75
5 Press Pub Co—Katie Murray .....06
5 J Goldman Realty & Construction Co—Patrick McRedmond .....152.31
5 Ricker Basin System—William Muller et al ..... 170.05
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The N Y Dash & Axle Mfg Co—Henry Weiss. ..... 211.39
R W Robinson & Son Co—Higbie Smith et al ..... 39.33
Whitehall Cafe Co—Oscar J Kapp et al..61.66
Compton & Sons Lithographing & Printing Co—William Freeman ..... cos s, 27.41
Machinery Co—Chas H Torrey..404.03
New York City Ry Co—G[illegible] Lougee.658.85
Gay Machinery Co—Caroline Ronk....1,063.68
Vehicle Equipment Co—Consolidated Rubber Tire Co ..... 867.00
New York City Ry Co—Myra M Lougee.... ..... 1,660.35
The Salvation Army—David Hordern..3,149.99

## SATISFIED JUDGMENTS.

June 29, July 1, 2, 3 and 5.

Briganti, Michael—M Tobias. 1907....$513.75
Burke, Luke A—Lincoln Iron Works. 1907.. ..... 1,702.10
Benjamin, Wm E—W J White. 1907 .....69.28
Burns, Bessie—S Schetz et al. 1907 .....400.33
[6]Burnett, James G D—Third National Bank of N Y. 1897 ..... 210.43
[6]Same——National Bank of Commerce, N Y. 1897 ..... 479.56
[6]Same——National Bank of Cold Spring on Hudson. 1897 ..... 427.10
[6]Same——N Y Produce Exchange Bank. 1897. ..... 423.32
[6]Same—A F Hill et al. 1897 .....383.58
[6]Same——C S Phillips et al. 1897 .....1,737.60
Calvert, William—M Babayan. 1907.....159.00
Cimler, Ludvick—J Kircera. 1902 .....446.26
[1]Curtis, Grove D & Walter F Baisdell—G Gelderman. 1907 ..... 1,816.83
[6]Dietz, James E—L Levin et al. 1904.....50.00
Di Morin, Domenic A & Nicola—H P Rose. 1900 ..... 136.41
Doino, Paul—C S Parker. 1907 .....112.41
Edmunds, Isaac A—M Antonacchio. 1907..34.36
Epstein, Matilda—Inter Rapid Transit Co. 1906 ..... .....68.38
Same——same. 1907 ..... .....101.59
[6]Emeory, Howard—H B Sire. 1902.....45.17
Frank, Christian—G W Ellis. 1902 .....116.62
Same——same. 1902 ..... .....125.48
Fish, Royal—T Read. 1906 .....103.76
Gelman, Harry—M Langfelder et al. 1907.26.34
Gold, Max & Max Lipman—L Kaplaw. 1907. ..... .....945.02
Grossberg, Isaac—G Myers. 1907.....169.40
Goldberger, Samuel—Bank of M & L Jarmulowsky. 1907 ..... .....27.65
Gordon, Louis, Barnett Levy and Moritz Gruenstein—A Sturman. 1907 ..... .....150.41
Ghee, John F—F D Hewitt. 1907 ..... 373.77
[1]Herzenstein, Morris and H H Ulanoff—S Gottlieb. 1907 ..... .....547.12
Hellinger, Paul & Edmund R Reynolds—A E Marshall. 1907 ..... .....2.90
Higginbotham, Edw G—F W Evers. 1907 .. ..... 37.09
Hill, Robert—B Stein. 1907 ..... 119.14
Kalchheim, Henry—S Diamond et al. 1907.... ..... 335.03
Lippman, Geo J & Martin Haase—L Cario. 1907 ..... 575.87
Lehmann, Adrian—N Y Moulding Mfg Co. 1907 ..... .....45.06
[6]Lustig, Josef—P W Cullinan. 1902.....1,692.42
Moore, Franklin—The Davis Coal & Coke Co. 1906 ..... .....68.67
Margolish, Matthew L—I H Caro. 1907 ..534.65
Piercy, Z T—Union Ry Co. 1907 ..... 71.88

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Parrelli, Charles & Pascal A Romanelli—A Lederer. 1907 ..... 685.15
Rahinsky, Morris & Elias Wilner—A Levy. 1905 ..... 273.65
Rosenwald, Sigmund—B Baron. 1905..1,140.34
Rubin, Rosa—S Lipschitz. 1907 ..... 465.67
Reynolds, Mathias T—B Goetz Mfg Co. 1901. ..... 394.35
Robinson, Cornelia S—E E Tullis. 1906..1,161.00
Silver, Max and Annie—M Jacobs. 1906...276.50
Schwartz, Isaac—S Silberblatt. 1904.....121.15
Same——A Manillo et al. 1906 ..... 29.40
[1]Sheehan, John C—The Cleveland Stone Co. 1907 ..... 4,523.77
Thompson, Frank J—J D Thees et al. 1898 ..... 124.44
[4]Timmermann, Henry G, Eric B Dahlgren, Geo F Casilear and Casper H Eicks—L Zimmermann et al. 1906 ..... 13,849.45
Wilson, Charles & Paul De Spotte—People, &c. 1907 ..... 300.00
Werle, John—F Capodilupo. 1903..... 212.85
Weill, Henry M—A De Barberi. 1906..... 29.41
Zauderer, Joseph C—H Mindlin et al. 1907. 400.26

CORPORATIONS.

Siegel Cooper Co—J J Growvogel. 1905..10,274.75
Thomas Matthews Co—W E Thorp et al. 1907. ..... 108.04
Bronxwood Realty Co—H A Houghton et al. 1907 ..... 1,024.77
Erste Kaiser Franz Joseph Untersutzungs Verein—I Friedman. 1907 ..... 50.65
Central Consumers Wine & Liquor Co—E Von Emden. 1907 ..... 96.14
Same——same. 1906 ..... 5,675.19
Hudson Coal Co—M Natelsky. 1907 .. 4,831.15
Prospect Avenue Realty Co—F Moore et al. 1907 ..... 62.72
[6]The [illegible]-Andrews Co—The P J Carlan Co[illegible] struction Co. 1907 ..... last.
[3]The [illegible] Chemical Club or Drug [illegible]s. 1907 .....es largely, may be consid-
[illegible]ladelphia Casualty Co—N Liebow. 1907 ..... 566.51
[1]Faulhaber Stable Co—M Ewald. 1907.....609.18

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

June 29.

374—2d av, No 2102. Louis Perlmutter agt John Kurzrock.. ..... $50.00
375—139th st, Nos 510 to 530 East. Louis Solomon agt Abelman Construction Co....875.00
376—Satisfied.
377—Union av, Nos 1164 to 1170. Abraham Weinstock agt Louis Wiener, Davis Palevitz and Harry Palevitz ..... 276.00

July 1.

1—Park av, No 540. Rutland-Florence Marble Co agt No 540 Park Avenue and Herman Probst ..... 16,938.00
2—Audubon av, s e cor of 169th st, 30x100. South Amboy Terra Cotta Co agt M S A Wilson and Peck & Scoboloff ..... 420.00
3—32d st, No 43 West. Slawson-Graham Co agt Realty Securities Co and Pierrepont Realty Co ..... 233.00
4—St Marks pl, No 58. Barnet Miller agt Samuel Finesilber, Meyer Berman and Isaac Sandusky..... 145.00

July 2.

5—117th st, Nos 127 and 129 East. Wm A Soles agt R Kurzrok ..... 9.41
6—Bond st, No 24. Markus Rothholz agt John Doe, Ike Gordon & Abraham Stein ....80.75
7—Amsterdam av, e s, whole front between 114th and 115th sts, 201.10x100. Sam Aginsky agt Polstein Realty & Construction Co. ..... 800.00
8—78th st, Nos 236 and 238 East. Same agt Seplow Co ..... 200.00
9—151st st, 8th av and MacComb's Dam road, whole triangular plot, 96.7x179x203.5. Richard E Thibaut agt S & R Construction Co and Isaac Miller ..... 622.76
10—53d st, Nos 429 and 431 West. E F Keating Co agt Henry Holding and John McMillan ..... 93.06
11—Lewis st, Nos 49 and 51. Solomon Alter agt Morris Fischer ..... 83.00
12—Summit av, n e cor 164th st, 25x100. Geo F Boche agt Margaret L Colleran and John Colleran ..... 800.00
13—49th st, Nos 237 and 239 East. Brown Electrical Co agt David Lena Cohen Co..70.00
14—Av B, No 5. Daniel Shanker agt John Lefkowitz and Tatotozky & Co ..... 50.00
15—3d av, No 417. Harry B Smith agt Charles Kessler ..... 19.15

July 3.

16—32d st, Nos 43 and 45 West. Alfred Peats Co agt Realty Securities Co and Pierrepont Hotel Co..... 83.74
17—Amsterdam av, No 1435. Richard N Spiers agt Jacob Brown and Selig Elfin..250.00
18—57th st, No 559 West. Isaac Ballin agt Frederick Von Wyck and W Nathaniel Walker ..... 17.00
19—Lewis st, No 49. Charles Citrin agt Morris Fisher ..... 155.00
20—Lewis st, No 51. Same agt same....155.00
21—227th st, n s, 155 e 4th av, 25x114. Joseph Laporta agt Herman Maschea.....300.00
22—10th st, Nos 466 to 470 East. Griffin Roofing Co agt Max Rubin and David Perlman. ..... 160.00
23—108th st, n s, 95 e Manhattan av, 75x100.11 Emilia Valente agt Pauline Reigler and Annie Cohen ..... 786.11
24—61st st, No 110 West. George A Kuhner agt Chas E Duross and J T Finn .....81.00
25—Grand av, w s, 111 n Burnside av, 200x 100. G B Raymond & Co agt John H Ross Arthur Belmont and Frank Harnden....18.00
26—8th av, s w cor 147th st, 150x124x irreg to 146th st. Jos Antonnecio & Damano agt Simon, Segall & Kaufman and G Pelli & Co. ..... 208.16
27—Simpson st, w s, 100 n Westchester av, 175 x100. Same agt Louis Stern & Co and G Pelli & Co..... 750.00
28—8th av, n e cor 144th st, 100x100. Same agt North Western Realty Co and G Pelli & Co..... 350.00
29—Av B, No 5. Leo Kramer agt John Lefkowitz and Potolsky & Co..... 135.00
30—78th st, Nos 236 and 238 East. Marx & Jacobson agt Hyman Morris Co..... 430.00
31—Satisfied.
32—8th av, 151st st and Macomb's Dam rd, triangular plot, 179x97.7x203. William Ehrlich agt S & R Construction Co.....550.00

July 5.

33—Broadway, s e cor 62d st, 116.2x171.8. Crane & Clark agt John G, Mary E A, Rebecca D & Ella V Wendell and J. T. Finn & Co ..... 1,234.78
34—Christopher st, No 119. Abe Steckler agt Louis Sroka ..... 22.00
35—167th st, No 500 East. Automatic Refrigerating Co agt Christian Heck and Stuyvesant Engineering Co ..... [illegible]
36—4th av, Nos 363 and [illegible] Co[illegible]

An operator of na- [illegible] change of senti- [illegible] materialize.

THE City of New York [illegible] appointment of [illegible] tect of the Board [illegible] are other [illegible]

38—[illegible] agt Messer & [illegible] Gerbino ..... 106.00
39—Broadway, [illegible]al a[illegible]or 62d st, 116.2x171.8. Crane & Clark [illegible] John G, Mary E A, Rebecca D & Ella V Wendell and J T Finn & Co ..... 1,234.78
40—131st st, No 466 West. Leone Lunanti agt Jacob Brown and S Elfin ..... 171.10

## BUILDING LOAN CONTRACTS.

June 29.

13th st, s s, 318.4 w Av A, 160.8x103.3x irreg. Samuel Wanderman loans Charles Isidor & Walter Wanderman to erect four 6-sty tenements; 10 payments..... $80,000

July 1.

230th st, s s, 180 e Carpenter av, 25x114. Paul Quattlander loans Thomas Holland to erect a — sty dwelling; — payments....3,000

July 3.

93d st, s s, 175 w West End av, 50x144.8x50x 146.2. Realty Mortgage Co loans Allenel Construction Co to erect a 6-sty apartment; 27 payments..... 80,000
Brook av, n e cor 168th st, 96.7x45. City Mortgage Co loans Henry J Semke to erect a 6-sty flat; 7 payments ..... 35,000
Hamilton pl, n e cor 139th st, 108.6x94.3x irreg. Title Guarantee & Trust Co loans Joseph H Davis to erect a 6-sty apartment; 11 payments ..... 88,000
Hamilton pl, s e cor 140th st, 108.6x59.6x irreg. Same loans same to erect a 6-sty apartment; 11 payments ..... 94,000
College av, e s, 226.5 n 165th st, 120x100. Walter J Reeves loans St Marks Construction Co to erect six 3-family dwellings; —payments. ..... 40,000
178th st, s s, 100 w La Fontaine av, 37.6x100.
178th st, s s, 137.6 w La Fontaine av, 37.6x 100.
Sebastian J Breihof loans Wm H Birkmire to erect two 5-sty tenements; —payments. ..... 50,000
132d st, s s, 100 w Boulevard, 50x99.11. George Colon loans Frederick Getler to erect a 5-sty tenement; 6 payments ..... 37,500
Suffolk st, w s, 275.11 s Rivington st, 25.1x100. Pincus Lowenfeld & William Prager loan Urry Goodman to erect a 6-sty tenement; 5 payments ..... 12,000

## SATISFIED MECHANICS' LIENS.

June 29.

Bank st, No 59. Candee, Smith & Howland Co agt Comelia S Robinson. (Oct 11, 1906) ..... $3,714.45
Same property. John N Dyer & Son agt same. (Nov 1, 1906) ..... 313.00
Same property. Berry B Simons et al agt same (Oct 11, 1906) ..... 587.50
Same property. Chas M Gray Marble & Slate Co agt same. (Oct 23, 1906) ..... 98.00
Same property. John W Roff agt same. (Oct 19, 1906) ..... 650.00
Same property. Luigi Mior agt same. (Oct 17, 1906) ..... 157.50
Same property. Willson, Adams & Co agt same (Oct 12, 1906) ..... 1,003.24
Same property. Northrop, Coburn & Dodge Co agt same. (Oct 11, 1906) ..... 141.80
Same property. J Harvey [illegible] (Oct 13, 1906) .....r th[illegible]
Wendover av, No 572[illegible] et al. (June 10, 1907)n the c agt same.
[illegible]0th st, Nos 534 agt Abelman [illegible]ge such imp[illegible]gt J Lefy 24, 1907) ..d and Forty-sec.....50.00
[3]Pitt st, No [illegible]ing of the carria[illegible] Solomon (June hetz. (Jun[illegible] of these licenses [illegible] 1,000.00
[illegible]ho still retain the[illegible]
15th st, No 54[illegible]efited enormously fl[illegible] 50.00
Bohm et al.
105th st, Nos 2[illegible] Avenue for business agt De Mac Le[illegible]
[3]34th st, No 305 [illegible]e sacrifice to improv[illegible] 00
Joseph Herzig. [illegible]d its general public
White Plains av, e [illegible] fano agt Ralph [illegible]jection to the widen[illegible] 1907) ..... that a wider avenu[illegible]
[1]Teller av, w s, 99.6 n [illegible] traffic, will be much berger agt David Rohpassability will hurt 1907) .....
Avenue A, n w cor 8th [illegible] be ignored, but its agt Julius Tishman e[illegible]pedient. When the ..... .....
92d st, Nos 313 and [illegible] be placed in the Bros agt Francis McDe[illegible] which will [illegible] 14, 1907) .....
Allen st, No 47. Acme M[illegible]nveniently [illegible] agt Roehberg & Cohen. (D[illegible] .....140.00
[2]Woodlawn rd, e s, 275[illegible]lutely [illegible] Louis C Ro[illegible]e agt Frank Wahl[illegible] no pl[illegible]n Co. (May 16, 1906) ..... 150.00
[1]Bou[illegible]cted. Markus Rothholz agt John [illegible] (July 2, 1907).....82.75

July 5.

[illegible]e st, s e cor Delancey st. Benjamin Davis agt Isaac Kleinfeld et al. (Apr 24, 1907) ..... 200.00
Columbia st, Nos 144 to 148. Maxwell & Dempsey agt David Feigensohn et al. (July 3, 1907) ..... 793.31
Cherry st, n w cor Corlears st. Vincenzo Bemacchio & Co agt Morris Fisher et al. (June 5, 1907) ..... 350.00
[3]Cortlandt av, s e cor 163d st. Ferdinand Steiger agt Frank Rotter et al. (May 7, 1907) ..... 673.00
[1]Wadsworth av, n w cor 177th st. Bernard Greenthal agt 177th Street Realty Co et al. (Mar 25, 1907) ..... 175.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

June 29.

Roeder, William; United States Guarantee Co; $1,125; W E Schenck.
The Standard Scale & Supply Co; Chas E Freed et al; $2,033; W R Page.

July 1.

Ellingen, August; Toscani Bros; $2,125; Foulds & Galland.

July 3.

McDonald, Alexander, Alabama Securities Co, Mobile, Jackson & Kansas City R R & Gulf & Chicago Ry; Wm H Russell et al; $15,094.23; F H Wagoner.
Marine Engine & Machine Co; Pioneer Iron Works; $19,200.62; T Lange, Jr.
F R Long Co; Casper W Dean; $1,057.50; Smith & Bowman.
Altheimer, James, Richard Speier and John Guggenheimer; Benjamin Lowenstein; $3,763.69; M S & I S Isaacs.
Outerbridge, Henry C; Chas T Mallory; $600; Hyland & Zabiskie.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

June 28, 29, July 1, 2 and 3.

Arkinson, J T. N s of Mt Hope pl, e of Jerome av..Union S Wks. Ranges. 12 at 10.75
Bolton, J. 234 E 63d..N E Mantel & Tile Co. Mantels. 118 at 5 87
Same. 506-8-10-12 E 70th..N E Mantel & Tile Co. Mantels. 120 at 6 00
Coleman, P. 737-9 1st av..Union G Co. Gas Fixtures. 130
Fortunato, M & E. Amsterdam av and Broadway..M W Dittmar. Boiler. (R) 900
Lenn, A T. 2700 Bainbridge..Colonial C Wks. Gas Fixtures. 190
Mick, C W. 151st and St Nicholas av..J L Mott. I W Boilers. (R) 1,465
Morris, H, Co 236-8 E 78th..Con C Co. Gas Fixtures. 105
Reilly, P. 74th and 3d av..Union G F Co. Gas Fixtures. 175
Rutland R Co. Riverside Drive, 602 ft s of 127th..Nat E Co. Elevator. (R) 1,050
Signell, J V, Co. 144th st and Hamilton pl.. Con C Co. Gas Fixtures. 1,550
Same. 143d same..Same. Same. 1,550
Same. 143d and Broadway..Same. Same. 1,575
Same. 144th and Broadway..Same. Same. 1,575
Tishman, J. 8th st, n e cor of Ave A..Albert G F Co. Gas Fixtures. 425

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# FACTS ABOUT CEMENT AND CEMENT PRODUCTS

...ural, in wood, ... @ 95
29 Mintz, Lena-tic, in wood..... 1 65 1 75
29 McNish, Fran..... 1 90 2 10
...ufacturers' Quotations:
1 Meryash, Louis—...al quotations, for cargo lots,
1 Mitchell, Mae W ...nished by agents of the ner ... ...re responsible for the
1 Malter, George—P Ga... :
1 McLaughlin, Frank—Simps 1 65 @ 1 75
1 70
1 McKee, Robert—Morris Rosen.. 38 1 73
2 Monggielo, Munzio—Frederick — 1 70
65 1 70
2 Meylberg, Sarah or Sara Melber 50 2 75
Korn — 2 30
2 Martin, Abraham—Julius Rose 80 2 00
2 McLaughlin, Thomas H—N Y 2 20 2 50
1 71 —
2 McKinley, John—James D L 1 70 —
2 McFerran, James—David S'
2 McSweeney, John—Brown F
2 Mulford, Ida—Oscar A Pe
2 Marini, Emanuel—Isaac Bo GERMAN
3 Mehlman, Goleman—Nath ...ts in their
3 Mischner, ...ouis—Joseph
3 Munves, ...hilip—Associ get a safe
N Y ...
3 Moss, Ch...s J—Nelson ...overlook the
3 Morton, ...; Hatfield—F...tion of *color.*
3 Mercada...o, Ignazio finished Alsen
3 Mackey ... Mary—Inte... its *much finer*
3 Mur...sity Ambrose ...ow or blotchy
...st, No James ...non in most
...rond n, L I ... good ...ads,
...Bary—Inter... clear bluish
tint, perfect for artificial stone. Of course color doesn't count in work like the Panama Canal. There American Alsen was given preference at equal prices only because of ultra high quality. The bids are on record at Washington.

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THE RECORD AND GUIDE

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Best for **BRICK** and **STONE WORK.**
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For **BRICK** and **STONE,** because they are strong, large yielders, and will lay **MORE** brick per barrel than any other lime on the market. Therefore, they are cheaper for the mason's use.

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...bond almost equal to cement
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Hadsell White lime.

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**STRONGER than lump Lime,** because all impurities are removed in the process of refining and hydrating.
**MORE ECONOMICAL** than lump lime, because it not only sells at a lower price, but makes more and better mortar, requires less calcined plaster, spreads over a greater surface, takes less troweling, and effects an **IMMENSE SAVING OF TIME,** for it
**REQUIRES NO SLAKING,** but is ready, when mixed with water and sand, for immediate use, and
**WORKING FREELY UNDER THE TROWEL,** can be applied more quickly.
**GUARANTEED NOT TO PIT OR BLISTER** on the walls.
**Can be mixed on the upper floors of tall buildings** and applied to the walls immediately.
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REAL ESTATE RECORD AND BUILDERS GUIDE.
ESTABLISHED MARCH 21st 1868.
DEVOTED TO REAL ESTATE, BUILDING ARCHITECTURE, HOUSEHOLD DECORATION, BUSINESS AND THEMES OF GENERAL INTEREST.

PRICE PER YEAR IN ADVANCE EIGHT DOLLARS

Communications should be addressed to
C. W. SWEET

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Vol. LXXX. JULY 13, 1907. No. 2052.

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A HALT in the advance in the Stock Market took place during the week and there was consternation among some smaller operators who had been led to believe that a real bull market was here at last. An operator of national note, who advertises largely, may be considered, to some extent, responsible for the change of sentiment—that is to say his predictions failed to materialize. But the sudden slump was just as logical and natural as the rather too rapid advance of last week. In short, the "pace was killing" and could not last. During the break in the middle of the week prices fell rapidly as every weak and strong issue was attacked. All the active stocks were heavy losers. American Tobacco also suffered, holders becoming alarmed by the reports of the Federal proceedings against the Tobacco Trust, quotations declining from 315 to 300. There were many reasons for both the halt in the predicted bull market and the decline, including new engagements of gold for export, hardening in time funds, a call loan rate that touched 8 per cent., fomenting of the war spirit with regard to war with Japan by the newspapers and a dozen other things, to say nothing of the cloud hanging over the Interborough merger and the unfavorable condition of corn as certified to by the Department of Agriculture for July 1. But after all the flurry, reviewing the transactions of the week as a whole, did not last long. There was later a better feeling in London and a considerable show of strength in Paris. Two of the weakest issues during the week were Reading and American Smelters. It was said they were driven down to low levels in order to facilitate short covering. Naturally money, both time and call, has been affected by the untoward course of events in Wall Street this week, which fact is never encouraging to real estate and building interests. Money rates fluctuated widely, which would go to show that notwithstanding all the gloomy forebodings the condition of business throughout the country is on a sound basis and that there is no sign of a diminution in our present prosperity. Wall Street may be the pulse of the country, but sudden advances or declines in stocks are by no means an unerring indication of the condition of trade or the progress of the country.

A LARGE number of business men, owning stores on Fifth Avenue between Thirty-fourth and Forty-second Streets have come out finally in favor of the widening of that thoroughfare by pushing back the stoop line, and their contention that such a widening is necessary to the easy movement of the carriage traffic cannot be controverted. Years ago the Record and Guide pointed out that the business future of the avenue demanded the revocation of the licenses under which property-owners have been permitted to erect temporary structures beyond the building line, and the conversion of the shopkeepers doing business on Fifth Avenue to this opinion was only a question of time. Fifth Avenue trade depends largely upon customers who journey to their destination in carriages, the establishment of which promotes the celerity of movement. Many of the finest motor cars and carriages will promote the business interests of the avenue and tend to make property thereon more valuable. As we all know, the movement of vehicles in and down the avenue during the winter months has been becoming more and more congested, until at the present time during certain hours in the day bad blocks are not infrequent, and much time is lost. There is no alternative route anything like as convenient which carriages and motor cars can take, and the only remedy for this congestion is the widening of the carriage-way. In the course of time it may also be necessary to bridge such important intersecting streets as Thirty-fourth and Forty-second Streets, but for the present the widening of the carriage-way will be sufficient. The revocation of these licenses can do no injustice to property-owners, who still retain their stoops, because these owners have benefited enormously from the increased availability of Fifth Avenue for business purposes, and can afford to make some sacrifice to improve its availability for the retail trade and its general public service ability. There is only one objection to the widening which has any force. It is claimed that a wider avenue, flooded with an increase of vehicular traffic, will be much more difficult to cross and that its impassability will hurt retail trade. This objection should not be ignored, but its force can be broken by a very simple expedient. When the carriage-way is widened, islands should be placed in the middle of the street, three to each block, which will afford pedestrians an opportunity of safely and conveniently making the passage. Such islands will be absolutely necessary, in case the widening is effected, and no plan should be adopted from which they are omitted.

THE City of New York is to be congratulated upon the appointment of Mr. Walter Cook as consulting architect of the Board of Estimate and Apportionment. There are other architects in New York whose work has been more conspicuous and more original than that of Mr. Cook, but there is none who is so well fitted, by his combination of technical ability and sound general intelligence, to act as architectural adviser of the Board of Estimate. It is very much to be hoped that the board will take his advice freely and act on it loyally. The city does an enormous amount of building. Many of the new structures, which are paid for by the money of the city, are not erected under the direct supervision of the Board of Estimate, but many of them are so erected, and it is in reference to the design of these structures that Mr. Cook's advice should be most valuable. If it is acted on, it will effectually prevent the waste of the city's money upon buildings like the new Court House or its perversion into such an unworthy pile as the Criminal Courts. It will not be Mr. Cook's function to design the new municipal buildings, but it will be his business to see that they are properly designed and economically constructed. If a new structure such as the proposed municipal office-building is to be submitted to public competition, Mr. Cook's advice should determine the terms of the competition and the method of award. On the other hand, if it is advisable, as is frequently the case, that an architect should be commissioned to design a particular buildings, because of his peculiar availability for that particular job, Mr. Cook would know the name of the man who ought to be selected. His duties, consequently, will be much more positive than those of the Municipal Art Commission. The Art Commission can prevent the erection of architectural excrescences or aberrations by the City of New York, but it can do nothing to bring about the design of really beautiful and appropriate buildings. Mr. Walter Cook, on the other hand, if the Board of Estimate takes his advice as seriously as it would that of the Corporation Counsel in a matter of law, should be able to bring about the erection of a much better average of city building than that which now obtains. His appointment is one of the most praiseworthy and promising actions that any Board of Estimate has ever taken in reference to the important matter of good municipal architecture.

ONE of the first unofficial but manifestly not unauthorized reports from the headquarters of the Public Service Commission is that some of its members are inclined to permit the addition of a through third track on the Second and Third Ave. elevated structures. The representative on the commission from the Bronx is stated to be very much in favor of this means of relief, and his associates are of much the same mind. They will not grant the required

[illegible] under stringent conditions protecting the [illegible] interests, but they are not so unequivocally opposed such an improved service on the elevated roads as was former Rapid Transit Commission. The report is an teresting one, inasmuch as it indicates that the new commission has its attention fixed, not on any intention of twisting the tail of the corporation lion, but on the actual improvement of the public service; and it remains to be seen whether they can persuade the Interborough Co. to add a through third track to its structures on the East Side on any terms which are acceptable to the commission. The objection to the grant of this required permission has always been that such an express service would diminish the traffic on an East Side subway, and consequently the value of the lease of such a subway. Furthermore, the fact that the elevated roads enjoy perpetual franchises naturally makes our public authorities loth to add to the value of this enduring source of private profit at the public expense. It is suggested that both of these objections would be overcome, provided the right to operate this express service on the East Side did not extend beyond the year in which the proposed East Side subway was put into operation, and such, indeed, would undoubtedly be the case. If the Interborough Company will consent to lay the tracks and operate the service on condition that it will cease such operation as soon as a subway express service on the East Side can be installed, the city could well afford to permit such an increase in the trackage of the elevated roads. Neither would it be fair under such conditions to charge much for the privilege. Inasmuch as it would only run for a few years, and as the expense of introducing the new service would be considerable, the city would be justified in obtaining its compensation for the franchise in the increased convenience of the inhabitants of Harlem and the Bronx. It remains to be seen whether an arrangement can be made on this or any similar basis. The radical opponents of the idea of third-tracking the elevated structures on the East Side should remember that the arguments in favor of such an improvement on the ground of imperative public necessity has become very much stronger, now that the construction of the new subways has been indefinitely postponed.

## The Telephone Monopoly.

THE RECORD AND GUIDE is in receipt of the following letter from a reader, who prefers to withhold his name:

To the Editor of the Record and Guide:

I have read, with much interest and in the main with accord, your article of June 22d on the telephone situation, as quoted in the Evening Post a few days ago. But there is one question which you leave untouched. Granted that telephoning is, like the mail, a monopoly by necessity, and that another company in New York simply means, as in other cities, two telephones for each subscriber, what guarantee have we that when we have entrenched the present company in the monopoly by keeping out its rival, it will not take advantage of us? Human nature exists in corporations as well as persons. Lincoln said that no man is ever good enough to govern another man without the other man's consent. So it may be said, no corporation is ever good enough to have a monopoly with the public's consent. If it gives bad service, or exacts unreasonable rates, or refuses to adopt improvements which will conduce to better service or lower rates, where will be our remedy? The reduction of rates last year was not out of any love for its subscribers, but from fear of competitors.

I do not want either the expense or nuisance of two telephones in my office or house. I have no grievance against the present company. It has always treated me well. It has listened to any complaint I had to make, and has acted reasonably. I am quite content with it. But I much fear that things will be very different if it has no cause to fear a rival. If you can devise any means which will prevent it from acting like the camel, who after getting its nose into its owner's tent finally got its body in, and its owner out, you will be a public benefactor, and the public would then be unanimous in keeping all rival companies out of New York.

The obvious answer to our correspondent's question is, that in return for the recognition by the city of a monopoly of the telephone business, the telephone company must submit to the most complete and the most stringent regulation of its charges and service by authorized public officials. Such is the policy that has been adopted in all foreign countries, and such is the policy which is gradually commending itself to the more intelligent and well-informed American political leaders. The United States is the only country in the world which still seeks to use competition as an effective means of safeguarding the public interest in relation to public services that belong to the clearly distinguished class of natural monopolies. But while insisting that the public interest is rather betrayed than promoted by the encouragement of competition in relation to such services, the Record and Guide does not disguise from itself that mere regulation is not necessarily, and under existing conditions, a wholly satisfactory method of protecting the public interest. It might have been satisfactory in case a proper contract had, in the first instance, been made between the telephone company and the city—in case, that is, a monopoly had been granted for a limited term of years, under certain specific conditions, as to rates, service, and the relation between rates and earnings. But the extremely advantageous position enjoyed by the telephone company in respect to its franchise and the like, undoubtedly tends to make it feel too independent and secure, unless threatened by the danger of actual competition. The best method of keeping such a corporation alive to the real precariousness of its situation, is to keep the threat of competition always over its head. Just as the city is authorized by the rapid transit law to construct and operate subways, in case a proper contract cannot be secured from private corporations, so it should be authorized to construct and operate a telephone system in case the telephone company does not offer a satisfactory service at a fair price. Furthermore, in order that this threat should be effective, the telephone service should be supervised by expert officials, with full information as to the rates and service prevailing in other American cities, and with full powers of obtaining exact knowledge about the details of the telephone service in New York City. We have never quite been able to understand why Governor Hughes did not place the telephone company, together with the other public service corporations, under the supervision of the Public Utilities Commission; but as long as he did not the local officials should appeal to the Legislature for the necessary powers. It is extremely probable that if such powers were granted, the city could, in return for an express monopoly, for a period of thirty years, exact terms from the telephone company which would secure good service, cheap rates, and perhaps, a certain public revenue. Once, however, another franchise is granted, chaos will be substituted for order in the telephone service and all possibility of the ultimate reduction of rates to the public will be precluded by the necessity of paying interest on the enormous and wholly unnecessary amount of new capital which will be invested.

## What They Have Done.

To the Editor of the Record and Guide:

Dear Sir: Referring to the statement by Mr. Edward J. Murray in your last issue, that "Assembly bill 2706, which has passed the Legislature and probably would not have been vetoed by the Mayor but for the vigilance of a few wideawake members of our property owners' associations," I beg to say that while this statement may be true—and I have no means of disproving it—yet in so far as it conveys the impression that the associations referred to were the only ones which opposed this bill, it is incorrect.

In a written communication to the Mayor I set forth the objections of this organization to the bill in question and urged that he veto the same. The measure referred to is one particularly obnoxious to private individuals operating steam-heating plants in their residences, and as many of the members of the Allied Real Estate Interests would be affected and would be compelled to hire licensed engineers for their own dwellings in case the bill became a law, it was clearly a matter in which this association was interested.

It may be proper in this connection to make a short statement for the benefit of your readers of what the Allied Real Estate Interests has done during the past winter in regard to legislative matters: All bills affecting real estate interests have been examined by the Law Committee and the Board of Directors of the association. The Law Committee, which has met each week during the legislative session, is composed of Walter Lindner, solicitor of the Title Guarantee & Trust Co., chairman; Stanley W. Dexter, of the firm of Dexter, Osborn & Fleming; R. G. Baggage, solicitor of the United States Realty & Improvement Co.; Edward F. Clark, solicitor of the City Investing Co., and Middleton S. Borland, of Bowers & Sands.

These men are particularly well fitted for the careful and minute work required in examining legislative bills, and their report was referred each week to the directors, who, after considering each of the bills reported to them, instructed the executive officers of the association to take appropriate action. The Board of Directors is composed of the following amongst others: Edmund L. Baylies, Joseph L. Buttenweiser, Wm. H. Chesebrough, Stanley W. Dexter, Edward J. Hancy, Frederick M. Hilton, Randolph Hurry, Francis M. Jencks, Robert Goelet,

Alfred E. Marling, Allen L. Mordecai, Noah C. Rogers and B. Aymar Sands.

I am glad to say that no measure inimical to real estate interests has been passed by the late Legislature. This, of course, has not been due solely to the efforts of this association, but to the influence that has been brought to bear on the Legislature by various associations, including the Allied Real Estate Interests. The results obtained show the value of concentrated effort, and we hope that these organizations, engaged in legislative work of the kind referred to, will continue to work in harmony. So far as this association is concerned, we shall prosecute our work with the same diligence and thoroughness as in the past.

ALLAN ROBINSON, President.

# The Housing Problem

By BOLTON HALL

I FIND that the demand for small apartments of two and three rooms, without kitchen, is steadily increasing, and that even now there is no adequate supply. From inquiries among prominent builders for the reason why more such apartments are not put up, I learn that the extra expense in putting in the plumber work and partitions deters them from building such apartments, because the selling price appears high, when the house is put in the market, and they think it cannot be well explained to buyers.

Urquhart & Kirkpatrick report that there is, however, a movement at present among builders of Washington Heights toward three and four rooms, without kitchen, instead of four, five and six rooms as formerly.

Many persons now live in rooms or lodgings, eat light lunches, and get their principal meals at cheap restaurants or boarding tables. This shows both the increasing pressure for places to live at minimum expense, and the resourcefulness of the American people; but there seems to be at present no permanent solution of the difficulty. Suburban lands are held so high, and transportation costs so much in money and time, that we must look for increased congestion and economies for some time to come.

The housing problem is acute in many cities beside New York. Thousands of workers ride out of Schenectady every night to crowded quarters in other towns who ought to have comfortable homes near their work; and the same conditions exist in other factory towns.

If our villagers and rural communities would assess their lands up to full value, as required by law, there would, it is true, be a temporary lull in their vacant land booms; but it would open up the country to thousands of pepole who would bring business to these small communities. Not only would the acute congestion of the cities be relieved but some of those who become suburbanites would keep on until they went "back to the land", increased their earning power and the national wealth, and thus benefited again the cities.

For a poor, overcrowded population, while it may raise values in slum districts, will not add to the total city land values as will a prosperous population spread over the city and in nearby suburbs.

### New Jersey-New York Real Estate Exchange.

New Jersey real estate men have determined to wage an aggressive campaign in behalf of New Jersey property, and with that object in view they have organized and incorporated the "New Jersey-New York Real Estate Exchange." The meeting at which this action was taken was held at the office of President Doolittle, of the El Mora Land Company, on July 9. A large number of representative real estate firms and dealers were present to listen to the report of the committee on the constitution. The name of the new Exchange caused considerable debate, the word "New York" being added to the title to denote that the headquarters would be located in Manhattan, and that in New York City was to be found the capital that was required for exploiting the great property interests on the other side of the Hudson River. With a few changes the report was adopted, and the constitution will come up for ratification at another meeting to be held on Tuesday afternoon, July 16.

The constitution declares that the objects of the Exchange are "to promote the interests of New Jersey real estate operators, brokers, builders and property owners by co-operation in the work of developing New Jersey and to maintain higher standards of personal and commercial honor among its members." It provides for maintaining Exchange rooms where auction sales will be held and the property of members listed for sale. Two classes of membership are established. Active members pay $25 dues and associate members pay $10.

That the new Exchange means to be a vital factor in the real estate field of New Jersey was shown at this first regular meeting, where a resolution was passed for holding a great public demonstration, accompanied by a banquet to commemorate the opening of the McAdoo tunnel and the establishment of Exchange. The Governor of New Jersey, the Mayors and Supervisors of all its cities and towns, the presidents and managers of all New Jersey railroads are to be invited. The subject of this proposed monster celebration caused enthusiasm, and it was agreed that it would have to be the great red-letter day in the history of New Jersey.

Another motion that was adopted approved the efforts of Governor Stokes to secure for New Jersey the Vanderbilt Automobile Cup Race, which the Exchange asked that it be run over some suitable course nearest to New York City.

The chairman appointed committees on permanent headquarters, on an Exchange emblem and on incorporation. They will report to the next meeting to be held at Mr. Doolittle's office on July 16.

## Obituary.

### JOHN P. KANE.

A FIGURE prominent in the lines of business which are devoted to the structural development of this city has been removed by the death of Mr. John P. Kane. Presumably these words will be read in the main by men acquainted with Mr. Kane's activities, there need be no intention here to do more than note the very great regret with which the announcement of his death was received and the success which attended his business career. His demise occurred at his country home "Interbane," at Huntington, L. I., on the night of July 8, 1907. Mr. Kane's illness dates from last November, when he suffered a stroke of apoplexy, from which he did not wholly recover; and he did not again take up the thread of business life, but retired after a time from the city to the quietude of his estate at Huntington, where he hoped his health would be fully restored. But instead came a relapse about three weeks ago, from which time he slowly sank into the arms of death.



MR. JOHN P. KANE.

As the head of the John P. Kane Company, one of the largest houses in the trade of building materials, Mr. Kane had a business reputation not limited by the boundaries of the city. He was in the 58th year of his age, having been born October 10, 1849—at Canaan, Grafton County, New Hampshire. He completed his education at the academy at Petersburg, Va., and in his nineteenth year came to New York and entered the employ of the building material firm of W. J. & J. S. Peck. In the year 1879 the firm of Canda & Kane was formed, with Mr. Kane as the junior partner. It grew mainly through Mr. Kane's efforts into a very large business, with branches in different parts of the metropolitan district. The present corporation dates from 1893. The main office is at the northeast corner of 22d st and 4th av, and the yards are at the foot of East 14th st, at the foot of West 96th st, and on the Harlem River at 145th st. Mr. Kane being the president of the corporation, his eldest son, John P., Jr., was vice-president and Mr. William E. Beattie secretary. The business will be carried on under the same name and in the same manner as heretofore, with John P. Kane, Jr., in his father's place, and with the same efficient staff.

Much could be related in particular terms concerning the magnitude and scope of the business activities of Mr. Kane. He was not only a dealer and distributor of masons' materials, but also a manufacturer of Portland cement, with works at Catskill, N. Y., the product of which was called the "Trowel Brand." The contract for furnishing all the cement needed in the New York Subway was awarded to Mr. Kane, and a list of other public works and monumental buildings for which he furnished all the masons' materials would be very long, and it would include such buildings as the Public Library, most of the Carnegie library buildings in this city, the Hall of Records, the new Custom House, the Stock Exchange, the New York Life Building, the Subway Power House, the Tiffany, Gorham and Altman buildings on 5th av, and many skyscraper buildings.

Mr. Kane had been president of the Building Material Exchange and a member of the Mechanics & Traders' Society, and of the Manhattan, Colonial, Democratic, Larchmont and other clubs. He was also a valued member of the Church of the Blessed Sacrament, at Broadway and 71st st, where the funeral service was held on Friday morning at ten o'clock, by the pastor, the Rev. Dr. Taylor, assisted by the Rev. J. C. York, of Huntington, in the presence of a large congregation. The Association of the Ex-Clerks in Masons' Materials was represented by a delegation of pallbearers specially appointed, namely, Messrs. Nathan Peck, John A. Hardenbrook, Wright D. Goss, Frank E. Wise, William H. Barnes, Jr., and John McNamara, John B. Rose.

In his personal associations, as well as in his business relations, Mr. Kane was highly esteemed. He had the faculty of attaching many loyal friends, and his principal employees had been with him for many years—Mr. Beattie for twenty-three, and Mr. Rose for twenty-one. He had a residence in the city and a beautiful estate of thirty acres at Huntington. His son, John P. Kane, Jr., a graduate of Harvard, has been vice-president of the company for five years. In the large circles of business and society in which Mr. Kane moved there is profound regret at his death while he was yet in the prime of life and in the midst of his largest activities.

## Residential Advantages of Northern New Jersey.

ONE who carefully scans the real estate advertising columns of the newspapers nowadays cannot but be impressed with the number of New Jersey properties being presented to the public to-day. It is an evident fact that Jersey property must be in demand, otherwise so many thousand of dollars would not be expended annually to exploit this territory. What is there, therefore, which prompts this demand and accounts for the popularity this section has experienced? The topography of Manhattan Island itself is mainly responsible for this. People coming to New York from outlying sections of Westchester County are becoming tired of the congestion, which is steadily becoming worse instead of better, in the traffic arrangements of the various railroads which bring them into the Grand Central Station.

With the continued increase in population in the outlying districts to the north of the city, the demand for passenger accommodations becomes greater year by year. The time has arrived when the commuter, traveling over any one of the various lines running into the Grand Central Station, has become habituated to frequent delays of from fifteen to thirty minutes, most of which is consumed between 125th and 42d sts, and in many instances is spent in the none-too-agreeable, poorly-lighted, illy-ventilated tunnel. The steadily increasing land values in the 42d st section prohibits the acquirement of additional space necessary to handle the constantly growing in and outgoing from the Grand Central Station. The resources of the railroad companies, therefore, already taxed to their utmost, are being more severely drawn upon year after year.

Realizing, therefore, that it is virtually impossible to improve this condition of affairs but little, if any, many investors are turning Jerseyward. They appreciate the fact that there is no limit to the means of communication between New Jersey and New York. With tunnels under the river, ferries across it and bridges overhead, transportation facilities can easily be made to keep pace with the requirements of the increasing population. It is unquestionably sure that these various modes of travel will be augmented as the demands arise. The resident of Northern New Jersey, therefore, is always assured of rapid transit to the city no matter which route is followed, and delays become unknown. Another point of equal importance is that he can find a desirable home much nearer the city than the one who favors Westchester County.

This statement is easily verified when taking the Grand Central Station as the centre of a circle. Within a radius of five miles will be found suburban communities such as "Grantwood," "Palisade," "Morsemere," "Leonia," "Bogota," "Englewood," and others of great attractiveness, fully improved and carefully restricted. Five miles north from the Grand Central Station one is still within the congested city districts. Therefore, to find anything comparable to these properties by traveling out of the Grand Central Station it is necessary to journey at least three times the distance, with the consequent very heavy increase in the cost of transportation, which plays no small part in the living expenses of the commuter, to say nothing of the time consumed.

We believe enough has been said to explain the rapid growth of the Northern New Jersey section to which is due the immense gain in property values. Of this large tract the greatest demand for homes and building sites is along the Palisades. We refer more particularly to that section from about opposite 95th st, New York, northward. Separated from New York only by the Hudson River, it was the first locality to be opened up and, as a result, many very desirable investments have been made and handsome profits realized by those who did not allow themselves to be influenced by the prejudice existing against New Jersey a few years ago.

Along Riverside Drive lots facing the river range from $25,000 to $100,000 each, while directly opposite are more highly restricted localities, with all improvements, commanding a view of nearly all of Manhattan Island, where lots may be had for from $1,000 to $3,500 each. Is such a wide disparity in prices warranted by real values? Certainly transportation is not wholly responsible for this remarkable realty. The projected bridge across the Hudson will form a main artery and will connect Manhattan with Northern New Jersey, affording rapid transit facilities which will bring this section even nearer, in point of time, than it is at the present moment. That such a bridge will be built is generally believed, but Northern New Jersey is not dependent on this project for its popularity. Regardless of the bridge, it will continue to grow in population and in favor by those who seek home life amid country surroundings without being obliged to devote several hours each day in coming from and going to their homes.

## Water-Meter Troubles.

AN INJUNCTION AGAINST THE DEPARTMENT.

At the regular meeting of the House and Real Estate Owners' Association of the 12th and 19th Wards of the City of New York, held at Turn Hall on Friday evening, the announcement of the action of the New York City Railway Co. in discontinuing the operation of horse cars on 1st av on Wednesday last, was received with general satisfaction. No little credit, however, is due the chairman of the railroad committee of that association through whose untiring efforts this movement has been hastened. About seven years ago the street railway people through the assistance of the real estate association secured the consent of property owners in that section for a change of motive power on 1st av from horse cars to electricity. The subsequent delay of the railroad company in not living up to the terms of its agreement became a matter of such concern to real estate interests along the route affected that drastic measures became necessary, and the intervention of both the Governor of the State and the Board of Aldermen was solicited, which has resulted in the discontinuance of horse car service on 1st av since June 10.

Chas. H. Schnelle, chairman of the railroad committee of the realty association, affirms that the present victory is solely traceable to the vigorous method pursued, and regards the recent action by the transit company as significant of an early compliance with the terms of the original agreement.

Another matter of importance which was brought to the attention of the meeting, was the recent decree handed down by the Supreme Court of New York County as the result of an action on appeal brought against Mary H. Smith, a property owner, by the Commissioner of Water Supply, Gas and Electricity of the City of New York. The case in question was the result of an attempt on the part of the Water Commissioner to enforce a ruling of that department by compelling the installation of meters in stores in which there was no consumption of water for business purposes. In its decision the court ordered and adjudged: "That the defendant, John H. O'Brien, Commissioner of Water Supply, Gas and Electricity, his deputies and employees and all other persons acting under his orders and direction, do refrain and he and they are hereby perpetually restrained and enjoined from enforcing certain orders issued by the said defendant, and more fully described in the complaint in this action, and from entering upon the premises described in said complaint and placing water meters therein, or from in any manner cutting off or discontinuing the supply of water furnished to said premises, by reason of the failure of the plaintiff herein to comply with said orders."

The effect of this decision is far reaching and effectually settles a question of right which has been an element of discord for some months past.

### Aids to Business Making.

A lucrative department of a real estate office is the leasing of tenement property entire. The expiration of these leases should be noted in the margin of the Record and Guide Quarterly in variously colored inks. Thus August written in red in the margin of the Quarterly of 1902 would mean that the lease expired August, 1907. Green would mean 1908, etc. This applies as well to lofts and stores. The owner of the property should be located in the Real Estate Directory.

# THE REALM OF BUILDING

## Prospective Building.

Annexed is a list summarizing the principal building works recently announced in Manhattan and the Bronx. The first name is the owner's; the second, that of the architect; the third, the contractor's; the date is the date of announcement in the Record and Guide.

### OFFICE, STORE AND LOFT BUILDINGS.

15th st, Nos 30 and 32 W, 12-sty loft building; cost, $225,000; Realty Holding Co, 907 Broadway, Nathaniel J Hess, Pres; Edwin H Hess, Vice-Pres and Sec; ar'ts, Buchman & Fox, 11 E 59th st. April 27, 1907.

Lafayette st, n e cor Walker st, 8-sty store and loft building; cost, $280,000; Lafayette Building Co., Sonn Bros., 149 Church st; ar'ts, Schwartz & Gross and B N Marcus, Colwell Lead Co., 63 Center st, lessee. Work will be pushed rapidly.

5th av, s w cor 35th st, 11-sty store, office and loft building; cost, $1,000,000; The Thirty-fifth St and Fifth Av Realty Co, 31 Nassau st; ar'ts, Clinton & Russell, and Geo A Boehm, 32 Nassau st; Dawson & Archer, 150 5th av, masonry; C W Klapperts Sons, 328 E 25th st, carpentry. Acker, Merrall & Condit Co, lessees. April 21, 1906. Site cleared

Park av, No 103, 12-sty office building; cost, $650,000; 103 Park Avenue Co, 7 W 38th st; ar'ts, Mulliken & Moeller, 7 W 38th st; R F Easton, Lake Mahopac, N Y, Pres; S O Miller, Nyack, N Y, Vice-Pres. Demolishing begun. No contracts let.

Maiden lane, Nos 15 to 19 John st, Nos 18-20 | 20-sty office and store building; cost, $750,000; Edward Holbrook, 8 W 52d st; ar'ts, Clinton & Russell, 32 Nassau st. Five buildings will be demolished. A J Robinson Co., builder. It is expected to have building ready by May, 1908. See issue April 24, 1907.

Canal st, n e cor Sullivan st, 10-sty loft building; cost, $250,000; Alexander M Powell, 326 W 72d st; ar't, Henri Fouchaux, 105 Hudson st. Architect is now ready for bids. Work to start at once. June 29, 1907.

18th st, s s, 335 e 6th av, 12-sty mercantile building; cost, $225,000; Henry Corn, 320 5th av; ar'ts, Maynicke & Franke, 298 5th av. To be completed Feb 1, 1908.

Broadway, s w cor 46th st, 6-sty office building; cost, $100,000; Forty-Sixth St and Broadway Realty Co, 500 5th av; ar'ts, Herts & Tallant, 113 E 19th st. Architects are ready for bids. Walter J Salomon, Pres; Paul M Herzog, Vice-Pres; Walter A Schiffer, Treas. April 20, 1907.

17th st, Nos 33-35 W, 11-sty store and loft building; cost, $250,000; Meteor Realty & Construction Co, 222 Broadway; ar'ts, Schwartz & Gross, 35 W 21st st. Two buildings will be demolished. No contracts let. Isaac Polstein, Pres; George Backer, Vice-Pres; Alex Wolfe, Treas. June 1, 1907.

Fulton st, Nos 172-174, 11-sty office and business building; cost, $300,000; New York Law School, 35 Nassau st; ar't, C P H Gilbert, 1123 Broadway. Architect is ready for bids on all contracts. Site cleared; foundation to be started immediately. Mar 16, 1907.

32d st, Nos 16-20 W, 11-sty loft building; cost, $175,000; The 32d St Building Co, 128 Broadway; Rose & Putzel, ow'rs; ar'ts, Clinton & Russell, 32 Nassau st. H Jaeckel & Sons, 37 Union sq, are lessees. Feb 2, 1907.

27th st, Nos 13 and 15 W, 11-sty loft building; cost, $150,000; Mathias Rock, 11 W 32d st; ar'ts, Maynicke & Franke, 298 5th av.

Wooster st, Nos 116 and 118, 6-sty light manufactory; cost, $90,000; John E Olsen, 39 W 25th st; ar't, Fredk C Zobel, 114 E 28th st. Owner is general contractor. May 11, 1907.

### FACTORIES, WAREHOUSES AND STORAGE BUILDINGS.

Monroe st, n s, 100 e Jackson st, 6-sty factory; cost, $25,000; Chas Stutz, 285 Monroe st; ar't, John Brandt, 1511 3d av.

Hudson st, Nos 165-167, 6-sty warehouse; cost, $75,000; Mrs Sarah Pyle McAlpin, 156 5th av; ar't, L Moser, 156 5th av.

55th st, n s, 135.6 w 11th av, 4-sty factory; cost, $15,000; Jacob Racick, 525 W 54th st; ar't, James W Cole, 403 W 51st st. Work will start at once. April 27, 1907.

Robbins av, n w cor 140th st, 6-sty factory; cost, $60,000; Mertha Strich, 877 E 134th st; ar't, F Massesins, 12 W 40th st. Work will start at once.

Jay st, Nos 16 to 18, 6-sty warehouse; cost, $50,000; Hugh Getty, 304 W 105th st; ar't, Franklin Baylies, 33 and 34 Bible House. Two buildings will be demolished. Apr 20, 1907.

25th st, Nos 526-530 West, 6-sty warehouse and loft building; cost, $11,700; Robt T Russele, 186 18th st, Brooklyn; ar't, Henry Davidson, 255 W 69th st.

Washington st, No 358, 6-sty warehouse; cost, $14,000; Henry B May, 573 3d st, Brooklyn; ar't, J H Dewey and J P Fox, 48 W 27th st. No contracts let. June 15, 1907.

72d st, Nos 521-523 East, extensive alterations to 9-sty factory; cost, $135,000; Godfrey Knoche and Henry Weiler, 516 E 72d st; ar't, Godfrey Knoche, 516 E 72d st.

65th st, No 248 W, 7-sty storage building; cost, $78,000; Bowling Green Storage and Van Co, 18 Broadway; ar't, Wm B Tubby, 81 Fulton st. Tucker & Vinton, 4 W 22d st, general contractors. June 8, 1907.

18th st, No 207 East, extensive alterations to 7-sty storage building; cost, $75,000; Eimer & Amend, Inc, 3d av, n e cor 18th st; ar't, R L Daus, 130 Fulton st. Mar 9, 1907.

### SCHOOLS AND CHURCHES.

157th st, s s, 266 e Courtlandt av, 4-sty school; cost, $130,000; City of New York; ar't, C B J Snyder, 500 Park av. Work to start at once.

93d st, No 5 W, 4-sty school; cost, $45,000; Columbia Grammar School, 34-36 E 51st st; ar'ts, Beatty & Stone and Shiras Campbell, 55 Broadway; Donald Mitchell, 306 W 53d st, general contractor. Work to start at once. June 15, 1907.

Lexington av, Nos 160-162, 5-sty school; cost, $85,000; New York School of Applied Design, 200 W 23d st; ar'ts, Pell & Corbett, 31 Union sq. No contracts let. Two buildings will be demolished. June 15, 1907.

St Marks pl, Nos 104-106, two 2-sty schools and dwellings; cost, $30,000; St Stanislaus R C Church, 109 E 7th st; ar't, Arthur Arctander, 523 Bergen av, Bronx. Work will be pushed rapidly. Apr 27, 1907.

Walton av, e s, 300 s Fordham road, 1-sty church; cost, $10,000; Evangelische Lutheriske Heilands Kirche, Rev Herman Von Hollen, 2431 Morris av; ar't, Louis Falk, 2785 3d av.

69th st, n s, 425.3 w Amsterdam av, 3-sty school building; cost, $75,000; Wilson Industrial School, 36 W 40th st; ar't, H R Marshall, 142 E 18th st.

151st st, s s, 350 w 7th av, 2-sty church; cost, $80,000; Rev Thos F Murphy, rector of the Church of the Resurrection, 460 Madison av; ar't, Nicholas Serracino, 1133 Broadway. No contracts let. Work will be pushed rapidly. June 22, 1907.

Kingsbridge av, w s, 218 n 230th st, 1-sty church; cost, $80,000; Church of St John, Rev Danl H O'Dwyer, on premises, rector; ar'ts, Davis, McGrath & Shepard, 1 Madison av; List & Rose, 629 W 51st st, mason work; Patrick Walsh, 420 W 25th st; carpentry, Frank Dobson Co, 319 E 53d st, steel work. Work started. Apr 13, 1907.

145th st, s s, 150 e Willis av, 1-sty church; cost, $20,000; Rev F M Fagan, 668 E 145th st; ar't, Anthony F A Schmitt, 604 Courtlandt av. Work will start at once.

Garfield st, e s, 100 n Van Nest av, 2-sty synagogue; cost, $15,000; First Van Nest Hebrew Congregation, Van Nest av and Garfield st; ar't, Henry Nordheim, Boston road and Tremont av. Work will start at once.

### GARAGE AND STABLE BUILDINGS.

46th st, s s, 275 e 11th av, 5-sty stable; cost, $125,000; Chas F Hickey, 153 Division av, Brooklyn; ar'ts, Buchman & Fox, 11 E 59th st.

Washington st, w s, 35.2¼ s Charlton st, 5-sty stable; cost, $47,500; Dr Geo W Meyer, 528 Washington st; ar't, John M Baker, 85 Borden av, Long Island City. James A Stevenson, 103 Cowet st, Long Island City, general contractor. Two buildings will be demolished. June 22, 1907.

Hamilton st, Nos 14 and 16, 7-sty stable; cost, $50,000; Joseph Goldfine, 76 Mangin st; ar'ts, Shampan & Shampan, 772 Broadway, Brooklyn. Work will start at once.

65th st, Nos 214-216 W, 6-sty stable; cost, $35,000; Daniel McCoy, 202 W 65th st; ar't, Erwin Rossbach, 1947 Broadway. Work will start at once.

138th st, n w cor Exterior st, 2-sty stable; cost, $30,000; S Trimmer & Sons, Inc, 138th st and Harlem River; ar't, Clement B Brun, 1 Madison av.

43d st, Nos 217 to 223 E 44th st, No 224 E | Extensive alterations to two 5-sty stable buildings; cost, $85,000; American Express Co, 65 Broadway; ar't, C W Romeyn, 55 Broadway. Jan 19, 1907.

Vestry st, No 35, 6-sty stable; cost, $20,000; James S Maher, 1267 Broadway; ar'ts, Lieberson & Weitzer, 1133 Broadway. Owner is general contractor. Albert Edwards & Sons are lessees. Mar 23, 1907.

Broadway, e s, 24.11 s 146th st, 2-sty garage, bowling alleys and stores; cost, $30,000; Mrs Martha B Mosher, Graham court, 7th av and 116th st; ar't, Chas E Birge, 29 W 34th st.

### ELEVATOR APARTMENT HOUSES.

St Nicholas terrace, n w cor 129th st, 6-sty apartment house; cost, $225,000; Central Building & Impt & Investment Co, Sonn Bros, 149 Church st; ar'ts, Rouse & Sloan, 11 E 43d st.

Lexington av, No 901, 11-sty apartment house; cost, $275,000; 901 Lexington Av Apartment Building Co, 27 William st; ar'ts, Rossiter & Wright, 110 E 23d st; Wm J Taylor, 5 E 42d st, general contractor. Apr 20, 1907.

Broadway, n e cor 145th st, 6-sty apartment house; cost, $200,000; John W Kight, Broadway and 146th st; ar'ts, Neville & Bagge, 217 W 125th st. Owner is general contractor. Work started.

Riverside Drive, s e cor 139th st, 6-sty apartment house; cost, $225,000; The Hensle Const Co, 302 W 120th st; ar't, L A Goldstone, 119 W 34th st. Owner is general contractor. Work to be pushed rapidly.

Riverside Drive, s e cor 135th st, 6-sty apartment house; cost, $200,000; Hensle Const Co, 302 W 120th st; ar'ts, Bernstein & Bernstein, 24 E 23d st. Owner is general contractor. Work to be pushed rapidly.

### DWELLINGS.

5th av, n e cor 67th st, 5-sty residence; cost, $200,000; Geo J Gould, 857 5th av; ar't, Horace Trumbauer, 50 Pulitzer Bldg; b'rs, D C Weeks & Son, 289 4th av. Site being cleared. Work to start at once. Mar 30, 1907.

5th av, n e cor 75th st, 5-sty residence; cost, $250,000; Edward S Harkness, 16 E 79th st; ar'ts, Hale & Rogers, 11 E 24th st. Chas T Wills, Inc, is general contractor. Work to be pushed rapidly. May 4, 1907.

Park av, No 715, 6-sty dwelling; cost, $50,000; Robt S Brewster, 11 E 54th st; ar'ts, Delano & Aldrich, 4 E 39th st. Jan 13, 1906.

73d st, No 129 East, 5-sty residence; cost, $40,000; Charles Guggenheimer, 11 E 77th st; ar't, Harry Allen Jacobs, 322 5th av. Work to be pushed rapidly. Feb 9, 1907.

### VARIOUS BUILDINGS.

Elton av, s e cor 156th st, 2-sty public bath; cost, $140,000; City of New York; ar't, M J Garvin, 3307 3d av. Work started.

63d st, Nos 22-26 W, 3-sty theatre; cost, $150,000; Butler Davenport, 66 W 38th st; ar't, Erwin Rossbach, 1947 Broadway. Apr 20, 1907.

Central Park West opposite 82d st, extensive alterations to Metro-
5th av, w s politan Museum of Art; cost, $20,000; City of
New York, City Hall; ar'ts, McKim, Mead & White, 160 5th av.
46th st, Nos 200 to 204 West, 3-sty theatre; cost, $130,000; Forty-Sixth Street & Broadway Realty Co, 500 5th av; ar'ts, Herts & Tallant, 113 E 19th st. Work will be pushed rapidly. Klaw & Erlanger have leased the building.

### Proposed Sailors' Home and Institute in New York.

The Old Sailors' Home, 190 Cherry st, a feature of the city's life for sixty-five years, was sold recently to the city to be used as an anchorage for the Manhattan Bridge. The Board of Trustees propose to meet the great need of the sailors by erecting a new Seamen's Institute on modern lines. The site is at the northeast corner of West and Jane sts, a plot 65x135 ft., immediately opposite the Cunard line dock. The scheme planned will afford rooms for about 250 men, this part modeled after the Mills Hotel. There will be a chapel, social, reading, writing, smoking and game rooms, banking-rooms, auditorium and club rooms, billiard and pool rooms, bowling alleys, shower baths, swimming tank and restaurant. The cost of the site, building and furnishings, is estimated at about $325,000. Chas. A. Stoddard, D.D., is president; Norman Fox, D.D., vice-president; Rev. G. McPherson Hunter, secretary, and Clarence C. Pinneo, treasurer. Messrs. Boring & Tilton, of No. 32 Broadway, are now taking bids on the general construction. The office of the Seamen's Friend Society is at No. 76 Wall st. (See issues Feb. 24, 1906, April 21, 1906.)

### What Inefficient Workmen Do.

The fall of a 4-sty reinforced concrete building, in course of construction at Philadelphia, is attributed to undue haste, and to the removal of supporting props too soon. Two men were killed outright and fifteen injured.

According to the sub-contractor, his foreman of carpenters ordered some of the supports removed from the roof girders. The workmen, declared to be Italians, to whom the English language was unintelligible, misunderstood the orders and knocked out every wooden beam.

Edwin Clark, Chief of the Bureau of Building Inspection, gave his opinion that the physical construction was not of the best, and that the contractors had not allowed sufficient time for the concrete to form into a monolithic mass.

It looks like a plain case of poor workmanship. Even brick or structural steel will rebel when not treated right.

A more careful inspection of such constructions everywhere by building inspectors will probably be an effect of this accident, though in New York the Building Departments have always exercised great care where workmen were learning the new system.

### Andrew J. Robinson Co. to Build 20-Story Building.

MAIDEN LANE.—General contract was awarded to the Andrew J. Robinson Company, on Saturday last, for the 20-sty office structure which Edward Holbrook, 6 East 52d st, president of the Gorham Manufacturing Co., is to erect at Nos. 15-17-19 Maiden lane, running through to 18-20-22 John st, to cost about $750,000. The materials in the facade will be limestone throughout the five lower floors, and above that brick and terra cotta. There will be seven elevators, one exclusively for freight, and an arcade extending through the centre of the building from street to street, making this the first arcade office building east of Broadway, and the tallest structure in Maiden lane. Five buildings are being demolished. (See issues April 27, 1907, May 11, 1907.)

### A. R. Whitney, Jr., & Co. to Build Masonic Temple, Brooklyn.

LAFAYETTE AV.—The Brooklyn Masonic Guild has just awarded to A. R. Whitney, Jr., & Co., of 135 Broadway, the general contract to erect the new Masonic Temple, Brooklyn, to be situated on a plot at the northeast corner of Lafayette and Clermont avs, to cost in the neighborhood of $300,000. The Whitney Company informs the Record and Guide that building operations will be started immediately and work will be pushed rapidly. This contract is among many other large projects which were planned for in 1906, now to be commenced. Messrs. Lord & Hewlett are the architects.

### Thompson-Starrett Co. Get Jersey City Contracts.

To the Thompson-Starrett Company, 49 Wall st, Manhattan, the Board of Hospital Trustees of Jersey City has awarded the contract for the construction of the power-house and laundry, stable and help's quarters and mortuary chapel for the new city hospital on a bid of $147,000. The power-house is to cost $72,000, the stable and help's quarters $54,000, and the mortuary chapel $21,000. The specifications calls for semi-fireproof construction, with red tile roofs on all three buildings. Messrs. Clinton & Russell, 32 Nassau st, are the architects.

### Pilcher & Tachau to Plan Montclair Church.

Architects Pilcher & Tachau, of No. 109 Lexington av, Manhattan, have been selected as architects to prepare plans for the proposed church building which the First Baptist Church congregation of Montclair, N. J., is to erect on the southeast corner of Church st and Trinity pl, on a plot 70x135 ft. Full details have not yet been decided upon, but the edifice will be of stone, 1-sty in height. All modern church improvements will be installed, the cost being estimated at about $75,000. Mr. Irving Cairns, of 57 Park st, Montclair, is chairman of the building committee. The Rev. H. E. Fosdick is pastor. No building contracts have yet been awarded.



ACCEPTED DESIGN FOR SEAMEN'S HOME.

### Estimating for Thirty-second Street Loft Building.

32D ST.—The Libman Contracting Co., builders, with offices in the Lincoln Square Building, 1968 Broadway, are taking figures on the general contract for a fireproof 6 or 8-sty loft building for Mr. Louis Frankel, of 122 5th av, to be erected on a plot at Nos. 344 to 346 East 32d st, in accordance with plans and specifications by Architect V. Hugo Koehler, 489 5th av. The facade will be of limestone, light brick and terra cotta, and the base will be of granite. The site, which is covered with rock, will be excavated at once.

### High-Class Apartments for Hamilton Place.

HAMILTON PLACE.—Architect Geo. Fred Pelham, 503 5th av, is preparing plans for the construction of two high-class apartment houses for Joseph H. Davis, 311 West 97th st, to be situated on the northeast corner of Hamilton pl and 139th st and the southeast corner of 140th st, to cost in the neighborhood of $200,000; steam heat, electric lights, dumb-waiters, marble, mosaic and hardwood finish, and all up-to-date improvements. Work is to be started as soon as the plans have been approved.

### Apartments, Flats and Tenements.

126TH ST.—Shampan & Shampan, 772 Broadway, Brooklyn, are preparing plans for two 6-sty flat buildings for J. Block, 137 West 118th st, to be erected on the north side of 126th st, to cost $70,000.

13TH ST.—S. Wandenzas & Son, 230 Grand st, are about to erect three 6-sty tenements on the south side of 13th st, 174.4 ft. east of 1st av, to cost $120,000. Henry G. Harris, 3 East 17th st, is planning.

MANGIN ST.—Bernstein & Bernstein, 24 East 23d st, are preparing plans for a 6-sty tenement for Julius Meller, 140 Rose st, Brooklyn, to be erected at the northwest corner of Mangin st and Rachael lane, to cost $40,000.

### Alterations.

6TH AV.—L. A. Goldstone, 110 West 34th st, is planning for alterations to No. 322 6th av for Kittenplan & Rubinger, 5 Beekman st.

JAMES ST.—N. T. Brown, 21 Park row, will make $10,000 worth of alterations to No. 9 James st. Bernstein & Bernstein, 24 East 23d st, are making plans.

38TH ST.—George M. Walgrove, 42 East 23d st, has plans for alterations to the residence No. 5 East 38th st, for J. Sergeant Cram. W. E. Smith, 1 Madison av, has contract for the work.

WILLIAM ST.—Rhinelander estate, 31 Nassau st, will make alterations to No. 238 William st, having awarded to Archie

# A FLAG RAISING OVER SYSTEM M

# The Industrial Building Dedicated

## 533-535-537 WEST 48th STREET, NEW YORK



533-535-537 WEST 48th STREET
W. G. PIGUERON, Architect

On the 18th day of June, 1907, Commander Eva Booth, assisted by Col. Peart, Col. McIntyre, Brig. Parker and Brig. Barker, with impressive ceremonies, raised the "Salvation Army Standard" and dedicated this most interesting building.

Erected as it was for economic purposes, the collection of waste materials which are here reclaimed and sold for the benefit of the needy and the employment of many deserving poor in the remanufacturing it demonstrates the "Army" principle of thrift and frugality.

These same principles were admirably evinced in the selection of the design for the structure itself.

**Standard Concrete-Steel Co.'s System M**
(PATENTS PENDING)

was adopted after taking estimates on many other types of Building Construction as the one giving the greatest efficiency at the lowest cost.

The details of this building were described at length in the "Engineering Record," June 22, 1907.

**STANDARD CONCRETE-STEEL CO.**
**415 East 31st Street, Manhattan**


Aimers, 238 William st, the contract. The New York American Journal is lessee.

121ST ST.—The Reformed Low Dutch Church of Harlem will improve the 2-sty assembly and classrooms, No. 169 East 121st st, from plans by W. H. C. Hornum, 360 West 125th st. William Somerville, 317 East 122d st, has the contract.

### Miscellaneous.

H. J. Hardenburgh, 1 West 34th st, Manhattan, is preparing plans for a physical laboratory for Princeton University, to cost $500,000.

FORT SLOCUM.—Sealed proposals will be received July 15 for construction, plumbing, steam heating and electric wiring for two company barracks. Address Capt. F. C. Jewell, Q. M.

General contract has just been awarded to A. R. Whitney, Jr., & Co., 135 Broadway, Manhattan, for the new State Bank building to be erected at Hartford, Conn. Benj. W. Morris, 5 West 31st st, is the architect. Estimated cost, about $150,000.

Albert Swasey, No. 40 West 33d st, Manhattan, architect, is preparing plans for a villa whose walls, partitions and roof will be of compressed opalescent glass, of a faint cream color. The structure is to be built at Beechhurst, Long Island, for U. Parker Woodbury, of No. 44 Pine st, Manhattan.

Sketches are being drawn by Architect Raymond F. Almirall, 51 Chambers st, for a 4-sty public library to be erected by the city on Park Plaza, Brooklyn. The building will be 450x300 ft., and the cost is estimated in the neighborhood of $1,000,000. It will be some time yet before plans are ready for figures.

The Board of Water Supply, New York, will receive bids until August 6 for the construction of the Ashokan dam, which, when completed, will be one of the largest in the country. The dam will be about 1,000 ft. long and 196 ft. thick at the base. It will be situated near Brown's Station in the Catskills, and will take several years to build.

Two of the most beautiful structures in the vicinity of New York are to be found in Newark, N. J. One of these is the recently completed Court House, while the other is the new building being erected for the Mutual Benefit Life Insurance Company and upon which work is being pushed to rapid completion. Both buildings are constructed of South Dover white marble.

It was learned on Friday that in all probability operations will soon be commenced for the new railroad terminal which the New York, New Haven & Hartford Railroad Co. is to establish on the site of the old car stables, bounded by 4th av, 32d and 33d sts. It was also learned upon very good authority that the project will cover two blocks easterly from 4th to 3d avs, instead of from 4th to Lexington avs, as was previously announced. This will give the railroad company a site about 190x830 ft. The whole property is now covered with stables, 3 and 4-sty tenements and a studio building. (See issues Nov. 10, 1906, Dec. 26, 1906, Feb. 16, 1907.)

STANTON ST.—Radcliffe & Kelley, 3 West 29th st, have completed plans for the temporary stable, 200x60 ft., which the Bradley Construction Co., North River and 68th st, will erect on the block front north side of Stanton st, between Mangin and Tompkins sts, to cost $15,000. Common brick will be used, and one building will be demolished. The Bradley Company is composed of Frank Bradley, president; James Bradley, vice-president, and William Bradley, treasurer.

201ST ST.—The New York Edison Company are not ready to give particulars of the power-house it is to erect in 201st st, as it is stated that plans have not matured enough to warrant it. The officers of the company admit, however, that the plant will necessarily be a large one, and may vie in size with the Waterside Station which was recently completed. It is stated that the machinery details have not been worked out as yet, and it will be some weeks before the larger part of the buying will be begun, although some of the larger equipment has been practically decided upon. It is probable that by fall the trade will begin to reap the benefit of the company's proposed plant.

### Contracts Awarded.

5TH AV.—Marc Eidlitz & Son, 489 5th av, have contract for extensive changes to the 4-sty residence of W. J. Curtis, No. 986 5th av. A. J. Manning, architect.

35TH ST.—John J. Downey, 410 West 34th st, has received the contract for $30,000 worth of alterations to the two 4-sty buildings Nos. 7 and 9 East 35th st for William W. Astor. Plans are by C. L. Sefert.

BROADWAY.—Hankinson Christie Co., 232 West 40th st, have received the contract for alterations to No. 1668 Broadway for Henry A. C. Taylor. Messrs. Warren & Conover, 232 West 40th st, are the architects.

HUDSON ST.—Story & Flickinger, 5 Great Jones st, have received the contract for improvements to the Duane M. E. Church, No. 292 Hudson st, from plans by M. L. & H. G. Emery, 68 Bible House.

59TH ST.—Contract has been placed with the Jones Construction Co., 1 Union sq, for alterations to No. 316 West 59th st, owned by Vivant Machin, on premises. Walter C. Rohdenberg, of Tarrytown, N. Y., is architect.

56TH ST.—Harry Allan Jacobs, 322 5th av, has awarded to L. Kantor, 449 West 41st st, the general contract for $30,000 worth of improvements to the residence of Samuel Kridel, No. 46 West 56th st. Work will be commenced at once.

The cut stone contract for the McAdoo terminal building is in the hands of Wm. Bradley & Son, of Long Island City, and Geo. Doyle & Co. have the contract for furnishing the stone from their Dark Hollow quarries at Bedford, Ind.

77TH ST.—Mrs. Anna Rutherford Pearson, 64 East 60th st, has awarded to J. B. Wilson, 11 East 10th st, the contract for extensive alterations to the 3-sty residence No. 71 East 77th st, from plans by C. Abbott French, 150 West 4th st.

4TH AV.—Henry Rubing, 243 East 38th st, has received the masonry and carpenter work and Jacob Nordinger, 305 East 9th st, the plumbing for alterations to the 4-sty hotel northeast corner of 4th av and 28th st, owned by A. S. Pitt, 170 Broadway.

54TH ST.—The 5-sty residence of Henry F. Shoemaker, 24 East 54th st, will be renovated and enlarged, to cost about $15,000. Architect Francis G. Stewart, 76 William st, has awarded J. Odell Whitenack, 99 Vandam st, the general contract.

25TH ST.—John P. Ryan, 49½ 8th av, has obtained the contract for extensive alterations to the manufacturing building north side of 25th st, 300 ft. east of 11th av, for the Conley Foil Co., to cost about $30,000. Louis C. Maurer, 22 East 21st st, prepared the plans.

MAIDEN LANE.—A. R. Whitney, Jr., & Co., 135 Broadway, general contractors for the new 20-sty German-American Insurance Company Flatiron Building, at Maiden Lane, Liberty and William sts., has awarded to H. L. Brown Co., Brunswick Building, 5th av and 26th st, the granite contract. The cost of the building will be $1,000,000. Hill & Stout, 1123 Broadway, are the architects.

8TH AV.—The Liberty Iron Works, 462 10th av, near 36th st, Joseph Rueth, proprietor, has obtained the contract for furnishing and erecting all the iron work, including eighty tons of steel and sixty tons of cast iron, for the changes to be made to the department store 8th av, northeast corner of 46th st, for the Metropolitan Mercantile Realty Co., 150 Nassau st. E. R. Williams is the architect. (See issue Feb. 16, 1907.)

### Bids Opened.

Bids were opened by the Board of Education, Monday, July 8: (No. 1) For the general construction of P. S. 28, Borough of Richmond. Daniel J. Rice, $38,663 (low bid). Other bidders were: Ph. Wolff & Son, the Bottsford Dickenson Co., James MacArthur, Joseph Ohlhausen. (No. 2) For the erection of outside iron stairs at annex to Girls' Technical High School, Manhattan. James MacArthur, $1,930 (low bid). Other bidders were: Lawrence J. Kieran, James I. Newman, Eagle Iron Works. (No. 3) For installing electric equipment in P. S. 13, Richmond. Commercial Const. Co., $10,078 (low bid). Other bidders were: Griffin & Co., T. Frederick Jackson, Inc. (No. 4) For the general construction of P. S. 157, Brooklyn. Peter Cleary, $411,900 (low bid). Other bidders were: P. S. Brennan & Son, John Auer & Sons, Richard E. Henningham, P. Gallagher, William Werner. (No. 5) For repairs to heating and ventilating apparatus of P. S. 32 and Morris High School, Bronx. P. S. 32, A. Anderson, $2,275 (low bid); Morris High School, James Curran Mfg. Co., $4,146 (low bid). (No. 6) For installing heating and ventilating apparatus in P. S. 43, Bronx. Daniel J. Rice, $42,000 (low bid). Other bidders were: Frank Dobson Co., Inc., Blake & Williams, Baker, Smith & Co., E. Rutzler Co., the Baldwin Engineering Co. (No. 7) For installing heating and ventilating apparatus in P. S. 94, Brooklyn. Frank Dobson Co., Inc., $34,246 (low bid). Other bidders were: The Baldwin Engineering Co., E. Rutzler Co., Blake & Williams. (No. 8) For alterations, repairs to P. S. 16, 34, 51, 55, 57, 90, Brooklyn. The lowest bids were: For P. S. 16, Christopher Nally, $779; P. S. 34, George Stanton, $12,473; P. S. 51, C. L. Dooley, $10,900; P. S. 55, George Stanton, $3,074; P. S. 57, George Stanton, $5,845; P. S. 90, Wm. C. Ormond, $1,018.

### Where Building is Greatest.

Money is more plentiful than at any time during the last year, due to the greater confidence in the business world generally, and in Wall st particularly. The effect of this loosening up in the money market has already been seen in the large amount invested along the Brooklyn subway route. Not even when the first move for the subway was made and property changed hands twice a day, was there more general activity than has been seen during the last week. Row after row of stores and flats are being erected in the district, from 39th st to Bath av, along New Utrecht av, and the building boom on the intersecting streets all through Borough Park, Homewood and Lefferts Park is only to be compared with the vast amount of construction that has been going on for the last three years in the Bay Ridge district, where new buildings are to be counted by the score and the hundred.


### Aids to Business Making.

Hunt business. It will not come to you. We will give you the best gun and ammunition to be had—efficient records. We will show you how to use them, too. Then it is for you to hold straight and bag the game.


## BUILDING NOTES

A superintendent desires a position with a contractor or architect. See Wants and Offers.

G. W. Smith, manufacturer of fireproof clothes-drying frames, for apartment houses and hotels, has moved his office and plant to 542 West 127th st.

The United States Civil Service Commission will hold an examination in the large cities of the country, July 17 and 18, of candidates for the position of aid in the coast and geodetic survey.

The purchasing department of the Hudson Companies, 111 Broadway, has inquiries out for about $50,000 worth of air compressors, to be installed in the large terminal in course of construction in Church st, from Fulton to Cortlandt sts, New York.

Henry B. Haigh and John MacCormack have resigned as president and 2d vice-president, respectively, and their interests in the Engineer Company have been absorbed by Embury McLean. Mr. MacCormack will engage independently in the manufacture of his stoker, the Engineer Company having relinquished to him its rights in his patents.

The Underhill Brick Co. has been notified that the McAdoo terminal building is ready for the Croton brick, and the first shipment from the works for this operation has been made. In all about one hundred million Hudson River brick will be utilized in this building, and all except the Croton will be purchased as needed, or as the market favors. The Crotons, which will be used for the fronts, have been ordered from the Underhill Company to the extent of about four hundred thousand.

## Points on the Material Market.

A marked advance in the requirement for roofing slate, and it is believed the season will be a prosperous one for dealers.

Hudson River common brick, under a large demand, recovered some lost ground this week, and on Wednesday was quoted at $6.75-$7 by the cargo to dealers.

The demand locally for iron bars continues of small proportions, and the trade seems to have taken on a waiting attitude. Prices, however, are firm at 1.81 to 1.86c. tidewater.

The structural iron trade is one of the busy ones this season. This will make three successive fat years for the line, and so far there has been no public labor trouble this season.

Brooklyn and Queens are beginning to call for much material of certain kinds. There is much building on the line of the projected 4th av subway in the Bay Ridge section.

A number of plans that were held up since last year are now being brought forward, which is indicative of better monetary conditions than prevailed when the plans were filed.

There has been no feature to the local copper market so far this week and consumers continue to maintain their waiting attitude. Dealers say that a new basis on contracts may be expected at any time now.

President Mellen, of the New York, New Haven & Hartford Railroad, is quoted as advocating a policy of cost freight rates on raw materials to industries which need fostering in order that they may compete successfully with similar establishments more favorably located.

The market for tin plates is strong under a heavy demand for all positions. Mills are working to capacity and have sufficient business on their books to keep them busy for some time. Prices of raw materials are high and mills are experiencing great difficulty in securing supplies. Premiums are easily obtainable for prompt shipment.

There is no letup to the demand for steel and it is estimated that the structural work now pending is close to 50,000 tons, about as much as there has ever been since the beginning of the year. It is thought that the various mills are not very anxious to book new business at present, owing to the period of summer shutdown, which is now coming on.

### Making the Public Library Safe.

Up to date 320,000 square feet of terra cotta hollow tile has been supplied by the National Fireproofing Company for the New York Public Library at Fifth av and 42d st. Of the 320,000 square feet of hollow tile already supplied 237,000 feet are for floors, 29,000 for partitions, and 54,000 are book tile for the roof. There is still a great deal more of the fire-resisting material to be supplied, for column coverings, furring and more partitions.


The Index to Volume LXXIX. of the Record and Guide, covering the period between January 1 to June 30, 1907, will be ready for delivery on Thursday, July 18, 1907. Price $1. This Index in its enlarged form is recognized as very necessary to every one engaged or interested in real estate and building operations. It covers all transactions—deeds, mortgages, leases, auction sales, building plans filed, etc. Orders for the Index should be sent at once to the office of publication, 11-15 East 24th St.

# IN THE REAL ESTATE FIELD

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. July 5 to 11, inc. | | 1906 July 5 to 11, inc. |
|---|---|---|---|
| Total No. for Manhattan | 228 | Total No. for Manhattan | 489 |
| No. with consideration | 18 | No. with consideration | 27 |
| Amount involved | $1,282,733 | Amount involved | $861,700 |
| Number nominal | 210 | Number nominal | 462 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 8,012 | | 13,994 |
| No. with consideration, Manhattan, Jan. 1 to date | 556 | | 850 |
| Total Amt. Manhattan, Jan. 1 to date | $29,975,936 | | $42,462,351 |
| | 1907. July 5 to 11, inc. | | 1906. July 5 to 11, inc. |
| Total No. for the Bronx | 424 | Total No. for The Bronx | 557 |
| No. with consideration | 91 | No. with consideration | 53 |
| Amount involved | $308,955 | Amount involved | $324,115 |
| Number nominal | 333 | Number nominal | 504 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 5,472 | | 7,088 |
| Total Amt., The Bronx, Jan. 1 to date | $4,579,970 | | $4,758,929 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **13,484** | | **21,082** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$34,555,906** | | **$47,221,280** |

**Assessed Value, Manhattan.**

| | 1907. July 5 to 11, inc. | 1906. July 5 to 11, inc. |
|---|---|---|
| Total No., with Consideration | 18 | 27 |
| Amount Involved | $1,282,733 | $861,700 |
| Assessed Value | $1,004,500 | $804,000 |
| Total No., Nominal | 210 | 462 |
| Assessed Value | $6,158,100 | $12,439,400 |
| Total No. with Consid., from Jan. 1st to date | 556 | 850 |
| Amount involved " " | $29,975,936 | $42,462,351 |
| Assessed value " " | $19,852,100 | $28,913,575 |
| Total No. Nominal " " | 7,455 | 13,144 |
| Assessed Value " " | $206,214,700 | $437,184,610 |

MORTGAGES.

| | 1907. July 5 to 11, inc. Manhattan. | Bronx. | 1906. July 5 to 11, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 253 | 404 | 481 | 473 |
| Amount involved | $4,706,238 | $1,824,759 | $8,693,633 | $2,634,757 |
| No. at 6% | 103 | 73 | 248 | 105 |
| Amount involved | $1,012,788 | $348,346 | $2,631,102 | $1,041,977 |
| No. at 5½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5¼% | 3 | 16 | 41 | 118 |
| Amount involved | $35,000 | $137,645 | $740,250 | $302,241 |
| No. at 5% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 79 | 274 | 95 | 180 |
| Amount involved | $2,073,250 | $1,055,588 | $2,581,780 | $951,858 |
| No. at 4¾% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $30,000 | ..... |
| No. at 4½% | 14 | 1 | 37 | ..... |
| Amount involved | $528,000 | $2,000 | $904,200 | ..... |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 13 | 2 |
| Amount involved | ..... | ..... | $672,000 | $8,800 |
| No. at 3¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2½% | 1 | ..... | ..... | ..... |
| Amount involved | $2,000 | ..... | ..... | ..... |
| No. without interest | 53 | 40 | 46 | 68 |
| Amount involved | $1,055,200 | $281,180 | $1,134,301 | $329,881 |
| No. above to Bank, Trust and Insurance Companies | 52 | 25 | 39 | 21 |
| Amount involved | $1,626,000 | $370,200 | $1,332,801 | $398,750 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 8,743 | 10,937 |
| Total Amt., Manhattan, Jan. 1 to date | $220,725,754 | $210,031,708 |
| Total No., The Bronx, Jan. 1 to date | 5,027 | 4,982 |
| Total Amt., The Bronx, Jan. 1 to date | $53,010,666 | $41,125,793 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **13,770** | **15,919** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$273,736,420** | **$251,157,501** |

PROJECTED BUILDINGS.

| | 1907. July 6 to 12, inc. | 1906. July 7 to 13, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 14 | 38 |
| The Bronx | 33 | 62 |
| Grand total | 47 | 100 |
| Total Amt. New Buildings: | | |
| Manhattan | $1,163,300 | $1,904,200 |
| The Bronx | 346,000 | 872,350 |
| Grand Total | $1,509,300 | $2,776,550 |
| Total Amt. Alterations: | | |
| Manhattan | $276,065 | $181,150 |
| The Bronx | 23,950 | 14,550 |
| Grand total | $300,015 | $195,700 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 633 | 1,160 |
| The Bronx, Jan 1 to date | 1,101 | 1,220 |
| **Mnhtn-Bronx, Jan. 1 to date** | **1,734** | **2,380** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $49,188,710 | $79,482,180 |
| The Bronx, Jan. 1 to date | 12,814,550 | 17,176,195 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$62,003,260** | **$96,658,375** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$10,074,444** | **$13,956,249** |

### BROOKLYN.

CONVEYANCES.

| | 1907. July 3 to 10, inc. | 1906 July 5 to 11, inc. |
|---|---|---|
| Total number | 906 | 1,529 |
| No. with consideration | 54 | 87 |
| Amount involved | $301,690 | $719,301 |
| Number nominal | 852 | 1,442 |
| **Total number of Conveyances, Jan. 1 to date** | **19,353** | **28,223** |
| **Total amount of Conveyances, Jan. 1 to date** | **$12,557,300** | **$18,573,481** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 857 | 1,308 |
| Amount involved | $3,331,919 | $4,979,897 |
| No. at 6% | 428 | 700 |
| Amount involved | $1,339,145 | $1,864,389 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 301 | 201 |
| Amount involved | $1,440 767 | $1,080,698 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 93 | 364 |
| Amount involved | $444,792 | $1,564,185 |
| No. at 4½% | 1 | 1 |
| Amount involved | $4,500 | $300,000 |
| No. at 4¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 4% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 34 | 42 |
| Amount involved | $102,715 | $170,625 |
| **Total number of Mortgages, Jan. 1 to date** | **19,734** | **20,755** |
| **Total amount of Mortgages, Jan. 1 to date** | **$87,585,436** | **$86,391,914** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 205 | 158 |
| Estimated cost | $1,340,800 | $1,847,095 |
| Total Amount of Alterations | $110,920 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **5,647** | **4,311** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$42,102,854** | **$30,849,896** |
| **Total amount of Alterations, Jan. 1 to date** | **$3,573,123** | **$2,983,917** |

## PRIVATE SALES MARKET

With a few exceptions, the private sales market for the past week has quieted down to commonplace transactions, but notwithstanding the present inactivity, it can be said with a reasonable degree of assurance that the underlying feeling is one of confidence in the continued firmness of values, especially in the sections affected by the gradual encroachment of business. With respect to a revival of building operations as relating to the construction of flats in the Prospect av neighborhood of the Bronx, it is known that builders are seriously considering the advisability of erecting apartments in that locality containing 4 rooms and bath, which experience is proving are more readily rented than those containing larger accommodations. Moreover, brokers affirm that flats of this type can be disposed of to better advantage and in much less time than it now takes to conclude sales of the prevailing style of apartments. Among the deals of interest in middle Manhattan is the purchase by a syndicate of a plot in West 57th st east of 6th av, upon which is to be erected a 12-sty co-operative apartment house. The operation, if carried out as planned, will be distinctive in that each apartment is to be sold outright, none being reserved for rental purposes. In 38th st between 5th and 6th avs, the recent purchase by Arthur Brisbane of an additional building gives the buyer a plot susceptible to greater improvement, thereby adding materially to the value of both parcels. On the upper West Side the sale of the "Fremont" on 94th st, as well as that of the "Valencia Court," illustrates the growing demand for elevator apartments west of Broadway. Over in the Bronx, besides the purchase of many small dwellings, the market in that section was featured by the sale of a considerable number of lots in the Arden tract. The total number of private sales is 60, of which 18 were below 59th st, 20 above and 22 in the Bronx.

### SOUTH OF 59TH STREET.

CLINTON ST.—M. Ellenbogen & L. Goldberg sold 244 Clinton st, a 7-sty tenement, 30x71, for B. Posner to Morris Bunch, who gives in part payment 317 East 101st st, a 7-sty tenement, 29x100.

HAMILTON ST.—Joseph Goldfine sold to Isaac Cohen, Hyman Rich and Meyer Cohen 14 and 16 Hamilton st, 34.8x103.6, for $60,750. The Department of Street Cleaning has a stable on this block.

MONTGOMERY ST.—Osk & Edelstein have bought from the Hohns estate 71 Montgomery st and 354 Cherry st, northeast cor, a 3-sty frame building and 4-sty brk building, 47x60. George Hallock, Jr.'s Sons negotiated the deal. The parcel is situated in a thickly populated district and is considered ripe for improvement.

### Pearl St. Corner Changes Hands.

PEARL ST.—The Charles F. Noyes Co. sold for Dr. Charles F. McKenna the 4-sty building 221 Pearl st, southwest cor of Platt st, 22.3x60. Dr. McKenna has leased offices in the new Hudson Terminal Building, at Cortlandt and Church sts, and intends to erect, at some point reached by the McAdoo trolley lines in New Jersey, a building to be used exclusively for laboratory purposes.

10TH ST.—S. Steingut & Co. sold for Frank M. Franklin 239 East 10th st, a 5-sty single flat, 25x97.

11TH ST.—Samuel Grossman bought from John Sack 639 and 641 East 11th st, two 5-sty tenements, on plot 50x103.3. This parcel is convenient to the factory district and the Quintard Iron Works.

17TH ST.—Ames & Co. sold for Potter & Bro. 115 East 17th st, a 4-sty dwelling, 25x92.

19TH ST.—S. B. Goodale & Son and Renwick C. Hurry & Co. sold for the Mutual Alliance Trust Co. 49 West 19th st, a 5-sty business building, 19x92.

21ST ST.—Moses & Franc sold for Benjamin Stern to David Spero 19, 21 and 23 West 21st st, three 4-sty buildings, 78.6x98.9. The buyer will improve the property immediately with a 12-sty loft building.

28TH ST.—S. B. Goodale & Son sold for George Wright 134 East 28th st, a 4-sty dwelling, 20x74. This property is situated between 3d and Lexington avs. St. Stephen's school is immediately opposite, and the 3d av "L" station is at 28th st.

36TH ST.—George W. McAdam sold 267 to 271 West 36th st and 260 to 264 West 37th st, three 3-sty and three 4-sty old buildings, 50.11x197.6, 100 ft. east of 8th av.

### Arthur Brisbane Buys in 38th Street.

38TH ST.—The Sterling Realty Company sold, through Leopold Weil, 23 West 38th st, near 5th av, a 4-sty brownstone dwelling, 22x98.9, to Arthur Brisbane. Mr. Brisbane also owns the adjoining house, No 21, which he purchased recently through the same broker. He intends to convert both houses into business buildings. Property on this block is held at about $4,200 per front foot.

39TH ST.—Henry Harburger bought, through G. W. Cahen & Koppel Bros. 348 and 350 West 39th st, between 8th and 9th avs, two 6-sty front and rear tenements. The Fink Brewery is situated on this block.

52D ST.—Henry D. Winans & May sold 4 East 52d st, a 5-sty American basement fireproof residence, 30x100, for Mr. Edward Holbrook. This house was built in connection with Nos. 6 and 8 East 52d st by Mr. Holbrook, from designs by Mr. C. P. H. Gilbert, architect.

### Syndicate to Erect a Co-operative Apartment.

57TH ST.—The McVickar-Gaillard Realty Company sold for the 57th St Realty Company the Soncy apartment house, a 1-sty structure, 69.6x110.5, at 49 to 53 West 57th st, east of 6th av. The property has been bought by a syndicate in which Henry Ives Cobb, the architect, is interested, and will be made the site of a 12-sty co-operative apartment house. The price paid for the property was about $350,000. It is estimated that the new project will cost about $358,000. In this operation it is planned to sell all of the apartments, without reserving any for rental.

58TH ST.—John J. Boylan resold for David H. Henderson 440 West 58th st, a 5-sty double flat, on lot 25x100.11. Mr. Henderson took title to this house a few doys ago. The property is immediately opposite Roosevelt Hospital and on the block with Public School No. 141.

AV D.—The Louis Meyer Realty Co. sold to Paul Shalet the southeast cor of Av D and 8th st, 5-sty front and 4-sty rear tenements with stores, 25x75.

1ST AV.—The Russek & Klinger Realty Company bought 206 1st av, a 5-sty tenement, 31.3x100.

## NORTH OF 59TH STREET.

78TH ST.—William S. Anderson Company sold for McCafferty & Buckley the factory building at 353 East 78th st.

79TH ST.—Richtmyer & Irving and H. Hornstein sold for Ellery Anderson Thompson, of Switzerland, 229 East 79th st, a 4-sty flat, 25x102.2.

90TH ST.—Hugh N. Mooney sold for Caroline S. Ely to Henriette O. Glatz 308 West 90th st, a 4-sty dwelling, 15x100.8.

93D ST.—White & Phipps sold for Mrs. Edith Weed McGarvie to a client the Riverview apartment house at 316 West 93d st, 50x143.

### Fremont Changes Hands.

94TH ST.—Henry W. Cane & Co. and F. R. Wood & Co. sold for Hyman Cohen to A. and F. Miller the Fremont, a 7-sty elevator apartment house, 62x100.6, at 310 West 94th st. In the immediate vicinity are such apartments as the Norfolk, Chattillion, Earls Court, Beau Rivage and the Wissinoming.

95TH ST.—The Valencia Realty Co. sold to a client of E. Louis Jacobs Valencia Court, 319 West 95th st, a 7-sty elevator apartment house, 62.6x100.8. Riverside Drive is 223 ft. west of this parcel. The Berkeley Arms is opposite.

96TH ST.—The Fisler estate sold 145, 147 and 149 West 96th st, three 5-sty flats, 60x100.11.

101ST ST.—Wm. H. Bennett sold the Weldon, a 6-sty apartment house at 205 West 101st st, 75x100.11, 154 ft. east of Broadway. It was built by Alonzo B. Kight in 1905 at an estimated cost of $130,000, and was bought by Mr. Bennett in June, 1906. In the present deal he takes other property in part payment.

103D ST.—John R. Davidson sold for Arthur G. Larkin to A. Loewenstein the 5-sty double flat 4 West 103d st, 34.6x100.11.

104TH ST.—L. Stackell & Co., in conjunction with I. Reis, sold for Charles Weinstein 21 and 23 East 104th st, two 6-sty buildings, to Frank & Danowitz, who give in exchange 8 lots on Cypress av.

121ST ST.—Finestone, Albert Co. sold to John Schreyer 235 and 237 East 121st st, between 2d and 3d avs, two 4-sty tenement, with stores, 50x100, and resold the properties for Mr. Schreyer, in conjunction with L. Wolff and M. Livingstone. The elevated station is at the cor of 2d av and 121st st.

126TH ST.—Shaw & Co. sold for Mrs. M. G. Howe 49 West 126th st, a 3-sty dwelling, 18.9x50x100. The purchaser buys for occupancy.

126TH ST.—Considine & Bradley resold the 5-sty double flat 320 East 126th st, 25x100, for E. J. Lebach to Frank Capparelli.

133D ST.—Henry Cohen bought from a client of Phineas Lewinson 123 West 133d st, a 5-sty flat, 27x99.11.

AMSTERDAM AV.—J. J. Plummer sold the northeast cor Amsterdam av and 125th st, 5-sty tenement with stores, 24.10x100, for Geo. W. Thedford, to a client for investment.

COLUMBUS AV.—Leonard Weill bought from W. Cohen 771 to 775 Columbus av, southeast cor of 98th st, three 5-sty flats, 75.5x100.

MANHATTAN AV.—John R. Davidson sold for Jacob Schmid to Mrs. W. L. Molyneaux the 3-sty and basement dwelling at 117 Manhattan av, 18x50.

WEST END AV.—I. Kashare sold for Geo. E. Godward the 4-sty brownstone dwelling 798 West End av, on lot 18x80, to Peter J. Brennan.

3D AV. — Max Weinstein sold 1721 3d av, a new 6-sty tenement with stores, 50x100, to Thomas McGown, who gives in part payment 901 West End av, a 4-sty dwelling, 20.11x100, at the northwest cor of 104th st.

141ST ST.—Edelson & Simon sold 552 West 141st st, a 6-sty elevator apartment house, 55x100.

## BRONX.

152D ST.—The Theodore Marks Company sold for Philip Hetterich 765 East 152d st, a 4-sty double flat, 25x100x irregular.

154TH ST, ETC.—Eugene J Busher sold for Mary O'Conner the 4-sty flat, 541 East 154th st; also for Borgatta Brothers 32 and 34 East 218th st, two 2-family houses, on lots 25x114 each; also for the estate of Amos Earp, 569 East 150th st, 50x118.

175TH ST.—Huberth & Gabel sold for Thos. F. O'Rourke the 3-sty house, 1032 East 175th st, 25x140, to Frank Muhlfeld.

225TH ST.—Joseph Weil sold for Walter W. Taylor 28 lots in the Arden property, at 225th st and Boston rd.

ARTHUR AV.—M. F. Kerby sold for William Edebohls, Mary Ryer and Doretta Fink to Julius H. Haas the dwelling, 50x104, on the east side of Arthur av, 125 ft. south of 180th st.

BRUNER AV.—The Whitehall Realty Co. sold the plot 50x97.6 on the east side of Bruner av, 125 ft. south of Nereid av.

CROTONA AV.—Smith & Phelps sold for John O'Leary a 3-sty 2-family brick dwelling in course of construction on the east side of Crotona av, 270 ft. south of 187th st.

CRIMMINS AV.—Smith & Phelps sold for John O'Leary the plot 81x100, at the northeast cor of Crimmins av and Oak Terrace.

FULTON AV.—S. Ullman sold for N. Bukley the 2-family house on lot 50x100, on west side of Fulton av, 100 feet south of 241st st.

GRACE AV.—The Irving Realty Co. sold to Florentine Benner the lot 25x95, on the east side of Grace av, 128 ft. south of Boston road, Bronx Terrace; also, to Heinrich Brill the lot on the east side of Grace av, 153 ft. south of Boston road.

MARBLE HILL.—L. N. Clark sold for S. Berliner two lots at the northwest cor of Jansen and Terrace View avs.

NEREID AV.—R. I. Brown's Sons sold for the estate of Frederic J. de Peyster the vacant plot, 275x100, at the southeast cor of Nereid av, or 238th st, and 1st st.

PROSPECT AV.—Samuel Barkin sold to Joseph Corn 730 and 732 Prospect av, a 5-sty apartment house, on plot 50x125x irregular.

WEBSTER AV.—A. Henning bought two lots on Webster av, 100 ft. south of Glenn road, from Thomas J. O'Connor, President of Wakefield Park Realty Company. Mr. Henning will erect two 2-family houses on the plot.

## LEASES.

Alfred E. Toussaint leased for William J. Casey the 4-sty dwelling 126 West 72d st, 25x100.

Ruland & Whiting Co. leased for Martin Reynolds to the Evening Journal the entire building Nos 25 and 25½ Centre st, northwest cor of Reade st.

S. B. Goodale & Son leased for Franklin Bartlett for a term of years the 4-sty and basement brownstone dwelling at 30 West 25th st; also the 3-sty and basement business building at 145 Spring st.

Frederick Fox & Co. leased for Henry Corn for a term of years, to Bauman, Ludewig & Co., importers of laces, etc., now at 515-517 Broadway, 15,000 square feet of space in the Judge Building, n w cor 16th st and 5th av.

M. & L. Hess leased for M. Rock to the J. C. Lyons Building & Operating Co. the new 11-sty building to be erected, from plans by Maynicke & Franke, at 13 and 15 West 27th st. The lease is for a term of 21 years, at an aggregate rental of over $600,000.

The Matt. J. Ward Company leased the Lexington Hotel at 155 West 47th st, for E. C. Potter, of the Long Acre Realty Company, to the King Edward Hotel Company for a term of years at a rental aggregating $675,000. John Hood, former proprietor of the new Tifft House, Buffalo, N. Y., is President and manager of the King Edward Hotel Company. The hotel will be known in the future as the King Edward.

George R. Read & Co. report the following leases: For William Waldorf Astor, 7 East 35th st, a 4-sty dwelling, 25x98.9, to William Clausen, now at 381 5th av; also, 9 East 35th st to Dudley Schuyler Bennet and Sara Hadley Bennet, doing business under the firm name of Sara Hadley. The work of remodeling the properties into store and loft structures will be begun soon. The same brokers also leased for a term of years for the Life Publishing Company 23 West 31st st, a 5-sty building, to Max E. Bensamon, importer, who will remodel the structure; also, for Benjamin Altman, the buildings, 1 and 3 East 30th st, 43x98.9, adjoining 5th av, to Weingarten & Pearl.

The Index to Volume LXXIX. of the Record and Guide, covering the period between January 1 to June 30, 1907, will be ready for delivery on Thursday, July 18, 1907. Price $1. This Index in its enlarged form is recognized as very necessary to every one engaged or interested in real estate and building operations. It covers all transactions—deeds, mortgages, leases, auction sales, building plans filed, etc. Orders for the Index should be sent at once to the office of publication, 11-15 East 24th St.

# Semi-Annual Report of the Lawyers Mortgage Company, July 1st, 1907

To the Board of Directors:

The leading financial feature of the past six months has been the marked effect of continued high interest rates in checking speculation in stocks and in lowering the price of railroad bonds. During this period the stocks listed on the New York Stock Exchange exhibit a shrinkage of over **$3,000,000,000,** while railroad bonds have become almost unsalable.

Under these financial conditions it might naturally be inferred that sales of Guaranteed Mortgages would diminish. The fact that the sales of Guaranteed Mortgages by the Lawyers Mortgage Company during the past six months have equalled the sales of the similar periods in 1905 and 1906 demonstrates that as prices of stocks and bonds drop investors turn to securities which involve no loss of principal.

The total sales of Guaranteed Mortgages by the Lawyers Mortgage Company during the past six months amount to **$12,105,512;** the net increase in outstanding Guaranteed Mortgages amounts to **$5,888,821,** and the present amount of outstanding Guaranteed Mortgages is **$60,342,971.**

The comparative figures for recent years are as follows:

| | Mortgages Sold. | Mortgages Paid Off. | Net Gain in Outstanding Guaranteed Mortgages. |
|---|---|---|---|
| 1902..... | $4,105,575 | $2,065,083 | $2,040,492 |
| 1903..... | 9,014,014 | 3,350,514 | 5,663,500 |
| 1904..... | 16,269,278 | 5,826,629 | 10,442,649 |
| 1905..... | 19,922,009 | 7,155,625 | 12,766,384 |
| 1906..... | 22,959,085 | 9,381,716 | 13.577,369 |
| 1907 (1st 6 months). | 12,105,512 | 6,216,691 | 5,888,821 |

OUTSTANDING GUARANTEED MORTGAGES.

| | |
|---|---|
| January 1, 1903 | $12,004,248 |
| January 1, 1904 | 17,677,748 |
| January 1, 1905 | 28,110,397 |
| January 1, 1906 | 40,876,781 |
| January 1, 1907 | 54,454,150 |
| July 1, 1907 | 60,342,971 |

There are **4,569** loans outstanding, the average loan in Manhattan amounting to $29,300; in Brooklyn $5,800, and in The Bronx $12,000.

An analysis of the Guaranteed Mortgages sold during the first six months of 1907 shows the following facts:

DISTRIBUTION BY CUSTOMERS.

| | |
|---|---|
| Savings Banks | $1,378,050 |
| Trustees | 2,597,170 |
| Individuals | 3,092,875 |
| Charitable Institutions | 1,028,000 |
| Insurance Companies, Fire, Life, etc. | 3,302,000 |
| Trust Companies | 158,700 |
| Mortgage Certificates | 548,717 |
| | $12,105,512 |

From these conservative classes of investors the Company continues to gain new customers, as is evidenced by the following figures:

INCREASE OF CUSTOMERS.

| | |
|---|---|
| Number of customers January 1st 1907 | 1,925 |
| Number of customers gained | 203 |
| Total customers July 1st, 1907 | 2,128 |
| Mortgages sold to old customers | $6,687,270 |
| Mortgages sold to new customers | 2,697,800 |
| Mortgages renewed by old customers | 2,171,725 |
| Mortgage Certificates | 548,717 |
| | $12,105,512 |

DISTRIBUTION BY RATES.

| | |
|---|---|
| New York Mortgages sold to net 4%.. | $116,800 |
| New York Mortgages sold to net 4½%. | 7,419,750 |
| New York Mortgages sold to net 5%.. | 649,000 |
| Brooklyn Mortgages sold to net 4½%.. | 1,438,095 |
| Brooklyn Mortgages sold to net 5%... | 1,600,650 |
| Bronx Mortgages sold to net 4½%.... | 223,900 |
| Bronx Mortgages sold to net 5%. .. | 108,600 |
| Mortgage Certificates | 548,717 |
| | $12,105,512 |

DISTRIBUTION BY AMOUNTS.

NEW YORK:

| | |
|---|---|
| Mortgages sold under $25,000 | $2,577,250 |
| Mortgages sold from $25,000-$50,000.. | 3,257,000 |
| Mortgages sold from $50,000-$100,000. | 1,063,000 |
| Mortgages sold from $100,000 upward. | 1,285,000 |
| Mortgage Certificates | 548,717 |
| | $8,730,967 |

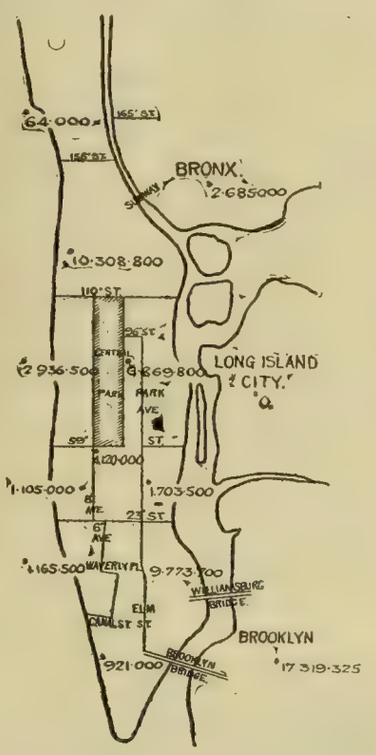
BROOKLYN:

| | |
|---|---|
| Mortgages sold under $5,000 | $1,350,945 |
| Mortgages sold from $5,000-$10,000.. | 806,300 |
| Mortgages sold from $10,000-$25,000.. | 677,000 |
| Mortgages sold from $25,000-$55,000.. | 204,500 |
| | $3,038,745 |

BRONX:

| | |
|---|---|
| Mortgages sold under $10,000 | $138,800 |
| Mortgages sold from $10,000-$25,000.. | 51,000 |
| Mortgages sold from $25,000-$50,000.. | 146,000 |
| | $335,800 |

The following map shows the distribution of the total outstanding Guaranteed Mortgages of the Company on July 1, 1907, in Manhattan, The Bronx and Brooklyn:




It is worthy to note that **67** per cent. of the Company's mortgages are on Manhattan Island (all below 155th Street, except as to $64,000); **29** per cent. are in Brooklyn and **4** per cent. in The Bronx, all loans being confined to established and built-up sections.

VALUATIONS OF LAND AND BUILDINGS.

| | Value of Land. | Value of Bldgs. | Total. | Mortg. Loans. |
|---|---|---|---|---|
| Manhattan | $33,523,300 | $27,622,500 | $61,145,800 | $38,967,800 |
| Brooklyn | 8,066,985 | 20,859,100 | 28,926,085 | 17,319,325 |
| Bronx | 1,519,400 | 3,786,550 | 5,304,950 | 2,685,000 |
| Mortgage Certificates | 1,417,000 | 1,051,000 | 2,468,000 | 1,370,846 |
| | $44,525,685 | $53,319,150 | $97,844,835 | $60,342,971 |

The average amount loaned by the Company is **62** per cent. of the Company's own appraisal.

FIRE INSURANCE.

| | Mortgage Loans. | Fire Insurance. |
|---|---|---|
| Manhattan | $38,967,800 | $32,028,400 |
| Brooklyn | 17,319,325 | 19,222,390 |
| Bronx | 2,685,000 | 3,753,400 |
| Mortgage Certificates | 1,370,846 | 1,166,500 |
| | $60,341,971 | $56,170,690 |

The Company has made Gross Earnings during the past six months of **$242,189.95** and Net Earnings of **$191,042.19,** the comparative figures for the first half of past five years being as follows:

EARNINGS.

| | 1st half '03. | 1st half '04. | 1st half '05. | 1st half '06. | 1st half '07. |
|---|---|---|---|---|---|
| Premiums for Guarantees | $42,391 | $52,770 | $77,216.70 | $109,426.96 | $142,096.61 |
| Interest on Mortgages | 79,609 | 95,238 | 84,286.40 | 86,902.75 | 93,163.43 |
| Rent, Commissions, etc | 3,197 | 3,365 | 9,817.43 | 5,924.84 | 6,929.91 |
| Gross Earnings | $125,197 | $151,373 | $171,320.53 | $202,254.55 | $242,189.95 |

EXPENSES.

| | 1st half '03. | 1st half '04. | 1st half '05. | 1st half '06. | 1st half '07. |
|---|---|---|---|---|---|
| Rent | $2,813 | $3,150 | $3,102.01 | $3,046.88 | $3,875.00 |
| Salaries | 19,134 | 21,158 | 23,520.66 | 26,874.38 | 32,668.54 |
| Advertising | 1,294 | 2,262 | 3,048.41 | 4,948.01 | 4,270.78 |
| Stationery | 1,422 | 573 | 1,794.35 | 1,573.30 | 1,955.85 |
| Taxes and General Expenses | 27,645 | 22,084 | 18,887.53 | 12,699.11 | 8,377.59 |
| Gross Expenses | $52,308 | $49,227 | $50,352.96 | $49,141.68 | $51,147.76 |
| Net Earnings, six months | $72,889 | $102,147 | $120,967.57 | $153,112.87 | $191,042.19 |

The earnings on Capital Stock and Dividends for recent years have been as follows:

| | Capital. | Earnings. | Dividends. |
|---|---|---|---|
| 1902..... | $1,000,000 | 6 per cent. | 5 per cent. |
| 1903..... | 2,500,000 | 7 per cent. | 5 per cent. |
| 1904..... | 2,500,000 | 8 per cent. | 6 per cent. |
| 1905..... | 2,500,000 | 11 per cent. | 7 per cent. |
| 1906..... | 2,500,000 | 13 per cent. | 8 per cent. |
| 1907†..... | 2,500,000 | *15½ per cent. | *10 per cent. |

*Annual rate. †First half.

The large net increase in outstanding Guaranteed Mortgages in the past six months is but little reflected in the earnings for that period but will show in future earnings. No commissions are earned when mortgages are sold, the Company's half per cent. annual profit coming only as time elapses.

UNEARNED PREMIUMS.

In addition to the cash earnings are the Unearned Premiums, which consist of the Company's contracted profit of one-half per cent. per annum on outstanding mortgages from the date of this statement to the maturity of the mortgages. These future profits which are not carried as assets have increased as follows:

| | |
|---|---|
| Unearned Premiums, Jan. 1st, 1903 | $103,555 |
| Unearned Premiums, Jan. 1st, 1904 | 149,257 |
| Unearned Premiums, Jan. 1st, 1905 | 279,948 |
| Unearned Premiums, Jan. 1st, 1906 | 449,200 |
| Unearned Premiums, Jan. 1st, 1907 | 591,508 |
| Unearned Premiums, July 1st, 1907 | 709,197 |

ASSETS AND LIABILITIES.

ASSETS:

| | |
|---|---|
| New York City Mortgages | $4,300,693.70 |
| Company's Brooklyn Bldg., cost | 175,000.00 |
| Cash | 276,084.76 |
| | $4,751,778.46 |

LIABILITIES:

| | |
|---|---|
| Capital | $2,500,000.00 |
| Surplus | 1,750,000.00 |
| Undivided Profits | 94,222.94 |
| Mortgages sold, not delivered | 407,555.52 |
| | $4,751,778.46 |

Since the increase in the Company's capital in March, 1903, Dividends have been paid to Stock holders amounting to **$775,000,** in addition to which **$411,222** has been added to Surplus or Undivided Profits, making total net earnings in about four years of **$1,186,222.** In addition to these earnings, the net increase in Unearned Premiums from January 1st, 1903, to July 1st, 1907, amounts to **$605,642.**

The Assets and Liabilities of the Company were verified and its accounts were examined as of June 30, 1907, by THE AUDIT COMPANY OF NEW YORK, the latter certifying to the correctness of the statement of Assets and Liabilities and to the Earnings, Expenses and Dividends of the first six months of the year 1907, as reported herein.

The Company continues to rigidly adhere to the limitations which it has imposed to safeguard its business.

These restrictions enforced only by the Lawyers Mortgage Company are as follows:

First: THE TOTAL OUTSTANDING GUARANTEED MORTGAGES ARE LIMITED TO TWENTY TIMES THE CAPITAL AND SURPLUS OF THE COMPANY. To render this limitation practically irrevocable the following amendment to By-Law VIII., providing as above, has been passed: "This Article shall not be amended or repealed except with the written consent, duly acknowledged, of the holders of all the policies of mortgage insurance then outstanding issued by the Company." (This is the accepted European standard, whose safety has been demonstrated by 140 years of successful experience.)

Second: THE PROFITS OF THE COMPANY ON GUARANTEED MORTGAGES ARE LIMITED TO ONE-HALF PER CENT. PER ANNUM. (A similar limitation is required by law of European Mortgage Companies and removes the temptation to accept doubtful loans for the sake of larger profits.)

Third: THE LOANS OF THE COMPANY ARE LIMITED TO THE BOROUGHS OF MANHATTAN, BROOKLYN AND THE BRONX. (No loans made in adjoining suburban territory.)

Fourth: THE LOANS OF THE COMPANY ARE LIMITED TO SELECTED AND WELL-BUILT-UP DISTRICTS IN THESE BOROUGHS. (No loans made in undeveloped districts or near nuisances.)

Fifth: THE LOANS OF THE COMPANY ARE LIMITED TO INCOME-PRODUCING BUSINESS OR RESIDENCE PROPERTY. (No loans made on vacant land, churches, factories, theatres, or any special utilization.)*

The effectiveness of these limitations in safeguarding the Company's mortgage investments is clearly evidenced by the continuance of the Company's clean record in the matter of delinquent interest and foreclosures. During the past six months the Company has foreclosed but one mortgage (amount $8,000), which has not yet come to sale. The Company owns no foreclosed real estate and has interest more than one month delinquent of only $837. It is believed that the Company's record as to delinquent interest and foreclosures will bear comparison with the records of the Savings Banks or any other class of most conservative investors.

During the past half year the Company has purchased from The Mortgage-Bond Company of New York the remaining half interest in the property 186 Montague street, Brooklyn. In view of the growing business of the Company in Brooklyn it was deemed wise to acquire this property in order to insure the permanency of the present location of the Company's Brooklyn office.

While the policy long adopted by the Company of making a uniform charge of one-half per cent. per annum for its guarantee and services relieves the Company of any direct concern in changes in interest rates, it is interesting to note that the average interest rate on all mortgages sold by the Company advances but slowly, this average rate being in 1903, 4.30%; in 1904, 4.40%; in 1905, 4.40%; in 1906, 4.45%; and for the first half of 1907, 4.60%.

The sound principles on which the Lawyers Mortgage Company conducts its business and the unequalled publicity with which it reveals every detail of its business, have won the confidence of the most cautious investors in New York, and form the basis of the steady increase in its outstanding Guaranteed Mortgages.

More and more are all investors—large and small, skilled and unskilled—coming to realize the advantages of being both protected from all possibility of loss and relieved of all care of watching their investments.

The Mortgage Tax law of 1906, under which all mortgages recorded after July 1, 1906, are exempt from personal taxation, has led to the shifting of many millions of dollars of trust funds from taxable low rate bonds into tax-exempt guaranteed mortgages.

It may fairly be said that New York City Mortgages, selected by an experienced company, specifically secured by income-producing business or residence property, with a large margin of security and further guaranteed by a Company of $4,250,000 of Capital and Surplus, give the greatest combination of security and return offered to investors.

RICHARD M. HURD, President.

*"The Science of City Mortgage Lending," giving specific principles on which the Company's mortgage lending is based, sent on request.

## REAL ESTATE NOTES

A position in a real estate office is sought by a young man. (See Wants and Offers.)

Mr. Chas. F. Noyes of Chas. F. Noyes & Co., 92 William st, Manhattan, has just returned from abroad after a two months' vacation.

Mr. Horace C. Phinney, formerly of the firm of Phinney & Corsa, 198 Broadway, has removed to 1133 Broadway, where he will continue the real estate brokerage business.

Louis Klinger, formerly of Rubinger, Klinger & Co., and Simon Russek have incorporated the Russek & Klinger Realty Company, with offices in the Germania Bank Building, at Spring st and the Bowery.

The Bond and Mortgage Guarantee Co., 175 Remsen st, Brooklyn, announces a quarterly dividend of three per cent., payable August 15, 1907, to stockholders of record at the close of business August 10, 1907.

The "Riverdale," a new apartment house at Riverside Drive and 79th st, will be ready for occupancy September 15. For apartments of from seven to ten rooms with three baths rates of $2,000 to $3,000 per annum will be asked.

The manager of the Bronx office of L. J. Phillips & Co., 786 Prospect av, is of the opinion that the lull in building as affecting the Prospect section of the Bronx, is a welcome condition, and will have the effect of stimulating the sales market in the fall.

James C. Fox, of Fredk. Fox & Co., Broadway and 34th st, Manhattan, is of the opinion that the silk trade will eventually swarm in the vicinity of 26th st and west of 5th av. In support of this theory he refers to the recent decision of the American Silk Co., which resulted in its leasing offices in the southerly part of the Brunswick Building on 5th av.

O. Hollister, of the real estate office of G. T. Hollister, 1282 Lexington av, says that rentals of 6-room apartments from 80th to 90th sts range from $30 to $34. He further calls attention to the fact that present vacancies in that locality are attributable to the usual summer exodus. Mr. Hollister maintains that values are still firm in the district in question, but that very few sales are being consummated.

A rumor was in circulation among real estate brokers this week to the effect that the Cooper interests had entered into a contract for the sale of the block front on the easterly side of 4h av, between 27th and 28th sts. It was said that a syndicate contemplates improving the site by erecting a large loft building thereon. Upon inquiry at the Cooper offices, all knowledge of dealings looking to the disposal of the property was positively denied. The buildings on the block in question are two and three stories in height. The old frame affair at the southeast corner of 4th av and 28th st is famous as the early domicile of Peter Cooper.

## THE AUCTION MARKET

The rather slim attendance at the auction sales during the week is partly attributable to the nature of the offerings. On Monday, Nos. 1990 and 1994 Amsterdam av, southwest corner of 159th st, 66.7x150, two 6-sty tenements, with stores, were knocked down by Auctioneer Joseph P. Day to the plaintiff in a foreclosure action for $148,000. Nos. 2004 and 2006 Amsterdam av, also 6-sty tenements, were struck off to the same plaintiff, Maurice Cohen, for $100,000.

On Tuesday, D. Phoenix Ingraham & Co. sold No. 24 Bowery, a 3-sty building, 35.2x70.6, extending to Chestnut st, for $19,200, the purchaser being Martin T. Garvey. At the stand of Joseph P. Day, No. 210 West 29th st, three 2-sty brick tenements, 24.10x98.9, were purchased in a partition sale by William Nelson for $21,650. At another sale of the same character the Wilkes Construction Company succeeded in obtaining the property No. 219 West 49th st, a 4-sty brick dweling, 20.8x100.5, for $41,000, considered a satisfactory figure. On Wednesday three parcels were bought in by plaintiffs in foreclosure actions, including a vacant plot 50x99.11, on the north side of 146th st, 350 ft. west of Amsterdam av, which was secured by H. L. Lederer for $20,000. At the stand of Samuel Goldsticker, No. 16 East 78th st, a 4-sty brick dwelling, 17x102.2, brought in foreclosure the round sum of $57,700, the successful bidder being John Reid.

At Auctioneer Day's stand on Thursday among other offerings was a vacant plot, 66x135.2, on the north side of 180th st, 66 ft. west of Crotona av. The parcel was struck off to Hugo Cohn at $7,250. Four lots, each 25x100, on the east side of Balcom av, 150 ft. north of 171st st, were knocked down by Bryan L. Kennelly to E. F. Shubert for $2,120.

### Aids to Business Making.

The day of the peddler of real estate in New York is past. Today the business of Real Estate is a science, and Fortune is on the side of the man with the best records. Note the plants of all the successful offices. Nine hundred and ninety-nine times out of every thousand the plant of the successful office has as its foundation the Record & Guide Weekly, the Record & Guide Quarterly and the Real Estate Directory.

## Building Records.

Building operations in Manhattan during the second quarter of the year fell short in amount seven million dollars below the record of the corresponding quarter in 1906, and about 200 less in number of buildings. Less than one-half the number of tenement houses were projected, but now that the money market is better disposed toward speculative builders, they are becoming active again.

There were but 608 new buildings planned in the months from January to July, as against 1,070 last year, at a total cost of but $47,529,060, as against $73,342,380 in 1906.

The following table will show the situation for the first six months, as compared with a similar period in 1906:

NEW BUILDINGS.

| | 1907. | | 1906. | |
|---|---|---|---|---|
| January | 58 | $3,290,400 | 171 | $13,253,300 |
| February | 60 | 4,422,300 | 111 | 7,216,950 |
| March | 100 | 8,070,610 | 184 | 12,580,850 |
| April | 115 | 11,314,800 | 193 | 11,691,150 |
| May | 141 | 10,197,550 | 245 | 14,556,680 |
| June | 134 | 10,233,400 | 166 | 14,043,450 |
| Total | 608 | $47,529,060 | 1,070 | $73,342,380 |

### Comparative Quarterly Statement for Manhattan.

Plans and specifications for new buildings were filed and acted upon during the quarter ending June 30, 1907, and in the corresponding quarter of 1906, in the Borough of Manhattan, as follows:

| Classification. | No. of buildings. | Estimated cost. |
|---|---|---|
| Dwelling houses, estimated cost over $50,000 | 6 | $500,000 |
| Dwelling houses, estimated cost between $20,000 and $50,000 | 7 | 305,000 |
| Dwelling houses, estimated cost under $20,000 | 10 | 82,500 |
| Tenement houses | 397 | 23,535,400 |
| Hotels and boarding houses | — | |
| Stores, estimated cost over $30,000 | 34 | 5,332,600 |
| Stores, estimated cost between $15,000 and $30,000 | 5 | 128,000 |
| Stores, estimated cost under $15,000 | 3 | 19,500 |
| Office buildings | 18 | 6,722,080 |
| Manufactories and workshops | 16 | 828,200 |
| School houses | 2 | 155,000 |
| Churches | 1 | 60,000 |
| Public buildings, municipal | — | |
| Public buildings, places of amusement | 18 | 662,500 |
| Stables | 20 | 639,700 |
| Other structures | 59 | 77,550 |
| Total | 596 | $39,047,430 |

MANHATTAN ALTERATIONS.

Plans and specifications for alterations to buildings filed and acted upon during the quarter ending June 30, 1907, in the Borough of Manhattan:

| Classification. | No. of buildings. | Estimated cost. |
|---|---|---|
| Dwelling houses | 231 | $1,204,885 |
| Tenements | 748 | 1,690,480 |
| Hotels and boarding houses | 33 | 269,100 |
| Stores | 122 | 679,570 |
| Office buildings | 37 | 1,327,350 |
| Manufactories and workshops | 35 | 92,150 |
| School houses | 11 | 57,700 |
| Churches | 13 | 70,075 |
| Public buildings | 33 | 329,200 |
| Stables | 22 | 119,485 |
| Other structures | 1 | 4,500 |
| Total | 1,286 | $5,844,495 |

In the Bronx, the number of buildings for which plans were filed exceeded the record of the corresponding quarter last year, but fell 25 per cent. below in estimated cost.

### Building in the Bronx.

COMPARATIVE STATEMENT—SIX MONTHS, JAN. 1 TO JUNE 30, 1906-1907.

| | No. of Bldgs. | 1906. | No. of Bldgs. | 1907. |
|---|---|---|---|---|
| Brick dwellings, estimated cost over $50,000 | .. | ..... | — | ..... |
| Brick dwellings, estimated cost between $50,000 and $20,000 | 1 | $20,000 | .. | ..... |
| Brick dwellings, estimated cost less than $20,000 | 112 | 914,900 | 277 | $1,853,300 |
| Brick tenements over $15,000 | 221 | 9,497,500 | 127 | 4,654,000 |
| Brick tenements less than $15,000 | 46 | 503,000 | 77 | 666,000 |
| Hotels | 3 | 66,500 | 1 | 18,000 |
| Stores, estimated cost over $30,000 | 4 | 310,000 | 3 | 270,000 |
| Stores, estimated cost between $30,000 and $15,000 | 3 | 78,000 | 6 | 110,500 |
| Stores, estimated cost less than $15,000 | 20 | 70,500 | 17 | 81,900 |
| Office buildings | 5 | 60,200 | 4 | 39,500 |
| Manufactories and workshops | 31 | 342,150 | 24 | 516,800 |
| Schools | 2 | 125,000 | 7 | 306,000 |
| Churches | 4 | 46,370 | 12 | 339,000 |
| Public buildings, municipal | 4 | 70,000 | 2 | 180,000 |
| Public buildings, places of amusement, etc | 8 | 317,500 | 6 | 308,000 |
| Stables | 56 | 422,450 | 48 | 251,275 |
| Frame dwellings | 631 | 3,028,665 | 453 | 2,322,900 |
| Frame tenements | 16 | 117,400 | 28 | 197,500 |
| Other structures | 76 | 53,160 | 44 | 21,075 |
| Totals | 1,243 | $16,043,295 | 1,136 | $12,135,750 |

A comparative statement, issued by the Department of Buildings in Brooklyn, shows an increase in the cost of new struc-

# WANTS AND OFFERS

WE WANT to loan on first-class Manhattan real estate, first and second mortgages; principals only. SYNDICATE SECURITIES CO., 74 Broadway.

WANTED—Building or plot, 100x100, west side, south of 59th st, Manhattan, for cash customer. JACOB A. KING, 51 W. 125th St.

SUPERINTENDENT desires position with contractor or architect. College training in architecture, with eleven years' experience. Eight years in charge of construction and handling work. BOX T. M. B., c|o Record and Guide.

WANTED—Position by young man, real estate office; experienced; references. B. B., c|o Record and Guide.

**LONG BRANCH TO ASBURY PARK, N. J.**

Can supply you with complete information on any real estate in Monmouth Co., N. J. JACOB A. KING, 51 W. 125th St., N. Y., or West End, N. J.

**BUILDING LOANS**

Have money for Kings County Corporations. Any amount desired. SUMNER REALTY CO., 471 Sumner Ave., Brooklyn.

PLENTY MORTGAGE MONEY, 4½ and 5%. Amounts to suit. Send in your applications. O. A. JENKS, 156 Broadway.

**FUNDS FOR MORTGAGES**

LEVINE & PETERS,
147 East 125th. Tel., 4679-Harlem.

**1st---MORTGAGES---2d**

All good applications promptly considered
G. V. MORTON, 62 WILLIAM STREET

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**The RECORD and GUIDE reaches practically all real estate men. If you have anything to offer, why not put it in the most conspicuous place?**

**Lawyers Title Insurance & Trust Company**

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }
Title Department and Trust and Banking Department,
Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

EDWIN W. COGGESHALL, President and General Manager.

DAVID B. OGDEN, JOHN T. LOCKMAN, LOUIS V. BRIGHT, HENRY MORGENTHAU, } Vice Presidents.
THORWALD STALLKNECHT, Treasurer.
HERBERT E. JACKSON, Comptroller.
WALTER N. VAIL, Secretary.
LEWIS H. LOSEE, Asst. Genl. Manager.
ARCHIBALD FORBES, U. CONDIT VARICK, } Asst. Treasurers.
GEORGE A. FLEURY, FREDERICK D. REED, } Asst. Secretaries.

EXECUTIVE COMMITTEE:

GEO. F. BUTTERWORTH, DUMONT CLARKE, EDWIN W. COGGESHALL, WILLIAM A. DAY, WILLIAM P. DIXON, JULIAN D. FAIRCHILD, JOHN T. LOCKMAN, HENRY MORGENTHAU, JAMES N. WALLACE.

REVISED LISTS
**Investment Properties**
**PRIVATE HOUSES**
SENT ON APPLICATION

**N. L. & L. OTTINGER**
31 NASSAU STREET

**Hudson Mortgage Co.**
*(Organized Under the Banking Law)*
170 BROADWAY

*CAPITAL $500,000*

**GOOD SECOND MORTGAGES**
PURCHASED AND SOLD

tures for the first six months of 1907 over the previous year of $11,674,825.

| | No. of buildings. | Value. |
|---|---|---|
| Monthly report, ending June 30 | 923 | $9,744,530 |
| Quarterly report, ending June 30 | 3,214 | 25,765,735 |
| Semi-annual report, ending June 30 | 5,453 | 41,361,384 |

### Publishing Houses Moving Uptown.

There are indications that a considerable number of publishing houses will locate in the Pennsylvania section before many months will have elapsed. It is known that brokers are at present conducting negotiations for downtown clients with this end in view. Several of the larger concerns have already acquired plots in that locality with the ultimate purpose of erecting loft buildings for their own occupancy. Among the number is the McGraw Publishing Company, of 114 Liberty st, which is now improving its plot on the north side of 39th st, between 7th and 8th avs, with a 10-sty structure of reinforced concrete. The progress of the building is being closely watched by specialists, as the success of the undertaking will exert an important influence on succeeding operations of that character.

### SUBURBAN.

George Mariamson sold to the George M. Fleischman Co. 12 acres at Hasbrouck Heights, N. J., for immediate improvement.

George R. Read & Co. sold for the Rev. William W. Rand, D.D., Secretary Emeritus of the American Tract Society, to Robert H. Patton, 2d, of this city, a tract of 14 acres at Hawthorne, Passaic Co., N. J., adjoining the Stevenson estate property, which Mr. Patton, as attorney, recently subdivided and sold in building lots. It is his intention to dispose of the Rand tract in the same way. The property lies along the Erie and Susquehanna Railroads, and is near the projected trolley route from Paterson to Ridgewood.

### STATEN ISLAND.

Cornelius G. Kolff sold for the Xiques estate two lots at the cor of Ann st and Heberton av, Port Richmond, to Mrs. Jennie M. Hammond, of Stapleton.

The Prince's Bay Realty Co. sold to Mrs. Frances Price 3 lots at Highland Park, and to M. A. Palmer 2 lots. The company has resold for Mrs. Catherine Sweeny a plot at Highland Park.

Lampert Realty Co. report the following sales in the Wellbrook estate property at Castleton Corners: To William Logan, 6 lots on Wellbrook av; to Beatrice Wilder, 3 lots on Butler av; to Jacob Weitzman, 5 lots on Wellbrook av; to Morris Harrison, 5 lots on Butler av; to John B. Baker, 4 lots on Bradley av, and to Thomas Donovan, 5 lots, including the corner of Queen st and Wellbrook av.

### The Wood-Harmon Partnership.

A Pittsburg dispatch says that William E. Harmon has filed a bill in equity in that city asking that a receiver be appointed for the real estate firm of Wood, Harmon & Co. Serious differences of opinion had arisen between the partners in the firm, who, in addition to William E. Harmon, are Clifford B. Harmon and Charles E. Wood. The application for the appointment of a receiver to terminate the affairs of the partnership is the direct outcome of a temporary injunction secured by Wood, Harmon & Co. several months ago restraining corporations lately organized in New Jersey and in this State from transacting business under the firm name of Wood, Harmon & Co.

The bill in equity filed by William E. Harmon sets forth that the partnership was entered into on February 15, 1895, and was to continue for ten years, when it might be further continued at the option of any of the partners. The terms of the partnership agreement directed that William E. Harmon was to receive one-half of the net profits, and the other half was to be divided equally between Clifford B. Harmon and Charles E. Wood. Later, it is stated, the interest of Mr. Wood was purchased by Clifford B. Harmon.

The bill goes on to state that later he, William E. Harmon, learned that Clifford E. Harmon and Chas. E. Wood were endeavoring to incorporate a company under the same firm name, which he opposed. It is William E. Harmon's contention that much of the value of the name Wood, Harmon & Co. is due to his personal effort in building up the business of the company, and that for this reason it would be unjust for others to control the use of the name.

Clifford B. Harmon is at present most interested in the development of Harmon on the Hudson.

### Personal.

Mrs. B. Aymar Sands has gone to Southampton, Long Island, and has opened her cottage there for the summer.

William H. Goodyear, of the Brooklyn Institute of Arts and Sciences, was elected on April 14 an honorary academician by the Royal Academy of Fine Arts at Venice, Italy.

Mr. James M. Quigley, a member of the New York Stock Exchange, died of appendicitis at Roosevelt Hospital on Monday of this week. Mr. Quigley was identified with the reorganization of important Western railroads, especially the Toledo, St. Louis & Western Railroad, known as the Clover Leaf. He was an able writer on financial matters and was a friend of the late Presidents McKinley and Benjamin Harrison. The latter he employed as counsel in certain railroad litigation.

### Six Months of Queens Building.

FLUSHING.—The number of deeds and mortgages filed for the first half of the year 1906 in the Queens County Clerk's office was 18,350, while the number from January 1 to July 1 this year is only about 15,350. Yet in spite of this fact the tone of the real estate business in the borough was never more cheerful. It is recognized that last year's transactions were almost wholly speculative and brought little in the way of permanent improvements. The sales that have been made this year have been made almost wholly to home builders, and thousands of lots have been bought for high-class improvements.

The number of buildings this year exceeds the record for last year by hundreds and the building boom has come to stay. The banks that are slow in making loans on big tenement blocks are loaning freely on 2 and 3-sty and 1 and 2-family dwellings, and the bank officials say they find their highest profit in this class of investment.

The savings banks and banks of deposit and trust companies are making hundreds of loans to men building dwellings in Queens, costing from $2,000 to $5,000 each. Many are 2-family dwellings. The owner occupies the first floor and leases out the upper, getting enough rent to pay the interest on his mortgage. Hundreds of thrifty young house owners are starting out in this way toward a competence in many sections of the borough.

The record for the six months was as follows:

| District. | Number Buildings. | Estimated Cost. |
|---|---|---|
| Long Island City | 254 | $1,598,225 |
| Newtown | 681 | 2,663,188 |
| Flushing | 310 | 1,078,210 |
| Jamaica | 791 | 3,365,675 |
| Rockaway | 229 | 825,100 |
| Total 6 months | 2,265 | $9,530,398 |
| Total 6 months 1906 | 2,167 | 9,027,248 |

The average cost per building in the Newtown district was $3,900; in the Flushing-Whitestone district, $3,478; the Jamaica district, $4,250, and the Rockaway seashore district, $3,600.

### Rents and Fireproofing.

The tenement-house law, withal its splendid effects, is held responsible for the increased rental output on the part of the average New Yorker, and the Code Commission should undoubtedly act with care that will not increase the cost of living beyond the already large expenditure from which heads of families suffer. An architectural contemporary, "Architecture," agreeing to this, thinks that one of the most practical measures which the Commission might recommend, if any portion of the law could be made retroactive, would be one requiring the substitution of metal frames and wire glass for the accepted wooden ones on the rear and sides of commercial structures:

We confess that we do not know how this could be done, so as not to work an injustice to any building where the iron shutters now in position, in accordinace with the present code, are really used, but the fact is that in 90 per cent. of the buildings in which these shutters are provided in accordance with the law, they are never closed from one year's end to the other, so that a conflagration has ample opportunity to reach the interiors even of a fireproof building from its more inflammable neighbor. Under the recent decision of the United States Supreme Court in relation to school sinks, it does not seem to us that the police powers of the city might be extended so as to cover such a retroactive class, and there is no doubt that if it could be done it would go a long way towards discussing the fire risk in the section of the city of which the insurance men complain so bitterly.

Why not pass a law making it obligatory to close iron-shutters at night, in dangerous localities, and make it the duty of the police to enforce the law. For new buildings metal frames and wire glass would be a reasonable requirement.

### Bronx Apartments Filling Up.

New apartments in the Prospect av section of the Bronx are beginning to fill up rapidly. Among those recently completed may be mentioned the modern 5-sty brick buildings at the northeast corner of Longwood av and Hewitt pl, erected by Geo. C. Edgar's Sons, in which fully eighty per cent. of the available flats are rented at figures ranging from $30 to $38, according to location. At these rentals no more desirable apartments of six rooms and bath are to be had in that locality. Brokers nearby affirm that the chief demand at present is for apartments containing four rooms, for which rentals of from $4.75 to $5 can be obtained.

### Against a Pernicious Practice.

The practice of rebating from two to three months rent in order to secure permanent tenants in some of the new Bronx apartments is becoming flagrant again. In this connection, A. Weyl, manager of the branch office of L. J. Phillips & Co., 786 Prospect av, stated that the custom is entirely the fault of owners, and is one of the worst evils the agent has to contend with. Mr.. Weyl advocates the formation of an association whose chief aim will be to abolish this expensive and pernicious method in obtaining tenants, and suggested that he would do his part in the endeavor to accomplish the desired result.

## Construction News

(Continued)

### Kings County.

AV D.—The Clark Contracting Co., 39 Cortlandt st, Manhattan, will erect a row of ten 2-sty dwellings, 20x53.6 ft., on Av A, north side, from East 25th to 26th st, to cost $60,000.

CHESTER ST.—Eisenlo & Carlson, 5819 5th av, are making plans for six 3-sty flats, with stores, 20x60 ft., for Greenberg & Greenberg, 254 Osborn st, to be erected on Chester st, east side, 100.3 ft. north of Livonia av, to cost $36,000.

EVERGREEN AV.—Estimates will soon be received by architect C. B. J. Snyder, 500 Park av, Manhattan, for the new 4-sty school which the city is to erect on Evergreen av, northwest cor of Grove st, to cost $180,000.

WASHINGTON AV.—On the east side of Washington av, 207.2 ft. south of Greene av, G. Elliott, 44 Court st, will build a 4-sty flat, 54.4x100.9 ft., for 24 families, to cost $50,000.

DEAN ST.—J. Butler, 390 Washington st, Manhattan, will erect at a cost of $18,000 a 4-sty brk stable, 50x104 ft., on Dean st, south side, 325 ft. west of Classon av.

HART ST.—Two 5-sty flats, 37.6x88 ft., will be run up on Hart st, south side, 225 ft. east of Marcy av, to cost $60,000. J. Goodsky, 87 Wyckoff av, owner; Eisenlo & Carlson, 5819 5th av, are planning.

ROCKAWAY AV.—Eight 3-sty stores and dwellings, to cost $64,000, will be erected on the east side of Rockaway av, 20 ft south of Marion st, for J Frazer, 44 Rochester av. A. McLean, 883 East 35th st, is architect.

ROEBLING ST.—Weson Longman & Co., 207 Pearl st, Manhattan, will build a 4-sty factory, 200x55 ft., on Roebling st, west side, between North 9th and 10th sts, to cost $55,000. W. Ryan, 162 Ryerson st, is preparing plans.

WILLOUGHBY AV.—Helmle & Huberty, 190 Montague st, have plans ready for a 3-sty brick dormitory, 161.10x80.10 ft, slag roof, steam heat, for the Roman Catholic Orphan Asylum, 4 Court square, to be situated on Willoughby av, north side, 320 ft east of Sumner av, to cost $125,000.

### Queens County.

COLLEGE POINT.—The Traun Rubber Works, of 13th st, will be thoroughly overhauled and enlarged. The building will be extended out to 13th st, and a big extension will be built in the rear. The alteration will cost about $18,000.

BAYSIDE.—The erection of the new fire house hangs in the balance, as it is difficult for the committee to borrow the funds necessary for the project. Both Enterprise Hook & Ladder Co. and the steamer company have offered to advance an amount towards the scheme. The firemen hope to be able to proceed this fall.

RIDGEWOOD.—L. Berger & Co. have filed plans for a 3-sty brk tenement, which J. Buchkeit, of 687 Harmon st, will build in Harmon st, near Woodward av, to cost $5,000.—Also plans for a 2-sty brk, 16x60, to cost $6,000, which F. W. Amend, 135 Onderdonk av, will erect in Stockholm st, 325 ft. west of Woodward av.—Also, plans for three 2-sty brks, 19x50, to cost $9,000, which V. S. Smith, of 131 Noble st, will erect on Harmon st, north of Millwood av.

EVERGREEN.—A. Bauer, of 240 St. Nicholas av, Brooklyn, will undertake a large operation here. He has plans from L. Berger & Co. for twenty-two 3-sty brk tenements, 25x72, to cost $176,000.

FLUSHING.—The Wallace Appleton Co., of Flushing, architects and builders, has filed plans for a 3-sty frame, 40x46, to cost $10,500, to be erected in Ash st, west of Magnolia pl, Flushing.—Architect E. Richardson has filed plans for a 2-sty frame dwelling, to cost $10,000, with dimensions of 36x38, to be erected on Whitestone av, by J. Donahue, of Flushing.

WOODHAVEN.—Gascoyne & Horsch, of Woodhaven, architects and builders, will erect two frame dwellings, 20x48, to cost $5,000, on Oceanview av, north of Brandon st.

RIDGEWOOD.—Geer & Frye, of 665 Bushwick av, Brooklyn, will build from L. Berger & Co.'s plans four 2-sty bricks, 20x55, to cost $16,000.—Paris & McDougal, 1123 Broadway, Manhattan, owners, will build from plans of L. Berger & Co. three 2-sty bricks, 16x55, to cost $9,000, on the east side of 10th st, 100 ft. north of Riker av, in the 2d Ward.

FLUSHING.—J. V. Graham, of Franklin pl, has accepted plans from A. E. Richardson for two 3-sty brk stores and offices, 100x105, to cost $35,000, which he will erect at the southeast cor of Madison av and Main st.

MORRIS PARK.—Mrs. Egbert, 3010 Chichester av, Richmond Hill, has accepted plans from Architect W. J. Brown for a 2-sty frame dwelling, 22x44, to cost $4,800.

UNION COURSE.—R. Schwindt, of Union Course, will build on Shore av, 50 ft. north of 2d st, from plans of J. F. Reichard, a frame dwelling, 20x53, to cost $3,000.

Joseph Bermel, President Borough of Queens, opened bids on June 26th, for regulating and grading the Boulevard, from Webster av to Broadway, First Ward, Borough of Queens: Atlanta Contracting Co., 434 East 91st st, N. Y., $70,581; D. W. Moran, 592 Burnside av, N. Y., $78,150; James A. Boyce & Co., Astoria, L. I., $67,152; Pease Bros, 20 Main st, Flushing, L. I., $62,334; Astoria Contracting Co., Astoria, L. I., $71,828; Thomas F. Tuohy & Co., 97 Main st, Brooklyn, $70,120, and Henry J. Muller, 328 Fulton st, Jamaica, $70,166.

### New York State.

BUFFALO.—Property has been purchased on Stanislaus st, between Fillmore av and Beck st, for a site for a Polish hospital. The property has a frontage of 205 ft. It is said the cost will run up over $100,000. Very Rev. John Pitass, of St. Stanislaus st, can inform.

ALBANY.—Architect Woollet has prepared plans for several houses in North Albany for the Glenmore Extension Co.—The J. B. Lyon Co. will erect a 4-sty brick building at 14-16 Daniel st.—G. L. Clapp will build two 2-sty dwellings with attics at the corner of South Lake and Park avs.

SCHENECTADY.—Negotiations are under way between the Business Men's Association and J. Levi & Co., of Gloversville, with a view to inducing the latter firm to locate their glove factory in Schenectady.—Judge A. M. Vedder is receiving estimates on a new dwelling, to be erected at the corner of Adams road and Wendell av. Plans were drawn by the Arthur G. Lindley Co. The house will cost $10,000.

GLOVERSVILLE.—C. B. Knox, of Johnstown, will erect an office building at 52 South Main st.

AMSTERDAM.—McCleary, Wallin & Crouse will build an addition to their factory on Forest av.—Bids are being received for constructing a sewer in West Main st.

SCHENECTADY.—Architect Van Rensselaer has prepared plans for a 3-sty business building, to be erected by B. F. Jenkins, at the corner of Seneca st and Van Vranken av, to cost $15,000.—Samuel Graubart will erect a 7-sty fireproof building at the corner of Centre and Franklin sts.

NYACK.—Justice Tompkins, of the Supreme Court, has purchased a seven-acre tract of land at the corner of Midland and Birchwood avs, Upper Nyack, and will build a handsome residence. Address him at Nyack P. O.

ROME.—F. W. Kirkland has nearly completed plans for the Y. M. C. A. building, which is to cost upward of $50,000.

CANANDAIGUA.—The Canandaigua Board of Trade has reason to be confident that two large manufacturing establishments will be located at Canandaigua in the future. The Stecher Lithographing Co. of Rochester, is planning to establish two branch plants independent of the Rochester establishment. The capitalization of the present plant is $300,000, and, it is said, this is to be doubled.

LITTLE FALLS.—W. Neill Wilson, of Plainfield, has been directed to complete plans for the hotel which is to be erected here by M. G. Bronner and others. Estimated cost, $20,000.

MANLIUS.—Architect M. D. Makepeace, Everson Building, Syracuse, N. Y., it is said, has plans for a new group of buildings for St. John's Military school. Cost, $145,000. Col. William Verbeck is commandant of the school.

MIDDLE VILLAGE.—German Trinity Church, Juniper av, Middle Village, it is stated, will construct a brick church, 52x54 ft, on Metropolitan av, south side, 3,000 ft west of Dry Harbor road, Middle Village, to cost $40,000.

## New Jersey.

NEWARK.—Plans are now in the hands of local contractors for estimating for the new $75,000 temple to be erected for the Congregation Oheb Shalom in High st, between Spruce st and Waverly av. The plans, as drawn by A. W. Brunner, of 33 Union sq, Manhattan, call for a building with ground dimensions of about 50x80 ft.

JERSEY CITY.—Work on the new No. 32 school in the Third Ward will, it is expected, be started this summer so that the building may be completed for the fall term of 1908. Supervising Architect John T. Rowland, Jr., has completed the preliminary sketches and they will be submitted to the Board of Education for approval. The sketches show a building similar in appearance to No. 11 school at Bergen sq.

NEWARK.—Frank F. Ward, of 203 Broadway, New York, has completed plans for an addition to the Burnet St Public School. Estimates for the construction are receivable until 9 o'clock p. m., July 16, at the office of the Board of Education, under separate contracts, including mason, carpenter, iron, painting, roofing, plumbing, electrical and steam heating and ventilating work. The proposed addition will cost $125,000. T. B. Cryer, of 249 High st, is the heating and ventilating engineer in charge. George Varley is chairman of the building committee.

EAST ORANGE.—Frederick New, 525 North Grove st, East Orange, will build a 3-family flat on North 15th st, near Park av, from plans by Arthur M. Stokem, of 47 Main st, East Orange.

VAILSBURG.—Alfred Peter, architect, Newark, is ready for estimates under separate contracts for the erection of a 2-sty building on Mead st, Vailsburg, for Augustus Erxleben, of 83 Chestnut st, this city.

WEST ORANGE.—From plans prepared by Rizzolo & Gonnelli, of 800 Broad st, Newark, Luigi Bellotti will erect a 6-family tenement on Ashland av, near Park av, West Orange. A general contract has been awarded to Antonio Spallone, of 91 High st, Newark, for the erection of the building.

EAST ORANGE.—Plans are in progress at the office of W. B. Tubby, 81 Fulton st, Manhattan, for the erection of the proposed public school for the Board of Education of East Orange. The building will be erected on the corner of Central and Maple avs, and cost in the neighborhood of $90,000. Arthur A. Richmond, of East Orange, is chairman of the building committee and J. B. Holbrook, of 25 Broad st, New York, consulting heating and ventilating engineer.

NEWARK.—Plans have been completed and the owner, Samuel Kreiger, of 75 Peshine av, is ready for estimates on all material required to erect a 4-sty tenement at 134-236 Livingston st. The structure was designed by Romolo Bottelli, of 189 Market st. The owner will superintend and award all contracts. Estimated cost, $18,000.

ELIZABETH.—Alfred Peter has plans in progress at his office, 238 Washington st, Newark, for the erection of a store and flat at 316 East Jersey st, Elizabeth, for J. J. McCormack, of the same address. The building will be 3-sty, measuring 25x62 ft.

NEWARK.—Aug. M. Kleeman, 493 South 10th st, New York, has passed the state examination in architecture in New Jersey, and will be pleased to receive catalogues, circulars, etc.

VINELAND.—Charles L. Hoffman, architect, 59 South 4th st, has prepared plans for the remodeling of the Cosmopolitan Hotel, at Vineland, N. J., into an opera house. It will be enlarged to double its present size and measure 75x114 ft.

BAYONNE.—At a meeting of the Bayonne City Republican Club plans for the erection of a new home for the club were discussed and it was decided to go ahead with the undertaking. President Alfred H. Phillips was empowered to appoint a committee to have plans drawn.

JERSEY CITY.—The Bergen Heights Realty Co., of 225 Claremont av, which recently purchased twenty-one vacant lots on Claremont, Jackson and Grant avs, will shortly break ground for the erection of four 3-sty double frame flats on the northerly side of Grant av. The buildings will have all the latest improvements, including open plumbing, cabinet mantels, dumb-waiters and will cost about $40,000.

ELIZABETH.—Bids will be received at the office of the Elizabeth Water Company, 68 North Broad st, Elizabeth, until July 15, for laying about 3 miles of 36-inch water pipe. John Kean, President.

EAST ORANGE.—On July 22 bids will be received by the Board of Education (Warren A. Clapp, Secretary), for erecting the Lincoln School.

ATLANTIC CITY.—The John D. Allen Co., of Philadelphia, Pa., have completed plans for a 13-sty hotel and theatre building which is to be erected for Geo. B. Burch, at Arkansas av and the Boardwalk, Atlantic City, 207x318 ft., steel frame construction, brick and limestone trimmings. The cost is about $1,500,000.

PLAINFIELD.—Plans are being prepared by Architects Hale & Rogers, 11 East 24th st, New York City, for a 2-sty $100,000 school building for the Board of Education.

## Connecticut.

WEST HAVEN.—A. F. Wood's Sons will shortly erect a new business block on Campbell av, West Haven. Plans are now being figured, brick, with stucco work, 4-stys, arranged for three stores. Foote & Townsend, architects.

WINDSOR.—Plans for the new Methodist church are completed. It will be 65x45 ft. The ground story will be of granite. Rev. J. B. Dusinberre is pastor.

MERIDEN.—Work will be begun in a short time on the new St. Stanislaus Church. The contract has been awarded to the firm of Teck & McWilliams, of Norwich. Estimated cost, $50,000.

HARTFORD.—E. S. Goodrich will build a frame dwelling on the west side of Franklin av.—I. Mintz and H. White, a frame automobile shed at No. 15 Avon st.—Mary A. Olinski, a frame building on the east side of Harold st.—The Fidelity Co., interior alterations on the south side of Pearl st.—Orient Insurance Co., a brick addition 36x28 ft., two stories high, on the east side of Trinity st.

NEW HAVEN.—The largest contract during the last two weeks in the building line has been that for the residence which Hayes Q. Trowbridge is going to erect on the Edgehill road. The cost will be about $51,000. The house will be finished in brick and brownstone. Peabody & Stearns, of Boston, are the architects.

NEW HAVEN.—It is stated that the contract for the new Roman Catholic Hospital to be built on Chapel st has been awarded to the David H. Clark Co., 166 Brewery st. Cost, $140,000.—Recent reports announce that the bar committee, appointed to report on the plans and location of the new county court house, favors its erection on the Sargent property, on Elm and Church sts. The estimated cost is to be $200,000 or over.

SHELTON.—Sealed proposals will be received by the school building committee until 8 p. m., July 15, for the erection of an 8-room school building. Meloy & Beckwith, Bridgeport, Conn., architects. S. T. Palmer, chairman.

HARTFORD.—Plans are about complete for a 10-sty fireproof steel and brick building on Pratt st., for Wise, Smith & Co. Isaac A. Allen, 904 Main st, is architect.

MERIDEN.—Plans for the theatre for the Meriden Theatre Co. are ready for figures. Brick, iron and steel, 85x130 ft. A. E. Westover, Keith's building, Philadelphia, Pa., is architect.

NEW LONDON.—Bids will be called for at once by the Board of Education for a school house. Plans have been revised by Architect James Sweeney.

TORRINGTON.—Bids are asked by the Board of Warden and Burgesses until 2 p. m., July 16, for constructing sanitary sewers. Hugh W. Cronin is Borough Clerk. Walter A. Williston is Borough Engineer.

## Massachusetts.

SPRINGFIELD.—Bids will be received in the fall for the $300,000 library building. Boring & Tilton, 32 Broadway, New York, are the architects.

SALEM.—The Salem Theatre will be remodeled into a vaudeville house by Kahn & Grant, New York City, its managers. Address J. Benjamin Devine, agent, Salem.

SOUTH FRAMINGHAM.—State Treasurer has been authorized to issue $40,000 in bonds for the erection of an armory. Charles M. Baker has been engaged as architect.

COLRAIN.—McLean & Wright, Boston, have designed a library building at Colrain, to be erected at the expense of Joseph Griswold, Greenfield, Mass., as a memorial to his father. Limestone and Roman brick will be used.

WELLESLEY.—The $125,000 required in order to secure a Carnegie library for Wellesley College, has been raised.

CHICOPEE FALLS.—Two apartment houses are to be erected on Linden st by Louis A. Lafrance, of Holyoke, at a cost of about $20,000 each.

## Pennsylvania.

HARRISBURGH.—Building Committee of the School Board has decided to buy the properties 435 and 437 Walnut st, that place, from Jacob Simonetti, as a site for a new high school. At a meeting between the hotel committee and the promoters of the proposed hotel to be erected in Harrisburgh, it was decided to increase the cost from $750,000 to $900,000.

## Miscellaneous.

CHICAGO.—Engineers working in the interest of New York, Pittsburgh, Chicago and Indianapolis capitalists are completing plans for an extended system of canals from Indiana Harbor to a point between Gary and Michigan City. The first surveys provide for waterways 50 miles long, to cost $10,000,000. The system is considered necessary to the development of the steel and iron industries.

FRANKLIN, LA.—Contract has just been let to Muralt & Co., engineers, of 114 Liberty st, New York, for a complete modern municipal electric light plant for town of Franklin, La. The power house will contain Heine safety boilers, Harrisburgh engines and Fort Wayne electric apparatus. The contract calls for getting out the machinery in three months. Mayor J. C. Lewis, of Franklin, was the moving spirit in getting this plant. The plans and specifications were prepared by Warren B. Reed, consulting engineer, of New Orleans.

CLEVELAND, OHIO.—Reports state that the Columbia Gas & Electric Company proposes to erect a large new office building in this city, the estimated cost of which is to be $1,000,000.

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## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

143d st, Brook to St Anns av, paving both sides.
150th st, Brook to Port Morris R R, paving both sides.
Sherman av, 161st to 164th st, paving both sides.
Broadway, 155th to 169th st, paving both sides
140th st, 150 w Cypress av to Locust av, both side. regulating, grading, etc.
140th st, St Anns to Locust av, both sides, regulating, grading, etc.
Fox st, Longwood to Intervale av, both sides, regulating, grading, etc.
Kelly st, Prospect to Leggett av, sewer.
Locust st, bet White Plains rd and Elm av, temporary sewers.
North and South Oak Drives, bet Elm and Hickory avs, temporary sewers.
Morris st, from Bronx River to Old Boston Post rd, opening.
157th st, 3d av to St Anns av, both sides, paving and curbing.
163d st, Woodycrest av to Ogden av, both sides, paving and curbing.
Morris av, 164th to 165th sts, both sides, paving and curbing.
169th st, Morris and Findlay avs, sewers.
College and Findlay avs, 168th to 170th sts, sewers.
Stebbins av, Dawson st to Westchester av, both sides, paving and curbing.
174th st, Jerome to Walton av, paving and curbing.
178th st, east of Grand Boulevard and Concourse to Grand Boulevard and Concourse, sewer.
Drainage st, Boone to Longfellow st, sewer.
Prospect av, Crotona Park North to 189th st, both sides, regulating, grading, etc.
233d st, Webster and Napier avs, sewers.
Verio av, 233d and 235th sts, sewers.
Verio av, 237th st and city line, sewers.
Napier av, 233d and 235th st, sewers.
234th st, Verio and Webster avs, sewers.
234th st, 233d st and Katonah av, sewers.
Grand Boulevard and Concourse, 178th st and Echo pl, sewer.
236th st, Verio and Martha avs, sewers.
237th st, Katonah av and west of Kepler av.
238th st, Martha and Kepler avs, sewers.
239th st, Verio av and Kepler av, sewers.
240th st, about 580 feet east of Martha av to Mount Vernon av, sewers.
233d st, Broadway to Bailey av.
165th st, Boulevard Lafayette to Broadway, paving and curbing.
Fairview av, St Nicholas av to Broadway, regulating, grading, etc.
151st st, Mott to River avs.
Bailey av, 233d to 238th st, sewer.
Anderson av, Jerome av to 164th st, regulating, grading, etc.
Beck st, Prospect to Leggett av, regulating, grading, etc.
Cypress av, 141st st to St Mary's st, regulating, grading, etc.
Wendover av, Crotona Park to Boston rd, reguing, grading, etc.
240th st, Webster and Verio avs, drains and sewers.
Longfellow st, Jennings to 173d st.

ASSESSMENTS COMPLETED.

Echo pl, from Tremont av to Echo Park, both sides, regulating, etc.
11th av, 15th st to Terrace pl, both sides.
Eastburn av, 175th to Belmont st, regulating, grading, etc.
197th st, Creston and Bainbridge avs, regulating, grading, etc.
Waterloo pl, 175th to 176th st, regulating, grading, etc.
Decatur av, 207th st to Gun Hill rd, regulating, grading, etc.
183d st, Morris and Creston avs, sewer, etc.
Whitlock av, Longwood av and Hunt's Point rd, sewer, &c.
Tiffany st, Southern Boulevard and Whitlock av, sewer, etc.
Barretto st, Southern Boulevard and Whitlock, av, sewer, etc.

BILL OF COSTS.

Montgomery av, 176th st and 177th st, Drake Park.
208th st, Reservoir Oval West to Jerome av.

DIVIDEND NOTICE.

**BOND & MORTGAGE GUARANTEE CO.**

175 Remsen St., Brooklyn, N. Y., July 8, 1907.

A QUARTERLY DIVIDEND OF THREE PER CENT. has been declared by the Board of Directors, payable August 15th, 1907, to the stockholders of record at the close of business on August 10th, 1907.

CLINTON D. BURDICK, Treasurer.

COMMISSIONERS APPOINTED.

Pier No 53, East River; John W Russell, Louis Leavitt, Patrick J Conway.

RECEIVING BASINS.

Jerome av, southwest corner Sedgwick av.
Jerome av, southeast corner Sedgwick av.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, July 15.

Housman av, Richmond, at 2 p m.
Baker av, Baychester av to the city line, at 12 m.
W 176th st, Broadway to Buena Vista av, at 2 p m.
A new street north of Fairview, at 3 p m.
Anderson av, East 164th st to Marcher av, at 12 m.
W 177th st, Broadway to Riverside Drive, at 2 p m.
Haven av, West 177th st to West 181st st, at 2.30 p m.
E 222d st, Bronx River to 7th av, at 11 a m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
Fairview av, 11th av to Broadway, at 10 a m.
W 177th st, bulkhead line Harlem River, point 150 ft easterly at 1 p m.
Riverside Drive, W 158th to W 165th st, at 12 m.
The Parkway, Grand Boulevard and Concourse to Claremont Park, at 12 m.
Tremont av, Bronx River to Eastern Boulevard, at 2 p m.
E 177th st, Boston rd to Bronx River, at 2 p m.

Tuesday, July 16.

Taylor st, Morris av to West Farms rd, at 11 a m.
Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m.
Northern av, north of 181st st and Fort Washington av, at 2 p m.
Bronx Boulevard, Old Boston Post rd to E 242d st, at 3 p m.
W 139th st, point 425 ft west of Broadway to Riverside Drive, at 2.30 p m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.

Wednesday, July 17.

Public Park, Queens, at 10 a m.

Thursday, July 18.

Two public parks at Boulevard Lafayette, at 2 p m.
Weiher Court, between Washington av and 3d av, at 3 p m.

At 258 Broadway.

Monday, July 15.

Brooklyn Bridge, at 2 p m.
Van Alst av, school site, at 2 p m.
Elizabeth and Vreeland sts, school site, at 2 p m.

Tuesday, July 16.

20th and 21st sts, North River docks, at 11 a m.
Pier 51, East River, at 12 m.
Manhattan Bridge, at 2 p m.

Wednesday, July 17.

Pier 13, East River, at 3 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending July 12, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*Amsterdam av, Nos 2004 and 2006 | w s, 49.11 n 159th st, Nos 503 and 505 | 159th st, runs n 49.11 x w 120 x s 99.11 to 159th st, x e 40.2 x n 49.11 x e 79.10 to beginning, two 6-sty brk tenements and stores; action No 1. (Amt due, $31,622.52; taxes, &c, $316; sub to prior morts aggregating $90,000.) Maurice Cohen ..... 100,000

*Amsterdam av, Nos 1990 to 1994 | s w cor 159th st, Nos 500 to 506 | st, 66.7x150, two 6-sty brk tenements and stores on av; action No 2. (Amt due, $32,752.09; taxes, &c, $901.66; sub to prior morts aggregating $130,000.) Maurice Cohen ..... 145,000

29th st, No 210, s s, 151.3 w 7th av, 24.10x98.9, 3-sty brk tenement and store and 2-sty brk tenement in rear. (Partition.) William Nelson ..... 21,650

*Manhattan av, No 217 | n w cor 109th st, 72.11 109th st, No 51 | x100, vacant. (Amt due, $8,324.50; taxes, &c, $1,410.17; sub to a mort of $32,500.) Peter Alexander. ..... 42,493

49th st, No 219, n s, 141.5 w Broadway, 20.8x100.5, 4-sty brk dwelling. (Partition.) Wilkes Construction Co. ..... 41,000

*146th st, n s, 350 w Amsterdam av, 50x99.11, vacant. (Amt due, $14,578.01; taxes, &c, $295.78; sub to a prior mort of $10,000.) Hugo L Lederer ..... 20,000

*191st st, n s, 100 e St Nicholas av, 150x100, vacant. (Amt due, $13,120.56; taxes, &c, $9,883.91; sub to prior mort of $9,000.) Julius G Miller ..... 9,734

*132d st, No 49, n s, 195 w Park av, 20x99.11, 3-sty stone front dwelling. (Amt due, $8,743.10; taxes, &c, $266.) Sara M Mygatt. ..... 8,500

Lexington av, No 664, w s, 80.5 n 55th st, 20x73, 4-sty stone front dwelling. (Amt due, $1,809.60; taxes, &c, $15; sub to a mort of $13,000.) Maurice Marks ..... 24,737

180th st, n s, 66 w Crotona av, 66x135, vacant (voluntary). Hugo Cohn ..... 7,250

*152d st, Nos 611 to 617, n s, 150 w Broadway, 100x99.11, two 5-sty brk tenements. (Amt due, $19,400.55; taxes, &c, $659.96, sub to two morts aggregating $56,594.00.) Simon Uhlfelder et al ..... 64,384

D. PHOENIX INGRAHAM.

New Bowery, No 24, w s, 32.3 s Madison st, 35.2x45.6 to Chestnut st, x 25 x 70.6, 3-sty brk building (exrs sale). Martin T Garvey. ..... 19,200

HERBERT A. SHERMAN.

*Audubon av, No 80 | n w cor 169th st, 26.7x100, 169th st | vacant. (Amt due, $10,709.53; taxes, &c, $242.73; sub to prior morts aggregating $12,000.) Louis Schlechter. 26,034

SAMUEL GOLDSTICKER.

78th st, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. (Amt due, $36,593.85; taxes, &c, $975.) John Reid. ..... 57,700

BRYAN L. KENNELLY.

Balcom av, e s, 150 n 171st st, 100x100, vacant (exrs sale). E F Shubert. ..... 2,120

| | |
|---|---|
| Total | $589,802 |
| Corresponding week, 1906 | 295,380 |
| Jan. 1st, 1907, to date | 27,691,909 |
| Corresponding period, 1906 | 21,105,514 |

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

July 13.

No Legal Sales advertised for this day.

July 15.

139th st, 140th st, Nos 18 to 22 | n s, 575 e Lenox av, 75x 199.10 to 140th st, 2-sty brk stable. David Kidansky et al agt David Peltyn; Bowers & Sands, att'ys, 31 Nassau st; Richard H Clarke, ref. (Amt due, $23,865.90; taxes, &c, $876.90; sub to two morts aggregating $42,000.) By Joseph P Day.

Jumel pl, w s, 241.3 n 167th st, 125x100, vacant. Robert C Dorsett agt Jacob Weinstein et al; R Clarence Dorsett, att'y, 25 Pine st; Wm C Arnold, ref. (Amt due, $24,952.75; taxes, &c, $893.90.) Mort recorded May 19, 1905. By Joseph P Day.

Prospect av, Nos 730 and 732, e s, 100 s 156th st, 50x88.11x62.10x125, 5-sty brk tenement. People's Bank & Trust Co agt Samuel Barkin et al; James R Burnett, att'y, 135 Broadway; Jacob A Cantor, ref. (Amt due, $6,903.92; taxes, &c, $1,000; sub to two prior morts aggregating $9,000.) Mort recorded Nov 29, 1904. By Joseph P Day.

July 16.

78th st, Nos 318 to 326, on map Nos 316 to 322, s s, 212.6 e 2d av, 87.6x102.2, two 6-sty brk tenements and stores. Golde & Cohen agt Samuel Sindeband et al; Manheim & Manheim, att'ys, 302 Broadway; Isaac B Brennan, ref. (Amt due, $10,486.11; taxes, &c, $538.) By Bryan L Kennelly.

July 17.

Greenwich st, Nos 429 to 433 | n e cor Laight st, Laight st, No 60 | runs e 125.6 x n 83 x w — x s 11.6 x w 100.6 x s 75, 9-sty brk loft and store building.

(Continued on page 61.)

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# Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 28 to July 13, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 165TH STREET—PAVING, CURBING AND RE-CURBING, from Boulevard Lafayette to Broadway. FAIRVIEW AVENUE—REGULATING, GRADING, CURBING AND FLAGGING, from St. Nicholas Avenue to Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, June 27, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 29 to July 15, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following-named street in the BOROUGH OF THE BRONX:

24TH WARD, ANNEXED TERRITORY. MORRIS STREET—OPENING, from Bronx River to old Boston Post Road. Confirmed August 9, 1904; November 16, 1904, and February 20, 1907; entered June 28, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, June 28, 1907. (36037-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 28 to July 13, 1907, of the confirmation by the Board of Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 151ST STREET—PAVING AND CURBING, from Mott Avenue to River Avenue. EAST 157TH STREET—PAVING AND CURBING, from 3d Avenue to St. Ann's Avenue. WEST 163D STREET—SEWER and appurtenances, between Woodycrest Avenue and Ogden Avenue. MORRIS AVENUE—PAVING AND CURBING, from 164th Street to 165th Street. 23D WARD, SECTIONS 9 AND 11. SEWER and APPURTENANCES in EAST 169TH STREET, between Morris Avenue and Findlay Avenue; and in COLLEGE and FINDLAY AVENUES, between East 168th Street and East 170th Street. 23D WARD, SECTION 10. STEBBINS AVENUE—PAVING AND CURBING, from Dawson Street to Westchester Avenue. 24TH WARD, SECTION 11. EAST 174TH STREET—SEWER and appurtenances, between Jerome Avenue and Walton Avenue, with a branch in TOWNSEND AVENUE, between East 174th Street and Belmont Street. EAST 178TH STREET—SEWER, from the existing sewer east of the Grand Boulevard and Concourse to the Grand Boulevard and Concourse and GRAND BOULEVARD and CONCOURSE SEWER, east side, between 178th Street and Echo Place. DRAINAGE STREET—SEWER and appurtenances extending from Boone Street to Longfellow Street, between Jennings Street and East 172d Street and LONGFELLOW (STREET) AVENUE—SEWER, between Jennings Street and East 173d Street. PROSPECT AVENUE—REGULATING, GRADING, SETTING CURBSTONES, FLAGGING THE SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Crotona Park North to East 189th Street. 24TH WARD, SECTION 12. DRAINS or SEWERS and appurtenances in EAST 233D STREET, between Webster Avenue and Napier Avenue; Webster Avenue, between East 233d Street and East 234th Street; between East 236th Street and the City line; Verio Avenue, between East 233d Street and East 235th Street; Verio Avenue, between East 237th Street and the City line; Napier Avenue, between East 233d Street and East 235th Street; East 234th Street, between Verio Avenue and Webster Avenue; East 234th Street, between East 233d Street and Katonah Avenue; East 236th Street, between Verio Avenue and Martha Avenue, and between Katonah and Kepler Avenues; East 237th Street, between Katonah Avenue and a point about 200 feet west of Kepler Avenue; East 238th Street, between Martha Avenue and Kepler Avenue; East 239th Street, between Verio Avenue and Kepler Avenue; East 240th Street, between Webster Avenue and Verio Avenue; East 240th Street, from a point about 580 feet east of Martha Avenue to Mount Vernon Avenue. WEST 233D STREET—SEWER and appurtenances, between Broadway and Bailey Avenue; and BAILEY AVENUE—SEWER, between West 233d and 238th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, June 27, 1907. (36037-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. BROADWAY—PAVING, 16 foot strips, between old and new curb lines on east and west sides, from West 155th to West 169th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 143D STREET—PAVING AND SETTING CURB, from Brook Avenue to St. Ann's Avenue. EAST 150TH STREET—PAVING, from Brook Avenue to Port Morris Branch Railroad. SHERMAN AVENUE—PAVING AND SETTING CURB, from 161st to 164th Streets. 23D WARD, SECTION 10. 140TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from a point about 150 feet west of Cypress Avenue to Locust Avenue. FOX STREET—REGULATING, PAVING AND CURBING, between Longwood and Intervale Avenues. KELLY STREET—SEWER, between Prospect and Leggett Avenues. 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in LOCUST STREET, between White Plains Road and Elm Avenue and in NORTH AND SOUTH OAK DRIVES, between Elm Avenue and the junction of the said Drives, and in Hickory Avenue, between North Oak Drive and the north line of Bronxwood Park.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. CRESCENT STREET—SEWER, from Grand Avenue to Newtown Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 2, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 10 to 24, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. RECEIVING BASINS, at the southwest and southeast corners of JEROME AVENUE AND SEDGWICK AVENUE, approach to the Central Bridge. ANDERSON AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to the north side of West 164th Street. 23D WARD, SECTION 10. FOX STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, between Longwood and Intervale Avenues. BECK STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Leggett Avenue. KELLY STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Leggett Avenue. CYPRESS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 141st Street to St. Mary's Street. 24TH WARD, SECTION 11. WENDOVER AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Crotona Park to Boston Road.

HERMAN A. METZ,
Comptroller.

City of New York, July 9, 1907. (36227)

## PROPOSALS.

Office of the President of the Borough of Richmond, Richmond Borough Hall, St. George, New Brighton, New York City.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Richmond, at the above office, until 12 o'clock m. on

TUESDAY, JULY 30, 1907,
Borough of Richmond.

No. 1. For furnishing all the labor and materials required for constructing reinforced concrete retaining walls on Jay Street and South Street, and other work in connection with the St. George ferry approach.

For full particulars see City Record.

GEORGE CROMWELL,
President.

The City of New York, June 25, 1907. (35990)

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Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health for the Department of Health until 9.45 A. M. on

TUESDAY, JULY 16, 1907,

For furnishing and delivering timber, lumber, moulding, etc., to the Tuberculosis Sanatorium, at Otisville, Orange County, New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated June 29, 1907. (35960)

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 18, 1907,
Borough of Brooklyn.

For furnishing all the labor, plant and materials necessary to construct and complete Riprap Sea Wall along the Bay Ridge Parkway, from Wakeman Place to Fort Hamilton Avenue, Borough of Brooklyn, together with all work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(35946) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 18, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to complete and construct asphalt tile walk in Bedford, Bushwick, Fulton, Saratoga and Irving Square Parks, in the Borough of Brooklyn, together with all work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36085) Commissioners of Parks.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for laying asphalt pavement on the Pier, foot of West 22d Street, North River, and on new made land thereat; also at approach to 39th Street Ferry Terminal at Whitehall Street, Borough of Manhattan; and also at approach to Stapleton Ferry Terminal, Borough of Richmond (Contract No. 1078), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon) on Friday, July 19th, 1907. (For particulars see City Record.) (36174)

## Corporation Notice

CITY OF YONKERS

## IN THE MATTER OF ERECTING A NEW CITY HALL

The Common Council of the city of Yonkers hereby gives notice that plain and accurate plans and specifications for the work of ERECTING A NEW CITY HALL have been prepared and placed in the possession of the City Clerk of said city for public inspection, and that on Thursday, the 1st day of August, 1907, at 8 o'clock in the evening, the said Common Council will act in relation to the work proposed to be constructed; and in the meantime, sealed proposals for constructing said work according to said specifications, with the names of sureties for the faithful performance thereof, will be received by the City Clerk.

Bids will be received for all the work called for by the plans and specifications, and also for any part of the work included under the separate headings in the specifications as follows:

First—For the mason work and all other work called for on pages 10 to 36 of the specifications (inclusive).

Second—For the carpenter work and all other work called for on pages 37 to 47 of the specifications (inclusive).

Third—For the plumbing work and all other work called for on pages 48 to 51 of the specifications (inclusive).

Fourth—For the painting work and all other work called for on pages 52 and 53 of the specifications (inclusive).

Fifth—For the heating and ventilating and all other work called for on pages 54 to 61 of the specifications (inclusive).

Sixth—For the electric light, power and signaling work, and all other work called for on pages 62 to 71 of the specifications (inclusive).

The Common Council reserves the right to reject any or all bids.

Dated Yonkers, N. Y., July 10, 1907.

By order of the Common Council.

JOHN H. COYNE, Mayor.

JOHN T. GEARY, City Clerk.

## PROPOSALS.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

TUESDAY, JULY 16, 1907,
Borough of Manhattan.

No. 1. For furnishing and delivering five thousand five hundred (5,500) feet of 16 conductor underground cable.

Borough of Queens.

No. 2. For furnishing and delivering supplies for the fire alarm telegraph for the volunteer system, Borough of Queens.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated July 2, 1907. (36078)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, JULY 16, 1907,
Borough of Brooklyn.

For furnishing and delivering 44,000 gross tons of semi-bituminous coal.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, July 2, 1907. (36071-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, JULY 16, 1907,
Boroughs of Manhattan and The Bronx.

For hauling and laying water mains in West Farms road and in Jennings, Manida and One Hundred and Seventy-eighth streets.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, July 2, 1907. (36071-1)

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Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock p. m. on

MONDAY, JULY 22, 1907.

No. 1. For providing all labor and materials required for the tearing down and removal, excavation and masonry, steel and iron, roofing and metal work, carpentry, glazing, painting, hardware, and all other work (except electric, heating and plumbing work, gas and electric fixtures and fitting up) for the erection and entire completion of a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and a reception room for female inmates, and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island, The City of New York.

No. 2. For providing all labor and materials required for the electrical conduit, electric wiring and switchboard work, heating work, plumbing work, gas piping and all other work (except tearing down and removal, excavation and masonry, steel and iron, roofing and metal work, carpentry, gas and electric fixtures and fitting up) for the erection and entire completion of a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and a reception room for female inmates, and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island, The City of New York.

No. 3. For providing all labor and materials required for the gas and electric fixtures and fitting up, and all other work (except tearing down and removal, excavation and masonry, steel and iron roofing and metal work, carpentry, and electric heating and plumbing work) for the erection and entire completion of a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and a reception room for female inmates, and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island, The City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 5, 1907.

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Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock p. m. on

THURSDAY, JULY 18, 1907,

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the Metropolitan Hospital District, Blackwell's Island, Borough of Manhattan, The City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 5, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for building freight sheds on Piers Nos. 54 and 56, and on the adjoining bulkhead platforms between Little West 12th and West 14th Streets, North River, Borough of Manhattan (Contract No. 1054), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon), on Friday, July 19th, 1907. (For particulars see City Record.) (36167)

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Police Department of the City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York, at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on

THURSDAY, JULY 18, 1907.

For furnishing all the labor and furnishing and erecting all the materials necessary in making and completing alterations and general repairs to premises No. 98 John street, Borough of Manhattan.

For further particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated July 6, 1907. (36199)

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Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M. on

WEDNESDAY, JULY 17, 1907.

For furnishing all the necessary labor and materials required to effect certain alterations and repairs to the Steamboat "Franklin Edson," for the Department of Health of the City of New York

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated July 6, 1907. (36213)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 18, 1907.
Borough of The Bronx.

For furnishing and delivering white ash anthracite coal (No. 3, 1907, Botanical Garden), for Parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36220-1) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 18, 1907.
Borough of The Bronx.

For furnishing and delivering vitrified stoneware, drain pipe (No. 1, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36220-2) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 25, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary for the erection and completion of playground apparatus in McLaughlin Park, Borough of Brooklyn, together with all work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 25, 1907,
Boroughs of Brooklyn and Queens.

For furnishing and delivering limestone and limestone screenings in parks in the boroughs of Brooklyn and Queens.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

TUESDAY, JULY 23, 1907.

For removing columns at Sands and Washington streets, in the Borough of Brooklyn, Brooklyn Bridge.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated July 10, 1907.

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

TUESDAY, JULY 23, 1907.

For the construction of trolley railway approaches to the Brooklyn Bridge, in the Borough of Brooklyn.

For full particulars see City Record

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated July 10, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 25, 1907,
Borough of Queens.

For furnishing all the labor and materials necessary to pave with asphalt ties the walks in Kings Park, Borough of Queens, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the President of the Borough of Manhattan, City Hall, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan at the City Hall, Room 16, until 2 o'clock P. M. on

THURSDAY, JULY 18, 1907.

For the completion of the plumbing and drainage of a public bath building, now being erected on east side of Avenue A, between Twenty-third and Twenty-fourth streets, New York City, which has been abandoned by the original contractors.

For full particulars see City Record.

JOHN F. AHEARN,
Borough President.

The City of New York, July 5, 1907. (36206)

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

TUESDAY, JULY 23, 1907.

For making test borings at the site of a new bridge over the East River, between the boroughs of Manhattan and Brooklyn.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated July 10, 1907.

## PUBLIC NOTICES.

CORPORATION SALE OF REAL ESTATE.
Bryan L. Kennelly, Auctioneer.

PUBLIC NOTICE IS HEREBY GIVEN that the Commissioners of the Sinking Fund of the City of New York, by virtue of the powers vested in them by law, will offer for sale at public auction on

TUESDAY, JULY 30, 1907,

at 12 o'clock M., at the New York Real Estate Salesroom, Nos. 14 and 16 Vesey Street, the following described real estate belonging to the corporation of the City of New York, and located in the Borough of Manhattan, more particularly bounded and described as follows:

ALL those two plots, pieces or parcels of land which were reserved for Goerck Street, one of which is described in the grant to Van Waggenen, which grant was recorded in the office of the Comptroller of the City of New York in Liber G of City Grants, page 219, and the other described in the grant to Carnley, recorded in the office of the Comptroller of the City of New York in Liber G of City Grants, page 226, being bounded and described as follows:

BEGINNING at a point in the block bounded by Lewis Street, Tompkins Street, East Third and East Fourth Streets, which point is formed by the intersection of the prolongation of Goerck Street northerly with the grant of Robert Carnley and the grant of Henry Simmons, and which point is 13 feet 2¼ inches north of East Third Street and 200 feet east of the intersection of East Third Street with Lewis Street, and running thence northerly along the westerly line of the space reserved for Goerck Street 102 feet 10 inches to a point in the northerly line of the Van Waggenen grant, which point is 78 feet 0¾ inches southerly on the prolonged line from East Fourth Street; running thence easterly along the northerly line of the Van Waggenen grant 60 feet to the easterly line of the space reserved for Goerck Street; thence running southerly along said easterly line of the space so reserved 102 feet 10 inches to a point in the southerly line of the Carnley Grant, which is 20 feet 10¾ inches north of the northerly line of East Third Street; running thence westerly along the southerly line of the Carnley Grant 60 feet to the point or place of beginning, be the said several dimensions more or less.

The minimum or upset price at which said property shall be sold is hereby fixed at Twelve thousand dollars ($12,000). The sale of the said premises is made upon the following

TERMS AND CONDITIONS.

The highest bidder will be required to pay ten per cent. of the amount of his bid, together with the auctioneer's fees at the time of sale; and ninety per cent. upon the delivery of the deed, which shall be thirty days from the date of sale. The deed so delivered shall be in form a quit-claim deed, releasing the interests of the City of New York, subject to all incumbrances of any nature or kind whatsoever.

The Comptroller may, at his option, resell the property, if the successful bidder shall fail to comply with the terms of the sale, and the person failing to comply therewith will be held liable for any deficiency which may result from such resale.

The right is reserved to reject any and all bids.

Maps of said real estate may be seen on application at the Comptroller's office, Stewart Building, No. 280 Broadway, Borough of Manhattan.

By order of the Commissioners of the Sinking Fund under resolution adopted at meeting of the Board held July 8, 1907.

N. TAYLOR PHILLIPS,
Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 10, 1907.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 11, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF BROOKLYN:

9, 24 AND 29 WARDS, SECTIONS 4 AND 5. FRANKLIN AVENUE—SEWER, between Montgomery and Union Streets, and MONTGOMERY STREET OUTLET SEWER, between Franklin and Bedford Avenues.

29 WARD, SECTIONS 5 AND 16.

LINCOLN ROAD—SEWER, both sides from a point about 360 feet east of Rogers Avenue to Nostrand Avenue.

29 WARD, SECTION 16.

BUTLER STREET—SEWER, between Bedford and Rogers Avenues. BEVERLY ROAD—PAVING, from Flatbush Avenue to Bedford Avenue. EAST 15TH STREET—PAVING, between the curb lines between Beverly and Cortelyou Roads. EAST 15TH STREET—REGULATING, GRADING, CURBING, RECURBING AND LAYING CEMENT SIDEWALKS, between Beverly Road and Cortelyou Road. EAST 25TH STREET—REGULATING, GRADING, PAVING, CURBING AND LAYING CEMENT SIDEWALKS, from Newkirk Avenue to Foster Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 9, 1907.

## ADVERTISED LEGAL SALES.

(Continued from page 58.)

50th st, No 210, s s, 77.10 w Broadway, 25x100.5, 2 and 3-sty brk building and store.

50th st, No 212, s s, 102.10 w Broadway, 25x100.5, 2 and 3-sty brk building and store. Bankers' Trust Co agt Frederick Dietz et al; White &Case, att'ys, 31 Nassau st; Edw W Crittenden, ref. (Partition.) By Joseph P Day.

Broadway 135th st | s w cor 135th st, 149.11x100, vacant. Abraham I Spiro agt Besse C Clark; Spiro & Wasservogel, att'ys, 140 Nassau st; Isham Henderson, ref. (Amt due, $33,371.66; taxes, &c, $500; sub to two morts aggregating $85,000.) Mort recorded Nov 16, 1906. By Joseph P Day.


## HERBERT A. SHERMAN
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices


July 18.

79th st, No 338, s s, 199 w 1st av, 17x102.2, 3-sty stone front dwelling. Clara Dellac et al trustee, &c, agt Meyer W Stein et al; H A Vieu, att'y, 320 Broadway; Harry S Dottenheim, ref. (Amt due, $8,486.35; taxes, &c, $158.49.) Mort recorded Jan 4, 1906. By Joseph P Day.

Water st, Nos 336 and 338, n s, 67.5 e Roosevelt st, 37.9x65.9x37.6x67.3, two 4-sty brk tenements and stores.

Trafalgar pl, No 5, w s, 150 s 176th st, 25x65, vacant.

Washington av, No 2159, w s, about 300 n 181st st, —x—, 2-sty frame dwelling. People of the State of N Y agt N Y Building Loan Banking Co; Chas W Dayton, Jr ,att'y, 27 William st; Chas M Preston, receiver. (Receiver's sale.) By Joseph P Day.

57th st, No 211, n s, 150 e 3d av, 27x100.5, 5-sty stone front tenement.

11th st, No 830, s s, 320 e Av D, 180x94.9, 1-sty brk stores and vacant.

10th st, s s, 407.8 e Av D, 150x92.3, 1-sty frame building and vacant.

9th av, Nos 883 and 885 57th st, No 401 | n w cor 57th st, 100.5 x25, 5-sty stone front tenement and store.

10th st, Nos 474 to 478, s s, 332.8 e Av D, 75x92.3, 1 and 2-sty frame building. Mary Hagemeyer agt George Hagemeyer et al; Krakower & Peters, att'ys, 309 Broadway; John F Coffin, ref. (Amt due, $46,772.91; taxes, &c, $——.) (All right, title, &c, which George & Casper Hagemeyer had on Aug 21, 1894.) By Joseph P Day.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Max Schleimer, att'y, 119 Nassau st; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) By William Kennelly, Jr.

July 19.

117th st, No 14, s s, 158.4 w 5th av, 33.4x100.11, 5-sty brk tenement. Julia A Smith agt Abraham Orently et al; James R Burnett, att'y, 135 Broadway; Wm J Bolger, ref. (Amt due, $28,-891.43; taxes, &c, $63.) Mort recorded May 31, 1901. By Joseph P Day.

Tremont av Aqueduct av Harrison av | s e cor Aqueduct av, runs e — to Harrison av (proposed) x s to proposed st x w — to Aqueduct av x n — to beginning, lots 1 to 31.

Macomb's road 176th st Harrison av | n e cor 176th st (proposed), runs n w — to proposed st | x e — to Harrison av (proposed) x s — to 176th st (proposed) x w to beginning, lots 32 to 57.

Harrison av 176th st Tremont av | n e cor 176th st (proposed), runs n — to Tremont av x n e to a lane x s — to 176th st (proposed) x w — to beginning, lots 58 to 77, vacant. Arabella D Huntington extrx et al agt Sylvester H Kneeland et al; Parsons, Closson & McIlvaine, att'ys, 52 William st; John F Coffin, ref. (Amt due, $808,339.64; taxes, &c, $44,575.) By Bryan L Kennelly.

July 20.

No Legal Sales advertised for this day.

July 22.

131st st, n s, 100 e 12th av, 50x99.11, 1-sty frame building. J Romaine Brown agt Wm B Rogers et al; Thomas Hooker, att'y, 309 Broadway; J Campbell Thompson, ref. (Amt due, $4,550.60; taxes, &c, $773.70.) By Joseph P Day.

Simpson st, No 1117 (now Fox st), w s, 246.7 n 169th st, 25x100, 2-sty frame dwelling. Hannah Horwitz agt Rudolph Marks et al; Hubert A Knox, att'y, 198 Broadway; Chas T Terry, ref. (Amt due, $3,238.69; taxes, &c, $255.84; sub to a first mort of $3,000.) Mort recorded Jan 7, 1903. By James L Wells.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1906.

## CONVEYANCES

July 5, 6, 8, 9, 10 and 11.

### BOROUGH OF MANHATTAN.

Allen st, No 183, w s, 50 n Stanton st, 25x75, 5-sty brk tenement and store. Yetta Josephson to Lizzie Josephson. Mort $27,625. June 26. July 10, 1907. 2:417—29. A $12,000—$24,000. other consid and 100

Allen st, w s, 70.3 n Canal st, strip, 4.11x22.6. David Bloom to Isaac Schreiber. July 1. July 5, 1907. 1:300. other consid and 100

Bleecker st, No 197 (195), n s, abt 75 w Macdougal st, 20.10x96, two 3-sty brk tenements and stores. Rachel Van Steenburg Judson to John L Fogliasso. June 28. July 5, 1907. 2:542—58. A $15,000—$16,000. other consid and 100

Broome st, No 115 (121), s s, 75 w Willett st, 25x100, 5-sty brk tenement and store. Jacob Schensul to Morris H Glass. Mort $34,500. July 1. July 5, 1907. 2:336—12. A $20,000—$37,-000. other consid and 100

Canal st, Nos 246 to 252, on map Nos 246 to 250 Walker st, No 96, on map Nos 98 to 102 Lafayette st, late Elm st, Nos 107 to 115 | begins Lafayette | st, s e cor | Canal st, runs e 71.7 x s w 60.4 x e 12 x s 59.9 to n s Walker st x w 78.4 to Lafayette st x n 135.10 to beginning, 1-sty brk building and three 5-sty brk loft and store buildings. William Jay INDIVID and EXR and et al HEIRS, &c, John Jay to Lafayette Building Co. Mort $100,000. May 3. July 10, 1907. 1:197—21. A $156,400—$175,000. 237,500

Canal st, No 326, s s, 375.11 w Broadway, 25.8x55.8x24.11x50.9, 5-sty brk loft and store building. Walter L Bogert to Henry L Bogert, of Flushing, L I. ¼ part. All title. All liens. Apr 1. July 11, 1907. 1:210—9. A $23,800—$29,000. nom

Charles st, No 15, n s, 192.2 w Greenwich av, 22x95, 4-sty brk dwelling. Geo J Thole et al to Eleanora Oberender. June 28. July 9, 1907. 2:612—71. A $10,500—$12,500. other consid and 100

Cherry st, No 308, n s, 258.1 e Jefferson st, 25x80.1, 5-sty brk tenement and store. Simon Clug to Gussie Daiches. ½ part. Mort $25,000. June 29. July 6, 1907. 1:257—11. A $7,000—$15,000. other consid and 100

Same property. Simon Clug to Nathan Himowich. ½ part. Mort $25,000. July 5. July 6, 1907. 1:257. other consid and 100

Chrystie st, No 88, e s, abt 178 n Hester st, 25x100, 5-sty brk tenement and store. Benjamin Barnett to Louis and Harry Barnett. Mort $32,000. July 5. July 6, 1907. 1:305—8. A $19,000—$34,000. other consid and 100

Delancey st, No 126, n s, abt 50 w Norfolk st, 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Max Goldwasser to Morris Levinson and Solomon Shapiro. Mort $32,-000. June 28. July 5, 1907. 2:353—41. A $20,000—$28,000. other consid and 100

Downing st, Nos 63 to 67, n s, 91.3 e Varick st, runs n 39.3 and 51.6 x e 49.7 x s 90 to st x w 64.7 to beginning, three 5-sty brk tenements. Adela Jacobs to Esther Reich. Mort $71,000. May 24. July 5, 1907. 2:528—90 and 91. A $23,500—$60,000. other consid and 100

Downing st, No 67, n s, 91.3 e Varick st, 22.1x90.7x14x91.4, w s, part 5-sty brk tenement. Wm W Flannagan to Adela Jacobs. B & S and C a G. June 25. July 5, 1907. 2:528—91. A $12,500—$32,000. nom

Dey st, No 78, n e s, abt 60 w Washington st, 26x68, 5-sty brk loft and store building. Etagloc Holding Co to O C and K R Wilson, a corpn. Mort $32,500. July 10. July 11, 1907. 1:82—2. A $17,700—$28,000. other consid and 100

Elizabeth st, No 174 (158), e s, 63.10 s Spring st, 19x49.10x19x49.6, 4-sty brk tenement and store. Geo J Thole et al to Alessandro Delli Paoli. June 28. July 11, 1907. 2:478—17. A $6,000—$9,500. other consid and 100

Elizabeth st, No 172 (156) e s, 82.10 s Spring st, 18.9x49.10x19.2 x49.10, 4-sty brk tenement and store. Geo J Thole et al to Alessandro Delli Paoli. June 28. July 11, 1907. 2:478—16. A $6,000—$9,500. other consid and 100

Goerck st, Nos 157 to 161 3d st, Nos 390 to 396 | s w cor 3d st, 77.4x100x90.1x100.10, | 4-sty brk loft and store building and 3-sty brk loft building in rear. Benj M Gruenstein et al to Benj M Gruenstein and Joseph L B Mayer. Mort $58,000. July 3. July 9, 1907. 2:356. other consid and 100

Same property. Benj M Gruenstein and ano to the Russek and Klinger Realty Co and Osias Karp. Mort $58,000. July 8. July 9, 1907. 2:356—12 to 15. A $28,000—$51,000. other consid and 100

Hamilton pl, No 99, s e s, 89.6 s 142d st, 17x81.5x15.5x73.11.

Hamilton pl, s e s, 106.6 s 142d st, strip runs e 81.5 x s 2 x w 81.5 to pl, x n e 2 to beginning.

3-sty brk dwelling.

Herman H Diestel HEIR, &c, Peter Diestel to Elizabeth wife of Herman H Diestel. July 1. July 8, 1907. 7:2073—24. A $5,000—$9,500. gift

Henry st, No 278, s e s, 42.4 n e Gouverneur st, 21.2x73.8x21x73.8, 3-sty frame brk front tenement. Robert J Hubbard et al to Kotzen Realty Co. Mort $9,000. July 8. July 10, 1907. 1:267—14. A $9,000—$10,000. other consid and 100

Henry st, No 280, s s, 63.6 e Gouverneur st, 21.2x73.7x21.2x73.8, 3-sty brk tenement. Effie Lawrence to Kotzen Realty Co. Mt $1,300. July 8. July 10, 1907. 1:267—13. A $9,000—$10,000. 16,900

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Henry st, Nos 278 to 282, s s, 42.4 e Gouverneur st, 63x73.6x63x73.8, 3-sty frame brk front tenement and 2 and 3-sty brk tenements and 3-sty brk tenement in rear of No 282. Kotzen Realty Co to Louis Segman, Jacob Bernardik and Louis Aronovitz. Mort $41,800. July 10. July 11, 1907. 1:267—12 to 14. A $27,000—$30,000. other consid and 100

Henry st, No 152, s s, 61 e Rutgers st, 21.6x100, 4-sty brk tenement. Meyer Lefkowitz to Mollie Lefkowitz. All liens. Nov 29, 1905. July 5, 1907. 1:271—58. A $16,000—$25,000. other consid and 100

Henry st, No 282, s s, abt 25 w Scammel st, 21.2x73.7x21x73.6, e s, 2-sty brk tenement and 3-sty brk tenement in rear. Catharine Clary to Kotzen Realty Co. Mort $11,500. July 8. July 10, 1907. 1:267—12. A $9,000—$10,000. other consid and 100

Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs s e 75.2 x n e 34.11 x w 3.1 x n 24.3 x e 6.3 x n e 40.11 x n w 74 x n e 25.1 x n w 14.9 x s w 126.7 to beginning, two 6-sty brk tenements and stores. Norfolk Realty Co to Max Jorrisch and Charles Lowe. June 28. July 9, 1907. 2:456—40 and 42. A $48,000—$——. other consid and 100

Same property. Charles Lowe and Max Jorrisch to Robt A Stewart. 1-3 part. All liens. June 28. July 9, 1907. 2:456. other consid and 100

Lawrence st, Nos 130 to 134 Broadway | s s, 115 w Old Broadway, runs w 116.6 to s s 129th st, x w 14.8 x s 31.5 to e s Broadway, x s 69 x e 98.4 x n 99.6 to beginning, three 6-sty brk tenements and stores. Release two morts. Realty Operating Co to Hensle Construction Co. July 2. July 6, 1907. 7:1982—69, 71, 72. A $—— $——. other consid and 100

Same property. Release mort. N Y Trust Co to same. July 2. July 6, 1907. 7:1982. other consid and 1,000

Ludlow st, No 86, e s, abt 100 n Broome st, 25x87.6, 5-sty brk tenement and store. Solomon Frankel et al to Max Lancet. Mort $24,000. June 26. July 5, 1907. 2:409—37. A $15,000—$26,000. other consid and 100

Ludlow st, No 154, e s, 75 s Stanton st, 25x89.1x25x89.2, 5-sty brk tenement and store. Luis Krause et al to Max Goldwasser. 2-3 parts. All title. All liens. July 8, 1907. 2:411—50. A $16,000—$23,000. other consid and 100

Ludlow st, No 152, e s, 100 s Stanton st, 25x89x25x89.1, 5-sty brk tenement and store. Luis Krause et al to Jacob Jacobowitz. 2-3 parts. All title. All liens. July 8, 1907. 2:411—49. A $16,000—$23,000. other consid and 100

Ludlow st, No 156, e s, 50 s Stanton st, 25x87.6, 5-sty brk tenement and store. Max Goldwasser et al to Luis Krause. 2-3 parts. All title. All liens. July 8, 1907. 2:411—51. A $16,000—$23,000. other consid and 100

Mulberry st, Nos 219 and 221, w s, 72.5 n Spring st, 44.2x74.2x44.3x74.5, 6-sty brk tenement and store. Michele Volini to Albert S Del Gaudio. Mort $45,000. July 5. July 8, 1907. 2:495. other consid and 100

Same property. Same to same. Mort $45,000. July 5. July 8, 1907. 2:495—38. A $19,000—$48,000. other consid and 100

Madison st, n s, 45.2 w Montgomery st, strip, 0.9¾x31x0.8x31. Alfred R Conkling to David Levine and Hyman Atlas. Q C. June 8. July 6, 1907. 1:269. 308

Monroe st, No 216, s s, 50.5 w Scammel st, 25.2x69.10x25x71.6, 5-sty brk tenement and store. PARTITION (June 12, 1907). Sylvester L H Ward (ref) to Meyer Greenberg. July 8. July 9, 1907. 1:261—72. A $12,000—$19,000. 26,750

Monroe st, No 94, s s, 36.2 w Pelham st, runs w 18 x s 45.3 x e 8 x n e 22.6 x n 25 to beginning, 6-sty brk loft and store building. Joseph Gans to Korne Kominsky. Mort $14,750. July 1. July 6, 1907. 1:255—48. A $5,000—$9,000. other consid and 100

Perry st, No 62, s s, 80 w 4th st, 20x94.7x20x94.6, 3-sty brk dwelling. Geo J Thole et al to Joseph A Cella. June 28. July 10, 1907. 2:621—54. A $9,000—$11,500. other consid and 100

Rivington st, No 184, n e s, 51 s e Attorney st, 26x100, 5-sty brk tenement and store. Heinrich K Schafer to Maksz Wiener. Mort $27,000. July 1. July 5, 1907. 2:344—35. A $18,500—$23,000. other consid and 100

Same property. Maksz Wiener to Morris Schlanger. 1-3 part. All title. Mort $27,000. July 3. July 5, 1907. 2:344. other consid and 100

Rivington st, Nos 169 and 171, s s, 50 e Clinton st, runs s 66 x e 20 x again e 20 x n 100 to st x w 40 to beginning, probable omission, 5-sty brk tenement and store. Rebecca Duckman to Louis Milavsky. Mort $48,000. July 3. July 5, 1907. 2:348—51. A $30,000—$——. other consid and 100

Rivington st, Nos 313 and 315, s s, 75 e Lewis st, 50x100, two 5-sty brk tenements and stores. Charles Rutenberg to Abraham I Spiro. ¾ parts. Mort $56,000. May 29. July 5, 1907. 2:328—51 and 52. A $22,000—$40,000. other consid and 100

Sheriff st, No 83, w s, abt 150 n Rivington st, 25x100, 5-sty brk tenement and store. David Mann to Louis Strumpf and Morris Haber. Mort $35,000. July 5. July 10, 1907. 2:339—66. A $15,000—$20,000. other consid and 100

Spring st, No 176, s s, 40.2 e Thompson st, 21.5x64.4x22.3x63.10, 3-sty brk tenement and store. Geo J Thole et al to Alessandro Delli Paoli. June 28. July 11, 1907. 2:488—17. A $12,000—$13,000. other consid and 100

Sylvan pl, Nos 1 and 2 120th st, Nos 149 to 153 | n w cor 120th st, 46x95.1, 2-sty brk and frame tenement and store and 3-sty brk dwelling. FORECLOS, May 27, 1907. Cornelius J Earley referee to George Ringler & Co. July 3. July 5, 1907. 6:1769—23 and 24. A $14,500—$24,500. 38,000

Willett st, No 69, w s, 81.6 s Rivington st, 18.6x50, 5-sty brk tenement and store. Abraham J Weiss to Jacob M, Samuel, Ignatz, Louis and Henry H Weiss and Mali Goldberger, Mary Feldman, Annie Zimmerman and Sarah Yarmark, the sons and daughters of Abraham J Weiss who reserves life estate. July 8. Mort $8,000. July 9, 1907. 2:338—21. A $8,000—$12,000. gift

1st st, E, No 45, s s, 244.11 e 2d av, 20.7x72.1x20.4x74.6, 5-sty brk tenement and store. Fanie Eisen to Rebecca Brill. 1-3 part. All title. All liens. July 8. July 9, 1907. 2:442—18. A $12,000—$16,000. gift and 100

3d st E, Nos 348 and 350, s s, 115 e Av D, 37x105.10, 5-sty brk tenement and store. Abraham Plesofsky to Isaac Sloboder. Mort $65,000. July 1. July 5, 1907. 2:357—11. A $22,000—$50,000. other consid and 100

3d st E, No 284, s w s, 503.3 n w Av D, 18.10x106, 6-sty brk tenement and store. Rachel Feldman and Jacob Cohen to Bertha Isaac. Mort $29,000. July 10. July 11, 1907. 2:372—15. A $9,500—$23,000. other consid and 100

3d st E, No 109, n s, 474.6 w Av A, 21.4x96.2, 5-sty brk tenement and store. Florence Weil to Morris and Joseph Weisinger. Mort $16,600. May 18. July 6, 1907. 2:431—50. A $12,000—$17,000. other consid and 100

4th st W, No 291, e s, 73.5 s Bank st, 18.1x65, 3-sty brk tenement. Geo J Thole et al to Paul Hoffman. June 28. July 5, 1907. 2:614—3. A $6,500—$7,500. other consid and 100

4th st W, No 293, e s, 55.1 s Bank st, 18.4x65, 3-sty brk dwelling. Geo J Thole et al to Duross Company. June 28. July 10, 1907. 2:614—4. A $6,500—$7,500. other consid and 100

4th st W, No 295, e s, 36.10 s Bank st, 18.3x65, 3-sty brk dwelling. Geo J Thole et al to Duross Co. June 28. July 10, 1907. 2:614—5. A $6,500—$7,500. other consid and 100

9th st E, No 617, n s, 243 e Av B, 25x92.3, 4-sty brk tenement and store and 4-sty brk tenement in rear. Samuel Sternberg to Solomon Sternberg. 1-3 part. Mort $24,500. July 1. July 9, 1907. 2:392—54. A $13,000—$15,000. other consid and 100

10th st E, No 384. Agreement not to sell above until certain conditions are fulfilled. William Glaubinger with David Glaubinger. July 8. July 9, 1907. 2:392. nom

11th st E, No 723, on map Nos 723 and 725 Dry Dock st, Nos 11 and 13 | n w cor Dry Dock st, 42.3x85.6x42.1x85.6, one 3 and two 4-sty brk tenements, stores in 11th st. Arthur Blue to James P Blue. July 2. July 5, 1907. 2:381—24, 25 and 26. A $11,500—$17,000. nom

12th st W, No 79, n s, 80 e 6th av, 22x103.3, 3-sty brk dwelling. Emily M James by Anne J Talbot GUARDIAN to Alfred C Bachman. 1-5 part. All title. June 28. July 11, 1907. 2:576—80. A $20,000—$23,000. 5,800

Same property. Wm S James et al to same. 4-5 parts. All title. June 10. July 11, 1907. 2:576. other consid and 100

12th st W, No 79, n s, 80 e 6th av, 22x103.3, 3-sty brk dwelling. Alfred C Bachman to Louis Sachs. Mort $19,000. July 10. July 11, 1907. 2:576—80. A $20,000—$23,000. other consid and 100

13th st W, No 26, s s, 400 w 5th av, 25x103.3, 3-sty brk tenement and store and 3-sty brk tenement in rear. Wm Carr to Geo A Hearn. Jan 12, 1903. July 11, 1907. 2:576—26. A $23,000—$24,000. 25,000

14th st W, Nos 10 and 12, s s, abt 175 w 5th av, 50x103.3, two 4-sty brk stores. Mary H Greims to Geo A Hearn. Mort $125,000. April 23, 1903. July 11, 1907. 2:577—34 and 35. A $190,000—$201,000. 250,000

14th st W, No 8, s s, abt 150 w 5th av, 25x103.3, 4-sty brk store.

13th st, No 5, n s, abt 150 w 5th av, 25x103.3, 3-sty brk store. Mary H Greims to Geo A Hearn. May 25, 1903. July 11, 1907. 2:577—36 and 48. A $130,000—$139,000. 125,000

15th st E, Nos 542 and 544, s s, 60 w Av B, 40x80, two 4-sty brk tenements. Jacob L Isaacs et al to Morris Epstein. Mort $18,000. May 20. July 6, 1907. 3:972—35 and 36. A $10,000—$14,000. other consid and 100

15th st W, No 121, n s, 530 e 7th av, 20x103.3, 3-sty brk dwelling. May E Bannon to City Real Estate Co. Mort $14,000. July 10. July 11, 1907. 3:791—28. A $12,500—$15,500. nom

15th st W, No 121, n s, 530 e 7th av, 20x103.3, 3-sty brk dwelling. Sarah L Kanning to May E Bannon. July 10. July 11, 1907. 3:791—28. A $12,500—$15,500. nom

17th st, No 434, s s, 119 w Av A, 25x92, 4-sty brk tenement and store. Henry W Keil et al EXRS Henry Keil to John Reinhardt. July 11, 1907. 3:948—35. A $8,000—$12,000. 16,300

21st st W, n s, 700 w 10th av, 100x98.9, except 21st st, n s, 756.11 w 10th av, 43x98.9x4.11x105.11, vacant. Casimir de R Moore INDIVID and as TRUSTEE Maria T B Moore decd and et al to Kath T Moore. All title. B & S. Mar 26. July 5, 1907. 3:693. 52,475

22d st W, No 320, s w s, 250 n w 8th av, 25x98.6, 3-sty brk dwelling. Sarah L Campbell to Margt A Leonard. July 3. July 5, 1907. 3:745—49. A $12,000—$16,000. other consid and 100

22d st W, No 326, s s, 320.9 w 8th av, 20.9x98.6, 4-sty stone front dwelling. Eliza C wife of and Alphonse Montant to Kathleen Thomas. June 28. July 8, 1907. 3:745—52. A $10,000—$14,000. other consid and 100

22d st W, No 149, n s, 255 e 7th av, 22.6x98.9, 4-sty brk tenement. Joseph Hartley INDIVID, EXR, &c, Joseph Hartley to Alfred C Bachman. Mort $16,000. June 25. July 5, 1907. 3:798—17. A $20,000—$23,000. 30,000

Same property. Alfred C Bachman to Everett Jacobs and Rosie Bornschein. Mort $23,000. June 25. July 5, 1907. 3:798. other consid and 100

22d st E, No 328, s s, 245 w 1st av, 25x97.6, 4-sty brk tenement and store. Franklin Burr to Adelia Burr. Mort $5,000. July 9, 1907. 3:927—39. A $10,000—$13,000. nom

25th st E, Nos 406 and 408, s s, 112 e 1st av, 38x98.9, two 4-sty brk tenements. Release mort. Chas A Cornell to Joseph Goldstein. July 5. July 9, 1907. 3:956—49 and 50. A $12,000—$22,000. nom

25th st W, No 32, s w s, 375 s e 6th av, 25x98.9, 4-sty stone front dwelling. Minnie V Telfair to James Storie. B & S. July 5. July 8, 1907. 3:826—61. A $48,000—$54,000. other consid and 100

28th st W, No 339, n s, 356.6 e 9th av, 18.6x98.9, 5-sty stone front tenement. Daniel S Dryer to Maurice Fitzgerald Sr. July 8. July 10, 1907. 3:752—20. A $8,000—$15,000. other consid and 100

28th st W, No 219, n s, 247.1 w 7th av, 24.10x98.9, 5-sty brk tenement and store and 3-sty brk tenement in rear. Oscar Oestreicher to Yette Oestreicher. Sept 27, 1906. July 11, 1907. 3:778—29. A $11,000—$17,000. other consid and 100

33d st W, No 468, s s, 50 e 10th av, 31x74x25x74.3, 4-sty brk tenement.

28th st E, No 36, s s, 212.6 e Madison av, 20.10x84, 3-sty brk dwelling.
Katharine Lawrence formerly widow George Depew and HEIR Joseph Depew to Hannah L Depew and Eliza D Pfender, of Plainfield, N J. All title. B & S. May 28. July 11, 1907. 3:730—85. A $10,000—$13,000. 857—52. A $28,500—$32,000. nom

35th st E, No 224, s s, 250 e 3d av, runs s 98.9 x e 12.11 x n e along former c l of Samuel st, 99.10 to 35th st and w 27.9 to beginning, 4-sty brk tenement and store.

35th st E, No 230, s s, 269.8 w 2d av, 19.8x98.9, 4-sty stone front tenement.
Adrian T Kiernan et al to John L Keating. 2-3 parts all title. C a G. July 8. July 10, 1907. 3:915—46 and 49. A $17,000—$23,000. other consid and 100

Same property. Dorothy Sherman by Geo A Lewis GUARDIAN to John L Keating. All title. B & S. July 5. July 10, 1907. 3:915. 11,333.33

35th st E, No 226, s s, 309.6 w 2d av, 22.6x99.10 along c l old Samuel st x37.6x98.9, 4-sty brk tenement.

35th st E, No 228, s s, 289.6 w 2d av, 20x98.9, 4-sty brk tenement. Mary S Boyce to John L Keating. July 9. July 10, 1907. 3:915—47 and 48. A $19,750—$23,000. other consid and 100

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37th st W, Nos 542 and 544, s s, 225 e 11th av, 50x98.9, two 5-sty brk tenements. Joseph Solomon to Max Schlesinger. Mort $28,625. July 1. July 5, 1907. 3:708—58 and 59. A $14,000—$28,000. other consid and 100

39th st W, No 24, s s, 347 w 5th av, 22x98.9, 4-sty stone front dwelling. Zelina K Clark to Albert F Jammes. June 13. July 10, 1907. 3:840—62. A $71,000—$79,000. 100

39th st W, No 432, s s, 350 e 10th av, 25x98.9, 5-sty brk tenement and store. Henry Wendt to Abraham Levinsky. Mort $20,000. July 8. July 10, 1907. 3:736—52. A $9,000—$14,000. other consid and 100

39th st W, No 430, s s, 375 e 10th av, 25x98.9, 5-sty brk tenement and store. Henry Wendt to Henry B Riecke and John F C Riese. Mort $20,000. July 8. July 10, 1907. 3:736—51. A $9,000—$14,000. other consid and 100

41st st W, No 448, s s, 200 e 10th av, 25.5x98.9, 4-sty brk tenement and store and 4-sty brk tenement in rear. Rexton Realty Co to Abraham Shimans and Morris Solomon. All liens. July 5. July 6, 1907. 4:1050—56. A $8,000—$13,500. other consid and 100

41st st W, No 446, s s, 225.5 e 10th av, 24.7x98.9, 4-sty brk tenement and store and 4-sty brk tenement in rear. Rexton Realty Co to Abraham Shimans and Morris Solomon. All liens. July 5. July 6, 1907. 4:1050—55. A $8,000—$13,500. other consid and 100

45th st W, Nos 116 and 118, s s, 210 w 6th av, 40x100.4, 9-sty brk and stone hotel. Southern Match Co to Lillian B Leavitt. Mt $135,000 and all liens. July 10. July 11, 1907. 4:997—41. A $70,000—$180,000. nom

45th st E, Nos 223 and 225, n s, 226.8 e 3d av, 33.4x100.5, two 3-sty brk dwellings. John A Braun to Inst of the Franciscan Missionaries of Mary. Mort $10,000. June 14. July 11, 1907. 5:1319—10½ and 11. A $12,000—$16,000. other consid and 100

45th st W, No 49, n s, 345 e 6th av, 18.9x100.5, 4-sty stone front dwelling. Wm G Park to Joseph Keen. Mort $23,000. June 18. July 11, 1907. 5:1261—15. A $35,000—$37,000. nom

46th st W, Nos 2552 and 2554, s s, 10 0e 11th av, 50x½ blk, 3 and 4-sty brk tenements, with all real and personal estate of which Henry Meyer or Emma A King died seized. J I J Maguire to Hannah E Forbes and Lavinia R Conrow children of Henry Meyer. Release, Q C and correction deed. July 8. July 9, 1907. 4:1074—59 and 60. A $13,000—$15,500. nom

46th st W, Nos 552 and 554, s s, 100 e 11th av, 50x½ block, 3 and 4-sty brk tenements, with all other real and personal estate of which Henry Meyer and Emma A King died seized. William Knapp to Hannah E Forbes and Lavinia R Conrow, children of Henry Meyer. Release Q C, &c. Mar 28. July 8, 1907. 4:1074 59 and 60. A $13,000—$15,500. nom

Same property. Frank E Young et al to same. Release Q C, &c. Mar 28. July 8, 1907. 4:1074. nom

46th st W, Nos 552 and 554, s s, 100 e 11th av, 50x½ blk, 3 and 4-sty brk tenements, with all other real and personal estate of which Henry Meyer and Emma A King died seized. Frank K Proud to Hannah E Forbes and Lavinia R Conrow children of Henry Meyer dec'd. Release, Q C, &c. Mar 28. July 6, 1907. 4:1074—59 and 60. A $13,000—$15,500. nom

Same property. James I J Maguire et al to same. Release, Q C, &c. Mar 28. July 6, 1907. 4:1074. nom

49th st W, No 435, n s, 425 w 9th av, 25x100.5, 5-sty brk tenement and store. Thomas Conway to Joseph Bossong. Mort $20,000. July 11, 1907. 4:1059—15. A $9,500—$17,000. other consid and 100

54th st W, No 425, n s, 350 w 9th av, 25x100.5, 3-sty brk tenement and store and 4-sty frame tenement in rear. Harriet Blum and ano to Bernard Rockaway. Mort $10,000. June 1, July 9, 1907. 4:1064—18. A $6,500—$8,000. nom

54th st E, No 130, s s, 80 e Lexington av, 20x100.5, 3-sty stone front dwelling. Louise Doelger et al to Alfred B Moldenke. Mort $11,000. May 27. July 5, 1907. 5:1308—49½. A $12,000—$15,000. 100

57th st W, No 413, n s, 132.6 w 9th av, 21.3x100.5, 4-sty stone front dwelling. John F Curry to John F Curry Building Co. Mort $22,000. July 10, 1907. 4:1067—27. A $10,000—$20,000. other consid and 100

58th st W, No 320, s s, 265 w 8th av, 20x100.5, 4-sty stone front dwelling. John Geery to Gussie T Parmelee. Mort $20,000. April 8. July 11, 1907. 4:1048—43½. A $14,500—$20,000. 100

59th st E, Nos 131 and 133 Lexington av, No 744 | n s, 100 w Lexington av, runs n 100.5 x e 35 x s 60 x e 65 to w s of av, x s 20 x w 65 x s 20.5 to st, x w 35 to beginning, two 4 and one 3-sty stone front tenements and stores. Francis C Reed to the Murray-Lenox Land Co. April 1. July 9, 1907. 5:1394—13¼, 13½ and 14. A $68,000—$82,000. other consid and 100

61st st E, No 17, n s, 95 w Madison av, 25x100.5, 4-sty brk dwelling. J C Lyons Building & Operating Co to Maude A Banks. Mort $70,000. July 1. July 10, 1907. 5:1376—13. A $100,000 P $112,000. nom

62d st W, No 205, n s, 125 w 10th av, 25x100.5, 5-sty brk tenement and store. Joseph Goodman to William, Samuel and Michael Guttenberg. Mort $19,600. July 8. July 11, 1907. 4:1154—27. A $5,000—$12,500. other consid and 100

62d st E, No 106, s s, 48 e Park av, 16x80, 3-sty stone front dwelling. The Murray Lenox Land Co to Alfred Busselle, of Newcastle, N Y. Mort $25,000. June 28. July 5, 1907. 5:1396—69½. A $19,000—$22,000. other consid and 100

Same property. Alfred Busselle to James C Johnston. Mort $25,000. July 2. July 5, 1907. 5:1396. other consid and 100

65th st E, No 114, s s, 144.8 e Park av, 20x100.5, 5-sty brk dwelling. Emily S Arnold to Nelly H Gardiner. July 3. July 5, 1907. 5:1399—66. A $30,000—$45,000. other consid and 100

66th st W, No 227, n s, 375 e West End av, 25x100.5, 5-sty stone front tenement. Augustus L Hayes to Emanuel Kapelsohn. Mt $18,250. July 1. July 11, 1907. 4:1158—16. A $5,000—$13,000. exch and 100

66th st W, No 223, n s, 350 w Amsterdam av, 25x100.5, 5-sty brk tenement. Margaret Plunkett to Emanuel Kapelsohn. Mort $11,500. July 1. July 11, 1907. 4:1158—18. A $5,000—$13,000. exch and 100

66th st E, Nos 205 to 211, n s, 100 e 3d av, 90x100.5, two 6-sty brk tenements and stores. Max J Kramer et al to Louis Danowitz and Solomon Frank. Mort $80,000. July 1. July 5, 1907. 5:1421—5 and 7. A $41,000—$——. other consid and 100

68th st W, No 306, s s, 150 w West End av, 25x100.5, 5-sty brk tenement and store. Emanuel Kapelsohn to Margaret Plunkett, of Brooklyn. Mort $22,500. July 1. July 11, 1907. 4:1179 39. A $5,000—$15,000. exch and 100

68th st E, No 232, s s, 301 e 3d av, 18.2x100, 3-sty stone front dwelling. Lizzie V Baker to Gustav Mandelbaum. B & S. Mort $11,500. July 9, 1907. 5:1422—36½. A $8,000—$11,000. other consid and 100

69th st E, No 360, s s, 491.8 e 2d av, 16.8x77.4, 2-sty stone front dwelling. Samuel Rifkind to Albert J Rifkind. Mort $6,000. June 4. July 9, 1907. 5:1443—32½. A $5,000—$7,500. nom

73d st W, Nos 177 to 181, n s, 28 e Amsterdam av, 54x76.8, three 4-sty and basement stone front dwellings. The First National Bank, of Ossining, N Y, to George A Acken. June 29. July 6, 1907. 4:1145—1½, 2 and 2½. A $37,000—$57,000. nom

Same property. Geo A Acken to Alliance Realty Co. Mort $60,000. July 1. July 6, 1907. 4:1145. other consid and 100

74th st E, Nos 512 to 516, s s, 223 e Av A, 75x102.2, 1 and 2-sty frame buildings of coal yard. Albert Marschat to Joseph Krulish. Mort $27,500. July 1. July 5, 1907. 5:1485—41, 42 and 43. A $15,000—$16,000. 100

75th st E, No 238, s s, 150 w 2d av, 25x102.2.
75th st E, No 240, s s, 125 w 2d av, 25x102.2.
two 4-sty brk tenements and stores.
Tommaso Cannariato son of George Cannariato to Salvatore Cannariato. 1-28 part. All title. Mort $27,000. June 18. July 9, 1907. 5:1429—30 and 31. A $22,000—$30,000. 138.27

Same property. Maria Cannariato widow to same. Q C. June 18. July 9, 1907. 5:1429. nom

Same property. Giovannina Cannariato et al by Maria Cannariato GUARDIAN to same. All title. Mort $27,000 and all liens. June 17. July 9, 1907. 5:1429. 829.62

75th st E, No 238, s s, 150 w 2d av, 25x102.2, 4-sty brk tenement and store. Salvatore Cannariato to Gaetano Scaccia, Sr. ½ part right, title and interest. Mort $13,375. July 2. July 9, 1907. 5:1429—31,. A $11,000—$15,000. other consid and 100

76th st E, No 229, n s, 355 e 3d av, 25x102.2, 4-sty stone front tenement. Michael Paymer to Bernath Moskovitz. Mort $15,000. July 1. July 5, 1907. 5:1431—15. A $11,000—$15,000. other consid and 100

76th st E, No 229, n s, 355 e 3d av, 25x102.2, 4-sty stone front tenement. David Bernstein to Michael Paymer. Mort $15,000. July 1. July 5, 1907. 5:1431—15. A $11,000—$15,000. other consid and 100

77th st W, No 341, n s, 420 w West End av, 16x102.2, 5-sty brk dwelling. Andrew Fletcher to Emma R Breed. Mort $18,000. July 8. July 10, 1907. 4:1186—2. A $12,000—$30,000. 1,000

78th st E, No 254, s s, 130 w 2d av, runs s 73.3 x w 0.4 x s 27.1 x e 0.4 x s 1.9 x w 25 x n 102.2 to st x e 25 to beginning, with all title to strip on east, which if added to said lot would make the lot 25 ft wide throughout, 4-sty stone front tenement. Ephraim Ward et al EXRS, &c, Abraham Ward to Jennie Groeschel. Mort $15,000. July 1. July 9, 1907. 5:1432—30. A $11,000—$21,000. 25,350

78th st E, No 441, n s, 169 w Av A, 25x102.2, 3-sty brk stable. Lamont McLoughlin EXR Rosetta McLoughlin to Joseph F, Anna, Jane and Rosetta M McLoughlin and Frances Devine and Emmett McLoughlin. June 18. July 9, 1907. 5:1473—18. A $7,000—$12,000. nom

79th st E, Nos 414 to 420, s s, 219 e 1st av, 100x102.2, four 5-sty brk tenements. Clara Thorman to Charles Hammel & Co. Mort $100,000. July 1. July 5, 1907. 5:1473—38 to 41. A $40,000—$100,000. other consid and 100

79th st E, Nos 414 to 420, s s, 219 e 1st av, 100x102.2, four 5-sty brk tenements. Richard Dudensing Jr to Clara Thorman. Mort $60,000. July 1. July 5, 1907. 5:1473—38 to 41. A $40,000—$100,000. other consid and 100

79th st E, n s, 223 e Av A, 225x102.2, 1-sty frame building and vacant. Herman Cohen et al to Jacob Weinstein. 1-3 part. B & S and C a G. Mort 1-3 of $67,000. July 9, 1907. 5:1576—10 to 18. A $63,000—$63,000. other consid and 100

79th st E, n s, 223 e Av A, 225x102.2, 1-sty frame building and vacant. FORECLOS (June 6, 1907). Fulton McMahon (ref) to Herman Cohen and Abraham Ruth. Mort $50,625. July 8. July 9, 1907. 5:1576—10 to 18. A $63,000—$63,000. 25,000

82d st E, No 229, n s, 228.8 w 2d av, 25.5x102.2, 4-sty stone front tenement. Louis Seiferd to Chas Seiferd. Mort $14,000. July 1. July 6, 1907. 5:1528—15. A $9,500—$15,000. other consid and 100

83d st W, No 4, s s, 100 w Central Park West, 18x102.2, 3-sty and basement stone front dwelling. Julius Rosenberg to Yosta wife Julius Rosenberg. Mort $17,000. June 29. July 10, 1907. 4:1196—37. A $12,000—$18,000. nom

84th st W, No 160, s s, 90.10 e Amsterdam av, 27.8x102.2, 5-sty brk tenement. John Stich to Matthew J Wheelehan. Mort $28,000. June 27. July 5, 1907. 4:1214—60. A $15,000—$31,000. other consid and 100

85th st E, No 209, n s, 150.6 e 3d av, 25.8x100, 4-sty brk tenement and store and 2-sty brk building in rear. Anna E Haas to Chas B Gumb. Mort $10,000. July 1. July 9, 1907. 5:1531—7. A $9,500—$15,000. other consid and 100

85th st E, No 511, n s, 97 e Av A, 26x102.2, 5-sty brk tenement. Edw I Wormser to Lena Hill. Mort $21,300. July 1. July 6, 1907. 5:1582—5. A $7,500—$18,000. other consid and 100

87th st W, No 141, n s, 332.6 w Columbus av, 14x100.8, 3-sty and basement brk dwelling. Wilson G Cornell to Mildred C Munier. Mort $13,500. July 5. July 6, 1907. 4:1218—19. A $7,500—$13,500. other consid and 100

88th st W, No 179, n s, 133.4 e Amsterdam av, 16.8x100.4, 3-sty and basement stone front dwelling. Frances H P Gordon to Harlan P Wright. Mort $14,000. July 1. July 5, 1907. 4:1219—6. A $8,000—$15,000. 100

90th st W, No 109, n s, 150 w Columbus av, 20x100.8, 5-sty stone front tenement. Wm G Beatty et al to Michael J and Mamie E Shea. Mort $16,500. June 27. July 9, 1907. 4:1221—26. A $14,000—$25,000. other consid and 100

91st st E, No 168, s s, 123 w 3d av, 25x100.8, 3-sty brk tenement and store. Prisca Cramme to Philip J Reitmayer. Mort $15,000. July 3. July 5, 1907. 5:1519—42. A $13,000—$14,500. other consid and 100

92d st E, No 12, s s, 196.10 e 5th av, 21x100.8, 4-sty stone front dwelling. Joseph Liebmann et al EXRS, &c, Fannie Liebmann to Gustave Gross. June 6. July 5, 1907. 5:1503—64. A $42,000—$52,500. 58,000

Same property. Gustave Gross to Henry Erdman. Mort $40,000. July 3. July 5, 1907. 5:1503. other consid and 100

94th st E, No 334, s s, 475 e 2d av, 25x100.8, 5-sty brk tenement. Sophia Becker to Frank Eberhart. Mort $17,000. July 1. July 5, 1907. 5:1556—33. A $6,500—$16,500. other consid and 100

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94th st E, No 332, s s, 450 e 2d av, 25x100.8, 5-sty brk tenement. John K Ryer to Markus Eberhart. Mort $17,000. June 19. July 5, 1907. 5:1556—34. A $6,500—$16,500. other consid and 100

95th st E, Nos 307 to 319, n s, 137.6 e 2d av, 187.6x100.8, five 6-sty brk tenements and stores. Simon J Cahan to Jennie Kind. All liens. April 19. July 11, 1907. 5:1558—7 to 13. A $45,000 —$——. other consid and 100

97th st E, No 227, n s, 200 w 2d av, 25x100.11, 5-sty brk tenement and store. Adolph Loewe et al to Mayme Katz. Mort $22,050. June 28. July 10, 1907. 6:1647—16. A $7,000—$18,000. other consid and 100

97th st E, No 227, n s, 200 w 2d av, 25x100.11, 5-sty brk tenement and store. Selig Kotzen et al to Adolph and Jacob Loewe. Mort $22,050. June 28. July 10, 1907. 6:1647—16. A $7,000—$18,000. other consid and 100

97th st E, No 331, n s, 170 w 1st av, 30x100.11, 5-sty brk tenement. Minnie Abramowitz to Morris Rothnagle. Mort $23,250. July 9. July 10, 1907. 6:1669—19. A $6,000—$20,000. nom

99th st W, No 148, s s, 278.10 e Amsterdam av, 15.4x81.6x15.4x80.8, 3-sty and basement brk dwelling. Clarence Cohen to Henry Kroogman. Mort $7,000. July 8. July 9, 1907. 7:1853—53. A $4,500—$7,500. nom

100th st E, No 170, s s, 100 w 3d av, 25x100.11, 5-sty brk tenement. Philip Liberman to Max Gilefsky. Mort $15,000. May 28, 1906. July 9, 1907. 6:1627—41. A $6,500—$16,000. other consid and 100

101st st E, No 68, s s, 80 w Park av, 25x100.11, 5-sty brk tenement. Rebeca G Goldring and ano to Jacob Backer. Mort $22,500. June 21. July 5, 1907. 6:1606—40½. A $8,500—$24,000. other consid and 100

102d st E, No 308, s s, 175 e 2d av, 25x100.11, 5-sty brk tenement. Esther Reich to Adela Jacobs. Mort $25,550. May 10. July 5, 1907. 6:1673—45. A $6,000—$20,000. other consid and 100

103d st E, No 158, s s, 128.6 e Lexington av, 27x100.11, 5-sty stone front tenement. Frederick W Gerlich to Konrad Guhring. Mort $22,250. July 3. July 9, 1907. 6:1630. other consid and 100

Same property. Konrad Guhring to William Hutter. ½ part. Mt $22,250. July 8. July 9, 1907. 6:1630—47. A $8,500—$20,000. other consid and 100

104th st W, Nos 111 to 117, n s, 137 w Columbus av, 88x100.11, 6-sty brk tenement. Philip Leizerkowitz to Joseph Freedman. Q C. June 12. July 9, 1907. 7:1859—24. A $40,000—$140,000. 100

107th st E, No 313, n s, 225 e 2d av, 25x76.10, 6-sty brk tenement and store. Harry Herzog to Samuel Klatzko. Q C. July 3. July 9, 1907. 6:1679—10. A $5,000—$19,000. other consid and 100

109th st W, No 130, s s, 325 e Amsterdam av, 25x100.11, 5-sty brk tenement. Peter Doerr to Francis Colety. Mort $26,000. July 8, 1907. 7:1863—51. A $10,000—$26,000. other consid and 100

109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Birdie V Schlesinger to Adolph & Jacob Loewe. Mort $25,000. June 25. July 10, 1907. 6:1658—34. A $7,000—$20,000. other consid and 100

110th st E, No 62, s s, 95 e Madison av, 25x100.11, 5-sty brk tenement and store. Samuel Gordon to Max Friedman, of Brooklyn. Mort $19,000. July 5. July 10, 1907. 6:1615—48. A $10,500 —$24,000. nom

110th st E, No 62, s s, 95 e Madison av, 25x100.11, 5-sty brk tenement and store. Max Friedman to Sam Gordon. Mort $22,000. July 10. July 11, 1907. 6:1615—48. A $10,500—$24,000. nom

111th st W, No 302, s s, 260 e Manhattan av, runs s 106.2 x e 33 x n e on curve, 8.6 x n 100 to st, x w 39 to beginning, 6-sty brk tenement and store. Bethoven Englander to Wm Oppenheim. Mort $58,000. July 9. July 11, 1907. 7:1846—20. $—— $——. other consid and 100

112th st E, No 119, n s, 215 e Park av, 20x100.11, 3-sty stone front dwelling. Ede Levenson to Frank J Redmond. Mort $8,500. July 6. July 11, 1907. 6:1640—10. A $6,000—$9,500. other consid and 100

112th st E, Nos 138 to 142, s s, 520 w 3d av, 53.7x100.11, 6-sty brk tenement and store. Julius Berliner et al to Iron Realty Co. Mort $53,000. July 9. July 10, 1907. 6:1639—57. A $15,000—$——. other consid and 100

113th st E, Nos 8 and 10, s s, 150 e 5th av, 50x100.11, two 5-sty brk tenements and stores. Harry Herzog to Samuel Klatzko. Q C. July 3. July 10, 1907. 6:1618—65 and 66. A $20,000—$40,000. other consid and 100

117th st W, No 103, n s, 75 w Lenox av, 20x100.11, 4-sty and basement stone front dwelling. Louis Rosenbaum to Samuel I Hyman. ½ part. Mort $16,000. July 3. July 6, 1907. 7:1902—28. A $10,400—$23,000. other consid and 100

119th st W, No 20, s s, 235 w 5th av, 15x100.11, 3-sty and basement stone front dwelling. Alfred Beekmann to Wm A McIntosh, of Los Angeles, Cal. B & S. Mar 8. July 10, 1907. 6:1717—46. A $6,000 $9,000. other consid and 100

120th st E, No 416, s s, 200 e 1st av, 25x100.10, 5-sty brk tenement and store. Adolph Loewe et al to Selig Kotzen and Samuel Tomkin. Mort $22,000. June 28. July 10, 1907. 6:1807—41. A $5,500—$22,000. other consid and 100

120th st W, No 365, n s, 200 w Manhattan av, 16x100.11, 3-sty and basement stone front dwelling. Theresa Lewy to William Blumstein. Mort $15,000. July 10. July 11, 1907. 7:1947—6½. A $7,000—$11,500. nom

120th st E, No 102, s s, 54 e Park av, 18x72, 4-sty brk tenement. Henry Berghorn to Elise Krause widow. ½ part. Mort $4,500. July 3. July 6, 1907. 6:1768—69½. A $4,000—$8,500. nom

121st st E, No 77, n s, 20 w Park av, 20x100.11, 4-sty stone front tenement. Julius Berkowitz et al to Henry Vogel, of Bayonne, N J. Mort $14,500. July 9. July 10, 1907. 6:1747—55. A $8,000—$14,000. nom

123d st E, No 341, n s, 220.3 w 1st av, 28.9x100.11, 6-sty brk tenement and store. Geo H Simonson et al to Samuel Schabelowitz. B & S. All liens. June 20. July 11, 1907. 6:1800—17. A $6,500—$——. nom

123d st E, No 341, n s, 220.3 w 1st av, 28.9x100.11, 6-sty brk tenement and store. Samuel Schabelowitz to Geo H Simonson, N Y, and Ernest D Gerard, of Brooklyn. B & S. July 9. July 11, 1907. 6:1800—17. A $6,500—$——. nom

125th st W, No 31, n s, 370 w 5th av, 20x99.11.
125th st W, No 29, n s, 350 w 5th av, 20x99.11.
Party wall agreement. Wm Grant with Abram J Martin. July 5. July 10, 1907. 6:1723. nom

126th st W, No 552, s s, 175 e Broadway, 25x99.11, 3-sty frame tenement and store. Geo W McAdam to Benj F Frey. Mort $5,000. July 1. July 5, 1907. 7:1980—56. A $9,000—$10,000. other consid and 100

126th st W, No 229, n s, 250 w 7th av, 12.6x99.11, 3-sty and basement brk dwelling. Freeman D Bewley EXR Louis L de Janon to Lucy E McLane. June 27. June 10, 1907. 7:1932—21½. A $5,500—$6,500. 8,100

127th st E, No 22, s s, 240 e 5th av, 20x99.11, 3-sty stone front dwelling. Caroline P Brown to Edw J Welling. Mort $4,500. June 24. July 9, 1907. 6:1751—63. A $8,000—$12,500. 13,000

Same property. Edw J Welling to Henry Gucker. Mort $11,000. July 8. July 9, 1907. 6:1751. other consid and 100

132d st W, No 272, s s, 133.4 e 8th av, 16.8x99.11, 3-sty stone front dwelling. Wm H Fairchild to Wm T and Ellen L Hallinan. Mort $7,000. July 3. July 5, 1907. 7:1937—59. A $6,600—$10,500. nom

133d st W, No 212, s s, 292 w 7th av, 26.11x99.11x27x99.11, 5-sty brk tenement. James N Thompson to Joseph Goodman. Mort $20,000. July 10, 1907. 7:1938—46. A $10,800—$25,000. other consid and 100

134th st W, Nos 26 and 28, s s, 386 w 5th av, 52x99.11, two 5-sty stone front tenements. Harry Herzog to Samuel Klatzko. Q C. July 3. July 10, 1907. 6:1731—52 and 53. A $16,600—$46,000. other consid and 100

135th st W, No 28, s s, 485 e Lenox av, 25x99.11, 6-sty brk tenement and store. Lena Clark to Edwd A Grenzbach. Mort $22,000. June 13. July 9, 1907. 6:1732—52. A $10,000—$28,000. other consid and 100

135th st W, No 28, s s, 485 e Lenox av, 25x99.11, 6-sty brk tenement and store. CONTRACT. Nathan E Clark with Edward A Grenzbach. Mort $24,000. May 24. July 8, 1907. 6:1732—52. A $10,000—$28,000. 34,000

136th st W, No 490, s s, 100 e Amsterdam av, 36.2x99.11, 6-sty brk tenement. Capital Realty & Construction Co to Geo H Horstmann. Mort $35,000. July 9. July 10, 1907. 7:1972—24. A $—— —$——. other consid and 100

137th st W, No 313, n s, 175 w 8th av, 15x99.11, 3-sty brk dwelling. Thomas Drummond et al HEIRS, EXRS, &c Margaret Drummond to Jessie D Linn. July 8. July 9, 1907. 7:2041—9. A $3,900—$8,500. nom

137th st W, No 313, n s, abt 175 w 8th av, —x—, 3-sty brk dwelling. Certified copy last will of Margaret late wife of Thomas Drummond to Jessie Drummond her daughter. July 23, 1898. July 9, 1907. 7:2041—9. A $3,900—$8,500. ——

141st st W, No 471, n s, 70 e Amsterdam av, 18x99.11, 4-sty brk dwelling. Release mort. Realty Mortgage Co to Picken Realty Co. July 10. July 11, 1907. 7:2058—4. $—— ——. 2,000

Same property. Picken Realty Co to Wm C M Steffens. Mort $20,000. July 10. July 11, 1907. 7:2058. other consid and 100

141st, No 459, n s, 178 e Amsterdam av, 18x99.11, 4-sty brk dwelling. Saml Barkin to Bessie Barkin. B & S and C a G. July 5. July 6, 1907. 7:2058—8. A $—— $——. other consid and 100

144th st W, Nos 242 and 244, s s, 400 e 8th av, 50x99.11, 6-sty brk tenement and store. FORECLOS (June 10, 1907). Maurice Goodman ref to Louis Hyman. Mort $25,000. July 1. July 9, 1907. 7:2029—47. A $14,000—$——. 50,000

Same property. Louis Hyman to Hunterdon Realty and Construction Co. Mort $50,000. July 1. July 9, 1907. 7:2029. other consid and 100

145th st W, n s, 220 e 7th av, 80x99.11, two 6-sty brk tenements and stores. Times Realty & Construction Co to J Harper Skillin, of Rye, N Y. Mort $98,000. July 5. July 10, 1907. 7:2014—11 and 13. A $29,000—P $80,000. other consid and 100

145th st W, No 583, n s, 209.9 w Broadway, 14.9x99.11, 3-sty stone front dwelling. Elizabeth W Beatty to Willard H Olmsted. All liens. June 14. July 8, 1907. 7:2092—23. A $5,000—$12,000. other consid and 600

146th st W, s s, 350 w Lenox av, 150x99.11, vacant. Bertrand G Burnett to Chas M Rosenthal. Mort $32,500. June 27. July 10, 1907. 7:2014—48 to 53. A $30,000—$30,000. 100

146th st W, s s, 350 w Lenox av, 150x99.11, vacant. Walter H Warren to Bertrand G Burnett, of Bronxville, Westchester Co, N Y. Mort $32,500. June 9. July 10, 1907. 7:2014—48 to 53. A $30,000—$30,000. 100

166th st W, No 515, n s, 250 w Amsterdam av, 25x95, 4-sty brk tenement. Katherina Ranft to Samuel Omphalius. Mort $12,500. May 14. July 5, 1907. 8:2123—76. A $8,000—$16,000. other consid and 100

Same property. Samuel Omphalius to Rudolph Von Heyn. Mort $12,000. July 1. July 5, 1907. 8:2123. other consid and 100

173d st W, No 515, n s, 145 w Amsterdam av, 18x100, 4-sty brk dwelling. Jennie M Smith to James A Hamilton. Mort $7,000. July 10, 1907. 8:2130—54. A $5,000—$11,500. nom

177th st W, s s, 100 w Audubon av, 150x99.11.
176th st W, n s, 100 w Audubon av, 150x99.11.
part 3-sty brk buildings.
Gem Realty Co to Arthur W Saunders, of Brooklyn. All liens. June 14. July 9, 1907. 8:2133. other consid and 100

Same property. Arthur W Saunders to Gem Realty Co. All liens. June 17. July 9, 1907. 8:2133. other consid and 100

191st st W, n s, 100 e St Nicholas av, 150x100, vacant. FORECLOS, July 10, 1907. Wm G Davies ref to Julius G Miller. Mt $9,000 and all liens. July 10. July 11, 1907. 8:2161. 500

Amsterdam av, Nos 1516 and 1518 | s w cor 135th st, 39.11x100,
135th st, No 500 | 6-sty brk tenement and store.
Release 2 morts. Wm R Rose to Interborough Building Co. July 9. July 10, 1907. 7:1988—36. A ——$——. 100

Amsterdam av, Nos 1516 and 1518 | s w cor 135th st, 39.11x100,
135th st, No 500 | 6-sty brk tenement and store.
Interborough Building Co to Morris Heyman and Moses A Kuh. Mort $70,000. July 9. July 10, 1907. 7:1988—36. A $—— —$——. other consid and 100

Audubon av, n e cor 172d st, 94.6x95, vacant. Lawrence Rath to Elizabeth J Winn. Mort $30,000. July 6. July 9, 1907. 8:2129—30 to 33. A $30,500—$30,500. other consid and 100

Av A, No 214, e s, 51.9 n 13th st, 22x96, 4-sty brk tenement and store and 3-sty brk tenement in rear. David Fellerman et al to Ciro Greco and Carmelo Leto. Mort $16,800. July 1. July 9, 1907. 2:407—3. A $13,000—$16,000. other consid and 100

Av A, Nos 191 and 193 | s w cor 12th st, 38x70, two 4-sty brk tene-
12th st, No 442 | ments and stores. Mary Hart widow et al HEIRS, &c, Wm Hart to Frederick Schmidt, Elizabeth Schoerry and Charlotte Buz. 1-5 part. July 3. July 9, 1907. 2:439—28 and 29. A $22,500—$31,000. nom

Av C, No 211 | s w cor 13th st, 30.4x70, 4-sty brk tenement and
13th st, No 650 | store. Arthur Blue to Rose M Blue. July 1. July 5, 1907. 2:395—30 and 31. A $28,000—$37,000. nom

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Av D, Nos 133 and 135, w s, abt 25 n 9th st, —x—, 6-sty brk tenement and store. General release, especially as to mort on restaurant. Max Roth to Samuel Klein. July 8. July 9, 1907. 2:379—37. A $17,000—$45,000. 200

Bolton road, n e s, — n Prescott av and being lot 517 map (No 725), of part 3d of Dyckman estate, 77.1x268.11x80x250. Laura V Allien to Fredk J and Henry V Allien TRUSTEES Henry V Allien. Q C. May 25. July 9, 1907. 8:2255. nom

Same property. Fredk J and Henry V Allien TRUSTEES Henry V Allien to Robt W Thompson, Jr. July 9, 1907. 8:2255. 7,000

Bradhurst av, 151st st | n e cor 151st st, 165.7x124.6, vacant. Hyman Horwitz et al to Samuel Strasbourger. Mort $50,000. June 29. July 11, 1907. 7:2046—24 to 27 and 42 to 44. A $38,100—$38,100. other consid and 100

Broadway, w s, 90.11 n 122d st, 130.11x100, vacant. Chas M Rosenthal to Times Realty & Construction Co. July 9. July 10, 1907. 7:1993. other consid and 100

Broadway, No 3161, w s, 80 s 127th st, 40x100, 6-sty brk tenement and store. Emil Berger to Florence N Silverman. Mort $55,000. July 9. July 10, 1907. 7:1993—90. A $24,000—P $27,000. other consid and 100

Broadway, No 3472, e s, 60 s 142d st, 19.11x70, 3-sty stone front dwelling. Paul Halpin EXR Hannah M Halpin to Eliz F Sibbald. Mort $14,000. July 11, 1907. 7:2073—63½. A $7,200—$17,000. 19,000

Broadway, No 595 Mercer st, No 168 | n w s, 152 s w Houston st, 25x200 to Mercer st, 5-sty brk loft, office and store building. Lucia M Solis Cohen to Herman Wronkow. Mort $110,000. July 10. July 11, 1907. 2:512—14. A $145,000—$155,000. other consid and 100

Broadway, No 595 Mercer st, No 168 | n w s, 152 s w Houston st, 25x200 to Mercer st, 5-sty brk loft, office and store building. Francis K Pendleton and ano TRUSTEES Thos E Davis to Lucia M Solis Cohen. July 1. July 9, 1907. 2:512—14. A $145,000—$155,000. other consid and 100

Same property. Emily C Sanford to Francis K Pendleton. Q C. May 28. July 9, 1907. 2:512. nom

Same property. Francis K Pendleton to Lucia M Solis Cohen. Q C. June 29. July 9, 1907. 2:512. nom

Madison av, No 1291, e s, 20.8 s 92d st, 20x62.2, 4-sty brk dwelling. John Renehan to Augustin Walsh. Mort $18,500. June 21. July 5, 1907. 5:1503—52. A $19,000—$24,000. other consid and 100

Madison av, Nos 296 and 298 41st st, No 28 | s w cor 41st st, 48x64.7, 3 and 4-sty stone front buildings. John M Carrere et al to James C Colgate. Mort $225,000. July 6. July 11, 1907. 5:1275—58 and 59. A $155,500—$175,000. other consid and 100

Old Broadway, Nos 2340 to 2350 130th st, No 526 | s e cor 130th st, runs e 101 x s 26.8 x e 0.4 x s 73.4 x e 3.9 x s 35.9 x n w, through c l of old Schieffelin st, 22.5 x w 83 to e s Old Broadway x n 125.1 to beginning, two 2 and two, three and one 4-sty brk tenements and stores. FORECLOS (May 28, 1907). Sylvester L H Ward ref to Fleischmann Realty & Construction Co. Morts $46,500. June 28. July 5, 1907. 7:1984—18½ and 47. A $34,000—$40,000. 8,000

Park av, Nos 1229 to 1235 96th st, No 100 | s e cor 96th st, 100.8x90, 6-sty brk tenement and store. Samuel Strasbourger to Hyman Horwitz ½ part and Isaac Levy and Simon Weinstein, each ¼ part. Mort $170,000. July 1. July 11, 1907. 5:1524—69. A $60,000—$215,000. nom

Park av, No 89, e s, 79 n 39th st, 19.9x80, 4-sty stone front dwelling. Maude A Banks to J C Lyons Building and Operating Co. July 11, 1907. 3:895—5. A $39,000—$55,000. nom

St Nicholas av, e s, 48.5 n 145th st, runs e 110 x n 1 x w 110 to beginning, gore. Release mort. Citizens Savings Bank to Mina Daiker. June 26. July 11, 1907. 7:2053. nom

Same property. George Daiker et al. Consent to above release by Citizens Savings Bank. July 5. July 11, 1907. 7:2053. nom

St Nicholas av, late Kingsbridge road, w s, 59.7 s 165th st, 26.8x124.10x25x115.6, vacant. Release mort. Corn Exchange Bank to Lincoln McCormack. July 9. July 11, 1907. 8:2122—87. A $70,000—$70,000. other consid and 100

Same property. Release mort. Harriet E Buckingham and ano to Isabella McCormack. June 29. July 11, 1907. 8:2122. other consid and 100

Same property. Lincoln McCormack to James Murray and Robert Hill. July 11, 1907. 8:2122. 100

1st av, Nos 8 and 10 1st st, No 75 | s e cor 1st st, runs s 44.4 x e 83.2 x n 10.6 x again n 28.2 to s s 1st st x w 81.9 to beginning, two 5-sty brk tenements and stores, 3-sty brk tenement and 2-sty brk tenements and store. Pincus Lowenfeld et al to Samuel Barkin. Mort $69,000. June 19. July 10, 1907. 2:428—4, 5 and 6. A $37,000—$50,000. other consid and 100

1st av, No 2282, e s, 50.5 n 117th st, 25.7x94, 5-sty brk tenement and store. Elizabeth A Brown to American Bonding Co, of Baltimore. Mort $15,500. July 3. July 5, 1907. 6:1711—3. A $7,500—$20,000. nom

1st av | 94th st | n e cor 94th st, 100.8x202, vacant. William Oppenheim to Bethoven Englander. Morts $60,000. Feb 6, 1906. July 11, 1907. 5:1574. other consid and 100

3d av, No 332, w s, 63 s 25th st, 21x84, 4-sty frame brk front tenement and store. Abram Brand to William Bradley. Mort $13,000. July 8. July 11, 1907. 3:880—47. A $16,500—$20,000. nom

2d av, No 1587, w s, 51.1 n 82d st, 25.6x75, 4-sty brk tenement and store. John O'Connor to Hermann C Ronner. July 8. July 9, 1907. 5:1528—23. A $10,000—$15,000. other consid and 100

2d av, No 2258 116th st, Nos 300 and 302 | s e cor 116th st, 20.11x80, 2 and 4-sty brk tenement and store. Frank A Jaeger to William Jaeger. Mort $15,000. Mar 28. July 9, 1907. 6:1687—49. A $12,000—$21,000. other consid and 100

2d av, No 2038 105th st, No 300 | s e cor 105th st, 25.11x75, 4-sty stone front tenement and store. John Knell to Elias A Cohen. Mort $12,000. May 21. July 5, 1907. 6:1676—49. A $12,000—$22,000. other consid and 100

Same property. Elias A Cohen to Louis Masbach. Mort $20,000. July 3. July 5, 1907. 6:1676. other consid and 100

2d av, No 217, w s, 51.9 n 13th st, 25.6x112.6, 4-sty stone front tenement. Eleanor V Adolphi ADMRX John Adolphi to Lillie Adolphi. Mort $9,000. July 2. July 6, 1907. 2:469—35. A $20,000—$26,000. 30,800

Same property. Release dower. Eleanor V Adolphi to same. July 2. July 6, 1907. 2:469. other consid and 100

3d av, No 2196, w s, 25 s 120th st, 25.2x108.5, 3-sty brk building and store. Bessie K Piper to Samuel Winters. Mort $32,500. July 9. July 10, 1907. 6:1768—39. A $25,000—$28,000. other consid and 100

3d av, No 525 35th st, Nos 201 and 205 | n e cor 35th st, runs e 100 x n 74.1 x w 37.11 x s 55.7 x w 62.1 to e s of av x s 18.5 to beginning, three 4-sty brk tenements and stores. Samuel L Cooper et al to Theresa Abelson. July 1. July 8, 1907. 3:916—1, 6 and 7. A $30,000—$40,500. other consid and 100

3d av, No 2196, w s, 25 s 120th st, 25.2x108.5, 3-sty brk building and store. Caroline C wife of J Edgar Leaycraft et al HEIRS, &c, Morris D'C Crawford to Bessie K Piper, of Somerville, Mass. June 27. July 9, 1907. 6:1768—39. A $25,000—$28,000. 40,000

3d av, No 525 35th st, Nos 201 to 205 | n e cor 35th st, runs e 100 x n 74.1 x w 37.11 x s 55.7 x w 62.1 to e s 3d av, x s 18.5 to beginning, three 4-sty brk tenements and stores. Theresa Abelson to New Amsterdam Realty Co ½ part and Emanuel Arnstein and Samuel Levy ½ part. Mort $50,000. July 1. July 9, 1907. 3:916—1, 6 and 7. A $30,000—$40,500. other consid and 100

3d av, No 2243 122d st, No 201 to 207 | n e cor 122d st, 25.2x105, 3 and 4-sty brk hotel. Clara M wife of Benj J Scholermann to said Benj J Scholermann. B & S. Mort $——. July 9, 1907. 6:1787—1. A $35,000—$48,000. other consid and 100

3d av, No 525 35th st, No 201 | n e cor 35th st, 18.5x62.1, 4-sty brk tenement and store. Grace S and Wm T Pullman INDIVID and EXRS, &c, Samuel C Pullman et al to Samuel L and Mary E Cooper, of Yonkers, N Y. Q C. Aug 27, 1904. (Re-recorded from Sept 10, 1904). July 8, 1907. 3:916—1. A $16,000—$21,000. nom

5th av | 102d st | s e cor 102d st, 100.11x350, two 1-sty frame buildings and vacant. FORECLOS (June 11, 1907). James C Foley ref to Equitable Life Assurance Society of the U S. July 9. July 10, 1907. 6:1607—59 to 72. A $253,000—$253,000. 263,000

7th av, No 138, w s, 3d door below 20th st. Exemplified copy last will of Margaret King, late of Montgomery, Orange Co, N Y, to Rufus King and Elizabeth Odell her EXRS in trust. Mar 30, 1867. July 9, 1907. ——

8th av, No 2550 136th st, No 270 | s e cor 136th st, 24.11x100, 5-sty brk tenement and store and 1-sty brk store in st. Frank A Jaeger to Lionel Jaeger. Mort $35,000. Mar 28. July 9, 1907. 7:1941—61. A $22,000—$38,000. other consid and 100

9th av, No 454, e s, 49.3 n 35th st, 24.10x100, 5-sty brk tenement and store. Wm H Chorosh to Henrietta Spiegel. Q C. All liens. July 2. July 9, 1907. 3:759—3. A $16,000—$29,000. other consid and 100

9th av, No 612, e s, 80.4 s 44th st, 20.1x100, 3-sty brk tenement and store. Max Granitz to Fredk W Maute. Mort $14,000. June 29. July 6, 1907. 4:1034—64. A $13,000—$13,500. other consid and 100

11th av, No 673, w s, 83.7 n 48th st, 16.9x100, 4-sty brk tenement and store. Sophie Bruggemann HEIR of Mattey Bruggemann to Henry Bruggemann. 1-3 part. B & S. Mort $2,000. July 5. July 10, 1907. 4:1096—32. A $4,000—$6,500. 1,500

Land bet high and low water mark and under water situated on and around Wards Island and outside low water mark to exterior line of water patent granted by State N Y to Abraham R Lawrence et al by letters patent dated April 26, 1811, begins at east shore of Harlem River at line bet lots 44 and 45 on map of Wards or Great Barn Island, at point 705 w of the westerly road and contains 3 43-100 acres. American Title and Security Co to Manhattan Dock Co. July 10. July 11, 1907. 6:1593. nom

## MISCELLANEOUS.

Assignment of all right, title and interest in estate of Clement H Hill deceased to secure note for $6,000. Harold G Fitts or Fitz to Wm E Fritz, of Philadelphia, Pa. Jan 16, 1907. July 11, 1907. Genl cons. nom

Same property. Same to New York Finance Co. All title. Secures note of $6,000. Jan 16, 1907. July 11, 1907. Genl cons. nom

Copy of last will and testament of Mary Meredith Hare. Dec 7, 1904. July 11, 1907. ——

Last will of Wm B Silber. May 24, 1902. July 10, 1907. ——

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

Beck st, No 757, on map No 37, w s, 175 n 156th st, 25x100, 2-sty brk dwelling. John A Peterson to Betty Goldsmith. Mort $8,500. July 9. July 10, 1907. 10:2708. other consid and 100

Belmont st, n e cor Eastburn av, 95x100. 174th st, s e cor Eastburn av, 50x100, vacant. Edw L Woolf et al to James K Price. July 8. July 10, 1907. 11:2793. other consid and 100

*Chestnut st, e s, 100 s Cornell av, 100x100. Esmond Stiles to Walter W Taylor. B & S. June 26. July 11, 1907. nom

Chisholm st, No 1304 | e s, 113.11 n Stebbins av, 28 to Freeman st,

Freeman st, No 1058 | x55.7, 3-sty frame tenement and store. Carl Eichhorst to Ida Kaufman. Mort $12,000. July 1. July 5, 1907. 11:2972. other consid and 100

Clinton pl, No 29, n s, 25 w Davidson av, 25x100, vacant. Felix Krupp to August Sauer. July 2. July 6, 1907. 11:3195. other consid and 100

Elsmere pl, No 1106, s s, 313.3 w Southern Boulevard, 40x100, 5-sty brk tenement. Release mort. Manhattan Mortgage Co to Wm C Egan. July 9. July 11, 1907. 11:2960. nom

*Elizabeth st, s s, 100 e Elliot av, 25x100, Olinville. Lawrence MacWhannell to Eugene A Hackett. July 6. July 8, 1907. other consid and 100

Featherbed lane, n s, 100 w Nelson av, 25x100.

Aqueduct av, s e s, 753.6 s w proposed new st, 59x130.11x115.4, gore, vacant. Century Investing Co to Geo F Moody. July 5. July 10, 1907. 11:2876. other consid and 100

Featherbed lane, n e cor Aqueduct av, 79.7x105.2x100x130.11.

Nelson av, n e cor Featherbed lane, 82.2x95.4x33.6x59.

Macombs road, n w cor 175th st, 25.7x66.10x41.4x81.3, vacant. Century Investing Co to John F Kaiser. July 5. July 10, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 100 w Nelson av, 25x100.

Aqueduct av, s e s, 753.6 s w proposed new st, 59x130.11x115.4, gore, vacant. Geo F Moody to J Clarence Davies. Mort $7,025. July 9. July 10, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 450 w Macombs road, 25x100, vacant. Century Investing Co to Hughes Realty Co. July 5. July 8, 1907. 11:2876. other consid and 100

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Featherbed lane, n s, 300 w Macombs road, 50x100, vacant. Century Investing Co to Elise M Holzhalb. July 5. July 8, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 100 w Macombs road, 75x100, vacant. Century Investing Co to Alice V Earl. July 5. July 8, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 350 w Macombs road, 50x100, vacant. Century Investing Co to John Fitzpatrick. July 5. July 9, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 50 w Macombs road, 25x100, vacant. Century Investing Co to Marthe Scharer. July 5. July 9, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 25.1 w Nelson av, 75x100.

Aqueduct av, s e s, 150 n e proposed new st, 300x100.

Nelson av, n w s, 125 n e proposed new st, 50x100.

Nelson av, n w cor proposed new st, 50x100.

Featherbed lane, n s, 25 w Macombs road, 50x100, vacant. Century Investing Co to John J McKenna. July 5. July 9, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 200 w Macombs road, 50x100, vacant. Century Investing Co to Francis Schell. July 2. July 5, 1907. 11:2876. other consid and 100

Featherbed lane, n s, 175 w McCombs road, 50x100, vacant. Century Investing Co to Mary S Schell. July 2. July 5, 1907. 11:2876. other consid and 100

*Fillmore st, w s, 255 n Columbus av, 50x100. Isaac Meister et al to Berko Kopelowitz. Mort $4,900. June 25. July 8, 1907. nom

Fox st, No 1136 (Barretto st), e s, 181.11 n 169th st, 20x100, 3-sty frame tenement. Franz Frisch to Otto Plangemann. Mort $5,000. July 3. July 6, 1907. 10:2719. other consid and 100

*50 ft st, n w s, 220 from road leading to White Stone Ferry, runs e 25 x n 150 x w 25 x s 150 to beginning, lot 55 map S F Myers, Throggs Neck. Louise Cook to Frederick Sackett. May 5, 1905. July 11, 1907. other consid and 100

*Same property. Edw M Gallagher to same. All title. Q C. Dec 1, 1906. July 11, 1907. nom

*Same property. Frederick Sackett to Mary A wife Thos J Ford. July 9. July 11, 1907. nom

*Fillmore st, e s, 150 n Columbus av, 50x100, 2-sty frame dwelling. Henry Weinberger to John Falk Jr. Mort $6,500. July 8. July 11, 1907. other consid and 100

*Garfield st, w s, 100 n Columbus av, 30x100, 2-sty brk dwelling. Canio Adamo to John Santora. Mort $6,400. July 5. July 8, 1907. nom

*Garfield st, w s, 100 n Columbus av, 30x100, Van Nest Park. Annie Remington to Canio Adamo. Mort $4,000. July 1. July 5, 1907. other consid and 100

*Guion pl, w s, lot 123, map part Givan Homestead at Westchester, runs to e s road from Westchester to Eastchester, contains 7 200-1,000 city lots. Emma J McGrath et al by Timothy Power to Louise J Moses. All title. July 3. July 5, 1907. 2,200

*Guyon pl, w s, lot 123, map Givan Homestead at Westchester, —x— to e s road from Westchester to Eastchester, contains 7 200-1,000 city lots. Releast dower. Emma J McGrath widow to Louise J Moses. June 20. July 5, 1907. 545.06

*Garfield st, w s, 100 n Columbus av, 30x100, 2-sty brk dwelling. John Santora to Canio Adamo. Mort $6,400. July 6. July 9, 1907. nom

Hoffman st, w s, 308.8 n 184th st, 37.6x94.11, vacant. Felice Sergio to Joseph Faiella. Mort $3,300. July 2. July 5, 1907. 11:3054. other consid and 100

*Hancock st, e s, 100 s Columbus av, 25x100. Mary E Wilson to Antonio and Salvatore Loreto. Mort $3,000. July 10. July 11, 1907. other consid and 100

*Ivy st, w s, 200 n Albany av, 100x100. Wm W Taylor to Chas O Watkins, Jr. July 1. July 5, 1907. other consid and 100

*Lebanon st, s s, 175 w Bronx Park av, 25x100. Philip Diamant et al to the City & County Contract Co. July 9. July 11, 1907. other consid and 100

*Mary st, n s, 122 e Main st, 25x91x25x88. Eliz J Johnston to Martin J Donnelly. Mort $900. June 24. July 9, 1907. other consid and 100

*Orchard st, n w cor North st, 100x100, City Island. Henry Bosch to Patrick Grady. July 5. July 6, 1907. other consid and 100

*Palm st, e s, 300 s Albany av and being lot 427 map Arden property. Edwd V Burton to Annie V Taylor, Winterhaven, Fla. Q C. June 27. July 5, 1907. nom

Perot st, n s, 131.5 w Sedgwick av, 15.4x98, 2-sty brk dwelling. John Mortensen to Mary E Sullivan. Mort $3,500. June 26. July 10, 1907. 12:3254. other consid and 100

*Rose st, w s, 300 n Columbus av, 25x100, Van Nest. Alpherie Vacher to Charles Emmett. Mort $3,200. July 9. July 10, 1907. other consid and 100

Rodman pl, Nos 1293 and 1295 (Cross st), n e s, abt 100 e Longfellow av, 50x103x51x103, 2 2-sty frame dwellings. John Londergan to the City & County Contract Co. Mort $4,000. July 9. July 11, 1907. 11:3016. 100

*Rose st, w s, 325 n Columbus av, 25x100, Van Nest. Alpherie Vacher to Antonia Eichel. Mort $3,200. July 8. July 9, 1907. other consid and 100

Seabury pl, e s, 75 n 172d st, 25x100, vacant. Salvatore Abruscato to Salvatore Sapienza. ½ part. Mort $1,400. July 11, 1907. 11:2977. other consid and 100

*Silver st, n w cor Roselle st, 25x97.1x25x95.4. Elizabeth Diehl to John Ott. Mort $846. July 10. July 11, 1907. other consid and 100

*Van Buren st, e s, 125 s Columbus av, 25x100. The Colored Co-Operative Co to Lena Schwartz and Nathan Drillich. Mort $3,200. July 1. July 5, 1907. other consid and 100

*3d st, s e cor Av B, 108x205, Unionport. Henry A Spielmann to George Lengenfelder, Brooklyn. June 15. July 9, 1907. nom

*8th st, n s, 150 e Av D, 25x108, Unionport. PARTITION (May 29, 1907). Chas H Young (ref) to Minnie Smith. June 27. July 5, 1907. 98Q

*9th st, s s, 169.11 e Virginia av, 50x103, Unionport. Henry Ruhl et al to Thos J Devine. July 2. July 5, 1907. other consid and 100

*10th st, n s, 280 w Av B, 25x108, Unionport. Frank Gass to J Edward Bentz. July 1. July 8, 1907. other consid and 100

*11th st, n s, 205 e Av C, 50x108, Unionport. Henry Somner, Jr, to August Hausle. Mort $2,000. July 6. July 8, 1907. nom

*12th st, s s, 105 e Av C, 25x108, map of Unionport. Fredericka Goerg to Michael J McCarthy. Mort $3,000. July 3. July 6, 1907. other consid and 100

134th st, No 849, n s, 114 e St Anns av, 17x100, 2-sty brk dwelling. David Henry EXR Minnie Fisher to James Lynch. Mort $3,500. July 1. July 8, 1907. 10:2547. other consid and 3,000

136th st, No 845, n s, abt 100 e St Anns av, also 1,075 w Home av, 25x100, 4-sty brk tenement. Henry C Dahnke to Fritz Hartz. Mort $10,500. May 3. July 10, 1907. 9:2549. other consid and 100

138th st, No 690 (966), s s, 218 e Cypress av, 40x100, 5-sty brk tenement and store. Ira J Ettinger to Caecilie Ettinger. All title. Q C. All liens. July 3. July 10, 1907. 10:2566. other consid and 100

139th st, Nos 526 to 542, s s, 197.4 e Brook av, 187.6x100, five 6-sty brk tenements. Release mort. Wm T Hookey to Abelman Construction Co. July 2. July 10, 1907. 9:2266. 100

139th st, s s, 47.4 e Brook av, 37.6x100, 6-sty brk tenement. Abelman Construction Co to Philip Schutzer. Mort $40,000. July 6. July 9, 1907. 9:2266. nom

140th st, No 879, n s, 460 e St Anns av, 40x95, 5-sty brk tenement. Philip Kossuff to Harry Lipsky. Morts $40,750. July 10. July 11, 1907. 10:2553. other consid and 100

140th st, No 733, n s, 115 w Brook av, 25x100, 4-sty brk tenement and store. Moritz L Ernst et al to Harry Cahn. Mort $15,000. Jan 21. July 5, 1907. 9:2291. other consid and 100

147th st, No 800, s s, 125 e Brook av, late Clifton av, 25x100, 2-sty frame dwelling. Julius Wanner to Peter F Wanner. ½ part. Mort $3,000. July 8. July 9, 1907. 9:2273. nom

151st st, Nos 657 and 659, n s, 20 e Melrose av, runs n 12.2 x w 0.3 x n 55.2 x e 0.6 x n 47 x e 50 x s 114.4 to st x w 50 to beginning, two 3-sty frame dwellings. PARTITION, June 5, 1907. Leigh K Lydecker referee to Magdalena Messerschmitt. July 3. July 10, 1907. 9:2374. 14,750

152d st, No 937, n s, 235 e Robbins av, 25x143.6x28.9x157.9, 4-sty brk tenement. The Louis L Perlmutter Realty Society to Abram Bierer, of Brooklyn. Mort $15,000. July 5. July 6, 1907. 10:2644. 19,500

154th st, No 523, n s, 220.3 e Morris av, 25x100, 4-sty brk tenement. Thos H Roff to Nicholas Schaefer. All liens. July 10, 1907. 9:2414. nom

156th st, n e cor Fox st, 85x100, two 5-sty brk tenements, store on cor. FORECLOS (May 3, 1907). Richard H Clarke (ref) to Frank Starkman. Morts $49,544.80. July 8, 1907. 10:2720. 19,750

163d st, No 414, old No 672, s s, 113 e Melrose av, 37.6x100, 5-sty brk tenement. Samuel Wormser to Nathan Zimmerman. Mort $30,250. July 6. July 8, 1907. 9:2384. other consid and 100

163d st, old No 929, n s, 44 e Jackson av, 25x86.4, 4-sty brk tenement. Nathan Zimmerman to Jennie Wormser. Mort $15,750. July 6. July 8, 1907. 10:2649. other consid and 100

165th st, No 165 (375), n s, old line, 50.2 e Mott av, old line 25x108.9, except part for Concourse, 2-sty frame dwelling. Janet wife of Geo W McAdam to Chas H Fletcher. Correction deed. Jan 6, 1891. July 9, 1907. 9:2462. nom

Same property. Chas H Fletcher to Annie C Hanning and Agnes Cook. July 8. July 9, 1907. 9:2462. other consid and 100

167th st, e s, 117.6 n Ogden av, 50x68.11x54x48, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Oliver E Saylor. July 8. July 9, 1907. 9:2528. 2,500

167th st, No 1103, n e cor Kelly st, 23.7x97.6x15.4x99.1, vacant. Arch Realty & Construction Co to Chas M Gray Marble & Slate Co. All liens. April 12. July 11, 1907. 10:2706. nom

169th st, n e cor Merriam av, 50x88.2x46.11x112.4, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Fredk W Heidelberger. June 6. July 10, 1907. 9:2531. 2,175

170th st, No 604 (854), s s, 95.9 w Franklin av, 18.11x125x18.11x125.7, 2-sty frame dwelling. Edward Leonhard to Arthur Brounet. Mort $4,300. July 5. July 8, 1907. 11:2931. other consid and 100

*174th st, e s, 163 s Westchester av, 25x100. Thomas Murphy to Tillie M Stadler. July 3. July 6, 1907. other consid and 100

174th st, s s, 25 e Eden av, 50x81.7, vacant. Edw L Woolf et al to Hugo Wabst. July 8. July 10, 1907. 11:2824. other consid and 100

174th st, s w cor Eastburn av, 95x81.7, vacant. Edw L Woolf et al to John Miller. July 8. July 10, 1907. 11:2794. other consid and 100

174th st, n s, 161.6 w Morris av, 58.6x38.2x70.7x75.4, vacant. Edw L Woolf et al to Manda wife Franz Weitz. July 8. July 10, 1907. 11:2825. other consid and 100

174th st, s s, 50 e Eastburn av, 50x100.

Morris av, n w cor 174th st, 75x101.6.

Belmont st, n s, 35 w Morris av, 100x100, vacant.

Edw L Woolf et al to Fritz A Selje. July 8. July 11, 1907. 11:2793-2824 and 2825. other consid and 100

175th st, n s, 235 e Nelson av, 25x73.8x26.2x81.6, vacant. Century Investing Co to Herman Meyer. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, s s, intersection s e s Nelson av, 25x100, vacant. Century Investing Co to Wm J Ludwig. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, n s, 260 e Nelson av, 50x97.3x52.4x81.6, vacant. Century Investing Co to Kate MacKewen. July 5. July 11, 1907. 11:2876. other consid and 100

175th st, n s, 135 e Nelson av, 50x116 to Nelson av x50x80.10, vacant. Century Investing Co to Theodore Reimers. July 5. July 10, 1907. 11:2876. other consid and 100

175th st, s s, 321.6 w Macombs road, 75x100, vacant. Century Investing Co to Michael Hecht. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, s s, 125 e Nelson av, 50x100, vacant. Century Investing Co to Thomas A Stewart. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, s s, 250 e Nelson av, 25x200. to Featherbed lane, x25x200, vacant. Century Investing Co to Clara Dutt. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, s s, 146.6 w Macombs road, 125x100, vacant. Century Investing Co to Joseph Holme. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, s s, 75 e Nelson av, 50x100, vacant. Century Investing Co to John Brennan. July 5. July 8, 1907. 11:2876. other consid and 100

175th st, Nos 1131 & 1133, n s, 80.1 e Mohegan av, 34.1x82.6x33.5x89.2, two 3-sty frame tenements. Chas V Halley to Victor Gerhards. Mort $4,000. July 1. July 5, 1907. 11:2958. other consid and 100

175th st, n s, 66.11 w Macombs road, 75x120.11x—x117.6. Century Investing Co to Charles Harft. July 3. July 5, 1907. 11:2876. other consid and 100

179th st, No 690, s s, 118 e Webster av, 18.6x100, 3-sty brk dwelling. Eliz A Hunt to Sydney S Cohen. Mort $4,500. July 10. July 11, 1907. 11:3028. nom

184th st, No 405, n s, 46.5 w Walton av, 25x69.2x25x69.6, 2-sty frame dwelling. Henry E Hall to Charles Petroll. Mort $5,000. July 10. July 11, 1907. 11:3188. other consid and 100

202d st, n s, 110 e Webster av, 25x100, vacant. Mary A Costello to Oscar G Cummings. Mort $8,000. July 8. July 9, 1907. 12:3330. other consid and 100

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2[illegible]th st, n s, 22.5 e Grand Boulevard and Concourse, 25x96.8x irr, 2-sty frame dwelling. Adeline E Rabadan to Cath E Vogler, of Orange, N J. June 21. July 11, 1907. 12:3312. 100
207th st, n s, 294.4 e Woodlawn road, 25x95.10x25.10x102.7, vacant. Carolina Wenninger to Louis Jaeck. June 25. July 10, 1907. 12:3313. nom
Lorton st, s s, 25 e Maple av, 25x100, Williamsbridge. A Shatzkin & Sons to Gesimondo Fuscio. Mort $750. July 2. July 5, 1907. 100
*215th st, n s, 125 w 6th av, 25x104. Domenico Basso to Savino Di Pace. Mort $400. July 1. July 11, 1907. other consid and 100
*224th st, n s, 205 e 2d st, 50x114, Wakefield. Amelia Steinmetz to Andrew G Anderson. Mort $1,500. July 1. July 9, 1907. other consid and 100
*226th st, n s, 180 w Prospect terrace, 25x114, Williamsbridge. Theresa Schaeffer to Peter Handte. Mort $3,000. July 1. July 6, 1907. other consid and 100
*227th st, s s, 252.9 e Pauldiug av, 25x109.6.
227th st, s s, 527.9 e Paulding av, 75x109.6.
Bronxwood av, e s, 84 n 225th st, 25x121.7.
225th st, n s, 381.9 e Paulding av, 50x109.
Helen A Dexter to Marguerite Rochaux. Mort $4,832.50. June 5. July 5, 1907. nom
*227th st, late 13th av, n e cor 2d st, 105x114, Wakefield. Paul Maus to Franz Foerster. Q C. July 5. July 10, 1907. nom
*Same property. Frank Maus to same. Q C. July 5. July 10, 1907. nom
*Same property. Anna M Maus widow to same. Q C. July 2. July 10, 1907. other consid and 100
*Same property. Henry Maus to same. Q C. July 5. July 10, 1907. nom
*Same property. Christian Maus to same. Q C. July 3. July 10, 1907. nom
*Same property. Ignatz Maus to same. Q C. July 5. July 10, 1907. nom
*Same property. Barbara Kuhlwein to same. Q C. July 8. July 10, 1907. nom
*229th st, 15th av), n s, 255 e 5th av, 25x114, Wakefield. Joseph Wadick to Eugene Schleh. July 10. July 11, 1907. nom
*229th st, n s, 280 e 5th av, 25x114, Wakefield. Same to Gustav Isebarn. July 10. July 11, 1907. nom
*232d st (18th av), n e s, 180 s e 6th st, 100x87, Wakefield. Monatiquot Real Estate Co of N Y to Mary N wife of T Edwards Clark, of Los Angeles, Cal. All liens. June 18. July 9, 1907. nom
*232d st (18th av), n e s, 80 s e 6th st, 100x87. Same to T Edwards Clark of Los Angeles, Cal. All liens. June 18. July 9, 1907. nom
*235th st, n s, 125 w Byron st, 25x114. Peter F Wanner to Julius Wanner. ½ part. Mort $3,500. July 8. July 9, 1907. nom
235th st, late Willard av, s s, 136.11 w 1st st, 50x100, 2-sty frame dwelling. Annie A wife of and Wm A Huntress to Esther F Kohler. B & S. Oct 30, 1902. July 5, 1907. 12:3383. nom
*Av A, s e cor 1st st, 117.1x458.6 to Westchester Creek x170x426, with all title to land under water of said creek, Unionport. Joseph E Butterworth to F V Smith Contracting Co. Mort $2,500. July 1. July 10, 1907. other consid and 100
*Av D, n w cor 3d st, runs w 205 x n 108 x e 100 x s 25 x e 105 to Av D, x s 83 to beginning, Unionport. Andrew Hally to Chas E Hally. ½ part. Mort $2,000. July 8. July 9, 1907. other consid and 100
Andrews av, s e cor 183d st, formerly Hampden and 184th st, 87.8x50, 2-sty frame dwelling. Wm D Peck to Mary L wife John B Brine. Mort $8,250. June 20. July 6, 1907. 11:3217. nom
*Amsterdam av, w s, 122.3 n Middletown road, 50x100, Tremont Terrace. CONTRACT. Bankers Realty & Security Co with Bernard and Jacob Brand. June 11, 1906. July 9, 1907. 2,000
Aqueduct av, s e s, 550 s w proposed new st, 75x135.2x75x127.8, vacant. Century Investing Co to John T Mooney. July 5. July 10, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 500 s w proposed new st, 25x124x25x125.11.
Featherbed lane, n s, 108.6 e Nelson av, 25x100, vacant.
Same to Isabel T Kirkpatrick. July 5. July 10, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 475 s w proposed new st, 25x122.2x25x124.
Featherbed lane, n s, 83.6 e Nelson av, 50x100, vacant.
Century Investing Co to Andrew J Kirkpatrick. July 5. July 10, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 650 s w proposed new st, 100x115.4x—x136.3, vacant. Century Investing Co to Leonard Hangen. July 5. July 10, 1907. 11:2876. other consid and 100
Alexander av, 133d st, Southern Boulevard | e s, 50 n 132d st, 150 to s s Southern Boulevard or 133d st, x106.6, vacant. Geo M D Kelly to Patrick Goodman. May 15. July 9, 1907. 9:2295. other consid and 100
Andrews av, w s, 325.10 n 183d st, formerly Hampden or 184th st, 50x99.11. James L Duncan to Albert H Moritz. May 10. July 6, 1907. 11:3225. 100
Aqueduct av, e s, 135.2 s Kingsbridge road, 62.6x230.3 to old Croton aqueduct x62.6x230.9, vacant. Thos B Watson to Thos B Bowne & Son Co. Mort $32,500. June 7. July 5, 1907. 11:3215. other consid and 100
Alexander av, No 172, e s, 80 n 135th st, 20x81.6, 3-sty brk dwelling. Elwood C Davis to Elizabeth Kine. July 10. July 11, 1907. 9:2298. other consid and 100
Andrews av, w s, 375.10 n 183d st, formerly Hampden st, runs n 59.8 x w 154.11 x e 27.8 x s 171.1 x e 3.3 x n 175 x e 99.11 to beginning, vacant. Release mort. Mary T Clapp et al to Wm D Peck. June 10. July 11, 1907. 11:3225. 3,000
Aqueduct av, s e s, 100 n e proposed new st, 50x100, vacant. Century Investing Co to John H Meyer. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 550 n e proposed new st, 25x95x25x95.7, vacant. Century Investing Co to Hughes Realty Co. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, e s, 125 n 170th st, 47x79.4x27x81, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Merwin Realty Co. June 26. July 8, 1907. 9:2534. 3,400
Aqueduct av, s e s, 50 n e proposed new st, 50x100.
Nelson av, s e s, 185 n e 175th st, 75x81.6x78.6x58.
175th st, n s, 185 e Nelson av, 50x73.8x52.4x58, vacant.
Century Investing Co to Gustav A Brandt. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 527.8 s w proposed new st, 25.2x125.11x25x127.8, vacant. Century Investing Co to Edw H Daly. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 450 n e proposed new st, 50x97.2x50x98.7, vacant. Same to Ludwig Klees. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 628.8 s w proposed new st, 25x135.2x25x136.3.
Aqueduct av, s e s, 351 s w proposed new st, 50.4x118.3x50x111.3.
Nelson av, n w s, 525 s w proposed new st, 50x120x50x123.3.
Nelson av, e e s, 174.6 s w 175th st, runs s w 7.11 x s 95.4 to Featherbed lane, x e 25 x n 100 x w 18.6 to beginning, vacant.
Century Investing Co to the Charles E Keniston Realty Co. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 401.6 s w proposed new st, 75.6x122.1x75x116.4, vacant. Century Investing Co to Charles Spillner. July 5. July 8, 1907. 11:2876. other consid and 100
Aqueduct av, s e s, 500 n e proposed new st, 50x95.7x50x97.2, vacant. Century Investing Co to Margt M Fitzpatrick and Mary Martell. July 5. July 9, 1907. 11:2876. other consid and 100
Aqueduct av, s e cor proposed new st, 50x100, vacant. Century Investing Co to Michael J Dowd and Richard R Maslen. July 5. July 9, 1907. 11:2876. other consid and 100
Aqueduct av, w s, 560.7 s Boscobel pl, 50x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Isidore S Chirurg. June 19. July 9, 1907. 9:2533. 7,700
*Barker av, w s, 150 n King st, 50x90, Lester Park. Mary D Hall to Frank McGarry. Mort $800. June 8. July 8, 1907. other consid and 100
*Barker av, e s, 150 s Elizabeth st, 25x125, Olinville. Richard O'Hara to Wm F J Stegen Jr. Mort $2,500. July 2. July 10, 1907. other consid and 100
*Bracken av, w s, 100 n Jefferson av, 25x100, Edenwald. David D Feins to Frank Constantino. Mort $200. July 8. July 10, 1907. nom
Boston road, n e s, at s s 176th st, 79.7x—x—x76. Release claims &c as to Elevated R R. Wm J O'Rourke to The City of N Y. May 27. July 10, 1907. 11:2998. 795.80
Bathgate av, s e cor 188th st, 89.10x89.11x88x90, vacant. Kath T Martin and ano EXRS Mary J Martin to David R Richards. July 9. July 11, 1907. 11:3056. 11,150
Bailey av, w s, abt 948 n Boston av, deed reads at line bet lots 104 and 105, map Wm O Giles at Kingsbridge, runs w 125 x s 5 x e 122 to beginning, gore. Henry J Hesselbach to George Hesselbach and Hattie L his wife, tenants by entirety. Q C. April 30. July 5, 1907. 12:3262. nom
Bainbridge av, e s, 93.6 s 184th st, 16.8x74 to w s 184th st x 16.8 x 72.8, 2-sty frame dwelling. Albert W Seaman to Matilda Strahley. May 1. July 8, 1907. 11:3143. nom
Briggs av, n w s, 461.8 n 194th st, 22x97.5x31.7x95.9, vacant. Wm H Wright & Son, inc, to Eliz J McDonnell. Mort $6,000. July 10. July 11, 1907. 12:3300. other consid and 100
Briggs av, No 2676, e s, 349.6 n 194th st, 22.2x80.4x22.1x79.5, 3-sty frame dwelling. Eliz J McDonnell to Wm H Wright & Sons, incorporated. Mort $5,000. July 10. July 11, 1907. 12:3294. other consid and 100
Boston road, No 966, s e s, 87 n e Teasdale pl, 20.5x65x19x73, 5-sty brk tenement and store. Chas A Laumeister and ano to John F and Amalia Fetzer. Mort $8,000. July 1. July 5, 1907. 10:2672. 100
Beaumont av, No 2432, e s, 325 n 187th st, 25x100, 2-sty frame dwelling. Elias Goirtsman et al to Smith Williamson. Mort $5,500. July 3. July 6, 1907. 11:3105. other consid and 100
*Bronxdale av, s w cor Morris Park av, 25.2x100.10x25x97.7, Van Nest. Carolina Wenninger to George Lahrmann. June 25. July 5, 1907. nom
*Bronxdale av, n w cor Kinsella av, 25.3x95x25x99.6. Same to same. June 25. July 5, 1907. nom
Brook av, St Anns av, 159th st | n e cor 159th st, runs n 190.8 x e 250.3 to w s St Anns av x s 75 x w 125 x s 116.5 to n s 159th st x w 154.8 to beginning, with all title to all lands lying in blk bounded by 159th st, 161st st, St Anns av and Brook and 3d avs, and in streets, vacant. Louis J Pooler to Wm H Murphy. Mort $25,000. June 28. July 5, 1907. 9:2360. other consid and 100
Same property. Wm H Murphy Rector of the Roman Catholic Church of St Peter and St Paul to the Roman Catholic Church of St Peter and St Paul. Mort $60,000. June 28. July 5, 1907. other consid and 100
*Bruner av, w s, 150 s Nereid av, 50x97.6. Louis Schmidt to Fergus McLoughlin. Mort $1,000. July 1. July 8, 1907. other consid and 100
Brook av, No 1528, e s, 275 n 171st st, 25x100.11, 4-sty brk tenement. Abraham Leventhal et al to Becki Leventhal, Celie Lefkowitz and Betsy Goldstein. Mort $13,500. July 8. July 9, 1907. 11:2895. nom
Boscobel av, w s, 292.7 s Boscobel pl, 50x140.11x68.9x128.4, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Joseph Hahn and Maurice Stierer. May 27. July 9, 1907. 9:2522. 7,400
Boscobel av, e s, intersection n w s Plympton av, 144.6x79x153.6, gore, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Annis M wife of Wm J Sloane. June 24. July 9, 1907. 11:2875. 12,300
Cauldwell av, w s, 399.7 n Westchester av, 50x115, vacant. Abraham Vogel to Joseph Hyman. Mort $4,250. May 1. July 8, 1907. 10:2624. 100
*Classon av, w s, 225.4 s Mansion st, 25x121.11x25x120.5. Albert Borowsky to Paul Weigel. Mort $1,500. July 8. July 9, 1907. other consid and 100
*Carpenter av (2d st), e s, 25 n 234th st (20th av), 177x105.6, Wakefield. Max Germansky to North Borough Home Co. June 20. July 9, 1907. other consid and 100
Cauldwell av, No 917, w s, 397 n 161st st, 18x100, 3-sty brk dwelling. Patrick Walsh to Charles Strobel. July 2. July 5, 1907. 10:2627. other consid and 100
Cypress av, No 116, e s, 40.7 n 133d st, 21x80, 3-sty frame tenement. Katharina Voelcker et al to Annie Jourdan. Mort $4,900. June 21. July 5, 1907. 10:2562. other consid and 100
Creston av, Nos 2262 to 2272, e s, 93 s 183d st, 100x89.6, six 2-sty brk dwellings.
182d st, No 490, s s, 84.2 e Washington av, 18x69.2x18.3x72.11, 3-sty brk tenement.
182d st, No 494, s s, 120.2 e Washington av, 18x61.7x18.3x65.4, 3-sty brk tenement.
Hillside Realty & Construction Co to Geo W Cook, of Brooklyn. All liens. July 3. July 6, 1907. 11:3049 and 3163. other consid and 100
College av, No 947, w s, 141 s 164th st, 16.9x100, 2-sty frame dwelling. Auguste L Sevestre to Sarah wife John F King. June 28. July 10, 1907. 9:2423. other consid and 100
Cromwell (1st) av, n w s, 239.11 n 170th st, 50x125, 3-sty frame dwelling. PARTITION, May 15, 1907. Abraham L Jacobs referee to Josephine B Rezzano. Mort $1,000. July 9. July 10, 1907. 11:2872. $2,150 over and above mort of $1,000

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Clinton av, s e cor 178th st, 25x100x24.8x100, vacant. Phillip H Fischer to Aaron Baum. Mort $3,100. July 10, 1907. 11:3093. other consid and 100

Crescent av, s s, bet Hughes av and Belmont av, and being part lot 21 map Belmont Village, begins at w s lot 39, runs w along av 58.11 to pt 69.7 e Hughes av, x s 89.3 x e 45.10 x n 126.5 to beginning. Raffaele Auletta et al to Annibale Fanelli. Mort $7,000. June 1. July 9, 1907. 11:3087. other consid and 100

Clinton av, n w cor 181st st, runs w 145.2 x n 66.1 x e 46 x s 40 x e 99.2 to av x s 26.1 to beginning, vacant. Release mort. Paul M Herzog to Harry Feller. July 9. July 11, 1907. 11:3098. 2,250

*Columbus av, n e cor Victor st, 20x100. Elizabeth Diehl to John G Ott. All liens. July 10. July 11, 1907. other consid and 100

*Doon av, w s, 250 n Jefferson av, 50x100. Land Co B of Edenwald to Nathan Albert. May 22. July 9, 1907. nom

Daly av, n w s, 231.7 s w 180th st, 31x125.11x31x122.1, except part for av, 2-sty frame dwelling and store and vacant. Release mort. A Hupfels Sons to John G and Henry Ellendt. July 8. July 9, 1907. 11:3122. 2,000

Same property. John G and Henry Ellendt to John Steg. July 5. July 9, 1907. 11:3122. other consid and 100

*Dudley av, s s, 169.7 e Ft Schuyler road, 50x100.

Harrington av, n s, 130.4 e Ft Schuyler road, 25x100. Percy S Dudley to Charles Bohm. July 2. July 6, 1907. other consid and 100

*Dudley av, n w cor Cornell av, 50x53.4x57.8x82.6.

Dudley av, s s, 50 w Cornell av, 75x100. Percy S Dudley to Fredk J Holderman. July 8. July 9, 1907. other consid and 100

*Dudley av, s s, 25 e Mapes av, 50x100. Same to Charles Oberwager and Henry Kaiser. July 8. July 9, 1907. other consid and 100

*Dudley av, s s, 25 w Mapes av, 175x100.

Dudley av, n s, 25 e Mapes av, 50x100.

Cornell av, e s, and being lots Nos 215 and 216 map Harrington estate, 50x106.3x50x107.6. Percy S Dudley to Annie F P wife of Thos H Smith. July 8. July 9, 1907. other consid and 100

*Dudley av, n e cor William st, 25x100. Percy S Dudley to Joseph Schwartz. July 8. July 9, 1907. other consid and 100

*Dudley av, n s, 150 w Cornell av, 50x104.2x50.3x107.7. Percy S Dudley to Edw J Meade. July 8. July 9, 1907. other consid and 100

*Dudley av, n s, 25 e George st, 50x100.

Dudley av, s s, 150 e Mapes av, 50x100.

Harrington av, n s, 150 e Mapes av, 75x100. Percy S Dudley to Edw J Cahill. July 8. July 9, 1907. other consid and 100

*Dudley av, n s, 25 w George st, 100x100. Percy S Dudley to Robt Bellingham. July 8. July 9, 1907. other consid and 100

*Dudley av, s s, 200 w Mapes av, 50x100.

Harrington av, n s, 250 w Mapes av, 50x100. Percy S Dudley to Joseph Devlin. July 8. July 9, 1907. other consid and 100

*Dudley av, s s, 100 w Cornell av, 50x100. Same to Bertha Bernheimer. July 8. July 9, 1907. other consid and 100

*Edison av, e s, 152 n Pelham road, 25x100, 2-sty frame dwelling, Westchester. James Black to Harris Mendelson. July 10, 1907. nom

*Eastchester road, e s, abt 625 s Saratoga av, 50x120.3x50x121.5. Hudson P Rose Co to Michael Ziccardi. May 9. July 10, 1907. nom

Eastburn av, w s, 238.3 n 174th st, 50x95, vacant. Edw L Woolf et al to Emily wife William Schmitz. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, e s, 226.7 s 175th st, 50x95, vacant. Edw L Woolf et al to John Miller. July 8. July 10, 1907. 11:2796. other consid and 100

Eastburn av, w s, 138.3 n 174th st, 50x95, vacant. Edw L Woolf et al to Robt J McCracken. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, w s, 188.3 n 174th st, 50x95, vacant. Same to Chas R McNeil, N Y, and James Ross, of Yonkers, N Y. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, e s, 88.3 n 174th st, 100x95, vacant. Edw L Woolf et al to Gottfried F Hilgemann. July 8. July 10, 1907. 11:2796. other consid and 100

Eastburn av, w s, 288.3 n 174th st, 50x95. Edw L Woolf et al to Eli Berman. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, w s, 88.3 n 174th st, 50x95, vacant. Same to Louis M and Dominic Schiavone. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, w s, 388.3 n 174th st, 25x95, vacant. Same to Elizabeth wife John Milliken. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, w s, 126.7 s Grand Boulevard and Concourse, 50x75x irreg x95. Same to Bertha wife Max L Meyer. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, w s, 338.3 n 174th st, 50x95, vacant. Edw L Woolf et al to James Madden. July 8. July 10, 1907. 11:2795. other consid and 100

Eastburn av, w s, 81.7 s 174th st, 75x95, vacant. Edw L Woolf et al to John Miller. July 8. July 10, 1907. 11:2794. other consid and 100

Eastburn av, e s, 100 s 174th st, 100x95.

Morris av, e s, 163.3 n 174th st, 50x85, vacant. Same to Herman H Blohm. July 8. July 10, 1907. 11:2793 and 2795. other consid and 100

Eagle av, No 705, w s, 221.6 s 156th st, 19x99.3, 3-sty frame brk front tenement. Kate Wielandt to Marie Goebel. July 1. July 11, 1907. 10:2617. other consid and 100

*Edison av, w s, 275 s Tremont road, 75x100. Frank S Beavis to Archibald W Comstock, of Ivoryton, Conn. Mort $1,550. June 24. July 9, 1907. other consid and 100

*Edwards av, e s, 50 n Latting st, 50x100, Westchester. Chas J Hausmann et al to Wm A Mallett. Mort $700. July 5. July 9, 1907. other consid and 100

*Same property. Wm A Mallett to Daniel McLean. Mort $700. July 8. July 9, 1907. other consid and 100

Eastburn av, e s, 18.3 n 173d st, 106.7x95.

Morris av, e s, 43.2 n 173d st, 25x85, vacant. Edw L Woolf et al to George Burckhardt. July 8. July 10, 1907. 11:2793 and 2794. other consid and 100

Eastburn av, w s, 43.3 n 173d st, 25x95, vacant. Same to Henrietta L wife of Wm C Frohne. July 8. July 10, 1907. 11:2794. other consid and 100

Eastburn av, w s, 156.7 s 174th st, 75x95, vacant. Edw L Woolf et al to Marie wife of Herman Wauer and Anna Schmidt. July 8. July 10, 1907. 11:2794. other consid and 100

Eastburn av, n e cor 174th st, 38.2x95, vacant. Same to Gerald C Connor. July 8. July 10, 1907. 11:2796. other consid and 100

*Fox av, w s, 225 n Jefferson av, 50x100, Edenwald. David D Feins to Thomas McCormack. Mort on each lot $285.72. July 8. July 9, 1907. other consid and 100

*Fort Schuyler road, n e cor La Salle av, 25x110.9x24.11x111.6. Edgewater Realty Co to Louisa Beal. July 1. July 5, 1907. 2,100

*Fort Schuyler road, e s, 81 s Harrington av, 25.4x99.11x25x104.8. Percy S Dudley to James H Haese. July 8. July 9, 1907. other consid and 100

*Fort Schuyler road, e s, 30.6 s Harrington av, 25.4x114.6x25x 109.7. Percy S Dudley to Carl Haese. July 8. July 9, 1907. other consid and 100

*Fort Schuyler road, e s, 25 n La Salle av, 63.2x113.6x68.11x116.6. Edgewater Realty Co to Henry Kaiser and Charles Oberwager. July 1. July 5, 1907. 3,825

*Fort Schuyler road, s e cor La Salle av, 50x124x50x122.6. Edgewater Realty Co to Wm J Hyland. July 1. July 5, 1907. 3,550

*Fort Schuyler road, e s, 50 s La Salle av, 50x120.11x50x122.6. Edgewater Realty Co to John H Kingston. July 1. July 5, 1907. 2,760

Forest av, No 782, e s, 66.8 s 158th st, 16.8x75, 2-sty frame dwelling. Minnie Moore to Albert Bossert. July 3. July 5, 1907. 10:2655. other consid and 100

Forest av, Nos 827 and 829, w s, 54.2 s 160th st, 63x87.6, vacant. Arthan Realty Co to Beth Hamedrash Hagodol. Mort $9,500. July 3. July 10, 1907. 10:2647. other consid and 100

Forest av, Nos 955 and 957, n w s, abt 110 n 163d st, 50x100, 2-sty frame dwelling and store and vacant. Max Orbach et al to John Werle. Morts $6,200. June 20. July 6, 1907. 10:2649. other consid and 100

Forest av, No 808, e s, 80 n 158th st, 20x75, 3-sty frame tenement and store. Julius Janssen to Frank Schnitzer. Mort $4,000. July 10. July 11, 1907. 10:2656. other consid and 100

*Gleason av, s w cor 174th st, 50x106.8, Michael M Reynolds to Robert Edwards. Mort $1,000. July 9. July 11, 1907. other consid and 100

*Grace av, w s, 131 s Glebe av, 25x100. Release mort. Eliz F Hickey to Martin Pletscher. July 1. July 5, 1907. 600

Grand Boulevard and Concourse, s s, 59 w Eastburn av, 36.3x57.4 x25x83.9, vacant. Edw L Woolf et al to Albert E Davis. July 8. July 10, 1907. 11:2795. other consid and 100

Grand Boulevard and Concourse, n w cor 175th st, 47.4x41.10x 52.2, gore, vacant. Edw L Woolf et al to Patrick Flynn. July 8. July 10, 1907. 11:2825. other consid and 100

Garrison (Whitlock) av, n e cor Worthen or 144th st, 100x75, except parts for av and st.

Spofford av, n s, 200 w Brown av, 50x100. Lucy A wife Hugh Duffy to Said Hugh Duffy. Each to hold ½ part. All liens. B & S and C a G. Apr 12. July 6, 1907. 10:2736 and 2637. nom

Harrison av, w s, 25 n Morton pl, 50x98.10x50x97.10, vacant. James F McGarry to Michael B Stanton. June 27. July 10, 1907. 11:2868. other consid and 100

Hull av, s e s, 32.4 n e 205th st, 75x100, vacant. Marie B Kelly widow to John Hoelzel and Henry Rudolph. Mort $1,000. July 8. July 9, 1907. 12:3350. other consid and 100

*Hobart av, e s, 279 s Waterbury av, 50x94.2x50.3x98.6. Hudson P Rose Co to Wm G Schlosser. July 5. July 9, 1907. nom

Hull av, No 3278, e s, 200 s 209th st, 25x100, 2-sty frame dwelling. Eva J Bain to Mary A Harley. July 10. July 11, 1907. 12:3351. other consid and 100

*Harrington av, s s, 395.6 e Fort Schuyler road, 50x97.1x50x101.9. Percy S Dudley to Robert Zetsche. July 8. July 11, 1907. other consid and 100

Hughes av, No 2064, e s, 230.3 s 180th st, 18.1x65, 2-sty frame dwelling. Anna Bastiani to John G Coolaksusian. Mort $2,500. July 3. July 5, 1907. 11:3080. other consid and 100

*Harrington av, s s, 345.6 e Fort Schuyler road, 50x106.11x50x 101.8. Percy S Dudley to Minnie Smith. July 8. July 9, 1907. other consid and 100

*Harrington av, s s, 450 w Cornell av, 100x100. Percy S Dudley to Charles Spillner. July 8. July 9, 1907. other consid and 100

*Harrington av, s s, 325 w Cornell av, 25x100. Percy S Dudley to Emma Wahl. July 8. July 9, 1907. other consid and 100

*Harrington av, s s, 50 w Cornell av, 50x100.

Harrington av, s s, 350 w Cornell av, 25x100. Percy S Dudley to Edward Cahill. July 8. July 9, 1907. other consid and 100

*Harrington av, s s, 120.6 e Fort Schuyler road, 50x105x irreg x124.6. Percy S Dudley to Emile Coletti. July 8. July 9, 1907. other consid and 100

*Harrington av, n s, 150 w Cornell av, 25x100. Percy S Dudley to Mamie Ford. July 8. July 9, 1907. other consid and 100

*Harrington av, n s, 50 e Mapes av, 25x100. Percy S Dudley to Catherine Farrell. July 8. July 9, 1907. other consid and 100

*Harrington av, n s, 100 w Cornell av, 25x100. Same to John Hart. July 8. July 9, 1907. other consid and 100

*Harrington av, n s, 125 w Cornell av, 75x100. Percy S Dudley to Jos B McAlister. July 8. July 9, 1907. other consid and 100

*Harrington av, s s, 270.6 e Fort Schuyler road, 25x114.4x25x 111.11. Percy S Dudley to Mary A Handibode. July 8. July 9, 1907. other consid and 100

Hughes (Jefferson) av, Belmont av | e s, 150 n Tremont av, 25x100 to Belmont av, except part for Hughes av, vacant. Grosvenor S Hubbard to Rowland W Thomas. July 2. July 5, 1907. 11:3079. nom

Intervale av, w s, 143.10 n Westchester av, 25x100, vacant. Pauline Knauss to Emelie Feinninger. All of. Mort $——. Nov 28, 1904. July 8, 1907. 10:2699. nom

Intervale av, No 969, w s, 168.10 n Westchester av, 25x100, 2-sty frame dwelling. Pauline Knauss to Emelie Feinninger. ½ part. Mort $——. Nov 28, 1904. July 8, 1907. 10:2699. nom

Jerome av, n e cor 198th st, 72.10x101.9x42.11x111.7, vacant. Philip F Donohue and Peter McGinnis EXRS Owen McGinnis to William Meldrum. ½ part. June 19. July 11, 1907. 12:3319. 4,950

Same property. Philip F Donohue to same. ½ part. All title. June 19. July 11, 1907. 12:3319. 4,950

*Kingsbridge road, w s, 149 n 4th av, 111x172.3x75x85.6. Nathan Zimmerman to Jennie Wormser. Mort $2,300. July 6. July 8, 1907. other consid and 100

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*Kingsbridge road, s s, 25.2 w Fox av, 50.5x107.5x50x114, Edenwald. Geo H Sundermann to Martin J Burke. July 2. July 5, 1907. nom

*Livingston av, e s, 245.3 s Kingsbridge road, 25x100. James O'Brien to Fredk H Harrig. July 1. July 9, 1907. other consid and 100

*La Salle av, n s, 410.8 e Fort Schuyler road, 50x110.8x50x108.8. Edgewater Realty Co to Frederick Goldman. July 1. July 5, 1907. 1,820

*La Salle av, s s, 1,139 e Fort Schuyler road, 50x101.2x50x102. Same to Clara Dutt. July 1. July 5, 1907. 1,220

*La Salle av, s s, 569 e Fort Schuyler road, 25x100.11. Edgewater Realty Co to Mary C Attwater. July 1. July 5, 1907. 805

*La Salle av, s s, 334 e Fort Schuyler road, 150x100.6x150x100.8. Same to Frank T Ward. July 1. July 5, 1907. 5,560

*La Salle av, n s, 485.9 e Fort Schuyler rd, 60x113.11x60x111.7. Edgewater Realty Co to William Schmitz. July 1. July 5, 1907. 8,800

*La Salle av, s s, 644 e Fort Schuyler road, 25x100x25x100.11. Same to Barbara Schollkamer. July 1. July 5, 1907. 795

*La Salle av, s s, 929 e Fort Schuyler road, 25x101.6. Same to Agnes I Dallas. July 1. July 5, 1907. 605

*La Salle av, s s, 224 e Fort Schuyler road, 25x100.3. Same to Charles Goergen. July 1. July 5, 1907. 1,050

*La Salle av, n s, 260.8 e Fort Schuyler road, 50x104x50x101.6. Edgewater Realty Co to John Cashel. July 1. July 5, 1907. 1,840

*La Salle av, s s, 1,004 e Fort Schuyler road, 60x101.6. Same to James Culhane. July 1. July 5, 1907. 1,515

*La Salle av, s s, 1,114 e Fort Schuyler road, 25x101.8. Same to Augustus Breitsch. July 1. July 5, 1907. 655

*La Salle av, n s, 905 e Fort Schuyler road, 25x100. Same to Henry Schade. July 1. July 5, 1907. 630

*La Salle av, s s, 309 e Fort Schuyler road, 25x100.4. Same to Dinah Watkins. July 1. July 5, 1907. 1,000

*La Salle av, s s, 619 e Fort Schuyler road, 25x101. Same to Katharine Schollhamer. July 1. July 5, 1907. 795

*La Salle av, n s, 385.9 e Fort Schuyler road, 25x108.8x25x107.6. Edgewater Realty Co to Helen C McMahon. July 1. July 5, 1907. 910

*La Salle av, s s, 719 e Fort Schuyler road, 25x101.2. Interior plot, 1,165.8 e Fort Schuyler road and 100 n La Salle av, 45.8x150.8x53.7x142.6. Edgewater Realty Co to Thomas McKenna. July 1. July 5, 1907. 1,580

*La Salle av, s s, 804 e Fort Schuyler road, 25x101.3. Same to James R Ferguson. July 1. July 5, 1907. 730

*La Salle av, s s, 744 e Fort Schuyler road, 60x101.3. Same to James F Clancy. July 1. July 5, 1907. 1,875

*La Salle av, s s, 854 e Fort Schuyler road, 25x101.4. Same to Wm J Miller. July 1. July 5, 1907. 630

*La Salle av, n s, 705.9 e Fort Schuyler road, 25x100. Edgewater Realty Co to Wm C Wunnenberg. July 1. July 5, 1907. 750

*La Salle av, s s, 644 e Fort Schuyler road, 25x101. Same to Fredk C Wiegmann. July 1. July 5, 1907. 755

*La Salle av, n s, 1,065.9 e Fort Schuyler road, 50x100. Same to John Mulhall. July 1. July 5, 1907. 1,310

*La Salle av, n s, 1,265 e Fort Schuyler road, 27x101.2x42.6x100. Same to Albert Neller. July 1. July 5 ,1907. 810

*La Salle av, s s, 1,064 e Ft Schuyler road, 25x101.7. Interior lot, 645 e Fort Schuyler road and 100 n La Salle av, 19x130.2x25.6x130. Edgewater Realty Co to Patrick Flynn. July 1. July 5, 1907. 945

*La Salle av, n s, 460.9 e Fort Schuyler road, 25x110.8x25x111.7. Same to Emma F Keeney. July 1. July 5, 1907. 1,125

*La Salle av, n s, 930 e Fort Schuyler road, 75x100. Same to Lena Deaken and Rosa A Mullen. July 1. July 5, 1907. 1,860

*La Salle av, s s, 1,089 e Fort Schuyler road, 25x101.8. Same to Margaret Breitsch. July 1. July 5, 1907. 655

*La Salle av, s s, 644 e Fort Schuyler road, 50x101.2. Same to Ferdinand Stolz. July 1. July 5, 1907. 1,540

*La Salle av, n s, 310.8 e Fort Schuyler road, 25x105.3x25x104. Same to Mary E McCollum. July 1. July 5, 1907. 905

*La Salle av, n s, 570.8 e Fort Schuyler road, 75x95. Wm R Devine et al to Annie T Reynolds. Mort $1,722. July 2. July 5, 1907. nom

*La Salle av, s s, 954 e Fort Schuyler road, 25x101.6. Edgewater Realty Co to Thomas Dowd. July 1. July 5, 1907. 600

*La Salle av, s s, 284 e Fort Schuyler road, 25x100.6. Same to Edward L Garrow. July 1. July 5, 1907. 1,000

*La Salle av, n s, 645.8 e Fort Schuyler road, 50x100. La Salle av, n s, 748.8 e Fort Schuyler road, 60x100. Same to Chas P Hallock. July 1. July 5, 1907. 3,035

*La Salle av, s s, 829 e Fort Schuyler road, 25x101.3. Same to Henry Duelfer. July 1. July 5, 1907. 660

*La Salle av, s s, 979 e Fort Schuyler road, 25x101.6. Same to John E Hanley. July 1. July 5, 1907. 680

*La Salle av, n s, 570.8 e Fort Schuyler road, 75x95. Same to Wm R and Geo A Devine. July 1. July 5, 1907. 2,460

*La Salle av, s s, 1,239 e Fort Schuyler road, 45.6x102x26.7x103.3. Edgewater Realty Co to John J Neller. July 1. July 6, 1907. 865

*La Salle av, n s, 210.9 e Fort Schuyler road, 50x101.6x50x98.11. Edgewater Realty Co to James H Haese. July 1. July 11, 1907. 1,840

*La Salle av, n s, 830.9 e Fort Schuyler road, 75x100. Interior lot, abt 775.9 e Fort Schuyler rd and 100 n La Salle av, 25.6x130.1x32.6x130. Same to Maria W Ditman. July 1. July 11, 1907. 2,415

*La Salle av, s s, 174 e Fort Schuyler road, 25x100.2. Edgewater Realty Co to Frank Haas. July 1. July 11, 1907. 1,050

*La Salle av, s s, 124 e Fort Schuyler road, 50x100.2. Same to Christian Vorndran. July 1. July 11, 1907. 2,150

*La Salle av, n s, 1,005.9 e Fort Schuyler road, 60x137.7x60x140.8. Same to Richard Cooper. July 1. July 11, 1907. 1,455

*La Salle av, n s, 1115.9 e Fort Schuyler road, 50x100. Same to Marguerite D Morgan. July 1. July 11, 1907. 1,280

*La Salle av, s s, 1,214 e Fort Schuyler road, 25x102. Edgewater Realty Co to Carl W Gerlach. July 1. July 8, 1907. 610

*La Salle av, s s, 1,189 e Fort Schuyler road, 25x102. Same to Kath M Gerlach. July 1. July 8, 1907. 610

Lind av, n s, 473.2 e 169th st, runs e 146.11 x w — x n w 56.2 x s 97.2 to beginning, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Romeo H Schile. June 5. July 9, 1907. 9:2533. 3,030

*Lawrence av | e s, 150 n Railroad av, 50x200 to w s Main av, Main av | Pelham Park. Mary H Legrand to Hanora Warren, of Astoria, L I. Q C and C a G. April 20. July 8, 1907. 102.60

*La Salle av, n s, 335.8 e Fort Schuyler road, 50x107.6x50x105.3. Edgewater Realty Co to Samuel McCarthy. July 1. July 5, 1907. 1,800

*La Salle av, n s, 1,215 e Fort Schuyler road, 50x100. Same to Hugo Heimbuck. July 1. July 5, 1907. 1,280

*La Salle av, n s, 1,165 e Fort Schuyler road, 50x100. Same to John Clemons. July 1. July 5, 1907. 1,300

*La Salle av, n s, 110.8 e Fort Schuyler road, 100x93.11x100x98.11. Same to John D Culliton. July 1. July 5, 1907. 3,660

*La Salle av, s s, 484 e Fort Schuyler road, 85x100.9. Same to Annie G, Grace and J Florence Crosson. July 1. July 5, 1907. 3,015

*La Salle av, s s, 879 e Fort Schuyler road, 50x101.6. Same to John Dolan. July 1. July 5, 1907. 1,190

*Mayflower av, w s, and being lots 35 to 38 map 473 lots Haight estate. Frank Gass to Peter Schiffer. Mort $945. July 5. July 8, 1907. other consid and 100

*Mayflower av, w s, and being lot 46 map 473 lots Haight estate, Westchester. Archer M Huntington to Maria Presta. C a G. Jan 10. July 5, 1907. nom

*Mayflower av, w s, and being lots 72 to 75 map 473 lots Haight estate, Westchester. Frank Gass to Christian Muller. Mort $440. July 5. July 6, 1907. other consid and 100

Mosholu Parkway North, e s, 175 s Kossuth pl, 50x100, vacant. Walter C Bellows to Katherine J Quinn. Mort $2,660. April 22. July 5, 1907. 12:3326. other consid and 100

Macombs road, n w cor Featherbed lane, 122.6x50x105, gore.

Nelson av, s e s, intersection, n s 175th st, 110x65.10x110, gore, vacant. Century Investing Co to Thomas Crimmins. July 5. July 8, 1907. 11:2876. other consid and 100

Mohegan av, No 2114, s e s, abt 61 s 181st st, 33x150, 2-sty frame dwelling. Frank J Tonner et al to Charles Cramer. Mort $2,500. July 8. July 11, 1907. 11:3124. other consid and 100

*Mayflower av, n e cor Middletown road, runs n 127.6 x e 50 x s 121.4 to Middletown road, x w 50.4 to beginning, Tremont terrace. Harry Crumpton to Geo H Shaffer. July 8. July 9, 1907. nom

Mapes av, No 2140 (Johnson) av, e s, 462 n 180th st, late Samuel st, 66x150, 2-sty frame dwelling and vacant. Benjamin Kahn to William Kahn. All liens. June 29. July 9, 1907. 11:-3111. other consid and 100

Macombs road, s w cor 175th st, 31.6x146.6x25x127.2, vacant. Century Investing Co to Joseph L O'Brien. July 5. July 8, 1907. 11:2876. other consid and 100

Macombs road, w s, 126.6 s 175th st, 63.3x105x50x143.11, vacant. Century Investing Co to Edwin J Shafer. July 5. July 8, 1907. 11:2876. other consid and 100

Macombs road, w s, 225 s Nelson av, 75x114.3x80.2x85.7, vacant. Century Investing Co to Bessie McG Casey. July 5. July 8, 1907. 11:2876. other consid and 100

Macombs road, w s, 150 s Nelson av, runs s 25 x w 66.6 x n w 66.6 to Nelson av, x n e 25 x s e 106.8 to beginning, vacant. Century Investing Co to William Thalberg. July 5. July 8, 1907. 11:2876. other consid and 100

Macombs road, w s, 101.6 n Nelson av, 30.6x156x21x133.2.

Nelson av, s e s, 110 n e 175th st, 25x80.10 to 175th st, x25x65.11.

Nelson av, n w s, 575 s w proposed new st, 75x125, vacant. Century Investing Co to Lillie B Gould. July 5. July 8, 1907. 11:2876. other consid and 100

Macombs road, w s, 200 s Nelson av, 25x76.2x26x85.7, vacant. Century Investing Co to Andrew J King. July 5. July 8, 1907. 11:2876. other consid and 100

Macombs road, w s, 75.7 n 175th st, 75x123.8x—x101.11, vacant. Century Investing Co to Chas E Dowdall. July 5. July 8, 1907. 11:2876. other consid and 100

*Mapes av, e s, 100 n Dudley av, 25x100. Percy S Dudley to Mary A McKenna. July 8. July 9, 1907. other consid and 100

*Mapes av, e s, 125 n Dudley av, 25x100. Percy S Dudley to Thomas McKenna. July 8. July 9, 1907. other consid and 100

Mott av, s w cor 150th st, 50x88, vacant. Jane A Silber to Martha Keery. July 5. July 6, 1907. 9:2347. other consid and 100

Merriam av, e s, 116.2 n 171st st, 50x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Victoria Heidelberger. June 13. July 10, 1907. 9:2534, 2536. 3,350

Morris av, n w cor 173d st, 43.3x85, vacant. Edw L Woolf et al to Leo Subert. July 8. July 10, 1907. 11:2824. other consid and 100

Morris as, n e cor 173d st, 43.3x85, vacant. Edw L Woolf et al to John Miller. July 8. July 10, 1907. 11:2794. other consid and 100

Morris av, e s, 213.3 n 174th st, 50x85, vacant. Edw L Woolf et al to Thos R M Wilson. July 8. July 10, 1907. 11:2795. other consid and 100

Morris av, w s, 93.3 n 173d st, 25x85, vacant. Same to Pasquale Meola. July 8. July 10, 1907. 11:2824. other consid and 100

Morris av, e s, 81.7 s 174th st, 50x85, vacant. Edw L Woolf et al to John Winters. July 8. July 10, 1907. 11:2794. other consid and 100

*Maple av, e s, lots 94 and 95 map lots of Wm S Duncan in Williamsbridge, 2 lots, each 25x100. A Shatzkin & Sons (Inc) to Carmelina Gagliano, Giuseppe Bonura. Frank Militello and Antonino and Giuseppe Guzzetta. Mort $900. July 5. July 8, 1907. 100

Morris av, w s, 43.3 n 173d st, 50x85, vacant. Edw L Woolf et al to Charles Oberwager and Henry Kaiser. July 8. July 10, 1907. 11:2825. other consid and 100

Morris av, w s, 31.7 s 174th st, 50x85.

174th st, s s, 85 w Morris av, 20x81.7, vacant. Edw L Woolf et al to Wm Holbein. July 8. July 10, 1907. 11:2824. other consid and 100

Nelson av, No 1258, e s, 232.2 s 169th st, 19.1x94.5x19.3x90, 3-sty frame tenement. Olaf G Klaveness to Elizabetha Schamberger. Mort $3,200. July 5, July 6, 1907. 9:2517. 100

Nelson av, No 19, w s, 116.8 n 164th st, 16.8x59.8x16.8x58.5, 3-sty frame dwelling. Albert G Boland to James Devine. Mort $3,675. June 27. July 5, 1907. 9:2512. other consid and 100

Nelson av, n w s, intersection n e s proposed new st, 25x100, vacant. Century Investing Co to James T Burke. July 5. July 10, 1907. 11:2876. other consid and 100

Nelson av, w s, 87.7 s Boscobel av, 50x100, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Stephen J Duffy. July 7. July 9, 1907. 9:2521. 2,800

Nelson av, e s, 175 s 172d st 50x125, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Stephen J Duffy. June 7. July 9, 1907. 11:2873. 1,600

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Nelson av, e s, 125 s 172d st, 50x125, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Louise I Dudin. June 24. July 9, 1907. 11:2873. 1,700

Nelson av, n w s, 225 n e proposed new st, 75x100.
175th st, n s, 141.11 w Macombs road, 75x120.10x78.6x97.3, vacant.
Century Investing Co to John Davis. July 5. July 9, 1907. 11:2876. other consid and 100

Nelson av, n w s, 450 s w proposed new st, 25x115x25x116.6, vacant. Century Investing Co to Louis Casazza. July 5. July 9, 1907. 11:2876. other consid and 100

Nelson av, n w s, 425 s w proposed new st, 25x113.3x25x115, vacant. Same to Cesare Razzetti. July 5. July 9, 1907. 11:2876. other consid and 100

Nelson av, n w s, 25 n e proposed new st, 100x100, vacant. Century Investing Co to Iwan Pels. July 5. July 9, 1907. 11:2876. other consid and 100

Nelson av, s e s, 225 s w Macombs road, 63.4x109.11x67.8x85.7.
Macombs road, w s, 63.4 s 175th st, 63.4x68.11x50x107.7, vacant.
Century Investing Co to James J Conroy, of Grantwood, N J. July 5. July 11, 1907. 11:2876. other consid and 100

Nelson av, n w s, 175 s w proposed new st, 50x100, vacant. Same to Walter E Andrews. July 5. July 11, 1907. 11:2876. other consid and 100

Nelson av, n w s, 96 n e Featherbed lane, 25x125x63.1xirreg, vacant. Same to W Parsons Todd, of Morristown, N J. July 5. July 11, 1907. 11:2876. other consid and 100

Nelson av, s e s, 288.4 s w Macombs road, 50x129x53.4x109.11, vacant. Century Investing Co to Victoria Heidelberger. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 54 s w Macombs road, 50x95.6x50x97, vacant. Century Investing Co to Fortunato Donofrio. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, 360 n e 175th st, 50x128.7x52.4x113, vacant. Century Investing Co to Edward Dannewitz. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 50 s w proposed new st, 25x100, vacant. Century Investing Co to Peter Hoey. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, 410 n e 175th st, 25x136.6x26.2x128.7, vacant. Century Investing Co to Eugene Stratton. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 275 s w proposed new st, 50x103.3x50x106.6, vacant. Century Investing Co to Chas F Petry. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 475 s w proposed new st, 50x116.6x50x120, vacant. Century Investing Co to Margaret Flynn. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s w cor Macombs road, 150x106.8x150, gore, vacant. Century Investing Co to Millie M Wendler. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, 175 s w Macombs road, runs s w 25 x s e 76.2 x e 76.2 to Macombs road x n 25 x w 66.6 x n w 66.6 to beginning, vacant. Same to Geo W Whiteside. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, 30.4 s w 175th st, 30.4x65.2x25x82.6, vacant. Century Investing Co to Elizabeth Taylor. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 104 s w Macombs road, 25x97x25x97.7, vacant. Century Investing Co to Horace E Froment. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 129 s w Macombs road, 50x97.7x50x99.2, vacant. Century Investing Co to Charles Oberwager and Henry Kaiser. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, 260 n e 175th st, 50x97.3x52.4x81.6, vacant. Century Investing Co to Henry W Holtgrewe. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 400 s w proposed new st, 25x111.6x25x113.3, vacant. Same to Chas G Haggerty. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 225 s w proposed new st, 50x100x50x103.3,
Macombs road, w s, 150.7 n 175th st, 25x114.3x26.7x123.8, vacant.
Century Investing Co to Madeline and Anna Klika. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, 435 n e 175th st, 25x129x26.7x136.6, vacant. Same to Luciano Colantuoni. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 350 s w proposed new st, 50x108.3x50x111.6, vacant. Same to Mathilda Klaveness. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 179 s w Macombs road, 50x99.2x50x100, vacant. Century Investing Co to John Cashel. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 325 s w proposed new st, 25x106.6x25x108.3, vacant. Century Investing Co to Susie and Mary Holland. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, s e s, at intersection s s 175th st, 30.4x100x25x82.6, vacant. Century Investing Co to Wm P Curley. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w cor Macombs road, 105.6x133.2x70.6x54, vacant. Century Investing Co to Thomas Donnelly. July 5. July 8, 1907. 11:2876. other consid and 100

Nelson av, n w s, 175 n e proposed new st, 50x100, vacant. Century Investing Co to Thomas Cervante. July 5. July 8, 1907. 11:2876. other consid and 100

Ogden av, No 1235, w s, 18.11 n Birch st, 16.8x100, 2-sty frame dwelling. Genevive or Genevine Haase to James C Duignan. July 6. July 8, 1907. 9:2529. 100

*Pier av, w s, 75 n Emily st, 25x80.
*Pier av, w s, 100 n Emily st, 25x70.
The Lamport Realty Co to Louise S Falconi. July 2. July 8, 1907. other consid and 100

Ogden av, e s, 236.3 n 169th st, 25x92.11x25.2x83.2, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Herman H Escher. June 19. July 10, 1907. 9:2522. 1,300

Ogden av, w s, 175 s Aqueduct av, 50x137 to Aqueduct av, x50x102, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Antonio Guidone. June 14. July 10, 1907. 9:2536. 8,600

Ogden av, w s, 125 s Aqueduct av, runs w 42.8 x n w 51 to Aqueduct av x s w 50 x s e 59.11 x e 59.11 x n 50 to beginning, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Fredk W Parsons. June 21. July 9, 1907. 9:2536. 8,400

Ogden av, e s, 550 n 170th st, 48.10x62.11x—x84.6, PARTITION, Apr 24, 1907. Wilbur Larremore referee to Merwin Realty Co June 26. July 8, 1907. 9:2522. 4,325

Prospect av, No 645, w s, 75.10 s 152d st, 19x100, 2-sty brk dwelling. Jennie E Holbrook to Bertha Wolfert. July 3. July 5, 1907. 10:2674. other consid and 100

Prospect av, Nos 1057 and 1059, w s, 93.10 s 166th st, 75.10x144.5x74.7x144.5, two 5-sty brk tenements. FORECLOS (July 2, 1907). Edw J Redington (ref) to Barnet Feinberg. Taxes, &c, $1,279.35. July 3. July 5, 1907. 10:2679. $1,000 over all liens

Prospect av, No 2149, w s, 231 n 181st st, 33x150, 2-sty frame dwelling. Christian Schweizer to Julia Feder. Mort $4,500. July 3. July 5, 1907. 11:3097. other consid and 100

Prospect av, No 587, w s, 115 n 150th st, late Fox st, 20x100, 4-sty brk tenement. Geo A Riehl to Wm Quinn. Mort $9,500. July 8. July 9, 1907. 10:2674. other consid and 100

Rider av, Nos 261 and 265 n w s, 100 n e 138th st, 50x115 to Canal pl | s e s Mott Haven Canal, now Canal pl x 52.2x100, except part for Canal pl, 1-sty frame buildings of coal yard. Geo J Palmer to James G D Burnett. B & S and C a G. May 22. July 11, 1907. 9:2340 nom

Same property. James S Wilson to Geo J Palmer. B & S and C a G. All liens. May 21. July 11, 1907. 9:2340. nom

*Rosedale av, e s, 150 n Merrill st, 25x100. Isaac Fischel to Clara C Nilson. June 26. July 9, 1907. other consid and 100

*Randall av, s s, 50 w Murdock av, 50x100. Land Co C of Edenwald to Hans Anderson. July 8. July 10, 1907. nom

*Rosedale av, e s, 150 n Merrill st, 25x100. Rose Lustbader to Isaac Fischel. Correction deed. June 19. July 10, 1907. nom

*Rosedale av, w s, 42 s lands of N Y, N H & H R R Co, runs w 87 x s w 30 x s 13 x e 114 to av x n 25 to beginning, except part for West Farms road. Giovanni Gaudio to Emil Jahr. Mort $150. July 3. July 5, 1907. nom

Stebbins av, e s, 103.8 n Westchester av, 25x80, vacant. Henry B Hasslinger to Fredericka Trefzger. Mort $5,450. July 5. 1907. 10:2698. other consid and 100

*Scofield av, s s, adj land George Guest, runs s 100 to land Wm H Scofield x e 50 to land Alfred L Herton x n 100 to av x w 50 to beginning, City Island. Walter G Booth and ano by Annie Booth GUARDIAN to Geo W Baxter. All title. B & S and correction deed. June 1. July 5, 1907. 536

Sedgwick av, w s, 400 n the Park, 25x95, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Matilda F Wunnenberg. June 20. July 10, 1907. 11:2882. 1,550

Sedgwick av, w s, 425 n the Park, 25x95, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to James R Ferguson. June 20. July 10, 1907. 11:2882. 1,550

Sedgwick av, e s, 42.3 n 167th st, 75x115x—x147.3, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Joseph Hahn and Maurice Stierer. May 27. July 9, 1907. 9:2530. 7,500

Stebbins av, No 1150, e s, abt 160 n 167th st, deed reads blk No 474 west boundary line 163 n e from s line blk No 474, runs s e 130.3 x s e 25 x n e 19.1 x n w 149.4 to said w line x s w 25 to beginning, contains 3,732.6 sq ft, being lot 10 Fox estate, 3-sty frame dwelling. Arthur Brounet to Jennie Nykerk. Mort $4,000. July 5, 1907. 10:2692. other consid and 100

Sedgwick av, e s, 137.3 n 167th st, a strip, runs n 100 x w 15 to e s of av, new line, x s 100 x e 15 to beginning, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore ref to Merwin Realty Co. June 26. July 8, 1907. 9:2530. 900

Sedgwick av, e s, 108.7 n Undercliff av, 42x50x35x64.3. PARTITION, Apr 24, 1907. Wilbur Larremore ref to Merwin Realty Co. June 26. July 8, 1907 9:2538. 1,350

Sedgwick av, e s, 525.7 n Undercliff av, 75x100.
Aqueduct av, e s, 50 n 170th st, 75x81x75x92.1.
Sedgwick av, w s, 50 s 171st st, 50x95.
Boscobel pl, s s, 50 e Undercliff av, 125x100, vacant.
Gabriel Schwab to Morris Kraus. ½ part of right, title and interest. Mort $28,664. July 5. July 6, 1907. 9:2538-2537-2538 and 2541. other consid and 100

Shakespeare av, Nos 1303 and 1305, w s, 62.10 s High Bridge st, 37.1x104.6x37.1x104.8, two 2-sty frame dwellings. Charles Kaeppel to Fredk J Magenheimer. July 3. July 5, 1907. 9:-2519. other consid and 100

Tiebout av, e s, 50 s 187th st, 50x109.3x51.7x121.8, vacant. Denis Quinn to Edw H Kelly. Mort $4,000. July 5. July 9, 1907. 11:3022. nom

Tinton av, No 747, w s, 2.7 n Westchester av, 27x117.6, 4-sty brk tenement. Albert Zanmatti and Elise his wife to Wm C Kronmeyer. B & S. All liens. June 29. July 9, 1907. 10:2655. other consid and 100

Trinity av, n w cor 160th st, 146.3x102.1, vacant. David Korones to Frank Nelson. ¼ pt. Mort $28,000. July 8. July 9, 1907. 10:2630. 100

Tinton av, No 747, w s, 2.7 n Westchester av, 27x117.6, 4-sty brk tenement. Wm C Kronmeyer to Albert and Elise Zanmatti, joint tenants. B & S and C a G. All liens. July 5. July 9, 1907. 10:2655. nom

Tremont av, n s, 19.11 w Hughes av, 175.4x99x174.9x90.11, vacant. Michael Norton to Mary L Smith. July 8. July 10, 1907. 11:-3068. other consid and 100

Teller av, n w s, 233.10 n e 169th st, 25x100, 2-sty frame dwelling. Adeline Grossmann to Mary B Hooker. Mort $5,500. July 1. July 5, 1907. 11:2782 and 2783. other consid and 100

*Troy av, w s, and being lots 491 to 510 map west portion of Benson estate, Throggs Neck. Release mort. Rose Baer to The Bronxdale Realty Co. June 10. July 10, 1907. 3,000

*Troy av, w s, and being lots 497 to 500 map western portion of Benson estate, Throggs Neck, 100x100. Bronxdale Realty Co to Maria W Dittmar. July 9. July 10, 1907. other consid and 100

*Troy av, w s and being lots 501 to 504 same map, 100x100. Same to Marguerite D Morgan. July 9. July 10, 1907. other consid and 100

Undercliff av, e s, abt 529 s Boscobel pl, 150x102.4x150x109, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore ref to Merwin Realty Co. June 26. July 8, 1907. 9:2533. 7,200

Verio av, late 1st st, w s, 194.6 n 233d st, late Grand av, runs n 50 x w 155.5 x s 48.1 x s 6.3 x e 134.10 to beginning, vacant. Thomas Adams to John B Lazzari. July 2. July 5, 1907. 12:-3382. nom

Valentine av, s e s, 180.9 n e 198th st, late Travers st, 50x98.11x50x99.1, vacant. Bernard Yeamans to Martin B Hofman. Q C and C a G. Mort $4,000. June 28. July 5, 1907. 12:3302. other consid and 100

Valentine av, w s, 121.2 s 198th st, 50x150, vacant. Wm A Cameron to Annie C Heil. Mort $1,000. July 3. July 5, 1907. 12:3304. other consid and 100

Vyse av, No 1468, e s, 106.3 n Jennings st, 18.9x100, 2-sty frame dwelling. Mary A wife of Eugene Owens to Rosie wife of Gustav Susskraut. July 9. July 10, 1907. 11:2995. nom

Vyse av, No 1151, w s, 300 n 167th st, 20x100, 3-sty brk dwelling. Charlotte Salm to Peter A Petkovich. Mort $9,500. June 28. July 9, 1907. 10:2752. other consid and 100

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Vyse av, No 1149, w s, 280 n 167th st, 20x100, 3-sty brk dwelling. Same to same. Mort $9,500. June 28. July 9, 1907. 10:-2752. other consid and 100

*Watson av, s s, 229.9 e Olmstead av, 24.11x108, Unionport. Philip Kaufman to Alex F Walsh. Mort $3,200. July 3. July 9, 1907. other consid and 100

Webster av, n w cor 173d st, 99.6x42.9 to c l Worth av, x100.2x Worth av | 36.5, vacant. Lizzie L Eastman to Kenneth B Miller. Mort $6,000. June 19. July 9, 1907. 11:2889. nom

Watson av, s s, 204.9 e Olmstead av, 24.11x108, Unionport. Philip Kaufman to Arthur P Walsh. Mort $4,500. July 3. July 5, 1907. nom

Walton av, w s, 132 s 176th st, 25x100, vacant. Charles Kaeppel to Henry M Black. July 3. July 5, 1907. 11:2850. other consid and 100

Walton av, No 609, w s, 200 n 150th st, 16.8x91.7, 2-sty frame dwelling Sarah J Gray to Martha Keery. May 29, 1902. July 6, 1907. 9:2353. 3,500

Wright av, e s, 175 s Randall av, 50x105. Land Co "C" of Edenwald to Patrick L Walsh. June 24. July 5, 1907. nom

Woodycrest av, w s, 635 s 172d st, 75x105x75x100, vacant. PARTITION (April 24, 1907). Wilbur Larremore ref to Carl W Kinkeldey. June 18. July 10, 1907. 11:2873. 6,375

West Farms road, Nos 1923 and 1925, n w s, 25 n w from n e s Rodman pl (Cross st), 50x69.9x50x70.1, 3-sty frame tenement and store and vacant. Abraham Bedrick to the City and County Contract Co. Mort $5,000. July 2. July 10, 1907. 11:3016. other consid and 100

Weeks av, No 1656, on map No 1652, e s, 115 s 173d st, 20x95.
Weeks av, No 1654, on map No 1650, e s, 135 s 173d st, 20x95.
Weeks av, No 1652, on map No 1648, e s, 155 s 173d st, 20x95, three 2-sty brk dwellings.
Isaac Rosenzweig et al to James J Broderick. Mort $25,500. July 8. July 10, 1907. 11:2792. other consid and 100

Wendover av, No 758, s s, 176.10 e Washington av, 25.3x191x25x 194.8 (error of omission in description also as to date of deed), 4-sty brk tenement. Leizer Ehrenhaus to Alte Klausner. ¼ part. Q C. Morts $——. Sept 25, 1907 (?). July 10, 1907. 11:2912. nom

Whitlock av, w s, 59 s Tiffany st, 25x100, 3-sty brk dwelling. Release mort. Josephine F Burghard to Albert Rothermel. May 13. July 10, 1907. 10:2732. nom

Same property. Release two morts. Edw M Burghard to same. May 13. July 10, 1907. 10:2732. nom

Webster av, n w cor 173d st, 99.6x42.9 to c l Worth av, x100.2x Worth av | 36.5, vacant. Kenneth B Miller to Emily F Wood. Q C. July 10, 1907. 11:2889. nom

Walton av, w s, 208 n 158th st, 52x91, with all title to strip bet w s Butternut st and w s Walton av, 1 and 2-ty frame buildings. Nancy L Richards to Chas W Leopold. July 2. July 11, 1907. 9:2474. other consid and 100

Washington av, No 2048, s e s, abt 260 n 179th st and 135.7 n e Quarry road, 19.2x96 to n s of said road x 24 x 81.7 with all title to said road, except part for av, 2-sty frame dwelling. George Humann to Eugenia Baiseley. Mort $2,000. July 9. July 11, 1907. 11:3046. other consid and 100

Webster av, n w cor 180th st, runs w 99.11 x n 100 x w 0.1 x n 183 x e 100.1 to av x s 279 to beginning, vacant. FORECLOS (May 22, 1907). Oscar P Willman ref to Security Mortgage Co. July 10. July 11, 1907. 11:3145. 35,000

Westchester av, No 817, n s, about 25 w Eagle av, 25.6x77.9x25x 82.10, w s, 4-sty brk tenement and store. Herman L Schleif to August H Daum. Mort $17,000. July 6. July 10 1907. 10:2617. other consid and 100

Woodlawn road, late Scott av, e s, 104.7 n Webster av, 26.1x 136.7x25x144.3, vacant. Hibbert B Roach to Jacob Zurnieden. July 2. July 8, 1907. 12:3353. other consid and 100

Webster av, s w cor 179th st, 100.7x99.4x100x102.8.
Webster av, No 1993, w s, 100.7 s 179th st, 25.1x115.2x25x117.5. Encroachment agreement. The Roco Realty and Construction Co with Wendelin Knoch (David A Tower mortgagee, consents). June 24. July 8, 1907. 11:2815. nom

3d av, No 3373, n w s, 41.6 s w 166th st, runs n w 83 x s w 27 x s e 65 and 18 to av x n e 25.7 to beginning, 3-sty brk tenement and store. CONTRACT. Julius Brunings with Abraham Piser. Mort $13,500. June 4. July 5, 1907. 9:2370. 20,500

3d av, No 3890, e s, 119 s 172d st, runs e 125 x n 19 x w 25 x n 8 x w 100 to av, x s 27 to beginning, 4-sty brk tenement and store. Moreland Realty and Construction Co to Clara Lubo. Mort $20,500. July 8. July 10, 1907. 11:2929. other consid and 100

*6th av, e s, 50 s 215th st, 25x100, Laconia Park. A Shatzkin & Sons to Frank Maggiore. Mort $600. July 9. July 10, 1907. 100

*Eastchester Bay, West Shore, at line bet uplands of Geo B Brown and strip known as "the undivided land" formerly of Turnbull & Brown, runs to the cove at mouth of Weir Creek, &c, contains 7 117-1000 acres Throggs Neck. Richard M Montgomery to the Estates Development Co. Q C. June 27. July 5, 1907. nom

*Same property. Louise C Ferris et al EXRS &c Oscar C Ferris to Richard M Montgomery. Q C. June 11. July 5, 1907. nom

*Interior plot, 1,065.9 e Fort Schuyler road and 100 n La Salle av, 40.8x100.1x45.11x100. Edgewater Realty Co to William Haynes. July 1. July 8, 1907. 680

*nIterior lot 545 e Fort Schuyler road and 95 n La Salle av, 18.11x 100x24x100.1. Edgewater Realty Co to Frank Platzer. July 1. July 6, 1907. 300

*Interior plot, 905 e Fort Schuyler rd and 100 n La Salle av, 32.6x 100x37.7x100.2. Edgewater Realty Co to Lena Deaken and Rose A Mullen. July 1. July 5, 1907. 460

Lots 14 and 15 map South Belmont, except part for 182d st and Prospect av. Susanna Wirth to Germania Bank. July 6. July 9, 1907. 11:3110 and 3112. nom

*Lots 54, 182, 183 and 197 map (No 1106) of Arden property at Westchester. Bertha V Kirschbaum to Lester G Parcels. Q C. Mar 28, 1906. July 9, 1907. 100

*Lots 130 and 135 amended map (No 1038), of Bronxwood Park. Release mort. Filomena Cipolla to Anton W Finger. April 9. July 6, 1907. 800

Parcel No 11 on damage map to open Seabury pl, from Charlotte st, to Boston road. Release mort. Crotona Realty Co to the City of New York. July 5. July 9, 1907. 11:2967. nom

Parcel No 2 on damage map to open East 172d st, from Boston road to Southern Boulevard. Release mort. Crotona Realty Co to the City of N Y. July 5. July 9, 1907. 11:2967. nom

*Plot begins 840 e White Plains road at point 945 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Samuel Geller to Moris Geller. Mort $3,500. July 1. July 11, 1907. other consid and 100

*Plot begins 240 e White Plains road at point 725 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Rudolph Federman to Rubin and Robert Levy. Mort $4,200. July 9. July 10, 1907. other consid and 100

*Plot begins 590 e White Plains road at point 670 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Geo A Devermann to Adolf R Wolf. Mort $3,000. July 3. July 6, 1907. other consid and 100

*Plot begins 340 e White Plains road at point 720 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Mary Reiling to Clara Neugebauer. Mort $3,000. July 8. July 9, 1907. other consid and 100

*Plots 54, 182, 183 and 197 map (No 1106) of Arden property Westchester. Lester G Parcels to Esmond Stiles. Q C. June 26. July 9, 1907. nom

# LEASES

(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).

July 5, 6, 8, 9, 10 and 11.

## BOROUGH OF MANHATTAN.

Ann st, Nos 35 and 37. Agreement modifying clause in lease United Merchants Realty & Impt Co with Bernard Daly. May —, 1907. July 10, 1907. 1:92.....nom

Attorney st, No 156. Assign lease. Isador Schimel to Davies J Marshall. July 5. July 8, 1907. 2:345.....nom

Same property. Re-assign lease. Davies J Marshall to Isador Schimel. July 8, 1907. 2:345.....nom

Crosby st, No 133, store, &c. Louis F Boyes to Leo Hitz; 4 years, from July 1, 1907. July 11, 1907. 2:510.....900

Crosby st, No 133. Assign lease. Leo Hitz to Hudson County Consumers Brewing Co. July 6. July 11, 1907. 2:510.....nom

East Broadway, No 49, ground floor and basement. Israel Levy to Chas S Fishman and ano; from July 5, 1907, to May 1, 1916. July 5, 1907. 1:280.....2,500

Forsyth st, No 123, 4 stores and rear house. Congregation Nachal Izchock Anshei Kovna to Solomon Cohen; 8 years, from May 1, 1905. July 9, 1907. 2:419.....1,572

Grand st, No 221. Assign lease. Thomas McGuigan to Wm E Wassmer. June 27. July 5, 1907. 1:238.....nom

Same property. Assign lease. Wm E Wassmer to Consumers Brewing Co. June 27. July 5, 1907. 1:238.....nom

Hester st, Nos 137 to 143, n w cor all. Samuel Abeloff to Rosa Chrystie st, No 75 | Rothstein; 4 11-12 years, from June 1, 1907. July 10, 1907. 1:304.....18,000

Madison st, No 181, all. Annie Goodman to Eva Torgovnick; 2 years, from July 1, 1907. July 10, 1907. 1:273..3,800 and 3,850

Monroe st, No 16, fifth floor. Louis Alterisi to Benjamin Cutler; 2 10-12 years, from July 1, 1907. July 6, 1907. 1:253. 384

Monroe st, No 152. Assign lease. Barnet Levine to Wolf Mishkin. July 3. July 9, 1907. 1:258.....nom

North Moore st, No 72, store, &c. Christina Vehslage INDIVID & EXTRX John H G Vehslage to Jake Grinstein; 2 years, from May 1, 1908. July 6, 1907. 1:187.....1,200

Orchard st, s e cor Broome st, store, &c. Lewis Lintz to William Siegmeister; 4 years, from May 1, 1907. July 10, 1907. 2:408.....1,920

Pearl st, No 504, all. Patrick Murphy to Louis Cavagnaro and ano; 5 years, from May 1, 1908. July 10, 1907. 1:166.....2,400

Pearl st, No 367, store, basement and 2d floor and room on 3d floor. Elizabeth McColgan to Herman Schmidmaier and ano; 2 years, from May 1, 1907. July 11, 1907. 1:113.....960

Prince st, No 15. Assign lease. Michele Bologna to Stefano Leto. July 2. July 5, 1907. 2:507.....nom

Same property. Assign lease. Stafano Leto to Consumers Brewing Co. July 2. July 5, 1907. 2:507.....nom

Pitt st, No 7. Subordination of lease to mort for $26,000. Barnet Fishman and Jonas Spiegelman with Frank I Dupignac as committee. July 5. July 6, 1907. 2:341.....nom

Thompson st, No 139. Assign lease. Fiorentino Del Giorno to Emanuel Tomasulo. July 2. July 5, 1907. 2:517.....nom

Thompson st, No 139, north store. Michale Scilitano and ano to Fiorentino Del Giorno; 2 11-12 years and 29 days, from May 10, 1907 (2 years renewal). July 5, 1907. 2:517.....540

Thompson st, No 139. Assign lease. Emanuel Tomasulo to William Carey. July 2. July 5, 1907. 2:517.....nom

Washington st, No 163, store and basement.....
Washington st, No 165, store and basement.....
Assign lease. A Leschen & Sons Rope Co to the City of N Y. June 17. July 10, 1907. 1:58.....10,000

Willett st, Nos 85 and 87, north store. Simon Lefkowitz to Moses Hochberg; 1 9-12 years, from Aug. 1. 1907. July 5, 1907. 2:339.....408

3d st, No 159, n s, 122.6 e Av A, 22.6x96.2. James R Roosevelt et al TRUSTEES Wm Astor deceased for John J Astor to the Missionary Society of the Holy Redeemer of State of N Y; 20 years, from May 1, 1907. July 5, 1907. 2:399.....taxes, &c, 550 and 1,000

3d st, No 157, n s, 100 e Av A, 22.6x96.2. James R Roosevelt et al TRUSTEES Wm Astor deceased for John J Astor to the Missionary Society of the Holy Redeemer of State of N Y; 20 years, from May 1, 1907. July 5, 1907. 2:399.....550 and 1,000

3d st, Nos 348 and 350 East, all. Surrender lease. Henry Feier and ano to Abraham Plesofsky. July 3. July 5, 1907. 2:357.....nom

3d st, No 248 East, all. Harry Blinderman et al to Isaac Schechter; 3 years, from June 15, 1907. July 8, 1907. 2:385....5,450

3d st, Nos 404 and 406 East. Surrender lease. Alter Onker to Louis Shulsky. All title. July 2. July 10, 1907. 2:356....nom

4th st, No 255 East, all. Egerton L Winthrop et al to Morris Ehrlich; 3 years, from May 1, 1907. July 9, 1907. 2:387...1,100

4th st, No 263 East, all. Egerton L Winthrop et al to Morris Ehrlich; 3 years, from May 1, 1907. July 9, 1907. 2:387..800

4th st, No 197 East. Assign lease. Geo A Myers to Louis Peter. July 9. July 11, 1907. 2:400.....other consid and 100

4th st, Nos 31 to 35 East, all. Anna M Grossman et al TRUSTEES Martin Grossman to Harry Bimberg; 3 years, from May 1, 1909. July 8, 1907. 2:544.....8,100

5th st, No 417 East, basement store and cellar. Joseph Eisen to Gottlieb Fuchslocher; 3 years, from Sept 1, 1907. July 10, 1907. 2:433.....1,452

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6th st, No 505, n s, 100 e Av A, 25x90.10. Leasehold. Wm Roth to Josef Roth. ½ int in buildings and all of leasehold estate. Morts $2,300. July 8. July 9, 1907. 2:402. other consid and 100

8th st, No 7 (Clinton pl), n s, 125 e 5th av, 25x93.11. Surrender lease. Henry E Ficken to the TRUSTEES of the Sailors Snug Harbor. All title. April 30. July 11, 1907. 2:566.....nom

9th st, No 16 East, all. Peter B Olney to Gustav Otto; 5 years, from May 1, 1907. July 8, 1907. 2:566.. .. .. .. .....2,150

9th st, No 8 East, all. Geo W Morris to Gustav Otto; 11 years, from May 1, 1907. July 8, 1907. 2:566.. .. .. ..2,400 and 2,500

13th st, Nos 39 and 41 West, fee.....|

14th st, Nos 40 and 42 West, leasehold.....| Subordination of lease to mort for $135,000. Bernhard J Ludwig et al with Geo A Hearn. July 1. July 5, 1907. 2:577....nom

15th st, No 205 East, all. H Friedenthal to Anna Kassmayer; 6 years, from July 1, 1907. July 11, 1907. 3:897.....900

15th st, No 140 East, all. Babette Dietz to Marie Kolbe; 3 yrs, from Aug 1, 1907. July 9, 1907. 3:870.... ..... .. ..1,800

24th st, No 458, s s, 196 e 10th av, 14.8x80. Assign lease. Julia H McDowell with consent of Casimir de R. Moore to James E Mitchell. June 12. July 5, 1907. 3:721....other consid and 100

41st st, No 448 West. Cancellation and surrender of lease. Lena and George Schoems to Rexton Realty Co. July 18, 1906. July 6, 1907. 4:1050..... .....nom

49th st, No 340 West, east store, &c. John F Wohltmann to John Bradin; 3½ years, from Nov 1, 1907. July 9, 1907. 4:1039. ..... .....540

59th st, Nos 131 and 133, n s, 65 w Lexington av, 35x100.....| Lexington av, No 744, w s, 20 n 59th st, 20x65, all .....| Francis C Reed to Wm H Leonard and ano; 11 4-12 years, from Jan 1, 1903. July 9, 1907 5:1394.. .... ....4,800 and 6,000

74th st, No 518, s s, 298 e Av A, 25x102. Assign lease. Albert Marshat to Joseph Krulish. July 1. July 5, 1907. 5:1485....nom

126th st, No 163 East, store, &c. Sam Levy to Otto Stahl; 5 years, from July 1, 1907. July 11, 1907. 6:1775.....264

126th st, No 163 East, store, &c. Sam Levy to Otto Stahl; 5 years, from July 1, 1907. July 8, 1907. 6:1775.. .. .. ....264

108th st, No 211 East, store, &c. Michele Corbo to Giuseppe Gumina; 5 years, from Feb 1, 1907. July 9, 1907. 6:1658.. ..... 396

Av A, No 200, store, &c. Nellie J Schwab to Arthur E Schwab; 3 years, from May 1, 1907. July 10, 1907. 2:406.....1,500

Av A, No 5, store, front basement and rooms on 2d floors n s. Egerton L Winthrop et al to Herman Weiss; 3 years, from May 1, 1909. July 5, 1907. 2:429.....2,700

Av B, No 104, store. Joseph Goldberg to Henry Sender and ano; 3 years, from Aug 15, 1906; 3 years, renewal at $960. July 8, 1907. 2:402..... .....900

Av C, Nos 70 and 72. Assign lease. Isidor Newman to Davies J Marshall. July 3. July 5, 1907. 2:375.....nom

Same property. Reassign lease. Davies J Marshall to Isidor Newman. July 3. July 5, 1907. 2:375.....nom

Av C, No 309, s w cor 18th st. Assign lease. Christian Beisler to Joseph A Beisler. All title. June 22. July 5, 1907. 3:985 nom

Amsterdam av, No 2131. Assign lease. Leo J McSweeney to John D Haase. July 5. July 8, 1907. 8:2111.... .. .. ....nom

Same property. Re-assign lease. John D Haase to Leo J McSweeney. July 8, 1907. 8:2111.. .... .. .. .. .....nom

Amsterdam av, s w cor 170th st, cor store, &c. Barnet Miller and ano to Thomas Mortimer; 10 years, from Mar 1, 1907. July 5, 1907. 8:2126..... .....1,000 and 1,500

Same property. Consent and ratification of above lease. The One Hundred and Seventieth Street Co to same. June 25. July 5, 1907. 8:2126..... .....nom

Amsterdam av, No 2131, s e cor 166th st, store, &c. Morris H Petigor to Leo J McSweeney; 10 years, from May 1, 1907. July 5, 1907. 8:2111.....1,800 to 2,200

Broadway, No 2760, corner 106th st. Assign lease. Corinna Hartmann to Davies J Marshall. July 5. July 8, 1907. 7:1878. ..... .....nom

Same property. Re-assign lease. Davies J Marshall to Corinna Hartmann. July 6. July 8, 1907. 7:1878.. .. .. .. ....nom

Broadway, No 2760, cor 106th st. Assign lease. John C Schanz to Corinna Hartmann. Mort $3,000. July 5. July 6, 1907. 7:1878... ... ..... ..... .....nom

Lenox av, No 312, store &c. Charles Noll and ano to Arthur E Dudley; 4 10-12 years, from July 1, 1907. July 11, 1907. 6:1723. ..... .....2,500

Lenox av, n w cor 116th st, part 2d floor. Simon E and Max E Bernheimer to Albert B and Paul Bergman; 10 years, from May 1, 1907. July 8, 1907. 7:1901.. .. .. .. ..1,200 and 1,500

Same property, part basement. Same to same; 10 years, from May 1, 1907. July 8, 1907. 7:1901.. .... .. ..2,700 and 3,000

Lenox av, s w cor 144th st, —x—. Assign lease. Joseph Wannop to John D Haase. July 2. July 5, 1907. 7:2012.....nom

Same property. Reassign lease. John D Haase to Joseph Wannop. July 3. July 5, 1907. 7:2012.....nom

Lexington av, No 1631, cor store, &c. Callman Rouse to Samuel Goodman; 2 11-12 years, from June 1, 1907. July 6, 1907. 6:1631..... .....960

Lexington av, Nos 742 and 744.....| 59th st, Nos 131 and 133 East.....| Release mort on lease. Jacob Ruppert Jr to Francis C Reed. Dec 14, 1904. July 9, 1907. 5:1394..... .....nom

Madison av, No 1731.....| 114th st, No 29 East.....| Assign lease. Wm H Collins to Fannie Neuhauser. Jan 29. July 5, 1907. 6:1620.....nom

Park av, Nos 1229 to 1235, corner store. Samuel Strasbourger to Rebecca Stone; 3 years, from Oct 1, 1907. July 9, 1907. 5:1524..... .....720 and 780

Pleasant av, No 314, ground floor, bake oven. Annie M Keenan to Charles Neureiter; from Sept 1, 1907, to Aug 31, 1912 (5 years renewal at 960 and 1080). July 5, 1907. 6:1715.....900

St Nicholas av, Nos 235 and 237, s w cor 122d st|s w cor 122d st, 122d st, No 300 | 59.3x96.11 x 70.6x66.1. 4-sty brk stable. Wm Koenig to the Eureka Automobile Station; 15 years, from Sept 1, 1907. July 6, 1907. 7:1948..... .....6,000 and 7,000

1st av, No 311. Assign lease. Joseph Kann to Edward I Wormser. Jan 31. July 5, 1907. 3:923.....other consid and 100

1st av, No 311, store. Julius Maier et al EXRS Louis Maier to Joseph Kann; 5 years, from May 1, 1907. July 5, 1907. 3:923. ..... .....1,900

1st av, No 1299, store. Mary McCormick and ano to John J Reilly; 5 years, from May 1, 1908. July 8, 1907. 5:1444....1,388

1st av, No 2079, north store &c. Giambattista Federici and ano to Vincenzo Picarelli; 2 10-12 years, from July 1, 1907. July 8, 1907. 6:1678.. ..... .....960

1st av, No 258 | n e cor, stores. Surrender lease. Ed-
15th st, No 401 East| win J Webster to Thomas Finnegan. June 6. July 8, 1907. 3:947 ..... .....nom

Same property, stores. Thomas Finnegan to John Conroy; 7 10-12 years, from July 1, 1907. July 8, 1907. 3:947.....1,200

Same property. Assign lease. John Conroy to Arthur Jost. July 1, 1907. July 8, 1907. 3:947.. .. .. .. .. .. .. .....nom

2d av, Nos 88 and 90, north store. Morris Rose and ano to Louis Behrens; 3 years, from May 1, 1907. July 6, 1907. 2:447....960

3d av, No 2140, all. Wm R Barr to Jacob Bishop; 8 years, from May 1, 1907. July 5, 1907. 6:1644.....3,500

3d av, No 232. Assign lease. Jacob Timble to Rose Schwartz. June 21. July 5, 1907. 3:875.....nom

3d av, Nos 1535 and 1537. Assign lease. Max Boehm to Charles Grambow. July 9. July 10, 1907. 5:1532.....nom

3d av, No 1970, store, &c. Bridget C Kane to Marcus Bruckheimer; 5 years, from May 1, 1908. July 10, 1907. 6:1636..1,700

5th av, No 160, n w cor 21st st, 10th sty. Hudson Realty Co to Charles G Edmonds et al; 5½ years, from Aug 1, 1907. July 9, 1907. 3:823..... ... ... ... ... ... ... ...7,500 and 9,000

7th av, No 264, w s, 24.2 n 25th st, 4-sty building. John J Talley to Charles Bickard; 4 years, from May 1, 1907. July 10, 1907. 3:801..... .....1,800

10th av, n w cor 55th st, 20.5x80. Leasehold. Laurence McKeon admr Thos J McKeon to Ellen Loughlin. B & S. Aug 2, 1905. July 9, 1907. 4:1084.. ..... ..... ..... .... nom

10th av, No 853, store, basement and 3 rooms on 1st floor north. Wm S Devery to Otto Schneider; 3 years, from May 1, 1907. July 11, 1907. 4:1085.....1,200

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Fox st, Nos 1089 and 1091, s e cor (s w cor?) 167th st, store No 2. James C Gaffney to Joseph F Engelke and ano; 2 years, from June 1, 1907. July 8, 1907. 10:2726.....300 and 420

Bathgate av, No 2008 |entire east ½ of store, with front east ½
179th st, No 508 East| of w ½ of store. Fannie M Haas to Pasquale Yodice; 4 10-12 years, from July 1, 1907. July 10, 1907. 11:3044..... .....200

Brook av, No 452. Bill of sale, lease, &c. August W Johnson to Anna Johnson. April 2, 1906. July 5, 1907. 9:2272.....2,500

Intervale av, No 1110. Assign lease. Edw G Benedict as receiver of Northside Brewing Co bankrupt to Zeltner Brewing Co. July 1. July 9, 1907. 10:2706..... ..... nom

*Unionport road, w s, 124 n Columbus av, 25x100x—x—. Josephine De Luca to Frank Gasparrini; 5 years, from Aug 1, 1907. July 5, 1907.....300 and 360

Union av, Nos 1168 and 1170, 5th store, &c, north. Louis Wiener to Moritz Kirshbaum; 4 years, from May 1, 1907. July 10, 1907. 10:2681..... .....504

Washington av, No 1570, s e cor Wendover av, —x—. Assign lease. Jacob Hertler to Herman Rosenhain. July 2. July 10, 1907. 11:2912..... .....nom

Wendover av, No 750, north store. Samuel Weber to Louis Rosenthal; 1 year, from Dec 1, 1906. July 10, 1907. 11:2912. ..... .....510

Walton av, n w cor 138th st, 2-sty brk building. The Francis Bacon Piano Co to Jacob Plate; 10 years, from Aug 1, 1907 (5 years renewal). July 10, 1907. 9:2344.....1,500 to 2,000

3d av, No 2636, store, &c. Henry Lipps to Charles Fischer; 5 years, from July 8, 1907. July 9, 1907. 9:2315.....720

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

July 5, 6, 8, 9, 10 and 11.

## BOROUGH OF MANHATTAN.

American Mortgage Co with MUTUAL LIFE INS CO of N Y. Av B, No 161, e s, 23.8 n 10th st, 23.8x93. Participation agreement. June 29. July 8, 1907. 2:393. nom

Ager, Emerence K to Walter Lewisohn et al exrs Leonard Lewisohn. 21st st, Nos 218 and 220, s s, 235 w 7th av, 46.10x105.5 x46.10x104.5. July 3, 5 years, 5%. July 5, 1907. 3:770. 85,000

Acken, Geo A to FIRST NATIONAL BANK of Ossining, N Y. 73d st, Nos 177 to 181, n s, 28 e Amsterdam av, 54x76.8. P M. July 1, due Jan 1, 1909, 5%. July 6, 1907. 4:1145. 60,000

Abelson, Theresa to American Mortgage Co 3d av, No 525, n e cor 35th st, Nos 201 and 205, runs e 100 x n 74.1 x w 37.11 x s 55.7 x w 62.1 to av x s 18.5 to beginning. P M. July 1, 3 years, 5%. July 8, 1907. 3:916. 40,000

Same to Saml L Cooper and ano. Same property. P M. Prior mort $40,000. July 1, 2 years, 6%. July 8, 1907. 3:916. 10,000

Barnett, Benj to Saml Barnett or Sam Bernard. Chrystie st, No 88, e s, abt 178 n Hester st, 25x100. Prior mort $22,000. July 5, due Oct 2, 1911, 6%. July 6, 1907. 1:305. 10,000

Bachman, Alfred C to Joseph Hartley. 22d st, No 149, n s, 255 e 7th av, 22.6x98.9. P M. Prior mort $16,000. June 25, 5 yrs, 6%. July 5, 1907. 3:798. 7,000

Birrell, Mary E with Bertha Ritter. 80th st, No 161 West. Extension mort. July 3. July 9, 1907. 4:1211. nom

Brodmerkel, Thomas to Mary J McDonald. 45th st, No 433, n s, 377.6 e 10th av, 22.6x100.4. Prior mort $18,000. July 2, due, &c, as per bond. July 5, 1907. 4:1055. 2,000

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Tiffany Studios.....347 Madison Ave.
Rinehart & Son.....49 W. 31st St.
Frank T. Woods.....2 E. 33d St.
John Beatty .....245 W. 46th St.
Fred'k Bertsch .....2628 B'way
A. Neumann .....363 W. 42d St.
N. Y. Central R.R.....42d St.
The Peerless Rubber Co.....16 Warren St.
The Puritan Water Co.
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

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Busselle, Alfred to Murray Lenox Land Co. 62d st, No 106, s s, 48 e Park av, 16x80. P M. June 28, 2 years, 6%. July 5, 1907. 5:1396. 10,000

Burggraf, Louise and Andrew to Sophia M Kuck. 2d av, No 1407. Saloon lease. Apr 4, demand, 6%. July 6, 1907. 5:1428. 3,500

Brodmerkel, Thomas to Mary D Hass as extrx John D Hass. 45th st, No 433, n s, 377.6 e 10th av, 22.6x100.4. July 2, due, &c, as per bond. July 5, 1907. 4:1055. 18,000

Berliner, Julius and Max Greenberg to Berry B Simons and ano. 112th st, Nos 138 to 142, s s, 520 w 3d av, 53.7x100.11. Prior mort $32,000. July 31, 1906, demand, —%. July 10, 1907. 6:1639. 21,500

Bachrach, Irving to Fredk H Wiggin exr Eliz S B M Fleming. 98th st, No 221, n s, 297.6 e 3d av, 37.6x100. July 9, 5 years, 5%. July 10, 1907. 6:1648. 34,000

Same and Pauline L Goodman with same. Same property. Subordination agreement. June 24. July 10, 1907. 6:1648. nom

Bachrach, Irving and Jacob Hyman and Hannah Weinberg with Fredk H Wiggin exr Eliz S B M Fleming. 98th st, No 221 West. Subordination mort. June 20. July 10, 1907. 6:1648. nom

Berliner, Julius, of Brooklyn, N Y, and Max Greenberg to Katharine J Fleitmann widow Ewald Fleitmann. 112th st, Nos 138 to 142, s s, 25 w Lexington av, 53.7x100.11. July 9, 3 years, 5%. July 10, 1907. 6:1639. 53,000

Berliner, Fannie with Geo Murray and ano. 132d st, No 50, s s, 216.8 e Madison av, 33.4x99.11. Subordination agreement. June 27. July 10, 1907. 6:1756. nom

Barkin, Saml to Pincus Lowenfeld and ano. 1st av, Nos 8 and 10, s e cor 1st st, No 75, runs s 44.4 x e 83.2 x n 10.6 x n 28.2 to st x w 81.9 to beginning. P M. June 19, due Dec 1, 1908, 6%. July 10, 1907. 2:428. 15,000

Bankers Trust Co trustee with Rock Island Impt Co. Rolling stock &c. Agreement modifying equipment agreement, dated Jan 3, 1905. July 2. July 10, 1907. ——

Beck, Joseph to EAST RIVER SAVINGS INST. 9th av, No 85, w s, abt 25 s 16th st, 25x100. July 9, 5 years, 5%. July 10, 1907. 3:713. 30,000

Beaver, Caroline and Elizabeth Bickelhaupt with the BOWERY SAVINGS BANK. 52d st, No 364 West. Extension mort. July 1. July 9, 1907. 4:1042. nom

Bogert, Henry L, of Flushing, N Y, to Theo L Bogert. Canal st, No 326, s s, 375.11 w Broadway, 25.8x55.8x24.11x50.9. ½ part. All title. April 1, 1 year, 6%. July 11, 1907. 1:210. 8,000

Berrent, Esther to Jennie Levin. 118th st, No 26, s s, 385 w 5th av, 25x100.11. Prior mort $25,000. June 27, 3 years, 6%. July 11, 1907. 6:1601. 5,000

Buckley, Richard E to John A Schappert. 90th st, No 151, n s, 337.6 w 3d av, 12.6x100.8. July 10, due, &c, as per bond. July 11, 1907. 5:1519. 5,000

Bachman, Alfred C to Wm S James et al. 12th st, No 79, n s, 80 e 6th av, 22x103.3. P M. July 10, due, &c, as per bond. July 11, 1907. 2:576. 19,000

Bannon, May E to LAWYERS TITLE INS AND TRUST CO. 15th st, No 121, n s, 530 e 7th av, 20x103.3. P M. July 10, 5 yrs, 5%. July 11, 1907. 3:791. 14,000

Blumstein, Wm to LAWYERS TITLE INS AND TRUST CO. 120th st, No 365, n s, 200 w Manhattan av, 16x100.11. P M. July 10, 5 years, 5%. July 11, 1907. 7:1947. 10,000

Blumstein, Wm to Theresa Lewy. 120th st, No 365, n s, 200 w Manhattan av, 16x100.11. P M. Prior mort $10,000. July 10, installs, 5%. July 11, 1907. 7:1947. 5,000

Bachrach, Wm and Julius to Harry Mack. 128th st, No 162, s s, 215.9 w 3d av, 19.3x99.11. Prior mort $6,000. July 10, 3 yrs, 5%. July 11, 1907. 6:1776. 1,000

Bachrach, Wm and Julius to Morris Prowler guardian Lillian Prowler and ano. 128th st, No 162, s s, 215.9 w 3d av, 19.3x 99.11. July 10, 3 years, 5%. July 11, 1907. 6:1776. 6,000

Crane, Sarah I to TITLE GUARANTEE & TRUST CO. 25th st, No 51, n s, 125 e 6th av, 25x98.9. Prior mort $10,000. July 3, due &c, as per bond. July 8, 1907. 3:827. 6,000

Casey, Rudolph J to Mary A Abberton. 24th st, No 340, s s, 100 w 1st av, 25x98.9. July 5, 5 years, 5%. July 6, 1907. 3:929. 18,000

Cohen, Elias A to Juliette Wynen. 2d av, No 2038, s e cor 105th st, No 300, 25.11x75. July 3, 5 years, 5%. July 5, 1907. 6:1676. 29,000

Cohen, Louis and Louis Adelson to EAST RIVER SAVINGS INST. 128th st, No 309, n s, 92.6 e St Nicholas av, 20x99.11. P M. June 13, 5 years, 5%. July 6, 1907. 7:1955. 13,000

Cavagnaro, Louis and John Garbarino to Lion Brewery. Pearl st, No 504. Saloon lease. June 29, demand, 6%. July 10, 1907. 1:166. 1,363.47

Clarke, Geo C individ and as trustee Clemmie P Clarke with BANK FOR SAVINGS in City of N Y. 73d st, No 150 West. Extension mort. July 5. July 10, 1907. 4:1144. nom

Cohn, Hulda to Charlotte A Williams. Lexington av, No 1697, e s, 73.11 n 106th st, 27x82.9. Prior mort $19,800. July 10, 1907, demand, 6%. 6:1634. 300

Chanler, Wm A to TITLE GUARANTEE & TRUST CO. 55th st, Nos 329 to 333, n s, 325 w 8th av, 50x100.5; 9th av, Nos 842 to 850, n e cor 55th st, Nos 347 to 375, runs n 67.10 x e 100 x n 32.6 x e 200 x s 100.5 to st x w 300 to beginning; 9th av, Nos 831 to 839, s w cor 55th st, Nos 400 to 420, runs s 101.5 x w 100 x n 1 x w 100 x n — x n w — x n 78.6 to st x e 254.2 to beginning; 55th st, Nos 430 and 432, s s, 362.6 w 9th av, 162.6x100.5; 10th av, No 828, s e cor 55th st, runs e 175 x s 100.5 x w 75 x n 77.10 x w — x n w 40.2 x n 0.4 x n w 54.8 to av x n 10.6 to beginning; 9th av, Nos 841 to 851, n w cor 55th st, Nos 401 to 407, runs w 800 to e s 10th av, Nos 834 to 850, x n 185.3 x s e 100.9 x n 28.2 to s s 56th st, Nos 436, 438, 440, 446 and 450, x e 25 x s 100.5 x e 32 x n 100.5 to s s 56th st x e 18 x s 100.5 x e 50 x n 100.5 to s s 56th st x e 25 x s 47.1 x s e 50.4 x n 53.4 to s s 56th st x e 25 x s 100.5 x e 100 x n 31.3 x s e 100.9 x s 18.8 x e 50 x n 12.4 x s e — to w s 9th av x s 84.5 to beginning; 10th av, Nos 831 to 849, n w cor 55th st, Nos 501 to 559, runs w 700 x n 25.5 x w 100 to e s 11th av, Nos 800 to 804, x n 175.5 to 56th st, Nos 500 to 544, x e 800 to 10th av x s 200.10; 11th av, No 806, n e cor 56th st, runs n 53.2 x s e 100.8 x s 20.11 to st x w 100 to beginning; 8th av, Nos 911 to 927, n w cor 54th st, Nos 301 to 307, 321 to 329, runs w 150 x n 100.5 x w 175 x s 100.5 to n s 54th st x w 125 x n 34.4 x n w 176.6 x n 44.2 x w 75 x s 34.10 x n w 100.9 to e s 9th av, Nos 830 to 840,x n 122.11 to cor 9th av and 55th st, Nos 300 to 374, x e 800 to 8th av x s 200.10 to beginning, 1-8 part. All title. July 9, due &c, as per bond. July 10, 1907. 4:1045, 1046, 1064, 1065, 5:1084 and 1085. 100,000

Cavanagh, Ellen to Wm S Fair. 93d st, No 186, s s, 69 w 3d av, 15.6x75.8. July 10, 3 years, 2½%. July 11, 1907. 5:1521. 2,000

Colgate, James C to James M Carrere and ano. 41st st, No 28, s w cor Madison av, Nos 296 and 298, 64.7x48. P M. Prior mort $115,000. July 6. 2 years, 4½%. July 11, 1907. 5:1275. 110,000

Connors, Thomas to TITLE GUARANTEE AND TRUST CO. 45th st, Nos 510 to 514, s s, 150 w 10th av, —x80x—x80, plot begins at c l block between 44th and 45th sts, distant 150 w 10th av, runs n 20.5 x w 75 x s 20.5 to c l block, x e 75 to beginning, together known as Nos 510 to 514 West 45th st. July 10, due, &c, as per bond. July 11, 1907. 4:1073. 18,000

Cohen, Ike and Saml Goldstein with Louis Tekulsky. 88th st, Nos 447 and 449, n s, 107 w Av A, 40x100.8. Extension mort. July 3. July 10, 1907. 5:1568. nom

Cohen-Herman and Abraham Ruth to Joseph Hamershlag. 79th st, n s, 223 e Av A, 225x102.2. P M. Prior mort $50,625. July 8, due Jan 1, 1909, 6%. July 9, 1907. 5:1576. 16,375

Cunningham, Mary B to Solomon Sulzberger. 96th st, No 204, s s, 117.3 w Amsterdam av, 27x100.8. Prior mort $21,000. July 8, 1 year, 6%. July 9, 1907. 4:1243. 8,000

Cunningham, Mary B to Tobias Greenebaum. 96th st, No 202, s s, 89.9 w Amsterdam av, 27.6x100.8. Prior mort $25,000. July 5, 1 year, 6%. July 9, 1907. 4:1243. 4,000

Cumming, Wm to LAWYERS TITLE INS AND TRUST CO. Convent av, No 26, w s, 19.11 s 142d st, 20x100. July 8, 3 years, 5%. July 9, 1907. 7:2058. 15,000

Cumming, Wm to LAWYERS TITLE INS AND TRUST CO. Convent av, No 12, w s, 19.11 n 141st st, 20x100. July 8, 3 years, 5%. July 9, 1907. 7:2058. 15,000

Cumming, Wm to LAWYERS TITLE INS AND TRUST CO. Convent av, Nos 20 to 24, w s, 39.11 s 142d st, 3 lots, each 20x 100. 3 morts, each $16,500. July 8, 3 years, 5%. July 9, 1907. 7:2058. 49,500

Diestel, Eliz wife Herman to Wm Diestel. Hamilton pl, No 99, s e s, 89.6 s 142d st, 17x81.5x15.5x73.11; Hamilton pl, e s, 106.6 s 142d st, 2x81.5. July 1, 1 year, 5%. July 8, 1907. 7:2073. 5,000

Duhne, Henry to TITLE GUARANTEE & TRUST CO. Horatio st, No 76, s s, abt 143 w Greenwich st, 25x87.5. July 8, 1907, due &c, as per bond. 2:642. 9,000

Del Gaudio, Albert S to Michele Volini. Mulberry st, Nos 219 and 221, w s, 72.5 n Spring st, 44.2x74.2x44.3x74.5. P M. Prior mort $45,000. July 5, 4 years, 6%. July 6, 1907. 2:495. 12,000

Delli Paoli, Alessandro to American Mortgage Co. Elizabeth st, No 172, e s, abt 82.10 s Spring st, abt 18.9x49.10. P M. July 10, 3 years, 5%. July 11, 1907. 2:478. 11,000

Same to same. Spring st, No 176, s s, 40.2 e Thompson st, runs s e 21.5 x s w 64.4 x n w 22.3 x n abt 63.10 to beginning. P M. July 10, 1 year, 5%. July 11, 1907. 2:488. 9,000

Same to same. Elizabeth st, No 174, e s, 63.10 s Spring st, runs s 19 x e abt 49.10 x n abt 19 x w 49.6 to beginning. P M. July 10, 3 years, 5%. July 11, 1907. 2:478. 11,000

Deike, Henry exr, &c, Diedrich F Deike, John H and Louise M Maatz, Anna C Gobber, Emma D Busch, Ida D Otten and Hermine M Deike Schaefer to Geo W Moore. 51st st, Nos 605 and 607, n s, 100 w 11th av, 50x100.5. July 3, 5 years, 5%. July 5, 1907. 4:1099. 7,000

Duross Co to Mary Goodwin et al trustee Bernard Goodwin. 4th st, No 293, e s, 55.1 s Bank st, 18.4x65; 4th st, No 295, e s, 36.10 s Bank st, 18.3x65. P M. July 9, 3 years, 5%. July 10, 1907. 2:614. 12,000

del Garcia, Helen M to Phebe W McConihe. 3d av, Nos 283 and 285, n e cor 22d st, Nos 201 and 203, 42x75; Jay st, No 46, s s, 80.9 w Washington st, 26.8x59.4x27.5x59.5. 1-3 part. Prior mort on last parcel $2,500. July 11, 1907, due, &c, as per bond. 3:903. 10,500

Dougherty, Charles H A to James Bryan. 30th st, No 338, s s, 334 e 9th av, 22x98.9. July 1, 3 years, 5%. July 11, 1907. 3:753. 6,000

EQUITABLE LIFE ASSUR SOC of the U S with Edw V Loew. Madison av, No 1236, s w cor 89th st, No 22, runs w 138.10 x s 100.8 x e 63.10 x n 75 x e 75 to w s Madison av, x n 25.8 to beginning. Extension mort. June 11. July 10, 1907. 5:1500. nom

EQUITABLE LIFE ASSURANCE SOCIETY of the U S with Geo A Plimpton. 25th st, No 43 East. Extension mort. June 27. July 10, 1907. 3:855. nom

Epstein, Morris to Ignaz Reich and ano. 15th st, No 542, s s, 80 w Av B, 20x80. P M. Prior mort $——. July 5, 5 years, 6%. July 6, 1907. 3:972. 2,650

Epstein, Morris to Jacob L Isaacs. 15th st, No 544, s s, 60 w Av B, 20x80. P M. Prior mort $——. July 5, 5 years, 6%. July 6, 1907. 3:972. 2,650

Etkin, Louis to Becky Etkin. Monroe st, No 175. Leasehold. All title. July 1, demand, 6%. July 8, 1907. 1:269. 600

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EQUITABLE LIFE ASSUR SOC of the U S with Sarah Miller. 129th st, No 308, s s, 150 w 8th av, 25x99.11. Extension mort. July 8. July 11, 1907. 7:1955. nom

Fogliasso, John L to Rachel Van Steenburg Judson. Bleecker st, No 197, n s, abt 75 w Macdougal st, 20.10x96. P M. June 28, 5 years, 5%. July 5, 1907. 2:542. 14,000

Friedman, Solomon and Harry M to Joseph C Levi and ano trustees Donah Leinkauf. 113th st, No 16, s s, 243.9 e 5th av, 18.9x100.11. June 26, 5 years, 5%. July 5, 1907. 6:1618. 13,950

Finger, Annie to Marcus Rosenthal. Av C, No 110, s e s, 48.9 n e 7th st, 18x83. June 29, demand, 6%. July 6, 1907. 2:377. 1,000

Fox, Hugh L, of West Islip, L I, to Henry A C Taylor. Vesey st, No 39, s s, abt 340 e West Broadway, runs e 25 x s 88 x w 7.10 x n 7 x w 17.2 x n 80.3 to beginning. July 5, 5 yrs, 4½%. July 6, 1907. 1:85. 51,000

Fishman, Barnet to Frank J Dupignac as committee Fredk Duhrkop. Pitt st, No 7, w s, 100 n Grand st, 25x100. July 5, 5 years, —%. July 6, 1907. 2:341. 26,000

Frankfield, Adolph A to BOND, MORTGAGE & SECURITIES CO. 51st st, Nos 217 to 225, n s, 345 e 8th av, runs n 100.5 x e 25 x s 17.7 x e 60 x s 82.10 to st x w 85 to beginning. July 5, 1907, 1 year, —%. 4:1023. 30,000

Furmann, Jacob, Josef Gertner and Abraham Weltfisch to Harris D Colt. Pleasant av, Nos 437 and 439, w s, 25.11 s 123d st, 50x100. July 2, 3 years, 5%. July 10, 1907. 6:1810. 42,000

Fitzgerald, Maurice Sr to TITLE GUARANTEE & TRUST CO. 28th st, No 339, n s, 356.6 e 9th av, 18.6x98.9. P M. July 9, due &c, as per bond. July 10, 1907. 3:752. 12,000

Friedman, Max to Sam Gordon. 110th st, No 62, s s, 95 e Madison av, 25x100.11. P M. Prior mort $19,000. July 5, 3 years, 6%. July 10, 1907. 6:1615. 3,000

Fine (M) Realty Co to Wm H Brearley guardian Aimee L Rossignot. 116th st, Nos 428 and 430, s s, 298.2 w Pleasant av, 35.5x100.11. July 9, due July 1, 1910, 5%. July 10, 1907. 6:1709. 33,000

Same to same. Same property. Certificate as to above mort. June 26. July 10, 1907. 6:1703. —

Feder, Morris H and Louis Levin to ROYAL BANK. 129th st, Nos 251 to 255, n s, 199 e 8th av, 76x99.11. Assignment of rents until $2,750 shall be paid. July 3. July 9, 1907. 7:1935. —

Falk, Hannah I to Fredk W Rothschild. 58th st, No 31, n s, 311 e 6th av, 22x100.5. Prior mort $35,000. July 10, 3 years, 5%. July 11, 1907. 5:1274. 5,000

Greeff, Bernhard to Sheltering Arms, a corpn. Lenox av, Nos 343 and 345, w s, 40 n 127th st, 39.11x100. July 10, 5 years, 5%. July 11, 1907. 7:1912. 51,300

Greenberg, Meyer to LAWYERS TITLE INS AND TRUST CO. Monroe st, No 216, s s, 50.5 w Scammel st, 25.2x69.10x25x71.6. P M. July 8, 5 years, 5%. July 9, 1907. 1:261. 16,000

Goldstein, Joseph to Simon Spritz. 25th st, Nos 406 and 408, s s, 112 e 1st av, 38x98.9. Prior mort $16,000. July 5, 3 years, 6%. July 9, 1907. 3:956. 2,000

Godfrey, Fanny M to FARMERS LOAN AND TRUST CO. 51st st, Nos 27 and 29, n s, 433.4 w 5th av, 38.8x100.5. July 9, 1907, 1 year, —%. 5:1267. 75,000

Gilefsky, Max to Philip Liberman. 100th st, No 170, s s, 100 w 3d av, 25x100.11. Prior mort $15,000. May 28, 1906, due Feb 1, 1910, 6%. July 9, 1907. 6:1627. 2,500

Gumina, Giuseppe to Kips Bay Brewing and Malting Co. 108th st, No 211 East. Saloon lease. July 1, demand 6%. July 9, 1907. 6:1658. 700

Grenzbach, Edward A to Nathan E Clark. 135th st, No 28, s s, 485 e Lenox (6th) av, 25x99.11. P M. Prior mort $22,000. June 13, due, &c, as per bond. July 9, 1907. 6:1732. 2,000

Gasteyer, Oswald to Christine Bladel. 135th st, No 35, n s, 410 w 5th av, 37.6x99.11. July 8, 2 years, 6%. July 9, 1907. 6:1733. 1,000

Greco, Ciro and Carmelo Leto to David Fellerman and ano. Av A, No 214, e s, 51.9 n 13th st. 22x96. P M. Prior mort $16,800. July 1, 3 years, 6%. July 9, 1907. 2:407. 3,275

Gordon, Harry A and Sadie Hoffberg to Alice Brady. Renwick st, e s, 330 s Spring st, runs e 60 to an alley x s 10 x s w 14 x w 50 to Renwick st x n 20 to beginning, with use of alley. June 28, 3 years, 5%. July 10, 1907. 2:594. 12,000

Goodheim, Jennie wife of and Louis Goodheim to Geo Murray and ano. 132d st, No 50, s s, 216.8 e Madison av, 33.4x99.11. July 10, 1907, due &c, as per bond. 6:1756. 20,000

Gross, Gustave to LAWYERS TITLE INS & TRUST CO. 92d st, No 10, s s, 196.10 e 5th av, 21x100.8. P M. July 3, 5 years, 5%. July 5, 1907. 5:1503. 40,000

Guhring, Konrad to Fredk W Genlich. 103d st, No 158, s s, 128.6 e Lexington av, 27x100.11. P M. Prior mort $19,800. July 3, 1 year, 6%. July 5, 1907. 6:1630. 2,450

Groeschel, Jennie, of Chester, So Carolina, to Ephraim Ward et al exrs, &c, Abraham Ward. 78th st, No 254, s s, 130 w 2d av, runs s 73.3 x w 0.4 x s 27.1 x e 0.4 x s 1.9 x w 25 x n 102.2 to 78th st, x e 25 to beginning. P M. Prior mort $15,000. July 1, due May 10, 1909, 6%. July 9, 1907. 5:1432. 3,300

Gumb, Chas B to Anna E Haas. 85th st, No 209, n s, 150.6 e 3d av, 25.8x100. P M. Prior mort $10,000. July 8, 5 years, 6%. July 9, 1907. 5:1531. 8,250

Hastorf, Charlotte with EMIGRANT INDUSTRIAL SAVINGS BANK. Bleecker st, Nos 151 and 153, n e cor Thompson st, 57.3x60. Subordination agreement. July 9. July 11, 1907. 2:537. nom

Hamilton, Alex, of Norwalk, Conn, to Charlotte L Saile. Broadway Nos 227 and 229, n w cor Barclay st, Nos 1 and 1½, runs n 46.9 x w 117.3 x n 22.8 x w 25 x s 69 to Barclay st x e 141.6 to beginning. July 1, 3 years, 6%. July 8, 1907. 1:123. 500

Hidden, Thos B trustee Henrietta A Webb with Joseph Stern. Cannon st, No 130, e s, 100 s Houston st, 25x100. Extension agreement. July 4. July 11, 1907. 2:330. nom

Harris, Benj of N Y and Edward A Isaacs of Madison, N J, to Isidor D Brokaw. 180th st, Nos 607 and 609, n s, 150 w St Nicholas av, 50x100. Prior mort $40,000. June 18, due July 11, 1910, 6%. July 11, 1907. 8:2162. 10,000

Horwitz, Hyman, Isaac Levy and Simon Weinstein to Saml Strasbourger. Park av, Nos 1229 to 1235, s e cor 96th st, No 100, 100.8x90. P M. Prior mort $170,000. July 1, 4 years, 6%. July 11, 1907. 5:1524. 32,000

Heller, Max to J Julio Henna. 41st st, No 426, s s, 350 w 9th av, 25x98.9. July 6, 3 years, 5%. July 9, 1907. 4:1050. 13,500

Hyman, Louis to VAN NORDEN TRUST CO. 144th st, Nos 242 and 244, s s, 400 e 8th av, 50x99.11. P M. July 1, 1 year, 6%. July 9, 1907. 7:2029. 50,000

Hunterdon Realty and Construction Co to Gerson Hyman and ano. 144th st, Nos 242 and 244, s s, 400 e 8th av, 50x99.11. P M. Prior mort $50,000. July 1, 1 year, 6%. July 9, 1907. 7:2029. 3,000

Hollister, Maynard trustee Louise de F Hollister with Louis Rand. 104th st, Nos 210 and 212, s s, 143.4 e 3d av, 33.4x100.11. Extension mort. July 5. July 9, 1907. 6:1653. nom

Hamilton, James A to EMIGRANT INDUSTRIAL SAVINGS BANK. 173d st, No 515, n s, 145 w Amsterdam av, 18x100. P M. July 10, 1907, 3 years, 5%. 8:2130. 9,000

Holt, Henry E to TRUST CO OF AMERICA. 65th st, No 138, s s, 140 e Lexington av, 20x100.5. July 3, 3 years, 4½%. July 5, 1907. 5:1399. 14,000

Hoffman, Paul to Frank J Walgering. 4th st, No 291, e s, 73.5 s Bank st, 18.1x65. P M. July 1, 2 years, 4½%. July 5, 1907. 2:614. 5,000

Hill, Lena, of Brooklyn, N Y, to Abraham Wolff. 85th st, No 511, n s, 97 e Av A, 26x102.2. P M. Prior mort $21,300. July 5, due, &c, as per bond. July 6, 1907. 5:1582. 800

Hensle Construction Co to HARLEM SAVINGS BANK. Lawrence st, No 134, s s, 195.4 w Old Broadway, runs w 36.2 to s s 129th st x w 14.8 x s 30.3 x s 69 x e 18 x n 99.6 to beginning. July 5, due, &c, as per bond. July 6, 1907. 7:1982. 57,500

Same to same. Same property. Certificate as to above mort. July 5. July 6, 1907. 7:1982. —

Iron Realty Co to Julius Berliner and ano. 112th st, Nos 138 to 142, s s, 520 w 3d av, 53.7x100.11. P M. Prior mort $53,000. July 9, 5 years, 6%. July 10, 1907. 6:1639. 12,000

Jammes, Albert F to MUTUAL LIFE INSURANCE CO of N Y. 39th st, No 24, s s, 347 w 5th av, 22x98.9. P M. July 9, due &c, as per bond. July 10, 1907. 3:840. 55,000

Same to Zelina K Clark. Same property. P M. Prior mort $55,000. July 9, 3 years, 6%. July 10, 1907. 3:840. 25,000

Jorrisch, Max and Chas Lowe to John Stewart. Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs s e 75.2 x n e 34.11 x w 3.1 x n 24.3 x e 6.3 x n e 40.11 x n w 74 x n e 25.1 x n w 14.9 x s w 126.7 to beginning. Prior mort $135,000. June 28, demand, 6%. July 9, 1907. 2:456. 18,493

Same to Frank Hillman and ano. Same property. Prior mort $132,000. July 8, demand, 6%. July 9, 1907. 2:456. 3,000

Johnston, James C to Alfred Busselle. 62d st, No 106, s s, 48 e Park av, 16x80. P M. Prior mort $25,000. June 29, due, &c, as per bond. July 5, 1907. 5:1396. 5,000

Johnston, Anna M to Walter S Brigham. 48th st, No 40, s s, 514 w 5th av, 16x100.5. July 5, 1907, due Oct 5, 1908, 6%. 5:1263. 5,100

Jaffe, Philip, of Brooklyn, N Y, with Kath Boettiger extrx Ludwig or Louis Boettiger. Rivington st, No 263, s s, 50 w Columbia st, 25x100. Extension mort. July 1. July 11, 1907. 2:333. nom

Krulish, Joseph to Albert Marschat. 74th st, Nos 512 to 516, s s, 223 e Av A, 75x102.2. P M. Prior mort $14,500. July 1, due, &c, as per bond. July 5, 1907. 5:1485. 13,000

King, Estelle H to LAWYERS TITLE INS & TRUST CO. 121st st, No 80, s s, 20 w Park av, 20x100.11 July 2, 3 years, 5%. July 5, 1907. 6:1747. 11,000

Kotzen Realty Co to Max Kotzen and ano. Henry st, Nos 278 to 282, s s, 42.4 e Gouverneur st, 63x73.6x63x73.8. P M. Prior mort $21,800. July 9, 1 year, 6%. July 10, 1907. 1:267. 20,000

Same to same. Same property. Certificate as to above mort. July 9. July 10, 1907. 1:267. —

King, Abel and Isaac Schorsch with Elbert S March and ano trustees Peter S March. 139th st, Nos 55 and 57 West. Subordination agreement. July 2. July 11, 1907. 6:1737. nom

Kordt, David with Geo J Benziger. Madison st, No 329, n s, 25.7 w Scammel st, —x—. Extension mort. Jan 21. July 11, 1907. 1:267. nom

Kamlet, Saml and Barnet and Saml Klar to Wm H Brearley guardian Aimee L Rossignot. 8th st, 327, n s, 238.6 w Av C, 24.9x93.11. July 9, due, &c, as per bond. July 11, 1907. 2:391. 25,000

Keen, Joseph to Wm G Park. 45th st, No 49, n s, 345 e 6th av, 18.9x100.5. P M. Prior mort $23,000. June 18, due July 10, 1909, 5%. July 11, 1907. 5:1281. 26,000

Kapelsohn, Emanuel to Augustus L Hayes. 66th st, No 227, n s, 375 e West End av, 25x100.5. P M. July 1, due, &c, as per bond. July 11, 1907. 4:1158. 3,000

Kapelsohn, Emanuel to Hannah Sullivan. 66th st, No 223, n s, 350 w Amsterdam av, 25x100.5. P M. July 1, due, &c, as per bond. July 11, 1907. 4:1158. 1,400

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

Kind, Jennie to Simon J Cahan. 95th st, Nos 315 to 319, n s, 250 e 2d av, 2 lots, each 37.6xx100.8. 2 P M morts, each $9,000. April 19, due July 8, 1912, 6%. July 11, 1907. 5:1558. 18,000

Kind, Jennie to Simon J Cahan. 95th st, Nos 309 to 313, n s, 175 e 2d av, 2 lots, each 37.6x100.8. 2 P M morts, each $10,500. April 19, 5 years, 6%. July 11, 1907. 5:1558. 21,000

Kind, Jennie to Simon J Cahan. 95th st, No 307, n s, 137.6 e 2d av, 37.6x100.8. P M. April 19, 5 years, 6%. July 11, 1907. 5:1558. 11,000

Knoepke, Lillian to Wm Knoepke. 4th st, No 241, e s, 80.3 n 10th st, runs e 101.7 x n 14.9 x w 25 x n 7.4 x w 76.7 to st, x s 21.10 to beginning. July 9, 5 years, 4½%. July 11, 1907. 2:611. 7,000

Karp, Osias and Louis Klinger to Benj M Gruenstein and ano. Delancey st, No 174, n s, 50 w Attorney st, 25x100. Prior mort $51,000. July 8, due Jan 8, 1908, —%. Given as collateral security for mort $12,000. July 9, 1907. 2:348. 5,000

Kahn, Henrietta with Bertha Dringer. Broome st, No 325. Extension mort. June 14. July 10, 1907. 2:423. nom

Keating, John L to TITLE GUARANTEE & TRUST CO. 35th st, Nos 224 to 230, s s, 250 e 3d av, 90.1x98.9. P M. July 9, due &c, as per bond. July 10, 1907. 3:915. 42,000

Kominsky, Korne to Joseph Gans. Monroe st, No 94, s s, 36.2 w Pelham st, runs w 18 x s 45.3 x e 8 x n e 22.6 x n 25 to beginning. P M. Prior mort. July 1, 5 years, 6%. July 6, 1907. 1:255. 4,250

Katz, Mayme to Adolph Loewe and ano. 97th st, No 227, n s, 200 w 2d av, 25x100.11. P M. Prior mort $22,050. June 28, 1 year, 6%. July 10, 1907. 6:1647. 1,000

Kotzen, Selig and Saml Tomkin to Adolph Loewe. 120th st, No 416, s s, 200 e 1st av, 25x100.10. P M. Prior mort $22,000. June 28, 2 years, 6%. July 10, 1907. 6:1807. 1,300

Loewensohn, Solomon to Edmund Bittiner as trustee. 53d st, Nos 413 and 415, n s, 200 w 9th av, 50x100.5; Suffolk st, No 142, e s, 225.2 n Rivington st, 24.9x50; 47th st, No 353, n s, 127 e 9th av, 27x100.5. 3 years, 6%. July 8, 1907. 2:349. 11,500

Ludwig, Bernhard J individ and Isidor and Bernhard J Ludwig committee Isidor Ludwig to Geo A Hearn. 13th st, Nos 39 and 41, n s, 550.8 w 5th av, 44.4x103.3, fee; 14th st, Nos 40 and 42, s s, 550 w 5th av, 50x103.3. Leasehold. All title. July 1, 3 years, 5%. July 5, 1907. 2:577. 135,000

Lo Piccolo, Salvatore to Wm P Hess. 17th st, No 426 East. —x—. Prior mort $12,000. July 3, 4 years, —%. July 6, 1907. 3:948. 5,000

Lehman, Carrie to Meyer Heinemann. 107th st, Nos 14 to 20, s s, 225 w Central Park West, 2 lots, each 60x100.11. 2 morts, each $20,000; 2 prior morts $72,500 each. June 11, 3 years, 6%. Rerecorded from June 11, 1907. July 6, 1907. 7:1842. 40,000

Levine, Isaac to STATE BANK. Cherry st, No 383, s w cor Scammel st, No 53, 25.1x55.4x24.9x53.5. June 25, 10 months, secures notes, —%. July 5, 1907. 1:260. 1,000

Lachtrup, Ida to Geo Fischer trustee for Valentine Fischer. Canal st, No 350, s s, 51.4 w Church st, runs s 52.6 x w 25 x n 57.9 to st, x e 25.8 to beginning. July 3, 3 years, 6%. July 5, 1907. 1:211. 1,000

Lewis Realty and Construction Co to City Mortgage Co. 56th st, Nos 411 to 421, n s, 174 e 1st av, 120x89.4x120.4x97.2. Building loan. Prior mort $90,000. July 5, 1907, demand, 6%. 5:1368. 10,000

Same to same. Same property. Certificate as to above mort. July 5, 1907. 5:1368. —

Lafayette Building Co to Wm Jay et al. Lafayette st, Nos 107 to 115, s e cor Canal st, Nos 246 to 252, on map Nos 246 to 250, runs e 71.7 x s w 60.4 x e 12 x s 59.9 to n s Walker st, Nos 96, on map Nos 98 to 102, x w 78.4 to Lafayette st x n 135.10 to beginning. P M. July 9, 3 years, 5%. July 10, 1907. 1:197. 100,000

Lion, David to Amalia Schaaf. 123d st, No 418, s s, 262 e 1st av, 25x100.11. Prior mort $10,000. July 8, 3 years, 6%. July 10, 1907. 6:1810. 3,000

Lindner, Jakobine to Eliza Dean. 1st av, No 151, w s, 46.1 n 9th st, 23.1x100. July 8, 1907, 5 years, 5%. 2:451. 22,000

Lowe, Chas and Max Jorrisch to Eliz H Gates. Houston st, Nos 100 and 102, n s, 120.4 e Bowery, runs s e 37.2 x n e 100.5 x n w 14.9 x s w 126 to beginning. July 8, 5 years, 5%. July 9, 1907. 2:456. gold, 55,000

Lowe, Charles and Max Jorrisch to Joseph L Buttenwieser. Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs s e 75.2 x n e 34.11 x w 3.1 x n 24.3 x e 6.3 x n e 40.11 x n w 74 x n e 25.1 x n w 14.9 x s 126.7 to beginning. July 8, due Sept 8, 1907, 6%. July 9, 1907. 27,000

Lecouver, Alice L wife of and Robert of Westwood, N J, to MUTUAL LIFE INS CO of N Y. Vesey st, No 51, s s, 179.7 e Greenwich st, 25x82. July 8, due, &c, as per bond. July 9, 1907. 1:85. 40,000

Lyons, Susie T wife of Jeremiah C to Bertha Lissberger. 91st st, No 103, n s, 80 w Columbus av, 20x100.8. Prior mort $25,000. July 2, 2 years, 6%. July 9, 1907. 4:1222. 6,750

Levy, Jacob to Solomon Wronker. Broome st, Nos 216 to 220, n s, 42 w Norfolk st, 93.6x75.5x93.3x75.6. July 1, 1 year, 6%. July 9, 1907. 2:352. 30,000

Lowe, Chas and Max Jorrisch to Emilie Schmitz extrx Fredk Krutina. Houston st, Nos 100 and 102, n s, 138.1 w 2d av, runs n e 100.5 x s e 38 x s w 40.11 x w 5.8 x s 24.2 x e 3.2 x s w 34.9 to Houston st, x n w 38 to beginning. July 8, 3 years, 5%. July 9, 1907. 2:456. 50,000

Levy, Chas to Abraham Jalkoff. 45th st, No 554, s s, 70 e 11th av, 30x100.11. P M. July 2, due Jan 2, 1908, 6%. July 9, 1907. 4:1073. 1,000

Loewenstein, Lillie wife of and Louis with Jefferson P Smith et al exrs, &c, Cornelia M Smith. 133d st, No 540, s s, 415 w Amsterdam av, 17.6x99.11. Extension mort. May 1. July 8, 1907. 7:1986. nom

Lempit, Saml to Nathan Natelson. 114th st, No 72, s s, 67.6 w Park av, 37.6x100.11. July 8, due Jan 10, 1909, 6%. July 9, 1907. 6:1619. 2,500

Lyons (J C) Building and Operating Co to Maude A Banks. Park av, No 89, e s, 79 n 39th st, 19.9x80. P M. Prior mort $55,000. July 1, 3 years, 6%. July 11, 1907. 3:895. 15,000

Same to same. Same property. Certificate as to above mort. July 10. July 11, 1907. 3:895. —

Same to LAWYERS TITLE INS AND TRUST CO. Same property. Certificate as to mort for $55,000. July 9. July 11, 1907. 3:895. —

Lyons (J C) Building and Operating Co to LAWYERS TITLE INS AND TRUST CO. Park av, No 89, e s, 79 n 39th st, 19.9x80. P M. July 9, 3 years, 5%. July 11, 1907. 3:895. 55,000

LeFevre, Marcia I to Elias H August. 92d st, No 55, n s, 284.10 e Columbus av, 20x100.6. June 8, 3 years, 5½%. July 11, 1907. 4:1206. 13,500

Lewis, Richard J to Mary A Delamater trustee for benefit Sarah L DeLamater and ano. 19th st, No 163, n s, 80 e 7th av, 23x90. July 1, 5 years, 4½%. July 11, 1907. 3:795. 20,000

Lachman, Samson and Abraham Goldsmith with ITALIAN SAVINGS BANK. Prince st, Nos 150 to 154, s w cor West Broadway, Nos 436 to 442, 47.10x101x47.2x101,8. Subordination mort. July 8. July 11, 1907. 2:502. nom

Lauria, Pasquale to ITALIAN SAVINGS BANK of City N Y. Prince st, Nos 150 to 154, s w cor West Broadway, Nos 436 to 442, 47.10x101x47.2x101.8. July 8, 5 years, 5%. July 11, 1907. 2:502. 100,000

Lordi, Giovanni to EMIGRANT INDUSTRIAL SAVINGS BANK. Bleecker st, Nos 151 and 153, n e cor Thompson st, No 204, 57.3x60. July 11, 1907, 5 years, 5%. 2:537. 70,000

Levy, Fannie to Albert G Morganstern. Allen st, No 50, e s, 150 n Hester st, 25x87.6. July 9, 5 years, 5%. July 10, 1907. 1:308. 22,000

Linn, Jessie D and Geo M to Jane R Wilson. 137th st, No 313, n s, 175 w 8th av, 15x99.11. P M. July 8, 3 years, 5%. July 9, 1907. 7:2041. 8,500

McLane, Lucy E to TITLE GUARANTEE & TRUST CO. 126th st, No 229, n s, 250 w 7th av, 12.6x99.11. P M. July 9, due, &c, as per bond. July 10, 1907. 7:1932. 5,000

Manhattan Dock Co to COLUMBIA LIFE INS CO. Harlem River e shore at boundary line between lots 44 and 45 on map Wards Island, also distant 705 w from west side of westerly road shown on Bridges map of Wards or Great Barn Island, runs s w 150.11 x s w 151.9 x s w 151.4 x s w 151.2 x n w 187 x n e 150.1 and 152.7 and 150.9 and 150.1 and 150.2 x e 215 to beginning, contains 3 43-100 acres land under water, &c. P M. July 10, 1 year, 6%. July 11, 1907. 6:1593. 100,000

Moskovitz, Adolf and Moses Gross to Max Schwartz. 9th st, No 612, s s, 193 e Av B, 20x93.11. July 10, 5 years, 6%. July 11, 1907. 2:391. 2,800

Murray, James and Robert Hill to Isabella McCormack. St Nicholas av, late Kingsbridge road, w s, 59.7 s 165th st, 26.8x 124.10x25x115.6. P M. July 11, 1907, 2 years, 5%. 8:2122. 6,000

Monterey Realty and Construction Co to Saml Mandel. 97th st, s s, 100 e Madison av, 100x100.11. P M. Prior mort $——. July 3, 2 years, 6%. July 11, 1907. 6:1602. 25,000

Murray-Lenox Land Co to LAWYERS TITLE INS AND TRUST CO. 59th st, Nos 131 and 133, n s, 100 w Lexington av, runs n 100.5 x e 35 x s 60 x e 65 to Lexington av, No 744, x s 20 x w 65 x s 20.5 to st, x w 35 to beginning. P M. July 9, 1907, 3 years, 4½%. 5:1394. 75,000

McLoughlin, Joseph F, Anna, Jane, Rosetta M and Emmett and Francis Devine to Lamont McLoughlin trustee Edward McLoughlin. 78th st, No 441, n s, 169 w Av A, 25x102.2. P M. June 18, 3 years, 6%. July 9, 1907. 5:1473. 2,000

Manheimer, Seligman to BOWERY SAVINGS BANK. 41st st, No 228, s s, 320 w 7th av, 29.9x98.9. July 1, 5 years, 4½%. July 9, 1907. 4:1012. 9,000

Mark, John W to Eliz Dorer. 54th st, No 239, n s, 75 w 2d av, 25x100.5. July 8, 5 years, 4½%. July 9, 1907. 5:1328. 8,000

Manevetz, Louis to Max J Klein. Cherry st, Nos 229 and 231, s s, 218.9 e Pike st or slip, runs s 49.11 x e 0.6 x s 10 x e 44 x n 60 to Cherry st x w 44.9 to beginning. Prior mort $25,000. July 10, 1907, 1 year, 6%. 1:248. 6,000

Murphy, Margt to Michael McParland. 120th st, No 121, n s, 245 e Park av, 20x100.11. July 3, due &c, as per bond. July 10, 1907. 6:1769. 6,500

Meyer, Isaac H with Geo Murray and ano. 132d st, No 50, s s, 216.8 e Madison av, 33.4x99.11. Subordination mort. July 1. July 10, 1907. 6:1756. nom

Moskowitz, David to David B Cohen. Av D, No 72, e s, 20 s 6th st, 20x72. Prior mort $12,000. July 10, 1907, due &c, as per bond. 2:360. 2,000

Moskowitz, David to Emanuel Moses and ano exrs Bernard Cohen. Av D, No 72, e s, 20 s 6th st, 20x72. July 10, 1907, due &c, as per bond. 3:360. 12,000

Markham, Lydia M of Brooklyn, N Y, to TITLE GUARANTEE & TRUST CO. 16th st, No 121, n s, 275 w 6th av, 25x92. July 9, due, &c, as per bond. July 10, 1907. 3:792. 7,500

Minsky, Esther to STATE BANK. Eldridge st, Nos 236-244, e s, 96.2 s Houston st, runs e 88.4 x s 103 x e 8.11 x s 25 x w 97.3 x n 128 to beginning; Chrystie st, Nos 195 and 197, w s, 100 s Stanton st, 50x196. June 26, 20 months, —%. July 5, 1907. 2:417 and 426. 10,000

Myles, Robert C with BANK FOR SAVINGS in City N Y. 36th st, Nos 59 and 61 West. Two extensions of mortgage. July 3. July 6, 1907. 3:838. nom

Moskovitz, Bernath to Michael Paymer. 76th st, No 229, n s, 355 e 3d av, 25x102.2. P M. Prior mort $——. July 1, installs, 6%. July 5, 1907 5:1431. 1,500

Munier, Mildred C to Lewis A Cushman. 87th st, No 141, n s, 332.6 w Columbus av, 14x100.8. P M. Prior mort $13,500. July 5, 5 years, 5%. July 6, 1907. 4:1218. 5,500

Mahoney, Michael to Mary C Laird. 103d st, No 161, n s, 180 w 3d av, 30x100.11. July 3, 3 years, 4½%. July 5, 1907. 6:1631. 5,000

Mahoney, Joseph V with GERMAN SAVINGS BANK. 106th st, No 15 East. Subordination mort. July 3. July 5, 1907. 6:1612. nom

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McGowan, James to F & M Schaefer Brewing Co. 8th av, No 928, s e cor 55th st. Saloon lease. July 5, 1907, demand, 6%. 4:-1026. 6,500

Murray, John L to The J Chr G Hupfel Brewing Co. 42d st, Nos 228 to 232, s s, 325 w 7th av, 75x98.9. Leasehold. July 1, installs, 5%. July 5, 1907. 4:1013. 22,000

McDermott, John and Thomas J to DeWitt Romaine. 18th st, Nos 648 and 650, s s, 88 w Av C, 50x92. July 8, 1907, 3 years, 5%. 3:985. 18,000

MUTUAL LIFE INS CO of N Y with Bertrand G Burnett. 146th st, s s, 350 w Lenox av, runs w 150 x s 199.10 to n s 145th st, x e 225 x n 99.11 x w 75 x n 99.11 to beginning. Extension mort. June 20. July 10, 1907. 7:2014. nom

Martin, Cora to Henry Doscher. 16th st, No 420, s w s, 294 s e 1st av, 25x103.3. Leasehold. July 1, 5 years, 6%. July 8, 1907. 3:947. 3,000

New Yorker Staats-Zeitung, a corpn, to whom it may concern. Lafayette st, late Elm st, w s, bet Duane st and Pearl st. Certificate as to mort for $100,000. June 18. July 9, 1907. 1:155.

Nonnenbacher, John; Appolonia, B Hyeronimus; Ambrosia, Hugo, and Bertha A and Louisa Mitchell, Amelia E Ams and Martha Wagner, all of Mt Vernon, N Y, and Geo T Nonnenbacher, of Seattle, Wash, to General Synod of the Reformed Church in America. 13th st, No 232, s w s, 256.5 n w 2d av, 21.5x103.3. July 9, 3 years, 5%. July 10, 1907. 2:468. 7,000

N Y SAVINGS BANK with Richard Dudensing, Jr. 79th st, Nos 414 to 420, s s, 219 e 1st av, 100x102.2. Agreement apportioning mort. June 28. July 5, 1907. 5:1473. nom

Natelson or Natelsohn, Esther to CITIZENS SAVINGS BANK. Broome st, No 169, s s, 100 w Attorney st, 20x75. July 5, 1907, 5 years, 5%. 2:346. 11,500

New Yorker Staats Zeitung to GERMAN SAVINGS BANK in City of N Y. Duane st, Nos 49 and 51, n w cor Lafayette st, No 10, runs w 58.2 x n 128.7 x e 17 x s 146.6 to beginning. July 8, 1907. 1 year, 5%. 1:155. 100,000

Olmsted, Willard H to TITLE GUARANTEE & TRUST CO. 145th st, No 583, n s, 209.9 w Broadway, 14.9x99.11. P M. July 6, due &c, as per bond. July 8, 1907. 7:2092. 8,000

Same to Eliz W Beatty. Same property. P M. Prior mort $8,000. July 6, 1 year, 6%. July 8, 1907. 2,000

O'Hagan, Mary F to Amelie R Vigouraux. 31st st, No 420, s s, 496 e 10th av, 20.8x79.3x20.8x80.7. July 5, due, &c, as per bond. July 6, 1907. 3:728. 4,000

Oberender, Eleanora to Eliza Schaefer. Charles st, No 15, n s, 192.2 w Greenwich av, 22x95. P M. July 8, 5 years, 5%. July 9, 1907. 2:612. 10,000

Powers, Joseph L with Minnie H Mesny et al. 134th st, No 208 West. Extension mort. June 14. July 9, 1907. 7:1939. nom

Piper, Bessie K wife of and Augustus B of Somerville, Mass, to FRANKLIN SAVINGS BANK. 3d av, No 2196, w s, 25 s 120th st, 25.2x108.5. P M. July 9, 1907. 3 years, 5%. 6:1768. 25,000

Peter, Louis to Geo A Myers. 4th st, No 197, n s, 150 e Av A, 25x96.2. Leasehold. P M. July 9, 3 years, 5%. July 11, 1907. 2:400. 5,000

Peck, Wm J, Nathan Riesler, Henry C Opdycke, Giuseppe Zibelli and Robert Friedman trustees for creditors of Ludins & Romm Realty Co with Simon J Cahan. 95th st, Nos 307 to 319, n s, 137.6 e 2d av, 5 lots, each 37.6x100.8. 5 subordination agreements. July 8. July 11, 1907. 5:1558. nom

Picken Realty Co to TITLE INS CO of N Y. 141st st, No 471, n s, 70 e Amsterdam av, 18x99.11. July 10, 3 years, 5%. July 11, 1907. 7:2058. 17,000

Same to same. Same property. Certificate as to above mort. July 10. July 11, 1907. 7:2058.

Prigge, John A to BOWERY SAVINGS BANK. Amsterdam av, Nos 1661 to 1677, n e cor 142d st, No 477, — to 143d st, No 476, x 30. July 10, 1907, 3 years, 4½%. 7:2058. 85,000

Peck, Lydia A to TITLE GUARANTEE & TRUST CO. 82d st, No 7, n s, 150 w Central Park West, 25x102.2. July 9, due &c, as per bond. July 10, 1907. 4:1196. 20,000

Pressler, Fannie L with BOWERY SAVINGS BANK. 80th st, No 139 West. Extension mort. June 27. July 5, 1907. 4:1211. nom

Power, James M with Charles Guthy. 84th st, No 412, s s, 119.11 e 1st av, 19.11x102.2. Extension mort. July 2. July 5, 1907. 5:1563. nom

Pryer, Cath J with John F Doherty. 142d st, No 314, s s, 200.3 w 8th av, 24.9x99.11. Extension mort. June 22. July 5, 1907. 7:2043. nom

Polstein Realty and Construction Co and Sender Jarmulowsky with LAWYERS TITLE INS AND TRUST CO et al. Amsterdam av, Nos 1101 to 1119, s e cor 115th st, — to 114th st, x100. Subordination agreement. July 2. July 5, 1907. 7:1867. nom

Pollak, Julia to Lazarus Schoney. Park av, No 1026, w s, 62.2 n 85th st, 20x70. Prior mort $13,000. July 1, 5 years, 6%. July 8, 1907. 5:1497. 8,000

Roth, Simon with Michael Bissert. 7th st, No 100, s s, 162.11 e 1st av, 25x90.10. Extension mort. July 1. July 6, 1907. 2:434. nom

Ruppert, Jacob with Margt Marx. 40th st, No 456, s s, 100 e 10th av, 25x98.9. Subordination agreement. June 12. July 8, 1907. 3:737. nom

Reitmayer, Philip J to YORKVILLE BANK. 91st st, No 168, s s, 123 w 3d av, 25x100.8. P M. Prior mort $15,000. July 3, due Nov 3, 1907, 6%. July 5, 1907. 5:1519. 5,000

Reitmayer, Philip J to Prisca Cramme. 91st st, No 168, s s, 123 w 3d av, 25x100.8. P M. July 3, 5 years, 4½%. July 5, 1907. 5:1519. 15,000

Ringler (Geo) Co to TITLE GUARANTEE AND TRUST CO. 120th st, Nos 149 and 153, n w cor Sylvan pl, Nos 1 and 2, 95.1x46. P M. July 3, due, &c, as per bond. July 6, 1907. 6:1769. 25,000

Robinson, Mary to TITLE GUARANTEE & TRUST CO. 128th st, No 117, n s, 216 e Park av, 16x99.11. July 9, due &c, as per bond. July 10, 1907. 6:1777. 6,000

Rohmann, Franziska to Abbie M Peffers and ano. 25th st, No 219, n e s, 235 s e 3d av, 25x98.9. July 5, 3 years, 5%. July 11, 1907. 3:906. 5,000

Redmond, Frank J to Ede Levenson. 112th st, No 119, n s, 215 e Park av, 20x100.11. P M. Prior mort $8,500. July 6, 3 years, 6%. July 11, 1907. 6:1640. 2,200

Reinhardt, John to DRY DOCK SAVINGS INST. 17th st, No 434, s s, 119 w Av A, 25x92. July 11, 1907, 3 years, 5%. 3:948. 10,000

Russek, & Klinger Realty Co and Osias Karp to Benj M Gruenstein and ano. 3d st, Nos 390 to 396, s w cor Goerck st, Nos 157 to 161, 100.10x90.1x100x77.4. P M. Prior mort $58,000. July 8, 8 years, 6%. July 9, 1907. 2:356. 12,000

Rockaway, Bernard to Harriet Blum and ano. 54th st, No 425, n s, 350 w 9th av, 25x100.5. P M. June 1, due Aug 1, 1909, 6%. July 9, 1907. 4:1064. 2,500

Ronner, Hermann C to John O'Connor. 2d av, No 1587, w s, 51.1 n 82d st, 25.6x75. P M. July 8, 5 years, 5%. July 9, 1907. 5:-1528. 15,000

Reiss, Emilie R extrx Louis Reiss to Martin J Keogh and U S TRUST CO trustees David Jones. 73d st, No 137, n w cor Lexington av, Nos 1024 to 1030, 20x102.2. July 8, 5 years, 5%. July 9, 1907. 5:1408. 40,000

Stern, Paul to Louis Sax. 17th st, No 532, s s, 403.11 e Av A, 24.1x92. July 2, demand, —%. July 5, 1907. 3:974. 1,000

Shimans, Abraham and Morris Solomon to Jeanette K Manne. 41st st, No 446, s s, 225.5 e 10th av, 24.7x98.9. P M. July 5, 3 years, 5%. July 6, 1907. 4:1050. 14,000

Same to Rexton Realty Co. Same property. P M. Prior mort $14,000. July 5, 5 years, 6%. July 6, 1907. 4:1050. 3,000

Shimans, Abraham and Morris Solomon to Jeanette K Manne. 41st st, No 448, s s, 200 e 10th av, 25.5x98.9. P M. July 5, 3 years, 5%. July 6, 1907. 4:1050. 14,000

Same to Rexton Realty Co. Same property. P M. Prior mort $14,000. July 5, 5 years, 5%. July 6, 1907. 4:1050. 3,000

Schlesinger, Max to Joseph Solomon. 37th st, Nos 542 and 544, s s, 225 e 11th av, 2 lots, each 25x98.9. 2 P M morts, each $4,187.50. July 1, installs, 6%. July 5, 1907. 3:708. 8,375

Strumpf, Louis and Morris Haber to David Mann. Sheriff st, No 83. w s, abt 150 n Rivington st; 25x100. P M. Prior mort $——. July 5, 3 years, 6%. July 10, 1907. 2:339. 4,000

Sloboder, Isaac to Abraham Plesofsky. 3d st, Nos 348 and 350, s s, 115 e Av D, 37x105.10. P M. Prior mort $48,000. July 1, due Jan 1, 1913, 6%. July 5, 1907. 2:357. 17,000

Seidman, Louis to Wm H Brearley guardian Aimee L Rossignot. 137th st, No 9, n s, 173.2 w 5th av, 35.7x99.11. July 9, 3 years, 5%. July 10, 1907. 6:1735. 30,000

Skillin, J Harper, of Rye, N Y, to Charles M Rosenthal. 145th st, n s, 220 e 7th av, 40x99.11. P M. Prior mort $44,000. July 9, due &c, as per bond. July 10, 1907. 7:2014. 7,000

Schwab, Arthur E to Lion Brewery. Av A, No 200. Saloon lease. July 3, demand, 6%. July 10, 1907. 2:406. 2,750

Schutte, Henry D and Betty to DRY DOCK SAVINGS INST. 3d av, No 318, s w cor 24th st, No 168, 24.8x84. July 9, 1 year, 5%. July 10, 1907. 3:879. 34,000

Schreiber, Isaac to David Bloom. Canal st, Nos 67 to 71, n e cor Allen st, No 14, 50x55.6. Prior mort $79,000. July 1, 3 years, 6%. July 5, 1907. 1:209. 3,500

Shea, Michael J and Mamie E to Mary J Mackay. 90th st, No 109, n s,150 w Columbus av, 20x100.8. P M. July 8, 3 years, 6%. July 9, 1907. 4:1221. 3,500

Schwerin, Lena to Paul Gross. 118th st, No 320, s s, 275 e 2d av, 25x100.11. Prior mort $17,000. July 8, 3 years, 6%. July 9, 1907. 6:1689. 2,000

Solis-Cohen, Lucia M to Francis K Pendleton and ano trustees Thomas E Davis. Broadway, No 595, n w s, 152 s w Houston st, 25x200 to Mercer st, No 168. P M. July 1, 3 years, 4½%. July 9, 1907. 2:512. 110,000

Seelig, Fredk J to Charles Griffen et al trustees Saml Willets. 2d av, No 128, e s, 133.4 n 7th st, 26x125. July 9, 1907, 5 years, 5%. 2:449. 40,000

Schilling, Lena, of Brooklyn, with Wm H Brearley guardian Aimee L Rossignot. 8th st, No 327, n s, 238.6 w Av C, 24.9x93.11. Subordination agreement. July 9. July 11, 1907. 2:391. nom

Samuels, Abraham with Egbert G March and ano trustees Peter S March. 139th st, Nos 55 and 57 West. Subordination agreement. July 2. July 11, 1907. 6:1737. nom

Steffens, Wm C M to Picken Realty Co. 141st st, No 471, n s, 70 e Amsterdam av, 18x100.11. P M. Prior mort $17,000. July 10, 2 years, 6%. July 11, 1907. 7:2058. 3,000

Segman, Louis, Jacob Bernardik and Louis Aronovitz to Kotzen Realty Co. Henry st, Nos 278 to 282, s s, 42.4 e Gouverneur st, 63x73.6x63x73.8. P M. Prior mort $41,800. July 10, 1 year, 6%. July 11, 1907. 1:267. 2,450

Storie, James to Minnie V Telfair. 25th st, No 32, s w s, 375 s e 6th av, 25x98.9. P M. July 6, 2 years, 6%. July 8, 1907. 3:826. 2,500

Schneider, Julia to Margt Marx. 40th st, No 456, s s, 100 e 10th av, 25x98.9. July 8, 1907, due &c, as per bond. 3:737. 13,000

Stanley, James T, Brooklyn, N Y, to Realty Associates, a corpn. 48th st, Nos 605 to 609, n s, 100 w 11th av, 75x100.5; 29th st, No 527, n s, 375 w 10th av, 25x98.9. Prior mort $32,000. July 2, due &c, as per bond. July 8, 1907. 4:1096 and 3:701. 15,000

Schwarz, Henry F with Aaron Guedalia. 112th st, No 9, n s, 170 w 5th av, 25x100.11. Extension mort. July 1. July 6, 1907. 6:1596. nom

Steuer, John C to BANK FOR SAVINGS in City N Y. 91st st, No 116, s s, 195 e Park av, 20x100.8. July 3, due Aug 15, 1910, 4½%. July 6, 1907. 5:1519. 14,000

Segelbohm, Louis to Solomon M Landsmann. 100th st, Nos 206 and 208, s s, 130 e 3d av, 50x100.11. Prior mort $22,000. July 3, 3 years, 6%. July 6, 1907. 6:1649. 3,000

Schwartz, Rose to Jacob Timble. 3d av, No 232, n w s, 69 n e 19th st, 23x100. Leasehold. June 21, 3 years, 6%. July 5, 1907. 3:875. 5,000

Spiro, Joachim and Adolph to Wm H Brearley guardian Aimee L Rossignot. 9th st, No 747, n s, 93 w Av D, 25x92.3. July 9, due July 1, 1910, 5%. July 11, 1907. 2:379. 27,000

Same and Jonas Weil and Bernhard Mayer with same. Same property. Subordination mort. July 9. July 11, 1907. 2:379. nom

South Manhattan Realty Co with BANK FOR SAVINGS in City N Y. William st, Nos 110 and 112, n e cor John st, No 69, 34.4x48.3x39.11x47.4. Extension mort. July 2. July 10, 1907. 1:77. nom

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Schabelowitz, Samuel to Franklin B Lord and ano trustees Richard S Ely. 123d st, No 341, n s, 220.3 w 1st av, 28.9x100.11 July 9, due June 1, 1911, 5%. July 11, 1907. 6:1800. 24,000

Schaefer, Emma and George Bender to LAWYERS TITLE INS & TRUST CO. 1st st, No 37, s w s, abt 146 e 2d av, 25.3x84.6x25x 81.7 s e s. July 3, 5 years, 5%. July 10, 1907. 2:442. 18,000

Thompson, Robt W Jr to Frederick Allien and ano trustees Henry V Allien. Bolton road, n e s, — n Prescott av, and being lot 517 map 80 acres of land known as part 3 of Dyckman homestead property, 77.1x268.11x80x250.1. P M. July 9, 1907. 1 year, 5%. 8:2255. 4,500

Thorman, Clara to Richard Dudensing, Jr. 79th st, No 414, s s, 219 e 1st av. 25x102.2. P M. July 1, 3 years, 6%. July 5, 1907. 5:1473. 10,000

Thorman, Clara to Richard Dudensing, Jr. 79th st, Nos 416 to 420, s s, 244 e 1st av, 3 lots, each 25x102.2. 3 P M morts, each $10,000. 3 prior morts, $—— each. July 1, 3 years, 6%. July 5, 1907. 5:1473. 30,000

Times Realty & Construction Co to Chas M Rosenthal. Broadway, w s, 90.11 n 122d st, 130.11x100. Building loan. July 9, due Jan 1, 1909, 6%. July 10, 1907. 7:1993. 100,000

Same to same. Same property. Certificate as to above. July 9. July 10, 1907. 7:1993. ——

Same to same. Same property. P M. Prior mort $100,000. July 9, due, &c, as per bond. July 10, 1907. 7:1993. 122,000

Thomas, Kathleen to Julia A Kent. 22d st, No 326, s s, 320.9 w 8th av, 20.9x98.6. P M. June 28, 3 years, 5%. July 9, 1907. 3:745. 10,000

Ullmann, Max to Margt Marx. 8th av, No 2171, n w cor 117th st, No 301, 26.4x100. Prior mort $40,000. July 1, due &c, as per bond. July 8, 1907. 7:1944. 12,000

Van Zandt Realty Co with BOWERY SAVINGS BANK. Centre st, No 212. Extension mort. June 20. July 8, 1907. 1:235. nom

Von Heyn, Rudolph to Saml Omphalius. 166th st, No 515, n s, 250 w Amsterdam av, 25x95. P M. Prior mort $13,000. July 1, due, &c, as per bond. July 5, 1907. 8:2123. 2,500

Welling, Edward J to Caroline P Brown. 127th st, No 22, s s, 240 e 5th av, 20x99.11. P M. Prior mort $4,500. June 24, due, &c, as per bond. July 9, 1907. 6:1751. 6,500

Wiltzius, Michael H to Mary J Ruspoli. Princess de Poggio-Suasa. Barclay st, No 7, n s, abt 192 w Broadway, 25x75. Leasehold. All title. June 21, 1 year, 6%. July 9, 1907. 1:123. 5,000

Wilson, Isabella with Morris J Bernstein. 2d st, No 122. Subordination agreement. June 26. July 10, 1907. 2:430. nom

Wagler, Wm Jr to Joseph Mayron. 46th st, No 349, n s, 80 w 1st av, 20x100. July 8, 3 years, 5½%. July 10, 1907. 5:1339. 1,500

Wheelehan, Matthew J to John Stich. 84th st, No 160, s s, 90.10 e Amsterdam av, 27.8x102.2. P M. Prior mort $27,000. June 24, 3 years, 6%. July 5, 1907. 4:1214. 4,000

Same to James W Westerfield. Same property. P M. June 27, 5 years, 5%. July 5, 1907. 4:1214. 27,000

Winters, Saml to Bessie K Piper. 3d av, No 2196, w s, 25 s 120th st, 25.2x108.5. P M. Prior mort $25,000. July 9, 3 years, 6%. July 10, 1907. 6:1768. 7,500

Westminster Presbyterian Church of West 23d st to EMIGRANT INDUSTRIAL SAVINGS BANK. 23d st, Nos 210 to 214, s s, 100 w 7th av, 100x118.9. July 9, 3 years, 5%. July 10, 1907. 3:772. 60,000

Weiss, Harriet J to Saml Samuels. 93d st, No 131, n s, 306.3 w Columbus av, runs n 74.10 to s s Apthorps or Jauncey lane (closed), x n w 18.9 x s 75.7 to st x e 18.9 to beginning, all title to plot in rear of above 18.9 in front and 18.4 in depth. Prior mort $12,500. July 3, 2 years, 6%. July 10, 1907. 4:1224. 4,000

Wiener, Maksz to Christina A Schafer. Rivington st, No 184, n e s, 51 s e Attorney st, 26x100. P M. July 1, 10 years, 5%. July 5, 1907. 2:344. 20,000

Same to same. Same property. P M. Prior mort $20,000. July 1, installs, 6%. July 5, 1907. 2:344. 7,000

Weisinger, Morris and Joseph to Florence Weil. 3d st, No 109, n s, 474.6 w Av A, 21.4x96.2. P M. Prior mort $——. July 1, 3 years, 6%. July 6, 1907. 2:431. 4,050

Webb, Cath E to John F Arnold. 15th st, No 157, n s, 170 e 7th av, 20x103.3. P M. July 1, 3 years, 5%. July 6, 1907. 3:-791. 3,000

Ward, Ella F wife of Edw M to Alexander McL Jeffrey. 45th st, No 243, n s, 150 w 2d av, 25x100.5. July 3, 5 years, 5½%. July 5, 1907. 5:1319. 20,000

Winterson, Blanche, of Spring Valley, N Y, to TITLE GUARANTEE & TRUST CO. 47th st, No 409, n s, 125 w 9th av, 25x100.5. July 3, due, &c, as per bond July 5, 1907. 4:1057. 8,000

Wilking, John to GERMAN SAVINGS BANK in City N Y. 106th st, No 15, n s, 100 w Madison av, 25x100.11. July 3, 3 years, 5%. July 5, 1907. 6:1612. 19,000

Wyckoff, Emma F wife of J Edward to MUTUAL LIFE INS CO of N Y. 39th st, No 131, n s, 65 e Lexington av, 18x83. July 5, due, &c, as per bond. July 11, 1907. 3:895. 23,000

Williams, Samuel and Samuel Grodginsky and Isaac Haft to Augustus F Holly. Sylvan pl, Nos 3, 4 and 5, w s, 46 n 120th st, runs w 95.1 x n 54.11 x w 0.11 x n 25.11 x e 96 to pl x s 80.10 to beginning. Prior mort $36,950. July 8, due Dec 1, 1907, 6%. July 11, 1907. 6:1769. 45,857.19

Wyckoff, Emma F H, N Y, and Wm A Butler, of Southampton, L I, with MUTUAL LIFE INS CO of N Y. 39th st, No 131, n s, 65 e Lexington av, 18x83. Subordination agreement. July 10. July 11, 1907. 3:895. nom

Whitmore, Joseph to Egbert G March and ano trustees Peter S March. 139th st, Nos 55 and 57, n s, 200 e Lenox av, 50x99.11. July 10, due, &c, as per bond. July 11, 1907. 6:1737. 40,000

Wurst, Geo with Eliz C and Emilie L Ollenroth. 71st st, No 241, n s, 224 w 2d av, 26x102.2. Extension mort. July 9. July 10, 1907. 5:1426. nom

Zimmerman, Louis to Eliz S Burrill. 2d av, Nos 1094 and 1096, e s, 60.3 s 58th st, 40.2x100. July 8, due, &c, as per bond. July 11, 1907. 5:1350. 50,000

Zimmerman, Louis to Aaron Goodman. 2d av, No 1096, e s, 60.3 s 58th st, 40.2x100. Prior mort $50,000. July 9, due Aug 1, 1907, 6%. July 11, 1907. 5:1350. 18,000

Zimmerman, Louis and Leah to Geo Gotthelf. 38th st, No 315, n s, 225 e 2d av, 25x98.9. Prior mort $31,500. Jan 15, demand, —%. July 11, 1907. 3:944. 3,500

Zimmerman, Louis and Leah to George Gotthelf. 2d av, Nos 1094 and 1096, e s, 60.3 s 58th st, 40.2x100. Prior mort $68,-000. Jan 9, demand, —%. July 11, 1907. 5:1350. 6,500

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Abelman Construction Co to Seymour Realty Co. 139th st, No 534, s s, 272.4 e Brook av, 37.6x100. Prior mort $25,000. July 9, demand, 6%. July 10, 1907. 9:2266. 11,500

*Albert, Nathan to Land Co B of Edenwald. Doon av, w s, 250 n Jefferson av, 50x100. P M. May 28, 3 years, 5½%. July 9, 1907. 340

*Abraham, Selig and Annie his wife and Louise wife Jacob Schwartz to John Bussing Jr and Amanda his wife. Holland (Maple) av, s e s, lots 101 and 102 map W F Duncan at Williamsbridge, 50x100. July 8, 9 years, 6%. July 9, 1907. 5,000

*Attwater, Mary C to Edgewater Realty Co. La Salle av, s s, 569 e Fort Schuyler road, 25x100.11. P M. July 2, 3 years, 5%. July 5, 1907. 560

*Adamo, Canio to Annie Remington. Garfield st, w s, 100 n Columbus av, 30x100. P M. Prior mort $4,000. July 1, 3 years, 6%. July 5, 1907. 2,400

Avallone, Rosina wife of Constantine to BRONX BOROUGH BANK. Villa av, e s, 132.6 n 204th st, 25x130x25x130.6. July 6, due Jan 10, 1908, 6%. July 8, 1907. 12:3311. 11,000

Andrews, Walter E to Century Investing Co. Nelson av, n w s, 175 s w proposed new st, 50x100. P M. July 5, 5 years, 5%. July 11, 1907. 11:2876. 3,250

Allen, Augustus H and Meta C his wife and Florence Allen, all of Poughkeepsie, N Y, to HARLEM SAVINGS BANK. 200th st, s s, 125 w Valentine av, 75x112.6. July 10, due &c, as per bond. July 11, 1907. 12:3320. 5,000

American Mortgage Co with Pietro Castro and Stefano La Sala. Fulton av, s w cor 174th st, 18.11x87.7x18.10x88.3. Extension mort. Oct 12, 1905. July 10, 1907. 11:2930. nom

Abelman Construction Co to Seymour Realty Co. 139th st, No 538, s s, 137.6 w St Anns av, 37.6x100. Prior mort $25,000. July 9, demand, 6%. July 10, 1907. 9:2266. 11,500

Abelman Construction Co to P Chauncey Anderson. 139th st, s s, 272.4 e Brook av, 37.6x100. June 13, 3 years, 5%. July 10, 1907. 9:2266. 25,000

Same to same. Same property. Certificate as to above mort. July 1. July 10, 1907. 9:2266. ——

Same to E Ormonde Power trustee Douglas Gordon. 139th st, s s, 100 w St Anns av, 37.6x100. July 1, 3 years, 5%. July 10, 1907. 9:2266. 25,000

Same to same. Same property. Certificate as to above mort. July 1. July 10, 1907. 9:2266. ——

Same to Seymour Realty Co. 139th st, No 542, s s, 347.4 s Brook av, 37.6x100. Prior mort $25,000. July 9, demand, 6%. July 10, 1907. 9:2266. 11,500

Same to Seymour Realty Co. 139th st, No 534, s s, 272.4 e Brook av, 37.6x100. Prior mort $25,000. July 9, demand, 6%. July 10, 1907. 9:2266. 11,500

Burke, James H to Century Investing Co. Nelson av, n w s intersection n e s proposed new st, 25x100. P M. July 5, 3 years, 5%. July 10, 1907. 11:2876. 1,875

Berman, Eli to Edw L Woolf et al. Eastburn av, w s, 288.3 174th st, 50x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 1,890

Burchhardt, Geo to Edward L Woolf et al. Eastburn av, e s, 18.3 n 173d st, 106.7x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2793. 6,178

Brine, John B to Wm D Peck. Andrews av, s e cor 183d st, 87.8x 50. P M. June 20, 2 years, 6%. July 6, 1907. 11:3217. 5,100

Blohm, Herman K to Edw L Woolf et al. Morris av, e s, 163.3 n 174th st, 50x85. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 2,205

Blohm, Herman H to Edw L Woolf et al. Eastburn av, e s, 100 s 174th st, 100x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2793. 5,250

Beth Hamedrash Hagodol of The Bronx to Arthan Realty Co. Forrest av, Nos 827 and 829, w s, 54.2 s 160th st, 63x87.6. P M. Prior mort $9,500. July 3, 4 years, 6%. July 10, 1907. 10:2647. 6,735

Brandt, Gustav A to Century Investing Co. Aqueduct av, s e s, 50 n e proposed new st, 50x100. P M. July 5, 3 years, 5%. July 8, 1907. 11:2876. 5,475

Same to same. 175th st, n s, 185 e Nelson av, 50x73.8x52.4x58. P M. July 5, 1 year, 5%. July 8, 1907. 11:2876. 1,600

Same to same. Nelson av, s e s, 185 n e 175th st, 75x81.6x78.6x 58. P M. July 5, 1 year, 5%. July 8, 1907. 11:2876. 3,050

*Boylan, John J to Teachers Cooperative Building & Loan Assn of City of N Y. Chauncey st, e s, 125 n West Farms road, 25x 100. July 10, installs, 6%. July 11, 1907. 2,640

Bacon (Francis) Piano Co to Jacob Plate. 138th st, n s, 49.11 w Walton av, runs n 31 x e 8 x s 13 x e 36.10 to Walton av x s 24.6 to st x w 49.11 to beginning. Certificate as to mort for $9,000. June 24. July 8, 1907. 9:2344. ——

Bacon (Francis) Piano Co to Jacob Plate. 138th st, n s, 49.11 w Walton av, runs n 31 x e 8 x s 14 x e 36.10 to Walton av x s 24.6 to st x w 49.11 to beginning. Building loan. May 25, 3 years, 6%. July 8, 1907. 9:2344. 9,000

Boyd, Virginia to Lillie McC Hartigan guardian. McCombs Dam road, w s, 551.4 n 183d st, 84.4x109.6x39.8x100. July 8, 1907, 5 years, —%. 11:3212. gold, 3,500

*Beal, Louisa to Edgewater Realty Co. Fort Schuyler road, n e cor La Salle av, 25x110.9x24.11x111.6. P M. July 1, 3 years, 5%. July 5, 1907. 1,470

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*Bohm, Charles to Percy S Dudley. Dudley av, s s, 169.7 e Fort Schuyler road, 25x100. P M. July 2, 3 years, 5%. July 6, 1907. 680

*Same to same. Dudley av, s s, 194.6 e Fort Schuyler road, 25x100. P M. July 2, 3 years, 5%. July 6, 1907. 680

*Same to same. Harrington av, n s, 130.4 e Fort Schuyler road, 25x100. P M. July 2, 3 years, 5%. July 6, 1907. 890

Baldwin, Clarence D to Eliza Wildman. 137th st, s s, 330.5 e Southern Boulevard, 12.6x100. July 2, 3 years, 5½%. July 6, 1907. 10:2565. 2,250

Bierer, Abram to IRVING SAVINGS INST. 152d st, No 937, n s, 235 e Robbins av, runs e 25 x n 143.6 x n w 28.9 x s 157.9 to beginning. July 5, 3 years, 5%. July 6, 1907. 10:2644. 12,000

Bossert, Albert to Minnie Moore. Forest av, No 782, e s, 66.8 s 158th st, 16.8x75. P M. July 3, 3 years, 4½%. July 5, 1907. 10:2655. 2,000

Braun, Henry and Anna M with Abram Bierer. 152d (Kelly) st, No 937, n s, 235 e Robbins av, 25x143.6x28.9x157.9. Extension mort. July 5. July 6, 1907. 10:2644. nom

Same with IRVING SAVINGS INST. Same property. Subordination of mort of $2,500 to mort for $12,000. July 5. July 6, 1907. 10:2644. nom

Byars, Robert to Wm B Ewing. Walton av, n e cor Hawkstone st, runs n 42.9 x e 6.8 x s 57.5 to st x w 38.11 to beginning. July 5, due &c, as per bond. July 6, 1907. 11:2838. 1,500

*Breitsch, Augustus to Edgewater Realty Co. La Salle av, s s, 1114 e Fort Schuyler road, 25x101.8. P M. July 2, 3 years, 5%. July 5, 1907. 450

*Bernheimer, Bertha to Percy S Dudley. Dudley av, s s, 100 w Cornell av, 50x100. P M. July 8, 3 years, 5%. July 9, 1907. 735

Bellingham, Robert to Percy S Dudley. Dudley av, n s, 25 w George st, 100x100. P M. July 8, 3 years, 5%. July 9, 1907. 1,960

Barthen, Fredk C to Mary A wife Patk McKenna. Jennings st, s s, 250 e Wilkins pl, 26x133.7x20x135.11. July 3, 3 years, 5%. July 6, 1907. 11:2976 and 2977. 4,500

*Bursee, Julia to Frank Gass. Maitland av, s s, 250 w Maple av, 50x137x54x116.7. July 1, 3 years, 6%. July 9, 1907. 800

Boss, Christina A to Geo A Riehl. Prospect av, No 587. Certificate as to reduction of mort. July 8. July 9, 1907. 10:2674.

*Bentz, J Edward to John Hofmann and ano. 10th st, n s, 280 w Av B, 25x108, Unionport. July 1, 3 years, 5½%. July 9, 1907. 4,500

Baum, Aaron to Phillip H Fischer. Clinton av, s e cor 178th st, 25x100x24.8x100. P M. July 10, 1907, due Aug 10, 1909, 5%. 11:3093. 3,100

Bigley, Catherine with Henrietta Wolf. Pond pl, e s, 165.6 s 198th st, 25x118.2x25.9x124.5. Extension mort. July 9. July 11, 1907. 12:3289. nom

Bigley, Catherine extrx Isabella Urban with Michael Pecore. Park av, e s, 50 n 181st st, 25x141. Extension mort. June 14. July 11, 1907. 11:3037. nom

Bigley, Catherine extrx Isabella Urban with James Nolan. 177th st or Tremont av, s s, 49.6 e Morris av, old lines, 25x100. Extension mort. June 5. July 11, 1907. 11:2804. nom

Cook, George to Abner M Bradley and ano. Stebbins av, n e cor Jennings st, 44.3x103.10x44.4x101.8. Certificate as to payment of $800 on account of mort. July 10. July 11, 1907. 11:2965.

Crimmins, Thomas to Century Investing Co. Macombs road, n w cor Featherbed lane, 122.7x105x50, gore; Nelson av, s s, at n s 175th st, 110x65.11x110, gore. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 7,875

Cowen, Samuel and Ida E Leibsohn to Victorine Studwell and ano trustees Sarah Grumman. Tinton av, Nos 772 and 774, e s, 50 s 158th st, late Cedar pl, 16.8x100. 2 morts, each $5,250. July 8, 5 years, 5%. July 9, 1907. 10:2655. 10,500

Considine, Kate F to Geo J Lyons and ano trustees Thomas E Lyons. Passage av (Trinity av?), s e s, 175 s w 149th st, 21x109. July 6, 3 years, 5%. July 9, 1907. 10:2557. 1,500

*Cahill, Edward to Percy S Dudley. Harrington av, s s, 50 w Cornell av, 50x100; Harrington av, s s, 350 w Cornell av, 25x100. P M. July 8, 3 years, 5%. July 9, 1907. 1,050

Chirurg, Isidore S to Wilbur Larremore referee. Aqueduct av, w s, 560.7 s Boscobel pl, 25x100. P M. June 19, 2 years, 5%. July 9, 1907. 9:2533. 2,695

Same to same. Aqueduct av, w s, 585.7 s Boscobel pl, 25x100. P M. June 19, 2 years, 5%. July 9, 1907. 9:2533. 2,095

*Cahill, Edward J to Percy S Dudley. Harrington av, n s, 175 e Mapes av, 50x100. P M. July 8, 3 years, 5%. July 9, 1907. 868

*Same to same. Dudley av, n s, 25 e George st, 50x100. P M. July 8, 3 years, 5%. July 9, 1907. 854

*Same to same. Dudley av, s s, 150 e Mapes av, 50x100; Harrington av, n s, 150 e Mapes av, 25x100. P M. July 8, 3 years, 5%. July 9, 1907. 1,281

Casazza, Louis to Century Investing Co. Nelson av, n w s, 450 s w proposed new st, 25x115x25x116.6. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 1,500

*Clancy, James F to Edgewater Realty Co. La Salle av, s s, 744 e Fort Schuyler road, 60x101.3. P M. July 2, 3 years, 5%. July 5, 1907. 1,312

*Culhane, James to Edgewater Realty Co. La Salle av, s s, 1004 e Fort Schuyler road, 60x101.6. P M. July 2, 3 years, 5%. July 5, 1907. 863.50

Civiletti, Stefano to Louis Huber. Tinton av, n e cor 163d st, 82.11x16.6. Except part for st. July 3, 5 years, 5%. July 5, 1907. 10:2669. 1,300

*Cashel, John to Edgewater Realty Co. La Salle av, n s, 260.8 e Fort Schuyler road, 50x104x50x101.6. P M. July 2, 3 years, 5%. July 5, 1907. 1,288

*Culliton, John D to Edgewater Realty Co. La Salle av, n s, 110.8 e Fort Schuyler road, 100x93.11x100x98.11. P M. July 2, 3 years, 5%. July 5, 1907. 2,500

Crosson, Annie G, Grace and J Florence to Edgewater Realty Co. La Salle av, s s, 484 e Fort Schuyler road, 85x100.9. P M. July 2, 3 years, 5%. July 5, 1907. 2,000

*Clemons, John to Edgewater Realty Co. La Salle av, n s, 1165 e Fort Schuyler road, 50x100. P M. July 2, 3 years, 5%. July 5, 1907. 720

Connor, Gerald C to Edw L Woolf et al. Eastburn av, n e cor 174th st, 38.2x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2796. 2,450

Coolaksusian, John G to Anna Bastiani. Hughes av, No 2064, e s, 230.3 s 180th st, 18.1x65. P M. July 5, 1907, 3 years, 6%. 11:3080. 1,000

Castro, Pietro and Stefano La Sala to Marguerite C Sloane. Fulton av, s w cor 174th st, 18.11x87.7x18.10x88.3. July 9, 1 year, 6%. July 10, 1907. 11:2930. 2,000

Curley, Wm P to Century Investing Co. Nelson av, s e s, intersection, s s, 175th st, 30.4x100x25x82.6. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,100

Cashel, John to Century Investing Co. Nelson av, n w s, 179 s w Macombs road, 50x99.2x50x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 3,300

Colantuoni, Luciano to Century Investing Co. Nelson av, s e s, 435 n e 175th st, 25x129x26.7x136.6. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,475

Cervante, Thomas to Century Investing Co. Nelson av, n w s, 175 n e proposed new st, 50x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 3,250

Casey, Bessie McG to Century Investing Co. Macombs road, w s, 225 s Nelson av, 75x114.3x80.2x85.7. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 4,425

*Cooper, Richard to Edgewater Realty Co. La Salle av, n s, 1005.9 e Fort Schuyler road, 60x137.7x60x140.8. P M. July 3, 3 years, 5%. July 11, 1907. 754.50

Conroy, James J to Century Investing Co. Nelson av, s e s, 225 s w Macombs road, 63.4x109.11x67.8x85.7; Macombs road, w s, 63.4 s 175th st, 63.4x68.11x50x107.7. P M. July 5, 5 years, 5%. July 11, 1907. 11:2876. 5,875

*Campbell, John H to Louis Schmidt and ano. Creek running west of Goose and Eastchester Creek, s s, adj salt meadow land of Saml Valentine, contains 4 acres Eastchester. July 1, 3 years, 6%. July 11, 1907. 1,000

Cramer, Charles to Jacob Zapp. Mohegan av, No 2114, s e s, abt 61 s 181st st, 33x150. P M. Prior mort $2,500. July 10, 5 years, 5%. July 11, 1907. 11:3124. 3,500

Davis, Albert E to Edw L Woolf. Grand Boulevard and Concourse, s s, 59 w Eastburn av, 36.3x57.4x25x83.9. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 1,470

Dutt, Clara to Century Investing Co. Featherbed lane, n s, 75 w Macombs road, 25x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,100

Same to same. 175th st, s s, 296.6 w Macombs road, 25x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,900

Donnelly, Thomas to Century Investing Co. Nelson av, n w cor Macombs road, 105.6x133.2x70.6x54. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 4,800

Dannewitz, Edward to Century Investing Co. Nelson av, s e s, 360 n e 175th st, 50x128.7x52.4x113. P M. July 5, 3 years, 5%. July 8, 1907. 11:2876. 1,800

D'Onofrio, Fortunato to Century Investing Co. Nelson av, n w s, 54 s w Macombs road, 50x95.6x50x97. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 3,225

*Devine, Wm R and Geo A to Edgewater Realty Co. La Salle av, n s, 570.8 e Fort Schuyler road, 75x95. P M. July 2, 3 years, 5%. July 5, 1907. 1,722

*Duca, John to Ginstina Insera. 214th st, late Av A, s s, 50 e Maple st if continued, 25x100. June 15, 3 years, 6%. July 6, 1907. 500

*Devine, Thomas J to Annie C Ruhl and ano. 9th st, s s, 169.11 e Virginia av, 50x103, Unionport. P M. July 2, 5 years, 5½%. July 5, 1907. 1,350

*Dutt, Clara to Edgewater Realty Co. La Salle av, s s, 1139 e Fort Schuyler road, 50x101.2x50x102. P M. July 2, 3 years, 5%. July 5, 1907. 854

*Deaken, Lena and Rose A Mullen to Edgewater Realty Co. La Salle av, n s, 930 e Fort Schuyler road, 75x100. 3 P M morts, each $434. July 2, 3 years, 5%. July 5, 1907. 1,302

*Same to same. Interior plot, 905 e Fort Schuyler road and 100 n La Salle av, 32.6x100x37.7x100.2. P M. July 2, 3 years, 5%. July 5, 1907. 322

Demmerle, Henry to Charles F Walters. Prospect av, w s, 26.8 s Dawson st, 21.4x95x23.4x94.11, except Prospect av, w s, 26.8 s Dawson st, 0.4x94.10x2.4x94.10. July 5, 1 year, 6%. July 6, 1907. 10:2675. 2,000

*Dallas, Agnes I to Edgewater Realty Co. La Salle av, s s, 929 e Fort Schuyler rd, 25x101.6. P M. July 2, 3 years, 5%. July 5, 1907. 423

*Duelfer, Henry to Edgewater Realty Co. La Salle av, s s, 829 e Fort Schuyler road, 25x101.3. P M. July 2, 3 years, 5%. July 5, 1907. 462

*Dowd, Thomas to Edgewater Realty Co. La Salle av, s s, 954 e Fort Schuyler rd, 25x101.6. P M. July 2, 3 years, 5%. July 5, 1907. 400

Dahnke, Henry C to Fritz Hartz. 136th st, No 847, n s, abt 125 e St Anns av, also 1050 w Home av, 25x100. Prior mort $10,500. May 3, 2 years, —%. July 10, 1907. 10:2549. 3,000

*Dittmar, Maria W to Edgewater Realty Co. La Salle av, n s, 830.9 e Fort Schuyler road, 75x100; interior lot abt 775.9 e Fort Schuyler road and 100 n La Salle av, 25.6x130.1x32.6x130. P M. July 9, 3 years, 5%. July 11, 1907. 1,690

Duignan, James C to Genevieve Haase. Ogden av, No 1235, w s, 18.11 n Birch st, 16.8x100. P M. July 6, 5 years, 5%. July 8, 1907. 9:2529. 3,500

Dowd, Michl J and Richd R Maslen to Century Investing Co. Aqueduct av, s e cor proposed new st, 50x100. P M. July 5, 3 years, 5%. July 9, 1907. 11:2876. 6,900

Davis, John to Century Investing Co. Lots 215 to 217. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 3,650

Davis, John to Century Investing Co. 175th st, n s, 141.11 w Macombs road, 75x120.10x78.6x97.3. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 5,000

Duffy, Stephen J to Wilbur Larremore referee. Nelson av, w s, 877 s Boscobel av, 50x100. P M. June 7, 2 years, 5%. July 9, 1907. 9:2521. 1,960

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Same to same. Nelson av, e s, 175 s 172d st, 50x125. P M. July 7, 2 years, 5%. July 9, 1907. 11:2873. 1,120

*Devlin, Joseph to Percy S Dudley. Dudley av, s s, 200 w Mapes av, 50x100; Harrington av, n s, 250 w Mapes av, 50x100. P M. July 8, 3 years, 5%. July 9, 1907. 2,590

*Donohoe, Mary L, Thos J and Eliz T and Annie L Jones heirs Owen Donohoe to Chas P Hallock. Zulette av, s s, 200 w Mapes av, 75x100, Westchester. July 5, installs, 6%. July 9, 1907. 171.32

*Eichel, Antonia to Alpherie Vacher. Rose st, w s, 125 s Morris Park av, 25x100. P M. Prior mort $3,200. July 8, installs, 6%. July 9, 1907. 1,200

Eilenberg, Helene W with Ernestine Von Munster. 198th st, s s, 55 w Briggs av, 25x98. Extension mort. June 27. July 5, 1907. 12:3301. nom

Earl, Alice V to Wm H Rolston and ano trustee Rosewell G Rolston. Courtlandt av, n w cor 162d st, 50x142. July 5, 1907, 1 year, —%. 9:2409. 1,800

Elmore Realty Co with LAWYERS TITLE INS & TRUST CO. Dongan st, s e cor Barretto st, runs s 262 to Fox st, x n e 332.1 to Dongan st, x w 206.7 to beginning, gore. Agreement that above described property should have been included in mort dated Mar 7, 1905. July 2. July 5, 1907. 10:2723. nom

Edwards, Mary A to TITLE GUARANTEE & TRUST CO. Wilkins av, No 1424, e s, 256.6 n Jennings st, 25x100. July 5, due &c, as per bond. July 6, 1907. 11:2966 and 2977. 4,500

*Emmett, Charles to Alpherie Vacher. Rose st, w s, 150 s Morris Park av, 25x100. P M. Prior mort $3,200. July 9, installs, 6%. July 10, 1907. 1,400

*Edwards, Robert to Michael M Reynolds. Gleason av, s w cor 174th st, 25x106.8. P M. July 9, 3 years, 6%. July 10, 1907. 1,000

Egan, Wm C to WEST SIDE SAVINGS BANK. Elsmere pl, s s, 313.3 w Southern Boulevard, 40x100. July 10, due, &c, as per bond. July 11, 1907. 11:2960. 22,000

Earl, Alice V to Century Investing Co. Featherbed lane, n s, 100 w Macombs road, 75x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 5,625

Escher, Herman H to Wilbur Larremore ref. Ogden av, e s, 236.3 n 169th st, 25x92.11x25.2x83.2. P M. June 19, 2 years, 5%. July 10, 1907. 9:2522. 910

Ferguson, James R to Wilbur Larremore ref. Sedgwick av, w s, 425 n the park, ,25x95. P M. June 20, 2 years, 5%. July 10, 1907. 11:2882. 1,085

Frohne, Henrietta wife Wm to Edw L Woolf et al. Eastburn av, w s, 43.3 n 175d st, 25x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2794. 1,225

Flynn, Patrick to Edw L Woolf et al. Grand Boulevard and Concourse, n w cor 175th st, 47.4x41.10x52.2, gore. P M. July 8, 3 years, 5%. July 10, 1907. 11:2825. 840

Feininger, Emilie widow to Anna Medan. Intervale av, w s, 143.10 n Westchester av, 25x100. July 1, 2 years, 6%. July 8, 1907. 10:2699. 1,000

Flynn, Margaret to Century Investing Co. Nelson av, n w s, 475 s w proposed new st, 50x116.6x50x120. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 3,250

*Foerster, Franz to Anna M Maus. 227th st, late 13th st, n e cor 2d st, 105x114, Wakefield. P M. July 2, 5 years, 5%. July 10, 1907. 5,500

Flynn, John F to TITLE GUARANTEE & TRUST CO. Gerard av, No 1151, w s, 289.7 n 167th st, 50x100. July 10, due, &c, as per bond. July 11, 1907. 9:2489. 5,000

*Ford, Mary A to Fredk Sackett. Street 50 ft wide, n w s, distant 220 from road leading to White Stone Ferry, runs e 25 x n 150 x w 25 x s 150 to beginning, being lot 55 map land of S F Meyers at Throggs Neck. P M. July 9, 3 years, 5%. July 11, 1907. 1,100

*Falk, John Jr to Martin Caflisch. Fillmore st, e s, 150 n Columbus av, 50x100. July 8, 1 year, 6%. July 11, 1907. 1,000

*Falconi, Louise S to John L Grennan. Pier av, w s, 75 n Emily st, 25x80; Pier av, w s, 100 n Emily st, 25x70. July 6, 3 years, 5%. July 8, 1907. 450

*Fuscio, Gesimondo to A Shatzkin & Sons (Inc). 213th st, s s, 25 e Maple av, 25x100, Wiliamsbridge. P M. July 2, due Mar 1, 1908. July 5, 1907, —%. 250

Faiella, Joseph to Sebastian J Breihof. Hoffman st, w s, 308.8 n 184th st, 37.6x94.11. July 2, due Jan 2, 1908, 6%. July 6, 1907. 11:3054. 20,000

Feder, Julia to Christian Schweizer. Prospect av, No 2149, w s, 231 n 181st st, 33x150. P M. Prior mort $4,500. July 3, due &c, as per bond. July 5, 1907. 11:3097. 2,500

*Flynn, Patk to Edgewater Realty Co. Interior lot, 645 e Fort Schuyler road, and 100 n La Salle av, 19x130.2x25.6x130. P M. July 2, 3 years, 5%. July 5, 1907. 241

*Flynn, Patrick to Edgewater Realty Co. La Salle av, s s, 1064 e Fort Schuyler road, 25x101.7. P M. July 2, 3 years, 5%. July 5, 1907. 420

*Ferguson, James R to Edgewater Realty Co. La Salle av, s s, 804 e Fort Schuyler road, 25x101.3. P M. July 2, 3 years, 5%. July 5, 1907. 511

Fitzpatrick, Margt M and Mary Martell to Century Investing Co. Aqueduct av, s e s, 500 n e proposed new st, 50x95.7x50x97.2. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 5,625

Fitzpatrick, John to Century Investing Co. Featherbed lane, n s, 350 w Macombs road, 50x100. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 3,975

Findland, Eliz G to Peter Diefenthaler. Concourse, e s, 206.9 n Transverse road or 165th st, 26x80x26x81.10. May 8, due July 8, 1910, 6%. July 9, 1907. 9:2462. 3,250

Guggolz, William to Andrea Nicolai. Washington av, w s, — s 183d st, and being plot begins in west line of lot 125 map of land in partition of heirs of Thomas Bassford at Fordham, 50 s intersection of lots 123, 124, 125 and 126, runs s 22.3 x e — to w s Washington av x n — x w — to beginning. July 3, 3 years, 5%. July 5, 1907. 11:3038. 4,500

Graff, Wm T to John P Markham trustee for Mary J Markham will Benj Hutchinson. Johnson av, old line, n w s, adj land Caddick, runs n w 100 x s 37.6 x s e 100 to av x n e 37.6 to beginning. Dec 1, 1906, 3 years, 5%. July 10, 1907. 13:3407. 1,500

*Germansky, Max to Alex P Falconer. 2d st (Carpenter av), n e cor 200h av (234th st), runs n 25 x e 105.5 x n 177 x w 105 to st x n 27 to 21st av (235th st) x e 205.5 x s 229 to 20th av x w 205.5 to beginning. Given as collateral security for note of $7,000. June 20, due, &c, as per bond. July 9, 1907. note, 10000

Goodman, Patrick to Geo M D Kelly. Alexander av, e s, 50 n 132d st, 150 to Southern Boulevard or 133d st x106.6. P M. May 15, 3 years, 5%. July 9, 1907. 9:2295. 33,000

*Goerg, Fredericka to Frank Gass. 12th st, s s, 105 e Av C, 25x108, Unionport. July 3, 2 years, 6%. July 9, 1907. 1,000

Goldwasser, Max and Ethel to Eleanor L Armstrong. Ogden av, e s, 75 s 167th st, 25x115. July 8, 3 years, 5%. July 9, 1907. 9:2514. 5,500

Same to Morris Liberman. Same property. Prior mort $5,500. July 8, 2 years, 6%. July 9, 1907. 9:2514. 1,000

Guidone, Antonio to Wilbur Larremore ref. Ogden av, w s, 175 s Aqueduct av, 25x119.10 to Aqueduct av x25x137. P M. June 14, 2 years, 5%. July 10, 1907. 9:2536. 3,010

Same to Wilbur Larremore ref. Ogden av, w s, 200 s Aqueduct av, 25x154 to Aqueduct av x25x137. P M. June 14, 2 years, 5%. July 10, 1907. 9:2536. 3,010

Guggolz, Emma C to BRONX BOROUGH BANK. North st, s s, 100 e Grand av, 25x100. July 6, due Oct 1, 1907, 6%. July 10, 1907. 11:3197. 5,000

*Germain, Wm S to James B Kilsheimer Jr. Willet av, w s, 350 n 216th st, 16.8x100. Prior mort $——. July 9, 1 year, 6%. July 10, 1907. 600

Gould, Lillie B to Century Investing Co. Nelson av, n w s, 575 s w proposed new st, 75x125. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 4,875

Same to same. Nelson av, s e s, 110 n e 175th st, 25x80.10 to 175th st x25x65.11. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,500

Same to same. Macombs road, w s, 101.6 n Nelson av, 30.6x156 x21x133.2. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,025

Glick, Hyman and Samuel Allen to Adolf Knodel. 145th st, n s, 175 e Brook av, 37.6x99.11. Prior mort $27,000. July 10, 5 years, 6%. July 11, 1907. 9:2272. 11,000

*Geller, Moris to Samuel Geller. Plot begins 840 e White Plains road at point 945 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,500. July 1, 2 years, 6%. July 11, 1907. 550

Goebel, Marie to Kate Wielandt. Eagle av, No 705, w s, 221.6 s 156th st, 19x99.3. P M. July 1, 5 years, 5%. July 11, 1907. 10:2617. 5,000

*Gerlach, Carl W to Edgewater Realty Co. La Salle av, s s, 1214 e Fort Schuyler road, 25x102. P M. July 6, 3 years, 5%. July 8, 1907. 427

*Gerlach, Katharina M to Edgewater Realty Co. La Salle av, s s, 1189 e Fort Schuyler road, 25x102. P M. July 6, 3 years, 5%. July 8, 1907. 427

*Giliberti, Pasquale F to Francesco Ferri. 224th st, late 10th st, n s, 105 w 4th av, 30x114, Wakefield. Prior mort $9,000. June 29, 3 years, 6%. July 8, 1907. 2,000

*Goldman, Frederick to Edgewater Realty Co. La Salle av, n s, 410.8 e Fort Schuyler road, 50x110.8x50x108.8. P M. July 3, 3 years, 5%. July 5, 1907. 1,274

*Goergen, Charles to Edgewater Realty Co. La Salle av, s s, 224 e Fort Schuyler road, 25x100.3. P M. July 2, 3 years, 5%. July 5, 1907. 5,000

Guntermann, Edward to Brigitta Wagner. Pond pl, w s, 187.6 n 197th st, 37.6x125. July 5, 3 years, 5%. July 6, 1907. 12:3290. 2,500

*Garrow, Edward L to Edgewater Realty Co. La Salle av, s s, 284 e Fort Schuyler road, 25x100.6. P M. June 29, 3 years, 5%. July 5, 1907. 700

Heidelberger, Victoria to Wilbur Larremore referee. Merriam av, e s, 116.2 n 171st st, 50x100. P M. June 13, 2 years, 5%. July 10, 1907. 9:2536 and 2534. 2,345

Holzhalb, Elise M to Century Investing Co. Featherbed lane, n s, 208.6 e Nelson av. 25x100. P M. July 5, 3 years, 5%. July 8, 1907. 11:2876. 1,500

Horling, Eliz to Elizabeth Betz. Brook av, s e cor 148th st, 25x95. July 8, 5 years, 5%. July 9, 1907. 9:2274. 29,500

Hoelzel, John and Henry Rudolph to Marie B Kelly. Hull av, s e s, 57.4 n e 205th st, 50x100. P M. July 8, due July 6, 1909, 5%. July 9, 1907. 12:3350. 4,000

*Hausle, Max to Mary A O'Callahan. 11th st, n s, 155 e Av C, 50x108, Unionport. July 8, 1 year, 6%. July 9, 1907. 2,000

Hahn, Joseph and Maurice Stierer to Wilbur Larremore referee. Sedgwick av, e s, 67.2 n 167th st, 50x115x—x137. P M. May 27, 2 years, 5%. July 9, 1907. 9:2530. 3,500

Same to same. Boscobel av, w s, 292.7 s Boscobel pl, 50x140.11 x68.9x128.4. P M. May 27, 2 years, 5%. July 9, 1907. 9:2522. 5,180

Hahn, Joseph and Maurice Stierer to Wilbur Larremore referee. Sedgwick av, e s, 42.2 n 167th st, 25x147.3x—x137. P M. May 27, 2 years, 5%. July 9, 1907. 1,750

*Hart, John to Percy S Dudley. Harrington av, n s, 100 w Cornell av, 25x100. P M. July 8, 3 years, 5%. July 9, 1907. 200

*Handibode, Mary A to Percy S Dudley. Harrington av, s s, 270.6 e Fort Schuyler road, 25x114.4x25x111.11. P M. July 8, due, &c, as per bond. July 9 ,1907. 500

*Haese, James to Percy S Dudley. Fort Schuyler road, e s, 81 s Harrington av, 25.4x99.11x25x104.8. P M. July 8, 3 years, 5%. July 9, 1907. 893

*Haese, Carl to Percy S Dudley. Fort Schuyler road, e s, 30.6 s Harrington av, 25.4x114.6x25x109.7. P M. July 8, 3 years, 5%. July 9, 1907. 1,792

Harft, Charles to Century Investing Co. 175th st, n s, 66.11 w Macombs road, 75x120.11x—x117.6. P M. July 3, 5 years, 5%. July 5, 1907. 11:2876. 3,600

*Hyland, Wm J to Edgewater Realty Co. Fort Schuyler road, s e cor La Salle av, 50x124x50x122.6. P M. July 5, 1907, 3 years, 5%. 2,485

*Hausle, August to Henry Sommer Jr. 11th st, n s, 205 e Av C, 50x108. PM. July 6, 2 years, 6%. July 8, 1907. 1,900

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AND ALL LARGE CITIES

*Haynes, Wm to Edgewater Realty Co. Interior plot, 1065.9 e Fort Schuyler road, and 100 n La Salle av, 40.8x100.1x45.11x100. P M. July 2, 3 years, 5%. July 8, 1907. 473

*Haese, James H to Edgewater Realty Co. La Salle av, n s, 210 9 e Ft Schuyler road, 50x101.6x50x98.11. P M. July 8, 3 years, 5%. July 11, 1907. 1,288

Hahn, Samuel and Mary his wife as tenants by the entirety to David A and Mary A Tower joint tenants. 180th st, No 573, n s, 20 e Tiebout av, 20x90. July 11, 1907, due, &c, as per bond. 11:3143. 4,000

Hall, Henry E to Wm Ludden. 184th st, No 405, n s, 46.5 w Walton av, 25x69.2x25x69.6. July 10, due, &c, as per bond. July 11, 1907. 11:3188. 5,000

Heidelberger, Victoria to Century Investing Co. Nelson av, s e s, 288.4 s w Macombs road, 50x129x53.4x109.11. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,800

Hoey, Peter to Century Investing Co. Nelson av, n w s, 50 s w proposed new st, 25x100. P M. July 5, 2 years, 5%. July 8, 1907. 11:2876. 1,000

Haggerty, Chas G to Century Investing Co. Nelson av, n w s, 400 s w proposed new st, 25x111.6x25x113.3. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,300

Holland, Susie and Mary to Century Investing Co. Nelson av, n w s, 325 s w proposed new st, 25x106.6x25x108.3. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,675

Hughes Realty Co to Century Investing Co. Aqueduct av, s e s, 550 n e proposed new st, 25x95x25x95.7. P M. July 8, 1907, 5 years, 5%. 11:2876. 2,800

Same to same. Featherbed lane, n s, 450 w Macombs road, 25x 100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,950

Hecht, Michael to Century Investing Co. 175th st, s s, 321.6 w Macombs road, 75x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 5,500

Holtgrewe, Henry W to Century Investing Co. Nelson av, s e s, 260 n e 175th st, 50x97.3x52.4x81.6. P M. July 5, 3 years, 5%. July 8, 1907. 11:2876. 2,550

Hangen, Leonard to Century Investing Co. Aqueduct av, s e s, 650 s w proposed new st, 100x115.4x—x136.3. 2 P M morts, each $6,150. July 5, 5 years, 5%. July 10, 1907. 11:2876. 12,300

Hilgemann, Gottfried F to Edw L Woolf et al. Eastburn av, e s, 88.3 n 174th st, 100x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2796. 5,040

Holbein, Wm to Edw L Woolf et al. Morris av, w s, 31.7 s 174th st, 50x85; 174th st, s s, 85 w Morris av, 20x81.7. P M. July 8, 3 years, 5%. July 10, 1907. 11:2824. 3,000

*Hackett, Eugene A to Lawrence MacWhannell. Elizabeth st, s s, 100 e Elliott av, 25x100. P M. July 6, 5 years, 5%. July 8, 1907. 4,300

Harley, Mary A to Edward F Maloney. Hull av, e s, 200 s Ozark st, 25x100. P M. July 10, 1907, 3 years, 5%. 12:3351. 2,000

*Isebarn, Gustav to Joseph Wadick. 229th st, n s, 280 e 5th av, 25x114, Wakefield. P M. July 10, 3 years, 6%. July 11, 1907. 500

Joseloff, Saml to Rosa Pramann. Decatur av, e s, 110.4 n 207th st, 25x100. July 10, 1907, 5 years, 6%. 12:3355. 5,250

King, Sarah wife John F to Auguste L Sevestre. College av, w s, 141 s 164th st, 16.9x100. P M. June 28, 3 years, 5½%. July 9, 1907. 9:2423. 3,000

*Keeney, Emma F to Edgewater Realty Co. La Salle av, n s, 460.9 e Fort Schuyler road, 25x110.8x25x111.7. P M. July 1, 3 years, 5%. July 5, 1907. 787

Keenan, Michael J to James Madden. 181st st, s s, 300 w Grand av, 25x131.7x25x130. July 5, 3 years, 5%. July 6, 1907. 11:3210. 7,000

Keery, Martha to Jane A Silber. Mott av, s w cor 150th st, 50x 88. P M. June 5, 5 years, 5%. July 5, 1907. 9:2347. 10,000

Kaufman, Ida wife Max to Carl Eichhorst. Chisholm st, No 1304, e s, 113.11 n Stebbins av, 28 to Freeman st, No 1058, x 55.7. P M. July 1, 3 years, 6%. July 5, 1907. 11:2972. 6,000

*Kingston, John H to Edgewater Realty Co. Fort Schuyler road, e s, 50 s La Salle av, 50x120.11x50x122.6. P M. July 2, 3 years, 5%. July 5, 1907. 1,500

*Kaiser, Henry to Edgewater Realty Co. Fort Schuyler road, e s, 25 n La Salle av, 63.2x113.6x68.11x116.6. P M. July 2, 3 years, 5%. July 5, 1907. 2,677.50

Kine, Eliz to Charles Kine. Alexander av, No 172, e s, 80 n 135th st, 20x81.6. P M. July 10, due, &c, as per bond. July 11, 1907. 9:2298. 7,000

*Kitchen, Jane to Wilhelmina Moller. Hunt av, e s, 823.1 s Bronxdale av, 24.10x100. July 10, 3 years, 5½%. July 11, 1907. 3,500

Keniston (Chas E) Realty Co to Century Investing Co. Nelson av, s e s, 174.6 s w 175th st, runs s w 7.11 x s 95.4 to Featherbed lane x e 25 x n 100 x w 18.6 to beginning. P M. July 5, 4 years, 5%. July 8, 1907. 11:2876. 2,375

Same to same. Aqueduct av, s e s, 351 s w proposed new st, 50.4x118.2x50x114.6. P M. July 5, 4 years, 5%. July 8, 1907. 11:2876. 5,200

Same to same. Nelson av, n w s, 525 s w proposed new st, 50x120 x50x123.3. P M. July 5, 4 years, 5%. July 8, 1907. 11:2876. 3,150

Same to same. Aqueduct av, s e s, 628.8 s w proposed new st, 25x135.2x25x136.3. P M. July 5, 4 years, 5%. July 8, 1907. 11:2876. 3,000

King, Andrew J to Century Investing Co. Macombs road, w s, 200 s Nelson av, 25x76.2x26.7x85.7. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,150

Klees, Ludwig to Century Investing Co. Aqueduct av, s e s, 450 n e proposed new st, 50x97.2x50x98.7. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 5,600

Klaveness, Mathilda to Century Investing Co. Nelson av, n w s, 350 s w proposed new st, 50x108.3x50x111.6. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 3,225

Kirkeldey, Carl W to Wilbur Larremore ref. Woodycrest av, w s, 635 s 172d st, 25x105x25x103.7. P M. June 18, 2 years, 5%. July 10, 1907. 11:2873. 1,487

Same to Wilbur Larremore ref. Woodycrest av, w s, 660 s 172d st, 50x100x50x103.7. P M. June 18, 2 years, 5%. July 10, 1907. 11:2873. 2,975

Kirkpatrick, Isabel T to Century Investing Co. Aqueduct av, s e s, 500 s w proposed new st, 25x124x25x125.11. P M. July 5, 3 years, 5%. July 10, 1907. 11:2876. 2,700

Same to same. Featherbed lane, n s, 108.6 e Nelson av, 25x100. P M. July 5, 3 years, 5%. July 10, 1907. 11:2876. 1,950

Kirkpatrick, Andrew A to Century Investing Co. Aqueduct av, s e s, 475 s w proposed new st, 25x122.2x25x124. P M. July 5, 3 years, 5%. July 10, 1907. 11:2876. 2,700

Same to same. Featherbed lane, n s, 83.6 e Nelson av, 50x100. P M. July 5, 3 years, 5%. July 10, 1907. 11:2876. 1,950

Kaiser, John F to Century Investing Co. Nelson av, n e cor Featherbed lane, 82.2x95.4x33.6x59. P M. July 5, 5 years, 5%. July 10, 1907. 11:2876. 5,325

Kaiser, John F to Century Investing Co. Featherbed lane, n e cor Aqueduct av, 79.7x105.2x100x130.11. P M. July 5, 5 years, 5%. July 10, 1907. 11:2876. 15,375

Kaiser, John F to Century Investing Co. Macombs road, n w cor 175th st, 25.7x66.10x41.4x81.3. P M. July 5, 5 years, 5%. July 10, 1907. 11:2876. 1,875

Knauf, Bertha to Eliz V Irwin. College av, e s, 276.6 s 170th st, 2 lots, each 16.8x100. 2 morts, each $3,000. July 9, 3 years, 5%. July 10, 1907. 11:2783 and 2785. 6,000

Same and Hamilton Bank with Eliz V Irwin. Same property. 2 subordination agreements. June 29. July 10, 1907. 11:2783—2785. nom

*Lamponi, Francisco to John J Kellock and ano. Plot begins 990 e White Plains road at point 1025 n along same from Morris Park av runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. July 10, 1907, 3 years, 5½%. 3,500

*Levy, Rubin and Robert to Rudolph Federman. Plot begins 240 e White Plains road at point 725 n along same from Morris Park av runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,500. July 9, due Sept 10, 1910, 6%. July 10, 1907. 1,500

Ludwig, Wm J to Century Investing Co. 175th st, s s, at intersection s e s Nelson av, 25x100. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,000

*Loreto, Antonio and Salvatore to Mary E Wilson. Hancock st, e s, 100 s Columbus av, 25x100. P M. Prior mort $3,000. July 10, 3 years, 5%. July 11, 1907. 1,900

Levy, Carrie to Harlem Lodge No 281, Knights of Pythias. 205th st, n s, 363.6 s w Mosholu Parkway South, runs w 26.6 x n 117.4 x e 25 x s 126.7 to beginning. July 5, 3 years, 6%. July 8, 1907. 12:3312. 1,000

*Lombardi, Leonardo and Gennaro Lombardi to EASTCHESTER SAVINGS BANK. 214th st, late Av A, s s, 119 e White Plains road, 50x100; Maple av, s e s, at n w s 214th st, late Av A, 25x 100, New Village Jerome. July 5, 3 years, 6%. July 8, 1907. 2,000

Lawler, Hugh J to Henry Doll. 140th st, n s, 211.5 e Southern Boulevard, 75x125. July 5, 1907, 5 years, 5%. 10:2592. 4,500

Loll, Paul with IRVING SAVINGS INST. 152d (Kelly) st, No 937, n s, 235 e Robbins av, 25x143.6x28.9x157.9. Subordination of mort of $1,500 to mort for $12,000. June 25. July 6, 1907. 10:2644. nom

Loewenthal Realty & Building Co to Josephine Cordero. 155th st, n s, 90.7 e Morris av, runs e 37.8 x n 100 x w 8 x n 14 x w 29.8 x s 114 to beginning. July 3, 3 years, 5½%. July 5, 1907. 9:2415. 27,000

Same to same. Same property. Certificate as to above mort. June 29. July 5, 1907. 9:2415.

Lazzari, John B to Sarah Adams. Verio av, w s, 194.6 n 233d st, runs n 50 x w 155.5 x s 48.1 x s 6.3 x e 134.10 to beginning. P M. July 2, 3 years, 5%. July 5, 1907. 12:3382. 2,000

Ludin, Louise I to Wilbur Larremore referee. Nelson av, e s, 125 s 172d st, 50x125. P M. June 24, 2 years, 5%. July 9, 1907. 11:2873. 1,190

*Lengenfelder, George, of Brooklyn, to Henry A Spielmann. 3d st, s e cor Av B, 108x205, Unionport. P M. June 13, 5 years, 5%. July 9, 1907. 6,000

Lehmaier, Sophie G to TITLE GUARANTEE & TRUST CO. Bergen av, late Retreat av, n w s, 100 s w 152d st, late Rose st, runs s w 50 x n w 100 x n e 25 x n w 100 to s e s 3d av, late Morse av or Old Boston road x n e 25 x s e 200 to beginning, except part for 3d av. July 6, due, &c, as per bond. July 9, 1907. 9:2362. 20,000

Lyons, Jas T to EMIGRANT INDUSTRIAL SAVINGS BANK. Mohegan av, n w cor 181st st, mort reads West st, s w s, lot 16 map Wardsville, 50x132x50.1x136, except part for 181st st and Mohegan av. July 5, 3 years, 5%. July 6, 1907. 11:3119. 3,000

*McKenna, Thomas to Edgewater Realty Co. La Salle av, s s, 719 e Fort Schuyler road, 25x101.2. Interior plot, 1165 e Fort Schuyler road, and 100 n La Salle av, 45.8x150.8x53.7x142.6. P M. July 2, 3 years, 5%. July 5, 1907. 1,106

MacKewen, Kate to Century Investing Co. 175th st, n s, 260 e Nelson av, 25x89.6x26.3x81.6. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 1,125

Meyer, Charles to Bella Hirsch guardian for Selma Hirsch and ano. West Farms road, n w s, 58.7 n e Freeman st, 30.7x89x 25.5x76.3, except part for road; Longfellow st, e s, 54.8 n Freeman st, 27.4x85.11x25.5x70. July 3, 3 years, 5%. July 5, 1907. 11:3007. 7,000

*McKenna, Mary A to Percy S Dudley. Mapes av, e s, 100 n Dudley av, 25x100. P M. July 8, 3 years, 5%. July 9, 1907. 476

*Meade, Edward J to Percy S Dudley. Dudley av, n s, 150 w Cornell av, 50x104.2x50.3x107.7. P M. July 8, 3 years, 5%. July 9, 1907. 826

*McAllister, Jos B to Percy S Dudley. Harrington av, n s, 125 w Cornell av, 75x100. P M. July 8, 3 years, 5%. July 9, 1907. 900

*McKenna, Thomas to Percy S Dudley. Mapes av, e s, 125 n Dudley av, 25x100. P M. July 8, 3 years, 5%. July 9, 1907. 476

McKenna, John J to Century Investing Co. Aqueduct av, s e s, 150 n e proposed new st, 150x100. 2 P M morts, each $8,250. July 5, 5 years, 5%. July 9, 1907. 11:2876. 16,250

McKenna, John J to Century Investing Co. Featherbed lane, n s, 25.1 w Nelson av, 75x100. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 7,475

McKenna, John J to Century Investing Co. Aqueduct av, s e s, 300 n e proposed new st, 150x100. 2 P M morts, each $8,325. July 5, 5 years, 5%. July 9, 1907. 11:2876. 16,650

McKenna, John J to Century Investing Co. Featherbed lane, n s, 25 w Macombs road, 50x100. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 4,375

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McKenna, John J to Century Investing Co. Nelson av, n w cor proposed new st, 50x100. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 4,125

McKenna, John J to Century Investing Co. Nelson av, n w s, 125 n e proposed new st, 50x100. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. 3,175

Miel, Marie L to TITLE GUARANTEE & TRUST CO. 3d av, No 37.19, w s, abt 100 s St Pauls pl, 26.4x126.9x25.4x128. July 3, due &c, as per bond. July 5, 1907. 11:2911. 12,000

Magenheimer, Fredk J to Charles Kaeppel. Shakespeare av, Nos 1303 and 1305, w s, 62.10 s Highbridge st, 37.1x104.6x37.1x 104.8. P M. July 3, 5 years, 5%. July 5, 1907. 9:2519. 5,000

*Muller, Christian to Frank Gass. Mayflower av, w s and being lots 72 to 75, map 473 lots Haight estate. P M. July 5, 2 years, 6%. July 6, 1907. 400

*McCollum, Mary E to Edgewater Realty Co. La Salle av, n s, 310.8 e Fort Schuyler rd, 25x105.3x25x104. P M. July 2, 3 years, 5%. July 5, 1907. 400

*Moses, Louise J to G Arnold Moses. Guion pl, w s, lot 123, map part of Givan Homestead —x— to highway leading from Westchester to Eastchester. P M. July 3, due Jan 3, 1908, 6%. July 5, 1907. 2,000

Moritz, Albert H to James L Duncan. Andrews av, w s, 325.10 n 183d st, 50x99.11. P M. May 10, 3 years, 5%. July 6, 1907. 11:3225. 4,000

Murphy, Wm H to Louis J Pooler. Brook av, n e cor 159th st, runs n 190.8 e 250.3 to St Anns av x s 75 x w 125 x s 116.5 to st x w 154.8 to beginning. P M. June 28, 3 years, 5%. July 5, 1907. 9:2360. 35,000

Montgomery, Chas W with Mary M Stegmann. Lincoln av, n e cor 135th st, 25x100. Extension mort. June 17. July 5, 1907. 9:2311. nom

*McCarthy, Saml to Edgewater Realty Co. La Salle av, n s, 335.8 e Fort Schuyler road, 50x107.6x50x105.3. P M. July 2, 3 years, 5%. July 5, 1907. 1,260

McKee, Andrew W to N Y & Suburban Co-Operative Building & Loan Assn. Park av, No 4442, e s, 388.10 s 141st st, 18.3x141. July 2, installs, 6%. July 5, 1907. 11:3037. 3,000

*Mulhall, John to Edgewater Realty Co. La Salle av, n s, 1065.9 e Fort Schuyler road, 50x100. P M. July 2, 3 years, 5%. July 5, 1907. 917

*Miller, Wm J to Edgewater Realty Co. La Salle av, s s, 854 e Fort Schuyler road, 25x101.4. P M. July 2, 3 years, 5%. July 5, 1907. 441

Merwin Realty Co to Wilbur Larremore ref. Undercliff av, e s, abt 529 s Boscobel pl, 150x102.4x150x109. 3 P M morts, each $1,680. June 26, 2 years, 5%. July 8, 1907. 9:2533. 5,040

Same to same. Ogden av, e s, 550 n 170th st, 48.10x62.11x—x 84.6. P M. June 26, 2 years, 5%. July 8, 1907. 9:2522. 3,027

Same to same. Sedgwick av, e s, 108.7 n Undercliff av, 42x50x 35x64.3. P M. June 26, 2 years, 5%. July 8, 1907. 9:2538. 945

Same to same. Aqueduct av, e s, 125 n 170th st, 47x79.4x27x81. P M. June 26, 2 years, 5%. July 8, 1907. 9:2534. 2,380

Mulligan, Catharine to James Douglas. Northern Terrace, s s, 275 w Westchester av, runs s 200 x e 12.8 to Spuyten Duyvil Parkway x n e — to Netherland av (proposed) x n — to beginning. Prior mort $4,200. July 8, 1907, due Nov 1, 1912, 5%. 13:3412. 1,000

Muller, Sophie to Alex P Falconer. 205th st, n w cor Hull av, 100.1x25x100x29.7. June 28, 1 year, 6%. July 8, 1907. 12:3246. 8,000

Merwin Realty Co to Wilbur Larremore ref. Sedgwick av, e s, as shown on final map but not yet legally opened, 137.3 n 167th st on said maps runs n 100 x w 15 to e s Sedgwick av as now opened x s 100 e 15 to beginning. P M. June 26, 2 years, 5%. July 8, 1907. 9:2530. 630

*Murphy, Mary A to Annie E Daly. Fort Schuyler road, e s, and being lots 49 and 50 map of land at Throggs Neck, made by David B Taylor. Sept 30, 1835. July 1, 3 years, 5½%. July 8, 1907. 2,000

Metzger, Geo to Henry A Metzner. 238th st, s s, bet Kepler av and Katonah av and being lots 109 and 110 parcel 9 map 339 lots property Edw H Willard, each lot 20x100. July 2, 5 years, 5%. July 8, 1907. 12:3378. 2,000

Mooney, John T to Century Investing Co. Aqueduct av, s e s, 550 s w proposed new st, 75x135.2x75x127.8. P M. July 5, 5 years, 5%. July 10, 1907. 11:2876. 8,775

Moody, Geo F to Century Investing Co. Featherbed lane, n s, 100 w Nelson av, 25x100; Aqueduct av, s e s, 753.6 s w proposed new st, 59x130.11x115.4, gore. P M. July 5, 5 years, 5%. July 10, 1907. 11:2876. 7,025

Maris, Thomas R to Edw L Woolf et al. Morris av, e s, 213.3 n 174th st, 50x85. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 2,086

Meyer, Bertha wife Max to Edw L Woolf et al. Eastburn av, w s, 126.7 s Grand Boulevard and Concourse, 50x75x irreg x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 2,765

McNeil, Chas R and James Ross to Edw L Woolf et al. Eastburn av, w s, 188.3 n 174th st, 50x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 1,600

Millikin, Eliz to Edw L Woolf et al. Eastburn av, w s, 388.3 n 174th, 25x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 998

Miller, John to Edw L Woolf et al. Eastburn av, e s, 226.7 s 175th st, 50x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2796. 3,150

McCracken, Robert J to Edw L Woolf et al. Eastburn av, w s, 138.3 n 174th st, 50x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 2,030

Miller, John to Edw L Woolf. 174th st, s w cor Eastburn av, 95x81.7. P M. July 8, 3 years, 5%. July 10, 1907. 11:2794. 5,163

Same to same. Morris av, n e cor 173d st, 43.3x85. P M. July 8, 3 years, 5%. July 10, 1907. 11:2794. 2,748

Miller, John to Edw L Woolf et al. Eastburn av, w s, 81.7 s 174th st, 75x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2794. 3,623

Meola, Pasquale to Edw L Woolf et al. Morris av, w s, 93.3 n 173d st, 25x85. P M. July 8, 3 years, 5%. July 10, 1907. 11:2824. 1,120

*McGarry, Frank to Mary D Hall. Barker av, w s, 150 n King st, 50x90, Lester Park. June 25, 3 years, 6%. July 8, 1907. 800

Meyer (Louis) Realty Co to Stephen J McCarthy. St Anns av, No 111, w s, 75 n 132d st, 25x75. July 10, 1907, 5 years, 5%. 9:2260. 9,000

Mulholland, James to TITLE GUARANTEE & TRUST CO. Washington av, s w cor 187th st, 50x101. Building loan. July 8, 1 year, 6%. July 10, 1907. 11:3040. 35,000

Same to same. 187th st, s s, 101 w Washington av, runs s 50 x e 101 to Washington av x s 50 x w 141 x n 100 to st x e 40 to beginning. July 8, due &c, as per bond. July 10, 1907. 11:3040. 8,000

*Mendelson, Harris to James Black. Edison av, e s, 152 n Pelham road, 25x100. P M. July 10, 1907, due &c, as per bond. 2,500

Meyer, Herman to Century Investing Co. 175th st, n s, 235 e Nelson av, 25x73.8x26.2x81.6. P M. July 5, 1 year, 5%. July 8, 1907. 11:2876. 800

Meyer, John H to Century Investing Co. Aqueduct av, s e s, 100 n e proposed new st, 50x100. P M. July 5, 3 years, 5%. July 8, 1907. 11:2876. 5,475

*Morgan, Marguerite D to Edgewater Realty Co. La Salle av, n s, 1,115.9 e Ft Schuyler road, 50x100. P M. July 9, 3 years, 5%. July 11, 1907. 806

Meldrum, Wm to Philip F Donohue individ and Philip F Donohue and ano exrs Owen McGinnis. Jerome av, n e cor 198th st, 72.10x101.9x42.11x111.7. P M. July 10, due, &c, as per bond. July 11, 1907. 12:3319. 6,930

Morgan, Mary E wife of and Thomas to Lars Peterson. Elsmere pl, n s, 375 w Marmion av, 25x100. July 10, 3 years, 5%. July 11, 1907. 11:2956. 4,500

*Neugebauer, Clara to Mary Reiling. Plot begins 340 e White Plains road at point 720 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,000. July 8, 2 years, 6%. July 9, 1907. 600

*North Borough Home Co to HAMILTON BANK of N Y City. 2d st, e s, 25 n 234th st, late 20th av, 7 lots, each 25x105.5. Certificate as to 7 morts for $4,000 each. July 1. July 9, 1907.

*North Borough Home Co to HAMILTON BANK of N Y City. 2d st (Carpenter av), e s, 25 n 234th st, late 20th av, 7 lots, each 25x105.5. 7 building loan morts, each $4,000. June 20, 1 year, 6%. July 9, 1907. 28,000

*Nugent, Agnes C to Lydia Taylor. North ½ of lot 499 map Arden property, Eastchester and Westchester. June 24, 1 year, 6%. July 8, 1907. 225

*Neller, John J to Edgewater Realty Co. La Salle av, s s, 1239 e Fort Schuyler road, 45.6x102x26.7x103.3. P M. July 2, 3 years, 5%. July 6, 1907. 605

*Neller, Albert to Edgewater Realty Co. La Salle av, n s, 1265 e Fort Schuyler road, 27x101.2x42.6x100. P M. July 2, 3 years, 5%. July 5, 1907. 567

O'Leary, John to Alice P Leaman. Cambreling av, w s, 300 n 183d st, 25x100. July 3, 3 years, 5%. July 5, 1907. 11:3088. 11,500

Oberwager, Charles and Henry Kaiser to Edw L Woolf et al. Morris av, w s, 43.3 n 173d st, 50x85. P M. July 8, 3 years, 5%. July 10, 1907. 11:2825. 2,205

*O'Hara, Richard to Harry C Bryan. Barker av, e s, 150 s Elizabeth st, 2 lots, each 25x125, except part for st. 2 morts, each $2,500. July 3, 3 years, 6%. July 10, 1907. 5,000

Oberwager, Charles and Henry Kaiser to Century Investing Co. Nelson av, n w s, 129 s w Macombs road, 50x97.7x50x99.2. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 3,375

O'Brien, Jos L to Century Investing Co. Macombs road, s w cor 175th st, 31.6x146.6x25x127.2. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,800

Olpp, Fredk A to August Krefft. Elton av, w s, 72 n 153d st, 28x100. July 10, 3 years, 5%. July 11, 1907. 9:2375. 5,000

*Oberwager, Charles and Henry Kaiser to Percy S Dudley. Dudley av, s s, 25 e Mapes av, 50x100. P M. July 8, 3 years, 5%. July 9, 1907. 973

*Presta, Maria wife Giovanni to Archer M Huntington. Mayflower av, w s, and being lot 46 map 437 lots Haight estate. July 5, 1907, due &c, as per bond. 300

*Pletscher, Martin to Adelaide L Williamson. Grace av, w s, 132.10 s w Glebe av, 25x100. July 1, 3 years, 5½%. July 5, 1907. 3,000

Plechner, Richard to Sophia T F Randolph. Beck st, No 38, e s, 175 n 156th st, 25x100. July 3, due &c, as per bond. July 5, 1907. 10:2707. 7,500

Petkovich, Peter A to Charlotte Salm. Vyse av, Nos 1149 and 1151, w s, 280 n 167th st, 2 lots, each 20x100. 2 P M morts, each $500. June 28, 1 year, 6%. July 9, 1907. 10:2752. 1,000

Peller, Leon to Edward Sherman. Bassford av, w s, 115.4 s 183d st, 24.8x40. Prior mort $5,000. July 8, 3 years, 6%. July 9, 1907. 11:3050. 1,000

Parsons, Fredk W to Wilbur Larremore referee. Aqueduct av, s e s, 150 s w Ogden av, runs s w 25 x s e 59.11 x e 59.11 x n 25 x w 51 x n w 51 to beginning. P M. June 13, 2 years, 5%. July 9, 1907. 9:2536. 2,940

Same to same. Aqueduct av, s e s, 125 s Ogden av, 25x102 to Ogden av x25x85.6. P M. June 13, 2 years, 5%. July 9, 1907. 2,940

Pels, Iwan to Century Investing Co. Nelson av, n w s, 25 n e proposed new st, 100x100. 2 P M morts, each $3,250. July 5, 5 years, 5%. July 9, 1907. 11:2876. 6,500

*Pell, Louis to Rosa May. Plot begins at mean high water line on w s of City or Minnefords Island, at n s lot 658 on map Estate Eliz R B King; also distant 52.11 w Main st, runs s 75 x w 400 x n 75 x e 400 to beginning; Main st, w s, 100 n Cross st, 75x52.11 to high water mark on w s City Island x75x46.11, City Island. July 2, 2 years, 6%. July 11, 1907. 1,500

Prospect Avenue Realty Co to Leon Garfunkel. Kelly st, s s, 80 w Av St John, runs s 78.6 x w 28.9 x w 100 to Prospect av x n e 25 to Kelly st x e 95.6 to beginning. July 11, 1907, 3 years, 6%. 10:2685. 20,000

Same to same. Same property. Certificate as to above mort. July 11, 1907. 10:2685.

Price, James K to Edw L Woolf. Belmont st, n e cor Eastburn av, 95x100. P M. July 8, 3 years, 5%. July 10, 1907. 11:2793. 13,073

Same to same. 174th st, s e cor Eastburn av, 50x100. P M. July 8, 3 years, 5%. July 10, 1907. 11:2793. 5,250

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Prospect Av Realty Co to LAWYERS TITLE INS & TRUST CO. Kelly st, s s, 80 w Av St John, runs s 78.6 x w 28.9 x w 100 x n e 25 to st x e 95.6 to beginning. July 11, 1907, 5 years, 5%. 10:2685. 45,000

Same to same. Same property. Certificate as to above mortgage. July 11, 1907. 10:2685. —

Plass, J Loring and Hattie F Fowler indiv and as exrs Harriett R Plass to Chas E Conover. Morris av, w s, 111.6 n e 163d st, 42x 105. Prior mort $7,000. July 9, 2 years, 6%. July 10, 1907. 2,500

Reimers, Theodore to Century Investing Co. 175th st, n s, 135 e Nelson av, 50x116 to Nelson av, x50x80.10. P M. July 5, 5 years, 5%. July 10, 1907. 11:2876. 3,850

Razzetti, Cesare to Century Investing Co. Nelson av, n w s, 425 s w proposed new st, 25x113.3x25x115. P M. July 5, 5 years 5%. July 9, 1907. 11:2876. 1,500

*Rose, Hudson P to whom it may concern. Rosedale av, w s, and being lot 489, blk P amended map (No 514) of Mapes Estate, West Farms. Certificate as to reduction of mortgage. May 18. July 5, 1907. —

Richards, David R to Katharine T Martin and ano exrs Mary J Martin. 188th st, s e cor Bathgate av, 90x88x89.11x89.10. P M. July 9, 3 years, 5½%. July 11, 1907. 11:3056. 7,805

Rabinovitz, Mary to Samuel Boox. Vyse av, w s, 151.4 n Home st, 20x100. Prior mort $7,500. July 8, due Jan 1, 1909, 6%. July 11, 1907. 11:2986. 2,000

Realty Operating with E Ormonde Power trustee Douglas Gordon. 139th st, s s, 100 w St Anns av, 37.6x100. Subordination agreement. June 26. July 10, 1907. 9:2266. —

Realty Operating Co with Wilson M Powell. 139th st, s s, 137.6 w St Anns av, 37.6x100. Subordination mort. July 2. July 10, 1907. 9:2266. nom

Reid, Thomas T with TITLE GUARANTEE & TRUST CO. 187th st, s s, 101 w Washington av, 40x100; Washington av, w s, 50 s 187th st, 50x101. Subordination mort. July 3. July 10, 1907. 11:3040. nom

Same with same. Washington av, s w cor 187th st, 50x101. Subordination mort. July 3. July 10, 1907. 11:3040. nom

Robinson, David to Arpad G Gerster. Teller av, Nos 1051 and 1053, w s, 99.6 n 165th st, 2 lots, each 20x100. 2 morts, each $8,000. June 20, 5 years, 5%. July 10, 1907. 9:2428—2433. 16,000

Same and Adolf Mandel with same. Same property. 2 subordination agreements. July 8. July 10, 1907. 9:2428 and 2433. nom

Robinson, David to Beatrice S B Ziegel. Teller av, w s, 139.6 n 165th st, 20x100. July 1, 3 years, 5%. July 10, 1907. 9:2433. 8,000

Same and Adolf Mandel with same. Same property. 2 subordination agreements. July 9. July 10, 1907. 9:2428—2433. nom

Rosenhain, Herman to A Hupfels Sons. Washington av, No 1570. Saloon lease. July 2, demand, 6%. July 10, 1907. 11:2912. 3,500

Reinecke, Charles and Wm Fajen to Edward Bechtoldt. Hughes av, n w cor 189th st, 40x87.6. July 3, 5 years, 5½%. July 5, 1907. 11:3078. 25,000

Ries, Peter to Helena Wigand. St Anns av, No 684, e s, 476 s 156th st, 26x90. July 1, 5 years, 5%. July 6, 1907. 10:2617. 9,000

Rosenzweig, Adolph to Saml Gans. Topping av (st), w s, 65.3 s 176th st, 20x97.8x19.7x93.11. July 5, 1907, 5 years, 5%. 11:2800. 6,500

Roco Realty & Construction Co to Irving Realty & Construction Co. Webster av, Nos 1995 and 1997, w s, 49.8 s 179th st, 50.11x 99.4x50.4x101. July 5, 5 years, 5%. July 6, 1907. 11:2815. 33,500

Same to same. Same property. Certificate as to above mort. July 3. July 6, 1907. 11:2815. —

Same to HARLEM SAVINGS BANK. Webster av, s w cor 179th st, 49.8x101x49.4x102.8. July 5, 3 years, 5½%. July 6, 1907. 11:2815. 39,000

Same to same. Same property. Certificate as to above mort. July 3. July 6, 1907. 11:2815. —

Rothermel, Albert to Christopher Bargfrede. Whitlock av, w s, 50 s Tiffany st, 25x100. July 5, 5 years, 5%. July 6, 1907. 10:2732. 8,000

Rothermel, Albert to Edward M Burghard. Whitlock av, s w cor Tiffany st, 150x100; Whitlock av, w s, 175 s Tiffany st, runs s 422 and n w 115.4 x n — x e 100 to beginning. Prior mort $——. July 5, 1 year, 6%. July 6, 1907. 10:2732. 16,350

Robertson, Harry J to MUTUAL LIFE INS CO of N Y. Briggs av, s s, 403.8 e 198th st, 50x125. July 8, due, &c, as per bond. July 9, 1907. 12:3296. 4,000

Romaine, Victoria A, of Petersburg, Va, with Geo A Riehl. Prospect av, No 587. Extension mort. July 2. July 9, 1907. 10:2674. nom

*Rehbock, August to Katharina Gass. Taylor st, w s, 450 s Columbus av, 50x100, except part for Taylo rst. June 29, due Dec 29, 1907, 6%. July 8, 1907. 2,000

*Ruggiero, Vincenzo to Katharina Gass. White Plains road or av, e s, 68.9 s 1st av, 56.8x70.10x51.4x66.3. July 10, due June 10, 1908, 6%. July 11, 1907. 1,000

*Sullivan, Jeremiah to Anna Kaiser. Lot 3 of plot 4 and lot 3 of plot 5 on map Arden property, Eastchester and Westchester, 25x 200. July 10, 1907, 3 years, 6%. 350

*Schmitz, Wm to Edgewater Realty Co. La Salle av, n s, 485.9 e Fort Schuyler rd, 60x113.11x60x111.7. P M. July 2, 3 years, 5%. July 5, 1907. 5,000

Schmitz, Emily wife Wm to Edw L Woolf et al. Eastburn av, w s, 238.3 n 174th st, 50x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 1,960

Schiavone, Louis M and Dominic to Edw L Woolf et al. Eastburn av, w s, 88.3 n 174th st, 50x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2795. 1,000

Siebert, Leo to Edw L Woolf et al. Morris av, n w cor 173d st, 43.3x85. P M. July 8, 3 years, 5%. July 10, 1907. 11:2824. 2,590

Smith (F V) Contracting Co to Joseph E Butterworth. Av A, s e cor 1st st, 117.1x458.6 to Westchester Creek x170x426, all, and all title to land under water Westchester Creek. P M. Prior mort $2,500. July 1, due &c, as per bond. July 10, 1907. 13,500

*Stegen, Wm F J Jr to Richard O'Hara. Barker av, e s, 150 s Elizabeth st, 25x125, Olinville. P M. Prior mort $2,500. July 2, 2 years, 5%. July 10, 1907. 650

Susskraut, Rosie to TITLE GUARANTEE & TRUST CO. Vyse av, No 1468, e s, 106.3 n Jennings st, 18.9x100. P M. July 9, due &c, as per bond. July 10, 1907. 11:2995. 3,200

*Sabatini, Maria D to Mary Hecht. Green lane, s s, 479.9 e Castle Hill av, 25x102.6. Building loan. July 3, 3 years, 5½%. July 6, 1907. 5,000

Schell, Francis to Century Investing Co. Featherbed lane, n s, 200 w Macombs rd, 50x100. 2 P M morts, each $1,950. July 2, 5 years, 5%. July 5, 1907. 11:2876. 3,900

Schwab, Henrietta M with Frederick Schnaufer. 148th st, No 668 East. Extension mort. June 7. July 6, 1907. 9:2292. nom

Schneider, Anna with Nathan Zimmerman. 163d st, No 929, n s, 44 e Jackson av, 25x86.4. Extension mort. July 3. July 5, 1907. 10:2649. nom

Smith, Delia with Louis C Wedgefuth. 164th st, No 1041 East. Extension mort. May 18, 1906. July 5, 1907. 10:2690. nom

Schrag, Charles A to Wm H Steinkamp. Creston av, n e cor 189th st, 54x137.1x83x168.1. July 3, 5 years, 5%. July 6, 1907. 11:3166. 6,000

Strobel, Charles and Caroline to Sumner Deane and ano exrs &c Caroline M Hitchcock. Cauldwell av, No 917, w s, 397 n 161st st, 18x100. P M. July 2, due &c, as per bond. July 5, 1907. 10:2627. 5,000

Same to Joseph H Walsh. Same property. P M. Prior mort $5,000. July 2, due &c, as per bond. July 5, 1907. 10:2627. 1,000

Schamberger, Elizabetha to Margaret Morrison. Nelson av, No 1258, e s, 232.2 s 169th st, 19.1x94.5x19.3x90. P M. Prior mort $3,200. July 5, due &c, as per bond. July 6, 1907. 9:2517. 1,800

Sauer, August to Felix Krupp. Clinton pl, No 29, n s, 25 w Davidson av, 25x100. P M. July 2, 2 years, 5%. July 6, 1907. 11:3195. 2,000

Sprung, Ahrend H and Caroline D M with Katharina Faulhaber and ano. 3d av, e s, 28 s 144th st, 28x85.2x25x72.6. Extension mort. July 3. July 5, 1907. 9:2306. nom

*Stolz, Ferdinand to Edgewater Realty Co. La Salle av, s s, 644 e Fort Schuyler road, 50x101.2. P M. July 2, 3 years, 5%. July 5, 1907. 1,078

*Schade, Henry to Edgewater Realty Co. La Salle av, n s, 905 e Fort Schuyler road, 25x100. P M. July 2, 3 years, 5%. July 5, 1907. 441

*Schollhamer, Kath to Edgewater Realty Co. La Salle av, s s, 619 e Fort Schuyler road, 25x101. P M. July 2, 3 years, 5%. July 5, 1907. 556

Stanton, Michl B to James F McGarry. Harrison av, w s, 25 n Morton pl, 50x98.10x50x97.10. P M. June 27, 2 years, 5%. July 10, 1907. 11:2868. 3,400

*Stinner, Fredk A with Emma J Gore. Zulett av, s s, 425 e Mapes av, 25x100, Westchester. Extension mort. July 2. July 8, 1907. nom

*Schrenkeisen, Martin exr, &c, Martin Schrenkeisen to TITLE GUARANTEE & TRUST CO. Westchester av, late Westchester turnpike, s s, at line bet land Francis Larkin and Marcus L Cobb, runs s e 424.4 x n e 206 x n 426.4 to Westchester turnpike x w 206 to beginning; Cobb av, w s, 644.9 s Westchester turnpike, 1,734.4 x 138.3 x 1,671.5 x 125 to beginning; Westchester turnpike, s e cor Cobb av, runs s 2,411.4 x s e 138.3 x n 2,478.6 to Westchester turnpike x w 125.6 to beginning, except strip 50 ft wide called Walter st; above parcels being part of lot 2 map Oakley Pugsley or Pugsley farm. July 6, due, &c, as per bond. July 9, 1907. 60,000

*Smith, Minnie to Percy S Dudley. Harrington av, s s, 345.6 e Fort Schuyler road, 50x106.11x50x101.8. P M. July 8, 3 yrs, 5%. July 9, 1907. 1,155

Scharer, Marthe to Century Investing Co. Featherbed lane, n s, 50 w Macombs road, 25x100. P M. July 5, 2 years, 5%. July 9, 1907. 11:2876. 2,000

Sloane, Annis M to Wilbur Larremore referee. Boscobel av, e s, intersection n w s Plympton av, 98.7x61.7x104.6, gore. P M. June 24, 2 years, 5%. July 9, 1907. 11:2895. 5,040

Same to same. Boscobel av, e s, 98.7 n Plympton av, 54.11x79 to Plympton av x40x61.7. P M. June 24, 2 years, 5%. July 9, 1907. 11:2875. 3,570

Saylor, Oliver E to Wilbur Larremore referee. 167th st, e s, 117.6 n Ogden av, 50x68.11x54x48. P M. July 8, 2 years, 5%. July 9, 1907. 9:2528. 1,750

Stahley, Matilda to Albert W Seaman. Bainbridge av, No 604, e s, 93.6 s 184th st, 16.8x74 to 184th st, x16.8x72. P M. May 1, 3 years, 5%. July 8, 1907. 11:3143. 2,400

*Schlosser, Wm G to Hudson P Rose Co. Hobart av, e s, about 279 s Waterbury av, 50x94.2x50.2x98.6. P M. July 5, 3 years, 5½%. July 10, 1907. 900

Selje, Fritz A to Edw L Woolf et al. Morris av, n w cor 174th st, 75x101.6. P M. July 8, 3 years, 5%. July 11, 1907. 11:2825. 4,340

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ATLAS PORTLAND CEMENT N.Y.
30 BROAD STREET, NEW YORK

Selje, Fritz to Edward L Woolf et al. 174th st, s s, 50 e Eastburn av, 50x100. P M. July 18, 3 years, 5%. July 11, 1907. 11:2793. 2,363

Selje, Fritz to Edw L Woolf et al. Belmont st, n s, 25 w Morris av, 100x100. P M. July 8, 3 years, 5%. July 11, 1907. 11:2824. 8,190

Summit Avenue Construction Co to Sebastian J Breihof. Webster av, s s, 1,000 n e Woodlawn road, 50x81.11x50x83.5. Certificate as to mortgage for $15,000. July 6. July 11, 1907. 12:3357. ——

Siff, Cecelia M to Philip Jacobs. Wendover av, s s, 50.6 e Washington av, 25.3x84x25x87.7. Prior mort $17,000. July 1, 2 years, 6%. July 11, 1907. 11:2912. 4,500

Silberberg & Saul (Inc) to John H Betz. Hoe av, No 1160, e s, 300 n 167th st, x—x. Certificate as to mortgage for $17,000. July 3. July 11, 1907. 10:2752. ——

Schlosser, Fredk W and Christina wife Peter W Schlosser to Katharina Gass. Hughes av, s e s, 125 n e 183d st, 25x100. July 10, 2 years, 6%. July 11,1907. 11:3087. 300

Security Mortgage Co to TITLE INSURANCE CO OF N Y. Webster av, s e cor 180th st, runs w 99.11 x n 100 x w — x n 62 x e 100 to av x s 162 to beginning. P M. July 10, 2 years, 6%. July 11, 1907. 11:3145. 12,500

Same to same. Same property. Certificate as to above mortgage. July 10. July 11, 1907. 11:3143. ——

Same to Maria L Beebe. Webster av, w s, 162 n 180th st, 117x 100.1x117x100. P M. July 10, 3 years, 5½%. July 11, 1907. 11:3143. 9,500

Same to same. Same property. Certificate as to above mortgage. July 10. July 11, 1907. 11:3143. ——

Schneider, Katharina to Katharina Schneider as trustee for Charles Schneider. Tinton av, late Beach av, No 185, w s, 50.4 n Dawson st, 24.10x100. July 10, 1 year, 6%. July 11, 1907. 10:2654. 1,500

Shafer, Edwin J to Century Investing Co. Macombs road, w s, 126.6 s 175th st, 63.3x105x50x143.11. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 4,200

Stratton, Eugene to Century Investing Co. Nelson av, s e s, 410 n e 175th st, 25x136.6x26.2x128.7. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,500

Stewart, Thos A to Century Investing Co. 175th st, s s, 125 e Nelson av, 50x100. P M. July 5, 3 years, 5%. July 8, 1907. 11:2876. 3,750

Todd W Parsons to Century Investing Co. Nelson av, n w s, 96 n e Featherbed lane, 25x125x63.1x irreg. P M. July 5, 5 years, 5%. July 11, 1907. 11:2876. 2,075

Turner, Harry and Joseph Holme to Century Investing Co. 175th st, s s, 146.6 w Macombs road, 25x100. P M. July 5, 2 years, 5%. July 8, 1907. 11:2876. 1,000

Same to same. 175th st, s s, 171.6 w Macombs road, 100x100. 4 P M morts, each $1,000. July 5, 2 years, 5%. July 8, 1907. 11:2876. 4,000

Taylor, Eliz to Century Investing Co. Nelson av, s e s, 30.4 s w 175th st, 30.4x65.2x25x82.6. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 1,700

Thalberg, William to Century Investing Co. Macombs road, w s, 150 s Nelson av, runs s 25 x w 66.6 x n w 66.6 to Nelson av, x n e 25 x s e 106.8 to beginning. P M. July 5, 5 years, 5%. July 8, 1907. 11:2876. 2,075

Taylor, Jennie C to Dorothea Taylor. Arthur av, late Central av, e s, bet 179th st and 180th st, at line bet lots 54 and 55, runs e 115 x n 16.9 x w 116.8 to av x s 16.8 to beginning. July 8, 5 years, 5%. July 10, 1907. 11:3069. 1,000

Tucker, Benj M, of Rochester, N Y, to FARMERS LOAN & TRUST CO. Westchester av, n w cor West Farms road, 191.11x76.11x 191.9x48. July 11, 1907, 3 years, —%. 10:2751. 6,000

Tucker, Benj M, of Rochester, N. Y, to FARMERS LOAN & TRUST CO. Longfellow av, w s, plot bounded e by Longfellow av 75, n by lot 1, 91.7 n e by lot 1, 90.11, n by West Farms road, 59.5 n w by Bryant st, 82.7 and s by one of lots numbered 200 ft, being known as one of two lots numbered 5, on map property of Charlotte L Fox. July 11, 1907, 3 years, —%. 10:2574. 6,000

Tucker, Benj M, of Rochester, N Y, to FARMERS LOAN & TRUST CO. Home st, s ws, plot bounded n w by Home st, 255.5, w and s by Longfellow av, 230.5, s by lot 4; 90.11 w by lot 4, 28.10 and s e by lot1; 100.8 being lot 5, blk 2758, map propertp Charlotte L Fox. July 11, 1907, 3 yrs, —%. 10:2758. 12,000

Tucker, Benj M, of Rochester, N Y, to FARMERS LOAN & TRUST CO. Home st, s s, plot bounded n by Home st ,120.6, e by West Farms road, 203.11 and s and w by Bryant st, 157.8 to beginning. July 11, 1907. 3 years, —%. 10:2753. 6,000

Thornton, Mary to Emil Rieser. Honeywell av, n w s, 361.5 s w 180th st, 26x140.3. July 5, 1907, 3 years, 5%. 11:3123. 1,600

*Taylor, Walter W, of Winterhaven, Florida, to Sarah A Vaden. Plots 318, 352, 360, 412, 413, 414, 433, 445, 446, 447, map No 1106 Arden property, Westchester; plot 548, map No 208 Arden property showing addition to map Arden property as filed of plots 533 to 560, except part for Baychester av. July 3, 2 years, 6%. July 6, 1907. 8,550

Thomas, Rowland W to Grosvenor S Hubbard. Hughes av, e s, 150 n Tremont av, 25x100, except part for Hughes av. P M. July 2, 1 year, 5%. July 5, 1907. 11:3079. 1,500

Ulrich, Herman Jr to Julius Hoffman. Longwood av, n s, 120.5 e Barry st, 25x77.7x25x76.7. July 1, 5 years, 5%. July 10, 1907. 10:2737. 3,500

Viau, Benj to Saml Keeler. Boone st, e s, 187.7 s 172d st, runs e 57.6 x s 25 x e 86.6 to w s West Farms road x s 41.6 x s w 38.3 x s w 29.4 to w s West Farms road x s 14.9 x s w 126.4 to Boone st x n 143.9 to beginning. July 5, 1 year, 6%. July 9, 1907. 11:3015. 2,000

Werle, John to Max Orbach and ano. Forest av, Nos 955 and 957, w s, abt 112 n 163d st, 2 lots, each 25x100. P M. Prior mort $6,200. June 20, installs, 6%. July 6, 1907. 10:2649. 3,300

*Watkins, Dinah to Edgewater Realty Co. La Salle av, s s, 369 e Fort Schuyler road, 25x100.4. P M. July 2, 3 years, 5%. July 6, 1907. 700

*Ward, Frank T to Edgewater Realty Co. La Salle av, s s, 334 e Fort Schuyler road, 150x100.6x150x100.8, P M. July 2, 3 years, 5%. July 5, 1907. 3,892

Wolff, Abraham to Margaretha J Wiessner. Fox (Simpson) st, e s, 297.11 n Home st, 25x100. June 28, due &c, as per bond. July 5, 1907. 11:2975. 3,000

Werle, Barbara to Andrew C Jung. Eagle av, No 672, e s, 525 s 156th st, 27.10x115x27.1x115. July 1, 1 year, 6%. July 6, 1907. 10:2624. 2,000

Wolfert, Bertha to Jennie E wife of and David M Holbrook. Prospect av, No 645, w s, 75.10 s 152d st, 19x100. P M. Prior mort $7,000. July 3, due Jan 3, 1908, 5%. July 5, 1907. 10:2674. 2,000

Same to same. Same property. P M. July 3, due &c, as per bond. July 5, 1907. 10:2674. 7,000

*Walsh, Arthur P to Norbert Robillard. Watson av, s s, 204.9 e Olmstead av, 24.11x108, Unionport. P M. July 3, due Oct 12, 1910, 6%. July 5,1907. 1,300

Wunnenberg, Matilda F to Wilbur Larremore ref. Sedgwick av, w s, 400 n the park, 25x95. P M. June 20, 2 years, 5%. July 10, 1907. 11:2882. 1,085

*Wiegmann, Fredk to Edgewater Realty Co. La Salle av, s s, 644 e Fort Schuyler road, 25x101. P M. July 2, 3 years, 5%. July 5, 1907. 528

*Wunnenburg, Wm C to Edgewater Realty Co. La Salle av, n s, 805.9 e Fort Schuyler road, 25x100. P M. July 2, 3 years, 5%. July 5, 1907. 525

Wauer, Marie wife Herman and Anna wife Friedrich Schmidt to Edw L Woolf et al. Eastburn av, w s, 156.7 s 174th st, 75x95. P M. July 8, 3 years, 5%. July 10, 1907. 11:2794. 3,780

Weitz, Wanda to Edw L Woolf et al. 174th st, n s, 161.6 w Morris av, 58.6x38.2x70.7x75.4. P M. July 8, 3 years, 5%. July 10, 1907. 11:2825. 910

Wabst, Hugo to Edw L Woolf et al. 174th st, s s, 25 e Eden av, 50x81.7. P M. July 8, 3 years, 5%. July 10, 1907. 11:2824. 2,205

Watson, Alexander J to D Roy Shafer. Palisade av, e s, at s s lands Lewis H Lapham, runs s e 154.8 x s e 173.6 x s e 110.5 x s e 34 x s w 15 x s w 156.9 x n w 119.4 x n w 47.5 x n w 23.3 x n w 54.5 x — on curve 37.6 x n w 45.3 to av x n e 126.10 to beginning. ½ part. June 21, 1906, due July 21, 1906, 5%. July 10, 1907. 13:3411. 10,000

*Wahl, Emma to Percy S Dudley. Harrington av, s s, 325 w Cornell av, 25x100. P M. July 8, 3 years, 5%. July 9, 1907. 350

Whiteside, Geo W to Century Investing Co. Macombs road, w s, 175 s Nelson av, 25x66.6x26.7x76.2. P M. July 5, 2 years, 5%. July 8, 1907. 11:2876. 900

Same to same. Nelson av, s e s, 175 s w Macombs road, 25x 66.6x26.7x76.2. P M. July 5, 2 years, 5%. July 8, 1907. 11:2876. 900

Wood, Jennie to TITLE GUARANTEE & TRUST CO. 150th st, late Demnan st, s s, 200.4 e Morris av, 25x100. June 24, due &c, as per bond. July 8, 1907. 9:2331. 1,500

*Wilson, James to Margaret Wilson. 229th st, late 15th av, s s, — e White Plains road and plot being bounded n by 15th av, e by lot 551, s by part of lot 590, and w by remainder of lot 589, being part of lot 589, map Wakefield, 25x114. July 9, 3 years, 6%. July 10, 1907. 3,000

Walker, Annie T to TITLE GUARANTEE & TRUST CO. Kelly st, No 34, e s, 150 n 156th st, 25x100. July 11, 1907, due, &c, as per bond. 10:2708. 3,500

Wirth, Kath and Wm to Eliz Gifford. Creston av, e s, 374 n 184th st, 25x95. July 11, 1907, due May 4, 1910, 5%. 11:3165. 500

Winters, John to Edw L Woolf et al. Morris av, e s, 81.7 s 174th st, 50x85. P M. July 8, 3 years, 5%. July 10, 1907. 2,240

*Zetsche, Robert to Percy S Dudley. Harrington av, s s, 395.6 e Ft Schuyler road, 50x97.1x50x101.9. P M. July 8, 3 years, 5%. July 11, 1907. 1,148

Zimmerman, Nathan to Wm Daub. 163d st, No 414, s s, 113 e Melrose av, 37.6x100. P M. Prior mort $30,250. July 6, due Jan 6, 1909, 6%. July 8, 1907. 9:2384. 2,500

Zurnieden, Jacob to Hibbert B Roach. Woodlawn road (Scott av), e s, 104.7 n Webster av, 26.1x136.7x25x144.3. P M. July 2, 1 year, 5%. July 8, 1907. 12:3353. 23,000

## PROJECTED BUILDINGS

The first name is that of the owner; ar't stands for architect; m'n for mason, cr for carpenter, and br for builder.

When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Delancey st, No 106, 1-sty brk and stone outhouse, 6.6x6.6; cost, $500; Israel Block, 137 W 118th st; ar'ts, Shampan & Shampan, 772 Broadway, Brooklyn.—533.

Goerck st, Nos 71-73, two 1-sty brk and stone outhouses, 9x6.14; cost, $800; Marcus Rosenthal, 35 Nassau st; ar't, Harry Zlot, 230 Grand st.—537.

Grand st, Nos 266-268, 6-sty brk and stone bank, office and loft building, 37x75 and 67, tile on brk roof; cost, $60,000; Mutual Alliance Trust Co, 66 Beaver st; ar't, John A Hamilton, 32 Broadway.—531.

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Montgomery st, n e cor Front st, two 6-sty brk and stone stores and tenements, 31x116.10 and 39x113.10; total cost, $75,000; Lipman & Gold, 101 W 115th st; ar't, Chas M Straub, 122 Bowery.—536.

Mott st, Nos 69-71, 6-sty brk and stone store and tenement, 38.7x87; cost, $40,000; Rebecca Ficken, 167 E 80th st; ar't, Chas M Straub, 122 Bowery.—535.

Nassau st, No 73, 5-sty brk and stone store and loft building, 25.1x59.9, slag roof; cost, $15,000; Wendel estate, 175 Broadway; ar'ts, J B Snooks Sons, 73 Nassau st.—534.

Rivington st, s e cor Ridge st, 5-sty brk and stone school, 125x100, slag roof; cost, $180,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—539.

Stanton st, n s, bet Mangin and Thompson sts, 1 and 2-sty brk and stone temporary stable, 200x60, tar and gravel roof; cost, $15,000; Bradley Construction Co, 68th st and North River; ar'ts, Radcliffe & Kelley, 3 W 29th st.—530.

3d st, No 110 East, 1-sty brk and stone outhouse, 9.6x13.4; cost, $1,000; M Beck, 263 Rutledge st, Brooklyn; ar't, O Reissmann, 30 1st st.—528.

Broadway, Nos 160-162 Maiden lane, No 6 | 16-sty brk and stone office building, 59.1 x106, tile roof; cost, $700,000; Lawyers Title Ins & Trust Co, 37-39 Liberty st; ar'ts, Clinton & Russell, 32 Nassau st.—538.

**BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.**

Broadway, n e cor 68th st, 2-sty brk and stone store building, 112.5x97.6; cost, $37,000; Rhinelander Real Estate Co, 31 Nassau st; ar'ts, Hoppin & Koen, 244 5th av.—532.

**NORTH OF 125TH STREET.**

145th st, n s, 125 e Broadway, 2-sty brk and stone store and office building, 100x94.11; cost, $40,000; Pine Investing Co, Broadway and 146th st; ar'ts, Neville & Bagge, 217 W 125th st.—529.

## BOROUGH OF THE BRONX.

Green lane, w s, 25 s Glebe av, 2½-sty frame dwelling, peak slate roof, 20x32; cost, $5,500; Annie Daly, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—690.

Hoffman st, w s, 308.6 n 184th st, 5-sty brk tenement, 37.6x82.6; cost, $35,000; Jos Faiella, Lorillard pl and 187th st; ar't, Chas S Clark, 709 Tremont av.—693.

Jackson st, e s, 530 n Railroad av, 2-sty frame dwelling, 22x50; cost, $5,000; Frank Regus, 1188 Tremont av; ar't, Otto C Krauss, 1188 Tremont av.—694.

Maple st, w s, 50 s 215th st, 1-sty frame store, 16x20; cost, $400; Frank McGarry, Burk st, ow'r and ar't.—691.

Mead st, s s, 353 w Unionport road, 2-sty frame dwelling, 18x43.6; cost, $3,500; Jacob Zerrenner, 142 W 99th st; ar't, Henry Nordheim, Boston road and Prospect av.—689.

1st st, e s, 129 s Seaton st, 1-sty frame dwelling, 10x20; cost, $200; Miss A McMahon, 1st st; ar't, Thos Kelly, Lincoln st, Westchester.—681.

2d st, n s, 174 w Av C, 2-sty frame dwelling, 21x32 and 36.6; cost, $4,000; Carl Forter, on premises; ar't, B Ebeling, West Farms road.—696.

141st st, n e cor Walnut av, 2-sty frame storage, 32x95; cost, $2,000; D H McLaury Marble Co, on premises; ow'rs and ar'ts.—697.

226th st, n s, 238.1 e Paulding av, 1-sty frame dwelling, 21.6x24.6, cost, $1,000; Andrea Russo and wife, 1103 Av D; ar't, Wm Anagnost, 2165 Bathgate av.—688.

227th st, n s, 130 e Barnes av, 2-sty frame dwelling, 21x54; cost, $4,000; Frank Zanetti, 199 E 227th st, ow'r and ar't.—695.

Appleton road, e s, 50 n Lee st, 2-sty frame dwelling, 20x39½; cost, $3,400; Benj M Luther, Eastern Boulevard; ar't, Chas R Baxter, Middletown road.—686.

Crotona av, w s, 25 n Oakland pl, 2-sty brk dwelling, 20x55; cost, $5,000; Rowland R Thomas, Tremont and Hughes avs; ar't, Chas S Clark, 709 Tremont av.—692.

Hunt av, e s, 472 s Bronxdale av, 1-sty frame stable and shed, 24x16; cost, $500; Dominick Fasulo, Morris Park av; ar't, T J Kelly, Morris Park av.—682.

Longwood av, s s, from Dawson to Kelly st, four 6-sty brk tenements, 50, 52, 53x90 and 87; total cost, $202,000; Henry Acker, 1338 Prospect av; ar't, Adolph Mertin, 33 Union sq.—679.

Ludlow av, s s, 130 e Castle Hill av, 2-sty and attic frame dwelling, peak shingle roof, 21x48; cost, $5,500; Albert Keck, 635 Eagle av; ar't, E Leo McCracken, 20 12th st, College Point.—683.

Morris av, No 174, 1-sty brk toilet, 14.4x6.6; cost, $1,000; Frederick C Woehr, on premises; ar't, Louis Falk, 2785 3d av.—684.

Plympton av, e s, 173.4 s Boscobel av, ten 2-sty frame dwellings, 15x41; total cost, $35,000; Alfred Q and Francis C Elgar, 19 Lexington av, ow'r and ar't.—680.

Palisade av, w s, 280 s 261st st, 2½-sty brk dormitory, peak shingle roof, 50x30; cost, $15,000; Colored Orphan Asylum Assoc, Mt St Vincent; ar'ts, Robertson & Potter, 160 5th av.—687.

3d av, w s, 125 n 171st st, three 1-sty brk stores and dwellings, 29.6, 35.2 and 35.4x100; total cost, $18,000; Ferd Hecht, 2 E 127th st; ar't, Hugo H Avolin, 961 Stebbins av.—685.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Bethune st, No 48, toilets, windows, to 5-sty brk and stone tenement; cost, $1,000; M F Cornwell et al, 283 Elizabeth st; ar't, O Reissmann, 30 1st st.—1933.

Clinton st, No 17, shaft, partitions, toilets, tank, windows, to 5-sty brk and stone tenement; cost, $3,000; G Herring, 401 Grand st; ar't, O Reissmann, 30 1st st.—1951.

Division st, No 97, partitions, stairs, to 5-sty brk and stone tenement; cost, $400; B Simon & Sons, on premises; ar't, O Reissmann, 30 1st st.—1891.

Division st, No 79, stairs, to 5-sty brk and stone tenement; cost, $300; A Shulz, 54 Division st; ar't, O Reissmann, 30 1st st.—1899.

East Houston st, Nos 153-155, air shaft, toilets, partitions, tank, to 5-sty brk and stone tenement; cost, $4,000; Ph Pertgen, on premises; ar't, O Reissmann, 30 1st st.—1923.

Essex st, No 83, toilets, windows, tank, partitions, to 5-sty brk and stone tenement; cost, $2,000; M Keller, on premises; ar't, O Reissmann, 30 1st st.—1922.

Essex st, No 167, fireproof ceilings, bake ovens, to 5-sty brk and stone tenement; cost, $1,200; Israel Wolfish, 179 Ludlow st; ar't, C H Dietrich, 42 Union sq.—1913.

Forsyth st, No 106, 3-sty brk and stone rear extension, 25x36.3, partitions, stairs, store fronts, to 3-sty brk and stone store and hall; cost, $10,000; Aaron Garnoff, 107 Canal st; ar't, Max Muller, 115 Nassau st.—1920.

Fulton st, Nos 106-108, alter front entrance, to 15-sty brk and stone store and office building; cost, $4,000; S Jenny Sorg and Ada G Sorg Dronillard, Middletown, Ohio; ar't, Chas H Carr, 420 W 20th st.—1948.

Hester st, No 51, toilets, partitions, piers, shaft, to 5-sty brk and stone tenement; cost, $2,000; Hyman Cohen, 357 Canal st; ar't, Henry J Feiser, 150 Nassau st.—1938.

Howard st, s w cor Centre st, piers, concrete floors, boiler, to 5-sty brk and stone factory; cost, $1,500; estate of Calvin Stevens, 39 Broad st; ar't, Thos W Lamb, 224 5th av.—1919.

Hudson st, No 292, brk walls, columns, beams, to 2-sty brk church and Sunday school; cost, $1,000; Duane M E Church, on premises; ar'ts, M L & H G Emery, 68 Bible House.—1886.

Hester st, No 13, alter stairs, windows, to 2½-sty brk and stone store and dwelling; cost, $150; Jacob Epstein, 13 Hester st; ar't, Meyer J Horowitz, State Bank Bldg, Brooklyn.—1894.

Madison st, No 5, partitions, plumbing, show windows, to 3-sty brk and stone stores and tenement; cost, $5,000; Mrs Mary J McShane, 28 Madison st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—1892.

Madison st, No 288, 3-sty brk and stone side extension, 5.6x13, toilets, partitions, to 3-sty brk and stone bath and dwellings; cost, $600; David Reich, 288 Madison st; ar't, Ignatz I Rosenberg, 99 7th st.—1950.

Wall st, Nos 60-62 Pine st, Nos 63 to 67 | alter brk walls, to 14 and 26-sty brk and stone office building; cost, $6,000; Sixty Wall Street, Thos H Hubbard, 16 W 58th st, Pres; ar'ts, Clinton & Russell, 32 Nassau st.—1918.

William st, No 238, partitions, iron doors, to 12-sty brk and stone loft building; cost, $1,000; Rhinelander estate, 31 Nassau st; ar't, Henry Davidson, 255 W 69th st.—1934.

4th st, No 107 East, toilets, partitions, windows, to two 4-sty brk and stone tenement; cost, $3,000; Henry Kuebel, 37 Liberty st; ar't, O Reissmann, 30 1st st.—1900.

9th st, No 32 East, add 1 sty to 3-sty brk and stone store and office building; cost, $1,500; John Morgan, 32 E 9th st; ar't, Thos W Lamb, 224 5th av.—1915.

12th st, Nos 708-710 E 11th st, No 707 E | chimney, iron columns, to two 2 and 3-sty brk and stone woodworking mills; cost, $3,000; James M Saulpaugh, 144 Ross st, Brooklyn; ar't, Chas J Perry, 3226 Hull av, Bronx.—1912.

14th st, No 429 East, 5-sty brk and stone rear extension, 18.6x37.2, shaft, partitions, store fronts, to 5-sty brk and stone store and tenement; cost, $10,000; Simon Gruen, 66 W 114th st; ar't, Erwin Rossbach, 1947 Broadway.—1904.

14th st, Nos 134-136 E 13th st, Nos 129-133 E | 1-sty brk and stone rear extension, 21x22, steel columns, stairs, alter stage, to two 3 and 4-sty brk and stone store, concert hall and theatre buildings; cost, $25,000; S Schinasi, 1 W 95th st; ar'ts, Israels & Harder, 31 W 31st st.—1943.

23d st, No 14 West, store fronts, concrete floors, to 5-sty brk and stone store; cost, $5,000; Jones estate, 32 Nassau st; ar't, Henry C Pelton and Henry Erkins, 1133 Broadway.—1946.

25th st, n s, 300 e 11th av, add 2 stories to extension, 1 sty to main building, partitions, stairs, elevator, windows, to two 1, 3 and 4-sty brk and stone manufacturing building; cost, $30,000; The Conley Foil Co, 521 W 25th st; ar't, Louis C Maurer, 22 E 21st st.—1928.

30th st, No 143 East, store fronts, to two 4-sty brk and stone store and loft buildings; cost, $5,000; A Weingarten, 34 W 35th st; ar't, B W Levitan, 20 W 31st st.—1954.

31st st, No 320 East, toilets, partitions, piers, to 5-sty brk and stone tenement; cost, $1,100; William Hauser, 320 E 31st st; ar't, L F J Weiher, 103 E 125th st.—1916.

39th st, No 30 West, 1-sty brk and stone rear extension, 19x30, windows, to 5-sty brk and stone store and manufacturing building; cost, $500; X Lewis, 30 W 39th st; ar't, R Rossbach, 1947 Broadway.—1905.

38th st, No 5 East, stairs, walls, to 4-sty brk and stone dwelling, cost, $500; J Sergeant Cram, on premises; ar't, Geo M Walgrove, 42 E 23d st.—1889.

42d st, Nos 229-231 West, partitions, stairs, elevator shaft, store fronts, to two 5-sty brk and stone store and studio buildings; cost, $8,000; Frank J Cassidy, 4 W 121st st; ar't, John H Duncan, 208 5th av.—1935.

42d st, n s, bet Depew pl and Park av, 1-sty brk and frame rear temporary shed extension, 42.6x19.9, to 3-sty brk and stone annex to Grand Central Station; cost, $400; N Y C & H R R Co, on premises; ar't, W L Morse, 335 Madison av.—1936.

54th st, No 434 West, partitions, windows, toilets, to 5-sty brk and stone store and tenement; cost, $1,500; Robert C Le Roy, care Chas C Bull, 27 William st; ar't, Jas W Cole, 403 W 51st st.—1932.

54th st, No 24 East, 4 and 5-sty brk and stone front and rear extensions, 20x5 and 10x17, partitions, elevator shaft, to 5-sty brk and stone dwelling; cost, $15,000; Henry F Shoemaker, 26 W 53d st; ar't, Francis G Stewart, 76 William st.—1940.

56th st, No 46 West, 4-sty brk and stone front and rear extension, 8.6x18, vent shaft, to 5-sty brk and stone residence; cost, $30,000; Samuel Kridel, Hotel Netherlands, 59th st and 5th av; ar't, Harry Allan Jacobs, 322 5th av.—1921.

59th st, No 316 East, vault, piers, to 2-sty brk and stone bakery; cost, $2,000; Vivant Machin, on premises; ar't, Walter C Rohdenberg, Tarrytown, N Y.—1888.

59th st, Nos 150 to 180 W 58th st, Nos 145 to 175 W | alter windows, partitions, to eight 10-sty brk and stone apartment houses; cost, $2,400; estate J J McComb, 919 7th av; ar'ts, Buchman & Fox, 11 E 59th st.—1914.

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59th st, No 344 East, partitions, windows, 2-sty brk and stone rear extension, 21x28, to 4-sty brk and stone store and shop; cost, $4,500; Anna Plumacher, 3 Sutton pl; ar't, D W Davin, 74 Irving pl.—1906.

68th st, No 200 West, toilets, to 5-sty brk and stone tenement; cost, $75; Chas Chenett, 1318 Chisholm st, Brooklyn; ar't, Harry Zlot, 230 Grand st.—1902.

77th st, No 71 East, 2-sty brk and stone rear extension, 11x18, partitions, windows, to 3-sty brk and stone residence; cost, $6,000; Mrs Anna Rutherford Pearson, 64 E 60th st; ar't, C Abbott French, 150 W 4th st.—1910.

79th st, No 118 East, 1-sty brk and stone front extension, 14.6x2.6, partitions, windows, to 5-sty brk and stone residence; cost, $5,000; H M Valentine, Chappaqua, N Y; ar'ts, Ludlow & Valentine, 1 E 27th st.—1927.

86th st, No 128 West, alter dumb waiter shaft, to 4-sty dwelling; cost, $200; Heilner & Wolf, 135 Broadway, and N & L Ottinger, 31 Nassau st; ar'ts, Schwartz & Gross, 35 W 21st st.—1903.

107th st, No 171 West, 1-sty brk and stone side extension, 10.8x41.4, to 4-sty brk and stone power house; cost, $2,500; The New York Edison Co, 55 Duane st; ar't, Chas F Hoppe, 55 Duane st.—1949.

116th st, Nos 109-111 East, 3-sty brk and stone rear extension, 35.8x51.10, partitions, stairs, girders, to two 3-sty brk and stone dance halls and meeting rooms; cost, $15,000; Seidman & Adler, 105 E 116th st; ar't, Nathan Langer, 81 E 125th st.—1890.

116th st, No 12 2East, plumbing, partitions, fire escapes, to 5-sty brk and stone store and tenement; cost, $1,500; Richard C Burne, Huntington, L I; ar't, Oscar Lowinson, 18-20 E 42d st.—1908.

116th st, No 120 East, partitions, store fronts, to 5-sty brk and stone store and tenement; cost, $2,000; John C Moore, 330 Main st, New Rochelle, N Y; ar'ts, Neville & Bagge, 217 W 125th st.—1929.

121st st, No 169 East, 1-sty brk and stone side extension, 6x16.4 and 60x10.4, coal vault, brk walls, to 2-sty brk and stone assembly and class room building; cost, $5,000; The Reformed Low Dutch Church of Harlem, 182 E 122d st; ar't, Walter H C Hornum, 360 W 125th st.—1944.

147th st, No 295 West, 1-sty brk and stone side extension, 10x15.6, to 5-sty brk and stone tenement; cost, $500; Mrs Sophie Sterns, 110 W 86th st; ar't, A T Fowler, 474 Columbus av.—1931.

Av B, Nos 63-65, skylights, partitions, windows, to three 4-sty brk and stone tenements; cost, $5,000; Geo W Folsom, Lenox, Mass; ar't, M Zipkes, 147 4th av.—1952.

Av C, No 48, 1-sty brk and stone rear extension, 18x17, windows, iron stairs, skylight, to 3-sty brk and stone tenement; cost, $2,000; A Tisen, on premises; ar't, F Braun, 349 E 72d st.—1895.

Amsterdam av, w s, bet 150th and 151st sts, install seats, to 3-sty brk and stone store, meeting room and loft building; cost, $500; Bernard Loth, 1828 Amsterdam av; ar't, Chas M Straub, 122 Bowery.—1939.

Broadway, No 290, add 1 sty, alter columns, to 15-sty brk and stone office building; cost, $2,500; R G Dun estate, on premises; ar't, Robt E Moss, 12 Elm st.—1887.

Broadway, No 1668 / 52d st, Nos 200-206 W / 7th av, No 798 | partitions, piers, new store fronts, to 6-sty brk and stone store and tenement; cost, $6,000; Henry A C Taylor, care Henry R Taylor, 1 E 60th st; ar'ts, Warren & Conover, 232 W 40th st.—1917.

Broadway, e s, bet 44th and 45th sts, fireproof ceilings, to 5-sty brk and stone theatre; cost, $500; Klaw & Erlanger, 214 W 42d st; ar't, Murphy Construction Co, 5-7 E 42d st.—1911.

Columbus av, No 66, erect sign, to 3-sty brk and stone dwelling and store; cost, $65; S J & E E Ashley, 747 St Nicholas av.—1941.

Lexington av, No 1869, partitions, toilets, windows, to 5-sty brk and stone store and tenement; cost, $500; Peter Doelger, 407 E 55th st; ar't, Chas Stegmayer, 168 E 91st st.—1926.

Madison av, No 500, partitions, to 9-sty brk and stone tenement; cost, $200; The Berkshire Apartment Assoc, on premises; ar't, Edw S Hewitt, 281 5th av.—1930.

St Nicholas av, s w cor 122d st, 1-sty brk and stone rear extension, 11x4, pine girders, to 4-sty brk and stone garage and wagon storage; cost, $500; Wm Koenig, 234 W 122d st; ar't, Chas Drechsel, 411 Manhattan av; b'r, Henry Bendell, 252 St Nicholas av.—1925.

West Broadway, Nos 310-314, 1-sty brk and stone side extension, 4.9 x20, stairs, steel beams, to 1-sty brk and stone church; cost, $5,000; St Alphonsus Church, 308 West Broadway; ar't, Anthony F A Smith, 604 Courtlandt av.—1947.

1st av, No 183, partitions, windows, alter skylight, to two 4-sty brk and stone store and tenement; cost, $1,000; L Stang, 422 Monroe st, Brooklyn; ar't, Meyer J Harowitz, State Bank Bldg, Brooklyn.—1893.

2d av, No 698, 1-sty brk rear extension, 11x7, to 4-sty brk and stone tenement; cost, $500; Patrick Corrigan, 235 E 30th st; ar't, John J Delehanty, 696 2d av.—1898.

2d av, s w cor 27th st, toilets, partitions, windows, store fronts, to 5-sty brk and stone store and tenement; cost, $5,500; James Cassidy, 246 E 27th st; ar't, Fred Ebeling, 420 E 9th st.—1907.

3d av, n e cor 88th st, erect sign, to 3-sty brk and frame store and dwelling; cost, $300; Fets & Klein, on premises.—1901.

3d av, w s, 74.11 s 127th st, partitions, windows, to 3-sty brk and stone store; cost, $700; Emily Benson, s w cor 125th st and 7th av; ar't, Geo Fuchs, Jr, 777 Elton av, Bronx.—1909.

3d av, No 32, store fronts, to 3-sty brk and stone store; cost, $475; Chas Mayer, 32 3d av; ar't, W D Hunter, 46 Wall st.—1942.

4th av, n e cor 28th st, toilets, stairs, shaft, to 4-sty brk and stone hotel; cost, $4,500; A S Pitt, 170 Broadway; ar'ts, Pittman & Braun, 114 E 28th st.—1937.

5th av, No 986, add 1 sty to extension, to 4-sty brk and stone dwelling; cost, $4,000; W J Curtis, on premises; ar't, A J Manning, 489 5th av.—1896.

6th av, No 697, 1-sty brk and stone rear extension, 5.4x15.1, partitions, stairs, store fronts, to 4-sty brk and stone hotel and store; cost, $2,700; Adelaide B Alfke, care Henry Dunkak, agent, 134 Reade st; ar'ts, Wm. Kurtzer and H A Hasenstein, 192 Bowery.—1953.

7th av, Nos 2003-2005, 2-sty brk and stone front extension, 33x5.2, stairs, girders, partitions, windows, to two 3-sty brk and stone dwelling, store and office buildings; cost, $3,800; Herbert D Burnham, M D, 242 Lenox av; ar't, Richard R Davis, 247 W 125th st.—1897.

7th av, No 2192, show windows, to 5-sty brk and stone store and tenement; cost, $200; John F Costello, on premises; ar'ts, Schlesinger & Schlesinger, 520 W 40th st.—1924.

8th av, No 2270, partitions, windows, skylights, to 5-sty brk and stone store and tenement; cost, $300; Thomas S Walker, Long Lake, Hamilton Co, N Y; ar't, Frank Hausle, 81 E 125th st.—1945.

## BOROUGH OF THE BRONX.

Kelly st, No 38, new partitions, new openings, &c, to 3-sty brk dwelling; cost, $5,000; Jos Corn, on premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—311.

151st st, No 461, 1-sty brk extension, 25x54, to 3-sty brk store and dwelling; cost, $1,500; Frank Sauducci, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—309.

177th st, s e cor Belmont av, centre, move 2½-sty frame dwelling; cost, $1,000; Alex Hecker, on premises; ar't, Chas S Clark, 709 Tremont av.—315.

Mohegan av, s s, 143.3 e 180th st, 1-sty frame extension, 10x11, to 3-sty frame dwelling; cost, $800; Mary Koch, on premises; ar't, Otto C Krauss, 1188 Tremont av.—323.

Tremont av, n w cor Southern Boulevard, raise to new grade 3-sty frame hotel; cost, $400; A L Kirker, 2120 3d av; ar't, Fred Damm, 513 E 144th st.—321.

Tinton av, No 1226, 1-sty frame extension, 13.6x11.6 and 17.6, to 2-sty frame dwelling; cost, $600; Wm J Frey, on premises, ow'r and ar't.—318.

Wodycrest av, w s, 175 n 165th st, new retaining walls in front and rear of three 2-sty frame dwellings; cost, $1,700; A H & J E Martire, 1075 Woodycrest av; ar't, Angelo H Martire, 1075 Woodycrest av.—317.

West Farms road, s w cor Bronx Park av, move 3-sty frame store and dwelling; cost, $2,000; Otto Kuhlmann, on premises; ar't, B Ebeling, West Farms road.—325.

West Farms road, s s, 1079. w Bronx Park av, move two 3-sty frame stores and dwellings; cost, $4,000; Ernest Rousseau, Hunts Point road; ar't, P H McDonough, 69 St Lawrence av.—324.

West Farms road, 26.10 w Bronx Park av, move 1-sty frame stores; cost, $1,200; Otto Kuhlmann, on premises; ar't, B Ebeling, West Farms road.—326.

West Farms rd, s s, 26.10 w Bronx Park av, move 1-sty frame stores; stores and dwellings; cost, $2,000; Frank L Bacon, Far Rockaway; ar't, B Ebeling, West Farms road.—327.

(For other Legal Advertisements see pages 59 and 60.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 13 to 27, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF BROOKLYN:

17TH WARD, SECTION 9. OAK STREET—WIDENING, on the south side, immediately adjoining Guernsey Street. Confirmed June 25, 1907; entered July 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, July 12, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9347, No. 1. Sewer and appurtenances in East One Hundred and Eighty-third street, between Morris and Creston avenues.

List 9349, No. 2. Sewer and appurtenances in Whitlock avenue, between Longwood avenue and Hunt's Point road, and in Tiffany street, between Southern boulevard and Whitlock avenue, and in Barretto street, between Southern boulevard and Whitlock avenue.

List 9366, No. 3. Receiving basin and appurtenances on the northwest corner of Kingsbridge road and Creston avenue.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before August 13, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No 320 Broadway.

City of New York, Borough of Manhattan, July 11, 1907.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 13 to 27, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 168TH STREET—OPENING, from Broadway to Fort Washington Avenue. Confirmed June 29, 1907; entered July 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, July 12, 1907.

## JUDGMENTS IN FORECLOSURE SUITS.

July 6.

Audubon av, s e cor 166th st, 70.3x95. Isaac Liberman agt Louis M Cahn et al; Joseph C Levi, att'y; Nathaniel A Elsberg, ref. (Amt due, $15,872.50.)

55th st, No 540 W. Joseph L B Mayer agt Joseph Rosenberg et al; Jacob Gordon, att'y; Grosvenor H Backus, ref. (Amt due, $2,883.20.)

July 10.

77th st, s s, 98 e Av A, 300x102.2.
Gore lots beg at c l block bet 76th and 77th sts, 137 e Av A, runs e 50 x s 41.5 x n w — x n — to beg.
Josephine Gruber agt Samuel A Israel; Solon B Lillienstein, att'y; John V McAvoy, ref. (Amt due, $3,682.65.)

## LIS PENDENS.

July 6.

No Lis Pendens filed this day.

July 8.

Riverside Drive, e s, 600.2 s of 127th st, 75x86 Kertscher & Co. agt Raisler Heating Co et al; counterclaim; att'ys, Phillips & Avery.

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Morris av and 183d st, lot 68, block 3183, section 11. Mary Ford agt Francis Treaner et al; partition; att'y, J C McEachen.
5th st, n s, 275 s e 1st av, gore lots 189, 191 and 192. Max Wachsman agt Jacob Froelich; action to recover ½ interest; att'y, J Wilkenfeld.

July 9.

3d st, No 248 East. Benjamin Diamond agt Morris Agranoff et al; action to declare trust; att'y, M N Schleider.
Prospect av, n w cor 181st st, 66x150. Louise Harns agt Henrietta Zoeller; specific performance; att'y, W F Byrne.
Av A, No 1361. John Hladik agt Josef Lutter; action to concel deed; att'y, I B Wheeler.
115th st, s s, 320 e 1st av, 41x100. Roman Realty & Construction Co agt Giovanni Lardi; action to set aside deed; att'y, A J Oishei.
Cortlandt st, Nos 85 and 87.
West Houston st, No 124.
Houston st, s e cor Sullivan st, 25x95, and Columbus av, s w cor Taylor st, 25x100. Patrick McManus agt Catherine J McManus et al; partition; att'y, C E Thorn.

July 10.

51st st, No 427 East. Martin McHale agt Bella Unterberg; action to declare lien; att'y, H W Herbert.
2d av, w s, 76.7 s 81st st, 25.6x104. Morris Greenwald agt Magdalena Faulhaber; notice of levy; att'y, D J Gladstone.
Spuyten Duyvil rd, e s, lots 721, 725 and 941.
Kingsbridge rd, e s, lots 761, 765 and 768.
Johnson av, w s, lot 273.
Spuyten Duyvil rd, w s, lots 333, 170, 193 and 584.
Palisade av, w s, lot 287.
Railroad track, e s, lot 406.
Hudson River Water Grant, lots 438 and 443, Sec 13, Blocks 3402, 3407, 3410 and 3411, Bronx.
Ella E Cox agt Isabel Cox et al; dower; att'y, D F Toumey.
53d st, No 38 West. George Brown & Co agt Francis L Hine et al; action to foreclose mechanics lien; att'ys, Eidlitz & Hulse.
64th st, No 117 East. Same agt Henry M Chappell et al; action to foreclose mechanics lien; att'ys, Eidlitz & Hulse.
2d av, No 1592. Joseph J Kahn agt Anton Durler, specific performance; att'y, A Bloch.
Washington st, s e cor Little 12th st, 69.2x81.10x irreg, leasehold. Elizabeth B McClure agt Thomas P Lawless et al; action to obtain title to ½ interest; att'y, J E Duross.
111th st, No 311 East. Thomas P O'Brien agt Buscemi Building & Construction Co; partition; att'y, F H Smiley.

July 11.

No Lis Pendens filed this day.

July 12.

Arthur av, n w s, being s w ½ part of lot 88, map of Union Hill Powell Estate, Bronx, 25x 124. Luman A Soule et al agt Giosue Barba et al; action to foreclose mechanics lien; att'ys, Carrington Pierce.
Hester st, n w cor Chrystie st, 50x105. Keshin, Blitstein & Co agt Harry A Thuor et al; action to foreclos mechanics lien; att'y, J A Seidman.

## FORECLOSURE SUITS.

July 6.

20th st, s s, 100 w 2d av, 44x92. Sarah Watson agt Mary Heckmann et al; att'y, W C Roe.
Jackson av, w s, 134.3 n Clifton st, 19.9x75. Charlotte Wolff agt Julius H Newman; att'y, H Elfers.
146th st, s s, 180 w Amsterdam av, 120x99.11. Hyman Horwitz agt Abijah M Dederer et al; att'y, C H Fruedrich.
11th av, n w cor 187th st, 15.10x80. Ascher Osterman agt Maria A Donnegan et al; att'ys, Myers & Goldsmith.
120th st, No 239 East. Annie Maguire agt Joseph Louis et al; att'y, H M Goldberg.
Greenwich st, No 370. Jeremiah W Dimick agt Charles Bettels et al; att'ys, Duncan & Duncan.
Park av, No 1986. Rachel Cohn agt Abraham Schapierer et al; att'ys, Engel, Engel & Oppenheimer.

July 8.

No Foreclosure Suits filed this day.

July 9.

71th st, No 412 East. Hyman L Kuhl et al agt Isidor Berger et al; att'ys, Lese & Connolly.

July 10.

Walton av, w s, 176.7 n Burnside av, 75.8x100.11. Simon E Osserman agt Moses Miller et al; att'y, A. H. Atterbury.
129th st, s s, 180.1 e Park av, 40x99.11x40.2x 99.11. Mitchell Bernstein agt John T Mulhall et al; att'ys, Kneeland, La Fetra & Glaze.
26th st, s s, 425 e 9th av, 25x98.9. Agnes F Ulry agt Andrew Logan et al; att'y, F E M Bullowa.

July 11.

Avenue A, No 220. Serena Polachek agt Samuel Rosenthal et al; att'y, A S Meyer.
100th st, n s, 51 e Park av, 25x75. Adolf Wolff agt Knepper Realty Co et al; att'y, G B Hayes.
Brook av, e s, whole front between 136th and 137th sts, 200x100. Estates Settlement Co agt Abraham Silbermintz et al; att'ys, Carrington & Pierce.
115th st, n s, 134 e 3d av, 18x100.11. The Jefferson Bank agt Abraham Goodman et al; att'ys, Arnstein & Levy.
Park av, No 1986. Rachel Cohn agt Abraham Schapierer et al; att'ys, Engel, Engel & Oppenheimer.

July 12.

Van Buren st, e s, 125 s Columbus av, 25x100 Sophie Mayer agt Colored Cooperative Co et al; att'y, L Schafran.
Central Park West, w s, 50.8 n 89th st, 25x100. Edward J O'Brien agt Pierre D Dumont et al; att'y, Coombs & Wilson.
Lexington av, s e cor 126th st, 99.11x60. Geo R Smith agt Celia Schattman et al; att'y, J M Rider.
1st av, w s, 48.1 s 4th st, 24x100. Edw C Ohl et al agt Catharine Kuhn et al; att'ys, Heyn & Covington.
44th st, No 305 East. Middle-Town Realty Co agt Herman Altman et al; att'ys, Lese & Connolly.

## JUDGMENTS.

**In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.**

**The Judgments filed against corporations, etc., will be found at the end of the list.**

July

6 Alperin, Nathan & Samuel—Abe Steckler et al.....$73.65
8 Abrams, Nathan—N Y Telephone Co....62.70
9 Attansio, Joseph by gdn—N Y City Ry Co. .....costs, 114.38
9 Austin, James J—Frank H Lockwood..231.91
9 Axt, Joseph N—Peerless Engineering Co.76.36
9 Albers, Henry F—Chas F Naething.2,547.52
10 Alder, Philip—Associated Merchants of N Y .....53.61
11 Andrew, Stephen—Alcolm Co.....44.41
12 Almond, Daniel—Liberty Stove Co....343.88
12 Acevoedo, Justo—Federal Electric Co.409.97
12 the same——the same .....310.15
12 Abott, John & Richard—Abraham Friedman. .....59.41
6 Berwin, Mary or Mrs Harry— N Y Telephone Co .....27.81
6 Bier, Isaac——the same .....39.50
6 Brown, Joseph——the same .....28.76
6 Bandman, Isidore C——the same .....22.78
6 Balmar, Henry——the same .....22.52
6 Bonanno, Luigi——the same .....26.97
6 Baxter, Chas W——the same .....30.33
6 Bleeker, Israel——the same .....31.31
6 Bonomolo, Dominick——the same .....33.38
6 Bacon, Jeremiah I——the same .....21.41
6 Baum, Louis——the same .....20.73
6 Bramson, Arthur——the same .....84.68
6 Bukovszky, Paul——the same .....40.76
6 Brown, Louis A——the same .....40.71
6 Bartholomew, James R—Darson J Densmore et al .....286.38
6 Brecher, Max—Samuel Weisglass .....438.72
6 Bieber, William—Adam A Kramer et al.... .....171.71
6 Bean, Theodore—Daniel J Coughlan.....64.84
8 Bamford, Joseph Jr—Geo R Sutherland.... .....1,553.52
8 the same——the same .....1,283.93
8 Beers, Wm H—Perkins, Goodwin Co...228.98
8 Bernstein, Edw—Thos C Edmonds & Co.. .....306.05
8 Bellport, Meyer by gdn—American Ice Co.. .....107.60
9 Black, Allan—Colwell Lead Co.....954.73
9 Bassen, William—Henry Kroger et al..660.98
9 Burton, Edw V—Isidore Falkow.....59.65
9*Bond, David—N Y Telephone Co.....37.54
9 Blair, Ernest F—Wm C Calhoun.....33.41
9 Brewster, Minnie L—Lillie P B Smith..219.89
9 Brady, Matthew—Julius Kessler & Co.192.21
10 Boriss, Nathan—David Stevenson Brewing Co.....856.69
10 Barnum, Stephen C, trustee—Laurence G O'Brien et al .....372.28
10 Biggar, Joseph H—Jasper R Rand....333.79
11 Beck, Robert W—Nathan Goldstein et al. .....90.78
11 Braham, Edmund—Maurice Shapiro ...142.67
11 Buellesbach, Joseph—Julius Jonsons Sons. .....825.43
11 Barr, Harry P—John A Mead et al..... .....costs, 78.19
11 the same——John A Mead Mfg Co..... .....costs, 88.19
11 Brown, Edw S—Jesse Silberman.....190 50
12 Bleichrode, Jacob B—N Y Telephone Co.22.04
12 Bickart, John——the same .....31.29
12 Block, Joseph——the same .....45.89
12 Bernstein, Louis——the same .....77.33
12 Boltan, Jacob—Union Stove Works....519.41
12 Brolles, Jennie E—Alfred Beyrodt....304.72
12 Brown, Joseph—Mallard Distilling Co..94.36
12 Burns, Eugene A—Douglas Phonograph Co. .....162.06
12 Bottany, Guiseppe—John J Fay.....17.41
12 Bryan, Wm D—Raymond Van Praag Supply Co.....203.26
12 Bracho, Emelia—Federal Electric Co.409.97
12 the same——the same .....310.15
6 Clendenin, Claude F—Chas F Murphy.540.56
6*Cowen, Louis—Rodman B Ellison et al..92.24
6†Chariff, Max—Hyman Polskin et al.....214.65
6 the same——the same .....349.41
6 Crawford, James C—Henry Krollpfeiffer. .....costs, 108.00
8 Cowen, Bernard S—Diedrich Beckermann and ano .....77.95
8 Cohn, Samuel & Joseph—N Y Telephone Co. .....62.70
8 Canfield, Frank——the same .....74.00
8 Cooperstone, Jos——the same .....94.78
8 Chase, Frank——the same .....111.78
8 Casanova, Lauli—Khedwedl Co .....35.77
8 Colahan, Thos & Margaret—H Koehler & Co .....271.47
8 Correale, Rosario—Vincenzo Varallo.... 310.11
8 Curran, Thomas—T A S Sheridan Co.365.23
8 Clement, Maynard N, comr—Chas Block.57.75
8 Cohn, Carrie—John S Conabeer.....62.57
9 Crosby, James B—Daniel Mapes, Jr....47.42
9 Collins, James—N Y Telephone Co.....77.95
9 Crafts, Henry L——the same .....66.42
9 Clarke, Chas H——the same .....33.08
9 Cohen, Bella——the same .....52.13
9 Cohen, Sadie——the same .....19.82
9 Cohn, Abram——the same .....118.19
9 Cohon, Sophia——the same .....135.01
9 Colleran, John——the same .....25.85
9 Cutting, Nellie A——the same .....31.33
9 Clukow, Joseph——the same .....48.27
9 Catal, Lorenzo——the same.....30.42
9 Conlon, James——the same .....38.40
9 Cohn, Nathaniel—Louis L Schwartz..172.13
9 Cohn, Julius—Max Lichtenstadter.....40.71
9 Carman, Chas M—Edwin T Wood et al.421.40
10 Conway, James E—Sarah J Conway..2,192.98
10 Chambers, Wm P—Chas G Conn....3,816.89
10 Colahan, Thomas & Margaret—John Sinnott .....276.18
11 Carr, John F—Alcolm Co.....42.41
11 Chase, Mabel J—Caroline J Guibmette..85.56
12 Carmel, Joseph—Charles Gaukel.....236.15
12 Clare, John F—Richardson & Boynton Co. .....45.86
12 Clarke, Rose—N Y Telephone Co.....52.26
12*Cohen, Nathan——the same .....77.33
12 Cory, J Campbell—Judson Dynamite & Powder Co.....327.16
12 Cavanagh, James F—Michael F Burns..74.72
12 Clary, Edw F—Maillard Distilling Co.159.74
12 Cicik, Anton—Marie Schaeffer.....355.51
12 Cass, Michael W—Fridolin Pabst et al..34.55
10*Dreyfuss, Philip M—Henri P Wertheim et al .....30.91
10 de Fontaine, W Hampton—N Y Telephone Co.....75.63
10 Durlacher, Florence E——the same .....141.86
6 Dollinger, Emanuel—N Y Telephone Co..40.71
6 Daymont, John B—Press Pub Co.....86.24
6 Durlacher, Florence E—John C Shaw.150.25
8 Damiani, Frederico—Jos A Solomon....280.01
9 Dwyer, Robert—Christmas Cavinato....89.41
9 Dwiggins, Verne R—N Y Telephone Co.18.33
9 Donohue, Thomas——the same .....37.54
9 Duke, Alice W—Wm H Coe.....252.61
9 Delisle, Mary F—Frank J Stoltz et al..166.31
9 Dursinach, Joseph—Herman Finkelstein et al .....146.90
10 Dunne, Chas J——the same .....34.10
10 Daly, Frank P——the same .....63.42
10 Daly, Elizabeth T——the same .....76.26
10 Downing, Julia—R S Lugueer & Co....38.62
11 De Murias, Fernando E—Israel Weinberg. .....102.91
11 Duncan, Henry S—Frank F Wood....1,290.47
11 Deutsch, Nathan S—Alcolm Co.....44.41
11 De Coursey, Daniel—Morris Rosenfield et al .....72.86
11 Drake, Dora A—Elias B Prentiss.....104.72
12 Drogaris, Vasilios—N Y Telephone Co...31.98
12 Damaschek, Lewis——the same .....29.71
12*Duggan, Edw J——the same .....26.09
12 Doyle, Philip W & Elizabeth J—Man Ry Co. et al .....costs, 119.60
12 Dixie, Henry E—Henry S Duncan..1,006.91
12 Davidson, Edw M—Max S Neubergurer et al.....198.11
12 Duffy, Agnes F—Lawyers Advertising Co. .....117.92
12 Doris, Kate—N Y City R R Co.costs, 108.88
12 Delmore, Wm H—Chas E Diefenthaler et al .....208.80
12 Dubinsky, Morris & Dora—Joseph Blumberg .....294.65
12 Donsky, Frank—Jacob Barren et al....324.48
9 Elfin, Selig—Wm L Colwell.....369.39
9 Eagle, Frieda—Riverside Security Co..70.44
10 Engel, Abraham—N Y Telephone Co...89.96
10 Eisenstock, Charles——the same .....44.72
10 Esposito, Joseppe* & Joseph——the same. .....20.32
10 Elliott, Gus——the same .....28.09
11 Elfin, Selig—John H Parry Co.....383.17
11 Engelman, Louis—Herman B Sheffield..55.44
11 the same——the same .....97.44
12 Edelson, Maurice H—N Y Telephone Co. .....51.23
12 Esposito, Antonio——the same .....36.41
12 Edelstein, Wolf—N Y City Ry Co..... .....costs, 121.88
12 Ellis, Geo V—Raymond Van Praag Supply Co.....138.02
12 Enderly, Chas F—Eva G Humphreys...79.61
12 Elmquist, Emma G—Andrew J Forman.103.85
6 French, Lawrence E—Patrick H Whalen.. .....764.70
6 the same——the same .....costs, 194.09
6 Forman, Theodore—James Rowland & Co.. .....558.36
6 Freely, David—Dealers Hygiene Ice Co.200.60
8 Fulton, Robt C—Minnie L Freth.....261.61
9 Fiddis, Adam—N Y City Ry Co.costs, 117.80
9 Ferrone, Joseph——the same ....costs, 73.88
9 Fennessey, Edw H—Edward Weck.....178.65
10 Finke, Frederick—N Y Telephone Co....32.21
10 Fraser, Wm A——the same .....43.03
10 Freudenthal, Marie——the same .....70.43
10 Foy, Richard——the same .....28.21
10 Folkoff, Samuel H——the same .....16.17
11 Friedman, Adolph—Abraham Quint et al. .....58.19
12*Finegold, Jacob—N Y Telephone Co....22.04
12 Fassig, Maria A—Lawyers Advertising Co. .....117.92
12 Foster, Martha—Union Ry Co.....69.88
12 Fuchs, August—Henry Loeb et al.....42.40
12 Friedberg, Lena—Shingo, Shimamura & Toyakichi .....65.24
12 Fisch, Nathan—Jacob Wertheimer et al.182.15
12 Friedberg, Lena—Shingo, Shimamura & Toyakichi .....65.24
12 Fuchs, August—Henry Loeb et al.....42.40
12 Foster, Martha—Union Ry Co.....69.88
12 Fassig, Maria A—Lawyers Advertising Co. .....117.92
12 Fisch, Nathan—Jacob Wertheimer et al.182.15
6 Goldman, Max & Michael—Gustav Goodman .....27.41
6 Gurgel, Lena—Morris Kooperman .... 198.16
6 Greenstine, Leon—James Rowland & Co.. .....463.80
8 Greembach, Saml—Schwarzschild & Sulzberger Co .....50.29
8 Goldstein, Abraham—Abraham Rathstein.. .....139.01
8 Grant, Henry B—Randolph Guggenheimer. .....112.15
8 Gault, John H—John Best .....15.14
8 Goldberg, Morris—A Halliday & Co....131.42
9*Gluckstein, Louis—Max Brandler.....76.66
9 Gibbons, Thomas J—Hannah Nattian.127.82
9 Gale, Geo H—Chas M Beck.....63.14
9 Glass, Simon & Samuel—Charles Foelich et al .....77.38
9 Gutrack, Joseph—Herman Finkelstein et al .....146.90
9 Gerbino, Louis—Edward Koscherak...337.49
9 Gannon, James & Ellen F—Herman Lorenz et al .....2,293.80
9 Geilich, Sol—Olin J Stephens, Inc....63.07
9 Gloster, Delia—Maynard N Clement.1,821.32
9 Gardner, John M—John D Morris & Co.137.99
9 Goldman, Morris—Boley Mfg Co.....116.30

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


10 Gminder, Geo F—Wm M McCord.....831.62
10 Georges, Christopher——the same ....831.62
10 Griffith, Percy L—Henri P Wertheim et al. ..... 30.91
10 Goth, Frank—Gude Bros ..... 84.01
10 Goldberg, Jeremiah—Adolph Shoer....104.36
10 Gruhn, Pauline—N Y City Ry Co.costs, 117.88
10 Goldberg, Rose—Harris Weisberg.costs, 28.94
11 Gelberg, Maxwell—N Y Telephone Co..45.11
11 Giles, Leonard W——the same .....34.21
11 Grossman, Max——the same .....46.27
11 Grossman, Leon I——the same .....53.08
11 Grossman, Leon T——the same.....26.92
11 Galatzanu, Marco——the same .....26.92
11 Goldberg, Theresa——the same .....67.69
11 Gracie, Effie——the same .....47.57
11 Gray, Wm G——the same .....21.97
11 Gillin, Joseph——the same .....35.93
11 Gottlieb, Ray G——the same.....28.53
11 Guralnick, Meyer——the same .....61.78
11 Georgi, Carl P——the same .....27.06
11 Grahl, Robert R—Samuel M Schutz et al. ..... 48.57
12 Grober, Max—Am Steel Frame & Band Iron Co..... 22.65
12 Gaalt, John H*—Alexander Spitzer.. ..196.96
6 Harris, Albert—Abraham Angelewitz et al.. ..... 31.22
6 Huff, Frederick—H S Horton & Co..... 925.49
8 Huppert, Isaac—Thos C Edmonds & Co.... ..... 306.03
8 Hirschman, Ulrich—Max Dreyfuss and ano.. ..... 72.42
8 Hagharty, Arnold B—Louis Marcus .. 139.20
8 Hotz, George—American Sales Book Co..81.27
8 Harding, Frank—L W Ensign.....45.21
8 Hillman, Edna—Jas Diack .....62.19
9 Hamilton, Clarence M—Riverside Bank.. .....3,449.08
9 Hennessy, Catharine—Interurban St Ry Co. .....costs, 75.38
10 Holahan, Bridget gdn—N Y City Ry Co. .....costs, 108.88
10 Hob, John—Augustus H Skillin et al....85.05
10 Hartigan, Michael A—Hapgoods .....114.76
10 Holcombe, Emma H—Louis Ottmann..144.51
11 Harfousch, Charles—Pioneer Mfg Co....65.44
11 Harclu, Alfred—Adolph Miller.....85.41
11 Herbert, Wm J—Louis C Raegener....590.12
12 Goutink, Edw J—N Y Telephone Co...52.26
12 Gracie, Emma—L W Sweet & Co....204.82
12 Haight, Mary L—Chas F Hunt....1,132.83
12 Healey, Thomas F, John, Ellen F, Kate M and Henry J—Yawyers Advertising Co. .....117.92
12 Hart, Frieda—Samuel Wacht .....1,072.98
12 Heuser, Kate—Union Ry Co of N Y... .....costs, 108.88
12 Harris, Abe—Sam Eichenbaum.....266.00
12 Hessel, Ferdinand B—Philip Weinberg.160.91
12 Hobart, Geo V—Norman F Kerr....1,970.80
12 Hand, Geo B—Herter Bros ....costs, 141 16
11 Ingram, John W—Charles Rutherford et al. .....902.65
6 Josephs, Michael M—Press Pub Co.....141.63
8 James, Gilbert—Isaac Wile and ano....486.01
9 Jacoby, Morris—Theodore D Eisner et al .....102.96
11 Jones, Hubert M—Alcolm Co.....151.91
11 Jessup, Henry C——the same .....44.41
12 Jacobson, Martin—William Bloom et al.68.01
6 Klausner, Julius—Felix Cohn ..... 44.63
6†Katz, Max—Hyman Polskin et al.....214.65
6 the same——the same ..... 349.41
6 Kennedy, Kate admrx—Wm A Brady..3,798.01
6 the same——the same ..... costs, 2,452.43
6 Kaufman, Harry A—Benjamin Newman..210.95
8 Kalichman, Jos—Davis Rosenberg.....64.61
8 Klugman, Jas—Louis Leavitt .....84.66
9 Krims, Robert—Mutual Alliance Trust Co of N Y .....362.52
9 Kleinfeld, Becka—Thomas Lynch et al.301.01
9 Same—Same .....265.69
10 Kahn, George—Samuel Tillis.....22.49
10 Kohen, Louis—Lazarus Hannes..costs, 17.65
10 Klopstock, George—Ida C Jatter.....345.29
10 Kaufman, Harry—Saks & Co .....154.95
11 Kestin, David—Jacob Siegel.....60.45
11 Knickerbocker, Jessie, indiv and admrx—Edw W Webster .....1,160.63
11 Kennelly, Juliet G—Ethel J Norwood.308.23
11 Kutsovasilis, Peter—Carl Hartmann et al. .....54.22
11 Kleine, William—Emil Fleischl, et al..530.56
11 Kaufman, Harry A—Campbell Art Co..204.31
12 Kjeldson, Stefan—Wyckoff, Church & Partridge, Inc..... .....400.49
6 Lippe, Herman F* and Henry J—Sterling Bronze Co .....469.31
8 London, Julius—Jacob Schoenberg.....114.65
8 London, Julius and Albert—Jacob Bock.... ..... 227.81
8 Lindsay, John—Hannah Brennan .... 130.88
8 Lechty, Anna—Geo F Hinrichs ..... 389.29
9 Lipshitz, Joseph—Julius Fries .....22.41
9 Laspia, Antony—Cross, Austin & Ireland Lumber Co .....477.73
9 Levenson, Sarah—Mutual Alliance Trust Co of N Y.....326.52
9 Lakin, Herman—Solomon Littenberg...120.60
9 Litman, Samuel—Wm O Saxton.....352.12
9 Levy, Dan—Max Harris et al.....55.57
9 Levy, Harry—Kalman Lewis et al....120.58
10 Lucey, Joseph A—N Y Telephone Co....34.10
10 Levin, Adolph—Margaret King.....126.87
10 the same——the same .....1,845.75
10 Langner, Isidore—Jacob Moscowitz....60.00
10 Lutz, George, Jr—Thomas W Langan...50.68
10 Levy, Leah—Henry J Feiser .....54.41
11 Lyons, John J* & Marguerite J—Edward Tabak et al .....147.69
11 Lope, Frederick—Alcolm Co.....65.90
11 Leonard, Wm J—Romandus Mahr, Jr..115.22
12 Ludins, David G—Edwin M Houghtaling et al .....71.68
12*Laster, Hyman—N Y Telephone Co.....77.33
12 Lenihan, Nellie—Jacob Silpa et al....28.31
12 Luigi, Penco—Theodore F Cucurullo..215.67
12 Larkin, James—Mutual Auto Accessories Co of Am..... .....76.69
12 Lynch, Edward—Thomas I McLeod..... .....costs, 116.34
6 Mitchell, Mary—People, &c .....50.00
6 Morgan, Louisa——the same ..... 35.00
6 Melbourne, Geo A—Bernard & Co.....52.77
6 McFerren, James—Percival Kuhne et al... ..... 906.24
6 McCauslan, George—Patrick H Whalen.... ..... 194.09
8 Meryash, Louis—Jacob Bock ..... 227.81
8 Mindil, Phillip—Louis Haberstroh, Jr.158.62
8 Mautner, Hyneck—Conron Bros Co....370.83
8*Mahoney, Wm—American Conduit Mfg Co. .....1,168.59
8 Morris, Chas—Benj Silverman.....480.11
8 Mason, John D—Henry Heininger and ano. ..... 85.90
9 Marcere, Joseph—Cross, Austin & Ireland Lumber Co .....477.73
9 Mabley, Carlton R—Riverside Bank.3,449.08
9 Meyer, Aaron—Bertie N Block .....17.41
9 Miller, Warren A—Artemus Ward..cost, 32.41
9 McCullen, Charles F—Isidor Stein.....63.65
9 Miller, James H—Peerless Engineering Co ..... .....77.36
10 Milella, Martino—Oscar Widner et al..30.46
10 Miller, Charles—Harris Bartelstone et al. ..... .....96.79
10 Meyers, Paul W—Abraham Steinam....262.80
10 Maher, John—Lewis Steinhardt et al..346.87
10 Michaelson, Alexander—Charter Trust Co. ..... .....77.36
10*Mahler, Jacob—Joseph Breakstone et al.319.81
11 Morse, Wm F & Mary—Leo J Bachman. ..... .....106.76
11 Murray, John B & Estelle—Harriet A Tilton..... .....3,337.36
11 Maiken, Herman—Mark Friedman et al. ..... .....25.76
11*Mehler, Joseph—Julia Robert.....8,069.22
11 Morgan, Patrick—Adam T Schneider..254.77
12 Miller, Aaron—Sam Eichenbaum.....266.00
12 Mosely, Geo W—Edward Nestor .....438.72
12 McGregor, Mary T—Met St Ry Co..... .....costs, 67.88
12 Morrison, Kate—Joseph Adelson et al..79.31
12 Moskowitz, Samuel—Abraham Fisher...162.90
8 Neufeld, Morris and Charles—Chas Rosenberg and ano .....108.09
8 Nankin, Morris—Louis Leavitt .....105.30
8 Newbold, Thos—Maurice Isaacs ..... 52.43
8 Newhoff, Benjamin —the same .....52.43
9 Naughton, Francis—N Y City Ry Co..cost, .....107.88
9 Newman, Marcus M—Max Harris et al..45.57
10 Newman, Randolph M—Herman Fichter.151.81
12 Nimark, Edward—Shingo, Shimamura & Toyakichi .....65.24
6 Oakes, Wm E—Robert A Beaty..... 94.97
8 Ordiak, Jacob A—Benj B Davenport....197.95
8 Oppenheim, Dulcie—Lucas Toch ..... 130.21
8 O'Regan, John—Hannah Brennan .... 130.88
9 Owens, Catherine—F Joseph Collins....154.67
11 Oshinsky, Abraham—Nathan H Cohan et al .....68.78
11 O'Donnell, James H—Julia Robert...8,069.22
12 O'Loughlin, Agnes—Elizabeth Cooper..106.60
12 O'Neil, John J—Lawyers Advertising Co. .....117.92
12 O'Brien, Wm H—Wm B Lomas..costs, 70.16
6 Phillips, Louis—Joseph Vollkommer....923.18
6 Pelter, Fannie—People, &c .....50.00
6 Powers, Patrick T—Wm A Brady ....3,798.01
6 the same——the same .... costs, 2,452.43
6 Peguiron, Elise—Samuel J Stiebel et al.. ..... (D) 932.27
8 Perlmutter, Samuel—Chas Rosenberg and ano .....108.09
8 Press, Moses—Jacob Schoenberg.....114.65
8 the same——Jacob Bock .....227.81
9 Perry, Egbert B—Union Ry Co of N Y.... .....costs, 114.78
9*Planeta, John—Herman Finkelstein et al. .....146.90
10 Peterson, Clara—Twenty-third Ward Bank of City of N Y .....1,027.68
10 Phillips, Eugene—Met St Ry Co..costs, 108.88
10 Pecora, Carmeno—Wine Growers' Assn.40.51
11 Pierrez, Jesse C—George Daiker.....315.41
11 Pratt, Zimri I—Alcolm Co.....44.41
11 Pitcher, Herbert A—Harriet A Tilton..... .....3,337.36
12 Plean, Abraham—Milton S Herzog....420.45
12 Penco, Luigi—Theodore F Cucurullo..215.67
12 Parker, Bronk—Minnie L Brewster....210.89
12 Pomeranz, Sam—Abraham Fisher.....162.90
12 Peck, Batholomew—Jesse Durland.....27.41
6 Ryan, Nicholas W—Percival Kuhne et al.. ..... 906.24
6 Richardson, Braxton B—Herman Kuhl..43.52
8 Reilly, James J—T A S Sheridan Co..365.53
8 Raphael, Max—Abraham Bernhard and ano .....199.34
9 Randall, Henry De L—Louis C Raegner.681.19
9 Renner, Frank H—Isidor Falkow.....59.65
9 Rachmilevitz, Peter—Solomon W Johnson. .....107.49
10 Ritchey, Daniel P—Irving E Raymond.43.29
10 Rosenfield, Wm S—Louis Solomon.....62.56
10 Rothschild, Samuel—Albert Kloebler..203.13
10 Rowe, Frances J Wood—Federal Trust Co .....3,878.72
10 Rowe, Wm H, Jr——the same .....3,859.00
11 Rohrlich, Morris—N Y Telephone Co..53.08
11* the same——the same .....26.92
11 Rosenwasser, Isaac—Jacob Siegel.....60.45
11 Rosenmeyer, Al—Herman H Levy.....37.06
11 Rutsky, Sarah & David—Twelfth Ward Bank of the City of N Y.....213.93
11 Rangetti, Amanti—Alcolm Co.....44.41
12 Ruggierro, Joseph—Southern Cotton Oil Co..... .....27.09
12 Roe, Richard——the same ..... .....27.09
12 Roes, John H—Mohawk Condensed Milk Co ..... .....94.75
12 Russ, Henry—Louis Marks et al....781.75
12 Rheinstrom, James—Stanley L Silver et al ..... .....73.38
12 Rohm, Christian W—J & G Lippmann..84.31
12 the same——Lena Hamburger et al.24.77
6 Sipkin, Samuel—Rodman B Ellison et al.. ..... .....92.24
6 Scheiber, Philip & Pauline—Morris Berkman et al .....299.15
6 Street, Frederick B—Thomas W Ellison et al .....34.66
8 Soneberg, Leo & Sarah—Jos Scher.....87.72
8 Samuels, Max—Davis Rosenberg ..... 64.41
8 Seiler, Samuel——the same .....64.41
8 Stember, David L—Julius Padwe..... 82.61
8 Seidman, Matthias—Saml Black..... 113.52
8 Sullivan, Chas—American Conduit Mfg Co.. ..... 1,168.59
8 Sapirman, Jacob—Benj Silverman.....480.11
9 Shapiro, Ike or Isaac—Vitalias Walerstein. ..... .....389.80
9 Schinderman, Joseph—Chas S Rich....224.41
9 Sporner, Sigmund—Mutual Alliance Trust Co of N Y..... .....326.52
9 Schenkein, Samuel—Leonardo Cairo....529.23
9 Stevens, Wm H—Gorham Co.....344.97
9 Schlesinger, Max—Hyman Delinsky...157.20
9 Shepherd, Catherine—N Y City Ry Co.... ..... .....costs, 68 88
9 Shanberg, Max——the same.....costs, 70.78
9 Stern, Carqline——the same.....costs, 69.38
9 Seff, Abraham—James Talcott.....2,299.99
9 Slonov, Isador—Bandler & Greenspan Furniture Co..... .....91.59
10 Sweeney, Ralph J—Wm A Daly.....104.01
10 Schoenfeld, Charles—Joseph Breakstone et al .....319.81
10*Stahl, John—Augustus H Skillin .....85.05
10 Sims, Chas L—Hapgoods .....51.12
10 Schwers, James—Stephen J Twohig..... .....costs, 23.18
10 Schwab, Richard A—Louis Solomon....62.56
10 Smith, Chas E W—Wm J Harris....1,076.51
10 Smith, James A—Boynton Furnace Co.113.63
10 Smith, Wallace K—Hapgoods .....33.72
11 Sondheim, Leopold—Oppenheim Collins & Co..... .....64.81
11 Shipman, Harry—Arleigh Pelham.....74.29
11 Sledge, Wm H—Alcolm Co.....44.41
11 Soners, John E——the same .....44.41
11 Strober, Samuel—Jacob Klein.....68.46
11 Schreyer, Jacob—Walter C Martin....94.51
11 Smith, Arthur W—Francis Derl.....111.50
11 Strickland, Jay—Ntl Newark Banking Co. .....855.87
11 Shauen, Samuel—Frederick Mack et al. ..... .....31.01
11 Stonebridge, Wm H—Julius H Haas....12.72
12 Shapiro, Aaron S & Philip D—Carter, Black & Ayres .....378.69
12*Sirico, Fred—N Y Telephone Co.....36.41
12 Schmidt, Daniel—Martin Zinn et al....25.31
12 Story, Oliver—Nathan Horowitz et al..31.11
12 Smith, Chas E W—Nathan J Miller et al. .....123.03
12 Sipp, Harry by gdn—Wm B Loomas .... .....costs, 70.16
12 Sterck, Edgar—Jacob R Casselberry...31.24
12 Snyder, Edward—Simon Harris et al..27.72
12 Smith, Lillie—Minnie L Brewster.....210.89
12 Shilling, Jacob—Jacob Barron et al..324.48
12 Smith, Geo D, Jr—Louis Neuman et al. .....254.17
8 Thomas, John P Jr admr—Guar Trust Co.. .....89.25
8 Tompkins, Henry exr—M T Reynolds..197.41
9 Timoney, Michael J—Margaret E Murphy. .....12,008.42
9 Tubridy, Michael—James Carroll .....69.37
9 Than, Frank—Max Bandler.....76.66
10 Tubridy, Michael—Edgar Schoemaker et al .....26.68
10 Tebbutt, Samuel—Sophie Mayer et al..155 91
10 Tivoli, Florence E & Wm M—Chas L Appel .....477.30
11 Tepfer, Samuel—Mary B Cushner .....38.34
11 Taylor, Louis M—David Weils Sons Co. .....; ....153 69
11 Tietjen, Henry & Richard—Jane Murphy. .....165.56
12 Telese, Louis—Mussgiller Mangels Co..60.09
12 Totten, Joseph—Peter M Orth, Jr.....191.96
12 Temmsler, Ferdinand W—Leo Ebert....60.12
9 Van Scoten, Anne M—Max Heller et al. .....632.12
10 Van Scoten, Anne M—Louis Preston et al. .....771.88
12 Vogel, John & Cilie—Paul Doppler....400.31
12 Voight, Emma L—Samuel Abeloff....115.39
8 Woytusiak, John—N Y Tel Co ..... 94.78
8 White, Henry—Curtis Blaisdell Co.....174.17
9 Warshawsky, Lillian & Samuel—Mutual Alliance Trust Co of N Y.....326.52
9 Whittemore, M Barton—Wm G Howe...124.63
9 Ward, C Montagu—Maud E Whittemore.369.90
9 Williams, Cordelia—Marie C Segard...184.41
9 Woolf, Coleman—Max Haris et al....20.81
10 Wentworth, Reginald D—James B Regan. .....88.45
10 Ward, Chas M—Gerard P Tollman....178.79
10 Weil, Adolph—P W Engs Sons.....377.97
10 Woods, Westley—Jasper R Rand.....333.79
10 Wilson, Nathan—Harris Bartelstone et al. .....150.39
10 Wolfinger, Morris—Frank Thaler....1,200.84
10 Wolfgang, Max or Tiffany—Wm Bernstein. .....42.61
11 Wicker, Cassius M—Ralph D Mershon..27.41
11 Wilson, Charles—John H Ficken.....100.01
11 Wenk, Fannie—Twelfth Ward Bank of the City of New York ..... .....213.93
11 Weideman, John H—John G Walsh....69.75
11 Willard, Ann M—Margaret R McEwen.250.43
12 Welsh, Thomas J—Man Ry Co et al..... .....costs, 119.60
12 Wadsworth, Harry E—N Y Telephone Co. .....26.09
12 Wightman, Meile J—C H Thompson Mfg Co. .....104.51

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**HECLA IRON WORKS**
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK

**Architectural Bronze AND IRON WORK**

12 Wassermann, Louis—Muhl Genodmann.120.72
12 Walkley, Frank E—Raymond Van Praag Supply Co.....258.32
12 Weiss, Morris & Joseph—Alexander Spitzer .....196.80
8 Young, Sarah—Barnett Bros ..... 136.86
6 Ziegler, Jennie Herman N Freedman....
10 Zimmet, Morris—Frank Thaler.....1,200.84

CORPORATIONS.

6 Julian Scholl Co—Union Paving Co..... costs, 45.00
6 Manhattan Damp Proofing Co—Alfred Peats Co ..... 68.95
6 Merrill Realty & Construction Co—John J Falihee ..... 378.58
6 Neverstale Bread Co Adam A Kramer et al ..... 171.11
6 James Prior Sons Co—Wm O Vilz et al .. ..... 121.66
6 Clark & Co—Crane Co ..... 489.94
6 New York Dash & Axel Co—Robert E Johnson ..... 374.86
8 Bernstein-Levitt-Toube N Y Tel Co..193.60
8 Bronx Borough Realty & Const Co——the same ..... 37.35
8 General Equipment Co——the same .... 34.96
8 Greater N Y Combustion Co——the same... ..... 112.76
8 Graff Bros Co——the same .....78.19
8 Cox & Buckley Co——the same.....22.28
8 Brown Wire Gun Co——the same .....50.91
8 Cunard Realty Co of N Y——the same..60.90
8 Independence League—Chas Scoville....120.71
8 Puritan Tile Co—Federal Tile Co.....129.21
8 N Y City Ry Co—Theresa Taylor.....168 38
8 Highland Construction Co—Sperry & Popham Coal Co Ltd ..... 278.00
9 The City of N Y—May Moranville....539.17
9 the same——the same .....costs, 27.67
9 Stephanidis Bros Co—Wilkinson Bros & Co. .....64.63
9 New York City Ry Co—Guiseppe Forino.100.00
9 The A R Hutchinson Co—Campbell Supply Co.....356 90
9 Manhattan Ry Co & Interurban Rapid Transit Co—Matthew M Goggin.costs, 179.11
10 The Wm H Rowe Son & Co—Federal Trust Co.....3,878.72
10 D Appleton & Co—Elizabeth I Zeisloft... .....1,580.85
10 Robert B Bell & Co—John Vogel.costs, 7.72
11 Long Island R R Co—Lillie Hacker..250.00
11 The Comique Opera Co—Frank Netchert Co .....261.40
11 Eden Construction Co—City of N Y.....44.41
11 Hanothone Building Co—Newman Grossman et al .....145.22
11 St Lawrence Filler Co—Oscar E Konkle. .....1,888.40
11 City of N Y—Emma Corcoran.....2,500.00
12 Plymouth Interior Construction Co—Francis Eckenroth et al .....319.36
12 the same——the same .....1,440.40
12 The Concourse Realty Co—N Y Telephone Co..... .....39.63
12 Ludins & Romm Realty Co—Edw M Houghtaling et al .....182.69
12 S P Pearson & Co—Selig Wittcoff....630 94
12 Elcktron Mfg Co—Edward Lynch et al. .....2,895.94
12 The Aaron Miller Realty Co—Sam Eichenbaum.....266.00
12 Numerical Index Co—Stanley L Silver et al. .....73.38

## SATISFIED JUDGMENTS.

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Ansorge, Bertha—D Hallecy. 1903.....97.24
Same——J Egan. 1906 .....97.24
Same——J Egan et al. 1906.....136.68
[1]Besinger, John—L Zimmerman et al. 1907. .....108.45
[1]Same——C M Minzesheimer. 1907 .....106.95
[6]Burnett, James G D—National Bank of Commerce of N Y. 1897 ..... 329.21
[6]Same——same. 1897 ..... 232.81
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[1]Cohn, Joseph M—Holcomb & Caskey Lumber Co. 1907 ..... 1,069.34
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[1]Cuperman, Sara—I H Konigsberg. 1907...498.70
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Constantine, Richard B—P Allen. 1907...559.30
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Camardella, James & William Hettesheimer—Crane & Co. 1907 .....519 65
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Goldberg, Max, Nathan Weschler & Fannie Cohen—A Frankel. 1907 .....274.41
[1]Goldberg, Hyman—C Breterman. 1907..2,094.24
Guggolz, William—C Vorndran. 1907....104.02
Gratzky, Charles & Ettie Samber—I Hirschhorn. 1906 ..... 53.65
,Goldmark, Godfrey—U S Electro Galvanizing Co. 1906 ..... 109.75
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Haight, Allen T—M C Long. 1907.....430.98
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Lowone, Charles—Standard Plumbing Supply Co. 1907 ..... 250.57
[4]Lewinsohn, Adolph—Lansing Co. 1906 ..... .....costs, 137.87
Lyons, James T—I M Heller. 1907 .... 107.72
[6]Liebeskind, Max—J Liddle et al. 1904....728.19
[6]Same——T H Nickisch. 1904..... .....969.99
[6]Same——H B Simons et al. 1904.....800.21
[6]Same——Murray & Hill Co. 1905.....540.68
[6]Same——P Reddy. 1904.....466.26
[6]Same——same. 1904 ..... .....535.01
[6]Same——M Fine. 1904 ..... .....180.59
[6]Same——Thomas C Edmonds & Co. 1904..183.05
[6]Same——J P Storm. 1904 .....333.05
[6]Same——T Brady et al. 1904.....85.41
[6]Same——same. 1904 ..... .....519.41
[6]Same——J C Rogan et al. 1905.....326.64
[6]Same——Allerton Clarke Co. 1905 .....211.28
[6]Same——V Contessa et al. 1905.....4,402.84
[6]Same——N Y Telephone Co. 1905.....245.87
[6]Same——J F Steeves et al. 1905.....787.30
[6]Same——Consolidated Gas Co. 1905 .....28.92
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Russell, Albert, John O'Regan and John Lindsay—H Brennan. 1907 ..... 130.58
[1]Simpson, William—A Berrent. 1907.....839.32
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Welles, Chas D—J S Sheppard. 1901 .. 1,023.15
Wolters, Christian R—D H Stewart. 1907.. ..... 547.00
Weir, Levi C—H H Lievow. 1907 ..... 58.50
Weir, Levi C—L Ralston. 1907 ..... 82.88
Same——same. 1907 .....2,093.91
Zwerdling, Max & Raphael Kwoczka—L Cohen. 1904 ..... .....61.40

CORPORATIONS.

Brewers' Dupligraph Check Co—A F Cowen. 1907 ..... .....944.57
Magge Carpet Co—J M White et al. 1907..195.73
Cooperative Building Bank—W A Roden. 1906 ..... .....515.22
The Potter Wall Paper Mills—P Stockman. 1907 ..... .....2,176.57
John V Signell Co and John V Signell—J C Rodgers. 1907 ..... 5,048 07
Moss Realty Co—M M Golding. 1907 ....166.68
Philadelphia Casualty Co—J H Islesdermers. 1907 ..... 10,439.88
Metropolitan College of Music—R M Davenport. 1898 ..... .....1,972.06
The Fidelity & Casualty Co of N Y—A M Bangs. 1907 ..... .....320.42
[1]P M Fletcher Co—V E Pomeranz. 1907..503.70
[1]The Chelan Consolidated Copper Co—C F Naething. 1907 ..... .....1,852.54
[1]Same——same. 1907 ..... .....2,547.52
Seventy-eighth Street Realty Co, Inc—A Blumkin 1907 ..... 64.41

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

July 6.

41—85th st, No 77 East. Rosen & Fritz agt Mary A Hackett and Martin J Hackett.$170.00
42—1st av, n e cor 50th st, 80x39.1. Weissberg Mark Co agt Mt Morris Construction Co, Jacob Grant & J A Rappaport .... 503.49
43—117th st, No 327 East. Harry Joroff agt Albert Mezey & Morris Meinhardt.....1,000.00
44—48th st, No 40 West. Black & Boyd Mfg Co agt Anna M Johnston ..... 1,510.49
45—Amsterdam av, No 1435. Isidor Pollack agt Jacob Brown and Selig Elfin ..... 375.00
46—2d av, No 690. Joseph M Weinstein agt Charlotte Block, Meyer Reiber & Nathan Rabinowitz ..... 800.00
47—106th st, No 236 East. Samuel Shapiro agt Frederick Benzen and Siegel Rosenberg & Co ..... 150.00

July 8.

48—West Farms road, s s, 168 w of 167th st, 50x100. Vincenzo Grillo agt Rosa Amelia and James De Carlo ..... 229.75
49—2d st, No 238. Morris Hochberg agt John Scheer and Sam Blastein ..... 20.00
50—215th st, s s, 88.6 w Barnes av, 25x125. Tremont Sash & Door Co agt James De Carto ..... 367.41
51—156th st, s s, 25 e Union av, 50x91. Union Woodworking Co agt Marks & Greenky.... ..... 2,393.40
52—Same property. John Randall agt Harry Marks and Marks & Greenky ..... 2,440.57
53—18th st, Nos 157 and 159 West. C S Goss & Co agt Mrs Alfred M Kau, Frank W Rose and J Hooper ..... 66.00
54—117th st, s s, 56.5 w Lexington av, 44.7x 87.11. Harry W Bell agt Harris Kohn.... ..... 1,679.00
55—2d av, No 96. Standard Metal Ceiling Co agt Charles W Frank, Horwitz Bros and Salvatore Rottelo ..... 40.00

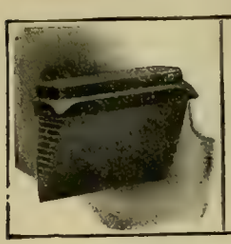
July 9.

56—Central Park West, w s, whole front bet 73d and 74th sts, 204x100. E Ratzler Co agt Boehm & Coon ..... $3,070.94
57—42d st, Nos 226 to 232 West. Donald Mitchell et al agt Dunmore Realty Co and John L Murray ..... 42,868.31
58—151st st, 8th av and Macomb's Dam road, triangular plot, 96.7x179x203.5. Jacob Barron agt S & R Construction Co and Isaac Miller ..... 650.00
59—6th st, Nos 324 and 326 East. J Rubin & Bro agt Bella Altman and Henry Altman.. ..... 3,850.00
60—167th st, No 500 East. Wiswell & Polley agt Christian Heck and Stuyvesant Engineering Co ..... 40.88
61—Intervale av, e s, 57.5 n Kelly st, 100x87x irreg. Murray & Hill Co agt Arch Realty & Construction Co ..... 1,523.00
62—77th st, No 309 West. Jonas Kahn agt Sedohr R Aigialgos ..... 83.00
63—Westchester av, s s, 110 e Brook av, 216x 208.10x irreg. Frederick J Moses recr agt Archibald D Rusell and J T Finn & Co..397.32
64—5th av, s e cor 111th st, 50.11x100. Ross Lumber Co agt Nathan Miller et al, William Eisenstein & I Swartz ..... 115.26
65—46th st, No 345 East. Joseph B Gretzer agt J Gaus and Wilkes Construction Co.... ..... 224.50
66—Broome st, No 200. Same agt same..207.00
67—Hughes av, e s, 210 n Pelham av, 20x 100. Max Feld agt J Ambrida..... 30.50
68—Intervale av, s s, 57.5 e Kelly st, 100x irreg. John Bell Co agt Arch Realty & Construction Co ..... 1,825.40
69—122d st, Nos 504 to 510 West. Michael J Callahan agt Isaac Huppert and Huppert & Bernstein ..... 1,461.00

July 10.

70—115th st, Nos 125 and 127 East. Isidor Cohen agt Meyer Frank, Frank Dansky and Jake Schillins.....100.00
71—115th st, Nos 117 and 119 East. Same agt same .....100.00
72—115th st, Nos 121 and 123 East. Same agt same .....100.00
73—156th st, s s, 25 e Union av, 50x91. M Eberhardt & Son Co agt Marks & Greenky. .....363.30
74—49th st, Nos 335 and 337 East. Morris Uglansky agt David and Lena Cohen Co and David Cohen .....150.00
75—Washington av, n e cor 167th st, 65x127. Edwin M Houghtling agt Carmine Altieri, P Altieri & Son.....36.40
76—41st st, s s, 65 w 10th av, 125x100. John A Carlson agt Trustees of St Raphael's Church and O L Menard .....360.07
77—Audubon av, s e cor 169th st, 95x35. Samuel Smith agt Peck & Scoboloff.....420.00
78—49th st, Nos 337, 339, 343 and 347 East. New York Moulding Co agt David and Lena Cohen Co.....55.00
79—10th av, Nos 767 and 769. A D Granger Co agt Jacob H Becker and J C McQuarrie Co.....228.00
80—2d st, Nos 196 and 198 East. Abraham Sterling agt David Lion and Mrs Kuhl..23.75
81—Park av, s w cor 97th st, 85x100. Colonial Gas Fixture Co agt Philip Leizerkowitz and Rosenberg & Feinberg .....440.00
82—Intervale av, e s, 57.5 n Kelly st, 100x100. Max Feld agt Arch Realty & Construction Co.....250.00
83—78th st, No 204 West. Morris Greenberg agt Wm R Cochran and Lee & Rumbough. .....134.11
84—Fulton av, n w cor 171st st, 80x115. Marius F Bos agt Rev David H Greer, Bishop, &c and J C Vreeland Building Co. .....5,228.13
85—Grand av, w s, 100 n Burnside av, 100x 200. Henry Zudek agt John Hitchcock and Arthur Belmont .....3,350.00

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86 Mt Hope pl, n s, 125 e Jerome av, 150x100. Harry Zudek agt Aaron Miller Realty Co and Aaron Miller ..... .....260.00

July 11.

87—115th st, Nos 434 and 436 East. William Williams & Co agt Roman Realty & Construction Co..... .....40.00
88—Chrystie st, No 197. Max Gottlieb agt Esther Minsky and Siegel Rosenberg & Co. ..... .....110.00
89—106th st, No 236 East. Same agt Frederick & Christina Binzen and Siegel Rosenberg & Co..... .....145.00
90—Hamilton st, No 58. Jonas Kantrowitz agt Tillie Talsky, Morris Rosen and Louis Rosen ..... .....675.00
91—Arthur av, No 2371. Luman A Soule et al agt Giosue Barba ..... .....4,745.68
92—34th st, Nos 43 and 45 West.....| 35th st, Nos 62 and 64 West.....| Standard Carpenter Works agt Samuel Green and Kertscher & Co..... ..... ...4,500.00
93—Intervale av, e s, 57.5 n Kelly st, 100x100. Russell & Erwin Mfg Co agt Arch Realty & Construction Co..... .....534.55
94—61st st, No 110 West. Architectural Engineering Co agt Anna T Duross and John T Finn..... ..... ..... .....135.00
95—215th st, s s, 88.6 w Barnes av, 25x125. Urbana Cavallucci agt James De Carlo. ..... ..... .....91.00
96—Washington av, Nos 1462 to 1468. Isaac Middleman agt Samuel Williams, Samuel Grodginsky and Ike Haft .....1,181.00

July 12.

97—122d st, Nos 504 to 510 West. Crane & Mahoney agt Huppert & Bernstein.....1,085.90
98—Broadway, s e cor 184th st, 75x100. Neil Campbell agt William Lyman.....1,333.90
99—2d av, n e cor 89th st, 100x100. Niagara Wood Working Co agt Estate Isaac Sprung and Isaac Sprung ..... ..... .....610.84
100—Water st, s e cor Corlears st, 240x200 to East River. Vulcan Iron Works agt Hecker, Jones, Jewell Milling Co..... .....195.60
101—11th and 12th avs, 58th and 59th sts, whole block. Same agt Interborough Rapid Transit Co and Milliken Bros .....500.00
102—3d av, Nos 4274 to 4280. Benjamin Shidlow agt Northwestern Realty Co and William Max..... ..... ..... .....42.85
103—Same property. John H C Johannsmeyer agt same ..... ..... .....23.00
104—Broadway, s e cor 62d st, 116.2x171.8. J P Duffy Co agt John G. Rebecca D. Mary E and Ella V Wendell and J T Finn Co.588.00
105—Austin pl, w s, 120.9 s 147th st, 561.5x145.1 to Timpson pl x488.7x241.6, and.....| Austin pl, e s, 132.2 n 144th st, 502.2x120.9x519.8x70.4..... .....| Antonio Scerbio et al agt Ajax Construction Co & John Hyde ..... 8,666.70
106—2d av, s e cor 48th st, 50x100. William Ehrlich agt David Lena Cohen Co .....50.00
107—Orchard st, No 29. Joe Roth agt Celia Cohen, Nathan Goldman & Israel Freiman.. ..... .....187.00
108—6th st, Nos 324 and 326 East. Kurwitz & Finkelstein agt Bella & Henry Altman and J Rubin & Bro ..... 285.00
109—Union sq, No 52, and .....| 16th st, Nos 104 and 106 East.....| Paul Glasser agt Geo H Pigueron and Acme Building Co ..... 77.75
110—3d av, No 577. Henry Witson agt Estate of James Rosell and James Hinchery....65.50
111—17th st, No 22 West. Hynds Bros agt John Seamans and J C MacQuarrie & Co..83.00
112—Simpson st, Nos 1049 to 1061. Meyer Siratkin agt Louis Stern and Greenberg & Kamber ..... ..... 220.00
113—Rivington st, Nos 308 to 312. Solomon Bisgais agt Herman Haas and Louis Aronowitz ..... 250.00
114—Morton st, No 5. Weisberg Mark Co agt Mautner Contracting Co, Joseph E Mautner & Morris Moses, Mary Simpson.....30.25
115—156th st, s s, 25 e Union av, 50x—. David Garman agt Marks & Greenky ..... 350.00

## BUILDING LOAN CONTRACTS.

July 6.

No Building Loans filed this day.

July 8.

Hull av, n w cor of 205th st, 29.7x100.11x25x100. Alexander P Falconer loans Sophie Muller to erect a 2-family dwelling. — payments ..... $7,000

July 9.

Broome st, n s, 42 w Norfolk st, 75.4x93.6. Solomon Wronker loans Jacob Levy to erect two 6-sty tenements; — payments ..... 30,000
Carpenter av, e s, 25 n 234th st, 177x105.5. Hamilton Bank of New York City loans North Borough Home Co to erect seven 2-family dwellings; — payments ..... 28,000

July 10.

Zerega av, s s, 479.9 e Castle Hill av, 25x103.5 x25x103.6. Mary Hecht loans Maria D Sabatini to erect a 3-sty tenement; 2 payments..... .....5,000
Broadway, w s, 90.11 n 122d st, 130.11x100. Chas M Rosenthal loans Times Realty & Construction Co to erect a 6-sty apartment; 13 payments ..... .....100,000
56th st, n s, 174 e 1st av, 120x97x irreg. City Mortgage Co loans Lewis Realty & Construction Co to erect three 6-sty tenements; 1 payment ..... .....10,000
Marian st, e s, 125 n 238th st, 25x100. James Hynes loans James and John J Quinlan to erect a 2-family dwelling; — payments..3,000

July 11.

Sylvan pl, Nos 3, 4 and 5. Augustus F Holly loans Samuel Williams, Samuel Grodginsky and Isaac Haft to erect a 6-sty apartment; — payments ..... .....45,857.19
Garden pl, e s, 175 n Sumner st, 47x102.7. Wilbur S Underhill loans Geo A Taubert to remodel building; 2 payments.....1,600

July 12.

Chauncey st, e s, 125 n West Farms rd, 25x100. Teachers Cooperative Building & Loan Assn loans John J Boylan to erect a — sty building; — payments. .....2,640
Washington av, s e cor 187th st, 50x101. Title Guarantee & Trust Co loans James Mulholland to erect a 5-sty tenement; 8 payments. ..... .....35,000
Bathgate av, s w cor 176th st, 110.5x114.5. City Mortgage Co loans Michael Redmond Construction Co to erect three 5-sty tenement; 1 payment.....10,000
Bronxdale av, s w s, 37 s e 187th st, 40x—. T Emory Clocke loans Mariano Scandura & Maria Scandura to erect a —-sty building; — payments ..... 4,500
Bryant av, w s, 100 s Jennings st, 50x100, and Bryant av, 175 s Jennings st, 75x100.....| Margaret Knox loans Nicholas Goldman & Nathan Cohn to erect a —-sty building; 7 payments ..... 27,500
Kelly st, w s, 130.4 n 165th st, 50x100. James G Wentz loans Adolph Schwartz to erect a —-sty building; 7 payments ..... 17,000

## SATISFIED MECHANICS' LIENS.

July 6.

151st st, n s, whole front between St Nicholas pl and St Nicholas av. Audley Clarke Co agt Apartment Construction Co et al. (Dec 3, 1906) ..... $225.00
2d av, n e cor 10th st. Adolph Goldstein et al agt Aaron Avrutis et al. (Feb 18, 1907)..53.00

July 8.

Bank st, No 59. Chas M Gray Marble & Slate Co agt Cornelia S Robinson. (Oct 23, 1906).. ..... 57.00
[2]College av, e s, 150 s 170th st. Abram Mark agt August Diener et al. (June 18, 1907).. ..... 175.00
[2]Wyatt st, n w cor of Berrian av. Same agt Joseph Diamond et al. (June 18, 1907)..175.00
[2]Olmstead av, s e cor of Ellis st. Same agt Jacob Cohen et al (June 18, 1907).....80.00
[2]Broome st, Nos 65 and 67. John F Cronin agt Jacob T Hildebrant et al. (April 8, 1907) ..... 22.58
Hamilton st, No 31. Phillip Levitt agt Joseph Rabinowitz et al. (June 19, 1907)..187.00
Attorney st, Nos 155 and 157. Biller & Filder agt Cohn, Bader & Rubinstein. (April 30, 1907) ..... 191.00

July 9.

Morris av, Nos 631 and 633. Raffael Luonzo et al agt Amodio De Toro et al. (July 20, 1906) ..... 400.00
Union av, e s, 43 n Home st. Degeinomini & Maurice agt Louis Weiner et al. (June 1, 1907) ..... 684.90
139th st, Nos 510 to 530 East. Louis Solomon agt Abelman Construction Co et al. (June 28, 1907) ..... 875.00
Same property. Same agt same. (June 29, 1907) ..... 875.00
[3]Richardson av, e s, 240 n 237th st. Barnet Karol agt Leo Lebel et al. (Apr 4, 1907) ..... 103.38
[3]Bank st, No 59. Edwin E Tullis agt Cornelia S Robinson. (Oct 16, 1906) ..... 675.00

July 10.

Monroe st, No 216. John O'Connor agt Charles Aul et al. (Jan 23, 1906).....188.58
Same property. Chas J Bitz agt same. (Mar 28, 1906) ..... .....940.00
Same property. Same agt same. (Mar 28, 1906) ..... .....940.00
Same property. Same agt same. (Mar 28, 1906) ..... .....43.99
38th st, No 315 East. The Weisberg Mark Co agt Louis Zimmerman. (May 23, 1907)..500.00
2d av, Nos 1094 and 1096. Same agt same. (May 23, 1907) ..... .....2,200.00
54th st, No 425 West. David J Comyns agt Adolph Kastner et al. (June 17, 1907). ..... .....722.00
Broadway, s e cor 62d st. Crane & Clark agt John G Wendell et al. (July 5, 1907) ..... .....1,234.78
Same property. Same agt same. (July 5, 1907) ..... .....1,234.78
139th st, Nos 534 to 542 East. Louis Prince agt Steinmann Realty Co et al. (June 19, 1907) ..... .....110.00
145th st, n s, 100 e 8th av. George Colon agt Northwestern Realty Co. (June 3, 1907) ..... .....4,807.93
71st st, Nos 103 and 105 West. Brown Ketcham Iron Works agt Oak Realty Co. (June 26, 1906) ..... .....5,289.80

July 11.

[3]Avenue A, No 214. Cleonice Policastro agt David Fellerman et al. (June 18, 1907)..526.50
[3]Pitt st, No 137. Chas O Reissmann agt Samuel Kashetz. (June 20, 1906).....50.00
156th st, s s, whole front between Fox and Southern Boulevard. Abraham Lerman agt Bauhahn Realty Co. (March 25, 1907).1,425.00
[3]107th st, Nos 62 and 64 East. Hyman Brown agt Louis Phillips et al. (Jan 12, 1907)..87.50
Fairmount pl, n e cor Prospect av. Ella M McCabe agt Minister, &c, of the First Reformed Protestant Dutch Church of West Farms. (Nov 16, 1906) .....1,864.60
Same property. Same agt same. (May 1, 1906) ..... .....1,864.60
Same property. Emil Bartolicius agt same. (Jan 14, 1907) .....158.47
Same property. James H Y[illegible] Stone Co agt same. (May 3, 1906) .....817.50
Same property. Charlotte M[illegible]hn agt same. (Oct 12, 1905) ..... .....143.00
Fairmount pl, n s, 89 e Prospect av. The John Bell Co agt same. (May 2, 1906).....445.68
Same property. Michael O'Connell agt same. (May 3, 1906) ..... .....1,005.15
Madison av, n e cor 133d st. Jacob Barron et al agt Vincent C Carrier et al. (June 14, 1907) ..... .....165.00
Morningside av, No 171. Louis Sack agt Caroline Lederer et al. (May 22, 1907).....83.00
[2]Harlem River, e s, whole front between 189th and 193d sts. Morrison Dredging Co agt Kingsbury Real Estate Co. (April 19, 1907) ..... .....14,428.52
[2]Avenue A, No 219. Sam Litt agt Birdie C Schlesinger. (June 12, 1907) ..... .500.00

July 12.

123d st, Nos 333 to 341 East. John M Delaney et al agt Alexander Rockmore et al. (April 5, 1907) ..... .....400.00
Same property. G H Gerard Son & Co agt same. (April 2, 1907) .....3,090.00
Same property. Antonio Riccardi et al agt same. (April 8, 1907) .....2,300.00
Same property. Barnet Movshowitz agt same. (April 9, 1907) ..... .....600.00
Same property. Union Stove Works agt same (April 4, 1907) .....975.00
Same property. David Wechsler agt same. (April 6, 1907) ..... .....430.00
Same property. Nathaniel Wise Co agt same. (April 3, 1907) ..... .....1,422.55
Monroe st, No 216. Chas J Betz agt Charles Aul et al. (Feb 7, 1906) ..... .....940.00
[2]20th st, No 24 West. H S Ackerman agt Alois Habisreitinger et al. (March 27, 1907) ..... .....294.00
[2]Same property. Michael Larkin et al agt same. (Feb 28, 1907) ..... .....120.00
[2]Same property. J E Lahener Co agt same. (Feb 21, 1907) ..... .....650.00
[2]Same property. John Best agt same. (March 4, 1907) ..... .....150.00
[2]Same property. American Lumber Co agt same. (Feb 28, 1907) ..... .....99.52
[2]71st st, Nos 103 and 105 West. Israel G Howell et al agt Oak Realty Co. (Dec 26, 1905) ..... 752.83
[3]Trinity av, No 782. Salvatore Zimbardi agt Rosa Wiederman et al. (Apr 9, 1907)..380.00
[2]2d av, Nos 1094 and 1096. Edward Palmer agt Louis Zimmerman. (Jan 12, 1907)..680.00
[2]2d av, e s, 60 s 58th st. The New Jersey Terra Cotta Co agt Louis Zimmerman et al. (May 21, 1907) ..... 100.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

July 5.

Knight John W, Wm D Nesbitt, Walter J Yancey and Richard H Nesbitt; Henry E Steel; $15,470.18; Rounds & Schurman.

July 6.

Godbold, William; Hopkins, Dwight & Co; $600; G H Corey.
Baltimore Bridge Co; Norman W Kerngood; $3,165.50; A Pagelow.

July 9.

Hine Bros; Bowring & Co; $36,682.62; Wallace, Butler & Brown.
Jones, John P; National Bank of North America in N Y; $7,000; Winthrop & Stimson.

July 10.

The Exchange Bank of Macon, Ga; Hanover National Bank of the City of N Y; $40,000; P S Dudley.
Dunn, Louise S & B Sherwood; Wm D Wheeler; $3,076.95; Kroyer & Austin.

## CHATTEL MORTGAGES.

July 5, 6, 8, 9, 10 and 11.

AFFECTING REAL ESTATE.

Corrie & Schats. 133d st and Madison av..N E Mantel & Tile Co. Mantels. 86 at $8.50
Fergensohn, D. 146 Columbia..U S Gas F Co. Gas Fixtures. 250
Same. 122d st and 2d av....same. Gas Fixtures. 400
Greenbaum & Kreisler. 166 W 129th..U S Gas Fixture Co. Gas Fixtures. 1,150
Morgans, T. 2586-96 Briggs av..Colonial C Co. Gas Fixtures. 500
Piermont, G M. 142 to 146 W 83d..U S Gas F Co. Gas Fixtures. 400
Same. 7th av and 131st st....same. Gas Fixtures. 500
Sorkin, Riccardi & Co. Goerck and Houston.. Silberstein & Silver. Mantels. 406

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| Rosendale, or Natural, in wood, Per bbl. | | @ | 95 |
| Portland, Domestic, in wood | 1 65 | | 1 75 |
| Portland, German | 1 90 | | 2 10 |

Manufacturers' Quotations:

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|---|---|---|---|
| Atlas Portland | 1 65 | @ | 1 75 |
| Alsen (American) Portland | 1 70 | | — |
| Vulcanite | 1 68 | | 1 73 |
| Trowel Portland | — | | 1 70 |
| Nazareth | — | | — |
| Lehigh | 1 65 | | 1 70 |
| Dyckerhoff (German) Portland | 2 50 | | 2 75 |
| Alsen (German) Portland | — | | 2 30 |
| Royal Crown (Belgian) | 1 80 | | 2 00 |
| Heyn Bros. (German) | 2 20 | | 2 50 |
| Northampton | 1 71 | | — |
| Dragon Portland | 1 70 | | — |

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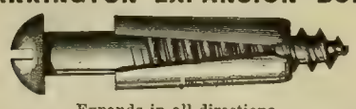
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Why are they used in all principal buildings in New York, Brooklyn and neighboring cities?
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**PALMER No. 1** common, high grade for brown and scratch coats.
Yorktown Heights lime.
Connecticut White lime.
Hoosac Valley Lime.
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**Especially adapted to brown and scratch coats.**

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REAL ESTATE RECORD AND BUILDERS GUIDE.
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THIS week's stock market has been almost a duplicate of last, and in spite of several depressing influences there has been a marking of time indicating the sound basis of business. The failure of a large commercial firm naturally affected sentiment. The house was not interested in stocks, but speculators reasoned that they could get little aid from banks if the latter declined to accommodate commercial concerns. Although fluctuations have been comparatively insignificant there is undoubtedly a gradual improvement in the market. As a writer on finance says, "The things which directly and properly affect the stock market have been so thoroughly discounted that the bear party is compelled to look outside for arguments." That the market is in a good technical condition for hardening prices cannot be denied, though there may be many ups and downs before the advance is established. On Wednesday of this week there was a slump at the close, there being a loss of 2 points in Steel Common, breaking to 36. It afterwards recovered somewhat. On the other hand the support accorded Union Pacific was aggressive. Higher figures than 150 for this stock are freely talked of and whether there is any manipulation or not in advancing the price it is undoubtedly a good investment security even at 8 per cent. But this is, after all, a purely mid-summer market and it is not easy always to find reasons for the action of the stock market. The public is certainly not in the market and it is not likely that it will be for some time to come, so long as savings banks pay 4 per cent. and profitable employment can be found for funds in general business. War talk has subsided, and Japan is ready to guarantee a loan of $20,000,000 to be floated in London for the development of the Manchurian railway system. Money is lower this week, which is news always welcome to building interests and real estate operators, but in these dog days there is little activity and consequently less demand. Call money has not exceeded 4 per cent. and time money, six months, 6 per cent. Rates are much lower abroad, and why they should be so much higher here is a problem yet to be solved.

DURING the past three years there has been a gradual decrease in the number of private residences and apartment hotels erected in Manhattan, but during the first six months of 1907 the tendency towards such a decrease has culminated. Not a single apartment hotel has been projected so far during the current year; and it becomes a matter of some interest whether this type of residential building is only suffering a temporary eclipse, or whether it will disappear as one of the popular classes of residences in Manhattan. The truth would seem to be somewhere between these two opinions. There can be no doubt that during 1901, 1902 and 1903 the erection of apartment hotels was very much overdone and that there was no demand for this class of accommodation sufficient to fill the 100 large residential hotels erected during those years. There was so much over-building during the ye[illegible] tioned that the demand for hotel accommodation likely to overtake the supply for many years; but probable that eventually there will be a moderate r[illegible] of hotel building. The position of New York as the [illegible] ness metropolis of the country, which is likely to becom[illegible] more rather than less important in its effects, will alwa[illegible] bring to the city a large floating population, who will re[illegible] main there long enough to want something different from a room or two in a noisy Broadway hotel. Then regular residents of New York show an increasing preference for a country home near the city, the pleasures of which are varied by life for a few months each year in a Manhattan apartment hotel. It is likely, however, that the coöperative apartment house, which is at the present time the most popular type of large residential building, will compete with the apartment hotel for the custom of this second class of people. The coöperative apartment is cheaper either than a private residence or than a rented apartment of the same size. It is peculiarly adapted to the needs of a well-to-do family, living in the neighborhood of New York, who want to have a place in the city which is ready for occupation at any time, and on the shortest notice. There can be no doubt, also, that the coöperative apartment house, if it continues to succeed, will also prove to be a severe competitor with the private residence. It enables its owner to obtain a permanent dwelling in a good location for less money than he would have to pay for an old brown stone house in a very much inferior location, and the number of people who have been buying these apartments may partly account for the fact that the building of new private residences is almost at a standstill. The plans have been filed for only about a dozen of them, so far, during the current year, which is a new low record.

## Manhattan and the Other Boroughs.

WHATEVER may be the course of general business during the coming year, the existing situation and the future prospects of the real estate market in New York City do not raise many questions which cannot be answered. The wave of speculation in Manhattan real estate which began in 1901 and reached its height in 1906 is now definitely subsiding. It is receding slowly and its effects will linger for some years; but its force is none the less spent. It was dependent upon conditions which have now been partially superseded, and the next boom in Manhattan real estate, whenever it comes, will take on decidedly different characteristics. Manhattan will cease to be the comparatively independent city it has been in the past. It will become more and more in an economic sense what it has been for ten years in a legal sense. It will become more and more merely one borough of a greater city; and its desirability both for residential and business purposes will become more and more strictly specialized. It will come to have, that is, a special and limited function in that larger economic organism, which is known as Greater New York.

The recent speculative boom in Manhattan real estate was remarkable for its diffused effect upon all classes of property and all parts of the city. It affected either successively or at the same time gilt-edged real estate in the financial district, the new wholesale section north of Fourteenth Street, the streets and avenues devoted to retail trade and amusements, the private residential quarter south and east of Central Park, and the neighborhoods all over the island in which tenement houses were built. Of course it affected some classes of property much more than others; and there is one district, viz., Greenwich village, which it passed by almost entirely. But on the whole it is distinctly true to say that this long and lucrative speculative exploitation of Manhattan real estate was as far as possible from being limited or specialized in its influence. It was based upon the growth of Manhattan as an independent economic and domestic organism, in which all phases of business and residential activity were developing side by side. The only class of buildings which had been of much importance in the past life of Manhattan and which were neglected during the recent speculative movement, were the cheaper grade of private residences. The cost of land in desirable neighborhoods had become so high that New Yorkers of moderate means, who wanted houses of their own, were pretty well forced to live outside of Manhattan, and this stoppage in the construction of cheap private houses in Manhattan contained a plain prophecy of similar changes to follow, but these changes did not develop during the course of the re-

estate movement. That movement was widely
n its effects upon different classes of property and
parts of the borough.



plain, however, that Manhattan cannot count upon
ntinuation of this all-around development. Owing
ely to the improved means of communication with the
er boroughs, it will lose to those boroughs in certain re-
ects and gain from them in certain other respects; and
he net result at the end of ten or fifteen years will be that
the sort of business which will be transacted in Manhattan and the kind of people who will live there will be very much specialized. These changes will not mean any diminution in the value of Manhattan real estate; but it will mean that in the future real estate, which is well situated for the peculiar lines of business in which Manhattan will have the advantage, will benefit more largely from the growth of the borough than will real estate which is not so situated.

There can be no doubt that Manhattan is destined to lose in population compared to the other boroughs, and the inhabitants which it will lose will, in the beginning, be chiefly those which live in cheap flats. The laborer, the mechanic and the factory hand are obliged to live near their work. In so far as the factories are, as they will be, moved to other boroughs, New York will also lose the class of population which lives in the cheapest tenements; and the loss from this source will be considerable. But it will be more considerable among people of somewhat larger incomes and of more economic independence, who can more easily afford carfare. People of this kind will move in large numbers during the next five years to the outer boroughs, and the residents of Manhattan will be divided more largely than at present among the rich and the poor. Residential property that is available either for expensive apartment houses and private dwellings, or for cheap tenements, will find a readier market than real estate that is available for moderate-priced flats. Of course Manhattan will not, in the near future, lose absolutely in population. Its loss will be relative to the gain of the other boroughs. But within the next twenty-five years the time will come when its increase in population will be negligible, and when the New Yorker that lives in Manhattan will become very much the exception. People will be able to obtain pleasanter homes for less money in the other boroughs, and the improvement in means of transit will enable them to take advantage of this opportunity.

Improved interborough transit will also have its effect upon business. Many manufacturing enterprises which now have their factories in Manhattan will find it cheaper to obtain new locations on Long Island or in New Jersey, and the increase in the various lines of manufacture now located in Manhattan will also seek the other boroughs. There will doubtless be certain trades, like that of publishing, for instance, which will have their factories in the central borough, but, on the whole, Manhattan will become an increasingly expensive place in which to carry on even the lighter kinds of manufacture. And this removal of the work shops will, as we have seen, mean also the shifting of a large number of tenement-house residents. On the other hand, if Manhattan loses as a manufacturing center, it is destined to gain enormously as a center of retail and wholesale trade, and as a place of amusement. The improved means of transit will enable the population of the outer boroughs to travel to Manhattan more than they do at present for the purposes of making their purchases and taking their pleasures, while at the same time there will be an increasing concentration in that borough of all business which must be transacted in offices. Of course, it is real estate along the central ridge of the island—along the lines of Broadway and Fifth avenue—which will receive the benefit of this increasing concentration of certain classes of business, but the area of the benefit will be gradually enlarged. In twenty-five years the city will have almost twice as many inhabitants as it has at present; and the amount of space which their industrial occupations will demand will increase in even a greater proportion.

**READY FOR DELIVERY.**

The Index to Volume LXXIX. of the Record and Guide, covering the period between January 1 and June 30, 1907, is now ready for delivery. Price $1. This Index covers all transactions—deeds, mortgages, leases, auction sales, building plans filed, etc. Orders for the Index should be sent to the office of publication, 11-15 East 24th St.

# Concrete Construction

**A High-Grade Working Organization Essential, as in Other Systems.**

THE public are entitled to an adequate explanation of the failures which have occurred in the construction of reinforced concrete buildings. Are they due to inherent faults or weakness in the combined materials, to inferior architectural and engineering design, or to the methods followed by the contractors?

Such a failure as the one occurring the past week in Philadelphia during the construction of the 3-sty building for the Bridgman Bros. Company, should not pass without the most thorough investigation. The plans for this building were approved by the Building Department of Philadelphia and the work was well along towards completion. The portion of the floor which fell and carried with it other portions of the building had been concreted five days. It is claimed that the contractor's foreman instructed a labor foreman to remove every other post supporting the green work. The laborers misunderstood this order and removed all the supports.

This is the claim advanced, and it is the explanation offered for other similar failures. It would not be surprising that a plastic material poured into wood moulds and requiring time to strengthen should fall when the supports are prematurely removed. This of itself would not condemn reinforced concrete as a building material, but would demonstrate the lack of adequate supervision and organization by the engineer and contractor in charge of the work.

It should impress those in control of the design and erection of such buildings with the fact that concrete is manufactured at the building and must obtain its strength through age. Careful inspection should be made before placing the material under strain to determine that the cement, sand and stone had sufficiently combined and hardened to be put into use. The steel manufacturers analyze, both chemically and physically, their product before placing the same upon the market. The tile manufacturers examine carefully the product of their kilns. Concrete manufacturers or builders must analyze their materials and assure themselves that the strength and other necessary properties are obtained.

It has been represented to the investing public that reinforced concrete offered many advantages as a building material, but unless it possesses the element of absolute safety, then the other advantages are useless. A building material must be reliable. It must be possible for an engineer to design a building to meet certain definite requirements of the owner and to carry certain specified loads, at a minimum expenditure of money. It is, therefore, absolutely essential that an engineer should know the strength, the durability of the fire-resisting qualities of the material to be used in the building and, further, that the building as built will possess all these qualities.

Reinforced concrete, as well as any other building material, must stand or fall as it fulfils this specification, and unless concrete possesses this factor of reliability then its use in city buildings should be prohibited. This is the broad claim made by certain interests inimical to concrete.

If the merit exists, if reinforced concrete offers to the owner a form of construction which will permit him to erect large, substantial, well-lighted factories and warehouses, fire resisting and possessing the advantage of economy, then it is the work of the engineering profession to put a stop to careless and inferior designs and demand that concrete buildings shall be built by competent concrete contractors.

The failures which have occurred have been due to three causes: First: Poor structural design. Second: Poor cement, sand or stone. Third: Careless supervision and workmanship.

Some of the failures have been due to lack of safety in the design; others have been due to the use of inferior cement, dirty sand or poor stone, but the greater number have been due to gross carelessness in proportioning the cement, sand and stone; insufficient mixing; the omission of the steel reinforcement, and to general lack of organization to handle such work.

The first cause can be obviated by employing competent and experienced engineers to design and superintend the work. The best building sand in the world comes from Long Island, and there is no superior broken stone to the Hudson River trap rock. Such cements as Atlas, Lehigh, Vulcanite and Alpha are equal to any cement manufactured. They can be tested and approved by independent chemists before delivery to the work. Therefore, in the matter of materials for concrete, New York City is unequaled.

The prospective builder would not consider for one moment placing the construction of the Singer Building or a City Investing Building in the hands of a sidewalk contractor, or any contractor inexperienced in handling similar work on a large scale. Successful contractors for steel buildings require high grade organizations, good superintendents and good workmen. The same character of organization must be demanded of the concrete contractor. This has not been done in the

past. A written contract accompanied by the most complete plans and specifications will not necessarily secure a first-class building. The contractor must possess the machinery and tools for mixing and placing the concrete, experienced and educated superintendents to direct the work, and experienced foremen in charge of each division of the work. And with the contract must go a moral obligation to see that work is not only legally done, but well done. The best that good workmanship and materials can give.

It is only just that the investor should secure this character of work and it is in his hands to secure it so soon as he will demand that contracts shall be awarded only to those companies who have demonstrated their capacity through past experience.

As to the real merits of reinforced concrete for fireproof buildings, the best answer is found in the success of such buildings as the 9-sty Robert Gair Building; the 7-sty Kenyon Building and the 7-sty Bush Model Factories, all of Brooklyn; the J. B. King & Co. buildings of Staten Island; the 9-sty Eastman Building; the 12-sty McGraw Building, and the 11-sty Rogers & Pyatt Building, all of Manhattan.

H. C. TURNER,
President, Turner Construction Co.

## Stone Trades Hampered By Tight Money.

A large amount of stone work is being figured, but actual new contracts are temporarily difficult to command. Mr. Michael Cohen, of 1133 Broadway, says the stone business seems to be in a peculiar condition:

"The cut-stone contractors are working overtime figuring jobs, but none seem able to secure many, on account of the owners and general contractors holding back for some reason or other. Also, the cut-stone contractors, because of being so anxious to secure work, are cutting prices to such an extent that it will hurt them in the end.

"There is an enormous amount of work being figured and on the boards. School houses, for instance. There is over $10,000,000 worth to be let within the next year, but, as you know, the City is unable to let the contracts, for the reason that the authorities are unable to sell their bonds. The contractors are finding difficulty in getting money from the City for the same reason, and they in turn hold up the sub-contractors.

"Tenement-house work has probably petered out in the boroughs of Manhattan and the Bronx. However, in Brooklyn there seems to be a larger amount of building construction than at any other time.

"There is nothing of any great importance in the building line transpiring at the present time, and the only thing that most of the trade is looking for is a let-up in the matter of tight money. It seems next to impossible to get much, if any, ready cash, and it is hampering the business to a great extent."

A vast amount of building work, in which the stone trades will have their proportionate part, is being scheduled in Manhattan. In June plans were filed for 20 office and loft buildings to cost $4,518,000, and in May for 16 office and loft buildings to cost $3,578,000, while altogether for the first half of the year plans for 94 office and loft buildings were filed, in the Manhattan Building Department, to cost $21,079,500, as compared with 76 for the first half of the year 1906 at a cost of $19,168,000.

But while loft and office construction planned in the first half of this year exceeds the great record of the first half of last year, the total amount of all new work arranged for, according to plans filed in the Building Department, was $23,000,000 less in estimated cost, of which about $20,000,000 is the deficiency chargeable to speculative (tenement) work. Still, when compared with the 1905 record, the plans for the first six months of this year are less than $11,000,000 behind, and $13,000,000 ahead of the corresponding period in the year 1904.

### Matters of Legislation.

In expectation that the Governor will sign the bill providing for the appointment of a commission to draft a law for the registration of land titles in accordance with the Torrens system, the officers of the Real Estate Board of Brokers of New York are arranging to give the commissioners that are to be appointed full co-operation in the discharge of their duties. Mr. Edward L. King, Secretary of the Real Estate Board of Brokers of the City of New York, in referring to the subject, said that his association is doing all that it consistently can toward insuring the success of the conference. The rooms of the Board are at the disposal of the commission, and, barring the introduction of unforeseen objections, they expect a favorable report on the matter. The New York Board has communicated with other real estate associations urging them to request the Governor to sign the bill and expedite the naming of the commission. Among those written to are the Bronx Board of Brokers, the West End Association, and Brooklyn Board of Brokers.

The Governor has signed the Page bill providing for a commission of nine to revise the New York City Charter. Also the Agnew bill, which provides for the preservation of the waters of the Bronx River by creating a reservation of land to be used for a parkway from a point near 169th st, in the Bronx, to Mount Kisco. The three Commissioners named are Madison Grant, of Manhattan; William White Niles, of the Bronx, and James G. Cannon, of Westchester.

## Dearth of Dwellings in North

Brokers in the Bedford Park and Woodlawn sor, Bronx affirm that they closed more business in weeks of July than during the whole of the prece Many of the sales were vacant lots, which are regard investment from a speculative standpoint in that pan borough. The chief demand at the present time is fc price one and two-family dwellings containing six a rooms and bath. A preference is shown by buyers fc containing the best improvements, such as steam heat an heating attachments.

While there has been a lull in building in Bedford Park eighteen months, it is now conceded that the time for a newal of operations is close at hand. This opinion is furth strengthened by reports from real estate brokers who say that there is a dearth of one and two-family houses in that zone.

Among the new buildings in course of construction is the row of five 2-sty and cellar frame 2-family dwellings on the easterly side of Creston av, just south of 198th st. Each of these houses will contain floors of from six to seven rooms and bath, steam heat and all improvements. The builder is A. Pirk, of 114 East 198th st. Lots in the vicinity are held at $2,500 each, and the buildings in question are costing about $6,000 each. Judging by the scarcity of houses of this description the property will find ready purchasers upon completion.

Further northward, at Woodlawn Heights, there is considerable building under way. In this connection John L. O'Hara, of O'Hara Brothers, Webster av, Bedford Park, advanced the opinion that there is a splendid opportunity for builders in that district. Lots, he said, can be purchased at $1,200 and upwards, and are particularly attractive since all improvements are in and assessments paid. Mr. O'Hara considers that an investment now in vacant lots at Woodlawn Heights would yield a profit of at least 33⅓ per cent. within two years.

### Failure of William T. Hookey.

A petition in bankruptcy has been filed against William T. Hookey, dealer in building materials at 3d av and 129th st, by these creditors: W. H. Barnes & Son, $9,142; John B. Rose Co., $1,916, and George S. Shultz, $1,666. It was alleged that he is insolvent and on July 10 made preferential payments to these creditors: Hiram Snyder & Co., $4,252; Henry R. Brigham, $4,975; Rosendale Cement Co., $3,991; Morse Line Co., $919; H. B. Murchire & Co., $1,739; John J. King, $2,274; Robert Main, $2,337, and Reveley & Emmons, $3,237.

These payments were made on extension notes given to creditors on April 10, when he obtained an extension of three, six and nine months. The first payment on the extension fell due on July 10, he paid the notes mentioned above, but did not pay some others, among which were W. H. Barnes & Son, $3,000; John B. Rose Co., $1,681, and George S. Schultz, $1,666. Mr. Hookey is one of the largest dealers in building materials in the city.

The business was started 30 years ago by Manchester & Philbrick, who were succeeded in 1893 by Manchester & Hookey, the latter being a son-in-law of Mr. Manchester. They dissolved partnership in 1897 and Mr. Hookey succeeded to the business. On March 1, 1899, he formed the firm of Hookey & Mueller, but they dissolved Jan. 1, 1900, since which time Mr. Hookey has carried on business alone.

In his business, Mr. Hookey had to take many first and second mortgages from builders in payment for the materials supplied by him. This, it is said, made him short of ready money, and in April last he asked an extension for his creditors, which was readily granted. At that time, it is said, his liabilities were $332,000, of which $257,000 were to banks and $75,000 to merchandise creditors, and assets over $1,000,000 in mortgages and materials and accounts. Bradstreet's took away his rating then.

### Vermilion Mahogany.

The importations of vermilion mahogany and Okume to New York by the American West African Trading Company will tend to lower prices of these useful woods. Hitherto the beautiful colors and figures of mahogany could only be displayed in the homes of the rich and high class buildings, but the efforts of this company have now made is possible for moderate sized buildings and middle class homes to be made beautiful by vermilion and okume.

### A Foundation Contract.

The contract for the foundations of the Lawyers Title & Insurance Co., at 160 Broadway, has just been awarded to The Foundation Co., of New York. These foundations will be spread footing, steel grillage and embedded concrete construction; 24 feet will be the depth of general excavation, 57 feet front of Broadway; 92 feet depth of main wing. The Maiden lane wing 24x86 feet. The contractors are the Geo. A. Fuller Construction Co., New York.

# THE REALM OF BUILDING

### Church of St. John, in the Bronx.

s handsome edifice is being erected on Kingsbridge av, veen West 230th and 231st sts, in the Bronx. Contracts re let in April, and at the present time all foundation walls e up, ready for the first tier of beams. The basement will e of stone and the upper portion will be laid up with large size Kittaning brick with white glaze terra cotta trimmings. The front portion of the basement will be used as a chapel, and the rear portion for a lyceum and women's meeting-room. All

### Kirby, Petit & Green Plan Nutley Church.

Messrs. Kirby, Petit & Green, 35 West 31st st, Manhattan, are making plans for a proposed church edifice for the congregation of Grace Church, Nutley, N. J., to be erected at that place. The specifications have not yet been written, but the structure will contain all modern improvements. The exterior will be of stone, one and a half stories in height, and the interior will contain gas, electric lighting, steam heat and hardwood finish. The site is on Highland lane and measures about 40x87 ft.



ACCEPTED DESIGN FOR NEW KINGSBRIDGE CHURCH. Davis, McGrath & Shepard, Architects.

roofs will be of unfading green slate with copper flashing, and the interior woodwork will be of ash. The ceiling construction will have exposed timbered trusses with wood paneling. The nave will be 53 ft. wide and 124 ft. long, without columns or other obstruction. Seating capacity will be 1,000. Daniel H. O'Dwyer is rector, and Messrs. Davis, McGrath & Shepard, 1 Madison av, New York, are the architects.

### Particulars of the N. Y., N. H. & H. R. R. Terminal on Fourth Avenue.

4TH AV.—The Record and Guide was informed on Wednesday that the plans and working drawings for the Manhattan terminal station, which the New York, New Haven & Hartford R. R. Co. is to erect on the easterly side of 4th av, between 32d and 33d sts, and possibly easterly to 3d av, as announced in the Record and Guide last week, are being prepared by the company's own engineering and architectural forces at the New Haven, Conn., offices of the company. This would give the company a site about 190x830 ft., not figuring the width of Lexington av. It was recently reported that the New Haven interests desired to add to the ground selected by acquiring the block to the north, which would necessitate the razing of the new 71st Regiment Armory and other buildings on that block, but this plan now seems unlikely. For the Metropolitan Street Railway site, the company is said to have paid $2,500,000. The block between Lexington and 3d avs is assessed by the Tax Department at $2,188,000. This with the cost of the erection of the station and improvements will foot up in the neighborhood of $10,000,000. The site faces the Park Avenue Hotel on the west and is on the underground line of the Pennsylvania road, with which the New Haven Company is understood to have made an arrangement for entering the city. No building contracts of any kind have yet been awarded.

Adjoining the church edifice a 1-sty chapel, measuring about 30x30 ft., also of stone, will be erected. The architects have entire charge of the construction and will award all contracts. The Rev. Herbert D. Cone is pastor.

### Newark to Have 12-Story Office Building.

Newark is to have another big office building. It will be situated at the southeast corner of Clinton and Beaver sts, twelve stories, and will cover a ground space of 107x119 ft. Some weeks ago the property was purchased by the Union Building Company, who will erect the structure. The frame will be of skeleton steel construction, and the materials to be used in the facade will be yellow brick and Indiana limestone trimmings. The plans and working drawings are being prepared by Architect Peter Charles, of 15 Clinton st, Newark, and Robert E. Moss, 12 Elm st, Manhattan, will be the civil engineer. It is expected the building will be ready for use in a year. The project is estimated to cost at least half a million dollars.

### Contract to Alter the Stanford White House.

21ST ST.—The Princeton Club, 72 East 34th st, has awarded to the William L. Crow Construction Co., of 289 4th av, a general contract for renovating the three 4-sty dwellings, including the home of the late Stanford White, Nos. 119 to 121 East 21st st, into a modern club building. The chief features of the improvements will be the erection of a 2-sty rear extension, 15x33.3 ft., and changing the walls of the present stable to a squash court by increasing the height. The general interior will be torn out and redecorated. Officers of the club are: Parker D. Handy, president; W. W. Phillips, treasurer, and W. F. McCombs, Jr., secretary. Messrs Pennington & Satterthwaite, 27 East 22d st, are the architects.

### Wm. J. Taylor to Build Another Park Ave. Apartment.

PARK AV.—General contract has been awarded to Wm. J. Taylor, 5-7 East 42d st, for another 12-sty elevator apartment house, 51.2x90 ft., which the Eight Hundred and Sixty-Three Park Avenue Co., of which P. McL. Merrill, 259 5th av, is secretary, will erect at No. 863 Park av, at an estimated cost of $350,000. The building will be fireproof, with an exterior of light brick and limestone, tar and gravel roof. Three buildings will be demolished. Messrs Pollard & Steinam, 234 5th av, are the architects. The same architects are also planning a 12-sty similar structure for the same company to be erected in East 57th st, to cost about $500,000.

### Twelve-Story Business Building for West 32d Street.

32D ST.—Architects Rouse & Sloan, 11 East 43d st, have been commissioned to prepare plans for the immediate erection of a 12-sty steel frame office and loft building, to be erected on a plot 34x100 ft. at Nos. 12 to 14 West 32d st, at a cost of about $200,000. The Pacific Realty Company, of 907 Broadway, will be the owners. The entire exterior will be of Indiana limestone, with a roof of tile and copper. There will be two electric elevators, steam heating system, and an electric plant. Contract for the excavating has been awarded to James J. Duffy, of No. 535 West 24th st. No other contracts have yet been issued. The architects will receive all estimates.

### Skyscraper for Long Acre Square Section.

Architect Maximilian Zipkes, 147 4th av, will soon have plans ready for another high office and loft building to be erected on a plot 40x98.9 ft., at Nos. 5 to 7 West 39th st, in the Long Acre sq section. The structure is to be erected by the Fleischman Building and Construction Co., of No. 1 Madison av, and will be up-to-date in every respect. The frame will be of steel skeleton construction, with reinforced concrete floors, steam heating, limestone, brick and copper front, prismatic vault lights, electric elevators, an electric lighting plant and standard plumbing. The cost is estimated at about $300,000.

### James McWalters to Build Roosevelt Residence.

65TH ST.—James McWalters, No. 2434 Bradway, has received the general contract to build the new residence which Mrs. James Roosevelt, of 200 Madison av, is to erect at Nos 47 to 49 West 65th st, to cost in the neighborhood of $125,000. J. F. McKeon & Bro., of 882 Lexington av, will have the plumbing work. The building will have seven stories, a brick front, with a limestone basement, tile, tar and gravel roof, tile coping, limestone cornices, and hot air heat. Architect Charles A. Platt, 11 East 24th st, prepared the plans.

### More High-Class Apartments for Broadway.

BROADWAY.—Messrs. Schwartz & Gross, 35 West 21st st, are now preparing plans for the construction of a high-class apartment house for Mr. T. J. McLaughlin, of 39 East 42d st, to be situated on the northwest corner of Broadway and 143d st, to cost in the neighborhood of $250,000; steam heat, electric lights, dumbwaiters, marble, mosaic and hardwood finish, and all up-to-date improvements. Work is to be commenced as soon as the plans have been approved.

### Apartments, Flats and Tenements.

BAYARD ST.—Peter M. Coco, 114 East 23d st, is preparing plans for a 6-sty tenement for Augustus Sbarboro, 127 Franklin st, to be erected at No. 78 Bayard st, to cost $25,000.

WAVERLY PL.—Bernstein & Bernstein, 24 East 23d st, are making plans for a 6-sty flat building for Jacob Katz, 8 East 110th st, to be erected at Nos. 164-166 Waverly pl, at a cost of $70,000.

13TH ST.—Henry G. Harris, 3 East 17th st, is making plans for a 6-sty flat for S. Wandenzas & Sons, 230 Grand st, to be erected on 13th st, south side, 134 ft. east of 1st av, to cost $50,000.

RIVINGTON ST.—Abraham L. Kass, 122 Essex st, will soon begin the erection of a new 6-sty tenement at Nos. 173-175 Rivington st, to cost about $40,000. Samuel Sass, 23 Park row, is planning.

RIVERSIDE DRIVE.—Henry C. Pelton, 1133 Broadway, is busy preparing plans for an apartment building for Joseph Freedman, 686 Willoughby av, Brooklyn, to be erected on Riverside Drive, northeast corner of 98th st, same to cost about $125,000.

PARK AV.—Work on the 12-sty elevator apartment house northwest corner Park av and 61st st, is rapidly nearing completion. The building will accommodate sixteen families, and cost $350,000. The 540 Park Ave. Corporation, 52 William st, is owner. Wm. A. Boring, 32 Broadway, architect; Henry C. Meyer, Jr., 1 Madison av, steam and electrical engineer; Herman Probst, 10 West 29th st, general contractor; Tucker Electric Const. Co., 35 South William st, electric wiring; Dryer Manufacturing Co., 204 East 26th st, laundry machinery, and Davis Brown, 306 East 40th st, plastering.

### Alterations.

1ST AV.—Gillespie & Carrel, 1123 Broadway, alterations to No. 228 1st av, owned by Morris West 111th st.

1ST AV.—Chas. M. Straub, 122 Bowery, is m alterations to No. 154 1st av for Nathan Berma st. Cost, about $4,000.

STANTON ST.—Gustav Jaegg, Stanton st and make extensive alterations to No. 20 Stanton st being drawn by D. J. Comyns, 147 4th av.

15TH ST.—Erwin Rossbach, 1947 Broadway, is ma for alterations to No. 432 East 15th st for Nathan East 10th st. Estimated cost, $8,000. No contracts let

### Miscellaneous.

Architect Wm. H. Mersereau, 32 Broadway, Manhattan completed plans for a club house at Richmond Valley, St Island, for the New York Fishing Club.

Hazen & Whipple, 220 Broadway, Manhattan, have been pr paring plans for constructing a water-works system at Shelby, N. C., the estimated cost of which is $40,000.

Floyd Y. Parsons, 1133 Broadway, Manhattan, has completed plans for a new church edifice to be erected by the Grace M. E. Church, Newark, N. J. The cost is placed at about $20,000.

The Marine Metal & Supply Co., 167 South st, Manhattan, will erect a 2-sty brick warehouse in 15th st, Jersey City, from plans by Marshal R. Grimes, 39 East 42d st. Plans are now ready.

Messrs Sanderson & Porter, engineers, 52 William st, Manhattan, have recently been commissioned to prepare plans for a power station for the Mobile Light & Railroad Co., at Mobile, Ala. The estimated cost is about $100,000.

Valentine & Co., 251 Broadway, will build a 2-sty warehouse, brick, 61x35.4 ft., on Jackson av, south side, 51 ft. east of Manhattan av, Brooklyn, to cost about $9,000. Chappell & Bosworth, 41 West 24th st, are preparing plans.

Messrs. Taylor & Mosely, No. 1 Nassau st, Manhattan, have been commissioned by the Board of Education, East Orange, N. J., to design sketches for the proposed addition to the East Orange High School on Winans st. No details have yet been decided upon, but as soon as plans are finished and the cost is estimated an appropriation will be asked for. Arthur A. Richmond is chairman of the building committee.

Messrs. Carrere & Hastings, 5th av and 26th st, Manhattan, appointed architects for the beautification of Atlantic City, have now completed plans for a portion of the work. As planned, the improvement will be divided into two parts, namely, a civic centre and a square bounded by Tennessee, North Carolina, Atlantic and Arctic avs. It is understood that actual work will not be undertaken before fall. (See also issue March 2, 1907.)

### Contracts Awarded.

54TH ST.—Kirby, Petit & Green, 35 West 31st st, have awarded to the Bottsford-Dickinson Co., 1170 Broadway, contract for improvements to the 4-sty residence of L. M. Righter, 111 East 54th st.

The Ingersoll-Rand Co., 11 Broadway, Manhattan, has received a contract from the Army Signal office, War Department, Washington, D. C., for hydrogen gas compressors. Bids were opened on June 28.

Hitchings & Co., 1170 Broadway, Manhattan, have received a general contract for the erection of a greenhouse at Summit, N. J., for N. N. Coler, Jr. Messrs. Turner & Kilian, 110 East 23d st, are the architects.

MADISON AV.—Marc Eidlitz & Son, 489 5th av, have received the contract for improvements to the Presbyterian Hospital, bounded by Madison and Park avs, 70th and 71st sts, from plans by Messrs. Cady & See, 6 West 22d st.

75TH ST.—Milton Schnaier & Co., 347 Columbus av, have received the contract for extensive plumbing work on the 4-sty residence of Frederick J. Van Beuren, Jr., No. 62 East 75th st, from plans by Edward L. Angell, 957 Madison av.

6TH AV.—J. D. Fowler, 76 West Houston st, has received the contract for extensive alterations to the department store, Nos. 259-261 6th av, owned by Sophia Dresler, and Emma Schachtel, 264 West 132d st. Architect H. W. Cotthaus, 621 Broadway, prepared the plans.

72D ST.—Erskine Van Houten, 25 West 42d st, has obtained the general contract for extensive interior improvements to the 4-sty dwelling and store, No. 114 West 72d st, for C. A. Dards, on premises, same to cost about $15,000. Pickering & Walker, 7 East 42d st, are the architects.

46TH ST.—General contract has been awarded to the Hedden Construction Co., 1 Madison av, for the erection of the 5-sty stable on the south side of 46th st, 275 ft. east of 11th av, for Charles F. Hickey, 153 Division av, Brooklyn. The estimated cost is $125,000. Messrs. Buchman & Fox, 11 East 59th st, are the architects.

BROADWAY.—Changes are about to be made to the entrance and halls in the Townsend Building, northeast corner of Broadway and 25th st, owned by Isaac Townsend, Union Club, 5th av and 51st st, from plans prepared by Messrs. Eidlitz & McKenzie, 1123 Broadway. Francis X. O'Connor, 249 West 52d st, has taken the contract.



...V.—The Perry Realty & Construction Co., ...btained the general contract for extensive in... ...nts to the 5-sty department store, Amsterdam ...orner 148th st, same to cost $25,000. The estate ... ...lelmsoth, 726 St. Nicholas av, is owner. Plans ... ...sliss, 2206 Andrews av, University Heights.

... The Hedden Construction Co., 1 Madison av, will ...neral contract for the new 12-sty apartment house ... Stuyvesant Co-operative Builders, 437 5th av, will ...ne southeast corner of 7th av and 58th st. Actual ...perations will not be commenced before Oct. 1. Plans ...uilding were drawn by architects Harde & Short, 3 ...th st.

### Bids Opened.

...elly & Kelley, 45 East 42d st, were low bidders, $134,992, ... the extension to Fire Headquarters in 6th st.

Calumet Construction Co., 19 East 59th st, was the lowest bidder, at $65,898, for erecting an engine and hook and ladder house combined for the Fire Department on Belmont av, at 183d st, Bronx Borough.

The Western Electric Co., 463 West st, Manhattan, was the lowest bidder, at $181,449, for installing electric equipment, elevators, lifts, book conveyors and pneumatic tubes in New York Public Library, Astor, Lenox and Tilden foundations.

The following was the low bid for erecting new continuous skylight over the central portion of east wing, the enlargement of the 3-sty dome lights, the alteration of the cornice in south gallery on second floor of said east wing of the Metropolitan Museum of Art, and all work in connection therewith: Buckley Realty Constr. Co., 624 Madison av, $45,000.

Bids were received by the Health Department for furnishing and delivering vitrified sewer pipe, manhole covers and Portland cement to the Tuberculosis Sanatorium at Otisville, Orange County, N. Y. Earl & Cook Co., 150 Nassau st, at $7,777, were lowest bidders. Others who submitted estimates were: Kelly & Kelley, Inc., 45 East 42d st; Donegan & Swift, 6 Murray st; Stoddard & Hughes, 244 West 29th st, and Edward Joy, of Syracuse, N. Y.

## BUILDING NOTES

Mr. R. E. Fox, Jr., has resigned the management of the New York office of the Platt Iron Works Co. to become manager and secretary of the Engineer Co., 111 Broadway.

A man wants a position as agent, salary and commission basis, to represent a manufacturer of high standing. He is well acquainted with the members of the leading architectural firms and the purchasing agents of railroads having headquarters in New York and vicinity. See Wants and Offers.

A new incorporated company organized for the supply of structural and ornamental iron work for buildings is the "Knickerbocker Iron Works," with plant at 234 East 20th st. The company will make a specialty of apartment house and alteration work, guaranteeing material and workmanship. Mr. Max Liebeskind, formerly a builder, is president.

W. R. Creed, the wholesale lumber dealer, disclaims being pessimistic, but simply feels that good business precautions would seem to indicate that a little care would not hurt anybody or anything, but would be an anchor to windward, as it were, and on the safe side of things; and while he looks for things to be a little easier and for some relaxation, as it were, he is not figuring that there is to be any slump.

Plans have just been approved and the architects, Messrs. Neville & Bagge, 217 West 125th st, state that building operations will be commenced at once for the 6-sty stable structure, 100x80 ft., which Daily & Carlson, 694 East 136th st, owners and general contractors, will erect on the west side of Park av, 51.1 ft. north of 84th st, at a cost of $100,000. The site has been excavated; the plans were filed last March.

Mr. C. O. Shepherd, of the Emporium Lumber Company, is an optimist on the business situation. Currently he indicates that things are quiet, with no particular inquiry, but he notices that when a man wants something he wants it quick and pays the price. His concern has no burden of heavy stocks, so the conditions suit, and he believes others are in the same fix. It is his opinion that any considerable stocks of oak and poplar cannot be bought lower than sixty to ninety days ago.

Another large office building for which figures will soon be received is the new structure to be known as the Knickerbocker Building, to be erected on the site of the Consolidated Exchange Building, at the northeast corner of Broadway and Exchange pl. Messrs. McKim, Mead & White, 160 5th av, are making the plans. The Knickerbocker Co. paid for the site, which contains 8,371 sq. ft., about $200 a square foot, or $1,700,000. Chas. T. Barney is president of the company. (See issue Sept. 22, 1906.)

Rukenbrod & Burrell, manufacturers of standard fireproof doors, sash and metal-drawn mouldings, also specialists in bronze, copper and kalamein work for buildings, have an extensive plant at 40 Hall st, Brooklyn, and employ a large force of competent workmen. Their present contracts include bronze and kalamein doors for the 12-sty apartment house at Central Park West and 85th st, for the Gotham Building and Construction Co., Mulliken & Moeller, architects; kalamein elevator doors and windows for the 12-sty loft building, 28 East 10th st, for the E. J. Galway Building Co., Geo. H. Anderson, architect, and kalamein doors and windows for the 7-sty loft building northwest corner Macdougal and Vandam sts for the McCotter Construction Co., C. Abbott French, architect. The firm will be pleased to furnish estimates for their class of work, and all communications will receive prompt attention.

## Points on the Material Market.

Hudson River common brick are quoted several points lower this week.

North Carolina pine in the local market has been and still continues dull.

White pine is steady in price and is moving freely, particularly in the lower grades. Stocks at Eastern distributing points are reported light, while the mill position is very strong, with stock well in hand.

The steel companies report a falling off in new business, particularly for rails, compared with 1906, which is not remarkable, considering the immensity of orders last year culminating after the depression of 1903-4.

Mr. George M. Stevens, Jr., of Stevens-Eaton Company, 1 Madison av, says that he cannot report any dullness in the wholesale lumber trade. Inside of sixty days he thinks buyers will be rushing to get lumber.

A local lumberman classes the period from June 25 to July 15 as the dullest season in all the year, in all years, at Eastern consuming centres. Certainly it has been hot enough to burn all thoughts of business from one's mind.

Instead of any sign of a general reaction, the average business man you meet assures you that while there may be dull spots here and there, the building trades on the whole are more optimistic than at any previous time this season.

## ALTERATIONS.

### BOROUGH OF THE BRONX.

(Continued from page 124.)

165th st, s s, 80 e Forest av, 3-sty brk extension, 20x13, and raise 5 ft 6 ins, and new show windows, &c, to 3-sty frame store and dwelling; cost, $6,000; Lillian Robitzek, 760 E 165th st; ar't, M J Garvin, 3307 3d av.—337.

169th st, s s, 65.6 w Home st, 1-sty frame extension, 7x15, to 1-sty frame stores; cost, $800; Mrs E Bregel, 228th st and Barnes av; ar't, Albert Gerhards, 882 E 169th st.—345.

177th st, s e cor Belmont av, rear, move 2-sty frame barn; cost, $500; Alex Heckert, on premises; ar't, Chas S Clark, 709 Tremont av.—316.

222d st, n s, 355 e White Plains av, move 2-sty frame dwelling; cost, $500; John Shannon, Fulton st, Wakefield; ar't, Louis Falk, 2785 3d av.—339.

235th st, n s, 95 w Webster av, raise 3 ft 2-sty frame dwelling; cost, $400; Jane Cockburn, 232d st and White Plains av; ar't, Wm H Cockburn, 232d st and White Plains av.—302.

238th st, n s, 420 e Keppler av, increase foundation 2.6 and new partitions, to 2-sty frame dwelling; cost, $600; Mary Devaney, on premises; ar'ts, Ebbinhaus & Irving, 632 Gun Hill road.—329.

Baychester av, s s, 208 e White Plains av, move 2½-sty frame dwelling; cost, $300; Emil Johanson, on premises, ow'r and ar't. —320.

Baychester av, n s, 100 e Vernon Parkway, move 2½-sty frame dwelling; cost, $600; Ernst Schade, on premises; ar't, Wm Thos Mapes, White Plains av.—319.

Elton av, No 671, new show windows, new bath rooms, &c, to 3-sty frame dwelling; cost, $1,000; F Kensler estate, 713 Cauldwell av; ar't, Chas S Clark, 709 Tremont av.—334.

Elton av, No 826, new water closets, to 3-sty frame tenement; cost, $500; H S Phillips, 35 Riverside av; ar't, Franklin M Small, 265 Broadway.—335.

Jackson av, No 1167, new show windows, to 4-sty brk stores and tenement; cost, $250; Rosenwasser Bros, 472 Broadway; ar't, Herman Goldberg, 2968 Briggs av.—333.

Morris av, No 674, new partitions and lower basement floor, &c, to 3-sty frame tenement; cost, $500; Fredk C Woehr, on premises; ar't, Louis Falk, 2785 3d av.—312.

Mayflower av, w s, 500 n Pelham road, 1-sty frame extension, 14x 11, to 1-sty frame dwelling; cost, $150; Jos Prest, on premises; ar't, Chas S Clark, 709 Tremont av.—322.

Matilda av, w s, 200 n 239th st, 2-sty frame extension, 22.4x15.8, to 2-sty frame dwelling; cost, $1,800; Isidor Weil, 1392 Clay av; ar't, Carl P Johnson, 8 E 42d st.—341.

Newton av, w s, 25 s Faraday av, 2-sty frame extension, 22x15.7, to 2-sty frame dwelling; cost, $1,000; Geo Mink, Riverdale; ar't, J J Kennedy, Riverdale.—332.

Prospect av, Nos 886, 888 and 890, three 1-sty brk extensions, 20 x3, new show windows, new partitions, &c, to three 3-sty frame tenements; total cost, $3,000; Jas G Carlafters, on premises; ar't, Louis Falk, 2785 3d av.—331.

Stebbins av, e s, 125 s Freeman st, new show window, to 2-sty brk tenement; cost, $350; Pasquale Petroglia, on premises; ar't, Harry B Van Benschoten, 1296 Union av.—328.

Willis av s w cor 144th st, new beams, columns, partitions, &c, to 5-sty brk stores and tenement; cost, $2,000; August Dreyer, 302 Broadway; ar't, Gustav Erde, 795 Manhattan av, Brooklyn.—346.

3d av, No 4413, new bake oven, stairs and dumbwaiter to 3-sty brk store and dwelling; cost, $2,000; Uriah McClinchie, 152 E 23d st; ar't, Goldner & Goldberg, Jackson and Westchester avs.—338.

3d av, e s, from 181st to 183d st, 1-sty brk extension, 20x16, new beams, new roof, &c, to 4-sty brk store and dwelling; cost, $22,000; Home for Incurables, on premises; ar't, Robt E Rogers, 150 Nassau st.—340.

4th av, w s, 141.9 s 215th st, move 2-sty frame dwelling; cost, $200; J Alfred Burlando, 90 Willett av; ar't, L Howard, 176th st and Carter av.—314.

# IN THE REAL ESTATE FIE

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

## MANHATTAN AND THE BRONX.

### CONVEYANCES.

| | 1907. July 12 to 18, inc. | 1906. July 12 to 18, inc. |
|---|---|---|
| Total No. for Manhattan | 240 | 423 |
| No. with consideration | 16 | 26 |
| Amount involved | $474,100 | $3,087,973 |
| Number nominal | 224 | 397 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 8,252 | 14,417 |
| No. with consideration, Manhattan, Jan. 1 to date | 572 | 876 |
| Total Amt. Manhattan, Jan. 1 to date | $30,450,036 | $45,550,324 |

| | 1907. July 12 to 18, inc. | 1906. July 12 to 18, inc. |
|---|---|---|
| Total No. for the Bronx | 226 | 486 |
| No. with consideration | 28 | 66 |
| Amount involved | $304,931 | $427,805 |
| Number nominal | 198 | 420 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 5,698 | 7,574 |
| Total Amt., The Bronx, Jan. 1 to date | $4,884,901 | $5,186,234 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **13,950** | **21,991** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$35,334,937** | **$50,736,558** |

### Assessed Value, Manhattan.

| | 1907. July 12 to 18, inc. | 1906. July 12 to 18, inc. |
|---|---|---|
| Total No., with Consideration | 16 | 26 |
| Amount Involved | $474,100 | $3,087,973 |
| Assessed Value | $252,500 | $2,598,000 |
| Total No., Nominal | 224 | 397 |
| Assessed Value | $6,466,800 | $12,223,500 |
| Total No. with Consid., from Jan. 1st to date | 572 | 876 |
| Amount involved " " | $30,450,036 | $45,550,324 |
| Assessed value " " | $20,104,600 | $31,511,575 |
| Total No. Nominal " " | 7,679 | 13,541 |
| Assessed Value " " | $212,681,500 | $449,408.110 |

### MORTGAGES.

| | 1907. July 12 to 18, inc. Manhattan. | 1907. July 12 to 18, inc. Bronx. | 1906. July 12 to 18, inc. Manhattan. | 1906. July 12 to 18, inc. Bronx. |
|---|---|---|---|---|
| Total number | 225 | 232 | 444 | 436 |
| Amount involved | $3,856,979 | $1,522,099 | $9,517,083 | $1,450,304 |
| No. at 6% | 95 | 76 | 224 | 71 |
| Amount involved | $881,829 | $352,873 | $2,262,718 | $314,380 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 1 | 22 | 15 | 48 |
| Amount involved | $38,000 | $259,609 | $222,500 | $118,343 |
| No. at 5¼% | ..... | ..... | 1 | ..... |
| Amount Involved | ..... | ..... | $7,000 | ..... |
| No. at 5% | 76 | 94 | 108 | 114 |
| Amount involved | $1,504,500 | $652,967 | $4,393,150 | $622,294 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 16 | 1 | 30 | 3 |
| Amount involved | $437,750 | $8,000 | $774,500 | $22,500 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 1 | ..... | 8 | ..... |
| Amount involved | $3,300 | ..... | $127,500 | ..... |
| No. at 3% | ..... | 1 | ..... | ..... |
| Amount involved | ..... | $2,500 | ..... | ..... |
| No. at 2½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 86 | 38 | 58 | 200 |
| Amount involved | $891,600 | $246,150 | $1,729,665 | $372,787 |
| No. above to Bank, Trust and Insurance Companies | 37 | 28 | 50 | 11 |
| Amount involved | $1,163,000 | $818,400 | $1,780,700 | $150,600 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 8,968 | 11,881 |
| Total Amt., Manhattan, Jan. 1 to date | $224,582,733 | $219,548,741 |
| Total No., The Bronx, Jan. 1 to date | 5,259 | 5,418 |
| Total Amt., The Bronx, Jan. 1 to date | $54,532,765 | $42,576,097 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **14,227** | **16,799** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$279,115,498** | **$262,124,838** |

### PROJECTED BUILDINGS.

| | 1907. July 18 to 19, inc. | 1906. July 14 to 20, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 35 | 20 |
| The Bronx | 36 | 26 |
| Grand total | 71 | 46 |
| Total Amt. New Buildings: | | |
| Manhattan | $1,445,450 | $1,029,850 |
| The Bronx | 339,200 | 227,350 |
| Grand Total | $1,784,650 | $1,257,200 |
| Total Amt. Alterations: | | |
| Manhattan | $260,835 | $259,625 |
| The Bronx | 52,550 | 18,825 |
| Grand total | $313,385 | $278,450 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 668 | 1,180 |
| The Bronx, Jan 1 to date | 1,137 | 1,246 |
| **Mnhtn-Bronx, Jan. 1 to date** | **1,805** | **2,426** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $50,634,160 | $80,512,030 |
| The Bronx, Jan. 1 to date | 13,153,750 | 17,403,545 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$63,787,910** | **$97,915,575** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$10,387,829** | **$14,234,699** |

## Real Estate and Building Sta

The following are the comparative tables for ... veyances, Mortgages and Projected Buildings for t... ings weeks of 1906 and 1907:

## BROOKLYN.

### CONVEYANCES.

| | 1907. July 11 to 17, inc. | 1906. July ... |
|---|---|---|
| Total number | 678 | |
| No. with consideration | 43 | |
| Amount involved | $355,857 | |
| Number nominal | 635 | |
| **Total number of Conveyances, Jan. 1 to date** | **20,031** | |
| **Total amount of Conveyances, Jan. 1 to date** | **$12,913,157** | **$18,9...** |

### MORTGAGES.

| | | |
|---|---|---|
| Total number | 784 | |
| Amount involved | $3,220,303 | $4,21... |
| No. at 6% | 432 | |
| Amount involved | $1,445,921 | $1,664,... |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 269 | 18... |
| Amount involved | $1,431,806 | $902,4... |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | $2,30... |
| No. at 5% | 63 | 309 |
| Amount involved | $277,895 | $1,185,956 |
| No. at 4½% | ..... | 8 |
| Amount involved | ..... | $59,000 |
| No. at 4¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 4% | ..... | 1 |
| Amount involved | ..... | $1,500 |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 20 | 84 |
| Amount involved | $64,681 | $399,236 |
| **Total number of Mortgages, Jan. 1 to date** | **20,522** | **21,807** |
| **Total amount of Mortgages, Jan. 1 to date** | **$90,805,739** | **$90,607,153** |

### PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 125 | 268 |
| Estimated cost | $1,018,665 | $1,969,446 |
| Total Amount of Alterations | $145,780 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **5,772** | **4,574** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$43,121,519** | **$32,819,342** |
| **Total amount of Alterations, Jan. 1 to date** | **$3,718,903** | **$3,041,977** |

# PRIVATE SALES MARKET

The private sales branch of the real estate market still continues dull. Barring a few transactions, such as the purchase by a syndicate of the southeast corner of Broadway and 49th st—which foreshadows the erection of a large hotel—the sale of the "Broztell," and a trade involving the acquisition of three dwellings in West 33d st, the budget for the week contains little of more than commonplace interest. The total number of private sales reported is 61, of which 16 were below 59th st, 18 north, and 27 in the Bronx.

### Harriman Buys Fifth Avenue Dwelling.

5TH AV.—It is reported that Edward H. Harriman, the financier, has purchased the Heber R. Bishop property at 881 5th av, a 4-sty and basement dwelling, at a figure approaching $700,000. The parcel is 50 ft. north of 69th st and but a block south of Lenox Library. The dwelling is one of the largest on the avenue, having a frontage of 53.8 ft. and a depth of 175 ft. It will be remembered that Mr. Harriman recently bought a plot at the northeast corner of 5th av and 52d st, where it was thought he would erect a city residence. The projected co-operative apartment to be built on that block is believed to have interfered with the financier's plans, causing him to select another site.

### SOUTH OF 59TH STREET.

CLINTON ST.—J. Moltz sold for Max Bischnekoff to Barnett Lerner the 5-sty tenement 177 Clinton st, 25.6x100.

HUDSON ST.—Van Vliet & Place sold to J. F. Bragg 627 Hudson st, a 4-sty store and dwelling, 25.4x88.

6TH ST.—G. Freedman and B. Chenken sold for K. Sadowsky & Co. to Kamlet & Clarke 530 East 6th st, a 6-sty tenement, 25x97; also the similar parcel at 327 East 5th st.

12TH ST.—Mrs. Hannah Donahue, of Saratoga, N. Y., sold to a Mr. Von Lossberg, 153 West 12th st, between 6th and 7th avs, a 4-sty dwelling, 20.10x103.3. The parcel is diagonally opposite St. Vincent's Hospital. Duross Company was the broker.

### New Mercantile Building for 21st St.

21ST ST.—George Backer, for a client of George H. Abbott, sold to Jacob Fische 48 and 50 West 21st st, 50x92. The purchaser will at once erect a 12-sty mercantile building on the site.

27TH ST.—S. B. Goodale & Son sold for Dr. Charles F. Myers 358 West 27th st, between 8th and 9th avs, a 3-sty and basement brick dwelling, 22x98.9.

### The Broztell Figures in an Exchange.

27TH ST.—Potter & Brother sold to the J. C. Lyons Building and Construction Co. the Broztell, a 12-sty hotel at 3, 5 and 7 East 27th st, 57x98.9. In part payment for this parcel the seller takes 1014 Madison av, a new 6-sty residence, adjoining the domicile of Stuyvesant Fish, at the northwest cor of 78th st.



## Waldorf-Astoria Section.

alty & Construction Company resold to Joseph 33d st, three 4-sty dwellings, 67.10x98.9. The property for a term of 21 years, with renewals any. A 6-sty store and loft building will be In part payment for the above Mr. Fayes gives any his residence, 16 West 52d st, a 5-sty brown- ng, 25x100.5. The improvement projected, in- buildings now in course of construction on this Stuy as a timely undertaking.

ae sdiam T. Conville and Maurice Halpin sold for James West 39th st, a 5-sty flat, 25x100. In the rear of e two stables and the buildings occupied by Mc- Co. and Kick Baking Co.

nney & Mathews sold for the S. F. Adams Realty Com- est 43d st, a 3-sty high-stoop dwelling, 20x100.5, to rduke for the Flatiron Realty Company.

## Large Plot Purchased for Investment.

—E. Henry Eckhardt sold for William J. Smiley 410 st, a 3-sty dwelling, 25x100, and in connection with R. S. Son, for Mrs. Robinson, 406 West 44th st; and for Mrs. nly 408 West 44th st, similar dwellings, making in all a 100. It is understood that the purchaser bought for in- t, and that negotiations for a resale of the parcel are now rried on. The plot is ripe for improvement.

ST.—Arthur G. Muhlker has sold for Daniel Loonie 337 48th st, stable and rear building, 25x100.5. The property has in the Loonie family for over half a century.

ST.—The Duross Co. sold for a client of Wm. R. Phelan and 237 East 51st st, a 5-sty tenement on plot 33.4x100.5. Bronstein is the owner of record.

## New Hotel in Times Square.

BROADWAY.—F. E. Barnes sold for the Freeman estate 1608 and 1610 Broadway, and 204 to 208 West 49th st, the southeast corner. The frontage on Broadway is 47.5 ft. and that on West 49th st is 65.1. The site is covered at present with old 2 and 3-sty buildings. In all the plot contains about 3,200 sq. ft., which brought a price approaching $60 per sq. ft. It is understood that the plot was acquired for improvement with a modern hotel. The purchaser, which is a syndicate represented by H. I. Phillips, has an option on other property in the neighborhood. The parcel has not changed hands for nearly fifty years.

1ST AV.—George Jonas has sold for Max Soloman 689 First av, a 5-sty double tenement with stores, 25x75.

3D AV.—Horace S. Ely & Co. for the Hinton estate sold 474-476 3d av, two 4-sty brick tenements, 49.4x100, between 32d and 33d sts. It is understood that the purchaser will erect a new building on the plot.

## NORTH OF 59TH STREET.

MANHATTAN ST.—F. E. Barnes sold for Victor H. Thomas 46 Manhattan st, a 5-sty triple flat, 25x80.

64TH ST.—Post & Reese sold for Francis G. Lloyd 169 East 64th st, a 3-sty and basement, 16x100.

79TH ST.—H. Hornstein sold to Jacob Abraham 229 East 79th st, a 4-sty double flat, on lot 25x102.2. The property had not changed hands in 30 years.

83D ST.—Geo. R. Read & Co. sold for Charles Gulden to Stuart Duncan the lot at 118 East 83d st, 25x102.2. The purchaser will erect a garage on the site for his own use.

85TH ST.—Schindler & Liebler sold for Frank Hartel No. 431 East 85th st, 3-sty and basement private dwelling.

98TH ST.—Mary E. Barrett sold 38 and 40 West 98th st, a 6-sty flat, 40x100.11.

110TH ST.—Isaac Meyer & Co. sold to Jacob Mendelsohn & Brother 213 and 215 East 110th st, two 4-sty flats, 50x100.11.

120TH ST.—E. Frank bought from Louis Siff 204 West 120th st, a 6-sty flat, 37.6x100.11.

124TH ST.—The Westcott estate sold 124 and 126 East 124th st, a 5-sty brk stable, 50x100.11.

126TH ST.—F. E. Barnes sold for the Hall estate to Catherine Murray 315 West 126th st, a 3-sty dwelling, 16.8x99.11.

127TH ST.—Harris & Trimble sold to William B. Potter 26 West 127th st, a 3-sty dwelling, 25x100.11.

135TH ST.—The Louis Meyer Realty Company bought 41 to 47 West 135th st, two 6-sty new law houses, with stores, each on plot 37.6x99.11.

MADISON AV.—Arnold & Byrne sold for Jacob Epstein to Louis Bernstein 1787 Madison av, a 5-sty flat, 33x108.

PLEASANT AV.—The Herbert Realty Co. bought the southeast corner of Pleasant av and 121st st, a 5-sty tenement, with stores, 31.3x76.3.

3D AV.—Lina Strauss sold 1663 3d av, northeast cor of 93d st, a 5-sty tenement, 25.8x90.

3D AV.—The Louis Meyer Realty Company sold to A. Hernestein 1717 Third av, a 6-sty new law house, with stores, 37.6x100.

## WASHINGTON HEIGHTS.

130TH ST.—Aaron Schick sold for Clara P. Hahn 245 West 130th st, a 3-sty dwelling with basement, 19x100. The purchaser will make extensive alterations for his own use.

142D ST.—Wm. R. Ware sold for Richard M. Kimbal the 4-sty American basement dwelling 464 West 142d st, 17x99.11.

BROADWAY.—Benedict & Badt sold through Slawson & Hobbs the 6-sty apartment house, with stores, at the northwest cor of Broadway and 138th st, 40x100, to Chas. B. Morgan.

## BRONX.

141ST ST.—Kinser & Clausen have sold for a client the 5-sty store building at the southwest corner of 141st st and Alexander av, 27x80.

148TH ST.—R. I. Brown's Sons sold for Philip Riesz, Jr., the lot, 25x106.5, on the north side of 148th st, 400 ft. west of Morris av.

149TH ST.—Smith & Phelps sold for Mrs. Weimer 720 East 149th st, a 3-sty frame and brk house at the front and a 2-sty and basement brk building at the rear, on lot 25x102.

162D ST.—Smith & Phelps sold for a Mr. Freeman the plot 148.4x 116.9 on the south side of 162d st, 148.4 ft. west of Sheridan av.

204TH ST.—O'Hara Brothers sold for H. B. Roach a lot on the north side of 204th st, west of Webster av, to a builder for improvement.

213TH ST.—M. D. Stokem sold for a Mr. Olge to A. Shatzkin & Sons a plot on the south side of 213th st, 50 ft. west of 5th av, 50x 93x114.

226TH ST, ETC.—A. Shatzkin & Sons sold to George Villa a plot on the north side of 226th st, 325 ft. east of Bronxwood av, 25x 109; to Frank Rosso, a plot on the west side of Tilden av, 75 ft. north of 214th st, 25x100, and to Rosario Terrusa, a plot on the west side of Tilden av, 50x100.

235TH ST.—O'Hara Brothers sold for C. Ehlers, of Union Hill, N. J., a plot of about 5 lots on the south side of 235th st, near Keppler av.

BRONX TERRACE.—Irving Realty Company reports the following sales at Bronx terrace: To Charles E. Hall the lot 25x95 on the west side of Ely av, 85 ft. south of the New York & Westchester Railroad; to Mary Hogan the lot 25x95 on the west side of Ely av, 207 ft. south of the New York & Westchester Railroad; to Joseph Fritz the plot 50x95 on the west side of Grace av, 122 ft. north of the railroad.

BRUNER AV.—The Whitehall Realty Company sold the plot 50x 97.6 on the east side of Bruner av, 350 ft. south of Nereid av.

CLINTON PL.—Peters, Clear & Co. sold for Felix Krupp to A. Sauer 29 Clinton pl, a 3-sty flat, 25x100.

LAFONTAINE AV.—Edward Polak sold to H. Voegler 2116 Lafontaine av, a frame house, 25x100, and to S. J. Lahey 1058 Fairmount pl, a brick building.

MARTHA AV.—O'Hara Brothers sold for R. C. Cullen two lots on the east side of Martha av, north of 238th st, Woodlawn Heights.

WICKHAM AV.—The Whitehall Realty Company sold the plot 50x97.6 on the west side of Wickham av, 625 ft. south of Nereid av.

2D PL.—John P. Kirwan bought from the various owners 35 to 39 2d pl and 7 to 12 Riverview terrace, abutting at the rear. The purchaser will use the properties for manufacturing purposes.

# REAL ESTATE NOTES

An experienced real estate man would like to connect with a reliable firm. See Wants and Offers.

Petitions signed by residents of West Farms and a committee of the Taxpayers' Alliance for either elevators or escalators at 177th st subway-elevated station have been presented.

Ashforth & Co. and Geo. A. Bowman were the brokers in the sale to the John T. Brook Co., builders, of 625 and 627 West 51st st, conveyance of which is reported in this week's issue.

W. S. Jennings, manager and appraiser, of Robt. Livingston Stedman's office, 10 Wall st, is spending the summer at his camp "Hiawatha," in the Adirondacks. He will return in the middle of September.

The co-partnership heretofore existing between Horace C. Phinney and George B. Corsa, under the firm name of Phinney & Corsa, having been dissolved by mutual consent, George B. Corsa will continue in the real estate business at No. 198 Broadway, Manhattan.

Terry & Tench, contractors, are building the elevated section of the subway north from Kingsbridge to Van Courtlandt Park with good dispatch. The southern Yonkers suburbs are feeling a distinct real estate impetus. At Lowerre plot values are $500 per lot above last year.

N. L. & L. Ottinger, 31 Nassau st, have prepared revised lists of their investment properties and private houses which they will send to real estate brokers upon application. They have some modern private houses in the best section of the West Side, possession of which may be had on short notice. Brokers will be protected.

John Henry, a letter carrier, who maintains a real estate office in the Bronx when not on duty, is worth about $200,000, according to the North Side News: "He is looked upon as an authority in real estate matters, and is daily consulted by wealthy investors, who value his advice. Quite a number of police officials and officials attached to the post office department have invested savings to good advantage, especially in the Bronx, where values have increased steadily and uniformly."

# THE AUCTION MARKET

The offerings at auction during the week failed to attract any considerable gathering. On Monday out of three parcels scheduled to be sold only one was put under the hammer by Auctioneer Joseph P. Day. This consisted of a plot, 125x100, on the west side of Jumel pl, about 241 ft. north of 167th st, and was bought by the defendant for a sum slightly below judgment and incidental charges. On Wednesday Mr. Day sold 429 Greenwich st, northeast corner of Laight, 75x125.5x irregular, with 5-sty brick loft and store building, to Edward T. Haywood for $225,000. In addition to this the same purchaser took 210 West 50th st, 25x100.5, a 2 and 3-sty brick building and store, for $60,500, as well as the adjoining building, No. 212, for $45,000. On Thursday, among other parcels Auctioneer Day succeeded in disposing of 336-8 Water st, two 4-sty brick tenements, for Chas. M. Preston, as receiver for New York Building Loan Banking Co. at $16,150. The purchaser is S. A. Frost.

179th St., Brooklyn, N. Y.
hone, 724 Bay Ridge
Ridge Ave., cor. Fort Hamilton Ave.

# WANTS AND OFFE

-sty frame dwelling, peak
miah Sullivan, Walnut st;
Plains av.—706.
rk tenement, 25x70; cost,
r't, L Howard, 176th st

dwelling, 30.10x44.10;
; ar't, P J Murray, 112

dwelling, peak shingle
y, on premises; ar't,

velling, 21x58; cost,
Chas S Clark, 709

ents, 20x55 each;
y; ar'ts, Moore &

frame store and
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ad.—717.
, 20x20; cost,
Schaefer, Jr.

llings, peak
Thorn, 2514

6x18; cost,
er, 103 E

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35
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H M 22x48
Carl P

vle

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and broker, experienced and successful, who has large interests and capital, influential connections, lucrative business and well appointed offices in Manhattan, would join forces with a high class man or firm similarly situated; successful record, ability and character absolutely essential. Replies confidential. Address "REALTY," Room 46, 156 Broadway, N. Y.

APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.

**LONG BRANCH TO ASBURY PARK, N. J.**
Can supply you with complete information on any real estate in Monmouth Co., N. J. J. A. KING, 51 W. 125th St., or West End, N. J.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A KING, 51 W. 125th St.

WANTED, position as agent on salary and commission basis to represent manufacturer of high standing to secure contracts among architects and engineers in and about N. Y. City; well acquainted with members of all the leading architectural firms and purchasing agents of railroads having their headquarters in N. Y. and vicinity. "D. A.," c|o Record and Guide.

EXPERIENCED real estate man would like to connect with some reliable firm. Can furnish first-class reference. BOX 92, c o Record and Guide.

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TITLE DEPARTMENT, 37 LIBERTY ST.
MA
Title Department and Trust and Banking Department,
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Stocks of Corporations. Takes Charge of Persona
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### Warning to Property Owners.

The attention of the Record and Guide has been called to the case of a young man arrested this week by detectives from Police Commissioner Bingham's staff on the charge of having obtained money from property owners by representing that for a small fee he could have a substantial reduction made in their water bills.

He is said to have introduced himself as a representative of the "National Water Meter Inspection Company" and also of the Water Supervision Company, and after looking over the water bills he would claim he could effect a large reduction, upon payment in advance of a small sum of money. The "National Water Meter Inspection Company" is not known to this office, but the Water Supervision Company, No. 3 Park row, is a reputable concern, as the following partial list of those interested in its affairs will signify: L. Napoleon Levy, Nathan and Leon Hirsch, of Jos. Hirsch & Sons; D. J. McComb, president of Real Estate Management Company; Seymour Kurzman, of Kurzman & Frankenheimer, and Sydney H. Herman, lawyer, 35 Nassau st. The Water Supervision Company contracts to give a service at a nominal figure that eliminates any possibility of overcharge, and will save money for any property owner, but it does not authorize its representatives to collect any money. It has many of the largest and most influential real estate owners as clients, and takes entire supervision of their water meters and bills.

### Rapid Transit Extensions Proposed for the Bronx.

Borough President Haffen urges at this time and under existing circumstances the extension of the rapid transit system in the Bronx by elevated structures along Jerome av, White Plains av and Westchester av. The three routes amount to 15 miles in length, and figuring at the rate of $750,000 a mile, the cost for the entire 15 miles of extensions in the Bronx would be $11,250,000. President Haffen has introduced a resolution in the Board of Estimate to the effect that the construction of the three extensions would be at once advertised and authorized, and it has been referred to the Rapid Transit Commission, which in turn left the proposition to its successors on going out of office.

The Interborough-Metropolitan Co., speaking through President Theo. P. Shonts, in response to representations by Borough President Haffen, has expressed a willingness to build these lines as soon as the necessary authority has been obtained.

## Construction News

(Continued)

### Kings County.

CONEY ISLAND CHANNEL.—Bids were opened a few days ago for the dredging of Coney Island Channel to a depth of 20 ft. at low water and a width of 600 ft.; for the dredging of the entrance to Flushing Bay, and for extending the jetty at Port Jefferson and the riprap breakwater at Port Jefferson. For the remaking of Coney Island Channel, which will materially aid conditions in the vicinity of Jamaica Bay, the sum of $145,000 is available. Four bids were received for the excavation of 510,000 cubic yards of sand and gravel from the old channel, now nearly filled up, which will create a channel of sufficient width and depth to meet the requirements of ordinary traffic. The lowest bid for the work, 37.4 cents per cubic yard, was submitted by the Morris & Curry Dredging Company. It is understood that Colonel John G. D. Knight, who is in charge of the harbor improvement work in this vicinity, has recommended that the contract be awarded to the lowest bidder.

RIDGEWOOD.—Bids were opened on July 3 by John H. O'Brien, Comr. Water Supply, Gas and Electricity, for furnishing, delivering and laying force mains and removing existing force mains at site of Ridgewood pumping station: J. H. Holmes, 87 Nassau st, $59,707; Hammond & Sloane, 60 Wall st, $58,258; Borough Construction Co., 44 Court st, $65,368; John F. Mead, $52, 525.

WATER SUPPLY.—The Board of Estimate on July 8 authorized Deputy Com. Cozier to enter into a contract with Cyrus Titus to furnish Brooklyn with an additional supply of water amounting to 10,000,000 gallons per day. This water will be obtained by Mr. Titus within the borough limits by a system of sunken wells. He is to receive $55 for each million gallons, and at the end of 5 years his plant is to become the property of city.

3D AV.—S. Goldberg, 438 East 112th st, Manhattan, will erect a row of nine 3-sty stores and dwellings, 20x60 ft., on the west side of 3d av, 22 ft. north of 71st st, to cost in all $63,000. J. C. Wandell, 521 5th av, is making the plans.

DEGRAW ST.—A. S. Hedman, 371 Tilton st, is architect for seventeen 3-sty brick dwellings, 24x80 ft., to be erected on Degraw st, south side, 260 ft. east of New York av, to cost $77,000. C. J. Reynolds, 999 Sterling pl, is owner.

67TH ST.—Four 4-sty flats, 40x88 ft., will be erected on 67th st, south side, 91 ft. west of 3d av, for 17 families. Owner, R. Wilhelms, 4th av and 68th st; cost, $56,000. H. Pohlman, 5th av and 49th st, architect.

FULTON ST.—Messrs. Shampan & Shampan, 772 Broadway, Brooklyn, are making plans for three 5-sty flats and stores, for T. W.



to be erected on Fulton st, south side, Mesina, 64 Degraw st, will build a 5-sty 33x88 ft., on the west side of Columbia st, st, to cost $50,000. C. Schubert, 13th av

Isliss Ir Polstein, 5th av and 55th st, will build at The ark flats on 60th st, south side, 250 ft. west of cost $42,000. H. Pohlman, 5th av and 49th

R. T. Rasmussen, 30 Graham av, is planning and flat, 50x83 ft., for L. & S. Gebhardt, 68 W erected on the south side of South 4th st, 104 ft. o cost $35,000.

Wm. Debus, 914 Broadway, is arranging for the sty brick dwellings, on Regent pl, north side, 41.8 21st st, to cost $30,000. Leo N. Levy, 898 Broad- is owner.

J. B. Kaplan, 7204 14th av, will build on Grand corner Prospect pl, a 4-sty brick flat and store, to cost $25,000. F. S. Lowe, 186 Remsen st, is making

ST.—The Beverly Road Co. will soon erect five 2-sty 1020x55 ft., on East 8th st, west side, 100 ft. south of ad, for two families each, to cost $25,000. F. S. Lowe, arm st, is preparing plans.

17TH ST.—Flatbush Construction Co., Hempstead, L. I., F. Hudson, 2 Ocean Parkway, architect; are planning to 2-sty frame dwelling, 22x48, 2 families, cost $10,000, on th st, west side, 440 ft. south of Av O.

### Queens County.

SHORE.—Contractor A. D. Hobbs, of Islip, has the contract ect a fine oyster house, 50x70 ft., on Maple av, for the Coch- Oyster Co. It is to be constructed of concrete blocks.

SHING.—Steps are to be taken immediately for the erection nurses' home at the Flushing Hospital, the cost to be about 5,000. Chas. G. M. Thomas, Secy. Home Com., has been author- receive bids.

HILL.—G. H. Hanson, of Greenwood av, Richmond

RICHMOND HILL.—Architect W. J. Brown's plans one 2-sty frame Hill, will build from plans $4,200, in Spruce st, 310 ft. s Elmont av, cottage, 20x30, to co Jon. Richmond Hill.

FOREST PARKWAY.—C Kalkhof, 7 Court st, Union Course, will ect A. Rose, a 2-sty frame, 25x55, to build from plans of Archit 100 ft. north of Jamaica av. sts. cost $4,500, on Forest Parkwa Boulevard. New building

JAMAICA.—A. Rose, of Highland , Brooklyn, will build from his own plans a frame cottage, 25x38, to cost $4,000, on Benedict av, 460 ft. north Jamaica av.

JAMAICA.—J. Hays, of 91 Chichester av, Jamaica, will build from Architect W. Halliday's plans two 2-sty frames, 19x43, to cost $6,000, on Rose av, north of Chichester av.

RIVERHEAD.—The Board of Education will ask the taxpayers, at the annual school meeting in August, to vote to bond the district for $10,000 to build and equip an addition to the present school building.

RICHMOND HILL.—L. Jordon, 24 Court st, Brooklyn, will build in Walnut st, south of Liberty av, from plans by S. W. Orpend, a frame cottage, 25x36, to cost $4,250.

MORRIS PARK.—W. H. Lymeson has filed plans for H. Huber, of Briggs av, Richmond Hill, for a cottage 27x43, to cost $6,500.

LONG ISLAND CITY.—J. Brown, of 167 East 67th st, Manhattan, will build from plans of Gross & Kleinberger nine 4-sty brick tenements, 20x50, to cost $58,500, in Hamilton st, south of Graham av.

LONG ISLAND CITY.—J. H. Scully, of 101st st and East River, Manhattan, will build from plans of J. P. Boyland, two 4-sty brick tenements, to cost $44,000, on 13th av, east of Broadway.

LONG ISLAND CITY.—B. W. Sidle, of Mill st, Long Island City, will build a 2-sty frame, 33x44, to cost $9,000, in Woolsey st, south of Trowbridge st.

ELMHURST.—Cord Myer Co., Elmhurst, will erect five 2-sty brick dwellings, on the east side of Elmhurst av, 50 ft. north of 3d st, to cost about $25,000.

BAYSIDE.—E. L. Middleton has completed plans for the 2-sty brick fire house, 43x43 ft., which the Bayside Fire Department is to erect on Bell av, northwest corner of Lawrence Boulevard. Same to cost $15,000.

RIDGEWOOD.—V. Leiser, 306 Woodward av, will erect five 3-sty flats on the northeast corner of Woodward and Jefferson avs, Ridgewood, to cost, $20,000. L. Berger & Co. are planning.

WINFIELD.—On the south side of Woodside av, 300 ft. east of Fiske av, Winfield, S. Toepfert, Worthington st, will build a 3-sty brick flat. Architect, E. Rose.

AUBURNDALE.—A fine plot at Auburndale has been purchased by the Rev. Dr. O. F. Bartholow, pastor of the First Methodist Episcopal Church of Mount Vernon, N. Y., who will erect a house.

FLUSHING.—For the dredging of the water channel to Flushing the lowest bid, 19.5 cents per cubic yard, was submitted by the Maritime Dredging Company. In addition to deepening the channel leading to Flushing, the Government engineer, Colonel Knight, has recommended that some of the appropriation of 1907 shall be expended in making changes in the dike at the entrance to Flushing Creek. This dike or breakwater is 4,663 ft. in length. Much of it is now in such a dilapidated condition that it has become an obstruction to navigation.

### Westchester County.

KENSICO.—A 1-sty chapel will be erected in the Kensico cemetery, to cost $100,000. Address Supt., Kensico Cemetery, Kensico, Westchester Co., N. Y.

NEW ROCHELLE.—John E. Kleist, 262 Main st, New Rochelle, N. Y., has completed plans for the Shiloh Baptist Church and parish house, to be erected on Winyah av, to cost about $17,000. Mr. Kleist is also preparing plans for remodeling the English Lutheran Church, on Banks st, to cost about $15,000.

SAN FRANCISCO.—James D. Phelan will construct a million and a half dollar steel and reinforced concrete building on the site of the old Phelan building at the gore of Market and O'Farrell sts. Address care of Building Department, where application for permit has been filed.

### New York State.

MINEOLA, L. I.—Bids were opened by the Village Trustees for water-works, and contracts were awarded as follows: To Camden Iron Works, Philadelphia, Pa., 4-in. pipe, $36.90 per ton, and 6, 8 and 10-in. pipe, $35.40, special castings, 3 cts. per lb.; to Fairbanks & Co., Philadelphia, Pa., fire hydrants, valves and valve boxes; to Platt Iron Works, Philadelphia, Pa., pumps, $1,160; to Alma Mfg. Co., Philadelphia, Pa., 35-HP. engine, $960; to Belmont Iron Works, Philadelphia, Pa., tank and tower, $8,477; and to Fritz & Partridge, Dover, N. J., for laying 4-in. pipe, 22 cts., 6-in. pipe, 25 cts., 8-in. pipe, 28 cts., and 10-in. pipe, 32 cts., setting pump, $500, building power-house, $1,433, setting hydrants, $3 each, building pump pit, $1,095, and concrete work, $8 per yd.

WEST POINT.—Bids will be received by the Quartermaster, U. S. M. A., until July 29, for the construction of two covered slow sand filters, each about one-eighth of an acre in extent.

IRVINGTON, N. Y.—Bids will be received until July 23 by the Board of Water Comrs. (Jas. G. Orton, Clk.) for furnishing material and laying about 3,000 ft. 12-in. c.-i. water pipe, making connections, and doing all work in connection with the same.

OSSINING, N. Y.—It is stated that the Hudson River & Eastern Traction Co., which is to build an electric railway to connect Peekskill, Ossining and other towns along the Hudson with White Plains, recently gave a mortgage for $1,000,000 to the Colonial Trust Co., and will now proceed with construction. The road will first be completed in Ossining and then extended to Briar Cliff Manor, Pleasantville, Sherman Park, North White Plains and White Plains.

NORWICH, N. Y.—It is stated that the Chenango Valley Electric Ry. Co. will make application for a franchise to build and operate an electric railway over the same route as asked by the Utica Southern R. R.

ALBANY, N. Y.—Bids will be received until July 31 by F. C. Stevens, Supt. Pub. Wks., for improving the New York State canals as follows: Contract No. 12, Erie Canal, Secs. 6 and 7; Contract No. 14, Erie Canal, Secs. 1, 2 and 3; Contract 35, Oswego Canal, Sec. 1.

ALBANY.—A. H. Clapp will erect a house on South Lake av, opposite the Dudley observatory.—The Louis Ash Co., of New York City, will remodel the building on Green st, formerly occupied by the National Cigar Co.—Lily Keeler will erect a 2-sty flat house at 329 2d st.—Jesse H. Leonard will erect three 2-sty dwellings at 160, 162 and 170 North Allen st.—The Glenmore Extension Co., of Albany, is planning to erect a large number of houses in Albany, the plans for several having already been drawn.

TROY.—Architect E. W. Loth has prepared revised plans for a new county hospital building.—Bids are being received for an addition to school No. 16, from plans prepared by Architects Demers & Cummings & Son have drawn plans for a large Campaigne.—M. E. addition to the factory of the Searle Manufacturing Co.—Contracts will shortly be let on a large building at 7 and 9 River st, to be erected by the Bolton estate.

LOCKPORT.—E. E. Joralemon, of Niagara Falls, has been engaged to prepare plans for a high school to be erected at Lockport.

JAMESTOWN.—Bids will be received until Aug. 1 by the Bd. of Water Comrs. (Clement B. Jones, Secy.), for laying a water main of approximately 12,000 ft. of 16-in. and 750 ft. of 12-in. pipe.

UTICA.—Barnett, Haynes & Barnett, St. Louis, Mo., are preparing plans for a 3-sty convent, to be erected at Utica. The estimated cost is $300,000.

SCHENECTADY.—The local post-office will be enlarged pending the erection of the new building.—The American Locomotive Co. will erect an addition to its plant.—Fred. Davidson is having plans drawn for a house on Union st, to cost $10,000.—Plans of architect Oren Finch have been accepted for a new church for the Pilgrim Congregation Society.—The Union Street M. E. congregation will erect a large addition to the church building.—Work has been commenced on the new First Unitarian Church.

### New Jersey.

PATERSON.—Edwards & Rogers, of Paterson, have prepared plans for the orphan asylum to be erected on Market st, at an estimated cost of $125,000. L. A. Piaget, Chairman Buildings and Grounds Committee.

ATLANTIC CITY.—The John D. Allen Co., Betz Bldg., Philadelphia, Pa., has completed plans for a 13-sty theater and hotel building, to be erected for George B. Burch, at the corner of Arkansas av and the Boardwalk, Atlantic City. The building will measure 207.6x 318.11 ft., and will be constructed of a structural steel frame, inclosed with brick and Indiana limestone trimmings. Cost, about $1,500,000.

PLAINFIELD.—Common Council will take bids Aug. 5 for constructing storm sewers. The work includes 2,543 ft. vitrified pipe, concrete or cement block sewer; five manholes and 20 12-in. branches. James T. MacMurray is City Clerk. Andrew J. Gavett, City Surv.

BORDERLAND.—L. E. Armentrout, of Borderland, N. J., wants plans for a cement brick plant, with a capacity of 20,000 bricks daily.

ORANGE.—Bids opened July 1 for constructing concrete storm sewer in the east branch of Rahway River have been rejected, being considered too high. It was decided to procure new bids, a timber flume being substituted for the concrete.

FT. HANCOCK.—Bids will be received by M. N. Falls, Constr. Q. M., U. S. A., until Aug. 9 for installing a filtration plant at Ft. Hancock.

BAYONNE.—Members of the Republican Club, Broadway and 29th st (Alfred H. Phillips, Pres.), have authorized plans to be prepared for a new club house to cost about $12,000.

PLAINFIELD.—Bids will be received by Common Council until Aug. 5 for the construction of sanitary and storm sewers. Jas. T. MacMurray, City Clk. Andrew J. Gavett, City Surveyor.

ELIZABETH.—Bids will be received on Aug. 1 by John Kenah, City Clerk, for constructing pier, dock and crib. Estimated cost, $40,000. W. H. Luster, Jr., is City Engineer.

SUMMIT.—Turner & Kilian, 110 East 23d st, Manhattan, are receiving estimates for a residence at Summit, New Jersey, for the Misses Potts. Estimated cost, $12,000. They are also receiving estimates for a residence at Summit for F. B. Austin.

HOBOKEN.—Hoboken is to have a big department store, 4 stories high, fitted with elevators and all modern store equipment. The Geismar-Meyer Co., 234 Washington st, Hoboken, has recently bought store properties at 222 and 224 Washington st, and abutting properties in the rear on Bloomfield st, and plans are being drawn for a store to cover the whole property, 50x150 ft.

*MISCELLANEOUS.*

**W. P. MANGAM**
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
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**J. C. LYONS BUILDING & OPERATING COMPANY**
4 AND 6 EAST 42D STREET
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*MISCELLANEOUS.*

**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST. AGENCY DEPT.: 932 EIGHTH AVENUE

**HARRY W. HOPTON**
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 6989 Cortlandt Cor. Liberty St.

d 79th St., Brooklyn, N. Y.
Phone, 724 Bay Ridge
Bridge Ave., cor. Fort Hamilton Ave.

THOMAS DI... ½-sty frame dwelling, peak ...emiah Sullivan, Walnut st; ... Plains av.—706.
128 WEST 33... brk tenement, 25x70; cost, ...
Works { 128 West 33d St / 137 West 32d St } ar't, L Howard, 176th st ...
...e dwelling, 30.10x44.10; ...t; ar't, P J Murray, 112 ...

N. BRIGHAM H... dwelling, peak shingle ...
*Real Estate Br...* ...ay, on premises; ar't, ...
Tel 603 Spring ...

...dwelling, 21x58; cost, ...t, Chas S Clark, 709 ...

**THE TITLE INSURANCE CO., OF NEW YORK**
**135 Broadway, Manhattan and 203 Montague St., Brooklyn**
**CAPITAL AND SURPLUS, $3,000,000**
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.
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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE

...ments, 20x55 each; ...av; ar'ts, Moore & ...

... frame store and ... Nest and Barnes ...oad.—717.

...ge, 20x20; cost, ...s Schaefer, Jr, ...

...wellings, peak ... Thorn, 2514 ...

...4-sty frame brk front tenement and s... 16x18; cost, ...
...5-sty brk building in rear. Jacob A... ner, 103 E ...
...et al agt David Mondshain et al. R... Rogers, att'ys, 63 Park Row; Albert P ... ref. (Amt due, $6,829.28; taxes, &c, $5... Mort recorded Sept 12, 1906. By Jerome ... Day.

Tinton av | 147th st | n e cor 147th st, 200x100, vac. 22x48 ... Joshua Silverstein agt James H ... Heffey et al. Morrison & Schiff, att'ys, 3... Broadway; John Hone, Jr, ref. (Amt due $5,918 35; taxes, &c, $765.21; sub to mort o...ingle $15,000.) Mort recorded Jan 11, 1905. By ... st; Joseph P Day.

July 25.

Chrystie st, Nos 168 and 170, e s, 150 s Rivington st, 49.9x82x50x82, two 5-sty brk tenements and stores. Adolph Schwartz et al agt Isaac Kleinfeld et al; ...Krakower & Peters, att'ys, 309 Broadway; Owen W Bohan, ref. (Amt due, $15,002 73; taxes, &c, $665; sub to 6 morts aggregating $54,500.) Mort recorded Sept 15, 1906. By Joseph P Day.

Broadway | 135th st | s w cor 135th st, 149.11x100, vacant. Abraham I Spiro agt Besse C Clark; Spiro & Wasservogel, att'ys, 140 Nassau st; Isham Henderson, ref. (Amt due, $33,371.66; taxes, &c, $500; sub to two morts aggregating $85,000.) Mort recorded Nov 16, 1906. By Joseph P Day.

July 26 and 27.

No Legal Sales advertised for these days.

July 29.

Railroad av | Purdy st | n e cor Purdy st, 108x205
Westchester av, n s, 50 e Purdy st, 58x100.
Carrie Barbanes agt Annie Barbanes et al; Jacob H Corn, att'y, 81 East 125th st; Levi S Hulse, ref. (Partition.) By James L Wells.

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

168th st, Broadway to Fort Washington av, opening.

RECEIVING BASINS.

Kingsbridge and Creston avs.

BILL OF COSTS.

Pier (Old) Nos 2 and 3.
Approaches to the bridge across the Spuyten Duyvil & Port Morris Railroad.
Exterior st, Fordham rd to 192d st.
White Plains rd, northern boundary of city of New York to Morris Park av.
Pier (Old), No 36.
Pier (Old) No 13.
22d and 23d sts and 11th and 13th avs.
Garrison av, Longwood av to Hunts Point rd.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, July 22.

A new street north of Fairview av, at 3 p m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
E 177th st, Boston rd to the Bronx River, at 12 m.
Fairview av, 11th av to Broadway, at 10 a m.
W 177th st, Harlem River to point 150 ft east, at 1 p m.
Tremont av, Bronx River to Eastern Boulevard, at 2 p m.

Tuesday, July 23.

Northern av, north of 181st st, at 2 p m.
Public park, bounded by Southern Boulevard and Crotona av, at 1 p m.
Bronx Boulevard, Old Boston Post rd to E 242d st, at 3 p m.

Wednesday, July 24.

Johnson av, Spuyten Duyvil rd to W 230th st, at 1 p m.
Haven av, West 177th st, to W 181st st, at 11.30 a m.

Thursday, July 25.

Two public parks at Boulevard Lafayette, at 2 p m.

Friday, July 26.

Lawrence av, Lind av to W 167th st, at 2 p m.
Stuyvesant pl, Richmond, at 11 a m.
Jay st, westerly side at its intersection with Richmond Terrace, at 12 m.

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending July 19, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

**The total amount at the end of the list comprises the consideration in actual sales only.**

***Indicates that the property described was bid in for the plaintiff's account.**

JOSEPH P. DAY.

139th st | 140th st, Nos 18 to 22 | n s, 575 e Lenox av, 75x 199.10 to 140th st, 2-sty brk stable. (Amt due, $23,865.90; taxes, &c, $876.90; sub to two morts aggregating $42,000.) Withdrawn .....—
Jumel pl, w s, 241.3 n 167th st, 125x100, vacant. (Amt due, $24,952.75; taxes, &c, $893.90.) Jacob Weinstein et al, defendants. .....$24,000
Greenwich st, Nos 429 to 433 | Laight st, Laight st, No 60 | n e cor Laight st, runs e 125.6 x n 83 x w — x s 11.6 x w 100.6 x s 75, 9-sty brk loft and store building. (Partition.) Edw T Haywood for a party in interest..... .....235,000
50th st, No 210, s s, 77.10 w Broadway, 25x 100.5, 2 and 3-sty brk building and store. (Partition.) Edw T Haywood for a party in interest .....60,500
50th st, No 212, s s, 102.10 w Broadway, 25x 100.5, 2 and 3-sty brk building and store. (Partition.) Edw T. Haywood for a party in interest .....44,500
79th st, No 338, s s, 199 w 1st av, 17x102.2, 3-sty stone front dwelling. (Amt due, $8,486.35; taxes, &c, $158.49.) Arnold S Furst. .....11,200
Water st, Nos 336 and 338, n s, 67.5 e Roosevelt st, 37.9x65.9x37.6x67.3, two 4-sty brk tenements and stores (receivers sale). H S Frost .....16,150
Trafalgar pl, No 5, w s, 150 s 176th st, 25x65, vacant (receivers sale). Eliza Giesen....1,100
57th st, No 211, n s, 150 e 3d av, 27x100.5, 5-sty stone front tenement. (Amt due, $——; all right, title, &c.) Frederick H Hoch.....500
11th st, No 830, s s, 320 e Av D, 180x94.9, 1-sty brk stores and vacant. (Amt due, $——; all right, title, etc.) Frederick H Hoch.....500
10th st, s s, 407.8 e Av D, 150x92.3, 1-sty frame building and vacant. (Amt due, $——; all right, title, etc.) Frederick H Hoch.....500
9th av, Nos 883 and 885 | 57th st, No 401 | n w cor 57th st, 100.5 x25, 5-sty stone front tenement and store. (Amt due, $——; all right, title, etc.) Frederick H Hoch.....500
10th st, Nos 474 to 478, s s, 332.8 e Av D, 75x 92.3, 1 and 2-sty frame building. (Amt due, $——; all right, title, etc.) Frederick H Hoch .....500
117th st, No 14, s s, 158.4 w 5th av, 33.4x 100.11, 5-sty brk tenement. (Amt due, $28,891.43; taxes, &c, $73.) Withdrawn..—

BRYAN L. KENNELLY.

78th st, Nos 318 to 326, on map Nos 316 to 322, s s, 212.6 e 2d av, 87.6x102.2, two 6-sty brk tenements and stores. (Amt due, $10,486.11; taxes, &c, $338.) Adj to July 30...—
Tremont av | Aqueduct av | Harrison av | s e cor Aqueduct av, runs e — to Harrison av (proposed) x s to proposed st x w — to Aqueduct av x n — to beginning, lots 1 to 31.
Macomb's road | 176th st | Harrison av | n e cor 176th st (proposed), runs n w — to proposed st x e — to Harrison av (proposed) x w — to beginning, lots 32 to 57.
Harrison av | 176th st | Tremont av | n e cor 176th st (proposed), runs n — to Tremont av x n e to a lane x s — to 176th st (proposed) x w — to beginning, lots 58 to 77, vacant. (Amt due, $808,339.64; taxes, &c, $44,575.) Adj sine die .....—

WM. KENNELLY, JR.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. (Amt due, $22,290.76; taxes, &c, $975.) Withdrawn .....—

| | |
|---|---|
| Total | $394,950 |
| Corresponding week, 1906 | 105,525 |
| Jan. 1st, 1907, to date | 28,086,859 |
| Corresponding period, 1906 | 21,211,039 |

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated**

July 20.

No Legal Sales advertised for this day.

July 22.

131st st, n s, 100 e 12th av, 50x99.11, 1-sty frame building. J Romaine Brown agt Wm B Rogers et al; Thomas Hooker, att'y, 309 Broadway; J Campbell Thompson, ref. (Amt due, $4,550.60; taxes, &c, $773.70.) By Joseph P Day.
Simpson st, No 1117 (now Fox st), w s, 246.7 n 169th st, 25x100, 2-sty frame dwelling. Hannah Horwitz agt Rudolph Marks et al; Hubert A Knox, att'y, 198 Broadway; Chas T Terry, ref. (Amt due, $3,238.69; taxes, &c, $255.84; sub to a first mort of $3,000.) Mort recorded Jan 7, 1903. By James L Wells.
Prospect av, Nos 730 and 732, e s, 100 s 156th st, 50x88.11x62.10x125, 5-sty brk tenement. People's Bank & Trust Co agt Samuel Barkin et al; James R Burnett, att'y, 135 Broadway; Jacob A Cantor, ref. (Amt due, $6,903.92; taxes, &c, $1,000; sub to two prior morts aggregating $9,000.) Mort recorded Nov 29, 1904. By Joseph P Day.

July 23.

141st st, s s, 152.1 e Southern Boulevard, runs s 131.4 x e 25 x s 26.6 x e 32.3 x n 98.6 x n e 50.4 x w 64.11 to beg, vacant. Century Investing Co agt Julia S Wilson et al, Richard G Babbage, att'y, 111 Broadway; Isaac B Brennan, ref. (Amt due, $4,421.72; taxes, &c, $149.76.) Mort recorded April 21, 1905. By Bryan L Kennelly.

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on
THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.
For furnishing and delivering two thousand (2,000) cubic yards broken stone of trap rock and two thousand (2,000) cubic yards screenings of trap rock (No. 3, 1907), for parks, Borough of The Bronx.
For full particulars see City Record.
MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on
THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.
For furnishing all the materials and labor for grading and improving grounds north of the Municipal Building in Crotona Park, in the City of New York.
For full particulars see City Record.
MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on
THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.
For furnishing all the labor and materials for completely erecting and constructing a greenhouse in the Botanical Garden, in Bronx Park, in the City of New York.
For full particulars see City Record.
MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

DIVIDEND NOTICE.

**BOND & MORTGAGE GUARANTEE CO.**

175 Remsen St., Brooklyn, N. Y., July 8, 1907.

A QUARTERLY DIVIDEND OF THREE PER CENT. has been declared by the Board of Directors, payable August 15th, 1907, to the stockholders of record at the close of business on August 10th, 1907.

CLINTON D. BURDICK, Treasurer.

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# Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June [illegible] of the confirmation by the [illegible] the entering in the Bureau [illegible] of Assessments and Arrears, [illegible] OPENING AND ACQUIRING [illegible] following-named street in the [illegible] THE BRONX:

[illegible] UNNEXED TERRITORY. MORRISANIA AVENUE—OPENING, from Bronx River to [illegible] Road. Confirmed August 9, 1904; [illegible] 4, 1904, and February 20, 1907; [illegible] 8, 1907.

HERMAN A. METZ, Comptroller.

City of New York, June 28, 1907. (36037-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF June 13, 1907, of the confirmation by the Revision of Assessments and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 151ST STREET—PAVING AND CURBING, from Mott Avenue to River Avenue. EAST 157TH STREET—PAVING AND CURBING, from 3d Avenue to The Bronx Avenue. WEST 163D STREET—SEWER and appurtenances, between Woodycrest Avenue and Ogden Avenue. MORRIS AVENUE—PAVING AND CURBING, from 164th Street to 165th Street. 23D WARD, SECTIONS 9 AND 11. SEWER and APPURTENANCES in EAST 169TH STREET, between Morris Avenue and Findlay Avenue; and in COLLEGE and FINDLAY AVENUES, between East 168th Street and East 170th Street. 23D WARD, SECTION 10. STEBBINS AVENUE—PAVING AND CURBING, from Dawson Street to Westchester Avenue. 24TH WARD, SECTION 11. EAST 174TH STREET—SEWER and appurtenances, between Jerome Avenue and Walton Avenue, with a branch in TOWNSEND AVENUE, between East 174th Street and Belmont Street. EAST 178TH STREET—SEWER, from the existing sewer east of the Grand Boulevard and Concourse to the Grand Boulevard and Concourse and GRAND BOULEVARD and CONCOURSE SEWER, east side, between 178th Street and Echo Place. DRAINAGE STREET—SEWER and appurtenances extending from Boone Street to Longfellow Street, between Jennings Street and East 172d Street and LONGFELLOW (STREET) AVENUE—SEWER, between Jennings Street and East 173d Street. PROSPECT AVENUE—REGULATING, GRADING, SETTING CURBSTONES, FLAGGING THE SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Crotona Park North to East 189th Street. 24TH WARD, SECTION 12. DRAINS or SEWERS and appurtenances in EAST 233D STREET, between Webster Avenue and Napier Avenue; Webster Avenue, between East 233d Street and East 234th Street; between East 236th Street and the City line; Verio Avenue, between East 233d Street and East 235th Street; Verio Avenue, between East 237th Street and the City line; Napier Avenue, between East 233d Street and East 235th Street; East 234th Street, between Verio Avenue and Webster Avenue; East 234th Street, between East 233d Street and Katonah Avenue; East 236th Street, between Verio Avenue and Martha Avenue, and between Katonah and Kepler Avenues; East 237th Street, between Katonah Avenue and a point about 200 feet west of Kepler Avenue; East 238th Street, between Martha Avenue and Kepler Avenue; East 239th Street, between Verio Avenue and Kepler Avenue; East 240th Street, between Webster Avenue and Verio Avenue; East 240th Street, from a point about 580 feet east of Martha Avenue to Mount Vernon Avenue. WEST 233D STREET—SEWER and appurtenances, between Broadway and Bailey Avenue; and BAILEY AVENUE—SEWER, between West 233d and 238th Streets.

HERMAN A. METZ, Comptroller.

City of New York, June 27, 1907. (36037-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 143D STREET—PAVING AND SETTING CURB, from Brook Avenue to St. Ann's Avenue. EAST 150TH STREET—PAVING, from Brook Avenue to Port Morris Branch Railroad. SHERMAN AVENUE—PAVING AND SETTING CURB, from 161st to 164th Streets. 23D WARD, SECTION 10. 140TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from a point about 150 feet west of Cypress Avenue to Locust Avenue. FOX STREET—REGULATING, PAVING AND CURBING, between Longwood and Intervale Avenues. KELLY STREET—SEWER, between Prospect and Leggett Avenues. 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in LOCUST STREET, between White Plains Road and Elm Avenue and in NORTH AND SOUTH OAK DRIVES, between Elm Avenue and the junction of the said Drives, and in Hickory Avenue, between North Oak Drive and the north line of Bronxwood Park.

HERMAN A. METZ, Comptroller.

City of New York, July 2, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. BROADWAY—PAVING, 16 foot strips, between old and new curb lines on east and west sides, from West 155th to West 169th Streets.

HERMAN A. METZ, Comptroller.

City of New York, July 2, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 5 to 19, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. CRESCENT STREET—SEWER, from Grand Avenue to Newtown Avenue.

HERMAN A. METZ, Comptroller.

City of New York, July 2, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 10 to 24, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. RECEIVING BASINS, at the southwest and southeast corners of JEROME AVENUE AND SEDGWICK AVENUE, approach to the Central Bridge. ANDERSON AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to the north side of West 164th Street. 23D WARD, SECTION 10. FOX STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, between Longwood and Intervale Avenues. BECK STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Leggett Avenue. KELLY STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Leggett Avenue. CYPRESS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 141st Street to St. Mary's Street. 24TH WARD, SECTION 11. WENDOVER AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Crotona Park to Boston Road.

HERMAN A. METZ, Comptroller.

City of New York, July 9, 1907. (36227)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 13 to 27, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 168TH STREET—OPENING, from Broadway to Fort Washington Avenue. Confirmed June 29, 1907; entered July 12, 1907.

HERMAN A. METZ, Comptroller.

City of New York, July 12, 1907.

## PROPOSALS.

Office of the President of the Borough of Richmond, Richmond Borough Hall, St. George, New Brighton, New York City.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Richmond, at the above office, until 12 o'clock m. on

TUESDAY, JULY 30, 1907,
Borough of Richmond.

No. 1. For furnishing all the labor and materials required for constructing reinforced concrete retaining walls on Jay Street and South Street, and other work in connection with the St. George ferry approach.

For full particulars see City Record.

GEORGE CROMWELL, President.

The City of New York, June 25, 1907. (35990)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 25, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary for the erection and completion of playground apparatus in McLaughlin Park, Borough of Brooklyn, together with all work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, JULY 25, 1907,
Boroughs of Brooklyn and Queens.

For furnishing and delivering limestone and limestone screenings in parks in the boroughs of Brooklyn and Queens.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

TUESDAY, JULY 23, 1907.

For removing columns at Sands and Washington streets, in the Borough of Brooklyn, Brooklyn Bridge.

For full particulars see City Record.

JAMES W. STEVENSON, Commissioner of Bridges.

Dated July 10, 1907.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

TUESDAY, JULY 23, 1907.

For the construction of trolley railway approaches to the Brooklyn Bridge, in the Borough of Brooklyn.

For full particulars see City Record.

JAMES W. STEVENSON, Commissioner of Bridges.

Dated July 10, 1907.

## Corporation Notice

CITY OF YONKERS

# IN THE MATTER OF ERECTING A NEW CITY HALL

The Common Council of the city of Yonkers hereby gives notice that plain and accurate plans and specifications for the work of ERECTING A NEW CITY HALL have been prepared and placed in the possession of the City Clerk of said city for public inspection, and that on Thursday, the 1st day of August, 1907, at 8 o'clock in the evening, the said Common Council will act in relation to the work proposed to be constructed; and in the meantime, sealed proposals for constructing said work according to said specifications, with the names of sureties for the faithful performance thereof, will be received by the City Clerk.

Bids will be received for all the work called for by the plans and specifications, and also for any part of the work included under the separate headings in the specifications as follows:

First—For the mason work and all other work called for on pages 10 to 36 of the specifications (inclusive).

Second—For the carpenter work and all other work called for on pages 37 to 47 of the specifications (inclusive).

Third—For the plumbing work and all other work called for on pages 48 to 51 of the specifications (inclusive).

Fourth—For the painting work and all other work called for on pages 52 and 53 of the specifications (inclusive).

Fifth—For the heating and ventilating and all other work called for on pages 54 to 61 of the specifications (inclusive).

Sixth—For the electric light, power and signaling work, and all other work called for on pages 62 to 71 of the specifications (inclusive).

The Common Council reserves the right to reject any or all bids.

Copies of the plans and specifications for the above work may also be obtained at the office of the architects, Edwin A. Quick & Son, 18 Getty Square, Yonkers, N. Y.

Dated Yonkers, N. Y., July 10, 1907.

By order of the Common Council.

JOHN H. COYNE, Mayor.

JOHN T. GEARY, City Clerk.

## PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on
TUESDAY, JULY 23, 1907.
For making test borings at the site of a new bridge over the East River, between the boroughs of Manhattan and Brooklyn.
For full particulars see City Record.
JAMES W. STEVENSON,
Commissioner of Bridges.
Dated July 10, 1907.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on
THURSDAY, JULY 25, 1907,
Borough of The Bronx.
For furnishing and planting trees, garden mold, sodding, etc., along the various streets in the Borough of the Bronx.
For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36319) Commissioners of Parks.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on
THURSDAY, JULY 25, 1907,
For furnishing and delivering horses and mules.
For full particulars see City Record.
JOHN V. COGGEY,
Commissioner.
Dated July 13, 1907. (36326)

DEPARTMENT OF DOCKS AND FERRIES.
Sealed bids or estimates for work in connection with printing and binding the annual reports of this Department, for the years 1905 and 1906 (Contract No. 1076), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon), July 26, 1907. (For particulars see City Record. (36344)

Department of Health, Southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.
SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M. on
TUESDAY, JULY 30, 1907.
For furnishing all the labor and materials necessary or required to furnish and install two tubular boilers, laundry machinery and equipment, together with all necessary steam-fitting and other work incidental thereto, in the laundry building on the grounds of the Tuberculosis Sanitarium, at Otisville, Orange County, New York.
For full particulars see City Record.
THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.
Dated July 16, 1907. (36392)

Department of Health, Southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.
SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M. on
TUESDAY, AUGUST 6, 1907.
For furnishing all the labor and furnishing and erecting all the materials necessary or required to erect and complete a Fireproof Office Building at Willoughby and Fleet Streets, Borough of Brooklyn, City of New York.
For full particulars see City Record.
THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.
Dated June 13, 1907. (36357)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on
THURSDAY, JULY 25, 1907,
Borough of Brooklyn.
For furnishing and delivering 12,000 cubic yards of Topsoil or Garden Mold to Prospect Park.
For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
Dated July 5, 1907. (36364)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on
WEDNESDAY, JULY 24, 1907,
Boroughs of Brooklyn and Queens.
No. 1. For furnishing and delivering supplies for the Fire Alarm Telegraph, Boroughs of Brooklyn and Queens.
No. 2. For furnishing and delivering supplies for the Fire Alarm Telegraph, Volunteer System, Borough of Queens.
For full particulars see City Record.
FRANCIS J. LANTRY,
Fire Commissioner.
Dated July 12, 1907. (36378)

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on
THURSDAY, JULY 25, 1907,
Borough of Manhattan.
For all labor and materials required for the erection of a new continuous Skylight in the main roof of the east wing, the enlargement of the three Dome Lights over the Hall of Sculpture, and the alteration of the Cornice in the South Gallery on the second floor of said east wing of the Metropolitan Museum of Art, located in Central Park, on the west side of Fifth Avenue, opposite Eighty-second Street.
For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36371) Commissioners of Parks.

Police Department of the City of New York, No. 300 Mulberry Street.
SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on
MONDAY, JULY 22, 1907.
For furnishing and delivering Two (2) Patrol Wagons (one gasoline and one electric) for the use of the Police Department of the City of New York.
For full particulars see City Record.
THEODORE A. BINGHAM,
Police Commissioner.
Dated July 10, 1907. (36385)

Office of the President of the Borough of Manhattan, City Hall, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan at the City Hall, Room 16, until 2 o'clock P. M., on
MONDAY, JULY 29, 1907,
No. 1. For labor and material required (except for plumbing work) for the erection and completion of a public bath building at Nos. 5 and 7 Rutgers place, Borough of Manhattan, the City of New York.
No. 2. For labor and materials required for the installation of plumbing work in a public bath building to be erected at Nos. 5 and 7 Rutgers place, Borough of Manhattan.
For full particulars see City Record.
JOHN F. AHEARN,
Borough President.
The City of New York, July 17, 1907. (36417)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on
THURSDAY, JULY 25, 1907,
Borough of Queens.
For furnishing all the labor and materials necessary to pave with asphalt ties the walks in Kings Park, Borough of Queens, together with all the work incidental thereto.
For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

DEPARTMENT OF DOCKS AND FERRIES.
AUCTION.
THOMAS BOWE, AUCTIONEER.
Will sell, on behalf of the City of New York, at public auction, unclaimed trucks, etc., at the Pound, foot of West 26th Street, North River, Borough of Manhattan, at 10.30 o'clock a. m., Tuesday, July 23, 1907. (For particulars see City Record.) (36399)

## PUBLIC NOTICES.

CORPORATION SALE OF REAL ESTATE.
Bryan L. Kennelly, Auctioneer.
PUBLIC NOTICE IS HEREBY GIVEN that the Commissioners of the Sinking Fund of the City of New York, by virtue of the powers vested in them by law, will offer for sale at public auction on
TUESDAY, JULY 30, 1907,
at 12 o'clock M., at the New York Real Estate Salesroom, Nos. 14 and 16 Vesey Street, the following described real estate belonging to the corporation of the City of New York, and located in the Borough of Manhattan, more particularly bounded and described as follows:
ALL those two plots, pieces or parcels of land which were reserved for Goerck Street, one of which is described in the grant to Van Waggenen, which grant was recorded in the office of the Comptroller of the City of New York in Liber G of City Grants, page 219, and the other described in the grant to Carnley, recorded in the office of the Comptroller of the City of New York in Liber G of City Grants, page 226, being bounded and described as follows:
BEGINNING at a point in the block bounded by Lewis Street, Tompkins Street, East Third and East Fourth Streets, which point is formed by the intersection of the prolongation of Goerck Street northerly with the grant of Robert Carnley and the grant of Henry Simmons, and which point is 13 feet 2¼ inches north of East Third Street and 200 feet east of the intersection of East Third Street with Lewis Street, and running thence northerly along the westerly line of the space reserved for Goerck Street 102 feet 10 inches to a point in the northerly line of the Van Waggenen grant, which point is 78 feet 0¾ inches southerly on the prolonged line from East Fourth Street; running thence easterly along the northerly line of the Van Waggenen grant 60 feet to the easterly line of the space reserved for Goerck Street; thence running southerly along the easterly line of the space reserved for Goerck Street 102 feet 10 inches to a point in the southerly line of the Van Waggenen grant, which is 20 feet 2½-sty frame dwelling, peak erly line of East Jeremiah Sullivan, Walnut st; westerly along the ite Plains av.—706.
ley Grant 60 feet ty brk tenement, 25x70; cost, ginning, be the said t; ar't, L Howard, 176th st less.
The minimum or property shall be sold ame dwelling, 30.10x44.10; thousand dollars ($12,0d st; ar't, P J Murray, 112 premises is made upon
TERMS AND me dwelling, peak shingle
The highest bidder w oway, on premises; ar't, with the auctioneer's fee
and ninety per cent. upok dwelling, 21x58; cost, deed, which shall be thirt ar't, Chas S Clark, 709 of sale. The deed so d form a quit-claim deed, re enements, 20x55 each; of the City of New York, st d av; ar'ts, Moore & brances of any nature or kin
The Comptroller may, at his property, if the successful bsty frame store and comply with the terms of th Nest and Barnes person failing to comply therein road.—717.
liable for any deficiency which rage, 20x20; cost, such resale.
The right is reserved to reje Chas Schaefer, Jr, bids.
Maps of said real estate may be dwellings, peak cation at the Comptroller's of H Thorn, 2514 Building, No. 280 Broadway, Bor 708.
hattan.
By order of the Commissioners of ge, 16x18; cost, Fund under resolution adopted at Weiner, 103 E the Board held July 8, 1907.
N. TAYLOR PHILLIPS, lings
Acting Comptroller. d
City of New York—Department of the Comptroller's Office, July 10, 1907. 35, 22x48 Carl P

NOTICE TO CONTRACTORS.

Sealed bids for the work of erecting a shingle school building and remodeling the preseth st; school building of the Union Free School, District Number Four, Orangetown, at Nyack 000; Rockland County, New York, according to plan and specifications furnished by E. E. Joralemon, Architect, will be received at the office of Mr. E. J. S. Van Houten, President of the Board of Education in Nyack until 7.30 o'clock P. M. on the TWENTY-NINTH DAY OF JULY, 1907; copies of such plans and specifications may be obtained from Howard Storms, Esq., the Clerk of the Board.
All bids must be accompanied by a certified check, payable to the order of said board for 2 per cent. of the amount of the bid.
Work upon the new building and the boiler house and such work in the basement of the present building as will be required for the new heating and ventilating apparatus is to be commenced at once and completed before the first day of May, 1908. The work of remodeling the present building according to said plans and specifications will not be commenced until June 15, 1908, and is to be completed before the fifteenth day of September, 1908.
Bids may be submitted for the entire work or for carpenter work, mason work, plumbing or heating and ventilation, separately. Bidders whose bids are accepted to execute written contracts.
Each contractor will be required to furnish a bond by a good Surety Company in an amount satisfactory to said Board guaranteeing faithful performance of his Contract.
The Board reserves the right to reject any and all bids.
Dated Nyack, New York, July 8, 1907.
E. J. S. VAN HOUTEN, President.
HOWARD STORMS, Clerk.

## PROPOSALS

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on
THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.
For furnishing all the labor and materials for the erection and completion of a soda pavilion in the New York Zoological Park, in Bronx Park, in the City of New York.
For full particulars see City Record.
MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Police Department of The City of New York, No. 300 Mulberry Street.
SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York at the Bookkeeper's office, Central Department, until 10 o'clock a. m., on
WEDNESDAY, JULY 31, 1907,
For furnishing and delivering one gasoline touring five-passenger car.
For full particulars see City Record.
THEODORE A. BINGHAM,
Police Commissioner.
Dated July 18, 1907.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M., on
TUESDAY, JULY 30, 1907,
Borough of Manhattan.
No. 1. For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.
No. 2. For furnishing and delivering 3,000 tons white ash coal for Hart's Island, N. Y.
For full particulars see City Record.
JOHN V. COGGEY,
Commissioner.
Dated July 17, 1907. (36439-1)



## [illegible] S.

[illegible] GIVEN to the [illegible] s and lots, im- [illegible] affected thereby, [illegible] assessments have [illegible] d in the office of [illegible] examination by all [illegible] QUEENS. [illegible] in Academy street, [illegible] ane street. [illegible] in Hamilton street, [illegible] Clernon avenue. [illegible] of [illegible] rests are affected by [illegible] d assessments, and who [illegible] or either of them, are [illegible] r objections, in writing, [illegible] Board of Assessors, No. [illegible] ork, on or before August [illegible] at which time and place [illegible] 'Ehll be heard and testimony [illegible] toa thereto. [illegible] see City Record. [illegible] WEIMANN, [illegible] ES H. KENNEDY, [illegible] Board of Assessors. [illegible] ASPER, [illegible] roadway.

[illegible] York, Borough of Manhattan, [illegible]

## [illegible] AL LEGAL NOTICES.

[illegible] N IS CALLED TO THE ADVER- [illegible] IN THE CITY RECORD of July [illegible] 07, of the confirmation by the Board [illegible] rs, and the entering in the Bureau [illegible] llection of Assessments and Arrears, [illegible] ent for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN:

65TH WARD, SECTION 8. WEST 172D STREET—REGULATING, GRADING, CURBING AND FLAGGING, from St. Nicholas Avenue to Audubon Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 16, 1907. (36428-2)

## HERBERT A. SHERMAN
### REAL ESTATE
### AUCTIONEER, BROKER
### APPRAISER, AGENT

GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M., on

MONDAY, JULY 29, 1907,

For furnishing all the labor and materials required for the erection and entire completion of a new male dormitory at the New York City farm colony, Borough of Richmond.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated July 18, 1907. (36446)

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M., on

TUESDAY, JULY 30, 1907,
Borough of Manhattan.

For furnishing all labor and material required for the erection and completion of an extension to the present boiler house, including a new chimney and underground chimney connections, and the installation of three (3) new boilers, 250 horse power each, at Hart's Island, N. Y.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated July 17, 1907. (36439-2)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 17 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX:

23D WARD, SECTION 10. FOX STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Prospect Avenue to Leggett Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 16, 1907. (36428-1)

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

PUBLIC NOTICE is hereby given that the Comptroller of the City of New York will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street opening purposes in

THE BOROUGH OF THE BRONX,

BEING all those buildings, parts of buildings, etc., on Tee Taw Avenue (Webb Avenue), from East 188th Street to Kingsbridge Road, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No 280 Broadway, Borough of Manhattan.

The sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, JULY 29TH, 1907,
at 11 a. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 15th, 1907. (36447)

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1906.

## CONVEYANCES

July 12, 13, 15, 16, 17 and 18.

### BOROUGH OF MANHATTAN.

Attorney st, No 98, e s, 125 s Rivington st, 25x72, with all title to strip lying east of above, 25x3, 5-sty brk tenement and store. Davis Berkman et al to Dora Berman, Rosie Huppert and Clara Borak. Mort $30,000. June 28. July 18, 1907. 2:343—10. A $14,000—$25,000. other consid and 100

Same property. Same to same. Q C. June 28. July 18, 1907. 2:343. nom

Bethune st, No 19 (7), s s, 295 e Washington st, 22x76.8x22x77.5, 2-sty brk tenement. Geo H Foster to Annie Bremen. Mort $6,000. July 6. July 17, 1907. 2:635—24. A $7,000—$9,300. other consid and 100

Broome st, Nos 16 and 18 / Mangin st, No 20 | n e cor Mangin st, 50x75, 6-sty brk tenement and store. Samuel Sheindelman et al to Pauline Elkind of Boston, Mass. Mort $79,000. July 16. July 17, 1907. 2:322—60. A $20,000—$60,000. nom

Canal st, No 394, s s, 84.3 n w West Broadway, runs s w 86 x w 19.10 x n 6.2 x w 3.8 x n 3 x e 10.7 x n 9.9 x n e 78.9 to s s Canal st x s e 21.1 to beginning, 6-sty brk loft and store building. Peter Roberts to Geo H Walker. Mort $27,000. July 8. July 12, 1907. 1:212—29. A $13,900—$26,000. other consid and 100

Cannon st, No 92, e s, 143.5 s Stanton st, 34.1x100, 6-sty brk tenement and store. Morris Shidlovsky to Fannie Beck. All liens. July 1. July 18, 1907. 2:329—7. A $—— $——. nom

Charles st / Van Nest pl, No 6 | n s, 100 w 4th st, 20x94.7, 3-sty brk dwelling. George Schenk to Nicola Podesta. Mt $13,000. July 15. July 17, 1907. 2:621—66. A $9,000—$11,500. other consid and 100

Clinton st, No 244, e s, 70.9 n Cherry st, 30.1x71.11x29.10x71.11, 6-sty brk tenement. Bene Posner to Morris Punch. Mort $38,500. July 16, 1907. 1:258—39. A $18,000—$36,000. other consid and 100

Columbia st, No 91, w s, 125.4 s Stanton st, 25.8x100, 6-sty brk tenement and store. David L Katz et al to Moses Reichman. Mort $43,500. July 15, 1907. 2:334—24. A $15,000—$34,000. other consid and 100

Delancey st, No 190, n s, 92.4 w Ridge st, 22x100, 5-sty brk tenement and store and 4-sty brk building in rear. Joseph Goodman to Fanny Lefkowitz. ½ part. All title. July 9. July 13, 1907. 2:343—35. A $15,000—$19,000. other consid and 100

Delancey st, No 190, n s, abt 85 e Attorney st, —x—. Assignment of award for changing grade of Delancey st, &c. George and Emma Kocher to Fanny Lefkowitz. All title. July 12. July 16, 1907. 2:343. nom

Duane st, No 76 / Manhattan pl | s s, 189.4 w Elm st, 24.9x79 to n s Manhattan pl, x24.9x78.11, with all title to Manhattan pl, 5-sty brk loft and store building. Wm Ferris to Henry O Heuer, Ottilie M Boschen, Albertine M Melius and Diedrich Heuer EXRS, &c, Henry Heuer. Mort $55,000. July 16. July 18, 1907. 1:154—14. A $40,500—$53,000. other consid and 100

Duane st, No 76, s s, 189.4 w Elm st, 24.9x79x24.9x78.11, 5-sty brk loft and store building. Chas F Hoffman to Wm Ferris. Mort $44,500. C a G. July 11. July 18, 1907. 1:154—14. A $40,500—$53,000. 100

Fulton st, No 207, n s, abt 210 e Greenwich st, 24.11x82.4x25.6x —, 5-sty brk loft and store building Jacob Brenner TRUSTEE to Louis and Martin Goldsticker. July 15. July 16, 1907. 1:85—27. A $26,000—$38,500. other consid and 100

Grand st, No 157, s s, 52.5 e Elm st (as in 1868), runs w 17.6 x s 55.2 x e 17.2 x n 55.1 to beginning, 5-sty brk loft and store building. Wm E Lurch et al to Henry Trenkmann. Mort $16,300. July 1. July 13, 1907. 1:234—10. A $13,800—$16,000. other consid and 100

Grand st, Nos 218 and 220 / Elizabeth st, Nos 109 and 111 | n w cor Elizabeth st, 64.5x50.7x 58.5x51, 7-sty brk tenement and store. Sadie Bonwit to Salvatore Magnoni. Mort $103,000. July 1. July 18, 1907. 2:470—27. A $50,000—$90,000. other consid and 100

Same property. Salvatore Magnoni to Alessandro Delli Paoli. ½ right, title and interest. Mort $103,000. July 1. July 18, 1907. 2:470. nom

Greenwich st, Nos 708 and 710, w s, abt 90 s Charles st, 50x93x 52.6x89.8 s s, 2 and 3-sty frame (brk front) tenements and two 2-sty brk stables in rear. Monmouth Realty Co to Andrew J Larkin. All liens. July 15. July 16, 1907. 2:631—20 and 21. A $20,000—$23,000. 100

Greenwich st, Nos 708 and 710, w s, abt 70 n 10th st, 50x93x 52.6x89.8 s s, 2 and 3-sty frame brk front tenements and two 2-sty brk stables in rear. Andw J Larkin to Grace T. Robert. All liens. July 16. July 17, 1907. 2:631—20 and 21. A $20,000—$23,000. other consid and 100

Henry st, No 81, n s, 212.3 e Market st, 25x85.2x25x85.8, 4-sty brk tenement. Wolf Levin et al EXRS, &c, Sam Levin to Pincus Malzman and Harris Goldman. ½ part. Mort $19,000. July 8. July 12, 1907. 1:282—6. A $16,500—$20,000. 12,900

Same property. Harris Goldman et al to Lazarus Levy, all of. Mort $15,000. July 11. July 12, 1907. 1:282. other consid and 100

Houston st, No 97, s s, 75 e Thompson st, 25x73.2, 5-sty brk tenement and store. Geo J Thole et al to Michele B Di Santi. June 28. July 12, 1907. 2:516—19. A $16,500—$19,000. other consid and 100

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Houston st, No 110, n s, 25 w Thompson st, 25x100, 5-sty brk tenement and store. Bernardine M Kracht and ano to Geo J Thole, of Brooklyn. 2-3 parts. June 28. July 18, 1907. 2:525—26. A $18,000—$23,000. other consid and 100

Houston st, No 112, n s, 50 w Thompson st, 25x100, 5-sty brk tenement and store. Geo J Thole et al to Bernardine M Kracht. 2-3 parts. June 28. July 18, 1907. 2:525—27. A $18,000—$25,000. other consid and 100

Madison st, No 140, s s, 238 e Market st, 25x100, 5-sty brk tenement and store. Ella L Lucas to Union Title & Mortgage Co of N Y. Q C and C a G. Mort $24,000. Nov 1, 1905. July 16, 1907. 1:274—31. A $16,000—$31,000. nom

Madison st, No 94, s s, abt 275 e Catharine st, 25x100, 6-sty brk tenement and store. Golde & Cohen to Pincus Lowenfeld and William Prager. Mort $19,000. June 15, 1906. Rerecorded from June 15, 1906. July 16, 1907. 1:276—42. A $17,000—$——. other consid and 100

Mercer st, No 235 (209), w s, abt 125 s 3d st, 25x100, 6-sty brk loft and store building. Louise Harris to Saml W Jones. Mort $52,500. June 15. July 15, 1907. 2:533—21. A $30,000—$50,000. 100

Monroe st, No 17, n s, abt 250 e Catharine st, the buildings on formerly leased ground, 4-sty brk tenement and store and 3-sty brk tenement in rear. Pauline D Riggs to Alice, Peter D and John G Keteltas, Edith M K Wetmore, Eugene K Smith and Edith, Malvina K, Maude K and Rogers P D K Wetmore. July 12. July 13, 1907. 1:276—8. A $18,000—$20,000. other consid and 100

Perry st, No 29, n s, 125 w Waverly pl, 25x95, 5-sty brk tenement and store. Geo J Thole et al to Bernardine M Kracht. 2-3 parts. June 28. July 18, 1907. 2:613—34. A $11,000—$19,000. other consid and 100

Rivington st, Nos 269 and 271 | s e cor Columbia st, 45.8x55.10x45.8x
Columbia st, Nos 74 and 76 | 55.8, two 6-sty brk tenements and stores. Samuel Goldberger to Solomon H Schlanger. Mort $62,750. June 29. July 15, 1907. 2:333—51. A $22,000—$45,000. other consid and 100

Spruce st, No 39, n e s, 78.8 n w Gold st, runs n e 51.1 x s e 18.11 x s w 8.6 x s e 6.9 x s w 46.7 to st, x n w 26 to beginning, 5-sty brk loft and store building. Joseph B Hoyt et al to Berthold Hahn. May 13, 1905. July 18, 1907. 1:103—28. A $20,000—$26,000. other consid and 100

Spring st, No 63 | n w cor Lafayette st, 22.11x76.5x3.5
Lafayette st, Nos 232 to 236 | x77.10, 5-sty brk loft and store building. Bernardine M Kracht to Geo J Thole, of Brooklyn. 2-3 parts. June 28. July 18, 1907. 2:496—34. A $21,000—$25,000. other consid and 100

Spring st, No 14 | s w cor Elizabeth st, 23.9x1
Elizabeth st, Nos 171 and 173 | 23.6x107, one 3 and two 5-sty brk tenements and stores. Geo J Thole et al to Bernardine M Kracht. 2-3 parts. June 28. July 18, 1907. 2:479—21. A $30,000—$37,000. other consid and 100

Spring st, No 65, n s, 22.11 w Lafayette st, 25.6x77.10x25.7x76.5, 5-sty brk tenement and store. Bernardine M Kracht and ano to Geo J Thole, of Brooklyn. 2-3 parts. June 28. July 18, 1907. 2:496—35. A $22,000—$26,000. other consid and 100

Spring st, No 31, old No 27 or 25, n s, 18.2 w Mott st, 18.2x56 to alley x18.1x60, with rights to alley, 2-sty brk tenement and store. Grace E Moith et al to Rosa B Wiegmann, of Astoria, L I. Nov 18, 1892. Rerecorded from Dec 20, 1892. July 13, 1907. 2:494—36. A $7,000—$7,000. nom

Same property. John W Moore to Rosa B Wiegmann. Dec 11, 1893. Rerecorded from Jan 4, 1904. July 13, 1907. 2:494. nom

Spring st, No 31 (25), n s, 18.2 w Mott st, 18.2x56 to alley x18.1 x60, with rights to alley, 2-sty brk tenement and store. Henrietta A wife and Jacob A Mittnacht to Amelia Bach, of East Orange, N J. B & S. July 10. July 13, 1907. 2:494—36. A $7,000—$7,000. other consid and 100

Spring st, No 31, n s, 18.2 w Mott st, 18.2x56 to Alley x18.1x60, with rights to alley, 2-sty brk tenement and store. Cath C McCoy and ano to Amelia Bach, of Essex Co, N J. All title. B & S. May 31. July 16, 1907. 2:494—36. A $7,000—$7,000. nom

Same property. Kathryn A wife Stewart Y Myers to same. All title. B & S. June 12. July 16, 1907. 2:494. nom

Sullivan st, Nos 137 and 139, e s, abt 130 n Prince st, 37x100, 6-sty brk tenement and store. Giuseppe M Viggiano to Pasquale Viggiano. All title. Mort $59,750. July 13. July 15, 1907. 2:517—part of lot 1. A $——$——. other consid and 100

Sylvan pl, Nos 3 and 5, w s, 46 n 120th st, runs w 95.1 x n 54.11 x w 0.11 x n 25.11 x e 96 to pl x s 80.10 to beginning, two 6-sty brk tenements. FORECLOS, Apr 29, 1907. Thos P Dinnean referee to Solomon Klein. June 6. July 15, 1907. 6:1769—25 and 47. A $——$——. 38,500

Sylvan pl, Nos 3 and 5, w s, 46 n 120th st, runs w 95.1 x n 54.11 x w 0.11 x n 25.11 x e 96 to pl x s 80.10 to beginning, two 6-sty brk tenements. Solomon Klein to Samuel Grodginsky ½ part, Samuel Williams ¼ part, and Isaac Haft ¼ part. C a G. Mort $36,950. June 6. July 15, 1907. 6:1769—25 and 47. A $——$——. nom

Vesey st, No 47, s s, abt 205 w Church st, 25x82, 5-sty brk loft and store building. John Leffler to Jos T B Jones. Mort $15,000. July 12, 1907. 1:85—12. A $29,000—$37,000. nom

Same property. Jos T B Jones to Henry O Heuer, Ottilie M Boschen, Albertine M Melius and Diedrich Heuer EXRS, &c, Henry Heuer. Mort $50,000. June 12. July 12, 1907. 1:85. other consid and 100

Waverly pl, No 191, e s, abt 75 n 10th st, 22x75, 4-sty brk dwelling. Maria May widow to John N Mergenthaler, of Brooklyn. July 12. July 13, 1907. 2:611—43. A $9,000—$14,000. 100

Waverly pl, No 106, s s, 88 w McDougal st, 22x97, 5-sty brk tenement. FORECLOS (June 28, 1907). Chas J Leslie ref to Cesare and Giuseppe Razzetti. Mort $26,000. July 16. July 17, 1907. 2:552—55. A $16,000—$27,000. 4,600

White st, No 123, s s, abt 92 e Centre st, 21x99x21x102.2, vacant. John Pia HEIR Peter Pia to Serafino Piana. 5-8 parts. All title. Mort $5,000. Oct 23, 1906. July 18, 1907. 1:167—35. A $13,500—$13,500. other consid and 100

Willett st, No 68, e s, 100.2 s Rivington st, 24.9x100, 5-sty brk tenement and store and 5-sty brk tenement in rear. Hannah Kempner to Abraham Schwartz. July 15. July 16, 1907. 2:338—48. A $15,000—$17,000. 100

1st st E, No 57, s s, 228.4 w 1st av, 25x80.4x25.2x77, 6-sty brk tenement and store. Max Weidman to Wulf Gutman. Mort $31,650. July 15, 1907. 2:442—25. A $11,000—$26,000. other consid and 100

3d st E, No 85, n s, abt 150 w 1st av, 25x96.2, 5-sty brk tenement. Max Sass to Gittel Feiers. July 18, 1907. 2:445—44. A $16,

4th st W, No 37, n s, 25 w Greene st, w 22 x s 96.5 to st x e 25 to beg store building.

4th st W, No 39, n s, 50 w Greene st and store building.

George Gueutal to Chester A Luff, of All title. B & S. July 11. July 13, A $64,000—$74,000.

5th st E, No 340, s s, 100 w 1st av, runs to s s 5th st x e 25 to beginning, erro Aaron Segal to Bernat Springer and Igna $38,500. July 11. July 13, 1907. 2:4 $31,000.

5th st E, No 338, s s, 125 w 1st av, 25x96.2, Aaron Segal to Benj N Lefkowitz. ½ part. Apr 18. July 12, 1907. 2:446—27. A $1

5th st E, No 340, s s, 100 w 1st av, 25x96.2, 5- Benj N Lefkowitz to Aaron Segal. ½ part. 18. July 12, 1907. 2:446—28. A $15,000—

7th st E, No 127, n s, 125 w Av A, 25x97.5, 5-sto and store. Benjamin Menschel to Hyman Borisson road.—717. July 1. July 16, 1907. 2:435—39. A $14,000—

14th st E, No 536, s s, 145 w Av B, 25x103.3, 5-sty and store. Saml E Fox to Joseph Burkan. ¼ part 250. May 29. July 12, 1907. 2:407—26. A $11,

14th st E, No 612, s s, 188 e Av B, 25x103.3, 5-sty brick, 16x18; cost, and store. Kath A Healy to Antonio Pittala. Mor July 11. July 16, 1907. 2:396—14. A $8,000—$12,

14th st W, No 133, on map No 131, n s, 398.2 w 6th av, 2 4-sty brk tenement and store. CONTRACT. Bridge with Maximilian J Jahelkn. Mort $25,000. May 24. July 1907. 3:790—17. A $24,000—$31,000 and contracts.

16th st W, No 334, s s, abt 392 w 8th av, 25x53.1x23.10x50.1 e s, 5-sty brk tenement. Hannah E Dierkes to Gertrude Dierkes. 1-8 part. Mort 1-8 part of $2,100. July 16. July 17, 1907. 3:739—62. A $7,000—$10,500.

16th st W, No 333, n s, 375 w 8th av, runs n 92 x w 25 x s 42 x e 0.4 x s 50 to st x e 24.10 to beginning, 5-sty brk tenement. Henry Nechols et al to Saml A Singerman and Jacob N Lotto. Morts $26,500. July 15. July 16, 1907. 3:740—17. A $10,500—$25,000. other consid and 100

16th st W, No 331, n s, 350 w 8th av, 24.10x92x25x92, 5-sty brk tenement. Henry Nechols et al to Samuel A Singerman. Mort $28,000. July 15. July 16, 1907. 3:740—18. A $10,500—$25,000. 100

17th st E, No 115, n s, abt 145 w Irving pl, 25x92, 3-sty brk tenement and store. Eugene C Potter to John M Breen. Mort $33,000. July 9. July 12, 1907. 3:873—12. A $22,000—$25,000. other consid and 100

18th st W, No 420, s s, 231.10 w 9th av, 20.5x92, 3-sty brk tenement. Mary E Sullivan to Robt J Lawless. Mort $6,500. July 12. July 13, 1907. 3:715—42. A $8,000—$10,000. other consid and 100

20th st E, No 28, s s, 300 w 4th av, 5-sty stone front dwelling. 25x92. Chas O Harms to Rough Rider Realty Co. Mort $53,500. June 6. June 7, 1907. 3:848—55. A $48,000—$55,000. nom

21st st W, Nos 30 and 32, s s, 470 w 5th av, 50x92, 12-sty brk and stone loft and store building. Charles Kaye to Edw S Rapallo. Mort $200,000. July 16. July 17, 1907. 3:822—58 and 59. A $90,000—$——. other consid and 100

22d st E, No 204, s s, 75 e 3d av, 23.6x77.6, 3-sty brk tenement and store. Eleanor V McInerney to John J Murphy. Mort $4,000. July 15. July 17, 1907. 3:902—54. A $9,500—$11,500. nom

22d st E, No 204, s s, 75 e 3d av, 23.6x77.6, 3-sty brk tenement and store. John J Murphy to Lucy A Couch. ½ part. Mort $9,000. July 15. July 17, 1907. 3:902—54. A $9,500—$11,500. other consid and 100

22d st E, No 45, n s, 100 w 4th av, 25x98.9, 4-sty brk dwelling. Richard E Guy Smith to Wm C A Maguire, of Brooklyn. C a G. Mort $45,000. May 3. July 18, 1907. 3:851—34. A $55,000—$62,000. other consid and 100

22d st E, No 142, s w s, 230 n w 3d av, 20x98.9, 3-sty brk dwelling.

33d st E, No 330, s w s, 280 n w 1st av, 20x98.9, 4-sty brk tenement.

22d st E, No 206, s s, 98.6 e 3d av, 23.6x77.6, 4-sty brk tenement and store and 3-sty brk tenement in rear. Release dower. Annie V Keenan widow to James P Keenan. Oct 3, 1904. July 17, 1907. 3:877—60. A $13,000—$16,000; 3:938—50. A $7,000—$9,500; 3:902—53. A $9,500—$13,000. 958.09

25th st W, Nos 438 and 440, s s, 270 e 10th av, 40x98.9, two 4-sty brk tenements. Jas J Phelan to Jas J Phelan Co. Mort $12,000. July 12. July 16, 1907. 3:722—61 and 62. A $16,000—$20,000. other consid and 100

27th st W, No 22, s s, 400 e 6th av, 25x98.9, 4-sty stone front dwelling. Paul Gold to Joseph Solomon. Mort $45,000. July 15. July 16, 1907. 3:828—61. A $55,000—$63,000. other consid and 100

27th st W, No 22, s s, 400 e 6th av, 25x98.9, 4-sty stone front dwelling. U S Trust Co of N Y EXR Horace P Dickie to Paul Gold. July 15, 1907. 3:828—61. A $55,000—$63,000. 65,000

27th st W, No 456, s s, 75 e 10th av, 25x98.9, 5-sty brk tenement and store. Irving I Kempner to Henrietta Cahn. July 15. July 17, 1907. 3:724—65. A $9,000—$16,000. other consid and 100

28th st E, No 126, s s, 100 n w Lexington av, 20x98.9, 3-sty brk dwelling. Maria A Swift and ano to Emil Feffercorn. B & S. July 2. July 15, 1907. 3:883—77. A $16,000—$19,000. other consid and 100

29th st W, No 540, s s, 225 e 11th av, runs s 98.9 x e 25 x n 38.9 x w 0.6 x n 60 to st x w 24.6 to beginning, 5-sty brk tenement. Henry Freiberger to David Freiberger. Mort $18,300. June 19. July 15, 1907. 3:700—56. A $7,000—$14,000. 100

30th st E, n s, 149.10 e Madison av, strip, 0.6¼x98.9. Release mort. Mary L and Nellie K Pruyn to Jarvis C Howard. July 11. July 17, 1907. 3:860. nom

**and 79th St., Brooklyn, N. Y.**
Telephone, 724 Bay Ridge
Bay Ridge Ave., cor. Fort Hamilton Ave.

2½-sty frame dwelling, peak
Jeremiah Sullivan, Walnut st;
hite Plains av.—706.
sty brk tenement, 25x70; cost,
st; ar't, L Howard, 176th st
rame dwelling, 30.10x44.10;
2d st; ar't, P J Murray, 112
ame dwelling, peak shingle
lloway, on premises; ar't,
ar't, Chas S Clark, 709
c
enements, 20x55 each;
2d av; ar'ts, Moore &
-sty frame store and
Nest and Barnes
road.—717.
garage, 20x20; cost,
Chas Schaefer, Jr,
e dwellings, peak
H Thorn, 2514
-708.
rage, 16x18; cost,
Weiner, 103 E
wellings,
Herman, 35
, 22x48
Carl P
shingle
Gertrude
Julyth st;
noi
,000;
lison
Lotto.
$10,-
d 100
Singerman.
$10,500—
100
Breen. Mort
$22,000—$25,-
d 100
Lawless. Mort $6,500. July
$8,000—$10,000.
d 100
Rough Rider Realty Co. Mort $53,-
7, 1907. 3:848—55. A $48,000—$55,000.
nom
Edw S Ra-
July 17, 1907. 3:822—58 and
d 100
Murphy. Mort
$11,-
nom
Couch. ½ part. Mort
$11,-
d 100
Maguire, of Brooklyn. C a G.
$55,000
d 100
dwelling.
brk tene-
3d av, 23.6x77.6, 4-sty brk tene-
ment in rear.
Keenan.
$16,000;
$13,000.
958.09
Phelan Co. Mort
$16,000
d 100
Solomon. Mort $45,000. July
$63,000.
d 100
$63,000.
65,000
Dickie to Paul
d 100
Cahn. July 15. July
d 100
Feffercorn. B & S.
$19,000.
d 100
Freiberger. Mort $18,300. June 19.
100
Jarvis C Howard. July
nom

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122.6 e 2d av, 45x98.9, two 4-sty
2308. Hyman Glick et al to David
33[illegible]e. Mort $24,000. June 18. July
pro[illegible]8. A $14,400—$21,000.
other consid and 100
s, 350 e 2d av, 100x98.9, four 4-sty
Milton M Eisman to Merida Realty
$37,500. July 1. July 17, 1907. 3:-
$44,500. other consid and 100
89 e 6th av, 21x90, 5-sty stone front
Office B Scott to Benj B Davenport, of
$64,000. June 21. July 12, 1907. 3:840
of 000. nom
Chethed, 325 e 10th av, 25x98.9, 4-sty brk tene-
-sty brk tenement in rear. Paul Shotland
and Samuel Brown. Mort $11,000. July
4:1050—14. A $9,000—$12,000.
other consid and 100
Edmund 554, s s, 100 e 11th av, 50x½ blk, 3 and
coats, with all real and personal estate of which
Emma A King died seized. J I J Maguire to
s and Lavinia R Conrow children of Henry
Q C and correction deed. July 8. July 9, 1907.
Y 30. A $13,000—$15,500. Corrects error in last
Nos were 2552 and 2554. nom
552 and 554, s s, 100 e 11th av, 50x100.5, 3 and
ements. Hannah E Forbes and ano to Charles
r 25. July 13, 1907. 4:1074—59 and 60. A
other consid and 100
329 and 331, n s, 305 e 2d av, 40.5x100.5, 6-sty
t and store. Morris Schlossheimer to Michael Rosen-
Albert Price. July 15. July 17, 1907. 5:1342—13
$14,000—$—— nom
n s, 345.4 e 2d av, strip 0.1x100.5. Release mort.
man and ano to Michael Rosenthal and Albert Price.
July 17, 1907. 5:1342. nom
No 328, s s, 425 w 8th av, 25x100.5, 5-sty brk tene-
store. John Codner, of Eastchester, N Y, to Laura
e of John Codner of Eastchester, N Y. B & S. All liens.
pt 28, 1906. July 18, 1907. 4:1039—50. A $12,500—$23,-
nom
h st E, No 229, n s, 278 w 2d av, 25x102.5x—x98.8, 4-sty stone
front dwelling. Assignment of all right, title and interest in
estate of Edward Story dec'd to secure $4,750. James B Story
to Mary J Story and Stafford H Cowan as EXRS and TRUSTEES
Edward Story. Sept 11, 1899. July 18, 1907. 5:1323—14. A
$10,000—$10,500. nom
50th st E, No 341, n s, 225 w 1st av, 16x100.5, 4-sty stone front tenement. Josephine D Pell to Harriet B Lowenstein. July 15, 1907. 5:1343—17. A $6,500—$9,000. nom
51st st W, Nos 625 and 627, n s, 350 w 11th av, 50x100.5, two 4-sty brk tenements, store in No 625. William Rehling to The John T Brook Co. Mort $7,250. July 15. July 16, 1907. 4:1099—17 and 18. A $11,000—$18,000. other consid and 100
53d st W, No 553, n s, 75 e 11th av, 25x75, 5-sty brk tenement. Henrietta Zoeller to Joseph Oppenheimer. Mort $19,000. Mar 14. July 16, 1907. 4:1082—43¾. A $5,000—$12,000. nom
54th st W, No 554, s s, 150 e 11th av, 25x135.1x25x131.7, 5-sty brk tenement. Wendel Bieser to Elizabeth Grossmann. July 15. July 17, 1907. 4:1082—58. A $8,000—$16,000.
other consid and 100
55th st W, Nos 13 and 15, n s, 200 w 5th av, 50x105.10, vacant.
55th st W, No 17, n s, 250 w 5th av, 25x100.5, 3-sty brk stable. Rafael R Govin to Harry B Hollins, of Islip, L I. Mort $150,-000. Oct 26, 1906. July 12, 1907. 5:1271—27 and 28. A $238,000—$260,000. nom
56th st W, No 341, n s, 275 e 9th av, 25x100.5, 5-sty stone front tenement. Thos F Fox to James J Fox. ½ part. Mort $24,500. May 24. July 17, 1907. 4:1047—12. A $16,000—$30,000.
other consid and 100
Same property. Thos F and James J Fox to Josephine Fox. Mort $24,500. July 16. July 17, 1907. 4:1047. nom
58th st W, No 318, s s, 245 w 8th av, 20x100.5, 4-sty stone front dwelling. Johanne T Knickmann to John Geery. July 15. July 16, 1907. 4:1048—43. A $14,500—$20,000.
other consid and 100
58th st E, No 335, n s, 260.6 w 1st av, 18.6x100.4, 5-sty stone front tenement. Gregor Falkenstein to John Schleich. Mort $8,000. July 1. July 16, 1907. 5:1351—16. A $7,000—$15,-000. other consid and 100
58th st W, No 318, s s, 245 w 8th av, 20x100.5, 4-sty stone front dwelling. John Geery to Gussie T Parmelee. July 15. July 16, 1907. 4:1048—43. A $14,500—$20,000. other consid and 100
65th st W, No 170, s s, 125 e Amsterdam av, 25x100.5, 5-sty brk tenement. Jacob Liebovitz to Isaacs Schreiber. ½ part. Mort $22,500. July 15. July 16, 1907. 4:1136—59. A $13,-000—$21,000. other consid and 100
66th st W, No 223, n s, 350 w Amsterdam av, 25x100.5, 5-sty brk tenement. Emanuel Kapelsohn to E Kapelsohn Co, a corpn. Mort $——. July 11. July 12, 1907. 4:1158—18. A $5,000—$13,000. other consid and 100
66th st W, No 227, n s, 375 e West End av, 25x100.5, 5-sty stone front tenement. Emanuel Kapelsohn to E Kapelsohn Co, a corpn. Mort $——. July 11. July 12, 1907. 4:1158—16. A $5,000—$13,000. other consid and 100
70th st E, No 428, s s, 161 w Av A, 38x100.5, 6-sty brk tenement and store. Harry M Stoff to Samuel Cohn. Mort $50,000. B & S. July 12. July 16, 1907. 5:1464—32. A $12,500—P $35,000. other consid and 100
70th st E, No 302, s s, 74 e 2d av, 26x½ block, 5-sty brk tenement and store. Simon Kaufman et al to Isaac Corsum. Mort $23,000. July 12. July 18, 1907. 5:1444—48½. A $9,500—$18,000. nom
72d st E, Nos 307 to 313, n s, 85 e 2d av, 115x102.2, four 4-sty stone front tenements. Emma Frohmann to Hermann Frohmann. All title. All liens. Aug 27, 1906. July 17, 1907. 5:1447—5 to 8. A $48,000—$86,000. other consid and 100
74th st W, No 106, s s, 62 w Columbus av, 18x102.2, 4-sty and basement stone front dwelling. Frank L Marshall to Alfred C Bachman. Mort $27,000. Apr 15. July 12, 1907. 4:1145—36. A $13,000—$24,000. 100
Same property. Alfred C Bachman to Daniel B Freedman. Mort $27,000. July 11. July 12, 1907. other consid and 100
75th st E, No 415, n s, 385.11 w Av A, 25x102.2, 6-sty brk tenement and store. Mary Kopf to Samuel Birnbaum. ½ part. All title. All liens. July 16. July 17, 1907. 5:1470—10. A $7,000—$27,000. other consid and 100
77th st W, No 339, n s, 400 w West End av, 20x102.2, 5-sty brk and stone dwelling. Andrew Fletcher and ano EXRS Andrew Fletcher dec'd to Theo F Whitmarsh. July 15. July 16, 1907. 4:1186—3. A $15,000—$35,000. 55,500
78th st E, No 350, s s, 150 w 1st av, 20x102.2, 4-sty brk tenement and 3-sty frame tenement in rear. D Sylvan Crakow to Etta wife D Sylvan Crakow. ¼ part. Correction deed. Mort $8,500. Feb 18. July 18, 1907. 5:1452—33. A $6,500—$13,000. nom
83d st W, No 34, on map No 26, s s, 294 w Central Park West, 19x102.2, 4-sty and basement brk dwelling. James J Phelan to James J Phelan Co. Mort $13,000. July 12. July 16, 1907. 4:1190—45. A $13,000—$21,000. other consid and 100
85th st W, No 149, n s, 244.6 e Amsterdam av, 17.6x97.6, 4-sty and basement brk dwelling. Henry A James as TRUSTEE for John A James to Samuel Schwab. June 14. July 15, 1907. 4:1216—10. A $9,000—$19,000. other consid and 100
85th st W, No 66, s s, 150 e Columbus av, 25x102.2, 4-sty and basement stone front dwelling. James J Phelan to James J Phelan Co. Mort $25,000. July 12. July 16, 1907. 4:1198—58. A $17,000—$31,000. other consid and 100
85th st W, No 149, n s, 244.6 e Amsterdam av, 17.6x97.6, 4-sty and basement brk dwelling. Samuel Schwab to Martin H Goodkind. Mort $17,000. July 15. July 16, 1907. 4:1216—10. A $9,000—$19,000. other consid and 100
86th st E, No 218, s s, 225 e 3d av, 22x100, 4-sty stone front tenement and store. Minnie A Hoellerer wife of and Philip J to Walter A Wells, Herman A Schmidt and Chas D Donahue. Mort $15,000. July 15. July 16, 1907. 5:1531—39. A $11,000—$17,000. other consid and 100
87th st W, No 129, n s, 241.8 w Columbus av, 16.8x100.8, 3-sty and basement stone front dwelling. Geo W Thedford to Emily L Landon. June 28. July 15, 1907. 4:1218—22½. A $8,500—$15,-000. other consid and 100
91st st W, No 146, s s, 154.6 e Amsterdam av, 27x100.8, 5-sty stone front tenement. Gustave A Becker to Emilie Gerth. Mt $20 000. July 16. July 17, 1907. 4:1221—58. A $14,000—$31,000. other consid and 100
94th st E, No 171, n s, 175 w 3d av, 18.9x100.8, 3-sty stone front dwelling. John T Sullivan et al to Simon S Friedberg. July 15. July 17, 1907. 5:1523—29½. A $8,000—$11,000.
other consid and 100
94th st W, No 310, s s, 238 w West End av, 62x100.8, 7-sty brk tenement. Hyman Cohen to Upright Co. Mort $120,000. July 15. July 16, 1907. 4:1252—65. A $35,000—$115,000.
other consid and 100
95th st E, Nos 328 to 336, s s, 125 w 1st av, 125x100.8, three 6-sty brk tenements and stores. Pincus Lowenfeld et al to Joseph Isaacs. Mort $129,630. July 12. July 17, 1907. 5:-1557—32 to 36. A $30,000—$——. other consid and 100
95th st E, No 111, n s, 98.9 Park av, 18.6x100.8, 3-sty stone front dwelling. Sarah wife Emanuel Katz to Thos E Crimmins Real Estate & Construction Co. Mort $12,000. July 10. July 15, 1907. 5:1524—5. A $9,000—$13,500. 100
95th st E, Nos 328 to 336, s s, 125 w 1st av, 125x100.8, three 6-sty brk tenements and stores. FORECLOS, June 13, 1907. Albert Ritchie referee to Pincus Lowenfeld and Wm Prager. Mort $39,630. July 12. July 13, 1907. 5:1557—32 to 36. A $30,000—$——. 71,000 over and above encumbrances
96th st W, No 41, n s, 286 e Columbus av, 21x100.11, 4-sty and basement stone front dwelling. Mortimer Bishop to Lucretia C and Stella N Stone joint tenants. B & S. All liens. July 13, 1907. 7:1832—12½. A $11,000—$22,000. other consid and 100
96th st W, No 41, n s, 286 e Columbus av, 21x100.11, 4-sty and basement stone front dwelling. Lucretia C Stone and ano to Mortimer Bishop. B & S. July 13, 1907. 7:1832—12½. A $11,000—$22,000. other consid and 100
97th st E, Nos 60 to 66, s s, 100 w Park av, 100x100.11, two 6-sty brk tenements and stores. FORECLOS, June 11, 1907. Leopold W Harburger referee to East Ninety-Seventh Street Corpn. Morts $75,250. July 11. July 12, 1907. 6:1602—42 and 44. A $44,000—P $54,000. 15,000 over and above morts
97th st E, s s, 100 e Madison av, 100x100.11, vacant. Release covenants, &c. Wm G Park with Samuel Mandel and Monterey Realty & Construction Co. July 9. July 12, 1907. 6:1602—46. A $44,000—$44,000. other consid and 100
97th st E, s s, 100 e Madison av, 100x100.11, vacant. Samuel Mandel to Monterey Realty & Construction Co. Mort $40,000. July 3. July 12, 1907. 6:1602—46. A $44,000—$44,000.
other consid and 100
97th st W, No 126, s s, 537.5 e Amsterdam av, 17.6x100.11, 3-sty and basement stone front dwelling. Percy R Buttenheim to Edwin A Cruikshank. B & S. Mort $8,000. July 16. July 17, 1907. 7:1851—43. A $7,000—$13,000. other consid and 100
97th st W, No 126, s s, 537.5 e Amsterdam av, 17.6x100.11, 3-sty and basement stone front dwelling. Metropolitan Trust Co TRUSTEE Emma M Waterman to Percy R Buttenheim. July 16. July 17, 1907. 7:1851—43. A $7,000—$13,000. 15,000
98th st W, No 9, n s, 175 w Central Park W, 25x100.11, 4-sty and basement brk dwelling. Eliza L Ford to Franklin and George L Ford. 1-3 part. July 11. July 18, 1907. 7:1834—25. A $11,000—$14,000. other consid and 100
99th st W, Nos 155 to 161, on map Nos 157 and 159, n s, 150 e Amsterdam av, 85x100.11. 6-sty brk tenement and store. Release mort. Harris Mandelbaum et al to Samuel Friedelson. July 12. July 18, 1907. 7:1854—7 and 9. A $—— $——.
other consid and 100
100th st E, No 215, n s, 250 e 3d av, 25x100.11.
100th st E, No 217, n s, 275 e 3d av, 25.3x100.11. two 5-sty brk tenements.
Harry Hardesty to Samuel Epstein. July 15. July 16, 1907. 6:1650—11 and 12. A $14,000—$24,000. other consid and 100
100th st E, No 117, n s, 176.6 w Lexington av, 25.6x100.11, 5-sty brk tenement. Milan Schreiber et al to Nathan Natelson, Israel Leopold and Kine or Kive Siegel. Mort $27,935. July 17. July 18, 1907. 6:1628—9. A $8,000—$20,000.
other consid and 100
101st st E, No 317, n s, 371 w 1st av, 29x100.11, 6-sty brk tenement. Morris Punch to Bene Posner. Mort $33,650. July 16, July 17, 1907. 6:1673—11. A $7,000—$30,000.
other consid and 100
102d st W, No 244, s s, 180 e West End av, 20x98.2x20x97.6, 5-sty brk and stone dwelling. FORECLOS, June 18, 1907. John J Walsh (ref) to Charles Wolfson. July 18, 1907. 7:1873—57. A $10,000—$26,000. 35,500
102d st E, Nos 326 to 330, s s, abt 120 w 1st av, 75x100, two 6-sty brk tenement and stores. Morts $——, valued at $102,-250. CONTRACT to exchange for
45th st, n s, 300 w 15th av, 100x100, Brooklyn. Mort $——, valued at $34,000.
Isaac Portman with Samuel A Potter. July 6. July 17, 1907. 6:1673—34 and 36. A $20,000—P $70,000. exch

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frame dwelling, 30.10x44.10;
v 42d st; ar't, P J Murray, 112

v frame dwelling, peak shingle
Holloway, on premises; ar't,
).

103d st W, No 4, s s, 100 w Central Park West, 34.6x100.11, 5-sty brk tenement. Release mort. Wm F Donnelly to Arthur G Larkin. July 16. July 17, 1907. 7:1838—37. A $15,200—$38,000. nom

103d st W, No 4, s s, 100 w Central Park West 34.6x100.11, 5-sty brk tenement. Arthur G Larkin to Leah Loewenstein. Mort $44,000. July 16. July 17, 1907. 7:1838—37. A $15,200—$38,000. other consid and 100

103d st W, No 13, n s, 127.6 e Manhattan av, 27x100.11, 5-sty stone front tenement. Hannah Leuze to Caroline and Emma Steinau. Mort $20,000. July 15, 1907. 7:1839—23. A $11,800—$20,000. 100

103d st W, No 103, n s, 100 w Columbus av, runs n 78.2 x n w 22.9 x w 25 x s e 22.9 x s 78.2 to st x e 25 to beginning, 5-sty brk tenement and store. Harris Mandelbaum et al to New Amsterdam Realty Co. ½ part. Mort ½ of $22,000. June 5. July 18, 1907. 7:1858—28. A $10,000—$25,000. other consid and 100

105th st W, No 313, n s, 187 e Riverside Drive, 21x100.11, 5-sty stone front dwelling. Clara L wife of and Henry H Westinghouse to Jessie C wife Hugh Mullen. July 11. July 13, 1907. 7:1891—47. A $13,000—$34,000. other consid and 100

105th st E, No 113, n s, 100 e Park av, 25x100.11, 5-sty brk tenement. Henrietta Zoeller to Leopold Oppenheimer. Mort $26,950. May 17. July 16, 1907. 6:1633—5. A $8,000—$20,000. other consid and 100

107th st W, No 225, n s, 450 w Amsterdam av, 50x100.11, 6-sty brk tenement. Markus Pollak to Carrie Herzig. Mort $88,000. July 12. July 16, 1907. 7:1879—13. A $24,000—$85,000. other consid and 100

107th st E, No 120, s s, 158.4 w Lexington av, 16.8x100.11, 3-sty brk dwelling. Abraham Nevins et al to Freehold Construction Co. ½ part. All title. Mort $5,000. July 11. July 16, 1907. 6:1634—62. A $4,500—$6,500. other consid and 100

108th st E, No 324, s s, 200 w 1st av, 75x117.10 to former c l of Harlem Creek, x—x79.10 to beginning, several 1-sty frame buildings and vacant. Milton M Eisman to Merida Realty Co. ½ part. Mort ½ of $30,000. May 1. July 17, 1907. 6:1679—35 to 37. A $16,500—$16,500. other consid and 100

108th st W, No 325, n s, 175 w Broadway, 25x100.11, 5-sty brk dwelling. City Real Estate Co to Alfred C Bachman. B & S. July 15. July 16, 1907. 7:1893—9. A $15,000—$46,000. 100

Same property. Alfred C Bachman to Hyman D Baker. Mort $40,000. July 15. July 16, 1907. 7:1893. other consid and 100

111th st E, No 231, n s, 225 w 2d av, 25x100.11, 4-sty brk tenement and store. Release dower. Vincenza wife of Antonio Frascello et al to Francesco Frascello or Fraciello. July 17, 1907. 6:1661—15. A $7,000—$13,000. nom

112th st W, Nos 306 and 308, s s, 150 w 8th av, 50x100.11, 7-sty brk tenement. Peter Korn to Ellmont Realty Co. Mort $85,000. June 27. July 17, 1907. 7:1846—52. A $22,000—$95,000. other consid and 100

112th st W, Nos 531 to 535, n s, 325 w Amsterdam av, runs n 107.11 to s s of a lane x s w 138.4 x s 47.11 to st x e 125 to beginning, with all title to lane, several 1 and 2-sty frame buildings and vacant. Frances E Howden to Theresa C Curran. 1-11 of 1-6 part. July 16, 1907. 7:1884—15 to 19. A $52,500—$——. nom

Same property. Minnie J Morrisey to same. 1-11 of 1-6 part. July 16, 1907. 7:1884. nom

114th st W, No 34, s s, 334.4 w 5th av, 17.6x100.11, 3-sty and basement brk dwelling. Solomon M Robinson to Glascow Realty Co. Mort $12,500. July 9. July 16, 1907. 6:1597—49. A $7,500—$10,500. other consid and 100

114th st W, No 68, s s, 225 e Lenox av, 16.8x100.11, 3-sty and basement brk dwelling. Rosie Barnett to Harris Taschman. Morts $13,000. July 15, 1907. 6:1597—62. A $6,500—$9,500 other consid and 100

117th st E, Nos 438 and 440, s s, 201.10 w Pleasant av, 36.10x100.11, 6-sty brk tenement and store. Rose Spiegel et al to Isaac Portman. Mort $44,000. July 16. July 17, 1907. 6:1710—34. A $8,000—P $35,000. other consid and 100

119th st W, No 313, n s, 120 e Manhattan av, 25x100.11, 5-sty brk tenement. Isaac Schreiber et al to James C Thomas. Mort $26,700. July 15. July 16, 1907. 7:1946—23. A $11,000—$23,000. other consid and 100

121st st W, n s, 200 e Amsterdam av, runs n 191.1 to s w Morningside av W, s Morningside av West x s e on curve 257.9 to 121st st x w 176.9 to beginning, vacant. Milton M Eisman to Merida Realty Co. ½ part. Mort ½ of $146,000. May 1. 1907. July 17, 1907. 7:1963—42 to 55. A $131,000—$131,000. other consid and 100

122d st E, No 329, n s, 275 w 1st av, 21x100.11, 4-sty brk tenement. Abraham Nevins et al to Freehold Construction Co. Mort $7,500. July 11. July 16, 1907. 6:1799—16. A $4,500—$8,000. other consid and 100

123d st E, No 154, s s, 285 w 3d av, 25x100.11, 6-sty brk tenement and store. Minnie Vogel to Matilda Epstein. Q C. July 10. July 15, 1907. 6:1771—48. A $8,000—$——. 150

123d st W, No 367, n s, 66.9 e Morningside av East or Columbus av, 16.3x66.11, 3-sty and basement stone front dwelling. Louise H Bent EXTRX Benj C Bent to John L Garvey. Mort $10,000. June 18. July 12, 1907. 7:1950—3. A $5,500—$11,000. 12,500

Same property. Release mort. Joseph M Deveau to same. Correction deed. July 3. July 12, 1907. 7:1950. 1,500

123d st W, Nos 259 and 261, n s, 125 e 8th av, 50x100, 2 and 3-sty brk and frame stable. Edward W Gilbert to Henry J Hemmens. Aug 9, 1905. B & S. July 18, 1907. 7:1929—6 and 7. A $21,900—$26,500. nom

126th st W, No 73, n s, 126 e Lenox av, 17x99.11, 3-sty and basement stone front dwelling. Amelia Rosenberg to Cyrus C Miller. Mort $8,500. July 11. July 12, 1907. 6:1724—7. A $6,800—$11,000. other consid and 100

126th st W, No 110, n s, 165 e 7th av, 14x58 brk dwelling, 21x58; cost, ment stone front dwelling. Cath L wife oft; ar't, Chas S Clark, 709 to Charles Weisbecker. Mort $6,000. July 2. A $13,500—$18,000. k tenements, 20x55 each;

126th st W, No 108, s s, 115 w Lenox av, 1426 2d av; ar'ts, Moore & basement stone front dwelling. Carrie Herz Mort $6,000. Jun 21. July 16, 1907. 7:19 3-sty frame store and 630 $21,000. oth Van Nest and Barnes

126th st W, No 108, s s, 115 w Lenox av, 20x ston road.—717. basement stone front dwelling. Isaac Helfer tok garage, 20x20; cost, Mort $18,0 0 July 15. July 17, 1907. 7:1910 't, Chas Schaefer, Jr, 00)—$21,000. other

127th st E, No 229, n s, 300.6 e 3d av, 29.6x99.11, ame dwellings, peak ement Walter E Ward to Bernhard Columbus. os H Thorn, 2514 July 16. July 17, 1907. 6:1792—13. A $7,500—$ —708. other orage, 16x18; cost,

127th st E, Nos 78 and 80, s s, 75 w Park av, 40 F Weiner, 103 E 3-sty frame dwellings. Abraham Nevins et al to Fre struction Co. Mort $16,000. July 11. July 16, 190 dwellings, d —40½ and 41. A $12,500—$14,500. other cond Herma 35

127th st E, Nos 160 and 162, s s, 204.5 w 3d av, 45.3x99. frame dwelling and vacant. Sarah E Barnes and ano wellings, 22x48 I Edie, Borough of Queens. Q C. July 11. July 1 ; ar't, Carl P 6:1775—45. A $14,000—$17,000

127th st E, No 162, s s, 204.5 w 3d av, 25x99.11, 3-sty peak shingle dwelling. S L H Ward referee to Alfred I Edie, Boro W 119th st; Queens. B & S. July 11. July 15, 1907. 6:1775

127th st E, No 160, s s, 229.5 w 3d av, 20.3x99.11, vacant. st, $12,000; Ward referee to Alfred I Edie, Borough of Queens. B & S. 1 Madison 11. July 15, 1907. 6:1775.

130th st E, Nos 53 and 55, n s, 289.6 w Park av, 38x99.11, Gcost, $50,- brk tenement. Louis Meyer Realty Co to Herman J Katz. Mt A $15,200. July 16. July 18, 1907. 6:1755—24. A $11,500—P $40,000. other consid and 100

132d st W, No 224, s s, 224 w 7th av, 16.8x99.11, 3-sty brk dwelling. The Acme Building Co to Geo H Pigueron. Mort $10,000. July 16. July 18, 1907. 7:1937—43. A $6,600—$11,000. 17,000

Same property. Geo H Pigueron to Randolph Guggenheimer. July 17. July 18, 1907. 7:1937. nom

132d st W, No 224, s s, 224 w 7th av, 16.8x99.11, 3-sty brk dwelling. Randolph Guggenheimer to The Acme Building Co. B & S. All liens. June 10. July 18, 1907. 7:1937—43. A $6,600—$11,000. nom

132d st W, Nos 66 and 68, s s, 222.6 e Lenox av, 37.6x99.11, two 3-sty frame dwellings. Abraham Nevins et al to Freehold Construction Co. Mort $17,000. July 11. July 16, 1907. 6:1729—62 and 63. A $13,000—$15,000. other consid and 100

133d st W, No 202, s s, 100 w 7th av, 37.6x99.11, 5-sty brk tenement. Fredericka Golland to James Madden. Mort $30,000. July 15. July 16, 1907. 7:1938—38. A $15,000—$36,000. other consid and 100

133d st W, No 204, s s, 137.6 w 7th av, 37.6x99.11, 5-sty brk tenement. Saul Deiches et al to James Madden. Mort $33,000. June 20. July 16, 1907. 7:1938—39. A $15,000—$36,000. other consid and 100

134th st W, No 208, s s, 135 w 7th av, 18x99.11, 3-sty brk dwelling. Minnie H Mesny et al to Alexander Walters, of Jersey City, N J. Mort $5,000. June 14. July 16, 1907. 7:1939—39. A $7,200—$9,500. other consid and 100

135th st W, No 205, n s, 125 w 7th av, 25x99.11, 5-sty brk tenement and store. Simon Nachtigall to Meta Witte, of Newark, N J. Mort $18,500. July 12, 1907. 7:1941—26. A $12,000—$24,000. other consid and 100

136th st W, No 150, s s, 266.8 e 7th av, 16.8x99.11, 3-sty stone front dwelling. FORECLOS, May 15, 1907. Lucius A Waldo ref to Rudolph J Muller, of Monticello, N Y. July 9. July 17, 1907. 7:1920—52½. A $6,600—$12,000. 12,000

136th st, W, No 152, s s, 250 e 7th av, 16.8x99.11, 3-sty stone front dwelling. Rudolph J Muller to Rosie D Otto. Mort $9,000. July 9. July 17, 1907. 7:1920—53. A $6,600—$12,000. other consid and 100

136th st W, No 152, s s, 250 e 7th av, 16.8x99.11, 3-sty stone front dwelling. FORECLOS, May 15, 1907. Lucius A Waldo ref to Rudolph J Muller, of Monticello, N Y. July 9. July 17, 1907. 7:1920—53. A $6,600—$12,000. 12,500

147th st W, n s, 225 w Broadway, 80 to Riverside Drive Riverside Drive, x99.11, 1-sty frame building and vacant. Eliza J Gamble widow to William Gamble. 1-3 part. Mort $10,000 and all liens. July 11. July 12, 1907. 7:2094—20 to 22 and part of 19. A $——$——. other consid and 100

151st st W, Nos 502 and 504, s s, 100 w Amsterdam av, 75x99.11, 6-sty brk tenement, valued at $135,000. Mort $90,000. 7:2082—36. A $30,000—$100,000. CONTRACT to exchange for

139th st W, No 229, n s, 405.3 e 8th av, 18.2x99.11, 4-sty brk dwelling, valued at $25,000. Mort $9,000. 7:2025—17. A $5,500—$11,000.

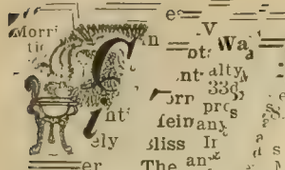
Geo R Cannon with Lillie B Vance. July 11. July 15, 1907. Contracts only. exch

152d st W, No 557, n s, 94 e Broadway, 15x99.11, 3-sty stone front dwelling. Anna M Roberts to Walter C Bunn, of Brooklyn. Mort $12,500. June 3. July 13, 1907. 7:2084—6. A $6,000—$11,500. nom

155th st W, No 450 St Nicholas av, No 889 s s, 361.6 e Amsterdam av, runs s 99.11 x e 82.5 to w s St Nicholas av, x n 102 to 155th st, x w 60.6 to beginning, 6-sty brk tenement. Alfred C Bachman to Gross & Herbener Realty & Construction Co. Mort $140,000. July 17. July 18, 1907. 7:2068—67. A $18,000—$——. other consid and 100

155th st W, No 450 St Nicholas av, No 889 s s, 361.6 e Amsterdam av, 60.6 to St Nicholas av, x102x82.6x99.11, 6-sty brk tenement. Gross & Herbener Realty & Const Co to Alfred C Bachman. July 17. July 18, 1907. 7:2068—67. A $18,000—$——. 100

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Calum So[illegible]8, N[illegible] on map Nos 503 and 505, n s, 79.10 w Amoidder, [illegible] 99.11, 6-sty brk tenement and stores. Mort house [illegible] 30.

183d [illegible]—Nos 2006 and 2008, on map Nos 2004 and 2006, low[illegible] 59th st, 49.11x79.10, 6-sty brk tenement and Th[illegible] 0,000.

[illegible]48t[illegible] [illegible]ly 8, 1907. Malcolm Sundheimer referee to Maueley in [illegible]Re—[illegible]July 12. July 13, 1907. 8:2118—43 and 39. A Yo[illegible]ST [illegible] each parcel, 5,000

[illegible] 509, on map Nos 503 and 505, n s, 79.10 w Amsa [illegible]: [illegible]40.2x99.11.

s [illegible], Nos 2006 and 2008, on map Nos 2004 and 2006, w [illegible]n 159th st, 49.11x79.10.

BF[illegible] brk tenements and stores.

1616[illegible] ohen to Abraham Ruth. Mort $90,000. July 12. July The [illegible] 8:2118—43. A ——$——; 39. A $——$——. 65 [illegible]nd other consid and 100

[illegible]e of J[illegible], No 437, n s, 318.6 e Amsterdam av, 20x112.6, 3-sty [illegible]pt 28, [illegible]ont dwelling. Emma Fiege to Rose A Fox. Mort $12,-[illegible]00. [illegible]uly 15. July 16, 1907. 8:2110—47. A $6,000—$14,000.

[illegible]h st E other consid and 100

[illegible]ront d[illegible]W, No 504, on map No 502, s.s, 84.4 w Amsterdam av, estate [illegible]5, 5-sty brk tenement. Abram L Libman to August Opto Mar[illegible]imer. Mort $36,600. July 11. July 18, 1907. 8:2128—Edwar[illegible]A $—— $——. other consid and 100

[illegible]st W, Nos 507 and 509, n s, 100 w Amsterdam av, 83.4x100, 50th s[illegible] 5-sty brk tenements. Joseph E Marx to Max Marx. Morts $83,500. April 13. July 17, 1907. 8:2152—54 and 56. A $20,-000—P $50,000. other consid and 100

179th st W, Nos 656 and 658, s s, 100 w Wadsworth av, 37.6x100, 5-sty brk tenement. Release mort. Herman Cohen to Lena G Rosenstein. July 15. July 17, 1907. 8:2163—11. A $—— $——. nom

Same property. Release mort. N Y Trust Co to same. July 8. July 17, 1907. 8:2163. 1,000

183d st W, No 565, n s, 180 e St Nicholas av, 20x99.11, 3-sty brk dwelling. David Buchsweiler to Henry C Langen. Mort $8,000. July 11. July 16, 1907. 8:2154—94. A $6,000—$12,000. other consid and 100

Av A, Nos 1237 to 1241, on map Nos 1239 to 1245 | s w cor 67th 67th st, No 436 | st, 120.5x 100, three 6-sty brk tenements, store on corner. Fidelity Construction Co to Dora Bernstein. July 16. July 17, 1907. 5:-1461—25 to 28. A $54,000—P $100,000. other consid and 100

Same property. Dora Bernstein to Rachel Shweitzer. Mort $172,-000. July 16. July 17, 1907. 5:1461. other consid and 100

Av A, No 252, e s, 77.6 s 16th st, 25.9x95.6, 4-sty brk tenement and store. Joseph Berkowitz et al to Julius Lichtenstein. Mort $19,000. May 1. July 16, 1907. 3:973—59. A $9,500—$12,500. other consid and 100

Av A 62d st Marginal st | s e cor 62d st, runs s 184 x s e 58.4 to w s Marginal st x n 194 to s s 62d st x w 81.9 to beginning, vacant. Emma W Bleecker and ano to The Central Consumers Ice Co. Mort $72,000. July 8. July 16, 1907. 5:1474. other consid and 100

Av B, No 95, e s, 20.2 n 6th st, 20.2x93, 4-sty brk tenement and store. Bessie Prince to Sadie Koenig. 1-8 part. All title. Apr 23. July 12, 1907. 2:389—2. A $16,000—$20,000. 1,200

Av B, No 159 10th st, Nos 345 and 347 | n e cor 10th st, 23.8x93, 4 and 5-sty brk tenements and stores. Henry Ruhnstruck EXR, &c, John Bammann to Sam Golding. July 11. July 17, 1907. 2:393—1. A $22,000—$30,000. 45,000

Same property. Margaret wife of Henry Kahrs et al HEIRS, &c, John Bammann to same. July 11. July 17, 1907. 2:393. nom

Av C, No 146, e s, 22.11 n 9th st, 21.3x58, 5-sty brk tenement and store. William Fritzel to Jacob Abraham. Mort $12,000. June 15. July 16, 1907. 2:379—2. A $8,000—$11,000. other consid and 100

Amsterdam av, Nos 589 to 595 89th st, No 198 | s e cor 89th st, 100.8x100, four 5-sty brk tenements and stores. James J Phelan to James J Phelan Co. Mort $125,000. July 12. July 16, 1907. 4:1219—61 to 64. A $86,000—$121,000. other consid and 100

Amsterdam av, No 1320 125th st, No 501 | n w cor 125th st, 24.10x100, 5-sty brk tenement and store. Geo W Thedford to Martha H Lind. Mort $50,000. July 15. July 16, 1907. 7:1980—29. A $19,000—$40,000. nom

Amsterdam av, Nos 1990 to 1994 159th st, Nos 500 to 506 | s w cor 159th st, 66.7x150, two 6-sty brk tenements, stores on av. FORECLOS, July 8, 1907. John A O'Rourke referee to Maurice Cohen. Mort $130,000. July 12. July 13, 1907. 8:2117. —32 and 34. A $61,000—$——. 15,000

Amsterdam av, Nos 1492 and 1494, w s, 40 s 134th st, 40x100, 6-sty brk tenement and store. Clementine M Silverman et al to Simon H Glasscheib. Mort $41,000 and all liens. July 16, 1907. 7:1987—34. A $——$——. other consid and 100

Amsterdam av, Nos 1492 and 1494, w s, 40 s 134th st, 40x100, 6-sty brk tenement and store. Release mort. City Mortgage Co to Clementine M Silverman and ano. July 9. July 16, 1907. 7:1987—34. $——$——. 3,000

Amsterdam av, Nos 2006 and 2008, on map Nos 2004 and 2006, w s, 49.11 n 159th st, 49.11x79.10, 6-sty brk tenement and store. Abraham Ruth to Wendel Bieser. Mort $50,000. July 15. July 16, 1907. 8:2118—39. A $——$——. other consid and 100

Amsterdam av, No 1457, e s, 250 s 133d st, 25.6x100, 5-sty brk tenement and store. Emma Frohmann to Hermann Frohmann. All title. Mort $15,000. Aug 27, 1906. July 17, 1907. 7:1970—71. A $10,000—$24,000. other consid and 100

Amsterdam av, No 1420 130th st, No 501 | n w cor 130th st, 24.11x75, 5-sty brk tenement and store. Henrietta Zoeller to Nathan A Eisler and Leopold Oppenheimer. Mort $22,600. Nov 20, 1906. July 16, 1907. 7:1985—29. A $12,500—$26,000. 100

Amsterdam av, Nos 1492 and 1494, w s, 40 s 134th st, 40x100, 6-sty brk tenement and store. Simon H Glasscheib to Valentine Gumprecht. Mort $57,000. July 16. July 17, 1907. 7:-1987—34. A $—— $——. other consid and 100

Amsterdam av, No 869, e s, 99.11 n 102d st, runs e 100.2 x n w 13.4 to c l of an old lane, x w 94 to av, x s 13.1 to beginning, 2-sty brk tenement and store. Geo A French to Marie Schmidt, of Maywood, N J. Q C. July 2. July 18, 1907. 7:1857—64½. A $6,500—$8,000. nom

Audubon av, Nos 287 to 291 180th st | s e cor 180th st, 75x95, two 5-sty brk tenements and stores. FORECLOS, Apr 16, 1907. Eugene H Pomeroy referee to Atlantic Realty Co. May 21. July 15, 1907. 8:2152—36 and 38. A $28,000—$——. 101,000

Bradhurst av, No 114, e s, 25 s 148th st, 25x75, 5-sty brk tenement. Moses D Moss and ano to Annie Berger and Victoria Bitterman, each ½ part. Mort $14,500. May 20. July 18, 1907. 7:2045—61. A $4,500—$14,000. other consid and 100

Broadway, No 3181 127th st, No 601 | n w cor 127th st, runs w 140.3x n w 47.2 x n 170.6 x n e 53.6 to

Manhattan st, Nos 130 to 134 | s w s Manhattan st, x s e 156.6 to w s Broadway, x s 175.2 to beginning, with all title to triangular plot on w s of above which is 170.6 long with n w s of said premises, x s 14 x w 11.11 x n e — to beginning, 1 and 2-sty frame buildings and vacant. Henry M Austin to John L Cadwalader. Mort $120,000. April 6, 1904. July 17, 1907. 7:1995—19. A $165,000—$165,000. other consid and 100

Same property. John L Cadwalader to Calender Realty Co. B & S. Mort $120,000. July 15. July 17, 1907. 7:1995. other consid and 100

Broadway, Nos 3401 and 3403 138th st, No 601 | n w cor 138th st, 39.11x100, 6-sty brk tenement and store. Abraham Benedict et al to Chas B Morgan. Mort $91,000. July 15. July 16, 1907. 7:2087—29. A $——$——. other consid and 100

Broadway, Nos 4360 to 4370 187th st | e s, 50.5 s 187th st, runs s 229.3 x e 176.4 x n 122.10 x w 50 x n 150 to s s 187th st x w 50 x s 50 x w 107.7 to beginning, 3-sty frame dwelling and 2-sty frame stable and vacant. Hudson Realty Co to Herman Aaron. Mort $55,000. July 12. July 16, 1907. 8:2167—38 to 46 and 52 and 53. A $78,000—$——. other consid and 100

Lexington av, Nos 1829 and 1831 113th st, No 147 | n e cor 113th st, 100.11x25, 5-sty brk tenement and store. Wm Ebling to Louis A Ebling. Mort $21,000. May 29. July 16, 1907. 6:1641—21. A $14,500—$37,000. other consid and 100

Lexington av, No 1837 ,e s, 41.2 s 114th st, 19.9x78, 4-sty stone front tenement and store. Olive M wife Albert Hughes to Chas E Neier, Borough of Richmond. Mort $17,000. July 15. July 16, 1907. 6:1641—51. A $7,000—$12,000. nom

Lexington av, No 857, e s, 50.11 s 65th st, 16.6x80, 3-sty stone front dwelling. Victor C Von Unruh to Mary B Murphy. Mort $13,000. July 15. July 16, 1907. 5:1399—52. A $12,500—$15,000. nom

Lexington av, No 1715, e s, 34.3 n 107th st, 16.8x65, 4-sty stone front tenement and store. Simon Lieberman to Adolph S Miller. Mort $14,000. July 12. July 13, 1907. 6:1635—22½. A $5,-500—$9,000. other consid and 100

Lexington av, No 607, e s, 80.5 s 53d st, 20x80, 3-sty stone front dwelling. Willa B Irving to Robt W Goelet, of Newport, R I. Mort $14,000. Dec 7, 1906. July 17, 1907. 5:1307—53. A $12,000—$16,000. other consid and 100

Madison av, No 414, w s, 27 n 48th st, 24x95, 4-sty stone front dwelling. Harriet wife of John R Suydam to Geo W Ellis. B & S. July 17, 1907. 5:1284—15. A $58,000—$65,000. nom

Same property. Geo W Ellis to John R Suydam and Harriet his wife of Bayport, L I, joint tenants. July 17, 1907. 5:1284. nom

Madison av, No 1757, e s, 50.10 n 115th st, 25x84, 5-sty brk tenement. Wm Ebling to Louis A Ebling. Mort $11,000. May 29. July 16, 1907. 6:1621—21. A $13,500—$25,000. other consid and 100

Manhattan av, No 111, w s, 91.11 n 104th st, 18x50, 3-sty and basement brk dwelling. Gertrude B Andreae to Sarah A Lloyd. Mort $8,000. July 15. July 16, 1907. 7:1840—16. A $5,000—$9,000. nom

Manhattan av, No 386, e s, 27.11 n 116th st, 36.3x82, 5-sty brk tenement. Simon S Friedberg to John T Sullivan and Charlotte E Jones. Mort $25,000. July 10. July 17, 1907. 7:1943—19. A $18,000—$28,000. other consid and 100

Park av, No 1442, w s, 75.11 n 106th st, 25x75, 5-sty brk tenement. Release claims, &c, as to Park av viaduct. David Schwartz to N Y & Harlem R R Co and the N Y C & H R R R Co. Dec 10, 1906. July 15, 1907. 6:1612—36. A $6,000—$13,000. other consid and 100

Same property. Release mort as to easement. Morris Hess to same. Jan 9, 1907. July 15, 1907. 6:1612. nom

Same property. Release mort as to easement. Union Exchange Bank to same. July 5. July 15, 1907. 6:1612. nom

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Park row, Nos 114 to 118, n s, 123.9 e Duane st, 48.7x105.7x47.11 x103.6, 6-sty brk hotel. James J Phelan to James J Phelan Co. Mort $60,000. July 12. July 16, 1907. 1:159—54 and 55. A $44,100—$60,000. other consid and 100

Park av, Nos 583 and 585 | n e cor 63d st, 50.5x100, 4-sty brk bldg
63d st | and store. Harry M Austin to Abr B Cox, of Cherry Valley, N Y, and Julia T E Cannon, of Hackensack, N J. July 17. July 18, 1907. 5:1398—1. A $92,000—$110,000. other consid and 100

West Broadway, Nos 435 to 439 | s e cor Prince st, 101x75, 5 and
Prince st, Nos 138 to 142 | 6-sty brk loft and store buildings. Mutual Life Ins Co of N Y to Sundel Hyman. C a G. July 1. July 13, 1907. 2:501—12 and 14. A $97,000—$132,000. other consid and 100

1st av, No 209, n w s, 63.3 s w 13th st, 20x86, 4-sty brk tenement and store. Anna K Brummer to Jacob Abraham. July 15. July 16, 1907. 2:454—39. A $10,000—$12,000. other consid and 100

2d av, Nos 317 and 319, w s, 52 n 18th st, 34.8x98, 6-sty brk tenement. Julius Lichtenstein to Joseph Berkowitz and Solomon M Landsman. Mort $53,000. May 1. July 16, 1907. 3:899—27. A $26,000—$64,000. other consid and 100

2d av, No 1156, e s, 20.10 s 61st st, 20x75, 4-sty brk tenement and store. John J Dore to John J Maffia. Mort $11,000. July 2. July 16, 1907. 5:1435—50. A $10,000—$13,500. other consid and 100

2d av, No 2207, w s, 50.7 n 113th st, 25.2x100, 6-sty brk tenement and store. Berko Kopelowitz to Isaac Meister. Mort $36,200. June 8. July 17, 1907. 6:1663—24. A $9,000—P $20,000. nom

Same property. Isaac Meister to Yetta Berkowitz. Mort $36,200. July 9. July 17, 1907. 6:1663. nom

2d av, No 1409, w s, 76.7 n 73d st, runs w 100 x n 100 to w s 2d av, x s 25.6 to beginning probable error, 4-sty brk tenement and store. Emma Frohmann to Hermann Frohmann. All title. All liens. Aug 27, 1906. July 17, 1907. 5:1428—24. A $15,000—$21,500. other consid and 100

2d av, Nos 1920 to 1938 | n e cor 99th st, runs n 201.10 to s s
99th st, Nos 301 to 313 | 100th st, x e 106 x s 100.11 x e 148
100th st, Nos 300 to 304 | x s 100.11 to n s 99th st, x w 254 to beginning, nine 6-sty brk tenements and stores. Release judgment. Abraham Fisher to the Malock Co and Hauben Realty Co. Mar 21. July 17, 1907. 6:1671—1 to 10 and 49 to 52. A $121,000—P $143,000. nom

2d av, No 2236, e s, 20.10 s 115th st, 20x75, 4-sty stone front tenement and store. Manascu Abramovici to Samuel and Louis Hoffman. Mort $12,750. May 11. July 18, 1907. 6:1686—50. A $6,000—$11,000. other consid and 100

3d av, No 888, w s, 40.5 s 54th st, 20x70, 5-sty brk tenement and store. PARTITION, June 6, 1907. Thos F Donnelly referee to Bernard J Reilly. Mort $7,000. July 12, 1907. 5:1308—38. A $13,000—$17,000. 16,951.44

3d av, No 949, e s, 22.5 s 57th st, 26x70, 5-sty brk tenement and store. Maria M MacSloy and ano EXRS, &c, Augustine Keogh to May M Lindsay, of Tompkinsville, S I. Mort $13,000. May 19. July 15, 1907. 5:1330—46. A $14,500—$20,000. nom

3d av, Nos 1680 and 1682, w s, 25.8 n 94th st, 50x100, two 5-sty brk tenements and stores. Henrietta Zoeller to Leopold Oppenheimer and Nathan A Eisler. Mort $56,500. Apr 27, 1906. July 16, 1907. 5:1523—34 and 35. A $38,000—$50,000. other consid and 100

5th av, No 12, w s, 28.6 n Clinton pl (8th st), 26.3x100, 9 and 10-sty brk and stone hotel. John P Grace to Hannah E Kelley, of Atlantic City, N J. Mort $150,000. July 5. July 15, 1907. 2:572—43. A $52,000—$155,000. 100

6th av, No 62, e s, 43 n West W shington pl, 21.6x80, 4-sty brk tenement and store. Geo J Thole et al to Bernardine M Kracht. 2-3 parts. June 28. July 18, 1907. 2:552—39. A $14,000—$17,500. other consid and 100

9th av, No 200, s e s, 24.8 n w 22d st, 24.8x78, 5-sty stone front tenement and store. Emil Stork to Ike Kind. Mort $14,000. July 11. July 13, 1907. 3:746—2. A $12,000—$19,000. other consid and 100

9th av, Nos 261 to 269 | s w cor 26th st, 4 lots, each 24.8x100,
26th st, Nos 400 to 406 | six 4-sty brk tenements, stores on av. James J Phelan to James J Phelan Co. Mort $50,000. July 12. July 16, 1907. 3:723—37 to 43. A $50,500—$60,500. other consid and 100

10th av, Nos 250 to 258 | s e cor 25th st, 98.9x95, seven 4-sty
25th st, Nos 460 to 464 | brk tenements, stores on av. James J Phelan to James J Phelan Co. ½ part. All liens. July 12. July 16, 1907. 3:722—72 to 78. A $47,500—$58,000. other consid and 100

10th av, Nos 250 to 258 | s e cor 25th st, 98.9x95, seven 4-sty
25th st, Nos 460 to 464 | brk tenements, stores on av.
Pelham av | se cor Washington av, runs s 368.10 to 189th st
Washington av | x e 457.10 x n 368.10 to Pelham av x w 457.10
189th st | to beginning, 2-sty frame dwelling and vacant.
James J Phelan et al to John J Phelan. All liens. July 10. July 15, 1907. 3:722—72 to 78. A $47,500—$58,000; 11:3059. other consid and 100

Same property. John J Phelan to James J Phelan. ½ part. All liens. July 11. July 15, 1907. 3:722 and 11:3059. other consid and 100

Same property. Same to Michael F Phelan. ½ part. All liens. July 11. July 15, 1907. 3:722 and 11:3059. other consid and 100

11th av, No 712, e s, 75.3 s 51st st, 25.1x100, two 2-sty frame tenements. James A Hennessy to Geo J Schuster. July 12. July 13, 1907. 4:1079—64. A $8,000—$8,000. other consid and 100

11th av, No 712, e s, 75.3 s 51st st, 25.1x100, two 2-sty frame tenements. John Klaus et al to James A Hennessy. All title. Mort $4,000. July 10. July 13, 1907. 4:1079—64. A $8,000—$8,000. other consid and 100

Same property. Martha Klaus by John Klaus GUARDIAN to same. All title. Mort $4,000. July 10. July 13, 1907. 4:1079. 1,666.67

## BOROUGH OF THE

Under this head the * denotes that the new Annexed District (Act of 1895).

Bristow st, No 1333, w s, 185 s Jennings st, 20. dwelling. Frank Baumann to Charles Ba 15. July 16, 1907. 11:2972.

Bryant st or av, w s, 100 s Jennings st, 50

Bryant st or av, w s, 175 s Jennings st, 75 vacant.
Lewis V La Velle to Nathan Cohn and Nicl tenants. May 11. July 12, 1907. 11:2994.

Boone st, No 36, e s, 145.6 s West Farms road, dwelling. Meta Smith to Rose Cohen. Mort July 17, 1907. 11:3012.

Bush st, No 566, s s, 91.1 w Anthony av, 50 dwelling. Julianna Emanuel et al EXRS, &c, uel to Edw F Emanuel. June 1. July 15, 1907.

*Carlisle pl, w s, lot 120 map Wm S Duncan, at A Shatzkin & Sons to Giuseppe Caligiona. Mort July 16, 1907.

Dawson st, No 777, on map No 1117, n w s, 225 s w 25x100, 2-sty brk dwelling. Frank J Muhlfeld Saft. Mort $5,000. July 16, 1907. 10:2695.

Dawson st, No 1073, n s, 188.3 e Prospect av, 25x11 101, 6-sty brk tenement. Abner Realty Co to Abra berg and Jacob Goldner. Mort $31,000. July 12. 10:2687.

Elsmere pl, No 1049, n s, 350 w Marmion av, 25x100, 2-s dwelling. Mary Brewer to Frederick Robbin. Mort July 16. July 18, 1907. 11:2956.

Featherbed lane, n s, 233.7 e Nelson av, 50x100.

Macombs road, w s, 31.7 s 175th st, 31.7x107.9x25x127.3.

175th st, s s, 25 e Nelson av, 50x100.

Nelson av, e s, 310 n 175th st, 50x120.11x52.6x97.4.

Aqueduct av, e s, 575 n proposed new st, 50x93.6x50x95. vacant.
Century Investing Co to Joseph A Wasserman. July 5. July 15, 1907. 11:2876.

Featherbed lane, n w cor Nelson av, 121.3x100x34.6x49.6, vacant. Century Investing Co to Rosa Flood. July 5. July 12, 1907. 11:2876.

Faile st, e s, 150 n La Fayette av, 50x100, vacant. John H Scudder to Edward Drescher. July 10. July 13, 1907. 10:2764.

Faile st | e s, 150 n Lafayette av, 50x200 to w s Bryant st, va-
Bryant st | cant. Release mort. J Phillip Van Kirk to John H Scudder. July 1. July 13, 1907. 10:2764.

*Garfield st, e s, 180 n Columbus av, 25x100. Andrew G Anderson to Pauline Goemann. Mort $4,000. July 15, 1907.

*Hancock st, e s, 250 s Columbus av, 25x100. Ernesto Franchi to Prisco Motta. July 6. July 15, 1907. 1,250

Home st, s s, 110.2 e Union av, runs s 110.11 x n e 124.10 x n 6.7 x e 53.6 x n 120.2 to st x w 153.3 to beginning, vacant. Morris Meyers to Abelman Construction Co. Mort $17,500 and all liens. July 10. July 12, 1907. 10:2680.

Jennings st, No 799, (1057), n s, abt 175 e Prospect av, 25x100x 31.9x100.3, 2-sty frame dwelling. David G Ludins to Wolf Richman. Mar 26. Re-recorded from Mar 27, 1907. July 12, 1907. 11:2963. 100

Kelly or 152d st, No 949, n s, 50 w Wales av, 25x72.4x28.11x 86.11, 3-sty brk tenement. Elizabeth Yeager to Rosie Goodman. Mort $6,500. July 15. July 16, 1907. 10:2644.

Longfellow st (Division st) s e s, 105 n e Rodman pl, 50x100, vacant. Timothy Callaghan to John B Thill. June 27. July 18, 1907. 11:3016.

*Maple st, e s, 100 n 214th st, 25x100, New Village of Jerome. Frank McGarry to Luciano Minutillo. July 2. July 12, 1907.

Mount Hope pl or Popham (Morris) st, s s, 125 w Monroe av, old line, 50 x 125, except part for Mt Hope pl and Grand Boulevard and Concourse, vacant. Paula wife Ludwig A Gutmann to Edwin I Alexander. July 12. July 13, 1907. 11:2801. nom

*McDonald st, n s, 180 w Stillwell av, 25x100. Hudson P Rose Co to Manuel Rich. July 15. July 17, 1907. nom

Perot st, n s, 115.9 w Sedgwick av, 15.9x98, 2-sty brk dwelling. Didrik N Sire to Mary A Moore, of Brooklyn. Mort $3,715.68. May 29. July 13, 1907. 12:3254. 2,056

Simpson st, No 1039, w s, 197.6 n Westchester av, 43.9x100, 5-sty brk tenement. Release mort. Manhattan Mortgage Co to Louis Stern. July 15. July 17, 1907. 10:2726. nom

*Seminole st, n s, 106.11 w Stillwell av, 25x100.

Rhinelander av, n s, 241 e Eastchester road, 50x100, and lots 307 and 308 map 327 lots Hunter estate. Release mort. John J Brady to Hudson P Rose Co. July 15. July 16, 1907. 1,400

*Sheil st, plot begins 399.4 e 4th av and 100 s 1st st, runs w 50 x s 95 to n s Sheil st x e 50 x n 95 to beginning, Wakefield. Samuel Guidin to Chas H Guckian. Mort $3,000. June 8. July 18, 1907. 100

*Van Buren st, e s, 125 n Columbus av, 25x100. Louis Frey, Jr, to John Reutel. Mort $3,000. July 13. July 15, 1907.

*Van Buren st, e s, 150 n Columbus av, 25x100, 2-sty frame dwelling. Nicola Anunziato to Max Schwartz and Nathan Drillich. Mort $2,800. July 15. July 18, 1907.

*Victor st, e s, 100 s Morris Park av, 100x95. Helen Hartmann to Peter and Giuseppe Conti. Mort $2,500. July 8. July 12, 1907. nom

*Wright st, e s, 175 s 187th st, 25x100. Virginia Perrini to Eugene Visco. Mort $3,000. June 15. July 16, 1907.

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**...AN WEST AFRICAN TRADING CO., 64-68 BROAD ST. NEW YORK**

...et lots 40 and 41 and being part lot 40 ... Felice Rubano to Fannie Jodice and ... July 16, 1903. July 18, 1907. nom

... runs w 205 x n 108 x e 100 x s 25 x e ... s 83 to beginning, Unionport. Chas E Hally ... July 16. July 17, 1907. other consid and 100

... Av D, 100x216 to n s 6th st, Unionport. Wm ... an to Wm C, Fredk, Edw I, John and John ... rgt S Seeman and Louise S Hessmer. July 15. 1,000

... e Av C, 100x108, Unionport. Mary E Stanton to ... July 15. July 16, 1907. nom

... e Av C, 100x108, Unionport. Milton Realty Co ... anton. Correction deed. Mort $2,000. June 17. other consid and 100

... s 155 e Av C, 50x108, Unionport. Wm W Braith- ... na M Weber. July 15. July 16, 1907. other consid and 100

No 577, n s, 100 e St Anns av, 25x100, 4-sty brk tene- ... ary Linsmann to Peter Wehrle. Mort $8,000. July ... 16, 1907. 10:2548. other consid and 100

No 581, n s, 1075 w Home av, 25x100, 5-sty brk tene- ... Fritz Hartz to Anna Spall. Mort $10,500. July 15. ... 1907. 10:2549. other consid and 100

No 859, n s, 182.6 e St Anns av, 29.6x100, 4-sty brk ... Frederick Krause to Hermann W Marpmann and ... his wife, tenants by entirety. Mort $13,000. July 15. ... 1907. 10:2550. other consid and 100

No 601, n s, 181.6 e Alexander av, old line, 25x100, ex- ... cept part for st, 5-sty brk tenement. Carl P Crolly to Eusebius D Murphy. Mort $17,000. July 16. July 17, 1907. 9:2302 other consid and 100

140th st, No 879, n s, 460 e St Anns av, 40x95, 5-sty brk tene- ment, valued at $47,250. CONTRACT to exchange for property in New Jersey, valued at $10,000. Philip Kossuff with Jos R Stillwell. June 26. July 12, 1907. 10:2552 and contracts. other consid and exch

140th st, No 880, s s, 392.9 e St Anns av, 38x100, 5-sty brk tene- ment. Elias Gordon to Natale Mocco. Mort $37,000. July 15. July 16, 1907. 10:2552. nom

146th st, Nos 486 to 492 | s s, 100.2 w Morris av, runs s 100 x e Morris av | 82.9 to w s Morris av, x n 101.6 to s w cor 146th st, and Morris av, x w 100.2 to beginning, 2-sty frame dwelling and 1-sty frame sheds. PARTITION, June 6, 1907. Thos F Donnelly ref to Peter A and Eugene E Hentze and Christina G Welch, of N Y, and Josephine F Knack, of Allendale, N J. July 15. July 16, 1907. 9:2335. 29,500

148th st, No 455, n s, 400 w Morris av, 25x106.6, 2-sty frame dwelling. Philip Riesz, Jr, to Fredk A Brusius. July 15. July 17, 1907. 9:2337. other consid and 100

150th st, n s, 300.1 w Morris av, runs n 23 x e 0.1 x n 95.5 x w 100 x s 118.5 to st x e 99.11 to beginning, vacant. Raffaele Marrazzi to The Marrazzi Construction Co. Mort $20,250. July 12. July 13, 1907. 9:2440. other consid and 100

152d st, No 985, n s, 60 w Union av, 20x50, 3-sty frame tenement. John J Haas to Nicholas J Sofka. Mort $3,000. July 15. July 16, 1907. 10:2665. other consid and 100

152d st, No 945, n s, 100 w Wales av, 25x100.10x28.9x86.7, 4-sty brk tenement. Ludwig Sauer to Jos F McMahon. Mort $14,- 750. July 11. July 12, 1907. 10:2644. nom

156th st, No 846, s s, 66.8 e Cauldwell av, 16.8x100, 2-sty frame dwelling. Louis F Diehl to Rose Sacks. Mort $3,500. July 15. July 16, 1907. 10:2628. other consid and 100

156th st, No 920, s s, 60.6 w Forest av, 27x90, 5-sty brk tene- ment. Ernest Girardin to Fredk E Steeg. Morts $20,000. July 15. July 16, 1907. 10:2645. other consid and 100

158th st, No 674, s s, 225 w Elton av, 25x98.1, 2-sty frame dwell- ing. John M Haffen to Bridget Farrell. Mort $5,000. July 15. July 16, 1907. 9:2379. other consid and 100

158th st, No 817, n s, 48.9 e Eagle av, 51.3x50, 3-sty frame tene- ment. Wm Ebling to Louis A Ebling. May 29. July 16, 1907. 10:2626. other consid and 100

158th st, No 622, s s, 267 e Courtlandt av, 25x98.5, 4-sty brk tenement. Joseph and Catherine Lally EXRS, &c, Ann Lally to Frank Cramer. Mort $19,000. July 16. July 17, 1907. 9:2404. 19,000

161st st, No 884, s s, 250 w Forest av, 50x95.2, 6-sty brk tene- ment and store. The Avitabile Realty & Construction Co to Jennie Kind. All liens. July 9. July 18, 1907. 10:2637. other consid and 100

166th st, No 838, s s, 106.6 e Franklin av, runs s 100 x w 1.6 x s 38.3 x e 39 x n 138.7 to st x w 37.6 to beginning, 5-sty brk tenement.

Forest av | n w cor 166th st, 42.8x87.6, 5-sty brk tenement and 166th st | store.

Lucy A Couch to The Couch Realty & Impt Co. Mort $72,000. July 12. July 13, 1907. 10:2607 and 2651. other consid and 100

167th st, n s, 100 w Sedgwick av, runs w 125 x n 340 x e 99.10 to alley, x s 150 x e 25 x s 194.9 to beginning, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore ref to John F Kaiser. June 20. July 15, 1907. 9:2540. 19,400

168th st, No 678, s s, 60 e Brook av, runs s 96 x e 35 x n 67 x w 3.6 x n 29 to st, x w 31.5 to beginning, 4-sty brk tenement and store. Alwine Ahnert to Johanna E Kuver. Mort $17,000. July 10. July 16, 1907. 9:2393. 100

168th st, No 978, s s, 148.5 e Tinton av, 25x100, 2-sty frame dwelling. Jos F McMahon to Ludwig Sauer. Mort $3,500. July 11. July 12, 1907. 10:2672. nom

All right, title and interest to any land in Borough of Bronx lying e of a line parallel and distant 101 w Union av, on map (No 207) of Morrisania, filed in Westchester Co. Jos F McMahon to Ludwig Sauer. Q C. July 11. July 12, 1907. 10:2672. nom

169th st, No 930 (1166), s w s, 66.11 s e Barretto st, 18.6x58.4x 22.10x71.9, 3-sty frame tenement and store. Walter J Dean to Katie Baumann. Mort $6,000. June 27. July 16, 1907. 10:2718. nom

*174th st, e s, 263 s Westchester av, 25x100. Magdalena A Walker to Elizabeth Sippel. Mort $4,000. July 9. July 12, 1907. nom

*174th st, e s, 163 s Westchester av, 25x100. Geo F Lynch to Wm F Rutherford. Mort $480. July 2. July 12, 1907. other consid and 100

174th st, s s, 50 e Eastburn av, 45x100.
Parkway, n s, 35 w Morris av, 100x100.
Morris av, n w cor 174th st, 75x101.7. vacant.

Fritz A Selje to Laura wife of Fritz A Selje. 1-3 part. Mort $14,893. July 8. July 16, 1907. 11:2793, 2824 and 2825. other consid and 100

Same property. Same to Leo C Stern. 1-3 part. Mort $14,893. July 8. July 16, 1907. 11:2793, 2824 and 2825. other consid and 100

175th st, No 1032, s s, 91.3 e Prospect av, 25x144, 2-sty frame dwelling. Thos F O'Rourke to Frank J Muhlfeld. Mort $4,000. July 16. July 17, 1907. 11:2952. other consid and 100

175th st, s s, 271.7 w Macombs road, 25x100, vacant. Century Investing Co to Thos J McIntyre. July 5. July 15, 1907. 11:- 2876. other consid and 100

*176th st, w s, 250 n Gleason av, 25x100. Lewis J Conlan to Edward Gillespie. June 25. July 12, 1907. nom

*176th st, w s, 250 n Gleason av, 50x100. Isaac L Michael to Wm H J Fordyce. All liens. July 16. July 17, 1907. 100

186th st, n e s, 154 w Washington av, 50x100, vacant. Jonas Weil et al to Mollie Kreuter and Jacob Eill. Mort $4,050. July 10. July 12, 1907. 11:3040. other consid and 100

187th st, s s, 83 e Tiebout av, 40.6x50, with rights through alley, 2-sty frame dwelling. Hyacinth A Sutphen to Theresa Schaeffer. Mort $7,000. June 24. July 13, 1907. 11:3022. other consid and 100

205th st, s w s, 59.2 n w Perry av, 59.2x78.10x50x110.7, vacant. Susie A Dean to Wm G Saunderson, of Palisade Park, N J. All title. Mort $2,000. July 10. July 15, 1907. 12:3341. 100

*214th st, s s, 150 w Tilden av, 25x100, Laconia Park. Geo H Lawrence et al EXRS Eliz H Sias to A Chelemowitz. July 1. July 17, 1907. 450

*215th st, s s, 275 w Tilden av, 25x100, Laconia Park. A Shatzkin & Sons to Francesco Pignatone. Mort $600. July 10. July 16, 1907. 950

*216th st, s s, and being part lot 693 map Wakefield, begins at s w cor lot 693, runs e 7.6 x n 59.6 x w parallel with 216th st, 7 x s 58 to beginning. Fred P Ballard to Adelaide Burlando. July 11. July 12, 1907. nom

*216th st, late 2d st, n s, 175 w Ash av, 25x100, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to A Shatzkin & Sons. Mort $350. May 15. July 15, 1907. 150

*222d st, n s, 180 w 4th av, 25x114.
222d st, n s, 105 w 4th av, 25x114.

Katie J Von Der Heyde to Dorethea Heym. B & S and C a G. July 15. July 17, 1907. nom

*222d st, n s, part lot 493 map Wakefield, 50x114, bounded e by e 25 ft of said lot, and w by w 25 ft of said lot. Dorothea Heym to Katie J Von Der Heyde. July 15. July 17, 1907. nom

*228th st, s e cor 2d st, 105x114, Wakefield. Frank McGarry to Mary Doherty. All liens. June 26. July 17, 1907. nom

238th st, s s, 220 e Kepler av, 80x100, 2-sty frame dwelling. Aura H Russell to Geo M Geiszler. July 15. July 16, 1907. 12:- 3378. other consid and 100

*239th st, n s, 50 w Matilda st, 50x100.
Matilda st, w s, 150 s 239th st, 50x100, South Washingtonville.

Release dower. Adeline Grote widow to Christian H Werner. May 13. July 12, 1907. nom

*Same property. Herman Grote et al to same. Apr 30. July 12, 1907. nom

*Same property. Minnie Lotterhos et al by Adeline Grote GUARDIAN to same. All title. Mar 23. July 12, 1907. 750

240th st, s s, 300 e Martha av, 150x100, vacant. Anna L Richmond to Charlotte A Walsh. Mort $2,300 and all liens. July 12. July 13, 1907. 12:3393. nom

*Av D, s e cor 7th st, 108x105, Unionport. Karl Forter to Mathias Anderhuber. July 10. July 12, 1907. 100

Alexander av, No 317 | s w cor 141st st, 25x75, 5-sty brk tene- 141st st, No 564 | ment and store. John J Brodbeck to Charles Levers. Mort $20,609. July 12. July 17, 1907. 9:- 2315. other consid and 100

Andrews av, w s, 375.10 n 183d st, runs n 74.2 x w 125 x s 75.11 x e 10.10 x s 48.11 x e 11.1 x n 50 x e 99.11 to beginning, 2-sty frame dwelling. Wm D Peck to Herman H Moritz, of Mt Vernon, N Y. June 10. July 12, 1907. 11:3225. nom

*Barker av, e s, 175 s Elizabeth st, 25x125, except part for av, Westchester. Richard O'Hara and ano to John B Grattarola and Frank Caviglia. July 12. July 15, 1907. other consid and 100

*Beech av, n s, 526.2 e Elm st, 25x100, Laconia Park. A Shatzkin & Sons to Gaspare Salvo. Mort $550. July 10. July 13, 1907. other consid and 100

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Boscobel av (2d av), s e s, bet Jerome av and 170th st and being plot 63 map Claremont, near High Bridge, 10.8x230 to Loughty's Brook, x140x164 s w s. Appleton Gregory to John F Kaiser. Q C. June 17 July 17, 1907. 11:2871. no n

Brook av, No 1221 | s w cor 168th st, 71x30, 4-sty brk tenement 168th st, No 670 | and store. Joseph Hahn to Jennie Wormser. Mort $20,000. July 11. July 12, 1907. 9:2394. other consid and 10 0

Brook av, No 1458 | n e cor St Pauls pl, 34.2x100.6x28.4x100.9, 4-St Pauls pl, No 671 | sty brk tenement and store. Jacob Eill et al to Jonas Weil and Bernhard Mayer. Morts $29,400. July 10. July 12, 1907. 11:2895. 10 0

Brook av n w cor 136th st, 200 to s s 137th st x100, vacant. A5-136th st | raham Silbermintz to Gitel R Warshawsky. All liens. 137th st | July 8. July 13, 1907. 9:2264. other consid an 1 0 0

*Bronx Park av, e s, 50 s Lebannon st, 25x100. Louis Schwarz et al to The City & County Contract Co. Mort $4,500. July 12. July 13, 1907. nom

*Baychester av, e s, 175 s Randall av, 50x75. Land Co C of Edenwald to Emma C Carlson Feb 1. July 18, 1907. nom

Boscobel pl, s e cor Ogden av, runs s e 75 x s w 48.2 x w 48.2 x n 75 to beginning, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore ref to Provincial Realty Alliance. June 6. July 13 1907. 9:2522. 26,800

Boscobel av, e s, 353.6 n Plympton av, 10.9x91.3x100x74.1, vacant. PARTITION, April 24, 1907. Wilbur Larremore ref to John F Kaiser. June 20. July 15, 1907. 11:2875. 12,650

Boscobel av, e s, 528.6 n Plympton av, 18x115.4x19.3x103.10, vacant. PARTITION, April 24, 1907. Wilbur Larremore ref to John F Kaiser. June 21. July 15, 1907. 11:2875. 3 0 0

*Bogart av, w s, 600 s Neil av, 25x100.

Bogart av, w s, 625 s Neil av, 25x100.
Fidelity Development Co to Bertha M Schaaf. June 28. July 15, 1907. 10 0

*Barnes av, e s, 175 s Brady av, 25x100. Same to Wm P Mahler. May 29. July 15, 1907. 10 0

Boscobel av, e s, 453.6 n Plympton av, 75x108.10x77x91.3, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore ref to Chas V Halley. June 18, July 16, 1907. 11:2875. 13,850

Beaumont av, No 2432 (Jackson) av, e s, 325 n 187th st, 25x100, 2-sty frame dwelling. Smith Williamson to Ernest Schepeler. Mort $4,000. July 12. July 16, 1907. 11:3105. other consid and 100

*Baychester av, w s, 250 s Randall av, 25x75. Land Co C of Edenwald to Margaret Murphy. July 15, 1907. nom

College av | n e cor 165th st, 438.11 to s s 166th st x 100.4
Findlay av | to w s Findlay av, x438.11 to n s 165th st, x104.3 to
165th st | beginning. Agreement as to release of mortgage of
166th st | plot 44.6 on 166th st, upon payment of $4 000 and on the interior lots upon payment of $750 on each lot. Gertie Holtzman with St Marks Construction Co. July 10. July 15, 1907. 9:2433 and 2437. no n

Cauldwell av, No 729, w s, 60 s 156th st, 20x52.6, 2-sty frame dwelling. Rosie Goodman to Elizabeth Yeager. Morts $4,525. July 15. July 16, 1907. 10:2624. no n

College av, No 1041, w s, 216 n 165th st, 22x92.5, 3-sty brk dwelling. Release mort. Anna Reiss to Joseph Reiss. July 10. July 12, 1907. 9:2437. nom

Same property. Henry J Brodsky et al to same. Mort $9,100. July 9. July 12, 1907. 9:2437. other consid and 100

Same property. Joseph Reiss to Eliz M Kemp. Mort $9 000. July 10. July 12, 1907. 9:2437. other consid and 100

*Commonwealth av, w s, 287.10 s West Farms road, 25x100.

Commonwealth av, w s, 262.10 s West Farms road, 25x100. | Party wall agreement. Ellen Hartnett with Timothy M Hartnett. July 9. July 13, 1907. nom

*Columbus av, s s, 75 w Taylor st, 25x100, Van Nest. Wolf Karnis to Josephine B Rezzano. Mort $3 000. July 12. July 13, 1907. other consid and 100

*Same property. Josephine B Rezzano to Serafino Bilotti. Mort $3,000. July 12. July 13, 1907. other consid and 100

*Cedar av, e s, 100 s Bartholdi av, 25x132x25.11x138.11, Williamsbridge. Pasquale Falcone et al to Vincenzo Zoccardo. Mort $540. July 12. July 13, 1907. other consid and 100

Cauldwell av, Nos 708 to 722, e s, 140 s 156th st, 160x½ blk, four 5-sty brk tenements. FORECLOS, July 3, 1907. Edwin A Watson referee to Benj J Weil. July 11. July 12, 1907. 10:2628. 40,000

Crotona av, e s, 300 n 183d st, 50x100, vacant. Vincent Kasser to Kath C Kasser. ½ part. B & S and C a G. Apr 30. July 12, 1907. 11:3102. 10 0

*Commonwealth av, w s, 200 n Mansion st, 25x100. Agreement as to covenants. Paul A Hartnett and ano with Ellen Hartnett. July 11. July 13, 1907. nom

Commerce av, w s, — n 171st st, and being lot 2 parcel 32 es- | tate Wm B Ogden, at Highbridge.

Commerce av, e s, 104.2 n 171st st, 44x192.2 to Sedgwick av. | x21.11x190. | vacant.
PARTITION, Apr 24, 1907. Wilbur Larremore ref to John F Kaiser. June 21. July 15, 1907. 9:2542. 5,000

Creston av, e s, 25 n Irving st, 25x100, except part for av, vacant. Chas D Smith to George Annes and Dennis P Dowd. July 15. July 16, 1907. 11:3165. other consid and 10 0

*Cottage Grove av, e s, 225 n McGraw av, 25x125. Elizabeth Wainwright to Annie F Kingston. July 17. July 18, 1907. no n

Crotona av, No 1844, late Grove st | s e s, at s w s 176th st, late 176th st, No 962 | Woodruff av, 100x150, two 2-sty frame dwellings and vacant. FORECLOS, Mar 9, 1906. James M Tully referee to Lydia A Spencer, of Brooklyn. 1-3 of 1-3 part. Mort 1-9 of $3,898.86. Mar 15, 1906. July 18, 1907. 11:2949. 1,225

Same property. FORECLOS, Mar 9, 1906. Jerome Buck referee to same. 1-3 of 1-3 part. Mort 1-9 of $3 898 86. Mar 15, 1906. July 18, 1907. 11:2949. 1 2 0

Decatur av | w s, 400 n w Jacob st, 48 to 197th st x102x48x103.3, 197th st | except part for Decatur av and 197th st, vacant. Jas J Phelan to Jas J Phelan Co. July 12. July 16, 1907. 12:3283. other consid and 100

*Ely av, w s, — s 222d st, 223d st and White Plains av.—706.
terrace. Irving Realty Co, White Plains av, 4-sty brk tenement, 25x70; cost, 1907. caro, 76 E 222d st; ar't, L Howard, 176th st

*Ely av, w s, s 222d st, s 183d st, 3-sty frame dwelling, 30.10x44.10; Bronx terrace. Irving L Vought, 112 W 42d st; ar't, P J Murray, 112 July 12, 1907.

*Edson av, w s, abt 663 s 164th st, 2½-sty frame dwelling, peak shingle to Carmine Caropreso. ...000; Henry D Holloway, on premises; ar't,

*Ely av, w s, — s 222d st, dycrest av.—699.
216 map Bronx terrace. 194th st, 2-sty brk dwelling, 21x58; cost, July 5. July 12, 1907. 318 W 21st st; ar't, Chas S Clark, 700

Elton av, No 677, w s, 75 n ... ton Kromm to Fredk A Olpp st, six 3-sty brk tenements, 20x55 each; from Feb 7, 1901, and Mar & Silverman, 1426 2d av; ar'ts, Moore & 9:2375. 'd av.—702.

Eastburn av, No 1782, e s, 73... n Tremont av, 3-sty frame store and tenement. Robt S Ament to K ...00; Max Lax, Van Nest and Barnes 16. July 17, 1907. 11:2796. ...mont av and Boston road.—717.

Fulton av, Nos 1395 and 1397, w ...sh st, 1-sty brk garage, 20x20; cost, 96.2, 3-sty frame dwelling and E 179th st; ar't, Chas Schaefer, Jr, Deady to Cath A wife Daniel J July 16, 1907. 11:2925.

*Fordham av, s s, 30 e 20 ft road, two 2½-sty frame dwellings, peak vinia E Bell of City Island. Tr... st, $14,000; Thos H Thorn, 2514 Winkelmann July 2. July 15, 1... 3514 Webster av.—708.

*Ft Schuyler road, s e cor Dudley av ... av, 1-sty brk storage, 16x18; cost, ton Realty Co to Fritz A Selig. A... 73d st; ar't, L F Weiner, 103 E 17, 1907.

*Grace av, w s, 126.2 s Boston road, 50x95. ...y frame dwellings ... Amanda W Roland, of Hoboken, N J. July 1... Co, Emil Herm... 35 ... av.—707.

*Grace av, w s, 201.2 s Boston road, 50x95. ...frame dwellings, 22x48 Jacob Tanner. July 15. July 17, 1907. Irv... 42d st; ar't, Carl P ... oth

Grant av, No 949, w s, 115.9 n 163d st, 20x95.2, ...vellings, peak shingle ing. Wm E Diller to Emma L Eckert. Mort $... ier, 95 W 119th st; July 17, 1907. 9:2446.

*Grace av, e s, 128.5 s Boston road, 25x95. Irving ...8; cost, $12,000; Florentin Benner. July 5. July 12, 1907. other co...mith, 1 Madison

*Grace av, e s, 153 s Boston road, 25x95. Irving Rea... Heinrich Brill. July 5. July 12, 1907. other consid ...4; cost, $50,-

*Gleason av, s e cor 173d st, 50x106.8. ... av, Rev A Gleason av, s w cor 173d st, 50x106.8. ...—722.

Joseph P Fallon Jr to Bronx Estate, a corpn. Ja...2.0. ...0; cost, 18, 1907. ...son av

Grand Boulevard and Concourse | s w cor 175th st, runs w 9.4 x s w 175th st | 59 x s 83.10 x e 7.0 to East- ...0.6; Eastburn av | burn av x n 126.9 to beginning. E vacant. Edw L Woolf et al to Geo E Buckbee. July 8. July 12, 1907. 11:2795. other consid and 100

Grant av, e s, 32.8 n 165th st, 35.9x100.6x35.0x102.8, fourteen 3-sty brk dwellings, unfinished. FORECLOS, June 11, 1907. Chas D O'Connell referee to The Estates Settlement Co. July 11. July 12, 1907. 9:2448. 23,000

Grand Boulevard and Concourse | s e cor 162d st, runs e 344.8 to Sheridan av | w s Sheridan av x s 228.11 to 161st st | n s 161st st x w 205.6 x — 162d st | 78.8 on curve to Concourse x n 186.10 to beginning, 2-sty frame dwelling and vacant. John McCafferty et al EXRS, &c, of Wm and Robert McCafferty to Frank S Gannon Jr. July 5. July 12, 1907. 9:2460. no n

*Hobart av, w s, 475 s Waterbury av, 25x71.7.

Hobart av, e s, 279 s Waterbury av, 50x94.2x50.2x98.7. | Release mort. Henry A Coster to Hudson P Rose. July 15. July 17, 1907. 1,05 0

Hoe av, or st, e s, 200 n 172d st, 75x100.

Vyse av, w s, 150 n 172d st, 125x100, vacant | Isaac A Van Bomel to John A Steinmetz. Mort $9,830. July 9. July 16, 1907. 11:2980. other consid and 1 0

Heath av, w s, 665 n Boston av, old line, 25x93.11x25x92, 2-sty frame dwelling. Maria wife of Joseph Zilli to John Fink. Mort $5,500. July 16. July 17, 1907. 12:3261. other consid and 100

Hoe av, e s, 225 s Freeman st, 25x100, vacant. James C McCarthy to Edward O'Connor. Mort $9,000. July 11. July 12 1907. 11:2986. other consid and 1 0

*Harrington av, s s, 180 w Cornell av, 25x90. Percy S Dudley to Owen O'Hara. July 8. July 12, 1907. other consid and 100

*Hill av, w s, 150 n Jefferson av, 25x100. Land Co A of Edenwald to Patrick Roche. July 1. July 12, 1907. no n

Hughes av, w s, 382.8 s 180th st, 25.1x100, vacant. Belmont Realty & Construction Co to Magdalena Marx. Mort $2,000 and all liens. July 3. July 16, 1907. 11:3069. no n

Jerome av, e s, 381.3 s Cameron st, runs s w 139.8 x n e 318 x s e 33 x n e 39 x n w 12 x n e 43.10 x s w 15.8 x n w 69.8 x s w 279.10 to beginning, vacant.

Plot begins 24.1 e Walton av at land Jacob Leitner and ano at point 150 s 181st st, runs e 55.10 x s 31.9 x w 23.7 x n w 51.5 to beginning, vacant. Solomon C Bernstein to The Centennial Realty Co. ¼ part. July 12. July 16, 1907. 11:3185-3179 and 3180. other consid and 10 0

Jackson av, No 998, e s, 144.9 s 165th st, 20.6x84.1, 3 sty frame dwelling. Jessie Nicholas to John Kleiner. July 16. July 17, 1907. 10:2649. nom

*Jefferson av, n s, 25 e Oakes av, 25x100. Land Co B of Edenwald to Constantine Geller. Jan 14. July 17, 1907. no n

*Kingsbridge road, w s, abt 147.6 n 4th av, 111.3x172.3x75x85.6, Jennie Wormser to Joseph Hahn. Mort $2,300. July 8. July 12, 1907. other consid and 1 0

*Same property. Joseph Hahn to Maurice Stierer. Mort $2,300. July 8. July 12, 1907. other consid and 10 0

Katonah av, s w cor 238th st, 100x85, vacant. Central Mortgage Co to Hibbert C Simmonds, of Yonkers, N Y. Mort $3,500 and all liens. July 17, 1907. 12:3378. other consid and 1 0 0

Longwood av | s e cor Beck st, 200 to w s Fox st x100, vacant.
Fox st | FORECLOS, June 5, 1907. Jas E Graybill referee to Samuel Newman. All liens. July 9. July 18, 1 07. 10:2707. 250 over morts, &c.

*La Salle av, s s, 594 e Fort Schuyler road, 25x100x25x100.11, Edgewater Realty Co to Barbara Schollkamer. July 1. July 5, 1907. Corrects error in last issue when distance e F. Schuyler road was 644. 795

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Architects

AN W

road, 50x101.2. Edge- July 1. July 5, 1907.
nce e Fort Schuyler road 1,540
x100x112.9x101.1, vacant. Guggenheimer ref to Amer- July 16. July 17, 1907.
ort of $10,000.
educt av and being lots 69 et lots 40 and, vacant. Century Investing July 18, 1907. 11:2876. 100
Calum So Q 99 $——. July 11 av, 50x100. Land Co C of
oidder, only 30. runs w 205 June 22. July 18, 1907. nom
house 100 Nos s s 83 to begin st, 50x101.11x50.6x81.4, vacant.
July 16. am Chopak. July 5. July 15.
other consid and 100
Av D, 100x21 e s Aqueduct av, runs s 125 x w
Julan to Wm C, beginning, vacant. PARTITION,
rgt S Seeman ore referee to Emma Haslup. July 7,575
40 e Av C, 1 st, 63.2x71.10 to w s Orchard st
Ny. July 5. Release mort. Solomon Katz to
uly 12, 1907. 12:3284. 3,500
anton. Correc 10 n 165th st, 25x101.9, 2-sty brk
Rosenfeld and ano *to* Mayer L Mayper. ½
e Mort $7,500. Mar 5, 1906. July 12, 1907.
other consid and 100
200 n 174th st, 50x116.5x50.4x111.2, vacant.
et al to Maria W Dittmar. July 8. July 17,
other consid and 100
16, 15th st or Anderson av), e s, bet 167th st and 168th
n s land Geo W Collier, runs w — x — to n s
to av, x s — to beginning.
w and e s Marcher av, old line, e and w s Marcher
s per av, as now opened, n by line as per an agree-
s by line as per an agreement.
McGroddy to Jane C Spearing. Mort $1,000. July 15.
nom
av, No 2774, e s, 81.7 n 197th st, 17.10x94.9x10.4x96.5,
frame dwelling. Wm H Treviranus and ano to Samuel M
Mort $2,700. July 15, 1907. 12:3283. nom
av, w s, 121 n Featherbed lane, 25x125, vacant. Century
Investing Co to Leopoldina Weil, of Yonkers, N Y. July 5. July
15, 1907. 11:2876.
other consid and 100
Nelson av, w s, 75 s Proposed new st, 100x100, vacant. Century
Investing Co to Joseph E Butterworth. July 5. July 17, 1907.
11:2876.
other consid and 100
*Nereid av, n s, 50 w Barnes av, 50x154.10x—x126.9. Philip Hauser to John Goergen and Fridolin Weber. Mort $800. July
15. July 17, 1907.
other consid and 100
Norwood av, late Decatur av, e s, 313.4 s 205th st, 50x112.6, vacant. Release mort. John H Green to Mary Russhon. July
8. July 13, 1907. 12:3353. 2,000
*Prospect av, n s, and being lot 82 map of Westchester terrace, 25x126.11x25x126.3. Louis Luft to Florence W Mapledoram.
July 15. July 16, 1907. nom
*Prospect av, n s, and being lot 81 same map, 25x127.11x25x
126.11. Same to same. July 15. July 16, 1907. nom
Park av, s e cor 166th st, 255x192x238x97, vacant. FORECLOS, June 13, 1907. Terence J McManus referee to Isidor and Henry Steiner and Joseph Kopperl. July 11. July 12, 1907.
9:2387. 20,000
*Parker av, s w s, 150 s e Lyon av, 25x130, Westchester. Marcus Nathan to James O'Hearn. May 14. July 12, 1907.
other consid and 100
*Parker av, s w s, 150 s e Lyon av, 25x130, Westchester. Release mort. Sound Realty Co to Marcus Nathan. June 26.
July 12, 1907. 400
*Same property. Release mort. Samuel Bitterman to same. July
11. July 12, 1907.
other consid and 100
Pelham av s e cor Washington av, runs s 368.10 to n s 189th
Washington av st, x e 457.10 x n 368.10 to s s Pelham av, x w
189th st 457.10 to beginning, 2-sty frame dwelling and
vacant. Jas J Phelan to Jas J Phelan Co. ½ part. Mort $1,-
000. July 12. July 16, 1907. 11:3059. other consid and 100
Prospect av, n w s, 150 s 181st st, late John st, runs n w 66 x n e 25 x s e 66 to av x s w 25 to beginning, vacant. Mary A Casey to Antonio Galiani. July 15. July 16, 1907. 11:3096.
other consid and 100
Prospect av, No 732, e s, 100 s Leggett av, or 156th st, 25x106.11 x31.5x125.
Prospect av, No 730, e s, 125 s Leggett av, 25x88.11x31.5x106.11, 5-sty brk tenement.
FORECLOS, June 12, 1907. Chas A MacHenry referee to Joseph Corn. Morts $16,902.92 and all liens. July 15. July 18, 1907. 10:2687. 25,000
Prospect av, e s, old line, 265 s 180th st, late Samuel st, old line, 16.6x150, 2-sty brk dwelling. Heinrich Rieser to Chas G Schmiederer. July 16. July 18, 1907. 11:3109. nom
Same property. Chas G Schmiederer to Heinrich Rieser. Mort $5,500. July 16. July 18, 1907. 11:3109. nom
Prospect av, old e s, 265 s old s s of 180th st, late Samuel st, 16.6x150, 2-sty brk dwelling. August A Wimmer to Heinrich Rieser, of Clinton, Conn. Mort $5,500. June 10. July 18, 1907. 11:3109.
other consid and 50
Palisade av, w s, abt 908 n 254th st, deed reads Bettners lane, c l, at n e cor land Saml D Babcock, runs w 462 to high water mark Hudson River x n 272 x e 65 and 210 and 210 to monument in lane x e 16 to c l of lane x — 182 to beginning. Susan T wife Fredk Allien to Anna G Outwater. July 15. July 16, 1907. 13:3427. nom
Randall av, n s, 100 e Tiffany st, 25x100.
Manida st, w s, 100 s Spofford av, 50x100.
vacant.
Release mort. John H Judge exr Cath M Andrews to Empire Development Co. July 9. July 17, 1907. 10:2767 and 2768.
2,400
Randall av, n s, 100 e Tiffany st, 25x100, vacant. Empire Development Co to Frank P Foley. July 10. July 17, 1907. 10:2767 and 2768.
other consid and 100
*Road leading to Fort Schuyler, n e cor road leading from Old Whitestone Ferry to Westchester Village, runs along road leading from Old Whitestone Ferry to Westchester Village as follows: n e 252.1 x n w 163 x n w on curve 104.10 and 150.1 and 100.3 and 193.9 x n w on curve 35.10 and 121.5 and 400.1 and 23.5 to Pennyfield av x n e 788.3 and 670.9 to Pennyfield lane x s e 449 x s e 572.1 x s e 398.4 to road to Fort Schuyler x n w 995.4 to beginning, Throggs Neck. Fredk C Havemeyer et al to Geo E Miles. All title. Confirmation deed. Mar 9, 1905. July 12, 1907. nom
Ryer av, w s, 203 n 181st st, runs w 120.9 x n 50 x e 125 x s 50.2 to beginning, except part for Ryer av, vacant. Andrew F Dalton to Richard Keil. June 29. July 12, 1907. 11:3157. nom
Sherman av, w s, 207.6 n 163d st, 90x100, vacant. Carl Bruchhausen to Post Realty Co. Mort $5,000. July 15, 1907. 9:-
2455.
other consid and 100
Sedgwick av, No 1733, w s, abt 165 n 176th st and 600 s w of stone monument at n e cor lot conveyed by Morris to Sponable, 25x 100, 2-sty frame dwelling. Estelle L Biggart to Josephine Vingiprova. Mort $2,700. July 16. July 18, 1907. 11:2882.
other consid and 100
*Seton av, w s, 350 n Jefferson av, 50x100, Edenwald. Matilda Nelson to Oscar Anderson. Mort $410 and all liens. June 26.
July 16, 1907. nom
Sedgwick av, e s, adj n s Park, and being lots 51 and 52 parcel 35 estate Wm B Ogden at Highbridge, 50x140x71x141.6, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to John F Kaiser. June 20. July 15, 1907. 11:2880. 4,625
Sedgwick av, e s, 625.8 n Undercliff av, 50x100, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to John F Kaiser. June 21. July 15, 1907. 9:2538. 4,900
Stebbins av, e s, 100 n 170th st, 50x92.4x50.2x96.10, vacant. Leopold Hutter et al to Edward Muller. Mort $4,000. June 27.
July 16, 1907. 11:2965. nom
Stebbins av, No 964, e s, 453.8 n Westchester av, 25x80, 2-sty frame dwelling. Eugenie Frering to Moses Aschenbrandt. Mort 4,500. July 16. July 17, 1907. 10:2698.
other consid and 100
Stebbins av, No 1021, n w cor 165th st, No 1033, deed reads plot begins on west line lands Wm W Fox, at point 43.5 from n e cor lot 67 map Woodstock, runs n 50 x w 122.8 x s 52.5 to point 100 e Prospect av x e 138.4 to beginning, except part for Stebbins av and 165th st, 2-sty stone front dwelling. Louis V Kunzman to Alfred W De Lybove. Mort $2,000. July 17. July
18, 1907. 10:2691.
other consid and 100
St Anns av, No 595, w s, 180.4 s Westchester av, 27x111.5x29.9x 124, 5-sty brk tenement. Nathan Brender to Marie Menkhoff.
Mort $17,000. July 15. July 17, 1907. 9:2276.
other consid and 100
Southern Boulevard, s e cor Home st, 74.10x84x73.6x75.6, vacant. Release claims, &c, as to Elevated R R. Benj R Morrow to the City of N Y. June 22. July 17, 1907. 10:2745. 743.50
Same property. Consent of mortgagee to above. S Louise and Kate S Stevenson to same. June 11. July 17, 1907. 10:2745.
nom
Sherman av, w s, 207.6 n 163d st, 90x100, vacant. Ezekiel Fixman to Carl Bruchhausen. July 12. July 13, 1907. 9:2455.
other consid and 100
Stebbins av, No 1106, s e s, 25 s w 167th st, 25x85.4x25.11x78.6, 3-sty frame dwelling. A Ewing Sumner to Florence G Felton.
July 12. July 13, 1907. 10:2691. nom
Tremont av, Nos 585 and 587 n w cor Anthony av, 45x100, 5-sty
Anthony av, No 1901 brk tenement and store. Andrew J Thomas to Henry S Van Duzer, of Newburgh, N Y. Mort $75,-
000. June 30, 1905. July 16, 1907. 11:2809.
other consid and 100
Topping av, No 1750, e s, 225 n 174th st, 25x95, 3-sty brk tenement. Ella Gundlach to Michael Kelley. Mort $12,000. July
15. July 16, 1907. 11:2799.
other consid and 100
Topping av, No 1752, e s, 250 n 174th st, 25x95, 3-sty brk tenement. Ella Gundlach to Mary E Kelley. Mort $13,700. July
15. July 16, 1907. 11:2799.
other consid and 100
Topping av, No 1748, e s, 200 n 174th st, 25x95, 3-sty brk tenement. Ella Gundlach to Nanette Boerckel. Mort $12,000.
July 15. July 16, 1907. 11:2799.
other consid and 100
Tinton av, No 1066, e s, 176.5 s 166th st, 16.5x100, 2-sty frame dwelling. Geo J B Korbett to Adam May and Annie his wife joint tenants. July 15. July 16, 1907. 10:2670.
other consid and 100
Teller av, n w s, 746.6 n e 169th st, 28.4x76.9x22.11x84.5, 2-sty frame dwelling. Mary E Stanton to Henrietta Schubert. July
15. July 16, 1907. 11:2782.
other consid and 100
Tinton av, No 914, e s, 181.4 s 163d st, 26.7x135, 3-sty frame dwelling. Charles Pinzka to Frederick Schwarz. Mort $6,500.
July 15. July 16, 1907. 10:2668.
other consid and 100
*Tremont road, n s, 75 e Williams av, 50x100.
Broadway, w s, 59 n Tremont road, 29.6x97.3x25x112.11.
Bankers Realty and Security Co to Mary Jennings Ryan, of Yonkers, N Y. May 9. July 15, 1907. 100
Topping av, No 1744, e s, 150 n 174th st, 25x95, 3-sty frame tenement. Diedrich Strunck to Fredk W Yaeger. Mort $5,-
000. July 11. July 12, 1907. 11:2799. nom
Tinton av, late Beach av s w cor 150th st, 19.6x124.5, 2-sty frame
150th st, No 974 dwelling. Emanuele Liguori to Sincera wife of Emanuele Liguori. Mort $4,500. July 11. July
12, 1907. 10:2653. nom
*Troy av, w s, and being lots 491 and 492 map western portion Benson estate, Throggs Neck. Bronxdale Realty Co to Ray
Reiter. July 9. July 17, 1907.
other consid and 100
*Tilden av, w s, 25 n 214th st, 50x100, Laconia Park. A Shatzkin & Sons to Giuseppe Amelio. Morts $1,200. July 15. July
16, 1907.
other consid and 100

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Banzai Manufacturing Co., 24 Ea


'70.6 e Boston road, 2½-sty frame dwelling, peak
9x40; cost, $4,500; Jeremiah Sullivan, Walnut st;
sier, 223d st and White Plains av.—706.
e White Plains av, 4-sty brk tenement, 25x70; cost,
Vaccaro, 76 E 222d st; ar't, L Howard, 176th st
701.
45 s 183d st, 3-sty frame dwelling, 30.10x44.10;
e L Vought, 112 W 42d st; ar't, P J Murray, 112

*Tilden av, w s, 25 n 214th st, 25x100, Laconia Park. Giuseppe Amelio to Frank Amelio. Mort $750. July 15. July 16, 1907. other consid and 100

Union av | n e cor 161st st, strip 0.10x320 to w s Pros-
Prospect av | pect av. Alfred W Hoffman et al to Albert Zanmatti. B & S. June 25. July 17, 1907. 10:2677. nom

Union av, No 587, w s, 225 s 151st st, 20x100, 2-sty frame dwelling. Ida Lewin to Joseph Heine. Mort $3,000. July 11. July 12, 1907. 10:2664. other consid and 100

Undercliff av, s e cor Boscobel pl, runs e 50 x s 100 x e 75 x s 25 x w 123.3 to Undercliff av x n 125 to beginning, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Chas V Halley. June 13. July 16, 1907. 9:2537. 16,600

Union av | e s, 100 n 166th st, 100 to s s 167th st x100, vacant.
167th st | Nanette Boerckel to Chas W Raubicheck. July 15. July 16, 1907. 10:2680. other consid and 100

Villa av, e s, 435.3 n Southern Boulevard, old line, 25x91.2x25x 89.11, 2-sty frame dwelling. Clara Kelly to Giuseppe Lombardi. Mort $2,500. July 16. July 17, 1907. 12:3310. other consid and 100

*Wright av | e s, 100 n Nelson av, 50x110.9 to w s Pratt av, x56.2
Pratt av | x85.2. Land Co C of Edenwald to Hugo Stein. July 15. July 17, 1907. nom

Whitlock av, w s, 100 n Barretto st, 20x100, 3-sty brk dwelling.
Interior gore, 100 n Barretto st, and 41.6 w Whitlock av, runs s 4 x w 58.6 x n 4 x e 58.6.
Michael Meehan to Ignatz Prager. Mort $7,000. July 16. July 17, 1907. 10:2735. nom

*Westchester av, s s, 234.8 w Castle Hill av (Av C), runs — 40.10 x e 35 x s 145.9 x w 49.2 x n 176.10 to av, x e 32.2 to beginning, reserving westerly portion of plot 32.3x176.10. Sub to right of way on w s 6 ft wide.
Hugh McCormick and Ann his wife to Margaret and Mary McCormick, sub to life estate of Hugh McCormick and Ann his wife. July 13. July 17, 1907. nom

*Same property, but does not make any reservation, &c, as above. Margaret and Mary McCormick to Hugh McCormick and Ann his wife for life. July 13. July 17, 1907. nom

*Westchester road, e s, at s line land Frank Buckel, 109.8x295 x102.8x355, Westchester, being lot 2 on map in L 1321 Cons, page 355 in Westchester Co. Julius B Ikelheimer and ano to Theodore Prince. 2-5 parts. Mort $2,000. April 2, 1906. July 17, 1907. nom

*Watson av, s s, 229.9 e Olmstead av, 24.11x108, Unionport. Alex F Walsh to John Schneider. Mort $3,200. July 15. July 16, 1907. other consid and 100

Woodycrest av, w s, 196.7 s 168th st, 25x89.8x25.6x94.8, vacant. John F Kaiser to Nils V Johnson. July 9. July 18, 1907. 9:2515. 100

*White Plains road, e s, part lot 4 map 93 lots at South Mount Vernon, begins at s s lot 4, strip 0.3x130, except part for road. Release mort. Thomas Thorn to Wm W Penfield. July 3. July 17, 1907. nom

Same property. Wm W Penfield to John Rotando. Q C. July 3. July 17, 1907. nom

*White Plains road, e s, lots 5 and 4 same map, 50x126.6x51.1x 130, except part for road. John Rotando to Charles Seiferd and Henry G Leist. Mort $10,000. July 10. July 17, 1907. other consid and 100

3d av, No 4171, w s, 30 n 176th st, 26x97.10x26x98.10, 4-sty brk tenement and store. Alfred C Bachman to William Kessler. All liens. June 28. July 18, 1907. 11:2924. other consid and 100

*Land under waters of L I Sound or Eastchester Bay on w s of City or Minnefords Island, begins at high water mark at s s lot 664 on map Eliz R B King, runs n 50 x w 400 x s 50 x e 400 to beginning, City Island Land and Dock Co to Mary E Walters. June 18. July 17, 1907. nom

*Same property. Elizabeth D DeLancey EXTRX Elias D Hunter to same. June 18. July 17, 1907. 2,000

*Lots 66 to 69 map (No 980 in Westchester Co) of 93 lots in South Mt Vernon. Eugene Ballweg to John Reiss. Mort $3,-525. June 3. July 18, 1907. other consid and 100

*Lots 43 and 44 map No 1 of Olinville, with all title to land lying in bed of Bronx River. William Taylor to Wiliam and Thomas Greenlees. Mort $5,000. July 13. July 16, 1907. other consid and 100

*Lots 145 and 146 map of Lake Avenue Park at Tuckahoe, N Y. The Pequot Land Co to Johanna Marx. June 27. July 17, 1907. other consid and 900

Parcels No 9 (13) and 10 (14) on damage map to open Mt Vernon av from Jerome av to northern boundary of City N Y. Assignment and transfer of awards for $5,661. John H Callan to Johanna Callahan, of City of Yonkers, N Y. All title. July 12. July 13, 1907. 12:3364. other consid and 100

*Part lots 103 and 104 s 164th st, 2½-sty frame dwelling, peak shingle at s w cor lot 103, runs $7,000; Henry D Holloway, on premises; ar't, Chas I Brusie to Erne oodycrest av.—699.
n 194th st, 2-sty brk dwelling, 21x58; cost,
Plot begins 63.9 w Hoe av, by, 318 W 21st st; ar't, Chas S Clark, 709
10.11 x e 36.1 x n 5.10 to
nah Sullivan. July 12. d st, six 3-sty brk tenements, 20x55 each;
s & Silverman, 1426 2d av; ar'ts, Moore &
Plot begins 325.10 n 183d st 3d av.—702.
11.1 x s 125.5 x e 3.3 x n 0 n Tremont av, 3-sty frame store and
Cyrus C Miller. June 10 ,000; Max Lax, Van Nest and Barnes
Plot begins at line bet lands remont av and Boston road.—717.
D Babcock, at point 27 e fro Bush st, 1-sty brk garage, 20x20; cost,
H R R R Co, runs n on curv 03 E 179th st; ar't, Chas Schaefer, Jr,
of Hudson River x s 272 x w
Frank Allien to Anna G Outwat, two 2½-sty frame dwellings, peak
1907. 13:3427. ost, $14,000; Thos H Thorn, 2514
Plot begins at s w cor of land con 2514 Webster av.—708.
Co to Baker, recorded Jan 13, av, 1-sty brk storage, 16x18; cost,
Bailey and Jerome, at point 38 173d st; ar't, L F Weiner, 103 E
original location of S D & P M R
and bulkhead line of Harlem River three 2-sty frame dwellings,
— x s — to beginning, except part for Realty Co, Emil Herma
lands under water of Harlem River and 3d av.—707.
excepts also -sty frame dwellings, 22x48
190th st, n s, 120 w of N Y C & H R R R 12 E 42d st; ar't, Carl P
to bulkhead line x s 25 x e 237 to said l
190th st x w 120 to beginning, vacant. me dwellings, peak shingle
Kingsbridge Real Estate Co to N Y State enmulier, 95 W 119th st;
Co. July 11. July 13, 1907. 11:3244 46x88; cost, $12,000;
Same property. Release mort. John O Baker to harsmith, 1 Madison
Estate Co. Mar 1. July 13, 1907. 11:3244- 6x164; cost, $50,-
Same property Release mort Knickerbocker Tru on av, Rev A
Mar 1. July 13, 1907 11:3244-3245.
*Plot begins 690 e White Plains road at point 1,025 n alo pl.—722.
from Morris Park av, runs w 100 x n 25 x e 100 x s 25 4x60; cost,
ginning, with right of way over strip to Morris Park av. Madison av
Borough Impt Co to Elizabeth Schlenker. Mort $3,500. J
1. July 17, 1907. other consid and 6x80.6;
*Portion of plot 16 lying s of line through c l of said plot and 30 E
50 ft therefrom on map Arden property, Westchester. John J Storms, Jr, to Lydia Taylor. Mort $167.50. July 17, 1907. nom

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

July 12, 13, 15, 16, 17 and 18.

### BOROUGH OF MANHATTAN.

Ann st, Nos 35 and 37. Agreement amending lease. Irving and Norman Ruland EXRS Manly A Ruland with United Merchants Realty & Impt Co. June 5. July 12, 1907. 1:92.....nom

Barrow st, No 24, n s, 25x90. Agreement modifying lease. Chas Valentine to John J Bogert. June 6. July 12, 1907. 2:591. ..... nom

Barrow st, No 24, n s, 25x90. Assign lease. John J Bogert to Carlo Aurora. July 12, 1907. 2:591..... nom

Broome st, No 309, s w cor Forsyth st, all. Moses M Valentine to Barnet Edelstein; 4 years, from Mar 1, 1907. July 13, 1907. 2:418..... 9,000

Broome st, Nos 276 and 278, west store, &c. Abraham Blumberg to Samuel Aaronson; 3 10-12 years, from July 1, 1907. July 18, 1907. 2:414..... 1,380

Chrystie st, No 192. Assign lease as collateral. Salvatore Allegro to The Eastern Brewing Co of Brooklyn. July 17. July 18, 1907. 2:426..... 400

Clinton st, No 244, all. Surrender lease. Abraham Schumer and ano to Newman Grossman. All title. Mar 18. July 16, 1907. 1:258.....nom

Columbia st, No 74, all. Solomon H Schlanger to Rosie Blum; 2 9-12 years, and 15 days from July 15, 1907. July 17, 1907. 2:333..... 6,000

Dry Dock st, n w cor 10th st, store, &c. Ignatz Reich and ano to Patrick Kivent; 5 years, from Feb 1, 1907. July 18, 1907. 2:380..... 1,200 and 1,380


# ACME SANITARY TILING CO.

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ITOR and ACCOUNTANT
Balance Sheets Verified
Irregularities Investigated
Receivership Accounting
TELEPHONE 6830 BROAD

Morris Mandelbaum et al to Isaac Berg; 5 years, from ....1,980
Max Kanirk to 18, 1907. 1:285..500
ro Lipman to Solomon July 16, 1907. 2:411 ....540
EXTRX Jacob P Mar- 1908 July 17, 1907. ....1,920
J.... ....780
Philip Miller; 5 years, from et lots 40 and, 15, 1907. 2:354.....1,500
Felice Ru Friedman to Sarah Gold- July 11 1907. July 13, 1907. 1:290. ....720
Daniel F Mahony to Quimby July 16. 1907. July 17, 1907. ....2,500
Louis Frank to Jacob Nurok 1907. July 17, 1907. 1:118..720
Wm MacBain to Arthur 1907. July 12, 1907. 1:141..600
Max Kirschenbluth to George July 5. July 12, 1907. 2:337.....non
George Kienzle to Max Kir- 2:337.....non
Rosenfelder lease. Louis Cohen to Marcus Mort $7,12. July 16, 1907. 2:338.....150
taxes, &c, and 900
487 n w 2d av, 23x92, the lot. Rutherfurd taxes, &c, and 950
Fritz 3 to av, space on 1st floor. Island Realty Co to w and e 12 years, from Dec 1, 1905. July 17, 1907. ....2,800 to 4,800
Assign lease. Jas E consent of Casimir de R Moore to Jeanne B 26, July 15. July 16, 1907. 3:721....other consid and 100
Paul Shotland to Delia 4 8-12 years, from Sept 1, 1907. July 12 1907. 166.66 and 2.0 per month
John J Hughes et al to Joseph 4 11-12 years, from June 1, 1907. July 13, 1907 ....480
Joseph Collins to The Excelsior Brewing Co June 28. July 13, 1907. 3:750.....1,000
Thomas Thedford to Michael Deegan; 3 years, from May 1, 1907. July 18, 1907. 3:751..... ....taxes, &c, and $66 2-3 per month
Louis Chardon to Emil L Kieger; 3 years, from May 1, 1908. July 12, 1907. 3:805.....2,000
Isaac Cochran to August DuBois; 5 years, from May 1, 1907. July 17, 1907. 3:789..... ....1,200 and 1,250
Mary M Bunker to John W Johnson; 5 years, from Apr 15, 1907. July 12, 1907. 3:920.....660
Aaron Coleman to August Oldenhage; 2 years, from Sept 1, 1907. July 17, 1907. 4:1013.. ....600 and 1,000
Walter J Salomon to Michael Rowan; 9 years, from June 1, 1907. July 18, 1907. 5:1258..3,700
Frances H Barnes to Herman S Fraetorius; 10 years, from Aug 1, 1907. July 18, 1907. 4:997..... ....14,400
Assign lease. Hugh L Starr to Maggie Fennelly. Mort $1,975. July 6. July 12, 1907. 4:1034....non
Surrender lease. John H Livingston to Geo R Jones. July 12. July 13, 1907. 4:1040.....non
Long-acre Realty Co to King Edward Hotel Co; 21 2-12 years and 27 days, from July 3, 1907. July 16, 1907. 4:1000..... ....taxes, &c, and 450 0
Peter Meyer and ano to Catrina Michel; 5 years, from Aug 1, 1907. July 15, 1907. 5:1325.. .. ....840 and 900
Mary J Cunningham to Patrick McGirr; 4 10-12 years, from July 1, 1907. July 17, 1907. 4:1004..... ....900 and 1,020
Agreement as to improvements and modification of lease. The Henry Elias Brewing Co with Henry R Caplan. July 5. July 18, 1907. 5:1330.....non
Pabst Brewing Co to Eugene Schleip; 10 years, from Oct 1, 1911. July 18, 1907. 4:1049. ....taxes, &c, and 24,0 0
Emanuel Realty Co to Joseph Egan; 5 years, from Aug 15, 1905. July 17, 1907. 4:1179..... 9 0
Joanna Stafford to Frank Lier; 1 4-12 years, from Jan 1, 1907. July 15, 1907. 5:1165.....600
Frank Lier to John Kitil; 3 years, from Mar 1, 1907. July 16, 1907. 5:1466..... ....420
Assign lease. Nicholas M Salerno et al to Nicolo M Salerno. July 16. July 17, 1907. 6:1692..non
Wm Hagedorn to Luigi Salvatoro et al; 5 years, from Feb 1, 1906. July 17, 1907. 6:1692..... ....600
Assign lease. Fannie Bressler to Samuel Mechlowitz. July 9 July 18, 1907. 6:1648..... ....non
Assign lease. Patrick Fleming to John D Haase. Mort $5,100 July 12, 1907. 6:1610.....non
Same property. Reassign lease. John D Haase to Patrick Fleming. Mort $——. July 12, 1907. 6:1610..... ....non
Harry Broadman to Salvatore Lo Cascio; 3 years, from Aug 1, 1907. July 16, 1907. 6:1678. ....780
Lizzie Isaac to Dionesio Magaldi; 3 years, from July 11, 1907. July 12, 1907. 6:1683..... ....420
112th st, Nos 344 and 346 East, east store, &c. Giuseppe Fusco et al to Giambattista Pagliaro and ano; from July 9, 1907, to Apr 30, 1910. July 15, 1907. 6:1683..... ....900
115th st, No 332 East. Assign lease. Battista Praino to Guiseppe Fraino and ano. July 15. July 16, 1907. 6:1686.....nom
125th st, No 27 (23½) East. Assign 4 leases. Chas M Anderson to M Louise Creed. July 12, 1907. 6:1750..... ....non
125th st, Nos 117 to 125 East, portion above Orpheum Music Hall. Jacob Cooper to Saml J Goldsmith; 4 years, from June 1, 1907. July 12, 1907. 6:1774..... ....4,000 and 4,500
127th st, No 235 West, all. Clara Glerane to Mrs L C Hahn; 2 years, from Sept 1, 1906. July 15, 1907. 7:1933.. ....840
Av A, No 323, s w cor 20th st, store, &c. Wm Schwind to Patrick J Ahern; 3 4-12 years, from Jan 1, 1908. July 18, 1907. 3:951. ....780
Same property. Assign above lease. Patk J Ahern to N Y & Brooklyn Brewing Co. July 18, 1907. 3:951.....nom
Same property. Assign lease, dated Dec 16, 1902. Same to same. July 18, 1907. 3:951..... ....nom
Av B, No 176, store. Samuel Brasch to Abraham Brasch; 5 yrs, from Sept 1, 1904, July 15, 1907. 2:405.. ....720
Av C, Nos 46 and 48, all. John J O'Grady to Alexander Eisen; 10 years, from Oct 1, 1907. July 13, 1907. 2:373.....3 180
Amsterdam av, No 52, all. Henry W Gehle and ano to Gehle & Pankow Co; 5 years, from July 1, 1907. July 16, 1907. 4:1153. ....3,600
Bowery, No 23, all. R L Moffett to John W Hahne and ano; 7 3-12 years, from July 1, 1907. July 12, 1907. 1:289.....3,750
Broadway, n w cor 21st st, runs n 44.1 x w 32 and 68.2 x s 31.7 to st x e 115.8 to beginning, all of.....
5th av, Nos 149 and 151, n e cor 21st st, the basement, and 1st, 2d and 3d floors..... ....
Estate of Bradish Johnson to Bonwit, Harris & Co; 10 years, from Sept 1, 1907. July 18, 1907. 3:850.....65,000
Broadway, No 833, store, &c. Joseph Keller to Goodyear Raincoat Co; 5 years, from Feb 1, 1908. July 18, 1907. 2:564..8,500
Broadway, s w cor 137th st, store No 2. Charter Construction Co to Solomon Mishnun; 5 years, from Oct 1, 1907. July 17, 1907. 7:2012..... ....1,500
Broadway, n w cor 137th st, south ½ of store. Transit Realty Co to Solomon Mishnun; 5 years, from Oct 1, 1906. July 17, 1907. 7:2086.. ....1,200
Broadway, No 1199, store. Selig Seligman to Philip Weinberg; 9 8-12 years, from Sept 1, 1907. July 12, 1907. 3:830....6,000
Broadway, Nos 1531 to 1537, n w cor 45th st, runs w 148.11 x n 45th st, Nos 201 to 207 | 100.5 x e 32.6 x s 7.9 x again s — x e 88.3 to w s Broadway x s 80.7 to beginning, leasehold. FORECLOS, June 14, 1907. Wm F Quigley referee to Milton L Bouden. Morts, &c, abt $69,000. July 8. July 16, 1907. 4:1017..... ....100
Columbus av, No 887, store. Daniel Buckley to August D Ritterhoff; 5 years, from Sept 1, 1907. July 12, 1907. 7:1839. ....3,000
Lenox av, n w cor 116th st. Assign lease. Albert B Bergman et al to Davies J Marshall. Mort $1,500. July 5. July 12, 1907. 7:1901..... ....non
Same property. Reassign lease. Davies J Marshall to Albert B Bergman et al. Mort $——. July 11. July 12, 1907. 7:1901. ....non
Madison av, No 1734. Assign lease. Fannie Neuhauser to Davies J Marshall. Mort $3,000. July 9. July 12, 1907. 6:1620..nom
Same property. Reassign lease. Davies J Marshall to Fannie Neuhauser. Mort $——. July 11. July 12, 1907. 6:1620.. nom
Madison av, Nos 1682 to 1688, except store in No 1682. Surrender lease. Benjamin Wilder to Morris S Klein. July 13. July 17, 1907. 6:1617..... ....non
Madison av, Nos 1392 and 1394, store, &c, Chas I Weinstein to M Ritner and A B Herman; 1 year, from May 1, 1907. July 16, 1907. 5:1602..... ....600
Riverside Drive, No 120, 6th floor. Wm R Stewart and ano to John C Clark; 1 year, from Oct 1, 1907. July 15, 1907. 4:1246. ....1,800
1st av, No 2258, n e cor 116th st, store, floor above and part basement. Anna M Wetter EXTRX and TRUSTEE John F Wetter to Felice Rubano; 5 years, from Aug 1, 1907. July 18, 1907. 6:1710..... ....1,860 and 2,100
1st av, No 242, e s, 26 n 14th st, 25.9x94, all. Wm W Astor to Joseph McGinty; 10 years, from Feb 1, 1910. July 12, 1907. 3:946..... ....taxes, &c, and 1,100
1st av, No 240, n e cor 14th st, Nos 401 and 403, 26x94, all. Wm W Astor to Joseph McGinty; 10 years, from Feb 1, 1910. July 12, 1907. 3:946..... ....taxes, &c, and 1,800
1st av, No 1352, store, &c. Daniel J Loewenthal to Michael Lekos and ano; 4 9-12 years, from Aug 1, 1907.. July 17, 1907. 5:1467..... ....1,800
1st av, No 2246. Cancellation of lease. Raffaele Marrazzo to Emily Simon. July 16. July 17, 1907. 6:1709... ....nom
1st av, No 57. Surrender lease. Moses Liebman and ano to Max Weidman. July 15. July 16, 1907. 2:442.....150
2d av, e s, 53.8 s 8th st, 26.8x125. Assign lease. Nathan E Bloch to Gizella K Bloch, of Cleveland, Ohio. Mort $7,000. Apr 20. July 18, 1907. 2:449.....nom
2d av, No 2218. Assign lease. Jack Vigorito to Mattia Valente. All title. June 28. July 18, 1907. 6:1685.....nom
3d av, No 1517, north store, &c. Morris Freundlich et al to Enrico and Matteo Montera; 2 11-12 years, from June 1, 1907. July 12, 1907. 5:1531..... ....900 and 1,020
5th av, No 381, e s, 74.4 s 36th st, 24.5x100.....
Plot begins 1.10 e 5th av and 74.4 s 36th st, runs e 25 x s 24.5 x w 25 x n 24.5 to beginning, all.....
Eleanora Iselin et al to Isaac H Peller; 21 years, from May 1, 1908. July 12, 1907. 3:865.....taxes, &c, and 19,000
8th av, No 374. Assign lease. Sam Burstein to Louis Mehltretter. Apr 11. July 12, 1907. 3:778..... ....500
8th av, No 674. Assign lease. Thomas Malone to Wm Zoll. Mort $3,800. July 9. July 12, 1907. 4:1014.....nom
Same property. Reassign lease. Wm Zoll to Thomas Malone. Mort $—. July 11. July 12, 1907. 4:1014.....nom
8th av, Nos 2718 and 2720, e s, 80 s 145th st, south store, &c. Northwestern Realty Co to Louis Grossman; 5 years, from May 1, 1907. July 15, 1907. 7:2030.. ....1,600 and 1,800
8th av, No 2908, s e cor 154th st, store, &c. Joseph M Goldberg to Jacob Bernard; 10 years, from Sept 1, 1907. July 17, 1907. 7:2039... ....900, 1,200 and 1,500

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J. B. KI

8th av, No 674, all. Emilie Born to Thomas Malone; 7 9-12 yrs, from Aug 1, 1907. July 12, 1907. 4:1014.....3,100 and 3,600
8th av, No 873, 2d sty. Diedrich Eckhoff to Tage Schonberg; 6 years, from May 1, 1907. July 16, 1907. 4:1043....720 and 780
10th av, No 764. Assign 2 leases. Michael Clements to Michael Heffernan. July 16. July 18, 1907. 4:1061..... nom
11th av, No 560, 4-sty brk building. Theresa Meibach to Benjamin Rosenheim; 5 years, from July 1, 1907. July 12, 1907. 4:1071..... ..... ..... ..... ..... ..... ..1,020

## BOROUGH OF THE BRONX.

*Legget pl, near McGraw av. known as estate of Margt Arzberger. Dora Vogt EXTRX Margt Arzberger dec'd and ano to Wm F Schober; 6 years, from July 15, 1907. July 12, 1907.192
146th st, No 238 (old No 460) East, all. Luigi Flora to Filomeno Cangro; 4 10-12 years, from July 1, 1907. July 18, 1907. 9:2335..... ..... ..... ..... ..... 480 and 660
Alexander av, No 360, store, &c. Franklin A Wilcox to Henry Benack; 4 9-12 years, from Aug 1, 1907. July 15, 1907. 9:-2305..... ..... ..... ..... ..... for term 3,750
Brook av, No 471, bake shop, &c, in basement and north store. Gustav Efinger to Adolph Bierman; 7½ years, from July 1, 1907. July 17, 1907. 9:2291..... ... ... ... ... ... 420 and 456
Boston road, No 2017, w s, all. Frank A Becker to Louis A Peyrot; 10 years, from Sept 1, 1907. July 16, 1907. 11:3135..... ..... ..... ..... ..... ..... ..... ..... ..... .....1,500 to 2,400
Brook av, No 452. Assign lease. Anna Johnson to Geo Kienzle. Mort $3,600. July 11. July 12, 1907. 9:2272..... .....nom
Same property. Reassign lease. Geo Kienzle to Anna Johnson. Mort $——. July 12, 1907. 9:2272..... ..... nom
Morris av, No 563, s w cor 150th st, all. Giuseppe Tugli et al to Vincenzo Ciletti; 5 1-12 years, from Apr 1, 1907. July 13, 1907. 9:2338..... ..... ..... ..... ..... .....1,920
St Anns av, n e cor 140th st, store. John Eggers to Gottlieb Faist; 5 years, from May 1, 1907. July 12, 1907. 9:2251.... ..... ..... ..... ..... .....840 and 900
Southern Boulevard, No 2280, ground floor; also stable in rear. John H Wittpenn to Fred T Rodrich; 2 years, from May 1, 1907. July 12, 1907. 11:2979..... ..... 540 and 600
*Westchester av, n w cor Main st, —x—. Assign lease. James D Freeman to Fredk J Thorne. All title. July 10. July 12, 1907..... ..... ..... ..... ..... ..... nom
*Same property. Assign lease. Fredk J Thorne to Arthur Jost. July 10. July 12, 1907..... ..... .....nom
*Lots 60 and 70 map South Washingtonville. Assign 2 tax leases. Herman Grote ADMR Annie Roth to Christian H Werner, Brooklyn. All title. May 7. July 12, 1907.....50

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

## BOROUGH OF MANHATTAN.

July 12, 13, 15, 16, 17 and 18.

Adams, Sarah to Harvey J Ubert. 67th st, No 132, s s, 225 e Amsterdam av, 25x100.5. July 11, due, &c, as per bond. *July 16, 1907. 4:1138. 20,000
Abraham, Jacob to William Fritzel. Av C, No 146, e s, 22.11 n 9th st, 21.3x58. P M. Prior mort $15,000. July 15, 4 years, 6%. July 16, 1907. 2:379. 4,300
Abraham, Jacob to John Brummer. 1st av, No 209, n w s, 63.3 s w 13th st, 20x86. P M. July 15, 5 years, 5%. July 16, 1907. 2:454. 18,500
Aaron, John J and Montague to Ottelie and Bella Bytler. 109th st, No 228, s s, 335 e 3d av, 25x100.10. Prior mort $25,000. July 8, 3 years, 6%. July 16, 1907. 6:1658. 7,000
American Mortgage Co with MUTUAL LIFE INS CO of N Y. 143d st, n s, 125 w Broadway, 2 lots, each 75x99.11. 2 participation agreements. June 22. July 12, 1907. 7:2090. nom
American Mortgage Co with MUTUAL LIFE INS CO of N Y. Rivington st, Nos 173 and 175, s s, 90 e Clinton st, runs s 100 x e 20 x n 20 x e 20 x n 80 to Rivington st x w 40 to beginning. Participation agreement. July 3. July 12, 1907. 2:348. nom
Adams, Agnes T to THE ROYAL BANK of N Y. 61st st, No 106 West. Asst of rents and income to extent of $1,600. July 15. July 17, 1907. 4:1132. nom
Adler, Louis N to Louis Seidman. 116th st, Nos 109 and 111, n s, 131 e Park av, 35.8x100.11. Prior morts $26,000. July 13, 1 year, 6%. July 17, 1907. 6:1644. 7,500
Avrutis, Aaron to Elias S Jackson. 2d av, No 158, n e cor 10th st, Nos 201 and 203, 25x105. All title. Prior mort $22,500. July 18, 1907, 1 year, 6%. 2:452. 4,300
Bach, Amelia, of East Orange, N J, to U S TRUST CO of N Y. Spring st, No 31, n s, 18.2 w Mott st, 18.2x56x18.1x60. P M. July 10, 5 years, 4½%. July 13, 1907. 2:494. 8,000
Benjamin, Barnet and John Rottkamp with Fanny Cowen extrx Louis Cowen. 2d av, No 2204, e s, 40.11 n 113th st, 20x80. Extension mort at increased interest. May 1. July 15, 1907. 6:-1685. nom
270.6 e Boston road, 2½-sty frame dwelling, peak 19x40; cost, $4,500; Jeremiah Sullivan, Walnut st; osier, 223d st and White Plains av.—706.
Boriss, Hyman to Be White Plains av, 4-sty brk tenement, 25x70; cost, w Av A, 25x97.5. Vaccaro, 76 E 222d st; ar't, L Howard, 176th st 21, 1908, 6%. July 701.
Brook (John F) Co of 45 s 183d st, 3-sty frame dwelling, 30.10x44.10; 625 and 627, n s, 35e L Vought, 112 W 42d st; ar't, P J Murray, 112 years, 5%. July 16, 1
Blitzer, Bella R to Sigm s 164th st, 2½-sty frame dwelling, peak shingle e 3d av, 17x99.11. Pr $7,000; Henry D Holloway, on premises; ar't, 1908, 6%. July 16, 1Woodycrest av.—699.
Brinn, Mary to DRY DO 3 n 194th st, 2-sty brk dwelling, 21x58; cost, s w cor Delancey st, 2ughy, 318 W 21st st; ar't, Chas S Clark, 709 1907. 2:419.
Bernstein, Sarah to Americ2d st, six 3-sty brk tenements, 20x55 each; st, No 270, s s, 200 e 8ris & Silverman, 1426 2d av; ar'ts, Moore & 5%. July 16, 1907. 7:1933 3d av.—702.
Bachman, Alfred C to City 100 n Tremont av, 3-sty frame store and n s, 175 w Broadway, 25x100,000; Max Lax, Van Nest and Barnes per bond. July 16, 1907. Tremont av and Boston road.—717.
Berry, John B to Evelyn A Cr Bush st, 1-sty brk garage, 20x20; cost, 122, n w cor 179th st, No 651, 93 E 179th st; ar't, Chas Schaefer, Jr, 12, demand, 6%. July 13, 190
Blyn, Simon to TITLE GUARANTst, two 2½-sty frame dwellings, peak e s, 47.4 n Houston st, 22.2x82.1cost, $14,000; Thos H Thorn, 2514 as per bond. July 12, 1907. 2:4, 2514 Webster av.—708.
Breen, John M to James Madden. at av, 1-sty brk storage, 16x18; cost, Irving pl, 25x92. P M. July 11 173d st; ar't, L F Weiner, 103 E 3:873.
Bachrach, Harry with Morris E Goss three 2-sty frame dwellings, Subordination mort. July 11. Urban Realty Co, Emil Herm 35
Bonwit, Sadie & TITLE GUARANTEE & 2785 3d av.—707.
438, s s, 150 w Av A, 25x102.2. July dt, 12 E 42d st; ar't, Carl P July 12, 1907. 5:1469.
Brotskey, Jose with Sigmund Adler. 107t frame dwellings, peak shingle n s, 270 e 5th av, 40x100.11. Extension nzenmulier, 95 W 119th st; 12, 1907. 6:1613.
Blyn, Simon to TITLE GUARANTEE & TR 46x88; cost, $12,000; 4, e s, 25.2 n Houston st, 22.2x85.10x19.5x88.8 harsmith, 1 Madison &c, as per bond. July 12, 1907. 2:428.
Brennan, John E to EAST RIVER SAVINGS INSTN 36x164; cost, $50,-No 126, n s, 97.4 e Centre st, 19.7x85x19.8x82.7. nton av, Rev A years, 5%. July 12, 1907. 1:198. is pl.—722.
Bonner, Jeannette F with Jonas Weil and Bernhard Mayer 24x70; cost, st, No 423 West. Extension mort. July 14. July 15, Madison av 3:714.
Baum, Rosie to Moses Wigder. Houston st, No 158, n s, abt 34.6x80.6; w 1st av, 25x78.1x25.3x81.2 w s. July 15, 1907, due Aug 30 E 1908, 6%. 2:442. 1,80
Barasch, Rosalie to Emilie Stein. 33d st, No 317, n s, 250.11 w 8th av, 24.1x98.9. July 17, 1907, 5 years, 5%. 3:757. 20,000
Buttenheim, Percy R to TITLE INS CO of N Y. 97th st, No 126, s s, 537.5 e Amsterdam av, 17.6x100.11. P M. July 16, 3 years, 4½%. July 17, 1907. 7:1851. 8,000
Bastone, Frank and John P to De Witt C Flanagan and ano trus. 1st av, No 2436. Saloon lease. July 12, demand, 6%. July 17, 1907. 6:1812. 5,000
Birnbaum, Samuel to Mary Kopf. Madison st, No 328, s w cor Scammel st, Nos 25 and 27, 25x90.6. Prior mort $——. July 16, 1 year, 6%. July 17, 1907. 1:266. 1,000
Bernstein, Dora to Fidelity Construction Co. Av A, Nos 1243 and 1245, s w cor 67th st, No 436, 40.5x100. P M. Prior mort $50,000. July 16, installs, 6%. July 17, 1907. 5:1461. 20,000
Bernstein, Dora to Fidelity Construction Co. Av A, No 1239, w s, 80.5 s 67th st, 40x100. P M. Prior mort $40,000. July 16, installs, 6%. July 17, 1907. 5:1461. 11,000
Bernstein, Dora to Fidelity Construction Co. Av A, No 1241, w s, 40.5 s 67th st, 40x100. P M. Prior morts $40,000. July 16, installs, 6%. July 17, 1907. 5:1461. 11,000
Beck, Fannie to Morris Shidlovsky. Cannon st, No 92, e s, 143.5 s Stanton st, 34.1x100. P M. July 1, installs, 6%. July 18, 1907. 2:329. 3,000
Bachman, Alfred C to TITLE GUARANTEE & TRUST CO. 155th st, No 450, s s, 361.6 e Amsterdam av, runs s 99.11 x e 82.6 to w s St Nicholas av, No 889, x n 102 to st x w 60.6 to beginning. July 17, due, &c, as per bond. July 18, 1907. 7:2068. 140,000
Burnett, Harry to May H Kronfeld. Delancey st, No 192½, n s, 41.10 w Ridge st, 25x51.10. Prior mort $25,600. July 17, 1 year, 6%. July 18, 1907. 2:343. 1,500
Cregan, Mary to Stephenia Anderer. 46th st, No 237, n s, 127 w 2d av, 25x100.4. Prior mort $7,000. July 1, 5 years, 5%. July 16, 1907. 5:1320. 5,000
Central Consumers Ice Co to Emma W Bleecker and ano. Av A, s e cor 62d st, runs s 184 x s e 58.4 to w s Marginal st, proposed, x n 194 to 62d st, x w 81.9. P M. July 15, 1 year, 5%. July 16, 1907. 47,000
Congregation Lubovitz Winiesin to Mary A Henshaw trustee for Jeannette M Hecker et al. Henry st, No 169, n s, abt 88 w Jefferson st, 21.8x75. May 28, 3 years, 5%. July 16, 1907. 1:-284. 19,000
Same and Jacob Cohen with same. Same property. Subordination agreement. May 28. July 16, 1907. 1:284. nom
Connoly, Theodore exr and trustee Sarah L Holly to Alice I Connoly. 35th st, No 30, s s, 203.10 e Madison av, 21.2x98.9. July 16, 1907, demand, 4½%. 3:864. 3,750
Carucci, John to Marie Steindler. 113th st, No 202, s s, 69 e 3d av, 26x100.11. Prior mort $14,400. July 15, due, &c, as per bond. July 16, 1907. 6:1662. 3,000
Cohen, Bernhard to Sender Jarmulowsky. Canal st, Nos 35 and 37, n e cor Ludlow st, Nos 4 and 6, 43.9x57. Prior mort $55,-000. July 11, installs, 6%. July 12, 1907. 1:297. 5,000
Carroll, Annie M and Mary M Brassel to Cath J Ball. 76th st, Nos 109 and 111, n s, 125 e Park av, 40x102.2. Prior morts $35,000. July 15, 1907, 1 year, 6%. 5:1411. 3,000
Crimmins (Thos E) Real Estate & Construction Co to Sarah Katz. 95th st, No 111, n s, 90 e Park av, 18.6x100.8. P M. July 10, 1 year, 5%. July 15, 1907. 5:1524. 5,000
Columbus, Bernhard to Walter E Ward. 127th st, No 229, n s, 300.6 e 3d av, 29.6x99.11. P M. Prior morts $19,000. July 16, due June 20, 1909, 6%. July 17, 1907. 6:1792. 1,000

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15 West 29th Street, N. Y.

FIGURE ... Architect ... CAN W ...

... to Wm Mathias. ...5x100. Prior mort ... y 15, 1907. 1:302. 12,000

... & TRUST CO. 27th ... M. July 16, 5 years, 17,000

... y. P M. Prior mort ..., 1907. 3:724. 7,500

... concern. 136th st, No ... of $1,500 on account of ...

... et lots 40 and 50. ... Felice Ru ...eler. Broadway, No 3181, ...3 x n w 47.2 x n 170.6 x ... runs w 205 ... 130 to 134, x s e 156 to ... with all title to triangular ... above, which is 170.6 long, ... x w 11.11 x n e — to begin- ... July 17, 1907. 7:1995. 57,500

... to Wm C ... N Y, and Julia T E Cannon, ... C Taylor. Park av, Nos 583 ... July 18, 1907, 5 years, 4½%. 163,000

... 3d av, No 431, n e cor 30th ... Correc... hand, 6%. July 18, 1907. 3:911. 6,154.25

... 155 e Mort $7,1... Lordi. Houston st, No 97, s s, 75 ... July 10. 3 years, 6%. July 12, 6,000

... 200 r& 20,000

... 577, et al ...e Co. Same property. July 10, 5 yrs. 4'16. 4,000

... 16, 15th st c fary C Conroy. Lexington av, No 222, ... n s 9990. All title. July 12, 1 year, 6%. July 300

... 3 to a... 7,000

... w and to Christina Darmstadt. 43d st, No 352, s s, ... x — ½ blk. Prior mort $15,000. July 1, 3 ... s by 17, 1907. 4:1033.

... to Wilcox & Co. West End av, No 603, w s, ... 16, 1... 20x90. Prior mort $21,000. June 26, 2 years, 4% ... 1907. 4:1250. 3,300

... widow to EMIGRANT INDUSTRIAL SAVINGS BANK. ..., No 309, n s, 125 w 8th av, 25x100.5. July 17, 1907, ...sts, 4½%. 4:1039. 15,000

Iro... George to Carl Fischer. St Nicholas av, Nos 725 and ..., n w cor 146th st, No 401, 74.11x100. July 10, due, &c, as per bond. July 17, 1907. 7:2061. 135,000

Diehl, John H with Cesare and Giuseppe Razzetti. Waverly pl, No 106, s s, 88 w Macdougal st, 22x97. Extension mort. July 16. July 17, 1907. 2:552. nom

Ebling, Louis A to Charlotte Doelger. 113th st, No 147, n e cor Lexington av, Nos 1829 and 1831, 25x100.11. P M. May 29, due May 29, 1910, 4½%. July 16, 1907. 6:1641. 21,000

Englander, Bethoven to Herman J Boldt. 1st av, n e cor 94th st, 100.8x100. P M. Prior mort $30,000. Feb 13, 1906, due July 26, 1908, —%. July 12, 1907. 5:1574. 6,000

Englander, Bethoven to Herman J Boldt. 94th st, n s, 100 e 1st av, 102x100.8. P M. Prior mort $20,000. Feb 13, 1906, due July 26, 1908, —%. July 12, 1907. 5:1574. 4,000

Englander, Bethoven to Herman J Boldt. Lexington av, Nos 1465 to 1469, s e cor 95th st, 55.8x95. Prior mort $98,750. Given as collateral for 2 morts aggregating $10,000. July 9, due July 26, 1908, —%. July 12, 1907. 5:1523. 10,000

East Ninety-Seventh Street Corpn to Corporate Realty Assoc. 97th st, Nos 60 to 66, s s, 100 w Park av, 100x100.11. Prior mort $86,000. July 11, due, &c, as per bond. July 12, 1907. 6:1602. 14,000

Same to same. Same property. Certificate as to above mort. July 11. July 12, 1907. —

EQUITABLE LIFE ASSUR SOC of the U S with Edw G Soltmann. 36th st, Nos 206 to 212 West. Extension mort. July 1. July 12, 1907. 3:785. nom

EQUITABLE LIFE ASSUR SOC of the U S with Isabelle C Martin. et al. 88th st, No 207 West. Extension mort. May 30. July 12, 1907. 4:1236. nom

EQUITABLE LIFE ASSUR SOC of the U S with Isabelle C Martin et al. 88th st, No 205 West. Extension mort. May 30, 1907. July 12, 1907. 4:1236. nom

East Ninety-Seventh Street Corpn (and Chas E Murtha and Theo C Wood in bond only) to City Mortgage Co. 97th st, Nos 60 to 66, s s, 100 w Park av, 100x100.11. Building loan. July 11, demand, 6%. July 12, 1907. 6:1602. 86,000

Same to same. Same property. Certificate as to above mort. July 11. July 12, 1907. 6:1602. nom

EQUITABLE LIFE ASSUR SOC of the U S with Frank Sparling. 135th st, No 316 West. Extension mort. June 14. July 12, 1907. 7:1959. nom

Edie, Alfred I to S L H Ward referee. 127th st, No 162, s s, 204.5 w 3d av, 25x99.11. P M. July 11, 3 years, 5%. July 15, 1907. 6:1775. 7,200

Edie, Alfred I to S L H Ward referee. 127th st, No 160, s s, 229.5 w 3d av, 20.3x99.11. P M. July 11, 3 years, 5%. July 15, 1907. 6:1775. 4,500

Ellmont Realty Co to Peter Korn. 112th st, Nos 306 and 308, s s, 150 w 8th av, 50x100.11. P M. Prior morts $75,000. July 15, 3 years, 6%. July 17, 1907. 7:1846. 10,000

Eagleton, Eliza to Elizabeth K Coale. Morton st, No 40, s s, 150.2 w Bedford st, 24.9x96. Equal lien mort $6,000. July 16, 5 years, 5%. July 18, 1907. 2:583. 19,000

Eagleton, Eliza to Geo G Kip. Morton st, No 40, s s, 150.2 w Bedford st, 24.9x96. Equal lien mort $19,000. July 16, 5 yrs, 5%. July 18, 1907. 2:583. 6,000

Epstein, Samuel to Harry Hardesty. 100th st, No 217, n s, 275 e 3d av, 25.3x100.11. P M. July 15, 5 years, 5%. July 16, 1907. 6:1650. 10,500

Epstein, Samuel to Harry Hardesty. 100th st, No 215, n s, 250 e 3d av, 25x100.11. P M. July 15, due July 15, 1912, 5%. July 16, 1907. 6:1650. 10,500

Fleck, Samuel, Saml Jr, and Henriette Weiss to Frank Hillman and ano. 57th st, Nos 339 and 341, n s, 160.6 w 1st av, 39.6x100.5. Prior mort $43,000. July 15, installs, 6%. July 16, 1907. 5:1350. 15,000

Furmann, Jacob, Josef Gertner and Abraham S Weltfisch to American Mortgage Co. 122d st, Nos 247 to 251, n s, 101.6 w 2d av, 42x100.11. July 15, 3 years, 5%. July 16, 1907. 6:1787. 35,000

Same to same. Same property. Prior mort $35,000. July 15, 1 year, 6%. July 16, 1907. 6:1787. 5,000

Finkelstein, Herman, of Brooklyn, N Y, to Joseph S Marcus. Delancey st, No 120, n s, 50 e Essex st, runs n 70.2 x e 25.1½ x s 19.2 x w 0.1½ x s 51 to Delancey st x w 25 to beginning. July 12, due Nov 12, 1907, 6%. July 13, 1907. 2:353. 3,000

Freedman, Ascher to whom it may concern. Grand st, No 64, n s, 75 w Wooster st, 25x100. Estoppel certificate. July 10. July 12, 1907. 2:475. nom

Fredericka Radle estate, a corporation, with Eugene J Radle and John A Weser. 36th st, Nos 609 and 611 West. Subordination of lease and mort to mort. July 10. July 13, 1907. 3:682. nom

Finkelstein, Dora to Louis Fischer. 8th st, No 57, n s, 300 e 2d av, 25x85.11; Plot begins at c l blk bet 8th st and 9th st distant 300 e 2d av, and 93.11 s 9th st, runs n 4.11 x e 25 x s 4.10 to said c l x w 25 to beginning. July 12, 1907, due Nov 24, 1908, —%. 2:450. 4,000

Feffercorn, Emil to Maria A Swift and ano. 28th st, No 126, s s, 100 w Lexington av, 20x98.9. P M. July 15, 1907, 5 years, 5%. 3:883. 23,000

Fleck, Samuel, Samuel Fleck, Jr, and Henrietta Weiss to Wm Jay exr and trustee Florence M Bagnell. 57th st, Nos 339 and 341, n s, 160.6 w 1st av, 39.6x100.5. July 15, 1907, 5 years, 5%. 5:1350. 43,000

Feder, Fannie to Isaac Blumberg, of Brooklyn, N Y. 97th st, No 32, s s, 293 w Central Park West, 18x100.11. July 15, 1907, installs, —%. 7:1832. 4,000

Fine (M) Realty Co and Harris Mandelbaum and Fisher Lewine with Wm H Brearley guardian Aimee L Roosignot. 116th st, Nos 426 to 432 East. Subordination agreement. June 26. July 15, 1907. 6:1709. nom

Fine (M) Realty Co, Harris Mandelbaum and Fisher Lewine with Wm H Brearley guardian Aimee L Roosignot. 116th st, Nos 428 and 430 East. Subordination agreement. June 26. July 15, 1907. 6:1709. nom

Farrell, Jas P to Augusta Forsyth, of Whitesville, N Y. 56th st, No 68, s s, 174 w 4th av, 20x100.5. 1-6 part. July 15, 1907, due, &c, as per bond. 5:1291. 700

Fabel, Philipp to EMIGRANT INDUSTRIAL SAVINGS BANK. 43d st, No 327, n s, 240.6 w 1st av, 28x100.5. July 17, 1907, 5 years, 5%. 5:1336. 20,000

Friedberg, Simon S to Seymour Realty Co. 94th st, No 171, n s, 175 w 3d av, 18.9x100.8. P M. July 15, 5 years, 5%. July 17, 1907. 5:1523. 9,000

Finkelstein, Israel M to David Banks. 108th st, No 109, n s, 105 e Park av, 25x100.11. July 8, 5 years, 5%. July 17, 1907. 6:1636. 12,500

Finkelstein, Israel M to The General Theological Seminary of the P E Church in the U S. 108th st, No 111, n s, 130 e Park av, 25x100.11. July 8, 5 years, 5%. July 17, 1907. 6:1636. 12,500

Frascello, Francesco to UNION TRUST CO of N Y. 111th st, No 231, n s, 225 w 2d av, 25x100.10. July 17, 1907, 5 years, 5%. 6:1661. 11,000

Frascello, Antonio and Michele and Nicola to UNION TRUST CO of N Y. 111th st, No 233, n s, 200 w 2d av, 25x100.10. July 17, 1907, 5 years, 5%. 6:1661. 11,000

Friedelson, Samuel and Irving Judis with Abraham Kaplon. 99th st, Nos 159 and 161 West. Subordination agreement. July 17. July 18, 1907. 7:1854. nom

Friedelson, Samuel and Irving Judis with Abraham Kaplon. 99th st, Nos 155 and 157 West. Subordination agreement. July 17. July 18, 1907. 7:1854. nom

Ferris, William to Chas F Hoffman. Duane st, No 76, s s, 189.4 w Elm st, 24.9x79x24.9x78.11. P M. Prior mort $44,500. July 11, due Jan 16, 1909, 6%. July 18, 1907. 1:154. 10,500

Feierstein, Gittel to Max Sass. 3d st, No 85, n s, abt 150 w 1st av, 25x96.2. Prior mort $43,750. P M. July 16, due Jan 16, 1909, 6%. July 18, 1907. 2:445. 1,500

Friedeberg, Phillippine to Samuel Kasner. 14th st, No 5, n s, 92 e 5th av, 33x129, leasehold. July 15, 1 year, 6%. July 18, 1907. 3:842. 1,500

Friedelson, Samuel to Abraham Kaplon .99th st, Nos 157 and 159, n s, 150 e Amsterdam av, 45x100.11. July 17, due July 17, 1911, 6%. July 18, 1907. 7:1854. 16,000

Friedelson, Samuel to Abraham Kaplon. 99th st, Nos 153 and 155, n s, 195 e Amsterdam av, 40x100.11. July 17, installs, 6%. July 18, 1907. 7:1854. 12,000

Goldsticker, Louis and Martin to TITLE GUARANTEE AND TRUST CO. Fulton st, No 207, n s, abt 210 e Greenwich st, 24.11x82.4x25.6x—. P M. July 15, due, &c, as per bond. July 16, 1907. 1:85. 50,000

Golomb, Isaac M and Chas Magid to Frank Hillman and ano. 53d st, Nos 246 and 248, s s, 100 w 2d av, 33.4x100.5. July 15, demand, 6%. July 16, 1907. 5:1326. 14,000

Glasscheib, Simon H to Clementine M Silverman and ano. Amsterdam av, Nos 1492 and 1494, w s, 40 s 134th st, 40x100. P M. July 16, 1907, due July 15, 1913, 6%. 7:1987. 16,000

Gossett, Morris E to Peter Bauer. 54th st, No 552, s s, 175 e 11th av, 25x138.7x25.3x134.8. July 1, 3 years, 5%. July 12, 1907. 4:1082. 15,000

Goulko, Israel to Henry Hoenig. Carmine st, No 65, store lease. Secures chattel mort. July 6, due, &c, as per 53 notes, 6%. July 15, 1907. 2:582. 2,020

Gutman, Wulf to Lena Weidman. 1st st, No 57, s s, 228.4 w 1st av, 25x80.4x25.2x77. P M. Prior mort $26,000. July 15, 1907, 3 years, 6%. 2:442. 1,850

Goldstein, Minnie and Abraham Dan to Esther Gerschel. Chrystie st, No 136, e s, abt 51 s Delancey st, 25x100. Leasehold. July 10, 5 years, 6%. July 15, 1907. 2:419. 6,000

Glick, Hyman, Samuel Allen and David Gordon to American Mortgage Co. 31st st, Nos 306 and 308, s s, 122.6 e 2d av, 45x98.9. Prior mort $18,000. July 12, 1 year, 6%. July 17, 1907. 3:936. 27,000

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DYCKERHOFF erty
PORTLAND CEMENT
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Branch Office: Bay Ridge Ave., cor. Fort Hamilton Ave.

Grossmann, Elizabeth to Abraham Ruth. 54th st, No 554, s s, 150 e 11th av, 25x135.1x25x131.7. P M. July 15, 3 years, 5%. July 17, 1907. 4:1082. 20,000

Golding, Sam to Henry Ruhnstruck exr John Bamman. Av B, No 159, n e cor 10th st, Nos 345 and 347, 23.8x93. P M. July 11, 2 years, 5%. July 17, 1907. 2:393. 32,000

Gold, Paul to U S TRUST CO of N Y. 27th st, No 22, s s, 400 e 6th av, 25x98.9. P M. July 15, 1907, 5 years, 5%. 3:828. 45,000

Goodman, Bernard to Francis Speir and ano trus. Monroe st, Nos 118 and 120, s w cor Rutgers st, No 52, 75.4x17.1x75.4x16.10. July 9, 5 years, 5%. July 17, 1907. 1:255. 24,000

Golding, Sam to Joseph Golding. 10th st, Nos 345 and 347, n e cor Av B, Nos 159 and 161, 93x47.4. Prior morts $56,000. July 16, due Jan 16, 1909, 6%. July 17, 1907. 2:393. 9,500

Geery, John to Johanne T Knickmann. 58th st, No 318, s s, 245 w 8th av, 20x100.5. P M. July 15, 5 years, 5%. July 16, 1907. 4:1048. 25,000

Guerin, Pierre E to TITLE GUARANTEE & TRUST CO. 8th av, No 46, e s, 131.2 s Horatio st, runs s e 23.11 x e 23.7 x s 24.8 x w 23.10 x n w 40.2 to av x n 19.3 to beginning. July 17, due, &c, as per bond. July 18, 1907. 2:616. 10,000

Goucher, Annie to Annie R Bauerdorf. 40th st, No 214, s s, 185.9 w 7th av, 14.3x98.9. July 17, 3 years, 5%. July 18, 1907. 3:789. 5,000

Goldberg, Abraham to EQUITABLE LIFE ASSUR SOC of the U S. Norfolk st, No 119, w s, 80 s Rivington st, 20x50. July 16, due July 1, 1912, 5%. July 18, 1907. 2:353. gold, 9,500

Herzig, Carrie to Markus Pollak. 107th st, No 225, n s, 450 w Amsterdam av, 50x100.11. Prior mort $65,000. P M. June 21, 3 years, 6%. July 16, 1907. 7:1879. 23,000

Helfer, Isaac to Wm W Sharpe. 126th st, No 108, s s, 115 w Lenox av, 20x99.11. July 15, 3 years, 5%. July 16, 1907. 7:-1910. 18,000

Hertzberg, Levine and Meyer Vesell to Mary Russell Lewis. Forsyth st, No 59, w s, 25 s Hester st, 26.8x50. July 1, 3 years, 5%. July 12, 1907. 1:302. 13,000

Himmel, Charles to Frederick Bauernschmidt. 46th st, Nos 552 and 554, s s, 100 e 11th av, 50x100.5. P M. July 11, due, &c, as per bond. July 13, 1907. 4:1074. 18,000

Hyman, Sundel to MUTUAL LIFE INS CO of N Y. West Broadway, Nos 435 to 439, s e cor Prince st, Nos 138 to 142, 101x75. P M. July 1, due, &c, as per bond. July 13, 1907. 2:501. 130,000

Howard, Jarvis C to BANK FOR SAVINGS in City N Y. 30th st, n s, 110 e Madison av, 40.4x98.9. June 27, due Dec 10, 1910, 4½%. July 17, 1907. 3:860. 110,000

Herrmann, Henry A to Maria Fischer. Av B, No 284, w s, 15 s 17th st, 25x100. July 17, 1907, due, &c, as per bond. 3:974. 21,000

Harris, Ernestine B wife of Benjamin to J Van Vechten Olcott and ano exrs Theodore F Vail. Catherine st, Nos 88 and 90, w s, abt 100 n Cherry st, 24.6x100x25.3x100. May 31, 3 years, 5%. July 17, 1907. 1:252. 30,000

Hahn, Berthold to The Blachley Land Co. Spruce st, No 39, n e s, 78.8 n w Gold st, runs n e 51.1 x 18.11 x s w 8.6 x s e 6.9 x s w 46.7 to Spruce st x n w 26. P M. July 18, 1907, 5 yrs, 4½%. 1:105. 25,000

Interborough Bldg Co to Sydney Bernheim. Amsterdam av, Nos 1504 to 1514, w s, 39.11 s 135th st, 119.10x100. Prior mort $—— July 12, demand, 6%. July 13, 1907. 7:1988. 20,000

Same to same. Same property. Certificate as to above mort. July 12. July 13, 1907. 7:1988. ——

Interborough Building Co to Wm R Rose. Amsterdam av, Nos 1508 to 1510, w s, 79.11 s 135th st, 39.11x100. July 12, 5 yrs, 5%. July 13, 1907. 7:1988. 50,000

Same to same. Same property. Certificate as to above mort. July 12. July 13, 1907. 7:1988. ——

Isaacs, Joseph to Pincus Lowenfeld and Wm Prager. 95th st, Nos 328 to 336, s s, 125 w 1st av, 125x100.8. P M. July 12, due Nov 12, 1907, 6%. July 17, 1907. 5:1557. 40,000

Same to same. Same property. July 12, due Nov 12, 1907, 6%. July 17, 1907. 5:1557. 7,000

Jones, Joseph T B to John Leffler. Vesey st, No 47, s s, abt 205 w Church st, 25x82. P M. July 12, 1907, due Dec 8, 1908, 5%. 1:85. 35,000

Jaeger, August with August Elbers. 88th st, No 416 East. Extension mort. June 27. July 12, 1907. 5:1567. nom

Jackson, Stephen H to J Van Vechten Olcott and James W B Rockwell exrs of Theodore F Vail. Catherine st, No 90, 26x100. Subordination agreement. July 16. July 17, 1907. 1:252. nom

Jones, Henry to Mary Wiener. Orchard st, No 175, w s, 50 n Stanton st, runs w 21.6 x n 2 x w 66 x n 25.4 x e 87.6 to st x s 27.4. July 18, 1907, 5 years, 5%. 2:417. 25,000

Kersting, Wilhelmina to Central Brewing Co. 124th st, No 228 West. Saloon lease. May 3, demand, 6%. July 16, 1907. 7:-1929. 2,400

Kalchheim, Henry to August Knatz. 6th st, Nos 810 and 812, s w s, 129 n w Lewis st, 42x97; 6th st, Nos 806 and 808, s w s, 171 w Lewis st, 42x97. Prior mort $80,000. July 15, due Jan 15, 1908, 6%. July 16, 1907. 2:360. 25,000

Kalchheim, Henry to Lambert Suydam. 6th st, Nos 806 and 808, s w s, 171 w Lewis st, 42x97. July 15, due, &c, as per bond. July 16, 1907. 2:360. 40,000

Kalchheim, Henry to Lambert Suydam. 6th st, Nos 810 and 812, s w s, 129 n w Lewis st, 42x97. July 15, due, &c, as per bond. July 16, 1907. 2:360. 40,000

Kosower, Abraham to THE STATE BANK. 72d st, No 246, s s, 133.4 w 2d av, 16.8x102.2. July 15, 6 months, 6%. July 16, 1907. 5:1426. Notes, 3,500

Kilpatrick, Martin to Mary E Sullivan. 153d st, No 528, s s, 400 w Amsterdam av, 25x99.11. July 11, due, &c, as per bond. July 13, 1907. 7:2084. 6,000

Kind, Ike to Emil Stork. 9th av, No 200, s e s, 24.8 n w 22d st, 24.8x78. P M. Prior mort $14,000. July 12, 5 years, 6%. July 13, 1907. 3:746. 8,000

s, 270.6 e Boston road, 2½-sty frame dwelling, peak f, 19x10; cost, $4,500; Jeremiah Sullivan, Walnut st; Crosier, 223d st and White Plains av.—706.

80 e White Plains av, 4-sty brk tenement, 25x70; cost, y Vaccaro, 76 E 222d st; ar't, L Howard, 176th st —701.

Kohn, Edmund to s, 545 s 183d st, 3-sty frame dwelling, 30.10x44.10; West. Extension ellie L Vought, 112 W 42d st; ar't, P J Murray, 112

Kaufman, Max to Is 49.9 s Madison st, 100 s 164th st, 2½-sty frame dwelling, peak shingle 2, 3 years, 6%. Ju st, $7,000; Henry D Holloway, on premises; ar't,

Kanzer, Esther, Nati Woodycrest av.—699.

CITIZENS SAVINGS 313 n 194th st, 2-sty brk dwelling, 21x58; cost, tion agreement. July laghy, 318 W 21st st; ar't, Chas S Clark, 70

Kivent, Phillip to Josep 10th st. Store lease. 172d st, six 3-sty brk tenements, 20x55 each; 1907. 2:380. avis & Silverman, 1426 2d av; ar'ts, Moore &

Kresner, Lewis and Louis and 3d av.—702. lum. 108th st, No 119, July 5, due July 17, 1912 100 n Tremont av, 3-sty frame store and

Kanzer, Esther to CITIZEN $9,000; Max Lax, Van Nest and Barnes 116, e s, 87.6 s Broome Tremont av and Boston road.—717. July 18, 1907. 2:413. s Bush st, 1-sty brk garage, 20x20; cost,

Kleinfeld, Joseph and Samue 493 E 179th st; ar't, Chas Schaefer, Jr, 112th st, Nos 526 to 532, d st, two 2½-sty frame dwellings, peak All title. July 8, due Aug 8 al cost, $14,000; Thos H Thorn, 2514 viss, 2514 Webster av.—708.

Larkin, Andrew J to Monmout 708 and 710, w s, abt 90 s C mont av, 1-sty brk storage, 16x18; cost, July 15, 1 year, 6%. July 16 E 173d st; ar't, L F Weiner, 103 E

Lincoln Trust Co to American Mo st, three 2-sty frame dwellings, West. Agreement as to ownershi man Realty Co, Emil Herma 16, 1907. 2:516. k, 2785 3d av.—707.

Lion, David to Krenzensia Baumann three 2-sty frame dwellings, 22x48 1st av, 25x100.11. Prior mort $1 Brandt, 12 E 42d st; ar't, Carl P July 16, 1907. 6:1810.

Lawrence, Joseph W trustee Bryan l weiler. 183d st, No 565 West. Ex -sty frame dwellings, peak shingle 16, 1907. 8:2154. A Ganzenmulier, 95 W 119th st; av.—715.

Lefkowitz, Fanny to Frederick Beadel. factory, 46x88; cost, $12,000; 92.4 w Ridge st, 22x100. July 12, due n E Scharsmith, 1 Madison 13, 1907. 2:343.

Loonie, Daniel with Hyman Shapiro. 15th st, urch, 66x164; cost, $50,- tension mort. July 12, 1907. 3:983. nd Tinton av, Rev A

Lawless, Robert J to TITLE GUARANTEE AND T St Johns pl.—722. st, No 458, s s, 100 e 10th av, 25x92. July 12, orage, 24x70; cost, bond. July 13, 1907. 3:715.

Levy, Isaac D to BANK FOR SAVINGS in City N Y. Davis, Madison av 436, s s, 175 w Av A, 25x102.2. July 11, 5 years, 4½ ng, 84.6x80.6; 13, 1907. 5:1469.

Lowenfeld, Pincus and Wm Prager to CORN EXCHANGE B. Farge, 30 E 95th st, Nos 328 to 336, s s, 125 w 1st av, 125x100.8. P July 12, 1 year, 6%. July 13, 1907. 5:1557. 86,

Loomis, Archibald G with Moses T Pyne and ano trustees Moses Taylor for Albertina S Pyne et al. Riverside Drive, No 324. Extension mort. June 3. July 12, 1907. 7:1891. nom

Levy, Lazarus to Joseph Kirschbaum. Henry st, No 81, n s, 212.3 e Market st, 25x85.2x25x85.8. Prior mort $15,000. July 11, due Jan 11, 1909, 6%. July 12, 1907. 1:282. 7,000

Same to Harris Goldman and ano. Same property. P M. Prior mort $22,000. July 11, 1 year, 6%. July 12, 1907. 1:282. 1,500

Levy, Hermann to DRY DOCK SAVINGS INSTN. Madison st, No 307 (269), n s, 101.10 e Montgomery st, 26.1x90.7x26.6x92.2. July 13, 3 years, 5%. July 15, 1907. 1:268. 25,000

Lowenstein, Harriet B to Josephine D Pell. 50th st, No 341, n s, 225 w 1st av, 16x100.5. P M. July 15, 1907, 5 yrs, 5%. 5:1343. 7,000

Lilianthal, Hattie with BOWERY SAVINGS BANK. 76th st, No 110 East. Extension mort. July 9. July 15, 1907. 5:1410. nom

Landon, Emily L to Geo W Thedford. 87th st, No 129, n s, 241.8 w Columbus av, 16.8x100.8. P M. June 28, 3 years, 5%. July 15, 1907. 4:1218. 17,000

Lavitola, Francesco to Henry Elias Brewing Co. 2d av, No 2184, e s, 56.10 n 112th st, 19x100. Prior mort $21,671. July 10, demand, —%. July 15, 1907. 6:1684. 600

Levy, Max to Lena Bimberg. Mott st, No 59, w s, 75 n Bayard st, 25x100. Prior mort $24,000. June 29, installs, 6%. July 17, 1907. 1:200. 3,000

Lustbader, Henry and Samuel Brown to Joseph M Goldberg and ano. 40th st, No 439, n s, 325 e 10th av, 25x98.9. P M. July 9, due Nov 9, 1907, 6%. July 12, 1907. 4:1050. 4,200

Loew, Julia F wife of Edw V to TITLE GUARANTEE & TRUST CO. 57th st, No 25, n s, 450 w 5th av, 25x100.5. July 1, due, &c, as per bond. July 17, 1907. 5:1273. 100,000

Lion, David to Albert H Marckwald and ano trustees Augustus V Marckwald. 123d st, No 420, s s, 287 e 1st av, 25x100.11. July 11, due, &c, as per bond. July 17, 1907. 6:1810. 11,000

Lifshutz, Adolph to Francis Speir and Martin D Wylly trus. Monroe st, Nos 118 and 120, s w cor Rutgers st, No 52, 75.4x17.1x 75.4x16.10. Subordination agreement. July 9. July 17, 1907. 1:255. nom

Levin, Hyman to American Mortgage Co. 5th st, Nos 305 to 311, n s, 100 s e from n e cor 2d av, runs n e 97 x s e 50 x s w 97 x n w 50. P M. June 5. Re-recorded from June 5, 1907. 1 year, 5½%. July 17, 1907. 2:447. 38,000

Little, Francis and John J to Beadleston & Woerz. 3d av, No 672. Saloon lease. July 12, demand, 6%. July 18, 1907. 5:1297. 6,219.32

Moses, Morris to Wm G Gaston. 90th st, No 303, n s, 75 e 2d av, 25x75.8; Amsterdam av, No 1626, w s, 24.11 n 140th st, 25 x100; Madison av, No 1479, e s, 75.9 s 102d st, 25.2x95.6x25.9x 100.11. July 13, due Jan 15, 1908, 6%. July 16, 1907. 7:2072. 5,000

Meyer, John H to Margaret Knox. 51st st, Nos 422 to 426, s s, 199 e 1st av, 54x100.5. Prior mort $50,000. July 15, due, &c, as per bond. July 16, 1907. 5:1362. 10,000

Macdonald, Josephine with Wm M Kingsland. Columbus av, Nos 241 to 247, n e cor 71st st, No 75, 102.2x30. Extension mort. Feb 5, 1904. July 12, 1907. 4:1124. nom

McGovern, Anna widow to Susan Daab. 5th av, No 2082, w s, 39.11 n 128th st, 20x75. July 11, 3 years, 4½%. July 12, 1907. 6:-1726. 5,000

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...Mott st, No ..., 5 years, 5%. 16,000

...K. Mott st, No ...a to 17, 5 years, 5%. 16,000

...y 15...d ano. 109th st, ... Extension mort. nom

...s Josephine L Pey... 300 and 302, 25x88. ...47. 23,000

...97th st, Nos 53 and ... July 5, demand, 6%. 37,250

...d ano trustees. Waver... 22x75. P M. July 12, 5 12,500

...a L Westinghouse. 105th ...wife, 21x100.11. P M. July ...at 1891. 30,000

...x w. Prior mort $30,000. July 7:1891. 5,000

...to Elizabeth A Quackenbush. 2d av, 33.4x100.5. July 13, 5:1326. 34,000

...Jr and ano. 60th st, No 229, ...mort $11,000. July 15, 1907, 2,000

...of N Y. 22d st, No 204, s s, July 15, 3 years, 5%. July 17, 9,000

...Weber. 136th st, No 150, s s, July 9, 3 years, 5%. July 17, 1907. 9,500

...gage Co. 19th st, No 215, n s, 210 ...ort $2,500. July 16, due June 30, ...900. Al... 3:900. 1,500

...on Uhlfelder an dano. 117th st, Nos ...sant ave, 75x100.10. Prior mort $68,- ... due Oct 20, 1907, 6%. 6:1716. 5,000

...e property. Consent to above mort. July ——

Rosa Dalessio. 2d av, No 1156, e s, 20.10 s ... 1907. 4... Prior mort $11,000. July 17, 1 year, 6%. July ...1435. 2,000

...No 3 in C A, of Brooklyn, to Richard E Guy Smith. 22d ..., 4½%, n s, 100 w 4th av, 25x98.9. P M. May 3, due May ...Geo 2, 4½%. July 18, 1907. 3:851. 45,000

...Salvatore to Sadie Bonwit. Grand st, Nos 218 and 220, ... cor Elizabeth st, Nos 109 and 111, 64.5x50.7x58.5x51. P M. ...ior mort $75,000. July 1, installs, 6%. July 18, 1907. 2:470. 28,000

Nolan, Nicholas and Bridget Williams, of Hartford, Conn, heirs of Nicholas Killian to GERMAN SAVINGS BANK. 31st st, Nos 113 and 113½, n s, 166 e 4th av, 34x98.9. July 16, 1907. 3 years, 4½%. 3:887. 15,000

Newland Realty and Construction Co to Jos S Marcus. Cherry st, Nos 385, 385½, 387 and 389; Scammel st, Nos 54 and 56 and Water st, Nos 632, 632½, 634 and 636. Certificate as to mort for $20,000. July 10. July 13, 1907. 1:260. ——

Newland Realty and Construction Co to Joseph S Marcus. Scammel st, Nos 54 and 56, s e cor Cherry st, Nos 385 to 389, runs e 71.3 x s 156.6 to Water st, Nos 632 to 636, x w 71.3 to Scammel st, x n 151 to beginning. July 10, 1 year, 6%. July 12, 1907. 1:260. 20,000

New Amsterdam Realty Co to MUTUAL LIFE INS CO of N Y. 103d st, No 103 West. Certificate of consent to mort for $20,-000. July 18, 1907. 7:1858. ——

New Amsterdam Realty Co to MUTUAL LIFE INS CO of N Y. 103d st, No 103, n s, 100 w Columbus av, runs n 78.2 x n again 22.9 x w 25 x s 22.9 x again s 78.2 to st x e 25 to beginning. July 18, 1907, due, &c, as per bond. 7:1858. 20,000

Nassoit, Henry to Mary T Donovan. Broadway, Nos 2790 and 2792, e s, 26 s 108th st, 51.9x93.9x50.6x105.4. July 15, 1 year, 6%. July 18, 1907. 7:1879. 10,000

O'Connell, Louisa to GERMAN SAVINGS BANK in City N Y. 40th st, No 407, n s, 150 w 9th av, 25x98.9. July 12, 1907, 1 year, 4½%. 4:1050. 4,000

O'Connell, Louisa to GERMAN SAVINGS BANK in City N Y. 10th av, Nos 654 to 660, n e cor 46th st, No 465, 100.5x100. July 12, 1907. 1 year, 4½%. 4:1056. 55,000

Otto, Rosie D to Rudolph J Muller. 136th st, No 152, s s, 250 e 7th av, 16.8x99.11. Prior mort $9,000. July 12, 1 year, 5%. July 17, 1907. 7:1920. 1,000

Odenwalder, Katharine to GERMAN SAVINGS BANK. East End av, No 95. Agreement modifying mort. July 18, 1907. 5:1390. nom

Podesta, Nicola to Geo Schenk. Van Nest pl, No 6, or Charles st, n s, 100 w 4th st, 20x94.7. P M. Prior mort $7,500. July 15, 5 years, 5%. July 16, 1907. 2:621. 5,500

Pagliaro, Salvatore and Giambattista to Henry Elias Brewing Co. 112th st, Nos 344 and 346 East. Leasehold. July 13, demand, 6%. July 15, 1907. 6:1683. 600

Pantone, Marie L to Hugo Cohn. 1st av, No 2362, e s, 25 n 121st st, 25.11x74. July 15, 5 years, 5%. July 16, 1907. 6:-1809. 11,000

Paradiso, Charles to Henry R Beekman. 114th st, No 56, s s, 75 e Madison av, 20x100.11. July 11, 3 years, 5%. July 12, 1907. 6:1619. 14,000

Same and Wolf Sheinker with same. Same property. Subordination mort. July 10. July 12, 1907. 6:1619. nom

Paradiso, Chas and Saml Glantz with same. Same property. Subordination mort. July 11. July 12, 1907. 6:1619. nom

Princeton Realty and Mortgage Co to John Rollmann. 152d st, No 610, s s, 150 w Broadway, 75x199.10 to n s 151st st. Prior mort $——. July 11, due Jan 15, 1909, 6%. July 13, 1907. 7:-2098. 2,000

Perelson, Lazarus, of Bayonne, N J, and Louis Rosenberg, N Y, to Elkan Holzman. 146th st, s s, 100 w 7th av, 275x99.11; 144th st, n s, 100 w 7th av, 130x99.11. Building loan. July 12, due Aug 1, 1907, 6%. July 15, 1907. 7:2030-2031. 20,000

Fittala, Antonio to Kath A Healy. 14th st, No 612, s s, 188 e Av B, 25x103.3. P M. Prior mort $12,000. July 15, 6 years, 6%. July 16, 1907. 2:396. 5,000

Pigueron, Geo H to Esther E Morse. 132d st, No 224, s s, 224 w 7th av, 16.8x99.11. July 1, 3 years, 5%. July 18, 1907. 7:1937. 10,000

Pfluger, Louis to Bernard J Carlin. 43d st, No 453, n s, 200 e 10th av, 25x100.4. July 18, 1907, 3 years, 5%. 4:1053. 15,000

Polstein Realty & Construction Co to Isaac Polstein. Amsterdam av, Nos 1109 and 1111, e s, 80.11 s 115th st, 40x100. Prior mort $55,000. July 5, 5 years, 6%. July 18, 1907. 7:1867. 10,000

Rosenstein, Lena G to Joseph L Newborg trustee of M Stachelberg. 179th st, Nos 656 and 658, s s, 100 w Wadsworth av, 37.6x100. July 15, 3 years, 5%. July 16, 1907. 8:2163. 30,000

Rosenstein, Lena G to David Rosenberg. 179th st, Nos 656 and 658, s s, 100 w Wadsworth av, 37.6x100. Prior mort $30,000. July 15, 1 year, 6%. July 16, 1907. 8:2163. 4,000

Rosenthal, Michael and Albert Price to J Frederic Kernochan and ano trustees Stephen S Whitney. 49th st, Nos 329 and 331, n s, 305 e 2d av, 40.5x100.5. July 12, 5 years, 5%. July 16, 1907. 5:1342. 38,000

Rose, Wm R with Interborough Bldg Co. Amsterdam av, Nos 1508 and 1510, w s, 79.11 s 135th st, 39.11x100. Two subordination agreements. July 12. July 13, 1907. 7:1988. nom

Rothenberg, Ettie to Rosie Aspel. 107th st, No 229, n s, 350 e 3d av, 25x100.11. Prior mort $12,000. Mar 25, due April 25, 1907. Given to secure two notes, —%. July 13, 1907. 6:1657. 1,800

Rubenstein, Nathan to Joseph S Marcus. Delancey st, Nos 47 to 53, s w cor Eldridge st, Nos 141 and 143, runs s 48.11 x w 39.5 x n — x w 60.7 x n 49.3 to Delancey st, x e 100 to beginning. July 10, 1 year, 6%. July 13, 1907. 2:419. 10,000

Reichman, Moses to Meyer A Goldstein et al. Columbia st, No 91, w s, 125.4 s Stanton st, 25.8x100. Prior mort $29,000. P M. July 15, 1907, installs, 6%. 2:334. 8,250

Rosenthal, Louis and Chas S to American Mortgage Co. 110th st, n s, 235 e 3d av, 25x100.11. July 15, 1907, 5 years, 5%. 6:1660. 17,500

Rendina, Antonio and Antonio Spagnoto to Nassau Brewing Co. McDougal st, No 125, n w cor 3d st. Saloon lease. Mar 28, demand, 6%. July 17, 1907. 2:543. note, 1,055

Rowan, Michael to Lion Brewery of N Y City. 43d st, No 28 West. Saloon lease. July 10, demand, 6%. July 18, 1907. 5:1258. 4,530

Rofrano, Michl A to American Mortgage Co. Cherry st, No 106, n s, 100.1 w Catharine st, 25x99.11x25.5x99.10. July 17, 5 years, 5%. July 18, 1907. 1:252. 28,000

Rapallo, Edward S to Charles Kaye. 21st st, Nos 30 and 32, s s, 470 w 5th av, 50x92. July 16, due June 3, 1912, 5%. July 17, 1907. 3:822. 100,000

Schleich, John to Geo Falkenstein and ano. 58th st, No 335, n s, 260.6 w 1st av, 18.6x100.4. Prior mort $8,000. P M. July 1, 5 years, 6%. July 16, 1907. 5:1351. 6,000

Steeneck, Heinrich to Anna M Heins et al exrs and trustees John D Heins. Charles st, Nos 64 to 70, s w cor 4th st, No 246, 75x49.2. July 15, 5 years, 5%. July 16, 1907. 2:620. 24,000

Same to Catharina Steeneck. Same property. Prior mort $24,000. July 15, 1 year, 5%. July 16, 1907. 2:620. 5,000

Stern, Joseph with SEAMENS BANK FOR SAVINGS in City N Y. 5th av, No 1358, s w cor 113th st, No 2, 25.11x100. Extension mort. July 8. July 12, 1907. 6:1596. nom

Schilling, Cath to Eliz Schaefer. 42d st, No 326, s s, 373.2 w 8th av, 26.10x98.9. July 1, 3 years, 4½%. July 12, 1907. 4:-1032. 10,000

Schabelowitz, Saml and UNION EXCHANGE BANK with Franklin B Lord and ano trustees Richd S Ely. 123d st, No 341 East. Subordination mort. July 10. July 13, 1907. 6:1800. nom

Schabelowitz, Samuel and Jacob Klingenstein with same. Same property. Subordination mort. July 5. July 13, 1907. 6:1800. nom

Schuster, Geo J to Henrietta Frey. 11th av, No 712, e s, 75.3 s 51st st, 25.1x100. P M. July 12, due, &c, as per bond. July 13, 1907. 4:1079. 8,000

Spiro, Joachim and Adolph Hirsch and THE STATE BANK with Wm H Brearley guardian Aimee L Rossignot. 9th st, No 747 East. Subordination agreement. July 9. July 15, 1907. 2:379. nom

Steinau, Caroline and Emma to Hannah Leuze. 103d st, No 13, n s, 127.6 e Manhattan av, 27x100.11. P M. Prior mort $25,-000. July 15, 1907, 2 years, 6%. 7:1839. 3,000

Seidman, Louis and Rose Cahn with Wm H Brearley guardian Aimee L Rossignot. 137th st, No 9 West. Subordination agreement. July 9. July 15, 1907. 6:1735. nom

Seidman, Louis and Samuel Groszman with Wm H Brearley guardian Aimee L Rossignot. 137th st, No 9 West. Subordination agreement. June 24. July 15, 1907. 6:1735. nom

Stanaland, John M to Robt B Valentine. Amsterdam av, n e cor Washington Bridge Park, 78.1x100x79.6x100. July 15, 1907, 2 years, 6%. 8:2149. 4,000

Stammler, Laura W and Caroline T W Brackett widow to TITLE GUARANTEE & TRUST CO. 30th st, No 130, s s, 80 w Lexington av, 20x49.4. July 16, due, &c, as per bond. July 17, 1907. 3:885. 10,000

Schwab, Samuel to LAWYERS TITLE INS & TRUST CO. 85th st, No 149, n s, 244.6 e Amsterdam av, 17.6x97.6. P M. July 15, 1907, 3 years, 5%. 4:1216. 17,000

Sullivan, John T and Charlotte E Jones to Simon S Friedberg. Manhattan av, No 386, e s, 27.11 n 116th st, 36.3x82. P M. Prior morts $25,000. July 15, due Dec 1, 1909, 6%. July 17, 1907. 7:1943. 3,000

Schmidt, Frederick to Henry Schoerry. Av A, Nos 191 and 193, s w cor 12th st, No 442, 38x70. 1-3 part. July 1, demand, 5%. July 17, 1907. 2:439. 2,800

Singhi, Henry U to BROOKLYN SAVINGS BANK. 14th st, No 110, s s, 150 w 6th av, runs s 100 x e 25 x s 6.6 x w 50 x n 106.6 to st x e 25 to beginning. July 18, 1907, 5 years, 5%. 2:609. 85,000

Schwartz, Abraham to Hannah Kempner. Willett st, No 68, e s, 100.2 s Rivington st, 24.9x100. P M. July 15, 4 years, 5%. July 16, 1907. 2:338. 25,000

Same to same. Same property. Prior mort $25,000. July 15, installs, 6%. July 16, 1907. 2:338. 8,000

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Schwartz, Abraham to Stanislaus N Tuckman. Willett st, No 68, e s, 100.2 s Rivington st, 25.1x100.4. July 9, due Jan 12, 1910, 6%. July 16, 1907. 2:338. 2,000

Silberstein, Albert L to Edw D Webb. 117th st, No 145, n s, 225 e 7th av, 25x100.11. June 10, 5 years, 5%. July 18, 1907. 7:1902. 22,000

Thamsen, Adolf to TITLE GUARANTEE AND TRUST CO. 46th st, Nos 520 and 522, s s, 220 w 10th av, 40x100.5. July 11, due, &c, as per bond. July 12, 1907. 4:1074. 9,500

Taschman, Harris to Rosie Barnett. 114th st, No 68, s s, 225 e Lenox av, 16.8x100.11. P M. Prior mort $10,000. July 15, 1907, due Jan 15, 1910, 6%. 6:1597. 3,000

Taylor, Alfred S G and Amelia E S his wife and Henrietta T wife Rowland G Freeman and Grace E wife John S Ely to THE BANK FOR SAVINGS in City N Y. 7th av, Nos 902 to 912, n w cor 57th st, Nos 201 to 207, 169.5x175. July 3, due July 16, 1910, 4½%. July 17, 1907. 4:1029. 81,000

Thomson, Wm A to EMIGRANT INDUSTRIAL SAVINGS BANK. Water st, Nos 213 and 215, s e s, 46 s w Beekman st, runs s e 72.1 x s w 0.5 x s e x s w 4.1 x n w 72.1 to st x n e 10.1 to beginning. July 18, 1907, 5 years, 4½%. 1 9 6. 15,000

University Construction Co to Geo Colon. 112th st, n s, 240 e Broadway, 25x100.11. July 17, 1907, demand, 6%. 7:1884. 5,000

Upright Company to Hyman Cohen. 94th st, No 311, s s, 138 w West End av, 62.10x98. P M. Prior mort $87,500. July 15, 3 years, 6%. July 16, 1907. 4:1252. 32,500

Uffe Emilia with Abraham Goldstein. 149th st, No 520 Easement as to time of payment of mort dated June 18, 1907. July 10. July 13, 1907. 2:560. no n

Valentin Moses and Stephen P Sturges with Henry N Curtis mer and ano trustees Sarah Heinemann, 59th st, No 324 East, Subordination mort. July 11. July 13, 1907. 5:1351. no n

Vorenstein, Moses to Henry and Edward Neuarsumer trustees Sarah Heinemann, 59th st, No 324, s s, 330 w 1 av, 25x100.5, July 17, 3 years, 5%. July 13, 1907. 5:13 1 18,000

Wallach, Karl M to whom it may concern. 1st st, No 57 Certificate that amount due on 2d mortgage will not be called or demanded until the due date of said mort. July 3. July 16, 1907. 2:442.

Whitmarsh, Theodore F to TITLE GUARANTEE AND TRUST CO. 74th st, No 329, n s, 140 w West End av, 20x102.2. P M. July 15, due, &c, as per bond. July 16, 1907, 6%. 4:1186. 30,000

Walters, Alexander, of Jersey City, N J, to Minnie H Mesny et al. 134th st, No 208, s s, 135 w 7th av, 18x99.11. P M. June 14, 3 years, 6%. July 16, 1907. 7:1939. 2,000

Wolf, Abraham and Albert Abraham to Max Wolf. 7th st, No 128, s s, 100 w Av A, runs s 45.7 x e 100 to w s Av A, Nos 103 and 105, x s 45.4 x w 1'0 x n 6½ x w 25.1 x n 40.10 to 7th st, x e 25 to beginning. Prior mort $95,000. July 15, 5 years July 16, 1907. 2:434. 30,000

Weinstein, Ida to Jennie Markson. 115th st, No 9, n s, 175 e 5th av, 25x100.11. Prior mort $——. July 15, due Oct 15, 1908, 6%. July 16, 1907. 6:1621. 2,000

Woolf, Michael to Emma Clahane, of Brooklyn, N Y. Madison av, No 1704, w s, 26.10 s 113th st, 25x75. Prior mort $17,000. July 13, 2 years, 6%. July 15, 1907. 6:1618. 2,000

Weil, George to Maria Fischer. Av B, No 284, w s, 15 s 17th st, 25x100. Subordination agreement. July 17, 1907. 3:974. nom

Wolfson Charles to American Mortgage Co. 102d st, No 244, s s, 180 e West End av, 20x98.2x20x97.6. P M. July 18, 1907, 5 years, 5%. 7:1873. 23,000

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Amelio, Giuseppe to A Shatzkin & Sons, Inc. Tilden av, w s, 25 n 214th st, 25x100. P M. July 15, due Oct 17, 1907, 6%. July 16, 1907. 150

Abner Realty Co to Ceres Union. Dawson st, n s, 188.3 e Prospect av, 25x110.11x26.11x101. July 12, 5 years, 5%. July 13, 1907. 10:2687. 18,000

Same to same. Same property. Certificate as to above mort. July 12. July 13, 1907. 10:2687.

Same to Max Cohen. Same property. Prior mort $18,000. July 12, 5 years, 6%. July 13, 1907. 10:2687. 13,000

Same to same. Same property. Certificate as to above mort. July 12. July 13, 1907. 10:2687.

Abelman Construction Co to Morris Meyers. Home st, s s, 110.2 e Union av, runs s 110.11 x n e 124.10 x n 6.7 x e 53.6 x n 120.2 to st, x w 153.3 to beginning. P M. Prior mort $17,500. July 10, due Sept 27, 1907, 6%. July 12, 1907. 10:2680. 8,650

Arnold, Ella A and John F Egan to Irene E Longstreet. Stebbins av, e s, 303.8 n Westchester av, 50x80. July 10, due July 1, 1910, 6%. July 12, 1907. 10:2698. 3,000

*Abraham, Selig and Annie his wife, and Louisa wife of and Jacob Schwartz to Ida B McTurck. Maple av, s e s, lots 101 and 102 map Wm F Duncan at Williamsbridge, 50x100. July 16, 3 yrs, 6%. July 18, 1907. 1,000

Adams, Harry to Wm G Ehrlich. 182d st, s s, 54.4 e Belmont av, 26.9x115.8x25.6x100.9. July 16, 3 years, 6%. July 17, 1907. 11:3083. 2,000

Aschenbrandt, Moses to Eugenie Frering. Stebbins av, No 964, e s, 453.8 n Westchester av, 25x80. P M. Prior morts $4,500. July 16, due Feb 28, 1910, 6%. July 17, 1907. 10:2698. 2,000

*Anderhuber, Mathias to Julius Lopau. Av D, s e cor 7th st, 108x105, Unionport. P M. July 10, 5 years, 5%. July 12, 1907. 1,800

Ambriola, Gaeatano to John Bussing Jr. Hughes av, e s, late Frederick st, e s, abt 210 s Pelham av, 25x87.6. July 17, due July 1, 1910, 6%. July 18, 1907. 11:3078. 4,500

*Belotti, Salvina to Georgianna Briggs. Webster av, e s, part lot 35 map Norwood, 25x—. Nov 28, 1906, due Nov 28, 1907, 6%. July 18, 1907. 400

*Bilotto, Andrea to Ruth Barker. Lot 41 map Village of Jerome, 25x125. Nov 16, 1906, due Nov 16, 1909, 6%. July 18, 1907. 1,100

Boehm, Max S and Isaac with Henry Steiner, Isidor Steiner and Joseph Kopperl. Park av, s e cor 166th st, 255x192x238x97. Agreement as to payment of interest at 6% on mort recorded Jan 24, 1905. July 11. July 12, 1907. 9:2387. nom

Bauer, Charles s s, 270.6 e Boston road, 2½-sty frame dwelling, peak roof, 19x40; cost, $4,500; Jeremiah Sullivan, Walnut st; 185 s Jenning P Crosier, 223d st and White Plains av.—706.
3 years, 6%.

Beik, Fredk with 180 e White Plains av, 4-sty brk tenement, 25x70; cost, Willis av, 25x1 ary Vaccaro, 76 E 222d st; ar't, L Howard, 176th st av.—701.

Balschun, Adolph s, 545 s 183d st, 3-sty frame dwelling, 30.10x44.10; Burnside av, 150x Nellie L Vought, 112 W 42d st; ar't, P J Murray, 112 2829. 8.

*Baxter, Mervin R s, 100 s 164th st, 2½-sty frame dwelling, peak shingle s s land Scofield cost, $7,000; Henry D Holloway, on premises; ar't, Aug 15, 1907, —%. 76 Woodycrest av.—699.

Bruchhausen, Carl to F s, 313 n 194th st, 2-sty brk dwelling, 21x58; cost, 163d st, 90x100. P M, onaghy, 318 W 21st st; ar't, Chas S Clark, 709 2455.

Buckbee, Geo E to Edw s 172d st, six 3-sty brk tenements, 20x55 each; cor 175th st, runs w 9.4 Davis & Silverman, 1426 2d av; ar'ts, Moore & av, x n 126.9 to beginni and 3d av.—702.
12, 1907. 11:2795. s, 100 n Tremont av, 3-sty frame store and

*Broschart or Boschart Real t, $9,000; Max Lax, Van Nest and Barnes &c, James Elgar. To Be n, Tremont av and Boston road.—717.
3, 3 years, 5½%. Jul 80; 28 s Bush st, 1-sty brk garage, 20x20; cost,
Same to same. Same prop nan, 493 E 179th st; ar't, Chas Schaefer, Jr, 3. July 12, 1.07.

*Bilotti, Serafino to Josephine 2d st, two 2½-sty frame dwellings, peak w Taylor st, 25x100. P M. tal cost, $14,000; Thos H Thorn, 2514 July 1, 1910, 5½%. July 13 rviss, 2514 Webster av.—708.

Brusius, Frederick A to Wm H emont av, 1-sty brk storage, 16x18; cost, 400 w Morris av, 25x106.6. P 7 E 173d st; ar't, L F Weiner, 103 E 17, 1907. 9:2337.

Beth Hamedrash Hagadol of the st, three 2-sty frame dwellings, man. Forest av, w s, 54.2 s 1 rman Realty Co, Emil Herma 35 , $——. July 16, 3 years, 3%. Ju alk, 2785 3d av.—707.

Butterworth, Joseph E to Century three 3-sty frame dwellings, 22x48 75 s proposed new st, 100 100. P A Brandt, 12 E 42d st; ar't, Carl P 5 . July 17, 1907. 11:2876.

*Corti, Erminio to Alex P Falconer. ½-sty frame dwellings, peak shingle 75 e Maple st, if continued, 25x100, A Ganzenmulier, 95 W 119th st; 26, 1 year, 6 . July 15, 1907. av.—715.

*Caligiona, Giuseppe to A Shatzkin & Sons, factory, 46x88; cost, $12,000; lot 120 map Williamsbridge. P M. July hn E Scharsmith, 1 Madison —%. July 16, 1907.

Chopak, Abraham to Century Investing Co. M hurch, 66x164; cost, $50,- 25.9 n 175th st, 50x100.11x50.6x81.4. P M. and Tinton av, Rev A 5%. July 15, 1907. 11:2876. St Johns pl.—722.

Cohn, Nathan and Nicholas Goldman to Margt K torage, 24x70; cost, st or av, w s, 100 s Jennings st, 50x100; Bryant st Davis, Madison av 175 s Jennings st, 75x100. Building loan. July 8, d ing, 84.6x80.6; 1908, 6%. July 12, 1907. 11:2994.

Same to Steuben Realty Co. Same property. P M. Prior Farge, 30 E $27,500. May 11, 1 year, 5 . July 12, 1907. 11:2994

Cohen, Fannie to Hyman Shapiro. Hughes av, e s, 254.7 n 181s st, 16.8x95. Prior mort $4,000. July 1, 2 years, 5%. July 13, 1907. 11:3 82. 1,000

*Conti, Peter and Giuseppe to Helen Hartmann. Victor st, e s, 100 s Morris Park av, 1 0x95. P M. July 8, 1 year, 6%. July 12, 1.07. 1,500

Columbus & Dorfman Construction Co to Prudential Bond & Mortgage Co. Union av, e s, 147.2 n 160th st, 50x110. Certificate of consent to mort for $4,500. July 13. July 18, 1907. 10:2677. no n

Cangro, Filomeno to Lion Brewery of N Y City. 146th st No 238 East. Saloon lease. July 12, demand, 6%. July 18, 19 7. 9:2335. 630

*Cohen, Jacob to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. 7th st, s s, 180 w Av C, 25x108, Unionport. July 18, 1.07, 3 years, 5%. 3 3.0

*Cohen, Jacob to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. 7th st, s s, 155 w Av C, 25x108, Unionport. July 18, 1907, 3 years. 5%. 3,300

*Cohen, Jacob to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. 7th st, s s, 130 w Av C, 25x108, Unionport. July 18, 1907, 3 years, 5%. 3,300

Columbus & Dorfman Construction Co to The Prudential Bond & Mortgage Co. Union av, e s, 147.2 n 160th st, 50x110. Prior mort $43,000. July 13, 3 years, 6%. July 18, 1907. 10:2677. 4,500

Cooney, Joseph M to Century Investing Co. Macombs road, s w s, at s e s Aqueduct av, and being lots 69 and 70 map of Century Investing Co. P M. July 5, 5 years, 5%. July 18, 1907. 11:2876. 5,625

*Carey, John to Cyrus Hitchcock. Jefferson st, w s, 100 s Morris Park av, 25x100. Prior mort $3,500. July 17, due June 1, 1909, 6%. July 18, 1907. 1,000

*Chelemowitz, Alter to Geo H Lawrence et al exrs of Eliz H Sias. 214th st (Shiel st), s s, 150 w Tilden av, 25x100, Laconia Park. P M. July 1, 3 years, 6%. July 17, 1907. 225

Dooley, Annie to TITLE GUARANTEE & TRUST CO. Cauldwell av, No 967, w s, 58 n 164th st, 42x59.11. July 13, due, &c, as per bond. July 15, 1907. 10:2622. 6,000

De Voto, Francesco to Henry Elias Brewing Co. Arthur av, w s, 244 n Belmont pl, late Kingsbridge and West Farms road, 25 x125, except part for av. Prior mort $21,988.50. July 10, demand, —%. July 15, 1907. 11:3065. 1,200

Drescher, Edward to John H Scudder. Faile st, e s, 150 n La Fayette av, 50x100. P M. July 10, due, &c, as per bond. July 13, 1907. 10:2764. 3,000

Downes, Fredk A to Benj F Burdick. 183d st, No 690, s s, 163.8 w Washington av, 16.8x100. July 6, 1 year, 5%. July 13, 1907. 11:3038. 3,700

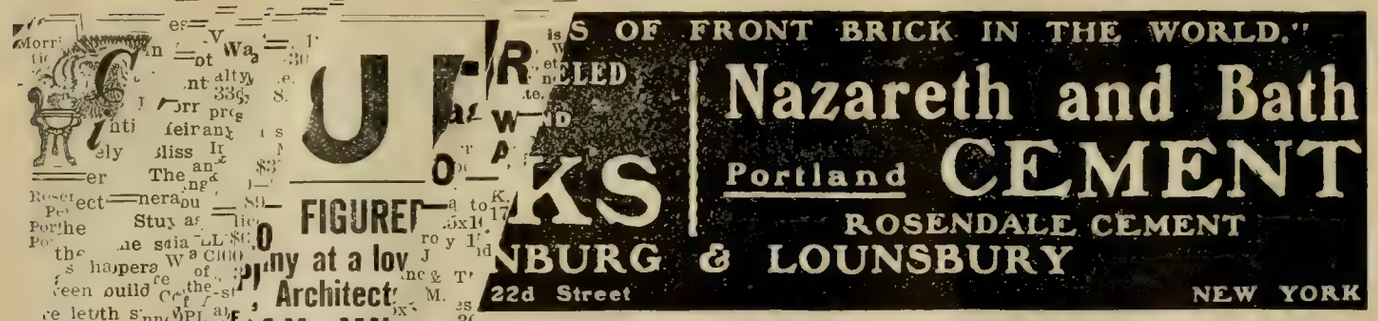
*De Canio, Mary M to Mary F Glore. Rosedale av, w s, and being lots 436, 437 and 438 block P map Mapes estate. May 20, 3 years, 6%. July 12, 1907. 2,500

*Diamond, Joseph to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. Bronxdale av, w s, 50 n Kinsella av, 25.2x88.11x25x 92.2 s s. July 18, 1907, 3 years, 5%. 3,500

*Diamond, Joseph to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. Bronxdale av, w s, 75 n Kinsella av, 25.2x85.7x25x 88.11 s s. July 18, 1907, 3 years, 5%. 3,500

*Dillon, Daniel J to Reinhold Van der Emde and ano trus of Friedrich Seibel. 174th st (Taylor av), e s, 131.8 s Gleason av, 25x100. July 16, 3 years, 5½%. July 17, 1907. 4,500

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Harris av, w s, 200 n [illegible]8, due July 8, 1910. 2,170

size [illegible]ins av, No 1024, n w The [illegible]elly & [illegible]Emmet lots 40 and 10. [illegible]d Wm W Fox, at point th[illegible] the [illegible]st[illegible]8, [illegible]90 [illegible]8——. July [illegible]3 138.4 to beginning, exbidder, [illegible]only [illegible]50. [illegible] runs w 205 [illegible] July 17, 3 years, 5%. [illegible]x100 [illegible]Nos [illegible]s 83 to beginst[illegible]we 5,500
house [illegible]t, 2[illegible]59. July 16, [illegible]arm property. P M. Prior mort 183d [illegible]arr[illegible]em[illegible]0, [illegible]x[illegible] 1897. 10:2691. 2,750
Th[illegible] [illegible]Nearly Av D, 100x21[illegible] [illegible]Prior [illegible] 7:18[illegible] exrs and trustees low[illegible]48[illegible] 1:[illegible]ulan to Wm C[illegible] [illegible] to [illegible]91.1 w Anthony av, ele[illegible]in [illegible]Res[illegible]rgt S Seeman ord[illegible] N[illegible]6, [illegible]8[illegible]. 11:2812. 6,250
[illegible]2het [illegible]5 [illegible] Co. Elsmere pl, s s, 313.3 Y[illegible]ST [illegible]td [illegible]b[illegible]40 [illegible]e Av C, 100x[illegible], [illegible]July 11, 1 year, 6%. July 13, [illegible]ar E[illegible]8[illegible], Ny. July 5, [illegible]y 14,000
sa[illegible]n [illegible]595 e Av C, 100 [illegible]sc[illegible] BANK of City N Y. Elsmere [illegible]Wu[illegible]rkanton. Correc[illegible]nard, 40x100. July 11, due Dec [illegible]ST [illegible]ohe. Rosenfeld 11:2960. 21,000
BEye[illegible] [illegible]8 155 e Mort $7,[illegible] [illegible]y & Brokerage Co. Van Court-1616 [illegible]ecid[illegible]na M [illegible]4 n[illegible]au av, 30.6x119.10x25x102.3. July [illegible]e of J[illegible]200 r[illegible]7. 12:3335. 200
[illegible]pt 28, [illegible]ont 577, et al [illegible]e Co. [illegible]ruction Co to New York Lodge [illegible]90. [illegible]aly [illegible]ary [illegible]4[illegible]16. [illegible]nd Protective Order of Elks. Char-[illegible]h st E[illegible]16, [illegible]5th st [illegible]rary C[illegible] 170th st, 37.6x100. July 12, due, [illegible]ront d[illegible]W, No 58[illegible]t n s [illegible]990. A[illegible]907. 11:2966. 23,000
estate [illegible]5, Fritz[illegible]3 to a[illegible]rty. Certificate as to above mort. to Marim[illegible]100 w and[illegible]Christi 11:2966. ——
Edwar[illegible]A [illegible]No[illegible]ear [illegible]x — [illegible] TITLE INS CO of N Y. 137th st, s s, $7[illegible]st [illegible]nt[illegible]s by 17, [illegible]100. Subordination mort. July 10. July [illegible]0th s 5-[illegible]shi McG[illegible]L to [illegible] nom
$83,506[illegible]16, [illegible]20x90[illegible] Mortgage Co. Washington av, s e cor 183d [illegible]00[illegible]S[illegible]e N07. 4[illegible] 12, 1 year, 6%. July 13, 1907. 11:3050. 55,000
179 [illegible]pty [illegible]a widow. [illegible]
5D[illegible]ard[illegible], No [illegible]Century Investing Co. Nelson av, n w cor Feather-[illegible]elsc[illegible]s, 4½ [illegible]3x59x98.6. P M. July 5, 3 years, 5%. July 12, 1907, [illegible]Inol[illegible] Geo[illegible] 3,881.25
[illegible]3[illegible], n [illegible]same. Featherbed lane, n s, — w Nelson av, 25.3x100 [illegible]as per[illegible]8.5, and being lot 2 map Century Investing Co. P M. July Diehl, [illegible] years, 5%. July 12, 1907. 11:2876. 2,775
Nanberg, Barnet to William Burroughs. Prospect av, w s, 169.8 [illegible]s 166th st, runs w 144.7 x n 38 x e 144.6 to av x s 38 to be-[illegible]ginning. July 12, due July 17, 1910, 5½%. July 18, 1907. 10:2679. 30,000
Same to same. Prospect av, w s, 131.8 s 166th st, runs w 144.6 x n 37.5 x e 144.5 to av x s 37.9 to beginning. July 12, due July 17, 1910, 5½%. July 18, 1907. 10:2679. 30,000
Farrel, Bridget to August Bay. 158th st, s s, 225 w Elton av, 25x98.1, except part for st. July 15, due, &c, as per bond. July 18, 1907. 9:2379. 500
Fritzel, Elizabeth to Jacob Marx. Jackson av, w s, 253.2 n 165th st, 19.8x85. Prior mort $4,300. July 16, 1 year, —%. July 18, 1907. 10:2640. 800
Fink, John to Maria Zelli. Heath av, w s, 665 n e Boston av, old line, 25x93.11x25x92. P M. Prior mort $——. July 16, due Mar 24, 1909, 6%. July 17, 1907. 12:3261. 1,000
Foley, Frank P to Empire Development Co. Randall av, n s, 100 e Tiffany st, 25x100. P M. July 10, 1 year, 5%. July 17, 1907. 10:2767 and 2768. 800
*Fordyce, Wm H J to Isaac L Michael. 176th st, w s, 250 n Gleason av, 50x100. P M. July 16, due, &c, as per bond. July 17, 1907. 1,300
*Friedman, Albert to Alex P Falconer. Hyatt av, w s, lot 20 map No 2 Valentine vs Brady et al for partition of part Hyatt farm near Woodlawn. July 8, 1 year, 6%. July 15, 1907. Withdrawn from record. 1,200
Goodman, Patrick to Patrick Goodman Sr. Lincoln av, w s, 50 s 134th st, 50x100. July 15, 1907, 3 years, 5%. 9:2317. 15,000
Geiszler, Geo M to Aura H Russell. 238th st, s s, 220 e Keppler av, 80x100. P M. July 15, 3 years, 5%. July 16, 1907. 12:3378. 6,000
Gundlach, Ella to Eliz Deistenberg and ano. Topping av, No 1752, e s, 250 n 174th st, 25x95. July 15, 2 years, 6%. July 16, 1907. 11:2799. 2,700
Glauber, Emanuel with Ceres Union, a corpn. Dawson st, n s, 188.3 e Prospect av, 25x110.11x26.11x101. Agreement as to share ownership of mortgage. July 12. July 13, 1907. 10:-2687. nom
Garner, Henry J, of Norwalk, Conn, to Paul F Lahm. Lyman pl, No 1370, e s, 145 s Freeman st, runs e 100 x n 20 x e 23.10 x n 52.2 x w 123.10 to pl, x n 32.2 to beginning. July 12, due July 1, 1908, —%. July 13, 1907. 11:2970. 4,500
*Gillespie, Edwd to Lewis J Conlan. 176th st, w s, 250 n Gleason av, 25x100. P M. June 25, 3 years, 5%. July 12, 1907. 3,000
Gaffney, James C and Mabelle to Rose Reilly. Kelly st, w s, 114.5 n 167th st, 25.8x64.10x27.5x74.8. July 16, 3 years, 5½%. July 17, 1907. 10:2706. 5,000
*Geffe, Ernestine to Andrew Hally and ano. 3d st, n w cor Av D, runs w 205 x n 108 x e 100 x s 25 x e 105 to Av D x s 83 to beginning. P M. July 16, 3 years, 5%. July 17, 1907. 3,800
Gerhards, Victor to TITLE GUARANTEE & TRUST CO. 175th st, No 1133, n s, 97.3 e Mohegan av, 16.11x82.6x16.7x85.7. July 16, due, &c, as per bond. July 17, 1907. 11:2958. 3,500
Same to same. 175th st, No 1131, n s, 80.1 e Mohegan av, 17.1x 85.10x16.10x89.2. July 16, due, &c, as per bond. July 17, 1907. 11:2958. 3,500
Greenberg, Nathan to Albert Robertson gdn of Louis C Robertson. Fulton av, w s, 18.11 s 174th st, 18x86.11x18x87.7. July 17, 1907, 3 years, 5%. 11:2930. 4,000
*Grattarola, John B and Frank Caviglia to Richard O'Hara and ano. Barker av, e s, 175 s Elizabeth st, 25x125, except part for av, Westchester. P M. Prior mort $2,500. July 12, 3 years, 6%. July 15, 1907. 900
*Geller, Constantine to Land Co B of Edenwald. Jefferson av, n s, 25 e Oakes av, 25x100. P M. Jan 14, 1907, 3 years, 5%. July 17, 1907. 300
German Real Estate Co to Anton Strobel. Martha av, No 4337, w s, 65 n 238th st, 20x100. Prior mort $2,750. July 12, 3 years, 6%. July 15, 1907. 12:3387. 1,800
Galiani, Antonio to Mary A Casey. Prospect av, n w s, 150 from west cor 181st st, late John st, runs n w 66 x n e 25 x s e 66 to av x s w 25 to beginning; also lots 115, 119, 120, 328 and 329 may 370 lots McGraw Estate. P M. July 15, 3 years, 5%. July 16, 1907. 11:3096 and *A T. 4,491
*Hagar, Jennie L, of Yonkers, N Y, to Stansbury Hagar. Castle Hill av, n w cor Chatterton av, 180x205, Unionport. All title. June 1, 5 years, 5%. July 15, 1907. note, 359
Halley, Chas V to Wilbur Larremore referee. Boscobel av, e s, 478.6 n Plympton av, 50x108.10x51.7x95. P M. June 18, 2 years, 5%. July 16, 1907. 11:2875. 6,580
Same to Wilbur Larremore referee. Boscobel av, e s, 453.6 n Plympton av, 25x95x25.3x91.3. P M. June 18, 2 years, 5%. July 16, 1907. 11:2875. 3,115
Haskin, John B to Geo W Short. Kingsbridge road, s e cor Davidson av, 120.11x325.4x113.7x289.1. May 1, due Nov 1, 1907, 6%. July 16, 1907. 11:3202. 20,000
Haslup, Emma to Wilbur Larremore referee. Merriam av, w s, 100 s Aqueduct av, runs s 25 x w 42.8 x n w 42.8 to Aqueduct av x n e 25 x s e 25 x e 25 to beginning. P M. July 13, 2 years, 5%. July 16, 1907. 9:2534. 1,190
Same to Wilbur Larremore referee. Merriam av, w s, at intersection s e s Aqueduct av, runs s 100 x w 34 x n w 34 to Aqueduct av x n e 100 to beginning. P M. July 13 ,2 years, 5%. July 16, 1907. 9:2534. 4,112
Halley, Chas V to Wilbur Larremore referee. Undercliff av, e s, 100 s Boscobel pl, 25x125.3x25x123.3. P M. July 13, 2 years, 5%. July 16, 1907. 9:2537. 1,820
Same to Wilbur Larremore referee. Boscobel pl, s e cor Undercliff av, 50x100. P M. July 13, 2 years, 5%. July 16, 1907. 9:2537. 9,800
Haaf, Gottlob to Caroline Volkel. 148th st, No 674, s s, 465 w Brook av, 25x100. July 1, 2 years, 6%. July 13, 1907. 9:2292. 1,000
*Hartnett, Ellen to Jacob Cooper and ano trustees Marum Cooper. Commonwealth av, w s, 287.1 s West Farms road, 25x100. July 12, 1907, 5 years, 5%. 2,500
Hux, Andreas to Richard and Rosa Holl, tenants by the entirety. Prospect av, No 1402, e s, 20.9 n Jennings st, 20.8x68.7x19.9x 74.8. July 12, 1907, due July 1, 1910, 5½%. 11:2963. 5,000
Heine, Joseph to Ida Lewin. Union av, No 587, w s, 225 s 151st, 20x100. P M. July 11, 4 years, 6%. July 12, 1907. 10:2664. 2,000
*Hall, Charles E to Irving Realty Co. Ely av, w s, — s 222d st, and being lot 223 map Bronx terrace, 25x95. P M. July 12, due July 1, 1910, 5%. July 13, 1907. 300
Hahn, August and Josephine, and Esther Elstein with Stephen Duncan. 165th st, No 766, s s, 109.10 w Tinton av, —x—. Subordination agreement. July 10. July 18, 1907. 10:2659. nom
Hauk, Charles to Ella K Murphy. Union av, e s, 100 s Jennings st, runs e 135.8 x n 53.11 x w 115.5 to av x s 50 to beginning. June 15, 3 years, 6%. July 18, 1907. 11:2969. 4,500
Hahn, August to Stephen Duncan. 165th st, s s, 109.10 w Tinton av, 20x142. July 17, 5 years, 5%. July 18, 1907. 10:2659. 6,000
Hoffman, Julius to John Hoffman. 155th st, s s, 150 e Courtlandt av, 25x100. July 1, 5 years, 5%. July 17, 1907. 9:2401. 2,000
Hill, Annie A to Wm H Hottes. Jackson av, No 1116, e s, 198.3 n 166th st, 29x87.6. July 17, 1907, due Jan 17, 1911, 5%. 10:2651. 10,000
Hammond, Laura B to TITLE GUARANTEE & TRUST CO. Washington av, No 1581, w s, abt 100 n Wendover av, 25x150, except part for av. July 16, due, &c, as per bond. July 17, 1907. 11:2904. 4,500
*Ice, Cleopatra to Robt E Gardinor. Chestnut st, w s, 200 n Cornell av, 50x100. July 15, due July 15, 1908, 6%. July 16, 1907. 500
Johnson, Nils V to John F Kaiser. Woodycrest av, w s, 196.7 s 168th st, 25x89.8x25.6x94.8. P M. July 9, 3 years, 5%. July 18, 1907. 9:2515. 1,900
Johnstone, James to Robert W Todd. Decatur av, s s, 138.4 w 205th st, 25x112.6. July 16, 3 years, 5%. July 18, 1907. 12:3353. 5,500
Johnstone, James to Robert W Todd. Decatur av, s s, 113.4 w 205th st, 25x112.6. July 16, 3 years, 5%. July 18, 1907. 12:3353. 5,500
*Kucera, Joseph and Teresa to Eugene Archer. Catherine st, s e s, 150 n 240th st, 50x100, Washingtonville. June 29, due Aug 15, 1907, 6%. July 15, 1907. 360
Kaiser, John F to Wilbur Larremore referee. A 25-ft alley, w s, 123.6 s Depot pl, 50x99.11. June 20, 2 yrs, 5%. July 15, 1907. 9:2540. 1,820
Same to Wilbur Larremore referee. A 25-ft alley, w s, 223.6 s Depot pl, 50x99.11. June 20, 2 years, 5%. July 15, 1907. 9:2540. 1,820
Kaiser, John F to Wilbur Larremore referee. A 25-ft alley, w s, 173.6 s Depot pl, 50x99.11. June 20, 2 yrs, 5%. July 15, 1907. 9:2540. 1,820
Same to Wilbur Larremore referee. Boscobel av, e s, 528.6 n Plympton av, 18x115.4x19.3x108.10. June 21, 2 years, 5%. July 15, 1907. 11:2875. 2,100

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ATLAS
30 BROAD STREET,
'operty
lty
Fifth Ave. and 79th St., Brooklyn, N. Y.
Telephone, 724 Bay Ridge
Branch Office: Bay Ridge Ave., cor. Fort Hamilton Ave.

, s s, 270.6 e Boston road, 2½-sty frame dwelling, peak roof, 19x40; cost, $4,500; Jeremiah Sullivan, Walnut st; o P Crosier, 223d st and White Plains av.—706.

s, 180 e White Plains av, 4-sty brk tenement, 25x70; cost, Mary Vaccaro, 76 E 222d st; ar't, L Howard, 176th st r av.—701.

, e s, 545 s 183d st, 3-sty frame dwelling, 30.10x14.10; 0; Nellie L Vought, 112 W 42d st; ar't, P J Murray, 112 av, No 1375.—698.

Apr 15, 1907 w s, 100 s 164th st, 2½-sty frame dwelling, peak shingle
Levers, Charles ; cost, $7,000; Henry D Holloway, on premises; ar't, cor 141st st, ; 976 Woodycrest av.—699.
15, 5 years, 6 w s, 313 n 194th st, 2-sty brk dwelling, 21x58; cost,
Marpmann, Herm McConaghy, 318 W 21st st; ar't, Chas S Clark, 709 tirety to Fredk 03.
av, 29.6x100. 00 s 172d st, six 3-sty brk tenements, 20x55 each; 10:2550. 0; Davis & Silverman, 1426 2d av; ar'ts, Moore &
McIntyre, Thos J to st and 3d av.—702.
w Macombs road, 2.e s, 100 n Tremont av, 3-sty frame store and 1907. 11:2876. ost, $9,000; Max Lax, Van Nest and Barnes
Marx, Magdalena to Beim, Tremont av and Boston road.—717.
av, w s, 382.8 s 180t 28 s Bush st, 1-sty brk garage, 20x20; cost, July 3, due, &c, as p nan, 493 E 179th st; ar't, Chas Schaefer, Jr,
MUTUAL LIFE INS CO
w s, 75 s 136th st, 192d st, two 2½-sty frame dwellings, peak 9:2263. total cost, $14,000; Thos H Thorn, 2514
Muller, Edward to Leop Serviss, 2514 Webster av.—708.
100 n 170th st, 50x92.4x Tremont av, 1-sty brk storage, 16x18; cost, July 16, 1907. 11:2965. 757 E 173d st; ar't, L F Weiner, 103 E
May, Adam and Annie his
Tinton av, No 1066, e s, 39th st, three 2-sty frame dwellings, 15, installs, 5%. July 16 ; German Realty Co, Emil Herm 35
*Minka, Jacob to Sanitarium his Farm, 2785 3d av.—707.
227th st (13th av), n s, h st, three 3-sty frame dwellings, 22x48 Wakefield. July 13, due as G A Brandt, 12 E 42d st; ar't, Carl P
Marrazzi Construction Co to Nc
st, n s, 300.1 w Morris av, two 2½-sty frame dwellings, peak shingle x s 118.5 to st, x e 99.11 to 00; A Ganzenmulier, 95 W 119th st; per bond. July 13, 1907. 9:24 nt av.—715.
Same to same. Same property. brk factory, 46x88; cost, $12,000; July 12. July 13, 1907. 9:2440. ohn E Scharsmith, 1 Madison
Meyer (Louis) Realty Co to Stephen J
No 111. Certificate as to mortgage for church, 66x164; cost, $50,- 12, 1907. 10:2260. and Tinton av, Rev A
*Minutillo, Luciano to Frank McGarry. Mag St Johns pl.—722.
214th st, 25x100. P M. July 2, installs, 6% storage, 24x 0; cost, Davis, Madison av

*McDermott, Mary to Irving Realty Co. Ely av, e ding, 84.6x80.6; st, 57.3x84.10x102.4, gore, and being lot 216 map Br P M. July 5, 3 years, 5%. July 12, 1907. Farge, 30 E
McCarthy, Frederick and Anna and Theodore M Macy to GUARANTEE & TRUST CO. Faile st, Nos 880 to 902, e s, n Seneca av, 10 lots, each 25x100. 10 morts, each $4,500. Ju 12, due, &c, as per bond. July 18, 1907. 10:2671. 45,0
Murphy, Eusebius D to Carl P Crolly. 139th st, No 601, n s, 181.6 e Alexander av, old line, 25x100, except part taken for 139th st. P M. July 16, 3 years, 6%. July 17, 1907. 9:2302. 5,000
Moritz, Herman H, of Mt Vernon, N Y, to Wm D Peck. Andrews av, w s, 375.10 n 183d st, 74.2x125. P M. June 10, due June 29, 1909, 6%. July 12, 1907. 11:3225. 6,000
Mulligan, Martha to Anna M Phelps. Shakespeare av, e s, 787 s Featherbed lane, 75.2x103.11x75x106.7. July 16, 5 years, 5½%. July 17, 1907. 11:2872. 12,000
Menkhoff, Marie to Nathan Brender. St Ann's av, No 595, w s, 180.4 s Westchester av, 27x111.5x29.9x124. P M. Prior mort $17,000. July 15, 3 years, 6%. July 17, 1907. 9:2276. 7,500
Muhlfeld, Frank J to Thomas F O'Rourke. 175th st, s s, 91.3 e Prospect av, 25x144. Prior morts $4,000. July 16, 3 years, 6%. July 17, 1907. 11:2952. 2,400
Manhattan Mortgage Co to HARLEM SAVINGS BANK. Simpson st, w s, 241.3 n Westchester av, 43.9x100. Subordination mort. July 15. July 17, 1907. 10:2726. nom
N Y State Realty and Terminal Co to Kingsbridge Real Estate Co. Plot begins at s w cor of land conveyed to N Y C & H R R R Co by John O Baker said point of beginning being in division line between land of party of first part and lands now or formerly of C S M Barlow distant 38 from c l of original location of Spuyten Duyvil and Port Morris R R, runs w — to U S Pier and bulkhead line of Harlem River (ship canal), x n — to Harlem River, x n e — x s — to beginning, except part for 192d st, all title to lands under water Harlem River and Spuyten Duyvil Creek adj above except 190th st, n s, 120 w from w s of right of way of N Y Central & Hudson River R R, runs n 18 x w 117 to U S Pier and bulkhead line, x s 25 x e 237 x n 7 to st, x w 120 to beginning. July 12, 3 years, 5%. July 13, 1907. 11:3244 and 3245. 200,000
Northwestern Realty Co with John Wynne. 140th st, n s, 300 e St Anns av, 200x95. Assignment of agreement as to mortgage recorded Jan 16, 1906, together with all title, &c, to 5 morts, recorded June 27, 1905. July 17, 1907. 10:2552. nom
Norwood Hill Realty Co to Sidney R Lash. Keppler av, e s, 64 n 237th st, 24x100. Prior morts $4,700. Feb 8, 1907, due Aug 8, 1907, 6%. July 18, 1907. 12:3378. 1,000
Orently, Abraham and Sinai Shapiro with LAWYERS TITLE INS & TRUST CO. Union av, Nos 1164 and 1166, e s, 43 n Home st, 50x95x irreg x61.7. Subordination agreement. July 10. July 15, 1907. 10:2681. nom
O'Donnell, Geo to Wilbur F O'Donnel. Lorillard pl, e s, 91.5 s 187th st, 16.8x100. Prior mort $3,000. July 1, 1 year, 6%. July 13, 1907. 11:3054. 1,000
O'Connor, Edward to Margt Dunne. Hoe av, e s, 225 s Freeman st, 25x100. P M. Prior mort $10,000. July 11, due, &c, as per bond. July 12, 1907. 11:2986. 5,000
Same to James C McCarthy. Same property. P M. Prior mort $9,000. July 11, due, &c, as per bond. July 12, 1907. 11:2986. 1,000
*O'Hearn, James to Marcus Nathan. Parker av, s w s, 150 s e Lyon av, 25x130. P M. July 11, 3 years, 6%. July 12, 1907. 1,000
Orently, Abraham to LAWYERS TITLE INS AND TRUST CO. Union av, e s, 43 n Home st, runs e 61.7 x n 31.6 x s — x n e 47.1 x n w 95.2 to av, x s 50 to beginning. July 12, 3 years, 5½%. July 13, 1907. 10:2681. 30,000

Kaiser, John F to Wilbur Larremore referee. 167th st, n s, 100 w Sedgwick av, 125x190x124.11x194. June 20, 2 years, 5%. July 15, 1907. 9:2540. 8,120
Same to Wilbur Larremore referee. Commerce av, e s, 104.3 n 171st st, 44x192 to Sedgwick av x21.3x190; Commerce av, w s, and being lot 2 parcel 32 map subdivision estate Wm B Ogden at Highbridge, filed May 24, 1907. June 21, 2 years, 5%. July 15, 1907. 9:2542. 3,500
Kaiser, John F to Wilbur Larremore referee. Boscobel av, e s, 428.6 n Plympton av, 25x91.3x25.3x87. June 20, 2 years, 5%. July 15, 1907. 11:2875. 3,185
Same to Wilbur Larremore referee. Boscobel av, e s, 353.6 n Plympton av, 50x82.7x50.6x74.1. June 20, 2 years, 5%. July 15, 1907. 11:2875. 5,670
Kaiser, John F to Wilbur Larremore referee. Sedgwick av, e s, 625.8 n Undercliff av, 50x100. June 21, 2 years, 5%. July 15, 1907. 9:2538. 3,430
Kaiser, John F to Wilbur Larremore referee. Sedgwick av, e s, 25 n of the Park and being lot 51 parcel 35 estate Wm B Ogden at Highbridge, 25x140. June 20, 2 yrs, 5%. July 15, 1907. 11:2880. 1,137
Same to Wilbur Larremore referee. Sedgwick av, e s, adj n s of the Park and being lot 52 parcel 35 Ogden estate, 25x140x46x 141.6. June 20, 2 years, 5%. July 15, 1907. 11:2880. 2,100
Knauf, Bertha and HAMILTON BANK of N Y City with Wm H Bunce. College av, e s, 643.11 s 170th st ,16.8x100; College av, e s, 659.10 s 170th st, 16.8x100; College av, e s, 676.6 s 170th st, 16.8x100. Subordination mort. July 11. July 13, 1907. 11:2783-2785. nom
Same with Edw R Rollins. College av, e s, 693.1 s 170th st, 16.8x100. Subordination mort. July 10. July 13, 1907. 11:-2783, 2785. nom
Knauf, Bertha to Addie H Challoner. College av, e s, 309.10 s 170th st, 3 lots, together in size 50x100. 3 morts, each $3,-000. July 11, 3 years, 5%. July 12, 1907. 11:2783 and 2785. 9,000
Same and HAMILTON BANK of N Y City with sam.e Same property. Subordination agreement. July 11. July 12, 1907. 11:-2783 and 2785. nom
Knauf, Bertha to Bronx Investment Co. College av, e s, 376.6 s 170th st, 16.8x100. July 11, 3 years, 5%. July 12, 1907. 11:-2783 and 2785. 3,000
Same and HAMILTON BANK of N Y City with same. Same property. Subordination agreement. July 11. July 12, 1907. 11:2783 and 2785. nom
Knauf, Bertha to Isabella G Francis. College av, e s, 359.10 s 170th st, 16.8x100. July 11, 3 years, 5%. July 12, 1907. 11:-2783 and 2785. 3,000
Same and HAMILTON BANK with same. Same property. Subordination agreement. July 11. July 12, 1907. 11:2783 and 2785. nom
Knauf, Bertha to Fanning C T Beck. College av, e s, 209.10 s 170th st, 16.9x100. July 12, 3 years, 5%. July 13, 1907. 11:-2783 and 2785. 3,000
Same to same. College av, e s, 459.10 s 170th st, 16.8x100. July 12, 3 years, 5%. July 13, 1907. 11:2783 and 2785. 3,500
Same to Geo R Satterlee guardian Agnes G Bertieri. College av, e s, 476.6 s 170th st, 2 lots, each 16.8x100. Two morts, each $3,500. July 12, 3 years, 5%. July 13, 1907. 11:2783 and 2785. 7,000
Same and HAMILTON BANK with same. Same property. Two subordination agreements. July 10. July 13, 1907. 11:2783 and 2785. nom
Same with Fanning C T Beck. College av, e s, 209.10 s 170th st, 16.8x100. Subordination mort. July 10. July 13, 1907. 11:-2783 and 2785. nom
Same with same. College av, e s, 459.10 s 170th st, 16.8x100. Subordination agreement. July 10. July 13, 1907. 11:2783 and 2785. nom
Knauf, Bertha to Wm H Bunce. College av, e s, 219.4 n 169th st, 3 lots, each 16.8x100. Three morts, each $3,500. July 12, due, &c, as per bond. July 13, 1907. 11:2783 and 2785. 10,500
Knauf, Bertha to Edw R Rollins. College av, e s, 202.8 n 169th st, 16.8x100. July 12, due, &c, as per bond. July 13, 1907. 11:2783 and 2785. 3,500
Keil, Richard to Thos P Howley. Ryer av, w s, 203 n 181st st, mort reads part lot 199 map Prospect Hill estate at Fordham, begins at n s lot 200 and runs w 120.9 to point 148.6 e Av C x n 50 x e 125 x s 50.2 to beginning, except part for Ryer av. Prior mort $10,500. July 11, 1 year, 6%. July 17, 1907. 11:3157. 9,750
Keil, Richard to TITLE GUARANTEE AND TRUST CO. Ryer av, w s, 203 n 181st st, mort reads plot begins at corner formed by n s lot 200 and land Peter Valentine, runs w 120.9 to point 148.6 e Av C, x n 50 x e 125 to land Peter Valentine, x s 50.2 to beginning, being part lot 199 map Prospect Hill Estate at Fordham, except part for Ryer av. Building loan. July 11, demand, 6%. July 12, 1907. 11:3157. 10,500
*Kingsley, Geo H to Irving Realty Co. Ely av, w s, — s 222d st, and being lot 229 map Bronx terrace, 56.11x—x29.3x95. P M. July 5, 3 years, 5%. July 12, 1907. 300
Kreutzer, Mollie and Jacob Eill to Jonas Weil and ano. 186th st, n e s, 154 w Washington av, 50x100. P M. Prior mort $4,500. July 10, 3 years, 6%. July 12, 1907. 11:3040. 2,000
*Kingston, Annie F to Susan V Edwards. Cottage Grove av, e s, 225 n McGraw av, 25x125. P M. July 17, 2 years, 5½%. July 18, 1907. 600
Kleiner, John to Jessie Nicholas. Jackson av, No 998, e s, 144.9 s 165th st, 20.6x84.1. P M. July 16, due, &c, as per bond. July 17, 1907. 10:2649. 3,000
*Lynch, John to John Bussing, Jr. 223d st, n s, 330 e 4th av, 75x114, Wakefield. July 12, 6 years, 6%. July 13, 1907. 3,000
Lindsay, Wm H to Economy Real Property Co. Lind av, n e cor 169th st, 213.3x100x181.7x104.9. P M. Prior morts $3,352. June 7, 2 years, 6%. July 15, 1907. 9:2532. 1,493
Lasar, Emanu
Levers, Charles

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...OLIDATED GAS COMPANY OF NEW YORK

...100 w ...12, 1907. 357

...ticello av, ...ars, 5½%. 430

...mort $430. 100

...Harris a...feree. Bos... x w 48.2 x n ...July 13, 1907. 18,760

...and ano trustees ...25x108.1, Union... 138.4 3,500

...and ano trustees ...25x108.1, Union... 3,500

...Prior F Minor. Eagle av, ...7:18... 1x90.4. Prior mort ...:2617. 2,000

...14th st, late Av A, ...Village Jerome. July ...July 1... 4,500

...BANK ...ock av, w s, 100 n ...ard, 40... Barretto st and 41.6 ...x e 58.6. P M. Prior ...July 17, 1907. 10:2735. 1,300

...200 r&... 12:... ren st, e s, 125 n Col... ...Construction ...3 years, 5½%. July 15, ...nd Pro... to Irving Realty Co. Grace ...170th ...11:2966 ...TITLE IN... P M. July 15, 3 years, ...100.

...CO of N Y. 137th st, No 410, s s, ...July 12, 5 years, 4½ . July 13, ...12, ...with P Chauncey Anderson. 139th st, s s, ...37.6x100. Subordination mort. June 26. ...Albert Riese. Norwood av, late Decatur av, ...same. ...25th st, 25x112.5. July 12, 3 years, 5%. July ...12:3353. 5,500

...Norwood av, late Decatur av, e s, 338.4 s 205th ...July 12, 3 years, 5%. July 13, 1907. 12:3353. 6,000

...to HARLEM SAVINGS BANK. Walton av, w s, ...n 138th st, 83.11x89.2x65.7x89.6. July 12, 1907, due, &c, ...as per bond. 9:2344. 35,000

*Rieper, Frederick to Isabella Sprunt. Morris Park av, s s, 122 w Bronxdale av, 25x100. July 10, 3 years, 6%. July 12, 1907. 1,500

Redmond (Michael) Construction Co to City Mortgage Co. Bathgate av, s w cor 176th st, 110.5x114.5x110x114.5. Prior mort $80,000. July 11, demand, 6%. July 12, 1907. 11:2917. 10,000

Same to same. Certificate as to above mort. July 11. July 12, 1907. 11:2917.

Richman, Wolf to Chas H Holt trustee Leopold Friedman. Jennings st, No 799, old No 1057, n s, abt 175 e Prospect av, 25x100x31.9x100.3. Prior mort $4,500. July 11, 5 years, 5½%. July 12, 1907. 11:2963. 7,000

*Reiter, Ray to Bronxdale Realty Co. Troy av, w s, and being lots 491 and 492 map western portion Benson estate, Throggs Neck. July 9, 2 years, 5½%. July 18, 1907. 270

Robbin, Frederick to Mary Brewer. Elsmere pl, n s, 350 w Marmion av, 25x100. P M. July 16, 1 year, 5%. July 18, 1907. 11:2956. 3,000

Runge, Alex F to Mary A D Lange. 164th st, No 859, n s, 95 e Prospect av, 20x74.7. July 16, 3 years, 5%. July 18, 1907. 10:2630. 7,000

Raubicheck, Chas W to John P Friedhoff. Union av, e s, 100 n 166th st, 100x100. July 15, 1 year, 6%. July 18, 1907. 10:2680. 2,000

Riedel, Max R to TITLE GUARANTEE & TRUST CO. Simpson st, e s, 172.11 n Home st, 25x100. July 15, due, &c, as per bond. July 17, 1907. 11:2975. 5,000

*Rotando, John to Cath C Hill. White Plains road, e s, lot 4 map 93 lots South Mt Vernon, 25x128x25x130, s s, except part taken for White Plains road. July 10, due June 10, 1910, 6%. July 17, 1907. 5,000

*Rotando, John to Catharine C Hill. White Plains road, e s, lot 5 map 93 lots South Mt Vernon, 25x126.6x25x128.3, s s, except part taken for White Plains road. July 10, due June 1, 1910, 6%. July 17, 1907. 5,000

*Shatzkin (A) & Sons, Inc, to Arthur J Mace and ano exrs Malinda G Mace. 216th st, late 2d st, n s, 175 w Ash av, 25x109, Laconia Park. P M. May 15, 3 years, 6%. July 15, 1907. 350

*Schiel, Edw A to Diedrich Fedden. Av C, n e cor 12th st, 53x105, Unionport. July 15, 1907, 3 years, 5½%. 9,000

Sotscheck, Carl to BROADWAY SAVINGS INSTN of City N Y. Jackson av, No 675, w s, 62.8 n Westchester av, 41x107.1x40.3x107.7. All title to strip adj above on south. July 15, 1907, 1 year, 5 ... 10:2635. 35,000

Stern, Louis to Manhattan Mortgage Co. Simpson st, w s, 110 n Westchester av, 43.9x100; Simpson st, w s, 197.6 n Westchester av, 87.6x100. July 11, 1 year, 6%. July 13, 1907. 10:2726. 10,000

Stern, Louis and Lola to Mount Sinai Hospital. Simpson st, w s, 110 n Westchester av, 2 lots, each 43.9x100. Two morts, each $27,000. July 11, 3 years, 5½%. July 12, 1907. 10:2726. 54,000

*Schmidt, Wm C and Fredk, Edw J, John and Margt S Seeman and Louise S Hessmer to Lina Koch. 7th st, s s, 305 w Av D, 100x216 to 6th st, Unionport. June 3, 3 years, 6%. July 12, 1907. 1,500

Sauer, Ludwig to Martin McMahon. 168th st, s s, 148.5 e Tinton av, 25x100. P M. Prior mort $3,500. July 11, 3 years, 5½%. July 12, 1907. 10:2672. 2,600

*Salvo, Gaspare to A Shatzkin & Sons (Inc). Beech av, n s, 526.2 e Elm st, 25x100. P M. July 10, due April 1, 1908, 6%. July 13, 1907. 100

Saft, Henriette to Frank J Muhfeld (should be Muhlfeld). Dawson st, No 777, on map No 1117, n w s, 225 s w Longwood av, 25x100. July 16, 1907, 4 years, 6%. 10:2695. 5,000

Schmidt, Joseph J to James E and Eliz F Gaffney. Anthony av, e s, 243 s Burnside av, runs s e 127.11 x again s e 25 x s 10.11 x n w 145.4 to av x n 25 to beginning. July 2, 1 year, 5%. July 18, 1907. 11:2814. 1,500

Sofka, Nicholas J to John J Haas. 152d st, No 985, n s, 60 w Union av, 20x80. P M. Prior mort $3,000. July 15, 1 year, 6%. July 16, 1907. 10:2665. 500

*Schneider, John to Fred Judge. Watson av, s s, 229.9 e Olmstead av, 24.11x108. P M. July 15, 3 years, 6%. July 16, 1907. 1,300

*Schaaf, Bertha M to Fidelity Development Co. Bogart av, w s, 600 s Neil av, 50x100. P M. June 28, due, &c, as per bond. July 15, 1907. 2,600

Smith, Alice A, wife Wm E to Thos Snell et al. Plot begins e s plot 7 map (No 965) of lands Alfred J Taylor et al, which point is the s e cor of land of party 1st part, runs w 160.1 x s 37.1 x e 155.8 x again e 4.11 x n 35 to beginning, being included therein a part of Loring pl, except part conveyed by party 1st part to Wm E Smith, July 13, 1889. May 27, 2 yrs, 5%. July 16, 1907. 11:3224. 6,500

*Stolz, Ferdinand to Edgewater Realty Co. La Salle av, s s, 669 e Fort Schuyler road, 50x101.2. P M. July 2, 3 years, 5%. July 5, 1907. Corrects error in last issue when distance from Fort Schuyler road was 644. 1,078

Stern, Louis to HARLEM SAVINGS BANK. Simpson st, Nos 1057 and 1059, on map No 1039, w s, 197.6 n Westchester av, 43.9x100. July 15, 3 years, 5½%. July 17, 1907. 10:2726. 28,000

Scheberg, Rose with Minnie L Riley. 140th st, s s, 430.9 e Alexander av, 25x100. Extension mort. July 8. July 16, 1907. 9:2502. nom

Scheuer, Louis to Solomon Dancuberg. 185th st, s s, 100 e Park av, 16.8x100. Prior mort $2,500. May 25, 1 year, 6%. July 17, 1907. 11:3039. 600

Schaeffer, Theresa to Hyacinth A Sutphen. 187th st, s s, 83 e Tiebout av, 40.6x50, right of way through alley on west. P M. June 24, 3 years, 5%. July 13, 1907. 11:3022. 7,000

Simmonds, Hibbert C to Central Mortgage Co. Katonah av, s w cor 238th st, 100x85. P M. July 17, 1907, demand, 6%. 12:3378. 3,800

*Stein, Hugo to Land Co C of Edenwald. Wright av, e s, 100 n Nelson av, 50x110.9 to Pratt av x56.2x85.2. P M. July 16, 3 years, 5½%. July 17, 1907. 600

*Schlenker, Elizabeth to East Borough Impt Co. Plot begins 690 e White Plains road at point 1,025 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. July 1, installs, 6%. July 17, 1907. 1,200

Thomas, Annie E to GERMAN SAVINGS BANK in City N Y. Ogden av, e s, 275 s 162d st, 50x115. July 15, 1907, 3 years, 5%. 10:2511. 40,000

*Trainor, Francis to Doretha Sexauer extrx Frederick Sexauer. Balcom av, e s, 125 n Latting st, 3 lots, each 25x100, Westchester. 3 morts, each $1,500. July 16, due July 1, 1910, 6%. July 17, 1907. 4,500

Tait, Peter to Louis J Zimmermann and ano. Prospect av, w s, — s 187th st and being lot 149 map Belmont Village, 100x95. July 11, 1 year, 6%. July 12, 1907. 11:3102. 6,800

Von der Linden, Edw H to Herman Lieske. Decatur av, w s, 51 s 201st st, 39x110. July 13, 1 year, —%. July 18, 1907. 12:3285. 1,000

Vingiprova, Josephine to Estelle L Biggart. Sedgwick av, No 1733, w s, abt 165 n 176th st, and 600 s w from stone monument at n e cor land conveyed by Lewis G Morris to Wells Sponable, runs s w 25 x n w 100 x n e 25 x s e 100 to beginning. P M. Prior mort $2,700. July 16, due as per bond. July 18, 1907. 11:2882. 1,000

*Visco, Eugene to John B Dosso and ano. Wright st, e s, 175 s 187th st, 25x100. Prior mort $3,000. July 15, 3 years, 5%. July 16, 1907. 1,300

Wiener, Louis, Davis and Harry Palevitz and Joseph Hyman to Manhattan Mortgage Co. Union av, Nos 1168 and 1170, e s, 93 n Home st. Subordination mort. July 12. July 17, 1907. 10:2681. nom

Wiener, Louis, Davis and Harry Palevitz and Abraham Orently and Joseph Hyman to LAWYERS TITLE INS & TRUST CO. Union av, Nos 1168 and 1170, e s, 93 n Home st, —x—. Subordination agreement. July 12. July 17, 1907. 10:2679. nom

Wiener, Louis and Davis and Harry Palevitz to Manhattan Mortgage Co. Union av, Nos 1168 and 1170, e s, 93 n Home st, 50.7x95.2x48.1x95.2. July 11, due July 20, 1907, 6%. July 17, 1907. 10:2681. 2,500

Wasserman, Jos A to Century Investing Co. Featherbed lane, n s, 233.7 e Nelson av, 50x100. P M. July 5, 5 years, 5%. July 15, 1907. 11:2876. 3,925

Same to same. Aqueduct av, e s, 575 n proposed new st, 50x93.6x50x95. P M. July 5, 5 years, 5%. July 15, 1907. 11:2876. 4,800

Same to same. 175th st, s s, 25 e Nelson av, 50x100. P M. July 5, 5 years, 5%. July 15, 1907. 11:2876. 3,975

Same to same. Macombs road, w s, 31.7 s 175th st, 31.7x107.9x25 x127.3. P M. July 5, 5 years, 5%. July 15, 1907. 11:2876. 1,875

Same to same. Nelson av, e s, 310 n 175th st, 50x120.11x52.6x 97.4. P M. July 5, 5 years, 5%. July 15, 1907. 11:2876. 2,850

Weil, Leopoldina, of Yonkers, N Y, to same. Nelson av, w s, 121 n Featherbed lane, 25x125. P M. July 5, 5 years, 5%. July 15, 1907. 11:2876. 1,775

Weber, Anna M to Margaret Schmitt. 13th st, s s, lot 333 map Unionport, begins at w s lot 334, runs s 108 x w 50 x n 108 to st x e 50 to beginning. July 15, due, &c, as per bond. July 16, 1907. 6,300

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Wiener, Louis and Davis and Harry Palevitz to LAWYERS TITLE INS AND TRUST CO. Union av, Nos 1168 and 1170, e s, 93 n Home st, runs e 95.2 x n e 48.1 x n w 95.2 x s 50.8 to beginning. July 12, 3 years, 5½%. July 13, 1907. 10:2681. 30,000

*Wittkhmann, Fredk W to Truman A Jewell. Fordham av, s s 30 e 20-ft road, 25x100, being lot 9 map Levinia E Bell at City Island. July 2, installs, 6 ;. July 15, 1907. 2,000

Wolf, Israel I and Lena Brody with Louis Stern. Simpson st, w s, 119 n Westchester av, 43.9x100; Simpson st, w s, 153.9 n Westchester av, 43.9x100; Simpson st, w s, 197.6 n Westchester av, 43.9x100; Simpson st, w s, 241.3 n Westchester av, 43.9x100. Subordination agreement. July 3. July 12, 1907. 10:-2726. nom

Yeagher, Elizabeth with Henriette White. Kelly or 152d st, n s, 50 w Wales av, 25x72.4x28.11x86.11. Extension mort. June 19. July 17, 1907. 10:2644. nom

Yaeger, Fredk W to Diedrich Strunck. Topping av, No 1744, e s, 150 n 174th st, 25x95. P M. Prior mort $5,000. July 11, due, &c, as per bond. July 12, 1907. 11:2799. 2,000

## PROJECTED BUILDINGS

**The first name is that of the owner; ar't stands for architect; m'n for mason, cr for carpenter, and br for builder.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Elizabeth st, Nos 260-266, five 1-sty brk and stone outhouses, 13.6 x8.4; total cost, $4,000; Geo J Kenny, 80 East Houston st; ar'ts, B W Berger & Son, 121 Bible House.—544.

Sheriff st, No 83, 1-sty brk and stone outhouse, 3.10x6.8; cost, $200; L Strumpf, 45 Attorney st; ar't, O Reissmann, 30 1st st.—553.

Walker, n w cor Lafayette st, 8-sty brk and stone loft building, 48x82.7, tar and gravel roof; cost, $150,000; Chas Laue, 38 Fulton st; ar't, Thos W Lamb, 224 5th av.—555.

1st st, No 56, 6-sty brk and stone store and tenement, 20.4x87; cost, $30,000; Rockmore & Kramer, 35 Nassau st; ar't, Geo Fred Pelham, 503 5th av.—542.

7th st, No 120, 1-sty brk and stone outhouse, 6.8x16.2; cost, $900; Chas C Schaefer, 120 7th st; ar't, Frank Housle, 81 E 125th st.—552.

12th st, No 413 E, 6-sty brk and stone tenement, 24.4x89.7, asbestos (Manville) roof; cost, $25,000; G De Bellis, 407 E 12th st; ar'ts, Briganti & Steeneken, 205 E 17th st.—543.

#### BETWEEN 14TH AND 59TH STREETS.

Depew pl, n w cor 42d st, 1-sty frame temporary baggage room, 29x 20; cost, $350; New York Central & Hudson R R Co, Grand Central Station; ar't, W L Morse, 335 Madison av.—550.

#### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

92d st, s s, 224.8½ e Columbus av, 4-sty brk and stone dwelling, 22x54; cost, $35,000; Joseph M Brody, 132 Nassau st; ar'ts, Schwartz & Gross, 35 W 21st st.—540.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

65th st, Nos 47 and 49 E, 7-sty brk and stone dwelling, 35x77.9, tile and tar and gravel roof; cost, $125,000; Mrs. James Roosevelt, 200 Madison av; ar't, Chas A Platt, 11 E 24th st.—551.

Park av, No 863, 12-sty brk and stone apartment house, 51.2x90, tar and gravel roof; cost, $350,000; 863 Park av, a corporation, P McL Merrill, 259 5th av, secretary; ar'ts, Pollard & Steinam, & Steinam, 234 5th av.—547.

#### NORTH OF 125TH STREET.

Manhattan st, s s, 156 w Broadway, two 6-sty brk and stone stores and tenements, 48.3x94.4; total cost, $110,000; Louis Meryash, 73 W 118th st; ar't, J C Cocker, 103 East 125th st.—546.

156th st, north side, 87 w Amsterdam av, 6-sty brk and stone tenement, 38x86.11; cost, $45,000; Abraham Silverson, 391 Central Park West; ar't, Geo Fred Pelham, 503 5th av.—549.

Broadway, n w cor 140th st, 6-sty brk and stone tenement, 99.11x77 and 81; cost, $150,000; City Real Estate Co, 176 Broadway; ar'ts, Neville & Bagge, 217 W 125th st.—548.

Broadway, s w cor 141st st, 6-sty brk and stone tenement, 99.11x77 and 81.2; cost, $150,000; City Real Estate Co, 176 Broadway; ar'ts, Neville & Bagge, 217 W 125th st.—554.

Riverside Drive, n e cor 134th st, 6-sty brk and stone apartment house, 40.4x166.10 and 33x199; cost, $250,000; Hensle Construction Co, 302 W 120th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—545.

10th av, s e cor 207th st, four 2-sty brk and stone stores and dwellings, 25x45; total cost, $20,000; E Osborne Smith, 162d and Jerome av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—541.

### BOROUGH OF THE BRONX.

Chisholm st, s s, 158 w Intervale av, 2-sty frame stable, 27x25; cost, $800; John Ireland, 1235 Intervale av; ar't, Niels Toelberg, Boston road and Prospect av.—704.

Echo pl, s s, 200 w Anthony av, 2½-sty frame dwelling, peak shingle roof, 24x34; cost, $3,000; Adolph Le Moult, 1020 Anthony av; ar'ts, Lambert & Eagles, 99 Nassau st.—710.

Green lane, w s, 25 s Lyon av, 1-sty frame shop, 10x16; cost, $700; Norbert Robillard, on premises; ar't, B Ebeling, West Farms road.—712.

Kelly st, e s, 299.14 n 167th st, 3-sty brk tenement, 20x54; cost, $6,500; J C Korth, 1139 Tiffany st; ar't, Chas Schaefer, Jr, 1 Madison av.—713.

139th st, n s, 13 w Walnut av, 1-sty frame shed, 10.6x13; cost, $500; Central Union Gas Co, 138th st and Locust av; ar't, E L Spencer, 138th st and Locust av.—705.

154th st, n s, 99.6 w Melrose av, 1-sty frame stable, 10x14; cost, $150; Rosa Rice, 389 E 154th st; ar't, M J Garvin, 3307 3d av. —721.

170th st, s s, 125 e College av, 2-sty frame dwelling, 22x64; cost, $6,000; Henry & Maria Renweisen, 328 Park av; ar't, Gustav Schwarz, 554 E 158th st.—714

213th st, s s, 156.6 w 4th av, 2-sty brk dwelling, 22½x28; cost, $2,500; Saffaele Cossa, 33 Jerome st; ar't, L Howard, 176th st and Carter av.—716.

222d st, s s, 270.6 e Boston road, 2½-sty frame dwelling, peak shingle roof, 19x40; cost, $4,500; Jeremiah Sullivan, Walnut st; ar't, Geo P Crosier, 223d st and White Plains av.—706.

223d st, n s, 180 e White Plains av, 4-sty brk tenement, 25x70; cost, $13,000; Mary Vaccaro, 76 E 222d st; ar't, L Howard, 176th st and Carter av.—701.

Andrews av, e s, 545 s 183d st, 3-sty frame dwelling, 30.10x44.10; cost, $8,000; Nellie L Vought, 112 W 42d st; ar't, P J Murray, 112 W 42d st.—698.

Anderson av, w s, 100 s 164th st, 2½-sty frame dwelling, peak shingle roof, 21x59.6; cost, $7,000; Henry D Holloway, on premises; ar't, J J Campbell, 976 Woodycrest av.—699.

Bainbridge av, w s, 313 n 194th st, 2-sty brk dwelling, 21x58; cost, $7,000; J T McConaghy, 318 W 21st st; ar't, Chas S Clark, 709 Tremont av.—703.

Bryant av, w s, 100 s 172d st, six 3-sty brk tenements, 20x55 each; total cost, $60,000; Davis & Silverman, 1426 2d av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—702.

Commonwealth av, e s, 100 n Tremont av, 3-sty frame store and dwelling, 22x54; cost, $9,000; Max Lax, Van Nest and Barnes avs; ar't, H Nordheim, Tremont av and Boston road.—717.

Grand Concourse, w s, 28 s Bush st, 1-sty brk garage, 20x20; cost, $200; Ernest Wenigman, 493 E 179th st; ar't, Chas Schaefer, Jr, 1 Madison av.—718.

Grand av, w s, 150 n 192d st, two 2½-sty frame dwellings, peak shingle roof, 26x38; total cost, $14,000; Thos H Thorn, 2514 Webster av; ar't, J R Serviss, 2514 Webster av.—708.

Harrison av, w s, 500 n Tremont av, 1-sty brk storage, 16x18; cost, $150; Theo H McKish, 757 E 173d st; ar't, L F Weiner, 103 E 125th st.—720.

Martha av, w s, 27.11 s 239th st, three 2-sty frame dwellings, [illegible] each; total cost, $18,000; German Realty Co, Emil Herm[illegible]d Willis av, pres; ar't, Louis Falk, 2785 3d av.—707.

Nelson av, e s, 135 n 175th st, three 3-sty frame dwellings, 22x48 each; total cost, $21,000; G A Brandt, 12 E 42d st; ar't, Carl P Johnson, 8 E 42d st.—711.

Perry av, e s, 96 s 201st st, two 2½-sty frame dwellings, peak shingle roof, 21x54; total cost, $14,000; A Ganzenmuller, 95 W 119th st; ar't, Chas S Clark, 709 Tremont av.—715.

Robbins av, n e cor 142d st, 2-sty brk factory, 46x88; cost, $12,000; John Jordis, 424 E 110th st; ar't, John E Scharsmith, 1 Madison av.—709.

Tinton av, w s, 125 n Kelly st, 1-sty brk church, 66x164; cost, $50,000; St Anseline Congregation, 152d st and Tinton av, Rev A Eilbrook; ar't, Anton Knoster, 215th st and St Johns pl.—722.

Webster av, e s, 100 n 197th st, 2-sty frame storage, 24x30; cost, $1,400; N Y C & H R R R Co; ar't, John S Davis, Madison av and 43d st.—719.

Bronx Park Zoological Park, 2-sty brk public building, 84.6x80.6; cost, $80,000; City of New York; ar'ts, Heins & La Farge, 30 E 21st st.—709.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Cherry st, No 146, toilets, windows, partitions, to two 5-sty brk and stone tenements; cost, $4,000; Mrs M Geraghty, 26 W 96th st; ar't, J J Mitchell Jr, 170 West Broadway.—1992.

Cherry st, No 430, toilets, partitions, windows, to two 4-sty brk and stone tenements; cost, $3,000; M Gorman, Popham av, Bronx; ar't, O Reissmann, 30 1st st.—1998.

Cherry st, Nos 320-322, partitions, toilets, tank, windows, to two 5-sty brk and stone store and tenements; cost, $5,000; J Haebach, 164 Westminster road, Brooklyn; ar't, Otto L Spannhake, 233 E 78th st.—2025.

Columbia st, No 118, chimneys, partitions, steel beams, to 3-sty brk and stone store and dwelling; cost, $3,000; M Kerber, 119 Broome st; ar't, O Reissmann, 30 1st st.—2007.

Depew pl, n w cor 42d st, build frame annex to 3-sty brk and stone station; cost, $100; New York Central & H R R Co, Grand Central Station; ar't, W L Morse, 335 Madison av; b'r, John Peirce Co, West st Bldg.—2014.

Front st, No 72, alter rear walls, to 5-sty brk and stone loft; cost, $250; John L Riker, 19 W 57th st; ar't, Richard Simmons, 52 Gansevoort st; mason, Thos F Maguire, 88 Greenwich st; carpenter, I C Hoes Sons, 88 Greenwich st.—1957.

Lewis st, No 109, toilets, partitions, windows, to two 5-sty brk and stone tenements; cost, $3,000; J Weiser, 188 2d st; ar't, O Reissmann, 30 1st st.—2000.

Madison st, No 151, partitions, show windows, to 5-sty brk and stone tenement; cost, $1,500; S Kahn, core Broome st and Bowery; ar't, O Reissmann, 30 1st st.—2008.

Pell st, No 8, skylights, windows, to 4-sty brk and stone tenement; cost, $1,000; estate of Hyman Schnitzer, 135 Broadway; ar't, Otto L Spannhake, 233 E 78th st.—1994.

Perry st, No 95, partitions, toilets, new area to 5-sty brk and stone tenement; cost, $1,500; Mrs Emilie Falkenstein, 335 W 58th st; ar't, Henry Regelmann, 133 7th st.—1960.

Pitt st, No 55, toilets, partitions, windows, to two 3 and 4-sty brk and stone tenement; cost, $500; John Pirung, 324 Washington st; ar't, Harry Zlot, 230 Grand st.—1995.

Prince st, s w cor Elizabeth st, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $1,000; Chas H Wessells, 207 W 131st st; ar't, G Thompson, 23 E 8th st—1952.

Rivington st, No 188, air shaft, partitions, windows, tank to 5-sty brk and stone tenement; cost, $3,000; Mary Meehan, 491 Grand st; ar't, O Reissmann, 30 1st st.—1966.

Sheriff st, No 83, air shaft, partitions, windows, tank, to 5-sty brk and stone tenement; cost, $4,000; L Strumpf, 45 Attorney st; ar't, O Reissmann, 30 1st st.—2019.

Suffolk st, Nos 175-177, windows, partitions, plumbing to 5-sty brk and stone store and tenement; cost, $5,000; W Kronethal, 59 Liberty st; ar'ts, Schwartz & Gross, 35 W 21st st.—1978.

Washington st, No 214, rebuild walls, to 5-sty brk and stone store and loft building; cost, $800; Albert Joske, care H S Ely & Co, 21 Liberty st; ar't, C H Schumann, 280 Broadway.—2014.

Whitehall st, No 4, toilets, store front to 9-sty brk and stone store and office; cost, $300; Trustees of Produce Exchange, on premises; ar't, Louis Falk, 2785 3d av.—1967.

3d st, No 352 E, alter doors to 6-sty brk and stone tenement; cost, $100; Sigmund Morgenstern, 125th st and St Nicholas av; ar't, Harry Zlot, 230 Grand st.—1974.

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


4th st, No 81 E, show windows, to 5-sty brk and stone tenement; cost, $250; E A Gardner, 150 Lenox av; ar't, O Reissmann, 30 1st st.—1965.

4th st, No 122 E, partitions, windows, toilets, to 4 and 5-sty brk and stone tenement; cost, $1,200; Helen Schoen, 436 E 89th st; ar'ts, B W Berger & Son, 121 Bible House.—1973.

4th st, Nos 104-106 East, show windows, to 5-sty brk and stone tenement; cost, $500; S N Tuckman, 367 W 119th st; ar't, O Reissmann, 30 1st st.—1999.

7th st, No 59, show windows, to 5-sty brk and stone tenement; cost, $1,000; R Lesser, 111 W 114th st; ar't, O Reissmann, 30 1st st.—2001.

8th st, Nos 311-313 E, windows, toilets, partitions, to two 4-sty brk and stone store and tenement; cost, $2,500; Raphael Kurzrok, 491 Broadway; ar't, Chas M Straub, 122 Bowery.—1975.

13th st, No 140 E, 3-sty brk and stone rear extension, 17x14.6, stairs, skylight, to 3-sty brk and stone hotel; cost, $7,000; A E Smith, 140 E 13th st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—

13th st, No 428 E, toilets, windows, bake ovens, partitions, to 5-sty brk and stone tenement; cost, $1,500; Chas R Faruolo, 45 E Houston; ar't, O Reissmann, 30 1st st.—1981.

18th st, Nos 441-443 E | partitions, skylights, to 2, 3 and 4-sty brk
Av A, No 291 | and stone store and tenement; cost, $5,000; Thomas Dalton, 505 E 74th st; ar't, Otto L Spannhake, 233 E 78th st.—2024.

st st, Nos 119-121 E, 2-sty brk and stone rear extension, 15x33.3, ...er walls, doors, windows, floors, partitions, staircase, to three ...pt 28 brk and stone dwellings; cost, $15,000; The Princeton Club, ... E 34th st; ar'ts, Pennington & Satterthwaite, 27 E 22d st.—2027.

28th st, No 150 West, windows, partitions, toilets, to two 4-sty brk and stone stores and tenements; cost, $750; B Sire, 22 W 59th st; ar't, Thomas S Godwin, 302 14th st, Brooklyn.—2012.

22d st, No 241 W, toilets, partitions, windows, skylights to two front and rear tenements; cost, $2,800; United States Trust Co, 45 Wall st; ar't, Edward Lee Young, 127 E 23d st.—1980.

27th st, Nos 302 and 304 E, partitions, store front to two 4-sty brk and stone tenement; cost, $400; Geo F Martens, Jr, 967 Tremont av; carpenter, W J Davis, 211 E 19th st.—1968.

35th st, No 416 West, shaft, partitions, toilets, plumbing, store fronts, to two 4 and 5-sty brk and stone stores and tenements; cost, $6,000; W Caprico and A Grerico, 309 East Main st, Block Haven, Pa; ar't, A L Kehoe, 206 Broadway.—1988.

36th st, No 121 E, add 1 story to extension to 4-sty brk and stone dwelling; cost, $700; Wm K Draper, 121 E 36th st; ar't, Wm S Miller, 141 E 40th st.—2015.

38th st, No 304 W, toilets, partitions, store fronts to 5-sty brk and stone store and tenement; cost, $700; Jacob Korn, 724 Madison av; ar't, Oscar Lowinson, 18-20 E 42d st.—1976.

39th st, No 117 East, windows, piers, to 4-sty brk and stone dwelling; cost, $550; Samuel Sloan Jr, Garrisons, N Y; ar't, S E Gage, 3 Union sq; b'rs, Elliott & Jaffray, 194 Broadway.—1989.

54th st, No 111 East, 3-sty brk and stone rear extension, 9x20, partitions, windows, floors, to 4-sty brk and stone residence; cost, $5,000; L M Righter, 49 W 44th st; ar'ts, Kirby, Petit & Green, 35 W 31st st.—2002.

54th st, Nos 349 and 351 E, toilets, skylights, windows, partitions, to two 4-sty brk and stone tenement; cost, $3,500; The Select Realty Co, 140 W 34th st; ar't, Fred Hammond, 943 Washington av.—1983.

54th st, n s | 300 ft west 6th av, windows, openings, steel beams to
55th st, s s | 4-sty brk and stone public school; cost, $3,500; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—1985.

55th st, No 552 W, plumbing, toilets, partitions, windows to 4-sty brk and stone store and tenement; cost, $1,000; Wm and Philip Hoffmann, 211-213 E 55th st; ar't, Franklin Baylies, 33 Bible House.—1958.

55th st, No 122 E, add 1 story to extension to 4-sty brk and stone dwelling; cost, $800; Wm H Draper, 18 W 8th st; ar't, Wm S Miller, 141 E 40th st.—2016.

56th st, No 55 E, windows, partitions to 4-sty brk and stone office and dwelling; cost, $5,000; Mary H Lester, 453 W 143d st; ar't, E B Chestersmith, 60 Broadway.—1963.

65th st, No 127 East, 2-sty brk and stone rear extension, 10x24, add 1 sty, plumbing, to 4-sty residence; cost, $15,000; E W Turnbull, on premises; ar'ts, Pickering & Walker, 7 E 42d st.—1986.

72d st, No 114 W, 1-sty brk and stone rear extension, 10x21, partitions, iron front to 4-sty brk and stone dwelling and store; cost, $15,000; C A Dards, on premises; ar'ts, Pickering & Walker, 7 E 42d st.—1959.

75th st, No 62 E, partitions, windows, alter doors, stairs to 4-sty brk and stone dwelling; cost, $10,000; Frederick T Van Beuren, Jr, 51 W 52d st; ar't, Eduard L Angell, 957 Madison av.—1984.

80th st, No 427 E, partitions, doors, to 5-sty brk and stone tenement; cost, $2,000; C Biedermann, 355 E 84th st; ar't, Otto L Spannhake, 233 E 78th st.—2023.

81st st, No 201 E, tank, piers, to 5-sty brk and stone tenement; cost, $150; H C Tinker, 401 Grand st; ar't, O Reissmann, 30 1st st.—2018.

92d st, No 23 East, windows, to 5-sty brk and stone residence; cost, $100; Mrs A Steinhardt, 23 East 92d st; ar't, R C Hertwig, 421 5th av.—2003.

118th st, Nos 520-522 E, partitions, toilets, to 6-sty brk and stone store and tenement; cost, $800; Louis Manheim, 24 E 96th st; ar't, Louis F Fick, 524 W 160th st.—1961.

121st st, No 149 East, partitions, windows, show windows, to 5-sty brk and stone store and tenement; cost, $600; Matthew F Mulvihill, 1991 Lexington av; ar't, Frank Hausle, 81 E 125th st.—1991.

124th st, No 411 E, toilets, partitions, skylights, plumbing to 5-sty brk and stone tenement; cost, $1,200; Caterina A Verderosa, 163 E 92d st; ar't, Alfred L Kehoe, 206 Broadway.—1956.

127th st, No 152 W, install two boilers to 5-sty brk and stone loft building; cost, $5,000; Sanitary Laundry Co, 152 W 127th st; ar't, John H Knubel, 318 W 42d st.—1970.

133d st, No 107 W, 1-sty brk and stone front extension, 11.6x6, steel beams, piers, to 3-sty brk and stone dwelling; cost, $900; L R Shepherd, 107 W 133d st; ar't, John J Heelan, 39 Union lane, Mt Vernon, N Y.—2017.

143d st, No 245 W, plumbing, store fronts, to 4-sty brk and stone store and tenement; cost, $850; James S Shea, care ar't; ar't, Thomas H Styles, 449 W 28th st; b'rs, John Jordan & Son, 449 W 28th st.—2013.

Av A, No 275, skylights, windows, toilets, partitions, to 5-sty brk and stone tenement; cost, $1,000; H M Popham, trustee for Catherine T Popham, Bayonne, N J; ar't, F L Fraser, 239 W 29th st.—1987.

Av A, n e cor 70th st, 5-sty brk and stone front extension, 52x18, new stairs, elevator shaft, add 1 story to 10-sty brk and stone loft; cost, $15,000; Marcela Realty Co, 2013 5th av; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2021.

Amsterdam av, n e cor 109th st, 3-sty brk and stone front extension, 50x50, windows, to 2-sty brk and stone school; cost, $15,000; National Academy of Design, on premises; ar'ts, Neville & Bagge, 217 W 125th st.—1997.

Amsterdam av, s w cor 148th st, show windows, vault lights, partitions, iron beams, columns, piers, to 5-sty brk and stone department store; cost, $25,000; estate of Fred Heimsoth, 726 St Nicholas av; ar't, C P Bliss, 2206 Andrews av, University Heights.—1996.

Amsterdam av, s e cor 150th st, windows to 4-sty brk and stone store and tenement; cost, $485; Christian Wynen, on premises; ar't, Louis F Fick, 524 W 160th st.—1977.

Broadway, n w cor 25th st, partitions, alter entrance to 12-sty brk and stone office and stores; cost, $1,300; Isaac Townsend, Union Club, 5th av and 51st st; ar'ts, Eidlitz & McKenzie, 1123 Broadway.—1969.

Madison av | the blk, partitions, windows, alter passageway, to 4-
Park av | sty brk and stone hospital; cost, $4,000; The Pres-
70th st | byterian Hospital, Madison av and 70th st; ar'ts,
71st st | Cady & See, 6 W 22d st.—2005.

Madison av | the blk, add 1-sty to extension, alter windows, to 3-
Park av | sty brk and stone chapel, pathological and ambu-
70th st | lance hospital; cost, $4,000; The Presbyterian Hos-
71st st | pital, on premises; ar'ts, Cady & See, 6 W 22d st.—2006.

Madison av, No 1703, show windows, store fronts, toilets, to 5-sty brk and stone store and tenement; cost, $2,000; M Erlanger & H Reis, 10 W 18th st; ar't, Ed A Meyers, 1 Union sq.—2026.

1st av, No 74, partitions, toilets, windows to 5-sty brk and stone store and tenement; cost, $5,000; Begrisch & Schorn, 1445 Av A; ar't, Otto L Spannhake, 233 E 78th st.—1964.

1st av, e s, between 96th and 97th sts, alter floors to 3 and 4-sty brk and stone car barn; cost, $10,000; New York City Ry Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—1971.

2d av, Nos 610-612, partitions, toilets, windows, to two 5-sty brk and stone tenem'ts; cost, $4,000; Mrs M Geraghty, 26 W 96th st; ar't, J J Mitchell, Jr, 170 West Broadway.—1993.

2d av, No 379, partitions, windows, toilets, to 4-sty brk and stone store and tenement; cost, $850; Anna Stopenhagen, on premises; ar't, Rudolph Moeller, 1007 Tinton av, Bronx.—1990.

2d av, No 413, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $1,000; Mary McQuaid, 413 2d av; ar't, C H Dietrich, 42 Union sq.—2010.

2d av, No 415, toilets, partitions, to 5-sty brk and stone tenement; cost, $1,000; Mary McQuaid, 413 2d av; ar't, C H Dietrich, 42 Union sq.—2020.

3d av, No 567, 5-sty brk and stone rear extension, 15x38.6, partitions, windows, to 5-sty brk and stone tenement; cost, $10,000; Wendel estate, 175 Broadway; ar'ts, J B Snooks Sons, 73 Nassau st.—2011.

3d av, No 834, plumbing, toilets, skylights, partitions, to 4-sty brk and stone store and tenement; cost, $1,200; Henry D Norris, 15 W 74th st; ar't, Alfred L Kehoe, 206 Broadway.—1955.

5th av, No 929, stairs, partitions, windows to 4-sty brk and stone dwelling; cost, $1,000; Alfred Duane Pell, on premises; ar't, Robert W Gardner, 122 W 29th st.—1982.

6th av, Nos 259 and 261, show windows, partitions, stairways, to 5-sty brk and stone department store; cost, $3,000; Sophia Dresler and Emma Schachtel, 264 W 132d st; ar't, H W Cotthaus, 621 Broadway.—1972.

7th av, No 291, add 1-sty to 10-sty brk and stone loft building; cost, $2,400; owner, ar't and b'r, Hessel Building Co, 1123 Broadway.—1979.

8th av, No 2413, brk piers, beams, to 5-sty brk and stone store and tenement; cost, $300; Henry Gerken, 43 W 113th st; ar't, Frank Housle, 81 E 125th st.—2009.

## BOROUGH OF THE BRONX.

Garden pl, w s, 42 s Williamsbridge line, move 2-sty brk dwelling; cost, $700; L E Field, 2 Park av, Mt Vernon; ar't, Jas H Perry, 2 Park av, Mt Vernon.—347.

Oakland pl, s s, 125 w Prospect av, new partitions, to 3-sty frame store and dwelling; cost, $100; Giovanni Briolo, on premises; ar't, J J Vreeland, 2019 Jerome av.—348.

8th st, n s, 235 e Av D, 2-sty frame extension, 20.3x19.9, to 2-sty frame dwelling; cost, $500; Jos Zacharzowsky, 639 Courtlandt av; ar't, B Ebeling, West Farms road.—342.

136th st, No 548, new windows, &c, to 5-sty brk tenement; cost, $500; Gustav Frey, 148 E 83d st; ar't, Chas Stegmayer, 168 E 91st st.—343.

137th st, No 383, new beams, piers, partitions, &c, to 5-sty brk stores and tenement; cost, $3,000; Andrew Davey, 350 Greenwich st; ar't, Chas H Richter, 68 Broad st.—344.

150th st, s s, 100 w Morris av, new foundation, to 3-sty frame store and dwelling; cost, $500; Frank Sarrigili, on premises; ow'r and ar't.—313.

153d st, No 279, new toilets, to 3-sty frame tenement; cost, $300; Antonio Caruonico, on premises; ar't, Louis Falk, 2785 3d av.—330.

154th st, n s, 123.6 w Elton av, new water closets, to 3-sty frame tenement; cost, $250; Patk J Mullin, on premises; ar't, M J Garvin, 3307 3d av.—310.

165th st, s s, 60 e Forest av, 3-sty brk extension, 20x13, and raise 5 ft 6 ins, and new show windows, &c, to 3-sty frame store and dwelling; cost, $6,000; Richard Robitzek, 758 E 165th st; ar't, M J Garvin, 3307 3d av.—336.

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK

Architectural Bronze
AND
IRON WORK

## JUDGMENTS IN FORECLOSURE SUITS.

July 12.

Mapes av, e s, 462 n old line Samuel st, 66x 150. John W Seeger agt Benjamin Kahn et al; A Bloch; att'y; Joseph P Morrissey, ref. (Amt due, $2,058.25.)

56th st, Nos 324 and 326 East. Jared W Bell agt Samuel Pomeranz et al; Bowers & Sands, att'ys; Philip J McCook, ref. (Amt due, $15,600.59.)

Concourse, e s, 214.4 s w McClellan st, 25x 172.11x irreg. Frederick C McDonald agt Mary T Smith; Geo E Gartland, att'y; Sol Sekulsky, ref. (Amt due, $2,094.71.)

July 15.

Audubon av, n e cor 182d st, 77.9x70x irreg. New York Investment & Improvement Co agt De Waltoff Marcuson Realty Co et al; Clarence L Westcott, att'y; Joseph F Mulqueen, ref. (Amt due, $62,255.51.)

July 16.

Lots 134 to 136, map of Estate Mary J Radway, Bronx. Adele Gardiner agt John J Storms, Jr; Clark, Tappin & Smith, att'ys; Wm F Wund, ref. (Amt due, $1,439.28.)

July 17.

159th st, n s, 200 w Amsterdam av, 50x99.11. Martha W Weill agt Samuel Wolf et al; Wm B Donihee, Jr, att'y. (Amt due, $2,582.79.)

## LIS PENDENS.

275 BUILDING DEPT. LIS PENDENS.

267 TENEMENT HOUSE LIS PENDENS.

July 13.

Baxter st, n e cor Hester st, 124.3x99.3x124.3x 100.1. City of New York agt Emil H Cosmak et al; action to acquire title, &c; att'y, F K Pendleton.

28th st, No 322 East. Louis Krug agt Rudolph Trabert et al; partition; att'y, P Cook.

July 15.

156th st, n s, 239.6 e Broadway, 235.3x99.11. Ferdinand Steiger agt Louis Meryash et al; action to foreclose mechanic's lien; att'y, L O Van Doren.

11th av, n s, lot 992, Wakefield, 100x114, Bronx. James M Beam agt Sarah F Van Tassell et al; amended partition; att'y, E A McCue.

Marion av, No 2774. Elizabeth C Drury agt William H Treviranus et al; specific performance; att'y, M J Sullivan.

111th st, No 227 East. Luigi Tucci agt Maria Gregorio et al; action to declare lien; att'y, L Schafran.

Audubon av, s w cor of 171st st, 95x125. Atlantic Realty Co agt Louis A Solomon et al; action to reform deed; att'ys, Moore, Bleecker & Wheeler.

11th st, n s, 100 w 1st av, 25x38.2x irreg. Thomas Gill agt Rosa Greenhoot, individ and extrx et al; amended partition; att'y, S P Hyman.

July 16.

Washington av, Nos 1462 to 1468. Benjamin Sheransky agt Ike Haft et al; action to foreclose mechanics lien; att'y, B H Sandler.

117th st, No 106 East, and
118th st, No 232 East.
James Conforti et al agt Alice M Lynch et al; action to set aside conveyance; att'ys, Katz & Greenberg.

118th st, No 418 West. Ida C Beyers agt Anna Grande; action to recover possession of ¼ part; att'y, S Bernstein.

July 17.

Magenta av or st, s e cor Magenta pl, 50x150. Samuel D Tombach et al agt Terresina Pizzutiello; action to foreclose mechanics lien; att'ys, Shamroth & Schultz.

1st av, No 2414. Ernest N Adler agt Abraham Vexler et al; action to set aside conveyance; att'y, S J Liebeskind.

156th st, s s, 25 e Union av, 50x91. Union Woodworking Co agt Harry Marks et al; action to foreclose mechanics lien; att'y, J H Corn.

July 18.

West End av, No 195. Emil H Fickinger et al agt Emanuel Kopelsohn et al; action to foreclose mechanics lien; att'y, R W Keene.

2d av, No 884. Same agt John J Kelly et al; action to foreclose mechanics lien; att'y, R W Keene.

Broadway, Nos 1588 and 1590. Same agt Louis Labes et al; action to foreclose mechanics lien; att'y, R W Keene.

2d av, No 2380. Same agt Catharine Doran et al; action to foreclose mechanics lien; att'y, R W Keene.

2d av, No 2398. Same agt Patrick Coughlin et al; action to foreclose mechanics lien; att'y, R W Keene.

Elsmere pl, n s, 350 w Marmion av, 25x100. Annie Stone agt Mary Brewer; action to declare lien; att'y, F Eder.

Madison av, w s, 50.11 n 106th st, 25x100. Joseph Greenberg agt Ernestine G Krause et al; action to cancel deed; att'ys, Johnston & Johnston.

32d st, No 19 East. Berger Mfg Co agt J F Fleming et al; action to foreclose mechanics lien; att'y, R W Keene.

42d st, Nos 226 to 232 West. Donald Mitchell agt Dunmore Realty Co et al; action to foreclose mechanics lien; att'y, H A Sperry.

Bronxwood av and 228th st, lots 130 and 137, map of Wakefield. G Arnold Moses agt Margaret Smyth; action to compel conveyances; att'ys, Foster & Cunningham.

28th st, s s, 200 e 5th av, 50x98.9. Wm H Toop agt Twenty-eighth Street Co; action to foreclose mechanics lien; att'y, R M Morgan.

58th st, No 230 West. Emil H Fickinger et al agt Edw B Gallaher et al; action to foreclose mechanics lien; att'y, R W Keene.

## FORECLOSURE SUITS.

July 13.

Eldridge st, No 82. Jacob Lipman agt Amelia Rubinsky et al; att'y, J Friedman.

July 15.

107th st, No 223 East. Rosie Apsel agt Ettie Rothenberg; att'y, C Liebling.

100th st, No 156 East. Isaac Rosenwasser et al agt Max Mayerson et al; att'ys, Gross & Rosenwasser.

50th st, n s, 137 e 2d av, 16.4x100.5. Beatrice L Laski et al agt Margaret Colohan; att'y, D E Goldfarb.

39th st, s s, 125 w 6th av, 50x98.9. Smith Ely agt Vira G Matthews et al; att'ys, Smith & Simpson.

July 16.

Boston av, n w s, intersection n s 176th st, 125x 73.1x irreg. Guardian Trust Co of N Y agt Anna H Gerding; att'ys, Hotchkiss & Barber.

Mt Hope pl, n s, 450 w Morris av, late Madison av, 150x125. City Real Estate Co agt Aaron Miller Realty Co et al; att'y, H Swain.

138th st, n s, 250 e Lenox av, 25x99.11. American Mortgage Co agt Northwestern Realty Co et al; att'ys, Bowers & Sands.

Mercer st, No 235. New York Savings Bank agt J Thornton Wilson et al; att'y, J Webber.

Beekman st, n w cor Water st, 57.7x56.9x irreg. Annie J Gruner et al agt Geo P Macready et al; att'ys, Bowers & Sands.

140th st, n s, 200 e St Ann's av, 100x95. Mary E Clark et al agt Robert M Silverman et al; att'ys, Bowers & Sands.

186th st, n s, 95 e Audubon av, 175x107.5.
Audubon av, n e cor 186th st, 139.10x95.
11th av, s e cor 186th st, 157.10x150.
Three actions. John F Comey agt Maxwell S Harris et al; att'ys, Strong & Cadwalader.

July 17.

Broadway, Nos 194, 196 and 394.
9th st, n s, 344.6 w 5th av, 16.8x92.3.
Frederick Southack agt Central Trust Co et al; att'ys, McIntire, Shattuck & Glenn.

Madison av, e s, 98.9 n 32d st, 49.4x100. Randal H Macdonald et al agt Howard N Potter et al; att'y, H Swain.

138th st, n s, 350 e Lenox av, 75x99.11. B Aymar Sands et al agt Ezra Max et al; att'ys, Bowers & Sands.

138th st, n s, 275 e Lenox av, 75x99.11. Same agt Jacob Scheer et al; att'ys, Bowers & Sands.

14th st, n s, 150 w 5th av, 25x103.3. Ada Gwyn Gray agt The Central National Realty & Construction Co et al; att'y, E J Ludvigh.

July 18

Division st, No 265. Frederick Herrmann agt David Silberstein et al; att'y, E Herrmann.

147th st, No 618 West. Emma E Gross extrx agt Carl Neuendorffer et al; att'y, L Wendell, Jr.

July 19.

3d st, No 231 East. Hyman Israel agt Lion Brewery et al; att'y, J Gans.

54th st, s s, 262.6 e 7th av, 18.9x100.5. Union Dime Savings Institution agt Alice A Stetler et al; att'ys, Ritch, Woodford, Bovee & Butcher.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each ter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

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15 Abraham, Israel—Chas Kalmanowitz....73.29
15 Alexander, Henri P—The Werner Co....79.84
15 Amato, Joe—Swift & Co ..... 370.90
15 Almond, Daniel—Chas Froehlich and ano.. ..... 155.24
16 Aaron, Louis—N Y City Ry Co....costs, 67.88
18 Adler, Max—Ferdinand S M Blun..29,773.49
18 the same——the same .....353.92
18 the same——the same .....costs, 91.59
18 Aronson, Jacob—William Bogen.....217.34
18 Amelio, Tommaso—Amelia Guinaldi et al. .....288.11
18 Adler, Sigmund—Royden Marble Machinery Co..... .....180.62
13*Bloch, Joseph—Sam S Glauber ..... 435.76
13 Bochuto, James E—N Y Telephone Co..18.86
13 Bunker, Geo T—Edw J Maccabe..... 44.95
13 Beale, Bruce L—Charles & Co ..... 62.15
13 Braun, Siegfried—Florence Herrman .. 59.31
13 Bateman, Leslie V—Curtis, Blaisdell Co.. ..... 81.24
13 Barry, Richard J—Dimock & Fink Co..155.01
15 Bassen, Wm—United Wine & Trading Co.. ..... 343.22
15 Brucker, Jos—John L A Walker .... 518.20
16 Butler, Elliot L—Louis C Roegener....681.19
16 Beach, Herman G—Commercial Natl Bank of Syracuse ..... 5,660.61
16 Bernstein, Edward—N J Terra Cotta Co.. ..... 275.01
16 Burgess, Frederick—Dowd Lumber Co..209.81
16 Bags, Alfred C—Am Ice Co ..... 37.05
16 Brettler, Max—Gussie Hann .....266.14
16 Boller, Alfred B—City of N Y..... 273.45
16 Buchtiskirch, Minnie——the same .... 123.85
17 Bohlhammer, John—Anton Holdampf.2,046.25
17 Berry, Chas S—N Y Telephone Co.....51.50
17 Baron, Ike—Sam Gordon .....237.47
17 Bishop, David W—Thomas L Feitner et al. .....costs, 67.35
17 Bishop, Florence V C, Cortlandt F & David W exrs——the same .....costs, 67.35
17 Brownell, Wm B—Mechanics & Traders Bank ..... .....2,788.74
17 the same——the same .....1,541.34
17 Boormun, J Hugh—Washington Heights Wall Paper Co..... .....26.98
18 Berardino, Carmine—Bert K Block....168.35
18 Brill, Henry—Lawyers Advertising Co..31.61
18 Bartelmez, Frank—Wm H Grier.....339.98
18 Beplatt, William—Richardson & Boynton Co ..... .....74.01
18 Beith, Archibald B—Isaac Schlesinger et al. ..... ....53.00
19 Berg, Philip—Swift & Co.....134.71
19 Berg, Josephine——the same .....134.71
19 Barnard, Wm L—Hariette B Leeming..45.47
19 Bain, James M—Jacob Appell .....492.31
19 Brix, Theodore—Ebling Brewing Co...159.97
19 Byrnes, Edw J admr—N Y City Ry Co. ..... .....costs, 107.88
19 Brand, Leopold—William Tabachnick..569.40
19 Brendler, Carl—Jacob Marx.....316.97
13 Carpenter, Ralph W R—Northern Lumber Co ..... 316.32
13 the same——the same ..... 423.40
13 the same——the same ..... 318.81
13 Cryan, Thomas J—Meta E Brennan....216.40
15 Connor, Nathan—Isaac Lowenthal .... 126.42
15 Case, Daniel D, Jr—Gude Bros ..... 148.30
15 Clarendon, Hal—John Wanamaker..... ....costs and possession of property, 31.58
15 Cohen, Solomon—Rebecca Meryash and ano. ..... costs, 23.83
15 Cohen, Isaac—Fleischmann Realty & Const Co ..... 10,359.14
16 Cohen, Simon—John C Orr Co .....838.71
16 the same——the same ..... 1,207.19
16 the same——the same ..... 779.53
16 Cleveland, De Lancey—Meyer G Lowenthal. ..... 142.69
16 Crandall, Franklin W—Peck Bros Co....205.97
16 Clarkin, Martha C—Martha Macke .... 27.41
17 Collins, Joseph—Hans Hansen et al....94.65
17 Chapman, Chas W—Sidney T S Williamson et al ..... .....626.03
17 Conkling, Wm F—Ludwig & Co....16,338.00
18 Colavito, Tommaso—Salvatore Denopio.156.91
18 Carroll, James W—Joseph Stevenson...43.31
18 Cohen, Barnet—Manhattan Shoe Co....219.56
19 Currier, Warren M—Hariette B Leeming. ..... .....45.47
19 Christopoulos, Harris—Paws Andreanopoulous ..... .....28.31
19 Cohen, Jacob—Aaron Spector.....60.50
19 Cotter, Harry A—Geo R Sutherland...88.50
13 Dowling, Joseph—Meta E Brennan.....45.51
15 Dalton, Edward T—Chas F Wickenheiser.. ..... 103.91
15 Daniels, Ada—Geo Barrie and ano.....45.22
15 Drake, Chas J—Amy H Drake ..... 131.10
15 Dolsky, Chas & Isaac—Manhattan Rolling Mill ..... 97.42
16 Dwyer, Edw J—Frederick S Lee et al.39.49
16 De Waltoff, Samuel A—John Wanamaker.... ..... 473.07
16 Dakin, Daniel C—Eugene Fisher ..... 139.89
17 Del Bello, Gaetano—Arthur Wells....2,572.81
17 Duffy, John E—Wall Street Exchange Bldg Assn ..... .....113.66
17 Dorfman, Davis—Samuel Levison .....53.37
17*De Waltoff, Samuel—Washington Heights Wall Paper Co..... .....91.81
18 Donohue, Timothy—Herman Leis....1,022.26
18 Delson, Max—Samuel Mitchell.....374.00
19 Dunn, Wm A—N Y City Ry Co..costs, 71.38
19 Dailey, Geo H—George Spyropoulous..34.67
13 Eisenstein, Fischel—N Y City Ry Co..... ..... costs, 107.88
15 Eisenberg, Florece—Louis Geringer and ano. ..... 10.22
15 Esrick, Alexander & Louis—Swift & Co..64.41
16 Engel, Martin—Nathan D Stern ..... 528.88
16 Einstein, Morris—State Bank ..... 276.06
16 the same——the same ..... 963.92
16 the same——the same ..... 149.97
18 Elfin, Selig—Stewart Lumber Co.....323.85
19 Eisenberg, Max—Louis Bernstein.....960.33
19 the same——Abraham Sotsky ....1,134.33
13 Figundio, William—N Y Telephone Co..18.86
13 Faure, Alfred—the same ..... 24.67
13 Friesen, Rosa—Union Ry Co of N Y City.. ..... 109.38
15 Frost, Nelly M—John F Miller ..... 265.67
15 Friedberg, Samuel—Gude Bros ..... 78.93

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15 Foley, Thos P—Wm Oppenheim ..... 74.65
16 Foley, James J—N Y City Ry Co..costs, 67 88
16 Farley, Joseph A—Thomas F Winn.....23.76
17 Foerst, Joseph—Arthur Wells.....2,572.81
17 Filler, Victor—State Bank .....211.95
18*Forman, Aaron—William Bogen .....217.34
19 Farquhar, George—Emily G Painter...330.77
19 Fels, Joseph—Joseph Stern et al.....394.56
19 Finn, Patrick W* & John T—Western Electric Co.....4,755.53
19 Farfaro, Lawrence—Louis Rey et al...138.65
19 Feinstein, Eli—Charles Calman et al...29.65
19 Friedman, Bertha—Interurban St Ry Co. .....costs, 108.88
19 Freedman, William—De Robert L Graham. .....34.41
19 Frank, Meyer Jacob Barron et al.....329.18
13 Gilman, Deborah or Dearah—N Y Telephone Co .....52.40
13 Greenwald, Samuel——the same .....25.68
13 Goldberg, Jesse J——the same .....55.64
13 Golden, Matthew—Meta E Breiman....93.24
13 Grundy, James——the same .....81.40
13 Goodman, Jacob—Benjamin B Davenport.. .....122.22
13 Gleich, Harry—Maurice Newmark.... 320.73
15 Greene, Edwin S—Curtis, Blaisdell Co..42.61
15 Gittelson, Louis—Wm Silberstein.....17.46
15 Gordon, Samuel—Samuel D Isaacson....52.35
15 Glatt, Chas C—L W Sweet & Co..... 101.86
15 Gillette, Mott G—F E Stripe and ano.... .....2,743.22
15 Gross, Leopold—Calendar Realty Co..111.91
16 Grossman, Samuel—Sherman-Brown-Clements Co .....140 25
16 Gumbiner, Paulina—Julius Klugman Co.47.41
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16 Gertner, Max—Abraham Lubetkin et al.144.09
17 Greenberg, Jacob & Louis D—Irvin J Rose. .....93.41
17 Gundlach, Ella—Michele D'Amore et al. .....531.89
)*Griffin, James F—Aetna Life Ins Co...221.84
17 Gminder, Geo F—Arthur Wells.....2,572.81
17 Georges, Christian——the same .....2,572.81
18 Gagliano, Angelo—William Bogen.....217.34
19 Gotsch, John Swift & Co.....303.15
19 Goldstein, Jacob—Interborough St Ry Co. .....costs, 67.88
19 Guerino, Francois——the same....costs, 67.88
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13 Hallahan, John—Meta E Brennan..... 81.40
13 Hertzfeld, Jeanette—Abraham Weitzner..50 25
15 Harvey, Edwin C—N Y Telephone Co..22.77
15 Harens, Ella——the same ..... 102.65
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15 Hallow, Abraham——the same ..... 36 44
15 Hayes, Thomas——the same ..... 26 86
15 the same——the same ..... 29 96
15 Hughes, David——the same ..... 36.80
15 Hoffman, Rose——the same ..... 27.43
15 Haller, Chas W——the same ..... 26.80
13 Haggarty, Jos A—Geo Barrie and ano...91.75
15 Hinton, Walter—Maxwell E Seutsky ....20.00
16 Hurwitz, Abraham—Sherman-Brown-Clements Co .....140.25
16 Huppert, Isaac—N J Terra Cotta Co ....275.01
16 Henderson, W J—Goodyear Tire & Rubber Co .....71 95
17*Hill, Stephen F—Chas H Baxter et al. .....116.20
17 Hoffmann, Martin—Arthur Wells....2,572.81
18 Hall, Henry P—Juliette Tallet.....68.68
18 Hall, Susan—Equitable Life Assurance Society of the U S.....80.94
18 Hirsche, William—Simon Pretzfeld et al. .....526.60
18 Hiskey, Thomas—James Cunningham...80.35
19 Hirschbein, Theodore—George Geimerich et al .....92.74
19 Hoes, Wm M admr—N Y City Ry Co..... .....costs, 145.38
19 Hall, Jennie A admrx——the same.costs 121.88
19 Horowitz, Joseph—Byron L Strasburger.150.76
19*Hart, Benjamin S—Geo R Sutherland..151.20
13 Irvine, Allan A Wales F Severance....80.65
13 Irwin, Edw W—Arthur Gibb et al.... 146 97
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15 Johnston, Augustus—N Y Tel Co ..... 29.96
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15 Jordan, Arthur M——the same ..... 40.15
15 Johnson, James A, Clarence A and Geo W—W T Hungerford Brass & Copper Co..235.42
15 Jones, Robt H—S A McElroy ..... 72 00
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17 Jennings, James—Daniel H Carstain...305 38
18 Jackson, Leo—N Y Telephone Co.....24.59
19 Jaltak, Sadie—N Y City Ry Co....costs, 67.68
19 Jamerson, John W—Interurban St Ry Co. .....costs, 67 88
19 Jones, Chas N D——the same ....costs, 67.88
13 Kleinfeld, Isaac—Franklin L Sheppard et al .....114.16
15 Kear, Henry B—Teresa Walker ..... 136.90
16 Kaufman, Harry A—J E Linde Paper Co.. .....603.81
16 Kidft, Isaac—John C Orr Co .....838 71
16 the same——the same ..... 1,207.19
16 the same——the same ..... 779 53
16 Klapper, Isaac—Sigmund Brauner .... 215.71
16 Kanarick, Jacob—Max Kalfus ..... 281.15
16 Ketchum, Isabella—City of N Y..costs, 106 85
17 Kleinfeld, Isaac—Stephen Katsur.....113.77
17 Katz, Louis—Theodore A Bingham..... .....costs, 60.15
18 Kennedy, Anna U—Maynard N Clement.. .....1,821.32
19 Kingsley, Edwin A—Emily G Painter..386.77
19 Kleinfeld, Isaac—Sam S Glauber, Inc.190.41
13 Lippmann, Wm J—Mamie J Kelley .. 1,099.93
13 Leonard, Wm J—Henry P Mills....costs, 59.19
13 Lee, Katy—Wm S Carlton ..... 50.36
13 Lippe, Theresa—Benj L Brandner et al.. .....costs, 249 09
15 Leiderman, Davis—J C Bogert Co.....308.42
15 Leonard, John—A Halliday & Co ..... 17.67
15 Levy, Clara Inter St Ry Co.....109.88
15 Lefkowitz, Jacob—Mayer Schreter.....153.09
15 Lifniz, Louis—Van Norden Trust Co....48.38
16 Lufschutz, Louis—Samuel Cohen.....137.80
16 Liebwohl, George——the same .....137.80
16 Lacey, Joseph—N Y Telephone Co.....20.83
16 Levy, Magnus—State Bank .....276.06
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16 Loskowitz, Meyer—Sweedler Realty Co.178.31
17 Long, Bridget—Emigrant Industrial Savings Bank .....77.97
18 Lindenburg, Mority T—Empire Laundry Machinery Co..... .....264.79
18*Lack, Joseph—N Y Telephone Co.....41.39
18 Lane, Mary J—Blanche M Belmont.....64.92
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19 Lenahan, Thomas—Interurban St Ry Co. .....costs, 67.88
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19 Liebeskind, Henil—State Bank.....341.07
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13 Mazzepano, Salvatore—Geo F Ferris....44.41
13*Mortimer, John—Edw J Maccabe ..... 44.95
13 Maggio, Alfonso—Julius Myer ..... 101.33
13 Moonan, Christopher—Meta E Brennan... .....135.75
13 Medzigian, Martin* & Dickran—Frederick Rode .....249.50
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15 Maddi, Louis——the same ..... 370.90
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16 Murray, John——the same .....52.13
16 Myers, John——the same .....20.68
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16 McCarrier, John T—Christian Loetscher et al .....354.35
18 Mayer, Rebecca—Ferdinand S M Blun.... .....29,773.49
18 Mayer, Saly I——the same.....29,773.49
18 Mayer, Rebecca——the same .....353.92
18 the same——the same .....costs, 91.59
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15 Offer, Samuel—Robt L Luckey ..... 5,674.09
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16 Pagelow, Alfred—Louis A Kraemer....95.17
17 Post, Walter S—N Y Telephone Co...159.22
17 Ferlin, Jacob—Isaac Polstein .....79.41
17 Pritz, Jacob—Arthur Wells.....2,572.81
18 Perry, Egbert B—N Y Telephone Co....34.29
19*Parks, William & Kate—Swift & Co..134.71
19 Pomerance, Samuel—Jacob Barron et al. .....75.25
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17 Rein, Oscar—Max Distler .....79.41
17 Robertson, John L—Edw V Harman....59.65
19 Ryan, James—Interurban St Ry Co..... .....costs, 67.88
19 Rodgers, John C, Jr—City of N Y..... .....costs, 138.75
19 Rothfeld, Isaac—Sam S Glauber, Inc..190.41
13 Schlamowitz, Samuel M—Chas F Haring et al..... .....64.68
13 Schrader, Mamie—N Y Telephone Co....27.13
13 Schrager, Joseph——the same .....25.68
13 Steinman, Charles—Frederick Ludlam Co.. .....78.81
13 Steffner, Maynard & James P—Wm S Carlton .....50.36
13*Silberminiz, Abraham—Sam S Glauber, Inc. .....435.76
13 Smith, Owen—Harry Leschen ..... 34.65
15 Schwarzbarth, Morris—Leon Hirsch ....187.78
15 Stevenson, Wm H—Norman F Kerr .... 32.56
15 Summerfield, Leopold—Julius W Brunn and ano .....33.78
15 Spagnola, Antonio—Bernheimer & Schwartz Pilsener Brew Co..... .....133.01
16 Stuhmer, Oswin—Gussie Hann.....266.14
16 Sicgal, George—Am Ice Co.....113.92
16 Stein, Mary G—Julius Klugman Co...152.21
16 Sasmorsky, Morris B—James D Black..88.64
16 Schenck, C Stewart—Adolph Bender ..171.22
16 Skidmore, Marsden S—Della Barnes..118.67
16 Sardi, Mary—Philip Gastman.....29.41
16 Sugden, Edw D—Wm McAdoo..costs, 122.95
16 Stahlnecker, William—De Florida Tobacco Co..... .....94.62
16 Silver, Annie—Sweedler Realty Co...178.31
16 Schneider, Emma—Board of Education.98.35
17 Schlobohm, Christian—Arthur Wells..2,572.81
17 Seddon, Chas T—Aetna Life Ins Co...221.24
17 Schenkein, Samuel—Michele D'Amore..275.44
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17 Smith, David—Aetna Life Ins Co.....52.41
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17 Schenkein, Samuel—Michele D Amore..286.79
17 Sweetser, Wm A—Nancy H Dorr.....177 22
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17 Schachere, Michell——the same .....31.46
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17 the same——the same.....267.92
17 Schwartz, Jacob——the same .....264.64
17 the same——the same .....267 92
18 Strouse, Abraham—Ferdinand S M Blun. .....29,773.49
18 the same —the same .....353.92
18 the same——the same .....costs, 91.59
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18*Sofranski, Newman——the same .....24.59
18 Spanner, Victor— the same .....17.37
18 Sheiman, Jake —the same .....28.80
18 Schachman, Celia——the same .....85.64
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18 Stanley, Mary—David Morison .....21.70
18*Schaefer, George—Joseph Stevenson....43.31
18 Schaffer, Stonewall J—Frederick Cook.29.91
18 Stoddard, Chas S—Laurence E Brown...424.35
18 Stoddard, Chas C—Laurence E Brown...300.83
18 Steimle, Frank W—Joseph S Rosalsky.161.91
18 Solomon, Benjamin—Maynard N Clements. .....1,821.32
18 Sapienza, Salvatore admr—O'Rourke Engineering Construction Co.....costs, 112.63
18 the same —N Y C & H R R R Co..... .....costs, 112.40
18 Swalm, Wm J—Lawyers Advertising Co. .....47.41
18 Stephanidis, Sotirios D & Geo D—Runkel Bros .....32.71
18 Silverman, Harris—Harold M Phillips et al .....80.31
18 Sprada, John—Bert Bloch .....200.70
19 Salinspeil, Benjamin—Joseph Stern et al. .....162.06
19 Steinau, Anna—N Y City Ry Co.costs, 67 88
19 Silbergeld, Chaim—Interurban St Ry Co.. .....costs, 67.88
19 Soresi Leonardi—Chas S Bloch.....115.41
19 Santomassimo, Guiseppe—N Y City Ry Co. .....costs, 108.88
19 Schneider, Fred—George Spyropoulos..34.67
19 Schnaper, Edward & Samuel exrs—Leon Pizer..... .....240.85
19 Silverman, Rose—State Bank .....1,606 07
19 the same——the same .....341.47
13 Taylor, Wm A—Northern Lumber Co..316 32
13 the same——the same .....318.81
13 the same——the same .....423.40
15 Trangott, Julius—Geo Barrie and ano..68.71
15 Thyll, Lillian—Acker, Merrall & Condit Co. .....299.67
16 Tompkins, Bertrand F—Wm A Leggett et al .....145.52
16 Thomson, Edw T—Geo B McClellan et al. .....costs, 107.65
17 Trachtenberg, David—Sam Gordon....237.47
17 Thuor, Harry A—Morris Levinson.....346.75
17 Trant, Annie L—Herndon Sizer.....1,192.54
18 Trautwein, Cora R—N Y Telephone Co..61.55
18 Thon, William——the same .....40.05
18 Timpson, Webster P——the same .....32.02
19 Townsend, Chas D K—Otis Elevator Co.334.97
19 Vogel, Frances—N Y Telephone Co..39.56
19 Van Anken, John E—Robert Acker....173.32
19 Van Zandt, Eugene—Press Pub Co...102.41
15 Walters, Albert—Chas F Heckel ..... 49.65
16 Wells, Guy E—N Y Telephone Co.....136.97
16 Wollman, Julius—State Bank.....963.92
16 Wettje, George, Jr—Arthur E Silverman. .....185 12
17 Wallenstein, Samuel L—Harold L Rockmore .....431.30
17 the same——the same .....220.48
17 Walker, John Z A—Herndon Sizer...1,192.54
17 Wager, John J—Arthur Wells.....2,572.81
17 Welf, August —the same .....2,572.81
17 Wax, Max—State Bank .....505.34
17 Wallenstein, Samuel L—Harold L Rockmore .....218.95
17 Wilcox, Samuel D—Francis C Cantine..142 57
18 Wettig, Martin—Moses Straus Co.....94.91
18 Weiss, Martha & Moses—Jacob Kohn....60.56
19 Weill, Henry M—N Y Telephone Co....22.47
19 Williamson, Wesley B——the same....40.22
19 Weinstein, Julius——the same .....126.32
19 White, Robert A——the same .....25.01
19 West, Catherine E——the same .....26.19
19 Wallach, Jacob——the same .....103.72
19 Wegner, Wm F—James O & Hamilton..538.91
19*Wendelburg, Alexander——the same ..538.91
19 Williams, Isabella G—Met St Ry Co..... .....costs, 107 88
19 Wicks, James M—Wm H S Wood et al.88.63
19 Zimmern, Simon F—N Y Telephone Co.26.75

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Synagogue Building, 116th Street
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HEDMAN & SCHOEN, Architects

CORPORATIONS.

13 Acadian Marble Co—Wm E Heim et al..659.68
13 Crescent Mercantile & Realty Co—Burnett Co ..... 92.22
13 Greater N Y Iron Works—Hudson Structural Steel Co ..... 116.72
13 Northwestern Realty Co—Sam S Glauber, Inc ..... 435.76
15 Ideal Realty Co—N Y Telephone Co....71.61
15 Whitehall Contracting Co—Sherman-Brown-Clements Co ..... 140.68
15 International Engineering Corporation—J H Williams & Co ..... 101.55
15 Merrall Machinery Co—Standard Blue Print Co ..... 169.82
16 Whitehall Contracting Co—Ntl Bridge Wks .....360.96
16 Manhattan Fashion Co—N Y Telephone Co. .....44.58
16 Muirhead Corporation—the same....325.18
16 The Never Stale Bread Co—Alfred S Buckman..... .....474.65
16 The Zinn Rock Motor Car Co—Chasmar Winchell Press ..... ....88.22
16 Ozobahn Mfg & Importing Co—H B Claflin Co,..... .....279.08
16 The City of N Y—Martin Bernreither.1,402.10
16 Iroquois Hotel & Apartment Co—Wm W Niles et al .....287.15
16 New York General Metal Works—Max Baer et al ..... .....95.41
17 The American Ice Co—City of N Y, .....costs, 87.75
17 The Standard Safe Deposit Co of NY—Frank Raymond et al.....costs, 66.85
17 New York Electric Lines Co—Wm B Ellison .....costs, 180.65
17 Colabaugh Water Co—Wm S Young...549.16
17 New York School of Art—Riverside Bank ..... .....1,888.29
17 Ralph J F Berstle Co—Rufus Darrow et al..... .....377.17
17 Title Guarantee & Trust Co—Pennsylvania Steel Co.....costs, 131.24
17 The Pennsylvania Steel Co—Star Holding Co et al.....113.20
17 Hillside Realty & Construction Co—Chas H Baxter et al.....116.20
17 H A Rost Printing & Pub Co—F Wesel Mfg Co..... .....248.58
17 The Dunkelman Co—The Kinsey Rainier & Thomson Co.....61.41
17 A Feldman Construcion Co—Aron Klein .....37.41
17 Tuohy Bros Co—White & Blaisdell Machine Tool Co.....457.93
18 German-American Steam Laundry Co—Meyer Denker et al .....46.90
18 Seiler & Co—N Y Telephone Co.....51.85
18 The Whitehall Contracting Co—Edmund G W Jost et al .....777.49
18 Imperial Coal & Coke Co—Francis M Seimonds et al ..... .....47.03
18 Bronx Mantel & Tile Co—Matawan Tile Co .....245.01
18 City of N Y—East River Gas Co of L I City .....costs, 196.62
18 State of N Y—the same .....costs, 196.62
19 Lexington Hotel Co—John T Stanley..168.26
19 Witt Underlight Incandescent Gas Burner Co—N Y Telephone Co.....86.89
19 Wendell Bond & Securities Co—the same. .....49.45
19 National Relief Assurance Association—John J Joyce ..... .....552.84
19 Kamenitz Podolsker Unterstitzungs Verein —Henry Feingold et al .....1,909.90
19 McGlincy Transfer Co—Joshua L Post..174.41
19 The Foundation Co—N Y Steam Co..1,104.25
19 The City of N Y—Jesse W Amey....2,165.22
19 Roseben Realty Co—Hyman Pomeranz et al .....317.15
19 The German Savings Bank of the City of N Y—Frank Sporza..... .....1,309.72
19 N Y City Ry Co—John L Adams..10,381.50

## SATISFIED JUDGMENTS.

July 13, 15, 16, 17. 18 and 19.

Ackerman, Xavier—G Leopold et al. 1907. .....$90.85
[6]Abeles, Emil—E Lehman. [6] 1894.....824.18
Allen, Oliver H—Trenton Oil Cloth & Linoleum Co. 1907.....275.24
Abukalil, Margaret F J—Merchants Exchange National Bank of the City of N Y. 1906. .....7,166.20
Same——same. 1906 .....13,611.52
[3]Armstrong, D Maitland—S C Allen. 1900.. .....1,455.19
[3]Alliegro, Michael & Nicholas Spallone—Neal & Brinker Co. 1903.....1,925.18
Barton, James D—H L Miles et al. 1906..442.91
[1]Brown Jennie—J V Sergeant et al. 1907. .....$722.33
Burr, Tunis B—N Anderson. 1906.....2,779.19
Baldwin, Frank—Riverside Bank. 1907 ..107.72
Berliner, Julius, Max Greenberg, Louis Meryash and Albert London..M Simon. 1907.. .....1,115.95
Behling, Charles—J Ruppert. 1899.....904.12
Camacho, Simon B—Hamilton Bank Note Engraving & Printing Co. 1895.....108.62
Caggiano, John & John Carlucci—M Cohen. 1907..... .....$283.24
Cavanagh, Ellen—W S Fair. 1903.....2,060.61
Same——same. 1903 .....1,011.09
Campbell, John A, James F Reid, James S Pearey, G Sherwood Maddox, Thomas W Crouch, Warren Bailey and Howard Bailey—J Emslie. 1906 .....89.12
Same——same. 1906 .....579.55
Collis, Charles—J F Birmingham. 1907..142.21
Cohen, Morris—F X Donovan. 1907....1,365.99
Davidow, Asron D & Mayer—W H S Wood et al. 1906 ..... .....62.18
Duval, C Louis—M T Donnelly. 1907.....252.72
Del Donna, Domenica A—M B Houpt et al. 1899 ..... .....186.12
Eagleton, Eliza—D H Carstairs et al. 1903. .....222.60
[1]Ehrmann, Ernest—H A Lobell. 1905....251.12
Field, Lottie A, L Eugene Field and David Swits—A S Nichols. 1900.....233.15
Field, Lottie A and L Eugene Field——same. 1900. .....280.46
Field, Lottie A—Putnam Foundry & Machine Co. 1900 .....364.50
Fierstine, Nancy E—E C Fuller Co. 1907. .....553.28
Finn, Wm E—W W Brauer. 1907.....61.58
Gerbino, Louis—E Koscherall. 1907.....337.49
Gallo, Dennis M—G Tuoti. 1907.....374.72
Hirschbein, Samuel—A Spear. 1907 ....2,140.69
Isaacs, Gertrude—J T Breen et al. 1906. .....1,711.16
Same——same. 1906.....171.98
Kraska, Andrew—B K Bloch. 1907.....201.05
Kline, Edw A—N Strauss et al. 1907 .... 215.25
Leisenheimer, Katherina P—A L Strouse. 1907... .....32.69
Lentz, Henry—P E Haag. 1906.....64.76
London, Albert, Louis Meryash and Barnet W Rod—Pierce, Butler & Pierce M'f'g Co. 1907. .....867.88
London, Albert—M S Rubin. 1907.....220.26
London, Albert—L Bornstein. 1907.....1,077.72
Liebman, Moses and Wolf Wolkowitz—I Liebman. 1906 .....1,206.24
McCormack, William—J Bombardi. 1907..119.47
Morrell, Frank N—S B Davega. 1907.....167.50
Marx, Magdaline—J S Bush. 1907.....148.15
Meyer, John D—A Mede. 1907.....20.98
Mason, Geo S—S H Collins. 1907.....20.00
Same——same. 1907 ..... .....25.41
McLean, Frances L & Samuel Green—L E Ostro. 1907 ..... .....90.72
O'Brien, John J—M L Curran. 1899....1,769.69
Osk, Barnet—H Ratner. 1906.....133.51
Proundt, Sophia E—S Steinfeld. 1907...1,933.00
Pullen, Alfred C & Leslie V Bateman—Curtis Blaisdell Co. 1907 .....81.24
Press, Moses, Jacob London, Albert London and Louis Meryash—M L Rohman. 1907.272.80
Rosenberg, Leo—A Biffoni. 1907.....176.22
[1]Rogers, Mark H—N Y Linoleum Co. 1907. .....622.72
Roche, Marion B—F A Davis. 1907.....37.65
Rothschild, David—G F Sweeney. 1906...143.00
Rothschild, David—Tuttle Roofing Co. 1904.. .....189.85
Same——W Wetterer. 1904 .....347.18
Rabinowitz, David—H White. 1907 ..... 65.11
Siebrecht, Henry A—J Payne. 1907 .... 217.33
Soltman, Edw G—J B Swing. 1907.....140.01
Sawyer, Henry F—I Goldstein et al. 1907. .....235.85
Sarasohn, Abraham & Bertha—E Sarasohn. 1907 ..... .....2,307.45
Same——same. 1907 .....1,098.05
Smith, Charles—C L Miller. 1907 .....367.77
Sokolski, Harris & Albert—M Gladstone. 1901 .....112.25
Smith, Nelson—M C Burke. 1906.....297.66
Skitt, Alfred—North American Trust Co et al. 1907 .....97.25
Sweetman, Jacob, David Reich and Henry L Reich—M S Ely. 1907.....1,082.79
Thomas, Florence—W Scott. 1906.....528.69
Thomas, Benjamin F & Edward Jackson—People &c. 1907.....200.00
Tesla, Nikola—F E Cahill. 1907.....583.93
Thomas, Charles—R Seus. 1907.....470.36
Watkins, James—E Legat. 1907.....94.17
Walsh, John A—N Y Telephone Co. 1906..81.07
Same——same. 1905 ..... .....32.63
Watt, Archibald—City of N Y. 1903...1,455.57
Woolworth, Frank W—N Markey. 1907..844.18
Zebley, Nellie—T Lynch. 1902.....808.60
Zukerman, Barnet—S Esterman. 1907 .... 38.31

CORPORATIONS.

A Klipstein & Co—M Spieden. 1907.....837.93
American Ice Co—V Strzneisky. 1907....669.69
The Title Ins Co of N Y—G B Hayes. 1907. .....17.72
The N Y Central & Hudson River R R Co and the N Y, New Haven & Hartford R. R. Co —A C Larney. 1907 .....3,278.00
The New York, New Haven & Hartford R R Co—A C Larney. 1907 .....1,063.77
[1]Imperial Publishing Co—S H Lewis. 1907.121.95
[3]Fremont Realty Co—C E Byrne. 1907..315.11
The Empire State Surety Co of N Y—R Side. 1907. .....3,374.67

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

July 13.

116—138th st, No 621 West. David Schneider agt Thomas R De Lacey .....$70.00
117—22d st, Nos 217 to 221 East. Penney & Bunt agt 110th Street Co and Wm J Merritt .....300.00
118—139th st, Nos 534, 638 and 542 East. The Syracuse Co of N Y agt Abelman Construction Co and Wm T Hookey.....200.00
119—Franklin st, No 176. Cornell & Churchill agt Ida M Powell and N Y Heating & Power Co..... .....122 38
120—18th st, Nos 157 and 159 West. J Hopper agt Linda S Stachelberg and Frank W Rose..... .....3,500.00
121—Gouverneur Slip, n s, and so much of said slip as is included within and between Water and Front sts, —x—. Union Gas Fixture Co agt Gouverneur Hospital and Ideal Electric Contracting Co.....142.35
122—Rutgers st, Nos 41 to 45. Lewis & Sam Brass Co agt Israel Block, B Weaver & Philip Buchalter ..... .....340.00
123—2d av, No 1096. Leib Zimmerman agt Louis Zimmerman..... .....700.00
124—38th st, No 315 East. Samuel Shankey agt same .....156.00
125—Same property. Lieb Zimmerman agt same..... .....525.00
126—2d av, No 1096. Samuel Shankey agt same .....267.00
127—141st st, Nos 598 and 600 East. Brooklyn Fire Proof Sash & Door Co agt Sancor Co..... .....125.00

July 15.

128—2d av, Nos 1094 and 1096. Hull, Grippen & Co agt Louis Zimmerman and Louis Zimmerman & Bro..... .....156.49
129—38th st, No 315 East. Same agt same.86.43
130—Hudson st, No 137. William A Barwick agt Isaac L Rice and N Y Heating & Power Co..... .....86.00
131—Elizabeth st, No 122. Morris Rabinowitz agt Edna A Miller and David J Comyns..275.00
132—105th st, n s, 175 e 5th av, 25x100.11. Jarcho Bros agt Samuel L Wallenstein.3,000.00
133—2d av, Nos 1094 and 1096. Wm Strianese agt Louis Zimmerman and Vedovato Bros. .....470.00
134—Longfellow st, w s, 125 s 172d st, 50x100. Owen Toher agt David H Spring .....791.00

July 16.

135—6th st, Nos 324 and 326. Harry Jawer agt Bella Altman and Jacob Rubin & Bros..40.38
136—2d av, n w cor 48th st, 40x70. James Dempsey Co agt Harris Cohen .....550.00
137—2d av, Nos 1094 and 1096. Selig Witcoff agt Louis Zimmerman ..... 465.00
138—Same property. Robert Perlman agt same ..... 785.00
139—38th st, No 315 East. Same agt same. ..... 475.00
140—95th st, Nos 303 to 321 East. Jacob M Singer agt Simon Cohan, Louis Livingston, Meyer S Perlstein, Isaac A Samuels & Jennie Kind, and Ludins & Romm Realty Co.. ..... 610.00
141—64th st, Nos 153 to 157 West. H H Vought & Co agt Herman E Meeker .... 590.00
142—108th st, Nos 112 and 114 East. Frank J Dahlmeyer agt Samuel L Wallenstein .. 127.53
143—1st av, n w cor 108th st, 50x400x irreg, and
2d av, n e cor 108th st, 50x100. .....
Hugh Colwell agt Rudolph Kurzrok....1,571.97
144—3d av, No 1522. Mark Strompf agt John Spies, Washington Candy Co and Fred W Krogel ..... 70.00
145—77th st, Nos 307 to 311 West. David Garman agt Samuel L Wallenstein ..... 3,100.00
146—105th st, n s, 175 e 5th av, 25x100.11. Same agt same ..... 1,200.00
147—133d st, No 964 East. Eaton & Anderson agt Anna Schoenweg and Hohl & Simon.... ..... 125.00
148—115th st, Nos 434 and 436 East. August Mugler agt Roman Realty & Construction Co ..... 772.30
149—West End av, s w cor 67th st, 150x100. Hyman Fleischer agt Osseroff & Vilinsky and Charmack & Held ..... 465.00

July 17.

150—7th av, s w cor 131st st, 49.11x75. Jacksons Mantel & Grate Works agt Gustav M Piermount ..... .....$475.00
151—Av B, Nos 21 and 23. Thomas Hoellerer agt I Benningson and Mayer Goldberg..... .....290.00
152—236th st, s s, 150 w Oneida av, 125x100. Max Wieser agt Geo W Lockwood.....300.00
153—10th st, Nos 466 to 472 East. Weisberg-Mark Co agt Max Rubin.....1,258 90
154—Wall st, No 1. L A Storch & Co agt No One Wall Street Corporation and Westlake Construction Co.....1,077.05
155—3d av, e s, 100.6 s 163d st, 100.6x90.7. Syracuse Co agt John Linck and Henry E Arthemies ..... .....293.09
156—East Houston st, Nos 304 and 306. Dave Bronfeld agt Adolph Leichter and Morris Goldstein ..... .....80.00
157—3d av, s e cor 179th st, 325.9x115.7. Simons & Moersfelder agt Northwestern Realty Co and Frank A Barnaby.....5,703 75
158—Tinton av, n w cor 158th st, 125x95x irreg. Same agt same.....5,703.75
159—Same property. New Jersey Terra Cotta Co agt same.....501.85
160—8th av, n e cor 144th st, 159.10x100. Same agt same.....500.00
161—8th av, e s, 40 n 144th st, 40 x 100. Dewey Engineering Co agt same.....160.00
162—8th av, n e cor 144th st, 159.10x100. Kellar Lumber Co agt same.....5,039.32
163—Same property. Rosenbaum & Middleman agt same .....2,500 00
164—Hester st, No 57. Abraham Weitz agt Sarah Seigel and Onward Building Co..120.00
165—7th av, n e cor 36th st, 96.9x175.10. Oliver & Burr agt Darius O Mills and Thomas J Reilly Co.....2,963.70
166—1st av, No 1593. Selig Elfin agt Aaron Wollheim and Joseph Ryan.....4,200.00
167—11th av, No 534. Morris Wolf agt Jaxob Mayers.....800 00
168—8th av, n e cor 144th st, 159.10x100. Simons & Moersfelder agt Frank A Barnaby Inc and Northwestern Realty Co....5,703.75

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AMERICAN LUXFER PRISM CO., 160 Fifth Ave., NEW YORK.

6

169—8th av, s w cor 151st st, 99.11x100. Same agt same.....5,703.74
170—8th av, n e cor 144th st, 159.10x100. Consolidated Chandlier Co agt same....400.00
171—Tinton av, n w cor 158th st, 125x95x irreg. Lillian B Friedlander agt same..702.57
172—8th av, s w cor 151st st, 99.11x100. Same agt same.....991.93
173—8th av, s w cor 151st st, 99.11x100. H Raabe & Sons agt same.....2,645.00
174—3d av, s e cor 179th st, 325.9x115.3x irreg. Lillian B Friedlander agt same..920.72
175—8th av, n e cor 144th st, 40x100. Dewey Engineering Co agt same.....850.00
176—Tinton av, n w cor 158th st, 125x95x irreg. Consolidated Chandelier Co agt same.....725.00
—Same property. S S Keller Lumber Co agt same.....606.69
8th av, n e cor 144th st, 159.10x100. B Friedlander agt same.....2,067.14

July 18.

[illegible]-5th av, n e cor 16th st, 50x200. M F Westergren agt Carrie M Butler and Jacob D Butler .....3,513.19
180—171st st, s s, 100 w Amsterdam av, 175x 95. Richard E Thibaut agt Meyer Hoffman and David Pollack .....329.98
181—15th st, No 241 East. Church E Gates & Co agt Frank Sanducci and Guiseppie Sabatini .....242.85
182—50th st, No 401 East. Bernard Greenthal agt Mount Morris Construction Co.....200.00
183—60th st, No 249 West. Louis Becher agt Flyn & Katz and Furman, Streicher & Uglansky .....170.00
184—48th st, Nos 257 and 259 East. Jacob Zitruin agt Louis Cohen and Henry Lippman.. .....124.20
185—Same property. Samuel Luff agt same. .....40.00
186—54th st, No 327 East. Adolf Goldstein et al agt Marcus Weil and Leopold Ranzenhoffer .....97.00
187—7th av, s w cor 131st st, 47.11x67.6. H Herrmann Lumber Co agt Gustave M Piermont .....1,519.54
188—Leland av, n e cor Old Road, 78x79x109. John Beierwaltes agt Patrick Monahan..318.40
189—Satisfied.
190—Washington av, Nos 1562 to 1568. Benjamin Silverman agt Samuel Williams, Samuel Grodginsky and Isaac Haft and Middleman & Rosenbaum .....684.59
191—139th st, s s, 40 e Brook av, 337.6x100. John J Kelly agt Abelman Construction Co and Wm T Hookey.....2,250.00
192—Jennings st, n s, 106 w Wilkins pl, 75x 100. Same agt same.....3,000.00
193—105th st, n s, 175 e 5th av, 25x100.11. Salvatore Cetrano agt Samuel Wallenstein. .....1,477.50
194—Broadway, No 401. Joseph Kneer agt Walker Realty Co and L A Wright Co..110.00
195—Same property. Wm S Brown agt same. .....82.00
196—105th st, n s, 175 e 5th av, 25x100.11. The City Fireproofing Co agt Samuel L Wallenstein .....139.28

July 19.

197—156th st, s s, 25 e Union av, 50x91. Guarantee Electric Co agt Harry Marks and —— Greenky .....40.00
198—Union Square East, No 32. Frederick J Fleck agt Geo H Pigueron and Alfred E Brandt .....205.00
199—Bettner's lane, w s, 206 n 254th st, 140x 363.5x135.1x339.11. Lawrence Bros agt Jennie V Kennedy and Philip Dowling....208.03
200—24th st, No 17 West. Hyman Gottlieb agt Paul Shotland .....160.57
201—49th st, Nos 337 and 339 East. Brown Electrical Co agt David Lena Cohen Co..70.00
202—236th st, n s, 100.4 w Verio av, 25x100. Michael Normoyle agt Sigmund Spiehler.. .....1,707.00
203—77th st, Nos 307 to 311 East. New Jersey Terra Cotta Co agt Samuel Wallenstein. .....600.00
204—105th st, n s, 175 e 5th av, 25x100. Same agt same .....200.00
205—Chrystie st, s e cor Delancey st, 50x100. Frank Steyskal et al agt Isaac Kleinfeld and Isaac Rothfeld .....800.00
206—Broadway, No 401. Chas T Seddon Co agt Walker Realty Co and L A Wright Co..290.00
207—James st, Nos 81 and 83. Samuel Zuckerman agt Sergay Caluchio.....385.00
208—Broadway, No 401. Dennis G Brussel agt Walker Realty Co and L A Wright & Co. .....244.00
209—2d av, e s, 60.1 s 58th st, 40.4x52. Hyman Babich agt Louis Zimmerman.....250.00
210—8th av, n e cor 144th st, 160x100. John J Kelly agt Northwestern Realty Co....7,300.00
211—7th av, Nos 2212 and 2214. Charles Pallman agt Gustave M Piermont.....84.90
212—91st st, Nos 150 and 152 East. Henry A Van Praag agt Nathan E Clark and James F Hogan .....150.50
213—Pelham av, Nos 561 and 563. O'Neill & Murray agt Universal Cement Brick & Block Co .....406.03
214—West End av, s w cor 67th st, 80x100. Rider Ericsson Engine Co agt Oscroff & Wilensky .....250.00
215—Madison av, No 1318. R A Schomberg & Co agt Gustav Stelljis.....292.50

## BUILDING LOAN CONTRACTS.

July 13.

Washington av, s e cor 183d st, 90x100. Realty Mortgage Co loans Peter Fox to erect two 5-sty tenements; 7 payments .....$55,000
Vestry st, No 35. New York Mortgage & Security Co loans Minnie L Maher to erect a — sty building; 6 payments.....27,000
Wadsworth av, n w cor 179th st, 50x100. Evelyn A Cregin loans John B Berry to erect a — sty building; — payments .....10,000

July 15.

214th st, s s, 581 e of White Plains av, 25x 114. Alexander P Falconer loans Ermino Corti to erect a 4-sty tenement; — payments .....9,000

July 16.

150th st, n s, 300.1 w Morris av, 99.11x118.5x 100x irreg. North American Mortgage Co loans The Marrazzi Construction Co to erect two 6-sty tenements; 12 payments.... .....65,000
Hoffman st, w s, 308.7 n 184th st, 37.6x94.11. Sebastian J Breihof loans Joseph Jaiella to erect a 5-sty tenement; — payments .. 15,000

July 17.

Ryer av, w s, 203 n 181st st. Title Guarantee & Trust Co loans Richard Keil to erect a 3-sty tenement; 6 payments .....10,500
31st st, s s, 122.6 e 2d av, 45x98.9. American Mortgage Co loans David Gordon to erect a 6-sty building; — payments.....27,000
95th st, s s, 125 w 1st av, 125x100. Pincus Lowenfeld and William Prager loans Joseph Isaacs to erect a — sty building; — payments .....7,000

July 18.

Spring st, s e cor Crosby st, 100x92.4x irreg. Metropolitan Life Insurance Co loans John E Olson to erect a 12-sty loft building; 5 payments .....360,000

July 19.

214th st, s s, 394 e White Plains rd, —x—. Thomas E Fitzgerald loans Maria Parotta to erect a 3-sty dwelling; 4 payments.....4,500
Hughes av, w s, 125 n 179th st, 25x100. James G Wentz loans Magdalena Mark to erect a 3-sty dwelling; 5 payments .....7,500
146th st, s s, 100 w 7th av, 275x99.11.....
144th st, n s, 100 w 7th av, 130x99.11.....
Elkan Holzman loans Lazarus Perelson and Louis Rosenberg to erect six —sty buildings; 5 payments .....20,000
Elsmere pl, n s, 140.8 w Southern Boulevard, 100x175. City Mortgage Co loans Elsmere Realty Co to erect five 4-sty tenements; 9 payments .....65,000
13th st, No 646 East. David Gordon loans Joseph Wolkenberg to erect a 6-sty tenement and stores; 10 payments.....22,000

## SATISFIED MECHANICS' LIENS.

July 13.

[2]20th st, No 24 West. Joseph Kneer agt Alois Habisreitinger et al. (Feb 20, 1907). .....800.00
26th st, Nos 7 and 9 West. Andrew McKee et al agt John B Ireland. (Dec 24, 1906)..170.00
61st st, No 110 West. Abraham Sommerfield et al agt Anna T Durosss et al. (April 24, 1907) .....135.00
Dawson st, n s, 188.3 e Prospect av. Max Jackson et al agt Abner Realty Co. (June 28, 1907) .....289.50
123d st, Nos 333 to 341 East. Samuel Ehronson agt Geo H Simonson et al. (March 10, 1907) .....65.00
Cherry st, Nos 385, 385½ and 387.....
Scammel st, Nos 54 and 56.....
Water st, Nos 632, 632½, 634 and 636.....
Charles Fuchs et al agt Newland Realty & Construction Co et al. (Feb 13, 1907) .....8,627.14
114th st, No 72 East. Adolph Hoppe agt Jacob Lempit et al. (April 2, 1906).....58.00
[2]Belmont av, w s, 145 n 188th st. Ninziante Villano et al agt Gulf Co-operative Co. (June 21, 1907) .....1,130.00

July 15.

61st st, No 110 West. Geo A Kuhner agt Charles E Duross et al. (July 3, 1907)..81.00
151st st, Nos 523 and 525 East. Casmento Roofing Co agt Meyer Cohen et al. (Nov 17, 1906) .....112.00
67th st, Nos 216 to 220 East. Edward Koscherak agt Joseph Wolkenberg et al. (July 5, 1907) .....75.00
73d st, Nos 503 to 513 East. Same agt Messer & Worms et al. (July 5, 1907)..106.00
Union av, Nos 1164 to 1172. Abraham Weinstock agt Louis Wiener et al. (June 29, 1907) .....276.00
116th st, s s, 200 w 5th av. James B Brady agt First Hungarian Cong Ohab Zedek et al. (March 1, 1907) .....173.25
Same property. A C Horn agt same. (Feb 23, 1907) .....804.00
Same property. Morris Bartow agt same. (Feb 23, 1907) .....13,550.00
Same property. John F Cronin agt same. (Feb 25, 1907) .....207.56
Same property. Pelham Operating Co agt same. (March 18, 1907) .....118.13

July 16.

[2]20th st, No 24. The Canton Steel Ceiling Co agt Alois Habisreitinger et al. (Feb 26, 1907) .....277.50
Park av, No 540. Rutland-Florence Marble Co agt No 540 Park Avenue. (July 1, 1907).. .....16,938.00
172d st, n s, 100 w Amsterdam av. Tuma Contracting Co agt Julius London et al. (Jan 23, 1907) .....400.00
Same property. Albert F Tuma agt same. (Jan 23, 1907) .....2,400.00
137th st, No 859 East. Frank E Walkley Jr agt Bertha Stumf. (Apr 25, 1907)..... 15.05
East Broadway, No 196. Harry Rosenbaum agt Samuel Phillips et al. (June 7, 1907)....104.50
Same property. Same agt Theresa Wolf et al. (June 11, 1907) .....104.50
Lenox av, n e cor 143d st. N Y Hod Hoisting Co agt Morris Feldberg et al. (June 18, 1907) .....1,016.25
[1]Bettner's lane, w s, — s Randolph lane. New Jersey & West Va Bridge Co agt N Y Colored Orphan Asylum. (May 31, 1907).... .....5,329.50

July 17.

Topping av, e s, 200 n 174th st. Thomas C Edmonds & Co agt Ella Gundloch et al. May 10, 1907).....191.00
Same property. Charles M Gray Marble & Slate Co agt Henry Gundloch. (May 10, 1907).....200.00
Same property. Geo J Schnotz agt Ella Gundloch. (May 10, 1907).....655.88
Same property. Jacob Sopirman agt same. (May 13, 1907).....730.00
Same property. Church E Gates & Co agt same. (May 9, 1907).....1,500.00
Same property. Kertscher & Co agt same. (May 9, 1907).....1,925.00
Same property. Keefe & Murphy agt same. (May 10, 1907).....1,066.66
Same property. Belmont & Perina Co agt same. (June 20, 1907).....445.00
Delancey st, s e cor Chrystie st. VCardo & Son agt Isaac Kleinfeld et al. (April 15, 1907).....140.00
Bond st, No 24. Markus Rottholz agt John Doe et al. (July 2, 1907).....82.75
[2]Amsterdam av, e s, whole front between 114th and 115th sts. Sam Aginsky agt Polstein Realty & Construction Co. (July 2, 1907).....900.00
[2]Arthur av, e s, 120 s Pelham av. Guiseppe Borello agt Pasquale J Lambert. (June 28, 1907) .....485.50
138th st, Nos 808 to 814 East. The Fowler Plumbing & Heating Co agt Northwestern Realty Co. (May 28, 1907).....1,925.00

July 18.

1st av, No 317. Schlesinger & Schlesinger agt Julia Muhlfelder et al. (Jan 23, 1907)..100.00

July 19.

3d av, No 577. Henry Witon agt Estate of James Rossell. (July 12, 1907).....65.00
117th st, n s, 248 e Pleasant av. Harry W Bell agt Montifiore Realty Co et al. (July 18, 1907) .....1,771.60

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

July 13.

Little Rock Trust Co; John A Wilkens; $650; Hastings & Gleason.

July 15.

Alger, Russell A Jr; Geo H Robinson; $4,000; Olney & Comstock.

July 17.

Taylor, Thomas P and Arizona Amalgamated Copper Co; James A Thedford; $5,001.31; Lockwood, Loomis & Benedict.

## CHATTEL MORTGAGES.

July 12, 13, 15, 16, 17 and 18.

AFFECTING REAL ESTATE.

Busceini Bldg Con Co. Bedford and Downing ..American M Co. Mantels. $379
Cong Hamedrosh Hagodol of Harlem. 112 E 105th..Raisler H Co. Heaters. 1,150
Cross, F. 208 White Plains rd..Roeser & Sommer Co. Gas Fixtures. 55
Cong Beth Hamedrosh Hagodol. 112 E 105th ..Raisler H Co. Radiators. 1,150
Di Benedeto, A. 351 E 114th..Abendroth Bros. Ranges. 456
De Woltoff. 517 W 182d..U S Gas F Co. Gas Fixtures. 550
Heinemann Bros. 7th av from 58th to 59th sts..Raisler H Co. Radiators. 750
Kleinfeld & Rothfeld. 106th st 100 ft e of Broadway..U S Gas Fix Co. Gas Fixtures. 1,200
Meli, R T. College av and 146th st..Abendroth Bros. Ranges. 937
Schoenfield, D. 138th st and 5th av..T F McCaul Contracting Co. Plumbing, &c. 1,000
Same....same. Gas Fixtures. 3,750
Sugarman & Glick. Prospect av about 100 ft s of 156th st..Roys System Co. Radiators. (R) 325
Wallenstein, S. 112 to 118 E 108th..U S Gas F Co. Gas Fixtures. 210

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REAL ESTATE RECORD AND BUILDERS GUIDE.
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THOSE stocks known as Harriman securities have been the feature of Wall Street transactions this week, frequently aggregating about fifty per cent. of the total business of some days. In addition to the buoyancy and activity of Union Pacific and Southern Pacific there has also been considerable trading in Atchison, Reading, St. Paul, Pennsylvania and Northern Pacific among railroads, while industrials, too, have been in demand. These were chiefly Amalgamated Copper, United States Steel, American Smelting and New York Airbrake, the latter making a large gain, said to be owing to purchases for control. The executive committee of the Southern Pacific met on Thursday, but it will probably not be known until next month as to whether there will be an increase in the dividend. It is currently reported that it will be at a 6 per cent. rate and perhaps 7 per cent., but Mr. Harriman on being asked was non-committal. As has been pointed out in these columns before, the earnings of the Harriman roads for the fiscal year of 1906-07 are so great as to warrant the maintenance of the Union Pacific dividend at 10 per cent. and the expected increase in the dividend on Southern Pacific. All this in spite of obvious manipulation in order to bring the price of Union Pacific to such a level that the convertible fours can be disposed of profitably by the underwriting syndicate with which the firm of Kuhn, Loeb & Co. is identified. The object is certainly a perfectly legitimate one as Union Pacific is the largest holder of Southern Pacific and there can be no question as to the enormous value and growing future of these properties. The market generally has been of the usual summer character with the better feeling, spoken of during the last two or three weeks, still maintained. One reason for this may be, in the absence of any extended speculation on the part of the public, that while this is not likely to be a bumper crop year there is certain to be quite enough of wheat, cotton and corn to go round, notwithstanding the sinister forebodings and prophecies in the early part of the season. There is little change in the money situation. What may be said of it is favorable and encouraging to real estate and building interests, for call money has ranged from 2 to 3 per cent., while time money has been well absorbed from 4¾ per cent. to 6 per cent., according to the period.

BROKERS and real estate operators in New York are stated to be somewhat concerned about the outlook for any considerable real estate activity during the coming season. The number of transfers recorded each week are only about half as numerous as they were a year ago, while the amount of money loaned on Manhattan real estate has, since July 1st, been less than half what it was during the corresponding period in 1906. They are beginning to ask whether this comparative stagnation will persist, or whether a revival will take place in the winter months? It looks to the Record and Guide as if the real estate market would remain quiet for at least another eighteen months, and there can be no doubt that such a period of comparative quiescence is just what is needed for a condition of continued vitality. No good reason can be alleged for any considerable speculative movement in Manhattan and Bronx real estate for some time to come. Both local and general conditions are opposed to such a movement. Money will remain tight for many months unless a severe contraction in business takes place, and a severe contraction in business would do more to hurt Manhattan real estate than will the persistence of tight money. Every improvement in means of communication during the next few years will benefit Long Island and New Jersey rather than Manhattan and the Bronx, and a large fraction of the increase in population which has hitherto lived in Manhattan will go to the other boroughs. Until the effect of this alteration in conditions can be gauged, it would be unwise to indulge in any considerable building movement on Washington Heights or at Inwood. Real estate operators and owners should be content during the near future merely to hold the large gains of recent years. The existing dullness has not been the result of bad renting conditions, and it has not issued in any decline in prices. It is merely a natural reaction after a period of excited and profitable activity. Any attempt to resume or to force a renewal of the recent active trading could only result badly for its perpetrators. The best way for real estate operators and owners to keep what they have is, for the time being, to eschew any attempt to make much more. Up to date the existing level of prices is secure, but such security would vanish in case they were advanced much further, or any considerable amount of new building undertaken.

THE peculiar situation of the stocks of the Interborough-Metropolitan Company may well be a matter of general interest to the inhabitants of New York because of the effect of this situation upon the credit of the company and its ability to make improvements. The preferred stock, which pays dividends at the rate of five per cent., and only a few months ago was selling at almost 80, is down to 45, and shows little disposition to recover. It is quoted at some seven points less than its low record during the March panic and pays over 11 per cent. dividend upon its current price. This is an extraordinary condition for a street railway stock which possesses such enormously valuable franchises. It is true that the dividend paid on the preferred stock is not earned, but the deficit for the current year is much less than it was during the preceding year, and probably during the course of a few months it will be wiped out entirely. The earnings of the elevated roads and the subways are increasing with great rapidity, and next fall the Brooklyn subway will be contributing a substantial increase to the totals. The combined system has exhibited quite as much earning power as was expected when the merger was consummated, and at that time it was believed that the dividend on the preferred stock was assured. No doubt much of the decline which the stock of the company has suffered has been due to the constitution of the new Public Utility Commission, and to the fear that the commission will insist upon improvements in service which will be costly to the company. But it is improbable that any increase in service which the commission may order will seriously affect its net earnings. Such improvements can be made with safety only on the surface lines, and the margin of possible increase is not very large. In another respect the constitution of the new commission will be at least for a while a benefit to the Interborough-Metropolitan Company. The building of new subways, either in competition or in connection with the existing subways, is thereby indefinitely postponed, and this postponement will for some years be of great help to the earnings of the existing company. During the next few years the cars of the Interborough-Metropolitan Company will, owing to the effect of the New Jersey and Long Island tunnels and bridges, carry a comparatively smaller proportion of long-distance passengers and a comparatively larger proportion of profitable short-distance passengers, and without any new expenditure of capital it will reap the advantage of all the increase in traffic in Manhattan and the Bronx. Doubtless the benefit from this lack of competition will not last for more than a few years, because after that time the service of the company will begin to break down from its own inadequacy; but for a while at least the company is likely to obtain an unusually large increase in net earnings. From every point of view, it is to be hoped that the public will soon appreciate the strength of the company's situation and that its credit will be restored. It cannot serve the people of New York in an efficient manner so long as it is able to raise new supplies of capital only at an enormous expense.

## Old Subways and New.

THE investigation which the Public Service Commission is about to make into the affairs of the Interborough-Metropolitan Company has long been needed, and every New Yorker will devoutly hope that it will be productive of good results. For the first time in the history of the city a body of public officials has been constituted with full power to ascertain the facts and to take such action in the public interest as may be warranted by the facts. During the next few months the people of New York should be able to judge what can and cannot be done to improve the transit service of Manhattan without any actual increase of trackage, and the Record and Guide believes that in the long run the Interborough-Metropolitan Company, as well as the public, will be benefited by such a disclosure of the realities of the situation. The officials of the company have always claimed that under existing operating conditions no radical increase in car mileage is possible, but their testimony to this effect has never been believed. It is obvious that during the middle of the day a great many passengers are obliged to stand who might just as well be accommodated with seats, and the impression is very general that the company keeps the service down to the lowest possible point, because its net earnings are thereby considerably increased. It is important that public opinion should be in a position to judge whether and how far this suspicion is true. If the company is proved to be essentially right in its claim that no essential improvement of service is possible a grave cause of misunderstanding will be removed. On the other hand, if the company has deliberately been a bad public servant for the sake of increasing its net earnings, it will have an opportunity of regaining public confidence by loyally coöperating with the commission in an attempt to increase the operating efficiency of the existing system.

The Record and Guide is inclined to believe that the investigation will be more useful in its disclosures than in its results. The investigation ought to throw definite light on a confused and uncertain situation, but we doubt whether it will issue in any radical or essential improvement in service. That the service can be safely increased is extremely probable because the evidence is conclusive that since the completion of the subway the car mileage on the surface lines has been actually reduced. During the middle of the day more cars can be operated, and more passengers can be accommodated with a seat. But no evidence has yet been adduced that the service during the rush hours can be essentially improved; and we believe that the commission, like the company, will find it very difficult to bring about such an improvement. The City Club has just made certain recommendations as to an improvement of service during the rush hours, and these recommendations have a certain value; but at best their adoption would only slightly alleviate existing conditions. Doors in the middle of the subway cars would be of some use at such a congested express station as the Grand Central, but they could not be used at any station of which the platform was curved, and the change could be introduced only very slowly. The margin of possible increase during the rush hours on the elevated roads is very small because of the character of the terminals at South Ferry. As to the surface car lines, the congestion during the winter months at important intersecting points is already very burdensome, and an attempted increase in service would, for the most part, merely increase the congestion. An unprejudiced observer must admit that the over-crowding during the rush hours cannot be more than slightly alleviated.

No doubt more cars could be run than those which are at present, particularly in case certain of the recommendations of the City Club are adopted; but how far is it advisable to increase the service to such an extent that no margin for future increase is left? Certainly five and possibly seven or eight years must elapse before any new subways can be constructed. During that period the traffic in Manhattan will increase enormously. The past five years has witnessed an increase of 30 per cent. in the number of passengers carried, and the augmentation during the coming five years can hardly be less than 30 per cent. If the subway and the elevated roads are used to their limit at the present time, and the expansion of traffic stimulated thereby, how will the much larger volume of passengers needing accommodation in 1912 be carried? Once an adequate subway system is under contract the existing means of transit can be safely used to the limit; but until the new subways are actually in course of construction a safe margin for the inevitable demands of the future must assuredly be preserved.

In urging these considerations the Record and Guide has no intention of disparaging the value of the investigation which the commission has undertaken. We believe that such an investigation is very desirable, and that it will be in some respects very useful. But the important point to be kept in mind is that the real necessity is for more subway and surface trackage. The investigation should not divert the commission from considering immediately the problem of laying out a new subway system, for it is only by new subways that any substantial relief can be afforded to the travelling public of New York City. We believe that the final result of any investigation undertaken by the commission will be merely a confirmation of the foregoing statement; and it is to be hoped that such a result will be anticipated. The great obstacle to new subway construction is the debt limit, and this is the obstacle, the removal of which should be immediately attempted. An understanding should be reached by the commission with the municipal government whereby the assessed valuation of real estate be once more increased. An enlarged borrowing capacity of $50,000,000 applicable solely to rapid transit is necessary, and steps should be taken to obtain it.

## Manhattan and the Other Boroughs.

To the Editor of the Record and Guide:

Your editorial in the issue of July 20, entitled "Manhattan and the Other Boroughs," is worthy the most careful perusal of all students of real estate, particularly those who have heretofore confined their attention to investments and speculations on Manhattan Island. I have given a great many years to the study of real estate, quite as much from its economic as from its financial side, and I have watched the operations of a large group of real estate experts who have made money through a certain sort of specialization within the narrow borders of Manhattan Island, but who know nothing of the science of real estate, and who are destined to suffer great losses in cash and prestige in the future, and learn through bitter experience the great fundamental laws that lie beneath real estate movements.

Your editorial is a happy and optimistic presentation of a situation that contains much that is rotten and dangerous. It may be the polite intimation that "an excursion boat needs life-preservers" will deter some from frequenting it, but ordinarily the world takes little warning until the actual catastrophe occurs, and they have to swim ashore in deep water and an ebb tide. In other words, your editorial is exactly correct in its analysis but short of the mark in its conclusions.

I agree with you that Manhattan Island is, in the future, to experience a different kind of real estate development from all those of the past. You speak of it as "special development," or along special lines. In my opinion the future development will be that same kind of development which has taken place in every city in the world, and that the previous conditions have been "special"—unusual, in fact, anomalous.

You are entirely right in the presumption that trade centres will increase in value in New York as elsewhere. The development of transportation lines have proven this in all cities, and no matter how widely scattered a population may be, the very elements which enable it to scatter also enable it to gather in masses and create great points of trade. But comparatively little of Manhattan Island is subject to this sort of influence. There are always three or four centres or avenues of trade in New York which will always attract the general public, but in at least 75 per cent. of the area of the Island the value of real estate comes from the territory immediately adjacent. It is the piling of six, eight and twelve layers of people on top of each other that has made New York values out of all proportion to those of any city on earth.

Now if we will consider that prices are created by the capitalization of earning capacity combined with anticipation, and you cripple one factor and eliminate the other, you will have great difficulty in even maintaining your prices. THE DEVELOPMENT OF THE TRANSPORTATION FACILITIES INTO THE OUTLYING DISTRICTS ABOUT NEW YORK TOLLS THE DEATH KNELL FOR FUTURE CONSTRUCTION OF HIGH TENEMENTS. Thus anticipation is eliminated. The same cause diminishes the earning capacity of existing tenements, and thus cripples the other element that goes to make up values. This same development of transportation makes it possible for the factory to follow the outgoing population into cheaper quarters, for where population is, there will be the factory also.

Notwithstanding an absolute faith in an incoming population of from 125,000 to 150,000 per annum, I EXPECT TO SEE GREAT LOSSES IN MANHATTAN ISLAND REAL ESTATE. I do not see how it can possibly be otherwise. I have many friends who deal in properties of the highest type in this borough, and heretofore most of them have smiled indulgently at me when I attempted to liken the future Manhattan to Boston and Chicago. Some of them are beginning to look serious now; next year they will worry. New York is to be the greatest city in the world. Its total assessed value will be the highest, but the distribution of this assessment will be totally different from anything which

the average student of Manhattan real estate can possibly anticipate.

What the New York real estate expert doesn't know about the science of real estate, or rather what he has written about that isn't true, if extracted from the existing mass of literature on the subject, would leave precious little. The New York operator is a "tape trader." It is high time he should study the general principles of his business. Yours very truly,

WM. E. HARMON.

### No "Failure" for Mr. Hookey.

To the Editor of the Record and Guide:

On behalf of my client, Mr. William T. Hookey, against whom a petition in bankruptcy was filed and receiver appointed because he had $1,000,000 in slow-moving assets and owed about $300,000 which could not be paid all at once, and which condition according to the present bankruptcy law makes it possible for the press to announce the failure of Mr. Hookey, I beg to state that all the people interested will quickly realize the fact there is no such word as "failure" known to him, that every one will get one hundred cents on the dollar, with interest, and a handsome surplus of $500,000 left after paying every penny of his indebtedness.

The receivership was terminated in six hours, and the petition in bankruptcy withdrawn, and I trust you will give the within information to the general public in just as prominent a place as you did the first mentioned facts. Respectfully,

WM. A. SCHUMACHER.

## The Harlem Heirs and the Undivided Lands.

By REGINALD PELHAM BOLTON.

(Member of the New York Historical Society and of the American Scenic and Historic Preservation Society.)

I.

THE HEIRS.

SOME few years ago a movement was set on foot to establish the title of the descendants of the original settlers of Harlem to any parts of the area of that township, which at this late period should be found to have been undivided or appropriated to their ancestors.

An elaborate effort was made to locate the surviving relations of the original patentees, and to establish their family connections, and some sixteen thousand persons were thus notified of their connection with this movement, and were led to anticipate the existence of a vast monetary prize, in which they were to expect a share.

An enthusiastic young man gave up his entire time and sacrificed his business prospects and devoted his means to the subject, and with others, to whom he communicated his enthusiasm, steps were taken to bring the matter to a test, and a meeting was called, of the "heirs," which attracted a good deal of public attention, and some ridicule, on the part of the public press.

The movement, from various causes, came to no definite head, and appears to have been dropped by those most actively associated with it. One prominent result remained of value to the community, a volume published by the promoter of the movement in which was collated, chiefly from the valuable but scarce historical work of James Riker, the chief facts relating to the history of the town of New Harlem, with a compendium of the legal opinions and decisions bearing upon the subject of the title to the undivided lands.

The movement thus inaugurated and the information thus collated, while productive of no result as far as the "heirs" were concerned, brought to light certain facts which are of decided interest.

First: That there are some small portions of the original township, as well as a considerable area of lands, which in the colonial period were beyond the low-water tide line, both of which do not appear to have been subjected to division and may be described as lands held in common.

Second: That the City of New York has claimed, but has not established, its title to all such lands as extend beyond the low-water-line within the original township.

Third: That the evidence of fact, as well as strong legal opinion, exist to the effect that such lands are not the property of the City of New York.

The interesting question then remains, which the promoters of the movement endeavored to solve by the claim of the "Harlem Heirs," to whom do these lands at present appertain?

IT IS TO PUBLIC ADVANTAGE THAT SUCH QUESTIONS SHOULD BE DEALT WITH AND DISPOSED OF, FOR OTHERWISE A DOUBT EXISTS, AND RECURRENT REVIVALS OF OLD CLAIMS ARE MADE WHICH UNSETTLE THE VALUE OF PROPERTY, and which also give an impression of a lack of public recognition of right and wrong, which is to the disadvantage of the respect in which our institutions should properly be held.

It is apparent, and I shall endeavor to show from a study of the several charters and from the practice of the several divisions of lands within the townships, that the title to such lands as have been referred to rests in the assigns, and not in the heirs, of the original patentees, and, therefore, that their titles are held in common by the owners of all property within the original boundary of the town.

In other words, that it is the taxpayers of Harlem and of Washington Heights, to whom any right and title to such properties belong, on whose behalf they should be administered, and to whose interests the proceeds of any extinguishment of title should be devoted.

The town of New Harlem, so called in affectionate reference to the original Haerlem of Holland, was established as a village community, for the mutual protection of its members from the dreaded attacks of the redmen of Washington Heights and Westchester, by an ordinance of Gov. Petrus Stuyvesant, in 1658.

This order, which was issued on the interesting date of March the Fourth, offered to those who would become "inhabitants" allotments of farm and woodland of 36 to 48 acres, and additional allotments, dear to a Dutchman's heart, of the meadow or salt marsh lands of Harlem and Inwood of from 12 to 16 acres.

A number of settlers responded to the invitation, and the Vale of Blessing, as its first settler had called it, soon became a well defined and well farmed settlement.

Later accessions to their number continued to receive equivalent allotments, the only basis of qualification being residence. This was so clearly a condition that when the heirs of that original settler, De la Montagne, asked to be reinstated in their father's property, they were notified that they must first become resident and then apply for an allotment in the same manner as the others.

When English authority superseded the Dutch, one of the first actions taken by the new Governor Nicolls was to confirm titles to land, under fresh conditions of allegiance, and a patent was issued in 1666 to the "free-holders and inhabitants" of New Harlem by which the bounds and limits of their local rights were defined and their ownership confirmed to them, "their heirs, successors and assigns."

As this deed had failed fully to describe certain lands on the Westchester side of the Harlem, a petition promptly followed, for its amendment, and later in the same year the Nicolls charter in final form was issued. In this, the Governor General of the Duke of York, again addressing the Freeholders and Inhabitants, grants to four named Patentees, "for and on behalf of themselves and their associates, the freeholders and inhabitants ....., their heirs, successors and assigns"—the whole of the rights, titles and privileges of the town.

That residence, then carrying with it a right of participation in land allotment, was recognized as a qualification by the then authority, is very apparent, and that the freeholders so regarded the situation is shown also in their prior petition of 19 October, 1673, in which, asking for the grant of a piece of land known as the "Calf Pasture" (being in part what is now Mt. Morris Park) they ask that it may "serve for the common convenience and the (oirbor) inheritance of this town and its Inhabitants."

The Duke of York succeeded to the throne of his pleasure-loving brother in 1685, and a new Governor made his appearance, who promptly proceeded to take action by which land titles theretofore granted by his royal master as Duke were to be confirmed on recognition of his rights as King.

The important Dongan charters thus came into existence, one to the town of Harlem, under date of 7 March, 1686, and a later one to the City of New York, dated the following month, or 17 April, 1686.

The former confirmed to the "present freeholders and inhabitants," who since the prior charter had somewhat changed in personnel, their prior rights and privileges, and to a new and extended list of patentees, "for and on behalf of themselves, their heirs, successors and assigns," devises the several tracts and parcels of lands and premises, with their and every of their appurtenances, "for a quit-rent of sixteen bushels of good winter merchantable wheat."

This deed still stands as the authority as regards the land titles of Harlem, and the later deed as that of the City of New York, and as between the two we shall later examine the rights over part of the unallotted or undivided residue of the area of New Harlem.

But as regards the interior or mutual rights of ownership, very significant action followed, upon which the division of the then large area of undivided lands was made.

Just prior to the issuance of the Dongan charter, on 3 December, 1685, the residents had agreed among themselves to divide up certain lands, and proceeded so to do. Among those who thus received ownership were several whose names do not appear in the list of patentees of the charter, viz.: Jan Louwe Bogert, William Cox, William Holmes, Isaac Deschamps, of whom, however, some reappeared in later sub-divisions, clearly indicating that prior to the Dongan charter and thereafter the land owner in the township, whether named as patentee or not, held rights in unallotted lands.

In 1691 a large division was decided upon, the terms of which were carefully defined, as follows:

"Each Inhabitant of this town shall draw a part as his property, everyone according to his estate or proportion."

Of those who took part in this division there were several who had not appeared in the division of 1685, and whose names are not in the charter as patentees, who drew, nevertheless, "according to their estate and proportion;" thus showing very clearly that the right to a share in the land went with and in proportion to the land already in ownership.

Further, the estate of those patentees who had deceased intestate since the charter, was allotted their proportionate share, and the widow or son of others deceased, and then in ownership, drew for the share of that property.

Another and final division was made in 1712 in four sections, covering practically all the lands, save the "Harlem Commons," and save also those fragments which remain undealt with to this date.

In this grand allotment, a still larger number of land owners took part, some of whom, by purchase, and others by inheritance, by gift, or by marriage, had come into the ownership of lands in the township.

This division was specially undertaken under the provisions of an Act of the General Assembly, which had just come into force, "for the easier partition of lands in Joint Tenancy or in Common," dated May, 1711.

The certificate of disinterested witnesses, as required to be attached to the record, reads, "that there is a just and equal division made, according to the proportions of right of every house-lot, and every morgen right."

It is significant that the one-half of the expenses to be paid by Harlem for the legislative and legal proceedings of 1774, in settling the boundary between the town and the City of New York, were agreed to be apportioned upon "the several proprietors of lands in the said township of Harlem."

In 1801, the then property owners met and considered the disposition of the common land. Those present, though it seems unlikely that they represented all the owners, entered into a power of attorney to six commissioners, who were directed to make an allotment of such undivided lands, but that such division should take a form agreed upon in 1774, at the time of the settlement of the boundary line of the town with that of the City of New York, viz: "Each of the said freeholders only to have one equal part or share," and these shares, it was now agreed, should be assigned, subject to a ground rent of $2 per annum, upon each such parcel, which income was to be then utilized for the support of a school for children.

This proceeding seems to have had a meritorious object, though as to its binding effect upon other then land owners, who might not have entered into it, there would be some doubt.

It was followed by an Act of the Legislature in 1820, recognizing the right of "the freeholders and inhabitants of Harlem" to the common lands in the then Ninth Ward of the City of New York, and by inference, to other undivided lands.

The Act referred to directed the sale of the commons, the proceeds of which were to go to Harlem educational, charitable and religious institutions.

This disposition was made in 1820, when in accordance with the Act of the Legislature a sale was made of the Commons, a space of about 290 acres (mainly embraced in the upper end of the present Central Park).

The proceeds were then devoted, in place of a sub-division, to local charitable purposes.

From the foregoing references it seems clearly established that the right of share in undivided or common lands lay in the property ownership and not in any relationship. That the patentees were trustees for themselves as property owners, and for others under the same qualification.

That the inhabitance qualification inferred ownership, since the allottees were the ground owners, not their families or relations, even though the latter were resident inhabitants.

That several instances can be adduced, where parties, purchasing property in the area of the town, came by that right into subsequent divisions, though owning no relationship, or heirship to the original settlers or patentees.

That the assigns of the original owners of the township or the successors to the land ownerships, whether by kinship, succession, marriage, exchange or by purchase, are the real Harlem Heirs.

In other words, that the present owners of all property within the boundaries of New Harlem are owners to-day of all rights, privileges and of any and all unallotted, undivided or undisposed of real property within that area.

That the Acts of 1774 and of 1820, and the deed of commission of 1806, relating only to lands on the southern end of the township, do not affect such undivided properties as may exist elsewhere in the township, and finally that the rights and titles of that township to any such lands as may to-day be undivided, are prior to any charter right of the City of New York.

The attempt, therefore, to organize from the lineal descendants of the original patentees, a town meeting for the purpose of dealing with such lands was based on a wrong presumption, and the call should have been issued, and whatever rights existed should have been asserted on behalf of the present property owners, the taxpayers of Harlem and the Heights.

—Some people when buying real estate act as if they believe that New York intends to stop growing.

## New Haven Terminal Changes.

THIS WEEK the New Haven Railroad intended to begin the use of electrical power for running trains to New Rochelle from the Grand Central depot on the same schedule of time as now obtains. Gradually the speed and number of trains will be increased, but not until the New Haven multiplies its terminal facilities will that full measure of service and convenience be instituted which the commuters have a right to expect. Some time ago President Mellen said there was no thought by his company of discontinuing the use of the Grand Central station, and this remark he has repeated within a week, also saying:

**When the Pennsylvania Station is completed there will be a through service established by way of the same to points South and West, and if there is a public demand, some local service may be established to and from that station, but that is so far in the future that no definite action looking to such a result has been taken as yet.**

**Answering your question in regard to the proposed new station for this company in the vicinity of 32d and 33d streets, would say this company has made no purchases of property for this purpose in that vicinity.**

Inquiry fails to disclose that the company has actually made a purchase for ANY purpose. The history of every sale in the block between Lexington and 3d avs within eighteen months has been traced, and it seems certain that the New Haven has secured none, not even for evidence of valuation in condemnation proceedings. It is known that the New Haven directors have acquired a preference for condemnation proceedings since observing the experiences of the N. Y. Central and the Pennsylvania in the private sales market, and it is known that some are of the opinion that these two corporations have sliced off more property than they can earn a profit on. It is even said that these roads are considering how to get a return from some of the unoccupied spaces, as well as how to relieve themselves of land not needed or no longer necessary in their calculations. It is further said that the right-of-way cost far in excess of calculations in both cases.

Evidently the New Haven people, seeing they have nothing to gain by precipitation, are waiting for developments, being already assured of an entrance into the Pennsylvania depot for the express trains which now go around the Battery by water to Jersey City, and for others in addition. The nature of the local service to be given is yet to be disclosed, but as the Long Island Connecting Railroad is obviously building under a plan for a union of New Haven and Pennsylvania terminal facilities, it is to be expected that full advantage of the conveniences for an interchange of traffic between not only these two roads but also the Long Island system will be taken, and it is probable that the suburban traffic of the New Haven's Harlem River branch will take the new bridge over Bronx Kills and run into the Pennsylvania depot.

If the New Haven is looking forward to possessing certain separate facilities for car storage or otherwise at 4th av and 33d st, it is not a matter of real importance to real estate interests. Neither much good nor much harm could come from a change of ownership of the car barns from one kind of a railroad to another, and their use for merely secondary purposes. Whatever real benefit the New Haven means to bestow on New York, will mostly be distributed through the Pennsylvania passenger terminal However, the Record and Guide is reliably informed that plans are in hand, in the New Haven R. R.'s general offices, covering the car-barn site.

### City Values.

There is not the slightest doubt, in the opinion of The Tribune, that the present dulness of the market is due to the majority of speculators having many properties for sale, and money conditions being unsatisfactory to prospective buyers:

"In spite of the listless trading, few persons are asking less now for their parcels than they were some weeks ago. This is a pretty good sign that speculators are well able to carry their parcels through a long dull period and are expecting a fairly brisk fall market. A little lowering of prices would undoubtedly stimulate realty trading, but as no one is apparently willing to take the lead in this respect the volume of business is likely to continue small."

Property was never before so strongly held in the metropolitan district, and with such confidence. Unquestionably there would be more sales if quotations were lower. An immense quantity of money for real estate investment is accumulating against the time when the surrounding country will be more accessible. Never was there such a movement up the Sound shores, the Hudson and to the Jerseys as was started this spring. Every man comes to an age when he must have his own roof-tree somewhere, and if conditions are not favorable in town, he goes beyond the city edges. This has been the history of fifty years of New York, only the "country" is no longer "Bloomingdale," "Manhattanville," "Fordham" and "Old Brooklyn," but miles beyond—anywhere within an hour's run of a lightning express.

The mortgage broker must be continually on the alert for fresh available funds. Does a new institution or law firm enter the field—the name is published in the mortgage department of the Record & Guide Quarterly.

# THE REALM OF BUILDING

### Points on the Material Market.

Looks like a busy fall for everybody.

Last week there arrived 83 barges of Hudson River common brick, a quantity which was nearly all taken by Monday night of this week. Demand is very good, and the material is going into immediate use. Hence, quotations are advanced over last week.

While no official announcement has been made, Howard Elliott, president of the Northern Pacific, has confirmed the report that higher rates will be made on and after Oct. 1 on lumber from the Pacific to the middle west, the Minnesota Transfer and the Atlantic seaboard.

The lack of interest which has been manifested in the tin plate market for a number of weeks continues, and terne plates are specially dull. Coke plates used for manufacturing purposes are moving in fair volume. The reason for the falling off in demand for terne plates is ascribed largely to the diminution in building operations.

Builders' hardware is in fair demand. Locally there are some large buildings being planned, the construction of which, it is expected, will be begun before the close of the year. These, when they come, will furnish an amount of business that will compare favorably with extensive work that last year helped to swell the totals of builders' hardware sales.

President Wright W. Goss, of the Empire Brick and Supply Co., says that while this year's business in masons' materials has left something to be desired in volume, the requirement has been mostly for first-class construction. General building throughout the city promises to increase as the season advances, and he expects a busy fall.

A meeting of the members of the Hudson River Brickmakers' Association was held at Newburgh last Friday afternoon. It was the prevailing opinion that the works should be closed for the season on Sept. 30. It was also agreed that there should be no loading or shipping of brick boats on Fridays and Saturdays, in order to relieve the Monday morning congestion. The same amount of brick will be shipped as heretofore, but instead of thirty or forty barges on Monday morning the shipments will be distributed over the week.

### F. T. Nesbit & Co. to Build Five-Mile Boardwalk.

The Estates of Long Beach has awarded to F. T. Nesbit & Co., of No. 116 Nassau st, a contract to build a five-mile boardwalk at Long Beach, the cost of which is approximated at $750,000. This walk will be the only one of its kind. It will be constructed on reinforced concrete piles 25 ft. in length, driven into the sand. On each section of piles there will be a steel reinforced concrete girder, and on these girders will be constructed a yellow pine boardwalk, consisting of 4x14 beams, and 3-in. planking 50 ft. in width. On both sides of the walk there will be constructed an ornamental galvanized iron railing with heavy arc light poles at intervals of 90 ft., and smaller festoon poles between the larger ones will support a line of incandescent lights. The Long Beach property is being developed as an "all-the-year" resort, and it is planned to make it a strong rival of Atlantic City. Contracts for improvements of various kinds have already been executed, approximating $5,000,000 in amount.

### Richard Deeves & Son to Build Seamen's Home.

WEST ST.—General contract has just been awarded to Richard Deeves & Son, of No. 305 Broadway, for the construction of the American Seamen's Friends Society Building, to be situated at the northeast corner of West and Jane sts, opposite the Cunard line piers and the new Chelsea docks built by the city. The structure will be 8-stys in height, 35x165 ft. in size, and the cost of site, building and furnishings will reach nearly $325,000. The first story of the building will be of a white granite, subject to samples (unselected). Above the first story limestone and light brick will be the material. Operations will be started in a few days, and the work will be pushed rapidly. All sub-contracts will be awarded by the general contractor. The architects are Messrs. Boring & Tilton, of No. 32 Broadway. The office of the Society is at No. 76 Wall st. The Rev. G. McPherson Hunter is in charge. (See also issue July 13 for accepted design.)

### Twelve-Story Office Structure for Fifth Avenue.

5TH AV.—Messrs. Buchman & Fox, 11 East 59th st, are preparing plans for the erection of a 12-sty and basement office building which the Fleischmann Realty & Construction Co., owners and general contractors, will immediately erect at No. 507 5th av, on a plot 36x132 ft., with an alley running to 43d st. The building will be of best fireproof steel frame construction, with a facade of granite, limestone and light brick, electric elevators, steam heating plant, marble, mosaic and tile work. The Fleischmann Company has leased the ground floor and basement to the Columbia Bank for the term of twenty-one years at an aggregate rental of $600,000. Demolishing and clearing the site was started on Friday. The owners will perform the general contract, sub-letting all usual branches of the construction. The estimated cost of the building is $300,000, and the site is on the east side of the avenue, the third north of 42d st.

### Particulars of the Hearn Building in 14th Street.

14TH ST.—Wrecking was completed on Thursday of this week of the old buildings Nos. 8-10-12 West 14th st, on which the new Hearn store building is to be erected. This part of the work was started on July 1. The new structure is to be six stories, of best fireproof construction. The mason work has been awarded to John T. Brady & Co., of 4 East 42d st. J. B. & J. M. Cornell, 26th st and 11th av, have obtained the iron work, and the Otis Elevator Co., 17 Battery pl, elevators. No other contracts have yet been placed. Jno. B. Snook's Sons, 73 Nassau st, are the architects in charge of the work.

### Latest Improvement for West 57th Street.

57TH ST.—Messrs. Pollard & Steinman, of 234 5th av, are preparing plans for improving No. 130 West 57th st with a 12-sty high-class elevator apartment house, to cost in the neighborhood of $500,000. The structure in the front will be seven stories and the rear will run up to twelve stories. Work will be started as soon as plans are approved. A corporation of which P. McL. Merrill, 259 5th av, is secretary, are the owners.

### More High-Class Apartments for 148th Street.

148TH ST.—Messrs. Neville & Bagge, 217 West 125th st, are now preparing plans for the construction of two high-class apartment houses for Emanuel M. Krulewitch, 145th st and St. Nicholas av, to be situated on the south side of 148th st, 75 ft. east of Convent av, to cost in the neighborhood of $300,000. Steam heat, electric lighting, dumb waiters, marble, mosaic and hardwood finish, and all up-to-date improvements.

### Elizabeth Street Barracks to Be Remodeled.

ELIZABETH ST.—The row of 5-sty tenements Nos. 260 to 268 Elizabeth st, for many years known as the barracks, and owned by George J. Kenney, of 80 East Houston st, are to be cleaned out and entirely remodeled. Plans for these improvements are now being drawn by B. W. Berger & Son, Bible House.

### Contract for the Lackawanna's Scranton Station.

F. D. Hyde, 5-7 East 42d st, Manhattan, has obtained the general contract to erect a passenger depot for the Delaware, Lackawanna & Western R. R. at Scranton, Pa. The estimated cost is placed at $500,000.

### Apartments, Flats and Tenements.

THOMPSON ST.—J. M. Robinson, 15 Broad st, is preparing plans for a 6-sty flat for D. O. Mills, 634 5th av, to be erected at Nos. 183-183½ Thompson st, to cost $55,000.

13TH ST.—Joseph Walkenberg, 96 Av C, will soon erect on 13th st, south side, 70 ft. west of Av C, a 6-sty flat, same to cost $75,000. Geo. Fred Pelham, 503 5th av, is making the plans.

3D AV.—Messrs. Radcliffe & Kelley, 3 West 29th st, are preparing plans for three 6-sty tenements for Wm. Bradley, 329 West 68th st, same to be situated at Nos. 322 to 332 3d av, at a cost of $125,000.

AMSTERDAM AV.—Abraham Silverson, 391 Central Park West, will build two 6-sty flat buildings on Amsterdam av, northwest corner 156th st, to cost $130,000. Geo. Fred Pelham, 503 5th av, will make the plans.

ST. NICHOLAS AV.—W. J. Casey, 1953 7th av, will soon begin the erection of a 6-sty apartment house at St. Nicholas av, northwest corner of 184th st, same to cost $175,000. Neville & Bagge, 217 West 125th st, are making plans.

DELANCEY ST.—Jacob H. Amsler, 1058 Jackson av, is preparing plans for a 6-sty tenement for Rosa H. Susswein and Oscar Hermann, 450 East 105th st, to be erected at the northeast corner of Delancey and Mott sts, same to cost $40,000.

OLD BROADWAY.—Maxmilian Zipkes, 147 4th av, has plans on the boards for three 6-sty store and flat buildings for the Fleischman Realty and Construction Company, of 171 Broadway. Buildings will be arranged for 6 families on each floor and will be erected at Old Broadway and 130th st, on plot 125x100 ft., to cost $175,000. Plans will be ready at owner's office in about two weeks. Owners will take all estimates and have charge.

### Factories.

KENT ST.—The Faber Pencil Co., 37 Greenpoint av, Brooklyn, will erect a new 4-sty factory, 74x37 ft., on the south side of Kent st, 150 ft. east of West st, Greenpoint, same to cost about $20,000. Richard Berger, 309 Broadway, is preparing plans and specifications. C. Curtis Woodruff, Long Island City, has the contract.

### Alterations.

13TH ST.—M. Zipkes has plans for alterating two 5-sty buildings at 141 East 13th st for S. Tichler, at a cost of $5,000.

AV A.—No. 18 Av A will be improved at a cost of about $5,000. Geq. W. Folsom, Lenox, Mass., owner; Alex Brociner, 20 East 42d st, architect.

3D ST.—John Mainzer, 106 East 3d st, will make improvements to No. 106 East 3d st, to cost $5,000. Fred'k Ebeling, 420 East 9th st, is architect.

RIDGE ST.—Bernstein & Bernstein, 24 East 23d st, are making plans for extensive alterations to No. 75 Ridge st for M. Wessel, 43 Division st.

3D ST.—Otto L. Spannhake, 233 East 78th st, is planning for $5,000 worth of improvements to No. 82 East 3d st. Max Goldwasser, 5 Beekman st, owner.

118TH ST.—Plans are being prepared by Fred'k Ebeling, 420 East 9th st, for extensive alterations to No. 535 East 118th st for Geo. Pavelka, on premises.

WASHINGTON ST.—Jno. B. Snook's Sons, 73 Nassau st, are preparing plans for alterations to No. 102 Washington st for Warren Cruikshank, 141 Broadway.

AV C.—Excelsior Brewing Company, 254 Hart st, Brooklyn, will make extensive alterations to No. 309 Av C. Henry A. Koelble, 71 Nassau st, is planning.

16TH ST.—Estate Eliza Arnold, Mandarin, Fla., will make alterations to Nos. 453-455 West 16th st, to cost about $6,000. Max Muller, 115 Nassau st, is preparing plans.

1ST AV.—M. Zipkes has plans for alteration to No. 402 1st av, consisting of sanitary alterations, fireproofing of bakery and fireproof shaft. Messrs. Russek & Klinger Realty Co. are the owners.

3D ST.—M. Zipkes, 147 4th av, has plans for the remodeling of three 4-sty buildings at the corner of 3d and Goerck sts. The alterations will embrace shoring, iron, carpentry, plumbing, electric work, painting, etc. This will transform the buildings into shops, and the inside building will be fitted up for stable purposes. The estimated cost is about $20,000. The owners are Messrs. Russek & Klinger Realty Co. and Osias Karp, 192 Bowery.

### Miscellaneous.

James H. Fuertes, 140 Nassau st, Manhattan, is consulting engineer for the erection of a filter plant at Steelton, Pa.

Architects Howells & Stokes, 100 William st, Manhattan, have made preliminary plans for a brick and marble church edifice to be erected at Danbury, Conn.

Messrs. Bannister & Schell, 69 Wall st, Manhattan, have completed plans for a church to be erected in Brooklyn for the Church of Reformation, to cost about $35,000.

Messrs. Mowbray & Uffinger, 92 Liberty st, Manhattan, are receiving estimates for remodeling a bank building at Charlotte, N. C., for the First National Bank. Cost about $50,000.

W. T. Hunter, 38 Wall st, Manhattan, is president, and F. R. Moeller, 837 Broad st, Newark, N. J., secretary and treasurer of a company which proposes the construction of a pier between 1st and 2d avs, Asbury Park, N. J.

Floyd Y. Parsons, 1133 Broadway, Manhattan, has completed plans and is about ready to receive figures for a hotel for the Delaware & Easton Railroad, to be erected at Andes, N. Y. The cost is estimated at about $100,000.

### Estimates Receivable.

The Commissioner of Correction will receive bids July 30 for the erection of an extension to the boiler house, including chimney and three new boilers, for Hart's Island.

WILLOUGHBY ST.—Thomas Darlington, president Department of Health, Manhattan, on Aug. 6 will receive figures for the erection of a fireproof office building to be situated at Willoughby and Fleet sts, Brooklyn.

PARK PL.—No contracts have yet been awarded for the alterations which the American News Co., 39 Chambers st, will make to Nos. 9 to 15 Park pl, at an estimated cost of $150,000. Fay Kellogg, 104 East 16th st, is architect.

LEONARD ST.—Figures will soon be received in the usual way for the new Carnegie Library, 96x49.9 ft., to be erected at the northwest corner of Leonard and Devoe sts, Brooklyn, to cost about $50,000. Wm. B. Tubby, 81 Fulton st, Manhattan, is architect.

60TH ST.—No contracts have yet been awarded for renovating the 4-sty residence No. 106 East 60th st, for which S. E. Gage, 3 Union sq, has been preparing plans. The work is to cost in the neighborhood of $17,000. James D. Voorhees, 180 West 59th st, is the owner.

68TH ST.—John E. Scharsmith, 1 Madison av, has completed plans for the 5-sty stable, 50x94.5 ft., which Mary A. McHugh, 232 West 68th st, will erect at Nos. 230 and 232 West 68th st, same to cost about $33,000. The exterior will be of brick regularly bonded, with terra cotta coping and five-ply gravel roof. Two buildings will be demolished.

### Contracts Awarded.

LEXINGTON AV.—S. E. Gage, 3 Union sq, has awarded to Elliott Jaffray & Co., 194 Broadway, a contract for interior alterations to the residence of Royal Whitman, No. 283 Lexington av.

61ST ST.—J. C. Lyons Building and Operating Co., 4 East 42d st, has received a contract for improving the 5-sty residence of Theodore H. Banks, No. 17 East 61st st, to cost about $10,000.

5TH AV.—J. A. Zimmerman, 1358 Broadway, has received contract for alterations to the southeast corner of 5th av and 76th st for the Congregation Temple Beth El, from plans by Arnold W. Brunner, 33 Union sq.

34TH ST.—The Baldwin Engineering Co., 117 West 17th st, has received the steam heating contract for the new 19th Ward Bank, to be erected at Nos. 152-154 West 34th st, to cost $45,000. William Emerson, 281 5th av, is architect.

RUTHERFORD PL.—Contracts have been awarded to M. W. Holmes, 571 5th av, for carpentry and William H. Ogle, 418 4th av, plumbing, for extensive improvements to the 4-sty residence of Josefa N. Osborn, No. 2 Rutherford pl.

18TH ST.—Contract has been awarded to the Liberty Iron Works, 462 10th av, for the new loft building to be erected at No. 124 West 18th st for Joseph Quinn, of 615 West 129th st, from plans by C. Abbott French, 150 West 4th st.

51ST ST.—J. H. Scheier, 25 West 42d st, has obtained contracts for $17,000 worth of alterations to Nos. 155-159 West 51st st and Nos. 783-787 7th av for Susan B. Alcott. Messrs. Schwartz & Gross, 35 West 21st st, are the architects.

27TH ST.—Thomas J. Brady, 1123 Broadway, has obtained the general contract to erect the new 11-sty mercantile building at Nos. 13-15 West 27th st, 98x50 ft., to cost $150,000. Mathias Rock, 11 West 32d st, owners, Maynicke & Franke, 298 5th av, architects.

The North American Dredging Co., 13 Park row, Manhattan, has received a contract at 51 cts. a cu. yd. for dredging 37,200 cu. yds. at San Diego Harbor, Cal. The only other bid received was that from the Atlantic, Gulf & Pacific Co., also of 13 Park row, this city.

29TH ST.—William H. Luth Co., 640 Sterling pl, Brooklyn, has obtained the contract for improvements to the 4-sty store and studio building No. 2 East 29th st, owned by William H. Chesebrough, of 111 Broadway. Messrs. Morgan & Barkhausen, 111 Broadway, prepared the plans.

Recent contracts for front brick closed by Mr. C. J. Henderson, New York sales agent for the Harbison-Walker Refractories Co., 1133 Broadway, are for the lower McAdoo Terminal Building, the Van Schaick Building, at 5th av and 14th st, and the "Silversmiths Building," aggregating 2,500,000 front brick.

81ST ST.—Contracts have been awarded for $30,000 worth of improvements to the residence of Paul M. Warburg, 3 East 82d st, at No. 16 East 81st st, from plans by Harry Allen Jacobs, 322 5th av, as follows: Donald Mitchell, 306 West 53d st, general contract; Leslie Bros., 2768 Broadway, hot air heating; G. R. Johnston, 384 Amsterdam av, plumbing.

93D ST.—Leslie Bros., 2768 Broadway, have obtained the contract for steam heating, and F. A. Ten Brook, 751 East 76th st, the plumbing work on the new fireproof building which the Columbia Grammar School, of 34 East 51st st, is erecting at No. 5 West 93d st, at a cost of $45,000. Donald Mitchell, 306 West 53d st, is general contractor, and Messrs. Beatty & Stone and Shiras Campbell, 55 Broadway, are the architects.

### Bids Opened.

George Stanton, 120 Worth st, at $15,947, submitted the lowest bid for alterations to Squadron C Armory, Brooklyn.

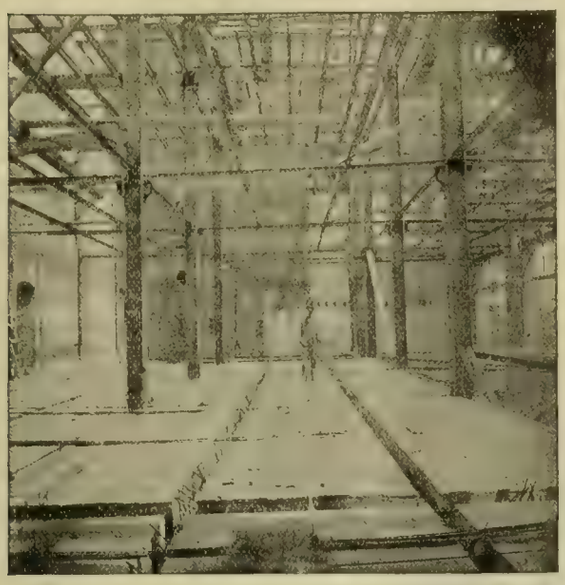
Bids were received by the Armory Board for removal of rock and other material from the site of the proposed armory for the 22d Regiment Engineers, Fort Washington av, 168th and 169th sts. Patrick Reddy, of Lenox av and 111th st, was low bidder at $93,000.

Bids were received July 22 by the Commissioner of Public Charities for building a day room for male inmates and a day room for female inmates, a reception pavilion for male inmates and an operation pavilion in connection with the Home for the Aged and Infirm, Blackwell's Island. Daniel J. Ryan, 723 3d av, Brooklyn, $130,996; Kelly & Kelley, Inc., 45 East 42d st, $119,961; Thomas B. Leahy Building Co., 5 East 42d st, $150,695.

Bids were opened Monday, July 22, by the Board of Education: (No. 1) For the general construction of additions and alterations in P. S. 4, Manhattan. The Bottsford-Dickinson Co., $196,000 (lowest bidders). Other bidders were: Thomas Cockerill & Son, Thomas J. Waters, H. M. Weed & Co. Richard E. Heningham, Patrick Sullivan, P. Gallagher, Edmund D. Broderick, A. L. Guidone, J. & L. Moreland Co. (No. 2) Installing heating and ventilating apparatus in new P. S. 12, Manhattan. Blake & Williams, $60,492 (low bidders). Other bidders were: E. Rutzler

# "The Failure of a Reinforced Concrete Building at Philadelphia"

is the title of an interesting article in the "Engineering News," July 18th, 1907, on the collapse of the Bridgman Bros. Co. Building at Philadelphia.



MARTIN BUILDING, 30th and Market Sts., Philadelphia

Reinforced Concrete **System M** (Patents Pending)

THIS BUILDING WILL NOT FAIL

No definite cause of this collapse is shown. The concrete seems to have been above the usual standard and the error of a workman seems to be alone responsible for this deplorable loss of life and property by the too early removal of shores.

Even with the most perfect organization the careless laborer can easily defeat the purposes of the best engineers or contractors if the system used does not provide against human fallibility.

System M of the Standard Concrete-Steel Company provides definitely against such happenings. Were all shores prematurely removed the shearing value of the light I-beam reinforcement is such that a slight bending only could occur, and disaster is impossible.

This is a reinforced concrete system which possesses the qualifications of absolute safety, simplicity and great speed of erection.

## STANDARD CONCRETE-STEEL CO.

REINFORCED CONCRETE
ENGINEERS AND CONTRACTORS

GENERAL OFFICES; 413-17 EAST 31ST STREET, NEW YORK


Co., Walker & Chambers, Frank Dobson Co., Inc., James Curran Mfg. Co., William J. Olvany. (No. 3) For installing heating and ventilating apparatus in new P. S. 38, Borough of Queens. Blake & Williams, $36,238 (low bidders). Other bidders were: Frank Dobson Co., Inc., R. J. Sovereign Co., William J. Olvany, George A. Suter & Co. (No. 4) For moving house and making repairs to P. S. 52, Manhattan. Joseph Balaban, $1,920 (low bid). Other bidders were: James Hamilton, Rubin Solomon & Son, William Werner, Julius Haas. (No. 5) For general construction of athletic field, High School of Commerce, Manhattan. James Hamilton, $3,949 (low bid). Other bidders were: Rubin Solomon & Son, Tony F. Carfagno, William Werner. (No. 6) For installing electric equipment in P. S. 14, Manhattan. The Spiro Co., $4,875 (low bid). Other bidders were: Griffin & Co., Commercial Construction Co., T. Frederick Jackson., Inc. (No. 7) For water main to buildings for Parental School, Queens. Peace Bros., $8,200 (low bid). Other bidders were: Christopher Nally, John Spence, Jr., John J. Young, Sullivan Bros., Thos. F. Tuohy & Co. (No. 8) For installing electric equipment in P. S. 29, Manhattan. Reis & O'Donovan, Inc., $4,740 (low bidders). Other bidders were: Griffin & Co., Commercial Construction Co., T. Frederick Jackson, Inc. (No. 9) For additions and alterations to the heating and ventilating apparatus in P. S. 35 and 54, Brooklyn. All bids were rejected. (No. 10) For alterations and repairs to P. S. 100, Truant School and Manual Training High School, Brooklyn. P. S. 100, Louis Woelfle, $1,285 (low bid). Truant School, Hugh McLean, $3,579 (low bid). Manual Training School, William Werner, $35,565 (low bid). (No. 11) For heating, repairs of P. S. 7, 44, 47 and 72, Queens. P. S. 7, James Curran Mfg. Co., $2,242 (low bid). P. S. 44, American Warming & Ventilating Co., $2,785 (low bid). P. S. 47, James Curran Mfg. Co., $2,434 (low bid). P. S. 72, Fuller & Warren Co., $2,662.50 (low bid).

### The "Mayfield" Approaching Completion.

The "Mayfield," in course of construction at 15 East 10th st, is worthy of special attention. The building is six stories in height and will contain 24 apartments arranged in suites of eight rooms front and five and six rooms in the rear. Each suite will be equipped with a modern bathroom containing all the latest conveniences. A telephone is to be installed in each apartment, giving both local and long distance service. Each suite will have a gas range and porcelain lined refrigerator. There will be ample storage room for trunks in the basement, as well as bathrooms for servants. The arrangement of the floor plans is the result of careful study, and there will be no dark rooms. In addition to the inside iron stairway the building is provided with fire escapes and an approved iron stairway in the court, so that each apartment has two means of exit. Huston & Asinari, of 25 Liberty st, Manhattan, agents for the Mayfield, report that twenty-five per cent. of the apartments have already been rented. The building will be ready for occupancy Oct. 1.

## BUILDING NOTES

A partnership has been formed by Herbert J. Chambers and John W. Hamilton to engage in steel construction work, with offices at No. 29 Broadway. Both Mr. Chambers and Mr. Hamilton were for many years connected with Milliken Bros.

Of the thirty-six buildings projected north of the Harlem last week eighteen were for one and two family dwellings and seven for three family houses. The only dwelling above that size projected was a 4-sty double tenement to be erected in Williamsbridge. All but one of the dwellings are to be erected north of 170th st.

The Canton Steel Ceiling Co., designers and manufacturers of metal ceilings, side walls and wainscoting for buildings, have at their show rooms at 525 West 23d st the latest catalogue of patterns on display which should please the most critical. These goods are made in a substantial manner, are considered by many to be the best manufactured, and they have won favor with many architects and builders. In fact, the company considers their goods so superior they will admit of no competition. Those in the market for this class of material will do well to communicate with the company.

### Aids to Business Making.

One of the greatest problems encountered by the broker is in the building of a strong list of Realty Buyers. The Solution is found in the geographically arranged conveyance records, with addresses of grantees, as given in the Record & Guide Quarterly. For example: Select a property which you consider reasonable in price or terms, and have a circular letter, offering the parcel, sent to all the buyers during the quarter or year, in the block, street or neighborhood. This method cannot fail to produce results.

## Building on Upper Broadway.

THE increasing number of sales of elevator apartment houses on upper Broadway, north of Manhattan st, indicates that the confidence of investors in Washington Heights realty is gathering renewed strength. The purchase of the "Royal Arms," at the southwest corner of Broadway and 138th st, furnishes the latest illustration of the change of sentiment in this direction, and is said to be exerting an important influence on several large transactions now pending.

In this connection it may be stated that in no other part of Manhattan is there a greater activity in high class apartment building than along this section of Broadway. No less than five large operations are in course between Manhattan and 145th sts. Gross & Herbener, on the west side of Broadway, between 140th and 141st sts, are covering the whole block front with two 6-sty elevator apartments, to cost $450,000.

Another project of the same class is at the southwest corner of Broadway and 142d st. The structure in question has six stories of five apartments each, of 5, 6, 7 and 10 rooms. In this building the lower and second floor is of concrete, as well as the stair landings. In each apartment a large burglar proof safe has been built into the side walls, as well as a garbage closet of convenient form. In place of the customary wooden mouldings used for the protection of the corners of walls, a new type of metal corner has been employed. It consists of an angle strip perforated on each side, which is nailed to the studding. When covered with plaster it is scarcely noticeable.

Elevator apartments of the class mentioned rent for an average of $12 per room and are rapidly coming into favor. It is affirmed by builders that almost the entire upper section of Broadway is likely to be well built up with this character of structures.

### "Housekeeping Apartments."

The "Van Dyck" and "Severn," at Amsterdam av and 72d st, are termed "housekeeping apartments," in distinction from apartment hotels—an old designation revived. They are comparatively new 12-sty twin buildings. The Van Dyck has three apartments on each upper floor of eight to eleven rooms, with two and three baths. The Severn has four apartments on each floor of six and eight rooms, with two baths. Each house has a special doctor's apartment on the first floor.

All hotel features have been carefully omitted, and the public features of the houses minimized. In the Severn no public hall above the entrance floor is used by more than two apartments, while in the Van Dyck there are no long corridors or public halls, as in each apartment the entrance is direct from elevator into the private vestibule. The entrance to each apartment is, like that of a private house, directly into the receiving room, and there are no long entrance corridors.

"Stanley Court," at the northwest corner of 106th st and West End av, is very typical of the new style of housekeeping apartments. The building was recently completed by R. H. Macdonald & Co. as general contractors, and on the three points, of situation, plan and equipment, it is regarded as an attractive proposition. The neighborhood is one in which a number of Class A houses have recently been erected, and is a very choice part of the city.

"Stanley Court" has on its east side a triangular place formed by the intersection of Broadway, 106th st and West End av, and its upper floors overlook the Hudson River, as Riverside Drive is only one block distant. The twelve stories contain 24 apartments of ten rooms and three baths each, which command rentals of $2,280 to $3,000 per annum.

Features of the house plan is, first, the recess in the front, making an open court to admit a front light and view to the center of the building. Second, the placing of all living and sleeping rooms on the outer rim of the building. The ground floor suites have their service rooms in the basement, connected with a private staircase. Besides the elevator for tenants, there is another for the servants and provision men. Of the total of 24 apartments, 16 are tenanted. With but two apartments on a floor and the advantages named, the tenants have most of the conveniences of a private house, without some of its disadvantages.



THE BRUNSWICK BUILDING.

Fifth Avenue and 26th Street, Manhattan.

Francis H. Kimball, H. E. Donnell, } Associated Architects.


### Aids to Business Making.

Good machinery is economical in any business, and the best for a real estate office is so moderate in price and the returns from its intelligent use so large that no real estate office should do without. A complete system consists of the Record and Guide Weekly, the Record and Guide Quarterly, the Real Estate Directory, and the Realty Records Information Bureau. To have these mean that you have a plant capable of creating a large business in sales, leases, mortgages or exchanges. Our records are worth thousands of dollars to any broker, and the subscription fee makes them as much yours as if they were placed complete in your office. More so—we keep them up for you.

## Obituary.

### William Hamilton Russell.

RUSSELL.—At Lyons, France, on Tuesday, July 23, 1907, WILLIAM HAMILTON RUSSELL, of this city.

In the death of Mr. Russell, New York loses not only one of its most prominent architects, but a most estimable citizen. In the upbuilding of the later New York, Mr. Russell's part was second to none. Although not yet fifty-one years old, his active career covered the whole of the newer building period, throughout which he was engaged on some of the largest and most costly buildings.

Born in New York in 1856, he was graduated from Columbia in the class of 1878, studied abroad and afterward entered the office of Renwick & Sands, later to become a partner in the firm of Renwick, Aspinwall & Russell, a firm which erected many notable buildings. Subsequently he practiced under his own name, and in the year 1894 he joined forces with Mr. Charles W. Clinton, and they formed the present firm of Clinton & Russell, the firm consisting of Mr. Charles W. Clinton, Mr. W. H. Russell, Col. J. Hollis Wells and Mr. Fredk. W. Winterburn.

This firm has been eminently successful with a large practice, many notable buildings having been erected after their plans and under their supervision. The Mutual Life Insurance Company's Buildings, Broad-Exchange, Atlantic Mutual, Wall Street Exchange, Graham Court, the Hotel Astor, 60 Wall st and the United States Express Realty Company's Building are a few of their completed works, and at present they are building the Hudson Terminal Buildings, the Consolidated Stock and Petroleum Exchange and the Apthorp apartments on upper Broadway, said to be the largest apartment house in the world.

Mr. Russell was an untiring worker, looking into the smallest details, yet with great breadth and clearness of view. He had the happy faculty of combining firmness, consideration and justness. Client and contractor, associate and staff alike reposed confidence and trust in him. He leaves a widow and a son aged eleven years.

### John H. Sutphin.

Funeral services over the remains of the late John H. Sutphin were held at the Presbyterian Church and in Maple Grove Cemetery, at Jamaica, on Wednesday. Mr. Sutphin was 72 years of age. On his mother's side he came from the Wyckoff family. The Sutphins came from Holland to Flatlands in 1640. John H. Sutphin was for many years president of the Bank of Long Island at Jamaica, and for thirty years was Clerk of Queens County, beginning in 1870.

E. Bradley Currier, president of the E. Bradley Currier Company, of 23d st, dealers in mantels and tiles, and living at 313 West End av, dropped dead at 58th st and 8th av on Wednesday night. Mr. Currier's cards were in his pockets, and led to his identification. Mr. Currier was about 40 years old. His father (same name) died only a year or more ago.

### Personal.

Louis Schrag, 124 West 23d st, Manhattan, is spending his vacation at Mt. Pocono, Pa., and will return to the city about August 1.

Mr. and Mrs. Francis de R. Wissman will desert Edelsea, their country place at Westchester, N. Y., in a short time and take possession of the Pendelton house in Bar Harbor for the rest of the season.

## Interest Charges Rising.

The prediction made in the Record and Guide, in the spring, that money for real estate purposes would be "tight and loose in spots," all through the season, seems to fairly describe the varied experiences of builders and dealers. In the opinion of the Evening Post, conditions are now about as unfavorable as they have been for more than a year:

Four per cent. money, of which there was some a year ago, and at that time promises of much, now has almost entirely disappeared. At any rate of interest funds for real estate investment are scarce, and the ordinary dealer can hardly expect to be more fortunate than to meet a rate of less than 5½ per cent.

Midsummer months have usually been the most favorable to the borrower on bond and mortgage. Rates then go about as low as ever and funds are generally quite plentiful. Many operators are wondering what the fall and next winter have in store if current conditions are the best this year is to afford.

But taking the whole city into account, the Record and Guide inclines to the belief that while interest rates are higher, mortgage money is more plentiful. Capital considers itself entitled to a higher wage, but at the specified terms there is more money to be obtained than there was last summer. Lending corporations admit that they are calling in past-due loans at low interest and reissuing at current rates, or else taking methods equivalent to this. As the president of a life insurance company explained to the Record and Guide this week:

"It is merely a question of business policy with us. We have deemed it expedient to increase the annual interest charge in a number of cases. We are not calling in our loans, but on the contrary are increasing our investments in real estate mortgage securities."

There being more uses for money, it is more in demand, and for its use the borrower must pay higher rates—for the time being. Pay the price and you can have all you want.

## Paperhanging in Panels.

AND now it has come about that the better sort of wall papers, imported to help make the American house beautiful, are again hung in panels, and this return to the correct principles of mural decoration is mainly due to the influence of recent architectural achievement, followed by an intelligent decorative treatment of interiors in the styles of the periods indicated by the work of the architects.

After all, doorways and windows are symmetrical panels, scaled and balanced in proper proportion to the dimensions of a room, and so the simple and rational method of decorating the wall surfaces is to carry out the idea suggested by the constructive features.

The room panelled in wall papers is good from an artistic point of view, presenting a series of framed decorative pictures; while not the least advantage of this style of wall decoration is the sanitary feature; in the treatment of bedchambers, for instance, after the panel moldings of wood have been fixed and the ceiling has been tinted in distemper, the wall spaces around the panels and the moldings themselves are painted in oil color, toned to suit the woodwork or the background of the paper itself. This obviates the use of paper in the corners and above the baseboard, and renders the walls practically washable, excepting the panel surfaces, which are easily cleansed by a dry process.

The infinite variety of decorative effects to be had in connection with the use of wall paper in panels is of course apparent to the skilled designer, but the simplicity of execution must commend itself even to the amateur who is disposed to dispense with the services of the professional decorator.

French and English wall papers, conceived and carried out the lines of the classic decorative periods, are all intended for use in panel form, being complete in design without the necessity of frieze or border to produce a finished effect. A large variety of the foreign wall papers is matched by linens, taffetas, chintzes and cretones, so that an entire room may be decorated and upholstered without change of pattern or coloring.

For the drawing-room are used papers simulating a velvet surface, or showing the design in relief of silk flock on a background of embossed silk or smooth satin. In panelling papers of this high class moldings of gilded wood or molded carton pierre are used, the wall spaces around the panels following in color the door and window framings or permitting a metallic treatment in glazed aluminum or gold leaf. The use of galloons to finish the paper inside the panel moldings, lends a textile effect to the wall covering, and enhances the value of the decorative scheme when portieres and window hangings of velvet or silk damask are used.

Dining-rooms panelled in French tapestry or Japanese leather papers may have the hardwood moldings suggested by the woodwork, or stripe moldings in leather effect shown metallic nail heads are sometimes employed with excellent results. For the surrounds of the panels the cortex paper, giving a plain tapestry surface is proper, and for figured leather effects the metallic canvas effect is approved.

When a Japanese cloth or the Korean splint cloth is used for the sake of a plain effect on the walls of a library or a music room, panel moldings indicating a conventional treatment of the bamboo and colored in agreement with the woodwork are in character, leaving the stile spaces to be painted and stippled in harmony with the wall covering.

Halls hung with landscape papers are most effective when the panels are shortened from the lower ends to give a wainscot effect, and the use of grass cloth or splint cloth on the larger plain surfaces give a solid and durable piece of work.

For the nursery or playroom, as it is sometimes necessary to remove the wall decoration for the cleansing or renovation of the room, the panels had best be in the form of detachable frames and in line with this idea the Pierrot pictures are enclosed with white enameled moldings and protected with glass, while the walls are painted or hung in simple Chambray papers of light tints. The pictures are spaced in panel effect and hang flat, as though fixed to the walls.

Perhaps a strong inducement to use the panel in wall paper decoration is the manifest facility with which an interior so decorated may be changed without undue expense. Given the ceilings, the stilings and the fixed moldings already done in color harmony with the constructed details of any room, the renovation becomes merely a matter of removing the covering from the panel surfaces and substituting the new conceit, while omitting the always expensive and disagreeable consequences attendant upon the process of redecoration entire.

And so, making due allowance for the vageries of fashion, it may reasonably be said that the revived idea of panel decoration as applied to the use of paperhangings and textiles for wall decoration, is due to prevail just as long as the architecture of the period demands the style. A. BRYANT PARKER.

# IN THE REAL ESTATE FIELD

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. July 19 to 25, inc. | | 1906. July 19 to 26, inc. |
|---|---|---|---|
| Total No. for Manhattan | 172 | Total No. for Manhattan | 336 |
| No. with consideration | 6 | No. with consideration | 20 |
| Amount involved | $114,050 | Amount involved | $975,325 |
| Number nominal | 166 | Number nominal | 316 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 8,424 | | 14,753 |
| No. with consideration, Manhattan, Jan. 1 to date | 578 | | 896 |
| Total Amt. Manhattan, Jan. 1 to date | $30,564,086 | | $46,525,649 |
| | 1907. July 19 to 25, inc. | | 1906. July 19 to 26, inc. |
| Total No. for the Bronx | 179 | Total No. for The Bronx | 346 |
| No. with consideration | 12 | No. with consideration | 47 |
| Amount involved | $42,835 | Amount involved | $273,840 |
| Number nominal | 167 | Number nominal | 299 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 5,877 | | 7,920 |
| Total Amt., The Bronx, Jan. 1 to date | $4,927,736 | | $5,460,074 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **14,301** | | **22,673** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$35,491,822** | | **$51,985,723** |

**Assessed Value, Manhattan.**

| | 1907. July 19 to 25, inc. | 1906. July 19 to 26, inc. |
|---|---|---|
| Total No., with Consideration | 6 | 20 |
| Amount Involved | $114,050 | $975,325 |
| Assessed Value | $94,000 | $699,700 |
| Total No., Nominal | 166 | 316 |
| Assessed Value | $4,940,000 | $8,872,200 |
| Total No. with Consid., from Jan. 1st to date | 578 | 896 |
| Amount involved " " | $30,564,086 | $46,525,649 |
| Assessed value " " | $20,198,600 | $32,211,275 |
| Total No. Nominal " " | 7,845 | 13,857 |
| Assessed Value " " | $217,621,500 | $458,280,310 |

MORTGAGES.

| | 1907. —July 19 to 25, inc.— Manhattan. | Bronx. | 1906. —July 19 to 26, inc.— Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 188 | 146 | 380 | 237 |
| Amount involved | $4,735,419 | $574,784 | $8,983,872 | $1,490,945 |
| No. at 6% | 86 | 38 | 195 | 77 |
| Amount involved | $816,269 | $113,277 | $3,787,872 | $556,960 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 8 | 11 | 17 | 29 |
| Amount involved | $802,000 | $45,865 | $741,000 | $74,035 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 60 | 84 | 84 | 77 |
| Amount involved | $1,869,500 | $330,542 | $2,327,700 | $383,155 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 8 | ..... | 29 | 4 |
| Amount involved | $487,000 | ..... | $786,000 | $36,200 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 5 | 1 |
| Amount involved | ..... | ..... | $282,000 | $40,000 |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 26 | 13 | 50 | 49 |
| Amount involved | $760,650 | $85,100 | $1,059,300 | $400,595 |
| No. above to Bank, Trust and Insurance Companies | 58 | 11 | 74 | 17 |
| Amount involved | $2,124,100 | $113,000 | $1,768,000 | $337,200 |
| | | 1907 | | 1906 |
| Total No., Manhattan, Jan. 1 to date | | 9,156 | | 11,761 |
| Total Amt., Manhattan, Jan. 1 to date | | $229,318,152 | | $228,532,613 |
| Total No., The Bronx, Jan. 1 to date | | 5,405 | | 5,655 |
| Total Amt., The Bronx, Jan. 1 to date | | $55,107,549 | | $44,067,042 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **14,561** | | **17,416** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$284,425,701** | | **$272,599,655** |

PROJECTED BUILDINGS.

| | 1907. July 20 to 26, inc. | 1906. July 21 to 27, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 15 | 28 |
| The Bronx | 36 | 49 |
| Grand total | 61 | 77 |
| Total Amt. New Buildings: | | |
| Manhattan | $793,100 | $1,433,400 |
| The Bronx | 298,300 | 557,950 |
| Grand Total | $1,091,400 | $1,991,350 |
| Total Amt. Alterations: | | |
| Manhattan | $452,550 | $277,899 |
| The Bronx | 43,075 | 4,530 |
| Grand total | $495,625 | $282,429 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 683 | 1,208 |
| The Bronx, Jan 1 to date | 1,183 | 1,295 |
| **Mnhtn-Bronx, Jan. 1 to date** | **1,866** | **2,503** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $51,427,260 | $81,945,430 |
| The Bronx, Jan. 1 to date | 13,452,050 | 17,961,495 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$64,879,310** | **$99,906,925** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$10,883,454** | **$14,517,128** |

### BROOKLYN.

CONVEYANCES.

| | 1907. July 18 to 24, inc. | 1906. July 19 to 25, inc. |
|---|---|---|
| Total number | 595 | 905 |
| No. with consideration | 30 | 47 |
| Amount involved | $149,860 | $358,575 |
| Number nominal | 565 | 858 |
| **Total number of Conveyances, Jan. 1 to date** | **20,626** | **21,278** |
| **Total amount of Conveyances, Jan. 1 to date** | **$13,063,017** | **$19,301,654** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 612 | 890 |
| Amount involved | $2,716,394 | $3,809,058 |
| No. at 6% | 317 | 422 |
| Amount involved | $981,377 | $1,233,688 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 225 | 209 |
| Amount involved | $1,365,050 | $1,203,300 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 54 | 213 |
| Amount involved | $284,850 | $1,083,436 |
| No. at 4½% | 2 | 1 |
| Amount involved | $34,000 | $3,000 |
| No. at 4¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 4% | 1 | 2 |
| Amount involved | $600 | $130,800 |
| No. at 2% | 1 | ..... |
| Amount involved | $1,500 | ..... |
| No. without interest | 12 | 43 |
| Amount involved | $49,017 | $154,834 |
| **Total number of Mortgages, Jan. 1 to date** | **21,134** | **22,697** |
| **Total amount of Mortgages, Jan. 1 to date** | **$93,522,133** | **$94,416,211** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 131 | 208 |
| Estimated cost | $1,227,460 | $1,912,340 |
| Total Amount of Alterations | $114 445 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **5,903** | **4,782** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$44,348,979** | **$34,731,682** |
| **Total amount of Alterations, Jan. 1 to date** | **$3,833,348** | **$3,126,537** |

## PRIVATE SALES MARKET

While private trading for the week was admittedly sluggish, the budget nevertheless contains a large sale of lots in the Claremont section and several interesting transactions in corner properties, including the sale of the "Royal Arms" at the southwest corner of Broadway and 138th st, on Washington Heights, in which neighborhood the demand for high-grade elevator apartments is increasing. There exists a prevailing sentiment among the brokers in that locality that the final results of the fall renting season will furnish sufficient proof of the wisdom of the unusual building now in course along that thoroughfare which is already reflecting a strengthening influence on surrounding values. Builders in that zone are experiencing less trouble in procuring permanent loans, and since the promoters of questionable operations have been driven from this field the legitimate undertakings are fast obtaining recognition. The total number of private sales reported is 55, of which 9 were below 59th st, 26 north, and 20 in the Bronx.

### SOUTH OF 59TH STREET.

COMMERCE ST.—Daniel C. Whearty sold for Mrs. Elizabeth Lahey to a client 16 Commerce st, near Bleecker st, a 2½-sty brick house with stable in rear, 25x70.

MONTGOMERY ST.—Osk & Edelstein sold to a builder 69 and 71 Montgomery st and 354 Cherry st, a 6-sty brick and stone flat, with stores, being the northeast cor of Montgomery and Cherry st, 47x60. Public School No. 31 is situated on this block.

#### Old Ledger Building Sold to the Staats Zeitung.

WILLIAM ST.—Ruland & Whiting Co. sold for Robert E. & Fredk. Bonner the 5-sty and basement fireproof building, n e cor William and Spruce st, 523.6x97x44x93, to the New York Staats Zeitung. While no definite information it at hand it is thought likely that the Staats Zeitung will occupy the premises partly as a business office. It will be remembered that the paper is about to erect a new structure on the triangular plot at the junction of Duane and Lafayette sts, and until this building is completed, the paper will have need of a temporary printing house.

4TH ST.—K. Goldner sold for the Reich estate to Frank Gans the leasehold 209 East 4th st, a 5-sty building, 25x97.

13TH ST.—Katz & Co. resold for William Hennessey 220 East 13th st, a 4-sty tenement, 15.6x103.3, recently bought from the Lefever estate. This parcel is convenient to the subway station at 4th av and 14th st.

18TH ST.—P. D. Benson sold for K. O'Shea, 503 East 18th st, a 4-sty tenement, 26x92. The above parcel adjoins the northeast cor of Av A and 18th st.

37TH ST.—Ames & Co. sold for Jefferson M. Levy 212 West 37th st, a 4-sty building, 20.10x60. The McCall Pattern Co. and Engine Co. No 26 are located on the same block.

43D ST.—The Breslauer Realty Company sold 326 West 43d st, a 5-sty flat, 25x100.5.

48TH ST.—Louis Schrag sold for the Seaboard Land & Mortgage Company to Thomas P. Burke 310 West 48th st, a 3-sty dwelling, 16.8x100.5.

EAST BROADWAY.—Beno Meltsner sold for Eugene Raphael to Meyer Vesel 136 East Broadway, running through to 125 Division st, two 4-sty buildings, 50x125. The above parcel is situated one block west of Seward Park and in a closely-built section.

## NORTH OF 59TH STREET.

70TH ST.—Slawson & Hobbs sold for Frances E. Coleman 227 West 70th st, a 3-sty, high stoop dwelling, 19x100.5. The buyer will occupy.

80TH ST.—William M. Silver bought from Ellen Connell 142 West 80th st, a 4-sty and basement stone front dwelling, 20x102.2.

84TH ST.—Ida Margoles sold to a purchaser for occupancy 277 West 84th st, a 3-sty brk dwelling, 16x80.2, 35 ft. east of West End av.

85TH ST.—William Wolff's Son sold for Ed. I. Wormser the 5-sty triple flat, 511 East 85th st, 25x102.2, to Lena Hill.

88TH ST.—Egbert B. Seaman sold 181 West 88th st, a 3-sty and basement stone front dwelling, 16.8x100.8.

95TH ST.—Pease & Elliman sold for Mrs. A. R. Jennot 134 West 95th st, a 3-sty dwelling, 17x100.8.

102D ST.—Isaac Portman sold to Samuel A. Potter 326 to 330 East 102d st, two 6-sty tenements and stores, 75x100.11. The buyer gives property on 45th st, Brooklyn, in part payment.

106TH ST.—Henry Wise sold for Virginia Bianchi to G. Berdoneni 313 East 106th st, a 5-sty building, with stores, 25x100.11.

110TH ST.—A. Hallander sold 161 to 171 East 110th st, six 4-sty tenements, with stores, 150x100.11.

112TH ST.—Joseph and Simon Silverberg sold to Virginia Bianchi 318 and 320 East 112th st, two 4-sty buildings, with stores, 50x100.11.

113TH ST.—Weisberger & Kaufman sold for August C. Nanz 303 and 305 West 113th st, two 5-sty flats, 50x100.11.

114TH ST.—The Mildred Realty Company sold the 6-sty new law house 216 and 218 East 114th st, 36x100.11.

139TH ST.—Isidore Grossman bought from the Lexington Avenue Company 247 West 139th st, a 4-sty American basement dwelling, 32x99.11.

144TH ST.—Polizzi & Co. sold for Charles, Isidore and Walter Wanderman the 6-sty new law tenement, 247-9 W. 144th st, 40x100.

BRADHURST AV.—J. Salinger and E. Klein sold 120 Bradhurst av, a 5-sty flat, 24.11x75, at the north cor of 148th st.

BRADHURST AV.—Julius H. Reiter bought 122 and 124 Bradhurst av, two 5-sty flats, on plot 50x72. Title is in the name of Hyman Schauschepy.

### A Large Purchase of Lots.

BROADWAY.—Bernard Smyth & Sons sold for the Post estate to Charles M. Rosenthal a plot of over 12 lots at the northeast cor of Claremont av and 122d st, with a frontage of 300 ft. on Riverside Park and opposite the two blocks recently purchased by the Theological Seminary, on Claremont av, between 120th and 122d sts. Also to the same buyer for Joseph H. Mahan the lot on the west side of Broadway, 65 ft. north of 122d st, 25.3x about 128x irregular, and for the Lawyers' Title Insurance & Trust Company the plot on the west side of Broadway, 221 ft. north of 122d st, 55x about 79. Also, sold for Georgiana H. Speer, the lot adjoining on the west side of Broadway, 277¾ ft. north of 132d st, 25x80x irregular. Mr. Rosenthal also purchased through the same brokers the plot on the west side of Broadway, 90 ft. north of 122d st, 130.11x119x irregular, giving him a combined plot of 300 ft. on Claremont av by 200 ft. in depth, and frontage on Broadway of 236.7¼ ft. The plot will probably be improved with high-class apartment houses. The property sold by Post estate has been in this family since 1812, and is the last of their holdings in this section.

LENOX AV.—Max Just sold for Estelle and Florence Jacobs, the two old law 5-sty flats and stores, 50x84, at the southeast cor of Lenox av and 133d st, to Max Marx.

### In the Elevator Apartment District.

WEST END AV.—Henry Dazian sold the Raleigh, a 7-sty elevator apartment house at 814 and 816 West End av, 50x105.2x irregular, between 99th and 100th sts. In the immediate vicinity are such apartments as the Graystone, Rosary, Buckingham Court, Schuyler Arms and others.

7TH AV.—F. E. Barnes sold for Joseph Oussani 1962 7th av, a 5-sty double flat, 25x100.

## WASHINGTON HEIGHTS.

151ST ST.—George R. Cannon sold 502 and 504 West 151st st, a 6-sty apartment house on plot 75x99.11 to Lillian B. Vance. In part payment for the above the seller takes 229 West 139th st, a 4-sty dwelling, 18.2x99.11.

159TH ST.—F. E. Barnes sold for A. E. Weiss to Frank Schwarz 528 West 159th st, a 5-sty double flat, 25x99.11.

179TH ST.—C. V. Schmidt, Jr., sold for Donald Robertson the 5-sty apartment, with stores, at the southeast cor of 179th st and St. Nicholas av, 50x100. This is the third corner parcel in this section sold within a year by the above broker.

### "Royal Arms" Finds Purchaser.

BROADWAY.—J. R. Davidson and Pehlemann & Schwegler sold for the Levy & Weinstein Construction Company the 6-sty elevator apartment known as the Royal Arms, at the southwest cor of Broadway and West 138th st, 100x100. The station of the Broadway subway is at 137th st. At the northeast corner of Broadway and 138th st is situated the Montefiore Home. Elevator apartments in the locality in question are considered good speculations.

BROADWAY.—Frederic Zittel, for Daily & Carlson, sold to a client the 6-sty apartment and stores at the southwest cor of Broadway and West 140th st.

**READY FOR DELIVERY.**

The Index to Volume LXXIX. of the Record and Guide, covering the period between January 1 and June 30, 1907, is now ready for delivery. Price $1. This Index covers all transactions—deeds, mortgages, leases, auction sales, building plans filed, etc. Orders for the Index should be sent to the office of publication, 11-15 East 24th St.

## BRONX.

GARFIELD ST.—Wm. Peters & Co. sold for P. A. Eustis to Mrs. M. Kelly a 2-sty dwelling on the east side of Garfield st, 250 ft. south of Morris Park av; also a similar dwelling, 300 ft. south of the same av, to John Stevenson.

136TH ST.—William Wolff's Son sold for a client 554 East 136th st, a 4-sty double flat, 25x100, to Johanna Klein.

140TH ST.—Lichtenstein, for Mary Robinson, sold to L. Scheinkman 858 East 140th st, a 5½-sty building, 38.6x100.

158TH ST.—Eugene J. Busher sold for Scheele & Wiebke to Jacob A. Frank 686 East 158th st, a 3-sty three-family dwelling, 25x100.

209TH ST.—A. Shatzkin & Sons bought from Sophie Duden the plot, 200x95, on the north side of 209th st, 75 ft. east of Cedar av; the same firm sold the lot, 25x100, on the north side of 226th st, 200 ft west of Paulding av, to Raffaele Deipipo; also sold to Mr. Rubin the lot, 25x100, on the north side of 214th st, 175 ft. west of Tilden av.

BRONX PL.—The Sound Realty Company sold through M. A. Shopland & Co., to Henry C. Heiser, the northeast cor of Bronx and Osman places, Wakefield, plot 50x100.

BRUNER AV.—The Whitehall Realty Company sold the plot, 50 x97.6, on the east side of Bruner av, 350 feet south of Nereid av.

BEDFORD PARK BOULEVARD.—Frederick Fox & Co. sold for Julius F. Toussaint, President of the Astoria Realty Company, his residence on the Bedford Park Boulevard, thirty feet north of Bainbridge av, to Mr. Wiener, 50x100; and for Charles Wetzel, two lots on the westerly side of Bainbridge av, 100 feet south of the Bedford Park Boulevard, to Douglas Knox, who will erect a private residence on the site.

BAINBRIDGE AV.—Frederick Fox & Co. sold for Charles Wetzel to Douglas Knox two lots on the west side of Bainbridge av, 100 feet south of Bedford Park Boulevard. Mr. Knox will erect a private residence.

CROTONA PARK NORTH.—R. I. Brown's Sons sold for Josephine C. Gillies the vacant plot, 50x98, situate on the north side of Crotona Park North, 92 feet east of Prospect av.

FIELDSTON ROAD.—Eugene Christian bought from the Rivers estate the block front comprising about 25 lots, with 2-sty frame dwelling and outbuildings, on the east side of Fieldston road, between 253d and 254th sts. He will erect a residence on the site.

MAYFLOWER AV.—Wm. Peters & Co. sold for A. Del Donno the plot 75x100 on the east side of Mayflower av, 300 ft. south of Evelyn pl.

MORRIS PARK AV.—Wm. Peters & Co. sold for Basilius Busch to A. H. Kingston the 2-sty store building on the north side of Morris Park av, 75 ft. east of Victor st.

SHERIDAN AV.—Smith & Phelps sold for a Mr. Freeman to a Mr. Martens the plot, 115x100, at the southwest cor of Sheridan av and 162d st.

## LEASES.

Duross Company leased 106 West 13th st, 3-sty private dwelling, for Margaret Yeager to Maria Bradley. Also 108 West 13th st, 3-sty private dwelling, for Margaret Yeager to Elizabeth E. Baird, for term of years.

Charles F. Noyes Co. has leased for Mary E. Bristor represented by George R. Bristor, attorney, the 6-sty and basement building 125 White st, to Charles Lobosco & Co. for a term of years at an aggregate rental of about $30,000.

M. & L. Hess leased for James Slater to Waterson, Law Amusement Co. the property 443-447 3d av, and 206 East 31st st, known as Third Avenue Theatre, for a term of years. The lessee will make extensive adterations to the premises and proposes to devote the house to high-class refined vaudeville performances.

W. E. Preble and Albert Booth Cohen Co. leased for T. G. Sellew to the Childs Co., represented by the Willard S. Burrows Co., 176 Fulton st, a 5-sty loft building between Broadway and Church st, for a term of 21 years, at an aggregate rental of $185,500. The property, which is near the McAdoo tunnel terminal, has been in the Sellew family since 1866.

M. & L. Hess were the brokers in the lease for the Ford estate to the Fleischmann Realty & Construction Co., of 507 5th av, 36x133, with alley to 43d st, in rear of R. T. Wilson's residence. The lease is for 21 years, with 4 renewals and a building loan on $200,000. The rental to be paid for the first term is nearly $1,000,000. The lessees will erect a 12-sty and basement office building, of which M. & L. Hess have leased the ground floor and basement to the Columbia Bank for the term of 21 years at an aggregate rental of $600,000.

## The Auction Market.

Less than a half-dozen auction sales took place in the New York Real Estate Salesroom during the week. On Monday at the stand of Joseph P. Day a 1-sty frame dwelling on the north side of 131st st, 100 ft. east of 12th av, 50x99.11, was struck off on a bid of $11,100 to John E. Conron. Auctioneer Jas. L. Wells on the same day disposed of 1117 Simpson st, 25x100, a 2-sty frame dwelling, for $7,225, the purchaser in this instance being Leo Hutter. Wednesday's offering by Auctioneer Day of a parcel at 97 Broome st, a 4-sty brick tenement and store and 5-sty brick building in rear, 25x75, was awarded to Henry Horwitz on a bid of $15,250. A parcel on Tinton av, northeast corner of 147th st, 200x100, vacant, was sold to the plaintiff for $17,000.

The only sale on Thursday was that of two 5-sty brick tenements at 168 and 170 Chrystie st, which were knocked down to the plaintiff in a legal action for $64,500.

# REAL ESTATE NOTES

A responsible corporation wants a building loan of $90,000 for a 75-foot front fireproof building in East 72d st. See Wants and Offers.

A renting man acquainted in the district between Houston and 14th st would like a position with a good firm. See Wants and Offers.

The annual increase in Manhattan population by immigration can scarcely be worth as much as a real estate asset as it was ten or twenty years ago.

Harry Lippmann, of David and Harry Lippmann, operators, 198 Broadway, Manhattan, is enjoying his vacation abroad in the Saxony mountains, Bavaria.

The New York real estate broker must begin to take a larger view of his field. He should grow with the city, and New York is fast crowding beyond the island.

Pease & Elliman have moved their headquarters at 507 5th av to 309 Madison, between 41st and 42d sts. The change is temporary, as a new building is about to be erected upon the site of their old office.

In last week's issue of the Record and Guide, in reference to the Water Supervision Co., we omitted to state that Sol J. Jacobs, banker, 41 New st, is the treasurer and one of the most active men in the management of the company.

In speaking of the prospect of active fall trading, Sheldon B. Shaw, 150 Broadway, Manhattan, said that it depended largely on a loosening up of money, that there are plenty of bargains all over town, and that there were never greater opportunities for investment in real estate than at present.

"Rosemont," against which the Mutual Life has instituted foreclosure proceedings, is a beautiful estate of a thousand acres at Wheatley Hills. Should Mr. Foxhall Keane let it go to the auction block there would be keen bidding for it, as developing syndicates would be eager to get it.

The State of New York expects to get about $2,000,000 as the amount of the collateral inheritance tax on the estate of the late James Henry Smith, of Tuxedo and New York. The appraisal will be conducted by an officer from Orange County, mainly in Manhattan, where securities are lodged in safe deposit vaults.

Terry & Tench, builders of contractors' machinery and structural steel, are commencing work on the Manhattan Bridge. One of the pedestals arrived at its location on Wednesday last. They are also making rapid progress on the work on the Van Courtlandt extension and the structural work of the Grand Central station.

The McAdoo tunnels, extending from a point near the Lackawanna station in Hoboken under the North River to Morton st, Manhattan, are practically finished. Nothing but the electrification remains, and that is under way, so that it is promised that trains will be running under the river, though not through the 6th av tunnel, some time this fall.

"Out of one hundred mortgages foreclosed on real estate," said a broker the other day, "about forty cases are due to the fault of the mortgagor, forty to the fault of his wife, fifteen to the fault of the contractor, four to misfortune and one to the fault of the private mortgagee, and seldom or never is the fault of the bank or loan company taking the mortgage."

The amateur buyer exercises too much care in selecting his parcels. He is too much afraid of making a mistake, and takes things too seriously. Said a speculator: "I don't care for mistakes if my successful deals predominate. I don't expect to score every time and I know that if I don't take a chance I'll never accomplish anything." If the building does not suit, sell it for less than you expected, and try again.

A new departure in fire insurance has been inaugurated by the Excelsior Fire Insurance Co., of 105 William st, Manhattan, and of which Mr. P. B. Armstrong is president and active head. The plan of this company is to carry out the idea of mutual insurance and to allow the policy holder to participate in the dividends to the extent of his policy on May 1 of each year. Another feature of this company is class insurance. Only two kinds of property are insured. Brick, stone and iron buildings are in the preferred class, but not their contents. Class B includes properties protected with automatic sprinklers, including contents. The valuable feature of class insurance is that the loss of one class will not be chargeable to the losses in another.

### Real Estate the City Owns.

Advance pages of the annual report of the Comptroller for last year are at hand. It is a well arranged and informing document. We note that the valuation of the real estate in the Department of Education, in the city, totals $69,190,095, of which $41,677,000 belongs to Manhattan. The library system is valued at $14,000,000; the parks at $382,712,460; the water works at $30,000,000; docks and ferries, $56,283,000; rapid transit property, $46,042,000; bridges, $44,251,000; police department, $4,771,000; fire department, $6,609,000; public buildings, $14,525,000; public charities, $28,610,000; corrections, $6,700,000; health, $370,000; sewers, $40,000,000; miscellaneous, $5,000,000.

### Tax Rate Fixed.

The tax rate for 1907, officially determined by the Board of Aldermen, is shown as follows:

| | 1907. | 1906. |
|---|---|---|
| Manhattan and The Bronx | 1.48499 | 1.47890 |
| Brooklyn | 1.55408 | 1.53769 |
| Queens | 1.53393 | 1.55484 |
| Richmond | 1.56884 | 1.55422 |

The rate for 1907 is about 10 cents higher on $1,000 of assessed valuation than last year, due largely to the cutting off of "dead wood" assessments on personal property.

Last year the budget amounted to $112,654,139.87. This year it was increased to $130,421,505.66. A year ago the general fund amounted to $24,934,694.33, leaving only $87,719,435.54 to be raised by taxation. This year the general fund has increased to $28,956,435.05. In addition $4,664,839.50 of the sums included in the budget this year must be raised by county taxation. Even with this deduction of $33,629,910 from the total budget of $130,000,000, the city is required this year to raise $96,791,595 by taxation, or about $9,000,000 over the sum required last year.

The total assessed value of all property in the city, real and personal, is now $6,742,237,408, an increase of more than $427,000,000 over 1906. The increase in franchise values allowed by the State Tax Board and the addition of the taxes when personal property of non-residents, which under the State law is subject to taxation for the first time this year, is included in this increase.

The assessment rolls for the current year, transmitted to the Board of Aldermen on July 1, 1907, show the following valuations by counties:

| Counties. | Real Estate. | Personal Estate. | Total. |
|---|---|---|---|
| New York | $4,788,658,681 | $446,741,299 | $5,235,399,980 |
| Kings | 1,181,221,910 | 92,866,547 | 1,274,088,457 |
| Queens | 217,668,775 | 11,191,262 | 228,860,037 |
| Richmond | 52,931,236 | 4,062,205 | 56,993,441 |
| Grand totals | $6,240,480,602 | $554,861,313 | $6,795,341,915 |
| Total assessed valuations as transmitted by Department of Taxes and Assessments | | | $6,795,341,915 |

### New Jersey Real Estate Exchange Completes Organization.

The New Jersey-New York Real Estate Exchange has been incorporated and has completed its organization. Several largely attended meetings were held to bring about the desired result, and at each of them there were lively discussions and great enthusiasm was manifested by the participants. About sixty of the best known real estate operators of New Jersey have signed the original roll, and have thus been made charter members. The desire to enjoy that distinction was eagerly coveted by every dealer who had attended the preliminary meetings.

The incorporators of the Exchange, namely, Messrs. Edward Kanaley, F. W. Creighton, Jos. W. Doolittle, W. R. Squire and Wm. A. Lambert, had been vested with power to augment their numbers to nine, and those nine were to constitute the Board of Directors for the first year. The incorporators selected as directors Joseph P. Day, Samuel S. Scheuer, Wm. Jeffery and Otto Kempner.

The completed board then proceeded with the election of officers. The selection of a president presented a knotty problem. Several names had been mentioned in connection with that position, but each of the men named expressed the belief that the exacting duties of the presidency called for some one with previous experience as an organizer and campaigner. It was then that their attention was turned to Mr. Otto Kempner. When the first steps towards forming the Exchange were taken, the organizers called upon Mr. Kempner for advice and assistance, as they had heard of his work in organizing the Long Island Real Estate Exchange. He consented to help and counsel them in their efforts, and rendered such effective service that the incorporators insisted on electing him a director. Then in casting around for a president they chose Mr. Kempner unanimously, despite his expressed desire that the place be given to some prominent New Jersey real estate man. It is the plan of the directors to make their president likewise the general counsel and manager of the Exchange. The other officers elected were: First vice-president, Wm. A. Lambert, of Essex County; second vice-president, Wm. Jeffery, of Union County; third vice-president, Wm. R. Squire, of Bergen County; treasurer, Joseph W. Doolittle, and secretary, F. W. Creighton.

After the election, the board took up the consideration of ways and means for carrying into effect the purpose for which the Exchange was organized. A committee was appointed to make arrangements for a tour of inspection of the tunnels in course of construction under the Hudson River and report at an early day on their present status. This committee will also have to confer with Mr. McAdoo regarding the completion of the work under the control of his company, as the Exchange has decided to celebrate that event with pomp and ceremony. New Jersey will have a new birth, and it will date from the opening of the first connecting link between the two great States—which will be the so-called McAdoo Tunnel. In this occurrence, the new Exchange intends to play a prominent part, and if the plans it is making are carried out, the wedding of Dame New Jersey to Father Knickerbocker will be heralded over the country in a manner that will not be easily forgotten.

# WANTS AND OFFERS

WANTED, position as agent on salary and commission basis to represent manufacturer of high standing to secure contracts among architects and engineers in and about N. Y. City; well acquainted with members of all the leading architectural firms and purchasing agents of railroads having their headquarters in N. Y. and vicinity. "D. A.," c|o Record and Guide.

APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.

**LONG BRANCH TO ASBURY PARK, N. J.**
Can supply you with complete information on any real estate in Monmouth Co., N. J. J. A. KING, 51 W. 125th St., or West End, N. J.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway, N. Y.

WANTED—By responsible corporation, building loan, $90,000 for 75 foot front fireproof building, East 72d St. Plans and information obtainable through ERNEST N. ADLER, 1506 1st Ave.

RENTING MAN acquainted in district from Houston to 14th St., would like to connect with some good firm. BOX 92, c|o Record and Guide.

**BUILDING LOANS**
Have money for Kings County Operations. Any amount desired. SUMNER REALTY CO., 471 Sumner Ave., Brooklyn.

**FREE LABOR OFFICE**
LABOR INFORMATION OFFICE FOR ITALIANS
59 Lafayette Street, New York
(Telephone, 1198 Franklin)
Send for circulars and application blanks

FIRMS in the Building Trades find that it pays in more ways than one to be represented in the advertising pages of the leading Metropolitan Real Estate and Building paper.

**Lawyers Title Insurance & Trust Company**

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }
Title Department and Trust and Banking Department,
Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

EDWIN W. COGGESHALL, President and General Manager.

DAVID B. OGDEN, JOHN T. LOCKMAN, LOUIS V. BRIGHT, HENRY MORGENTHAU, } Vice Presidents.
THORWALD STALLKNECHT, Treasurer.
HERBERT E. JACKSON, Comptroller.
WALTER N. VAIL, Secretary.
LEWIS H. LOSEE, Asst. Genl. Manager.
ARCHIBALD FORBES, U. CONDIT VARICK, } Asst. Treasurers.
GEORGE A. FLEURY, FREDERICK D. REED, } Asst. Secretaries.

EXECUTIVE COMMITTEE:

GEO. F. BUTTERWORTH, DUMONT CLARKE, EDWIN W. COGGESHALL, WILLIAM A. DAY, WILLIAM P. DIXON, JULIAN D. FAIRCHILD, JOHN T. LOCKMAN, HENRY MORGENTHAU, JAMES N. WALLACE.

**REVISED LISTS**
**Investment Properties**
**PRIVATE HOUSES**
SENT ON APPLICATION
**N. L. & L. OTTINGER**
31 NASSAU STREET

**Hudson Mortgage Co.**
*(Organized Under the Banking Law)*
170 BROADWAY
*CAPITAL $500,000*
**GOOD SECOND MORTGAGES**
PURCHASED AND SOLD

### Distributing the Taxes.

Mr. Hermann de Selding, in a letter to The Times, suggesting a basic plan for appraising real estate for the purpose of the Department of Taxes and Assessments, says that—

unless a basic plan is adopted and adhered to we shall soon be in a worse condition than at present. The Manhattan appraiser is not competent to judge of conditions in the Borough of Brooklyn, the Bronx, Queens or Richmond, by reason of the different conditions constantly changing, but a method can be devised by which an equable plan can be adopted, which, finally passing through a central commission, would result in an enormous increase in valuation without showing the glaring inequalities which now exist. An expenditure by the city for the inauguration of such a system as I have outlined would result in obtaining sufficient funds to meet the growing wants of a city destined in the near future to be the largest and most influential in the world. Is not the thought worth agitation?

Mr. de Selding has voiced a feeling that in recent years has become general, but to the correction of the inequalities referred to the Department of Taxes, under the new headship of Commissioner Purdy, is already addressing itself, and in a manner and with the intelligence that must in time disarm fair criticism against the method of distributing the tax burden in this city.

### Hard to Get Enough Insurance.

That merchants and manufacturers are unable to obtain as much insurance as they require against loss by fire—an assertion that is being made by insurance companies—is confirmed by the records of the New York State Department of Insurance.

A sugar refinery in Brooklyn borough filed 26 applications last year, and one of the large department stores filed 24. In the borough of Manhattan a department store filed 28 applications, a railroad 27, and a manufacturing furrier 24. A grass products factory on Long Island filed 21 applications. A flour mill in New York City and a hat factory in Yonkers asked permission 11 times each. In Buffalo one packing house applied 20 times and another one 8.

The insurance company's answer may not be that there is not enough indemnity to go around, for that is only partly true; but that the risks are undesirable, or that they are on the prohibited lists of some companies.

Defects in buildings, lack of safegurads against dangerous processes and the lack of means for putting out fires quickly make the cost of fire insurance high. Owners of property are responsible for the nature of the "risk" they ask the companies to insure.

## Product and Appliance.

### A Unique American Cement.

A Portland cement of an interesting nature has made its appearance in the building world. It is called "Snow White" Portland, and is a product of the Berkshire hills in Connecticut.

"Snow White" cement having been tested and analyzed to the fullest extent, it is officially ocknowlodged to possess features which rank it with the finest Portland cements in the market. Its tensile strength is 817 lbs. to the square inch and its remarkable resistance to atmospheric action, combined with its pure Parian white, give it a unique place in the cement world; inasmuch as it may be coated over plaster, mortar or common cement. The effect produced is a beautiful white face, as clear and protective as a layer of Parian marble.

The sole agents for this product in New York are Hammerstein & Denivelle, of 451 West 54th st. The possibilities of this "Snow White" cement are numerous, including artificial stones and marbles, as well as plain or ornamental enduring faces for cement or plaster walls. Unfortunately the output is at present limited and the price is high compared with other cements, by the barrel. When, however, its spreading qualities are considered with the beauty of finish, it is claimed to be a matter of economy to use it.

The Reliance Ball Bearing Door-Hanger Co., 1 Madison av, has just issued an attractive and interesting catalogue which tells all about their ball-bearing door-hangers. This catalogue is printed in two colors and contains valuable information concerning sizes, prices, terms and the correct method of specifying the different styles of hangers made by the concern, together with the names and addresses of agents handling the hangers in other cities. The plates and diagrams carefully and clearly explain the various points wherein it is claimed the Reliance Hanger excels others. As an illustration of how architects are accepting the hanger, mention is made of the fact that in the following named buildings, the largest and most up-to-date buildings of recent construction in New York, the Reliance hanger is used exclusively: Trinity Annex, the U. S. Express Building, the Trust Company of America Building, the Evening Post Building, Tribune addition, the Seligman Building, the Title Guarantee & Trust Co.'s Building and the U. S. Realty. The hanger is also specified in several of the largest buildings now in process of construction in the city.

The largest contract ever placed for lamps for store lighting has just been awarded by Messrs. Marshall Field & Company, of Chicago, to the Nernst Lamp Company, of Pittsburgh. It calls for 12,000 glower units for immediate delivery. The store will be equipped a section at a time and on account of the vastness of the undertaking, the complete installation will perhaps not be in operation until well into the fall.

The Yale & Towne Manufacturing Company, 9-15 Murray st, New York, has issued a catchy 12-page booklet, illustrated, entitled "Let Us Be Your Town Crier," explaining the company's system of free advertising furnished by it to the dealer, without cost.

# Construction News

(Continued)

### Kings County.

KENT ST.—Richard Berger, 309 Broadway, Manhattan, is preparing plans for a 4-sty factory, 74x37 ft., for the Faber Pencil Co., 37 Greenpoint av, Brooklyn, to be situated on Kent st, south side, 150 ft. east of West st, to cost about $20,000.

COOK ST.—Lurie & Bloomgarden, 46 Graham av, will build from plans by R. T. Rasmussen, 30 Graham av, a 5-sty 31-family flat, on Cook st, north side, 50 ft. west of Morrell st, to cost $40,000.

7TH AV.—T. Buchar, 1774 Pitkin av, is preparing plans for a 3-sty store and flat, 24x67 ft., for five families, to be erected on 7th av, east side, 20 ft. south of 42d st, to cost $65,000. A. Fuchs, 529 47th st, is the owner.

MORGAN AV.—Strauss Bros., 1646 St. Johns place, will build immediately four 4-sty tenements on the east side of Morgan av, 20 ft. north of Division av, to cost $40,000. F. S. Lowe, 186 Remsen st, is architect. The same owners and architects are also planning for a 4-sty flat on the northeast corner of Morgan and Division avs, to cost $12,000.

ALBEMARLE ROAD.—A. F. Gair, 420 East 5th st, owner; A. W. Pierce, 383 Jay st, architect, are arranging for the erection of a 2-sty and attic frame dwelling, 30.2x50.2 ft., at the southwest corner of Albemarle and Westminster roads, to cost about $10,000.

RYERSON ST.—The Citizens Union Realty & Mortgage Co., 1054 Broadway, is about to begin the erection of a 6-sty store and loft structure, 33x125 ft., on Ryerson st, east side, 78 ft. south of Myrtle av, to cost $30,000. Wm. Debus, 914 Broadway, Brooklyn, is the architect.

38TH ST.—Silverland Improvement Co., 1216 8th st, is soon to build a row of ten 2-sty brick dwellings, 20x50 ft., for 2 families, on the north side of 38th st, 100.11 ft. west of New Utrecht av, to cost $60,000. Bennett & Ainsworth, 13th av and 14th st, are planning.

BEDFORD AV.—R. T. Rasmussen, 30 Graham av, is preparing plans for a 6-sty flat with stores, for the Edgar Improvement Co., 12 Court st, to be situated at the northwest corner of Bedford and Flushing avs, to cost $40,000.

SACKMAN ST.—On the east side of Sackman st, 80 ft. north of Newport av, A. Halpern, 1200 Park pl, will erect fifteen 3-sty brick flats, 20x60 ft., 6 families each, from plans by Danmar & Co., Liberty and Thatford avs. The cost is estimated at $90,000.

WEST 5TH ST.—H. Vollweiler, 696 Bushwick av, is making plans for a 2-sty brick telephone building, 40x68 ft, gravel roof, steam heat, for F. W. Kister, West 8th st, to be erected on West 5th st, west side, 180 ft. north of Neptune av, to cost $8,000.

BLAKE AV.—S. Arnoloff, 242 Chester st, will erect a 4-sty store and flat, 50x88 ft., on the west side of Blake av, 50 ft. north of Junius st., to cost $25,000. L. Danancher, 377 Rockaway av, is making the plans.

METROPOLITAN AV.—Samuel Sass, 23 Park row, has completed plans for a 5-sty store and flat building, 48.6x81.6 ft., for S. Greenwald, 700 Willoughby st, to be erected on the southwest corner of Metropolitan av and Rodney st, to cost $45,000.

AV H.—A. D. Isham, 132 Nassau st, is making plans for a 2-sty frame dwelling, for S. S. Sherwood, 350 East 19th st, same to be situated on Av H, northeast corner East 12th st, and to cost $8,000.

17TH ST.—Roselle Realty Co., 630 9th st, will build three 4-sty tenements on the south side of 17th st, 100 ft. east of 3d av, to cost $36,000. L. Danancher, 377 Rockaway av, is architect.

### Queens County.

JAMAICA.—Tuthill & Higgins have plans ready for bids for a cottage at Jamaica South, for Daniel Highley. To be 2 stories, built of frame, hard plaster, electric fixtures, cabinet mantels, water closets, washstands and bath tubs.

JAMAICA.—Dodge & Morrison, Wall st, Manhattan, let general contract to the Edward Johnson Building Co., Brooklyn, for commissioners' paddock and entrance pavilion, at Jamaica, for the Metropolitan Jockey Club; same to cost $16,000.

HOLLIS.—I. G. Dourns, of Hollis, will build on Hollis av, south of Belmen av, a 2½-sty frame cottage, to cost $4,400.

JAMAICA.—G. E. Tilly, of Hillside av, Jamaica, has accepted plans from N. W. Housman for two cottages to cost $6,000, which he will erect on Park av, near Hillside av.

ROCKAWAY BEACH.—R. Rosenfeld, of this place, will build on Dodge av from plans by C. W. Vanderbeck, two cottages, 19x38, to cost $8,000.

FLUSHING.—Frederick B. Zittell has the contract to build a fine residence for Eugene Beiter, manager and one of the large stockholders of the Heinrich Franck Sohne Co. The house will be built on a plot adjoining Mr. Beiter's present residence, near the chicory factory, in Lawrence st. Estimated cost, $9,000.——Mr. Zittel also has the contract to build a modern colonial dwelling for Mrs. George Brown, at 20th st and Broadway. The house will have 11 rooms and bath, and slate roof. The cost will be $7,500.——He will also build for George Elsworth on 1st st, near Lawrence Boulevard, Bayside, a residence to cost $6,300. Mr. Elsworth is one of the proprietors of the Clinton Storage Warehouse Co., on 26th st, Manhattan. He will make Bayside his home.

EVERGREEN.—At Cooper st, s w cor Irving av, P. Schmidt, 249 Cooper st, Evergreen, will build from plans of Architects L. Berger & Co., one 3-sty brk tenement, 26x69; to cost $8,000.

BELLE HARBOR.—West Rock Land Co., of 1170 Broadway, Manhattan, will build on Oxford av, from plans by J. L. Burley, a 3-sty frame, 27x40, to cost $5,000.

JAMAICA.—Sanders R. & C. Co., Dakota av, Jamaica, will build in William st, east of Maple av, two 2½-sty frames, to cost $8,000.

LONG ISLAND CITY.—Stuard Hirschman has sold to the Clifton Construction Company the block front on the westerly side of the Crescent, running from Broadway to Camelia st, Long Island City, being 307 feet on the Crescent by 100 feet deep, and containing about 12 lots. The purchasers will begin immediately to improve this plot by the erection of modern 2-family brick dwellings.

### Westchester County.

WHITE PLAINS.—The state authorities propose erecting an armory for Company L to cost $75,000 at White Plains.

MT. VERNON.—H. S. Baker, 494 E. 138th st, Manhattan, is preparing plans for dwelling at Mt. Vernon, N. Y.; to be 2 stories, 20 x51 ft., to cost $5,000.

YONKERS.—Building Inspector Enos Knapp reports the granting of the following permits: Mrs. L. J. Breen, frame house at 8 Hamilton av, 2½ stories, 26x50. Mr. G. Naughton, frame house, at 587 De Witt av, 2½ stories, 21x30. Mrs. M. M. Delaney, frame flat, at 38 and 40 Bruce av, 3 stories, 38x65. R. D. Thompson, frame house on the west side of Cli¾ av, near Radford st, 2½ stories, 24x37.

### New York State.

WEST ALBANY.—Bids are being received by the New York Central for the construction of a big erection shop at West Albany, of brk and steel, 430 ft. long by 125 ft. wide, and to cost $500,000. W. J. Wilgus is Supt., Grand Central Depot.

JOHNSTOWN.—The De Beer factory in West State st, recently destroyed by fire, will be rebuilt at once by the owner, Mrs. George Streeter.

AMSTERDAM.—George Bothwell will erect a house in Main st.—Joseph Potter will erect a building in Chuctánunda st.

MARBLETOWN.—Sealed bids will be received by the Board of Water Supply at the office of the Secretary, 299 Broadway, New York, Room 911, ninth floor, until 2 p. m., August 6, for the construction of the main dams for Ashokan reservoir, near Brown's Station, in the towns of Olive and Marbletown, Ulster County, N. Y.

WEST POINT.—Quartermaster, U. S. Military Academy, will take bids July 29 for constructing two covered slow sand filters, each about one-eighth of an acre in extent.

JAMESTOWN.—August 1 the Board Water Commissioners will take bids for laying about 12,000 ft. 16-in. and 750 ft. 12-in. water mains in Jamestown. Clement B. Jones is Secy.

OSWEGO.—Citizens voted on June 27 to purchase property of the Country Club upon which to erect a power-house in connection with relocation of high dam; the new power-house will cost about $75,000.

GENEVA.—The Board of Trustees of Hobart College are considering the erecting of a private heating plant to heat all the buildings at the college. Probable cost, $25,000 to $40,000.

WILLARD.—The Lunacy Comn. and the Board of Trustees of the Willard State Hospital have decided to erect a new building at the hospital for tuberculosis cases.

ALBANY.—The new edifice for the Church of the Atonement, Reformed Episcopal, will be built during the coming fall and winter. Work will probably be started August 1. Several tentative plans have been drawn. The building will be situated at Quail and Spring sts.

CANANDAIGUA.—Everett E. Coykendall, chairman of Supervisors, appointed Alfred D. Gates, of West Bloomfield, on the committee to secure plans and specifications for remodeling and rebuilding the county building and court-house.

BINGHAMTON.—A meeting of the building committee of the Ancient Order of Hibernians will be held, when it is expected that the plans for the proposed building will be discussed and arrangements completed for its erection in the fall. According to the present plans the building will be about four stories, with two stores on the ground floor.

MECHANICSVILLE.—The Delaware & Hudson R. R. Co. will erect a large machine shop and car barn near the new power plant, recently completed.

UTICA.—The factory building of the Utica Drop Forge Co. was destroyed by fire with a loss of $100,000.

ROCHESTER.—Contracts for the First Universalist Church have been awarded to various firms. While the church is to be built at a cost of only about $70,000, it will represent much more than this, as parts of the old church will be retained, also the memorial windows, the heating plant and other equipment.

SCHENECTADY.—The contract for the 6-sty brick building that Charles Brown will erect in State st, on the site of the Dr. Van Epps residence, has been let to Hanrahan Bros., and the work will be begun at once. The basement and first floor will be used for stores, and the remainder of the building for bachelor apartments.

UTICA.—Architect Linn Kinne has finished plans for the new Church of the Reconciliation, 95x45, brick and terra cotta, steel-frame roof, Gothic architecture.

TROY.—Bids are about to be received for a new building for the Rensselaer Polytechnic Institute, and for a new county hospital.

RIVERHEAD.—At a special parish meeting the Congregational Church voted to build a new edifice to cost $25,000, provided $18,000 can be raised within two months. It is believed that can be done, as $3,000 of the sum required is now in hand. There will be an auditorium 71x48 ft., with a seating capacity of 500.

GLEN COVE.—The old Presbyterian Church building has been sold to the Hebrew congregation, which has been considering erecting a suitable place of worship. It is understood that the building will be moved to a lot already acquired, and will be overhauled and put in fine order, painted and decorated.

OGDENSBURGH.—Geo. Hall, of Pasadena, Cal., has given this city $100,000 for the erection of a seminary.

COHOES.—Bids will be received by the City Council until Aug. 6 for the paving of Newark st with brick on concrete base and granite block on sand foundation.

OSWEGO.—Thos. N. Devine, city clerk, states that plans are now being prepared for power house to be erected in connection with high dam. For further information address F. W. Ormsby, superintendent water works.

BINGHAMTON.—Plans for the Fairview School have been accepted, and A. J. Inloes, secretary Board Education, has been authorized to receive bids for construction.

BUFFALO.—N. and A. Guigono intend to erect a 4-sty brick tenement at 228 to 236 Court st.—James Forgie, of Windsor av, has bought from William H. Hotchkiss a lot 75x110 ft. adjoining his residence, and fronting on Inwood pl. He intends to erect on it two handsome houses.

(Continued on page 163.)

MISCELLANEOUS.

W. P. MANGAM
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

J. C. LYONS BUILDING & OPERATING COMPANY
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

JOSEPH P. DAY
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST. AGENCY DEPT.: 932 EIGHTH AVENUE

HARRY W. HOPTON
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 6989 Cortlandt Cor. Liberty St.

MISCELLANEOUS.

THOMAS DIMOND
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St. Established 1858 Tel., 1780 Mad. Sq.

N. BRIGHAM HALL & SON
*Real Estate Brokers and Agents*
Tel. 605 Spring 681 Broadway

THE TITLE INSURANCE CO., OF NEW YORK
135 Broadway, Manhattan and 203 Montague St., Brooklyn
CAPITAL AND SURPLUS, $3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.
EDGAR J. LEVEY, President
JOHN D. CRIMMINS, CHARLES T. BARNEY, } Vice-Presidents
CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

172d st, St Nicholas to Audubon av, regulating, grading, &c.
62d st, s e cor Broadway, pavement.
Charlotte st, Jennings st to Crotona Park East, regulating, grading, &c.
179th st, Jerome to Anthony av, regulating, grading, &c.
Crotona av, Boston rd to Southern Boulevard, opening.

BILL OF COSTS.

Highbridge Park.
162d st, Broadway to Riverside Drive.
Seaman av, Academy st to Isham st.
Waterloo pl, 175th to 176th st.
Anderson av, 164th st to Marcher av.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, July 29.

Highbridge Park Extension, between 159th and 172d sts, at 1 p m.
W 160th st, Broadway to Riverside Drive, at 11 a m.
W 161st st, Broadway to Riverside Drive, at 12 m.
W 163d st, Broadway to Fort Washington av, at 1 p m.
Haven av, West 177th and 181st sts, at 11.30 a m.
East 222d st, Bronx River to 7th av, at 11 a m.
Classon Point rd, Westchester av to East River, at 11 a m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.

Tuesday, July 30.

Bronx Boulevard, Old Boston Post rd to East 242d st, at 10 a m.
A new street north of Fairview av, at 3 p m.

Wednesday, July 31.

Public park, bounded by Southern Boulevard, Pelham av and Crotona av, at 1 p m.

Thursday, Aug. 1.

Weiher Court, between Washington av and 3d av, at 2 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending July 26, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*Chrystie st, Nos 168 and 170, e s, 150 s Rivington st, 49.9x82x50x82, two 5-sty brk tenements and stores. (Amt due, $15,002.73; taxes, &c, $665; sub to 6 morts aggregating $54,500.) Adolph Schwartz et al.....64,500

Broome st, No 97, s s, 50 w Sheriff st, 25x75. 4-sty frame brk front tenement and store and 5-sty brk building in rear. (Amt due, $6,829.28; taxes, &c, $314.91.) Harry Horwitz .....15,250

*Tinton av, 147th st | n e cor 147th st, 200x100, vacant. (Amt due, $5,918.35; taxes, &c, $765.21; sub to mort of $15,000.) Joshua Silverstein .....17,000

131st st, n s, 100 e 12th av, 50x99.11, 1-sty frame building. (Amt due, $4,550.60; taxes, &c, $773.70.) John E & Joseph Conron..11,100

Prospect av, Nos 730 and 732, e s, 100 s 156th st, 50x88.11x62.10x125, 5-sty brk tenement. (Amt due, $6,903.92; taxes, &c, $1,000; sub to two prior morts aggregating $9,000.) Withdrawn.....—

JAMES L. WELLS.

Simpson st, No 1117 (now Fox st), w s, 246.7 n 169th st, 25x100, 2-sty frame dwelling. (Amt due, $3,238.69; taxes, &c, $255.84; sub to a first mort of $3,000.) Leo Hutter .....7,225

| | |
|---|---|
| Total | $115,075 |
| Corresponding week, 1906 | 47,175 |
| Jan. 1st, 1907, to date | 28,201,934 |
| Corresponding period, 1906 | 21,258,214 |

## VOLUNTARY AUCTION SALES.

July 30.

By BRYAN L. KENNELLY.

Comptroller's sale, property in block bounded by East 3d, Goerck, Lewis and Houston sts.
78th st, Nos 318 to 326 E, plot with buildings, 87.6x102.2.

July 31.

By JOSEPH P. DAY.

Mott st, No 30, 3-sty and basement brk building with store, 24x95.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

July 27.

No Legal Sales advertised for this day.

July 29.

Railroad av, Purdy st | n e cor Purdy st, 108x205.
Westchester av, n s, 50 e Purdy st, 58x100. Carrie Barbanes agt Annie Barbanes et al; Jacob H Corn, att'y, 81 East 125th st; Levi S Hulse, ref. (Partition.) By James L Wells.

July 30.

78th st, Nos 318 to 326, on may Nos 316 to 322, s s, 212.6 e 2d av, 87.6x102.2, two 6-sty brk tenements and stores. Golde & Cohen agt Samuel Sindeband et al; Manheim & Manheim, att'ys, 302 Broadway; Isaac B Brennan, ref. (Amt due, $10,486.11; taxes, &c, $338.) By Bryan L Kennelly.
55th st, No 540, s s, 225 e 11th av, 25x100.5, 5-sty brk tenement and store. Joseph L B Mayer et al agt Leo Lowenthal et al; Jacob Gordon, att'ys, 230 Grand st; Grosvenor H Backus, ref. (Amt due, $3,107.86; taxes, &c, $224.46.) Mort recorded Mar 6, 1906. By Joseph P Day.
64th st, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, three 4-sty stone front dwellings. Long Island Security Co agt Herman E Meeker et al.. Morris H Hayman, att'y, 198 Broadway; Adam Wiener, ref. (Amt due, $17,835.08; taxes, &c, $34; sub to two morts aggregating $63,750.) Mort recorded Aug 21, 1906. By Joseph P Day.
Broadway, Nos 2689 to 2695, 103d st, No 240 | s w cor 103d st, 100.11x120, 10-sty brk and stone hotel. Joseph Hamerschlag agt Netherlands Construction Co et al; A L & S F Jacobs, att'ys, 30 Broad st; Edw D Dowling, ref. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Mort recorded Sept 29, 1905. By Joseph P Day.

July 31.

Park av, 134th st | s w cor 134th st, 99x140x99.11x140, vacant. Henry H Jackson agt Abraham Goodman et al; Stephen H Jackson, att'y, 106 Lexington av; Henry Hofheimer, ref. (Amt due, $14,577,33; taxes, &c, $——; sub to two morts aggregating $54,500.) By Hugh D Smyth.
141st st, s s, 152.1 e Southern Boulevard, runs s 131.4 x e 25 x s 26.6 x e 32.3 x n 98.6 x n e 50.4 x w 64.11 to beg, vacant. Century Investing Co agt Julia S Wilson et al; Richard G Babbage, att'y, 111 Broadway; Isaac B Brennan, ref. (Amt due, $4,421.72; taxes, &c, $149.76.) Mort recorded April 21, 1905. By Bryan L Kennelly.

Aug. 1.

82d st, No 308, s s, 100 w West End av, 25x102.2, vacant. John P Conselyea et al agt Marie P Korn et al.. Clinton T Roe, att'y, 44 Pine st; Edward Browne, ref. (Amt due, $20,669.74; taxes, &c, $2,918.31.) By Peter F Meyer..
Audubon av, Nos 11 to 15, 166th st, No 518 | s e cor 166th st, 70.3x100x83.5x95, two 6-sty brk tenements, store on cor. Isaac Liberman et al trustees agt Louis M Cahn et al; J C Levi, Weil & Newhouse, att'ys; Nathaniel A Elsberg, ref. (Amt due, $16,261.99; taxes, &c, $1,026.55; sub to four morts aggregating $94,662.01.) Mort recorded July 5, 1906. By Joseph P Day.

Aug. 2.

77th st, s s, 98 e Av A, runs s 102.2 x e — x s — x s e — x n 41.5 x c — x n 102.2 x w 300 to beginning, vacant. Josephine Gruber agt Samuel A Israel et al; Solon B Lilienstern, att'y, 68 William st; John V McAvoy, ref. (Amt due, $3,936.01; taxes, &c, $4,451.74; sub to a mort of $82,800.) Mort recorded Feb 4, 1906. By Joseph P Day.

Aug. 3.

No Legal Sales advertised for this day.

Aug. 5.

122d st, s s, 200 e Broadway, 125x90.11, three 6-sty brk tenements. Harris Mandelbaum et al agt Charles Shapiro et al; Eisman, Levy, Corn & Lewine, att'ys, 135 Broadway; Sylvester L H Ward, ref. (Amt due, $17,662.40; taxes, &c, $1,500.67.) By Joseph P Day.
56th st, Nos 324 and 326, s s, 294.2 e 2d av, 44.10x100.5x42.9x100.5, 6-sty brk tenement and store. Jared W Bell agt Samuel Pomeranz et al; Bowers & Sands, att'ys, 31 Nassau st; Philip J McCook, ref. (Amt due, $16,048.24; taxes &c, $313.83; sub to four morts aggregating $21,500.) Mort recorded Sept 8, 1906. By Joseph P Day.
Broadway 135th st | s w cor 135th st, 149.11x100, vacant. Abraham I Spiro agt Besse C Clark; Spiro & Wasservogel, att'ys, 140 Nassau st; Isham Henderson, ref. (Amt due, $33,371.66; taxes, &c, $500; sub to two morts aggregating $85,000.) Mort recorded Nov 16, 1906. By Joseph P Day.

## PROPOSALS

Office of the President of the Borough of Manhattan, City Hall, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 6, 1907.

No. 1. For repairing asphalt block pavement in the borough of Manhattan.

No. 2. For regulating and repaving with asphalt block pavement on concrete foundation the roadway of St. Nicholas avenue, at the intersection of Nagle avenue.

No. 3. For regulating, grading, curbing, flagging and guttering Vermilyea avenue, from Dyckman street to Two Hundred and Eleventh street.

No. 4. For regulating, grading, curbing and flagging West One Hundred and Seventy-seventh street, from Amsterdam avenue to St. Nicholas avenue.

No. 5. For regulating, grading, curbing, flagging and guttering West One Hundred and Seventy-seventh street, from Fort Washington avenue to Riverside Drive.

No. 6. For regulating, grading, curbing and flagging New street on the west side of the Hall of Records, from Reade street to Chambers street.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 25, 1907. (36609)

Office of the President of the Borough of Manhattan, City Hall, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 6, 1907.

No. 1. For furnishing all the labor and material required for building sewer and appurtenances in One Hundred and Forty-sixth street, between Eighth and Bradhurst avenues.

No. 2. For furnishing all the labor and material required for building sewer and appurtenances in One Hundred and Fifty-eighth street, between Edgecombe road and Avenue St. Nicholas.

No. 3. For furnishing all the labor and material required for building sewer and appurtenances in West One Hundred and Ninety-first street, between Wadsworth and St. Nicholas avenues.

No. 4. For furnishing all the labor and material required for building sewer and appurtenances in Two Hundred and Sixth street, between Harlem River and Ninth avenue.

No. 5. For furnishing all the labor and material required for building sewer and appurtenances in Sherman avenue, between Tenth avenue and Emerson street, and between Dyckman street and Broadway; in Isham street, between Broadway and Tenth avenue, and in Emerson street, between Post avenue and summit west of Sherman avenue.

No. 6. For furnishing all the labor and material required for building sewer and appurtenances in Fairview avenue, between Broadway and St. Nicholas avenue.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 25, 1907. (36602-1)

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# Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 10 to 24, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. RECEIVING BASINS, at the southwest and southeast corners of JEROME AVENUE AND SEDGWICK AVENUE, approach to the Central Bridge. ANDERSON AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to the north side of West 164th Street. 23D WARD, SECTION 10. FOX STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, between Longwood and Intervale Avenues. BECK STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Leggett Avenue. KELLY STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Leggett Avenue. CYPRESS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 141st Street to St. Mary's Street. 24TH WARD, SECTION 11. WENDOVER AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Crotona Park to Boston Road.

HERMAN A. METZ,
Comptroller.

City of New York, July 9, 1907. (36227)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 13 to 27, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 168TH STREET—OPENING, from Broadway to Fort Washington Avenue. Confirmed June 29, 1907; entered July 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, July 12, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 17 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX:

23D WARD, SECTION 10. FOX STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Prospect Avenue to Leggett Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 16, 1907. (36428-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 17 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 172D STREET—REGULATING, GRADING, CURBING AND FLAGGING, from St. Nicholas Avenue to Audubon Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 16, 1907. (36428-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS, SECTION 11. CHARLOTTE STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jennings Street to Crotona Park East. 24TH WARD, SECTION 11. EAST 179TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jerome Avenue to Anthony Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 23, 1907. (36560-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following-named Avenue in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS. SECTIONS 10, 11 AND 12. CROTONA AVENUE—OPENING, from Boston Road to the Southern Boulevard. Confirmed March 28, 1907; entered July 22, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, July 22, 1907. (36560-2)

## PROPOSALS.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.

For furnishing and delivering two thousand (2,000) cubic yards broken stone of trap rock and two thousand (2,000) cubic yards screenings of trap rock (No. 3, 1907), for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.

For furnishing all the materials and labor for grading and improving grounds north of the Municipal Building in Crotona Park, in the City of New York.

For full particulars see City Record.

MOSES HERRMAN,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for completely erecting and constructing a greenhouse in the Botanical Garden, in Bronx Park, in the City of New York.

For full particulars see City Record.

MOSES HERRMAN,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Health, Southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M. on

TUESDAY, JULY 30, 1907.

For furnishing all the labor and materials necessary or required to furnish and install two tubular boilers, laundry machinery and equipment, together with all necessary steamfitting and other work incidental thereto, in the laundry building on the grounds of the Tuberculosis Sanitarium, at Otisville, Orange County, New York.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President:

ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated July 16, 1907. (36392)

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Department of Health, Southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M. on

TUESDAY, AUGUST 6, 1907.

For furnishing all the labor and furnishing and erecting all the materials necessary or required to erect and complete a Fireproof Office Building at Willoughby and Fleet Streets, Borough of Brooklyn, City of New York.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;

ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated June 13, 1907. (36357)

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Office of the President of the Borough of Manhattan, City Hall, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan at the City Hall, Room 16, until 2 o'clock P. M., on

MONDAY, JULY 29, 1907,

No. 1. For labor and material required (except for plumbing work) for the erection and completion of a public bath building at Nos. 5 and 7 Rutgers place, Borough of Manhattan, the City of New York.

No. 2. For labor and materials required for the installation of plumbing work in a public bath building to be erected at Nos. 5 and 7 Rutgers place, Borough of Manhattan.

For full particulars see City Record.

JOHN F. AHEARN,
Borough President.

The City of New York, July 17, 1907. (36417)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, AUGUST 1, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for the erection and completion of a soda pavilion in the New York Zoological Park, in Bronx Park, in the City of New York.

For full particulars see City Record.

MOSES HERRMAN,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M., on

TUESDAY, JULY 30, 1907,
Borough of Manhattan.

No. 1. For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

No. 2. For furnishing and delivering 3,000 tons white ash coal for Hart's Island, N. Y.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated July 17, 1907. (36439-1)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M., on

MONDAY, JULY 29, 1907,

For furnishing all the labor and materials required for the erection and entire completion of a new male dormitory at the New York City farm colony, Borough of Richmond.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated July 18, 1907. (36446)

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## Corporation Notice

CITY OF YONKERS

# IN THE MATTER OF ERECTING A NEW CITY HALL

The Common Council of the city of Yonkers hereby gives notice that plain and accurate plans and specifications for the work of ERECTING A NEW CITY HALL have been prepared and placed in the possession of the City Clerk of said city for public inspection, and that on Thursday, the 1st day of August, 1907, at 8 o'clock in the evening, the said Common Council will act in relation to the work proposed to be constructed; and in the meantime, sealed proposals for constructing said work according to said specifications, with the names of sureties for the faithful performance thereof, will be received by the City Clerk.

Bids will be received for all the work called for by the plans and specifications, and also for any part of the work included under the separate headings in the specifications as follows:

First—For the mason work and all other work called for on pages 10 to 36 of the specifications (inclusive).

Second—For the carpenter work and all other work called for on pages 37 to 47 of the specifications (inclusive).

Third—For the plumbing work and all other work called for on pages 48 to 51 of the specifications (inclusive).

Fourth—For the painting work and all other work called for on pages 52 and 53 of the specifications (inclusive).

Fifth—For the heating and ventilating and all other work called for on pages 54 to 61 of the specifications (inclusive).

Sixth—For the electric light, power and signaling work, and all other work called for on pages 62 to 71 of the specifications (inclusive).

The Common Council reserves the right to reject any or all bids.

Copies of the plans and specifications for the above work may also be obtained at the office of the architects, Edwin A. Quick & Son, 18 Getty Square, Yonkers, N. Y.

Dated Yonkers, N. Y., July 10, 1907.

By order of the Common Council.

JOHN H. COYNE, Mayor.

JOHN T. GEARY, City Clerk.

## PUBLIC NOTICES.

NOTICE TO CONTRACTORS.

Sealed bids for the work of erecting a new school building and remodeling the present school building of the Union Free School, District Number Four, Orangetown, at Nyack, Rockland County, New York, according to plans and specifications furnished by E. E. Joralemon, Architect, will be received at the office of Mr. E. J. S. Van Houten, President of the Board of Education in Nyack until 7.30 o'clock P. M. on the TWENTY-NINTH DAY OF JULY, 1907; copies of such plans and specifications may be obtained from Howard Storms, Esq., the Clerk of the Board.

All bids must be accompanied by a certified check, payable to the order of said board for 2 per cent. of the amount of the bid.

Work upon the new building and the boiler house and such work in the basement of the present building as will be required for the new heating and ventilating apparatus is to be commenced at once and completed before the first day of May, 1908. The work of remodeling the present building according to said plans and specifications will not be commenced until June 15, 1908, and is to be completed before the fifteenth day of September, 1908.

Bids may be submitted for the entire work or for carpenter work, mason work, plumbing or heating and ventilation, separately. Bidders whose bids are accepted to execute written contracts.

Each contractor will be required to furnish a bond by a good Surety Company in an amount satisfactory to said Board guaranteeing faithful performance of his Contract.

The Board reserves the right to reject any and all bids.

Dated Nyack, New York, July 8, 1907.

E. J. S. VAN HOUTEN, President.
HOWARD STORMS, Clerk.

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

PUBLIC NOTICE is hereby given that the Comptroller of the City of New York will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street opening purposes in

THE BOROUGH OF THE BRONX,

BEING all those buildings, parts of buildings, etc., on Tee Taw Avenue (Webb Avenue), from East 188th Street to Kingsbridge Road, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No 280 Broadway, Borough of Manhattan.

The sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, JULY 29TH, 1907,

at 11 a. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 15th, 1907. (36447)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Queens, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street opening purposes in the

BOROUGH OF QUEENS.

BEING all those buildings, parts of buildings, fences, etc., within the lines of Emma Street, between Flushing Avenue and Nurge Street, Second Ward of the Borough of Queens, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

FRIDAY, AUGUST 9TH, 1907,

at 11 a. m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36489)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Police Commissioner public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., within the lines of property owned by the City of New York, acquired by it for police purposes in the

BOROUGH OF MANHATTAN.

BEING all those buildings, parts of buildings, etc., lying within the lines of the proposed station-house site of the Second Precinct, and known as 156 and 158 Greenwich Street and 163 and 165 Washington Street, Borough of Manhattan, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, AUGUST 5TH, 1907,

at 10.30 o'clock a. m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36496)

## PROPOSALS.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M., on

TUESDAY, JULY 30, 1907,
Borough of Manhattan.

For furnishing all labor and material required for the erection and completion of an extension to the present boiler house, including a new chimney and underground chimney connections, and the installation of three (3) new boilers, 250 horse power each, at Hart's Island, N. Y.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated July 17, 1907. (36439-2)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 1, 1907
Borough of Brooklyn.

No. 1. For furnishing all the labor and materials necessary to lay Cement Sidewalk around Sunset, Amersfort, Fulton, Bedford and Irving Square Parks, Borough of Brooklyn, together with all the work incidental thereto.

No. 2. For furnishing all the labor and materials necessary to construct and complete Asphalt Tile Walks in Lincoln Terrace and Amersfort Parks, Borough of Brooklyn, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36509) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 1, 1907
Borough of Brooklyn.

For furnishing and delivering Masons' Supplies to Prospect Park.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36516) Commissioners of Parks.

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 5, 1907.

For all materials and labor required for the complete Conduiting, Electric Wiring, and all other work in connection with the installation of a complete Electric Lighting and Power System for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the Metropolitan Hospital District, Blackwell's Island, Borough of Manhattan, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 19, 1907. (36523)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on

MONDAY, AUGUST 5, 1907.

For wooden screens for windows and doors.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.

Dated July 22, 1907. (36544)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for constructing Freight Sheds on Piers 57, 58 and 59, and on adjoining lateral extensions between West 14th and West 19th streets, North River (Contract 1090) will be received by the Commissioner of Docks at Pier A, North River, until 12 o'clock (noon) on Tuesday, August 13, 1907. (For particulars see City Record.) (36553)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for the construction of a new pier at the foot of James Slip, with bulkhead platform easterly thereof, on the East River, Borough of Manhattan (Contract No. 1085), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon) on Tuesday, August 6th, 1907. (For particulars see City Record.) (36537)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to construct and complete asphalt tile walks in Winthrop, Cooper and Seaside Parks, Borough of Brooklyn, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36585-1) Commissioners of Parks.

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for laying asphalt pavement at the approach to the Ferry Terminal at Stapleton, Borough of Richmond (Contract No. 1078, Class 3), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon) on Tuesday, August 6 1907. (For particulars see City Record.) (36530)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Queens.

For furnishing all the labor and materials necessary to construct and complete a pumping plant in Forest Park, Borough of Queens, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36585-2) Commissioners of Parks

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the City Hospital District, Blackwell's Island, Borough of Manhattan, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 23, 1907. (36571)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Brooklyn.

No. 1. For work and materials required for the erection and completion of a shelter house in New Lots Park, Borough of Brooklyn.

No. 2. For work and materials required for the erection and completion of a shelter house in Fulton Park, Borough of Brooklyn.

No. 3. For work and materials required for the erection and completion of a shelter house in Winthrop Park, Borough of Brooklyn.

No. 4. For work and materials required for the erection and completion of a shelter and tennis house in Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36578) Commissioners of Parks.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

WEDNESDAY, AUGUST 7, 1907,
Borough of Queens.

For furnishing all the labor and materials required for installing two motor generator sets and switchboards for the fire alarm telegraph in the fire alarm telegraph central office, Town Hall, Jamaica, Borough of Queens.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for school purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on the easterly side of Clinton Street, between Water and Cherry Street, 116 feet 1½ inches front on Clinton Street, and extending easterly 181 feet 4 inches respectively along the northerly side of Water Street and the southerly side of Cherry Street and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, AUGUST 5TH, 1907,

at 12 o'clock noon, on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36492)

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of The Bronx, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property acquired for street opening purposes in the

BOROUGH OF THE BRONX,

(1) BEING all those certain buildings, parts of buildings, fences, etc., on Briggs Avenue (called Olin Avenue and called Gunhill Road) between the Bronx River and White Plains Road and near Baychester Avenue, in the 24th Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,

at 10.30 o'clock a. m., on the premises.

(2) BEING all those buildings, parts of buildings, fences, etc., lying within the lines of Railroad Avenue, between Unionport Road and Glebe Avenue, in the 24th Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,

at 12.30 o'clock p. m., on the premises.

(3) BEING all those buildings, parts of buildings, fences, etc., lying between the lines of Coster Street, between Hunt's Point Road and Edgewater Road, in the 23d Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,

at 1.30 p. m., on the premises.

(4) BEING all those buildings, parts of buildings, fences, etc., lying within the lines of Garrison Avenue, between Longwood Avenue and Hunt's Point Avenue (Road), in the 23d Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,

at 2.30 p. m., on the premises.

The above property is more particularly described on certain maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 18th, 1907. (36498)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Manhattan, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street opening purposes in the

BOROUGH OF MANHATTAN,

(1) BEING a stable formerly belonging to the Convent of the Sacred Heart, and which is located on Northern Avenue, between a line 76 feet north of West 181st Street and Fort Washington Avenue.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

TUESDAY, AUGUST 6TH, 1907,

at 10.30 a. m., on the premises.

(2) BEING the building situated within the lines of 179th Street, and between Broadway and Fort Washington Avenue, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described building and appurtenances thereto will be held by direction of the Comptroller on

TUESDAY, AUGUST 6TH, 1907,

at 12.30 p. m., on the premises.

The property above mentioned is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36494)

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PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9262, No. 1. Regulating, grading, setting curbstones, flagging the sidewalks, laying crosswalks, building approaches and placing fences in Fulton avenue, from St. Paul's place to East One Hundred and Seventy-fifth street.

List 9348, No. 2. Sewer and appurtenances in East One Hundred and Eighty-eighth street, between Arthur avenue and Bathgate avenue, and in Lorillard place, between East One Hundred and Eighty-eighth and East One Hundred and Eighty-ninth streets.

List 9350, No. 3. Sewer and appurtenances in East One Hundred and Sixty-fourth street, between Walton avenue and Grand Boulevard and Concourse; and in Grand Boulevard and Concourse (west side), between East One Hundred and Sixty-fourth street and Pond place.

List 9359, No. 4. Regulating, grading, setting curbstones, flagging the sidewalks, laying crosswalks, building approaches, placing fences and laying vitrified pipe in Quarry road, from Third avenue to Arthur avenue.

For full particulars see City Record.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before August 27, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, July 24, 1907. (36616)

**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND.

1ST WARD. REGULATING, GRADING AND PAVING CLINTON B. FISK AVENUE, from Watchogue Road to Maine Avenue; and in MAINE AVENUE, from Willard Avenue to Jewett Avenue. 2D AND 4TH WARDS. RICHMOND ROAD AND ELM AVENUE—TEMPORARY STORM WATER SEWER, from the intersection of Rose Avenue and Richmond Avenue to and through Elm Avenue to the Moravian Brook. 3D WARD. GRACE CHURCH PLACE—REGULATING, GRADING, PAVING, FLAGGING, CURBING AND GUTTERING, from Simonson Place westerly to the former terminus of Grace Church Place; also CONSTRUCTING SANITARY SEWER in GRACE CHURCH PLACE, from Heberton Avenue to Simonson Place.

HERMAN A. METZ,
Comptroller.

City of New York, July 23, 1907. (36592)

## PROPOSALS.

Office of the President of the Borough of Manhattan, City Hall, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 6, 1907.

For furnishing and delivering 3,000 feet best 2½-inch rubber hose in 50-foot lengths, with all necessary couplings; 15 pairs No. 6, 40 pairs No. 7, 90 pairs No. 8, 80 pairs No. 9, 50 pairs No. 10, 15 pairs No. 11 and 10 pairs No. 12 best quality rubber hip boots, double knee caps.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 25, 1907. (36602-2)

(For other Legal Advertisements see page 164.)

# REAL ESTATE RECORDS

**Key to abbreviations:**

**1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.**

**2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.**

**3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.**

**4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.**

**5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.**

**6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.**

**7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.**

**8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1906.**

## CONVEYANCES

July 19, 20, 22, 23, 24 and 25.

### BOROUGH OF MANHATTAN.

Broome st, Nos 65 to 69, on map Nos 65 and 67 | s w cor Cannon
Cannon st, No 19 | st, 50.4x56, two 4-sty brk tenements and stores. Jacob T Hildebrant to Adolph Hollander Realty Co. Mort $40,000. July 22. July 25, 1907. 2:331—43. A $22,000—$30.000. other consid and 100

Same property. Adolph Hollander Realty Co to Adolph Hollander. Morts $57,250. July 23. July 25, 1907. 2:331. other consid and 100

Canal st, No 506 (239), s w s, 42 n w Greenwich st, 19x82x18x 66.8, 3-sty brk tenement and store. The Trust Co of America TRUSTEE Carsten Sierck to Samuel Weil. July 23. July 25, 1907. 2:595—38. A $8,000—$8,500. 10,000

Centre st, No 211 | w s, 110.5 n Howard st, 25x109.6 to e s
Lafayette st, No 147 | Elm or Lafayette st x25x111.2, except parts for Elm and Centre st, 6-sty brk loft and store building. Alexander Van Rensselaer EXR, &c Cath L Van Rensselaer to Chas H Hanson. All title. July 12. July 23, 1907. 1:234—19. A $26,000—$52,000. nom

Same property. Same as and EXR and TRUSTEE Eliz V R Grubb to same. All title. July 12. July 23, 1907. 1:234. 15,437.50

Same property. Edw B Hodge Jr et al to same. B & S and C a G. May 14. July 23, 1907. 1:234. other consid and 100

Same property. Margt E Hodge and ano EXRS Edw B Hodge (with consent of heirs) to same. All title. May 14. July 23, 1907. 1.234. nom

Same property. Chas H Hanson to J Archibald Murray. Mort $50,000. July 22. July 23, 1907. 1:234. other consid and 100

Cherry st, No 367, s s about 71 w Gouverneur st, 34.8x64.5x28x( 65.6, e s, 4-sty brk tenement and store; also,
Alley, bet Nos 365 and 367 Cherry st, 2x64.
Julius Sapossnek to Slova I wife Julius Sapossnek. All liens. July 17. July 22, 1907. 1:259—15. A $7,000—$13,000. gift

Cherry st, No 39, s s, 61.11 w Roosevelt st, 17x74.8x17.2x74, 4-sty brk tenement and store. Helena M Ryan to Mignon C Ryan, ½ part. Morts $——. Nov 28, 1906. July 25, 1907. 1:109—15. A $5,100—$6,000. nom

Same property. Mignon C Ryan to Vincenzo Di Pasquale, all of. Mort $10,000. July 24. July 25, 1907. 1:109. other consid and 100

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Christopher st, No 35, n s, 21.4 w Waverly pl, 21.4x72.9x21.4x71.

Christopher st, No 37, n s, 42.9 w Waverly pl, 21.4x72x21.4x72.9. Two 3-sty brk tenements.
Dominick Abbate to Pietro Alvino. ½ part. Sept 15, 1906. July 23, 1907. 2:610—28 and 29. A $19,000—$22,000. other consid and 100

Clinton st, No 22, e s, 250 s Houston st, 25x100.2, 5-sty brk tenement and store and 5-sty brk tenement in rear. Release mort. The State Bank to Solomon Marculescu. July 19. July 25, 1907. 2:350—43. A $17,000—$23,000. nom

Clinton st, No 22, e s, 250 s Houston st, 25x100.2x24.11x100.2, 5-sty brk tenement and store and 5-sty brk tenement in rear. Solomon Marculescu to Charles Bleiberg and Harris Samuels. Mort $28,000. July 19. July 25, 1907. 2:350—43. A $17,000—$23,000. other consid and 100

Columbia st, Nos 105 and 107, w s, 60 n Stanton st, 40x25, 6-sty brk tenement and store. Abraham Goldstein et al to Aaron Mordkowich and Meyer Averbach. Mort $22,500. July 23. July 25, 1907. 2:335—30 and 31. A $10,000—$18,000. other consid and 100

Duane st, No 141, n s, 99.6 e West Broadway, 25x75, 5-sty brk loft and store building.

69th st, No 258, s s, 100 e West End av, —x—, 3-sty brk stable. All title. Release dower. Agnes C Bates to Ellen S Bates, of Boston, Mass. July 10. July 25, 1907. 1:147—7. A $28,100—$37,000; 4:1160—60. A $8,000—$24,000. nom

Same property. Chandler Bates by Agnes C Bates GUARDIAN to same. All title. July 10. July 25, 1907. 1:147 and 4:1160. 2,700

Essex st, No 116, e s, 141 s Rivington st, 16x60, 3-sty brk tenement and store. Isaac J Ortman et al to Pauline Shamray. 6-12 parts. All title. Mort $11,000. July 11. July 19, 1907. 2:353—10. A $8,000—$11,000. other consid and 100

Same property. Beckie Ortman et al by Rose Ortman to same. 3-12 parts. All title. July 16. July 19, 1907. 2:353. 600

Same property. Jennie Ortman et al by Isaac Ortman as COMMITTEE to same. 3-12 parts. All title. July 16. July 19, 1907. 2:353. 600

Same property. Release dower. Rose Ortman widow to same. All title. July 11. July 19, 1907. 2:353. nom

Essex st, No 43, w s, abt 125 s Grand st, 25x87.6.

Essex st, No 41, w s, 150.10 s Grand st, 25x87.6. 5 and 6-sty brk tenements and stores.
Mary O'Neill to Jos L Buttenwieser. Mort $30,500. July 18. July 19, 1907. 1:310—24 and 25. A $36,000—$55,000. other consid and 100

Goerck st, No 35, w s, 150 s Delancey st, old line, 25x100, except part for bridge, &c, 3-sty and basement frame (brk front) tenement and store and 2-sty brk stable in rear. Henry S O'Brien et al to Hyman Rosenblum. July 23. July 24, 1907. 2:327—57. A $10,000—$11,000. other consid and 100

Goerck st, No 35, w s, 150 s Delancey st, old line, 25x100, 3-sty and basement frame brk front tenement and store and 2-sty brk stable in rear. Henry S O'Brien et al to Hyman Rosenblum. July 23. July 24, 1907. 2:327—57. A $10,000—$11,000. other consid and 100

Greenwich st, No 274, w s, 26.6 s Warren st, 17.7x80x17.1x80, 3-sty brk loft and store building. Wm H Sage to Harriet Woodruff. Mort $21,000. July 3. July 19, 1907. 1:131—13. A $19,000—$23,000. nom

Grand st, No 157, s s, 34.11 e Elm st (as in 1868), now Lafayette st, 17.6x55.1x17.6x55.2, 5-sty brk loft and store building. Henry Trenkmann to Wilhelmina Trenkmann. Mort $16,300. July 19. July 20, 1907. 1:234—10. A $13,800—$16,000. nom

Hamilton st, No 16, s s, abt 175 e Catharine st, 17.4x103.6x17x103.6.

Hamilton st, No 14, s s, abt 158 e Catharine st, 17.4x103.6x17x103.6. vacant.
Joseph Goldfine to Joseph Goldfine Realty Co. All liens. July 17. July 19, 1907. 1:253—55 and 56. A $14,000—$14,000. other consid and 100

Henry st, No 80, s s, abt 38 w Birmingham st, 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Raphael Hurwitz to Celia Stern. Mort $20,500. July 24, 1907. 1:275—14. A $18,000—$24,000. other consid and 100

James st, No 45, w s, 25 s Madison st, 25.1x60.2x25.3x59.8, 3-sty brk tenement and store. Daniel W Harnett to Martin Garone and John Marturano. Mort $10,000. July 19, 1907. 1:116—20. A $8,300—$9,500. 100

Madison st, Nos 291 and 293.

Madison st, adj above on east. Party wall agreement. David Levine et al with Alfred R Conkling. June 13. July 19, 1907. 1:269. nom

Mangin st, Nos 108 to 132 / Tompkins st / Stanton st, No 342 — n e cor Stanton st, runs e 200 to w s Tompkins st x n 200 x w 200 to e s Mangin st x s 200 to beginning, with all title to Thompson st, land under water, wharfs, bulkheads, docks, etc, 1 and 2-sty brk and frame buildings of coal yard. Golde & Cohen to Bradley Contracting Co. Mort $175,000. July 20. July 23, 1907. 2:320 and 325, 42 and 43. A $95,000—$100,000. other consid and 100

Minetta st, No 7, s e s, about 148 n e Bleecker st, 30.4x67.5x25x50.2. Mort $3,000.

Minetta st, No 5, s e s, about 118 n e Bleecker st, 30.4x109.8x25x92.5. Mort $5,000.
Two 3-sty brk tenements and 4-sty brk tenement in rear No. 5.
Sven P Nelson to Joseph A James A and Rudloph J Pagliughi. July 20. July 22, 1907. 2:542—34 and 35. A $14,500—$17,000. other consid and 100

Pearl st, No 221 / Platt st — s w cor Platt st, runs s w 22.3 x n w 32.9 x again n w 21.4 x n e 12.2 to s w s Platt st, x s e 60 to beginning, 4-sty brk loft and store building. Chas F McKenna to Euler & Robeson Co. Mort $23,000. July 23. July 25, 1907. 1:69—1. A $23,000—$26,000. other consid and 100

Prince st, Nos 150 to 154 / West Broadway, Nos 436 to 442 — s w cor West Broadway, 47.10x101x47.2x101, 6-sty brk tenement and store. Pasquale Lauria to Joseph Rosenberg and Julia Samuels. Mort $100,000. July 10. July 19, 1907. 2:502—22. A $53,000—$———. other consid and 100

South st, No 164, n s, abt 40 e Dover st, 20x71.10x20.9x71.10, 4-sty brk tenement and store. Henry B Duke to Mary A Schutt, of Hoboken, N J. Mort $6,000. Nov 6, 1896. July 19, 1907. 1:108—6. A $7,100—$12,000. 1,000

South st, No 164, n s, abt 40 e Dover st, 20x71.10x20.9x71.10, 4-sty brk tenement and store. Mary A Schutt to Julia F Ferguson. Mort $10,000. July 9. July 19, 1907. 1:108—6. A $7,100—$12,000. nom

Same property. Julia F Ferguson to Margt M Mooney. Mort $12,000. July 18. July 19, 1907. 1:108. other consid and 100

Spring st, Nos 170 to 174, s s, 62 e Thompson st, 63.8x66.6x63.6x64.4, three 3-sty brk tenements and stores. Anna C Cremin and ano to Ralph Delli Paoli. July 22, 1907. 2:488—18 to 20. A $36,500—$36,500. other consid and 100

Stanton st, No 315, s s, 75 e Lewis st, 25x50, 5-sty brk tenement and store. Morris Tumun to Israel Geminder. Morts $16,750. July 18. July 19, 1907. 2:329—51. A $12,000—$18,000. other consid and 100

Tompkins st, No 19 / Mangin st, No 26 — s w cor Delancey st, 25x200 to e s Mangin st, 2-sty brk stable and vacant.

Tompkins st, No 15, w s, 75 n Broome st, 25x100, 4-sty brk tenement.
Josephine D Pell widow to Walter D Starr and Chas M Cannon ADMRS of David J Dannat. ½ part. All title. C a G. Mort $10,200 and all liens. July 24. July 25, 1907. 2:322—37 and 50. A $13,000—$14,000. 7,500

Varick st, Nos 110 and 112 / Broome st, No 558 — n e cor Broome st, 48.2x100, 6-sty brk tenement and store. Harry Wilensky to Abraham Raisner and Max Lent. All title. All liens. July 19. July 22, 1907. 2:491—1. A $35,000—$80,000. other consid and 100

Washington st, No 228, w s, 58 n Barclay st, 22.1x55.10x22.3x55.6, 5-sty brk loft and store building, all of.

Also 1-32 part of all that wharf or pier New No 16, N R, at foot Barclay st and of and in bulkhead on w s of West st, being on a line 250 w from e s West st, being the new bulkhead line, runs n from s s pier 16 along bulkhead line to ½ the distance bet new piers 16 and 17, abt 137 ft, with wharfage rights, &c.

Also 1-32 part in Pier New No 18, N R, at foot Murray st, and bulkhead on w s of West st, and runs s from n s of Pier 18 along bulkhead 156, with wharfage rights, &c.
Wm B Macomber and ano TRUSTEES Annie E Renwick to Harold S Renwick, of Sound Beach, Conn, and Claire R Renwick, of N Y, each ½ part. July 17. July 20, 1907. 1:128—49. A $11,800—$16,500; 1:57 and 130. nom

Water st, No 25, s s, 23.6 e Broad st, 23.7x59.10x24x57.6, 4-sty brk loft and store building. Adolph Hollander Realty Co to Adolph Hollander. Mort $25,000. July 23. July 24, 1907. 1:7—13. A $10,500—$15,500. other consid and 100

Water st, No 25, s s, 23.6 e Broad st, 23.7x59.10x24x57.6, 4-sty brk loft and store building. August Zinsser Realty Co to Adolph Hollander Realty Co. July 1. July 24, 1907. 1:7—13. A $10,500—$15,500. other consid and 100

Wooster st, No 40 (38), e s, abt 100 n Grand st, 25x100, 6-sty brk loft and store building. Wm E Burke to Annie T Harrigan. July 25, 1907. 2:475—34. A $23,000—$35,000. nom

2d st E, Nos 214 and 216, n s, 75.9 e Av B, 60x111.10, two 4-sty brk tenements and stores and two 4-sty brk tenements in rear. Samuel Snow to Solomon and Michael Henig. ¼ part. Mort $64,750. July 17. July 25, 1907. 2:385—63 and 64. A $34,000—$42,000. other consid and 100

4th st East, No 305, n s, 64.3 e Av C, 18x72, 5-sty brk tenement. Chone Jaffe to Jacob Fier. Mort $15,000. July 22. July 23, 1907. 2:374—67. A $7,000—$13,000. other consid and 100

12th st West, No 153, n s, 304.2 e 7th av, 20.10x103.3, 3-sty brk dwelling. Hannah A Donahue to Victor F Von Lossberg. Mort $15,000. July 20. July 23, 1907. 2:608—66. A $14,000—$16,000. other consid and 100

13th st W, No 108, s s, 140 w 6th av, 20x103.3, 3-sty brk dwelling. Julia R Wood EXTRX, &c, Eliza E Rudd to Margt Jaeger. July 6. July 24, 1907. 2:608—35. A $13,500—$16,500. 20,000

Same property. Frances C Seaman to same. Q C. Feb 1, 1906. July 24, 1907. 2:608. nom

13th st W, No 106, s s, 120 w 6th av, 20x103.3, 3-sty brk dwelling. Isaac J Greenwood and ano EXRS, &c, Jos Rudd to Margt Jaeger. July 6. July 24, 1907. 2:608—36. A $13,500—$16,000. other consid and 100

14th st E, No 608, s s, 138 e Av B, 25x103.3, 5-sty brk tenement and store and 4-sty brk tenement in rear. Solomon Cohn to Adolf Kagel. ½ right, title and interest. Mort $21,000. April 15. July 23, 1907. 2:396—12. A $8,000—$15,000. other consid and 100

14th st West, Nos 158 and 160 / 7th av, No 53 — s e cor 7th av, 46.6x100, three 4-sty brk dwellings. Release restrictions. Chas A Spaulding with John B Wood. July 16. July 22, 1907. 2:609—7 to 9. A $57,000—$72,000. nom

14th st E, No 331, n s, 351 e 2d av, 25x103.3, 6-sty brk tenement and store. Solomon M Landsmann et al to Moritz Neuman. Mort $45,000. July 2. July 19, 1907. 3:921—18. A $15,000—$40,000. other consid and 100

14th st, W, Nos 158 and 160 / 7th av, No 53 — s e cor 7th av, 46.6x100, three 4-sty brk dwellings. Release covenants. Seth M Milliken to John B Wood. Q C. July 18. July 25, 1907. 2:609—7 to 9. A $57,000—$72,000. nom

19th st W, No 49, n s, 225.4 e 6th av, 18.11x92, with all title to strip adj on east, 0.2½x92, 5-sty brk building and store. Wm F H Koelsch to Eliphalet L Davis. B & S. Mort $47,000. July 23. July 24, 1907. 3:821—13. A $34,000—$40,000. 100

19th st W, No 49, n s, 225 e 6th av, 19.1½x92, 5-sty brk building and store. Henry M Humphrey to Eliphalet L Davis. Q C. July 22. July 24, 1907. 3:821—13. A $34,000—$40,000. nom

21st st, W, No 142, s s, 274.7 s e 7th av, 23x½ block, 3-sty brk mission. Butler-Butler, a corpn, to Wm H Butler. May 11. July 25, 1907. 3:796—63. A $20,000—exempt. other consid and 100

Same property. Same to same. July 18. July 25, 1907. 3:796. other consid and 100

22d st E, No 45, n s, 100 w 4th av, 25x98.9, 4-sty brk dwelling. Wm C A Maguire to Island Realty Co. B & S. Mort $45,000. July 18. July 20, 1907. 3:851—34. A $55,000—$62,000. other consid and 100

22d st E, No 423, n s, 323 s e 1st av, 31.7x98.9, 5-sty brk tenement and store. Maria V Sellaro and ano to Jacob Hurovitz and Abraham M Orlansky. Mort $23,062.50. July 24. July 25, 1907. 3:954—17. A $10,000—$19,000. other consid and 100

26th st W, No 315, n s, 148.6 w 8th av, 26.6x98.9, 5-sty stone front tenement. Terence F Gallagher and ano HEIRS Hugh J Gallagher to Rosanna McCabe. ¼ part. B & S. Mort ¼ of $20,000. April 18. July 25, 1907. 3:750—29. A $11,000—$28,000. nom

Same property. Eliza J Ryan HEIR Hugh J Gallagher to same. 1-8 part. All title. B & S. Mort 1-8 of $20,000. Mar 28. July 25, 1907. 3:750. nom

Same property. Terence F Gallagher to same. ½ part. B & S. Mort ½ of $20,000. April 18. July 25, 1907. 3:750. nom

27th st W, No 358, s s, 142 e 9th av, 22x98.9, 3-sty brk tenement. Edwin H Slocum DEVISEE Helen Slocum to Chas F Myers. Mt $6,000. July 22. July 23, 1907. 3:750—71. A $10,000—$12,000. nom

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THE FOUNDATION CO.

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ENQUIRIES INVITED

WEMLINGER STEEL PILING CO.

11 Broadway, NEW YORK

27th st W, No 358, s s, 142 e 9th av, 22x98.9, 3-sty brk tenement. Chas F Myers to Rachael C wife of James M Simpson. Mort $6,000. July 22. July 23, 1907. 3:750—71. A $10,000—$12,000. other consid and 100

28th st W, No 148, s s, 201.8 e 7th av, 23.3x98.9x23.2x98.9, 2-sty brk stable. Simon Fink to Robert Micolino. Mort $20,000. May 15. July 20, 1907. 3:803—66. A $14,500—$16,000. other consid and 100

30th st E, No 222, s s, 260 e 3d av, 18.9x98.9, 3-sty stone front dwelling. Georgine Iselin to Henry Carey. B & S. July 2. July 20, 1907. 3:910—50. A $7,500—$12,000. other consid and 100

37th st W, No 140, s s, 196 e 7th av, 14x98.9, with all title to strip 0.8 on w, 2-sty brk stable. Frank L Polk as assignee for benefit creditors James W Henning to Sally K and Lulie Henning, of Louisville, Ky. All title. B & S July 12. July 23, 1907. 3:812—66. A $24,000—$26,000. 7,500

43d st W, No 246, s s, 340 e 8th av, 20x100.5, 4-sty brk dwelling. S F Adams Realty Co to The Flatiron Realty Co. Mort $18,000. July 19. July 20, 1907. 4:1014—50½. A $21,000—$22,000. other consid and 100

43d st E, No 327, n s, 240.6 w 1st av, 28x100.5, 5-sty brk tenement and store. Philipp Fabel to The Loewer Realty Co. Mort $20,000. July 17. July 25, 1907. 5:1336—16. A $10,500—$22,000. other consid and 100

44th st E, No 12, s s, 225 e 5th av, 25x100.5 (owned by party first part).

44th st E, s s, adj above on west (owned by party 2d part). Party wall agreement. Thos H O'Connor with Edmund Hendricks. July 23. July 25, 1907. 5:1278. nom

44th st W, No 132, s s, 356.3 w 6th av, 18.9x100.5, 5-sty brk dwelling. Mary H Daly to Henry G Smith. Mort $22,000. July 19. July 23, 1907. 4:996—47. A $30,000—$32,000. other consid and 100

45th st W, No 605, n s, 100 w 11th av, 25x100.5, 4-sty brk tenement. Rosanna McCabe HEIR Hugh J Gallagher to Terence F Gallagher. 1-8 part. All title. B & S. April 18. July 25, 1907. 4:1093—28. A $5,000—$6,500. nom

46th st W, No 426, s s, 400 e 10th av, 25x100.4, 5-sty brk tenement and store. Jacob Israelson to Franklin Hess. Mort $18,500. June 20. Rerecorded from June 20 ,1907. July 24, 1907. 4:1055—48. A $9,000—$18,000. other consid and 100

47th st West, No 121, n s, 580 e 7th av, 20x100.4, 4-sty stone front dwelling. FORECLOSURE (June 20, 1907). Edward Browne ref to Robert T Oliver. All title. July 20. July 22, 1907. 4:1000—24. A $28,000—$29,000. 35,500

49th st E, No 48, s s, 225 w 4th av, 25x100.5, 4-sty stone front dwelling. Edwin D Worcester to Margt D W wife Chas M Williams. ½ part. Mort $35,000. July 24, 1907. 5:1284—46. A $47,000—$50,000. other consid and 100

54th st W, No 146, s s, 243.9 e 7th av, 18.9x100.5, 3-sty stone front tenement. Ida F P Brennan to Harriet L Doyle. Feb 6, July 19, 1907. 4:1006—54½. A $17,000—$18,000. nom

Same property. Harriet L Doyle to Emma Googins. Mort $8,000. June 27. July 19, 1907. 4:1006 other consid and 100

54th st E, No 336, s s, 250 w 1st av, 25x100.5, 5-sty brk tenement and store. Samuel J Weil to Celia P Weil. Mort $24,875. May 1. July 20, 1907. 5:1346—37. A $9,000—$15,500. other consid and 100

56th st W, No 26, s s, 394 w 5th av, 20x100.5, 4-sty stone front dwelling. Geo S Hart to Wesley Thorn. B & S. July 22. July 24, 1907. 5:1271—54. A $57,000—$67,000. other consid and 100

Same property. Wesley Thorn to Henry Seligman. Mort $55,000. July 23. July 24, 1907. 5:1271. other consid and 100

57th st E, No 211, n s, 150 e 3d av, 27x100.5, 5-sty stone front tenement.

11th st E, s s, 320 e Av D, 180x94.9, 1-sty brk and frame stables sheds and vacant.

10th st E, s s, 407.8 e Av D, 150x92.3, 1-sty frame shed and vacant.

9th av, Nos 883 and 885 57th st, No 401 W | n w cor 57th st, 100.5x25, 5-sty stone front tenement and store.

10th st E, Nos 474 to 478, s s, 332.8 e Av D, 75x92.3, 1 and 2-sty brk building.

PARTITION (July 18, 1907). John F Coffin ref to Frederick Hoch. All title which George and Caspar Hagemeyer had on Aug 21, 1894. July 24, 1907. July 25, 1907. 5:1331—7. A $13,500—$26,000; 2:367—21. A $45,000—$50,000; 2:366—19 and 22. A $57,000—$58,000; 4:1067—32. A $40,000—$65,000. 2,500

60th st E, No 106, s s, 60 e Park av, 20x100.5, 4-sty stone front dwelling. Dorothea Weiler to Jas D Voorhees. July 1. July 20, 1907. 5:1394—69½. A $26,000—$32,000. other consid and 100

64th st E, No 228, s s, 205 w 2d av, 25x100.5, 6-sty brk tenement. Jacob Fier to Chone Jaffe. Mort $32,000. July 22. July 23, 1907. 5:1418—33. A $12,500—$32,500. other consid and 100

65th st E, No 342, s s, 198 w 1st av, 27x100.5, 5-sty stone front tenement. PARTITION, May 29, 1907. Walter Alexander referee to Henry Nachitz. July 23. July 24, 1907. 5:1439—35. A $10,000—$21,000. 28,900

65th st E, No 109.

65th st E, No 111. Party wall agreement. Kath E Duane with Margt D L Robinson. May 22. July 24, 1907. 5:1400. 200

67th st E, No 5, n s, 150 e 5th av, 25x100.5, 4-sty brk dwelling. Adelaide V Tilt widow to Samuel H and Eliza W Valentine as joint tenants. July 16. July 23, 1907. 5:1382—7. A $104,000—$114,000. other consid and 100

67th st W, Nos 52 and 54, s s, 200 e Columbus av, 50x100.5, 2-sty brk garage. Thos D Belfield to Wm H Hubbell. Mort $32,500. Jan 2. July 19, 1907. 4:1119—55. A $32,000—$40,000. nom

74th st E, No 248, s s, 116.8 w 2d av, 16.8x102.2, 4-sty brk tenement. Julius Steiner to Jastrow Alexander. Mort $6,500. July 24. July 25, 1907. 5:1428—29½. A $7,000—$10,000. other consid and 100

75th st E, No 442, s s, 100 w Av A, 25x102.2, 6-sty brk tenement and store. Gerty Resnick to Hirsch Hommel. Correction deed. Mort $29,750. July 15. July 20, 1907. 5:1469—29. A $7,000—$30,000. nom

Same property. Hirsch Hommel to Abraham Orently. Mort $29,250. July 19. July 20, 1907. 5:1469. other consid and 100

78th st W, No 304, s s, 96 w West End av, 16x102.2, 5-sty brk dwelling. Alice Miller to Clara Lichtenstein. Mort $20,000. July 24. July 25, 1907. 4:1186—34½. A $11,000—$26,000. other consid and 100

82d st E, No 428, s s, 156.6 w Av A, 25x102.2, 5-sty brk tenement and store. Isidore Fried to Philip Fried. Mort $15,000. July 8. July 20, 1907. 5:1561—31. A $7,500—$20,000. other consid and 100

83d st W, No 311, n s, 116.8 w West End av, 16.8x100, 3-sty and basement stone front dwelling. Annie L Vail to Michael Rubenstein. Mort $12,500. July 24. July 25, 1907. 4:1245—67. A $10,000—$14,000. nom

84th st W, No 33, n s, 310 e Columbus av, 20x102.2, 4-sty and basement brk dwelling. Morris H Feder to Gustav M L Sacks. Mort $26,000. July 15. July 23, 1907. 4:1198—13. A $12,000—$22,000. other consid and 100

89th st W, No 107, n s, 145 w Columbus av, 28x100.8, 5-sty brk tenement. Maxwell Stevenson to Isaac Dankowitz. June 18. July 23, 1907. 4:1220—26. A $11,500—$30,000. other consid and 100

Same property. Release dower. Caroline L Baker to Isaac Dankowitz. June 21. July 23, 1907. 4:1220. nom

95th st W, No 66, s s, 118 e Columbus av, 19x100.8, 3-sty and basement brk dwelling. Joseph R Munter to Leonard Landes. Mort $12,000. July 17. July 19, 1907. 4:1208—59. A $10,500—$16,000. 100

97th st E, No 331, n s, 170 w 1st av, 30x100.11, 5-sty brk tenement. Morris Rothnagle to Harry A Gordon. All liens. July 15. July 19, 1907. 6:1669—19. A $6,000—$20,000. nom

97th st E, No 162, s s, 80 w 3d av, 25x100.11, 5-sty stone front tenement. Louis L Kahn to Mary and Frances Brodil. July 3. July 23, 1907. 6:1624—40½. A $8,000—$15,000. 100

98th st W, No 141, n s, 397.6 e Amsterdam av, runs e 27.6 x n 113.6 x n w 38 x s 65.4 x s e 22.6 x s 30.6 to beginning, 5-sty brk tenement. Gustav M L Sacks to Fannie Feder. Mort $34,500. July 22. July 23, 1907. 7:1853—17. A $15,000—$28,000. other consid and 100

98th st W, No 141, n s, 397.6 e Amsterdam av, runs e 27.6 x n 113.6 x n w 38 x s 65.4 x s e 22.6 x s 30.6 to beginning, 5-sty brk tenement. Max J Kramer to Gustav M L Sacks. Q C. July 15. July 20, 1907. 7:1853—17. A $15,000—$28,000. nom

99th st E, n s, 100 w 1st av, 296x100.11, vacant. Julius Shweitzer to Fidelity Construction Co. Mort $80,000. July 15. July 20, 1907. 6:1671—11 to 22. A $71,000—$71,000. other consid and 100

99th st W, No 302, s s, 80 w West End av, 20x100.11, vacant. Leo Loewenthal to Herbert Realty Co. All liens. July 23, July 24, 1907. 7:1888—26. A $10,000—$10,000. other consid and 100

101st st E, Nos 188 to 192, s s, 220 e Lexington av, 75x100.11, three 5-sty brk tenements. Admiral Realty Co to Isaac Steinberg and Leo Falkenberg. Mort $85,000. July 22. July 23, 1907. 6:1628—42 to 44. A $19,500—$69,000. other consid and 100

107th st E, No 177, n s, 269 e Lexington av, 17x100.11, 4-sty stone front tenement. Wm Lindner to Mary J Noonan. Mort $8,000. July 18. July 19, 1907. 6:1635—31. A $5,000—$9,500. other consid and 100

109th st W, No 130, s s, 325 e Amsterdam av, 25x100.11, 5-sty brk tenement. Francis Colety to James Corridan. Mort $26,000. July 19. July 23, 1907. 7:1863—51. A $10,000—$26,000. other consid and 100

110th st E, No 128, s s, 100 w Lexington av, 25x100.11, 5-sty stone front tenement. Benj Harris to Frank Siegel. ½ part. ½ of all liens. May 23. July 23, 1907. 6:1637—60. A$9,000—$19,000. other consid and 100

110th st E, No 171, n s, 100 w 3d av, 25x100.11.
110th st E, No 169, n s, 125 w 3d av, 25x100.11.
110th st E, No 167, n s, 150 w 3d av, 25x100.11.
110th st E, No 165, n s, 175 w 3d av, 25x100.11.
110th st E, No 163, n s, 200 w 3d av, 25x100.11.
110th st E, No 161, n s, 225 w 3d av, 25x100.11.
six 4-sty brk tenements and stores.
Julius Levy to Adolph Hollander Realty Co. Morts $54,000. May 1. July 25, 1907. 6:1638—28 to 32. A $54,000—$78,000. other consid and 100

110th st E, Nos 161 to 171, n s, 100 w 3d av, 150x100.11, six 4-sty brk tenements and stores. Adolph Hollander Realty Co to Jacob T Hildebrant. Mort $105,000. June 22. July 25, 1907. 6:1638—28 to 32. A $54,000—$78,000. other consid and 100

111th st W, Nos 316 and 318, s s, 110 e Manhattan av, 37.6x106.2, 6-sty brk tenement. Rosaria Pizzutiello to Matthew R d'Amora. ½ right, title and interest. Mort ½ of $57,750. July 19. July 24, 1907. 7:1846—25. A $17,000—P $25,000. other consid and 100

111th st E, Nos 57 to 61, n s, 70 e Madison av, 50x100.11, 6-sty brk tenement and store. Abraham Silverson to William and Jos-

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eph Wolf and Abraham Rothstein. Mort $70,000. July 19, 1907. 6:1617—23. A $18,000—$60,000. other consid and 100

112th st W, Nos 526 to 532, s s, 250 e Broadway, 100x100.11, two 6-sty brk tenements. Joseph Kleinfeld et al to Abraham Collier. ½ part. All title. Mort $174,234.10. July 24. July 25, 1907. 7:1883—50 to 53. A $48,000—$——. other consid and 100

112th st W, Nos 534 to 538, s s, 175 e Broadway, 75x100.11, 6-sty brk tenement. Joseph Kleinfeld et al to Abraham Collier, all of. Mort $129,500. July 24. July 25, 1907. 7:1883—54 to 56. A $36,000—$——. other consid and 100

113th st E, No 77, n s, 124.6 w Park av, 26.4x100.11, 5-sty brk tenement. Ray Groll to Samuel Jonas. Mort $26,700. July 5. July 25, 1907. 6:1619—30. A $9,500—$18,500. nom

113th st E, No 233, n s, 225 w 2d av, runs n 73.11 x w 30.6 x s—x n e 5.5 x s 4.10 x w 0.6 x s 26.9 to st x e 25.6 to beginning, 5-sty brk tenement. Sender Feldmark to Rosanna Rosenfeld. Mort $16,500. July 17. July 19, 1907. 6:1663—16. A $6,000—$19,000. other consid and 100

114th st E, No 203, n s, 100 e 3d av, 17.6x100.11x17.5x100.11, 5-sty stone front tenement. John H Lankenau to Morton Seideman, of Philadelphia, Pa. Mort $12,500. July 10. July 23, 1907. 6:1664—5. A $4,500—$13,500. other consid and 100

116th st E, No 91, n s, 115 w Park av, 25x100.10, 5-sty stone front tenement and store. Jennie Lyman to Loretto G Lyman. Mort $26,000. July 20. July 25, 1907. 6:1622—31. A $13,000—$27,000. nom

117th st W, No 7, n s, 150 w 5th av, 23.1x100.11, 6-sty brk tenement. Wm Levey to Samuel Levens. Mort $31,250. July 23, 1907. 6:1601—30. A $10,000—$31,000. nom

118th st E, No 322, s s, 300 e 2d av, 25x100.11, 5-sty stone front tenement. John J Prendergast to Mary F wife John J Prendergast. All liens. July 19. July 20, 1907. 6:1689—40. A $6,000—$18,500. other consid and 100

119th st East, No 118, s s, 215 e Park av, 25x100.10, 5-sty brk tenement and store. Moritz L Ernst et al to Arthur H Sanders. Mort $20,950. June 8. July 22, 1907. 6:1767—63. A $7,000—$19,500. other consid and 100

125th st W, No 434, s s, 350 e Amsterdam av, 25x100.11, 6-sty brk tenement and store. FORECLOS, July 2, 1907. Isham Henderson referee to Mechanics & Traders Realty Co. July 3. July 20, 1907. 7:1965—50. A $9,000—$——. 3,000

126th st E, Nos 241 to 247, n s, 105 w 2d av, 80x99.11, four 3-sty stone front tenements. Annie Kurzrok to Max Kurzrok. Morts $33,000. July 18. July 19, 1907. 6:1791—18 to 20. A $18,000—$27,000. other consid and 100

126th st E, Nos 241 to 247, n s, 105 w 2d av, 80x99.11, four 3-sty stone front tenements. FORECLOS, Apr 24, 1907. Thos R Lane referee to Annie Kurzrok. Mort $24,000. May 31. July 19, 1907. 6:1791—18 to 20. A $18,000—$27,000. 13,000

126th st W, No 5, n s, 110 w 5th av, 16.10x99.11, 3-sty and basement stone front dwelling. Frances E Silleck to Ella W Sharp. Mort $12,000. July 15. July 23, 1907. 6:1724—32. A $6,000—$12,000. other consid and 100

127th st West, n s, 140.3 w Broadway, runs n w 48.1 x n 116.8 x w 92.8 x s 150 to st x e 127.5.

129th st W, s s, 175 e Riverside Drive, 50x139.8x53.8x115, part of 2 and 3-sty brk and frame factory.

Release mortgage. Robert McGill to Albert London. June 29. July 22, 1907. 7:1995. nom

Same property. Release mortgage. Frank Barker as TRUSTEE to same. June 25. July 22, 1907. 7:1995. nom

132d st E, No 49, n s, 195 w Park av, 20x99.11, 3-sty stone front dwelling. FORECLOS (July 11, 1907). Henry B Hammond ref to Sarah M Mygatt TRUSTEE Jacob A Robertson. July 11. July 22, 1907. 6:1757—28. A $4,800—$8,000. 8,500

134th st W, No 225, n s, 250 w 7th av, 16.8x99.11, 3-sty stone front dwelling. Anne Jones to Septimus Jones-Jonavitch. July 25, 1907. 7:1940—21½. R $6,600—$9,500. other consid and 100

138th st W, No 625, on map Nos 623 and 625, n s, 300 w Broadway, 50x99.11, 5-sty brk tenement. Florence Kutz to Samuel Raisler. Mort $51,900. June 29. July 25, 1907. 7:2087—18. A $12,000—$34,000. other consid and 100

151st st W, No 510, s s, 241.8 w Amsterdam av, 33.4x99.11, 5-sty brk tenement. Wm Ebling to Robt W Ebling. Mort $20,000. May 29. July 25, 1907. 7:2082—42. A $13,500—$32,000. other consid and 100

156th st W, n s, 225 e 8th av, 50x99.11, vacant. James Pilkington to Sadie A Brown. June 2. July 19, 1907. 8:2105—57. A $5,000—$5,000. nom

156th st W, s s, abt 170 w Broadway, —x—, 2 and 3-sty brk and stone museum, stocks, bonds and personal property to endow and maintain a free public library, museum and educational institution at above premises. Archer M Huntington to The Board of Trustees of the Hispanic Society of America. Trust deed. July 22. July 23, 1907. 8:2134. nom

164th st W, No 451, n s, 300 e Amsterdam av, 50x104, 2-sty frame dwelling and vacant. FORECLOS, June 11, 1907. David C Myers referee to Charles Geiger and Solomon Braverman. Mort $——. July 16. July 19, 1907. 8:2111. $7,000 over 1st mort, costs, &c

Av C, No 146, e s, 22.11 n 9th st, 21.3x58, 5-sty brk tenement and store. Jacob Abraham to Samuel Grossmann. Mort $16,300. July 18. July 19, 1907. 2:379—2. A $8,000—$11,000. other consid and 100

Av D, No 73, w s, 25 s 6th st, 23x89, 3-sty brk tenement. Delia Hahn to Emanuel M Steindler. Mort $15,000. July 24. July 25, 1907. 2:375—37. A $10,000—$13,000. other consid and 100

Amsterdam av, Nos 1990 to 1994 | s w cor 159th st, 66.7x150, two
159th st, Nos 500 to 506 | 6-sty brk tenements, stores on
av. Maurice Cohen to Bessie Ruth. Mort $130,000. July 13. July 20, 1907. 8:2117—34. A $45,000—$——. other consid and 100

Amsterdam av, Nos 1940 to 1946 | n w cor 156th st, 99.11x125, two
156th st, Nos 501 and 503 | 2-sty frame dwellings and store in No 1944 and 1 and 2-sty frame stable. Wm Wolf et al to Abraham Silverson. Mort $106,844.17. June 24. July 23, 1907. 8:2115—38. A $80,000—$85,000. other consid and 100

Amsterdam av, Nos 1109 and 1111, e s, 80.11 s 115th st, 40x100, 6-sty brk tenement and store. Release mort. Sender Jarmulowsky to The Polstein Realty & Construction Co. July 23. July 24, 1907. 7:1867—40. A $——$——. omitted

Broadway, No 3181 | n w cor 127th st, runs w 140.3 x n
127th st, No 601 | w 47.2 x n 170.6 x n e 53.6 to s
Manhattan st, Nos 130 to 134 | w s Manhattan st x s e 156.6 to Broadway x s 175.2 to beginning.

Also all right, title and interest to triangular plot on w s of above, which is 170.6 long at n w s of same, runs s 14 x w 11.11 x n e — to beginning.

1 and 2-sty frame buildings and sheds of coal yard and vacant. The Calender Realty Co to Charter Construction Co. B & S. Mort $177,500. July 23. July 24, 1907. 7:1995—19. A $165,000—$165,000. other consid and 100

Columbus av, No 933, e s, 25.6 s 106th st, 25x75, 5-sty brk tenement and store. Bertha Levy to Clara wife Louis L Sommer. Mort $22,500. Apr 15. Rerecorded from Apr 15, 1907. July 24, 1907. 7:1841—62. A $14,000—$23,000. other consid and 100

Columbus av, No 592, w s, 50.4 s 89th st, 25.2x100, 5-sty brk tenement and store. Wm Ebling to Robt W Ebling. Mort $10,000. May 29. July 25, 1907. 4:1219—34. A $23,000—$35,000. other consid and 100

Fort Washington av | e s, at c l 194th st and being plot bounded w
Overlook Terrace | by c l of said av, e by w s of Overlook Terrace, s by s line land Wm Libbey, and n by line 105 n therefrom. Jonas M Libbey to Wm E Carnochan. B & S. July 19, 1907. 8:2180. nom

Madison av, No 1225 | n e cor 88th st, 100.8x36.8, 6-sty brk tene-
88th st | ment. Leon Hirsch to Nathan Hirsch. ½ part. All title. Mort $80,000. July 19, 1907. 5:1500—20. A $65,000—$90,000. nom

Madison av, Nos 1427 and 1429, e s, 50.11 s 99th st, 50x100, 7-sty brk tenement; Mort $85,000. CONTRACT to exchange for property at New Rochelle, N Y. Edith S Jacobs with Margt B Lawrence. June 19. July 20, 1907. 6:1604—52. A $40,000—$105,000. nom

Madison av, No 1787, e s, 67.11 n 117th st, 33x108, 5-sty brk tenement. Jacob Epstein to Charles Verac. Mort $28,000. July 22. July 23, 1907. 6:1623—20. A $22,500—$40,000. other consid and 100

Same property. Charles Verac to Louis Bernstein. Mort $39,000. July 22. July 23, 1907. 6:1623. nom

Madison av, No 99 | s e s, at n e s 29th st, 37.6x78, 3-sty stone
29th st | front dwelling. Edw J Hancy to John Addison. B & S. June 10. July 23, 1907. 3:859—24. A $104,000—$110,000. 100

Madison av, No 1538, w s, 50.6 n 104th st, 16.8x70, 3-sty stone front dwelling. Louis Van Brink to John Dobbins. Mort $11,000. July 24. July 25, 1907. 6:1610—16¼. A $6,500—$10,000. other consid and 100

Madison av, No 1755, e s, 25.10 n 115th st, 25x84, 5-sty brk tenement. Wm Ebling to Robert W Ebling. Mort on this and adj premises $11,000. May 29. July 25, 1907. 6:1621—22. A $13,500—$25,000. other consid and 100

Mt Morris Park West, No 9, w s, 20.11 s 121st st, 20x100, 4-sty and basement stone front dwelling. Zoe C Price to Wm T Purdy and Bel B his wife, joint tenants. Mort $22,500. July 22. July 23, 1907. 6:1720—20. A $14,500—$30,000. other consid and 100

Park av, No 752, w s, 74 n 71st st, 28.2x86, 6-sty brk and stone dwelling. Douglas Robinson to Sarah S Collier. July 12. July 19, 1907. 5:1386—36. A $——$——. other consid and 100

Park av, No 750, w s, 50 n 71st st, 24x86.

Park av, w s, adj above on north.

Declaration as to party wall by Helen R Robinson to whom it may concern. July 20. July 24, 1907. 5:1386.

Park av, No 1681 | n e cor 118th st, 25.5x90, 5-sty stone front
118th st, No 109 | tenement and store. Wm A Borst to Geo M Borst. 1-3 part. Mort $30,000. July 20. July 24, 1907. 6:1767—1. A $9,000—$25,000. other consid and 100

West End av, No 279 | s w cor 73d st, 24.4x95, 4-sty and basement
73d st, No 300 | stone front dwelling. Henry H Vail to Ellie F Moffitt. May 27. July 24, 1907. 4:1184—19. A $38,000—$60,000. other consid and 100

1st av, No 407, w s, 20.6 s 24th st, 19.9x70, 3-sty brk tenement and store. Julia E Barnard to Hannah Hueg. Undivided right, title and interest. B & S. All liens. July 18. July 24, 1907. 3:929—36. A $8,500—$11,500. nom

Same property. Charles Hueg et al to Josephine E Murphy. B & S. Mort $4,500. July 24, 1907. 3:929. nom

Same property. Charles Hueg EXR Louise Hueg to same. Mort $4,500. July 24, 1907. 3:929. 11,150

1st av, Nos 1721 to 1727 | n w cor 89th st, 100.8x100, four 5-sty brk
89th st, No 355 | tenements and stores. Geo R Smith to Edw C and John T Smith. 2-3 parts. Mort $50,000. July 23. July 24, 1907. 5:1552—23 to 26. A $45,500—$97,000. other consid and 100

1st av, No 689, w s, 123.5 s 40th st, 24.8x75, 5-sty brk tenement and store. Max Solomon to Sarah Weinstein. Mort $10,500. July 15. July 19, 1907. 3:945—28. A $9,500—$15,000. other consid and 100

Same property. Sarah Weinstein to Isaac S Heller. Mort $17,000. July 18, July 19, 1907. 3:945. other consid and 100

1st av, No 209, n w s, 63.3 s w 13th st, 20x86, 4-sty brk tenement and store. Jacob Abraham to Samuel Grossmann. Mort $18,500. July 18. July 19, 1907. 2:454—39. A $10,000—$12,000. other consid and 100

1st av, Nos 725 to 739 | n w cor 41st st, 197.6 to s s 42d st x49, four
41st st | 4-sty brk buildings and stores.
42d st |

1st av, Nos 741 to 757, n w cor 42d st, 163x50, nine 4-sty stone front tenements and stores.

Hugh J Grant to Charles Knapp. Morts $90,000 and all liens. July 29, 1904. (Re-recorded from Aug 2, 1904). July 25, 1907. 5:1334—23 to 30. A $56,000—$72,000; 5:1335—23. A $55,000—$60,500. other consid and 100

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**HECLA IRON WORKS**
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

2d av, No 676, e s, 59.2 s 37th st, 19.7x78, 4-sty brk tenement and store. Julius Crystal to Mary Boelling. Mort $12,000. July 1. July 20, 1907. 3:942—61. A $9,000—$12,000. other consid and 100

2d av, No 1589, w s, 76.7 n 82d st, 25.6x75, 6-sty brk tenement and store. Adolf Roth et al to Henry Frank. Mort $26,000. July 18. July 20, 1907. 5:1528—24. A $10,000—$25,000. other consid and 100

2d av, No 468, e s, 74.1 n 26th st, 24.8x80.9, 5-sty brk tenement and store. Louis Oppenheim et al to Barnett Berkowsky. Mt $21,000. July 25, 1907. 3:932—4. A $11,500—$18,000 other consid and 100

3d av, No 2156, w s, 25 s 118th st, 25x100, 5-sty brk tenement and store. Rosetta Wolf et al EXRS Joseph Wolf to Herman M Weaver. ½ part. Mort $25,000. July 12. July 20, 1907. 6:1645—39. A $20,000—$31,000. 24,325

Same property. Jacob Wolf to same. ½ part. Mort $25,000. July 12. July 20, 1907. 6:1645. other consid and 100

7th av, No 148 | s w cor 19th st, 23x44, 2-sty frame tenement and
19th st, No 200 | store. James P Reilly to Jane Reilly. Undivided right, title and interest. Mort $15,000. July 23. July 24, 1907. 3:768—41. A $17,000—$18,000. nom

8th av, No 2403, w s, 50 s 129th st, 25x75, 5-sty brk tenement. Eben Valentine et al to Gilbert Ridler. B & S. All liens. July 1. July 24, 1907. 7:1955—15. A $13,000—$21,000. nom

Same property. Gilbert Ridler to Eben Valentine, Josephine Hughes-Crossman, Sarah E and Florence Valentine as joint tenants. B & S. All liens. July 1. July 24, 1907. 7:1955. nom

9th av, Nos 807½ and 809, on map No 809, w s, 75.3 s 54th st, runs w 100 x s 5.2 x s e 103.10 to av, x n 33.2 to beginning, 2-sty brk and frame tenement and store. Eliphalet L Davis to Nathan Weiss and Pauline A Horn. Mort $12,500. July 2. July 23, 1907. 4:1063—33. A $12,000—$12,500. other consid and 100

10th av, No 815 | n w cor 54th st, 25.5x75, 5-sty brk ten-
54th st, Nos 501 and 503 | ement and store. Henry D Schutte to Helen Ranken. Mort $17,000. July 24. July 25, 1907. 4:1083—29. A $16,500—$33,000. nom

10th av, No 812 | n e cor 54th st, 25.1x100, 6-sty brk tenement
54th st, No 453 | and store. Eliza J Ryan HEIR Hugh J Gallagher to Terence F Gallagher. 1-8 part. All title. B & S. Mort 1-8 of $35,000. Mar 28. July 25, 1907. 4:1064—1. A $20,000—$50,000. nom

Same property. Rosanna McCabe HEIR Hugh J Gallagher to same. 1-8 part. All title. B & S. Mort 1-8 of $35,000. April 18. July 25, 1907. 4:1064. nom

11th av, No 609 | n w cor 45th st, 25.1x75, 5-sty brk tenement
45th st, No 601 | and store. Eliza J Ryan HEIR Hugh J Gallagher to Terence F Gallagher. 1-8 part. All title. B & S. Mt 1-8 of $4,000. Mar 28. July 25, 1907. 4:1093—29. A $9,000—$16,000. nom

Same property. Rosanna McCabe HEIR Hugh J Gallagher to same. 1-8 part. All title. B & S. Mort 1-8 of $4,000. April 18. July 25, 1907. 4:1033. nom

11th av, No 644 | s e cor 47th st, 25x80, 4-sty brk tene-
47th st, Nos 560 and 562 | ment and store and 2-sty brk tenement in st. Eliza J Ryan HEIR Hugh J Gallagher to Terence F Gallagher. 1-8 part. All title. Mar 28. July 25, 1907. 4:1075—61 and 61½. A $13,300—$16,000. nom

Same property. Rosanna McCabe HEIR Hugh J Gallagher to same. 1-8 part. All title. B & S. April 18. July 25, 1907. 4:1075. nom

11th av, Nos 833 and 835, w s, 25.5 s 57th st, 50x100, two 5-sty brk tenements and stores. Charles Appleby to Edith Stonebridge, of Newark, N J. (This deed may be withdawn. It is now being investigated.) Jan 28, 1906. July 24, 1907. 4:1104.—34 and 35. A $14,000—$20,000. exch

### MISCELLANEOUS.

Consent to purchase and also to mortgage for $160,000 at Whitestone, L I. Shore Acres Realty Co to Walter and Oliver G Jennings. July 23, 1907. Genl Morts.

Copy last will and testament of Edw B Hodge. Sept 6, 1901. July 23, 1907.

General release, &c. Davis Coal & Coke Co to Franklin Moore. June 27. July 22, 1907. Miscel. nom

### BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Bryant st, e s, 125 n Jennings st, 25x100, vacant. Twenty-third Ward Land Impt Co to Wm J and John T Guy. All liens. July 23, 1907. 11:3000. nom

*Clarence st, w s, 250 s Barkley av, 73x101.2x58.4x100. Edgewater Realty Co to Nicholas Klippel Sr. July 22. July 23, 1907. other consid and 100

*Catharine st, w s, 500 s Westchester av, 50x100, Washingtonville. Andrew Sahlstrom to Wm W Penfield. Q C. July 19. July 25, 1907. nom

*Same property. Wm D Miller to Wm W Penfield. July 19. July 25, 1907. nom

*Carroll st, n s, 148.6 e City Island av, 23x117, City Island. Spencer S Booth to Isabella C Craft. Q C. July 3. July 24, 1907. other consid and 100

*Cedar st, w s, 101 n old Boston road, 50x100, Seneca Park. Agnes C Nugent to Daisy Levy. Mort $2,000. July 23. July 24, 1907. other consid and 100

Charlotte st, w s, 75 n 170th st, 37.6x100, 5-sty brk tenement. Release two morts. N Y Trust Co to Fleischmann Realty & Construction Co. July 12. July 19, 1907. 11:2966. each other consid and 1,000

Freeman st, No 1142, s s, 112.6 e Fox st, 37.6x77.5x37.11x82.9, 6-sty brk tenement and store. Harris Ratner to Claus Heitmann and John D Harder. Mort $34,000. July 22. July 23, 1907. 11:2975. other consid and 100

Faile st, e s, 100 n Seneca av, 250x100, vacant. Release mort. U S Life Ins Co to Frederick McCarthy and Theo M Macy. July 16. July 19, 1907. 10:2761. 33,500

Garden st, s s, 28.5 e Crotona av, 75x100, vacant. Release mort. R Montgomery Schell to Mary C and Emma S Robinson. July 12. July 19, 1907. 11:3099. 300

Garden st, s w s, 28.7 e Crotona av, lot 73 and e ½ lot 74 map South Belmont, 75x100 (?), vacant. Release judgment. Scott McLanahan to Edw J Byrne. July 18. July 19, 1907. 11:3099. nom

Same property. Release judgment. Emeline S Robinson to same. July 18. July 19, 1907. 11:3099. other consid and 100

Garden st, s w s, 26.7 e Crotona av, being lot 73 and e ½ lot 74 map South Belmont, 75x100 (?), vacant. Mary C Robinson and ano to Edw J Byrne. July 18. July 19, 1907. 11:3099. 100

*Hancock st, w s, 150 s Columbus av, 18.10x100. Release mort. German-American Building loan Assoc to Henry Weinberger. July 23. July 25, 1907. nom

Harlem River terrace, e s, abt 765.6 s Harlem River terrace, 50x68.8x53.2x49.6. Kingsbridge Real Estate Co to Merwin Realty Co. July 10. July 25, 1907. 11:3236. other consid and 100

*Hancock st, w s, 150 s Columbus av, 18.10x100, Van Nest Park. Henry Weinberger to Daniel Oklopsia. Mort $1,500. July 23. July 25, 1907. other consid and 100

Harlem River Terrace, e s, abt 065.6 s Harlem River Terrace, 39.6x230.3 to Bailey av x19.10x225, vacant. Kingsbridge Real Estate Co to Leonard Benedicks. July 10. July 19, 1907. 11:3236. other consid and 100

Harlem River Terrace, e s, abt 965.6 s Harlem River Terrace, 25x100x27.2x89.3, vacant. Kingsbridge Real Estate Co to Joseph B Seery. July 10. July 19, 1907. 11:3236. other consid and 100

Harlem River Terrace, e s, abt 965.6 s Harlem River Terrace, 50x100, vacant. Same to Ellen Dollard. July 10. July 19, 1907. 11:3236. other consid and 100

Harlem River Terrace, e s, abt 940.6 s Harlem River Terrace, 25 x100, vacant. Same to Herman Lehmuth. July 10. July 19, 1907. 11:3236. other consid and 100

*Hancock st, w s, 447 s Columbus av, 25x100. Patk J Jordan to Donato, Louis and Filomeno Marinaro. Mort $4,000 and all liens. July 17. July 20, 1907. other consid and 100

Kingsbridge Terrace, s e s, abt 178.3 s w Kingsbridge road, 25.8 x161x25x154.6, vacant. Kingsbridge Real Estate Co to Bertha E Neary. July 10. July 19, 1907. 11:3237. other consid and 100

Kingsbridge terrace, n s, 100.11 w Kingsbridge road, 25.7x118.7x25x112.6, vacant. Kingsbridge Real Estate Co to Luciano Colantuoni. July 10. July 22, 1907. 11:3240. other consid and 100

*Louise st, e s, 100 n Columbus av, 25x100, Van Nest Station. Elizabeth Clarke et al to Jos C Luke. 5-7 parts. June 28. July 23, 1907. nom

*Same property. Joseph McDermott Jr et al by Arthur B Graham GUARDIAN to same. All title. B & S. Apr 5. July 23, 1907. 200

*Same property. Joseph McDermott to same. Q C. Apr 5. July 23, 1907. nom

*Same property. John Clarke to same. 1-7 part. Apr 5. July 23, 1907. nom

*Leland st, w s, 100.4 n Davis st, 25x100. Guiseppe Cerino to Anthony J S Cerino, of Brooklyn. Mort $300. July 6. July 19, 1907. nom

*Lebanon st, n s, 150 w Bronx Park av, 50x100. Julius Figliuolo to The City & County Contract Co. July 18. July 19, 1907. nom

*Maple st, e s, 50 s 215th st, 25x100 and being lot 99, map New Village of Jerome. CONTRACT. Edward L'Estrange Phipps, of Mt Vernon, N Y, with Antonio Di Niscia. Mort $1,800. May 18. July 24, 1907. 2,000

*Poplar st, n s, 200 w Main st, runs n 147 to land N Y, N H & H R R Co x s e 190 x s 58.3 x n e 140 x s 104.6 to st x e 50 to beginning, Westchester. Fanny D Ghee to Michael Rauch. Mort $7,000. July 22. July 24, 1907. other consid and 100

*Poplar st, n s, abt 313 e Bear Swamp road, and being lots 15 and 16 map (No 286) of partition action Wells and ano vs Storer et al, 50x100. Joseph Schneider to Edward Durkin. July 9. July 20, 1907. other consid and 100

*River st, e s, lot 1271 map (No 143) of Wakefield, 76.9x142. 1st st, e s, lot 1272 same map. Lucie M Ficken to Martin Geiszler. B & S. Correction and confirmation deed. July 8. July 19, 1907. nom

*Rowland st, s w s, 273.6 s 2d st, strip 0.5¾x100, Westchester. Jefferson M Levy et al to Margaret Flynn. Q C. July 15. July 25, 1907. nom

*Sycamore st, e s, 300 s Troy av, 100x100. Walter W Taylor to Jacob Lotter. June 24. July 22, 1907. other consid and 100

*Seminole st, n s, 80 e Eastchester road, 267x100.4x275x100. Rhinelander av, n s, 216.3 e Eastchester road, 75x100x—x90.7. Also lot 308 map (No. 1130) of 327 lots Hunter Estate. Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. July 13. July 22, 1907. 4,200

*Sycamore st, w s, 200 s Troy av, 100x100. Walter W Taylor to Paul Maksymowicz. Oct 1, 1906. July 19, 1907. other consid and 100

*7th st, s s, 105 w Av C, 100x108, Unionport. Katie Herold to Jacob Cohen. July 18. July 19, 1907. 2,500

*11th st, n s, 155 e Av C, 50x108, Unionport. Mary A O'Callahan HEIR Daniel Callangham to Max Hausle. July 8. July 24, 1907. other consid and 100

*13th st, n s, 255 e Av E, 25x108, Unionport. Wm Reichelt to Emil H Hagemann. July 20. July 22, 1907. other consid and 100

*14th st, s s, 180.8 w Av D, 24.4x108, Unionport. John Twiname to Florence Stolz. July 20. July 22, 1907. other consid and 100

*14th st, n s, 129 w Av C, 92x163x79.9x—, Unionport, ¼ acre. James P McArdle et al by Mary A Gorman and ano GUARDIANS to Geo A Hefter. 2-5 parts. All title. B & S. June 20. July 24, 1907. 2,030

*Same property. Mary A Gorman et al to same. 3-5 part. B & S. July 23. July 24, 1907. 3,045

134th st, No 637, n s, 106.6 w Willis av, 16.8x100, 3-sty frame dwelling. Richard A Farrelly to Joseph Smith. B & S. July 22. July 23, 1907. 9:2297. nom

140th st, No 879, n s, 460 e St Anns av, 40x95, 5-sty brk tenement. Harry Lipsky to Charles Degen. All liens. July 19. July 20, 1907. 10:2552. 100

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


148th st, No 542, s s, 48 w College av, 27x50, 1-sty brk store. Maria A Berti to Anna M Jegonitz. July 17. July 19, 1907. 9:2329. nom

149th st, No 580, s s, 125 w Cortlandt av, 25x106.6, except part for 149th st, 3-sty frame tenement. The Bungay Co of N Y to Timothy F Sullivan. Mort $11,000. July 18. July 20, 1907. 9:2330. other consid and 100

149th st, No 720, s s, 165.10 w Brook av, 25.1x104x25x101.6, 3-sty frame tenement and store and 2-sty frame tenement in rear. Frederich Weimer to Pauline S Weimer. B & S. June 13. July 25, 1907. 9:2293. 100

151st st, Nos 667 and 669, n s, 91.4 w 3d av, 50x114.2, two 5-sty brk tenements. Frances H Graham to John McKee. B & S. Sept 20, 1905. July 19, 1907. 9:2374. nom

151st st, No 476, s s, 125 w Morris av, 25x118.5, 2-sty frame dwelling and store. Frances Avallone et al to Bartolomea Zunino. Mort $2,500. July 18. July 19, 1907. 9:2440. other consid and 100

153d st, No 529, on map No 533, n s, 275.3 e Morris av, 25x100, 3-sty frame tenement and store. Louis Vogler to Michael Becker. Mort $3,000. July 19. July 22, 1907. 9:2413. other consid and 100

158th st ,No 428, s s, 125 w Elton av, 25x98.1, with all title to strip between old and new lines of st, 3-sty frame dwelling. Frederick C Scheele et al to Jacob A Frank. Mort $4,200. July 24. July 25, 1907. 9:2379. other consid and 100

160th st, Nos 967 and 969, n s, 100 w Union av, 44x145.3, 5-sty brk tenement. James Rothschild to Jacob B Kaplan and Barney Goldman. Mort $46,000. July 13. July 24, 1907. 10:2667. other consid and 100

161st st, Nos 947 and 949, late Cliff st, n s, 155.8 e Forest av, late Concord av, 28.6x21.

Plot begins at n w cor of above at point 155.8 e Forest av, late Concord av, runs n 26.6 x e 28.6 x s 26.6 and w 28.6 to beginning, two 2-sty frame dwellings, store in No 949.

Wm A Shears and ano to Herman Both and Harriet his wife joint tenants. Mort $4,500. July 16. July 22, 1907. 10:2658. other consid and 100

Same property. Herman Both and Harriet his wife to Wm A Shears. Mort $4,500. July 16. July 22, 1907. 10:2658. other consid and 100

*172d st, w s, 143 s Westchester av, 25x100. Dorothy Reutler to Herman F Petring. Mort $3,860. July 23. July 25, 1907. other consid and 100

176th st, n s, 75 e Bathgate av, 20x72, vacant. James C Langan and ano to Matilda Leuchtenburg. June 10. July 22, 1907. 11:2924. nom

176th st, No 924, late Woodruff av, s w s, 100 s e Arthur av, late Broad st, 50x100, 3-sty frame dwelling. Mary A Graham to Carolina Wenninger. July 23, 1906. July 22, 1907. 11:2945. nom

180th st, No 579, n s, 80 e Tiebout av, 20.1x90, 3-sty frame tenement. FORECLOS (May 6, 1907). Lyttleton Fox ref to Frank A Schorer. June 6. July 24, 1907. 11:3143. 5,500

*215th st, s s, 200 w Tilden av, 25x100, Laconia Park. A Shatzkin & Sons Inc to Rocco Di Vitto. Mort $285. July 20. July 25, 1907. other consid and 100

*215th st, s s, 150 w Tilden av, 50x100, Laconia Park. A Shatzkin & Sons (Inc) to Giuseppe Russi. Mort $1,200. July 20. July 25, 1907. other consid and 100

*215th st, s s, 150 w Tilden av, 75x100.

Tilden av, w s, 50 s 215th st, 50x100.

Sheil st or 214th st, n s, 100 e 6th av, 50x100.

Sheil st or 214th st, n s, 250 w Tilden av, 25x100.

Frank Koch to A Shatzkin & Sons. Mort $12,600 and all liens. July 12. July 19, 1907. other consid and 100

*218th st, s s, 455 e Barnes av, 25x114, Wakefield. Thomas S Milliken to City Real Estate Co. July 20. July 22, 1907. other consid and 100

*220th st, n s, 155 w 4th av, 50x114, Wakefield. Thos F Devine to Kate E Young. Mort $3,700. July 20. July 22, 1907. nom

*223d st (9th av), s s, 305 e Barnes av, 25x114, Wakefield. Stanislawa Drews to Stanislaus A Nowsky. July 15. July 24, 1907. nom

*224th st, n s, 80 w White Plains road, 100x114, Wakefield. David Davis et al to David M Mayerson. Mort $3,500. May 28. June 4, 1907. Corrects error in issue of June 8, when location was 231st st, n s, 305 w White Plains road, 25x114. other consid and 100

*226th st (12th av), s s, 100 w Bronx terrace, 77x65. Wm S Paton to Annie E Jones of Kings County. July 9. July 23, 1907. nom

*226th st (12th st), n s, 305 e White Plains road, 25x114, Wakefield. Michele Costabile to Mary Capodilupo. Mort $350. July 18. July 19, 1907. other consid and 100

*228th st, s e cor 6th st, 105x123, Wakefield. Harry and Samuel Steinberg to Joseph Steinberg. Mort $1,700. July 2. July 24, 1907. other consid and 100

*232d st (18th av), s s, 105 w 5th av, 35x114. Elizabeth Berner to Walter J May. July 22. July 23, 1907. other consid and 100

*234th st, late 20th av, s s, being west 25 ft. of e ½ of lot 579 map Wakefield, 25x114.7, owned by part first part.

20th av, s s, adj above on west, owned by party 2d part.

Boundary line agreement. Mary Z Kinney and ano with Mary T Neville. July 20. July 22, 1907. nom

*234th st, s s, 280 e White Plains road, 25x114, Wakefield, owned by part 1st part.

234th st, late 20th av, s s, adj on west, owned by part 2d part.

Boundary line agreement. James J Neville with John Gerard. July 8. July 22, 1907. nom

*234th st (20th av) to 233d st | s e cor White Plains road (3d st), lots 657, 658, 698 and 699 map Wakefield, runs to 233d st.

Also property adj above on east.

Boundary line agreement. Henry C Raynor et al with John Gerard. July 2. July 22, 1907. nom

*234th st, s s, 105 e 2d st, 100x114, Wakefield. Mary E Weed et al to Rudolph Weissker. Mort $3,000. July 9. July 19, 1907. other consid and 100

*235th st, n s, 205 e 2d st, 100x114, Wakefield. Geo W Beam Jr, child and HEIR Geo W Beam Sr to Peter H Short. B & S. Apr 3. July 24, 1907. 100

235th st, n s, 200 w Kepler av, 50x100, vacant. Harry Cahn to Maurice C Colbert and Samuel A Henocksberg. Mort $1,500. June 29. July 23, 1907. 12:3370. 100

236th st, late Opdyke av, n s, 350 w Katonah av, late 2d st, 25x100, 2-sty frame dwelling. Edward C Stuart to Elvina Eberhard. Mort $2,300. May 13. Re-recorded from June 21, 1907. July 23, 1907. 12:3377. other consid and 100

239th st, late Northern terrace, n e cor Independence av, late Yonkers av, runs e 25 x n 105.8 x w 25.2 x w 25 x s 100 x e 25 to beginning, vacant. Andrew Bane and ano to The De Witt Land & Impt Co. Confirmation deed. July —, 1907. July 20, 1907. 13:3417. nom

Arthur av, n e cor 181st st, 46.8x90x70x93, vacant. Samuel Wormser to Leopold Weil. Mort $8,500 and all liens. July 1. July 20, 1907. 11:3070. other consid and 100

Aqueduct av, s e cor proposed new st, 350x112.6x350x100.

Nelson av, s e s, 60.9 s 175th st, 113.11x65.2x93.6, gore, vacant. Century Investing Co to Minnie A Blanchard. July 5. July 25, 1907. 11:2876. other consid and 100

Same property. Minnie A Blanchard to Chelsea Realty Co. Mt $38,175. July 5. July 25, 1907. 11:2876. other consid and 100

*Arthur av, n s, 100 e Tilden av, 50x100. Joseph Schneider to John O'Donnell. July 18. July 22, 1907. other consid and 100

*Arthur av, n s, 100 e Tilden av, 75x100. Arthur J Mace and ano EXRS Malinda G Mace to Joseph Schneider. May 9. July 22, 1907. 775

Arthur av | e s, 179.10 n 176th st, 100.10x206.3 to Belmont av
Belmont av | 100x193.5, vacant. PARTITION (Oct 10, 1906). Wm P Hamilton Jr (ref) to Matilda Leuchtenburg. Correction deed. Oct 10, 1906. July 22, 1907. 11:2947. 21,825

Belmont av, e s, 199.1 n 176th st, 50x100, vacant. Eva W Bailey to Karl and Anna B Jaeger. July 15. July 23, 1907. 11:2946. nom

Briggs av, No 2666, e s, 238.2 n 194th st, 22.8x75.10x22.7x74.11, 2-sty frame dwelling. Andrew C Otto to Wm H Wright & Son. Mort $4,000. July 22. July 23, 1907. 12:3294. nom

*Bracken av, e s, 375 n Jefferson av, 50x100. Land Co "A" of Edenwald to Harry Friedman, of Brooklyn. June 24. July 22, 1907. nom

*Balcolm av, e s, 175 n Latting st, 25x100. Francis Trainor to Grace E Fowler. Mort $1,500. Apr 18. July 22, 1907. other consid and 100

*Same property. Grace E Fowler to Francis and Mary Trainor joint tenants. Mort $1,500. C a G. July 18. July 22, 1907. other consid and 100

Bailey av, e s, abt 375 s Knox pl, 100x77.3x101.7x100, vacant. Kingsbridge Real Estate Co to Wm J Duggan. July 10. July 22, 1907. 11:3239. other consid and 100

Bailey av, w s, abt 669.9 s Harlem River terrace, 104.4x149.6 to Harlem River terrace x100x119.7, vacant. Kingsbridge Real Estate Co to Chas E Keniston Realty Co. July 10. July 22, 1907. 11:3236. other consid and 100

Bailey av, n w cor 192d st, 26.6x103.7.

Bailey av, w s, abt 266 s Kingsbridge road, 50x104.2, vacant. Kingsbridge Real Estate Co to Chas E Keniston Realty Co. July 10. July 22, 1907. 11:3238. other consid and 100

Bailey av, e s, 83.7 n Public pl, 26.7x89 to Sedgwick av x25x79.3, vacant. Kingsbridge Real Estate Co to Gustave A Sattler. July 10. July 22, 1907. 11:3237. other consid and 100

Belmont av, w s, 100 s 176th st, runs w 92.9 x s 26 x e 2 x s 124.6 x e 78 to av x n 150 to beginning, vacant. Wm G Mulligan to Catherine Callahan. July 10. July 22, 1907. 11:2945. nom

*Briggs av, n s, 50 e 6th av, 27x—x—x—. Chas W Riedinger to Marks Wolff. Mort $450. Apr 12. July 20, 1907. nom

Briggs av, w s, 461.8 n 194th st, 22x97.5x31.7x95.9, 2-sty frame dwelling. Wm H Wright & Son a corpn to Andrew C Otto. Mort $6,000. July 22. July 24, 1907. 12:3300. nom

Bailey av, e s, about 200 s Knox pl, 25x100, vacant. Kingsbridge Real Estate Co to Cath L Gaynor. July 10. July 19, 1907. 11:3239. other consid and 100

*Barker av, n e cor Wilson pl, 50x100, Lester Park. Edwin R Sheak to Mary McGarry. Mort $1,000. July 19. July 24, 1907. other consid and 100

Bailey av, w s, 51.6 n 192d st, 50x103.7, vacant. Kingsbridge Real Estate Co to Alois Soeller, Huntington, L I. July 10. July 24, 1907. 11:3238. other consid and 100

Bailey av, w s, abt 693 s Harlem River terrace, 76.7x119.7 to Harlem River terrace, x75x103.3, vacant. Kingsbridge Real Estate Co to Merwin Realty Co. July 10. July 25, 1907. 11:-3236. other consid and 100

*Bracken av, w s, 422.9 s Kingsbridge road, 50x100, Edenwald. Emile Heinberger to Pauline Morgenroth. Mort $1,000 on this and other property. July 17. July 19, 1907. nom

*Bracken av, w s, 522.9 s Kingsbridge road, 50x100. Same to same. Mort as above. July 17. July 19, 1907. nom

Bailey av, n e cor Public pl, 81.7x79.3 to Sedgwick av x66.6x48.6, vacant. Kingsbridge Real Estate Co to James McCabe. July 10. July 19, 1907. 11:3237. other consid and 100

Bailey av, e s, abt 665 n Public pl, 100x83.7x102.4x52.2, vacant. Kingsbridge Real Estate Co to Max Holtz. July 10. July 19, 1907. 11:3237. other consid and 100

Bailey av, e s, abt 100 n Heath av, 25x71.7x25.6x77.3, vacant. Kingsbridge Real Estate Co to Thomas McIntyre. July 10. July 19, 1907. 11:3239. other consid and 100

Bailey av, e s, abt 108.4 n Public pl, 78.7x122.4 to Sedgwick av x75x89.

Sedgwick av, w s, abt 470 n Public pl, 100x136 to Bailey av x100x123.11.

vacant.

Kingsbridge Real Estate Co to Edw F Maloney. July 10. July 19, 1907. 11:3237. other consid and 100

Bailey av, e s, abt 340 n Public pl, runs n 75 x e 21.11 x s 40 x e 100 to Sedgwick av x s 37.6 x w 124.6 to beginning, vacant. Kingsbridge Real Estate Co to Richard W Lawrence. July 10. July 19, 1907. 11:3237. other consid and 100

Bailey av, e s, abt 225 n Heath av, 50x100, vacant. Same to James A Kelly. July 10. July 19, 1907. 11:3239. other consid and 100

*Carpenter av (2d st), s e cor 221st st (7th av), 25x105, Wakefield. Lyle F Willson to Timothy F Sullivan. Mort $3,000 on this and adj lot. June 20. July 23, 1907. other consid and 100

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JOHN COOPER, PROPRIETOR
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**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

*Carpenter av, e s, 25 s 221st st, 25x105. John C Smith to Timothy F Sullivan. Mort $3,000 on this and above lot. June 18. July 23, 1907. other consid and 100

*Coddington av, s s, 300 e Fort Schuyler road, 25x97.9x25x96.7, Westchester terrace. John S Rumienski to Julia Mooney. Mort $3,000. July 22. July 23, 1907. 100

*Carpenter av (2d st), s e cor 221st st (7th av), 50x105, Wakefield. Timothy F Sullivan to Charles Dammeyer. Mort $3,000. July 23. July 25, 1907. other consid and 100

Cypress av | s e cor 141st st, 91.6x120, vacant. Fanny Heilbrunn
141st st | to John Moss. Mort $16,000. July 15. July 25, 1907. 10:2567 and 2568. other consid and 100

*Commonwealth av, e s, 225 s Merrill st, 25x100. Max Lax to Hyman Seplovitz. ½ part. Mort $1,025. July 23. July 24, 1907. other consid and 100

*Ely av, w s, — s 222d st, 25x95 and being lot 218 map Bronx terrace. Irving Realty Co to Mary Hogan. July 20. July 25, 1907. other consid and 100

*Eastchester road, e s, 54.6 s Seminole st, 27.3x95x24.7x100. Hudson P Rose Co to Mary E Shute. July 19. July 25, 1907. nom

Eastburn av, No 1782, e s, 73.1 s 175th st, 28.7x95, 3-sty frame dwelling. Kathryne Daly to Bessie L Munsell. Mort $6,500. July 22. July 25, 1907. 11:2796. other consid and 100

*Eastchester road, e s, — s Saratoga av, and being lot 1 map (No 1130) 327 lots Hunter estate, 19.4x122.10x54.4x118.2. Hudson P Rose Co to Guerino Frisello. June 10. July 20, 1907. nom

*Ellison av, w s, 225 n Marrin st, 25x100, Westchester. Carl Freeland to Geo W Buck. July 13. July 20, 1907. nom

Eagle av, Nos 609 and 611, w s, 126.8 s Westchester av, 30.3x100, two 2-sty frame dwellings. Geo A Riehl to Eugenie Frering. Mort $5,800. July 18. July 19, 1907. 10:2616. other consid and 100

*Grace av, e s, 503.5 s Boston road, 50x95. Irving Realty Co to Kate S Wheaton, of Brooklyn. July 19. July 20, 1907. other consid and 100

*Grace av, w s, 200 s Lyon av, 25x100, Westchester. CONTRACT. Herman Tuchman to Rose Traenkle. Mort $3,500. July 22, 1907. 6,300

*Grace av | w s, 728.5 s Boston road, 131.10x229.3 to Edson av x3.7
Edson av | x190. Irving Realty Co to Vincent Laporte. July 5. July 22, 1907. other consid and 100

Grant av, Nos 943 to 955, n w cor 163d st, 195.6x95.2, seven 3-sty brk dwellings.

Grant av, e s, 111.7 n 163d st, 84x105, vacant. J Townsend Valentine to Isaac Metzger. Q C. Mar 28, 1906. July 25, 1907. 9:2446. nom

Heath av, e s, abt 350 n Kingsbridge Terrace, 50x123x50x127, vacant. Kingsbridge Real Estate Co to Geo E Buckbee. July 10. July 19, 1907. 11:3240. other consid and 100

Heath av, e s, abt 400 n Kingsbridge Terrace, 50x114.8x50x123, vacant. Kingsbridge Real Estate Co to Edw F Maloney. July 10. July 19, 1907. 11:3240. other consid and 100

Heath av, e s, abt 450 n Kingsbridge Terrace, 50x114.8x50x106.6, vacant. Kingsbridge Real Estate Co to Geo E Buckbee. July 10. July 19, 1907. 11:3240. other consid and 100

Hughes av, e s, 97.1 n 180th st, 25.1x81.6, vacant. Pasquale D'Auria to Victor and Antonio Garbarini. Mort $10,000. July 18. July 19, 1907. 11:3081. other consid and 100

Heath av, s e s, abt 1,000 s w Kingsbridge road, 25x93.10x25.6x 90.7, vacant. Kingsbridge Real Estate Co to James R Ferguson. July 10. July 19, 1907. 11:3237. other consid and 100

Heath av, w s, about 297.6 s Kingsbridge road, 25x106.8x25x 103.6; also
Lot 45, blk 3239, map of Bailey Estate.

Bailey av, e s, about 275 s Knox pl, 50x100, vacant. Kingsbridge Real Estate Co to Louis Hildenstein. July 10. July 19, 1907. 11:3239. other consid and 100

Heath av, e s, about 1,026.6 s Kingsbridge road, 39.6x98.4x34.6x 93.10, vacant. Kingsbridge Real Estate Co to Louis Casazza. July 10. July 24, 1907. 11:3237. other consid and 100

Hughes av, No 2150, e s, 254.7 n 181st st, 16.8x95, 2-sty frame dwelling. Fannie Cohen to Julia Ferguson. Mort $5,000. July 15. July 24, 1907. 11:3082. other consid and 100

Heath av, e s, about 1,104.6 s Kingsbridge road, 74.10x104.6x51.11 x105.8, vacant. Kingsbridge Real Estate Co to Patrick Barry. July 10. July 24, 1907. 11:3239. other consid and 100

Heath av, e s, about 1,067 s Kingsbridge road, 37.6x105.8x26.8x 100, vcaant. Kingsbridge Real Estate Co to Cesare Razzetti. July 10. July 24, 1907. 11:3237. other consid and 100

*Houghton av (5th st), n s, 200 w Av D, 25x108, Unionport. Katharina Janson to Elizabeth Berner. Mort $2,500. July 25, 1907. other consid and 100

Heath av, e s, abt 373 s Kingsbridge road, 75x90x75.11x106.6, vacant. Kingsbridge Real Estate Co to Thomas Barry. July 10. July 22, 1907. 11:3240. other consid and 100

Heath av, w s, abt 190 s Kingsbridge road, 56.7x115.4x50x124.2, vacant. Kingsbridge Real Estate Co to Michl J Dowd and Richard R Maslen. July 10. July 22, 1907. 11:3239. other consid and 100

Heath av, w s, 25 n Knox pl, 25x100, vacant. Kingsbridge Real Estate Co to Chas E Keniston Realty Co. July 10. July 22, 1907. 11:3239. other consid and 100

Heath av, s e s, abt 852.6 s w Kingsbridge road, on curve, 151x 90.7x151x91.6, vacant. Kingsbridge Real Estate Co to Daniel C Moynihan. July 10. July 22, 1907. 11:3237. other consid and 100

*Hunt av, w s, 100 n Sagamore st, 25x100. Howard W Dunham to Joseph Conti. July 22. July 23, 1907. other consid and 100

Jackson av, No 1048, e s, 263.9 s 166th st, 17.3x87.6, 3-sty frame tenement. Gustave Frey to George Fricke. Mort $6,200. July 24, 1907. 10:2650. other consid and 100

Kingsbridge road, s s, abt 70 w Heath av, 51.4x112.6x50x100.2, vacant. Kingsbridge Real Estate Co to Michl J Dowd and Richard R Maslen. July 10. July 22, 1907. 11:3239. other consid and 100

*Kingsbridge road, n e cor Hobart st, 50x118.2x50x—. Edw C L Doerffel to Wm H Christian. July 23. July 25, 1907. other consid and 100

Kingsbridge road, w s, 50 n Kingsbridge Terrace, 25x100, vacant. Kingsbridge Real Estate Co to Wm J Geraghty. July 10. July 19, 1907. 11:3240. other consid and 100

Kingsbridge road, n w cor Kingsbridge Terrace, 50x100x62.6x 100.11, vacant. Kingsbridge Real Estate Co to Leonard Benedicks. July 10. July 19, 1907. 11:3240. other consid and 100

*Logan av, n s, 100 w Maple av, 25x100, Williamsbridge. Robt F Sheil to Antonio D'Angelo. June 25. June 24, 1907. 100

*Same property. Ellen Smyth widow et al HEIRS, &c Chas H Smyth to Robt F Sheil. June 21. July 24, 1907. 1,300

*La Salle av, n s, 695.9 e Ft Schuyler road, 25x100. Edgewater Realty Co to Wm Steinberg and Isaac Rawitzer. July 1. July 24, 1907. 780

*La Salle av, n s, 720.9 e Ft Schuyler road, 25x100. Same to same. July 1. July 24, 1907. 780

*Lyon av, n s, 30 w Parker av, 50x100, Westchester, valued at $14,000. Mort $8,950. CONTRACT to exch for
Zerega av, s e cor Westchester av, 100x50, valued at $7,000. Mort $2,000.
Thos Scott with Agnes H Pragnell and Frank B Glover. July 22, 1907. nom

*La Salle av, s s, 224 e Fort Schuyler road, 60x100.5x60x100.4. Edgewater Realty Co to Frank T Ward. July 1. July 23, 1907. 2,850

*Morris Park av, s s, 25 e Garfield st, 25x100, except part for Morris Park av, Cath T Schmitt to Louis Schwartz and Morris Lewis. July 22. July 23, 1907. other consid and 100

Marion av, No 2787, w s, 150 s 198th st, 25x70.8x25.3x66.10, vacant. Wm E O'Grady to Wm C Bergen. Mort $1,500. July 23, 1907. 12:3289. other consid and 100

*Maclay av (5th st), s s, 100 e Zerega av, 18.4x100. Daniel Daily GUARDIAN James Daily et al to James, Danl J and Isabella Daily. Q C. July 10. July 19, 1907. nom

Morris av, No 1060, e s, 270 n 165th st, runs e 92.6 x n 12 x e 2.6 x n 7.8 x w 95 to av x s 20, 3-sty brk dwelling. Abraham Orently to Margaret Hommel. Mort $7,500. July 2. July 20, 1907. 9:2437. 100

Ogden av, e s, 100 s Boscobel pl, 25x125 to Boscobel av, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to August B Cederberg. June 7. June 11, 1907. 9:2522. Correct error in issue of June 15 when property ran to Plympton av. 1,750

Ogden av, e s, 300 s Boscobel pl, 64.10x125 to Boscobel av, x50x 128.3, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Joseph A Adler. June 10. June 11, 1907. 9:2522. Corrects error in issue of June 15, when property read to Plympton av. 6,400

Prospect av, w s, 25 n 150th st, 50x100, vacant. Joseph Kaplan et al to James Rothschild and Fannie his wife, tenants by entirety. July 12. July 25, 1907. 10:2674. other consid and 100

*Public road, s w s, at line bet lots 14 and 15 and being part plot 15, map Clasons Point, runs s e 287 x n e — to s w s of Creek x n w — x s w — to beginning. Patrick J Frawley to John D Helmke, Wm Schwenker and Henry Helmke. Mort $10,000. July 23. July 24, 1907. other consid and 100

*Pelham road | s e cor Sands av, runs s 151.5 x e 95.3 x n 39 x e
Sands av | 25 x n 100 to s s Sands av x w 137.10 to beginning.

Pelham road, n e cor Sands av, runs e 141 x n 100.10 x 50 to road x s w and s 149.11 to beginning, Westchester.
Simon Goldberger to Lillian wife Simon Goldberger. All title. Mort $9,000. July 16. July 19, 1907. nom

*Randall av, s w cor Hill av, 50x100. Land Co C of Edenwald to Samuel Schweid. June 24. July 19, 1907. nom

*Road leading to Fort Schuyler, n e cor road from Old Whitestone Ferry to Westchester Village, runs along road leading to Westchester Village as follows: N e 252.1, n w 163, thence on curve n w 104.11, n w 150.1, 100.3, 193.9, thence on curve n w 30.11, n w 121.5, 400.1, 23.5 to Pennyfield av x n e 788.3 and 670.9 to Pennyfield lane x s e 449, 572.1 and 398.4 to road to Fort Schuyler x n w 995.4 to beginning. Camilla Beach et al EXRS and TRUSTEES of Chas F Havemeyer and Nathalie Mayer to Geo E Miles. All title. Confirmation deed. Mar 9, 1905. July 19, 1907. nom

*Road from Westchester Village to Pelham Bridge, adj land Simon Paul, runs — along road 551.10 x s e along land Geo Baxter and Taylor — x s w 483.3 to beginning, Bronx. Colorado Realty Co to Mary G Reilly. July 18. July 19, 1907. nom

*Rowland av, s w s, 274 s 2d st, 50x100, Westchester. Harlem Savings Bank to Margaret Flynn. July 6. July 24, 1907. 500

*Rowland av, s w s, 273.6 s 2d st, 50x100, Westchester. Margaret wife Michael Flynn to Charlotte L La Coste. July 23. July 24, 1907. other consid and 100

Riverdale av, s e cor Mosholu av, "The Chestnuts," contains about 7 acres, 3-sty brk dwelling and vacant.

Riverdale av, e s, plot bounded s by lands of Delafield & Goodridge, e by lands of Woodman, n in part by Riverdale lane and in part by lands of Mary Macomb, Riverdale Institute and Christ Church "Springhurst," contains 36 acres, with fee to land in said lane, 2-sty frame dwelling and vacant.
Caroline L Iselin to Charlotte G Wyeth. 1-3 interest in unexpired term of 20 years, from Mar 3, 1902. Q C. July 23, 1907. 13:3421. other consid and 100

Same property. Same to Frederic G Goodridge. 1-3 interest as above. Q C. July 23, 1907. 13:3421. other consid and 100

*Stillwell av, e s, abt 250 n Saratoga av, 50x100. Hudson P Rose Co to Francesco Barbuiti. July 22. July 23, 1907. nom

Sedgwick av, w s, abt 670.10 n Public pl, 25.6x100, vacant. Kingsbridge Real Estate Co to Albert E Davis. July 10. July 22, 1907. 11:3237. other consid and 100

Sedgwick av, w s, abt 570.2 n Public pl, 50.3x146.2 to Bailey av x50x136, vacant. Same to Philip Epstein. July 10. July 22, 1907. 11:3237. other consid and 100

Sedgwick av, w s, abt 645.6 n Public pl, 25.4x100, vacant. Kingsbridge Real Estate Co to Harriet C Lawler. July 10. July 22, 1907. 11:3237. other consid and 100

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*Stillwell av, e s, abt 251 n Saratoga av, 50x100.
McDonald st, n s, 180 w Stillwell av, 25x100.
Release mort. John J Brady to Hudson P Rose Co. July 19. July 22, 1907. 400
Sedgwick av, n w s, abt 755 s w Kingsbridge road, 50x100, vacant. Kingsbridge Real Estate Co to Gerald C Connor. July 10. July 22, 1907. 11:3237. other consid and 100
Steuben av, w s, 385 s Gun Hill road, 125x100, vacant. Commonwealth Real Estate Co to Michael Murtha. Mort $2,925. July 22, 1907. 12:3327. nom
*Stillwell av, w s, abt 215 s Seminole st, 26.6x95.4x25x105.7. Hudson P Rose Co to Joanna Fitzgerald. July 18. July 19, 1907. nom
Sedgwick av, n w s, abt 215 s w Kingsbridge road, 75x135x75x 139.3, vacant. Kingsbridge Real Estate Co to Eugene Flauraud. July 10. July 19, 1907. 11:3237. other consid and 100
Sedgwick av, n w s, abt 160 s w Kingsbridge road, 75x139.3x75x 133, vacant. Kingsbridge Real Estate Co to James H Young. July 10. July 19, 1907. 11:3237. other consid and 100
*Stillwell av, e s, about 250 n Saratoga av, 50x100.
Stillwell av, w s, about 303 n Eastchester road, 26.6x105.7x25x 95.4.
McDonald st, n s, 180 w Stillwell av, 25x100.
Release mortgage. Lawyers Title Ins & Trust Co to Hudson P Rose Co. July 19. July 24, 1907. 1,200
Sedgwick av, w s, about 241.6 n Public pl, 50.6x125.2 to Bailey av x50.11x123, vacant. Kingsbridge Real Estate Co to Frank H Davis. July 10. July 24, 1907. 11:3237. other consid and 100
Shakespeare av, e s, abt 525 n Jesup pl, 125x108.6x125x104, vacant. Release mort. Bankers Trust Co to Upland Realty Co. July 16. July 25, 1907. 11:2872. 6,500
Tinton av (Beach av), w s, 73.1 n Crane or 145th st, 150x100, vacant. Albert F Brugman EXR, &c, Francis F Brugman to Edward Sykes. July 3. July 25, 1907. 10:2576. 14 000
*Town Dock road leading from Eastern Boulevard to Beach of Pelham Bay or L I Sound, at s e cor land estate Wm Latin and 234 s w from high water mark, contains 1 78-100 acres with land under water, &c. Release mort. Thos W Thorne as TRUSTEES to Country Club Land Assoc. July 6. July 25, 1907. nom
Teller av, n w s, 774.11 n e 169th st, runs s w 73.4 x n w 106.8 x s e on curve 60.4 x s w along av 55.8 to beginning, vacant. Thos R Lane to Thomas McKeon. Mort $3,000. July 16. July 19, 1907. 11:2782. 100
*Town Dock road, leading from Eastern Boulevard to beach of Pelham Bay or L I Sound at s e cor land Estate of Wm Laytin at point 234 s w from h w mark of said Bay or Sound, contains 1 78-100 acres, being "the Brick Work lot," Throggs Neck, with land under water, &c. The Country Club Land Assoc to The Lohbauer Park Impt Co. All title. B & S. July 10. July 24, 1907. nom
Union av, Nos 948 and 950, e s, 108.9 n 163d st, 83.2x125, two 5-sty brk tenements. Chas S Albert to Marie wife Louis C Bock. Mort $66,000. July 22, 1907. 10:2678. other consid and 100
Union av, n e cor 161st st, strip, 10-100x320 to w s Prospect av. Paul G Decker HEIR, &c, Kate B Decker to Albert Zanmatti. All title. B & S. June 25. July 22, 1907. 10:2677. nom
Valentine av, No 2100, e s, 188.5 n 180th st, 18.8x91.7x17.9x89.3, 2-sty frame dwelling. John H Andrews to John P Trangott. Mort $3,300. July 23. July 24, 1907. 11:3144. nom
*Westchester av, w s, 25.11 s e 2d st, 37.11x112.10x37.6x115.6, Westchester. Jennie A O'Ryan to Geo F Tiffany. Mort $10,000. July 20. July 23, 1907. other consid and 100
*Westchester av, w s, 25.11 s e 2d st, 37.11x112.10x37.6x115.6, Westchester. Geo F Tiffany to Bronx Gas and Electric Co. Mt $15,000. July 22. July 23, 1907. nom
Wendover av, No 758, s s, 176.10 e Washington av, 25.3x191x25x 194.7, 4-sty brk tenement. Alte Klausner to Fishel Raff. ¼ part. Mort $27,600. July 22. July 23, 1907. 11:2912. nom
*White Plains road, e s, at n s lot 12 on map of 93 lots at South Mt Vernon, runs s — x e — x n 5 x w 99.9 to beginning. Release mort. Francis B Chedsey and ano EXRS Oscar V Pitman to Sound Realty Co. July 19. July 25, 1907. 750
*White Plains road, s e cor 239th st, 50x99.9x50x97.11, except part for road, South Mt Vernon. Sound Realty Co to Wm Hubert of Mt Vernon, N Y. Mort $7,500. July 24. July 25, 1907. other consid and 100
West Farms road, late road from West Farms to Hunts Point landing n w s between 173d st and 176th st and adj land formerly of Mary Leggett, runs n w 100 x s w 25 x s e along land of Scofield 100 to road and n e — to beginning, except part for West Farms road. Jacob Erdenbrecher et al INDIVID, EXRS, &c, Christian Erdenbrecher to Domestic Realty Co. July 20. July 23, 1907. 11:3015. nom
Westchester av, s s, at w s right of way of the Harlem River & Portchester R R Co runs on curve 279 x s e still along R R 710 x s w 25 x n w 948.10 to av x — 59.8 to beginning, contains 25,662 sq ft, vacant. Release mort. Mutual Life Ins Co of N Y to American Real Estate Co. June 27. July 19, 1907. 10:2759. nom
Same property. American Real Estate Co to The Harlem River & Portchester R R Co. July 15. July 19, 1907. 10:2759. nom
Wendover av, No 758, s s, 176.10 e Washington av, 25.3x191x25x 194.7, 4-sty brk tenement. Leizer Ehrenhaus to Alte Klausner. ½ of ½ part. Correction deed. Mort $28,000. July 18. July 19, 1907. 11:2912. nom
*Zulett av, s s, 475 e Mapes av, 25x100, Westchester. Mary E wife Wm S Shute to Sarah E Ball. July 18. July 20, 1907. 100
*Part lot 15, on map Clasons Point, formerly known as lot 76. Lot 14, same map, adjoining above on West. Boundary line agreement.
Patrick J Frawley with John Fulner et al. July 15, 1904. July 24, 1907.
Laconia Park and Wakefield, any land therein. Arthur J Mace and Laura E his wife to Arthur J and James E Rice EXRS Malinda G Mace. All title. Q C. May 8. July 22, 1907. nom
*Lot 147 map (No 426) of lots near Williamsbridge Station. A Shatzkin & Sons to Arturo Cochi. Mort $640. July 18. July 23, 1907. 950
*Lot 16, blk 52, of Sec D, of Edenwald. Release mortgage. Emma A Howson to Land Co "D" of Edenwald. May 21. July 24, 1907. nom
*Lots 328, 339, 341, 342, 344, 345, 350, 351, 353, 356, 359, 361, 362, 367, 368, 370, 373, 374, 375, 387, 424, 425, 431, 434, 435, 436 and 438 map (No 1106) of Arden property at Eastchester and Westchester. Edw V Burton to Walter W Taylor, of Winterhaven, Fla. Q C. June 27. July 22, 1907. nom
*Plot on e s of Throg Morton Neck, at a cut stone gate post on w s of premises and running n w along fence by Willow lane 850 x n w 200 x irreg to land Geo Ferris x irreg to lands R J Turnbull and Daniel I Costar x irreg.
Also all right, title and interest to plot, begins at n w cor of plot herein described, at s line land John Van Antwerp, runs s e 360 to L I Sound x w and s as it turns 240 to new road leading to the beach or L I Sound called Town Dock road x s w — to land of Laytin x n — to beginning, except parts taken for Eastern Boulevard and a road running from Willow lane to said Boulevard, contains 56 2-100 acres.
John G Jenkins EXR, &c, Wm Laytin to The Lohbauer Park Impt Co. July 23. July 24, 1907. 251,000

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

July 19, 20, 22, 23, 24 and 25.

## BOROUGH OF MANHATTAN.

Ann st, No 19. Assign lease. Frederick Weierman to John D Haase. July 22. July 25, 1907.. .. .. ..... .. .... .....nom
Same property. Re-assign lease. John D Haase to Frederick Weiermann. July 23. July 25, 1907. 1:90.. .. .. .. .. .. ....nom
Canal st, No 308. Assigns two leases, &c. Paul Klein to Edward Meyer. July 3. July 24, 1907. 1:210... ... ... ... ... .....nom
Catherine slip, Nos 17 and 19, all. Martin Garone and ano to Robt McCarthy; 3 years, from May 1, 1907. July 25, 1907. 1:250. ..... ... ... ... ... ... ... ... ... ... .....1,980
Cherry st, Nos 224 and 226, all. Sarah A Fay to Ike Rosenstein; 4 10-12 years and 15 days, from June 15, 1907. July 19, 1907. 1:255..... ..... ..... ..... ..... .....4,200
Cherry st, Nos 47 and 49, store and basement. Peter P Acritelli to Louis Barberi and Natale Mangini; 4½ years, from Nov 1, 1904. July 22, 1907. 1:110. .....540
Cherry st, Nos 47 and 49. Assign lease. Natale Mangini to John Barberi. All title. Sept 13, 1905. July 22, 1907. 1:110....nom
Same property. Assign lease. Louis and John J Barberi to Angelo R Campagna. July 16, 1907. July 22, 1907. 1:110.....nom
Same property. Assign lease. Angelo R Campagna to Consumers Brewing Co. July 16. July 22, 1907. 1:110.....nom
Division st, No 139, east store, &c. Wm J Lutz, EXR, &c, Elizabeth Lutz to Harris Cotton; 5 years, from May 1, 1907. July 25, 1907. 1:283.. ... ..... ... ... ... ... ... 600 and 660
Essex st, No 31. Surrender lease. Jacob Smazinowsky to Myer S Perlstein. All title. July 19. July 20, 1907. 1:310.....180
Essex st, No 9½, store, &c. Rachel Rosenberg to Esther Tolk; 3 years, from May 1, 1907. July 24, 1907. 1:297.....960
Goerck st, No 35. Assign lease. Morris Ginsburg to Isaac Ginsburg. All title. May 16, 1905. July 24, 1907. 2:327.... nom
Same property. Surrender lease. Isaac Ginsburg to Henry T O'Brien. All title. June 13, 1907. July 24, 1907. 2:327.. nom
Greenwich st, No 399, store, &c. Daniel A Fisher to Thos J Kenny; 5 years, from May 1, 1912. July 24, 1907. 1:214..1,850
Greenwich st, No 399. Assign lease. Thos J Kenny to John D Haase. July 17. July 25, 1907. 1:214.. .. .. .. .. .. ....nom
Same property. Re-assign lease. John D Haase to Thos J Kenny. July 18. July 25, 1907. 1:214.. .. .. .. ..... ..... ..... ..nom
Houston st, No 292 East. Assign lease. Pauline Feinstein and ano to Congress Brewing Co. June 22. July 22, 1907. 2:397....nom
Madison st, No 225, n w cor Jefferson st, store, &c. Harris Shedlinsky to Moses Ginsberg; 5 years, from May 1, 1908. July 22, 1907. 1:271..... ..... ..... ..... .... 1,200 and 1,300
Madison st, No 40. Assigns 2 leases. Frank Zagarino and ano to Wm Zoll. July 11. July 19, 1907. 1:116..... ..... nom
Madison st, No 412, all. Myer Hurwitz to Isaac Leon; 3 years, from Mar 1, 1907. July 19, 1907. 1:265..... .....3,340
Madison st, Nos 231 and 233, all. Marie Harris to Jacob Peshkin; 3 years, from May 1, 1907. July 20, 1907. 1:270.....6,815
Monroe st, No 89, all. Israel Solomon to Abraham Lipshitz; 3 years, from Aug 1, 1907. July 20, 1907. 1:272.....4,098
Monroe st, No 201, n s, 106.1 w Gouverneur st, runs n 86.5 x n of w 20.5 x s 87.10 to st, x e 20.5 to beginning. Assign lease. James A Donegan EXR Mary C Wells to Robt J Hubbard. July 25, 1907. 1:268..... ..... ..... ..... ..1,500
Monroe st, No 199, n s, 126.6 w Gouverneur st, runs n 87.10 x n of w 20.5 x s 89.4 to st, x e 20.5 to beginning. Assign lease. James A Donegan EXR Mary C Wells to Robt J Hubbard. July 25, 1907. 1:268..... ..... ..... ..... ..1,500
Monroe st, No 199, n s, 126.6 w Gouverneur st, 20.5x89.4x20.5x 87.10. Assign lease. James H Donegan EXRS, &c, Mary C Wells to Robert J Hubbard. July 24. July 25, 1907. 1:268.....1,500
Norfolk st, No 127 stores, basements, &c. Louis Mutnick to
Rivington st, No 129 David Zierler; from Aug 1, 1907, to May 1, 1914. July 24, 1907. 2:353..... ..... .....3,060
Park st, s w cor Pearl st, part of 8th floor. Hill Publishing Co to Butler Ward Co; from Mar 1, 1908, to Apr 30, 1913. July 22, 1907. 1:158..... ..... ..... ..... ... .....2,600
Prince st, No 16, cor store and 4 rooms on 1st floor. Estate of Alex S Hunter to Patrick Waters; 5 years, from May 1, 1907. July 22, 1907. 2:493..... ..... .....1,300
Rivington st, No 191, s s, 25.7 w Ridge st, 25x72.8. Subordination of lease to mort. Mollie Gross et al with Chas Regnault. July 15. July 22, 1907. 2:543..... ..... ..... nom
Rivington st, No 191, s s, 25.7 w Ridge st, 25x72.8. Subordination of lease to mort. Mollie Gross et al with Charles Regnault. July 15. July 22, 1907. 2:343..... ..... nom
Spring st, No 335, n w cor Washington st, all. Joseph Keller to Andrew T Henderson and Harry Goldberg; 10 years, from Aug 1, 1907. July 23, 1907. 2:596..... ..... ..... ..... 2,700

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# VERMILION

## THE FINEST MAHOGANY IMPORTED

SUPERB COLORS, FIGURES AND SHADES, PERFECT FOR HIGH GRADE FINISH

Architects, Builders and Trim Manufacturers Should Investigate

## The American West Africa Trading Co.

64-68 BROAD STREET NEW YORK, N. Y.


Suffolk st, Nos 89 and 91.....
Delancey st, Nos 142 and 144.....
Assign lease. Philip Adler to Martin Brauer and Chas H Louis. April 24. July 25, 1907. 2:353 .....nom

West st, No 87, store, &c. West Street Improvement Co to A Leschen & Sons Rope Co, from May 1, 1907, to May 1, 1912. July 25, 1907. 1:56.... 5,000

West st, No 219, all. Patrick Skelly to Henry C N Gennerich and ano; 3 years, from May 1, 1906. July 24, 1907. 1:185..1,800

2d st, No 304. Assign lease. Rosa Wohlwert to Mary C Menton. All liens. Nov 21, 1904. July 24, 1907. 2:372..... nom

Same property. Assign lease. Mary C Menton to Joseph Wolkenberg. May 12, 1906. July 24, 1907. 2:372.....nom

2d st, Nos 289.....
Houston st, Nos 398 and 400 East.....
Assign lease. Moses Liebman to Wolf Wolkowitz. ½ part. All title. July 18. July 19, 1907. 2:371.....300

10th st, No 370 East, west store. Solomon Frankel and ano to Charles Wolpert; 2 years, from May 1, 1906. July 23, 1907. 2:-392.....600

19th st, No 447, n e s, 250 s e 10th av, 25x99.11, Consent to assign lease. Francis L Ogden to Julia H Ferguson. July 12. July 24, 1907. 3:717.....—

Same property. Assign lease. Julia Ferguson to Fannie Cohen. July 15. July 24, 1907. 3:717..... nom

21st st, Nos 202 and 204 East, all. Rose Weinhandler to Hirsch Epstein; 1 year, from Aug 1, 1907. July 19, 1907. 3:901....5,100

22d st, No 38 East. Assign lease. Eugene S Willard to Queen Anne Realty Co. July 23. July 24, 1907. 3:850.....nom

23d st, No 18 West, store and rear basement. The Butterick Publishing Co to Simon Lindau; from Sept 1, 1907, to May 1, 1913. July 24, 1907. 3:824..... 15,000

24th st, No 320, s s, 275 w 8th av, 25x98.9, all. Margt V C wife of Francis A MacNutt to Geo J, Edwin, Helen M, Howard Gould as EXRS, &c, Jay Gould; 21 years, from May 1, 1906; privilege 21 years renewal. July 23, 1907. 3:747....taxes, &c, and 600

24th st, No 322, s s, 300 w 8th av, 25x98.8. Kath E Moore widow to Geo J Gould et al EXRS and TRUSTEES Jay Gould; 21 years, from May 1, 1906. July 23, 1907. 3:747.. ..taxes, &c, and 600

30th st, Nos 1 and 3 East, all. Geo R Read & Co (agent) for Benj Altman to Morris Weingarten and Saml Pearl, firm of Weingarten & Pearl; 5 7-12 years, from Oct 1, 1907. July 25, 1907. 3:860.....6,000

52d st, No 152 West, Assign lease. Patrick McGirr to John D Haase. July 16. July 19, 1907. 4:1004.....nom

Same property. Reassign lease. John D Haase to Patrick McGirr. July 17. July 19, 1907. 4:1004..... nom

54th st, No 136 West, c l, 25x130.5, all. Yale University of New Haven, Conn, to Patrick McAuliffe and ano; 10 years, from May 1, 1904. July 19, 1907. 4:1006.....taxes, &c, and 2,000

55th st, No 338 East, all. Thos Montgomery to Henry Mock; 5 years, from Sept 1, 1907. July 22, 1907. 5:1557.....2,100

98th st, Nos 334 and 336 East. Assignment of rents under lease to secure $3,200 in four months. Bessie C Clark to Kassel Simon. July 24. July 25, 1907. 6:1669.....—

101st st, Nos 310 and 312 East, all. Abraham Teichman et al to Max Schreiber; 3 years, from July 15, 1907. July 19, 1907. 6:1672.....4,000

107th st, No 226 East, west store, &c. L Solomon and ano to Angelo Gagliano; 3 yrs, from Dec 1, 1906. July 20, 1907. 6:1656. 420

110th st, Nos 161 to 171 East. Surrender lease. Joseph Eisenberg to Julius Levy. June 3. July 25, 1907. 6:1638. 600

115th st, No 324 East, store, &c. Pietro Cirolli to Umberto Vespaziano; 5 years, from July 1, 1907. July 22, 1907. 6:1686. 600

125th st, Nos 374 and 374(?) West. Assign lease. Jas J Smith to John D Haase. July 16. July 19, 1907. 7:1951.....nom

Same property. Reassign lease. John D Haase to James J Smith. July 17. July 19, 1907. 7:1951..... nom

127th st, Nos 75 and 77 East, east wall for advertising purposes. Isaac Michaelson to Moe Levy & Co; 5 years, from July 1, 1907 (with renewal). July 25, 1907. 6:1752.. ....25

151st st, No 570 W
Broadway
s c cor, store, &c. Diedrick Huneke to Barth or Bartholomew Eid; from July 1, 1907, to May 1, 1910. July 20, 1907. 7:2082.....1,000 and 1,100

Amsterdam av, s w cor 159th st, store, basement, &c, Bessie Ruth to Henry Beckmann; 2 years, from Aug 1, 1907; 3 9-12 years renewal at $1,900. July 23, 1907. 8:2117.. ..1,800

Amsterdam av, Nos 1772 and 1774, s w cor 148th st, all. Elizabeth Heimsoth and ano TRUSTEES Frederick Heimsoth to Albert H Terhune; 15½ years, from Nov 1, 1907. July 23, 1907. 7:2079..... ...omitted

Same property. Agreement as to conditions in lease, alterations, &c, the average rent to be $10,800 per annum and 7% on amount expended for alterations, which shall not exceed $27,600 rent for 1st 5 years shall be $360 per year less than said average rent, the rent for 2d 5 years shall be at said average rent, and for 3d 5 years, shall be $360 more than said average rent. Same with same. July 20. July 23, 1907. 7:2079.. ..—

Amsterdam av, No 581. Assign lease. Michl A Ford to John D Haase. Mort $6,446.25. July 24. July 25, 1907. 4:1219. nom

Same property. Reassign lease. John D Haase to Michl A Ford. Morts $—. July 25, 1907. 4:1219..... nom

Amsterdam av, No 975, s e cor 108th st, cor store, &c. Christian Buckman to William Kersting; 4 9-12 years, from Aug 1, 1907. July 19, 1907. 7:1862.....1,700 to 2,300

Av A, No 1537, all. Alex Wiener to Morris Schwartz and ano; 5 years, from Aug 1, 1907. July 24, 1907. 5:1561..... 2,500 and 2,600

Av B, No 167, store, bakery, &c. Nicholas Geller to Jacob Hunerfauth; 3 9-12 years, from Apr 1, 1907. July 19, 1907. 2:393.....840 to 960

Av C, No 109, cor 7th st, last store in building. Harris Schoenyeit to Bernhard Cuperman; 3 1-12 years, from Apr 1, 1907. July 24, 1907. 2:390.....600

Bowery, No 23. Assign lease. John W Hahne and ano to George Kienzle. July 16. July 19, 1907. 1:289.....nom

Same property. Reassign lease. George Kienzle to John W Hahne and ano. July 17. July 19, 1907. 1:289.....nom

Broadway, s w cor 54th st, 75.10x—x—x101.3. Subordination of lease to mort. Construction Realty Co and Hotel Cumberland with Metropolitan Life Ins Co. July 20. July 25, 1907. 4:-1025.....nom

Columbus av, Nos 884 and 886, space in store on n s. Alphonse Andre to August Popek; 6 years, from May 1, 1907. July 19, 1907. 7:1858..... 2,100

Same property, space in stores. Same to August Popek and Silvia Fabbrini; 6 years, from May 1, 1907. July 19, 1907. 7:1858. 2,100

Lexington av, No 1897. Assign lease. James Flanagan to Michael Conway. July 18. July 19, 1907. 6:1767.....nom

New Bowery, Nos 59 to 63
Oliver st, No 9
Assign lease. John W Hahne and ano to John D Haase. July 16. July 19, 1907. 1:279..... nom

Same property. Reassign lease. John D Haase to John W Hahne and ano. July 17. July 19, 1907. 1:279..... nom

1st av, No 1895, s w cor 98th st. Assignment of rents under lease to secure notes for $3,200 in four months. Bessie C Clark to Kassel Simon. July 24. July 25, 1907. 6:1669.....—

1st av, No 941, store, &c. Anna Schultz et al to Leonhard Zeller; 3 years, from May 1, 1906. July 25, 1907. 5:1344.....720

2d av, No 831, north store, &c. Sigmund Levin to Andreas Wunner; 5 years, from July 1, 1907. July 20, 1907. 5:1319..... 600 and 660

2d av, No 397, s w cor 23d st, store, &c. Fredk Picker to Michael M Ahearn; 4 10-12 years, from July 1, 1907. July 22, 1907. 3:903.....3,000

2d av, No 2485, corner store, &c. Jacob Kaufman to Adolph T Walter; 7 9-12 years, from July 1, 1907. July 23, 1907. 6:1792. 1,560

3d av, No 318
24th st, No 168
s w cor 24th st, all. Betty and Henry D Schutte to Gevert Wendelken; 8 years, from May 1, 1905. July 22, 1907. 3:879..... 4,300 and 4,500

3d av, No 2007, store, &c. Morris Weinstein to David Fueredy; 2 9-12 years, from Aug 1, 1907, and 2 years renewal at $1,320. July 19, 1907. 6:1660..... 1,200 and 1,320

3d av, s e s, 64 n e 17th st, 19x80, all. Rutherfurd Stuyvesant to Julius Untermann; 21 years, from Aug 1, 1907. July 19, 1907. 3:898..... taxes, &c, and 900

3d av, No 84, all. Gevert Wendelken to Tobias H Lentz; 12 9-12 years, from May 1, 1907. July 19, 1907. 2:556..2,800 and 3,000

3d av, No 340, store No 5. The German Evangelical Lutheran Church of St Matthew to Charles and Bertha Braaf; 3½ yrs, from Nov 1, 1905. July 24, 1907. 3:881.....360

Same property. Assign lease. Charles and Bertha Braaf to Claus Bohling. June 20. July 24, 1907. 3:881..... nom

Same property. Assign lease. Claus Bohling to Charles Braaf. June 20. July 24, 1907. 3:881..... nom

Same property. Assign lease. Claus Bohling to The Rose Hill Hotel Co. July 8. July 24, 1907. 3:881..... nom

5th av, No 1352, south store. Ludwig Traube to Adolph Schlesinger; 4 years and 9 months, from Aug 1, 1907. July 6. July 24, 1907. 6:1596..... 780

5th av, No 1401, n e cor 115th st, store, basement, &c. Adolph Rauch to Bernhard Mendel; 4 years and 9½ months, from July 15, 1907. July 24, 1907. 6:1621.....2,400

5th av, No 1352, northerly store. Ludwig Traube to Philip Klein; 4 years and 9 months, from Aug 1, 1907. July 6. July 24, 1907. 6:1596..... 780

5th av, No 389, n e cor 36th st, part basement and sub-basement. Astor Trust Co to Paul A Meyrowitz; 9 1-12 years, from Oct 1, 1907. July 25, 1907. 3:866.. ..8,000 to 11,000

5th av, No 507, e s, 64.5 n 42d st, runs n 36 x e 133 x s 25 x w 25 x s 11 x w 108 to beginning, with all title to 10 ft alley in rear to 43d st. James B Ford and ano INDIVID and as TRUSTEES for Harriet F Herrick will of John R Ford to Fleischmann Realty and Construction Co; 20 10-12 years, from July 1, 1907 (4 renewals of 21 years each as per agreement). July 25, 1907. 5:1277.. ....taxes, &c, and $33,000 to 37,500

5th av, n w cor 42d st, 2d most westerly store. Walter J Salomon to Matthew Rinaldo and ano; 5 years, from Mar 1, 1907; 2 2-12 years, renewal at $4,500. July 25, 1907. 5:1258.....3,500

5th av
55th st, Nos 2 and 4
s w cor 55th st, 100x125. Assign lease. Frank V Bennett to Hotel Gotham Co. July 1. July 24, 1907. 5:1270.....nom

Same property. Consent to above assignment of lease by the Fifty-fifth Street Co. July 1 July 24, 1907. 5:1270.....—

6th av, No 978, store and basement. Mary J Odell to Kuhnast & Quigley; 8 years, from May 1, 1908. July 24, 1907. 5:1271. 2,040 to 2,400

6th av, No 685, 2d, 3d and 4th floors. Frank S Selleck to John Cobates; 10 months and 19 days, from June 11, 1907. July 24, 1907. 3:815..... per month, $130

8th av, No 2366. Assign lease. Hartie W Manee to James J Gillespie. Feb 18, 1907. July 24, 1907. 7:1932.....nom

8th av, No 401. Assign lease. Joseph Denk to Frederick Liegibel. July 17. July 19, 1907. 3:753..... nom

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JOHN C. ORR CO., India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS AND HOUSE TRIM LUMBER OF ALL KINDS FOR BUILDERS Telephone 948 Greenpoint

### BOROUGH OF THE BRONX.

Freeman st, No 1142, west store. Harris Ratner to John D Bruens; 5 3-12 years, from Feb 1, 1907. July 25, 1907. 11:2975.. ..... 1,260

Freeman st, No 1142, east store. Harris Ratner to Hattie Greenberg; 5 years, from May 1, 1907. July 19, 1907. 11:2975..720

149th st, Nos 447 and 449 East, two 4-sty brk and frame buildings. Bridget Farrell to Antonio Facchiano and ano; 3 years, from Sept 1, 1907. July 24, 1907. 9:2338..... ..... 2,400

167th st, No 762 East, store, &c. Henry Friedgen to Isadore Frankel; 4 years, from Jan 1, 1907. July 23, 1907. 9:2371..480 to 600

Belmont av, No 2421. Assign lease. Gioacchino Cappobianca to Arcangelo Mezzacapa. July 12. July 25, 1907. 11:3076....nom

Belmont av, No 2421, all. Giuseppe Panepinto and ano to Gioacchino Cappobianca; 3 years, from May 1, 1907. July 25, 1907. 11:3076..... ..... 600

Courtlandt av, No 941, all. Mary D Phelan to Anton Meyer et al; from July 17, 1907, to May 1, 1911. July 19, 1907. 9:2409... ..... 300 and 360

Courtlandt av, No 941. Surrender lease. Anton Meyer et al to Mary D Phelan. All title. July 17. July 19, 1907. 9:2409..nom

Morris av, No 686. Assign lease. John W Carozzo to Alessandro Farello and ano. July 13. July 23, 1907. 9:2413.....nom

Prospect av, n e cor 169th st, store. Walter Wolcott to Philip Storminger; 3 years, from Sept 1, 1905, with 2 years renewal July 24, 1907. 11:2970..... ..... ..... .... ..420 and 480

St Anns av, No 306, store, &c. Chas F Schropp to Morris Schleichter; 3 years, from Aug 1, 1907. July 24, 1907. 10:2553. ..... ..... .... ..... ..... ..... ..... ..... 1,080

Webster av, n w cor 198th st. Assign lease. Michl J Le Strange to Wm N Kerr. ½ part. All title. July 17. July 19, 1907. 12:3279..... ..... ..... ... ..... ..... nom

## MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

July 19, 20, 22, 23, 24 and 25.

### BOROUGH OF MANHATTAN.

Ahearn, Michl M to Beadleston & Woerz. 2d av, No 397. Saloon lease. July 12, demand, 6%. July 20, 1907. 3:903. 5,500

American Mortgage Co with MUTUAL LIFE INS CO of N Y. Minetta lane, No 2. Participation agreement. July 1. July 23, 1907. 2:543. nom

American Mortgage Co with LINCOLN TRUST CO. 31st st, Nos 306 and 308, s s, 122.6 e 2d av, 45x98.9. Subordination mort. July 22. July 23, 1907. 3:936. nom

Affleck, James G trustee Chas Barlow with Jeremiah M Cronin. 85th st, No 6 East. Extension mort. July 20. July 23, 1907. 5:1496. nom

Affleck, James G trustee Charles Barlow with Bernhard Mainzer and Markus Markiewicz. 133d st, No 70 West. Extension mort. July 18. July 23, 1907. 6:1730. nom

Addison, John to Edward J Hancy. Madison av, No 99, s e s, at n e s 29th st, 37.6x78. P M. June 10, 3 years, 5%. July 23, 1907. 2:859. 135,000

American Mortgage Co with MUTUAL LIFE INS CO of N Y. 1st av, Nos 96 and 98, s e cor 6th st, No 404, 48.6x100. Participation agreement. June 29. July 22, 1907. 2:433. nom

Adams, Wm C, of Glen Cove, L I, and S F Adams Realty Co. to LAWYERS TITLE INS AND TRUST CO. 25th st, No 103, n s, 60 w 6th av, 20x98.9; 6th av, No 415, n w s, 39.7 n e 25th st, 19.7x60; 6th av, No 419½, w s, 78.9 s 26th st, 20x70; 6th av, No 421, w s, 59.1 s 26th st, 19.7x70. July 22, 3 years, 4½%. July 23, 1907. 3:801. 110,000

Same to same. Same property. Certificate as to above. July 22. July 23, 1907. 3:801. —

Avrutis, Aaron to Anna Newman. 2d av, No 158, n e cor 10th st, Nos 201 and 203, 25x105, leasehold. Prior mort $35,000. June 1, 3 years, 6%. July 22, 1907. 2:452. 7,500

Beck, Alice M to Berko Kopelowitz. 66th st, No 159, n s, 154.1 e Amsterdam av, 28.1x100.3x27.10x100.1. Prior mort $34,500. July 12, due Sept 12, 1907, 6%. July 22, 1907. 4:1138. 550

Brady, James C to TITLE GUARANTEE AND TRUST CO. 169th st, No 508, s s, 137.8 w Amsterdam av, 19.4x85. July 24, due, &c, as per bond. July 25, 1907. 8:2125. 4,500

Bleiberg, Charles and Harris Samuels to Solomon Marculescu. Clinton st, No 22, e s, 250 s Houston st, 25x100.2x24.11x100.2. P M. Prior mort $28,000. July 19, 6 years, 6%. July 25, 1907. 2:350. 12,000

Berkowsky. Barnett to Louis Oppenheim et al. 2d av, No 468, e s, 74.1 n 26th st, 24.8x80.9. P M. Prior mort $19,000. July 25, 1907, due May 1, 1909, 6%. 3:932. 2,000

Bettels, Charles, of Rockville Centre, N Y, to S Chas Welsh trustee for Ethel H Ward. Greeenwich st, No 370, w s, 50.6 n Franklin st, 25x100. July 23, due, &c, as per bond. July 24, 1907. 1:185. 25,000

Barkin, Saml to Pincus Lowenfeld and ano. 3d st, Nos 191 and 193, n s, 127 w Av B, 48x96. Building loan. July 23, due July 11, 1908, 6%. July 24, 1907. 2:399. 25,000

Brackmann, Adolph to LAWYERS TITLE INS & TRUST CO. 2d av, No 66, e s, 41.1 s 4th st, 20.6x84. July 23, 5 years, 5½%. July 24, 1907. 2:445. 20,000

Bradley Contracting Co to Golde & Cohen, a corpn. Stanton st, No 342, n e cor Mangin st, Nos 108 to 132, 200 to Tompkins st, x 200. All title to land under water in front of above, also all title to wharfs, &c. P M. July 20, 3 years, 5%. July 23, 1907. 2:320 and 325. 70,000

Bouvet, Alex F to Henry P Sampers. 142d st, No 510, s s, 438 e Broadway, 15x99.11. July 17, 5 years, 5%. July 23, 1907. 7:-2073. 11,000

Buzzini & Co (Inc) to COMMERCIAL TRUST CO. 11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100. Prior mort $32,-000. July 22, due, &c, as per bond. July 23, 1907. 3:708. 22,000

Bammann, Ferdinand C to UNION TRUST CO. Manhattan st, Nos 114 to 118, s s, at e s Old Bloomingdale road and abt 154.2 e Broadway and abt 143.10 w of n s 127th st, runs e 79.6 x s 33 to n s 127th st x w 70.7 to n s Blackberry alley x n w 22.2 to Old Bloomingdale road x n 66 to beginning, with all title to Blackberry alley. July 19, due Aug 1, 1910, 5%. July 20, 1907. 7:1981. 25,000

Berkman, Davis and Abram Gutterman to Jonas Weil and Bernhard Mayer. Madison st, Nos 186 and 188, s s, 183.4 w Rutgers st, 42.6x100. Secures 2 morts, each $2,000, on 231 and 233 Monroe st. June 28, due July 1, 1908, 6%. July 19, 1907. 1:272. 4,000

Brill, Louis and Samuel to Louise B Warner. 102d st, No 234, s s, 99.8 w 2d av, runs s 65 x w 0.4 x s 35.11 x w 25 x n 100.11 to st x e 25.4 to beginning. June 13, 5 years, 5%. July 20, 1907. 6:1651. 14,000

Bohland, Wilhelmina and Rosina Alkier to ALBANY SAVINGS BANK. Houston st, Nos 159 and 161, s s, 43 w Allen st, runs w 48.11 x s 58 x e 4.6 x s 41.11 x e 44.11 x n 99.11 to beginning; Houston st, plot begins at west face of west wall as formerly on 1st parcel and still standing, at point 58 s Houston st and 92.3 w Allen st, runs e 4.6 x s 41.11 x w 4.6 x n 41.11 to beginning, known as Nos 159 and 161 East Houston st. July 18, 5 years, 5%. July 19, 1907. 2:417. gold, 60,000

Bohland, Wilhelmina and Rosina Alkier to ALBANY SAVINGS BANK. Allen st, Nos 201 and 203, w s, 99.10 s Houston st, 48.2 x87.11x48.4x87.11. July 18, 5 years, 5%. July 19, 1907. 2:417. gold, 49,500

Batavia, Marcus with LAWYERS TITLE INS & TRUST CO. 3d av, No 2358, w s, 50.2 s 128th st, 16.5x100. Extension mort. June 22. July 25, 1907. 6:1776. nom

Bohland, Wilhelmina and Rosina Alkier to ALBANY SAVINGS BANK. Houston st, Nos 163 and 165, s w cor Allen st, No 205, 43x99.11x43x99.10. July 18, 5 years, 5%. July 19, 1907. 2:417. gold, 78,000

Berkowitz, Max to Wilhelmina K Arkush. Lexington av, No 103, e s, 49.4 n 27th st, 24.8x100. Prior mort $19,000. July 18, 5 years, 6%. July 19, 1907. 3:883. 10,000

Borak, Meyer to H Koehler & Co. Allen st, No 106; Delancey st, Nos 73 and 75. Saloon lease. July 11, demand, 6%. July 19, 1907. 2:414. 1,000

Chargin, Marcus and Abraham Bernstein to Egbert G March and ano trustees Peter S March. Division st, No 88, n e cor Eldridge st, Nos 2, 4 and 6, 24.7x75.4 to 3-ft alley x21.10x86.6. July 18, due, &c, as per bond. July 19, 1907. 1:293. 42,000

Carey, Henry to Georgine Iselin. 30th st, No 222, s s, 260 e 3d av, 18x98.9. P M. July 2, 3 years, 5%. July 19, 1907. 3:910. 10,000

Cohen, Mary wife of Myer to Fredk Winkhaus trustee Fredk Winkhaus. 179th st, Nos 660 and 662, s s, 137.6 w Wadsworth av, 37.6x100. July 18, 5 years, 5%. July 19, 1907. 8:2163. 30,000

Conway, Michael to V Loewers Gambrinus Brewery Co. Lexington av, No 1897, Saloon lease. July 7, demand, 6%. July 19, 1907. 6:1767. 2,500

Collier, Sarah S wife of Robt I to Douglas Robinson. Park av, No 752, w s, 74 n 71st st, 28.2x86. P M. July 19, 1907, due, &c, as per bond. 5:1386. 240,000

Construction Realty Co to METROPOLITAN LIFE INS CO. 54th st, Nos 230 to 234, s s, 375 e 8th av, runs s 100.5 x e 50 x n 25 x e 59.4 to w s Broadway, Nos 1701 to 1707, x n 75.10 to 54th st, x w 101.3 to beginning. July 20, due May 1, 1912, 5½%. July 25, 1907. 4:1025. 550,000

Same and Sarah T Adams with same. Same property. Subordination mort. July 20. July 25, 1907. 4:1025. nom

Construction Realty Co and Wm T Crittenden and Saml F Adams with same. Same property. Subordination mort. July 20. July 25, 1907. 4:1025. nom

Central Consumers Wine & Liquor Co to HUDSON TRUST CO trustee. 26th st, Nos 507 to 511, n s, 104 w 10th av, 67.9x98.9. May 1, 10 years, 6%. July 25, 1907. 3:698. gold bonds 150,000

Construction Realty Co to METROPOLITAN LIFE INS CO. Broadway, Nos 1701 to 1707, s w cor 54th st, Nos 230 to 234, 75.10x 101.3. Certificate as to mort for $550,000. July 22. July 25, 1907. 4:1025. —

Cady, James C to Glasco Ice Co. 20th st, No 446, s s, 208.5 e 10th av, 16.7x91.10. July 22, 1 year, 6%. July 24, 1907. 3:717. 2,000

Center, Edward C with Sebastiano Veneroso. Oliver st, No 79. Extension mort. June 18. July 23, 1907. 1:252 nom

Davidoff, Maximillian and Aaron Leviton to VAN NORDEN TRUST CO. Monroe st, Nos 276 and 278, s e cor Jackson st, No 28, 100 x20. July 24, 1 year, 6%. July 25, 1907. 1:263. 10,000

Davis, Eliphalet L to MUTUAL ALLIANCE TRUST CO of N Y. 19th st, No 49, n s, 225.4 e 6th av, 18.11x92; all title to strip on West, 0.4x92; also all title to strip on East, 0.2½x92. P M. Prior mort $37,500. July 23, 5 years, 6%. July 24, 1907. 3:-821. 9,500

De Rosa, Frank to Joseph Shanske et al. 59th st, No 543, n s, 250 e 11th av, 25x100. July 23, due Oct 1, 1907, 6%. July 24, 1907. 4:1151. 3,350

Delli, Paoli, Ralph to Anna C Cremin and ano. Spring st, Nos 170 to 174, s s, 62 e Thompson st, 63.8x66.6x63.6x64.4. P M. July 22, 3 years, 5%. July 23, 1907. 2:488. 35,000

Di Pasquale, Vincenzo to Mignon C Ryan and ano. Cherry st, No 39, s s, 61.11 w Roosevelt st, 17x74x17.2x74. P M. Prior mort $10,000. July 24, installs, 6%. July 25, 1907. 1:109. 1,100

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

Dages, Christian to Marie Dages. 122d st, No 171, n s, 200 w 3d av, runs w 21 x n 74.1 x n e — x e 2.4 x s 88.7 to beginning. July 18, due, &c, as per bond. July 24, 1907. 6:1771. 5,750

Dankowitz, Isaac to Martin J Keogh and ano trustees David Jones. 89th st, No 107, n s, 145 w Columbus av, 28x100.8. P M. July 22, due Aug 1, 1910, 5%. July 23, 1907. 4:1220. 26,000

Dankowitz, Isaac to Maxwell Stevenson. 89th st, No 107, n s, 145 w Columbus av, 28x100.8. P M. Prior mort $26,000. July 22, due, &c, as per bond. July 23, 1907. 4:1220. 5,000

Doeher, Frank J to Adam Greim. 83d st, No 436, s s, 80.5 w Av A, 26x102.1. July 19, due Oct 1, 1907, 6%. July 20, 1907. 5:1562. 4,000

Erff, George, Solomon H Schlanger with Samuel Goldberger. Av A, Nos 178 and 180, e s, 51.7 n 11th st, 51.7x95.5. Subordination mort. July 11. July 19, 1907. 2:405. nom

Englander, Gussie to Lionello Perera. 101st st, Nos 103 to 107, n s, 16.6 e Park av, 3 lots, each 15.6x75. 3 morts, each $1,000. 3 prior morts, each $5,500. July 23, 2 years, 6%. July 24, 1907. 6:1629. 3,000

Eid, Bartholomous W to Central Brewing Co of N Y. 151st st, No 570 West. Saloon lease. July 18, demand, 6%. July 20, 1907. 7:2082. 2,528.05

Engel, Wm with GERMAN SAVINGS BANK in City N Y. 105th st, No 109 West. Agreement changing interest days, &c. July 25, 1907. 7:1860. nom

Ebling, Robt W to Louis A Ebling. Columbus av, No 592, w s, 50.4 s 89th st, 25.2x100. P M. May 29, 3 years, 5%. July 25, 1907. 4:1219. 10,000

Engel, Wm to GERMAN SAVINGS BANK in City N Y. 105th st, No 107, n s, 125 w Columbus av, 25x100.11. July 25, 1907, 3 years, 4½%. 7:1860. 18,000

Frankel, Bernard to Juliet D Smith widow. 102d st, No 404, s s, 120 e 1st av, 25x100. July 24, 3 years, 5%. July 25, 1907. 6:1695. 8,500

Same and Julius Bluhm with same. Same property. Subordination mort. July 24. July 25, 1907. 6:1695. nom

Felt, Abraham and Harry Malakoff to Leroy Myers. 106th st, Nos 57 and 59, n s, 223.11 e Columbus av, 36.9x100.11. Prior mort $42,000. July 25, 1907, 3 years, 6%. 7:1842. 15,000

Fleischmann Realty and Construction Co to James B Ford et al. 5th av, No 507, e s, 64.5 n 42d st, runs n 36 x e 133 x s 25 x w 25 x s 11 x w 108 to beginning. All title to alley 10 ft wide, runs from rear of above to 43d st. Leasehold. July 24, due July 1, 1928, 5%. July 25, 1907. 5:1277. 200,000

Felt, Abraham and Harry Malakoff to Leroy Myers. 106th st, Nos 53 and 55, n s, 260.8 e Columbus av, 36.10x100.11. Prior mort $42,000. July 25, 1907, 3 years, 6%. 7:1842. 15,000

Finnan, Annie F wife Edw to MUTUAL LIFE INSURANCE CO of N Y. 113th st, No 120, s s, 235 e Park av, 19.7x100.11. Prior mort $——. July 23, due, &c, as per bond. July 24, 1907. 6:1640. 500

Farrell, Katherine G to Charles Palm. 57th st, No 224, s s, 325 w 2d av, 25x100.5. July 15, 5 years, 5%. July 23, 1907. 5:1330. 20,000

Same to John Ingle, Jr. Same property. Prior mort $20,000. July 15, 2 years, 6%. July 23, 1907. 5:1330. 2,000

Feder, Fannie to Gustav M L Sacks. 98th st, No 141, n s, 397.6 e Amsterdam av, runs e 27.6 x n 113.6 x n w 38 x s 65.4 x s e 22.6 x s 30.6 to beginning. P M. Prior mort $——. July 22, 5 years, 6%. July 23, 1907. 7:1853. 4,500

Ferguson, Julia F to Mary A Schutt. South st, No 164, n s, abt 40 e Dover st, 20x71.10x20.9x71.10. P M. July 9, due July 18, 1908, 6%. July 19, 1907. 1:108. 2,000

Flatiron Realty Co to TITLE INS CO of N Y. 43d st, No 246, s s, 340 e 8th av, 20x100.5. P M. July 15, 3 years, 5%. July 20, 1907. 4:1014. 20,000

Same to Hudson Mortgage Co. Same property. P M. Prior mort $20,000. July 19, 1 year, 6%. July 29, 1907. 2,000

Feigensohn, David to Robert Friedman. 2d av, No 2373, s w cor 122d st, 37.6x100; 2d av, No 2371, w s, 37.6 s 122d st, 37.6x100. Prior morts $133,800. July 18, demand, 6%. July 19, 1907. 6:1786. 14,000

Feigensohn, David to Francis Speir and ano as trustees. 2d av, No 2373, s w cor 122d st, 37.6x100. July 18, 5 years, 5%. July 19, 1907. 6:1786. 50,000

Feigensohn, David to Francis Speir and ano as trustees. 2d av, No 2371, w s, 37.6 s 122d st, 37.6x100. July 18, 5 years, 5%. July 19, 1907. 6:1786. 40,000

Feigensohn, David to Isidore Jackson and ano. 2d av, No 2373, s w cor 122d st, 37.6x100. Prior mort $50,000; 2d av, No 2371, w s, 37.6 s 122d st, 37.6x100. Prior mort $40,000. July 18, demand, 6%. July 19, 1907. 6:1786. 43,800

Feinberg, Abraham and Abraham Unterberg to LAWYERS TITLE INS & TRUST CO. Eldridge st, No 174, e s, 149 s Rivington st, 25.1x87.6. June 4, 5 years, 5%. July 19, 1907. 2:415. 25,000

Garone, Martin and John Marturano to Danl W Harnett. James st, No 45, w s, 25 s Madison st, 25.1x60.2x25.3x59.8. P M. Prior mort $10,000. July 19, 1907, due July 19, 1912, 6%. 1:116. 4,000

Gerth, Emilie to Adolphe Hubacher. 93d st, No 146, s s, 154.6 e Amsterdam av, 27x100.8. P M. July 16, due, &c, as per bond. July 20, 1907. 4:1221. 5,000

Goetz, August and Philipp Fouquet to LAWYERS TITLE GUARANTEE AND TRUST CO. 53d st, No 318, s s, 200 e 2d av, 18.4x100.5. July 22, 5 years, 5%. July 23, 1907. 5:1345. 7,500

Googins, Emma to LAWYERS TITLE INS & TRUST CO. 54th st, No 146, s s, 243.9 e 7th av, 18.9x100.5. P M. July 18, due July 1, 1910, 5%. July 19, 1907. 4:1006. 15,000

Gropper, Bessie to Carrie R Weis et al exrs Moses Weis. 2d av, No 2234, e s, 40.10 s 115th st, 20x75. July 23, 5 years, 5%. July 24, 1907. 6:1686. 9,500

Guttenberg, Wm and Samuel and Michael to Harry Goodman. 62d st, No 207, n s, 150 w Amsterdam av, 25x100.5. July 24, due July 1, 1910, 5%. July 25, 1907. 4:1154. 12,000

Greenberg, Louis and Lewis Kresner and Myron and Ray Harris with Hebrew Orphan Asylum of City N Y. 108th st, No 119 East. Subordination mort. July 1. July 25, 1907. 6:1636. nom

Greenberg, Louis and Lewis Kresner and Louis Whitestone with same. Same property. Subordination mort. July 3. July 25, 1907. 6:1636. nom

Goldberg, Hyman B with Felix Hirsch and ano. 72d st, No 316, s s, 150 e 2d av, 16.8x102.2. Extension mort. July 5. July 24, 1907. 5:1446. nom

Gross, Mollie and Leopold Harris to Charles Regnault. Rivington st, No 191, s s, 25.7 w Ridge st, 25x72.8. July 15, due June 1, 1912, 5%. July 22, 1907. 2:343. 22,000

Grau, Marie A to Charles Frazier and ano exrs Maurice Grau. 56th st, No 49, n s, 692 w 5th av, 19.4x100.5. July 9, 5 years, 4½%. July 22, 1907. 5:1272. 40,000

Hollander (Adolph) Realty Co to Julius Levy. 110th st, Nos 161 to 171, n s, 100 w 3d av, 6 lots, each 25x100.11. 6 P M morts, each $8,500. 6 prior morts, each $9,000. June 1, due July 22, 1912, 6%. July 25, 1907. 6:1638. 51,000

Hanson, Chas H to Edw B Hodge, Jr, et al. Centre st, No 211, w s, 110.5 n Howard st, 25x109.6 to Lafayette st, No 147, x25x 111.2, except part for Elm or Centre st. P M. July 22, 5 years, 4½%. July 23, 1907. 1:234. 50,000

Hollander (Adolph) Realty Co to Jacob T Hildebrant. Broome st, Nos 65 to 69, on map Nos 65 and 67, s w cor Cannon st, No 19, 50.4x56. P M. Prior mort $40,000. July 22, 5 years, 6%. July 25, 1907. 2:331. 17,250

Same to same. Same property. Certificate as to above mort. July 22. July 25, 1907. 2:331. ——

Hurovitz, Jacob and Abraham M Orlansky to Joseph Rabinowitz. 22d st, No 423, n s, 323 s e 1st av, 31.6x98.9. P M. July 24, due Jan 24, 1908, 6%. July 25, 1907. 3:954. Notes. 5,000

Hollander (Adolph) Realty Co to August Zinsser Realty Co. Water st, No 25, s s, 23.6 e Broad st, 23.7x59.10x24x57.6. P M. July 1, 3 years, 5%. July 24, 1907. 1:7. 25,000

Herring, Geo, of Brooklyn, N Y, trustee Wm Herring to Eliz Graham and ano trustees Cath A Herring for Cath A Jennings. Suffolk st, No 73, w s, abt 150 n Broome st, 25x100. July 24, 1907, 3 years, 5%. 2:352. 5,500

Henderson, Andrew T and Harry Goldberg to Central Brewing Co of N Y. Spring st, No 335. Saloon lease. July 18, demand, 6%. July 23, 1907. 2:596. 2,500

Home Apartment Co to Louise Davidson and ano exrs Moritz Davidson. 69th st, No 202, s s, 80 w Amsterdam av, 27x100.5. July 22, due July 1, 1910, 5%. July 23, 1907. 4:1160. 26,000

Same to same. Same property. Certificate as to above mort. July 13. July 23, 1907. 4:1160. ——

Same to Caecilie Ettinger. Same property. Prior mort $26,000. July 22, due July 1, 1910, 6%. July 23, 1907. 4:1160. 4,000

Same to same. Same property. Certificate as to above mort. July 13. July 23, 1907. 4:1160. ——

Hotel Gotham Co to Fifty-fifth Street Co. 5th av, s w cor 55th st, —x—. Certificate as to chattel mortgage dated July 1, 1907. July 1. July 23, 1907. 5:1270. ——

Habisreitinger, Alois and Maria M Bohling to LIVERPOOL & LONDON & GLOBE INS CO of N Y. 20th st, No 24, s s, 420 w 5th av, 25x92. July 18, 3 years, 5%. July 19, 1907. 3:821. 50,000

Hookey, Wm T and Samuel Raiser with Peter Donald. 149th st, s s, 420 e 8th av, 40x99.11. Subordination mort. July 5. July 19, 1907. 7:2034. nom

Hubbell, Wm H to Thos D Belfield. 67th st, Nos 52 and 54, s s, 200 e Columbus av, 50x100.5. P M. Prior mort $32,500. Jan 2, due Jan 2, 1910, 5%. July 19, 1907. 4:1119. 15,000

Jastrow, Alexander to Julius Steiner. 74th st, No 248, s s, 116.8 w 2d av, 16.8x102.2. P M. July 24, 3 years, 6%. July 25, 1907. 5:1428. 1,000

Jaeger, Margt to Isaac J Greenwood and ano exrs Joseph Rudd. 13th st, No 106, s s, 120 w 6th av, 20x103.3. P M. July 23, 5 years, 5%. July 24, 1907. 2:608. 15,000

Jaeger, Margt to Julia R Wood extrx, &s Eliz E Rudd. 13th st, No 108, s s, 140 w 6th av, 20x103.3. P M. July 23, 5 years, 5%. July 24, 1907. 2:608. 15,000

Jackson, Isidor and Abraham Stern with LAWYERS TITLE INS & TRUST CO. 49th st, Nos 349 and 351 East. Extension mort. July 11. July 24, 1907. 5:1342. nom

Jacobson, Israel to Kive Siegel. 107th st, No 60, s s, 175 e Madison av, 25x100.11. Prior mort $30,000. July 18, due Jan 21, 1908, 6%. July 19, 1907. 6:1612. notes, 1,100

Johnston, John A to Frank J Walgering. Lispenard st, No 3, n s, 20 e West Broadway, 20x75.2. July 18, due July 18, 1910, 5%. July 19, 1907. 1:211. 8,000

Kaufmann, Max and THE STATE BANK with Isaac Kaufmann. Jackson st, Nos 18 and 20. Subordination agreement. July 19. July 20, 1907. 1:265. nom

Keenan, Annie M to Annie L Horn. Madison av, No 1974, n w cor 126th st, 19.11x85. July 20, 1907, 5 yrs, 5%. 6:1751. gold, 20,000

Same to same. Same property. Prior mort $20,000. July 20, 1907, 6 months, 6%. 6:1751. gold, 2,000

Kurzrok, Annie to Max Kurzrok. 126th st, Nos 241 to 247, n s, 105 w 2d av, 80x99.11. Prior mort $26,000. July 18, due Jan 18, 1909, 6%. July 19, 1907. 6:1791. 7,000

Same to American Mortgage Co. Same property. P M. July 18, due Jan 18, 1909, 5½%. July 19, 1907. 6:1791. 26,000

Kersting, William to Lion Brewery of N Y City. Amsterdam av, No 975. Saloon lease. July 16, demand, 6%. July 19, 1907. 7:1862. 6,000

Kaskel, Paul to Egbert G March and ano trustees Peter S March. St Nicholas av, Nos 334 and 336, s e cor 127th st, 37.10x79.9x 37.5x74.2. July 22, due, &c, as per bond. July 23, 1907. 7:1953. 36,000

Karp, Osias to American Mortgage Co. 70th st, No 317, n s, 275 e 2d av, 25x100.5. July 22, 1907, 3 years, 5%. 5:1445. 20,000

Same and Jonas Weil and Bernhard Mayer with same. Subordination agreement. July 17. July 22, 1907. 5:1445. nom

Kittenplan, Morris and Charles Rubinger to Joseph L Buttenwieser. 26th st, Nos 141 and 143, n s, 126.8 e Lexington av, 48.4x98.9. July 19, due May 1, 1908, 6%. July 22, 1907. 3:882. 12,000

Klinger, Sarah to Bertha Wolf. 5th av, No 1331, e s, 126.2 n 111th st, 25.3x100. June 24, due Jan 1, 1911, 5%. July 22, 1907. 6:1617. 25,000

KNICKERBOCKER TRUST CO with Realty Transfer Co. Broadway, s w cor 152d st, 100x99.11. Extension two morts. May 17. July 22, 1907. 7:2098. nom

Levy, Annie to London Realty Co. Chrystie st, No 111, w s, abt 75 n Grand st, 25x100. Assign rents to extent of $1,500. July 25, 1907. installs, 6%. 2:423. Notes. 1,500

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**Sole Agents for BERKSHIRE WHITE PORTLAND CEMENT CO.**




**"SNOW WHITE"**
**Portland Cement**


London, Albert and Richard S White to Robert McGill. 129th st, s s, 175 e Riverside Drive, 50x139.8x53.8x115. July 1, due Jan 1, 1908, 6%. July 20, 1907. 7:1995. 3,250

London, Albert and Richard S White to Robert McGill. 127th st, n s ,140.3 w Broadway, runs n w 48.1 x n 116.8 x w 92.8 x s 150 x e 127.5 to beginning. July 1, due Jan 1, 1908, 6%. July 20, 1907. 7:1995. 13,000

Landes, Leonard to GERMAN SAVINGS BANK. 95th st, No 66, s s, 118 e Columbus av, 19x100.8. P M. July 18, 3 years, 5%. July 19, 1907. 4:1208. 15,500

Same to Jos A Marcus. Same property. P M. Prior mort $15,500. July 18, due Jan 18, 1908, 6%. July 19, 1907. 4:1208. 3,000

Lentz, Tobias H to Lion Brewery of N Y City. 3d av, No 84. Saloon lease. July 17, demand, 6%. July 19, 1907. 2:556. 4,819.59

Liegibel, Fredk to Lion Brewery of N Y City. 8th av, No 401, s w cor 30th st. Saloon lease. July 17, demand, 6%. July 19, 1907. 3:753. 2,000

Lubelsky, Eva to Hannah Cohen. Montgomery st, Nos 39 and 41, e s, 89.9 s Madison st, runs e 75 x s 11.6 x e 2 x s 28.6 x w 78.2 to st x n 40 to beginning. Prior mort $——. July 15, demand, 6%. July 19, 1907. 1:268. 4,500

Leffler, Luis to V Loewers Gambrinus Brewery Co. Lewis st, No 235. Saloon lease. July 23, demand, 6%. July 24, 1907. 2:363. 1,810.92

Lewis Realty & Construction Co to Julius Berliner and ano. 56th st, Nos 411 to 421, n s, 174 e 1st av, 120x89.4x120.3x97.2. Prior mort $100,000. July 18, 1 year, 6%. July 22, 1907. 5:1368. 10,000

Same to same. Same property. Certificate as to above mort. July 18. July 22, 1907. 5:1368. ——

LAWYERS TITLE INS & TRUST CO with Louis A Goldstein. Forsyth st, No 70, e s, 100.7 n Hester st, 25x100. Extension mortgage. July 24. July 25, 1907. 1:306. nom

Moseley Hotel Co with METROPOLITAN LIFE INS CO. Columbus av, Nos 441 to 449, n e cor 81st st, Nos 51 to 57, 102.2x100. Extension mortgage. July 23. July 25, 1907. 4:1195. nom

Martin, Julia and Constantia Bixby to Mabel R Cushing. Pearl st, Nos 187 and 189, n w cor Cedar st, runs n 35.6 x w 59.11 x s 0.6 x w 12.8 x s 29.4 to Cedar st, x e 71.6 to beginning. July 24, 1 year 6%. July 25, 1907. 1:42. 13,000

Moffit, Ellie F to Henry H Vail. West End av, No 279, s w cor 73d st, No 300, 24.4x95. P M. May 27, due July 1, 1910, 4½%. July 25, 1907. 4:1184. 60,000

McGinn, Mary to Mary D Hass extrx John D Hass. 103d st, No 140, s s, 268.5 e Amsterdam av, 27x104.9. July 25, 1907, 3 years, 5%. 7:1857. 26,500

McCaffery, Denis to DeWitt C Flanagan and ano. Cherry st, No 166. Saloon lease. July 19, demand, 6%. July 24, 1907. 1:254. 2,500

Meyer, Edw to A Hupfels Sons. Canal st, No 308. Saloon lease. All title. July 3, demand, 6%. July 24, 1907. 1:210. 2,500

Murphy, Josephine E to FARMERS LOAN AND TRUST CO. 1st av, No 407, w s, 20.6 s 24th st, 19.9x70. P M. July 24, 1907, due, &c, as per bond. 3:929. 7,000

Moran, Rosalie de N to Geo P Mellick. Madison av, Nos 953 to 957, n e cor 75th st, 61.6x65. July 23, due Jan 1, 1908, 6%. July 24, 1907. 5:1390. 15,000

Meyer, Abraham and Mortimer to Manhattan Mortgage Co. 81st st, No 345, n s, 175 w 1st av, 25x102.2. Subject to life estate of Helene Schwab widow. July 22, 3 years, 6%. July 23, 1907. 5:1544. 6,000

Meeks, Edwin B trustee Joseph W Meeks with Mary J Meehan. 4th st, No 236, n w cor 10th st, No 189, 29.7x87.11x29.7x88. Extension mort. Jan 15. July 2, 1907. 2:620. nom

MUTUAL ALLIANCE TRUST CO with Egbert G March and ano trustees Peter S March. Eldridge st, Nos 2, 4 and 6, and Division st, No 88. Subordination agreement. July 18. July 19, 1907. 1:293. nom

Mooney, Margaret M to Julia F Ferguson. South st, No 164, n s, abt 40 e Dover st, 20x71.10x20.9x71.10. P M. July 18, 3 years, 6%. July 19, 1907. 1:108. 4,000

Miles, Susan W and Isabel N to Duane S Everson. 183d st, No 659, n s, 120.9 e Broadway, 16.8x74.11. July 12, 3 years, 5%. July 19, 1907. 8:2164. 7,000

Miller, Charles to Sigmund Miller. Ludlow st, No 45, w s, 175 n Hester st, 25x87.6. Prior mort $40,000. July 12, 4 years, 6%. July 19, 1907. 1:309. 2,000

Micolino, Robert to Simon Fink. 28th st, No 148, s s, 201.8 e 7th av, 23.3x98.9x23.2x98.9. P M. July 19, due July 9, 1908. 6%. July 20, 1907. 3:803. 5,000

Maier, Michael and Benjamin Maier to Lottie Schlussel and ano exrs Alexander Schlussel. 53d st, No 441, n s, 225 e 10th av, 25x100.5. July 18, 3 years, 5%. July 19, 1907. 4:1063. 17,000

Naschitz, Henry to Marie H Kohn. 65th st, No 342, s s, 198 w 1st av, 27x100.5. P M. July 23, due, &c, as per bond. July 24, 1907. 5:1431. 20,000

Nichols, John W T with David L Block. 160th st, s s, 200 e St Nicholas av, runs s 120 x e — to w s Edgecomb av, x n — to 160th st, x w 150; 150th st, n s, 200 e St Nicholas av, runs n — x e — to w s Edgecombe av, x s — to st, x w 104.6 to beginning. Extension two morts. June 17. July 23, 1907. 8:2109. nom

Newman, Rose C to Edw W McCarty. Wadsworth av, s w cor 179th st, 100x100. July 23, 1907, 1 year, 5%. 8:2163. 30,000

Ottinger, Marx to Henry A C Taylor. 13th st, Nos 105 and 107, n s, 64 e 4th av, 49x85. June 28, 5 years, 4½%. July 19, 1907. 2:559. 40,000

Provisier, Marianna to Giulio Bernardone. 106th st, No 213, n s, 190 e 3d av, 19.6x100.11. Prior mort $10,000. July 18, due Dec 1, 1907, 6%. July 20, 1907. 6:1656. 1,000

Provisier, Marianna to Thos S Ollive committee of Edwin O Brinckerhoff. 106th st, No 213, n s, 190 e 3d av, 19.6x100.11. July 18, 3 years, 5 . July 19, 1907. 6:1656. 10,000

Parkes, Mary A with Marks Levy. 51st st, No 506, s s, 125 w 10th av, 25x100.5. Extension mort. July 16. July 19, 1907. 4:1079. nom

Pagliughi, Jos A, Jas A and Rudolph J to Sven P Nelson. Minetta st, No 7, s e s, abt 148 n e Bleecker st, 30.4x67.5x—x50.2 n s; Minetta st, No 5, e s, abt 118 n Bleecker st, 30.4x109.8x25 x92.5, s s. P M. Prior mort $8,000. July 20, due, &c, as per bond. July 22, 1907. 2:542. 9,250

Porter, Amy B widow, of Pomfret, Conn, and Georgina B wife of and T Tileston Wells, of Franklin, N J, to Eliz S Potter. Church st, Nos 196 to 200, n w s, abt 28 n Duane st, 3 lots, each 25x100, except strip 0.8x100 on north. May 17, due, &c, as per bond. July 25, 1907. 1:147. 100,000

Pinchot, Amos R E to TITLE GUARANTEE AND TRUST CO. Park av, Nos 1022 and 1024, w s, 22.2 n 85th st, 40x70. July 22, due, &c, as per bond. July 23, 1907. 5:1497. 32,500

Pitthan, Charles with Mary B Kellogg. 71st st, No 423, n s, 288 e 1st av, 25x102.2. Extension mort. July 5. July 22, 1907. 5:1466. nom

Piffard, Pauline A of York, Livingston Co, N Y, to Eliz A Bradbury. Greenwich st, No 205, e s, 57.3 n Fulton st, 24.9x93.10x 24.9x90. July 18, 3 years, 5%. July 24, 1907. 1:85. 4,500

Rosenblum, Hyman to Henry S O'Brien et al. Goerck st, No 35, w s, 150 s Delancey st, old line, 25x100. P M. July 23, 1 year, 5%. July 24, 1907. 2:327. 17,000

Rogers, Wm B to Annie B Rogers. 131st st, n s, 100 e 12th av, 50x99.11. Mar 10, 2 years, 5%. July 22, 1907. 7:1998. 5,000

Rosenthal, Marcus to Sara G Nathan. 34th st, No 314, s s, 207.6 e 2d av, 21.3x98.9. Prior mort $10,500. July 22, 1 year, 6%. July 23, 1907. 3:939. 5,000

Regan, Aurora S to TITLE GUARANTEE AND TRUST CO. 93d st, No 262, s s, 119 e West End av, 17x100.8. July 17, due, &c, as per bond. July 23, 1907. 4:1240. 16,000

Rosenberg, Joseph and Julia Samuels to Pasquale Lauria. Prince st, Nos 150 to 154, s w cor West Broadway, Nos 436 to 442, 47.10x101x47.2x101. P M. Prior mort $10,000. July 19, 1907, 5 years, 6%. 2:502. 20,000

Rosenfeld, Rosanna to Sender Feldmark. 113th st, No 233, n s, 225 w 2d av, runs n 73.11 x w 30.6 x s — x n e 5.5 x s 4.10 x w 0.6 x s 26.9 to st x e 25.6 to beginning. P M. Prior mort $16,500. July 17, 3 years, 6%. July 19, 1907. 6:1663. 5,000

Rosenthal, Daniel to Morris L Woolf. 114th st, No 71, n s, 205 w Park av, 25x100.11. July 19, due, &c, as per bond. July 20, 1907. 6:1620. 20,000

Silverson, Abraham to Saml Pfeiffer. Central Park West, Nos 391 to 394, n w cor 99th st, Nos 1 to 7, 78.11x100; Amsterdam av, Nos 1940 to 1946, n w cor 156th st, Nos 501 and 503, 99.11x125. Prior mort $5,155.85. July 19, 1 year, 6%. July 23, 1907. 7:1835, 8:2115. 2,000

Silverson, Abraham and State Bank with Wm Burroughs. 85th st, Nos 434 to 440, s s, 119 w Av A, 75x102.2. Subordination mort. July 19. July 22, 1907. 5:1564. nom

Schwartz, Abraham to Michael Noodelman. Norfolk st, No 142, e s, 175 n Rivington st, 25x100. Prior mort $——. July 17, 1 year, 6%. July 23, 1907. 2:354. 2,000

Simpson, Rachel C wife of James M to Charles F Myers. 27th st, No 358, s s, 142 e 9th av, 22x98.9. P M. July 22, 3 years, 5%. July 23, 1907. 3:750. 7,000

Smith, Henry G to Mary H Daly. 44th st, No 132, s s, 356.3 w 6th av, 18.9x100.5. P M. Prior mort $22,000. July 19, 3 years, 6%. July 23, 1907. 4:996. 18,000

Sharp, Ella W to Frances E Silleck. 126th st, No 5, n s, 110 w 5th av, 16.10x99.11. P M. July 15, 5 years, 5%. July 23, 1907. 6:1724. 12,000

Shrady, Jacob and Mary K to TITLE GUARANTEE AND TRUST CO. 120th st, No 25, n s, 80 e Lenox av, 20x100.11. July 22, due, &c, as per bond. July 23, 1907. 6:1720. 15,000

Seymour Realty Co with Joel Kraus. 3d av, Nos 1301 and 1303. Two extensions of mort. June 21. July 23, 1907. 5:1429. nom

Shamray, Pauline to LAWYERS TITLE INS & TRUST CO. Essex st, No 116, e s, 141 s Rivington st, 16x60. P M. July 18, 3 years, 5%. July 19, 1907. 2:353. 10,000

Sutro, Mathilde E to HARLEM SAVINGS BANK. 73d st, Nos 220 to 224, s s, 212.6 w 2d av, 87.6x102.2; 2d av, Nos 1389 to 1393, n w cor 72d st, Nos 253 to 257, runs n 127.8 x w 100 x s 25.6 x e 25 x s 102.2 to 72d st x e 75 to beginning. July 19, due, &c, as per bond. July 20, 1907. 5:1427. 20,000

Sprickerhoff, George to James C Austin. 149th st, s s, 420 e 8th av, 40x99.11. Prior mort $49,000. July 18, due Nov 5, 1907, —%, secured by assignment of rents. July 19, 1907. 7:2034. 1,150

Silverson, Abraham to William Wolf et al. Amsterdam av, Nos 1940 to 1946, n w cor 156th st, Nos 501 and 503, 99.11x125. Prior mort $108,000. July 19, 1907, due Jan 19, 1909, 6%. 8:2115. 5,155.85

Sprickerhoff, George to Peter Donald. 149th st, s s, 420 e 8th av, 40x99.11. July 3, 5 years, 5%. July 19, 1907. 7:2034. 36,000

Schuster, Morris J and Saml Strasbourger exrs Solomon Weisbecker with BOWERY SAVINGS BANK. Park av, s e cor 107th st. Extension mort. July 12. July 19, 1907. 6:1634. nom

Silverson, Abraham to William Burroughs. 85th st, Nos. 438 and 440, s s, 119 w Av A, 37.6x102.2. July 19, 3 years, 5½%. July 20, 1907. 5:1564. 37,000

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ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

Schwarzler, Albert J to Cath J Ball. Park av, Nos 1320 to 1326, n w cor 100th st, No 75, runs w 39.4 x n 20.8 x w 0.8 x n 80.3 x e 40 to av x s 100.11 to beginning. Prior mort $36,000. July 18, 3 years, 6%. July 19, 1907. 6:1606. 12,000

Stern, Celia to Fanny Gruen. Henry st, No 80, s s, abt 38 w Birmingham st, 25x100. P M. July 24, 1907, 1 year, 6%. 1:275. 20,000

Steyskal, Frank and Josef Pokstefl to Sol Sulzberger. 74th st, No 502, s s, 77 e Av A, 21x102.2. Prior mort $——. July 24, 1 year, 6%. July 24, 1907. 5:1485. 2,000

Soviero, Luigi to Andrew Vuolo. Mott st, No 277, w s, abt 215 s Houston st, 20x½ block. July 18, due, &c, as per bond. July 24, 1907. 2:509. 10,000

Spitzer, Alex and Abraham L to Emanuel Marks exr, &c, Meyer Gans. 48th st, No 344, s s, 75 w 1st av, 25x75.5. July 23, 3 years, 5%. July 24, 1907. 5:1340. 16,000

Scheyer, Philip to Hebrew Orphan Asylum. Av A, No 1091, or Sutton pl, No 40, s w cor 59th st, 20.5x86.6. July 23, 3 years, 5%. July 24, 1907. 5:1370. 10,000

Schuster, Morris J and Saml Strasbourger exr Solomon Weisbecker with BOWERY SAVINGS BANK. Park av, n e cor 103th st, No 101, 100.11x30. Extension mort. July 12. July 19, 1907. 6:-1634. nom

Seideman, Morton of Philadelphia, Pa, to Mary A Kaufman. 114th st, No 203, n s, 100 e 3d av, 17.6x100.11x17.5x100.11. Prior mort $12,500. July 23, 2 years, 6%. July 25, 1907. 6:1664. 2,000

Sokolski, Albert to Lawyers Realty Co. Broome st, No 225, s e cor Essex st, Nos 72 to 76, 25x75. Building loan. July 11, 1 year, 6%. July 25, 1907. 2:351. 16,500

Silverson, Abraham to Wm Burroughs. 85th st, Nos 434 and 436, s s, 156.6 w Av A, 37.6x102.2. July 19, 3 years, 5½%. July 20, 1907. 5:1564. 37,000

Sprenger, Lucette D, of Westchester Co, N Y, to American Bonding Co of Baltimore. West End av, No 658, s e cor 92d st, 20x82. (Secures performance of conditions of indemnity bond, &c, for $5,000.) July 2. July 19, 1907. 4:1239. 4,000

Sarasohn, Abraham H and Esther Zwisohn to LAWYERS TITLE INS AND TRUST CO. East Broadway, No 204, n s, 157.6 e Jeffersn st, 26.4x65. July 24, 5 years, 5%. July 25, 1907. 1:285. 21,000

Same and Julius Feinberg with same. Same property. Subordination mort. July 19. July 25, 1907. 1:285. nom

Silverson, Nathan to LAWYERS TITLE INS AND TRUST CO. 146th st, s s, 247.6 e 8th av, 40x99.11. June 20, 5 years, 5½%. June 21, 1907. 7:2031. Corrects error in issue of June 29, when side of st was n s. 36,000

Steeneck, Heinrich J to Anna Klintworth. 10th st, No 191, n s, 88 w 4th st, 21.4x95. Prior mort $6,000. July 1, 2 year, 5%. July 25, 1907. 2:620. 2,000

Simpson, Mary I with Emanuel Glauber. 130th st, No 45, n s, 355 e Lenox av, 20x99.11. Extension mort. July 17. July 24, 1907. 6:1728. nom

Siegelman, Morris to August Knatz. 9th st, No 606, s s, 118 e Av B, 22.6x93.11. July 19, 2 years, 6%. July 22, 1907. 2:391. 2,000

Smith, Geo R to LAWYERS TITLE INS & TRUST CO. 1st av, Nos 1721 to 1727, n w cor 89th st, No 355, 100.8x100. July 22, due Jan 1, 1909, 5%. July 22, 1907. 5:1552. 50,000

Shapiro, Adolph to Eliza M Zerega et al trustees Augustus Zerega. Cherry st, Nos 412 and 414, n s, 322.5 e Scammel st, 2 lots, each 25x97.6. 2 morts, each $23,000. July 12, 5 years, 5%. July 22, 1907. 1:261. 46,000

Tolk, Esther to Lion Brewery. Essex st, No 9½. Saloon lease. July 18, demand, 6%. July 24, 1907. 1:297. 1,403.50

Tishman, Julius to Hyman D Baker and ano. 1st st, Nos 88 to 98, n s, 187 e 1st av, 126x105.11. Prior mort $101,000. Building loan. July 23, 1 year, 6%. July 24, 1907. 2:429. 60,000

Thorn, Wesley, of Plainfield, N J, to TITLE GUARANTEE AND TRUST CO. 56th st, No 26, s s, 394 w 5th av, 20x100.5. P M. July 22, due, &c, as per bond. July 24, 1907. 5:1271. 55,000

Transit Realty Co to ALBANY SAVINGS BANK. 137th st, n s, 400 w Broadway, runs n 99.11 x w 113.1 to e s Riverside Drive, x s 100 to 137th st, x e 114.10 to beginning. July 22, 3 years. 5%. July 24, 1907. 7:2086. 170,000

Same to same. Same property. Certificate as to above mort. July 22. July 24, 1907. ——

Troio, Matteo to Joseph Doelger's Sons. 107th st, No 226 East. Saloon lease. July 19, demand, 6%. July 20, 1907. 6:1656. 1,000

Transit Realty Co to ALBANY SAVINGS BANK. 137th st, No 609, n s, 308.4 w Broadway, 91.8x99.11. July 18, 3 years, 5%. July 19, 1907. 7:2086. gold, 110,000

Same to same. Certificate of consent of stockholders to above mortgage for $110,000, dated July 18. July 18. July 19, 1907. 7:2086. ——

U S MORTGAGE & TRUST CO with Alice Miller. 78th st, No 304, s s, 96 w West End av, 16x102.2. Extension mortgage. July 24. July 25, 1907. 4:1186. nom

Voorhees, James D to TITLE GUARANTEE & TRUST CO. 60th st, No 106, s s, 60 e Park av, 20x100.5. P M. July 19, due, &c, as per bond. July 20, 1907. 5:1394. 15,000

Valentine, Saml H and Eliza W, joint tenants, to Adelaide V Tilt widow. 67th st, No 5, n s, 150 e 5th av, 25x100.5. P M. July 16, due, &c, as per bond. July 23, 1907. 5:1382. 40,000

Verac, Charles to Jacob Epstein. Madison av, No 1787, e s, 67.11 n 117th st, 33x108. P M. Prior mort $28,000. July 22, 4 years, 6%. July 23, 1907. 6:1623. 11,000

Wight, Marie L to BANK FOR SAVINGS in City N Y. 21st st, No 5, n s, 145 w 5th av, 25x98.9. July 6, 3 years, 4½%. July 23, 1907. 3:823. 6,000

Weill, Fanny to Luke Kouwenhoven. 115th st, No 23, n s, 85 w Madison av, 25x100.10. July 23, 1907, due May 1, 1912, 5%. 6:1621. 20,000

Wolkenberg, Joseph to Max Kotzen. 2d st, Nos 302 and 304, n s, 118 w Av D, 50x106. Building loan. Prior mort $41,500. May 13, 1 year, 6%. July 24, 1907. 2:372. 22,000

Wolkenberg, Joseph to David Gordon. 13th st, Nos 646 and 648, s s, 70 w Av C, runs s 180.6 x w 13 x n 49 x w 25 x n 131.6 to 13th st x e 38 to beginning. July 17, due Jan 1, 1908, 6%. July 19, 1907. 2:395. 22,000

Williams, Roswell D to EQUITABLE LIFE ASSURANCE SOCIETY of the U S. 96th st, No 330, s s, 350 w West End av, 25x100.8. July 18, due June 30, 1911, 5%. July 19, 1907. 4:1253. gold, 7,000

Williams, Rosewell D and Lion Brewery of N Y City with EQUITABLE LIFE ASSURANCE SOCIETY of the U S. 96th st, No 330 West. Subordination mortgage. July 18. July 19, 1907. 4:1253. nom

Weinstein, Sarah to American Mortgage Co. 1st av, No 689, w s, 123.5 s 40th st, 24.8x75. P M. July 18, 1 year, 5%. July 19, 1907. 3:945. 17,000

Weaver, Herman M to Rosetta Wolf et al exr Joseph Wolf. 3d av, No 2156, w s, 25 s 118th st, 25x100. P M. Prior mort $——. July 12, 5 years, 6%. July 20, 1907. 6:1645. 15,000

Ward, Annie W with Samuel Woolverton trus Ann E Cairns. 29th st, No 12, s s, 192 w Madison av, 27.6x98.9. Extension mort. June 30. July 19, 1907. 3:858. nom

Watt, Grace to TITLE GUARANTEE AND TRUST CO. 77th st, No 14, s s, 250 w Central Park West, 25x102.2. July 24, due, &c, as per bond. July 25, 1907. 4:1129. 10,000

Waldo, Ralph with Rosalie M (Dowager) Lady Steele widow. 71st st, No 54 West. Extension mort. July 22, 1907. 4:1123. nom

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

Blanchard, Minnie A to Century Investing Co. Aqueduct av, e s, 50 s proposed New st, 150x102.6x150x100. 6 P M morts, each $2,575. July 5, 5 years, 5%. July 25, 1907. 11:2876. 15,450

Same to same. Aqueduct av, e s, 200 s proposed New st, 100x108.8 x100x102.6. 4 P M morts, each $2,250. July 5, 5 years, 5%. July 25, 1907. 11:2876. 9,000

Same to same. Aqueduct av, e s, 300 s proposed New st, 50x112.6x 50x110.7. 2 P M morts, each $2,475. July 5, 5 years, 5%. July 25, 1907. 11:2876. 4,950

Same to same. Nelson av, s e s, 60.9 s 175th st, 113.11x65.2x93.6, gore. P M. July 5, 5 years, 5%. July 25, 1907. 11:2876; 2,175

Same to same. Aqueduct av, e s, 25 s proposed New st, 25x100. P M. July 5, 5 years, 5%. July 25, 1907. 11:2876. 2,700

Same to same. Aqueduct av, s e cor proposed New st, 25x100. P M. July 5, 5 years, 5%. July 25, 1907. 11:2876. 3,900

Buckbee, Geo E to Kingsbridge Real Estate Co Heath av, e s, about 450 n Kingsbridge Terrace, 50x114.8x50x106.6. P M. July 10, 3 years, 5%. July 19, 1907. 11:3240. 2,100

Benedicks, Leonard to Kingsbridge Real Estate Co. Harlem River Terrace, e s, about 965.6 s Harlem River Terrace, 39.6x230.3 to Bailey av, x19.10x225. P M. July 10, 3 years, 5%. July 19, 1907. 11:3236. 2,450

Borkstrom, Wilhelmina to Fredk F Hoffmann. 148th st, No 225, n s, 375 w Morris av, 25x106.6. July 18, due, &c, as per bond. July 20, 1907. 9:2337. 3,000

Battenfeld, Henry to GERMAN SAVINGS BANK. Union av, No 1029, w s, 141.2 n 165th st, runs w 110 x s 17.10 x w 12 x n 35.11 x e 122 to av x s 18.1 to beginning. July 19, 3 years, 5%. July 20, 1907. 10:2670. 5,500

Buckbee, Geo E to Kingsbridge Real Estate Co. Heath av, e s, about 350 n Kingsbridge Terrace, 50x123x50x127. P M. July 10, 3 years, 5%. July 19, 1907. 11:3240. 2,100

Benedicks, Leonard to Kingsbridge Real Estate Co. Kingsbridge road, n w cor Kingsbridge Terrace, 50x100x62.6x100.11. P M. July 10, 3 years, 5%. July 19, 1907. 11:3240. 4,480

Barry, Thos to Kingsbridge Real Estate Co. Heath av, e s, about 373 s Kingsbridge road, 75x90x75.11x106.6. P M. July 10, 3 years, 5%. July 22, 1907. 11:3240. 2,520

Bock, Marie to Chas S Albert. Union av, Nos 948 and 950, e s, 108.9 n 163d st, 2 lots, each 41.7x125. 2 P M morts, each $5,000. 2 prior morts, each $28,000. July 22, 1907, 3 years, 5%. 10:-2678. 10,000

Barry, Patrick to Kingsbridge Real Estate Co. Heath av, e s, abt 1,104.6 s Kingsbridge road, 74.10x104.6x51.11x105.8. P M. July 10, 3 years, 5%. July 24, 1907. 11:3239. 2,065

Ball, Sarah E to Mary E Shute. Zulette av, s s, 475 e Mapes av, 25x100. P M. July 18, 3 years, 5%. July 20, 1907. 3,500

Bailey, Eva W to NORTH SIDE SAVINGS BANK. Crotona av, No 1899, w s, 217.8 n 176th st, 50x116.3. July 22, 1 year, 5%. July 23, 1907. 11:2946. 5,000

*Barbuiti, Francesco to Hudson P Rose Co. Stillwell av, e s, abt 250 n Saratoga av, 50x100' P M. July 22, due Aug 1, 1910, 5½%. July 23, 1907. 725

Callahan, Catherine to John B Ryer. Belmont av, w s, 125 s 176th st, 25x87.10x25.1x87.10. July 10, 3 years, 6%. July 25, 1907. 11:2945. 2,150

Same to same. Belmont av, w s, 100 s 176th st, 25x92.9. July 10, 3 years, 6%. July 25, 1907. 11:2945. 2,150

*Christian, Wm H to Edw C L Doerffel. Kingsbridge road, n e cor Hobart st, 50x—x50x118.2. P M. July 23, 3 years, 6... July 25, 1907. 1,200

Crowley, Matthew J to John Halpin. Broadway, e s, 200 n 231st st, runs n e 25 x s e 84 x s w 25 x n w 84. July 16, 3 years, 5%. July 20, 1907. 12:3267. 5,000

Casazza, Louis to Kingsbridge Real Estate Co. Heath av, e s, abt 1,026.6 s Kingsbridge road, 39.6x98.4x34.6x93.10. P M. July 10, 3 years, 5%. July 24, 1907. 11:3237. 1,155

Connor, Gerald C to Kingsbridge Real Estate Co. Sedgwick av, w s, about 815 s Kingsbridge road, 25x100. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 1,190

Same to same. Sedgwick av, w s, about 840 s Kingsbridge road, 25x100. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 1,190

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Colantuoni, Luciano to Kingsbridge Real Estate Co. Kingsbridge Terrace, n s, 100.11 w Kingsbridge road, 25.7x118.7x25x112.6. P M. July 10, 3 years, 5%. July 22, 1907. 11:3240. 1,400

*Durkin, Edward to Emma N Polak. Poplar st, n s, about 313 e Bear Swamp road and being lots 15 and 16, map Part N, Wells and ano vs Storer et al, 50x100. P M. July 9, 3 years, 5½%. July 20, 1907. 900

Dowd, Michael J and Richard R Maslen to Kingsbridge Real Estate Co. Heath av, w s, 190 s Kingsbridge road, 56.7x115.4x50x124.2. P M. July 10, 3 years, 5%. July 22, 1907. 11:3239. 2,000

Same to same. Kingsbridge road, s s, about 70 w Heath av, 25.7 x106.4x25x100.2. P M. July 10, 3 years, 5%. July 22, 1907. 11:3239. 3,500

Davis, Albert E to Kingsbridge Real Estate Co. Sedgwick av, w s, about 670.10 n Public pl, 25.6x100. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 997

Duggan, Wm J to Kingsbridge Real Estate Co. Bailey av, e s, about 375 s Knox pl, 100x77.3x101.7x100. P M. July 10, 3 years, 5%. July 22, 1907. 11:3239. 2,870

Davis, Frank H to Kingsbridge Real Estate Co. Sedgwick av, w s, abt 241.6 n Public pl, 50.6x125.2 to Bailey av, x50.11x123. P M. July 10, 3 years, 5%. July 24, 1907. 11:3237. 3,815

Dollard, Ellen to Kingsbridge Real Estate Co. Harlem River Terrace, e s, about 890.6 s Harlem River Terrace, 50x100. P M. July 10, 3 years, 5%. July 19, 1907. 11:3236. 927

*Daily, Daniel, James, Daniel J and Isabella Daily to Mary A Farquhar. Maclay av (5th st), s s, 100 e Zerega av (Green lane), 18.4x100, Westchester. July 10, due July 1, 1910, 6%. July 19, 1907. 700

Dougherty, James E to EMIGRANT INDUSTRIAL SAVINGS BANK. 176th st, s e cor Waterloo place, 65x99. July 19, 1907, 3 years, 5%. 11:2958. 4,500

*Divver, Catharine, Chas Divver and Mary Ryan heirs Patrick Divver to Katharine Gass. Av C, s e cor 12th st, 58x105, Unionport. April 8, 1 year, 6%. July 19, 1907. 200

*Di Vitto, Rocco to A Shatzkin & Sons (Inc). 215th st, s s, 200 w Tilden av, 25x100. P M. July 20, 1 year, —%. July 25, 1907. 200

Epstein, Philip to Kingsbridge Real Estate Co. Sedgwick av, w s, about 570.2 n Public pl, 50.3x146.2 to Bailey av x50x136. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 3,150

*Ehrgott, Geo H to Herman G Loew. Turnpike road, leading from what was formerly Village of Westchester to Williamsbridge at s w cor lands formerly Thomas Wilson, runs e 178.2 x s 40 x w 171.4 x n 40 to beginning, Westchester; Main st, n e s, at n w cor land Frank Gass, runs n e 177.6 x n w 20 x s w 185 to st, x s e 20 to beginning. July 23, 1 year, 6%. July 24, 1907. 4,000

Elterich, Eliza to Wm H Steinkamp. Brook av, No 1206, e s, 286.1 s 168th st, 25x104.5x25x103.4. Prior mort $9,000. July 22, 5 years, 6%. July 25, 1907. 9:2393. 3,000

Same to Eleanor Goll. Same property. Prior morts $12,000. July 22, 2 years, 6%. July 25, 1907. 9:2393. , 1,200

Flauraud, Eugene to Kingsbridge Real Estate Co. Sedgwick av, n w s, about 215 s w Kingsbridge road, 75x135x75x139.3. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 7,175

Ferguson, James R to Kingsbridge Real Estate Co. Heath av, s e s, about 1,000 s w Kingsbridge road, 25x93.10x25.6x90.7. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 945

Faiello, Alessandro and Ottavio Anzovino to A Hupfels Sons. Morris av, No 686. Saloon lease. July 13, demand, 6%. July 23, 1907. 9:2413. 2,382.04

*Fitzgerald, Joanna to Hudson P Rose Co. Stillwell av, w s, abt 303 n Eastchester road, 26.6x105.7x25x95.4. P M. July 18, due Aug 1, 1910, 5½%. July 23, 1907. 400
mort $10,000. July 23, 5 years, 5%. July 24, 1907. 20,000

*Friedman, Harry to Land Co "A" of Edenwald. Bracken av, e s, 375 n Jefferson av, 50x100, Edenwald. P M. July 20, 3 years, 5½%. July 22, 1907. 365

Gabriel, Chas V, of Montclair, N J, to Edward Bechtoldt. Weeks av, w s, — s Grand Boulevard and Concourse and being lot 19, map Mt Hope, runs s 102.3 x w 90 x n 54.2 to s e s Concourse x n e 72.10 x e 43.10 to beginning. July 23, 2 years, 5½%. July 24, 1907. 11:2826. 8,000

Goodman, Elias and Morris Block to TITLE GUARANTEE & TRUST CO. Robbins av, s e cor Dater st, late Lexington st, 50x100, with all title to strip between above and s s Dater st. July 17, due, &c, as per bond. July 19, 1907. 10:2578. 5,000

Giordano, Tommaso to HARLEM SAVINGS BANK. 180th st, s s, 50.3 e Prospect av, 50x100. July 19, 1907, due, &c, as per bond. 11:3109. 24,000

Giordano, Tommaso to HARLEM SAVINGS BANK. Prospect av, s e cor 180th st, 100x50.3. July 19, 1907, due, &c, as per bond. 11:3109. 28,000

Gallo, Denis M to Charles Dickinson trustee for Mary L Hillhouse will John Dickinson. Park av, s e cor 154th st, 52.4x89.10x46.11 x66.8. Building loan. July 24, 3 years, 6%, until completion of building and 5% thereafter. July 25, 1907. 9:2442. 11,200

*Grossman, Carl to Eliz K Dooling. Commonwealth av, e s, 50 s Mansion st, 25x100. July 24, 3 years, 5½%. July 25, 1907. 4,000

Hamm, Chas to TITLE GUARANTEE AND TRUST CO. Forest av, No 1077, w s, 19 s 166th st, 20x97.3. July 25, 1907, due, &c, as per bond. 10:2650. 5,000

*Hogan, Mary to Irving Realty Co. Ely av, w s, — s 222d st, 25x 95 and being lot 218 map Bronx terrace. P M. July 20, 3 years, 5%. July 25, 1907. 300

Habersack, Chas A to Edw A Acker. Trinity av, e s, 150 s 161st st, 25x99.7. Prior mort $3,500. July 2, 2 years, 6%. July 3, 1907. 10:2637. Corrects error in issue of July 6, when location was s of 167th st. 1,000

Holtz, Max to Kingsbridge Real Estate Co. Bailey av, e s, about 665 n Public pl, 100x83.7x102.4x52.2. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 2,380

Herman, Lehmuth to Kingsbridge Real Estate Co. Harlem River Terrace, e s, about 940.6 s Harlem River Terrace, 25x100. P M. July 10, 3 years, 5%. July 19, 1907. 11:3236. 490

Heitmann, Claus and John D Harder to Harris Ratner. Freeman st, No 1142, s s, 112.6 e Fox st, 37.6x77.5x37.11x82.9 to beginning. P M. Prior mort $23,000. July 22, 3 years, 6%. July 23, 1907. 11:2975. 11,000

*Hoffman, John G to Eva K Muller. 217th st, n s, 50 w 6th av, 25x100, Laconia Park. July 22, 1907, due, &c, as per bond. 3,000

*Helmke, John D and Henry and Wm Schwenker to Patrick J Frawley. Public road, s w s, at line between lots 14 and 15, runs s e 287 x n e to s w s of the creek, x n w — x s w — to beginning, being part of plot 15 map Clasons point. P M. Prior

Jaeger, Karl and Anna B to Eva W Bailey. Belmont av, e s, 191.1 n 176th st, 50x100. July 15, due Jan 15, 1908, 5%. July 23, 1907. 11:2946. 5,000

Keniston (Charles E) Realty Co to Kingsbridge Real Estate Co. Heath av, w s, 25 n Knox pl, 25x100. P M. July 10, 3 years, 5%. July 22, 1907. 11:3239. 910

Same to same. Bailey av, n w cor 192d st, 26.6x103.7; Bailey av, w s, about 266 s Kingsbridge road, 50x104.2. P M. July 10, 3 years, 5%. July 22, 1907. 11:3238. 3,570

Same to same. Bailey av, w s, about 669.9 s Harlem River Terrace, 104.4x149.6 to Harlem River Terrace x100x119.7. P M. July 10, 3 years, 5%. July 22, 1907. 11:3236. 3,955

Levy, Minna with George F wife Stanley P Gifford. Forest av, e s, 71 s 165th st, 19x60. Extension mort. Oct 1, 1905. July 22, 1907. 10:2659. nom

Lawler, Harriet C to Kingsbridge Real Estate Co. Sedgwick av, w s, about 645.6 n Public pl, 25.4x100. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 1,067

Sattler, Gustave A to Kingsbridge Real Estate Co. Bailey av, e s, 83.7 n Public pl, 26.7x89 to Sedgwick av x25x79.3. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 1,680

*Lotter, Jacob to Walter W Taylor. Sycamore st, e s, 300 s Troy av, 100x100. P M. July 18, 3 years, —%. July 22, 1907. 2,000

Longacre, Orleans to Sarah K Cornell. 227th st, s s, 197.5 e Spuyten Duyvil Parkway, 100x180. July 19, due Aug 1, 1912, 5%. July 24, 1907. 13:3407. 5,000

*Lohbauer Park Impt Co to John G Jenkins exr Wm Laytin. Plot on e s Throg Morton Neck at a cut stone gate post on w s of premises running n w along fence by Willow lane, 850 x n w 200 x irreg to land Geo Ferris x irreg to land R J Turnbull and Danl I Costar x irreg, plot begins at n w cor of plot herein described at s line land John Van Antwerp, runs s e 360 to L I Sound x w and as it turns 240 to New Road leading to Beach or L I Sound called Town Dock road x s w — to land of Laytin x n — to beginning, except part for Eastern Boulevard and a road running from Willow lane to said Boulevard, contains 56 2-100 acres. P M. July 23, 3 years, 5%. July 24, 1907. 175,700

Levy, Chas S to Chas F Minor. Boston road, n w cor 181st st, 124 to 182d st, x100x130x100. June 28, demand, 6%. July 24. 1907. 11:3138. 10,000

*La Coste, Charlotte L to Margt Flynn. Rowland av, s w s, 273.6 s 2d st, 50x100, Westchester. P M. July 23, 2 years, 5%. July 24, 1907. 1,500

Lawrence, Richard W to Kingsbridge Real Estate Co. Bailey av, e s, about 340 n Public pl, runs n 75 x e 21.11 x s 40 x e 100 to Sedgwick av x s 37.6 x w 124.6 to beginning. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 3,097

Lowe, Wm R to Rossley Realty Co. 182d st, late Andrews pl, n s, 100 s e Grand av, 100x100. Prior mort $8,000. July 18, 1 year, 6%. July 19, 1907. 11:3196. 2,500

*Loehr, Martha to Katharina Gass. 5th st, n s, 180 w Av B, 25x 83, Unionport. July 15, 3 years, 6%. July 23, 1907. 2,000

Moynihan, Daniel C to Kingsbridge Real Estate Co. Heath av, s e s, about 852.6 s w Kingsbridge road, on curve, 151x90.7x 151x91.6. P M. July 10, 3 years, 5%. July 22, 1907. 11:3237. 4,410

Mulholland, Ellen to B Adams Burnett. Park av, w s, 392.6 s 182d st, 25x97.11x25x96.11. June 15, 3 years, 5%. July 22, 1907. 11:3030. 1,000

Moore, Maria T to Josephine L Powers. Marion av, w s, 796 n Kingsbridge road, 39.6x212.6x37.6x202. July 19, 1 year, 6%. July 22, 1907. 12:3287. 2,500

*Moscharski, August to Fredrich Scherer. 217th st (3d st), n s, 75 w 6th av, 25x114, Laconia Park. July 1, 2 years, 5%. July 22, 1907. 1,500

*May, Walter J to Eliz Berner. 232d st, s s, 105 w 5th av, 35x 114. P M. July 22, 1 year, 6%. July 23, 1907. 700

Mamel, Charles H to Warren B Sammis. Belmont av, w s, 40 n 189th st, 50x87.6. July 19, 3 years, 5%. July 20, 1907. 11:-3078. 3,500

Maloney, Edw F to Kingsbridge Real Estate Co. Heath av, e s, about 400 n Kingsbridge Terrace, 50x114.8x50x123. P M. July 10, 3 years, 5%. July 19, 1907. 11:3240. 2,100

Maloney, Edw F to Kingsbridge Real Estate Co. Sedgwick av, w s, about 470 n Public pl, 100x136 to Bailey av x100x123.11. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 5,600

McIntyre, Thomas to Kingsbridge Real Estate Co. Bailey av, e s, about 100 n Heath av, 25x71.7x25.6x77.3. P M. July 10, 3 years, 5%. July 19, 1907. 11:3239. 700

Maslen, Edwin R to Wm H Cowen. Southern Boulevard, n s, 115 e Willis av, 150x100. Prior mort $30,000. July 18, 2 years, 6%. July 19, 1907. 9:2278. 3,000

*Maksymowicz, Paul to Walter W Taylor. Sycamore st, w s, 200 s Troy av, 100x100. P M. Oct 1, 1906, due Oct 1, 1910, 6%. July 19, 1907. 1,200

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*Marinaro, Donato and Louis and Filomeno to Patk J Jordan. Hancock st, w s, 447 s Columbus av, 25x100. P M. Prior mort $4,000. July 17, 3 years, 5½%. July 20, 1907. 1,200

McCabe, James to Kingsbridge Real Estate Co. Bailey av, n e cor Public pl, 81.7x79.3 to Sedgwick av x66.6x48.6. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 4,357

Maloney, Edw F to Kingsbridge Real Estate Co. Bailey av, e s, about 108.4 n Public pl, 78.7x122.4 to Sedgwick av, x75x89. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 4,620

Merwin Realty Co to Kingsbridge Real Estate Co. Bailey av, w s, abt 693 s Harlem River terrace, 76.7x119.7 to Harlem River terrace, x75x103.3. P M. July 10, 3 years, 5%. July 25, 1907. 11:3236. 2,100

Same to same. Harlem River terrace, e s, abt 765.6 s Harlem River terrace, 50x68.8x53.2x49.6. P M. July 10, 3 years, 5%. July 25, 1907. 11:3236. 735

Maher, Bridget T to Chas V Culyer or HAMILTON BANK of N Y City. Bathgate av, n e cor 181st st, 26.6x100. Release dower under mortgage dated Nov 26, 1906. All title. July 19. July 23, 1907. 11:3048. nom

Maresca, John to DOLLAR SAVINGS BANK of City N Y. Hughes av, s w cor 187th st, 100x25. July 25, 1907, due Dec 1, 1910, 5½%. 11:3073. 17,000

Newmark, Joseph and Harry Jacobs to Wilson M Powell. 153d st, No 265, n w cor Morris av, Nos 673 and 675, 100x50. July 24, 1907, 5 years, 5%. 9:2442. 45,000

*N Y Exchange Realty Co to Wm Stalker. Lots 313 to 318, 320 to 327 map 327 lots Hunter estate. July 19, due, &c, as per bond. July 24, 1907. 5,500

Norz, Mary to B Adams Burnett. Intervale av, w s, 43.10 n Westchester av, 25x100. July 10, 3 years, 6%. July 22, 1907. 10:-2699. 2,000

*Newman, Anastasia to Frank Gass. Benedict av, s s, 261.9 e Storrow st, 25x100. April 12, 3 years, 5½%. July 23, 1907. 3,500

Orently, Abraham to Hirsch Hommel. Morris av, No 1064, e s, 310 n 165th st, 20x95. July 19, 5 years, 6%. July 20, 1907. 9:2437. 1,500

O'Neill, Michael F to Archibald H Murdock. Walton av, s w cor Cheever pl, 150x94.4x149.8x97.9. July 19, due Oct 19, 1907, 6%. July 24, 1907. 9:2344. 18,500

*Penfield, Wm W to Millicent H Purdy. Catherine st, w s, 525 s Westchester av, 25x100, Washingtonville. July 1, 3 years, 6%. July 25, 1907. 2,000

Poole, Alma E to Park Mortgage Co. Bailey av, e s, 409.5 s from tangent point in curve at s e cor Kingsbridge road, runs e 100 x s 50 x w 100 to Bailey av x n 50 to beginning. Prior mort $2,500. July 19, 1907, due May 15, 1908, 5%. 11:3239. 3,500

*Parotta, Maria to Martolena Guidano. 214th st, s s, 25 e Maple st if continued, 25x100 and being lot 22, map New Village of Jerome. July 10, due, &c, as per bond. July 20, 1907. 1,000

*Russi, Giuseppe to A Shatzkin & Sons (Inc). 215th st, s s, 150 w Tilden av, 50x100. P M. July 20, 1 year, —%. July 25, 1907. 400

Razzetti, Cesare to Kingsbridge Real Estate Co. Heath av, e s, abt 1067 s Kingsbridge road, 37.6x105.8x26.8x100. July 10, 3 years, 5%. July 24, 1907. 11:3237. 1,155

Racien, Solomon to Reuben Sadowsky. Southern Boulevard, No 2310, e s, 97.8 n Freeman st, 17.9x102.7x13.10x103.3. July 20, 1907, demand, 6%. 11:2980. 560

Rebischung, Emile and Titus Krott to GERMAN SAVINGS BANK in the City N Y. Webster av, No 1245, w s, 262 n 168th st, 26x100. July 19, 3 years, 5%. July 20, 1907. 9:2427. 11,500

Rebischung, Emile, Titus Krott and Barbara Aulbach with GERMAN SAVINGS BANK in the City N Y. Webster av, No 1245. Subordination mort. July 19. July 20, 1907. 9:2427. nom

*Rich, Manuel to Hudson P Rose Co. McDonald st, n s, 180 w Stillwell av, 25x100. P M. July 15, due Aug 1, 1910, 5%. July 19, 1907. 390

Schwarz, Irma H with Thomas Freston. 145th st, No 422 East. Extension mort. July 15. July 19, 1907. 9:2289. nom

*Schweid, Saml to Land Co C of Edenwald. Randall av, s w cor Hill av, 50x100. P M. July 19, 1907, 3 years, 5%. 650

*Shatzkin (A) Sons to Frank Koch. 214th st, n s, 250 w Tilden av, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

Shatzkin (A) Sons to Frank Koch. 214th st, n s ,125 e 6th av, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

*Shatzkin (A) Sons to Frank Koch. 214th st, n s, 100 e 6th av, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

*Stolz, Florence to John Twiname. 14th st, s s, 180.8 w Av D, 24.4 x108, Unionport. P M. July 20, 3 years, 5%. July 22, 1907. 2,600

Shatzkin (A) Sons to Frank Koch. 215th st, s s, 175 w Tilden av, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

*Shatzkin (A) Sons to Frank Koch. 215th st, s s, 150 w Tilden av, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

*Shatzkin (A) Sons to Frank Koch. 215th st, s s, 200 w Tilden av, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

*Shatzkin (A) Sons to Frank Koch. Tilden av, w s, 75 s 215th st, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

*Shatzkin (A) Sons to Frank Koch. Tilden av, w s, 50 s 215th st, 25x100. P M. July 12, due Jan 12, 1909, 6%. July 19, 1907. 315

Schorer, Frank A to Thomas E Haines. 180th st, No 579, n s, 80 e Tiebout av, 20.1x90. P M. June 6, due, &c, as per bond. July 24, 1907. 11:3143. 5,000

Soeller, Alois of Huntington, L I, to Kingsbridge Real Estate Co. Bailey av, w s, 51.6 n 192d st, 50x103.7. P M. July 10, 3 yrs, 5%. July 24, 1907. 11:3238. 2,135

Schulman, Hyman to Maria L Moore. Cypress av, No 366, e s, 140 s St Marys st, 40x100. July 15, 3 years, 5%. July 24, 1907. 10:-2571. 25,000

*Steinberg, Wm and Isaac Rawitzer, firm of Steinberg & Rawitzer to Edgewater Realty Co. La Salle av, n s, 695.9 e Fort Schuyler road, 50x100. Two P M morts, each $546. July 20, 3 years, 5%. July 24, 1907. 1,092

Sykes, Edward to Albert F Brugman. Tinton av, w s, 75 n 145th st, 150x100. P M. July 3, 3 years, 5%. July 25, 1907. 10:-2576. 8,400

Sullivan, Timothy F to Abbie H Wightman. 149th st, s s, 125 w Courtlandt av, 25x86. July 24, 5 years, 5½%. July 25, 1907. 9:2330. 12,000

Trangott, John P to John H Andrews. Valentine av, No 2100, e s, 188.5 n 180th st, 18.8x91.7x17.9x89.3. P M. July 23, 3 years, 6%. July 24, 1907. 11:3144. 1,800

Tallon, James to Mary O'Gorman. Robbins av, No 537, n w s, 100 from westerly cor 149th st, late Westchester R R st, 25x109. July 1, 2 years, 5%. July 19, 1907. 10:2557. 1,000

*Tanner, Jacob to Irving Realty Co. Grace av, w s, 201.2 s Boston road, 50x95. P M. July 15, due July 1, 1910, 5%. July 19, 1907. 600

*Same to same. Same property. P M. July 15, due July 1, 1910, 5%. July 19, 1907. 250

*Tiffany, Geo F, of Portchester, N Y, to Eugene H Rosenquest. Westchester av, w s, 25.11 s e 2d st, 37.11x112.10x37.6x115.6, Westchester. P M. July 22, 1 year, 6%. July 23, 1907. 15,000

*Ward, Frank T to Edgewater Realty Co. La Salle av, s s, 224 e Fort Schuyler road, 60x100.5x60x100.4. P M. July 22, 3 years, 5%. July 23, 1907. 1,995

Whealen, Hannah A to Emma Hassey. Courtlandt av, s e s, 50 n 160th st, 25x100. July 24, 1907, 1 year, 5½%. 9:2407. 1,500

Woolf, Jacob to Emma Clahane. Tinton av, No 1229, w s, 290.9 n 168th st, 20.5x110. Prior mort $6,000. July 23, 2 years, 6%. July 24, 1907. 10:2663. 2,500

Wright, Helen R, of Mt Vernon, N Y, to TITLE GUARANTEE AND TRUST CO. Sheridan av, n e cor 163d st, 104.3x83.8 to c l Spring st, x109.7 to 163d st, x34.4 to beginning. July 15, due, &c, as per bond. July 24, 1907. 9:2455. 3,000

*Wolff, Marks to Chas W Riedinger. Briggs av, n s, 50 e 6th av, 22x—. P M. Apr 12, 1 year, 6%. July 20, 1907. 150

Wilder, Marshall P with Wm Rogers. 162d st, n s, 100 w Teller av, 20x115. Extension mort. June 17. July 24, 1907. 9:2422. nom

Wuerth, John L P to GERMAN SAVINGS BANK in the City N Y. Bainbridge av, No 2569, w s, 168.3 n Coles la and 422.10 n Kingsbridge rd, runs w 70.6 to e s Poe pl (private st), x n 18 x e 70.2 to Bainbridge av x s 18 to beginning. July 19, 3 years, 5%. July 20, 1907. 12:3293. 2,500

*Wheaton, Kate S to Irving Realty Co. Grace av, e s, 503.5 s Boston road, 50x95. P M. July 19, due July 1, 1910, 5%. July 20, 1907. 600

Same to same. Same property. P M. Prior mort $600. July 19, due July 1, 1910, 5%. July 20, 1907. 300

Young, James H to Kingsbridge Real Estate Co. Sedgwick av, n w s, about 160 s w Kingsbridge road, 75x139.3x75x133. P M. July 10, 3 years, 5%. July 19, 1907. 11:3237. 7,175

*Youngs, Martin M to Manhattan Mortgage Co. 233d st, late 19th st, s s, 155 e 5th av, 25x114, Wakefield. July 25, 1907, 4 years, 6%, for first year and 5½% thereafter. 2,200

*Same to same. 233d st, late 19th st, s s, 180 e 5th av, 25x114; 227th st, late 13th st, s s, 130 e 4th av, 25x114, Wakefield. July 25, 1907, 4 years, 6%, for first year and 5½% thereafter. 2,800

## PROJECTED BUILDINGS

**The first name is that of the owner; ar't stands for architect; m'n for mason, cr for carpenter, and br for builder.**

**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Madison st, No 164, brk wall. 20x21; cost, $2,000; Abraham Lewis, 164 Madison st; ar't, Max Muller, 115 Nassau st; b'rs, Rosenberg & Aronson, 58 Canal st.—563.

Maiden lane, No 73, 5-sty brk and stone store and loft building, 25.1x59.9, slag roof; cost, $15,000; Wendel estate, 175 Broadway; ar'ts, J B Snooks Sons, 73 Nassau st.—534. Corrects error in last issue when location was Nassau st, No 73.

Monroe st, No 12, 6-sty brk and stone store and loft building, 25.1 x61.3; cost, $15,000; Julius Kazemeier, 108 E Broadway; ar't, Max Muller, 115 Nassau st.—565.

5th st, No 521, 1-sty brk and stone outhouse, 10.6x13.6; cost, $1,000; C Kneip, on premises; ar't, O Reissmann, 30 1st st.—557.

13th st, s s, 174.4 e 1st av, three 6-sty brk and stone stores and tenements, 40.4x90.3; total cost, $135,000; S Wanderman & Son, 230 Grand st; ar't, Henry G Harris, 3 E 17th st.—559.

13th st, s s, 134 e 1st av, 6-sty brk and stone tenement and store, 40.4x97.7; cost, $45,000; S Wanderman & Son, 230 Grand st; ar't, Henry G Harris, 3 E 17th st.—560.

BETWEEN 14TH AND 59TH STREETS.

16th st, No 511 East, 1-sty brk and stone outhouse, 10x13.8; cost, $1,100; Miss M Hansler, 511 E 16th st; ar't, Henry Regelmann, 133 7th st.—558.

24th st, No 411 E, 1-sty brk and stone outhouse, 11x9; cost, $1,000; Emelia Wood, 224 17th st, College Point, L I; ar't, James M Ginley, 240 Spring st.—562.

39th st, Nos 7 and 9 W, 12-sty brk and stone loft and office building, 35.10x88.9, slag roof; cost, $300,000; Fleischmann Building & Construction Co, 1 Madison av; ar't, M Zipkes, 147 4th av.—564.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

68th st, Nos 230-232 West, 5-sty brk and stone stable, 50x94.5, gravel roof; cost, $33,000; Mary A McHugh, 232 W 68th st; ar't, John E Scharsmith, 1 Madison av.—556.

NORTH OF 125TH STREET.

Hamilton pl, n e cor 139th st, 6-sty brk and stone tenement, 85.3x89.11; cost, $250,000; Joseph H Davis, 311 W 97th st; ar't, Geo Fred Pelham, 503 5th av.—561.

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St Nicholas av, w s, 175 n 141st st, 1-sty brk and stone storage building, 84x100, tar and gravel roof; cost, $10,000; John F Cockrell, 147 Columbus av; ar't, Geo Fred Pelham, 503 5th av.—566.

### BOROUGH OF THE BRONX.

Bettners lane, w s, 1,155 n 254th st, 3-sty brk dwelling, 78x34.8; cost, $8,000; Edwin Outwater, 225 5th av; ar't, Samuel De Veau Harned, 848 Herkimer st, Brooklyn.—732.

Garden st, s s, 28.0½ e Crotona av, four 2-sty brk dwellings, 18.9x55 each; total cost, $26,000; Edw J Byrne, 149th st and 3d av, ow'r and ar't.—724.

Hoffman st, e s, 100 n 184th st, six 1-sty frame stores, 21x50 each; total cost, $30,000; W Burland, 801 Cauldwell av; ar't, Chas S Clark, 709 Tremont av.—728.

151st st, n s, 115 w Melrose av, 2-sty brk shed and loft building, 20x114; cost, $5,000; J & M Haffen Brewing Co, 152d st and Melrose av; ar'ts, Chas Baxter & Son, 360 Alexander av.—733.

190th st, n w cor Davidson av, 2-sty brk dwelling, 40x26x62x52; cost, $16,000; F W Devoe, Jerome av and 190th st; ar'ts, Mann & MacNeille, 2 E 33d st.—742.

197th st, s s, 30 e Valentine av, 2-sty frame dwelling, 21x62; cost, $7,000; Loeb & Kaufman, 616 E 149th st; ar't, Wm T La Velle, 1145 Freeman st.—737.

209th st, s e cor Hull av, 3-sty frame dwelling, 24x52; cost, $9,500; John Benson, 1421 Longfellow st; ar't, Ehrich Benson, 87 Victor st.—725.

224th st, n s, 205 e Carpenter av, two 2-sty frame dwellings, 21x54 each; total cost, $11,000; Andrew G Anderson, 277 Melville av; ar't, B Ebeling, West Farms road.—740.

Barnes av, e s, 75 s 222d st, 2-sty frame dwelling, 21x50; cost, $5,000; Victoria Jehonski, Barnes av and 222d st; ar't, John Davidson, 227th st and Carpenter av.—731.

Findley av, e s, 272.3 n 169th st, six 2-sty frame dwellings, five 19.8x52, one 17.11x52; total cost, $30,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—729.

Findley av, e s, 131.5 n 169th st, seven 2-sty frame dwellings, six 19.8x52, one 19.11x57; total cost, $35,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—730.

Gleason av, s s, 25 w 174th st, 2-sty frame dwelling, 22x53; cost, $5,000; Robt Edwards, Mansion st and Commonwealth av; ar't, P H McDonough, 69 St Lawrence av.—726.

Hughes av, w s, 61.4 n 182d st, two 4-sty brk tenements, 31.6x85; total cost, $21,000; Maria Krabo, 2238 Hughes av; ar't, Chas Schaefer, Jr, 1 Madison av.—743.

Kingsbridge road, e s, 228 n Kingsbridge Terrace, 2½-sty frame dwelling, peak shingle roof, 19x32; cost, $6,000; Fordham Realty Co, 2585 Sedgwick av; ar't, A Ericson, 2585 Sedgwick av.—736.

Kingsbridge terrace, w s, 222 n Kingsbridge road, two 2-sty frame dwellings, 19x32 each; total cost, $12,000; Fordham Realty Co, 2585 Sedgwick av; ar't, A Ericson, 2585 Sedgwick av.—735.

Lind av, w s, 374.4 n 168th st, four 2½-sty brk dwellings, peak shingle roof, 20x43 each; total cost, $20,000; David Christie, 177 W 95th st; ar't, Albert E Davis, 258 W 138th st.—727.

Newbold av, n s, 38.10 w Av C, 2-sty brk stable, 42x22; cost, $3,500; Jos Wagner, Westchester av; ar't, B Ebeling, West Farms road.—738.

Olmstead av, e s, 75 s Watson av, 1½-sty frame stable, 14x18; cost, $300; Annie Sullivan, on premises; ar't, Henry Conrad, Hermany and Olmstead avs.—723.

Prospect av, w s, 77 n 160th st, 1-sty brk stores, 120x105; cost, $25,000; Jas F Meehan, 1020 Longwood av, ow'r and ar't.—734.

Park av, s e cor 149th st, 2-sty brk hotel, 31x74.4 and 82; cost, $18,000; Alexander Johansen, 155th st and Morris av; ar't, B Ebeling, West Farms road.—741.

Unionport road, e s, 51.6 s Sagamore st, 2-sty frame dwelling, 21x46; cost, $5,000; Rudolph Graf, 6 Unionport road; ar't, B Ebeling, West Farms road.—739.

Vyse av, w s, 168 n Freeman st, two 3-sty brk tenements, 20x55 each; total cost, $20,000; Geo H Hoffman, 1145 Freeman st; ar't, Wm F La Velle, 1145 Freeman st. Corrects error in issue of July 6 as to location.—678.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Allen st, No 47, 5-sty brk and stone rear extension, 25x5, toilets, windows, tank, to 5-sty brk and stone tenement; cost, $4,000; M Bayer, 47 Allen st; ar't, O Reissmann, 30 1st st.—2058.

Attorney st, No 98, toilets, partitions, bake ovens, piers, to 5-sty brk and stone tenement; cost, $1,500; A Gutterman, 49 Orchard st; ar't, O Reissmann, 30 1st st.—2063.

Bedford st, Nos 41 and 43, partitions, windows, store fronts to 5-sty brk and stone store and tenement; cost, $5,000; Martin Garone, 173 Fulton Market; ar't, Alfred L Kehoe, 206 Broadway.—2088.

Broome st, No 156, brick wall to 5-sty brick and stone tenement; cost $600; Louis Dansky, 18 Orchard st; ar't, Max Muller, 115 Nassau st.—2028.

Cherry st, No 408, install oven to 6-sty brk and stone tenement and store; cost, $500; M Forman, 86 Henry st; ar't, Harry Zlot, 230 Grand st.—2054.

Cherry st, No 50, windows, toilets, to 3-sty brk and stone dwelling; cost, $100; Moses Leebelsky, 83 Mott st; ar't, Harry Zlot, 230 Grand st.—2090.

Goerck st, s w cor 3d st, 1-sty brk and stone rear extension, 63.6 x13.6, plumbing, skylights, runway to three 4-sty brk and stone lofts, stable and dwelling; cost, $20,000; Russek, Klinger & Karp Realty Co, 192 Bowery; ar't, M Zipkes, 147 4th av.—2085.

James st, No 9, toilets, partitions, plumbing, windows, to two 4 and 5-sty brk and stone tenements; cost, $8,000; N T Brown, 21 Park Row; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2031.

Madison st, No 97, toilets, windows, partitions, to 4-sty brk and stone tenement; cost, $1,200; W H White, 53 Bond st; ar't, G Hang, 30 E 20th st.—2042.

Madison st, No 342, partitions, plumbing, vent shaft to 5-sty brk and stone tenement; cost, $7,000; Betti Friedman, 134 E 112th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2096.

Mott st, No 159, toilets, partitions, stairs, girders, to two 4-sty brk and stone tenements; cost, $4,000; Frank Licato, 182 Park row; ar't, Harry Zlot, 230 Grand st.—2040.

Nassau st, s w cor Pine st, alter mezzanine floor, to 22-sty bank and office building; cost, $2,500; Hanover National Bank, on premises; ar't, John A Hamilton, 32 Broadway.—2105.

Norfolk st, Nos 135-137, stairs, to two 5-sty brk and stone tenements; cost, $500; Henry Biermann, 109 Division st; ar't, Max Muller, 115 Nassau st.—2051.

Park pl, Nos 9 to 15, 5-sty brk and stone side extension, 24x70, skylights, stairs, floors, iron columns, girders, to three 5-sty brk and stone lofts; cost, $150,000; The American News Co, 39 Chambers st; ar't, Fay Kellogg, 104 E 16th st.—2086.

Rutherford pl, No 2, 2-sty brk and stone front extension, 16.10x5, partitions, new front, to 4-sty brk and stone dwelling; cost, $7,000; Josefa N Osborn, on premises; ar't, M W Holmes, 571 5th av.—2065.

Stanton st, No 214, air shaft, toilets, partitions, to 5-sty brk and stone tenement; cost, $3,000; Geo Muller, 214 Stanton st; ar't, C H Dietrich, 42 Union sq.—2069.

Washington st, No 810, partitions, windows, to 4-sty brk and stone store and tenement; cost, $500; Geo D Bartholomew, 200 Hudson st; ar't, Louis F Fick, 524 W 160th st.—2100.

3d st, No 16 East, 1-sty and basement brk and stone rear extension, 7.6x5, partitions, toilets, to 3-sty brk and stone dwelling; cost, $300; Estate of M J Adrian, 472 Grand st; ar't, John H Friend, 148 Alexander av.—2046.

3d st, No 236 E, toilets, partitions, bake ovens, to 5-sty brk and stone tenement; cost, $1,500; Chas R Farnolo, 46 East Houston st; ar't, O Reissmann, 30 1st st.—2094.

6th st, No 525 East, partitions, windows, fireproof ceilings, to 5-sty brk and stone store and tenement; cost, $5,000; T G O'Connor, 29 Moore st; ar't, Otto L Spannhake, 233 E 78th st.—2032.

6th st, No 322, toilets, windows, tubs, tank to 5-sty brk and stone store and tenement; cost, $2,500; Kittenplan & Rubinger, 5 Beekman st; ar't, L A Goldstone, 110 W 34th st.—2099.

7th st, No 223 E, store fronts to 5-sty brk and stone stores and tenements; cost, $1,000; Isaac Cohen, 229 E 12th st; ar't, Erwin Rossbach, 1947 Broadway.—2083.

8th st, No 366 East, partitions, windows, to 4-sty brk and stone tenement; cost, $1,500; Martha Braun, on premises; ar't, C H Dietrich, 42 Union sq.—2068.

16th st, No 656 E, toilets, partitions, to 4-sty brk and stone store and tenement; cost, $500; Patrick Skelly, 51 W 16th st; ar't, Chas H Richter, 68 Broad st; b'r, Conrady Co, 232 E 42d st.—2089.

17th st, Nos 424 and 426 W, add 2 stories, new columns, girders to 4-sty brk and stone warehouse; cost, $15,000; Kellner Bros, 15th st and 6th avs; ar't, Samuel Sass, 23 Park row.—2081.

20th st, No 466 West, skylights, partitions, to 5-sty brk and stone store and tenement; cost, $300; Archey Grossmann, 466 W 20th st; ar't, Louis Falk, 2785 3d av.—2064.

22d st, No 421 East, toilets, partitions, to 5-sty brk and stone tenement; cost, $100; B & N Michalover, 65 Mott st; ar't, O Reissmann, 30 1st st.—2038.

26th st, No 303 E, toilets, partitions, plumbing, skylights, windows, to 5-sty brk and stone store and tenement; cost, $6,000; Gruenstein & Mayer, 230 Grand st; ar't, Edward A Meyers, 1 Union sq.—2104.

29th st, No 2 East, 2-sty brk and stone front extension, 20.6x3.7, partitions, show windows, to 4-sty brk and stone store and studio; cost, $9,500; Wm H Chesebrough, 111 Broadway; ar'ts, Morgan & Barkhausen, 111 Broadway.—2053.

30th st, Nos 1-3 East, alter partitions, to two 3-sty brk and stone dwellings; cost, $5,000; Weingarten & Pearl, 34 W 35th st; ar't, B W Levitan, 20 W 31st st.—2048.

36th st, No 128 W, 2-sty brk and stone front extension, 16.8x4.8, partitions, show windows, stairs, to 3-sty brk and stone stores and dwelling; cost, $2,000; Israel J Roe, 36 Maiden lane; ar't, J C Cocker, 103 E 125th st.—2108.

40th st, No 439 West, partitions, windows, toilets, to two 4-sty brk and stone stable and storage buildings; cost, $5,000; Henry Lustbader, 505 E 87th st; ar't, B W Levitan, 20 W 31st st.—2039.

41st st, Nos 230-232 East, partitions, windows, toilets, to two 4-sty brk and stone tenements; cost, $500; Mrs Sarah E Byrne, 230 E 41st st; ar't, Henry Regelmann, 133 7th st.—2055.

42d st, Nos 200 and 202 W, 1-sty brk and stone rear extension, 20x9.8, partitions, store front to two 4-sty brk and stone store and offices; cost, $4,000; Timothy F Paddell, 592 7th av; ar't, Robert D Kohn, 170 5th av.—2095.

44th st, No 333 W, partitions, store front, to 3-sty brk and stone tenement; cost, $400; Susan Mount, 472 Grand st; ar't, John H Friend, 148 Alexander av.—2103.

45th st, No 435 West, skylights, partitions, windows, tank, to 5-sty brk and stone tenement; cost, $1,500; Sandford Realty Co, 11 W 34th st; ar't, Henry J Feiser, 150 Nassau st.—2044.

46th st, No 453 W, windows, partitions, to 5-sty brk and stone store and tenement; cost, $700; Jacob Brand, 495 9th av; ar't, H Horenburger, 122 Bowery.—2106.

47th st, Nos 308 and 310 W, partitions, windows, steel beams, store fronts to two 5-sty brk and stone stores and tenement; cost, $5,500; Rebecca Siegel and Sarah Barr, 308 W 47th st; ar't, Chas M Straub, 122 Bowery.—2080.

47th st, Nos 404-410 E, steel beams, reinforced concrete floors to 5-sty brk and stone warehouse; cost, $5,000; Turtle Bay Investors Co, 320 Broadway; ar't, Lehman Levy, 842 1st av.—2073.

51st st, Nos 155-159 West, toilets, store fronts, partitions, to three 5-sty brk and stone tenements and stores; cost, $12,000; Susan B Alcott, 25 W 42d st; ar'ts, Schwartz & Gross, 35 W 21st st.—2066.

54th st, No 34 W, 4-sty brk and stone rear and front extensions, 20x3, and 9x18, elevator shaft, new front, to 5-sty brk and stone dwelling; cost, $15,000; Henry F Shoemaker, 26 W 53d st; ar't, Francis G Stewart, 76 William st.—2101.

58th st, No 46 W, windows to 5-sty brk and stone residence; cost, $300; Mrs Cordelia McAlpin, 46 W 58th st; ar't, A C Beyer, 230 E 37th st.—2078.

59th st, n s, 145 w 3d av, erect roof house, to 6-sty dry goods store, cost, $1,000; Bloomingdale Bros, 3d av and 59th st; ar'ts, Buchman & Fox, 11 E 59th st.—2091.

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60th st, No 220 W, toilets, windows, to 5-sty brk and stone tenement; cost, $6,000; David Lion, 2046 3d av; ar't, Otto L Spannhake, 233 E 78th st.—2093.

60th st, No 106 East, 1-sty and basement brk and stone rear extension, 20x43.9, stairs, partitions, shaft, windows, to 4-sty brk and stone dwelling; cost, $17,000; James D Voorhees, 180 W 59th st; ar't, S E Gage, 3 Union sq.—2056.

61st st, No 17 E, 5-sty brk and stone rear extension, 11x20.2 to 5-sty brk and stone dwelling; cost, $10,000; Theodore H Banks, 89 Park av; ar't, J C Lyons Building and Operating Co, 4 E 42d st.—2076.

80th st, No 102 W, partitions, to 8-sty brk and stone hotel; cost, $4,500; Anna R Mead, 102 W 80th st; ar't, Benj V White, 110 E 23d st.—2075.

93d st, No 177 E, dumbwaiter shaft, light shaft, partitions, to 4-sty brk and stone tenement; cost, $3,500; Rosanna Rosenfeld, 118 E 90th st; ar't, Samuel Sass, 23 Park row.—2107.

99th st, No 148 W, columns, girders, to 3-sty brk and stone dwelling and store; cost, $300; Henry Kroogman, 223 W 105th st; ar't, Henry Andersen, 138 E 22d st.—2079.

108th st, No 238 East, show windows to 4-sty brk and store tenement; cost, $200; B Scornavacche, 238 E 108th st; ar't, H Harlach, 419 E 117th st.—2034.

110th st, No 234 East, store fronts, partitions, to 4-sty brk and stone tenements; cost, $1,750; Jacob Seidenburg, 337 E 34th st; ar't, John H Knubel, 318 W 42d st.—2059.

117th st, No 327 East, dumbwaiter shaft, windows, partitions, to 5-sty brk and stone tenement; cost, $5,000; Mezey & Meinhart, 189 Allen st; ar't, Otto L Spannhake, 233 E 78th st.—2033.

118th st, No 217 East, partitions, vent shaft, stairs, to 4-sty brk and stone tenement and store; cost, $5,000; Max Sulkees, 75 Orchard st; ar't, Herman Horenburger, 122 Bowery.—2050.

132d st, Nos 3, 5, 7, 9 East, alter roof to 1, 3, 4 and 5-sty brk and stone brewery; cost, $50; James Everard, 12 E 133d st; ar't, James W Cole, 403 W 51st st.—2102.

147th st, Nos 303-305 West, toilets, partitions, windows, to two 5-sty brk and stone tenements; cost, $1,500; H M Stoff, 3 E 114th st; ar't, Harry Zlot, 230 Grand st.—2052.

185th st, No 559 W, new roof to 1-sty brk dwelling; cost, $150; Geo C Illium, on premises; ar't, M J Walsh, 285 Audubon av.—2072.

Av A, No 153, fireproof shaft, partitions, store fronts to 4-sty brk and stone store and tenement; cost, $3,500; Nathan Kohn, 309 E 10th st; ar't, Erwin Rossbach, 1947 Broadway.—2082.

Av D, No 76, partitions, to 6-sty brk and stone store and tenement; cost, $700; Abraham Cohen, 168-170 Park row; ar't, Herman Horenburger, 122 Bowery.—2049.

Amsterdam av | Broadway | 120th st | 121st st | the blk, 1-sty underground side exten, 29x68, to 5-sty brk and stone educational bldg; cost, $6,000; Trustees of Teachers' College, 120th st and Amsterdam av; ar'ts, Parish & Schroeder, 5 W 31st st.—2047.

Broadway, No 258, new gallery, to 8-sty brk and stone store, lofts and offices; cost, $3,500; Hoffman Estates, 258 Broadway; ar'ts, Townsend, Steinle & Haskell, 29 E 19th st.—2041.

Broadway, No 1439, store front, to 4-sty brk and stone store and loft; cost, $1,500; Thomas Simpson, 143 W 42d st; ar'ts, S B Eisendrath and B Horwitz, 41 W 24th st.—2074.

Broadway, No 2126, toilets, partitions, windows, iron beams to 3-sty brk and stone restaurant and lodge rooms; cost, $1,000; Constance G Childs, 40 E 68th st; ar't, Richard Berger, 309 Broadway.—2077.

Broadway, No 2556, store fronts, to 1-sty brk store; cost, $700; John Jacob Astor, 23 W 26th st; ar't, F A Whelan, 44 W 18th st; m'n, E D Broderick, 1382 Lexington av; c'r, J Luckel, 330 W 13th st.—2092.

Broadway, Nos 921-923, show windows, to 5-sty brk and stone store; cost, $1,000; estate of Bradish Johnson, 39 Cortlandt st; ar'ts, Buchman & Fox, 11 E 59th st.—2098.

Lenox av, w s, 100 n 129th st, front stairs, fireproofing, to 5-sty brk and stone tenement; cost, $5,000; Philip Willeman, 387 Lenox av; ar't, D J Comyns, 147 4th av.—2030.

Lexington av, No 1608, partitions, store fronts, to 3-sty brk and stone store and dwelling; cost, $600; Simond Perell, 1608 Lexington av; ar't, Carl P Johnson, 8 E 42d st.—2036.

Lexington av, No 305, elevator shaft, partitions, skylights, to 4-sty brk and stone residence; cost, $6,000; estate of S L Cohen, 222 W 14th st; ar't, Arnold W Brunner, 33 Union sq.—2071.

Lexington av, n w cor 92d st, store fronts, partitions, columns, to 5-sty brk and stone store and tenement; cost, $2,000; Henry Stern, 102 W 38th st; ar'ts, Pilcher & Tachau, 109 Lexington av.—2045.

Lexington av, No 283, partitions, bath, dumb waiter, to 4-sty brk and stone dwelling; cost, $3,000; Royal Whitman, 283 Lexington av; ar't, S E Gage, 3 Union sq.—2057.

Madison av, No 1785, partitions, skylights, iron beams, columns, to 5-sty brk and stone store and tenement; cost, $6,500; Louis Bernstein, 320 W 83d st; ar't, Oscar Lowinson, 18-20 E 42d st.—2060.

Madison av, No 951, elevator shaft, partitions, to 4-sty brk and stone dwelling; cost, $6,000; Seth M Millikin, Jr, 990 Madison av; ar't, Edwd L Angell, 957 Madison av.—2070.

Park av, Nos 646 and 648, partitions, to 8-sty brk and stone school; cost, $900; Corporation of the Charlton School, on premises; ar't, Edgar A Josselyn, 45 E 42d st.—2084.

St Nicholas av, n w cor 149th st, partitions, steel beams, to 4-sty brk and stone store and tenement; cost, $1,500; Charles and Henry Minners, 621 Columbus av; ar'ts, Gillespie & Carrel, 1123 Broadway.—2061.

1st av, No 1058, toilets, windows, tubs, to 4-sty brk and stone tenement; cost, $100; Leah Lazarus, 1058 1st av; ar't, Adolph Mertin, 33 Union sq.—2087.

3d av, n w cor 82d st, partitions, windows, toilets, to two 3-sty brk and stone tenements; cost, $1,000; James E Corbitt and Wm Henry Corbitt, 108 East 78th st; ar't, Richard R Flower, 240 E 74th st.—2043.

3d av, No 1403, store fronts, to 5-sty brk and stone tenement; cost, $300; C M Bozeman, 162 E 71st st; ar't, O Reissmann, 30 1st st.—2037.

5th av, Nos 328-334, windows, to 10-sty brk and stone office building; cost, $1,300; Gorham & Co, 5th av and 36th st; ar'ts, Kirby, Petit & Green, 37 W 31st st; br, Gillies-Campbell Co, 1 Madison av.—2029.

5th av, s e cor 76th st, alter boiler flue, to 3-sty brk and stone house of worship; cost, $3,000; Congregation Temple Beth El, Sol Sulzbberger, Pres, 1200 Madison av; ar't, Arnold W Bruner, 33 Union sq.—2057.

6th av, s e cor 38th st, partitions, beams, to 1, 2 and 5-sty brk and stone store and tenement; cost, $1,000; Charles G Koss, 226 Central Park West; ar't, John H O'Rourke, 137 E 47th st.—2062.

7th av, No 783-787, toilets, partitions, windows, to three 5-sty brk and stone stores and tenements; cost, $5,000; Susan B Alcott, 25 W 42d st; ar'ts, Schwartz & Gross, 35 W 21st st.—2067.

8th av, s w cor 125th st, partitions, windows, electric lights, steam heat, plumbing, to 4 and 5-sty brk and stone hotel; cost, $20,000; P Ballantine & Sons, 134 Cedar st; ar'ts, B W Berger & Sons, 121 Bible House.—2035.

## BOROUGH OF THE BRONX.

168th st, s w cor Brook av, new show windows, to 4-sty brk store and tenement; cost, $500; Jennie Wornser, 672 E 163d st; ar't, Fred Hammond, 943 Washington av.—358.

169th st, n w cor Shakespeare av, 1-sty frame extension, 22x4, and 1 sty added to 2-sty frame dwelling; cost, $2,000; E Osborne Smith, 162d st and Jerome av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—363.

180th st, No 573, new skylight, &c, to 3-sty frame tenement; cost, $125; Mr and Mrs Samuel Hahn, on premises; ar't, J J Vreeland, 2019 Jerome av.—351.

222d st, s s, 380 w White Plains av, move 2½-sty frame dwelling; cost, $1,000; Mr Hudson, on premises; ar't, John Davidson, 227th st and 2d av.—360.

222d st, s s, 180 e White Plains road, move six 2-sty frame dwellings; total cost, $2,500; Duncan & Scurey, on premises; ar't, J Melville Lawrence, 239th st and White Plains road.—372.

233d st, n s, 114 e Bronx Terrace, 1-sty brk extension, 25x56, to 1-sty brk store and hall; cost, $1,000; Robt Meyer, on premises; ar't, Louis Falk, 2785 3d av.—371.

Creston av, w s, 240.3 n Burnside av, move 2½-sty frame dwelling; cost, $500; Ernst Wenegman, 493 E 179th st; ar't, Chas Schaifer, Jr, 1 Madison av.—365.

Fordham road, s w cor Morris av, 1-sty frame extension, 15x20.2, to 2-sty and attic frame club house; cost, $500; The Fordham Club Bldg & Land Assoc, Louis C Hahn, 62 Hamilton Terrace, Pres; ar't, John Brandt, 1511 3d av.—366.

Furman av, w s, 150 s 239th st, new roof, new veranda, &c, to 1½-sty frame dwelling; cost, $1,500; Mrs J M Forbes, on premises; ar't, J Mellville Lawrence, 239th st and White Plains road.—350.

Glebe av, s s, 62.6 e Parker av, 1-sty frame extension, 13x13, to 2½-sty frame dwelling; cost, $800; Annie F Lent, on premises; ar't, Otto C Krauss, 1188 Tremont av.—356.

Hershall av, n w cor Hansby av, 1-sty frame extension, 12x15, to 2½-sty frame dwelling; cost, $500; Sarah Bartnett, on premises; ar't, T J Kelly, Morris Park av.—355.

Hoe av, w s, 150 s Jennings st, 2-sty frame extension, 21x12.6, to 2-sty frame dwelling; cost, $300; Frederick Reiper, 1293 Tremont av; ar't, Henry Nordheim, Boston road and Tremont av.—367.

Mosholu Parkway, n e cor Decatur av, 2-sty frame extension, 20x23, to 2-sty and attic frame dwelling; cost, $4,000; A C Hottenroth, on premises; ar'ts, Chas Baxter & Son, 360 Alexander av.—362.

Morris Park av, s s, 70 e White Plains road, new cellar foundation, new beams, &c, to 2½-sty frame shed and stable; cost, $1,000; Gustav Kupsa, on premises; ar't, B Ebeling, West Farms road.—369.

Marion av, e s, 99 s Kingsbridge road, 1-sty frame extension, 7.8x13.6 and 12.4x16.7, to 2-sty and attic frame school and rectory; cost, $1,500; Church of Our Lady of Mercy, 2866 Marion av; ar't, Franklin A Green, 333 4th av.—352.

Morris Park av, s e cor Wallace av, raise to new grade 3-sty frame store and dwelling; cost, $450; Wm S Norman, on premises; ar't, T J Kelly, Morris Park av.—354.

Ryer av, s w cor 180th st, new show windows, new floors, &c, to 3-sty frame stores and dwelling; cost, $900; Patk J Sullivan, on premises; ar't, Francis L Shea, 156 W 105th st.—359.

Railroad av, n e cor Baychester av, move 2½-sty frame hotel; cost, $300; Denis Mahoney, 104 E 88th st; ar't, John Malloy, Eastchester.—368.

Robbins av, w s, 50 n Pontiac pl, 1-sty frame extension, 18x15, to 2-sty frame stable; cost, $500; Sautini Bros, on premises; ar't, Otto C Krauss, 1188 Tremont av.—349.

Sedgwick av, e s, 450 n Burnside av, 2-sty frame extension, 13x15, new girders, new stairs, &c, to 2-sty frame dwelling; cost, $4,000; N Y University, University Heights; ar'ts, Squires & Wynkoop, 44 Cortlandt av.—373.

St Anns av, Nos 284 and 286, new store fronts, and lower to st level, two 5-sty brk stores and tenements; total cost, $4,500; Hille & Rasche, 446 E 84th st; ar't, Alfred L Kehoe, 206 Broadway.—364.

West Farms road, s s, 200 e Bronx Park av, move three 2-sty frame dwellings; cost, $2,500; J C Green, Morris Park av and 178th st; ar't, B Ebeling, West Farms road.—370.

West Farms road, s s, 62.5 w Watsons lane, move ten 2-sty frame dwellings; total cost, $3,000; Century Holding Co, 141 Broadway; ar't, Fred Damm, 513 E 144th st.—361.

Willett av, s w cor 216th st, 1-sty frame extension, 32x67, new posts, new partitions, &c, to 1 and 2½-sty frame club house; cost, $10,000; Y M C A, 215 W 23d st; ar'ts, Jackson & Rosencrans, 31 Union sq.—353.

White Plains av, No 130, 2-sty frame extension, 4x8, and new partitions, &c, to 2-sty frame tenement; cost, $1,000; Mrs Rosa Muller, on premises; ar't, Louis Falk, 2785 3d av.—357.

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## Construction News.

(Continued from page 142.)

AMSTERDAM.—Bids will be received until August 2 by the Sewer Commissioners (A. T. Young, secretary), for constructing sewers in portions of several streets including Arnold Lincoln and McClellan avs.

SCHENECTADY.—A 4-sty building is to be erected in Clinton st, between State and Smith sts, by the Schenectady Illuminating Co. and the Mohawk Gas Co., jointly. C. S. Van Dyke is superintendent of the Illuminating Company.

NYACK.—Bids will be received by E. S. Van Houten, president Board of Education, until July 29, for erecting a new school and remodeling present school of the Union Free School District 4, Orangetown, Nyack. Bids may be submitted for the whole work or for carpenter work, mason work, plumbing or heating and ventilating separately.

ITHACA.—The Morse Chain Co., Ithaca, N. Y., is to build an extension to its plant, 72x132 ft., 2 stories, to provide space for the installation of a cold rolling plant.

SENECA FALLS.—The Glen Wagon Co., Seneca Falls, N. Y., whose plant was recently destroyed by fire, will doubtless rebuild on a larger scale. The boiler and engine were but little injured and will be repaired.

WEST ALBANY.—The New York Central & Hudson River Railroad is receiving bids for the erection of a new boiler shop at West Albany, N. Y., to be 125x430 ft., of steel, concrete and brick construction. The company plans to spend about $300,000 for the improvements.

WATERTOWN.—Proposals will be received at the office of the Supervising Architect, Washington, D. C., until the 3d of September, for the construction (complete) of the U. S. Post Office at Watertown, N. Y. James Knox Taylor, Supervising Architect.

SAUGERTIES.—John McKeefrey, 1416 Broadway, New York City, has obtained the general contract to erect a $70,000 school at Saugerties, N. Y. Wilson Potter, 1 Union sq, is the architect.

ALBANY.—A building permit has been issued to Nusbaum & Livingston to remodel their building on Broadway.——Dr. C. E. Davis will build a 3-sty brk addition to the house at 15 Washington av. ——J. K. Keenan will erect a house on Livingston av.

SCHENECTADY.—The Board of Governors of the Mohawk Golf Club has appointed a committee consisting of A. P. Edwards, A. W. Jones and W. T. Hanson, Jr., to engage an architect to prepare plans and specifications for the new club house. It is probable that an out-of-town architect will be engaged.——Plans and specifictions have been prepared by the Arthur G. Lindley Co. for the new Alphaus school house.

### New Jersey.

NEWARK.—Frank Grad is drawing plans for six dwellings which E. N. Westcott will build in South 10th st. The estimated cost of all is $30,000.—Mr. and Mrs. Joseph Schaefer are to erect a 5-family dwelling, containing 30 rooms, at 588 South 18th st. Francis Averkamp is the architect.—The Lippman Realty Co. will build a 6-family frame dwelling at 11th st and 15th av. Romolo Botelli, architect.—The two buildings to be erected at 25-27 South 13th st, for Appleman & Kablowitz, will measure 27x52 ft. in ground dimensions. Architect Connelly is also working on plans for a corner house and store for the same firm.

NEWARK.—At a meeting of the Newark Turnverein it was decided to proceed at once with the erection of a new turn hall on the site of the old one, which was destroyed by fire a month ago.

HACKENSACK.—President Demarest, of the School Board, states that the time is near at hand to ask for a new high school, to cost from $125,000 to $150,000, as the present high school is crowded. It is expected that work will be commenced this fall.

NEWARK.—George T. Hatt has signed contracts for the erection of a 3-sty brick factory, stable and warehouse building at 123 and 125 Plane st, 60x162 ft. The building will be equipped with steam heat and a large freight elevator. The plans for the building, which will cost about $22,000, were drawn by William D. Jones, of New York.

NEWARK.—About $9,000 is to be expended by Frederick Buhl in the erection of a 2-sty and attic frame private dwelling on Renner av, near Scheerer av, in the Weequahic Park section. The plans were drawn by Julius Strombach.

JERSEY CITY.—Ernest, Theodore and Oscar Kunath, of 516 6th av, New York, who recently purchased the four vacant lots on the southwest corner of Bramhall av and Sackett st, have just accepted plans from Architect John T. Rowland, Jr., for the erection of two 3-sty double apartment houses, which they will build on the southerly side of Bramhall av, between Sackett st and Bergen av. The buildings will be detached, and will measure 28x70.

TRENTON.—Work will be commenced by Contractor James W. Lanning upon an addition to the Fifth Presbyterian Church on Princeton av. It is intended to have the building ready for occupancy by fall. Plans call for a structure 70x40 ft.

PLAINFIELD.—Sealed proposals will be received by the Common Council of the city of Plainfield, N. J., August 5, for the construction of storm sewers, including 2,543 ft. vitrified pipe, concrete or cement block sewer, 5 manholes and 20 branches, 12-inch. James T. MacMurray, city clerk.

PLAINFIELD.—Sealed proposals will be received by the Common Council of the city of Plainfield, N. J., on August 5, for the construction of sanitary sewers. Duplicate plans may be examined and forms of proposals, specifications, contract and bond may be obtained at the office of the engineer, 151 North av, Plainfield, N. J. James T. MacMurray, city clerk.

LONG BRANCH.—Bids will be received August 5 by the City Council for constructing a bulkhead on the ocean front near Atlantic av. Bryant B. Newcomb, city clerk.

BAYONNE.—The City Council has instructed F. W. Dalrymple, city engineer, to prepare plans and estimates for a recreation pier on Kill von Kull.

SOMERS POINT.—Bids will be received by James E. Scull, city clerk, until August 5, for paving 11,928 sq. yds. macadam, 6,285 lin. ft. bluestone curb, 1,365 lin. ft. curb reset, and 56 lin. ft. radius curb. E. D. Rightmire, city engineer, Bartlett Bldg., Atlantic City.

ASBURY PARK.—The Town Council has granted Moore & Clarkson a franchise to construct and operate an electric power plant.

RIVERSIDE.—State Sewerage Commission has approved plans for a sewerage system and sewage purification plant for the township of Riverside, Burlington County.

PASSAIC.—The Dundee Textile Co. is about to erect an addition to its plant. The job dyeing department will be extended 75x100 ft. The Dundee Textile Co. manufactures gloria cloth.

FT. HANCOCK.—Bids are asked by M. N. Falls, Constructing Quartermaster, until 2 p. m., August 9, for constructing filtration plant.

HOBOKEN.—Max J. Beyer, 81 River st, is receiving estimates for alterations to bank at 81 River st, for Second National Bank, Hoboken, N. J.; 4 stories, 40x80 it., cost about $40,000.

JERSEY CITY.—Dr. Julius Peters, the dentist of 937a Summit av, has bought property on Summit av, near Manhattan av, and architects are now at work preparing plans for a handsome building. Mrs. Martha Henry, widow of the late Dr. John P. Henry, of Summit av and Sherman pl, has also purchased land near the same location, and will build apartment houses.

JERSEY CITY.—Dodge & Morrison, Wall st, Manhattan, are receiving estimates for remodeling club building at Jersey City for the Jersey City Club.

LAKEWOOD.—Leon Cubberly, the Long Branch architect, has completed plans for a gardener's cottage for Louis Siegbert, to be built at the corner of Bath and Westwood avs, Lakewood; also a garage for the same person.

EAST ORANGE.—Plans have been prepared for a new Park Avenue Christian church, Rev. L. N. Wells, pastor, to be located on the site of the present wooden structure, corner of Park av and North 17th st, East Orange. The edifice is to be 3-sty frame veneered brick, 65x116 ft., and will cost about $30,000.

BELLEVILLE.—The Kornit Manufacturing Co. has given out contracts for the construction of a 2-sty brick factory at Mill st and Second River. The main building will be 80x40 ft. The cost will be about $14,000. Work will begin in a few days.

NEWARK.—Chas. L. Steinbrenner has completed plans and is now taking estimates for a frame private residence to cost about $10,000 on Sandford av for Michael Noll.—A new parsonage to cost about $7,000 is to be erected for the Franklin Street Methodist Church at 17 Franklin st, from plans drawn by Frank F. Ward.—About $10,000 is to be expended by the Osborne Realty Co in remodeling the 4-sty brick store building at 825 Broad st.

RAHWAY.—The Craftsmen's Club is preparing to erect a Masonic building in Rahway. Plans are making for holding a big fair in October, to secure the necessary funds. The following committee has been appointed: M. Armstrong, P M., chairman; Joel Clarkson, secretary; S. B. Moffet, treasurer.

NEWARK.—Lewis Parker Building & Construction Company, of 15 Clinton st, has a general contract for the erection of a 6-sty loft building in Market st, near Plane st, from plans as designed by Edward A. Wurth, of 75 Market st. Owners, Roth & Co. Estimated cost, $60,000.

NEWARK.—Work has started for the edifice for the congregation of the Second German Baptist Church of Newark, in Walnut st, from plans prepared by Alfred Peter, of 238 Washington st. A general contract for the erection has been awarded to Winterbottom & Van Houten, of New Jersey Railroad av.—About $10,000 will be expended by R. A. Heller, of 778 Broad st, on the erection of a 2½-sty residence at 599 Ridge st, from plans as designed by William D. Jones, of 288a Garside st.—Plans have been completed and the architect, Frank Brady, of 137 Springfield av, is taking estimates under separate contracts for the erection of two frame dwellings at 470-474 South 12th st. Estimated cost, $7,500. Owners, Rubin & Rittenband, 24 Astor pl, Newark.—Lincoln A. Virtue, of 4 Academy st, as architect, has awarded the masonry and carpenter contracts for the erection of a frame residence for William L. Heineken, of 113 Hillside av, to J. Allen Conklin, of 169 North 3d st, and William N. Townley, of 161 Elizabeth av, respectively.

LONG BRANCH.—White & Coyne will erect the new garage and gardener's house for Louis Siegbert at the corner of Bath and Westwood avs. The contract price is $6,000. M. V. Poole, of West Long Branch, has the mason work.

### Connecticut.

WILLIMANTIC.—Gen. E. S. Boss, agent of the local mills of the American Thread Company, announced Saturday last that it had been decided to build the new mill in Willimantic. Work will be commenced soon, and it is expected it will be ready for occupancy by the first of October.

HARTFORD.—Plans are being considered for an addition to Arsenal District School. Building will be of brick and stone, and will eventually contain 32 rooms, but only 16 may be built at present. Chas. B. Andrus, 902 Main st, member of building committee; W. D. Johnson, architect, 26 State st.

BRIDGEPORT.—Bids for constructing an addition to the County Jail were rejected. New bids will be advertised for. Warren R. Briggs, of Bridgeport, is architect.

ANSONIA.—Rev. Joseph Synnott, pastor Church of the Assumption, at Ansonia, has commissioned Brown & Von Beren, New Haven, Conn., to draw plans for an 18-room school building. Three stories, brick, gravel roof, etc.

NEW HAVEN.—It is reported that arrangements are being made by Fred. D. Grave to erect a $60,000 residence.

BERLIN.—Plans will be ready about July 20th for a 2-sty brick school building, at East Berlin. C. M. Jarvis, Chn. Building Committee; Max J. Unkelbach, architect, New Britain, Conn.

NEW HAVEN.—Revised plans have been submitted to the building committee for the proposed addition to the Yale gymnasium, and it is expected that bids will be called for at once. Two stories, 60x120 ft., press brick, roofing slate, and will contain swimming pool, etc. Howells & Stokes, 100 William st, New York, are the architects.

WATERBURY.—C. Jerome Bailey is drawing plans for a brick block on Harrison av for C. H. Cables, the real estate dealer.

ARCHITECTS SHOULD SPECIFY NONALYKE

AN ELASTIC ENAMEL PAINT which is NONPOROUS, NONPOISONOUS AND DURABLE, for Plaster, Wood and Metal Surfaces

J. L. MITCHELL PAINT CO., Metropolitan Building, New York

## PROPOSALS.

DEPARTMENT OF DOCKS AND FERRIES.
Sealed bids or estimates for furnishing about 2,000 Tons of Anthracite Coal (Contract 1098), and for paving between West 15th and West 19th Streets, North River (Contract 1081) will be received by the Commissioner of Docks at Pier A, North River, until 12 o'clock (noon) on Thursday, August 8, 1907. (For particulars, see City Record.)

For other Legal Advertisements see pages 143, 144, 145 and 146.

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, see pages 164, 165, 166 and 167.

## FILINGS FOR JULY 26.

### LIS PENDENS.

July 26.

206th st, s s, 187.8 e Grand Boulevard, 24.7x100. Orson G Howes et al agt Emilia Baddati et al; action to foreclose mechanics lien; att'y, F Eder.

14th av, s e cor 6th st, 105x123, Bronx. Sadie Felson agt Henry Steinberg et al; specific performance; att'y, D Mathewson.

66th st, No 326 East, 3-5 part. Anna M Schneider et al agt Joseph Gies et al; action to declare trust; att'y, W McConihe.

Lot 19, may of Village of New Jerome, Bronx. Frank McGarry agt Mary Capodilupo; specific performance; att'ys, Kramer, Bourke & Koch.

### FORECLOSURE SUITS.

July 26.

123d st, s s, 100 w Pleasant av, 100xx100.11. Emanuel Arnstein et al agt Philip Siegel et al; att'y, A Pfifer.

70th st, s s, 161 w Av A, 38x100.5. Sadie Hoffberg agt Harry M Stoff et al; att'ys, Manheim & Manheim.

Brook av, n e cor 136th st, 200x100; five actions. Chas S Brown et al agt Abraham Silbermintz et al; att'y, E V Thornall.

Lewis st, No 109. Herman Gottlieb agt Frederick Schlesinger et al att'y, S Honig.

146th st, s s, 180 w Amsterdam av, 120x99.11. Hyman Horwitz agt Abijjah M Dederer et al; att'y, C H Friedrich.

137th st, Nos 59 and 61 West. Frank B French agt Philip L Cohen; att'ys, Foley & Martin.

## JUDGMENTS.

July

26 Almon, John—Swift & Co.....319.72
26 Abrahmson, Isaac—N Y Telephone Co..74.16
26 Anderton, Herman—Eagle White Lead Co. .....46.84
26 Bacci, Louis—Mayer Bros Co.....260.16
26 Bright, I Henry—May L Blake.....111.91
26 Bernstein, Flora—Cornelius W Clark..124.31
26 Briscoe, Henry F—August F Korsten....37.54
26 Bragg, Thomas B—Monmouth Pottery Co. .....89.55
26 Bauman, Philip—Clarence M Lewis....539.44
26 Caullet, John J—Mary M Sweeney....380.29
26 the same——the same .....380.29
26 the same——the same .....380.29
26 Cooper, Duncan B—George Kettle....6,886.36
26 Cornell, Chas H—Edw W Caddick....169.02
26 Doscher, John—Petrowski & Kniop Co, Inc .....90.11
26 Dempsey, Timothy—Joseph White.....215.11
26 Dore, Robert—Third Av R R Co.costs, 108.88
26 Dresser, Geo W—Robert D Kent.....443.35
26 Duclos, Geo H——the same .....443.35
26 Davis, Sadie—Louis M Blumstein..costs, 68.50
26 Elfin, Selig—Henry Klaus et al.....516.17
26 Ellwood, Athinaise D J—N Y Telephone Co. .....24.94
26 Ezechel, Beudix——the same .....44.05
26 Engel, Abraham I——the same .....48.61
26 Epstein, Henry A——the same .....20.66
26 Ebenstein, Max E——the same.....21.25
26 Ford, Clinton A—Andrew Saks et al....72.50
26 Fabian, Berthold—N Y Telephone Co..74.16
26 Feinblatt, Borras L——the same.....52.44
26 Friedman, Barnett——the same.....22.28
26 Flanders, Sara——the same .....26.67
26 Frankel, Frank* & Jacob——the same..93.88
26 Frankel, Lena——the same .....41.11
26*Force, Garfield——the same .....28.16
26 Fero, Joseph—Max Bernstein .....94.31
26 Fay, Fred—Chas D Fox .....264.47
26 Golden, Daniel—Anna Gottlieb.....33.97
26 Guggenberger, Louis—Bert K Block..164.80
26 Hildebrand, Harry J, Jr—N Y Telephone Co .....28.16
26 Howley, Geo B—Francis Dray & Co...510.91
26 Hagan, Joseph—Clarence M Lewis....539.41
26 Howley, P J—John F Patterson.....262.13
26*Idelman, George—N Y Telephone Co..22.28
26 Kahl, William—Edw D Depew et al..104.45
26 Kahn, Harris—Pietrowski Konop Co..216.01
26 the same——the same .....318.26
26 Kauffman, Ida—Simon Uhlfelder et al.... .....(D) 15,460.33
26 Levy, Jacob—Charles Stein .....96.07
26 Lunney, Hugh—Edw W Caddick....169.02
26 Moeser, Bernhard—Richardson & Boynton Co..... .....202.82
26 O'Donnell, Joseph J—David Baum et al.112.15
26 Parker, Andrew D—Charles Jungman.2,000.65
26 Roth, Herman—Charles Stein .....18.46
26 Ritter, Carrie & Benjamin—Jacob Goldstein..... .....126.26
26 Rosenbaum, Max—Syracuse Paper & Pulp Co..... .....73.85
26 Sheehan, Michael H—N Y City Ry Co.... .....costs, 111.88
26 Sarasohn, Abraham—Rebecca Kamaiky et al .....costs, 176.50
26*Singer, Jacob—Syracuse Paper & Pulp Co. .....73.85
26 Schumar, George—Simon Uhlfelder et al. .....15,460.33
26 Simon, Herman—Jennie Goldstein....1,853.15
26 Stock, Marvin—Bert K Bloch.....164.80
26 Tyler, Converse C—Edw J Ware....117.69
26 Thornton, James—Eva Fisher.....259.85
26 Wetzelberger, Caroline—Security Storage & Trust Co..... .....91.93
26 Walsh, John P—Otis Elevator Co....1,329.92
26 Wightman, Merle J—Robert D Kent...443.35
26 Walker, Greenville C—Norman F Kerr.94.10
26 Whiting, Holland S—James L Reynolds Co. .....191.23
26 Wilson, John T—Met St Ry Co..costs, 108.88
26 Weed, Hamilton M—Clarence M Lewis.539.44

CORPORATIONS.

26 The Opera Comique Co—Frank Netchert.261.40
26 The Aquarama Co—Robert D Kent...443.35
26 The Merchants Express & Transportation Co —M P Smith & Sons Co.....114.41

### SATISFIED JUDGMENTS.

July 26.

Borkstrom, Oscar G—C E Ring. 1907.....$799.38
Blejweiss, Philip & Louis Stern—B Masar. 1907 .....89.00
Chatfield, Ambrose N—P H Furrell. 1902..179.07
Duffy, Hugh—M Loeb et al. 1906.....1,104.09
Doyle, William—R D Smith. 1895.....1,877.28
Gleichenhaus, Leopold—R Sutin. 1894...519.76
Lotter, Jacob—J S Sills et al. 1904.....308.91
[3]London, Albert—L Bornstein. 1907....1,077.72
[3]Lowy, Jacob—L M Reynolds. 1907.....982.62
[6]Patterson, Stephen G—K J A Johnston et al. 1898 .....304.16
Robinson, Cornelia T—J Schubert. 1907...262.35
Small, Abraham & Louis Meryash—C H Wilson et al. 1907 .....905.78
Sheedy, Matthew—Tenement House Dept. 1905. .....59.91
Walker, Gertrude—V E Prentice et al. 1907..99.08
Same——same. 1907 .....97.58

## MECHANICS' LIENS.

July 26.

292—7th av, s w cor 131st, 45.11x100. J P Donna Tile Co agt Gustav M Piermont..$100.00
293—James Slip, No 1. Jack Solomon agt Whitehead Realty Co, John Barberi and Louis D Prager .....20.00
294—215th st, s s, 88 w Barnes av, 25x100. Angelo Russo agt James De Carlo.....42.50
295—165th st, No 1131 East. Ludwig Yashinsky agt Frankfeldt Lippman and Hyman Lippman .....50.00
296—3d av, n e cor 79th st, 124.4x85.2x irreg. Oscar E Konkle agt Isaac Kleinfeld and Isaac Rothfeld .....1,567.30
297—Tinton av, n w cor 158th st, 125x95x irreg. Feldman & Walter agt Northwestern Realty Co.....355.00
298—Broadway, No 1876. Pittsburgh Plate Glass Co agt John G, Mary E A, Rebecca A D and Ella V Wendell, Motor Mart Co and John J Finn.....980.00
299—79th st, No 206 West. E J Electric Installation Co agt Louis Ralston.....231.45
300—130th st, Nos 48 and 50 East. Andrew J Anderson agt All Saints Roman Catholic Church and John McKee.....92.50
301—Commonwealth av, e s, 50 s Beacon st, 25 x100. Laurent Poirier agt Bernard J Reynolds and Peter Clancy .....48.00
302—117th st, n s, 248 e Pleasant av, 75x100. Bernard Greenthal agt Montifiore Realty Co. .....260.00
303—53d st, No 427 West. Jacob Smith agt John F, Henry A and Wm A Gerdes, Raphael Rosenberg and Samuel Jaffe.....450.00
304—Zerio av, s e cor 236th st, 110.1x92.8. Thos B Bowne & Son Co agt German Real Estate Co and David H Sarfaty.....347.43
305—230th st, s s, 105 e 2d av, 50x100. Same agt Thomas Holland and David H Sarfaty .....760.44
306—230th st, s s, 155.9 e Carpenter av, 50.3 x114.6. Riccardi Bros agt Thomas Holland and David H Sarfaty .....166.00
307—Verio av, s e cor 236th st, 110.1x92.8x irreg. Same agt German Real Estate Co and David H Sarfaty .....1,234.00
308—231st st, s s, 381.8 w White Plains av, 50.3xx114.6. Same agt David H Sarfaty.150.00
309—122d st, Nos 339 to 343 East. Jacob S Friedman agt Jacob Silverman and Barnet W Rod..... .....83.60

### BUILDING LOAN CONTRACTS.

July 26.

Park av, e s, 50 n 184th st, 75x100. City Mortgage Co loans Thomas D Malcolm Construction Co to erect two 5-sty tenements; 1 payment .....$6,500
Edison av, e s, 175 n Tremont rd, 25x100. Egbert A Lawrence loans E Colgate Jones to erect a 2-sty dwelling; — payments .....4,000

### SATISFIED MECHANICS' LIENS.

July 26.

116th st, s s, 200 w 5th av. James W Conlon agt Ahab Zedek Congregation et al. (March 15, 1907) .....$847.00
Same property. Fiske & Co agt same. (March 11, 1907) .....336.00
Same property. Levering & Garriguies Co agt same. (Feb 23, 1907) .....3,921.00
123d st, No 418 East. Frank Hansle agt David Lion et al. (Jan 8, 1907) .....15.00
2d av, No 2398. Geo D Glass et al agt Patrick Coughlan et al. (April 11, 1907)...175.00
49th st, No 426 West. Jacob F Walz et al agt A Snitow et al. (Dec 17, 1906)....820.00

### JUDGMENTS IN FORECLOSURE SUITS.

July 19.

Bowery, No 204. City Real Estate Co agt David Jacobs; Harold Swain, att'y; Thomas W Churchill, ref. (Amt due, $17,677.22.)
Fulton av, n w cor 168th st, runs n 41.6 x w 111.1 x n 87 x w 55.2 x n 50 x w 181.7 to 3d av, x s 176 to 168th st, x e 337 to beginning. Blanche B Neukirch agt North Side Brewing Co; Nathan, Leventritt & Perham, att'ys; Albert Hirsh, ref. (Amt due, $27,443.)
Rockfield st, n s, 500 e Marion av, 25x100. F C Leubuscher agt Catherine Steinke et al; John W Suling, att'y; Arthur D Truax, ref. (Amt due, $2,070.27.)

July 20.

168th st, s s, 62.2 e Forest av, 50x125. George Reubenstein agt Hugh Kirk; Edw M Bernstein, att'y; Ashbel P Fitch, ref. (Amt due, $3,736.64.)

July 22.

Lot 139, map of 339 lots at Riverdale and Mosholu, 24th Ward. Frederick P Forster agt Jennie Tinto; Frederick C Lawyer, att'y; Chas S Simpkins, ref. (Amt due, $467.63.)

### LIS PENDENS.

July 20.

Stebbins av, s e s, 25 s w 167th st, 25.11x78.6x irreg. Frederick R Giebelhausen et al agt A Ewing Sumner et al; action to declare deed void; att'ys, Brunner & Ryan.
115th st, s s, 320 e 1st av, 41x100. Roman Realty & Construction Co agt Ignazio C Reina et al; action to set aside mortgage; att'y, A J Oishei.
103d st, Nos 155 and 157 East. Herman Greenberg agt Sundel Hyman et al; action to foreclose mechanic's lien; att'y, L Schafran.
3d st, No 248 East, ¼ part. Sam Forman et al agt Morris Agranoff et al; notice of attachment; att'y, M N Schleider.
128th st, s s, 140 w Park av, 56.3x99.11. William Seidman agt Wm T Hookey et al; specific performance; att'y, M M Greenstein.

July 22.

154th st, s s, 174 e 8th av, 150x99.11. Elias Hyman agt Jacob Hyman et al; action to set aside deed; att'y, H M Goldberg.

July 23.

No Lis Pendens filed this day.

July 24.

Central Park West, n w cor 84th st, 25x100. Adolph Hitsch agt John A Donnegan; action to declare mortgage; att'ys, Beals & Nicholson.
Nelson av, w s, 200.6 n 166th st, 50.1x102.6x 50x98.10.
Nelson av, e s, 200.6 n 166th st, runs e 9.9 x n w 31.1 x s 30.2 to beginning.
Robert A Brookes agt Arthur Brookes et al; partition; att'ys, E M Boyle.

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

Madison av, Nos 185 and 187. Wm C Dewey agt Margaret S E Cameron; specific performance; att'ys, James, Schell & Elkus.

July 25.

Parcel of land beginning at a point .06 n of a stone monument at s w cor Elisha Brooks place at Inwood, about 231.6 along s line of said place, from Upper Bolton rd, runs n 387 x e — x n 2 x e 40 x s 390 to beginning, and triangular strip adj. Salem Land Co agt Owen Burns et al; action to recover possession; att'ys, Smith & Martin.

108th st, s s, 127.4 e Park av, 50x100.11. Harold L Rockmore agt Julius Jarchow et al; action to set aside deed; att'y, D W Rockmore.

31st st, No 352 West. Wm J Lawler agt Elizabeth Lawler et al; partition; att'y, Cohen Bros.

## FORECLOSURE SUITS.

July 20.

Lot 187, block 2877, and lots 25 and 82, block 2878.

Lot 72, block 2884.

Lot 83, block 2882.

Lot 93, block 2880.

Broadway, s e cor 26th st, 60.5x155.7x irreg. The Hamilton National Bank of Chicago agt Richardson T Gibson et al; att'ys, Stroock & Stroock.

176th st, s s (proposed), 100 w Audubon av, 150x73x irreg. Knickerbocker Trust Co et al agt Amelia Cooper et al; att'y, A L Wescott.

Rivington st, No 312. Meyer J Speyer agt Walter J Moore et al; att'y, M Rapp.

Washington av, n e cor 181st st, 25x92.1. Anna C Stephens agt Mary J O'Brien et al; att'y, J E Carpenter.

11th av, Nos 440 and 442. Max Leve agt John S Buzzini et al; att'ys, Strasbourger, Weil, Eschwege & Schallek.

Norwood av, e s, 330.8 s Gun Hill road, 50x 190. The Bond, Mortgage & Securities Co agt Bertha Meyer et al; att'y, Turner, Rolston & Horan.

July 22.

78th st, s s, 305 e 3d av, 25x102.2. Samuel Grodginsky et al agt Morris Seplow et al; att'y, S Wolbarst.

Lot 84, mortgage map of Arden property, Westchester. Annie V Taylor agt John J Storms, Jr, et al; att'ys, De La Mare & Morrison.

Trinity av, n w cor of 160th st, 146.7x102.2x irreg. William Ebling et al exrs agt Aaron S Shapiro et al; att'ys, Nathan, Leventritt & Perham.

July 23.

71st st, Nos 416 and 418 East. Jacob Rothschild agt Adolph S Miller et al; att'y, M Silberstein.

Crotona Park North, No 1009. William Bogen agt Rosa Brown et al.. att'y, S Hornig.

40th st, No 402 West. Max Ellentuch agt Charles Lajotte; att'ys, Goldfogle, Cohn & Lind.

July 24.

Cypress av, s e cor 136th st, 150x95;three actions. James McLoughlin agt Max Levine et al; att'y, V M Stilwell.

Cypress, av, n e cor 135th st, 50x95. James McLoughlin agt Bernard Engessee et al; att'y, V M Stilwell.

27th st, n s, 71.3 e Madison av, 28.9x100x28.9x 24.9. Seaboard Realty Co agt Harry L Toplitz; att'ys, Hardy & Shellebarger.

Lots 820 to 826, map of Sec D, Vyse Estate, Bronx. Mary E Chatry agt John E Poillon et al; att'ys, Wallach & Cook.

165th st, s s, 180.5 e 10th av, 20.2x56.6x20.4 x53.8.

Interior parcel, beginning at a point 180.5 e Amsterdam av, and 105.10 n 164th st, runs n 46 x e 19.6 x s 43.11 x w 19.6 to beginning. John Murray et al agt Geo H Epstein et al; att'y, J V McAvoy.

15th av, n s, lots 588, map of Wakefield, 100x 114. Adolph B Amster agt Annie Kritzer; att'y, I Wels.

Edgecombe av, s w cor 166th st, 101.2x101.1x 100x90.4x irreg. John J Mahony agt Lena Hoffman et al; att'y, D P Mahony.

Courtlandt av, Nos 786 and 788. Louis Lese agt Nathan Navasky et al; att'ys, Lese & Connolly.

July 25.

116th st, s s, 200 w Manhattan av, 50x100.11x irreg. John P Kane Co agt Joseph Neil et al; att'ys, Shepard & Houghton.

141st st, s s, 100 e Robbins av, 75x122.11x irreg.

Southern Boulevard, n w s, 144.5 n 140th st, runs w 115.9 x n 148.5 to 141st st, x e 50 x s 28.9 x e 117.9.

Southern Boulevard, w s, 57.9 n 140th st, 86.7x 166.2x75.7x113.3.

Robbins av, n e cor 139th st, 100.10x95.

139th st, n s, 95 e Robbins av, 75x100.10.

Southern Boulevard, e s, 119.6 s 141st st, 57.9 x164.2x50x135.3.

140th st, n s, 286.5 e Southern Boulevard, 50x 125.

Southern Boulevard, s e cor 140th st, 115.6x 86.3x irreg.

140th st, s s, 161.3 e Southern Boulevard, 75 x100.

139th st, n s, 144.4 e Southern Boulevard, 75 x100.

139th st, n s, 294.4 e Southern Boulevard, 75 x100.

139th st, n s, 369.4 e Southern Boulevard, 75 x100.

Twelve actions. Century Investing Co agt Broadway Reliance Realty Co et al; att'y, R G Babbage.

Delancey st, No 122. Morris Rose agt Herman Finkelstein; att'y, M N Schleider.

1st av, w s, 48.1 s 4th st, 24x100. Edw C Ohl et al agt Catharine Kuhn et al; att'ys, Heyn & Covington.

Chrystie st, Nos 138 and 140 and part of 142. Pincus Lowenfeld et al agt Isaac Kleinfeld et al; att'ys, Arnstein & Levy.

72d st, n s, 256.8 e 3d av, 16.8x102.2. Anna Feiner agt Edwin Epstein et al; att'y, H S Weed.

68th st, n s, 275 w Av A, 37.6x100.5.

68th st, n s, 312.6 w Av A, 37.6x100.5. Pincus Lowenfeld et al agt Isaac Klapper et al; att'ys, Arnstein & Levy.

5th av, s w cor 138th st, 99.11x120. Celia Uhlfelder et al agt David Schoenfield et al; att'y, M Silverstein.

Vyse av, w s, 440 n 167th st, 40x100; two actions. Emma L Todd et al agt Abraham A Silberberg et al; att'y, H A Powell.

6th av, n w cor 18th st, 100x105, Bronx. Lues Reiter agt David Davis et al; att'y, J H Reiter.

5th av, s w cor 138th st, 99.11x120. R Ross Appleton agt Samuel Levine et al; att'ys, Kendall & Herzog.

Aqueduct av, e s, 815 n St James st, 50x232x irreg. Irving Savings Institution agt Martha E Neill et al; att'ys, Deyo, Duer & Bauerdorf.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

July

20 Anderson, Frederick F—N Y Telephone Co. ..... $37.31

20 Abbott, Joseph B——the same ..... 50.40

20 Anspacher, Leopold H——the same .... 39.47

20 Angino, Salvatori——the same ..... 70.36

20 Alperstein, Joseph——the same ..... 24.65

20 Arnold, Frank B——the same ..... 63.06

20 Altieri, Carmine—Dimock & Fink Co. ..... costs, 67.83

22 Arvintz, Aaron W—N Y Telephone Co. 36.78

22 Abramson, Jacob I——the same ..... 71.78

23 Albohm, John H—Katie J Schmidt.... 181.68

23 Alley, Harry T—Robert J Haddock.... 156.51

24 Allen, Oliver H—Victor Talking Machine Co. ..... 681.66

25*Antone, Farah—Anton Simon et al.... $475.64

25 Adams, Robert—Ferdinand W Geiler... 389.53

20 Brandenburg, Broughton—N Y Telephone Co ..... 19.40

20 Bowyer, Rose A——the same ..... 153.24

20 Buel, Mary——the same ..... 66.34

20 Bromberg, Charles—Bruce Gilchrist.... 102.91

20 Balenzweig, Henry—Independent Salt Co.. ..... 15.40

20 Borkstrom, Oscar G—Employers Assn of Architectural Iron Works ..... 49.72

22 Benner, Chas H Jr—N Y Telephone Co... ..... 112.57

22 Bendit, Edward E—American Ice Co.... 47.34

22 Brown, Elios—Jos Wolf ..... 266.19

22 Bernstein, Alfred—Rudolph H Ehrsam .. ..... 195.08

22 Buehler, Geo—Jos Houser ..... 556.31

23 Bower, Geo L—Julius M Tryon..... 60.40

23 Boyce, Edw C—Kenfield Pub Co..... 307.93

24*Barach, Leon—N Y Telephone Co..... 36 04

24 Blumberg, Charles——the same ..... 36.04

24 Bernstein, Samuel I——the same ..... 24.23

24*Brovich, Isaac——the same ..... 19.39

24 Bernstein, Joe——the same ..... 49.48

24*Bobvitzki, John——the same ..... 23.55

24 Borisoff, Nicholas J——the same ..... 23.55

24 Beers, Wm H——the same ..... 31.36

24 Binder, Jacob——the same ..... 37.80

24 Baum, Jacob——the same ..... 37.80

24 Blodopky, Barnett——the same ..... 44.72

24 Baylis, Van Wyck——the same ..... 33.25

24 Barnard, Stephen——the same ..... 95.66

24*Braun, Oscar C——the same ..... 73.99

24 Bernstein, Nathaniel or Nat—Frank E Smith ..... 399.90

24 Billington, Reno R—Ferdinand R Minrath ..... 6,428.49

24 Bergman, Abraham—Am Woolen Co of N Y ..... 7,672.19

24 Beninato, Antonino—Herman S Brand.. 61.15

25 Beals, Bruce L—Park & Tilford..... 23.25

25*Bishop, Ellsworth—Ferdinand W. Geiler. ..... 389.53

20 Cary, Robert F—Theodore Dieterlen... 320.22

22 Cessorano, Matteo—N Y City Ry Co..... ..... costs, 67.88

22 Conlan, Timothy F—Nathan Poley Co.. 28.41

22 Covello, Oscar——the same ..... 168.51

24 Cohen, Max—N Y Telephone Co..... 23.08

24 Christie, Walter—F A Ringler Co.... 193.57

24 Costello, Owen—Jacob Klein ..... 93.99

24 Cohen, Isaac—Abner S Haight ..... 396.06

24 Cooke, Thomas F—N Y City Ry Co.... 128.25

24 Coleman, Patrick—Michael Toomey..... ..... costs, 85.93

24 Conville, Wm T—Clementine M Silverman. et al..... 128.99

25 Chenkin, Barnet & Fanny—Catherine A F Cusnova ..... 871.82

25 Chichizola, Antonio—Warren Chemical & Mfg Co..... 293.52

25 Cassese, Antonio—N Y Telephone Co.... 65.51

25 Collie, Christopher C——the same..... 77.99

25 Cohen, Abe——the same..... 53.91

25 Chase, Horace S——the same..... 52.47

25 Crotty, Wm J——the same..... 33.11

25 Castillo, Pauline—Solomon De Sola.... 168.54

25 Coller, Adolph H—Humphries Homeopathic Medicine Co..... 39.81

25 Cone, Thomas R—Alfred G Belden..... 557.59

25 Coulter, Irving S—Samuel J Bloomingdale et al..... 74.28

25 Cohen, Abraham—Isidor Sharkin..... 28.31

22 Darling, Geo A—Colwell Lead Co .. 261.29

23 Doming, Clarence—Joseph Wolf et al.. 342.51

23 the same——the same ..... 215.01

23 Defeo, Ralph—Wm Henn ..... 131.81

23 Dix, Samuel—David Weinberg..... 101.39

24 Donahue, John J—N Y City Ry Co.... 107.75

24 Dutch, J Fleming—M H Tredwell Co.... 216.62

25 Dalton, Edward—N Y Telephone Co..... 31.21

25 Darcy, Thomas J——the same..... 37.92

25 De Lemoe, Adelaide——the same..... 45.67

25 Dawson, Edward——the same..... 35.09

25 Driesbach, Ira S——the same..... 37.71

25 Durand, Patrick——the same..... 25.83

25 Dowd, Joseph F——the same..... 24.75

25 Dooley, Stephen F——the same..... 68.67

25 Damon, Ralph H——the same..... 37.46

25 Davis, Anna & Mrs W Richard——the same ..... 24.45

25 Davidson, Bertha* & Samuel—Joseph Abramson ..... 113.28

22 Esrick, Louis A—Michael Karp ..... 63.41

22 Elfin, Selig—Vincent Cañero ..... 330.21

22 Ephraim, Lee—New Amsterdam Nat Bank of N Y ..... 1,417.35

24*Eastlake, James R—Orange National Bank ..... 227.72

25 Engelman, Eugene M—Gustav Bernheim et al..... 229.06

22 Feist, Simon—N Y Telephone Co .... 35.40

22 Faulhaber, Julius—Jos Eppig ..... 324.90

22 Finn, John T & Patrick W—New Amsterdam National Bank of N Y..... 1,417.25

22 Frost, Leander L—Chas N Richardson exr. ..... 181.12

22 Fischer, Emil—Hapgoods ..... 73.46

22 Freedman, Samuel—The People, &c ..... 1,500.00

23 Fitz, Harold G—N Y Telephone Co.... 32.94

23 Frankenstyne, Samuel S——the same.. 22.64

23 Feuer, David——the same ..... 67.51

23 Fairchild, Marie—Henry Dazian ..... 167.37

24 Frey, Harry—Leon Hirsch ..... 94.67

24 Finn, Jay—N Y City Ry Co..... 107.75

24 Farrell, Edward——the same ..... 68.00

24 Frost, Charlotte B—James McCreery Co. ..... 80.77

24 Fuchs, Joseph—Benj W Levitan..... 59.41

24 Fitzgerald, Wm E—Penn Coal & Coke Co. ..... 1,069.59

24 Finn, John T—Richardson & Boynton Co. ..... 271.64

25 Fuchs, Joseph—Salvatore Maida..... 323.51

25 Fisch, Nathan—Jacob Weinstein et al.. 182.15

20 Geis, Pierre A—Bassford Realty Co.... 27.72

22 Gay, George H—Wm J Davidson ..... 64.21

23 Garcia, Juan—F De Rosa..... 318.40

23 Geossenheimer, Chas B—Mfrs Motor Car Co..... 1,149.79

23 Geist, H A—Mechanics Ntl Bank of the City of N Y..... 1,043.99

23 the same——the same ..... 1,054.74

24 Goldenberg, Bernard—Frank M Franklin. ..... 23.41

24 Goldberg, Joseph—Bernhard Klepner.. 210.91

24 Ginsberg, Max—Abraham Freedman .... 59.65

25 Gotsch, John—John J Shea..... 33.09

25 Gammon, Montague—Laura Gammon.. 614.50

25 Gale, Geo H—Franklin P Demarest et al ..... 84.36

25 Graves, John R—Travelers Ins Co..... 50.16

25 Gleason, Joseph J—Patrick J Coleman.. 276 09

20 Heitman, Chas E—Louis Blash et al.. 163.49

20 Herber, Edw C—Victor N Lowerre et al.. ..... 130.77

20 Hofferberth, Charles—N Y City Ry Co.... ..... costs, 22.41

20 the same——the same..... costs, 12.41

22 Huguenel, Emil—N Y Veal & Mutton Co.. ..... 33.31

22 Hof, Rudolph F—N Y Telephone Co.. 171.91

22 Hochberg, Adolph——the same ..... 60.45

22 Hawes, Clara C——the same ..... 50.70

22 Hill, Eliza——the same ..... 33.23

22 Hines, Dixie——the same ..... 30.01

22 Hoffman, Henry—Bennett Gompper Co.... ..... 166.85

22 Hannan, Wm P—Sea Coast Lumber Co.. ..... 119.94

22 Hale, C Eugene—Richmond Borough Nat Bank ..... 22.01

23 Hertzberg, John—Morris Goldberg.... 151.15

23 Henschel, Emil—William Stursberg et al. ..... 6,888.23

24 Hamilton, Thomas J—W H H Hull & Co. ..... 1,169.10

24 Heller, Morris—Richard E Thibaut.... 888.69

24 Hart, Geo W—General Accident Assurance Corp ..... costs, 22.82

24 Henry, Fred—Joseph M Fishel et al.... 73.01

25 Hoch, Henry—Abraham Beilmer..... 103.20

25 Hayes, Albert—Elva B Hall..... 686.16

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25 Herman, Louis—Edw D Depew et al....60.08
23 Ickes, John—Henry Miller .....151.52
24 Inglessi, Demintro—James E Nichols et al .....411.26
20 Jacobson, Wm J* & Samuel—Jane A Van Ness .....379.72
22 Jordan, James V—James O'Brien .... 275.43
23 Jelsik, Julius—Louis Wise .....145.21
24 Jacoby, Max—Henry Mohn .....121.92
24 Jelot, Jacob—Bernstein & Feinberg Realty Co.....459.55
22 Klotz, Marcus—Jos Wolf ..... 266.19
22 Krackow, Rebecca—Boynton Furnace Co.. ..... 128.01
22 Kleinfeld, Isaac—Hyman Tarter and ano.. ..... 165.96
23 Kreymborg, Charles—Frederick W Donahoe .....224.91
23 Koll, Michael, Jacob, Samuel & Bernard—State Bank .....281.11
23 Kessler, David—Charles Weinblatt....111.91
24*Kontrym, Wincheslav—N Y Telephone Co. .....23.55
24 Kalotkin, Reuben——the same .....19.39
24 Katz, Philip—Leon Hirch ..... ....150.70
24 Karp, Davis—Richard E Thibaut ....888.69
24 Kipp, Gabriel—N Y City Ry Co.....107.75
24 Knowlton, John C—Ida D Knowlton...164.71
24 Kliss, Albert—Bert K Bloch .....215.10
25 Koetne, John—Jacob Zlotnick.....100.45
25 Kalcheim, Henry—Daniel Fenchel.....112.15
25 Kaiser, John—Wm F Duryea.....4,554.93
22 Lyons, Geo R—N Y Tel Co .....289.39
22 Lathrop, Melvin P—C R Sutherland..1,287.88
23 Lutkins, Stephen H—Robert J Austin..149.21
23 Lavelle, James H—Michael Isenberg..496.37
23 Leitner, Joseph—Frederick W Donahue.224.91
23 Lawrence, Newbold T—Geo W Buskirk.... .....costs, 449.26
23 Levi, Carl—John Linker.....33.01
24 Lowman, Clayton F—N Y City Ry Co..191.75
24 Little, Edw S—Orange Ntl Bank.....227.72
24 Lehtoner, Eva admrx—N Y, N. H & H R R Co.....costs, 55.00
20*Murphy, John J—Jane A Van Ness....379.72
20 Mills, Hiram P—Louis Blash et al.... 142.62
20 MacRae, Hugh, Jabez E Van Orden....125.71
20 Metzgar, Samuel—Eugene Weiblen ....42.63
20 Marshall, Edw G—N J Terra Cotta Co.... ..... 107.60
20 McCrosson, Clarence A—Ronald & Johnson Co ..... 225.82
22 Mullaney, Joseph—Nathan Poley Co....140.91
22 Miller, Samuel—John C Orr Co.....1,048.00
23 Mills, H Perry—Levi D York.....929.05
23 McMillan, John—Paul M Schlichter et al. .....401.12
23 Muirhead, William—Leo Schlesinger.22,358.28
23 Maciejewski, Albert—Bert K Bloch....679.61
24 Mahoney, John J—Grant Squires.....74.65
24 Mauz, William—Sonn Bros Co.....96.88
24 Mumbrauer, Henry C—David H Morris et al .....23.23
24 Mitkievicz, Eugene—N Y Telephone Co.23.55
24 Morphy, Hubert T J A—Philip Mindel.128.00
24 Middleton, William—Interurban St Ry Co. .....116.75
24 Meeker, Herman E—Electric Vehicle Co. .....631.82
24 Meeker, Herman A—N Y Metal Ceiling Co. .....137.53
24 the same——the same .....182.76
24 McGuckin, Henry J—Allen Advertising Co. .....756.63
25 Merton, Holmes W—Patrick J Flannery. .....210.92
25 Melchers, John S—Chas F Mattlage & Sons .....115.05
25 Mendelson, Wolf & Max—Catherine A F Casanova .....871.82
25 McCutcheon, Geo C—Geo F Wiemann & Co .....38.79
24 Nolan, Catherine M—Harry Held.....491.58
22 O'Brien, Alice B—New York Tel Co....46.22
23 Oakford, William—Burton & Davies Co.132.58
24 O'Meara, Patrick B—Jane C McCrystal.61.59
25 O'Dell, Eugene S—Sam Linker.....170.71
25 Osterberg, Paul M—Richard Freidlander et al.....100.72
25 Same——the same.....30.23
20 Peck, Louis—Alexander J Hamilton Jr.... ..... 500.69
20 the same——the same .....382.97
22 Perlman, Meyer—The People, &c ....500.00
23 Persyn, Henry—Chas W Dyer.....27.39
23 Penny, Joseph H—B Farquhar Curtis.842.23
24 Peters, Frank—Independent News Co..30.24
24 Porr, William—Press Pub Co.....51.22
25 Poster, Lena—Arthur A Alexander et al .....25.99
25 Potter, Albert—Cassie Fawcett.....335.17
25 Powers, Peter J—Eagle White Lead Co .....304.73
22 Quell, Sophie—Mutual Milk & Cream Co.. ..... 120.86
20 Robinson, Horace G—Max Friedman .... ..... 5,015.50
22 Ruehl, Adolph—Jos Houser ..... 556.31
22 Rothfeld, Isaac—Hyman Tarter et al..165.96
22 Racopulos, Dimitrious—N Y Tel Co....44.69
22 Rothschild, David—L F Kunt .....444.52
22 Rosenwassar, Isaac—The People, &c .... ..... 1,500.00
22 Rabinowitch, Harry——the same..... 500.00
22 Riege, F Arthur—Mathias Krenn.....75.03
23 Reusser, Alfred—G T Lawrence & Gregory Co.....188.96
23 Robinson, William—Albert T Swan....440.09
23 Rothschild, Theodore—Max D Steuer..273.32
24 Read, Linus G—Samuel R Fox et al.... .....costs, 140.84
24 Roderick, James—Man Electrical Supply Co. .....81.27
24*Rosenblum, Samuel—Am Woolen Co of N Y .....7,672.19
24 Rohleder, John S—Bert K Bloch .....235.25
25 Rotstein, Richard—Jacob Zlotnick.....100.95
25 Rothman, Joseph—David Gier.....52.71
25 Rothenberg, Max—Richard Lichtenstein et al .....216.24
25 Rosenberg, Louis—Nathan Folk.....38.45
25 Robitzek, William—Alexander D Chew. ..... 76.72
25 Reinhardt, Louis—Marie L For.d.....638.40
20 Schwartz, Herman—Joseph Seeman et al. ..... 146.50
20 Simon, Benjamin & Abraham—Philip Blaskoff et al ..... 182.44
20 Scoboloff, Max—Alexander J Hamilton Jr. ..... 382.97
20 the same——the same .....500.69
22 Shear, Herbert C—Met St Ry Co.....67.88
22 Scher, David—Isaac O Schiff and ano.... ..... 384.62
22 Schlesinger, Max—John C Orr Co....1,048.00
22 Sauerstrom, Adolph——the same.....1,048.00
23 Sherwood, William—Margaret Knight..425.91
23 Stanton, Frederick J—Arnold, Constable & Co.....486.39
23 Seffers, William—Frank C Clark.....176.15
23 Smith, Joseph L—Wm J Lynch.....161.91
24*Strauss, Max—N Y Telephone Co.....73.99
24 Seering, Josephine—Yonkers R R Co..119.21
24 Sugarman, Harry—Louis Levin .....12.31
24 Schoenberg, Isaac—Myron H Oppenheim.64.65
24 Stachnik, Paul—Christian Koster et al.31.71
24 Smith, Harry W—John G Hannah....183.17
25 Simon, Rachael—Anton Simon et al....475.64
25 Salkin, Elik E—Jacob Zlotnick.....100.95
25 Schroeder, Charles—Rogus Tea & Coffee Co .....21.38
25 Stein, Barnett—Berel Tolk.....114.15
25 Smith, Addison—Am Real Estate Co....195.24
25 Simonson, Ida or Zatulonsky—Met St Ry Co .....costs, 71.86
20 Tringale, Domenico—Bruce Gilchrist..102.91
20 Tunick, Abraham—N Y Telephone Co..24.65
20 Taneser, Lazar & Simon—Joachim Spiro et al .....852.41
20 Taborisky, Jacob—Louis Leavitt ..... 516.35
20 Thaler, Julius and Amelia—State Bank.. ..... 328.17
20 Tilston, Augusta—Herman Boyman....283.67
22 Thuor, Harry A—John C Orr Co....1,048.00
23 Tanner, Henry I—Augustus F Beckmann et al .....94.45
23 Tannenbaum, Nathan—Moses Straus Co. .....2,546.15
24 Thomas, Abraham W—James R Keiser et al .....223.01
20 Vanderpoel, Augustus G—Anna C Hassett. .....2,082.57
23 Vallely, James F—Margaret Mallon...108.65
24 Volkmar, Henry G—Richardson & Boynton. Co.....233.70
25 Von Ridenstein, Herman G—Frieda Marsh Peet .....208.03
20 Woodruff, Chas D—Thomas Narvell et al. .....136.95
20 Warrington, Leslie G—Eugene Weiblen..35.65
22 Weil, Adolph—E Heller & Co.....135.14
22 Wagner, Elias—Samuel Rappaport and ano .....76.65
23 Williams, W Edwin—Wm M Mickelborough .....1,294.14
24 Weiss, Helena—James E Nichols et al.411.26
24*Weinger, Morris—Am Woolen Co of N Y .....7,672.19
25 Weiss, Adolph & Rose—Wm G McKenney et al.....348.34
25*Wolf, Joseph——the same.....348.34
25 Wiedemeyer, Elizabeth G—Ptalinachrone Co .....51.00
25 Ward, Henry—Mutual Ins Co of N Y..914.10
25 Wallace, Frank J—Penn Rubber Co of N Y .....175.52
25 Weiss, Barnet—Catharine A F Casanova .....871.82
22 Zwirn, Benjamin—Bennett & Gomper Co. .....166.85
23 Zalkin, Charles & Morris—State Bank.281.11
25 Zatulonsky, Ida—Met St Ry Co.....71.86

CORPORATIONS.

20 Hauben Realty Co—N Y Telephone Co.195.62
20 American Abissinian Trading Co——the same .....47.70
20 Lederer Amusement Co—Gustave Kerker et al .....costs, 95.75
22 N Y Butchers Dressed Meat Co—John T Sturdevant .....840.62
22 Swift & Co—Frank H Quarrell ..... 202.41
22 The City of N Y—N Y City Ry Co ....77.35
22 the same——the same ..... costs, 77.35
22 Equitable National Bank—Fannie Wells... .....117.81
22 Van Horn & Co, No 18—Geo D Sherman.. .....333.55
22 the same, No 19——the same .....333.05
22 Monarch Towel Supply Co—Harry L Cochran .....347.50
22 O'Rourke Engineering Construction Co—Eugene Murphy .....509.72
22 Thompson, Pettit Co—Wood & Selick....83.88
22 Same——United Confectioners Supply Co.. .....372.95
22 Citizens Independent Ice Co and John B Phillips Mfg Co—Con Nat Bank of N Y. .....536.26
23 A Leon Rudolph Co—N Y Telephone Co.35.90
23 Credit Security Corp——the same.....70.26
23 Chadwick Motor Car Co——the same...137.04
23 Economy Furniture Co of N Y——the same. .....49.40
23 Geetzy-Formozone Co——the same ....27.12
23 The Junior Pub Co——the same.....157.02
23 Laurence Building Co——the same .....40.60
23 New Amsterdam Pub Co——the same..216.68
23 One Minute Churn Co——the same....34.88
23 Ocean View Cemetery——the same .....103.81
23 Oxford Improvement & Construction Co—— the same .....66.39
23 The 140th St Co——the same .....38.55
23 Delhi Silk Co—Villa Stearns Co....1,096.11
23 Northwestern Realty Co—City of N Y..104.72
23 the same——the same .....104.72
23 The O J Gude Co—Geo W Buskirk....449.26
24 Auto Service Co—Rapid Safety Fire Extinguisher Co of N Y .....28.91
24 Lakewood Realty Co—Wm S Powell et al. .....512.93
24 Charles Morton & Co—Edw C Van Glahn et al .....210.06
24 West Side Amusement Co—Daily Attraction in N Y .....75.67
24 Manhattan Glass Tile Co—Candee, Smith & Howland Co.....371.92
24 Hawkins Iron Construction Co—Employers Assn of Architectural Iron Works.....59.72
24 Alfred Harstn & Co—Felix Isman.....267.16
25 The City of N Y—Joseph Gilligan....2,000.00
25 The Chicago & Alton R R Co—Walter W Newcomer .....532.22
25 Same——the same.....costs, 25.00
25 Stirling Hotel Co—Morris E Howlett et al .....181.05
25 Union Ballast Co—Thomas W Kiley et al .....264.87
25 The City of N Y—Giovanni Lupo.....250.00
25 Same—Lucia Phupi.....900.00
25 Hoh Stahl Motor Co—Van Dyck Churchill Co .....12.86
25 Same—the same.....130.13
25 Blue Ridge Hosiery Mill—Gordon B Bradley .....780.05
25 City of N Y—Adam A Cross.....1,366.22

## SATISFIED JUDGMENTS.

July 20, 22, 23, 24, 25 and 26.

Avallone, Raffaele & Francesco—P Shelly. 1903.....$1,715.82
Avallone, Frances or Frances Damato—G Stolz 1901 .....316.96
Austin, Geo C—National Bank of North America in N Y. 1907 .....36.57
Bach, Milton—Interborough Rapid Transit Co. 1907 .....32.65
Bazley, Thomas D—Swift & Co. 1906.....118.98
Barton, James D—H L Miles et al. 1907..29.23
[4]Durlan, William—Bank of the Metropolis. 1896 .....855.01
Baldwin, Marshall D—F W Whitaker. 1907. .....112.23
Duval, C Louis—M T Donnelly. 1907.....27.72
Damato, Frances or Frances Avallone—G Stolz 1900.....314.70
Durlan, William—R Guggenheimer et al. 1896. .....803.21
De Szogney, George—T B Harvey. 1907.369.16
Ensign, Wm S—J O Daniels. 1906.....40.90
Finman, Jacob & Fanny—C Davidowitz. 1906. .....114.64
Fain, Simon & Joseph—E Hey et al. 1899..149.06
Gintzel, Ernst—S Wasserman et al. 1907..111.72
Howden, Francis E—E B Van Norden. 1904. .....324.60
Haas, Julius H—W H Stonebridge. 1907..12.72
Hammond, Wm K—Jagels & Bellis. 1907..164.11
Halprin, Hyman—E G Higginbotham. 1906.534.40
Ireland, Adelia D—William Horre & Co. 1907 .....199.20
[3]Jones, Samuel W—R Richards. 1905....1,245.28
Kinneally, John J, treas, &c, and Alfred C Kihn—J Bernstein. 1905.....636.65
Same——same. 1906 .....95.12
Same——same. 1907 .....115.93
[1]Korn, Henry—Tenement House Dept. 1906.264.91
Lamedico, Joseph & Luigi Penco—T F Cucurullo. 1907 .....215.67
Lipschitz, Samuel—M Friedman. 1907.....222.37
Meurer, John—I Frank. 1906 .....111.91
[1]Meryash, Louis—J Lever. 1907 .....271.86
Meryash, Louis, Joseph Kalichsman, Max Samuels and Salomon Seiler—M Rosenzweig et al 1907 .....318.50
McMahon, Dennis—T D Taylor. 1898.....64.27
Same——N Y History Co. 1898.....90.65
McMahon, Denis—Richardson & Boynton Co. 1898 .....79.37
McKelvey, John—J Hardy. 1904 .....148.46
Nichols, James A—J W O'Bannon. 1902...76.97
O'Brien, John J—W N Shannon. 1899....1,773.31
Portman, Ike—I Frankel. 1905.....37.17
Patterson, Stephen G—City Trust, Safe Deposit & Surety Co of Phila. 1900.....97.20
Same——same. 1900 .....108.80
Same——same. 1899 .....97.20
Phelan, Phillip J—C K Covert. 1907.....69.15
Perlmutter, Max—L Levy. 1903.....48.41
Peters, William—G Green. 1907 .....67.24
Pubillones, Antonio V—W Hawkin. 1905 1,058.67
Rohinsky, Morris, Elias Brown and Marcus Klotz—J Wolf. 1907 .....266.19
Robinson, Julius A—T Regan. 1901.....39.30
Roberts, Theodore—Kumberger & Vreeland. 1907 .....666.82
Robinson, Julius A—M Feigel et al. 1900..155.19
Solbodin, Henry L—W Rieser. 1907.....119.41
Schnafer, Edward & Samuel—P Pizer. 1907. .....240.85
Singer, John & Richard—H Gold et al. 1907. .....598.62
Sandrowitz, Bernard—M Amster. 1899 ...120.47
Terry, Geo D—E C Talcott. 1898.....138.77
Tompkins, Henry—M T Reynolds. 1907...197.41
Unterberg, Abraham & Bella—S J Rosenblum. 1905 .....266.65
Van Slyke, Adelaide P & Lewis H Allen—D C Taylor. 1906 .....1,742.21
Van Brink, Louis—S Bergfeld et al. 1900..786.99
White, Edward—C Cahn. 1907 .....42.47
[3]White, Joseph H—H Fromme et al. 1906. .....220.98

CORPORATIONS.

Hawthorne Building Co—Troy Public Works Co 1907.....185.81
Roseben Realty Co and Harry Prusansky—H Pomeranz et al. 1907 .....317.15
The John C Cochran Company—Empire Ribbon & Machine Co. 1907 .....25.14
A Feldman Construction Co—A Klein. 1907.37.41
Long Island R R Co—L Hacker. 1907...250.00
Lenox Construction Co—C C Beanville. 1907. .....834.32
Same——same. 1907 .....107.40
Hawthorne Building Co—N Grossman et al. 1907.....145.22
Conron Bros Co—People, &c. 1907 .....728.78
Same——same. 1907 .....1,516.02
[1]D E Baxter & Co and Melvin G Lathrop—G R Sutherland. 1907 .....1,287.88
M J Taylor Co—L N Asiel. 1907.....72.25
Castle Braid Co—The City of N Y. 1904.90.55
Same——same. 1903 .....4,988.93

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

July 20.

216—64th st, No 157 West. New York Metal Ceiling Co agt Herman E Meeker .....$295.00
217—Broadway, No 401. Pardi & Zuria Tile Co agt Walker Realty Co and L A Wright & Co.....259.80
218—49th st, No 21 East. John B Coste agt Mary Seaton and Walker & Perret .....150.00
219—Water st, s w cor Corlears st, 232x190 to East River. Sexauer & Lemke agt Hecker-Jones Mills Co and Milliken Bros.....3,403.25
220—1st av, No 1116. Pickert, Passel & Miller agt Isaac Shapiro and Sam Litt .....65.00

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6

221—Av A, No 219. Same agt Birdie C Schlesinger and Sam Litt .....70.00
222—8th av, n e cor 144th st, 100x100. Pardi & Zurla Tile Co agt Northwestern Realty Co.....913.50
223—Tinton av, n w cor 158th st, 75x100. Same agt same .....777.00
224 Satisfied.
225—10th av, Nos 285 to 291. Wm A Thomas Co agt Pincus Lowenfeld, William Prager and Morris Zimmerman.....171.90
226—84th st, No 126 West. Ernest S Piper agt Rosalie Meyers and Henry Meyers..57.20

July 22.

227—Hamilton st, No 40. Ventimiglia & Guarneri agt Thomas McGown and E Rieger & Co.....80.00
228—Southern Boulevard, w s, 300 n of 187th st, 76.9x74. Antonio Mansoilli agt Universal Cement Brick & Block Co.....115.00
229—138th st, Nos 35 and 37 West. Davis Schwartz agt Hyman B Goldberg.....765.00
230—2d av, No 170. Same agt George Goldstein and Hyman B Goldberg.....77.00
231—Water st, No 44. Doane & Edelman agt estate of Wm H Phillips and G R Shepard Engineering & Construction Co.....406.04
232—Webster av, s w cor of 179th st, 100x100. B Diehl Construction Co agt Roco Realty & Construction Co.....275.00
233—Lewis st, Nos 49 and 51. Herman Robinson agt Morris Fisher .....150.00
234—Barrow st, No 14. John Elliott agt Adele Carpenter and Luke A Wright.....475.00

July 23.

235—117th st, n s, 248 e Pleasant av, 75x100. Edwin M Houghtaling et al agt Montifiore Realty Co.....125.00
236—Madison st, No 160. Samuel Shanker agt E Reibstein and Joseph Epstein .....210.00
237—Westchester av, s s, 110 e Brook av, 214.6 x74. John W Duncan agt Archibald C Russell and J T Finn.....713.25
238—Eldridge st, Nos 236 to 244. Joe Sak agt Louis Minsky and Piskoosky & Apseloff .....35.00
239—Union av, n w cor 150th st, 25x100. Jackson Bros agt Paul Doino .....25.14
240—East Houston st, Nos 100 to 106. Tony Malkiewitz agt Albert E Low and Max Jorrisch .....68.00
241—148th st, No 554 West. Geo F Moore, Inc, agt Herman I Peck and David H Goldstein. .....124.85
242—112th st, Nos 522 and 524 West. Same agt Seplow Co.....77.00
243—1st av, No 216. Simon Baer agt Morris & Samuel Saffer and Aaron Danziger. .....55.00
244—161st st, No 884 East. American Electric Construction Co agt Andrea Avitabile and F C LoMante .....30.35
245—Webster av, e s, 75 n 175th st, 60x200 to Park av. National Bridge Works agt Vehicle Realty Co and New York Derrick & Engineering Co.....765.06
246—Lewis st, Nos 49 and 51. Frederick Trulio agt Morris Fisher & Isaac Josephson..575.00

July 24.

247—61st st, No 110 West. Van Nest Wood Working Co agt Anna Durass, John T Finn and Elmer G Sharp .....1,017.25
248—Same property. Ross Lumber Co agt Anna T Duross and E G Sharpe .....112.43
249—8th av, n e cor 144th st, 159.10x100. Richard E Thibaut, Inc, agt Northwestern Realty Co and Rosenblum and Middleman. .....293.28
250—Same property. Brohmer Bros agt Northwestern Realty Co.....872.00
251—Tinton av, n w cor 158th st, 75x95. Same agt same .....1,500 00
252—2d av, e s, 60.3 s 58th st, 40.2x87. Weisberg Mark Co agt Louis Zimmerman..1,400.00
253—Chrystie st, s e cor Delancey st, 50x100. Lillian B Friedlander agt Isaac Kleinfeld and Isaac Rothfeld .....1,225.00
254—7th av, s w cor 131st st, 50x100. Robinson Stoneware Co agt Gustav M Piermont. .....80.00
255—227th st, n s, 155 e Barnes av, 25x100. Van Nest Wood Working Co agt John Minke and Herman Masche .....82.70
256—Perry av, No 3194. Harry Harper agt Thibbert R Roach and Harry Messinger.52.68
257—Longfellow st, Nos 1144 to 1152. Haskel Speisman et al agt Nathan Passman, Morris Dauere and Sam Hotoff .....65.00
258—73d st, Nos 503 to 515 East. Harris Bernstein agt Frank Messer & Jacob Warm.1,735.00
259—Westchester av, s s, 110 e Brook av, 214.6 x74. Church E Gates & Co agt Archibald C Russell and J T Finn .....71.08
260—77th st, Nos 307 to 311 East. Wm M Young agt Samuel L Wallenstein and Julius Mueller .....130.95
261—Mulberry st, No 26. Russo Paninico & Co agt Charles Bacigalupo and Luigi Granolo .....300.00
262—Simpson st, w s, 100 n Westchester av, 75 x100. Jos Antonuccio and Damiano agt Louis Stern & Co and G Pelli & Co .....750.00
263—Fairmount pl, n s, 337 w Prospect av, 25x 100. Church E Gates & Co agt J Embrie and David H Sarfsky .....742 38
264—Verio av, s e cor 236th st, 110.1x92.8. Same agt German Real Estate Co and David H Sarfaty .....1,962.73
265—117th st, n s, 248 e Pleasant av, 75x100. Weisberg Mark Co agt Montifiore Realty Co. .....3,100.00
266—3d av, s e cor 179th st, 325.9x115.4. Kimler & Cohen agt Northwestern Realty Co. .....968.00
267 Webster av, n w cor 198th st, 48.2x87.11. Harlem River Lumber & Wood Working Co agt Harrington & Stafford and Michael Lestrange .....340 00
268—39th st, No 32 East. Alexander & Reid Co agt Philip or A K Rhinelander and John Fulton .....67.00
269 Hicks st, e s, 125 n Morris st, 25x100. C Cipolla & Co agt Alva Durant .....335.40
270—Hicks st, e s, 100 n Morris st, 25x100. Same agt same .....327.90

July 25.

271—Verio av, s e cor 236th st, 100x100. James C Forbes agt German Real Estate Co and David H Sarfaty .....2,925.00
272—230th st, s s, 105 e 2d av, 50x100. Same agt Thomas Holland and David H Sarfaty. .....1,550.00
273—Fairmount pl, n s, 337 e Prospect av, 25x 100. Same agt J Embrie and David H Sarfaty .....836.00
274—East Houston st, Nos 100 to 106 East. Aron Garfein agt Albert E Low and Max Jarrish .....141.30
275—Tinton av, No 1055. Harry Harper agt Thibbert B Roach .....29.65
276—61st st, No 110 West. Bierach & Co agt Anna T Duross and J T Finn Co..45.00
277—69th st, n s, 225 w West End av, 125x 100.5. Roof Maintenance Co agt Andrea Avitabile and Wm T Hookey .....180.00
278—Av D, Nos 30 and 32. Sam Karger agt John Kotzen and Jacob and Joseph Haberman .....34.50
279—117th st, n s, 248 e Pleasant av, 37.6x 87.10. Joseph Barone agt Montifiore Realty Co .....2,300.00
280—112th st, s s, 175 e Broadway, 25x100. Landon & Co agt Kleinfeld & Engelsberg. .....237.90
281—117th st, n s, 248 e Pleasant av, 75x100. Brooklyn Fireproof Sash & Door Co agt Montifiore Co and Weisberg & Mark Co. .....2,650.00
282—Broadway, s e cor 62d st, 116.2x171.8. International Fire Proofing Co agt Estate John G Wendell and John T Finn....1,152.30
283—Columbia st, No 70. Cardile & Co agt Congregation Havas Achin Anche Ungarn and Fuchs & Grillo .....289.90
284—Broadway, No 1876. John T Finn agt John G, Mary E A, Rebecca A D and Ella V Wendell and Motor Hart .....3,875.78
285—Verio av, s e cor 236th st, 110.1x92.8x irreg. Antonio Rezzetti agt German Real Estate Co, David H Sarfaty and Riccardi Bros .....385 50
286—72d st, Nos 438 and 440 East. Morris Shack agt Louis Fink and M Delitsky..105.50
287—2d av, No 2423. Antonio Sorice agt Adolph Jacobs and Luigi De Rosa.....244.00
288—Bradhurst av, Nos 122 and 124. Herrington Bros Inc agt H Leiner.....76.90
289—53d st, No 427 West. Oscar Arnovitz agt John F, Henry A and Wm A Gerdes and Levin & Levin Contracting Co.....6,695.00
290—1st av, No 93. Benjamin Simon agt The Worth Realty Co and Pollack & Mass..1,300.00
291—Broadway, e s, 87 s Bond st, 29x130. Blackall & Baldwin Co agt Number Six Fifty Two Broadway..... .....320.00

## BUILDING LOAN CONTRACTS.

July 20.

Ryer av, w s, 203 n 181st st, —x—. Thomas P Howley loans Richard Keil to erect a 3-sty dwelling; 3 payments .....9,750

July 22.

No Building Loans filed this day.

July 23.

Unionport rd, e s, 275 n Mianna st, 25x144. Thomas Burke loans Louis Berger to erect a 2-sty flat; 3 payments .....3,000
Christopher st, Nos 35, 37 and 39. Italian-American Trust Co of the City of N Y loans Dominick Abbatte & Pietro Alvino to erect a — sty building; 7 payments.....40,000

July 24.

3d st, Nos 191 and 193 East. Pincus Lowenfeld and William Prager loan Samuel Barkin to erect a — sty bldg; 7 payments..25,000
2d st, Nos 302 and 304. Max Kotzen loans Joseph Wolkenberg to erect a 6-sty tenement; 9 payments .....22,000
1st st, Nos 88 to 98. Hyman D & William S Baker loan Julius Tishman to erect three 6-sty tenements; 10 payments .....60,000)
Honeywell av, s e cor 182d st, 109.7x17.6x irreg. Manhattan Mortgage Co loans Margaret M Chambers to erect a 4-sty tenement; 7 payments .....14,000

July 25.

Stebbins av, e s, 158.10 n Freeman st, 50x127. James G Wentz loans Louis E Bates and Wm C Oesting Jr to erect a 5-sty tenement; 7 payments .....$25,500
Park av, s e cor 154th st, 52.4x66.8 x irreg. Elias Dickinson as trustee loans Denis M Gallo to erect a 2-sty stable; 2 payments .....11,200
5th av, No 507. John H Ford loans Fleischmann Realty & Construction Co to erect a 12-sty building; 12 payments.....200,000
Brome st, s e cor Essex st, 25x75. Lawyers Realty Co loans Albert Sokolski to erect a 6-sty tenement and store; 3 payments..16,500
Columbus av, n s, 50 e Taylor st, 50x100. Manhattan Mortgage Co loans James J Drum to erect two 2-sty dwellings; 6 payments .....5,000

## SATISFIED MECHANICS' LIENS.

July 20.

Lincoln av, w s, 25 s 136th st, running through to e s 3d av. Louis Lewinthan et al agt Locust Farms Co. (March 29, 1907) ..350.00
9th st, No 619 East. Leo Kramer agt Harris Brown et al. (May 14, 1907) .....60.00

July 22.

116th st, s s, 200 w 5th av. J P Duffy Co agt Ahab Zedek Congregation et al. (March 16, 1907) .....270.49
Wendover av, No 752. Crane Glass & Mfg Co agt B Levy et al. (June 12, 1907)..165.00

July 23.

Greenwich av, Nos 61 to 71. The E H Ogden Lumber Co agt Joshua Brush et al. (July 20, 1907) .....2,512.82
151st st, No 241 East. Church E Gates & Co agt Frank Saducci et al. (July 18, 1907) .....242.85
103d st, Nos 155 and 157 East. Herman Greenberg agt Sundel Hyman et al. (Aug 6, 1906) .....160.00
Same property. Gustave Ernst agt Sundel Hyman et al. (Oct 29, 1906) .....796.00
5th av, s e cor 59th st. W F Irish Electric Co agt Hotel Savoy. (March 30, 1907)..... .....1,028.05

July 24.

[2]Longfellow st, w s, 125 s 172d st. Owen R Toher agt David H Spring. (July 15, 1907) .....791.00
[2]Broome st, Nos 65 and 67. Harris Bernstein agt Jacob T Hildebrandt et al. (March 12, 1907).....554.50
Lewis st, No. 55. Israel Kessler agt Mary Zisola. (May 25, 1907) .....129.25
Columbia st, No 77. Same agt Mollie Zasuly. (May 27, 1907) .....115.50
Westchester av, s s, 110 e Brook av. Frederick J Moses agt Archibald D Russel et al. (July 9, 1907) .....379.32

July 25.

49th st, No 434 West. Max Schnee agt John Callahan. (May 14, 1907).....$72.00
[3]34th st, Nos 43 and 45 West.....|
35th st, Nos 62 and 64 West.....|
Standard Carpenter Works agt Samuel Green. (July 11, 1907) .....4,500.00
[2]Washington av, e s, 200 n 171st st. Isaac Middleman et al agt Samuel Williams et al. (July 11, 1907).....1,181.00
[1]91st st, Nos 150 and 152 East. Henry A Van Praag agt Nathan E Clark et al. (July 19, 1907) .....150.50
[1]123d st, Nos 129 and 131 East. Samuel Desowitz agt Cornelia McKay et al. (Dec 21, 1906) .....160.75

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

July 19.

Bercioux, Eugene; Henry Jarde; $800; E L Parodi.
Dunn, Louise S & B Sherwood Dunn; Wm D Wheeler; $3,076.95; Kroger & Austin.

July 20.

Sypher & Co. W Irving Clark et al exrs; $5,098.30; W R Brinckerhoff.

July 22.

Hirshfeld, Martin & Moritz Nagel; Textile Fabric Co; $1,000; J P Herren.

July 23.

Brown, Chas A; Lincoln Trust Co; $95,000; Bowers & Sands.
Backar Supply Co; Manhattan Electrical Supply Co; $838.51; Rounds Hatch, Dillingham & Debevoise.

July 25.

Lacosti, Pierre V; Alfred F Bertin; $2,149.62; H A Vieu.
F W Berk & Co, Lim; Fuerst Bros & Co; $1,-304.80; Meighan & Necarsulmer.

## CHATTEL MORTGAGES.

July 19, 20, 22, 23, 24 and 25.

AFFECTING REAL ESTATE.

Benson, J J. 509 E 117th..Wash G F Co. Gas Fixtures. $74
Cong Beth Hamedrosh Hagodol of Harlem. 112 E 105th..Raisler H Co. Heaters. (Corrects error in last issue as to name.) 1,150
Fisher, M. 49-51 Lewis..Eureka C Co. Gas Fixtures. 250
Goldfine, J. 14-6 Hamilton....Reedy E Co. Elevator. 2,550
Hathorne Building Co. 143d, n e cor Riverside Drive..Reedy E Co. Elevator. 2,450
Nesi, H. 124-2d av..Roeser & Sommer & Co. Gas Fixtures. 51
Rappaport & Grant. 401 E 60th..I A Sheppard & Co. Ranges. 325

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| Rosendale, or Natural, in wood, Per bbl. | | @ | 95 |
| Portland, Domestic, in wood | 1 65 | | 1 75 |
| Portland, German | 1 90 | | 2 10 |

Manufacturers' Quotations:

The following special quotations, for cargo lots, in wood (or net), are furnished by agents of the brands, and they, not we, are responsible for the accuracy of the figures given:

| | | | |
|---|---|---|---|
| Atlas Portland | 1 65 | @ | 1 75 |
| Alsen (American) Portland | 1 70 | | — |
| Vulcanite | 1 68 | | 1 73 |
| Trowel Portland | — | | 1 70 |
| Nazareth | — | | — |
| Lehigh | 1 65 | | 1 70 |
| Dyckerkoff (German) Portland | 2 50 | | 2 75 |
| Alsen (German) Portland | — | | 2 30 |
| Royal Crown (Belgian) | 1 80 | | 2 00 |
| Heyn Bros. (German) | 2 20 | | 2 50 |
| Northampton | 1 71 | | — |
| Dragon Portland | 1 70 | | — |

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REAL ESTATE RECORD AND BUILDERS GUIDE.
ESTABLISHED MARCH 21st 1868.
DEVOTED TO REAL ESTATE, BUILDING ARCHITECTURE, HOUSEHOLD DECORATION, BUSINESS AND THEMES OF GENERAL INTEREST.

PRICE PER YEAR IN ADVANCE EIGHT DOLLARS

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C. W. SWEET

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WALL STREET markets this week have moved within narrow limits, with, on the whole, a reactionary result characterized by weakness with only moderate activity. Professional pressure was in evidence and there was little or no important support. There were many reasons given for the decline, among them universal demand for gold, the admission of the directors of the Steel Corporation that the new orders for July would at least be 25 per cent. of under last July's total, unfavorable weather in the Northwest and the absence of the public from the market. Possibly all these matters were contributing factors, but it must not be forgotten that we are in the midst of summer and the movement of the stock market up or down in this season can have no great significance, unless concerted action on a large and comprehensive scale is indicated. Nothing of the sort is, however, apparent, for the bulk of the trading during the week bore the earmarks of the professional operator, and most of the stocks sold were borrowed for that purpose. Transactions have been confined, as in recent past weeks, to Union Pacific, Southern Pacific, Reading, St. Paul, Amalgamated Copper and United States Steel. The directors of Southern Pacific declared on Thursday a six per cent. annual dividend, payable quarterly. Although certain powerful interests have been keeping Union Pacific comparatively strong for the obvious purpose of floating successfully the Union Pacific's convertible fours, it is, as has been stated before in these columns, a perfectly justifiable proceeding in view of the condition of the road and the prosperity it enjoys, which must necessarily continue. Other allied issues have naturally benefited, but as has been authoritatively pointed out these powerful interests have not been able, nor indeed have they desired to promote a wide movement upward. They have known that the first result would be a spurt in call money and a demoralization of their own programme. Many conservative Wall Street men do not view with concern the decline in the volume of orders for Steel and Iron. They see in it better conditions in the money market and an increase in the available supply of liquid capital which may serve to relieve the congested condition of the present securities market. There is a sentiment gaining ground among experienced financiers that, while the country is undoubtedly prosperous, there may be some falling off in business in the immediate future. Such views were published in a Wall Street news service on Thursday, mentioning also that there had probably been an over-extension of real estate trading in all its branches throughout the country. Time money during the week has been firmer and call loans have been renewed at 3½ per cent.

MANY of our readers do not like the suggestion advanced in the Record and Guide of last week that the assessed value of real estate should again be subject to a general increase for the purpose of obtaining money to construct new subways. Well, it is natural that property-owners should fear the result of an addition to the assessed value of real estate, but they have not so much reason to fear such a process as they think. They should remember the effects of the last general increase in assessed valuation in 1902. During ex-Mayor Low's and ex-Comptroller Grout's administration the value of real estate for taxation was increased by almost $1,000,000,000 for the purpose of obtaining the money needed for absolutely necessary improvements. This increase was bitterly opposed by real estate brokers and owners on the ground that it would eventually lead to an increase in taxes; but these fears proved to be wholly groundless. The tax rate has increased very little since 1902, and tax bills are no heavier, except in cases of an actual increase in real estate values. There seems, consequently, to be no good reason why the same expedient should not be used to meet a similar emergency. Money is critically needed for the building of new subways, and Comptroller Metz asserts, without qualification, that the city cannot raise that money with only a normal increase in the assessed value of real estate. It is absurd that a city like New York should be prevented from constructing necessary and profitable public improvements, but such is the law of the State. It is to be hoped that this constitutional limitation of the borrowing capacity of the city will eventually be either repealed or modified, but in the meantime something must be done. New subways are indispensable both to the convenience of the city's inhabitants, and to the real estate and business interests of Manhattan and the Bronx. If they are delayed for an indefinite period, every year of delay will cost the property-owners of Manhattan millions of dollars. They should be willing, consequently, to submit to any measure which offers them an easy and an early escape from the dilemma, and a general increase in assessed valuation is the most available measure adequate for the purpose. There is only one other way in which subways can be built, and that would be by repealing the amendments to the Rapid Transit act, contained in the so-called Elsburg bill. But if this way out were taken, and private capital induced to build the subways by the offers of a long lease, the city would be practically giving away millions of dollars, which might just as well be saved for the benefit of future taxpayers. The Record and Guide would prefer subways leased for fifty years to no subways at all; but if possible both of these alternatives should be avoided, and the one means of avoiding them is that of raising the assessed valuation of real estate at least $500,000,000 more than the regular increase.

## More About Manhattan and the Other Boroughs.

REAL ESTATE operators and builders will do well to consider seriously the prophecy advanced by Mr. William E. Harmon in the last number of the Record and Guide. Mr. Harmon predicts that as an effect of the development of an improved transit system into the outlying districts around Manhattan the construction hereafter of six-story tenements will come to an end. Furthermore, if the conditions are such that the construction of the six-story tenement is no longer profitable, a certain decline in the value of existing tenement property will necessarily follow. Consequently, Mr. Harmon foresees "great losses in Manhattan real estate," and he advises the real estate operators in that borough to "study the general principles of their business." He accuses the Record and Guide of being correct in its analysis of the existing and the prospective situation, but "short of the mark in its conclusions," because it took a less gloomy view of the future of tenement-house property in Manhattan than he takes. Nothing, however, which Mr. Harmon has said convinces us of the "great losses" which are to follow from improved means of transportation with the outlying districts.

Improved means of transit undoubtedly have the double effect in general of concentrating business and distributing population. If fifteen years ago a really comprehensive and adequate system of rapid transit had been constructed, which would have enabled the population of the city to move freely to habitations on the other side of the waters which separate Manhattan from Long Island, Westchester and New Jersey, tenement-house property in Manhattan would not have become so expensive as it is, while at the same time the volume of business concentrated in Manhattan would probably have been larger than it is. The improved means of transit to Long Island and New Jersey will, as the Record and Guide pointed out two weeks ago, have

an effect in the future along these same lines, but there are excellent reasons for believing that the results will be different from what they would have been fifteen years ago and decidedly less disastrous to the owners of tenement-house property in Manhattan than Mr. Harmon prophesies.

It must be remembered that social as well as economic influences have much to do with the distribution of population. The life of a tenement-house tenant does not seem desirable to people who have been accustomed to pleasanter and less crowded surroundings, but literally hundreds of thousands of New Yorkers have been accustomed to it, and in a way prefer it. They like the bustle and movement of a crowded tenement-house quarter. They like to be near their friends, to places of amusement, and to certain familiar surroundings. The effect of these motives are seen plainly in Manhattan itself. The whole lower East Side is much more crowded than is the district known as "Greenwich Village," and real estate is worth much more on the lower East Side than it is on the West Side. But the Jews have none the less clung to that part of the city in which their blood brethren first settled, and although they have overflowed into Harlem and across the river, the overflow has not been dictated apparently by any desire for cheaper tenements. Wherever they go they carry with them the same customs and methods of living to which they have been habituated on the East Side. They crowd into a few rooms in Williamsburgh as on East Broadway, and they migrate not because they want to, but because they have to.

This clannishness and conservatism of the tenement-house resident must be recognized as a powerful force, which prevents them from responding freely to the opportunities for escape afforded by improved means of transit. The tunnels and bridges will have a profound effect, but this effect will, so far as the tenement-house resident is concerned, be less a matter of displacement than of the distribution of the overflow. A very large proportion of the 150,000 new inhabitants which New York obtains every year will be determined in their place of residence by the improved means of transit; but the actual displacement will be comparatively small—particularly among the tenement-house population. Not so many six-story tenement houses will be built in the future as there have been in the past; but they will continue to be built in those parts of the city where they now prevail. Owing to better means of transit large districts in the Bronx and elsewhere, which might have been covered with tall buildings, will be covered with low ones. We do not believe, however, that these buildings will draw the population to any considerable extent from the congested districts of Manhattan. They will provide for the increase of the population of New York, and in this way an even larger proportion of its inhabitants will be domiciled outside of Manhattan. But the population of Manhattan, also, will for the present increase to a certain extent, and tenement-house property in this borough will not be seriously or permanently injured by the diversion.

It must be remembered, also, that there will be many economic reasons for continuing to live in Manhattan. Poor people are obliged to live as near as possible to their work. They cannot afford the time and money for long rides. The enormous and increasing amount of business transacted in Manhattan will demand the services, not only of many people who can afford to travel far to their homes, but of as many more who cannot. Manhattan will always have a certain advantage in distance over the outlying districts. The advantage will not be so great as it has been, but it will be sufficient to make an enormous number of people prefer a six-story tenement in Manhattan to a three-story tenement in Brooklyn. We do not believe, consequently, that the great losses which Mr. Harmon predicted in Manhattan real estate will actually take place; and we do believe that it is the owners of flats rather than of tenements who will feel most severely the effect of the improved means of transit. Families who pay from $400 to $1,500 per annum in rent are much freer to take advantage of better transportation facilities than are the laborers, mechanics and factory hands, and if any losses occur, it is more likely to fall on this class of property. But the area injured by such losses would be small compared to the area affected by loss, which would affect all tenement-house property indiscriminately. The tenement-house population will not leave Manhattan willingly or freely. They will be crowded out slowly and, as it were, by compulsion. They will be forced to quit little by little, as business of one kind or another demands more space. As a result of these conditions the population of Manhattan will, in the more remote future, not only fail to increase; it will actually decrease. But this result is still separated from the present by fully a generation, and in the meantime, there will be no general fall in the value of tenement-house property. It may not and probably will not go any higher, but it should and will hold its own wherever its value is based upon a fair estimate of its earning power.

## Building Code Revision.

MR. CHARLES H. ISRAELS, a member of the commission charged with revising the Building Code, in intimating his preference for licensed constructors and discretionary decisions, indicates no doubt the direction of the flow of thought among his colleagues, so that the public can anticipate a fundamental change to be disclosed in the report of the commission. Mr. Israels holds that the principle defects in the existing code are its administrative features. That the psychology of the average person is such that he does not feel it an offense against good morals to wink at an infraction of the law not affecting the individual. Moreover, through ignorance on the part of a large class of builders, who also act as their own superintendents, many infractions of the law occur, which are not wilfully intended and which in many cases are injurious to the builder himself, as well as to the city. It is also a fact that a large number of these men wilfully disobey the law whenever the opportunity for evasion presents itself, and with the system of inspection in vogue in the Bureau of Buildings, these opportunities are frequent. The fault, however, does not lie entirely with the inspectors, who, no matter how competent, would find it impossible to thoroughly perform the number of inspections placed under their charge. We learn from a paper by Mr. Israels in the Journal of Fire that it is really proposed to place the responsibility for obedience to the law not upon the inspectors but upon a responsible superintendent, who, before being permitted to supervise the construction of any but the most minor works, shall qualify as to his capabilities before a board of experts. This superintendent might be either an architect, an engineer or builder or any other person, who has satisfied the authorities as to his qualifications:

It would also be this superintendent's duty to assume all responsibility for the observation of the building statutes and to secure the permits from the Bureau of Buildings, in order that he may be thoroughly familiar with the legal requirements of the structure over which he has charge.

In order to complete the thoroughness of administration it is further necessary that this superintendent shall file an affidavit at the completion of the work under his charge, stating that the work has been constructed in accordance with permit issued.

It is important that the Code provide that misstatements of material points in this affidavit should be visited by some positive punishment, such as the revocation of the license. The name suggested for this class of persons is that of Licensed Constructor, the choice having been determined upon by reason of the opposition evoked by previous attempts to license a particular class of men such as architects or builders, without leaving the field open to any one who might properly qualify.

Although this system has not been discussed in the Commission to any further extent than I have heretofore explained, it seems to me that one of the most important provisions of such a license system is the constitution of the licensing body, which, to be effective, must be of a high character and beyond suspicion. My suggestion is that such a board could be properly constituted by five men, two of whom might be selected by the American Institute of Architects, one by the American Society of Civil Engineers, one by the Board of Fire Underwriters, one by the Mason Builders' Association, and the Superintendent of Buildings. This board could employ a clerk and have a room assigned to it in the office of the Bureau of Buildings, and this clerk being engaged in other duties when the Board is not in session, the city need be put to practically no expense by reason of its existence, as I feel sure that the bodies named above would be glad to appoint a member to act as their representative, who would serve without compensation. This board should be clothed with full power to issue licenses and to revoke them for cause, after giving the offending constructor a proper opportunity to be heard.

Another feature equally important in Mr. Israels' opinion is the regulation of the discretionary power of the superintendent within proper meets and bounds.

Under section 410 of the charter of the City of New York, the Superintendent of Buildings is clothed with extensive powers to vary provisions of the law. This, in itself, is a wise provision, as there are many cases coming before the superintendent from time to time in which the letter of the statute cannot be properly obeyed and the desired results obtained. Nothwithstanding these broad provisions, however, the framers of the existing Code saw fit to construct section 2, which declares that this ordinance is hereby declared to be remedial and is to be construed liberally to secure beneficial interests and purposes thereof. In my opinion this section should be entirely eliminated, and provisions should be made for the use of the discretionary power of the superintendent in such a manner that his decisions may be always accessible. It is unfortunately true that the method laid down in the charter for the use of this discretionary power is exceedingly cumbersome, and should the charter revision commission now proposed become a reality, it is desirable that this method be changed so that the discretion may be used without reference to the Borough President. No matter how perfect a Code may be framed, it is absolutely impossible to prepare such a lengthly document without clauses which will be considered ambiguous by many applicants, and it is therefore of prime importance that the official construction placed upon such ambiguous language shall be easily accessible to any applicant. At present, such constructions are hid away in the mass of papers forming the records of the Bureau of Buildings, and would be impossible for the average man to find without an exhaustive search. This could be largely remedied by compelling all applications for

the use of discretion and answers thereto to be kept in a separate case docket, so that any man desiring to secure discretionary action upon any particular section, might, by reference to such docket, find all the decisions which had been given by the authorities in reference to the section or sections which he wished to have varied or set aside for his particular purposes.

In this manner Mr. Israels believes that justice would be done to every applicant and precedents could be cited by the applicant in the same manner as an attorney now cites cases before the court, and although it would not be fair to hamper the superintendent by compelling this precedence to form the basis of his action, any fair-minded official would be bound to be influenced by the citations.

# The New Fifth Avenue.

By A. C. DAVID.

IN 1901 inside lots on Fifth Avenue, measuring 25x100 feet, were worth about $125,000. On some blocks they were more, and on other blocks they were less, but their average value per square foot was somewhere between $50 and $60. In 1902 and 1903 the prices of these interior lots jumped up to $200,000 and to $250,000. In 1904, they frequently reached $300,000; and it was confidently predicted by real estate experts that business could not afford any higher rentals. But the end had not come. These inside lots are now worth from $350,000 to $400,000, according to location—on the average about $150 a square foot. At the same time the value of corner lots has swollen to not far from $200 a square foot, and in certain instances to more.* We believe there is nothing precisely similar to this range of real estate values anywhere else in the world. There is certainly nothing approaching it anywhere in this country. There are, of course, individual corners and particular blocks in Wall Street, on lower Broadway, and even on upper Broadway, in the vicinity of Greeley Square, the value of which are higher than those on Fifth Avenue. Small lots containing less than 1,000 square feet have sold in New York for as much as $400 a square foot, but on these same streets property three blocks away will be selling for less than $50 a square foot.

* * *

The remarkable thing about the scale of values on Fifth Avenue is that it extends on both sides of a street for over a mile in length, and that it is maintained almost exclusively by retail trade. In the heart of the financial district of the financial centre of the United States, values that average over $300 a square foot, are far less extraordinary than values of from $150 to $200 a square foot for a strip of real estate on both sides of an avenue one mile and a quarter in length. There is nothing similar to it on Broadway in New York; and we doubt whether there is anything similar to it in Paris or London. It requires the peculiarly American combination of many people with much money—all of them spending with comparative profusion—to enable part of the retail trade of even a metropolitan city to maintain such values.

* * *

The architectural changes have proceeded from a number of different sources, and are characterized severely by their origin. Thus in many cases the owners have merely knocked out the front of the buildings, perhaps taken down the stoop, and put in a couple of store-windows. It is this practice which has served most to prevent the appearance of the new Fifth Avenue from becoming generally interesting and effective, because these old buildings are only made more unsightly by their mutilation. On the other hand in certain instances the whole front has been ripped out, and only the old floor levels retained. Then a new front has been built, better adapted to the new uses of the building and more expressive thereof. These buildings, as we shall see are often the most interesting on the avenue, and they are the only ones which embody a comparatively new and valuable architectural type. Finally many corners have been purchased by speculative builders, who have erected twelve-story buildings thereon of the usual type of commercial loft buildings.



VIEW ON FIFTH AVENUE, LOOKING NORTH FROM 34TH STREET, AND SHOWING THE KNICKERBOCKER TRUST, ALTMAN, TIFFANY AND GORHAM BUILDINGS.

* * *

The new Fifth Avenue is entirely without good street architecture, properly so-called. At no point on the avenue can one obtain a pleasant or a consistent general impression. There are some very beautiful individual buildings scattered along the avenue, and as we have seen, there has been developed a type of commercial building which is both strictly utilitarian and architecturally valid. But the individually effective buildings are so rare that one usually has to go out of one's way in order to find them, and the good type of reconstructed house-fronts is lost in a mass of brownstone relics and twelve-story architectural nonentities. Moreover, this condition will hereafter, in all probability, grow worse rather than better. Ten years from now Fifth Avenue, as a whole, will be dominated by loft buildings from eleven to fifteen stories in height, constructed mostly of cream-colored brick and in effect utterly lugubrious. But even the domination of the loft building will not be sufficiently unqualified to give the street architecture any consistency. There will be so many reconstructed or un-reconstructed house-fronts scattered in between that the sky-line will be jagged and the effect uninteresting in its incoherence.—Architectural Record.

*The southwest corner of Fifth Avenue and Thirty-Eighth Street sold recently for more than $260 a square foot.

## Of Interest to Property Owners.

STREET OPENINGS—COMMISSIONS APPOINTED—ASSESSMENTS TO BE LEVIED.

The attention of property owners is directed to the following memoranda of preliminary proceedings for street openings, extensions and widenings affecting the Boroughs of Manhattan and the Bronx, to which is appended the names of the Commissioners of Estimate and Assessment as appointed by an order of the Supreme Court, bearing date the 29th day of June, 1907:

GRAND BOULEVARD AND CONCOURSE.—Relative to acquiring title, wherever it has not been heretofore acquired for the same purpose in fee to the lands, tenements and hereditaments necessary for an extension of and approaches to the southerly end of the Grand Boulevard and Concourse, from East 158th st to East 164th st, 23d Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Max Bendit, John A. Hawkins and James A. McMahon.

CROTONA PARK.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose, in fee to the lands, tenements and hereditaments required for the opening and extending of the addition to Crotona Park, laid out upon the map of the City of New York June 29, 1906, and bounded on the north and west by Crotona Park, on the south by Crotona Park East, and on the east by the Southern Boulevard (although not yet named by proper authority), 24th Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Maurice S. Cohen, Chas. H. Collins and Michael B. Fitzpatrick.

THAYER ST.—Affecting the extension of Thayer st, from Broadway to Nagle av (although not yet named by proper authority) and Arden st, from Broadway to Nagle av, 12th Ward, Manhattan. Commissioners appointed by order of the Supreme Court, June 29, 1907: Max Bab, Patrick J. Casey and Richard J. O'Keefe.

HULL AV.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose, in fee to the lands, tenements and hereditaments required for the opening and extending of Hull av, Perry av and Norwood (Decatur) av (although not yet named by proper authority), between Mosholu Parkway North and Woodlawn road, across the lands of the former Jerome Park Branch of the N. Y. & Harlem Railroad, now the property of the N. Y. City Railway Co., 24th Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Jas. F. Donnelly, Fredk. Schmalzlein and Roderick J. Kennedy.

SEDGWICK AV.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose, in fee to an easement to the lands, tenements and hereditaments required for the widening of Sedgwick av, between Fordham road and Bailey av; of Bailey av, between Sedgwick av and Albany road; of Albany road, between Bailey av and Van Cortlandt Park, and for the opening and extending of Heath av, between West 189th st and West 191st st; of the Public pl, between Heath av and Bailey av, south of West 191st st, and the lands and premises required for the widening of Kingsbridge road, between Exterior st and Bailey av, 24th Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Peter J. Everett, Geo. Van Skal and Stephen J. Navin, Jr.

ST. NICHOLAS PARK.—Relative to acquiring title, wherever the same has not been heretofore acquired for the purpose, in fee to an easement to the lands, tenements and hereditaments required for the opening and extending of an addition to St. Nicholas Park, between the westerly line of Hamilton terrace, produced, and the easterly line of Convent av, and between the centre line of St. Nicholas terrace and the southerly line of West 141st st (although not yet named by proper authority), 12th Ward, Manhattan. Commissioners appointed by order of the Supreme Court, June 29, 1907: Philip J. Sinnott, Henry A. Mark and Matthew F. Donohue.

ST. NICHOLAS PARK.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose, in fee to the lands, etc., required for the opening and extending of St. Nicholas Park, from its southerly line near West 130th st to a point nearly opposite to the southerly line of West 128th st, 12th Ward, Manhattan. Commissioners appointed by order of the Supreme Court, June 29, 1907: Edward J. McGoldrick, Francis O'Neill and James T. Meehan, M. D.

WEST 150TH ST.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose in fee, to the lands, etc., required for the opening and extending of West 150th st (although not yet named by proper authority), from Broadway to Riverside Drive, 12th Ward, Manhattan. Commissioners appointed by order of the Supreme Court, June 29, 1907: Geo. W. O'Brien, John W. Jones and Thos. S. Scott.

EDEN AV.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose in fee, to the lands, tenements and hereditaments required for the opening and extending of Eden av (although not named by proper authority), from East 172d st to East 174th st, 24th Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Geo. W. Kearney, Albert Elterich and Charles P. Storrs.

EDGEWATER ROAD.—Relative to acquiring title wherever the same has not been heretofore acquired for the same purpose in fee to the lands, tenements and hereditaments required for the opening and extending of Edgewater road (although not yet named by proper authority), from Garrison av (or Mohawk av) to Seneca av, 23d Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Michael J. Egan, Jas. F. Delaney and William H. Keating.

GUN HILL ROAD.—Relative to acquiring title, in fee to the lands, etc., required for the widening and extending of Gun Hill road, from Webster av to Elliott av (although not yet named by proper authority), 24th Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: John J. Mackin, Patrick McGuire and Timothy E. Cohalan.

BOSTON ROAD.—Relative to acquiring title wherever the same has not been heretofore acquired for the same purpose, in fee to the lands, tenements and hereditaments required for the opening and extending of Boston road, between Bronx Park and White Plains road, Bear Swamp road, between Boston road and White Plains road, 24th Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Joseph J. Marrin, William G. Fisher and Michael Rauch.

FREEMAN ST.—Relative to acquiring title, wherever the same has not been heretofore acquired for the same purpose, in fee to the lands, tenements and hereditaments required for the opening and extending of Freeman st (although not yet named by proper authority), between Stebbins av and Intervale av, 23d Ward, Bronx. Commissioners appointed by order of the Supreme Court, June 29, 1907: Thos. R. Lane, Wm. J. Hoolahan and Frank A. Spencer, Jr.

CHARITIES.

Under date of July 23 the Board of Aldermen made an appropriation of $1,300,000 for the purpose of providing means for the erection of new buildings, additions, improving and permanently bettering and equipping existing buildings and for new steamboats under the jurisdiction of the Commissioner of Public Charities, said sum to be expended as follows:

Staff house, Metropolitan Hospital, Blackwell's Island, $80,000; extension of two tuberculosis infirmaries, Metropolitan Hospital, Blackwell's Island, $180,000; morgue, Metropolitan Hospital, Blackwell's Island, $40,000; improvement of operating rooms, Metropolitan Hospital, Blackwell's Island, $20,000; elevators and machinery, City Hospital, Blackwell's Island, $15,000; hospital pavilion, City Home, Blackwell's Island, $40,000; addition to laundry, City Home, Blackwell's Island, $30,000; lodging house, Manhattan (additional appropriation), $50,000; new steamboat, $75,000; "Thomas S. Brennan" (steamboat), repairs to, $25,000; Nurses' Home and Training School, Kings County Hospital, $250,000; alterations, etc. to building recently vacated by New York State, Kings County Hospital, $75,000; Nurses' Home, Children's Hospital, Randall's Island, $200,000; additional dormitories, City Colony, Richmond, $200,000; pavilion for the care of insane, City Colony, Richmond, $20,000; total, $1,300,000.

FIRE DEPARTMENT.

Under date of July 30 the Board of Aldermen made an appropriation of $1,000,000 for the purpose of providing means for the acquisition of sites, the erection of buildings thereon, and for additions and alterations to buildings already erected for the use of the Fire Department of the City of New York as follows:

In the boroughs of Manhattan and the Bronx, $600,000; in the boroughs of Brooklyn and Queens, $400,000.

## Local Improvements.

Improvements have been recommended in important cases by Local Boards as follows:

MANHATTAN.

Alteration of the map or plan of the City of New York by laying out thereon a street to be known as West 156th st, from 8th av to the marginal street along the Harlem River.

Alteration of the map or plan of the City of New York by laying out thereon an extension of West 184th st, from Amsterdam av to first new avenue east of Amsterdam av.

Paving Edgecombe av, from 150th to 155th sts. Estimated cost, $14,936. Assessed valuation, property affected, $403,500.

BRONX.

Acquiring title for lands for two ferry locations, one from Classon's Point in the Bronx to North 13th st, Borough of Queens, and the other from the foot of the road to Throgg's Neck, the Bronx, to 11th av, Whitestone.

Acquiring title for lands for bridge and approaches connecting the Borough of the Bronx and Borough of Queens from the Eastern Boulevard in the Bronx to 4th av and 7th av, in Whitestone, Borough of Queens.

Regulating, grading, setting curbstones, flagging sidewalks, etc., necessary drainage, placing catch basins, manholes and steel rods in place on West Farms road, from Morris Park av to the intersection of Westchester av, and former Main st in the old village of Westchester. Estimated cost, $187,000; assessed value of land, $1,023,430.

Paving with asphalt blocks on a concrete foundation the roadway of Longfellow av, from Westchester av to Freeman st, and setting curbs where necessary. Estimated cost, $8,000; assessed value of the real estate included within the probable area of assessment is $190,300.

Acquiring title to the lands necessary for Cruger av, between South Oak drive and Gun Hill road.

Widening East 225th st, from the Bronx terrace, or Bronx boulevard, to Laconia av, from 50 to 100 ft., and an extension of Eastchester road, from Laconia av to East 225th st.

## Assessment Schedule.

The number of assessment lists in the office of the Board of Assessors at the date of the last quarterly report, was 67 apportioned and advertised, and 85 to be apportioned. Annexed is a schedule of these lists for Manhattan and the Bronx, for all amounts over $5,000, indicating also the location of the work, its nature, the date apportioned and advertised and the amount.

8485.—Elm st (New), City Hall pl to Great Jones st, etc., Man., regulating, grading, etc..... $28,613.29
8486.—Elm st (New), City Hall pl to Great Jones st, etc., Man., paving ..... 72,246.54
8969.—Briggs av, Kingsbridge av to Southern Boulevard, Bronx, regulating, grading, etc., April 13, 1907. 36,850.53
8993.—Edgecombe av, 147th to 154th st, Man., regulating, regrading, May 9, 1907..... 181,480.40
9094.—West Farms road, Bronx st to Morris Park av, etc., Bronx, temporary sewers, April 27, 1907.. 148,381.84
9152.—186th st, Park av to Beaumont av, Bronx, regulating, grading, etc..... 31,155.87
9158.—136th st, Cypress av to East River, Bronx, paving and curbing, May 16, 1907..... 22,561.00
9161.—161st st, Elton av to Grand Boulevard and Concourse, Bronx, regulating, grading, paving etc.. 39,112.72
9162.—183d st, 3d to Webster av, Bronx, paving and curbing, June 6, 1907..... 13,855.38
9197.—140th st, Cypress av to Locust av, Bronx, regulating, grading, etc., May 23, 1907..... 16,715.12
9198.—Villa av, Southern Boulevard to Van Courtlandt av, Bronx, regulating, grading, etc., May 23, 1907 16,410.53
9244.—Grand Boulevard and Concourse, bet 183d and 189th sts, Bronx, sewers, May 31, 1907..... 15,254.30
9245.—Locust st, bet White Plains road and Elm av, Bronx, temporary sewers, May 23, 1907..... 7,032.27
9249.—176th st, bet Harlem River and Sedgwick av., etc., Bronx, sewer, May 31, 1907..... 33,052.65
9252.—Anderson av, Jerome av to 164th st, Bronx, regulating, grading, etc., May 31, 1907..... 11,856.84
9253.—Cameron pl, Jerome av to Morris av, Bronx, regulating, grading, etc., May 31, 1907..... 8,552.25
9257.—Eastburn av, East 175th to Belmont st, Bronx, regulating, grading, etc., June 27, 1907..... 12,077.92
9258.—Echo pl, Tremont av to Echo Park, Bronx, regulating, grading, etc..... 6,060.94
9262.—Fulton av, St Paul's pl to East 175th st, Bronx, regulating, grading, etc..... 74,297.23
9264.—Lafontaine av, Tremont av to Quarry road, Bronx, paving and curbing, May 31, 1907..... 13,935.19
9267.—Morris av, St James' Park to Jerome av, Bronx, regulating, grading, etc..... 14,045.20
9272.—179th st, Jerome av to Anthony av, Bronx, regulating and grading..... 11,405.70
9273.—197th st, Creston av to Bainbridge av, Bronx, regulating, grading, etc., June 27, 1907..... 8,953.99
9274.—Parkside pl, East 207th st to Webster av, Bronx, regulating and grading, May 31, 1907..... 14,385.61
9276.—Sherman av, 161st to 164th sts, Bronx, paving and curbing, May 23, 1907..... 10,427.32
9277.—205th st, from Mosholu Parkway to Jerome av, Bronx, regulating, grading, etc..... 18,880.44
9279.—Webster av, Gun Hill rd to n boundary of City of N Y, Bronx, paving and recurbing, May 31, 1907 77,027.95
9293.—Broadway, 155th to 169th st, Man., paving, May 9, 1907 ..... 23,138.58
9301.—Kelly st, bet Prospect and Leggett avs, Bronx, sewer, May 23, 1907..... 11,826.72
9302.—Beck st, Prospect to Leggett av, Bronx, regulating, grading, etc., May 31, 1907..... 7,647.38
9303.—Brown pl, 135th to 138th sts, Bronx, regulating and paving ..... 5,747.78
9304.—Charlotte st, from Jennings st to Crotona Park E, Bronx, regulating, grading, etc..... 10,508.33
9305.—Decatur av, East 207th st to Gun Hill road, Bronx, regulating, grading, etc., June 27, 1907..... 8,047.13
9307.—Kelly st, from Prospect to Leggett av, Bronx, regulating, grading, etc., May 31, 1907..... 5,987.05
9308.—169th st, Clay av to Grand Boulevard and Concourse, Bronx, regulating, grading, etc..... 37,036.48
9309.—Perry av, 207th st to Gun Hill road, Bronx, regulating, grading, etc..... 7,486.58
9310.—Robbins av, East 149th st to Westchester av, Bronx, paving, May 23, 1907..... 11,208.85
9312.—Walton av, East 172d st to Fordham road, Bronx, regulating, grading, etc..... 90,810.29
9330.—Clay av, bet East 166th and East 167th sts, etc., Bronx, sewer, June 6, 1907..... 33,940.41
9332.—Creston av, from Burnside av to East 184th st, Bronx, regulating, grading, etc..... 30,339.35
9333.—176th st, Arthur av to Southern Boulevard, Bronx, regulating, grading, etc..... 32,348.01
9334.—196th st, Jerome to Marion av, Bronx, regulating, grading, etc. ..... 21,123.71
9335.—Southern Blvd., from Boston rd to northerly line of St. John's College property, etc., Bronx, regulating, grading, etc..... 81,809.09
9348.—188th st, bet Arthur and Bathgate avs, etc., Bronx, sewer ..... 10,021.69
9349.—Whitlock av, bet Longwood av and Hunt's Point road, etc., Bronx, sewer..... 20,905.89
9350.—164th st, bet Walton av and Grand Blvd. and Concourse, Bronx, sewer ..... 5,825.75
9352.—143d st, bet Harlem River and Lenox av, Man., sewer ..... 14,243.03
9353.—144th st, bet Harlem River and Lenox av, Man., sewer ..... 13,621.85
9358.—213th st, bet Harlem River and 10th av, Man., sewer ..... 11,251.21
9359.—Quarry road, 3d av to Arthur av, Bronx, regulating, grading, etc..... 21,462.09
9360.—Vyse av, 172d st to 182d st, Bronx, regulating, grading, etc. ..... 39,302.02
9361.—Findlay av, bet 165th and 167th sts, etc., Bronx, regulating, grading, etc..... 21,563.00
9362.—Heath av, Bailey av to Ft Independence st, Bronx, regulating, grading, etc..... 43,470.09
9363.—Whitlock av, Longwood av to Hunt's Point road, Bronx, regulating, grading, etc..... 9,614.40
9364.—St Nicholas av, bet 169th and 183d s000 feet; 48,000 flagging and reflagging ..... ng a total of
9371.—Columbus av, bet 74th and 75th sts., Man.,
9373.—152d st, bet Riverside Drive and Broadway, ranged three alterations and improvement to sewer... he uprights.
9374.—171st st, bet Ft Washington av and Haven suspended Man., sewer ..... Between
9376.—203d st, bet Harlem River and west of 9th a Man., sewer ..... will be
9378.—Tiebout av, East 180th st to Fordham rd, Bronx, effect regulating, grading, etc..... ye.
9388.—152d st, bet 8th av and Macomb's Dam road, Man., sewer .....
9396.—7th av, bet 145th and 146th sts, Man., sewer... 6
9403.—Creston av, East 184th st to Minerva pl, Bronx, in regulating, grading, etc. ..... 31,2

## An Alcove-Room Decision.

IN the specific case of Nathan Corman and Abraham Kennedy, of Brooklyn, against the Tenement House Department, Justice Gaynor in his opinion accompanying the decision of the Appellate Division granting a peremptory writ of mandamus (to compel Edmond J. Butler to approve plans submitted for a tenement to contain what the department had considered was an "alcove room"), makes points of real interest to owners and architects upon a long-disputed question. The Tenement House Commissioner had ruled as a matter of fact that the building plans which formed the basis of this case showed an alcove to the parlor room, and he would have treated such alcove as a separate room; and because was not on the street, yard or court, with a window opening th he declined to approve of the plans. After reciting these ticulars, Judge Gaynor says:

"He is wrong in his ruling of fact as well as in his ruling of An inspection of the parlor on the plans shows no alcove th But, it is argued, such parlor can be easily divided into a room a an alcove, or into two rooms, and used as such, by a tenan Certainly, every room, if large enough or long enough, can be divided into two rooms by curtains, a thin partition, or otherwise; but the commissioner may not treat it as two rooms for that reason. His business is not to make arbitrary rules, but to administer the law as it is.

"It is not for the courts to follow the commissioner in substituting in the statute a meaning which it does not express for the one which it does, by interpolating the word 'alcoves' for 'alcove rooms.' Nor, if it comes to that, can it be believed that the Legislature had the extraordinary intention of requiring that every alcove, however small or narrow, should be treated as a separate room, and required to be on a street, yard or court, with a window thereon. This is quite incredible, and it is certainly not expressed by the words used. Rooms with recesses or alcoves are in use everywhere. That such recesses may no longer be built in our large cities except they be on streets, yards or courts, and with windows thereon, is not expressed by the statute. It is useless to say that was the legislative intention. No legislative intention may ever be found unless there be words expressing it. It cannot be left to inference."

In this particular case the Architect's Society of Brooklyn scored emphatically, but in other cases involving "alcoves" the department had been upheld.

## Fordham in a State of Transition.

SEVERAL theories have lately been advanced as to the cause of the falling off in dwelling-house construction in the Fordham section of the Bronx, but the most recent opinion comes from a realty expert in that locality who attributes the difficulty both to high lot values and extreme construction costs. He maintained that 2-family frame dwellings of approved design are costing to-day on an average $6,200 to erect, to which must be added the price of a well situated lot, which he figures at $3,800, making the total undertaking foot up $10,000. The average rentals obtained for apartments in this type of building he estimates at from $28 to $32 per month, and after deducting taxes and interest charges there remains a net income insufficient for a satisfactory return on the investment. In addition to this the same authority points out that in many instances considerable rock is encountered in foundation work, particularly west of 3d av, and rock excavation adds greatly to the cost of an operation.

Among the finished work is Mr. A. Wexler's operation at the northeast corner of 189th st and Marion av, consisting of two 6-sty brick and stone tenements with apartments of 3 and 4 rooms and bath. The buildings are steam heated and each tenant is furnished with a supply of hot water. The rentals are moderate and range from $15 per month upwards. It is known that plans are being prepared by Fordham architects for other brick tenements similar to those on Marion av, work upon which will probably be commenced by early fall. Local brokers are somewhat divided in their opinion as to the success of these new projects, but experts are of the belief that they will prove timely speculations. Moreover, conditions, in so far as property levies are concerned, are more conducive to a renewal of building activity in Fordham than formerly, as it is known that for the first time since the development of that section was commenced the district is almost clear of the assessment nightmare.

While much property is on the market for sale in this locality very little can be had at bargain prices. Of the new 2-family dwellings which are ready for inspection mention may be made of Nos. 2586 to 2594 Briggs av, near 194th st. These buildings are 2 stories and basement brick containing 6 and 9 rooms and bath each, and would rent for about $40 to $45 per apartment.

vaiters, tiled baths, open nickel plumbing and heating plants. Thos. Morgan, of 1047 Elsmere ... These houses are on sale at $12,500 each.

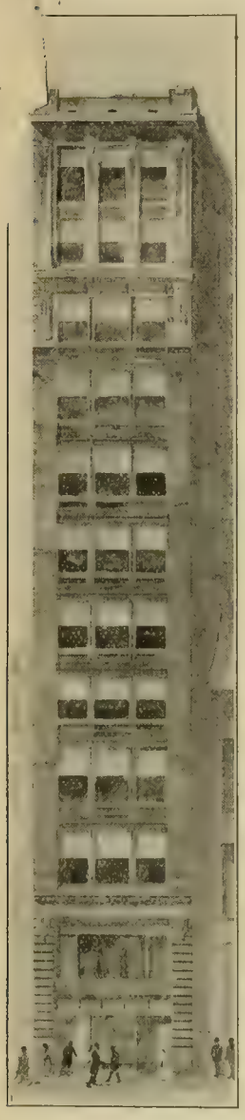
STRE... Fordham, Mr. John R. Ross, of 1 Fordham sq, ... as many inducements to the real estate investor ... or as Tremont and Bedford Park, opinions to the ... otwithstanding. Mr. Ross is further of the belief ... nam road is destined to become a live business thor- ... and he calls attention to its extreme length as a strong ... at in that connection. Along Webster av there are many vacant stores which are likely to remain unoccupied until the cross streets are more thickly populated.

The best rentals are obtained near Fordham road. A store occupied by a large tea establishment on the southwest corner of Webster av and Fordham road commands a rental of $1,400 per annum, and for an unoccupied store diagonally opposite a rental of $1,000 is asked. It is not believed that any general movement toward an equalization of rents in that neighborhood will be effective until Fordham has passed through its present state of transition.

# THE REALM OF BUILDING

## The New Ashforth Building.

The 12 ... cy terra cotta and limestone front fireproof office ... ing now in process of construction for Albert B. Ashforth at 10 East 33d st, marks the advent of the modern business structure on the block between 5th and Madison avs. The building is to contain all modern improvements, including two Otis elevators, and will be trimmed in selected oak throughout. Mr. Ashforth has announced his intention of occupying the whole ground floor in the structure, and is arranging to make his new offices as complete with respect to appointments as is possible. Eight floors have already been rented, chiefly to the retail trade, at rentals averaging $2,500 per floor, and it is expected that the remainder will be leased during the coming fall season. The premises will be ready for occupancy by Dec. 1, 1907.



The operation is attracting no little attention, particularly since it numbers among the few office buildings in lower Manhattan erected and occupied by an active real estate broker. Mr. Ashforth will continue to devote a large part of his attention toward the sale and leasing of property in the Waldorf-Astoria district, in which field he has met with success.

Among his notable transactions was the McCreery purchase on 34th and 35th sts, which involved a sum of about $2,000,000; the sale of the New York Club, at the southwest corner of 5th av and 35th st, for about $2,000,000, and the subsequent lease of the premises to Acker, Merrill, Condit & Co., for 21 years at an aggregate rental of about $4,000,000, as well as the lease of the Martinque Hotel, including the northeast corner of 32d st, for 21 years at a rental of $4,000,000. Commencing business seventeen years ago at 1477 Broadway, the present site of the Times Building, and later moving to his present quarters, 4 West 33d st, Mr. Ashforth has succeeded in building up an enviable business and reputation as an expert negotiator.

## Decision for the Empire Brick and Supply Company.

JUDGMENT has been entered in the Supreme Court of the State of New York, Columbia County, by direction of the Referee, ex-Judge Samuel Edwards, in favor of the Empire Brick & Supply Company in the three actions brought against the company by Jerome Walsh and others. Two of the actions were voluntarily discontinued. The third, which was an action to compel the payment of commissions or salary alleged to be due to Jerome Walsh individually and as executor of the estate of Elijah A. Walsh, deceased, for services in manufacturing brick by the firm of Walsh Bros. & Co., on their brick yards at Walshville, N. Y., during the period from Feb. 1, 1902, until Aug. 1, 1902, when the Empire Brick & Supply Company came into possession of the brick under an agreement dated June 30, 1902.

The Referee, after examining all documents and hearing the proofs and allegations of the parties, found as follows: "The Empire Brick & Supply Company did not become liable to the firm of Walsh Bros. & Co. for commissions on the brick transferred by said firm to the said corporation under the agreement of June 30, 1902, nor is any member of said firm entitled to commissions on said brick."

The settlement of the judgment, which was for costs, in the action above referred to, ends a long and ill-advised controversy and fully sustains the judgment of the officers of the Empire Brick & Supply Company in construing the duties and obligations imposed by the agreement, which was made between the various parties, preliminary to the incorporation and organization of the company.

The decision in this case has also permitted the rendering of a verdict by the same Referee in the accounting action between the partners, settling their interests in the firm of Walsh Bros. & Co., which firm was composed of Jerome Walsh, Elijah A. Walsh and Robert Main, who were equal partners.

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The Empire Brick & Supply Company manufactures brick and deals in all kinds of masons' building materials, with main office at 874 Broadway, works at Stockport, N. Y., and Glasco, N. Y., and yards at Leroy and West sts, Manhattan; 12th av and 47th-48th sts, Manhattan; 150th st and East River, Bronx; Morgan av, near Stagg st, Brooklyn, and Newtown Creek, foot of 25th st, Brooklyn; thus being located and equipped to take care of a large business in any section of the city. Wright D. Goss is president; Robert Main, vice-president; Robert W. Main, secretary; William H. Edsall, treasurer; and these officers, with Mr. A. E. Foster, are also the directors of the company.

### Points on the Material Market.

Looking for lower prices, iron erectors are taking their time in putting through contracts for structural steel.

Demand for sheet zinc has slackened up somewhat and prices have been reduced to $8.35 per 100 pounds f. o. b. smelter, with 8 per cent. discount.

The market for tin plates holds strong under a heavy demand for all positions. Mills are working to capacity and have sufficient business on their books to keep them busy for some time.

Brick sales are a good indication of the amount of building in hand, and more bricks are being laid than in any previous week this season. And the indications are for increasing business.

Material markets on the whole have been reasonably favorable to builders this season, as prices and terms go in bumper times. Though lumber is no lower, most other fundamentals are easier in their price schedules than was expected.

Weakness still continues the keynote of the copper situation in this market. The large accumulations of the metal in the hands of the large selling agencies and the falling off in the demand for finished products has caused consumers to hold off buying. It is reported that the large selling agencies' sales are still far below the current production and that very little of the accumulation of the past three months has been disposed of.

Cement has run a course smooth and even this season, and fluctuations and incidents have been few. A great quantity of material is going out, probably more than last year, but, notwithstanding, there is a feeling of dissatisfaction among the manufacturers. The market is not eating into product as swiftly as they would like, but for the fall a larger consumption is promised. Mr. Corbett, of the Alsen works, says the cement market is in a state where it may be considered in either good or contrary form, according as the individual feels, but for the fall he is very optimistic.

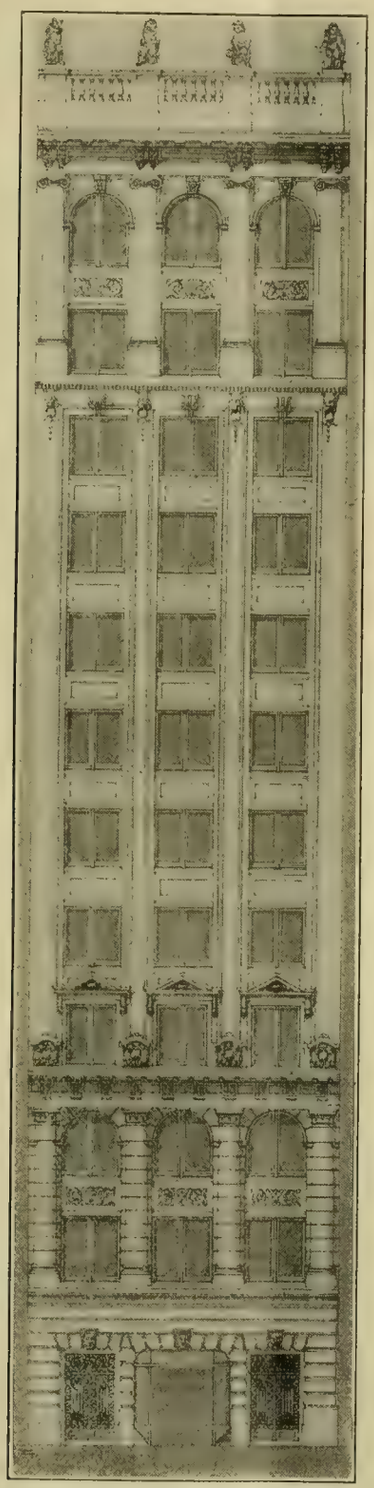
Ninety-four cargoes of Hudson River brick (not counting arrivals by sail) were distributed over Greater New York for the week ending July 27, the largest week's work of the season. The demand is now taking up shipments as fast as they arrive, and shipments from the works are being made to the limit of production. Here in the city, President Hammond, of the Manufacturers' Association, says, distribution is in the usual proportion as between the various boroughs, and also as between the east and west sides of Manhattan. Material is being dis-

tributed all over Brooklyn, from Coney Island to Astoria; but Brooklyn builders are not utilizing a quantity any larger than the normal proportion for the borough. The Bronx is taking cargoes enough to indicate a decided revival of building in that borough. Nowhere is there any congestion of boats to indicate an over-supply in that quarter or anything else than an even and expeditious distribution of material, which in most instances goes direct from boat to building.

## Building Operations.

### Mr. Zipkes' Latest Design.

This 12-sty structure is soon to be erected in the Long Acre square section, at a cost of about $300,000. It will be equipped with all modern requirements, steam, electric lights, standard plumbing, electric freight and passenger elevators, and Guy B.



PROPOSED FOR LONG ACRE SQUARE SECTION.
M. Zipkes, Architect.

Waite fireproof floor construction. Nothing is so appropriate for a business building as an attractive exterior. A nice front, or a pretty front, gives its tenants an air of importance and distinction, and helps to represent their business to the public. Mr. Maximilian Zipkes, architect, has arranged the chief ornamentations for the front of the upper stories, which, of course, is no new idea, as may be seen on other important buildings. The front is a representation of French Renaissance, treated with strong classical construction in the order of pillars, and while the treatment of this front is not materially new, the architect is contemplating to present type of stone and iron com owner's name and location

**Contracts for the Wart**

5TH AV.—Excavating has 5th av and 92d st, on plot mansion for Mr. F. M. Wart opposite is the magnificent Burden. C. P. H. Gilbert, informs the Record and Guid ft., with an "L" extension i finished on all four sides, as t will remain open and will be facades will be French Gothic high pitched roof of slate. T fireproof in every particular. height and will be equipped wi modern high-class up-to-date r Co., 85 9th av, will have the general contract. Messrs. L McCord, 24 East 23d st, will have the structural steel work, Clarence L. Smith, 11th av and 30th st, the excavating. (Plans also issue Feb. 16, 1907.)

work measures 7,000,000 feet; 48,000 ile will be used, making a total of alvanized rails to be arranged three 4,000 feet, exclusive of the uprights. vill be powerful arc lights suspended and placed 90 feet apart. Between 9 feet apart from which will be ll incandescent lights. The effect mental and pleasing to the eye.

**vests in Jersey Realty.**

has further signified his faith in speculation by the purchase of a n Township, Essex County. The st by Short Hills road, where the a mile; on the east, 4,824 ft., by ater Supply Reservation, and on ange av. The property is among ntains, and is reached from either n on the Lackawanna Railroad. A. J. ge av, for a one and

**Geo. A. Fuller Co. Will Erect Broadway and Exchange Pla Skyscraper.**

BROADWAY.—Messrs. McKim, Mead & White, 160 5th av, announce that operations will be commenced on the new skyscraper to be erected at the northeast corner of Broadway and Exchange pl as soon as the Consolidated Exchange moves to its new building at Broad and Beaver sts. The Exchange now occupies the site under a ground lease, so that the proposed structure has been delayed for a time. The site extends along the northerly side of Exchange pl to and including the corner of New st. The Knickerbocker Trust Company bought the property in September, 1906, paying for 8,371 square feet about $200 a square foot, or $1,700,000. A name for the building has not been chosen, but the owners are known as the "Downtown Building Co.," with which Chas. T. Barney, president of the Knickerbocker Trust Co., is connected. The height will be 22-stys, and the exterior will be of white marble and terra cotta. George A. Fuller Co. will have the general contract.

**Madison Avenue and 64th Street an Active Corner.**

MADISON AV.—Operations on the new 10-sty fireproof elevator apartment house, now in course of erection at Madison av, southeast corner of 64th st, are to be advanced rapidly. The foundations are all in, and the steel work will be started in a day or so. The American Bridge Co. has the contract for the steel work, and the other contracts are in the hands of the Sixty-Fourth Street Co., of No. 624 Madison av. Richard W. Buckley, Jr., of the Buckley Realty & Construction Co., represents the building company. The cost is estimated at $800,000. William E. Mowbray, 624 Madison av, prepared the plans. The materials for the exteriors will be pressed brick, cut stone and terra cotta and Indiana Oolitic limestone. Officers of the company are: Victor V. Kranich, president; Arthur G. Kranich, treasurer; and Joseph P. Bickerton, secretary.

**Fountain & Choate Get Contract for West End Av. School.**

WEST END AV.—General contract has been awarded to Messrs. Fountain & Choate, 110 East 23d st, for the construction of a 6-sty school building, 80.8x61.4 ft., which the New York Protestant Episcopal Public School, of No. 63 Wall st, will erect at the southwest corner of West End av and 87th st, to cost in the neighborhood of $250,000. William A. Boring, No. 32 Broadway, is the architect. Four buildings on the site will be demolished. The Rev. William H. Vilbert, 116 East 29th st, is president; Wm. M. Grosvenor, D. D., 209 Madison av, secretary; and S. E. Nash, 115 East 57th st, treasurer.

**Thompson-Starrett Co. Get 59th Street Contract.**

59TH ST.—The New York Steam Company, of 90 West st, has awarded to the Thompson-Starrett Company, No. 51 Wall st, the general contract to erect a 3-sty brick boiler-house, 75x100 ft., to be erected on the south side of 59th st, 75 ft. east of Av A, same to cost in the neighborhood of $125,000. The structure will be strictly fireproof, and six buildings will be torn down. Engineer Chas. C. Upham, of 90 West st, prepared the plans. Officers of the company are: G. C. St. John, president; Chas. C. Upham, vice-president; B. F. Seadler, secretary; and James Gardner, treasurer.

**Apartments, Flats and Tenements.**

HENRY ST.—Bernstein & Bernstein, 24 East 23d st, are making plans for a $25,000 tenement for James Shea, 72 Market st, to be erected at No. 58 Henry st.

HENRY ST.—Oscar Lowinson, 18-20 East 42d st, is busy preparing plans for a 6-sty tenement for Messrs. Aronwitz, Segman & Bernordek, 238 East 26th st, to be erected at Nos. 278-282 Henry st, to cost $48,000.

116TH ST.—Messrs. Lordi, Pennetti & De Respina, 321 East 116th st, will soon erect a 6-sty flat building on the north side of

waiters, tiled baths, op
heating plants. Thos. ame to cost about $75,000.
. These houses are on st 125th st, is making the
STREE f Fordham, Mr. John R.
as many inducements to
T or as Tremont and Bedfo ns.
notwithstanding. Mr. Ross Westchester and Jackson avs,
m ham road is destined to bec 2184 2d av for Frank Lantold,
t and he calls attention to its e
at in that connection. Along V West 42d st, will make plans
est 46th st for Chas. Himmel,

# THE I

West 34th st, is planning for
127 7th st for Hyman Galef,
3219 3d av, will make $6,500
6th st. Erwin Rossbach, 1947

## The New Ashfort

6 2d av, will make $8,000 worth
25th st. Sommerfeld & Steckler,
The 12 ...ions ...ts and lim
ing Union sq, are the architects.

AST HOUSTON ST.—Caroline K. Brull, 35 Av A, will im-
ove two buildings, No. 256 East Houston st, at a cost of
bout $4,000. Henry Klein, 505 East 15th st, is planning,

### Miscellaneous.

Architects Lord & Hewlett, Manhattan, have plans ready for the erection of a new church edifice for St. Bernard's Chapel, at Bernardsville, N. J.

Messrs. Davis, McGrath & Shepard, 1 Madison av, Manhattan, have completed plans and are taking figures for a handsome residence to be erected at Englewood, N. J.

Christian Science Church, Philadelphia, Pa., has commissioned Messrs. Carrere & Hastings, 5th av and 26th st, Manhattan, to prepare plans for a new church edifice to be erected at Walnut and 39th st, Philadelphia, Pa.

Messrs. Reiley & Steinback, 481 5th av, Manhattan, will receive estimates for a church which they are planning to be erected at Chicopee, Mass., for the Catholic congregation, to cost about $80,000. Rev. S. Chelusnick, Chicopee, is pastor.

### Estimates Receivable.

Commissioner of Docks will receive figures about October 1 for the new 39th st iron terminal, foot of Battery pl, estimated cost about $100,000. Geo. B. Post & Sons, 347 5th av, are the architects.

AMSTERDAM AV.—Messrs. McKim, Mead & White, 160 5th av, are about ready to receive bids for Kent Hall, to be erected for the School of Law and Political Science by the Trustees of Columbia University, at Amsterdam av and 116th st. The cost of the building will approximate $550,000.

17TH ST.—Otto Strack, 121 East 23d st, has plans ready for the 12-sty slag roof loft building, 27x81 ft., which E. W. Browning, 18 West 17th st, will erect at No. 11 West 17th st, same to cost $70,000. A low pressure steam system will be installed, and one building will be demolished. No contracts let.

40TH ST.—No contracts have yet been placed for the new residence which Architect Ernest Flagg, of 35 Wall st, will erect at No. 111 East 40th st. Description and materials to be employed: Marble and brick exterior, marble and terra cotta cornices, bluestone coping, slate and tin roof, hot air heat, one building will be demolished.

127TH ST.—Contracts have not yet been placed for the new 5-sty hotel for boys which the Children's Aid Society, 105 East 22d st, is to erect at Nos. 136 to 140 East 127th st, at a cost of $100,000. Four old buildings will be torn down. The structure will be fireproof, having a tile roof, light brick and limestone exterior, and a low pressure steam system. Parish & Schroeder, 5 West 31st st, are the architects. C. Loring Brace, 105 East 22d st, is secretary.

### Contracts Awarded.

76TH ST.—Oscar C. Rixson, 7 East 42d st, has received the contract for alterations to the 4-sty residence No. 38 East 76th st for Mrs. H. R. Beekman, on premises. Darrach & Beekman, 1133 Broadway, architects.

129TH ST.—Warren H. Conover, 232 West 40th st, has awarded to the Hankinson Christie Co., 232 West 40th st, the carpenter contract for improvements to the 4-sty factory No. 611 West 129th st for Sinclair & Valentine.

33D ST.—James Buckley, 10th av and 33d st, has obtained a contract to erect a concrete storage, 50x98.9 ft., 1-sty, at Nos. 527-529 West 33d st, for Michael Fogarty, of 531 West 33d st, from plans by James W. Cole, 403 West 51st st.

65TH ST.—Contracts have been awarded for the 7-sty residence which Mrs. James Roosevelt, of 200 Madison av, is to erect at Nos. 47 to 49 West 65th st, at a cost of $125,000, as follows: James McWalters, 2434 Broadway, general contract; Kelsey Heating Co., 156 5th av, hot air heat; F. McKeon & Bros., 882 Lexington av, plumbing. Chas. A. Platt, 11 East 24th st, is architect.

37TH ST.—Chas. T. Wills, Inc., 156 5th av, has received the general contract to build a 2-sty stable and garage building, 40x87.9 ft., at Nos. 236-238 East 37th st for William R. H. Martin, of Greenwich, Conn. The cost is placed at about $20,000, composition felt and slag roof, granite water table, terra cotta and brick exterior. Townsend, Steinle & Haskell, 29 East 19th st, are the architects.

### Bids Opened.

Bids were opened by the Park Board, Thursday, July 25, for paving with asphalt tiles the walks in Kings Park, Queens. Hastings Pavement Co., 25 Broad st, 26 cents (low bid). The only other bid received was that from the Continental Asphalt Paving Co., 42 Broadway.

Bids were received Friday, July 26, by J. A. Bensel, Comr. of Docks, for constructing freight sheds on Piers Nos. 54 and 56, North River, between the foot of Little West 12th and West 14th sts, on the Chelsea Section. Snare & Triest Co., 147 Liberty st, $1,132,580; R. P. & J. H. Staats, 29 Broadway, $1,219,000; Post & McCord, 44 East 23d st, $1,154,000; G. B. Spearin, West Street Building, $1,240,167.

The Board of Health opened bids on July 30 for materials necessary to furnish and install two tubular boilers, laundry machinery and equipment, steam-fitting in the laundry building of the Tuberculosis Sanatarium, at Otisville, N. Y. Earl & Cook Co., 150 Nassau st, $9,420 (low bidders). Other bidders were: Kelly & Kelley, Inc., 45 East 42d st; Donegan & Swift, 6 Murray st; William Horne Co., 17 West 132d st; Edward Joy, Syracuse, N. Y.

Bids were received Thursday, July 25, by the Park Board for erection of a new continuous skylight, the enlargement of the three dome lights and alterations to cornice of the Metropolitan Museum of Art, Central Park, opposite 82d st: Thomas Dwyer, Amsterdam av and 139th st, (a) $38,889, (b) $5,555; M. Reid & Co., 114 West 39th st, (a) $35,489, (b) $4,485; Buckley Realty & Construction Co., (a) $39,050, (b) $5,950; Neptune B. Smyth, 1123 Broadway, (a) $32,700, (b) $4,900.

### Plans Wanted in Competition.

Plans in competition will be received by W. L. Gorges, of Harrisburgh, Pa., until September 30, for a Masonic Temple. Prizes will be awarded for three best designs. The cost is to be between $90,000 and $100,000.

Competitive plans will be advertised for in a few days by the State Comptroller, State Capitol, Hartford, for a horticultural building and three greenhouses for the Connecticut Agricultural College, at Willimantic.

A new Y. M. C. A. building will be erected at Mt. Vernon, O. D. B. Grubb, secretary, wants to receive plans on or about Oct. 1.

Competitive plans and estimates will be received by the Board of Education, F. A. Betts, chairman, until Aug. 11, for a new school building to be erected on Green st, New Haven, Conn.

At Washington, D. C., the Southern Methodists are arranging to build a new church at the corner of Massachusetts av, K and 9th sts, to cost about $300,000. In all probability plans will be received in competition. Dr. W. F. McMurry, of Louisville, Ky., secretary of the Board of Church Extension, can inform.

Members of the building committee, Salina, Kans., W. H. Ringle, T. B. Vallets, L. A. Will and Amos Godfrey, city clerk, want sketch plans in competition for a brick and stone city hall and jail to cost in the neighborhood of $40,000.

## BUILDING NOTES

An architect and building superintendent of 20 years' experience desires a position. See Wants and Offers.

The New York Electrical Show at Madison Square Garden this year will be open from September 30 to October 9.

Percy M. Hough has succeeded Hojer & Graham, old-established sign painters, and he would be pleased to meet old friends at his office, No. 8 East 42d st.

It is pretty safe to say that nine men out of ten throw away nine-tenths of all advertising matter that comes to them. The only way in which you can make it sure that your advertising does not meet that fate is to put it into a periodical which your prospective customers keep for future record and guidance. A paper with things in it that your customer really wants to read and preserve is an advertising medium that cannot be beaten.

On August 1 the Federal Brass & Bronze Company moved its office to its new building, situated on a plot 179x101 ft., at Broadway and Hopkins av, Astoria, Borough of Queens. The completion of the new works has greatly enlarged the company's capacity. They manufacture a high grade of architectural brass, bronze and wrought iron work, paying particular attention to architect's designs. The quality of the product is second to no other concern in this line.

The new building code is not coming on fast, according to reports that builders get. Some committees have held no meetings at all, and on the part of some of the members of the commission there has been a surprising disinclination to harness up and pull, either from distaste for the work or a wish to leave the code alone. At Thursday's meeting of the general body this

fault was the subject of a discussion. Only about eight members out of the thirty have contributed their best efforts.

The Janusch Manufacturing Co. designs and makes all kinds of brass goods, such as brass and iron andirons, frames, screens, fenders, fire sets, wood-carriers, wood boxes, hob grates, electric grates, brass and bronze lamps (oil, electric and gas), fitted, with beautiful art glass shades, brass candlesticks candelabra, sconces, sun dials, door knockers, jardinieres, medallions, etc. The company has opened new show rooms for the display of these goods at 18 East 22d st. The goods are of a high grade character, standard in their manufacture, and command a large sale throughout the country. The company also executes to drawing or from architect's designs vestibule doors, railings, grilles, tablets, etc., in any metal. Correspondence solicited.

## Building Plans for Long Beach.

THE NEW HOTEL WILL BE OF REINFORCED CONCRETE —OTHER BUILDING PARTICULARS.

Senator Reynolds, who is president of the Estates of Long Beach Company, with offices at 225 5th av, New York City, which is to build a beautiful city by the sea at Long Beach, referring to the destruction of the Long Beach Hotel by fire, said yesterday: "We will now rush the completion of the improvements that have been planned for Long Beach." To provide against fires in the future a salt water fire plant with modern engines will be established. The recent hotel fire was, in reality, a good thing for Long Beach. It will hasten in every way the construction of the new Atlantic City, and will make all those interested in the project hurry the completion of their plans for the accommodation of the thousands who will throng to Long Beach next summer. By next spring, water, gas and sewers will be installed, electric conduits will be laid, and the streets, boulevards and sidewalks will be constructed. The contract to dredge the eleven mile channel 1,000 feet wide and 12 feet deep at low water mark, extending between the island and the mainland, has been awarded to the Atlantic Gulf and Pacific Dredging Company. The hotel to be constructed by Mr. Jason Waters, from Atlantic City, will face the ocean and the boardwalk, and will be superior to the Marlborough-Blenheim Hotel of Atlantic City.

It will be constructed of reinforced concrete and steel, thoroughly fireproof, and contain 800 rooms, each provided with a bath, supplied with both salt and fresh water. Each bedroom will measure 18x20 ft. There will be tennis courts and Japanese tea gardens, and in the basement a large automobile garage where guests can run their cars right into the hotel and have their machines cared for. A novel idea will be the salt water tanks in the basement, which will be stocked with fish of all kinds, also crabs and lobsters. Here guests can enjoy actual fishing and have their hauls cooked immediately on grills kept for that purpose on the platforms surrounding the tanks.

As the hotel will be open during the winter months, it will be heated with steam and provided with sun parlors for use during the winter months, and broad piazzas for the summer season. The hotel will be designed after the Elysee Palace in Paris, and will be one of the largest in the world. The main dining-room will have a seating capacity of over 2,000, divided into three sections, each facing the ocean. Large French terraces will overlook the ocean, and in secluded spots on these terraces there will be cozily arranged places to dine.

Mr. Jason Waters has purchased the whole block adjourning the hotel site, where he will construct a modern bathing pavilion and a swimming pool over 200 ft. long, somewhat similar to the New Casino at Deal Beach, N. J., only on a more elaborate plan. Tennis courts, squash courts and racquet courts will adjoin the tanks. Mr. Waters has had plans well advanced, but has not yet given out the contracts for the construction of the hotel building. His address is Windsor Hotel, Atlantic City. F. T. Nesbit & Co. have the contract for the boardwalk, as reported last week.

### The Long Beach Boardwalk.

The walk will be 5½ miles long, 50 feet wide and 10 feet above the high water line. There will be a stretch of beach 75 feet to the south of the walk. Beneath the walk provision will be made for the shelter of bathers and those who wish to enjoy a cool spot protected from the rays of the sun. A concrete plant for the making of the piles will be established at once near the beach where the piles of concrete will be moulded. These must be prepared in advance before they are placed in position in order to become thoroughly dried out. They will be 25 feet long by 11x11 inches at the top, tapering to 8x8 inches at the lower end. Instead of being driven, the piles will be jetted, and through the center of each pile is a pipe through which water will be forced by the pumps, driving away the sand at the bottom and gradually sinking the pile into place. These piles will weigh about 1,000 pounds each, and there will be 1,740 of them. On the top of the piles will be concrete beams 18x24 inches and resting on these will be the wooden structure built on 14x14 wooden beams covered by 3x6-inch pine plank. The lumber to be used on this work measures 7,000,000 feet; 48,000 pounds of nails to the mile will be used, making a total of 240,000 pounds of nails; galvanized rails to be arranged three rails high will measure 1,584,000 feet, exclusive of the uprights. On either side of the walk will be powerful arc lights suspended from ornamental iron posts and placed 90 feet apart. Between these will be festoon posts 9 feet apart from which will be stretched thousands of small incandescent lights. The effect at night will be highly ornamental and pleasing to the eye.

### Joseph P. Day Invests in Jersey Realty.

Auctioneer Joseph P. Day has further signified his faith in New Jersey real estate as a speculation by the purchase of a tract of 160 acres in Millburn Township, Essex County. The property is bounded on the west by Short Hills road, where the frontage is 5,065 ft., or nearly a mile; on the east, 4,824 ft., by the Essex County Park and Water Supply Reservation, and on the north, 909 ft., by South Orange av. The property is among the highest in the Orange Mountains, and is reached from either Millburn or Short Hills station on the Lackawanna Railroad. A trolley line is planned from Orange along South Orange av, passing the property. Mr. Day plans to hold the tract for a while, and then subdivide the parcel into villa sites of from one to ten acres. The old Feigenspan house at the southerly end of the tract is to be altered and enlarged. Edward P. Hamil & Co. were the brokers in the matter.

## Product and Appliance.

### Paints and Enamels.

Emil Calman & Co. are preparing for a busy fall and winter. Their excellent paints and enamels are rapidly gaining the confidence of the building world, which they deserve. Samples and prices will be promptly sent on application to their New York offices, 100 William st.

### Automatic Ventilators.

The Automatic Ventilator Co., of 55 Liberty st, is preparing for a campaign among architects and builders this coming fall and winter. This company claims to have fairly mastered the science of ventilating public and office buildings, as well as residences and cars, and the systems they are introducing is as unique as it is effective and economical. At present they are rushed with work on hundreds of railroad cars for the several railroad companies which have adopted their ventilators.

### A Practical Metal Worker.

Hervey Thompson, architectural metal worker, of 176 East 119th st, New York, has completed an important contract for Superintendent Snyder, the architect for Morris Heights school. Mr. Thompson, while being thoroughly technical in his work, whether it be grilles, gates, railings, doors or fire escapes, is also accustomed to work out his own designs at the anvil. It is interesting to watch this busy man among his workmen, and not surprising that he can give low estimates for excellent work.

### Boatloads of Mahogany.

The America West Africa Trading Co., of 64-68 Broad st, New York, has received during the past week over one million feet of Okume mahogany at Norfolk, Va., and about the same quantity in New York of vermillion and ordinary mahogany. This firm is undoubtedly conferring a boon on the building world in Manhattan in placing these beautiful woods on the market at a very low price, compared with the high prices asked by one or two dealers who have made it a rule to charge for "select" mahogany under fancy names. The mahogany imported by the America West Africa Trading Co. is all "selected" for shade, figures, development and freedom from defects of all kinds, and the difference of 25% and 33⅓% must be a great object to the trim manufacturer or contractor. The woods of this company are sold under their correct technical names and the facts and descriptions given are guaranteed.

### "Snow White Portland Cement."

Editor Record and Guide:

In your issue of July 27, when commenting upon our product, you stated that the product of our company is limited, and the price of our material is high as compared with other cements. We should like very much to correct this statement, as evidently it was made under a misapprehension.

Our works are located at Clayton, Mass., where we have a bank of pure white clay covering an extent of over thirty acres and giving us a material in practically inexhaustable amount. Far from being limited our output can be extended to a very large capacity even for a cement mill, and we are equipping a new plant to supply all the demands which may be made upon us for this material.

While the cost of our "Snow White" portland cement is higher than the ordinary cements, it is produced at a price which puts it within the reach of all manufacturers who have so long been searching for this material until now without success. Our Snow White portland cement opens up a line of work which has long been desired, but was unattainable.

It is not necessary, I am sure, for us to emphasize how important a product this is to all the building trade, and if you will kindly correct the impression given, that we have but a limited supply and that our price is such that it cannot be considered for general use, I shall be greatly obliged, and remain,

Very truly yours,
BERKSHIRE WHITE PORTLAND CEMENT CO.,
W. L. Moffat, President.

### Aids to Business Making.

The broker who rents business properties finds it necessary to follow up each year the expirations of such leases. The Record & Guide Quarterly gives these records, geographically arranged, thus making it easy to eliminate those outside the section covered by the office. Full sets of the Quarterly Annuals can now be obtained at a very low price.

# IN THE REAL ESTATE FIELD

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. July 26-Aug. 1, inc. | 1906. July 27-Aug. 2, inc. |
|---|---|---|
| Total No. for Manhattan | 192 | 391 |
| No. with consideration | 14 | 23 |
| Amount involved | $376,800 | $2,137,170 |
| Number nominal | 178 | 368 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 8,616 | 15,144 |
| No. with consideration, Manhattan, Jan. 1 to date | 592 | 919 |
| Total Amt. Manhattan, Jan. 1 to date | $30,940,886 | $48,662,819 |

| | 1907. July 26-Aug. 1, inc. | 1906. July 27-Aug. 2, inc. |
|---|---|---|
| Total No. for the Bronx | 166 | 233 |
| No. with consideration | 15 | 12 |
| Amount involved | $367,850 | $123,492 |
| Number nominal | 151 | 221 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 6,043 | 8,153 |
| Total Amt., The Bronx, Jan. 1 to date | $5,295,586 | $5,583,566 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **14,659** | **23,297** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$36,236,472** | **$54,246,385** |
| **Total No. for Manhattan, for July** | **1,015** | **1,702** |
| **Total Amt. for Manhattan for July** | **$4,472,974** | **$7,257,268** |
| **Total No. Nominal** | **938** | **1,598** |
| **Total No. for The Bronx, for July** | **1,101** | **1,653** |
| **Total Amt. for The Bronx, for July** | **$1,090,696** | **$1,216,252** |
| **Total No. Nominal** | **943** | **1,468** |

**Assessed Value, Manhattan.**

| | 1907. July 26-Aug. 1, inc. | 1906. July 27-Aug. 2, inc. |
|---|---|---|
| Total No., with Consideration | 14 | 23 |
| Amount Involved | $376,800 | $2,137,170 |
| Assessed Value | $251,000 | $1,679,000 |
| Total No., Nominal | 178 | 368 |
| Assessed Value | $9,052,400 | $10,858,400 |
| Total No. with Consid., from Jan. 1st to date | 592 | 919 |
| Amount involved " " | $30,940,886 | $48,662,819 |
| Assessed value " " | $20,449,600 | $33,890,275 |
| Total No. Nominal " " | 8,023 | 14,225 |
| Assessed Value " " | $226,673,900 | $469,138,710 |

MORTGAGES.

| | 1907. July 26-Aug. 1, inc. Manhattan. | 1907. July 26-Aug. 1, inc. Bronx. | 1906. July 27-Aug. 2, inc. Manhattan. | 1906. July 27-Aug. 2, inc. Bronx. |
|---|---|---|---|---|
| Total number | 225 | 152 | 299 | 166 |
| Amount involved | $6,058,553 | $1,435,227 | $4,501,163 | $719,199 |
| No. at 6% | 97 | 57 | 168 | 68 |
| Amount involved | $1,984,303 | $449,002 | $1,294,099 | $236,848 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 8 | 18 | 5 | 26 |
| Amount involved | $381,000 | $78,875 | $186,000 | $115,350 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 68 | 52 | 74 | 57 |
| Amount involved | $2,569,500 | $487,550 | $1,626,214 | $292,501 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 9 | 3 | 21 | 2 |
| Amount involved | $132,500 | $11,100 | $560,500 | $10,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 3 | ..... |
| Amount involved | ..... | ..... | $201,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 43 | 22 | 28 | 13 |
| Amount involved | $991,250 | $408,700 | $633,350 | $64,500 |
| No. above to Bank, Trust and Insurance Companies | 51 | 11 | 33 | 12 |
| Amount involved | $2,870,300 | $302,000 | $886,500 | $150,500 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 9,381 | 12,060 |
| Total Amt., Manhattan, Jan. 1 to date | $235,376,705 | $233,033,776 |
| Total No., The Bronx, Jan. 1 to date | 5,557 | 5,821 |
| Total Amt., The Bronx, Jan. 1 to date | $56,542,776 | $44,786,241 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **14,938** | **17,881** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$291,919,481** | **$277,820,017** |
| **Total No. for Manhattan for July** | **1,049** | **1,696** |
| **Total Amt. for Manhattan for July** | **$22,567,297** | **$33,714,470** |
| **Total No. for The Bronx, for July** | **1,010** | **1,366** |
| **Total Amt. for The Bronx, for July** | **$25,667,502** | **$7,110,371** |

PROJECTED BUILDINGS

| Total No. New Buildings: | 1907. July 27-Aug. 2, inc. | 1906. July 28 Aug. 3, inc. |
|---|---|---|
| Manhattan | 25 | 21 |
| The Bronx | 25 | 54 |
| Grand total | 50 | 75 |
| Total Amt. New Buildings: | | |
| Manhattan | $2,516,700 | $1,916,100 |
| The Bronx | 458,700 | 1,344,300 |
| Grand Total | $2,975,400 | $3,260,400 |

| | | |
|---|---|---|
| Total Amt. Alterations: | | |
| Manhattan | $558,945 | $368,370 |
| The Bronx | 13,015 | 12,800 |
| Grand total | $571,960 | $381,170 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 708 | 1,229 |
| The Bronx, Jan 1 to date | 1,208 | 1,349 |
| **Mnhtn-Bronx, Jan. 1 to date** | **1,916** | **2,578** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $53,943,960 | $83,861,530 |
| The Bronx, Jan. 1 to date | 13,910,750 | 19,305,795 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$67,854,710** | **$103,167,325** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$11,455,414** | **$14,899,298** |
| **Total No. New Bldgs., Manhattan, for July** | **101** | **132** |
| **Total Amt. New Bldgs., Manhattan, for July** | **$5,886,400** | **$8,522,450** |
| **Total No. New Bldgs., The Bronx, for July** | **190** | **182** |
| **Total Amt. New Bldgs., The Bronx, for July** | **$1,902,900** | **$3,003,950** |

### BROOKLYN.

CONVEYANCES.

| | 1907. July 25 to 31, inc. | 1906. July 26-Aug. 1, inc. |
|---|---|---|
| Total number | 603 | 840 |
| No. with consideration | 42 | 59 |
| Amount involved | $266,052 | $445,615 |
| Number nominal | 561 | 781 |
| **Total number of Conveyances, Jan. 1 to date** | **21,229** | **22,118** |
| **Total amount of Conveyances, Jan. 1 to date** | **$13,329,069** | **$19,747,269** |
| **Total No. of Conveyances for July** | **3,159** | **4,770** |
| **Total Amt. of Conveyances for July** | **$1,136,634** | **$1,931,097** |
| **Total No. of Nominal Conveyances for July** | **$2,980** | **4,502** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 698 | 863 |
| Amount involved | $3,281,420 | $3,256,801 |
| No. at 6% | 353 | 477 |
| Amount involved | $1,393,458 | $1,218,009 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 260 | 132 |
| Amount involved | $1,455,707 | $601,322 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 65 | 220 |
| Amount involved | $387,700 | $1,298,038 |
| No. at 4½% | 1 | 4 |
| Amount involved | $7,000 | $33,650 |
| No. at 4% | ..... | 2 |
| Amount involved | ..... | $2,350 |
| No. at 3½% | 1 | ..... |
| Amount involved | $200 | ..... |
| No. at 3% | ..... | 2 |
| Amount involved | ..... | $1,775 |
| No. without interest | 13 | 26 |
| Amount involved | $37,355 | $101,657 |
| **Total number of Mortgages, Jan. 1 to date** | **21,827** | **23,560** |
| **Total amount of Mortgages, Jan. 1 to date** | **$96,803,553** | **$97,673,012** |
| **Total No. of Mortgages for July** | **3,279** | **4,326** |
| **Total Amt. of Mortgages for July** | **$13,656,420** | **$17,445,684** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 110 | 238 |
| Estimated cost | $999,525 | $1,568,260 |
| Total Amount of Alterations | $146,774 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,013** | **5,020** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$45,348,504** | **$36,299,942** |
| **Total amount of Alterations, Jan. 1 to date** | **$3,980,122** | **$3,241,845** |
| **Total No. of New Bldgs. for July** | **597** | **833** |
| **Total Amt. of New Bldgs. for July** | **$5,332,150** | **$7,392,761** |

## PRIVATE SALES MARKET

TRADING in real property has settled down to a condition of midsummer calm, but although the number of reported transactions is small, the falling off is by no means a criterion by which the real strength of the market may be measured. The demand for speculative parcels is generally conceded to be equally as strong as ever, but the depressing influence of a tight money market augmented by the effect of sultry weather, may be said to have deterred many otherwise willing buyers from concluding pending negotiations. Not only has the volume of business diminished in Manhattan and the Bronx, but from all of the remaining boroughs of the city reports of sales are becoming fewer. Among the interesting transactions of the week the sale of the Goodridge holdings at the northwest corner of 5th av and 28th st (with an "L" running through to 29th st), once more illustrates the confidence of the investor in real property in that vicinity. Included in the budget of private sales below the circle is the purchase of the northeast corner of Madison av and 33d st, which the new owner purposes to rent for business. On the middle West Side the sale of another

dwelling in 72d st, also for business use, again draws attention to the inevitable change of at least a portion of that thoroughfare to meet the increasing demands of trade. Above 125th st several large transactions indicate a revival of interest in that vicinity, and across the Harlem, additional to the usual deals in 2-family houses and lots, the sale and resale of a block front on Kingsbridge road, between Heath and Bailey avs, and the purchase of a two-acre tract on Pelham road, constitute the feature in that locality. The total number of private sales reported is 49, of which 17 were below 59th st, 17 above, and 15 in the Bronx.

## SOUTH OF 59TH STREET.

BOWERY.—Harris and Joseph H. Schwartz bought through Jacob Finkelstein from Thos. Healy 195 Bowery, a 5-sty business building, 25x157.6. The buyers will make extensive alterations. The parcel is two doors south of the Peoples' Theatre and between Rivington and Delancey sts.

CHARLES ST.—Gibbons & Young sold for Dr. De Witt Romaine 52 Charles st, a 3-sty dwelling, 20x95.

### Operator Buys in Delancey Street.

DELANCEY ST.—Moses Kinzler bought through Walter D. Starr the block front on the north side of Delancey st, between Tompkins and Mangin sts. The property consists of old buildings known as 19 Tompkins st and 26 Mangin st, with frontage of 200 feet on Delancey st and 25 feet on both other sts. Mr. Kinzler has also bought the parcel 15 Tompkins st, a 4-sty building, on lot 25x100, separated from the above plot by one lot. This acquisition is one block south of the Williamsburg Bridge anchorage and immediately opposite Hoe & Co.'s foundry.

14TH ST.—Tucker estate sold 30 West 14th st, running through to 29 West 13th st, a 5-sty building, 25x106.6.

16TH ST.—H. M. Weil sold to S. A. Singerman the property 331 and 333 W. 16th st.

17TH ST.—Kurz & Uren sold for Alfred M. Rau 37 West 17th st, a 7-sty loft building, 25x92.

26TH ST.—S. B. Goodale & Son sold for James Harley 238 West 26th st, a 3-sty dwelling, 21.3x98.9.

### Estate Purchases 38th St. Dwelling.

38TH ST.—Douglas Robinson, Charles S. Brown & Co. sold for Margaret McCormick to the Barbey estate the 4-sty dwelling, 15 West 38th st, 18.9x98.9. The Barbey estate owns the adjoining house, No 17. Values in this block have been considerably affected by the incursion of business on Fifth av.

39TH ST.—Pocher & Co. sold the 5-sty tenement with stores, 25 x100, situated at 520 W 39th st, for Mrs. Lillian L. Gannon to Mary J. McDonald.

49TH ST.—H. Feinberg sold 336 East 49th st, a 4-sty building, 20 x100.5, to P. Pati & Son, who own 338 adjoining.

49TH ST.—Walter J. Salomon sold 38 West 49th st, a new 5-sty American basement dwelling, on lot 17.4x100.5, Columbia College leasehold.

52D ST.—Anna Streep sold to a purchaser for investment 449 West 52d st, a 5-sty tenement, 25x100.5.

57TH ST.—Finestone, Albert & Co. sold for John Schreyer 403 West 57th st, a 5-sty single flat, 21.8½x100.5. The parcel adjoins the northwest cor of 9th av and 57th st, one block south of Roosevelt Hospital.

### Corner on Madison Avenue Finds Buyer.

MADISON AV.—Wm. A. White & Sons sold to a client for Rev. Roderick Terry 169 Madison av, northeast cor of 33d st, 24.8x100. The buyer purposes to rent the property for business. The immediate neighborhood, near 34th st, is showing a decided tendency toward business. The southwest cor of 33d st was recently sold to a 5th av tailor for his own use, and a cor at 32d st was recently taken by Davenport & Co., the decorators. The brokers who negotiated the deal have made sales in these few blocks aggregating a million and a quarter dollars.

1ST AV.—Rubinger & Sternlicht sold for Halprin, Diamondston & Levin to a purchaser for investment 402 1st av, a 5-sty tenement, 25x80.

### Estate Sells 5th Avenue Corner.

5TH AV.—The most important deal of the week is that of the sale of the Goodridge holdings at the northwest cor of 5th av and 28th st, including 250 5th av, 3 and 5 W. 28th st, and 2 and 4 W. 29th st. The plot has a frontage of 38 ft. on the avenue and extends 150 ft. along 28th st, with an "L" running through to 29th st, where the frontage is 50 ft. The purchase price paid is said to have approached $1,000,000. It is understood that the buyer contemplates erecting a modern office and loft structure on the site. The plot is now covered with 4-sty buildings, with the exception of the 28th st parcel, which is encumbered with two stables. The seller has been the owner of a considerable number of choice properties in the central section of Manhattan, among them being the larger portion of the site of the Hotel Marlborough, at Broadway and 36th st. While previous negotiations for the corner parcel were recently carried on, the matter was finally dropped. A late report credits the Improved Property Holding Co. with being the buyer. The brokers in the sale were John N. Golding and Alwyn Ball.

### In the Pennsylvania Section.

7TH AV.—A. M. Johnson & Co. sold for Edward Mann, as trustee of the Pollack estate, 446 7th av, a 4-sty building, 18x60, 40 feet north of 34th st. Owing to the building of the Pennsylvania terminal on 7th av, between 30th and 33d sts, realty values in this neighborhood have received a marked impetus.

10TH AV.—N. Brigham Hall & Son sold for David Klein to Nechols & Blumenstock the 5-sty tenement with store 508 10th av, 25x100.

## NORTH OF 59TH STREET.

66TH ST.—Lisette Gies sold to a purchaser for occupancy 326 East 66th st, a 3-sty dwelling, 16.8x100.5.

71ST ST.—Ernest N. Adler sold for John Basco to Frank Klusacek 317 East 71st st, a 5-sty tenement with stores, 25x102.2.

### More Business in 72d Street.

72D ST.—Slawson & Hobbs sold for the Atlantic Realty Company 164 West 72d st, a 4-sty dwelling, 19x102.2. The buyer is a prominent decorator. He will alter the house and occupy it for business. This makes the third dwelling in the block which was purchased with the idea of altering for store purposes. C. A. Dards, the florist, recently filed plans for altering No. 114.

76TH ST.—Ernest M. Levy sold to a purchaser for occupancy 141 West 76th st, a 3-sty high-stoop dwelling, 17x102.2.

84TH ST.—Henry W. Cane & Co. sold for A. Gordon & Bro. 320 and 322 West 84th st, a 6-sty elevator apartment house, known as the Hyperion, 50x102.2.

### 87th Street Corner Changes Hands.

87TH ST.—John Palmer bought from D. Willis James the property at the southeast cor of 87th st and Amsterdam av, two 5-sty apartment houses, 126.10 ft. on the av x97.6 ft. on the st. The cor house is 63.6x120.10, and the one adjoining 34x126.10. The property has been in the possession of Mr. James for 16 years, the present sale being the first since the erection of the buildings. Goodwin & Goodwin and J. R. Davidson & Co. were the brokers in the transaction. The parcel is immediately in the rear of the Park Presbyterian Church and in a live district.

97TH ST.—Lincoln Trust Company as trustee sold 204 to 208 East 97th st, three 4-sty flats, each on lot 27x100.11.

99TH ST.—McVickar, Gaillard Realty Company sold for Eugene Vallens 252 West 99th st, a 4-sty American basement dwelling, 17 x100.11.

100TH ST.—G. E. Fountain sold 243 West 100th st, a 4-sty American basement dwelling, 15x100.11.

116TH ST.—The M. Fine Realty Co. sold to a client for investment 424 and 426 East 116th st, a 6-sty new-law house, 35.5 x100.11.

120TH ST.—J. Edgar Leaycraft & Co. sold for Herbert L. Coffin 207 and 209 East 120th st, a 3-sty tenement, with stores, 37.6x75.

122D ST.—Leo Hutter sold to Theodore Lobsenz 233 West 122d st, a 3-sty and basement dwelling, 15x102.2.

EDGECOMBE AV.—L. M. Mosauer has sold for David L. Block a client of Jacob Leitner, the block front, 205x84x200x129.11, on the west side of Edgecombe av, between 159th and 160th sts.

### Lenox Av. Corner to Be Improved.

LENOX AV.—Taylor Bros., in conection with Paul D. Saxe, sold for Louis Strasburger to the Tailfer Realty Company the southeast cor of 126th st and Lenox av, 100x85 and now covered by old 2-sty buildings, which will be demolished. The purchasers will erect on the plot a modern store and office building, which has been leased for a term of 21 years to Park & Tilford, who will occupy the building upon its completion.

MADISON AV.—Edith S. Jacobs sold to Margaret B. Lawrence 1427 and 1429 Madison av, a 7-sty apartment house, 50x100, near 99th st. The buyer gives in part payment property at New Rochelle.

1ST AV.—Ernest N. Adler sold for Isaac Lesser to Andrew Adamko 1467 1st av, a 4-sty double flat, with stores, 25x75.

166TH ST.—J. P. & E. J. Murray resold for G. Harvers the northeast cor of St. Nicholas av and 166th st, a 4-sty flat, with store.

## BRONX.

FREEMAN ST.—A. J. Jackson, of 638 Prospect av, sold to Daniel J. Mendelsohn the plot 109.6x139.6, at the southwest cor of Freeman and Longfellow sts, at the intersection of West Farms road.

123D ST.—Rubinger & Sternlicht sold for Mrs. Cornelia McKay 129 and 131 East 123d st, a 6-sty apartment house, 42x100.

155TH ST.—A. Offenberg & Son sold for a Mrs. Batten 810 East 155th st (formerly Dawson st), a 2-sty dwelling, 25x119x irregular, near Union av. The buyer will occupy the premises.

166TH ST.—The Hardcastle Realty Company sold to J. Pipelli and Anton Giura a plot of about 5½ lots on 166th st, between Jerome and Cromwell avs.

BROOK AV.—Geo. J. Stricker sold for Mrs. Augusta Knecht 1266 to 1270 Brook av, three 3-family houses, 50x100, near 169th st.

BELMONT AV.—A. J. Jackson sold for Daniel J. Mendelsohn 2129 to 2141 Belmont av, seven 2-family houses, 175x100.

CAULDWELL AV.—Cahn & Cahn sold for Hugo Strauss to John Conner 673 Cauldwel av, a 3-family brk house, 27x115.

GRAND AV.—Thomas Thorn sold 2445 Grand av, a 3-sty frame dwelling, 50x106, adjoining the northwest cor of Fordham road. The buyer is A. L. Guidone.

KINGSBRIDGE ROAD.—Douglas Robinson, Charles S. Brown & Co. sold for C. T. Barney to the Strange & Slawson Co. the block, 300x580x227x500, bounded by Kingsbridge road, Heath av, 229th st and Bailey av. A resale of the parcel is said to have been effected.

LYON AV.—Thomas Scott sold the plot, 50x100, on the north side of Lyon av, 30 ft. west of Parker av, to Agnes H. Pragnell and Frank B. Glover, who give in exchange the southeast cor of Westchester and Zerega av, a plot 50x100.

LIND AV.—E. Osborne Smith & Co. sold for David Christie 3 lots on the west side of Lind av, 248 ft. north of 169th st, to a client who will build two 2-family houses.

PROSPECT AV.—Louis Levy sold for the Stuart Realty Company to Henry J. Monsees 1409 Prospect av, 5-sty double flat, 40x100.

PELHAM ROAD.—A. S. Buhre resold for the Colorado Realty Co. to Mary G. Reilly a plot of two acres fronting on Pelham road and the Westchester av extension, near Pelham Bay Park.

STEBBINS AV.—Leo Hutter sold to Mrs. W. Giezen the plot 50x 100 on the east side of Stebbins av, about 300 feet south of Boston Post road.

WASHINGTON AV.—J. P. & E. J. Murray sold for George J. Lutz 2377 Washington av, near 186th st, a 2-family house, 50x91.

3D AV.—Arnold & Byrne sold for Andrew Quinn to Patrick McCarthy 2701 3d av, a 3-sty building, 25x100.

## LEASES.

Albert B. Ashforth leased for a client with Wm. C. Wotton to Sol Bloom, the Victor Talking Machine man, of 3 East 42d st, the premises 40 West 34th st, for a long period of years at an aggregate rental of $375,000. Mr. Bloom will alter the premises for his own occupancy.

Simon Lindau, milliner and furrier, leased to S. Milkman, of Brooklyn, the building 4 East 14th st, for a term of years. Mr. Lindau recently leased from the Butterick Company the building at 18 West 23d st, where he will open a store as a branch of his present establishment at 933 Broadway.

McVickar, Gaillard Realty Company, in connection with Willard S. Burrows Co., leased for Mrs. O. F. Zollikoffer to the Childs Company the entire building 77-79 Broad st, on a plot fronting 40 ft. 4 inches on Broad st, with a depth of 90 ft., running through to South William st, with a frontage on that street of 38 ft. 1 inch, a 4-sty and basement building, for a term of 21 years from May 1, 1908. While the exact figure cannot be obtained it is understood that it approached $250,000 for the entire term.

### SUBURBAN.

At Piermont-on-the-Hudson, Rockland Co., N. Y., F. J. Whiton purchased the Riverview Hotel property opposite the railroad station, consisting of about two acres of land with buildings. The Charles Blandy place consisting of 13 acres with residence, &c, has been sold to Mr. Henry C. Wright, of New York. Improvements to these properties are contemplated. F. J. Whiton also sold for the estate of Alfred Wagstaff to Celeste Moll a parcel of about 15 acres of land. A projected trolley line is expected to connect with the McAdoo tunnels and the 130th st and 42d st ferries

### STATEN ISLAND.

Prince's Bay Realty Company sold a plot at Pleasant Plains Heights to a Mrs. Price, who will erect a residence on the property.

York Realty Company sold at Carmel Park, Arlington, lot 3 to Joseph Cavone and lot 144, at the southeast cor of South and Herman avs, to Mrs. Leah Newman.

Charles I. Minkoff, of Manhattan, purchased from Henry A. Tabb through the office of Cornelius G. Kolff the Edgar tract of about ten acres on the Annadale road, near Washington av.

## THE AUCTION MARKET

THE ATTENDANCE at the auction offerings in the Vesey st salesroom during the week was an improvement over that of the preceding period. On Monday James L. Wells sold in partition to F. J. Barbanes the northeast corner of Railroad av and Purdy st, 105x108, 2-sty frame dwelling, the purchaser paying a round sum of $6,100 for the parcel. The four adjoining lots were struck off to Mary Entemann, on her bid of $3,100. In addition to these, Auctioneer Wells elicited a bid of $10,500 for the 2-sty frame dwelling, 58x100, on the north side of Westchester av, 50 ft. east of Purdy st.

On Tuesday at the stand of Bryan L. Kennelly two vacant parcels were the attraction. One irregular plot, about 65x149, on the south side of 141st st, 152.1 ft. east of Southern Boulevard, a foreclosure sale, was secured by William F. Olpp, for $4,600, the amount due on the property was about $4,000. Mr. Kennelly also sold by order of the Sinking Fund Commissioners, an interior plot, 13.2 north of 3d st and 200 ft. east of Lewis av, 60x102.10, to Fredk Phillips and others for $12,000, which was considered a fair price for property in that neighborhood.

Wednesday's offerings consisted of a 3-sty building, with store, 24x95, at 30 Mott st, which was struck off by Joseph P. Day to N. Niles in an executor's sale at $28,000, comparing favorably with sales of similar property in that neighborhood. At the stand of Hugh D. Smyth the southwest corner of Park av and 134th st, vacant, 99x140x99.11, was sold to the plaintiff, H. H. Jackson, for $69,334.

Thursday's foreclosure sale of 308 West 82d st, 25x100, vacant, failed to attract the expected bidders, and a very desirable parcel was struck off by Peter F. Meyer to the plaintiffs in the action, J. P. Conselyea and others, at $20,500.

## REAL ESTATE NOTES

A man with experience wanted in an uptown real estate office. See Wants and Offers.

An advertisement does its best work when the advertiser "makes good" its promises.

Are you one of the seventy thousand? That is the number of Manhattan real estate owners.

Fine offices are to let in the Empire, New York Life, Park Row and Blair buildings. See Wants and Offers.

Leo M. Mosauer was the broker in the sale of 512 to 518 West 151st st, for Adamant Realty Co., which appears in this week's conveyances.

Register Frank Gass has removed his offices from Av B, Unionport, Bronx, to his recently completed building on Westchester av, near Castle Hill av, in that section.

A detailed list from the Department of Taxes and Assessments of exempt properties for the year 1907 was printed in the City Record for the issue of Saturday, July 27, 1907.

William H. Sinsheimer, formerly of the office of John N. Golding, has opened an office in the Tribune Building for the transaction of a general real estate brokerage business.

Mr. S. De Walltearss, auctioneer and appraiser of real estate, of No. 171 Broadway, is now staying at Atlantic City. He will return to the San Remo Hotel, Central Park West and 74th st, after Labor day.

Meehan Construction Company secured from the Lawyers Title Insurance and Trust Company $160,000 in the nature of a building loan on its property on the east and west sides of Tiffany st, 100 ft. south of Dongan st, Bronx.

A lis pendens was filed yesterday by James O. Tryon, as trustee against the property situated on the block Riverside Drive, 73d, 74th sts and West End av, secured by Charles M. Schwab and others, to foreclose a mechanics lien.

J. Arthur Fischer, of 667 6th av, Manhattan, reports that the demand for property in the 6th av section is increasing and that present indications point to a sharp buying movement in the fall. Mr. Fischer is further of the opinion that money will be much easier before the advent of winter.

A building loan contract was recorded in the County Clerk's office (yesterday) for $20,000 on the property situated partly in Yonkers and partly in the Bronx, being the northwest corner of McLean av and 240th st, where James T. Doyle is to erect five 3-sty dwellings and a store. The loan was made by Antoinette B. DeWitt.

## Correspondence.

### One Per Cent. for Procuring Loan.

To the Editor of the Record and Guide:

Would like to ask your opinion as to what would be an equitable charge for brokerage in the following transaction:

A party holding a lease of twenty-one years on a piece of property in the Borough of Manhattan has made extensive improvements by tearing down the rear wall and enlarging the building to cover the plot and added an additional story to same. This lessee applied to a client of mine (a mortgage loan broker) for a loan of $6,500 for three or five years, he wanting the money in two payments as follows: $2,000 when the roof was put on and the balance, $4,500, when the building is entirely completed and ready for occupancy. This, you will see, is practically a building loan and permanent loan on leasehold.

The broker secured a party to make the loan on the above conditions, and the dispute between the principal and the broker is as to the latter's charge for commission, the broker contending that three per cent. is a fair compensation for his services, and the principal thinks one per cent. is enough commission for his services.

Would you be good enough to let me know what would be the proper charge, as both parties are willing to abide by your decision?

SUBSCRIBER.

Answer.—One per cent. is the usual brokerage charged in the absence of a special agreement.

### Verbal Agreements.

To the Editor of the Record and Guide:

"A" has plans drawn for a house, and his architect sends them out for figures. I put in a bid which is found to be the lowest. "A" makes an appointment and I go and see him, meeting the architect there also. "A" consents in the presence of the architect to give me the job, and appoints a time to sign the contract. Four hours before the time set to sign the architect telephones me he can't get the loan. After about four weeks, he gives it to another man. Have I got a case against him to sue him for the profits, or not?

J. R.

Answer.—The "Statute of Frauds" (an old provision of law) prevents recovery on a verbal understanding of this nature, which is only binding when in writing and signed.

## Jamaica, A Great City?

Speculation upon the New Haven Railroad's plans for this city makes remarks about the Long Island Railroad's arrangements pertinent. We recall that at a dinner of Long Island real estate agents, Mr. A. L. Langdon, in behalf of the L. I. Company, said at that time:

"In about two years the great Manhattan Terminal and the tunnels under the rivers will be completed and the Long Island Railroad will be electrified from Long Island City to Whitestone and Port Washington and through Jamaica to Mineola, Garden City and possibly to Lynbrook and Long Beach.

"The through trains from Manhattan to points east of Jamaica will be brought to Jamaica by electric motors and taken by steam locomotives east from Jamaica. Frequent local electric trains will run from Manhattan and from Long Island City to Jamaica and through so far as the road is electrified.

"The Jamaica station will be second only in size and importance to the great Manhattan terminal, the largest in the world. Even more Long Island trains will pass through and stop at this station than the great Manhattan station, because all the Brooklyn and down-town as well as the uptown tunnel roads will center here. From this station passengers will be transferred over all the many branches of the Long Island Railroad to points on eastern Long Island.

"This means that Jamaica will have more than 800 trains daily. It will upon the completion of the tunnels and the New York Connecting Railway be the great railway freight and passenger centre of Long Island, with more rapid and substantial development than any other section of Greater New York."

Few real estate experts will agree that such a "rapid and substantial development," as is measured by Mr. Langdon, necessarily follows from being made a "great railway freight and passenger centre." "Railroad towns" are not usually preferred as residential seats, and we cannot believe that an immense population will flock to Jamaica to reside simply because it is going to have 800 trains (of all kinds) daily. The average commuter can use only two, and the 798 others are superfluous, so far as

# Wants and Offers


## FINE OFFICES TO LET

EMPIRE BUILDING
71 BROADWAY

N. Y. LIFE BUILDING
346 BROADWAY

PARK ROW BUILDING
15 PARK ROW

BLAIR BUILDING
24 BROAD STREET

Special Inducements to Brokers and Tenants.

**GEORGE T. MORTIMER**
111 BROADWAY


WANTED, position as agent on salary and commission basis to represent manufacturer of high standing to secure contracts among architects and engineers in and about N. Y. City; well acquainted with members of all the leading architectural firms and purchasing agents of railroads having their headquarters in N. Y. and vicinity. "D. A.," c|o Record and Guide.

APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.

**At Piermont-on-the-Hudson**

Acreage, plots and residences for sale. All water sports; country club. Desirable for suburban residence. For information address: F. J. WHITON, 130 Broadway, New York.

WANTED.—Man of experience in uptown real estate office. Address ROOM 303, 546 Fifth Ave.

**Salesman with five years' experincee calling on New York Architects and Builders desires to make change. Commission basis.**
**Box 182, care Record and Guide.**

**ARCHITECT**
and
**Building Superintendent**

Twenty years' practical New York City experience in planning and erection of buildings; desires position where such knowledge will be of value. Address "ARCHITECT," c|o Record and Guide.


## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.
TITLE DEPARTMENT, 37 LIBERTY ST. } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS** subject to check or on certificate, allowing interest thereon.

**LENDS ON APPROVED STOCKS** and Corporation Bonds as Collateral.

**ACTS AS TRUSTEE**, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.

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Have money for Kings County Operations. Any amount desired. SUMNER REALTY CO., 471 Sumner Ave., Brooklyn.

## FREE LABOR OFFICE

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Send for circulars and application blanks

## When in the Market

for building materials or expert services, consult the advertising columns of the RECORD AND GUIDE. Should our advertisers be unable to help you, write us, and we will refer you to the right firms.

**RECORD AND GUIDE**
**11-13 EAST 24th ST., N. Y. CITY**

## Hudson Mortgage Co.

*(Organized Under the Banking Law)*
170 BROADWAY

*CAPITAL $500,000*

GOOD SECOND MORTGAGES
PURCHASED AND SOLD

REVISED LISTS
**Investment Properties**
**PRIVATE HOUSES**
SENT ON APPLICATION

N. L. & L. OTTINGER
31 NASSAU STREET


he is concerned. Besides, they whistle and rattle in the night when he wants to sleep. While Long Island as a whole will get a great uplift from the new transportation, Jamaica individually, if it swells into a really "great" city, will have to provide another reason.

## New Jersey's Great Celebration.

REAL ESTATE EXCHANGE PLANS IT IN COMMEMORATION OF McADOO TUNNEL OPENING.

The recently organized New Jersey Real Estate Exchange is making active preparations for the opening celebration of the McAdoo tunnel. An appeal will shortly be issued to the mayors of all New Jersey cities inviting them to join in the observance of the event that is to link the two contiguous States into a closer relationship. They will be requested to appoint an honorary committee of citizens from their respective cities, who will jointly have charge of the celebration. In this way the Exchange hopes to gather together New Jersey's representative citizens—members of the various boards of trade and leading residents in every walk of life, who will arrange the details of the celebration. It is proposed among other things to hold a banquet at the Hotel Astor, to which the governors of the two tunnel-connecting States are to be invited, aside from a host of distinguished guests. The plan also contemplates a marine pageant along the Hudson River and the Bay of New York, accompanied by a display of fireworks at night.

Secretary F. W. Creighton is making an active canvass for members, and reports that the New Jersey realty men are a unit in favor of the new Exchange. In traveling through the State, Mr. Creighton has met with considerable success everywhere, and he has yet to receive his first refusal. The consensus of opinion is that New Jersey stands on the threshhold of a great awakening, particularly as to the real estate industry. In hastening this era of prosperity and in leading it along safe and conservative lines, the new Exchange is expected to prove a powerful instrument.

### Real Estate vs. Gold Mines.

Because the country is unusually prosperous now an immense amount of fake financial advertising is being done in the Sunday newspapers. Most of these projects are visionary, or fakes pure and simple.

An actual investigation reveals that of 150 such companies in one particular year, 1902, vociferously proclaiming the merits of their stock and the certainty of profits to all investors, only one is now paying dividends and that at a rate lower than the savings banks pay their depositors.

Charles M. Schwab, former president of the United States Steel Corporation, is a millionaire—a multi-millionaire, in fact—who started out in life a poor boy, and he is not very old yet. So he is a pretty good authority on the subject of making money. Now, here is what Mr. Schwab says:

"Young men who want to get a start in life should invest their money in real estate. To my mind, city real estate offers good prospects, especially in manufacturing towns."

—A salesman with five years' experience calling on New York architects and builders desires a change. See Wants and Offers.

# Construction News

(Continued)

### Kings County.

HANSON PL.—J. R. Savage, 44 Union Hall st, Jamaica, L. I., is preparing plans for a 2-sty brk freight depot, 105x425 ft., for the Long Island R. R. Co., 128 Broadway, Manhattan, to be erected on Hanson pl, south side, 213.6 ft. east of Ashland pl, to cost $90,000.

SOUTH 1ST ST.—H. Bloomgarden, 46 Graham av, will build a 5-sty brk tenement, 28.2x91.5 ft., on the south side of South 1st st, 175 ft. west of Berry st, 20 families, to cost $35,000. R. T. Rasmussen, 30 Graham av, is architect.

COLUMBIA HEIGHTS.—On the northeast cor of Columbia Heights and Clark st, Messrs. Rotter & Linder will build a 6-sty brk office and flat, 101x90 ft., to cost $20,000. F. S. Lowe, 186 Remsen st, is planning.

NEW UTRECHT AV.—F. S. Lowe, 186 Remsen st, is preparing plans for a 4-sty, 7-family flat, to be erected on New Utrecht av, northeast cor 53d st, to cost $20,000. The Extension Development Co., on premises, is owner.

EAST 14TH ST.—A. McBride & Co., Kings Highway and East 15th st, will begin at once the erection of four 2-sty brk dwellings, 16x36 ft., 1 family, cost, $20,000, on the east side of East 14th st, 96 ft. south of Av P. A. E. Fischer, 23 Park row, Manhattan, is planning.

ELLERY ST.—Pomerantz Bros., 159 Heyward st, will build on the north side of Ellery st, 250 ft. east of Tompkins av, a 5-sty brk tenement, 50x88 ft., same to cost $40,000. R. T. Rasmussen, 30 Graham av, is making plans.

BLAKE AV.—Simovitz & Schittman will erect a row of eight 3-sty stores and dwellings, on the south side of Blake av, 19.2 ft. east of Sheffield av, to cost $40,000. L. Danancher, 377 Rockaway av, is making plans.

DUMONT AV.—B. Goldenberg and A. M. Lehman, 2087 Dean st, will begin at once the erection of seven 2-sty brick dwellings, 20x50 ft., on the south side of Dumont av, 20 ft. west of Cleveland st, to cost $28,000. C. Infanger, 2634 Atlantic av, is making the plans.

GATES AV.—Duplex Realty Co., 953 Fulton st, will build a 6-sty high-class apartment house, 100x79 ft., on Gates av, southwest cor St James place, to cost $170,000. J. T. Tonner, 953 Fulton st, will be the architect.

EAST 5TH ST.—H. B. Hawkins, 221 Stratford Road, owner and architect, will build six 2-sty and attic frames, 17x28, 1 family, on the east side of East 5th st, 220 ft. south of Av C, to cost $18,000.

74TH ST.—J. W. Fowler, 95a Cooper st, owner, J. S. Kennedy, 44 Court st, architect, are arranging to build four 2-sty brick dwellings, 20x52 ft., on 74th st, north side, 260 ft. west of 13th av, to cost $22,000.

### Queens County.

LONG ISLAND CITY.—Bids will be received Aug. 8 by Comrs. of Parks (Moses Herrman, Pres.), for constructing a pumping plant in Forest Park, Borough of Queens.

FLUSHING.—St. George's Church, Flushing, will erect a new edifice on Locust st, north side, 130 ft. west of Main st, 1-sty, 24x81 ft., to cost $20,000. C. C. Haight, Manhattan, is architect.

LONG ISLAND CITY.—L. Berger & Co. are planning six 2-sty dwellings for the Clifton Const. Co., 200 Broadway, Manhattan, to be erected at Crescent and Camelia sts, Long Island City, to cost $24,000.

DOUGLASTON.—On Hollywood av, southeast corner West Drive, H. F. Schlater, Hotel Lucen, Manhattan, will erect a 2-sty dwelling, 34x50 ft., to cost $11,000. G. Keister is planning.

### New York State.

ROME.—The First National Bank will change two buildings for banking purposes. Arch. F. W. Kirkland is preparing plans for the improvement.

ALBANY.—Sealed proposals will be received by Dr. Andrew S. Draper, state commissioner of education, Aug. 15, for the construction of the New York State Normal College. G. L. Heins, State Architect.

WATERTOWN.—Bids will be received at the office of the Supervising Architect, Treasury Department, Washington, D. C., Sept. 3 for the construction, complete, of U. S. Post Office at Watertown.

SCHENECTADY.—The Schenectady Illuminating Co. and the Mohawk Gas Co. have completed plans for their new office building which will be located in Clinton st, and for the gas house that will be built in Villa road. Estimated cost, $100,000.

ITHACA.—The Morse Chain Co., Ithaca, N. Y., will build an extension to its plant, 72x132 ft., 2-sty high, to provide space for the installation of a cold rolling plant.

UTICA.—Plans are being prepared by Barnett, Haynes & Barnett, Frisco Bldg., St. Louis, Mo., for a 3-sty $300,000 convent at Utica.

SCHENECTADY.—The Mohawk Golf Club will proceed immediately with the construction of its new club house, for which plans are now in the hand of the special building committee. Architect W. W. Bosworth, of New York, is architect. If the plans meet with the approval of the Board of Governors, bids will be advertised for. The new structure will cost, it is estimated, $35,000.

ONEIDA.—The National Casket Co., of this city, is breaking ground for a dry kiln, 32x90 ft. The dirt excavated is being drawn to the rear of the Oneida Steel Pulley Works for filling in a site, where a large addition to the pulley works will be built before cold weather sets in.

### New Jersey.

JERSEY CITY.—Wm. R. Hervey, of Far Rockaway, has accepted plans prepared by Edw. M. Patterson for a reinforced concrete factory, 50x100 ft., which he will erect in 9th st, near Henderson st, at a cost of about $25,000.

MONTCLAIR.—John E. Scharsmith, of 1 Madison av, Manhattan, is receiving estimates for a 2½-sty residence, at Montclair, for Valentine Stortz.

TRENTON.—Spencer Roberts, 26 S. 15th st, Philadelphia, Pa., has completed plans for the city hall at Trenton. Estimated cost is $800,000. Bids will be advertised for about Aug. 15.

TRENTON.—Bids will be received at the office of Jas. Knox Taylor, Washington, D. C., Aug. 27, for the construction, including heating apparatus, electric wiring and conduits to extension of U. S. Postoffice at Trenton.

NEWARK.—Hawthorne Construction Co. will build ten 2½-sty frame 2-family dwellings at 327 to 349 Hillside av. Edward V. Warren is architect. Cost, about $40,000.—Francis Averkamp has plans out for a 4-sty brick 16-family tenement, to go up at 52 and 54 Warwick st, for William Schmausser. The cost will be about $20,000.

### Connecticut.

MIDDLEBURY.—Plans for the new Westover school in Middlebury are ready for figures. The buildings will cost in the neighborhood of $100,000. Miss Mary R. Hillard, of St. Margaret's School, has the matter in charge.

WATERBURY.—The Randolph-Clowes Co. has purchased the land near Bank st station from the N. Y., N. H. & H. R. R. Co. At some future time the company will build a large addition to their plant on the site.

WATERBURY.—The Waterbury Machine Co., Waterbury, Conn., manufacturer of wire working and other machinery, will erect an addition to its works. It will be 40x65 ft., and 1-sty. There will also be a new boiler house, 30x40 ft.

WATERBURY.—Plans are being prepared by T. B. Peck, Arch., 65 Bank st, for a 2-sty plant, 118x60 ft., for the Waterbury Castings Co.

BRIDGEPORT.—A resolution incorporating the Bridgeport & Danbury Electric Ry. to build an electric road in Connecticut has been passed by the Legislature. Capital, $1,500,000.

HARTFORD.—Bids will be received until Aug. 12 by the Com. of Washington School Dist. (Alex. Angus, Chmn., Hartford National Bank), for $100,000 school district bonds.

NORWICH.—The City Council has authorized the Gas and Electric Comrs. to borrow $30,000 for additions and extensions to the electric light plant.

DANBURY.—First Congregational Church proposes erecting a $75,000 edifice. Rev. Harry Chamberlain Meserve, pastor.

LYME.—The church at Old Lyme, which was recently destroyed by fire, is to be rebuilt at a probable cost of $50,000. Edw. M. Chapman, pastor.

HARTFORD.—Plans will be ready in about 10 days for a 2½-sty building, 35x50 ft., on Arch st, for the Open Hearth Mission. W. D. Johnson, arch., 26 State st.

NEW LONDON.—The way is now clear for the erection of the county and municipal building in New London. The Senate on Tuesday passed an act amending an act by a validating clause, providing for the erection of a building for municipal and county purposes.

NEW HAVEN.—The contract to build the proposed residence on Whalley av for Prof. A. B. Woodford, 469 Whalley av, has been awarded to David H. Clark Co. The house will be of frame construction in a colonial design and is estimated to cost $22,000.

DANBURY.—Lord & Burnham, Manhattan, will erect and furnish a greenhouse, 30x150, for T. H. Judd.

STONINGTON.—Bids will be received at the office of the Light House Engr., Tompkinsville, S. I., until Aug. 15 for erecting a keeper's dwelling at Stonington Breakwater Light Station, Conn.

CORNWALL.—Ludlow & Valentine, Manhattan, let general contract to M. E. Stone, Norwalk, Conn., for a 2-sty memorial library building at Cornwall.

HARTFORD.—The stockholders in the German Hall Corporation have decided to rebuild the hall which was destroyed by fire, June 29.

DANBURY.—Ground was broken for a large addition to the St. Peter's parochial school on Main st. It will be a 3-sty brick building in the rear of the present school.

### Massachusetts.

LAWRENCE.—The Wood Worsted Co. is to build 42 brick apartment houses near its works.

SPRINGFIELD.—The Springfield Gas Light Co. has petitioned the State Gas and Electric Light Commission for authority to issue $350,000 for new construction, the acquisition of land, purifying house, apparatus, and other purposes.

MARLBORO.—The Marlboro Electric Light Co. has petitioned the Board of Gas and Electric Light Comrs. for permission to issue $170,000 new capital, the proceeds to be used for permanent improvements.

PITTSFIELD.—J. M. Vance has plans for an 8-room brick and stone school house, to cost $30,000. W. J. Boughman is chairman of the committee.

LAWRENCE.—Dr. Robt. W. Farquhar will want plans for a new residence, to be erected at Lawrence.

SALEM.—Kilham & Hopkins, Boston, have plans for a brick high school building for Salem, to cost not more than $350,000. Thos. G. Pinnock, Chn. High School Commission.

MELROSE.—The Board of Aldermen has voted to appropriate $75,000 to build a 12-room addition to the present high school.

AMHERST.—The plans for the $100,000 Carnegie laboratory building, to be erected at Amherst College, are reported to be nearly completed, and will soon be ready to submit to contractors for bids.

BOSTON.—The Board of Aldermen has passed the loan bill, which provides for the following: $30,000 for bath house at Charlestown; $140,000 for buildings and equipment at Consumptives' Hospital; $15,000 for fire house and apparatus in Park Hill, and $15,000 for fire house, site and apparatus, in Orient Heights, East Boston.

BROCKTON.—Geo. Howard & Sons Co., 63 Warren st, Brockton, has obtained contract for 3-sty brick mercantile building, 20x52, for Geo. E. Wilber, of Taunton, Mass., to be erected at Belmont and Main sts, this city.

WORCESTER.—The Wright Wire Co., Worcester, Mass., is to enlarge one of its buildings. The pitch roof of the building will be replaced by two stories, with a floor space 60x112 ft.

WINCHENDON.—Baxter D. Whitney & Son, Winchendon, Mass., manufacturers of woodworking machinery, are to erect an addition to their present foundry, 50x100 ft..

SALEM.—This city is reported to have voted to build sewers in South Salem at a cost of $100,000.

(Continued on page 204.)

MISCELLANEOUS.

W. P. MANGAM
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

J. C. LYONS BUILDING & OPERATING COMPANY
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

JOSEPH P. DAY
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST.
AGENCY DEPT.: 932 EIGHTH AVENUE

HARRY W. HOPTON
REAL ESTATE
No. 150 BROADWAY
Tel., 6983 6989 Cortlandt
Cor. Liberty St.

MISCELLANEOUS

THOMAS DIMOND
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St. } Established 1852 Tel., 1780 Mad Sq.

N. BRIGHAM HALL & SON
*Real Estate Brokers and Agents*
[illegible] 603 Spring 685 Broadway

THE TITLE INSURANCE CO., OF NEW YORK
135 Broadway, Manhattan and 203 Montague St., Brooklyn
CAPITAL AND SURPLUS, $3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages
EDGAR J. LEVEY, President
JOHN D. CRIMMINS, CHARLES T. BARNEY, } Vice-Presidents
CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

Rockwood st, Walton av to the Concourse, regulating, grading, &c.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Aug. 5.

Riverside Drive, from 158th st West to 165th st, at 12 m.

Tuesday, Aug. 6.

Nautilus st, sewer, Richmond, at 2 p m.

Wednesday, Aug. 7.

Bronx Park Addition, on its easterly side, at 10 a m.

Thursday, Aug. 8.

Perry av, between Mosholu Parkway North and Woodlawn rd, at 2 p m.
East 233d st, Bronx River to Hutchinson River, at 2 p m.
West Farms rd, Bronx River to Westchester Creek, at 12 m.

Friday, Aug. 9.

Lawrence av, Lind av to West 167th st, at 2 p m.

At 258 Broadway.

Hearings will be recontinued September 15th.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Aug. 2, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Broadway, Nos 2689 to 2695, 103d st, 103d st, No 240 | s w cor 103d st, 100.11 x 120, 10-sty brk and stone hotel. (Amt due, $66,-168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Adj to Aug 13.——28,000

Mott st, No 30, e s, about 80.7 s Pell st, 24x95, 3-sty brk building (exrs sale). N Niles .....

77th st, s s, 98 e Av A, runs s 102.2 x e — x s — x s e — x n 41.5 x e— x n 102.2 x w 300 to beginning, vacant. (Amt due, $3,-936.01; taxes, &c, $4,451.74; sub to a mort of $82,800.) Withdrawn .....——4,600

Interior plot 200 e Lewis st, and 13.2 n 3d st, 60x100. Corporation sale by order of Sinking Fund Commissioners. Frederick Philip. .....12,000

HUGH D. SMYTH.

*Park av, 134th st, s w cor 134th st, 99x140x99.11x140, vacant. (Amt due, $14,577.33; taxes, &c, $——; sub to two morts aggregating $54,500.) Henry H Jackson.....69,334

JAMES L. WELLS.

Westchester av, n s, 50 e Purdy st, 58x100. (Partition.) M Strengleim .....10,500

Railroad av, n e cor Purdy st, 108x105, 2-sty frame dwelling. (Partition.) F J Barbanes .....6,100

Purdy st, e s, 105 n Railroad av, 100x108, vacant. (Partition.) Mary Entenman....3,100

PETER F. MEYER.

*82d st, No 308, s s, 100 w West End av, 25x102.2, vacant. (Amt due, $20,669.74; taxes, &c, $2,918.31.) John P Conselyea et al.....20,500

| | |
|---|---|
| Total | $154,134 |
| Corresponding week, 1906 | 48,425 |
| Jan. 1st, 1907, to date | 28,356,068 |
| Corresponding period, 1906 | 21,306,639 |

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Aug. 3.

No Legal Sales advertised for this day.

Aug. 5.

122d st, s s, 200 e Broadway, 125x90.11, three 6-sty brk tenements. Harris Mandelbaum et al agt Charles Shapiro et al; Eisman, Levy, Corn & Lewine, att'ys, 135 Broadway; Sylvester L H Ward, ref. (Amt due, $17,662.40; taxes, &c, $1,500.67.) By Joseph P Day.

56th st, Nos 324 and 326, s s, 294.2 e 2d av, 44.10x100.5x42.9x100.5, 6-sty brk tenement and store. Jared W Bell agt Samuel Pomeranz et al; Bowers & Sands, att'ys, 31 Nassau st; Philip J McCook, ref. (Amt due, $16,048.24; taxes &c, $313.83; sub to four morts aggregating $21,500.) Mort recorded Sept 8, 1906. By Joseph P Day.

Broadway | s w cor 135th st, 149.11x100, vacant.
135th st | Abraham I Spiro agt Besse C Clark; Spiro & Wasservogel, att'ys, 140 Nassau st; Isham Henderson, ref. (Amt due, $33,371.66; taxes, &c, $500; sub to two morts aggregating $85,000.) Mort recorded Nov 16, 1906. By Joseph P Day.

Aug. 6.

Brook av, Nos 1337 to 1347, w s, 50 s Anna pl, 125x90, three 6-sty brk tenements, stores in Nos 1341 and 1343. Manhattan Mortgage Co agt Max Miller et al; Carrington & Pierce, att'ys, 200 Broadway; Maurice S Cohen, ref. (Amt due, $36,442.87; taxes, &c, $298.13; sub to three morts aggregating $15,000.) By Joseph P Day.

55th st, No 540, s s, 225 e 11th av, 25x100.5, 5-sty brk tenement and store. Joseph L B Mayer et al agt Leo Lowenthal et al; Jacob Gordon, att'ys, 230 Grand st; Grosvenor H Backus, ref. (Amt due, $3,107.86; taxes, &c, $224.46.) Mort recorded Mar 6, 1906. By Joseph P Day.

64th st, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, three 4-sty stone front dwellings. Long Island Security Co agt Herman E Meeker et al.. Morris H Hayman, att'y, 198 Broadway; Adam Wiener, ref. (Amt due, $17,-835.08; taxes, &c, $34; sub to two morts aggregating $63,750.) Mort recorded Aug 21, 1906. By Joseph P Day.

Aug. 7.

Houston st, No 157, s s, 58.4 e Eldridge st, 25x74.5, 5-sty brk tenement and store. Harris D Colt trustee agt Isaac Kleinfeld et al; Curtis, Mallet-Prevost & Colt, att'ys, 30 Broad st; Sylvester L H Ward, ref. (Amt due, $15,-331.02; taxes, &c, $1,603.83.) Mort recorded May 25, 1898. By Joseph P Day.

Washington av, e s, 199.9 n 169th st, 51.2x109x51.4x105.6, vacant. August Jacob agt Joseph Newmark et al; Edw J Krug, Jr, att'y, 150 Nassau st; Chas J Leslie, ref. (Amt due, $4,-655.37; taxes, &c, $142.00; sub to two morts aggregating $4,350.00.) By Joseph P Day.

Concourse | e s, 189.3 s McClellan st, 25.1x
Carroll pl | 175.2 to Carroll pl x25x172.11, vacant. Frederick C McDonald agt Mary T Smith et al; Geo E Gartland, att'y, 11 Wall st; Sol Tekulsky, ref. (Amt due, $2,290.47; taxes, &c, $160.42.) Mort recorded Sept 13, 1905. By Joseph P Day.

Aug. 8.

Crotona Park East, Nos 11 to 15 | s s, 120.1 w
Boston road | Wilkens av, runs s e 125.10 x w 204.5 x s e 137.2 to Boston road x n w 264.3 x n e 34.11 x e 207.7 to beginning, five 5-sty brk tenements. State Realty & Mortgage Co agt Henry Villaume et al; Albert J Shaw, att'y, 11 Pine st; Maxwell Davidson, ref. (Amt due, $26,393.66; taxes, &c, $——; sub to three morts aggregating $173,000.) Mort recorded Jan 12, 1906. By Joseph P Day.

Audubon av, Nos 341 to 345 | n e cor 182d st,
182d st, No 521 | 79.9 x 70, 5-sty brk tenement and store. The New York Investment & Improvement Co agt De Walloff Marcuson Realty Co et al; Clarence L Westcott, att'y, 100 Broadway; Joseph F Mulqueen, ref. (Amt due, $62,616.31; taxes, &c, $3,390.40.) Mort recorded June 30, 1906. By Samuel Goldsticker.

Audubon av, Nos 11 to 15 | s e cor 166th st,
166th st, No 518 | 70.3x100x83.5x95, two 6-sty brk tenements, store on cor. Isaac Liberman et al trustees agt Louis M Cahn et al; J C Levi, Weil & Newhouse, att'ys; Nathaniel A Elsberg, ref. (Amt due, $16,261.99; taxes, &c, $1,026.55; sub to four morts aggregating $94,662.01.) Mort recorded July 5, 1906. By Joseph P Day.

Aug. 9.

Troy av, Palm st | n e cor Palm st, 100x100.
Troy av, Vine st | s w cor Vine st, 100x200, vacant.
Annie V Taylor agt Peter Schultz et al; James C De La Mare, att'y, 299 Broadway; Cromwell G Macy, Jr, ref. (Amt due, $1,-440.21; taxes, &c, $400.) By Cromwell G Macy, Jr, on premises, at 11 a. m.

Aug. 10.

No Legal Sales advertised for this day.

Aug. 12.

61st st, Nos 415 and 417, n s, 220 e 1st av, 45x86x45.2x93.3, vacant. Isaac Liberman et al trustee, &c, agt Max Kessler et al; J C Levi, Weil & Newhouse, att'ys; Frank C Avery, ref. (Amt due, $5,020.38; taxes, &c, $184.85; sub to three morts aggregating $13,057.40.) Mort recorded Mar 23, 1906. By Joseph P Day.

## PROPOSALS.

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907,

Borough of Queens.

No. 1. For furnishing and delivering operating supplies for pumping stations, as follows:

Class A—Packing and rubber goods.
Class B—Waste, wicking, wiping, cloths, etc.
Class C—Lubricants and illuminants.

No. 2. For furnishing and delivering repair and renewal supplies for pumping stations, as follows:

Class A—Valves and cocks.
Class B—Wrought-iron pipe, pipe fittings and brass unions.
Class C—Tools, hardware and files.
Class D—Miscellaneous furnishings.
Class E—Boiler gauge glasses, pressure gauges, lubricators, etc.
Class F—Paints, oils and chemicals.
Class G—Lime, cement, etc.
Class H—Lumber.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, July 29, 1907. (36725-1)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m. on

WEDNESDAY, AUGUST 7, 1907,

Boroughs of Manhattan and The Bronx.

No. 1. For furnishing and delivering six thousand (6,000) sacks of best quality North Carolina pine or Georgia yellow pine kindling wood.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated July 26, 1907. (36739)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for repairing asphalt pavement in the Borough of Manhattan (1094) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, August 14, 1907. (36696-1)

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For all the labor and materials required for a Tunnel connecting the Training School for Women Nurses with Pavilions A and B of the new Bellevue Hospital, situated under Twenty-sixth street, east of First Avenue, Borough of Manhattan, The City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
(36696) Bellevue and Allied Hospitals.

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# Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 17 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX:
23D WARD, SECTION 10. FOX STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Prospect Avenue to Leggett Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 16, 1907. (36428-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 17 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN:
12TH WARD, SECTION 8. WEST 172D STREET—REGULATING, GRADING; CURBING AND FLAGGING, from St. Nicholas Avenue to Audubon Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 16, 1907. (36428-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:
23D AND 24TH WARDS, SECTION 11. CHARLOTTE STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jennings Street to Crotona Park East. 24TH WARD, SECTION 11. EAST 179TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jerome Avenue to Anthony Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 23, 1907. (36560-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following-named Avenue in the BOROUGH OF THE BRONX:
23D AND 24TH WARDS. SECTIONS 10, 11 AND 12. CROTONA AVENUE—OPENING, from Boston Road to the Southern Boulevard. Confirmed March 28, 1907; entered July 22, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, July 22, 1907. (36560-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND.
1ST WARD. REGULATING, GRADING AND PAVING CLINTON B. FISK AVENUE, from Watchogue Road to Maine Avenue; and in MAINE AVENUE, from Willard Avenue to Jewett Avenue. 2D AND 4TH WARDS. RICHMOND ROAD AND ELM AVENUE—TEMPORARY STORM WATER SEWER, from the intersection of Rose Avenue and Richmond Avenue to and through Elm Avenue to the Moravian Brook. 3D WARD. GRACE CHURCH PLACE—REGULATING, GRADING, PAVING, FLAGGING, CURBING AND GUTTERING, from Simonson Place westerly to the former terminus of Grace Church Place; also CONSTRUCTING SANITARY SEWER in GRACE CHURCH PLACE, from Heberton Avenue to Simonson Place.

HERMAN A. METZ,
Comptroller.

City of New York, July 23, 1907. (36592)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 31 to August 14, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX:
24TH WARD, SECTION 11. ROCKWOOD STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Walton Avenue to the Concourse.

HERMAN A. METZ,
Comptroller.

City of New York, July 30, 1907. (36705)

## PROPOSALS.

DEPARTMENT OF DOCKS AND FERRIES.
Sealed bids or estimates for furnishing about 2,000 Tons of Anthracite Steamboat Coal, 1,000 Tons of Bituminous Steamboat Coal, and for paving between West 11th and West 12th Streets, North River (Contract 1091), will be received by the Commissioner of Docks at Pier A, North River, until 12 o'clock (noon) on Thursday, August 8, 1907. (For particulars see City Record.)

## PROPOSALS.

Department of Health, Southwest corner of Fifth (11th) Street and Sixth avenue, Borough of Manhattan, City of New York.
SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock A. M. on

TUESDAY, AUGUST 6, 1907.

For furnishing all the labor and furnishing and erecting all the materials necessary or required to erect and complete a Fireproof Office Building on Willoughby and Fleet Streets, Borough of Brooklyn, City of New York.
For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated June 13, 1907. (36357)

Office of the President of the Borough of Manhattan, City Hall, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 6, 1907.

No. 1. For repairing asphalt block pavement in the borough of Manhattan.
No. 2. For regulating and repaving with asphalt block pavement on concrete foundation the roadway of St. Nicholas avenue, at the intersection of Nagle avenue.
No. 3. For regulating, grading, curbing, flagging and guttering Vermilyea avenue, from Dyckman street to Two Hundred and Eleventh street.
No. 4. For regulating, grading, curbing and flagging West One Hundred and Seventy-seventh street, from Amsterdam avenue to St. Nicholas avenue.
No. 5. For regulating, grading, curbing, flagging and guttering West One Hundred and Seventy-seventh street, from Fort Washington avenue to Riverside Drive.
No. 6. For regulating, grading, curbing and flagging New street on the west side of the Hall of Records, from Reade street to Chambers street.
For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 25, 1907. (36609)

Office of the President of the Borough of Manhattan, City Hall, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 6, 1907.

No. 1. For furnishing all the labor and material required for building sewer and appurtenances in One Hundred and Forty-sixth street, between Eighth and Bradhurst avenues.
No. 2. For furnishing all the labor and material required for building sewer and appurtenances in One Hundred and Fifty-eighth street, between Edgecombe road and Avenue St. Nicholas.
No. 3. For furnishing all the labor and material required for building sewer and appurtenances in West One Hundred and Ninety-first street, between Wadsworth and St. Nicholas avenues.
No. 4. For furnishing all the labor and material required for building sewer and appurtenances in Two Hundred and Sixth street, between Harlem River and Ninth avenue.
No. 5. For furnishing all the labor and material required for building sewer and appurtenances in Sherman avenue, between Tenth avenue and Emerson street, and between Dyckman street and Broadway; in Isham street, between Broadway and Tenth avenue, and in Emerson street, between Post avenue and summit west of Sherman avenue.
No. 6. For furnishing all the labor and material required for building sewer and appurtenances in Fairview avenue, between Broadway and St. Nicholas avenue.
For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 25, 1907. (36602-1)

Department of Public Charities, foot of East Twenty-sixth Street, New York.
SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 5, 1907.

For all materials and labor required for the complete Conduiting, Electric Wiring, and all other work in connection with the installation of a complete Electric Lighting and Power System for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the Metropolitan Hospital District, Blackwell's Island, Borough of Manhattan, the City of New York.
For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 19, 1907. (36523)

DEPARTMENT OF DOCKS AND FERRIES.
Sealed bids or estimates for constructing Freight Sheds on Piers 57, 58 and 59, and on adjoining lateral extensions between West 14th and West 19th streets, North River (Contract 1090) will be received by the Commissioner of Docks at Pier A, North River, until 12 o'clock (noon) on Tuesday, August 13, 1907. (For particulars see City Record.) (36553)

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.
Sealed bids or estimates for the construction of a new pier at the foot of James Slip, with bulkhead platform easterly thereof, on the East River, Borough of Manhattan (Contract No. 1085), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon) on Tuesday, August 6th, 1907. (For particulars see City Record.) (36537)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to construct and complete asphalt tile walks in Winthrop, Cooper and Seaside Parks, Borough of Brooklyn, together with all the work incidental thereto.
For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36585-1) Commissioners of Parks.

DEPARTMENT OF DOCKS AND FERRIES.
Sealed bids or estimates for laying asphalt pavement at the approach to the Ferry Terminal at Stapleton, Borough of Richmond (Contract No. 1078, Class 3), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock (noon) on Tuesday, August 6 1907. (For particulars see City Record.) (36530)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Queens.

For furnishing all the labor and materials necessary to construct and complete a pumping plant in Forest Park, Borough of Queens, together with all the work incidental thereto.
For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36585-2) Commissioners of Parks

Department of Public Charities, foot of East Twenty-sixth Street, New York.
SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the City Hospital District, Blackwell's Island, Borough of Manhattan, the City of New York.
For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 23, 1907. (36571)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Brooklyn.

No. 1. For work and materials required for the erection and completion of a shelter house in New Lots Park, Borough of Brooklyn.
No. 2. For work and materials required for the erection and completion of a shelter house in Fulton Park, Borough of Brooklyn.
No. 3. For work and materials required for the erection and completion of a shelter house in Winthrop Park, Borough of Brooklyn.
No. 4. For work and materials required for the erection and completion of a shelter and tennis house in Prospect Park, Borough of Brooklyn.
For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36578) Commissioners of Parks.

Office of the President of the Borough of Manhattan, City Hall, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 6, 1907.

For furnishing and delivering 3,000 feet best 2½-inch rubber hose in 50-foot lengths, with all necessary couplings: 15 pairs No. 6, 40 pairs No. 7, 90 pairs No. 8, 80 pairs No. 9, 50 pairs No. 10, 15 pairs No. 11 and 10 pairs No. 12 best quality rubber hip boots, double knee caps.
For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 25, 1907. (36602-2)

PROPOSALS. PROPOSALS

# $15,000,000
# NEW YORK CITY
## Four (4%) Per Cent.
## GOLD TAX EXEMPT STOCK AND BONDS
**Issued in Coupon or Registered Form.**
**Interchangeable at will after purchase.**

## To be Sold Monday, August 12, 1907
**At 2 o'clock P. M.**
**AS FOLLOWS:**

**$13,000,000 Corporate Stock, Payable May 1, 1957**
**2,000,000 Assessment Bonds, Payable May 1, 1917**

**EXEMPT FROM TAXATION, EXCEPT FOR STATE PURPOSES**

## THESE STOCKS AND BONDS ARE LEGAL INVESTMENTS FOR TRUST FUNDS.

Send bids in a sealed envelope, enclosed in the addressed envelope. A DEPOSIT OF TWO PER CENT. OF PAR VALUE MUST ACCOMPANY BID. Such deposit must be in money or certified check upon a solvent Banking Corporation. For fuller information see "City Record," published at Room No. 2, City Hall, New York.

**Consult any Bank or Trust Company, or address**

**HERMAN A. METZ, Comptroller City of New York**

**280 Broadway, New York.**

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Queens.

For furnishing all the labor and materials necessary to construct and complete asphalt tile walks in Flushing and College Point Parks, Borough of Queens, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36673) Commissioners of Parks.

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For providing all labor and materials required for the tearing down and removal, excavation, masonry, steel and iron, electric and all other work for the erection and entire completion of a coal vault at Gouverneur Hospital, situated at Gouverneur slip, between Front street and Water street, in the Borough of Manhattan, the City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.
Dated July 29, 1907. (36718-1)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For all the labor and materials required for a vacuum dust sweeping and cleaning plant, in the pathological department and male dormitory of the new Bellevue Hospital, situated on First avenue and bounded by Twenty-sixth and Twenty-ninth streets, Borough of Manhattan, the City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.
Dated July 29, 1907. (36718-2)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for furnishing insurance on the Municipal Ferry-boats "Bay Ridge," "Gowanus" and "Nassau" will be received by the Commissioner of Docks until 12 o'clock noon, August 13th, 1907, at Pier "A," North River. (For particulars see City Record.) (36689)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing materials, repairing and restoring artificial stone sidewalks and curbing and re-setting natural stone curbing.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.
The City of New York, July 29, 1907. (36732)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Brooklyn.

For furnishing and delivering, complete, two Gasolene Automobiles.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
Dated July 5, 1907. (36652-1)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to construct and complete Cement Sidewalk and Curb around Parade Ground, Prospect Park, Borough of Brooklyn, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36652-2) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,
Borough of Queens.

For furnishing all the labor and materials necessary to lay Cement Sidewalk around Rainey and Ashmead Parks, Borough of Queens, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36659) Commissioners of Parks.

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## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Queens, public notice is hereby given that the Commissioners of the Sinking Fund by virtue of the powers vested in them by law, will offer to sale at public auction all the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street opening purposes in the

BOROUGH OF QUEENS.

BEING all those buildings, parts of buildings, fences, etc., within the lines of Emma Street, between Flushing Avenue and Nurge Street, Second Ward of the Borough of Queens, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

FRIDAY, AUGUST 9TH, 1907,
at 11 a. m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.
City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36489)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Police Commissioner public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., within the lines of property owned by the City of New York, acquired by it for police purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., lying within the lines of the proposed station-house site of the Second Precinct, and known as 156 and 158 Greenwich Street and 163 and 165 Washington Street, Borough of Manhattan, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, AUGUST 5TH, 1907,
at 10.30 o'clock a. m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.
City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36496)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of The Bronx, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property acquired for street opening purposes in the

BOROUGH OF THE BRONX,

(1) BEING all those certain buildings, parts of buildings, fences, etc., on Briggs Avenue (called Olin Avenue and called Gunhill Road) between the Bronx River and White Plains Road and near Baychester Avenue, in the 24th Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,
at 10.30 o'clock a. m., on the premises.

(2) BEING all those buildings, parts of buildings, fences, etc., lying within the lines of Railroad Avenue, between Unionport Road and Glebe Avenue, in the 24th Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,
at 12.30 o'clock p. m., on the premises.

(3) BEING all those buildings, parts of buildings, fences, etc., lying between the lines of Coster Street, between Hunt's Point Road and Edgewater Road, in the 23d Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,
at 1.30 p. m., on the premises.

(4) BEING all those buildings, parts of buildings, fences, etc., lying within the lines of Garrison Avenue, between Longwood Avenue and Hunt's Point Avenue (Road), in the 23d Ward of the Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

WEDNESDAY, AUGUST 7TH, 1907,
at 2.30 p. m., on the premises.

The above property is more particularly described on certain maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.
City of New York—Department of Finance, Comptroller's Office, July 18th, 1907. (36498)

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for school purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on the easterly side of Clinton Street, between Water and Cherry Street, 116 feet 1½ inches front on Clinton Street, and extending easterly 181 feet 4 inches respectively along the northerly side of Water Street and the southerly side of Cherry Street and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

MONDAY, AUGUST 5TH, 1907,

at 12 o'clock noon, on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36492)

## PROPOSALS

Police Department of the City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the city of New York at the bookkeeper's office, Central Department, until 10 o'clock A. M. on

FRIDAY, AUGUST 9, 1907.

For making, completing and delivering two power launches for the Police Department of the City of New York.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated July 29, 1907. (36682-2)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for furnishing and delivering Miscellaneous Machine Tools to this Department (Contract 1070) will be received by the Commissioner of Docks at Pier A, North River, until 12 o'clock (noon) on Friday, August 9, 1907. (For particulars, see City Record.) (36645)


**HERBERT A. SHERMAN**
REAL ESTATE
**AUCTIONEER, BROKER**
**APPRAISER, AGENT**
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices


## PROPOSALS

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Manhattan, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street opening purposes in the

BOROUGH OF MANHATTAN,

(1) BEING a stable formerly belonging to the Convent of the Sacred Heart, and which is located on Northern Avenue, between a line 76 feet north of West 181st Street and Fort Washington Avenue.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

TUESDAY, AUGUST 6TH, 1907,

at 10.30 a. m., on the premises.

(2) BEING the building situated within the lines of 179th Street, and between Broadway and Fort Washington Avenue, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held July 8th, 1907, the sale of the above described building and appurtenances thereto will be held by direction of the Comptroller on

TUESDAY, AUGUST 6TH, 1907,

at 12.30 p. m., on the premises.

The property above mentioned is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York—Department of Finance, Comptroller's Office, July 19th, 1907. (36494)

## PROPOSALS

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing and delivering repair and renewal supplies for pumping stations, as follows:

Class A—Extra heavy valves.
Class B—Extra heavy cocks.
Class C—Blacksmiths tools.
Class D—Machinists' tools.
Class E—Carpenters' tools.
Class F—Measuring tools.
Class G—Hardware, sheet metal, etc.
Class H—Wrought-iron pipe.
Class I—Miscellaneous furnishings.
Class J—Boiler gauge glasses.
Class K—Oil cups, lubricators, grease cups and parts and gauge cock pencils.
Class L—Rubber goods.
Class M—Cleaning preparations, soaps and small miscellaneous supplies.
Class N—Paints, oils and chemicals.
Class O—Waste, wicking, etc.
Class P—Ground fire brick, cement, etc.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, July 29, 1907. (36725-2)

Police Department of the City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the city of New York at the bookkeeper's office, Central Department, until 10 o'clock A. M. on

FRIDAY, AUGUST 9, 1907.

For furnishing and delivering one gasoline patrol wagon for the use of the Police Department of the city of New York.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated July 26, 1907. (36682-1)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for printing and binding in connection with Annual Reports for years 1905 and 1906 (Contract 1076) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, August 14, 1907. (For particulars see City Record.) (36696-2)

(For other Legal Advertisements see page 205.)

# REAL ESTATE RECORDS

**Key to abbreviations:**

**1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.**

**2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.**

**3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.**

**4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.**

**5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given**

**6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.**

**7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.**

**8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1906.**

## CONVEYANCES

July 26, 27, 29, 30, 31, August 1.

### BOROUGH OF MANHATTAN.

Attorney st, No 172, e s, 68 s Houston st, 23.11x50, 5-sty brk tenement and store. CONTRACT. Abraham Sandberg with Isidore Friedman. July 2. July 26, 1907. 2:345—10. A $10,000—$13,000. 20,375

Bleecker st, Nos 98 and 100 | s s, 72.4 w Mercer st, runs s 129.3 x
Mercer st, No 197 | e 72.4 to w s Mercer st x s 20 x w 100.4 x s 0.8 x w 28 x n 150 to Bleecker st x e 56.1 to beginning, 5 and 8-sty brk and stone loft and store building. Wm A Gaston et al to Mary B wife Edw D Brandegee, of Utica, N Y. Jan 31. July 26, 1907. 2:523—11. A $125,000—$265,000. nom

Broome st, No 526½, n s, 100 s e Sullivan st, 20x78, 2-sty brk tenement and store. Ella F B Scott to Kate L Bower. All title. Mort $4,000. July 20. July 26, 1907. 2:489—45. A $12,000—$14,000. nom

Broome st, No 461, s s, 100.8 w Mercer st, 23.11x95.10x23.10x 95.10, 5-sty brk loft and store building. PARTITION June 18, 1907. John J Delany ref to Thos B Walker. All liens. July 29. July 30, 1907. 2:474 part lot 10. A —$——$——. 46,700

Cannon st, No 131, w s, 100 s Houston st, 20x100, 5-sty brk tenement. Annie Guttenberg to Sarah Goodman. Mort $19,550. July 30. July 31, 1907. 2:335—68. A $9,000—$14,000. other consid and 100

Centre st, Nos 62 and 64, e s, 44.8 s Worth st, 35.8x91.10x35.4x 83.3, 3-sty brk tenement and store and 3-sty brk tenement in rear, and 3-sty brk loft and store building and 3-sty brk building in rear. Claus Kuecks and ano EXRS, &c, Charles Heins to L Sonora H Harper. July 31, 1907. 1:166—4 and 5. A $29,300—$35,000. 60,000

Cherry st, No 230 | n e cor Pelham st, 25.6x108.7x25.1x
Pelham st, Nos 16 and 18 | 109.7, 6-sty brk tenement and store. Louis Baraginsky to Samuel Neuman. Mort 44,675. July 15. July 26, 1907. 1:255—12. A $18,000—$45,000. other consid and 100

Cherry st, Nos 129 to 135 | begins Cherry st, s s, abt 120 e Cath-
Water st, Nos 402 to 408 | arine slip, 75x120.4 e s to Water st x75x124, four 3 and four 4-sty brk tenements and stores. Maria L Campbell et al to Henry Mahar. May 3. July 30, 1907. 1:250—46 to 49 and 78 to 81. A $34,000—$40,000. other consid and 100

Cherry st, Nos 129 to 135 | s s, abt 120 e Catharine slip, 75x125.4
Water st, Nos 402 to 408 | on e s to Water st, x75x124, four 3 and four 4-sty brk tenements and stores. Henry Mahar to Michael A Rofrano. July 29. July 30, 1907. 1:250—46 to 49 and 78 to 81. A $34,000—$40,000. other consid and 100

Church st, No 214 (130), w s, 25 n Thomas st, 25.1x50.2x25.3x50.2, 5-sty brk loft and store building.

Church st, No 216 | w s, 50.2 n Thomas st, runs w 75.6 x s
Thomas st, Nos 51 to 55 | 50.2 to Thomas st x w 75 x n 100.1 x e 50.5 x s 25.5 x e 100 to Church st x s 25 to beginning, 5-sty brk loft and store building.

Thomas st, No 57, n s, 150 w Church st, 26.1x100.1, 2-sty brk loft and store building.
Wm A Gaston et al to Mary B wife Edw D Brandegee, of Utica, N Y. Jan 31. July 26, 1907. 1:148—22. A 28,300—$37,000; 1 and 21. A $119,000—$199,000; 4. A $27,300—$39,000. nom

City Hall pl, No 37, s s, 47.8 s w Pearl st, 18.3x98, 3-sty brk tenement. Kathryn F McDermott to Nicholas F Walsh. Mort $11,500. Aug 1, 1907. 1:159—29. A $10,900—$13,000. other consid and 100

Clinton st, No 246, e s, 40.7 n Cherry st, 30.1x71.11x29.10x71.11, 6-sty brk tenement and store. Jacob Siris et al to Samuel Blum. Mort $38,250. July 15. July 30, 1907. 1:258—41. A $18,000—$36,000. other consid and 100

Commerce st, No 33, n s, abt 50 w Bedford st, 25x37, 3-sty frame tenement. Benj F Corell and ano EXRS Jane M Van Dyke to Eliza M, Lester K, W Stewart and Percy M Hough INDIVID, HEIRS, &c, Jane M Van Dyke. Jan 14, 1905. July 31, 1907. 2:584—54. A $3,500—$4,000. 6,500

Commerce st, No 33 (29), n s, abt 50 w Bedford st, 25x37, 3-sty frame tenement. Lester K Hough to Chas E Neier, of Richmond Hill, L I. Q C. July 18. July 31, 1907. 2:584—54. A $3,500—$4,000. nom

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**MAPLEDORAM & CO.**
**REAL ESTATE BROKERS**

**Bay Ridge Property**
**Our Specialty**

**Fifth Ave. and 79th St., Brooklyn, N. Y.**
Telephone, 724 Bay Ridge
Branch Office: Bay Ridge Ave., cor. Fort Hamilton Ave.

Forsyth st, No 188, e s, 75 s Stanton st, 25x100, 5-sty brk tenement and store. Katharina Gartner to Annie De Jonge. Mort $8,000. June 19. July 26, 1907. 2:421—52. A $17,000—$25,000. 29,000

Same property. Annie De Jonge widow to Abraham Strauss. Mort $8,000. July 25. July 26, 1907. 2:421. other consid and 100

Forsyth st, No 188, e s, 75 s Stanton st, 25x100, 5-sty brk tenement and store. Abraham Strauss to David Mann. Mort $33,500. July 25. July 27, 1907. 2:421—52. A $17,000—$25,000. other consid and 100

Hamilton terrace, No 31, e s, 291.3 n 141st st, 18.6x81.11x18.6x80.7, 3-sty brk dwelling. Wm H Doty and ano as TRUSTEES will Wm H C Bartlett to Henrietta wife Frederick Gehrung. July 3. July 26, 1907. 7:2050—104. A $3,700—$13,500. 15,000

Hamilton terrace, No 33, e s, 309.9 n 141st st, 18.6x83.3x18.6x81.11, 3-sty brk dwelling. Wm H Doty and ano TRUSTEES Wm H C Bartlett to Chas M Ams. July 3. Aug 1, 1907. 7:2050—105. A $3,700—$13,500. 15,000

Houston st, Nos 124 and 126, n s, 41.6 e 2d av, 34x50, two 5-sty brk tenements and stores. Max Goldwasser to Abraham C Weingarten. Mort $20,000. July 18. July 26, 1907. 2:442—64. A $15,000—$22,000. other consid and 100

Ludlow st, No 117, w s, 174.8 s Rivington st, 25x87.6x24.11x87.6, 6-sty brk tenement and store. Isaac Adler to Aaron Gordon. Mort $28,000. Aug 1, 1907. 2:410—22. A $17,000—$34,000. other consid and 100

Ludlow st, No 168, e s, 51 n Stanton st, 24.9x90, 5-sty brk tenement and store. Barney Waller to Lillie Waller. Mort $26,300. July 27. July 31, 1907. 2:412—42. A $17,000—$26,000. other consid and 100

Manhattan st, s w s, 416.3 n w Broadway, 50x150, part 4-sty frame factory. Release mort. Metropolitan Life Ins Co to Albert London. July 26. Aug 1, 1907. 7:1995. 18,000

Same property. Release mort. Robert McGill to same. July 31. Aug 1, 1907. 7:1995. 4,500

Same property. Release mort. Frank Barker as TRUSTEE to same. July 29. Aug 1, 1907. 7:1995. nom

Same property. Albert London to Penco Realty Co. July 31. Aug 1, 1907. 7:1995. other consid and 100

McDougal st, No 39, w s, 70 s w King st, runs s w 20 x n w 24 x n e 24 x s e 20 x s w 11 x s 11 to beginning.

McDougal st, n w s, 63.10 s w King st, runs s w 6.4 x s e 2.10 x n w 7 to beginning, 3-sty frame brick front tenement.
Astride Pardi to Natale Invernizzi. June 1. July 30, 1907. 2:519—40. A $4,000—$5,500. other consid and 100

Mercer st, No 171, w s, 100 s Houston st, 25x100, 4-sty brk loft and store building. Jennie A Hahn to James A Gilmour, of Brooklyn, N Y. Mort $30,000. July 15. July 26, 1907. 2:513—21. A $30,000—$37,000. nom

Mercer st, No 235 (209), w s, abt 125 s 3d st, 25x100, 6-sty brk loft and store building. Samuel W Jones to Isabel J Roberts. Mort $52,500. July 24. July 26, 1907. 2:533—21. A $30,000—$50,000. other consid and 100

Monroe st, No 73, n s, abt 110 w Pike st, 25x100, 5-sty brk tenement and store. Bessie Solinsky to Barnett Levy and Joseph Abrahams. July 19. July 31, 1907. 1:274—13. A $17,000—$30,000. other consid and 100

Montgomery st, No 71 | n e cor Cherry st, 23x58.6, 3-sty
Cherry st, Nos 352 and 354 | frame tenement and store and 4-sty brk tenement and store. Johanna G Bruns et al to Marcus L Osk and Isidore Edelstein. ¾ parts. July 17. July 26, 1907. 1:259—59. A $10,000—$12,000. 15,375

Same property. Henrietta T Hohns by Herman Hohns Sr GUARDIAN to same. ¼ part. All title. B & S. July 17. July 26, 1907. 1:259. 5,125

Montgomery st, No 71 | n e cor Cherry st, 23x58.6, 3-sty
Cherry st, Nos 352 and 354 | frame tenement and store and 4-sty brk tenement and store.
Montgomery st, No 69, e s, 23 n Cherry st, 20x61, 3-sty frame tenement and store and 3-sty brk tenement in rear.
Marcus L Osk et al to Osias Parnes. B & S. Mort $23,000. July 25. July 26, 1907. 1:259—58 and 59. A $18,000—$21,000. nom

Mott st, No 277, w s, abt 215 s Houston st, 20x½ block, 3-sty brk tenement and store and 4-sty brk tenement in rear. Luigi Soviero to Lena Soviero. Mort $10,000. July 30, 1907. 2:509—34. A $10,500—$12,000. nom

Morton st, No 33, on map No 39, n s, 80 w Bedford st, 23.6x100, 3-sty brk dwelling. Wm A Morschhauser to Minnie L Maher. Mort $10,000. July 26. July 30, 1907. 2:584—39. A $13,000—$14,500. other consid and 100

Norfolk st, No 145, w s, 150 s Stanton st, 25x100, 5-sty brk tenement and store. Harris Seitzick to Jacob Siris and Pincus Malzman. Mort $27,000. July 29. July 30, 1907. 2:354—24. A $17,000—$24,000. other consid and 100

Perry st, No 78, s s, 141.7 e Bleecker st, 20x95, 3-sty brk dwelling. Henry H Heidgerd to Frederick Kloppenburg. Mar 14. July 31, 1907. 2:621—46. A $9,000—$12,500. 100

Pitt st, No 55, w s, 149.10 n Delancey st, runs w 100.10 x n 25 x e 37.10 x s 6.2 x e 63 to st x s 18.10 to beginning, 3-sty brk tenement and store and 4-sty brk tenement in rear. CONTRACT. Bertha Pirung widow with Chas L Singer. Mort $15,000. June 14. July 31, 1907. 2:343—66. A $12,000—$14,000. 18,000

South st, Nos 226 and 227, n s, 126 e Market slip, 40x80, two 3-sty brk buildings and stores. Julius J Lyons to Samuel Kulter and Sam Kotler. July 31. Aug 1, 1907. 1:249—7 and 8. A $14,000—$24,000. other consid and 100

Thomas st, Nos 85 to 89, n s, 76.3 w West Broadway, 75x100x75.3x100, two 7-sty brk loft and store buildings. Wm A Gaston et al to Mary B wife Edw D Brandegee, of Utica, N Y. Jan 31. July 26, 1907. 1:144—36. A $59,000—$110,000. nom

Water st, No 447, s s, 146 e Market slip, 20x80, 5-sty brk building and store. Samuel Kutler et al to Michael Garlick. Mort $20,500. July 31. Aug 1, 1907. 1:249—37. A $4,000—$7,000. other consid and 100

Water st, Nos 445 and 447, s s, 126 e Market slip, 40x80, two 5-sty brk buildings and stores. Julius J Lyons to Samuel Kutler and Sam Kotler. July 31. Aug 1, 1907. 1:249—37 and 38. A $8,000—$14,000. other consid and 100

White st, Nos 55 and 57 | s w cor Franklin pl or alley, 59.8x99.8x
Franklin pl or alley | 56.5x100, 5-sty brk loft and store building. Wm A Gaston et al to Mary B wife Edw D Brandegee, of Utica, N Y. Jan 31. July 26, 1907. 1:175—25. A $103,200—$150,000. nom

Wooster st, Nos 137 and 139, w s, abt 120 n Prince st, 50x100, 6-sty brk loft and store building. Julius E Siegel to Edwin Schwab. Mort $105,000. July 29. July 30, 1907. 2:515—34. A $18,900—$47,000. other consid and 100

Worth st, No 18, s s, 100 w West Broadway, 25x84.10, 7-sty brk loft and store building. Wm A Gaston et al to Mary B wife Edw D Brandegee, of Utica, N Y. Jan 31. July 26, 1907. 1:144—40. A $17,500—$31,500 nom

3d st E, No 82, s w s, 175 n w 1st av, 25x100.7x25x100.6, 6-sty brk tenement and store. Sophia Baumann and ano to Max Goldwasser of Brooklyn. July 31. Aug 1, 1907. 2:444—30. A $15,000—$25,000. other consid and 100

3d st E, No 306, s s, abt 248 w Av D, 22.7x106, 3-sty brk tenement. Rachel wife Samuel Sivack and HEIR Abraham Lackritz to Mindel Leichtag, of Brooklyn. 1-8 part. Q C. Mort $11,000. July 30. July 31, 1907. 2:372—26. A $10,000—$11,000. 100

3d st E, No 246, s s, 174.3 w Av C, 24.9x105.11, 3-sty brk tenement and store and 3-sty brk tenement in rear. CONTRACT. George Zintle and ano HEIRS George Zintle with Julius Lehner and Magdalena Sieke. Mort $7,800. July 17. July 27, 1907. 2:385—28. A $13,000—$16,000. 17,800

5th st, No 222 E, s s, 308.1 w 2d av, 20.9x92.4, 3-sty brk tenement. Philip Wolfman to The European Medical & Electrical Institute. Mort $16,000. May 28. July 29, 1907. 2:460—22. A $11,500—$13,000. 100

5th st E, Nos 313 and 315, n s, 150 e 2d av, 50x97, two 6-sty brk tenements and stores. Barney Waller to Lillie Waller. ½ part. Mort $59,000. July 27. July 31, 1907. 2:447—51 and 52. A $24,000—$42,000. other consid and 100

6th st E, No 412, s s, 175 s e 1st av, 25x97, 5-sty brk tenement and store. Julius B Fox to Joseph L Buttenwieser. Mort $25,000. July 26, 1907. 2:433—13. A $13,000—$19,000. other consid and 100

6th st E, No 412, s s, 175 s e 1st av, 25x97, 5-sty brk tenement and store. Joseph L Buttenwieser to Julius B Fox. July 26, 1907. 2:433—13. A $13,000—$19,000. other consid and 100

10th st E, No 239, n s, abt 100 w 1st av, 25x94.10, 4-sty brk tenement. Frank M Franklin to Sam Sobel. Mort $23,500. July 30. Aug 1, 1907. 2:452—38. A $16,000—$19,000. other consid and 100

13th st E, No 220, s w s, 385 n w 2d av, 15.6x103.3, 4-sty stone front tenement. Geo W Le Fevre to Clara Rosenberg. July 30. July 31, 1907. 2:468—19. A $8,500—$11,000. other consid and 100

14th st W, Nos 158 and 160 | s e cor 7th av, 46.6x100, three 4-sty
7th av, No 53 | brk dwellings.
14th st W, Nos 154 and 156, s s, 46.6 e 7th av, 53.6x103.3, two 4-sty brk dwellings.
John B Wood to City Real Estate Co. Morts $113,000. July 26. July 27, 1907. 2:609—7 to 9. A $57,000—$72,000; and 10 and 11. A $53,500—$62,000. other consid and 100

14th st W, Nos 158 and 160 | s e cor 7th av, 46.6x100, three 4-sty
7th av, No 53 | brk dwellings. Release restrictions, &c. Equitable Life Assurance Society of the U S (mortgagee) to John B Wood, of Newark, N J. July 26. July 27, 1907. 2:609—7 to 9. A $57,000—$72,000. nom

14th st E, No 612, s s, 180 e Av B, 25x103.3, 5-sty brk tenement and store. Antonio Pittala and ano to Paolo Tumminelli. Mort $17,000. July 11. July 26, 1907. 2:396—14. A $8,000—$12,000. other consid and 100

15th st W, No 36, s s, 500 w 5th av, 25x103.3, 4-sty brk dwelling. CONTRACT. Charles Wittenauer with Edward F Caldwell & Co. Mort $35,000. July 26. July 27, 1907. 3:816—62. A $40,000—$44,000. 60,000

15th st W, No 318, s s, 200 w 8th av, 25x81.3, 3-sty brk dwelling. Emilie Aman widow et al to Attilio d'Antona and Michelangelo Robertiello. Mort $7,500. July 30, 1907. 3:738—51. A $9,500—$14,000. nom

23d st W, No 165, n s, 100 e 7th av, 22x112.6, 5-sty stone front building and store. Eliphalet L Davis to Soloman L Cohen. Mort $55,000. July 25. July 26, 1907. 3:799—8. A $46,000—$58,000. other consid and 100

25th st W, No 32, s w s, 375 s e 6th av, 25x98.9, 4-sty stone front dwelling. James Storie to Minnie V Telfair. B & S. July 16. July 29, 1907. 3:826—61. A $48,000—$54,000. other consid and 100

25th st W, Nos 130 and 132, s s, 325 w 6th av, 50x81.1, two 3-sty brk tenements and stores. Raymond M Moulton et al to Arthur W Saunders. July 6. July 30, 1907. 3:800—57 and 58. A $36,000—$38,000. nom

25th st W, Nos 130 and 132, s s, 325 w 6th av, 50x81.1, two 3-sty brk tenements and stores. Arthur W Saunders to Rebecca Cohn and William Goldstone. Mort $36,000. July 26. July 30, 1907. 3:800—57 and 58. A $36,000—$38,000. other consid and 100

26th st E, Nos 109 and 111, n s, 141.8 e 4th av, 41.8x98.9, two 3-sty brk dwellings. William McGowan to Indiana Giberson. Mort $45,500. July 30, 1907. 3:882—9 and 10. A $33,000—$40,000. other consid and 100

28th st E, No 134, s s, 80 e Lexington av, 20x74, 3-sty brk dwelling. Geo Wright to Keran Flynn. B & S. July 15. July 27, 1907. 3:883—64. A $10,500—$14,500. other consid and 100

35th st E, No 340, s s, 75 w 1st av, 25x98.9, 3-sty brk tenement and store and 2-sty brk building in rear. Samuel Lennig et al to Samuel Lennig. B & S. Mort $8,000. July 30. Aug 1, 1907. 3:940—39. A $9,000—$11,000. nom

41st st, W, No 335, n s, 332.2 e 9th av, 17.10x98.9, 4-sty brk tenement and store and 3-sty frame tenement in rear. Thos J Ryan to Eugene J Flood. Mort $8,000. May 11. Aug 1, 1907. 4:1032—14. A $7,500—$10,000. nom

41st st W, No 447, n s, 175 e 10th av, 25x98.9, 4-sty brk tenement. Solomon Kluge to Wm C Niglutsch. Correction deed. Mort $15,500. July 18. July 26, 1907. 4:1051—8. A $8,000—$11,000. other consid and 100

Same property. Wm C Niglutsch to Peter Zindel. Mort $15,500. July 22. July 26, 1907. 4:1051. other consid and 100

44th st E, No 4, s s, 105 e 5th av, 45x96.10, 4, 5 and 6-sty brk and stone building and store. Chas F Wetzel et al to The Wetzel Building, a corpn. All title. Morts $202,000. July 29. July 30, 1907. 5:1278—67. A $180,000—$260,000. 58,000

44th st W, No 133, n s, 350 w 6th av, 20x100.5, 5-sty stone front dwelling. John W Barr Jr to Sally K and Lulie Henning, of Louisville, Ky. Mort $20,000. July 10. July 30, 1907. 4:997—18½. A $34,000—$36,000. nom

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44th st W, No 135, n s, 370 w 6th av, 20x100.5, 5-sty stone front dwelling. John W Barr, Jr, to Sally K and Lulie Henning, of Louisville, Ky. Mort $27,000. July 10. July 30, 1907. 4:997—18. A $34,000—$36,000. non

45th st W, Nos 71 to 75, n s, 100 e 6th av, 57.6x100.5, two 3 and one 4-sty stone front dwellings. Sara W Coe to Daniel S McElroy. Mort $125,000. July 26. July 31, 1907. 5:1261—5½ to 6½. A $101,000—$108,000. other consid and 100

47th st E, No 327, n s, 375 e 2d av, 25x100.5, 5-sty brk tenement and store. Irving Bachrach et al to Wove Realty Co. Mort $14,500. July 12. July 26, 1907. 5:1340—16. A $9,000—$13,000. other consid and 100

47th st W, No 123, n s, 560 e 7th av, 20x100.4, 4-sty stone front dwelling. FORECLOS (June 20, 1907). Sampson H Weinhandler (ref) to Mary E Stebbins. All title. July 30. July 31, 1907. 1:1000—23. A $28,000—$30,000. 34,000

48th st W, No 310, s s, 133.4 w 8th av, 16.8x100.5, 3-sty stone front tenement. Seaboard Land & Mortgage Co to Honora A Burke. Mort $13,000. July 29. July 30, 1907. 4:1038—38. A $9,000—$10,500. other consid and 100

49th st E, Nos 329 to 335, n s, 305 e 2d av, 80.8x100.5, two 6-sty brk tenements and stores. Michael Rosenthal et al to Frank Hillman. All liens. July 16. Aug 1, 1907. 5:1342—13 to 15½. A $28,000—$——. other consid and 100

51st st W, No 533, n s, 350 e 11th av, 25x100.5, 5-sty brk tenement. Mary E Coghlan to Thos F McGourty. ½ part. All title. Mort $13,000. Aug 1, 1907. 4:1080—15. A $7,000—$13,000. other consid and 100

51st st W, No 533, n s, 350 e 11th av, 25x100.5, 5-sty brk tenement. John Early EXR and TRUSTEE Margaret Dooley to Mary E Coghlan. Aug 1, 1907. 4:1080—15. A $7,000—$13,000. 17,500

51st st E, No 407, n s, 74 e 1st av, 20x100.5, 4-sty stone front dwelling. PARTITION, June 7, 1907. Edwin A Watson ref to August Goetz and Philipp Fouquet. July 15. Aug 1, 1907. 5:1363—4½. A $6,000—$10,000. $2,750 over mort of $9,000. ——

56th st W, No 419, n s, 275 w 9th av, 25x100.5, 5-sty brk tenement. Carrie Silverberg to David Klein. Mort $20,000. July 30, 1907. 4:1056—21. A $9,000—$16,000. other consid and 100

57th st E, No 212, s s, 135 e 3d av, 18.9x100.4, 4-sty stone front tenement. John Prange to Geo R Bourne. Mort $10,000. July 30. Aug 1, 1907. 5:1330—43. A $9,000—$12,000. other consid and 100

64th st E, No 230, s s, 180 w 2d av, 25x100.5, 6-sty brk tenement. Wm Baily to the One Hundred and Forty-ninth Street Realty Co. Mort $30,900. Aug 1, 1907. 5:1418—32. A $12,500—$32,500. 100

64th st E, No 114, s s, 132.6 e Park av, 17.6x100.5, 4-sty stone front dwelling. Henry G Sanford to Henrietta M Parker, of New Brunswick, N J. July 18. July 31, 1907. 5:1398—67. A $21,000—$26,000. other consid and 100

69th st E, No 219, n s, 324 e 3d av, 28x100.5, 5-sty brk tenement. Michael Maier to John V Coggey. Mort $25,000. July 18. July 27, 1907. 5:1424—13. A $12,500—$22,000. other consid and 100

70th st W, No 320, s s, 236.1 w West End av, 18.2x100.5, 3-sty brk dwelling. Robert Wallace et al to Annie Goldflam, of Rockaway Park, L I. Mort $8,000. July 29. July 30, 1907. 4:1181—42½. A $7,500—$12,000. exch

73d st W, No 121, n s, 199.11 w Columbus av, 18.9x102.2, 4-sty and basement brk dwelling. Frances E wife of John P Hardenbergh to Henry J Hardenbergh. Jan 5, 1888. Aug 1, 1907. 4:1145—24. A $13,000—$20,000 nom

73d st E, No 214, s s, 235 e 3d av, 24.11x102.2, 4-sty stone front tenement. Meyer M Ganz to Mores Siegelman. Mort $10,000. July 30. July 31, 1907. 5:1427—39. A $11,000—$15,000. other consid and 100

73d st E, s s, 259.11 e 3d av, strip 0.1x102.2. Meyer M Ganz to Mores Siegelman. Q C. July 30. July 31, 1907. 5:1427. other consid and 100

76th st W, No 172, s s, 100 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Meadow Brook Realty Co to Sarah H David. Mort $23,500. July 29. July 30, 1907. 4:1147—60. A $14,000—$25,000. nom

76th st E, Nos 364 and 366, s s, 118.9 w 1st av, 37.6x102x38x108.2, 6-sty brk tenement and store. Joseph H Mann to Tillie wife Joseph H Mann. 1-3 part. All title. Mort $49,250. Nov 13, 1906. July 26, 1907. 5:1450—32. A $15,000—$45,000. nom

77th st W, No 262, s s, 156.3 e West End av, 18.9x102.2, 4-sty and basement brk and stone dwelling. Chas L Payne et al EXRS. &c, Wm H Payne to Payne Estate, a corpn. Mort $15,000. Jan 2. July 30, 1907. 4:1168—58. A $14,000—$23,000. 28,000

77th st E, s s, 98 e Av A, 300x102.2.
Interior lot at c l blk bet 76th and 77th st and 173 e Av A, runs e 50 x s 41.5 x n w — x n — to beginning, vacant.
Rae Ginsberg to George Colon. Undivided share. All liens. July 29. July 31, 1907. 5:1488—37 to 48 and 8½ and 9½. A $62,000—$62,000. other consid and 100

79th st W, Nos 171 to 175, n s, 205 e Amsterdam av, 45x102.2, three 3-sty and basement stone front dwellings. Lilly W Barney to the Sisterhood of Saint Mary. Mort $45,000. June 14. July 26, 1907. 4:1210—9—10 and 10½. A $36,000—$54,000. other consid and 100

81st st E, No 224, s s, 279.2 w 2d av, 25.10x102.2, 5-sty brk tenement. Joseph Wasserman to Emma Wulff. Mort $15,000. July 31. Aug 1, 1907. 5:1526—36. A $9,500—$20,000. other consid and 100

84th st W, No 155, n s, 150 e Amsterdam av, 25x102.2, 5-sty stone front tenement. Abraham Brown to Viola B Browne and Adalene H Greenless. Mort $27,000. July 29. July 30, 1907. 4:1215—7. A $14,000—$28,000. other consid and 100

84th st W, No 277, n s, 36.6 e West End av, 16x80.2, 3-sty brk dwelling. Ida Margoles to Eliz M Collins. Mort $12,000. Aug 1, 1907. 4:1232—2. A $8,500—$13,000. other consid and 100

84th st E, No 439, n s, 194 w Av A, 25.1x102.2, 5-sty stone front tenement. Louis L Wolf to John F Wacker. Mort $23,000. July 29, 1907. 5:1564—17. A $7,500—$22,000. other consid and 100

84th st W, No 342, s s, 414.1 w West End av, 18x102.2, 3-sty and basement stone front dwelling. Marie A O'Brien widow to Joseph T Ryan. Mort $17,000. July 29. July 30, 1907. 4:1245—97. A $11,000—$17,000. other consid and 100

84th st E, No 439, n s, 194 w Av A, 25.1x102.2, 5-sty stone front tenement. John F Wacker to Mathilde Wacker. July 29. July 30, 1907. 5:1564—17. A $7,500—$22,000. other consid and 100

87th st E, No 531, n s, 246 w East End av, 25x100.8, 5-sty stone front tenement. Maria Ruff to Julius Himmelweit. Mort $18,000. July 31, 1907. 5:1584—16. A $7,000—$20,000. other consid and 100

87th st E, Nos 7 and 9, n s, 175 e 5th av, 50x100.8, two 5-sty stone front tenements.
5th av | n e cor 102d st, 100.11x300, vacant.
102d st |
5th av, No 1180, n e cor 96th st, 25.9x100, 3-sty brk tenement and store.
5th av, e s, 25.9 n 96th st, 75x100, 1-sty frame building and vacant.
96th st E, n s, 100 e 5th av, 50x100.11, vacant.
John S Phipps to Henry Phipps, of Westbury, L I. July 23. July 26, 1907. 5:1499—8 and 9. A $97,000—$119,000; 6:1608—1 to 12. A $219,000—$219,000; 6:1602—1. A $87,000—$90,000; 2, 3, 4. A $135,000—$135,000, and 5 and 6. A $70,000—$70,000. non

89th st W, No 336, s s, 181.3 e Riverside Drive, 20x100.8, 4-sty and basement brk dwelling. Harmon W and Myrtilla F Hendricks EXRS Henry H Hendricks to Thos R Manners. Mort $20,000. May 20. Aug 1, 1907. 4:1250—57. A $13,000—$32,000. 42,000
Same property. Release dower. Myrtilla F Hendricks widow to same. May 20. Aug 1, 1907. 4:1250. nom

95th st W, No 134, s s, 431 e Amsterdam av, 17x100.8, 3-sty and basement brk dwelling. Annie R Jeannot to Agnes L Rodgers, of Cleveland, Ohio. Aug 1, 1907. 4:1225—47. A $8,500—$12,000. other consid and 100

100th st E, No 119, n s, 151 w Lexington av, 25.6x100.11.

100th st E, No 121, n s, 125.6 w Lexington av, 25.6x100.11.
two 5-sty brk tenements.
Osias Karp to Cornelia McKay. Mort $57,200. July 31. Aug 1, 1907. 6:1628—10 and 11. A $16,000—$40,000. exch and 100

101st st E, No 327, n s, 228.6 w 1st av, 28.6x100.11, 6-sty brk tenement and store. City National Realty Co to Nicola Bochicchio. Mort $25,750. July 25. July 27, 1907. 6:1673—17. A $7,000—$30,000. other consid and 100

101st st W, No 72, s s, 100 e Columbus av, 25x100.11, 5-sty brk tenement and store. Joel Marks to David Spier and Moritz Rauner. Mort $25,000. July 27. July 30, 1907. 7:1836—60. A $10,000—$23,000. other consid and 100

102d st E, No 161, n s, 74.6 e Lexington av, 27x100.11, 5-sty brk tenement. Isidore Gottlieb to Adolf Gottlieb. Mort $22,600. July 24. July 29, 1907. 6:1630—23. A $7,000—$22,000. other consid and 100

102d st W, No 159, n s, 333.8 w Columbus av, 25x100.11, 5-sty stone front tenement. Friedrich Wiedbusch to Emma wife of and Andreas Kammerer. Mort $18,000. Aug 1, 1907. 7:1857—19. A $10,000—$25,000. other consid and 100

103d st W, No 103, n s, 100 w Columbus av, 25x78.2 and 22.9x25x22.9 and 78.2, 5-sty brk tenement and store. New Amsterdam Realty Co to Sophie Popper and Bertha Lindenberger. Mort $20,000. July 15. July 31, 1907. 7:1858—28. A $10,000—$25,000. other consid and 100

107th st E, No 155, n s, 82 e Lexington av, 17x100.11, 4-sty stone front tenement. Mary M Krayer to Elizabeth Davidson, of Harrison, N J. Mort $10,000. July 31. Aug 1, 1907. 6:1635—25. A $5,000—$9,500. 100

109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Adolph Loewe et al to Nathan Burkan and Edward Schoenberg. Mort $25,000. July 11. July 26, 1907. 6:1658—34. A $7,000—$20,000. other consid and 100

110th st E, No 8, s s, 228 w Madison av, 19.6x100.11, 5-sty brk tenement. Charles Michael to Elizabeth Stein. Mort $22,000. July 9. July 26, 1907. 6:1615—14. A $13,500—$27,000. other consid and 100

111th st W, Nos 507 to 511, on map Nos 507 and 509, n s, 150 w Amsterdam av, 62.6x100.11, 6-sty brk tenement. Alex D Lewis to Siegfried Blumenkrohn. Mort $85,000. Nov 27, 1906. July 31, 1907. 7:1883—25. A $30,000—$100,000. other consid and 100
Same property. Siegfried Blumenkrohn to Alexander D Lewis, of Brooklyn. Mort $85,000. July 26, 1907. July 31, 1907. 7:1883. other consid and 100

112th st E Nos 71 and 73, n s, 34.10 w Park av, 36x100.11, 6-sty brk tenement and store. Release mort. Title Insurance Co of N Y to Epstein-Cohen Co. July 25. July 26, 1907. 6:1618—34. A $9,000—$12,000. 30,000

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

113th st E, No 60, s s, 45 e Madison av, 25x101.10, 5-sty stone front tenement and store. Morris Blumenthal to Lena Blumenthal. Mort $23,000. July 30. July 31, 1907. 6:1618-51. A $9,000—$18,000. other consid and 100

114th st W, No 107, n s, 193.6 w Lenox av, 31.6x100.11, 5-sty brk tenement. Israel Burstein to Benjamin Fishel. Mort $33,000. June 27. Aug 1, 1907. 7:1824-23. A $13,000—$35,000. other consid and 100

116th st W, No 61, s s, 100 e Lenox av, 25x84.7x26.3x92.9, 5-sty brk tenement and store. Henry Pape to Charles M Anderson. Mort $36,000. July 29. July 30, 1907. 6:1539-67. A $12,500—$25,500. other consid and 100

116th st W, No 311, n s, 175 w 8th av, 25x100.11, 5-sty brk tenement and store. Solomon L Cohen to Eliphalet L Davis. Mort $25,000. June 20. July 26, 1907. 7:1943—25. A $14,000—$26,000. other consid and 100

Same property. Eliphalet L Davis to Le Roy D Ball, Jr. Mort $23,500. July 15. July 26, 1907. 7:1943. other consid and 100

117th st E, No 110, s s, 24 w Lexington av, 16.2x100.11, 3-sty brk dwelling. Amanda J Kessler to Colonel Leon Kessler. Mort $6,000. July 30. July 31, 1907. 6:1644—57. A $4,000—$7,000. nom

118th st E, No 446, s s, 126 w Pleasant av, 17x75.7, 3-sty stone front dwelling. Mary A Doyle et al to Wm H Doyle. Q C. July 25. July 27, 1907. 6:1711—30. A $3,000—$6,700. nom

119th st E, No 118, s s, 215 e Park av, 25x100.10, 5-sty brk tenement and store. Arthur H Sanders to Moritz L & Carl Ernst. Mort $22,500. July 29. July 30, 1907. 6:1767—63. A $7,000—$19,500. other consid and 100

119th st E, No 132, s s, 265 e Park av, 20x100.11, 5-sty brk tenement and store. Joseph L Schwartz to Mollie Stecher. Mort $24,670. July 29. Aug 1, 1907. 6:1767-61. A $5,500—$18,500. other consid and 100

120th st E, No 233, n s, 222.6 w 2d av, 18.6x100.11, 3-sty brk tenement. Gustave Schwerin to Augustine wife Gustave Schwerin. All liens. July 15. July 31, 1907. 6:1785—16. A $5,000—$7,500. other consid and 100

121st st E, Nos 358 and 360, s s, 83.3 w 1st av, runs s 100.11 x w 16.7 x n 0.11 x w 0.2 x s 0.10 x w 20 x n 100.10 to st x e 36.9 to beginning, 6-sty brk tenement and store. Freehold Construction Co to Isaac Baer. Mort $32,000. July 22. July 31, 1907. 6:1797-32. A $8,800—$— —. other consid and 100

122d st E, No 65, n s, 130 w Park av, 25x100.11, 5-sty stone front tenement. Louis J Freiman to Abraham Rogalsky. Mort $26,000. July 30. Aug 1, 1907. 6:1718-11. A $10,000—$23,000. other consid and 100

123d st E, Nos 129 and 131, n s, 290 e Park av, 41.8x100.11, 6-sty brk tenement and store. Cornelia McKay to Osias and Michael Karp. Mort $44,750. July 31. Aug 1, 1907. 6:1772—13. A $12,500—P $30,000. other consid and 100

124th st W, No 356, s s, 88 e Columbus av, or Morningside av E, 27.10x100.11, 5-sty brk tenement. Daniel J Reardon to Milton C Henley. All liens. May 13. July 29, 1907. 7:1950—60. A $10,000—$24,000. other consid and 100

124th st E, Nos 124 and 126, s s, 265 e Park av, 50x100.11, 5-sty brk stable. Ada L Westcott et al EXRS, &c, Robt E Westcott to John H and Jerry M Carey. July 9. July 26, 1907. 6:1772—60. A $16,000—$40,000. 60,000

124th st E, No 159, n s, 100 e Lexington av, 20x100.11, 4-sty stone front tenement. Max Ullmann et al to James M Murphy. Mort $8,500. July 26. July 31, 1907. 6:1773—24. A $8,000—$14,500. other consid and 100

127th st E, No 132, s s, 65 w Lexington av, 35.10x99.11x35.11x99.11, 6-sty brk tenement and store. Samuel Goodman to Leon Grobman. All liens. July 27. July 29, 1907. 6:1775—59. A $— —$—. nom

127th st E, No 71, n s, 138.9 w Park av, 20x99.11, 3-sty stone front dwelling. FORECLOS (June 25, 1907). Robt B Hincks (ref) to Susan F Kennedy and Magdalene Raymond. Mort $—. July 26, 1907. 6:1752—30. A $7,000—$12,000. 11,700

127th st W, No 26, s s, 310 w 5th av, 25x99.11, 3-sty frame dwelling. Moses Price to Phillip Hyman. Mort $11,000. July 1. July 30, 1907. 6:1724—49. A $10,000—$11,000. other consid and 100

Same property. Philip or Phillip Hyman to Wm B Potter, Brooklyn, N Y. Mort $11,000. July 1. July 30, 1907. 6:1724. other consid and 100

127th st W, Nos 409 and 411, n s, 118.11 w Convent av, 50x99.11, 6-sty brk tenement. Release mort. Hedwig Anspacher to Arnold Realty Co. July 25. Aug 1, 1907. 7:1967—67. A $— —$—. 5,000

Same property. Release mort. Henry Naschitz to same. July 25. Aug 1, 1907. 7:1967. 11,000

Same property. Release mort. Atlantic Dock Co to same. May 13. Aug 1, 1907. 7:1967. 20,000

127th st W, Nos 409 and 411, n s, 118.11 w Convent av, 50x99.11, 6-sty brk tenement. Release mort. John W Comey to Arnold Realty Co. July 31. Aug 1, 1907. 7:1967—67. $— $—. other consid and 100

129th st W, Nos 152 and 154, s s, 152.6 e 7th av, 48.9x99.11, 6-sty brk tenement. Henry Kaufman to Lena Silverson. Mort $68,000. July 25. July 26, 1907. 7:1913—56. A $21,500—P $40,000 other consid and 100

133d st W, No 156, s s, 216.10 e 7th av, 16.8x99.11, 3-sty brk dwelling. PARTITION, June 25, 1907. Emil Goldmark ref to Morris Franklin. July 25. Aug 1, 1907. 7:1917—51½. A $6,600—$9,500. 7,100

135th st W, No 122, s s, 324.11 w Lenox av, 25x99.11, 5-sty stone front tenement and store. Edw R Cohn to Alma Werner. Mort $23,500. July 25. July 31, 1907. 7:1919—47. A $12,000—$23,000 other consid and 100

139th st W, No 247, n s, 226.6 e 8th av, 32.4x99.11, 4-sty brk dwelling. Lexington Avenue Co to Isidore Grossman. Mort $13,000. July 29. July 31, 1907. 7:2025—11. A $9,400—$15,500. other consid and 100

139th st W, No 229, n s, 405.3 e 8th av, 18.2x99.11, 4-sty brk dwelling. Lillie B Vance to Geo R Cannon. Mort $9,000. Aug 1, 1907. 7:2075—17. A $5,500—$11,000 other consid and 100

145th st W, Nos 510 to 518, s s, 200 w Amsterdam av, 99.8x99.11, 2-sty brk store. Sound Realty Co to Stanley G Ranger. Mort $45,000. July 25. July 26, 1907. 7:2076—41. A $48,000—$70,000. other consid and 100

146th st W, No 119, n s, 587.6 e Amsterdam av, 12.6x99.11, 4-sty brk dwelling. Rebecca B Reynolds to the New York Leasing Co. Aug 1, 1907. 7:2051-24½. A $3,500—$8,500. other consid and 100

149th st W, No 535, n s, 383 w Amsterdam av, 17x99.11, 3-sty stone front dwelling. Edw R Cohn to Julia M wife Edw R Cohn. Mort $8,500. July 30. July 31, 1907. 7:2081—17. A $6,500—$12,500. other consid and 100

149th st W, No 535, n s, 383 w Amsterdam av, 17x99.11, 3-sty stone front dwelling. Jessie M Williams et al to Martha Kemp. Q C and Confirmation deed. Jan 30, 1899. July 31, 1907. 7:2081—17. A $6,500—$12,500. nom

149th st W, No 535, n s, 383 w Amsterdam av, 17x99.11, 3-sty stone front dwelling. Alma Werner to Edw R Cohn. Mort $8,500. July 25. July 31, 1907. 7:2081—17. A $6,500—$12,500. exch

151st st W, Nos 502 and 504, s s, 100 w Amsterdam av, 75x99.11, 6-sty brk tenement. Geo R Cannon to Lillie B Vance. Mort $90,000. Aug 1, 1907. 7:2082—36. A $30,000—$100,000. other consid and 100

151st st W, Nos 512 to 518, s s, 275 w Amsterdam av, 100x99.11, two 7-sty brk tenements. Adamant Real Estate Co to D L Block Co, a corpn. Morts $140,000. Aug 1, 1907. 7:2082—43 and 45. A $40,000—$160,000. other consid and 100

152d st W, Nos 611 to 617, n s, 150 w Broadway, 100x99.11, two 5-sty brk tenements. FORECLOS (July 12, 1907). Chas W Dayton Jr to Simon Uhlfelder and Abraham Weinberg. Morts $56,644 and int. July 25. July 26, 1907. 7:2099—22 and 25. A $24,000—$—. 5,000 over and above encumbrances

159th st W, 160th st W, Edgecombe av | n s, 200 e St Nicholas av, runs n 200 to s s 160th st, x e 150.5 to s w cor 160th st and Edgecombe av, x s 205.2 to n s 159th st, x w 104.6 to beginning, vacant. David L Block to Adamant Real Estate Co. Mort $66,000. July 25. Aug 1, 1907. 8:2109—33 to 41. A $52,500—$52,500. other consid and 100

161st st W, No 552, s s, 332.6 e Broadway, 16x99.11, 3-sty stone front dwelling. August Oppenheimer to Abram L Libman. B & S. Mort $9,000. July 16. July 26, 1907. 8:2119—21½. A $6,400—$11,500. 180

162d st W, No 521, n s, 476 e Broadway, 19x99.11, 3-sty stone front dwelling. Margt S Tabor to Josephine H Larkin. Mort $11,000. July 16. July 26, 1907. 8:2122—8. A $7,500—$13,500. nom

165th st W, No 474, s s, 180.5 e Amsterdam av, runs s 100 x e 19.6 x n 43.11 x e — x n 56.1 to st x w 20.2 to beginning.

165th st W, Nos 476 to 480, s s, 120.6 e Amsterdam av, 59.11x100.
Four 2-sty frame dwellings.
Robt C Walker to Edw Meyer. Q C. July 27. July 29, 1907. 8:2111—10 to 13. A $17,000—$21,500. nom

Av A, Nos 195 and 197, 12th st, Nos 441 and 443 | n w cor 12th st, 51.9x100, 6-sty brk tenement and store. Barnett Levy et al to Louis Solinsky. Mort $126,000. July 30. July 31, 1907. 2:440—38. A $50,000—$115,000. other consid and 100

Av D, Nos 105 to 111, 8th st, No 408 | s w cor 8th st, 60x50.
Av D, Nos 103 and 105, w s, 60 s 8th st, 37.6x100.
two 6-sty brk tenements and stores.
Abraham Plesofsky to Morris Shapiro. Mort $128,000. July 31. Aug 1, 1907. 2:377—37 and 41. A $51,000—$115,000. other consid and 100

Av D, Nos 136 and 138, e s, 105 n 9th st, 54.2x80, two 5-sty brk tenements and stores. Samuel Neuman to Louis Baraginsky. Mort $54,625. July 15. July 26, 1907. 2:366—6 and 7. A $26,000—$44,000. other consid and 100

Amsterdam av, No 968, w s, 75.5 s 108th st, 25.6x100, 5-sty brk tenement and store. Mort $15,000.

Amsterdam av, No 970, w s, 50.5 s 108th st, 25x75, 5-sty brk tenement and store. Mort $12,500.
Herman Wiebke to Philipp Ohl. July 30, 1907. 7:1879—33 and 34. A $32,000—$50,000. other consid and 100

Amsterdam av, No 480, 83d st, No 201 | n w cor 83d st, 25.7x100, 5-sty brk tenement and store. Daniel Katz et al to Josephine Lederer. July 29. July 31, 1907. 4:1231—29. A $32,000—$54,000. other consid and 100

Amsterdam av, Nos 1113 and 1115, e s, 40.11 s 115th st, 40x100.

Amsterdam av, Nos 1105 and 1107, e s, 40.11 n 114th st, 40x100.
two 6-sty brk tenements and stores.
Release mort. Sender Jarmulowsky to the Polstein Realty and Construction Co. July 31. Aug 1, 1907. 7:1867—3 and 40. A $— $—. 4,000

Broadway, 133d st | s w cor 133d st, runs w 125 x s 99.11 x e 50 x n 25 x e 75 to w s Broadway, x n 74.11 to beginning, vacant. Albert Brod to George Daily and John A Carlson. Mort $32,000. July 30. Aug 1, 1907. 7:1999—34 to 38. A $41,500—$41,500. other consid and 100

Broadway, s e cor 162d st, 99.11x100, vacant. Solomon Frankel to Markus Pollak. Mort $65,000. July 26. July 29, 1907. 8:2120—8 and 9. A $50,000—$50,000. other consid and 100

Broadway, 123d st | n e cor 123d st, 100.11x175, vacant. Release mort. Home Life Ins Co to Augusta Reis. July 8. July 27, 1907. 7:1978—1 to 8. A $80,000—$80,000. nom

Broadway, Nos 1539 to 1549, 46th st, Nos 200 and 202 | begins 46th st, s s, 98 w Broadway, runs s 100.5 x e 43 x s 23.7 x e 88 to w s Broadway, x n 128 to s s 46th st, x w 98 to beginning, six 5-sty stone front tenements and stores and 5-sty stone front dwelling in st.

Release of covenants of warranty of any land on Broadway lying s of point 127.3 s 46th st, and running w 88.2 3-8.
Forty-Sixth Street and Broadway Co to Eliz A Demarest, A Crittendon Ayres, Geo R McKee, John H McKee INDIVID and EXRS, &c, of Matilda Reynolds and Eliza McKee decd, Jennie B Ferguson, Sarah B McAdam, Geo R and Hugh H Blair,

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

George Ross and Sylvanus V Reynolds. July 22. Aug 1, 1907. 1:1017 32 to 36 and 39. A $630,000 -$661,000 nom

Broadway, Nos 345 and 347 Leonard st, Nos 92 to 96 | s w cor Leonard st, 56x149.2x49.7x156, 6-sty brk office and store building. Wm A Gaston et al to Mary B wife Edw D Brandegee, of Utica, N Y. Jan 31. July 26, 1907. 1:173—27. A $391,600—$520,000. nom

Broadway, No 708, e s, 123.4 n 4th st, 25x137.6, 10-sty brk loft and store building. Edith H Ellis to Alfred V Barnes, of Brooklyn, and Harriet B Newberry, of Detroit, Mich. ½ part. Mort $20,000. July 2. July 27, 1907. 2:545—6. A $105,000—$165,000. 100

Same property. Arthur G Moser to same. ½ part. July 16. July 27, 1907. 2:545. nom

Bloomingdale road (closed), plot bounded e by e s of said road, w by c l said road, s by n s 133d st and n by n line formerly farm conveyed by Alley & Stratton to McGown by deed dated Mar 22, 1804, said boundary line crossed said road between present 135th and 136th sts.

Bloomingdale road, plot bounded e by c l said road, w by w s of said road, s by n s 135th st and n by line as above.
Geo H Allison to Chelsea Realty Co. All title. B & S. All liens. Apr 1, 1905. July 26, 1907. 7:1987 and 1988. other consid and 100

Fort Washington av, w s, 100 s 170th st, 75.7x107.2x75x98.5, vacant. John H Spinzer to Rebecca wife of Maurice Cohn, Borough of Queens. July 31. Aug 1, 1907. 8:2139—156. A $18,000—$18,000. nom

Lenox av, No 539, w s, 25 n 137th st, 25x75, 5-sty brk tenement and store. August Brakmann to George Gingerich. Mort $17,000. Aug 1, 1907. 7:2006—30. A $11,600—$24,000. other consid and 100

Lenox av, No 341, w s, 20 n 127th st, 20x100, 3-sty stone front dwelling. Anthony F Koelble to Henry Einstein. ½ part. Mort ½ of $25,000. July 30. July 31, 1907. 7:1912—30. A $16,500—$20,000. other consid and 100

Lenox av, No 363, w s, 24.11 n 128th st, 25x75, 5-sty brk tenement and store. John J Weber et al to Mary Weber. Mort $17,500. May 28. July 29, 1907. 7:1913—30. A $16,000—$23,000. nom

Lexington av, No 141, e s, 33.1 n 29th st, 16.3x85, 4-sty stone front dwelling. Joseph M Smith and ano EXRS, &c, Eliza Smith to Eugenie J Smith. All title. July 29. Aug 1, 1907. 3:885—27. A $12,500—$19,000. 8,400

Same property. Joseph M Smith and ano to same. All title. B & S. July 29. Aug 1, 1907. 3:885. nom

Lexington av, Nos 1848 and 1850, w s, 61 n 114th st, 40x42.10, two 3-sty stone front tenements and stores. Annie Larner to Edw W Larner her husband, Brooklyn. Mort $8,000. Sept 15, 1893. Aug 1, 1907. 6:1642—17¼ and 17½. A $8,000—$16,000. nom

Lexington av, Nos 161 and 163 30th st, No 131 | n e cor 30th st, 43.10x100, 12-sty brk and stone hotel. Henry H Jackson to Michele Benincasa. Mort $342,000. July 22. July 27, 1907. 3:886—30. A $52,000—P $185,000. other consid and 100

Lexington av, No 61 25th st, No 135 | begins 25th st, n s, 79.10 e Lexington av, runs w 79.10 to e s Lexington av, x n 20.2 x e 40.1 and 39.9 x s 19.9 to beginning, 6-sty brk hotel. Rufus G Angell and ano to Earl G Pier. Mort $25,000. Aug 1, 1907. 3:881—28. A $20,500—$53,000. nom

Lexington av, No 664, w s, 80.5 n 55th st, 20x73, 4-sty stone front dwelling. FORECLOS (July 11, 1907). Wm E Deane (ref) to Paul S Bolger. Mort $13,000. July 30. July 31, 1907. 5:1310—17. A $14,000—$17,000. 11,250 over mort for 13,000

Lexington av, No 695, s e cor 57th st, 20.5x80, 5-sty stone front tenement and store. Benj B Woog to Jeanne H Bock. Mort $55,000. July 30. July 31, 1907. 5:1311—50. A $40,000—$52,000. 100

Lexington av, No 695, s e cor 57th st, 20.5x80, 5-sty stone front tenement and store. Utility Realty Co to Benj B Woog. Mort $45,000. July 18. July 31 1907. 5:1311 -50. A $10,000—$52 000. other consid and 100

Madison av, Nos 1519 to 1529 104th st, No 46 | s e cor 104th st, 100.11x45, five 3-sty brk dwellings and 4-sty brk tenement and store. Agnes P Moroney to Wm M Scott. All title. B & S and C a G. June 18, 1906. Aug 1, 1907. 6:1609—52 to 55. A $43,500—$61,000. nom

Madison av, No 1661, e s, 50.10 s 111th st, 25x95, 5-sty stone front tenement and store. Sarah Grozcky to Samuel Bowitz and Samuel Friedman. Mort $22,000. July 31. Aug 1, 1907. 6:1616—52. A $15,500—$26,000. other consid and 100

Madison av, No 1560 105th st, No 47 | n w cor 105th st, 24.11x70, 5-sty brk tenement and store. Moses Levy to Blanche Dreyfus. ½ part. Mort $30,500. July 20. July 26, 1907. 6:1611—15. A $18,000—$31,000. nom

Morningside av East, No 16, e s, 56.5 s 116th st, 53.10x68.3x47.8 x73.3, 6-sty brk tenement. Hendrika Buge to Eugene McGarr. Mort $81,000. Aug 1, 1907. 7:1849—52. A $27,000—$70,000. other consid and 100

Morningside av West, n w cor 118th st, 100.11x150, vacant. Monterey Realty & Construction Co to West Side Construction Co. Mort $95,000. July 30. July 31, 1907. 7:1962—13 to 18. A $91,000—$91,000. other consid and 100

Mt Morris Park West, No 9, w s, 20.11 s 121st st, 20x100, 4-sty and basement stone front dwelling. Wm T Purdy to Bel B wife Wm T Purdy. Mort $22,500. July 24. July 29, 1907. 6:1720—20. A $14,500—$30,000. other consid and 100

Northern av Boulevard Lafayette | w s, 590.8 n 181st st, runs s 80 x s w 264.7 to e s Boulevard Lafayette x n 77.4 x n e 238.9 to beginning, vacant. Egbert B Perry to Paterno Bros, Inc. Mort $22,400. July 29. July 30, 1907. 8:2179—25. A $12,000—$12,000. other consid and 100

Park av, No 1681 118th st, No 109 | n e cor 118th st, —x—, 5-sty stone front tenement and store. Agreement as to conveyance of 1-3 interest in above on payment of $2,500 in cash and sub to morts $30,000, &c. Wm A Borst with Geo M Borst. July 19. July 30, 1907. 6:1767—1. A $9,000—$25,000. nom

Wadsworth av, n w cor 185th st, 60.2x95x61.5x95, vacant. Anthony F Koelble to Joseph Ducimetiere. ½ part. Mort $16,500. May 23, 1906. July 30, 1907. 8:2167—75 to 78. A $15,500—$15,500. other consid and 100

West End av, No 798, e s, 51 s 99th st, 16x80, 3-sty and basement stone front dwelling. Geo E Godward to Peter J Brennan. Mt $15,000. July 21. Aug 1, 1907. 7:1870—63. A $9,000—$17,000. other consid and 100

West End av, No 316, e s, 25 s 75th st, 20x36.5.

Plot in rear of above, begins 12.10 s from n line thereof and runs e 11.5 x s 6.1 x s e 5.7 x s 4.10 x w 11.11 x n 4.9 x w 0.4 x n 3.8 x again n 7 to beginning, 3-sty and basement brk dwelling. Anna W Gavegan to Mary E Roberts. Mort $15,000. July 31. Aug 1, 1907. 4:1166—62. A $10,000—$15,000. nom

1st av, No 2270, e s, 45.7 s 117th st, 30x94, 4-sty brk tenement and store. Anna Holl widow to James, Anthony and Alberto Dimatteo. July 30. July 31, 1907. 6:1710—49. A $9,000—$17,000. other consid and 100

1st av, No 1467, w s, 77.5 n 76th st, 24.9x75, 4-sty brk tenement and store. Peter Aliesch to Isaac Lesser. Mort $16,000. July 30. July 31, 1907. 5:1451—26. A $11,000—$18,000. nom

Same property. Isaac Lesser to Andrew Adamko. Mort $20,000. July 30. July 31, 1907. 5:1451. nom

1st av, No 131, w s, 168 n 7th st, 18.6x50, 5-sty brk tenement and store. Max Menschel to Bernard Porges. Mort $31,000. Aug 1, 1907. 2:449—30. A $15,000—$19,000. other consid and 100

1st av, No 131 St Marks pl, No 82 | w s, 168 n 7th st, 27 to St Marks pl, x50, 5-sty brk tenement and store. Max Menschel to Bernard Porges. All title. Q C. Aug 1, 1907. 2:449—30. A $15,000—$19,000. other consid and 100

2d av, No 1051, w s, 60.4 n 55th st, 20x66, 4-sty stone front tenement and store. Carrie Heineman et al to Augusta Hirsch. ½ part. All title. Q C. July 9. Aug 1, 1907. 5:1329—23½. A $9,000—$11,000. nom

2d av, No 2322 119th st, Nos 301 and 303 | n e cor 119th st, 25.6x75, 4-sty brk tenement and store and 1-sty brk store extension. Morris Dlugasch to Julius Martinson. Mort $33,250. July 1. July 29, 1907. 6:1796—1. A $12,000—$22,000. other consid and 100

3d av, Nos 1869 to 1873, e s, 50.6 n 103d st, 50.10x110, with all title to strip on s 0.1x110, 6-sty brk tenement and store. Koppel Friedland to Louis Bloch. B & S. Mort $85,750. July 29. Aug 1, 1907. 6:1653—3. A $28,000—$———. nom

3d av, No 17, s e s, 22 s w 8th st, 20.5x74, 4-sty brk hotel and store. PARTITION, June 18, 1907). John J Delany ref to Herman Miller. All liens. July 29. Aug 1, 1907. 2:463—9. A $15,000—$18,000. 35,400

5th av, Nos 1393 and 1395, e s, 41.1 s 115th st, 34.10x100, two 5-sty brk tenements and stores. Isaac Davidson to Rubin Siegel, ¼ part, Joseph Rosenberg ½ part and Jacob Siegel ¼ part. Mt $53,500. July 31. Aug 1, 1907. 6:1620—70½ and 71. A $21,000—$40,000. other consid and 100

5th av, No 825, e s, 52.6 s 64th st, 22.6x120, 4 and 5-sty stone front dwelling. Clifford V Brokaw et al EXRS Wm V Brokaw to Clifford V Brokaw, of Mamaroneck, N Y. All of. July 20. July 30, 1907. 5:1378—71. A $170,000—$215,000. nom

Same property. Wm G Brokaw et al HEIRS, &c, Wm V Brokaw to same. ¾ parts. All title. C a G. July 20. July 30, 1907. 5:1378. other consid and 100

5th av 87th st, No 1 | n e cor 87th st, 50.8x140, with right of way over 10 ft. strip on East, vacant.

87th st, n s, 150 e 5th av, 25x100.8, with right of way over 10 ft. strip adj on West, part 1-sty stone front building.

5th av, e s, at c l blk bet 87th and 88th sts, runs s 50 x e 140 x n 50 x w 140 to beginning, 2 and 3-sty stone front dwelling. with right of way over 10 ft strip on East leading to 87th st.

87th st, n s, 140 e 5th av, 10x100.8, part 1-sty stone front building.

87th st, No 6, s s, 153.2 e 5th av, 76.5x100.8, 6-sty stone front dwelling and vacant.
John S Phipps to Henry Phipps, of Westbury, L I. All liens. July 23 July 26, 1907. 5:1499—1. A $685,000—$975,000; 5:1498—64 and 65. A $160,000—$280,000. nom

5th av, No 634, w s, 36.1 s 51st st, —x131.

5th av, No 636, w s, adj above on north.
Party wall agreement. Darius O Mills with Thos R A Hall. June 6. July 31, 1907. 5:1266. nom

10th av, No 510, e s, 74.1 s 39th st, 24.8x100, 5-sty brk tenement and store. Isaac Goldberg to Bertha Pasternack and Henry Nechols. Mort $21,000. July 9. July 31, 1907. 3:736—67. A $12,000—$19,000. nom

10th av, No 508, e s, 98.9 s 39th st, 24.8x100, 5-sty brk tenement and store. David Klein to Henry Nechols and Samuel Blumenstock. Mort $29,625. July 30. July 31, 1907. 3:736—4. A $12,000—$19,000. other consid and 100

11th av, No 644 47th st, Nos 560 and 562 | s e cor 47th st, 25x80, 4-sty brk tenement in st. Mary E McGirr HEIR Hugh J Gallagher to Terence F Gallagher. 1-8 part. All title. B & S. July 22. July 26, 1907. 4:1075—61 and 61½. A $13,300—$15,900. nom

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Ash st, n e s, 100 n w Harlem River & Portchester R R, 50x194.6 x50x181.6, Westchester. Wm L Walsh et al HEIRS, &c, John C Walsh to Frances M Walsh widow of John C Walsh. B & S. July 26. Aug 1, 1907. nom

Barretto st, w s, 100 s Spofford av, 25x100, vacant. Empire Development Co to Thos S Milliken. July 27. Aug 1, 1907. 10:2768. other consid and 100

Barretto st, w s, 100 s Spofford av, 25x100, vacant. Release mort. John H Judge EXR Cath M Andrews to Empire Development Co. July 9. Aug 1, 1907. 10:2768. 875

*Beach st, s s, 151.2 e Elm st, 25x100, Laconia Park. A Shatzkin & Sons to James Trombetta. July 25. July 30, 1907. 100

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


Bristow st, No 1385, w s, 150 n Jennings st, runs n 22.6 x w 59.3 x again w 28 x s 24.1 x e 87.2 to beginning, with all title to plot begins 59.3 w Bristow st at n s lot 11 blk 420 map (No 892) property Charlotte F Trowbridge on line parallel with n s Jennings st, runs n along w s lot 12, 25, x w 28 x s 25 x e 28 to beginning, 2-sty frame dwelling. Abraham Krawatz to Carl Viol. Mort $4,250. July 29. July 30, 1907. 11:2963. other consid and 100

Charlotte pl, w s, 74.10 n Jennings st, 222x70.6x237.9x100.

Minford pl, n w s, at intersection e s Charlotte pl, 122x116.11 x164.4x6.6.

Charlotte pl, e s, 164.4 n Minford pl, 91.7x73.10x122.3x16.11. 3-sty frame tenement and store and vacant. James C Bayles to Max Bresler and Louis Karasik. ½ right, title and interest. Q C. May 8. Aug 1, 1907. 11:2965. 100

*Clarence st, w s, 250 s Barkley av, 73.3x101.2x58.4x100. Nicholas Klippel Sr to Annie Degener. July 26. July 29, 1907. other consid and 100

Fairmount pl, No 1058, s s, 220.9 w Marmion av, 25x75.4x25x77, 3-sty brk dwelling. Mary A Baker to Stephen J Lahey. Mort $3,500. July 30. July 31, 1907. 11:2954. nom

German pl, No 644, e s, 78.2 s Rae st, 20.11x92.3, 2-sty frame dwelling. Wilhelmina wife of and Edward Pirner to Gottlob Brenzinger. June 29. Aug 1, 1907. 9:2358. 4,250

Gouverneur pl, No 3, n s, 99.8 e Park av, runs n 123 x e 14 x s 4 x e 12 x s 119 to pl x w 26 to beginning, 4-sty brk tenement. Charles Hoehn to Christian Koch and Marie his wife tenants by entirety. Mort $17,000. July 31. Aug 1, 1907. 9:2388. other consid and 100

*Grant st, n s, 100 w Franklin av, 50x75.

Main st, e s, 26.8 n Grant st, 26.8x110x25x100, Westchester. The Colorado Realty Co to A Sherman Buhre. ½ part. Mort $10,000. July 3. July 31, 1907. 100

Harlem River Terrace, e s, about 965.6 s Harlem River Terrace, 39.6x230.3 to Bailey av x19.10x225, vacant. Kingsbridge Real Estate Co to Leonard Benedicks. July 10. July 19, 1907. 11:3236. Corrects error in last issue as to distance from cor. other consid and 100

Harlem River Terrace, e s, about 865.6 s Harlem River Terrace, 25x100x27.2x89.3, vacant. Kingsbridge Real Estate Co to Joseph B Seery. July 10. July 19, 1907. 11:3236. Corrects error in last issue when distance from cor was 965.6. other consid and 100

Harlem River Terrace, e s, about 890.6 s Harlem River Terrace, 50x100, vacant. Same to Ellen Dollard. July 10. July 19, 1907. 11:3236. Corrects error in last issue when distance from cor was 965.6. other consid and 100

*Halperin st, n s, 125 w Blondell av, 25x100. The Chester Impt Co to Wm A Mallett. Mort $3,500. Mar 27. July 26, 1907. other consid and 100

*Halperin st, n s, 100 w Blondell av, 25x100. Same to same. Mort $3,500. Mar 27. July 26, 1907. other consid and 100

*Halperin st, n s, 150 w Blondell av, 25x100. The Chester Impt Co to Wm A Mallett. Mort $3,500. July 24. July 26, 1907. other consid and 100

Kossuth pl, c l, 330 n of c l of 210th st, runs e 130 x n 50 x w 130 x s 50 to beginning, vacant. John H Ruhle to Eliz H Knoeppel. Mort $1,657.50. July 29. Aug 1, 1907. 12:3327. other consid and 100

*Matilda st, w s, 150 s Kossuth av, 50x100.

Kossuth av, n s, 50 w Matilda st, 50x100, South Washingtonville. Christian H Werner to Geo A Knaus. July 23. July 31, 1907. nom

Simpson st, No 1045, w s, 310 n Westchester av, 25x100, 3-sty brk tenement. FORECLOS, June 25, 1907. Emil Goldmark ref to Nicolaus Tietjen. July 25. July 27, 1907. 10:2726. 9,850

Simpson st, No 1047, w s, 335 n Westchester av, 25x100, 3-sty brk tenement. FORECLOS, June 25, 1907. Emil Goldmark to Henrietta Nathan. July 25. July 27, 1907. 10:2726. 9,900

St Pauls pl, n w cor Crotona pl, 51.1x95.5x50x84.10, vacant. Joseph Hyman et al to Louis Wiener and Davis and Harry Palevitz. Mort $3,000. July 22. July 27, 1907. 11:2927. exch and 100

Tiffany st, w s, 100 s Dongan st, 175x105.

Tiffany st, e s, 100 s Dongan st, 175x110. vacant. Releast mortgage. Lawyers Title Ins & Trust Co to Meehan Construction Co. July 29. July 31, 1907. 10:2711 and 2712. nom

*Vine st, e s, 100 s Troy av, 100x100, and being lot 340, map (No 1106) of Arden, property at Westchester. Annie V Taylor to Lydia Taylor. July 16. July 31, 1907. other consid and 100

*5th st, n s, 380 w Av C, 25x108, Unionport. Oscar Sommer to Henry Sommer Jr. July 25. July 26, 1907. other consid and 100

*5th st, n s, 305 w Av C, 50x108, Unionport. Oscar Sommer to Gustave Sommer. July 25. July 26, 1907. other consid and 100

*5th st, n s, 405 e Av D, 100x108, Unionport. Helen I West et al to Oscar Sommer. Mort $1,800 and all liens. July 23. July 26, 1907. other consid and 100

*5th st, n s, 405 e Av D, 100x108, Unionport. Mortimer Thompson to Oscar Sommer. B & S. July 23. July 26, 1907. other consid and 100

138th st, n e cor Exterior st, 25x100x51x103.4, vacant. August Belmont and ano to Geo F Bruning. July 26. July 27, 1907. 9:2344. nom

Same property. Geo F Bruning to John C Heintz and Jacob Siegel. Mort $12,500. July 27, 1907. 9:2344. other consid and 100

142d st, s s, 200 e Clifton or Brook av, 50x100, vacant. James E Dougherty to Sisters of the Poor of St Francis, a corpn. B & S. July 27. July 30, 1907. 9:2268. other consid and 100

142d st, s s, 200 e Brook av, 50x100, vacant. Fredk P Forster EXR Frederick Folz to James E Dougherty. July 20. July 29, 1907. 9:2268. 10,500

144th st, No 531, old No 815, n s, 300 e Clifton or Brook av, 25x100.

144th st, No 533, old No 817, n s, 325 e Clifton or Brook av, 25x100. Two 4-sty brk tenements. Henry Munch to Henry Siemers. Morts $24,000. July 26. July 30, 1907. 9:2271. other consid and 100

145th st, No 356, s s, 78.4 e 3d av, 25x100, 2-sty frame (brk front) dwelling. Crestina Borsella to Luigi Infante. Mort $6,500. July 19. July 27, 1907. 9:2306. 10,000

146th st, No 679, n s, 225 e Willis av, 25x100, 3-sty frame dwelling. Henry Lippert to Israel Kaplan. Mort $6,500. July 29. July 30, 1907. 9:2291. other consid and 100

149th st, No 531, n s, 220.3 e Morris av, runs n 100 x w 25 x s 20 x w 0.3 x s 80 to st x e 25.3 to beginning, 4-sty brk tenement and store. Chas P Faber to Alberto, Margarita and Raffaele Norcia. Mort $8,000. July 25. July 26, 1907. 9:2331. nom

151st st, No 555, n s, 300 w Courtlandt av, 25x116.3, 2-sty frame dwelling. Adam Scholl to Albert G Dehn. Mort $2,000. July 24. July 26, 1907. 9:2411. other consid and 100

151st st, No 555, n s, 300 w Courtlandt av, 25x116.3, 2-sty frame dwelling. Albert G Dehn to Adam and George Scholl, each ½ part, tenants by entirety. Mort $2,000. July 24. July 26, 1907. 9:2411. other consid and 100

164th st, Nos 532 to 538, s s, 25 w College av, 75.2x106.7x75x100.11, 4 3-sty frame dwellings. Mary Simpson to Wm F Dougherty EXR James McCauley. Mort $12,000. July 30. July 31, 1907. 9:2423. other consid and 100

165th st, s s, 80 e old line Union av, 25x100, 2-sty frame dwelling. Annie Aronson to Solomon Aronson. All liens. Apr 5. July 29, 1907. 10:2678. 100

167th st, No 1105, n s, 23.7 e Kelly st, 25.11x95.3x26x97.6, 3-sty brk tenement and store. Helen Tonnesen to Anna Thorsen. ½ part. Mort $5,500. July 29, 1907. 10:2706. nom

Same property. Thore Thoreson et al to Helen Tonnesen. Mort $5,500. July 29, 1907. 10:2706. nom

168th st, n s, 116.7 w Lind av, runs w 50 x n 46.7 x n w 25 x e 60.8 x s 91.2 to beginning, vacant. Geo E Buckbee to August Nelson. Mort $1,680. July 25. July 30, 1907. 9:2530. other consid and 100

170th st, s e cor Lind av, 17.10x104x25x105.9, vacant. PARTITION, April 24 1907. Wilbur Larremore referee to Max Rechnitzer. May 28. Aug. 1, 1907. 9:2532 and 2534. 2,275

170th st, No 410, s s, 90 e Webster av, 16.3x100.

170th st, No 412, s s, 106.3 e Webster av, 16.3x100. Two 3-sty frame tenements. The Bungay Co of N Y to Timothy F Sullivan. Mort $8,000. July 26. July 29, 1907. 11:2893. 100

*172d st, e s, 123 s Westchester av, 50x100. Katherine M Tiernan to Josephine K McOwen. Mort $1,000. July 17. July 26, 1907. other consid and 100

173d st, No 757, n s, 129 e Washington av, old line, 19x100, 2-sty frame dwelling. Theo H Nickisch to Lina Falk. Mort $5,000. July 25. July 26, 1907. 11:2915. other consid and 100

*173d st, e s, 84.11 s Westchester av, 25x100, 2-sty frame dwelling. James Garvey to Carl Dahlin and Elise his wife tenants by entirety. Mort $3,500. July 30. July 31, 1907. other consid and 100

176th st (Woodruff av), s e cor Arthur av (Broad st), 100x100x 100x100.5, except parts for st and av, vacant. Justus Pfeiffenschneider to Johann A Wolf. Mort $7,500. July 5. Aug 1, 1907. 11:2945. other consid and 100

180th st, No 811, n s, 95.1 e Mapes av, 25x118.2, 2-sty frame dwelling. Alfred Kleine to Chas W P Kleine. ½ part. Mort $4,800. July 27, 1907. 11:3111. other consid and 100

183d st, s s, 48 w Adams pl, 48x100, vacant. Gerald C Connor et al to Wolf Burland, Solomon Hirschkorn and Matthias Raport firm Belmont Embroidery Works. Mort $6,500. July 31. Aug 1, 1907. 11:3071. other consid and 100

184th st, n s, 90 w Grand av, 71 to e s old Croton Aqueduct x101.3 x54.11x100, vacant. Anne E Levey et al EXRS, &c, Isaac Levy or Levey to Henry U Singhi. July 22. July 30, 1907. 11:3212. 10,000

182d st, No 664, s s, 15.8 w Park av, 16.8x77.9x16.8x76.4, 2-sty frame dwelling. Ernest Hammer to John W Farrell. Mort $2,700. July 27. July 29, 1907. 11:3030. other consid and 100

188th st, No 716, s s, 27 e Park av, 24.10x100, 2-sty frame dwelling. Isola wife Joseph Martinelli et al to John Gunther. Mort $3,000. July 31. Aug 1, 1907. 11:3041. other consid and 100

203d st, No 259, n s, 750 e Marion av, 50x126.4x50x126.5, 2-sty frame dwelling. Rosalie Boeri to Alwine Ahnert. Mort $7,000. July 29. July 30, 1907. 12:3309. nom

206th st, n s, 339.11 w Perry av, 25x100, vacant. Daniel Houlihan to Daniel O'Rourke. Mort $5,500. July 31. Aug 1, 1907. 12:3342. other consid and 100

*214th st, s s, 319 e White Plains av, 25x100. CONTRACT. Maria Capodilupo with Marietta De Pasquale. July 12. July 29, 1907. 1,500

*214th st, n s, 125 e 6th av, 25x100. A Shatzkin & Sons to Guiseppe Schiro. Mort $600. July 22. July 30, 1907. 100

*220th st, s s, 130 w 5th av, 25.9x114.5, vacant. Michael Colgan to Edw F Berry. July 22. July 31, 1907. other consid and 100

*222d st, e s, 238.7 n Edson av, runs n e 71.9 to Grace av x n 39.4 x e 95 x s 51.5 x w 83.11. Irving Realty Co to Wilhelmina Caroline and Chas Gabor Jr. July 27. July 29, 1907. other consid and 100

*224th st, n s, 105 w 4th av, 30x114, Wakefield. Pasquale F Giliberti to Angela Giliberti. Mort $11,000. July 29, 1907. other consid and 100

*225th st, n s, 205 e 2d st, 100x114, Wakefield. Geo W Beam, Jr, child and HEIR Geo W Beam, Sr, to Peter H Short. B & S. Apr 3. July 24, 1907. Corrects error in last issue, when location was 235th st, n s, 205 e 2d st. 100

*231st st, s s, 355 e 2d st, 50x114, Wakefield. Caroline S Sarfaty to David H Sarfaty and James C Forbes as TRUSTEES. Mort $6,800. July 30, 1907. nom

*232d st (18th av), n s, abt 330 e White Plains road, 50x114, Wakefield. Geo C Weiss to Wilhelm Pflug. Mort $1,500. Aug 1, 1907. other consid and 100

235th st (Willard st), s s, 300 e Kepler av, 50x100, vacant. Christine Ehlers to Anna A Spaulding. July 27. July 30, 1907. 12:3375. other consid and 100

236th st, n s, 194.7 e Verio av, 50x149.4, vacant. Horace W Barton to Thos L Monaghan. July 25. July 27, 1907. 12:3398. other consid and 100

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JOHN COOPER, PROPRIETOR
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**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

239th st (Northern Terrace) | n e cor Independence av, late Yonkers
Yonkers av | av, runs e 25 x n 105.8 x w 25.2 to e s Yonkers av x still w 25 to o l Yonkers av x s 100 to st x e 25 to beginning, vacant. The De Witt Land & Impt Co to James Douglass. July 23. July 27, 1907. 13:3417. nom

240th st, s s, 225 e Martha av, 75x100, vacant. Anna L Richmond to Charles Lindner. Mort $1,200, taxes, &c. July 12. July 26, 1907. 12:3393. other consid and 100

*Av D, s w cor 8th st, 100.8x100, Unionport. Otto J Kalt to Gustav Killenberg. July 18. July 30, 1907. 1,100

*Av D, n w cor 4th st, 54x105, Unionport. Catherine Close to Josephine Sullivan and Grace O'Brien. Q C. June 6. July 27, 1907. nom

Aqueduct av East, e s, 101.3 s 184th st, 128.1x94.8x103.2x71.4, vacant. Anne E Levey et al EXRS, &c, of Isaac Levy or Levey to Henry U Singhi. July 22. July 30, 1907. 11:3209. 10,000

Arthur av, No 2124 (2098), e s, 712.7 s 182d st, late Kingsbridge road, 16.8x100.4x16.8x100.2, except part for av, 2-sty frame dwelling. Alice Anderson to Henry Seeger. Mort $1,600. July 31. Aug 1, 1907. 11:3070. other consid and 100

Boston road, No 1861, w s, old line, abt 10 s Vyse av; also at n e s land Augustus P Woodruff, runs n w 172 x s w 59 x s e 142.3 to Boston road x — 73 to beginning, being lot 1, map of Augustus P Woodruff, except part for road, 2-sty frame dwelling and 2-sty frame stable in rear. Theodore Fitch to Frank A Becker. Q C. July 22. July 27, 1907. 11:2992. nom

Same property. Frank A Becker to Abraham Bedrick. Morts $12,000. July 25. July 27, 1907. 11:2992. other consid and 100

*Bronxdale av, w s, 25.2 s Morris Park av, 50.5x107.5x50x100.10. Mort $2,700.

Bronxdale av, w s, 210.9 n Morris Park av, 25x99.8, Westchester. Mort $900.
John Standinger to Catherine Callahan. June 25. Aug 1, 1907. nom

Brook av, No 542, e s, 35 n 149th st, 40x100, 6-sty brk tenement and store. The One Hundred and Forty-Ninth Street Realty Co to Wm Baily. Mort $35,000. Aug 1, 1907. 9:2276. exch and 100

Beaumont av, w s, 220 s 187th st, 50x100, vacant. Wolf Burland to Frederick C Lilley. July 29. Aug 1, 1907. 11:3089. other consid and 100

Beaumont av, w s, 220 s 187th st, 50x100, vacant. Moses F Goldstein to Wolf Burland. ¼ part. Mort $2,500. July 29. Aug 1, 1907. 11:3089. other consid and 100

*Balcolm av, e s, 50 n Latting st, 25x100.

Balcolm av, e s, 200 n Latting st, 50x100.
Marcus Nathan to Daniel McLean. Mort $900. May 14, 1907. July 27, 1907. other consid and 100

*Broadway, w s, 59 s Tremont road, 59x144.8x50x113.3. Louis Mershen to Charles Stadler. Mort $1,300. July 15. July 26, 1907. other consid and 100

Bainbridge av, w s, 101.10 s 200th st, runs w 100 x s 20 x e 8.9 x s 25 x e 100 to av x n 45.10 to beginning, vacant. Chas F Wetzel to Mabel M Knox. July 31, 1907. 12:3297. other consid and 100

*Blondell av, n e cor Evadna st, 25x100, Westchester. Wm J Hyland to Alonzo S Buhre. ½ of right, title and interest. July 29. July 31, 1907. other consid and 100

*Beech av, s s, 151 e Elm st, 25x100. Release mortgage. Josephine Chedsey to James Trombetta. July 29. July 30, 1907. 200

Cypress av | s e cor 141st st, 91.6x120, vacant. John Moss to Simon
141st st | Uhlfelder and Abraham Weinberg. Mort $16,000. July 25. July 26, 1907. 10:2567 and 2568. other consid and 100

Cypress av | n w cor 133d st, 15x150, vacant. Geo N Black to Jacob
133d st | Doll. July 13. July 26, 1907. 10:2546. 3,000

Cauldwell av, No 900, e s, 280 n 161st st, 20x125, 3-sty frame tenement. Teresa A wife Andrew J McCarthy to Harry Bindewald and Lena his wife as tenants by entirety. Mort $6,000. July 25. July 26, 1907. 10:2631. other consid and 100

Cypress av, s w cor 139th st, 100x—x100x200.11, vacant. Moses Rosenthal to Max Feist. ¼ part. B & S. July 30. Aug 1, 1907. 9:2551. nom

Same property. Alexander Newman to same. ¾ parts. B & S. Mort $30,000. July 30. Aug 1, 1907. 9:2551. nom

*City Island av, e s, adjoining land Sarah Boulle, runs e 100 x n 30 x w 100 x s 30 to beginning, City Island. Thaddeus C Rolfe to Ernest Roeder. Q C and C a G. July 27. July 29, 1907. nom

*Doon av, e s, 350 n Jefferson av, 25x100. Land Co "B" of Edenwald to Ester Siegel, of South River, N J. July 26. Aug 1, 1907. nom

Eagle av, No 686, e s, 365 s 156th st, 20x115, 2-sty brk dwelling. Joseph Fettretch and ano to Giuseppe Sullo. Mort $6,250. July 26. July 31, 1907. 10:2624. nom

*Edwards av, w s, 75 n Latting st, 104x76.7x100x100, Westchester. Francis Trainor to Grace E Fowler. Mort $8,500. July 29. July 31, 1907. other consid and 100

*Same property. Grace E Fowler to Francis Trainor and Mary E his wife joint tenants. C a G. Mort $8,500. July 29. July 31, 1907. other consid and 100

*Eastchester av, e s, abt 325 s Saratoga av, 25.3x105x25x102.2. Hudson P Rose Co to Domenico Parrelli. Aug 1, 1907. nom

*Eastern Boulevard (Willow lane road), n s, at south cor land Samuel Nelson, runs n w 330.6 x s w 54.8 x s e 334 to road and n e 54.6 to beginning, Westchester. Patrick Bible to Wm Henderson. July 17. Aug 1. 1907. nom

Eden av, n e cor 173d st, 43.4x95, vacant. Edw L Woolf et al to Edward Fisher and John E Sheehan. July 8. July 26, 1907. 11:2824. other consid and 100

Forest av, No 968, e s, 379.11 s 165th st, 18.10x135, 3-sty brk tenement. Conrad Stover to Charles Renzland. Mort $12,250. July 8. July 31, 1907. 10:2659. other consid and 100

Franklin av | s e cor 167th st, 37.7x97, 4-sty brk tenement.
167th st, No 834 | Robert Lunz to Isabel A Lee. Mort $30,500. July 30. Aug 1, 1907. 10:2613. other consid and 100

Fordham road, n s, at w s of land conveyed by N Y C & H R R R Co by Olin & Barlow by deed dated Jan 18, 1905, runs w 339.4 to U S Pier and bulkhead line x n 1,140 to lands of Nathaniel Bailey x e 273 x s 1,259.4 to beginning. Stephen H and Peter T Barlow EXRS, &c Samuel L M Barlow to N Y State Realty & Terminal Co. July 3. Aug 1, 1907. 11:3243. other consid and 1,000

Fordham road, n s, and being plot bounded n by land Nathl P Bailey, e by land Moses Devoe, s by road to Berrians Landing or Fordham road and w by Harlem River, with land under water, riparian rights, &c. Anna C Cammann et al to Stephen H Olin and Peter T Barlow EXRS, &c, Samuel L M Barlow. Q C and confirmation deed. July 17. Aug 1, 1907. 11:3243. nom

Grant av, No 951, w s, 135.9 n 163d st, 20x95.2, 3-sty brk dwelling. Wm E Diller to Wm F A Kurz. Mort $8,000. July 29. July 31, 1907. 9:2446. nom

Grant av, No 945, w s, 75.9 n 163d st, 20x95.2, 3-sty brk dwelling. Wm E Diller to Jacob Falter. Mort $8,000. July 15. July 26, 1907. 9:2446. nom

*Green av, n e cor New Haven R R av, —x119.9x100x119, Westchester. Anna M Sottong to George and Kathe Glenz. Mort $3,000. May 25. Aug 1, 1907. other consid and 100

*Harrison av, e s, 97 n Westchester av, 100x100. Eliz T Devine to Annie New and Isabella Giainporcaro. Mort $3,600. July 26. July 29, 1907. other consid and 100

Hughes av | s e cor 183d st, 75x25, 2-sty brk dwelling and
183d st, No 922 | store. Edith Tiffin widow and DEVISEE Henry J Tiffin to Wolf Burland. Mort $3,000. July 29. July 30, 1907. 11:3086. other consid and 100

Hughes av, Nos 2136 to 2140, e s, 136.1 n 181st st, 50.5x86.6x50.5x85.11, three 2-sty frame dwellings. Fred C Lilley or Lilly to Wolf Burland. Mort $17,000. July 30. Aug 1, 1907. 11:3082. 20,500

Hughes av, w s, 128 s Pelham av, 25x87.6, vacant. James S Williams to Orlando Cipriani. July 22. July 31, 1907. 11:3078. nom

Hughes av, w s, 128 s Pelham av, 25x87.6, vacant. Augustus S Nicholson to Orlando Cipriani. July 25. July 31. 11:3078. nom

*Jackson av, n s, 173 w Unionport road, 25x100. Mort $4,500.

Saxe av, e s, 125 n McGraw av, 25x100, Westchester. Mort $1,800.
Wm J Morgan to Annie M Boyle. May 7, 1906. July 31, 1907. other consid and 100

*Lyon av, n s, 80 w Parker av, 25x100, Westchester. Thomas Scott to Lizzie Sallinger. Mort $4,000. July 27. Aug 1, 1907. other consid and 100

*Lyon av, n s, 105 w Parker av, 25x100, Westchester. Thomas Scott to Wm L Jungermann and Margt his wife tenants by entirety. Mort $4,000. July 27. July 31, 1907. other consid and 100

Lafontaine av, w s, 97.5 s 179th st, 75x100, vacant. FORECLOS, June 25, 1907. Chas S Guggenheimer to Frieda Hart. Mort $7,500. July 24. July 26, 1907. 11:3061. 500 over mort of 7,500

Longfellow av, w s, 125 s 172d st, 50x100, vacant. David H Spring to Geo J Staab. B & S. Feb 11. July 26, 1907. 11:3000. other consid and 100

Longfellow av, w s, 125 s 172d st, 25x100, vacant. Release mort. John C Davies to David H Spring. July 12. July 26, 1907. 11:3000. 4,883.74

Lafontaine av, s w cor 179th st, 97.5x100x112.9x101.1, vacant. American Mortgage Co to Samuel Mandel. B & S. Mort $10,000. Aug 1, 1907. 11:3061. other consid and 100

Longfellow av (Division st), s e s, 105 n e Rodman pl (Cross st), 50x100, except part for st, vacant. John B Thill to The City & County Contract Co. June 27. Aug 1, 1907. 11:3016. other consid and 100

Longfellow av, late Division st, s e s, 155 n e Rodman pl, 20.6x101x35x100, except part for Longfellow av, 1-sty frame store. Domestic Realty Co to The City & County Contract Co. Mort $3,000. July 25. July 26, 1907. 11:3016. other consid and 100

Longfellow av, late Division st, No 1918, s e s, 30 n Rodman pl, 25x100, except part for Longfellow av, 2-sty frame dwelling. Henry Engesser to Lillian J Hertz. July 29. July 29, 1907. 11:3016. other consid and 100

Merriam av, w s, 150 s Aqueduct av, 21.3x—x—x51.

Aqueduct av, e s, 150 s Merriam av, 25x95x25.6x51.

Aqueduct av, e s, 125 s Merriam av, 25x51 and 51 to Merriam av x25x42.9 and 42.9, vacant.
PARTITION, Apr 24, 1907. Wilbur Larremore referee to Max Rechnitzer. June 13. Aug 1, 1907. 9:2534. 3,800

*Morris Park av, n s, 1,159.6 e Unionport road, 25x100. Wm H Field to Helen Hartmann. July 23. July 30, 1907. nom

Morris av, Nos 2425 and 2427, w s, 322.4 s Fordham road, 50x85.1x49.11x83.4, except part for av, two 2-sty frame dwellings. John Fleming to Wm M Fleming. Mort $——. July 25. July 30, 1907. 11:3184. nom

Morris av, No 479, w s, 25.4 s 148th st, 25.4x84.5x25x88.8, 5-sty brk tenement and store. Franz X Majewski to Isaac Ratensky. Mort $12,000. July 31, 1907. 9:2336. other consid and 100

Morris av, No 1859 (No 1858), w s, 71.6 n 176th st, 17.10x95, 3-sty brk dwelling. Release mortgage. Adolph Wexler to James J Raisbeck. July 30. July 31, 1907. 11:2827. 5,000

Same property. James J Raisbeck to Carl Just Jr. Mort $8,000. July 29. July 31, 1907. 11:2827. other consid and 100

*Morris Park av, n s, 615 e White Plains road, 25x70. Regent Realty Co to Jacob Lang. July 25. July 31, 1907. other consid and 100

*Mulford av, e s, 50 n Alice st, 50x100. Throggs Neck. Hille Kaplan to Abraham Sultzer. Mort $650. July 31, 1907. other consid and 100

Mapes av, late Johnson av, s e s, 560 n e Tremont av, 132.11x29x133x29, except part for 179th st and Mapes av, the intention being to release strip 24 ft on 179th st and 102 ft on Mapes av, vacant. Release mort. Charlotte Ohle to John A Steinmetz. July 26. July 31, 1907. 11:3108. nom

*McGraw av, n s, 50 e Cottage Grove av, 25x100. Mary McCarthy to Chas C Watkins Jr. All liens. July 18. July 31, 1907. 100

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*Muliner av, e s, 350 n Lydig av, 100x100. Release mort. Van Nest Land & Improvement Co to Fidelity Development Co. July 29. July 31, 1907. nom

*Olinville av, s w cor 216th st, 50x100, Olinville. James French to Cordelia H French. July 31. Aug 1, 1907. other consid and 100

Prospect av, Nos 1049 and 1051, w s, 283 n 165th st, 42.8x175, except part for av, 2 and 3-sty frame tenement and store. Louis Harrison to Gustav Blumenreich. Mort $23,000. July 31, 1907. 10:2769. other consid and 100

*Parker av, s w s, 50 n w Rose pl, 25x100, St Raymond's Park. Release mort. Giuseppe Ercolano to Annie M Decker. July 23. July 30, 1907. nom

*Stillwell av, e s, 125 n Saratoga av, 50.4x100x48x100. Release mort. John J Brady to Hudson P Rose Co. July 25. July 27, 1907. 200

Shakespeare av / Anderson av | w s, at e s Anderson av, runs s along w s Shakespeare av 274.4 and 9.5 x w 134.5 to e s Anderson av x n 265.11 to beginning, vacant. Mary M Ashfield to Geo H Huber. July 25. July 26, 1907. 9:2510. nom

*Stillwell av, e s, 125 n Saratoga av, 50x100. Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. July 25. Aug 1, 1907. 600

*Seton av, e s, 400 s Randall av, 25x100. Josiah A Briggs to Chas W Anderson. July 31. Aug 1, 1907. omitted

Teller av / Findlay av | s w cor 169th st, 90x200 to e s Findlay av, vacant. Chas H Thornton et al to Thornton Brothers Co, a corpn. Mort $10,000. July 18. July 30, 1907. 9:2436. other consid and 100

Tyndall av, No 214, w s, 322.2 s 259th st, 50x100, 2-sty frame dwelling. Ellen A Carroll to Annie Walsh. July 2. July 29, 1907. 13:3423. nom

Tyndall av, w s, 125 s 261st st, 25x100, vacant. Romulo Marsans to Helen Pirnie. Nov 7, 1902. July 29, 1907. 13:3423. nom

Same property. Helen Pirnie to Frederick P Forster. July 22, 1907. July 29, 1907. 13:3423. nom

*Tilden av, w s, 50 s 215th st, 25x100, Laconia Park. A Shatzkin & Sons to Rosario Terrusa. Mort $600. July 26. July 27, 1907. other consid and 100

Tinton av, Nos 198 to 202 late Beach av / 156th st, No 962 | n e s, at s s 156th st, 97.10x15.4x96x34.5, 5-sty brk tenement and store. Moritz Kandler to Valentine Gies and Emil F Lumpe. Mort $20,000. July 31. Aug 1, 1907. 10:2665. other consid and 100

Tinton av, No 980, e s, 335.1 s 165th st, 21.9x100, 2-sty frame dwelling. Gerald J Barry to Lillian A Robitzek. Mort $3,500. July 29. Aug 1, 1907. 10:2669. 100

Trinity av, Nos 899 and 901, w s, 200 n 161st st, 50x100, 2-sty frame dwelling and 3-sty frame tenement. Release dower. Ellen Muldoon widow to Wm J Fennell. July 22. July 29, 1907. 10:2631. 2,000

Same property. Release legacy. Mary Heidelberger et al to same. Q C. July 26. July 29, 1907. 10:2631. 1,000

Same property. Release legacy. Kate Brady to same. Q C. July 26. July 29, 1907. 10:2631. 1,000

*Unionport road, e s, 513.7 w White Plains road, at point 475 n along same from Morris Park av, runs e 75.7 x n 50 x w 55.9 to road x s 53.1, with right of way over strip to Morris Park av. Van Nest Wood Working Co to John B Dosso. Mort $1,100. July 29. July 30, 1907. other consid and 100

*Unionport road, s w cor Guerlain pl, 82x—, Westchester. Park Versailles Realty Co to Longin P Fries. April 15. July 26, 1907. nom

Union av, Nos 1168 and 1170, e s, 93 n Home st, 50.8x95.2x48.1x95.2, 5-sty brk tenement. Louis Wiener et al to Joseph Hyman and Jacob Siegel. Mort $30,000. July 15. July 26, 1907. 10:2681. 100

Vyse av, No 1436, e s, abt 178 s Jennings st, —x—, 2-sty frame dwelling. Emil S Levi to Frederick O Heitner. Mort $3,600. July 12. Aug 1, 1907. 11:2994. other consid and 100

*West Farms road, w s, at line bet lots 37 and 38 and being part lot 38, map in partition Wells et al vs Storer et al, 25x60.7x—x58.3. Wm M Donnelly to John T Donnelly. B & S. July 29. July 31, 1907. 100

*White Plains road, e s, at n s of property shown on a map of 93 building lots by H C Thompson, May 24, 1890, and runs to n s lot 136 on map South Vernon Park and its prolongation westward to c l Vernon Parkway East x — to c l Vernon Parkway North x— to c l Vernon Parkway x irreg, contains 26 229-1,000 acres.

St Ouen pl, s s, part lot 56 map (No 1063) of South Vernon Park, Sec A of Cranford property, South Mt Vernon, begins at line bet lots 55 and 56, 100x100.

Lots 1, 50 to 55, 61 to 70, 73, 74, 105 to 135, 145 to 149, 154 to 158, 438 to 443, 448, 449, 452, 453, 454 and 159 to 165, same map.

Kenneth Cranford to Cathleen Turney. All liens. March 12, 1906. (Re-recorded from March 15, 1906.) July 30, 1907. other consid and 1,000

Washington av, n w cor 185th st, 50x91.

Washington av, w s, 50 n 185th st, 50x101.

Except part for av, vacant.

Max Sakolsky to Isidore Fried. ¼ part. Mort $24,000. July 1. July 30, 1907. 11:3039. other consid and 100

Same property. Same to Julia A Schlick. ¼ part. Mort $24,000. July 1. July 30, 1907. 11:3039. other consid and 100

Same property. Same to Elizabeth Cohn. ¼ part. Mort $24,000. July 1. July 30, 1907. 11:3039. other consid and 100

Washington av / Brook av, No 992 | e s, 100 s 163d st, runs e 125 x s 50 x w 53.8 to Brook av x n w 92.2 to Washington av x n 1.2 to beginning, 3-sty frame tenement and store and 2-sty frame tenement in rear. John Volz to Geo H Hyde. ½ part. All title. Mort $14,000. July 26. July 30, 1907. 9:2367. nom

*Westchester av, s s, 25 e 173d st, 25x—x25x—. Esther D wife Nathan H Casperfeld to William Kelleher. July 29. July 30, 1907. nom

*Westchester av, s e cor 173d st, 25x—x25x84.11. Same to Jane Kelleher. July 29. July 30, 1907. nom

*Westchester av, s s, 25 e 173d st, 25x—x25x—. Nathan H Casperfeld to Esther D wife Nathan H Casperfeld. July 1. July 30, 1907. nom

*Wright av, e s, 150 n Nelson av, 50x136.5x56.2x110.9. Land Co "C" of Edenwald to Joseph Levy. June 14. Aug 1, 1907. nom

Washington av, No 1663, w s, 100 s 173d st, runs s 40.2 x w 140.1 x n 40 x e 45 x n 0.2 x e 95 to beginning, 5-sty brk tenement. Samuel Schwab to Moses and Marx Ottinger. July 31. Aug 1, 1907. 11:2905. other consid and 100

Washington av, No 1663, w s, 100 s 173d st, runs s 40.2 x w 140.1 x n 40 x e 45 x n 0.2 x e 95 tobeginning, 5-sty brk tenement. Moses Ottinger et al to Samuel Schwab. July 31. Aug 1, 1907. 11:2905. other consid and 100

Westchester av / Bryant av / 167th st | n w s, at w s Bryant st or av, runs s w 120.4 x n w 113.8 x n 81.3 to s s 167th st x n e 155.11 to w s Bryant st x s 106.8 to beginning, 2-sty frame dwelling. Albert Lilienthal to Alice Lilienthal. B & S and C a G. July 11. Aug. 1, 1907. 10:2751. nom

*2d av, s e cor 213th st, 100x100, and being lot 39 may No 1 of Olinville. Patrick O'Rourke to Henry and John Stahl. Mort $2,000. July 24. Aug 1, 1907. other consid and 100

3d av, No 2616, e s, 56 s 141st st, 28x111x25x98.4, 3-sty brk tenement and store. Platt Rogers to Maurice Muller. 2-9 parts. June 21. July 31, 1907. 9:2315. nom

Same property. Frank Lichtenhein to same. An undivided interest. June 29. July 31, 1907. 9:2315. nom

Same property. George Rogers to same. 2-9 parts. June 21. July 31, 1907. 9:2315. nom

Same property. Geo W Germaine et al DEVISEES Marie E Rogers to same. ¼ part. All title. July 16. July 31, 1907. 9:2315. nom

3d av, No 3021, n w cor 155th st(?), 25.9x60x25x55, except part for 155th st, 3-sty frame tenement and store. Karl Aschenbrand to Geo F Moody. Mort $10,500. July 18. July 26, 1907. 9:2377. other consid and 100

Same property. Geo F Moody to J Clarence Davies. Mort $14,000. July 25. July 26, 1907. 9:2377. other consid and 100

All rights, title and interest of all meadows and lands lying bet original lines of low and high water as existed prior to Jan 22, 1805 and conveyed by Graham to Graham by deed recorded Jan 21, 1830, in L 37, page 337, in Westchester Co, as are included within following boundary, n by c l of proposed Eastern Boulevard, e by c l of Tiffany st, s by u s pierhead line of East River or L I Sound, and w by line of N Y, N H & H R R Co, except lands occupied by the Rock Plaster Co.. Jacob Leitner and East Bay Land & Impt Co to Oak Point Land & Dock Co. All title. Q C. July 19. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

All lands and lands under water, being all meadows and land lying bet original lines of low and high water marks which were conveyed by Morris and Charles Graham exrs James Graham to John and Arabella Graham by deed, recorded Jan 21, 1830, in L 37 of deeds, page 335 and 337, in Westchester Co, with riparian rights, etc. Willett Graham et al to Jacob Leitner. All title. Apr 12. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

Same property. Frederick Burch et al to same. All title. Feb 14. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

Same property. Maria T Space et al to same. All title. Feb 15. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

Same property. David Sperry to same. Q C. All title. July 5. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

Same property. Joseph Leitner to same. All title. Q C. May 21, 1906. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

Same property, except within following boundaries, c l of proposed Eastern Boulevard, c l of Truxton st, s line of Leggett av and e line lands of N Y, N H & H R R Co, which portion is retained by Jacob Leitner and except also such portion as are conveyed by party 1st part to party 2d part by deed of even date, the premises not conveyed hereby but which are conveyed in other deed to Oak Point Land & Dock Co are as follows: n by proposed c l of Eastern Boulevard, e by c l of Tiffany st, s by U S pierhead line of East River or L I Sound and w by lands of N Y, N H & H R R Co, except lands now occupied by the Rock Plaster Co. Jacob Leitner to East Bay Land & Improvement Co. All title. Q C. July 19. July 31, 1907. 10:2605, 2606, 2766, 2771 and 2774. nom

*Lot 105, map Sec A of Cranford property at South Mt Vernon. Release mortgage. Walter V Cranford to Sound Realty Co. July 5. July 31, 1907. nom

*Part lots 103 and 104, on map (No 1063) of No 2 of South Vernon Park, begins at e line lot 103 at point 100 s Bronx pl, runs s 5 x w 50 x n 5 x e 50 to beginning. Chas I Brusie to Ernest W Schade. July 30. July 31, 1907. nom

*Plot begins 340 e White Plains road at point 770 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Mary Reiling to Julius Seibold and Katie his wife tenants by entirety. Mort $3,000. July 25. July 26, 1907. other consid and 100

*Plot begins 840 e White Plains road, at point 695 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning. Release mort. Regent Realty Co to Hugo Martins. July 26. July 27, 1907. 475

Plot begins 70 n 187th st and 60 e Belmont av, runs w 0.5 x s 45.8 x e — x n 45.8 to beginning. Release mort. Daniel McLean to Pietro Cinelli and John Saccomanno. July 2. July 27, 1907. 11:3075. nom

*Plot begins 690 e White Plains road at point 445 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Pincus Harrison et al to Vaclav Adamec. Mort $3,500. July 29. July 30, 1907. other consid and 100

Plot begins at stake set at n e cor of land conveyed by Farrell to N Y & Putnam R R Co et al by deed dated June 26, 1902, at point 37 from c l original location of Spuyten Duyvil & P M R R and 677.9 from s s 171st st, contains 1,876 sq. ft. Edw

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J Farrell to N Y C & H R R R Co, The N Y & Putnam R R Co and The Spuyten Duyvil & Port Morris R R Co. Q C. May 27. July 26, 1907. 9:2541. 4,000

*Plot begins 840 e White Plains road at point 870 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. John C Luke to Antonio Tavalacci. Mort $3,000. July 30. Aug 1, 1907. other consid and 100

*Rear 25 ft of lot 105, map (No 1063) of Cranford property at South Mt Vernon. Sound Realty Co to Ernst W Schade. July 30. July 31, 1907. other consid and 100

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

July 26, 27, 29, 30, 31, August 1.

## BOROUGH OF MANHATTAN.

Broome st, No 61. Subordination of lease to mort for $20,000. Isidor Rieger and ano with Fannie H Hamilton. July 18. July 26, 1907. 2:326 ..... nom

Broome st, No 398, all. N Y Life Ins & Trust Co TRUS for Est Chester Clark to Hugo & Bruno Heumann, firm Heumann Bros; from May 1, 1907, to May 1, 1910. July 30, 1907. 2:481 ....1,800

Canal st, No 159, store. Morris Saffer and ano to Joseph Hollinger; 3 years, from May 1, 1907. July 26, 1907. 1:203 .....1,140

Cherry st, Nos 305 to 311 | all, with machinery, &c. Wm L Ger-
Water st, Nos 550 to 556 | rish to Lawrence, Son & Gerrish; 1 year, from May 1, 1907, with 4 years renewal. July 26, 1907. 1:257 and 246 ..... 8,500

Division st, n e cor Clinton st, all. Isidor Leipzig to Bernard Goulko; 3 years, from Mar 1, 1907; (2 years' renewal). Aug 1, 1907. 1:314 ..... 12,420

East Broadway, No 62. Assign lease. Max Goldstein to Golda Pearl. Sept 15, 1903. Aug 1, 1907. 1:281 ..... nom

Elizabeth st, No 38, rear frame shop. Morris Saffer and ano to Joseph Hollinger; 2 5-12 years, from July 1, 1907. July 26, 1907. 1:203 ..... .....360

Elizabeth st, Nos 63 and 65 | Assign leases. Goldie Pearl to Karl
Chrystie st, No 53 | Wilder. All title. Feb 8, 1905.
East Broadway, No 62 | Aug 1, 1907. 1:204—1:303—1:281. ..... nom

Grand st, Nos 416 and 418, west store, &c. Meyer Rabiner et al to Samuel Shinkman; 4 9-12 years, from Aug 1, 1907. July 30, 1907. 2:346 ..... 1,620 to 1,800

Harrison st, No 38, n e cor Washington st, all. William Feldhausen to Joseph Dittmer; 10 years and 1½ months, from May 15, 1900. July 30, 1907. 1:183 ..... 2,700

Hester st, No 56, store, &c. Isaac Fox to Geo Grossman et al; 2 9-12 years, from Aug 1, 1907. July 30, 1907. 1:298.....1,500

Same property, store, &c. Rachel Gossett to Isaac Fox; 3 years, from May 1, 1907. July 30, 1907. 1:298..... .....1,500

Houston st, No 22 West, store and basement. Marie Sonntag et al and GUARDIAN Marie P Sonntag to Jacob Prenowitz; 10 years, from Aug 1, 1907. July 26, 1907. 2:523.....1,425 and 1,800

Mulberry st, No 171, store, &c. Guiseppe Carnevale to Giuseppe Teti; 5 years, from May 1, 1906. July 29, 1907. 2:471.....720

Mott st, s e cor Spring st, two stores adj on n of main entrance. Samuel Bartin to John Mottola and ano; 5 2-12 years, from Mar 1, 1907. Aug 1, 1907. (Re-recorded from May 2, 1907.) 2:479 ..... 1,560

Mulberry st, No 243. Assign lease. Angelo Gabriele to Michele Padula. July 31. Aug 1, 1907. 2:495 ..... nom

Same property. Assign lease. Michele Padula to Consumers Brewing Co. July 31. Aug 1, 1907. 2:495 ..... nom

Roosevelt st, No 23, store. Lorenzo Campiglia to Vasilios P Leonssis; 3 years, from May 1, 1906. July 31, 1907. 1:118..480

Roosevelt st, No 25, store. Lorenzo Campiglia to Janetos Gerokapes; 3 years, from May 1, 1906. July 31, 1907. 1:118.....360

Vestry st, No 35, 6-sty building. Minnie L Maher to Albert Edwards; 21 years, from Oct 15, 1907. July 26, 1907. 1:219..5,500

Wooster st, Nos 164 and 166, s e cor Houston st. Assign lease. Benjamin Bloom to John Vollmer and ano. Apr 24. Aug 1, 1907. 2:514 ..... nom

Washington st ,No 783, cor Jane st, store, &c. John Hollings to Barnet Linetzky; 5 9-12 years, from Aug 1, 1907. July 31, 1907. 2:642 ..... .....540

Washington st, Nos 155 and 157, n e cor Liberty st, cor store, &c. Andrew C Zabriskie to Samuel Stern; 2 years and 8½ months, from Aug 15, 1907. Aug 1, 1907. 1:58 ..... 1,800

Wooster st, Nos 164 and 166, s e cor Houston st, basement. John Vollmer and ano to Frank B Frankenberg; 3 years, from Aug 1, 1907. Aug 1, 1907. 2:514.....400 to 500

Wooster st, Nos 164 and 166, s e cor Houston st, store, &c. Samuel N Berlin and ano to Benjamin Bloom; 6 years, from Feb 1, 1907. Aug 1, 1907. 2:514 ..... 2,200 and 2,300

8th st, No 61 East. Assign lease. Thomas Regan to Leonard Hangen. July 31. Aug 1, 1907. 2:560 .... other consid and 100

19th st, No 521 West | Assigns 4 leases. Alfred M Sim-
19th st, Nos 523 and 525 West | mons to Wm G Simmons, of
19th st, No 517 West | Newark, N J. All title. May
19th st, No 519 West | 28. July 30, 1907. 3:691....nom

Same property. Assigns 4 leases. Wm G Simmons to Ernest Schaefer. 1-12 part. May 31. July 30, 1907. 3:691 ..... other consid and 100

Same property. Assigns four leases. John W Callahan to Ernest Schaefer. 1-12 part. June 6. July 30, 1907. 3:691 ..... other consid and 100

20th st, No 209, n e s, 480 n w 2d av, 20x92. Assign lease. Kate O'Shea to Thos F Lynch. July 25. July 27, 1907. 3:901....nom

25th st, Nos 406 and 408 East, basements and store floors; also 2d floor of No 408. Joseph Goldstein to Joseph Goldstein & Co; 3 years, from July 1, 1907. July 30, 1907. 3:956 ..... 1,140

26th st, Nos 507 to 511 West, 4th, 5th and 6th floors. Central Consumers Wine & Liquor Co to Eagle Pencil Co; 5 years, from Aug 1, 1907. Aug 1, 1907. 3:698 ..... 7,200

29th st, No 233 East, store, &c. Antonio Angirano to Pietro Carollo; 2 10-12 years, from July 31, 1907. July 30, 1907. 3:910. ..... 600

30th st, No 27 ,n s, 110 e Madison av, 19.10x98.9 .....

30th st, No 29, n s, 129.10 e Madison av, 20x98.9 .....

Certificate of consent to execution of lease by and between Jarvis C Howard and Number One Twenty-one Madison Avenue; for 3 7-12 years and 9 days, from May 1, 1907, at taxes, &c, and $8,850 per annum, with agreement to purchase for $185,000. July 30, 1907. 3:860 .....

34th st, No 40, s s, 250 e 6th av, 25x98.9. Samuel Frank et al to Sol Bloom; from Oct 1, 1907, to Oct 28, 1927. July 27, 1907. 3:835..... taxes, &c, and 18,000

34th st, No 40 West. Cancellation of lease. Anna L Humphreys with Frank Brothers. July 26. July 27, 1907. 3:835.....nom

45th st, No 8 West, west store. Arthur B Norton and ano to Carolyn A Turner; 5 years, from Sept 1, 1907. Aug 1, 1907. 5:1260 ..... 2,800 and 3,000

45th st, No 32 West, basement store, &c. Wm G Park to Bertha Josephine; 5 1-12 years, from Apr 1, 1906. July 30, 1907. 5:1260. ..... 1,800 to 2,000

47th st, No 402 West, all. Chas F Myers to Delia Egan; 3 years, from July 1, 1907. July 31, 1907. 4:1056.....1,150

51st st, Nos 605 and 607 West, 40x66, all. Henry Deike EXR D F Deike et al to Moore & Munger Co; 6 years, from May 1, 1907. July 31, 1907. 4:1099.....600

52d st, No 604 West. Agreement as to extension of lease. Henry Deike EXR D F Deike et al to Moore & Munger Co. Apr 29. July 31, 1907. 4:1099 ..... nom

57th st, s s, 275 w 11th av, 225x144.11. Chas E Appleby to New York Taxi-Cab Co; 10 years, from Aug 1, 1907. July 31, 1907. 4:1104..... taxes, &c, and 4,000

69th st, No 302 West. Assign lease. Pasqual Bacceri et al to Consumers Brewing Co. July 22. Aug 1, 1907. 4:1180. nom

69th st, No 302 West, store. Emanuel Realty Co to Posquole Baccari et al; 5 years, from Aug 1, 1907. Aug 1, 1907. 4:1180 .. 600

70th st, No 438 East. Assign lease. Ignatz Welles to Arthur Jost. July 26. July 29, 1907. 5:1464..... nom

95th st, No 338 East, all. Thomas Montgomery to Henry Mock; 5 years, from Sept 1, 1907. July 30, 1907. 5:1557 ..... 2,100

99th st, No 171 East, all. Sabbato Capo to Jacob Rosenholtz; 3 years, from Nov 1, 1906. July 29, 1907. 6:1627.....2,280

107th st, No 208 East, all. Fannie Klein to Wm Klein et al; 5 years, from Aug 1, 1907. June 31, 1907. 6:1656.....960

111th st, Nos 507 to 511 West, all. Siegfried Blumenkrohn to Wilson S Howell; from July 1, 1907, to Sept 30, 1912. July 31, 1907. 7:1883..... ...10,050

111th st, No 212 East, all. Fredk A Johnston EXR James W Johnston to Vinzenzo Marino; 4 11-12 years, from Apr 1, 1908. July 31, 1907. 6:1660..... .....960

111th st, No 214 East, all. Fredk A Johnston EXR James W Johnston to Vinzenzo Marino; 4 11-12 years, from Apr 1, 1908. July 31, 1907. 6:1660..... .....960

111th st, No 216 East, west store, &c. Maria Mussano to Felice Marino; 4 11-12 years, from June 1, 1907. Aug 1, 1907. 6:1660. ..... 420

112th st, No 323 East, easterly store. Salvatore Rizzotto to Fioravante Falzo; 4 11-12 years, from June 1, 1907. July 29, 1907. 6:1684..... 480 and 540

118th st, No 414 West, all. Albert F Brugman to Wilson P Howell; 5 4-12 years, from June 1, 1907. July 31, 1907. 7:1961 ..... .....7,385

118th st, No 416 West, all. Albert F Brugman to Wilson S Howell; 5 4-12 years, from June 1, 1907. July 30, 1907. 7:1961 .... ..... 7,185

129th st, No 145 West. George Schleicher to Wallace W Bruce; 5 years, from Oct 1, 1907. July 26, 1907. 7:1914.....1,000

148th st, No 565 West, cor store. Solomon C Loewenstein to Fred Ritterhoff and ano; 4 2-12 years, from Nov 1, 1906. July 30, 1907. 7:2080 ..... 900 to 1,500

Av A, No 173, cor store, &c. Samuel Resler and ano to Hermann Wortmann; 3 1-12 years, from Apr 1, 1907, with 2 years renewal. July 31, 1907. 2:428..... .....1,200

Av A, No 1514, n e cor 80th st. Assign lease. Patrick Coughlin to James Burns. July 30. Aug 1, 1907. 5:1577 ..... nom

Same property. Assign lease. James Burns to Arthur Jost. July 30. Aug 1, 1907. 5:1577 ..... nom

Av B, No 153, basement and parlor floor. Margt Quenzer to Maurice M Berger; 2 years, from May 1, 1906, with 1 year renewal. July 26, 1907. 2:392..... .....780

Amsterdam av, No 1846, all. Thomas Bailey to August Wessels; 5 years, from Aug 1, 1907. July 29, 1907. 7:2083..1,500 and 1,600

Amsterdam av, No 1355. Assign lease. Gustav W Mussig to Rudolph Keller. July 29. July 30, 1907. 7:1966 ..... nom

Amsterdam av, No 1315. Assign lease. Bernard Brennan to Peter Maher. All title. July 1. July 31, 1907. 7:1965.....nom

Bowery, No 304. Assign lease. Joseph Davis to Peter Baker. July 10. July 27, 1907. 2:521..... .....nom

Lenox av, No 310, part of store. Surrender lease. Frank Schrader to Charles Noll and Herman Gunther. All title. July 23. July 29, 1907. 6:1723..... ..... 2,500

Lenox av, No 312, store. Surrender lease. Arthur E Dudley to Charles Noll and Herman Gunther. All title. July 23. July 29, 1907. 6:1723..... ..... 4,000

Lenox av, Nos 310 and 312, two stores. Surrender lease. Charles Noll and ano to Louis Strasburger. All title. July 23. July 29, 1907. 6:1723..... ..... 16,000

Lenox av, s e cor 126th st, use of stable and entrance on 126th st and yard room. Surrender lease. Henry Meyer to Louis Strasburger. All title. July 25. July 29, 1907. 6:1723.....175

Lenox av, No 316, cor store. Surrender lease. John D Kriete to Louis Strasburger. All title. July 23. July 29, 1907. 6:1723. ..... .....3,000

Lenox av, Nos 649 and 651, store. Samuel Parnass and ano to Frank Lanocero; 3 years, from Oct 1, 1906. July 29, 1907. 7:2011..... ..... 600

Lexington av, No 41 | n e cor 24th st. Assign lease. Minna
24th st, No 137 East | Kreye to Elizabeth Rurode. July 27. July 31, 1907. 3:880 ..... nom

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

Pleasant av, s w cor 108th st, —x—. Assign lease. Pietro Ferrara and ano INDIV and as co-partners to Arthur G Freeland. July 26. July 27, 1907. 6:1701..... ..... nom

Pleasant av, s w cor 108th st, store, stable, &c. John La Spina and ano to Piedro Ferrari and ano; Dec 5, 1906, 5 years, from completion of premises. July 26, 1907. 6:1701..for term, 6,000

1st av, No 1363, north store, &c. Barbora Adamec to Philip Fluhs and ano; 5 years, from Aug 1, 1907. Aug 1, 1907. 5:1448 ....780

2d av, No 985, n w cor 52d st, store, &c. Samuel Golde to Patk J Ryan; 9 10-12 years, from July 1, 1907. July 31, 1907. 5:1326. ..... ..... ..... ..... ..... ..... ... 1,650 and 1,800

2d av, No 415, store, &c. Mary T McQuaid to Gustav J Fox; 10 years, from May 1, 1908. July 30, 1907. 3:904 ..... ..... ..... ..... ..... 1,500 to 1,800

2d av, No 839, s w cor 45th st, 25.5x75, all. John H Haaren EXR, &c, Ernst A Haaren to William Kroencke; 4 5-12 years, from Jan 1, 1907. Aug 1, 1907. 5:1318 ..... 3,000

2d av, No 839. Assign lease. Wm Kroencke to Adolf Tiedemann and ano. Apr 4. Aug 1, 1907. 5:1318 .....nom

Same property. Assign lease. Adolf Tiedemann and ano to Consumers Brewing Co. Apr 4. Aug 1, 1907. 5:1318 ..... nom

2d av, No 2053, south store, &c. Ludwig Kirchheimer to Carmelo Crimaldi; 3 10-12 years, from July 1, 1907. Aug 1, 1907. 6:1655 ..... 540 to 600

Same property. Assign lease. Carmelo Crimaldi to Consumers Brewing Co. July 16. Aug 1, 1907. 6:1655 .....nom

3d av, No 17. Subordination of lease to mortgage for $15,000. Chas L Horth and ano with Metropolitan Savings Bank. July 31. Aug 1, 1907. 2:463 ..... ..... ..... nom

3d av, n w cor 18th st, 23x100. Hamilton Fish Corporation to Mary C Owens; 21 years, from May 1, 1908. July 30, 1907. 3:874 ..... ..... taxes, &c, and 2,500

3d av, No 159, s e s, 122 n e 15th st, 19x60. Hamilton Fish Corporation to Mary L H Ball; 21 years, from Aug 1, 1907. July 30, 1907. 3:897 ..... taxes, &c, and 1,000

Same property. Assign lease. Mary L H Ball to Phillip Lair. July 25. July 30, 1907. 3:897 ..... other consid and 100

3d av, No 672, store, &c. Beadleston & Woerz to Francis Little and ano; 7 10-12 years, from June 1, 1907. July 29, 1907. 5:1297..... ..... ..... ..... ..... .....1,800

3d av, Nos 1869 to 1873. Surrender lease. Barnet Cohen to Koppel Friedland. June 26. Aug 1, 1907. 6:1653 ..... nom

5th av, e s, bet 26th and 27th sts, "Brunswick Bldg," part of ground floor and basement. The Brunswick Site Co to J B Chasseaud; 10 years, from May 1, 1907. July 30, 1907. 3:856..11,000

5th av, No 632, w s, 86.1 n 50th st, 28.8 x 131, all. TRUSTEES of Columbia College in City N Y to Margt O Sage, of Lawrence, L I; 21 years, from May 1, 1907, with privilege 21 years renewal. July 27, 1907. 5:1266.....taxes, &c, and 9,800

Same property. Consent to assign lease. Same to Margt O Sage et al EXRS Russell Sage. June 7. July 27, 1907. 5:1266....——

5th av, No 73 / 15th st, No 1 East | n e cor, 7th loft. Richmond Realty & Construction Co to Sir Thomas Isaac Birkin, Bart, and ano; 5 1-12 years, from Jan 1, 1908. July 29, 1907. 3:843..... ..... ..... ..... ..... ..6,000

6th av, No 689. General assignment of all title to $833.33 held as a bonus under 5 year lease . George Staikos to Howard & Childs, as collateral for loan of $500. July 29. July 30, 1907. 3:815 ..... ..... ..... nom

6th av, No 689, all. J Arthur Fischer to George Staikos; 5 yrs, from May 1, 1907. July 29, 1907. 3:815.....5,000

7th av, No 134 / 18th st, No 201½ West | all. Edward Holton to Patrick & Edward Keogh; 20 9-12 years, from Aug 1, 1907. Aug 1, 1907. 3:768 ..... 3,600

8th av, Nos 517 and 519, s w cor 36th st, store, &c. Francis C Sawyer and ano to Joseph Hirsch; 5 years, from May 1, 1908. July 29, 1907. 3:759..... ..... .....7,000 and 7,500

8th av, No 2499, store, &c. Henry G Peters to Mrs Thomas McMurray; 5 years, from May 1, 1907. July 30, 1907. 7:1959. ..... ..... ..... ..... ..... 900

9th av, No 519, all. Annie T L Atterbury to Frederick Magdeburg; 5 years, from May 1, 1907. Aug 1, 1907. 3:736 ..... 1,800

10th av, No 20, n e cor Little West 12th st, part of bldg. Peter D Strauch to Henry Klatte; 5 years, from May 1, 1906. Aug 1, 1907. 2:645 ..... 1,800

10th av, No 20. Assign lease. Henry Klatte to Consumers Brewing Co. July 15. Aug 1, 1907. 2:645 ..... nom

## BOROUGH OF THE BRONX.

134th st, No 986 East / 133d st, No 981 East, rear of | Assigns 2 leases. Joseph Preinger to Conrad Elsesser. July 30. July 31, 1907. 10:2562..... ..... .....nom

Arthur av, No 2428, south store. Vincenza Troia to Ferdinando Carita; from Aug 6, 1907, to May 1, 1912. July 27, 1907. 11:3077..... ..... ..... ..... ..... ..420

Arthur av, No 2428, cor store. Vincenza Troia to Ferdinando Carita; 2 years, from May 1, 1910. July 27, 1907. 11:3077..420

Same property. Assign lease. Ferdinando Carita to The Ebling Brewing Co. July 26. July 27, 1907. 11:3077..... nom

Hughes av, e s, 20 n 188th st, 24.11x87.6, all. Pasquales D'Auria to Carmine Zullo; 3 years, from Nov 1, 1907. July 26, 1907. 11:3076... ..... ..... ..... .....1,380

*Havemeyer av, n e cor Haviland av, Unionport, bake shop, store and s ½ of floor above store. Anna B Doerr to Gottlieb Wieland; 5 years, from July 1, 1907. July 31, 1907..... .....600

Jerome av, No 2308. Assign lease. Eliz J Sloyan to Andrew J Murphy. July 23. July 31, 1907. 11:3187.....nom

*Morris Park av, s s, 75 e Fillmore st, store, &c, Van Nest. Marie C Ossmann to Emil Ossmann; 4 10-12 years, from Aug 1, 1907. July 30, 1907 ..... 720

St Anns av, No 741, n w cor 156th st, store, &c. Herman Susens to John Berwind; 2 years, from May 1, 1910. July 31, 1907. 9:2360..... ..... ..... ..... ..... ...1,200

3d av, No 4197, all. George Heuser to Vincenzo Carnevale; 5 years, from Aug 1, 1907. July 30, 1907. 11:2924 ..... 2,100

3d av, No 2616, store, &c. Maurice Muller to Bernard Schlesinger and ano; 4 8-12 years, from Sept 1, 1907. Aug 1, 1907. 9:2315. ..... ..... ..... ..... ..... 900

# MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

July 26, 27, 29, 30, 31, August 1.

## BOROUGH OF MANHATTAN.

Anchor Bohemian Real Estate Assoc to Bond, Mortgage & Securities Co. Av A, Nos 1362, e s, 76.3 s 73d st, 25.10x98. June 28, due July 5, 1910, —%. July 29, 1907. 5:1484. 14,000

Same to same. Same property. Certificate as to above mort. June 28. July 29, 1907. 5:1484. ——

Anis, Frank with Bond, Mortgage & Securities Co. Av A, No 1362, Subordination agreement. July 2. July 29, 1907. 5:1484. nom

Adamko, Andrew to Isaac Lesser. 1st av, No 1467, w s, 77.5 n 76th st, 24.9x75. P M. Prior mort $15,000. July 30, 2 years, 6%. July 31, 1907. 5:1451. 1,500

Arnold Realty Co to Francis C Reed. 127th st, Nos 409 and 411, n s, 118.11 w Convent av, 50x99.11. July 31, due, &c, as per bond. Aug 1, 1907. 7:1967. 45,000

Same to same. Same property. Certificate as to above mort. July 31. Aug 1, 1907. 7:1967. ——

Austen, Joseph H to Eliz K Dooling. 77th st, No 432, s s, 413 e 1st av, 25x102.2. Prior mort $12,000. Aug 1, 1907, 3 years, 6%. 5:1471. 6,000

Auerbach, Pauline with Jacob, Richard and Jacob Levy. 82d st, No 312, s s, 175 e 2d av, 25x102.2. Subordination agreement. July 15. July 30, 1907. 5:1544. nom

Anderson, Chas M to Egbert G March and ano trustees Peter S March. 116th st, No 64, s s, 100 e Lenox av, 25x84.7x26.3x92.9. P M. July 29, due Dec 1, 1910, 5%. July 30, 1907. 6:1599. 30,000

Anderson, Chas M to Friederike Pape. 116th st, No 64, s s, 100 e Lenox av, 25x84.7x26.3x92.9. P M. Prior mort $30,000. July 29, 1 year, 6%. July 30, 1907. 6:1599. 6,000

Acton, Louisa wife of and Samuel G to Edw J Brockett et al trustees Wm R Renwick. 118th st, No 118, s s, 215 w Lenox av, 20x100.11. June 1, 3 years, 5%. July 30, 1907. 7:1902. gold, 17,000

Altieri, Carmine to Henry H Jackson. 133d st, n s, 100 w Amsterdam av, 75x99.11. July 26, due, &c, as per bond. July 27, 1907. 7:1987. 15,000

Ams, Charles M to Anna Stromeyer et al trus Wm A Stromeyer. Hamilton terrace, No 33, e s, 309.9 n 141st st, 18.6x83.3x18.6x 81.11. P M. July 17, 5 years, 5%. Aug 1, 1907 7:2050. 12,000

Adler, Isaac to Geo G De Witt trus Fredk H Grosz. Ludlow st, No 117, w s, 174.8 s Rivington st, 25x87.6x24.11x87.6. Aug 1, 1907, 5 years, 5%. 2:410. 28,000

Adams, Emma L to Roosevelt Hospital in City N Y. 12th av, w s, equidistant from s s 158th st and n s 157th st, runs w — x s — to c l 157th st x e — to av x n — to n s 158th st x n 99.11 to beginning; all title to land under water of Hudson River adj above; all title to 12th av, w s, equidistant from 157th and 158th st, runs e 50 to c l 12th av x s 129.11 to c l 157th st x w 50 to 12th av x n 129.11 to beginning; also all title to strip 66 ft. wide, now used by Hudson River R R Co for track. July 16, due, &c, as per bond. Aug 1, 1907. 8:2134. 28,000

Block, Louis to Sarah Katz. 3d av, Nos 1869 to 1873, e s, 50.6 n 103d st, 50.10x110, all title to strip 0.1x110 on south. P M. July 29, demand, 6%. Aug 1, 1907. 6:1653. 5,000

Bonn, Michael to Bernard Ratkowsky. Spring st, No 48, s w cor Mulberry st, Nos 209 and 211, 25.3x98.9. July 29, 1907, due Nov 29, 1907, 6%. 2:481. 5,000

Baker, Peter to Gottfried C Krueger. Bowery, No 304. Store lease. July 26, demand, 6%. July 27, 1907. 2:521. 1,000

Baruch, Emanuel to Nathan Wise. Lexington av, No 181, e s, 20 n 31st st, 19.6x85.5. Prior mort $12,000. July 26, due Jan 2, 1908, 6%. July 29, 1907. 3:887. 13,000

Buckmann, Auguste C with James Stokes. 125th st, No 538, s s, 254 e Broadway, 25.1x100.11. Extension mort. July 23. July 26, 1907. 7:1979. nom

Bowers, James with CAYUGA COUNTY SAVINGS BANK. Hamilton Terrace, No 26. Extension mort. July 1. July 31, 1907. 7:2050. nom

Bitterman, Theo with Lina Stern. 97th st, No 225 East. Subordination mort. July 30. July 31, 1907. 6:1647. nom

Baer, Isaac to Freehold Construction Co. 121st st, Nos 358 and 360, s s, 83.3 w 1st av, runs s 100.11 x w 16.7 x n 0.11 x w 0.2 x s 0.10 x w 20 x n 100.10 to 121st st x e 36.9 to beginning. P M. July 15, 5 years, 6%. July 31, 1907. 6:1797. 16,125

Bolger, Paul S to City Real Estate Co. Lexington av, Nos 664 and 666, w s, 80.5 n 55th st, runs w 73 x n 20 x w 17 x n 24.6 x e 90 to av x s 44.6 to beginning. Prior mort $36,000. July 30, due, &c, as per bond. July 31, 1907. 5:1310. 10,000

Bleakley, Amelia F to Mary E Field. 4th st, No 281, n s, 213.10 w Av C, 24.9x96.3. Prior mort $2,000. July 30, due, &c, as per bond. July 31, 1907. 2:387. 1,000

Bowitz, Samuel and Samuel Friedman to Sarah Grozcky. Madison av, No 1661, e s, 50.10 s 111th st, 25x95. P M. July 31. 3 years, 6%. Aug 1, 1907. 6:1616. 6,000

Bourne, Geo R to John Prange. 57th st, No 212, s s, 135 e 3d av, 18.9x100.4. P M. July 30, 3 years, 6%. Aug 1, 1907. 5:1330. 5,000

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ATLAS PORTLAND CEMENT

Is the Standard American Brand

30 Broad Street (Send for Pamphlet) New York

Baker, John O with Chapin Home for The Aged and Infirm. Hamilton Terrace, No 45. Extension mort. July 10. July 30, 1907. 7:2050. nom

Bachrach, Irving and Jacob Hyman and Hannah Weinberg with Fredk H Wiggin exr Eliz S B M Fleming. 98th st, No 221 East. Subordination mort. June 20. July 10, 1907. 6:1648. Corrects error in issue of July 13, when property was 98th st, No 221 W. nom

Block (D L) Co to Bronx Investment Co. 135th st, No 618, s s, 409.1 w Broadway, 38.7x99.11. Prior mort $36,000. July 26, 2 years, 6%. July 30, 1907. 7:2001. 8,500

Same to same. Same property. Certificate as to above mort. July 25. July 30, 1907. 7:2001. ——

Brouner, Mary L, Walter B and Stella W to BOWERY SAVINGS BANK. 137th st, No 319, n s, 220 w 8th av, 15x99.11. July 29, 3 years, 4½%. July 30, 1907. 7:2041. 3,500

Brokaw, Clifford V, of Mamaroneck, N Y, to U S TRUST CO of N Y. 5th av, No 825, e s, 52.6 s 64th st, 22.6x120. July 30, 1907, 5 years, 5%. 5:1378. 150,000

Ball, Le Roy D Jr to Madison Square Mortgage Co. 116th st, No 311, n s, 175 w 8th av, 25x100.11. P M. Prior mort $25,000. July 15, 3 years, 6%. July 26, 1907. 7:1943. 8,500

Buckmann, Auguste C with James Stokes. 125th st, No 540 West. Extension mort. July 23. July 26, 1907. 7:1979. nom

Bloch (D L) Co to Joseph Rosenthal. 135th st, No 622, s s, 486.4 w Broadway, 38.7x99.11. Prior mort $37,000. July 26, 1907, 3 years, 6%. 7:2001. 8,500

Same to same. Same property. Certificate as to above mort. July 25. July 26, 1907. 7:2001. ——

Benincasa, Michele to Henry H Jackson. Lexington av, Nos 161 and 163, n e cor 30th st, No 131, 43.10x100. P M. July 22, due Aug 1, 1908, 6%. July 27, 1907. 3:886. 292,000

Butterfield, Caroline M with Thomas Keitel. St Nicholas av, No 410. Extension mort. June 8. July 26, 1907. 7:1958. nom

Baldwin, Geo V N to MUTUAL LIFE INS CO of N Y. 48th st, Nos 634 to 642, s s, 475 w 11th av, runs w 200 x s 100.5 x e 75 x s 100.5 to n s 47th st, Nos 637 to 641, x e 75 x n 100.5 x e 50 x n 100.5 to beginning. July 25, due, &c, as per bond. July 26, 1907. 4:1095. 60,000

Brower, Chas De H to SEAMENS BANK FOR SAVINGS in City N Y. 91st st, No 314, s s, 150 e Riverside Drive, 39x100.8. July 20, 1 year, 5%. July 26, 1907. 4:1251. 13,500

Bochicchio, Nicola to Adolph Hollander. 101st st, No 327, n s, 228.6 w 1st av, 28.6x100.11. P M. Prior morts $25,750. July 25, 4 years, 6%. July 27, 1907. 6:1673. 4,500

Bernheimer, Fannie G to BOND & MORTGAGE GUARANTEE CO. 72d st, No 138, s s, 20 w Lexington av, 20x84.2. July 26, due, &c, as per bond. July 27, 1907. 5:1406. 23,000

Bonomolo, Domenico to TITLE GUARANTEE & TRUST CO. 12th st, No 330, s s, 357.8 e 2d av, runs e 25 x s 93.8 to c l Stuyvesant st x s w 17.5 x w 10.5 x n 103.3 to beginning. June 21. due, &c, as per bond. July 26, 1907. 2:453. 30,000

Byrne, Thos J to Henry Hughes. 35th st, No 206, s s, 100 e 3d av, 12.6x98.9; Willow lane, n s, abt 311 e Pelham road, 75x 101.9x76.3x113.5 w s, Westchester. Prior mort $7,500 on 1st parcel. July 25, due, &c, as per bond. July 26, 1907. 3:915 and A T. 1,000

Chelsea Realty Co and Pincus Lowenfeld and William Prager with Clergymens Retiring Fund Society of the Protestant Episcopal Church in U S et al exrs James W B Rockwell. 112th st, Nos 71 and 73, n s, 34.10 w Park av, 36x100.11. Subordination mort. July 25. July 26, 1907. 6:1618. nom

Carey, John H and Jerry M to Ada L Westcott et al exrs, &c, Robt E Westcott. 124th st, Nos 124 and 126, s s, 265 e Park av, 50x 100.11. P M. July 26, 1907, due, &c, as per bond. 6:1772. 40,000

Same to same. Same property. P M. Prior mort $40,000. July 26, 1907, due, &c, as per bond. 6:1772. 12,000

Coggey, John V to Julian Wachtel. 69th st, No 219, n s, 324 e 3d av, 28x100.5. P M. Prior morts $25,000. July 18, 1 year, 6%. July 27, 1907. 5:1424. 2,000

Caruso, Angelo to John F Elliott. Water st, No 385, s s, 40.3 w Catharine slip, 20x80. July 26, 1907, due, &c, as per bond. 1:251. 6,500

Cohen, Solomon L to Madison Square Mortgage Co. 23d st, No 165, n s, 100 e 7th av, 22x112.6. P M. Prior mort $38,000. July 25, 3 years, 5%. July 26, 1907. 3:799. 17,000

Cohn, Eliza wife Aron to Francis Speir and ano trus. 16th st, No 427, n s, 219 w Av A, 25x92. July 29, 5 years, 5%. July 30, 1907. 3:948. 15,000

Cromwell, Oliver E guardian Oliver E Cromwell, Jr, with Lorie Guenzberg, Loise Pick and Hermine Oppenheimer. 1st av, No 1785. Extension mort. July 13. July 30, 1907. 5:1555. nom

Cleveland, Edith R to NORTH RIVER SAVINGS BANK. 64th st, No 131, n s, 100 w Lexington av, 20x100.5. Prior mort $30,000. July 29, due, &c, as per bond. Aug 1, 1907. 5:1399. 5,000

Columbia Grammar School, a corpn, to Edward F Searles. 93d st, n s, 173.4 w Central Park West, 75x100.8. July 25, 5 years, 5%. Aug 1, 1907. 4:1207. 70,000

Same to same. Same property. Certificate as to above mort. July 25. Aug 1, 1907. 4:1207. ——

Cohn, Rachel to LAWYERS TITLE INS & TRUST CO. Grand st, Nos 357 and 359, s e cor Essex st, No 52, 50x50.7x50x50.3. July 30, 5 years, 5%. Aug 1, 1907. 1:311. 75,000

Same and Jonas Weil and Bernhard Mayer with same. Same property. Subordination mort. July 30. Aug 1, 1907. 1:311. nom

Coffin, Euphemia S wife of and Edmund Coffin to U S TRUST CO of N Y. 90th st, Nos 144 and 146, s s, 150 e Amsterdam av, 50x 100.8. July 25, 3 years, 4½%. July 31, 1907. 4:1220. 40,000

Coghlan, Mary E to John Early exr, &c, Margt Dooley. 51st st, No 533, n s, 350 e 11th av, 25x100.5. Aug 1, 1907, 5 years, 5%. 4:1080. 13,000

Dougan, Margt C to BANK FOR SAVINGS in City N Y. 70th st, No 126, s s, 231.6 w Columbus av, 18.6x100.5. Aug 1, 1907, 5 years, 4½%. 4:1141. 8,000

Dreyfus, Blanche to Rebecca S Blumenthal. Madison av, No 1560, n w cor 105th st, No 47, 24.11x70. Prior mort $——. July 20, 3 years, 6%. July 26, 1907. 6:1611. 8,500

De Dorticos, Matilda P widow to Edith B H Kinkead trustee. 32d st, No 7, n s, 245 w Madison av, 25x98.9. July 26, due, &c, as per bond. July 27, 1907. 3:862. 100,000

d'Antona, Attilio and Michelangelo Robertiello to TITLE GUARANTEE & TRUST CO. 15th st, No 318, s s, 200 w 8th av, 25x 81.3. P M. July 30, 1907, due, &c, as per bond. 3:738. 12,000

Same to Emilie Aman. Same property. P M. Prior mort $12,000. July 30, 1907, 3 years, 5%. 3:738. 2,500

Danahar, John J to American Mortgage Co. 39th st, No 245, n s, 333.4 e 8th av, 16.8x98.9. July 30, 1907, 3 years, 5%. 3:789. 13,000

De Luca, John to De Witt C Flanagan and ano exr, &c. 109th st, No 332 East. Saloon lease. July 26, demand, 6%. July 30, 1907. 6:1680. 600

Daily, Geo and John A Carlson to Joseph Hamershlag. Broadway, s w cor 133d st, runs w 125 x s 99.11 x e 50 x n 25 x e 75 to Broadway x n 74.11 to beginning. Building loan. Prior mort $70,000. July 30, due Sept 1, 1908, 6%. Aug 1, 1907. 7:1999. 80,000

Daily, Geo and John A Carlson to Joseph Hamershlag. Broadway, s w cor 133d st, runs w 125 x s 99.11 x e 50 x n 25 x e 75 to Broadway x n 74.11 to beginning. P M. July 30, due, &c, as per bond. Aug 1, 1907. 7:1999. 38,000

Daum, Louis to LAWYERS TITLE INS & TRUST CO. 53d st, Nos 237 to 241, n s, 166.8 w 2d av, 2 lots, each 27.2x100.4. 2 morts, each $28,000. July 30, 5 years, 5%. July 31, 1907. 5:1327. 56,000

Same and John Volz with same. Same property. 2 subordination agreements. July 30. July 31, 1907. 5:1327. nom

Dimatteo, James, Anthony and Alberto to TITLE GUARANTEE & TRUST CO. 1st av, No 2270, e s, 45.7 s 117th st, 30x94. P M. July 30, due, &c, as per bond. July 31, 1907. 6:1710. 13,000

Same to Anna Holl. Same property. P M. Prior mort $13,000. July 30, due, &c, as per bond. July 31, 1907. 6:1710. 4,250

Ettlinger, Louis exr and trustee Theodore Levy with Michael J Donnelly. 131st st, No 52, s s, 107.6 e Madison av, 27.6x99.11. Extension mort. July 23. July 30, 1907. 6:1755. nom

Eilert, Ernest F to BROADWAY SAVINGS INST of City of N Y. 146th st, No 608, s s, 170.3 w Broadway, 19.10x99.11. Aug 1, 1907, 1 year, 5%. 7:2092. 8,000

Eichhorst, Carl to John H Pope. 7th av, No 2267, e s, 74.11 n 133d st, 25x75. July 30, 5 years, 5%. Aug 1, 1907. 7:1918. 20,000

Epstein-Cohen Co to Clergymens Retiring Fund Society of the Protestant Episcopal Church in U S et al exrs Theo F Vail. 112th st, Nos 71 and 73, n s, 34.10 w Park av, 36x100.11. July 25, 3 years, 5%. July 26, 1907. 6:1618. 34,000

Same to same. Same property. Certificate as to above mort. July 25. July 26, 1907. 6:1618. ——

Same and Pincus Lowenfeld and ano with same. Same property. Subordination mort. July 25. July 26, 1907. 6:1618. nom

Eagleson, Wm H to Henry A C Taylor. Claremont av, w s, 550 n 122d st, 50x100. July 25, 3 years, 5%. July 26, 1907. 7:1994. 20,000

Eckstein, Sigmund to Jefferson Clark. 146th st, No 505, n s, 125 w Amsterdam av, 25x99.11. July 15, 5 years, 5%. July 30, 1907. 7:2078. 21,000

Same to Adam McHenry. Same property. Prior mort $21,000. July 29, 3 years, 6%. July 30, 1907. 7:2078. 4,500

Ewald, John, Geo F, Fredk G and Mary to Reka Schechter. 89th st, No 528, s s, 296 w Av B, now East End av, 25x100.8. Extension mort. May 17. July 26, 1907. 5:1585. nom

Eldridge Realty & Construction Co to Annie L Kneer. 2d av, No 1327, s w cor 70th st, No 250, 25.3x80. July 25, 5 years, 5%. July 26, 1907. 5:1424. 27,000

Same to same. Same property. Certificate as to above mort. July 25. July 26, 1907. 5:1424. ——

First Hungarian Congregation Ohab Zedek, a corpn, to R Clarence Dorsett. 116th st, No 20, s s, 200 w 5th av, 70x100.11; Norfolk st, Nos 172 to 178, e s, 175 s Houston st, 100x100. Prior mort $139,500. July 25, installs, 6%. July 27, 1907. 6:1599, 2:355. 25,000

Fleischmann Realty & Construction Co to METROPOLITAN LIFE INS CO. 7th av, w s, Nos 2480 to 2498, extends from 144th st, No 201, to 145th st, No 200, —x100. Certificate as to five morts, aggregating $271,000. July 30, 1907. 7:2030. ——

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Fox, Julius B to Francis Speir and ano trustees. 6th st, No 412, s s, 175 s e 1st av, 25x97. July 26, 1907, 5 years, 5%. 2:433. 25,000

Friedelson, Samuel to Henry Rosenthal. 99th st, Nos 151 and 153, n s, 235 e Amsterdam av, 40x100.11. July 16, 4 years, 6%. July 26, 1907. 7:1854. 12,000

Same and Irving Judis with same. Same property. Subordination agreement. July 17. July 26, 1907. 7:1854. nom

Fleischmann Realty & Construction Co to METROPOLITAN LIFE INS CO. 7th av, Nos 2488 and 2490, w s, 80 n 144th st, 39.10x100. July 30, 1907, due Nov 1, 1910, 5½%. 7:2030. 46,000

Fleischmann Realty & Construction Co to METROPOLITAN LIFE INS CO. 7th av, Nos 2480 and 2482, n w cor 144th st, No 201, 40x100. July 30, 1907, due Nov 1, 1910, 5½%. 7:2030. 60,000

Fleischmann Realty & Construction Co to METROPOLITAN LIFE INS CO. 7th av, Nos 2496 and 2498, s w cor 145th st, No 200, 40x100. July 30, 1907, due Nov 1, 1910, 5½%. 7:2030. 75,000

Fleischmann Realty & Construction Co to METROPOLITAN LIFE INS CO. 7th av, Nos 2492 and 2494, w s, 119.10 n 144th st, 40x100. July 30, 1907, due Nov 1, 1910, 5½%. 7:2030. 45,000

Fleischmann Realty & Construction Co to METROPOLITAN LIFE INS CO. 7th av, Nos 2484 and 2486, w s, 40 n 144th st, 40x100. July 30, 1907, due Nov 1, 1910, 5½%. 7:2030. 45,000

Fletcher, Austin B and Lewis H Schultz trustees Jackson S Schultz with Moses S Nathanson. 149th st, No 304, s s, 125 w 8th av, 50x99.11. Extension mort. June 14. July 30, 1907. 7:2045. nom

Garone, Martin and Rachela Paladino to Herman F Kanenbley. Cherry st, No 150, n s, 416 e Catharine st, 25.4x127. July 29, 1907, 3 years, 5%. 1:253. 20,000

Goldfine (Joseph) Realty Co to John Katzman. Hamilton st, Nos 14 and 16, s s, abt 158 e Catherine st, 34.8x103.6. Certificate as to mort for $14,000. July 27. July 31, 1907. 1:253. ——

Greenebaum, Hannah with Max Goldberg and ano. 12th st, No 522 East. Extension mort. July 18. July 31, 1907. 2:405. nom

Graber, George A to Lion Brewery. 18th st, No 220 West. Saloon lease. July 23, demand, 6%. July 31, 1907. 3:767. 300

Golde, Louis to TITLE GUARANTEE & TRUST CO. Grand st, No 245, s s, 75.11 w Chrystie st, 25x125x25x124.7. July 29, due, &c, as per bond. Aug 1, 1907. 1:304. 50,000

Garlick, Michael to Samuel Kutler and ano. Water st, No 447, s s, 146 e Market Slip, 20x80. P M. July 31, 2 years, 6%. Aug 1, 1907. 1:249. 2,500

Goetz, August and Philipp Fouquet to LAWYERS TITLE INS & TRUST CO. 51st st, No 407, n s, 74 e 1st av, 20x100.5. P M. July 31, 5 years, 5%. Aug 1, 1907. 5:1363. 6,500

Goldwasser, Max to Annie L Kneer. 3d st, No 82, s s, abt 175 n w 1st av, 25x100.6x25x100.7. P M. July 31, 5 years, 5%. Aug 1, 1907. 2:444. 25,000

Same to Sophia Baumann. Same property. P M. Prior mort $25,000. July 31, 7 years, 6%. Aug 1, 1907. 2:444. 9,750

Grother, John D to Beadleston & Woerz. Washington st, No 337. Saloon lease. July 26, demand, 6%. July 30, 1907. 1:183. 5,500

Goldstein (Joseph) & Co, a corpn, to Adams Laundry Machinery Co. 25th st, Nos 406 and 408 East. Store lease, &c. July 30, due Jan 1, 1908, 6%. July 30, 1907. 3:956. notes, 2,250

Giberson, Indiana to Wm McGowan. 26th st, Nos 109 and 111, n s, 141.8 e 4th av, 41.8x98.9. P M. Prior mort $45,500. July 30, 1907, 1 year, 6%. 3:882. 7,000

Goldflam, Annie, of Rockaway Park, L I, to Lorin S Bernheimer. 70th st, No 320, s s, 236.1 w West End av, 18.2x100.5. July 29, 3 years, 5%. July 30, 1907. 4:1181. 11,000

Goldfine (Joseph) Realty Co to John Katzman. Hamilton st, No 16, s s, abt 175 e Catharine st, 17x103.6; Hamilton st, No 14, s s, abt 158 e Catharine st, 17.4x103.6. Building loan. July 29, 1 year, 6%. July 30, 1907. 1:253. 14,000

Greenberg, Mendel to Julia D Sturges. Sheriff st, Nos 51 and 53, w s, 120 n Delancey st, 40x90 to alley. All title to alley in rear. July 26, demand, 6%. July 27, 1907. 2:338. 24,500

Goldfarb, Bessie and Abraham Schulder to Fannie H Hamilton. Broome st, No 61, n s, 25 e Cannon st, 25x80. July 22, 5 years, 5%. July 26, 1907. 2:326. 20,000

Gehrung, Henrietta to Louisa Alsfeld. Hamilton Terrace, No 31, e s, 291.3 n 141st st, 18.6x81.11x18.6x80.7. P M. July 3, due, &c, as per bond. July 26, 1907. 7:2050. 12,000

Gilmour, Jas A to Jennie A Hahn. Mercer st, No 171, w s, 100 s Houston st, 25x100. P M. Prior mort $30,000. July 15, 5 years, 6%. July 26, 1907. 2:513. 7,000

Greenfield, Jacob to Benj Steinman. 100th st, Nos 111 and 113, n s, 227.6 w Lexington av, 51x100.11. Aug 1, 1907, due Dec 1, 1907, 6%. 6:1628. 700

Galloway, Charles T to Wilson M Powell. 80th st, No 106, s s, 640.6 e Amsterdam av, 18x102.2. Aug 1, 1907, 3 years, 4½%. 4:1210. 6,000

Greenwald, Hyman and Jacob Bernstein to American Mortgage Co. 62d st, No 141, n s, 325 e Amsterdam av, 25x100.5. July 31, 5 years, 5%. Aug 1, 1907. 4:1134. 20,000

Same to Barney Lefkovitz. Same property. Prior mort $20,000. Aug 1, 1907, 3 years, 6%. 4:1134. 5,000

Gordon, Aaron to Isaac Adler. Ludlow st, No 117, w s, 174.8 s Rivington st, 25x87.6x24.11x87.6. P M. Prior mort $28,000. Aug 1, 1907, 5 years, 6%. 2:410. 10,000

Giegerich, Leonard A to American Mortgage Co. 7th st, Nos 265 and 267, n s, 226.3 n w Av D, 46.11x97.6. Aug 1, 1907, 5 years, 5%. 2:377. 22,000

Home Circle Realty Corpn to MUTUAL LIFE INSURANCE CO of N Y. 3d av, No 2205, e s, 22 n 120th st, 28.8x80. July 30, due, &c, as per bond. Aug 1, 1907. 6:1785. 29,500

Same to same. Same property. Certificate as to above mort. July 31. Aug 1, 1907. 6:1785. ——

Hamilton, Henry N, of Yonkers, N Y, and Alex Hamilton, Jr, of Norwalk, Conn, to Manhattan Mortgage Co. Broadway, Nos 227 and 229, n w cor Barclay st, Nos 1 and 1½, runs n w along Barclay st 140 x n e 69 x s e 25 x s w 23 x s e 115 to Broadway x s w 46 to beginning. 2-27 parts. All title. July 25, due Aug 1, 1908, 6%. July 27, 1907. 1:123. 5,000

Hubbs, Mary with Lawyers Mortgage Co. Hamilton Terrace, No 22. Extension mort. May 23. July 30, 1907. 7:2050. nom

Horwitz, Hyman to Edw D Brown. 124th st, Nos 218 to 228, s s, 225 e 3d av, 116x100.11. July 24, due Feb 1, 1908, 6%. July 30, 1907. 6:1788. 15,000

Harrison, Herman, of Ridgewood, N J, to TITLE GUARANTEE & TRUST CO. Bowery, No 80, w s, 124.11 s Hester st, 25.3x111.2x25.4x111.2. July 29, due, &c, as per bond. July 30, 1907. 1:203. 30,000

Hewlett, Chas A to Chester A Luff. 23d st, Nos 143 to 147, n s, 240 w 3d av, 78x98.9. 1-6 part. July 26, 1 year, 6%. July 30, 1907. 3:879. 500

Henne, Kate M and Mary L by Geo C Weiss her committee to TITLE GUARANTEE & TRUST CO. 78th st, No 132, s s, 341 w Columbus av, 16x95.6x16x95.10; all title to plot begins at c l blk bet 77th and 78th sts, distant 341 w Columbus av, runs w 16 x n 4.5 x e 16 x s 4.2 to beginning. July 26, due, &c, as per bond. July 31, 1907. 4:1149. 17,000

Harper, L Sonora H to John A Aspinwall and ano trustees of Louisa Minturn will Wm H Aspinwall. Centre st, Nos 62 and 64, e s, 44.8 s Worth st, 35.8x91.10x35.4x83.3. P M. July 31, 1907, 5 years, 5%. 1:166. 40,000

Henderson, Matilda E extrx John C Henderson and Kate Hellriegel with GERMAN SAVINGS BANK in City N Y. 107th st, No 166 West. Subordination agreement. July 25. July 29, 1907. 7:1861. nom

Hahn, Jennie A wife A Hahn with UNION TRUST CO of N Y. Mercer st, No 171, w s, 100 s Houston st, 25x100. Extension mort. May 21, 1906. July 26, 1907. 2:513. nom

Hellriegel, Kate to GERMAN SAVINGS BANK in City N Y. 107th st, No 166, s s, 175 e Amsterdam av, 25x100.11. July 29, 1907, 3 years, 4½%. 7:1861. 18,000

Invernizzi, Natale to ITALIAN AMERICAN TRUST CO of City N Y. Macdougal st, No 39, w s, 70 s w King st, runs s w 20 x n w 24 x n e 24 x s e 20 x s w 11 x s 11 to beginning; Macdougal st, n w s, 63.10 s w King st, runs s w 6.4 x s e 2.10 x n w 7 to beginning, together known as No 39. P M. July 29, 3 years, 5%. July 30, 1907. 2:519. 4,000

Same to Astride Pardi. Same property. P M. Prior mort $4,000. July 29, due Jan 1, 1909, 5%. July 30, 1907. 2:519. 3,000

Janos, Morris and Jacob to Herman Janos. Av B, No 30, w s, 139.7 n 2d st, 24.2x80; Av B, No 32, w s, 163.9 n 2d st, 24.4x80. Prior mort $77,000. July 25, due May 15, 1908, 6%. Aug 1, 1907. 2:398. 2,000

Same and Stanislaus N Tuckman with same. Same property. Subordination agreement. July 31. Aug 1, 1907. 2:398. nom

Kammerer, Emma wife of and Andreas to Friedrich Wiedbusch. 102d st, No 159, n s, 333.8 w Columbus av, 25x100.11. P M. Prior mort $18,000. Aug 1, 1907, 5 years, 6%. 7:1857. 4,625

K, L & W Construction Co to LAWYERS TITLE INS & TRUST CO. St Nicholas av, s w cor 145th st, 101.4x116.9x99.11x100. Aug 1, 1907, 5 years, 5%. 7:2050. 165,000

Same to same. Same property. Certificate as to above. Aug 1, 1907. 7:2050. ——

Krulewitch, Emanuel to Simon Weinstein. 148th st, s s, 75 e Convent av, 2 lots, each 100x99.11. 2 morts, each $25,000; 2 prior morts, $——. June 18, demand, 6%. July 27, 1907. 7:2062. 50,000

Knapp, Charles, Brooklyn, to Julius Oppenheimer et al trustees Solomon Rothfeld. 1st av, Nos 725 to 731, n w cor 41st st, 98.9x49. July 30, 1907, 3 years, 5%. 5:1334. 20,000

Kutler, Samuel and Sam Kotler to Julius J Lyons. Water st, Nos 445 and 447, s s, 126 e Market Slip, 2 lots, each 20x80. 2 P M morts, each $6,000. Prior mort $12,000. July 31, 6 years, 6%. Aug 1, 1907. 1:249. 12,000

Kutler, Samuel and Sam Kotler to BOWERY SAVINGS BANK. Water st, Nos 445 and 447, s s, 126 e Market Slip, 40x80. P M. July 31, 5 years, 4½%. Aug 1, 1907. 1:249. 12,000

Kutler, Samuel and Sam Kotler to BOWERY SAVINGS BANK. South st, Nos 226 and 227, n s, 126 e Market Slip, 40x80. P M. July 31, 5 years, 4½%. Aug 1, 1907. 1:249. 10,000

Same to Reuben Sadowsky. Same property. P M. Prior mort $19,500. July 31, 2 years, 6%. Aug 1, 1907. 1:249. 3,000

Kutler, Samuel and Sam Kotler to Julius J Lyons. South st, Nos 226 and 227, n s, 126 e Market Slip, 2 lots, each 20x80. 2 P M morts, each $4,750. Prior mort $10,000. July 31, 6 years, 6%. Aug 1, 1907. 1:249. 9,500

Kann, Julia and Minnie B Blumenthal to Lina Stern. 97th st, No 225, n s, 225 w 2d av, 24.6x100.11. July 30, 3 years, 5%. July 31, 1907. 6:1647. 12,000

Kennedy, Susan F and Magdalene Raymond to CITIZENS SAVINGS BANK. 127th st, No 71, n s, 138.9 w Park av, 20x99.11. P M. July 26, 1907, 5 years, 5%. 6:1752. 8,000

Kahn, Louis L with Cornelius F Kingsland trustee for Henry P Kingsland will Ambrose C Kingsland. 97th st, No 162, s s, 80 w 3d av, 25x100.11. Extension mort. June 20. July 26, 1907. 6:1624. nom

Kronfeld, Leon to Fannie K Koss. 129th st, No 151, n s, 250 e 7th av, 25x99.11. July 29, 1907, 3 years, 5%. 7:1914. 23,000

Same and Solomon C Powell with same. Same property. Subordination agreement. July 18. July 29, 1907. 7:1914. nom

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Kirkpatrick, William to James Kennedy. 17th st, No 445, n s, 225 e 10th av, 25x92. July 26, 1907, 5 years, 5%. 3:715. 6,000

Koessel, Mary to EMIGRANT INDUSTRIAL SAVINGS BANK. Pearl st, No 456, e s, abt 95 s Park row, 25x116.3x25x121.4, s s. July 31, 1907, 5 years, 5%. 1:118. 25,000

Lauria, Pasquale to Andrea Lertora. Sullivan st, No 208, w s, 100 n Bleecker st, 25x100. July 29, 1907, due, &c, s per bond. 2:540. 32,000

Larkin, Josephine H to TITLE GUARANTEE & TRUST CO. 162d st, No 521, n s, 476 e Broadway, 19x99.11. July 27, due, &c, as per bond. July 29, 1907. 8:2122. 9,000

Lein, Henry W to Theo E Roll. 2d av, No 744, e s, 24.8 s 40th st, 24.8x100. July 29, 1907, 5 years, 5%. 3:945. 30,000

LAWYERS TITLE INS & TRUST CO with James Green and Jennie Marks exrs, &c, Max Green. 7th av, No 203, e s, 37.3 s 22d st, 18.5x50. Extension mort. July 15. July 26, 1907. 3:797. nom

Landau, Norbert with Lina Stern. 97th st, No 225 East. Subordination mort. July 31, 1907. 6:1647. nom

Lederer, Josephine to TITLE GUARANTEE & TRUST CO. Amsterdam av, No 480, n w cor 83d st, No 201, 25.7x100. P M. July 30, due, &c, as per bond. July 31, 1907. 4:1231. 50,000

Same to Daniel Katz and ano. Same property. P M. Prior mort $50,000. July 29, 3 years, 6%. July 31, 1907. 4:1231. 12,500

Lesser, Isaac to Peter Aliesch. 1st av, No 1467, w s, 77.5 n 76th st, 24.9x75, with right to 3 inches on south. P M. Prior mort $11,000. July 30, installs, 6%. July 31, 1907. 5:1451. 5,000

Lesser, Isaac to TITLE GUARANTEE & TRUST CO. 1st av, No 1467, w s, 77.5 n 76th st, 24.9x75. P M. July 30, due, &c, as per bond. July 31, 1907. 5:1451. 15,000

Lamanna, Francesco to Kips Bay Brewing & Malting Co. Spring st, s e cor Mott st. Saloon lease. Apr 24, demand, 6%. Re-recorded from Apr 27, 1907. Aug 1, 1907. 2:479. 850

London, Louis and Albert to Jeannette F Bonner. Broome st, No 263, s s, 50.2 w Orchard st, 25.3x87.7x25.2x87.7. July 25, 3 years, 5%. Aug 1, 1907. 2:413. 21,000

Lowenfeld, Pincus and Wm Prager with Henrietta Kahn. 7th av, s e cor 143d st, 99.11x150. Declaration as to subordination of mort, &c. June 21. July 31, 1907. 7:2011. nom

Lloyd, Francis G to MUTUAL LIFE INSURANCE CO of N Y. 71st st, No 157, n s, 335 w 3d av, 20x100. July 26, due, &c, as per bond. July 30, 1907. 5:1406. 30,000

Lindley, Chas A, of N Y, and Willard P Lindley, of Litchfield, Conn, to Mary W Emmons. 4th av, Nos 434 to 440, s w cor 30th st, Nos 46 to 52, runs s 87.6 x w 60 x s 11.3 x w 40 x n 98.9 to st x e 100 to beginning; 4th av, Nos 313 to 321, s e cor 24th st, Nos 100 to 106, 98.9x100. 5-18 parts. All title. July 25, due, &c, as per bond. July 30, 1907. 3:859, 879. 50,000

Lewis, Alice E to Edw J Murphy, Jr. 148th st, No 457, n s, 112.6 w Convent av, 18.6x99.11. Aug 1, 1907, 3 years, 5%. 7:2063. 15,000

Miller, Robert to FRANKLIN SAVINGS BANK in City N Y. 128th st, No 146, s s, 283.4 e 7th av, 16.8x99.11. Aug 1, 1907, 1 year, 5%. 7:1912. 7,500

Murray, Eliz L widow to John F Britton. 149th st, No 540, s s, 350 e Broadway, 16.8x99.11. July 15, 5 years, 5%. Aug 1, 1907. 7:2080. 7,000

Marcus, Tillie to Sophie Stark. 3d av, No 1910, w s, 75.8 n 105th st, 25.3x100. Aug 1, 1907, 5 years, 5%. 6:1633. 28,000

Martin, Mary F wife Jas F to Wm R Wilder et al trustees John Baird. 117th st, No 47, n s, 310 e (6th) Lenox av, 25x100.11. July 15, 3 years, 5%. July 27, 1907. 6:1601. 20,000

Moran, Mary L to EMIGRANT INDUSTRIAL SAVINGS BANK. 73d st, No 102, s s, 25 w Columbus av, 19x102.2. July 26, 1907, 1 year, 5%. 4:1144. 17,000

Malito, Michele, and Mary and Michl Ciruzzi to Kips Bay Brewing & Malting Co. Cornelia st, No 18. Saloon lease. June 18, demand, 6%. July 26, 1907. 2:589. 618

Moses, Emanuel and David E Cohen exrs Bernard Cohen with Morris Hertzberg. 114th st, No 231 East. Extension mort. July 29. July 30, 1907. 6:1664. nom

Montross Bond & Realty Co to Amos L Prescott. 77th st, s s, 150 e Columbus av, 100x102.2. Building loan, subject to building loan mortgage to extent of $500,000. July 23, demand, 6%. July 30, 1907. 4:1129. 150,000

Same to same. Same property. Certificate as to above mort. July 23. July 30, 1907. 4:1129. —

Miller, Adolf to Joseph Hlavac. Av A, No 1437, w s, 50 n 76th st, 25x75. Prior mort $13,000. July 29, 3 years, 6%. July 30, 1907. 5:1471. 2,000

Maher, Minnie L to Wm A Marschhauser. Morton st, No 33, on map No 39, n s, 80 w Bedford st, 23.6x100. P M. Prior mort $10,000. July 26, 1 year, 6%. July 30, 1907. 2:584. 2,500

Miller, Julius, Brooklyn, to Sidney W Hughes. East Broadway, Nos 221 and 223, s e cor Clinton st, Nos 200 and 202, 47.6x90 July 25, due July 29, 1912, 5%. July 29, 1907. 1:286. 100,000

McElroy, Daniel S to Sara W Coe. 45th st, Nos 71 to 75, n s, 100 e 6th av, 57.6x100.5. P M. Prior mort $125,000. July 20, due, &c, as per bond. July 31, 1907. 5:1261. 35,000

McCloskey, Daisy B to ROYAL BANK of N Y. 121st st, No 302 West. Assignment of rents to amount of $300. July 25, 4 months, —%. July 31, 1907. 7:1947. nom

Murray, Edward J to J Leland Wells. 126th st, No 237, n s, 300 w 7th av, 25x99.11. July 29, 3 years, 5%. July 31, 1907. 7:1932. 14,000

Murphy, James M to Max Ullmann. 124th st, No 159, n s, 100 e Lexington av, 20x100.11. P M. Prior mort $8,500. July 26, 1 year, —%. July 31, 1907. 6:1773. 1,000

Metropolitan Life Ins Co to Fleischmann Realty & Construction Co. 7th av, Nos 2480 to 2498, w s, extends from 144th st, No 201, to 145th st, No 200. Declaration as to reduction of interest in 5 morts dated July 30, 1907. July 31, 1907. 7:2030. nom

Meyer, Francis J to James A Shephard. Mitchell pl, No 2 (49th st), n s, 18 e 1st av, 18x80.10. July 31, 2 years, 6%. Aug 1, 1907. 5:1361. 2,000

Manners, Thomas R to Harmon W Hendricks and ano exrs Henry H Hendricks. 89th st, No 336, s s, 181.3 e Riverside Drive, 20x100.8. P M. Prior mort $20,000. May 20, due Aug 20, 1909, 6%. Aug 1, 1907. 4:1250. 10,000

Mulvany, Mary E F to Pauline Maier. 3d av, No 1256, w s, 52.2 n 72d st, 25x100. Prior mort $21,000. July 31, 1 year, 6%. Aug 1, 1907. 5:1407. 1,000

Marino, Vincenzo to Ferdinand Munch Brewery. 111th st, No 212 East. Saloon lease. July 31, demand, 6%. Aug 1, 1907. 6:1660. 600

McEnroe, Christiana M J to Joseph L R Wood. 130th st, No 268, s s, 100 e 8th av, 18.6x99.11. July 31, 3 years, 5%. Aug 1, 1907. 7:1935. 11,000

Same to Francis H Ross. Same property. Prior mort $11,000. July 31, 1 year, 6%. Aug 1, 1907. 7:1935. 1,300

Miller, Herman to METROPOLITAN SAVINGS BANK. 3d av, No 17, s e s, 22 s w 8th st, 20.5x74. P M. July 31, 1 year, 4½%. Aug 1, 1907. 2:463. 15,000

Marcus, Tillie to Modie Harris. 3d av, No 1910, w s, 75.8 n 105th st, 25.3x100. Prior mort $28,000. Aug 1, 1907, 3 years, 5%. 6:1633. 2,000

New York Leasing Co to Rebecca B Reynolds. 146th st, No 419, n s, 587.6 e 10th av, 12.6x99.11. P M. Aug 1, 1907, 3 years, 5%. 7:2061. 8,000

Neuman, Samuel to Louis Baraginsky. Cherry st, No 230, n e cor Pelham st, Nos 16 and 18, 25.6x198.7x25.1x109.7. P M. Prior mort $44,675. July 15, 3 years, 6%. July 26, 1907. 1:255. 5,000

925 Park Avenue, a corpn, to TITLE GUARANTEE & TRUST CO. Park av, Nos 921 to 927, n e cor 80th st, Nos 101 and 103, 100x100. Building loan. July 25, 5 years, 6%. July 27, 1907. 5:1509. 550,000

Same to same. Same property. Certificate as to above mort. July 25. July 27, 1907. 5:1509. —

Nichols, John W T with David L Block. 160th st, s s, 200 e St Nicholas av, runs s 120 x e — to w s Edgecomb av x n — to 160th st x w 150; 159th st, n s, 200 e St Nicholas av, runs n — x e — to w s Edgecombe av x s — to st x w 104.6 to beginning. Extension two morts. June 17. July 23, 1907. 8:2109. Corrects error in last issue, when 2d parcel read 150th st. nom

Number One Hundred and Twenty-One Madison Avenue, a corpn, with BANK FOR SAVINGS in City N Y. Madison av, No 121, n e cor 30th st, No 25, 96.3x90x irreg x110 on 30th st. 2 extensions of mort. July 16. July 30, 1907. 3:860. nom

Same to same. Same property. Consent to above agreements. May 23. July 30, 1907. 3:860. —

Same to same. Same property. Certificate as to above consents. June 18. July 30, 1907. 3:860. —

Olmsted, Mary to FARMERS LOAN & TRUST CO. 127th st, No 221, n s, 180.6 w 7th av, 15x99.11. July 31, 1907, 3 years, —%. 7:1933. 7,000

Ohl, Philipp to Herman Wiebke. Amsterdam av, No 970, w s, 50.5 s 108th st, 25x75. P M. 3 years, 6%. July 30, 1907. 7:1879. 10,500

Ohl, Philipp to Herman Wiebke. Amsterdam av, No 968, w s, 75.5 s 108th st, 25.6x100. P M. July 30, 1907, due Dec 14, 1911, 6%. 7:1879. 15,000

O'Connor, Francis X to TITLE GUARANTEE & TRUST CO. 48th st, No 220, s s, 350 e 8th av, 25x100.5. July 27, due, &c, as per bond. July 30, 1907. 4:1019. 24,000

O'Brien, Marie A to Century Mortgage Co. 84th st, No 342, s s, 414.1 w West End av, 18x102.2. July 22, 3 years, 5%. July 30, 1907. 4:1245. gold, 17,000

O'Neil, Mary to Bertha Hellman. 138th st, No 621, n s, 285 w Broadway, 15x99.11. Secures plumbing materials. May 23, due Aug 23, 1907, —%. July 27, 1907. 7:2087. 1,200

Osk, Marcus L and Isidore Edelstein to American Mortgage Co. Montgomery st, No 71, n e cor Cherry st, Nos 352 and 354, 23x58.6. P M. July 25, 1 year, 5½%. July 26, 1907. 1:259. 15,000

O'Connell, James and Mary E with Matilda wife of and Henry Schramm. 77th st, No 246, s s, 150 w 2d av, —x—. Priority agreement, &c. Aug 1, 1907. 5:1432. nom

Prowler, Rachel to Carl Eichhorst. 7th av, No 2267. Certificate of payment $7,200 on account of mortgage. July 31. Aug 1, 1907. 7:1918. —

Pier, Earl G to Rufus G Angell. 25th st, No 135, n s, 79.10 e Lexington av, runs w 79.10 to e s Lexington av, No 61, x n 20.2 x e 40.1 x e 39.9 x s 19.9 to beginning. P M. Prior mort $25,000. Aug 1, 1907, 5 years, 5%. 3:881. 20,000

Parnes, Osias to Marcus L Osk and ano. Montgomery st, No 71, n e cor Cherry st, Nos 352 and 354, 23x58.6; Montgomery st, No 69, e s, 23 n Cherry st, 20x61. P M. July 25, 1 year, 6%. July 26, 1907. 1:259. 8,750

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**E. THIELE, Sole Agent,**
**99 John St., New York.**

Polstein Realty & Construction Co to Henry Fluegelman. Amsterdam av, Nos 1107 and 1109, e s, 40.11 n 114th st, 40x100. Prior mort $55,000. July 31, 5 years, 6%. Aug 1, 1907. 7:1867. 10,000

Same to same. Same property. Certificate as to above mort. July 31. Aug 1, 1907. 7:1867. —

Polstein Realty & Construction Co to Henry Fluegelman. Amsterdam av, Nos 1113 and 1115, e s, 40.11 s 115th st, 40x100. Prior mort $55,000. July 31, 5 years, 6%. Aug 1, 1907. 7:1867. 10,000

Same to same. Same property. Certificate as to above mort. July 31. Aug 1, 1907. 7:1867. —

Polstein, Isaac to ALBANY SAVINGS BANK. 99th st, Nos 202 and 204, s s, 185 e Broadway, runs e 62.6 x s w 58.4 x s 39 x w 38.9 x s 4.1 x w 16 x n 100.11 to beginning. July 25, 5 years, 5%. July 26, 1907. 7:1870. 80,000

Parnass & Dellon Realty Co to Austin B Fletcher and ano trustees Jackson S Schultz. 84th st, Nos 233 to 237, n s, 201.8 w 2d av, 60x102.2. Building loan. July 18, due Oct 1, 1907, 6%. July 26, 1907. 5:1530. 62,000

Potter, Wm B, of Brooklyn, N Y, to Benj Harris. 127th st, No 26, s s, 310 w 5th av, 25x99.11. P M. July 1, 2 years, 6%. July 30, 1907. 6:1724. 5,000

Prentice, Edw A with Henry R Wood. 3d st, Nos 223 and 225 East. Extension mort. July 26. Aug 1, 1907. 2:386. nom

Popper, Sophie and Bertha Lindenberger to New Amsterdam Realty Co. 103d st, No 103, n s, 100 w Columbus av, runs n 78.2 x n 22.9 x w 25 x s 22.9 x s 78.2 to st x e 25 to beginning. P M. Prior mort $20,000. July 15, 3 years, 6%. July 31, 1907. 7:1858. 8,250

Pasternack, Bertha and Henry Nechols to Isaac Goldberg. 10th av, No 510, e s, 74.1 s 39th st, 24.8x100. P M. Prior mort $21,000. July 30, 3 years, 6%. July 31, 1907. 3:736. 10,700

Physicans Tablet Co to Wm K Gilchrist trus. Certificate as to mort or deed of trust dated July 30, 1907. July 30, 1907. July 31, 1907. General morts. —

Pitilli, Luigi to Lion Brewery of N Y. 108th st, No 228, s s, 225 w 2d av, 25x100.11. Prior mort $12,000. July 29, demand, 6%. July 31, 1907. 6:1657. 1,000

Rogalsky, Abraham to Louis J Freiman. 122d st, No 65, n s, 130 w Park av, 25x100.11. P M. Prior mort $25,000. July 31, 1 year, 6%. Aug 1, 1907. 6:1748. 1,000

Rodgers, Agnes L, of Cleveland, Ohio, to Annie R Jeannot. 95th st, No 134, s s, 431 e 10th av, 17x100.8. P M. Aug 1, 1907, 3 years, 5%. 4:1225. 10,000

Ranger, Stanley G to Sound Realty Co. 145th st, Nos 510 to 518, s s, 200 w Amsterdam av, 99.8x99.11. P M. Prior mort $45,000. July 25, 3 years, 5%. July 26, 1907. 7:2076. 32,000

Rofrano, Michl A to Jos J Hughes. Cherry st, No 106, n s, 100.1 w Catherine st, 25x99.11x25.5x99.10. Prior mort $28,000. July 25, 1 year, 6%. July 26, 1907. 1:252. 20,000

Richard, Jacob and Jacob Levy to Townsend Wandell. 82d st, No 312, s s, 175 e 2d av, 25x102.2. July 17, 3 years, 5%. July 30, 1907. 5:1544. 17,000

Robinson, John M, of Teaneck, N J, with Abe and Rose Brown. 84th st, No 155 West. Extension mort. July 22. July 30, 1907. 4:1215. nom

Rofrano, Michael A to American Mortgage Co. Cherry st, Nos 129 to 135, s s, 121.6 e Catharine Slip, runs s 100 x e — x n 100 to st x w 75.3 to beginning. P M. July 29, 1 year, 5½%. July 30, 1907. 1:250. 35,000

Raisler Heating Co with Realty Mortgage Co. Riverside Drive, n e cor 143d st, —x—. Subordination of conditional bill of sale to mort. July 24. Aug 1, 1907. 7:2090. nom

Roberts, Eleanora C to NATIONAL SAVINGS BANK of City of Albany. 86th st, No 516, s s, 173 e Av A, 25x102.2. Prior mort $11,200. July 30, due, &c, as per bond. Aug 1, 1907. 5:1582. 800

Robertson, Donald to HARLEM SAVINGS BANK. St Nicholas av, s e cor 179th st, 50x100. July 29, 3 years, 5½%. July 30, 1907. 8:2153. 60,000

Rosenberg, Clara to Lizzie Schultz. 13th st, No 222, s w s, 363.6 n w 2d av, 21.5x103.3; 13th st, No 220, s w s, 385 n w 2d av, 15.6x103.3. July 30, 3 years, 6%. July 31, 1907. 2:468. 5,000

Same to Augusta Hennessey. Same property. Prior mort $29,600. July 30, 1 year, 6%. July 31, 1907. 2:468. 1,000

Rosenberg, Clara to TITLE GUARANTEE & TRUST CO. 13th st, No 220, s w s, 385 n w 2d av, 15.6x103.3. P M. July 30, due, &c, as per bond. July 31, 1907. 3:468. 10,000

Ryan, Patrick J to Lion Brewery. 2d av, No 985, n w cor 52d st. Saloon lease. July 24, demand, 6%. July 31, 1907. 5:1326. 4,385

Rose, Chas J to Ellen E Rose. 25th st, No 408, s s, 125 w 9th av, 25x98.9. Prior mort $12,000. July 1, 1 year, 5%. July 29, 1907. 3:722. 8,000

Sanders, Arthur H to LAWYERS TITLE INS & TRUST CO. 119th st, No 118, s s, 215 e Park av, 25x100.10. July 29, 1907, 3 years, 5%. 6:1767. 19,000

Stebbins, Mary E to TITLE GUARANTEE & TRUST CO. 47th st, No 123, n s, 560 e 7th av, 20x100.4. P M. July 30, due, &c, as per bond. July 31, 1907. 4:1000. 20,000

Sturmdorf, Arnold to Seymour Realty Co. 74th st, No 51, n s, 180 e Columbus av, 20x102.2. Prior mort $25,000. July 26, due Aug 1, 1908, 6%. July 31, 1907. 4:1127. 10,000

Siegelman, Mores to Meyer M Ganz. 73d st, No 214, s s, 235 e 3d av, 24.11x102.2. P M. Prior mort $10,000. July 30, 3 years, 6%. July 31, 1907. 5:1427. 4,000

State Bank with Jeanette F Bonner. Broome st, No 263. Subordination agreement. July 30. Aug 1, 1907. 2:413. nom

Solinsky, Louis to Barnett Levy and ano. Av A, Nos 195 and 197, n w cor 12th st, Nos 441 and 443, 51.9x100. P M. Prior mort $——. July 30, 2 years, 6%. July 31, 1907. 2:440. 9,000

Silverson, Abraham with Samuel Blumenthal. 108th st, No 4 West. Agreement modifying mortgage. Mar 6. Aug 1, 1907. 7:1843. nom

Silverson, Abraham with Samuel Blumenthal. 108th st, No 8 West. Agreement modifying mort. Mar 6. Aug 1, 1907. 7:1843. nom

Silverstein, Albert L and Gustav Viehl with Edw D Webb. 117th st, No 145 West. Subordination mort. July 10. Aug 1, 1907. 7:1902. nom

Saunders, Arthur W to Maurice Myers. 25th st, Nos 130 and 132, s s, 325 w 6th av, 50x81.1. P M. Prior mort $36,000. July 26, 1 year, 6%. July 30, 1907. 3:800. 12,000

Saunders, Arthur W, of Brooklyn, N Y, to TITLE GUARANTEE & TRUST CO. 25th st, Nos 130 and 132, s s, 325 w 6th av, 50x81.1. P M. July 26, due, &c, as per bond. July 30, 1907. 3:800. 36,000

Starr, Thomas E to Ida M Davis. 27th st, No 343 West. 1-6 part. All right, title and interest in Estate of Thomas Starr to secure debt of $250. July 30, 1907, 1 year, 6%. 3:751. 250

Sanders, Arthur H to Jacob Marx. 119th st, No 118, s s, 215 e Park av, 25x100.10. July 25, due Jan 29, 1910, 6%. July 30, 1907. 6:1767. 3,500

Shea, James to Geo B Goldschmidt et al trus Samuel B H Judah. Henry st, No 58, s s, abt 140 w Market st, 25x100. July 26, 3 years, 5%. July 30, 1907. 1:277. 32,000

Schlesinger, Birdie V to Jacob Frankenthaler. 3d st, Nos 11 and 13, n s, 275 w 2d av, runs n 87 x w 25 x s 3.3 x w 25 x s 83.9 to st x e 50 to beginning. Prior mort $66,000. July 30, 1907, 2 years, 6%. 2:459. 3,000

Siegel, Frank to Charlotte Harris as extrx Philip Harris. 3d av, No 1563, e s, 150.8 n 87th st, runs e 90 x n 18.6 to lane x n w 9 x w 83.10 to av x s 25 to beginning. All title to lane 20 ft. wide adj above. Prior mort $15,000. July 24, 5 years, 6%. July 30, 1907. 5:1533. 7,000

Schlosser, Theresa to Kate Ryan. 49th st, No 446, s s, 224.6 e 10th av, 25.6x100.5. Aug 1, 1907, 5 years, 5%. 4:1058. 17,500

Schramm, Matilda wife of and Henry to Edw E Cook. 77th st, No 246, s s, 150 w 2d av, 25x100. Aug 1, 1907, 4 years, 5%. 5:1431. 12,000

Shapiro, Morris to Abraham Plesofsky. Av D, Nos 105 to 111, s w cor 8th st, No 408, 60x50. P M. July 31, due Nov 1, 1908, 6%. Aug 1, 1907. 2:377. 3,000

Sanguinetti, Luigi to Luigi Penco. 2d av, No 2206, Saloon lease, chattels, &c. July 1, installs, 6%. July 27, 1907. 6:1685. 2,700

Speyers, Kath Van V with J Frederic Kernochan and N Y LIFE INS & TRUST CO as committee Marie Marshall. 151st st, Nos 512 to 518, s s, 275 w Amsterdam av, 2 lots, each 50x½ blk. 2 extensions of mort. Feb 27. July 27, 1907. 7:2082. nom

Sisterhood of St Mary to Lilly W Barney. 79th st, Nos 171 and 175, n s, 205 e Amsterdam av, 45x102.2. P M. June 14, 3 years, 5%. July 26, 1907. 4:1210. 10,000

Strauss, Abraham to Harry L Rosen. Forsyth st, No 188, e s, 75 s Stanton st, 25x100. P M. Prior mort $23,000. July 25, 5 years, 6%. July 26, 1907. 2:421. 7,000

Strauss, Abraham to Jane R Thompson. Forsyth st, No 188, e s, 75 s Stanton st, 25x100. P M. July 25, 5 years, 5%. July 26, 1907. 2:421. 23,000

Strauss, Abraham to William Bernard. Forsyth st, No 188, e s, 75 s Stanton st, 25x100. P M. July 25, demand, 6%. July 27, 1907. 2:421. 3,500

Schwartz, Abraham to Michl Noodelman. Rivington st, No 227, s s, 50 w Willett st, 25x100; Willett st, No 68, e s, 100 s Rivington st, 25x100.4. July 1, 1 year, 6%. July 26, 1907. 2:338. 2,000

Tonnele, John N to BROADWAY SAVINGS INSTN of City N Y. 35th st, No 115, n s, 200 w Lexington av, 12.6x98.9. July 22, 1 year, 5%. July 29, 1907. 3:891. 7,000

Vance, Lillie B to Geo R Cannon. 151st st, Nos 502 and 504, s s, 100 w Amsterdam av, 75x99.11. P M. Prior mort $90,000. Aug 1, 1907, 3 years, 6%. 7:2083. 29,000

Varick Realty Co and Learned Hand and Arthur F Gotthold with N Y LIFE INS CO. Hubert st, n e cor West st, Nos 250 to 255, 229.7 to Washington st, Nos 398 to 412, x 178.3 to Laight st, No 91, x 225 to West st, x 179.3 to beginning. Subordinate agreement. Aug 1, 1907. 1:217. nom

Varick Realty Co to N Y LIFE INS CO. Hubert st, n e cor West st, Nos 250 to 255, 229.7 to Washington st, Nos 398 to 412, x 178 to Laight st, No 91, x 225 to West st x 179 to beginning. Aug 1, 1907, 5 years, 5%. 1:217. 900,000

Same to same. Same property. Certificate as to above mort. July 30. Aug 1, 1907. 1:217. —

Wacker, John F to Louis L Wolf. 84th st, No 439, n s, 194 w Av A, 25.1x102.2. P M. Prior mort $23,000. July 29, 1907, 3 yrs, 6%. 5:1564. 4,000

Walsh, Nicholas F to Mary J Blair. City Hall pl, No 37, s s, 47.8 w Pearl st, 18.3x98. P M. Aug 1, 1907, 3 years, 5%. 1:159. 10,000

Weed, Hamilton M to Frederic N Gilbert. 121st st, No 351, n s, 170 w Manhattan av, 16x100.11. Prior mort $11,500. Apr 29, due, &c, as per bond. July 27, 1907. 7:1948. 5,000

Werner, Alma to Edw R Cohn. 135th st, No 122, s s, 324.11 w Lenox av, 25x99.11. P M. Prior mort $23,500. July 25, 2 years, 6%. July 31, 1907. 7:1919. 4,250

West Side Construction Co to City Real Estate Co. Morningside av West, n w cor 118th st, 100.11x150. July 30, 1 year, 6%. July 31, 1907. 7:1962. 233,000

Same to same. Same property. Certificate as to above mort. July 30. July 31, 1907. 7:1962. —

Woog, Benj B to Henry Morgenthau Co. Lexington av, No 695, s e cor 57th st, 20.5x80. P M. Prior mort $45,000. July 15, 2 years, 6%. July 31, 1907. 5:1311. 10,000

Weed, Hamilton M to Frederic N Gilbert. 5th av, s e cor 88th st, No 2, 50.8x102.2. Prior mort $230,000. Apr 29, due, &c, as per bond. July 27, 1907. 5:1499. 35,000

Wurst, George with John Prange. 57th st, No 212, s s, 135 e 3d av, 18.9x100.4. Extension mort. Apr 9. Aug 1, 1907. 5:1330. nom

Walker, Thomas B to LAWYERS TITLE INS & TRUST CO. Broome st, No 461, s s, 100.8 w Mercer st, 23.11x95.6x23.10x95.6. P M. July 29, 3 years, 4½%. July 30, 1907. 2:474. 20,000

Wulff, Emma to Joseph Wasserman. 81st st, No 224, s s, 279.2 w 2d av, 25.10x102.2. P M. Prior mort $15,000. July 31, 3 years, 6%. Aug 1, 1907. 5:1526. 3,650

Same to same. Same property. P M. Prior mort $18,650. July 31, 3 years, 6%. Aug 1, 1907. 5:1526. 2,350

Woodcock, Fredk to Anna Cooper. 51st st, No 168, s s, 80 w 3d av, 20x100. July 26, 1 year, 6%. July 27, 1907. 5:1305. 300

Weingarten, Abraham C to Max Goldwasser. Houston st, Nos 124 and 126, n s, 41 e 2d av, 34x50. July 18, due Feb 1, 1911, 6%. July 26, 1907. 2:442. 6,000

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Supervision of Accounts
Periodical Audits
Cost Accounting
B-I PRODUCE EXCHANGE, NEW YORK

ALFRED E. GIBSON
AUDITOR and ACCOUNTANT

Balance Sheets Verified
Irregularities Investigated
Receivership Accounting
TELEPHONE 6830 BROAD

Wight, Marie L with BANK FOR SAVINGS City N Y. 21st st, No 5 West. Extension mort. July 6. July 26, 1907. 3:823. nom

Wove Realty Co to Lucie A Buddington. 47th st, No 327, n s, 375 e 2d av, 25x100.5. July 17, 3 years, 5%. July 26, 1907. 5:1340. gold, 17,000

Same to same. Same property. Certificate as to above mort. July 17. July 26, 1907. —

Young, Kate W, of Hoboken, N J, to Wm H Rolston and ano trustees Roswell G Rolston. Bradhurst av, No 22, e s, 26.5 n 143d st, 26.5x80.7x26.3x83.6. July 24, 3 years, —%. July 27, 1907. 7:2044. 17,000

Young, Kate W, of Hoboken, N J, to Thornton F Turner. Bradhurst av, No 24, e s, 52.11 n 143d st, 26.5x77.9x26.3x80.7. July 24, 3 years, —%. July 27, 1907. 7:2044. 17,000

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

*Adamec, Vaclav to Pincus Harrison. Plot begins 690 e White Plains road at point 445 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Prior mort $3,500. P M. July 29, 2 years, 6%. July 30, 1907. 350

Burland, Wolf to Edith Tiffin. Hughes av, s e cor 183d st, No 922, 75x25. P M. Prior mort $3,000. July 29, due, &c, as per bond. July 30, 1907. 11:3086. 3,000

*Berry, Edward F to Peter Harrison. 220th st, s s, 130 w 5th av, 25.9x114.5. Prior mort $1,800. July 30, 5 years, 4½%. July 31, 1907. 1,100

*Same to Edw Berry. Same property. July 30, 5 years, 6%. July 31, 1907. 1,800

Bronx Borough Realty & Construction Co to Herrman W Sternburgh. Fox st, No 766, e s, 180 n 156th st, 40x100. Prior mort $27,000. July 1, due, &c, as per bond. July 31, 1907. 10:2720. 6,000

Blumenreich, Gustav to Louis Harrison. Prospect av, Nos 1049 and 1051, w s, 283 n 165th st, 42.8x175, except part for av. P M. July 31, 1907, installs, 6%. 10:2769. 2,500

Bruning, Geo F to August Belmont and Walther Luttgen joint tenants. 138th st, n e cor Exterior st, 25x100x51x103.4. P M. July 26, 1907, 5 years, 5%. 9:2344. 12,500

*Baxter, Geo W to Truman A Jewell. Scofield av, s s, adj land now or late of Geo Guest, runs s 100 x e 50 x n 100 to av x w 50 to beginning, City Island. July 1, 1 year, 6%. July 26, 1907. 700

Brown & Lapin Realty Co to Annie L Kneer. Washington av, s w cor 169th st, 37.6x90.8x37.6x90.7. Prior mort $34,000. July 25, 5 years, 6%. July 26, 1907. 9:2390. 18,000

Same to same. Same property. Certificate as to above mort. July 24. July 26, 1907. 9:2390. nom

*Booth, Chas D to Emma E De Vinne and ano. Watson av (9th st), n s, 100 w Castle Hill av (Av C), 30x108. July 24, 3 years, 6%. July 26, 1907. 3,000

Bedrick, Abraham to Frank A Becker. Boston road, No 1861, w s, old line, abt 10 s Vyse av and at n e s land Augustus P Woodruff, runs n w 172 x s w 59 x s e 142.3 to road x — 73 to beginning, except part for road. P M. July 23, 5 years, 5%. July 27, 1907. 11:2992. 5,000

Baily, Wm to The One Hundred and Forty-ninth Street Realty Co. Brook av, e s, 35 n 149th st, 40x100. P M. Prior mort $35,000. Aug 1, 1907, 5 years, 6%. 9:2276. 10,000

Burland, Wolf, Solomon Hirschkorn and Matthias Raport, firm of Belmont Embroidery Works to Herbert P Hoffman. 183d st, s s, 48 w Adams pl, 24x100. P M. Prior mort $6,500. July 31, due, &c, as per bond. Aug 1, 1907. 11:3071. 1,750

Same to Gerald C Connor. 183d st, s s, 72 w Adams pl, 24x100. P M. Prior mort $6,500. July 31, due, &c, as per bond. Aug 1, 1907. 11:3071. 1,750

Cauldwell Avenue Co to V Everit Macy and ano trustees Caroline L Macy. Cauldwell av, e s, 247.3 n 156th st, 39.2x100. July 17, 3 years, 5%. July 29, 1907. 10:2629. 27,000

Same to same. Same property. Certificate as to above mort. July 17. July 29, 1907. 10:2629. —

Same to Harris Bernstein. Same property. Prior mort $27,000. July 29, 1907, demand, 6%. 10:2629. 5,797

Same to same. Same property. Consent to above mort. July 17. July 29, 1907. 10:2629. —

Colleran, Margt R to Thomas F Devine. Summit av, n e cor 164th st, 25x100. Prior mort $9,500. July 24, due Sept 1, 1907, 6%. July 29, 1907. 9:2525. 10,000

Crostic, Sarah F to Geo Hermann. 183d st, n s, 100 w Grand av, 25x100. July 25, 3 years, 5½%. July 26, 1907. 11:3209. 3,500

*Colorado Realty Co to Sebastian J Breihof. Fordham and Pelham avs, n s, at s e s land N Y, N H & Hartford Ry Co, runs n e 544.6 x n e 297.4 x s e 35.6 x s e 48.4 x s e 64.1 x s e 39.5 x s e 37.1 x s e 50.2 x s e 77.7 x s e 93.8 x n 241.7 x — on curve 321.6 x — on curve 426.2 to beginning, contains abt 5 035-1,000 acres, except strip 15 ft wide conveyed to N Y, N H & H R R Co; also except strip on Bronx and Pelham Parkway, n e s, being plot begins at n e cor of property hereby excepted and at intersection s s Harlem River & Portchester R R and n e s Bronx and Pelham Parkway, runs n e 844 x s e 45 x s w 779.9 to Parkway x n w 79.3 to beginning, contains 838-1,000 acres. July 1, due Jan 1, 1908, 6%. July 27, 1907. 20,000

*Same to same. Same property. Certificate as to above mort. July 1. July 27, 1907. —

Cuneo, Anthony to N Y LIFE INS & TRUST CO. 3d av, Nos 3220 to 3224, e s, 167.9 s 163d st, runs e 113.5 x s 33.4 x w abt 5 x s 25 x w 114.11 to av x n 58.9 to beginning. July 26, 3 years, 5%. July 27, 1907. 10:2620. 35,000

*Cogswell-Taylor Impt Co to Janie H Kellogg. 173d st, w s, 125 n Gleason av, 50x100. 2 morts, each $3,500. July 30, 1907, 3 years, 5%. 7,000

Diamond Construction Co to North American Mortgage Co. Washington av, e s, abt 184.1 n 168th st, being plot begins at line bet lots 51 and 56 map Morrisania, runs s 75 to point distant 109.1 n 168th st x e 114.8 x n 75 x w 112.11 to beginning. July 29, due, &c, as per bond. July 30, 1907. 9:2373. 50,000

Same to same. Same property. Certificate as to above mort. July 29. July 30, 1907. 9:2373. —

Dougherty, Wm F exr James McCauley to Mary Simpson. 164th st, Nos 532 to 538, s s, 25 w College av, 75.2x106.7x75x100.11. P M. July 30, 3 years, 5½%. July 31, 1907. 9:2423. 10,000

*Dahlin, Carl and Elise his wife tenants by entirety to James Garvey. 173d st, e s, 84.11 s Westchester av, 25x100. P M. Prior mort $3,500. July 30, 2 years, 5½%. July 31, 1907. 1,450

*De Carlo, James to Katharina Gass. Pleasant av, w s, 240 s 2d st, 21x100; 215th st, s s, lot 111 map New Village of Jerome, 25x125. July 25, 1 year, 6%. July 26, 1907. 1,000

Devine, Thos F with Arthur Johnstone. Summit av, n e cor 164th st, 25x100. Subordination agreement. June 14. July 26, 1907. 9:2525. nom

*De Carlo, James to David Stevenson Brewing Co. 215th st, late 1st av, s s, 88 e White Plains road, 25x125. July 23, demand, 6%. July 26, 1907. 2,990

*Doherty, Mary to Mary M Stegmann. 228th st, s e cor Carpenter av, 105x114, Wakefield. July 25, due, &c, as per bond. July 26, 1907. 3,000

Davis, John to Century Investing Co. 175th st, n s, 141.11 w Macombs road, 75x120.10x78.6x97.3. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. Corrects error in issue of July 13, when description of property read lots 215 to 217. 3,650

Davis, John to Century Investing Co. Nelson av, n w s, 229 s w Macombs road, 75x100. P M. July 5, 5 years, 5%. July 9, 1907. 11:2876. Corrects error in issue of July 13, when description of property read 175th st, n s, 141.11 w Macombs road. 5,000

*Decker, Annie M wife of Paul G to Peter P Decker. Parker av, s w s, 50 n w Rose pl, 50x100; Parker av, s w s, plot or gore A map 120 lots Daily estate. Prior mort $2,000 on lot 39. July 31, 3 years, 6%. Aug 1, 1907. 700

Farrell, John W to Ernest Hammer. 182d st, No 664, s s, 15.8 w Park av, 16.8x77.9x16.8x76.4. P M. July 27, 3 years, 6%. July 29, 1907. 11:3030. 1,200

Fisher, Edward and John E Sheehan to Edw L Woolf et al. Eden av, n e cor 173d st, 43.4x95. P M. July 8, 3 years, 5%. July 26, 1907. 11:2824. 2,100

*Fries, Longin P to Park Versailles Realty Co. Unionport road, s w cor Guerlain pl, 26.2x107.1x25.2x100, Westchester. P M. Apr 15, 3 years, 5%. July 26, 1907. 4,500

*Same to same. Unionport road, w s, 26.2 s Guerlain pl, 56.1x122.9 x42.1x107.1, Westchester. P M. Apr 15, 3 years, 5%. July 26, 1907. 3,000

Fennell, W J to Hortense R Pitman. Trinity av, w s, 200 n 161st st, 25x100. July 26, 3 years, 5%. July 29, 1907. 10:2631. 7,500

Same to Patk J Owens. Trinity av, w s, 200 n 161st st, 50x100. Prior mort $10,000. July 26, 3 years, 6%. July 29, 1907. 10:2631. 500

Same to Samuel B Goodale and ano exrs Nathan A Chedsey. Trinity av, w s, 225 n 161st st, 25x100. July 26, 3 years, 5%. July 29, 1907. 10:2631. 2,500

Fordham Realty Co to Central Mortgage Co. Kingsbridge road, e s, 215.2 n Kingsbridge terrace, 25.9x67.1x25.2x64.1. June 1, 3 years, 5%. July 31, 1907. 12:3256. 4,500

Same to same. Kingsbridge road, w s, 221.10 n Kingsbridge terrace, 25.2x62.6x25.2x56.7. June 1, 3 years, 5%. July 31, 1907. 12:3256. 3,400

Gies, Valentine and Emil F Lumpe to Moritz Kandler. Tinton av, late Beach av, n e s, at s s 156th st, 34.5x96x15.4x97.10. P M. July 31, 3 years, 6%. Aug 1, 1907. 10:2665. 12,000

Goldesman, Nachson to Eliz K Dooling. Willis av, Nos 331 to 335, w s, 20 n 141st st, 41.3x70. Prior mort $22,250. Aug 1, 1907, 3 years, 6%. 9:2304. 6,000

Gnazzo, Angelo N and Luigi Palatucci to DOLLAR SAVINGS BANK in City N Y. Villa av, e s, 82.6 n 204th st, 50x130.6x 50x131.4. July 25, due Dec 1, 1908, 5½%. July 29, 1907. 12:3311. 21,000

*Gabor, Wilhelmina, Caroline and Charles Jr to Irving Realty Co. 222d st, e s, 238.7 n Edson av, runs n e 71.9 to Grace av x n 39.4 x e 95 x s 51.5 x w 83.11. P M. July 27, due July 1, 1910, 5%. July 29, 1907. 800

*Same to same. Same property. P M. Prior mort $800. July 27, due July 1, 1910, 5%. July 29, 1907. 700

Glatstone, Samuel to Jacob and Maria Ott joint tenants. Home st, n s, old line, 138 w Union av, old line, 20x123.4x20.1x122.2, except part for st. July 25, due Jan 1, 1911, 5%. July 26, 1907. 10:2672. 4,000

Goodman, Patrick to Roscoe H Channing. 133d st, n s, 50 w Lincoln av, 100x100. Prior mort $18,500. July 26, 1907, 1 year, 6%. 9:2317. 10,000

Goldman, Barney and Jacob B Kaplan to Geo Kaplan. 160th st, No 795, n s, 100 w Union av, 44x145.3. P M. July 24, demand, 6%. July 30, 1907. 10:2667. 5,500

Hertz, Lillian J to Henry Engesser. Longfellow av, late Division st, s e s, 30 n Rodman pl, 25x100, except part for Longfellow st. P M. July 29, 1907, 3 years, 5%. 11:3016. 3,000

*Hartmann, Helen, of Brooklyn, N Y, to Charles P Hallock. Morris Park av, n s, 590 e White Plains road, 25x70. P M. July 30, 1907, 3 years, 6%. 3,000

*Hyland, Wm J and Alonzo S Buhre to Lanerette Buhre. Blondell av, n e cor Evadna st, 25x100. July 29, 3 years, 5½%. July 31, 1907. 2,500

Hamann, John H to TITLE GUARANTEE & TRUST CO. Hughes av, n e cor 183d st, 49.10x50. Building loan. July 26, 1907, 2 years, 6%. 11:3087. 11,000

Haley, Eliza to Anna H Winkler. Stebbins av, n w s, 79.1 s w Chisholm st, 25x100.1. Prior mort $2,000. July 1, 1 year, 5%. July 27, 1907. 11:2970. 2,500

Hookey, Wm T with Wm L Condit. 139th st, s e cor Brook av, 100.5x37.10x100x47.4. Agreement as to share ownership of mort. Oct 17, 1906. July 26, 1907. 9:2266. nom

Hall, Eliza N with Alice Anderson. Arthur av, No 2098. Extension agreement. July 19. Aug 1, 1907. 11:3070. nom

Hutter, Leopold to Franz Backhaus. Webster av, n w cor 197th st, 98.2x126.9x116x104.10. Prior mort $14,000. July 25, due Aug 1, 1910, 6%. July 29, 1907. 12:3278. 4,000

Same to same. Webster av, e s, 125 s 171st st, 100x109.7 to Mill Brook x100.8x98.7. Prior mort $7,500. July 25, 3 years, 6%. July 29, 1907. 11:2896. 4,000

Hunt, James F to F C Lilley. Hughes av, e s, 152.10 n 181st st, 16.11x86.3x16.11x86.1. Extension mort. Apr 1. Aug 1, 1907. 11:3082. nom

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*Heyde, Emil to Geo Hauser. Hunt av, e s, and being lots 28 and 29 map partition sale Lott G Hunt estate. July 30, 1 year, 6%. Aug 1, 1907. 500

Heitner, Fredk O to Emil S Levi. Vyse av, No 1436, e s, abt 178 s Jennings st, —x—. P M. Prior mort $3,600. July 31, installs, 6%. Aug 1, 1907. 11:2994. 1,450

*Henderson, Wm to Patrick Bible. Eastern Boulevard, n s, at s corner land now or late of Saml Nelson, runs n w 330.6 x s w 54.8 x s e 334 to Eastern Boulevard, x n e 54.6 to beginning. P M. July 17, 3 years, 5%. Aug 1, 1907. 3,000

*Justo, Angelo to Alex P Falconer. Lot 148 map Wm F Duncan at Williamsbridge. July 27, due, &c, as per bond. July 29, 1907. 3,500

Johnson, Alvin F to TITLE GUARANTEE & TRUST CO. Prospect av, s w cor 179th st, 20x100. Subordination agreement. July 30. July 31, 1907. 11:3093. nom

Just, Carl, Jr, to James J Raisbeck. Morris av, No 1859 (1858), w s, 71.6 n 176th st, 17.10x95. P M. Prior mort $5,000. July 29, installs, 5%. July 31, 1907. 11:2827. 3,000

*Jungermann, Wm L and Mary his wife tenants by entirety to Thomas Scott. Lyon av, n s, 105 w Parker av, 25x100. P M. Prior mort $4,000. July 30, 2 years, 6%. July 31, 1907. 900

*Killenberg, Gustav to LONG ISLAND LOAN & TRUST CO trus Chas W Lynde. Av D, w s, 33 s 8th st, 3 lots, each 25x100, Unionport. 3 morts, each $3,300. July 18, 3 years, 5%. July 30, 1907. 9,900

Knauf, Bertha to Isabella Hart. College av, e s, 509.10 s 170th st, 4 lots, each 16.9x100. 4 morts, each $3,250. July 26, 3 years, 5%. July 30, 1907. 11:2783, 2785. 13,000

Same and Hamilton Bank with same. Same property. Subordination of 3 morts. July 25. July 30, 1907. 11:2783—2785. nom

*Kelleher, Jane to Esther D Casperfeld. Westchester av, s e cor 173d st, 25x—x25x84.2. P M. July 29, 1 year, 5%. July 30, 1907. 1,750

*Kelleher, Wm to Esther D Casperfeld. Westchester av, s s, 25 e 173d st, 25x—x—x—. P M. July 29, 1 year, 5%. July 30, 1907. 1,250

Knox, Mabel M to Chas F Wetzel. Bainbridge av, w s, 101.10 s Southern Boulevard or 200th st, runs w 100 x s 20 x e 8.9 x s 25 x e 100 to av x n 45.10 to beginning. P M. July 31, 1907, due Jan 31, 1908, 5%. 5,500

Kurz, Wm F A to Wm E Diller. Grant av, No 951, w s, 135.9 n 163d st, 20x95.2. P M. Prior mort $——. July 30, 3 years, 5½%. July 31, 1907. 9:2446. 1,000

*Kugelman, Marie to Chas Funck and ano. Commonwealth av, w s, 125 s Merrill st, 25x100. May 11, due Dec 4, 1908, 6%. July 31, 1907. 500

Knauf, Bertha and HAMILTON BANK of N Y City with Abraham Jacobi and ano trustees Jacob Meyer. College av, e s, 226.7 s 170th st, 16.7x100; College av, e s, 243.1 s 170th st, 16.8x100; College av, e s, 259.10 s 170th st, 16.8x100. Subordination mort. July 25. July 27, 1907. 11:2783 and 2785. nom

Same with same. College av, e s, 259.10 s 170th st, 16.8x100. Subordination mort. July 25. July 27, 1907. 11:2783-2785. nom

Knauf, Bertha to Abraham Jacobi and ano trustees for Abraham Meyer and ano under will Jacob Meyer. College av, e s, 259.10 s 170th st, 16.8x100. July 26, 3 years, 5%. July 27, 1907. 11:2783 and 2785. 3,500

Same to same as trustees for Anna Urbach will of Jacob Meyer. College av, e s, 226.7 s 170th st, 16.7x100. July 26, 3 years, 5%. July 27, 1907. 11:2783 and 2785. 3,200

Same to same. College av, e s, 243.2 s 170th st, 16.8x100. July 26, 3 years, 5%. July 27, 1907. 11:2783 and 2785. 3,200

King, Eleanor R to trustees of N Y Universalist Relief Fund. 205th st, late Ernescliff pl, s s, 317.2 w Lisbon pl, 50x130.2x50x136. July 26, due, &c, as per bond. July 27, 1907. 12:3311. 3,000

Koch, Christian to Chas Hoehn. Gouverneur pl, No 3, n s, 99.8 e Park av, runs n 123 x e 14 x s 4 x e 12 x s 119 to pl, x w 26 to beginning. P M. Prior mort $12,000. July 31. Aug 1, 1907. 9:2388. 5,000

*Levy, Joseph to Land Co C of Edenwald. Wright av, e s, 150 n Nelson av, 50x136.5x56.2x110.9, Edenwald. P M. July 17, 3 yrs, 5½%. Aug 1, 1907. 700

Lilley, Fred C to Wolf Burland. Beaumont av, w s, 220 s 187th st, 50x100. P M. Prior mort $2,500. July 30, 2 years, 5%. Aug 1, 1907. 11:3089. 1,500

Lamberti, Pasquale to North American Mortgage Co. Arthur av, e s, 123.11 s Pelham av, late Union av, 50x79.3x50x79, except part for Arthur av. July 26, due, &c, as per bond. July 27, 1907. 11:3078. 14,000

*Lawrence, Egbert V to E Colgate Jones. Edison av, e s, 175 n Tremont road, 25x100, Tremont Terrace. June 15, 3 years, 6%. July 26, 1907. 4,000

Lavelle Construction Co to Albert E Kent. Bryant st or av, e s, 275 s 173d st, 25x100. July 31, 1907, due, &c, as per bond, 11:3001. 9,000

Same to same. Same property. Consent to above mort. July 30. July 31, 1907. 11:3001. ——

Same to same. Same property. Certificate as to above mort. July 30. July 31, 1907. 11:3001. ——

Same to same. Bryant st, e s, 205 s 173d st, 20x100. July 31, 1907, due, &c, as per bond. 11:3001. 8,500

Same to same. Same property. Consent to above mort. July 30. July 31, 1907. 11:3001. ——

Same to same. Same property. Certificate as to above mort. July 30. July 31, 1907. 11:3001. ——

Lahey, Stephen J to Mary A wife Henry Baker. Fairmount pl, No 1058, s s, 220.9 w Marmion av, 25x75.4x25x77. P M. Prior mort $3,500. July 30, 5 years, 6%. July 31, 1907. 11:2954. 2,500

*Lang, Jacob to Regent Realty Co. Morris Park av, n s, 615 e White Plains road, 25x70. P M. July 25, 3 years, 5½%. July 31, 1907. 1,600

*Lamar, Treffle to Geo Hauser. Commonwealth av, e s, 25 s Beacon st, 25x100. July 25, due July 1, 1910, 6%. July 30, 1907. 500

Meehan Construction Co to LAWYERS TITLE INS & TRUST CO. Tiffany st, w s, 100 s Dongan st, 175x105; Tiffany st, e s, 100 s Dongan st, 175x110. Building loan. July 31, 1907, 1 year, 6%. 10:2711—2712. 160,000

Same to same. Same property. Certificate as to above mort. July 29. July 31, 1907. 10:2711—2712. ——

Muller, Maurice to Maimonides Benevolent Society. 3d av, No 2616, e s, 56 s 141st st, 28x111x25x98.4. P M. July 30, 5 years, 5%. July 31, 1907. 9:2315. 12,000

Murphy, Andrew J to Lion Brewery. Jerome av, No 2308. Saloon lease. July 23, demand, 6%. July 31, 1907. 11:3187. 1,075

*Mantel, Alwina to Louise Schmid. Hammond av, e s, 100 n Gleason av, 25x100. July 29, 3 years, 5%. July 31, 1907. 3,750

*Marino, Ferdinando to John Bunz. Grace av, e s, 25 n St Raymond av, 25x100. July 29, 2 years, 6%. July 31, 1907. 1,000

*McBride, Stephen to John H Rogan. Washington av, s w s, 126.7 s e Halsey pl, 25.4x94.10x25x90.10. July 17, 3 years, 5%. July 30, 1907. 3,500

*Same to same. Washington av, s w s, 151.11 s e Halsey pl, runs s w 94.10 x s e 6 x n e 4 x s e 19 x n e 94.10 to av x n w 25.4 to beginning. July 17, 3 years, 5%. July 30, 1907. 3,500

*Same to same. Washington av, s w s, 177.2 s e Halsey pl, 25.3x 98.10x25x94.10. July 17, 3 years, 5%. July 30, 1907. 3,500

Manley, Emma F with Arthur Johnstone. Summit av, n e cor 164th st, 25x100. Subordination agreement. June 17. July 26, 1907. 9:2525. nom

Moral, Fannie to Sebastian J Breihof. Mapes av, n e cor 179th st (?) and being plot begins 50.2 from old s e s Mapes av and 560 n e Tremont av, runs s e 25 x n e 133 x n w 25 x s w 133 to beginning, except part for 179th st. Prior mort $2,050. July 22, 1 year, 6%. 11:3108. 4,000

MUTUAL LIFE INSURANCE CO OF N Y with Harry Goodstein and Annie Berger. 138th st, n s, 120 e Cypress av, 2 lots, each 100x100.10. Two agreements extending two mortgages and cancelling clause as to release. Apr 17. Aug. 1, 1907. 10:2567 and 2568. nom

*McCormack, Mary E to Lambert G Mapes. Edison av, e s, 95 n Liberty st, 474x—x100; Liberty st, s e cor Edison av, 100x 98x100x102; Liberty st, s w cor Amsterdam av, 100x98x100x 94; Liberty st, s e cor Amsterdam av, 75x67x75x63; Amsterdam av, e s, 67 s Liberty st, 25x65; Pelham road, w s, 66 s Liberty st, 27x64x25x76; Pelham road, w s, 189 n Liberty st, 70x61x—x65. July 27, 3 years, 6%. July 29, 1907. 1,000

Manhattan Mortgage Co with IRVING SAVINGS INSTN. Simpson st, No 1061, w s, 241.3 n Westchester av, 43.9x87.6. Subordination agreement. July 25. July 27, 1907. 10:2726. nom

Margarita, Alberto and Raffaele Norcia to Chas P Faber. 149th st, No 531, n s, 220.3 e Morris av, runs n 100 x w 25 x s 20 x w 0.3 x s 80 to st x e 25.3 to beginning. P M. Prior mort $8,000. July 25, 5 years, 5%. July 26, 1907. 9:2331. 11,500

Monaghan, Thos L to Horace W Barton. 236th st, n s, 194.7 e Verio av, 50x149.4. P M. July 25, 3 years, 5½%. July 27, 1907. 12:3398. 1,600

Same to Kate Finnigan. Same property. P M. Prior mort $1,600. July 25, 5 years, 6%. July 27, 1907. 12:3398. 1,000

*McGarry, Mary to Edwin R Sheak. Barker av, n e cor Wilson pl, 50x100. July 23, 1 year, 6%. July 27, 1907. 1,000

Malcolm (Thos D) Construction Co to City Mortgage Co. Bark av, e s, 50 n 184th st, 75x100. Building loan. Prior mort $40,000. July 17, demand, 6%. July 26, 1907. 11:3039. 6,500

Same to same. Same property. Certificate as to above mort. July 23. July 26, 1907. 11:3039. ——

Moody, Geo F to TITLE GUARANTEE & TRUST CO. 3d av, No 3021, n w cor 155th st(?), 25.9x60x25x55 s s, except part for 155th st. P M. Prior mort $10,500. July 25, due, &c, as per bond. July 26, 1907. 9:2377. 3,500

*Martins, Hugo to Geo Roll. Plot begins 725 n from n s Morris Park av and w s Madison st or Barnes av, runs w 100 x n 25 x e 100 x s 25. July 25, 5 years, 5%. July 26, 1907. 3,000

Mandel, Saml to Harris Mandelbaum and ano. Lafontaine av, s w cor 179th st, 97.6x100x112.9x101.1. P M. Prior mort $10,000. Aug 1, 1907, 2 years, 6%. 11:3061. 3,000

Milliken, Thomas S to Empire Development Co. Barretto st, w s, 100 s Spofford av, 25x100. P M. July 27, 3 years, 5%. Aug 1, 1907. 10:2768. 1,100

N Y State Realty and Terminal Co to Stephen H Olin and ano exrs Saml L M Barlow. Fordham road, n s, at w s land conveyed to N Y Central & Hudson R R R Co by deed dated Jan 18, 1905, runs w 339.4 to U S Pier and bulkhead line, x n 1,140 x e 273 x s 1,259.4 to beginning. P M. Equal lien with mort for $137,500 and mort for $68,750. July 19, due, &c, as per bond. Aug 1, 1907. 11:3243. 68,750

Same to same. Same property. P M. Equal lien with mort for $137,500 and mort for $68,750. July 19, due, &c, as per bond. Aug 1, 1907. 11:3243. 68,750

Same to same. Same property. P M. Equal lien with two morts for $68,750 each. July 19, due, &c, as per bond. Aug 1, 1907. 11:3243. 137,500

Nathan, Henrietta to Edwin L Kalish. Simpson st, Nos 1047, w s, 335 n Westchester av, 25x100. P M. July 26, due Jan 26, 1908, 5%. July 27, 1907. 10:2726. 6,000

Newman, Max H to Joseph Schwartz. 158th st, s w cor Union av, runs w 113.11 x s 50 x e 101.5 to Westchester av x n e 18.6 to Union av x n 36.3 to beginning. Prior mort $70,000. July 24, 1 year, 6%. July 26, 1907. 10:2655. 12,000

Norwood Hill Realty Co to Hubbell Hardwood Door Co. Keppler av, e s, 64 n 237th st, 24x100. July 19, due Jan 18, 1908, 6%. July 26, 1907. 12:3378. 830

Nelson, August to Geo E Buckbee. 168th st, n s, 116.7 w Lind av, runs w 50 x n 46.7 x n w 25 x e 60.8 x s 91.2 to beginning. P M. Prior mort $1,680. July 25, due June 1, 1908, 6%. July 30, 1907. 9:2530. 1,520

Pirk, Amalia to Henry Schwanewede. Creston av, e s, 98 s 198th st, late Travers st, 22.2x100x22.3x100. July 29, 3 years, 5%. July 30, 1907. 12:3315. 5,500

*Pflug, Wilhelm to Geo C Weiss. 232d st, n s, 330 e White Plains road, 50x100, Wakefield. P M. Aug 1, 1907, 3 years, 5½%. 1,500

Rosenzweig, Mariamne with Fred C Lilly. Hughes av, e s, 169.9 n 181st st, 16.9x86.6x16.9x86.3. Extension agreement. July 30. Aug 1, 1907. 11:3082. nom

Rosenzweig, Joseph with Fred C Lilley Hughes av, e s, 136.11 n 181st st, 16.8x86.1x16.8x85.11. Extension agreement. July 30. Aug 1, 1907. 11:3082. nom

Rossman, Annie M wife of and John to Aetna Indemnity Co Alexander av, e s, 72.2 s 137th st, 14.6x75. Given to secure plumbing contract on premises at 23d st and Av A. July 26, 1 year, —%. Aug 1, 1907. 9:2299. 2,000

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Robitzek, Lillian A to Gerald J Barry. Tinton av, e s, 335.1 s 165th st, 21.9x100. P M. Prior mort $3,500. July 29, 3 years, 6%. Aug 1, 1907. 10:2669. 1,500

Robinson, Mary E to Fielding L Marshall and ano trus for benefit Susanna P L Sutphen will Susanna P Lees. Belmont st, n w cor Inwood av, runs n 126.8 x n w 168.6 to e s Featherbed lane x s w 143.2 to McComb's Dam road x s 49.6 to st x e 230.6 to beginning. July 29, 3 years, 6%. July 30, 1907. 11:2865. 8,750

Rechnitzer, Max to Wilbur Larremore referee. 170th st, s e cor Lind av, 17.10x104x25x105.9. P M. May 28, 2 years, 5%. Aug 1, 1907. 9:2532. 1,592

Same to Wilubur Larremore, referee. Aqueduct av, e s, 150 s Merriam av, 25x59x25.6x51; Merriam av, w s, 150 s Aqueduct av, 21.3x—x—x51. P M. June 13, 2 years, 5%. Aug 1, 1907. 9:2534. 1,330

Rechnitzer, Max to Wilbur Larremore referee. Aqueduct av, e s, 125 s Merriam av, 25x51 and 51 to Merriam av, x25x42.9 and 42.9. P M. June 13, 2 ye ars, 5%. Aug 1, 1907. 9:2534. 1,330

Robinson, Isidor to Morris H Hayman. Washington av, w s, 242 n 178th st, 107.7x145.9x107.6x146.3. July 29, due Apr 1, 1908, 6%. July 30, 1907. 11:3035. 10,000

*Regent Realty Co with Frank Gass. Mayflower av, w s, and being lots 72 to 75 map 473 lots Haight Estate at Westchester. Extension mort. June 29. July 30, 1907. nom

*Reardon, John to Annie C Ruhl and ano. 7th st, n s, 300 w Av E, 25x103. July 22, 3 years, 5½%. July 30, 1907. 3,600

Ratensky, Isaac to Franz X Majewski. Morris av, No 479, w s, 25.4 s 148th st, 25.4x84.5x25x88.8. P M. July 31, 1907, 4 years, 6%. 9:2336. 7,000

Raisbeck, James J to Bronx Investment Co. Morris av, No 1859 (1858), w s, 71.6 n 176th st, 17.10x95. July 29, due July 29, 1910, 5%. July 31, 1907. 11:2827. 5,000

Realty Operating Co with City Mortgage Co. Park av, e s, 50 n 184th st, 75x100. Subordination agreement. July 25. July 26, 1907. 11:3039. nom

Raff, Fishel to Adolph Rosenberg. Wendover av, No 758, s s, 176.10 e Washington av, 25.3x191x25x194.7. P M. July 22, 1 year, 6%. July 27, 1907. 11:2912. 200

*Ramos, Ada M of Brooklyn, N Y, to Regent Realty Co. Plot begins 590 e White Plains road, at point 1,229.9 n along same from Morris Park av, runs n e 102.1 x n w 102.1 x s w 102.1 x s e 102.1 to beginning, with right of way over strip to Morris Park av. July 24, 3 years, 6%. July 26, 1907. 2,200

*Rittman, Fredk to Blanche S Durell. Pugsley av, w s, 75 n Benedict av, 25x96x25x97. July 24, 3 years, 5½%. July 26, 1907. 3,200

*Siegel, Ester to Land Co B of Edenwald. Doon av, e s, 350 n Jefferson av, 25x100, Edenwald. P M. July 27, 3 years, 6%. Aug 1, 1907. 140

Seeger, Henry to Alice Anderson. Arthur av, No 2148, e s, 712.7 s 182d st, late Kingsbridge road, 16.8x100.4x16.8x100.2, except part for Arthur av. Prior mort $1,600. July 31, 5 years, 5%. Aug 1, 1907. 11:3070. 2,600

Schwab, Saml to IRVING SAVINGS INST. Washington av, No 1663, w s, 100 s 173d st, runs s 40.2 x w 140.1 x n 40 x e 45 x n 0.3 x e 95 to beginning. July 31, 5 years, 5%. Aug 1, 1907. 11:2905. 27,500

Slomon, Saml to Harold Spielberg. 3d av, Nos 3985 and 3987, w s, abt 100 n 173d st, 50x124.9x50x119.10 s s. Prior mort $40,000. July 30, 2 years, 6%. Aug 1, 1907. 11:2921. 2,500

Schwartz, Adolph to Jas G Wentz. Kelly st, w s, 130.2 n 165th st, 50x100. Building loan. July 25, demand, 6%. July 26, 1907. 10:2705. 17,000

Spring, David H to Minnie Kroger. Longfellow av, w s, 125 s 172d st, 25x100. July 24, 3 yrs, 5½%. July 26, 1907. 11:3000. 5,000

Same to Katharine P Beaton. Same property. Prior mort $5,000. July 25, due, &c, as per bond. July 26, 1907. 11:3000. 700

Stern, Louis to IRVING SAVINGS INSTN. Simpson st, No 1061, w s, 241.3 n Westchester av, 43.9x100. July 26, 5 years, 5%. July 27, 1907. 10:2726. 30,000

*Sommer, Henry Jr to John P Everett. 5th st, n s, 380 w Av C, 25x108, Unionport. P M. July 25, due Sept 25, 1907, 6%. July 26, 1907. 1,000

*Steinmetz, Amelia to Benj F Elgar. Rosedale av, e s, 100 n Merrill st, 25x100. July 26, 1907, 3 years, 6%. 4,000

Spaulding, Anna A to Christine Ehlers. 235th st, late Willard st, s s, 300 e Kepler av, 50x100. P M. July 27, 3 years, 5%. July 30, 1907. 12:3375. 1,400

Singhi, Henry U to Anne E Levey et al exrs, &c, Isaac Levy (or Levey). Aqueduct av East, 101.3 s 184th st, 128.1x94.8x103.2x 71.4. P M. July 22, 3 years, 4½%. July 30, 1907. 11:3209. 5,000

Same to same. 184th st, n s, 90 w Grand av, 71 to e s old Croton Aqueduct x101.3x54.11x100. July 22, 3 years, 4½%. July 30, 1907. 11:3212. 5,000

*Spero, Sarah to Eliz K Dooling. Commonwealth av, e s, 125 n Mansion st, 25x100. July 20, 3 years, 5½%. July 29, 1907. 4,000

*Shute, Mary E to Hudson P Rose Co. Eastchester road, e s, 54.6 s Seminole st, 27.3x95x24.7x100. P M. July 19, due Aug 1, 1907, 5½%. July 29, 1907. 425

Thornton Brothers Co to Eliz Gifford. Findlay av, e s, 90 n 169th st, 2 lots, together in size 41.5x100. 2 morts, each $5,000. July 30, 3 years, 5%. July 31, 1907. 11:2782—2783. 10,000

Same to same. Same property. 2 certificates as to above morts. July 31, 1907. 11:2782—2783. —

*Taylor, Lydia to Annie V Taylor. Vine st, e s, 100 s Troy av, 100x100, and being lot 340 map Arden property, Westchester. July 16, 3 years, 6%. July 31, 1907. 500

Timmons, Wm J to Louise Booss. 164th st, Nos 846 and 848, s s, 116.8 w Trinity av, 33.4x100. July 26, 1907, due, &c, as per bond. 10:2632. 8,000

Ten Brook, Frank A and Chas F Streeter to American Mortgage Co. Bathgate av, e s, 128.6 n 175th st, runs n 83 x e 99.7 x s 8 x w 0.1 x s 99.1 to beginning. Building loan. July 26, 1 year, 6%. July 27, 1907. 11:2923. 60,000

*Terrusa, Rosario to A Shatzkin & Sons Inc. Tilden av, w s, 50 s 215th st, 25x100, Laconia Park. P M. July 26, due July 1, 1908, 6%. July 27, 1907. 300

*Tisdale, James R to Chas C Manning. Unionport road, w s, 249.5 s Morris Park av, 25.5x98.6x25x93.7. July 31, due July 1, 1910, 5½%. Aug 1, 1907. 5,300

*Tavalacci, Antonio to Joseph C Luke. Plot begins 840 e White Plains road at point 870 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,000. July 30, 3 years, 6%. Aug 1, 1907. 800

Tesoro, Joseph to Frank D Hunter. Hoffman st, e s, 243.10 n 184th st, 32x119.1. July 27, due, &c, as per bond. July 30, 1907. 11:3065. 2,000

Vollmer, Louis to TITLE GUARANTEE & TRUST CO. Prospect av, s w cor 179th st, 20x100. July 30, due, &c, as per bond, July 31, 1907. 11:3093. 5,000

*Wackler, George to Chas Kolbe and ano. Eastchester road, n e cor Rhinelander av, 51.3x100; Rhinelander av, n s, 100 e Eastchester road, 16.7x93.10x40.3x98. July 26, 3 years, 5½%. July 27, 1907. 3,500

Wolf, Johann A to Wm Stalker. Arthur av, late Broad st, s e cor 176th st, late Woodruff av, 100.5x100x100x100, except part for 176th st. Due Feb 1, 1908, 5%. Aug 1, 1907. 11:2945. 8,500

Walsh, Annie, of Riverdale, N Y, to Ellen A Carroll. Tyndall av, No 214, w s, 322.2 s 259th st, 50x100. P M. July 2, 3 years, 6%. July 29, 1907. 13:3423. 2,000

# PROJECTED BUILDINGS

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Delancey st, No 238, 6-sty brk and stone tenement, 25.1x85.1; cost, $30,000; Chas I Weinstein, 21 E 104th st; ar't, Geo Fred Pelham, 503 5th av.—576.

Hudson st, Nos 147-149, 1-sty brk and stone outhouse; cost, $200; Mary A Kehoe, 149 Hudson st; ar't, Wm S Boyd, 561 Hudson st.—574.

Hamilton pl, s e cor 140th st, 6-sty brk and stone tenement, 59.6x86.11; cost, $100,000; Joseph H Davis, 311 W 97th st; ar't, Geo Fred Pelham, 503 5th av.—577.

Rivington st, Nos 173 and 175, 6-sty brk and stone store and tenement, 40x67 and 86.8; cost, $40,000; Abraham L Kass, 122 Essex st; ar't, Samuel Sass, 23 Park row.—587.

Waverly pl, Nos 164 and 166, 6-sty brk and stone tenement, 43.8x84.1; cost, $40,000; Jacob Katz, 70 E 111th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—586.

West st, Nos 503-505, 5 and 7-sty brk and stone Seamen's Home, 65.7x127, tile, gravel and copper roof; cost, $150,000; American's Seamen's Friend Society, 76 Wall st; ar'ts, Boring & Tilton, 32 Broadway.—582.

11th st, No 333 E, two 1-sty brk and stone outhouses, 5.10x18.2 and 6.6x30.2; total cost, $8,000; J S Dalton, 812 Eagle av; ar't, O Reissman, 30 1st st.—580.

### BETWEEN 14TH AND 59TH STREETS.

17th st, No 11 W, 12-sty brk and stone loft building, 27x81, slag roof; cost, $70,000; E W Browning, 18 W 17th st; ar't, Otto Strack, 121 E 23d st.—568.

32d st, Nos 12-14 West, 12-sty brk and stone store and office building, 33.8x85, slag roof; cost, $200,000; Pacific Realty Co, 907 Broadway; ar'ts, Rouse & Sloan, 11 E 43d st.—588.

33d st, Nos 35-39 W, 6-sty brk and stone store and loft building, 67 x91, plastic slate roof; cost, $80,000; Eldaen Realty & Construction Co, 1 W 34th st; ar't, Oscar Lowinson, 18-20 E 42d st.—570.

33d st, Nos 527-529 W, 1-sty concrete and brk storage shed, 50x98.9, plastic slate roof; cost, $1,500; Michael Fogarty, 531 W 33d st; ar't, James W Cole, 403 W 51st st.—585.

37th st, Nos 236-238 E, 2-sty brk and stone stable and garage, 40x87.9, composition felt and slag roof; cost, $20,000; Wm R H Martin, Greenwich, Conn; ar'ts, Townsend, Steinle & Haskell, 29 East 19th st.—571.

40th st, No 111 E, 5-sty brk and stone dwelling, 18.9x50, slate and tin roof; cost, $10,000; ow'r and ar't, Ernest Flagg, 35 Wall st.—583.

59th st, s s, 75 e Av A, 3-sty brk and stone boiler house, 75x100, slag roof; cost, $119,000; New York Steam Co, 90 West st; ar't, C C Upham, 90 West st.—584.

1st av, s w cor 56th st, 4-sty brk and stone school, 53.4x100, tar and gravel roof; cost, $80,000; Church of St John the Evangelist, 351 E 55th st; ar'ts, Franklin A Green and John V Van Pelt, Associated, 333 4th av.—569.

### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

65th st, Nos 41-43 E, two 5-sty brk and stone dwellings, 19x62.4; total cost, $100,000; Mabel Clarke McCrea, Lawrence, Nassau Co, L I; ar't, Robert W Gibson, 76 William st.—581.

122d st, Nos 319-323 E, 1-sty brk and stone store building, 60x75, plastic slate roof; cost, $6,000; Chas Freys, 305 Columbus av, Jersey City; ar't, David W King, 147 E 125th st.—567.

Madison av, s e cor 64th st, 10-sty brk and stone apartment house, 121.8x100.5, slag roof; cost, $800,000; Sixty-Fourth Street Co, 624 Madison av; ar't, Wm E Mowbray, 624 Madison av.—578.

5th av, n e cor 92d st, 6-sty brk and stone residence, 50x74, tile and copper roof; cost, $260,000; Frieda S Warburg, 18 E 72d st; ar't, C P H Gilbert, 1123 Broadway.—589.

### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

West End av, s w cor 87th st, 6-sty brk and stone school, 80.8x61.4, tile and gravel roof; cost, $250,000; New York Protestant Episcopal Public School, 63 Wall st; ar't, Wm A Boring, 32 Broadway.—575.

### NORTH OF 125TH STREET.

127th st, Nos 136-140 E, 5-sty brk and stone hotel, 46.8x94.11, tile roof; cost, $100,000; The Children's Aid Society, 105 E 22d st; ar'ts, Parish & Schroeder, 5 W 31st st.—573.

134th st, n s, 10 w Madison av, 1-sty brk wagon shed, 60x99.11; cost, $2,000; James Everard, 12 E 133d st; ar't, James W Cole, 403 W 51st st.—572.

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

Broadway, w s, 93.10 n 190th st, 6-sty brk and stone tenement, 50x87; cost, $50,000; Henry C Naumann, 128 E 87th st; ar't, John B Mooney, 1511 3d av.—579.

### BOROUGH OF THE BRONX.

Cruger st, e s, 100 n Van Nest av, 2-sty frame dwelling, 21x52; cost, $5,000; Jos C Luke, Van Nest av; ar't, T J Kelly, Morris Park av.—753.

Faile st, e s, 150 n Lafayette av, 2-sty frame dwelling, 22x65; cost, $6,000; Edw Drescher, 1429 Prospect av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—754.

Hickory st, n w cor North Oak Drive, 1-sty brk garage, 17.4x22.1; cost, $300; Chas D Steurer, on premises; ar't, Louis Falk, 2785 3d av.—745.

Kelley st, w s, 130.3 n 165th st, two 3-sty brk tenements, each 21x67; total cost, $20,000. Adolph Schwartz, 197 Amsterdam av; ar't, Edwin Rossbach, 1947 Broadway.—763.

Kappock st, s s, opposite Spuyten Duyvil Parkway, 1-sty frame garage, 25x35; cost, $1,000; estate of I G Johnson Co, on premises; ar't, Ahneman & Younkheere, 3320 Bailey av.—748.

South View pl, w s, 100 n 242d st, 2-sty and attic frame dwelling, peak shingle roof, 26x44; cost, $6,500; Richard Kelly, 8 Elm pl; ar't, W Ormiston Tait, Bronxville.—758.

171st st, s e cor Webster av, 5-sty brk store and tenement, 25x88.4; cost, $35,000; Ellen Cowman, 314 W 134th st; ar't, Jas W Cole, 403 W 51st st. 762.

179th st, s s, 100 e Clinton av, 3-sty frame tenement, 21.8x61; cost, $6,500; Filomini De Loranzo, 671 E 179th st; ar't, J J Vreeland, 2019 Jerome av.—746.

188th st, n w cor Bathgate av, 3-sty brk institute, 158x150 and 77; cost, $200,000; St Josephs Institute, on premises; ar't, M J Garvin, 3307 3d av.—755.

242d st, n e cor Sound View pl, 2-sty and attic frame dwelling, peak shingle roof, 26x44; cost, $6,500; John Feehan, 542 W 160th st; ar't, W Ormiston Tait, Bronxville.—759.

242d st, n s, 50 e Sound View pl, 2-sty and attic frame dwelling, peak shingle roof, 26x44; cost, $6,500; Richard Kelly, 8 Elm pl; ar't, W Ormiston Tait, Bronxville.—760.

242d st, n s, 50 w Disbrow pl, 2-sty and attic frame dwelling, peak shingle roof, 26x44; cost, $6,500; John Feehan, 542 W 160th st; ar't, W Ormiston Tait, Brownsville.—759.

242d st, n w cor Demilt av, 2-sty and attic frame dwelling, peak shingle roof, 26x44; cost, $6,500; John Feehan, 542 W 160th st; ar't, W Ormiston Tait, Bronxville, N Y.—757.

Crotona av, e s, 75 s 187th st, five 3-sty brk tenements, 20x65; total cost, $35,000; John O'Leary, 2336 Cambrelling av; ar't, John P Boyland, 396 Broadway.—747.

Fulton av, e s, 294.6 s 168th st, 3-sty brk rectory, 41.6x28; cost, $8,000; Rev Thos F Gregg, on premises; ar'ts, Franklin A Green and John V Van Pelt, 333 4th av.—756.

Matthews av, w s, 141 n 205th st, 2½-sty frame dwelling, peak shingle roof, 21x42; cost, $5,000; Richard O'Hara, 69 Barker av; ar't, Henry Nordheim, Boston road and Tremont av.—749.

Maple av, e s, 50 s 215th st, 1-sty frame store and dwelling, 25x30; cost, $200; Antonio Di Niscia, 4 Maple av; ar't, L Howard, 176th st and Carter av.—750.

4th av, e s, 79½ s Sheil st, 4-sty brk tenement, 26½x52 and 43; cost, $9,200; Francesco Bracco, 110 E 215th st; ar't, Chris F Lohse, 627 Eagle av.—744.

Harts Island, e s, 1-sty brk power house, 45x48; cost, $75,000; City of New York; ar't, Chas Janur, 148 E 20th st.—751.

Harts Island, e s, 2-sty brk shop, 100x26.8; cost, $30,000; City of New York; ar't, Chas Janur, 148 E 20th st.—752.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Gherry st, Nos 92 and 94, build skeleton frame on roof to 5-sty brk and stone settlement house; cost, $2,500; Salvation Army, 120 W 14th st; ar't, W G Pigueron, 59 and 61 Pearl st.—2141.

Essex st, No 107, air shaft, toilets; windows, piers, to 5-sty brk and stone tenement; cost, $4,000; J Schiff, 475 Broadway; ar't, O Reissmann, 30 1st st.—2130.

Essex st, No 130, partitions, stairs, to 2-sty brk and stone store and tenement; cost, $500; Henry Kuhn, 130 Essex st; ar'ts, Gross & Kleinberger, Bible House.—2125.

Delancey st, n s, 50 e Lewis st, erect sign, to two 5-sty brk and stone tenement; cost, $150; Paulina Obstbaum, 80 Wooster st; ar't, Jas J Kennedy, 128 4th av.—2115.

Forsyth st, No 189, partitions, windows, stairs, to 3-sty brk and stone store and tenement; cost, $800; Harry Strasbourger, s w cor 86th st and 3d av; ar't, Herman Horenburger, 122 Bowery.—2124.

Forsyth st, No 188, windows, partitions, skylights, chimneys, to 5-sty brk and stone tenement; cost, $1,500; Samuel Mann, 140 Nassau st; ar't, Henry J Feiser, 150 Nassau st.—2112.

Laight st, No 46, toilets, partitions, vent shaft, to 5-sty brk and stone store and tenement; cost, $2,500; Martin Garone, 173 Fulton Market; ar't, Alfred L Kehoe, 206 Broadway.—2118.

Leroy st, No 43, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $200; D M Gallo, 97 Macdougal st; ar't, F E Ryall, 23 Park row.—2116.

Rivington st, No 187, toilets, windows, stairs, tank, to 5-sty brk and stone front store and tenement; cost, $5,000; Mrs Ella Boetigheimer, 135 Keap st, Brooklyn; ar't, Fred Ebeling, 420 E 9th st.—2137.

Rivington st, No 187, toilets, partitions, windows, to 3-sty brk and stone rear tenem't; cost, $1,500; Mrs Ella Boetigheimer, 135 Keap st, Brooklyn; ar't, Fred Ebeling, 420 E 9th st.—2138.

Stanton st, No 12, partitions, windows, store front to 5-sty brk and store store and tenement; cost, $4,000; Nathan Kohn, 309 E 10th st; ar't, Erwin Rossbach, 1947 Broadway.—2145.

Van Ness pl, No 6, 1-sty brk and stone rear extension, 12x26, partitions, toilets to 3-sty brk and stone dwelling; cost, $1,500; Micholas Podesta, on premises; ar't, John Ph Voelker, 979 3d av.—2147.

6th st, No 230, partitions, tiling for bathroom, to 5-sty brk and stone tenement; cost, $2,000; A Mintz, 230 6th st; ar't, O Reissmann, 30 1st st.—2142.

22d st, No 46 West, 2-sty brk and stone front extension, 23x6, partitions, front wall, to 4-sty brk and stone store and tenement; cost, $3,000; William Ross, 230 6th av; ar't, John B Franklin, 335 Broadway.—2150.

23d st, Nos 208-214 West, toilets, walls, stairs, to two 1, 2 and 4-sty brk and stone church, school and parsonage; cost, $7,000; The Westminster Presbyterian Church, 208 W 23d st; ar'ts, Jas E Ware & Sons, 1170 Broadway.—2133.

29th st, No 1 East, 2-sty brk and stone front extension, 19.10x14, alter front, to 1-sty brk church; cost, $5,000; Church of the Transfiguration, 1 E 29th st; ar't, Henry C Pelton, 1133 Broadway.—2117.

33d st, No 8 East, skylight, windows, to 5-sty brk and stone store, loft and office building; cost, $250; W W Astor, London, Eng; ar't, Douglas Smyth, 323 5th av.—2153.

42d st, No 241 West, 2-sty brk and stone front extension, 18.6x10.1, stairs, partitions, toilets, to 4-sty brk and stone store and office building; cost, $4,500; Lillie McGovern, 310 W 71st st; ar't, Emil Ginsburger, 130 Fulton st.—2156.

47th st, No 228 East, skylights, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $1,000; W M Anacker, 228 E 47th st; ar't, Otto L Spannhake, 233 E 78th st.—2123.

49th st, No 443 West, partitions, toilets, windows, to two 4 and 5-sty brk and stone tenements; cost, $2,000; Wm Hasselberger, 229 E 37th st; ar't, Max Muller, 115 Nassau st.—2128.

52d st, No 346 W, partitions, cut walls to 5-sty brk and stone tenement; cost, $400; Theresa Blumenthal, 334 West 84th st; ar't, Chas E Reid, 105 E 14th st.—2146.

56th st, No 115 East, stairs, partitions, to 4-sty brk and stone dwelling; cost, $2,500; H D Kountze, 115 E 56th st; ar'ts, S B Ogden & Co, 954 Lexington av.—2154.

56th st, No 247 East, partitions, to two 3 and 4-sty brk and stone stores and dwellings; cost, $500; James T Nevin, 247 E 56th st; ar't, P F Brogan, 119 E 23d st.—2157.

58th st, No 304 West, basement front brk and stone extension, 21x4.11, stairs, partitions, windows, to 4-sty brk and stone store and apartment house; cost, $8,000; Louis Fisher, 987 8th av; ar'ts, Clinton & Russell, 32 Liberty st.—2155.

64th st, Nos 414-418 East, toilets, partitions, windows, to three 5-sty brk and stone stores and tenements; cost, $10,000; L & C Tekulsky, 20 E 120th st; ar't, F S Schlesinger, 1623 Madison av.—2127.

76th st, No 38 East, partitions, to 4-sty brk and stone dwelling; cost, $1,000; Mrs H R Beekman, on premises; ar'ts, Darrach & Beekman, 1133 Broadway.—2135.

94th st, No 126 East, 1-sty brk and stone rear extension, 47.5x30, to 1-sty brk garage; cost, $3,500; Geo Ehret, 235 E 92d st; ar't, Chas Stegmayer, 168 E 91st st.—2151.

101st st, No 301 E, brk piers to 5-sty brk and stone tenement; cost, $400; Dr B Frankel, 74 Rivington st; ar't, O Reissmann, 30 1st st.—2143.

103d st, No 167 East, partitions, toilets, sinks, to 4-sty brk and stone tenement; cost, $200; Moses Kurzrok, 167 E 103d st; ar't, Jacob M Felson, 125 E 115th st.—2131.

114th st, No 332 East, windows, to 5-sty brk and stone tenement; cost, $200; A Gregorio, 409 E 115th st; ar't, H Harlach, 419 E 117th st.—2119.

129th st, No 611 West, elevator shaft, girders, stairs, to 4-sty brk and stone factory; cost, $2,000; Sinclair & Valentine, 1-5 Marion st; ar't, Warren H Conover, 232 W 40th st.—2136.

130th st, No 71 East, partitions, skylights, to 4-sty brk and stone tenement; cost, $100; Catherine F Reynolds, Christy pl, University Heights; ar't, Frank Hausle, 81 E 125th st.—2120.

139th st, No 69 W, new store front, partitions to 5-sty brk and stone store and tenement; cost, $200; Adolph Lampbel, on premises; ar't, Louis Falk, 2785 3d av.—2144.

Amsterdam av, No 2448, alter doors, windows, to 1-sty frame shop; cost, $45; Louis Wendel, 194th st and Amsterdam av; ar't, L F Warren, 824 St Nicholas av.—2148.

Broadway, No 3472, 1-sty brk and stone front extension, 7.11x6, partitions, plumbing, stairs, to 3-sty brk and stone store and dwelling; cost, $1,800; Elizabeth F Sibbald, 811 St Nicholas av; ar't, Richard R Davis, 247 W 125th st.—2129.

Bowery, No 137, new stairs, beams, to 3-sty brk and stone loft building; cost, $5,000; Wolf Nadler, 137 Bowery; ar't, Otto L Spannhake, 233 E 78th st.—2134.

Madison av, Nos 347-355, alter shaft, elevator, to 7-sty brk and stone studios and salesrooms; cost, $500; Tiffany Studios Co, on premises; ar't, Fredk J Kerber, 347 Madison av.—2121.

Pleasant av, Nos 308-310, cut openings, to two 3-sty brk and stone dwellings; cost, $300; Mrs Anna Keenan, 116 Nassau st; ar't, Geo M McCabe, 96 5th av.—2114.

1st av, No 305, partitions, skylights, to 4-sty brk and stone store and tenement; cost, $5,000; Henry F Albert, on premises; ar't, Edwd A Meyers, 1 Union sq.—2109.

1st av, No 291, toilets, partitions, skylights, to two 4-sty brk and stone store and tenement; cost, $5,000; Michael Maier, 311 1st av; ar't, Otto L Spannhake, 233 E 78th st.—2122.

1st av, No 1612, stairs, partitions, skylights, to 5-sty brk and stone stores and tenement; cost, $5,000; David Nathan, 1612 1st av; ar'ts, Gross & Kleinberger, Bible Huose.—2149.

2d av, No 126, alter balcony, steps, iron vestibule, to 3-sty brk and stone tenement and store; cost, $2,000; Max Hockstein, 126 2d av; ar't, Samuel Sass, 23 Park row.—2139.

3d av, Nos 173-177, skylights, stairways, to 5-sty brk and stone store and tenement; cost, $500; St Georges Church Corporation, 207 E 16th st; ar'ts, M L & H G Emery, 68 Bible House.—2126.

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

3d av, No 529, store fronts, girders, to 5-sty brk and stone store and loft building; cost, $1,000; Carl Dahlen, 529 3d av; ar't, Fredk Jacobsen, 1204 Broadway.—2140.

3d av, No 1046, show windows, to 4-sty brk and stone store and tenement; cost, $300; E & J Saalfield, on premises; ar't, Louis A Sheinart, 520 W 40th st.—2152.

5th av, w s, opposite 82d st, three 2 and 3-sty brk and stone side additions, 116x183.1, 54.8x119.1 and 15.8x21.7, to Metropolitan Museum of Art, 82d st and 5th av; ar'ts, McKim, Mead & White, 160 5th av.—2110.

6th av, Nos 507-509, partitions, to two 4-sty brk and stone store and office buildings; cost, $5,000; estate Mary C Warren, 924 5th av; ar't, John H Knubel, 318 W 42d st.—2113.

10th av, No 134, partitions, new front, beams, to 4-sty brk and stone store and loft building; cost, $2,000; F P Forster, 45 William st; ar'ts, Neville & Bagge, 217 W 125th st.—2132.

11th av, No 604, toilets, partitions, skylights, to 4-sty brk and stone store and tenement; cost, $600; John Lechich, on premises; ar't, Louis Falk, 2785 3d av.—2111.

### BOROUGH OF THE BRONX.

Chestnut st, n s, 125 w 212th st, move 2½-sty frame stable; cost, $200; Emilie Schmahl, on premises; ar't, Geo P Crosier, 223d st and White Plains av.—385.

156th st, s s, 90 w Prospect av, 1-sty frame extension, 25x16.6, to 1-sty frame church; cost, $600; N Y City Bapitst Mission Soc, 762 2d av; ar'ts, Ducker & Co, 277 Broadway.—384.

173d st, No 758, 1-sty frame extension, 12x16, and new toilet and new partitions, &c, to 3-sty frame school; cost, $4,000; The Bronx-Tremont Hebrew School, on premises; ar't, David Stone, 127 Bible House.—381.

215th st, n s, 355 w 4th av, 1-sty frame extension, 20x16, to 2-sty frame stable; cost, $125; Charles Perillo, on premises, ow'r and ar't.—375.

221st st, s s, 155 w White Plains road, 2-sty frame extension, 18x13, to 2-sty and attic frame dwelling; cost, $1,000; I Weil, 1392 Clay av; ar't, Carl P Johnson, 8 E 42d st.—378.

222d st, s s, 613.4 w White Plains road, move 2½-sty frame dwelling; cost, $500; Frank L Bacon, Far Rockaway; ar't, J Harold Dobbs, 220th st.—386.

222d st, s s, 270 w White Plains av, move 2½-sty frame dwelling; cost, $600; Frank L Bacon, Far Rockaway; ar't, J Harold Dobbs, 220th st.—387.

226th st, s w cor Broadway, new toilet, new partitions, to 2-sty frame dwelling; cost, $90; John P Burns, 456 W 150th st; ar'ts, F E Glasser & Co, 70 Manhattan st.—380.

Boston road, No 2017, new store front, new toilet, &c, to 2-sty frame store and tenement; cost, $300; August Becker, 2019 Boston road; ar't, Louis Falk, 2785 3d av.—388.

Cauldwell av, No 734, new show windows, new toilet, to 5-sty brk store and tenement; cost, $500; Wm Ebling, 760 St Anns av; ar't, Louis Falk, 2785 3d av.—379.

Matilda av, w s, 100 s 240th st, raise 4 ft and new partitions, &c, to 2-sty frame dwelling; cost, $1,000; Wm W Penfield, White Plains av; ar't, Wm Thos Mapes, White Plains av.—374.

Mayflower av, n s, 186.9 w Pelham road, 2-sty frame extension, 21x18, and new partitions, &c, to 2½-sty frame dwelling; cost, $2,000; Frank De Rap, on premises; ar't, B Ebeling, West Farms road.—389.

Morris Park av, s s, 45 e White Plains road, new partitions, &c, to 2-sty frame store and dwelling; cost, $700; Gustav Keepsa, on premises; ar't, B Ebeling, West Farms road.—390.

Park av, No 4532, new store front, to 4-sty brk store and tenement; cost, $200; Herman Meyer, on premises; ar't, Louis Falk, 2785 3d av.—377.

Stebbins av, No 1149, 1-sty frame extension, 7x8, to 2-sty frame dwelling; cost, $500; Solomon Weinstein, on premises; ar't, Louis Falk, 2785 3d av.—382.

St Anns av, No 126, new stairs, new doors, &c, to 5-sty brk store and tenement; cost, $200; Chas Witzel, on premises; ar't, Otto L Spannhake, 233 E 78th st.—376.

Webster av, No 2008, new store front, to 3-sty frame store and dwelling; cost, $500; Fred Banker, on premises; ar't, Louis Falk, 2785 3d av.—383.

## CONSTRUCTION NEWS.

(Continued from page 182.)

PITTSFIELD.—Important improvements are planned for the Pittsfield, Mass., works of the General Electric Company, which will be carried out this season. The new foundry will be 150x365 ft., and two stories, and an addition to the No. 1 factory will be 90x100 ft., and 1 sty.

QUINCY.—Proposals will be received at the office of the Supervising Architect, Washington, D. C., until the 4th of September, for the construction (including plumbing, gas piping, heating apparatus, electric conduits and wiring) of the U. S. Post Office and Custom House at Quincy, Mass. James Knox Taylor, Supervising Architect.

SALEM.—Kilman & Hopkins, of Boston, are the architects for the high school which it is proposed erecting at a cost of $350,000.

WILLIAMSTOWN.—The Board of Governors of Williams College are reported as having plans prepared for a brick and stone dormitory to be erected this year.

WELLESLEY.—Plans are being made by architects Brainerd and Leeds, Boston, for a frame and plaster addition to the fraternity house of the Alpha Kappa Kai Society, Wellesley.

BOSTON.—French & Hubbard have been engaged as electrical engineers for the heating, ventilating and electrical work for a 1-sty addition to the Court House. Estimated cost of buildings, $1,000,000. Geo. A. Clough, Arch.

FALL RIVER.—Plans of L. H. Destremps & Son have been accepted for a 12-room school building to replace the old Westall building. Proposals will soon be called for.

SPRINGFIELD.—City Council passed an ordinance authorizing the City Property Committee to erect a 4-room addition to Howard St. School at a cost not exceeding $16,000.

HAVERHILL.—All bids on heating, ventilating and plumbing work for the manual training school have been rejected by the committee, and new bids will be received.

PITTSFIELD.—The Board of Aldermen have passed an order appropriating $150,000 for the enlargement of the intake reservoirs of Sackett, Hatheway and Mill Brooks, also build new dam to increase city water supply.

NORTH DANA.—The H. W. Goodman Co. has decided to rebuild the hat factory, recently burned, on land of the Boston & Albany division. It is expected that the new plant will employ from 50 to 75 more hands than the old one.

GROVELAND.—The Electric Light Commission has secured plans and specifications for the proposed power-house and will be ready to proceed with the erection of the plant soon. The plant will be erected on land owned by the town.

### Pennsylvania.

LAWRENCE JUNCTION.—The Pennsylvania Railroad will build a 26-stall engine house, small machine shop and power plant at Lawrence Junction, Pa., plans for which are now being prepared.

PHILADELPHIA.—Plans are being prepared by Brockie & Hastings, 328 Chestnut st, for replacing the building of the University of Pennsylvania Hospital on Spruce st, between 34th and 36th sts. Cost, $300,000.

PHILADELPHIA.—Horace Trumbauer, architect, Land Title Bldg., has awarded a contract to Doak & Co., of Philadelphia, for the completion of the Maternity Hospital building of the Hahnemann Hospital, in 15th st, near Race st. The cost will be $125,000.

PITTSBURGH.—Geo. S. Orth & Bros., 341 6th av, have prepared plans and will receive bids until Aug. 15 for a church, 75x100 ft., on Beechwood Boulevard, to be known as the Mary E. Brown Memorial M. E. Church. Estimated cost, $50,000.

GREENSBURGH.—Architects Topp & Bair, 307 Empire Building, Pittsburgh, have prepared plans and will receive bids for a 2-sty store building, 60x110 ft., at Greensburgh, Pa., for the Westmoreland Realty Co. Estimated cost, $45,000.

BEECHFIELD.—A. G. Lowe, 1401 Sycamore st, Pittsburgh, has prepared plans for a 1-sty church and parsonage, 60x110 ft., at Beechfield, for the Broadway Church of Christ, Rev. Frank Langdon, pastor.

PHILADELPHIA.—Bids are asked until 10 a. m., Aug. 15, by Col. F. L. Denny, Q. M., for the construction of an addition to the Philadelphia Depot, 1100 South Broad st, Philadelphia.

PITTSBURGH.—The Henry W. Oliver estate, Wood st. and Oliver av, is having preliminary plans made for an 8-sty mercantile building near Liberty and Oliver avs. Cost, $200,000.

### Miscellaneous.

WHEELING, W. VA.—Plans have been prepared by Architects Giesey & Faris, Masonic Temple, for the Y. M. C. A. building, 79x115 ft. Estimated cost, $100,000. Dr. J. L. Dickey, president and chairman of the building committee.

WICHITA, KAN.—The Atchison, Topeka & Santa Fe Ry. Co. will expend about $200,000 in erecting a passenger station here. J. E. Hurley is General Manager, Topeka.

KANKAKEE, ILL.—The County Board, it is stated, has under consideration the erection of a court-house at a cost of $225,000. Address County Audr.

OMAHA, NEB.—The Comrs. of Douglas County are reported to have received tentative plans from John Latenzer, Bee Bldg., for a court-house to cost about $1,000,000.

PHILADELPHIA, PA.—The Curtis Publishing Co., publishers of The Ladies' Home Journal, 425 Arch st, have commissioned Architect Edgar V. Seeler and Engineers Frank C. Roberts & Co., Real Estate Trust Bldg., to prepare plans for an immense publishing establishment to occupy an entire city block, bounded by 6th and 7th sts. and Walnut and Sansom sts. Building will probably be erected of concrete and brick and be 10 or 12 stories. It will cost over $1,000,000.

ATLANTA, GA.—If the views and the enthusiasm of the members of the committee from the board of county commissioners and the special committee from the city council are a safe criterion, within the next two years Atlanta and Fulton county will have a combined city hall and court house, handsome and commodious, and costing in the neighborhood of a million dollars. The commissioners are in favor of Georgia marble for the exterior.

### City Bonds at Private Sale.

If the city cannot sell its bonds in cargo lots at auction to jobbers, they will be disposed of by private negotiations in retail lots or otherwise to the best advantage. The Governor has signed a legislative act to that effect and Acting Comptroller McCooey began advertising this week for bids for $15,000,000 4 per cent. bonds. The bids will be opened on August 12. Should they not be sufficient for the disposal of the whole issue Mr. McCooey will sell the remainder by private negotiation.

Felix G. Isman, a Philadelphia real estate operator, has told Mr. McCooey that if the stock and bonds fail to go, he will take the whole offering at par.

### Trading Income Property for Jersey Acreage.

A member of a West Side brokerage house, in speaking of the inclination of Manhattan investors toward speculating in vacant New Jersey realty, said that so great is the temptation at the present moment to enter the field that several owners of income-producing parcels situated in the middle West Side are known to be negotiating for an exchange of their holdings for large tracts within the radius affected by the McAdoo and Pennsylvania tunnel improvements. Should this movement become more pronounced, he argued, it is likely to exert a beneficial influence in several ways, including the probability of the new owners of the improved parcels marking down asking prices to within reasonable limits. This will not only stimulate trading, contends the same authority, but result in increased profits for the real estate broker.

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CONSOLIDATED GAS COMPANY OF NEW YORK

## PROPOSALS.

Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M., on

MONDAY, AUGUST 12, 1907.

For furnishing all the labor and material required for reconstruction of outlet sewers and appurtenances, overflows and connections, at Forty-second and Forty-third streets, North River, and in Forty-second and Forty-third streets, between North River and Eleventh avenue.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 31, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

TO CONTRACTORS.

PROPOSALS FOR BIDS OR ESTIMATES.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For furnishing and delivering dry goods, rubber goods, hospital furniture, fire hose, horses and for other miscellaneous supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 31, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

TO CONTRACTORS.

PROPOSALS FOR BIDS OR ESTIMATES.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For furnishing and delivering one hundred and twenty-five (125) tons of ice.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 31, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for rebuilding a portion of the pier at the foot of West 132d Street, North River (Contract 1087), will be received by the Commissioner of Docks at Pier "A," North River, until 12 o'clock noon, Thursday, August 15th, 1907. (For particulars, see City Record).

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M., on

TUESDAY, AUGUST 13, 1907.

Boroughs of Manhattan and The Bronx.

No. 1. For furnishing and delivering six thousand (6,000) sacks of best quality North Carolina pine or Georgia yellow pine kindling wood.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated July 31, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing Lumber (Contract 1058, Class 3), will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Thursday, August 15, 1907. (For particulars, see City Record).

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9345, No. 1. Regulating, grading, setting or resetting curb and laying cement sidewalks on Foster avenue, from Coney Island avenue to East Fourteenth street, and from East Seventeenth street to Flatbush avenue.

List 9346, No. 2. Regulating, grading, setting or resetting curb on concrete and laying cement sidewalks on Sutter avenue, between Warwick and Elton streets.

List 9365, No. 3. Regulating, grading, setting or resetting curb and laying cement sidewalks on Huntington street, from Henry street to Hamilton avenue.

List 9367, No. 4. Setting or resetting curb and laying cement sidewalks on Tenth avenue, between Seventy-fifth street and Bay Ridge avenue.

List 9370, No. 5. Constructing cement sidewalks on the west side of New Utrecht avenue, between Thirty-ninth street and Kouwenhoven lane, where not already laid; also on the south side of Forty-ninth street, between Second and Third avenues, where not already laid.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before September 3, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, July 31, 1907.

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For other Legal Advertisements see pages 183, 184, 185, 186 and 187.

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For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, see pages 206, 207 and 208.

## FILINGS OF AUGUST 2.

### LIS PENDENS.

Attorney st, e s, 68 s Houston st, 23.11x50. Isidore Friedman agt Abraham Sandberg; specific performance; att'ys, Jacobs & Livingston.

123d st, No 354 West. Mary Olmstead agt John W Callahan; specific performance; att'y, F W Judge.

Riverside Drive, 73d and 74th sts and West End av, whole block. James O Tryon trustee agt Chas M Schwab et al; action to foreclose mechanics lien; att'ys, Katz & Sommerich.

43d st, No 228 East. Max Schleimer agt Mathias Goetz et al; action to set aside deed; att'y, M Schleimer.

156th st, n s, 80 w Union av, 20x94.7x19.11x100. Joseph Schaeffler trustee agt Gertrude Fuchs; action to set aside transfer; att'y, J C Gulick.

209th st, n s, 125 w Columbus av, 25x99.11. Thomas L L Reynolds agt Rebacca B Reynolds; action to impress lien; att'y, J P Everett.

2d av, e s, 51.1 n 80th st, 25.6x100. Henry Pelegan agt Wm F Hoffstatter et al; action to foreclose mechanics lien; att'y, B Haas.

### FORECLOSURE SUITS.

150th st, n s, 100 w 7th av, 150x99.11. American Mortgage Co agt Abraham Weinberg et al; att'ys, Bowers & Sands.

101st st, n s, 150 w 2d av, 25x100.11. Isabel Blauvelt trustee agt Chas McCloskey et al; att'ys, Bode, Reynolds & Kinnear.

148th st, s s, 367.6 w Amsterdam av, 15.6x99.11. Daniel J O'Connor exr agt William H Brandt et al; att'ys, O'Brien, Boardman & Platt.

151st st, s s, 100 w 7th av, 150x99.11. American Mortgage Co agt Simon Uhlfelder et al; att'ys, Bowers & Sands.

Grant av, n w cor 179th st, 33x100. Henry A Vieu trustee agt Lillie Vohdin et al; att'y, C F Swart.

150th st, n s, 137 e 2d av, 16.4x100.5. Beatrice L Laski et al; att'y, D E Goldfarb.

Parcel of land beginning at a point 72.7 n e St Josephs st and 93.2 e intersection of St Josephs st and Timpson place, runs n e 561.5 x n w 120.9 x s w 393.10 x n w 1.7 x s w 104.6 x s e 71.1 to beginning. Philip Simon agt New York Chartered Bond & Mortgage Co et al; att'y, M Cooper.

Whitlock av, n w s, 120.7 n e St Josephs st, 496.9x136.8x419.7x134.3. Rosetta Jonson agt same; att'y, M Cooper.

Austin pl, s e s, 132.1 n e St Josephs st, runs n e 502.1 x s e 120.9 x s w 519.7 x n w 3.2 x 56.7 x n w 70.3 to beginning. Rosetta Jonson agt same; att'y, M Cooper.

## JUDGMENTS.

2 Aldao, Mary D—Harry H Kabot .....60.22
2 Atwood, H H—H B Claflin Co.....155.85
2 Alderice, James S——the same.....155.85
2 Anderson, A E——the same .....155.85
2 Alderdice, James S—People, &c.....10,000.00
2 Adler, Sigmund—Wm H Gross .....498.66
2 Blass, Frank—Cornelius Discoll.....104.41
2 the same——the same .....costs, 27.41
2 Baron, Moe & Louis—Welz & Zerwick.. .....4,045.11
2 Bernstein, Herman—People, &c.....500.00
2 Berbling, John R—Herman Sussens..... .....costs, 22.72
2*Bargehur, Moses—N Y Telephone Co...46.21
2 Bell, Geo M—Saunders P Jones et al.209.19
2 Blake, Herbert F—Wilhelmina L Blake.. .....costs, 118.87
2 Camp, Wm C—William Forman.....150.41
2 Cunningham, James—Saunders P Jones et al.....207.42
2 Cass, Michael——the same .....182.22
2 Clarke, Percy L—H B Claflin Co.....155.85
2 Dickson, Clarence H—Bernard M Ewing.. .....1,016.50
2 Dodge, Albert C—Jacob Brown.....117.11
2 Darling, Chas W—H B Claflin Co...155.85
2*Finn, Patrick W—P & F Corbin of N Y .....1,016.23
2 Finn, John T——the same .....1,016.23
2 Finn, Herman R—Carmine La Vecchia et al .....224.41
2 Fayant, Frank H—Benjamin Rich....87.30
2 Farrelly, Stephan recvr—Myer Hellman.. .....15,556.92
2 Fraser, Roland C—H B Claflin Co.....155.85
2 Harvey, Georgia—Ernest Hogan .....69.71
2 Hosford, C F—H B Claflin Co.....155.85
2 Houlihan, Daniel J—Sanders P Jones et al .....82.32
2 Hydeman, Edwin M—Improved Property Holding Co of N Y.....564.24
2 Jenkins, John S—H B Claflin Co.....155.85
2 Judson, Walter P——the same .....155.85
2 Koch, L B—H B Claflin Co.....155.85
2 Kobusch, Geo J—Donald Mackay et al.... .....79,536.47
2 Lassner, Albert—Improved Property Holding Co of N Y.....564.24
2 Luinsky, Sarah—Welz & Zerwick....4,054.11
2 La Porta, Joseph—John M Haffen.....107.72
2 Levy, Bert—N Y Telephone Co.....32.63
2 Lusk, Frank—H H Upham & Co.....49.11
2 Lewinthan, Louis & Sarah—Max Goldblatt. .....548.68
2 Lund, Geo A—H B Claflin Co.....155.85
2 Mitchell, Chas F, manager and att'y—H B Claflin Co.....2,693.83
2 the same——the same .....155.85
2 Madden, Thomas J——the same .....155.85
2 Menchen, Joseph—Sargent Teaming & Rigging Co.....93.27
2 McDermott, Roderick—John M Kyle..118.31
2 Nelson, Chas H—J W Matthews & Co.164.24
2 Pennyfather, Richard J—Sanders P Jones et al.....77.51
2 Peters, Christian F—Needham P Pho & Organ Co .....costs, 40.00
2 Rosenberg, Aaron—Joseph Finkelstein.345.12
2 Roberts, Walter J—Geo M Stevens, Jr..172.23
2 Rechlin, Gustav A—Thomas McEvoy et al .....445.78
2 Sullivan, Thomas J—N Y Telephone Co.67.07
2 Serebrin, Harry——the same .....22.53
2*Seelav, Max——the same .....32.63
2 Sewards, Theodore M——the same.....21.27
2 Schapiro, Barney——the same .....38.62
2 Schorer, Wm B——the same .....40.60
2 Sweeney, Wallace W——the same.....67.06
2 Straub, Frederick F——the same .....43.41
2 Schreiber, Henry J—Max Goldblatt..548.68
2 Sterck, Edgar—John Eichler Brewing Co. .....2,220.93
2 Scott, Wallace D—Central Syndicate Bldg Co.....47.10
2 Sprague, Henry W—H B Claflin Co....155.85
2 Shields, Carrie—People, &c .....500.00
2 Sneed, James W—Thomas P Spencer..377.03
2 Swan, Chas A—Alfred D Kahn .....89.82
2 Squire, Chas B—Thomas F Whalen....115.31
2 Thomson, Geraud F exr—Isabella T Jackson .....27,813.97
2 Todd, Richard P—N Y Telephone Co...30.63
2 Tarangisti, Vincent——the same .....22.21
2 Troxler, Roscoe C—Meriam W Fiske..743.62
2 the same—Aimee Fiske .....823.98
2 Van Voorhis, Cornelius W—Havana Electric Ry Co.....74,803.80
2 Wundling, Charles—N Y Telephone Co.25.68
2 Woerfeld, Gus——the same .....37.53
2 Wilson, Doris——the same .....29.78
2 Widmayer, Henry——the same .....46.21
2 Wells, Irene S—Mande Saxton.....218.97
2 Weinblatt, Charles—Isaac Slonov.....27.16
2 Weinstein, Samuel—George Seaman....45.03
2 Young, James M & Hamilton—H B Claflin Co.....155.85
2 Yager, Wm M the same .....155.85
2 Ziegfeld, Florenz, Jr—Marshall, Field & Co.....519.72
2 the same—the same .....519.72
2 Zabeski, Adolf—Minna Zabeski ..costs, 135.12

CORPORATIONS.

2 Whitehall Contracting Co—W Leslie Fawcett.....993.56
2 Bidwell Securities Co—Philip Rothacker et al .....608.87
2 Raymond Mining Co—Steels Ores Co..1,404.00
2 Hillside Realty & Construction Co—Emil Bartolicius .....414.45

### SATISFIED JUDGMENTS.

Bergstrom, Oscar B & Henry A Taylor—Doane & Jones Lumber Co. 1906.....$4,631.39
Elliot, Geo W—J Williams. 1901.....150.19
Goodwin, John A—V L M Boyajian. 1905. .....316.26
Hirsch, Mollie—H Mincho. 1907.....139.61
Lux, Jacob M—H Fromme. 1906.....286.81
Osterman, Lester—Phoenix Pad Co. 1906..101.17
Same——M Finkeltaub et al. 1907.....43.63
Ring, Chas E & Bremer Du Four Ring & Pink-Co—C F Mitchell. 1907 .....146.33
Rod, Barnet W—City of N Y. 1907.....264.91
Schmidt, Henry—J Gallo. 1906.....49.22
Smith, Elizur Y—Ardsley Club. 1907.....143.51
Wolk, Betsy—Sonn Bros Co. 1906.....408.91

CORPORATIONS.

Pennsylvania Steel Co—Star Holding Co et al. 1907 .....113.20

## MECHANICS' LIENS.

9 146th st, s s, 125 e Broadway, 75x100. Kertscher & Co agt Rae Ginsberg and Samuel Ginsberg .....1,250.00
10—12th st, No 235 West. Marks & Kearstein agt Samson Realty & Construction Co...18.45
11—Central Park West. Nos 394 to 398. Chas H Peckworth agt New York Red Cross Hospital .....11,247.43
12—10th st, No 353 East. Joe Wexler agt Harry Mendetz and Charles Juster.....109.00
13—122d st, Nos 247 to 251 East. Joseph Sagovitz et al agt Jacob Furman, Josef Gertner and Abraham I Weltfisch .....400.00
14—Broadway, s w cor 37th st, 75x150. Murray Hill Iron Works Co agt Matthew Bernstein and Pace & Cripps Co.....1,201.40

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**PORTER SCREEN MFG. CO.**
**36 East 23d Street, New York**
AND ALL LARGE CITIES

15—117th st, No 509 East. Crescent Damp Proofing Co agt James J Benson.....40.00
16—Cypress av, n w cor 138th st, 100x226. Chas D Freibusch agt Port Morris Realty & Construction and Harry Goodstein..... 6,735.00

## BUILDING LOAN CONTRACTS.

Allen st, n w cor Canal st, 29.9x75. Joseph S Marcus loans Isaac Schreiber to erect a — sty building; 6 payments .....15,000
McLean av, n w cor 240th st, runs w 113 x n 75 x e 36 x s 10 x e 21 x s 88 to beginning. Antoinette B DeWitt loans James T Doyle to erect five 3-sty dwellings and store; 6 payments ..... ..... ..... .....20,000
134th st, No 314 East. Marcus Rosenthal loans Annie Finger to erect a 5-sty tenement; — payments ..... ..... .....9,000
Bathgate av, s w cor 174th st, 100x114.4. City Mortgage Co loans 174th Street Construction Co to erect three 6-sty flats; 8 payments .....$82,500
Eastchester road, n e cor Rhinelander av, 51.6 x116.7. Ottilie S & Charles Kolbe loan George Wackler to erect a — sty bldg; — payment .....3,500

## SATISFIED MECHANICS' LIENS.

Simpson st, Nos 1035 to 1041.....
Fox st, Nos 1034 and 1036.....
Madison Ln Works agt Louis Stern. (April 13, 1907) ..... .....780.00
Westchester av, s s, 110 e Brook av. Church E Gates & Co agt Archibald D Russell et al. (July 24, 1907) ..... .....71.08
Av A, No. 64. Louis Sherman agt Gustave Gross. (April 16, 1907) .....99.00
Columbus av, s w cor 60th st. Edw J Duggan agt The Church of St Paul the Apostle et al. (June 18, 1907) ... .....2,000.00
73d st, n s, 200 e 1st av. Same agt The City & Suburban Homes Co et al. (June 18, 1907) ..... .....1,000.00
97th av, No 1962. Worms & Kemp agt Peter Oussani. (April 29, 1907).....35.49
Westchester av, s s, 110 e Brook av. John W Dunican agt Archibald C Russell et al. (July, 23, 1907) ..... .....713.25

## JUDGMENTS IN FORECLOSURE SUITS.

July 26.

107th st, Nos 124 to 128 East. Louis Golde agt Simon Cohen et al; Manheim & Manheim, att'ys; Joseph F Mulqueen, ref. (Amt due, $20,226.)
Park av, n e cor 100th st, 75x26. Charles Griffin agt John Simmons et al; Wilson M Powell, att'y; Alfred V Morton, ref. (Amt due, $22,779.17.)

July 27.

Broadway, s e s, 125 s w Hawthorne st, runs s e 147.11 x n e 25 x s e 150 to Vermilyea av, x s w 75 x n w 298.6 x n e 50 to beginning. Emil Heller agt Richard R Maslen; Chas L Hoffman, att'y; Thomas F Donnelly, ref. (Amt due, $9,303.41.)

July 31.

Union av, e s, 96.1 n 161st st, 225x100. Samuel Strasbourger agt Syndicate Construction Co et al; Strasbourger, Weil, Eschwege & Schallek, att'ys; John C Tomlinson, Jr, ref. (Amt due, $46,064.49.)

## LIS PENDENS.

July 27.

3d av, Nos 25 and 27.
10th st, Nos 355 to 363 East.
81st st, No 7 West.
3d st, No 318 East.
St Marks pl, Nos 3 and 5.
Elizabeth st, Nos 287 and 289.
10th st, Nos 256 and 258 East.
2d st, No 240.
Rivington st, Nos 136 and 138.
Chrystie st, Nos 135 and 137.
1st st, Nos 64 to 68 and 58.
Stanton st, Nos 36 and 36½.
Monroe st, Nos 19 to 23.
13th st, Nos 435 to 441 East.
Elizabeth st, Nos 293 and 295.
John S Davenport recvr agt Annie C B Foster admrx; action to recover judgment, &c; att'ys, Jellenik & Stein.
Nelson av, w s, 200.7 n 166th st, 50.1x98.10.
Nelson av, e s, 200.7 n 166th st, 30.2x irreg. Robert A Brooks agt Arthur Brooks et al; partition; att'y, E M Boyle.

July 29.

53d st, No 427 West. Jacob Smith agt John F Gerdes et al; action to foreclose mechanics lien; att'y, S N Tuckman.

July 30.

222d st, n s, 249 w 4th av, Wakefield, Bronx, 55.6x114. Washington Life Ins Co agt Egbert B Ellison et al; action to declare lien; att'y, S. B. Clarke.
Topping av, Nos 1748 to 1752. Michele D'Amore et al agt Ella Gundlach et al; action to declare mortgage void; att'y, C D W Rogers.

July 31.

Stebbins av, s e s, lot 32, block 507, map 919. Frederick R Giebelhausen et al agt A Ewing Sumner et al; action to set aside deed; att'ys, Brunner & Ryan.
Essex st, No 46. Charles Polansky agt Isaac Polansky et al; partition; att'y, B F Schreiber.
118th st, No 26 West. Louis Freidel agt Esther Berrent et al; action to restrain transfer, &c; att'y, P I Schick.
95th st, s s, 287.6 w West End av, 62.6x100.8. Samuel K Jacobs agt Valencia Realty Co; action to declare lien; att'y, E L Jacobs.

Aug. 1.

10th st, n s, 75.2 w Av A, 18.9x71. Sophie Meyer agt Henry W Meyer et al; partition; att'y, G Haas.
Catherine slip, Nos 13-15. Abraham Silverson agt Pauline E Barber; action to declare lien; att'ys, Shepard & Houghton.

## FORECLOSURE SUITS.

July 27.

Aqueduct av, s e cor Plympton av, 201.3x725.9x irreg.
Land bounded n x Featherbed lane, s x 172d st, w x Plympton av, e x Nelson av. Knickerbocker Trust Co et al agt Webster Realty Co et al; att'y, A L Wescott.
Edgecombe rd, s w cor 166th st, 102.2x90.4x irreg. John J Mahony agt Lena Hoffman et al; att'y, D P Mahony.

July 29.

151st st, s s, 150.3 e Morris av, 50x118.5. Michael Del Guidice agt Filomena Salvatore et al; att'y, H Swain.
Anthony av, e s, 144 s of Burnside av, 25x100. Sarah H Purser agt Patrick J Jennings et al; att'ys, R E & A J Prime.

July 30.

Home st, s w cor Vyse st, 176.1x102.1x irreg. Lawyers Title Ins & Trust Co agt Bernard Samelson et al; att'y, P S Dean.
Beck st, s s, 100 w Avenue St John, 200x125. Same agt Herman Aaron et al; att'y, P S Dean.
Shakespeare av, w s, 150 s w 169th st, 50x200x 51.9x200. Orella D Brown agt Ida Douglass et al; att'y, J E Miller.
134th st, No 122 West. Abraham Velleman agt Julius E Carlin et al; att'ys, Strasbourger, Weil, Eschwege & Schallek.
Lenox av, e s, 67.5 n 111th st, 3.6x100. Adrian H Jackson agt Lulu Banford et al; att'y, S H Jackson.
Southern Boulevard, w s, 325 n Barretto st, 151.11x100; two actions. Lawyers Title Ins & Trust Co agt Abraham Greenberg et al; att'y, P S Dean.

July 31.

130th st n s, 80 w Lexington av, 80x99.11. Harris Mandelbaum et al agt Henrietta Spiro et al; att'ys, Eisman, Levy, Corn & Lewine.
Brook av, No 1506. Joseph Goldstein agt Henry J Masson et al; att'ys, Parker & Ernst.
Bryant st, e s, 325 s 172d st, 75x100. Margaret K Cushman agt Lewis V La Velle et al; att'y, C D W Rogers.

Aug. 1.

Avenue St John, n e cor Kelly st, 186.1x105x irreg. Lawyers Title Ins & Trust Co agt Philip Weinberg et al; att'y, P S Dean.
Leggett av, n w cor Kelly st, 118.8x110x irreg. Same agt Arnold Diamond et al; att'y, P S Dean.
Tiffany st, s e cor 167th st, 79.3x74.7x irreg. Nelson Smith, Jr, agt Geo W Collier et al; att'y, N Smith.
Sherman av, n s, 100 w Academy st, 200x150. Van Norden Trust Co agt Hanover Realty & Construction Co et al; att'ys, Parsons, Closson & McIlvaine.
Simpson st, e s, 201.10 n Westchester av, —x—. Lawyers Title Ins & Trust Co agt Isidor Robinson et al; att'y, P S Dean.
8th st, s s, 75 s e Av D, 22x97.6. Dry Dock Savings Institution agt Annie Grosser et al; att'y, F M Tichenor.
Chrystie st, Nos 168 and 170.
East Houston st, No 157.
Moses Kinzler agt Isaac Kleinfeld et al; att'y, S Betteman.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

July and Aug.

29 Adler, Philip, Maxwell, Moris and Sophia—John C Buens and ano .....$66.81
30 Abramson, Louis—James F Stewart Co .....$171.17
30*Artzt, Moses—Annie Lawner .....622.47
31 Amrheim, Charles—William Gibson....10.00
1*Arnest, Morris—H L Judd Co.....26.03
1 Allen, Oliver H—Morris Brett.....868.95
1 Abrahams, Paul M—Vivian S Kraeger.... .....2,175.18
1 Austin, Joseph—Maynard N Clement..600.00
27 Balleisen, Wolf—Theodore Ellender et al. .....519.40
27 Ballenzweig, Hyman—Mussgiller Mangels Co..... .....288.06
27 Broas, Chas H—R Wyatt Wistar et al..163.53
29 Betts, Craven L—N Y City Ry Co..... .....costs, 67.88
29 Bowman, Appa W—John G Walsh....69.85
30*Brooks, Wm L—N Y Telephone Co.....30.07
30 Biondo, Simon—North Am Distilling Co..96.91
30 Bachman, Alfred S—City of N Y..costs, 136.05
30 Balleisen, Wolf—Zahn & Bowley Co.....579.67
31 Beck, Robert W—John White et al....297.98
31 Borden, Matthew S—Walter G Douglas.313.04
31 Brush, Edw F—Theodore A Stephenson et al .....1,405.02
31 Baum, Joseph L—Edmond J Butler..... .....costs, 76.55
31 Bopp, Anna M—G T Lawrence & Gregory Co..... .....171.22
1*Black, Morris—N Y Ins Assn .....44.41
1 Block, Henry J—Title Guarantee & Trust Co..... .....38.48
1 Bremen, Ida A—Louise Ross .....102.47
1 Baruch, George—Berg Bros .....16.31
1*Barnett, Hyman—Abraham Halpert....279.77
27 Colleran, Mary A & John—Barney Goldman .....130.64
27 Crane, Chas E—Aeolian Co.....75.45
27 Cohen, Harris—Moses Binvitz .....38.12
29 Carroll, Kate—N Y City Ry Co.....67.88
29 Corin, Philip—Garment Trade Pub Co..23.65
30 Carstens, William—City of N Y..costs, 136.05
30 Cohen, Lippman—Abraham Galgoul.....64.72
30 Carney, Thomas—James H Ferster.....71.10
29 Daube, Oscar—E F Corey.....39.51
29 Doty, A Duane—Wendell C Phillips....147.75
30 Dunn, Catherine—City of N Y....costs, 136.05
31 Dalton, Edw T—Harry Eising et al....836.76
1 Daly, James—Simpson-Crawford Co....53.76
1 Diamond, Joseph—Stewart Lumber Co.105.54
1 Dondero, Charles—James H Ferster.....29.52
27 Friedman, Benjamin—N Y Telephone Co. .....28.16
30*Fraum, Harris—Meyer Cohen.....247.15
30 Frees, Louis—the same.....247.15
30 Farrow, Edw S—Cuno Miller et al.....523.43
31 Fletcher Margaret—Interurban St Ry Co. .....costs, 67.88
31 Friedman, Jacob J—Max Fein .....454.65
31 Freeman, Ernest B—Rural Pub Co....233.35
1 Flannery, Joseph F—Metropolitan Tobacco Co..... .....74.04
1 Free, John W—N Y City Ry Co..costs, 107.88
1 Faerber, Moritz—Louis Bleicher .....384.42
27 Grenville, William—N Y Telephone Co.30.76
27 Gurevitch, Jacob K—the same .....104.26
27*Goldberger, Louis—the same .....28.16
27 Gauss, Arthur H—the same .....36.61
27 Gobler, John—the same .....66.57
27 Getman, Lillian—the same .....21.38
27 Gilbert, Albert H—the same .....43.87
27 Grein, Jacob—the same .....31.06
27 Greville, Kate—N Cleiland Milner.....54.75
29 Gasser, Philip—N Y City Ry Co..... .....costs, 67.88
29 Goldsmith, Tillie—Interurban St Ry Co.133.03
29 Glaser, Joseph—Samuel Wolbheim.....37.41
30 Geis, Pierre A—John Einberger.....28.87
31*Gold, Harris—Wolf Brown.....268.40
31 Goldstein, Jacob—the same .....268.40
31 Graff, Samuel—Hebrew Geimlath Cleassdin Assn .....79.65
1 Goss, Patrick—Joe Resetar .....35.86
1 Galvin, James—Met St Ry Co..costs, 108.88
1 Goldman, Olga—H L Judd & Co.....26.03
1 Glass, Max—Samuel Polstein .....169.40
27 Hannes, Lazarus—N Y Telephone Co...24.17
27 Hills, Dexter W—the same .....23.39
27 Howard, Lawrence—the same .....40.00
27 Heath, Delmar W—the same .....39.36
27*Hatch, Geo C & Nelson B—the same..44.77
27 Hawkes, Clara & Mrs Corliss J—the same .....35.64
27 Hall, Perry E—R Wyatt Wistar et al..163.53
29 Haines, Leroy R—N Y Telephone Co..50.76
29 Hyman, Abraham—the same .....29.90
29 Harnischfeger, Jos—the same .....23.95
29 Houghton, Chas B—the same .....26.47
29 Hart, Thos R & Abraham L—the same.48.33
29 Hughes, Emma—the same .....38.37
29 Horowitz, Herman A—Paris Fine Art Pub Co..... .....122.22
29 Henry, George L admr—W D Miller..1,458.05
1 Hopkins, Chas W—Stewart Lumber Co.178.01
1 the same—the same .....136.95
1*Hennessey, Leona F—N Y Telephone Co. .....47.11
1 Hopping, Geo W—Vivian S Kreager.2,175.18
29 Joanindes, Stephen—N Y Telephone Co.40.11
29 Jones, John M—the same .....37.26
31 Jasnogrodsky, Nathan—Hammond Hotels .....442.85
31 Jacobs, Arthur D—Chas A Benkiser et al. .....27.41
1 Joyce, Annie—N Y City Ry Co..costs, 107.88
27 Kelley, John W—Bert K Bloch.....154.25
27 Killough, Robert—R Wyatt Wistar et al. .....163.53
29 Kehoe, Joseph A—N Y Tel Co.....83.66
29 Kennedy, David—the same .....20.29
29 Klein, Jos S—the same .....39.33
29 Kandel, Moritz—the same .....24.68
29 Kelly, Thomas L—Morris Rosenfield and ano..... .....98.37
29 Kleinfeld, Isaac—Franklin L Sheppard and ano..... .....116.46
29 Karlstadt, Henry—Nathan Picket and ano. .....59.65
30 Kalthoff, Adolph—R M Gilmour Mfg Co..32.79
30 Kahn, Harris—John Conway.....729.88
31 Klenen, Martin—N Y Telephone Co....71.11
31 Kenny, Elba—the same .....21.62
31 Kelly, Maurice—Interurban St Ry Co.... .....costs, 67.88
31 Kelly, John J, Jr—Richard Vom Hofe.116.44
31*Kleinfeld, Isaac—Sam Rubin.....186.46
31 Kuhl, Joseph—Bernard Petzoldk.....175.81
1 Kramer, Stella—Kate Lilly .....542.28
1 Kilgallon, David—John A Vincent Sweeney .....86.29
1 Kasten, James H, Jr—Wealey G Muckenfuss, Jr..... .....337.15
1 King, Adelmour W—Wm H Tunison...87.47
1 Kerrigan, Peter J—Am Farm Products Co. .....206.89
1 Kelly, John F—Sophie Zanderer.....65.22
1 Kirby, Maurice—Frank C Bostock.....170.15
27 Le Baron, Fred W—Francis L C Story.... .....costs, 25.10
29 Loeb, Louis L—Wm Morris .....29.72
29 Linden, Kopel—N Y City Ry Co.....67.88
29 Littner, Rose by gdn—Interurban St Ry Co .....costs, 134.28
29 Luyties, Herman C G—Chas E Clarke..85.87
29 Liebelsky, Max—Goldberg Bros Co....134.32
29 Lups, Vincent G—Domenick Romano..160.97
30 Levy, Bertha—N Y Telephone Co.....104.33
30 Linsky, David A—the same.....151.47
30 Lewin, Benjamin—the same.....29.83
30 Laredo, Christina A—the same.....165.08
30 Lawner, Joseph—Annie Lawner.....622.42
30 Levy, Samuel—Alfred A Zeimer.....226.41
31 Lichtenberg, Herman—N Y Telephone Co. .....35.70
31 Levison, Meyer—the same .....37.08
31 Leskes, Leon the same .....63.21
31 Leimer, Wiliam—the same .....39.64

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31 Lanzett, Mokel—Kiba Dorfman.....20.41
27 Maniscalco, Michele by gdn—Met St Ry Co. .....costs, 108.88
27 Murray, Thomas—Dry Dock, East Broadway & Battery R R Co .....costs, 108.88
29 Mathes, Henry—N Y Tel Co .....23.95
29 Monks, Robt——the same .....20.29
29 Munro, Norman L—Spire Peton .....182.85
29 Mierisch, Chas—Geo Genmerich et al..312.27
29 McCauley, John F—Morris Rosenfield and ano .....86.91
29 McConnellogne, Florence K—May Harris. .....32.65
30*McMahon, Rodrick—N Y Telephone Co..51.25
30 McMahon, Edward——the same.....51.25
30 Madden, Martin S—John J Darrahar....469.41
30 Meeker, Herman E—National Ventilating Co .....costs, 92.90
30 Myers, Mary and Bernard—Wm B Harris Co .....60.91
30 McCabe, Ella M—N Y Telephone Co....39.75
30 McDonald, Patrick——the same.....94.65
30 McLeer, Edward G——the same.....31.40
30 Meyer, Cord A—N Y Telephone Co.....30.07
30 Mulqueen, James A——the same.....30.37
30 Manual, James J——the same.....66.39
30 Munao, Leo S——the same.....24.12
30 Mott, Mae E——the same.....71.78
30 Marum, Simon C——the same.....94.87
30 Meehan, Michael J—Morris Rosenfield et al .....72.08
30 Mahr, Matilda—City of N Y.....136.05
30 Mellin, Adolph—Abraham Bernhard et al .....29.92
31 Morroydis, Gust* & Amastasios—N Y Telephone Co.....21.44
21*Mitchell, Carl H, Jr——the same .....36.30
31 Monroe, Dwight V——the same .....64.39
31 Murray, Thomas—De Witt C Flanagan et al. .....155.40
31 Mellini, Vincenzo—Thomas C Platt..... .....costs, 17.72
31 Mockley, Louis J—Sobel & Kean.....53.16
31 McCullum, Joseph F—N Y Telephone Co.22.29
1 Myers, Joseph—Fira & Kadison .....612.92
1 Milliken, Alexander J—Vivian S Kraeger. .....2,175.18
1 Marks, Cecil—Kaaterskill Realty Co...174.52
30 Neuman, Johanna—City of N Y..costs, 136.05
30 Novak, Mary—Fanny Lissy .....143.25
30 Neumann, Charles—Frank P Bennett & Co. .....136.11
1 Nussbaum, Henry—N Y Telephone Co..40.67
29 O'Connell, Patrick H—G Ludwig.....112.22
31 O'Brien, Wm F—Edmond J Butler..... .....costs, 75.95
1 Olcott, Thomas W—N Y Telephone Co.34.20
1 Ostermeyer, George——the same .....42.65
1 O'Donnell, Florence or Mrs Frank J—— the same .....21.48
1 Oglesby, James Van P——the same ....28.39
29 Posburg, Christian F—Thos A Phelan and ano .....64.70
29 Peet, Alexander J—F A Davis Co.....88.57
31 Parks, William & Kate—Swift & Co..134.71
31 Prendergast, Nicholas E—N Y City Ry Co. .....costs, 67.88
31 Potter, Geo W—Ntl Bank & Loan Co of Watertown, N. Y. ..... 888.30
31 Preininger, Joseph—George Bechtel Brewing Co.....134.48
31 Pomeranz, Samuel—Sam Rubin .....186.46
1 Percival, Albert L—N Y Telephone Co.42.38
1 Poppe, James E—Stewart Lumber Co..178.01
1 Paleologue, Jean—Wm F Mannheim....43.56
1 Pearl, Henry—Harris A Rohtman.....34.85
1 Phillips, Thomas F—Vivian S Kraeger.... .....2,175.18
1 Quaseck, Augusta—Interurban St Ry Co. .....costs, 108.88
27*Rockefeller, Geo W—N Y Telephone Co.44.71
29 Rosenblatt, Herman P—N Y Tel Co..39.33
29 Rothfeld, Isaac—Franklin L Sheppard and ano .....116.46
29 Rowan, Luke—Inter St Ry Co.....169.28
29*Rosenthal, John—Goldberg Bros Co....134.32
30 Rosenberg, David* & Frank Cudahy Packing Co.....322.12
30 Revel, Helen extrx—City of N Y. .....costs, 136.05
30 Reidel, William—Katie J Schmidt.....93.31
30 Roe, Richard—R M Gilmour Mfg Co...32.79
30 Rhinelander, William—Thos L Feitner et al .....costs, 17.35
30 Same——the same.....costs, 17.35
30 Richter, Paul R—Wm B Ludlow.....60.49
30 Ryan, Thomas L—Geo R Sutherland.....52.05
30 Ruhl, Paul I E——the same .....33.33
30 Ryan, Thomas F——the same.....33.33
30 Rosenthal, Fraggi—Twelfth Ward Bank of City of N Y.....311.79
31 Rosenbach, Max—Maynard N Clement.... .....1,821.32
31 Roth, Max & Joseph—William Gibson..... .....costs, 10.00
31 Rothfeld, Isaac—Sam Rubin .....186.46
31 Ryan, James F—John F Gorilowich....68.45
31 Rosenberg, Marc J—Geo W Birnbaum..921.20
31 Revitz, Samuel—Geo L Storm & Co...74.53
31 Reiss, Isador——the same .....74.53
1 Robinson, Hannah—N Y Telephone Co..62.62
1 Robb, James——the same .....78.27
1 Ryan, Michael M——the same.. .....47.11
1 Rosen, Abraham H & Max—Wm R Ellis. .....275.86
1 Rovatzos, Antone——the same .....23.82
1 Rosenbaum, Pinkus—Maynard N Clement. .....1,821.32
1 Rafter, Edward, Jr—Isador Wiesbader..62.60
1 Ross, Charlotte M—Rufus E Leavitt et al. .....882.40
27 Selley, Isaiah—Chas A Lefferts & Co.126.21
27 Schmutz, Harry—Peter Wagner.....29.98
27 Shapiro, Morris—Morris Meyer.....60.01
27 Struezokie, Peter—Bert K Bloch.....167.50
27 Sanitate, Frank by gdn—N Y City Ry Co. .....costs, 108.88
27 Schwartz, Isaac—Weisberg-Mark Co....59.65
29 Schenkein, Samuel—John F Steeves et al. .....1,142.43
29 Siplow, Herman & Joseph—Mayer Malbin and ano .....384.25
29 Schwartz, Jacob——the same .....384.25
29 Smith, James A—Mercantile Finance Co. .....60.96
30 Stewart, Lispenard exr and indiv and Wm R exr and trustee—Thomas L Feitner et al .....costs, 17.35
30 Same——the same.....costs, 17.35
30 Same——the same.....costs, 17.35
30 Shapiro, David—City of N Y.....costs, 136.05
30*Smith, Barrett H—N Y Telephone Co..31.40
31 Schreyer, Jacob—Schildwachter Carriage Co .....128.51
31 Stark, Samuel—William Gibson .costs, 10.00
31 Salomon, Walter J—City of N Y.costs, 148.90
31*Skulnik, Samuel—Hebrew Gemilath Chassdim Assn .....79.95
31 Smith, Alfred F—N Y Telephone Co....36.30
1 Schroeder, John C—N Y Telephone Co..60.79
1 Senegas, Jean* & Armand——the same.83.87
1 Sibbald, James B——the same.....20.40
1 Shapiro, Rose——the same .....31.74
1 Schwartz, Morris—N Y Ins Assn.....44.41
1 Sbraccia, Bernard—James D Barton...130.90
1 Schleicher, George—Wood & Brooks Co. .....144.82
1 Schwartz, Michael—Sigmund Branner.169.07
1 Studley, Howard A—Samuel Jacobs....42.65
1 Shober, Chas E—Wm W White.....1,821.24
1 Shapiro, Aaron S & Philip D—Abraham Halpert .....279.77
1*Silberman, Ignatz—Louis Gleicher...384.47
1 Smith, P Minturn—Antonie P Voislawsky. .....9,996.21
27 Veltri, Louis by gdn—F W Gerswein Co. .....costs, 108.18
27 Wexler, Morris—Theodore Ellender et al. .....519.40
27 Whitney, Chas L—John T Stanley....53.09
27 Winkler, Herman S—Nathan Seplow...123.31
27 Wheeler, Jennie—Aeolian Co.....53.32
27 Wilstack, Claxton & Frank—Met Printing Co. .....271.66
27 Whitworth, Charles—Morris Nason et al.97.80
29 White, Robt A—N Y Telephone Co.....83.66
29 Wynn, James C, Thomas & Thomas J—Hydrex Felt & Engineering Co.....359.24
30*Woodfield, Harry C—N Y Telephone Co..94.65
30 Warner, Louis H—Alfred Basse.....385.81
30*Wexler, Morris—Zahn & Bowley Co.....579.67
30 Witherbee, Mary S, exr—Thomas L Feitner et al.....costs, 17.35
30 Same——the same.....costs, 17.35
30 Same——the same.....costs, 17.35
30 Wendel, Pauline, Louis Nicholas—City of N Y.....costs, 136.05
30*Winterbauer, Louis—R M Gilmour Mfg Co .....32.79
31 Wilson, Ellis—Jacob Meurer .....499.09
31 Weissman, Philip—Ntl Lead Co.....52.34
1 Watkins, Philip D—Ralph A Begg.....279.03

CORPORATIONS.

27 National Damp Proofing Co—Isidore Greenberg .....130.65
27 Gleason-Peters Air Pump Co—United States Gauge Co.....76.46
27 Knepper Realty Co—Joseph Meyer....39.72
27 Interborough Rapid Transit Co—Violet Leana .....235.00
29 Sterling Hotel Co—H W Baker Linen Co. .....147.54
29 Durand Kneading Machine Co—John Valentine .....105.81
29 Pennsylvania, New York & Long Island Railroad Co and New York Contracting Co, Pennsylvania Terminal—Wm Strauch.... .....5,334.93
30 Burns Foundry & Machine Co—Nelson S Bartlett .....749.32
30 Buzzini & Co Inc—C P Kelterer Co.....461.45
30 The Man Ry Co—City of N Y....costs, 210.70
30 Rose of Sharon Lodge No 137, Independent Order of Good Samaritan and Daughters of Good Samaritan—Alice Tinsley.....89.51
30 Afton Realty Co—Edwin J Robinson.....44.85
30 Candee & Smith—Fordham Stone Renovating Co.....costs, 121.20
30 Stewart Machine Co—Charity Stewart.2,305.25
30 U S National Bank of Omaha—Vernon C Brown .....1,049.06
31 The Pennsylvania Fire Ins Co—Globe & Rutgers Fire Ins Co.....218.40
31 Fireman's Fund Ins Co——the same...416.00
31 Henry, Claus Brewing Co—Percival Kuhn et al .....189.69
31 Sterling Hotel Co—Thomas Leclaire et al. .....223.59
31 The Fidelity & Deposit Co of Maryland—James R McLean .....145.00
31 Interborough Rapid Transit Co—Minnie C Small .....300.00
31 The Bridgeport Savings Bank—Thomas L Reitner et al .....costs, 56.85
31 the same——the same .....costs, 43.25
31 The Central Ry Co of Oregon—Morris Lazarus .....470.09
31 Jamestown Exposition Excursion & Steamboat Co—Press Pub Co..... .....115.41
31 Hawthorne Building Co—Lillian Sheridan. .....379.22
31 The Northwestern Realty Co—Lockwood Co .....584.28
31 Niagara Sprayer Co—Rural Pub Co....233.35
1 Citizens Independent Ice Co—Vivian S Kraeger .....2,175.18
1 John B Phillips Mfg Co——the same..2,175.18
1 The Standard Structural Co—Antonie P Voislawsky et al .....9,996.21
1 Greenpoint Grille Mantel & Moulding Co—Stewart Lumber Co.....178.01
1 N Y & B Carriage & Wagon Works—John J Saunders .....117.53
1 W Gubness Sons Corporation—Crescent Chemical Mfg Co.....590.05
1 W Gubness Sons——the same .....590.05
1 The Echo Farms Corporation—Geo S McNeill .....7,455.38
1 The City of N Y—Lewis L Fawcett..... .....costs, 133.01
1 The Iroquois Hotel & Apartment Co—Andrew Parell .....348.85
1 the same——the same .....350.10

## SATISFIED JUDGMENTS.

July 27, 29, 30, 31, Aug. 1 and 2.

Alder, Phillip—Associated Merchants of N Y. 1907 .....$53.61
Ambrose, Daniel J—R Reilly. 1907.....88.13
Bailey, Ellen—C Schlesinger et al. 1888..322.42
Broller, Jennie E—A C Beyrodt. 1907....304.72
Brodt, Fritz—Holtz & Freystedt Co. 1907.49.93
Baker, Frank S—J R Thomas. 1896.....395.98
Bernstein, Joseph & Birdie Godfried—J F Smith & Co. 1906 .....265.86
Colon, George—J Richter. 1907 .....26.67
Same——same. 1907 .....539.22
Same——same. 1907 .....27.72
Cappiello, Nicholas & Andrew Olsen—The Yellow Pine Co. 1905 .....190.12
Clark, Wm G—D Isseks. 1907.....102.65
[1]Danahar, John J—M S Madden. 1906.....469.41
De Carlo, James—S Feinblatt. 1907....113.59
Same——same. 1907 .....53.99
[4]Elliott, Robert H E—J Asiel. 1907.....108.17
Finkelstein, Nathan—I Silberberg et al. 1901. .....31.65
Flaum, Charles—L Tannenbaum. 1907....79.47
Same——same. 1907 .....232.73
Feldman, David H—Allerton-Clarke Co. 1906. .....84.00
Fischer, Albert—W T Georgen Co. 1906...139.72
Fishel, Benjamin—D Sobel. 1907 .....650.89
Guttenberg, Jacob & Annie—J Wahl. 1907.191.91
Gethmann, Max—F Schnaufee. 1907.....86.07
Huppert, Isaac, Edward Bernstein and Isaac Rothfeld—the State Bank. 1907 .....212.00
Howden, Frances E—J A Gillette. 1902..329.71
Minsky, Louis—J Meller. 1907.....99.87
Same——same. 1907 .....601.37
Kraft, Isaac—John C Orr Co. 1907.....838.71
Same——same. 1907 .....1,207.19
Same——same. 1907. (Corrects error in issue of July 20 when first name was Kidft.)..779.53
Kalcheim, Henry—D Fenchel. 1907.....112.15
Lichti, Anna—G F Hinrichs. 1907.....389.29
Langner, Isidore—J Moscowitz 1907 .....60.00
London, Julius, Moses Press and Louis Merysash—J. Bock. 1907 .....227.81
Levin, Solomon, Nathan Pickett and Samuel Passell and Sidney B Miller—O E Konkler. 1907 .....171.75
Morgan, Patrick—A T Schneider. 1907....254.77
Perry, Egbert B—Union Ry Co of N Y City. 1907.....114.78
Stettheimer, Max J—S O Hardy. 1903....239.67
Schneider, Julia—N Benson. 1897.....236.57
Smith, James—T W G Cook. 1904.....70.31
Selig, Jacob—City of N Y. 1906.....264.91
Tarven, Simon—S Tarber. 1907.....166.29
Vogel, Jacob J—Maryland Club Whiskey Agency. 1899 .....107.46
Wicker, Cassius M—R D Mershon. 1907...27.41
Same——same. 1907 .....244.41
Wallenstein, Samuel B—The Sewing Machine Supplies Co. 1897 .....114.48
Webber, Jacob—H Filler. 1900 .....45.73
Weill, Fanny—N Y Telephone Co. 1902....34.68
[1]Weed, Hamilton M, Philip Bauman & Joseph Hagan—C M Lewis. 1907 .....539.44

CORPORATIONS.

R W Robinson & Son Co—H Smith et al. 1907. .....39.33
Animated Photograph Co—Wm M Ceane Co. 1905 .....1,706.37
Bergen Realty Co & Fidelity & Deposit Co of Maryland—H Frank et al. 1907.....348.91
Lispenard Realty Co & Fidelity & Deposit Co of Maryland—H Frank et al. 1907.....338.91
Lawrence Bros, Inc—G B Raymond. 1902.1,690.14
Mac Lellan, Daniel and Clara M—G W Walker. 1902 .....162.17
N Y Leather Belting Co—Oneida Steel Pulley Co. 1906 .....925.43
Ocean Steamship Co of Savannah—P McElliott 1907 .....3,920.75
New York Electric Lines Co—W B Ellison. 1907 .....180.65
Same——same. 1906 .....142.45
[6]The Belle Fleur Poultry Farm Co & Geo B Bidwell—Nostrand Bros. 1907 .....135.37

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

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## MECHANICS' LIENS.

July 27.

310—61st st, No 110 West. Howell & Lawrence agt Anna Duross and John T Finn & Co.$132.00
311—Fairmount pl, n s, 337 e Prospect av, 25x 100. Thos B Bowne & Son Co agt John C Embree and David H Sarfaty .....164.77
312—Duncombe av, s e cor 208th st, 100x125. Michael Bolatti agt Fleischman Co and Charles Damm .....800.00
313—58th st, Nos 205 and 207 East.....| 3d av, Nos 973 and 975 .....| City Fire Proofing Co agt Meyer Frank..438.80
314—8th av, Macomb's Dam rd and 151st st, triangular plot. A E Klatz Fireproofing Co agt S & N Construction Co.....371.80
315—Franklin av, e s, 326.10 n 169th st, 109x 145. A P Dienst Co agt John Boyland and James McElvaney .....100.46
316—Broadway, No 401. Frank Strand agt Walker Realty Co and Louis Wright.....53.00
317—122d st, Nos 247 to 251 East. William Buess agt Furman, Weltfisch & Gertner.325.00
318—2d av, n e cor 108th st, 50.5x100. Maurice Neumark agt Raphael Kurzrok .....1,480.00

July 29.

319—Verio av, s e cor of 236th st, 92.8x110.1. Thomas F Fleming agt German Real Estate Co and David H Sarfaty .....737.00
320—Clinton st, No 129. Morris Hochberg agt Louis Haims and Harry Heckelman .....60.00
321—238th st, n s, 200 w of Keppler av, 25x 100. John Stahl agt Louis Wirsching and Hoffses & Hyler .....620.00
322—236th st, s s, 100 w Oneida av, 150x100. Geo W Aitken agt George M Clark and George W. Lockwood .....221.63
323—Keppler av, e s, 64 n 237th st, 24x100. Thomas Zilli agt Norwood Hill Realty Co.138.92
324—Carpenter av, w s, 200 n 239th st, 27x 100.11. Colored Co-operative Co agt Sallie Moore .....1,245.00
325—Allen st, No 200. Max Brooks agt Lippe Scheinhous and Mike Berman .....566.00
326—Satisfied.
327—6th av, Nos 443 and 445. A Gordon & Bros agt James Jacobs and Louis Pell and M Goldsmith .....475.00
328—Park av, s e cor of 103d st. Pittsburgh Plate Glass Co agt Cohen & Kraft.....383.70
329—Madison st, No 162. Samuel Shanker agt E Reibstein and Joseph Epstein.....210.00

July 30.

330—2d av, No 1567. Reinhold F Werner agt Stefanie Fulop .....82.76
331—238th st, n s, 200 w Keppler av, 25x100. J Marcus Woodworking Co agt Louis Wirsching and Hoffses & Hyler .....689.00
332—Summit av, n e cor 164th st, 25x100. Meyer S Blumberg agt Hargaret Colleran and John Colleran... .....365.00
333—Longfellow st, w s, 125 s 172d st, 50x 100. Heil Bros agt David H Spring....100.00
334—5th av, No 315. Philip Bologh & Co agt Mathias Rock and Thomas J Brady Co..323.70
335—Barrow st, No 101. Jacob S Glaser agt Mary E Hardy .....141.00
336—3d st, No 231 East. Issy Levin agt Joseph Rothman and Morris Okin .....800.00
337—Trinity av, Nos 971 and 973. ;Rathe & Scherberg agt Frank Zinga and H C Smith. .....116.00
338—Perry av, e s, 125 s 209th st, 25x100. Michael Crowley agt Helene Poppelan and John A Miller.....600.00
339—Southern Boulevard, w s, 300 n 187th st, 76.9x—. Antonio Mausolilli agt Universal Cement Brick & Block Co.....180.00
340—104th st, Nos 76 and 78 East. John A Philbrick & Bro agt Abraham Gerlich and Abraham Sugarman .....1,024.04
341—238th st, No 129 East. Edgar Klein agt Louis Wirsching and Hoffses & Hyler...250.00

July 31.

342—Broadway, s e cor 62d st, 116.2x141.8. Cornell & Underhill agt Ella V Von E Wendel and J T Finn Construction Co.....87.24
343—West Farms rd, s s, 175 w St Peters av, 60x100. Tremont Metal Ceiling Co agt Luigi Amelia and James De Carlo.....70.00
344—112th st, Nos 534 to 538 West. Mabinger Bros agt Abraham Collier and Kleinfeld & Engelsberg.....850.00
345—Longfellow st, w s, 125 s 172d st, 50x100. Peter Ewald agt David H Spring.....78.00
346—Trinity av, No 910. Solomon Sobol agt Lizzie Kramer and John Conway.....7.00
347—Broadway, No 1876. Marcus L Freeman agt John G, Rebecca D, Mary E & Ella V Wendell and John T Finn.....268.10
348—Perry av, e s, 125 s 209th st, 25x100. John A Miller agt Helene Poppelan ..3,450.00
349—Same property. Daniel Nathanson agt Helene Poppelan and John H Muller..165.00
350—Perry av, No 3276. William Coogan agt Margaret Weindell and Charles Weindell.37.00
351—145th st, No 464 West. Taltz Bros agt Thomas M Weed and Philip Dowling..40.63
352—West Farms rd, s s, 168 w Union av, 50 x95. Frederick D Crowley agt Louis and Rosa Amelia and James Di Carlo.....100.00
353—228th st, s s, 400 e 4th av, 75x114. Thos B Bowne & Son Co agt Nanette L Schneider .....1,475.32
354—55th st, Nos 611 to 619 West. Robert H Fischbeck et al agt Jacob Racich Asbestos Co and Jacob Racich .....214.34
355—238th st, No 129 East. Edgar Klein agt Louis Wirsching and Hoffses & Hyler...250.00

Aug. 1.

1—Perry av, e s, 125 s 209th st, 25x100. Geo F Engeldrum agt Helene Poppelan and John A Miller.....325.00
2—55th st, Nos 611 to 619 West. Fiske & Co agt Jacob Racich and Asbestos Mfg Co...87.38
3—116th st, s s, 200 w Manhattan av, 50x100.11 x irreg. Benjamin Meyer agt Joseph N Campbell .....19.90
4—Mangin st, Nos 125 to 139. Morris Weher agt Peter Kohr Estate and Richard L MacHale.....100.00
5—125th st, Nos 66 to 70 East. J & L Moreland Co agt Morris B Baer, Benjamin Hurtig and Frank G Swartout.....261.50
6—Perry av, e s, 125 s 209th st, 25x100. John Pienlli agt Helene Poppelan and John A Miller .....40.00
7—117th st, No 509 East. George Barnes agt John McAuliffe and James J Benson....105.07
8—146th st, s s, 125 e Broadway, 75x99.11. Charles Cohn agt Rae Ginsberg .....790.00

## BUILDING LOAN CONTRACTS.

July 27.

Hughes av, n e cor 183d st, 49.10x50. Title Guarantee & Trust Co loans John H Hamann to erect a — sty building; 2 payments..$11,000
84th st, Nos 235 and 237 East. Ausin B Fletcher and Lewis H Schultz loan Parnass & Dellon Realty Co to erect a — sty building; 7 payments .....62,000
SLeriff st, w s, 120 n Delancey st, 40x90. Julia D Sturges loans Mendel W Greenberg to erect a 6-sty apartment; 4 payments..24,500
Bathgate av, e s, 128.4 n 175th st, 83x99.6x83x 99.1. American Mortgage Co loans Frank A Ten Brook and Chas T Streeter to erect two 5-sty buildings; 11 payments.....60,000
Lexington av, n e cor 30th st, 43.10x100. Henry H Jackson loans Michele Benincasa to finish a 12-sty hotel; 20 payments .....90,000
Park av, n e cor 80th st, 100x100. Title Guarantee & Trust Co loans 925 Park Avenue to erect a — sty building; 10 payments ..550,000

July 29.

Hoe av, w s, 100 n Jennings st, 25x100. Manhattan Mortgage Co loans Jacob Cohen to erect a 3-sty dwelling; 5 payments.....6,750

July 30.

7th st, n s, 300 w Av E, 25x103. Annie C Ruhl and Leonora Wurm loan John Reardon to erect a — sty building; 3 payments..3,600
77th st, s s, 150 e Columbus av, 100x102.2. Amos L Prescott loans Montrose Bond & Realty Co to erect a 14-sty apartment; 11 payments .....150,000
Washington av, e s, 109.10 n 168th st, 112.11x 75x114.7. North American Mortgage Co loans The Diamond Construction Co to erect two 6-sty apartments; 12 payments.....50,000
Hamilton st, Nos 14 and 16. John Katzman loans Joseph Goldfine Realty Co to erect a 7-sty building; 6 payments .....14,000

July 31.

Hammond av, e s, 100 n Gleason av, 25x100, Bronx. Louise Schmid loans Alwina Mantel to erect a 2-sty dwelling; 3 payments.3,750
Tiffany st, w s, 100 s Dongan st, 175x105....|
Tiffany st, e s, 100 s Dongan st, 175x110....| Lawyers Title Ins & Trust Co loans Meehan Construction Co to erect ten 5-sty flats; 5 payments .....160,000
Kingsbridge rd, e s, 215.2 n Kingsbridge Terrace, 25.9x129.7 to Kingsbridge Terrace, x 25.2x120.7. Central Mortgage Co loans Fordham Realty Co to erect a —'sty building; 6 payments .....7,900

Aug. 1.

Vireo av, s e cor 136th st, 110.2x98.9x100x 52.7. Title Guarantee & Trust Co loans German Real Estate Co to erect four 2-sty dwellings; 4 payments.....11,750
Broadway, s w cor 133d st, 74.11x125x irreg. Joseph Hamershlag loans George Daily and John A Carlsen to erect two 6-sty apartments; 12 payments .....80,000
93d st, n s, 173.4 w Central Park West, 75x 100.8. Edw F Searles loans Columbia Grammar School to erect a — sty building; 3 payments.....70,000
Lot 148, map of Williamsbridge. Alexander P Falconer loans Angelo Justo to erect four 2-family dwellings; — payments.....3,000
Anthony av, e s, 200 s Prospect av, 59.2x90x 83.6x92.5. Manhattan Mortgage Co loans Resht Realty Co to erect two 2-sty dwellings; 7 payments .....13,500

## SATISFIED MECHANICS' LIENS.

July 16.

[2]20th st, No 24 W. The Canton Steel Ceiling Co agt Alois Habisreitinger et al. (Feb 26, 1907) (Corrects error in issue of July 20 when West was omitted.) .....277.50

July 27.

Broadway, s e cor 184th st. Neil Campbell agt William Lyman. (July 12, 1907).$1,333.90
116th st, s s, 200 w 5th av. Raisler Heating Co agt Ohab Zedek Congregation et al. (Feb 28, 1907) .....1,690.00
Broadway, No 652. Blackall & Baldwin Co agt Number Six Fifty-Two Broadway. (July 25, 1907).....320.00

July 29.

[2]Broome st, Nos 65 and 67. Isaac Greenbaum agt Floris T Whittaker et al. (Feb 1, 1907) .....112.50
[2]Same property. Harry Trinkowsky agt Jacob T Hildebrant et al. (April 5, 1907)....118.40
[2]Broome st, No 65. Harmon Hurwitz agt Floris T Whittaker et al. (Jan 29, 1907).....485.73
Mulberry st, No 26. Russo Pamininzio agt Charles Bacigalupo et al. (July 24, 1907). .....300.00
Madison st, No 160. Samuel Shanker agt E Reibstein et al. (July 23, 1907).....210.00

July 30.

Topping av, e s, 200 n 174th st. Geo F Moore, Inc, agt Ella Gundlach et al. (May 16, 1907) .....40.00
Same property. Same agt same. (May 16, 1907) .....27.00
Franklin av, No 1346. A P Dienst Co agt John Boyland et al. (July 27, 1907).....100.46
133d st, Nos 503 and 505 West. Louis C Bergman agt Charles Altieri et al. (May 15, 1907).....55.00
[3]3d av, No 1341. Ike Greenberg et al agt Henry C Meyne et al. (Nov 20, 1906).....250.00
[2]Simpson st, w s, 100 n Westchester av. Joseph Antonnacio et al agt Louis Stern. (July 3, 1907) .....750.00

July 31.

130th st, Nos 48 and 50 East. Andrew J Anderson agt All Saints Roman Catholic Church et al. (July 26, 1907).....92.50
10th av, Nos 285 to 291. Wm A Thomas Co agt Pincus Lowenfeld et al. (July 20, 1907) .....171.90
4th av, Nos 363 and 365. The Hall Telephone Mfg Co agt John E Roosevelt et al. (July 5, 1907) .....202.00
Riverside Drive, e s, 600.2 s 127th st. Herman Miller agt Rutland Realty Co. (Jan 25, 1907) .....1,280.00

Aug. 1.

Fox av, w s, 150 s Jefferson av. Henry Berkowitz agt Ufland, Sonkin & Fines et al. (July 29, 1907) .....85.00
Rolling stock and tracks and appurtenances of Erie & Jersey R R Co. Bath Portland Cement Co agt Erie & Jersey R R Co et al. (March 15, 1907) .....3,508.87
Simpson st, Nos 1049 to 1061. Mayer Sirotkin agt Louis Stern et al. (July 12, 1907)...220.00
17th st, No 403 East. Goldman & Schor agt Meyer V Turchin et al. (Jan 18, 1907).500.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Under Chap. 418, Laws of 1897.

July 30.

Central Park West, n w cor 85th st, 100x150. Sigmund Adler on Gotham Building & Construction Co to Edwin Shuttleworth Co.....$5,500.00
Fairmont pl, n s, 337 e Prospect av, —x—. David H Sarfaty on John C Embree to James C Forbes and David H Sarfaty, trustees.... .....2,000.00
230th st, s s, 155 e Carpenter av, —x—. Same on Thomas Holland to same.....2,713.00
Verio av, s e cor 236th st, —x—. Same on German Real Estate Co to same.....4,000.00
Same property. Same on same to same..4,000.00
Same property. Same on same to same..4,000.00
Same property. Same on same to same..4,000.00

## ATTACHMENTS.

July 26.

De Forest Wireless Telegraph Co and American De Forest Wireless Telegraph Co; Thomas H Hubbard; $15,000; Joline, Larkin & Rathbone.

July 27.

Derby Desk Co; Michael J Murray; $937; E R Root.
Stoermer, Frederick R; Ernest C Bartels Aktiengesellschaft; $6,500; Rounds, Hatch, Dillingham & Debevoise.

July 30.

Gissel, Hugo; Otto C Kanzow & Co; $682.44; A M Schwarz.
Phinizy Commission Co; Arthur Meyere; $5,200 J S Klein.

July 31.

F W Berk & Co; Fuerst Bros & Co; $1,304.80; Meighan & Necarsulmer.

## CHATTEL MORTGAGES.

July 26, 27, 29, 30 and 31 and Aug. 1.

AFFECTING REAL ESTATE.

Benincasa, M. Lexington av and 30th st.. Reedy E Co. Elevator. $6,100
Dubinsky, M D. 125th st and 2d av..W Kerby. Ranges. 908
Morris & Sussman. 538-48 E 143d..Abendroth Bros. Ranges. 975

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REAL ESTATE RECORD AND BUILDERS GUIDE.
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THE ONE CLASS of improvement in which some signs of overbuilding may develop in the near future is that of the comparatively expensive apartment house. Including those which come under the head of being coöperative, an unusually large number of them are being erected to the east, south and west of Central Park, and they will be placed on the market for rental at a time of enforced economy on the part of many well-to-do people. There is a danger, consequently, that they will not rent so easily as their projectors anticipate, and in this event the losses will fall not only on speculative builders, but upon the people who are investing their money in coöperative apartment houses. The financial success of all these coöperative plans depends upon the success of the company in renting a certain proportion of the apartments. These rentals are supposed to pay the interest on the mortgage, the taxes and the running expenses of the buildings; and if they should considerably diminish, the difference would be assessed on the stockholders, many of whom could ill afford to pay it. Those of the coöperative companies which were first in the field will be able to pull through without any trouble, but it is an open question whether it would not be safer to finance these schemes on a different basis. The really safe and conservative method of erecting a coöperative apartment house would certainly be to charge the stockholders for an apartment a sum sufficient to pay a proportionate share of the whole cost of building and land, so that the building would not be subject to a mortgage. Under such a plan the apartments would cost their owners probably a third more, and each apartment would, in addition, be subject to an assessment for taxes and running expenses; but the increased security of the stockholder's position would compensate him for the increased expense. Some of the newer enterprises are, we believe, being organized on this basis, and if such is the case, it will mean that these companies can regard with indifference the ups and downs of the renting market. Furthermore the individual owner of each apartment would be in a much better position to rent his apartment, if he so desired, than he is under the current method of financing. He will not be competing with the large number of apartments rented by the company.

THE TESTIMONY which is being elicited by the investigation of the Interborough-Metropolitan Co. is, on the whole, justifying the conclusion in respect to the business of that company recently advanced by the Record and Guide. This conclusion was that, whatever improvements may be made in the company's service through administrative orders by the Commission, these improvements will accomplish very little by way of relieving the existing congestion. The system of the company, at least in Manhattan, is being operated very near to its limit at the present time; and, in view of the necessary future increase in traffic, it is desirable to leave a certain margin. Four or five years at least must elapse before any more subways can be built or completed, and in the meantime the traffic will inevitably and enormously increase. The service of the company should consequently not be stretched to the limit until definite arrangements are made for the enlargement of the subway system. If these conclusions are true, they bring with them certain consequences which should be carefully considered by everybody interested in the prosperity of New York City and the well-being of its inhabitants. What is really needed is not so much an investigation into the business of the Interborough-Metropolitan Company. The Commission was bound to undertake the examination which is now under way; but the first inference from such an examination will be to show its own insufficiency. The really necessary and helpful investigation would be much more comprehensive. It would include the whole problem of the congestion of traffic in the several boroughs of the city, and the measures necessary for relief. Its object would not be to expose and to injure the traction company, for just in so far as that company is injured its efficiency as a public servant is diminished. Its object would be to reach full information in respect to every aspect of the traffic problem, and an equally comprehensive policy for the relief of the existing congestion.

WHILE the most important part of a comprehensive method of relieving the existing congestion would be the construction of new subways, and essential as it is that such subways should be built, other means of relief are demanded which are almost equally important. New subways would, for instance, do very little to relieve the congestion on the surface lines. They would diminish the number of long-distance passengers who now travel on the surface; but their places would soon be taken by an increase in the short-distance passengers. Subways and surface lines compete only within narrow limits. In a well regulated transit system the respective services offered by the two kinds of transit lines would not be competitive at all; they would be made by means of liberal transfers supplementary one to another. No matter how many new subways are built, the congestion of surface traffic will remain, and the efficiency of the whole transit system will be very much diminished thereby. The surface cars should really do the work now performed by the local trains in the Subway; and they could do it most efficiently, provided traffic on the surface could move freely. A continuation of the existing congestion on the surface lines will, consequently, not only cause inconvenience and loss of time to the passengers in those cars, but it will stand in the way of the most economical and serviceable method of tying together the different parts of the transit system of New York. How, then, is the congestion on the surface lines to be relieved? Perhaps the answer will be made that the cure is the operation of more and bigger cars. Doubtless something can be done by the operation of bigger cars; but it can scarcely be claimed that the operation of more cars during the rush hours will be of any help. One of the worse causes of overcrowding and delays at the present time is the congestion at important intersecting points in Thirty-fourth and Forty-second streets, while it will not be long before a similar condition will develop at Fifty-ninth and One Hundred and Twenty-fifth streets. Nor is this all. The overcrowding and the slowness of the surface cars is due, not merely to the fact that they interfere with one another at intersecting points, but that they are constantly delayed by the increasing number of vehicles which use the streets. The President of the Interborough-Metropolitan Co. particularly emphasized this point in his testimony, and it is, indeed, a matter of prime importance. It is the chief reason for the failure of the surface lines to obtain their share during the past five years of the increase of passenger fares in Manhattan. The number of trucks and delivery wagons has increased enormously since 1900, and their area of distribution is much larger. The surface cars have much less room in which to move than they had; and an increase in the number and size of the cars would not enable the company to move them more freely through the streets. The streets themselves are congested. It is not merely the transit system of Manhattan which is breaking down; it is the street system.

THIS failure of the street system is a serious thing for the whole city, as well as for the Metropolitan Co., because it is destined to become even more serious in the future than it is at present. As the Record and Guide has frequently pointed out of late, the future development of Manhattan will take the form of an increase in business

rather than an increase in population; and this more restricted but more intense kind of growth will place a greater strain than ever upon the existing streets. Unless something is done, the Metropolitan Company will find it much more difficult to move its cars freely ten years from now than it does to-day; and it is probable that long before the end of the decade the congestion of surface traffic of all kinds will become intolerable. The conclusion is, consequently, that the transit problem of Manhattan cannot be adequately solved either by an increase of service on the existing lines, or by more subways. More streets are quite as necessary for the accommodation of short-distance and vehicular traffic as more subways are for the accommodation of long-distance traffic. It is obvious that Manhattan is altogether wanting in the number of thoroughfares connecting different parts of the island. New and broad streets are necessary not only on the lower East Side but on the lower West Side; and, above all, certain diagonal thoroughfares are necessary which would open up new and much larger veins of traffic. We are only too well aware of the enormous obstacles standing in the way of the making of such new streets; but if it is once clearly understood that they are indispensable to the free movement of all kinds of surface traffic, perhaps something will be done to overcome these obstacles. It is not a matter of beautifying the city. It is a matter of providing a necessary condition of its future growth in business. Moreover, these new streets would be as useful for underground as for surface traffic. The great difficulty connected with the laying out of new subways concerns the method of reaching Battery Park by means of the narrow and irregular street systems of Manhattan south of Fourteenth street. Every route is necessarily made to twist and curve. The four tracks are divided into two; and the express and the local services separated. All this will mean a considerable loss of time in the running times of the trains, and a considerable diminution in the efficiency of the system—all of which could be overcome by the cutting through of new and broad thoroughfares.

## Transportation and Population.

To the Editor of the Record and Guide:

I have read with interest your editorial of August 3, relative to the effect of transportation upon population and realty values in Manhattan. At the Long Island Real Estate Convention, held September, 1906, I made the statement that:

"The slow and inadequate transportation facilities to which we are and have been for so many years accustomed are not indicative of future methods. Passenger transportation will ultimately be much more rapid than at present. Speeds of 90 miles per hour have been attained with safety and a speed of 50 miles per hour is undoubtedly practicable if the stopping points are not too frequent. The first effect of subway or elevated systems operated under such conditions must be to greatly increase the availability and consequent value of centrally located property in the metropolis. The second effect will be a similar increase of availability and value of property at present situated at a considerable distance outside of the city, that is, in New Jersey, Long Island, Westchester County and beyond. It is an interesting inquiry, however, as to what the effect will be upon intermediate localities, such, for instance, as those included in the four boroughs of the city without Manhattan. To my mind the natural tendency will be to depress rather than to increase values in these localities unless a large foresight shall have provided in advance for local convenience, beauty, sanitation and economical living conditions.

"If the essential factors of decent living are not now anticipated and provision made for their accomplishment, I am inclined to think that the substitution of cheap, high-speed passenger transportation will place the land within the four boroughs at a disadvantage as compared with the central district where land will, of course, continually tend to become more valuable on account of its intensive use, and also in comparison with the readily accessible outlying districts where there is plenty of cheap land, light and air, and which are likely to be better organized because organized later. In other words, the undeveloped parts of New York City should now be most carefully organized if they are to successfully encounter the competition of outside localities."

I think your contention that congestion of population in Manhattan is likely to continue is well founded. The gregarious habits of the tenement population and the prejudice of the well-to-do in favor of Manhattan residence, both for convenience and as a matter of sentiment, is so strong that—considered together with the constant substraction of tenement and residence property for what may be termed community purposes, such as office buildings, hotels, etc.—it will counteract any centripetal tendency, at least so far as the lower part of Manhattan Island is concerned. Upper Manhattan and the other four boroughs of the city ARE very likely to suffer as a consequence of improved systems of transit. It is of the greatest importance to these localities that they should be now organized for the purposes of cheap, decent and convenient living so that they may continue to retain their hold on home-seekers and factories. I do not believe that the policy of the city has been sufficiently far-sighted as regards the character of public improvements necessary to accomplish this purpose, and I feel well assured that the stimulus of New Jersey competition will in the near future do more to bring about correct planning in the newer parts of New York and a proper reorganization in the older parts of the city than will be accomplished by any other social influence. Great relief from congestion will immediately be obtained as soon as adequate methods of transportation under and across the two great rivers shall be provided, and the port of New York considered as a whole will then begin to develop normally in a manner comparable to London, Paris, Berlin, Chicago and other large cities of the world. It is difficult to anticipate in imagination the far-reaching consequences of this change. Yours very truly,

CALVIN TOMKINS.

(Chairman, City Plan Comm. Municipal Art Society of New York.)

# PARTICIPATING MORTGAGES

**Business in participating mortgages has grown tremendously in eighteen months. For the months of January, February and March of this year over six hundred of these agreements involving Manhattan property were voluntary placed on record in the Registrar's office. Because of the growing popularity of the new method it behooves all investors or lenders to scrutinize with great care the character of any mortgage with which they may have to do. Mr. G. Richard Davis of the firm of A. L. Mordecai & Co., mortgage brokers, has responded to a request of the Record and Guide for his views upon the new line of securities.**

**By G. Richard Davis.**

A PARTICIPATING MORTGAGE is one in which more than one party holds an interest, usually a first and a secondary interest. (I refer now only to first mortgages.) A $100,000 mortgage on a piece of property may be held by two interests, the first interest amounting to $90,000 and the second interest amounting to $10,000—the latter subordinated to the first.

Participating in mortgages is of recent date and originated with the title companies. When they found that they had on hand large numbers of mortgages which they were carrying and unable to dispose of separately to various clients, they went to some institution, and offering as collateral a million dollars worth of these mortgages, borrowed, let us say, $800,000 to $900,000 upon them. As security for these loans, they would assign the mortgages absolutely with an agreement from the lender that when the entire principal was collected and the lender had received the amount due him with interest, they would account to the title companies for the balance. This form of agreement has gradually become a standard one and is now known as a "participation agreement."

This hypothecation of mortgages as collateral is perfectly legal and proper and gives opportunity to the large life insurance companies and other institutions to invest their funds in mortgages with first class security. This form of investment then took another phase. The title companies and individuals, finding a ready market for first interests in mortgages, began taking mortgages at 5% interest and hypothecating them for from 80% to 90% of their face value at 4½% interest, the return on their subordinate interest being of course very large, as they made one-half per cent. per annum on the whole amount.

A further development was the forming of companies to take these secondary interests. They would accept first mortgage loans provided they could hypothecate with some individual or institution the first interest at one-half per cent. lower interest rate, giving them of course a large return on their secondary interest; (these secondary interests being in effect a second mortgage). This method of first and secondary interests in mortgages has made it possible to obtain a larger first mortgage of record, although as an actual fact the first mortgage is really the first interest.

The advantage of participating mortgages is that it gives opportunity to conservative institutions to invest their money together with individuals who can take larger risks, and borrowers could not afford to take a first mortgage in such small amounts as these institutions offered unless they had a secondary interest to swell the total loan.

### AN OBJECTION ANSWERED.

There has been a great deal of criticism made of this new development in the mortgage business due to the fact of the obvious deception that might or has been practiced upon innocent third parties, who, having no knowledge of the first and secondary interest in the supposedly first mortgage, purchase the property thinking that they have a bona fide first mortgage held by some institution, whereas, at the end of three or five years they find a secondary interest is there that must be paid off.

The objection to recording these mortgages in two separate

mortgages (first and second) is that it is harder to sell the property, and no further mortgage can be readily obtained; whereas, it is easily possible to borrow on second mortgage subject to a participating mortgage.

THE OBJECTION TO PARTICIPATING MORTGAGES CAN BE OVERCOME BY SIMPLY RECORDING THE PARTICIPATION AGREEMENT. Every purchaser, when he searches his title, will find this agreement of record and will know exactly what he is buying; although there is no law to compel this, it should be insisted on by the first interests to prevent misrepresentation. An affidavit from the holder of the mortgage stating that he held the entire interest or how it was actually held would cover the same point.

My idea, therefore, is that participating mortgages are a benefit and perfectly proper, and that the objection to them lies in the present methods of handling and not to the participation itself. A number of institutions have refused to participate because of these obvious objections, but if it could be shown to them that the participation agreement was of record and there could be no moral reason, as there surely is no legal one, why they could not loan on a first mortgage as collateral provided they hold an absolute assignment of the mortgage, and physical possession of the papers including bond and mortgage, title policy, fire insurance, etc.

When borrowers, lenders and the real estate investors are thoroughly acquainted with this new phase of the mortgage business, participating mortgages will become more popular if the methods of handling them are amended. The mortgage business in New York has assumed such vast proportions that the means of obtaining loans, and particularly of the financing of the enormous building operations started in New York, must be improved, and the participating mortgage is a progression.

Let us hope that the investing public will be educated to participating in mortgages themselves so that instead of having only a first and secondary participation, we may be able to have a hundred participations of $1,000 each in every $100,000 mortgage.

In Paris, mortgage bonds are as salable as our railroad bonds, and the obtaining of large mortgages in New York real estate will only be less troublesome when the same is possible here.

# IF SKYSCRAPER BUILDING CONTINUES

## AND EVERY BLOCK IS POPULATED LIKE THE SINGER BLOCK, WHAT WILL BE THE CONSEQUENCES?—MR. HORNBOSTEL SAYS WE ARE GOING A THOUSAND FEET HIGH.—MR. LUDLOW CRIES STOP!

HOW many people can the sidewalks in the financial district of Manhattan hold? And with the multiplication of skyscrapers in the financial district how long can transportation abilities cope with the increase of traffic?

On a certain Broadway block two giant office buildings are under construction. With three small parcels out, these two buildings will together cover the whole city square. One will break the record for height and the other for bulk. One will gather up ten thousand people, the other four thousand; or fourteen thousand in all—and all to arrive together at nine o'clock in the morning, go out to lunch together at noon, and at five o'clock be dismissed into the street again and there contend with other ten thousands for right of way on the sidewalks of Cortlandt and Liberty sts and Broadway.

Ten thousand men in the usual order of a military procession require three-quarters of an hour to pass a given point when they have a full and unobstructed roadway at their disposal. But here are ten thousand men and women together, poured out at once upon other ten thousands, and this great unorganized mass of humanity precipitating itself mainly into but two openings, the John st subway station and the Cortlandt st elevated station. The thousands that won't be able to crush into these transportation entrances will overflow to the Jersey ferries and the Brooklyn Bridge. When the Battery tunnel and Brooklyn subway are ready, fifty thousand of the hundred thousand that stream for the bridge will jam into the elevated and subway stations also.

Forty-one stories high is the record for this year, and ten thousand the present record for capacity. How long before we get the building that will hold twenty thousand business people? Mr. Hornbostel, the architect, says it is only a question of time when New York will have buildings a thousand feet high. All the mechanical impossibilities that blocked the way have been removed, and money is no longer an object. Just now is seems to be easier to get money to finance a skyscraper than to build a flat on Washington Heights. Nine skyscrapers in the financial district were finished this spring, five more are now under construction, and several are projected.

As probable as the continuation of good times is the continuation of skyscraper building until the whole section south of Fulton st shall be covered to the limit of practicability. Spaces will have to be left for light and air, but the light will be dim, and the air pretty well strained in the final conditions. Fourteen thousand people inhabiting one small four-sided business block! There are about fifteen other blocks bounded on one of their four sides by Broadway in the section south of Fulton st. There are twenty-four more on the West Side available for skyscrapers. In the district bounded by Nassau, Pearl, Fulton and Beaver there are twenty awaiting rebuilding in whole or part. There are twenty small city blocks south of Beaver st, and finally about twenty between Pearl st and the East River. Altogether one hundred solid blocks of skyscrapers are possibilities of the future, some of them fully a thousand feet high and some of the blocks containing twenty thousand people.

Set down a figure to represent the average population per city block under comparatively ultimate conditions, and multiply it by ONE HUNDRED. Five thousand would be too small an average. Estimate it at ten thousand per city block for any number short of a hundred the reader's opinion favors, and the result numerically is simply appalling when representing people massed together in the main thoroughfares of that section of the city. An army larger than ever fought under any flag packed into a smaller space.

These are the possibilities which make a building limit inevitable. Some authority will some day fix that limit, if the commission now revising the code does not, in the opinion of architects and other critics who have considered the question. The effect will be to distribute business interests, together with real estate values and population, more evenly over the island. Theoretically, it would be a fine thing to cover Manhattan Island with skyscrapers, with one layer of population upon another, in spots a thousand feet high, but think of the congestion in the streets!

### MR. LUDLOW PROTESTS AGAINST HERDING PEOPLE LIKE DROVES OF CATTLE.

Mr. William O. Ludlow, of Ludlow & Valentine, architects, recently appeared before the Building Code Commission and advised in favor of a limit to building height. And in an interview for the Record and Guide this week, when his attention was called to the Singer block, he said:

"The block bounded by Broadway, Cortlandt, Church and Liberty Streets presents a unique spectacle in the way of skyscrapers, for two buildings both of great height occupy almost the entire area. It is claimed that the new City Investing Co.'s Building will accommodate 10,000 tenants and the enlarged Singer Building about 4,000. Now, the housing of such numbers within the limits of a single block seems certain to bring about unfortunate congestion in the adjacent streets.

"From observation it has been ascertained that about 4,500 persons pass a given point on the Cortlandt Street sidewalk between Broadway and Church Street in the space of an hour, at times when the street is uncomfortably crowded. Imagine then, pouring 14,000 more persons into the streets bounding this block, at least four times a day, for the average tenant will enter or leave his building not less than that number of times.

"These now overcrowded thoroughfares and the adjacent transit facilities will then, when the new buildings are completed, perhaps have to carry a number greater by 50% than at present, and adjacent blocks will be but little better off when the new Terminal buildings, the Trinity building and at least one other projected skyscraper that the writer knows of, are finished and tenanted.

"It is scarcely necessary to enumerate the evident evils of overcrowding. That business is retarded is the least of these. More serious is the detriment to health and comfort, for the herding of people like droves of cattle is the most prolific source of contagion of disease. Then there is the unavoidable jostling and the nervous strain imposed upon every person in a dense hurrying throng, also the added danger of accident by cars, wagons or other conveyances.

"Apparently lower Manhattan bids fair to be a place of considerable discomfort and a place to be avoided by those whose business does not actually call them there."

# OF INTEREST TO PROPERTY OWNERS.

## Suburban Exodus Affecting Harlem Rents.

MANY VACANCIES IN THE MIDDLE DISTRICTS—RENTS REDUCED AND CONCESSIONS BEING GRANTED.

PROPERTY OWNERS, especially those whose incomes depend more or less upon the revenues derived from Manhattan tenements, are wrought up over the number of vacancies in the middle class apartment districts of Harlem.

Until quite recently experts and others have persistently argued that Harlem flat property, owing to its nearness in point of time to the main business section of Manhattan, would continue to remain the same satisfactory income-producing investment as in the past. Like prophecies have been made respecting the maintenance of the present level of rents.

Notwithstanding, there is now a feeling among brokers that a break in rentals is inevitable, and although in doubt as to the main cause they unhesitatingly affirm that it is due in some degree to the increasing exodus of the flat dweller to the nearby suburbs of Long Island and New Jersey.

It is conceded by them that the full effect of this migration is likely to result eventually in a lowering of rentals of middle priced apartments, with a consequent depreciation in the value of the property affected.

From nearly every section of the island north of Central Park reports show a large number of vacancies in apartments commanding rents of from $25 to $28 monthly, more particularly in such streets as 113th, 114th and 115th, east of 8th av.

In canvassing the subject a prominent builder who has completed several large tenement operations in the middle districts, ventured the opinion that there would be a noticeable drop in rentals of flats upon the opening of the Pennsylvania-McAdoo and Belmont tunnels. In his judgment the prospect of this exodus was already beginning to show its effect by the falling off in the number of plans filed when compared with the corresponding period in 1906.

Mr. A. V. Amy, of A. V. Amy & Co., 7th and St. Nicholas avs, Manhattan, says that medium class apartments in that section averaging $25 per month and under are difficult to rent. Whatever the real cause, there is certainly a tendency on the part of tenants to seek the newer sections. Mr. J. A. Goodwin, of Goodwin & Goodwin, 214 St. Nicholas av, Manhattan, concurs in the statement that throughout the entire section north of 110th st, from river to river, there is a large number of vacancies in medium price apartments, the cause of which he ascribes to two reasons, the suburban movement and overproduction. Mr. Goodwin has noted that in many instances a reduction of rents is being made and other concessions granted. Mr. E. S. G. Shaw, of Shaw & Co., 113 West 125th st, Manhattan, is also of the opinion that the suburban movement is responsible for a large number of vacancies in apartments, and further expresses the belief that the present level of rentals cannot much longer be maintained.

While it is admitted by agents and managers of estates that the condition mentioned has not communicated itself to the cheaper grade of flats, nor affected apartments of the higher order, it is of sufficient importance to indicate a change which may have an important bearing on the future value of this class of tenement property. In reality, the flat house situation, aside from the mortgage question, may be said to be at this time about the only uncertain feature of the real estate market.

### The Question of Title.

When an owner agrees to sell land he impliedly agrees to give a good and unencumbered title. Every purchaser has the general right to require such a title without it being written in the agreement. Certainly so where the seller contracts to give "a deed free of all encumbrances," or a "warrantee deed," or "a good and sufficient deed," unless the contract shows on its face that he merely agreed to sell the title which he has, whether defective or not.

A man cannot be compelled to pay his money and take a doubtful title or an encumbered property. It would be a doubtful title if it were to expose him to a lawsuit, but it cannot be rejected simply on the possibility of its proving to be imperfect. A buyer must take the kind of a deed that the seller agrees in the contract to give and the buyer agrees to take.

If it says that the seller is simply to give a deed in fee, that will not be satisfied by giving a title subject to encumbrance. If the words "good and sufficient deeds" are used, the seller is bound to convey a good title; he must give a warrantee against encumbrances, and must convey the legal estate in fee, free from all other claims or liens whatsoever.

If the contract says "the title to be satisfactory," that implies only that the title shall be good and marketable. The best way to put it is, "a full covenant warrantee deed."

## Typical Rents in 1907.

Here in Manhattan apartment houses are built to fit a greater variety of pocketbooks than in any other city in the world. Rents are regulated largely by fixed charges based on land values and building costs that permit them to move only in an ascending scale. Thus there are apartments and dwellings which could be grouped and called "Class A," another group could be made up of dwellings and apartments capable of being leased for a lower annual sum and called "Class B," and in a descending scale classes could be arranged for suites which cannot be rented for less than respectively five, four, three, two and one thousand dollars, five hundred and four hundred.

Mathematically speaking, there cannot be an over-supply of apartments, though there may be temporarily an over-supply of a certain kind or quality. A rapidly growing population eventually fills all vacancies and overflows into the suburbs. Bumper times since the enactment of the Tenement House law have multiplied the number of high-grade houses and filled them in a satisfactory ratio. Houses in old New York were never better occupied than now, and never were high-grade apartments so easily rentable.

The houses and apartments that will be rented this fall are mainly those which are under a lease for a full year, or for a longer term. For the most part they comprise apartments renting for more than five hundred a year. Annexed are some typical rates for the year 1907:

The Clarendon, Riverside Drive, corner 86th st; housekeeping apartments; "highest type of luxury, convenience and safety. Suites of 10 and 12 extra large, light rooms, with four baths to each suite. Ready for occupancy Sept. 1. Inspection at any time. Rentals, $4,000 to $4,500.

Georgean Court, 58 Central Park West. Fireproof building; large, spacious rooms, all light and airy; accessible to all parts of the city; one block from subway and elevated statins; 8, 10 and 12 rooms, two and three baths, $2,000 to $4,500.

The Lorington Apartments, new, modern structure. Now ready for occupancy. Superb location, overlooking Central Park. Housekeeping apartments, magnificently appointed. Suites of 11 and 12 rooms—3 baths, $4,250 to $6,000 per annum. Special features included in rent are: Refrigeration, automatic mail service, vacuum cleaning system, electric light Central Park West, at 70th st.

The Sonoma, northeast corner Broadway and 55th st. "Up to date fireproof building; very desirable." Apartments of 8 and 9 rooms and 2 baths; exceptionally large rooms; refrigeration, steam heat; day and night elevator service. Rent, $1,900 to $2,500.

The Prasada, Central Park West, southwest corner 65th st. Housekeeping apartments; suites of 10 and 12 large light rooms, with 2 and 3 baths, with additional lavatory. Rents, $2,500 to $4,150, including refrigeration, telephone connection, &c.

The Dorilton, No. 171 West 71st st, corner Broadway. Apartments of 8 and 10 rooms. Rents, $3,000 and $3,500, including electric light and refrigeration.

120-5 Riverside Drive, northeast corner 84th st (new building). Apartments, 8, 10 and 12 rooms. Rents, $1,800 to $3,600.

1261 Madison av, northeast corner 90th st. Apartments of 9 rooms. Rents, $1,800-$2,000.

The Wyoming, 55th st and 7th av. Modern housekeeping apartments, absolutely fireproof. "The lightest, largest rooms in the city." "Built as an investment, not a speculation." "Every modern convenience." Servants' elevators, vacuum system, &c. 9 to 14 rooms and 3 baths. Rents, $2,500 to $6,000, from Oct 1.

The Trouville, Broadway and 107th st., facing Schuyler sq. Elevator, private telephone, &c. 8 rooms and bath, $1,200-$1,400.

The Manhasset, Broadway, 108th to 109th st. Apartments of 6, 7 and 9 rooms. Rents, $1,500 to $2,800.

The Trinidad, 501 West 138th st, facing College Grounds. Elevator, private telephone, &c. 4, 5, 6 rooms and bath, $600-$840.

The Walohn, 66 West 107th st, near Manhattan av. Elevator, private telephone, &c. 4, 5, 6 rooms and bath, $384-$540.

The Yucatan, 1580-82 Amsterdam av, corner 138th st. Elevator, private telephone, &c. 6 rooms and bath, $600—$720.

The Kensington, 222-4-6 West 113th st, near 7th av. Elevator, private telephone, &c. 6, 7 rooms and bath, $540-$800.

451 West End av, corner 82d st; hall service, telephone, good location. 7 rooms and bath, $750 to $1,200.

The Elmhurst, No. 250 West 84th st, corner of Broadway. 7 and 8 rooms and bath, $660 to $780.

209 West 84th st, near Broadway. 6 rooms and bath, $375 to $420.

### How to Get Sewers.

Plans for four trunk sewers with certain laterals draining the Unionport section, and a total area of 7,600 acres, have been prepared by the borough authorities.

Resolutions asking that these sewers be built at an estimated cost of $2,500,000 have been adopted by the Local Board of Chester and transmitted to the Board of Estimate and Apportionment.

That body, prior to its adjournment for the summer, has authorized a construction of sewers costing $1,755,000, leaving a balance of $750,000 still unauthorized.

Citizens in streets which need sewers should petition for them in regular form, and keep at it. Its easy enough to get necessary public improvements if citizens will go about it in the right way.

Ten years ago the section known as "Belmont" was one of

the most neglected and unimproved localities of any city in the United States. It did not have a legally open street or avenue, a sewer or sidewalk, hardly a water main or a street lamp.

Yet, within a period of five years, every street in Belmont has been legally opened, regulated and graded, flagged, sewered, lighted and water mained; 90 per cent. of them paved; all assessments paid, and property owners still able to sell lots at $2,500 and less with a profit. And still a large part of these improvements were strongly opposed by some property owners.

## One Fare or Three Fares.

Only too apparent is it that the traction system would charge three fares between points in Manhattan and Queens, via the Belmont tunnel, but the Utilities Commission may arrange it differently.

Last Friday an official admission was made before the Utilities Commission that the Interborough-Metropolitan Company owns the so-called Belmont tunnel, and not August Belmont, as has been supposed.

The direct question, "Who owns the stock of the Belmont tunnel company?" was asked Theodore P. Shonts, president of the Interborough-Metropolitan Company. He replied that he did not know, but Paul D. Cravath, his counsel, said:

"The Interborough Rapid Transit Company."

This admission will have a radical effect upon through transportation between the Borough of Queens and Manhattan. It has been proved heretofore that the Inter-Met. owns the New York and Queens County Railway, and that Inter-Met. owns the Interborough, which in turn owns the Belmont tunnel.

Now that it has been ascertained that this corporation controls the tunnel it can be stated for the commission that it does not intend to permit the charging of an extra fare in the tunnel of passengers who have previously paid one fare either on the subway system or the Queens trolley cars. Unless the legal facts are changed in the meantime, it is probable that one fare will be ordered by the State, but the tunnel and railroad corporations may appeal to the courts and so delay a final determination.

### Real Estate Investment.

CAPITALISTS INVEST ONLY IN THE GROWING CITIES.

Capitalists do not invest money in a city unless the prospects of continued growth appear favorable. When a city comes to a standstill the investment properties do not stand still; they retrograde. A city must grow or else its valuation decreases. Hence when experienced investors place their money in city property it is an announcement of their faith in the city's advancement.

Some of the shrewdest financiers hold that vacant property near a growing city is the safest and best investment that can be made, where the man can afford to let his money lie idle for a term of years. The mistake in this class of investment is made by the man who cannot afford to carry a non-dividend paying property, but is compelled to realize within a specified time. He cannot always do that and is sometimes compelled to sacrifice. The man who can afford to carry the property for a few years without receiving annual returns is almost sure to reap a large profit from a judicious investment in acreage accessible to a growing city.

### Assessments Completed.

The Board of Assessors has completed the following named proposed assessments, and the lists are lodged in the office of the Board for examination:

List 9262, No. 1. Regulating, &c, in Fulton av, from St. Paul's pl to East 175th st.

List 9348, No. 2. Sewer and appurtenances in East 188th st, between Arthur av and Bathgate av, and in Lorillard pl, between East 188th and East 189th sts.

List 9350, No. 3. Sewer and appurtenances in East 164th st, between Walton av and Grand Boulevard and Concourse; and in Grand Boulevard and Concourse, west side, between 164th st and Pond pl.

List 9359, No. 4. Regulating, &c, in Quarry road, from 3d av to Arthur av.

The limits within which it is proposed to lay the said assessment include all the several houses and lots of ground, vacant lots, pieces and parcels of land situated on—

No. 1. Both sides of Fulton av, from St. Paul's pl to East 175th st, and to the extent of one-half the block at the intersecting and terminating streets.

No. 2. Both sides of 188th st, from Arthur av to Bathgate av; both sides of Lorillard pl, from 188th to 189th st; east side of Bathgate av, extending about 178 feet north of 188th st.

No. 3. Both sides of 164th st, from Walton av to the Concourse; west side of the Concourse, from Pond pl to 164th st; west side of the Concourse, from 164th to 165th st, and extending back to Old Butternut st.

No. 4. Both sides of Quarry rd, from 3d av to Arthur av, and to the extent of one-half the block at the intersecting and terminating streets.

### New Tremont "L" Station.

Property owners in the central section of Tremont have been notified by the Interborough Railroad management that the company will construct a station of the "L" road at 180th st and 3d av as soon as the consent of the abutting property owners can be obtained.

### The General Arbitration Board.

The General Arbitration Board of the New York Building Trades at its last meeting elected officers for the ensuing year. Mr. Geo. H. Morris, of the Master Steam and Hot Water Fitters' Association, was re-elected to the office of Chairman; Mr. Dan'l F. Murphy, a bluestone cutter, was re-elected to the office of Vice-Chairman, and Mr. Sam'l B. Donnelly was re-elected Secretary.

A report of the Secretary giving an account of the transactions of the General Arbitration Board and its Executive Committee for the year 1906, shows that there was filed with the General Arbitration Board a total of 472 grievances; 56 of these were against owners and contractors not members of the Building Trades Employers' Association; 58 complaints were filed by members of the Employers' Association against the unions for alleged violation of the Arbitration Plan, and 358 were filed by the several unions against members of the Building Trades Employers' Association.

The executive Committee of the Arbitration Board, consisting of six employers and six employees, held 82 meetings during the year and decided 247 cases; 167 cases were adjusted without reference to the committee.

The year 1906 was particularly free from strikes. During the present year, 1907, but one strike has occurred. This was a general strikes of the painters, and these unions were expelled from the Arbitration Board as a result of their violation of the agreement. The housesmiths and bridgemen, who were expelled for violations in 1905, have not been reinstated in the Arbitration Board, although their organization has repeatedly petitioned for readmission.

The expense of conducting the Arbitration Board for the year 1906 was $10,310.28, and consisted of office rent, meeting hall, salaries of office employees, and a nominal salary which is paid to the 12 members of the Executive Committee.

### A Forged Deed.

11th av, Nos 833 and 835, w s, 25.5 s 57th st, 50x100, two 5-sty brk tenements and stores. Charles Appleby to Edith Stonebridge, of Newark, N J. (This deed may be withdrawn. It is now being investigated.) Jan 28, 1906. July 24, 1907. 4:1104—34 and 35. A $14,000—$20,000.—(From the Record and Guide, July 27.)

An investigation of the deed mentioned in the foregoing disclosed a forgery. Patrick Moore, a tracer employed by the Title Guarantee and Trust Co., who presented the document at the Register's office, said it had been given to him by John Bough, of 347 Bowery, a hotel keeper. The Mr. Appleby referred to in the deed is a retired lawyer, 83 years of age, who resides at Glen Cove, L. I. He pronounced the document a forgery, and Moore and Bough were arrested. The deed purported to have been drawn up by Frederick Anderson, of 234 Broadway, and marked to be returned after registry to Edward Conners, of 347 Bowery, which is the Dry Dock Hotel. Neither of them has been found.

### Assessments for Bronx Street Openings.

The attention of property owners is called to the confirmation of an assessment bearing date May 17, 1907, and later entered Aug. 2, 1907, which affects the opening of 161st st, from Jerome to Walton av. Additional warning is directed as well to the assessment confirmed May 20, 1907, and entered Aug. 2, 1907, concerning the opening of 172d st, from Boston road to the Southern Boulevard.

An assessment for regulating, grading and curbing, including the laying of crosswalks, building approaches and placing fences along Rockwood st, from Walton av to the Concourse, was confirmed July 30, 1907, and entered on the same date in the Record of Titles and Assessments. Unless paid within 60 days from date of entry interest will be collected thereon.

### Bids Opened for Bronx Street Work.

Borough President Haffen opened bids on Tuesday for ten public improvement contracts involving assessments approaching $100,000, all of which affect property in the Bronx. Among this number is one which provides for the paving of Clay av from 166th st to Wendover av with iron slag blocks. The work will cost in the neighborhood of $50,000 and will be finished before winter. Other work for which bids were submitted pertain to regulating and grading and includes the improvements of 199th st from Bainbridge st to Jerome av, as well as Summit pl from Heath to Boston avs. Itemized figures are not as yet obtainable.

### Bids Received for New Sewer Work.

Bids were received on Tuesday for constructing sewers in Bronx st, from 177th to 180th st, parallel to the Bronx River; in Garrison av, from Whittier st to Edgewater road, and in East 149th st, near the New York, New Haven and Hartford Railroad crossing. Contracts are likely to be awarded in a few days.

# THE REALM OF BUILDING

### High-Class Apartment House Near the St. Regis.

5TH AV.—Thomas R. A. Hall, No. 39 East 42d st, has commissioned Architect Alexander M. Welch, 11 East 42dt st, to complete plans for a handsome high-class apartment house, to be erected on the site of the old Babcock estate, No. 636 5th av, in the St. Regis Hotel district. The plot measures 36.1x131 ft., and is covered by a superb 4-sty and basement dwelling, situated at the southwest corner of 51st st. It was also recently conceded in real estate circles that Mr. Hall had also practically acquired ownership of No. 634 5th av, occupied by D. Ogden Mills. This is another palatial mansion, with a 50-ft. frontage and having a depth of 131 ft. But at the office of the architect on Wednesday it was learned that the proposed structure would only cover No. 636. Facing the Cathedral it is thus insured with perpetual light, air and the imposing view of its massive work of art, the Union Club occupying the northeast corner of 51st st, with the beautiful Frick-Vanderbilt mansions on the opposite corner.



THE NEW BUILDING FOR THE LAWYERS TITLE INSURANCE AND TRUST COMPANY.
160 Broadway, New York. Clinton & Russell, Architects.
George A. Fuller Company, Contractors.

### Contract to Improve Old Ledger Building.

WILLIAM ST.—Messrs. Schickel & Ditmars, 111 5th av, have awarded to Marc Eidlitz & Son, 489 5th av, the general contract to renovate and improve for temporary occupancy the old 5-sty printing house, No. 182 William st, for the New York Staats Zeitung, the German newspaper. It will be recalled that the Staats Zeitung Corporation took title last March to the property, situated in the west side of Lafayette st, between Duane and Pearl sts, 160 ft. in Elm st and 60 ft. in Duane, an irregular plot, with a rear depth of 140 ft., to protect themselves upon the city's action is acquiring the present building site for the propsed enlarged bridge terminal. Messrs. Schickel & Ditmars will be the architects for the new building. No contracts have yet been awarded, and it is still indefinite how soon operations will be commenced. The estimated cost of the alterations to the William st building is placed at about $30,000. They include new plaster ceilings, plumbing, steam fitting and new floors throughout.

### Low Bidders for Rutgers Place Bath.

RUTGERS PL.—The Libman Contracting Co., 1968 Broadway, submitted the lowest bid at $162,000 for labor and material required for the erection of the new public bath at Nos. 5 and 7 Rutgers pl for the city. For the installation of plumbing work the lowest bid was made by M. J. O'Brien, of 2142 Broadway. It is uncertain, however, how soon the city will sign the contracts and make the awards. The proposed structure will be fireproof, 3-stys in height, and contain a roof garden and gymnasium. The first story will be of granite (unselected) and the balance will be of front brick and terra cotta. The steam heating and ventilating plant will be a feature. The roof will be of tile. Bernstein & Bernstein are the architects.

### Wells Bros. Company to Build Gainsborough Studios.

59TH ST.—Wells Bros. Company, No. 160 5th av, has taken the general contract and will commence operations in a few days for the 8-sty fireproof studio, office and apartment structure, 50x88 ft., which the Gainsborough Studios, a corporation, 307 5th av, will erect at Nos. 222 to 224 West 59th st, to cost in the neighborhood of $300,000. August Franzen, Carnegie Studios, 56th st and 7th av, is president; Elliott Daingerfield, 202 West 74th st, vice-president; Colin C. Cooper, 58 West 57th st, treasurer, and Barron G. Collier, 210 5th av, secretary. Charles W. Buckham, 307 5th av, is architect. (See issue May 25, 1907.)

### Improvements to the Henry Seligman Residence.

56TH ST.—Extensive changes are to be made at once to the 4-sty residence of Henry Seligman, No. 26 West 56th st, from plans by Architect Harry Allen Jacobs, 322 5th av. At the rear and front 4-sty extensions 8x29 and 19 ft. will be erected, new baths, light shaft, plumbing, stairs, floors, partitions and an entire new front of brick and limestone ashlar will be the chief improvements. The general contract has been let to Donald Mitchell, of 306 West 53d st. Estimated cost is $30,000.

### More Apartment Houses for 116th Street.

116TH ST.—Messrs. Schwartz & Gross, 35 West 21st st, are preparing plans for another large elevator apartment house, to be erected on 116th st, south side, 110 ft. west of Broadway, for Paterno Bros., Incorporated, 616 West 116th st, the estimated cost of which will be in the neighborhood of $225,000. The building will be similar in plan and design to the other structures the firm recently erected on the same side of 116th st, west of Broadway.

### New Building for Mergenthaler Linotype Co.

RYERSON ST, BROOKLYN.—The Concrete Steel, Tile & Construction Co., No 1 Madison av, has received the general contract to erect an 8-sty concrete and steel structure, 165x174 ft., for the Mergenthaler Linotype Company, of the Tribune Building, in addition to the company's plant on Ryerson st and Park av, Brooklyn. Operations have already commenced. Architect Albert Kahn, of Detroit, Mich., prepared the plans.



GRAND & MERCER STS., N. Y.
SYSTEM M

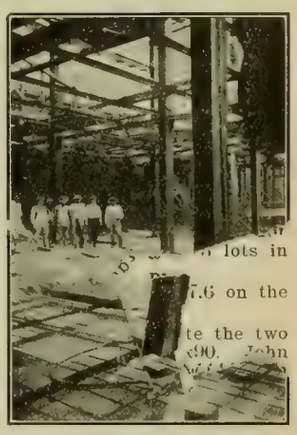
# SYSTEM M (Patents Pending) IS ACTUALLY A REINFORCED CONCRETE CONSTRUCTION

The light steel framework of I beams, channels, etc., is primarily erected to make the lines of the future building and to sustain the form work necessary for casting the concrete.

When the concrete is poured and seasoned the entire construction undergoes a change—carrying beams become tension members in concrete girders—U-bars carry the stresses through the web from chord to chord.

But how about Insurance? Is it fireproof?

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SYSTEM M

Do we need much argument to convince you that steel work protected AT EVERY POINT by 2 inches of solid stone concrete poured wet enough to come in intimate contact with every square inch of the steel is better than cinders with a little cement and sand mixed nearly dry and dropped into forms, or a wrapping of wire lath covered with common plaster.



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SYSTEM M

System M protects against fire and corrosion as no other system can.

## Standard Concrete-Steel Co.

*Reinforced Concrete Engineers and Contractors*

**General Office, 413-17 East 31st Street, New York**


### Apartments, Flats and Tenements.

2D ST.—Guills & Girruleaf, 345 5th av, are preparing plans for a $35,000 tenement for Margaret W. Folsom, of Waverly, Mass., to be erected at No 171 2d st.

3D AV.—Kramer & Rockmore, 35 Nassau st, will build 6-sty tenements at Nos 474–476 3d av, to cost $90,000. Geo. Fred Pelham, 503 5th av, is making plans.

CHERRY ST.—At the northeast corner of Cherry and Montgomery sts will be erected a 6-sty tenement, to cost $40,000. O. Patnes, 167 Rivington st, owner; Samuel Sass, 23 Park row, is making plans.

1ST AV.—L. F. J. Weiher, 103 East 125th st, is preparing plans for a 6-sty tenement for B. Bernetti, 309 East 116th st, to be erected on the west side of 1st av, 50.10 ft. north of 114th st, to cost $75,000.

BROADWAY.—The Hall Realty Co., 3078 Broadway, will erect 6-sty high-class flats at the southeast corner of Broadway and 112th st, for which Messrs. Neville & Bagge, 217 West 125th st, are preparing plans.

BROADWAY.—The Times Realty Co., 601 West 136th st, will erect on the west side of Broadway, 90.11 ft. north of 122d st, 6-sty high-class flats, to cost $175,000. Messrs Neville & Bagge, 217 West 125th st, are preparing the plans.

### Alterations.

DELANCEY ST.—H. Horenburger, 122 Bowery, is preparing plans for alterations to No. 102 Delancey st for Rose Tillman, on premises. Cost, $5,000.

MADISON AV.—Oscar Lowinson, 18–20 East 42d st, is planning for $8,000 worth of alterations to the southwest corner of Madison av and 116th st for Louis Vogel, 127th st and 3d av.

70TH ST.—Elliott Jaffray & Co., 194 Broadway, have the contract for alterations to the 4-sty residence of Delancey Coster, No. 175 East 70th st, from plans by Messrs. Pickering & Walker, 7 East 42d st.

### Mercantile.

Bruce Price & de Sibour, 1133 Broadway, Manhattan, have plans under way for a $300,000 office building, 9-stys, 40x61 ft., for W. O. N. Scott, of Washington, to be erected at the northeast corner of F and 15th sts, Washington, D. C.

PEARL ST.—Joseph T. McColgan, 101 West 42d st, states that Mahony Bros., builders, will have the general contract to erect the 6-sty loft building, 42x86 ft., which the estate of John McColgan, 169 Lexington av, will build at Nos. 361–363 Pearl st, at a cost of $36,000. Joseph Wolf, 320 5th av, is architect.

LENOX AV.—Contracts have not yet been issued for the 3-sty stores and offices, 99.11x85 and 80 ft., which The Tailfer Co., a corporation, will erect at the southeast corner of Lenox av and 126th st, same to cost $75,000. B. Hustan Simonson, 234 5th av, is architect. Five old buildings will be torn down. Frank Tilford, 208 5th av, is president; Chas. C. Matchett, vice-president, and R. E. Hellawell, secretary and treasurer.

### Miscellaneous.

Architect H. B. Upjohn, 1133 Broadway, is preparing plans for a parish house for St. Peter's Church, to be erected at Perth Amboy, N. J.

Messrs. Bannister & Schell, 69 Wall st, Manhattan, are preparing plans for a residence for a Mrs. Elliott, to be erected at Tuxedo Park, N. Y.

S. E. Gage, 1 Union sq, Manhattan, has been commissioned to prepare plans for a proposed new school building to be erected at Bayonne, N. J.

Messrs. Cram, Goodhue & Ferguson, 170 5th av, Manhattan, and Boston, Mass., architects for a dormitory for the Phillips Exeter Academy, Exeter, N. H., have plans ready for figures. Estimated cost about $50,000.

Albert R. Ross, 16 East 42d st, Manhattan, has plans under way for a 2-sty library building for Fairmount College to be erected at Wichita, Kans., to cost about $45,000. W. H. Isely is chairman of the building committee.

Messrs. Carpenter, Blair & Gould, 475 5th av, Manhattan, have been preparing plans and will receive estimates about Sept. 15 for a 10-sty office and bank building to be erected by the American National Bank, at Pensacola, Fla., at an estimated cost of $200,000.

### Estimates Receivable.

59TH ST.—Estimates will soon be taken by Architect Donn Barber, No. 24 East 23d st, for the new 8-sty building which the Lotos Club will erect in 59th st, between 6th and 7th avs. (For further particulars see issue June 8, 1907.)

Bids for the electric apparatus for the high pressure fire stations are being advertised. The Manhattan stations are at Oliver and South sts and Gansevoort and West sts. Those in Brooklyn are at Furman and Joralemon and Willoughby and St.

Edward's sts. The electric power for the new high pressure fire service is to be generated in these stations.

FRANKLIN ST.—Contracts have not yet been signed for the 9-sty fireproof warehouse, 100.7x80 ft., which Henry O. Heuer, 271 West 125th st, will erect at Nos. 178 to 180 Franklin st and 56 to 62 North Moore st, same to cost about $227,000. The following materials are specified: Brick exterior, concrete, tar and gravel roof, terra cotta coping, iron and wire glass, Roebling system B type floors, steam heating. Architect Richard R. Davis, 247 West 125th st, has plans ready.

### Contracts Awarded.

The New York Continental Jewel Filtration Co., 15 Broad st, Manhattan, has obtained the contract for the construction of a water system at Lebanon, N. H.

A. R. Whitney, Jr., & Co., 135 Broadway, Manhattan, have obtained the general contract to build a brick and stone bank building for the State Savings Bank, Butte, Mont, to cost $270,000.

28TH ST.—Contract has been awarded to James McWalters, 2434 Broadway, for improvements to the 4-sty building No. 126 East 28th st, owned by Emil Feffercorn, 142 East 33d st. Chas. A. Platt, 11 East 24th st, architect.

Mortensen & Co., engineers and contractors, No. 1123 Broadway, Manhattan, has obtained the general contract to build the clubhouse at Richmond Valley, Staten Island, for the New York [illegible]. Plans are by Wm. H. Mersereau, 32 Broadway.

[illegible]hing-Louis Sherry has awarded to Messrs. Wakeham & [illegible]CH, Broadway, the contract for alterations to the sky-[illegible]e fourth floor court at the southwest corner of 5th a[illegible]4th st. The Hinkle Iron Co., 534 West 56th st, made the plans.

5TH AV.—The Fifth Avenue Presbyterian Church has awarded to Hugh Getty, 359 West 26th st, a contract for the installation of an electric elevator in the church building northwest corner 5th av and 55th st. Kafka & Lindenmeyr, 34 West 26th st, drew the plans.

BROADWAY.—Rily & Corrigan, 140 West 42d st, have received the masonry and carpenter work, and Geo. E. Gilson, 511 Park av, the plumbing for a 1-sty store, 100x60 ft., to be erected at the southwest corner of Broadway and 145th st for G. A. Gorman, of 226 Madison av.

3D AV.—Murphy Brothers, 489 5th av, have received the general contract to build the 5-sty stock house, 25.6x97.6 ft., for Jacob Ruppert, 1639 3d av, at the northeast corner of 3d av and 91st st, same to cost $52,000. Plans are by Otto C. Wolf, 1025 Arch st, Philadelphia, Pa.

SIEGEL ST, BROOKLYN.—Raymond F. Almirall, 51 Chambers st, Manhattan, has awarded the general contract to J. V. Schaefer, Jr., & Co., 9 East 59th st, for the 2-sty Carnegie library building, 47x87 ft., at Siegel and Morrell sts, Brooklyn. The estimated cost is placed at $52,000.

AMSTERDAM AV.—Carrere & Hastings, 225 5th av, have awarded to Joseph Turner, 211 West 147th st, the general contract to build a 1½-sty side extension, 69.8x50.8 ft., to the National Academy of Design, northeast corner of Amsterdam av and 109th st, same to cost about $12,000.

BROADWAY.—Contracts have been awarded to Leonard G. Kirk, 419 Lexington av, for steam heating, and T. F. Scannell, 729 6th av, plumbing, on the 6-sty mercantile building which Jacob Wertheim is erecting at Broadway, 7th av and 41st st. The Jones Construction Co., 1 Union sq, is general contractor. The estimated cost is $250,000.

### Bids Opened.

Bids were received by J. A. Bensel, Comr. of Docks, Aug. 6, for building a new pier at the foot of James slip and building a new bulkhead platform easterly from said pier, between James slip and Oliver st, East River. Butler Bros., Hoff Co., 1170 Broadway, $31,036 (low bidders). Other bidders were: Wm. H. Jenks, 129 Pearl st; Bernard Rolf, 39 Cortlandt st; Phoenix Construction Co., 41 Park row; Geo. B. Spearin, Brooklyn; R. P. & J. H. Staats, 29 Broadway.

The Department of Health opened bids on Aug. 6 for erecting a fireproof office building at Willoughby and Fleet sts, Brooklyn. Patrick Gallagher, 1181 Broadway, Manhattan, $252,900 (low bid). Other bidders were: Chas. H. Peckworth, 415 Hudson st; A. L. Guidone, 1 Madison av; H. M. Weed & Co., 124 West 45th st; Kelly & Kelley, 45 East 42d st; Edmund D. Broderick, 1382 Lexington av; Richard E. Henningham, 1 Madison av.

### Plans Wanted in Competition.

E. S. Woolsey, secretary Y. M. C. A., Morganfield, Ky., wants to receive plans for a new association building.

Plans in competition will be received by the Board of County Commissioners, E. W. Field, County Auditor, La Moure, North Dak., until October 3, for a new court house to cost approximately $100,000.

The building committee for a new court house for Giles County, Pulaski, Tenn., invite plans for a new fireproof brick structure, to cost in the neighborhood of $100,000. G. H. McMillion, county judge, Pulaski, Tenn., can inform.

## BUILDING NOTES

A salesman connected with building material firm desires a change. See Wants and Offers.

A position is wanted by a carpenter superintendent for building or construction. See Wants and Offers.

An established manufactory, with a gross business of $70,000 and net profits of $14,000, needs $100,000 additional capital. See Wants and Offers.

The course in steam engineering at the 23d st Y. M. C. A. will be organized in October, to continue until June. Considerable equipment has been installed for the use of students in this course.

The New York State Civil Service Commission will hold examinations, Aug. 24, of candidates for positions as assistant civil engineer, bridge designer, bridge draftsman and civil engineering draftsman. The Commission has been unable to secure sufficient eligibles for these positions, and qualified applicants have excellent chances of appointment. The last day for filing applications is Aug. 17. Address Charles S. Fowler, chief examiner, Albany, N. Y.

Wm. Collins, general contractor, 336 West 24th st, makes a specialty of tenement house alterations, the removal of violations and the altering of private houses for business. His present contracts include alteration work at 258-260 East Houston st, 420 West 37th st, 400 West 24th st, 146 Cherry st, 610-612 2d av, 554 7th av and 844 11th av. Mr. Collins has just completed a contract at 194 Orchard st, where he installed 9 toilets, 26 sets of tubs and sinks, 26 partition windows, concreted the cellars of front and rear buildings, and plastered the ceilings in six weeks. He will be pleased to furnish sketches and estimates free for this class of work, and all communications receive prompt attention.

### An Announcement.

August Heckscher, William L. Ward and J. Van Vechten Olcott, receivers for Milliken Brothers, 11 Broadway, Manhattan, announce the fact that they are continuing the full operation of the structural and ornamental departments of the business of Milliken Brothers (Incorporated), through both the main offices at 11 Broadway, Manhattan, and the works at Milliken, Richmond Borough. It is their purpose to make the work of the structural shops more effective than ever before, and their chief aim will be punctuality in the performance of agreements for delivery and erection. They further wish it known that they are in a position to quote favorable deliveries on all kinds of steel and iron fabrication.

### A Meeting on Reinforced Concrete.

The reinforced concrete committee of the Building Code Revision Commission of New York City will give a public hearing on Wednesday, Aug. 14, at 3 P. M., in the Aldermanic Chamber of the City Hall. It is hoped at this hearing that engineers and contractors interested in reinforced concrete construction will present their views to the members of the committee, to guide them in framing that section of the new ordinance relating to reinforced concrete construction. The committee would be pleased to have those interested submit briefs in triplicate. For a basis of discussion the present regulations of the Borough of Manhattan will be used, to be altered or amplified as may seem best. Rudolph P. Miller, C. E., is chairman of the committee.

## Obituary.

### EDWARDS J. CARROLL.

Edwards J. Carroll, who was Building Superintendent Edward Murphy's chief of the division of plans in the Manhattan Bureau of Buildings, died on Sunday last at his home, 22 East 120th st, after a short sickness. He was one of the old-time and well-known members of the Municipal Civil Service, enjoying by virtue of his position a very wide acquaintance with the builders, architects and active members of the building industries, whose good will he had won by his manners, aptitude and capacity for the intelligent handling of the department business under his charge. He was born in this city about 55 years ago, became interested in local politics as a young man, and entered the public service about 1880, being appointed a clerk to the old Board of Health. When the Department of Buildings was established in 1892, Mr. Carroll was transferred to the new department by Superintendent Thomas J. Brady, its head, and placed in charge of the plumbing plans. In 1902, when the department was reorganized into separate bureaus for the several boroughs, he was promoted to the chief clerkship of the new division of plans in the Manhattan bureau by Superintendent Perez M. Stewart. He leaves a widow and married daughter. The funeral was held on Tuesday and the interment was in Calvary Cemetery.

## Product and Appliance.

### Mahogany from the French Congo.

The first shipload of mahogany which ever came to the United States was brought on the good ship "Sommerford" direct from the French Congo about a year ago by the America West Africa Trading Company of New York. About ten days ago the "Sommerford" arrived at Norfolk, Va., with a second load of over one million feet of okume, a species of mahogany which grows abundantly in the French Congo.



The "Helen A. Wyman" Unloading Mahogany at New York, July 30, 1907.

The "Sommerford" Unloading Mahogany at Norfolk, Va., Aug. 1, 1907.

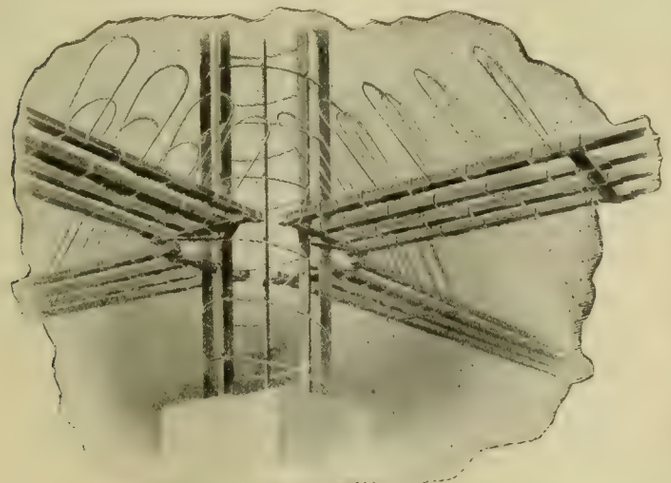
About a week ago the "Helen A. Wyman" arrived at New York direct from Africa for the second time with a large cargo of vermilion and other mahoganies. This cargo was also consigned to the same trading company.

African mahogany hitherto has been imported to the United States by way of Liverpool, thereby adding greatly to the expense and consequent cost to consumers. When the advantages of figuring, color and general adaptability of African mahogany first became known it was recognized as a product which might well replace the old San Domingo which can no longer be had.

The dense forests in the territory of the French Congo are rich in valuable lumber, and the enterprise of the America West Africa Trading Company in opening up an almost unlimited direct supply of useful mahogany and other lumber for the American market at reasonable prices is greatly to be commended.

### Universal Reinforcement System.

A system of concrete construction that aims to meet every demand of steel reinforcement is illustrated in some degree herewith. In its completeness of attachment, which is more



fully set forth in other drawings spread before us, it seems to conform to every architectural requirement with precision equal to the most scientifically constructed steel-frame structure. All parts are "in line," "centred" and united with apparently no possibility of error. It also aims to utilize the most available forms and shapes of steel, viz.: flat, round, square tee I-beam, T-rail, etc., thus securing simplicity with utmost economy of cost and the fullest efficiency of material. In place, it is like the most carefully constructed steel cage. The system is applicable to columns, beams, girders, floor, roof and partition spans, foundations, conduits, sewers, tunnels, subways, culverts, round-houses, towers, arches, bridges and chimneys.

Columns.—The vertical or main members are made from tee or flat steel bars. Each bar is slotted on the outside edge at regular intervals to conform to the number of rings used, or to the dip of the spiral in each column frame. These slots are cut at a down angle, to a degree that is practical to the shape of steel used in the ring or spiral. The ring or spiral members are placed or "buried" in these respective slots on each vertical to a depth well clear of the edges of the vertical members. When all ring or spiral members are in place in their respective verticals then the lower point of the opening of each slot is bent in or clinched to come in tight contact with the ring or spiral. The clinching of the lower point of the slot reduces the size of the opening and makes it impossible for the spiral or ring to come out. This fixes every joint or junction permanently secure and provides a united column frame that will stand perfectly true and "in line" capable of the most rigid demand in reinforcement service.

## John T. Brady and His Times.

MR. JOHN T. BRADY, who died this week, was widely and favorably known in the building trades, though for a number of years preceding he had been living a retired life. His activities were most numerous in the period preceding the opening of the present remarkable era of steel construction, 1897-1906, and while he was yet a comparatively young man. [illegible] ate the two first began business, which was in the seventies, New York in 1890. John not acquired adequate transit facilities. We still depended upon the horse-car and omnibus, for the elevated was not. But the city had acquired great wealth, and a fashion had been set for elegant private residences; and Mr. Brady at first made a specialty of mason work in residences, he being a mason by trade.

He acquired a reputation for good work, and as the city recovered from the panic of 1873 and began to plan the elevated roads, a distinct building boom set in, nearly the whole benefit of which fell to Manhattan, whereas a large share of the present real estate rush has fallen to the other boroughs.

Particularly on the middle and upper East Side did the new transit plans stimulate the builder, who was already busy in that region. Everywhere people were buying, selling and building, and at first it was mostly brownstone dwellings. Prices were advancing, but were still below the figures ruling before the panic. Inflated trading was heavy, and much of the building was carried on upon extravagant loans. While a large amount of the work was purely speculative, a great deal of solid work was done, especially in the fashionable district immediately north of 59th st, and it was at this time that society first intrenched itself on the upper part of 5th av and on Madison av, adjacent to Park. Mr. W. H. Vanderbilt purchased about thirty lots on and contiguous to 5th av about that time. In August, 1879, he bought the property between 51st and 52d sts at a cost of $700,000.

These were the times in which Mr. Brady lived—the school in which he and other builders and operators of the present were trained. It was the greatest era of dwelling-house construction in the history of Manhattan—that which attended the building and opening of the elevated railroads. At an early date in this period all lots as far north as 85th st, between 5th and Madison avs, passed into the hands of the richer families, and beyond the reach of speculative builders.

Mr. Brady's work consisted largely at first in doing the mason work in the better class of residences, of which he erected several hundred in various sections of the city. Subsequently he made a specialty of making over old style dwellings into modern residences. The work which brought him the most prominence was the building of Grant's Tomb, for which he was the general contractor. He also erected the Knox Building at 40th st and 5th av, the old Lotus Clubhouse at 46th st and 5th av, the New York Press Building, the Jewish Theological Seminary, and he was the general contractor for remodeling the interior of the City Hall in 1897. The building corporation which bears his name was formed in 1900, and it now has the contract for the brick work in the reconstruction of the Singer Building, at 149 Broadway.

Mr. Brady was born in Ireland in the year 1852, and coming here as a child he was educated in the New York public schools. He was a brother of Thomas J. and James Brady, also builders in this city. Thos. J. is the chairman of the Building Code Revision Commission now sitting.

### Foundation Contracts.

The Foundation Company has obtained the contract for the Simplex concrete pile foundations for an addition to the plant of the Standard Oil Company (Eagle Works) at Claremont, N. J. Work on these foundations begin at once. This company has just completed the Simplex concrete pile foundations for the borough refuse destructor at West New Brighton, Staten Island.

# IN THE REAL ESTATE FIELD

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Aug. 2 to 8, inc. | | 1906. Aug. 3 to 9, inc. |
|---|---|---|---|
| Total No. for Manhattan | 252 | Total No. for Manhattan | 328 |
| No. with consideration | 5 | No. with consideration | 13 |
| Amount involved | $299,500 | Amount involved | $1,524,600 |
| Number nominal | 247 | Number nominal | 315 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 8,868 | | 15,472 |
| No. with consideration, Manhattan, Jan. 1 to date | 597 | | 932 |
| Total Amt. Manhattan, Jan. 1 to date | $31,240,386 | | $50,187,419 |
| | 1907. Aug. 2 to 8, inc. | | 1906. Aug. 3 to 9, inc. |
| Total No. for the Bronx | 156 | Total No. for The Bronx | 228 |
| [illegible] consideration | 11 | No. with consideration | 21 |
| [illegible] | $82,520 | Amount involved | $490,240 |
| [illegible] | 145 | Number nominal | 207 |
| | | 1907. | 1906. |
| [illegible] Bronx, Jan. 1 to [illegible] te | | 6,199 | 8,381 |
| [illegible] Bronx, Jan. 1 to [illegible] te | | $5,378,106 | $6,073,806 |
| **[illegible] Manhattan and The Bronx, Jan. 1 to date** | | **15,067** | **23,853** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$36,618,492** | **$56,261,225** |

**Assessed Value, [illegible]nhattan.**

| | 1907. [illegible]g. 2 to 8, inc. | 1906. Aug. 3 to 9, inc. |
|---|---|---|
| Total No., with Consideration | 5 | 13 |
| Amount Involved | $299,500 | $1,524,600 |
| Assessed Value | $218,000 | $1,176,000 |
| Total No., Nominal | 247 | 315 |
| Assessed Value | $11,[illegible]3,600 | $8,942,800 |
| Total No. with Consid., from Jan. 1st to date | 597 | 932 |
| Amount involved " " | $31,2[illegible]386 | $50,187,419 |
| Assessed value " " | $20,667,[illegible]0 | $35,066,275 |
| Total No. Nominal " " | 8,270 | 14,540 |
| Assessed Value " " | $288,297,500 | $478,081,510 |

MORTGAGES.

| | 1907. Aug. 2 to 8, inc. Manhattan. | Bronx. | Aug. 3 to 9, inc. Manhattan. | 1906. Bronx. |
|---|---|---|---|---|
| Total number | 213 | 132 | 345 | 166 |
| Amount involved | $5,271,575 | $897,000 | $7,123,694 | $1,254,005 |
| No. at 6% | 103 | 42 | 186 | 62 |
| Amount involved | $1,551,933 | $339,497 | $1,878,189 | $359,436 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 8 | 13 | 10 | 29 |
| Amount involved | $251,000 | $62,025 | $201,619 | $118,250 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 59 | 57 | 67 | 54 |
| Amount involved | $1,770,252 | $371,581 | $2,211,400 | $350,394 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 7 | ..... | 24 | 1 |
| Amount involved | $182,000 | ..... | $1,087,045 | $240,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | 1 | 1 | 1 |
| Amount involved | ..... | $650 | $2,000 | $1,600 |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | 1 | ..... | ..... | ..... |
| Amount involved | $2,900 | ..... | ..... | ..... |
| No. without interest | 35 | 19 | 57 | 19 |
| Amount involved | $1,513,490 | $123,247 | $1,743,441 | $184,325 |
| No. above to Bank, Trust and Insurance Companies | 35 | 11 | 55 | 13 |
| Amount involved | $1,521,500 | $182,000 | $1,362,075 | $224,500 |
| | | | 1907. | 1906. |
| Total No., Manhattan, Jan. 1 to date | | | 9,594 | 12,405 |
| Total Amt., Manhattan, Jan. 1 to date | | | $240,648,280 | $240,157,470 |
| Total No., The Bronx, Jan. 1 to date | | | 5,689 | 5,987 |
| Total Amt., The Bronx, Jan. 1 to date | | | $57,472,451 | $46,040,246 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | | **15,283** | **18,392** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | | **$298,120,731** | **$286,197,716** |

PROJECTED BUILDINGS.

| | 1907. Aug. 3 to 9, inc. | 1906. Aug. 4 to 10, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 23 | 24 |
| The Bronx | 40 | 33 |
| Grand total | 63 | 57 |
| Total Amt. New Buildings: | | |
| Manhattan | $1,209,600 | $1,118,900 |
| The Bronx | 426,000 | 482,800 |
| Grand Total | $1,635,600 | $1,601,700 |
| Total Amt. Alterations: | | |
| Manhattan | $199,440 | $299,465 |
| The Bronx | 21,225 | 14,175 |
| Grand total | $220,665 | $313,640 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 731 | 1,253 |
| The Bronx, Jan 1 to date | 1,248 | 1,382 |
| **Mnhtn-Bronx, Jan. 1 to date** | **1,979** | **2,635** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $55,153,560 | $84,980,430 |
| The Bronx, Jan. 1 to date | 14,336,750 | 19,788,595 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$69,490,310** | **$104,769,025** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$11,676,079** | **$15,212,938** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Aug. 1 to 7, inc. | 1906. Aug. 2 to 8, inc. |
|---|---|---|
| Total number | 739 | 1,077 |
| No. with consideration | 80 | 52 |
| Amount involved | $588,115 | $191,380 |
| Number nominal | 709 | 1,025 |
| **Total number of Conveyances, Jan. 1 to date** | **21,968** | **23,195** |
| **Total amount of Conveyances, Jan. 1 to date** | **$13,917,184** | **$19,938,649** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 775 | 831 |
| Amount involved | $3,867,281 | $2,772,882 |
| No. at 6% | 400 | 446 |
| Amount involved | $1,052,546 | $1,073,902 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 265 | 131 |
| Amount involved | $1,438,885 | $620,967 |
| No. at 5¼% | 1 | 1 |
| Amount involved | $110,000 | $2,200 |
| No. at 5% | 76 | 231 |
| Amount involved | $617,900 | $1,011,258 |
| No. at 4½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 4% | 1 | ..... |
| Amount involved | $1,000 | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 32 | 22 |
| Amount involved | $146,950 | $64,555 |
| **Total number of Mortgages, Jan. 1 to date** | **22,602** | **24,391** |
| **Total amount of Mortgages, Jan. 1 to date** | **$100,170,834** | **$100,445,894** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 122 | 118 |
| Estimated cost | $750,557 | $1,081,985 |
| Total Amount of Alterations | $257,082 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,135** | **5,138** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$46,099,061** | **$37,381,927** |
| **Total amount of Alterations, Jan. 1 to date** | **$4,237,204** | **$3,315,113** |

## PRIVATE SALES MARKET

The continued dullness in the real estate market is again emphasized by the small number of reported sales, and although there has been a slight quickening in tenement transactions for the week just passed, there is no denying the fact that the movement in this direction has received a considerable check owing to the effect of the process of decentralization in population, which is already manifesting itself by the large number of removals from the apartment centres to the rural districts within the commuting zone. This disturbance in income realty fails, however, to account for the decline of trading in mercantile parcels, of which but few sales are being made. In the absence of any definite information in this regard, it is not unreasonable to assume that its cause may be traced in part to the general wave of retrenchment, which seems to be the present rule among Manhattan business firms. Moreover, prices are stiff and money is still difficult to obtain, and unless a change in prevailing conditions is reached before the opening of the fall season, there is little prospect of the desired revival of activity in that class of property. Over on the West Side there is still a call for small dwellings, while from the Bronx the demand for 3 and 4 room apartments is becoming more and more pronounced. There is no important change in the building situation in that locality, but it is known that plans are being prepared for a large number of 2-family frame houses which are likely to be the feature of the fall market above the Harlem. Among the interesting transactions contained in the budget is the purchase of a large parcel in the Chelsea section foreshadowing the erection of a modern factory building, and the sale of a business property in 125th st, which breaks the monotony of an otherwise quiet week. The total number of private sales reported is 55, of which 15 were below 59th st, 17 above, and 23 in the Bronx.

### SOUTH OF 59TH STREET.

ATTORNEY ST.—Abraham Sandberg sold to Isidore Friedman 172 Attorney st, a 5-sty tenement, 24x50.

CHARLTON ST.—Alfred L. M. Bullowa, as attorney, sold for various owners 108 and 110 Charlton st, old buildings, 49.4x100x irregular, adjoining the southeast cor of Greenwich st.

ESSEX ST.—Samuel Goldberg and Meyer Ellenbogen sold for Schiff Brothers to Louis Klein the 5-sty tenement 107 Essex st, 25x87.6.

#### Ex-Judge Palmieri a Seller.

JAMES ST.—Henry Wise sold for ex-Judge Palmieri 66 James st, 4-sty front and rear buildings, 25.11x99.6, to Joseph Canonico, who will make alterations.

MERCER ST.—S. H. Huxford sold to Samuel W. Jones, of Montclair, N. J., 235 Mercer st, bet. Bleecker and West 3d sts, a 6-sty loft building, 25x100.

ROOSEVELT ST.—Irving I. Kempner sold 119 to 125 Roosevelt st, southwest cor of Water st, four 4-sty buildings, 50.2x78.6x41.4x 79.3.

SPRING ST.—Lowenfeld & Prager bought 190 Spring st, a 3-sty building, 16.8x75. Jacob Weindorf is the owner of record. This parcel is situated between Thompson and Sullivan sts.

3D ST.—The estate of George Zintle sold to Julius Lehner and Magdalena Silke 246 East 3d st, a 3-sty tenement, 24.7½x105.11. Public School No. 131 is on the next block east.

8TH ST.—Charles Buermann & Co. sold to Samuel Mann the 5-sty tenement 371 East 8th st, 25x95.

15TH ST.—Charles Wittenauer sold 36 West 15th st, a 4-sty dwelling, 25x103.3. The buyers are Edward F. Caldwell & Co., who occupy part of 38, adjoining.

### In the Chelsea Section.

20TH ST.—Through the combined efforts of Dennis & Preston and the Duross Co. the General Theological Seminary sold to a purchaser for improvement 511 to 543 West 20th st, and 510 to 528 West 21st st, 27 parcels of real estate, comprising 4-sty tenement houses and stables, with the exception of 529 to 543 West 20th st, which is occupied as a storage yard by the George A. Fuller Co. The purchase is one of the largest which has taken place in that locality in many months, and is regarded as the beginning of a movement which will eventually result in the rebuilding of the greater part of that district with factory structures of modern type. The property is in the centre of the section which will be benefited by the Chelsea dock improvement. It is understood that the property was held by the seminary at a value of about $500,000.

39TH ST.—Daniel F. Mahony bought from Edward J. Hafner 310 and 312 West 39th st, between 8th and 9th avs, 4 and 5-sty buildings, 50x98.9. A large brewery and candy factory are situated on this block.

### Tenements in 45th St. Change Hands.

45TH ST.—Nechols & Blumenstock sold to William H. Bryant the two 4-sty tenements, each 25x100.5, at 550 and 552 West 45th st, between 10th and 11th av.

46TH ST.—Sol. Freidus sold for Julius Weinstein to the Asher Simon Realty Co. 404 West 46th st, a new 6-sty flat, with stores, 25x100.5.

48TH ST.—James W. Kelly sold for the John Wessel estate to James Clarey 438 West 48th st, 5-sty front and rear tenements, 25 x100. The buyer will make extensive alterations.

## NORTH OF 59TH STREET.

CENTRAL PARK WEST.—William T. Conville sold for Senator James J. Frawley the lot, 25.3x100, at 406 Central Park West, between 100th and 101st sts, to Clarke Construction Company. This parcel adjoins the La Catalina and Irvington apartments, and is one of the few remaining vacant lots in that neighborhood.

### Dwelling in 79th St. Changes Hands.

79TH ST.—W. H. Oscanyan bought 120 West 79th st, a 4-sty and basement stone front dwelling, 22x102.2. Thomas F. Kaughran is the owner of record. The property is less than a half block west of Columbus av and convenient to the Museum of Natural History.

81ST ST.—Frederick Zittel sold for Mary Lewis the Beverly apartment house, at 265 West 81st st, a 9-sty structure, 50x114, between Broadway and West End av.

88TH ST.—Slawson & Hobbs sold for Alexander C. Milne the 3-sty dwelling 132 West 88th st, 18x100.8. The buyer will occupy the house.

103D ST.—Robert Levers sold for Oscar Haase 129 West 103d st, a 5-sty single flat, 18.9x100.

104TH ST.—Moritz G. Morgenthau sold for Mrs. N. F. Kilgore to S. Fuld 307 West 104th st, a 3-sty stone front dwelling, 17x100.11.

105TH ST.—N. A. Berwin & Co. sold for Moses Harlem to Guy M. Gest, for occupancy, the 5-sty American basement dwelling at 301 West 105th st.

120TH ST.—Louis A. Stern sold 204 West 120th st, for Louis Siff to E. Frank, who gives in part payment 1114 Park pl, Brooklyn, 20x100.

125TH ST.—It is rumored that 156 to 158 West 125th st, 100x 100.11 ft., has been purchased by W. J. Nauss, who owns the adjoining property.

### Operator Purchases in 125th St.

125TH ST.—Acropolis Realty Company (Baum & Liebesman) sold for George D. Eighmie, formerly of Poughkeepsie, the two buildings known as the "Eighmie Office Buildings," situated at Nos 127 and 129 West 125th st, bet. Lenox and 7th avs, 38.9x100 each. These buildings were erected by the seller some years ago for investment. The purchaser, Herman Wronkow, has long been known as one of the foremost operators in 125th st realty, having been the owner of many of the best situated parcels in that st. Values for unimproved property on the above block are quoted at $4,000 per front foot. This is the first sale which has taken place in that section of 125th st for some time.

LEXINGTON AV.—Douglas Robinson, Charles S. Brown & Co. sold for the Clinton Realty Company 787 Lexington av, a 4-sty dwelling, 20x80, between 61st and 62d sts.

MANHATTAN AV.—Samuel Hyman sold to a purchaser for investment 280 Manhattan av, a 5-sty flat, 34x100, between 111th and 112th sts.

2D AV.—Hutter Bros. sold for A. M. Fischel and Samuel Fink 2002 to 2006 2d av, three 4-sty tenements, 75.6x75.

3D AV.—Kelley & Connelly, as attorneys, bought from Sampson H. Schwartz the three 5-sty tenements, 1671, 1673 and 1675 3d av, 75x90, near 94th st.

3D AV.—Arnold & Byrne sold for Benjamin Streim to M. Prowler, 1955 3d av, a 4-sty tenement, 17.8x100, near 107th st.

### A Quickening on Third Ave.

3D AV.—Alfred A. Walter, as attorney, bought for a client the 5-sty tenement, 1667 3d av, between 93d and 94th sts, 25x90.

### 8th Avenue Corner Sold.

8TH AV.—William Richtberg sold for the Fleischmann Realty Co. 2724 8th av, southeast cor of 145th st, a 3-sty store and loft building, 40x100, to Philip Sussman. The same broker leased the entire building for Mr. Sussman to J. S. Shea for a term of years. The building will be occupied by the lessee as a hotel and saloon.

## WASHINGTON HEIGHTS.

142D ST.—The Renton-Moore Company sold for Mrs. Mary F. Grosman 520 West 142d st, a brownstone dwelling, 15x99.11.

## BRONX.

FAILE ST.—McCarthy & Macy sold to a Mr. Shepard 890 Faile st, one of a row of 2-family houses recently completed.

POPLAR ST.—William J. McGann sold for Marcus Nathan to Hannah McKown the dwelling on the north side of Poplar st, 175 ft. east of Forest st, 25x100.

POPLAR ST.—Frederick M. Weiss sold for F. D. Ghee to Robert E. Walker two lots on the north side of Poplar st, 411 ft. east of Forest st.

134TH ST.—Salkind & Savitt and Leon Mutchnick sold for Silverstein & Nadler 60 to 64 East 134th st, two 6-sty tenements, 75x100.

### Six-Story Apartments in a Trade.

139TH ST.—Levin & Jackson, in conjunction with S. Jaffe, sold for the Abelman Construction Company the four 6-sty apartment houses at 526 to 538 East 139th st, each 37.6x100. The buyers, Louis Lese, Mark Blumenthal and Ignatz Roth, gave in part payment a plot 225x100 on the south side of 146th st, 125 ft. west of Lenox av. On this site the Abelman Construction Company will erect six 6-sty apartment houses.

214TH ST.—Marietta De Pasquale bought the lot, 25x100, on the south side of 214th st, 319 ft. east of White Plains av.

230TH ST., ETC.—A. Shatzkin & Sons sold to Harry Bauman the plot, 100x114, on the south side of 230th st, 105 ft. west of 6th av; also to Giuseppe Previti a lot, 25x100, on the north side of 214th st, bet. 6th and Tilden avs; also to A. Gatta a lot, 25x100, on the north side of 214th st, bet. 6th and Tilden avs.

239TH ST.—John H. Behrmann sold for a Mrs. Taylor 3 lots in 239th st, bet. White Plains and Richardson avs.

BRUNER AV.—Whitehall Realty Co. sold the lot 25x97.6 on the east side of Bruner av, 100 ft. south of Nereid av.

BOSTON ROAD.—Louis Levy sold for the Ingram estate the two 4-sty double flats 1442 and 1444 Boston road, each 25x90. John H. Monsees is the buyer of 1442 and Henry C. Ahrens of 1444.

CARPENTER AV.—John H. Behrmann sold for William Garrett one of his two newly completed 2-family houses on the east side of Carpenter av, north of 229th st.

ELY AV.—Whitehall Realty Co. sold the lot 25x97.6 on the east side of Ely av, 100 ft. south of Nereid av.

### Near Hunt's Point Station.

HUNT'S POINT AV.—Hunt's Point Realty Company sold to an investor the southeast cor of Hunt's Point av and Garrison av, a plot 75x146. The parcel is directly opposite the site of the proposed Hunt's Point Station of the New York, New Haven & Hartford Railroad. The purchaser will improve the property with a business building.

HEATH AV.—W. J. Huston & Son sold for Dowd & Maslin the plot 56x115x50x124 on the west side of Heath av, 190 ft. south of Kingsbridge road.

PRATT AV., ETC.—Edenwald Land Company sold to Denis McGowan a lot on Pratt av, 500 ft. south of Kingsbridge road; to Ruskirk & Burdon a lot on Brachen av, 297 ft. south of Kingsbridge road, and to Emma C. Carlson two lots on Monaghan av, 175 ft. south of Randall av.

ROLAND AV.—Cornelius B. Parker sold for Mary Flynn to Mrs. L. Lacost two lots at the southeast cor. of Roland av and Tratman st, Westchester village.

RANDALL AV.—Edenwald Land Companies sold to Jacob and Rosie Dienen a lot at the cor of Randall and Murdock avs.

SEDGWICK AV.—Peter Ward sold for Grace D. Webster the 3-sty frame dwelling, 24.6x100, on the west side of Sedgwick av, 392 ft. north of Perot st.

TREMONT AV.—George J. McCaffrey & Son sold for J. E. Dougherty the plot, 50x100, on the south side of Tremont av, 100 ft. west of Marmion av.

WHITLOCK AV.—George F. Johnson's Sons Co. sold the last of the row of 14 3-sty 2-family brk dwellings completed last fall on Whitlock av, near Hunt's Point av. The buyer is Robert Burnett. The same builders are now finishing a row of 8 similar houses on adjoining property.

## LEASES.

Duross Co. leased 79 Barclay st for Seaman Lichtenstein to Marco Balbi.

Benjamin R. Lummis rented for A. Pincus the 4-sty English basement brownstone dwelling, No. 258 West 34th st.

E. V. C. Pescia leased 130 Cherry st, a 5-sty double tenement with stores for Froelich & Garfunkle to a client for a term of years, at an aggregate rental of about $15,000.

Louis Schrag leased for the estate of Adolph Rupp the dwelling 359 West 34th st to Koop & Meakin; also the dwelling 146 West 22d st, for Mrs. Agnes Lynch to Edward F. Foley.

C. F. Mehltretter & Co. leased from Wilkins Realty Co. the four 5-sty buildings, 452, 454 and 456 Wilkins av, and the northeast cor. of 170th st and Wilkins av, for a term of 5 years at a rental of $45,000.

McVickar, Gaillard Realty Company leased for Nathan and Leon Hirsch the three 5-sty houses, 42 to 46 West 66th st, for a term of years; also for Thomas B. Hidden to the Garford Motor Company the building 1540 and 1542 Broadway, with an L to 46th st.

Albert B. Ashforth leased 165 Madison av for the estate of E. M. Crosby, and 167 Madison av, for the estate of De Forest Manice. These two houses, at the southeast cor of Madison av and 33d st, will be remodeled and occupied by the lessee. A week ago the sale of the northeast cor of Madison av and 33d st took place.

## STATEN ISLAND.

York Realty Company sold at Carmel Park, Arlington, lots 45 and 46 to Miss Mary E. Campbell, and lots 47 and 48 to Mrs. Alice T. Campbell.

Lamport Realty Company reports the following sales of lots at Richmond Heights, Castle Corners: To George P. Bustwick, 15 lots on Butler av; to Alfred C. Bernard, 6 lots on Bradley av, near King st; to Maurice D. Wright, 2 lots on Butler av, opposite the Wellbrook mansion, and to Abraham Goldfarb, 2 lots on Livingston av.

## REAL ESTATE NOTES

The sale of 141 West 76th st recently reported was negotiated by L. J. Phillips & Co.

A building or plot 100x100 ft. is wanted for heavy storage purposes. See Wants and Offers.

For information on real estate in Monmouth County, N. J., see advertisement in Wants and Offers.

Mooney & Lawrence were the brokers in the sale of 243 West 100th st, sold by Gideon Fountain last week.

An experienced outside real estate man is wanted in a well-known downtown office. See Wants and Offers.

J. Clarence Davies was the broker in the sale of 508 East 176th st, which appears in this week's transfers.

An experienced renting man wanted, especially one familiar with the wholesale dry goods section. See Wants and Offers.

Public works officers, being public servants, can hardly be expected to do what the majority of owners neither request nor demand.

A manager is wanted for business leasing department who has had experience in the Fifth avenue section. See Wants and Offers.

The Prudential Life Insurance Co. loaned Henry C. Lytton, of Chicago, $200,000 on the property 172 5th av, northwest corner of 22d st.

It is understood that the plan to erect a co-operative apartment on the site of the "Soncy," 49 to 53 West 57th st, has practically been dropped.

A member of a firm of prominent lenders on real estate says that new-law flats are at present regarded as undesirable collateral for mortgage loans.

F. B. Tainter is the purchaser of 243 West 100th st, and Gustav Lange, Jr., is the buyer of 252 West 99th st, both dwellings, sales of which were reported in last week's edition.

We know a party who is desirous of purchasing a prominent large plot, not less than 125x100 ft., on Third avenue or adjoining, between 138th st and 160th st. See Wants and Offers.

A building loan of $233,000 has been secured by the West Side Construction Company from the City Real Estate Company on the property at the northwest corner of Morningside av and 118th st.

The small store proposition as applied to the several altered 5-sty tenements in 115th st, between 7th and 8th avs, is ill-timed and has thus far proven unsatisfactory. With a few exceptions nearly all are unoccupied.

In New York County the collections from the previous Mortgage Tax law for the year ending June 30, 1907, amounted to $2,903,086.77, which was more than one-half of the whole amount collected in all the counties of the State.

The third and fourth car tracks on Amsterdam av have been taken up. Only two remain. It's an old story, unnecessary to repeat. The people prevented more than two tracks from being used, but until Mr. Shonts came the unused rails were not removed.

The firm of E. V. C. Pescia & Co., 206 Broadway, Manhattan, has been dissolved. The business of the old firm will be carried on as usual at the same address by the surving member, E. V. C. Pescia, who wishes it known that neither David Rapp nor Myer Isear is not in any way associated with him.

Theodore S. Farrelly, who is connected with the office of Robert Livingston Stedman, 10 Wall st, Manhattan, has left town for his vacation on the yacht "Reliance," and will cruise down the coast of Maine, visiting Newport, Camden, Bar Harbor and other watering places en route, after having had a successful summer. He will return about the first of September.

## THE AUCTION MARKET

The week's offerings at the Vesey street salesroom were made up entirely of legal sales, which were more numerous than for the corresponding period in 1906. This condition is not to be wondered at since it is largely the result of much untimely and injudicious buying which has occurred within the last two years. On Monday Joseph P. Day sold three 6-sty brick flats on the south side of 122d st, 200 ft. east of Broadway, 125x90.11, to the plaintiffs in the action for $142,563. The amount due was $17,662.40; taxes, etc., $1,500.67. A vacant plot, 149.11x100, at the southwest corner of Broadway and 135th st, was struck off by the same auctioneer to the plaintiff, A. I. Spiro, for $118,000. The amount due in this instance was $33,371.66; taxes, etc., $500; subject to two mortgages equaling $85,000. Mr. Day also sold 324-326 East 56th st, 44.10x100.5, 6-sty tenement, with store, to Louis Lese for $51,600. Amount due, $16,048.24; taxes, etc., $313.83; subject to four mortgages aggregating $21,500. On Tuesday the entire list of offerings were either adjourned or withdrawn, including three 6-sty brick flats on west side of Brook av, 50 ft. south of Anna pl. Better results were secured on Wednesday, however. The parcel at 157 East Houston st, 25x74.5, 5-sty brick tenement, with store, was knocked down by Auctioneer Day to A. Silverstone for $37,550. Amount due, $15,331.02; taxes, etc., $1,603.83. In addition to this the same auctioneer disposed of a vacant parcel on the east side of Washington av, 199.9 ft. north of 169th st, to Chas. S. Block for $8,930, the amount due being $4,655.37, including taxes, etc., equaling $142. This lot was subject to two mortgages aggregating $4,350. On Thursday at the stand of Samuel Goldsticker the northeast corner of Audubon av and 182d st, 5-sty flat, with store, 79.7x70, brought $75,200, I. Marcuson proving the successful bidder. Joseph P. Day's offerings included a property on the same thoroughfare at the southeast corner of 166th st, two 6-sty brick flats, 70.3x100x183.5x95, which were struck off to the plaintiffs in this action, Isaac Liberman and others, for $102,500. The total amount due in this case, including four mortgages, equalled $111,950.55. Five 5-sty brick flats, 207.7x125.10 and irregular, at 11 to 15 Crotona Park East, were also knocked down by Mr. Day for $194,725, the total amount due in this instance approximating $199,393.66.

## New Jersey to the Front.

REALTY INTERESTS PLANNING AGGRESSIVE CAMPAIGN.

AUCTIONEER JOSEPH P. DAY has been made chairman of a committee of one hundred appointed by President Kempner, of the N. J.-N. Y. Real Estate Exchange, to make arrangements for the celebration of the McAdoo tunnel opening. Among the other representative members of the committee are the following:

Edward Kanaley, F. W. Creighton, J. W. Doolittle, Wm. Jeffery, Samuel S. Scheuer, Wm. A. Lambert, Asahel Chapin, F. L. Vrooman, W. R. Squire, John V. Haas, Jesse L. Hedden, W. F. Martens, A. M. Bennett, Robt. Le Roy Pierce, F. M. Welles, L. W. Naylor, Elston M. French, H. A. Rounds, J. E. Grape, W. W. Slocum, Walter W. Wilsey, Albion N. Fellows, J. F. Jack, Daniel Paul, Wm. E. Davies, Isaac W. Maclay, V. F. Pelletreau, Benj. J. Demarest, Frank Stevens, Ernest D. Mulford, Joseph B. Roberts, C. R. Von Egleffstein, E. D. Paulin, James Trimmer, W. M. Witelaw, Wilson J. Vance, Rodney Miller, Benj. J. Kline, Edward J. Sullivan, C. Alfred Burhern, F. C. Wylly, Philip Zalkind, W. R. H. Hardingham, G. Daniel, E. H. Lambert, H. C. Lockwood, Milton R. Smith, H. C. Raynolds, Phillip I. Hever, John S. Eastwood.

A call has been issued by the Exchange for a general meeting to be held on Tuesday, Aug. 13, at 3 P. M., at the old Astor House. The Exchange invites every interest connected with the realty industry of New Jersey to join in the movement for business co-operation, so that "an appreciative interest may be aroused and awakened among the people in the brilliant prospect about to bring an era of great prosperity to New Jersey." Several addresses by prominent New Jerseyites will be delivered at the meeting.

At the last meeting of the Board of Governors, that body increased its numbers by electing the following prominent dealers as members of the board: W. W. Slocum, Asahel Chapin, F. M. Welles, J. E. Grape, F. L. Vrooman and Frank Stevens.

The permanent headquarters of the Exchange are to be located in the McAdoo terminal building when completed. In the meantime the executive office of the Exchange is at 353 5th av, corner 34th st. Secretary Creighton is in charge, and all communications may be sent to that address.

### Creating Business in a Quiet Market.

There seems to be a general belief in real estate circles that the unparalleled activity of 1905 and 1906 will not be duplicated in New York City in the immediate future. This is due to several very apparent causes, the tightness of money, the drift to the suburbs caused by rapid transit and the opening of new bridges and tunnels, and last but not least the firmness with which real estate is being held for a higher level of values. Another fact to take into consideration is that Manhattan realty is held by approximately seventy thousand owners, while in 1904 the number was about forty-seven thousand. The natural inference is that property is largely out of the hands of the professional operator and in the more tenacious hands of the investor.

There are to-day in Manhattan less than twelve hundred offices which can be strictly classed as brokerage firms dealing in Manhattan realty, the last few months of contracting business having eliminated a great number of the weak and incompetent. To those remaining in business the principal difference will be the necessity of scientifically creating business, instead of being deluged with commissions. Probably to them the elimination of numberless mushroom brokers is far from an unmitigated evil.

It is self-evident that among seventy thousand owners in various states of financial strength and mental attitude towards the market, and as many more would-be buyers, that there must be considerable activity.

It is to reach this market that the broker who wishes to survive must use modern methods or be hopelessly lost in the ruck. Each week under the heading of "Aids to Business Making"

# WANTS AND OFFERS

## FINE OFFICES TO LET

**EMPIRE BUILDING**
71 BROADWAY

**N. Y. LIFE BUILDING**
346 BROADWAY

**PARK ROW BUILDING**
15 PARK ROW

**BLAIR BUILDING**
24 BROAD STREET

Special Inducements to Brokers and Tenants.

## GEORGE T. MORTIMER
111 BROADWAY

WANTED, position as agent on salary and commission basis to represent manufacturer of high standing to secure contracts among architects and engineers in and about N. Y. City; well acquainted with members of all the leading architectural firms and purchasing agents of railroads having their headquarters in N. Y. and vicinity. "D. A.," c|o Record and Guide.

APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.

EXPERIENCED outside Real Estate man in well-known downtown office. Apply, DUROSS COMPANY, 2 Vesey Street.

MANAGER for business leasing department. Must have had experience in Fifth Avenue section. TUCKER SPEYERS & CO., 437 Fifth Avenue, N. Y.

WANTED.—Prominent large plot, not less than 125x100, on Third Ave. or directly adjoining, between 138th St. and 160th St. State full particulars in writing, only, to ROOM 16, 1968 Broadway.

AN ESTABLISHED, successful manufactory, gross business, $70,000; net profits, $14,000. Can sell double present output to present stockholders. Needs $100,000 additional capital to extend plant. Investment secured by bonds or stock. Active position can be obtained if desired. Audit and complete investigation allowed. Address "FACTORY," Box 96, c|o Record and Guide.

BOOKKEEPERS.—Bright young men thoroughly familiar with up-to-date methods for positions with high grade firms; chances for advancement excellent; salaries, $700-$1,200; write to-day; offices in 12 cities. HAPGOODS, 305 Broadway, New York.

RENTING MEN WANTED.
Wanted.—Thoroughly experienced men for wholesale dry goods section. Will make liberal arrangement with good men. SOL. STERN, 621 Broadway.

## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }
Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS** subject to check or on certificate, allowing interest thereon.

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**ACTS AS TRUSTEE**, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.

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**LONG BRANCH TO ASBURY PARK, N. J.**
Can supply you with complete information on any real estate in Monmouth Co., N. J. J. A. KING, 51 W. 125th St., or West End, N. J.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway, N. Y.

SALESMAN connected with leading Building Material firm desires making a change; thoroughly acquainted, Manhattan and Bronx. Straight salary or salary and commission. "R. M.," c|o Record and Guide.

POSITION WANTED—Carpenter Superintendent for building or construction; references. BOX 408, c|o Record and Guide.

**ARCHITECT**
and
**Building Superintendent**
Of twenty years' New York City experience wishes position with architect, construction company or estate.
Thoroughly competent to plan and put through to completion fireproof or other structures in an intelligent manner. Address "ARCHITECT," c|o Record and Guide.

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Send for circulars and application blanks

**BUILDING LOANS**
Have money for Kings County Operations. Any amount desired. SUMNER REALTY CO., 471 Sumner Ave., Brooklyn.

## Hudson Mortgage Co.

*(Organized Under the Banking Law)*
170 BROADWAY

*CAPITAL $500,000*

GOOD SECOND MORTGAGES
PURCHASED AND SOLD

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In Localities of Enhancing Values

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FIRMS in the Building Trades find that it pays in more ways than one to be represented in the advertising pages of the leading Metropolitan Real Estate and Building paper.

the Record and Guide embodies in short paragraphs the best methods of the successful offices. Such subjects as how to list the greatest number of bargains with the least expenditure, and to locate the serious buyer and money lender, as well as the borrower, will be discussed. At no time greater than the present are these methods necessary to the broker. His only salvation is an active and aggressive campaign.

Adequate office records must be the basis of all scientifically planned campaigns. For forty years the Record and Guide has made a study of the needs of the realty offices, and its cumulative work as evidenced in the Quarterly and Real Estate Directory is proving of inestimable value at this time to its subscribers. By its present co-operative plan a system which costs many thousand dollars to maintain is made available to the broker at a nominal cost.

### Aids to Business Making.

Would it prove a convenience to you to have the local Register's Office as an adjunct of your own office? The Record & Guide Quarterly is a digested transcript of the Register's Office records. Cost, a few cents per week.

### Ashokan Dam Features.

Bids for the large masonry dam and for the appertinent earth dams and dykes for the Ashokan reservoir have been opened by the Board of Water Supply of New York. The bidders were the John Peirce Co., Bradley Contracting Co., O'Rourke Construction Co., McArthur Bros. & Co. and Winston & Co. Features in the plans which will impress engineers and builders at first sight are the provisions for a series of wells throughout the length of the main masonry structure, placed a few feet from its upstream face, for the purpose of draining away any seepage, and a number of joints through the structure enabling it to be built up in sections and at the same time affording provision for expansion and contraction. The bonds required amount to $1,000,000 in addition to a certified cheque for $250,000 to accompany the bid, but the payment of progress estimates is made obligatory within thirty days of date, and the final estimate within forty days of date. By prompt payments to contractors, the prices tendered for the work will be reduced to a minimum by relieving the bidders of an interest account which they would otherwise have to carry.

# Construction News

(Continued)

### Kings County.

JOHNSON AV.—Kotzen Realty Co., 230 Grand st, Manhattan, will build a 6-sty store and tenement, 50x90 ft., on the northeast cor of Johnson av and Lorimer st, to cost $50,000. Samuel Sass, 23 Park row, is architect.

BRISTOL ST.—Charles Infanger, 2634 Atlantic av, is planning for a 4-sty store and flat for 22 families, for Isaac Berkowitz, 79-81 Forsyth st, to be erected on the east side of Bristol st, 83 ft. south of East New York av, to cost $25,000.

ROCKAWAY AV.—Shampan & Shampan, 772 Broadway, Brooklyn, have completed plans for a 4-sty store and flat for the Amico Realty Co., State Bank Building, to be erected at the southwest cor of Rockaway and Lott avs, to cost $30,000.

SOUTH 2D ST.—N. B. Evans, 39 Broadway, Brooklyn, will build a 5-sty store and flat, 50x82 ft., on the north side of South 2d st, 25 ft. west of Hooper av, same to cost $45,000.

STONE AV.—S. Millmann & Son, 1787 Pitkin av, are preparing plans for a 6-sty structure, 100x100 ft., for Samuel Silverstein, 1747 Pitkin av, to be erected at Stone av, northwest corner Liberty av, at a cost of $130,000.

PARK ST.—On the southeast cor of Park st and Knickerbocker av, H. Horowitz and A. M. Bernstein, 76 Hart st, will erect a 4-sty store and flat, to cost $30,000. Shampan & Shampan, 772 Broadway, Brooklyn, are the architects.

84TH ST.—Christ P. Sketon, 296 6th av, owner and architect, will begin at once the erection of twenty-four 3-sty dwellings, 20x47 ft., on the north side of 84th st, 110 ft. east of 5th av, to cost a total of $150,000.

### Queens County.

Bids will be received by the President of the Borough of Queens Thursday, Aug. 15: No. 1. For grading the Boulevard, from Webster av to Broadway, 1st Ward. No. 2. For constructing a temporary sewer and appurtenances in Chestnut st, from a point 150 ft. westerly from Parsons av to Whitestone av, and in Whitestone av, from Chestnut st to State st, in the 3d Ward. No. 3. For furnishing and delivering to the Bureau of Highways, Queens, residuum oil. No. 4. For repairs to the Queens County Jail at Long Island City, Queens. No. 5. For building a brk wall inclosing the court yard of the Queens County Jail, at Long Island City, Queens. No. 6. For furnishing and delivering to the Bureau of Highways, Borough of Queens, broken stone and screenings of trap rock.

SEA CLIFF.—Chas. E. Silkworth, 44 Court st, Brooklyn, has completed plans for a 2-sty cottage, 36x42 ft., to be erected at Sea Cliff, L. I., for Jerry North.

RIDGEWOOD.—Becker & Cohn, 1610 East Parkway, will erect eight 3-sty brk flats, on Cooper st, east side, 175 ft. north of Knickerbocker av, Ridgewood, to cost $64,000. L. Danancher is making the plans.

GLENDALE.—L. Bauman, 246 Grandview av, will build a 2-sty frame dwelling, 25x85 ft., on the north side of Himrod st, 220 ft. west of Grandview av, Glendale, to cost $7,000. A. Rissler, Archt.

CORONA.—C. L. Varrone, architect, L. Bock, owner, are arranging to build two 2-sty dwellings on Locust st, south side, 70 ft. west of Sycamore av, Corona, to cost $9,000.

JAMAICA.—The First Presbyterian Church will build a new edifice on Union av, west side, 262 ft. north of Shelton av, Jamaica, 55x82 ft., 2 stories, to cost $35,000.

### New York State.

SCARSDALE.—H. B. Upjohn, Manhattan, is receiving estimates for a 2½-sty dwelling, 25x46 ft., for Mr. Van Horn, at Scarsdale, N. Y. Estimated cost, $12,000.

LITTLE FALLS.—H. Neill Wilson, Pittsfield, Mass., has prepared plans for a hotel for a company at Little Falls. Bids will be received in about two weeks. M. G. Bronne is president Board of Directors.

TROY.—Wm. A. Sweet has been engaged to draw plans for the parsonage for the Memorial Presbyterian congregation.—James Inglis, 131 6th av, N., will erect a 2-sty brownstone front residence at cor 4th st and 6th av.—The W. C. Harrington estate will remodel a 3-sty brk building, on Glen av, into a dwelling.

WATERTOWN.—Bids will be received up to 8 p. m., Aug. 22, for heating and ventilating the State Street M. E. church. Plans of church may be received from Brown & Davis, architects, 41 East 4th st, Cincinnati, O. R. W. Barker, chairman building committee.

SCHENECTADY.—Rev. Father Mooney is at the head of a movement to erect a Catholic chapel near Sacandaga Park. Plans have been drawn by local architects. J. S. Van Auken will erect a house on Locust av, to cost $3,000; E. J. Williams a dwelling at 77 Waverly pl; W. H. Frost a house at 75 Waverly pl. Catholics of Scotia are considering the erection of a new church.

KINGSTON.—Fisher's Hotel was destroyed by fire with a loss of $15,000. The Anheuser-Busch Brewing Co., of St. Louis, is planning to erect a large depot and bottling plant on Cornell st, to cost about $100,000.

NEWBURGH.—The Up-to-Date Cloak Mfg. Co. will remodel its building on Main st.

JOHNSTOWN.—The First Presbyterian Congregation will erect a new church.

LYONS.—The Wayne County Electric Company, R. W. Kiple, manager, is planning to enlarge its power plant.

SCHENECTADY.—Plans for remodeling the Holland Inn have been completed. The property was recently purchased by Steve Caldwell, of Albany, and plans have been made under his directions. The estimated cost of the improvement is $10,000 and work will be begun within a few days.

ALBANY.—Bids will be received until August 15 for the erection of the new State normal college.

LITTLE FALLS.—The New York Central R. R. Co. will erect a line of flats and apartment houses for investment.

COHOES.—Plans for the proposed annex to the Cohoes Hospital have been rejected and new ones will be drawn up, after which bids will be invited.

COBLESKILL.—Dr. F. P. Beard will erect a business building at the cor. of Grand and Main sts.

PLATTSBURGH.—A new Y. M. C. A. building will be erected, to cost $20,000.

ALBANY.—The Knights of Columbus are planning to build an addition to their club house on North Pearl st at a future date.—Bids will shortly be received in connection with interior work on St. John's Church.—Mrs. Catherine Kramrath is planning to erect several houses on Willett st, on the site of the old Normal College.

TROY.—Byron A. Collins is planning to improve the building owned by himself on 2d av, Upper Troy.—James Regan will remodel the 3-sty brk building at 2205 6th av.—Repairs will be made to the brewery of S. Bolton's Sons.—Frank Tupper will erect a house on Pawling av.

SCHENECTADY.—Improvements will be made to the Vale cemetery and new buildings will be erected next spring.—A. J. Gower will erect a house at 115 Av B, to cost $4,000.—A. E. Shear will erect a house at 407 Av B, to cost $4,500.

WALDEN.—Architects Arthur G. Lindley Co., Schenectady, are preparing plans for a new high school at Walden, N. Y., to cost $60,000.

AMSTERDAM.—Architects A. G. Lindley Co., Schenectady, have prepared plans for a new church for the Reformed Congregation of Amsterdam.

BINGHAMTON.—According to the present outlook the congregation of the Conklin Ave. Baptist Church will be the next religious body in this city to begin the erection of a handsome church building. The plan is rapidly maturing and it is likely that the structure will be built soon. Rev. L. A. Rowley is pastor.

HIGHLAND FALLS.—Plans and specifications for constructing sewerage system are being prepared by Knight & Hopkins, of Rome, N. Y.

BINGHAMTON.—A garbage crematory is projected. The Bennett Incinerating Co., of this city, which has placed several large plants recently, will probably secure the contract. Mr. Turner, Jr., son of the president of the Security Mutual Association, is said to be at the head of the corporation which will build the Binghamton plant.

### New Jersey.

CAMDEN.—A large new fraternity building will be erected at 413-417 Broadway, Camden, N. J., for the Order of Eagles, Camden Aerie No. 65, from plans and specifications by Churchman & Molitor, architects, of this city, 3-stys, 52x136 ft. The building will contain restaurant, billiard rooms, stores and auditorium and meeting room.

SOUTH RIVER.—A handsome new church will be erected at South River, N. J., for the congregation of St. Mary of Ostrabam. Henry D. Dagit, Philadelphia, Pa., is architect.

WILDWOOD.—Separate contracts will be let for decorating, painting, fixtures, etc., for the new residence to be built at Wildwood, N. J., from plans by Henry J. Reinhold, Jr., Philadelphia, Pa. Frank B. Hess is the builder and contract includes all construction work and material. It will be a 2-sty building, of stone, finished in hardwood and provided with the latest appliances.

EAST ORANGE.—The Delaware, Lackawanna & Western Railroad, Lincoln Buch, Chief Engineer, Hoboken, N. J., intends erecting a new passenger station here to cost about $30,000.

MADISON.—S. G. Willetts, Borough Clerk, writes that the Light Committee has under consideration the doubling of the capacity of the electric light plant and may recommend same to Council at the August meeting. Nothing definite has yet been done.

RIVERSIDE.—Bids will be received by Irven Kollo, Township Clerk, until August 19 for the construction of a sewerage system, to consist of 10 miles of sewers 8 to 24-inch diameter, pump house, engines, pumps, pump well and disposal works. Engineer, Wm. H. Boardman, 427 Walnut st, Philadelphia, Pa.

NEWARK.—The Passaic Valley Sewerage Commission at a meeting in the Prudential Building on July 23 is reported to have authorized Allen Hazen, St. Paul Building, Manhattan, to prepare estimates on preliminary plans for building the proposed trunk sewer.

EAST ORANGE.—Mr. Frank Leslie, of East Orange and New York, is having plans drawn for a $100,000 apartment hotel, to be erected in East Orange.

NEWARK.—Ulysses B. Brewster is to build a handsome brick and frame dwelling on Mt. Prospect av, near Ballantine Parkway. The first story will be brick and limestone, the second will be shingled. The roof will be red tile. P. T. McLagan, Newark, is the architect.

VAILSBURGH.—Bids for the new Lincoln School in Richelieu Terrace, in the Vailsburgh section, was opened the past week. It was found that the total expenditure necessary would be about $46,000 more than the $80 000 appropriated for the purpose. As a result it is possible that the school may not be built this year.

NEWARK.—Application for a permit has been made to erect a $75,000 concrete power-house by the Celluloid Co., of Ferry st. The plans call for a 1-sty building of reinforced concrete, 99½x220 ft., and two stacks, each 175 ft. in height. The building will be erected at 83 to 99 Fillmore st, adjoining the company's works.

ELIZABETH.—The M. Byrnes Building Co., of Elizabeth, has obtained the general contract for the erection of the proposed bank and hall building for the Mutual Savings Fund Harmonie at the junction of Union Square and 1st av, Elizabeth. The plans were prepared by James A. Oakley & Son, of 1201 Broad st, Elizabeth.

BOUND BROOK.—The borough of Bound Brook may have a new post office. A notice has been posted in the lobby of the office inviting bids for the construction of an entirely new building that will be used for post office purposes only. The building must be large enough to provide 1400 sq. ft. of floor space.

BAYONNE.—The Board of Education rejected all the bids received recently for erecting School No. 9 and will readvertise.

NEWARK.—Plans have been completed by William E. Lehman, of 738 Broad st, for the erection of a large apartment house on the cor. of 9th st and 6th av, for Herman C. Schneider, of 500 15th av, to cost $33,000.——Herman Rosensohn, of 747 Broad st, as architect, is ready for estimates under separate contracts for the erection of an apartment house, containing apartments for 18 families, on the cor. of Rose st and Belmont av.——Plans have been completed and the architect, Arthur Connolly, of 142 Market st, is ready for bids under separate contracts for the erection of a double flat at 19 Hunter st, for Max Fishman, of 17 Avon pl.

(Continued on page 244.)

MISCELLANEOUS.

W. P. MANGAM
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

J. C. LYONS BUILDING & OPERATING COMPANY
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

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N. BRIGHAM HALL & SON
*Real Estate Brokers and Agents*
Tel., 603 Spring 681 Broadway

THE TITLE INSURANCE CO., OF NEW YORK
135 Broadway, Manhattan and 203 Montague St., Brooklyn
CAPITAL AND SURPLUS, $3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages.
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CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

161st st, Jerome to Walton av, opening.
172d st, Boston rd to Southern Boulevard, opening.

ASSESSMENTS COMPLETED.

Fulton av, St Pauls pl to 175th st, regulating, grading, &c.
188th st, Arthur and Bathgate avs, sewers.
164th st, Walton av and Grand Boulevard and Concourse, regulating, grading, &c.
Grand Boulevard and Concourse, 164th st and Pond pl, sewers, &c.
Quarry rd, 3d to Arthur av, regulating, grading, &c.
167th st, Amsterdam to Audubon av, regulating, grading, &c.
143d st, Harlem River and Lenox av, sewer.
144th st, Harlem River and Lenox av, sewer.
St Nicholas av, 169th to 181st st, flagging.
46th st, No 50, repairing sidewalk.
Columbus av, 74th and 75th sts, sewer.
Lexington av, 123d and 124th sts, sewer.
152d st, Riverside Drive and Broadway, sewer.
171st st, Fort Washington and Haven avs, sewer.
174th st, Amsterdam and Audubon avs, sewer.
233d st, Harlem River and 9th av, sewer.
234th st, Harlem River and 9th av, sewer.
152d st, 8th av and Macomb's Dam rd, sewer.
92d st, No 208, repairing sidewalk.
95th st, No 140, repairing sidewalk.
118th st, s e cor Lenox av, receiving basin.
161st st, Nos 544, 546, 548, 574, 576 and 578, Repairing sidewalk.
7th av, 145th and 146th sts, sewers.

BILL OF COSTS.

Storm Relief Tunnel Sewer, Webster av to Harlem River.
Av A, 59th to 60th st.
City of N Y, W 15th to 18th st.
Gouverneur Slip, Pier East (No 52).

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Aug. 12.

Bronx Park addition, at 10 a m.
Riverside Drive, from W 158th st to W 165th st, at 12 m.

Tuesday, Aug. 13.

West Farms rd, Bronx River to Westchester Creek, at 12 m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Aug. 9, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*122d st, s s, 200 e Broadway, 125x90.11, three 6-sty brk tenements. Harris Mandelbaum et al. (Amt due, $17,662.40; taxxes, &c, $1,500.67.) .....$142,563

56th st, Nos 324 and 326, s s, 294.2 e 2d av, 44.10x100.5x42.9x100.5, 6-sty brk tenement and store. (Amt due, $16,048.24; taxes, &c, $313.83; sub to four morts aggregating $21,-500.) Louis Lese.....51,600

*Broadway|s w cor 135th st, 149.11x100, vacant. 135th st | (Amt due, $33,371.66; taxes, &c, $500; sub to two morts aggregating $85,000.) Abraham I Spiro.....118,000

Brook av, Nos 1337 to 1347, w s, 50 s Anna pl, 125x90, three 6-sty brk tenements, stores in Nos 1341 and 1343. (Amt due, $36,442.87; taxes, &c, $298.13; sub to three morts aggregating $15,000.) Adjourned to Aug 20.....—

55th st, No 540, s s, 225 e 11th av, 25x100.5. Withdrawn .....—

61st st, No 135, n s, 355 w Columbus av, 16.10x100.5. Withdrawn.....—

Houston st, No 157, s s, 58.4 e Eldridge st, 25x74.5, 5-sty brk tenement and store. (Amt due, $15,331.02; taxes, &c, $1,603.83.) A Frederick Silverstone.....37,550

Washington av, e s, 199.9 n 169th st, 51.2x109x 51.4x105.6, vacant. (Amt due, $4,655.37; taxes, &c, $142.00; sub to two morts aggregating $4,350.00.) Chas S Bloch.....8,930

*Concourse| e s, 189.3 s McClellan st, 25.1x175.2 Carroll pl | to Carroll pl x25x172.11, vacant. (Amt due, $2,290.47; taxes, &c, $160.42.) Frederick C McDonald.....2,000

Crotona Park East, Nos 11 to 15|s s, 120.1 w Boston road | Wilkens av, runs s e 125.10 x w 204.5 x s e 137.2 to Boston road x n w 264.3 x n e 34.11 x e 207.7 to beginning, five 5-sty brk tenements. (Amt due, $26,393.66; taxes, &c, $——; sub to three morts aggregating $173,000. Dr. C. A. Becker .....194,725

*Audubon av, Nos 11 to 15|s e cor 166th st, 166th st, No 518 | 70.3x100x83.5x95, two 6-sty brk tenements, store on cor. (Amt due, $16,261.99; taxes, &c, $1,026.55; sub to four morts aggregating $94,662.01). Isaac Liberman et al.....102,500

SAMUEL GOLDSTICKER.

Audubon av, Nos 341 to 345|n e cor 182d st, 182d st, No 521 | 79.9 x 70, 5-sty brk tenement and store. (Amt due, $62,616.31; taxes, &c, $3,390.40.) I Marcuson party in interest .....75,200

| | |
|---|---|
| Total | $733,068 |
| Corresponding week, 1906 | 1,079,300 |
| Jan. 1st, 1907, to date | 29,089,136 |
| Corresponding period, 1906 | 22,385,939 |

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Aug. 10.

No Legal Sales advertised for this day.

Aug. 12.

61st st, Nos 415 and 417, n s, 220 e 1st av, 45x86x45.2x93.3, vacant. Isaac Liberman et al trustee, &c, agt Max Kessler et al; J C Levi, Weil & Newhouse, att'ys; Frank C Avery, ref. (Amt due, $5,020.38; taxes, &c, $184.85; sub to three morts aggregating $13,057.40.) Mort recorded Mar 23, 1906. By Joseph P Day.

Broadway, Nos 2689 to 2695|s w cor 103d st, 103d st, No 240 | 100.11x120, 10-sty brk and stone hotel. Joseph Hamerschlag agt Netherlands Construction Co et al; A L & S F Jacobs, att'ys, 30 Broad st; Edw D Dowling, ref. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,-716.12.) Mort recorded Sept 29, 1905. By Joseph P Day.

Aug. 13.

64th st, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, three 4-sty stone front dwellings. Long Island Security Co agt Herman E Meeker et al. Morris H Hayman, att'y, 198 Broadway: Adam Wiener, ref. (Amt due, $17,-835.08; taxes, &c, $34; sub to two morts aggregating $63,750.) Mort recorded Aug 21, 1906. By Joseph P Day.

Aug. 14.

237th st, n s, 25 e 1st st, 75x100, Wakefield. Adele Gardiner et al agt John J Storms, Jr et al; Clark, Tappin & Smith, att'ys, 15 William st; Wm F Wund, ref. (Amt due, $1,603.49; taxes, &c, $95.89.) Mort recorded Oct 30, 1905. By Joseph P Day.

147th st, n s, 80 e Robbins av, 75x79, 1-sty frame building and vacant. John M Hart agt James McFerran et al; Miles M O'Brien, Jr, att'y, 38 Park Row; Theodore L Bailey, ref. (Amt due, $7,768.97; taxes, &c, $214.70. By Joseph P Day.

Aug. 15.

49th st, No 219, n s, 141.5 w Broadway, 20.8x 100.5, 4-sty brk dwelling. Emma O Minocks agt Louisa A Thomson et al; Ira B Stewart, att'y, 346 Broadway; Edw A Maher, Jr, ref. partition.) By Joseph P Day.

Aug. 16.

107th st, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. Louis Bolde agt Simon Cohen et al; Manheim & Manheim, att'ys, 302 Broadway; Joseph F Mulqueen, ref. (Amt due, $20,560.88; taxes, &c, $225.) Mort recorded Mar. 4, 1906. By Samuel Goldsticker.

Aug. 17.

No legal sales advertised for this day.

Aug. 19.

159th st, Nos 517 and 519, n s, 200 w Amsterdam av, 50x99.11, 5-sty brk tenement. Martha W Weill agt Samuel Wolf et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Wm B Donihee, Jr, ref. (Amt due, $2,822.40; taxes, &c, $583.70, sub to five morts aggregating $52,321.13.) Mort recorded Dec 22, 1906. By Joseph P Day.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 6 to 20, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named place in the BOROUGH OF BROOKLYN:

26TH WARD, SECTION 14. REPOSE PLACE—OPENING, from Schenck Avenue to Jerome Street. Confirmed May 29, 1907; entered August 2, 1907.

HERMAN A. METZ, Comptroller.
City of New York, August 2, 1907. (36956-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 7 to 21, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named streets in the BOROUGH OF BROOKLYN:

28TH WARD, SECTION 11. CORNELIA STREET—OPENING, from Knickerbocker Avenue to the Borough line of Queens. Confirmed May 29, 1907; entered August 7, 1907. 29TH WARD, SECTIONS 15 AND 16. MARTENSE STREET—OPENING, from New York Avenue to Flatbush Avenue. Confirmed May 14, 1907; entered August 7, 1907. 30TH WARD, SECTION 17. 51ST STREET—OPENING, from Ninth Avenue to New Utrecht Avenue. Confirmed May 29, 1907; entered August 7, 1907.

HERMAN A. METZ, Comptroller.
City of New York, August 7, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 7 to 21, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named streets and avenue in the BOROUGH OF BROOKLYN:

12TH WARD, SECTION 2. WOLCOTT STREET—OPENING, from Dwight Street to Otsego Street. Confirmed June 27, 1907; entered August 6, 1907. 30TH WARD, SECTIONS 3 AND 17. 40TH STREET—OPENING, from the former City line to New Utrecht Avenue. Confirmed May 29, 1907; entered August 6, 1907. 30TH WARD, SECTION 17. 19TH AVENUE—OPENING, from West street to Sixtieth street. Confirmed May 11, 1907; entered August 6, 1907.

HERMAN A. METZ, Comptroller.
City of New York, August 6, 1907. (36956-1)

## PROPOSALS

Department of Health, southwest corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 a. m. on

TUESDAY, AUGUST 20, 1907.

for furnishing and delivering, as required, lumber, timber, moulding, pipe, fittings, stop-cocks, valves, paints, oils, varnishes and miscellaneous plumbers', steamfitters' and painters' supplies to the hopitals of the Department of Health in the various boroughs of the City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated August 8, 1907.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M., on

THURSDAY, AUGUST 22, 1907.
Borough of The Bronx.

For furnishing and delivering fifty thousand (50,000) Belgian blocks (No. 1, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36977) Commissioners of Parks.

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# Official Legal Notices

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS, SECTION 11. CHARLOTTE STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jennings Street to Crotona Park East. 24TH WARD, SECTION 11. EAST 179TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jerome Avenue to Anthony Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 23, 1907. (36560-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following-named Avenue in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS. SECTIONS 10, 11 AND 12. CROTONA AVENUE—OPENING, from Boston Road to the Southern Boulevard. Confirmed March 28, 1907; entered July 22, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, July 22, 1907. (36560-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF July 24 to August 7, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND.

1ST WARD. REGULATING, GRADING AND PAVING CLINTON B. FISK AVENUE, from Watchogue Road to Maine Avenue; and in MAINE AVENUE, from Willard Avenue to Jewett Avenue. 2D AND 4TH WARDS. RICHMOND ROAD AND ELM AVENUE—TEMPORARY STORM WATER SEWER, from the intersection of Rose Avenue and Richmond Avenue to and through Elm Avenue to the Moravian Brook. 3D WARD. GRACE CHURCH PLACE—REGULATING, GRADING, PAVING, FLAGGING, CURBING AND GUTTERING, from Simonson Place westerly to the former terminus of Grace Church Place; also CONSTRUCTING SANITARY SEWER in GRACE CHURCH PLACE, from Heberton Avenue to Simonson Place.

HERMAN A. METZ,
Comptroller.

City of New York, July 23, 1907. (36592)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 31 to August 14, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. ROCKWOOD STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Walton Avenue to the Concourse.

HERMAN A. METZ,
Comptroller.

City of New York, July 30, 1907. (36705)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 31 to August 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF BROOKLYN:

29TH WARD, SECTION 16. EAST FIFTH STREET—REGULATING, GRADING, CURBING, LAYING CEMENT SIDEWALK, between Greenwood Avenue and Fort Hamilton Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, July 30, 1907. (36698)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD, of August 6 to 20, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF QUEENS.

1ST WARD, HULST AVENUE—OPENING, from Greenpoint Avenue to Jackson Avenue. Confirmed April 26, 1906, and June 28, 1907; entered August 2, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 2, 1907. (36908-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD, of August 6 to 20, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named streets in the BOROUGH OF THE BRONX.

23D WARD. SECTION 9, EAST 161ST STREET—OPENING, from Jerome Avenue to Walton Avenue. Confirmed May 17, 1907; entered August 2, 1907. 24TH WARD, SECTION 11, EAST 172D STREET—OPENING, from Boston Road to Southern Boulevard. Confirmed May 20, 1907; entered August 2, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 2, 1907. (36908-2)

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the City Hospital District, Blackwell's Island, Borough of Manhattan, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 23, 1907. (36571)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907,

Borough of Queens.

No. 1. For furnishing and delivering operating supplies for pumping stations, as follows:

Class A—Packing and rubber goods.
Class B—Waste, wicking, wiping, cloths, etc.
Class C—Lubricants and illuminants.

No. 2. For furnishing and delivering repair and renewal supplies for pumping stations, as follows:

Class A—Valves and cocks.
Class B—Wrought-iron pipe, pipe fittings and brass unions.
Class C—Tools, hardware and files.
Class D—Miscellaneous furnishings.
Class E—Boiler gauge glasses, pressure gauges, lubricators, etc.
Class F—Paints, oils and chemicals.
Class G—Lime, cement, etc.
Class H—Lumber.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, July 29, 1907. (36725-1)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for repairing asphalt pavement in the Borough of Manhattan (1094) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, August 14, 1907. (36696-1)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For all the labor and materials required for a Tunnel connecting the Training School for Women Nurses with Pavilions A and B of the new Bellevue Hospital, situated under Twenty-sixth street, east of First Avenue, Borough of Manhattan, The City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
(36666) Bellevue and Allied Hospitals.

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Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M., on

MONDAY, AUGUST 12, 1907.

For furnishing all the labor and material required for reconstruction of outlet sewers and appurtenances, overflows and connections, at Forty-second and Forty-third streets, North River, and in Forty-second and Forty-third streets, between North River and Eleventh avenue.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, July 31, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

TO CONTRACTORS.

PROPOSALS FOR BIDS OR ESTIMATES.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For furnishing and delivering dry goods, rubber goods, hospital furniture, fire hose, horses and for other miscellaneous supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 31, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for rebuilding a portion of the pier at the foot of West 132d Street, North River (Contract 1087), will be received by the Commissioner of Docks at Pier "A," North River, until 12 o'clock noon, Thursday, August 15th, 1907. (For particulars, see City Record).

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

TO CONTRACTORS.

PROPOSALS FOR BIDS OR ESTIMATES.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For furnishing and delivering one hundred and twenty-five (125) tons of ice.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, July 31, 1907.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M., on

TUESDAY, AUGUST 13, 1907.

Boroughs of Manhattan and The Bronx.

No. 1. For furnishing and delivering six thousand (6,000) sacks of best quality North Carolina pine or Georgia yellow pine kindling wood.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated July 31, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing Lumber (Contract 1058, Class 3), will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Thursday, August 15, 1907. (For particulars, see City Record).

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing and delivering repair and renewal supplies for pumping stations, as follows:

Class A—Extra heavy valves.
Class B—Extra heavy cocks.
Class C—Blacksmiths tools.
Class D—Machinists' tools.
Class E—Carpenters' tools.
Class F—Measuring tools.
Class G—Hardware, sheet metal, etc.
Class H—Wrought-iron pipe.
Class I—Miscellaneous furnishings.
Class J—Boiler gauge glasses.
Class K—Oil cups, lubricators, grease cups and parts and gauge cock pencils.
Class L—Rubber goods.
Class M—Cleaning preparations, soaps and small miscellaneous supplies.
Class N—Paints, oils and chemicals.
Class O—Waste, wicking, etc.
Class P—Ground fire brick, cement, etc.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, July 29, 1907. (36725-2)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for printing and binding in connection with Annual Reports for years 1905 and 1906 (Contract 1076) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, August 14, 1907. (For particulars see City Record.) (36696-2)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, AUGUST 22, 1907.

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the New York City Home for the Aged and Infirm, Blackwell's Island, Borough of Manhattan, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, August 1, 1907. (36868)

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Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907.

For furnishing all the labor and material required for general alterations, decorations, etc., to provide additional space in the Criminal Courts Building on the block bounded by Centre, White, Franklin and Lafayette streets, in the Borough of Manhattan, City of New York.

For full particulars see City Record.

JOHN F. AHEARN,
President Borough of Manhattan.

The City of New York, August 2, 1907. (36882-1)

PROPOSALS. PROPOSALS PROPOSALS

# $15,000,000
# NEW YORK CITY
## Four (4%) Per Cent.
## GOLD TAX EXEMPT STOCK AND BONDS
**Issued in Coupon or Registered Form.**
**Interchangeable at will after purchase.**
## To be Sold Monday, August 12, 1907
**At 2 o'clock P. M.**
**AS FOLLOWS:**
## $13,000,000 Corporate Stock, Payable May 1, 1957
## 2,000,000 Assessment Bonds, Payable May 1, 1917
**EXEMPT FROM TAXATION, EXCEPT FOR STATE PURPOSES**
## THESE STOCKS AND BONDS ARE LEGAL INVESTMENTS FOR TRUST FUNDS.

Send bids in a sealed envelope, enclosed in the addressed envelope. A DEPOSIT OF TWO PER CENT. OF PAR VALUE MUST ACCOMPANY BID. Such deposit must be in money or certified check upon a solvent Banking Corporation. For fuller information see "City Record," published at Room No. 2, City Hall, New York.

**Consult any Bank or Trust Company, or address**

## HERMAN A. METZ, Comptroller City of New York
**280 Broadway, New York.**

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 8, 1907,

Borough of Queens.

For furnishing all the labor and materials necessary to construct and complete asphalt tile walks in Flushing and College Point Parks, Borough of Queens, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36673) Commissioners of Parks.

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For providing all labor and materials required for the tearing down and removal, excavation, masonry, steel and iron, electric and all other work for the erection and entire completion of a coal vault at Gouverneur Hospital, situated at Gouverneur slip, between Front street and Water street, in the Borough of Manhattan, the City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.
Dated July 29, 1907. (36718-1)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, AUGUST 12, 1907.

For all the labor and materials required for a vacuum dust sweeping and cleaning plant, in the pathological department and male dormitory of the new Bellevue Hospital, situated on First avenue and bounded by Twenty-sixth and Twenty-ninth streets, Borough of Manhattan, the City of New York.

For full particulars see City Record.

MYLES TIERNEY,
Acting President, Board of Trustees,
Bellevue and Allied Hospitals.
Dated July 29, 1907. (36718-2)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids or estimates for furnishing insurance on the Municipal Ferry-boats "Bay Ridge," "Gowanus" and "Nassau" will be received by the Commissioner of Docks until 12 o'clock noon, August 13th, 1907, at Pier "A," North River. (For particulars see City Record.) (36689)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing materials, repairing and restoring artificial stone sidewalks and curbing and re-setting natural stone curbing.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.
The City of New York, July 29, 1907. (36732)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

Borough of Queens.

For furnishing all the labor and materials necessary to lay Cement Sidewalk around Rainey and Ashmead Parks, Borough of Queens, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(36659) Commissioners of Parks.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

TUESDAY, AUGUST 13, 1907,

Boroughs of Brooklyn and Queens.

For furnishing and delivering new rubber tires and steel wire.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.
Dated July 31, 1907. (36875)

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Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M. on

WEDNESDAY, AUGUST 14, 1907.

For furnishing furniture, carpets, linoleum, etc., for additional space in the Criminal Courts Building, on the block bounded by White, Centre, Franklin and Lafayette streets, Borough of Manhattan, City of New York.

For full particulars see City Record.

JOHN F. AHEARN,
President. Borough of Manhattan.
The City of New York, August 2, 1907. (36882-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

Borough of Manhattan.

For furnishing, installing, maintaining and reserving for the use of the high pressure fire service, all apparatus and equipment necessary for generating and transmitting 3,250 kilowatts of three phase, 6,600 volts, 25 cycle electric power, and furnishing and delivering this power, under the terms of this contract, to August 15, 1908. At each of the high pressure fire service pumping stations, located in the Borough of Manhattan, at Oliver and South streets and at Gansevoort and West streets, respectively.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.
New York, July 31, 1907. (36889-1)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for placing filling in rear of ferry structures, at 39th Street, Brooklyn (Contract 1088) and for placing filling in rear of ferry structures at Canal Street, Stapleton, S. I. (Contract 1089) will be received by the Commissioner of Docks at Pier "A," North River, until 12 o'clock noon, Friday, August 16th, 1907. (For particulars, see City Record.) (36854)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

Borough of Brooklyn.

For furnishing, delivering and putting in place lanterns and burning appliances for changing the lamps in the Thirtieth Ward of the Borough of Brooklyn from the present open-flame gas lamps to mantle gas lamps.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.
New York, July 31, 1907. (36889-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

Borough of Brooklyn.

For furnishing, installing, maintaining and reserving for the use of the high pressure fire service all apparatus and equipment necessary for generating and transmitting 1,830 kilowatts of three phase, 6,600 volts, 25 cycle electric power, and furnishing and delivering this power under the terms of this contract to August 15, 1908, at each of the high pressure fire service pumping stations, located in the Borough of Brooklyn, at Furman and Joralemon streets and at Willoughby and St. Edwards streets, respectively.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.
New York, July 31, 1907. (36896-1)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

THURSDAY, AUGUST 15, 1907,

Borough of Manhattan.

For furnishing electric current for lighting and power purposes to the equipment owned by the city now installed or to be installed on the Williamsburg Bridge, for the term of this contract, from August 15, 1907, to December 31, 1907, both inclusive, in the Borough of Manhattan, in the City of New York.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.
New York, July 31, 1907. (36896-2)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for grading and constructing pedestrian approaches between West 22d and West 23d streets, North River, and for laying granite pavement between West 13th and West 14th streets, North River (Contract 1096) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Monday, August 19, 1907. (For particulars, see City Record.) (36934)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building freight sheds on Piers 60, 61 and 62 and on the adjoining lateral extensions between West 19th and West 22d streets, North River (Contract 1091), will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, August 21, 1907. (For particulars, see City Record.) (36920)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing rip-rap (Contract 1101) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Monday, August 19, 1907. (For particulars, see City Record.) (36927)

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

PUBLIC NOTICE is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law will offer for sale at public auction the buildings, parts of buildings, machinery and appurtenances thereto standing upon property owned by the City of New York, acquired by it for the use of the terminal on the Manhattan side of the Brooklyn Bridge, the said buildings being situated in the

BOROUGH OF MANHATTAN,

BEING the buildings known by the street numbers 76 and 78 Park Row, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, the sale of the above buildings and appurtenances thereto will be held by direction of the Comptroller on

TUESDAY, AUGUST 13TH, 1907,

at 11 a. m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York, Department of Finance, Comptroller's Office, August 6th, 1907. (36952)

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PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN,

List 9344, No. 1. Regulating, grading, curbing and flagging West One Hundred and Sixty-seventh street, from Amsterdam avenue to Audubon avenue.

List 8352, No. 2. Sewer in West One Hundred and Forty-third street, between Harlem River and Lenox avenue.


**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices


## PUBLIC NOTICES.

List 9353, No. 3. Sewer in West One Hundred and Forty-fourth street, between Harlem River and Lenox avenue.

List 9364, No. 4. Flagging and reflagging sidewalks on the east and west sides of St. Nicholas avenue, between One Hundred and Sixty-ninth and One Hundred and Eighty-first streets.

List 9369, No. 5. Repairing sidewalk in front of No. 50 West Forty-sixth street.

List 9371, No. 6. Alteration and improvement to sewer in Columbus avenue, east side, between Seventy-fourth and Seventy-fifth streets.

List 9372, No. 7. Sewer in Lexington avenue, west side, between One Hundred ad Twenty-third and One Hundred and Twenty-fourth streets.

List 9373, No. 8. Alteration and improvement to sewer in West One Hundred and Fifty-second street, between Riverside drive and Broadway.

List 9374, No. 9. Constructing sewer in West One Hundred and Seventy-first street, between Fort Washington avenue and Haven avenue.

List 9375, No. 10. Constructing sewer in West One Hundred and Seventy-fourth street, between Amsterdam and Audubon avenues.

List 9376, No. 11. Constructing sewers in Two Hundred and Third street, between the Harlem River and summit west of Ninth avenue, and in Ninth avenue, between Two Hundred and Second and Two Hundred and Fourth streets.

List 9377, No. 12. Constructing sewer in Two Hundred and Fourth street, between Harlem River and Ninth avenue.

List 9388, No. 13. Constructing sewer in West One Hundred and Fifty-second street, between Eighth avenue and Macomb's Dam road.

List 9390, No. 14. Repairing sidewalk at No. 208 West Ninety-second street.

List 9391, No. 15. Repairing sidewalk at No. 140 East Ninety-fifth street.

List 9393, No. 16. Constructing receiving basin on the southeast corner of One Hundred and Eighteenth street and Lenox avenue.

List 9394, No. 17. Constructing receiving basin on the southeast corner of One Hundred and Forty-fifth street and Broadway.

List 9395, No. 18. Repairing sidewalk at Nos. 544, 546, 548, 574, 576 and 578 West One Hundred and Sixty-first street.

List 9396, No. 19. Constructing sewer in Seventh avenue, west side, between One Hundred and Forty-fifth and One Hundred and Forty-sixth streets.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before September 10, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, August 8, 1907. (36968)

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# REAL ESTATE RECORDS

**Key to abbreviations:**

**1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all the covenants and warranty.**

**2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.**

**3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.**

**4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.**

**5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.**

**6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.**

**7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.**

**8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1906.**

## CONVEYANCES

Aug. 2, 3, 5, 6, 7 and 8.

### BOROUGH OF MANHATTAN.

Allen st, Nos 182 and 184, e s, 65 n Stanton st, 35x87.6, 6-sty brk tenement and store. Joseph Green to Max Goldberg and Barney Goldstein. Morts $58,775. Aug 1. Aug 2, 1907. 2:417—36. A $22,000—$50,000. other consid and 100

Allen st, Nos 202 and 204 e s, 55.6 s Houston st, 42.3x50, with all title to strip at s e cor of above, runs e 37.6 x n 0.9 x w 37.6 x s 0.9, two 3-sty frame brk front tenements and stores. May Perlman to Jerome J Wilson and Bertha Freid. Mort $27,000. July 23. Aug 8, 1907. 2:417—47 and 48. A $17,000—$19,000. other consid and 100

Bleecker st, No 281 | Jones st, Nos 31 and 33 | n e cor Jones st, 25x75, 2 and 4-sty brk tenement and store. John Dauenhauer to Dominick J Pioselli. Mort $25,000. Aug 1. Aug 2, 1907. 2:590—49 and 88. A $21,000—$24,500. nom

Broome st, No 77, s s, 55 e Columbia st, 24.8x100, 5-sty brk tenement and store. Jacob Salmanowitz to Lena Salmanowitz. Q C and confirmation deed. July 23. Aug 3, 1907. 2:331—39. A $14,500—$22,000. nom

Broome st, No 211 | Norfolk st, Nos 63 and 65 | s w cor Norfolk st, 25x75, 5 and 6-sty brk tenements and stores. Marcus Rosenthal to James Secular of Brooklyn. Mort $63,000. Aug 1. Aug 5, 1907. 2:351—15. A $24,000—$40,000. other consid and 100

Same property. James Secular to Maurice Frankel. Mort $63,000. Aug 2. Aug 5, 1907. 2:351. other consid and 100

Cannon st, No 90, e s, 200 n Rivington st, 25x100, 7-sty brk loft and store building. Rosie Goldblatt to Isaac Goldblatt. Mort $30,850. Aug 1. Aug 2, 1907. 2:329—6. A $13,000—$35,000. other consid and 100

Cannon st, No 99, e s, 200 n Rivington st, 25x100, 7-sty brk loft and store building. Marcus Schiff to Rosie Goldblatt. Mort $26,000. Aug 1. Aug 3, 1907. 2:329—6. A $13,000—$35,000. other consid and 100

Cannon st, Nos 93 and 95, w s, 225 n Rivington st, 50x100, 6-sty brk tenement and store. Max Goldberg et al to Joseph Green. Mort $72,000. Aug 1. Aug 2, 1907. 2:334—62. A $30,000—$70,000. other consid and 100

Charles st, No 52, s s, 141.7 e 4th st, 20x95, 3-sty brk dwelling. De Witt C Romaine to Mary T Thompson. Aug 2. Aug 3, 1907. 2:611—13. A $9,000—$10,500. other consid and 100

Christopher st, No 89. (Owned by party first part.). | Christopher st, No 87. (Owned by party 2d part.). | Boundary line agreement. Benj Livingston with Simon Epstein. July 30. Aug 3, 1907. 2:619. nom

Chrystie st, Nos 168 and 170, e s, 150 s Rivington st, 49.9x82x50x82, two 5-sty brk tenements and stores. FORECLOS, July 25, 1907. Owen W Bohan ref to Adolph Schwartz, Simon Steiner, Louis Marx and Celia Jacobson. Mort $54,500 and all liens. July 30. Aug 7, 1907. 2:420—6. A $38,000—$60,000. $10,000 over and above morts for $54,500

Same property. Declaration as to interest. Adolph Schwartz has an 9-28 part, Simon Steiner 9-28 part, Louis Marx 5-28 part and Celia Jacobson 5-28 part. July 29. Aug 7, 1907. 2:420.

Christopher st, No 87, n s, 66.9 e Bleecker st, 25x91.6, 6-sty brk tenement and store. Chas G Weiss et al to Simon Epstein. July 8. Aug 3, 1907. 2:619—82. A $14,000—$23,000. other consid and 100

Same property. Simon Epstein to Rocco M Marasco. C a G. Mort $22,250. July 8. Aug 3, 1907. 2:619. 100

Christopher st, No 87, n s, 66.9 e Bleecker st, 25x91.6, 6-sty brk tenement and store. Release dower. Caroline wife Wm F Weiss to Simon Epstein. July 6. Aug 5, 1907. 2:619—82. A $14,000—$23,000. 425

Commerce st, No 33 (29), n s, abt 50 w Bedford st, 25x37x24.9x37, 3-sty frame tenement. Eliza M Hough et al to Chas E Neier, of Richmond Hill, L I. Apr 25, 1907. Aug 7, 1907. 2:584—54. A $3,500—$4,000. nom

Commerce st, No 37 | Barrow st | n s, abt 100 w Bedford st, 14.10x75 to Barrow st x10.11x75.2, w s. | Commerce st, No 35 | Barrow st, No 71 | n s, abt 75 w Bedford st, 25x75 to Barrow st, 6-sty brk tenement. Louis Levy et al to Otto A Leister and Frank Schwartz. Mort $40,000. June 30. Aug 2, 1907. 2:584—59. A $15,000—$42,000. other consid and 100

East Broadway, Nos 216 and 218. | Clinton st, Nos 195 and 197. | Division st, Nos 205, 205½ and 207, on map Nos 205 and 207 | n w cor Clinton st, 52.3x— to s s Division st, x52.3 to Clinton st, —x—, four 6-sty brk tenements and stores. Rachel Shweitzer and ano to Harris Shedlinsky, of Queens Co, N Y. Q C. June 27. Aug 6, 1907. 1:285—43 to 45. A $80,000—$146,000. other consid and 100

Front st, Nos 133 to 137 | De Peyster st, Nos 24 and 26 | Pine st, No 90 | s e s, at s w s De Peyster st, runs s e 81.5 x s w 54.8 to n e s Pine st x n w 89.8 to s e s Front st and n e 57 to beginning, 7-sty brk office and store building. Myron H Oppenheim to New York & New Jersey Land & Improvement Co. All liens. Aug 2. Aug 3, 1907. 1:37—23. A $83,500—$185,000. nom

Front st, No 293 | Roosevelt st, No 133 | s w cor Roosevelt st, 32.11x64.4x28.10x63.3, 6-sty brk loft and store building. Alva Realty Co to Amos F Eno. Mort $15,500. Aug 1. Aug 2, 1907. 1:108—16. A $15,600—$24,000. 100

Hubert st, No 17, s s, 53 e Greenwich st, 25x25, 5-sty brk loft and store building. Henry Sillcocks to Edwin A and Warren Cruikshank TRUSTEES for James H Cruikshank will of James Cruikshank. Mort $8,000. July 25. Aug 3, 1907. 1:214—10. A $6,000—$10,500. other consid and 100

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

Hester st, No 80, s s, 25 e Allen st, 25x40, 5-sty brk tenement and store. Pauline Jacobs to Harris Silberman. Mort $11,000. Aug 1. Aug 2, 1907. 1:299—15. A $12,000—$18,000. other consid and 100

Lewis st, Nos 50 to 54, e s, 100 n Dealncey st, 75x101x75x101.3, two 6-sty brk tenements and stores. Julius Weinberg et al to Aaron Lieberman and Nathan Dix. Mort $75,000. July 18. Aug 3, 1907. 2:328—37 and 39. A $36,000—$100,000. other consid and 100

Lewis st, No 30, e s, 125 n Broome st, 24.3x100x24.4x100, 6-sty brk tenement and store. Ida Young to Benedict Bockar and Solomon Metzner. Mort $23,000. Aug 1. Aug 2, 1907. 2:327—37. A $13,000—$33,000. other consid and 100

Madison st, No 348, s s, 192.11 e Scammel st, 23.6x95.1x23.6x95.3, 5-sty brk tenement and store. Joseph D Sugarman et al to Israel Lewis and Morris Punsky. Mort $25,300. July 31. Aug 2, 1907. 1:266—64. A $11,000—$19,000. other consid and 100

Monroe st, No 249, n s, 277.11 w Jackson st, 26.8x94.3x26.8x94.1, 5-sty brk tenement and store. Isaac Bloom to Joseph Rosenberg. ½ part. All title. Mort $34,500. July 31. Aug 3, 1907. 1:266—27. A $16,000—$34,000. other consid and 100

Mott st, No 161, w s, abt 150 n Grand st, 25x100, 5-sty brk tenement and store. Pietro Peluso to Benj M Gruenstein and Joseph L B Mayer. Mort $26,000. Aug 6. Aug 7, 1907. 2:471—49. A $15,000—$27,000. other consid and 100

Mulberry st, Nos 114 and 116, e s, 150 s Hester st, 50x100, two 5-sty brk tenements and stores and two 5-sty brk loft buildings in rear. Pietro Petrocianno to Nicola and Donato Disesa and Donato Boffa, each 1-3 part. All liens. June 26. Aug 8, 1907. 1:205—8 and 9. A $34,000—$60,000. other consid and 100

Perry st, No 144, s s, 70.9 e Washington st, 21x97.5x21x97.6, 2-sty brk tenement. James E North to Abram I Elkus. 1-8 part. All title. Mort $4,620. June 15, 1900. Aug 2, 1907. 2:632—10. A $9,000—$10,000. nom

Pine st, No 92 | n e s, about 90 e Front st, 21.6x— to s w s
De Peyster st, No 28| De Peyster st x22x—, 5-sty brk loft; office and store building. Myron H Oppenheim to New York & New Jersey Land & Improvement Co. All liens. Aug 2. Aug 3, 1907. 1:37—22. A $12,200—$19,000. nom

Spring st, No 27 |n e cor Mott st, 23.9x114.5x23.3x109, 2
Mott st, Nos 208 to 214| and 3-sty frame and brk tenements and stores and 3-sty brk loft and store building. Samuel Barkin and ano to Nathan Rubenstein. Mort $59,250. July 31. Aug 2, 1907. 2:493—1, 2 and 41. A $23,000—$28,000. other consid and 100

Stanton st, No 130, n s, 47.6 w Norfolk st, 80x98.2, brk and stone church. The Rector, &c, of Saint George's Church to the New York Protestant Episcopal City Mission Society. June 19. Aug 3, 1907. 2:355—31. A $65,000—exempt. nom

Washington st, No 716, w s, abt 30 s 11th st, 23x56x23x50.4 s s, 3-sty frame brk front tenement. Margt H Brown to Ira H Bennett. 1-27 part. All title. July 20. Aug 3, 1907. 2:637—67. A $6,500—$7,500. nom

Same property. Release mort. Anna B McGown and ano INDIVID and EXTRX, &c, Adam Brown to same. July 23. Aug 3, 1907. 2:637. 400

Same property. Lulu B wife of Wm M Laws et al to same. An undivided interest. All title. July 23. Aug 3, 1907. 2:637. other consid and 100

Same property. Ira H Bennett to R Marshall Coleman, all of. Aug 1. Aug 3, 1907. 2:637. nom

2d st E, No 241, s w s, abt 225 w Av C, 25.4x74.1x25.4x76 n w s, 5-sty brk tenement and store. Mary Goldberg to Joseph and Joseph I Schieber. Mort $29,150. Aug 1. Aug 6, 1907. 2:384—25. A $13,000—$23,000. other consid and 100

3d st W, No 109, n s, 58 e Macdougal st, 17x40, 3-sty brk tenement. Henry Miller to Amos F Eno. Aug 6, 1907. 2:541—42. A $5,000—$7,500. other consid and 100

3d st E, No 248, s w s, 147.8 w Av C, runs s w 70 x s e 10.6 x s w 35.11 x n w 37.7 x n e 105.11 to st x s e 26.8 to beginning, 6-sty brk tenement and store. Barnet Klansky et al to Nellie Hamburger. ½ part. Mort $55,610. July 31. Aug 8, 1907. 2:385—29. A $18,000—$50,000. other consid and 100

Same property. Morris Agranoff et al to same. ½ part. Q C. Mort $55,610. July 31. Aug 8, 1907. 2:385. other consid and 100.

Same property. Nellie Hamburger to Harry Blinderman and Barnet and Harris Klansky. ½ part. B & S. Mort $55,610. Aug 5. Aug 8, 1907. 2:385. other consid and 100

3d st E, No 65, n s, 265 e 2d av, 20x96.2, 3-sty brk tenement. Jacob Roses to Louis Levin. Mort $10,450. July 29. Aug 2, 1907. 2:445—54. A $14,000—$16,000. other consid and 100

6th st E, No 619, n s, 292.10 e Av B, 25.8x90.10, 5-sty brk tenement and store. Mary A May to Aaron Stiber and Wolff Silberman. Mort $22,000. July 19. Aug 2, 1907. 2:389—51. A $14,000—$24,000. other consid and 100

6th st E, Nos 806 to 812, s s, 129 w Lewis st, 84x97, two 6-sty brk tenements and stores. Henry Kalchheim and Dora his wife to Annie Spiro, of Brooklyn. Mort $80,000. Aug 2. Aug 6, 1907. 2:360—48 and 50. A $40,000—$——. other consid and 100

Same property. Annie Spiro to Henry Kalchheim of Brooklyn. Mt $120,000. Aug 2. Aug 6, 1907. 2:360. other consid and 100

8th st E, No 371, n s, 258 e Av C, 25x93.11, 5-sty brk tenement and store. Samuel Gans to David Mann. Mort $8,000. Aug 1. Aug 5, 1907. 2:378—55. A $15,000—$20,000. other consid and 100

8th st E, No 304, s s, 140 e Av B, 24.9x97.4.
8th st E, No 306, s s, 164.9 e Av B, 24.9x97.4.
Two 6-sty brk tenements and stores.
Louis Levin to Jacob Roses. Morts $76,000. July 31. Aug 2, 1907. 2:390—9 and 10. A $30,000—$74,000. other consid and 100

8th st E, No 327, n s, 238.6 w Av C, 24.9x93.11, 5-sty brk tenement. Barnet Klar et al to Moritz Keil. Mort $33,500. Aug 1. Aug 2, 1907. 2:391—46. A $15,000—$31,000. other consid and 100

10th st E, No 267, n e s, 269 n w Av A, 25x94.8, 5-sty stone front tenement and store. Abraham Meller et al to Louis D, Isador and Benjamin Waxberg. Mort $31,000. July 15. Aug 2, 1907. 2:438—44. A $14,000—$24,000. other consid and 100

11th st E, No 707, n e s, 133 s e Av C, 25x103.3, 3-sty brk stable. Julia I Fraser to James M Saulpaugh. Mort $8,700. July 2. Aug 7, 1907. 2:381—34. A $7,000—$8,000. other consid and 100

12th st E, Nos 332 and 334, s s, 382.9 e 2d av, 29.11x74 to c l former Stuyvesant st, 35,10x93.8, 6-sty brk tenement and store. Ciro D'Amato et al to Domenico Bonomolo. Mort $30,000. Aug 1. Aug 2, 1907. 2:453—25. A $18,000—$37,000. other consid and 100

14th st W, No 314, s s, 200 w 8th av, 25x103.1x25.6x98, 4-sty brk tenement. Release mort. Wm F Kimber to Wm R Hill. Aug 1. Aug 5 ,1907. 2:629—28. A $17,000—$19,500. nom

Same proyerty. Wm R Hill to Daggett & Ramsdell, a corporation. July 23. Aug 5, 1907. 2:629. other consid and 100

16th st W, No 449, n s, 178.3 e 10th av, 26.1x92, 5-sty brk tenement. Henry Folk to Rebecca S Popper. Mort $12,000. Aug 1. Aug 2, 1907. 3:714—9. A $10,000—$13,000. other consid and 100

16th st E, No 145, n e s, 80 n w 3d av, 20x92, 3-sty brk dwelling. Sophie Domke to Hamilton Fish Corporation. Q C. July 30. Aug 2, 1907. 3:872—33. A $16,000—$19,000. other consid and 100

16th st E, No 202, s w s, 530 n w 2d av, 20x103.3, 3-sty brk tenement and store. George Breisler to Hamilton Fish Corporation. Q C and all title to buildings and lease. Aug 1. Aug 2, 1907. 3:897—34. A $12,500—$15,500. nom

16th st E, No 204, s s, 80 e 3d av, 20x103.3, 3-sty brk dwelling. Morrill Goddard to Hamilton Fish Corporation. Q C and all title to buildings, lease, &c. July 26. Aug 2, 1907. 3:897—33. A $12,500—$16,000. nom

17th st W, No 37, n s, 535 w 5th av, 25x92, 7-sty brk loft and store building. Alfred M Rau to Jennie E Dunn, of Scarsdale, N Y. Mort $75,000. Aug 1. Aug 7, 1907. 3:819—18. A $40,000—$70,000. other consid and 100

17th st E, No 433, n s, 444 e 1st av, 25x92, 5-sty brk tenement and store. Clara Shapiro to Jacob Melmon and Hyman Lanes. Mort $16,000. Aug 6. Aug 7, 1907. 3:949—19. A $9,000—$13,500. 100

18th st W, No 339, n s, 300 e 9th av, 25x92, 2-sty brk fenement and store. Harris Mandelbaum et al to John C Gabler Co. Mort $9,000. June 5. Aug 2, 1907. 3:742—15. A $11,000—$11,500. other consid and 100

21st st W, No 232, s s, 383.11 w 7th av, 16.6x92, 4-sty brk tenement. Ellen Sullivan to Helen T Burchill. Mort $4,000. Aug 7. Aug 8, 1907. 3:770—58. A $8,500—$12,500. 100

25th st E, No 208, s s, 146.4 e 3d av, 25x98.9, 5-sty brk tenement. Bernard Rosenfeld to Sol M, David A and Abraham Schoen, of Brooklyn. Mort $33,500. Aug 7. Aug 8, 1907. 3:905—53. A $10,000—$26,000. other consid and 100

27th st W, No 210, s s, 166.8 w 7th av, 24.10x98.9, 4-sty brk tenement and store and 3-sty brk tenement in rear. Magnus C Hanning to Hervey C Parke Jr, of Cambridge, Mass. Mort $12,000. June 28. Aug 2, 1907. 3:776—46. A $11,000—$14,000. other consid and 100

27th st W, Nos 533 and 535|begins 27th st, n s, 420 w 10th av,
28th st, Nos 534 and 536| runs n 98.9 x w 5 x n 98.9 to s s 28th st, x w 50 x s 197.6 to 27th st x e 55 to beginning, 1 and 4-sty brk and frame buildings. 3:699—14 and 54. A $32,000—$45,000.

32d st W, Nos 507 to 515, n s, 100 w 10th av, runs n 24.9 x e 20 x n 98.9 x w 45 x s 24.9 x w 75 x s 98.9 to st x e 100 to beginning, 4-sty brk factory. Mort $18,000. 3:704—25. A $30,000—$50,000.

32d st W, Nos 533 to 539, n s, 300 e 11th av, 100x98.9, 2 and 3-sty brk mill. Mort $13,000. 3:704—13. A $28,000—$45,000.
Joseph H Turl EXR John Turl to Parker Realty Co. July 26. Aug 5, 1907. other consid and 100

Same property. Joseph H Turl et al to same. Q C. July 26. Aug 5, 1907. 3:699—704. other consid and 100

31st st W, No 434, s s, 338 e 10th av, 22x89x22x91, 3-sty brk tenement and 3-sty brk tenement in rear. Chas F Myers to Samuel I Gordon and Abraham Stern. Mort $6,000. July 16. Aug 2, 1907. 3:728—56. A $6,500—$10,000. nom

31st st W, No 434, s s, 338 e 10th av, 22x89x22x91, 3-sty brk tenement and 3-sty brk tenement in rear. Edwin H Slocum DEVISEE Helen Slocum to Chas F Myers. Mort $6,000. July 16. Aug 2, 1907. 3:728—56. A $6,500—$10,000. other consid and 100

31st st W, No 108, s s, 120.10 w 6th av, 20.10x94.8x21.8x90.6, 4-sty stone front tenement. Benny or Benjamin Hertzberg to Annie Hertzberg his wife. ½ part. All title. Aug 3, 1907. 3:806—48. A $32,500—$35,500. other consid and 100

31st st W, No 12, s s, 197 w 5th av, 28x98.9, 4-sty stone front clubhouse. The Mechanical Engineers Library Assoc to Eliz A Wilcox, of Jersey City, N J. Mar 13. Aug 8, 1907. 3:832—53. A $85,000—exempt. other consid and 100

Same property. Eliz A Wilcox to Ranald H Macdonald and Joseph F Egan. Mort $80,000. Mar 15. Aug 8, 1907. 3:832. other consid and 100

33d st W, Nos 35 to 39, n s, 277.4 e Broadway, 67.9x98.9, two 4-sty stone front dwellings and 5-sty stone front clubhouse. 35 and 39 West Thirty-third St Co to Maria L Fahys of Sag Harbor, N Y. Mort $330,000. Aug 1. Aug 3, 1907. 3:835—15 to 17. A $268,000—$299,000. other consid and 100

34th st E, No 314, s s, 207.6 e 2d av, 21.3x98.9, 4-sty brk tenement. Marcus Rosenthal to Annie Finger. Mort $10,500. July 31. Aug 2, 1907. 3:939—52. A $9,000—$11,500. other consid and 100

37th st W, No 210, s s, 141.7 w 7th av, 20.11x60, 4-sty brk tenement and store. Jefferson M Levy et al to Benjamin and Charles Bernheim and Teresa Blumenthal. B & S. Mort $10,000. July 29. Aug 2, 1907. 3:786—56. A $10,000—$12,500. other consid and 100

38th st W, No 37, n s, 373 e 6th av, 21x98.9, 4-sty stone front dwelling. Isabel D wife of and Thos P Fowler et al HEIRS Benj F Dunning to Clara F wife of Wm F Dunning, of Warwick, N Y. B & S. All title. May 29, 1896. Aug 8, 1907. 3:840—21. A $60,500—$66,500. nom

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Same property. Frank Dunning and ano EXRS, &c, Benj F Dunning to same. May 29, 1896. Aug 8, 1907. 3:840. 43.0 00
Same property. Clara F Dunning to Eben E Olcott. July 29, 1907. Aug 8, 1907. 3:840. other consid and 100
38th st W, No 23, n s, 381 w 5th av, 22x98.9, 4-sty stone front dwelling. Sterling Realty Co to Arthur Brisbane. Mort $70,000. Aug 6. Aug 7, 1907. 3:840—28. A $18,000—$76,000. other consid and 100
40th st W, No 546, s s, 150 e 11th av, 25x98.9, 5-sty brk tenement and store. Henry Nechols et al to Carrie Silverson. Mort $15,500. Aug 6. Aug 7, 1907. 3:711—58. A $7,000—$12,000. other consid and 100
41st st E, No 207, n s, 85 e 3d av, 20x98.9, 3-sty brk tenement and store. Henrietta Domroe to Julius Hagner. Aug 2. Aug 6, 1907. 5:1315—6. A $8,000—$10,000. other consid and 100
44th st W, No 110, s s, 150 w 6th av, 20x100.4, 4-sty stone front dwelling. David M Samuels to Joseph Kornhauser. Mort $32,500. May 9. Aug 8, 1907. 4:996—39. A $35,000—$38,000. nom
Same property. Joseph Kornhauser to Ignace Gruber. ½ part. Mort $43,000. Aug 6. Aug 8, 1907. 4:996. other consid and 100
44th st W, No 522, s s, 325 w 10th av, 25x100.5, 5-sty brk tenement. Meyer V Turchin to Henry Nechols and Samuel Blumenstock. Mort $20,000. Aug 7. Aug 8, 1907. 4:1072—46. A $7,000—$18,000. other consid and 100
44th st W, No 435, n s, 440 w 9th av, 20x100.4, 4-sty brk tenement. Wm H Callanan to Joseph F Gibbons. June 27. Aug 7, 1907. 4:1054—14½. A $8,500 $10,500. other consid and 100
45th st W, No 66, s s, 160 e 6th av, 20x100.5, 4-sty stone front dwelling. Stephen J Heagan to Daniel Y Bouvier. Mort $35,000. July 30. Aug 2, 1907. 5:1260—68. A $35,000—$45,000. other consid and 100
46th st W, No 631, n s, 400 w 11th av, 25x100.5, 1-sty brk store and 4-sty brk tenement in rear. Frank L Roy to Chas A McMann. Mort $5,000. Aug 5. Aug 6, 1907. 4:1094—16. A $7,000—$8,000. other consid and 100
47th st E, No 336, s s, 140 w 1st av, 20x100.5, 4-sty brk tenement. Herman Feinberg to Pasquale and Salvatore Pati. Mort $8,000. Aug 5. Aug 6, 1907. 5:1339—32½. A $7,000—$9,500. other consid and 100
47th st W, No 412, s s, 150 w 9th av, 12.6x80, 3-sty brk tenement. Maggie McKenna to Hartley House, a corporation. July 8. Aug 3, 1907. 4:1056—39. A $4,500—$6,000. other consid and 100
47th st W, No 414, s s, 162.6 w 9th av, 12.6x80, 3-sty brk tenement. Mary J Kelleher to Hartley House, a corporation. July 16. Aug 3, 1907. 4:1056—39½. A $4,500—$6,000. other consid and 100
48th st E, No 323, n s, 300 e 2d av, 25x100.5, 5-sty brk tenement and store. Kalman Rubin et al to Jozef Stein, Harry Newman and Jakob Solomon. Mort $21,600. Apr 14, 1906. Re-recorded from Apr 16, 1906. Aug 7, 1907. 5:1341—13. A $9,000—$22,000. other consid and 100
51st st W, No 246, s s ,147 e 8th av, 20x100.5, 5-sty brk tenement. John D Karst Jr to Libbie G Dixon. Mort $31,750. Aug 1. Aug 2, 1907. 4:1022—58. A $23,000—$33,000. other consid and 100
51st st E, No 235, n s, 376.8 e 3d av, 33.4x100.5, 5-sty brk tenement. Rose Bronstein to John H Crockett. Mort $41,150. Aug 1. Aug 2, 1907. 5:1325—19. A $15,000—$36,000. nom
52d st W, No 16, s s, 225 w 5th av, 25x100.5, 5-sty stone front dwelling. Maria L wife Joseph Fahys to Christian P Schmid. July 30. Aug 5, 1907. 5:1267—47. A $91,000—$130,000. 100
52d st W, No 16, s s, 225 w 5th av, 25x100.5, 5-sty stone front dwelling. Christian P Schmid to Eldaen Realty & Construction Co. Mort $110,000. Aug 1. Aug 3, 1907. 5:1267—47. A $91,000—$130,000. 100
52d st W, No 16, s s, 225 w 5th av, 25x100.5, 5-sty stone front dwelling. Eldaen Realty & Construction Co to Maria L Fahys, of Sag Harbor, N Y. Mort $110,000. Aug 3, 1907. 5:1267—47. A $91,000—$130,000. 100
54th st E, No 17, n s, 287.6 e 5th av, 20.10x100.5, 5-sty stone front dwelling. Clarence Cary to Mary M Sherman. Mort $50,000. Aug 5. Aug 6, 1907. 5:1290—13. A $70,000—$105,000. nom
54th st E, No 17, n s, 287.6 e 5th av, 20x100.10.
54th st E, n s, adj above on west.
Party wall agreement. Clarence Cary with Alice T Drexel, of Newport, R I. July 17. Aug 6, 1907. 5:1290. nom
54th st E, No 17, n s, 287.6 e 5th av, 20x100.10.
54th st E, n s, adj above on east.
Party wall agreement. Clarence Cary with Minnie E Young. Aug 2. Aug 6, 1907. 5:1290. nom
54th st W, No 306, s s, 125 w 8th av, 25x100, 5-sty brk tenement and store. Myron H Oppenheim to New York & New Jersey Land & Improvement Co. All liens. Aug 2. Aug 3, 1907. 4:1044—38. A $15,000—$32,000. nom
55th st W, No 604, s s, 75 w 11th av, 25x88x25.3x91.8, 4-sty brk tenement. Hyman Levin et al to Samuel Greenberg. ¼ part. All title. All liens. Aug 6. Aug 8, 1907. 4:1102—36½. A $6,000—$9,000. other consid and 100
56th st W, No 419, n s, 275 w 9th av, 25x100.5, 5-sty brk tenement. David Klein to Wm C Hyde. Mort $20,000. Aug 5. Aug 7, 1907. 4:1066—21. A $10,000—$18,000. other consid and 100
57th st W, No 403, n s, 25 w 9th av, 21.8x100.5, 5-sty stone front tenement. John Schreyer to J Frederick Cryer. Mort $19,000. Aug 6. Aug 7, 1907. 4:1067—31. A $10,000—$21,000. other consid and 100
57th st W, No 403, n s, 25 w 9th av, 21.8x100.5, 5-sty stone front tenement. Release judgment. Wm J Fields to John Schreyer. Aug 3. Aug 8, 1907. 4:1067—31. A $10,000—$21,000. nom
57th st E, No 247, n s, 76.8 w 2d av, 16.8x100.5.
57th st E, No 245, n s, 93.4 w 2d av, 16.8x100.5,
two 3-sty stone front dwellings.
Gregory Paul to Ona B Tumbleson, of Roslyn, L I. Mort $13,500. Aug 5. Aug 6, 1907. 5:1331—20½ and 21¼. A $16,000—$22,000. other consid and 100
Same property. Ona B Tumbleson to Kath G Farrell. Mort $23,500. Aug 5. Aug 6, 1907. 5:1331. other consid and 100
57th st W, No 134, s s, 370 e 7th av, 20x100, with all title to strip on s, 20x0.5, to c l of blk, 4-sty stone front dwelling. Jahial Parmly to Robt W Vonnoh. July 31. Aug 2, 1907. 4:1009—49½. A $35,000—$48,000. other consid and 100
57th st W, No 136, s s, 350 e 7th av, 20x100, with all title to strip on s, 20x0.5, to c l of blk, 4-sty stone front dwelling. Adolph L Gondran to Robt W Vonnoh. May 20. Aug 2, 1907. 4:1009—50. A $35,000—$48,000. other consid and 100
57th st W, No 138, s s, 330 e 7th av, 20x100, with all title to strip on s, 20x0.5, to c l of block, 5-sty stone front dwelling. Emily B wife Wm R Potts to Robert W Vonnoh. Aug 1. Aug 2, 1907. 4:1009—51. A $35,000—$50,000. 80,000
57th st W, No 140, s s, 310 e 7th av, 20x100, with all title to strip on s, 20x0.5, to c l of blk, 4-sty stone front dwelling. Eliz S C wife Chas C Burke to Robt W Vonnoh. June 7. Aug 2, 1907. 4:1009—52 A. $35,000—$45,000. other consid and 100
57th st W, No 142, s s, 290 e 7th av, 20x100, with all title to strip on s, 20x0.5, to c l of blk, 4-sty stone front dwelling. Harriett F wife Schuyler Quackenbush to Robt W Vonnoh. July 26. Aug 2, 1907. 4:1009—52½. A $35,000—$48,000. other consid and 100
Same property. Robt W Vonnoh to The Co-Operative Building Construction Co. Mort $50,000. Aug 1. Aug 2, 1907. 4:1009. nom
57th st W, Nos 134 to 140, s s, 310 e 7th av, 80x100, with all title to strip on s, 80x0.5, to c l of blk, 3, 4 and 1 5-sty stone front dwellings. Robert W Vonnoh to 136 West 57th Street, a corporation. Mort $200,000. Aug 1. Aug 2, 1907. 4:1009—49½ to 52. A $140,000—$191,000. nom
57th st W, No 331, n s, 400 w 8th av, 24.6x100.5, 4-sty stone front dwelling. Marie N Hoguet to Geo A Hampton. Mort $15,000. May 31. Aug 2, 1907. 4:1048—16. A $21,000—$32,000. 100
57th st E, No 327, n s, 300 w 1st av, 22x100.4, 3-sty stone front dwelling. Morris Levy to Augusta Sorgan. Mort $12,000. July 29. Aug 2, 1907. 5:1350—14. A $10,000—$14,500. nom
57th st E, Nos 347 and 349, n s, 81.6 w 1st av, 39.6x100.4.
57th st E, Nos 343 and 345, n s, 121 w 1st av, 39.6x100.4.
57th st E, Nos 339 and 341, n s, 160.6 w 1st av, 39.6x100.5.
Three 6-sty brk tenements and stores.
Samuel Fleck Jr et al to Samuel Fleck. Morts $174,000. Aug 1. Aug 3, 1907. 5:1350—19 to 22. A $80,000—P $136,000. other consid and 100
60th st E, Nos 403 and 405, n s, 100 e 1st av, 50x100.5, two 6-sty brk tenements. Rosie Goldblatt to Marcus Schiff. Mort $63,000. July 31. Aug 3, 1907. 5:1455—5 and 6. A $16,000—$56,000. other consid and 100
63d st E, No 160, s s, 186 w 3d av, 16x103.5x16x102.7, 3-sty stone front dwelling. Wm A Edwards to Henry Meyers. Aug 6. Aug 8, 1907. 5:1397—44½. A $11,000—$13,000. 100
66th st W, No 151, n s, 275 e Amsterdam av, 27.6x100.5, 5-sty stone front tenement. Robert Wigger to Mary Wigger. All liens. Sept 20, 1906. Aug 2, 1907. 4:1138—12. A $18,000—$31,000. 100
67th st W, Nos 39 and 41, n s, 150 e Columbus av, 50x100.5, 15-sty brk and stone studio building. Walter F Daboll to Wm J Taylor. Mort $188,500. Oct 4, 1906. Aug 6, 1907. 4:1120—7. A $40,000—P $70,000. nom
67th st W, Nos 39 and 41, n s, 150 e Columbus av, 50x100.5, 15-sty brk and stone studio building. Wm J Taylor to Colonial Studios. Mort $188,500. July 17. Aug 6, 1907. 4:1120—7. A $40,000—P $70,000. nom
70th st W, No 134, s s, 306 w Columbus av, 18.6x100.5, 4-sty stone front dwelling. Camilla Clark EXTRX Camilla G A L Gaylord to Margt C Dongan. July 18. Aug 2, 1907. 4:1141—45. A $13,000—$22,000. 28,000
70th st E, Nos 507 and 509, n s, 173 e Av A, 50x100.5, two 1-sty frame buildings. Harry Abrams and ano to Rachel Futterman. Mort $15,000 and all liens. Aug 1. Aug 8, 1907. 5:1482—8 and 9. A $12,000—$12,000. other consid and 100
71st st E, No 317, n s, 250 e 2d av, 25x102.2, 5-sty brk tenement and store. John Bacso to Bohumil Klusacek. Mort $20,000. Aug 1. Aug 2, 1907. 5:1446—11. A $9,000—$21,500. nom
74th st W, No 51, n s, 180 e Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Arnold Sturmdorf to Mars Realty Co. Mort $25,000. May 31. Aug 2, 1907. 4:1127—8. A $19,000—$40,000. nom
74th st E, s s, 77 e Av A, 21x102.2, 2-sty brk loft and store building. Frank Steyskal and Josef Pokstefl to Karolina Steyskal and Mary Pokstefl. Mort $7,000. July 27. Aug 3, 1907. 5:1485—48. A $4,000—$8,000. 100
74th st W, No 102, s s, 25 w Columbus av, 19x102.2, 4-sty and basement stone front dwelling. Ruth Mackey to Frances R Scott. Mort $38,000. Apr 12, 1905. Aug 7, 1907. 4:1145—34. A $15,000—$35,000. nom
75th st W, No 40, s s, 280 e Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Clara Bryce to Wm R Sidenberg. Aug 1. Aug 5, 1907. 4:1127—53. A $19,000—$32,000. other consid and 100
78th st E, n s, 100 w 1st av, runs n 64 x s e 7 x n 39.10 x w 17 x n 22.2 x w 34 x s 22.2 x w 17 x n 2.2 x w 21 x s 2.2 x e 5 x s 24.7 x s e 51 x s 68.6 to st x e 25 to beginning, two 3 and 4-sty brk factories. Consent to release of judgment for $3,163.09. Calvin G Doig and Mary C McCafferty ADMRS Robt McCafferty plaintiffs against Chas J McCafferty defendant. July 31. Aug 2, 1907. 5:1453.

MAPLEDORAM & CO.
REAL ESTATE BROKERS
Bay Ridge Property Our Specialty
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Branch Office: Bay Ridge Ave., cor. Fort Hamilton Ave.

# THE GEORGE A. JUST COMPANY

**239 Vernon Ave., Boro. of Queens, New York City**

# IRONWORK FOR BUILDINGS


78th st E, n s, 100 w 1st av, runs n 64 x s e 7 x n 39.10 x w 17 x n 22.2 x w 34 x s 22.2 x w 17 x n 2.2 x w 21 x s 2.2 x e 5 x s 24.7 x s e 51 x s 68.6 to st x e 25 to beginning, two 3 and 4-sty brk factories. Richard W Buckley INDIVID and as surviving partner of firm of McCafferty & Buckley to Thos F Byrne and John S Murphy. B & S. July 5. Aug 2, 1907. 5:1453—22. A $13,000—$23,000. other consid and 100

78th st E, Nos 265 to 269, n s, 42.2 w 2d av, 41.6x82.2, 6-sty brk tenement and store. The Seventy-Eighth Street Realty Co to Doris Kowles and Isaac Levison. Mort $48,500. Aug 1. Aug 2, 1907. 5:1433—22. A $16,000—$45,000. other consid and 100

83d st E, No 118, s s, 225 e Park av, 25x102.2, 3-sty frame dwelling. Charles Gulden to Stuart Duncan. Aug 1. Aug 2, 1907. 5:1511—63. A $16,000 $17,000. other consid and 100

85th st E, No 431, n s, 235.11 w Av A, 16.5x102.2, 3-sty brk dwelling. Frank Hertel to Marianne Bierman. Mort $9,000. Aug 1. Aug 2, 1907. 5:1505—15½. A $5,500—$8,000. other consid and 100

91st st W, No 148, s s, 127.6 e Amsterdam av, 27x100.8, 5-sty stone front tenement. Annie E Taylor to Frank Hopp. Mort $32,000. Aug 7. Aug 8, 1907. 4:1221—59. A $14,000—$32,000. other consid and 100

91st st E, No 321, n s, 325 e 2d av, 25x100.8, 5-sty brk tenement and store. Yetti Lanes et al to Sophia Turchin. Mort $26,775. Aug 5. Aug 7, 1907. 5:1554—14. A $8,000—$26,000. other consid and 100

91st st W, No 252, s s, 58 w Broadway, 42x100.8, 6-sty brk tenement. James M Bell to Carrie J Weil. Mort $50,000. Apr 10. Aug 3, 1907. 4:1238—54. A $30,000—$75,000. other consid and 100

Same property. Carrie J Weil to Palisade Realty Co. Mort $75,000. Aug 2. Aug 3, 1907. 4:1238. other consid and 100

93d st W, Nos 309 to 317, n s, 175 w West End av, 125x100.8, two 7-sty brk tenements. Myron B Oppenheim to N Y & N J Land & Impt Co. All liens. Aug 2. Aug 3, 1907. 4:1252—41 and 44. A $70,000—$270,000. other consid and 100

93d st E, No 235, n s, 375 e 3d av, 25x100.8.

93d st E, No 241, n s, 450 e 3d av, 25x100.8, two 5-sty brk tenements.

Louis Bergen to George Ehret. Mort $32,000. Aug 1. Aug 3, 1907. 5:1539—16 and 19. A $16,000—$34,000. other consid and 100

93d st E, No 245, n s, 80 w 2d av, 27.6x100.8, 5-sty brk tenement. Henry Henschel to George Ehret. Mort $17,500. Aug 6, 1907. 5:1539—20½. A $8,500—$18,500. other consid and 100

93d st E, No 237, n s, 400 e 3d av, 25x100.8, 5-sty brk tenement. Seleg Freedman et al to George Ehret. Mort $21,200. Aug 1. Aug 6, 1907. 5:1539—17. A $8,000—$17,000. other consid and 100

93d st E, No 243, n s, 107.6 w 2d av, 27.6x100.8, 5-sty brk tenement. Louis Manheim to George Ehret. Mort $20,000. Aug 1. Aug 7, 1907. 5:1539—29. A $8,500—$18,500. other consid and 100

93d st E, No 239, n s, 425 e 3d av, 25x100.8, 5-sty brk tenement. Benj M Gruenstein and ano to George Ehret. Morts $19,000. July 5. Aug 8, 1907. 5:1539—18. A $8,000—$17,000. 100

94th st E, No 240, s s, 425 e 3d av, 25x100.8, 5-sty brk tenement. Pincus Isaacson to George Ehret. Mort $14,375. Aug 5. Aug 8, 1907. 5:1539—31. A $8,000—$17,000. other consid and 100

94th st E, No 242, s s, 450 e 3d av, 25x100.8, 5-sty brk tenement. Berthold Weil and ano to George Ehret. Mort $18,000. Aug 1. Aug 3, 1907. 5:1539—30. A $8,000—$17,000. other consid and 100

94th st E, No 238, s s, 400 e 3d av, 25x100.8, 5-sty brk tenement. Meyer Goldberg et al to George Ehret. Mort $18,250. July 31. Aug 3, 1907. 5:1539—32. A $8,000—$17,000. other consid and 100

95th st W, No 66, s s, 118 e Columbus av, 19x100.8, 3-sty and basement brk dwelling. Herman Polatchek and Gisela his wife to Leonard Landes and Augusta his wife. All liens. Aug 2. Aug 6, 1907. 4:1208—59. A $10,500—$16,000. 100

Same property. Leonard Landes and Augusta his wife to Herman Polatchek and Gisela his wife. All liens. Aug 2. Aug 6, 1907. 4:1208. other consid and 100

95th st W, No 111, n s, 150 w Columbus av, 17x100.8, 4-sty brk dwelling. Julia H McDowell to James C Henderson, of Syracuse, N Y, as TRUSTEE for Helen M McDowell. B & S. July 3. Aug 8, 1907. 4:1226—26. A $8,500—$13,000. nom

96th st E, No 226, s s, 369 e 3d av, 32x100.8, 5-sty brk tenement. Benjamin Biederman to Morris Muetzler. Mort $33,500. July 23. Aug 2, 1907. 5:1541—33. A $13,000—$29,000. other consid and 100

98th st W, Nos 38 and 40, s s, 360 w Central Park West, 40x100.11, 6-sty brk tenement. J Frederick Cryer to John Schreyer. Mort $58,000. Aug 1. Aug 7, 1907. 7:1833—48. A $17,600—$60,000. other consid and 100

99th st E, Nos 74 and 76, on map No 66, s s, 30 w Park av, 35x100.11, 6-sty brk tenement and store. Jacob J Fine to Jacob Greenberg and Gussie Pacht. Mort $45,000. July 16. Aug 8, 1907. 6:1604—39. A $13,000—$44,000. nom

99th st E, No 62, s s, 262.6 e Madison av, 37.6x100.11, 6-sty brk tenement and store. Saml A Potter to Etta Potter. Mort $44,800. Aug 2. Aug 3, 1907. 6:1604—42. A $14,000—$47,000. nom

99th st E, No 62, s s, 262.6 e Madison av, 37.6x100.11, 6-sty brk tenement and store. The Hermitage Co to Saml A Potter. Mort $44,800. Aug 2. Aug 3, 1907. 6:1604—42. A $14,000—$47,000. nom

100th st E, No 411, n s, 211.3 e 1st av, 37.1x100.11, 6-sty brk tenement and store. Harry Seigel to Nicolo Lagiusa. Mort $39,500. July 31. Aug 2, 1907. 6:1694—10. A $7,500—$42,000. other consid and 100

102d st W, No 241, n s, 75 w Broadway, 50x100.11, 6-sty brk tenement. Lydia J Jenkins to John M Schmidt. Mort $80,000. Aug 1. Aug 2, 1907. 7:1874—9. A $28,000—$90,000. other consid and 100

Same property. John M Schmidt to Annie wife John M Schmidt. Mort $95,000. Aug 1. Aug 2, 1907. 7:1874. other consid and 100

102d st E, No 164, s s, 245 w 3d av, 20x100.11, 4-sty stone front tenement. Max Desatnick et al to Sarah Rabinowitz. Mort $11,160. Aug 1. Aug 3, 1907. 6:1629—46½. A $6,500—$9,000. other consid and 100

106th st E, No 77 [n w cor Park av, 25x75.11, 5-sty brk tenement Park av, No 1440] and store. Release claims, &c, as to Park av viaduct. Frederick W Kroehle et al to N Y & Harlem R R Co and the N Y C & H R R R Co. July 30. Aug 2, 1907. 6:1612—35. A $14,000—$26,000. other consid and 100

Same property. Release morts as to easement, &c. Adolph Scheibel and ano to same. July 26. Aug 2, 1907. 6:1612. nom

Same property. Release morts as to easement, &c. Lawyers Title Ins & Trust Co to same. July 30. Aug 2, 1907. 6:1612. nom

107th st E, No 229, n s, 160 w 2d av, 25x100.11, 4-sty brk tenement and store. Israel Lewis et al to Jos D Sugarman and Sam Silberberg. Mort $15,250. July 31. Aug 2, 1907. 6:1657—18. A $7,000—$15,000. other consid and 100

113th st W, No 305, n s, 125 w 8th av, 25x100.11, 5-sty brk tenement. August C Nanz to Johanna wife Julius Jewel. Mort $23,000. Aug 1. Aug 2, 1907. 7:1847—51. A $11,000—$28,000. other consid and 100

113th st W, No 303, n s, 100 w 8th av, 25x100.11, 5-sty brk tenement. August C Nanz to Johanna wife Julius Jewel. Mort $23,000. Aug 1. Aug 2, 1907. 7:1847—52. A $11,000—$28,000. other consid and 100

115th st E, No 338, s s, 175 w 1st av, 25x100.11, 4-sty brk tenement and store. John M Poggi to Stefano Zirpoli. Mort $14,000. Aug 8, 1907. 6:1686—34. A $6,000—$15,000. nom

116th st E, No 426, s s, 333.7 w Pleasant av, 18.9x100.11, part 6-sty brk tenement and store. Release mort. Harris Mandelbaum et al to the M Fine Realty Co. Aug 1. Aug 8, 1907. 6:1709. other consid and 100

116th st E, Nos 424 and 426, s s, 333.7 w Pleasant av, 35.5x100.11, 6-sty brk tenement and store. The M Fine Realty Co to Apollonia Gallo ¼ part, Filippá Laguidara ¼ part and Giovanni Cavaliere ½ part. Mort $33,000. Aug 7. Aug 8, 1907. 6:1709—38. A $—— $——. other consid and 100

117th st W, No 215, n s, 107.11 w St Nicholas av, 25x25.2, 2-sty brk building and store. Frank E Smith to Edward A Davis. Mort $5,000. Aug 6. Aug 8, 1907. 7:1923—18. A $3,500—$5,000. nom

117th st E, Nos 438 and 440, s s, 201.10 w Pleasant av, 36.10x100.11, 6-sty brk tenement and store. Isaac Portman to Emanuel J Lasar and Philip Margulies. Mort $44,000. Aug 1. Aug 7, 1907. 6:1710—34. A $8,000—$42,000. other consid and 100

117th st W, No 140, s s, 275 e 7th av, 25x100.11, 5-sty stone front tenement. Katharina Holbein to Paulina wife Mathias Buchholz. Aug 1. Aug 3, 1907. 7:1901—52. A $13,000—$26,000. other consid and 100

117th st W, No 140, s s, 275 e 7th av, 25x100.11, 5-sty stone front tenement. Mathias Buchholz to Katharina Holbein. July 31. Aug 2, 1907. 7:1901—52. A $13,000—$26,000. other consid and 100

118th st W, No 26, s s, 385 w 5th av, 25x100.11, 5-sty brk tenement. Esther Berrent to Julius Litwak and Jacob Cooperman. Mort $30,000. July 31. Aug 6, 1907. 6:1601—52. A $13,000—$24,000. other consid and 100

120th st W, No 202, s s, 100 w 7th av, 37.6x100.11, 6-sty brk tenement. Cecelia M Siff to Edmund Frank. Mort $53,250. Aug 1. Aug 2, 1907. 7:1925—38. A $17,000—$50,000. nom

122d st W, s s, 200 e Broadway, 125x90.11, three 6-sty brk tenements. FORECLOS, Aug 5, 1907. Sylvester L H Ward ref to Harris Mandelbaum and Fisher Lewine. Mort $137,034.43. Aug 6, 1907. 7:1976—51 to 55. A 60,000—P $105,000. $500 over and above morts

123d st W, No 168, s s, 75 e 7th av, 15x100.11, 4-sty and basement stone front dwelling. Clara Yenni to Herbert D Burnham. Mort $8,000. Aug 1. Aug 2, 1907. 7:1907—60. A $7,200—$13,000. other consid and 100

125th st W, No 548, s s, 125 e Broadway, 25x100.11, 5-sty brk tenement. Sarah Rabinowitz to Max Desatnick, Harry Beller and Harry Greenberg. Mort $27,660. Aug 1. Aug 3, 1907. 7:1979—58. A $10,000—$24,000. other consid and 100

126th st E, No 320, s s, 325 e 2d av, 25x99.11, 5-sty brk tenement. Stuart Realty Co to Francesca A Capparelli. Mort $21,250. Aug 1. Aug 2, 1907. 6:1802—39. A $5,000—$15,500. other consid and 100

127th st W, No 372, s s, 100 e Morningside av East, 25x99.11, 5-sty brk tenement. Frank Schwarz and Anna his wife to Anna C O'Donnell. Mort $19,500. Aug 1. Aug 2, 1907. 7:1953—59. A $9,000—$23,000. other consid and 100

Same property. Anna C O'Donnell to Anna Schwarz. Mort $19,500. Aug 1. Aug 2, 1907. 7:1953. other consid and 100

127th st W, Nos 156 and 158, s s, 125 e 7th av, 60x99.11, 3-sty brk stable. Michael Friedsam to Benjamin Altman. Aug 5. Aug 6, 1907. 7:1911—56. A $27,000—$39,000. nom

127th st E, No 59, n s, 254 w Park av, 18x99.11, 3-sty stone front dwelling. Hannah E Forbes and ano to Lewis W Wright. April 25, 1907. Aug 8, 1907. 6:1752—26. A $6,000—$9,500. nom

Same property. Lewis W Wright to Henry E Stevens, Jr. Aug 8, 1907. 6:1752. other consid and 100

128th st E, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11, 6-sty brk tenement and store. FORECLOS, July 1, 1907. Edw D Dowling ref to Joseph H Krakower. Morts, &c, $——. July 31. Aug 7, 1907. 6:1752—43. A $19,000—$75,000. $2,000 over and above all liens, morts, &c.

131st st, W, No 258, s s, 220 e 8th av, 15x99.11, 3-sty stone front dwelling. Henry W Gennerich to Christian F Gennerich. ¼ part. All title. Mort $6,000. Aug 1. Aug 6, 1907. 7:1936—55½. A $6,000—$9,000. nom

131st st W, No 258, s s, 220 e 8th av, 15x99.11, 3-sty stone front dwelling. Chas A Risbey to Henry W Gennerich. ¼ part. All title. Mort $6,000. July 8. Aug 2, 1907. 7:1936—55½. A $6,000—$9,000. nom

132d st W, Nos 45 to 49, n s, 435 w 5th av, 50x99.11, three 3-sty brk dwellings. Samuel Greenberg et al to Levy-Franco Construction Co. Mort $25,750. Aug 7. Aug 8, 1907. 6:1730—18 to 19. A $19,500—$26,500. other consid and 100

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JOHN COOPER, PROPRIETOR
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**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

133d st W, No 123, n s, 246 w Lenox av, 27x99.11, 5-sty brk tenement. Martha Hutshing to Henry Cohen. Mort $26,000. July 20. Aug 2, 1907. 7:1918—21. A $10,800—$24,000. other consid and 100

134th st E, Nos 60 to 64, on map Nos 60 and 62, s s, 140 w Park av, 75x99.11, two 6-sty brk tenements. Benjamin Silberstein et al to David Klein. Mort $86,400. July 15. Aug 2, 1907. 6:1758—43 and 45. A $16,000—$84,000. other consid and 100

139th st W, No 263, n s, 80 e 8th av, runs n 87.5 x e 22.6 x n 12.6 x e 22.6 x s 99.11 to st x w 45 to beginning, 6-sty brk tenement. Etta Potter to The Hermitage Co. Mort $70,000. July 31. Aug 3, 1907. 7:2023—5. A $18,000—$65,000. other consid and 100

143d st W, No 147, on map No 149, n s, 250 e 7th av, 37.6x99.11, 6-sty brk tenement. Edw A Johnson to Lena A Johnson, of Raleigh, N C. B & S and C a G. Mort $48,000. July 24. Aug 7, 1907. 7:2012—12. A $12,000—$45,000. gift

144th st W, n s, 390 w 7th av, 40x99.11, 6-sty brk tenement and store. Release mort. Cooper Realty Co to Charles, Isidor and Walter Wanderman. July 31. Aug 6, 1907. 7:2030—16. A $11,200—P $35,000. 1,500

Same property. Charles Wanderman et al to Sebastiano Perrone. Mort $50,000. Aug 1. Aug 6, 1907. 7:2030. other consid and 100

146th st W, s s, 125 w Lenox av, 225x99.11, vacant. Louis Lese et al to Abelman Construction Co. Mort $65,100. June 25, Aug 8, 1907. 7:2014—39 to 47. A $54,000—$54,000. other consid and 100

Same property. Abelman Construction Co to Seymour Realty Co. Mort $65,100. Aug 7. Aug 8, 1907. 7:2014. nom

151st st W, No 456, s s, 202 e Amsterdam av, 26x99.11, 5-sty brk tenement. Anna E Weis to Frank Schwarz. Mort $17,000. 1907. 7:2065—56. A $6,200—$18,000. other consid and 100

159th st W, No 528, s ,s 400 e Broadway, 25x99.11, 5-sty brk tenement. Anna E Weis to Frank Schwartz. Mort $17,000. Aug 6. Aug 7, 1907. 8:2117—22. A $8,000—$25,000. other consid and 100

180th st W, Nos 607 and 609, n s, 150 w St Nicholas av, 50x100, 5-sty brk tenement. Benjamin Harris et al to Daniel F Mahoney. Mort $50,000. July 31. Aug 5, 1907. 8:2162—72. A $13,000—$46,000. other consid and 100

182d st W, Nos 521 and 523, n s, 70 e Audubon av, 50x79.9, 5-sty brk tenement. Hyman Manassevitz to Isaac Marcuson. Mort $40,500. May 2. Aug 8, 1907. 8:2155—63. A $10,000—$40,000. other consid and 100

Av A, No 1416, e s, 25 n 75th st, 26.1x98, 5-sty brk tenement and store. Frank M Franklin to Sarah Nadler. Mort $23,700. July 30. Aug 2, 1907. 5:1487—2. A $8,500—$23,000. other consid and 100

Av A, No 270, e s, 46 s 17th st, 24.6x95.6, 5-sty brk tenement and store. Sarah Nadler to Frank M Franklin. Mort $24,700. Aug 1. Aug 2, 1907. 3:974—60. A $9,500—$16,000. nom

Av B, No 228, w s, 39 s 14th st, 29.11x95, 6-sty brk tenement and store. Release mortgage. Rosehill Realty Corporation to Terra Firma Building Co. July 27. Aug 5, 1907. 2:407—31. A $20,000—P $40,000. nom

Amsterdam av, No 200 / 69th st, No 201 — n w cor 69th st, 20.5x65, 4-sty brk tenement and store. Bernard J Tighe to Emme T Gerlach his mother. All title. B & S. Mort $20,000. May 27. Aug 6, 1907. 4:1161—29. A $23,000—$36,000. nom

Bradhurst av, No 120 / 148th st, No 309 — n e cor 148th st, 24.11x75, 5-sty brk tenement and store. Moritz Goldstein et al to Samuel Desowitz. Mort $26,000. July 25. Aug 2, 1907. 7:2045—64. A $6,000—$19,000. 100

Bradhurst av, No 122, e s, 24.11 n 148th st, 25x75.
Bradhurst av, No 124, e s, 49.11 n 148th st, 25x75.
two 5-sty brk tenements.
Lottie Leiner et al to Lues Reiter. Mort $40,000. July 31. Aug 2, 1907. 7:2045—65 and 66. A $9,000—$28,000. nom

Broadway, Nos 2281 to 2299 / 82d st, Nos 251 to 255 / 83d st, Nos 250 to 260 — n w cor 82d st, runs n 204.4 to s s 83d st, x w 104 x s 102.2 x w 5.9 x s 102.2 to n s 82d st, x e 107.7 to beginning, two 2-sty brk stores and 2-sty brk chapel. John O Baker to Zachariah Zacharias. Mort $240,000. July 30. Aug 7, 1907. 4:1230—54 and 8. A $250,000—$380,000. other consid and 100

Broadway, No 3087, w s, 65.8 n 122d st, 25.2x119 to c l of old Bloomingdale road, x26.9x127, 1-sty frame building and vacant. Joseph H Mahan to Chas M Rosenthal. All liens. Aug 1. Aug 7, 1907. 7:1993—4. A $11,000—$11,000. other consid and 100

Broadway, Nos 2281 to 2299 / 82d st, Nos 251 and 255 / 83d st, Nos 250 to 260 — s w cor 83d st, runs w 104 x s 102.2 x w 5.9 x s 102.2 to n s 82d st, x e 107.7 to w s Broadway, x n 204.4 to beginning, two 2-sty brk stores and 2-sty brk chapel. Zachariah Zacharias to Samuel Jackson 2-3 parts and Emanuel Heilner 1-3 part. Mort $450,000. Aug 6. Aug 8, 1907. 4:1230—8 and 54. A $350,000—$380,000. other consid and 100

Broadway, s w cor 135th st, 149.11x100, vacant. FORECLOS, Aug 5, 1907. Isham Henderson ref to Abraham I Spiro. Aug 8, 1907. 7:2031—31 to 36. A $96,000—$96,000. 118,000

Broadway / 140th st / 141st st — n w cor 140th st, 199.10 to s s 141st st x90, vacant. City Real Estate Co to Conrad R Gross and George Herbener. B & S and C a G. Mort $152,000. Aug 2. Aug 3, 1907. 7:2088—29 and 36. A $134,000—$134,000. 100

Claremont av, n e cor 122d st, 300x— to c l old Bloomingdale road, closed, vacant. Geo B Post et al to Chas M Rosenthal. July 27. Aug 7, 1907. 7:1993—60 to 71. A $60,600—$60,600. other consid and 100

Columbus av, No 461 / 82d st, No 73 — n e cor 82d st, 26.8x100, 5-sty brk tenement and store. Isaac Huppert et al to Louis Hirsch and Jacob Wiesenfelder. Mort $57,000. June 18. Aug 3, 1907. 4:1196—1. A $35,000—$40,000. other consid and 100

East End av, No 95 / Av B, No 1629 / 84th st, No 600 — s e cor 84th st, 26x89, 4-sty brk tenement and store. Katharine Odenwalder widow to Emelie Dorschel of Elizabeth, N J. All liens Aug 6. Aug 7, 1907. 5:1590—43. A $13,000—$22,000. nom

Lenox av, No 471, w s, 91.2 s 134th st, 33.8x100, 5-sty brk tenement and store. James J Martin to Henry Martinson and Martin Nibur. Mort $45,000. Aug 6. Aug 7, 1907. 7:1918—32. A $23,000—$36,000. other consid and 100

Lenox av, No 341, w s, 20 n 127th st, —x—, 3-sty stone front dwelling. Agreement as to conditions of sale. Anthony F Koelble with Herny Einstein. July 31. Aug 5, 1907. 7:1912—30. A $16,500—$20,000. nom

Lenox av, Nos 310 to 316 / 126th st, Nos 84 and 86 — s e cor 126th st, 99.11x85, four 2-sty brk stores and 3-sty brk office and store building to be erected. Louis Strasburger to the Tailfer Co. Mort $120,000. Aug 1. Aug 6, 1907. 6:1723—69 to 72. A $101,000—$120,000. other consid and 100

Lexington av / 102d st, Nos 127 and 131 — n w cor 102d st, runs n 145.10 x w 100 x s 44.11 x e 22.6 x s 100.11 to n s 102d st, x e 77.6 to beginning, three 6-sty brk tenements and stores. Benjamin Nieberg to Arthur A Goldstein and Louis Freidel. Mort $50,000. Aug 1. Aug 7, 1907. 6:1630—14, 16 and 56. A $47,000—P $53,000. other consid and 100

Lexington av, No 139, s e s, 16.9 n e 29th st, 16.4x85, 4-sty stone front dwelling. Cath A Martin et al to Thos A King and Amelia S his wife joint tenants. July 27. Aug 2, 1907. 3:885—28. A $14,000—$20,500. other consid and 500

Lexington av, No 968, w s, 83.9 n 70th st, 16.8x80, 3-sty stone front dwelling. Mary A Watts to Josephine E Nichols. July 29. Aug 2, 1907. 5:1405—18. A $12,500—$16,000. 100

Madison av, Nos 1932 to 1940 / 124th st, Nos 25 and 29 — n w cor 124th st, 100.11x95, two 7-sty brk tenements, store on av. Myron H Oppenheim to New York & New Jersey Land & Impt Co. All liens. Aug 2. Aug 3, 1907. 6:1749—14 and 16. A $75,000—$240,000. nom

Madison av, No 1483, e s, 25.5 s 102d st, 25.2x106.5x25.9x111.10, 5-sty brk tenement and store. Emanuel J Lasar to Marcus Rosenthal. Mort $35,000. July 15. Aug 2, 1907. 6:1607—50. A $17,000—$30,000. other consid and 100

Madison av, Nos 1682 and 1684, w s, 60.11 s 112th st, 39.11x50, two 4-sty brk tenements and stores. Morris S Klein to Nachson Goldesman. Mort $25,500. Aug 1. Aug 7, 1907. 6:1617—55 and 56. A $16,000—$22,000. other consid and 100

Madison av, Nos 1724 to 1728, w s, 50.11 s 114th st, runs w 100 s 50 x e 30 x s 0.6 x e 70 to av, x n 50.6 to beginning, three 5-sty brk tenements and stores. Geo W Herzig to Herzig-Ernst Realty Co. Mort $47,250. Aug 1. Aug 7, 1907. 6:1619—56 to 57. A $33,000—$50,500. other consid and 100

Madison av, Nos 1600 and 1602, w s, 44.2 n 107th st, 38x110, 6-sty brk tenement and store. Royal L Wolcott to Pincus Lowenfeld and William Prager. Mort $56,750. July 31. Aug 6, 1907. 6:1613—15 and 16. A $72,000—$150,000. 100

Manhattan av, No 117, w s, 145.11 n 104th st, 18x50, 3-sty and basement brk dwelling. Jacob Schmid to Adeline Molyneaux. Mort $8,000. July 5. Aug 2, 1907. 7:1840—51¼. A $5,500—$10,000. other consid and 100

Manhattan av, No 217 / 109th st, No 51 — n w cor 109th st, 72.11x100, two 6-sty brk tenements. FORECLOS, July 9, 1907. Walter T Stern ref to Peter Alexander of Glen Spey, N Y. Mort $32,500. July 26. Aug 8, 1907. 7:1845—11 and 13. A $52,000—P $57,500. 9,000

Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x 49.8x112.3, 6-sty brk tenement and store. Harlin J Woodard to Emma Reyerson. All liens. Aug 1. Aug 2, 1907. 7:1986—50. A $17,000—$60,000. other consid and 100

Same property. Emma Reyerson to Lulu Banford. All liens. Aug 2, 1907. 7:1986. other consid and 100

Old Broadway, Nos 2376 and 2378. Agreement as to collection of rents. Harlin J Woodard with Emma Reyerson. Aug 2. Aug 3, 1907. 7:1986. nom

Park av, No 1648, w s, 100.10 n 116th st, 24.10x90, 5-sty brk tenement and store. Joseph V Mahoney to Benjamin Harris and Edw A Isaacs. Mort $17,000. Aug 1. Aug 2, 1907. 6:1622—37. A $9,500—$20,000. other consid and 100

Park av, No 1982, w s, 24.10 n 133d st, 25.5x86, 5-sty brk tenement and store. Sarah Weinstein to Frank M Franklin. May 15. Aug 7, 1907. 6:1758—34. A $5,500—$16,000. other consid and 100

Pleasant av (Av A), No 378 / 120th st, No 501 — n e cor 120th st, 16.9x71.3, 4-sty stone front dwelling. David Kaplan to Julius Weiss, of Brooklyn. Mort $12,500. Aug 5. Aug 6, 1907. 6:1817—1. A $4,000—$10,000. other consid and 100

Riverside Drive, No 324, e s, 59 s 105th st, 21x100, vacant. Release mort. City Real Estate Co to Archibald G Loomis. June 3. Aug 6, 1907. 7:1891—37. A $21,000—$21,000. nom

Same property. Archibald G Loomis to Geo L Willson. B & S. May 13. Aug 6, 1907. 7:1891. nom

Riverside Drive, No 331, e s, 30 n 105th st, 25x100, 5-sty brk dwelling. Adolph Hollander to Elvin J Brown, of Brooklyn. Mt $55,000. July 22. Aug 7, 1907. 7:1891—40. A $26,000—$70,000. other consid and 100

St Nicholas av / 166th st, No 555 — n e cor 166th st, 26.2x65.6x25x57.7, 3-sty brk tenement. Herman Harvers to Julia D Bernard, of Brooklyn. Mort $15,000. July 9. Aug 2, 1907. 8:2124—24. A $11,000—$20,000. other consid and 100

West End av, Nos 814 and 816, e s, 50.11 s 100th st, 50x102.7x 50.1x105.2, 7-sty brk and stone tenement. Henry Dazian to Emma Frank. Mort $90,000. Aug 1. Aug 2, 1907. 7:1871—63. A $38,000—$110,000. other consid and 100

1st av, No 1045 / 57th st, Nos 355 and 357 — n w cor 57th st, 100.5x42, 6-sty brk tenement and store. Mort $90,000.
57th st, Nos 351 and 353, n s, 42 w 1st av, 39.6x100.5, 6-sty brk tenement and store. Mort $60,000.
Samuel Fleck to Samuel Fleck Jr and Henrietta Weiss. Aug 1. Aug 3, 1907. 5:1350—22 and 23. A $53,000—P $83,000. other consid and 100

1st av, No 2123, w s, 25.11 n 109th st, 25x75, 4-sty brk tenement and store. Felicia Sorrentino, also known as Felicia wife Raffaele Marazza to Michele Battiloro. Mort $17,000. Aug 5, 1907. 6:1681—24. A $7,000—$13,000. other consid and 100

1st av, No 521, w s, 74.1 n 30th st, 24.8x75, 5-sty stone front tenement and store. Hannah Wallach to Charles Olbrich. Mort $15,000. July 25. Aug 7, 1907. 3:936—34. A $11,000—$16,500. other consid and 100

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

1st av, Nos 1933 and 1935 99th st | n w cor 99th st, 40.11x100, 6-sty brk tenement and store. Frank Steyskal and Josef Pokstefl to Karolina Steyskal and Mary Pokstefl. Mort $72,000. July 27. Aug 3, 1907. 6:1671—23. A $17,000—P $56,000. other consid and 100

1st av, Nos 1940 and 1942 100th st, No 401 | n e cor 100th st, 63.5x50, 6-sty brk tenement and store. Julius Berliner et al to Harry Seigel, of Brooklyn, N Y. Mort $40,000. Aug 1. Aug 3, 1907. 6:1694—1. A $13,500—$45,000. other consid and 100

2d av, No 1801 93d st, No 247 | n w cor 93d st, 25.8x80, 5-sty brk tenement and store. Adolph Newman to George Ehret. Mt $30,000. July 15. Aug 7, 1907. 5:1539—21. A $16,000—$28,000. other consid and 100

2d av, Nos 45 and 47, w s, 55.2 s 3d st, 44x100, two 4-sty brk tenements and stores. Franz W Moller to Luis Turtel. Mort $19,000 on No 47. Aug 1. Aug 8, 1907. 2:458—27 and 28. A $32,000—$44,000. other consid and 100

2d av, No 215 13th st, Nos 249 and 249½ | w s, 51.9 n 13th st, runs w 112.6 x s 51.9 to n s 13th st x e 35.3 x n 26 x e 77.3 to w s 2d av x n 25.9 to beginning, 4-sty stone front tenement and 3-sty brk tenement and 2-sty brk building. Newman Grossman et al to Fannie Jurist. Mort $53,750. Aug 1. Aug 2, 1907. 2:469—36 and 39. A $61,000—$90,000. other consid and 100

3d av, No 145 15th st, No 200 | s e s, 185.6 n e 14th st, 21 to 15th st x60, 3-sty brk tenement and store. Mary Vooth to Hamilton Fish Corporation. Q C and all title to building and lease. July 31. Aug 2, 1907. 3:896—48. A $23,000—$26,500. nom

3d av, No 168, n w s, 20 n e 16th st, 18x60, 3-sty brk tenement and store. Frederick Bohlmeyer to Hamilton Fish Corporation. All title to the building, lease, &c. Q C. Aug 1. Aug 2, 1907. 3:872—36. A $12,000—$15,000. nom

3d av, No 166 16th st, No 149 | n w cor 16th st, 20x60, 3-sty brk tenement and store. Mary G Dean to Hamilton Fish Corporation. Q C and all title to lease, building, &c. Aug 1. Aug 2, 1907. 3:872—35. A $22,500—$30,000. nom

3d av, No 170, n w s, 38 n e 16th st, 18x60, 3-sty brk tenement and store. Chas F Schirmer to Hamilton Fish Corporation. Q C and all title to building and lease. July 31. Aug 2, 1907. 3:872—37. A $12,000—$15,000. nom

3d av, No 174, n w s, 74 n e 16th st, 18x60, 3-sty brk tenement and store.

16th st, No 147, n e s, 60 n w 3d av, 20x92, 3-sty brk dwelling. Julius W Kruger to Hamilton Fish Corporation. Q C and all title to buildings, lease, &c. Aug 1. Aug 2, 1907. 3:872—34 and 39. A $28,000—$34,500. nom

3d av, No 172, n w s, 56 n e 16th st, 18x60, 3-sty brk tenement and store. Amanda Wolff to Hamilton Fish Corporation. B & S and all title to building, lease, &c. Aug 1. Aug 2, 1907. 3:872—38. A $12,000—$16,000. other consid and 100

3d av, No 143, s e s, 167.6 n e 14th st, 18x60, 3-sty brk tenement and store. Riewert M Jappen and ano to Hamilton Fish Corporation, the building lease, &c. B & S. Aug 1. Aug 7, 1907. 3:896—49. A $13,500—$16,500. 6,000

3d av, No 1663 93d st, Nos 201 and 203 | n e cor 93d st, 25.8x90, 5-sty brk tenement and store and 2-sty brk store in st. Lina Strauss to George Ehret. Mort $27,000. July 16. Aug 8, 1907. 5:1539—1. A $26,000—$32,000. other consid and 100

5th av, No 988, e s, 25.8 s 80th st, 25.6x100, 4-sty brk and stone dwelling. Fanny C wife of John B Simpson to Josephine Schmid. Mort $85,000. June 24. Aug 8, 1907. 5:1491—70. A $130,000—$160,500. other consid and 100

5th av, No 2144, w s, 130 s 132d st, 19.11x75, 4-sty stone front tenement. FORECLOS, June 27, 1907. Frederic I Lockman to James A Hennessy. Aug 2. Aug 3, 1907. 6:1729—35. A $10,000—$15,000. 13,500

5th av, No 2144, w s, 130 s 132d st, 19.11x75, 4-sty stone front tenement. James A Hennessy to Simon Shloss. Mort $10,000. Aug 3, 1907. 6:1729—35. A $10,000—$15,000. other consid and 100

5th av, No 288, w s, 57 n 30th st, 17x125, 5-sty brk building and store. Adolph Vanrein to James I Raymond. All liens. July 1, 1903. Aug 2, 1907. 3:832—42. A $142,000—$152,000. nom

5th av, Nos 286 and 288, w s, 40 n 30th st, 34x125, with all title to strip 0.1x— on n s, two 5-sty brk buildings and stores. Irving E Raymond to Ida C Bracher. Mort $215,000. Aug 1. Aug 2, 1907. 3:832—41 and 42. A $284,000—$304,000. other consid and 100

5th av, No 2041 126th st | n e cor 126th st, 99.11x120, 6-sty brk tenement and store. Elbert B Hamlin as TRUSTEE of the Collins Building & Construction Co bankrupt to Security Mortgage Co. All title. B & S. July 31. Aug 2, 1907. 6:1751—1. A $90,000—$290,000. 2,000

6th av, Nos 466 and 468, e s, 24.8 n 28th st, 49.4x40, two 5-sty brk and stone stores. City Real Estate Co to Lawyers Realty Co. B & S and C a G. Mort $125,000. July 8. Aug 6, 1907. 3:830—3. A $71,500—$95,000. other consid and 100

7th av, Nos 2207 and 2209, e s, 45.11 s 131st st, 54x100, two 5-sty brk tenements and stores. Rachel Kahn to Fredk D Cushman. Mort $50,000. Aug 1. Aug 8, 1907. 7:1915—63 and 64. A $36,000—$78,000. other consid and 100

Same property. Fredk D Cushman to Frederic Bierhoff, 58-100 parts, and L Kelcy Posner, 42-100 parts. Morts $70,000. Aug 7. Aug 8, 1907. 7:1915. other consid and 100

7th av, Nos 911 to 917 58th st, No 174 | s e cor 58th st, runs s 100 x e 83.4 x s 0.5 x e 41.8 x n 100.5 to s s 58th st x w 125 to beginning, five 5-sty brk tenements. Mary E Strong to Alwyn Court, Inc, a corpn. B & S. Aug 1. Aug 2, 1907. 4:1010—60 to 64. A $277,000—$297,000. other consid and 100

7th av, No 2524, w s, 26.6 n 146th st, 27.1x100, 5-sty brk tenement and store. Sophie Bishop to Frank Tozzi and Frank Pinto. Mort $18,000. Aug 1. Aug 2, 1907. 7:2032—30. A $12,000—$25,000. other consid and 100

8th av, Nos 495 and 497 35th st, No 300 | s w cor 35th st, 37.1x62, two 4-sty brk tenements and stores. New Amsterdam Realty Co to Harriet Canter. Mort $92,500. July 31. Aug 2, 1907. 3:758—44 and 45. A $67,000—$75,000. other consid and 100

8th av, No 881, w s, 67.5 s 53d st, 22x80, 4-sty stone front tenement and store. Caroline Weinstock to Henry Meurer. Mort $20,000. Aug 1. Aug 2, 1907. 4:1043—33. A $27,000—$31,000. other consid and 100

8th av, Nos 495 and 497 35th st, No 300 | s w cor 35th st, 37.1x62, two 4-sty brk tenements and stores. Harriet Canter to New Amsterdam Realty Co. B & S. Mort $92,500. Aug 2, 1907. 3:758—44 and 45. A $67,000—$75,000. other consid and 100

8th av, No 881, w s, 67.5 s 53d st, 22x80, 4-sty stone front tenement and store. Henry Meurer to Julia A Meurer. Mort $34,000. Aug 2. Aug 5, 1907. 4:1043—33. A $27,000—$31,000. other consid and 100

Same property. Julia A Meurer to Joseph J Drake and Henry Meurer firm Drake & Co. Mort $34,000. Aug 2. Aug 5, 1907. 4:1043. other consid and 100

10th av, No 138, e s, 92 n 18th st, 22.4x100.

10th av, No 136, e s, 92 s 19th st, 22.4x100.

two 3-sty frame (brk front) tenements and stores. Herman Reher to John J Gillen. Mort $10,000. Aug 1. Aug 2, 1907. 3:716—4 and 69. A $19,000—$21,000. other consid and 100

## MISCELLANEOUS.

Certificate of payment of transfer tax. Patrick C Dugan, Deputy Comptroller of State N Y by estate of Edward N Little, of West Hoboken, N J. Aug 6. Aug 7, 1907.

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

*Cedar st, w s, 75 s Chester av, 25x100. Emma L Shirmer to Louis Halitsher. All liens. April 26. Aug 7, 1907. nom

Elsmere pl, n s, 140.8 w Southern Boulevard, 175x100, vacant. Release mort. Thomas Cunningham to Elsmere Realty Co. July 16. Aug 5, 1907. 11:2960. other consid and 100

Faile st, No 1012, e s, 120.8 n Aldus st, 20x100, 3-sty brk dwelling. Louis Hyman to Hyman Eckman and Max Cohen. Mort $9,600. July 31. Aug 8, 1907. 10:2748. other consid and 100

*Fillmore st, w s, 150 s Morris Park av, 25x100, 2-sty frame dwelling. Hyman Blau et al to Matilda L Albrecht. Mort $3,280. Aug 15, 1906. Re-recorded from Aug 16, 1906. Aug 3, 1907. other consid and 100

*Garfield st, w s, 375 s Columbus av, 25x100, except part for st. Lizzie Heidtmann to Gustave A Meyer. Mort $3,600. Apr 24, 1905. Rerecorded from May 1, 1905. Aug 2, 1907. other consid and 100

Gouverneur pl, No 1 Park av, No 3426 | n e cor Park av, 99.8x24.8x95.2x25.1, 4-sty brk tenement and store. George Kaplan to Louis Green. Mort $17,000. Aug 1. Aug 2, 1907. 9:2388. 100

Jennings st, No 1048, s s, 58.11 e Prospect av, runs s 78.3 x e 9.4 x n 6 x e 11.1 x n 75 to st, x w 21 to beginning, 3-sty frame tenement. Mina Kauhausen to Julia I Grattan. Mort $8,000. Aug 5. Aug 8, 1907. 11:2971. other consid and 100

Kingsbridge Terrace, n s, 126.8 w Kingsbridge road, 52.7x147.2x 51.9x118.9, vacant. Kingsbridge Real Estate Co to Hugh C Munday. July 10. Aug 3, 1907. 11:3240. other consid and 100

Kelly st, w s, 114.5 n 167th st, 25.8x64.10x27.5x74.7, 2-sty brk building and store. James C Gaffney to Bernard Petzoldt. Mort $5,000. Aug 2. Aug 3, 1907. 10:2706. nom

*Lafayette st, e s, 100 s St Raymond av, 25x100.

Lot begins at n s lot 138 at e s lot 137 on same map, runs s parallel with Lafayette st, along e s lots 138 and 139, 48.8 x e 12.6 x n — to s s lot 122, x w 12.6 to beginning. Filippo Mangone to Victoria Mangone. Sept 10, 1906. Aug 7, 1907. nom

*Main st, s e cor Evadna st, 25x94.5, Westchester. Marcus Nathan to Jennie A O'Ryan. Mort $3,000. Aug 7, 1907. other consid and 100

Morris st (closed), n s, all that portion which lies s of a line parallel with and 100 n from n s 176th st, as described in mort recorded Oct 31, 1902, by Berte et al, begins at s e cor premises described in said mortgage, runs n 9.10 x w 16.6 x s 2.11 to st, x e 17.1 to beginning. Release mort. Isaac H Cocks to Mary E wife of Fredk C Berte. July 30. Aug 7, 1907. 11:2802. nom

*Madison st Pelham road | n s, 375 w Robin av, 25x79 to s s Pelham road, x34.11x103.6. Bankers Realty and Security Co to Josephine T Deady, of Mt Vernon, N Y. July 26. Aug 6, 1907. other consid and 100

Minford pl, w s, 125 s 172d st, 75x100, vacant. Eva Heitner to Mary and Annie Mueller. Morts $9,420. Jan 24. Aug 2, 1907. 11:2977. nom

North st, No 3, n s, 80 w Jerome av, 20x125, 1-sty frame store. Chas H Potter to Clifford C Goodwin. Mort $6,000. July 29. Aug 2, 1907. 11:3198. other consid and 100

Oak terrace, Nos 12 and 14, s s, 100 w Beekman av, 50x100, two 2-sty frame dwellings. Jerome J Wilson to May Perlman. Mort $12,750. July 22. Aug 8, 1907. 10:2555. other consid and 100

*Richardson (Fulton) st, n s w s, lot 140 map Washingtonville, 50x100. Nathan Buckley to Lena Ohl. July 29. Aug 3, 1907. other consid and 100

*Seminole st, n s, 116.11 w Stillwell av, 250x100. Hudson P Rose Co to Geo S Scoville. Aug 2. Aug 3, 1907. nom

*Tompkins st, e s, 175 s 152d st, 50x100. Henry McCauley to Wm L Hermanny. Mort $600. Aug 5. Aug 7, 1907. other consid and 100

*Van Buren st, w s, 100 s Columbus av, 25x100. John Caruso et al to Victoria D'Andrea. July 31. Aug 7, 1907. other consid and 100

*Washington st, w s, 150 s Columbus av, 25x70. Julie wife Geroge Muller to George Muller. All liens. Mar 14. Aug 2, 1907. nom

*Wilcox st, e s, 150 s Town Dock road, 100x100. Leah Hecht to The Centennial Realty Co. Mort $1,344. July 30. Aug 2, 1907. other consid and 100

*2d st or Frisby av, n w s, 100 n Washington av, 50x100, Westchester. Mary L Kessler to Frederick Kessler her son. ½ right, title and interest. Aug 6, 1907. other consid and 100

137th st, No 314 (562), s s, 91.10 w Alexander av, 16.4x100, 3-sty brk dwelling. Frederick Strauss to Joseph Glass. Aug 1. Aug 2, 1907. 9:2312. other consid and 100

137th st, No 314 (562), s s, 91.10 w Alexander av, 16.4x100, 3-sty brk dwelling. Joseph Glass to Eva Van Dyne Pell. Mort $3,000. Aug 1. Aug 2, 1907. 9:2312. other consid and 100

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138th st, Nos 802 and 804, n s (?), 115 e from s s 138th st, and e s Brook av, runs s 100 x e 50 x n 100 to s s 138th st x w 50 to beginning, error, 6-sty brk tenement and store. Jeannette Jacobs to Laura Grabscheid. Mort $48,420. July 30. Aug 2, 1907. 9:2265. other consid and 100

139th st, s s, 477.9 e St Anns av, 75x100, vacant. John J Boyle to St Lukes Roman Catholic Church. July 8. Aug 2, 1907. 10:2551—2, 3. 100

139th st, s s, 197.4 e Brook av, 150x100, four 6-sty brk tenements. Abelman Construction Co to Louis Lese ½ part, Ignatz Roth ¼ part and Mark Blumenthal ¼ part. Mort $100,000. Aug 1. Aug 8, 1907. 9:2266. nom

140th st, No 877, n s, 420 e St Anns av, 40x95, 5-sty brk tenement. Philip Rossuff to Jacob Greenfield. Mort $40,750. July 31. Aug 2, 1907. 10:2553. other consid and 100

146th st, No 467, old No 733, n s, 115 w Brook av, 25x100, 4-sty brk tenement and store. Henry Cahn to Biaggio Pinnola. Mort $14,700. July 31. Aug 2, 1907. 9:2291. other consid and 100

151st st, No 417 (66 ), n s, 91.4 w 3d av, 25x114.2, 5-sty brk tenement. Henry A Wingert to Justus Pfeiffenschneider. Mort $27,500. Aug 1. Aug 2, 1907. 9:2374. other consid and 100

151st st, No 417 (669), n s, 91.4 w 3d av, 25x114.2, 5-sty brk tenement. John McKee to Henry A Wingert, of Elizabeth, N J. Mort $10,000. Aug 1. Aug 2, 1907. 9:2374. other consid and 100

154th st, No 302 (542), s s, 370.3 e Morris av, 24.4x100, 4-sty brk tenement. Nellie F O'Connor and ano to Angelo and Mark Borgatta. Mort $13,600. Aug 7, 1907. 9:2413. 100

Same property. Daniel M Feahan to Nellie F O'Connor. July 11. Aug 7, 1907. 9:2413. nom

156th st, No 842, s s, 28 e Cauldwell av, 22x100, 1 and 4-sty brk tenement and store. Rosie Hochenberg to Pasquale Freda. Mort $5,000. July 2. Aug 2, 1907. 10:2628. nom

159th st, No 572, s s, 248 w Courtlandt av, runs s 98.6 x w 25 x n 75 x w 1 x n 23.6 to st x e 26 to beginning, 3-sty frame tenement. Grace W Delnoce to Edgar L Kirby. Mort $5,000. July 29. Aug 5, 1907. 9:2418. other consid and 100

161st st, No 884, s s, 25 w Jackson av, 50x95.2, 6-sty brk tenement and store. Jennie Kind to Christian C Hottenroth. Mort $64,500. July 15. Aug 2, 1907. 10:2637. other consid and 100

162d st, No 632, s w s, 165 s e Courtlandt av, 21x100, with all title to 4-ft alley on s e s, vacant. Christian C Hottenroth to Alfred W De Lybove. Mort $1,800. Aug 1. Aug 2, 1907. 9:2408. nom

165th st, No 1026, s s, 85 e Prospect av, 18.3x91, 3-sty frame tenement. Richard H Soran to Katie Zorn. Mort $6,000. Aug 5. Aug 6, 1907. 10:2690. other consid and 100

167th st, n e cor Simpson st, 25x90 (owned by party first part).
167th st, n s, adj above (owned by party 2d part). Encroachment agreement. Fredk A Pfister with Isabella Gimber. Aug 1. Aug 5, 1907. 10:2728. nom

171st st, Nos 706 and 708, s s, 25 e Park av, 50x90, two 4-sty brk tenements. David Klein to Benjamin Silberstein and Philip Nadler. Mort $32,000. July 15. Aug 2, 1907. 11:2902. other consid and 100

176th st, No 508, s s, 90 w Monroe av, 50x125, 3-sty frame dwelling and vacant. Minna Gottschalt to Philip Pertgen. Mort $10,000. Aug 1. Aug 5, 1907. 11:2800. other consid and 100

176th st, n s, 290.10 e Monroe av, 15.8x100x16.6x99.11, vacant. Louis A Berte et al to Mary E wife of Frederick C Berte. Mt $1,400. July 25. Aug 7, 1907. 11:2802. nom

180th st, No 353, n s, 20 e Tiebout av, 20x90, 3-sty frame tenement. Samuel Hahn to John M Giring. Mort $4,000. Aug 1. Aug 2, 1907. 11:3143. other consid and 100

196th st, late Ridge st, n e s, at s e s Williamsbridge road, being lot 6 on map part of farm John Cromwell at Fordham, except part for 196th st, vacant. Mary Frank to Mary Rabinovitz. Mort $3,000. July 23. Aug 2, 1907. 12:3300. nom

203d st, late Rockfield st, s s, 373.6 w Briggs av, late Williamsbridge road, 50x100, 2-sty frame dwelling. Eleanor R King to Elizabeth A O'Neill. Mort $2,900. Aug 1. Aug 8, 1907. 12:3308. nom

205th st, late Ernescliff pl, s s, 317.2 w Lisbon pl, 50.5x130.2x 50x136, 2-sty frame dwelling. Eleanor R King to Elizabeth A O'Neill. Mort $3,000. Aug 8, 1907. 12:3311. nom

206th st, n s, 364.11 w Perry av, 25x100, 2-sty frame dwelling. Daniel Houlihan to Joseph Boeri. Mort $5,500. Aug 5. Aug 6, 1907. 12:3342. other consid and 100

*214th st, n s, 100 e 6th av, 25x100, Laconia Park. A Shatzkin & Sons to Nicolo Ruggeri. Mort $600. July 29. Aug 2, 1907. 100

*214th st (Av A), n s, 423 e Maple st, 23x125, new Village of Jerome. Frank McGarry to Francesco Diluccia. Mort $415. Aug 5. Aug 7, 1907. other consid and 100

*215th st, s s, 100 e 6th av, 50x100. A Shatzkin & Sons to Luigi Bracchi. Mort $630. July 31. Aug 7, 1907. 100

*215th st, s s, 100 e 6th av, 50x100, Laconia Park. Release mort. Frank C Mayhew and ano TRUSTEES Levi H Mace to A Shatzkin & Sons. July 15. Aug 7, 1907. 570

*216th st, late 2d st, n s, 300 e 6th av, 25x109, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to George Miller. Mort $300. Aug 6, 1907. 395

*218th st, late 4th st, Nos 32 and 34, n s, 50x114, Wakefield. Mark Borgatta et al to Nellie F O'Connor and Mary J Feahan. Mort $8,000. Aug 3. Aug 7, 1907. 100

*227th st, late 13th av, n s, 130 e 4th st, 25x114, Wakefield. Anna A Williamson to Giacoma Zanetti. Aug 5. Aug 7, 1907. other consid and 100

*228th st, late 14th av, n s, 210 w 2d st, 50x114, Wakefield. Elsa Van Vranken LEGATEE will Julia Hinz to Ristori Leerburger and Daisy Bader daughters and HEIRS Aaron Bader. July 22. Aug 6, 1907. 100

*231st st, late 17th av, s s, 355 e 2d st, 50x114, Wakefield. David H Sarfaty and ano TRUSTEE to Caroline S Sarfaty. Mort $6,800. Aug 5. Aug 8, 1907. nom

*Same property. Caroline S Sarfaty to James C Forbes TRUSTEE. Mort $6,800. Aug 5. Aug 8, 1907. nom

*232d st, late 18th av, s s, 104 e 2d st, 100x114, Wakefield. Josephine M Geenen to Charles Dammeyer. Aug 5. Aug 6, 1907. other consid and 100

*234th st, late 20th av, n s, 206 e 2d st, 25x114, Wakefield. Sophie Brockmann to Frank Pieper. July 31. Aug 7, 1907. other consid and 100

236th st, s s, 325 w Oneida av, 25x100, 2-sty frame dwelling. Lizzie Belschner to Clement Wyss. Mort $4,000. Aug 1. Aug 2, 1907. 12:3366. 100

240th st, Nos 263 and 265, n s, 228.6 e Mile Sq road, 40x100, vacant. Release mort. Thos E Fitzgerald to Emma Stuber. July 25. Aug 2, 1907. 12:3381. 2,000

Same property. Emma Stuber to Jacob F Mack. Mort $5,550. Aug 1. Aug 2, 1907. 12:3381. nom

252d st, late South st Arlington av, n s, 304.5 e Independence av, late Palisade av, runs e 228.7 to w s of a new st or Arlington av x n 182.3 x w 238.4 x s 183 to beginning, 3-sty frame dwelling and vacant. Mary E Combs to Leonard A Giegerich. Aug 1. Aug 2, 1907. 13:3424. 31,500

Anthony av, No 2068, e s, 328 n Burnside av, 21x110.10x25x115, 2-sty frame dwelling. Fredk G Gray to Mary E Broderick. Mt $5,440. Aug 7. Aug 8, 1907. 11:3149 and 3156. other consid and 100

Same property. Wm J Marshall et al to Fredk G Gray. B & S and C a G and confirmation deed. July 23. Aug 8, 1907. 11:3149 and 3156. nom

Arthur av, or st, No 2472, e s, 275 n 188th st, late Bayard st, 25x 87.6, 2-sty brk dwelling and store. Rosina Baldo to Giuseppe Baldo. Mort $4,000. Feb 6, 1903. Aug 8, 1907. 11:3077. nom

Bathgate av, No 1721 174th st, s w cor 174th st, 100x114.5, 2-sty frame dwelling and vacant. Ignatz Roth to One Hundred and Seventy-fourth Street Construction Co. July 2. Aug 2, 1907. 11:2915. nom

Same property. Louis Lese to same. Q C. July 17. Aug 2, 1907. 11:2915. nom

Bathgate av, Nos 1750 and 1752, e s, 191.2 n 174th st, 41x110, 5-sty brk tenement. FORECLOS, June 3, 1907. Edw L Patterson referee to Dora Finkelstein. Aug 2. Aug 3, 1907. 11:2922. 8,900

*Barnes av, e s, 200 s Lydig av, 25x100. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. July 29. Aug 8, 1907. nom

Brook av, Nos 1266 to 1270, e s, 118 s 169th st, 50x100.6, three 3-sty frame tenements. Augusta S Knecht to Elizabeth Otto. Mort $17,500. Aug 6. Aug 8, 1907. 9:2395. other consid and 100

Belmont av, No 2147, w s, 204 n 181st st, 25.1x86.6x25.1x86.2, 2-sty frame dwelling. Cesare Pianisani to Angelina wife Elia Gennaro and Ferdinando E Peragallo. Mort $7,000. Aug 1. Aug 2, 1907. 11:3082. other consid and 100

*Brown av, e s, 50 n Sagamore st, 25x100. Catharine Mackeon HEIR Emma Campion to James Garvey. June 26. Aug 2, 1907. 1,400

*Bracken av, w s, 297.9 s Kingsbridge road, 25x100. Land Co "B" of Edenwald to Celia Budow. Aug 2. Aug 5, 1907. nom

Boscobel av, e s, 403 n Plympton av, 25x87x25x82.9, vacant. Louis Katz to James McCabe. Mort $4,900. Aug 5, 1907. 11:2875. other consid and 100

Bremer av (closed), both sides, bet 166th and 167th sts. Release easement, &c. Eliz J Bagot with Mary B Hindley et al. Mar 23. Aug 5, 1907. 9:2513. nom

Same property. Release easement, &c. Louisa L Riley and ano EXRS Wm H Riley with Louisa L Riley widow et al. Apr 10, 1906. Aug 5, 1907. nom

Briggs av, No 2856, s e s, 128.11 n e 198th st, 25x100, 2-sty frame dwelling. Benj Haas to John E Bentz. Mort $2,500. Aug 5, 1907. 12:3296 other consid and 100

*Bruner av, e s, 100 s Nereid av, 25x97.6. Whitehall Realty Co to Geo F Hogan. Aug 5. Aug 6, 1907. other consid and 100

Bainbridge av, w s, 101.10 s 200th st, runs w 100 x s 20 x e 8.9 x s 25 x e 100 to av x n 45.10 to beginning, vacant. Mabel M Knox to Wm C Bergen. Mort $5,500. Aug 6. Aug 7, 1907. 12:3297. other consid and 100

Crotona Park East, late Penfold av, e s, bet 173d st and Crotona Park East, and being lots 112 and 113 map 126 lots estate George Faile, 40.5x130.1x67.11x139.4 s s. Harry Marks et al to Raphael Garfein. Mort $8,000. May 17. Aug 8, 1907. 11:2940. 100

College av, e s, 225 s 171st st, 50x125, vacant. Fortunato D'Onofrio to Vincenza Botta. Mort $500. Aug 1. Aug 2, 1907. 11:2784. other consid and 100

Courtlandt av, No 833, n w s, 50 n e 159th st, 25x100, 3-sty frame tenement and store. Johann Gottlieb to Louisa Meisner, Magdalena Dillemuth and Frederick Hengel of N Y and Clara Bruhn, of Chicago, Ill. Apr 22. Aug 3, 1907. 9:2419. nom

*Columbus av, s s, 75 e Lincoln st, 25x100, Van Nest. Agnes K Malone to James B Sweetser. July 13. Aug 2, 1907. other consid and 100

*Columbus av, s s, 50 e Louise st, 25x100. John Carey to Maria Napolitana. Mort $4,000. Aug 1. Aug 2, 1907. other consid and 100

*Columbus av, n s, 25 w Hancock st, 25x100. Joseph Gamache et al to Louis Frey Jr. Mort $6,500. Aug 1. Aug 2, 1907. other consid and 100

Crotona av, or Crotona Park North, n s, 52 e Prospect av, 50x98.11x50x99.5, vacant. Josephine C Gillies to Frank J Muhlfeld. Mort $2,300. Aug 6. Aug 7, 1907. 11:2952. other consid and 100

Cedar av, w s, — s Harlem River Terrace, and being lots 12 and 13 map of auction sale estate Mary P Chrystie near Morris Heights dated Nov 22, 1893, 50x117.6 to N Y & Northern R R Co x50x112.1. Zachariah F Fonda to Elizabeth C wife of Zachariah F Fonda. Mort $2,500. Aug 7, 1907. 11:3231. nom

Clinton av, s e cor 178th st, 25x100x24.8x100, vacant. Aaron Baum to Mary T Raftery. Mort $3,100. Aug 8, 1907. 11:3093. other consid and 100

Cromwell av, w s, 408 n 165th st, 113.2x120.10x113.4x116.8, vacant. Hardcastle Realty Co to James A Pittelli and Antonio Giura. Mort $3,500 Aug 5. Aug 8, 1907. 9:2503. other consid and 100

*Crosby av, e s, 51.3 n Waterbury av, 69x—.
*Crosby av, e s, 350 s Waterbury av, 50x100. Release mort. Henry A Coster to Hudson P Rose. Aug 5. Aug 8, 1907. 1,400

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College av, e s, 152.6 n 169th st, 50x100.
College av, w s, 765.3 n 169th st, 25x92.6.
College av, w s, 315.3 n 169th st, 400x92.6.
College av, w s, 190.3 n 169th st, 50x92.6.
vacant.
The G H Lester Realty Co to J C Julius Langbein. Mort $38,000 on this and other property. Aug 2. Aug 3, 1907. 11:2783, 2784 and 2785. nom

Decatur av, No 2652, late Prospect av, e s, abt 295 s 195th st, 50x100, 2-sty frame dwelling. James Logie to Jane Logie. All liens. Aug 5. Aug 7, 1907. 12:3277. nom

*Eastchester road, e s, abt 525 s Saratoga av, 50x122.6x50x121.
Eastchester road, e s, abt 425 s Saratoga av, 50.3x116.5x50x111.11.
Eastchester road, e s, abt 325 s Saratoga av, 25x105x25x102.2, also lot 312 map 327 lots Hunter estate.
Release mort. John J Brady to Hudson P Rose Co. Aug 2. Aug 8, 1907. 600

*Eastchester road, s e cor Cornell av, 50x104, Arden property. Agnes C Nugent to Edward Brady. Aug 5. Aug 7, 1907. other consid and 100

*Eastchester road, e s, abt 525 s Saratoga av, 50x122.6x50x121 and lot 312 of 327 lots Hunter estate. Release mort. Lawyers Title Ins and Trust Co to Hudson P Rose Co. Aug 3. Aug 7, 1907. 1,500

*Eastchester road, e s, about 425 s Saratoga av, 50.3x116.5x50x111.11.
Eastchester road, e s, about 325 s Saratoga av, 25x105x25x102.2.
Release mortgage. Lawyers Title Ins & Trust Co to Hudson P Rose Co. July 31. Aug 5, 1907. 1,800

Edgewater road, No 1493, w s, 547.7 n Westchester av, 25x100, 2-sty brk dwelling. John A O'Donnell et al to Ida Lode. Mt $6,000. Aug 5. Aug 6, 1907. 11:3012. other consid and 100

*Elliott av, w s, 400 s Elizabeth st, runs w 250 to Barker av, x Barker av, s 200 x s w 121.10 x n e 111.6 to Elliott av, x n 230 to beginning, except part for Morris st, Westchester. Charlotte E Hall to John O'Brien. July 22. Aug 6, 1907. other consid and 100

*Elliott av, e s, 550 s Elizabeth st, 25x100, except part for Morris st, Westchester. Thomas A Campbell to Mary A wife of Thomas A Campbell. B & S. Mort $900. Aug 5. Aug 6, 1907. nom

*Elliott av, n w cor Juliana st, 100x125, Olinville. Isaac Tiplitzky to Patrick O'Rourke. Mort $3,900. Aug 5. Aug 6, 1907. other consid and 100

*Edison av, w s, 375 n Tremont road, 25x109.11x30.8x127.8. Release mort. A Morton Ferris to Bankers Realty & Security Co. Aug 1. Aug 3, 1907. 250.

*Same property. Bankers Realty & Security Co to Albert H Pentreath, of Jersey City, N J. Aug 2. Aug 3, 1907. 100

*Fox av, w s, 125 s Jefferson av, 50x100, Edenwald. William Ufland to Timothy Seegmuller. Mort $3,661.34. July 26. Aug 2, 1907. other consid and 100

Fordham road, n s, at w line of land conveyed to N Y C & H R R R Co by Olin & Barlow as exrs by deed dated Jan 18, 1905, runs w 339.4 to U S Pier and bulkhead line, x n 1,140 to lands of Nathaniel Bailey, x e 273 x s 1,259.4 to beginning. Release mort. Luis J Phelps to N Y State Realty and Terminal Co. Aug 3. Aug 6, 1907. 11:3243. nom

*Grace av, e s, abt 428.4 s Boston road, 75x95. Irving Realty Co to Patrick J Sweeney. Aug 7. Aug 8, 1907. other consid and 100

Grand av, w s, 50 n 192d st, 100x106 to Old Croton Aqueduct, vacant. Release mort. John E Eustis and ano EXRS Josephine Turner to Thos H Thorn. July 19. Aug 2, 1907. 11:3215. nom

Grand av, w s, 50 n 192d st, 50x106 to Old Croton Aqueduct. Thos H Thorn to Louis H Spier. Mort $7,500. Aug 1. Aug 2, 1907. 11:3215. other consid and 100

Grand av, w s, 50 n 192d st, 50x106 to e s Old Croton Aqueduct, vacant. Release mort. Benj A Polhemus to Thos H Thorn. July 30. Aug 2, 1907. 11:3215. 3,200.

Hoe av, No 1145, w s, 150.4 n 167th st, 24.8x100, 3-sty frame tenement. Jos A Geoghegan to Louis Bernheimer. Mort $6,500. Aug 1. Aug 3, 1907. 10:2745. other consid and 100

Hull av, n e cor 205th st, 29.7x100x25x100.1, vacant. Release mort. Christopher Kelly to Sophie Muller of Brooklyn. July 30. Aug 6, 1907. 12:3346. 2,500

Heath av, w s, abt 190 s Kingsbridge road, 56.8x115.5x50x124.2, vacant. Michael J Dowd et al to John Doolan. Mort $2,000. Aug 1. Aug 3, 1907. 11:3239. other consid and 100

*Hobart av, w s, 300 s Waterbury av, 50x100. Hudson P Rose Co to Bernardino Annicelli. July 31. Aug 3, 1907. nom

Intervale av, No 1231, n w s, 158.5 n e 169th st, 25x184.10, 3-sty frame dwelling. Diodora Sofia to Theresa wife of Diodora Sofia. All right, title and interest to ½ part. Mort $1,500. Nov 29, 1904. Aug 8, 1907. 11:2973. nom

Intervale av, No 1247, n w s, 483.5 n e 169th st, 25x77.3x36.10x104.4, 1-sty frame store. Diodora Sofia to Theresa wife of Diodora Sofia. All right, title and interest to ½ part. Nov 29, 1904. Aug 8, 1907. 11:2973. nom

Independence av, late Palisade av | w s, 33 n land Wm H Apple-
Sycamore av | ton and on the n line of 252d
st, late South av, runs n e 456 x n w 340 to e s of an alley, now Sycamore av, x s w 175 to n s 252d st, late South av, x s e 129 x still along av, s w 236 x s e still along av, 178 to beginning, contains 3 208-1,000 acres, 2-sty frame dwelling and 2-sty frame stable and vacant. Mary L H McGill to Loring R Gale, of Galeton, Pa. July 8. Aug 6, 1907. 13:3424. other consid and 100

252d st, late South av | described in deed
Independence av, late Palisade av and the alley | of even date herewith, all title, &c, to streets. Mary L H McGill to Loring R Gale, of Galeton, Pa. Q C. July 8. Aug 6, 1907. 13:3424. nom

*Av D, s e cor 11th st, 108x105, Unionport. Chas C Cain et al to Johanna L Barry. C a G. July 16. Aug 6, 1907. other consid and 100

Inwood av, w s, 216.2 n 172d st, runs w 59.3 x w 90.8 to av x s 68.8 to beginning, gore, vacant. Isaac Kramer to The Centennial Realty Co. July 30. Aug 2, 1907. 11:2865. nom

Jackson av, No 1114, e s, 178.3 n 166th st, 20x87.6, 3-sty brk dweling. John Trinner to Anna Bille. Aug 1. Aug 8, 1907. 10:2651. other consid and 100

*Jones av, e s, 275 s Jefferson av, 50x100. Land Co A of Edenwald to Julia Drennan, of Brooklyn. July 29. Aug 3, 1907. nom

*Same property. Julia Drennan to Johanna C Blake, of Brooklyn. Aug 2. Aug 3, 1907. nom

Lafontaine av, s w cor 178th st, 25x100, vacant. Andrew J Thomas to J Charles Wechler as TRUSTEE. Mort $20,000. Aug 2. Aug 3, 1907. 11:3060. nom

*Lamport av, s s, 500 w Ft Schuyler road, 25x100. Lamport Realty Co to Chas and Max Cohen. Aug 5, 1907. other consid and 100

Mapes av, w s, 118.2 s 180th st, 66.1x100, vacant. Release mort. Hamilton Bank of N Y to Giosue Galiani. Aug 1. Aug 3, 1907. 11:3109. nom

*Monaghan av, e s, 150 n Jefferson av, 25x100. Land Co A of Edenwald to Julia Drennan, of Brooklyn. July 29. Aug 3, 1907. nom

*Same property. Julia Drennan to Johanna C Blake, of Brooklyn. Aug 2. Aug 3, 1907. nom

*Morris Park av, n e cor Delancey pl, 45.5x92.7x45x86.11, except part for av. Carolina Wenninger to Helen Hartmann, of Brooklyn. Mort $——. June 25. Aug 3, 1907. nom

*Monticello av, w s, 550 s Randall av, 25x100. Land Co C of Edenwald to John J Brennan. Nov 19, 1906. Aug 6, 1907. nom

*Morris Park av, n s, 240 e White Plains road, 50x95, Philias Guillotte to Joseph Gamache. ½ part. Mort $2,250. Aug 2. Aug 5, 1907. other consid and 100

*Maitland av, n e cor old road, 128x50x132x50.3, Westchester. Christopher C Clarke to Bernard C Murray. Aug 6. Aug 7, 1907. 100

Martha av, n e cor 239th st, 100x100.
Verio av, late 1st st, e s, 374.4 s McLean av, 60x153.
vacant.
Wm J Skelly to Frances wife of Wm J Skelly. ½ part. All liens. Aug 1. Aug 5, 1907. 12:3393 and 3398. nom

Nelson av, e s, 44.3 n Boscobel av, 25x100, vacant. PARTITION, April 24, 1907. Wilbur Larremore ref to George Hansen. June 19. Aug 6, 1907. 11:2873. 2,025

Ogden av, e s, 138.9 s 170th st, 25x92.11x29.9x97.3, vacant. PARTITION, April 24, 1907. Wilbur Larremore ref to George Hansen. June 19. Aug 6, 1907. 9:2522. 1,475

Ogden av, w s, 75 n 161st st, 45x115, 2-sty frame dwelling. Bertha Ansorge to Benjamin Hirsch. Mort $7,000. Aug 1. Aug 2, 1907. 9:2524. other consid and 100

Ogden av, w s, 217.6 n 167th st, 24.11x95x26.6x89, vacant. PARTITION, Apr 24, 1907. Wilbur Larremore referee to Joseph Hahn and Maurice Stierer. May 27. Aug 6, 1907. 9:2528. 6,550

Prospect av, No 2062, e s, 281.6 s old line 180th st, 16.6x150, 2-sty brk dwelling. Sam Sobel to Frank M Franklin. Mort $6,000. July 31. Aug 2, 1907. 11:3109. exch

Prospect av, No 1409, w s, 43 n Jennings st, 40x103x41.10x90.10, 5-sty brk tenement. Stuart Realty Co to Henry J Monsees. Mort $35,000. Aug 1. Aug 2, 1907. 11:2962. other consid and 100

*Parker av, e s, 100 n Lyon av, 75x100. Broschart Realty Co to Henry Nerenberg. Aug 7. Aug 8, 1907. nom

Prospect av | n e cor Macy pl, 35x100.1x67.3x81.5, vacant.
Macy pl, No 1021 | Haase Lippmann Construction Co to Esther Esberg. All liens. Aug 8, 1907. 10:2688. other consid and 100

Park av, Nos 3636 and 3638, s e s, abt 350 n 169th st, also 65.5 n e from s w cor lot 61, 50x150, being part lot 61 map Morrisania, 3-sty frame dwelling. Frank Maier to Charles Maier. ½ right, title and interest. B & S and C a G. Mort $7,500. Aug 1. Aug 2, 1907. 11:2901. omitted

Prospect av, No 2060a, e s, 281.6 s 180th st, old line, 16.6x150, 2-sty brk dwelling. Frank M Franklin to Rachel Cohn. Mort $6,000. Aug 6. Aug 7, 1907. 11:3109. 100

*Rosedale av, w s, 217.3 n Tremont av, 50x65x50x66, 2-sty frame dwelling. Tommaso Serracino to Elizabeth Steinmetz. Q C. Aug 1. Aug 2, 1907. other consid and 100

*Rosedale av, e s, 100 s Mansion st, 25x100. Pincus Harrison et al to Leopold and Rosie Kohn. Mort $3,500. Aug 1. Aug 2, 1907. other consid and 100

St Anns av, No 453, w s, 24.11 s 146th st, 24.11x99.4, 5-sty brk tenement. Catharine Callaghan to Fred Kunz. Mort $19,500. Aug 1. Aug 2, 1907. 9:2272. other consid and 100

*St Raymond av, s s, 100 e Lafayette st, 25x100.
Lot begins at e s lot 122 and s s lot 122, runs s parallel with Lafayette st, to s s plot C on said map x w 12.6 x n — x e 12.6 to beginning.
Lots 116 and also plot C except westerly 25 ft. of plot C map St Raymonds Park.
Louis Mangone to Serafina Mangone. Aug 1. Aug 7, 1907. nom

*Stillwell av, e s, about 400 n Saratoga av, 25x100. Johanna O'B Coughlan to Thomas J McDonough. July 22. Aug 3, 1907. nom

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*Stillwell av, e s, 125 n Saratoga av, 50.3x100x48x100. Hudson P Rose Co to Margaret Cunningham. July 18. Aug 8, 1907. nom

Trinity av, No 526 (Passage or Cypress av), s e s, 196 s w 149th st, 17.10x109, 3-sty frame tenement. Samuel F Pease to Julius H Haas. Aug 1. Aug 3, 1907. 10:2557. nom

Union av, No 606, e s, 52.6 s 151st st, 17.6x90, 3 and 4-sty brk tenement. Pauline Salinger to Herrman Friedman. Mort $8,100. Aug 1. Aug 2, 1907. 10:2674. other consid and 100

Undercliffe av, w s, 69.2 n of the Park, 226.3x142.11x216x146.2, vacant. PARTITION, April 24, 1907. Wilbur Larremore ref to Merwin Realty Co. June 20. Aug 6, 1907. 11:2880. 24,300

Undercliffe av, w s, — n of the Park and being lots 26 and 27 parcel 40 estate Wm B Ogden at Highbridge, 51.7x136.10x36.7x136.11, vacant. PARTITION, April 24, 1907. Wilbur Larremore ref to Robt S Ament. June 19. Aug 6, 1907. 11:2880. 5,050

Union av, No 604, e s, 70 s 151st st, 23.6x90, 3 and 4-sty brk tenement. Max Cohen et al to Jacob Weinberg. Mort $6,000. Aug 1. Aug 6, 1907. 10:2674. other consid and 100

Vyse av, No 1213, w s, 151.4 n Home st, 20x100, 3-sty brk dwelling. Mary and Jacob Rabinovitz to Albert Peiser. Mort $9,500. July 31. Aug 6, 1907. 11:2986. nom

Vyse av, Nos 1207 and 1209 (1375 and 1377), w s, 91.4 n Home st, 40x100, two 3-sty brk dwellings. Emanuel J Lasar et al to Isaac Portman, of Brooklyn. Mort $19,000. July 13. Aug 7, 1907. 11:2986. other consid and 100

Valentine av, No 2013, w s, 618.8 s 180th st, 16.8x96.6x16.8x96.9, 2-sty frame dwelling. Frank L French to Chauncey T Quintard and Carrie L his wife, joint tenants. Aug 1. Aug 2, 1907. 11:3144. nom

Washington av, No 2377, n w s, 50 s 186th st, 50x100, except part for av, 2-sty frame dwelling and vacant. Geo J Lutz to Herman Harvers. Mort $8,500. July 31. Aug 2, 1907. 11:3039. other consid and 100

Whitlock av, e s, 449.4 s Hunts Point road, 25x123x25x123.8, 3-sty brk dwelling. George F Johnsons Sons Co to Robert Burnett. Mort $7,500. July 30. Aug 2, 1907. 10:2734. other consid and 100

Washington av, No 2377, n w s, 50 s 186th st, 50x100, except part for av, 2-sty frame dwelling and vacant. Anthony F Koelble to Geo J Lutz. Mort $8,500. July 30. Aug 2, 1907. 11:3039. other consid and 100

*Wickham av, w s, 450 s Nereid av, 100x97.6. Findolin Weber to Louise Rauffus. Aug 6. Aug 7, 1907. other consid and 100

West Farms road, w s, near 174th st, deed reads road through West Farms to Hunts Point, w s, adj land Daniel Mapes, Sr, runs w 243 to land Maria Sturges, x s 50 to land Stephen Butler, x e 236 to road, x n 50 to beginning, except part for West Farms road. Central Fire Proof Door & Sash Co to Harry Brounstein. Mort $26,750. Aug 5. Aug 6, 1907. 11:3015. nom

3d av, No 4247 178th st | w s, 112 s 178th st, runs w 105 x n 111 to s s 178th st, x e — to point 79.2 w 3d av, x s 42.10 x e 78.11 to 3d av, x s 68.2 to beginning, two 3-sty stone front dwellings and vacant. Richard Hillman to Lewis A Mitchell. Q C and correction and confirmation deed. Mort $11,000. Apr 30. Aug 6, 1907. 11:3043. nom

3d av, late Fordham av, old line 180th st, No 767 | n w cor 180th st, runs n 47.2 to w s 3d av, x n 37.10 x w 153.6 x s 85 to n s 180th st, x e 150.9 to beginning, with all title to strip between old line Fordham av, x w s 3d av, new line, 2-sty frame dwelling and store and vacant. Paul M Herzog to Mark Levy. Mort $15,000. Aug 1. Aug 3, 1907. 11:3047. other consid and 100

Lots 10 to 16, 24 to 27, 5a, 8a and 9a in blk 3236.
Lots 1 to 6, 10, 126, 11, 125, 13, 123, 19, 117, 20, 116, 21, 115, 22, 114, 23, 113, 24, 112, 26, 27, 39, 40, 61 to 66, 102, 33a, 107 to 110, 34a, 35a, 36a, 37a, 38a, 39a and 40a, blk 3237.
Lots 28, 30, 31, 62, 63, blk 3238.
Lots 103 to 113, 29, 45, 46, 49, 50, 56, 57 and 102, blk 3239.
Lots 1, 2, 3, 28 to 36, 48, 49 and 50, blk 3240.
Lot 1, blk 3236.
Lots 77, 121 and 122, blk 3237.
Map Bailey Estate at Kingsbridge of 272 lots.
Release mort. John O Baker to Kingsbridge Real Estate Co. July 15. Aug 5, 1907. 11:3236, 3237, 3238, 3239 and 3240. 54,336.50

Same property. Release mort. Knickerbocker Trust Co to same. July 15. Aug 5, 1907. 11:3236, 3237, 3238, 3239 and 3240. 105,673

*Lots 138 and 139, map 163 lots of Estate Mary J Radway. Adele R Gardiner and ano DEVISEES Mary J Radway to Adolf Gogolin. Q C and correction deed. June 24. Aug 2, 1907. nom

*Lot 103 map Wm S Duncan at Williamsbridge. Irving Realty Co to A Shatzkin & Sons. Mort $500. July 24. Aug 6, 1907. other consid and 100

*Lots 159b, 160a, 160b, 309 and 310 map (No 1108b) of subdivision portion of Penfield property, lying east of White Plains av at Wakefield. Julius Lewine to Clara F Liebman. ½ part. All title. Mort $2,630. July 10. Aug 8, 1907. nom

*Lots 159b, 160a and 160b, same map. Clara F Liebman to Effie and Rose Cohn. ½ part. Mort $1,530. Aug 6. Aug 8, 1907. other consid and 100

*Lot 151 map of Wm S Duncan at Williamsbridge. Irving Realty Co to A Shatzkin & Sons. Mort $400. July 20. Aug 8, 1907. other consid and 100

*Lots 1 and 2 map (No 1140) of Section 1, Bathgate estate. Henry F Muller to Maria Urbansky. Mort $700. July 29. Aug 7, 1907. other consid and 100

Plot bounded w by Woody Crest or Marcher av, s e by Devoe st, x n e by n e line lands estate Wm B Ogden, being c l of an old av and being a triangular lot in parcel 14 map subdivision estate Wm B Ogden at Highbridge filed 5-24-1907. PARTITION, Aug 24, 1907. Wilbur Larremore ref to Joseph McConnell. June 18. Aug 7, 1907. 11:2872. 1,400

*Plot begins 940 e White Plains road at point 570 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Mott Mattson et al to Pincus Harrison. Mort $750. Aug 6. Aug 7, 1907. other consid and 100

*Plot begins at s e cor and adj land John O Fordham and lands Albert Banta, runs w 115 x n 30 x e 115 to lands of Fordham, x s 30 to beginning, City Island. Sarah C Waterhouse widow to Ernest A Roeber and Harry T Booth. Aug 2. Aug 3, 1907. other consid and 100

*Plot on e s of City Island, begins at its s e cor and adj lands of Fordham & Banta, runs w 115 to land of Leviness, x n 30 to land of Price, x e 115 x s 30 to beginning.

Fordham av, n s, part lot 9 map of Orrin Fordham, 55 w from s w cor lot 8, runs n 395 to the cemetery lot, x w 27.6 x s 395 to av, x e 27.6 to beginning, City Island. Wm W Waterhouse et al to Sarah C Waterhouse. Q C. Aug 3, 1907. nom

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

Aug. 2, 3, 5, 6, 7 and 8.

## BOROUGH OF MANHATTAN.

Attorney st, Nos 155 and 157. Assign lease. Meyer Geller to Schabse Kliegler. July 18. Aug 6, 1907. 2:350.....1,424

Barclay st, Nos 64 and 66, store. Max Vonpein to George Chryssikos; 5 years, from June 1, 1907. Aug 6, 1907. 1:86.. .....2,280 and 2,400

Baxter st, No 74, store and basement. Hector M Curren to Toney Sbarro; 5 years, from May 1, 1907. Aug 8, 1907. 1:167.. ... 1,500 and 1,620

Beaver st, No 3, all. Geo F Lockwood to Thos F Foley; from Oct 1, 1907, to May 1, 1928. Aug 6, 1907. 1:22.. ..... taxes, &c, and $7,000 to 8,000

Broad st, Nos 77 and 79 | e s, 30.1 n South William st, runs South William st, Nos 32 and 34 | n 40.6 x e 90.9 x s e 38.2 to n s South William st, x s w 38.5 x n w 11.7 x w 68.1 to beginning, all. Emily A Zollikoffer to Childs Company; 21 years, from May 1, 1908. Aug 7, 1907. 1:29.....taxes, &c, and $10,000

Canal st, No 171, all. Frances M Gibson to Morris Saffer; 5 yrs, from May 1, 1905. Aug 7, 1907. 1:204.. .....2,500

Chrystie st, No 176, all. Julius Zweig to Giovanni Ganci; 2 yrs, from Aug 1, 1907. Aug 5, 1907. 2:420.....1,956

Division st, No 104, n w cor Allen st, 24.7x89x21.10x87.. .....

Division st, Nos 100 and 102, n s, 24.7 w Allen st, 49.2x110.6x43.9x88.2, all..... Gerard Beekman to Manhattan Railway Co; 21 years, from May 1, 1907; privilege 21 years renewal. Aug 6, 1907. 1:293.... taxes, &c, and 3,500

Forsyth st, No 214, s e cor Houston st. Surrender lease. Moses Ludwig and ano to Samuel Bernstein. Aug 1. Aug 2, 1907. 2:422 .....nom

Fulton st, No 176, s s, 25x77, all. Caroline B Sellew to Childs Company; 21 years, from May 1, 1908. Aug 7, 1907. 1:80.... .....taxes, &c, and 6,500 to 9,500

Grand st, Nos 68 and 70, store and basement. Rachel Herrman to Benjamin Bloom; 8 years, from May 1, 1907. Aug 7, 1907. 1:228.....2,000

Greenwich st, No 233, cor Barclay st, basement. Lorenzo A Cuneo and ano to S Rizzo; 5 years, from July 1, 1907. Aug 2, 1907. 1:127.....500

Hudson st, No 616, store, &c. Edgar S Appleby TRUSTEE to Emil Schneider; 3 yrs, from May 1, 1907. Aug 5, 1907. 2:625. .....480

Lawrence st, No 198. Assign lease. Max Muller to George Kienzle. Aug 2, 1907. 7:1967.....nom

Same property. Re-assign lease. George Kienzle to Max Muller. Aug 2, 1907. 7:1967 .....nom

Monroe st, Nos 230 and 232, all. Anna Selzer to Abraham Brown; 3 years, from Aug 1, 1907. Aug 2, 1907. 1:261.....7,632

Monroe st, No 230, 1st floor. Certificate as to lease from Abraham Brown to Max Bankoff for 3 years, from Aug 1, 1907. Aug 2, 1907. 1:261 .....276

Monroe st, No 21, all. Careo Taibbi and ano to Salvatore Sanicola; 3 years, from Aug 1, 1907. Aug 8, 1907. 1:276.....3,810

Mulberry st, s w cor Spring st, 3 rooms on 2d floor. Michael Bonn to Archimede Giannetti; 4 10-12 years, from July 1, 1907. Aug 7, 1907. 2:481..... ...252

Mulberry st, s w cor Spring st, corner store. Assign lease. Vincenzo Mellino to Archimede Giannetti. All title. May 31. Aug 7, 1907. 2:481 .....nom

Norfolk st, No 136, all. Fred M Solomon to Zindel and Sarah Pearl or Perl; 5 years, from May 1, 1907. Aug 6, 1907. 2:354..... ...3,600

Rivington st, No 172, west store. Samuel Rothbaum to Morris Fried and Adolph Ribner; 4 9-12 years, from Aug 1, 1907. Aug 6, 1907. 2:349..... .....780

Spring st, No 27. Surrender lease. Joseph Arlotta to Samuel Barkin. All title. July 10. Aug 2, 1907. 2:493.....1,000

West st, Nos 326 and 327. Assign lease. James H Quinn to Jeremiah Cummings. Aug 2, 1907. 2:598.....nom

2d st, No 241. Surrender lease. Isaac Gargel and ano to Samuel Tuchfeld. Jan 31. Aug 6, 1907. 2:384.. ..... ..505.70

5th st, No 510, s s, 150 e Av A, 25x96.2. Assign lease. Franz Hummell to Valentine Braun. Aug 3. Aug 5, 1907. 2:400....100

12th st, No 615 East, store, &c; also all of rear building. Emeline L Kircher to George Leopold and ano; 3 years, from July 1, 1907. Aug 3, 1907. 2:395.....900

13th st, No 524 East, all. John Becker to Leonardo Gimeo; 3 years, from Aug 1, 1907. Aug 8, 1907. 2:406..... ....3,300

14th st, No 4 East, all. Simon Lindau to Hannah Milkman, from Aug 1, 1907 to Feb 1, 1910. Aug 2, 1907. 2:571.....12,000

16th st, No 430, s s, 169 w Av A. Assign lease dated Mar 13, 1889. Max Canno et al to Eva Hertel. Aug 1. Aug 2, 1907. 3:947. other consid and 100

Same property. Assign lease, dated Oct 20, 1905. Same to same. Aug 1. Aug 2, 1907. 3:947..... ..... other consid and 100

21st st, No 27 East, store, &c. Rosie Haberman INDIVID and EXTRX, &c Simon Haberman to Clara E Haberman. 4 10-12 years, from July 1, 1907. Aug 2, 1907. 3:850.....3,000

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# ACME SANITARY TILING CO.

## Overhead Tiling Without Extra Expense

PARK ROW BUILDING NEW YORK, N. Y.


29th st, No 548 West. Assign lease. Patrick Daly to F & M Schaefer Brewing Co. Aug 6. Aug 7, 1907. 3:700. nom
33d st, Nos 35 to 39, n s, 277.4 e Broadway, 67.9x98.9. Maria L Fahys to Eldaen Realty & Construction Co; 20 9-12 yrs, from Aug 1, 1907, with 21 years renewal. Aug 3, 1907. 3:835.....taxes, &c, and 22,500
60th st, No 403 East. Surrender lease. David Katz to Rosie Goldblatt. All title. Aug 1. Aug 6, 1907. 5:1455.....nom
60th st, No 405 East. Surrender lease. David Katz to Rosie Goldblatt. All title. Aug 1. Aug 6, 1907. 5:1455.. .. .....nom
83d st, No 23 West, 4-sty dwelling. The Lincoln Trust Co of N Y att'y for Nellie T Roessle et al to Lizzie Strauss; 3 years, from Oct 1, 1907. Aug 3, 1907. 4:1197.....2,400
84th st, No 120 West, all. Chas Civita to Aurele Borriss; 5 yrs, from Jan 1, 1907. Aug 7, 1907. 4:1214 .. .. .... .. .....2,132
100th st, No 53 East, all. Samuel and Jacob Etlinger to Haimen Hecker; 3 years, from July 1, 1907. Aug 6, 1907. 6:1606..3,264
101st st, No 412 East, middle store. Henry Wilchinsky to Aaron Champagne; 3 years, from Aug 10, 1907. Aug 8, 1907. 6:1694.....240
110th st, No 68 East. Surrender lease. Nathan Edelstein to Louis Goldberg. All title. Aug 7, 1907. 6:1615.. .. .. ..nom
115th st, Nos 307 to 311, n s, 100 e 2d av, 75x100.11. Assign 1,000 year tax lease. Eliza A Bonyon ADMRX, &c, John Andrews to Lewis B Austin. July 29. Aug 3, 1907. 6:1687.. .....nom
118th st, Nos 520 and 522 East. Assign lease. John F Juhase to Arthur Jost. Aug 1. Aug 2, 1907. 6:1716.....nom
125th st, No 70 West, store, basement, &c. Annie Piser to The Stephanidis Bros Co; 10 9-12 years, from Aug 1, 1907. Aug 2, 1907. 6:1722.....3,600 to 6,000
125th st, No 524 West, east basement store. Elise Jonas to Edw F Luddy; 3 years, from May 1, 1906. Aug 8, 1907. 7:1979.. .....324 and 360
Same property. Assign lease. Edw F Luddy to John Allen. July 31. Aug 8, 1907. 7:1979.... .....nom
126th st, No 123 East, easterly store. Sam Loewy to Sam Lee; 5 years, from July 1, 1907. Aug 6, 1907. 6:1775.. .. .. ..180
139th st, Nos 47 and 49 West, all. Tobias Zindler to Ignatz Spitzer; 5 years, from Aug 1, 1907. Aug 5, 1907. 6:1737.....4,000 to 5,000
Av A, No 125 / 8th st, No 132 | cor store, &c. Adela Fuchs et al HEIRS, &c, Simon Fuchs to Saml J Roth; 5 years, from May 1, 1907. Aug 5, 1907. 2:435.....1,500 to 1,680
Av A, No 44, e s, 24 n 3d st, 24x100. James R Roosevelt et al TRUSTEES Wm Astor for benefit John J Astor to Eliza Weiss; 20 years, from May 1, 1907. Aug 2, 1907. 2:399.....taxes, &c, and 1,350
Av B, s e cor 18th st, cor store, &c. William Oppenheim to Nathan Feinberg and ano; 5 1-12 years, from July 1, 1907. Aug 5, 1907. 3:985..... 1,000 to 1,300
Amsterdam av, No 955. Surrender lease. Edw P Lehr to Moses Selig. All title. Aug 5. Aug 6, 1907. 7:1861 .....nom
Columbus av, No 617, all. The Onset Realty Co to Peter Rieper; 3 9-12 years, from Aug 1, 1907. Aug 5, 1907. 4:1203.....2,150
Greenwich av, n w cor 12th st, cor store, &c. Paul Baron et al to Michl J Fitten and ano; 5 years, from July 1, 1907. Aug 5, 1907. 2:615..... 900 to 1,040
Greenwich av, n w cor 12th st. Assign lease. Michl J Fitten and ano to Arthur Jost. Aug 1. Aug 5, 1907. 2:615..... nom
Lexington av, No 1813. Assign lease. August Hornez to John D Wright. Jan 10. Aug 8, 1907. 6:1640.. .. .. .. .. ....nom
Park av, No 1130, store. Frederick Dannemann to Otto F Fahrenhorst; 4 9-12 years, from Aug 1, 1907. Aug 2, 1907. 5:1502.....1,200
St Nicholas av, s e cor 181st st, 100x25. Assign lease. Timothy J Shine to Arthur Jost. Aug 2. Aug 3, 1907. 8:2153.....nom
1st av, No 442 / 26th st, Nos 400 and 402 East | Subordination of lease to mort for $12,000. Louise & Carl H Schultz with Lawyers Title Ins & Trust Co. July 10. Aug 2, 1907. 3:957 .....nom
1st av, No 2387, n w cor 122d st, store, &c. Mary Dillon et al HEIRS, &c Bridget Dillon to Anton Herbst; 10 years, from July 15. Aug 2, 1907. 6:1799.....780 to 900
1st av, No 1345, n w cor 72d st, store, &c. John G Gillig to John Herma; 5 years, from May 1, 1907. Aug 7, 1907. 5:1447..1,500
1st av, No 258. Assign lease. John Conroy to James Barry and ano. Aug 2. Aug 5, 1907. 3:947..... nom
Same property. Assign lease. James Barry and ano to Arthur Jost. Aug 2. Aug 5, 1907. 3:947..... nom
2d av, No 69, cor 4th st, front store, &c. David Schwartz to Nathan Rosenzweig and Louis Friedman; 5 years, from Aug 1, 1907. Aug 5, 1907. 2:460..... 2,200
2d av, No 2149, basement. Elias Nitzberg to Sam Skeba; 3 yrs, from June 12, 1907. Aug 5, 1907. 6:1660..... .....300
2d av, No 1945, n w cor 100th st, corner store and four rooms 2d floor, s s. Rudolph Binder to Daniel Connor; 3 years, from Oct 1, 1907. Aug 7, 1907. 6:1650... .. .. .. .. .. ....1,656
2d av, No 2121. Assign lease. Guiseppe Cudemo to Davies J Marshall. Aug 2, 1907. 6:1659.....nom
Same property. Re-assign lease. Davies J Marshall to Guiseppe Cudemo. Aug 2, 1907. 6:1659..... .....nom
2d av, No 1327, s w cor 70th st; option of 5 years lease, from May 1, 1911, at $2,000 per annum. Eldridge Realty & Construction Co with Patrick Mulcahy. July 15, 1907. Aug 2, 1907. 5:1424. .....nom
Same property. Assign lease, dated Apr 30, 1906. Patrick Mulcahy to Arthur Jost. Aug 1, 1907. Aug 2, 1907. 5:1424..nom
2d av, No 441, n w cor 25th st, store, &c. Thomas Rothmann to John P Bissinger; 10 years, from May 1, 1907. Aug 2, 1907. 3:906 .....1,500 and 1,800
2d av, No 2024, n e cor 104th st. Assign lease. Harry H Harris to The Ebling Brewing Co. July 23. Aug 3, 1907. 6:1676..nom
2d av, No 1475. Cancellation of lease. Max Berkowitz with Max Freedman. July 26. Aug 2, 1907. 5:1431.....nom
3d av, n w cor 125th st, 49.11x90, all. William Volk and ano to John Wieben and ano; 13 7-12 years, from July 31, 1907. Aug 2, 1907. 6:1774..... ..... ..... 13,500 and 14,000
3d av, s e cor 97th st. Assign lease. James Flanagan to Michael Crosby. Aug 2. Aug 3, 1907. 6:1646.....nom
3d av, No 859, corner store. P Henry Dugro and ano TRUSTEES Anthony Dugro to Mark Aron; 5 years, from Feb 1, 1907. Aug 7, 1907. 5:1326.. ..... .....1,800
3d av / 34th st, No 169 East | n w cor, 2 rooms on 2d floor. Jacob White to John M Reid; 4 years, from Aug 1, 1907. Aug 7, 1907. 3:890.. .... .... ..... .. ....192 to 240
6th av, No 974, basement. Richard Geduldiger to John Winton and ano; 1 year, from Aug 1, 1907. Aug 3, 1907. 5:1270....420
8th av, No 2495, store, &c. Henry G Peters to C Henry Mead; 5 years, from May 1, 1907. Aug 6, 1907. 7:1959.. .....900
8th av, No 2493, store, &c. Henry G Peters to Peter Pinkiert; 5 years, from May 1, 1907. Aug 6, 1907. 7:1959.. .....900
8th av, No 60, corner Horatio st. Assign lease. Joseph Wannop to Adam Schumacher. All title. Aug 6. Aug 8, 1907. 2:616. .....nom
10th av, No 607, store, &c. Louis Van Gilluwe and ano TRUSTEES Louis Becker to Hermann Hecht; 3 years, from May 1, 1907. Aug 2, 1907. 4:1072.....1,080

### BOROUGH OF THE BRONX.

138th st, No 357 East, store. Lena Barber to Eugene Alotrico; 3 years, from Aug 1, 1907. Aug 3, 1907. 9:2301.....1,140
*Bronxdale av, s w s, 165 n w Cruger st. Assign lease. Jesse C Thorman to The Ebling Brewing Co. July 24. Aug 3, 1907..nom
Bathgate av, No 1868, all. Mary C Jameson to James H Clarke; from July 31, 1907 to May 1, 1911. Aug 2, 1907. 11:2924....540
Boston road, No 2011, store. Frank A Becker to Abraham Bedrick; 5 years, from May 1, 1907. Aug 5, 1907. 11:3135....1,200
Broadway, w s, abt 100 n 246th st, —x—. Assign lease. John G Beck to Davies J Marshall. Mort $1,517. Aug 6. Aug 7, 1907. 13:3415..... .....nom
Same property. Reassign lease. Davies J Marshall to John G Beck. Aug 7, 1907. 13:3415..... .....nom
Morris av, n w cor 153d st, store, &c. Joseph Newmark and ano to Giovanni Ciccone, from July 15, 1907 to May 1, 1912. Aug 2, 1907. 9:2442 .....900 to 1,380
*Morris Park av, s s, 75 e Fillmore st. Assign lease. Emil Ossmann to George Kienzle. July 29. Aug 2, 1907.....nom
*Same property. Re-assign lease George Kienzle to Emil Ossmann. July 30. Aug 2, 1907.....nom
*Union av, near corner of road from West Farms to Westchester, 2-sty frame house. Maria Carbone and ano to Salvatore Gazzaneo; 3 years, from June 1, 1907. Aug 8, 1907... .. .. ..264
Westchester av, No 588. Assign lease. Thomas G Kennedy to John A Haase. Mort $4,000. Aug 6. Aug 8, 1907. 10:2616. ..... nom
Same property. Re-assign lease. John D Haase to Thos G Kennedy. Morts $——. Aug 7. Aug 8, 1907. 10:2616..... ——
Westchester av, No 810, corner store, &c, Anton Schwartz to Thos G Kennedy; 5 years, from May 1, 1907. Aug 7, 1907. 10:2619..... .....1,500
Wales (Tinton) av, s e s, 150 n e 147th st, 25x100. Release 100-year tax sale, &c. John Entwistle and Smith Williamson EXRS Joseph Horridge to Danl R Collins. All title. B & S. July 22. Aug 5, 1907. 10:2581..... ..... ..... ..... 100
3d av, No 3825, store, &c. Sere Fried to Henry Fallerius; 3 years, from May 1, 1906. Aug 5, 1907. 11:2912.....960 to 1,020
3d av, No 3246, s e cor 163d st, cor store and 1st inside store and cellars. John M Linck to Hamilton Bank; 10 years, from May 1, 1907. Aug 5, 1907. 10:2620..... ....2,400 to 3,000
3d av, No 4197. Assign lease. Vincenzo Carnevale to John D Haase. July 30. Aug 2, 1907. 11:2924.....nom
Same property. Re-assign lease. John D Haase to Vincenzo Carnevale. July 31. Aug 2, 1907. 11:2924.....nom

## MORTGAGES

Aug. 2, 3, 5, 6, 7 and 8.

### BOROUGH OF MANHATTAN.

Arnold Realty Co to William Ehrlich. 127th st, Nos 409 and 411, n s, 118.11 w Convent av, 50x99.11. Prior mort $45,000. July 31, due, &c, as per bond. Aug 2, 1907. 7:1967. 15,000
Same to same. Same property. Certificate as to above mort. Aug 2, 1907. 7:1967. ——
Acton, Louisa and Thos C with Edw J Brockett, Wm C Renwick and John G Steenken trustees Wm R Renwick. 118th st, No 118, s s, 215 w Lenox av, 20x½ blk. Subordination mort. June 1. Aug 3, 1907. 7:1902. nom
American Mortgage Co with Anna Weiss et al. West End av, No 190. Extension mort. Aug 1. Aug 2, 1907. 4:1160. nom
Alwyn Court, Inc, to Mary E Strong. 7th av, Nos 911 to 917, s e cor 58th st, No 174, runs s 100 x e 83.4 x s 0.5 x e 41.8 x n 100.5 to st x w 125 to beginning. P M and building loan. Aug 1, due May 1, 1910, 6%. Aug 2, 1907. 4:1010. 775,000
Same to Hedden Construction Co. Same property. P M. Prior mort $775,000. Aug 1, due, &c, as per bond. Aug 2, 1907. 4:1010. 50,000

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

Abelman, Construction Co to Louis Lese et al. 146th st, s s, 125 w Lenox av, 225x99.11. P M. Prior mort $62,650. Aug 7, due Oct 10, 1907, 6%. Aug 8, 1907. 7:2014. 2,450

Same to same. Same property. Certificate as to above mort. Aug 7. Aug 8, 1907. 7:2014. —

Albert, Anna with Ernestine Jacobowsky. 127th st, No 372 West. Subordination agreement. Aug 2. Aug 7, 1907. 7:1953. nom

Aron, Mark to Henry Elias Brewing Co. 3d av, No 859. Saloon lease. July 31, demand, 6%. Aug 7, 1907. 5:1326. 6,000

Alwyn Court Inc to Walter Russell and ano. 7th av, Nos 911 to 917, s e cor 58th st, No 174, runs s 100 x e 83.4 x s 0.5 x e 41.8 x n 100.5 to s s 58th st, x w 125 to beginning. Certificate as to consent to mort. Aug 1. Aug 7, 1907. 4:1010. —

Same to Hedden Construction Co. Same property. Certificate as to mort for $50,000. Aug 1. Aug 7, 1907. 4:1010. —

Andriaccio, James G to Teresa Casassa. 106th st, No 332, s s, 350 e 2d av, 25x100.11. Prior mort $10,000. Aug 6, 1 year, —%. Aug 7, 1907. 6:1677. 4,500

Brisbane, Arthur to Sterling Realty Co. 38th st, No 23, n s, 381 w 5th av, 22x98.9. P M. Prior mort $70,000. Aug 6, due Sept 10, 1909, 5%. Aug 7, 1907. 3:840. 27,500

Brown, Elvin J, of Brooklyn, to Adolph Hollander, Riverside Drive, No 331, e s, 30 n 105th st, 25x100. Prior mort $55,000. July 22, due Feb 1, 1909, 6%. Aug 7, 1907. 7:1891. 17,500

Bockar, Benedict and Solomon Metzner to Ida Young. Lewis st, No 30, e s, 125 n Broome st, 24.3x100x24.4x100. P M. Prior mort $23,000. Aug 1, 6 years, 6%. Aug 2, 1907. 2:327. 11,000

Bierman, Marianne to Frank Hertel. 85th st, No 431, n s, 235.11 w Av A, 16.5x102.2. P M. Aug 1, 5 years, 5%. Aug 2, 1907. 5:1565. 7,000

Same to same. Same property. P M. Prior mort $7,000. Aug 1, 3 years, 6%. Aug 2, 1907. 5:1565. 2,000

Birch Realty Co to Herman Raabe. Bradhurst av, n e cor 154th st, 101.11x109.8x99.11x89.6. Prior mort $34,000. June 20, 1 year, 6%. Aug 2, 1907. 7:2047. 30,000

Same to same. Same property. Consent to above mort. June 20. Aug 2, 1907. 7:2047. —

Same to same. Certificate as to above mort. June 20. Aug 2, 1907. 7:2047. —

Same to same. Same property. Certificate as to above mort. June 20. Aug 2, 1907. 7:2047. —

Burnham, Herbert D to Clara Yenni. 123d st, No 168, s s, 75 e 7th av, 15x100.11. P M. Prior mort $——. Aug 1, 3 years, 6%. Aug 2, 1907. 7:1907. 3,500

Brouner, Mary L and Walter B to BOWERY SAVINGS BANK. 137th st, No 319 West. Extension mort. July 29. Aug 2, 1907. 7:2041. nom

Bernard, Julia D, of Brooklyn, N Y, to Herman Harvers. St Nicholas av, n e cor 166th st, No 555, 26.2x65.6x25x57.7. P M. Aug 1, due Oct 15, 1907, —%. Aug 2, 1907. 8:2124. 5,300

Berliner, Julius and Max Greenberg to Chas H Phelps exr, &c, John G Butler. 1st av, Nos 1940 and 1942, n e cor 100th st, No 401, 63.5x50. Aug 2, 3 years, 5%. Aug 3, 1907. 6:1694. 40,000

Bracher, Ida C to Irving E Raymond. 5th av, No 286, w s, 40 n 30th st, 17x125. P M. Prior mort $115,000. Aug 1, due, &c, as per bond. Aug 2, 1907. 3:832. 110,000

Bracher, Ida C to Maude S Raymond. 5th av, No 288, w s, 57 n 30th st, 17x125. All title to strip 0.1 on north. P M. Prior mort $100,000. Aug 1, due, &c, as per bond. Aug 2, 1907. 3:832. 125,000

Braun, Valentine to Franz Hummell. 5th st, No 510, s s, 150 e Av A, 25x96.2. Leasehold. Aug 3, installs, 6%. Aug 5, 1907. 2:400. 2,500

Battiloro, Michele to Felicia Sorrentino, also known as Felicia wife Raffaele Marazza. 1st av, No 2123, w s, 25.11 n 109th st, 25x75. Prior mort $17,000. Aug 5, 1907, 3 years, 6%. 6:1681. 4,000

Brennan, Jas M to EMIGRANT INDUSTRIAL SAVINGS BANK. De Peyster st, No 31, n s, abt 110 e Front st, 20x48.6x20x47.6 s e s. Aug 5, 1907, 3 years, 5%. 1:37. 6,500

Bennett, Ira H to METROPOLITAN SAVINGS BANK. Washington st, No 716, w s, abt 30 s 11th st, 23x56x23x50.4 s s. P M. Aug 1, 5 years, 5½%. Aug 3, 1907. 2:637. 6,000

Brann, Henry A to LAWYERS TITLE INS & TRUST CO. Manhattan av, No 527, w s, 20.11 s 122d st, 16x90. Aug 8, 1907, 3 years, 5%. 7:1948. 10,000

Baker, John O with Lawyers Mortgage Co. Hamilton terrace, No 41. Extension mort. July 20. Aug 8, 1907. 7:2050. nom

Carter, Lulu A to Amy A Collier. 36th st, No 163, n s, 80 w 3d av, 20x82.3. Prior mort $18,000. Aug 2, due Feb 2, 1909, 6%. Aug 3, 1907. 3:892. 3,000

Columbian Realty Co to Eliz S Potter. Broadway, s e cor 172d st, 201.1 to 171st st x151.9 to w s St Nicholas av x190 to 172d st x217.8 to beginning. Aug 2, 1907, due, &c, as per bond. 8:2141. 125,000

Same to same. Same property. Certificate as to above mort. Aug 2, 1907. 8:2141. nom

Castello, Salvatore to Felice Rubano. 108th st, No 218, s s, 262 e 3d av, 24.6x100.11. Prior mort $9,000. Aug 1, installs, 6%. Aug 2, 1907. 6:1657. 4,150

Cohen, Henry to Martha Hutshing. 133d st, No 123, n s, 246 w Lenox av, 27x99.11. P M. Prior mort $26,000. Aug 1, 2 yrs. 6%. Aug 2, 1907. 7:1918. 2,000

CHELSEA EXCHANGE BANK with TITLE INS CO of N Y. 8th av, Nos 495 and 497, s w cor 35th st, No 300. —x—. Subordination agreement. July 31. Aug 2, 1907. 3:758. nom

Canter, Harriet to TITLE INS CO of N Y. 8th av, Nos 495 and 497, s w cor 35th st, No 300, 37.1x62. July 31, 5 years, 4½%. Aug 2, 1907. 3:758. 55,000

Campbell, Caroline E to H A Blake, of Brooklyn. Assignment of all right, title and interest in estate of Caroline Klebisch her mother to secure $140. Aug 3, due Dec 15, 1907, —%. Aug 5, 1907. Miscl. note, 140

Cook, Sarah E to TITLE GUARANTEE & TRUST CO. 5th av, s w cor 18th st, No 2, runs w 92 x s w — x s 17.5 x e 100 to av x n 25.5 to beginning. Aug 1, due, &c, as per bond. Aug 5, 1907. 5:1263. 300,000

Coleman, James H to LAWYERS TITLE INS AND TRUST CO. 24th st, Nos 21 and 23, n s, 120 w 4th av, 30x98.9. July 31, 3 years, 5%. Aug 6, 1907. 3:854. 50,000

Cushman, Frederick D to Rachel Kahn. 7th av, Nos 2207 and 2209, e s, 45.11 s 131st st, 54x100. P M. Prior mort $50,000. Aug 1, 3 years, 6%. Aug 8, 1907. 7:1915. 20,000

Davis, Edward A to Frank E Smith. 117th st, No 215, n s, 132.11 w St Nicholas av, runs n 25.2 x e 25 x s 25.2 to st, x w 25 to beginning. P M. Prior mort $5,000. Aug 6, 1 year, 6%. Aug 8, 1907. 7:1923. 1,500

Davidson, Chas N with Francis Speir and ano trustees. Monroe st, No 124. Subordination agreement. July 18. Aug 8, 1907. 1:256. nom

Del Monte, Julia to Henry Cachard trustee Edwd Stern. 41st st, No 9, n s, 166 e 5th av, 22x98.9. June 20, due Jan 16, 1908, 5½%. Aug 3, 1907. 5:1276. 11,500

Dixon, Libbie G to John D Karst Jr. 51st st, No 246, s s, 147 e 8th av, 20x100.5. P M. Prior mort $28,000. Aug 1, 3 years, 6%. Aug 2, 1907. 4:1022. 3,750

Dougan, Margt C to Camilla Clark extrx Camilla G A L Gaylord. 70th st, No 134, s s, 306 w Columbus av, 18.6x100.5. P M. July 18, 5 years, 4½%. Aug 2, 1907. 4:1141. 19,000

Dempsey, Jos E to Cath T White. Lexington av, No 222, n w cor 33d st, 26.8x100. July 29, 1 year, 6%. Aug 3, 1907. 3:889. 700

Dunn, Jennie E, of Scarsdale, N Y, to Alfred M Rau. 17th st, No 37, n s, 535 w 5th av, 25x92. P M. Aug 1, 2 years, 6%. Aug 7, 1907. 3:819. 2,500

Desatnick, Max, Harry Beller and Harry Greenberg to Sarah Rabinowitz. 125th st, No 548, s s, 125 e Broadway, 25x100.11. P M. Prior mort $24,125. Aug 1, installs, 6%. Aug 3, 1907. 7:1979. 1,245

Edelstein, Joseph with City Mortgage Co. 78th st, No 336, s s, 270 w 1st av, 80x102.2. Subordination mort. Aug 6. Aug 8, 1907. 5:1452. nom

Eichhorst, Carl and Rachel Prowler with John H Pope. 7th av, No 2267. Subordination agreement. July 31. Aug 6, 1907. 7:1918. nom

Epstein, Simon to Chas G Weiss admr Fredk J Weiss. Christopher st, No 87, n s, 66.9 e Bleecker st, 25x91.6. P M. Prior mort $18,000. July 8, 3 years, 6%. Aug 3, 1907. 2:619. 4,250

Same to Grand Lodge of the U S of the Independent Order Free Sons of Israel. Same property. P M. Aug 1, 2 years, 5%. Aug 3, 1907. 2:619. 18,000

Finger, Annie to Marcus Rosenthal. 34th st, No 314, s s, 207.6 e 2d av, 21.3x98.9. P M. Prior mort $10,500. Aug 1, 2 yrs, 6%. Aug 2, 1907. 3:939. 6,500

Fuller, Susan E to John Ingle Jr. 47th st, No 165, n s, 140 e 7th av, 20x100.4, all title to strip 0.1 wide in rear. Aug 1, 2 years, 6%. Aug 2, 1907. 4:1000. 5,500

Farrell, Katharine and Mary A O'Brien to TITLE GUARANTEE & TRUST CO. 8th av, Nos 764 and 766, s e cor 47th st, Nos 264 and 266, 50.5x100. Aug 1, due, &c, as per bond. Aug 3, 1907. 4:1018. 14,000

Frank, Emma with METROPOLITAN LIFE INS CO. West End av, Nos 814 and 816, e s, 50.11 s 100th st, 50x102.7x50.1x105.2. Extension mort. Aug 1. Aug 2, 1907. 7:1871. nom

Fluri Construction Co to Hudson Realty Co. Broadway, n e cor 158th st, 199.10 to 159th st x125. Prior mort $380,000. Aug 2, demand, —%. Aug 3, 1907. 8:2117. 6,500

Frank, Edmund to Cecelia M Siff. 120th st, No 204, on map No 202, s s, 100 w 7th av, 37.6x100.11. P M. Prior mort $53,250. Aug 1, due Apr 1, 1911, 6%. Aug 2, 1907. 7:1925. 7,420

Feinberg, Nathan and Joseph Bernstein to V Loewers Gambrinus Brewery Co. Av B, s e cor 18th st. —x—. Saloon lease. Aug 3, demand, 6%. Aug 5, 1907. 3:985. 2,000

Feder, Fannie and Morris H to ROYAL BANK. 98th st, No 141, n s, 397.6 e Amsterdam av, runs e 27.6 x n 113.6 x w 38 x s 65.4 x s e 22.6 x s 30.6 to beginning. Assign rents to extent of $2,000. July 31. Aug 5, 1907. 7:1853. 2,000

Fried, Moris and Adolph Ribner to H Koehler & Co. Rivington st, No 172. Saloon lease. Aug 6, 1907, demand, 6%. 2:349. 740

Frieder, Wm to TITLE GUARANTEE AND TRUST CO. 1st st, No 93, s w s, 350 n w Av A, 25x83.6 to Houston st, No 198, x25.2x80.4. Aug 5, due, &c, as per bond. Aug 6, 1907. 2:428 27,000

Frank, Emma to Henry Dazian. West End av, Nos 814 and 816, e s, 50.11 s 100th st, 50x102.7x50.1x105.2. P M. Prior mort $90,000. Aug 1, 3 years, 5%. Aug 2, 1907. 7:1871. 15,000

Finger, Annie to Marcus Rosenthal. 34th st, No 314, s s, 207.6 e 2d av, 21.3x98.9. Building loan. Aug 1, due Feb 1, 1908, 6%. Aug 7, 1907. 3:939. 9,000

Goldstein, Arthur A and Louis Freidel to Benj Nieberg. Lexington av, n w cor 102d st, Nos 127 and 131, runs n 145.10 x w 100 x s 44.11 x e 22.6 x s 100.11 to st, x e 77.6 to beginning. P M. Aug 1, 1 year, 6%. Aug 7, 1907. 6:1630. 45,000

Goldesman, Nachson to Morris S Klein. Madison av, Nos 1682 and 1684, w s, 60.11 s 112th st, 39.11x50. P M. Prior mort $——. Aug 1, due Feb 1, 1912, 6%. Aug 7, 1907. 6:1617. 4,250

Gerdes, Bernhard to Heinrich Kramer. Amsterdam av, No 705, e s, 50.8 n 94th st, 25x82. Prior mort $5,000. July 26, 5 years, 5%. Aug 6, 1907. 4:1225. 1,000

Goldberg, Max and Barney Goldstein to Joseph Green. Allen st, Nos 182 and 184, e s, 65 n Stanton st, 35x87.6. P M. Prior mort $35,000. Aug 1, 7 years, 6%. Aug 2, 1907. 2:417. 15,225

Greenberg, Harris to GERMAN SAVINGS BANK in City N Y. Broome st, No 130, n s, 50 w Pitt st, 25x100. Aug 2, 1907. 3 years, 5%. 2:342. 20,000

Goldstein, Louis and Sam Riedler to Francis O Byrd. Forsyth st, No 176, e s, abt 150 n Rivington st, 25x100. Aug 1, 5 years, —%. Aug 2, 1907. 2:421. 30,000

Same and Joseph Rabinowitz with same. Same property. Subordination agreement. Aug 1. Aug 2, 1907. 2:421. nom

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Goldblatt, Rosie to Marcus Schiff. Cannon st, No 90, e s, 200 n Rivington st, 25x100. P M. Prior mort $26,000. Aug 1, installs, 6%. Aug 3, 1907. 2:329. 4,850

Gabler (John C) Co to Harris Mandelbaum and ano. 18th st, No 339, n s, 300 e 9th av, 25x92. P M. Prior mort $9,000. Aug 1, due Feb 1, 1912, 6%. Aug 2, 1907. 3:741. 4,500

Gordon, Samuel I and Abraham Stern to Chas F Myers. 31st st, No 434, s s, 338 e 10th av, 22x89x22x91. P M. Prior mort $6,000. Aug 1, 3 years, 5½%. Aug 2, 1907. 3:728. 4,000

Geiger, George, of Queens Borough, N Y, to Fanny Ascheim. extrx Joseph Ascheim. 117th st, No 311, n s, 200 w 8th av, 25x100.11. Aug 1, 3 years, 5%. Aug 2, 1907. 7:1944. 13,000

Gillen, John J to Herman Reher. 10th av, No 138, e s, 92 n 18th st, 22.4x100; 10th av, No 136, s e s, 92 s 19th st, 22.4x100. P M. Aug 1, due, &c, as per bond. Aug 2, 1907. 3:716. 10,000

Goldstein, Louis and Sam Riedler and Fredk Latner with same. Same property. Subordination agreement. July 18. Aug 2, 1907. 2:421. nom

Goodman, Bernard to Francis Speir and ano as trustees. Monroe st, No 124, s e cor Rutgers st, No 47, 94x17.4 except lot 53x17.4 on s e cor Monroe and Rutgers sts, premises hereby mortgaged being No 124 Monroe st. July 9, due Aug 7, 1912, 5%. Aug 8, 1907. 1:256. 14,000

Greenberg, Saml to Hyman Levin and ano. 55th st, No 604, s s, 75 w 11th av, 25x88x25.3x91.8. P M. Prior mort $8,000. Aug 6, 5 years, 6%. Aug 8, 1907. 4:1102. 2,500

Gallo, Appollonia Filippa Laguidara and Giovanni Cavaliere to M Fine Realty Co. 116th st, Nos 424 and 426, s s, 333.7 w Pleasant av, 35.5x100.11. P M. Prior mort $33,000. Aug 7, 4 years, 6%. Aug 8, 1907. 6:1709. 10,000

Grossman, Mary F widow with BANK FOR SAVINGS in City N Y. 131st st, Nos 614 to 618 West. Extension mort. June 4. Aug 8, 1907. 7:1997. nom

Hampton, Geo A to Marie N Hoquet. 57th st, No 331, n s, 400 w 8th av, 24.6x100.5 P M. Aug 1, due, &c, as per bond. Aug 2, 1907. 4:1048. 7,500

Heyman, Leopold with Solomon Ellinsohn. 99th st, No 63, n s, 125 w Park av, 25x100.11. Extension mort. July 31. Aug 2, 1907. 6:1605. nom

Hoffberg, Sadie with David Klein. 134th st, Nos 60 and 62, s s, 140 w Park av, 2 lots, each 37.6x100.11. Agreement modifying 2 morts dated July 15, 1907. July 15. Aug 2, 1907. 6:1758. nom

Hirsch, Louis and Jacob Wiesenfelder to Isaac Huppert and ano. Columbus av, No 461, n e cor 82d st, No 73, 26.8x100. P M. Prior mort $57,000. July 25, 2 years, 6%. Aug 3, 1907. 4:1196. 6,000

Hennessy, Jas A to Pauline Boettger. 5th av, No 2144, w s, 130 s 132d st, 19.11x75. P M. Aug 2, 3 years, 5½%. Aug 3, 1907. 6:1729. 10,000

Hankinson, John C to Robert McGill. Washington st, Nos 541 and 543, e s, 97 n Charlton st, 49.8x60x50x62.3; Greenwich st, No 566, w s, 121.8 n Charlton st, 25.1x87.5x25x86.8; Washington st, Nos 452 and 454, s w cor Watts st, Nos 145 and 147, 46.8x68.2; Caroline st, No 8, e s, abt 60 n Duane st, 29.7x80; Sullivan st, No 64½, w s, abt 130 n Broome st, 15x47.6x—x55.9 n s. All title. Prior mort $——. July 29, 3 years, 6%. Aug 2, 1907. 1:224-142, 2:490-598. 1,500

Holland Amusement Co to Wm H Wellbrock. Broadway, Nos 2828 to 2834, s e cor Cathedral Parkway, —x—. Leasehold. July 29, installs, 6%. Aug 5, 1907. 7:1881. 1,666.67

Hagner, Julius to Henrietta Domroe widow. 41st st, No 207, n s, 85 e 3d av, 20x98.9. P M. Aug 2, 5 years, 5%. Aug 6, 1907. 5:1315. 10,000

Same to same. Same property. P M. Prior mort $10,000. Aug 2, 2 years, 6%. Aug 6, 1907. 5:1315. 2,000

Heather, Henry to Mary A Truslow. 11th av, No 462, e s, 74.1 n 37th st, 24.8x100. Aug 7, 1907, 3 years, 5%. 3:709. 8,000

Henig, Solomon and Michl to Joseph S Marcus. Allen st, No 131, w s, abt 148 s Rivington st, 25x87.6. Aug 6, 1 year, 6%. Aug 7, 1907. 2:415. 10,000

Hertel, Eva to Victor Kapfer. 16th st, No 430, s s, 169 w Av A, 25x103.3. P M. Aug 1, 3 years, 6%. Aug 2, 1907. 3:947. 3,000

Jewel, Johanna wife Julius to August C Nanz. 113th st, Nos 303 and 305, n s, 100 w 8th av, 2 lots, each 25x100.11. 2 P M morts, each $4,500; 2 prior morts, $23,000 each. Aug 1, due, &c, as per bond. Aug 2, 1907. 7:1847. 9,000

JEFFERSON BANK with Anna K Aug. Minetta st, Nos 16 to 22, s w cor Minetta lane, No 21, 80x75. Subordination agreement. Aug 1. Aug 5, 1907. 2:542. nom

Jelliff, Louise J widow to Josephine Wandell. 122d st, No 354, s s, 186 w Manhattan av, 16x100.11. Aug 5, 1907, 3 years, 5%. 7:1948. 8,000

King, Abraham with Emilie Gebhard. 2d av, No 78, e s, 72 n 4th st, 24x100. Extension two morts. July 31. Aug 6, 1907. 2:446. nom

Kunstler, Lena and Dora with Rector, &c, of Grace Church in City N Y. 2d av, Nos 1501 to 1507, n w cor 78th st, Nos 271 and 273, 82.2x41.8. Subordination mort. June 29. Aug 8, 1907. 5:1433. nom

Kornhauser, Joseph to MANHATTAN LIFE INS CO. 44th st, No 110, s s, 150 w 6th av, 20x100.4. P M. July 31, due, &c, as per bond. Aug 8, 1907. 4:996. 33,000

Same to Franklin T Seaman. Same property. Prior mort $33,000. July 15, due Jan 15, 1909, 6%. Aug 8, 1907. 4:996. 10,000

Kerber, Marks to Morris Frank. Columbia st, No 100, e s, 325 n Rivington st, 25x100. Prior mort $42,000. Aug 1, 7 years, 6%. Aug 2, 1907. 2:334. 2,200

Keil, Moritz to Barnet Klar et al. 8th st, No 327, n s, 238.6 w Av C, 24.9x93.11. P M. Aug 1, 1 year, 6%. Aug 2, 1907. 2:391. 1,000

Kahn, Elkan with Anna Weiss et al. West End av, No 192. Extension mort. Aug 1. Aug 5, 1907. 4:1160. nom

Kahn, Elkan with Anna Weiss et al. West End av, No 190. Extension mort. Aug 1. Aug 2, 1907. 4:1160. nom

Klusacek, Bohumil to John Bacso. 71st st, No 317, n s, 250 e 2d av, 25x102.2. P M. Prior mort $20,000. Aug 1, 5 years, 6%. Aug 2, 1907. 5:1446. 4,300

Klemt, Adolf to Abraham Korn. 134th st, Nos 71 to 75, n s, 207.8 e Lenox av, 52.3x99.11. Prior mort $22,500. Aug 2, 1907, 1 year, 6%. 6:1732. 2,000

King, Thomas A and Amelia S his wife joint tenants to James E Martin. Lexington av, No 139, s e s, 16.9 n e 29th st, 16.4x85. P M. July 27, 1 year, 5%. Aug 2, 1907. 3:885. 2,000

Same to Cath A Martin and ano. Same property. P M. July 27, 3 years, 5%. Aug 2, 1907. 3:885. 15,000

Lippman, Abraham and Julius Eichman to Mitchel Lippman. Jackson st, No 37, or 37 and 37½, w s, 89.6 s Monroe st, runs w 50.3 x n 10.6 x w 23.9 x s 10.5 x w 25 x s 30.9 x e 100 to Jackson st x n 31.4 to beginning. Aug 2, 1907, 5 years, 6%. 1:261. 12,000

Lieberman, Aaron and Nathan Dix to Julius Weinberg and ano. Lewis st, No 50, e s, 100 n Delancey st, 37.6x101x37.6x101.3. P M. Prior mort $37,500. July 18, due Jan 15, 1912, 6%. Aug 3, 1907. 2:328. 17,500

Lieberman, Aaron and Nathan Dix to Julius Weinberg and ano. Lewis st, Nos 52 and 54, e s, 137.6 n Delancey st, 37.6x100.11x37.6x101. P M. Prior mort $37,500. July 18, due Jan 15, 1912, 6%. Aug 3, 1907. 2:328. 17,500

Same to same. Same property. P M. Prior mort $55,000. July 18, due Nov 18, 1907, 6%. Aug 3, 1907. 2:328. 6,000

Ludin Realty Co to IRVING SAVINGS INSTITUTION. 40th st, No 213, n s, 175 w 7th av, 25x98.9. Aug 2, 5 years, 5%. Aug 3, 1907. 4:1012. 35,000

Same to same. Same property. Certificate as to above mort. Aug 2. Aug 3, 1907. 4:1012. ——

Same to Rector, &c, of the French Church du Saint Esprit. Same property. Prior mort $35,000. Aug 2, due Jan 1, 1908, 6%. Aug 3, 1907. 4:1012. 7,000

Same to same. Same property. Certificate as to above mortgage. Aug 2. Aug 3, 1907. 4:1012. ——

Leeds & Catlin Co to HAMILTON TRUST CO as trustee. Certificate as to mortgage or deed of trust, dated July 1, 1907. July 22. Aug 2, 1907. General morts. ——

Lyons, David and Theresa to Susan E Sanger and ano. 115th st, No 8, s s, 145 w 5th av, 25x100.11. Aug 6, 3 years, 5%. Aug 7, 1907. 6:1598. 22,000

Levine, Dora to the STATE BANK. Madison st, No 342, s s, 119.10 e Scammel st, 24.2x96. July 30, 1st note due Oct 30, 1907, and monthly installments thereafter, 6%. Aug 7, 1907. 1:266. 20 notes. 3,000

Lasar, Emanuel J and Philip Margulies to Isaac Portman. 117th st, Nos 438 and 440, s s, 201.10 w Pleasant av, 36.10x100.11. P M. Prior mort $44,000. Aug 1, 1 year, 6%. Aug 7, 1907. 6:1710. 1,000

Laskowitz, David to Wm Jay as exr Florence M Bagnell. 178th st, No 585, n s, 100 w Audubon av, 41.8x100. Aug 7, 1907, 5 years, 5%. 8:2153. 33,000

Levy, Morris and Max Newmann to Rector, &c, of Grace Church in City N Y. 2d av, Nos 1501 to 1507, n w cor 78th st, Nos 271 and 273, 82.2x41.8. Aug 7, 3 years, 5%. Aug 8, 1907. 5:1433. 5,000

Levy-Franco Construction Co to City Mortgage Co. 132d st, Nos 45 to 49, n s, 435 w 5th av, 50x99.11. Building loan. Aug 7, demand, 6%. Aug 8, 1907. 6:1730. 45,750

Same to same. Same property. Certificate as to above mort. Aug 8, 1907. 6:1730. ——

Lieberman, Aaron and Nathan Dix to Julius Weinberg and ano. Lewis st, No 50, e s, 100 n Delancey st, 37.6x101x37.6x101.3. P M. Prior mort $55,000. July 18, due Nov 18, 1907, 6%. Aug 8, 1907, 2:328. 6,000

Lyons, Sidney to LAWYERS TITLE INS AND TRUST CO. 115th st, No 10, s s, 170 w 5th av, 25x100.11. Aug 6, 1907, 3 years, 5%. 6:1598. 22,000

Litwak, Julius and Jacob Cooperman to Abraham Berrent and ano. 118th st, No 26, s s, 385 w 5th av, 25x100.11. P M. Prior mort $30,000. July 31, installs, —%. Aug 6, 1907. 6:1601. 1,700

Lytton, Henry C, of Chicago, Ill, and Esperanto Mortgage Co with PRUDENTIAL INS CO OF AMERICA. 5th av, No 172, n w cor 22d st, 23.9x100. Subordination agreement. Aug 1. Aug 6, 1907. 3:824. nom

Lippe, Henry J to GERMAN SAVINGS BANK in City N Y. Beekman pl, No 2, n w cor Mitchell pl, 19x80. Aug 6, 1907, due Sept 1, 1908, 5%. 5:1361. 7,000

Lytton, Henry C to PRUDENTIAL INS CO of America. 5th av, No 172, n w cor 22d st, 23.9x100. Aug 5, 1907, due, &c, as per bond. 3:824. 200,000

Lanes, Hyman and Jacob Melmon to Sophia Turchin. 17th st, Nos 433, n s, 444 e 1st av, 25x92. P M. Prior mort $16,000. Aug 6, 4 years, 6%. Aug 7, 1907. 3:949. 5,775

Meryash, Louis with Rebecca Meryash. 156th st, n s, 300 w Amsterdam av, 2 lots, each 39.3x99.11. Agreement modifying two morts. Aug 7. Aug 8, 1907. 8:2115. nom

Maximilian-Fleischmann Co with Julia S Mannheimer. 104th st, No 14, s s, 121 e Manhattan av, 27x100.11. Extension mort. July 31. Aug 5, 1907. 7:1839. nom

McGrath, Jas J to METROPOLITAN SAVINGS BANK. 117th st, No 114, s s, 115 e Park av, 20x100.11. Aug 5, 1907, 5 years, 5%. 6:1644. 2,000

Mann, David to Saml Gans. 8th st, No 371, n s, 258 e Av C, 25x93.11. P M. Prior mort $8,000. Aug 1, due May 1, 1913, 6%. Aug 5, 1907. 2:378. 12,000

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NON-CRAZING TILE
Mart & Lawton
1123 Broadway
New York, N. Y.

Myers (S F) Realty Co to Jas E Hardenberg. Maiden lane, Nos 47 and 49, n s, 192.9 e Nassau st, 45.6x138.8x42.10x134.7. Prior mort $350,000. Aug 1, due, &c, as per bond. Aug 5, 1907. 1:67. 25,000

Same to same. Same property. Certificate as to above mort. Aug 1. Aug 5, 1907. 1:67. —

Muller, Louise to Kingan Provision Co. 10th av, No 761, w s, 75.5 n 51st st, 25x100. Prior mort $22,000. Aug 1, due June 1, 1912, 2%. Aug 6, 1907. 4:1080. 2,900

McGuire, Mary A to BOWERY SAVINGS BANK. 58th st, No 118, s s, 495 w 6th av, 20x100.5. Aug 5, 5 years, 4½%. Aug 6, 1907. 4:1011. 15,000

Margulis, Jacob to Nathan Wechsler. 7th st, No 65, n s, abt 295 w 1st av, 25x93.6. Prior mort $26,500. Aug 6, 1 year, 6%. Aug 8, 1907. 2:449. 1,000

Mayer, Morris with Rector, &c, of Grace Church in City N Y. 2d av, Nos 1501 to 1507, n w cor 78th st, Nos 271 and 273, 82.2x41.8. Subordination agreement. June 26. Aug 8, 1907. 5:1433. nom

Main Realty Co to City Mortgage Co. 78th st, No 336, s s, 270 w 1st av, 80x102.2. Building loan. July 30, demand, 6%. Aug 8, 1907. 5:1452. 75,000

Same to same. Same property. Certificate as to above mort. July 30. Aug 8, 1907. 5:1452. —

Meyers, Henry to Wm A Edwards. 63d st, No 160, s s, 186 w 3d av, 16x103.5x16x102.7. P M. Aug 6, 3 years, 5%. Aug 8, 1907. 5:1397. 15,000

Same to Wm Sherwood. Same property. P M. Prior mort $15,000. Aug 6, 2 years, 6%. Aug 8, 1907. 5:1397. 2,500

McCloskey, Daisy B to Jennie H Morrison. 121st st, No 302, s s, 100 w 8th av, 33.6x100.11. Prior mort $25,000. Aug 7, 2 years, 6%. Aug 8, 1907. 7:1947. 5,000

McCloskey, Daisy B to the ROYAL BANK of N Y. 121st st, No 302 West. Assignment of rents for months of Aug, Sept, Oct and Nov, to the amount of $300. Aug 7. Aug 8, 1907. 7:1947. nom

Mann, David to Cecelia Bernard. 8th st, No 371, n s, 258 e Av C, 25x93.11. P M. Aug 1, demand, 6%. Aug 7, 1907. 2:378. 3,250

Muetzler, Morris to Benj Biederman, 96th st, No 226, s s, 369 e 3d av, 32x100.8. P M. Prior mort $——. July 23, due June 15, 1908, 6%. Aug 2, 1907. 5:1541. 3,500

Martinson, Henry and Martin Nibur to James J Martin. Lenox av, No 471, w s, 91.2 s 134th st, 33.8x100. P M. Prior mort $40,000. Aug 6, due Feb 6, 1910, 6%. Aug 7, 1907. 7:1918. 5,000

McGuinness, Mary F to TITLE GUARANTEE AND TRUST CO. 3d av, No 1252, w s, 27.2 n 72d st, 25x100. Aug 5, due, &c, as per bond. Aug 7, 1907. 5:1407. 20,000

Marasco, Rocco M to Simon Epstein and ano. Christopher st, No 87, n s, 66.9 e Bleecker st, 25x91.6. P M. Prior mort $22,000. Aug 1, due Nov 1, 1909, 6%. Aug 3, 1907. 2:619. 4,500

Miller, John C H to Beadleston & Woerz. Elm st, No 12. Saloon lease. Aug 1, demand, 6%. Aug 2, 1907. 1:154. 3,050

Meller, Abraham and David Podolsky to DRY DOCK SAVINGS INSTITUTION. 10th st, No 267, n s, 269 w Av A, 25x94.8. July 15, 5 years, 5%. Aug 2, 1907. 2:438. 21,000

Same and Amelia Herman with same. Same property. Subordination mortgage. July 13. Aug 2, 1907. 2:438. nom

Makransky, Samuel and Bernard Applebaum to Theo Weinstein. 111th st, s s, 175 e 8th av, 125x100.11. Aug 1, 1 year, 6%. Aug 3, 1907. 7:1826. 21,000

Meurer, Henry to Caroline Weinstock. 8th av, No 881, w s, 67.5 s 53d st, 22x80. P M. Prior mort $20,000. Aug 1, 5 years, 5%. Aug 2, 1907. 4:1043. 14,000

Nadler, Sarah to Frank M Franklin. Av A, No 1416, e s, 25 n 75th st, 26.1x98. P M. Prior mort $23,700. Aug 1. 2 years, 6%. Aug 2, 1907. 5:1487. 600

Nichols, Josephine E to Mary A Watts. Lexington av, No 968, w s, 83.9 n 70th st, 16.8x80. P M. July 29, 5 years, 5%. Aug 2, 1907. 5:1405. 15,000

Newman, Saml and Herman Wischer with Susan E Sanger and ano. 115th st, No 8, s s, 145 w 5th av, 25x100.11. Subordination agreement. Aug 6. Aug 7, 1907. 6:1598. nom

Noel Realty and Construction Co to METROPOLITAN LIFE INS CO Riverside Drive or Parkway, s e cor 137th st, 102.6x122.10 x99.11x100. Aug 7, due Nov 1, 1912, 6%, until building is completed and 5½% thereafter. 7:2002. 165,000

Same to same. Same property. Certificate as to above mort. Aug 7. Aug 8, 1907. 7:2002. —

Same and Realty Mortgage Co with same. Same property. Subordination mort. Aug 7. Aug 8, 1907. 7:2002. nom

Noel Realty and Construction Co and Harry Matz with same. Same property. Subordination agreement. Aug 7. Aug 8, 1907. 7:2002. nom

Newman, Saml and Herman Wischer with LAWYERS TITLE INS AND TRUST CO. 115th st, No 10, s s, 170 w 5th av, 25x100.11. Subordination agreement. Aug 6, 1907. 6:1598. nom

Olcott, Eben E to Clara F Dunning. 38th st, No 37, n s, 373 e 6th av, 21x98.9. P M. July 29, 5 years, 4½%. Aug 8, 1907. 3:840. 60,000

Olbrich, Chas to Hannah Wallach. 1st av, No 521, w s, 74.1 n 30th st, 24.8x75. P M. Prior mort $15,000. July 25, 10 yrs, 6%. Aug 7, 1907. 3:936. 5,500

Pioselli, Dominick J to John Dauenhauer. Bleecker st, No 281, n e cor Jones st, Nos 31 and 33, 25x75. P M. Aug 1, 5 years, 5%. Aug 2, 1907. 2:590. 25,000

Popper, Rebecca S to Henry Falk. 16th st, No 449, n s, 178.3 e 10th av, 26.1x92. P M. Prior mort $12,000. Aug 1, 3 years, 6%. Aug 2, 1907. 3:714. 6,000

Prudential Real Estate Corporation to James Barrett. 17th st, No 120, s s, 300 w 6th av, 20.7x92. Aug 2, 1907, 5 years, 5%. 3:792. 12,000

Pell, F Livingston; James D and Walden, and Leta P Wright and Gertrude P Bishop to TITLE GUARANTEE & TRUST CO. 32d st, No 23, n s, 348.9 w 5th av, 23.9x98.9. July 16, due, &c, as per bond. Aug 3, 1907. 3:834. 50,000

Paradiso, Charles to Wm Grossman. 114th st, No 56, s s, 75 e Madison av, 20x100.11. Aug 1, 2 years, 6%. Aug 3, 1907. 6:1619. 3,000

Parker Realty Co to Wm W Niles. 27th st, Nos 533 to 535, n s, 420 w 10th av, runs n 98.9 x w 5 x n 98.9 to 28th st, Nos 534 to 536, x w 50 x s 197.6 to 27th st x e 55 to beginning; 32d st, Nos 507 to 515, n s, 100 w 10th av, runs n 24.9 x e 20 x n 98.9 x w 45 x s 24.9 x w 75 x s 98.9 to st x e 100 to beginning, prior mort $18,000; 32d st, Nos 533 to 539, n s, 300 e 11th av, 100x 98.9, prior mort $13,000. P M. July 26, 20 years, 5%. Aug 5, 1907. 3:699-704. gold bonds, 105,000

Peter (Wm) Brewing Co with EMIGRANT INDUST SAVINGS BANK. Pearl st, No 456. Subordination agreement. July 10. Aug 2, 1907. 1:118. nom

Perrone, Sebastiano to Charles Wanderman et al. 144th st, n s, 390 w 7th av, 40x99.11. P M. Prior mort $38,000. Aug 1, 8 years, 6%. Aug 7, 1907. 7:2030. 12,000

Same to Lillian Vickers. Same property. P M. Prior mort $50,000. Aug 1, demand, 6%. Aug 7, 1907. 7:2030. 1,000

Rosenthal, Chas M to Louis Smyth. Claremont av, n e cor 122d st, 300x— to c l Old Bloomingdale road, except portion of above that lies east of line 100 east of Claremont and south of line 221.10 n 122d st. Prior mort $110,000. Aug 6, due, &c, as per bond. Aug 7, 1907. 7:1993. 15,000

Rogers & Pyatt, a corporation, to TITLE GUARANTEE & TRUST Co. Fletcher st, Nos 36 to 40, n s, 75.5 w South st, runs n 29.8 x w 0.8 x n 32.5 x w 43 x s 31.4 x w 27.3 x s 31.8 to Fletcher st x e 69.2 to beginning; all title to plot abt 17.10x24.8; adj n w cor above. Aug 2, due, &c, as per bond. Aug 3, 1907. 1:72. 50,000

Rubenstein, Nathan to Saml Barkin. Spring st, No 27, n e cor Mott st, Nos 208 to 214, abt 23.9 x abt 114.5 x abt 23.3 x abt 109, e s. P M. Prior mort $55,000. July 31, 1 year, 6%. Aug 3, 1907. 2:493. 4,250

Roses, Jacob to Louis Levin. 8th st, Nos 304, s s, 140 e Av B, 24.9 x97.4; 8th st, No 306, s s, 164.9 e Av B, 24.9x97.4. P M. July 31, 2 years, 6%. Aug 2, 1907. 2:390. 4,637.72

Rabinowitz, Isaac and Tillie Levin to TITLE GUARANTEE & TRUST CO. 102d st, No 222, s s, 250 w 2d av, 25x100.11. July 31, due, &c, as per bond. Aug 2, 1907. 6:1651. 13,000

Reyerson, Emma to Harlin J Woodward. Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x49.8x112.3. Aug 1, 2 years, 6%. Aug 2, 1907. 7:1986. 4,000

Roteng Engineering Co to WINDSOR TRUST CO. Certificate as to mortgage or deed of trust, dated Aug 1, 1907. Aug 1. Aug 2, 1907. General morts. —

Rabiner, Meyer and Abraham J and Bessie Bernstein to LAWYERS TITLE INS AND TRUST CO. Grand st, Nos 416 and 418, n s, 64 w Attorney st, 38.9x100. July 26, 5 years, 5%. Aug 7, 1907. 2:346. 58,000

Rabiner, Meyer with LAWYERS TITLE INS AND TRUST CO. Grand st, Nos 416 and 418. Subordination mort. July 30. Aug 7, 1907. 2:346. nom

Rosenberg, Joseph and Isaac Bloom to Benj M Gruenstein and ano. Monroe st, No 249, n s, 277.11 w Jackson st, 26.8x94.3x 26.8x94.1. Prior mort $34,500. Aug 2, installs, 6%. Aug 7, 1907. 1:266. 3,300

Rubenstein, Nathan to Mary McMahon et al trustees Wm McMahon, 119th st, No 15, n s, 151.5 w 5th av, 14x73x14.6x69.2. Aug 5, 3 years, 5%. Aug 7, 1907. 6:1718. 6,000

Same and Alex Finelite with same. Same property. Subordination mort. Aug 7, 1907. 6:1718. nom

Ruth, Abraham with Wm Jay exr Florence M Bagnell. 178th st, No 585 West. Subordination agreement. Aug 7, 1907. 8:2153. nom

Rosenthal, Chas M to Joseph H Mahan. Broadway, No 3087, w s, 65.8 n 122d st, 25.2x119 to c l Old Bloomingdale road, x26.9x 127. P M. Aug 1, 3 years, 5%. Aug 7, 1907. 7:1993. 13,000

Rosenthal, Chas M to TITLE GUARANTEE AND TRUST CO. Claremont av, n e cor 122d st, runs n 300 x e 121.8 to c l Old Bloomingdale road, x s 23 x e 76.10 to w s Broadway, x s 211.4 x w 127 to c l Old Bloomingdale road, x s 65.8 to st, x w 50.9 to beginning, except Broadway, w s, 90.11 n 122d st, runs w 100 x n 130.11 x e 100 to Broadway, x s 130.11 to beginning. Aug 6, due, &c, as per bond. Aug 7, 1907. 7:1993. 110,000

ROYAL BANK of N Y to Daisy B McCloskey. 121st st, No 302 W. Certificate as to payment of $300 secured by assignment of rents. Aug 7. Aug 8, 1907. 7:1947. —

Rosson, Thomas to Anna K Aug. Minetta lane, No 21, s w s, at n w s Minetta st, Nos 16 to 22, 75x80. Aug 5, 1907, 3 years, 5½%. 2:542. 22,000

Schmid, Christian P to LAWYERS TITLE INS & TRUST CO. 52d st, No 16, s s, 225 w 5th av, 25x100.5. P M. Aug 1, 5 years, 5%. Aug 5, 1907. 5:1267. 110,000

Sidenberg, Wm R to Clara Bryce. 75th st, No 40, s s, 280 e Columbus av, 20x102.2. P M. Aug 5, 1907, 3 years, 5%. 4:1127. 26,000

Schreiber, Isaac to Louis D Livingston and ano. Canal st, Nos 67 to 71, n e cor Allen st, No 14, 50x55.6. Aug 5, 1907, 1 year, 6%. 1:299. 8,000

Seigel, Harry to Jacob Bloch and ano. 100th st, No 401, n e cor 1st av, Nos 1940 and 1942, 50x63.5. Prior mort $55,000. Feb 15, 1907, 1 year, 6%. Aug 5, 1907. 6:1694. 4,000

Salmanowitz, Lena to Chas L Grad. Broome st, No 77, s s, 55 e Columbia st, 24.8x100. July 29, 3 years, 6%. Aug 3, 1907. 2:331. 4,000

Stiber, Aaron and Wolff Silberman to Mary A May. 6th st, No 619, n s, 292.10 e Av B, 25.8x90.10. P M. Prior mort $12,000. Aug 1, 5 years, 6%. Aug 2, 1907. 2:389. 10,000

Sorgan, Augusta or Auguste to Morris Levy. 57th st, No 327, n s, 300 w 1st av, 22x100.4. P M. Prior mort $12,000. July 29, 5 years, 6%. Aug 2, 1907. 5:1350. 4,000

Schultz, Louise, of Murray Hill, N J, to LAWYERS TITLE INS & TRUST CO. 26th st, Nos 402 to 406, s s, 80 e 1st av, runs e 70 x s 98.9 x w 50 x n 24.8 x w 100 to 1st av, No 440, x n 24.8 x e 80 x n 49.5 to beginning. July 15, 3 years, 4½%. Aug 2, 1907. 3:957. 12,000

Silverman (C M) & Son (Inc) to City Mortgage Co. Broadway, n e cor 142d st, 199.10 to 143d st, x100. Building loan. Prior mort $290,000. Aug 2, 1907, demand, 6%. 7:2074. 10,000

Same to same. Same property. Certificate as to above mortgage. Aug 2, 1907. 7:2074. —

Schiff, Matilda to BANK FOR SAVINGS in City N Y. 79th st, No 111, n s, 105 e Park av, 20x102.2. Aug 1, 3 years, 4½%. Aug 2, 1907. 5:1508. 10,000

Seigel, Harry, of Brooklyn, N Y, to Julius Berliner and ano. 1st av, Nos 1940 and 1942, n e cor 100th st, No 401, 63.5x50. P M. Prior mort $40,000. Aug 1, 5 years, 6%. Aug 3, 1907. 6:1694. 16,000

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Schmidt, John M to Lydia J Jenkins. 102d st, No 241, n s, 75 w Broadway, 50x100.11. P M. Aug 1, due June 1, 1910, 6%. Aug 2, 1907. 7:1874. 15,000

Semmelrath, Julius O to Henry Grubenbecher. 133d st, No 512, s s, 225 w Amsterdam av, 25x99.11. Prior mort $17,000. Aug 1, 1 year, 6%. Aug 2, 1907. 7:1986. 650

Shapiro, Clara to Edwin M Royle and ano. 17th st, No 433, n s, 444 e 1st av, 25x92. Aug 1, demand, 5%. Aug 7, 1907. 3:941. 16,000

Schreyer, John to Karl R Finestone. 57th st, No 403, n s, 25 w 9th av, 21.8x100.5. Prior mort $16,000. Aug 6, 2 years, 6%. Aug 7, 1907. 4:1067. 3,000

Schwarz, Anna to Ernestine Jacobowsky. 127th st, No 372, s s, 100 e Morningside av, 25x99.11. Aug 6, due, &c, as per bond. Aug 7, 1907. 7:1953. 3,000

Schwarz, Frank to Ernestine Jacobowsky. 159th st, No 528, s s, 400 e Broadway, 25x99.11. Aug 6, due, &c, as per bond. Aug 7, 1907. 8:2117. 5,000

Schreiber, Isaac to Joseph S Marcus. Allen st, No 17, n w cor Canal st, 75x22.6x75x22.11. Building loan. Prior morts $39,500. Aug 2, due Dec 1, 1907, 6%. Aug 7, 1907. 1:300. 15,000

Sansom, Wm to NEW NETHERLAND BANK of N Y. 31st st, No 402, s s, 75 e 1st av, 25x98.9. Prior mort $10,000. Aug 3, 1 year, 6%. Aug 7, 1907. 3:962. 5,000

Secular, James, of Brooklyn, N Y, to Marcus Rosenthal. Broome st, No 211, s w cor Norfolk st, Nos 63 and 65, 25x75. P M. Prior mort $55,000. Aug 1, 3 years, 6%. Aug 2, 1907. 2:351. 8,000

Schmid, Josephine to Fanny C wife of John B Simpson. 5th av, No 988, e s, 25.8 s 80th st, 25.6x100. P M. Aug 6, 2 years, 5%. Aug 8, 1907. 5:1491. 90,000

Satenstein, Reuben to Chas H Phelps exr, &c, John G Butler. Ludlow st, No 49, w s, abt 155 s Grand st, 25x87.6. Aug 6, due July 31, 1911, 4½% until July 31, 1908, and 5% thereafter. Aug 8, 1907. 1:309. 21,000

Same and Saml Rosenthal with same. Same property. Subordination agreement. July 31. Aug 8, 1907. 1:309. nom

Spinella, Francesca to Lillian Vickers. 47th st, No 331, n s, 424.10 e 2d av, runs n 59.6 x e 0.2 x n 40.11 x e 25 x s 100.5 to st, x w 25 to beginning. Aug 7, demand, 6%. Aug 8, 1907. 5:1340. 1,350

Shenk, Joseph to Jonas Luxenberg and ano. 5th av, No 2190, w s, 24 s 134th st, 25x85. Aug 7, due, &c, as per bond. Aug 8, 1907. 6:1731. 2,000

Stone, Aaron to J Frederic Kernochan. Suffolk st, No 110, e s, 175 s Rivington st, 25x100. July 30, 3 years, 5%. Aug 6, 1907. 2:348. 25,000

Schieber, Joseph and Joseph I to Mary Goldberg. 2d st, No 241, s w s, abt 225 w Av C, 25.4x74.1x25.4x76, n w s. P M. Prior mort $25,750. Aug 5, due Feb 5, 1912, 6%. Aug 6, 1907. 2:384. 3,400

Spiro, Annie of Brooklyn, N Y, to Henry Kalchheim. 6th st, Nos 806 to 812, s s, 129 w Lewis st, 2 lots, each 42x97. 2 P M morts, each $15,000. 2 prior morts, $40,000 each. Aug 2, 5 years, 6%. Aug 6, 1907. 2:360. 30,000

Same to same. Same property. 2 P M morts, each $5,000. 2 prior morts $55,000 each. Aug 2, due Dec 2, 1907, 6%. Aug 6, 1907. 2:360. 10,000

Tuder, David to Paul Hellinger. 114th st, Nos 202 to 206, s s, 80 e 3d av, 42.4x100.11. Aug 1, installs, 6%. Aug 5, 1907. 6:1663. 1,000

Terra Firma Building Co to Esperanto Mortgage Co. Av B, No 228, w s, 39 s 14th st, 29.11x95. Equal lien with mort for $16,000. July 29, 5 years, 5%. Aug 5, 1907. 2:407. 19,000

Same to same. Same property. Certificate as to above mort. July 29. Aug 5, 1907. 2:407. ——

Same to Jacob Knight and ano trustees Sylvester Knight. Same property. Equal lien with mort for $19,000. July 29, 5 years, 5%. Aug 5, 1907. 2:407. 16,000

Same to same. Same property. Certificate as to above mort. July 29. Aug 5, 1907. 2:407. ——

Same and Rosehill Realty Corporation with same and Esperanto Mortgage Co. Same property. Subordination mort. July 27. Aug 5, 1907. 2:407. nom

Tumbleson, Ona B to Gregory Paul. 57th st, No 245, n s, 93.4 w 2d av, 16.8x100.5. Prior mort $6,000. Aug 5, due Dec 3, 1909, 6%. Aug 6, 1907. 5:1331. 5,750

Tumbleson, Ona B to Gregory Paul. 57th st, No 247, n s, 76.8 w 2d av, 16.8x100.5. Prior mort $7,500. Aug 5, due Dec 3, 1909, 6%. Aug 6, 1907. 5:1331. 4,250

Tilton, Edw L to TITLE GUARANTEE AND TRUST CO. 62d st, No 155, n s, 237.6 w 3d av, 12.6x95x12.6x95.7. Aug 1, due, &c, as per bond. Aug 6, 1907. 5:1397. 9,500

TITLE INS CO of N Y with Sterling Realty Co. 38th st, No 23, n s, 381 w 5th av, 22x98.9. Extension mort. June 1. Aug 7, 1907. 3:840. nom

Thompson, Mary T to De Witt C Romaine. Charles st, No 52, s s, 141.7 e 4th st, 20x95. P M. Aug 2, due, &c, as per bond. Aug 3, 1907. 2:611. 11,000

Tailfer Co to Louis Strasburger. Lenox av, Nos 310 to 316 (6th) av, s e cor 126th st, Nos 84 and 86, 99.11x85. P M. Prior mort $120,000. Aug 1, due Sept 1, 1910, 5%. Aug 6, 1907. 6:1723. 130,000

Turtel, Luis to Franz W Moller. 2d av, No 47, w s, 55.2 s 3d st, 22x100. P M. Prior mort $19,000. Aug 1, 5 years, 6%. Aug 8, 1907. 2:458. 5,000

Turtel, Luis to Franz W Moller. 2d av, No 45, w s, 77.2 s 3d st, 22x100. P M. Aug 1, 3 years, 5%. Aug 8, 1907. 2:458. 19,000

Same to same. Same property. P M. Prior mort $19,000. Aug 1, 5 years, 6%. Aug 8, 1907. 2:458. 5,000

Terenzio, Pietro to Kips Bay Brewing and Malting Co. 69th st, No 315 West. Saloon lease. Aug 5, demand, 6%. Aug 7, 1907. 4:1181. 500

Tozzi, Frank and Frank Pinto to Sophie Bishop. 7th av, No 2524, w s, 26.6 n 146th st, 27.1x100. P M. Prior mort $18,000. Aug 1, due, &c, as per bond. Aug 2, 1907. 7:2032. 10,000

Ungar, Bertha and Paulina Pick to Wm Klapper. 1st av, No 1334, e s, 75.2 s 72d st, 27x85. Prior mort $20,000. Aug 1, 3 years, 6%. Aug 6, 1907. 5:1466. 6,000

Van Cott, Mortimer, Jr, and Elbert to Isaac N Mills. Greenwich st, No 555, e s, about 50 n Charlton st, 25x100. Aug 6, 3 years, 5½%. Aug 7, 1907. 2:598. 2,500

Vonnoh, Robt W to Emily B wife Wm R Potts. 57th st, No 138, s s, 330 e 7th av, 20x100. All title to strip 0.5x20 in rear. P M. Aug 1, 2 years, 5%. Aug 2, 1907. 4:1009. 50,000

Vonnoh, Robert W to Jahial Permly. 57th st, No 134, s s, 370 e 7th av, 20x100. All title to strip 0.5x20, in rear. P M. Aug 1, 2 years, 5%. Aug 2, 1907. 4:1009. 50,000

Vonnoh, Robert W to Eliz S C wife Chas C Burke. 57th st, No 140, s s, 310 e 7th av, 20x100. All title to strip 0.5x20, in rear. P M. Aug 1, 2 years, 5%. Aug 2, 1907. 4:1009. 50,000

Vonnoh, Robert W to Harriett F wife Schuyler Quackenbush. 57th st, No 142, s s, 290 e 7th av, 20x100. All title to strip 0.5x20, in rear. Aug 1, 2 years, 5%. Aug 2, 1907. 4:1009. 50,000

Vonnoh, Robert W to Adolph L Gondran. 57th st, No 136, s s, 350 e 7th av, 20x100. All title to strip 0.5x20, in rear. P M. Aug 1, due, &c, as per bond. Aug 2, 1907. 4:1009. 50,000

Von Eiff, Conrad to Paul Wachalski. Edgecombe av, No 132, e s 50.3 n 141st st, 25.1x85.2x25x87.11. P M. Apr 1, 3 years, 6%. Aug 2, 1907. 7:2043. 5,000

Weinberg, Julius and David Perlman to EMPIRE CITY SAVINGS BANK. Lewis st, No 50, e s, 100 n Delancey st, 37.6x101x37.6x101.3. July 15, 3 years, 5%. Aug 3, 1907. 2:328. 37,500

Weinberg, Julius and David Perlman to EMPIRE CITY SAVINGS BANK. Lewis st, Nos 52 and 54, e s, 137.6 n Delancey st, 37.6 x100.11x37.6x101. July 15, 2 years, 5%. Aug 3, 1907. 2:328. 37,500

Work, Charles A, of Madison, N J, to TITLE GUARANTEE & TRUST CO. 51st st, No 250, s s, 100 e 8th av, 27x100.5. July 12, due, &c, as per bond. Aug 2, 1907. 4:1022. 32,500

Weil, Carrie J to James M Bell. 91st st, No 252, s s, 58 w Broadway, 42x100.8. P M. Prior mort $50,000. Apr 10, 3 years, 5%. Aug 3, 1907. 4:1238. 25,000

Weaver, Mina S to Grand Lodge of The United States of The Independent Order Free Sons of Israel, a corporation. 113th st, No 4, s s, 100 e 5th av, 25x100.11. Aug 1, 3 years, 5%. Aug 2, 1907. 6:1618. 19,000

White, Charles P to Wm A Hannessen. 151st st, No 456, s s, 202 e Amsterdam av, 26x99.11. P M. Aug 1, due, &c, as per bond. Aug 2, 1907. 7:2065. 16,850

Weiss, Anna and Joseph and Cecilia Schnurmacher with Chandler Smith trustee Betsey A Hart. West End av, No 192. Extension mortgage. Aug 1. Aug 2, 1907. 4:1160. nom

Wendell & Evans Co to EQUITABLE LIFE ASSUR SOC of the U S. Morton st, Nos 23 to 27, n s, 69 e Bedford st, 56x81.3. Aug 2, due Jan 1, 1911, 5½%. Aug 7, 1907. 2:587. 30,000

Same to same. Same property. Certificate as to above mort. Aug 2. Aug 7, 1907. 2:587. ——

Wild Realty Co to BOWERY SAVINGS BANK. 74th st, No 330, s s, 300 e 2d av, 25x½ block. Certificate as to mort for $11,000. July 25. Aug 7, 1907. 5:1448. ——

Wild Realty Co to BOWERY SAVINGS BANK. 74th st, No 330, s s, 300 e 2d av, 25x102.2. Aug 6, 5 years, 4½%. Aug 7, 1907. 5:1448. 11,000

Same and Philip Eich with same. Same property. Subordination mort. Aug 6. Aug 7, 1907. 5:1448. nom

Wendt, Fredk B and Ewald Fleitmann trustee of Deutscher Verein. 59th st, Nos 110 to 114, s s, 125 w 6th av, 75x110.10. Consent to appointment of Adolf Kuttroff as trustee under mort dated Jan 1, 1891. Nov 27, 1901. Aug 6, 1907. 4:1011. ——

Waldo, Rhinelander to Laura V Rhinelander. 3d av, No 1580, w s, 25 s 89th st, runs s 25 x w 100 x s 33.8 x s w 21.8 x w 31.6 x n 100.8 to 89th st, Nos 168 and 170, x e 45 x s 25 x e 100 to beginning. July 20, an amount equal to interest on $25,000, ½ of the bond and mort on No 31 East 72d st, also ½ taxes, &c, payments, ½ yearly on demand and during life of party 2d part. Aug 7, 1907. 5:1517. nom

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Wendt, Fredk B and Adolf Kuttroff as trustees of Deutscher Verein to whom it may concern. 59th st, Nos 110 to 114, s s, 125 w 6th av, 75x110.10. Consent to appointment of Julius A Stursberg as trustee under mort dated Jan 1, 1891. May 1. Aug 6, 1907. 5:1011.

Wilcox, Eliz A, of Jersey City, N J, to Ranald H Macdonald as trustee John B Lesieur. 31st st, No 12, s s, 197 w 5th av, 28x98.9. Mar 15, due, &c, as per bond. Aug 8, 1907. 3:832. 80,000

Wilson, Jerome J and Bertha Freid to May Perlman. Allen st, Nos 202 and 204, e s, 97.9 s Houston st, runs n 42.3 x e 50 x s 42.3 x w 50 to beginning. P M. Prior mort $17,000. July 23, 3 years, 6%. Aug 8, 1907. 2:417. 10,000

Zacharias, Zachariah to John O Baker. Broadway, Nos 2291 to 2299, s w cor 83d st, Nos 250 to 260, 102.2x102.11x102.2x104. P M. Prior mort $140,000. Aug 6, 5 years, 5%. Aug 7, 1907. 4:1230. 105,000

Zacharias, Zachariah to John O Baker. Broadway, Nos 2281 to 2289, n w cor 82d st, Nos 251 to 255, 102.2x108.8x102.2x107.7. P M. Prior mort $100,000. Aug 6, 5 years, 5%. Aug 7, 1907. 4:1230. 105,000

Zirpoli, Stefano to John M Poggi and ano. 115th st, No 338, s s, 175 w 1st av, 25x100.11. Prior mort $14,000. Aug 8, 1907. 5 years, 6%. 6:1686. 4,000

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Ahnert, Alwine to Rosalie Boeri. 203d (Rockfield) st, n s, 750 e Marion av, 50x126.4x50x126.5. P M. Prior mort $2,500. July 29, 2 years, 6%. Aug 7, 1907. 12:3309. 4,500

Ament, Robert S to Wilbur Larremore referee. Undercliffe av, w s, — n of the Park and being lots 26 and 27 parcel 40 estate Wm B Ogden at Highbridge, 51.7x136.10x36.7x136.11. P M. June 26, 2 years, 5%. Aug 6, 1907. 11:2880. 3,535

Boeri, Joseph to Daniel Houlihan. 206th st, n s, 364.11 w Perry av, 25x100. P M. Aug 5, 2 years, 6%. Aug 6, 1907. 12:3342. 1,000

Bernheimer, Louis to Jos A Geoghegan. Hoe av, No 1145, w s, 150.4 n 167th st, 24.8x100. P M. Aug 1, 3 years, 6%. Aug 3, 1907. 10:2745. 3,500

Brown & Lapin Realty Co to Beckie Hirsch. Washington av, s w cor 169th st, 37.6x90.8x37.6x90.7. Aug 2, 3 years, 6%. Aug 3, 1907. 9:2390. 5,000

Burnett, Robert to Geo F Johnsons Sons Co. Whitlock av, e s, 449.4 s Hunts Point road, 25x123x25x123.8. P M. Prior mort $7,500. July 30, 5 years, 5%. Aug 2, 1907. 10:2734. 3,000

*Berger, Louis to Thomas Burke. Unionport road, e s, 275 n Mianna st, 25x—. July 15, 3 years, 5½%. Aug 3, 1907. 3,000

Boehnert, John W to Sarah E Van Riper. 147th st, No 526, s s, 200 e Brook av, 25x100. Aug 7, 1907, 2 years, 6%. 9:2273. 1,000

*Bracchi, Luigi to A Shatzkin & Sons (Inc). 215th st, s s, 100 e 6th av, 50x100, Laconia Park. P M. July 29, 1 year, 6%. Aug 7, 1907. 170

*Branca, Achille to Louis Quatromani. Maple av, w s, lot 34 map lots of W F Duncan at Williamsbridge, 25x100. Aug 1, 2 years, 4%. Aug 7, 1907. 650

*Budow, Celia to Land Co B of Edenwald. Bracken av, w s, 297.9 s Kingsbridge road, 25x100, Edenwald. P M. Aug 5, 1907, 3 years, 6%. 160

Bentz, John E to Augustus H Allen trustee Wm J Valentine. Briggs av, s e s, 128.11 n e 198th st, 25x100. P M. Aug 5, 1907, 3 years, 5%. 12:3296. 5,000

Burns, John E to Cath Flynn. Lot 77 map 54 lots annexed to deed made by party 1st part to Kountze dated Nov 1, 1897. July 1, 3 years, 5½%. Aug 8, 1907. 11:2828. 1,200

Bergen, Wm C to Mabel M Knox. Bainbridge av, w s, 101.10 s 200th st, runs w 100 x s 20 x e 8.9 x s 25 x e 100 to av x n 45.10 to beginning. P M. Prior mort $5,500. Aug 6, due Feb 6, 1908, 6%. Aug 7, 1907. 12:3297. 1,000

*Cohen, Max and Charles to Lamport Realty Co. Lamport av, s s, 500 w Fort Schuyler road, 25x100. Aug 1, 5 years, 5%. Aug 5, 1907. 300

Carucci, Checchina wife of and Samuele to Cornelia S Scharfenberg extrx Mary E Macauley. Belmont av, e s, 194.8 s Pelham av, late Union av, 37.6x100. Aug 2, 1907, 3 years, 5%. 17,000

Cipriani, Orlando to James G Wentz. Hughes av, w s, 128 s Pelham av, 25x87.6. Building loan. July 27, demand, 6%. Aug 2, 1907. 10,000

*Cogswell-Taylor Improvement Co to Clara M Whitaker. 173d st, w s, 175 n Gleason av, 25x100. Aug 7, 1907, 3 years, 5%. 3,500

*Diluccia, Francesco to Frank McGarry. 214th st, n s, 423 e Maple av, 23x125. Aug 6, due, &c, as per bond. Aug 7, 1907. 45

Dickemann, Olga T to BRONX SAVINGS BANK. Robbins av, No 510, e s, 179 n 147th st, late Dater st, 25x100. Aug 2, 3 yrs, 5½%. Aug 3, 1907. 10:2579. 9,500

De Virgilias, Raffaele and Ferdinando D'Antonio to Nicola Primavera. Woodlawn road, w s, 294.10 s Van Courtlandt av, 25x 100. July 26, due July 1, 1911, 6%. Aug 2, 1907. 12:3335. 2,800

De Lybove, Alfred W to Adolph C Hottenroth. 162d st, No 632, s w s, 165 s e Courtlandt av, 21x100, with right to alley 4 ft wide on s e s. Building loan. Aug 1, due Feb 12, 1908, 6%. Aug 2, 1907. 9:2408. 8,200

Doll, Jacob to IRVING SAVINGS INSTN. Cypress av, w s, 124.1 s 134th st, 68.9x100x68.8x100. July 29, 5 years, 5%. Aug 2, 1907. 10:2546. 40,000

DOLLAR SAVINGS BANK to Henry Siemers. 144th st, No 815 East. Certificate as to amount due on mort. July 31. Aug 5, 1907. 9:2271.

Doelzer, Emil to Emma Heutschel. Perry av, s s, 45.5 e 205th st, 25x100. Aug 5, 1907, due July 1, 1910, 5%. 12:3346. 5,000

*Dammeyer, Charles to Adolf Becker. 232d st, late 18th av, s s, 104 e 2d st, 100x114, Wakefield. P M. Aug 5, 1 year, 6%. Aug 6, 1907. 2,000

*Eisle, John to Henry Fulle. 232d st, late 18th av, s s, 52.2 e 2d st, Wakefield. July 8, 5 years, 5%. Aug 6, 1907. 500

*Edwards, Robert to Thomas Jones. Gleason av, s s, 25 w 174th st, 25x106. Building loan. Aug 7, 1907, 3 years, 5%. 4,100

Ebb, Coleman to William Dohrmann. St Anns av, w s, 26.6 n 134th st, 24.6x100. July 1, 3 years, 6%. Aug 3, 1907. 9:2262. 15,000

Elsmere Realty Co to City Mortgage Co. Elsmere pl, n s, 140.8 w Southern Boulevard, 175x100. Building loan. July 3, demand, 6%. Aug 2, 1907. 11:2960. 65,000

Same to same. Same property. Certificate as to above mort. July 11. Aug 2, 1907. 11:2960.

Erff, George with Jacob Jungen. 156th st, s s, 50 w Jackson av, 25x90. Extension mort. Aug 6. Aug 8, 1907. 10:2635. nom

Freda, Pasquale to Rosie Hochenberg. 156th st, No 842, s s, 28 e Cauldwell av, 22x100. Prior mort $5,000. Aug 1, 4 years, 6%. Aug 2, 1907. 10:2628. 3,400

Freund, Emanuel to Francis Speir and ano trustees. 180th st, s s, 116 e Park av, runs s 135.10 x e 25 x n 25 x e 45 x n 25 x e 2 x n 85.10 to st x w 72 to beginning. July 29, 5 years, 5%. Aug 2, 1907. 11:3036. 8,000

Finkelstein, Dora to Samuel Barkin. Bathgate av, Nos 1750 and 1752, e s, 191.2 n 174th st, 41x110. Aug 2, 1 year, 6%. Aug 3, 1907. 11:2922. 5,000

*Frey, Louis Jr to Philias Guillotte. Columbus av, n s, 25 w Hancock st, 25x100. P M. Prior mort $4,000. Aug 1, 3 years, 5½%. Aug 2, 1907. 2,500

Goodwin, Clifford C to Charles H Potter. North st, No 3, n s, 80 w Jerome av, 20x125. P M. Aug 1, due Sept 1, 1910, 5%. Aug 2, 1907. 11:3198. 6,000

Glass, Joseph to TITLE GUARANTEE & TRUST CO. 137th st, No 314, s s, 91.10 w Alexander av, 16.4x100. P M. Aug 1, due, &c, as per bond. Aug 2, 1907. 9:2312. 3,000

Grabscheid, Laura to Jeannette Jacobs. 138th st, Nos 802 and 804, s s, 115 e Brook av, 50x100. P M. July 30, 3 years, 6%. Aug 2, 1907. 9:2265. 6,000

Glaser, John to Hedwig Baber. 148th st, No 424, s s, 172.11 e Bergen av, 25x100. Prior mort $8,000. Aug 1, 3 years, 5%. Aug 2, 1907. 9:2292. 3,000

Giring, John M to Samuel Hahn. 180th st, No 353, n s, 20 e Tiebout av, 20x90. P M. Prior mort $4,000. Aug 1, 4 years, 5%. Aug 2, 1907. 11:3143. 1,250

*Garvey, James to Geo Hauser. Brown av, e s, 50 n Sagamore st, 25x100. P M. Aug 1, 3 years, 5½%. Aug 2, 1907. 1,000

Gennaro, Angelina and Ferdinando E Peragallo to Cesare Pianisani. Belmont av, No 2147, w s, 204 n 181st st, 25.1x86.6x25.1x 86.2. P M. Aug 1, installs, 6%. Aug 2, 1907. 11:3082. 517.50

Galiani, Giosue to Sebastian J Breihof. Mapes av, w s, 118.2 s 180th st, 66.1x100. July 20, due Jan 20, 1908, 6%. Aug 3, 1907. 11:3109. 30,000

Green, Louis to George Kaplan. Park av, No 3426, n e cor Gouverneur pl, No 1, 25.1x95.2x24.8x99.8. P M. Aug 1, 1 year, 6%. Aug 2, 1907. 9:2388. 1,000

*Graziano, Rocco to David Scott. Union av, w s, 197.1 s road from West Farms to Westchester, 27.6x403x28.3x407.3. Aug 2, 3 years, 5½%. Aug 6, 1907. 2,000

Gifford, Eliz with Vincent R Delnoce. 159th st, s w s, 105.6 s e Park av, late Railroad av East, runs s w 98.6 x n w 25 x n e 75 x n w 1 x n e 23.6 x — to st, x s e 26 to beginning. Extension mort. July 6. Aug 5, 1907. 9:2418. nom

*Gordon, Joseph to Morris Cooper trustee for Audrey Jakobi will Leo C Jakobi. Green lane, w s, 179.9 s Castle Hill av, 25x104.3x 25x104.4. Aug 6, 1907, 3 years, 5%. 3,500

*Same to same. Green lane, w s, 204.9 s Castle Hill av, 25x104.2 x25x104.3. Aug 6, 1907, 3 years, 5%. 3,500

Giegerich, Leonard A to Mary E Combs and ano. 252d st, late South st, n s, 304.5 e Independence av, late Palisade av, 229.7 to Arlington av x182.3x238.4x183 to beginning. P M. Aug 1, 5 years, 5%. Aug 2, 1907. 13:3424. 20,000

*Gamache, Joseph to Hans Truelsen and ano. Morris Park av, n s, 240 e White Plains road, 25x95. Aug 3, 3 years, 5½%. Aug 5, 1907. 12,000

*Garvey, James to FISHKILL SAVINGS INSTITUTE. 173d st, e s, 84.11 s Westchester av, 25x100. Correction mort. May 15, due Oct 1, 1910, 5%. Aug 7, 1907. 3,500

Grattan, Julia I to Mina Kauhausen. Jennings st, No 1048, s s, 58.11 e Prospect av, runs s 78.3 x e 9.4 x n 6 x e 11.1 x n 75 to st, x w 21 to beginning. P M. Prior mort $3,900. Aug 5, due Oct 1, 1909, 5½%. Aug 8, 1907. 11:2971. 4,100

Hoffman, Herbert P, of Westfield, N J, with TITLE GUARANTEE & TRUST CO. Anthony av, No 2017, w s, 44.5 n Bush st, 19.5x 86.2x18.5x86.2. Subordination mort. Aug 2. Aug 3, 1907. 11:2813. nom

Holmes, Emma G to TITLE GUARANTEE & TRUST CO. Anthony av, No 2017, w s, 44.5 n Bush st, 19.5x80.2x18.5x86.2. Aug 2, due, &c, as per bond. Aug 3, 1907. 11:2813. 4,500

*Hartmann, Helen to Geo F Quelet. Morris Park av, n e cor Delancey pl, 45.5x92.7x45x86.11, except part for av. P M. June 25, 3 years, 5%. Aug 3, 1907. 1,335

Hirsch, Benjamin to Zion Widow & Orphan Society of N Y. Ogden av, w s, 75 n 161st st, 45x115. P M. Aug 1, due July 1, 1910, 5%. Aug 2, 1907. 9:2524. 9,000

Same to Henry P Ansorge. Same property. P M. Prior mort $9,000. Aug 1, 3 years, 6%. Aug 2, 1907. 9:2524. 6,000

Haas, Julius H to Jas H Ging. Trinity av, No 526, late Passage or Cypress av, s e s, 196 s w 149th st, 17.10x109. P M. Aug 1, due Jan 1, 1911, 5%. Aug 3, 1907. 10:2557. 4,000

Same to Saml F Pease. Same property. P M. Prior mort $4,000. Aug 1, 2 years, 5%. Aug 3, 1907. 10:2557. 1,500

Harvers, Herman to F & M Schaefer Brewing Co. Washington av, n w s, 50 s 186th st, 50x100. Aug 8, 1907, secures chattel mort, —%. 11:3039. 4,000

Holloway, Henry D to Edw E Black. Anderson av, w s, 100 s 164th st, 25x100. July 31, due, &c, as per bond. Aug 7, 1907. 9:2507. 7,500

Hartman, Herman and Cornelius J Horgan to GERMAN SAVINGS BANK in City N Y. Ogden av, s e cor 162d st, 35x95. Aug 7, 1907, 3 years, 5%. 9:2511. 35,000

Same to same. Ogden av, e s, 35 s 162d st, 40x95. Aug 7, 1907, 3 years, 5%. 9:2511. 28,000

*Halitsher, Louis to Emma L Shirmer. Cedar st, w s, 75 s Chester av, 25x100. P M. April 27, demand, —%. Aug 7, 1907. 180

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Hansen, Geo to Wilbur Larremore ref. Ogden av, e s, 138.9 s 170th st, 25x92.11x29.9x97.3. P M. June 19, 2 years, 5%. Aug 6, 1907. 9:2522. 1,032

Same to Wilbur Larremore ref. Nelson av, e s, 44.3 n Boscobel av, 25x100. P M. June 19, 2 years, 5%. Aug 6, 1907. 11:2873. 1,417

*Hogan, Geo F to Whitehall Realty Co. Bruner av, e s, 100 s Nereid av, 25x97.6. P M. Aug 5, 2 years, 5%. Aug 6, 1907. 600

Hercules Realty Co to TITLE GUARANTEE AND TRUST CO. Prospect av, n e cor 150th st, runs n 80.6 x e 100 x s 0.9 to st, x w 122.11 to beginning. Aug 5, due, &c, as per bond. Aug 6, 1907. 10:2684. 35,000

Same to same. Same property. Certificate as to above mort. Aug 6, 1907. 10:2684. —

*Hartmann, Helen to Adolph N Baumann. Morris Park av, n s, 590 e White Plains road, 25x70. July 30, due Oct 30, 1908, 6%. Aug 6, 1907. 1,500

Heisterhagen, Nora H wife of and Wm L to Wm Arenfred. Bryant av, e s, 25 s 172d st, 25x100. Aug 5, 5 years, 5%. Aug 6, 1907. 11:3000. 5,500

Hollander, Christian B to Charles Spieller. Dawson st, No 1123, n w s, 150 s w Longwood av, 25x100. Prior mort $5,000. Aug 6, 1907, due Nov 6, 1908, 6%. 10:2695. 1,000

Hercules Realty Co to Benj Light. Fox or 150th st, n e cor Prospect av, 122.11x9x100x80.6. Prior mort $35,000. July 31, due, &c, as per bond. Aug 6, 1907. 10:2684. 15,000

Same to same. Same property. Certificate as to above mort. July 31. Aug 6, 1907. 10:2684. —

Hahn, Joseph and Maurice Stierer to Wilbur Larremore referee. Ogden av, w s, 217.6 n 167th st, 24.11x95x26.6x89. P M. May 27, 2 years, 5%. Aug 6, 1907. 9:2528. 4,550

Ignatz Florio Co-operative Assoc Among Corleonesi to Victor Zeman. 138th st, s s, 101.11 w Cypress av, 2 lots, each 37.6x100. 2 morts, each $2,500. 2 prior morts, each $36,000. Aug 2, 1907, due Mar 1, 1908, 6%. 10:2550. 5,000

Same to same. Same property. 2 certificates as to above morts. Aug 2, 1907. 10:2550. —

*Justo, Angelo to Karl Aschenbrand. Lot 148 map lots of Wm F Duncan at Williamsbridge. Aug 6, 1907, 1 year, —%. 3,500

Koenig, Herman A to TITLE GUARANTEE AND TRUST CO. 150th st, No 530, s s, 200 e Brook av, 25x100. Aug 6, 1907, due, &c, as per bond. 9:2276. 12,000

*Killenberg, Mary M to Wm B Killenberg. Harrison av, w s, 25 s Cornell av, 25x95. Aug 3, 5 years, 5%. Aug 5, 1907. 500

Klar, Josephine to John C Blanke. 156th st, No 735, n s, 49.11 w Brook av, 24.11x99.11x23.11x99.11. Aug 6, 3 years, 5%. Aug 7, 1907. 9:2364. 17,000

Knauf, Bertha to Mary L Tyson. College av, No 1320, e s, 626.5 s 170th st, 16.8x100. Aug 6, 3 years, 5%. Aug 7, 1907. 11:2783 and 2785. 3,500

Knauf, Bertha and the HAMILTON BANK of N Y City with Mary L Tyson. College av, e s, 269.4 n 169th st, 16.8x100. Subordination agreement. July 29. Aug 7, 1907. 11:2783 and 2785. nom

Lese, Louis, Ignatz Roth and Mark Blumenthal to Abelman Construction Co. 139th st, s s, 197.4 e Brook av, 150x100. P M. Prior mort $25,000. Aug 1, 1 year, 6%. Aug 8, 1907. 9:2266. 10,000

Levy, Mark to Paul M Herzog. 3d av, late Fordham av, old line, n w cor 180th st, No 767, runs n 47.2 to w s 3d av x n 37.10 x w 153.6 x s 85 to n s 180th st x e 150.9 to beginning, with all title to strip bet Fordham av, old line, and 3d av, new line. P M. Prior mort $15,000. Aug 1, 1 year, 5½%. Aug 3, 1907. 11:3047. 15,000

La Sala, Stefano to John J Dowling. La Fontaine av, w s, 112.6 n 178th st, 37.6x100. Correction mort. Aug 2, 1907, due, &c, as per bond. 11:3061. 7,000

Locust Farms Co to M Alice Cuddeback. Lincoln av, w s, 25 s 136th st, 50x117.7 to e s 3d av, x51.4x106. Aug 1, 3 years, 5%. Aug 7, 1907. 9:2318. 16,000

Same to same. Same property. Certificate as to above mort. Aug 1. Aug 7, 1907. 9:2318. —

Munch, Henry with Edwin N Asten, of Greenwich, Conn. 144th st, No 817 East. Extension mort. June 16, 1906. Aug 2, 1907. 9:2271. nom

Meyer (Louis) Realty Co to Carrie L Jacobs. 167th st, No 497, n s, 114.6 w 3d av, runs n 122.4 x e 29.7 x s w 24.11 x w 1.11 x s 98 to st x w 26 to beginning. Prior mort $19,000. Aug 2, 1907, 2 years, 6%. 9:2372. 3,500

Munday, Hugh C to Kingsbridge Real Estate Co. Kingsbridge Terrace, n s, 126.8 w Kingsbridge road, 52.7x147.2x51.9x118.9. 2 P M morts, each $1,347. July 10, 3 years, 5%. Aug 3, 1907. 11:3240. 2,694

*Moccia, Carmine to Hudson P Rose Co. Eastchester av, e s, abt 425 s Saratoga av, 50.2x116.5x50x111.11. P M. July 30, due Aug 1, 1910, 5½%. Aug 3, 1907. 400

Mazza, Louisa wife of and Charles N to James Barrett. 3d av, e s, 127.3 n St Pauls pl, late Julia st, 25x100. Aug 2, 1907, 5 years, 6%. 11:2927. 8,000

*Miller, Geo to Arthur J Mace and ano exrs Malinda G Mace. 216th st, late 2d st, n s, 300 e 6th av, 25x109, Laconia Park. P M. Aug 6, 1907, 3 years, 6%. 300

Muhlfeld, Frank J to Josephine C Gillies. Crotona Park North, n s, 52 e Prospect av, 50x98.11x50x99.5. P M. Aug 6, 3 years, 5%. Aug 7, 1907. 11:2952. 2,200

Merwin Realty Co to Wilbur Larremore ref. Undercliffe av, w s, 69.2 n of the Park, 50x145.4x50x146.2. P M. June 20, 2 yrs, 5%. Aug 6, 1907. 11:2880. 3,780

Same to Wilbur Larremore ref. Undercliffe av, w s, 269.2 n of the Park, 26.3x142.11x16x142.11. P M. June 20, 2 years, 5%. Aug 6, 1907. 11:2880. 1,890

Merwin Realty Co to Wilbur Larremore ref. Undercliffe av, w s, 119.2 n of the Park, 150x142.11x150x145.4. 3 P M morts, each $3,780. June 20, 2 years, 5%. Aug 6, 1907. 11:2880. 11,340

Murphy, Joseph F to Henry J Murphy. Trinity av, w s, 288.7 n 156th st, 39.10x100. Prior mort $28,000. Aug 5, 3 years, 6%. Aug 7, 1907. 10:2629. 8,500

Mack, Jacob F to Emma Stuber. 240th st, Nos 263 and 265, n s, 228.6 e Mile sq road, 40x100. P M. Prior mort $4,000. Aug 1, 2 years, 5%. Aug 2, 1907. 12:3381. 1,550

Maier, Charles to Frank Wiegmann. Park av, Nos 3636 and 3638, s e s, abt 350 n 169th st, also 65.4 n e from s w cor lot 61, runs n e 50 x s e 150 x s w 50 x n w 150 to beginning, being part of lot 61 map Morrisania. July 27, due Aug 1, 1912, 5%. Aug 2, 1907. 11:2901. 1,500

*Nebeling, Magdalena to Mary Plunkett. Taylor st, w s, 250 s Morris Park av, 25x100. Aug 1, 5 years, 5%. Aug 3, 1907. 3,250

*Napolitana, Maria to John Carey. Columbus av, s s, 50 e Louise st, 25x100. P M. Prior mort $4,000. Aug 1, 4 years, 5%. Aug 2, 1907. 2,200

*O'Brien, John to Charlotte E Hall. Elliot av, w s, 400 s Elizabeth st, runs w 250 to Barker av, x s 200 x s w 121.10 x n e 111.6 to Elliot av, x n 230 to beginning, Olinville. P M. July 22, 3 years, 5%. Aug 6, 1907. 8,000

*O'Rourke, Patrick to Isaac Tiplitzky. Juliana st, n w cor Elliot av, 125x100, Olinville. P M. Aug 5, due April 17, 1908, 6%. Aug 6, 1907. 1,100

*Ohl, Lena to Rosina Dietzel. Fulton st, n w s, 100 s 241st st, 50x100, Washingtonville. July 29, 2 years, 6%. Aug 3, 1907. 2,000

174th St Construction Co to City Mortgage Co. Bathgate av, No 1721, s w cor 174th st, 100.3x114.5x100.2x114.5. Building loan. July 11, demand, 6%. Aug 2, 1907. 11:2915. 82,500

Same to same. Same property. Certificate as to above mort. July 11. Aug 2, 1907. 11:2915. —

Pinnola, Biaggio to Sigmund Ernst and ano. 146th st, No 467, old No 733, n s, 115 w Brook av, 25x100. P M. Prior mort $14,700. July 31, 18 months, 6%. Aug 2, 1907. 9:2291. 700

Pell, Eva Van D to Joseph Glass. 137th st, No 314, old No 562, s s, 91.10 w Alexander av, 16.4x100. P M. Prior mort $3,000. Aug 1, due, &c, as per bond. Aug 2, 1907. 9:2312. 2,000

*Pentreath, Albert H, of Jersey City, N J, to Minnie Kohlenbusch. Edison av, w s, 375 n Tremont road, 25x109.11x30.8x127.9, Tremont Terrace. P M. Aug 2, 3 years, 6%. Aug 3, 1907. 1,000

*Parrelli, Domenico to Hudson P Rose Co. Eastchester road, e s, abt 325 s Saratoga av, 25x105x25x102.2. P M. Aug 1, 3 years, 5½%. Aug 3, 1907. 400

Patrick, Ida T to Ignatz Rosenberg. Anthony av, No 2086, e s, 75.11 n 180th st, 25.4x95.11x25.1x94.8. Aug 8, 1907, 3 years, 5%. 11:3156. 4,000

Panzironi, Ilario to Henry Schwanewede. Honeywell av, No 2015, w s, 137.3 s 179th st, 25x100. Aug 8, 1907, 5 years, 5%. 11:3123. 5,000

Petzoldt, Bernard to James C Gaffney. Kelly st, w s, 114.5 n 167th st, 25.8x64.10x27.5x74.7. P M. Aug 2, 3 years, 6%. Aug 3, 1907. 10:2706. 2,500

Price, Mary J to TITLE GUARANTEE AND TRUST CO. Monroe av, s e cor 173d st, 95x25. Aug 3, due, &c, as per bond. Aug 7, 1907. 11:2791. 14,000

Pertgen, Philip to Minna Gottschalt. 176th st, No 508, s s, 90 w Monroe av, 50x125. P M. Prior mort $3,500. Aug 1, 3 years, 5½%. Aug 5, 1907. 11:2800. 6,500

Rath, Chas J to Robt L Wensley trustee Rachel A Elting. Washington av, w s, 412.3 s 182d st, 18x110. Aug 1, 5 years, 5%. Aug 2, 1907. 11:3037. 4,500

Robertson, Wm N and Mary M Kelley with Locust Farms Co. Lincoln av, w s, 25 s 136th st, old line, 50x117.7 to e s 3d av, x51.4x—. Extension mort July 10. Aug 7, 1907. 9:2318. nom

Ramsey, Charles to Sears R Kelso. Willow av, n w cor 135th st, 100x50. Aug 1, 2 years, 5%. Aug 6, 1907. 10:2564. 5,000

*Shatzkin (A) & Sons (Inc) to Irving Realty Co. Lot 103 map Wm S Duncan, Williamsbridge. P M. July 24, due Feb 1, 1909, 6%. Aug 6, 1907. 250

*Sweeney, Patk J to Irving Realty Co. Grace av, e s, abt 428.4 s Boston road, 75x95. P M. Aug 7, 3 years, 5%. Aug 8, 1907. 900

*Same to same. Same property. P M. Prior mort $900. Aug 7, 3 years, 5%. Aug 8, 1907. 540

Stolpa, Franz to Ilario Panzironi. Honeywell av, No 2015. Consent to increase mort dated July 26, 1904; from $4,100 to $5,000. July 22, Aug 8, 1907. 11:3123. nom

Schuessler, Mary A to Mary Soeller. German pl, s e cor Rae st, 50x92. Prior mort $4,750. July 29, 1 year, 5%. Aug 2, 1907. 9:2358. 150

Silberstein, Benjamin and Philip Nadler to David Klein. 171st st, No 706, s s, 25 e Park av, 2 lots, each 25x90. 2 P M morts, each $600. Aug 1, installs, 6%. Aug 2, 1907. 11:2902. 1,200

*Sweetser, James B to Mary E Sweetser. Columbus av, s s, 75 e Lincoln st, 25x100. Aug 1, 3 years, 5%. Aug 2, 1907. 2,000

*Seegmuller, Timothy to Philip Odes. Fox av, w s, 125 s Jefferson av, 50x100, Edenwald. P M. Aug 1, due, &c, as per bond. Aug 2, 1907. 600

Spier, Louis H to Thos H Thorn. Grand av, w s, 50 n 192d st, 50 x106 to e s Croton Aqueduct. P M. Aug 1, 3 years, 6%. Aug 2, 1907. 11:3215. 2,500

*Stumpfel, Caroline M to Eliz Lewis. Pilgrim av, e s, 125 s Mildred pl, 25x100. Aug 1, 3 years, 6%. Aug 2, 1907. 1,500

*Scoville, Geo S to Hudson P Rose Co. Seminole st, n s, abt 106 w Stillwell av, 250x100. P M. Aug 2, 3 years, 5½%. Aug 6, 1907. 3,625

Schmidt, Minnie wife of and Edw to DOLLAR SAVINGS BANK of City N Y. 210th st, s s, 25 w Reservoir Oval W, 25x110.10x25.9x104.9, Aug 5, due Dec 1, 1908, 6%. Aug 6, 1907. 12:3343. 3,000

Spearing, Jane C wife of and James J to STATE SAVINGS BANK of City of N Y. Woodycrest av, e s, 143.11 s 168th st, runs n 29 x e 85 x s w 30.10 x s e 22 x w 100 to beginning. Aug 5, 1907, due July 1, 1908, 6%. 9:2510. 18,000

*Tuchman, Herman to Herbert S Ogden. Grace av, w s, 175 s Lyon av, 25x100. Aug 1, 3 years, 5%. Aug 3, 1907. 4,000

Same to Sumner R Stone and ano exrs, &c, Caroline M Hitchcock. Grace av, w s, 100 s Lyon av, 3 lots, each 25x100, 3 morts, each $4,000. Aug 1, 3 years, 5%. Aug 3, 1907. 12,000

Thorn, Thos H to Catharine wife of John A Hagmayer. Grand av, w s, 50 n 192d st, 50x106 to Old Croton Aqueduct. Aug 1, 3 years, 5%. Aug 2, 1907. 11:3215. 7,500

Thomas, Andrew J to Eliza N Hall. La Fontaine av, s w cor 178th st, 25x100. Aug 1, 3 years, 5%. Aug 2, 1907. 11:3060. 20,000

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Thomas, Rowland W to E Arthur Bredt. Crotona av, w s, 25 n Oakland pl, 25x100. Aug 1, 1 year, 6%. Aug 8, 1907. 11:3080. 6,500

Wingert, Henry A, of Elizabeth, N J, to John McKee. 151st st, No 417, old No 669, n s, 91.4 w 3d av, 25x114.2. P M. Prior mort $10,000. Aug 1, 5 years, 5%. Aug 2, 1907. 9:2374. 17,500

Weindell, Margt E to Chas J Schmitt. Perry av, e s, 250 s 209th st, 25x100. Prior mort $4,000. Aug 5, 3 months, —%. Aug 7, 1907. 12:3347. Notes 600

*Weydig, Valentine to Lena Tiede. Grant av, w s, 150 n John st, 50x191.7x54.11x214.2, Westchester. Building loan. Aug 3, due Aug 1, 1910, —%. Aug 5, 1907. 3,500

Von Eschwege, Erich to the BOWERY SAVINGS BANK. Prospect av, No 740, e s, 25 s 156th st, 18.9x90. Aug 5, 3 years, 5%. Aug 6, 1907. 10:2687. 5,500

Weinberg, Jacob to Max Cohen and ano. Union av, No 604, e s, 70 s 151st st, 23.6x90. P M. Prior mort $6,000. Aug 1, 4 yrs, 6%. Aug 6, 1907. 10:2674. 2,200

Wilson, Adelaide wife of and Thomas to DOLLAR SAVINGS BANK of City N Y. Prospect av, w s, 300 n 183d st, 50x100. July 6, due Dec 1, 1908, 5½%. Aug 6, 1907. 11:3102. 2,000

## PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.

When character of rof is not mentioned, it is to be understood that the roof is to be of tin.

### BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Elizabeth st, No 122, 1-sty brk and stone outhouse, 7.8x13.4; cost, $2,000; I Ipollito, on premises; ar't, D J Comyns, 147 4th av.—595.

Franklin st, Nos 178-180 | 9-sty brk and stone warehouse, 100.7
North Moore st, Nos 56 to 62 | x80, concrete, tar and gravel roof; cost, $227,000; Henry O Heuer, 271 W 125th st; ar't, Richard R Davis, 247 W 125th st.—592.

Goerck st, No 35, 7-sty brk and stone store and loft building, 25x99.4; cost, $25,000; Hyman Rosenblum, 442 E 58th st; ar't, Chas M Straub, 122 Bowery.—609.

Houston st, Nos 330-332 East, two 1-sty brk and stone outhouses, 6x6.4; total cost, $800; Maurice Kann, 329 East Houston st; ar't, Henry J Feiser, 150 Nassau st.—594.

Morton st, No 33, 3-sty brk and stone stable, 23.6x95, tar and gravel roof; cost, $8,000; Minnie L Maher, Whitestone, L I; ar't, James S Maher, 1267 Broadway.—605.

Pearl st, w s, 44.6 s Hague st, 6-sty brk and stone loft building, 19.1x86.8, slag roof; cost, $36,000; Mrs Elizabeth McColgan, 159 Lexington av; ar't, Joseph Wolf, 320 5th av.—597.

Rivington st, No 177, 7-sty brk and stone storage and stable building, 20x75; cost, $20,000; L M Low, 177 Rivington st; ar't, Geo M McCabe, 96 5th av.—607.

Roosevelt st, e s, 85.5 n New Chambers st, 5-sty brk and stone tenement, 24.11x85.11; cost, $40,000; Bernard F Golden, 259 William st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—600.

3d st, No 106 East, 1-sty brk and stone outhouse, 6.8x13.4; cost, $1,000; John Mainzer, 106 E 3d st; ar't, Fred Ebeling, 420 E 9th st.—596.

11th st, No 414 East, two 1-sty brk and stone outhouses, 8.8x6.8; total cost, $800; Salvatore Genovese, on premises; ar't, Henry Regelmann, 133 7th st.—606.

BETWEEN 14TH AND 59TH STREETS.

16th st, Nos 27 and 29 W, 2-sty brk and stone concrete power station, 50x92, tile roof; cost, $65,000; New York Edison Co, 55 Duane st; ar't, Chas F Hoppe, 55 Duane st.—598.

23d st, Nos 408 and 410 E, two 1-sty brk outhouses, 9.6x8.6; total cost, $1,000; Mary E Henderson, 204 E 83d st; ar't, O Reissmann, 30 1st st.—602.

31st st, Nos 306-308 East, 6-sty brk and stone store and tenement, 45x85.9; cost, $50,000; H Glick & D Gordon, 230 Grand st; ar't, Edward Meyers, 1 Union sq.—593.

BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

3d av, n e cor 91st st, 5-sty brk and stone stockhouse, 25.6x97.6, concrete and composition roof; cost, $52,000; Jacob Ruppert, 1639 3d av; ar't, Otto C Wolf, 1025 Arch st, Philadelphia, Pa.—604.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

Broadway, s w cor 108th st, 1-sty concrete and stone stores, 100x51, plastic slate rof; cost, $15,000; Title Insurance Co, 135 Broadway; ar'ts, Rouse & Sloan, 11 E 43d st.—599.

NORTH OF 125TH STREET.

148th st, s s, 75 e Convent av, two 6-sty brk and stone tenements, 100x81.11; total cost, $320,000; Emanuel M Krulewitch, s w cor 145th st and St Nicholas av; ar'ts, Neville & Bagge, 217 W 125th st.—590.

Broadway, n w cor 143d st, 6-sty brk and stone apartment house, 99.11x115; cost, $250,000; T J McLaughlins Sons, 39 E 42d st; ar'ts, Schwartz & Gross, 35 W 21st st.—591.

Broadway, s w cor 145th st, 1-sty stone and frame stores, 100x60; cost, $13,000; Gertie A Gorman, 226 Madison av; ar't, Albert L Beasley, 329 Bainbridge av.—603.

Fort Washington av, n w cor 169th st, 2-sty and attic stone and frame dwelling, 21.6x72; cost, $8,000; John J Geraty, 429 6th av; ar'ts, S B Ogden & Co, 954 Lexington av.—601.

Lenox av, s e cor 126th st, 3-sty brk and stone stores and offices, 99.11x85 and 80, tar and gravel roof; cost, $75,000; The Tailfer Co, Frank Tilford, Pres, 208 5th av; ar't, B Hustan Simonson, 234 5th av.—608.

### BOROUGH OF THE BRONX.

Bettners lane, w s, 1,200 n 254th st, 1-sty and attic brk stable, peak slate roof, 24x20; cost, $800; Edwin Outwater, 225 5th av; ar't, Samuel De Veau Hamed, 848 Herkimer st, Brooklyn.—779.

Giles pl, w s, 229 n Fort Independence st., 2-sty frame dwelling, 22x55½; cost, $5,500; Jas P Knowles, 132 W 90th st; ar't, A C Davis, 132 W 90th st.—778.

Kelly st, e s, 130 s 165th st, 1-sty frame shop, 15x12; cost, $200; Francis X Keil, on premises; ar't, Geo W Flagg, 31 E 195th st.—785.

169th st, s s, 20 w Teller av, eight 3-sty frame dwellings, 20x43 each; total cost, $40,000; Thornton Bros Co, 1320 Clay av; ar't, H H Avolin, 961 Stebbins av.—780.

217th st, n s, 207.6 e Paulding av, 2-sty brk store and tenement, 25x82; cost, $8,000; Guiseppe Barone, 217 E 107th st; ar't, Chas M Straub, 122 Bowery.—777.

Av B, w s, 58.6 n 12th st, three 3-sty frame dwellings, 16.8x60 each; total cost, $18,000; Henry Dannenfelser, 11th st and Av B; ar't, Otto C Krauss, 1188 Tremont av.—776.

Ash av, n s, 810 w Corsa av, 2-sty frame dwelling, 20x51; cost, $3,000; Andrea Loiacono, 207 E 106th st; ar't, L Howard, 1861 Carter av.—787.

Ash av, n s, 785 w Corsa av, 2-sty frame dwelling, 20x51; cost, $3,000; Cancedonio Inciardi, 66 Prince st; ar't, L Howard, 1861 Carter av.—786.

Cruger av, w s, 100 s Van Nest av, 2-sty frame dwelling, 21x52; cost, $5,000; Chas Ringelstein, 445 Unionport road; ar't, Henry Nordheim, Boston road and Tremont av.—789.

Hughes av, e s, 45.10 s 183d st, two 1-sty brk stores, 14.6x24 each; total cost, $1,500; Wolf Burland, 801 Cauldwell av; ar't, Chas S Clark, 709 Tremont av.—769.

Katonah av, s w cor 241st st, 2½-sty frame dwelling, peak shingle roof, 19x40; cost, $4,000; Mrs John Foley, 238th st; ar'ts, Ebbinghaus & Irving, 332 Gunhill road.—773.

Katonah av, s w cor 238th st, 2½-sty frame dwelling, peak shingle roof, 21x56; cost, $6,000; Hilbert Simmonds, 19 Highland av, Yonkers; ar't, W S Irving, 238th st.—775.

Katonah av, w s, 25 s 238th st, three 2-sty frame dwellings, 21x56 each; total cost, $15,000; Hilbert Simmonds, 19 Highland av, Yonkers; ar't, W S Irving, 238th st.—774.

Longwood av, n s, from Beck to Kelly sts, two 3-sty and basement brk wings on e and w sides to Public School No 39, sizes of wings 29.2 front, 57.2 rear, 109.9 deep each; total cost, $130,000; City of New York; ar't, C B J Snyder, 500 Park av.—764.

Martha av, s w cor 236th st, 2½-sty frame dwelling, peak shingle roof, 25.6x28; cost, $3,500; J H Gratacape, 353 E 235th st; ar'ts, Ebbinghaus & Irving, 332 Gunhill road.—772.

Marmion av, n e cor Fairmount pl, 3-sty brk dwelling and office, 24 x64; cost, $12,000; Evelyn H White, Highbrook av, Pelham Heights; ar't, J J Vreeland, 2019 Jerome av.—768.

Nelson av, junction Macombs road, 2½-sty brk dwelling, peak slate roof, 16.9x49.4; cost, $5,500; Mrs M M Wendler, 1990 Grant av; ar't, E K Wendler, 1990 Grant av.—767.

Park av, e s, 100 n 173d st, 1-sty frame shed, 26x16; cost, $500; Emil B Bartolicus, on premises; ar't, Rudolph Werner, 4197 3d av.—766.

Ryer av, w s, 345 n Burnside av, 2-sty brk dwelling, 20x63; cost, $6,500; Mrs A Quinn, 2051 Ryer av; ar't, Chas S Clark, 709 Tremont av.—770.

Randall av, s s, 50 w Murdock av, 2-sty and attic frame dwelling, peak shingle roof, 20x38; cost, $4,000; Hans Anderson, 168 Brook av; ar't, Carl P Johnson, S E 42d st.—784.

Riverdale av, e s, 80 s 260th st, 2-sty and attic brick dwelling, peak slate roof, 30x52.8; cost, $12,000; St Margarets R C Church, Rev Michael J Murray, on premises, pastor; ar't, Edw J Byrne, 149th st and 3d av.—783.

Tremont av, n w cor Park av, 6-sty brk storage, 57.3x96.8x105.4; cost, $100,000; the Bronx Safe Deposit Co, on premises; ar't, C H Schumann, 280 Broadway.—782.

Virginia av, w s, 313 s Westchester av, 2-sty frame dwelling, 21x50; cost, $5,000; Elizabeth T Devine, 174th st and Westchester av; ar't, Henry Nordheim, Boston road and Prospect av.—790.

Walnut av, s e cor 137th st, 1-sty brk boiler house, 22½x34; cost, $3,500; Central Union Gas Co, 350 Alexander av; ar't, E L Spencer, 350 Alexander av.—788.

White Plains av, e s, 115.7 s 216th st, 4-sty brk stores and tenement, 55x76; cost, $25,000; Adelaide Burlando, 90 Willett av; ar't, L Howard, 1861 Carter av.—771.

Walnut av, n e cor 141st st, 2-sty brk storage, 95x32; cost, $2,500; D H McLaury Marble Co, on premises; ar'ts, Morgan & Barkhausen, 111 Broadway.—765.

Pelham Bay Park, 2,200 n City Island Bridge, 1-sty frame shelter house, 90x30; cost, $6,000; City of New York; ar't, Martin Schenck, Claremont Park.—781.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Bridge st, Nos 32-34, partitions, to two 4-sty brk and stone tenements; cost, $10,000; F T Bush, on premises; ar'ts, Pickering & Walker, 7 E 42d st.—2191.

Clinton st, No 14, show windows, to 6-sty brk and stone tenement; cost, $800; Beni Faden, 14 Clinton st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2172.

Delancey st, s e cor Elizabeth st, 3-sty brk and stone rear extension, 25.6x18.10, to 3-sty brk and stone factory; cost, $6,000; Mrs E Dessecker, Hotel St James, Asbury Park, N J; ar'ts, Pollard & Steinam, 234 5th av.—2200.

Greenwich st, No 277, partitions, to 4-sty brk and stone store, loft and dwelling; cost, $1,500; Henry Kast, 269 William st; ar't, Charles Stegmayer, 168 E 91st st.—2160.

Houston st, No 308 East, partitions, toilets, to two 5-sty brk and stone tenements and shops; cost, $1,800 ;Adler Bros, on premises; ar't, Ignatz I Rosenberg, 99 7th st.—2195.

Manhattan st, Nos 65 and 67, toilets, partitions to two 5-sty brk and stone tenement; cost, $2,000; Morris Weinstein, 1966 Broadway; ar't, Max Muller, 115 Nassau st.—2180.

Ridge st, No 151, partitions, windows, plumbing, vent shaft, to 5-sty brk and stone store and tenement; cost, $2,500; Joseph Bloom, 151 Ridge st; ar't, Chas M Straub, 122 Bowery.—2203.

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

University pl, No 126 | 1-sty brk and stone rear extension, 4x7, win-
14th st, No 32 E | dows, skylights, to 2, 4 and 5-sty brk and stone stores and lofts; cost, $500; M M & E M Ward, 84 William st, and Evelyn Demorest Rea, 15 E 14th st; ar't, M Zipkes, 147 4th av.—2175.

William st, No 182, ceilings, new plumbing, steam fitting, floors, to 5-sty brk and stone printing house; cost, $30,000; The New York Staats Zeitung, Tyron row; ar'ts, Schickel & Ditmars, 111 5th av.—2174.

1st st, No 31 East, partitions, windows, to 5-sty brk and stone store and tenement; cost, $2,500; Isaac S Heller, 71 Nassau st; ar't, Samuel Gross, 325 E 84th st.—2188.

2d st, No 77, air shaft, toilets, partitions, to 5-sty brk and stone tenement; cost, $3,000; L Grunberg, 149 Forsyth st; ar't, O Reissmann, 30 1st st.—2183.

2d st, Nos 138 and 140 East, partitions, toilets, windows, stairs, to two 3-sty brk and stone hospital buildings; cost, $10,000; Mt Moriah Hospital, 138-140 E 2d st; ar't, Fredk Ebeling, 420 E 9th st.—2169.

3d st, No 106 East, partitions, sinks, to 5-sty brk and stone store and tenement; cost, $5,000; John Mainzer, 106 E 3d st; ar't, Fred Ebeling, 420 E 9th st.—2170.

6th st, No 423 East, partitions, to 4-sty brk and stone tenement and store; cost, $200; Zbarazen Realty Co, Inc, 108 Bowery; ar't, Herman Horenburger, 122 Bowery.—2192.

7th st, No 79 East, toilets, to 4-sty brk and stone tenement; cost, $50; Hyman German, 182 2d av; ar't, Harry Zlot, 230 Grand st.—2189.

9th st, No 424 East, partitions, to 5-sty brk and stone tenement; cost, $200; Louis Stoiber, 722 Broadway; ar't, Henry Regelmann, 133 7th st.—2164.

11th st, No 414 East, partitions, windows, toilets, to two 4-sty brk and stone tenements; cost, $1,200; Salvatore Genovese, on premises; ar't, Henry Regelmann, 133 7th st.—2187.

12th st, No 153 West, alter doors, to 3-sty brk and stone residence; cost, $2,500; V Frank Von Lossberg, 38 W 15th st; ar't, Geo R Ainsworth, 38 W 12th st.—2186.

14th st, No 532 East, partitions, windows, toilets, to 5-sty brk and stone tenement; cost, $2,000; F M Horton, 532 E 14th st; ar't, O Reissmann, 30 1st st.—2205.

17th st, No 226 West, toilets, partitions, windows, to 5-sty brk and stone store and tenement; cost, $800; Isaac S Heller, 71 Nassau st; ar'ts, Gross & Kleinberger, Bible House.—2165.

18th st, No 339 West, partitions, windows, new floors, to 2½-sty brk and stone office and dwelling; cost, $1,000; John C Gabler Co, Inc, 64 Cortlandt st; ar't, G A Schellenger, 27 E 21st st.—2163.

23d st, No 414 West, partitions, to 5-sty brk and stone dwelling; cost, $100; Sol Weber, 442 Grand st, Brooklyn; ar't, Chas M Straub, 122 Bowery.—2207.

24th st, s s, 205 e Av A, 1-sty brk and stone extension, 5x18.6, add 1-sty to 1-sty brk workshop; cost, $4,890; G W Fuller, 433 E 23d st; ar't, James D Geddes, 1368 Broadway.—2178.

24th st, No 403 East, toilets, windows, skylight, to 5-sty brk and stone store and tenement; cost, $2,000; William and Philip Hoffmann, 211-213 E 55th st; ar't, Franklin Baylies, 33-34 Bible House.—2197.

28th st, No 126 East, 2-sty brk and stone rear extension, 15.6x50, partitions, store fronts, to 4-sty brk and stone stores and tenement; cost, $7,000; Emil Feffercorn, 142 E 33d st; ar't, Chas A Platt, 11 E 24th st.—2196.

34th st, No 40 West, show windows, toilets, to 5-sty brk and stone store and office bldg; cost, $5,000; Mary W Scheper, 6 Hamilton terrace; ar't, H J Krapp, 113 E 19th st.—2198.

46th st, No 225 East, partitions, windows, to 5-sty brk and stone tenement; cost, $2,000; K Goettler, 225 E 46th st; ar't, Otto L Spannhake, 233 E 78th st.—2167.

54th st, No 137 E, 1-sty and basement brk and stone rear extension, 11.6x12.2, windows, to 3-sty brk and stone dwelling; cost, $2,000; Maud E Knapp Cocks, 137 E 54th st; ar't, S E Gage, 3 Union sq.—2177.

56th st, No 26 West, 4-sty brk and stone rear and front extension, 8x29 and 19, new front walls, partitions, baths, stairs, to 4-sty brk and stone residence; cost, $30,000; Henry Seligman, 30 W 56th st; ar't, H A Jacobs, 322 5th av.—2211.

70th st, No 175 East, 2-sty brk and stone rear extension, 9x17, to 4-sty brk and stone dwelling; cost, $3,000; Delancey Coster, on premises; ar'ts, Piskering & Walker, 7 E 42d st.—2190.

73d st, No 57 East, add 1 sty to extension to 4-sty brk and stone residence; cost, $1,050; Harry Holbrook, 57 E 73d st; ar'ts, Robertson & Potter, 160 5th av.—2168.

75th st, No 15 East, add 1 sty to 4-sty brk and stone residence; cost, $250; W W Hall, 11 E 42d st; ar't, Alexander M Welch, 11 E 42d st.—2182.

105th st, No 82 West, toilets, partitions, show windows, to 5-sty brk and stone store and tenement; cost, $500; Daniel Buckley, n e cor Columbus av and 103d st; ar't, Louis Falk, 2785 3d av.—2193.

107th st, No 316 East, erect stage, platform, to 6-sty brk and stone tenement; cost, $200; H Broadman, 110 E 90th st; ar'ts, Briganti & Steeneken, 205 E 17th st.—2158.

110th st, No 80 East, 1-sty brk and stone front extension, 21.6x 10.10, partitions, to 2-sty brk and stone store and dwelling; cost, $2,000; W & J Bachrach, 200 Broadway; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2185.

118th st, No 12 West, show windows, to 5-sty brk and stone stores and tenement; cost, $750; Mrs Annie Richter, 146 Clinton st; ar't, W E Young, 1133 Broadway.—2210.

124th st, Nos 219-221 West, posts, windows, steel beams, to 2-sty brk store; cost, $5,000; Henry Morgenthau, 20 Nassau st; ar't, J Hoffmann, 318 W 121st st.—2171.

125th st, Nos 8 to 14 West, new balcony, to 4-sty brk and stone store and tenement; cost, $150; J M Horton, 213 E 24th st; ar't, Thos W Lamb, 224 5th av.—2194.

Amsterdam av, n e cor 109th st, 1½-sty brk and stone side extension, 69.8x50.8, to 1½-sty brk and stone studio; cost, $12,000; National Academy of Design, on premises; ar'ts, Carrere & Hastings, 225 5th av.—2199.

Broadway, No 1600 | add 1-sty to 10-sty brk and stone carriage
7th av | repository and shops; cost, $10,000; estate of
48th st | Elizabeth C Stokes, care of Edward W Barnes, 70 Worth st; ar't, Allen M Barrows, 160 5th av.—2179.

Lexington av, No 1608, sinks, shiw windows, partitions to 3-sty brk and stone dwelling and store; cost, $1,500; S Perell, 1608 Lexington av; ar'ts, Leiberson & Weitzer, 1133 Broadway.—2176.

Madison av, No 1634, store front, to 4-sty brk and stone tenement; cost, $350; F E Johnson, 126 W 31st st; ar't, John H Knubel, 318 W 42d st.—2184.

Madison av, e s, 25 n 41st st, alter piers, to 4-sty brk and stone dwelling; cost, $200; Ida Dliss, 301 Madison av; ar't, John C W Rube, 367 Woodlawn road.—2159.

Park row, No 176, partitions, toilets, windows, to 4-sty brk and stone tenement; cost, $5,000; Barnet Golden, 135 Nassau st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2162.

1st av, No 2387, toilets, partitions, to 4-sty brk and stone store and tenement; cost, $300; estate of Bridget Dillon, 2387 3d av; ar't, Louis Falk, 2785 3d av.—2161.

1st av, s w cor 26th st, pent house, to 6-sty brk and stone medical college; cost, $1,000; Bellevue Hospital Medical College, on premises; ar't, Thos W Lamb, 224 5th av.—2173.

1st av, No 19, partitions, windows, to 4-sty brk and stone tenement; cost, $1,000; H Heidenreich, 19 1st av; ar't, O Reissmann, 30 1st st.—2204.

1st av, Nos 1135-1137, partitions, windows, toilets, to 5-sty brk and stone tenement; cost, $3,000; J Crystal, 63-65 E 118th st; ar't, O Reissmann, 30 1st st.—2206.

2d av, No 2147, skylights, partitions, windows, tubs, sinks, to 4-sty brk and stone store and tenement; cost, $1,000; Philip Eich, 1412 2d av; ar't, Otto L Spannhake, 233 E 78th st.—2201.

2d av, s e cor 15th st, new roof, to 7-sty brk and stone school; cost, $750; Hebrew Technical School, on premises; ar'ts, Buchman & Fox, 11 E 59th st.—2208.

3d av, No 2130, show windows, to 4-sty brk and stone store and tenement; cost, $800; S Charles Welsh, 256 Broadway; ar't, J C Cocker, 103 E 125th st.—2212.

5th av, No 309, add 1 sty to rear extension, elevator shaft, to 3-sty brk and stone dwelling; cost, $5,000; Johnston Livingston, 309 5th av; ar't, A C Pauli, 160 5th av.—2166.

5th av, n w cor 55th st, electric elevator, to 5-sty brk and stone church; cost, $5,000; Fifth Av Presbyterian Church, on premises; ar'ts, Kafka & Lindenmeyr, 34 W 26th st.—2181.

5th av, s w cor 44th st, alter skylight, to 9 and 11-sty brk and stone apartment hotel; cost, $3,000; Louis Sherry, on premises; ar't, The Hinkle Iron Co, 534-538 W 56th st.—2209.

8th av, No 2431, erect sign, to 5-sty brk and stone store and tenement; cost, $100; Max Bernstein, 251 W 125th st.—2202.

## BOROUGH OF THE BRONX.

Fulton st, e s, 100 n 241st st, 1½-sty frame extension, 22x12, and move 1½-sty frame dwelling; cost, $2,000; Lena Ohl, 1222 Brook av; ar't, Otto C Krauss, 1188 Tremont av.—405.

Victor st, w s, 225 s Morris Park av, 1-sty frame extension, 11.6x 9.6, to 2-sty frame dwelling; cost, $250; Hattie Lotz, on premises; ar't, Timothy J Kelly, Morris Park av.—402.

165th st, s w cor 3d av, new girders, beams, partitions, &c, to 5-sty brk store and tenement; cost, $3,000; Andrew Davey, 350 Greenwich st; ar't, Chas H Richter, 68 Broad st.—394.

172d st, n s, 95.3 w Washington av, new beams, posts, roof, &c, to 2-sty frame dwelling and public bath; cost, $3,000; Mrs G Albert, on premises; ar't, O Arthur Ebbinghaus, 632 Gunhill road.—410.

183d st, s e cor Hughes av, 2-sty brk and frame extension, 16x5, new store front, to 2-sty frame store and dwelling; cost, $1,500; Wolf Burland, 801 Cauldwell av; ar't, Chas S Clark, 709 Tremont av.—401.

222d st, s s, 285 e 4th st, 2-sty frame extension, 6x10.2, and move 2-sty and attic frame dwelling; cost, $1,000; Margaret Miller, on premises; ar't, Louis Falk, 2785 3d av.—406.

222d st, s w cor Carpenter av, move and new porches and windows, &c, to 2-sty and attic frame dwelling; cost, $1,000; Benjamin Pott, 1970 1st av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—407.

222d st, n s, 175 w 4th av, 2-sty frame extension, 5x4 and move 2-sty frame dwelling; cost, $2,000; Thos Greenless, 4th av and 219th st; ar't, Louis Falk, 2785 3d av.—391.

222d st, s s, 130 e 4th st, move 2-sty frame dwelling; cost, $1,000; Frank S Stratuan, 828 Dawson st; ar't, Louis Falk, 2785 3d av.—400.

235th st, n s, 120 w Webster av, raise to grade 2-sty frame dwelling; cost, $200; Benjamin Irving, 237th st; ar't, Wm Irving, 238th st.—393.

259th st, s s, 103 w Riverdale av, 1-sty frame extension, 22x25, to 2-sty frame stable; cost, $150; D S Morrison, Riverdale; ar't, J J Kennedy, Riverdale.—395.

Av B, e s, 80 s 14th st, 2-sty frame extension, 14x20.6, to 2½-sty frame dwelling; cost, $2,000; Rudolph Schlamp, on premises; ar't, Otto C Krauss, 1188 Tremont av.—404.

Boston road, Nos 2013 and 2015, new toilets, new show windows, &c, to 2-sty brk stores and offices; cost, $500; David L Phillips, 72d st and Columbus av; ar't, Louis Falk, 2785 3d av.—403.

Morris av, e s, 100 n 158th st, rear, 1½-sty frame extension, 13.3x 11, to 1½-sty frame stable; cost, $300; Mrs Brantigain, on premises; ar't, Louis Koenig, 608 E 150th st.—399.

Morris av, e s, 100 n 158th st, centre, increase 2 ft in height 1-sty frame shed; cost, $25; Mrs Brantigain, on premises; ar't, Louis Koenig, 608 E 150th st.—398.

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Morris av, e s, 100 n 158th st, front, 1-sty frame extension, 12x9, to 1-sty frame shed; cost, $150; Mrs Brantigain, on premises; ar't, Louis Koenig, 608 E 150th st.—397.

Marion av, e s, 185.10 s 201st st, 2-sty frame extension, 12.6x20.6; cost, $——; Christian H Werner, on premises; ar't, Geo A Knauss, 2973 Decatur av.—392.

Villa av, e s, 120 s 204th st, 3-sty brk and frame extension, 25x24.2, and add 1 sty to 2-sty frame store and dwelling; cost, $3,-000; Pasqual Tucci, on premises; ar't, U S Bandesson, 685 Jackson av.—396.

Prospect av, No 1879, 1-sty frame extension, 20x10, to 2-sty and attic frame dwelling; cost, $300; Max Meyers, on premises; ar'ts, Moore & Landseidel, 148th st and 3d av.—408.

3d av, w s, 200 n 166th st, new show windows, new partitions, &c, to 3-sty frame store and dwelling; cost, $450; John Rogers, 148th st and 3d av; ar'ts, Moore & Landseidel, 148th st and 3d av.—409.

## Construction News.

(Continued from page 222.)

### Connecticut.

WATERBURY.—The Cudahy Packing Co. are contemplating the erection of a refrigerating building. It will be of brick construction. Architect J. B. Duhaime has completed plans for the 3-family house to be erected on Greenmount Terrace for Bernard Kelly. It will be a 3-sty frame house, 25x45 ft., with all improvements.

BRIDGEPORT.—Plans have been completed by Architect Joseph W. Northrop for a fine residence to be erected on Brooklawn av for Richard I. Neithercut, and estimates are now being made.—A. B. Odell, 116 Hanover st, who recently purchased a building lot on Laurel av, with a frontage of 50 ft., has had plans made by Architect E. G. Southey for a residence to be built on the site. Contractors are now estimating on the plans.

DANBURY.—Governor Woodruff has signed the bill appropriating $35,000 for the erection of a new building for the Danbury Hospital. Preliminary plans for the building have been made by Philip N. Sutherland, Danbury.

NORWICH.—The House has passed favorably on a bill for new buildings at the Norwich Hospital for the Insane. Appropriation, $300,000.

WATERBURY.—The New York, New Haven & Hartford R. R. Co., Edw. Gagel, Chief Engineer, New Haven, is preparing plans for the erection of a new roundhouse with a capacity of 14 engines, car barns for the storage of passenger coaches and a general repair shop, all of these buildings to be located near the Meriden Junction in Waterbury.

### Massachusetts.

BOSTON.—Bids will be received until August 30 by Major Edw. Burr, Corps Engineers, U. S. A., Boston, for dredging in Weymouth Back River, Mass.

AMESBURY.—John O. De Wolf & Co., Boston, are working on plans for an electric light plant for the Hamilton Woolen Co., to be erected at Amesbury.

BOSTON.—Jas. T. Kelley, 57 Mt. Vernon st, will have plans ready Sept. 1 for a 15-room school house in the West End, to cost $358,-000. French & Hubbard, consulting engineers.

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, see pages 244, 245, 246, 247.

## FILINGS OF AUGUST 9.

### LIS PENDENS.

Aug. 9.

Pleasant av, s e cor 121st st, runs s 31.3 x s 3.3 x s .06 x e 73 x n 31.9 x w 76.3 to beginning. Herbert Realty Co agt Esther Goldstein; specific performance; att'y, S Bitterman.

Wooster st, No 220. Eleanor McCartan agt Ida Stern; annulment of lease; att'y, Earley, Weaver & Earley.

28th st, No 332 East. Louis Krug agt Rudolph J Trabert et al; partition; att'y, P Cook.

### FORECLOSURE SUITS.

Aug. 9.

Prospect av, w s, 100 s Boston road, 98.6x151.10x irreg. City Real Estate Co agt Blanche Lagan et al; att'y, H Swain.

Audubon av, s w cor 189th st, 99.11x100. City Real Estate Co agt Joseph Wilkenfeld et al; att'y, H Swain.

3d av, s w cor 182d st, 80x103.1. Henry R Hoyt agt Jacob Rosborg et al; att'y, C K Carpenter.

### SATISFIED JUDGMENTS.

Aug. 9.

Adams, Louis B—J C Robbins et al. 1905. ..... $141.00

Adler, Sigmund Republic Marble Co. 1907. ..... 371.67

Same——same. 1907. ..... 373.47

Same——same. 1907. ..... 506.57

Baxter, Dennison E—E C Delevan. 1907. ..... 465.10

Caggiano, John—Michel Cohen & Co. 1907. ..... 228.76

Same—M J Ross et al. 1907. ..... 1,538.73

Hilkowich, Louis—A Schmeidler et al. 1902. ..... 239.23

London, Albert, Moses Press & Louis Meryash—N J Terra Cotta Co. 1907. ..... 241.91

Meryash, Louis—J Buehler. 1907. ..... 1,045.47

Same—J H Kupner. 1907. ..... 187.69

Norton, John—J Buehler. 1907. ..... 1,025.32

Pleshet, Louis—P Cohen et al. 1904. ..... 45.73

Quosbarth, Carl L & Eva J Riegler. 1897. ..... 159.91

Slater, Isaac & Frank A A Schlickerman. 1906. ..... 233.27

Schlierer, John—Union Ry Co of N Y. 1907. ..... 108.88

Wilder, Karl—A Halprin et al. 1901. ..... 429.88

Winterbauer, Louis, Adolph Kalthoff & Richard Roe—R M Gilman Mfg Co. 1907. ..... 32.79

Williams Whittelsey Co—Chas D Durkee & Co Inc. 1907. ..... 1,433.69

CORPORATIONS.

Brouer, Du Four Pinkney & Dudley Co—J L Didley Jr. 1905. ..... 942.44

Hessel Building Co—J A Thompson et al. 1907. ..... 2,007.25

### MECHANICS' LIENS.

Aug. 9.

93—Crotona Park East, Nos 11 to 15. Geo J Plugheber agt Richard W Gilmartin et al. Geo J Plugheber ..... $560.00

94—Park av, s e cor 103d st, 100x80. Federal Tile Co agt Cohen & Kraft ..... 704.00

95—Lewis st, Nos 45 and 51. Leonardo Cario agt Isaac Josephson and Morris Fischer. 825.00

96—87th st, No 438 East. Andrew Durst agt Ferdinand Heene, Sr. ..... 85.52

97—Crotona Park East, Nos 9 to 17. M Levinstein agt Chas W Ganner. ..... 400.00

98—88th st, No 64 West. Sonnenblick Bros agt Loretta & Thomas Wallace. ..... 65.00

99—Courtlandt av, s e cor 162d st, 56x80. Abraham Levin agt Frank Rotter and Annie Linder and Morris Dresler. ..... 150.00

100—Rivington st, Nos 255 to 257½. Isaac Keiser agt Samuel Karger and John L Cotter. ..... 175.00

101—Suffolk st, No 131. Same agt Morris and Fany Steckel and John L Cotter. ..... 100.00

102—La Fontaine av, s w cor 178th st, 25x100. Stephen G Still agt J Chas Weschler trustee and Andrew J Thomas. ..... 120.00

103—117th st, No 509 East. Benjamin Rosenbaum agt John McAuliffe and James J Benson ..... 60.00

104—Hester st, No 171. Bregman, Rosenberg & Ratner agt Marion H Kein and Joseph D Monblatt ..... 30.00

105—Rose st, No 24. Same agt Philip Ochsenreiter owner and Joseph D Monblatt. 28.00

106—Hester st, No 169. Same agt Hnnnah H-Madeline L McKinley and Joseph D Monblatt. ..... 80.00

107—Houston st, s e cor Columbia st, 75x50. National Mantel & Looking Glass Co agt David Feigensohn. ..... 200.00

108—Allen st, No 57. Frank Silverstein agt Rose Frey and Isaac Galef. ..... 550.00

109—103d st, Nos 112 and 114 East. National Mantel & Looking Glass Co agt Samuel N Wallenstein ..... 310.00

110—48th st, Nos 257 and 259 East. Aaron Udow agt David Cohen. ..... 29.85

111—48th st, Nos 302 and 304 East. Same agt same ..... 17.95

### BUILDING LOAN CONTRACTS.

Aug. 9.

135th st, No 947 East. Chas S Albert loans Wm M Roosa to erect a — sty bldg; 3 payments ..... $3,500

### SATISFIED MECHANICS' LIENS.

Aug. 9.

Allen st, Nos 202 and 204. David Bradspis et al agt Mary Perlman et al. (May 29, 1907. ..... 383.00

Same property. Max Hassen agt same. (Jan 28, 1907) ..... 400.00

Same property. Barnet L Abrams agt Abraham Perlman. (Mar 18, 1907). ..... 315.00

Verio av, s e cor 236th st. James C Forbes agt German Real Estate Co. (July 25, 1907). ..... 2,925.00

Same property. Thos B Bowne & Son Co agt same (July 26, 1907). ..... 347.43

Same property. Church E Gates & Co agt same. (July 24, 1907). ..... 1,962.73

Same property. Riccardi Bros agt same. (July 26 1907) ..... 1,234.00

Same property. Thomas F Fleming agt same. (July 29, 1907). ..... 737.00

Same property. Antonio Rezzetti agt same. (July 25, 1907). ..... 385.50

148th st, s s, 140 e Park av. Thomas Ferguson agt The Roman Catholic Church of St Paul (Dec 18, 1905) ..... 2,661.78

[illegible] No 962. John Croooll agt Arthur A Cr[illegible] (Aug 7, 1907). ..... 1,463.00

148th st, s s, 225 e Amsterdam av. John J McDoran agt Clinton V Kinsella. (July 10 1907). ..... 3,051.04

Decatur av, No 2838. Hary Hurwitz agt Israel Fink et al (Mar 28, 1907). ..... 155.00

### JUDGMENTS IN FORECLOSURE SUITS.

Aug. 1.

Lexington av, Nos 1885 to 1895. Richard B Kelly agt Herman Wronkow; Putney, Twombley & Putney, att'ys; Isaac Phillips, ref. (Amt due, $18,614.)

Union av, e s, 96.1 n 161st st, 225x100. Samuel Strasbourger agt Syndicate Construction Co et al; Strasbourger, Weil, Eschwege & Schallek, att'ys; John C Tomlinson, ref. (Amt due, $46,064.49.)

Aug. 3.

145th st, n s, 125 w Lenox av, 75x99.11; action No. 1. American Mortgage Co agt Louis A Solomon et al; Bowers & Sands, att'ys; James R Deering, ref. (Amt due, $10,772.48.)

145th st, n s, 200 w Lenox av, 75x99.11; action No. 2. Same agt same; same att'ys; same ref. (Amt due, $10,772.48.)

Lenox av, n e cor 141st st, 99.11x50. Leon Tuchman agt Meyer Frank; Manheim & Manheim, att'ys; Edward Browne, ref. (Amt due, $23,247.75.)

Aug. 5.

80th st, Nos 529 to 533 East. Jacob Bloch agt Harry Abrams et al; M Silberstein, att'y; Harry Greenberg, ref. (Amt due, $3,281.78.)

Aug. 6.

55th st, Nos 333 to 345 East. Henrietta Kahn agt Hauben Realty Co et al; Arnstein & Levy, att'ys; Wm H Knox, ref. (Amt due, $34,648.16.)

Aug. 7.

70th st, n s, 173 e Av A, 50x100.5. Laura Albert agt Samuel M Hoffberg et al; Sydney W Stern, att'y; J M Marcuson, ref. (Amt due, $3,114.50.)

3d av, w s, 76.5 s 94th st, 25x100. Clara Frankenberg agt Kate Cullen; Henry E Frankenberg, att'y; Max S Levine, ref. (Amt due, $5,231.38.)

### LIS PENDENS.

Aug. 3.

97th st, Nos 335 and 337 East. Morris Faerber et al agt Hyman Fechter (action to set aside contract); att'y, M A Scherman.

85th st, s s, 30 w Columbus av, 75x102.2. Valencia Realty Co agt Samuel K Jacobs; specific performance; att'ys, Reeves, Todd & Swain.

Ridge st, No 132. Isaac Cohen agt Lippe Lunitz et al; action to set aside agreement; att'y, B Reass.

Rivington st, Nos 308 to 312. Thomas F Roys agt Herman Haar; action to impress vendee's lien; att'y, E A Isaacs.

Road leading from Westchester to Eastchester, w s, beginning at n e cor of land of Solomon Robinson, 80x40x irreg; Sophia Gilbert agt Lucille Cobia et al; partition; att'y, A H Waddick.

118th st, No 232 East. Gussie Englander agt Mary McCarthy; action to declare lien; att'y, G Hamburger.

Aug. 6.

Bronx Terrace, w s, 63 s 10th av, 77x150x irreg.

Bronx Terrace, w s, 160 n 10th st, 75x170. Sound View Land & Improvement Co agt Henry Striegel et al (specific performance); att'y, A C & F W Hottenroth

70th st, s s, 175 e Av A, 100.4x148. Abraham Weitz et al agt Jacob Boltan (action to enforce lien); att'y, M J Siegel.

Lot 261 map made by Andrew Findlay Mar 14, 1851, part of Bronx. William O'Connor et al agt William F Bu[illegible] et al partition; att'ys, Berry & Davis.

Elizabeth st, No 163

Walker st, n w cor Elm st, 25x87.1x irreg.

[illegible] s, No 364 West.

[illegible] s, No 229 West

Crosby st, No 11. Sidney B Taylor et al agt Susan B Taylor et al; partition; att'ys, Lord, Day & Lord.

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Morningside av East, No 16. Chas A Bill agt Hendricks Buge et al; specific performance; att'y, W Rosenblum.

Aug. 7.

3d av, No 1443. Edward A Alexander agt William Thomann et al; action to cancel deed; att'y, J H Cohen.

74th st, No 322 East. Oscar H Brickner agt John Nilson; action to declare lien; att'ys, Olcott, Gruber, Bonynge & McManus.

2d av, No 2390. Hyman Millstone agt Isidore Slonov et al; action to set aside deed; att'y, N Waxman.

11th av, w s, 25.5 s 57th st, 50x100. Chas E Appleby agt Edith Stonebridge; action to declare deed void; atty's, Cannon & Cannon.

8th av, w s, 50 n 126th st, 49.11x100.

Interior parcel beginning at a point 46 from n w cor 8th av and 48th st, runs w 81 x n 29 x e 81 x s 29 to beginning.

Minnie A Bremer agt John C Bremer et al; action to declare lien; att'ys, Warland & Warland.

Aug. 8.

2d av, Nos 1444 and 1446. Abraham Saffian agt John Trunk et al; action to foreclose two mechanics liens; att'ys, Rose & Putzel.

2d av, No 655. Annie Duncan agt John Hopp et al; partition; att'y, R J D Keating.

28th st, Nos 247 and 249 East. John Finck agt Sophie Gundrum; notice of attachment; att'y, W McConike.

102d st, s s, 175 w 1st av, 74.11x100.11. Samuel A Potter agt Isaac Portman; specific performance; att'ys, Abramson & Potter.

## FORECLOSURE SUITS.

Aug. 2.

50th st, n s, 137 e 2d av, 16.4x100.5. Beatrice L Laski et al agt Bessie R Bussell et al; att'y, D E Goldfarb. Corrects error in last issue when defendant's name was omitted.

Aug. 3.

73d st, s s, 200 w West End av, runs s 102.2 x w 25 x n 30.7 x n 71.11 x e 30 to beginning. Mutual Life Ins Co agt Kate L Trenholm et al; att'y, J McKeen.

Jumel pl, w s, 113.8 s Edgecomb road, 100x100. George Enret agt Jacob Guterding et al; att'y, E M Burghard.

3d av, No 3886. Sadie Felson agt Clara Lubo et al; att'y, D Matthewson.

Aug. 5.

Part of south side of pier, at foot of West 55th st, leaseholds, etc, bulkhead at foot of East 40th st, lease, etc, and part of south side of Pier Old 42, North River, near foot of Canal st, lease with privileges, etc. Lincoln Trust Co agt Brown & Fleming Contracting Co et al; att'ys, Bowers & Sands.

Aug. 6.

5th av, s w cor 138th st, 99.11x120. R Ross Appleton agt Samuel Levine et al; atty's, Kendall & Herzog.

76th st, s s, 300 w Av A, 25x102.2. Morris Fried agt Julius Martinson et al; att'y, P Hellinger.

Walton av, w s, 166.8 n e 150th st, 16.8x100. Germania Life Ins Co agt Lars G Ericson et al; att'ys, Dulon & Roe.

Rivington st, No 312. Meyer J Speyer agt Walter J Moore et al; att'y, M Rapp.

Aug. 7.

Lots 223 and 224, map of Building Lots, near Williamsbridge Station, Bronx; two actions. Wm G Wood et al agt A Shatzkin & Sons et al; att'y, J A Lane.

Park av, No 1984. Jennie Reichman agt Abraham Schapierer et al; att'y, J Rosenzweig.

Central Park West, w s, 75.8 s 101st st, 25.3x100. John Stich agt Joseph Fuchs et al; att'ys, Kantrowitz & Esberg.

Broadway, s s cor 26th st, 60.5x134.1x56.5x155.7.

Lot 72, bock 2884; lot 83, block 2882; lot 93, block 2880; lot 187, block 2887, and lots 25 and 82, block 2878.

Hamilton National Bank of Chicago agt Richardson T Gibson et al; att'ys, Stroock & Stroock.

203d st, n s, 350 e Marion av, 25x127.3. Teachers' Cooperative Building & Loan Association of the City of New York agt Sebastino Nardillo et al; att'y, F C Leubuscher.

Old Broadway, Nos 2376 and 2378. Henry Arnstein agt Lulu Banford et al; att'ys, Feltenstein & Rosenstein.

60th st, No 239 West. Mamie Cowen agt Saul J Sachar et al; att'y, C A Strauss.

117th st, n s, 98 e Pleasant av, 30x100.10. Benjamin Nieberg agt Cornelius O'Callaghan et al; att'ys, Krakower & Peters.

Aug. 8.

Fordham av, w s, 108.2 n Fitch st, 50x104. John W Cornish agt Joel Jacobs et al; att'y, H Swain.

Cypress av, e s, 100 s 136th st, 50x95; two actions. James McLoughlin agt Max Levine et al; att'y, V M Stilwell.

11th st, Nos 337 to 345 West.

Washington st, Nos 719 and 721.

Two actions. William Carter agt Builders Construction Co et al; att'y, G A Stearns.

100th st, n s, 51 e Park av, 25x75. Joseph J Bach agt The Knepper Realty Co et al; att'y, H Fluegelman.

3d av, Nos 971 to 975.

58th st, Nos 205 and 207 East.

Geo B Vanderpoel exrs, &c, agt Pincus Lowenfeld et al; att'ys, Man & Man.

Prospect av, old, e s, 314.6 s old line of Samuel st, 16.6x150. Ella L Baker gdn agt Sophie Maass et al; att'ys, Reed & Pallister.

Delancey st, No 122. Morris Rose agt Fourteenth Street Bank et al; att'y, M M Schleider.

Amsterdam av, s e cor 185th st, 79.11x100. Leon M Hirsch agt Meyer Bach et al; att'ys, Strauss & Anderson.

184th st, n s, 49.9 e Davidson av, 16.3x80. Emma Weber agt Henry U Singhi et al; att'y, C A Hitchcock.

Timpson pl, s e s, 43.1 n e from an angle which said angle is 219.4 n e 144th st, runs n e 326.1 x s e 120.9 x s w 393.10 x n w 100 to beg. William Hyams agt C A Hyde & Co et al; att'ys, Gross & Sneudaira.

3d av, n e cor 58th st, runs n 50.2 x e 105 x n 50.3 x e 50 x s 100.5 x w 155 to beginning. Pincus Lowenfeld et al agt Barnett Hamburger et al; att'ys, Arnstein & Levy.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Aug.

3 Allen, Frederick B—Diedrich Beckerman, et al ..... $61.31
3 Acherman, Xavier—Mary F R Work..1,556.32
3 Adler, Louis—Chas A Hauck ..... 49.38
3 Achermann, Xavier—Jacob Newman..400.49
6 Antwiler, Joseph B—E H Gato Cigar Co..73.48
7 Anderson, Robert, admr—James Anderson. ..... 1,121.03
7 Same—John McCracken..... 560.51
7 Same——Catherine Furey..... 560.51
7 Same—George Anderson..... 560.51
7 Same—Alice Anderson..... 1,121.03
7 Anderson, Robert—Clarence Bonynge....307.80
7 Same——Alexander Thain..... 280.00
7 Same—John McCracken..... 196.00
7 Same——Catherine Furey et al..... 199.70
8 Aronowitz, Louis—New Jersey Terra Cotta Co ..... 316.91
8 Albro, Stephen V—Joseph I Bernhardt ..... 2,049.90
8 Same——same..... 624.61
8 Adler, William—Syracuse Co of N Y.....71.65
8 Albertson, Wm C—Geo R Sutherland...455.38
3 Bonanno, Luigi—Charlotte N Palmer..178.87
5 Besser, Herman—New Netherlands Pub Co. ..... 204.56
5 Balmer, Ralph—Stationers' Board of Trade ..... 469.85
7 Brainard, Clinton T—Geo W Roberts...127.12
7 Brady, John—Otto C Rudbeck..... 519.67
7 Burk, Alfred C—Nathan Simmons..... 164.86
7†Buckley, John—Sanders P Jones et al...311.42
7 Block, Joseph—Abraham Frankenbergo, ..... 3,593.22
8 Braunstein, Morris—N Y Telephone Co. ..... 3,593.23
8 Brown, C Ellsworth—Manhattan Shoe Co. ..... 287.97
9 Brader, Henry—Maynard N Clement..1,821.32
9*Bentley, Silvanus—Wm C Links..... 257.13
9 Beroldingen, Alfred—Ida Beroldingen.1,129.90
9 Barad, Moses—Max Hayman ..... 71.65
9 Baudouine, John F—William Mathews.730.47
3 Cohen, Isador L—Meyer S Bernheimer et al..... 1,536.82
3 Cohen, Simon—Samuel Rozinsky ..... 356.91
5 Clouse, Thos T—Moquin-Offerman-Wells Coal Co..... 141.57
5 Cunningham, Thos J—Unionport Lumber & Mfg Co..... 67.44
5 Cohen, Max & Jacob—B Frank Levy and ano..... 18.45
6 Connell, Frank O—Manuel J Brazill..... 27.16
7 Cadieux, Victor C—Victoria Hall Clark Co. ..... 226.14
7 Cox, Arthur S—Guiseppi Pelli..... 90.32
7 Cohen, Harry—David Raider..... 111.19
8 Cryan, John J—Meta E Brennan ..... 123.67
9 Christmann, Chas E—Frederick Hambrock. ..... 92.48
9 Cohen, Davis—Harry Scher ..... 65.91
9 Colby, Chas B—Columbia Steel Casting Co. ..... 402.66
9 Carton, Peter J—N Y City Ry Co..... ..... costs, 67.88
9 Corle, Andrew & Lulu—George Neher..92.41
9 Cinque, Vigenzino—Wm C Johnson..... 54.36
9 Crozier, John—Marston Lumber Co....413.85
9 Carpenter, Oliver P—George Blackburn.118.17
3 de Luzuriaga, Vincente R & Francisco E*—Joseph D Sulsona ..... 298.55
5 Dickson, James—Wm J Matheson & Co. Ltd..... 196.91
5 Davis, Hustin—Chas T Lewisano..... 35.91
5 Dorf, Max—N Y Tel Co..... 28.36
6 De Alzugaray, J Baxeres—Mary Crawley. ..... 130.36
6 Decker, Wm L—Frank W Richardson..... 70.68
7 Dexter, Corydon J—H J Ruge Co..... 90.90
7 Dusseau, Louis—Eugene Escaude..... 69.91
7 D'Ambrisi, Carl—Ludwig Baumann & Co. ..... 27.90
8 De Alzagary, Jose B—Nat Park Bank of N Y..... 52.15
8 De Fontaine, W Hampton—Wm A Baldwin et al. ..... 128.94
9 Dvorak, John—William Ehrlich ..... 486.37
9 Detrinco, Guiseppe—Bert K Bloch..... 156.00
9 Dugan, Elizabeth—N Y City Ry Co...185.93
3 Earle, Eugene M—Lena Kahn..... 1,073.48
7 Elkan, David—Albert Rothermel..... 93.29
8 Ebell, August and Sarah—Dora A Valentine ..... 188.59
3 Finn, Patrick W* & John T—Patton Clay Mfg Co..... 1,960.71
5 Frost, Charlotte B—Duane F Mattison.269.71
5 Frisch, Adolph—N Y Telephone Co....61.58
6 Fisher, Morris—Fred Trulio..... 270.85
6 Frank, Benjamin—Kips Bay Realty Co.332.22
7 Fleming, Irene T—Adele Kean. .....possession of property and costs, 32.72
7 Friedman, Isidore—Adolph Schkolnik....97.82
7 Finn, John T—Lewis H Phelps..... 184.16
7 Finn, Chas F—Simpson, Crawford Co..316.46
7 Frank, Leopold—Clarke & Baker Co....273.09
8 Frosch, Bernard—Jacob Windman et al..89.65
8 Finn, Edgar N—Clarence P Waterman..173.92
8 Feinberg, Morris—Adolph Moscowitz....321.87
8 Fullerton, Stephen W—William Ettlinger ..... 77.41
9 Freese, John H—Park & Tilford..... 30.23
9 Friedman, Max—Hub Realty Co..... 111.91
9 Fuchs, Joseph—Harry S Houpt ..... 200.56
3 Greenberg, Henry M—Michael Satozky..8.47
3 Gillingham, Geo D—Aetna Life Ins Co.34.41
3 Goodman, Jacob—Barbara Goldsmith...91.91
5 Gascoigne, S F—M J Petermichel....6,965.52
5 Goldberg, Morris—C F Wickenheiser..346.90
5 Grossman, Louis—Henry Meyer..... 27.57
6 Goldfinger, Marcus—Clarkson P Ryttenberg. ..... 24.65
6 Gaus, Charles—Morris Gottlieb..... 135.45
7 Grand, Israel—Am Farm Products Co....90.37
7 Gargan, Andrew—Saunders P Jones et al ..... 311.42
7 Gerstein, Samuel—Geo F Lawrie et al..67.06
7 Gulotta, Anthony J—Ely J Rieser. .....possession of chattels and costs, 61.02
7 Greenwald, Max—Rosie Klein..... 22.65
8 Gillman, Deborah—Alfred J Abrams..... 73.31
8 Greenstein, Maurice M—Leo von Knoblauch ..... 30.66
8 Greitzer, Joseph B—John F Cronin..... 78.73
8 Geoghegan, John J—Herbert Spear et al ..... 222.48
8 Graham, Joseph B—John A Parker.....54.15
9 Galvin, Fanny M—Union Ry Co of N Y. ..... 113.53
3 Hamlos, John—Jacob M Wallace..... 25.20
5 Horowitz, Benjamin—Wood & Selick, Inc. ..... 58.94
5 Hilsmann, Emil A—N Y Telephone Co.68.97
5 Haber, Ignatz——the same ..... 24.28
5 Hutchins, Ada B——the same ..... 20.88
5 Hutkoff, Louis——the same ..... 24.55
5 Hobson, Henry H—Isidore Sobel..... 31.59
5 Hausman, Abraham—Abraham Fox..395.99
6 Harawitz, Abraham—Lawyers Title Ins & Trust Co..... 180.59
7 Himelman, David—N Y Telephone Co....32.24
7 Hayck, Joseph—Abraham Fine et al..... 64.25
7 Holmes, David O—Motor Car Service Co. ..... 46.15
7*Hechter, Leopold—Rudolph O Haubold...66.14
7 Hawkins, Daniel A—Jenie F Hawkins..90.30
7 Hatch, Nelson B & Geo C—Geo R Sutherland ..... 125.18
8 Holmes, Richard—Vandonald Co..... 44.51
8 Horn, Geo Jr—Meta E Brennan..... 92.06
8 Horsely, Joseph H—Auto Improvement..62.65
9 Hearns, Francis J—Frank Co, Jr.....80.83
9 Heim, Lizzie & Albert—Mary Dietrich.410.61
9 Hamrick, Winfield S—David B R Chapman. ..... 146.98
9 Hanrette, James J—Wm C Links....257.13
9 Herschenroeder, Frederick—Joshua H Skidmore..... 72.08
9*Harris, George—Moses Lubelsky & Son.49.53
9 Hoar, Wilhelmina A—Harry J Hearn..363.01
9 Hamilos, John—Christos Stampul..... 511.01
7 Innes, Frank—Warner Van Norden..... costs, 133.10
8 Inman, Wm F—Geo R Sutherland..... 455.38
5 Jowdy, Geo B—Gutters Faris and ano.182.23
6 Jocelyn, Chas D—Jerome E Bates et al..35.02
7 Jacobson, Leonard L—Owens & Co..... 37.80
7 Jordan, George—Martin H Meyerhoff et al ..... 438.11
7 Jacobsohn, Rebecca—R S Stern Co..... 50.66
3 Kraft, Isaac—Samuel Rozinsky..... 356.91
3 Kleinfeld, Isaac—Salvatore Genovese..... 6,087.25
5 Kahn, Harris—Sydney Frieden and ano. ..... 401.27
5 Kefalos, Peter—Theodore Alexis..... 318.42
6 Klein, Samuel L—Harbinson Walker Refactories Co..... 283.51
6 Killough, Robert—Chas E Rafaylea et al ..... 279.65
7 Katzenstein, Solomon—James E Nichols et al ..... 912.47
7 Kahl, William—Emil Fleischl et al..... 49.49
7 Katz, Philip—Morris Freudenheim et al.182.76
8 Kahn, Harris—N J Terra Cotta Co..... 192.46
8 Kolichman, Benjamin—Nathan Levy et al ..... 214.81
8 Kosterbaum, Samuel, admr—N Y City Ry Co ..... costs, 395.28
9 Jackson, Henry—Sol Levin ..... 113.65
9*Kupersmith, Joseph—Harry Scher..... 65.91
9 Kahn, Harris—David Mayer..... 245.50
9 Klenert, Emanuel—Bernard M Hamburger. ..... 169.41
9 Klein, Edward—Sol Levin ..... 113.65
3 Levy, Arthur—Abraham Levy et al ....39.31
3†Lager, Abraham—David Shuldiner ..... 131.81

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5 Lancaster, James H——the same .....45.30.
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5 Lo Pinto, Frank——the same .....32.99
5 Lagiolis, John—Theodore Alexis.....318.42
6*Leibowitz, Nettie—Joseph Abrahams et al .....412.81
7 Lieber, Isaac—Hudson Valley Dairy Co.182.87
7 Lux, Vincent G—John Deans.....63.02
7 Luce, Clarence, Jr—Cobin & Co.....106.73
7*Ladra, Juan—N Y Telephone Co.....34.42
7 Le Gare, George—Frederick H Wiggin..187.57
7 Longbridge Wilson S—Annie E Crawford. .....e.....190.80
8 Lipkowitz, Louis—Herman Strauss.....49.61
8 Leonard, John J—De Florida Tobacco Co. .....152.15
9 Lipkowitz, Louis—Abraham Posner....28.87
3 Murray, Thomas—Bridget Stephens....272.79
3 Manley, Chas H—Paul E Lehman et al.74.68
3 Martin, Geo W—Wellesby W Gage....527.92
5 Moss, Irving D—Benj F Towle .....952.89
5 Muller, Conrad, Jr—N Y Tel Co .....26.41
5 Mills, James J——the same .....36.06
5 Marks, Chas—Chas T Lewis and ano...35.91
5 Moskowitz, Jacob—Lizzie Gordon and ano. .....13.90
5 McNamara, Daniel—S Ormond Geldan.198.48
5 McFerran, James—Peter Laverty et al. .....16,135.20
6 Murray, Walter A—N Y Telephone Co....38.85
6 Magidoff, Jacob——same.....39.46
6 Mainetty, Leon P—Postal Telegraph Co.192.53
6 Meeker, Herman E—Ellen Smyth.....324.67
6 Maynard, Geo V—Geo R Sutherland....134.43
6 McDonald, Owen P—N Y Telephone Co..61.91
7 Maycock, Charles—Martin H Meyerhoff et al .....90.11
7 McCourt, Patrick J—Elizabeth M Sweeney .....92.46
8 Moore, Geo S—United Milk Co.....203.81
8 McDermott, Roderick—Crane Co.....323.16
8 Morton, J Hatfield—Simon Manges et al. .....292.86
9 Miller, Max—N Y City Ry Co....costs, 67.88
9 Mercuri, Giuvina——the same ....costs, 76.65
9 Miller, Gus—Moses Straus Co.....209.16
9 McHeffey, James H—Joshua Silverstein..... .....(D) 5,256.30
5 Newman, Samuel—Samuel K Gordon....77.47
5 Osborn, Chas C—New Netherlands Pub Co. .....70.02
6 Ortiz, Annie—N Y Telephone Co.....43.74
6 Oliviera, Francisco—Sonn Bros Co.....29.07
7 O'Connell, Frank—Manuel J Brazill.....27.16
8 O'Neill, John H—N Y Telephone Co.....24.38
9 O'Neill, John—Martin Holohan .....93.61
3 Poehn, Emil—Chelsea Auto Storage Co..262.41
5 Paul, Sam—Julius M Lyon .....116.30
6 Prince, Felix—N Y Telephone Co.....81.19
6 Peirson, Alden——the same.....36.56
6 Polanco, Alberto——same.....43.82
6 Prindle, Roscoe S——same.....136.86
6 Piot, Antoinette——same.....27.62
6 Pain, Leopold——the same.....42.90
6 Poey, Lillian I——same.....49.07
6 Pra, Charles——same.....45.48
6 Paris, Joseph——same.....23.48
7 Petrocelli, Salvatore, Peter and Antonio—Rudolph O Haubold.....66.14
7 Phillips, Wm H—John McQaude.....114.08
8 Porth, Emil—Wm E Lucas et al.....228.90
8 Peck, Louis—Chas E Ring.....534.38
8 Paulsen, Frank B—Emma L Honigman..98.09
9*Pickles, Fred H—Columbia Steel Casting Co. .....402.66
9 Peck, Louis—Meyer Malbin et al.....318.16
9 Padower, Hyman—Interurban St Ry Co.397.23
9 Pirk, Amalia—Douglas Mathewson....160.02
3 Retman, Louis D—First Ntl Bank of Bristol .....267.06
3 Reiner, Frank—Frank N Glover.....107.75
3 Rosenstein, Marcus—Bernard Fromenson.30.65
3 Rothfeld, Isaac—Salvatore Genovese .....6,087.25
5 Ryan, Nicholas W—Peter Laverty and ano. .....16,135.28
6 Richter, Frederick W—N Y Telephone Co. .....52.05
6 Riley, Margaret—Scientific Am Compiling Dept .....178.62
7 Rosenberg, Samuel—N Y Telephone Co..32.24
7 Reiner, Louis——same.....50.73
7 Rice, Nora H——same.....102.29
7 Riera, Donato—same.....34.42
7 Rice, Wm H Jr—same.....20.78
7 Rosenberger, Melvin—same.....27.65
7 Ruben, Julius—same.....24.97
7 Rozelle, Geo H—same.....72.74
7 Rougetti, Amanti—same.....35.93
7 Reilly, Hugh J Jr—N Y Telephone Co....24.54
7 Rosenbaum, Louis—W Stanley Easter...22.76
7 Rugen, Herman F—Wm F Collins et al..75.60
8 Roedler, George—Abner P Bigelow et al. .....177.72
8 Reinlieb, Max—Julius C Bauer et al....136.93
8 Rosen, Max and Abraham H—Albert D Rosenshine et al.....153.53
9 Ratkovsky, Louis—Schwarzschild & Sulzberger Co.....96.56
3 Smith, Chas E W—Geo B Hartell..4,234.47
5 Schnitzerling, Conrad——Atlantic Varnish Works .....70.11
5 the same——F O Pierce Co.....131.81
5 Slutzkin, Adolph—D Appleton & Co....26.72
5 Saratzky, Jacob—Adolph Berger .....70.00
5 Shodorov, David—Lizzie Gordon and ano. .....13.90
5 Simon, Lena—Olin J Stephens, Inc.....38.06
5 Saresky, Fann—Robt Thedford .....41.41
5 Smith, Raymond B—I Sobel .....54.40
6 Schafer, George & Max—Max Stolwein et al .....costs, 32.72
6 Smith, John C—Samuel C Steinhardt....93.83
6 Schmidt, John—James J Naughton.....304.64
7 Stroud, Edw A—Frank E Gillies et al..214.43
7 Sully, Daniel J—James McCreery & Co..169.58
7 Simons, Chas E—National Discount Co.450.23
7 Staunton, Frederick J—M H Birge & Sons Co .....255.17
8 Stein, Myer J—N Y Telephone Co.....83.42
8 Snow, John L—Frank E Smith.....967.45
8 Silberling, Samuel—Edw C Ripley.....33.41
8 Seeman, George—same.....33.41
8 Scapicchio, Nicola—Joseph Doelger et al. .....519.41
8 Scapicchio, Rosa and Nicola—same.....68.26
8 Sanders, Wm L—Chas E De Crauw...1,716.97
8 Sadler, Houston M, Jr—Nat Bank of Waterville .....653.67
8 Scoboloff, Max—Chas E Ring.....534.38
8 Smith, Fred H, Fred H J to Jacob H—N Y Telephone Co.....30.93
9 Silbermintz, Abraham—F T Willigan Co. .....221.72
9 the same——the same .....334.62
9 Stern, Jacob—N Y City Ry Co..costs, 67.88
9 Scoboloff, Max—*Meyer Malbin et al....318.16
9 Sire, Meyer L—Reuben G Brewer.....368.60
7 Tivoli, Wm M Ely J Rieser. .....possession of property and costs, 61.02
8 Thuor, Harry A—N J Terra Cotta Co..117.41
8 Thomas, Fred C—Wm S Clark.....70.41
9 Thaler, Amelia—Siegel Cooper Co....474.97
9 Turunen, Peter—N Y City Ry Co....131.87
9 Tashman, Isidor—Sol Levin .....113.65
9 Thompson, R Percy—Geo V Cooper....59.96
8 Ufer, Edw W F—N Y Telephone Co.....206.80
8*Underburgh, Henry—same.....24.38
3 Van Holland, Henry—Angle Sea Oyster Co. .....463.11
6 Vesper, Peter—Nicholas Wapler.....54.08
8 Vogel, Louis—same.....42.97
8 Vogel, Max H—same.....24.98
8 Vondraun, Minna P—same.....40.18
8 Vreeland, Burt C—Emma L Honigman..91.39
8 Van Blarcom, Chas W—Deborah Herrman .....131.07
3 Woods, John H—Wm H Wingate.....94.55
3 Wray, Albert A—Alexander E Faber et al. .....112.97
5 Wirth, Elizabeth—Bonne Mfg Co.....35.00
5 Wallenstein, Sydney—Jacob H Werbelovsky. .....142.07
5 Wiltig, Matin—Cudahy Packing Co.....248.45
6 Wirth, Louis F—Cornelia Wirth.....73.68
6 Wald, Carrie—Joseph Abrahams et al..412.81
7 Weinberg, Minnie—Philip L Berlinger et al .....45.11
8 Walker, Geo T—Geo R Sutherland.....455.28
8 White, Abraham—Geo C Knabe et al..1,921.62
9 Wachter, Moses or Morris—David M Frank .....218.98
9 Warren, Wm I—Jacob Haring et al....40.29
9 Weisberger, William—John F Scheuerer.78.91
9 Waters, John—Moses Lubelsky & Son..49.53
8 Young, Harry S—N Y Telephone Co.....37.00
5 Zackolnick, Sam—Annie Hoffman .....96.41
6*Zuckerman, Barnat—N Y Telephone Co..23.48
7 Zellin, Fritz H G—Frederick Beltz.....509.65
7 Zellin, Bertha H G——same.....330.94
7*Zitz, Julian K—N Y Telephone Co.....20.78
9 Zerinko, Frederick C—Maynard N Clement. .....1,821.32

### CORPORATIONS.

3 Ligetz, Orpheum Co—N Y Telephone Co.70.69
3 Vincent Bryan Music Co——the same ..52.46
3 Vici Machinery Co——the same .....65.45
3 Union Cab Co——the same .....67.13
3 Western Water & Electric Co——the same. .....125.93
3 Postman Realty Co——the same .....104.21
3 The Wonder Sheet Co——the same .....44.92
3 The Manhattan Guide Co——the same..48.09
3 United Finance Co——the same .....75.11
3 Universal Tire Co——the same .....42.98
3 Psiaki Trading Co——the same .....26.54
3 Yonkers District Telegraph Co——the same. .....32.22
3 Paris Millinery, Dressmaking &. Novelty Co——the same .....30.24
3 Lazinsk Bester Realty & Construction Co ——the same .....51.15
3 Moore Music Co——the same .....25.71
3 Plymouth Interior Construction Co—Celestin Bergeron .....16.41
3 Water Work Construction Co—Real Estate Trust Co of Philadelphia.....24,863.53
5 Gree, & Hutton Co—N Y Tel Co.....65.95
5 Hudson Supply Co—N Y Tel Co.....116.75
6 The N Y Contracting & Trucking Co—Eugene H Boccieri.....143.80
6 John J Hearn Construction Co and Empire State Surety Co—Pasquale Mascio....640.54
6 Irwin Luescher Co—C Henry Amsden.4,966.91
6 Williams Whittelsey Co—Chas D Durkee & Co .....1,433.69
6 Chemung Interior Wood Working Co—Thomas Williams et al.....473.60
6 Swain Mfg Co—Charles Craske Co.....72.29
6 C F Winkemeier Co—L Schepp Co.....204.82
6 The Haywood Wagon Co—Engineering News Pub Co.....90.37
7 Geo L McKay & Co—F Winslow Tuttle Co. .....98.27
7 State Development & Finance Co—Wm V Smith .....71.31
7 Demuth Glass Mfg Co—Henry Oppenheim .....85.41
7 Brooklyn Cedar Ware Works—Richard P White .....418.72
7 Same—Rumbarger Lumber Co.....216.69
7 Alaska Mercantile Co—34th st Natl Bank of N Y.....20,147.30
7 Plymouth Interior Construction Co—N Y Prison Co..... .....136.42
7 Suffolk Rubber Co—Livesey & Co, Livepool, Ltd..... .....2,031.56
7 Dust-Proof Typewriter Cover Co—Sterling Pierson .....1,086.98
8 The Knepper Realty Co—Leo Von Knoblauch .....30.66
8 Atlas Improvement Co—Edw T Carpenter et al.....1,228.70
8 Ithaca Cortland Traction Co—Lewis H Hyde et al.....1,522.43
8 Seiler & Co—Alfred A Zeimer.....1,713.97
8 The N Y, New Haven & H R R Co—Village of North Pelham.....117.71
8 Auto Service Co—Samuel Hodkinson et al. .....165.56
8 Manufacturers Motor Car Co—John H Hindley .....106.02
8 Suffolk Rubber Co—Maximus A Lesser..63.31
8 S P Pearson & Co—Chas E Ring.....534.38
9 Plymouth Interior Construction Co—Patterson Bros.. .....522.31
9 Society Incorporated—Richard Fechheimer. .....428.16
9 The Levy Stationery & Paper Co—Union Ry Co of N Y City .....costs, 67.88
9 The City of N Y—Louis Stern .....250.00
9 the same——the same .....250.00
9 the same——Ruth M Stern.....250.00
9 The People of the State of N Y—Horace E Stillman et al .....costs, 120.75

## SATISFIED JUDGMENTS.

August 3, 5, 6, 7, 8, 9.

[1]Aldao, Mary D—H W Kabot. 1907.....$60.22
Ackerman, Philip D—J L Engel et al. 1903.86.41
Bergstrom, Oscar B & Henry A Taylor—The Done & Jones Lumber Co. 1906.....669.68
Barnum, Edw A—Chas H Welling Co. 1905. .....384.07
Borgia, Thomas—G H Muskat. 1907.....44.72
Bishop, David W—T L Feltner et al. 1907..17.35
Bishop, Florence V C, Courtlandt F and David W Same. 1907.....17.35
Bishop, David W Jr—Same. 1907.....17.35
Barnum, Joseph I—T B Atkins. 1889.....1.40
[2]Betz, John F—C M Yuengling. 1906....83,560.26
Burdakin, Walter E—N A Shaw, Jr. 1907. [1] .....174.26
Cohen, Sophia—M Friedner et al. 1907.....78.51
Carroll, Dan A..M L Starke. 1906.....1,699.40
Same——same. 1907.....100.82
Cleary, Ambrose—J. McManus. 1905.....52.08
Grossman, Saml and Abraham Hurwitz—Sherman, Brown, Clements Co. 1907.....140.25
Green, John O—W H Burden. 1906.....435.61
[3]Goldfine, Joseph—A Dreyer. 1898.....29.22
[4]Hydeman, Edwin M & Albert Lassner—Improved Property Holding Co of N Y. 1907. .....564 24
Hill, Calvin—J E Nichols et al. 1906.....37.14
Hutchinson, Warren B and William F, also Wallace A Downs—W Foster. 1900.....1,599
Same——same. 1900.....1,054.33
Huppert, Isaac & Edward Bernstein—N J Terra Cotta Co. 1907.....275.01
Same—Thomas C Edmonds Co. 1907.....306.05
Jellenik, Edward L—G W Marsh. 1897.....2,325
Kuper, Abraham, Harris Lapin & Wolf Cohn—R A Hays. 1904.....280.29
Keene, Foxhall—W F McNamara. 1906....821.60
Koenig, Jacob & Charles—Tenement House Dept. 1905.....59.91
Kleine, Alfred & Alfred C Buckmaster—N Peck et al. 1906 .....88.49
Koslowitzky, Hyman—M Nosovitzky. 1907.114.60
Kalina, Loesser—J E Linde Paper Co. 1907. .....177.18
Levin, Anna—S J Dickheiser. 1904.....63.77
Lyons, Geo W—Henry B Turner Coal Co. 1907. .....517.50
Mayer, Rebecca, Abraham Strouse, Max Adler & Saly I Mayer—F S M Blum. 1907.....132.44
Same——same. 1905.....353.92
Same——same. 1905.....353.92
Same——same. 1907.....117.39
Same——same. 1906.....91.59
[1]Marciano, Frank—H Kuck. 1902.....1,426.50
Pinkerton, Robert A—the City of N Y. 1906. .....251.79
Preston, Chas M, receiver—F C Alber et al. 1906..... .....161.36
Same——same. 1906.....161.36
Same——same. 1906.....161.36
Paul, Herman & Ernst Richter—N Y Laundry Machinery Co. 1900 ..... .....758.64
Rhinelander, William, Lispenard Stewart, Wm R Stewart and Mary S Witherbee—T L Feitner et al. 1907..... .....17.35
Same——same. 1907 ..... .....17.35
[1]Ruperti, Justus & Adolph Pavenstedt—L Weiss 1907 ..... .....943.26
Reinhardt, Louis—M L Ford. 1907.....638.40
Stapleton, Annie and Mary Gregson—M Brennan. 1899.....99.62
Schoenfeld, Philip and Isaac Goldblatt—I Wishintzer. 1907.....353.48
Schroeder, Charles N—Dimock & Fink Co. 1900 .....1,349.07
Salkin, Elik E—John Kvetne & Richard Rotstein—J Zlotnick. 1907.....100.95
Stewart, Lispenard, Wm R Stewart and Mary S Witherbee—T L Feitner et al. 1907...17.35
Tierney, Frank I & Joseph A Conlon—M G Diorio et al. 1907 ..... .....767.93
[1]Timoney, Michael J—M E Murphy. 1907. .....12,008.42
Weiss, Chas G—H Gray. 1905 .....37.76

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CORPORATIONS.

National Broadway Bank -S M Evans. 1906 .....17,816 58
The American Ice Co—City of N Y. 1907..87 75
National Bridge Works and U S Foundry & Sales Co -G A Varney et al. 1907..costs, 119.56
Same—M A Shayne extrx. 1907.....123.74

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Aug. 3.

17—146th st, s s, 125 e Broadway, 75x100. Thomas C Edmonds & Co agt Rae Ginsburg & Samuel Ginsburg .....$225.00
18—88th st, Nos 64 and 66 West. Holmes Plumbing & Contracting Co agt Loretta Wallace and Thomas Wallace.....62.50
19—133d st, Nos 27 to 31 West. Adolph Grant & Co agt Abraham Silverson.....259.50
20—85th st, Nos 436 to 440 East. Same agt same.....173.08
21—171st st, Nos 404 to 410 West. Kimler & Cohen agt Meyer Hoffman and Pollack & Hasen .....227.40
22—Broome st, Nos 195 to 199. Jacob Port agt Landeman & Berkowitz and S Fox....750.00
23—146th st, s s, 125 e Broadway, 75x100. Sargent & Co agt Rae Ginsburg and Samuel Ginsburg .....320.00
24—2d st, Nos 302 and 304 East. Horn Michael Co agt Joseph Wolkenberg .....230.00
25—145th st, No 464 West. Brandtson & Wiberg agt Thomas M Weed and Phillip Dowling .....378.00
26—10th av, e s, whole front between 25th and 26th sts, 200x200x250x irreg. Julius Jonson's Sons agt DeWitt C Flanagan and Leonard E Smith .....748.00
27—51st st, No 524 West. Luis Davis agt Max Beck and Feldman Construction Co.....425.00
28—Broadway, No 1876. Howell & Laurence agt John G, Mary E A, Rebecca A D and Ella V Wendell and John T Finn Co.....124.30
29—Same property. Universal Compound Co agt John G, Mary E A, Rebecca A D and Ella V Wendell and J T Finn Construction Co.....85.99
30—Avenue A, No 218. Otto Goodman et al agt Regina Bleiman and Isidor Bleiman.800.00
31—Ludlow st, No 146. John F Cronin agt Charles Greiner, Elias Ginsberg and Tobias Schwartz .....195.63
32—72d st, No 176 West. Wm L Crow Construction Co agt Import Cigar Co....17,140.00

Aug. 5.

33—176th st, n s, 125 w Amsterdam av, 150x100. Alfonso Lomonte et al agt The Portland Realty Co.....935.00
34—177th st, n s, 125 w Amsterdam av, 150x100. Alfonso Lomonte agt same .....2,300.00
35—177th st, s s, 125 w Amsterdam av, 150x100. Fortunato C Lomonte agt same..168.45
36—Lafontaine av, s w cor of 178th st, 50x100. Henry G Silleck, Jr, agt Andrew J Thomas .....1,438.49
37—73d st, n s, 98 e of Av A, 150x102.2. Harry Applebaum agt Messer & Warm .....1,257.00
38—117th st, Nos 124 to 136 East. Angelo Gagliano agt Harris Kahn .....1,211.00
39—146th st, s s, 125 e Broadway, 75x100. Jacob Wanderman agt Mrs Rae Ginsburg and Miller & Cohen .....400.00
40—Pleasant av, Nos 437 to 441. Federal Tile Co agt Weltfisch & Gertner .....165.60
41—122d st, Nos 247 to 251 East. Same agt same .....175.00
42—109th st, n e cor of Manhattan av. Joseph Levine agt Francis C W Hartley and Harrison St Clair et al.....267.00

Aug. 6.

43—La Fontaine av, s w cor 178th st, 50x100. Kertscher & Co agt Andrew J Thomas.2,200.00
44—Topping av, e s, 275 n 174th st, 100x100. Same agt Francis Schlosser and A J Thomas .....898.09
45—146th st, s s, 125 e Broadway, 75x100. Silberstein & Silner agt Rae Ginsberg and Samuel Ginsberg .....312.00
46—La Fontaine av, s w cor 178th st, 25x100. Charles Schneider agt Andrew J Thomas. .....975.00
47—La Fontaine av, s w cor 178th st, 50x100. Thomas C Edmonds & Co agt Andrew J Thomas .....345.00
48—Madison av, No 1078. William Strianese agt Richard Dudensing, Jr... .....90.00
49—La Fontaine av, s w cor 178th st, 50x100. Thomas B Browne & Son Co agt Andrew J Thomas.....2,893.90
50—Topping av, e s, 275 n 174th st, 100x100. Thomas C Edmonds & Co agt Francis Schlosser and A J Thomas .....622.75
51—Central Park West, No 397. Griffin Roofing Co agt Red Cross Hospital and Chas H Peckworth .....226.00
52—Lewis st, Nos 49 and 51. City Fire Proofing Co agt Morris Fisher .....126.44
53—Norfolk st, No 101. Max Cohen agt L Sadieman and M Papkin .....90.57
54—East Houston st, Nos 100 to 106. Sanders & Barnett agt Charles Lowe & Max Jorrish .....1,593.00
55—La Fontaine av, s w cor 178th st, 25x100. James Galbrarth agt Andrew J Thomas.341.00
56—112th st, s s, 175 e Broadway, 75x100. Rudolph Gersmann agt Isaac Kleinfeld and Samuel Engelsberg .....1,075.00
57—56th st, No 208 West. Hopkins & Co agt Chas E Ellis and Sterling Hotel Co.14.20
58—Villa av, e s, 82.5 n 204th st, 50x115. Cornell J Mitchell agt Angelo Gnazzo & Luigi Palatuci .....400.00

Aug. 7.

59—4th st, No 129 East. Union Stove Works agt Frank G[illegible] .....528.00
60—Elizabeth st, No 190. Abraham J Panoff agt Rocco Russo and Powell Bonponia....37.95
61—La Fontaine av, s w cor 178th st, 50x100. A C Newkirk & Co agt Andrew J Thomas. .....526.56
62—Topping av, e s, 275 n 174th st, 100x100. Same agt Francis Schlosser and Andrew J Thomas .....365.14
63—Rivington st, n s, 25 e Orchard st, 25x75. Max L Rohman agt Julius Zwig.....1,400.00
64—1st av, No 262. John Crocoll agt Arthur A Carey and D J Comyns & Co.....1,463.00
65—La Fontaine av, s w cor 178th st, 50x100. August Heil agt Andrew J Thomas.....20.00
66—Topping av, e s, 275 n 174th st, 100x100. Same agt Francis Schlosser and Andrew J Thomas .....400.00
67—Broadway, s e cor 62d st, 100x100. John S Kelly agt Wendel Estate and John T Finn. .....459.92
68—112th st, s s, 175 e Broadway, 25x100. Ronalds & Johnson Co agt Kleinfeld & Engelsberg and R McDermott.....625.00
69—La Fontaine av, s w cor 178th st, 25x100. Thomas Haldane agt J Chas Weschler trustee and Andrew J Thomas.....2,958.50
70—9th av, No 367. Joseph Deering agt A N Jacobs and James McDermott.....6.75
71—112th st, s s, 175 e Broadway, 75x100 11. Jackson McGlade & Co agt Kleinfeld & Engelsberg .....1,150.00
72—La Fontaine av, s w cor 178th st, 25x90. A E Klotz Fireproofing Co agt Andrew J Thomas .....85.00
73—Mercer st, w s, 151.2 s Prince st, 50x100. Eugene F Kachel agt Peter W Rouss and Chas H Peckworth.....2,700.00
74—62d st, Nos 304 to 308 East. Maurice Newark agt Meyer Ennis and Jacob Schwartz .....510.00

Aug. 8.

75—Barnes av, w s, 735 n Morris Park av, 25x100. Thomas B Bowne & Son Co agt Hugo Martens and Albert Thomas .....306.30
76—3d av, No 2687. Joseph Hoffman agt Michael D Howard .....87.25
77—179th st, Nos 531 and 533 West. Jackson McGlade & Co agt Wallach, Reisler & Co. .....800.00
78—174th st, Nos 522 to 526 West. Same agt same .....1,530.00
79—112th st, Nos 534 to 538 West. Universal Compound Co agt Isaac Kleinfeld & Samuel Engelsberg .....210.00
80—Columbia st, No 70. Paul Grillo agt Congregation Ahavas Achim Hungaria....4,850.00
81—Ludlow st, No 146. Tobias Schwartz agt Charles Greines, Elias Ginsberg and Arvints & Son.....950.00
82—Ann st, No 19. Raymond Meredith agt Daniel S McElroy and Cephas W Parr...140.00
83—3d st, n s, 80 w Av B, 24.3x105.11. Jacob Goldberg agt Joseph Katz .....300.00
84—Keppler av, e s, 30 n 237th st, 50x100. E A Omealy & Son agt Norwood Hill Realty Co and F A Thurston .....360.00
85—238th st, No 129 East. Same agt Louis Wirsching and Hoffses & Hyler .....245.00
86—5th st, No 435 East. Philip Levitt agt Philip Epstein .....1,360.00
87—123d st, Nos 259 and 261 West. Eugene F Kachel agt New York Edison Co and Chas H Peckworth .....64.40
88—Same property. Same agt same .....180.00
89—Topping av, e s, 275 n 174th st, 100x100. Wm L Phelan agt Francis Schlosser and A J Thomas .....50.00
90—La Fontaine av, s w cor 178th st, 25x100. Same agt Andrew J Thomas .....900.00
91—Summit av, n e cor 164th st, 25x100. Louis Bernstein agt John Collera.....90.00
92—56th st, n s, 174 e 1st av, 120x100. The New Jersey Terra Cotta Co agt Lewis Realty & Construction Co and Berliner & Greenberg .....200.00

## BUILDING LOAN CONTRACTS.

Aug. 3.

Grace av, w s, 100 s Lyon av, 100x100. Herbert S Ogden loans Herman Tuchman to erect four 2-sty dwellings; 3 payments.....$16,000
Mapes, av, w s, 118.2 s 180th st, 66x100. Sebastian J Breihof loans Giosue Saliani to erect three 4-sty tenements; — payments. .....30,000
Spring st, s e cor Crosby st, 100x92.4. Surety Realty Co loans John E Olson to erect a 12-sty loft; 4 payments .....55,000

Aug. 5.

Grant av, w s, 150 n of John st, 50x214.2x irreg, Bronx. Lena Tiede loans Valentine and Emilie Weydig to erect a — sty building; — payments .....3,500
78th st, s s, 270 w 1st av, 80x102.2. City Mortgage Co loans Main Realty Co to erect a — sty building; — payments .....75,000

Aug. 6.

Morningside av West, n w cor 118th st, 100.11 x150. City Real Estate Co loans The West Side Construction Co to erect two — sty apartments; 11 payments .....233,000

August 7.

Lexington av, n w cor 102d st, —x—. Benjamin Neiberg loans Arthur A Goldsmith and Louis Freidel to erect a — sty bldg; 12 payments .....75,000
Gleason av, s s, 25 w 174th st, 25x106. Thomas Jones loans Robert Edwards to erect a 2-sty frame dwelling; 3 payments.....4,100
Hughes av, w s, 331.6 s 183d st, 31.6x85. James G Wentz loans Marie Krabo to erect a 4-sty apartment; 8 payments.....11,000
Hughes av, w s, 300 s 183d st, 31.6x120. Same loans same to erect a 4-sty apartment; 8 payments .....11,500

Aug. 8.

Riverside Drive or Parkway, s e cor 137th st, 102.6x122.10x99.11x100. Metropolitan Life Ins Co loans Noel Realty & Construction Co to erect a 6-sty apartment; 7 payments.165,000
132d st, n s, 435 w 5th av, 50x99.11. The City Mortgage Co loans Levy-Franco Construction Co to erect a 6-sty tenement; 5 payments. .....45,750

## SATISFIED MECHANICS' LIENS.

Aug. 3.

East Broadway, No 169. Max Goldstein agt Henry H Korn. (April 13, 1907).....105.00
[2]Edgecomb av, w s, 425.5 n 150th st. Neilson Bros agt Leopold Kantor et al. (June 22, 1907) .....150.00
Hamilton st, No 40. Jos Ventimiglia agt Thomas McGown. (July 22, 1907).....80.00
Perry av, e s, 125 s 200th st. John A Muller agt Helene Poppelan et al. (July 31, 1907. .....3,450.00
Same property. Michael Crowley agt same. (July 30, 1907).....600.00
7th st, s s, 100 w Av A.
Av A, w s, 45.7 s 7th st. The Madison Iron Works agt Abraham Wolf et al. (April 1, 1907) .....191.00
[2]117th st, No 327 East. Harry Yosoff agt Bernhardt Meinhardt et al. (July 6, 1907)....750.00
[2]Broome st, Nos 65 and 67. Louis Herman et al agt Jacob T Hildebrant. (Mar 7, 1907). .....56.00

Aug. 7.

107th st, No 56 East. Harris Brackman agt Solomon Lander et al. (Feb 28, 1907)....140.00
54th st, Nos 247 to 259 West. Concrete Steel & Tile Construction Co agt Automobile Club of America. (May 20, 1907).....6,600.00
5th av, No 315. Philip Bolough & Co agt Mathias Rock et al (July 30, 1907).....323.70

Aug. 8.

Tinton av, w s, 100 s 166th st. Harry Harper agt Thibbert B Roach et al. (July 25, 1907) .....29.65
Perry av, s s, 95.5 e 205th st. Same agt same. (July 24, 1907) .....45.00
Henry st, No 201. Morris Lerner agt Henry Goodman et al. (Aug 28, 1906).....45.00
Lewis st, Nos 50 to 54. Teddy Connolly agt Julius Weinberg et al. (June 8, 1907)..200.00
Washington av, Nos 1562 to 1568. Benjamin Silverman agt Samuel Williams et al. (July 18, 1907) .....684.59

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Aug. 2.

The Brighton Realty Co; Adolph Grant & Co; $1,105; C H Studin.
Sleph, Simon & Samuel Jaffe; Harry R Jefferds; $6,798.29; J W Ingram & F E Bradley.

Aug. 3.

Sutton, Wm W; Samuel Marks; $4,087; Corbitt & Stern.
Tearle, John; Moses L Cohn; $3,627.05; C S Sinsheimer.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Aug 2, 3, 5, 6, 7, 8, 1907.

Baldwin (W J) Heating Co. 97-99 Water.. Gurney Heating Co. Boiler. $362
Doino, P. 150th and Union av..Abendroth Bros. Ranges. 198
Griffith, C W..H Tobenkin. Gas Fixtures. 700
Goldfine, J. 14-6 Hamilton Reedy E Co. Elevator. 2,550
Glau, C. 12th and Gurch av..H Gengel. Gas Fixtures. 38
Same. Same....same. Gas Fixtures. 38
Kahn, H. 3 houses 117th st bet Lexington and Park avs..Con C Co. Gas Fixtures. 650
Knoerzer, W. 451 W 38th..B & W. Window Panels (R) 25
Kessler, M..Raisler Heating Co. (Corrects error in last issue when this appeared under Miscellaneous.) (R) 355
Reilly, T..A B See Electric Elevator Co. (Corrects error in the issue of July 27 when this appeared under Miscellaneous.) (R) 375
Tobenkin, H..Audubon av and 180th..U S Gas F Co Gas Fixtures
Tausz-Walter & Goldman. 521-25 E 134th.. Knar & Heritsch. Building Fixtures. 700
Wimpil, M. 306-12 E 27th..Silberstein & S. Mantels. 472
Wilkinsky, H. 101st 200 ft e of 1st av..I A Sheppard & Co. Ranges. 1,092
Wolkenberg & Simon. 67th st 190 ft e of 3d av..Silberstein & S. Mantels. 990
Zimmerman, L. 315 E 38th..Baldinger & K Gas Fixtures. 250

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| Rosendale, or Natural, in wood, Per bbl. | | @ | 95 |
| Portland, Domestic, in wood | 1 63 | | 1 68 |
| Portland, German | 1 90 | | 2 10 |

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| Alsen (American) Portland | 1 63 | | — |
| Vulcanite | 1 65 | | 1 70 |
| Trowel Portland | — | | 1 70 |
| Nazareth | 1 65 | | 1 70 |
| Lehigh | 1 65 | | 1 70 |
| Dyckerkoff (German) Portland | 2 50 | | 2 75 |
| Alsen (German) Portland | — | | 2 30 |
| Royal Crown (Belgian) | 1 80 | | 2 00 |
| Heyn Bros. (German) | 2 20 | | 2 50 |
| Dragon Portland | 1 70 | | — |


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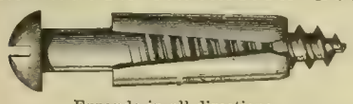
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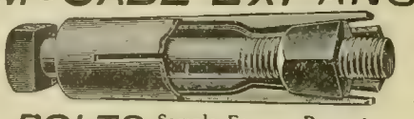
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REAL ESTATE RECORD AND BUILDERS GUIDE.
ESTABLISHED MARCH 21st 1868.
DEVOTED TO REAL ESTATE, BUILDING, ARCHITECTURE, HOUSEHOLD DECORATION, BUSINESS AND THEMES OF GENERAL INTEREST.

PRICE PER YEAR IN ADVANCE EIGHT DOLLARS

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ABOUT three years ago a new phase of the mortgage question arose in New York. In its inception it was most legitimate, but its development has since dangerously approached the character of things and people which find an alias necessary. In fact, "subordination agreements" or "participating agreements" are in the majority of cases the aliases of second, third and even fourth mortgages. It has always been the recognized policy of all governments who legislated wisely regarding real estate to give the greatest possible publicity to all transactions relating to it, and for that reason the Subordination Agreement, which goes far to conceal the actual transaction, should be viewed with suspicion. On its face the mortgage which will afterwards admit of a subordinating agreement differs no whit from any first mortgage, while the "Junior" interest, which no statute requires shall be made a matter of public record, contains all the noxious features of a second mortgage. To begin with, the rate of interest is higher, there is a large bonus to be paid, and at expiration an extension of time is as difficult to negotiate as with any second mortgage. Probably the rate of interest paid on money borrowed under a participating agreement amounts in the majority of cases to 10% per annum. For example, a mortgage at 5% is given for $100,000. With a "junior" interest of $10,000 it would admit of paying 4½% on $90,000 and 9½% on $10,000. This does not take into consideration the larger brokerage which a "full" mortgage demands. While the amount of mortgage which a parcel carries is never conceded as a basis of appraisal, it is undoubtedly true that the amount of the first mortgage very strongly influences the purchase price of the property, and many buyers draw their inferences as to value from the amount loaned by well-known institutions. Viewed in this light a mortgage with a subordination agreement is manifestly unfair. Should the terms of the agreement be recorded and made accessible to a prospective purchaser or to a third mortgagee, there would seem to be no necessity for any method of procedure except that which has held in the past. It is undoubtedly true that real estate will profit by making small sums of money available for mortgages, but this would probably be better accomplished by issuing bonds of small denomination against the mortgages held on individual parcels of property.

IT DOES not appear that the demand for a limitation of the height of skyscrapers is the kind of demand which cannot be denied. There are undoubtedly a great many property-owners who feel vaguely that the time has come for some such limitation, and there are also a great many engineers and architects who regard the unrestricted construction of skyscrapers as in the long run dangerous to the public welfare. The skyscraper in their opinion might be permissible in case the streets on which it was built were wide, but to erect thirty-story buildings on a street less than 60 feet across is from their point of view a danger to public health and safety. It means a congestion, which is inconvenient in normal times, and which would be absolutely fatal in case of a serious accident. Opinions of this kind are very generally held, but we doubt whether they will be sufficiently influential to effect a legal limitation in the height of office buildings. The interests favoring the existing lack of restriction are very powerful, and are much more aggressive than their opponents. They have on their side the advantage of a long-established precedent, the idea that tall buildings tend to economic efficiency, and a species of public pride in the spectacle they create. It may be doubted, consequently, whether any limitation will be admitted in the revised code. Indeed, it is probable that the interests behind skyscraper construction will be able to alter the building law in a way which will help rather than hinder the construction of skyscrapers. It is unquestionably an extremely dangerous and foolish thing to erect buildings fifteen stories or more high in a part of the city where they are and will continue to be surrounded by inflammable structures, and if skyscrapers are to be permitted it certainly follows that business buildings of all heights should also be thoroughly fireproofed. But if business buildings six stories high have to be fireproofed, there will be very much smaller inducement to erect structures of this class than there is at present. It will be more economical to build ten or twelve stories and in this way get back in space and rentals some of the increased cost of fireproofed construction. It is extremely probable consequently that hereafter there will be an increase rather than a diminution in the average height of business buildings and that structures twenty stories high with towers running up twenty stories more will be of frequent occurrence. Such will certainly be the case if no restrictions are placed in the building code; and up to the present time there is no sufficient indication that such a restriction will be introduced.

FOR the third time since the panic of last March, the believers in higher prices for stocks have failed in an attempt to raise prices to a higher level, and the extent of the failure has, in each case, been proportioned to its earlier success. There can be no doubt that from the merely technical point of view this last attempt in particular was ill-advised considering the existing condition of the money market and the probable increased stringency in the fall. Any campaign for higher prices which went beyond narrow limits was bound to be unsuccessful. Important, however, as technical conditions were in bringing about the recent break, they are not alone sufficient to explain the fact that the reaction carried prices below the level of last March. If these technical conditions had not been assisted by such incidents as the enormous fine imposed on the Standard Oil Co., and the difficulties which several different railroads had with the authorities of various Southern States, it is probable that the decline would not have reached as much as half of its recent proportions. It was the renewal of radical anti-corporation activity on the part of the authorities of different Southern States, which has been responsible for much of the speculative discouragement; and it is this aspect of the matter which is of much more than temporary interest. The owners of railroad securities may well ask themselves how far a policy inimical to their interests will be carried by the various state governments, and what will be the effect of such a policy upon the earnings of their properties. They may well ask themselves, also, whether they have more to fear from State or from Federal regulation, and what system of regulation they should favor in their own interest and in that of the general economic and political well-being of the country.

IN considering the answer to these questions, the experience of the past year has surely been very illuminating. Both the State and the Federal governments have been passing legislation in respect to corporations, and while this legislation has been in both instances designed to restrict corporate activities, the action of Congress has been much more carefully considered and much more fairly conceived than the action of the State Legislatures and State executive officials. It looks, consequently, at the outset as if the owners of corporate, and particularly of railroad securities, could depend upon fairer treatment from the national than from the State authorities, and that consequently they should exert their influence on behalf of strengthening the hands of the national as compared to the state governments. Such a conclusion would not, indeed,

follow in case the present policy of increasing governmental regulation and control should prove to be only a temporary aberration; but action based upon the idea that such regulation is only a temporary aberration would be based upon a grave and mischievous error. If the railroads and the large corporations are being regulated, it is because the policy of careless and inefficient regulation proved to be a failure. The large corporations have brought this hailstorm of legislation on themselves, and while its virulence may diminish, it has, on the whole, come to stay. Back of the whole movement is a sincere and patriotic desire on the part of disinterested citizens to make a place for the activity of large corporations in a democratic state which will be fair to corporate wealth, and at the same time conducive to the public interest. The most intelligent and public-spirited men in the community, as well as its demagogues, recognize that the growth of railroad and industrial corporations constitutes a serious problem. The owners of corporate property must understand that in the future it is a question not of immunity nor of neglect, nor of merely spasmodic activity. The question is not whether railroad and other corporations are or are not to be subject to governmental control, but what kind of governmental control will be placed over them.

WHEN the question is put in this way, it seems as if there could be only one possible answer from the point of view of the owner of corporate, and particularly of railroad securities. His interest lies wholly in the direction of regulation by the national government. It is true that regulation by the national government has more chance of being effective than regulation by the local authorities, because the powers of the national government are co-terminous with the actual area of the largest part of corporate business. For this reason the corporation managers have in the past resented Federal interference and have preferred the relatively inefficient and frequently purchaseable supervision by the state authorities. But now that the state legislatures and officials are no longer purchaseable, and now that they are determined to pass all the restrictive laws that the ingenuity of their leaders can devise, it is obvious that state supervision becomes a much less desirable thing. It is true that it still remains only partial and inefficient because the state jurisdiction extends only over a small part of the mileage of a great railroad system, or a small fraction of the business of a big manufacturing concern. But just because this state regulation is only partial, it is much more irresponsible; and just because it is inefficient beyond certain boundaries, it is peculiarly active and radical within those boundaries. The limited jurisdiction and powers of the state legislatures, the fact that at most their laws and commissions are void outside of a few hundred square miles, makes them seek compensation for lack of power by an increase of stringency. Moreover, even when a state legislature does not wish to be unfair, its restrictive legislation is nearly always dangerous to the economical and efficient operation of a great railroad system. Its laws are passed for the benefit, not of all the people who use the railroad, but merely for the benefit of the citizens of one State, and the benefit of the citizens of one State may mean an injury to the citizens of other States and to the proper interests of the railroads. The possible efficiency of Federal regulation is, consequently, all in its favor. It means that Congress will be more responsible in its restrictive legislation and that the effect and tendency of its supervision will not necessarily look in the direction of breaking up the unity and injuring the economical operation of the great railroad systems. Of course, no matter how much the owners of corporate securities might come to prefer Federal regulation, the existing powers of the state governments will remain and will for many years to come continue to be exercised. The fact, however, that such powers do exist will in the long run be very injurious to the business efficiency and prosperity of the country, and if possible these powers should be so modified that Congress would possess exclusive jurisdiction over all corporations engaged in interstate business. Public opinion is not ready as yet for such an alteration in American institutions, but it looks as if during the next generation many of our political contests would turn upon this point. The attempt to solve the corporation problem will, in the long run, demand a readjustment of the distribution of State and Federal authority in respect to corporations conducting an interstate business, and the owners of corporate securities should consider carefully what kind of a readjustment they should favor, both in their own interest and in that of the whole country.

## Recommendations in Concrete Construction.

RECOMMENDATIONS of an extreme nature made by the Association of Architectural Engineers before the Committee on Reinforced Concrete, of which Mr. Rudolph P. Miller is chairman, will call forth a brief in opposition from the concrete-steel engineers and contractors. The Architectural Engineers hold that cinders should not be allowed in reinforced concrete construction as part of the aggregate, as in their opinion the corrosion of steel is caused thereby. The aggregate should consist of clean, sharp building sand and crushed trap-rock from which the dust has been screened. Limestone should not be allowed, as it disintegrates in a fire.

They consider that the unit stresses in the present code are satisfactory and should not be changed; but if a factor of safety of 4 is considered advisable on timber or steel, it should be at least 6 in the case of reinforced concrete. Further:

The steel used for reinforcing should be medium structural steel having a maximum tensile strength of 55,000 to 65,000 lbs. per square inch, minimum elongation of 20 per cent. in 8 inches, elastic limit of at least one-half the ultimate strength. The use of so-called high carbon steel bars is not recommended for the reason that ordinary steel may be substituted at the building, and furthermore for the reason that it is invariably brittle and liable to break on bending. The evidence lately forthcoming as regards the unreliability of steel rails is not of a nature to inspire confidence in the use of high carbon steel.

If twisted or deformed bars are used, this twisting or deformation should take place at the rolling mills when the metal is at red heat, and not when it is cold.

The floor construction in reinforced concrete buildings should be tested with a load equal to twice the live load, which should be allowed, to remain for at least one week before removal. We do not believe that a test can be properly made in this class of work by putting the load on for a few hours only.

New methods of construction should have sections prepared and tested to destruction, and a factor of safety of 6 applied to such results.

Regarding the carrying on of reinforced concrete construction in cold weather, the Association of Architectural Engineers recommend that no work should be done when the temperature is below 32 degrees Fahr., and that it should not be started when the indications are that the temperature will fall to this point within six hours after the work has been started.

It is only by adopting the most extreme refinements of procedure that this class of work can be done in cold weather, but we believe that it would not be safe practice to generally permit it.

Reinforced concrete construction should be required to be fireproofed in the same manner as steel construction. There should be an exterior covering of concrete, brick or terra cotta, which in case of fire can be replaced without affecting the strength of the construction. If part of the concrete is assumed to be the fireproofing, it should not be considered in calculating the strength of the columns, beams or girders.

Interior columns should have at least 2 inches of fireproof covering, exterior columns 4, slabs and girders at least 1 inch beyond reinforcing bars if these are ¼ inch or smaller, or four times the diameter of reinforcing bar over ¼ inch in diameter, not to exceed 4 inches in thickness.

The Architectural Engineers, in a brief which they have presented to the Commission, through the Committee on Reinforced Concrete, further recommend that the use of reinforcing bars in columns, whether straight or hooped, does not add materially to the strength of the column:

A plain concrete column without reinforcing is better than one in which there are reinforcing bars, for practical reasons, namely: that it is much easier to make a good job of the columns in a building than if they have numerous reinforcing bars, which tends to split up the concrete, and cause voids and pockets.

The use of reinforcing bars having prongs should be prohibited, for the reason that it is a very difficult matter to make the concrete flow between these prongs, so as to make a homogeneous mass. If reinforcing bars are used, they should not be considered as adding to the strength of the column.

The mixture to be used in columns should not be leaner than a 1-2-4 mixture.

The Concrete Association will probably enter an objection to most of the new recommendations in a brief to be hereafter submitted. This was intimated at the hearing by Messrs. Ross F. Tucker and H. C. Turner, of the Turner Construction Co. The recommendations were presented by Vice-President E. W. Stern, of the Association of Architectural Engineers.

### Quick Work in the Register's Office.

Contrary to what used to be the case before Register Frank Gass was admitted to office the work of recording all instruments for public record is being done with great celerity. At the present moment, documents are duly recorded and returned in about eleven days from the date of receipt. It will be distinctly remembered that there have been times when instruments, such as deeds and mortgages, have been held at the office of the register for as many as three and four months to the annoyance of both purchaser and mortgagee. In all fairness to the previous incumbent it must be admitted, however, that a large part, if not all, of the labor of copying is now done by book typewriting machines, thus reducing the time consumed in comparing to a minimum.

Lawyers who lend their clients' funds on real estate experience great difficulty in selecting from the mass of applications presented, those which may be worthy of investigation. The collated mortgage records in the Record & Guide Quarterly will show at a glance what loans have been made in a street or block during a quarter or year.

# SUCCESSFUL MEN MAKE OPPORTUNITIES

POINTS FOR BUYERS TO REMEMBER—HOW A MAN WHO WAS NOT AFRAID DEALT WITH A VEXATIOUS LAND PROBLEM—THE LAST BIT OF UNDEVELOPED OCEAN FRONT.

SENATOR REYNOLDS, who has done as much as any one man to make-over Long Island, does not believe that Opportunity knocks but once, and if not seized and dragged in, goes off in the sulks and never returns. He does not consider that it has much to do one way or the other with the success of a business man.

We shall let the Senator have his way about that, and will ask those who know that Situation has a great deal to do with Opportunity, to stop arguing and listen.

Senator Reynolds is one of the largest men in real estate in Greater New York: a man who does things himself, indistinction



HON. W. H. REYNOLDS.

from one who merely gets other men to do things—for a commission. He is a city builder—the most useful type of citizen in any age.

"In my judgment," said the Senator one day this week, "a successful man of affairs converts situation into opportunities, and when they are in the right shape he grasps them and uses them to his own advantage.

"For example, the East Side Park lands, with clouded title, formed a situation vexatious to every real estate man in Brooklyn. I saw that it could be made an opportunity and by pushing right ahead, at what seemed to many an impossible situation,



HIS OFFICE IN THE BRUNSWICK BUILDING, Fifth Avenue and 23d Street, Manhattan.

it was gradually moulded into shape and I found that I had created an opportunity when I took title to this property.

"At first every one said, 'this is where Reynolds will go broke,' but ultimately so much money was made out of this speculation that people began to say that my luck still held good.

"When I was bringing my East Side operations to an end, I began to look around for another situation which could be converted into a money-making opportunity. I found that the farm lands where Borough Park is now located were to me the most attractive, for the reason that they were almost exactly of city grade, they were near to the railroad lines and could be bought at reasonable prices. There had been some development work on this property, but the people who controlled it were in Philadelphia, too far away to see the advantages and use the energy and nerve that was needed to properly develop such a large tract.

LONG ISLAND CAN'T STOP GROWING.

"I felt then, as I feel now, that the population of Long Island must continue to grow and at a marvelous rate. I believe it will not be many years before all of the western end of Long Island, 25 miles from the East River, will be thickly populated within a reasonable distance of the railroad service.

"I had plenty of faith in Borough Park, but faith without works is dead, and I started in to develop Borough Park in a way which surprised every one. I laid out streets, put in sidewalks, built houses and turned it into a small city within a few years. Every promise made to Borough Park purchasers was lived up to, and I have found it to be the case that any one who wishes to build up a reputation as a successful developer, and to continue in business, must give the public all that he promises.

"Borough Park lots doubled in value in three years. In two years more they doubled again, and as the population grows these lots will continue to increase:

**"Probably the three most important things for a buyer of real estate to remember is, to get ground that is on the grade, to buy it where the railroad service is good and to be careful not to pay more than the property is worth.**

"It has been my experience that the developer who has achieved a reputation for doing things rather than for saying things can be more successful in the long run and give better satisfaction to customers by spending money in improvements and less in advertising promises of improvements. A mistake is made by the developer when he sells a piece of property at a price which affords no opportunity to the customer for its profitable re-selling.

"Those who have noticed where I have conducted a development cannot but be impressed with the fact that every one of them has some especial reason for being a good purchase.

"Borough Park's advantages I have already mentioned. Bensonhurst had its water front to recommend it. Vandeveer Crossings had its location near the rapidly growing Brownsville, and immediately after my buying it was bisected by an electric railroad connected with the elevated systems of Brooklyn. Laurelton has the advantage of being naturally a beautiful piece of ground and it is located where the steam railroad and third rail electric system passes directly through it.

"Long Beach, my last and greatest real estate enterprise, is an absolute monopoly, being the last bit of Ocean front without completion that is left undeveloped between Maine and Florida, and possessing the additional advantage of being within twenty-four miles of Greater New York, which means that in another year or two it will be within a half hour's running time of the heart of the greatest city in the United States."

### The Balance in Transit Projects.

Mr. L. Napoleon Levy asserts that the expenditures by the Consolidated City for Brooklyn, exclusively, last year exceeded the taxes collected therefrom in the sum of $25,000,000 and more than $150,000,000 since the consolidation, and that the financial straits of the city are largely due to these expenditures:

The requirements of the Bronx have been almost neglected in transit and other improvements; a subway on the east side of Manhattan and several routes in the Bronx, notable the Westchester av, Jerome av, etc., should be first constructed before any other subway is allowed; the necessity therefor is more urgent.

Some mysterious influence has forced the 4th av scheme ahead of all other subway projects, possibly in order to absorb the limited capital available, so that the present Manhattan subways will monopolize the business for an indefinite period, owing to the inability of the city to construct opposition lines, due to want of money.

It is a difficult matter to decide. South Brooklyn unquestionably needs a subway, and there should be another in Manhattan to extend up Jerome av in the Bronx. We should have both lines put under construction at once, in order that one section of the city should not thrive at another's expense. A subway to Coney Island would draw heavily on the population of the Bronx, should there be no new counteracting force.

# THE REALM OF BUILDING

## Fireproofing Sections to be Rewritten.

NOT SIMPLY AMENDED—PROPOSED TEST FOR FLOOR CONSTRUCTION.

THE Committee on Fireproofing of the Building Code Revision Commission announced at a hearing on Tuesday that it had been decided that the matter in the Code governing fireproofing should be rewritten: not merely to change a provision here and there, but to rewrite all the sections relating to fireproof construction and materials. This remark was drawn from the chairman by the unwillingness of his hearers to engage in a public discussion. Several engineers and contractors when called upon for an expression of opinion upon certain provision in the existing Code, simply replied that they would prefer to submit briefs. The chairman said he hoped that they all would be satisfied with this part of the Code when it appeared.

A timely and authoritative report on the subject of Floor Construction has been issued by the Committee on Fireproofing Materials of the American Society of Testing Materials which should not be overlooked while our Code is undergoing revision. The report, after stating that the test structure may be constructed of walls of any material not less than 12 inches thick, properly buttressed on all sides, specifies that the floor construction to be tested shall form the roof of the structure.

At a height of not less than 2 feet 2 inches, nor more than 3 feet above the ground level, a metal grate, properly supported, shall be provided, covering the whole inside area of the building. In the walls below this grate level, draught openings shall be provided, as many as possible, furnishing opening with an aggregrate area of not less than one square foot for every 10 square feet of grate surface. Means for temporarily closing these openings should be provided. In the wall immediately above the grate level, a firing door 3 feet 6 inches by 5 feet high, must be provided in the side of the building at right angles to the floor beams. A second door must be added when the span of the floor slab under test exceeds 10 feet.

Flues should be supplied at each of the corners, and oftener in case of a test structure exceeding 250 square feet of grate surface, with sufficient opening to insure a proper draught, securely supported and disposed at the sides of the structure in such manner as not to rest on the floor under test. In no case should a flue area be less than 180 square inches.

The horizontal dimensions of the test structure will depend upon the number and the span of the systems under consideration. The clear span of the floor beams is to be 14 feet. The distance between floor beams or span of slab may be varied according to the design of the system to be tested, and should be as near as possible to usual practice. The under side of the construction under test must be not less than 9 feet 6 inches nor more than 10 feet above the grate level.

Then as to the construction to be tested the report specifies that it should be designed for a working load of 150 pounds per square foot, and no more; this load to be uniformly distributed without arching effect, and to be carried on the floor during the fire test. The floor may be tested as soon after construction as desired, but within 40 days.

Artificial drying will be allowed if desired. The floor is to be subjected to the continuous heat of a wood fire averaging not less than 1,700 degrees F. for four hours. The heat obtained shall be measured by means of standard pyrometers, under the direction of an experienced person. The type of pyrometer is immaterial so long as its accuracy is scured by proper standardization. The heat should be measured at not less than two points when the main floor span is not more than 10 feet, and on additional points when it exceeds 10 feet. Temperature readings at each point are to be taken every three minutes. The heat determination shall be made at points directly beneath the floor so as to secure a fair average.

At the end of the heat test a stream of water shall be directed against the under side of the floor, discharged through a 1⅛-inch nozzle, under 60-pound nozzle pressure, for 10 minutes.

After the floor has sufficiently cooled the load on the same shall be increased to 600 pounds per square foot, uniformly distributed.

But the committee considers that this test should not be regarded as successful if fire and smoke pass through the floor during the fire test; and, finally, the floor must safely sustain the loads prescribed and the permanent deflection must not exceed one-eighth of an inch for each foot of span in either slab or beam.



STANLEY COURT.
Northwest Corner of West End Avenue and 106th Street.

## Notes on Caisson Foundations.*

BY DANIEL E. MORAN, C. E.

CAISSON FOUNDATIONS are to be considered as, first, Open Caissons where the concrete deposited on the rock or other natural foundation, and forming the base of the pier or foundation wall, is done in the open air, and, second, Pneumatic Caissons, where the concrete is placed on the natural rock or other foundation with the protection of compressed air.

OPEN CAISSONS.—Going below local water level. Piers or walls built in open caissons, whether constructed by means of sheet piling or by sinking a box through soft material to rock, shall be considered as a column or an extension of the wall above, and the safe load shall disregard any skin friction on the sides of such construction. The safe load on such pier or wall shall be figured at not more than 10 tons per square foot on the cross-section, being taken as the minimum cross-section of the pier, and any timber embedded in the concrete shall be deducted from the cross-section on which the load is to be figured.

The foregoing is based on our judgment that where concrete is placed in open boxes there is generally a deterioration of the concrete at the bottom of the excavation, due to the inflow of water, and to the fact that it is practically impossible to keep the bottom of the excavation satisfactorily clean. Also any benefit due to skin friction is destroyed by the lack of permanence of the timber sheeting and its faulty connection with the concrete pier. Where cross braces are used to brace the sheeting or form part of the construction of the box and are left in place, it is so difficult to satisfactorily pack the concrete under such pieces that we feel that the area on which the load is figured should not include any such embedded timber.

PNEUMATIC CAISSONS.—In pneumatic caissons the load allowed on the concrete to be limited to 20 tons per square foot. On the cross-section of concrete above the working chamber no allowance is to be made for steel or timber on the outside of the pier, and no allowance is to be made for skin friction, except for concrete coming in actual contact with the soil; solid timbering in the roof and walls of the working chamber to be considered as concrete, provided same is sunk to a point below city datum, where it will be always immersed in water.

STEEL REINFORCEMENT.—No allowance is to be made for steel reinforcement in such caissons unless the steel reinforcement is continuous for a suitable base resting on rock to the superstructure, and unless same is entirely enclosed in concrete.

ALLOWANCE FOR SKIN FRICTION.—In the case of pneumatic caissons where the concrete comes in direct contact with the soil an allowance of not in excess of 500 lbs. per square foot of actual pier surface in contact with the soil may be allowed, provided said allowance does not exceed the weight of the pier. In all other cases the weight of the pier itself shall be figured as forming part of the load as coming on the natural foundation. Bearing on rock when clean and solid raised to 24 tons per square foot.

## Consumption of Lime in Greater New York.

DURING the last few years many articles have appeared in regard to the advantages and uses of cement for building purposes, while little has been written about lime. The last few years have been prosperous for the lime manufacturers. For but few kinds of work has cement replaced lime. While cement plants are springing up like mushrooms and old established firms have increased their production, the sale of lime has also increased.

The reason for this is obvious. This is a great period of railroad reconstruction and building, and reinforced concrete has taken the place of stone and woodwork where very little lime was used; then the skyscrapers with their fireproofing consume large quantities of cement.

The 8 or 10-sty building of a few years ago, where lime was almost exclusively used for brickwork, has been replaced by an office skyscraper. While cement is used for brickwork, lime is generally mixed with the cement mortar, for without the lime, cement mortar works very short. The lime also decreases the cost of labor and material without materially affecting the durability or strength of the cement mortar.

With the increase in height the wall and ceiling area is greater, this requiring a larger amount of lime for plastering. In other words, while relatively less lime is required for exterior walls, a great deal more is utilized in the interior, so that on the basis of ground area more lime is being used than ever before.

For tenements, flats or apartment houses, lime is almost wholly used. Take it all in all, the lime manufacturer sees a bright future, notwithstanding cement competition.

There are numerous grades of lime in the market, and in Greater New York alone there are over twenty different brands, all differing in their physical and chemical properties. The majority are what are called "lump" limes, belonging to the calcium carbonating class; and the others belong to the magnesia or dolomite class.

Last year approximately 2,000,000 barrels of lime were used in Greater New York. A high grade of lump or calcium carbonate lime comes from Maine, a State which shipped about 1,400,000. Of this amount the Rockland-Rockport Lime Co. shipped 1,200,000. Other States which shipped lump lime into Greater New York were Pennsylvania, New Jersey, New York and Virginia. The magnesia limes come principally from Connecticut and Massachusetts.

*Submitted as a brief to the Building Code Revision Commission.

## A Wood That is Popular.

WHITE OAK is a favorite timber with New York builders. It is probably treated with more respect than any other. Mahogany is often only "skin deep." Cherry is tortured into trying to look like mahogany, and some other kinds of wood are stained to imitate cherry.

But white oak is generally allowed to speak for itself. When a man has a building trimmed with oak he feels that he has the real thing, whereas mahogany or cherry might be under suspicion. Oak is not gay, but like a coat that is real wool it wears well, and it does not cost more than it ought.

White oak is one of the most widely distributed and commercially important trees of the United States, and its total annual product of over 2,000,000,000 feet of lumber is more than double that of any other hardwood. The wood is compact and close grained, hard, tough, strong, heavy, and durable in contact with the soil. By a peculiar mode of sawing by which the boards are cut nearly parallel to the pith rays, the silver grain is shown, furnishing the handsomely figured panels, ceiling and molding of "quarter-sawed" oak.

The Southern Appalachian region, including the Allegheny ranges and the plateaus which slope westward to the Mississippi and Ohio rivers, is now the chief source of supply of white oak, as well as the region of its greatest commercial importance. West Virginia, with an estimated stumpage of 5,000,000,000 board feet has more than one-third of the standing white oak in this region. The State of Kentucky still has over 2½ billion feet, and Tennessee a little over 2,000,000,000 feet. Virginia and North Carolina follow next in order with over 1,000,000,000 each.

### An Apartment House of the Highest Type.

(See illustration, page 252.)

Stanley Court is a 12-sty, brick and stone, steel-frame, fireproof apartment house, at the northwest corner of West End av and 106th st, facing south on the latter. On the east it fronts the triangular park made by the intersection of Broadway with the two streets named. Its architecture is on simple but dignified lines, with no meretricious ornamentation. With a restricted residential block on the west, and a handsome church of moderate height on the north, its upper floors overlook the Hudson River and all of the upper West Side. All the living and sleeping rooms are on the perimeter of the building, with but two apartments on each floor.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx | 70 | 67 |
| Estimated cost of new buildings | $2,942,200 | $2,764,700 |
| Total estimated cost of alterations for Manhattan and the Bronx | $248,920 | $635,500 |

## Building Operations.

### Particulars of the Seamen's Institute.

COENTIES SLIP.—In all probability work will be started next spring for the largest sailors' home in the world, to be erected at the northeast corner of Coenties slip and South st. fronting Jeannette Park, for the Seamen's Church Institute, of the port of New York, to cost in the neighborhood of $550,000. The price paid for the building site is said to be $200,000, and the building, it is figured, will cost $350,000. It will be of best fireproof construction, 8 or 10-stys in height, and will provide for at least 300 sailors. The plans are now being prepared by Messrs. Warren & Wetmore, of 3 East 33d st. In charge of raising subscriptions and erecting the building are Edmund L. Baylies, lawyer, of No. 54 Wall st (now in Europe); Wilhelmus Mynderse, Henry L. Morris, J. A. Johnson, Captain A. T. Mahon and O. E. Schmidt. It is planned to have the structure completed by April, 1908. No contracts have yet been awarded. Richard Deeves & Son, 305 Broadway, are general contractors for the new American Seamen's Friends Society Building, now building at the northeast corner of West and Jane sts, 8-stys, 35x165 ft. in size, to cost, including site and furnishings, $325,000. Boring & Tilton, 32 Broadway, are the architects. (See also issue Feb. 24, 1906.)

### General Contract Soon to be Let for Central Park Theatre.

CENTRAL PARK WEST.—Contractors are now figuring, and it is expected that all bids will be in by next week. for the new 7-sty theatre and school to be erected in Central Park West, the whole block front between 62d and 63d sts, abutting the new building of R. M. Stivers, carriage builder, No. 19 West 62d st. The structure will be 200.10x225 ft. in size, with an

extension 25x83 ft. The exterior will be of limestone, with a tile and copper roof, and the heating will be by steam. The cost of the building is placed at $1,700,000, and it will be recalled the cost of the site was recently given as $750,000. Marc Eidlitz & Son have the contract for the foundation work. Charles T. Barney, 66 Broadway, is president; Otto H. Kahn, 52 William st, is treasurer, and Henry Rogers Winthrop, 25 Pine st, secretary. Messrs. Carrere & Hastings, 225 5th av, are the architects. The owners are known as "The New Theatre Co.," with offices at No. 25 Pine st. Others interested are: J. Pierpont Morgan, William K. Vanderbilt, H. McKay Twombly, Henry Walters, W. De Lancey Kountze and James Henry Smith. (See also issue Feb. 10, 1906.)

**Charles A. Cowen & Co. to Build New York Law School.**

FULTON ST.—C. P. H. Gilbert, 1123 Broadway, has awarded the general contract for the New York Law School office building to be erected on the property Nos. 172 and 174 Fulton st, opposite St. Paul's churchyard, to Charles A. Cowen & Co. of No. 1123 Broadway. The building will be 11 stories in height, strictly fireproof and of the very highest class of construction and finish. The facade will be of limestone and brick, and the interior hallways and stairs will be trimmed in marble. The building will also be equipped with heating, electrical and special ventilating apparatus, and four quick service elevators..

The four upper floors will be used for the purpose of the New York Law School, Library, Lecture rooms, offices, etc.; the lower stories will be rented for banking and office purposes.

The old buildings on the site have already been torn down and the new structure will be commenced immediately.

The building is to be completed and ready for occupancy May 1st, 1908.

**Plans for Another Riverside Drive Improvement.**

RIVERSIDE DRIVE.—L. A. Goldstone, 110 West 34th st, is preparing plans for another high class apartment house to be situated on the northeast corner of Riverside Drive and 138th st for the Hensle Construction Co., of 302 West 120th st. The structure will be 6-stys, covering a plot 132.6x145 ft., with entrances on both Riverside Drive and 138th st, and each floor will accommodate nine families. The adjoining apartment house now under way by the same company will be joined with an Italian garden, which will complete the entire block on the Drive. The interior finish will be of hard wood, marble, mosaic, tile, and every up-to-date improvement. Operations will be pushed rapidly as soon as plans are approved by the Bureau of Buildings. The cost is placed at about $200,000. The same builders are erecting similar structures at the southeast corner of Riverside Drive and 139th st, and the southeast corner of 135th st. The estimated cost of both these operations is placed at $500,000. All contracts are handled by the owners.

**Morningside Park and 118th Street.**

MORNINGSIDE AV.—The West Side Construction Company, 321 West 92d st, of which Jacob Axelrod is president, will soon begin the erection of still another high-class elevator apartment house, containing all modern improvements, on Morningside av, northwest cornor of 118th st, to cost about $250,000. Messrs. Neville & Bagge, 217 West 125th st, are preparing the plans. No building contracts have yet been awarded. At the southwest corner of Riverside Drive and 118th st, immediately opposite, a similar structure is being erected by the same builders, from plans by Geo. Fred Pelham, 503 5th av. The owners are usually the general contractors, sub-letting all the work. Operations will be pushed as soon as plans are approved by the building department.

**Jacob & Youngs to Build Fireproof Warehouse.**

VANDAM ST.—Messrs. Renwick, Aspinwall & Tucker, 320 5th av, have awarded to Jacob & Youngs, builders, of No. 1133 Broadway, the general contract to erect an 8-sty fireproof brick faced, steel frame warehouse, 49.11x90 ft., at Nos. 95 to 97 Vandam st for Louise A. Davids, of New Rochelle, N. Y. White system of cinder concrete arches, reinforced with iron rods, terra cotta partitions, copper covered skylights, steel frame elevator shafts, galvanized iron cornices, steam heat, tar, felt and gravel roof.

**Plans for the Hearst Building in San Francisco.**

At the office of Messrs. Kirby, Petit & Green, No. 35 West 31st st, it was learned on Thursday that plans will not be completed for at least two months yet for the new 18-sty office structure for which they are preparing plans, to be erected for the Hearst estate, at San Francisco, Cal. No bids will be received from New York builders, the contract having practically been awarded to Mahoney Bros., of San Francisco.

**No. 3 Beaver Street to be Altered at a Cost of $250,000.**

BEAVER ST.—The Cruikshank Company has leased the entire building No. 3 Beaver st for a long term of years. The tenant is to make extensive improvements and expects to occupy the property about October 1st for his own use. The building is to be remodeled by the lessee at a cost of $250,000. The architect's name is for the present withheld.

**Henry F. Booth to Build Brooklyn Church.**

Henry F. Booth, builder of No. 1123 Broadway, Manhattan, has obtained the general contract to erect a church for the congregation of St Rose of Lima, at Parkville, Borough of Brooklyn, to cost in the neighborhood of $100,000.

**Alterations.**

54TH ST.—A. M. Gray, 1402 Broadway, is preparing plans for changes to No. 80 East 54th st for R. W. Goelet, 9 West 17th st.

2D AV.—Thomas W. Lamb, 224 5th av, is planning for alterations to No. 581 2d av and 250 East 32d st for James W. Coogan, on premises.

42D ST.—John H. Duncan, 208 5th av, is preparing plans for alterations to Nos. 229-231 West 42d st for Frank J. Cassidy, 4 West 121st st, to cost $8,000.

AV B.—Gross & Kleinberger, Bible House, are making plans for alterations to No. 275 Av B and No. 222 Av B for Isadore Sinkowitz, 89 East 1st st, to cost about $9,000.

CHRISTOPHER ST.—Rocco M. Marasco, 57 East Houston st, owner, will make alterations to No. 87 Christopher st. Sommerfeld & Steckler, 19 Union sq, are making plans.

34TH ST.—Chas. H. Schumann, 280 Broadway, is making plans and is ready for bids for a new front and general interior alterations, including heating, plumbing, electric wiring, tiling and marble work, for the Wabun Co., Nos. 410-412 East 34th st.

**Miscellaneous.**

The George A. Fuller Company, Manhattan, has submitted the only bid for erecting an addition to the Naval Hospital, Portsmouth, Va., at $246,500.

McKim, Mead & White, 160 5th av, Manhattan, have been engaged by the City Building Committee of New Britain, Conn., to make alterations in the City Hall.

John Russell Pope, 1133 Broadway, Manhattan, is preparing plans for a 1-sty museum to be erected for the Lincoln Memorial Association at Hodgenville, Ky., to cost about $150,000.

**Estimates Receivable.**

PARK PLACE.—Fay Kellogg, No. 104 East 16th st, is taking figures on $150,000 worth of alterations to be made to the 5-sty building Nos. 9 to 15 Park Place for the American News Co.

Messrs. Reiley & Steinbach, 481 5th av, are preparing plans and will receive bids about Aug. 20 for two 2½-sty residences, to be erected at Stapleton, S. I. Estimated cost is about $20,000.

5TH AV.—The Fleischmann Realty & Construction Co., 170 Broadway, is receiving estimates for the 12-sty bank and office building, fireproof, 36x136 ft., which they will erect at 507 5th av, to cost about $300,000. Messrs. Buchman & Fox, 11 East 59th st, are the architects. (For full particulars see issue July 27, 1907.)

TREMONT AV.—Architect Chas. H. Schumann, 280 Broadway, will receive bids for the 6-sty bank building, to be erected on the northwest corner of Tremont and Park avs, Bronx, on a plot 57x100 ft, to cost about $100,000. The new structure is for the Bronx Safe Deposit Co., of which Wm. B. Aitken is President. (See issue June 29, 1907.)

CENTRE ST.—Arthur J. O'Keeffe, Acting Police Comr., will take bids on Aug. 26 for erecting all materials necessary to build and complete the alterations to the interior arrangement (excepting as to heating and ventilating system, boilers and steam piping) of the new building on the block bounded by Grand, Centre and Broome sts and Centre Market pl.

101ST ST.—No contracts have yet been made for the new garage, 1 and 2-stys, 99x150 ft., asphaltic cement roof, which the Unexcelled Garage Co., 1851 7th av, will erect at Nos. 206-210 West 101st st, at a cost of $25,000. The Guy B. Waite floor arch system will be used. Koehler & Farnsworth, 489 5th av, are the architects. M. Runkle, 1851 7th av, is president, and M. H. Hayman, 181 Broadway, secretary.

**Contracts Awarded.**

The Thompson-Starrett Co., New York and Chicago, has obtained the contract for improvements to the sugar refining plant at Davenport, La., for the Corn Products Refining Co., Chicago.

Wells Bros. Co., 160 5th av, and Monadnock Block, Chicago, has obtained the general contract to erect an office and depository building for the Studebaker Mfg. Co. at South Bend, Ind., to cost $250,000.

8TH AV.—Walter L. Suydam, 43 East 22d st, owner, has awarded to James C. Hoes' Sons, 58 Gansevoort st, contract for improvements to Nos. 25-29 8th av, from plans by Julius J. Diemer, 45 Leonard st.

125TH ST.—The United Merchants Realty & Improvement Co., 44 West 18th st, has awarded to E. D. Broderick, 1369 Lexington av, contract for alterations to Nos. 270-280 West 125th st, for stores and offices.

55TH ST.—Peter Doelger, 407 East 55th st, has awarded to Mortensen & Co., 1123 Broadway, general contract for extensive interior improvements to the 3-sty engine house No. 417 East 55th st, same to cost about $20,000.

A. R. Whitney, Jr., & Co., 135 Broadway, Manhattan, has received the contract at $463,884 to erect the armory for the State Arsenal and Armory Commission at Hartford, Conn. Benj. W. Morris, 5 West 31st st, Manhattan, is architect.

74TH ST.—Hantsche & Co., 733 1st av, has received the carpenter work, and M. M. Golding, 1933 Broadway, the plumbing on the 4-sty office building No. 227 West 74th st for T. D. Browning, 16 Cooper sq. Richard Deeves & Son, 305 Broadway, are general contractors.

The State Department of Public Works on Aug. 13 awarded the contract for the enlargement of the Erie Canal from Oneida Lake westerly to Mosquito Point Bridge, on the Seneca River, to the Stewart, Kerbaugh & Shanley Company, of Manhattan, whose bid was $3,395,766.

GRAND ST.—The Mutual Alliance Trust Co., 66 Beaver st, owner, and John A. Hamilton, 32 Broadway, architect, have awarded to Messrs. Fountain & Choate, 110 East 23d st, the mason contract for the new branch building to be erected at the northwest corner of Grand and Forsyth sts.

### Plans Wanted in Competition.

Plans and specifications will be received by the Board of County Commissioners La Moure, North Dak., up to Oct. 3 for a new courthouse, to cost about $100,000. E. W. Field, County Auditor. (Announced last issue.)

Competitive plans will be received by Thomas D. Bradstreet, Comptroller, Hartford, Conn., on Aug. 31 for a horticultural hall and greenhouses for the Connecticut Agricultural College, at Willimantic.

Plans will be received until Sept. 30 by W. L. Gorges, Harrisburgh, Pa., for a new Masonic Temple at Harrisburgh, to cost in the neighborhood of $100,000. Prizes will be awarded for three best designs.

### Bids Opened.

The Department of Parks received bids for constructing asphalt tile walks in Winthrop, Cooper and Seaside Parks, Boro. of Brooklyn: Hastings Pavement Co., 25 Broad st, Manhattan, 24 cts. per sq. ft. and Continental Asphalt Paving Co., 42 Broadway, Manhattan, 26¾ cts.

Bids were received by the Department of Parks for constructing pumping plant in Forest Park, Queens: McHarg & Company, 299 Broadway, $10,222 (low bid). Other bidders were: Geo. Hilderbrand, 38 Park Row; John Spence, Jr., 131 East 18th st; James McArthur, 22 Ormond pl, Brooklyn.

Department of Docks and Ferries opened bids for laying asphalt pavement at the approach to the Stapleton Ferry Terminal at Staten Island: Barber Asphalt Paving Co., 114 Liberty st, $2.45 per sq. yd. and Uvalde Asphalt Paving Co., 1 Broadway, $2.40. For laying granite pavement, with crosswalks, in the Chelsea section, between 15th and 19th sts, M. J. Fitzgerald, 547 West 45th st, $50,500 (low bid). Other bidders were: Matthew Blaird Contracting Co., 433 East 92d st; Atlantic Contracting Co., 434 East 91st st; John M. Sheehan, 280 Broadway.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Vandam st, Nos 95-97, 8-sty brk and stone warehouse, 49.11x90, tar felt and gravel roof; cost, $60,000; Louise A Davids, New Rochelle, N Y; ar'ts, Renwick, Aspinwall & Tucker, 320 5th av.—613.

Willett st, e s, 116.11 n Delancey st, 6-sty brk and stone tenement, 33.5x85.9; cost, $45,000; Kotzen Realty Co, 230 Grand st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—616.

5th st, No 415 E, 1-sty brk and stone outhouse; cost, $1,300; Isaac Klein, 418 E 5th st; ar't, H Regelmann, 133 7th st.—614.

#### BETWEEN 14TH AND 59TH STREETS.

5th av, No 507, 12-sty brk and stone office building, 36x133, tar and gravel roof; cost, $200,000; estate of John R Ford, 42 Broadway; ar'ts, Buchman & Fox, 11 E 59th st.—619.

#### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

101st st, Nos 206-210 W, 1 and 2-sty brk, iron and concrete garage, 99x150, asphaltic cement roof; cost, $25,000; the Unexcelled Garage Co, 1851 7th av; ar'ts, Koehler & Farnsworth, 489 5th av.—612.

Central Park W, 62d st to 63d st | the block front, 7-sty brk and stone theatre and school, 200.10x225, tile and copper roof; cost, $1,700,000; The New Theatre Company, 25 Pine st; ar'ts, Carrere & Hastings, 225 5th av.—615.

Riverside Drive, n e cor 94th st, 7-sty brk and stone apartment house, 75.6x129, tile, plastic, slate or slag roof; cost, $125,000; Joseph Freedman, 686 Willoughby av, Brooklyn; ar't, Henry C Pelton, 1133 Broadway.—618.

11th av, No 712, 3-sty brk and stone stable, 25x100, tar and gravel roof; cost, $20,000; Geo J Schuster, Bond pl, Highwood Park, N J; ar't, John H Knubel, 318 W 42d st.—610.

#### NORTH OF 125TH STREET.

Manhattan st, s w cor Broadway, 2-sty brk and stone store and office building, 111.7x95 and 144.5, slag roof; cost, $65,000; Charter Construction Co, 198 Broadway; ar'ts, Schwartz & Gross, 35 W 21st st.—617.

Amsterdam av, n w cor 156th st, two 6-sty brk and stone tenements, 49.11x78,3 and 50x73.6; total cost, $130,000; Abraham Silverson, 391 Central Park West; ar't, Geo Fred Pelham, 503 5th av.—611.

### BOROUGH OF THE BRONX.

Faile st, w s, 100 n Aldus st, 22 3-sty brk dwellings, 20x55; total cost, $220,000; American Real Estate Co, Westchester av and Southern Boulevard; ar't, H H Morrison, Westchester av and Southern Boulevard.—803.

Madison st, w s, 55 n Barnett pl, 2-sty frame dwelling, 21x52; cost, $6,000; P Harrison, 131 West Farms road; ar't, B Ebeling, West Farms road.—808.

136th st, s s, 125 e Willow av, 2-sty brk lofts, 20x95; cost, $4,000; Frederick Faber, 171 W 25th st; ar't, Chas Stegmayer, 168 E 91st st.—809.

146th st, s e cor Park av, rear, 1-sty frame shed, 20x35.6; cost, $400; Sigmund Ullman Co, on premises; ar'ts, Cleverdon & Putzel, 41 Union Square.—810.

154th st, s e cor Park av, 2 and 3-sty brk stable, 66.8 and 52.4x89.10; cost, $15,000; Dennis M Gallo, 97 McDougal st; ar't, Jos C Kreil, 423 E 71st st.—791.

168th st, n s, 116 w Lind av, two 2-sty frame dwellings, 22x55; total cost, $10,000; August Nelson, 2152 Crotona av; ar't, Franz Wolfgang, 787 E 177th st.—812.

194th st, n w cor Bainbridge av, 5-sty brk tenement, 34.6x92.4 and 85.4; cost, $25,000; Chas V Halley, 1014 E 175th st; ar't, Clement B Brun, 1 Madison av.—796.

Av D, w s, 58 n 3d st, 2-sty frame dwelling, 21x50; cost, $4,500; Ernestine Giffe, Bronx Park av; ar't, B Ebling, West Farms road.—800.

Aqueduct av, e s, 101.30 s 184th st, seven 3-sty brk dwellings, 16x32; total cost, $31,500; Francis J W Connor, 2781 Morris av; ar't, Henry Anderson, 138 E 22d st.—811.

Bronx Boulevard, e s, 275 s 213th st, 3-sty frame tenement, 25x60; cost, $7,500; Geo Cerillo, 208th st and Newell av; ar't, J Harold Dobbs, 220th st.—813.

Beech av, n s, 201 e Elm st, 2-sty frame dwelling, 20x51; cost, $3,000; Cancedonio Inciardi, 66 Prince st; ar't, L Howard, 1861 Carter av.—798.

Birch av, n s, 176 e Elm st, 2-sty frame dwellings, 20x51; cost, $3,000; Andrea Loiacono, 207 E 106th st; ar't, L Howard, 1861 Carter av.—797.

Balcom av, e s, 100 n Latting st, 2-sty brk dwelling, 18x33; cost, $3 000; Francis Trainer, Edwards av and Latting st; ar't, Franz Wolfgang, 535 E 177th st.—794.

Clason av, e s, 177 n Westchester av, 1-sty frame shed and loft, 14 x25 and 27; cost, $500; Fred Buser, on premises; ar't, B Ebeling, West Farms road.—802.

Daly av, e s, 260 s Tremont av, six 2-sty frame dwellings, 19x55.6; total cost, $36,000; Richard Keil, 1980 Daly av; ar't, Rudolph Werner, 4197 3d av.—805.

Grace av, w s, 157.10 s Globe av, two 2-sty frame dwellings, 21x46 and 40; total cost, $9,000; Martin Pletcher, Lyon av; ar't, B Ebeling, West Farms road.—801.

Eastchester road, e s, 54.5 s Seminole st, 2-sty and attic frame dwelling, peak shingle roof, 21x30; cost, $2,500; Mrs W S Shute, 184 Zulette av; ar't, S A Dennis, 234 Broadway.—795.

Hughes av, w s, 125 n 179th st, 3-sty brk dwelling, 20x55; cost, $10,000; John Marx, 224th st, near 4th av; ar't, B Ebeling, West Farms road.—799.

Hoe av, w s, 125 n Jennings st, 3-sty brk dwelling, 20x55; cost, $10,000; Loeb & Kaufman, 616 E 149th st; ar't, Wm T La Velle, 1145 Freeman st.—792.

Jerome av, e s, 22 n 165th st, 1-sty brk shop, 40x100; cost, $8,000; Wm C Deane, 616 Madison av; ar't, Moore & Landsiedel, 148th st and 3d av.—815.

Mapes av, w s, 46 n 181st st, 2-sty frame dwelling, 20x55; cost, $6,000; Nicola Lauritano, 864 E 180th st; ar't, Chas S Clark, 709 Tremont av.—806.

Park av, e s, 507.7 n 169th st, 2-sty brk factory, 30x45; cost, $4,000; Mrs E Nauman, 1373 Washington av; ar't, Chas Schaefer, Jr, 1 Madison av.—793.

Sheridan av, e s, 330 s 156th st, 2-sty brk shop and storage, 150x24; cost, $10,000; N Y C & H R R R Co, Grand Central Station; ar't, D R Collin, 335 Madison av.—804.

Willow av, n e cor 136th st, 6-sty, 147.4¾x61.8, and 1-sty, 47.2¾ 90.8, brk factories; cost, $130,000; International Mfg Co, Willow av and 137th st; ar't, Lewis R Kaufman, 160 5th av.—807.

3d av, w s, 49.6 n 169th st, 3-sty brk store and dwelling, 22.9⅜x46.1; cost, $12,000; Geo E Huether, on premises; ar't, Wm Schnaufer, 363 E 149th st.—814.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Allen st, No 39, partitions, to 5-sty brk and stone tenement; cost, $75; John C Boyle, 178 W 81st st; ar't, Harry Zlot, 230 Grand st.—2256.

Broome st, No 130, walls, partitions to 5-sty brk and stone tenement; cost, $600; Harris B Greenberg, 25 St Nicholas av; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2261.

Cherry st, Nos 324 and 326, toilets, windows to two 5-sty brk and stone tenements; cost, $2,000; F J Cassidy, 229 W 42d st; ar't, John H Duncan, 208 5th av.—2250.

Clinton st, No 173, piers, new shaft, sinks, toilets to 5-sty brk and stone store and tenement; cost, $5,000; Etta Warsawski, 1504 1st av; ar't, M Whitelaw, 255 W 42d st.—2231.

Division st, Nos 54 and 56, stairs, store fronts, to 5-sty brk and stone tenement; cost, $800; A Shulz, on premises; ar't, O Reissmann, 30 1st st.—2224.

Duane st, No 55, erect pent house, to 8-sty brk and stone power house; cost, $2,500; The New York Edison Co, 55 Duane st; ar't, Chas F Hoppe, 55 Duane st.—2273.

East Broadway, No 162, fireproof, partitions, to 6-sty brk and stone store and tenement; cost, $75; R Jackman, 129 W 125th st; ar't, Herman Horenburger, 122 Bowery.—2260.

Elizabeth st, Nos 250 and 252, partitions, piers to two 5-sty brk and stone tenements; cost, $4,500; Annie M Adolphi, 217 2d av; ar't, B W Berger & Son, 121 Bible House.—2251.

Henry st, No 125, windows, partition, to 5-sty brk and stone tenement; cost, $500; S Morris, 125 Henry st; ar't, O Reissmann, 30 1st st.—2268.

Houston st, No 256 E, partitions, windows, toilets, piers to two 4 and 5-sty brk and stone stores and tenements; cost, $4,000; Caroline Brull, 35 Av A; ar't, Henry Klein, 505 E 15th st.—2264.

Washington st, No 102, partitions, windows to 6-sty brk and stone tenement; cost, $500; Warren Cruikshank trustee, 141 Broadway; ar'ts, J B Snooks Sons, 73 Nassau st.—2243.

Washington st, No 29, toilets, partitions, skylights to 5-sty brk and stone tenement; cost, $1,000; ow'r and ar't, Andrew J Doyle, 13 Washington st.—2259.

3d st, No 82 E, vent shaft, partitions, windows, tank to 5-sty brk and stone store and tenement; cost, $6,000; Max Goldwasser, 5 Beekman st; ar't, Otto L Spannhake, 233 E 78th st.—2232.

6th st, Nos 800-802 E, windows, bath rooms, to two 4-sty brk and stone tenements; cost, $1,000; Michael Kramer, 746 e 6th st; ar't, Harry Zlot, 230 Grand st.—2257.

13th st, No 141 E, plumbing, windows, partitions, show windows, to two 5-sty brk and stone tenements; cost, $5,000; Samuel Tischler, 27 Cannon st; ar't, M Zipkes, 147 4th av.—2272.

15th st, No 422 E, partitions, windows, toilets to 5-sty brk and stone tenement; cost, $2,000; Anna Martha Frolich, 422 E 15th st; ar't, Henry Regelmann, 133 7th st.—2241.

16th st, Nos 453 and 455 W, windows, partitions, toilets, light shaft to two 5-sty brk and stone tenements; cost, $6,000; estate Mrs Eliza Arnold, Mandarin, Fla.; ar't, Max Muller, 115 Nassau st.—2219.

17th st, No 429 E, partitions, skylights, windows to 5-sty brk and stone store and tenement; cost, $2,000; Morris Feldman, 270 Rivington st; ar't, Herman Horenburger, 122 Bowery.—2229.

21st st, No 319 E, partitions, windows, toilets to 4-sty brk and stone tenement; cost, $250; Eleanor I Stewart, Ozone Park, L I; ar't, Wm S Boyd, 561 Hudson st.—2253.

29th st, No 229 E, partitions, windows to 5-sty brk and stone tenement; cost, $5,000; George J Kenny, 80 East Houston st; ar'ts, B W Berger & Son, 121 Bible House.—2245.

38th st, Nos 21 and 23 W, elevator shafts to two 4-sty brk and stone dwellings; cost, $3,600; Arthur Brisbane, 21 W 28th st; ar'ts and b'rs, J & L Moreland Co, 1910 Park av.—2239.

38th st, Nos 21-23 W, 2-sty brk and stone front extension, 27.10x4.11, partitions, windows to two 4-sty brk and stone residence and office; cost, $2,700; Arthur Brisbane, 21 W 38th st; ar'ts and b'rs, J & L Moreland Co., 1910 Park av.—2222.

41st st, No 243 W, toilets, windows, partitions to 4-sty brk and stone tenement; cost, $2,000; Aaron Coleman, 20 Vesey st; ar't, John H Knubel, 318 W 42d st.—2254.

42d st, No 341 E, cut doors to 4-sty brk and stone tenement; cost, $50; John and Mary Bausch, 341 E 42d st; ar't, Chas Bausch, 341 E 42d st.—2230.

45th st, Nos 3 and 5 W, alter skylight, stairs to 6-sty brk and stone store and office; cost, $400; James P Silo, 152 E 53d st; ar't and b'r, Anton Strand, 152 E 53d st.—2216.

45th st, No 49 W, 4-sty brk and stone front and rear extension, 18.9 x35.6, to 5-sty brk and stone store and loft; cost, $25,000; Joseph Keen, 47 W 45th st; ar't, Alfred E Barlow, 5 W 31st st.—2258.

46th st, No 552-556 W, toilets, partitions to two 3 and 4-sty brk and stone tenements; cost, $5,000; Chas Himmel, 416 W 55th st; ar't, John H Knubel, 318 W 42d st.—2263.

48th st, s s, 200 e 10th av, 1-sty brk and stone rear extension, 25x20.4, windows, side walls, bake oven to 3-sty brk and stone dwelling; cost, $5,000; James Clarey, 17 Broadway; ar't, Paul C Hunter, 17 Broadway.—2215.

48th st, No 432 W, partitions to 5-sty brk and stone stores and tenement; cost, $300; John McDonald, 432 W 48th st; ar't, Erwin Rossbach, 1947 Broadway.—2227.

52d st, No 533 W, partitions, windows to 5-sty brk and stone tenement; cost, $500; David and Harry Leffmann, 198 Broadway; ar't, B W Berger & Son, 121 Bible House.—2233.

52d st, No 418 W, partitions, toilets, windows to 5-sty brk and stone tenement; cost, $1,000; John Swift, Scarsdale, N Y; ar't, A A Zink, 524 W 45th st.—2213.

52d st, Nos 426-428 W, partitions, to two 5-sty brk and stone tenements; cost, $500; P Goldberg, 108 8th av; ar't, O Reissmann, 30 1st st.—2269.

55th st, No 417 E, steel beams, columns, alter floors to 3-sty brk and stone engine house; cost, $20,000; Peter Doelger, 407 E 55th st; ar'ts, Mortensen & Co, 1123 Broadway.—2228.

57th st, No 22 W, alter rear extension to 5-sty brk and stone residence; cost, $2,000; John W Ellis, 22 W 57th st; ar't, P J Jossier, 127 East 23d st.—2221.

57th st, No 318 W, cut openings to 8-sty brk and stone Young Mens Club; cost, $400; Young Mens Christian Assoc, on premises; ar'ts, Thom & Wilson, 1123 Broadway.—2235.

66th st, No 42 E, windows, improve light and ventilation, to 4-sty brk and stone residence; cost, $600; Louis Korn, 353 5th av; ar'ts, Snelling & Potter, 37 E 30th st; b'r, Geo W Prodgers, 287 4th av.—2266.

71st st, No 241 W, 1-sty brk and stone rear extension, 11.4x20, toilets, doors, to 3-sty brk and stone residence; cost, $3,000; Mrs. J H J Stewart, Cold Spring Harbor, L I; ar't, Ernest Alan Van Vleck, 51 Wall st.—2270.

89th st, No 23 W, windows, add 1-sty to rear extension to 3-sty brk and stone dwelling; cost, $300; Mrs Amy P Clark, on premises; ar't, Thomas W Lamb, 224 5th av.—2237.

100th st, Nos 215 and 217 East, toilets, partitions, windows, tank to two 4-sty brk and stone tenements; cost, $7,000; Samuel Ebsein, 64 E 111th st; ar't, Henry J Feiser, 150 Nassau st.—2247.

114th st, No 248 E, toilets, partitions, to 5-sty brk and stone tenement; cost, $700; I D Schlachetsky, 38 East Broadway; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2262.

125th st, No 14 E, 1-sty brk and stone front extension, 45x3, partitions, alter floors to 4-sty brk and stone tenement; cost, $8,000; Adolph Kerbs, 1016 2d av; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2255.

125th st, Nos 270-280 W, 2-sty brk and stone rear extension, 9.3x11.6, stairways ,show windows, plumbing to 4-sty brk and stone store and offices; cost, $3,500; United Merchants Realty & Improvement Co, 44 W 18th st; ar't, F A Whalen, 44 W 18th st.—2242.

125th st, No 68 W, 1-sty brk and stone rear extension, 24.6x20.2, walls to 1-sty brk and stone store; cost, $6,000; Wm Fox, on premises; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2225.

Av B, No 233, partitions, stairs, windows, skylights to 5-sty brk and stone store and tenement; cost, $1,500; Wm and Philip Hoffmann, 211-213 E 55th st; ar't, Franklin Baylies, 33 Bible House.—2226.

Av C, No 309, 1-sty brk and stone rear extension, 38x22, toilets, windows, plumbing, partitions, steam boiler to 5-sty brk and stone store and tenement; cost, $6,000; the Excelsior Brewing Co, 254 Hart st, Brooklyn; ar't, Henry A Koelble, 71 Nassau st.—2217.

Columbus av, Nos 615-617, cut openings, baths, steel beams, to two 4-sty brk and stone stores and tenements; cost, $6,000; Onset Realty Co, 186 W 80th st; ar't, J N Fennimore, 1233 2d av.—2244.

Fort Washington av, w s, 2,629.8 ft north 181st st, move 2-sty stable and carriage room; cost, $400; the Missionary Sisters of the Sacred Heart, Fort Washington av and 190th st; ar't, A Vendrasco, 568 W Broadway.—2214.

Riverside Drive, n e cor 108th st, windows to 3-sty brk and stone dwelling; cost, $1,000; Mrs Cora B Rutherford, on premises; ar't, L Giller, 416 Broadway.—2240.

1st av, No 228, new plumbing, windows, galvanized iron cornices, to 5-sty brk and stone tenement; cost, $1,500; M Dworetsky, 33 Ferry st; ar'ts, Gillespie & Carrel ,1123 Broadway.—2248.

1st av, Nos 215-217, toilets, windows, partitions to 5-sty brk and stone tenement; cost, $3,000; Ellen Reilly, 308 E 13th st; ar't, O Reissmann, 30 1st st.—2223.

2d av, s w cor 122d st, alter store fronts, partitions to 6-sty brk and stone tenement; cost, $1,200; David Tligensch, 1670 Madison av; ar'ts, B W Berger & Son, 121 Bible House.—2234.

2d av, n w cor 52d st, partitions, toilets to 5-sty brk and stone tenement; cost, $5,000; Patrick Ryan, on premises; ar'ts, B W Berger & Son, 121 Bible House.—2246.

3d av, No 516, store front to be altered to 5-sty brk and stone store and tenement; cost, $370; Louisa Muiturn, care of Fred Foster, 18 Wall st; ar't, W Gifford, 18 Wall st.—2218.

3d av, No 1380, show windows, to 5-sty brk and stone store and tenement; cost, $300; Charles Hoffman, on premises; ar't, Louis A Sheinart, 523 W 40th st; b'rs, Schlesinger & Schlesinger, 520 W 40th st.—2267.

5th av, No 1329, 1-sty brk and stone side extension, 2.2x18, partitions to 5-sty brk and stone stores and tenement; cost, $5,000; M Kannensohn, 25 E 104th st; ar't, Fred S Schlesinger, 1623 Madison av.—2249.

5th av, No 224, elevator to 4-sty brk and stone studio and lofts; cost, $500; Mrs M H Dehon, 310 5th av; ar't, Thomas W Lamb, 224 5th av.—2236.

6th av, e s, between 13th and 14th sts, stairways, partitions to 6-sty brk and stone department store; cost, $2,000; the 14th St Store, on premises; ar'ts, Robins & Oakman, 27 E 22d st.—2220.

6th av, e s, bet 18th and 19th sts, stairs, partitions, entrance to subway to 6-sty brk and stone department store; cost, $2,000; Siegel-Cooper Co, on premises; ar'ts, Robins & Oakman, 27 E 22d st.—2265.

6th av, No 697, 1-sty brk and stone rear extension, 5.4x15.1, stairs, partitions, windows, plumbing, to 4-sty brk and stone store and tenement; cost, $2,500; Adelaide B Alfke, care of H Dunkak, 134 Reade st; ar'ts, Wm Kurtzer and H A Hasenstein, 192 Bowery; b'r, The Henry Hollerith Const Co, 505 Willis av.—2271.

6th av, w s, between 19th and 20th sts, partitions, stairways, entrance to subway to 6-sty brk and stone department store; cost, $2,000; Simpson-Crawford Co, on premises; ar'ts, Robins & Oakman, 27 E 22d st.—2252.

8th av, Nos 25 to 29, partitions, windows, toilets to 3-sty brk and stone store and tenement; cost, $2,000; Walter L Suydam, 43 E 22d s; ar't, Julius J Diemer, 45 Leonard st.—2238.

### BOROUGH OF THE BRONX.

215th st, s s, 161 e White Plains av, 1-sty frame extension, 20.2x24.4, to 3-sty frame store and dwelling; cost, $250; Catherine Russo, 1809 Washington av; ar't, L Howard 1861 Carter av.—417.

170th st, n s, 144 w Boston road, 2-sty frame extension, 8x12 to 2-sty frame dwelling; cost, $500; Geo Gabel, on premises; art's, Moore & Landseidel, 148th st and 3d av.—413.

222d st, n s, 117 e White Plains av, move three 2-sty frame dwellings; total cost, $3,000; Mrs Agnes A Havens, on premises; ar't, Louis Falk, 2785 3d av.—414.

222d st, n s, 105.4 e Barnes av, move four 2-sty frame dwellings; total cost, $1,600; Frank L Bacon, Far Rockaway; ar't, J Harold Dobbs, E 220th st.—415.

222d st, No 141, move 2-sty frame dwelling; cost, $800; Archie Jones, on premises; ar't, Louis Falk, 2785 3d av.—419.

238th st, s s, 180 e Kepler av, new foundation to 2-sty frame dwelling; cost, $150; J A Tonpin, on premises, ow'r and ar't.—418.

Longwood av, n w cor Barry st, new show window, new partitions, to 2-sty frame store and dwelling; cost, $300; M A Downing, 654 E 141st st; ar't, Jos M Downing, 654 E. 141st st.—416.

Prospect av, No 1404, new bake oven, new brk partitians to 3-sty frame tenement; cost, $800; Morris Kohn, 985 Eagle av; ar't, Lorenz F J Weiher, 103 E 125th st.—412.

Walnut av, s s, 150 e Boston road, move 2½-sty frame dwelling; cost, $2,500; P & J Conroy, 1616 3d av; ar't, Wm Kenny, 2600 Decatur av.—411.

## BUILDING NOTES

Tell sometimes what you won't promise to do—when it makes what you do promise clearer.

Readers do not always hear what is once said. But the repeated story rivets their attention.

Men do not gather the grapes of success from the thorn tree of ill-advised advertising undertakings.

If you name one cogent fact and make it concise, it will serve. A great American said once that one good reason will suffice for anything.

On Tuesday, Aug. 20, in the Council Chamber, City Hall, the Committee on Advertising Signs of the Building Code Revision Commission, will hold a public hearing.

Prizes for best designs submitted for suitable dwellings to be erected at Ostend, Far Rockaway, by the Banister Realty Co., have been awarded as follows: First prize of $500, to Emery Roth, No. 20 East 42d st; second prize of $150, to J. P. Powers & Co., 9 Jackson av, Long Island City; third prize of $100 to Messrs. Copeland & Dole, 135 William st, Manhattan.

The Milliken contract at the Pennsylvania depot was for material alone and did not involve any of the building construction work. It is understood that the receivers have been able to sublet their contract to the Carnegie Company on advantageous terms. The contract called for originally some 20,000 tons of steel shapes. It is understood that the contract as taken by the Carnegie Company includes some 6,000 or 7,000 tons of additional material.

Health without fresh air cannot be maintained, and one of the great problems of the snug home has been to obtain adequate ventilation and privacy at the same time. The Schulz window shade regulator provides this most effectively without draught or the annoying flopping of the old style of shade. It is made of steel and has neither ropes or pulleys to get out

of order. It is simplicity itself both in the fixing and operation and the cost is so small that it cuts no figure compared with its advantages. All you have to do to operate the Schulz window shade is to pull the knob with spring on right and left simultaneously and raise or lower shade at will. Every hardware dealer has this unique shade. He cannot afford to be without it. The Schulz Manufacturing Co. have offices at Nos. 98-100 Beekman st.

William Sax, Samuel Sussman and Harry Halpin, who composed the firm of Sax, Sussman & Halpin, builders, of 18 West 114th st, have filed a petition in bankruptcy, with liabilities of $516,000, and no assets. The secured creditors are the Lincoln Trust Company, $120,000, by mortgage on 114 to 124 West 143d st; Abraham Nevins, Harry W. Perelman, and the State Bank, $180,000, secured by mortgage on 135th st, near Amsterdam av; Nevins & Perelman, $30,250, secured by mortgage on the same property, and estate of T. B. Myers, $32,000, secured by mortgage on 233 West 148th st. Among the unsecured creditors are John J. Falihee, $19,500; John A. Philbrick & Brother, $12,337; J. Di Benedetti and L. Forliano, $9,500; Dewey Engineering Company, $9,000; Simons & Morsfelder, $9,000; Empire City Wood Working Company, $25,000, and S. Billante, $12,500.

### Points on the Material Market.

An advance in front brick is impending, as shippers have received notice of an increase of railroad rates, which will make a difference of eight or ten per cent. on the material delivered, or about $1.50 to $2 per thousand. Particular shipping rates for each district have not yet been announced, and the matter is still in the air. The manufacturers are moving to oppose the raise.

The "drop" in the price of Standard Oil, referred to in large types this week in the general press, does not, unfortunately, refer to the stuff we burn, and lubricate machinery with.

Demand for sheet zinc has slackened up somewhat and prices are steady at the new base price of $8.10 per 100 pounds f. .o. b. smelter, with 8 per cent. discount.

In July the American Bridge Company received contracts amounting to about 46,000 tons of steel, which is regarded as a record for a summer month.

## Product and Appliance.

### Corrugated Piling.

One of the most important features of corrugated piling is its adaptability to a greater variety of conditions than any other piling. The Wemlinger Steel Piling being made of steel plate, it is possible to furnish the corrugated piling in an almost unlimited range of sizes and weights. It is not considered good engineering to employ the same weight of steel piling per square foot under any and all conditions, any more than it would be to use the same thickness of planking for a 10-ft. excavation as well as for a 40-ft. excavation. The Wemlinger Steel Piling Co. can furnish steel piling as low as 5 pounds per square foot, suited to water pipe and sewer trenches, up to any particular weight, which may be required for some very heavy foundation work. In any case they can furnish the right piling for the work to be done.

### A Finish for Stucco Work.

While the advantages of stucco work in general are not to be spoken lightly of, it is readily conceivable that a coating of a pure white marble stone would act as a preservative, besides adding external beauty. A builder who looked over the stucco work on the Monolith Building on 34th st the other day, remarked that it needed "a coating of white stone which would resist the atmosphere." There is only one pure white cement stone known, and that is "Snow White." It is a stone in every sense of the word, and can be thinly coated over stucco work under all conditions, adding the beauty of marble with almost the imperviousness of granite. The cost is a bagatelle compared with the advantages.

### "Rothrock" Metal Bridging.

In the use of "Rothrock" Metal Bridging, a builder may know what his bridging costs in place, and the architect will have the assurance of obtaining superior work with a bridging that is actually a brace, with no split ends, as is so often the case with wood.

Many architects are already specifying the Rothrock metal bridging, and first-class builders are rapidly recognizing the advantages of metal over wood for bridging purposes.

Samuel W. Rothrock, of 156 5th av, New York, N. Y., is the manufacturer, and he will be pleased to send samples and prices on request.

### Waterproof Compound.

The waterproof plant of the Sandusky Portland Cement Co., which has been twice doubled, is now crowded with orders. We are advised that their Medusa waterproof compound is being used for waterproofing the concrete construction of the following jobs. Metallic Casket Co. addition to plant at Springfield, O.; M. J. Brandenstein Bldg., San Francisco; Joseph Brandenstein Building, San Francisco; Mechanics' and West Bank Bldgs., San Francisco; Delger Bldg., San Francisco; Proctor & Gamble factory, Staten Island, N. Y.; Packard Motor Car Co., new building, New York City; Pugh Printing Co., power building, Cincinnati, O.; Bostwick-Braun warehouse at Toledo, O.

### Asbestos Wood.

The Asbestos Wood Co. is very busy in furnishing material for insulating purposes, such as arc deflectors, terminal boxes, etc., for general insulating purposes. They are receiving many inquiries regarding fireproof sash fire doors and fireproof lining for bank vaults.

## Building Situation in the United States.

FIGURES on building covering thirty-five principal cities for the first half of the current year showed an average decrease of 13 per cent., Manhattan and the Bronx together 34 per cent., Chicago 15 per cent., compared with the corresponding period in 1906.

Mr. Paul Starrett, president of the George A. Fuller Company, speaking of the situation throughout the country, said it looked to him as though building was going to be rather quiet for awhile:

"There are quite a number of large building enterprises which were talked of, and on which preliminary estimates have been made, which have been indefinitely postponed on account of the general financial outlook. There are quite a number of high buildings being put up in the smaller cities of the United States, say, from 60,000 inhabitants up. We are closing some contracts of this sort.

"Our company is very comfortably situated, as we have enough large work to keep us fairly busy for a year or a year and a half. The slackening of the building business is such that I do not anticipate any labor troubles. It seems to me that before we are through with the present contraction, wages are very apt to suffer along with other interests."

In regard to the advisability of restricting the building height in New York City, Mr. Starrett said:

"I doubt very much whether it should be done. The height at one time was restricted in Chicago, but the restriction was removed after trying it for a few years. It seems to me the elevator problem is the one which will govern the height of tall structures."

JULY BUILDING.

Official reports to the American Contractor from 55 building centres for the month of July shows a loss in twenty-six cities and a gain in 29, as compared with July, 1906. The losses are comparatively light from a monetary standpoint, except in the case of New York City. The average loss is 11 per cent.

| City. | July, 1907. cost. | July, 1906. cost. | Per cent. gain. | Per cent. loss. |
|---|---|---|---|---|
| Atlanta | $435,464 | $472,686 | .. | 7 |
| Allegheny | 194,347 | 165,735 | 17 | .. |
| Baltimore | 640,672 | 1,053,786 | .. | 39 |
| Birmingham | 167,870 | 424,798 | .. | 60 |
| Bridgeport | 189,377 | 247,102 | .. | 24 |
| Buffalo | 857,600 | 1,038,500 | .. | 17 |
| Chicago | 5,376,500 | 4,849,960 | 10 | .. |
| Cambridge | 151,635 | 77,900 | 94 | .. |
| Cleveland | 1,365,513 | 1,120,338 | 21 | .. |
| Chattanooga | 378,745 | 100,575 | 276 | .. |
| Davenport | 140,450 | 42,185 | 233 | .. |
| Dallas | 339,039 | 234,886 | 44 | .. |
| Denver | 524,850 | 432,310 | 21 | .. |
| Detroit | 1,576,700 | 1,062,000 | 48 | .. |
| Duluth | 236,835 | 183,715 | 28 | .. |
| Evansville | 213,504 | 61,633 | 246 | .. |
| Harrisburgh | 177,875 | 192,950 | .. | 7 |
| Hartford | 219,780 | 379,615 | .. | 42 |
| Indianapolis | 485,909 | 581,913 | .. | 16 |
| Kansas City | 1,053,680 | 880,555 | .. | 17 |
| *Little Rock | 67,003 | 221,797 | .. | 69 |
| **Louisville | 201,180 | 937,575 | .. | 78 |
| Los Angeles | 1,313,020 | 1,783,628 | .. | 26 |
| Milwaukee | 993,300 | 707,154 | 40 | .. |
| Minneapolis | 994,655 | 1,600,820 | .. | 37 |
| Memphis | 432,453 | 411,995 | 5 | .. |
| Mobile | 103,830 | 75,682 | 37 | .. |
| Nashville | 181,876 | 157,756 | 15 | .. |
| New Haven | 252,810 | 224,738 | 12 | .. |
| New Orleans | 278,863 | 405,617 | .. | 31 |
| Manhattan | 7,500,575 | 9,624,315 | .. | 22 |
| Brooklyn | 5,251,275 | 6,447,125 | .. | 18 |
| Bronx | 1,952,485 | 3,154,405 | .. | 38 |
| New York | 14,704,335 | 19,225,845 | .. | 23 |
| Omaha | 432,790 | 352,850 | 22 | .. |
| Philadelphia | 3,784,150 | 4,065,410 | .. | 7 |
| Paterson | 215,089 | 102,332 | 110 | .. |
| Pittsburgh | 912,020 | 1,603,299 | .. | 43 |
| Pueblo | 12,752 | 21,520 | .. | 39 |
| Portland | 760,671 | 740,621 | 3 | .. |
| Rochester | 952,925 | 590,630 | 61 | .. |
| St. Joseph | 154,123 | 72,742 | 111 | .. |
| St. Louis | 3,113,515 | 3,358,779 | .. | 7 |
| St. Paul | 1,059,800 | 510,570 | 107 | .. |
| San Antonio | 193,815 | 102,325 | 89 | .. |
| San Francisco | 2,371,501 | 3,316,509 | .. | 28 |
| Scranton | 258,532 | 298,705 | .. | 13 |
| Seattle | 1,569,248 | 1,502,663 | 4 | .. |
| Spokane | 478,303 | 391,557 | 19 | .. |
| South Bend | 205,400 | 92,215 | 122 | .. |
| Syracuse | 342,995 | 516,360 | .. | 33 |
| Salt Lake City | 125,100 | 187,600 | .. | 33 |
| Topeka | 129,320 | 172,050 | .. | 24 |
| Toledo | 206,800 | 248,591 | 5 | .. |
| Terre Haute | 147,050 | 83,795 | 75 | .. |
| Tacoma | 668,650 | 283,090 | 136 | .. |
| Worcester | 401,315 | 334,740 | 20 | .. |
| Wilkesbarre | 170,324 | 175,808 | .. | 3 |
| Total | $51,997,858 | $58,488,510 | .. | 11 |

*Little Rock issued one permit July, '06, for $131,000.
**Louisville issued one permit July, '06, for $320,000.

### Banzai Enamel.

"Banzai," the famous matt enamel, has found favor with many architects on account of its absolute purity, spreading qualities and silky finish. It has already been specified for many leading buildings.

# Construction News Reports

## From the Surrounding Country

### Kings County.

SOUTH 2D ST.—Shampan & Shampan, 772 Broadway, Brooklyn, are preparing plans for a 5-sty brick store, 50x82 ft., to be erected on South 2d st, north side, 25 ft. west of Hooper st, to cost $45,000. M. B. Evans, 839 Broadway, is owner.

LINDEN AV.—John H. Doherty, 286 Flatbush av, will build six 3-sty dwellings on Linden av, south side, 356.6 ft. east of Bedford av, to cost $27,000. A. S. Hedman, 371 Fulton st, is architect.

EAST 8TH ST.—The Beverly Road Construction Co. will begin at once the erection of five 2-sty dwellings, 20x55 ft., on the west side of East 8th st, 200 ft. south of Beverly road, to cost $25,000. F. S. Lowe, 186 Remsen st, is planning.

FLUSHING AV.—Edgar Improvement Co., 12 Court st, will build a 5-sty and basement tenement, 48.4x88 ft., on the north side of Flushing av, 302 ft. west of Bedford av, to cost $35,000. R. T. Rasmussen, 30 Graham av, is architect.

STRATFORD ROAD.—F. W. Fischer, 24 East 23d st, is planning for the erection of a 2-sty frame residence, 35.6x38.9 ft., on the west side of Stratford road, near Hickley place, to cost $12,900. S. Praeger, 247 East 57th st, is owner.

TILLARY ST.—John Thatcher & Son, 54 Park av, Brooklyn, is preparing plans for a 5-sty tenement, 50x88 ft., to be erected on Tillary st, north side, 52.9 ft. west of Pearl st, to cost $45,000. R. Cavagnaro, 17 Raymond st, is owner.

WAVERLEY AV.—H. Von Glahn, 66 Washington av, will erect a 4-sty brick stable, 60x100 ft., on Waverley av, east side, 103 ft. south of Flushing av, to cost $20,500. W. B. Wills, 32 Ditmas st, is architect.

PARKSIDE AV.—Himer, Stolp & Co., 2501 Clarendon road, will build on the southwest corner of Parkside and Ocean avs, a 6-sty, 24-family tenement, 67.9x95.3 ft., to cost $70,000. A. R. Koch, 26 Court st, is preparing plans.

16TH ST.—On the north side of 16th st, 100 ft. west of Prospect Park West, the Adlair Realty Co., 44 Court st, will immediately erect eleven 4-sty brick tenements, to cost $165,000. F. S. Lowe, 186 Remsen st, will be the architect.

GRAND AV.—Ricker Bros., 83 Grand av, owners and architects, will build five 2-sty brick dwellings, on the east side of Grand av, 1,135 ft. north of Union av, to cost $20,000.

PARK PL.—Chas. Harris, Simpson st, Woodlawn, L. I., will erect five 2-sty dwellings, 19.8x50, on the south side of Park pl, 80 ft. west of Schenectady av, to cost $19,000. Samuel Guilfoy, Shipley st, Woodhaven, L. I., is architect.

### Queens County.

FLUSHING.—The New York & Queens County Ry. Co., F. L. Fuller, general manager, Long Island City, intends to make extensions of its lines to Whitestone and Bayside in the near Future. A tract of 6 acres of land on the Flushing Meadows was recently purchased

BAYSIDE.—Ignatz I. Rosenberg, 99 7th st, Manhattan, is preparing plans for four 2-sty dwellings, at Bayside, L. I., for Blumenthall Bros., to cost $40,000.

HEMPSTEAD.—Dodge & Morrison, 82 Wall st, Manhattan, are receiving estimates for a 2-sty cottage at Hempstead, L. I., for John Merk.—Franklin M. Small, 265 Broadway, New York, let general contract to McLean Bros., Hempstead, L. I., for a 3-sty brk and frame extension, 25x50 ft.

WOODHAVEN.—W. Halsey, Queen County Trust Building, Jamaica, will build two frame dwellings on Oceanview av, east side, 230 ft. west of Ferris st, Woodhaven, to cost $6,400. Geo W. Gregory is making plans.

LONG ISLAND CITY.—Architect John Langley is preparing plans for a 2-sty brk dwelling, 25x66 ft., for John Chapman, 137 Jackson av, to be erected on 11th st, south side, 140 ft. east of Van Alst av, Long Island City, to cost $7,500.

RIDGEWOOD.—N. Kluepfel, 702 Palmetto st, Ridgewood, will begin the erection of four 2-sty brick dwellings, on Madison st, south side, 85 ft. west of Prospect av, to cost $16,000. L. Berger & Co. are the architects.

JAMAICA.—The Jamaica & Long Island Realty Company, 187 Montague st, Brooklyn, is planning to build a combination 6-sty hotel and theatre in Jamaica to cost about $250,000. Ernest M. Hungerford is secretary.

GLENDALE.—L. Berger & Co. are architects for two 2-sty stores and dwellings to be erected on Glendale av, north side, 25 ft. east of Hooker av, Glendale, to cost $8,000. Schaible & Burkle, Myrtle av and Witte st, are owners.

RIDGEWOOD HEIGHTS.—First German Presbyterian Church, 151 Leonard st, Brooklyn, will build a 3-sty brick edifice on Edsall av, south side, 146 ft. east of Forrest av, Ridgewood Heights, to cost $25,000. W. B. Wills, architect.

UNION COURSE.—L. Eschenbrenner & Co., 789a Willoughby av, Brooklyn, will erect at once four 2-sty dwellings, 20x52 ft., on Suydam st, 471 ft south of Jamaica av, Union Course, to cost $16,000. L. Berger & Co. are planning.

FAR ROCKAWAY.—Thomas O'Kane, Jr., is planning for two dwellings and stables at Bayview and Healey avs, Far Rockaway, for A. Levy, of Far Rockaway, to cost $23,000.

### Westchester County.

NEW ROCHELLE.—Wilson Eyre, 35 West 21st st, Manhattan, is preparing plans for a 2-sty residence at New Rochelle, N. Y., for John B. Taylor.

PLEASANTVILLE.—Bids are asked by the Board of Water Commissioners Aug 26 for constructing storage reservoir with earth dam, masonry core wall, spillway, gate house and pipe conduit.

TUCKAHOE.—A. Murray Jenks, Mt. Vernon, N. Y., has prepared plans for a 2-sty building, 26x32 ft., for C. E. Wygant, Tuckahoe.

MILWAUKEE, WIS.—Bids will be received soon by the Auditorium Committee for erecting an auditorium according to plans prepared by Ferry & Clas, 419 Broadway, Milwaukee.

### New York State.

NEWBURGH.—The Newburgh Electric Light, Heat & Power Co. have petitioned the Public Service Commission at Albany for permission to issue $250,000 additional stock, to be used to improve its electric light plant and perfect the line to Poughkeepsie.

WEST POINT.—Bids will be received by the Quartermaster, U. S. M. A., until Aug. 26, for furnishing and installing an electrical distributing and street lighting system.

CANAJOHARIE.—The Montgomery Electric Light & Power Co. and the East Creek Electric Light & Power Co. are making arrangements to build a substation on West Main st. As soon as the building is completed the old substation will be abandoned. A. B. Cairns is superintendent.

WATERTOWN.—Eaton & Brownell, 54 Smith Bldg., have completed plans for the development of water power for the Watertown Marble Co. It is said that it is doubtful if anything will be done this year.

SCHENECTADY.—The piece of property at the corner of Jay and Union sts, purchased by F. C. and W. A. O'Brien and A. H. Jonas will be offered to the Board of Supervisors for a site for the County Court House.

NORTH TONAWANDA.—Plans will be prepared by A. P. Smith, city engineer, for the construction of a sewerage system east of Division st. Estimated cost $100,000.

KINGSTON.—G. W. Van Slyke, Horton, 471 Broadway, Albany, will erect a large factory building at Kingston.

### New Jersey.

WOODCLIFF.—Borough Council will take bids Aug. 20 for macadamizing portion of Mill road and Pascack road, Woodcliff Heights road and Glen road, a distance of 12,849 ft. H. G. Hering, Jr., is borough engineer.

WILDWOOD.—Bids are asked by the Street Commission, Evans G. Slaughter, chairman, until Aug. 20, for laying about 40,000 sq. yds. macadam pavements, curbs, &c. L. M. Rice is borough engineer.

TRENTON.—Spencer Roberts, architect, 26 South 15th st, Philadelphia, Pa., has completed plans for the proposed city hall to be built at Trenton. It will be 3 stories high, of stone and steel, fireproof construction, with open plumbing, tile and marble work, plate and leaded glass, electric light fixtures, steam heat, etc. Cost, $800,000.

EAST ORANGE.—Wm. B. Tubby, Fulton st, Manhattan, has completed plans for a 2-sty school for the Board of Education, East Orange. A. A. Richmond, chairman building committee.

EAST ORANGE.—Two double dwelling houses will be built at 329 and 331 North Grove st, East Orange, by the Land Company of East Orange, N. J. They will be frame structures and will cost about $4,800 each.—A $4,500 2-family frame dwelling will be erected at 283 South Clinton st, East Orange, by Christian F. Sinn.—A cement block and frame dwelling, to cost about $8,700, will be erected on Beech st, East Orange, by Herbert P. King.

PLAINFIELD.—E. C. Barry, proprietor of the Denville Hotel, has purchased from S. T. Smith 24 acres of land on the Smith farm, midway between Dover and Rockaway, and will erect thereon a hotel, which is to cost $25,000. It will contain 60 rooms, each with private bath. There will be ballroom 100 ft. square, sun parlors, women's billiard room and bowling alleys.

EAST ORANGE.—At the meeting of the building committee of the Elks' lodge, it was decided to obtain bids at once for work on the addition to their building on Main st. Mayor Shoenthal is chairman of the building committee, and George E. Teets, of East Orange, is architect.

### Connecticut.

WILLIMANTIC.—The American Thread Co. has accepted the bid of J. W. Bishop Co., Worcester, Mass., for constructing a brick and granite mill, to cost $125,000.

NORWICH.—The State has appropriated $300,000 for completing the Norwich Hospital.

CONCORD.—A complete coal handling plant will be installed in Municipal Electric Light plant. Estimates are wanted.

GLOUCESTER.—A 10,000,000-gallon reservoir has been recommended by the Committee on Fire Prevention of the National Board of Fire Underwriters, 135 William st, Manhattan. The committee also recommends that all cement-lined pipe be replaced by cast-iron.

HAVERHILL.—C. W. Damon, architect, and the High School Commission have entered into a new contract for a revision of the plans for the building.

NEW LONDON.—A new church is contemplated here. Owner, St. Joseph R. C. Society, New London, Conn. Rev. W. C. Fitzsimmons, pastor. Architect, not selected. Site, cor Montauk av and Squires st.

NEW HAVEN.—Plans have been prepared for McCusker & Schroeder, the Church st coal merchants, for a building to be erected on Church st. Estimated cost $16,000.

HARTFORD.—The Hartford Electric Light Co. is making arrangements to build an addition to its boiler plant at Dutch Point. The building will be equipped with two Hornsby boilers of 2,500 horsepower each.

### Massachusetts.

WESTBOROUGH—Bids will be received until Aug. 23 by the trustees of the Westborough Insane Hospital at the office of Geo. S. Adams, M. D., superintendent, for laying about 3,880 ft. 12-inch cast-iron water pipe. J. J. Van Valkenburgh, engineer, South Framington.

SPRINGFIELD.—John M. Donohue, of Springfield, is preparing plans for a 3-sty brick and fireproof building for Infants' Home for the Springfield Diocese, to cost about $50,000.

BROCKTON.—Arthur Hill, Providence, R. I., has plans for an edifice for the First Baptist Society, Rev. A. C. Archibald is pastor.

(Continued on page 266.)

# IN THE REAL ESTATE FIELD

## The Harlem Heirs and Undivided Lands.

By REGINALD PELHAM BOLTON.
(Member of the New York Historical Society and of the American Scenic and Historic Preservation Society.)

II.

THE TOWNSHIP OF NEW HARLEM.

THE BOUNDARIES of the old township were very fairly defined, and to-day admit of very exact definition. The southerly boundary was a straight line, running due north and south, approximately from 130th st at the Hudson to 74th st on the East River. This line did not include the "Commons," as to which a dispute arose with the City of New York, which was eventually settled by commissioners under legislative authority in 1774. That particular parcel having had no individual ownership, does not come into consideration as representing an interest in the rights and titles of the town. The township included the whole of the upper portion of the island of Manhattan, above the line to which reference has been made, together with two parcels of salt meadow upon the Bronx side of the Harlem, capable of perhaps less ready definition. The Nicolls charter, of 1667, "by virtue of the commission and authority" given by the Duke of York, after describing the southerly line, proceeds:

"And all the lands lying and being within the said line, to draw north and south as aforesaid, eastward to the end of the town and Harlem River, or any part of the said river on which this island doth abut, and likewise on the North and East Rivers, within the limits afore-mentioned described, doth and shall belong to the said Town ———. Together with all the soils, creeks, quarries, woods, meadows, pastures, marshes, waters, lakes, fishing, hawking, hunting and fowling, and all other profits, commodities, emoluments and hereditaments to the said lands and premises, within the said bounds and limits set forth, belonging or in any wise appertaining."

This wide description, which is repeated verbatim in the later Dongan charter of 1686, does not appear to confine the extent of the township to the then land area, but includes waters, creeks and marshes, and only limits its boundary by "any part of" the rivers, Harlem, North and East, "on which this island doth abut." If the land boundary, therefore, should be anywhere extended, say, by the drying out of marsh land, or land priorily under water, it is clear that such land would come under the terms of the charter, and be a portion of the township. The charter of Governor Dongan, confirming and ratifying the act of his predecessor, on behalf of the same landlord, confirming as King, his own acts as Duke, uses exactly the same language in defining the town limits, enlarges the detail in its confirmatory clause, and describes it as follows:

"All and singular the before-recited tract, parcel and parcels of land and meadow butted and bounded as in the said Patent (Nicolls) is mentioned and expressed, together with all and singular the messuages, tenement houses, buildings, barns, stables, orchards, gardens, pastures, mills, mill-dams, runs, streams, ponds, woods, underwoods, trees, timber, fencing, &c., &c.

Bearing in mind the fact that the Nicolls charter had contained a restriction upon any person—"building upon this island within two miles of the limits and bounds"—any house or building without the consent of the major part of the inhabitants, this new charter of Dongan's added a clause designed to relieve the growing City of New York from that restriction, reserving to it full power, liberty and privilege "to build, cultivate and improve all such tracts and parcels of land as the said City of New York now have or hereafter shall have, within or without, or adjacent to the limits of the town of Harlem aforesaid, and also the commonage of the town of Harlem, aforesaid is to be confirmed within the limits aforesaid," &c., &c.

This clause has been used in an attempt to make it confer power upon the City of New York over lands under water around the Harlem boundary, a general grant of all waste, vacant and unappropriated lands to low water mark, and creeks, ponds, &c., &c., upon the island, being included in the charter granted to the city by Governor Dongan, a month after the grant to Harlem. This later charter privilege, however, very carefully limits the privilege to such lands and waters, "not heretofore given or granted," and is therefore inapplicable to lands or waters which had prior to that date been given to the town of Harlem. It is clear, moreover, that whatever right and privilege in all lands existed in 1691 and in 1712, was not interfered with by any claim on the part of the City of New York, and the property owners continued to divide up lands and waters under the privileges of their charter. These same rights and privileges extended beyond the Harlem to certain lands in the Bronx, also abutting on the Harlem and such claims as have been referred to, certainly could not apply to them.

It would not be possible here to enter into all the legal points surrounding the question between the city and the town, but the elementary facts remain as stated, and the only legal or lay question really is, were the lands within New Harlem below low water mark, the property of the City of New York as a whole, or the property of that portion of it which once formed the township of New Harlem. Facts and equity are decidedly adverse to the former view, and inasmuch as the continuance of a vexed claim is decidedly adverse to public advantage, strong reason exists why the city should once and for all abandon a questionable position, and clear up all Harlem water-front questions, and quiet all titles in favor of the locality.

The fact that much of the water front along the Harlem has already been utilized by the city for the construction of the Speedway, an improvement which is a great benefit to the locality, has disposed desirably of one large section.

Much of the Hudson shore front from 160th st northwards is evidently destined to pass into city ownership as an extension of Riverside Park, which would offer a favorable opportunity to settle the disposition of any lands beyond low water mark, on that side, as well as the right of way of the Hudson River Railroad over such lands.

Those portions of the bed of Spuyten Duyvil Creek, parts of which, at Inwood Hill, Cold Spring hollow and around Marble Hill, have been cut off by the construction of the United States Ship Canal, might well be secured as part of the future Inwood Hill Park, and of the Hudson Memorial Bridge site and its necessary strips of parkway.

Part, by act of the Legislature, has been vested in the city with right of sale, as to the power to effect which some doubt may exist, but if the area be retained for park lands, as desired by the residents of that portion of New Harlem, the question need not have to be raised.

There would then only remain three or four sections of land which do not come under the head of lands under water, and which also do not appear in the allotments of 1691 and 1712. It would seem as if it would be to the advantage of all concerned, if action were to be taken to establish a proper title to these areas, which are those which were held out as an incentive to the Harlem heirs. That the present owners, whoever they may be, would be glad to secure the consent of the city to their title, is even less apparent than that the great title insurance companies that have vouched for the titles at some time or other, and still carry the risk, should be willing to arrange for placing any question connected with them, out of future controversy.

It was alleged by the exponents of the rights of the Harlem heirs, that in order to evade such controversial action, the records of the township, together with other public documents, relating to its divisions of lands, had been sequestrated by interested parties, and were detained from their proper places of public custody. If that be so, and there are few real estate authorities of whom you can enquire who will not confirm the assertion, it is a public wrong that should be rectified, and one also that has neither right nor good common sense to justify it.

I have written the foregoing necessarily brief statement of the whole matter for the main reason and in the hope that it may advance a quieting and settlement of a subject which it is undesirable for all parties to keep alive, and also to disabuse that numerous body of worthy descendants of our sturdy settlers of the false hopes engendered by the unwarranted ideas of the promoters of the Harlem Heirs scheme, and finally, in the interests of the general body of property owners of Harlem and Washington Heights who should benefit directly as to public improvements due to the locality as the fruit of a settlement, and indirectly by the final disposition of any vexed or mooted question, which is always, if adverse to the security of any titles, an affliction to otherwise secure property. If necessary to appeal for legislative action, that might take the form of just recognition of the rights of the respective charters as between the town and the city, and while directing and compelling a settlement of disputed points, and effecting a release of doubtful titles, direct that all proceeds resulting and the use of all public lands remaining shall enure for the benefit of the inhabitants and property owners, who are the real "heirs, successors and assigns" of the original patentees of the old township of New Harlem.

### A Tenement Department Order.

To the Editor of the Record and Guide:

Has the Tenement House Department any right to require owners to cut doors in back yard fences? I have received an order to comply with such a requirement on a building that extends only sixty feet in depth on a hundred foot lot. Would not such a communication between yards be an easy means for burglars to rob our houses? Can such an order be enforced?

"OWNER."

Answer—We are not aware of any provision in the Tenement House Law requiring such openings in back "yards."

## The City or the Country?

WITH WASHINGTON HEIGHTS FOR AN ILLUSTRATION.

To the Editor of the Record and Guide:

I AM very glad of this opportunity, in response to its request, to say a few words to the Record and Guide on the subject of renting in the Washington Heights section, particularly in view of the tone of some of the articles that have been appearing in its columns during the past few weeks, both editorially and from contributors.

Judging from the opinions of Mr. Harmon, the future prospects of poor old Manhattan Island seem to be dark indeed, and while it hardly seems natural to expect optimistic views on city property's future from one whose entire interest is in the development and exploitation of suburban lands, yet it seems to me that a careful study of the past history in New York City real estate and of present-day conditions would show predictions for the future far different from those recently outlined in these articles.

The Record and Guide has asked me for a prognostication of the fall renting season, and its request comes at just the right time, for the season is now sufficiently well advanced to enable us to form an opinion as to its success or failure. I have talked with a number of builders during the past few days, and I get practically the same report from all, and that is a brisk demand and little fault found with rents asked.

I could quote a number of instances such as one case of two houses not yet finished, containing 48 apartments, of which 42 are rented; two other houses in an entirely different section of the Heights, with the same number of apartments, and but three to be let. I have found many apartments full and naturally many with numerous vacancies, but there are in almost all cases good reasons why the percentage of vacancies seems inordinately large, and in many instances this condition can be attributed to poor location, bad planning or inferior construction. It must also be remembered that the renting season is still young, thousands of families are still out of town, and the extreme heat of the past few weeks has not made house hunting a pleasurable occupation.

I confidently expect that within a week or two after Labor Day the bulk of the finished apartments at present vacant on Washington Heights will be rented, and I am sure that this result will be accomplished without sacrifices of prices now scheduled.

EFFECT OF THE SUBWAY.

The effect of the completion of the subway through Washington Heights has in my judgment amply justified its anticipation. Not in many years has real estate been subjected to so severe a test as during the past year, and of this Washington Heights has had to bear its full share. The condition of the money market with its attendant effect on real estate activity has been so often and so ably discussed in your columns that it needs no comment here. Builders and investors have been forced to struggle against the most adverse conditions, and that Washington Heights has come through this period with a small percentage of foreclosures is good proof of the stability of its values. So far, all that we have hoped for in the past has been accomplished, and the development of the Heights has progressed along the lines anticipated by most of us. Judging by past experience in the upper part of Manhattan Island, and the beneficial effects produced by a transit system by no means perfect, I fully believe that the other boroughs and outlying districts are going to reap enormous benefits when they are made more accessible, but I cannot see that this is to be at the expense of the Borough of Manhattan.

We have found so far that perhaps the greatest demand has been for apartments of small number of rooms, and that in most apartment houses the flats of eight and nine rooms have been the last to rent, from which it would seem that large families, particularly those with young children, have listened to the call of the suburbs, and it is quite logical that this should be the case.

I become more and more convinced each day that the great bulk of our population has no desire to leave Manhattan so long as it is provided with a satisfactory place of abode and adequate transit.

To sum up the situation as far as the future is concerned, it appears to me that those who for reasons of increase in the size of family, or of desire to "own one's home," or for love of outdoor life, will desert the flat and the city for the joys of a house in the suburbs, while on the other hand those who cannot or will not live otherwise than in an apartment (and their name is legion) will stick to Manhattan Island in the future as they have in the past. And surely with our city's tremendous growth in population there are plenty of people to occupy all the few hundred apartment houses built in the past year and to fill to overflowing the few thousand such houses as there is but room to construct on Manhattan Island in the next few years.

CHARLES GRIFFITH MOSES.

A man experienced in renting business properties will see an opportunity in Wants and Offers.

## Three Words Cost $500.

By a decision just handed down by Judge Giegerich, in the Supreme Court, the omission of three words from a mortgage on their property, 82 Eldridge st, will cost Weil & Greenebaum $500. They bought this property subject to a mortgage which provided that if it be paid before maturity the mortgagor, the then owner, Mrs. Rubinsky, should receive a discount of ten per cent.

Mrs. Rubinsky sold the property to Weil & Greenebaum, who before maturity offered to pay the mortgagee, Jacob Lippman, the $5,000, the balance of the mortgage, less a discount of $500; but on advice of his attorney, Jacob Friedman, of 302 Broadway, Mr. Lippman refused to grant Weil & Greenebaum the discount, upon the ground that the mortgage provided that such discount should be allowed to the mortgagor, Mrs. Rubinsky, but the words "or her assigns" were not mentioned in the mortgage, and that therefore this discount was accorded only to Mrs. Rubinsky and not to any subsequent owner of the property.

Weil & Greenebaum thereupon brought suit to procure the cancellation of this mortgage on payment of $4,500. Upon the trial before Judge Giegerich, Attorney Friedman moved for a dismissal of the complaint upon the ground that it was the duty of Weil & Greenebaum to deposit into court the $4,500, which they admitted to be due, at the commencement of the action, which, however, they failed to do, as well as upon the ground that the right to the discount did not pass to any subsequent owner of the property.

Judge Giegerich granted the attorney's motion, saying: "It is unnecessary to express any opinion now as to whether or not the sum tendered was sufficient. The tender was ineffectual in any event, because the money offered was not paid into court, until more than three weeks after the trial. Since the plaintiffs sue in equity for affirmative relief, i. e., to procure the cancellation of a mortgage upon real property, they were bound to keep the tender good by bringing the money into court, at the time of the commencement of the action, and alleged that fact in the complaint, there is no pretense that the plaintiffs did this. The complaint must therefore be dismissed with costs."

## New Jersey Men at the Astor House.

LARGE MEETING OF THE NEW JERSEY REAL ESTATE EXCHANGE.

A large gathering of New Jersey real estate men took place on Aug. 13 in the parlors of the Astor House. The object of the gathering was to organize the committee of one hundred, appointed to arrange for the McAdoo tunnel celebration. Incidentally, it was intended to promote the general necessities of the New York-New Jersey Real Estate Exchange. In his opening address, President Kempner predicted that New Jersey was on the eve of a great awakening. He spoke of the great changes which will soon bring about a revolution in the transportation facilities for reaching the great metropolitan centre of New York. He then called upon Mr. Kanaley, the father of the movement, to address the meeting.

Mr. Kanaley said he recognized the necessity for united action and for calling the public's attention to the many benefits and advantages of New Jersey. He advocated a system of advertising under the Exchange emblem, which he thought would prove doubly valuable to the advertisers.

Mr. J. Ward Smith, president of the Newark Real Estate Exchange, said that his organization had the strongest sympathy for this new movement. He predicted that the new Exchange would prove a valuable enterprise, and accomplish much good for New Jersey.

Mr. Frank Stevens, president of the Jersey City Board of Real Estate Brokers, stated that he was very much interested in any movement that would give New Jersey the prominence she deserved. The Jersey City Board of Brokers had over one hundred and fifteen members, and they have fixed things in such a way over there that a good real estate man cannot keep out of the organization. He predicted that a similar result would follow the efforts of the New York-New Jersey Exchange.

Mr. Joseph P. Day, chairman of the tunnel celebration committee, then took the chair, and suggested that several subcommittees be appointed to divide the work of arranging for the celebration. He spoke of the promising outlook for New Jersey and stated that the McAdoo tunnel would open up a new era in New Jersey's prosperity.

Mr. Worrell, a representative of the McAdoo tunnel system, delivered an interesting address, and paid a glowing tribute to New Jersey's situation. He said the McAdoo tunnel system welcomes everything tributary to Jersey's prosperity. Mr. F. M. Welles said he was interested in the development of New Jersey, which offered the best opportunities of any section around New York. He spoke of the common ignorance about the New Jersey conditions and favored an educational campaign so that the public may know that New Jersey is something more than a lot of swamps and mosquitoes. Before adjourning it was decided to hold similar meetings in Jersey City in two weeks and in Newark the week after.

## Prospects of Fall Renting.

With the fall renting season close at hand agents are beginning to make the usual preparations, collecting data and arranging systems of indexing properties which will be to rent on October first. The fall of the year has become the agents' busy period, and judging by the reports received from all sections of Manhattan and the Bronx many offices even at this early date are overwhelmed with inquiries regarding accommodations from prospective tenants who are anxious to make the best selections.

Regarding low-priced flats, renting at $19 and under, it can be stated that the demand about equals last year's. This cannot be said, however, of the medium cost apartments commanding rentals of from $25 to $30 per month. In this connection it has been previously pointed out that vacancies in apartments of that type are becoming more numerous, and that this is attributed to the attraction of the suburbs.

With respect to apartments of the higher order reports from agents, especially on the West Side, show that fewer removals are contemplated than last year. The call for 3-sty dwellings west of Central Park is more pronounced than formerly, in fact agents affirm that the supply at this time is inadequate. Over in the Bronx, while there are still many new apartments of six rooms and bath these are being slowly but surely rented. The principal demand in that locality is for apartments of three and four rooms. On the whole, fewer changes are being made than during the previous corresponding season.

### Regarding High-Cost Apartments.

Mr. W. F. McClelland of F. R. Wood & Co., Broadway and 80th st, said, relative to the renting of high-class properties, that the demand is very strong and at higher rentals than last year:

In the properties under our management the leases have been more generally renewed than at this time last year, which shows that fewer changes are being made by apartment dwellers. We look for a continuance of the present conditions and believe that the people who wait until September will find it difficult to secure what they require. The demand for private dwellings, at present, is greater than the supply, especially those ranging in price from fifteen to twenty-five hundred dollars.

### The West Side.

Mr. Alfred E. Toussaint, of 400 Columbus av, corner of 79th st, conceded that the problem of renting a home in Manhattan was getting more serious each year. For every family moving out of town there seemed to be two coming in.

How can this be accounted for? Simply in this way: New York is the greatest city in America, consequently people having their business in the city want to live as near as possible to it. This condition causes a general congestion.

The scarcest article in the market is, of course, the 3-sty house, as most of the houses are built 4-stys high. Three-story dwellings which formerly rented for $1,000 now bring $1,200; those which rented for $1,200 now bring $1,500, and so on. Four-story houses which formerly rented for $2,000 now bring $2,300; $2,200 now $2,500, etc.

Good houses at medium prices are hard to find, and this state of affairs has turned many a renter into a buyer, as rents have gone up more in proportion that the selling price of houses. There is no doubt that at last the West Side has awakened from its slumber and its real worth is being appreciated.

Asked if prices would continue to advance, Mr. Toussaint said, Yes, as long as the supply is below the demand, which is now undoubtedly the case.

### More Families Come Than Go in Harlem.

Mr. A. P. Shaw, of Shaw & Co., 113 West 125th st, said it had been their experiences so far that the better class of houses have rented very easily:

This fall there seems to be an ever increasing demand for moderate price apartments, which are situated near any of the rapid transit lines. For this reason nearly all the apartment houses in this location are practically rented. Owing to the good rapid transit facilities of Harlem, the cheaper apartments or flats ranging in price from $18 to $30 seem to rent fully as well as the higher class ones. And at certain times of the year it is almost impossible to get any cheap flats in anything like a fair neighborhood.

Regarding private houses, there seems to be a question in many people's minds whether the day for private houses is not over. For the past few years large numbers of houses have been torn down and in their place apartments erected. However, we notice this fall the supply is not equal to the demand, and we have no doubt but that if we had a hundred or more well located houses ranging in price from $900 to $1,200, we could rent them. As it is there are comparatively few houses on the market this coming fall, and the ones which are being offered will undoubtedly be rented long before October 1.

It would seem that the large exodus to the country of well-to-do families in this location would leave sufficient houses for rent, but apparently the houses are either purchased by other home seekers or, as we have before said, sold to builders to demolish and erect apartments on the land.

### Success on the Heights.

Mr. Charles Griffith Moses, of Amsterdam av and 157th st, remarked:

For the past ten days I have been making a careful study of the situation and have covered the section thoroughly, and I feel fully justified in saying that the fall renting not only is going to be but is now an assured success. It would be idle to deny the fact that the opening of new means of access to suburban districts will attract many people, but that these improvements have affected Washington Heights I am unable to see.

That the future effect of this suburban development will be injurious to this section seems most improbable to me, in view of the fact that there has been so good a demand for apartments on the Heights from families coming from further downtown, and even from Brooklyn. Surely if these people intended leaving Manhattan in the near future they would not move to the Heights with the intention of remaining but a short time, and the very fact of their coming and filling the hundreds of new apartment houses recently put up shows a marked desire on the part of thousands of people for a permanent residence on this island.

Mr. Moses' views will be found more in full in another place.

### Fewer Removals in the Bronx.

Arthur Weyl, at L. J. Phillips & Co.'s branch office, 786 Prospect av, said that their experience in the renting line this summer has been most satisfactory:

"Not so much that we have had good renting, but what we consider more important, a smaller percentage of removals than in previous summer seasons. In this respect I believe most of the Bronx agents will agree on the same experience, this condition applying more to the smaller apartments of four and five rooms and bath, the demand for this class of apartments having been very strong and continuous, especially so in the Longwood av and Prospect av sections, and in the vicinity of the Subway and "L" stations.

"There is also a persistent demand for the rental of 2 and 3-family houses along and near the Subway line, and as the demand continually exceeds the supply, it would be to the advantage of enterprising builders to erect more of this class of property. Although the actual renting period is still some months away, judging by the numerous inquiries for Bronx apartments I look for a busy and permanent renting year and a numerous influx of removals from Manhattan to the Bronx."

### No More Grade Crossing in Subway.

The Public Service Commission passed an important resolution on Friday by approving plans for relieving the intolerable congestion in the subway at 96th st. The plan as adopted provides for the elimination of the grade crossing at that point by the construction of a new track on the east side and two new tracks on the west side, additional to those in use at the present time. The contract is to be made with John B. McDonald and the Interborough Company, and the work is estimated to cost $850,000.

### A New Harmon Development.

Clifford B. Harmon, of Wood, Harmon & Co., purchased from the New Holland Realty Company a tract of 30 acres at North White Plains, the terminal of the new electric system on the Harlem Railroad. This parcel, which is at the railroad station, adjoins the 25 acres purchased recently by Mr. Harmon from the same company.

### Not to be Expected.

(From the Evening Post.)

It is during August and September, however, that the real estate market generally reaches its lowest level through the absence from the field of the human element—owners, traders, brokers and money lenders. Were any real business to be done it would be quite without precedent; but such a thing is not to be expected.

## REAL ESTATE NOTES

Do you need a map of Long Branch? See Wants and Offers.

For appraisals of property along the Jersey coast see Wants and Offers.

A 4-sty brownstone dwelling is noted for sale in Wants and Offers.

Samuel Ellis is the purchaser of 119 to 125 Roosevelt st, sold last week by Irving I. Kempner.

A large office is to let near Madison sq. The proposition may include office help. See Wants and Offers.

Stores on 125th st are much sought for. We know of a part of one that can be rented. See Wants and Offers.

Levy Brothers and De Selding Brothers were the brokers in the sale of Bonavista Court at 945 to 949 St. Nicholas av, which appears in this week's conveyances.

John M. Reid, who has been established in the real estate business since 1885, has removed his office from 161 East 34th st to the northwest corner of 34th st and 3d av, second floor.

An experienced man is wanted to take charge of a leasing department in the commercial district, and renting men are wanted for the wholesale dry goods section. See Wants and Offers.

S. Steingut & Co. have removed from number 43 Second av to large and commodious offices at number 71 Second av, adjoining the northwest corner of 4th st, where they will continue the sale of real estate as heretofore.

Mr. M. Morgenthau, Jr., of the firm of M. Morgenthau, Jr., & Co., 95 Liberty st, Manhattan, who has been spending the summer at his country home, "Larita Lodge," on the St. Lawrence River near Thousand Islands, has returned to his office. Mr. I. W. Riegelman, of that firm, has left on a vacation trip and will return after Labor Day.

Every broker is called upon from time to time to render formal appraisals. Every transaction in which he engages makes necessary one or more informal appraisals for his own benefit. The Record & Guide Quarterly, with its seven departments of records, geographically arranged, is of the greatest assistance in the determination of values.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Aug. 9 to 15, inc. | | 1906. Aug. 10 to 16, inc. |
|---|---|---|---|
| Total No. for Manhattan | 117 | Total No. for Manhattan | 250 |
| No. with consideration | 6 | No. with consideration | 14 |
| Amount involved | $245,000 | Amount involved | $486,015 |
| Number nominal | 111 | Number nominal | 236 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 8,985 | 15,722 |
| No. with consideration, Manhattan, Jan. 1 to date | 603 | 946 |
| Total Amt. Manhattan, Jan. 1 to date | $31,485,386 | $50,653,434 |

| | 1907. Aug. 9 to 15, inc. | | 1906. Aug. 10 to 16, inc. |
|---|---|---|---|
| Total No. for the Bronx | 114 | Total No. for The Bronx | 200 |
| No. with consideration | 7 | No. with consideration | 12 |
| Amount involved | $62,445 | Amount involved | $54,103 |
| Number nominal | 107 | Number nominal | 188 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 6,313 | 8,581 |
| Total Amt., The Bronx, Jan. 1 to date | $5,440,551 | $6,127,909 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **15,298** | **24,303** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$36,925,937** | **$56,781,343** |

**Assessed Value, Manhattan.**

| | 1907. Aug. 9 to 15, inc. | 1906. Aug. 10 to 16, inc. |
|---|---|---|
| Total No., with Consideration | 6 | 14 |
| Amount Involved | $245,000 | $446,015 |
| Assessed Value | $282,500 | $391,000 |
| Total No., Nominal | 111 | 236 |
| Assessed Value | $3,932,000 | $6,290,400 |
| Total No. with Consid., from Jan. 1st to date | 603 | 946 |
| Amount involved " " | $31,485,386 | $50,653,434 |
| Assessed value " " | $20,900,100 | $35,457,275 |
| Total No. Nominal " " | 8,881 | 14,776 |
| Assessed Value " " | $242,229,500 | $484,871,910 |

MORTGAGES.

| | 1907. —Aug. 9 to 15, inc.— Manhattan. | Bronx. | 1906. —Aug. 10 to 16, inc.— Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 155 | 96 | 275 | 161 |
| Amount involved | *$3,415,763 | $426,442 | $6,480,855 | $645,712 |
| No. at 6% | 80 | 44 | 155 | 47 |
| Amount involved | $831,363 | $193,227 | $2,884,280 | $273,900 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 5 | 15 | 12 | 12 |
| Amount involved | $134,900 | $67,185 | $224,250 | $84,450 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 37 | 30 | 57 | 83 |
| Amount involved | *$885,000 | $136,630 | $1,659,625 | $294,185 |
| No. at 4¾% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $50,000 | ..... |
| No. at 4½% | 6 | ..... | 21 | ..... |
| Amount involved | $688,000 | ..... | $465,000 | ..... |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $8,000 | ..... |
| No. at 3½ | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 27 | 7 | 28 | 19 |
| Amount involved | $876,500 | $29,450 | $1,689,750 | $43,177 |
| No. above to Bank, Trust and Insurance Companies | 35 | 7 | 25 | 7 |
| Amount involved | *$1,553,000 | $125,500 | $2,717,000 | $24,825 |

| | 1907. | 1906 |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 9,749 | 12,680 |
| Total Amt., Manhattan, Jan. 1 to date | $244,064,043 | $246,638,825 |
| Total No., The Bronx, Jan. 1 to date | 5,785 | 6,148 |
| Total Amt., The Bronx, Jan. 1 to date | $57,898,893 | $46,685,958 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **15,534** | **18,828** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$301,962,936** | **$293,324,283** |

*Does not include mortgage made by Pullman Co. to Erie R.R. Co. for $501,960 at 5 per cent., covering Rolling Stock, etc.

PROJECTED BUILDINGS.

| | 1907. Aug. 10 to 16, inc. | 1906. Aug. 11 to 17, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 11 | 38 |
| The Bronx | 59 | 29 |
| Grand total | 70 | 67 |
| Total Amt. New Buildings: | | |
| Manhattan | $2,371,300 | $2,300,500 |
| The Bronx | 570,900 | 464,200 |
| Grand Total | $2,942,200 | $2,764,700 |
| Total Amt. Alterations: | | |
| Manhattan | $239,020 | $629,600 |
| The Bronx | 9,900 | 5,900 |
| Grand total | $248,920 | $635,500 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 742 | 1,291 |
| The Bronx, Jan 1 to date | 1,307 | 1,411 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,049** | **2,702** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $57,524,860 | $87,280,930 |
| The Bronx, Jan. 1 to date | 14,907,650 | 20,252,795 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$72,432,510** | **$107,533,725** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$11,924,999** | **$15,848,438** |

### Aids to Business Making.

The day of the peddler of real estate in New York is past. Today the business of Real Estate is a science, and Fortune is on the side of the man with the best records. Note the plants of all the successful offices. Nine hundred and ninety-nine times out of every thousand the plant of the successful office has as its foundation the Record & Guide Weekly, the Record & Guide Quarterly and the Real Estate Directory.

### BROOKLYN.

CONVEYANCES.

| | 1907. Aug. 8 to 14, inc. | 1906. Aug. 9 to 15, inc. |
|---|---|---|
| Total number | 430 | 670 |
| No. with consideration | 25 | 33 |
| Amount involved | $106,670 | $216,703 |
| Number nominal | 405 | 687 |
| **Total number of Conveyances, Jan. 1 to date** | **22,398** | **23,865** |
| **Total amount of Conveyances, Jan. 1 to date** | **$14,023,854** | **$20,155,352** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 475 | 617 |
| Amount involved | $1,855,905 | $2,572,159 |
| No. at 6% | 224 | 338 |
| Amount involved | $728,684 | $1,084,325 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 186 | 114 |
| Amount involved | $822,975 | $692,747 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 46 | 141 |
| Amount involved | $241,625 | $720,353 |
| No. at 4½% | ..... | 1 |
| Amount involved | ..... | $4,000 |
| No. at 4% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 19 | 23 |
| Amount involved | $62,671 | $70,734 |
| **Total number of Mortgages, Jan. 1 to date** | **23,077** | **25,008** |
| **Total amount of Mortgages, Jan. 1 to date** | **$102,026,739** | **$103,018,053** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 101 | 188 |
| Estimated cost | $1,002,790 | $1,665,935 |
| Total Amount of Alterations | $176,198 | ..... |
| **Total No. of New Buildings. Jan. 1 to date** | **6,236** | **5,326** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$47,101,851** | **$39,047,862** |
| **Total amount of Alterations, Jan. 1 to date** | **$4,413,402** | **$3,373,953** |

## PRIVATE SALES MARKET

The underlying drawback to real property transactions at the present moment can be traced largely to the indirect effects of the condition of the stock and bond market. There have seldom been better opportunities for the profitable investment of funds in this direction than those which exist at this time. More particularly is this true with respect to the purchase of high-grade bonds, which may be said to be selling at bargain prices notwithstanding the promising outlook for continued business prosperity. Although it follows that when stocks are low real estate values are high, there appear to be exceptions to this rule. Throughout the city it is affirmed that the prices of flats, dwellings and even business property have fallen since early spring, despite assertions to the contrary. This decline is attributed to the inability of speculators and investors to finance prospective purchases which is due to the mortgage loan situation. Certain funds that have heretofore been freely loaned on real estate security are now being invested in bonds offering not only equally good returns of interest, but promising additional profits by future increases in their market value. It is not unlikely that a continuance of the present money situation will retard fall trading, resulting in some liquidation, particularly among builders and others whose operations are confined to the outlying districts. In the meantime, buying is desultory although fairly well distributed. In Manhattanville builders are still experiencing difficulty in obtaining cash offers for recently completed apartments, which again illustrates the effect of overproduction in that zone. Over in the Bronx, building loans are more difficult to obtain, the same condition applying as well to Brooklyn. In the private sales market several interesting transactions have taken place during the week, although their importance has been somewhat shaded by the element of trade which has entered into many of the larger deals. Included in this number can be mentioned such purchases as that of Chatham Court on Central Park West, and Temple Hall at the southwest corner of Lenox av and 121st st. The total number of reported sales at private contract is 51, of which 15 were below 59th st, 19 above, and 17 in the Bronx.

### SOUTH OF 59TH STREET.

#### For Improvement.

BAXTER ST.—Henry Wise sold 83 and 85 Baxter st, old buildings, 50x100, for the White estate to Louis Gordon. The buyer will improve the parcel with a 6-sty building.

#### Leasehold Changes Hands.

FULTON ST.—Ruland & Whiting Company sold for the Humphreys' Homeopathic Medicine Company the 5-sty building at 109 Fulton st, 19.11x66, a Dutch church leasehold. This parcel is immediately opposite Fulton Chambers and the Downing Building.

HUDSON ST.—M. & L. Hess sold for Henry Corn 177 and 179 Hudson st, southwest cor of Vestry st, a 7-sty warehouse, 33x98. Public School No 11 is immediately in the rear. The buyer was represented by E. P. Hamilton & Co.

LEROY ST.—The Sanfelese Realty Company bought from D. M. Gallo the 5-sty tenement at 53 Leroy st, 25x85.

# WANTS AND OFFERS


## FINE OFFICES TO LET

EMPIRE BUILDING
71 BROADWAY

N. Y. LIFE BUILDING
346 BROADWAY

PARK ROW BUILDING
15 PARK ROW

BLAIR BUILDING
24 BROAD STREET

Special Inducements to Brokers and Tenants.

**GEORGE T. MORTIMER**
111 BROADWAY

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In Localities of Enhancing Values

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Revised Lists on Application

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31 NASSAU STREET
Telephone, 3462 Cortlandt

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149 W. 61ST ST., a four-story brown stone dwelling for sale. Lease expires Oct. 1. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

**LONG BRANCH TO ASBURY PARK, N. J.**
Can supply you with complete information on any real estate in Monmouth Co., N. J. J. A. KING, 51 W. 125th St., or West End, N. J.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway, N. Y.

**$1 MAP OF LONG BRANCH, N. J., FREE**
to any one interested in that section for six cents in stamps to cover postage. JACOB A. KING, West End, N. J.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

WANTED—In my down-town office, an experienced man in renting business properties. Good proposition to one who can qualify. Address JACOB A. KING, 51 W 125th St., N. Y.

**RENTING MEN WANTED**
Thoroughly experienced men for wholesale dry goods section. Will make liberal arrangement with good men. SOL. STERN, 621 Broadway, N. Y.

WANTED—An experienced man in real estate office to take charge of leasing department in commercial district. Good future for right man; salary and commission. Apply by letter only; state full particulars in strictest confidence. WADSWORTH, 1161 Broadway, N. Y.

FACTORY with water power (150 H. P.) on line New York Central R. R., 3 buildings, heavy mill construction, recently built. Floor space 27,000 feet. Asking $30,000. Opportunity for quick buyer. WHITON, 130 Broadway, N. Y.

APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.

MANAGER for business leasing department. Must have had experience in Fifth Avenue section. TUCKER SPEYERS & CO., 437 Fifth Avenue, N. Y.

WANTED—$106,000 guaranteed Title Insurance Company's first mortgage extended at 4½ per cent. on income city property worth double; state net terms. KLAPPERT, 4 West 4th St.

## FREE LABOR OFFICE
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59 Lafayette Street, New York
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Large office near Madison Square, including office help. Only reliable concern need apply. Address BOX 410,
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*(Organized Under the Banking Law)*
170 BROADWAY

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GOOD SECOND MORTGAGES
PURCHASED AND SOLD

**There is a vast amount of building operations now under way in the West. Are you getting your share of this business? If not, why not? The Dodge Reports cover all this information. Send to the F. W. Dodge Co., 11 E. 24th St., N.Y., also Boston, Phila., Pittsburg and Chicago.**


MADISON ST.—D. & W. Mullins sold for the Murray estate to Mandelbaum & Lewine 207 Madison st, a 4-sty tenement and stable, 26.2x100.

RUTGERS ST.—D. & W. Mullins sold for the Murray estate to Mandelbaum & Lewine 25 Rutgers st, a 5-sty tenement, 27x105.2.

3D ST.—Charles Goldberg sold for M. Zimmermann to the Goldfine Realty Company the plot, 45x88, on the south side of 3d st, 90 ft. east of Goerck st.

9TH ST.—In part payment for 232 East 80th st, M. Slifka takes 728 East 9th st, a 6-sty tenement, 30x94.

22D ST.—S. B. Goodale & Son sold for Maria S. Simpson to J. Perry Stoltz 440 West 22d st, a 4-sty and basement brownstone dwelling, 25x98.9.

38TH ST.—Mrs. Charles T. Cook bought 41 East 38th st, adjoining the northwest cor of Park av, a 4-sty dwelling, 25x98.9. The owner of record is J. E. Ferry.

43D ST.—John P. Kirwin sold for a client to a Mrs. Mowry 408 West 43d st, a 3-sty dwelling, 16.8x100.

56TH ST.—Columbian Board of Brokers sold for David Klein 419 West 56th st, a 5-sty tenement, 25x100.

AV. B.—The Columbian Board of Brokers sold for Abrahamson & Thour the two 4-sty tenements 272 and 274 Av B, 42x78.

**First Sale in 40 Years.**

8TH AV.—The estate of T. Lilienthal sold through J. H. Klein & Co., to A. Heichelberg 934 8th av, a 5-sty stone front building, 18.10x62.3, north of 55th st. The property has not been transferred in over 40 years.

11TH AV.—Woodstock Exchange sold the 4-sty tenement, 19.3x64, at the southeast cor of 52d st and 11th av, for Frank W. Maas to Clarence Sturges. The cordage factory of Travers Bros. is situated on this block. Diagonally opposite is De Witt Clinton Park.

**NORTH OF 59TH STREET.**

**Chatham Court in a Trade.**

CENTRAL PARK WEST.—The Monticello Realty Company sold through the efforts of John H. Berry to an investor the large 7-sty apartment house, known as Chatham Court, at the northwest cor of Central Park West and 67th st. The plot is 100x100.5 and the building contains 21 apartments, renting for more than $53,000 per annum. The sale was in the nature of an exchange, as the seller takes in part payment 16 lots on the west side of Audubon av, 176th to 178th st, formerly a portion of the Juvenile Asylum property. Chatham Court was sold to the Monticello Realty Company in April last by the same broker, it being taken in part payment from Charles W. Ogden for the new 12-sty apartment house, 150x100, known as the Central Park View, situated at the southwest cor of 86th st and Central Park West, the deal involving a consideration of $1,800,000. It is understood that the aggregate amount of the present transaction approaches $850,000.

75TH ST.—McVickar-Gaillard Realty Company sold for the estate of Charles Tilford 41 West 75th st, a 4-sty brownstone dwelling, 20x100, to a Mr. Straus.

### Tenements in Trade.

80TH ST.—Jacob Sadc sold for M. Slifka 232 East 80th st, a 7-sty tenement, 26.4x102.2, to Sigmund Levin, who gives in part payment 728 East 9th st, a similar property, 30x94.

80TH ST.—F. R. Wood & Co. and B. G. Faulhaber sold for the Post Realty Company 209 West 80th st, a 5-sty flat, 25x102.

94TH ST.—I. Hattenbach sold for Edward C. Sheehy the 4-sty double flats, 168 to 172 East 94th st, 75x100.

102D ST.—Shaw & Co. sold for Charles S. Holzwasser 165 West 102d st, between Columbus and Amsterdam avs, a 5-sty double flat, 24.7x100.11. Immediately opposite are situated Public School No. 179, and a garage adjoining.

109TH ST.—Joseph P. Day sold for John J. Schwartz, as attorney, 205 West 109th st, a 5-sty triple flat, 25x100.

113TH ST.—Pocher & Co. sold for A. V. Donnellan the 6-sty elevator apartment house, 75x100, at 311 to 315 West 113th st, to the Badt-Mayer Company.

115TH ST.—Adolph Kronnengold bought for Mrs. Mary A. Stanley from Mrs. Katherine Doring, 460 East 115th st, between Pleasant and 1st avs, a 4-sty and basement dwelling, 20x100.11. This parcel is opposite Mt Carmel R. C. Church. The tanks of the Standard Gas Light Co. are situated on the next block east.

117TH ST.—Robert Levers sold for J. J. Martin 47 West 117th st, a 5-sty flat, 25x100.11.

121ST ST.—Meyer Lefkowitz bought, through Susskind & Co., the 6-sty tenement, with stores, 321 and 323 East 121st st, 50x100.11.

### Six-Story Apartment in a Trade.

123D ST.—Porter & Co. and Hillenbrand & Nassoit sold for James F. Nicholson the Anthony, a 6-sty apartment house, at 439 West 123d st, 50x100.11, to Gertrude H. Hillenbrand, who gives in part payment 108 West 69th st, a 4-sty brownstone dwellling, 20x100.5.

### Operators Sell in 132d Street.

132D ST.—Columbian Board of Brokers sold for Norwalk & Siegel 57 and 59 East 132d st, two 4-sty dwellings, 40x100.

137TH ST.—Shaw & Co. sold for Rachel Levison 252 West 137th st, a 3-sty dwelling, 19x99.11.

148TH ST.—Arnold & Byrne sold for a client to Lowenfeld & Prager 257 West 148th st, a 5-sty flat, 39x99.11.

AV. A.—Arbesfeld & Gelb sold for M. Buhlman to a Mr. Johannsen 1660 Av A, a 5-sty double flat, with stores, 25x100.

AMSTERDAM AV.—Bert G. Faulhaber & Co. sold for Thomas Scholes 1270 Amsterdam av, a 5-sty flat, 27x100.

### An Exchange on Amsterdam Avenue.

AMSTERDAM AV.—Arnold & Byrne sold for Lowenfeld & Prager to Abraham Benedict the Amsterdam Apartment House, a 6-sty structure at the northwest cor of 124th st and Amsterdam av, 50x100, the longer dimension on the av. The purchaser gives in part payment 237 W. 148th st, a 6-sty flat, 39x100.

### Temple Hall Figures in a Purchase.

LENOX AV.—Harris & Siegel sold Temple Hall, a new 7-sty apartment house at southwest cor Lenox av and 121st st, 75x100.11, to Harry Goodstein and John Palmer, of 200 Broadway. The price is said to approach $300,000. The building adjoins the new marble synagogue between 120th and 121sts. The Lenox Avenue Unitarian Church is at the northwest cor of 121st st.

MANHATTAN AV.—E. H. Ludlow & Co. and De Selding Bros. sold for Samuel Hyman to Eugene Blanc 280 Manhattan av, a 5-sty apartment house, 34x100.

2D AV.—Max Moscovitz sold to Israel Lebowitz 1465, 1467 and 1469 2d av three 4-sty tenements, 79.4x100.

145TH ST.—Renton-Moore Company sold for Marie M. Cohen to a client, for occupancy, 404 West 145th st, a 4-sty dwelling, 15.6x99.11.

## BRONX.

TAYLOR ST., ETC.—William Peters & Co. sold for Julius Landauer a dwelling on the east side of Taylor st, near Morris Park av; also for Mrs. Elizabeth Diehl the triangular plot of 5½ lots at the junction of Tee-Taw av, Parkview pl and 190th st.

136TH ST.—S. Ullman sold for J. Burghimer to J. J. Shelley 541 East 136th st, a 5-sty triple flat, 25x100.

155TH ST.—Chas. Galeswki sold through David Rosenblum and R. Bertucci to Gerardo Casale 532 E. 155th st, a 3-sty front and 2-sty rear building, 25x100.

BATHGATE AV.—John Lynagh sold to Harry Berend the frame dwelling, 25x114, on the west side of Bathgate av, 155 ft. north of 172d st.

### New Factory for Bronx.

CRIMMINS AV.—Columbian Board of Brokers sold for J. Bluestein 3 lots, 75x80, on the east side of Crimmins av. The buyer will erect a factory on the site.

CRESTON AV.—Charles W. Bennett sold to Robert Melville 2694 Creston av, a 3-sty frame dwelling, 40x75, between Kingsbridge road and 196th st.

ELM PL, ETC.—Clement H. Smith sold for a Mrs. Lisk the 2-family house 15 Elm pl, to a client, for occupancy; also, for a Mrs. Connelly, the 1-family house 816 Pelham av; also, for Frederick Grey, 2068 Anthony av, a 2-family frame dwelling; also, for Albert C. Bleidner, lots 294 and 295, at Bronxville, and resold same for Mrs. Elizabeth Norden to a client; also, the 1-family frame house 519 Mead st, Van Nest.

EDSON AV.—Whitehall Realty Co. sold the plot, 50x97.6 on the west side of Edson av, 100 ft. south of Nereid av.

MELROSE AV.—Kurz & Uren sold for Agnes M. Scoville 672 Melrose av, southwest cor of 157th st, a 6-sty tenement, 50x75.

RIVERDALE AV.—Max Marx bought through J. B. James from Jane E. Cornell and John J. Bashford the plot 150x100 on the east side of Riverdale av, 200 ft. south of Beach or 260th st.

SHAKESPEARE AV.—Jesse C. Bennett & Co. sold for Charles Kaeppel to George Ritter 1307 and 1309 Shakespeare av, near 170th st, two 3-sty frame dwellings

WOODYCREST AV., ETC.—Louis Meckes sold for John F. Kaiser to Niles Johnson the lot on the west side of Woodycrest av, 196 ft. south of 169th st; also for L. Colant to Ford Morgan the plot 50x100, on the east side of Lind av, 400 ft. south of 170th st.

## LEASES.

Jacob J. Tabolt leased for William T. Hallinan to Mrs. M. Gordon the 3-sty dwelling, 272 West 132d st, for 3 years.

The General Electric Company has taken a long lease of an entire floor in the new McAdoo Terminal Building, Church and Cortlandt sts, at an annual rental of $60,000.

Huberth and Gabel leased for Joseph Diamond to Bernard Reich the front and rear buildings at 36 Pitt st, adjoining Williamsburg bridge for a term of years at an aggregate rental of about $70,000.

### Long Lease of Lenox Lyceum.

John D. Crimmins leased the Lenox Lyceum property on the east side of Madison av, between 58th and 59th sts, to Walter J. Salomon for a term of 21 years, with privileges of renewal at an annual net rental of $50,000. It is understood that Mr. Salomon will make extensive alterations to the building, converting it into a store and office structure. The parcel has frontages of 200.10 ft. on Madison av, 175 ft. on 59th st and 150 ft. on 58th st, the plot having an area of 13 lots. Lenox Lyceum was built about 20 years ago as a hall for meetings and entertainments. Mr. Crimmins bought the property at auction in 1886.

## SUBURBAN.

Clifford B. Harmon, of Wood, Harmon & Co., bought from the New Holland Realty Company about 25 acres of North White Plains, where the electric terminal of the Harlem Division of the New York Central Railroad is located. Negotiations are pending for the purchase of another large tract adjoining.

# THE AUCTION MARKET

THE auction budget for the week was made up entirely of legal sales, and although the number of offerings of that character was reduced to less than a half dozen parcels there was no improvement in the total results when compared with the business done for the preceding period. While not altogether unexpected, legal sales have been more numerous for the first fifteen days of the present month than during the corresponding fortnight in last August.

On Monday Joseph P. Day offered 415-417 East 61st st, a vacant plot upon which charges amounting to $5,020.38 were due, not including taxes, etc., $184.85. The parcel was subject to three mortgages equalling $13,057.40. The plaintiffs in the action, Isaac Libermann and others, as trustees, secured the property on a bid of $14,347.

On Tuesday Mr. Day knocked down to Isaac Graf, at $66,000, 153 to 157 West 64th st, three 4-sty stone front dwellings, 54x100.5, against which was due $17,835.08; taxes, etc., $34; subject to two mortgages aggregating $63,750. On Wednesday he offered two parcels, one in 237th st and the other in 147th st, near Robbins av. In both instances the plaintiffs were the purchasers. On Thursday no better results were obtained, and Mr. Day reluctantly struck off 219 West 49th st, a 4-sty brick dwelling, 20.8x100.5, to the plaintiff, E. O. Minocks, for $37,300.

### A Use for a Card Catalogue.

Question: Will you outline a system for listing properties on hand for rent and for following up rentals?

For keeping a list of the properties for rent, small cards are the most convenient. Each card should hold the record of one piece of property. Have the cards printed to give a complete description of the property. Use cards of different colors to denote different classes of property, as, for instance, a white card for flats, a salmon card for dwellings, a buff card for business property, a blue card for factory property, and so on.

As a further convenience in locating properties, have cards printed with projecting tabs on which are printed amounts of monthly rentals. Each price tab will have its definite position at the top of the card, so that the tabs of the same rate will be in the same position, thus forming a straight line from the front to the back of the file.

File the cards geographically, dividing your list first into the general divisions into which by custom your city is divided—for instance, north, south, east and west. Use blank guide cards, with one-half, one-third or one-fifth cut projection for subdividing the grand divisions by streets and blocks.

All these things are done to facilitate the location of any kind of property with the greatest ease. The color scheme enables you to select the class of property desired at a moment's notice. The locality method of finding tells you instantly whether or not you have the desired class of property in the required locality. The projecting tabs allow you to secure instantly all the properties at the required rates. The standard size for cards is 3x5 inches.

### Aids to Business Making.

The stock broker has a ticker in his office, because he has found that he cannot do without it; the up-to-date real estate broker has the Real Estate Directory, otherwise he would not do half the business. The stock broker uses the ticker whenever he wishes to be posted on the activity of certain stock. The real estate broker uses the Directory whenever he needs information regarding the inactivity of Manhattan realty, and to find how it has stood for the past hundred years. Inactive property is often cheap property. The Realty Records service is as necessary in the real estate broker's office as the ticker is to the stock broker.

# OF INTEREST TO PROPERTY OWNERS.

## Modern House Furnishing.

GERMAN DECORATIVE STYLE NOW RUNS TO EXTREME SIMPLICITY.

A MARKED change in the general character of interior decoration has occurred in Germany. The present school of architects, painters, decorators and designers is aiming at artistic effects in which simplicity is the dominant note. The current "Jugendstil" seeks its results through symmetry and grace of outline, and broad, even surfaces with effective chromatic harmonies, but discards the mass of minor accessories and the elaborate detail, which have hitherto charcterized the treatment of a German interior and the art of the upholsterer.

This change was strongly pronounced last year in the exhibits of furniture and decorative designs at the industrial expositions held at Nürnberg, Zwickau and other points, and especially at the Exposition of German Industrial Art in Dresden. At the latter there were exhibits of over 100 completely furnished rooms. Nowhere were fringes, tassels, galloons, or the like visible. Woodwork was almost invariably smooth and but rarely touched by the carver's tools.

The change in public taste is so marked that it has seriously affected several well-established Saxon industries so seriously that the government has felt compelled to carefully consider the situation and ascertain whether any measures can be taken to relieve the stagnation in the group of trades directly involved. The minister of the interior recently called upon the Chemnitz Chamber of Industry for a full report upon the matter, with recommendations.

Upholsterers complain that heavy fringes, tassels and similar accessories, which formerly gave them remunerative employment, now are completely banished or are replaced by modest, inexpensive edgings. Until recently they were frequently called upon to undertake complicated designs of folded stuffs in the interior decorations of rooms which involved preliminary sketches and a high grade of artisitc ability in the execution of the plans. The present style of decoration calls for simple materials, free from folds, with a limited amount of embroidery, which are found ready made in stores and involve no special ability in arranging. Plaster decorators and wood carvers and turners state that their trades have all suffered seriously from the prevalent fashion for smooth surfaces on furniture and in decorative architectural features.

### Changes at 59th Street and Second Avenue.

A proposed change of grade of East 59th st and 2d av at their intersection will consist of increasing the surface elevation of these two streets 1.5 ft., the change affecting East 59th st through a length of 175 ft. east of the east line of 2d av and of 200 ft. west of the said line. The 2d av change extends from a point about 140 ft. north of the centre line of East 59th st to a point about 181 ft. south of the said centre line. From information furnished by the Department of Bridges it appears that the subway which is being provided for the trolley lines crossing the Blackwell's Island Bridge, cannot be depressed sufficiently at 2d av to permit of the retention of the present grade, and it has been found necessary to ask for the change described for the purpose of carrying out the construction.

The abutting property on both 2d av and East 59th st, excepting that at the northeast corner of this intersection which is occupied for bridge purposes, has been solidly built up with brick buildings ranging from 3 to 5-stys in height and all of these approximately conform with the present surface of the streets.

On Feb. 8, 1907, a resolution was adopted by the Board of Estimate and Apportionment providing for changing the map by widening 2d av, between East 57th and East 61st sts, by adding 65 ft. to its width on the westerly side through the two southerly blocks and 67 ft. through the northerly one, while between East 59th st and East 60th st provision was made for laying out the entire block extending to 3d av as a bridge approach. If this widening is carried out and if the block bounded by East 59th st, 2d av, East 60th st and 3d av is acquired for bridge purposes, the only damages which will have to be paid for in buildings injured by reason of the change of grade will be those on the south side of East 59th st with a frontage of about 175 ft. east of 2d av, and about 35 ft. on the west side of 2d av; and on the east side of 2d av with a frontage of about 150 ft.

### Free Material for Filling in Lands.

Owners of vacant low land in the vicinity of New York Bay may procure, free of charge, ashes and material for the purpose of filling in by applying to the Commissioner of Street Cleaning, 13 to 21 Park row, Manhattan.

### Tilting at the Central.

A great deal of the backwardness of the northern suburbs is chargeable against the ungracious policy of the New York Central system, for the company has not adequately responded to the necessities of the times. What the nature of public feeling is on the subject was manifested in part by the petition which the Civic League of the Bronx sent this week to the Public Utilities Commission, arraigning with bitterness the management of the local service.

The "petition" of the league was signed by its president, William M. Niles, and its secretary, John Davis. "Every conceivable charge that could be thought of seems to be embodied in this communication," said one of the commissioners, "and if they are substantiated the New York Central must certainly have many serious charges to answer."

In line with the Bronx protest was a letter, signed "Commuter," in last Saturday's Evening Post. It said that the New York Central had long shown symptoms of organic derangement:

The president is a trained railroad officer, believed to be fully equal to the responsibilities of his high place, if he had commensurate authority and the advice and support of a competent board.

The New York Central staff includes trained men of the highest ability, but this does not insure "intelligent operation." The horse with four perfect legs and a wretched body wins no races.

The president who is whimsically checked and dominated cannot maintain a policy. When the operations for the first quarter of this year were tabulated for criticism, he is said to have made a vigorous protest and this picturesque summary "We are going to hell at twenty-five miles an hour."

In the Wall Street slump of this week New York Central stock fell to 102, a drop of more than fifty points from the high mark of last year. Public confidence in the New York Central seems to be on the wane judging from all manifestations.

### Final Action on New Street Systems in the Bronx.

The Board of Estimate has approved of a street system in the area bounded by Bronx River, Bronx Park, Rhinelander av, Bear Swamp road, the line of the New York, New Haven and Hartford Railroad, Bronx River av and East 177th st, in the Borough of the Bronx, in accordance with map or plan submitted by the President of the Borough of the Bronx, with the understanding that the westerly line of Unionport road shall meet the southerly side of Morris Park av, at a point 197.345 ft. distant easterly from the easterly side of Filmore st, and shall continue southerly as shown by the alternative line for the Unionport road indicated on the aforesaid map or plan.

The Board of Estimate has approved of a street system for the area bounded by Boston road, the northerly boundary line of the City of New York, Pelham Bay Park and Hutchinson River, in the Borough of the Bronx, in accordance with map submitted by the President of the Borough of the Bronx.

### Party Walls.

If one is buying it is important to know if a house has party walls on either side. While each adjoining owner has an easement in the land of the other upon which the wall stands, such a wall is not an "encumbrance" under the covenant in a contract or deed against encumbrances.

But a sound party wall cannot be taken down except by mutual consent. Repairs to it must be paid for by each owner ratably, but one party has not the right to make the other pay towards rebuilding it should it be totally destroyed by fire.

The right to such a wall continues as long as it is sufficient for the purpose and the adjoining buildings remain in a condition to need it. Division fences must be maintained in New York at least under State statutes and city ordinances.

### Dwelling Construction in the Bronx.

Of the forty buildings for which plans were filed in the Bronx last week, twenty-six are to be dwellings. About half the plans for these call for 2 or 2½-sty frame buildings, only two brick dwellings being in the list.

In the tenement house class there were plans for only two. The only large undertaking was a 6-sty brick storage building, costing $100,000, to be erected at the northwest corner of Tremont and Park avs.

### Assessments for Regulating and Grading.

Notice is given that an assessment for the regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences from Walton av to the Concourse, Bronx, was confirmed by the Board of Assessors July 30, 1907, and entered on the same date. The area of assessment includes both sides of the street from Walton av to the Boulevard, and to the extent of half the block at the intersecting streets.

### Vesting Title to Manhattan and Brooklyn Approaches to Manhattan Bridge.

Title to the lands needed for the Manhattan and Brooklyn approaches to the Manhattan Bridge will vest in the city on October 8, 1907. The lands are particularly shown on a map filed by the Commissioner of Bridges in the office of the Register of the City and County of New York, on the 20th of February, 1905. The marginal streets have been abandoned for the present, it being believed that they can be acquired at a subsequent time at no greater expense. These strips are to be acquired under the street opening sections of the charter, so that title cannot be vested until six months after the Commissioners have been appointed and filed their oaths. It will be impossible, therefore, to secure title to them during the present year.

### Assessments for Street Openings.

The attention of property owners is directed to the following notices of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears of the assessments for opening and acquiring title to the streets below mentioned:

BATHGATE AV, BRONX.—From 188th st to Pelham av. Confirmed July 8, 1907, and entered August 12, 1907.

161ST ST, BRONX.—From Jerome av to Walton av. Confirmed May 17, 1907, and entered August 2, 1907.

172D ST, BRONX.—From Boston road to Southern Boulevard. Confirmed May 20, 1907, and entered Aug. 2, 1907.

### New Rule at the Registrar's Office.

The attention of property owners and conveyancers is directed to the necessity of conforming to the new regulation of the register's office which requires that all acknowledgments by Notaries Public must be certified by the Notarial Clerk in room 1a, second floor front, Hall of Records, before presentation for record.

### Committee of Forty Urge Transit Improvements.

Commissioners Eustis, McCarroll and Maltbie of the Public Service Board held a hearing on Thursday afternoon in the City Hall for the purpose of discussing possible methods of improving facilities for transportation between Manhattan and the Bronx. The hearing was given at the request of a joint committee of 40 civic organizaions from the Bronx. The third-tracking of the Second and Third Avenue Elevated lines was advocated, as well as the building of a four-track subway through the East Side to the Bronx, and the extension of the present elevated and subway routes to the city boundary. About 200 persons were in attendance. Among the speakers were Borough President Haffen, James L. Wells, Julius H. Haas, Charles Baxter, M. E. Penfield, Douglas Matthewson, Ed-

### Assessments for Sewers.

An assessment for a sewer in Whitlock av, Bronx, was confirmed August 13, 1907, and entered on the same date. Affects that section between Longwood av and Hunt's Point road, and in Tiffany st, between Southern Boulevard and Whitlock av. The area of assessment takes in both sides of Whitlock av, from Longwood av to Hunt's Point road; both sides of Tiffany st, from Southern Boulevard to Whitlock av; both sides of Lafayette av, between Whitlock and Garrison avs; northeast corner of Longwood av and Lafayette, and both sides of Barretto st, from Southern Boulevard to Whitlock av.

## Construction News

(Continued)

### Massachusetts.

BOSTON.—Proposals will be received at the Bureau of Supplies and Accounts, Washington, D. C., Aug. 20, to perform work and furnish supplies at the navy yard, Boston, Mass., as follows: Covering hot water heating pipes, blocks and tackle, scales, pneumatic tools, mandrels for lathe, valve reseating machine, galvanized buckets, hardware and tools. E. B. Rogers, paymaster general, U. S. N.

WORCESTER.—The American Steel & Iron Wire Co. will construct a steel rod mill, which will cost between $50,000 and $60,000, 264x140 ft., of steel and brick. There will be begun at about the same time with the new rod mill altering one of the buildings for a paper saturating mill, the change to cost $14,000. The building is to be 90x38 ft.

CLINTON.—J. W. Bishop & Co, of Worcester, have secured the contract to erect mill on Union st for the Bigelow Carpet Co., at about $300,000.

LEOMINSTER.—The committee of which J. B. Miller is chairman, has engaged Architects Hartwell, Richardson & Driver, Boston, to prepare plans for a library building.

SPRINGFIELD.—J. W. Donahue has plans for a brick and stone church for the Holy Family parish, of which Rev. M. T. Sherry is pastor. Estimated cost, $50,000.

HAVERHILL.—C. W. Damon has submitted new plans to the high school commission. The commission refuses to spend over $225,000 on the school.

DUXBURY.—Architect J. E. Chandler, Boston, has plans for a library building for Duxbury, which is a gift of Mrs. G. W. Wright, to cost $10,000.

ATHOL.—Sealed proposals will be received by the board of sewer commissioners Aug 20 for the construction of about 8,500 ft. of sewers. Plans, etc., at selectmen's rooms. Herbert L. Hapgood, chairman.

### Pennsylvania.

HOMESTEAD.—H. E. Mills, Pittsburgh, is preparing plans for a 4-sty hotel for John Uhrin, Homestead, same to cost about $20,000. Estimates will be received about Aug. 20.

POTTSTOWN.—The Light Manufacturing & Foundry Co., Pottstown, Pa., has increased its capital stock from $50,000 to $150,000, for extensions to plant.

SHARPSVILLE.—The Pittsburgh Elastic Enamel Co. is preparing to erect a plant at Sharpsville, Pa., for the manufacture of enameled ware.

CHESTER.—A new factory will be built at Chester, Pa., for T. I. Birkie & Co., of that city. Ballinger & Perrot, architects and engineers, of 1200 Chestnut st, Philadelphia, Pa., are making the plans. The new building will be 2 stories, 60x105 ft., reinforced concrete, with slag roof.

ARDMORE.—Plans have been completed by Architects Watson & Huckle, Philadelphia, Pa., for a handsome residence for Dr. Joseph M. Reeves. It will be located at Ardmore, Pa.

PHILADELPHIA.—The Mutchmore Memorial Presbyterian congregation recently purchased the property at the southwest cor. of 18th st and Montgomery av. The old residence on the site will probably be torn down as the new owners contemplate the erection of an addition to their church on the adjoining property. Plans for the addition have not been made as yet.

CARLISLE.—The Bellaire Shoe Company will construct a 3-sty brick and cement block factory on West North st. A part of the machinery will be run by dynamos. D. T. Wister is President; Charles B. Wagner, Secretary.

LAWRENCE.—The Pennsylvania Railroad Company will build a 26-stall engine house, small machine shop and power plant at Lawrence Junction, plans for which are now being prepared. T. N. Ely, Philadelphia, is chief of motive power.

EASTON.—A. A. Ritcher, New Shenk Bldg., Lebanon, Pa., has been engaged to prepare plans for a 7-sty bank and office building, 32x158 ft., at 4th and Northampton sts, Easton, for the Northampton National Bank. The structure will be of steel, fireproof construction, with granite, press brick and terra cotta. Cost, $180,000.

PHILADELPHIA.—The Women's Medical College, 21st and North College av, have plans about ready for bids for a 7-sty hospital building.

WHITE HAVEN.—Lindley Johnson, Harrison Bldg., Philadelphia, will prepare plans for an addition to the White Haven Sanitarium for Poor Consumptives at White Haven. Estimated cost, about $50,000.

PITTSBURGH.—Plans are being prepared by the Baltimore & Ohio R. R. Co. for a warehouse system to cost $3,500,000 in the 12th Ward. St. Stanislaus' Roman Catholic Church property has been thought of as the site. The company will erect three buildings, each eight stories high, equipped with refrigerating plants. The land for the warehouse will cost $1,500,000 and the buildings $2,500,000. D. D. Carothers, Baltimore, Md., is chief engineer.

YORK.—The plant of the York Felt & Paper Co., York, Pa., was burned July 31, the loss being placed at $100,000.

GREENSBURGH.—The Westmoreland National Bank will erect a $200,000 banking house on Main st, Greensburgh, from plans made by Topp & Blair, Westinghouse Building. Pittsburgh.

HARRISBURGH.—Mrs. R. H. Graupner has had plans prepared for a 6-sty hotel to be erected at 5th and Market sts, at a cost of $150,000.

### Miscellaneous.

BUFFALO, N. Y.—The Husted Milling & Elevator Co. has had plans prepared for another big grain elevator. It will be a fireproof, concrete building and will cost $70,000. It is hoped that the new elevator can be completed in time for next spring's business. It will be at 838 Elk st.

BATTLE CREEK, MICH.—The Toasted Corn Flakes Co. will rebuild its plant, lately burned. The plant will cost $150,000, and will be erected of solid brick and fireproof.

SAN FRANCISCO, CAL.—The Holmes Investment Co. will erect a Class A building on the north side of Post st, 60 ft. east of Kearny st. The estimated cost is $275,000.—A building is being planned by John C. Pelton, architect, 1767 Geary st, for J. M. Rothschild, which will adjoin the Newman & Levinson building, on Geary st, west of Stockton st. It will be 6-sty, 55x137.6. Plate glass will be used in lighting the first and second floors. The facade up to the three lower stories will be of cream colored terra cotta, and in the floors above buff Roman brick will be used.

SAN FRANCISCO, CAL.—Construction work on the Coleson Building, at the cor. of Stockton and Geary sts, is about to begin. The owner is the Coleson Co. The cost will be about $125,000.—The Y. M. C. A. has purchased the cor. of Golden Gate av and Leavenworth st, and will erect new building there. Work will begin as soon as the necessary arrangements can be made. H. J. McCoy is General Secretary.

AGNEWS, CAL.—Plans are under consideration for a hospital to be erected here at a cost of about $800,000 by the State Lunacy Commission, to replace present structure. Geo. C. Sellon, state architect.

DENVER, COLO.—The members of the Chamber of Commerce are planning the erection of a $300,000 building.

EUREKA, CAL.—Bids are asked by George W. Cousins, clerk of the Board of Supervisors of Humboldt County, until 10 a. m., Sept. 11, for construction of a county jail.

WASHINGTON, D. C.—Bates Warren, Columbian Bldg., 416 5th st, N. W., represents builders who have purchased 55 acres of land at Florida av and 15th st, N. E., and will erect 200 buildings on the site at cost of $600,000.

YOUNGSTOWN, OHIO.—The Youngstown Steel & Tube Co. is preparing to expend $3,000,000 in improvements. An electric light and power plant will be constructed.

FORT SMITH, ARK.—Bids will be received about Aug. 25 for constructing a 6-sty hotel, 135x120 ft., for the Fort Smith Hotel Co. The building will be fireproof, reinforced concrete and brick construction, and will have refrigeration plant, filter, pumps and elevators. H. E. Hewitt, Arcade Bldg., Peoria, Ill., is architect.

YOUNGSTOWN, OHIO.—Owsley, Boucherle & Co., architects, 19 Wick av, are preparing plans and will receive bids in about five weeks for a 4-sty court-house, 236x130 ft., for the commissioners of Mahoning County. Construction will be of granite and terra cotta. Estimated cost, about $900,000.

MISCELLANEOUS.

W. P. MANGAM
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

J. C. LYONS BUILDING & OPERATING COMPANY
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

JOSEPH P. DAY
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST.
AGENCY DEPT.: 932 EIGHTH AVENUE

HARRY W. HOPTON
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 6989 Cortlandt
Cor. Liberty St.

MISCELLANEOUS.

THOMAS DIMOND.
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St. Established 1859 Tel., 1780 Mad. Sq

N. BRIGHAM HALL & SON
*Real Estate Brokers and Agents*
Tel 603 Spring 681 Broadway

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

Whitlock av, Longwood av and Hunt's Point rd, sewers, &c.
Tiffany st, Southern Boulevard and Whitlock av, sewers, &c.
Bathgate av, 188th st to Pelham av, opening.
Elsmere pl, Prospect to Marmion av, opening.
134th st, Broadway to Hudson River, openings.

BILL OF COSTS.

Opening and extending of the addition to Bronx Park on its easterly side.

RECEIVING BASINS.

Kingsbridge rd, n w cor Creston av.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Aug. 19.

Bronx Park addition, at 10 a m.
Tremont av, Bronx River to Eastern Boulevard, at 10 a m.
W 177th st, Broadway to Riverside Drive, at 11.30 a. m.
Cypress av, widening, at 159th st, at 1 p m.

Tuesday, Aug. 20.

Bridge at 153d st, at 11 a m.

Friday, Aug. 23.

Stuyvesant pl, Richmond, at 11 a m.
Jay st, Richmond, at 12 m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Aug. 16, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

By JOSEPH P. DAY.

*61st st, Nos 415 and 417, n s, 220 e 1st av, 45x86x45.2x93.3, vacant. (Amt due, $5,020.38; taxes, &c, $184.85; sub to three morts aggregating $13,057.40.) Isaac Liberman et al trustee, &c ..... 14,347
Broadway, Nos 2689 to 2695 | s w cor 103d st, 103d st, No 240 | 100.11x120, 10-sty brk and stone hotel. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Adj to Aug 27 ....
64th st, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, three 4-sty stone front dwellings. (Amt due, $17,835.08; taxes, &c, $34; sub to two morts aggregating $63,750.) Isaac Graf, party in interest ..... 66,000
*237th st, n s, 25 e 1st st, 75x100, Wakefield. (Amt due, $1,603.49; taxes, &c, $95.89.) Adele Gardiner et al ..... 1,854
*147th st, n s, 80 e Robbins av, 75x79, 1-sty frame building and vacant. (Amt due, $7,768.97; taxes, &c, $214.70.) John M Hart. 5,000
*49th st, No 219, n s, 141.5 w Broadway, 20.8x100.5, 4-sty brk dwelling. (Partition.) Emma O Minocks ..... 37,300

Total ..... $124,501
Corresponding week, 1906..... ——
Jan. 1st, 1907, to date..... 29,213,637
Corresponding period, 1906..... 22,385,939

## VOLUNTARY AUCTION SALES.

By JOSEPH P. DAY.

Aug. 20.

52d st, Nos 416 to 420 E, 6-sty brick apartment house with 4 stores and 4 basement stores, 48x100.5.

Au. 22.

92d st, s s, 125 e Park av, 25x100.8, vacant ..... ——

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Aug. 17.

No Legal Sales advertised for this day.

Aug. 19.

159th st, Nos 517 and 519, n s, 200 w Amsterdam av, 50x99.11, 5-sty brk tenement. Martha W Weill agt Samuel Wolf et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Wm B Donihee, Jr, ref. (Amt due, $2,822.40; taxes, &c, $583.70, sub to five morts aggregating $52,321.13.) Mort recorded Dec 22, 1906. By Joseph P Day.

Aug. 20.

Brook av, Nos 1337 to 1347, w s, 50 s Anna pl, 125x90, three 6-sty brk tenements, stores in Nos 1341 and 1343. Manhattan Mortgage Co agt Max Miller et al; Carrington & Pierce, att'ys, 200 Broadway; Maurice S Cohen, ref. (Amt due, $36,442.87; taxes, &c, $298.13; sub to three morts aggregating $15,000.) By Joseph P Day.
78th st, Nos 318 to 326, on map Nos 316 to 322, s s, 212.6 e 2d av, 87.6x102.2, two 6-sty brk tenements and stores. Golde & Cohen agt Samuel Sindeband et al; Manheim & Manheim, att'ys, 302 Broadway; Isaac B Brennan, ref. (Amt due, $10,486.11; taxes, &c, $338.) By Bryan L Kennelly.
Grant av (now Mead st), No 543, n s, 425 e Garfield st, 25x100. Robert Wahldner agt Johan A Johanson et al; Frank A Acer, att'y, 277 Broadway; Lynn W Thompson, ref. (Partition.) By Joseph P Day.
Arthur av, No 2415, w s, 127.7 n 187th st, 25x113.3x25x113.5, 2-sty frame dwelling. Christopher J Ward agt John Ward et al; Holm, Smith, Whitlock & Scarff, att'ys, 61 Park Row; Roger A Pryor, ref. (Partition.) By Joseph P Day.

Aug. 21.

5th av, No 2100 | n w cor 129th st, 99.11x110, 129th st, No 1 | 6-sty brk tenement.
158th st, Nos 522 to 528, s s, 350 w Amsterdam av, 100x99.11, two 6-sty brk tenements. Sheriff's sale of all right, title, &c, which Abraham & Isaac R Horowitz had on June 27, 1907, or since; Ferdinand E M Bullowa, att'y, 32 Nassau st; Nicholas J Hayes, sheriff. By Joseph P Day.
Mapes av, No 2140, e s, 462 n 180th st, 66x150, 2-sty frame dwelling and vacant. John W Seeger agt Benjamin Kahn et al; Adolph Bloch, att'y, 99 Nassau st; Joseph P Morrissey, ref. (Amt due, $2,249.43; taxes, &c, $877.62.) Mort recorded Feb 4, 1905. By Joseph P Day.
Fairmount pl, No 1040, s s, 447.10 w Marmion av, 34.11x62.5x24.3x62.11, 2-sty frame dwelling. Grace Hughes et al agt Ann Jones et al; Wm F Burroughs, att'y, 280 Broadway; Thomas W Butts, ref. (Partition.) By Joseph P Day.
Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Aug. 22.

22d st, No 248, s s, 300.3 e 8th av, 24.9x99, 3-sty brk dwelling. Henry Wilkens et al agt Jennie B Olwell et al; Rabe & Keller, att'ys, 258 Broadway; Adam Wiener, ref. (Amt due, $10,978.21; taxes, &c, $800.) By Joseph P Day.

Aug. 23.

88th st, Nos 64 and 66, s s, 85 e Columbus av, 40x100.8, two 5-sty stone front tenements. Sheriff's sale of all right, title, &c, which Loretta Wallace had on Jan 8, 1907, or since; Olney & Comstock, att'ys, 68 William st; Nicholas J Hayes, sheriff. By Joseph P Day.
107th st, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. Louis Bolde agt Simon Cohen et al; Manheim & Manheim, att'ys, 302 Broadway; Joseph F Mulqueen, ref. (Amt due, $20,560.88; taxes, &c, $225.) Mort recorded Mar. 4, 1906. By Samuel Goldsticker.

Aug. 24.

No Legal Sales advertised of this day.

Aug. 26.

145th st, n s, 125 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No 1. Bowers & Sands, att'ys, 31 Nassau st; James R Deering ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Joseph P Day.
145th st, n s, 200 w Lenox av, 75x99.11, vacant. Same agt same; Action No 2; same att'ys; same ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Joseph P Day.

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building structures and appurtenances on the pier foot of Canal Street, Stapleton, Borough of Richmond (Contract No. 1077), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock noon, Thursday, August 29th, 1907. (For particulars see City Record.)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,

Borough of Manhattan.

No. 1. For paving with sheet asphalt upon a concrete foundation the carriageway, for furnishing and setting where required new curbstones, and resetting elsewhere the existing curbstones, and for alterations to the drainage, all in Fifth avenue, between Fifty-ninth and Sixtieth streets and between Ninetieth street and the Plaza at One Hundred and Tenth street.

No. 2. For paving and repaving with rock asphalt mastic where directed, the walks of the Central and other parks.

No. 3. For repaving where directed the cement walks of small parks.

No. 4. For furnishing, delivering and laying cast-iron water pipe and appurtenances in the Harlem River Driveway, between One Hundred and Fifty-fifth street and One Hundred and Seventy-seventh street.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated August 16, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,

Borough of Brooklyn.

For furnishing and delivering two steam road rollers to the Department of Parks, Boroughs of Brooklyn and Queens.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,

Borough of Brooklyn.

For furnishing all the labor and materials necessary to erect and complete a three rail post and pipe wire mesh fence in McLaughlin Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,

For furnishing and delivering steel and hardware supplies to the Harlem River bridges during the year 1907.

For full particulars see City Record.

JOHN H. LITTLE,
Deputy and Acting Commissioner of Bridges.

Dated August 15, 1907.

# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of July 31 to August 14, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX: 24TH WARD, SECTION 11. ROCKWOOD STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Walton Avenue to the Concourse.

HERMAN A. METZ,
Comptroller.

City of New York, July 30, 1907. (36705)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD, of August 6 to 20, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF QUEENS.

1ST WARD, HULST AVENUE—OPENING, from Greenpoint Avenue to Jackson Avenue. Confirmed April 26, 1906, and June 28, 1907; entered August 2, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 2, 1907. (36908-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD, of August 6 to 20, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named streets in the BOROUGH OF THE BRONX.

23D WARD, SECTION 9. EAST 161ST STREET—OPENING, from Jerome Avenue to Walton Avenue. Confirmed May 17, 1907; entered August 2, 1907. 24TH WARD, SECTION 11. EAST 172D STREET—OPENING, from Boston Road to Southern Boulevard. Confirmed May 20, 1907; entered August 2, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 2, 1907. (36908-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 13 to 27, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named streets and avenue in the BOROUGH OF BROOKLYN:

29TH WARD, SECTION 15. EAST 40TH STREET—OPENING, from Canarsie Avenue, or Lane to Foster Avenue (formerly Avenue D). Confirmed May 23, 1907; entered August 8, 1907. 29TH WARD, SECTION 16. AVENUE E (or Ditmas Avenue)—OPENING, from Coney Island Avenue to West Street, omitting the land lying within the lines of said street occupied by the tracks of the Prospect Park and Coney Island Railroad Company, also omitting the entire intersection of Avenue E with Gravesend Avenue. Confirmed May 6, 1907; entered August 8, 1907. 30TH WARD, SECTIONS 3 AND 17. 49TH STREET—OPENING, from the former city line to West Street. Confirmed May 3, 1907; entered August 8, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 8, 1907. (37016)

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, AUGUST 22, 1907.

For all materials and labor required for the complete conduiting, electric wiring, and all other work in connection with the installation of a complete electric lighting and power system for all the buildings and grounds under the jurisdiction of the Department of Public Charities, and comprising the New York City Home for the Aged and Infirm, Blackwell's Island, Borough of Manhattan, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, August 1, 1907. (36868)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for grading and constructing pedestrian approaches between West 22d and West 23d streets, North River, and for laying granite pavement between West 13th and West 14th streets, North River (Contract 1096) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Monday, August 19, 1907. (For particulars, see City Record.) (36934)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building freight sheds on Piers 60, 61 and 62 and on the adjoining lateral extensions between West 19th and West 22d streets, North River (Contract 1091), will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, August 21, 1907. (For particulars, see City Record.) (36920)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing rip-rap (Contract 1101) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Monday, August 19, 1907. (For particulars, see City Record.) (36927)

## PROPOSALS.

Department of Health, southwest corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 a. m. on

TUESDAY, AUGUST 20, 1907.

for furnishing and delivering, as required, lumber, timber, moulding, pipe, fittings, stop-cocks, valves, paints, oils, varnishes and miscellaneous plumbers', steamfitters' and painters' supplies to the hopitals of the Department of Health in the various boroughs of the City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated August 8, 1907.

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 21, 1907.

Borough of Brooklyn.

For furnishing, delivering and constructing piers for two bridges over the Wantagh stream, and to do certain grading of Seaman's road, in the town of Hempstead.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, August 8, 1907. (37002)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 22, 1907.

Borough of The Bronx.

For furnishing and delivering timber (No. 3, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

(37009)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 A. M. on

WEDNESDAY, AUGUST 28, 1907.

Boroughs of Manhattan and The Bronx.

No. 1. For furnishing all the labor and materials required for the erection and completion of a new building for an engine company to be located at the westerly side of White Plains avenue, 117 feet 6 inches south of Two Hundred and Thirtieth street (Sixteenth avenue), Borough of The Bronx.

Boroughs of Brooklyn and Queens.

No. 2. For furnishing all the labor and materials required for the erection and completion of a new building for an engine and hook and ladder company, to be located on the southeast corner of Rockaway avenue and Avenue F, Borough of Brooklyn.

For full particulars see City Record.

HUGH BONNER,
Deputy and Acting Fire Commissioner.

Dated August 13, 1907. (37031)

Police Department of the City of New York, No. 300 Mulberry street, Borough of Manhattan.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on

MONDAY, AUGUST 26, 1907.

For furnishing all the labor and furnishing and erecting all the materials necessary to build and complete the alterations to the interior arrangement (excepting as to heating and ventilating system, boilers and steam piping) of the new building on the block bounded by Grand, Centre and Broome street and Center Market place, Borough of Manhattan, for headquarters for the Police Department of the City of New York.

For full particulars see City Record.

ARTHUR J. O'KEEFE,
Acting Police Commissioner.

Dated August 13, 1907. (37038-1)

Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M. on

MONDAY, AUGUST 26, 1907.

For the installation and construction of a suction or vacuum cleaning system in the Criminal Courts Building, bounded by Centre, Franklin, Lafayette and White Streets, Borough of Manhattan, City of New York.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, August 14, 1907. (37047)

## PROPOSALS

Police Department of the City of New York, No. 300 Mulberry street, Borough of Manhattan.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on

MONDAY, AUGUST 26, 1907.

For furnishing and delivering one gasoline touring five-passenger car.

For full particulars see City Record.

ARTHUR J. O'KEEFE,
Acting Police Commissioner.

Dated August 13, 1907. (37038-2)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing machine tools (Contract 1070) will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock noon, Tuesday, August 27th, 1907. (For particulars see City Record.) (37061)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing and delivering sand and broken stone (Contract No. 1102) will be received by the Commissioner of Docks, at Pier A, Battery Place, until 12.00 o'clock noon, Tuesday, August 27th, 1907. (For particulars see City Record.) (37054)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh steret, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

FRIDAY, AUGUST 23, 1907.

Borough of Queens.

No. 1. For furnishing all the labor and materials required for additions and alterations to the building of Volunteer Engine Company No. 1, located on the west side of Union street, between Railroad and Amity street, Flushing, L. I.

No. 2. For furnishing all the labor and materials required for alterations and additions to building of Volunteer Eagle Hook and Ladder Company No. 1, and Union Hose Company No. 1, located on the west side of Sixteenth street, 100 feet south of Fourth avenue, College Point, L. I.

No. 3. For furnishing all the labor and materials required for additions and alterations to the building of the Murray Hill Volunteer Hose Company No. 4, located at the junction of Madison avenue and Long Island Railroad, Murray Hill, Flushing, L. I.

No. 4. For furnishing all the labor and materials required for additions and alterations to the building of Volunteer Hook and Ladder Company Rescue No. 1, located on the north side of Grove street, 266 feet west of Main street, Flushing, L. I.

No. 5. For furnishing all the labor and materials required for additions and alterations to the building of Volunteer Engine and Hose Company No. 1, for a hose company, located on the west side of Seventh avenue, between Sixteenth and Eighteenth streets, Whitestone, L. I.

For full particulars see City Record.

HUGH BONNER,
Deputy and Acting Fire Commissioner.

Dated August 13, 1907. (37024)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,
Borough of Manhattan.

For all labor and materials required for the erection and completion of addition "F" to the Metropolitan Museum of Art, located in Central Park, on the west side of Fifth avenue, opposite Eighty-third street.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated August 7, 1907.

Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

WEDNESDAY, SEPTEMBER 4, 1907,

For providing all labor and materials required for the erection and entire completion (with the exception of fitting up) of a new Pathological Building at the Kings County Hospital, Borough of Brooklyn.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated August 16, 1907.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 26, 1907.

For furnishing all the labor and materials necessary for the general overhauling and painting of the steamer "Thomas S. Brennan."

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated August 15, 1907. (37107)

## PROPOSALS

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 28, 1907,
Borough of Brooklyn.

For furnishing, delivering and laying water mains and removing existing water mains in Bedford, Clinton, Greenpoint, Harrison, Johnson, Manhattan, Meserole and Nassau avenues; in Humboldt, Keap, Lorimer, Meserole, Oakland, Provost, Scholes, Waterbury and White streets, and in Delmonico place, Borough of Brooklyn.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, August 15, 1907.

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Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 27, 1907,

For repairs and alterations to the New York County Court House, Borough of Manhattan, City of New York.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, August 15, 1907. (37086)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9361, No. 1. Regulating, grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches and erecting fences where necessary in Findlay avenue, between East One Hundred and Sixty-fifth street and East One Hundred and Sixty-seventh street; College avenue, between East One Hundred and Sixty-fifth street and East One Hundred and Sixty-seventh street, and East One Hundred and Sixty-sixth street, between Webster and Morris avenues.

BOROUGH OF RICHMOND.

List 9336, No. 2. Regulating and grading Castleton avenue from Bard avenue to Glen avenue, in the First Ward, paving the roadway thereof with macadam pavement, laying cobblestone gutters and doing other work as necessary to the completion of the work described.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before Sept. 17, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, August 15, 1907. (37093)


**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices


## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 14 to 28, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. SEWERS AND APPURTENANCES in WHITLOCK AVENUE, between Longwood Avenue and Hunt's Point Road, and in TIFFANY STREET, between Southern Boulevard and Whitlock Avenue. 24TH WARD, SECTION 12. KINGSBRIDGE ROAD AND CRESTON AVENUE—RECEIVING BASINS, on the northwest corner.

HERMAN A. METZ,
Comptroller.

City of New York, August 13, 1907. (37068-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 8 to 22, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. BATHGATE AVENUE—OPENING, from East 188th Street to Pelham Avenue. Confirmed July 8, 1907; entered August 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 7, 1907. (37068-1)

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,
Borough of Brooklyn.

No. 1. For work and materials required for the erection and completion of a shelter house in New Lots Park, Borough of Brooklyn.

No. 2. For work and materials required for the erection and completion of a shelter house in Fulton Park, Borough of Brooklyn.

No. 3. For work and materials required for the erection and completion of a shelter house in Winthrop Park, Borough of Brooklyn.

No. 4. For work and materials required for the erection and completion of a shelter and tennis house in Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37114) Commissioners of Parks.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

## CONVEYANCES

Aug 9, 10, 12, 13, 14 and 15.

### BOROUGH OF MANHATTAN.

Attorney st, No 172, e s, 68 s Houston st, 23.11x50, 5-sty brk tenement and store. Abraham Sandberg to Isidore Friedman of Allegheny, Pa. Mort $9,000. July 17. Aug 15, 1907. 2:345—10. A $11,000—$16,000. other consid and 100

Beach st, No 10, s s, 122.2 n w West Broadway, 27.3x86.9x25x76.1, 3-sty brk tenement. Edward C Center et al to James H Cruikshank. All liens. June 29. Aug 15, 1907. 1:190—38. A $13,000—$14,000. other consid and 100

Broome st, Nos 65 to 69, on map Nos 65 and 67 Cannon st, No 19 | s w cor Cannon st, 50.4x56, two 4-sty brk tenements and stores. Adolph Hollander and ano to Elvin J Brown, of Brooklyn. Mort $57,250. Aug 7. Aug 10, 1907. 2:331—43. A $25,000—$35,000. other consid and 100

Cannon st, No 90, e s, 200 n Rivington st, 25x100, 7-sty brk loft and store building. Marcus Schiff to Rosie Goldblatt. Mort $26,000. Aug 1. Aug 3, 1907. 2:329—6. A $13,000—$35,000. Corrects error in last issue when the number was 99. other consid and 100

Christopher st, No 87, n s, 66.9 e Bleecker st, 25x91.6, 6-sty brk tenement and store. Chas G Weiss et al to Rocco M Marasco. Q C. Aug 9, 1907. 2:619—82. A $14,000—$23,000. nom

Delancey st, No 122, n s, abt 75 e Essex st, 25x100, 5-sty brk tenement and store. Fourteenth Street Bank to Jonas Weil and Bernhard Mayer. Mort $32,550. Aug 8. Aug 13, 1907. 2:353—43. A $21,000—$28,000. 100

Essex st, No 102, e s, 89.2 n Delancey st, 18.10x75.1x18.11x75.1, 3-sty brk tenement and store. Abraham I Levy to Rubin Resler. Mort $14,000. Aug 14. Aug 15, 1907. 2:353—3. A $17,000—$22,000. other consid and 100

Fulton st, No 89, n s, 84.1 w Gold st, 25.6x60x24.10x60, 7-sty brk loft and store building. Rosa Schlesinger to Isidor and Leonora Kahn. Mort $55,000. June 15. Aug 9, 1907. 1:93—4. A $34,700—$64,000. omitted

Goerck st, Nos 157 to 161 3d st, Nos 390 to 396 | s w cor 3d st, 77.4x100x90.1x100.10, 4-sty brk building and store and 3-sty brk building in rear. Osias Karp to Russek & Klinger Realty Co. ½ right, title and interest. Mort $70,000. Aug 6. Aug 9, 1907. 2:356—12 to 15. A $39,000—$56,000. other consid and 100

Goerck st, Nos 157 to 161 3d st, Nos 390 to 396 | s w cor 3d st, 77.4x100x90.1x100.10, 4-sty brk building and store and 3-sty brk building in rear. Russek & Klinger Realty Co to Osias Karp. 1-3 right, title and interest. Mort 1-3 of $70,000. Aug 6. Aug 9, 1907. 2:356—12 to 15. A $39,000—$56,000. other consid and 100

Greenwich st, No 53 Church st, or Trinity pl, No 10 | e s, 84.6 s Edgar st, 25.3x25.8 to w s Church st or Trinity pl, x25.2 x31.10, 5-sty brk tenement and store. Andrew S Hamersley et al to Thos F Murray. Aug 5. Aug 15, 1907. 1:19—3. A $10,400—$13,000. other consid and 100

Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs s e along st, 75.2 x n e 34.11 x w 3.1 x n 24.3 x e 6.3 x n e 40.11 x n w 74 x n e 25.1 x n w 14.9 x s w 126.7 to beginning, two 6-sty brk tenements and stores. CONTRACT. Charles Lowe and Max Jorrisch with Jacob Bluestein. Morts $146,000. May 21. Aug 9, 1907. 2:456—40 and 42. A $50,000—P $70,000. 186,000

Jumel pl, w s, 241.3 n 167th st, 125x100, vacant. FORECLOS, July 15, 1907. Wm C Arnold ref to Jacob Weinstein. Aug 7. Aug 15, 1907. 8:2112—41 to 45. A $20,000—$20,000. 24,000

Mangin st, No 29, w s, 150 n Broome st, 25x100, 7-sty brk loft and store building. Hyman Rosner to Meyer Lefkowitz. Mort $40,000. Aug 14. Aug 15, 1907. 2:322—20. A $8,000—$——. other consid and 100

Manhattan st, No 31.
Manhattan st, No 29.
Boundary line agreement. Harris and Ely Maran with Mitchel Valentine. June 28. Aug 15, 1907. 7:1966. no n

Mercer st, No 55, w s, 224 n Grand st, runs n 25 x w 125 x s 38.8 x e 25 x n 13.8 x e 100 to beginning, 5-sty brk loft and store building. PARTITION (June 18, 1907). John J Delany (ref) to Edith H Ellis. All liens. July 29. Aug 13, 1907. 2:474—13. A $40,000—$57,000. 45,000

Mercer st, w s, 249 n Grand st, runs n 0.10 x w 50 x s — x w 75 x s 0.10 x e 125 to beginning. Arthur G F Moser to Edith H Ellis. All title. B & S. Aug 2. Aug 13, 1907. 2:474. nom

Monroe st, No 326, s s, 132 e Corlears st, 22x70.
Monroe st, No 328, s s, 154 e Corlears st, 22x70.
6-sty brk tenement and store.
Harry A Bloomberg to Rose T Levisohn. Mort $44,300. Aug 3. Aug 15, 1907. 1:264—8. A $16,000—$40,000. other consid and 100

Norfolk st, No 75, w s, 100.4 n Broome st, 25.4x100.3x25.4x100.1, 5-sty brk tenement and store and 4-sty brk tenement in rear. Elka Wacht to Jennie Spector, of Brooklyn. ¼ part Mor. $26,000. Aug 12. Aug 14, 1907. 2:352—26. A $19,000—$28,000. 100

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**PORTER SCREEN MFG. CO.**
**36 East 23d Street, New York**

AND ALL LARGE CITIES

Pearl st, No 354, or Bowery Extension | s e s, 40.11 n e Franklin sq, runs s e 60 to alley, x s 14 x — 15 x n w 59 to st, x n e 23.4 to beginning, with use of alley, 5-sty brk loft and store building. Daniel F Mahony to Louis M Kommel. Aug 15, 1907. 1:112—2. A $8,000—exempt. 100

Stanton st, No 114, n s, 44 w Essex st, 22x80, 6-sty brk tenement and store. Moritz Mulberg et al to Annie Goldstein and Philip Jager. ½ part. All title. Mort $22,000. Aug 14. Aug 15, 1907. 2:412—75. A $14,000—$22,000. other consid and 100

Washington st, No 609, e s, abt 58 s Morton st, 18.9x63.6x18.9x63, s s, 4-sty brk tenement and store. Wm A H Stafford to S S Stafford, Inc, a corpn. July 5. Aug 9, 1907. 2:602—33. A $5,500—$7,500. nom

Same property. S S Stafford, Inc, a corpn, to John H Goetschius. Mort $8,000. Aug 8. Aug 9, 1907. 2:602. nom

2d st, No 193, s s, 152.6 w Av B, 19.4x105.5.

2d st, No 191, s s, 171.10 w Av B, 19.4x105.5.

Party wall agreement (with consent, etc., by mortgagees) Louis Dintenfass with Julius and Cecilia Frankel. May 15. Aug 15, 1907. 2:397. nom

3d st E, Nos 345 and 347, n s, 75 e Av D, 40.2x96x40x96, 6-sty brk tenement and store. Jakob Loeb to Louis Flatto. Mort $63,000. Aug 15, 1907. 2:357—96. A $20,000—$50,000. other consid and 100

3d st E, No 82, s w s, abt 175 w 1st av, 25x100.6x25x100.7, n w s, 6-sty brk tenement and store. Stephan Baumann to Max Goldwasser. July 31. Aug 13, 1907. 2:444—30. A $17,000—$31,000. nom

5th st E, No 751, n s, 82.3 w Av D, 34.4x97, 6-sty brk tenement and store. Dora Lichtenstein to Schaja Goldstein, of Liberty, Texas. Mort $48,500. Aug 15, 1907. 2:375—45. A $22,000—$50,000. other consid and 100

10th st E, No 205, n s, 105 e 2d av, runs n 25 x w 17 x n 25 x e 37 x s 50 to st x w 20 to beginning, 5-sty stone front tenement and store; also all right, title and interest in estate of Sophie Lederle, deceased. Frances A wife of and Geo F Roesch to Francis A Lederle. 1-7 part. All title. B & S. June 20. Aug 14, 1907. 2:452—55. A $10,000—$17,000. gift

Same property. Geo W Lederle to same. 1-7 part. B & S. July 16, Aug 14, 1907. 2:452. gift

Same property. Francis A Lederle Jr to same. 2-7 parts. B & S. Nov 17, 1906. Aug 14, 1907. 2:452. gift

Same property. Francis A Lederle to Frank M Franklin. Mort $16,500. Aug 1. Aug 14, 1907. 2:452. nom

Same property. Francis A Lederle EXR and TRUSTEE Sophia Lederle to same. Aug 1. Aug 14, 1907. 2:452. other consid and 15,000

Same property. Frank M Franklin to Wolf Kutisker and Barney Solomon. Mort $10,000. Aug 13. Aug 14, 1907. 2:452. 100

10th st E, No 27, n s, 154 e University pl, 24.10x94.9, 7-sty brk loft and store building. Wm A Lincoln to Anna A Phyfe. Mort $60,000. July 27. Aug 9, 1907. 2:562—44. A $41,500—$78,000. nom

13th st E, Nos 626 and 628, s s, 338 e Av B, 39x ½ block. Owned by party 1st part.

13th st E, No 624, s s, 318 e Av B, 20x½ block. Owned by party 2d part.

Party wall agreement. Liebenthal Construction Co with Henry W Keil et al DEVISEES, &c, Henry Keil. June 11. Aug 9, 1907. 2:395. nom

16th st W, Nos 441 and 443, n s, 260.4 e 10th av, 40x92, two 5-sty brk tenements and stores. Jacob Hyman to Arpad Wellish and Charles Schoenstein. Mort $29,500. Aug 1. Aug 9, 1907. 3:714—12 and 13. A $16,000—$26,000. other consid and 100

24th st E, No 238, s s, 97.1 w 2d av, runs s 74 x w 0.6 x s 24.8 x w 25.3 x n 98.9 to st x e 25.7 to beginning, 5-sty brk tenement. Moritz Rosett to William Bettmann. C a G. Mort $23,500. July 3. Aug 13, 1907. 3:904—31. A $10,250—$21,500. other consid and 100

Same property. William Bettmann to Michele Nesi. Mort $23,500. July 3. Aug 13, 1907. 3:904. other consid and 100

33d st W, No 531, n s 378.11 e 11th av 71.2x99x78.7x98.9 1 and 2-sty brk shop. Release mort. Eunice Cooksey to Michael Fogarty. Aug 5. Aug 13, 1907. 3:705—18 to 20. A $21,000—$23,500. 10,000

33d st W, No 531, n s, 350 w 10th av, 71.2x99x78.7x98.9, 1 and 2-sty brk shop. Lucy D Rice HEIR Moores M White deceased and ano to Michael Fogarty, of Brooklyn. July 22. Aug 13, 1907. 3:705—18 to 20. A $21,000—$23,500. other consid and 1,000

38th st W, No 15, n s, 278.8 w 5th av, runs n 5 x again n 60.2 and 33.5 x w 18.3 x s 33.4 x — 15.10 and 17.6 and 60.2 x s 5 to st x e 18.10 to beginning, 4-sty stone front dwelling. Margt E McCormick to Mary L Barbey. Mort $50,000. Aug 8. Aug 9, 1907. 3:840—33. A $60,000—$67,000. 100

45th st W, No 551, n s, 150 e 11th av, 25x100.5, 5-sty brk tenement. Anna Westerkamp to Eugene J Flood. Mort $14,000. Aug 15, 1907. 4:1074—7. A $7,500—$12,000. 100

45th st W, No 66, s s, 160 e 6th av, 20x100.5, 4-sty stone front dwelling. Thomas Berry to Daniel Y Bouvier. B & S. Mort $25,000. Aug 8. Aug 10, 1907. 5:1260—66. A $35,000—$42,000. nom

46th st W, No 233, n s, 275 e 8th av, 25x100.5, 3-sty brk tenement and store. Wilber C Goodale to Madison Square Mortgage Co. B & S. Mort $20,000. Aug 5. Aug 14, 1907. 4:1018—12. A $27,000—$28,000. 100

47th st E, No 344, s s, 60 w 1st av, 20x84.11, 5-sty brk tenement and store. Abraham Epstein to Frank M Franklin. B & S. Aug 9. Aug 15, 1907. 5:1339—30¼. A $6,000—$10,000. nom

47th st E, No 344, s s, 60 w 1st av, 20x84.11, 5-sty brk tenement and store. Frank M Franklin et al to Louis Levin, Morris H Feder and Hermen Siegel. Mort $16,500. Aug 7. Aug 13, 1907. 5:1339—30¼. A $6,000—$10,000. 100

48th st W, No 438, s s, 275 e 10th av, 25x100.5, 4-sty brk tenement and store and 2-sty brk tenement in rear. Edward Wessel and ano DEVISEES John H Wessel to Patrick Walsh. Mort $8,500. Aug 14, 1907. 4:1057—53. A $10,000—$13,000. other consid and 100

48th st W, No 554, s s, 100 e 11th av, 25x100.5, 2-sty brk building and store. Maurice Black to Valdemar Sillo. Mort $10,000. Aug 10. Aug 12, 1907. 4:1076—60. A $7,500—$13,000. other consid and 100

50th st E, No 49, n s, 25 w Park av, 25x100.5, 3-sty brk stable. Arthur B Proal to Ermina J wife Arthur B Proal. All liens. Aug 13, 1907. 5:1286—34. A $35,000—$40,000. other consid and 100

53d st W, No 57, n s, 75 e 6th av, 22x100.5, 4-sty stone front dwelling.

53d st W, n s, 97 e 6th av, 0.6x100.5.

Louis G Seligman to Louis M Josephthal, Louis F Rothschild and Jacques Gutmann firm Albert Loeb & Co. ½ part. All title. July 30. Aug 12, 1907. 5:1269—4½. A $42,000—$48,000. nom

57th st E, No 19, n s, 72 w Madison av, 23x100.5, 4-sty brk and stone dwelling. PARTITION (June 18). John J Delany (ref) to Arthur G F Moser, of London, Eng. Mort $10,000. July 29. Aug 14, 1907. 5:1293—14. A $95,000—$105,000. 116,500

58th st E, No 64, s s, 43.9 w Park av, 18.9x100.5, 4-sty stone front dwelling. Jackson M Mills to Eudolia wife Jackson M Mills. B & S and C a G. Mort $35,000. July 26. Aug 9, 1907. 5:1293—38. A $29,000—$34,000. 100

64th st E, No 114.

64th st E, No 112.

Encroachment agreement. Mary L Sanford with Henrietta M Parker. July 30. Aug 9, 1907. 5:1398. nom

69th st E, No 207, n s, 156 e 3d av, 28x100.5, 4-sty brk tenement. Bertha Lopez de Victoria to John Carey. Mort $16,000. Aug 15, 1907. 5:1424—7. A $12,500—$25,000. other consid and 100

70th st W, No 227, n s, 294 w Amsterdam av, 19x100.5, 3-sty stone front dwelling. Frances E Coleman to Michael Dowling. Mort $15,000. July 24. Aug 10, 1907. 4:1162—20½. A $20,000—$21,000. other consid and 100

70th st W, No 320, s s, 236.1 w West End av, 18.2x100.5, 3-sty brk dwelling. Annie Goldflam to Peter Ciancimino, of Brooklyn. Mort $12,900. Aug 12. Aug 13, 1907. 4:1181—42½. A $7,500—$12,000. nom

70th st W, No 320, s s, abt 235 w West End av, 18x100.5, 3-sty brk dwelling. Mort $11,000. CONTRACT to exchange for House Boat, chattels, &c, on Jamaica Bay. Annie Goldflam with Peter Ciancimino. Aug 12, 1907. 4:1181—42½. A $7,500—$12,000. exch

78th st W, No 111, n s, 167 w Columbus av, 17x102.2, 3-sty and basement stone front dwelling. Blanche H Seligman to Louis M Josephthal, Louis F Rothschild and Jacques Gutmann firm Albert Loeb & Co. Mort $15,000. May 25, 1905. Aug 12, 1907. 4:1150—25½. A $11,000—$17,000. omitted

84th st W, Nos 320 and 322, s s, 200 w West End av, 50x102.2, 6-sty brk tenement. Abraham Gordon et al to Hyman Cohen. Mort $100,000. Aug 10. Aug 14, 1907. 4:1245—86. A $35,000—$100,000. other consid and 100

85th st E, Nos 550 and 552, s s, 115 w East End av, 33x102.2, two 2-sty stone front dwellings. Liebenthal Construction Co to Fred S Schumann. Mort $45,000. Aug 1. Aug 9, 1907. 5:1581—32. A $10,000—$——. other consid and 100

87th st W, Nos 174 and 176 Amsterdam av | s e cor Amsterdam av, runs e 97.6 x s 116.5 x w 7.6 x s 10 x w 90 to av x n 126.5 to beginning, 5-sty brk tenement. D Willis James to Joseph Freyer. Aug 5. Aug 13, 1907. 4:1217—64. A $90,000—$125,000. other consid and 100

Same property. Joseph Freyer to John Palmer. Mort $165,000. Aug 13, 1907. 4:1217. other consid and 100

88th st W, No 181, n s, 116.8 e Amsterdam av, 16.8x100.8, 3-sty and basement stone front dwelling. Egbert B Seaman to Harlan P Wright. Mort $11,000. July 31. Aug 13, 1907. 4:1219—5½. A $8,000—$15,000. 17,500

93d st E, No 159, n s, 370 w 3d av, 14x61, 3-sty brk dwelling. John Rosekrans to Charlotte Rosekrans. Aug 10. Aug 15, 1907. 5:1522—21¼. A $5,000—$8,000. nom

93d st W, No 151, n s, 283 e Amsterdam av, 17x83.2 to s s Apthorps lane x17x84, 3-sty and base brk dwelling. John M Fiske to J W Fiske Iron Works, a corpn. B & S. Aug 10. Aug 14, 1907. 4:1224—12½. A $9,000—$16,500. nom

94th st E, No 236, s s, 375 e 3d av, 25x100.8, 5-sty brk tenement. Assignment of judgment. Morris Plapinger to Jacob Gorodess. Aug 2. Aug 9, 1907. 5:1539—33. A $8,000—$17,000. nom

94th st E, No 236, s s, 375 e 3d av, 25x100.8, 5-sty brk tenement. Release judgment. Jacob Gorodess to Jacob Shapiro and Charles Bloom. Aug 7. Aug 9, 1907. 5:1539—33. A $8,000—$17,000. nom

Same property. Jacob Shapiro et al to George Ehret. Mort $20,000. July 31. Aug 9, 1907. 5:1539. other consid and 100

95th st E, Nos 307 to 319, n s, 137.6 e 2d av, 187.6x100.8, five 6-sty brk tenements and stores. Jennie Kind to Celia Friedman. All liens. July 15. Aug 9, 1907. 5:1558—7 to 13. A $55,000—$132,000, and P $80,000. other consid and 100

95th st E, No 324, on map Nos 324 and 326, s s, 250 w 1st av, 50x100.8, vacant. Samuel Lorber et al to Samuel S Pariser. All liens. July 1. Aug 14, 1907. 5:1557—37 and 38. A $14,000—$14,000. other consid and 100

98th st W, No 172, s s, 74 e Amsterdam av, 26x100.11, 5-sty brk tenement. Eliese Weber to Marks Hurewitz. Mort $14,000. Aug 15, 1907. 7:1852—60½. A $10,500—$21,000. other consid and 100

99th st W, No 252, s s, 175 e West End av, 16.8x100.11, 4-sty brk dwelling. Eugene Vallens to Gustav Lange, Jr. Mort $16,000. Aug 13. Aug 15, 1907. 7:1870—57. A $9,300—$16,000. other consid and 100

105th st E, No 26, s s, 312.6 e 5th av, 37.6x100.11, 6-sty brk tenement and store. Release mort. Sender Jarmulowsky to Chas E Murtha, Jr. Aug 13, 1907. 6:1610—59. A $20,000—P $50,000. other consid and 100

108th st W, No 68, s s, 150 e Columbus av, 25x100.11, 5-sty brk tenement. Cecilia T Jennings and ano HEIRS Mary Bell to Cath W Bell also HEIR Mary Bell. 2-6 parts. All title. C a G. All liens. July 16. Aug 9, 1907. 7:1843—58. A $11,000—$25,000. gift

109th st E, Nos 338 and 340, s s, 109.2 w 1st av, runs w 58.10 x s 100.11 x e 150.6 x n w 136.4 to beginning, 2 and 3-sty brk stables. Umberto Arnone to Joseph A Pucci. All liens. Feb 28, 1906. Aug 10, 1907. 6:1680—32. A $22,000—$32,000. other consid and 100

110th st E, Nos 162 to 168, s s, 170 w 3d av, 100x100.11, four 5-sty stone front tenements and stores. Meyer Lefkowitz to Barney Cohen. Morts $110,500. Aug 14. Aug 15, 1907. 6:1637—43 to 46. A $40,000—$84,000. other consid and 100

112th st E, No 237, n s, 185 w 2d av, 18.9x100.10, 3-sty frame dwelling. Robert A Stewart to Jacob Friedman. Mort $9,000. Aug 10. Aug 12, 1907. 6:1662—17. A $4,500—$6,000. other consid and 100

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

113th st W,Nos 311 to 315, n s, abt 95 e Manhattan av, 75x100.11, 6-sty brk tenement. Valued at $160,000. Sub to mort $100,000. CONTRACT to exchange for.

10th av, Nos 484 and 486 37th st, Nos 455 and 457 | n e cor 37th st, 49.5x100, one 4 and one 5-sty brk tenements and stores and 3-sty frame tenement in st. Valued at $75,000. Sub to morts $45,000.
Albert V Donellan, of Westchester, N Y, with Badt-Mayer Co. Aug 7. Aug 14 ,1907. 7:1847—46. A $33,000—P $90,000. 3:-735—1 and 2. A $28,500—$38,000. exch

116th st E, Nos 441 to 445, n s, 144 w Pleasant av, 57x100.10, 6-sty brk tenement. Lordi, Pernetti & De Respiris Construction Co to Susman Weill. Mort $29,750. July 31. Aug 9, 1907. 6:1710—19. A $15,000—P $20,000. other consid and 100

117th st E, No 106, s s, 47.6 e Park av, 15.10x64.11, 3-sty brk dwelling. Mary McCarthy to Chas C Watkins Jr. All liens. Aug 1. Aug 10, 1907. 6:1644—69. A $4,000—$4,500. 100

117th st E, No 327, n s, 325 e 2d av, 25x100.11, 5-sty brk tenement. Albert Mezey et al to Luigi Flora and Guiseppe Zito. Mort $25,150. Aug 9. Aug 13, 1907. 6:1689—14. A $6,000—$20,000. other consid and 100

118th st W, No 21, n s, 535 e Lenox av, 25x100.11, 5-sty brk tenement. Solomon Levy to Albert Dubois. Mort $28,400. Aug 15, 1907. 6:1717—23. A $12,000—$29,000. other consid and 1,000

118th st E, No 342, s s, 150 w 1st av, 25x100.10, 3-sty brk dwelling. Mary H wife Charles Wade to Cath C Ryan. All title. Q C. Aug 14, 1907. 6:1689—33. A $6,000—$9,500. nom

122d st W, s s, 200 e Broadway, 125x90.11, three 6-sty brk tenements. Harris Mandelbaum et al to Harris Friedman. B & S. Mort $125,000. Aug 6. Aug 13, 1907. 7:1976—51 to 55. A $60,000—P $105,000. 100

123d st W, No 354, s s, 164 e Morningside av East, 16x100.11, 3-sty and basement stone front dwelling. John W Callahan to Mary Olmsted. Mort $8,000. Aug 10. Aug 14, 1907. 7:1949—57½. A $7,000—$12,500. 5,250

126th st W, No 73, n s, 126 e Lenox av, 17x99.11, 3-sty and basement stone front dwelling. Cyrus C Miller to Herman H Moritz, of Mt Vernon, N Y. C a G. All liens. July 13. Aug 13, 1907. 6:1724—7. A $6,800—$11,000. other consid and 100

126th st E, No 227, n s, 271.6 e 3d av, 33.6x99.11, 5-sty brk tenement. Marcus Rosenthal to Hannah Cohen. All liens. Aug 13, 1907. 6:1791—12. A $9,500—$29,000. other consid and 100

127th st W, n s, 267.8 w Broadway, runs w 125 x n 146.11 x n e 28 x n 30.1 x s e 109.3 x s 150 to beginning, part 2-sty frame dwelling and vacant.
Manhattan st, s w s, 375 n w Broadway, 41x150, part 1-sty brk factory.
Release mortgage. Frank Barker as TRUSTEE to Ella Drohen. Aug 12. Aug 14, 1907. 7:1995. nom

127th st W, n s, 267.8 w Broadway, runs w 125 x n 146.11 x n e 28 x n 30.1 x s e 109.3 x s 150 to beginning, part 2-sty frame dwelling and vacant.
Manhattan st, s w s, 375 n w Broadway, 41x150, part 1-sty brk factory.
Release mortgage. Robert McGill to Ella Drohen. Aug 12. Aug 13, 1907. 7:1995. nom

127th st W, n s, 267.8 w Broadway, runs n 150 x w 19.7 x — 90.4 x s 30.1 x w 28 x s 147 to st x e 125 to beginning, 3-sty frame dwelling.
Manhattan st, w s, 375.3 n w Broadway, 41x150, part 1-sty brk factory.
The John C Orr Co to Ella Drohen. Morts on this and other property $475,000. Aug 7. Aug 9, 1907. 7:1995. nom

128th st W, No 28, s s, 310 w 5th av, 75x99.11, 7 and 8-sty brk tenement. Amelia Phyfe to Chas L Mills. Mort $90,000. Aug 6. Aug 9, 1907. 6:1725—49. A $32,000—$150,000. other consid and 100

128th st E, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11, 6-sty brk tenement and store. Joseph H Krakower to Benjamin Nieberg. B & S. All liens. Aug 8. Aug 10, 1907. 6:1752—43. A $19,000—$75,000. nom

129th st W, Nos 251 to 253, on map Nos 251 to 255, n s, 199 e 8th av, 76x99.11, 6-sty brk tenement. Morris H Feder et al to Reinhold M F Buge. Mort $140,000. Aug 7. Aug 9, 1907. 7:1935—9. A $30,000—$120,000. other consid and 100

130th st W, Nos 506 and 508, s s, 150 w Amsterdam av, 50x74.11, two 5-sty brk tenements. Amalia Shaw to George Jacobson and Morris Manson. Mort $40,000. Aug 13. Aug 15, 1907. 7:1984—39 and 40. A $13,000—$36,000. other consid and 100

133d st W, No 136, s s, 325 w Lenox av, 25x99.11, 5-sty brk tenement. Henry Weissmann to Meyer Isenberg. Mort $21,000. Aug 12, 1907. 7:1917—47. A $10,000—$22,000. other consid and 100

133d st W, No 308, s s, 100 w 8th av, 25x149.11, 4-sty brk stable. Wm R Robbins to Henry B May, of Brooklyn. Mort $20,000. July 10. Aug 9, 1907. 7:1958—35. A $10,000—$19,000. other consid and 100

135th st W, Nos 45 and 47, n s, 335 e Lenox av, 37.6x99.11, 6-sty brk tenement and store. Paul Shalet to The Louis Meyer Realty Co. Mort $49,000. Aug 6. Aug 14, 1907. 6:1733—15. A $18,500—$53,000. other consid and 100

136th st W, No 121, n s, 493.6 e 7th av, 15.6x99.11, 4-sty brk dwelling. Ella S West to Carrie A Tinelli, of South Norwalk, Conn. Mort $8,000. Aug 12. Aug 15, 1907. 7:1921—22. A $6,200—$11,000. other consid and 100

155th st W, Nos 459 and 461, n s, 200 e Amsterdam av, 50x99.10, two 5-sty brk tenements. City Real Estate Co to Malano Demetriades. B & S and C a G. Mort $49,000. Aug 8. Aug 9, 1907. 8:2107—53 and 54. A $20,000—$50,000. nom

166th st W, s s, 90.2 w Edgecombe road, 25x117x25.3x121.1, vacant. Chas S Bloch to Augustus H Gheradhi, White Plains, N Y. Mort $8,000. Aug 14. Aug 15, 1907. 8:2111—58. A $8,000—$8,000. 100

168th st W, No 502, s s, 100 w Amsterdam av, 16.8x95, 3-sty brk dwelling. Emma A Ramsay to Jane, Annie E, Emma L and Martha J O'Neil, as joint tenants. Mort $4,500. Aug 10. Aug 12, 1907. 8:2123—93. A $4,500—$8,500. 11,000

172d st W, s s, 125 w Amsterdam av, 145x95, three 5-sty brk tenements.

171st st W, s s, 100 w Amsterdam av, 175x95, four 5-sty brk tenements.
Mayer Hoffman to Thomas J Morrow, John J Kelly, Walter S Sheldon and Mayer Hoffman TRUSTEES. B & S and C a G. Aug 14, 1907. 8:2128—37 to 41. A $30,000—P $54,000. 8:2127—37 to 43. A $35,200—P $80,000. nom

192d st W, n s, 100 e St Nicholas av, 150x100, vacant. Sound Realty Co to Cathleen Turney. Mort $21,000. Aug 14. Aug 15, 1907. 8:2161—110. A $24,000—$24,000. other consid and 100

Same property. Cathleen Turney to Sound Realty Co. Mort $20,000. Aug 14. Aug 15, 1907. 8:2161. other consid and 100

Av A, No 264, e s, 118.6 s 17th st, 19.6x95, 5-sty brk tenement and store. Frank M Franklin to Louis Levin, Morris H Feder and Hermen Siegel. Mort $19,000. Aug 7. Aug 13, 1907. 3:974—3. A $7,500—$11,500. 100

Av A, No 1623, w s, 77.2 n 85th st, 25x94, 5-sty brk tenement and store. Paulina Shary EXTRX Vincent Shary to Henry Frank. Mort $24,500. Aug 9, 1907. 5:1565—25. A $10,500—$27,000. 31,000

Same property. Release dower. Pauline Shary to same. Aug 8. Aug 9, 1907. 5:1565. omitted

Lexington av, No 645, e s, 75.5 n 54th st, 25x100, 5-sty brk tenement and store. Milton Realty Co to Agnes M Scoville. Mort $23,000. Aug 1. Aug 9, 1907. 5:1309—20. A $20,000—$33,-000. other consid and 100

Morningside av West, Nos 54 to 57 116th st, No 400 | s w cor 116th st, 100.11x90, 6-sty brk tenement. Carolina T Paterno to Robt C Harding. Mort $170,000. July 8. Aug 10, 1907. 7:1867—60. A $85,000—$——. other consid and 100

Same property. Robt C Harding to Hannah E Forbes and Lavinia R Conrow. Mort $210,000. July 22. Aug 10, 1907. 7:1867. other consid and 100

Park av 104th st, No 101 | n e cor 104th st, 100.11x24.10, 5-sty stone front tenement and store. Barney Cohen to Meyer Lefkowitz. Mort $30,000. Aug 14. Aug 15, 1907. 6:1632—1. A $15,000—$27,000. other consid and 100

Same property. Meyer Lefkowitz to Hyman Rosner. Mort $30,-000. Aug 14. Aug 15, 1907. 6:1632. other consid and 100

Park av 134th st | s w cor 134th st, 99x140x99.11x140, vacant. FORECLOS (July 31, 1907). Henry Hofheimer (ref) to Henry H Jackson. Mort $54,500. Aug 2. Aug 14, 1907. 6:1758—37 to 42. A $37,500—$37,500. 14,000

Park av, Nos 1668 and 1670, w s, 100.11 n 117th st, 50.5x90, 6-sty brk tenement and store. Minna Schoenstein to Arpad Wellish, of Newark, N J. Q C. July 9. Aug 13, 1907. 6:1623—37. A $18,000—$54,000. nom

Same property. Arpad Wellish to Jacob Hyman. Mort $48,000. July 10. Aug 13, 1907. 6:1623. 100

Pleasant av, No 344, e s, 50.8 n 118th st, 25.3x76, 5-sty brk tenement and store. David M Gottesfeld to Isak Tepper and Morris and Benjamin Weissman. All liens. May 28. Aug 13, 1907. 6:1815—3. A $6,000—$17,000. nom

Riverside Drive or av, No 92, e s, abt 100 n 81st st, runs e 105.8 x n 19.4 x w 111.5 to Drive x s 20.2 to beginning, 4-sty and basement stone front dwelling. Virginia D Lee to Bergen Realty Co. Aug 8. Aug 10, 1907. 4:1244—94. A $21,000—$35,000. other consid and 100

St Nicholas av, No 947, w s, 51.9 s 158th st, 77.8x82.7x74.10x61.11, with all title to strip on s s 0.1¼ x 82.7½, 5-sty brk tenement. Edward R Cohn Realty Operating Co to Eleanor A Capstick. Mt $65,000. Aug 9. Aug 13, 1907. 8:2108—65. A $24,000—$65,-000. other consid and 100

St Nicholas av, No 402 130th st, No 305 | n e cor 130th st, 26.10x100, 5-sty brk tenement and store. Daniel D Hickey to Ohio Realty Co. Mort $33,000. Nov 24, 1906. Aug 13, 1907. 7:-1958—1. A $18,000—$42,000. omitted

St Nicholas av, No 700, e s, 48.5 n 145th st, 19x110, 4-sty stone front dwelling. Mina wife of and George Daiker to Carlo Maspero. Mort $18,000. June 19. Aug 15, 1907. 7:2053—82. A $7,000—$16,000. other consid and 100

1st av, No 980, e s, 25.5 s 54th st, 25x94, 5-sty brk tenement and store. Adolf Miller to Phillip Fried. ½ part. June 11, 1906. Aug 13, 1907. 5:1365—48. A $10,000—$21,000. other consid and 100

1st av, No 2260, e s, 26 n 116th st, 20x74, 4-sty stone front tenement and store. Frederick Pistone to Joseph Ratti. Mort $12,800. Aug 12, 1907. 6:1710—2. A $5,000—$11,000. nom

3d av, Nos 474 and 476, w s, abt 50 n 32d st, 2 lots, each 24.8x100, two 4-sty brk tenements and stores. Clara H Gould et al HEIRS, &c Henry Elsworth to Max J Kramer and Henry Rockmore. ¾ parts. Mort $31,875. July 31. Aug 14, 1907. 3:-888—39 and 40. A $45,000—$51,000. other consid and 100

Same property. Helen Bradish by Geo J Bradish GUARDIAN to same. ¼ part. All title. Aug 10. Aug 14, 1907. 3:888. 13,117.50

3d av, Nos 1717 and 1719, e s, 62.11 s 97th st, 37.9x100, 6-sty brk tenement and store. Louis Meyer Realty Co to Paul Shalet. Mort $61,500. Aug 7. Aug 14, 1907. 6:1646—48. A $23,000—$53,000. other consid and 100

3d av, e s, 100.8 s 97th st, strip, 0.3x100. Louis Meyer Realty Co to Paul Shalet. Q C. Aug 7. Aug 14, 1907. 6:1646. 100

5th av, Nos 2268 to 2274 138th st, Nos 2 and 4 | s w cor 138th st, 99.11x120, three 6-sty brk tenements and store. Agreement as to foreclosure proceedings, re-conveyances and mortgages, &c. Simon Uhlfelder and Abraham Weinberg with Abraham Cooper. July 2. Aug 9, 1907. 6:1735—40. A $50,000—P $150,000. nom

7th av, Nos 291 and 293, e s, 89.5 n 26th st, 40x100, 10-sty brk and stone loft and store building. Hessel Building Co to Wm R Robbins. Mort $150,000. Aug 8. Aug 9, 1907. 3:802—5. A $42,000—P $120,000. other consid and 100

7th av, No 2330, w s, 32.5 s 137th st, 26.11x100, 5-sty brk tenement and store. Eugenia Wolf to Louis W Tinelli. Mort $29,000. Aug 14. Aug 15, 1907. 7:1942—35. A $16,000—$30,000. other consid and 100

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

## MISCELLANEOUS.

Assignment of all legacies, shares, &c, in estate of Ferdinand Duysters decd. Geo F Duysters to Albert G Duysters. June 10. Aug 14, 1907. nom

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

*Arthur st, s s, 25 w 5th av, 50x103.7x54.7x abt 125.5, w s, Laconia Park. Edwin T Ogle to Harry Bauman. Aug 12. Aug 14, 1907. other consid and 100

*Cedar st, w s, 101 n Old Boston Post road, 50x100, Seneca Park. Daisy Levy to Adolph and William Fehlhaber. Mort $2,000. Aug 7. Aug 10, 1907. other consid and 100

Elm pl, No 2475 (15), w s, 134.11 n 189th st, 25.3x97.6x25x93,6, 2-sty frame dwelling. Sarah A Lisk to Rosalla D Diehl. Mort $6,000. Aug 7. Aug 14, 1907. 11:3023. nom

Elm pl, No 2475 (15), w s, 134.11 n 189th st, 24.3x97.6, 2-sty frame dwelling. Release mortgage. Robt W Todd to Sarah A Lisk. July 17. Aug 14, 1907. 11:3023. 500

*Fillmore st, w s, 150 s Morris Park av, 25x100, 2-sty frame dwelling. Matilda L Albrecht to John Niestermann. Mort $2,800. Aug 14. Aug 15, 1907. other consid and 100

*Morris st, n e cor Hicks st and being lots 72 to 75 amended map (No 1131) of Adee Park, 100x100. Bernhard Lipset et al to Israel Sobin, of Jersey City, N J. Mort $1,968. July 30. Aug 13, 1907. other consid and 100

*Same property. Israel and Nechama Sobin to Barnett Nelson and Bernard and Joseph Sobin. Mort $1,968. Aug 5. Aug 13, 1907. other consid and 100

Minford pl, w s, 125 s 172d st, 75x100, vacant. Mary and Annie Mueller to Hyman Schulman. Mort $10,420. Aug 15, 1907. 11:2977. nom

Manida st, w s, 125 s Spofford av, 25x100, vacant. Empire Development Co to John M Caterson, of Katonah, N Y. Aug 2. Aug 15, 1907. 10:2768. other consid and 100

*Orchard st, s s, adj land James A Deveaugh, runs e 200 to land Joshua Leviness x s 100 to estate Charles Baxter x w 200 x n 100 to beginning, City Island; also
Lot, 16.6x200, on n s of above to be used as a road from Main st to west end of Orchard st, adj land Robt Vail.
John Bell to Emma C wife John Bell. Aug 13. Aug 14, 1907. nom

*Prospect st, n s, at high water mark L I Sound, runs e 400 x n 140 x s w 400 x s 140, being land under water at City Island. Elizabeth D De Lancey EXTRX Elias D Hunter to Wm H Wellbrock. Aug 7. Aug 12, 1907. 4,900

*Same property. The City Island Land & Dock Co to same. Aug 7. Aug 12, 1907. nom

Tiffany st, No 1047, w s, 243.8 s 167th st, 65x100, 2-sty frame dwelling and vacant. Louis Lockwood et al to Edw J Farrell. Mort $8,500. Aug 12. Aug 14, 1907. 10:2716. nom

*Taylor st, w s, 275 s Morris Park av, 25x100, 2-sty frame dwelling, except part for Taylor st. Michael Kuehnle to Henry Foth. Mort $2,000. Aug 13. Aug 14, 1907. other consid and 100

*3d st, n s, 349 w Av C, 50x103, Unionport. Nicholas Bellion to Anna wife said Nicholas Bellion. Aug 12. Aug 14, 1907. other consid and 100

*13th st, s s, 255 w Av C, 50x103, Unionport. T Francis Flood to Rosa Flood. Aug 1. Aug 13, 1907. 100

*14th st, s s, 229 e Av E, strip, 1x108, Unionport. Alex F Walsh to Frank Gass. Q C. Aug 12. Aug 14, 1907. nom

134th st, No 668, s s, 115 e Willis av, 16.8x100, 4-sty brk dwelling. Christian C Hottenroth to Alfred W De Lybove. Mort $6,000. July 29. Aug 12, 1907. 9:2278. nom

137th st, No 902, s s, 600 w Home av and abt 248 w Cypress av, 25x100, 4-sty brk tenement. Minnie Abramowitz to Neiti Cohn. Mort $16,750. Aug 13. Aug 14, 1907. 10:2549. other consid and 100

138th st, No 613 (889), n s, 425 e St Anns av, 37.6x100, 6-sty brk tenement and store. Harry L Wolff to Henry H Jackson. Mort $43,500. Aug 1. Aug 13, 1907. 10:2552. other consid and 100

139th st, s s, 197.4 e Brook av, 75x100, two 6-sty brk tenements. Release mort. The State Bank to Abelman Construction Co. July 2. Aug 9, 1907. 9:2266. 16,000

139th st, s s, 272.4 e Brook av, 75x100, two 6-sty brk tenements. Release mort. Realty Operating Co to same. July 31. Aug 9, 1907. 9:2266. other consid and 100

151st st, Nos 275 and 277, n s, 100.3 e Morris av, 50x117.4x50x117.5, 3-sty frame tenement and 2-sty frame tenement in rear and 1-sty frame building. Saverio A Mascia to Saverio A Mascia Company. Mort $38,000. Aug 7. Aug 9, 1907. 9:2411. other consid and 100

152d st, No 949, n s, 50 w Wales av, 25x72.4x28.11x86.11, 3-sty brk tenement. Rosie Goodman to Tobias Goodman. Mort $6,500. Aug 8. Aug 14, 1907. 10:2644. nom

155th st, No 628, s s, 275.11 e Cortlandt av, 24.1x100x24.5x100, 2-sty frame dwelling. Chas H Zumbuehl to Anthony F Burger. Mort $4,500. Aug 1. Aug 10, 1907. 9:2401. other consid and 100

Same property. Wm Klein GUARDIAN Annie M Frees to Chas H Zumbuehl. ¼ part. July 12 Aug 10, 1907. 9:2401. 1,875

Same property. Anthony F Burger to Samoset Tammany Club of the Thirty-third Assembly District. Mort $8,500. Aug 9. Aug 10, 1907. 9:2401. nom

162d st, s s, 148.2 e Grand Boulevard and Concourse, 48.2x116.2x48.3x116.9, vacant. Frank S Gannon Jr et al to Geo A Love and Walter E Phelps. Aug 5. Aug 10, 1907. 9:2460. nom

162d st, s s, 100 e Grand Boulevard and Concourse, 48.2x116.9x48.4x117.4, vacant. Frank S Gannon Jr et al to Sara L McCafferty. Aug 5. Aug 10, 1907. 9:2460. nom

162d st, s w cor Sheridan av, 100x115.8x99.11x114.5, vacant. Frank S Gannon Jr et al to Ernst H Martens. Aug 5. Aug 10, 1907. 9:2460. nom

162d st and 161st st and Sheridan av | s e cor Grand Boulevard and Concourse, runs s 344.8 to w s Sheridan av x s 228.11 to n s 161st st x w 295 to curve x — 78.8 on curve to e s Grand Boulevard and Concourse x n 186.10 to beginning, the block, 2-sty frame dwelling and vacant. Mary C McCafferty widow to John A McCafferty. Q C. Aug 3. Aug 10, 1907. 9:2460. nom

162d st, s e cor Grand Boulevard and Concourse, 100x117.4x99.1x118.5.
161st st, n w cor Sheridan av, 99.11x115.7x99.11x114.5, vacant. Frank S Gannon Jr et al to Joseph H Morris. Aug 5. Aug 10 1907. 9:2460. nom

163d st, No 987 Union av | n s, 246.4 e Tinton av, 18 to Union av x52, 3-sty frame tenement and store. Giosue Miccio to Teresa Avitabile. All liens. June 14. Aug 12, 1907. 10:2669. other consid and 100

165th st, No 908, s s, 38.7 w Forest av, 19.6x100, 3-sty frame, brk front, tenement and store. Giosue Miccio to Teresa Avitabile. All liens. June 14. Aug 12, 1907. 10:2649. other consid and 100

176th st Morris st | n s, 264.1 e Monroe av, 26.9x99.11x26.6x100, except 176th st, n s, 264.1 e Monroe av, runs n 100 x n e 19.6 to n s, Morris st (closed), x e 7.3 x s 96.11 to st x w 26.9 to beginning, vacant. Release mort. Continental Ins Co of N Y to Frank F Brady. Aug 8. Aug 12, 1907. 11:2802. nom

179th st, n s, 85 w Mapes av, 60.2x62.7x60.2x62.8, vacant. Release mortgage. Hamilton Bank of N Y to Fannie Moral. July 20. Aug 10, 1907. 11:3109. nom

198th st, s s, 125 e Creston av, 25x98, 2-sty frame dwelling. Amalia wife Frederick Pirk to Frederick P Fox. Mort $6,000. Aug 12. Aug 14, 1907. 12:3315. other consid and 100

*173d st, e s, 356 s Gleason av, 25x100. August Stolz to Moses I Falk. All title. Mort $4,000. Aug 7. Aug 15, 1907. other consid and 100

*Same property. Moses I Falk to Stephen McBride. Mort $4,000. Aug 7. Aug 15, 1907. other consid and 100

*173d st, e s, 381 s Gleason av, 25x100. Moses I Falk to August Stolz. All title. Mort $4,000. Aug 7. Aug 15, 1907. other consid and 100

176th st, n s, 90.4 e Prospect av, 25x100x33.5x100.4, vacant. John Miller to Christian Schuck. Mort $6,000. Aug 14. Aug 15, 1907. 11:2954. other consid and 100

187th st, late Jacob st, s w cor Hughes av, late Frederick st, 25x100, 5-sty brk tenement and store. John Maresca to Giovannina wife John Maresca. All liens. Aug 9. Aug 10, 1907. 11:3073. nom

205th st, n s, 22.5 e Grand Boulevard and Concourse, 25x96.8x25x97.5, 2-sty frame dwelling. Cath E Veyer to Chas W Rabadan. B & S. Aug 9. Aug 15, 1907. 12:3312. other consid and 100

*214th st, n s, 250 w Tilden av, 25x100, Laconia Park. A Shatzkin & Sons to Maria Siriani. Mort $775. Aug 10. Aug 13, 1907. 100

*215th st, n s, 150 w Tilden av, 25x100, Laconia Park. Frank Caviglia to A Shatzkin & Sons. Aug 10. Aug 13, 1907. other consid and 100

*224th st, n s, 105 e 2d av, 50x114, Wakefield. John A Bruckner to Alexander Walsh. Nov 2, 1906. Aug 14, 1907. other consid and 100

*Same property. Alex F Walsh to Norbert Robillard. Mort $1,000. July 2. Aug 14, 1907. other consid and 100

*226th st, n s, 105 w 4th st, 50x114, Wakefield. Simon Shaffer to Harry Steinberg. ½ part. Mort $1,000. July 29. Aug 14, 1907. other consid and 100

*228th st, late 14th av, s e cor 6th st, 105x123, Wakefield. Joseph Steinberg to Sadie Felson. Mort $1,700. July 30. Aug 9, 1907. other consid and 100

237th st, s s, 240 e Kepler av, 20x100, vacant. Release mort. Louis Gates to Mary Cleland. Aug 10. Aug 15, 1907. 12:3377. nom

*Av A 11th st 12th st | n e cor 11th st, 216.3 to 12th st, x1,025 to Creek, x—x 115.5 to beginning.
Av A, n e cor 14th st, 216.3 to 15th st, x— to creek, x—x543.
Av A, n e cor 12th st, 216.3 to 13th st, x— to creek, x—x1,105.
Av A, n e cor 13th st, 216.3 to 14th st, x— to creek, x—x— to beginning.
Av A, n e cor 15th st, —x— and being lots X and Y map Unionport.
Alfreda Crawford widow and DEVISEE Wm A Crawford to Jefferson M and L Napoleon Levy. All title. B & S. Aug 12. Aug 14, 1907. nom

*Av C 13th st 14th st | n e cor 13th st, 216 to s s 14th st, x180, Unionport. James H Purdy to William T Purdy. ½ part. Mort $12,000. Feb 15. Aug 14, 1907. nom

*Av C, n e cor 3d st, 108x205, Unionport. Peter Handibode, Jr, to Sarah A Daly. Mort $3,000. Aug 14. Aug 15, 1907. nom

Anthony av, No 1678, on map No 1680, e s Carter av | 102.4 n 173d st, 16.8x70.10 to w s Carter av x16.8x69.10.
Anthony av, No 1680, on map No 1682, e s, 119 n 173d st, 16.8x72.6 to w s Carter av x16.8x70.10.
Anthony av, No 1682, on map No 1684, e s, 135.9 n 173d st, 16.8x74.3 to w s Carter av x16.8x72.6, three 2-sty frame dwellings.
Brown-Busch Realty & Construction Co to Isaac Brown. Mort $8,000, and all liens. Aug 12, 1907. 11:2889. other consid and 100

*Beech av, n s, 201 e Elm st, 25x100, Laconia Park. Andrea Loiacono to Calcedonio Inciardi. Mort $400. Aug 10. Aug 14, 1907. other consid and 100

*Bracken av, w s, — s Jefferson av, lot 61 block 22 map (No 393) of Edenwald, 50x100. Release mort. Jefferson M Levy to David D Feins. Aug 9. Aug 13, 1907. 358.75

*Balcom av, e s, 150 n Marrin st, Seton Homestead. James L Barger EXR Thomas Kershaw to Henrietta Schubert. Aug 12. Aug 13, 1907. 2,120

*Bracken av, w s, 150 s Jefferson av, 25x100. Luigi Flora to Bernhard Mainhart and Albert Mezey. Mort $2,000. Aug 1. Aug 13, 1907. 100

*Bracken av, w s, 525 s Jefferson av, 25x100, Edenwald. David D Feins to Andrew J and Lawrence J Snyder, of Larchmont, N Y. Aug 9. Aug 13, 1907. nom

*Bracken av, w s, 550 s Jefferson av, 25x100. Same to John Snyder. Aug 6. Aug 13, 1907. nom

Belmont av, w s, 100 n 186th st, late William st, 25x87.6, vacant. John Croughan to Nicola Rossano and Michele Jovine. Aug 10. Aug 13, 1907. 11:3074. other consid and 100

*Briggs av, n s, 50 e 6th av, 27x—x—x—, Laconia Park. Geo R Schroder to Chas W Riedinger. Q C. April 5, 1907. Aug 15, 1907. nom

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**DYCKERHOFF PORTLAND CEMENT** is made in Germany. The superior quality amply compensates the consumer for its higher price. It is perfect.
E. THIELE, Sole Agent, 99 John St., New York.

*Cottage Grove av, s w cor Cornell av, 50x100. George Schmitt to Herbert L Brown, of Mt Vernon, N Y. Aug 7. Aug 15, 1907. 100

Creston av, No 2696, e s, 238.7 s 196th st, late Donnybrook st, 40x74.11x40x74.8, 2-sty frame dwelling. Chas W Bennett to Robert Melville and Luthera S his wife, tenants by entirety. Mort $3,000. Aug 3. Aug 15, 1907. 12:3314. other consid and 100

Courtlandt av, e s, bet 157th st and 158th st, being plot bounded n by lot 197, e by lot 232 and s by lot 195, being part of lot 196, map Melrose, 50x91.6. Louis Billowitz to Nathan Navasky. Mort $14,000. June 9. Aug 14, 1907. 9:2404. other consid and 100

Cypress av, No 362, on map No 370, e s, 180 s St Marys st, 40x100, 5-sty brk tenement. Hyman Schulman to Mary and Annie Mueller. Mort $40,000. Aug 15, 1907. 10:2571. other consid and 100

*Cruger av, e s, 152.5 s Bear Swamp road, 50x100.8x59.7x100. Frank A Becker to Louis C Rose. July 10, 1906. Aug 10, 1907. nom

*Cruger av, w s, 156.7 s Bear Swamp road, 50x100. Same to Maria Yates. Aug 8, 1907. Aug 10, 1907.. nom

Concourse | e s, 214.4 s w McClellan st, runs s e 175.1 to c l of Carroll pl | Carroll pl x n e 25 x n w 172.11 to Concourse x s 25.1 to beginning, vacant. FORECLOS (Aug 7, 1907). Sol Tekulsky (ref) to Fredk C McDonald, of White Plains, N Y. All liens. Aug 9, 1907. 9:2462. 2,000

Concourse, s w cor Marcy pl, 14.11x66.1x21.9x70.6, vacant. John G Dutt to Clara wife of John G Dutt. ½ part. Aug 10. Aug 14, 1907. 11:2840. other consid and 100

Clay av, No 1377, n w s, 864.1 n e 169th st, 16.8x97x16.9x95.7, 2 and 3-sty brk dwelling.

Clay av, No 1379, n w s, 880.9 n e 169th st, 16.8x98.6x16.9x97, 2 and 3-sty brk dwelling.

Clay av, No 1381, n w s, 897.5 n e 169th st, 16.8x100x16.9x98.6, 2 and 3-sty brk dwelling.
Brown-Busch Realty & Construction Co to Isaac Brown. Mort $16,500 and all liens. Aug 12, 1907. 11:2782. other consid and 100

College av, No 1035, w s, 150 n 165th st, 22x92, 3-sty brk dwelling. Release mort. Anna Reiss to Joseph Reiss. Aug 9. Aug 12, 1907. 9:2437. nom

Same property. Henry J Brodsky et al to same. Mort $9,000. Aug 8. Aug 12, 1907. 9:2437. other consid and 100

Same property. Joseph Reiss to Clara Zauderer. Mort $11,000. Aug 9. Aug 12, 1907. 9:2437. other consid and 100

*Eastchester road, e s, abt 75 s Saratoga av, 27x84.3x25x94.7. Hudson P Rose Co to Rocco Muro. Aug 9. Aug 10, 1907. nom

*Eastchester road, e s, abt 350 s Saratoga av, 50.4x107.4x50x105.

Eastchester road, e s, abt 75 s Saratoga av, 27x84.4x25x94.7.

Stillwell av, e s, abt 350 n Saratoga av, 50x100x48x100.
Release mort. John J Brady to Hudson P Rose Co. Aug 12. Aug 14, 1907. 500

Eagle av, No 892, e s, 25 n 161st st, 18.9x100, 4-sty brk tenement. Peter Otten et al to Charles Pinzka. Mort $8,500. Aug 12. Aug 13, 1907. 10:2627. other consid and 100

Eagle av, No 892. Cancellation of contract dated April 27, 1907. Ida H Bautigam with Peter Otten and Victor Gerhards. July 25. Aug 13, 1907. 10:2627. 500

*Grace av, n e s, 125 s Lyon av, 50x130, Westchester. The Chester Impt Co to Wm W and Josephine A Braithwaite. Aug 14, 1907. other consid and 100

*Grace av, n e s, 125 s Lyon av, runs s e 160 x n e 260 to s w s Parker av, x n 25 x s w 130 x n w 75 x s w 130 to beginning, Westchester. Marcus Nathan to Chester Impt Co. Mort $1,600. Aug 14, 1907. other consid and 100

*Grace av, e s, 50 n Rose pl, 25x100. Hudson P Rose Co to Louis Lavigne. June 11, 1902. Aug 9, 1907. nom

*Grace av, e s, 75 n Rose pl, 25x100. Hudson P Rose and Molly M his wife to Arthur J Lamothe. Q C, release dower, &c. July 24, 1907. Aug 9, 1907. nom

Inwood av, n e cor 170th st, 71.1x94.6x114.5x97.9, 3-sty brk and frame stable and 1-sty frame building. Sophie Amsler to Mary Russhon. Mort $5,000. May 15. Aug 10, 1907. 11:2857. nom

*Jefferson av | s s, 275 w Fox av, runs s 101.1 to n e s 19th av x 19th av | n w 128.9 x n 20 to av x e 100 to beginning, except part for 19th av, Edenwald. Sophia M wife of and Jacob Woessner to Mary T Oakley. Mort $1,000 and all liens. Aug 10. Aug 12, 1907. other consid and 100

Jackson av | n w cor 156th st, 25x77.2x25x76.11, 5-sty brk 156th st, No 703 | tenement and store. Lambert Suydam to Louis Leibsohn. Mort $23,000. Aug 1. Aug 15, 1907. 10:2636. other consid and 100

Jackson av, No 1114, e s, 178.3 n 166th st, 20x87.6, 3-sty brk dwelling. John Trinner to Anna Biele. Aug 1. Aug 8, 1907. 10:2651. Corrects error in last issue when mortgagees name was Bille. other consid and 100

Lind av, e s, 263.4 n 169th st, 50x100, vacant. Luciano Colantuoni to Forde Morgan. Mort $840. Aug 12. Aug 13, 1907. 9:2532. other consid and 100

*La Salle av, s e cor Hollywood av, 25x96x25x97. Lewis Jacobs to Leopold and Edith Geisberg. June 25. Aug 13, 1907. nom

Mosholu av, s s, at e s Fieldston road and 125 w from e s plot 26 on Schermerhorn map, runs w 50 x s 100.8 x w 50 x n 100.8 to av, x w 25 x s w along same, x s and s e along e s Fieldston av, 295 to point at or near 1st road, s of Mosholu av on said map, x s e and e along said road, 54.4 x n 121.9 x e 25 x n 150.8 to beginning, being plot 26 as divided into lots and known as lots 1, 2 and 5 to 11 on said map, vacant. Walter G Scott to Robt L Harrison. B & S. Mort $3,000. Oct 8, 1901. Aug 13, 1907. 13:3421. nom

Melrose av, Nos 762 and 764 | s e cor 157th st, 49.3x71, 6-sty 157th st, No 652 | brk tenement and store. Agnes M Scoville to Milton Realty Co. Mort $56,000. Aug 1. Aug 9 1907. 9:2378. other consid and 100

*Middletown road, n e cor Robin av, 25x107.7x25x107.10. Release mort. Washington Savings Bank to Bankers Realty & Security Co. Aug 8. Aug 9, 1907. 200

*Same property. Bankers Realty & Security Co to Chas W Ratz. Aug 8. Aug 9, 1907. other consid and 100

Oneida av, e s, 25 s 238th st, 75x100, vacant. Henry Prince to Edward Ericson. Mort $2,500. Aug 7. Aug 13, 1907. 12:3372. other consid and 100

*Oakes av, w s, 125 n Jefferson av, 50x100, Edenwald. Annie Murray to Katherine Murray. Aug 12. Aug 14, 1907. other consid and 100

Park av, No 4652, e s, 83.4 n 186th st, 16.8x100, 2-sty frame dwelling. Joseph Landow to Rebecca Landow. Mort $2,600. Aug 10. Aug 12, 1907. 11:3040. other consid and 100

*Pelham road, s s, 78 e Broadway, 25.1x100x25x100.7. Release mort. Gertrude E Master to Alois Kramer. Aug 8. Aug 10, 1907. 2,500

*Same property. Alois Kramer to Marie A Heinze. Aug 9. Aug 10, 1907. nom

Quarry road, No 2010, e s, abt 57.11 n 181st st, 29.9x87.7x26.3x95.7, 2-sty frame dwelling. James D Rogers to Johann A Wolf. June 26, 1906. Aug 9, 1907. 11:3063. nom

*Randall av, n e cor Murdock av, 25x100. Land Co "C" of Edenwald to Jakob Diener. Aug 8. Aug 13, 1907. nom

Sylvan av, w s, 25.2 s 256th st, 50.4x100.8, vacant. Release mort. The Park Mortgage Co to James S Segrave. Aug 7. Aug 9, 1907. 13:3421. nom

Same property. James S Segrave to Mary P Hallett. Aug 7. Aug 9, 1907. 13:3421. nom

*Stillwell av, e s, abt 350 n Saratoga av, 50x100x48x100. Hudson P Rose Co to John C and Bertha Knoll. Aug 10. Aug 12, 1907. nom

Stebbins av, No 1106, s e s, 25 s w 167th st, 25x85.4x25.11x78.6, 3-sty frame dwelling. Florence G Fulton to Horton Sumner. July 12. Aug 12, 1907. 10:2691. nom

Tinton av, late Beach av, n e cor 147th st, 200x100, vacant. FORECLOS (July 24, 1907). John Hone Jr (ref) to Joshua Silverstein. Aug 8. Aug 9, 1907. 10:2582. 17,000

Tinton av, No 192, late Beach av, e s, 148.11 s 156th st, 25.5x160.7x25x165.6, vacant. Max Cohen et al to Harry Lehr. Mort $2,250 and all liens. Aug 12. Aug 14, 1907. 10:2665. other consid and 100

*Unionport road, No 502, w s, 52 s Columbus av, 26x—. Rosie Moscowitz to Sarah Lichtenstein. Mort $7,700. Aug 6. Aug 9, 1907. other consid and 100

*Virginia av, w s, 425 n Water st, 50x101.3, Unionport. Eliz T Devine to John Gallagher. Aug 13, 1907. other consid and 100

Webster av, n s, 175 w Woodlawn road, 50x120, vacant. Frederick P Fox to Amalia Pirk. Mort $4,000. Aug 12. Aug 14, 1907. 12:3331. other consid and 100

Washington av, Nos 1132 to 1138, s e s, 115 s 167th st, late 5th st, 134x91.6, except part for av, two 2-sty frame dwellings and vacant. Henry Hackmann to Eliz C Rottger and Mary F and Henry Hackmann. Mort $2,600. Aug 12. Aug 14, 1907. 9:2371. other consid and 100

Whitlock av, w s, 100 s Longwood av, 75x100, vacant. Abraham Davis to John W Cornish. Mort $1,800. Aug 9. Aug 12, 1907. 10:2729. nom

Woodycrest av, w s, 80.7 n 162d st, a strip, runs w 106.2 x n 0.5 x e 45.3 and 60.11 to av x s 0.2 to beginning. Wm P Dunn to Gertrude B Martin. Aug 9. Aug 12, 1907. 9:2511. nom

Webster av, s e cor 171st st, 25x93.8 to w s Mill brook x31x92.4, vacant, all of.

171st st, s s, at w s Mill brook, at point 92.4 e Webster av, runs s 31 x e 6 x n 31.5 to st x w 6 to beginning, vacant.
All title. Joseph P Alexander to Harry Bierhoff. Mort $5,250. July 26. Aug 10, 1907. 11:2896. nom

Washington av, No 2377, n w s, 50 s 186th st, 50x100, except part for av, 2-sty frame dwelling and vacant. Release dower. Gussie wife Herman Harvers to the F & M Schaefer Brewing Co. Aug 8. Aug 9, 1907. 11:3039. nom

Washington av, No 2159, w s, 412.3 s 182d st, 18x110, 2-sty frame dwelling. Chas J Rath to Emil W Boettcher. Mort $4,500. Aug 9. Aug 10, 1907. 11:3037. other consid and 100

*2d av, e s, 145 s 216th st, late 2d st, 30x100, Olinville. John W Kavanagh to Julius Bross and Stanislaus Pianka. Mort $2,000. Aug 1. Aug 9, 1907. other consid and 100

3d av, No 2701, w s, 80.9 s 144th st, runs n 23.7 x w 58.8 x w again 41.4 x s 23.6 x e 100 to beginning, 3-sty frame dwelling and store. Andrew Quinn to John M Gibson. Mort $20,000. Aug 7. Aug 9, 1907. 9:2324. other consid and 100

Same property. John M Gibson to Patrick McCarthy. Mort $20,000. Aug 9, 1907. 9:2324. other consid and 100

3d av, No 2712 | n e cor 144th st, 28x91.9x25x104.5, except part 144th st, No 587 | for 144th st, 3-sty brk tenement and store. Michael Faulhaber and ano EXRS, &c, Kate Faulhaber to Rudolph A Hofmann. Mort $12,000. Aug 15, 1907. 9:2306. 28,000

*Lots 89 and 504 map (No 1106) of Arden property. Mary E Weed et al to Lydia Taylor. Mort $4,000. July 9. Aug 9, 1907. other consid and 100

*Lot 60 block 22 same map. Release mort. Same to same. Aug 9. Aug 13, 1907. 358.75

*Lots 355, 356, 373 and 434 to 437 map (No 1106) of Arden property.

Lot 560 map (No 208) showing addition of Arden property.
Chas C Watkins Jr to Herman W Rapp. Mort $2,150. July 2. Aug 12, 1907. other consid and 100

Lots 4 and 16 on damage map to open Seabury pl, from Charlotte st to Boston road. Release mort. Crotona Realty Co to The City of N Y. July 19. Aug 15, 1907. 11:2967. nom

*Lots 10, 11, 17 and 18 map No 1158, of amended map 63 lots being sub-division of plots 23 and 25 of Classons Point. Herman Menaker to Henry L Maus. May 10. Aug 15, 1907. other consid and 100

Lot 125, map No 2 property at Yonkers belonging to Charles Drake, bounded s by a lane 25 ft wide extending from road from Kingsbridge to Williamsbridge to lands of Maria Shrady, on n by land Wm O Giles, w by lot 124 and e by lot 126, except part for Fort Independence st. Alice Sargeant to Anne Lawler. Aug 6. Aug 14, 1907. 12:3257 and 3258. nom

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*Parts lots 103 and 104 map No 2 of South Vernon Park, Cranford property, begins at n w cor lot 103, runs s 100 x e 50 x to e s lot 104 x n 100 x w — to beginning. Chas I Brusie to Emil Johanson. July 31. Aug 9, 1907. other consid and 100

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

Aug 9, 10, 12, 13, 14 and 15.

### BOROUGH OF MANHATTAN.

Allen st, No 17, store. I Schreiber to Louis Weiss; 3 years, from May 1, 1907. Aug 10, 1907. 1:300 ..... 870

Beaver st, No 21, all, except store. United Merchants Realty and Impt Co to Abraham Glassheim and ano; from Aug 15, 1907, to April 1, 1922. Aug 13, 1907. 1:11.. .. .... .. ....5,000 to 7,000

Broome st, Nos 298 and 300, all. Morris Shidlovsky INDIVID and EXR Isaac Shidlovsky to Julius Alexander; 3 years, from Aug 1 ,1907. Aug 13, 1907. 2:419... ..... .... .. .. ....9,688

Canal st, No 71, store, &c. Isaac Schrieber to John W Morrissey; 5 years, from May 1, 1907. Aug 15, 1907. 1:299.....3,200

Same property. Assign lease. John W Morrissey to DeWitt C Flanagan and ano as TRUSTEES. April 13. Aug 15, 1907. 1:299..... nom

Cannon st, Nos 119 and 121, store. Rosie Neidemberg and ano to Sam Lewin; 1 year and 8½ months, from Aug 15, 1907. Aug 15, 1907. 2:335..... 288

Catharine st, No 23, corner store, &c. Morris Shidlovsky to Barnett Falk; 1 year, from May 1, 1907 (with 2 years renewal at $1,260). Aug 15, 1907. 1:280.. ..... .....1,200

Charlton st, No 60, all. Frances A Knapp to Michael Ciruzzi; 3 1-12 years, from Apr 1, 1906. Aug 12, 1907. 2:580..750 and 800

Cherry st, No 101..... Oliver st, No 86.....
Assign lease. Michael Iorio to Saranac Realty Co. Aug 13, 1907. 1:251..... nom

Clinton st, Nos 70 and 72, cor Rivington st, cor store and basement. Joseph D Goldstein to Morris Weinstein; 5 11-12 years, from June 1, 1907. Aug 14, 1907. 2:349.....3,000

Cornelia st, s w cor 4th st, corner store and store adj. Gladys P Loewenstine to The Henry Elias Brewing Co; 7 years, from Oct 1, 1907. Aug 14, 1907. 2:589.....1,680 and 2,000

Elm st, Nos 30 and 32 | n w s, at s w s Pearl st, 49.7x73.2x50x
Pearl st, Nos 535 and 537 | 73.3, all. Abram M Clonney to C & M Envelope Co; 20 5-12 years, from May 1, 1907. Aug 10, 1907. 1:156 ..... taxes, &c, and 7,300

Forsyth st, Nos 55 and 57. Bill of sale. Assign lease, &c. Wm Zoll to Isaac Finkelstein. All title. June 26. Aug 15, 1907. 1:302..... nom

Forsyth st, Nos 55 and 57. Assign lease. Bill of sale, &c. William Kraftchak to Wm Zoll. May 1. Aug 14, 1907. 1:302...nom

Hudson st, No 434, all. Herman H F Vocke to Alex Forstein; 5 years, from May 1, 1907. Aug 12, 1907. 2:583 .....1,250

Mangin st, No 76, 21x100, all. Joseph Goldfine to David Goldfine; 8 months, from Sept 1, 1907 (4 11-12 years renewal). Aug 15, 1907. 2:323..... ...840

Mott st, No 154, south store. Leonardo Volpe to Sebastiano Ferrara; 2 5-12 years, from Apr 1, 1907. Aug 14, 1907. 2:470..420

Same property. Assign lease. Sebastiano Ferrara to Genaro Gregario. July 29. Aug 14, 1907. 2:470.....nom

St Marks pl, No 116 (8th st). Assign lease. Meaden Mrgyenow to Davies J Marshall. Aug 14. Aug 15, 1907. 2:435.....nom

Same property. Re-assign lease. Davies J Marshall to Meaden Mrgyenrow. Aug 15, 1907. 2:435..... .....nom

Spring st, No 177, store, &c. Julia A Gallagher to John Mariano; 10 years, from June 1, 1907. Aug 9, 1907. 2:502 .....1,100

Stanton st, No 114, store. Moritz Mulberg et al to Benzion Kukle; 3 years, from May 1, 1908. Aug 13, 1907. 2:412.... .....1,140

Washington st, No 609, all . John S Goetschius to S S Stafford, Inc, a corpn; 5 years, from Aug 8, 1907 (5 years' renewal). Aug 9, 1907. 2:602 ..... 3,000

Water st, Nos 652 and 654, all. Extension lease agreement. Anna Ensgraber to Bordens Condensed Milk Co; 5 years, from Mar 31, 1910. Aug 14, 1907. 1:260.. ... ... ... ... .....3,800

4th st, No 147 East. Assign lease. Martin Daab Jr and ano EXRS and TRUSTEES Martin Daab to Samuel Augenblick. July 31. Aug 10, 1907. 2:432 ..... 5,500

Same property. Assign lease. Samuel Augenblick to Hugo Cohn. ½ of right, title and interest. Aug 9. Aug 10, 1907. 2:432..nom

5th st, No 507 E, store, &c. Valentine Braun to Frederick Miller; 5 years, from May 1, 1907. Aug 10, 1907. 2:401 ....780 to 840

9th st, No 16 E, s s, 250 e 5th av, 25x93.11, all. TRUSTEES of Sailors Snug Harbor to Peter B Olney; 11 years, from May 1, 1907. Aug 10, 1907. 2:566 ..... taxes, &c, and 650

11th st, Nos 525 and 527 East, all. Margt A Pooler to Louis Sherman and ano; 9 10-12 years, from July 1, 1907. Aug 13, 1907. 2:405..... .....3,600 and 4,000

17th st, No 532 East, basement store. William Abrahams and ano to Patrick J McArdle; 4 9-12 years, from Aug 1, 1907. Aug 10, 1907. 3:974 ..... 552

18th st, No 503 E, n s, 64 e Av A, 26x82. Assign lease. James F Mulhall to Joseph A Eagan and ano. Aug 1. Aug 9, 1907. 3:976. ..... nom

21st st, Nos 535 and 537, n s, 450 w 10th av, 50x98.9. Clement C Moore to Charles Hofferberth; 21 years, from May 1, 1907; privilege 21 years renewal. Aug 9, 1907. 3:693 ..... taxes, &c, and 1,500 and 1,600

34th st, Nos 43 and 45 West | 1st loft. The Monolith Realty Co
35th st, Nos 62 and 64 West | to Van Orden Corset Co; 10 years, from Oct 1, 1907. Aug 10, 1907. 3:836.....9,000

43d st, No 68 West .....
6th av, No 699 .....
Assigns two leases. Pauline Kosofsky to Marcus Rosenthal. Aug 8. Aug 9, 1907. 5:1258 and 4:993 ..... 100

Same property. Assigns two leases. Aaron Kosofsky to Pauline Kosofsky. Aug 8. Aug 9, 1907. 5:1258—4:993.....100

48th st, No 15 West, n s, 275 w 5th av, 25x100.5, all. TRUSTEES of Columbia College to Matilda R L Bradford; 21 years, from Nov 1, 1905. | Aug 13, 1907. 5:1264.. .. ....taxes, &c, and 2,835

74th st, Nos 417 and 419 East. Assign lease. Wm Kroupa to John D Haase. Aug 14. Aug 15, 1907. 5:1469.. .. .. ....nom

Same property. Re-assign lease. John D Haase to William Kroupa. Aug 15, 1907. 5:1469.. .. ..... .... ..... ..... nom

117th st, Nos 428 and 432 East, all. Meyer Panish to Giuseppe Rusciano; 3 years, from Aug 1, 1909. Aug 9, 1907. 6:1710..4,200

125th st, No 524 West. Assign lease. John Allen to John D Haase. Mort $1,235. July 31. Aug 9, 1907. 7:1979 ..... nom

Same property. Re-assign lease. John D Haase to John Allen. Mort $—. Aug 1. Aug 9, 1907. 7:1979 ..... nom

125th st, No 53 West, 4-sty building. Chas H Dreyer to George Breng, of Far Rockaway, L I; 10 years, from Sept 1, 1907. Aug 15, 1907. 6:1723.. ..... .....3,200 and 3,500

144th st, No 236, s s, 250 w 7th av, 25x100. Assign tax lease and release claim, &c. U S Trust Co of N Y to Philip Reilly. Q C. July 27. Aug 10, 1907. 7:2029 .....nom

151st st, No 570 West. Assign lease. Max Shontal to Deidrich Huneke. June 10. Aug 12, 1907. 7:2082 ..... nom

Av C, Nos 99 to 103, north store. Sigmund Schnee to Edw I Wormser; 5 9-12 years, from Aug 1, 1907. Aug 14, 1907. 2:389...1,950

Amsterdam av, No 1500, n w cor 134th st, store, &c. Joseph Lichtenberg et al to Wm H Muller, from Sept 1, 1907, to Aug 31, 1917. Aug 14, 1907. 7:1988.. .... .. .... .. ....1,800 to 2,500

Amsterdam av, No 955, store, &c. Moses Selig to Adam Muller; from Aug 5, 1907, to July 1, 1913. Aug 14, 1907. 7:1861..... ..... ..2,200 and 2,400

Broadway, No 833, all. Mary R Goelet et al TRUSTEES Ogden Goelet to Joseph Keller and ano; 19 5-12 years, from Sept 1, 1907. Aug 9, 1907. 2:564 ..... taxes, &c, and 10,000

Broadway, Nos 667, 675 and 677 | w s, bet 3d st and Bleecker st,
Mercer st | 150x— to Mercer st, x175x—, "Broadway Central Hotel," all. Eugene Higgins to Daniel C Webb; 10 years, from Jan 1, 1910. Aug 14, 1907. 2:532....70,000

Same property. Agreement modifying above lease. Same with same. Oct 4, 1906. Aug 14, 1907. 2:532.. ..... ..... .....—

Columbus av, Nos 183 and 185 | corner store. Bernard J Kaplin to
68th st, No 77 W. | Peter F Woodruff; 13 years, from July 1, 1907. Aug 14, 1907. 4:1121.. .. .. ..2,400 and 2,700

Lenox av, No 120. Assign lease. Isaac Westervelt to Charles J Bruning, of Brooklyn. July 31. Aug 14, 1907. 6:1600.....nom

Lenox av, No 315, store, &c. John Shields to Arthur E Dudley; 5 years, from Aug 1, 1907. Aug 15, 1907. 7:1910....1,800 to 2,500

Lexington av, No 1813. Assign lease. Caroline A Wright INDIVID and as EXTRX John D Wright to Anton and Max Bencsetler. Mort $1,172.50. Aug 8. Aug 9, 1907. 6:1640 ..... nom

Madison av, s w cor 117th st. Assign lease. Joseph B Schwartz to Jacob Bader. Aug 7. Aug 9, 1907. 6:1622 ..... nom

St Nicholas av, Nos 47 and 49, all.. Samuel Einhorn to Wm C Poertner; from Aug 14, 1907, to Aug 31, 1912. Aug 10, 1907. 7:1822 ..... 6,400 and 6,500

West Broadway, No 32 | all. Henry N Kuesel to Adam Stecker;
Park pl, No 64 | 15 years and 22 days, from April 9, 1907. Aug 15, 1907. 1:127..$451 to $474 per month until May 1, 1909, and thereafter $3,000 and $3,500 per annum.. .....—

West End av, No 411, 8th floor. James A Campbell agent to Hugo Josephy; 3 years, from Oct 1, 1907. Aug 14, 1907. 4:1244..2,000

1st av, No 2070. Assign lease. Donato Scocozza to John D Haase. Aug 12. Aug 14, 1907. 6:1701.. ... ... ... ... ... ...nom

Same property. Re-assign lease. John D Haase to Donato Scocozza. Aug 13. Aug 14, 1907. 6:1701.. .. ..... ..... ....nom

1st av, No 240, n e cor 14th st, store, &c. Joseph McGinty to James Smith; from expiration of present lease to Mar 1, 1915. Aug 15, 1907. 3:946..... ... ..... ... ... ... .....1,550

1st av, No 2205, cor store. Donato Bracco et al to Felice Quagliariello; 4 9-12 years, from Aug 1, 1907. Aug 12, 1907. 6:1685. ..... ..... ..... ..... ..... ..... 1,200

1st av, No 1895, s w cor 98th st, all.. ..... ..... .....
98th st, Nos 334 and 336 East, rear ½ of basement.... .....
Besse C Clark to Jacob Stehl, Jr, & Co; 4 years, from May 1, 1907. Aug 13, 1907. 6:1669.... ..... .. .. .....4,600 and 4,800

1st av, No 2070, n e cor 107th st. Assign lease. Bill of sale, &c. Pasquale Pezza to Donato Scocozza. Aug 10. Aug 13, 1907. 6:-1701..... ... . ..... ... ... ... ... .. .. nom

2d av, No 2485. Assign lease. Adolph T Walter to George Kienzle. Aug 6. Aug 9, 1907. 6:1792 ..... nom

Same property. Re-assign lease. George Kienzle to Adolph T Walter. Aug 7. Aug 9, 1907. 6:1792 ..... nom

ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

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2d av, No 338. Assign lease. Alfred Reiss to Nicholas Zurlein and ano. Jan 25. Aug 13, 1907. 3:925.. .. .. .. .. ....nom
2d av, No 393. Assign lease. Emil Meserik to Charles and Emma Hoerber. Aug 12. Aug 13, 1907. 3:903.....nom
2d av, No 338. Assign lease. Nicholas Zurlein and ano to Peter Hussmann and ano. Aug 12. Aug 14, 1907. 3:925.. .. ....nom
2d av, No 2084, store, &c. Libbie Fleig to Lorenzo Capra; 4 4-12 years, from Aug 1, 1907. Aug 14, 1907. 6:1679.. .....456
3d av, No 134, store, &c. Josephine Buckignoni to Charles Thaler; 9 months, from Aug 1, 1907; 5 years renewal at $1,850. Aug 14, 1907. 3:870.....yearly rent 1,800
3d av, No 161, store, &c. Arthur Blue to Fred Haas; 5 years, from Aug 1, 1907. Aug 14, 1907. 3:897.. .. .. .. .. .. .. ....1,260
3d av, No 1962, south store. Caroline Holm to Nathan Feldbaum; 3 years, from May 1, 1907. Aug 9, 1907. 6:1635 .... 720
6th av, No 806, all. Cyrille Carreau to Myer Patts; 1 year, from May 1, 1906. Aug 9, 1907. 5:1261 ..... 2,400
Same property. Same to same; 5 years, from May 1, 1907. Aug 9, 1907. 5:1261 ..... 3,000
8th av, n w cor 149th st. Assign lease. John Dempsey to Thomas Fair. May 19, 1906. Aug 10, 1907. 7:2045 ..... nom
8th av, n w cor 149th st, —x—. Assign lease. Michael Cassidy to John Dempsey. May 19. Aug 10, 1907. 7:2045.....nom
8th av, No 2741, store. Abraham Arndt to Anna Siegel; 8 years, from Aug 1, 1907. Aug 15, 1907. 7:2045.....2,200 and 2,400
8th av, No 2307. Assign lease. Neil A Flannery to Patrick Doonan. Aug 12. Aug 13, 1907. 7:1950..... .... .....nom
8th av, s e cor 145th st, 1st loft. Fleischmann Realty and Construction Co to Charles Boschen and James Cleary; 5 years, from Sept 1, 1907. Aug 13, 1907. 7:2030.. .....1,600 to 2,300
10th av, n e cor 30th st, 25x100, all. Jeannette Ballantine et al EXRS, &c, John H Ballantine to William and Louis Moller; 5 years, from May 1, 1906. Aug 13, 1907. 3:728.. .. .. ....4,500
11th av, Nos 847 to 853 | s w cor 58th st, runs s 100.5 x w 150 x s
57th st | 100.5 to n s 57th st, x w 200 x n 100.5 x
58th st, Nos 600 to 608 | e 150 x n 100.5 to s s 58th st, x e 200 to beginning. Theo S Holmes to N Y Lumber Storage and Trucking Co; from Oct 1, 1907, to April 30, 1912, and 1914. Aug 15, 1907. 4:1105..on execution of lease $5,825 and thereafter taxes, &c, and $375 monthly.. .....
11th av, Nos 847 to 853 | s w cor 58th st, runs s 100.5 x w 150 x s
57th st | 100.5 to 57th st x w 200 x n 100.5 x e 150
58th st, Nos 600 to 608 | x n 100.5 to 58th st, x e 200 to beginning, except 57th st, n s, 150 w 11th av, runs w 100 x n 41.9 x e 100 x s 29.9 to beginning .....
57th st, n s, 150 w 11th av, runs n 29.9 x n w 101.3 x s 41.9 x e 100 to beginning .....
58th st and on R R track running into said premises described in 1st parcel. .....
Assigns three leases. Walter F Kilpatrick and N Y Lumber & Storage Co to Theo S Holmes, of Weehawken, N J. Q C. Aug 13. Aug 15, 1907. 4:1105.....nom
Same property. Assigns three leases. Frank J and Ringland F Kilpatrick to same. All title. Aug 13. Aug 15, 1907. 4:1105.nom

### BOROUGH OF THE BRONX.

*Jerome st, n w cor Maple av, Williamsbridge, all. Rachela Belotti to Antonio Lamberti; 3 years, from Aug 1, 1907. Aug 9, 1907 ..... 1,320
148th st, s s, 293.9 e Park av, 50x100. Assign tax lease. Joseph B See as County Treasurer of Westchester Co to Mary E Bird. June 14. Aug 13, 1907. 9:2336.....11.07
156th st, s s, 58 e 3d av, 42x147.4x42x141.4, all. Wm Jay and ano TRUS E Randolph Robinson to Bernard J MacCorry; 4½ years, from Nov 1, 1906. Aug 9, 1907. 9:2363 ..... 1,122
Bathgate av, No 2008, s e cor 179th st, store. Fannie M Haas to Ernesto Florio and ano; 5 2-12 years, from Mar 1, 1907. Aug 15, 1907. 11:3044 .....360 to 480
*Columbus av, No 433, n s, 25 e Fillmore st, store, &c, Samuel Leiman and ano to Aaron Leiman; 5 years, from May 1, 1907. Aug 13, 1907..... 420 to 660
Same property. Assign lease. Aaron Leiman to Henry R Hildebrandt. Aug 13, 1907..... 1,100
*Morris Park av, e s, 75 n Fillmore st. Assign lease. Wm Zoll to Emil Ossmann. All title. July 24. Aug 13, 1907... .. ..nom
Park av, No 2974, between 153d and 154th sts, all. Kate Rudden to John De Camillis; 5 years, from July 1, 1907. Aug 15, 1907. 9:2442..... 120
Union av, No 1087, corner store. Wm G Ringler to George Precht; 4 8-12 years, from Jan 1, 1907. Aug 13, 1907. 10:2670..... 720 to 900
Same property. Assign lease. George Precht to Henry Roll, Jr. July 11. Aug 13, 1907. 10:2670.... ..... .....nom
*Westchester av, s w cor Clasons Point road, 25x106.2x25x101.10, all. George Keller to Henry Baumann and ano, firm Baumann & Co; 5 years, from Aug 1, 1907. Aug 13, 1907.. .. .. .. ..1,500
*Same property. Assign lease. Henry Baumann and ano to Henry R Hildebrandt. Aug 7. Aug 13, 1907... .. ..... .....nom
West Farms road, Nos 1923 and 1925. Assign lease. Amelia Herdtfelder to Wm H Goodnow. Aug 7. Aug 9, 1907. 11:3016. ..... nom
3d av, Nos 3034 to 3038, s e cor 156th st, 136.10x100x147.4x100, all. Wm Jay and ano TRUS E Randolph Robinson to Bernard J MacCorry; 5 years, from May 1, 1911. Aug 9, 1907. 9:2363.. ..... 10,000

## MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

Aug 9, 10, 12, 13, 14 and 15.

### BOROUGH OF MANHATTAN.

Aichele, Julia with Henry Nembach. 87th st, No 354 East. Extension mort. June 28. Aug 15, 1907. 5:1549. nom
Aronowitz, David and Solomon Landes to Isabelle R Homans. 107th st, No 56, s s, 125 e Madison av, 25x100.11. Aug 14, 1907, 3 years, 5%. 6:1612. 25,000
Atlantic Realty Co to METROPOLITAN LIFE INS CO. Audubon av, Nos 289 and 291, s e cor 180th st, 38x95. Aug 13, due Nov 1, 1910, 5½%. Aug 14, 1907. 8:2152. 40,000
Atlantic Realty Co to METROPOLITAN LIFE INS CO. Audubon av, No 287, e s, 38 s 180th st, 37x95. Aug 13, due Nov 1, 1910, 5½%. Aug 14, 1907. 8:2152. 30,000
Atlantic Realty Co to METROPOLITAN LIFE INS CO. Audubon av, Nos 287 to 291, s e cor 180th st, 75x95. Certificate as to two morts aggregating $70,000. Aug 7. Aug 14, 1907. 8:2152.

Augenblick, Samuel to Chas Urz. 4th st, No 147, n s, 162.11 e 1st av, runs n 96.2 x e 25 x s 96.2 x e 25 x s 96.2 to n s 4th st x w 25 to beginning (?), probable error, said lot being 25 front and rear x96.2 on each side. Leasehold. P M. Aug 9, 3 years, 6%. Aug 10, 1907. 2:432. 3,000
Aldrich, James H and Robert L Harrison trus for Mary G E Aldrich with Charles Pieschel. 22d st, No 228, s s, 225 w 2d av, 15.8x98.9. Extension mort. Aug 6. Aug 9, 1907. 3:902. nom
Arnold Realty Co to Realty Mortgage Co et al. 96th st, s s, 225 w West End av, 125x100. Building loan. May 26, due Dec 1, 1908, 6%. Aug 9, 1907. 4:1253. 77,000
Affleck, James G trustee Chas Barlow with John Sasse. Manhattan av, No 28, e s, 75.11 s 102d st, 25x100. Extension mortgage. Aug 14. Aug 15, 1907. 7:1837. nom
Benerofe, Abraham to Marie Steindler. Ludlow st, No 146, e s, 200 n Rivington st, 25x89.4. Prior mort $37,250. Aug 12, 1907. due, &c, as per bond. 2:411. 4,000
Baker, John O with The Corporation for the Relief of Widows and Children of Clergymen of the P E Church in State N Y. Hamilton terrace, No 39. Extension mort. July 10. Aug 12, 1907. 7:2050. nom
Brener, Harry and David Schultz to Rosie Brener. Grand st, No 568, n s, 100 e Lewis st, 25x100. Aug 8, 11 months, 6%. Aug 9, 1907. 2:326. notes, 1,100
Buge, Reinhold M F to Morris H Feder and ano. 129th st, Nos 251 to 255, n s, 199 e 8th av, 76x99.11. P M. Aug 8, installs, 6%. Aug 9, 1907. 7:1935. 5,000
Bader, Jacob to De Witt C Flanagan and ano trus, &c. Madison av, No 1782. Saloon lease. Aug 7, demand, 6%. Aug 9, 1907. 6:1622. 3,000
Bergen Realty Co to North American Mortgage Co. Riverside Drive, No 92, e s, abt 100 n 81st st, runs e 105.8 x n 19.4 x w 111.5 to e s Riverside Drive x s 20.2 to beginning. Aug 9, demand, 6%. Aug 10, 1907. 4:1244. 45,000
Same to same. Same property. Certificate as to above mort. Aug 9. Aug 10, 1907. 4:1244.
Bachmann Brewing Co with The Maximilian Fleischmann Co. Houston st, Nos 223 anl 225, s w cor Essex st, Nos 183 and 185, runs w 50 x s 100 x e 25 x n 50 x e 25 to Essex st x n 50 to beginning. 2 subordination agreements. Aug 8. Aug 9, 1907. 2:412. nom
Bachrach, Abraham M to Joseph Bachrach. 118th st, No 344, s w s, 125 n w 1st av, 25x100. Prior mort $23,000. June 15, due Apr 15, 1910, 6%. Aug 9, 1907. 6:1689. 6,000

VERMILION MAHOGANY HAS NO SUPERIOR SEND FOR SAMPLES

American West African Trading Co., 66-68 Broad Street, New York

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Baum, Herman with United Hebrew Charities of City N Y. 114th st, No 26, s s, 99 w Madison av, runs s 50.11 x w 1 x s 50.11 x w 18 x n 100.11 to st x e 19 to beginning. Subordination mort. Aug 8. Aug 10, 1907. 6:1619. nom

Bussell, Bessie R, of New Haven, Conn, to Theresa Quinn. 50th st, No 313, n s, 137 e 2d av, 16.4x100.5. Aug 7, due Aug 13, 1909, 6%. Aug 15, 1907. 5:1343. 3,500

Bachman, Wm R, of Richmond Borough, N Y, to Helene Jacot. 47th st, No 517, n s, 250 w 10th av, 25x100.5. Leasehold. Aug 12, 5 years, 6%. Aug 15, 1907. 4:1076. 2,500

Bernstein, Benj to TITLE GUARANTEE AND TRUST CO. Hamilton st, No 7, n s, abt 90 e Catharine st, 14.2x50.8x14.2x50 e s. Aug 15, 1907, due, &c, as per bond. 1:253. 5,500

Same to Howard J Haslehurst. Same property. Prior mort $5,500. Aug 14, 2 years, 6%. Aug 15, 1907. 1:253. 1,000

Botstiber, Nina to Florence K Norman. 85th st, No 418, s s, 230.10 e 1st av, 29.2x102.2. Aug 12, installs, 6%. Aug 13, 1907. 5:1564. 1,200

Bingham (William H) Plumbing and Contracting Co to Atlantic Realty Co. 181st st, s s, 100 w Audubon av, 125x119.6. Building loan. Prior mort $182,500. Aug 7, demand, 6%. Aug 13, 1907. 8:2153. 15,000

Same to same. Same property. Certificate as to above mort. Aug 7. Aug 13, 1907. 8:2153. —

Cohen, Isadore to Henry Goldstein. 3d av, No 1847, e s, 25.9 n 102d st, 18x80. ½ part. Aug 12, 1907, due Feb 6, 1908, 6%. 6:1652. 1,000

Central Realty Co to Martha M Dederer. Amsterdam av, Nos 400 to 408, n w cor 79th st, No 201, 102.2x100. June 12, due Sept 15, 1907, 6%. Aug 9, 1907. 4:1227. 15,000

Capra, Lorenzo to Henry Elias Brewing Co. 2d av, No 2084. Saloon lease. Aug 12, demand, 6%. Aug 14, 1907. 6:1679. 550

Ciancimino, Peter to Annie Goldflam. 70th st, No 320, s s, 236.1 w West End av, 18.2x100.4. Aug 12, 2 years, 5½%. Aug 13, 1907. 4:1181. 1,900

Currie, Minnie S to METROPOLITAN TRUST CO. 78th st, No 306, s s, 112 w West End av, 18x102.2. Aug 8, 3 years, —%. Aug 13, 1907. 4:1186. 15,000

Clauss, Heinrich and Emilie exrs John Clauss to EASTERN DISTRICT SAVINGS BANK of City of Brooklyn. Sheriff st, No 89, w s, abt 145 s Stanton st, 25x100. Aug 12, due Nov 1, 1908, 5½%. Aug 13, 1907. 2:339. 8,000

Carroll, Ellen J with LAWYERS TITLE INS AND TRUST CO. 24th st, No 314 East. Extension mort. Aug 13. Aug 15, 1907. 3:929. nom

Carroll, Ellen J to Abraham Goldsmith. 24th st, No 314, s s, 212.6 e 2d av, 18.9x98.9. Prior mort $5,000. Aug 15, 1907, 3 years, 4½%. 3:929. 1,000

Capstick, Eleanor A, of Brooklyn, N Y, to Edward R Cohn Realty Operating Co. St Nicholas av, No 947, w s, 51.9 s 158th st, 77.8 x82.7x74.10x61.11. P M. Prior mort $65,000. Aug 9, due Mar 14, 1909, 6%. Aug 13, 1907. 8:2108. 10,000

Cruikshank, James H to CORN EXCHANGE BANK. Beach st, No 10, s s, abt 122.2 w West Broadway, 27.3x73.7x25x85 w s. P M. Aug 15, 1907. 1 year, 6%. 1:190. 15,000

Congregation Shebat Achim, a corpn, to Harris Rosenblum. Ridge st, No 26, e s, 125 s Broome st, 25x72. Aug 14, installs, 6%. Aug 15, 1907. 2:341. 2,000

D'Onofrio, Rocco to Wm Jay and ano exrs E Randolph Robinson. Pleasant av, No 279, s w cor 115th st, No 466, 24.4x75.7. Aug 12, due Sept 1, 1912, 5%. Aug 13, 1907. 6:1708. 18,000

Dowling, Michael to Frances E Coleman. 70th st, No 227, n s, 294 w Amsterdam av, 19x100.5. P M. Prior mort $15,000. Aug 9, due, &c, as per bond. Aug 10, 1907. 4:1162. 7,000

Dan, Abraham and Isaac Wolf and Minnie Goldstein to Louis Davidson. Division st, No 244, n s, abt 85 e Attorney st —x 64x25x76. Prior mort $20,000. Aug 1, due Feb 1, 1911, 6%. Aug 10, 1907. 1:315. 8,000

Dreyer, Charles H to Frank J Heaney. 125th st, No 53, n s, 285 e Lenox av, 20.6x99.11; Washington st, Nos 385 and 387, e s, 39.11 x59.1x39.11x59.5 s s. April 27, 1 year, 6%. Aug 12, 1907. 6:1723; 1:216. 30,000

Davidov, Ray to American Mortgage Co. 134th st, No 115, n s, 250 w Lenox av, 25x99.11. Aug 12, 1907, 5 years, 5%. 7:1919. 14,000

Same to same. Same property. Prior mort $14,000. Aug 12, 1907, 1 year, 6%. 7:1919. 1,000

Dike, Fanny H to Waldo Hutchins. 158th st, No 648, s s, 805.6 w Broadway, 19.6 to a lane, x100. Aug 9, 3 years, 5%. Aug 12, 1907. 8:2134. 2,000

Eid, Bartholomon to Beadleston & Woerz. 151st st, No 570 (598) West. Saloon lease. Aug 2, demand, 6%. Aug 12, 1907. 7:2082. 3,361.97

Eiseman, Saml to N Y LIFE INS CO. Grand st, No 75, s s, 40 e Wooster st, 22x75; Grand st, No 77, s s, 62 e Wooster st, 22x96. Aug 8, 5 years, 5%. Aug 9 1907. 1:229. 85,000

Elias (Henry) Brewing Co with TITLE GUARANTEE & TRUST CO. Bleecker st, Nos 189 to 195, n w cor Macdougal st, Nos 91 and 93, 75x74. Subordination agreement. July 29. Aug 10, 1907. 2:542. nom

Ershowsky, Sarah to Saml Ershowsky. Ludlow st, No 151, w s, 125.4 s Stanton st, 25x87.6. Prior mort $18,000. Aug 12, 3 years, 6%. Aug 13, 1907. 2:441. 8,000

Epstein, Philip to Francis H Ross. 129th st, No 111, n s, 165 e Park av, 25x99.11. Prior mort $9,000. Aug 9, 2 years, 6%. Aug 13, 1907. 6:1778. 4,000

Flatto, Louis to Jakob Loeb. 3d st, Nos 345 and 347, n s, 75 e Av D, 40.2x96x40x96. P M. Prior mort $47,500. Aug 15, 1907, 4 years, 6%. 2:357. 15,500

Frankel, Julius to GERMAN SAVINGS BANK in City N Y. 2d st, No 191, s s, 171.10 w Av B, 18.8x105.5. Aug 15, 1907, 3 years, 5%. 2:397. 12,000

Fogarty, Michael to Lucy D Rice. 33d st, No 531, n s, 350 w 10th av, 71.2x98.9x78.7x99. P M. Aug 1, 5 years, 5%. Aug 13, 1907. 3:705. 30,000

Friedman, Harris to Harris Mandelbaum and ano. 122d st, s s, 200 e Broadway, 125x90.11. P M. Prior mort $125,000. Aug 6, demand, 6%. Aug 13, 1907. 7:1976. 31,850

Freyer, Joseph to D Willis James. Amsterdam av, s e cor 87th st, Nos 174 and 176, runs e 97.6 x s 116.5 x w 7.6 x s 10 x w 90 to av, x n 126.5. P M. Aug 5, 5 years, 5%. Aug 13, 1907. 4:1217. 165,000

Forsythe, John, a corpn, with the BANK FOR SAVINGS. Broadway, No 865. Extension mort. July 10. Aug 13, 1907. 3:846. nom

Fitzpatrick, Julia to BOWERY SAVINGS BANK. Morningside av, E, No 149, e s, 124.11 n 125th st, 25x100. Aug 13, 5 years, 4½%. Aug 14, 1907. 7:1952. 2,000

Franklin, Frank M to Francis A Lederle. 10th st, No 205, n s, 105 e 2d av, runs n 25 x w 17 x n 25 x e 37 x s 50 to st, x w 20 to beginning. P M. Prior mort $10,000. Aug 1, due Aug 1, 1920, 6%. Aug 14, 1907. 2:452. 6,500

Franco, Nicholas to F & M Schaefer Brewing Co. 110th st, Nos 245 and 249 East. Saloon lease. Aug 14, 1907, demand, 6%. 6:1660. 800

Fischer, Saml to United Hebrew Charities, a corporation. 114th st, No 26, s s, 99 w Madison av, runs s 50.11 x w 1 x s 50 x w 18 x n 100.11 to st x e 19 to beginning. Aug 9, 5 years, 5%. Aug 10, 1907. 6:1619. 15,000

Frank, Henry to Paulina Shary extrx Vincent Shary. Av A, No 1623, w s, 77.2 n 85th st, 25x94. P M. Prior mort $20,000. Aug 8, due Aug 1, 1911, 6%. Aug 9, 1907. 5:1565. 4,500

Finkbeiner, Ernst to Vincent Shary. Av A, No 1623, w s, 77.2 n 85th st, 25x94. Certificate as to payment of $2,400 on account of mortgage. July 19. Aug 9, 1907. 5:1565. —

Fogliasso John L, Antonia Prato and Joseph Raffo and John Garbarino to TITLE GUARANTEE & TRUST CO. Bleecker st, Nos 189 to 195, n w cor Macdougal st, Nos 91 and 93, 75x74. Building loan. Aug 7, 1 year, 6%. Aug 10, 1907. 2:542. 90,000

Felt Construction Co to Michael Coleman. 27th st, Nos 114 and 116, s s, 200 w 6th av, 43.9x98.9. Building loan. May 17, due May 1, 1909, 6%. Aug 10, 1907. 3:802. 100,000

Fitzpatrick, Julia with BOWERY SAVINGS BANK. Morningside av E, No 149. Extension mortgage. Aug 13. Aug 15, 1907. 7:1952. nom

Gregario, Genaro to Lion Brewery. Mott st, No 154. Saloon lease. July 29, demand, 6%. Aug 14, 1907. 2:470. 628

Gilmore, Martin to Jetter Brewing Co. Lexington av, No 140. Saloon lease. May 7, demand, 6%. Aug 12, 1907. 3:885. 1,813.29

Goldstein, Joseph to Adolph E Lux. 25th st, Nos 406 and 408, s s, 112 e 1st av, 38x98.9. Aug 12, 1907, 1 year, 6%. 3:956. 1,000

Granite, Liugi to Duncan Smith. 116th st, No 344, s s, 175 w 1st av, 16.8x100.11. Aug 7, 5 years, 5%. Aug 10, 1907. 6:1687. 7,000

Greimel, Frank to Lion Brewery. 3d av, No 1883. Saloon lease. June 24, demand, 6%. Aug 14, 1907. 6:1654. 5,474.50

Goldfarb, Hyman to CENTRAL TRUST CO of N Y. 116th st, Nos 58 to 62, s s, 130 e Madison av, 3 lots, each 20x100.11. 3 morts, each $19,000. Aug 12, 5 years, 5%. Aug 13, 1907. 6:1621. 57,000

Goldfarb, Hyman to Edmund E Murphy exr Elsie S Murphy. 116th st, No 64, s s, 190 e Madison av, 20x100.11. Aug 1, 3 years, 5%. Aug 13, 1907. 6:1621. 19,000

Goldstein, Annie and Philip Jager to Moritz Muldberg and ano. Stanton st, No 114, n s, 44 w Essex st, 22x80. P M. Prior mort $22,000. Aug 14, 4 years, 6%. Aug 15, 1907. 2:412. 8,000

Goldstein, Schaja to Dora Lichtenstein. 5th st, No 751, n s, 82.3 w Av D, 34.4x97. P M. Prior mort $35,000. Aug 15, 1907, 4 years, 6%. 2:375. 4,625

Hurewitz, Marks to Eliese Weber. 98th st, No 172, s s, 74 e Amsterdam av, 26x100.11. P M. Prior mort $14,000. Aug 15, 1907, 5 years, 6%. 7:1852. 6,000

Hornstein, Sophie to Annie Berger. Broome st, No 70, n s, 25 w Cannon st, 25x75. ½ part. All title. Aug 15, 1907, 4 years, 5%. 2:332. 500

Hunt, Wm R to TITLE GUARANTEE & TRUST CO. 34th st, No 426, s s, 280 w 9th av, 20x98.9. Aug 8, due, &c, as per bond. Aug 9, 1907. 3:731. 7,000

Hyman, Jacob to Arpad Wellish. 115th st, No 167, n s, 150 e Lexington av, 12.6x100. Prior mort $7,350. Aug 1, due, &c, as per bond. Aug 9, 1907. 6:1643. 1,000

Hyman, Jacob to Charles Schoenstein. 115th st, No 167½, n s, 162.6 e Lexington av, 12.6x100. Prior mort $6,850. Aug 1, due, &c, as per bond. Aug 9, 1907. 6:1643. 1,000

Harding, Robt C to Carolina T Paterno. Morningside av West, Nos 54 to 57, s w cor 116th st, No 400, 100.11x90. P M. Prior mort $170,000. July 8, due, &c, as per bond. Aug 10, 1907. 7:1867. 40,000

Hyman, Jacob to Arpad Wellish and ano. Park av, Nos 1668 and 1670, w s, 100.11 n 117th st, 50.5x90. P M. Prior mort $48,000. Aug 1, due, &c, as per bond. Aug 9, 1907. 6:1623. 4,500

Hill, Wm R to FARMERS' LOAN & TRUST CO. 14th st, No 316, s s, abt 225 w 8th av, 25x103.1. Aug 9, 1907, 3 years, —%. 2:629. 15,000

Hyman, Samuel J to Abraham Morris. 101st st, No 124 (426), s s, 350 w Columbus av, 25x100.11. Prior mort $19,000. April 15, 3 years, 6%. Aug 12, 1907. 7:1855. 4,500

Hyman, Rose to Eliz R Delafield. 58th st, No 46, s s, 150 e Madison av, 25x100.5. June 15, 5 years, 5%. Aug 12, 1907. 5:1293. 42,000

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Hoffman, Rachel to Saml Richelson. 11th st, No 515, n s, 195.6 e Av A, 25x103.3. Prior mort $21,900. Aug 13, 2 years, 6%. Aug 14, 1907. 2:405. 2,500

Killalea, Margt MacD to Joseph Finger. 16th st, No 653, n s, 88 w Av C, 16.8x92. Prior mort $5,000. July 26, due Jan 1, 1910, 6%. Aug 9, 1907. 3:984. 2,000

Klein, Katie M to TITLE GUARANTEE & TRUST CO. 131st st, No 262, s s, 190 e 8th av, 15x99.11. Aug 8, due, &c, as per bond. Aug 9, 1907. 7:1936. 5,000

Klett, Maria with The Maximilian Fleischmann Co. Houston st, Nos 223 and 225, s w cor Essex st, Nos 183 and 185, runs w 50 x s 100 x e 25 x n 50 x e 25 to w s Essex st x n 50 to beginning. Subordination agreement. Aug 8. Aug 9, 1907. 2:412. nom

Kroehle, Fredk W with TITLE GUARANTEE & TRUST CO. Bleecker st, Nos 189 to 195, n w cor Macdougal st, Nos 91 and 93, 75x74. Subordination agreement. July 29. Aug 10, 1907. 2:542. nom

Kimber, Wm F to FARMERS LOAN & TRUST CO. 14th st, No 316, s s, abt 225 w 8th av, 25x103.1. Subordination agreement. Aug 9, 1907. 2:629. nom

Kinsella, Clinton W to J Clarence Brennan. 116th st, No 420, s s, 225 e Amsterdam av, 50x100.11. Aug 9, 1907, 2 years, 6%. 7:1867. 13,000

Kutisker, Wolf and Barney Solomon to Frank M Franklin. 10th st, No 205, n s, 105 e 2d av, runs n 25 x w 17 x n 25 x e 37 x s 50 to st, x w 20 to beginning. P M. Aug 13, 6 months, 6%. Aug 14, 1907. 2:452. 1,000

Koenig, Chas H to TITLE GUARANTEE AND TRUST CO. 27th st, No 221, n s, 221.8 w 7th av, 21.6x98.9. Aug 13, due, &c, as per bond. Aug 14, 1907. 3:777. 7,000

Krakower, Gerson M with Abraham and Saml Gordon. 84th st, Nos 320 and 322 West. Extension mort. Aug 12. Aug 14, 1907. 4:1245. nom

Klein, Sigmund to John F Volck. 103d st, No 151, n s 352 e Amsterdam av, 31.3x101x32.1x100.11. Aug 14, 1907, 5 years, 5%. 7:1858. 30,000

Kramer, Max J and Henry Rockmore to Harris Mandelbaum and ano. 3d av, Nos 474 and 476, w s, about 50 n 32d st, 2 lots, each 24.8x100. P M. Prior mort $42,500. Aug 13, 2 years, 6%. Aug 14, 1907. 3:888. 7,500

Same to Clara H Gould et al. Same property. P M. Aug 13, 2 years, 5%. Aug 14, 1907. 3:888. 42,500

Kopf, Henry with Saint Marys Free Hospital for Children. Charles st, Nos 25 and 27. Extension mort. July 31. Aug 13, 1907. 2:612. nom

Koenig, John with Saint Marys Free Hospital for Children. Amsterdam av, No 490. Extension mort. Aug 1. Aug 13, 1907. 4:1231. nom

King, Herman and Martin to TITLE GUARANTEE AND TRUST CO. 8th av, Nos 975 to 979, w s, 25.5 n 57th st, 75x100. Aug 12, due, &c, as per bond. Aug 13, 1907. 4:1048. 125,000

Kilvert, Thomas, of Pelham Manor, N Y, to EMIGRANT INDUST SAVINGS BANK. 148th st, No 540, s s, 324.11 e Broadway, 17.1x99.11. Aug 15, 1907, 3 years, 5%. 7:2079. 10,000

Kahn, Erkan and Julius Frankel with the GERMAN SAVINGS BANK, N Y. 2d st, No 191. Subordination agreement. May 27. Aug 15, 1907. 2:397. nom

Kommel, Louis M to Gertrude R de Chezelles. Bowery Extension or Pearl st, No 354, s e s, 64.3 n Franklin square, runs s e 60 to alley, x s 14 x — 15 x n w 59 to Pearl st, x n e 23.4 to beginning, with use of alley. P M. Aug 15, 1907, 5 years, 5%. 1:112 20,000

Same to Daniel F Mahony. Same property. P M. Prior mort $20,000. Aug 15, 1907, 5 years, 6%. 1:112. 4,500

Keenan, Annie M to Percy D Adams. 117th st, No 508, s s, 98 e Pleasant av, 25x100.10. Aug 15, 1907, due Nov 15, 1907, 6%. 6:1715. 1,000

Korn, Henry H, of Mt Vernon, N Y, to Albert T Scharps. 47th st, No 256, s s, 175 e 8th av, 25x100.5. Prior mort $18,000. Aug 15, 1907, 2 years, 6%. 4:1018. 3,000

Lafrentz, Chas with Julius J Kauder. East End av, No 93. Extension mort. July 1. Aug 15, 1907. 5:1590. nom

Lange, Gustav, Jr, to Eugene Vallens. 99th st, No 252, s s, 175 e West End av, 16.8x100.11. P M. Aug 13, 3 years, 6%. Aug 15, 1907. 7:1870. 3,000

Levinsohn, David to Lion Brewery. 1st av, No 857. Saloon lease. Aug 7, demand, 6%. Aug 14, 1907. 5:1340. 950

Ludwig, Bernhard J to Jacob Schoolhouse. 24th st, Nos 125 and 127, n s, 80 w Lexington av, 45x98.9. Aug 10, 2 years, 6%. Aug 14, 1907. 3:880. 10,000

Lyman, Emma B to BOWERY SAVINGS BANK. 63d st, No 105 East. Extension mort. Aug 7. Aug 12, 1907. 5:1398. nom

Lipkowitz, Jacob D to Katharina Denner. 111th st, No 225, n s, 284.11 e 3d av, 25x100.11. Aug 12, 1907, 5 years, 6%. 6:1661. 7,500

Lubetkin, Sarah to Max Lubetkin. Hester st, No 25, n s, abt 78 e Norfolk st, 25x100. Aug 26, 1896, due Aug 1, 1901, 6%. Aug 9, 1907. 1:312. 12,000

Ludin Realty Co to METROPOLITAN SAVINGS BANK. 12th av, No 660, n e cor 49th st, Nos 643 to 649, runs n 117 x e 100 x s 17 x e 50 x s 100 x w 150 to beginning. Aug 6, 5 years, 5½%. Aug 12, 1907. 4:1097. 55,000

Same to same. Same property. Consent to above mort. Aug 2. Aug 12, 1907. 4:1097. —

Same to same. Same property. Certificate as to above mort. Aug 2. Aug 12, 1907. 4:1097. —

Leis, Henry to EMIGRANT INDUSTRIAL SAVINGS BANK. 3d av, No 1447, e s, 42 s 82d st, 20x70. Aug 9, 1907, 3 years, 5%. 5:1527. 15,000

Miller, Charles to David Fine. Ludlow st, No 45, w s, 175 n Hester st, 25x87.6. Aug 9, due May 9, 1908, 6%. Aug 10, 1907. 1:309. 1,000

McElroy, Daniel S with TITLE GUARANTEE & TRUST CO. Bleecker st, Nos 189 to 195, n w cor Macdougal st, Nos 91 and 93, 75x74. Subordination mort. July 30. Aug 10, 1907. 2:542. nom

Mills, Charles L to Anna A Phyfe. 128th st, No 28, s s, 310 w 5th av, 75x99.11. P M. Prior mort $90,000. Aug 6, 1 year, 6%. Aug 9, 1907. 6:1725. 25,000

Moran, Margt as trustee and individual and Mary F and Edw J to Nellie K Reed. 40th st, No 322, s s, 300 e 2d av, 25x98.9. June 17, 1 year, 5%. Aug 9, 1907. 3:945. 2,000

Meyer, Abraham and Mortimer to Estates Settlement Co. 81st st, No 345, n s, 175 w 1st av, 25x102.2. Prior mort $6,000. Aug 7, due, &c, as per bond. Aug 9, 1907. 5:1544. 1,000

Milano, Angela M to Teresa Pantozzi and ano. 106th st, No 311, n s, 200 e 2d av, 25x100.11. Prior mort $16,000. July 29, 2 years, 6%. Aug 12, 1907. 6:1678. 1,200

Moser, Arthur G F to FARMERS LOAN AND TRUST CO. 57th st, No 19, n s, 72 w Madison av, 23x100.5. P M. Aug 14, 1907, 3 years, —%. 5:1293. 75,000

MUTUAL LIFE INSURANCE CO OF N Y with Thomas R Manners. 89th st, No 336, s s, 181.3 e Riverside Drive, 20x100.8. Extension mortgage. Aug 2. Aug 15, 1907. 4:1250. nom

Meryash, Louis and Ella Drohen to Robt McGill. 127th st, n s, 267.8 w Broadway, runs w 125 x n 146.11 x n e 28 x n 30.1 x s e 109.3 x s 150 to beginning. See Cons. Aug 12, due Jan 1, 1908, 6%. Aug 13, 1907. 7:1995. 16,250

Meryash, Louis and Ella Drohen to Robert McGill. Manhattan st, s w s, 375 n w Broadway, 41x150. See Cons. Aug 12, due Jan 1, 1908, 6%. Aug 13, 1907. 7:1995. 3,690

Muller, Adam F to Lion Brewery. Amsterdam av, No 955. Saloon lease. Aug 6, demand, 6%. Aug 14, 1907. 7:1861. 6,000

Muller, Wm H and Jennie to Lion Brewery. Amsterdam av, No 1500. Saloon lease. Aug 5, demand, 6%. Aug 14, 1907. 7:1988. 3,700

Meyer, Mortimer to Wilson Mizner. 81st st, No 345, n s, 175 w 1st av, 25x102.2. Prior mort $12,000. Aug 9, due Sept 1, 1909, 6%. Aug 14, 1907. 5:1544 6,450

Maran, Harris and Ely to Harry Miller. Manhattan st, Nos 39 and 41, n s, 204.11 e Amsterdam av, 40x100. Prior mort $45,000. Aug 9, 5 years, 6%. Aug 13, 1907. 7:1966. 13,000

Maran, Harris and Ely to Harry Miller. Manhattan st, Nos 43 and 45, n s, 165.1 e Amsterdam av, 40x100x40.6x100. Prior mort $45,000. Aug 9, 5 years, 6%. Aug 13, 1907. 7:1966. 13,000

Moritz, Herman H to Lina Jacoby et al trustees Herman Jacoby. 126th st, No 73, n s, 126 e Lenox av, 17x99.11. Aug 10, due Sept 1, 1910, 5%. Aug 13, 1907. 6:1724. 10,500

Murray, Thos F to Andrew S Hamersley. Greenwich st, No 53, e s, 84.6 s Edgar st, 25.3x25.8 to w s Church st or Trinity pl, No 10, x25.2x31.10. P M. Aug 5, 3 years, 5%. Aug 15, 1907. 1:19. 19,000

Maspero, Carlo to Mina Daiker. St Nicholas av, No 701, e s, 48.5 n 145th st, 19x110. P M. Aug 14, 5 years, 5%. Aug 15, 1907. 7:2053. 18,000

N Y LIFE INS CO with Geo H Curtis. 81st st, No 110, s s, 646 e Amsterdam av, 21.10x102.2x25x102.2. Extension mort. July 24. Aug 13, 1907. 4:1211. nom

N Y LIFE INS CO with Seligman and Bessie Hanau. 5th av, No 2210, w s, 74.11 n 134th st, 25x110. Extension mort. July 30. Aug 13, 1907. 6:1732. nom

Nieberg, Benj to Eliz H Gates. 128th st, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11. Aug 9, due, &c, as per bond. Aug 10 1907. 6:1752. gold 50,000

O'Neil, Jane, Annie E, Emma L and Martha J to Emma A Ramsay. 168th st, No 502, s s, 100 w Amsterdam av, 16.8x95. P M. Aug 10, due, &c, as per bond. Aug 12, 1907. 8:2123. 4,500

Personette, Sophia to BROADWAY SAVINGS INST of City N Y. 136th st, No 203, n s, 100 w 7th av, 17x99.11. Aug 15, 1907, due Aug 1, 1910, 5%. 7:1942. 12,000

Pecora, Domenico G to TITLE GUARANTEE AND TRUST CO. 116th st, No 447, n s, 119 w Pleasant av, 25x100.11. Aug 12, due, &c, as per bond. Aug 13, 1907. 6:1710. 17,000

Putnam, Chas R L with Saint Mary's Free Hospital for Children. Lexington av, No 354, n w cor 40th st, 20.6x25. Extension mort. Aug 1. Aug 13, 1907. 5:1295. nom

Pullman Co to Erie Railroad Co. Rolling stock, &c Equipment agreement, car lease, &c. Mar 20, due Aug —, 1912, 5%. Aug 12, 1907. Gold bonds. 501,960

Pancoast, Archer V trustee for Minnie A Pancoast with Henrietta M Montross. 130th st, No 224, s s, 282.6 w 7th av, 17.6x99.11. Extension mort. June 7, 1905. Aug 10, 1907. 7:1935. nom

Portman, Isaac, of Brooklyn, N Y to Joseph Nordenschild. 102d st, Nos 326 to 330, s s, 175 w 1st av, 75x100.11. Aug 1, due Nov 1, 1909. Aug 9, 1907, 6%. 6:1673. 9,000

Quagliarillo, Felice to Jetter Brewing Co. 1st av, No 2205. Saloon lease. Aug 7, demand, 6%. Aug 12, 1907. 6:1685. 1,000

Robertson, John and Wm Gammie to Henry Ungrich, Jr., and ano exrs Henry Ungrich. Audubon av, No 26, w s, 63 n 166th st, 37x70. Aug 12, 1907, 5 years, 5%. 8:2124. 24,000

Rosner, Hyman to Isidor Koplik. Mangin st, No 29, w s, 150 n Broome st, 25x100. Prior mort $20,000. Aug 14, 7 years, 6%. Aug 15, 1907. 2:322. 20,000

Rusciano, Joseph or Giuseppe to De Witt C Flanagan and ano. 117th st, Nos 428 and 432 East. Saloon lease. Aug 7, demand, 6%. Aug 9, 1907. 6:1710. 2,000

Ryan, Catharine C to EMIGRANT INDUST SAVINGS BANK 118th st, No 342, s s, 150 w 1st av, 25x100.10. Aug 14, 1907, 5 years, 4½%. 6:1689. 2,000

Rosenberg, Herman to Lion Brewery. Av D, No 56, s e cor 5th st, No 802. Saloon lease. Aug 2, demand, 6%. Aug 14, 1907. 2:360. 700

Rosenthal, Louis to August K Kappes. Broome st, No 301, s s, abt 68 e Forsyth st, 21.11x87.6. Aug 13, 3 years, 5%. Aug 14, 1907. 2:418. 25,000

Resler, Rubin to Abraham I Levy. Essex st, No 102, e s, 89.2 n Delancey st, 18.10x75.1x18.11x75.1. P M. Prior mort $14,000. Aug 14, 4 years, 6%. Aug 15, 1907. 2:353. 3,875


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Russek & Klinger Realty Co to Simon Russek. 3d st, Nos 390 to 396, s w cor Goerck st, Nos 157 to 161, 100.10x90.1x100x77.4. 2-3 part. Prior mort $70,000. Given to secure payment for alterations. Aug 6, 3 years, 6%. Aug 9, 1907. 2:356. 8,000

Ripley Realty Co to BOWERY SAVINGS BANK. Amsterdam av, Nos 261 to 267, n e cor 72d st, No 169, 102.2x118. Aug 12, 3 years, 4½%. Aug 15, 1907. 4:1144. 675,000

Same to same. Same property. Consent to above mort. Aug 14. Aug 15, 1907. 4:1143. —

Same to same. Same property. Certificate as to above mort. Aug 14. Aug 15, 1907. 4:1144. —

Same to City Investing Co. Same property. Prior mort $675,000. Aug 12, due, &c, as per bond. Aug 15, 1907. 4:1144. 325,000

Same to same. Same property. Certificate as to above mort. Aug 14. Aug 15 ,1907. 4:1144. —

Same to James A Maxwell. Same property. Prior mort $1,000,000. Aug 14, demand, 6%. Aug 15, 1907. 4:1144. 25,000

Same to same. Same property. Consent to above mort. Aug 14. Aug 15, 1907. 4:1144. —

Same to same. Same property. Certificate as to above mort. Aug 14. Aug 15, 1907. 4:1144. —

Rapelye, Louisa to Timothy E Wilcox trustee Clara B Wilcox. 118th st, No 429, n s, 284 w Pleasant av, 21.2x100.11. Aug 15, 1907, 3 years, 5%. 6:1806. 2,000

Sheehan, Mary J to Jetter Brewing Co. 59th st, No 214 East. Saloon lease. Aug 7, demand, 6%. Aug 12, 1907. 5:1332. 400

Schumann, Fred S to Liebenthal Construction Co. 85th st, Nos 550 and 552, s s, 115 w East End av, 33x102.2. P M. Prior mort $30,000. Aug 1, 5 years, 6%. Aug 9, 1907. 5:1581. 15,000

Shine, Thomas J to EMIGRANT INDUSTRIAL SAVINGS BANK. 81st st, No 240, s s ,80 w 2d av, 24x76.7. Aug 9, 3 years, 4½%. Aug 10, 1907. 5:1526. 4,000

Scoville, Agnes M to Milton Realty Co. Lexington av, No 645, e s, 75.5 n 54th st, 25x100. P M. Prior mort $23,000. Aug 1, due, &c, as per bond. Aug 9, 1907. 5:1309. 4,500

South New York Building Co to TITLE GUARANTEE & TRUST CO. Certificate as to mort for $30,000 on land in Richmond Co, N Y. Aug 8. Aug 9, 1907. General morts. —

Sherman, Louis and Fannie Waller to Herman Stark. 12th st, No 433, n s, 172.9 w Av A, 24.3x103.3. Prior mort $29,500. Aug 1, 2 years, 6%. Aug 10, 1907. 2:440. 2,000

Schilling, Henry F, of Fort Lee, N J, to Maximilian Fleischmann Co. Essex st, Nos 183 and 185, s w cor Houston st, Nos 223 and 225, runs w 50 x s 100 x e 25 x n 50 x e 25 to Essex st x n 50 to beginning. Aug 8, due, &c, as per bond. Aug 9, 1907. 2:412. 50,000

Spector, Jennie, of Brooklyn, N Y, to Elka Wacht. Norfolk st, No 75, w s, 100.4 n Broome st, 25.4x100.3x25.4x100.1. P M. Prior mort $26,000. Aug 12, 5 years, 6%. Aug 14, 1907. 2:352. 13,000

Strauss, Herman to TITLE GUARANTEE AND TRUST CO. St Nicholas av. Nos 1344 to 1350, e s, 36.5 n 177th st, 2 lots, each 39x100. 2 morts, each $27,000. Aug 14, 1907, due, &c, as per bond. 8:2133. 54,000

Strauss, Herman to TITLE GUARANTEE AND TRUST CO. St Nicholas av, Nos 1352 and 1354, e s, 36.5 s 178th st, 39x100. Aug 14, 1907, due, &c, as per bond. 8:2133. 27,000

Shalet, Paul to Louis Meyer Realty Co. 3d av, Nos 1717 and 1719, e s, 62.11 s 97th st, 37.9x100. P M. Aug 7, 2 years, 6%. Aug 14, 1907. 6:1646. 2,500

Schlumbohm, Henry to Lydia Johanning. 8th av, No 2582, e s, 124.11 n 137th st, 25x80. June 10, 1 year, 6%. Aug 14, 1907. 7:2023. 1,000

Strauss, Herman to TITLE GUARANTEE AND TRUST CO. St Nicholas av, No 1356, s e cor 178th st, 36.5x100. Aug 14, 1907, due, &c, as per bond. 8:2133. 32,500

Strauss, Herman to TITLE GUARANTEE AND TRUST CO. St Nicholas av, Nos 1340 and 1342, n e cor 177th st, 36.5x100. Aug 14, 1907, due, &c, as per bond. 8:2133. 30,000

Saideman, Mary to Cornelia B Schwartz. Norfolk st, No 101, w s, 70.8 n Delancey st, 29.4x51.3. Aug 6, 5 years, 5%. Aug 13, 1907. 2:353. 22,000

Saideman, Mary and Louis Gordon with Caroline B Schwartz. Norfolk st, No 101. Subordination mort. Aug 1. Aug 13, 1907. 2:353. nom

Saideman, Mary and Rachel Cohn with Cornelia B Schwartz. Norfolk st, No 101. Subordination mort. Aug 7. Aug 13, 1907. 2:353. nom

Slate, Virginia B to TITLE INS CO of N Y. 139th st, No 318, s s, 121 e Edgecombe av, 18x99.11. Aug 13, 1907, 5 years, 5%. 7:-2041. 12,000

Schaffer, Moses to LAWYERS TITLE INS & TRUST CO. 18th st, No 417, n s, 365 w Av A, 25x92. Aug 2, 5 years, 5%. Aug 13, 1907. 3:950. 10,000

Same and State Bank with same. Same property. Subordination mort. Aug 10. Aug 13, 1907. 3:950. nom

Segelbohm, Louis to Isidor Kohn. Av D, Nos 29 and 31, w s, 72.4 s 4th st, runs s 39.7 x w 100 x n 22 x e 19 x n 17 x e 81 to beginning. Prior mort $47,000. Aug 12, installs, 6%. Aug 13, 1907. 2:373. 2,240

Slater, Abraham M to Nathan Blumenthal. 56th st, No 410, s s, 175 w 9th av, 25x91.2x25.2x94.4. Aug 14, 5 years, 5%. Aug 15, 1907. 4:1065. 16,000

Schiff, Hyman to Isadore Deutsch. 8th st, No 364, s s, 158.3 e Av C, 24.6x97.6. Prior mort $27,000. Aug 15, 1907, 5 years, 6%. 2:377. 8,000

Same and Max Borck with same. Same property. Subordination mort. Aug 15, 1907. 2:377. nom

Turney, Cathleen to Peter Alexander. 192d st, n s, 100 e St Nicholas av, 150x100. Aug 14, 3 years, 5%. Aug 15, 1907. 8:2161. 20,000

Vigorito, Jack and Angelo Mottola to Lion Brewery. 120th st, No 239, n s, 160 w 2d av, 25x100.11. Aug 8, demand, 6%. Aug 9, 1907. 6:1785. 1,000

Wacht, Samuel with Elka Wacht. Norfolk st, No 75. Agreement as to ownership of mort. Aug 12. Aug 14, 1907. 2:352. nom

Wallenstein, Lazar to Wilson M Powell. 36th st, No 453, n s, 72 e 10th av, 28x98.9. Aug 14, 1907, 5 years, 5%. 3:734. 28,000

Wallenstein, Lazar to Pincus Lowenfeld and ano. 36th st, No 453, n s, 72 e 10th av, 28x98.9. Prior mort $28,000. Aug 14, 1907, demand, 6%. 3:734. 8,000

Wenk, Saml to Hermann C Junker. 88th st, No 513, n s, 200 e Av A, 25x100.8. Prior mort $12,000. Aug 13, 1907, 5 years, 6%. 5:1585. 6,000

Wright, Harlan P to Egbert B Seaman. 88th st, No 181, n s, 116.8 e Amsterdam av, 16.8x100.8. P M. Aug 1, due, &c, as per bond. Aug 13, 1907. 4:1219. 4,000

Weinstein, Jacob to American Mortgage Co. Jumel pl, w s, 241.3 n 167th st, 125x100. P M. Aug 14, 1 year, 6%. Aug 15, 1907. 8:2112. 18,000

White, Peter to American Mortgage Co. 37th st, No 525, n s, 350 w 10th av, 25x98.9. Aug 15, 1907, 2 years, 5%. 3:709. 5,500

Weis, Wm to BOWERY SAVINGS BANK. 34th st, No 207, n s, 92 w 7th av, 17x98.9. Aug 14, 5 years, 4½%. Aug 15, 1907. 3:-784. 4,000

Weinstein, Morris to Lion Brewery. Clinton st, Nos 70 and 72, cor Rivington st. Saloon lease. Aug 5, demand, 6%. Aug 14, 1907. 2:349. 2,739.71

### BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Anderson, Chas W to Josiah A Briggs. Seton av, e s, 400 s Randall av, 25x100, Edenwald. July 31, 3 years, 5%. Aug 13, 1907. 375

Allen, Jane to Daniel Desmond. Rogers pl, w s, 317.1 n Westchester av, 66.9x72.4x66.9x72.6. Aug 8, 2 years, 5%. Aug 9, 1907. 10:2698. 5,500

Alter, Henry with Fredk J Feuerbach. Home st, No 735. Extension mort. June 28. Aug 15, 1907. 10:2652. nom

Brown, Douglas to Tremont Building & Loan Assn. Harlem River Terrace, e s, 528.2 s 190th st, runs s 25 x e 78.5 x n — x w 68.2 to beginning. Aug 9, installs, 6%. Aug 10, 1907. 11:-3236. 1,500

Burger, Anthony F to Geo F Anger et al as exrs, &c Henry Fischer. 155th st, No 628, s s, 275.11 e Courtlandt av, 24.1x100x24.5x100. P M. Aug 9, 5 years, 5%. Aug 10, 1907. 9:2401. 6,000

Same to Annie Werner. Same property. P M. Prior mort $6,000. Aug 9, 3 years, 6%. Aug 10, 1907. 9:2401. 2,500

Both, Harriet A L to Fredk H Doelle. 161st st, s s, 148.6 e Forest av, 24.3x101.2x24.3x101.2. Aug 5, 3 years, 5%. Aug 10, 1907. 10:2657. 5,000

Barry, Arthur J to GERMAN SAVINGS BANK in City N Y. Trinity av, w s, 300 n 161st st, 50x100. Aug 7, 3 years, 5%. Aug 9, 1907. 10:2631. 32,500


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Boyland, John to TITLE GUARANTEE AND TRUST CO. Franklin av, e s, 290 s Jefferson pl, 108.10x145. All title to plot begins Clinton av, w s, 290 s Jefferson st, abt 30x58. Building loan. Aug 13, 1907, 1 year, 6%. 11:2923. 70,000

Blaesius, Emile to METROPOLITAN SAVINGS BANK. Mapes av, e s, 93 n 180th st, 25x70. Aug 13, 1907, 5 years, 5%. 11:3111. 5,500

Brady, Frank to Virginia Anderson. Lyman pl, e s, 227 s Freeman st, runs e 100.1 x n e 25 x n w 9.2 x n 24.10 x w 109.3 to pl, x s 49.10 to beginning. Aug 10, due July 1, 1910, 6%. Aug 12, 1907. 11:2970. 1,000

Blogg, Solomon E with Mary J Robinson. 152d st, No 759 East. Subordination agreement. Aug 9. Aug 12, 1907. 10:2644. nom

Brown, Isaac to Brown-Busch Realty & Construction Co. Anthony av, No 1682, on map No 1684 e s, 135.9 n 173d st, 16.8x74.3x16.8 x72.6. P M. Prior mort $4,000. Aug 12, 1907, 2 years, 6%. 11:2889. 1,000

Same to same. Same property. P M. Aug 12, 1907, due Feb 12, 1908, 5%. 11:2889. 4,000

Same to same. Anthony av, No 1680 on map No 1682, e s, 119 n 173d st, 16.8x72.6x16.8x70.10. P M. Prior mort $4,000. Aug 12, 1907, 2 years, 6%. 11:2889. 1,000

Same to same. Anthony av, No 1678, on map No 1680, e s, 102.4 n 173d st, 16.8x70.10x16.8x69.10. P M. Prior mort $4,000. Aug 12, 1907, 2 years, 6%. 11:2889. 1,000

Same to same. Clay av, No 1379, n w s, 880.9 n e 169th st, 16.8 x98.6x16.9x97. P M. Prior mort $5,500. Aug 12, 1907, 2 years, 6%. 11:2782. 1,061.45

Same to same. Clay av, No 1381, n w s, 897.5 n e 169th st, 16.8x 100x16.9x98.6. P M. Prior mort $5,500. Aug 12, 1907, 2 years, 6%. 11:2782. 1,061.45

Same to same. Clay av, No 1377, n w s, 864.1 n e 169th st, 16.8x 97x16.9x95.7. P M. Prior mort $5,500. Aug 12, 1907, 2 years, 6%. 11:2782. 1,061.45

*Bauman, Harry to Edwin T Ogle. Arthur st, s s, 25 w 5th st, 50x 103.7x54.7x abt 125.5 w s, Laconia Park. P M. Aug 14, 1907, 2 years, 5½%. 1,250

*Bross, Julius and Stanislaus Pianka to John W Kavanagh. 2d av, e s, 145 s 216th st, late 2d st, 30x100, Olinville. Aug 1, 1 year, 6%. Aug 9, 1907. 800

Cleland, Mary wife of and James to Augusta Larned. 237th st, s s, 240 e Kepler av, 20x100. Aug 12, 3 years, 5%. Aug 15, 1907. 12:3377. 4,000

Caterson, John M, of Katonah, Westchester Co, N Y, to Empire Development Co. Manida st, w s, 125 s Spofford av, 25x100. P M. Aug 2, 1 year, 5%. Aug 15, 1907. 10:2768. 900

Callahan, Cath to Anna L Moore. Belmont av, w s, 150 s 176th st, 25x82x25.1x84.6. July 10, 3 years, 6%. Aug 9, 1907. 11:-2945. 2,000

Cornish, John W to Abraham Davis. Whitlock av, w s, 100 s Longwood av, 75x100. P M. Aug 10, 1 year, 5%. Aug 12, 1907. 10:2729. 2,200

Cohen, Jacob to Manhattan Mortgage Co. Hoe av, w s, 100 n Jennings st, 25x100. Aug 10, due Dec 1, 1907, 6%. Aug 14, 1907. 11:2981. 6,750

Dauere, Marius to Joseph S Marcus. Dawson st, n s, 150 w Leggett av, 16.8x74.7x16.10x72.4. Aug 7, due Dec 9, 1908, 6%. Aug 9, 1907. 10:2687. 2,500

*Divver, Cathrine, Chas and Mary Ryan heirs Patrick Divver to Katharina Gass. Av C, s e cor 12th st, 58x105, Unionport. Aug 3, 1 year, 6%. Aug 9, 1907. 200

*Daly, Sarah A to Peter Handibode, Jr. Av C, n e cor 3d st, 108x 205, Unionport. P M. Aug 14, 3 years, 5½%. Aug 15, 1907. 3,000

Doelzer, Emil to Harry N Elliott. Perry av, s s, 70.5 e 205th st, 25x100. Aug 14, due July 1, 1910, 6%. Aug 15, 1907. 12:3346. 5,000

D'Auria, Pasquale to North American Mortgage Co. Hughes av, e s, 20 n 188th st, 25x87.6. Aug 14, due, &c, as per bond. Aug 15, 1907. 11:3076. 8,500

*Diener, Jakob to Land Co C, of Edenwald. Randall av, n e cor Murdock av, 25x100, Edenwald. P M. Aug 13, 1907, 3 years, 5½%. 350

*Diamond, Joseph to FISHKILL SAVINGS INSTN, Fishkill, N Y. Bronxdale av, w s, 75 s Morris Park av, 25.2x107.5x25x110.8. Aug 9, due Oct 1, 1910, 5%. Aug 13, 1907. 5,000

*Dilitto, Antonio to Wm G Wood and ano trustees Cath A Olssen. Harrison av, e s, 125 n Cornell av, 47x102x—x100. June 3, 3 years, 5½%. Aug 14, 1907. 1,325

Day, Colista M to TITLE GUARANTEE AND TRUST CO. Norwood av, late Decatur av, No 3160, e s, 196.7 s 205th st, 16.8x 112.6. Aug 13, due, &c, as per bond. Aug 14, 1907. 12:3353. 3,500

Doino, Poalo to Lena Klein. 150th st, n w cor Union av, 100x25. Prior mort $30,000. Aug 3, due Oct 3, 1907, —%. Aug 12, 1907. 10:2664. 1,250

*Fehlhaber, Adolph and Wm to Walter W Taylor. Cedar st, w s, 101 n Old Boston road, 50x100, Seneca Park. P M. Aug 7, 3 years, 6%. Aug 10, 1907. 770

*Fisher, Charles H to Ella T Townsend. Lot 104, map Arden property, Eastchester and Westchester. Aug 8, 2 years, 6%. Aug 9, 1907. 500

Flaxman, Herman B to David Flaxman and ano. Bristow st, No 1329, w s, 235 s Jennings st, 20x100. Aug 1, 5 years, 6%. Aug 13, 1907. 11:2972. 1,000

*Foth, Henry to Michael Kuehnle. Taylor st, w s, 275 s Morris Park av, 25x100, Van Nest Park, except part for Taylor st. P M. Prior mort $2,000. Aug 12, 2 years, 5%. Aug 14, 1907. 500

Farrell, Edward J to Louis Lockwood and ano. Tiffany st, No 1047, w s, 243.8 s 167th st, 65x100. P M. Prior mort $7,000. Aug 12, 1 year, 6%. Aug 14, 1907. 10:2716. 1,500

Grasse, Louis with the ALBANY CITY SAVINGS INST. 176th st, No 509 East. Extension mort. July 31. Aug 12, 1907. 11:2801. nom

*Geller, Saml to Geo Hauser. Plot begins 740 e White Plains road at point 545 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Aug 10, due Dec 1, 1910, 5½%. Aug 12, 1907. 3,500

Goodnow, Wm L to Beadleston & Woerz. West Farms road, Nos 1923 and 1925. Saloon lease. Aug 7, demand, 6%. Aug 9, 1907. 11:3016. 2,006.03

Gibson, John M to Andrew Quinn. 3d av, No 2701, w s, 86.9 s 144th st, runs n 23.7 x w abt 58.8 x w abt 41.4 x s 23.6 x e 100 to beginning. P M. Prior mort $20,000. Aug 7, 3 years, 6%. Aug 9, 1907. 9:2324. 9,500

Hodes, Nicholas to Moses Jaffe. Cambreling av, e s, 28.4 s 188th st, 16.8x80. Aug 14, due June 13, 1908, 6%. Aug 15, 1907. 11:-3090. 1,500

Hofmann, Rudolph A to Wm Dittenheimer. 3d av, n e cor 144th st, 28x91.9x25x104.5, except part for st. Prior mort $24,000. Aug 15, 1907, 1 year, 6%. 9:2306. 3,000

Same to American Mortgage Co. Same property. P M. Aug 15, 1907, 3 years, 5½%. 9:2306. 17,000

Same to Michl Faulhaber and ano exrs, &c, Kate Knoeppel. Same property. Prior mort $17,000. Aug 15, 1907, 3 years, 6%. 9:-2306. 7,000

Haas, Fredk to Wm F Steinkamp. 163d st, No 935, n s, 27.6 w Forest av, 26.6x67.4. July 1, due Aug 1, 1912, 5%. Aug 9, 1907. 10:2649. 10,000

*Heinze, Marie A to Mattie C Raynolds guardian Charles T Raynolds et al. Pelham road, s s, 78 e Broadway, 25.1x100x25x 100.7, Tremont Terrace. P M. Aug 9, 3 years, 5%. Aug 10, 1907. 3,000

Hallett, Mary P to James S Segrave. Sylvan av, w s, 25.2 s 256th st, 50.4x100.8. P M. Aug 8, 5 years, 5%. Aug 9, 1907. 13:-3421. 800

*Harrig, Fredk H to James O'Brien. Livingston av, e s, 245.3 s Kingsbridge road, 25x100. P M. July 1, 3 years, 5%. Aug 14, 1907. 300

Kroog, John to Henry Schnier. 172d st, n e cor Hoe st, 75x25. Prior mort $8,000. May 13, 2 years, 5%. Aug 15, 1907. 11:-2989. 1,300

*Kalin, Nicholas or Nicklas to Geo Hauser. Bogert av, e s, 500 s Neil av, 25x100. Aug 1, demand, 6%. Aug 10, 1907. 3,500

*Kramer, Alois to Lucy E Wallace. Pelham road, s s, 52 e Broadway, 26x100.7x25x107.9. Aug 12, 3 years, 6%. Aug 13, 1907. 3,500

Lehr, Harry to Max Cohen and ano. Tinton av, No 192, late Beach av, e s, 148.11 s 156th st, 25.5x160.7x25x165.6. P M. Aug 12, 1 year, 6%. Aug 14, 1907. 10:2665. 2,350

*Lichtenstein, Sarah to Rosie Moscowitz. Unionport road, No 502, w s, 52 s Columbus av, 26x—. P M. Prior mort $6,000. Aug 8, 2 years, 6%. Aug 9, 1907. 1,700

Lesley, Maud E to Katharina Gass. Arlington av, late Troy st, w s, 240 s 227th st, late Sidney st, runs w 70.5 x s 157.4 to n s Kappock st, x s e 4.11 x n e — to beginning. Prior mort $7,500. July 10, 1 year, 6%. Aug 9, 1907. 13:3407. 500

Love, Geo A and Walter E Phelps to Frank S Gannon Jr et al. 162d st, s s, 148.2 e Grand Boulevard and Concourse, 48.2x 116.2x48.3x116.9. P M. Aug 5, 3 years, 5½%. Aug 10, 1907. 9:2460. 2,700

La Sala, Stefano to Albert W De Long and ano. La Fontaine av, w s, 75 n 178th st, 37.6x100. Aug 1, 18 months, 6%. Aug 9, 1907. 11:3061. 4,693.20

Leibsohn, Louis to Lambert Suydam. Jackson av, n w cor 156th st, 25x77.2x25x76.11. P M. Prior mort $23,000. Aug 14, due Nov 1, 1910, 6%. Aug 15, 1907. 10:2636. 8,000

Myers, Marie J with Chas W Bennett. Creston av, e s, 238.7 s 196th st, late Donnybrook st, 40x74.11x40x74.8. Extension mort. Aug 1. Aug 15, 1907. 12:3314. nom

Mueller, Mary to Hyman Schulman. Cypress av, No 362, e s, 180 s St Marys st, 40x100. P M. Aug 15, 1907, 4 years, 6%. 10:-2571. 15,000

*Martins, Hugo to Jacob Haas. Madison st or Barnes av, w s, 725 n Morris Park av, 25x100. Aug 13, 3 years, 6%. Aug 15, 1907. 1,000

Melville, Robert to Chas W Bennett. Creston av, e s, 238.7 s 196th st, late Donnybrook st, 40x74.11x40x74.8. P M. Prior mort $3,000. Aug 3, 3 years, 5½%. Aug 15, 1907. 12:3314. 3,500

McMahon, Joseph F to Mary J Robinson. 152d st, No 759, n s, 100 w Wales av, 25x100.10x28.9x86.7. Aug 10, due Aug 1, 1908, 5%. Aug 12, 1907. 10:2644. 10,500

*Muro, Rocco to Hudson P Rose Co. Eastchester road, e s, abt 75 s Saratoga av, 27x84.3x25x94.7. P M. Aug 9, 3 years, 5½%. Aug 12, 1907. 400

Morris, Joseph H to Frank S Gannon Jr et al. Grand Boulevard and Concourse, s e cor 162d st, 118.6x99.11x117.4x100. P M. Aug 8, 3 years, 5½%. Aug 10, 1907. 9:2460. 11,250

Same to same. Sheridan av, n w cor 161st st, 114.5x99.11x115.7 x99.11. P M. Aug 8, 3 years, 5½%. Aug 10, 1907. 9:2460. 8,550

Martens, Ernst H to Frank S Gannon Jr et al. Sheridan av, s w cor 162d st, 114.5x99.11x115.8x100. P M. Aug 8, 3 years, 5½%. Aug 10, 1907. 9:2460. 5,500

Moral, Fannie wife of and Bernhard to Sebastian J Breihof. 179th st, n s, 85 w Mapes av, 60.2x62.7x60.2x62.8. Aug 2, due Feb 2, 1908, 6%. Aug 10, 1907. 11:3109. 12,000

Same to same. Same property. Building loan. Aug 2, due Feb 2, 1908, —%. Aug 10, 1907. 11:3109. 10,000

*Murphy, Patrick to John W Brown. Poplar st, s s, 201 w Chauncey st, 25x154 to West Farms road, x25x159 and being lot 46 map in partition action Mary A Wells and ano vs Ann M Storer et al. Aug 13, due, &c, as per bond. Aug 14, 1907. 1,000

N Y LIFE INS CO with Mathilde Mehmel. 138th st, n s, 600 e Willis av, 25x100. Extension mort. July 30. Aug 13, 1907. 9:-2283. nom

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*Niestermann, John to Matilda L Albrecht. Fillmore st, w s, 150 s Morris Park av, 25x100. P M. Prior mort $2,800. Aug 14, 3 years, 5½%. Aug 15, 1907. 1,100

O'Conner, James A to Andrew J Dalton. 182d (Grove) st, n s, 143 w Bathgate av, 20x98x24.3x98, except part for st or av. June 15, 3 years, 5%. Aug 10, 1907. 11:3050. 1,500

Pinzka, Charles to Peter Otten and ano. Eagle av, No 892, e s, 25 n 161st st, 18.9x100. P M. Prior mort $8,500. Aug 12, 3 years, 6%. Aug 13, 1907. 10:2627. 2,000

*Penfield, Wm W to Charles Cudlipp, Sr. Catharine st, n w s, 275 n 239th st, 25x100, Washingtonville. Aug 12, 1 year, 6%. Aug 13, 1907. 2 000

Pirk, Amalia to Frederick P Fox. Webster av, n s, 175 w Woodlawn road, 50x120. P M. Aug 12, due, &c, as per bond. Aug 14, 1907. 12:3331. 1,700

Roosa, Wm M to Chas S Albert. 165th st, No 947, n s, 104 s e Forest av, 20x119. Building loan. Prior mort $3,800. Aug 8, due, &c, as per bond. Aug 9, 1907. 10:2660. 3,500

Ryan, Mary J ,of Yonkers, N Y, and Patrick J Jennings, of Manhattan Borough ,N Y, and Alice T Bevan, of Portchester, N Y, to Wm F Clare et al exrs, &c Neal O'Donnell. Anthony av, e s, at s w s Burnside av, runs e 58.5 x s e 181.4 x w 102.7 x n 89.1 x w 100 to Anthony av x n 118 to beginning. July 31, 3 years, 5%. Aug 9, 1907. 11:2814. 12,000

Rabadan, Chas W to Cath E Veyer. 205th st, n s, 22.6 e Grand Boulevard and Concourse, 25x96.8x25x97.5. P M. Aug 9, 3 years, 5%. Aug 15, 1907. 12:3312. 4,000

Rossano, Nicola and Michele Jovine to John Croughan. Belmont av, w s, 100 n 186th st, late William st, 25x87.6. P M. Aug 10, 3 years, 5%. Aug 13, 1907. 11:3074. 1 0.0

*Rapp, Herman W to Chas C Watkins, Jr. Lots 355, 356, 373, 434 and 435, 436 and 437 map Arden property. Westchester; Lot 560 map Arden property, showing addition of plots 533 to 560. P M. July 2, 3 years, 5%. Aug 12, 1907. 1,750

*Rose, Louis C to Frank A Becker. Cruger av, e s, 152.5 s Bear Swamp road, 50x100.8x59.7x100. P M. Aug 7, 3 years, 5%. Aug 10, 1907. 1,440

Reeber, Wm C to James F Golden. Lind av, e s, 381.7 n 161st st, 44.7x77.3x44.11x82.1. Aug 9, 2 years, 5%. Aug 13, 1907, 9:-2523. 1,50 )

*Siriani, Maria to A Shatzkin & Sons (Inc). 214th st, n s, 250 w Tilden av, 25x100, Laconia Park. P M. Aug 10, due Nov 20, 1907, 6%. Aug 13, 1907. 175

Sellers, Susan with Charlotte H Heck. 167th st, s e s, 69.1 s w Tiffany st, 25x75. Extension mortgage. Aug 1. Aug 15, 1907. 10:2716. nom

*Shatzkin (A) & Sons Inc to Frank Caviglia. 215th st, n s, 150 w Tilden av, 25x100, Laconia Park. P M. Aug 10, due Jan 10, 1909, 6%. Aug 13, 1907. 600

*Scandura, Mariano to T Emory Clocke. Cruger st, e s, 50 s 187th st, runs s 50 x e — x n e 71 to Bronxdale av, x n 40 x s w — x w 43 to beginning. July 15, 3 years, 6%. Aug 13, 1907. 4,500

*Schlamp, Rudolph to Christina Schlamp. Av B, e s, 70.6 s 14th st, 37.6x100, Unionport. P M. June 10, 3 years, 5%. Aug 9, 1907. 5,000

Senior, Ida L wife of Theo E to Elizabeth Stark. Keppler av, n w cor 235th st, 75x100. Prior mort $8,000. Aug 12, 1 year, 6%. Aug 15, 1907. 12:3370. 500

Schurman, Johanna to LAWYERS TITLE INS AND TRUST CO. 152d st, s s, 250 w Courtlandt av, 25x116.2. Aug 14, 3 years, 5%. Aug 15, 1907. 9:2411. 2,500

TITLE INS CO of N Y with Charles L Horton. Wales av, s e cor St Josephs st, 131.3x—x131.3x101.1; Extension of mort recorded June 28, 1905, and was described therein as follows: Wales av, s w cor St Josephs st, 101.1x132.3x—x132.3. Aug 1. Aug 15, 1907. 10:2575. nom

TITLE INS CO of N Y with Chas L Horton. St Mary's st, n e cor Wales av, 101.9x131.3x—x131.3; Wales av, s e cor St Marys st, 101.1x132.3x—x132.3. Extension mort. Aug 1. Aug 13, 1907. 10:2575. nom

Walsh, Michael to BRONX SAVINGS BANK. Anthony av, e s, 81.4 s 181st st, 20x83.4x20x82.4. Aug 12, 3 years, 5½%. Aug 13, 1907. 11:3156. 6,500

Ward, Mary to Walter F Duckworth. Arthur av, No 2415, w s, 125 n 187th st, 25x100. Jan 22, 1906. ($100 being commission on loan for $1,500. Aug 10, 1907. 11:3066. 100

*Yates, Maria to Frank A Becker. Cruger av, w s, 156.7 s Bear Swamp road 50x100. P M. July 22, 3 years, 5%. Aug 10, 1907. 980

Zauderer, Clara to Joseph Reiss. College av, No 1035, w s, 150 n 165th st, 22x92.5. P M. Prior mort $9,000. Aug 10, installs. 6%. Aug 13, 1907. 9:2437. 2,000

Zemek (John) Association to Max Eising. 148th st, n s, 250 w Morris av, 25x106.6; 148th st, n s, 275 w Morris av, 25x106.6. Certificate as to two morts dated Aug 14, 1907. Aug 14. Aug 15, 1907. 9:2337.

Zemek (John) Assoc to Max Eising. 148th st, n s, 250 w Morris av, 2 lots, each 25x106.6. 2 morts, each $1,500. 2 prior morts each $10,250. Aug 14, 2 years, 6%. Aug 15, 1907. 9:2337. 3,000

## FILINGS OF AUGUST 16.

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, see pages 281, 282, 283.

### LIS PENDENS.

Hester st, No 31. Florence Lacov et al agt Beckie Lacov et al, partition, att'y, M N Schleider.

101st st, No 124 West. William Rubin agt Samuel J Hyman et al; action to set aside contract, &c; att'y, M Salomon.

### FORECLOSURE SUITS.

Old Broadway, s e cor 130th st, 125.1x100x irreg. Charlotte A Williams agt Fleischmann Realty Co et al, att'ys, Weseiman & Kraus.

118th st, n s, 498 e Pleasant av, runs n 201.10 to 119th st, x e 25 x s 100.11 x e 286.1 x s 100.10 x w 336.2 to beginning, and land under water in front of same. Guardian Trust Co of N Y agt Peerless Brick Co et al; att'ys, Hotchkiss & Barber.

117th st, Nos 515 and 517 East. Harris Mandelbaum et al agt David Marks Realty Co et al; att'ys, Eisman, Levy, Corn & Lewine.

165th st, s s, 180.9 e Broadway, 20.1x117.1x20x118. Ehrick Parmly agt John A Picken; att'y, J French.

Amsterdam av, n w cor 122d st, 99.11x100. The Jefferson Bank agt Jacob H Horowitz et al; att'ys, Arnstein & Levy.

113th st, n s, 200 w 2d av, 25x73.11. Adrian H Jackson agt Charles Stadler et al; att'y, S H Jackson.

163d st, s s, 100 e Broadway, 265x99.11; three actions. The New York Institution for the Instruction of the Deaf and Dumb agt Realty Finance Co et al; att'y, A Comstock.

127th st, No 70 East. Alice H Sturges agt Simon Wolk et al; att'y, S P Sturges.

### SATISFIED JUDGMENTS.

Finn, Edgar N C P Waterman. 1907.....173.92

Galligan, James F & Matthew F—C Clark. 1903 .....284.66

Martinidesz, Juan J C Ten Eyck et al. 1906. .....697.11

Meloy, Andrew D—First National Bank of Wellsville, N Y. 1905 .....282.17

McCutcheon, Robert H—H Spruck et al. 1902. .....3,577.47

Rochmovitz, Abraham—M Malbin et al. 1903. .....618.68

Tucker, Chas A—H B Cleaves. 1898....6,326.87

Tucker, Chas A & Anna E Kendall—J Ranagan. 1898..... .....427.47

Weitzenblum, Lena—J Baum et al. 1906..248.00

CORPORATIONS.

The Seward Realty Co—I D Morrison et al. 1906 .....587.38

Lex Realty Co—Eureka Fire Hose Co. 1905. .....629.67

## MECHANICS' LIENS.

182—Claremont av, n e cor 125th st, Mulhearn Steam Heating Co agt John V Signell Co. .....2,100.00

183—Broadway, s e cor 144th st, 100x190. Same agt same .....2,400.00

184—Hamilton pl, n w cor 143d st, 85x110x irreg. Same agt same .....2,900.00

185—Broadway, n e cor 143d st, 100x100, same agt same .....2,400.00

186—Hamilton pl, s w cor 144th st, 125x110x irreg. Same agt same .....2,900.00

187—Claremont av, s e cor 127th st, 100x110. Same agt same .....4,200.00

188—143d st, n s, 85 w Hamilton pl, 75x100. Same agt same .....1,700.00

189—Riverside Drive, n e cor 135th st, 103x100. Edwin Shuttleworth Co agt same.9,500.00

190—Claremont av, s e cor 127th st, 100x110. Same agt same .....8,000.00

191—Riverside Drive, n e cor 135th st, 103x100, same agt same .....8,500.00

192—Lenox av n e cor 143d st, 74.11x96.2. Henry Nicholsburg et al agt Morris Feldberg .....2,000.00

193—Riverside Drive, n e cor 95th st, 100x100. Albert Ray agt George Levy and James McNeice .....111.00

194—Bowery, No 364. Chas E Eickhoff et al agt Mary Defendorf, Eugenia Combe and Heron Schmidt .....564.85

195—Tinton av, No 625. Sam Lewis agt Philip Simon and Hyman Simon.....36.50

196—Crotona Park East, Nos 11 to 15. Michael Levinstein agt Richard N Gauner and Jacob Kronenberger .....400.00

197—Hamilton pl, w s, whole front between 143d and 144th sts, 217.1x irreg. Fowler Plumbing & Heating Co agt John V Signell Co.....17,950.00

198 143d st, n s, 90.2 w Hamilton pl, 75x 99.11. Same agt same .....6,750.00

199—Broadway, e s, whole front between 143d and 144th sts 199.10x100. Same agt same. .....21,300.00

200—Broadway, e s, whole front between 143d and 144th sts, 199.10x100. David Miller agt same.....10,100.00

### BUILDING LOAN CONTRACTS.

Clinton av, w s, 26 n 181st st, 40x99.3. Margaret Knox loans Harry Feller to erect two 2-sty dwellings; 5 payments .....9,000

Webster av, s e cor 171st st, 25x98.4x irreg. Joseph A Burke loans Ellen Cowman to erect a 5-sty tenement; — payments.....25,000

### SATISFIED MECHANICS' LIENS.

60th st, No 249 West. Louis Becker agt Flynn & Katz. (July 18, 1907) .....170.00

East Houston st, Nos 100 to 106. Aron Garfein et al agt Max Jorrich et al. (July 25, 1907) .....70.65

East Houston st, n s, 120 e Bowery. Tony Malkiewitz agt Max Jorrich et al. (July 23, 1907) .....68.00

### JUDGMENTS IN FORECLOSURE SUITS.

Aug. 8.

191st st, s s, 100 e St Nicholas av, 150x95.9. Andrew J Connick agt Zachariah Zacharias et al; Harold Swain, att'y; S L H Ward, ref. (Amt due, $4,247.33.)

Aug. 9.

27th st, Nos 306 to 312 East. Pincus Lowenfeld agt Maria Wimpie; Arnstein & Levy, att'ys; Thomas P Dinnean, ref. (Amt due, $48,621.50.)

55th st, s s, 225 e 11th av, 25x100.5. Bernard McTavey agt Ida Machiz; Edwin A Bayles, att'y; Abraham Greenberg, ref. (Amt due, $7,135.)

Aug. 10.

132d st, s s, 100 w Pleasant av, 100x100.11. Corporate Realty Co agt Louis O Cohen et al; Strauss & Anderson, att'ys; James P Davenport, ref. (Amt due, $51,233.08.)

BANZAI MATT ENAMEL
Banzai Manufacturing Co., 24 East 23d Street

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ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

Aug. 13.

Lenox av, n e cor 141st st, 99.11x150. Annie Hoffman agt Meyer Frank; Harry M Goldberg, att'y; Lawrence Cohen, ref. (Amt due, $20,553.33.)

144th st, No 228 West. Isaac M Shacktor agt Samuel Adler et al; Action No 1; Wentworth, Lowenstein & Stern, att'ys; Louis Frankel, ref. (Amt due, $3,126.50.)

144th st, No 230 West. Same agt same; Action No 2; same att'ys; James A Allen, ref. (Amt due, $3,126.50.)

144th st, No 232 West. Same agt same; Action No 3; same att'ys; Cambridge Livingston, ref. (Amt due, $3,126.50.)

Aug. 14.

56th st, No 324 East. Frank Dunning agt Edward Wilckens; O'Brien, Boardman, Platt & Dunning, att'ys; Thomas F Gilroy, Jr, ref. (Amt due, $7,903.51.)

56th st, No 326 East. Same agt same; Action No 1; same att'ys; Frank C Avery, ref. (Amt due, $7,903.51.)

## LIS PENDENS.

Aug. 10.

149th st, s s, 460 e 8th av, 40x99.11.

149th st, s s, 100 e 8th av, 240x99.11. Berry B Simons et al agt Mayer Hoffman et al; action to foreclose mechanics lien; att'y, J C Weschler.

Aug. 12.

49th st, Nos 337, 339, 345 and 347 East. John Barba agt David-Lena Cohen Co et al; action to foreclose mechanics lien; att'ys, Menken Brothers.

Aug. 13.

Parcel of land beginning at a point in the prolongation of division line between land conveyed and land of heirs of Samuel D Babcock, 27 w centre line N Y C & H R R R, runs n 269 x — 35 x s 272 x w 53 x w 462 x n 272 x e 65 x e 210 x e 210 to w s Bettner's Lane, x e 16 to centre line of said lane, x — 182 to beginning. John Kennedy agt Edwin Outwater et al; specific performance; att'y, A J Baker.

Aug. 14.

Vyse av, e s, 866.7 n 174th st, 23.6x94.4x24x 89.5. Terence H Forrest agt Rose Daly et al; partition; att'y, E R Mead.

139th st, No 27 West. Samuel L Bruck agt Elias Senft et al; partition; att'y, B Breitbart.

117th st, Nos 212, 214, 244 and 246 East, and 118th st, Nos 205 to 211 East. Three actions. Pancrazio Grassi et al; actions to foreclose three mechanics liens; att'ys, Wilson, Barker & Wager.

11th st, Nos 504, 508 and 510 East. Isaac Parshelsky et al agt Selig Feldman et al; action to foreclose mechanics lien; att'ys, Bachrach & Berg.

Aug. 15.

Vyse av, e s, 50 s Jennings st, 25x100. Martin B Hofman agt Rebecca Trube et al; specific performance; att'ys, Leidy & Goodstein.

8th st, No 27 West. Samuel Medlin agt Emile James; specific performance; att'y, A Smith.

139th st, Nos 534, 538 and 542 East. The Syracuse Co of N Y agt Louis Lese et al; action to foreclose mechanics lien; att'y, A A Silberberg.

Oliver st, w s, 78 s Madison st, 25.5x99.9x25.7x 98.11.

James st, No 67. Rosol Ehrlich et al agt Fannie Zierler indiv and admrx et al; action to impress lien; att'y, J Gordon.

Rutgers st, Nos 41 and 43. Sam Brass et al agt Israel Block et al; action to declare lien; att'ys, Scherer & Dashew.

138th st, Nos 1027 and 1029 East. Henry Jarck agt Max Walther et al; recission of contract; att'y, H Swain.

## FORECLOSURE SUITS.

Aug. 10.

110th st, n s, 255 e 4th av, 16.8x100.11. The Emigrant Industrial Savings Bank agt Mary E Jaffray; att'ys, R & E J O'Gorman.

Madison st, No 293. Same agt John W Shields et al; att'ys, R & E J O'Gorman.

Timpson pl, s e s, 43.1 n e of an angle in said place which is distant 219.4 n e 144th st, runs n e 326.2 x s e 120.9 x s w 393.10 x n w 100 to beginning. William Hyams agt C A Hyde & Co et al; att'ys, Gross & Sneudaira.

Concord av, w s, 79 n Dater st, 100x158. Edward G Black agt Sadie Klein et al; att'y, A W Varian.

Aug. 12.

3d av, No 2918. Anna M Heins, trustee, et al, agt Conrad Eckhardt et al; att'ys, Salter & Steinkamp.

Whitlock av, n w s, 120.8 n e St Joseph's st, 496.10x136.10 x irreg, and Austin pl, s e s, 132.2 n e St Joseph's st, 502.1x120.9x irreg; two actions. Rosetta Jonson agt New York Chartered Bond & Mortgage Co et al; att'y, M Cooper.

Park av, Nos 1984 and 1986; two actions. Julius Levy agt Abraham Schapierer et al; att'y, M Cooper.

Aug. 13.

Madison av, w s, 20.11 s 119th st, 25x75. American Savings Bank agt Golde & Cohen et al; att'y, J V Irwin.

Parcel of land beginning at a point 72.8 n e St Joseph's st and 93.2 s e Timpson pl, runs n e 561.5 x n w 120.9 x s w 393.10 x n w 1.7 x s w 104.7 x s e 71.1 to beginning. Philip Simon agt New York Chartered Bond & Mortgage Co et al; att'y, M Cooper.

141st st, n s, 100 e Lenox av, 50x99.11. Mary E Townly et al agt Meyer Frank et al; att'y, G F Chamberlin.

Aug. 14.

Walton av, w s, 166.8 n e 150th st, 16.8x100. The Germania Life Ins Co agt Lars G Ericson et al; att'ys, Dulon & Roe.

Broadway, e s, 50.3 s 187th st, runs e 107.7 x n 50 to 187th st x e 50 x s 150 x e 50 x s — to 186th st, x w — to Broadway, x n — to beginning, and

Broadway, e s, 279.8 s 187th st, runs e 176.4 x n — to 186th st x w — to Broadway x s — to beginning.

Two actions. Joseph C Levi trustee agt Hudson Realty Co et al; att'y, W S Newhouse.

Lenox av, n e cor 143d st, runs e 96.2 x n 11 x e 16.7 x n 39.11 x w 27.10 x s 25 x w 85 x s 74.11 to beginning. Jefferson Bank agt Morris Feldberg et al; att'ys, Strasbourger, Weil, Eschwege & Schallek.

Bronx and Pelham Parkway, s e cor, road leading from Eastchester to Westchester, 1,192x 91.7x irreg, except parts released. Jacob Fox agt Agnes M Cooley et al; att'y, G Tonkonogy.

Av C, n w cor 6th st, 100.5x41. Schalam Goldberg agt John C Eberle et al; att'y, G A Rogers.

113th st, n s, 150 w 2d av, 25x100.11. Stuyvesant Mortgage Co agt Angelo De Sisto; att'ys, Carter & Haskell.

Hughes av, e s, 71.8 s 188th st, 24.10x87.6. Susan M Tuthill agt Belmont Realty & Construction Co et al; att'y, F D W Searing.

Eastern Boulevard, — s, opposite Country Club, Lot 1 map of property of Sisters of Charity, Bronx. Vivian Green agt Geo F Gminder; att'ys, Jellenik & Stern.

Timpson pl, se s, 43.1 n e of an angle in said place, which said angle is 219.5 n e 144th st, runs n e 326.2 x s e 120.9 x s w 393.10 x n w 100 to beginning. Williams Hyams agt C A Hyde & Co et al; att'ys, Gross & Sneudaira.

Aug. 15.

130th st, No 203 West. Catherine A Conklin agt Susan A Wright et al; att'y, J E Carpenter.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Aug.

12 Angel, Samuel W—John Kurrus.....$41.32
14*Apostolides, John—N Y Telephone Co....28.80
15 Augenblick, Samuel—N Y Telephone Co.42.23
16 Alton, Henry—Anthony Huhna.....217.36
10 Brand, Leopold—Edward Leber .....508.95
10 Baxter, Dennison E—Augustus R Keller. .....29.41
12 Boltan, Jacob—Atlantic Cement Co..3,029.70
12 the same——the same .....1,024.70
12 Brown, Geo—Olin J Stephens, Inc....45.47
12 Burdette, Arthur C—Henry Meyer Co..36.92
12 Bloch, Caroline—Matthew Webb, Jr....17.21
12 Boyle, John J—Morris Rosenfield and ano. ..... 74.35
13 Brooks, Cornelia H B—Hope H Lewis ..49.81
13 Baum, Joseph—Nathan Klein ..... 197.32
14 Bacal, Charles—State Bank ..... 286.29
14 the same——the same ..... 255.95
14 Bolton, Jacob——the same ..... 370.25
14 Brussel, Richard—Williamsport Hardwood Lumber Co ..... 237.87
14 Barrowitz, Morris—New Amsterdam Gas Co. ..... 27.15
14 Burnet, Wm B—N Y Telephone Co.....63.45
14 Burns, Wm H Jr——the same ..... 39.80
14 Braunstein, Morris——the same ..... 139.59
14 Browne, John J——the same ..... 42.55
14 Brundage, Wm M——the same .....45.96
14 Bleichrode, J B—Herman Shapiro .... 173.41
15 Ball, Frederic C—N Y Telephone Co....23.32
15 Baortte, Joseph——the same .....41.03
15 Baum, Joseph L——the same.....26.06
15 Brodt, Fred——the same .....79.88
15 Bartley, Patrick J—George Liss et al....37.59
15 Brill, Henry—Title Guarantee & Trust Co. ..... .....69.26
15 Brownell, Fannie S—John Flaherty....63.09
16 Boltan, Jacob—Atlantic Cement Co...431.48
16 Bough, John J—Bernheimer & Schwartz Pilsener Brewing Co .....125.91
16 Boot, Nathan—William Brauman et al.97.72
10 Cebrelli, Antonio—Franklin Contracting Co. ..... .....532.72
10 Caldwell, Wm H—Albert C Woehrle.128.53
10 Costello, Owen—Edwin Shuttleworth.2,019.79
12 Carmichael, Fredk H—John Kurrus ....79.87
12 Cohen, Chas—Max Rosenblum ..... 164.77
13 Corcoran, Thomas—Elgin City Banking Co. ..... 1,006.10
13 Curran, Martin W—McCready Beals Co.139.22
14 Collard, Geo A—Chas B Reed ..... 335.41
14 Calkin, F Brant—N Y Telephone Co....30.18
14 Campiglia, Vincenzo——the same ..... 23.77
14 Camm, Frank L——the same ..... 22.38
14 Chronopulos, Peter——the same ..... 28.80
14 Cohen, Louis——the same ..... 24.26
14 Cantwell, Wm W——the same ..... 61.92
14 Call, Ray——the same ..... 25.60
14 Coiro, Domenico——the same ..... 43.62
15 Cochran, Eva S extrx, &c, Alexander S & Wm F, Jr—Elizabeth Reich ....11,846.47
15 Connor, John & Peter—Smith D Cramer.98.02
15 Cruikshank, Arthur L—Frederick Dieffenbach, Jr..... ..... .....69.41
15 Coomber, James J—N Y Telephone Co..139.57
15 Caccavajo, Joseph—Brotherhood Wine Co. ..... .....30.78
15 Conklin, Helen—Maude Saxton.....492.09
15 Cohen, Louis—Isidor Mason et al....143.21
15 Cole, Wm N—Rosalind M Samson....128.88
15 Coombs, J Lloyd—John B Brown et al.93.27
16 Craig, William—National Metal Bead Co. ..... .....311.02
16 Conboy, James W—William Schneider..218.51
16 Cosentine, Vincenzo—Nassau Brewing Co. ..... .....410.10
16 Cromie, Sarah J—Wm H Godward....49.41
16 Chipman, Wm R—Chas P Collins....2,442.35
12 Demarest, Edw B—Olin J Stephens....99.37
13 Dube, Newlan—Anna Rosenberg.....617.00
14 Delhaye, Modesta A—Isidore Schatz .. 116.71
14 Davis, Eckford* and Austin—Lee M Richards ..... ..... 49.26
15 Durnburg, Wm H—Max Prochaska.....51.91
15 Doherty, Geo P—N Y Telephone Co....46.28
15 Danhauser, Alphonse——the same ....43.36
15 Dressel, Albert J——the same .....32.84
15 Deutsch, Nathaniel S——the same.....33.81
15 Daly, Agnes——the same .....24.79
16 Dubinsky, Morris D* & Dora—William Kerby ..... ..... ..... ..... ...282.72
12 Ewing, Fredk—Mathew Webb Jr .....28.70
12 Eagle, Moses—Harry Walkoff ..... 34.41
13 Edwards, Rose—People, &c ..... 2,000.00
15 Edwards, Governeur—Chas W Golder...116.53
16 Eichner, Max—Chas A Berwin et al..164.48
16 Ellis, Ellwood C—Isaac N Lewis....675.62
10 Fredericks, Chas E—Theophile J Burnier. ..... ..... ..... ..... .....46.35
12 Fuchs, Joseph—Felice Rubano .....336.16
12 Felch, Frank W—Geo W Simers Jr..532.72
13 Finn, Patrick W* and John T—Jackson McGlade Co ..... 1,148.26
13 the same——the same ..... 2,045.83
14 Finn, John T—Van Nest Wood Working Co ..... 135.77
14 the same——the same .....479.67
14 Freeman, Joseph W—W R Ostrander & Co. ..... ..... ..... 239.27
14 Fabrizio, George—Rodman B Ellison et al. ..... ..... ..... 238.88
14 Feinchel, Herman—John H Scully et al Blue Stone Co ..... ..... 449.33
15 Finn, Chas F—N Y Telephone Co.....38.43
15 the same——the same .....106.05
15 Fritsch, Charles——the same .....32.32
15 Flanagan, James—Gabriel Fuss.....264.66
16 Farenga, Pasquale—N Y Telephone Co.24.25
16 Friedman, Rosie——the same .....47.60
16 Farfaro, Lawrence—James W Hamblett.66.68
16 Foster, Chas T—Ernest V Hubbard....41.71
12 Gaylor, Edw F—Florine A Fyfe .....96.41
12 Galella, Antonio—Michele Mennella.....82.29
10 Goldberg, Charles—Jean Bry.....182.82
13 Green, David—People, &c ..... 100.00
13 Gordon, Samuel——the same ..... 100.00
13 the same——the same ..... 100.00
14 Greenberg, Sam—State Bank .....255.95
14 the same——the same ..... 286.29

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14 Gallaher, Catherine—New Amsterdam Gas Co ..... 41.12
15 Gerstle, Ralph J F—Cryer Return Line System Co..... 227.22
16 Goldstein, Simon—N Y Telephone Co...40.13
16 Gruber, Max——the same .....23.62
16 Gross, Samuel——the same .....22.55
16 Glenn, Jennie G——the same .....37.95
16 Goldman, Benjamin——the same .....30.20
16 Golsch, John——the same .....28.54
16 Goldberg, Abraham——the same .....22.15
16 Goldberg, Louis——the same .....52.19
16 Goldstein, Abraham S—Jacob Gordon..157.40
16 Gabriel, Isidor—Henry Costellano.....129.21
10 Heidt, Benjamin—Bernard Muhlendorf.183.40
10 Hagemeyer, George—Margareta Keil et al. ..... 274.46
12 Harding, Ella—Saks & Co ..... 117.81
12 Hughes, Martin—Thos E Vermilye....177.81
12 Hecht, Wm—Jacob M Schoenfeld.....29.65
12 Hecht, Jeanette—Sara Gonsenheim admrx. ..... 3,230.17
13 Heller, Morris—Richard E Thibaut....888.69
13 Huppert, Isaac—Robinson Stoneware Co.. ..... 115.17
13 Hamilton, Ryland—Wm E Parsons Jr....86.22
14 Hagstedt, Anna O—Albert Menzel ....496.31
14*Hofstadter, Morris—Paul Keller et al..21.35
14 Henderson, Wm Jr—George Barrie et al.. ..... 125.64
15 Houck, Wm G—Wm M Turner.....176.59
15 Hartstein, Louis—Edward Goldstein....26.65
15 Hess, George—Joseph Stern et al.....251.93
16 Hart, Alexander—N Y Telephone Co....18.14
16 Holzmann, Joseph——the same .....27.31
16 Horn, Isidore W——the same .....65.32
16 Hazlett, Wm C——the same .....25.03
16 Holden, Lawrence E——the same .....130.14
16*Hirsh, Morris—Jacob Gordon et al....157.40
16 Haber, Israel—Joseph Stern et al....31.01
16 Hoornbeck, Loedwyck—Anthony Huhna..217.36
16 Horton, John A L—James Bergman.....41.70
12 Ingram, Henry B—E Clifton Tower and ano ..... 106.76
12 Johnson, Luman W—John L Toppin .. 380.39
12 the same——the same ..... 342.32
12 the same——the same ..... 342.32
13 Jacobson, Geo—Anna Rosenberg.....617.00
15 Julias, George—Louis Stutz et al....60.02
15 Jacoby, Hyman—Louis Karasik.....69.41
15 Jaffe, William—Joseph Stern et al....132.37
16 Jones, Geo R—Joseph Heidelburger....774.77
12 Kamber, Julius—S Trimmer & Sons, Inc .. ..... 134.42
12 Kaiser, Joseph J—E Clifton Tower and ano ..... 106.76
13 Katz, Isidor—Nathan Glautz et al.....137.72
14 Kurzrok, Rafael—Sol Friedman ..... 297.55
15 Kurzrok, Raphael—Morris H Pulaski et al. ..... 226.43
15 Kay, Jacob L—Edw H Rogers.....19.84
16 Keeler, Geo W—Frank J Dunham ..... costs, 684.46
16 the same——Frank Seaman..costs, 725.51
16†Kaufman, Harry—Harry Malgood.....20.22
16 Kay, Wm H—McNab & Harlem Mfg Co..123.45
13 Lyons, Geo W—Mutual Milk & Cream Co... ..... 248.97
13 the same——Geo M Still, Inc .....274.16
14 Latz, Richard—Ansonia Realty Co ....26.46
14 Lobelsky, Nathan—Solomon Zinner ....59.40
15 Lasker, Louis—Max Prochaska.....51.41
15 Lakowski, William—George Liss et al..141.31
15 Loeb, Charles—Frank Crawford.....225.86
15 Lott, Furman—John B Brown et al....93.27
15 Lynch, Wm J & Alice M—John F Steeves et al..... 603.12
15 Liebowitz, Nathan—Samuel Rosenthal..137.16
15 Laux, Joseph G—Joseph Stern et al..226.33
16 Lebovitz, Sarah—Maynard N Clement.1,621.32
10 Montrose, Robert M—Russel M Merkley. ..... 59.31
10 Mueller, Julius—Wm M Young.....320.22
10 Messer, Frank—Jacob Klein.....291.26
10 McCauley, John F—Joseph Harris.....63.34
12 Maimone, Josephine—Frank Vassallo and ano ..... 117.28
12 Manoogan, Garabed—David Schwartz..216.90
12 Maher, John—Victor J McQuade ..... 501.04
13 Manson, Morris—Anna Rosenberg ....617.00
13 McKee, Isaac S—People, &c ..... 200.00
13 McKee, Isaac——the same ..... 100.00
13 McCaffery, Mary A—J W Matthews & Co.. ..... 414.50
13 McConville, Patrick—Herman A Ermann.. ..... 148.88
14 Marsh, May I W—Chester Ahuff .... 324.55
14 Miller, J Bleecker—Helen L B Stapler.. ..... 273.39
14*Moore, Robert M—N Y Telephone Co....61.92
14*Marx, Samuel——the same ..... 24.62
14 Mason, Carlisle—John B Brosseau .... 172.91
15 Murray, David—Geo R Sutherland....50.21
15 Merendino, Toni—Syracuse Co.....73.36
15 Manus, George W—Greason Mfg Co....33.92
15 Meeker, Herman E—Samuel G Flato et al. ..... 35.31
15*McDermott, Chas P—N Y Telephone Co.46.28
15 McLoughlin, John—Louis Frenkel.....47.12
15 McMullan, Thomas W—David W Hutchinson ..... 164.91
15 Maclin, Wm C—Geo W Simers, Jr...1,198.82
16 Marcus, Isidor—Bronx Borough Bank..168.35
16 Messer, Frank—Hudson Structural Steel Co..... 422.97
16 Mitchel, Wm R—Anthony Huhna.....217.36
16 McClelland, William—Herman Schedler.67.51
15 Naylor, Hartman—May L Blake.....50.41
16 Newman, Joseph—Jennie Pitschaft et al. ..... 106.40
10 Palelogue, Jean—Isaac H Blanchard Co.405.07
10 Pentlarge, Theodore—Oscar Unz et al...70.06
12 Pinchback, Geo—Katie Lauer ..... 31.89
14 Palladino, Joseph—Joseph Demarco....63.06
14 Prince, John D—Otto E Reimer.....143.07
13 Powers Peter—People, &c .....500.00
16 Pacht, Harry—Bronx Borough Bank..168.35
14*Quinn, John J—Albert Menzel..... 496.31
10 Rosenberg, Sam & Flora—Isidore Klatzkie. ..... 44.47
10 Rod, Barnett W—Jacob Barron et al.284.92
12 Rogers, Geo I—Lewis Dorfman..... 31.72
13 Roche, David J——the same ..... 500.00
14 Rosenbluth, Herman—Paul Keller et al.. ..... 21.35
14 Revitz, Samuel—Nathan Krauss .....46.81
14 Reiss, Isidor——the same .....46.81
15 Roehr, Edwin H M—Thomas C Whitlock. ..... 2,617.18
15 Rosen, Joseph—Chas M Kayser .....729.64
16 Reiner, Louis & Mollie—Taunton Stove Lining Co..... 508.99
16 Rost, Herman C—John J Oberly et al..465.56
16 Ryder, Charles—Edw T Hull .....49.85
16 Raymond, Wm M—Florence Benz....128.17
16 Reuhl, Adolph—Samuel Heyman.....14.60
10 Sleinhardt, Samuel C, trustee—Ntl Park Bank of N Y ..... 381.73
10 Steiner, Morris* & Regi—Jacob Klein..74.65
10 Siegel, Beno—Jean Bry .....182.82
10 Strasberg, Alexander—Gustav Gottschall. ..... 70.47
12 Spawn, Leonard and Benjamin A—Bennett, Sloan & Co ..... 253.35
12 Stein, Max—Maynard W Clement commr. ..... 1,821.32
13 Staat, John——the same ..... 100.00
13 Slominsky, Samuel——the same ..... 500.00
13 Shapiro, Isaac——the same ..... 100.00
13 Staat, John G——the same ..... 200.00
14 Schopp, Michael W—Joseph Beck et al.. ..... 279.87
14 Scheuerman, Fred—New Amsterdam Gas Co ..... 88.17
14 Simonds, Louise M—Joseph M Simonds.290.51
14 Smitt, John—Joseph Harris ..... 95.50
14 Schlesinger, Abraham—John H Scully Blue Stone Co ..... 449.33
14 Schwartzman, Frank—People, &c ....1,100.00
14 Stadler, Charles——the same ..... 1,100.00
15 Sugarman, Abe—Isidore Mosson et al.143.21
15 Schrott, Adolph—Ballon Dickson Co...61.73
15 Shaw, Willard P—Geo R Sutherland....50.21
16 Salvatore, John—Ntl Metal Bed Co....89.32
16*Scocca, Tony——the same .....89.32
16 Seplow, Herman—Abraham M Stern...299.63
16 Schenkein, Samuel—Twelfth Ward Bank of the City of N Y.....87.42
16*Sammarco, Pietro—Nassau Brewing Co.410.10
16 Shenker, Morris* & David L—William Oppenheim ..... 69.65
16 Swarthout, Wm N—Lemar M Andrews.113.22
16 Smith, James A—Gorton & Lidgerwood Co. ..... 194.76
10 Tait, John—Percy P Hopp .....99.43
13 Tischler, Samuel—People, &c ..... 500.00
14*Tsigomo, Thomas—N Y Telephone Co..28.80
14 Treibitch, Abraham—Louis Levine ....29.41
14 Taraci, Giovanni—Rudolph Tixel .....166.81
16 Thompson, John B—Transit Realty Co..379.51
10 Vogel, John—R Ross Appleton .....711.20
16 Vail, Chas M—J Barkley .....87.76
10 Warm, Jacob—Jacob Klein.....291.26
10 Wallinstein, Samuel L—Wm M Young.320.22
12 Watt, Harold L—Albert Russmann et al.. ..... 302.43
12 Wilchinsky, Harry—Jacob Morrison and ano ..... 219.98
13 White, Abraham—Wm R Stewart et al.887.85
14 Willyoung, Elmer G—James G Biddle.3,358.86
14 Walthew, Francis A—Honora M Cox..270.02
16 Waldeck, Florian—Jacob Mentzel.....86.41
16 Whiteman, Benj A—James Bergman..41.70
16 Wasserman, David—Walter C Martin..61.51
16 Warm, Jacob—Hudson Structural Steel Co. ..... 422.97
16 Zumeta, Ida B—Transit Realty Co...162.56

CORPORATIONS.

10 Camardella and Hettesheimer, Inc—Geo C Stetson et al .....824.36
12 Mansfield Machine Co—New York Life Ins Co ..... 266.27
13 The Old Dominion Fire Ins Co—Vulcan Transportation Co et al .....1,649.34
13 Press Publishing Co—Bernard Solomon... ..... 1,100.42
14 Harlem & Suburban Building & Savings Assn—Wm N Hoyt ..... 119.83
14 The People of the State of N Y—Geo F Hinrichs Co ..... costs, 66.83
14 Standard Brick Machinery Co—John A Wilbur ..... costs, 88.45
14 The Corporate Realty Assn—Mechanics & Traders Bank ..... 2,635.08
14 The N Y C & H R R R Co—Fielding L Marshall et al ..... costs, 211.87
14 Buzzini & Co—Fairbanks Co .....80.94
14 Lardeau Mines, Ltd—Edw G Reinert et al.. ..... 153.23
15 Traver Circle Sewing Co—Sherwin Williams Co..... 896.03
15 International Milling Co—Camillo Olivetto. ..... 1,283.18
16 South American Express Co—Rand McNally & Co..... 48.12
16 Patent Development Co of America—N A Bibikov ..... costs, 126.16
16*Chas Morton & Co, Inc—John L Oberly et al..... 465.56
16*H A Rost Printing & Pub Co, Inc——the same ..... 465.56
16 Schroeder Ink & Color Co——the same.465.56
16 Jones Le Baron Prison Co—Frank Hockin. ..... 85.41
16 F D Roth Co—Glendining McLeish & Co, Ltd ..... 1,417.97
16 The Central Fire Proof Door & Sash Co—Levy Witherhorn et al .....401.26
16 Iroquois Hotel & Apart Co—John B Gleason..... 24,550.48

## SATISFIED JUDGMENTS.

August 10, 12, 13, 14, 15, 16.

[6]Adler, Sigmund—Republic Marble Co. 1907. ..... 448.72
Adler, Maxwell—J C Burns et al. 1907....66.81
Avitabile, Theresa—The Union Stove Works. 1902 ..... 163.00
Avallone, Frances or Damato—G Stoltz. 1900 ..... 546.56
Same——same. 1900 ..... 316.87
Bursch, Adolph F W—G W Rasch. 1893...350.27
Cohen, Isidor L—M S Bernheimer et al. 1907. ..... 1,536.82
Coller, Adolph H—Humphries Homeopathic Medicine Co. 1907 ..... 39.81
Cornell, Chas H & Hugh Lunney—E W Caddick. 1907 ..... 169.02
Cahill, Mary J—City of New York. 1903..87.21
Cohn, Wolf—L Stein. 1903 ..... 258.02
Daniel, Joseph and Maurice—A D Rogers. 1907. ..... 218.01
Duff, Harry—C Koster et al. 1907 .... 150.22
Dutch, J Fleming—M H Treadwell Co. 1907.. ..... 216.62
Euell, Elizabeth—F E Glasser. 1907.....100.06
Same——J Neilson et al. 1907.....104.31
Freedman, Benjamin M—I Levy. 1907....908.67
[6]Goldfine, Joseph—R Wallach. 1898 ..... 27.87
Goldman, Max—A M Slater. 1906.....332.10
Hess, Julia—C Lynn. 1907 .....29.67
Heimlich, Adolph and Herman W Faber—N Y Telephone Co. 1902 ..... 32.53
Hyams, Walter—Derby Desk Co. 1907 ....64.91
Hatow, Marcus—J Levy et al. 1906.....99.41
Kessler, Max, Raffaele Constantine & Sabato Vigorito—J A Solomon. 1907 ..... 101.26
Kalina, Loeser—Empire Card & Paper Co. 1904 ..... 106.02
[1]Kuntz, Emma, Charles Murray & Barbara Murray—People, &c. 1906 ..... 500.00
[1]Karp, Davis & Morris Heller—R E Thibaut. 1907 ..... 888.69
[1]Leitner, Jacob—Federal Tiling & Mantel Co. 1907 ..... 359.66
Marx, Henry—Fidelity Loan Assn. 1905..148.91
McGuirk, Henry & Susan—M Loeb et al. 1905. ..... 438.66
[1]McGowan, John P—Park & Tilford. 1907..28.69
Mayer, Israel—A Herrmann. 1905.....412.22
[1]Naughton, Michael—G A Litthauer. 1907..... ..... 1,093.77
[6]Rochnowitz, Abraham—F S Grubb. 1903..78.31
Ryer, John B—G De W Clocke et al. 1904.. ..... 27,435.67
Shiel, Robert F—A S Nichols. 1897.....34.77
Sadlier, Annie M—M Naftal. 1907.....48.75
Sattenstein, Rubin—M Wielandet. 1907....51.92
Sattenstein, Ruben—C Kirchner. 1905.....49.65
Spies, Geo V—S Hatch. 1891.....780.22
Same——same. 1903 ..... 1,343.90
[4]Tucker, Clarence—P B McEntyre. 1898..2,350.04
[6]Tekulsky, Nathan & Max Schoenfeld—J Raphael. 1907 ..... 254.40
[3]Van Houten, Marie L—F D Creamer et al. 1906 ..... 458.56
Weiss, Louis—J Greenberg et al. 1906 ..120.20

CORPORATIONS.

Swift & Co—F H Marrell. 1907 .....202.41
[1]New York Electrical Workers Union—E S Connelly. 1907 ..... 419.31
Copete Mining Co—I V Weisbrod. 1906..274.72
International Banking Corporation—F Raymond et al. 1907 ..... 56.85
Same——same. 1907 ..... 82.05
Same——same. 1907 ..... 114.05

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

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JOHN COOPER, PROPRIETOR
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## MECHANICS' LIENS.

Aug. 10.

112—Broadway, No 810. Atlantic Terra Cotta Co agt Apartment Construction Co....2,000.00
113—123d st, Nos 259 and 261 West. Eugene F Kachel agt New York Edison Co and Chas H Peckworth ..... 180.00
114—Same property. Same agt same .... 64.40
115—Mercer st, Nos 123 and 125. Same agt Peter W Rouss and Chas H Peckworth.2,700.00
116—43d st, Nos 311 to 319 West. Eureka Fire Hose Co agt Arthur H Scribner and John Boyd ..... 920.00
117—38th st, No 304 West. Simon Goldman et al agt Jacob Korn and Abraham Vexler..25.00
118—Crosby st, No 31. Same agt same..150.00
119—174th st, e s, 438 s Westchester av, 50x 100. Henry Nordheim agt Mary Walpole.. ..... 50.00
120—Simpson st, Nos 1049 to 1063. Zanesville Tile Co agt Louis Stern and Giuseppe Pelli.. ..... 1,435.12
121—8th av, s w cor 147th st, 149.11x125x199.10 to 146th st x irreg. Zanesville Tile Co agt Philip Simon, Henry Segall & Aaron F Kurzman and Giuseppe Pelli .....1,142.19
122—Thompson st, No 182. David Saron agt John Doe and Hansen & Hansen.....120.00
123—117th st, n s, 98 e Pleasant av, 30x100.11. The Weissburg Mark Co agt James J Benson ..... 800.00
124—Av C, No 196. A Mach & Son agt Aaron Schenheim, owner, and Joseph Schenheim.. ..... 815.00

Aug. 12.

125—Essex st, No 177. Louis Davis agt Ignatz Roth, Max Feldman and William Zeisler ..... 130.00
126—2d av, Nos 1094 and 1096. Sternberg Bros agt Louis Zimmerman .....65.00
127—Morton st, No 5. A Gordon & Bro agt Mary Simpson and Mautner Contracting Co.. ..... 103.00
128—111th st, Nos 213 to 219 West. Louis Prince agt Albert L Silberstein and Harry Charlowsky ..... 61.95
129—227th st, n s, 155 e Barnes av, 25x114. Tremont Moulding Mill agt J Menke and Herman Masche ..... 163.42
130—67th st, s s ,190 e 3d av, 120x—. T A S Sheridan Co agt Solomon Simon et al and Matthew Haupt; renewal .....325.30
131—Summit av, n e cor of 164th st, 25x114. Matthew D Haplin agt Margaret R Colleran and John Colleran ..... 71.48
132—112th st, Nos 312 and 314 East. Samuel Kahn, mgr agt John Isaacs ..... 165.00

Aug. 13.

133—2d av, No 690. Jacob Stone agt Mrs Charlotte Block and Reikes & Co .... 190.00
134—Barrow st, No 14. Randel House Wrecking Co agt Eugene & Adele Carpenter and L A Wright Co ..... 69.91
135—38th st, No 304 West. Simon Goldman et al agt Jacob Korn and Abraham Vexler.. ..... 50.00
136—2d av, Nos 1094 and 1096. Thomas F McLaughlin agt Louis Zimmerman.....50.00
137—73d st, Nos 503 to 513 East. Same agt Frank Messer & Jacob Warm ..... 65.25
138—67th st, Nos 216 to 220 East. Same agt Joseph Wolkenberg & Irving Simon .....76.50
139—Rivington st, Nos 255 to 257½. John L Cotter agt Samuel Korger ..... 2,356.75
140—College av, No 975. Montraville A Burr agt John F Brostrom and C F Ahlburn.11.50
141—3d st, No 195 East. Hyman Glick agt Joseph Katz and Jacob Goldberg..... 300.00
142—Bettners lane, w s, 206 n 245th st, 140x 363. James Brodley agt Jennie V Kennedy and Philip Dowling ..... 80.80
143—51st st, No 524 West. Wm A Thomas Co agt Maks Beck and Louis Davis ..... 108.93
144—Ludlow st, Nos 145 and 147. Nathan Leibowitz et al agt Henry Bazinsky and Nachman Jaffe ..... 18.00
145—Elm pl, No 14. James S Roberts agt Lilly F Hag ..... 35.05
146—118th st, No 166 East. Same agt Sarah Weiss & Rose Goldberg and August Floeck.. ..... 73.00
147—Cherry st, No 130. Max Cohen agt Jacob Froelich and S Boyersky ..... 38.75
148—Topping av, e s, 275 n 174th st, 100x 100. P O'Neil agt Francis Schlosser and A J Thomas ..... 62.00
149—Honeywell av, w s, 184 s 180th st, 66.1x 140. T Lagattella & Co agt Jacob Kahm. ..... 40.00
150—2d av, No 690. Max Lieman agt Charlotte Block, Meyer Reikes & John Rabinowitz ..... 55.00
151—17th st, Nos 14 and 16 West. Wm E Quimby, Inc, agt Fleischman Realty & Construction Co and John Boyd.....40.00
152—21st st, Nos 30 and 32 West. Same agt same .....240.00
153—123d st, Nos 225 and 227 East. Weisberg, Mark Co agt Benjamin Berger & Abram Abelman ..... 1,412.60
154—75th st, No 239 East. Jacob Levy agt A Caltabelletta & Co and Jacob Orobello & Co. ..... 280.00
155—Same property. Same agt A Caltabelletta & Co ..... 275.00

Aug. 14.

156—Wales av, e s, 165 s Dawson st, 112.6x100. Ravitch Bros agt Dawson Realty Co and Municipal Iron Works .....1,676.57
157—Columbia st, No 70. Spray Electric Co agt Congregation Havas Achim Anche Ungarn and Fuchs & Grillo ..... 50.00
158—Thompson st, No 182. R W Beiser Co agt John J Harkins and Hansen & Hansen....92.50
159—Longfellow av, w s, 125 s 172d st, 50x 100. Menorose Lonardi agt D H P Spring.. ..... 244.00
160—Broadway, e s, whole front between 143d and 144th sts, 199.10x100. Ross Lumber Co agt John V Signell Co ..... 353.11
161—10th av, Nos 285 to 291. Louis Liggio agt Pincus Lowenfeld & William Prager and Marcus Zimerman ..... 75.00
162—Longfellow av, w s, 125 s 172d st, 50x100. Bronx Sash & Door Co agt Geo J Staub and David H Spring ..... 433.68
163—3d av, No 794. Samuel Pollacks agt David L Durra and John McCormick ....103.60
164—112th st, Nos 534 and 536 West. Raisler Heating Co agt Joseph Kleinfeld, Samuel Engelsberg, Meyer Vesell & Abraham Collier and Kleinfeld & Engelsberg .. 1,150.00
165—112th st, Nos 534 to 538 West. Abraham Stechler et al agt Abraham Collier, Joseph Kleinfeld & Samuel Engelsberg .... 1,600.00
166—88th st, Nos 64 and 66 West. Caroline Layer agt M Loretta Wallace ..... 92.60
167—Madison st, No 162. William H Zerbe agt Emil Reibstein & Barnet Reibstein. Joseph Epstein ..... 100.00

Aug. 15.

168—165th st, No 761 East. Jacob Rosenblum agt Wm M Roosa and Louis Dursie .....50.00
169—165th st, No 763 East. Same agt Chas S Albert and Louis Dursie .....5.00
170—Broadway, e s, whole front between 143d and 144th sts, 199.10x100. Frederick W Cohn agt John V Signell Co.....1,043.45
171—Longfellow av, w s, 125 s 172d st, 50x100. David Shapiro agt Geo J Staub and David H Spring..... .....50.00
172—Same property. Abraham P Lerman agt same..... .....165.00
173—Scammel st, w s, whole front between Cherry and Water sts, 200x80. Robert Perlman agt Newland Realty Co.....650.00
174—Longfellow st, w s, 125 s 172d st, 50x100. Alexander O'Bright agt David H Spring..97.00
175—127th st, No 214 East. Thomas F McLaughlin agt Samuel Solomon and Max Kessler ..... .....146.25
176—Scammel st, e s, whole front between Cherry and Water sts, —x71.4. Leiser Perlmutter et al agt New Land Realty & Construction Co..... .....669.33
177—Longfellow av, w s, 125 s 172d st, 50x100. Howes Mfg Co agt David H Spring & Geo J Staab ..... .....72.48
178—St Lawrence av, e s, 50 s Merrill st, 50x 100. The Unionport Lumber & Mfg Co agt Nelson Rodof and Levine Building Co...200.03
179—Ludlow st, No 96. Joseph Rosenzweig agt Kaspar Karg, Mathilda Karg and Sigmund Fox..... .....211.00
180—Broome st, Nos 195 to 199. Same agt Joseph Berkowitz, Solomon N Landsman and Sigmund Fox ..... .....1,048.00
181—10th av, Nos 823 and 825. Isaac B Miller et al agt Hannah Abraham and Isidor Abraham ..... .....1,574.10

## BUILDING LOAN CONTRACTS.

Aug. 10.

Bogart av, e s, 225 n Rhinelander av, 25x100. George Hauser loans Nicholas Kalin to erect a 2-sty dwelling; 3 payments ..... $3,500.00

Aug. 12.

Wallace av, e s, 545 n Morris Park av, 25x100. George Hauser loans Samuel Geller to erect a 2-sty dwelling; 2 payments ..... 3,500

Aug. 13.

Bleecker st, n w cor Macdougal st, 75x74. Title Guarantee & Trust Co loans John L Foaliano, Antonio Prato, Joseph Raffo & John Garbanito to erect a —-sty building; 1 payment ..... 90,000
179th st, n s, 85 w Mapes av, 60.2x62.7. Sebastian J Breihof loans Fannie & Bernhard Moral to erect three 2-sty dwellings; — payments ..... 10,000
181st st, s s, 100 w Audubon av, 125x119.6. Atlantic Realty Co loans Wm H Bingham Plumbing & Contracting Co to erect three 5-sty apartments; — payments ..... 15,000

Aug. 14.

Franklin av, e s, 290.5 s Jefferson pl, 108x 145. Title Guarantee & Trust Co loans John Boyland to erect a —-sty building; 10 payments ..... $70,000

Aug. 15.

162d st, s w s, 165 s e Courtlandt av, 21x100. Adolph C Hottenroth loans Alfred W De Lybove to erect a 3-sty tenement; 8 payments..... .....8,200
Hughes av, e s, 20 n 188th st, 25x87.6. North American Mortgage Co loans Pasquale D'Auria to erect a 4-sty apartment; 10 payments..... .....8,500

## SATISFIED MECHANICS' LIENS.

Aug. 10.

96th st, No 68 West. Wells & Newton Co of N Y agt Priscilla Wallace. (May 13, 1907) ..... 565.00

Aug. 12.

230th st, s s, 105 e 2d av, Bronx. James C Forbes agt Thomas Holland et al. (July 25, 1907) ..... 1,550.00
230th st, s s, 155.9 e Carpenter av, Bronx. Riccardi Bros agt same. (July 26, 1907).. ..... 166.00
230th st, s s, 105 e Carpenter av, Bronx. Thos B Bowne & Son agt same. (July 26, 1907).. ..... 760.44
Summit av, n e cor 164th st. Myer S Blumberg agt Margaret L Colleran et al. (July 30, 1907) ..... 365.00
[2]2d st, Nos 302 and 304 East. Horan-Michael Co agt Joseph Wolkenberg. (August 3, 1907) ..... 230.00
[2]138th st, No 600 West. American Parquet Flooring Co agt Levy & Weinstein Realty & Construction Co. (Apr 17, 1907) .....400.00
Allen st, Nos 202 and 204. Nathan Pickett agt May Perlman et al. (June 5, 1907)..255.00
Perry av, e s, 125 s 209th st. Pirrelli Bros agt Helene Poppelan et al. (Aug 1, 1907) ..... 40.00
Mott st, Nos 70 and 72. Charles Weissberg agt Max Lubetkin et al. (May 24, 1907).. ..... 335.61

Aug. 13.

Vandewater st, Nos 17 to 27, and.....
Rose st, Nos 45 to 51. .....
Struthers Wells Co agt Geo W Munro. (Jan 8, 1907) ..... 588.33
85th st, No 77 East. Hyman Rosen et al agt Mary A Hackett. (July 6, 1907) ..... 170.00
15th st, No 410 East. Louis Einstein et al agt William Moeller et al. (June 17, 1907).... ..... 495.00
Wendover av, No 752. Domenico Bravin agt Bernard Levy. (June 10, 1907) .....1,650.00
Same property. Simon Goldman et al agt same. (June 17, 1907) ..... 352.00
[1]Rose st, No 27. Isadore Bregman et al agt Philip Ochsenreiter. (Aug 9, 1907) .... 28.00

Aug. 14.

48th st, No 315 East. Abe Oxenhendler agt Morris Glick. (Feb 27, 1907) ..... $25.00
Webster av, s w cor 179th st. B Diehl Construction Co agt Roco Realty & Construction Co. (July 22, 1907) ..... 275.00
[2]Summit av, n e cor 164th st. Geo F Boche agt Margaret L Colleran et al. (July 2, 1907) ..... 800.00
[2]Same property. Bernardo Ruffino agt same. (June 25, 1907) ..... 250.00
[2]Same property. Same agt same. (June 27, 1907) .....250.00

Aug. 15.

9th st, No 646 East. Wm A Thomas agt John Kaminsky et al. (Feb 16, 1906)..250.00
[3]Clinton st, Nos 80 and 82. Harry Black agt Anna M Grossman et al. (Aug 18, 1906). .....1,650.00
Barnes av, w s, 735 n Morris Park av. Thos B Bowne & Son Co agt Hugo Martens. (Aug 8, 1907) ..... .....306.30

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Aug. 9.

Standard Knitting Co; Max Mayer & Sons; $421.20; Stern, Singer & Barr.

Aug. 12.

The William Rahr Sons Co; Wm B Gottlieb; $3,500; J C Levi, Weil & Newhouse.
Pollak Bros; Van Norden Trust Co; $8,000; Parsons, Closson & McIlvaine.

Aug. 14.

Lowenthal, Adolph S; Jacob H Theobald; $1,-297.50; Maxson & J.
United Oil Cloth Co; Robert E Brennan; $8,750; Horwitz & Wiener.
Lutfy, Deeb; Suleman D Merhige; $506.81; M B Clarke.
Dalton, James H; Columbia Trust Co; $8,000; Gifford, Hobbs & Beard.

## CHATTEL MORTGAGES.

Aug. 9, 10, 12, 13, 14, 15, 1907.

AFFECTING REAL ESTATE.

Abelman, A. Jennings st, bet Stebbins and Wilkins av..W Kerby. Ranges. $546
Chintz, A..E J Gillies & Co. Refrigerator. 60
De Carlo, J. 107 E 215th..N England Mantel & Tile Co. Mantel. —
Friedman & Smith. 2d av, e s, 40 s 124th st.. National M Co. Mantels. 600
Makransky & Appelbaum. 111th st, 175 ft. e of 8th av..Silberstein & S. Mantels. 1,494
New Era Construction Co. 163d, 100 ft. e of Broadway..American M Co. Mantels. 990
Wagner & Linetzky. 262 E Houston..I Gluck. Gas Fixtures. 144

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|---|---|---|---|
| Rosendale, or Natural, in wood, Per bbl. | | @ | 95 |
| Portland, Domestic, in wood | 1 63 | | 1 68 |
| Portland, German | 1 90 | | 2 10 |

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| | | | |
|---|---|---|---|
| Atlas Portland | 1 65 | @ | 1 75 |
| Alsen (American) Portland | 1 63 | | — |
| Vulcanite | 1 65 | | 1 70 |
| Trowel Portland | — | | 1 70 |
| Nazareth | 1 65 | | 1 70 |
| Lehigh | 1 65 | | 1 70 |
| Dyckerkoff (German) Portland | 2 50 | | 2 75 |
| Alsen (German) Portland | — | | 2 30 |
| Royal Crown (Belgian) | 1 80 | | 2 00 |
| Heyn Bros. (German) | 2 20 | | 2 50 |
| Dragon Portland | 1 70 | | — |

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MANY architects in their anxiety to get a safe durable cement, overlook the important question of *color*. One glance at finished Alsen work shows its *much finer* shade. No yellow or blotchy effect so common in most good brands, a clear bluish tint, perfect for artificial stone. Of course color doesn't count in work like the Panama Canal. There American Alsen was given preference at equal prices only because of ultra high quality. The bids are on record at Washington.

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Why are they used in all principal buildings in New York, Brooklyn and neighboring cities?
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Best for **BRICK** and **STONE WORK.**
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**CHESHIRE** finishing lime, which is well known and always A 1.
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Hoosac Valley Lime.
Hadsell White lime.
**Especially adapted to brown and scratch coats.**

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REAL ESTATE RECORD AND BUILDERS GUIDE.
ESTABLISHED MARCH 21st 1868.
DEVOTED TO REAL ESTATE, BUILDING ARCHITECTURE, HOUSEHOLD DECORATION, BUSINESS AND THEMES OF GENERAL INTEREST.

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THE way in which general business manages to maintain its volume, in spite of the scarcity of money and the decline in security values, is extraordinary. If there is one department of business which ought to feel most severely the effect of tight money it is that of building; but the figures for July, 1907, show a comparatively small decrease from the large figures of last year. The decrease amounts only to $6,000,000, of which $4,500,000 is attributable to New York. Throughout the middle West, particularly in the larger cities, building is more active than it was a year ago. Chicago, Cleveland, Detroit, Kansas City, Milwaukee and St. Paul all report substantial increases in the amount of new construction projected. On the other hand, Pittsburgh, Minneapolis and the majority of the eastern cities have not succeeded in doing so well. On the whole, however, the showing is remarkably good, and it looks as if the building industry could count upon another year of substantial prosperity. So it is in other lines. Many manufacturers report that not only that they are working overtime to fill existing orders, but that new orders are coming in in a larger volume than ever. It is probable that the farmers will suffer no abatement of the good times of recent years, for the higher prices they will receive, will constitute more than a compensation for any diminution in the yield. In short, it seems entirely possible that the course of business during the coming year will be that which the best friends of the American business public could desire. There will be a slowing up in certain lines, which will, in the course of time, have the effect of easing the money market; but the volume of business will be well maintained and there will be no sudden contraction either of credit or of activity.

THE plans for the new National Theatre in Central Park West and Sixty-second street have been filed, and its construction will be awaited with interest. No private manager would have dared to invest several million dollars in a theatre in this particular neighborhood, because the location is too remote from that in which the other high-class theatres are assembled; but for the purposes of this particular enterprise the site has been admirably selected. It is easily accessible from those large areas on the West Side and in Harlem where live the majority of the theatre-goers, while it is also sufficiently accessible from the more fashionable districts to the south and east of the park. The only regions from which it will be comparatively inaccessible are the suburbs. It will be difficult to reach either from Jersey or Long Island, even after all the bridges and tunnels are in full operation, and this will undoubtedly be a somewhat serious drawback, because an increasing proportion of prosperous New Yorkers will hereafter find homes on the other side of the waters. The drawback will be partly remedied by the completion of the Blackwell's Island bridge, but the remedy will be very partial, indeed. We have no doubt that the location of the Pennsylvania and McAdoo terminals will tend to help theatres, restaurants and shops, as far south as possible until new subways have been built. On the whole, however, the location of the new National theatre is as good a one as could be found. The projectors of the enterprise needed a site which was large, which was capable of effective architectural treatment, which was sufficiently accessible, and which, at the same time, was not too expensive. It is difficult to see what other location would have met with greater sufficiency these various needs. The site includes a whole block front, facing on a park, and in a location which is tolerably accessible at present, and will constantly become more so. The neighborhood of Columbus Circle may, indeed, eventually be the busiest and most important place in upper Manhattan. When Washington Heights, the Bronx and Westchester are more densely populated than they are at present, the tendency will naturally be to push the center further north, but it cannot travel any further north than Columbus Circle and Fifty-ninth street. Some day the Metropolitan Opera House will be moved into that neighborhood, and the whole of Fifty-ninth street fronting on the park will be converted into theatres, restaurants and stores.

SECRETARY TAFT was quite right in protesting against the attacks which have been made upon President Roosevelt in connection with the recent break in the stock market. That break has been due more than anything else to world-wide conditions which have made loanable capital extraordinarily scarce and which has consequently resulted in the sale of all kinds of securities. The responsibility for a condition which has depressed the price of English consols and New York City bonds so as to make them cheaper than they have been for a generation cannot well be imputed to President Roosevelt or to the policy upon which, under his influence, the Federal government has embarked. If railroad securities have declined in price more in proportion than other securities, the reason is chiefly that they were more weakly held and that they have, during the past year, been subject to radical legislative action on the part of the State governments. Doubtless the fine imposed upon the Standard Oil Company by Judge Landis did something to unsettle confidence, because it seemed to be dictated more by a purpose of doing an injury to the Standard Oil Company than by a wish to exact a reasonable and sufficient penalty under the statute. But if Judge Landis exhibited an unjudicial disposition to tag revenge on the most conspicuous of the "Trusts," the President cannot be held responsible. He has never encouraged such a disposition. All that the executive department of the Federal government has done was to seek the enforcement of a law against rebates, which was passed with the full approval of all shades of public opinion, and if the penalty exceeds the crime the fault lies with the statute. In any event the Standard Oil Co. has been notoriously an unscrupulous offender in the matter of rebates, and it can scarcely be denied that even if something more than justice has been done in this one instance, the fine has been imposd on the people who have most deserved it. If President Roosevelt's policy has been inimical to the value of railroad securities, why the reason must be that the value of railroad securities is dependent upon violations of the law. He has done nothing for a year except to seek the enforcement of laws. Some of these laws may not be wise, but their unwisdom cannot be charged to his account. No act of the Interstate Commerce Commission under the rate bill has as yet been dictated by the intention of injuring the railroads, and it is the rate bill for which the President is peculiarly responsible. The railroads would be far safer under the exclusive supervision of a Federal government committed to President Roosevelt's policies than they are under the existing system of mixed Federal and State control.

THE FOREGOING considerations seem so obvious that the abusive and unscrupulous attempts to make the President responsible for the decline in the price of stocks wears the appearance of a conspiracy. Either the enemies of his policy of Federal regulation are merely taking advantage of a necessary decline in the price of securities for the purpose of an attempt to make the President unpopular, or else a decline in the price of securities beyond a certain level has been deliberately brought about in order to provide ammunition for an anti-Roosevelt campaign. In either event it is impossible to see what the perpetrators of these attacks expect to gain. President Roosevelt has

declared in the most explicit and final way that he will not be a candidate for renomination in 1908. The man whom he wishes to be his successor is as conservative as any Republican, except those Senators who are frankly allied with the corporate interests. The nomination of any Republican, who was frankly or even furtively allied with the corporate interests would be merely an invitation to the country to elect a radical Democrat. No Republican can either repudiate the policy of regulation on which the Federal government has embarked or be lax about the enforcement of the laws. The owners of securities have far more to fear from the people who control the policy of the Democratic party than they have from President Roosevelt and his followers. In seeking to discredit the latter by unscrupulous misrepresentation they are riding for a fall. The consequences of success would be more dangerous than the consequences of failure, and the sooner they make this discovery the better it will be for them.

## A Colossal Profit From Real Estate.

REAL ESTATE is now the investment with a future. The best financiers are making no effort to explain the near-panic in Wall Street. The big investors in real estate are the only men "sitting steady in the boat," profiting from the constant enhancement of their holdings.

It is a grotesque view to take that the country is suffering from a surplusage of prosperity, but it is apparently unwilling to believe in itself. In the face of legislative and popular hostility the railroads have been making financial progress. Their earnings exceed their wildest hopes. But either the future has been too heavily discounted or there is a lack of confidence.

Turn the shield over. Rapid transit improvements in New York together with the tremendous growth of population were responsible for A TOTAL RISE OF LAND VALUES in Greater New York during the last fiscal year amounting to $190,357,758. IMPROVEMENT VALUES INCREASED $187,238,784.

Present values in most of the suburbs are rising under the influence of steady buying. There are advances every week. Every year or two adds from 10 to 20 per cent. to values in many of the more desirable sections. The work of the city's appraisers was closed before current high price levels had been attained. It is believed they will show even greater increases for the current year.

The total assessed value of real estate in all the boroughs of the greater city was $5,326,413,110 for 1906. This year the total assessed values in the greater city are $5,704,009,652.

All of the $190,000,000 which represents land enhancement has gone to the profit account of patient real estate holders. How much of it has come to you?

The increase in the assessed value of all real estate is $501,993,357, of which $105,375,700 is on special franchises, assessed by the State Board, $19,021,115 on the real estate of corporations, and $377,596,542 on ordinary real estate. The largest proportionate increase was in the Borough of Queens, where values have been rising very rapidly, the increase being 36.5 per cent.

IN NINE YEARS THE ASSESSED VALUATION OF ALL REAL ESTATE IN MANHATTAN HAS INCREASED $2,637,000,000; IN BRONX, $295,102,000; IN BROOKLYN, $571,399,000; IN QUEENS, $114,116,000; IN RICHMOND, $12,700,000.

The value of land to-day in the City of New York is so enormous that it is hard to realize its amount without some comparisons. The assessed value of land alone exclusive of improvements in the City of New York is greater than the assessed value of all real estate, improvements included, in the State of Pennsylvania, and nearly twice as great as the value of all the real estate, including improvements, in the State of New York outside the city. The assessed value of land of six square miles of Manhattan in the neighborhood of Central Park is greater than the assessed value of all the real estate of the State of Missouri.

For those living in other cities to comprehend the meaning of the figures some knowledge of the conditions existing in the different sections of New York is necessary, as also a knowledge of the principles underlying the relation of the value of land to the improvements on it. In a newly-settled country improvement value must precede land value, and this condition can still be observed at a distance from railroad communication even in some parts of the State of New York. As population increases the value of land increases more rapidly than the value of improvements, until a condition is reached, like that of the financial section of the Borough of Manhattan, where it is almost impossible to erect building equal in value to the land on which it stands. Some land near Wall st is assessed as high as $300 a foot, though an office building 25-stys high rarely costs more per square foot of lot area than $200, and generally considerably less.

During 50 years all other forms of business and investments have been exposed to reactions, panics and bad financiering. Yet New York land value has risen steadily. It has called for no business shrewdness or technical sagacity on the part of its owners. It has grown in worth and importance with the growth of the metropolis.

To make the story alive and personal, we shall close by relating the experience of a leading man in the commercial life in this city. A good part of his fortune has come to him from real estate investments, but some years ago he concluded to try the stock market. So he put forty thousand dollars into a Brooklyn stock, and saw the investment shrink in value to half that sum. Said this man, in relating the story in our office, "If I had taken a map of Greater New York and vicinity, shut my eyes, then stuck a pin into any part of the territory and invested my forty thousand on that spot, I could not have made a mistake. My investment would have been tangible. I could have gone and looked at it every day, if I had wanted to. Nobody could carry it off or cause it to shrink up. It would have constantly grown in value, and would pretty nearly have doubled."



ESSEX COUNTY COURT HOUSE, NEWARK, N. J.
Cass Gilbert, Architect. Hedden Construction Co., Builders.
Bronze work executed by Jno. Williams, Inc., New York. Otis Elevators. Yale & Towne Hardware.
Woodbury Granite Co., Granite.

# THE REALM OF BUILDING

## A New Type of City House.

The house is on the north side of 40th st, 150 ft. east of Park av. The lot is 29 ft. wide and 98 ft. 9 ins. deep. The exterior is of red brick and white marble, the latter used very sparingly. The desire was to make the exterior indicative of modest comfort and good cheer. The windows were made large so as to admit an abundance of light and sun, and the white marble was used to enliven the otherwise sombre monotony of the brickwork.



RESIDENCE OF ERNEST FLAGG, ARCHITECT.
40th St., near Park Ave., New York.
(Photo by A. Patzig.)

The most unusual feature of the house is its entrance and garage. In this respect it is probably the first one of a class which will multiply greatly in the future, for it affords a practical demonstration of the possibility of combining with the ordinary city house a garage, the need for which is daily becoming more urgently felt.

The garage is on a lower level than the street, and a large lift, operated by an electric motor, is used for raising and lowering automobiles.

The garage is on the rear of the lot and is entirely separated from the house. The building regulations require that 10 per cent of the area of the lot be left vacant, but there is nothing to hinder one building on that area below the level of the curb, and this is where the garage is placed. It was at first intended to confine the garage entirely to the vacant space on the lot occupied by the house, which would have answered very well for electric automobiles, but would not in this case have been large enough for gasoline cars. To provide space for two or even three cars the garage was extended across the end of the adjoining lot, providing a room 16 ft. wide and 36 ft. long. It is lighted by skylights.

There is no connection between the house and the garage except through this passage leading to the porte cochere, which is cut off from the garage both by swinging fireproof doors and

by an automatic fire door. Thus protected, the insurance rate on the house is not affected by the garage. The house is fireproof throughout; as its construction complies with all the rules of the fire underwriters, the lowest rate applies to it.

One enters the stair hall from the porte cochere.

## NEW LEADS IN ILLUMINATION

WHILE architects and building contractors are brought almost constantly into contact with the subject of incandescent lighting, the subject of proper illumination has been paid but slight attention, and little or no consideration given to the results that could be obtained. About the only calculation ever done was to allow one lamp (always understood a 16 C. P.) to a certain number of square feet of floor space, or perhaps to a certain number of cubic feet in a room, the question of the actual results thus obtained both from the practical and artistic standpoint being left largely to chance.

Illumination is beginning to receive the attention that so important a subject deserves. Architects, building contractors and those interested in problems of illumination will be pleased to learn that the engineering department of the National Electric Lamp Association has placed at their disposal, in bulletin form, considerable information on incandescent lamps and illumination. This will enable them to design properly the illumination in any particular case. The following outline shows the scope of these bulletins.

The first two serve to describe the National Electric Lamp Association and its engineering department where the experimental

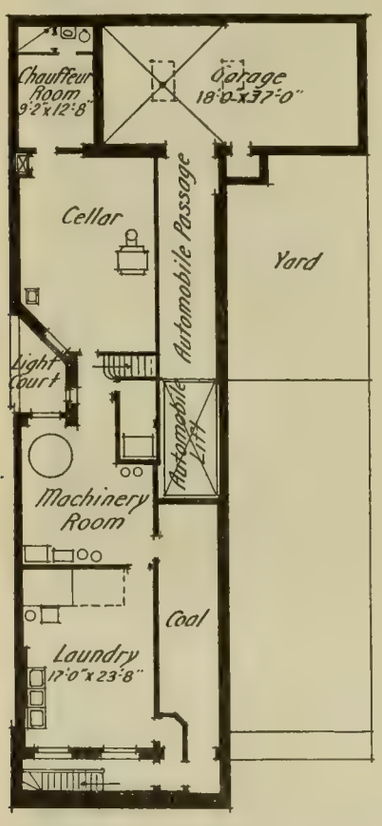



FIG. 2. BASEMENT PLAN.—ERNEST FLAGG'S HOUSE.

and development work of the Association is performed. The third deals with the 50 watt Gem metallized lamp, and the fourth describes the Gem high candle power and prismo lamps and units. The Gem lamp is a great advance over the ordinary carbon filament lamp, both in efficiency and in light quality. The Gem requires but 2.5 watts per candle in place of 3.5 which the ordinary carbon lamps take. Tables are included in the bulletins which show the cost of operation and renewals per 1,000 hours and other data on the performance of the lamp. Curves of the candle power distribution of different lamps with various types of reflectors and cuts showing these units are also given, together with descriptive matter and information.

The fourth bulletin describes the Tantalum lamp. This lamp has a filament composed of a metal wire called Tantalum. This filament can stand a much higher temperature than an ordinary lamp, or even a Gem, and hence gives a still higher efficiency, namely, 2.0 watts per candle in place of 2.5 for the Gem and 3.5 for the ordinary carbon filament lamp. Curves of the candle power distribution of this lamp with various reflectors are given. An interesting table of cost comparisons is found in this bulletin. The combined cost of power and lamp renewals per 1,000 hours has been calculated for the ordinary carbon, the Gem and the Tantalum lamp, for costs of power from 0.6 to 12 cents per Kilo watt hour.

Taking all things into consideration the Gem is found to be the most economical lamp to use up to where the cost of power is 6.0 cents per K. W. H. Above this the higher efficiency of the Tantalum effects a saving in power which more than counterbalances its slightly greater cost of renewal per 1,000 hours. The saving effected by using this lamp increases rapidly as the cost of power increases and as the average cost of power to the consumer is considerably greater than six cents, the Tantalum lamp is used to great advantage.

Although the Tantalum lamp has reduced the amount of energy per candle to about 57% of that required by the carbon lamp, the limit is not yet reached, for the Tungsten lamp operates at 1.25 watts per candle with a life of 1,000 hours. This is but 36% of the power required by a carbon lamp of the same candle power, or an actual saving of 65% of the energy used. Bulletin No. 6 gives a general description of the Tungsten lamp. So far no Tungsten multiple lamps have been made commercially, but the street series Tungsten is on the market and gives excellent satisfaction.

Bulletin No. 7 deals entirely with the subject of illumination and wiring. The principles of illumination are briefly explained and a method of calculating the illumination produced by a lamp and reflector upon a plane any distance beneath it is given, several problems being worked out to show the method. Ordinarily such calculations is somewhat involved so that a table has been devised to lessen, as far as possible, this labor. By its use the calculation of illumination becomes a very simple matter. Other tables are given which show the reflection factors for different colored walls, the intensity of illumination

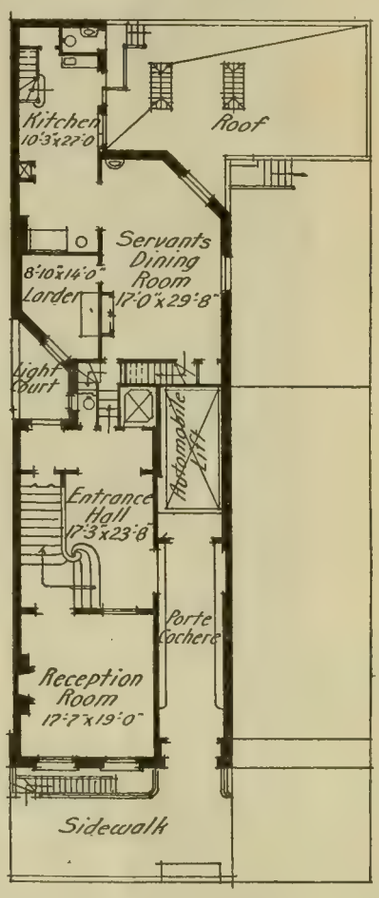



FIG. 3. GROUND FLOOR PLAN.—ERNEST FLAGG'S HOUSE.

required for various classes of service, etc. Several labor saving tables calculated especially for this bulletin are given in connection with the subject of wiring.

It is the object of the National Electric Lamp Association to embody in these bulletins information that would be of practical benefit to any one who is interested in incandescent lighting. Any one so interested may obtain copies entirely without charge by sending their name, address and occupation to the Engineering Department, No. 4411 Hough av, Cleveland, Ohio, U. S. A.

### The New Offices of Carrere & Hastings.

The new offices of Carrere & Hastings in the Brunswick Building were planned to suit the special requirements of their business. The most unique feature is the filing room. Everything that enters the office is brought through the hall to the filing room, where it is recorded and distributed to the staff. Everything leaving the offices likewise passes through the filing room for record, verification and forwarding. In this same room are provided the files for all correspondence and all the drawings for work in hand, which are kept in sliding files manufactured and installed by the Dryer Manufacturing Co. The work recently completed is kept in the rack over the files, the

full sizes in the drawers. In this room the materials and office supplies are purchased and distributed.

The reception room is used only as a waiting room from which clients and contractors are directed to the different private offices.

## Brick Manufacturers Oppose the New Rates.

MANUFACTURERS of brick in Pennsylvania, Ohio and other States will ask the Interstate Commerce Commission to give them relief from rates adopted by the Trunk Line and Central Freight Associations, to take effect on eastbound business Sept. 1. Failing in this, it is proposed to seek an injunction to restrain the railroads from putting these rates in effect, and then have the matter adjudicated in the courts.

One firm in the Pittsburgh district is under contract to make delivery of about 800 cars of brick in the East after Sept. 1. As they cannot get the shipment under way before that time, the new rates will apply, and having made the contract on the basis of present rates a loss of $25,000 is in prospect.

The prospective controversy concerning rates on freight has its origin in the recent ruling of the Interstate Commission in response to complaints of an Ohio manufacturer against the Pennsylvania lines and the Baltimore & Ohio, in which it was held by Commissioner Lane that all classes of brick look alike to the commission and must, therefore, be hauled at the same rate, instead of diversified classification for paving, building and fire brick, in the order named. As a result, the Trunk Line Association has advanced all brick rates to the fire brick scale.

The Central Freight Association immediately concurred in this action, making a new rate of $5 a ton, Chicago to New York, an advance of $1, the present rate being $4 on paving brick. From Pittsburgh it is now $3 on fire brick and $2.40 on paving brick, so that the increase is 60 cents a ton from the Pittsburgh district, which is considered exorbitant and restrictive of trade.

In consideration of the attitude of the commission, and as at present rates on paving brick are considered by manufacturers to be all that the traffic will bear, the brick men are hopeful their petition to the commission will not be in vain. Building brick manufacturers also object to the advance on their product, although it is less than on paving brick.

## Suggestions for Improving the Fireproofing in Buildings.*

By JOHN W. RAPP.

HAVING been engaged in the manufacture of fireproof materials for a period of over 25 years, I would therefore suggest that in all buildings over five stories in height the doors, windows, trim, etc., should be made of steel or metal covered woodwork, as experience has taught us that the building that was so equipped in the San Francisco fire withstood the test to such an extent as to prove beyond doubt that it is the only material at the present time suitable for the purpose of retarding fire.

While I am aware that the fact of being engaged in the manufacture of this material will bring forth considerable criticism, still you will learn upon investigation that the metal covered woodwork being furnished at the present time is in favorable competition with a high grade of non-fireproof material; furthermore it could be demonstrated to the satisfaction of the owner and architect, in case any extra expense is incurred, that they will be amply repaid by the material reduction in their insurance.

I could state several cases where additional expense in complying with the requirements of the Board of Fire Underwriters has ranged as high as 25 per cent. on the capital invested, and one case a short time ago where three buildings were rated as one, by reason of the fact that there were large openings between the walls, an investment of $1,300 reduced the premium $1,400 per annum. I might cite an instance of my own at my works in College Point: my insurance was $2.85 per thousand, and at an expenditure of $12,000 I reduced the premium from $2.85 per thousand to 25 cents per thousand on $200,000 insurance.

If you will take into consideration that of the $200,000,000 or upwards that was lost in San Francisco by fire, it is safe to say that if $50,000,000 had been spent in fireproofing on the buildings, etc., at least $150,000,000 would have been saved, if not the whole amount. Statistics show that we have been burning up for the last three or four years at a rate sufficient to almost pay the national debt.

The trouble has been, in revising the code these matters have not been given the proper attention for bringing forth the subject to the owner and the architect, who have held up their hands in horror at the possibilities of the additional cost of producing a building of this kind and have not thought of the saving effected in the insurance.

The committee of the Building Code Revision Committee on the Height and Area of Buildings will give a public hearing at the City Hall next Wednesday.

*Submitted as a brief to the Building Code Revision Commission.

## Points on the Material Market.

The "seasonably slow" market will soon be out of date.

The yellow pine sawyers of the South are curtailing production by shutting down their mills.

Not so much cedar is being used as a year ago and the market is rather overstocked. Receipts from Cuba have been heavy.

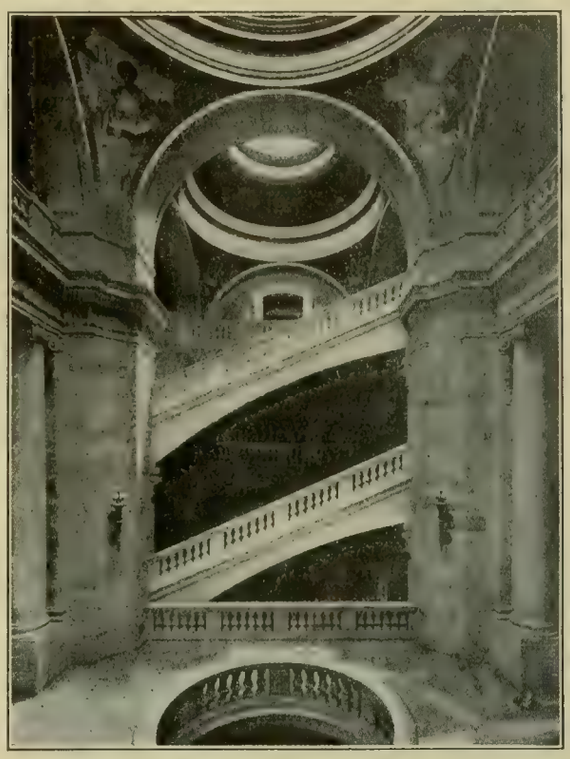
The present prices for mahogany are ruling from 8 to 12 cts. a foot, according to quality, with an average of about 10 to 10½ cts.

From August the first to the 15th the American Bridge Company's steel contracts were equal to those for the entire month of July.

The scarcity of steel is again becoming a factor in the wire nail situation. While deliveries are better, there is still some room for improvement, but mills still have a large tonnage of unfilled business on their books.

There was little of interest in the turpentine market at the close of the week, business on Friday being of small proportions, and confined to sales of a few barrel lots. Prices are pretty well maintained here on the basis of 59½ cts.

The business of the American Bridge Co. bids fair to break all previous records this month. Among the contracts that the company has taken during the week is one for 1,000 tons for the Lawyers' Title & Trust Co., at No. 160 Broadway.



ROTUNDA IN THE ESSEX COUNTY COURT HOUSE, NEWARK, N. J.
Cass Gilbert, Architect.

A quiet tone continues to pervade the hardware market. While there is every indication that business going forward is fully of normal proportions for this season of the year, it is also evident that the jobber is holding off to some extent, and is not over anxious to stock up at the present figures.

Perhaps the most significant feature in connection with the traffic in lumber during the past three months is the fact that in practically all classes of stock there has been but little tendency to shade prices in order to find a market for mill product. This is not absolutely true of every class of lumber, but the exceptions are few.

North Carolina pine is about steady at the range of prices previously noted, and while there is little tendency on the part of retailers to place well rounded season orders, there is a wealth of small business coming in all the time, so that practically all of the large operators are finding an outlet for their entire product.

Hemlock continues to move at the base price of $22 per thousand, and while the trade is somewhat erratic it is absorbing the full product of the mills, for the trade throughout New Jersey and in the Hudson River territory has been buying freely enough to offset the lighter demand right here in the Metropolitan district.

Spruce lath have been received in large quantities during the month, but there has been little difficulty in finding a market for all arrivals, and prices are quoted quite steady to-day at a range of $3.75 to $3.85 for standard 1½-inch slab lath. It is believed that this price or better will be maintained during the balance of the year.

Hardwoods have been dull and a trifle druggy of late, though the market for quartered oak, almost anything in the line of

ash and good poplar, is very strong. Poplar still is being quoted on a basis of $59 to $60, and good standard cars of 1-inch quartered oak at $80 and $83. Plain oak is a trifle easy, though when of good quality it finds a ready market. Mahogany is very firm and active, and will continue to hold its present position or better during the balance of the year, as there can be no accumulation of dry stock for many months to come.

The weather has been fine for brick manufacturing on the Hudson River this summer, and material has been made very fast wherever the works have been able to obtain sufficient labor. The market cannot take more than is now being shipped, and yet if manufacturing is to continue much longer shipments must be heavier. Some few manufacturers have made no shipments at all this season, though they have been steadily producing. Expectations of an extremely busy fall are beginning to wither, and an over-supplied market is rather what must be contended with. Under present prices and costs manufacturers say they cannot afford to hold cargoes for long periods at the city piers, while paying demurrage thereon. If bricks must be stored, it is cheaper to keep them under the sheds—at the works. President Hammond, of the Manufacturers' Association, is consequently of the opinion that manufacturing must and will mostly end with September, and he expects to close his own works early next month; but this will not interfere with shipments, which will continue until the end of the season, there being plenty of material in sight.

## New Catalogues.

TACONY TURBINE PUMPS.—Catalogue 3, Bulletins 1-6; 16mo, 40 pp., illustrated. Issued by the Tacony Iron Company, Land Title Building, Philadelphia.

Almost without exception present-day catalogues are elegantly printed. The best paper, the newest type faces, the choicest engravings and typographical designs are to be found in catalogues. These bulletins describe the advantages of turbine pumps as compared with reciprocating pumps, give directions for installing and operating, information for inquiries or orders, and pictures and descriptions of the "O," "M" and Sewage pumps, and a price list.

PERFECT GREENHOUSE CONSTRUCTION.—16mo, 100 pp., illustrated. By John C. Moniger Company, Chicago, manufacturers of Red Cypress Greenhouse Construction Material.

This catalogue contains photo-engravings of notable greenhouses in the West, architectural plans and detail drawings of various types of houses, and much information for anyone thinking of building a greenhouse.

FIREPLACE SCREENS.—36 pp., illustrated. Issued by Robert Rossman, 149-153 West 24th st, New York.

The Screens illustrated in this booklet are carried in stock in both four and five folds. A number of new designs are displayed. Styles Nos. 589, 25, 141 and 584, in brass, are particularly handsome. The highest quotation is $6.60 per fold. Brass Repousse Wood Boxes are shown in several designs, and also some Hammered Swedish Steel Antique Fire Sets.

UTILITY STEAM SPECIALTIES.—50 pp. From the Standard Steam Specialty Co., 542-544 West Broadway, New York.

Contains drawings of numerous articles, with dimension tables and price lists, notably the Utility Pump Governor, Exhaust Muffler, Oil Separator, Return Tank and Feed Water Heater as applied in condensing plants. There is also a steam receiver and steam separator combined in one apparatus and gives a storage of steam at the throttle valve several times greater than the displacement of the piston, a feature of much value to an engine running under variable loads, and particularly so when the boilers are located some distance from the engine. This apparatus also prevents wire drawing and the annoyance of vibrating steam mains.

FOR ROOFING AND WATERPROOFING.—8 pp., illustrated. From the Barrett Mfg. Co. We quote:

For roofing and waterproofing purposes the use of Coal Tar Pitch and Tarred Felt has grown from small beginnings, fifty years ago, to almost universal adoption. A great majority of all the first-class buildings of the country are now covered with roofs of Coal Tar Pitch and Felt, with a top surface of either Slag or Gravel. For waterproofing cellars, foundation walls, vault arches, tunnels and all underground construction, Coal Tar Pitch and Tarred Felt are recognized as standard materials. That the United States Government considers this form of waterproofing as best is evidenced by the fact that it was used in the construction of the new Custom House in New York City.

KAHN SYSTEM OF REINFORCED CONCRETE.—24 pp. Part 4. From the Trussed Concrete-Steel Co., Detroit.

This is the system followed in the Marlborough-Blenheim Hotel at Atlantic City, which is one of the largest reinforced concrete buildings in the United States. Its width varies from 60 to 200 feet and the length is 560 feet. The main building is 9-stys high; the front, with the dome, 13-stys.

Rapid and noiseless construction was absolutely necessary. Speed was required because immediate use of the building was of great importance. Reduction of noise was required as guests were being entertained in the older portion of the hotel.

The Kahn System of Reinforced Concrete renders a building soundproof, dustproof, clean and sanitary. The soundproof quality is insured not alone by the concrete being a poor conductor of sound but where the Kahn System of Reinforced Concrete and Hollow Tile construction is used the air spaces in the tile also act as insulation against the passage of sound. Moreover, the dead weight of the construction is so great in proportion to the live load that the ordinary noises, such as moving of furniture and other heavy bodies, or the rapid and noisy moving about of people, has no effect.

WHITE PORTLAND CEMENT.—18 pp. Parthenon Brand. From the Art Portland Cement Co., Kimmel, Ind.

This booklet discusses a subject of the utmost importance to everyone interested in the use of Portland cement.

Since the beginning of the manufacture of Portland cement chemists have been striving to secure a cement white enough for practical purposes. The Parthenon is non-staining and yet a true Portland cement. It contains waterproofing qualities, which is important for building block manufacturers to know.

For all kinds of ornamental work, porch columns, balustrades, vases, cast stone figures, ornaments, etc., for both interior and exterior decorations, Parthenon Brand commends itself. It gives this class of work a distinction never before attained. It can be also used to advantage in connection with ornamental plaster and stucco work.

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx | 56 | 79 |
| Estimated cost of new buildings | $2,493,300 | $1,983,550 |
| Total estimated cost of alterations for Manhattan and the Bronx | $115,010 | $365,951 |

### Plans for the Fifth Avenue Hotel Site.

BROADWAY.—It is reported that plans for a skyscraper office, store and loft building are being designed by Messrs. Maynicke & Franke, No. 298 5th av, to be erected on the site of the Fifth Avenue Hotel, which has a frontage of 139 ft. on Broadway, 63.5 ft. on 5th av, and 217.9 ft. on 23d st. Although no conveyance of the property has yet been recorded to new purchasers, it was reported in June last that a syndicate would acquire the land and erect a building. Messrs. Henry C. and Henry L. Eno are still the owners of record, having bought the property on Dec. 1, 1902, from the "Fifth Avenue Hotel Land Company," to which corporation it had been conveyed on May 28, 1900, by Amos R. Eno, Sr. The Record and Guide was informed on Friday upon apparently good authority that it would be some time distant before such an improvement, if any, would actually be commenced. It now looks as though if such an improvement is made, it will be by the Enos themselves.

### M. C. Rosenbaum Co. to Erect 33d Street Loft Building.

33D ST.—A general contract has been awarded to the M. C. Rosenbaum Co., mason builders and general contractors, 85th st and 3d av, for the construction of a modern loft structure at Nos. 35, 37 and 39 West 33d st, for the Eldean Realty & Construction Company (Mr. Neadle), of No. 59 William st, from plans by Architect Oscar Lowinson, 18-20 East 42d st. The building will cover a plot 67.6x98.9 ft., and will contain two electric passenger and one freight elevators. The exterior will be ornamental, of light brick (kind unselected) and terra cotta. Operations will be started immediately, and the building is to be ready for occupancy by Feb. 15, 1908.

### Palmer & Hornbostel Complete Plans for Pittsburgh Building.

Messrs. Palmer & Hornbostel, 63 William st, Manhattan, have completed plans and will advertise for estimates about Sept. 1 for the new Soldiers' Memorial building to be erected at Pittsburgh, Pa., at an approximate cost of $1,000,000. The structure will contain a large auditorium and banquet hall, and will measure 150x150 ft. in size. Particulars were recently given in the Record and Guide.

### John K. Turton to Build Turnbull Residence.

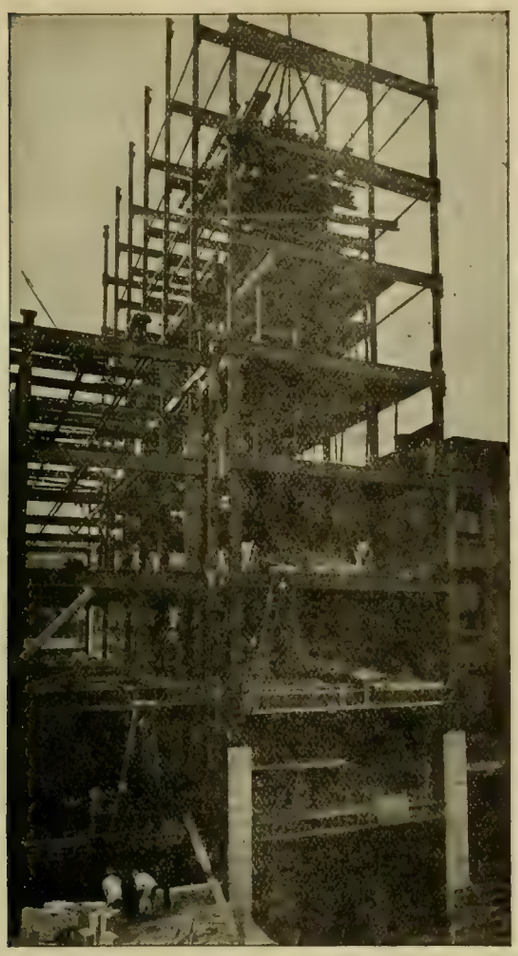
64TH ST.—The general contract has been awarded to John K. Turton, 1133 Broadway, for the erection of the new 4-sty residence for E. W. Turnbull, at No. 127 East 64th st, from plans by Messrs. Pickering & Walker, 7 East 42d st. Operations have already been started. The structure will be 20x85.6 ft. in size, with an exterior of brick and limestone, mansard roof, bluestone coping, steam heat, electric lights. Estimated cost is about $30,000.

### St. Joachim's Church to Be Improved.

ROOSEVELT ST.—N. Serracino, architect, St. James Building, 1133 Broadway, is preparing plans for extensive alterations to St. Joachim's Church, 22-24 Roosevelt st. Everything will be built new with the exception of the outside walls. A large skylight dome with leaded glass is to be placed at the centre of the roof. The Rev. V. Jannuzzi is rector. No contracts have yet been made.

### Geo. A. Fuller Co. to Erect Knoxville Office Building.

Messrs. Richards, McCarty & Bullford, architects, of Cleveland, Ohio, have awarded to the Geo. A. Fuller Company, Fuller Building, Manhattan, the general contract for a 10-sty



Loft Building, 34 West 17th Street

System M Construction

We started after our neighbor on the left

# SPEED OF ERECTION

In the rush of business in busy New York **"Time of Completion"** is generally the main item of controversy at the closing of the contract.

Designs and estimates are agreeable to the architect, contractor and owner, but on the speed question the occupant must be satisfied.

## SYSTEM M

(Patents Pending)

furnishes the correct design, the lowest price, and above all, the quickest structural scheme on the market.

The members, being light, are handled quickly. The frame goes up ahead of the concrete and is straight and rigid.

The pouring of the concrete can be done on the roof before the floors below, if necessary, to aid other crafts in their work.

The greatest aid to rapid erection is the large stock of Beams, Channels, etc., we carry.

Fabrication starts at once; there is no wait for mill shipments.

## STANDARD CONCRETE-STEEL CO.

**REINFORCED CONCRETE ENGINEERS AND CONTRACTORS**

**Office and Yard: 31st, 32d Streets, East River, NEW YORK**


steel frame office building for the Knoxville Banking & Trust Co., at Knoxville, Tenn. The cost is estimated at about $165,000.

### Apartments, Flats and Tenements.

3D AV.—Messrs. Radcliffe & Kelley, 3 West 29th st, are preparing plans for a 6-sty flat building for William Bradley, 329 West 68th st, to be erected at No. 334 3d av, to cost $25,000.

BROOME ST.—Samuel Golding, 230 Grand st, will erect a 6-sty tenement at the northeast corner of Broome and Lewis sts, to cost about $25,000. Samuel Sass, 23 Park row, is preparing plans.

ST. NICHOLAS AV.—A. B. Kight, 1947 Broadway, owner and architect, No. 1947 Broadway, will build on the west side of St. Nicholas av, 25 ft. south of 173d st, a 6-sty high-class flat building, to cost $125,000.

VYSE AV.—Wm. T. La Velle, 1145 Freeman st, is preparing plans and will receive bids for five 3-sty flats, 20x65 ft., for Geo. Hoffman, 1416 Bryant st, to be erected on the west side of Vyse av, near Freeman st, Bronx. The estimated cost is $45,000.

139TH ST.—Harry T. Howell, 3d av and 149th st, has on the boards plans for two 5-sty apartment houses to be erected on the south side of 139th st, 550 ft. east of Willis av, each 37.6x88 ft. Steam heat, hot water supply and all other first-class improvements, to cost $60,000.

### Churches.

H. B. Upjohn, 1133 Broadway, Manhattan, will receive bids for a church, 54x93 ft., to be erected on Eastern parkway, Brooklyn av, Brooklyn, for St. Mark's P. E. congregation, of which the Rev. J. Kennedy is pastor.

Wakeham & Miller, 1133 Broadway, are general contractors for the new church to be erected for St. Paul's Roman Catholics, 116 East 18th st, to cost $160,000. Messrs. Neville & Bagge, 217 West 125th st, are the architects.

The congregation of St. Anselm, Rev. A. Eilbrook, 152d st and Tinton av, Bronx, is about to begin the erection of the new church which they will build on the west side of Tinton av, 125 ft. north of Kelly st. Architect Anton Knoster, St. Jones pl and 215th st, prepared the plans. It will be a 1-sty structure, 56x164 ft., to cost about $150,000.

### Alterations.

11TH AV.—Herman Brown will make interior changes to No. 656 11th av, from plans by Erwin Rossbach, 1947 Broadway.

14TH ST.—Henry J. Feiser, 150 Nassau st, is planning for alterations to No. 612 East 14th st for Paolo Tumminely, 218 Chrystie st, to cost about $5,000.

25TH ST.—Katharine Walters, 551 West 47th st, owner, will make alterations to No. 409 West 25th st. James C. Waldron, 829 Willoughby av, Brooklyn, is making plans.

6TH AV.—John H. Knubel, 318 West 42d st, is preparing plans for alterations to Nos. 507-509 6th av for the estate of Mary C. Warren, 924 5th av. Estimated cost, $6,000.

THOMPSON ST.—The estate of F. L. Von Osten, Yorkville Bank Building, will make alterations to the southeast corner of Thompson and West Houston sts. Frederick Ebeling, 420 East 9th st, will make the plans.

### Miscellaneous.

Sanderson & Porter, 52 William st, Manhattan, and New Orleans, are planning to erect a new power-house at Mobile, Ala., for the Mobile Light & Railroad Co., to cost $100,000.

Charles E. Horn, Theatre Building, 1440 Broadway, Manhattan, has been commissioned to prepare plans for a 2-sty theatre for the Easton Theatre Company, to be erected at Easton, Pa., at a cost of $50,000.

Messrs. Squires & Wynkoop, 44 Cortlandt st, Manhattan, have completed plans for a new church edifice for St. Luke's congregation, Roselle, N. J., to cost about $30,000. M. F. Moore, Lake Hopatcong, N. J., is chairman of building committee.

Messrs. McKim, Mead & White, 160 5th av, Manhattan, have completed plans and have about awarded the building contract to Horton & Hemenway, of 633 Atlantic av, Boston, Mass., for the new N. Y., N. H & H. R. R. station at Waterbury, Conn. Estimated cost is placed at $200,000.

Architect Cass Gilbert, 11-15 East 24th st, Manhattan, will have plans ready about Nov. 1 for a library building for the St. Louis Public Library, at St. Louis, Mo., to cost in the neighborhood of $1,200,000. Mr. Gilbert has also recently awarded the general contract for a chapel, 110x163 ft., on the college grounds for Oberlin College, Oberlin, O., to cost about $125,000.

### Estimates Receivable.

R. L. Daus, 130 Fulton st, Manhattan, is receiving estimates for two branch Carnegie library buildings for the commissioners Borough of Brooklyn.

Bids are asked until 10.30 A. M., Aug. 30, by G. C. Burnell, Const. Q. M., Fort Wood, N. Y. H., for foundation, painting and erection of a 100-ft. iron flagstaff at this post.

53D ST.—No contracts have yet been awarded for the 4-sty garage and dwelling, 20x37 ft., which Robert Walton Goelet, 9 West 17th st, will erect at No. 140 East 53d st, same to cost about $12,000. Albert M. Gray, 1402 Broadway, is architect.

### Contracts Awarded.

DUANE ST.—John Lowry, 249 South 2d av, Mt. Vernon, N. Y., has the contract for alterations and building a new roof house at No. 55 Duane st for the New York Edison Co., on premises.

7TH AV.—John Jordan & Son, 449 West 28th st, have the contract for interior changes to the 4-sty hotel southeast corner of 7th av and 56th st, from plans by Thomas H. Styles. P. J. Flannery is the lessee.



THE SELIGMAN BUILDING.
William and South William Sts., New York.
Francis H. Kimball, Julian C. Levi, } Associated Architects.
(Photo by A. Patzig.)

BEAVER ST.—M. A. Rofrano, 11 Oliver st, has obtained the contract for alterations to the 5-sty store and office No. 3 Beaver st for Geo. F. Lockwood, of New Canaan, Conn., from plans by Westervelt & Austin, 7 Wall st. T. F. Foley, 112 Centre st, is the lessee.

Schlesinger & Schlesinger, 520 West 40th st, have obtained contracts for alterations to 434 East 14th st; A. A. Weigert, owner; Schwartz & Gross, architects. Also to the northwest corner of 116th st and Madison av for Jacob Israelson & Co., owner; Clarence True, architect.

33D ST.—James Parr, 156 West 123d st, has received the mason work, and A. Strand, 152 East 53d st, the carpenter contract for alterations to No. 28 West 33d st for the estate of Wm. Astor, 23 West 26th st. Earl Harvey Lyall, Cambridge Building, 33d st and 5th av, is architect.

177TH ST.—B. & J. P. Walther, 147 East 125th st, have awarded the mason contract to A. Hamilton, 116 East 28th st, and carpenter work to William Sommerville, 317 East 122d st, for three 2-sty brick stores, on the north side of 177th st, near Park av, for Richard Weber, 208 East 120th st.

65TH ST.—McEntee & O'Brien, mason builders, 1123 Broadway, have received the mason contract for the 7-sty fireproof storage building, 50x100 ft., to be erected at No. 248 West 65th st for the Bowling Green Storage and Van Co., 18 Broadway. Tucker & Vinton, No. 4 West 22d st, are general contractors, and Wm. B. Tubby, 81 Fulton st, is architect.

40TH ST.—General contract has been awarded to A. & W. Gray & Co., 237 West 37th st, for the erection of a 6-sty concrete, brick and limestone stone warehouse, 38.2x46.5 ft., which E. J. Markey & Co., 209 West 33d st, will build at Nos. 356-358 West 40th st, to cost $30,000. The heating will be by steam, and hollow tile will be used for shafts. J. Henry Eames, 347 5th av, is the architect.

BLEECKER ST.—Kalt & Zwerling, builders and general contractors, Nos. 151-153 2d av, have secured contracts for carpenter and framing work on two 6-sty flats to be erected at the northwest corner of Bleecker st and Minetta lane for Rocco M. Marasco, 57 East Houston st, from plans by Sommerfeld & Steckler, 19 Union sq. The same builders have also received similar contracts for a high-class apartment house for Edward Muller, owner, to be erected on Forrest av, 236 ft. north of 165th st, Bronx.

### Bids Opened.

Bids were received by J. A. Bensel, Comr. of Docks, Aug. 19, for furnishing and putting in place riprap stone: (a) Class 1; (b) class 2: John M. Sheehan, 280 Broadway, (a) $19,672, (b) $2,962. The Atlanta Contracting Co., 434 East 91st st, (a) $17,139, (b) $2,900.

Bids were received by the President, Boro. Manhattan, for general alterations, decorations, etc., to provide additional space in the Criminal Courts Building on the block bounded by Centre, White, Franklin and Lafayette sts, Manhattan. The A. Feldman Construction Co., Bible House, was lowest bidder, at $20,790.

The Commissioner of Docks received bids for repairing and rebuilding a portion of the pier at the foot of West 132d st, North River, known as Pier No. 122: Phoenix Const. Co., 41 Park row, $9,179 (low bid). Other bidders were B. Rolf, 39 Cortlandt st; New York State Construction Co., 80 Broad st.; Butler Bros & Hoff Co., 1170 Broadway.

J. A. Bensel, Comr. of Docks, opened bids Aug. 19 for grading and constructing pedestrian approaches to the ferries between West 22d and West 23d sts, North River, and for granite pavement between West 13th and West 14th sts, North River, on the Chelsea section. O'Brien Bros., 54 South st, 47 cts. per yd.; Bouker Contracting Co., 21 State st, 55 cts.; Harry Miller, 129 Broad st, 52½ cts.

### Plans Wanted in Competition.

The Building Commission of the Pulaski, Tenn., courthouse invite architects to submit plans for a brick, fireproof courthouse, 3-stys, to house the three usual Tennessee courts and the ten customary county officials. Estimated cost, $65,000 to $70,000. G. H. McMillon, County Judge.

## BUILDING NOTES

Never explain—your friends do not require it and your enemies will not believe you anyway.

Nine times out of ten the fellow who is let in on the ground floor falls through the beams and lands in the cellar.

Getting replies to an advertisement is not half the battle. It is the follow-up system that makes the most customers out of inquiries.

C. E. Kennedy, local sales manager for the Shepard & Morse Lumber Company, has returned from a trip through Canada, during which he combined business with pleasure, though working a fair measure of the latter.

The steel work on the Metropolitan tower, Madison av, southeast corner 24th st, to be the highest building in the world, is now up above ground four stories. Messrs. Post & McCord, 24 East 23d st, are erecting the work.

Frederick W. Cole, lumber wholesaler at 29 Broadway, is located for the summer at his cottage at Seagate, facing on New York Bay. He has been located many summers at this point and finds it convenient on account of its proximity to New York.

About 3,500 tons of steel will be required for the new 22-sty office building to be erected at the northeast corner of Broadway and Exchange pl, to cost $1,700,000. The Downtown Building Co. is the owner, and Geo. A. Fuller Co., builder. (For full particulars see issue Aug. 3, 1907.)

Harris A. Dunn, 253 West 91st st, is president, and John F. Kane, 25 Madison st, Brooklyn, is secretary and treasurer, of the Downtown Building Co., No. 66 Broadway, which is to erect the 22-sty office building on the north side of Exchange

pl, from Broadway to New st, to cost approximately $1,700,000. (For full particulars see issue Aug. 3, 1907.)

The United States Civil Service Commission announces an examination on Sept. 11-12 to secure eligibles from which to make certification to fill three vacancies in the position of miscellaneous computer, Naval Observatory, Washington, D. C. Age limit, 20 years or over on the date of the examination, but preference will be given to eligibles under 35 years of age.

At the meeting of the Association of American Portland Cement Manufacturers at the Marlborough-Blenheim Hotel, Atlantic City, Sept. 11, Mr. E. S. Larned will read a paper on what the cement industry needs in the control and regulation of the cement block trade. Mr. R. L. Humphrey will give an illustrated talk on the work of the Structural Materials Testing Laboratories at St. Louis, and Mr. J. B. Porter will discuss electrical equipment in cement plants.

It is said that construction work on the Panama Canal is developing faster than was contemplated when the estimates for expenditures during the year were made. The estimate is made that about $8,000,000 in excess of the appropriations could be used to advantage in pushing forward the work during the present year. Already reports show that the monthly estimate expenditure for labor is being considerably exceeded, and work at the Gatun dam has progressed faster than was anticipated.

A Western "middleman" introduces a somewhat fine point on the general subject of refunds by railroads for overcharges. He refuses to receive the refund on the ground that he added his excess charge to his selling price, so that the one who really paid the overcharge was the final owner or consumer of the stock. Logically, however, it would better serve the ends of justice to have this refund paid by the law-breaking railroad to the innocent shipper, rather than have it remain in the hands of the former.

The members of the local society of the International Association of Employing Plasterers had an enjoyable outing at Lohbauer's Bay View Park, Pelham Bay, on Tuesday. Baseball teams headed by George Phelan and T. J. Mannion had a close contest. The officers of the association are T. J. Mannion, president; J. H. McCahill, vice-president; J. H. Niebuhr, secretary; Joseph Van Note, treasurer. Among the guests of the occasion were Messrs. Allen J. Huik, Charles Troxell and W. A. Croker, of the Rockland Rockport Lime Co.

There have been few important changes in the local lumber market during the past thirty days beyond the final winding up of the affairs of the Export Lumber Company by Receiver Waterman A. Taft, who has discharged all of the obligations of the old company, which was a New York corporation, and has now organized and incorporated under the laws of Maine another Export Lumber Company, with a capital of $500,000. Its main offices will be in Boston, but it will maintain an important branch in this city at 42 Broadway.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Cherry st, n e cor Montgomery st, 6-sty brk and stone store and tenement, 45.11x51.2; cost, $40,000; Osas Parnes, 167 Rivington st; ar't, Samuel Sass, 23 Park row.—634.

Delancey st, n e cor Mott st, 6-sty brk and stone tenement, 32x84; cost, $40,000; Susswein & Hermann, 425 E 105th st; ar't, Jacob H Amsler, 1058 Jackson av.—626.

5th st, No 523 E, 1-sty brk and stone outhouse, 13.4x9; cost, $800; Miss Magdalena Sartori, 523 E 5th st; ar't, Wm Kurtzer, 192 Bowery.—623.

13th st, s s, 70 w Av C, 6-sty brk and stone tenement, 38x118.6; cost, $75,000; Joseph Wolkenberg, 96 Av C; ar't, Geo Fred Pelham, 503 5th av.—620.

Broadway, No 60 | 22-sty brk and
Exchange pl, n s, from Broadway to New st | stone office building, 67.4x132.6 and 65.10 ft., flat tile roof; cost, $1,700,000; The Downtown Building Co, 66 Broadway; ar'ts, McKim, Mead & White, 160 5th av.—622.

#### BETWEEN 14TH AND 59TH STREETS.

40th st, Nos 356-358 W, 6-sty concrete, brick and stone warehouse, 38.2x46.5, tar and gravel roof; cost, $30,000; E J Markey & Co, 209 W 33d st; ar't, J Henry Eames, 347 5th av.—629.

53d st, No 140 E, 4-sty brk and stone garage and apartment building, 20x37, copper and slag roof; cost, $12,000; Robert Walton Goelet, 9 West 17th st; ar't, Albert M Gray, 1402 Broadway.—632.

1st av, No 987, 1-sty brk and stone outhouse, 6.8x8.8; cost, $1,000; Geo Schuster, 11 Av C; ar't, Henry Regelmann, 133 7th st.—635.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

64th st, No 127 E, 4-sty and basement brk and stone dwelling, 20x85.6; cost, $30,000; E. W. Turnbull, 127 E 64th st; ar'ts, Pickering & Walker, 7 E 42d st.—625.

64th st, Nos 303-309 E, 1-sty brk and stone storage building, 50x75 and 83.10, slag roof; cost, $1,000; Sloane & Moller, 316 E 65th st; ar't, L A Hornum, 145 E 42d st.—633.

108th st, Nos 55 to 59 E, 2-sty brk and stone garage, 75x90; cost, $20,000; John Townshend, 99 Nassau st; ar't, Nathan Langer, 81 E 125th st.—621.

116th st, n s, 412 e 1st av, 6-sty brk and stone tenement, 57x87.11; cost, $75,000; Lordi, Pernetti & De Respiris, 321 E 116th st; ar't, L F J Weiher, 103 E 125th st.—624.

#### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

93d st, s s, 175 w West End av, 6-sty brk and stone tenement, 50x130.4; cost, $100,000; Allenal Construction Co, 135 Broadway; ar'ts, Rouse & Sloan, 11 E 43d st.—627.

#### NORTH OF 125TH STREET.

127th st, n s, 106.1 e Lawrence st, 1-sty brk and stone wagon shed, 120x71 and 33, slag roof; cost, $2,800; Pilsener Brewing Co, 128th st and Amsterdam av; ar't, L Oberlein, 19 Whitehall st.—628.

Fort Washington av, s e cor 178th st, 1-sty frame and concrete carriage house, 12x14; cost, $600; Wm Morris, 1440 Broadway; ar't, Thomas W Lamb, 224 5th av.—630.

St Nicholas av, n w cor 184th st, 6-sty brk and stone apartment house, 99.11x87 and 90; cost, $175,000; Wm J Casey, 1953 7th av; ar'ts, Neville & Bagge, 217 W 125th st.—631.

### BOROUGH OF THE BRONX.

Augusta pl, w s, 100 n Eastern Boulevard, two 2-sty frame dwellings, 18x30; total cost, $6,000; Jos Newman, Madison av, Westchester; ar't, Chas R Baxter, Middletown road.—816.

Pierce st, s s, 275 e Deane pl, 2-sty frame shop, 43x70 ;cost, $5,000; Beulah Howes Whittaker, 734 Fairmount pl; ar't, Orson G Howes, 734 Fairmount pl.—817.

Poplar st, n s, 200 e Forest av, 2-sty frame dwelling, 21x50; cost, $5,000; Sara Nerenberg, Westchester av; ar't, B Ebeling, West Farms road.—831.

9th st, n s, 305 w Av C, Unionport, 2-sty frame dwelling, 22x48.6; cost, $4,500; Geo Decker, Av C and 9th st, Unionport; ar't, Wm Koppe, Waterbury av.—827.

165th st, s s, 150 e Stebbins av, 3-sty frame tenement, 24x57.6; cost, $7,000; Geo Tromberger, 1028 Stebbins av; ar't, Hugo H Avolin, 961 Stebbins av.—825.

169th st, s s, 100 w Findlay av, four 2-sty frame dwellings, 20x57; total cost, $20,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—824.

169th st, s s, 20 w Findlay av, four 2-sty frame dwellings, 20x52; total cost, $20,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—823.

172d st, e s, 306.7 s Gleason av, two 2-sty frame dwellings, 20x50; total cost, $10,000; Peter McBride, 1188 Tremont av; ar't, Otto C Krauss, 1188 Tremont av.—819.

173d st, w s, 97 s Westchester av, two 2-sty frame dwellings ,21x50; total cost, $10,000; Jas A Garvey, 171 White Plains av; ar't, Wm F Garvey, 171 White Plains av.—818.

205th st, s s, 183 e Grand Boulevard and Concourse, 4-sty brk tenement, 25x77; cost, $15,000; Fred Pistone, 3170 Jerome av; ar't, Chas S Clark, 709 Tremont av.—830.

214th st, s s, 94 e White Plains av, 4-sty brk tenement, 25x73; cost, $15,000; Antonio Popontonio, 29 E 214th st; ar't, L Howard, 1861 Carter av.—836.

225th st, s s, 182 e Bronxwood av, 2-sty brk dwellings, 22x55; cost, $5,500; J Mereli, 447 E 116th st; ar'ts, Briganti & Steenecken, 205 E 17th st.—833.

Bathgate av, e s, 200 s Pelham av, three 2-sty frame dwellings, 18x60 each; total cost, $12,600; Orson Fuer, Lorillard pl; ar't, Wm Kenny, 2600 Decatur av.—834.

Barnes av, e s, 175 s Morris Park av, 2-sty frame dwelling, 21x54; cost, $4,800; Jane Kitchen, Hunt av; ar't, T J Kelly, Morris Park av.—828.

Teller av, w s, 90 s 169th st, four 2-sty frame dwellings, 20x52; total cost, $20,000; Thornton Bros Co, 1320 Clayton st; ar't, Hugo H Avolin, 961 Stebbins av.—821.

Teller av, w s, 120 s 169th st, six 2-sty frame dwellings, 20x52; total cost, $30,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—822.

Unionport road, e s, 375 n Morris Park av, 2-sty frame dwelling, 21x30; cost, $3,000; Chas Peterson, Amethyst av; ar't, T J Kelly, Morris Park av.—829.

Wallace av, w s, 55 n Barnett pl, two 2-sty frame dwellings, 21x50; total cost, $10,000; Barney Sumergrade, 279 Merrill st; ar't, Henry Nordheim, Boston road and Tremont av.—826.

Westchester av, n s, 51 w Theriot av, 1-sty frame shed, 46.4x18; cost, $200; M O'Neill, on premises; ar't, Wm Kenny, 2600 Decatur.—835.

4th av, w s, 100 s 233d st, 2-sty and attic frame dwelling, flat and mansard tin and shingle roof, 21x57.6; cost, $5,000; V & C Rampone, on premises; ar't, Geo P Crosier, 223d st and White Plains av.—820.

4th av, s s, 375 w Av D, 1½-sty frame stable, 24x16; cost, $500; Edw Frey, on premises; ar't, Anton Pirnei, 225 Holland av.—832.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Beaver st, No 3, store fronts, windows, alter elevator shaft, partition, to 5-sty brk and stone store and office building; cost, $3,000; Geo F Lockwood, New Canaan, Conn; ar'ts, Westervelt & Austin, 7 Wall st.—2303.

Broome st, No 221, partitions, windows to 5-sty brk and stone tenement and store; cost, $2,000; J Shapiro, 221 Broome st; ar't, H Horenburger, 122 Bowery.—2277.

Canal st, No 30, partitions, toilets, windows, shaft, to 5-sty brk and stone store and tenement; cost $8,000; Isaac Lipshitz, 1 East 106th st; ar't, A L Schulz, 214 East 14th st.—2299.

Clinton st, No 169, show windows, to 3-sty brk and stone store and synagogue and dwelling; cost, $300; Jacob Schwartz, 169 Clinton st; ar't, C H Dietrich, 42 Union sq.—2300.

City Hall pl, No 17, toilets, partitions, windows, tank, to two 5-sty brk and stone tenements; cost, $3,000; D F Mahony, 101 W 42d st; ar't, O Reissmann, 30 1st st.—2314.

Christopher st, No 118, partitions, toilets, windows, to 5-sty brk and stone tenements; cost, $1,200; D M Gallo, 97 McDougal st; ar't, F E Ryall, 23 Park Row.—2318.

Division st, Nos 2-8, columns, walls, to 5-sty brk and stone hotel; cost, $500; Richard Mortimer Estate, 11 Wall st; ar't, Henry H Holly, 39 W 27th st.—2316.

Essex st, No 120, toilets, windows, vent shaft to 3-sty brk and stone tenement; cost, $75; B Oppenheim, 23 E 107th st; ar't, H Horenburger, 122 Bowery.—2278.

Essex st, No 45, partitions, toilets, windows, store front, to 5-sty brk and stone tenement; cost, $3,500; Peter F O'Neill, 189 Hawthorne av, Yonkers, N Y; ar't, Henry J Feiser, 150 Nassau st.—2311.

Forsyth st, No 76, tank, windows, partitions, to 5-sty brk and stone tenement; cost, $2,500; Estate of John Wetteran, Daniel Wetteran exr, 323 E 51st st; ar't, Henry Regelmann, 133 7th st.—2305.

Greenwich st, No 14, toilets, windows, partitions, to 4-sty brk and stone store and tenement; cost, $1,000; Walter A Burke, 19 Washingon st; ar't, C H Dietrich, 42 Union sq.—2301.

Ludlow st, Nos 13-15, toilets, skylights, partitions, to two 2 and 5-sty brk and stone tenements (front and rear); cost, $7,000; Isidore Tager, 713 Prospect pl, Brooklyn; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2306.

Mulberry st, Nos 114 and 116, fireproof passageway to 5-sty brk and stone tenement; cost, $300; N Di Sesa, 116 Mulberry st; ar't, O Reissmann, 30 1st st.—2285.

Roosevelt st, No 6, partitions, stairs, piers to 4-sty brk and stone tenement; cost, $345; Antonio Orlando, 164 Mulberry st; ar't, Frederick Musty, 177 Cherry st.—2292.

Spring st, No 191, 1-sty brk and stone rear extension, 16.9x43, partitions to 3-sty brk and stone store and tenement; cost, $6,000; Bisso & Paretto, on premises; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2279.

Washington square South, No 53, partitions, mosaic floor to 7-sty brk and stone apartment hotel; cost, $3,440; Rev Dr. Edward Judson, on premises; ar'ts, McKim, Mead & White, 160 5th av.—2282.

11th st, No 71 W, shaft, partitions, to 3-sty brk and stone dwelling; cost, $500; John H Dye, 27 W 11th st; ar't, Louis F Fick, 524 W 160th st.—2286.

12th st, No 240 E, cut walls, windows to 2-sty brk and stone hospital; cost, $150; A Windhurst, 240 E 12th st; ar't, O Reissmann, 30 1st st.—2288.

14th st, No 46 E, columns, girders, piers, floor beams, to 6-sty brk and stone hall and loft; cost, $5,000; Brill Bros, 44 E 14th st; ar't, S S Sugar, 240 W 122d st.—2315.

18th st, Nos 32 and 34 East, mezzanine floor to 6-sty brk and stone loft building; cost, $200; Henry Parish estate, on premises; ar't, Lewis Leining. Jr, 355 E 19th st.—2285.

19th st, Nos 44-50 E, skylight, windows, to 13-sty brk and stone printing house; cost, $1,000; Central Real Estate Association, 309 Broadway; ar't, Richard Berger, 309 Broadway.—2298.

20th st, No 209 E, partitions, toilets, to 5-sty brk and stone tenement; cost, $1,000; Thomas F Lynch, 223 E 20th st; ar't, James Roe, 40 E 20th st.—2307.

33d st, No 28 W, partitions, stairways, to —sty brk and stone shop; cost, $2,500; estate of Wm Astor, 23 W 26th st; ar't, Earl Harvey Lyall, Cambridge Building, 33d st and 5th av.—2290.

35th st, No 557 W, fireproof floor to 4-sty brk and stone store and loft building; cost, $50; Thomas Watson, 557 w 35th st; ar't, James W Cole, 403 W 51st st.—2310.

40th st, No 320½ W, partitions, toilets, windows, to 4-sty brk and stone tenement; cost, $500; Katherine Ewert 221 1st st, Union Hill, N J; ar't, Wm S Boyd, 561 Hudson st.—2308.

44th st, Nos 154-156 W, toilets, partitions, columns, to 4-sty brk and stone hotel; cost, $2,000; Joe Adams, 156 W 44th st; ar't, Otto L Spannhake, 233 E 78th st.—2309.

66th st, No 51 E, partitions, dumbwaiter, shaft, windows, to 4-sty brk and stone dwelling; cost, $1,500; Frederick Kammerer, on premises; ar't, G H Strahan, 9 W 30th st.—2297.

76th st, No 401 E, 1-sty brk and stone rear extension, 30x5, to 3-sty brk and stone dwelling; cost $1,000; Frank Eberhart, 401 E 76th st; ar't, Adolph E Nast, 147 4th av.—2313.

118th st, No 362 W, partitions, skylights, heater and hot water boiler, to 3-sty brk and stone dwelling; cost, $2,000; Max Pullman, 14 E 116th st; ar't, Otto L Spannhake, 233 E 78th st.—2274.

118th st, No 535 E, basement, brk and stone rear extension, 20x28, partitions, to 4-sty brk and stone store and tenement; cost, $5,000 George Pavelka, 535 E 118th st; ar't, Fred Ebeling, 420 E 9th st.—2295.

124th st, Nos 134 to 136 W, alter walls, columns to 3-sty brk and stone stable; cost, $2,000; H C F Koch & Co, 132 W 125th st; ar'ts, Wm H Hume & Son,1 Union sq.—2281.

125th st, Nos 213 and 215 W, partitions, windows to 5-sty brk and stone store and office building; cost, $5,000; Bank Building Co, on premises; ar't, G H Griebel, 2255 Broadway.—2276.

125th st, No 22 E, show windows, partitions, to 3-sty brk and stone store and dwelling; cost, $500; Charles H Hart, 25 Broad st; ar't, Chas E Reid, 105 E 14th st.—2302.

Av A, No 18, windows, toilets, tank, to two 4 and 5-sty brk and stone tenements; cost, $5,000; Geo W Folsom, Lenox, Mass; ar't, Alexander Brociner, 20 E 42d st.—2317.

Av A, w s, 63d to 64th sts, erect two steel runs to —sty brk and stone hospital; cost, $1,000; Flower Hospital, 63d st and Av A; ar't, Wm Baumgarten Co, 33d st and 5th av.—2280.

Av A, No 231, toilets, windows, partitions, skylights to 4-sty brk and stone store and tenement; cost, $2,500; F D Wells, 117 E 62d st; ar't, Alfred L Kehoe, 206 Broadway.—2287.

Av C, No 8, partitions, toilets, windows, to 4-sty brk and stone tenement; cost, $2,000; Paul Heftler, 321 East Houston st; ar't, Henry J Feiser, 150 Nassau st.—2312.

Bowery, No 135, partitions, plumbing to 3-sty brk and stone store and dwelling; cost, $200; John Somarindyke, Aurora, Ill.; ar't, Louis Allmendinger, 926 Broadway.—2291.

Bowery, n w cor Prince st, show windows, to 3-sty brk and stone store and loft bldg; cost, $2,500; Feingold & Spero, on premises; ar't, Max Hirsch, 177 Montague st, Brooklyn.—2296.

Broadway, Nos 2020 to 2030, toilets, windows to 10-sty brk and stone apartment house; cost, $1,250; James Butler, 390 Washington st; ar't, Wm H Gompert, 2102 Broadway.—2284.

1st av, No 154, partitions, windows, toilets, fire escapes to 5-sty brk and stone store and tenement; cost, $6,000; Nathan Berman, 21-25 Delancey st; ar't, Chas M Straub, 122 Bowery.—2293.

2d av, No 623, partitions, air shaft, to 4-sty brk and stone store and tenement; cost, $7,000; Henry Neus, on premises; ar't, S A Whisten, 25-27 W 42d st.—2304.

3d av, No 157, show windows, partitions to 3-sty brk and stone store and dwelling; cost, $500; S Williams, 157 3d av; ar't, O Reissmann, 30 1st st.—2289.

3d av, No 2156, partitions, windows to 5-sty brk and stone store and tenement; cost, $3,000; Herman M Weaver, 607 8th av; ar't, H Horenburger, 122 Bowery.—2294.

7th av, s e cor 56th st, plumbing, windows, partitions, stairs to 4-sty brk and stone hotel; cost, $6,000; P J Flannery, care of ar't; ar't, Thomas H Styles, 449 W 28th st.—2275.

## BOROUGH OF THE BRONX.

Bronx pl, s s, 100 e Vernon Parkway, move 2½-sty frame dwelling; cost, $500; Emil Johanson, on premises, ow'r and ar't.—427.

138th st, Nos 440 to 446, new door, new partitions, &c, to two 7-sty brk stores and tenements; cost, $200; Mott Haven Apartment Co, 148th st and 3d av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—429.

149th st, No 575 East, new show window and remove partitions in 3-sty brk tenement; cost, $1,000; Benedicta Vetter, 2261 Washington av; ar't, Rudolph Werner, 4197 3d av.—422.

150th st, Nos 285 and 289 East (old Nos 523 and 525, westerly wall of 285 (projecting one foot over lot line) to be taken down and rebuilt 18 inches further east and partitions removed in two 2-sty and basement frame tenements; total cost, $500; Jos Keck, 289 E 150th st; ar't, Louis Falk, 2785 3d av.—424.

222d st, n s, 280 e 4th st, move back 22 feet 2-sty frame dwelling; cost, $1,000; John F Hyde, on premises; ar't, Louis Falk, 2785 3d av.—425.

222d st, n w cor White Plains road, move 3-sty frame store and dwelling; cost, $1,000; John O'Brien, 216th st and Olinville av; ar't, J Melville Lawrence, 239th st and White Plains road.—421.

224th st, n s, 230 e White Plains av, new roof, to 2½-sty frame dwelling; cost, $500; Dennis McGuire, on premises; ar't, John Davidson, 227th st.—430.

259th st, s e cor Riverdale av, new partitions, to 3-sty frame store and tenement; cost, $50; M V Sheridan, on premises; ar't, J J Kennedy, Riverdale.—428.

Carpenter av, e s, 166 s 242d st, 1-sty frame extension, 12x8, to 2½-sty frame dwelling; cost, $200; H Vassold, on premises; ar't, J X Cahill, 4448 Furman av.—420.

Kingsbridge av, w s, 37.6 n 231st st, new stairs and new oriel window in 2-sty and attic frame dwelling; cost $250; Frank D Wilsey, 69 West st; ar'ts, Ahneman Q Younkheere, 3320 Bailey av.—423.

Washington av, n e cor 169th st, new water closets, new partitions, &c, to 3½-sty frame stores and tenements; cost, $800; Marian De Voss, 4293 3d av; ar't, J J Vreeland, 2019 Jerome av.—426.

## Building in San Francisco.

Information from a trustworthy source to the effect that building in San Francisco is fast approaching stagnation owing to the high prices of material and a fear of further demands for higher wages by the artisans. The labor situation appears to have reached a point where the supply is far greater than the demand, and under ordinary economic conditions the competition for employment would cause a reduction of wages were they not artifically supported by the unions. How long wages can be upheld by these agencies remains to be seen. For the 40,000 men reported to be idle, the prospect of obtaining employment in other cities on the coast does not appear to be encouraging. One of the largest construction companies in the city reports that it has contracts to erect forty-two new buildings of all sorts, on which work has not been begun on account of the outlook regarding wages. Meanwhile, the decline in the cost of building material appears to be general. Brick has fallen 5 dollars per 1,000, lumber has declined 6 to 10 dollars per 1,000 feet and is expected to go lower; lime and cement and wire lath have all dropped materially, and only structural steel remains stationary with no immediate prospect of change.

## Recent Decisions by the Board of Examiners.

Appeal No. 44 of 1907, new building 364 of 1907, north side of 66th st, 100 feet west of West End av, Manhattan, Oscar Lowinson, architect and appellant.

1. Building exceeds size allowable for non-fireproof building (Section 32 of the Code).

3. Rear wall of unlawful thickness (Sections 32 and 33 of Code).

8. Suitable foundations should be provided.

The superintendent has refused to approve of the mode, manner of construction and materials proposed to be followed or used in the erection of this building.

It is respectfully submitted that this is practically two buildings and if filed as such would be approved; that to expect fireproof of this class of construction in such a neighborhood is wrong and that it would work a hardship on the owner and prevent the construction, and for the purpose of this construction would be of little value, there being practically no difference between a fireproof and a non-fireproof garage. An examination of the plans show that as far as protection against fire is concerned every requirement other than fireproofing the building of the Municipal Authorities has been made.

That a building of the size shown be permitted. That the rear wall of thickness shown be permitted. That foundations shown be permitted if excavation shows proper material.

(1) That a non-fireproof building be permitted, provided it be built as shown on amended plans. (2) That the rear wall be permitted to be constructed as shown because the building practically is two buildings, and if considered as such, would be legal. (3) That amendment 8 and Building Code sufficiently cover the question of foundations. Mr. Lowinson appeared before the Board. On motion, denied.

New Building 368 of 1907, premises Nos. 222 and 224 West 59th st, Manhattan; Charles W. Buckham, appellant.

No. 3. "Counting the mezzanines as stories, the building will exceed twelve stories in height and should conform to all the requirements of section 105 of the Code, relating to the use of fireproof material." The provisions of the law do not apply.

Does the building exceed twelve stories in height within the meaning of section 105 of the Building Code?

First—The building does not exceed 150 feet in height. Second—The building does not contain over twelve stories.

There are eight main floors in the front and fourteen mezzanines in the rear. The total floor area in the building divided by the area of one complete floor shows less than twelve stories. On motion, denied.

Few people who purchase from the New York Metal Ceiling Co. embossed metal ceilings and side walls of Enametile, know that the concern are also decorators of metal and that they also manufacture an extensive line of embossed lithographed art metal signs. These they make in large quantities for some of the most critical purchasers of advertising material in the country. The plant has been increased considerably during the past year and there are few manufacturers in the country who can show a more complete equipment. The work not only embraces the small decorated novelties, like the scratchers referred to, but also the largest metal signs that can be handled at a rotary press. In some of this work they employ ten, twelve and a greater number of colors, and are prepared to execute the work in the most artistic manner.

# Construction News

(Continued)

### Kings County.

GREENPOINT.—A permit has been granted for the erection of the new Greenpoint Savings Bank building at Calyer st and Manhattan av. The structure is to be classical in design and will cost $90,000.

MANHATTAN AV.—Helmle & Huberty, 190 Montague st, have completed plans for a 1-sty bank building to be erected at the southwest corner of Manhattan av and Calyer st, to cost $90,000. The Greenpoint Savings Bank is the owner.

JAY ST.—John E. Damerel, 291 Claremont av, Jersey City, N. J., will erect two 5-sty flats, on Jay st, east side, 105 ft. north of Myrtle av, to cost $60,000. Wm. J. Dilhey, 1 Union sq, is making plans.

SEIGEL ST.—Plans have been completed by Raymond F. Almirall, 51 Chambers st, Manhattan, for a 1-sty public library, 87.6x 48 ft. for the City of New York, to be erected on Seigel st, southwest corner of Morrell st, to cost $50,000.

RUTLAND ROAD.—Six 2-sy brick dwellings will be erected on the south side of Rutland road, 345 ft. west of Rogers av, 20x43 ft., 1 family each, total cost, $39,000. E. A. Hartley, 182 Rutland road, owner. Benj. Driesler, 13 Willoughby st, architect.

FULTON ST.—A 3-sty brick storage and factory, 40x79 ft., will be erected on Fulton st, north side, 40 ft. west of Verona pl, to cost $9,000. H. G. Fretsch, 560 Nostrand av, is owner, and R. Von Lehn Sons, 1565 New York av, are making plans.

STAGG ST.—Shampan & Shampan, 772 Broadway, Brooklyn, are making plans for a 5-sty brick store and flat, 25x86.6 ft., for Klipper, Juckholtz & Mandel, 1361 Broadway, to be erected on Stagg st, south side, 100 ft. west of Graham av, to cost $30,000.

19TH ST.—Contracts have not been let yet on roofing, plumbing, trim and mantels, hardware, gas fixtures, plastering, painting, etc., for two flat houses which Architect and Builder Moris Sherwin, 44 Court st, is about to build at 19th st and 7th av. Cost, about $28,000. They will be built of brick and stone, with composition roof, hardwood finish, dumbwaiters, bathroom and laundry fixtures, etc.

115TH ST.—Two store and flat houses are about to be built on the west side of 115th st, north of Mermaid av, for Jacob Kulla, owner, from plans by S. Millman & Son, 1782 Pitkin av. Cost, $30,000.

PROSPECT PL.—Two dwellings are about to be built on the north side of Prospect pl, 250 ft. east of Nostrand av, by D. E. Morris, 801 Prospect pl. A. S. Hedmon, 371 Fulton st, is architect. Cost, about $90,000.

ROCKAWAY AV.—Louis Rosenberg, 188 East New York av, who recently purchased property on the east side of Rockaway av, south of Dumont av, will improve by the erection of five flats. Max Hirsch, 177 Montague st, is architect. Owner will superintend. Cost, $50,000.

ROCKAWAY AV.—Plans have been prepared by Danmar & Co., 1 Thatford av, for a store and flat, to be erected at Rockaway and Sutter avs, for I. Silverman. Cost, $50,000.

### Queens County.

LONG BEACH.—Messrs. Seymour and Paul A. Davis, of Atlantic City, are preparing plans for the 5-sty, 630x328 ft., marble, terra cotta and brick hotel to be erected at Long Beach for G. J. Waters at a cost of $1,000,000.

PLANDOME.—Henry S. Kissam, 156 5th av, Manhattan, is receiving estimates for a 2-sty residence for P. H. Ashmead, at Plandome, L. I. Frame, tile work, electric light fixtures, cabinet mantel and plumbing. Estimated cost is about $7,000.

### Westchester County.

PLEASANTVILLE.—Bids are wanted by the Board of Water Commissioners Aug 26 for constructing storage reservoir with earth dam, masonry core wall, spillway, gate house and pipe conduit. Engineers, Byrne & Darling, Barrett Bldg., White Plains. W. S. Moore, village clerk.

PELHAM.—Arthur G. C. Fletcher, No. 1133 Broadway, Manhattan, is preparing plans for a 2-sty dwelling for Charles Smith, Pelham. Also for a 2-sty dwelling for Dominick Smith, Pelham, N. Y.

RYE.—Henry S. Kissam, 156 5th av, Manhattan, is preparing plans for a 2-sty residence for Waldron Williams, at Rye, N. Y. Estimated cost is placed at about $30,000.

PLEASANTVILLE.—The Hebrew Sheltering Guardian Society, which for 27 years has cared for orphans and deserted children, will soon abandon its home at Broadway and 150th st, New York City, and through the efforts of Adolph Lewisohn, who has for several years been its president and the largest contributor to the fund, the society will establish a new home at Pleasantville, to cost about $200,000. In a description furnished by the architects, Jacobs & Heidelberg, it is stated that the place "when completed will resemble, as far as possible, a model village, with semi-public buildings, place of worship, hospital, gymnasium, dwelling houses, farms and all the interest and activity of normal, healthy country life." There will be accommodations when the buildings are completed for about one thousand children.

### New York State.

ARVERNE, L. I.—The Right Rev. Charles McDonnell, bishop of the diocese of Brooklyn, has purchased eleven lots on the west side of Remington av, at Arverne, from the Somerville Realty Company, and plans are to be prepared for the erection of a handsome church at an early date. No architect yet selected.

SCHENECTADY.—For the construction of the new State Normal College in this city State Commissioner of Education, Andrew S. Draper received a bid of $358,692 from A. E. Stephens & Co., of Binghamton. There were 10 other bidders, all of whom were in excess of the $361,000 available for the work.

COHOES.—Bids will be received up to Sept. 3 for constructing a sewer in Hart st, from Main to Congress st. Bids will also be received for extending the sewer in Rensselaer av to the Mohawk River.

SYRACUSE.—Archimedes Russell is preparing plans to remodel the old court house for the city of Syracuse. The cost is placed at $200,000.

ALBANY.—The Albany Brass & Iron Co., 172 Broadway, is planning to erect a factory building.—Thomas Stephens & Sons, 275 Lark st, will erect several flat buildings.—The buildings at 32 and 34 Delaware av will be erected by the P. J. Collan Agency, 59 State st, acting for the owners.

LANCASTER.—The State Board of Health at Albany have approved the plans of Joos & Gatchell, Prudential Bldg., Buffalo, for a sewerage system and disposal plant.

LITTLE FALLS.—The citizens have voted in favor of issuing $10,000 bonds to improve the electric light system.

POUGHKEEPSIE.—For a general contract, bids will be received by Percival M. Lloyd, architect, 39 Market st, on 8-sty fireproof apartment house ("Scott's Chambers") up to Sept 1, 1907. Pressed brick trimmed with limestone and marble, concrete floors and roofs on steel frame, tile partitions, marble, tile, oak and beech flooring, marble and ornamental iron stairs, freight, passenger elevators and dumbwaiters, plate and art glass, kalameine doors, plumbing, heating, gas and electric lighting. Address Percival M. Lloyd.

NAPANOCH.—The Legislature has authorized construction of water supply for the Eastern New York Reformatory at Napanoch. Cost, $10,000. Joseph F. Scott, at Elmira, N. Y., is general superintendent.

ALBANY.—Architects Fuller & Pitcher will let contracts in connection with remodeling the building recently occupied by the Albany Historical and Art Society.—W. E. Drislane Co. will remodel the building at 60 Chapel st, recently purchased.—Albany Steam Trap Co. will erect a brick shop at 317 North Pearl st.—A new rectory will be built by St. Francis de Sales parish in West Albany. R. P. Sewell & Sons have the general contract.—P. J. Callan Real Estate Agency has sold the property at Quail st and Washington av, and the purchasers will erect two 2-flat houses thereon.—Hazel Crest Real Estate Co. will erect several houses in Colonie, to be held as an investment.—Cox Brass Manufacturing Co. will erect a brick addition to its factory in Van Woert st.—Charles H. Brownell will erect a 2-sty frame dwelling at 115 North Allen st.—John Danzo will erect a 1½-sty brick addition to his house at 16 Van Zandt st.—James H. Albertson will erect a 3½-sty brick addition to his building at 53 South Hawk st.—August Weichman will erect a 2-sty flat house at 584 Washington av.

SCHENECTADY.—Work has commenced on the new Jewish Temple on Nott Terrace. Plans were drawn by Architects Arthur G. Lindley Co.—John Ferguson has the contract for five new dwellings for the DeForest-Nicklas Co., along Upper Union av.—C. W. Trumbull will build two houses on Bedford road, to cost about $3,000.

ELLENVILLE.—The Huntoon Co. will erect a large factory.

ROCHESTER.—The Bausch & Lomb Optical Company has filed plans for an addition to the factory in St. Paul st, which willl cost $150,000.

HUNTINGTON, L. I.—A new high school has been decided on. No plans or architect selected yet.

### New Jersey.

NEWARK.—The First Church Evangelical Association (Lutheran) has completed plans for a new church to be erected at the northwest corner of Avon av and South 17th st. The amount appropriated is $30,000, and it is estimated that the building will cost $22,000, the lot $4,000, and the furnishings $3,000, approximately. The exterior plan was drawn by Francis Avercamp.

MAPLEWOOD.—John E. Annin, real estate broker of 800 Broad st, Newark, who also has offices in Asbury Park, has just consummated the sale of the old Pierson farm of 36 acres in Maplewood, to a Brooklyn syndicate, which will develop it.

NEWARK.—Ground has been broken at 263 Belleville av for the erection of a brick apartment house by the Union Building Company of 15 Clinton st. The plans were drawn by Peter Charles, whose offices are in the Union Building. Estimated cost, $20,000.—Plans have been completed by Nathan Myers, of 238 Washington st, for the erection of a large brick apartment house on the cor of Plane and Court sts. The building will contain apartments for 15 families and cover an area of 65x70 ft. Estimated cost ,$20,000.

JERSEY CITY.—Architect Christian H. Ziegler is preparing plans for Lewis Max, of 60 Montgomery st, for extensive alterations to 4 brick buildings in Greene st. The cost is estimated at $10,000.—Dewayne Carr, of 13 Bond st, has just accepted plans from Architect George A. Flagg for the erection of a 2-family frame house on the westerly side of Garrison av.

NEWARK.—Plans have been completed by Peter Charles, of 15 Clinton st, for the erection of a brick apartment house at 1130 North Broad st, which will be built by the Union Building Co., of room 217, Union Building. Each floor will be arranged into two apartments of seven rooms and bath each. The building will be constructed by day's work, by the owners, and will cost about $22,000.

NEWARK.—Plans are in progress in the office of P. T. McLagen at 751 Broad st, for a private residence for Ulysses B. Brewster, of 45 Fulton st, Newark. It will be situated on Mount Prospect av, near Ballantine Parkway. No details have been decided upon or specifications written. The estimated cost is placed at $15,000. The architect will superintend and award all contracts.

LLEWELLYN PARK.—About $25,000 will be expended on the erection of a private residence in Llewellyn Park, West Orange, by Alfred B. Jenkins, of the same place, according to plans prepared by H. W. Wilkinson, of 114 East 28th st, New York. The building will be of brick and frame construction, 2½-stys, 30x85 ft. The specifications call for terra cotta roof, hardwood interior trim, steam heat, tile bath, oak floors, plate glass, beam ceiling, special mantels and combination gas and electric fixtures of approved designs. The masonry and carpentry contracts have been awarded to Norman Thatcher, of 17 Alden st, Orange, and Adolph Voegel, of 299 Park av, West Orange, respectively.

MONTCLAIR.—E. C. Churchill, of Everybody's Magazine, 31 East 17th st, Manhattan, will erect a 2½-sty reinforced concrete residence at 99 Central av, Montclair, according to plans prepared by Christopher Meyers, of 460 Bloomfield av, Montclair. The structure will be 34x44 ft., to cost about $12,000.

IRVINGTON.—Six thousand dollars will be expended by Charles L. Steinbrenner, architect, of 118 Market st, on the erection of a private residence for his own use at 24 and 26 Hazelwood av, Irvington.

NEWARK.—Plans of the F. H. Ogden Company for the proposed reconstruction of the Turn Hall have been accepted. Estimated cost of work, $45,000.

PATERSON.—Chairman Kearns, of the Building Committee, is securing options on a site for a new school in the downtown section.

(Continued on page 320.)

# IN THE REAL ESTATE FIELD

## Real Estate Men Meet.

HEAD OF STATE ASSOCIATION ADVISES FORMATION OF DISTRICT ORGANIZATION AND UNITED ACTION ON LEGISLATION.

The Real Estate Association of the State of New York held its annual meeting in Syracuse, Tuesday, Aug. 20, 1907. The meeting was called to order by President J. Clarence Davies, of New York City. Real estate men from all parts of the State were in attendance, and after the address by J. Clarence Davies, extracts of which are below, it was unanimously decided to organize local board of brokers and taxpayers' associations in larger towns and cities of the State, to cooperate with the executive committee of the New York State Association. The question of Land Title Registration was taken up at length by Mr. A. N. Gitterman, representing the New York Real Estate Board of Brokers, who explained the workings of the Torrens system here and abroad to the delegates. He said in part: "The Board of Brokers of the City of New York heartily endorse the measure now before the Governor, asking for an appointment of a commission to consider the expediency of adopting the system of Land Title Registration. We do not insist on the adoption of the present Torrens system, but we heartily recommend a modification which would enable a vendor of real estate closing his transaction with greater ease and rapidity than under the present cumbersome methods. The present searching and researching of titles, issue and reissue of title policies has become a heavy burden to the purchaser of all realty in this State. Should a simpler method be adopted a larger number of people would invest in realty, knowing their security to be absolutely of the best and its vendability assured at short notice." He further recommended the formation of a Congress of Realty Interests, which the president also referred to in his address, and which was unanimously agreed upon at the convention. The following officers were elected: President, J. Clarence Davies, of New York; vice-president, John H. Prather, of Jamestown; secretary, T. W. Weston, of Liberty; treasurer, Samuel T. Betts, of Syracuse.

In the address before the association, President Davies said:

First—Every effort should be made to make realty a quicker or more liquid asset than it is at present. The quicker one can sell or borrow on a security the more market value it has and the more staple that value is. If realty could be sold or used as collateral as readily as city, county or railroad bonds it would be quite as favorite a form of investment. While this is practically impossible at the present time, much can be done to make it a quicker asset than it is.

I would suggest some systematized method of obtaining this market value. This could be done by means of local associations in every city, town or county in the State, such an association to be composed of property owners and representative dealers, and each association to have an appraisement committee, from which committee a conservative appraisal could be had for a nominal fee, very much along the same lines as in New York City, where certified appraisement can be obtained from the Board of Brokers should any one desire to make absolutely sure of the value of a piece of New York realty.

Fourth—Our State should do its utmost to encourage the ownership of land among the masses of people. Nothing so much tends toward making good, patriotic, law abiding citizens as those who have property to protect. Whether this can best be done by exemption from taxation of real estate or below a certain assessed value, or perhaps when one considers the enormous foreign immigration and the low order of intelligence among the vast number of our newly made citizens, together with the constant attentions directed to socialistic theories by our newspapers and magazines whether the time is not now ripe for discussing the question that a man must be an owner of real estate as a condition for exercising the rights of citizenship and the holding of public office.

Fifth—Problems of transit facilities and good roads and cost of transportation are questions vitally affecting the value of real estate and should receive the greatest consideration from the realty interests in every part of the State.

Sixth—Our State government should use due diligence in protecting our forests, waterways and agricultural interests, as they are all matters which make for or against the value of land, no matter where situated.

Seventh—Realty interests should take a much greater interest in legislation. Our laws are now made mostly by members of the legal profession, who, as a class, perhaps, are the smallest holders of real estate, and therefore least able to frame laws to protect the real estate owner.

Eighth—As before suggested, associations of property owners should be formed in every city, county or township. Delegates could be sent to periodical meetings to combine the realty interests of the State, and perhaps this association might be made the nucleus of such a central body.

Ninth—The real estate brokers and agents should be protected in their business, and it is a subject of discussion whether a legal scale of compensation for selling different classes of property could be adopted. At the same time the public should be protected against frauds and dishonest dealing, and I gladly submit for discussion the question of a State license for reliable agents and brokers.

## The New Jersey Exchange.

PLANS A STATE CAMPAIGN—DEMONSTRATIONS ARRANGED FOR JERSEY CITY, NEWARK AND PATERSON.

An important meeting of the Board of Governors of the New Jersey-New York Real Estate Exchange was held on Aug. 20 at 347 5th av, New York City. Secretary Creighton reported over forty new membership applications from every section of New Jersey. The new organization is gaining recruits very rapidly, and even from the remotest sections of the State real estate men in large numbers are joining the Exchange. Mr. Joseph P. Day announced that after conferring with the officials of the Hudson and Manhattan Railroad Company it was safe to set the date of the tunnel opening celebration around Dec. 1. Mr. F. M. Welles brought up for consideration the subject of organizing local branches in all the leading cities of New Jersey, which should include representatives of other industries as well as real estate men. It was agreed to empower the secretary to select local vice-presidents in the various towns and cities, who are to gather about them the nucleus of a branch organization. In this way the Exchange, according to Mr. Welles, is to be made a powerful factor throughout the State, in furtherance of its development and prosperity.

Mr. Frank Stevens, president of the Board of Real Estate Brokers of Jersey City, reported that his Board had tendered the use of their rooms for an open meeting of the Exchange on Wednesday, Aug. 28, at 3 P. M. The tender was accepted with thanks. Arrangements are being made for a large meeting in Jersey City on Aug. 28, and for a similar demonstration in Newark on Sept. 4. Other cities will be visited in rotation, until New Jersey resounds with the motto of the New Jersey-New York Real Estate Exchange, "New Jersey to the Front."

## Walks and Talks.

A talk with the Alexander & Reid Co., Tiles, Mantels and Fireplaces, 127 East 23d st, developed the fact that, while there was some business doing, there was little activity as to the situation as it appeared at present. The outlook was not particularly encouraging. This was attributable, first to money conditions; second, to the high price of labor, and third, to the high price of materials. By the work that the company had been doing, their impression was that the best classes of apartments were likely to be in demand; but there had been overbuilding of small apartments.

* * *

A member of a prominent real estate firm, who did not wish to be quoted, has a new theory about a contributing cause to New York's non-progressiveness, or rather not advancing in certain directions in the way that it should. He says that dock monopoly is the drawback, and that docks and piers should not be in the hands of private corporations. He had heard that a movement was on foot by the Pennsylvania Railroad with the object of making New York a free port. It was notorious that port charges, owing to the private monopoly of piers and docks, made New York dreaded by many foreign shipping merchants and shipowners, in spite of the city's being the principal port in the Americas and the greatest commercial center of its character in the world.

* * *

In discussing real estate matters with the Cruikshank Company, 141 Broadway, it was learned that, while the private house situation was not satisfactory, there were good prospects for the better and higher class of apartment houses. In fact, a great many of the latter had been rented. In the spring of 1906 it was predicted that property would be higher than ever, but this year, owing to financial conditions, it is most difficult to predict. Many people have gone to the suburbs and moved across the rivers. There are also many others who desire a good class of apartment at about $1,400 a year who formerly have been willing to pay from $3,000 to $3,600 for the highest class of accommodation. Nothing positively definite could be said, however, on this subject, as August was always the dullest month in the year. General rental business is fair, but no booms are looked for at present, or are likely to develop in the immediate future.

"In view of the Wall Street situation," remarked Mr. Van Pelt, of George R. Read & Co., 60 Liberty st, "it is impossible to predict what kind of business we shall have this fall. There is undoubtedly a want of confidence and too much direct or indirect manipulation in high quarters. But this is the dull season, and there is really nothing to be said."

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Aug. 16 to 22, inc. | | 1906. Aug. 17 to 23, inc. |
|---|---|---|---|
| Total No. for Manhattan | 134 | Total No. for Manhattan | 210 |
| No. with consideration | 10 | No. with consideration | 12 |
| Amount involved | $545,400 | Amount involved | $363,750 |
| Number nominal | 124 | Number nominal | 198 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 9,119 | 15,932 |
| No. with consideration, Manhattan, Jan. 1 to date | 613 | 958 |
| Total Amt. Manhattan, Jan. 1 to date | $32,030,786 | $51,017,184 |

| | 1907. Aug. 16 to 22, inc. | | 1906. Aug. 17 to 23, inc. |
|---|---|---|---|
| Total No. for the Bronx | 130 | Total No. for The Bronx | 161 |
| No. with consideration | 10 | No. with consideration | 14 |
| Amount involved | $34,779 | Amount involved | $132,045 |
| Number nominal | 120 | Number nominal | 147 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 6,443 | 8,742 |
| Total Amt., The Bronx, Jan. 1 to date | $5,475,330 | $6,259,954 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **15,562** | **24,674** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$37,506,116** | **$57,277,138** |

**Assessed Value, Manhattan.**

| | 1907. Aug. 16 to 22, inc. | 1906. Aug. 17 to 23, inc. |
|---|---|---|
| Total No., with Consideration | 10 | 12 |
| Amount Involved | $545,400 | $363,750 |
| Assessed Value | $293,500 | $220,000 |
| Total No., Nominal | 124 | 198 |
| Assessed Value | $5,000,000 | $8,614,100 |
| Total No. with Consid., from Jan. 1st to date | 613 | 958 |
| Amount involved " " | $32,030,786 | $51,017,184 |
| Assessed value " " | $21,193,600 | $35,677,275 |
| Total No. Nominal " " | 8,505 | 14,974 |
| Assessed Value " " | $247,229,500 | $492,986,010 |

MORTGAGES.

| | 1907. Aug. 16 to 22, inc. Manhattan. | Bronx. | 1906. Aug. 17 to 23, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 140 | 101 | 207 | 163 |
| Amount involved | $2,174,364 | $598,189 | $2,393,687 | $1,106,160 |
| No. at 6% | 63 | 38 | 107 | 66 |
| Amount involved | $505,580 | $230,419 | $769,837 | $604,047 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 11 | 12 | 7 | 16 |
| Amount involved | $446,700 | $76,850 | $124,750 | $82,299 |
| No. at 5¼% | ..... | ..... | 1 | ..... |
| Amount Involved | ..... | ..... | $10,000 | ..... |
| No. at 5% | 39 | 35 | 62 | 52 |
| Amount involved | $444,078 | $190,440 | $1,052,500 | $313,944 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 6 | 2 | 8 | 4 |
| Amount involved | $283,500 | $900 | $128,000 | $24,700 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 2 | ..... | 1 | 1 |
| Amount involved | $20,306 | ..... | $20,000 | $4,000 |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 19 | 14 | 21 | 24 |
| Amount involved | $474,200 | $99,580 | $298,600 | $77,170 |
| No. above to Bank, Trust and Insurance Companies | 26 | 11 | 35 | 8 |
| Amount involved | $968,000 | $125,425 | $1,061,500 | $43,637 |

| | 1907. | 1906 |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 9,889 | 12,887 |
| Total Amt., Manhattan, Jan. 1 to date | $246,238,407 | $249.032.012 |
| Total No., The Bronx, Jan. 1 to date | 5,886 | 6,311 |
| Total Amt., The Bronx, Jan. 1 to date | $58,497,082 | $47,792 118 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **15,775** | **19,198** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$304,735,489** | **$296,824,130** |

PROJECTED BUILDINGS.

| | 1907. Aug. 17 to 23, inc. | 1906. Aug. 18 to 24, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 16 | 33 |
| The Bronx | 40 | 46 |
| Grand total | 56 | 79 |
| Total Amt. New Buildings: | | |
| Manhattan | $2,289,200 | $1,453,400 |
| The Bronx | 204,100 | 530,150 |
| Grand Total | $2,493,300 | $1,983,550 |
| Total Amt. Alterations: | | |
| Manhattan | $109,010 | $321.401 |
| The Bronx | 6,000 | 44,550 |
| Grand total | $115,010 | $365,951 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 758 | 1,324 |
| The Bronx, Jan 1 to date | 1,347 | 1,457 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,105** | **2,781** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $59,814,060 | $88,734,330 |
| The Bronx, Jan. 1 to date | 15,111,750 | 20,782,945 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$74,925,810** | **$109,517,275** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$12,040,009** | **$16,214,389** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Aug. 15 to 21, inc. | 1906. Aug. 16 to 22, inc. |
|---|---|---|
| Total number | 562 | 792 |
| No. with consideration | 80 | 88 |
| Amount involved | $804,850 | $881,068 |
| Number nominal | 532 | 754 |
| **Total number of Conveyances, Jan. 1 to date** | **22,960** | **24,657** |
| **Total amount of Conveyances, Jan. 1 to date** | **$14,828,704** | **$20,456,420** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 580 | 700 |
| Amount involved | $2,405,108 | $3,034,448 |
| No. at 6% | 323 | 358 |
| Amount involved | $1,065.818 | $1,133,288 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 204 | 154 |
| Amount involved | $1,108,550 | $772,875 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 34 | 175 |
| Amount involved | $155,800 | $1,023,430 |
| No. at 4½% | 1 | 1 |
| Amount involved | $25,000 | $60,000 |
| No. at 4% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 18 | 12 |
| Amount involved | $50,345 | $44,850 |
| **Total number of Mortgages, Jan. 1 to date** | **23,657** | **25,708** |
| **Total amount of Mortgages, Jan. 1 to date** | **$104,431,847** | **$106,052,496** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 141 | 224 |
| Estimated cost | $1,337,232 | $2,658,720 |
| Total Amount of Alterations | $150,452 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,377** | **5,550** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$48,439,083** | **$41,701,582** |
| **Total amount of Alterations, Jan. 1 to date** | **$4,563,854** | **$3,474,863** |

## PRIVATE SALES MARKET

REPORTS from previous centres of activity in the city, more particularly those known to be free from damaging influences of intermittent "booms," show a substantial increase in the demand for good investment property and private dwellings, which indicates that the fall market will at least be characterized by these two features. Regarding new-law houses, while the situation in this respect is less encouraging, a slight improvement has already been manifested in the number of inquiries for this class of investment, which will doubtless be further accentuated when the results of the coming renting season are known. It must not be inferred, however, that new-law houses at present prices are likely to offer many opportunities for the quick turning of capital, for the element of speculation in flats erected under the amended Building Code is practically precluded by the insufficient net returns when compared with the cost of production. The outlook for the coming Fall, as applied to downtown business property, is considered excellent, and while but few important sales have recently been consummated, it is known that negotiations are now under way for the purchase of several plots in close proximity to the McAdoo terminal, one of which foreshadows the building of another skyscraper. Rentals in that quarter on the whole show no break, except in certain sections, which is due to the excessive competition at this time of the year. Money conditions remain about the same, but if expected activities are to be influenced by the financial situation the hardship will be felt most by the speculators who require large sums for their operations. The week's budget is small and purchases unevenly distributed. In Manhattan the sale of dwellings is the feature, while over in the Bronx the monotony of a quiet market was broken by a slight quickening in the sale of vacant lots. The total number of private sales reported is 47, of which 11 were below 59th st, 17 above, and 19 in the Bronx.

### SOUTH OF 59TH STREET.

DIVISION ST.—Julius H. Reiter sold for Berkman & Gutterman to Samuel Goldberger the 6-sty tenement 252 and 254 Division st and 1, 3 and 5 Ridge st, 48x80x irregular.

5TH ST.—Dora Lichtenstein sold the 7-sty tenement 749 East 5th st, 34.4x97, to M. Goldstein.

36TH ST.—William E. Cuff sold to T. A. Hill 249 West 36th st, a 3-sty dwelling, 18.6x98.9.

5TH ST.—J. Fennig and O. Grad sold the 7-sty tenement 751 East 5th st, 34.6x97.6, for D. Lichtenstein to M. Goldstein. Public School No. 15 is diagonally opposite.

**Demand for Tenements in 38th Street.**

38TH ST.—J. Arthur Fischer sold for Wm. R. Mason to a client, the two 4-sty tenement buildings 319 and 321 West 38th st, 46x 98.9.

**Operators Sell in 47th Street.**

47TH ST.—Schmiedler & Bachrach sold to a client of Louis Schlechter 327 East 47th st, a 5-sty tenement, 25x100.5. The brewery of H. Clausen & Son is situated on this block.

47TH ST.—Pease & Elliman, in conjunction with Whitehouse & Porter, sold for Mortimer Bishop 21 East 47th st, a 4-sty brownstone dwelling, 16.6x100. The buyer will occupy the house. The Adams Express Co. building is at the southeast cor of Madison av and 47th st.

54TH ST.—John N. Golding sold for Joseph Doelger to Philip Lehman 157 East 54th st, a 2-sty stable, 25x100.5.

56TH ST.—Hyman Gross sold for a client to S. Floersheimer 421 West 56th st, a 5-sty building, 25x100.

1ST AV.—Leon S. Altmayer sold for Herman and Gussie Heidenreich to James Dendon 19 1st av, a 4-sty tenement, 16.8x75. This parcel is situated between 1st and 2d sts.

11TH AV.—E. V. C. Pescia sold for a client 484 11th av, a 5-sty double tenement, with stores, 25x100.

## NORTH OF 59TH STREET.

73D ST.—John N. Golding sold for Mrs. Mary Lowenthal to F. Palmer the 4-sty dwelling 19 East 73d st, 20x102.2.

### Purchaser for 78th Street Dwelling.

78TH ST.—Munro estate sold to William C. Prime, 16 East 78th st, a 4-sty brownstone dwelling, 17x102.2, between 5th and Madison avs.

81ST ST.—Harris Sokolski & Son sold 168 and 170 East 81st st, a 6-sty apartment house with stores, 41x104, to Joseph Gitska.

81ST ST.—Edward C. H. Vogler and M. Edgar FitzGibbon sold for William Benger 178 West 81st st, a 5-sty apartment house, 37x100. This parcel adjoins the southeast cor of Amsterdam av and 81st st.

84TH ST.—Chas. S. Kohler sold for Phillip W. Higman, the 5-sty doubtl flat 150 West 84th st, 33.4x102.2.

88TH ST.—Henry C. Neidenstein sold to Edward Carroll 178 West 88th st, a 3-sty and basement brownstone dwelling, on lot 19x100.8.

95TH ST.—Chas. S. Kohler has sold for Mrs. P. A. Jeannot the 3-sty Queen Anne dwelling 130 West 95th st, on plot 17x100.11.

103D ST.—James J. Connor sold for Abraham Shapiro to Kaufman Sasserath, of Chappaqua, N. Y., 153 East 103d st, adjoining the northeast cor of Lexington av, a 4-sty double flat, 24.6x100.11.

104TH ST.—Hutter Bros. sold for Harris Taschman 206 East 104th st, a 3-sty single flat, 16.8x100.

116TH ST.—M. Fine Realty Co. sold to a purchaser for investment 408 and 410 East 116th st, two 3-sty dwellings, 36x100.11.

### Leasehold Changes Hands.

125TH ST.—J. B. Theiss reports that he sold the hotel and leasehold property at the southeast corner of 125th st and Park av to Dietrich Niemeyer. The price is said to be in the neighborhood of $70,000.

133D ST.—Ernst-Cahn Realty Company sold to George Zwick 125 West 133d st, a 5-sty flat, 27x100. The same brokers also negotiated the recent sale 467 East 146th st.

136TH ST.—Ella S. West sold 121 West 136th st, a 4-sty American basement dwelling, 15.6x99.11. J. B. Ketcham was the broker.

LEXINGTON AV.—Louis Bernstein purchased 1072 and 1074 Lexington av, two 3-sty and basement high-stoop dwellings, 34x80, adjoining the southwest corner of 76th st.

WEST END AV.—John P. Kirwan sold for a client 912 West End av, a 4-sty and basement dwelling, 20x90, between 104th and 105th sts. The property is diagonally opposite the Alimar. Subway station, at Broadway and 103d st, two blocks distant. The owner of record is Martha W. Horan.

## WASHINGTON HEIGHTS.

144TH ST.—Duff & Brown sold for J. Allen Townsend to W. Simpson, 468 West 144th st, a 4-sty American basement dwelling, 17.6x100.

162D ST.—John N. Golding sold for the Henry Fiege Company 437 West 162d st, a 3-sty dwelling, 20x112.6.

## BRONX.

135TH ST.—Ernst-Cahn Realty Co. sold for Kate Montague the lot 25x100 south side of East 135th st, 275 ft. west of Cypress av. The buyer will erect a 6-sty tenement.

155TH ST.—Charles Galewski sold to Gerardo Cascale 532 East 155th st, a 3-sty building, 25x100.

225TH ST.—Ernst-Cahn Realty Co. sold for Thomas Johnson the plot 75x100, north side of East 225th st, near Paulding av.

BOSTON AV.—Sumner Deane sold for Andrew J. Jackson to Jane Beeckman the plot 93x182x92x171 on the west side of Boston av, 75 ft. south of the police station and 177 ft. south of Summit pl.

FOREST AVE.—Huberth & Gabel sold for Elizabeth Hatton, 1041 Forest av, a 3-sty, two-family house, 20x100.

JACKSON AV.—Lambert Suydam sold the 5-sty flat, 25x77, at the northwest corner of Jackson av and 156th st.

KINGSBRIDGE TERRACE.—Peter Ward sold for H. C. Munday a lot on the northwest side of Kingsbridge Terrace, 126 feet south of Kingsbridge Road.

MT. ST. VINCENT.—A. H. Weygandt bought the cottage, 11 Randolph st (261st st), near Broadway.

NELSON AV.—E. Osborne Smith & Co. sold for Charles W. Smith the 3-family dwelling on the east side of Nelson av, 124 ft. north of 165th st.

PROSPECT AV.—Woodstock Exchange sold for C. Dillinger a two-family brick house on Prospect av, 200 feet north of 187th st, to Max Florsheim.

ST. ANN'S AV.—Mrs. Catherine Gallaghan sold to a purchaser for investment 453 St. Ann's av, a 5-sty flat, 24.11x100.

UNION AV.—J. McNally bought from Fannie Rosenberg 720 Union av, a 2-famiy house, 18x93.

### In the Unionport Section.

UNIONPORT.—Frank Gass sold for Thomas Kerr to William H. Brady the plot, 54x105, at the southeast corner of Av C and 3d st, Unionport; also, for D. & J. Plante to Margaret Stickel, the two-family house, 25x115, on the east side of Glebe av, 250 feet north of Westchester av, and to Charlotte Heller the similar house on the east side of Glebe av, 225 feet north of Westchester av.

WALTON AV.—Ernst-Cahn Realty Co. sold to Harriett Mintz 2432 Walton av, a 2-sty and basement 2-family house.

WOODLAWN ROAD.—Leo Hutter sold to Ida Bloom the plot 50x150 on the east side of Webster av, 400 feet north of Woodlawn road.

WAKEFIELD.—A. Shatzkin & Sons bought from the Only Realty Company a plot, 75x100, on the north side of 214th st, 100 feet east of Tilden av, and from a Mr. Hillie a lot, 25x100, on the south side of 214th st, 200 feet west of Tilden av.

WASHINGTON AV.—Clement H. Smith sold for Mary Rothschild to Philip Sunder 2094 Washington av, a 2-sty dwelling, 23x95.

WAKEFIELD.—Kurz & Uren sold in conjunction with E. S. Phelps 4 lots on the south side of 232d st, between White Plains rd and 2d av.

## LEASES.

Maguire & Company leased the 4-sty dwelling 237 West 76th st, to a client for occupancy.

Lee & Rusk leased 60 West 90th st, a 4-sty dwelling, for the Gem Realty Company to a client.

Sheldon & Becker have leased for Edwin M. Taylor to Mrs. M. D. Clark, the 3-sty dwelling 250 West 76th st, for a term of years.

Alfred E. Toussaint leased for F. L. Bunn for a term of years the 4-sty dwelling 326 West 88th st, and for Josephine A. Lovell the 4-sty dwelling 136 West 80th st.

Pocher & Co. leased through its Lexington av branch office the 6-sty apartment house, No. 406-8 East 10th st, for a term of 3 years to Julius Kepes, at an aggregate rental of $14,000.

Edward McVickar leased for a term of 20 years the new factory building at Vanalst av and 3d st, Long Island City, for G. Sandblow to the American Drug Syndicate, formerly of Manhattan.

McVickar-Gaillard Realty Company, as broker, sold 64 and 66 West 88th st, two 5-sty apartment houses, on plot 40x100; also, for Charles T. Barney to Dr. C. B. Slade, the 4-sty residence, 113 West 55th st.

Heil & Stern leased for the Improved Property Holding Co. to Gitsky & Co., the 6th loft in the Judge Building, No. 110-12 5th av, northwest corner 16th st, for a long term of years at a total rental of $50,000.

Several subsidiary companies of the Steel Trust have leased for 10 years four entire floors in the new McAdoo Terminal Building, Church and Cortlandt sts. The total rental equals $240,000 per annum. The new tenants are: American Steel Hoop Company, American Steel and Wire Company, National Tube Company, American Steel and Tin Plate Company, National Steel Company, American Bridge Company, Shelby Steel Tube Company, United States Steel Products and Exports Company and the Lorain Steel Company.

## STATEN ISLAND.

York Realty Company sold at Carmel Park, Arlington, S. I., Lot 1 to Angel Gribbins; Lot 148 to Morris Levine, Lot 145 to Leah Newman, and Lots 49 to 52 to Kalman Lambek.

An important transaction in Richmond Borough real estate was consummated during the week through Cornelius G. Kolff. The deal consisted of a sale of about 55 acres on the Richmond Turnpike, Clove Road and the Little Clove Road, to Benjamin Sicklick of Manhattan. The property is well known as Clovena, and is opposite Wood, Harmon Co.'s Addition No. 1. It is the purchaser's intention to improve the property by the laying out of streets and construction of houses. The price is approximately $110,000.

# REAL ESTATE NOTES

We know of an opening for some young men familiar with real estate below 59th st. See Wants and Offers.

John J. Talbot was the broker in the sale of 551 West 45th st which appeared in the conveyances last week.

Bryan L. Kennelly has returned to his office at 156 Broadway, Manhattan, after a vacation in the State of Maine.

A young man experienced in the management of business and tenement property desires a change in position. See Wants and Offers.

Ernst-Cahn Realty Co. were the brokers in the recent sale of the premises 467 East 146th st, a 4-sty double flat, with stores and basements, 95x100.

Robert R. Reed, as trustee, secured from the Equitable Life Assurance Society a building load of $125,000 on the property at 165 and 167 William st.

Mr. Joseph S. Schwab, president of the Schwab Realty Co., 200 Broadway, Manhattan, has left the city on a trip to Waukesha, Wis., and Chicago, but expects to return to his office after Labor Day.

Benjamin R. Lummis, of 28 West 33d st, reports that the demand for investment and business property is excellent, but that owing to the prevailing high prices at this time it is almost impossible to get the buyer and seller together.

Mr. Edward L. Hearn on Tuesday was elected a director of the Casualty Company of America. He was subsequently elected 2d vice-president for the unexpired term of George R. Read, resigned. Mr. Hearn has just been re-elected Supreme Grand Knight of the Knights of Columbus for the fifth time.

A remarkably interesting report from the Department of Taxes and Assessments—one of the most valuable reports ever made by that department—appears in the City Record of Friday, Aug. 23. It includes an article from the Record and Guide, by the Hon. Lawson Purdy, on the Assessment of Real Estate in the City of New York.

An experienced broker, with a thorough knowledge of values, having many parcels for sale and lease, and with an exclusive clientele, is ready to take the management of an office for a real estate firm who may care to open a branch in the Times sq section. His advertisement appears among the Wants and Offers. In the same column it will be noticed that a man experienced in renting downtown offices is required, and an advertiser wishes it known that he desires a small stable for private use, preferably on the West Side.

## Comparative Statement of Land and Improvement Values, Assessments of 1906 and 1907.

ORDINARY REAL ESTATE, EXCLUSIVE OF "SPECIAL FRANCHISES" AND "REAL ESTATE OF CORPORATIONS," ALL BOROUGHS. FROM THE LAST QUARTERLY REPORT OF THE DEPARTMENT OF TAXES AND ASSESSMENTS.

| | Assessed value, 1906. | | Per cent. land value of total value, 1906. | Assessed value, 1907. | | Per cent. land value of total value, 1907. | Increase, 1906 to 1907. | | Per cent. of increase, 1906-1907. |
|---|---|---|---|---|---|---|---|---|---|
| Manhattan— | | | | | | | | | |
| Taxable land. | $2,600,140,211 | | 68.0 | $2,712,261,571 | | 67.2 | $112,121,360 | | 4.3 |
| Improvements. | 1,222,244,370 | | .... | 1,322,989,730 | | .... | 100,745,360 | | 8.2 |
| | | $3,822,384,581 | | | $4,035,251,301 | | | $212,866,720 | |
| The Bronx— | | | | | | | | | |
| Taxable land. | $208,970,612 | | 64.9 | $216,060,946 | | 61.8 | $7,090,334 | | 3.3 |
| Improvements. | 113,438,965 | | .... | 133,671,059 | | .... | 20,238,094 | | 18.0 |
| | | 322,409,577 | | | 349,732,005 | | | 27,322,428 | |
| Brooklyn— | | | | | | | | | |
| Taxable land. | $456,313,602 | | 46.0 | $480,211,365 | | 44.8 | $23,897,763 | | 5.2 |
| Improvements. | 536,463,595 | | .... | 591,815,020 | | .... | 55,351,425 | | 10.3 |
| | | 992,777,197 | | | 1,072,026,385 | | | 79,249,188 | |
| Queens— | | | | | | | | | |
| Taxable land. | $81,270,450 | | 55.5 | $123,585,700 | | 62.4 | $42,315,250 | | 52.0 |
| Improvements. | 65,144,845 | | .... | 74,354,150 | | .... | 9,209,305 | | 14.1 |
| | | 146,415,295 | | | 197,939,850 | | | 51,524,555 | |
| Richmond— | | | | | | | | | |
| Taxable land. | $20,538,871 | | 48.4 | $25,471,922 | | 51.9 | $4,933,051 | | 24.0 |
| Improvements. | 21,887,589 | | .... | 23,588,189 | | .... | 1,700,600 | | 8.0 |
| | | 42,426,460 | | | 49,060,111 | | | 6,633,651 | |
| All Boroughs— | | | | | | | | | |
| Taxable land. | $3,367,233,746 | | 63.2 | $3,557,591,504 | | 62.3 | $190,357,758 | | 5.6 |
| Improvements | 1,950,179,364 | | .... | 2,146,418,148 | | .... | 187,238,784 | | 9.5 |
| | | $5,326,413,110 | | | $5,704,009,652 | | | $377,596,542 | |

## THE AUCTION MARKET

SUMMER quiet still reigns in the auction room, and the attendance at the legal sales is as large as can be expected, considering the character of the offerings. On Monday Joseph P. Day offered in foreclosure the 5-sty tenement at 517 and 519 West 159th st, 50x99.11, subject to mortgages equalling $52,321, and a judgment of $2,822. The parcel was secured by the plaintiff, M. W. Weill at $57,900. On Tuesday Mr. Day met with better success and succeeded in securing a bid of $60,616 for Nos. 1337 to 1347 Brook av, three 6-sty brick flats, with stores, 125x90, at which figure the parcel was struck off to Henry Russell subject to charges of $36,422, and other mortgages for $15,000.

He also offered at public auction the property Nos. 418 and 420 East 52d st, 6-sty brick flat, with stores, which was knocked down to Leon Noel for $57,000. On Wednesday William Kennelly offered in partition No. 1040 Fairmount pl, a 2-sty frame dwelling, 34.11x62.5x24.3x62.5, which was secured by R. and J. Roberts for $4,150. On Thursday, at a foreclosure sale, affecting No. 248 West 22d st, a 3-sty brick dwelling, Auctioneer Day struck off that parcel to M. S. Simpson on a bid of $19,100. The amount due on judgment in this instance being $10,778.

On Friday Samuel Goldsticker sold 124 to 128 East 107th st, a 6-sty brick tenement, 50x100.11, to Golde & Cohen on a bid of $50,250. The amount due was $20,560.88; taxes, etc., $225. At the stand of Bryan L. Kennelly 318 to 326 East 78th st, two 6-sty tenements, 87.6x102.2, were struck off to Mary M. Ehrmann for $128,000. The amount due in this case being $10,486.11; taxes, etc., $338.

### Quit Claim Deed.

A quit claim deed does not give a very good title; it simply conveys whatever right or title or interest the grantor may have in the property described, at the same time that he signs and delivers the deed. It will, however, take precedence over a prior unrecorded warrantee deed from the same grantor, if the purchaser under the quit claim has no notice of the prior deed and if there is nothing stated in the quit claim which suggests the earlier conveyance. But a quit claim deed will not operate as a warrantee deed does to carry subsequently acquired title of the grantor.

If a purchaser takes such a deed he can hardly be regarded as a bona fide purchaser without notice of outstanding titles and equities. The buyer obtains just such a title as the seller had, and the land in your hands would remain subject to all the equities attaching to it in the hands of the seller, though they may be unknown to the buyer. Even in the absence of fraud by accepting such a deed one takes the risks of the title, for the seller virtually declares that he will not warrant the title even as against himself.

### Getting and Holding Good Brokers.

Undoubtedly a serious question to the head of a real estate office is how to get and hold competent salesmen. The solution obviously lies in making it easier for the salesman to do business than if he hired deskroom somewhere. Note any of the offices where salesmen remain year after year and invariably you will find that the records in that office are excellent. That is the secret of their holding good men. Also you will find the Real Estate Directory and the Record and Guide Quarterly are the basis of the system. If your success is not so pronounced as it should be in this line, strengthen your records and show your salesmen how to use them. Watch these paragraphs for suggestions, and by all means install a service that costs very little and makes a real system possible.

## Real Estate Values in Principal Cities.

The following tables have been compiled from statistics furnished by the respective tax departments of the several cities at the request of the Department of Taxes and Assessments of the City of New York. The figures given for the City of New York are for the year 1907. Those for Pittsburgh, Detroit and New Orleans are also for the year 1907, and those for Boston, Newark, Philadelphia, St. Louis, Chicago, Baltimore and Milwaukee are for the year 1906.

In Pittsburgh the land value is assessed once every three years, and the improvement value assessment is corrected each year. In Chicago the land value and improvement value are not separated, and the assessment is made once in four years. In Baltimore the assessment is made once in five years.

| New York: | Land Value. | Improvement Value. | Total Value, Real Estate. | Per Cent Land Value. | Per Cent Improvement Value. | Land Value, Per Square Mile. | Improvement Value Per Square Mile. | Land Value Per Acre. | Improvement Value Per Acre. |
|---|---|---|---|---|---|---|---|---|---|
| Boro. of Manhattan. | $2,712,261,571 | $1,322,989,730 | $4,035,251,301 | 67.2 | 32.8 | $123,678,138 | $60,327,849 | $193,247 | $94,262 |
| Boro. of The Bronx. | 216,060,946 | 133,671,059 | 349,732,005 | 61.8 | 38.2 | 5,315,152 | 3,288,340 | 8,304 | 5,138 |
| Boro. of Brooklyn.. | 480,211,365 | 591,815,020 | 1,072,026,385 | 44.8 | 55.2 | 6,186,696 | 7,624,001 | 9,514 | 11,912 |
| Boro. of Queens..... | 123,585,700 | 74,354,150 | 197,939,850 | 62.4 | 37.6 | 954,329 | 574,163 | 1,491 | 897 |
| Boro. of Richmond . | 25,471,922 | 23,588,189 | 49,060,111 | 51.9 | 48.1 | 445,391 | 412,453 | 696 | 644 |
| Total City..... | $3,557,591,504 | $2,146,418,148 | $5,704,009,652 | 62.3 | 37.7 | $10,883,145 | $6,566,178 | $17,005 | $10,260 |
| Boston ..... | 635,449,200 | 412,000,300 | 1,047,499,500 | 60.7 | 39.3 | 14,895,529 | 9,658,938 | 23,274 | 15,092 |
| St. Louis ..... | 198,357,550 | 189,006,200 | 387,363,750 | 51.2 | 48.8 | 3,218,124 | 3,081,793 | 5,028 | 4,815 |
| Detroit ..... | 124,989,520 | 107,026,880 | 232,016,400 | 53.9 | 46.1 | 3,471,931 | 2,972,969 | 5,425 | 4,645 |
| Baltimore ..... | 128,645,236 | 164,010,016 | 292,010,016 | 44.0 | 56.0 | 4,281,039 | 5,457,790 | 6,689 | 8,528 |
| Milwaukee ..... | 87,443,375 | 70,168,185 | 157,611,560 | 55.5 | 44.5 | 3,893,484 | 3,118,584 | 6,083 | 4,873 |
| Philadelphia ..... | ..... | ..... | 1,248,894,400 | .... | .... | ..... | ..... | .... | ..... |
| Newark ..... | ..... | ..... | 289,801,926 | .... | .... | ..... | ..... | .... | ..... |
| Pittsburgh ..... | ..... | ..... | 584,409,037 | .... | .... | ..... | ..... | .... | ..... |
| New Orleans ..... | ..... | ..... | 145,166,296 | .... | .... | ..... | ..... | .... | ..... |

In computing land value per mile and per acre, the entire area is used without any allowance for streets, parks, public waters and other exempt real estate.

# OF INTEREST TO PROPERTY OWNERS.

## A Transit Scheme for the Bronx.

PROPOSED BY THE CIVIC LEAGUE—AN EAST SIDE SUBWAY THE MOST PRESSING NEED.

THE Civic League of the Bronx, of which Commr. John E. Eustis was formerly president, presented some practical suggestions to the Public Service Commission at the Bronx hearing last week. The Civic League is opposed to the third-tracking of the elevated roads, not believing it will afford the relief which its advocates claim for it. It was said that the routes for new lines laid out by the Rapid Transit Commission are comprehensive and well suited to the needs of the Borough of the Bronx: they include a direct East Side Subway up 3d av to 138th st, to the Southern Boulevard, to Westchester av, to Westchester and Pelham Bay Park, with extensions from 138th st to the present subway at 149th st, and also to Jerome av; a West Side Subway extended up Jerome av to Woodlawn; an extension of the present viaduct from West Farms up the White Plains road to Williamsbridge; and several subsidiary branches. But it was urged that the sooner that these can be placed under construction the quicker will this borough receive the relief it needs:

Inasmuch as it is generally conceded that the 3d av elevated railroad carries the heaviest Manhattan-Bronx traffic, the most pressing need would therefore seem to be a direct East Side four-track subway.

In the report of William Barclay Parsons, chief engineer, on a Comprehensive Plan of Rapid Transit, submitted to the Rapid Transit Commission Feb. 19, 1903, he stated that by "The pecuniary limitations which the Board was held by the debt limit of the city, or by the judgment of its executive and financial heads or by the determination of the Supreme Court . . . the Board was compelled to lay out one line to serve both the East and West sides of the city. This attempt necessarily involved a certain sacrifice in directness, which directness is essential to quick time. This effect should now be removed."

In all rapid transit discussion for 15 years or more, the need of a direct East Side railway has been urged; and this need is accentuated with the passage of time. Impressed with the urgency of this need, we cannot too strongly recommend such action as will initiate the actual construction of a direct East Side Subway. It seems to us that the city might, with funds now available, commence a short section of this, and thereafter seek such legislation as will eliminate bonds issued for subway construction from being charged against the debt limit, so that a municipally constructed line may be completed from the Battery to the Bronx, subway, construction from being charged against the debt limit, so that a municipality constructed line may be completed from the Battery to the Bronx. Subway, dock and water bonds seem fairly entitled to exemption from classification with bonds issued for non-revenue producing public utilities.

To ascertain the extent to which the present capacity of the elevated railway in the Bronx is being utilized, a sub-committee consisting of Mr. John Davis and the chairman made a personal test on the morning of July 31 and the afternoon of August 1. The time that each southbound train passed a given point between half-past six and half-past eight o'clock in the morning was taken, and the number of cars and condition as to crowding noted. Similar observation of northbound trains was taken in the afternoon between the hours of five and six o'clock.

"In the morning the headway ranged from forty-five seconds to four minutes, the average being one minute and thirty-seven seconds. Between seven and eight o'clock a one-minute headway was maintained most of the hour, the average being one minute and twenty-one seconds. The Third avenue trains consisted of seven cars each, most of them with an open car in the centre. The expresses were crowded to the platforms, while many of the locals had room to spare with vacant seats in the rear cars. The Second avenue trains consisted of five cars each, run on an average headway of six minutes, not overcrowded, and most of them with seats to spare in the rear cars. The headway was increased somewhat in the evening, and the Second avenue trains were more crowded, while the Third avenue expresses were packed."

The conclusion reached was that the train capacity of the elevated railway in the Bronx was not being used to its fullest extent and that it might, with safety, be increased 20%. It may be that on Manhattan Island the 129th st trains fill this apparent gap; if so, by extending them to Bronx Park the Bronx congestion would be relieved by that much.

Further relief can be obtained and additional facilities provided by running the Second avenue trains from South Ferry to Bronx Park instead of from Canal street to 161st street; and by running as many trains out over the Westchester avenue viaduct to West Farms as the number of passengers to whom transfers are issued at this point demands, thus eliminating the congestion caused by the change of cars at 149th street. By actual count as many as 125 passengers from a single train, more than the seating capacity of two cars, transfer here and pass down the narrow platform and stairs north-bound; or cross the street in continuous procession from subway to elevated south-bound, exposed to the elements in all kinds of weather. Northbound during the rush hours, the passengers from one train have not all reached the exit stairs before those of another are discharged upon the same platform, and a minute of running time is lost; while south-bound the stream of subway passengers meets another from the elevated railway, causing confusion and congestion on the narrow stairway platform.

As another means of relief to the Bronx we would strongly recommend the giving of free transfers between the Manhattan and Bronx surface lines, which would cause them to be patronized for the short interborough travel which now uses the elevated road to save the extra fare; and we believe that through surface cars should be run between the boroughs, either by attaching them as trailers to each other, or by the substitution of the underground for the overhead trolley for, as radical as that suggestion may now seem, its realization is inevitable.

We believe that a free transfer between all Manhattan and Bronx elevated, surface and subway lines would result to the mutual advantage of the railway and the community.

It was also said that there is need of more crosstown surface lines in the Bronx. The great breadth of that borough as compared with Manhattan makes this the more essential. Hence the following extensions were suggested, all to be double track roads:

One Hundred and Sixty-first street line to be extended by way of 163d and Dongan streets and the Hunts Point road to Long Island Sound; 149th st line to be extended to the East River.

Tremont avenue line to be extended from Ft. Schuyler along the Eastern Boulevard to Pelham Bay Park, and this line to run continuously across Third avenue, abolishing the change of cars now necessary at this point. A surface railway from Van Cortlandt Park along the Gun Hill Road to Pelham Bay Park.

The surface railway facilities of The Bronx are afforded mainly by the Union Railway, which gives a very liberal system of transfers as far as Larchmont on the east and Hastings on the west. But the service, except on a few of the less traveled lines, is very inadequate; and during the rush hours overcrowding is carried close to the limit of safety, passengers being compelled to ride on the running boards and even on the bumpers outside the platforms. While there has been recent improvement in the rolling stock, the condition of some of the cars require attention. The conductors, with some exceptions, are more than usually discourteous to passengers. This may be due, in part, to the overcrowding, which is trying to the tempers of both passengers and conductors. The remedy is clearly more and larger cars. This would benefit the company also, since it is physically impossible for conductors to collect every fare, when the aisles and platforms are crowded, and attend to the stopping and starting of cars as well. Besides, a better service would encourage travel and aid in the development of the territory through which the railway runs.

In a general way it was urged that an effort should be made to provide transit facilities in advance of immediate necessity, instead of awaiting development before providing facilities. Transit facilities have been permitted to lag so far behind all other forms of development that New York City might well make some sacrifices in other directions to secure what is, after all, the most pressing need of the every-day life of her citizens—speedy, safe and comfortable means of travel to and from their homes and places of business. The petition was signed by Albert E. Davis, chairman; James L. Wells (except as to financial ability of city to build); James Reilly, John Davis, John H. Nichols, W. W. Niles, president.

## Digest of Legislation.

AMENDMENTS TO THE TENEMENT HOUSE ACT.

ANNEXED are certain amendments to the Tenement House Act which have received the Governor's signature:

In the case of a tenement house hereafter erected on Riverside drive or parkway, between 136th st and 150th st, in the city of New York, on a corner lot formed by the intersection of a street passing under said drive or parkway, the measurements for determing the height of said house and the number of its stories, may be taken on said drive or parkway; provided, however, that no part of said building which is below the curb level of said drive or parkway is occupied for living purposes, except by the janitor of said building and his family; and provided also that there shall not be more than one story below the level of said drive or parkway, and that said story shall not exceed fifteen feet in height.

The law regarding bakeries and fat boiling establishments has been amended to this effect:

And there shall be no openings either by door [,], or window, dumbwaiter shafts or otherwise, between said bakery or said place where fat is boiled in any tenement house, and the other parts of the said building [.], except that in bakeries in which no fat is boiled, and in which no apparatus for fat boiling is present or on premises, a dumbwaiter communicating between the place where the baking is done and the store above, may be maintained, if entirely enclosed in a brick shaft with walls not less than eight inches thick, without any openings whatever except one door opening in the bake shop and one door opening in the bakery store; such openings shall each be provided with a fireproof door so arranged that when one door is open or partly open, the other door shall be entirely closed.

NEW MORTGAGE PROVISION.—A new act relative to mortgages reads in part as follows:

Sec. 27-a. RECORDING DISCHARGE OF MORTGAGE IN COUNTIES EMBRACED IN CITIES OF FIRST CLASS.—In counties wholly embraced in a city of the first class, no mortgage shall be discharged of record, unless in addition to the certificate provided and required by the preceding section, there shall be presented to the recording officer for cancellation the original mortgage, or a

# WANTS AND OFFERS

JERE. JOHNSON JR. COMPANY

JERE. JOHNSON JR. COMPANY

## Unreserved Auction
# LABOR DAY

MONDAY, SEPT. 2D, 1907,
RAIN OR SHINE, AT 1 P. M., ON THE PREMISES.

## 214 EXTRA LARGE LOTS

Averaging about 25x125 feet each and constituting the premises formerly known as the DE KAY ESTATE PROPERTY, located on

## Castleton, Bard and Davis Avs.

Mada, Prospect and Forest Avs. and De Kay St.

## LIVINGSTON
### STATEN ISLAND

This property is admittedly the most desirable tract of any size ever offered at auction on Staten Island. Water mains in Bard and Castleton Avenues and in part of Davis Avenue. Sewers in Bard and Davis Avenues north of De Kay Street and in the greater part of Castleton Avenue. Careful restrictions. Expensive stone sidewalks. Beautiful and massive trees. Castleton, Bard, Davis and Forest Avenues macadamized. The other streets well made.

In subdividing this property the map of the City of New York, shortly to be adopted, has been followed as closely as possible—a fact of vital importance to all intending purchasers of Staten Island real estate. Lots may be paid for in

### 24 Monthly Instalments

or a discount of 5 per cent. (5%) will be allowed for all cash. Titles are insured without expense to purchasers by the

### Title Guarantee and Trust Co.

**To Reach the Lots** Take at St. George any car marked "Castleton Avenue, Brighton Heights," and get off at the Bard Avenue corner of the property. The property is only two miles from the ferry, and is on a commanding elevation.

LUNCHEON AND MUSIC.

Illustrated maps and further particulars from JERE. JOHNSON, JR., CO., 187 Broadway, N. Y., and 193 Montague St., Brooklyn.

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**RENTING MEN WANTED**

Thoroughly experienced men for wholesale dry goods section. Will make liberal arrangement with good men. SOL. STERN, 621 Broadway, N. Y.

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APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.

---

WANTED—Women as general helpers in the wards of Harlem Hospital. Salary $15.00 per month and maintenance. Apply to SUPERVISING NURSE, Lenox Avenue and 136th Street. (37330)

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WANTED—Women as general helpers in the wards of Fordham Hospital. Salary $15.00 per month and maintenance. Apply to ACTING SUPERVISING NURSE, Southern Boulevard and Crotona Avenue. (37308)

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## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

**TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.**
**TITLE DEPARTMENT, 37 LIBERTY ST.** } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

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## FINE OFFICES TO LET

**EMPIRE BUILDING**
71 BROADWAY

**N. Y. LIFE BUILDING**
346 BROADWAY

**PARK ROW BUILDING**
15 PARK ROW

**BLAIR BUILDING**
24 BROAD STREET

Special Inducements to Brokers and Tenants.

**GEORGE T. MORTIMER**
111 BROADWAY

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## Investment Properties
in Localities of Enhancing Values

**PRIVATE HOUSES**
Revised Lists on Application

**N. L. & L. OTTINGER**
31 NASSAU STREET
Telephone, 3462 Cortlandt

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## Hudson Mortgage Co.
*(Organized Under the Banking Law)*
170 BROADWAY

*CAPITAL $500,000*

GOOD SECOND MORTGAGES
PURCHASED AND SOLD

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## FREE LABOR OFFICE

LABOR INFORMATION OFFICE FOR ITALIANS
59 Lafayette Street, New York
(Telephone, 1198 Franklin)
Send for circulars and application blanks

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WANTED, TO RENT—Small stable for private use at low rental. West side of city preferred. State particulars. BOX 320, c|o Record and Guide.

---

149 W. 61ST ST., a four-story brown stone dwelling for sale. Lease expires Oct. 1. JACOB A. KING, 596 Broadway, or 51 W. 125th St.

---

**LONG BRANCH TO ASBURY PARK, N. J.**
Can supply you with complete information on any real estate in Monmouth Co., N. J. J. A. KING, 51 W. 125th St., or West End, N. J.

---

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

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**$1 MAP OF LONG BRANCH, N. J., FREE**
to any one interested in that section for six cents in stamps to cover postage. JACOB A. KING, West End, N. J.

---

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

---

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

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WANTED—In my down-town office, an experienced man in renting business properties. Good proposition to one who can qualify. Address JACOB A. KING, 51 W 125th St., N. Y.

---

WANTED—An experienced renting man in an up-town real estate office. Liberal compensation if past record shows results. Address "OPPORTUNITY," Box 325, c|o Record and Guide.

---

YOUNG MAN, experienced in management of business and tenement property, offers his services. Can furnish best of reference as to character and qualifications. BOX 74, c|o Record and Guide.

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WANTED—A renting man who has had a successful experience in renting downtown offices. Excellent opportunity for right man to make connection with large downtown company. Replies containing references and full particulars as to experience should be addressed to RENTING MAN, c|o Record and Guide.

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EXPERIENCED BROKER WITH THOROUGH KNOWLEDGE OF VALUES, PARTICULARLY IN TIMES SQUARE SECTION, HAVING MANY PARCELS FOR SALE AND LEASE, NOT GENERALLY ON THE MARKET, ALSO LARGE, EXCLUSIVE CLIENTELE, IS OPEN TO TAKE MANAGEMENT OF ESTABLISHED REAL ESTATE FIRM, WHO MAY CARE TO OPEN A BRANCH IN THIS, THE COMING SECTION OF THE CITY. AMONG MY REFERENCES ARE THE LARGEST FIRMS, BANKS, ATTORNEYS AND PROPERTY OWNERS. ADDRESS "TIMES SQUARE BROKER," BOX 156, c|o RECORD AND GUIDE.

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YOUNG MEN WANTED.—Experienced in real estate below 59th St. Salary. Address BOX 75, c|o Record and Guide.

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**If you want to know who is building, and who, therefore, is in the market for building materials, read the RECORD and GUIDE.**

certified copy of an order made and entered as hereinafter provided. The said officer shall at the time of the discharge of said mortgage cancel said original mortgage by effacing the signature thereto, without obliterating the same, and shall file the same in his office and keep the same so filed for the term of ten years. If for any reason said mortgagee, his personal representative or assign cannot produce said original mortgage, the said officer shall not discharge said mortgage until there shall be delivered to him a certified copy of an order made and entered as hereinafter provided, which order shall be recorded and filed with the certificate of discharge, or the substitute for said certificate of discharge hereinafter referred to, and a reference must be made to the book and page containing such record in the minute of the discharge of such mortgage, made by the officer upon the record thereof. Where the mortgage shall have been lost, mutilated or destroyed, or upon which the signature or signatures are wholly obliterated or removed, and person having any interest in securing the discharge of the same may apply to the supreme court or the county court in or of the county in which property affected by the mortgage, or any part thereof, is situated, upon a petition duly verified, containing the name and address of the owner of the property covered by the mortgage, the name and address of the owner of the bond and mortgage, to the best of the petitioner's knowledge and belief, and the owner thereof as appears of record, a full description of the mortgage and of any assignments thereof, that may appear upon the record, including the names of the mortgagor, mortgagee, assignor, assignee, date, amount, and the place, book, page and time of record of said mortgage and any assignments thereof, and a description of the property affected thereby, and showing the loss, mutilation or destruction of the mortgage, or obliteration or removal of the signature or signatures thereon or therefrom, and the interest of the petitioner in the property or the mortgage, for an order dispensing with the production of the said mortgage and directing the discharge thereof. Eight days' personal notice of the application for such order shall be given to the then present owner of the real estate and the mortgagor, the mortgagee, his or their personal representatives, heirs, successors or assigns as the case may require.

# How to Appraise Real Estate

THE ability to correctly determine the value of real property is dependent as much upon a clear understanding of certain fundamental principles which should be employed as upon the length and scope of the appraiser's experience in the real estate field. It does not necessarily follow because a real estate man has enjoyed the reputation of an experienced and successful negotiator that he is qualified to pass expert opinion on property values, although it is not to be denied that such a person frequently has the advantage when the question of testimony is taken into consideration.

On receiving his assignment, among the first duties of the appraiser are to intimately acquaint himself with the property and its surroundings, the results of previous nearby sales, both legal and private, and any element which is likely to exert an important bearing on the present and future value of the parcel affected. If the property to be appraised is vacant, great care must be exercised in ascertaining its actual condition with respect to the presence of rock, both above and below level, the situation of streets in the immediate locality, assessments, probable changes in grade, and many other vital questions which are likely to prove important factors in establishing its true value.

If the property be improved, it is necessary that its adaptability to present environment be carefully considered, as well as the probability of any immediate change in the neighborhood taking place which may affect its rental income. Then, too, the appraiser must possess a good knowledge of construction, including the relative price of material and labor, in order that he may form a correct idea of the cost of reproducing the structure.

In this connection it can be stated that the most popular method now employed in arriving at the cost of buildings lies in the cubic system, the application of which is daily becoming more frequent. Its successful use, however, depends entirely upon the intelligent manner in which it is applied. While ordinarily the value of a parcel of improved property is the value of the ground to which is added the cost of the building, due consideration should be paid as well to its investment value which is largely governed by its gross annual rental. The percentage rule generally followed in this regard applies both to elevator apartment houses and tenements, and although subject to modifications brought about by a possible change of circumstances is perhaps one of the most reliable means of determining the market value of that class of property.

In the former instance 12 per cent. is the ratio of rental to fee, while in the latter 10 per cent. is deemed a fair average. Thus a lot costing $15,000 upon which a $27,000 tenement has been erected is valued on an annual gross rental return of $4,200 at $42,000. An exception to this rule is usually made when the building is known to be in bad condition, but in such cases the value is seldom affected to a greater extent than the actual sum it would take to make the necessary repairs. This system may be used to ascertain the value of other property as well, from 6 to 7 per cent. being allowed for dwellings and 8 per cent. for office structures.

Besides the necessity of thoroughly familiarizing himself with all of the requirements mentioned, including a practical knowledge of the several appraisal systems now in use by experts employed by title guarantee companies, life insurance organizations and other large lenders on bond and mortgage, the appraiser of city realty should be a close observer of the varying conditions of suburban real estate, being ever mindful of the possible effects any market movement in that direction might exert on the future values of city property, especially dwellings and medium price apartments, these being more readily susceptible to influences caused by a shifting population than other classes of realty.

It should always be borne in mind that property values are ever prone to rapid changes, and in order to intelligently and expeditiously render an accurate opinion the expert should constantly keep in touch with every phase of the market. It is the judgment of many that the expert best fitted to act in the capaciy of appraiser is the broker who daily comes in close contact with buyer and seller, and who knows at just what figure a parcel of realty may be sold. However this may be, the odds, at least, are in favor of the locality man who may usually be counted on to furnish a reliable opinion.

Instinct is another quality important in making an appraisal, but this only comes to the expert after long experience in real estate matters. Other advantages, such as extensive acquaintance among operators and investors, as well as members of the bar, are, in these times, infinitely necessary to the expert who is frequently called upon to solve many knotty problems in values.

As to the much decried set rules in appraising buildings there is no doubt that many are ill-founded and fail in their purpose to meet the exigencies of the occasion, but at the command of the man who knows how, the cubic system can be made to meet all ordinary requirements and is likely to remain for some time a favorite method among not a few of the new as well as many of the old time appraisers.

### The Small Investor.

It is not necessary to tell the kind of a man that is meant by the term "a small investor." The term is relative, but in general the small investor is one who has arrived at middle life, and has by stern economy saved from his business income a few thousand dollars which he now has in the form of cash or its equivalent. He has not yet started in to "make money," as the pharse goes, he having been otherwise engaged or he has just arrived on the scene of opportunity. At any rate, he has been less willing to take a chance than he thought he would be when he was younger. To such we would say, invest your money where it will work slowly and where you can always see just what you have for it. Don't go on any one's representations. Leave large schemes to the large investors, who can afford to risk their money and who, by reason of the amount of their capital involved, can afford the expense and trouble of a careful investigation.

Keep your small savings where you can watch them work. Do not be a mere spoke in a big wheel. If you are simply one of a multitude of investors in an enterprise, you cannot control your investment, but are at the mercy of the others.

A good investment is a flat house on Manhattan Island bought at the right time. When negotiating avoid enthusiasm. The man who has something to sell will furnish all the enthusiasm that is necessary. Be sure not to pay more than the property is really worth, but bargains are scarce, and the advantage to the small investor will consist mainly in the small amount of cash required. When you have selected a piece of improved real estate, be sure that you go at it right. Have the title examined by a good real estate lawyer and don't sign your contract first and go to the lawyer afterwards. Consult him as soon as you have decided what property you want to buy, before you sign any papers or pay down any money.

Before purchasing, ascertain exactly what the rents are and be sure that they are sufficient to give you a fair return on your investment after paying for all repairs and other charges. In order to do this, you must know what the annual taxes amount to, what the insurance rates are and about how much it costs to keep the building in repair. Go slow. Don't expect too much, but you stand a good chance in New York if you have put your money into improved real estate. You are not likely to make money in Manhattan by putting up buildings in competition with experienced contractors and builders, who know all the ins and outs of that business.

### Bronx Not Against the Whitestone Ferry.

Borough President Haffen, of the Bronx, is authority for the statement that the residents and officials of the Bronx Borough will not oppose the project for a municipal ferry from Whitestone to the Bronx, as a consequence of the endorsement by the local boards of the Bronx of a proposition for the city to acquire the New York and College Point Ferry, and run it.

### Aids to Business Making.

It is undoubtedly true that it costs more to conduct a real estate business than ever before, and the reason is that the service furnished by the Record and Guide and the Realty Records Co. greatly increase the business horizon. An office pays a couple of hundred dollars for a service, but then does business without increasing the office force over three times the former territory. The day of the real estate pedlar is past. The broker to-day must be a high-class business man who knows his business.

*MISCELLANEOUS.*

**W. P. MANGAM**
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

**J. C. LYONS BUILDING & OPERATING COMPANY**
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

*MISCELLANEOUS.*

**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST. AGENCY DEPT.: 932 EIGHTH AVENUE

**HARRY W. HOPTON**
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 6989 Cortlandt Cor. Liberty St.

*MISCELLANEOUS.*

**THOMAS DIMOND**
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St. } Established 1852 Tel., 1780 Mad Sq

**N. BRIGHAM HALL & SON**
*Real Estate Brokers and Agents*
Tel., 603 Spring 681 Broadway

**THE TITLE INSURANCE CO., OF NEW YORK**
135 Broadway, Manhattan and 203 Montague St., Brooklyn
CAPITAL AND SURPLUS, $3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans, and Deals in Mortgages
EDGAR J. LEVEY, President
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CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

Elsmere pl, Prospect av to Marmion av, opening and acquiring title.
134th st, from Broadway to Hudson River, opening and acquiring title.
Whitlock av, bet Longwood av and Hunts Point rd, sewer, &c.
Kingsbridge rd and Creston av, basins.
Bathgate av, from 188th st to Pelham av, opening.
161st st, from Jerome av to Walton av, opening.
172d st, from Boston rd to Southern Boulevard, opening.
183d st, bet. Morris and Creston avs, sewer.

BILL OF COSTS.

Bronx Park, e s.

ASSESSMENTS COMPLETED.

Regulating, Grading Sidewalk, etc.

Findlay av, bet 165th st and 167th st.
College av, bet 165th st and 167th st.
166th, st bet Webster av and Morris av.
Edgecombe av, from 147th st to 155th st.

REPORTS COMPLETED.

Riverside Drive, e s, 158th st to 165th st, widening.
Bronx Park, e s.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Aug. 26.

Bridge at 153d st, at 11 a m.
Bronx Park addition, at 10 a m.
W 129th st, Convent to Amsterdam av, at 11 a m.

Tuesday, Aug. 27.

W 167th st, Broadway to St Nicholas av, at 1 p m.

Thursday, Aug. 29.

3d av, widening, at 159th st, at 2 p m.

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending Aug. 23, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

**The total amount at the end of the list comprises the consideration in actual sales only.**

***Indicates that the property described was bid in for the plaintiff's account.**

JOSEPH P. DAY.

*159th st, Nos 517 and 519, n s, 200 w Amsterdam av, 50x99.11, 5-sty brk tenement. (Amt due, $2,822.40; taxes, &c, $583.70; sub to five morts aggregating $52, 321.13.) Martha W Weill .....$57,900

Brook av, Nos 1327 to 1347, w s, 50 s Anna pl, 125x90, three unfinished 6-sty brk tenements, stores in Nos 1341 and 1343. (Amt due, $36,442.87; taxes, &c, $298.13; sub to three morts aggregating $15,000.) Henry Russell, for a client .....60,616

*Grant av (now Mead st), No 543, s s, 425 e Garfield st, 25x100. (Partition.) Robert Wahldner .....5,175

Arthur av, No 2415, w s, 127.7 n 187th st, 25 x113.3x25x113.5, 2-sty frame dwelling. (Partition.) Adj to Sept 19.....—

52d st, Nos 416 to 420, s s, 221 e 1st av, 48x100.5, 6-sty brk tenement with 4 stores and 4 basement stores (voluntary). Leon Noel .....57,000

5th av, No 2100 | n w cor 129th st, 99.11x110, 129th st, No 1 | 6-sty brk tenement.....

158th st, Nos 522 to 528, s s, 350 w Amsterdam av, 100x99.11, two 6-sty brk tenements. Sheriff's sale of all right, title, &c. Adj sine die .....—

Fairmount pl, No 1040, s s, 447.10 w Marmion av, 34.11x62.5x24.3x62.11, 2-sty frame dwelling. (Partition.) R & J Roberts, parties in interest .....4,150

224 st, No 248, s s, 300.3 e 8th av, 24.9x99, 3-sty brk dwelling. (Amt due, $10,978.21; taxes, &c, $800.) Maria S Simpson...19,100

88th st, Nos 64 and 66, s s, 85 e Columbus av, 40x100.8, two 5-sty stone front tenements. Sheriff's sale of all right, title, &c. Withdrawn.....—

BRYAN L. KENNELLY.

78th st, Nos 318 to 326, on map Nos 316 to 322, s s, 212.6 e 2d av, 87.6x102.2, two 6-sty brk tenements and stores. (Amt due, $10,486.11; taxes, &c, $338.) Mary M Ehrmann .....128,000

SAMUEL GOLDSTICKER.

107th st, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. (Amt due, $20,560.88; taxes, &c, $225.) Golde & Cohen.....50,250

| | |
|---|---|
| Total | $382,191 |
| Corresponding week, 1906 | 82,975 |
| Jan. 1st, 1907, to date | 29,595,828 |
| Corresponding period, 1906 | 22,468,914 |

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Aug. 24 and 26.

No Legal Sales advertised for these days.

Aug. 27.

Broadway, Nos 2689 to 2695 | s w cor 103d st, 103d st, No 240 | 100.11 x 120, 10-sty brk and stone hotel. Joseph Hamerschlag agt Netherlands Construction Co et al; A L & S F Jacobs, att'ys, 30 Broad st; Edw D Dowling, ref. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Mort recorded Sept 29, 1905. By Joseph P Day.

Bowery, No 204, w s, 160.5 n Spring st, 16.8x99.8x16.8x98.11, 2-sty brk store. City Real Estate Co agt David Jacobs et al; H Swain, att'y, 176 Broadway; Thomas W Churchill, ref. (Amt due, $18,014.97; taxes, &c, $475.03.) Mort recorded Aug 25, 1905. By Joseph P Day.

Lenox av, No 620 | n e cor 141st st, 99.11x 141st st, Nos 75 to 79 | 150, three 6-sty brk tenements and stores on av. Leon Tuchman agt Meyer Frank et al; Manheim & Manheim, att'ys, 302 Broadway; Edward Browne, ref. (Amt due, $23,559.18; taxes, &c, $826.69.) Mort recorded Nov 30, 1906. By Peter F Meyer.

168th st, Nos 940 and 942, s s, 62.2 e Forest av, 50x125, 5-sty brk tenement. George Rubenstein agt Hugh Kirk et al; Edw M Bernstein, att'y, 229 Broadway; Ashbel P Fitch, ref. (Amt due, $3,959.65; taxes, &c, $464.58; sub to a mort of $42,500.) Mort recorded June 1, 1906. By Bryan L Kennelly.

Aug. 28.

Park av, Nos 1321 and 1323 | n e cor 100th st, 75x 100th st, No 101 | 26, 5-sty brk tenement and store. Charles Griffen et al agt John Simmons Co et al; Wilson M Powell, att'y, 29 Wall st; Alfred V Norton, ref. (Amt due, $23,292.67; taxes, &c, $71.) Mort recorded Nov 29, 1899. By Joseph P Day.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Aug. 29

Lexington av, Nos 1885 to 1895 | s e cor 118th st, 118th st | 100.11x67.9, six 3-sty stone front dwellings. Richard B Kelly exr agt Herman Wronkow et al; Putney, Twombly & Putney, att'ys, 170 Broadway; Isaac Phillips, ref. (Amt due, $18,969; taxes, &c, $808.22; sub to a prior mort of $27,000 on Nos 1885, 1887, 1889, 1893 and 1895 Lexington av.) Mort recorded March 12, 1902. By Joseph P Day.

145th st, n s, 125 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No 1; Bowers & Sands, att'ys, 31 Nassau st; James R Deering, ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Samuel Goldsticker.

145th st, n s, 200 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No 2; Bowers & Sands, att'ys, 31 Nassau st; James R Deering, ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Samuel Goldsticker.

Aug. 30.

55th st, Nos 333 to 345, n s, 161.1 w 1st av, 125.3 x100.5, three 6-sty brk tenements and stores. Henrietta Kahn agt Hauben Realty Co et al; Arnstein & Levy, att'ys, 128 Broadway; Wm H Knox, ref. (Amt due, $37,039.36; taxes, &c, $746.79.) Mort recorded Dec 5, 1905. By Joseph P Day.

Mapes av, No 2140, e s, 462 n 180th st, 66x150, 2-sty frame dwelling and vacant. John W Seeger agt Benjamin Kahn et al; Adolph Bloch, att'y, 99 Nassau st; Joseph P Morrissey, ref. (Amt due, $2,249.43; taxes, &c, $877.62.) Mort recorded Feb 4, 1905. By Joseph P Day.

Aug. 31 and Sept. 2.

No Legal Sales advertised for these days.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 21 to September 5, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX: 24TH WARD, SECTION 11. EAST 183D STREET—SEWER, between Morris and Creston Avenues.

HERMAN A. METZ,
Comptroller.
City of New York, August 20th, 1907. (37332)

## PROPOSALS

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 5, 1907,
Borough of The Bronx.

For constructing a brick sewer in Van Cortlandt Park, in the City of New York.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 5, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to repair asphalt roadways on Glenmore avenue and Eastern Parkway Extension, also to resurface walks in Prospect Park, Borough of Brooklyn, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan at the City Hall, Room No. 16, until 10 o'clock A. M. on

SATURDAY, AUGUST 31, 1907.

For furnishing all the labor and materials required for general alterations, decorations, etc., to provide additional space in the Criminal Courts Building on the block bounded by Centre, White, Franklin and Lafayette streets, in the Borough of Manhattan, City of New York, for the District Attorney's uses, on account of the Justices to be appointed in accordance with chapters 211 and 412 of the laws of 1907.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.
The City of New York, August 21, 1907.

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD, of August 6 to 20, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF QUEENS.

1ST WARD, HULST AVENUE—OPENING, from Greenpoint Avenue to Jackson Avenue. Confirmed April 26, 1906, and June 28, 1907; entered August 2, 1907.

HERMAN A. METZ,
Comtproller.

City of New York, August 2, 1907. (36908-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD, of August 6 to 20, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named streets in the BOROUGH OF THE BRONX.

23D WARD, SECTION 9. EAST 161ST STREET—OPENING, from Jerome Avenue to Walton Avenue. Confirmed May 17, 1907; entered August 2, 1907. 24TH WARD, SECTION 11, EAST 172D STREET—OPENING, from Boston Road to Southern Boulevard. Confirmed May 20, 1907; entered August 2, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 2, 1907. (36908-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 14 to 28, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. SEWERS AND APPURTENANCES in WHITLOCK AVENUE, between Longwood Avenue and Hunt's Point Road, and in TIFFANY STREET, between Southern Boulevard and Whitlock Avenue. 24TH WARD, SECTION 12. KINGSBRIDGE ROAD AND CRESTON AVENUE—RECEIVING BASINS, on the northwest corner.

HERMAN A. METZ,
Comptroller.

City of New York, August 13, 1907. (37068-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 134TH STREET—OPENING, from Broadway to the Hudson River. Confirmed July 30, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 15, 1907. (37272-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named place in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. ELSMERE PLACE—OPENING, from Prospect Avenue to Marmion Avenue. Confirmed June 25, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 15, 1907. (37272-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 8 to 22, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. BATHGATE AVENUE—OPENING, from East 188th Street to Pelham Avenue. Confirmed July 8, 1907; entered August 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 7, 1907. (37068-1)

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building structures and appurtenances on the pier foot of Canal Street, Stapleton, Borough of Richmond (Contract No. 1077), will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock noon, Thursday, August 29th, 1907. (For particulars see City Record.)

Police Department of the City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the bookkeeper's office, Central Department, until 10 o'clock A. M. on

FRIDAY, AUGUST 30, 1907.

For furnishing and delivering Twenty-six (26) Horses for the mounted service of the Police Department of the City of New York.

For full particulars see City Record.

ARTHUR J. O'KEEFE,
(37279) Acting Police Commissioner.

DEPARTMENT OF DOCKS AND FERRIES.

Thomas Bowe, Auctioneer, will, on Tuesday, August 27th, 1907, on behalf of the Department of Docks and Ferries, sell certain old material. (For particulars see City Record.) (37286)

## PROPOSALS.

Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M. on

MONDAY, AUGUST 26, 1907,

For the installation and construction of a suction or vacuum cleaning system in the Criminal Courts Building, bounded by Centre, Franklin, Lafayette and White Streets, Borough of Manhattan, City of New York.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, August 14, 1907. (37047)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 A. M. on

WEDNESDAY, AUGUST 28, 1907.

Boroughs of Manhattan and The Bronx.

No. 1. For furnishing all the labor and materials required for the erection and completion of a new building for an engine company to be located at the westerly side of White Plains avenue, 117 feet 6 inches south of Two Hundred and Thirtieth street (Sixteenth avenue), Borough of The Bronx.

Boroughs of Brooklyn and Queens.

No. 2. For furnishing all the labor and materials required for the erection and completion of a new building for an engine and hook and ladder company, to be located on the southeast corner of Rockaway avenue and Avenue F, Borough of Brooklyn.

For full particulars see City Record.

HUGH BONNER,
Deputy and Acting Fire Commissioner.

Dated August 13, 1907. (37031)

Police Department of the City of New York, No. 300 Mulberry street, Borough of Manhattan.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on

MONDAY, AUGUST 26, 1907.

For furnishing all the labor and furnishing and erecting all the materials necessary to build and complete the alterations to the interior arrangement (excepting as to heating and ventilating system, boilers and steam piping) of the new building on the block bounded by Grand, Centre and Broome street and Center Market place, Borough of Manhattan, for headquarters for the Police Department of the City of New York.

For full particulars see City Record.

ARTHUR J. O'KEEFE,
Acting Police Commissioner.

Dated August 13, 1907. (37038-1)

Police Department of the City of New York, No. 300 Mulberry street, Borough of Manhattan.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, Central Department, until 10 o'clock A. M. on

MONDAY, AUGUST 26, 1907.

For furnishing and delivering one gasoline touring five-passenger car.

For full particulars see City Record.

ARTHUR J. O'KEEFE,
Acting Police Commissioner.

Dated August 13, 1907. (37038-2)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing machine tools (Contract 1070) will be received by the Commissioner of Docks at Pier "A," Battery Place, until 12 o'clock noon, Tuesday, August 27th, 1907. (For particulars see City Record.) (37061)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,
Borough of Manhattan.

For all labor and materials required for the erection and completion of addition "F" to the Metropolitan Museum of Art, located in Central Park, on the west side of Fifth avenue, opposite Eighty-third street.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated August 7, 1907.

Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

WEDNESDAY, SEPTEMBER 4, 1907,

For providing all labor and materials required for the erection and entire completion (with the exception of fitting up) of a new Pathological Building at the Kings County Hospital, Borough of Brooklyn.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated August 16, 1907.

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing and delivering sand and broken stone (Contract No. 1102) will be received by the Commissioner of Docks, at Pier A, Battery Place, until 12.00 o'clock noon, Tuesday, August 27th, 1907. (For particulars see City Record.) (37054)

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, AUGUST 26, 1907,

For furnishing all the labor and materials necessary for the general overhauling and painting of the steamer "Thomas S. Brennan."

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated August 15, 1907. (37107)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, AUGUST 28, 1907,
Borough of Brooklyn.

For furnishing, delivering and laying water mains and removing existing water mains in Bedford, Clinton, Greenpoint, Harrison, Johnson, Manhattan, Meserole and Nassau avenues; in Humboldt, Keap, Lorimer, Meserole, Oakland, Provost, Scholes, Waterbury and White streets, and in Delmonico place, Borough of Brooklyn.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, August 15, 1907.

Office of the President of the Borough of Manhattan, City Hall, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Borough of Manhattan, at the City Hall, Room No. 16, until 2 o'clock P. M. on

TUESDAY, AUGUST 27, 1907,

For repairs and alterations to the New York County Court House, Borough of Manhattan, City of New York.

For full particulars see City Record.

HENRY S. THOMPSON,
Acting Borough President and Commissioner of Public Works.

The City of New York, August 15, 1907. (37086)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,
Borough of Brooklyn.

No. 1. For work and materials required for the erection and completion of a shelter house in New Lots Park, Borough of Brooklyn.

No. 2. For work and materials required for the erection and completion of a shelter house in Fulton Park, Borough of Brooklyn.

No. 3. For work and materials required for the erection and completion of a shelter house in Winthrop Park, Borough of Brooklyn.

No. 4. For work and materials required for the erection and completion of a shelter and tennis house in Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37114) Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,
Borough of Manhattan.

No. 1. For paving with sheet asphalt upon a concrete foundation the carriageway, for furnishing and setting where required new curbstones, and resetting elsewhere the existing curbstones, and for alterations to the drainage, all in Fifth avenue, between Fifty-ninth and Sixtieth streets and between Ninetieth street and the Plaza at One Hundred and Tenth street.

No. 2. For paving and repaving with rock asphalt mastic where directed, the walks of the Central and other parks.

No. 3. For repaving where directed the cement walks of small parks.

No. 4. For furnishing, delivering and laying cast-iron water pipe and appurtenances in the Harlem River Driveway, between One Hundred and Fifty-fifth street and One Hundred and Seventy-seventh street.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated August 16, 1907.

## PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park row, Borough of Manhattan, City of New York.
SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on
THURSDAY, SEPTEMBER 5, 1907,
For the construction of the steel and masonry approach, in the Borough of Queens, of the Blackwell's Island Bridge over the East River, between the Boroughs of Manhattan and Queens.
For full particulars see City Record.
J. W. STEVENSON,
Commissioner of Bridges.
Dated August 19, 1907.

DEPARTMENT OF DOCKS AND FERRIES.
Sealed estimates for printing contracts (1097) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, September 4, 1907. (For particulars see City Record.) (37344)

DEPARTMENT OF DOCKS AND FERRIES.
Sealed estimates for painting super-structures of Municipal ferryboats (1065) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) of Wednesday, September 4, 1907. (For particulars see City Record.) (37337)

**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 8993, No. 1. Regulating, regrading, recurbing and reflagging Edgecombe avenue, from One Hundred and Forty-seventh street to One Hundred and Fifty-fifth street, together with a list of awards for damages caused by a change of grade.

BOROUGH OF QUEENS.

List 9380, No 2. Sewer in Academy street, from Webster avenue to Payntar avenue.
List 9381, No. 3. Sewer in Blackwell street, from Grand avenue to Flushing avenue.
List 9382, No. 4. Sewer in Crescent street, from Paynar avenue to Freeman avenue.
List 9383, No. 5. Sewer in Radde street, from Webster avenue to Payntar avenue.
List 9384, No. 6. Sewer in Radde street, from Jane street to Payntar avenue.
All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before September 24, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.
For full particulars see City Record.
ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.
WILLIAM H. JASPER,
Secretary,
No 320 Broadway.
City of New York, Borough of Manhattan, August 22, 1907.

# REAL ESTATE RECORDS

**Key to abbreviations:**
**1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.**
**2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.**
**3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.**
**4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.**
**5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.**

## CONVEYANCES

August 16, 17, 19, 20, 21, 22.

### BOROUGH OF MANHATTAN.

Broome st, No 533 | s w cor Sullivan st, 59.8x22x59.8x22.1, all of;
Sullivan st, No 56 | also all title to
Broome st, s s, 59.8 w Sullivan st, 1.4 to alley x21.11.
Sullivan st, No 54, n w s, 22.1 s w Broome st, 21.4x61 to alley x 20.2x61, all of.
6-sty brk tenement and store.
Lillie B Cochrane formerly Lillie B wife of Melville Scudder to Arnold Diamond. C a G. Aug 12. Aug 16, 1907. 2:477—58. A $24,000—$60,000. nom

Same property. Arnold Diamond et al to Gerardo Lemole and Gerardo Scioscia. Each ½ part. Mort $51,500. Aug 14. Aug 16, 1907. 2:477. other consid and 100

Broome st, Nos 457 and 459 ,s s, 50 w Mercer st, runs w 50.8 x s 95.10 x e 25.9 x n 0½ x e 24.6 x n 95.9½ to beginning, 6-sty brk loft and store building. PARTITION, June 18, 1907. John J Delany ref to Arthur G F Moser. Mort $60,000. July 29. Aug 17, 1907. 2:474—assessed with lot 10. 130,000

Chambers st, No 121, n s, abt 125 e West Broadway, 25x75, 5-sty brk loft and store building.

Reade st, No 103, s s, abt 125 e West Broadway, 25x75, 5-sty brk loft and store building. 1:145—10. A $65,000—$96,500.

14th st, No 46, | s s, 125.1 e University pl, runs s 206.6 to n s
13th st, No 49 | 13th st, x e 32.11 x n 100 x w 0.6 x n 106.6 to 14th st, x w 32.5 to beginning, 6-sty brk loft and store building. 2:565—13. A $210,000—$290,000.

Reade st, No 140, n s, abt 135 w Hudson st, 25x75, part 2-sty brk store. 1:141.

Front st, Nos 228 and 230, n w s, abt 60 w Peck slip, 34.9x69.5 x36.2x71, n e s, 5-sty brk loft and store building. 1:97—35, —A. $11,800—$22,000.

93d st, Nos 37 to 43, n s, 425 w Central Park West, 75x44.4x75x 41, vacant. 4:1207.

Warren st, s s, 225 e Church st, 25x75. 1:134—21. A $59,000—$63,500.

5th av, No 298 | w s, 30 s 31st st, runs w 75 x s 44 x w
31st st, Nos 2 and 4 | 25 x n 74 to 31st st, x e 100 x s 30 to beginning, 6-sty brk and stone loft and store building. 3:832—47. A $390,000—$470,000.
Also property in New London, Conn.
Release dower. Annie T Gibert to Audinet Gibert. All title. June 22. Aug 22, 1907. nom

Clinton st, No 177, w s, abt 175 s Grand st, 25.6x100, 5-sty brk tenement and store. Max Blisnikoff et al to Barnet Lerner. Mort $34,000. Aug 15. Aug 16, 1907. 1:313—26. A $18,000—$28,000. other consid and 100

Division st, Nos 252 and 254 | n w cor Ridge st, runs w 44.4
Ridge st, Nos 1, 3 and 5 | x n 84 x e 39.6 to Ridge st, x s 63.5 to beginning, 6-sty brk tenement and store. Hene Cooper to Davis Berkman and Abram Gutterman. Q C and correction deed. Aug 17. Aug 22, 1907. 1:315—17. A $40,000—$75,000. other consid and 100

Same property. Davis Berkman et al to Saml Goldberger. Aug 12. Aug 22, 1907. 1:315. 100

Duane st, No 82 | s s, 110.7 e Broadway, 26x79.2 to Manhattan
Manhattan pl | pl (Republican alley), x25x79.7, 6-sty brk loft and store building. John Naughton to Michael Naughton. ½ part. All liens. Aug 15. Aug 16, 1907. 1:154—11. A $45,000—$67,000. other consid and 100

Hall pl, Nos 4 and 5. Agreement as to dissolving partnership. David Taub to Peter Green. Aug 15. Aug 17, 1907. 2:462. 3,700

Henry st, No 201, n s, abt 70 w Clinton st, 24x86, 4-sty brk tenement. Harry Goodman to Rosa Goldberg. Mort $21,000. Aug 8. Aug 22, 1907. 1:285—12. A $14,500—$20,000. other consid and 100

Hudson st, No 627, w s, 50 n Jane st, 25x88.9x25.4x86.3, 4-sty brk tenement and store. Susan L Broome TRUSTEE to Village Realty Co. Mort $11,000. Aug 12. Aug 21, 1907. 2:626—16. A $14,000—$16,500. 20,000

Same property. Declaration of trust. Henry J West to Susan L wife Wm L Broome. May 21, 1885. Aug 21, 1907. 2:626. nom

Le Roy st, No 53, n s, 175.1 w Bedford st, 25.1x83.11x24.10x84.9, all title to strip in rear extending to line 85 n from n s LeRoy st, 5-sty brk tenement. Denis M Gallo to Louis Dowdney. Mort $19,500. Aug 12. Aug 17, 1907. 2:583—41. A $11,000—$18,000. other consid and 100

Same property. Louis P Dowdney to Sanfelese Realty Co. Mort $19,500. Aug 16. Aug 17, 1907. 2:583. other consid and 100

Lewis st, No 102, e s, 75 n Stanton st, 21x100, 6-sty brk tenement and store and 6-sty brk tenement in rear. Minnie Abramowitz to Philip Chernovitzer. Mort $25,500. Aug 17, 1907. 2:330—40. A $13,000—$25,000. other consid and 100

Monroe st, No 254, s s, 250 w Jackson st, 25x97.8, 3-sty frame (brk front) tenement and store and 2-sty brk building in rear. Sam Golding to Rebecca Kalt. Mort $15,600. June 29. Aug 17, 1907. 1:261—47. A $13,000—$15,000. 100

Mott st, No 228, e s, 201 s Prince st, 26.3x93x26.3x93.1, 5-sty brk tenement and store and 5-sty brk tenement in rear. Benedict Bockar et al to David Abraham. Mort $30,000. Aug 15. Aug 16, 1907. 2:493—9. A $15,500—$25,000. other consid and 100

Perry st, No 144, s s, 70.9 e Washington st, 21x97.5, with rights to alley on west, 2-sty brk tenement and 2-sty brk stable in rear. Addie Auerbach et al to The Fleischmann Co, a corpn. Mort $4,620. Aug 8. Aug 16, 1907. 2:632—10. A $9,000—$10,000. nom

Pitt st, Nos 48 and 50, e s, 54 n Delancey st, runs n 46 x e 75 x s 27 x w 25 x s 19 x w 50 to beginning, two 4-sty brk tenements and stores. Leib Konigsburg et al to Meyer Greenberg. Mort $36,000. Aug 15. Aug 16, 1907. 2:338—1. A $20,000—$32,000. other consid and 100

Renwick st, No 20, e s, 330 s Spring st, runs e 60 to alley x s 10 x s w 14 x w 50 to st x n 20 to beginning, with right of alley, 5-sty brk tenement and store. Harry A Gordon et al to Achielle De Pierro and Dominick Serena. Mort $14,600. July 25. Aug 22, 1907. 2:594—62. A $5,000—$14,000. 100

Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2, 5-sty brk tenement and store. Morris H Feder et al to Moses Kornbluth. Mort $30,000. Aug 15. Aug 16, 1907. 1:312—30. A $19,000—$31,000. nom

Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.2x25x100.1, 5-sty brk tenement and store. Moses Kornbluth to Moses H Feder and Henry M Flateau. Mort $40,000. Aug 16. Aug 17, 1907. 1:312—30. A $19,000—$31,000. nom

Thompson st, Nos 59 and 61, w s, 137.6 n Broome st, 40x100x38.9 x100, 6-sty brk tenement and store. Benjamin Tannenbaum to Selig A Kors. ½ part to all right, title and interest. Mort $63,000. Aug 30, 1906. Aug 16, 1907. 2:489—36. A $27,000—$60,000. other consid and 100

Washington st, No 51, e s, 100.1 n Morris st, runs n 22.11 x e — x s 11.11 x w 70.10 to beginning, 6-sty brk tenement and store. Frank H Quinby to Andrew J Doyle. Mort $15,000. Aug 15. Aug 21, 1907. 1:18—5. A $11,100—$19,500. 100

Water st, No 614, n s, abt 75 w Gouveneur st, 26.2x64.5x26.3x 65.6, e s.

Water st, No 616, n s, abt 55 w Gouverneur st, 20.6x65.11x19.10 x65.6, w s.
Two 6-sty brk tenements and stores.
Ray E Schenkman to Abraham Levy. Mort $——. Aug 1. Aug 21, 1907. 1:259—8. A $10,000—$27,000. other consid and 100

2d st E, No 22, n s, 143.8 w 2d av, 18.2x—x18.2x68.1, 3-sty brk tenement. Sophia Gullmann to Christopher Gullmann. Aug 19, 1907. 2:458—38. A $8,500—$10,000. nom

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

7th st E, No 239, n s, 107.5 e Av C, runs n 97.6 x w 13 x s — x s — x e 19 to beginning, 7-sty brk tenement and store. Morris Kleinman to Simon Widder. Mort $12,300. July 30. Aug 20, 1907. 2:377—68. A $10,000—$11,000. other consid and 100

9th st E, No 728, s s, 358 e Av C, 30x93.11, 6-sty brk tenement and store. Sigmund Levin to Morris Slefka. Mort $39,500. Aug 15. Aug 16, 1907. 2:378—21. A $20,000—$45,000. other consid and 100

10th st E, No 14, s s, 225 e 5th av, 25x92.3, 3-sty brk dwelling. Ambrose D Henry to David B Ogden. Aug 22, 1907. 2:567—13. A $24,000—$29,000. 41,000

10th st E, No 239, n s, abt 100 w 1st av, 25x94.10, 4-sty brk tenement. Sam Sobel to Abraham Goldstein. Mort $23,500. Aug 19. Aug 20, 1907. 2:452—38. A $16,000—$21,000. other consid and 100

22d st W, No 341, n s, 290 e 9th av, 22.6x98.9, 4-sty brk dwelling. Chas A Tucker et al children Ann M Tucker to Winfield Tucker. B & S. Aug 16. Aug 17, 1907. 3:746—15. A $11,500—$15,500. other consid and 100

22d st W, No 457, n e s, abt 295 e 10th av, 16.5x98.8, 4-sty stone front dwelling. Martin Daussa, of Cassa de la Selva of Gerona, Spain, to Luis Daussa. Aug 14. Aug 16, 1907. 3:720—19. A $8,000—$10,000. 10,000

26th st W, No 238, s s, 342.8 e 8th av, 21.3x98.9, 3-sty brk tenement. James Horler to Earl G Pier. Aug 15. Aug 16, 1907. 3:775—61. A $10,500—$12,500. other consid and 100

Same property. Earl G Pier to Madison Square Mortgage Co. Mort $16,000. Aug 15. Aug 16, 1907. 3:775. nom

28th st W, No 146, s s, 224.11 e 7th av, 23.3x98.9x23.2x98.9, 2-sty brk building and store. Valentine Schaefer to Robert Micolino. Mort $16,000. July 9. Aug 16, 1907. 3:803—65. A $18,500—$20,000. other consid and 100

31st st E, No 215, n s, 400 w 2d av, 18.9x98.9, 3-sty brk tenement. John G Coyle to Catherine A Coyle his wife. Mort $11,000. July 25. Aug 17, 1907. 3:912—10. A $7,500—$11,000. other consid and 100

31st st W, No 352, s s, 260 e 9th av, 20x98.9, 3-sty brk tenement. Wm J Lawler to Mary J Lawler his wife. 1-5 part. Mort $2,000. Aug 16. Aug 17, 1907. 3:754—69. A $9,000—$9,000. nom

31st st E, No 131, n s, 47.10 w Lexington av, 18.6x56, 4-sty brk dwelling. Josephine M Gaige to Grace N Gaige. 1-3 part. All liens. April 22, 1905. Aug 22, 1907. 3:887—20. A $12,500—$16,500. nom

35th st W, No 408, s s, 80 w 9th av, 20x49.5, 4-sty brk tenement and store. Max Solomon to Christopher C Ellis. Mort $10,000. Aug 15. Aug 16, 1907. 3:732—45. A $5,500—$8,000. other consid and 100

36th st W, No 249, n s, 286 e 8th av, 18.6x98.9, 4-sty brk tenement. Bridget Cuff to Thomas A Hill. Mort $8,000. Aug 20, 1907. 3:786—18. A $12,000—$16,000. other consid and 100

37th st W, No 243, n s, abt 275 e 8th av, 25x98.9, 3-sty frame tenement and 3-sty frame tenement in rear. Kate D King to Edw Moss. July 1. Aug 20, 1907. 3:787—21. A $16,500—$18,500. other consid and 100

37th st W, No 346, s s, 175 e 9th av, 25x98.9, 5-sty brk tenement and store. Morris Feder to Morris J Gordon and Morris Rubin. Mort $17,000. Aug 22, 1907. 3:760—68. A $10,500—$20,000. other consid and 100

37th st W, No 237, n s, 350 e 8th av, 25x98.9, 2-sty frame tenement and store and 2-sty frame building in rear. Geo Weisensee to Edw Moss. Aug 5. Aug 22, 1907. 3:787—24. A $16,500—$18,500. other consid and 100

39th st W, Nos 310 and 312, s s, 150 w 8th av, 50x98.9, 5-sty brk tenement and store and 4-sty frame tenement and store and 3-sty brk tenement in rear. Edwin J Hafner to Danl F Mahony. Mort $25,000. Aug 20. Aug 21, 1907. 3:762—46 and 47. A $21,000—$28,000. other consid and 100

40th st W, No 439, n s, 325 e 10th av, 25x98.9, 4-sty br ktenement and store and 2-sty brk tenement in rear. Henry Lustbader to Rose Lustbader his wife. ½ part. Mort $15,200. Aug 16. Aug 19, 1907. 4:1050—14. A $9,000—$12,000. other consid and 100

46th st W, No 404, s s, 100 w 9th av, 25x100.5, 6-sty brk tenement and store. Julius Weinstein to A B C Realty Co. Mort $38,000. Aug 21. Aug 22, 1907. 4:1055—37. A $10,000—$——. other consid and 100

46th st W. No 402, s s, 75 w 9th av, 25x100.5, 5-sty stone front dwelling. A B C Realty Co to Solomon Cohn. Mort $38,000. Aug 21. Aug 22, 1907. 4:1055—36½. A $10,000—$28,000. other consid and 100

47th st E, No 327, n s, 375 e 2d av, 25x100.5, 5-sty brk tenement and store. Wove Realty Co to Irving Bachrach and Isaac Schmeidler. Mort $17,000. Aug 15. Aug 16, 1907. 5:1340—16. A $9,000—$17,000. other consid and 100

Same property. Irving Bachrach et al to Annie S Schlechter. Mort $17,000. Aug 15. Aug 16, 1907. 5:1349. other consid and 100

50th st W, No 516, s s, 250 w 10th av, 25x100.5, 5-sty brk tenement. Martha L Feig to Flatiron Realty Co. Mort $19,000. Aug 16. Aug 21, 1907. 4:1078—43. A $7,500—$20,000. other consid and 100

52d st E ,Nos 416 to 420, s s, 221 e 1st av, 48x100.5, 6-sty brk tenement and store. Empire City Woodworking Co to Leon Noel. Mort $55,000. Aug 21. Aug 22, 1907. 5:1363—40. A $17,000—$60,000. other consid and 100

52d st W, No 449, n s, 150 e 10th av, 25x100.5, 5-sty brk tenement and store. Anna Streep to Morris and Edward Badt. Mort $26,000. Aug 14. Aug 16, 1907. 4:1062—7. A $10,000—$18,000. other consid and 100

57th st E, No 148, s s, 200 e Lexington av, 18x100.5, 2-sty frame shop. Henriette Adler to Adlers Granite & Monument Works, a corpn. B & S and C a G. Mar 9. Aug 20, 1907. 5:1311—45. A $14,000—$15,000. other consid and 100

61st st E, No 415, n s, 220 e 1st av, 20x90.1x20.2x93.3.

61st st E, No 417, n s, 240 e 1st av, 25x86x25.3x90.10, vacant. FORECLOS, Aug 12, 1907. Frank C Avery (ref) to Isaac Liberman and Harris Friedman as TRUSTEES of David Levy and Robert Friedman. Morts $13,057.40. Aug 15. Aug 16, 1907. 5:1456—10 and 11. A $12,500—$13,500. 900

64th st E, No 230, s s, 180 w 2d av, 25x100.5, 6-sty brk tenement. The One Hundred & Forty-Ninth Street Realty Co to Nathan Schweitzer. Mort $32,500. Aug 15. Aug 16, 1907. 5:1418—32. A $12,000—$32,500. other consid and 100

68th st W, No 27, n s, 287 w Central Park West, 19x100.5, 4-sty brk dwelling. Charles A Tucker et al children Ann M Tucker to Winfield Tucker. C a G. ⅛ part. Aug 16. Aug 17, 1907. 4:1121—20½. A $14,500—$25,000. other consid and 100

68th st E, No 38, s s, 159 e Madison av, 16x100.5, 5-sty brk and stone dwelling. Wm H Barnard to Lillie F Barnard. May 7. Aug 22, 1907. 5:1382—46. A $40,000—$65,000. nom

69th st W, No 108, s s, 80 w Columbus av, 20x100.5, 4-sty brk dwelling. Gertrude H Hillenbrand to Fred M Will. Mort $24,000. Aug 15. Aug 16, 1907. 4:1140—36. A $14,000—$23,000. other consid and 100

69th st W, No 108, s s, 80 w Columbus av, 20x100.5, 4-sty brk dwelling. Fred M Will to James F Nicholson, of Bloomfield, N J. Mort $24,000. Aug 15. Aug 16, 1907. 4:1140—36. A $14,000—$23,000. other consid and 100

71st st W, Nos 342 and 344, s s, 400 w West End av, 52x125.10, 7-sty brk tenement. Edward H Litchfield et al as TRUSTEES Edwin C Litchfield for benefit Henry P Litchfield to Sadie Bonwit. Mort $100,000 and all liens. June 15. Aug 16, 1907. 4:1182—49. A $40,000—$140,000. other consid and 100

79th st E, No 338, s s, 199 w 1st av, 17x102.2, 3-sty stone front dwelling. FORECLOS, July 18, 1907. Harry S Dottenheim (ref) to Arnold S Furst, Lawrence, L I. Aug 19, 1907. 5:1453—35. A $6,000—$9,500. 11,200

80th st E, No 232, s s, 187.1 w 2d av, runs s 78.11 x s e 2.7 x s 22.6 x w — to point 213.5 w 2d av x n 102.2 to st x e 26.4 to beginning, 6-sty brk tenement and store. Morris Slifka to Sigmund Levin and Betsie Wolt. Mort $36,500. Aug 15. Aug 16, 1907. 5:1525—33. A $11,000—$33,000. other consid and 100

80th st E, No 183, n s, 100 w 3d av, 16.8x100, 3-sty stone front dwelling. Thomas W Grimley to Clara A Bowron. Aug 12. Aug 17, 1907. 5:1509—32. A $8,500—$13,500. other consid and 100

80th st E, No 330, s s, 225 w 1st av, 25x102.2, 4-sty stone front tenement. Ottilie Gessner EXR and TRUSTEE George Gessner to Anna B Gessner. Mort $11,500. July 15. Aug 19, 1907. 5:1542—36. A $8,500—$14,500. 16,500

Same property. Ottilie Gessner to same. July 15. Aug 19, 1907. 5:1542. nom

80th st W, No 209, n s, 150 w Amsterdam av, 25x102.2, 5-sty brk tenement. Post Realty Co to Isaac Lefkowitz. Mort $31,250. Aug 9. Aug 21, 1907. 4:1228—26. A $15,000—$29,000. other consid and 100

82d st W, No 153, n s, 150 e Amsterdam av, 17x91.9x17x93.1, 3-sty and basement brk dwelling. Edwin T Short to Louisa A Braunlich. Mort $11,000. Aug 19. Aug 20, 1907. 4:1213—7. A $8,500—$15,000. 19,000

85th st E, No 75, n s, 89.6 w Park av, 26x102.2, 5-sty stone front tenement.

Southern Boulevard, s e s, 40.5 s 138th st, 74.7x133x65x95,3, vacant.

Simax Realty Co to Simon E and Max E Bernheimer. Mort $37,500. June 14. Aug 19, 1907. 5:1497—32½. A $20,000—$29,000, and 10:2566. nom

88th st W, Nos 64 and 66, s s, 85 e Columbus av, 40x100.8, two 5-sty brk and stone tenements. Loretta Wallace to Cath A Rayens. Mort $54,000. Aug 17. Aug 19, 1907. 4:1201—60 and 60½. A $27,000—$58,000. other consid and 100

94th st E, No 244, s s, 80 w 2d av, 27.6x100.8.

94th st E, No 246, s s, 107.6 w 2d av, 27.6x100.8.

Two 5-sty brk tenements.

Isaac Steinberg et al to George Ehret. Mort $38,000. Aug 15. Aug 16, 1907. 5:1539—28½ and 29. A $17,000—$37,000. other consid and 100

95th st W, No 20, s s, 243 w Central Park West, 19x100.8, 3-sty and basement stone front dwelling. Fanny Kempner to Ferdinand Neumer. Aug 22, 1907. 4:1208—42½. A $10,500—$19,500. other consid and 100

98th st, E 97th st E 1st av, Nos 1880 to 1896 Harlem River | the block, —x—, several 1 and 2-sty frame stores and stables and coal yard. Jos D Carroll to Stanton Co. Mort $——. Sept 28, 1904. Aug 22, 1907. 6:1691—1. A $225,000—$250,000. nom

100th st E, No 158, s s, 250 w 3d av ,25x100.11, 5-sty brk tenement. Geo Laubentracht et al to Moses N Glickman, of Brooklyn. Mort $22,500. Aug 7. Aug 16, 1907. 6:1627—47. A $8,000—$16,000. other consid and 100

102d st, No 416, s s, 270 e 1st av, 25x100.11, 4-sty brk tenement and store. Louis Mattern to Geo Wittman. Mort $11,000. Aug 16. Aug 17, 1907. 6:1695—39. A $5,000—$14,000. other consid and 100

102d st E, Nos 326 to 330, s s, 175 w 1st av, 75x100.11, two 6-sty brk tenements and stores. Isaac Portman to Samuel A Potter. Mort $91,500. July 15. Aug 22, 1907. 6:1673—34 and 36. A $20,000—$89,000. other consid and 100

106th st E, No 313, n s, 225 e 2d av, 25x100.11, 5-sty brk tenement and store. Virginio Bianchi to Giulio Bernardoni. Mort $20,000. Aug 22, 1907. 6:1678—10. A $7,500—$24,000. other consid and 100

108th st W, No 69, n s, 125 e Columbus av, 25x100.11, 5-sty brk tenement. Benj Fass to Samuel Fallek. ½ part. Mort $29,200. Aug 12. Aug 20, 1907. 7:1844—6. A $11,000—$26,000. nom

112th st E, Nos 132 and 134, s s, 591.5 w 3d av, 35.8x100.11, part 6-sty brk tenement. Release mort. Business Mens Realty Co to Julius Berliner and Max Greenberg. Aug 15. Aug 20, 1907. 6:1639. Assessed with lot 59. 10,000

113th st W, No 314, s s, 183.4 w 8th av, 16.8x100.11, 3-sty and basement brk dwelling. Mary Mulligan to Eliz S Stephens. Mort $6,000. June 1, 1904. Aug 20, 1907. 7:1847—32. A $6,000—$9,000. nom

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113th st W, No 606, s s, 100 w Broadway, 50x100.11, 6-sty brk tenement. Marie Wittmack to Emilia A Peper. Mort $79,000. Aug 15. Aug 16, 1907. 7:1895—25. A $28,000—$80,000. other consid and 100

114th st E, Nos 135 and 137, n s, 87.6 w Lexington av, runs n 100.11 x w 26.9 x s 17.10 x s 0.1 x w 17.10 x s 100.10 to st x e 44.7 to beginning, 6-sty brk tenement. Minnie Abramowitz to David Rotnagil. Mort $59,000. Aug 10. Aug 16, 1907. 6:1642—13. A $17,500—$56,000. other consid and 100

116th st E, No 71, n s, 50 e Madison av, 30x100, 5-sty brk tenement. All title to strip 0.10 wide on north. Solomon D Alexander to Isidor Klein. Mort $36,000. Aug 19. Aug 21, 1907. 6:1622—23. A $17,000—$32,000. other consid and 100

119th st E, Nos 310 and 312, s s, 140 e 2d av, 40x100.11, two 5-sty brk tenements. Morris H Feder et al to Frank M Franklin. Mort $19,200. Aug 14. Aug 17, 1907. 6:1795—47 and 48. A $9,600—$36,000. nom

121st st E, No 506, s s, 98 e Pleasant av, 25x100, 3-sty frame dwelling. Maria Brown to Thos Booth. Mort $5,000. Aug 8. Aug 21, 1907. 6:1817—31. A $4,000—$5,000. other consid and 100

123d st W, No 437, n s, 175 e Amsterdam av, 50x100.11, 6-sty brk tenement. Fred M Will to Gertrude H wife E Francis Hillenbrand and Florence Pentz. Mort $84,500. Aug 1. Aug 16, 1907. 7:1964—8. A $24,000—$85,000. nom

123d st W, No 439, on map No 437, n s, 175 e Amsterdam av, 50x100.11, 6-sty brk tenement. James F Nicholson to Fred M Will. Mort $67,000. Aug 1. Aug 16, 1907. 7:1964—8. A $24,000—$85,000. other consid and 100

125th st W, No 129 (owned by party 1st part).
125th st W, No 131 (owned by party 2d part).
Party wall agreement. Geo D Eighmie with John H Van Tine. Sept 28, 1898. Aug 21, 1907. 7:1910. nom

125th st W, Nos 127 and 129, n s, 322.6 w Lenox av ,38.9x99.11 (owned by party first part).
125th st W, No 125 (owned by party 2d part).
Party wall agreement. Geo D Eighmie with Frank Wanier. Aug 16. Aug 21, 1907. 7:1910. nom

129th st W, Nos 34 and 36, s s, 460 w 5th av, 50x99.11, vacant. Mary L Phillips child Sophia M Phillips to Aaron M Janpole and Louis Werner. Q C. Mar 16. Aug 21, 1907. 6:1726—55 and 56. A $20,000—$20,000. nom

Same property. Blanche M F Burnham to same. Q C. Feb 4, 1907. Aug 21, 1907. 6:1726. nom

Same property. Elsie J French to same. Q C. Feb 4, 1907. Aug 21, 1907. 6:1726. nom

Same property. Mildred W French and ano by GUARDIAN to same. All title. July 24. Aug 21, 1907. 6:1726. other consid and 75

131st st E, s s, 80 w Lexington av, 245x99.11, vacant. Ray Shapiro to Doretha S Warsawer. Aug 7. Aug 20, 1907. 6:1779—60 to 68. A $40,500—$40,500. 100

133d st W, Nos 49 to 53, n s, 285 e Lenox av, 50x99.11, 6-sty brk tenement and store. Max Ginsberg to Henry Russell. Mort $13,924.76. Aug 20, 1907. 6:1731—13. A $21,000—$67,000. nom

133d st W, No 157, n s, 250 e 7th av, 25x99.11, 5-sty brk tenement. Jacob Bashein et al to Eva E Weber. Mort $21,000. Aug 15. Aug 17, 1907. 7:1918—12. A $10,000—$20,000. exch, &c

142d st W, No 464, s s, 206 w Convent av, 17x99.11, 4-sty stone front dwelling. Richard M Kimbel to Ellen McK Gunning. Mort $10,000. Aug 5. Aug 16, 1907. 7:2058—23. A $4,400—$13,000. other consid and 100

148th st W, No 257, n s, 158 e 8th av, 39x99.11, 5-sty brk tenement. Abraham Benedict et al to Pincus Lowenfeld and Wm Prager. Mort $37,000. Aug 10. Aug 16, 1907. 7:2034—8. A $11,000—$36,500. other consid and 100

156th st W, No 550, s s, 300 e 11th av, old line, now Broadway, 17x99.11, 4-sty brk tenement. Hirsch Hommel to Minnehaha E Kavanagh. Mort $13,500. July 3. Aug 20, 1907. 8:2114—18. A $6,800—$15,000. other consid and 100

163d st W, No 436, s s, 275 e Amsterdam av, 25x112.6, 5-sty brk tenement. A B C Realty Co to Julius Weinstein. Mort $24,000. Aug 21. Aug 22, 1907. 8:2110—17. A $8,000—$24,500. nom

163d st W, No 436, s s, 275 e Amsterdam av, 25x112.6, 5-sty brk tenement. Jacob C Harris to A B C Realty Co. Mort $5,000. May 24. Aug 20, 1907. 8:2110—17. A $8,000—$24,500. 100

175th st W, s s, 75 e Wadsworth av, 25x65, vacant. Release judgment. Henry A C Taylor to John O Baker. Aug 17. Aug 20, 1907. 8:2143—47. A $5,000—$5,000. nom

Av B, No 252 / 15th st, No 546 — s w cor 15th st, 20x60, 4-sty brk tenement and store. Thomas Cunningham to Thomas J Cunningham. Aug 12. Aug 16, 1907. 3:972—34. A $9,500—$14,000. other consid and 100

Av B, Nos 272 and 274 / 16th st, No 553 — n w cor 16th st, 43x70.6, two 4-sty brk tenements and stores and 2-sty brk store in st. Abram G Abramson et al to Jacob Bluestein. Mort $28,500. July 20. Aug 20, 1907. 3:974—29 and 30. A $17,200—$25,500. other consid and 100

Av C, No 192, e s, 52.6 s 12th st, 25x62.6, 4-sty brk tenement and store. Morris Goldstein et al to Joseph Silverman. 1-3 part. Mort $13,000. Aug 20, 1907. 2:381—6. A $9,000—$12,000. 100

Amsterdam av, No 1948, w s, 75 s 157th st, 25x100, 2-sty frame dwelling and store. Frank P Schimpf to Max A Schimpf. Mort $28,000. Aug 16. Aug 17, 1907. 8:2115—37. A $16,000—$18,500. other consid and 100

Amsterdam av / 175th st — n w cor 175th st, runs w 95 x n 72.8 x n w 5 x n — x e 100 to av x s 80 to beginning, vacant. Standard Operating Co to William Godnick. Mort $43,250. Aug 15. Aug 16, 1907. 8:2132. other consid and 100

Amsterdam av, No 1656 / Hamilton pl, No 111 / 142d st, No 501 — n w cor 142d st, 24.11x102.11 to e s Hamilton pl x27.2 to 142d st x113.6, 5-sty brk tenement and store. Moses Selig to Henry D Osterndorf. Mort $47,500. Aug 12. Aug 16, 1907. 7:2074—29. A $22,000—$49,000. other consid and 100

Amsterdam av, No 1403 / 129th st, No 499 — n e cor 129th st, runs e 96.3 x n e 8.1 x n — to point 24.9 n 129th st x w 100 to av x s 24.9 to beginning, with all title to strip as follows:
129th st, n s, 96.3 e Amsterdam av, runs n e 8.1 x s — to st x w — to beginning.
5-sty brk tenement and store.
Emilia A Peper to Marie Wittmack. Mort $30,000. Aug 15. Aug 16, 1907. 7:1969—1. A $16,000—$38,000. other consid and 100

Amsterdam av, Nos 1300 to 1306 / 124th st, No 501 — n w cor 124th st, 100.11x50, 6-sty brk tenement and store. Pincus Lowenfeld et al to Abraham Benedict. Mort $120,000. Aug 15. Aug 16, 1907. 7:1979—31. A $43,000—P $75,000. other consid and 100

Amsterdam av / 184th st — n e cor 184th st, 99.11x200, except triangular piece at se cor of said premises, vacant. Arthur W Saunders to John O Baker. Mort $57,275. May 15. Aug 22, 1907. 8:2149. other consid and 100

Amsterdam av, n w cor 175th st, runs w 95 x n 72.8 x n w 5 x n — x e 100 to av, x s 80 to beginning, vacant. Wm Goldnick to John A Philbrick & Bro, a corpn. Mort $43,000. Aug 22, 1907. 8:2132. Assed with lot 64. other consid and 100

Audubon av / 178th st, No 534 — s e cor 178th st, 41.10x100, 5-sty brk tenement. John A Philbrick & Bro to Standard Operating Co. Aug 22, 1907. 8:2132—29. A $16,000—$62,000. other consid 100

Audubon av, No 80 / 169th st, No 551 — n w cor 169th st, 26.7x100, 6-sty brk tenement and store. FORECLOS, July 10, 1907. Sylvester L H Ward (ref) to Louis Schlechter. Morts $12,000. July 10. Aug 16, 1907. 8:2126—21. A $12,000—$——. $13,500 over and above mortgages

Audubon av, n e cor 182d st, 79.9x70, 5-sty brk tenement and store. FORECLOS, Aug 8, 1907. Joseph F Mulqueen ref to Isaac Marcuson. Aug 15. Aug 17, 1907. 8:2155—65. A $18,000—$65,000. 75,200

Audubon av, Nos 11 and 15 / 166th st, No 518 — s e cor 166th st, 70.3x100x83.5x95, two 6-sty brk tenements, store on cor. FORECLOS, Aug 8, 1907. Nathaniel A Elsberg (ref) to Isaac Liberman and Harris Friedman TRUSTEES of David Levy and Robert Friedman. Mort $95,662.01. Aug 15. Aug 19 ,1907. 8:2123—28 and 30. A $26,500—$100,000. 500

Bowery, No 35 / Bayard st, No 34 — e s, 50 n Bayard st, runs n 25 x e 174.2 x s 25 x w 78.1 x s 49.11 to n s Bayard st, x w 17.9 x n 49.11 x w 81.2 to beginning, 6-sty brk loft and store building.
Bayard st, No 36, n s,67.2 e Bowery, runs n 24.10 x s e 3.2 x e 21.11 x s e 5.3 x s 43.10 to st, x w 19 to beginning, 3-sty brk tenement and store.
Toch Realty Co to City of N Y. April 22. Aug 22, 1907. 1:290—3, 47 and 48. A $44,000—$86,000. 152,500

Broadway / 138th st — s w cor 138th st, 99.11x100, 6-sty brk tenement and store. Levy & Weinstein Realty & Construction Co to Moses Selig. Mort $200,000. Aug 8. Aug 16, 1907. 7:2086—36. A $36,000—$190,000. other consid and 100

Claremont av, No 194 / 127th st — s e cor 127th st, 119.8x100, 6-sty brk tenement and store. John V Signell Co to Garfield Holding Co. Mort $175,000. Aug 15. Aug 16, 1907. 7:1993—96. A $75,000—$200,000. other consid and 100

Columbus av, No 764, w s, 50.7 n 97th st, 25.1x100, 5-sty brk tenement and store. Chas A Tucker et al to Winfield Tucker. C a G. ⅛ part. All title. Aug 16. Aug 17, 1907. 7:1852—31. A $17,000—$30,000. other consid and 100

Columbus av, Nos 771 to 775 / 98th st, No 72 — s e cor 98th st, 75.2x100x75.5x 100, three 5-sty brk tenements and stores. Newman Cowen to Isaac Helfer. Aug 20, 1907. 7:1833—61 to 63. A $56,000—$106,000. other consid and 1,000

Columbus av, No 771, e s, 50.3 s 98th st, 25x100, 5-sty brk tenement and store. Isaac Helfer to Emanuel Arnstein. Mort $33,000. Aug 20. Aug 21, 1907. 7:1833—63. A $16,000—$28,000. other consid and 100

Same property. Emanuel Arnstein to Michael Grenthal. Mort $37,000. Aug 20. Aug 21, 1907. 7:1833. other consid and 100

Columbus av, Nos 773 and 775 / 98th st, No 72 — s e cor 98th st, 50.3x100x50.5x 100, two 5-sty brk tenements and stores. Isaac Helfer to Emanuel Arnstein and Saml Levy. Mort $77,000. Aug 20. Aug 21, 1907. 7:1833—61 and 62. A $40,000—$78,000. other consid and 100

East End av / 80th st, No 535 — n w cor 80th st, 102.2x148, 1-sty frame building and vacant. Joseph Hamershlag to City New York. May 28. Aug 19, 1907. 5:1577—21 to 26. A $48,000—$48,000. $70,000

Lenox av, Nos 456 and 458 / 133d st, No 72 — s e cor 133d st, 50x84, two 5-sty brk tenements and stores. Estella Jacobs and ano to Cathleen Turney. Mort $50,000. Aug 20. Aug 22, 1907. 6:1730—69 and 70. A $33,000—$66,000. other consid and 100

Same property. Cathleen Turney to Max Marx. Mort $60,000. Aug 22, 1907. 6:1730. other consid and 100

Lexington av, Nos 1822 and 1824 / 113th st, No 139 — n w cor 113th st, 40.11x73.10, two 4-sty brk tenements and store on cor. Chas A Tucker et al children Ann M Tucker to Winfield Tucker. ⅛ part. C a G. All title. Aug 17, 1907. 6:1641—15 and 15½. A $21,000—$28,000. other consid and 100

Madison av, No 2106, w s, 39.11 n 132d st, 20x80, 3-sty stone front dwelling. Annie M Jennings to Annie M Jones. Mort $8,000. Aug 15. Aug 16, 1907. 6:1757—15½. $5,500—$9,000. other consid and 100

Madison av, No 1783 / 117th st, No 51 — n e cor 117th st, 34.11x108, 5-sty brk tenement and store. Sophia Mayer to Bertha Kaufmann. Mort $63,000. Aug 14. Aug 17, 1907. 6:1623—23. A $34,000—$60,000. nom

Morningside av E, Nos 20 to 23 / 116th st — n e cor 116th st, 100.10x100, two 6-sty brk tenements. Harry J B Young to Andrew P Morison. Mort $229,000. Aug 7. Aug 20, 1907. 7:1943—1 and 4. A $87,000—$220,000. other consid and 100

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

Pleasant av, No 423, w s, 17.11 n 122d st, 16x66, 3-sty stone front dwelling. Lizzie J Dougherty DEVISEE, &c Patk C Dougherty to Geo C Kline. Q C and confirmation deed. Sept 11, 1905. Aug 21, 1907. 6:1810—21½. A $2,500—$5,000. nom

Same property. Same to to same. Correction and confirmation deed. Oct 23, 1905. Aug 21, 1907. 6:1810. nom

Wadsworth av, s e cor 175th st. 89.8x100, vacant. Release mortgage. Knickerbocker Trust Co to John O Baker. Aug 15. Aug 21, 1907. 8:2143. 23,000

Same property. John O Baker to Church Extension Committee of The Presbytery of N Y. Aug 15. Aug 21, 1907. 8:2143. other consid and 100

West End av, No 411 | s w cor 80th st, 102.2x100, 10-sty brk and
80th st, No 300 | stone tenement. Chas W Frazier to Mary W Eells, of Rocky River Hamlet, Ohio. Mort $350,000. Aug 10. Aug 17, 1907. 4:1244—19. A $100,000—$375,000. other consid and 100

West End av, No 411. Re-assignment of rents. Surety Realty Co to Chas W Frazier. Aug 7. Aug 17, 1907. 4:1244. nom

1st av, No 1119, w s, 60 n 61st st, 20x70, 4-sty brk stable. Meyer Goldberg to Sarah A Bolger. Mort $8,000. Aug 20. Aug 22, 1907. 5:1436 -25. A $8,000—$12,000. other consid and 100

2d av, No 43, w s, 89.9 n 2d st, 22x100, 3-sty brk tenement. Sophia Gullmann to Christopher Gullmann. Aug 19, 1907. 2:458—29. A $15,000—$19,000. nom

2d av, Nos 1803 to 1815, s w cor 94th st, 175.8x80, seven 5-sty brk tenements and stores. Louis Perlstein et al to George Ehret. Mort $135,000. Aug 15. Aug 16, 1907. 5:1539—22 to 28. A $81,000—$138,000. other consid and 100

2d av, No 93, w s, abt 70 n 5th st, 24.3x100, 4-sty brk tenement. Margt S Heydt to Max Mutnick. Mort $15,000. Aug 15. Aug 16, 1907. 2:461—32. A $20,000—$29,000. nom

2d av, No 2369, w s, 75 s 122d st, 25.11x100, 4-sty brk loft and store building. Agreement as to cancellation of assignment of lease, &c. John McCormick with Harris Sussman. Aug 12. Aug 16, 1907. 6:1786—26. A $9,000—$18,500. nom

8th av, Nos 2438-2440, e s, 49.11 s 131st st, 50x100, two 5-sty brk tenements and stores. Charles A Tucker et al to Winfield Tucker. C a G. ⅛ part. All title. Aug 16. Aug 17, 1907. 7:1936—63 and 64. A $32,000—$48,000. other consid and 100

11th av, No 676, e s, 61.10 s 49th st, 18.9x75, 4-sty brk tenement and store. Julia C Munro and ano to Seaboard Land & Mortgage Co. Mort $6,000. Aug 20. Aug 21, 1907. 4:1077—63. A $6,000—$10,000. nom

## MISCELLANEOUS.

Appointment of trustee. Robbins B Smith TRUSTEE Edw B Fellows appoint Alpheus S Hardy as TRUSTEE Edw B Fellows. Aug 17. Aug 21, 1907.

General release. Cath E Talley and ano to Henry J West and ano INDIV and as DEVISEES Mary West and James M Byrne exr Mary West. Aug 9, 1892. Aug 21, 1907. 600

General release. Leopold Rosenfeld to Jacob Widder. Aug 19. Aug 20, 1907. 1,500

General release. Harvey J Hewitt to Anna I Felt. Aug 21. Aug 22, 1907. 275.16

General release. Andrew J West to Wm L and Susan L Broome. Oct 30, 1894. Aug 22, 1907. nom

General release. Henry J West to Wm L and Susan L Broome. Oct 30, 1894. Aug 22, 1907. nom

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

*Bronx pl, lot 105 map South Vernon Park, Sec A, Cranford property, 25x100. Sound Realty Co to Theo Helms. Aug 20. Aug 22, 1907. other consid and 100

Charlotte st, w s, 150 n 170th st, 37.6x100, 5-sty brk tenement. Release two mortgages. N Y Trust Co to Fleischmann Realty & Construction Co. Aug 16, 1907. 11:2966. each, other consid and 1,000

Chisholm st, No 1289, w s, 125 s Freeman st, 20.2x120, 3-sty frame tenement. Evelyn H White to John A Warch. Mort $5,500. Aug 19. Aug 21, 1907. 11:2970. 100

Same property. Mary Kelly to Evelyn H White. Mort $5,500. Aug 19. Aug 21, 1907. 11:2970. 100

Dawson st, No 672 (1072), s s, 290 w Leggett av, 16.8x132.2x16.8 x132.11, 2-sty frame dwelling. Sallie A O'Hara DEVISEE Delia I O'Mara to Ida Freeman. Mort $2,250. Aug 15. Aug 16, 1907. 10:2686. other consid and 100

Dawson st, Nos 1210 and 1214, e s, 356 n Longwood av, 100x100.
Dawson st, No 1206, e s, 306 n Longwood av, 50x100.
Dawson st, No 1202, e s, 256 n Longwood av, 50x100.
Four 5-sty brk tenements.
Jacob Leitner to Emma Kramer. Mort $180,000. Aug 19, 1907. 10:2702. other consid and 100

*Elm st, n e cor Beech av, runs n 200 to Ash av, x e 126 x s 100 x w 25 x s 100 to Beech av, x101 to beginning. Giuseppe Cianchetta to Peter and Domenico Tavolocci. Mort $3,250. Aug 22, 1907. other consid and 100

*Green lane, s s, abt 654.9 e Castle Hill av, 25x103. Silvio Tozzini et al to Allemanno Attilio and Silvestro Tozzini tenants by the entirety. July 29. Aug 20, 1907. other consid and 100

Jennings st | s e cor Bryant av, 100x125, 2-sty frame
Bryant av, No 1450 | dwelling and vacant. Mary Sullivan to Isaac Schwartz. Mort $13,400. Aug 19. Aug 22, 1907. 11:2999. other consid and 100

*Lebanon st, s s, 150 w Bronx Park av, 25x100, 2-sty frame dwelling. Minnie Freyer et al to Louis Freyer. 1-3 part. All title. All liens. Feb 14, 1907. nom

*Same property. Louis Freyer to Minnie Freyer and Benjamin Simon. All right, title and interest to 1-5 of 1-3 part. May 6. Aug 16, 1907. nom

Lyman pl, e s, 327 s Freeman st, 19.10x80x21.1x80.
Lyman pl, e s, 302 s Freeman st, 25x80, vacant.
Isaac Rosenzweig et al to Sarah Samolar. Mort $4,000. Aug 19. Aug 20, 1907. 11:2970. other consid and 100

*Louise st, w s, 100 s Columbus av, 25x95. Mina Erhard to Charles Ringelstein. Aug 19. Aug 20, 1907. other consid and 100

*Main st | —x—. FORECLOS, July 12, 1901.
Minneford av | Thomas F Donnelly ref et al to
Eastchester or Pelham Bay | Louis A Scheuch. All title. Mort $5,000. July 14, 1904. Aug 22, 1907. order of court

*Mary st, n s, 197.2 e Main st, 27.10x125x28.9x125, Westchester. Henry C Mapes to Eliz Ritz. Aug 19. Aug 20, 1907. nom

*Same property. Nicolaus Ritz to Friederich Heppenheimer. Jan 2, 1892. Aug 20, 1907. 850

Riverdale lane, s s, at line bet lands formerly John Erskine and land formerly Joseph J Bicknell, runs s 136.1 x e 100.4 x n 156.9 to lane, x w 105.7 to beginning. Newton Land Assoc to Eugene Christian. Aug 19. Aug 22, 1907. 13:3421. other consid and 100

*2d st | the block, —x—. Stephen G Still to Min-
1st st | ford Realty Co. Mort $31,000. Aug 16. Aug
Av A | 22, 1907. other consid and 100
Westchester Creek |

*9th st | s s, 205 e Av E, 200x216 to n s 8th st, Unionport. Re-
8th st | lease mortgage. Bank of Washington Heights to John C Fisher. Aug 15. Aug 16, 1907. 2,500

136th st, No 541, n s, 175 e Lincoln av, 25x100, 5-sty brk tenement. Joseph Burgheimer et al to John J Shelley. Aug 15. Aug 21, 1907. 9:2312. other consid and 100

137th st, No 863, n s, 239.6 e St Anns av, 17.2x100, 2-sty brk dwelling. Louis H Thielert to Isidor Fleckenstein. Mort $4,000. Aug 21. Aug 22, 1907. 10:2550. other consid and 100

137th st, No 608, s s, 256.6 e Alexander av, 25x100, 4-sty brk tenement and store. Josephine Polye widow to Christian Beck. Mort $7,000. Aug 15. Aug 17, 1907. 9:2299. other consid and 100

140th st, No 598, s s, 354.9 e St Anns av, 38x100, 5-sty brk tenement. Mary Robinson to Louis Scheinkman. Mort $44,000. Aug 10. Aug 17, 1907. 10:2552. other consid and 100

145th st, No 734, s s, 190 w Brook av, 25x99, 3-sty frame tenement and 2-sty brk building in rear. Sadie Felson to Clara Lubo. Mort $10,000. Aug 15. Aug 16, 1907. 9:2289. other consid and 100

146th st, No 447 (715), n s, 325 w Brook av, 25x100, 2-sty frame dwelling. John Pachler to Morris Meyerson. Aug 15. Aug 16, 1907. 9:2291. other consid and 100

146th st, Nos 700 to 706, s s, 340 w Brook av, runs s 100 x w 60 to w s, Mill Brook x n 0.5 x w 30 x n 100 to st x e 85 to beginning, two 6-sty brk tenements.

146th st, s s, 450 e Willis av, runs e — x w — x n — to beginning, gore.
Robert Altman to Louis Bernstein. 1-3 part. Mort $——. Aug 16. Aug 20, 1907. 9:2290. nom

147th st, n e s, 80 s e Robbins av, 75x79, 1-sty frame building and vacant. FORECLOSURE (Aug 14, 1907). Theo L Bailey ref to John M Hart. Aug 14. Aug 20, 1907. 10:2579. 5,000

*151st st, n s, 25 w White Plains road, lots 223 and 224 map land of estate Jos Husson at Clason Point, each lot 25x—. Matthew A Husson to Herman Menaker. Aug 20. Aug 21, 1907. nom

152d st, No 622, s s, abt 200 w Melrose av, 25x115.2, 2-sty frame dwelling. Louis Siegel et al to Sender Feldmark. Mort $5,000. Aug 15. Aug 16 1907. 9:2398. other consid and 100

153d st, No 554, s s, 325 w Courtland av, 25x100, 3-sty brk dwelling. Mary Henning widow to Louis Vogler. Mort $4,000. Aug 21. Aug 22, 1907. 9:2412. other consid and 100

155th st, No 532, s s, 325.3 e Morris av, as on map Melrose South, 25x100, except part for st, 2-sty frame dwelling. Chas Galewski to Gerardo Casale. Mort $4,275. July 29. Aug 20, 1907. 9:2414. other consid and 100

159th st, No 631, n e s, 275 e Courtlandt av, 25x100, 2-sty frame dwelling. John P Woods to Elmer W Webb. Aug 16. Aug 17, 1907. 9:2406. nom

165th st, n s, 100 e Morris av, 84.10x62, vacant. Henry J Brodsky et al to Joseph Reiss. *Mort $5,000. July 31. Aug 20, 1907. 9:2437. other consid and 100

170th st, No 410, s s, 90 e Webster av, 16.3x100, 3-sty frame dwelling. Timothy F Sullivan to Leonard Heuser. Mort $4,000. Aug 15. Aug 16, 1907. 11:2893. other consid and 100

170th st, No 412, s s, 106.3 e Webster av, 16.3x100, 3-sty frame dwelling. Timothy F Sullivan to Joseph Zeller. Mort $4,000. Aug 15. Aug 16, 1907. 11:2893. other consid and 100

*172d st, w s, 156 s Gleason av, 25x100. Amelia Schlesinger to Carolina Salmeri of Woodbridge, N J. Mort $495. Aug 15. Aug 16, 1907. other consid and 100

*173d st, e s, 109.11 s Westchester av, 25x100, 2-sty frame dwelling. James Garvey to James Kearney. Mort $3,500. Aug 1. Aug 16, 1907. other consid and 100

*173d st, e s, 356 s Gleason av, 25x100. Stephen McBride and wife to Patk F Barlow and Emily V Farrelly. Mort $4,300. Aug 7. Aug 20, 1907. 100

*174th st, w s, 331 s Gleason av, 25x100. Moris Blumenfeld et al to Stephen McBride. Aug 13. Aug 19, 1907. nom

*175th st, w s, 300 n Gleason av, 25x100. Michl Connaughton to John Carey. Mort $500. Aug 20. Aug 22, 1907. other consid and 100

176th st, late Woodruff st, n or n e s, 197.10 s e Boston road, 25x127.4x25x126.8, except part for 176th st, 3-sty frame tenement. Edw A Schill to Daniel J Dillon. Mort $2,000. Aug 14. Aug 21, 1907. 11:3004. other consid and 100

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Nazareth and Bath Portland CEMENT
ROSENDALE CEMENT
& LOUNSBURY

176th st, n s, 90.4 e Prospect av, 25x100x33.5x100.4, vacant. Release mortgage. Lucy E Wallace to John Miller. Correction release. Aug 10. Aug 19, 1907. 11:2954. nom

180th st, No 863, n s, 20.5 e Lafontaine av, 25x113.1x24.9x109.5, 3-sty frame tenement. James Doris to Katharine Doris his wife. All liens. Aug 7. Aug 21, 1907. 11:3062. other consid and 100

181st st, late 5th st Ryer av | n s, 100 e Anthony av, late Av C, 146 to Ryer av x204.8x145x204.8, vacant. Thomas J L McManus and ano EXRS Cath Clinton to Jennie, Mary T and Cecilia A Clinton and Kath C Leech and Agnes C Ormsby, of Jersey City, N J. ½ part. All liens. Oct 15, 1906. Aug 21, 1907. 11:3157. 1,100

*216th st 2d av | n s, 405 w 4th av, 24.9x114, Wakefield. John Goergen to Casper Reimer. Mort $2,000. Aug 15. Aug 16, 1907. other consid and 100

*216th st, n s, 138.4 w Barnes av, 33.4x114, Wakefield. John Harper to J Mary Audoun. Q C. Correction deed. Aug 19. Aug 21, 1907. nom

*216th st, n s, 138.4 w Barnes av, 33.4x114, Wakefield. J Mary Audoun to Emma Murray. Aug 20. Aug 21, 1907. other consid and 100

*224th st, s s, 205 e 2d st, 50x114, Wakefield.
2d av, w s, 250 s 1st st, 50x100, Olinville. |
Wm H O'Neill et al to Mary A O'Neill, of Portland, Oregon. Nov 23, 1906. Aug 21, 1907. nom

*224th st, n s, 205 w White Plains road, 25x114, Wakefield. Peter Conlan to Mary Conlan. Mort $4,000. Aug 16. Aug 21, 1907. no n

*233d st, n s, abt 405 w Kingsbridge road, 50x44.3x—x102.3. Joseph Hill to Rosario and Giovannina Manna. Aug 15. Aug 16, 1907. other consid and 100

*234th st, n s, 160.3 w Kingsbridge road, 25x114.6; also
Property in West Hackensack Heights, N J. |
Giovanni Lasdica to Maria Granata widow. Aug 19. Aug 22, 1907. exch
Also 20th st, s s, 131.3 e 3d av, 15.7x100.2, Brooklyn, N Y. |
Also property in Suffolk Co.
Maria Granata to Giovanni Lasdica. Aug 19. Aug 22, 1907. exch

*235th st, s s, 255 w 4th av, 25x114, Wakefield. Emil Leske to Ludwig Eiermann. Mort $4,000. Aug 21. Aug 22, 1907. other consid and 100

*236th st (22d av), n s, 120.7 w White Plains road, and being lot 37, on map of South Mt Vernon 40x129.2x40x126. Hattie E Rodgers to Sarah A Smith. ½ part. Mort $6,000. Aug 15. Aug 16, 1907. nom

*237th st, n s, 25 e 1st st, 75x100. FORECLOS, Aug 14, 1907. Wm F Wund ref to Adele Gardiner and Kate Troup. Aug 22, 1907. 1,854

*242d st, late De Milt av, n s, — e Desbrow pl and being lot 247, map Penfield property at South Mt Vernon, 50.3x86x50x100. Casper Reimer to John Goergen. Aug 15. Aug 16, 1907. other consid and 100

*Av B, w s, 58 n 12th st, 50x105, Unionport. John E Virden to Henry Dannenfelser. Mort $2,000. Aug 15. Aug 16, 1907. other consid and 100

Anthony av, e s, 78.10 s 173d st, 99.11x100x99.9x100.6 ,vacant. Stephen G Still to Danl McLean. Mort $8,250. Aug 3. Aug 21, 1907. 11:2888. other consid and 100

Arthur av, w s, 264 s 187th st, 50x116, except part for Arthur av, vacant. Joseph Tesoro to Arthur Avenue Realty & Construction Co. Mort $4,500. Aug 19. Aug 22, 1907. 11:3065. other consid and 100

Boston av, n w s, abt 270.6 s Summit pl, also 100.8 n e lot 61, runs w 171.9 x n 92.6 x e 182.8 to av x s 93.1 to beginning, being part lot 62 map No 2 property Chas Darke, 2-sty frame dwelling and vacant. Jacob Rosborg to Sumner Deane. Mort $9,000. May 29. Aug 19, 1907. 12:3257. nom

Bailey av, w s, lots 22 and 23 block 3236 map property of Kinsbridge Real Estate Co. Local Realty Co to Wm S Leggat. Mort $——. Aug 13. Aug 17, 1907. 11:3236. nom

*Boston road, n w s, 25 s w Thwaites pl, 25x106.6x25x107.9. Albert Thoms to Geo A Riehl. Mort $9,000. Aug 21. Aug 22, 1907. other consid and 100

Bainbridge av, No 2845, n w s, 93.1 n e 198th st, 25.2x142.5x 25x139.6, 3-sty frame tenement. Chas Busath to Henry Miller. Mort $11,250. Aug 19. Aug 20, 1907. 12:3296. other consid and 100

*Brown av, w s, 275 n Sagamore st, 25x150. Ferdinand Erhard to Mina Erhard his wife. Jan 26, 1898. Aug 20, 1907. nom

*Baychester av, s e cor Ferris av, 175x90.
Baychester av, w s, 125 s Ferris av, 75x90.
*Baychester av, w s, 25 s Ferris av, 50x90; also
Lots 8, 9, 12, 13, 17, 33, 34 in block 27 map Pelham Park.
John P Wenninger to Catherine Callahan, of Port Chester, N Y. Mort $——. July 12. Aug 16, 1907. 8,925

Belmont av, No 2157, w s, 329.7 n 181st st, 25.1x81.2x25.1x80.7, 2-sty frame dwelling. Chas Neundorff and ano EXRS, &c, Louis Neundorff and Annie Neundorff INDIVID to Edward Peters. Mt $6,400. Aug 17, 1907. 11:3082. 7,400

Bailey av, w s, at s s Kingsbridge road, at s tangent point, runs s 92.9 x w 44.11 x n 116 to road, x e 17 to a tangent point, x e 41.7 to beginning, vacant. Local Realty Co to Wm S Leggat. Mort $——. Aug 13. Aug 17, 1907. 11:3238. nom

*Bell av | e s, 250 s Randall av, 75x30.8 to w s Pratt av, x84.4x69.3.
Pratt av | Land Co C of Edenwald to Jeremiah O'Connell. Jan 25, 1906. Aug 16, 1907. nom

Cauldwell av, No 673, w s, 525 s 156th st, 26.8x115x27.6x115, 3-sty brk dwelling. Fannie Strauss to John Counes. Mort $7,500. Aug 12. Aug 22, 1907. 10:2624. other consid and 100

*Carpenter av, e s, 225 n 237th st, 25x100. Richard Kelly to Kate Schlierer. Aug 15. Aug 16, 1907. other consid and 100

Concourse e s, 239.5 s McClellan st, runs s e 177.3 to c l Carroll pl | Carroll pl, x n e 25 x n w 175.1 to Concourse, x s 25.1 to beginning.

Concourse, e s, 264.6 s McClellan st, runs s e 179.2 to c l Carroll pl, x n e 25 x n w 177.3 to Concourse, x s 25.1 to beginning, vacant.
FORECLOS, May 14, 1907. Elihu Root, Jr, ref, to Wm F Gohlke Mort $2,000. Aug 8. Aug 22, 1907. 9:2462. 3,206

College av, No 1316, e s, 235.11 n 169th st, 16.8x100, 2-sty frame dwelling. Bertha Knauf to Augusta Pruschen. Mort $4,300. Aug 20. Aug 22, 1907. 11:2783 and 2785. other consid and 100

College av, No 1316, e s, 235.11 n 169th st, 16.8x100, 2-sty frame dwelling. Release mort. Hamilton Bank of N Y City to Bertha Knauf. Aug 20. Aug 22, 1907. 11:2783 and 2785. other consid and 100

Crotona av, No 1934, e s, 100.3 s Tremont av, 16.8x70, 2-sty frame dwelling. M Grohs Sons Inc to Mary T Raftery. B & S. Aug 20, 1907. 11:2950. nom

*Crosby av, e s, 350 s Waterbury av, 25x100. Hudson P Rose Co to Divdato Franco. Aug 17. Aug 21, 1907. nom

Clinton av, No 1323, w s, 436.6 s Jefferson pl, 25.11x138x25.11x 137.11, 2-sty frame dwelling. Savino Deiudicibus to Deiudicibus Bldg Co, a corpn. Mort $2,000. Aug 14. Aug 16, 1907. other consid and 100

Crimmins av, w s, 312.4 n 141st st, 75x80, vacant. Jacob Bluestein to Abram G Abramson. Mort $8,000. July 12. Aug 20, 1907. 10:2556. other consid and 100

Cauldwell av, Nos 922 and 924 | s e cor 163d st, runs s 100 x e 39
163d st, No 842 x n 18 x w 15 x n 82 to st x w 25 to beginning, 4-sty brk tenement and store and 2-sty frame dwelling.

Tinton av, No 1245, w s, 80.8 s 169th st, 29.8x73.3x26x58.11, 2-sty frame dwelling.

Cauldwell av, No 880 | n e cor 161st st, 99.11x23, 4-sty brk tene-
161st st, No 843 ment and store.
B & S. Otto M Bierling to M L Ida Bierling. July 29. Aug 19, 1907. 10:2631—2663. other consid and 100

Delafield av, n s, 25 w Livingston st, runs n 100 x w 25 x s 10 x w 50 x s 90 to av x e 75 to beginning. Mary A Hoyer to Michael E, Thos F, Wm H, John J, David and Cath O'Keefe. B & S. All title. Aug 20, 1907. 13:3415. nom

*Eastchester road, e s, abt 350 s Saratoga av, 50.4x109.7x50x 105.

Eastchester road, e s, 75 s Saratoga av, 27x84.3x25x94.7.
Stillwell av, e s, about 350 n Saratoga av, 50x100x48x100.
Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. Aug 14. Aug 20, 1907. 2,400

*Eastchester road, e s, abt 425 s Saratoga av, 50.4x116.5x50x 111.11. Hudson P Rose Co to Carmine Moccia. July 30. Aug 16, 1907. nom

*Eastchester road, e s, abt 350 s Saratoga av, 50.4x109.7x50x105. Hudson P Rose Co to Vincenzo and Domenico Ourizemma. Aug 15. Aug 16, 1907. nom

*Elliott av | w s, 400 s Elizabeth st, runs w 250 to e s Barker av,
Barker av | x s 200 x s e 142.6 x n e 111.6 to av, x n 230 to beginning, except part for Morris st, now Burke av, Olinville. John O'Brien to John Riegelman. Mort $8,000. Aug 14. Aug 16, 1907. other consid and 100

Franklin av | n w cor 170th st, 44x94.11, 5-sty brk tene-
170th st, No 845 | ment and store. Chas Hauk to Geo H Leopold. ½ part. Mort $46,500. June 29. Aug 22, 1907. 11:2932. other consid and 100

Franklin av, No 1366, e s, 95.2 s Jefferson pl, 25x145, 2-sty frame dwelling. Wm S Hughes to Jacob Conde. Aug 19, 1907. 11:2933. other consid and 100

Grand av, e s, 106.11 s 181st st, 85.9x90x108.3x92.9, vacant. Release mort. Samuel H Spingarn to Jerome Avenue Realty Co. Aug 15. Aug 16, 1907. 11:3194. 3,000

Grand av, e s, 106.11 s 181st st, 60.9x90x83.3x92.9, vacant. Jerome Avenue Realty Co to Daniel O Teasley. Aug 15. Aug 16, 1907. 11:3194. other consid and 100

Same property. Daniel O Teasley to Church of God Missionary Home. Mort $3,000. Aug 15. Aug 16, 1907. 11:3194. other consid and 100

Hughes av, No 2358 (Frederick st), e s, 175 s 187th st, 25x87.6, 3-sty frame tenement and store. Nicola DeRosa to Leonardo Mainieri. ½ part. All title. Mort $7,000. Aug 15. Aug 16, 1907. 11:3074. other consid and 100

Jerome av, n w cor 177th st, 221.11x—x—x105.
Boscobel av, s e cor 169th st, 120x100, vacant.
Chas D Levin to Henry C Lytton. Mort $37,000. July 30. Aug 20, 1907. 11:2862—2871. other consid and 100

Kingsbridge road, s s, 109.11 w Heath av, 51.6x150x50x137.7, vacant. James F Finnegan to Anna L Finnegan. Mort $5,000. Aug 19. Aug 20, 1907. 11:3239. nom

Longfellow av, e s, 225 n Freeman st, 25x125.7x25.5x120.8, 2-sty frame dwelling. Albert C Swoboda to Abraham Kaufman. Mort $7,600. Aug 2. Aug 19, 1907. 11:3007. other consid and 100

*Monticello av, s e cor Jefferson av, 175x100.
Monticello av, e s, 157.4 s Kingsbridge road, 75x100.
Fox av, w s, 167.4 s Kingsbridge road.
Fox av, w s, 117.4 s Kingsbridge road, 50x100.
Chas S Terrett to Percy D Adams. Mort $10,100. Dec 20, 1906. Aug 22, 1907. other consid and 100

Martha av, e s, 75 n 238th st, 50x100, vacant. Robt Cullen to Joseph W Mentz. Aug 16. Aug 20, 1907. 12:3392. other consid and 100

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**451 WEST 54th STREET, NEW YORK, N. Y.** **Sole Agents for BERKSHIRE WHITE PORTLAND CEMENT CO.**


*Muliner av, w s, 382.4 s Bronx and Pelham Parkway, 25x100. Fidelity Development Co to Agnes Geddes. Apr 25. Aug 20, 1907. other consid and 100

*Muliner av, w s, 357.4 s Bronx and Pelham Parkway, 25x100. Fidelity Development Co to Chas W Geddes. Apr 25. Aug 20, 1907. other consid and 100

Ogden av, e s, 175 s 162d st, 25x115, vacant. Wm Heron Jr to Thos Miller. Aug 15. Aug 19, 1907. 9:2511. other consid and 100

*Old Boston road, n s, near 5th av, begins at s w cor land of Philip A Smyth, runs w 100 x n 100 x e 125.11 x s — to beginning. Virginia Ehrenberg et al to The City and County Contract Co. Mort $2,000. May 17. Aug 16, 1907. nom

*Pier av, e s, 225 s Emily st, and being lots 57 and 58 map Tremont Terrace. Frank S Beavis to Harriett W Shaw, of West Nutley, N J. Mort $550. Aug 15. Aug 21, 1907. other consid and 100

Prospect av, Nos 920 and 924, e s, 33.7 s 163d st, 75x100, vacant. The Gaines-Roberts Co to Geo Laemmle. Mort $46,000. Aug 20. Aug 21, 1907. 10:2690. other consid and 100

Prospect av, s e cor 163d st, 33.7x100, vacant. The Gaines-Roberts Co to Bernhard Heister. Mort $40,000. Aug 19. Aug 20, 1907. 10:2690. other consid and 10,000

*Pelham road, n w cor Edison av, 25x—x25x96. Henry Storck to Thomas Scott, of New Rochelle, N Y. Aug 17. Aug 20, 1907. other consid and 100

*Rosedale av, e s, 225 s Mansion st, 25x100. Thomas Fitzpatrick to Otto Lehmann. Aug 15. Aug 16, 1907. other consid and 100

*Robin av, e s, 200 n Tremont road, 50x100, Tremont terrace. Mary Tucker to Bankers Realty and Security Co. April 12. Aug 17, 1907. other consid and 100

*Robin av, e s, 200 n Tremont road, 50x100. Tremont Terrace Bankers Realty & Security Co to Mary and Julia Tucker. Apr 13. Aug 19, 1907. other consid and 100

*Road leading to Fort Schuyler, n s, at e s road leading from Old Whitestone Ferry to Westchester, runs n e 252.2 x n w 163 x n w 104.10 x n w 150.2 x n w 100.3 x n w 193.8 x n w 30.10 x n w 121.5 x n w 400.2 x n w 23.5 to Pennyfield av x n e 788.3 x n e 670.8 to Pennyfield lane x s e 449 and 572.2 and 398.4 to rd to Fort Schuyler x n w 995.4 to beginning, Throggs Neck. Theo A Havemeyer et al to Geo E Miles. Confirmation deed. Mar 9, 1905. Aug 21 1907. nom

Robbins av, Nos 577 and 579, w s, 175 n 149th st, 75x100, 2-sty frame dwelling and 1-sty frame store. Saml Ellsberg to Joseph E Eron. 1-6 part. Mort $7,000. Aug 22, 1907. 10:2623. nom

Same property. Rebecca Barsky to same. 1-6 part. Mort $7,000. Aug 22, 1907. 10:2623. nom

*Seton av, e s, 375 s Randall av, 50x100. Release mort. Frank A Bell to Josiah A Briggs. Aug 20, 1907. nom

Southern Boulevard n e cor Tiffany st, 400.9 to Barretto st, x Barretto st 100, vacant. Simax Realty Co to Simon E Tiffany st and Max E Bernheimer. Mort $40,000. June 14. Aug 21, 1907. 10:2733. nom

Tremont av, n e cor Honeywell av, 60x143, vacant. John A Warch to Evelyn H White. Mort $18,150. Aug 19. Aug 21, 1907. 11:3121. other consid and 100

*Tremont road, s s, 50 w Pilgrim av, 25x100. Bella Wolfson to Fred M Weiss and Geo B Serenbetz. Mort $3,800. Mar 15. Aug 22, 1907. other consid and 100

Tremont av, Nos 1331 to 1337, n w cor Bronx st, 105.10x100x126.10x102.7, 2 and 3-sty frame dwelling and store and three 2-sty frame stores. Wm Bloodgood to City and County Contract Co. Mort $13,000. Aug 19. Aug 20, 1907. 11:3139. other consid and 100

Tinton av, No 194, late Beach av, e s, 123.5 s 156th st, 25.6x105.6x25x110.6, 2-sty frame dwelling. Eva E Weber to Jacob Bashein, ½ part, and Practical Waist Co, ½ part. Mort $5,000. Aug 15. Aug 20, 1907. 10:2665. 100

*Tremont road, s s, 75 e Broadway, 50x100, Tremont Terrace. Annie Crimmins to Louis Lafond. Aug 19. Aug 20, 1907. other consid and 100

Undercliff av, w s, 22.9 n 176th st, 50x100.
Undercliff av, e s, about 311.6 n 176th st, 100x100, vacant. Max Ginsberg to Henry Russell. Aug 3. Aug 20, 1907. 11:2880—2877. nom

*Unionport road, w s, 52 n Columbus av, 26x—x—x—. Charles Ringelstein to Max Schwartz ¾ part and Noberd Drillich ¼ part. Mort $6,500. Aug 15. Aug 16, 1907. other consid and 100

Union av, No 638, e s, 94.10 s 152d st, 16.8x90, 2-sty brk dwelling. John Hayes to Marie V Hurtado. Mort $5,000. Aug 14. Aug 16, 1907. 10:2674. other consid and 100

Valentine av, w s, 100 n 198th st, 25x170x42.8x67.4 and 105, vacant. Mary P Gibson to Catherine Hennessy. Aug 15. Aug 16, 1907. 12:3305. 100

Vyse av, Nos 1145 and 1147, w s, abt 240 n 167th st, 40x100, two 3-sty brk dwellings. Morts $19,000. CONTRACT to exchange above and an assignment of mortgage on No 534 W 153d st, for $12,000. Sub to prior mort of $40,000 for certain stocks, bonds, &c. Henry Arnstein, of Orange, N J, with Lydia B Koch. Aug 14. Aug 16, 1907. 10:2752. nom

*Virginia av, w s, 313 s Westchester av, 50x101.3. Henry Ruhl et al to Elizabeth T Devine. Aug 1. Aug 16, 1907. 100

*Vreeland av, e s, and being lots 521 and 523 map Seton Homestead, each 25x100. Harriet Niner to Philip Klein. ½ part. Mort $450. April 30. Aug 22, 1907. nom

Webster av, s e cor 171st st, 25x93.8 to w s Mill Brook, x31x92.4, vacant, with all title to strip as follows:
171st st, s s, 92.4 e Webster av, 6 to c l Mill Brook, x31.5x6x31. Harry Bierhoff to Ellen Cowman. Mort $5,250. Aug 10. Aug 16, 1907. 11:2896. other consid and 100

*Williams av, e s, abt 171 n Middletown road, 25x100. Samuel Cohen et al to Isabella Pollak. Mort $465. July 31. Aug 16, 1907. nom

*White Plains road, e s, at n s lot 12, on map 93 lots in South Mt Vernon, runs s — x e — x n 5 x w 99.11 to beginning, except part for White Plains road. Sound Realty Co to Anna M E Harbeck. July 25. Aug 17, 1907. other consid and 100

Washington av, n w cor 182d st, runs n e 23.2 x n 77.2 x w 100 x s 100 to st x e 95.10 to beginning, vacant. Abraham Levy to Ray E Schenkman and Jacob Spielberg. Mort $12,250. Aug 15. Aug 21, 1907. 11:3038. other consid and 100

*1st av, e s, 100 n 1st st, 100x100, Olinville. Josiah W Thompson to Anna Thompson. Morts $1,500. Aug 16. Aug 19, 1907. other consid and 100

*Lots 30 and 31 amended map 63 lots of party 1st part, being a subdivision of plots 23 and 25 map Clason's Point. Herman Menaker to Fritz Balod. Aug 20, 1907. other consid and 100

*Lots 73 and 74 map South Mt Vernon Park, Sect A Cranford Property. Sound Realty Co to Henry C Heiser. Aug 15. Aug 20, 1907. other consid and 100

*Lots 27, 28 block 18 map Pelham Park.
Lots 2 and 3 blk 35 same map.
John P Wenninger to Sarah A Langan. Mort $——. July 16. Aug 16, 1907. 2,150

*Lot 200 map Section 2 St Raymond Park. Olof Ericsson to Francis G and Chas L Walinder. Aug 20. Aug 21, 1907. 800

*Lot 193 map Sec 2 St Raymond Park, 25x100. Jennie Anderson to Rudolph Bloomfield. Aug 5. Aug 22, 1907. other consid and 100

*Plot begins 240 e White Plains road at point 420 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Pauline Rosenzweig to Nettie Levy. ½ part. Mort $4,500. Aug 17. Aug 19, 1907. other consid and 100

*Plot begins 340 e White Plains road at point 350 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Nettie Levy to Pauline Rosenzweig. Mort $3,000. Aug 17. Aug 19, 1907. other consid and 100

Plot begins 141.5 s 142d st and 43.10 e Rider av, runs n 25 x e 0.4 x s — x w 1 to beginning. Ella W Kramer to Julius Braun. Q C. Jan 4. Aug 19, 1907. 9:2334. nom

*Plot begins 590 e White Plains road at point 570 n along same from Morris Park av, runs e 100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av. Barney Somergrad to Ike Melnik and Hyman Ducor. 2-3 parts. Morts $1,100. Aug 15. Aug 16, 1907. other consid and 100

*Plot partly in Mt Vernon and partly in N Y City, begins at w s Wood property and n s land of B Van Gasbuck, runs n e 497.11 to s s Kingsbridge road, x s e 48.4 and 50 and 50.2 and 115.5 and 11.8, thence parallel with N Y, W & Boston R R and 50 ft therefrom s w 488.3 x n w 29.4 and 77.8 to beginning, contains 2 44-100 acres. Antoinette E Wood to The City and County Contract Co. July 24. Aug 16, 1907. nom

*Plot begins 590 e White Plains road at point 570 n along same from Morris Park av, runs e 100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av. Werner Marty to Barney Somergrad. Mort $1,100. Aug 13. Aug 16, 1907. other consid and 100

*Plot begins at mean high water mark on e s of City or Minneford's Island, at line between uplands of party 2d part and lands formerly of Steiffenhofer, runs s — x e 400 x n 100 x w 400, land under water, &c. City Island Land & Dock Co to Adam Hansen and Henry B Nevins. Aug 16. Aug 17, 1907. nom

Same property. Eliz D De Lancey EXTRX Elias D Hunter to same. Aug 16. Aug 17, 1907. 3,500

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Architectural Bronze AND IRON WORK

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

August 16, 17, 19, 20, 21, 22.

## BOROUGH OF MANHATTAN.

Broome st, No 554, all. Gustave Helmstetter to Jean, B M, Alfred and Edgard Duchi et al; 5 years, from Oct 1, 1907. Aug 19, 1907. 2:491 .....2,400

Broome st, No 195 | cor store. Jos Berkowitz and ano to Elias Suffolk st, No 59 | Ribak; 3 8-12 years, from Sept 1, 1907. Aug 20, 1907. 2:351. .....1,500 and 1,620

Broome st, No 109. Assign lease. Berkovitz & Greenberg to Sam Vachtel. Aug 19. Aug 20, 1907. 2:337.....nom

Canal st, No 33. Assign lease. M Kroll Son's Co to Geo M Price. All title. July 9. Aug 20, 1907. 1:297.....nom

Cathedral Parkway, Nos 216 to 222, s s, 200 w Amsterdam av, 100 x70.11, all. Herman F Bindsell to Demetrius Triantaphyllides and ano; 3 years, from May 1, 1908. Aug 16, 1907. 7:1881. .....7,000

Cathedral Parkway, n e cor Manhattan av, corner store. Arthur E Silverman Bldg Co to Christian Hentzel; 10 years, from Oct 1, 1907. Aug 22, 1907. 7:1846.. .. .. .. 3,200 and 3,500

Cherry st, Nos 305 to 311 | all. Wm L Gerrish to Lawrence, Water st, Nos 550 to 556 | Son & Gerrish; 5 years, from May 1, 1908. Aug 17, 1907. 1:246.. .... ..... ..... .....8,500

Cherry st, No 130, all. Jacob Froelich to Vincenzo Di Figlia; 3 years, from Sept 1, 1907. Aug 19, 1907. 1:253.....2,900

Chrystie st, No 86. Assign lease. Solomon Slonimsky to Joseph Leff. Aug 10. Aug 20, 1907. 1:305.....380

Chrystie st, No 86, all. Jacob Siris and ano to Solomon Slonimsky; 3 years, from June 1, 1907. Aug 20, 1907. 1:305....4,582

Chrystie st, No 195, store. Morris Somach and ano to Chas Hirsch; 4 years, from Aug 15, 1907. Aug 21, 1907. 2:426... .....1,620 to 2,520

City Hall pl, Nos 4 and 5. Assign lease. Peter Green to David Taub. ½ part. Aug 15. Aug 16, 1907. 2:462.....nom

Cornelia st, No 18. Assign lease. Federico Solimando to Maria Ciruzzi. ½ part. Aug —, 1907. Aug 21, 1907. 2:589.....nom

Dry Dock st, n w cor 10th st, corner store. Ignaz Reich and ano to Mark Meyers and Abraham Price; 5 years, from Sept 1, 1907. Aug 22, 1907. 2:380.... ... ... .....1,020 to 1,200

Elizabeth st, No 183 | store, &c. Maurice S Cass (agent) to An-
Spring st, No 13 | gela N Massa and Paul Noto; 5 years, from May 1, 1907. Aug 20, 1907. 2:493.....600

Forsyth st, Nos 55 and 57. Assign lease. Louis Brody and ano firm of Brody & Zorn to Wm Kraftchak. Apr 30. Aug 21, 1907. 1:302 .....nom

Great Jones st, No 3. Assign lease. Max Donsaft and ano to Andrew Burggraf. Mort $——. Aug 19. Aug 22, 1907. 2:530. .....nom

Same property. Andrew Burggraf to Carl H Tuppack. Aug 22, 1907. 2:530..... ... ... ..... nom

Lawrence st, No 19. Assign lease. Max Muller to George Kienzle. Aug 2, 1907. 7:1967.... ..... ..... .....nom

Same property. Re-assign lease. George Kienzle to Max Muller. Aug 2, 1907. 7:1967. Corrects error in issue of Aug 10, when st No was No 198... .... .. .. .... .. .... .... .. ..nom

Monroe st, Nos 161 and 163, all. Samuel Saffer and ano to Saml Levy; 10 years, from Oct 1, 1907. Aug 20, 1907. 1:269..7,600

Pitt st, No 36. Assign lease. Peretz Wittman to John D Haase. July 23. Aug 21, 1907. 2:337.....nom

Same property. Re-assign lease. John D Haase to Peretz Wittman. July 24. Aug 21, 1907. 2:337.....nom

Rector st, No 17, all. Patk McCarthy to Louis Spingarn; 5 years, from May 1, 1907. Aug 22, 1907. 1:53.. .. .. .. .. ....4,500

Spruce st, Nos 12 and 14, 2d loft. Eastern Leather Co to Ludwig B Schenck; 9 months, from Aug 1, 1907; 3 years renewal. Aug 16, 1907. 1:101.. ... ... ... ... ... ... ... .... 1,200

Stanton st, No 266. Assign lease. Sadie Hochman to Hersch Hochman. Aug 17. Aug 22, 1907. 2:335.. .. .. ....316.75

Sullivan st, Nos 54 and 56. Surrender lease. Carmine Ianoro to Arnold Diamond and ano. All title. July 29. Aug 16, 1907. 2:477..... ..... ... ... ... ... ... ... ... .....1,100

Walker st, Nos 92 and 94, n w cor Lafayette st,, 2d, 3d, 4th and 5th floors. Chas Laue to Wiebusch & Hilger; 5 years, from May 1, 1908. Aug 20, 1907. 1:196.....10,000

Walker st, Nos 92 and 94, n w cor Lafayette st, store, &c. Chas Laue to P & F Corbin of N Y, a corpn; 15 years, from May 1, 1908. Aug 20, 1907. 1:196.....5,000

West st, No 393. Assign lease. Jeremiah W Cummings to John D Haase. Mort $7,000. Aug 15. Aug 20, 1907. 2:636.....nom

Same property. Re-assign lease. John D Haase to Jeremiah W Cummings. Aug 19. Aug 20, 1907. 2:636.....nom

West st, No 349, part of store. Joseph Johnson to Lawrence Lemaine; 4 years, from May 1, 1906. Aug 17, 1907. 2:600....402

White st, No 79. Assign of all right, title and interest in and to $300 deposited as security on lease. Lawrence Farfaro to Saml Kasner. Aug 2. Aug 20, 1907. 1:172.....125

3d st, No 231 East, extension to be erected in rear of saloon. Joseph Rothman to Roman Mikulski, beginning 15 days after extension is ready for occupancy and terminating May 1, 1911. Aug 20, 1907. 2:386..... .....900

6th st, No 410 East, east basement. Joseph L Buttenwieser to George Muller et al; 3 years, from Sept 1, 1907. Aug 16, 1907. 2:433..... , ..... ... ..... . ..... ... .....120

6th st, No 412 East, entire basement. Joseph L Buttenwieser to George Muller et al; 3 years, from Sept 1, 1907. Aug 16, 1907. 2:433..... ..... ..... ..... .... ... ..... 600

7th st, No 140 East, store, &c. Meyer Hurwitz and ano to Fritz Geisendoerfer; 3 years, from May 1, 1907. Aug 21, 1907. 2:-402 ..... ..... ..... .....960

11th st, No 640 East, west store and basement and four rooms above store. Mendel Katz and ano to Joseph Kasza; 3 9-12 years, from Aug 1, 1907. Aug 16, 1907. 2:393.. ... ... ... 660

Same property. Assign lease. Congress Brewing Co to The Frank Brewery. All title. Oct 1, 1906. Aug 16, 1907. 2:393.....nom

Same property. Assign lease. The Frank Brewery to Joseph Kasza. Aug 13. Aug 16, 1907. 2:393..... ... ... ... ... .....nom

12th st, s s, 342 e Av B, runs s 90 x w 260 x s 13.3 x e 286 x s 103.3 to st, x w 26 to beginning (?) probable error. Assign lease. Maurice McLarney to Katie McLarney his wife. ½ part. Aug 15. Aug 17, 1907. 2:394... .. .. .. .. .. .... nom

16th st, No 53 West, all. Caroline E Marshall to Edw J Tallent; 3 years, from Oct 1, 1907. Aug 19, 1907. 3:818.....1,800

17th st, No 10 West, lower part of house. Henry L Levy to Howard F Lewis; 7 years, from May 1, 1907. Aug 20, 1907. 3:318 ..... ..... ..... .....1,800 and 2,000

17th st, No 431 East, west store, basement and four rooms above store. Samuel Keery to Charles Hoffman; 2 years, from June 1, 1907. Aug 16, 1907. 3:949... ... ..... ... ... ... .....516

64th st, No 228 East, all. Chone Jaffe to Hersch Hochman; 3 years, from Sept 1, 1910. Aug 22, 1907. 5:1418.. .. ..2,908

71st st, No 331 East. Assign lease. John Zemels to Anton Kachov. July 5. Aug 19, 1907. 5:1446.....nom

71st st, No 331 East. Assign lease. Anton Kachov to Ebling Brewing Co. July 5. Aug 19, 1907. 5:1446.....nom

91st st, No 416 East, ground floor. Isaac Shapiro to Simon Davis et al; 5 years, from Mar 1, 1907. Aug 16, 1907. 5:1570....1,200

108th st, Nos 339 and 341 East, 2d west store. Frank Lafalce and ano to Thomas Bonfrisco and Joseph Bianco; 4 2-3 years, from Aug 1, 1907. Aug 22, 1907. 6:1680.. .. .. .. .. ....840

110th st, Nos 216 to 222 West. Assign lease. Demetrius Triantaphyllides and John Carneri to Bernheimer & Schwartz. Aug 16. Aug 20, 1907. 7:1881.....nom

110th st, Nos 216 to 222 West. Assign lease. Demetrius Triantaphyllides and ano to Geo Kienzle. Aug 16. Aug 19, 1907. 7:1881 ..... ..... ..... ..... .....nom

Same property. Re-assign lease. Geo Kienzle to Demetrius Triantaphyllides and John A Carneri. Aug 17. Aug 19, 1907. 7:1881 ..... ..... ..... .....nom

112th st, Nos 71 and 73 East, west store. Epstein-Cohen Co to Sam Lager; from May 15, 1907, to April 30, 1910. Aug 22, 1907. 6:1618.. .. ..... .... .. .. .. .. .. .. .. .. ....1,020

133d st, No 157 West. Surrender lease. Francis S Grant to Jacob Bashein and Practical Waist Co. July 30. Aug 17, 1907. 7:1918..... ... ..... ..... ..... ... ... ... ... ....320

Av A, No 125 | all. Adela Fuchs et al to Louis Steinman and
8th st, No 132 East | Mary Mandelstein; 3 years, from Sept 1, 1907. Aug 21, 1907. 2:435. .... ..... .....5,600

Av A, No 29, all of rear building. John A Frey to Barney Seher; 9 11-12 years, from June 1, 1907. Aug 17, 1907. 2:430....222

Av A, No 296, store, &c. Justus J Fennel to Andrew Eble; 2 10-12 years, from July 1, 1907. Aug 19, 1907. 3.976.....600

Av A, No 184. Assign lease. Moris Hochfelder to Jozef Koller. Aug 7. Aug 22, 1907. 2:405.....nom

Av B, No 200, all. Gottlob F Jaissle to John Fuhrmann; 5 years, from Aug 15, 1907. Aug 16, 1907. 2:406..... ... ... ...1,400

Av B, s e cor 14th st, corner store. Ignatz Koref to Abraham Cytrym; 5 years, from Sept —, 1907. Aug 16, 1907. 2:396..1,500

Bowery, No 338, store, &c. Edw Friedman to Israel Rollan; 3 years, from May 1, 1907. Aug 19, 1907. 2:530.....1,350

Broadway, Nos 69 to 73, "Empire Building," booth or store on n s of arcade or hall. Fredk Potter and ano TRUSTEES under deed of trust to Joseph Fleischman; 5 years, from May 1, 1908. Aug 19, 1907. 1:21.....6,000

Broadway and 61st st, "The Jermyn." Jermyn Realty and Construction Co to Selden I Rainforth; 5 years, from Oct 1, 1906. Aug 17, 1907. 4:1113..... ..... ... ... ... ... ...1,200

Broadway, No 1947, booth No 101. Empire Square Realty Co to Frank Myzel; 5 years, 9½ months from Aug 15, 1907. Aug 22, 1907. 4:1137..... ... ... ... ... ..... ....1,500

Central Park West, No 393, north store. Abraham Silverson to Emil Kerzenmacher; 5 years from May 1, 1907. Aug 22, 1907. 7:1835..... ... ... ... ... ... ... ....1,560 to 1,800

Lenox av, No 127, store. Simon E Bernheimer and ano to Hugo Pentenrieder and Wm B Kraft; 5 years, from Aug 1, 1907. Aug 19, 1907. 7:1901.....1,800 to 3,100

Madison av, No 1766, 2d floor east. Louis Vogel to Dr Michael F Baranoff; from Aug 1, 1907, to April 30, 1913. Aug 16, 1907. 6:1621..... ... ..... ..... ... ... ... ... ..... 600

Madison av, No 1766, 2d floor east. Surrender lease. Dr M F Baranoff to Louis Vogel. All title. Aug 1. Aug 16, 1907. 6:1621. ..... ... ... ... ... ... ... ... ... ... ..... nom

Park av, Nos 1815 and 1817..... ... ... ... ... ... ... ..... .....

125th st, Nos 100 to 106 East..... ..... ..... .....
Assign lease and consent to same by Geo Ehret. Fredk H Marjenhoff and ano to Diedrich Niemeyer. Aug 19. Aug 22, 1907. 6:1773..... ... ... ... ... ... ... ... ... ... ..... nom

1st av, No 1843, south store. The Bohemian Real Estate Assoc of Winfield to Henry Mock; 2 years, from Aug 1, 1907. Aug 16, 1907. 5:1558..... ... ... ... ..... ... ... ... ... ..... 180

1st av, No 2416. Assign lease. Joseph Leone to John D Haase. Aug 16. Aug 19, 1907. 6:1811.....nom

Same property. Re-assign lease. John D Haase to Joseph Leone. Aug 17. Aug 19, 1907. 6:1811.....nom

1st av, No 93, south basement store. Worth Realty Co to Abraham Gevirtzman; 3 years, from Sept 1, 1907. Aug 21, 1907. 2:447 .....540

1st av, s e cor 122d st. Assign lease. Fredk Henry to John L Friedenauer. Mort $4,900. Aug 20. Aug 21, 1907. 6:1809.nom

2d av, No 2369, w s, 75 s 122d st, 25.11x100. Assign lease. John McCormick to Harris Sussman. Aug 12. Aug 16, 1907. 6:1786. ..... ..... ..... ..... .....10,500

2d av, Nos 2104 and 2106. Cancellation of lease. Jacob Levin to Vincenzo Santillio. Aug 14. Aug 16, 1907. 6:1680.. .. ..nom

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2d av, No 1803. Consent to correction of lease, &c. Jacob Rosenthal and ano to Geo J Willman. June 1. Aug 17, 1907. -5:-1539.

2d av, No 2332, store, &c. Jacob Levy and ano to Adolph Ungar; 3 years, from Sept 1, 1907; 1 year renewal. Aug 16, 1907. 6:-1796.....480

2d av, No 690, store, &c. Solomon Offner to Simon Frank; 3 8-12 years, from Sept 1, 1907. Aug 21, 1907. 3:943.... .. ..1,056

2d av, Nos 1805 to 1815. Surrender lease. Annie Shultzinger to Louis Perlstein and Jacob Rosenthal. Aug 8. Aug 20, 1907. 5:1539.....800

2d av, No 441, n w cor 25th st. Assign lease. John P Bissinger to Henry R Hildebrandt. Aug 12. Aug 17, 1907. Aug 22, 1907. 3:906.....6,000

3d av, No 165, s e s, 179 n e 15th st, 27.6 to 16th st, x60, all. 16th st, No 200 Jane M Haslam to Dittmar Schlichting; 5 yrs, from Aug 1, 1907. Aug 16, 1907. 3:897.....part taxes, and 3,600

3d av, No 287. Assign lease. Chas H Stuebing to Adolph Hecht. Feb 14. Aug 20, 1907. 3:903.....nom

6th av, No 870, n e cor 49th st, —x—. Assign lease. Herman 49th st Rehmstedt to John Bracken. Aug 9. Aug 16, 1907. 5:1265.....nom

7th av, No 439. Assign lease. Arthur Jost to Wm Dineen. All title. July 30. Aug 22, 1907. 3:809.....nom

7th av, No 2136, store. M Gustine Rieser to H W Goldwater; 2 years, from Sept 1, 1907. Aug 21, 1907. 7:1932....1,200 to 1 500

9th av, Nos 81 and 83. Assign lease. Michl J Gleason to John Londergan. Aug 20, 1907. Also recorded in morts. 3:713....nom

9th av, Nos 81 and 83. Assign lease. Ellen Canavan to John Londergan. Aug 20, 1907. 3:713.....nom

10th av, No 889, store, &c, 3 rooms. Emil Heuel and ano TRUSTEES Conrad Stein to Patrick McStravick; 5 years, from May 1, 1907. Aug 20, 1907.. 4:1086.....1,300

10th av, No 271, store, &c. Wm D Anderson to Tony Guittella; 3 years, from Aug 1, 1907. Aug 21, 1907. 3:697.....348

### BOROUGH OF THE BRONX.

Bathgate av, No 2008, s e cor 179th st. Assign lease. Ernesto Florio to Antonio Merolla. Aug 14. Aug 22, 1907. 11:3044.....nom

Brook av, No 182, s e cor 136th st. Assign lease. Valentin Leible to Carl Hochstein. Mort $7,000. Aug 14. Aug 16, 1907. 9:-2263.....nom

Boston road, No 2012, n e cor Tremont av, all. Alfred A Keller to Edw McShane; 4 6-12 years, from Nov 1, 1906. Aug 19, 1907. 11:3139.....3,600 to 3,900

*Glebe av, n cor Westchester av, "Ruppel Bldg." Wilhelmina Ruppel to Burkett & Shanahan; 5 years, from May 1, 1907. Aug 19, 1907.....900 to 1,100

Ogden av, n e cor 165th st, store. John F Kaiser to Frank T Griffin and Charles Jiran; 5 years, from July 15, 1907. Aug 22, 1907. 9:2526.....600 and 720

*Van Nest av, n s, 70 e Victor st, basement and stable, &c, in rear. Leon Richter to Christian Miller; 3 years, from Jan 1, 1908. Aug 21, 1907.....600

*White Plains av, w s, 180 n 238th st, all. Margt Foerst to Julius Franke; 5 years, from Mar 1, 1907. Aug 22, 1907.....1,500 to 1,800

3d av, Nos 2838 and 2840. Assign lease. Herman Menaker to Chas Kling. Aug 19. Aug 20, 1907. 9:2293.....nom

*Lot 407, map Wakefield. Joseph B See as County Treasurer of Westchester to James Kearney. Aug 2. Aug 16, 1907. Tax lease, 1,000 years, from Feb 24, 1869.....2.80

## MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

August 16, 17, 19, 20, 21, 22.

### BOROUGH OF MANHATTAN.

A B C Realty Co to Jacob C Harris. 163d st, No 436, s s, 275 e Amsterdam av, 25x112.6. Prior mort $20,000. May 24, due Oct 20, 1908, 6%. Aug 20, 1907. 8:2110. 4,000

A B C Realty Co to Julius Weinstein. 46th st, No 404, s s, 100 w 9th av, 25x100.5. P M. Prior mort $28,000. Aug 21, due May 21, 1911, 6%. Aug 22, 1907. 4:1055. 10,000

Allegiance Realty Co to LAWYERS TITLE INS & TRUST CO. 99th st, Nos 21 and 23, n s, 250 e 5th av, 2 lots, each 25x100.11. Two morts, each $20,000. Aug 20, 5 years, 5%. Aug 21, 1907. 6:1605. 40,000

Same to same. Same property. Two certificates as to above mortgages. Aug —. Aug 21, 1907.

Arnold Realty Co with Wm Ehrlich. 127th st, Nos 409 and 411, n s, 118.11 w Convent av, 50x99.11. Agreement modifying terms of mortgage. Aug 14. Aug 16, 1907. 7:1967. nom

Abraham, David to Benedict Bockar and ano. Mott st, No 228, e s, 201 s Prince st, 26.3x93x26.3x93.1. P M. Prior mort $21,000. Aug 15, 5 years, 6%. Aug 16, 1907. 2:493. 6,750

Amann, Carl F T to NATIONAL HERKIMER COUNTY BANK of Little Falls, N Y. 137th st, No 243, n s, 470 w 7th av, 18x99.11; 137th st, No 241, n s, 451 w 7th av, 19x99.11. Prior mort $31,-000. June 20, 2 months, 6%. Aug 17, 1907. 7:2023. Note. 15,000

Bracco, Alfonso to Chas Schimmer. Prince st, No 156. Assignment of rents. Aug 16, installs, 6%. Aug 17, 1907. 2:502. 400

Brooks, Daniel to Wm E Thorn. Sullivan st, No 86, w s, 60 s Spring av, 40x25. July 3, 1 year, 5%. Aug 16, 1907. 2:490. 500

Bowron, Clara A to Richd L Hand. 80th st, No 183, n s, 100 w 3d av, 16.8x100. P M. Aug 12, 3 years, 5%. Aug 17, 1907. 5:-1509. 9,000

Benedict, Abraham to Pincus Lowenfeld and ano. Amsterdam av, Nos 1300 to 1306, n w cor 124th st, No 501, 100.11x50. P M. Prior mort $100,000. Aug 15, 3 years, 6%. Aug 16, 1907. 7:1979. 20,000

Berkman, Davis and Abram Gutterman to Newman Grossman and ano. Division st, Nos 252 and 254, n w cor Ridge st, Nos 1 to 5, 44.4x84x39.6x63.5. Prior mort $65,000. Aug 14, due Feb 1, 1914, 6%. Aug 16, 1907. 1:315. 16,400

Byrnes, Thomas to N Y LIFE INS CO. 5th av, No 561, s e cor 46th st, 25.5x100. Aug 15, 3 years, 4½%. Aug 17, 1907. 5:-1281. 200,000

Bates, Lillian E to Leon Levy. 57th st, No 249, n s, 60 w 2d av, 16.8x100.5. Aug 17, 2 years, 6%. Aug 19, 1907. 5:1331. 3,000

Berliner, Julius and Max Greenberg to F Kingsbury Curtis. 112th st, Nos 132 to 136, s s, 78.7 w Lexington av, 53.6x100.11, due Aug 1, 1910, 5½%. Aug 19, 1907. 6:1639. 58,000

BOWERY SAVINGS BANK with Saml Kempner. 74th st, No 44, s s, 220 e Madison av, 20x102.2. Extension mortgage. Aug 13. Aug 16, 1907. 5:1388. nom

Bernstein, Jacob and Max Meyers to DRY DOCK SAVINGS INST. Lenox av, No 411, w s, 49.1 s 131st st, 26.4x90. Aug 19, 3 years, 5%. Aug 20, 1907. 7:1915. 15,000

Bluestein, Jacob to Abram G Abramson and ano. Av B, Nos 272 and 274, n w cor 16th st, No 553, 43x70.6. P M. Aug 19, 1 year, 6%. Aug 20, 1907. 3:974. 3,000

Braunlich, Louisa A to Edwin T Short. 82d st, No 153, n s, 150 e 10th av, 17x91.9x17x93.1. P M. Aug 19, 3 years, 6%. Aug 20, 1907. 4:1213. 6,000

Berliner, Julius and Max Greenberg with Meyer Vessel. 112th st, Nos 132 to 136, s s, 78.7 w Lexington av, 53.6x100.11. Subordination agreement. Aug 15. Aug 20, 1907. 6:1639. nom

Baker, John O to N Y Mortgage & Security Co. Amsterdam av, n e cor 184th st, 99.11x200. Aug 20, due Sept 1, 1909, 5½%. Aug 22, 1907. 8:2149. 37,000

Cohn, Solomon to Asher Simon Realty Co. 46th st, No 402, s s, 75 w 9th av, 25x100.5. P M. Aug 21, 2 years, 6%. Aug 22, 1907. 4:1055. 3,000

Cohen, Abraham to Wolf Brand. Av B, No 207, e s, 29.3 s 13th st, 24.1x93.2x24.3x93.2. Aug 12, due Feb 1, 1908, 6%. Aug 21, 1907. 2:395. 2,200

Cusimano, Mike or Domenico to Kips Bay Brewing & Malting Co. 39th st, No 311 East. Saloon lease. Aug 15, demand, 6%. Aug 20, 1907. 3:945. 300

Cunningham, Thos J to Thomas Cunningham. Av B, No 252, s w cor 15th st, No 546, 20x60. P M. Aug 12, 5 years, 4%. Aug 16, 1907. 3:972. 20,000

Continental Importing Co to CARNEGIE TRUST CO as trustee. Consent to mortgage and deed of trust. Aug 15. Aug 17, 1907.

Chevrah, Poel Zedek Anschei Illia, a corpn to The Green-Wood Cemetery, a corpn. Forsyth st, Nos 126 and 128, s e cor Delancey st, 49.9x100x48.11x100. Prior mort $60,000. Aug 15, due Aug 1, 1910, 5%. Aug 16, 1907. 2:419. 5,000

Cohn, Eliza to FIDELITY BANK. 16th st, No 427, n s, 219 w Av A, 25x92. Aug 16, installs, 6%. Aug 17, 1907. 3:948. 3,000

Dowdney, Louis P to American Mortgage Co. Leroy st, No 53, n s, 175.1 w Bedford st, 25.1x83.11x24.10x84.9. All title to strip in rear extending to line 85 n from n s Leroy st. Aug 16, 5 years, 5%. Aug 17, 1907. 2:583. 17,000

Daussa, Luis to Morris Cooper trustee Leo C Jakobi for benefit Audrey and Ruth Jakobi. 22d st, No 457, n e s, abt 295 e 10th av, 16.5x98.8. Aug 15, 5 years, 4½%. Aug 16, 1907. 3:720. 8,500

Dordan, John E and John P Butler to CENTRAL TRUST CO of N Y. 47th st, Nos 530 and 532, s s, 400 e 11th av, 50x100.4. 5 years, 5%. Aug 16, 1907. 4:1075 44,000

Dubois, Albert to Solomon Levy. 118th st, No 21, n s, 535 e Lenox av, 25x100.11. P M. Aug 15, 2 years, 6%. Aug 16, 1907. 6:1717. 2,000

Dorb, Henry to Chas P Buckley and ano exrs, &c Saml I Hunt. 10th st, No 456, s s, 105.4 e Av D, 25.4x92.3. Aug 13, 5 years, 5%. Aug 20, 1907. 2:366. 19,000

Donnell, Ruth R wife of Harry E to BOWERY SAVINGS BANK. 107th st, No 317, n s, 122 e Riverside Drive, 20x100.11. Aug 21, 1907, 5 years, 4½%. 7:1892. 22,000

Dowling, Michael to Geo Ehret. Broadway (7th av), No 1489½, s w cor 43d st, No 200, 20.5x60; 43d st, No 202, s s, 60 w 7th av, 20x60.5. Saloon lease. Aug 16, demand, 6%. Aug 21, 1907. 4:1014. 12,000

Erie Railroad Co with Edw T Stotesbury of Philadelphia, Pa, and the Pennsylvania Co for Insurances on Lives and Granting Annuities. Car lease and railroad equipment agreement. Dec 1, 1905, 10 years, 4%. Aug 16, 1907. Gold bonds 7,000,000

Friedman, Bernard with Albert Tarbert. 48th st, No 323, n s, 300 e 2d av, 25x100.5. Subordination agreement. Aug 15. Aug 17, 1907. 5:1341. nom

Fleischmann Realty and Construction Co to James B Ford et al trustees for Harriet F Herrick will John R Ford. 5th av, No 507. Leasehold. Certificate as to mort for $200,000. July 24. Aug 16, 1907. 5:1277.

Ferrigan, Mary J to James C Thomson. Jumel terrace, No 18, w s, 98 s 162d st, 17.6x100. 5 years, 5%. Aug 16, 1907. 8:2109. 12,000

Furst, Arnold S, of Lawrence, L I, to Auguste Bertrand and ano trustees Ludivine A Bertrand. 79th st, No 338, s s, 199 w 1st av, 17x102.2. Aug 19, 1907, 3 years, 5%. 5:1453. 7,750

Freehold Construction Co with American Mortgage Co. 49th st, Nos 337 and 339 East. Subordination agreement. Aug 20. Aug 21, 1907. 5:1342. nom

Feig, Martha L with George H Valentine et al. 50th st, No 516, s s, 250 w 10th av, 25x100.5. Extension mort. Aug 6. Aug 21, 1907. 4:1078. nom

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Fred'k Bertsch .....2628 B'way
A. Neumann .....363 W. 42d St.
N. Y. Central R.R.....42d St.
The Peerless Rubber Co.....16 Warren St.
The Puritan Water Co.
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

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Feig, Martha L with Cerline Lasker. 50th st, No 516, s s, 250 w 10th av, 25x100.5. Extension mort. Aug 18. Aug 21, 1907. 4:1078. nom

Goldberg, Rosa to Harry Goodman. Henry st, No 201, n s, abt 70 w Clinton st, 24x86. P M. Prior mort $21,000. Aug 8, 4 years, 6%. Aug 22, 1907. 1:285. 4,500

Gibert, Audinet to MANHATTAN TRUST CO trustee. 5th av, No 298, w s, 30 s 31st st, runs w 75 x s 44 x w 25 x n 74 to 31st st, Nos 2 and 4, x e 100 to 5th av x s 30. 1-3 part. June 22. Aug 22, 1907. Security annuity of $5,000 a year during life of Annie T Gibert. 3:832. 75,000

Gordon, Morris J and Morris Rubin to Morris Feder. 37th st, No 346, s s, 175 e 9th av, 25x98.9. P M. Prior mort $15,000. 2 years, 6%. Aug 22, 1907. 3:760. 3,250

Goldbronn, Theresa to Catharina Wiget. 74th st, No 326, s s, 250 e 2d av, 25x102.2. Aug 20, 3 years, 5%. Aug 21, 1907. 5:1448. 15,000

Grenthal, Michael to Emanuel Arnstein. Columbus av, No 771, e s, 50.3 s 98th st, 25x100. P M. Aug 20, 3 years, 6%. Aug 21, 1907. 7:1833. 4,000

Gaynor, Edward F J to Margt E Bergen. 88th st, No 151, n s, 357 e Amsterdam av, 17x100.8. Aug 20, 1 year, 5%. Aug 21, 1907. 4:1219. 5,000

Gleason, Michl J to John Londergan. 9th av, Nos 81 and 83. Assign lease by way of mortgage. Also recorded in leases. Aug 20, 1907. 3:713. nom

Goodman, Harry to Adolph Lowy. Henry st, No 201, n s, abt 72 w Clinton st, 24x86. Prior mort $17,000. Aug 19, due Aug 1, 1913, 6%. Aug 20, 1907. 1:285. 4,000

Goodman, Harry to Sabine Brueck. Henry st, No 201, n s, abt 72 w Clinton st, 24x86. Aug 8, 5 years, 5%. Aug 20, 1907. 1:285. 17,000

Giberson, Indiana to Wm L Prager. 30th st, No 236, s s, 196 w 2d av, runs s 60 x w 4 x s 38.9 x w 14 x n 98.9 to 30th st x e 18 to beginning. Prior mort $6,000. Aug 16, 1 year, 6%. Aug 19, 1907. 3:910. 4,000

Garofalo, Frank and V Garofalo. a corpn to Mitchel Valentine. 107th st, Nos 304 to 314, s s, 100 e 2d av, 6 lots ,each 25x100.11. 6 morts, each $15,000. Aug 16, 5 years, 5%. Aug 17, 1907. 6:1678. 90,000

Same to same. Same property. Certificate as to above morts. Aug 16. Aug 17, 1907. 6:1678. —

Godnick, Wm to Maximilian Fleischmann Co. Amsterdam av, n w cor 175th st, runs n 80 x w 100 x s 5.2 x e — x s 72.8 to st, x e 95 to beginning. Aug 15, due, &c, as per bond. Aug 16, 1907. 8:2132. 30,000

Garfield Holding Co to John V Signell Co. Claremont av, No 194, s e cor 127th st, 119.8x100. P M. Aug 15, due Nov 1, 1909, 6%. Aug 16, 1907. 7:1993. 30,000

Same to same. Same property. P M. . Aug 15, due Nov 1, 1909, 6%. Aug 16, 1907. 7:1993. 15,000

Glassman, Morris to Joseph Kaplan. 8th av, Nos 2292 and 2305, store lease. Aug 15, due, &c, as per bond. Aug 16, 1907. 7:-1929 and 1950. 1,500

Humbert, Theonas J A with Wm Georgi. Wooster st, No 9, w s, 137.4 n Canal st, 21.4x100x21.2x100. Extension mortgage. Aug 16, 1907. 1:228. nom

Helfer, Isaac to Newman Cowen. Columbus av, No 775, s e cor 98th st, No 72, 25.6x100x25.5x100. P M. Aug 20, 1907, 5 years, 5%. 7:1833. 44,000

Helfer, Isaac to Newman Cowen. Columbus av, No 773, e s, 25.6 s 98th st, 24.9x100x24.11x100. P M. Aug 20, 1907, 5 years, 5%. 7:1833. 33,000

Helfer, Isaac to Newman Cowen. Columbus av, No 771, e s, 50.3 s 98th st, 24.10x100x25x100. P M. Aug 20, 1907,, 5 years, 5%. 7:1833. 33,000

Hill, Thomas A to Bridget Cuff. 36th st, No 249, n s, 286 e 8th av, 18.6x98.9. P M. Prior morts $8,000. Aug 20, 1907, due as per bond. 3:786. 9,000

Harvitt, Joseph with Chas P Buckley and ano exrs, &c Saml I Flint. 10th st, No 456, s s, 105.4 e Av D, 25.4x92.3. Subordination mortgage. Aug 13. Aug 20, 1907. 2:366. nom

Holland, Jacob to Pincus Isaacson. 61st st, Nos 332 and 334, s s, 175 w 1st av, 40x100.5. Prior mort $32,750. Aug 20, due June 10, 1909, 6%. Aug 21, 1907. 5:1435. 2,000

Haase, Oscar with METROPOLITAN LIFE INS CO. 103d st, No 129, n s, 225 w Columbus av, 18.9x100.11. Extension mortgage. Aug 19. Aug 20, 1907. 7:1858. nom

Ireland, John B to Frank H Keeler. 47th st, No 15, n s, 120 w Madison av, 25x100.5. Prior mort $63,000. Aug 14, due July 15, 1908, 6%. Aug 16, 1907. 5:1283. 15,000

Jacobs, Lena to Frank Avosso. 2d av, No 2099, w s, 126.3 s 109th st, 25x100. Prior morts $25,000. Aug 19, 1 year, 4%. Aug 22, 1907. 6:1658. 306

Koller, Jozef to A Hupfels Sons. Av A, No 186. Saloon lease. Aug 7, demand, 6%. Aug 22, 1907. 2:405. 1,750

Klein, Morris S and Louis Lipman to Minnie F Thees. Pleasant av, No 443, s w cor 123d st, 25.11x100. Aug 21, 3 years, 5%. Aug 22, 1907. 6:1810. 17,000

Kelly, Michael J to Elise Boyd. 152d st, No 625, n s, 375 w Broadway, late Boulevard or Public Drive, 25.5x199.10 to 153d st. Aug 21, 2 years, 5½%. Aug 22, 1907. 7:2099. 700

Kavanagh, Minnehaha E to Hirsch Hommel. 156th st, No 554, s s, 275 e Broadway, 17x99.11. Aug 12, 1 year, 6%. Aug 21, 1907. 8:2114. collateral security 1,500

Kranichfelt. Mary individ and as exr Chas H Kranichfelt with Kath Boettiger individ and as extrx Ludwig Boettiger. Rivington st, No 265, s s, about 25 w Columbia st, 25x100. Extension mortgage. July 26. Aug 19, 1907. 2:333. nom

Kalt, Rebecca to Sam Golding. Monroe st, No 254, s s, 250 w Jackson st, 25x97.8. P M. Prior mort $15,600. June 29, 2 years, 6%. Aug 17, 1907. 1:261. 2,300

Kornbluth. Moses to Morris H Feder and ano. Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2. P M. Prior mort $30,000. Aug 15, 5 years, —%. Aug 16, 1907. 1:312. 10,000

Kasza, Joseph to Joseph Doelgers Sons. 11th st, No 640 East. Saloon lease. Aug 14, demand, 6%. Aug 16, 1907. 2:393. 1,268

Kittenplan, Morris and Chas Rubinger to Joseph L Buttenwieser. 26th st, Nos 141 and 143, n s, 126.8 e Lexington av, 48.4x98.9. Aug 13, due May 1, 1908, —%. Aug 16, 1907. 3:882. 10,000

Knapp, John H to Margt Mahan. Post av, n e cor Hawthorne st, 100x100. Demand, 5%. Aug 16. 1907. 8:2222. 2,500

Kramer, Max J to BOWERY SAVINGS BANK. 50th st, No 323, n s, 255 e 2d av, 20x76.10. Aug 12, 5 years, 4½%. Aug 16, 1907. 5:1343. 8,000

Knoche, Godfrey to METROPOLITAN SAVINGS BANK. 83d st, No 614, s s, 223 e East End av, runs s 90.7 x s e 33.1 to high water line of East River, x n e — x w 63.10 to beginning; all title to land under water in front of above. July 25 ,2 years, 5%. Aug 16, 1907. 5:1590. 2,500

Klang, Saml to Samuel Fertel. 10th st, No 215, n s, 225 e 2d av, 25x94.10. Prior mort $35,000. Aug 17, due Feb 17, 1909, 6%. Aug 19, 1907. 2:452. 4,000

Levy, Esther B to TITLE GUARANTEE & TRUST CO. 103d st, No 303, n s, 100 w West End av, 20x100.11. Aug 19, 1907, due, &c, as per bond. 7:1890. 5,000

Lyons, Geo W to F & M Schaefer Brewing Co. Bowery, Nos 259 and 261. Saloon lease. Aug 17, demand, 6%. Aug 19, 1907. 2:427. 2,280

Levenson, Joseph to Esther Surut and ano. Canal st, No 172½, s s, 93.1 e Mott st, 15.11x50. Aug 14, 3 years, 6%. Aug 16, 1907. 1:201. 3,000

Lerner, Barnet to Max Blisnikoff et al. Clinton st, No 177, w s, abt 175 s Grand st, 25.6x100. P M. Prior mort $34,000. Aug 15, due May 15, 1909, 6%. Aug 16, 1907. 1:313. 3,500

Laubentracht, Geo and Morris Singer to Nathan Lacher. 100th st, No 158, s s, 250 w 3d av, 25x100.11. Feb 11, due Aug 11, 1909, 6%. Aug 16, 1907. 6:1627. 5,000

Levin, Louis and Morris H Feder to ROYAL BANK of N Y. 125th st, No 520, s s, 254 w Amsterdam av, 27x100.11; Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2. Assign rents to extent of $6,000. Aug 5. Aug 16, 1907. 7:1979 and 1:312. 6,000

Lowenfels, Louis to Herman Reis. 49th st, No 512, s s, 217 w 10th av, 26.4x100.5. Prior mort $16,000. Aug 19, 3 years, 6%. Aug 20, 1907. 4:1077. 7,000

Levy, Abraham to Ray E Schenkman and ano. Water st, No 614, n s, abt 25 w Gouverneur st, 26.2x64.5x26.3x65.6, e s; Water st, No 616, n s, abt 55 w Gouverneur st, 20.6x65.11x19.10x65.6, w s. Prior mort $25,000. Aug 1, 5 years, 6%. Aug 21, 1907. 1:259. 12,250

London, Louis and Albert to Joseph S Marcus. Broome st, No 263, s s, 50.2 w Orchard st, 25.3x87.7x25.2x87.7. Aug 20, 1 year, 6%. Aug 21, 1907. 2:413. 10,000

Lubelsky, Eva to Jacob R Schiff trus for Michl Dinney and ano. Montgomery st, Nos 39 and 41, e s, 89.9 s Madison st, runs e 75 x s 11.6 x e 2 x s 28.6 x w 78.2 to Montgomery st x n 40 to beginning. Aug 15, due Feb 1, 1908. Aug 22, 1907. 1:268. 1,500

McStravick, Patrick to Lion Brewery of N Y City. 10th av, No 889. Saloon lease. Aug 14, demand, 6%. Aug 20, 1907. 4:1086. 4,042.65

Moss, Edward to Geo Weisensee. 37th st, No 237, n s, 350 e 8th av, 25x98.9. Aug 5, 5 years, 5%. Aug 22, 1907. 3:787. 25,000

Miller, Edna M and Julia L Allen to FARMERS LOAN & TRUST CO. 73d st, No 14, s s, 207.6 e 5th av, 22.6x102.2. 3 years, 6%. Aug 22, 1907. 5:1387. 50,000

Morgan, Chas B with American Mortgage Co. Leroy st, No 53, n s, 175.1 w Bedford st, 25.1x83.11x24.10x84.9; all title to strip in rear extending to line 85 n Leroy st. Subordination agreement. Aug 16. Aug 17, 1907. 2:583. nom

Marcuson, Isaac to Alfred L Manierre as committee Joseph B Lockwood. Audubon av, n e cor 182d st, 79.9x70. Aug 15, due May 1, 1912, 5%. Aug 16, 1907. 8:2155. 56,000

Mutnick, Max to Martin J Keogh and ano trustees David Jones. 2d av, No 93, w s, abt 70 n 5th st, 24.3x100. P M. Aug 15, due Sept 1, 1912, 5%. Aug 16, 1907. 2:461. 20,000

Same to Margt S Heydt. Same property. P M. Prior mort $20,-000. Aug 15, 3 years, 6%. Aug 16, 1907. 2:461. 9,000

Myers (S F) Realty Co to James E Hardenbergh. Certificate as to mort for $25,000. Aug 16 Aug 17, 1907. 1:67. —

Marcuson, Isaac to North American Mortgage Co. 182d st, Nos 519 and 521, n s, 70 e Audubon av, 50x79.9. Aug 15, demand, 6%. Aug 16, 1907. 8:2155. 7,000

Morison, Andrew P to Chas E Ball. Morningside av East, Nos 20 to 23, n e cor 116th st, 100.10x100. P M. Prior mort $229,000. Aug 7,, due, &c, as per bond. Aug 20, 1907. 7:1943. 15,000

Moss, Edward to Kate D King and ano. 37th st, No 243, n s, abt 275 e 8th av, 25x98.9. P M. July 24, 3 years, 5%. Aug 20, 1907. 3:787. 24,000

Mikulki, Roman to Lion Brewery of N Y City. 3d st, No 231 East. Saloon lease. Aug 13, demand, 6%. Aug 20, 1907. 2:386. 400

Marcus, Lena with Isidor Marcus. 27th st, No 434 West. Certificate as to amount of $1,660 due on mort. Aug 20. Aug 21, 1907. 3:724. —

Mahony, Daniel F to Morgan J O'Connell. 39th st, Nos 310 and 312, s s, 150 w 8th av, 50x98.9. Aug 20, due, &c, as per bond. Aug 21, 1907. 3:762. 5,000

Naughton, Michael and John to Geo Ehret. Duane st, No 82, s s, 110.7 e Broadway, 26x78.6 to Manhattan pl x 25.7x79.7. Prior mort $75,000. Aug 15, 1 year, 5½%. Aug 16, 1907. 1:154. 20,000

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Niemeyer, Diedrich to Fredk H Marjenhoff and ano. Park av, Nos 1815 and 1817; 125th st, Nos 100 to 106 East. Saloon lease. Aug 22, 1907. 6:1773. 26,000

N Y LIFE INS CO to Morris Golde. East Broadway, Nos 2 to 6, n w cor Catharine st. Nos 10 and 12, 63.11 to Chatham sq,, Nos 18 and 19, x46.11x61.8x49. Extension mort. Aug 12. Aug 22, 1907. 1:281. nom

N Y LIFE INS CO with Danl A Fisher. Greenwich st, No 339, n e cor Beach st, Nos 57 and 59, 25x100. Extension mort. Aug 1. Aug 22, 1907. 1:214. nom

Oswego County Savings Bank with Morris Brady et al. 97th st, No 231, n s, 150 w 2d av, 25x100.11. Extension mort. Aug 19. Aug 22, 1907. 6:1647. nom

O'Connor, Ann to Edwin Henes. 131st st, No 464, s s, 100 e Amsterdam av, 25x99.11. Aug 15, 5 years, 5%. Aug 16, 1907. 7:1970. 17,500

O'Sullivan, Percy B to Thomas Minford. Madison av, No 274, w s, abt 70 s 40th st. 3-5 parts. Prior mort $115,000. Aug 15, demand, 6%. Aug 17, 1907. 3:869. 9,500

Olson, John E to Surety Realty Co. Spring st, Nos 72 to 78, s e cor Crosby st, Nos 65 to 73, 100x100x100x92.4. Prior mort $147,000. Aug 20, due Dec 1, 1907, 6%. Aug 21, 1907. 2:482. 55,000

Ogden, David B to Jane M Brown. 10th st, No 14, s s, 225 e 5th av, 25x92.3. P M. 3 years, 4½%. Aug 22, 1907. 2:567. 25,000

Pier, Earl G to James Horler. 26th st, No 238, s s, 342.8 e 8th av, 21.3x98.9. P M. Aug 15, 3 years, 5%. Aug 16, 1907, 3:-775. 16,000

Palm Realty and Construction Co to North American Mortgage Co. Wadsworth av, Nos 115 and 117, s e cor 179th st, No 622, runs e 99.11 x s 50 x e 0.1 x s 75 x w 100 to av, x n 125 to beginning. Prior mort $116,000. Due Nov 16, 1907, 6%. Aug 16, 1907. 8:2162. 12,000

Same to same. Same property. Certificate as to above mort. Aug 16, 1907. 8:2162. —

Palm Realty and Construction Co to METROPOLITAN LIFE INS CO. Wadsworth av, Nos 115 and 117, s e cor 179th st, No 622, 125x irreg. Certificate as to three morts aggregating $116,000. Aug 16, 1907. 8:2162. —

Palm Realty and Construction Co to METROPOLITAN LIFE INS CO. Wadsworth av, No 117, e s, 45 s 179th st, runs e 99.11 s 5 x e 0.1 x s 35 x w 100 to av, x n 40 to beginning. Due Nov 1, 1910, 5½%. Aug 16, 1907. 8:2166. 33,000

Palm Realty and Construction Co to METROPOLITAN LIFE INS CO. Wadsworth av, No 115, e s, 85 s 179th st, 40x100. Aug 17, due Nov 1, 1910, 5½%. Aug 16, 1907. 8:2162. 33,000

Palm Realty and Construction Co to METROPOLITAN LIFE INS CO. Wadsworth av, s e cor 179th st, No 622, 45x99.11. Due Nov 1, 1910, 5½%. Aug 16, 1907. 8:2162. 50,000

Peiser, Albert to Milton Arnold. 3d av, No 114, w s, 40.5 n 65th st, 20x83.6. Leasehold given as security for note of $5,550. July 29, 1 year, without interest. Aug 19, 1907. 5:1400. 3,000

Quinn, Wm to A Hupfels Sons. 7th av, s e cor 34th st. Saloon lease. July 18, demand, 6%. Aug 22, 1907. 3:809. 11,500

Rubin, Kalman and Simon Reich with Albert Taubert. 48th st, No 323, n s, 300 e 2d av, 25x100.5. Subordination mort. Aug 15. Aug 17, 1907. 5:1341. nom

Roosevelt, Robert B with BANK FOR SAVINGS in City N Y. 55th st, No 11 East. Extension mort. Aug 13. Aug 17, 1907. 5:-1309. nom

Rosenberg, Marks, Harry Sandler and Wm Goldberg to Lambert Suydam. 3d av, No 331, e s, 73.11 n 24th st, 49.3x97.7x 48.7x97.7; 3d av, No 325, e s, 49.4 n 24th st, 24.8x97.7. July 25, due, &c as per bond. Aug 20, 1907. 3:905. 45,000

Roberston, John and Wm Gammie to HARLEM SAVINGS BANK. Audubon av, Nos 121 and 123, n e cor 171st st, 50x100. Aug 21, 1907, due, &c, as per bond. 8:2128. 55,000

Schimpf, Max A to Sarah L Horn. Amsterdam av, No 1948, w s, 75 s 157th st, 25x100; 156th st, No 549, n s, 180 e Broadway, 20x99.11. P M. Prior mort $11,000. Aug 16, 5 years, 5%. Aug 17, 1907. 8:2115. gold, 22,000

Schlechter, Annie S to Irving Bachrach. 47th st, No 327, n s, 375 e 2d av, 25x100.5. P M. Prior mort $17,000. Aug 15, demand, 6%. Aug 16, 1907. 5:1340. 1,000

Stokes, Wm E D with BOWERY SAVINGS BANK. West End av, Nos 566 and 568. 2 extensions of mortgage. Aug 13. Aug 22, 1907. 4:1235. nom

Stokes, Wm E D with BOWERY SAVINGS BANK. 86th st, Nos 334 and 336 West. 2 extensions of morts. Aug 13. Aug 22, 1907. 4:1247. nom

Standard Operating Co to John A Philbrick & Bro. Audubon av, s e cor 178th st, No 534, 41.10x100. P M. Aug 22, 1907, 5 years, 5%. 8:2132. 50,000

Same to same. Same property. P M. 5 years, 5%. Aug 22, 1907. 8:2132. 9,000

Saltzstein, Julius to Max Low. Madison st, No 176, s s, 211.5 e Pike st, 25x100. Aug 21, 3 years, 6%. Aug 22, 1907. 1:272. 3,000

Scherer, Isidore to Ella M Goebel. Columbia st, No 14, e s, 200.6 n Grand st, 20x55. Prior mort $7,400. Aug 9, 2 years, 6%. Aug 16, 1907. 2:331. 1,250

Stein, Jozef, Harry Newman and Jacob Solomon to Albert Taubert. 48th st, No 323, n s, 300 e 2d av, 25x100.5. Aug 15, 3 years, 5%. Aug 17, 1907. 5:1341. 20,000

State Bank with BOWERY SAVINGS BANK. 50th st, No 323 East. Subordination mort. Aug 12. Aug 16, 1907. 5:1343. nom

Shaff, David and Saml J Silberman with the Maximilian Fleischmann Co. Amsterdam av, n w cor 175th st, runs w 95 x n 72.8 x n w 5 x n — e 100 to av, x s 80 to beginning. Subordination agreement. July 23. Aug 16, 1907. 8:2132. nom

Sussman, Harris to John McCormick. 2d av, No 2369, w s, 75 s 122d st, 25.11x100. Leasehold. P M. Aug 1, installs, 6%. Aug 16, 1907. 6:1786. 9,500

Stuart, Grace I P to James W Ball. 6th av, Nos 141 to 149 (also 1, 2, 3 and 4 Milligan pl), w s, 9.6 s w 11th st, runs s w 114.10 x w 101.9 x n 122.6 x n e 8.4 x s e 50.5 x n e 66.2 x n w — x n e 100.7 to beginning; 10th st, No 113 (also 1 to 10 Patchin pl), n s, 114.2 w 6th av, runs w 40.1 x n 60.1 x w 56.10 x n 8.3 x s w 11 x n 47.5 x n e 161.7 x s 122.6 x s w 60.3 x s 0.11 x w 4.6 x s 14.8 to beginning. Aug 14, 2 years, 6%. Aug 17, 1907. 2:606. 18,000

Strack, Otto to Hugo F Huber. 23d st, Nos 214 to 220, s s, 210 e 3d av, 75x122.6. Prior mort $175,000. Aug 2, 1 year, 6%. Aug 16, 1907. 3:903. 20,000

Squiers, Herbert G individ and as exr Helen F Squiers to Herbert G Squiers guardian Georgia F Squiers and ano. 83d st, No 22, s s, 275 e 5th av, 20x102.2. June 13, 1904, 3 years, 5%. Aug 17, 1907. 5:1494. 17,078.19

Struckhausen, Lina M to Nathan Levine and ano. 83d st, No 447 East. Certificate as to payment of $500 on account of mortgage. Aug 15. Aug 17, 1907. 5:1563. nom

Spiegel, Henriette to STATE BANK. 9th av, No 454, e s, 49.3 n 35th st, 24.10x100. Aug 19, 1907, due 50 weeks, 6%. 3:759. notes 10,000

Stoloff, Julius and Morris Kronovet with Chas P Buckley and ano. 10th st, No 456, s s, 105.4 e Av D ,25.4x92.3. Subordination agreement. Aug 13. Aug 20, 1907. 2:366. nom

Siragusa, Francesco to Kips Bay Brewing & Malting Co. Elizabeth st, No 244. Saloon lease. Aug 16, demand, 6%. Aug 20, 1907. 2:507. 275

Schmidt, Amelia A to Theodore Schmidt. 124th st, No 352, s s, 143.2 e Columbus av or Morningside av E, 27.8x100.11. Prior mort $26,500. March 30, due, &c, as per bond. Aug 20, 1907. 7:1950. 500

Shanley, Sarah L to TITLE INSURANCE CO OF N Y. 107th st, No 309, n s, 202 e Riverside Drive, 20x100.11. Aug 19, 3 years, 4½%. Aug 21, 1907. 7:1892. 20,000

Seaboard Land & Mort Co to Florence M Preston. 11th av, No 676, e s, 61.10 s 49th st, 18.9x75. P M. Aug 20, 3 years, 5%. Aug 21, 1907. 4:1077. 8,000

Silverman (Arthur E) Building Co to LAWYERS TITLE INS & TRUST CO. Manhattan av, e s, 35.11 s 111th st, 3 lots, each 40x 110. Three morts, each $50,000. Aug 20, 5 years, 5½%. Aug 21, 1907. 7:1846. 150,000

Silverman (Arthur E) Building Co to LAWYERS TITLE INS & TRUST CO. Manhattan av, s e cor 111th st, 35.11x110. Aug 20, 5 years, 5½%. Aug 21, 1907. 7:1846. 65,000

Silverman (Arthur E) Building Co to LAWYERS TITLE INS & TRUST CO. Manhattan av, s e cor 111th st, 155.11x110. Certificate as to 4 morts aggregating $215,000. Aug 20. Aug 21, 1907. 7:1846. —

TWELFTH WARD BANK to LAWYERS TITLE INS & TRUST CO. Manhattan av, e s, extends from 110th to 111th sts. Subordinate mort. Aug 19. Aug 21, 1907. 7:1846. nom

TITLE GUARANTEE & TRUST CO with LAWYERS TITLE INS & TRUST CO. Manhattan av, s e cor 111th st, 155.11x110. Subordination mort. Aug 20. Aug 21, 1907. 7:1846. nom

Thebaud, Paul G to Robert Thorne and ano. 34th st, No 119 East, ½ part; West st, No 84, ¼ part; South st, No 92, ¼ part; n ½ of Pier No 11, North River, 1-12 part; Howard st, No 19, ¼ part; Prince st, No 92, ¼ part; also ½ interest in personal estate of Caroline G Thebaud; also property in Westchester Co. Aug 9. Given to secure payment of claims of creditors. Aug 20, 1907. 1:55, 74, 16 and 209; 2:498; 3,890. 139,700

Tucker, Winfield to Chas L Bininger. Columbus av, No 764, w s, 50.7 n 97th st, 25.1x100. Aug 16, 3 years, 5%. Aug 17, 1907. 7:1852. 26,000

Turney, Cathleen to Estelle Jacobs and ano. Lenox av, No 456, e s, 25 s 133d st, 25x84. P M. Aug 20, 3 years, 6%. Aug 22, 1907. 6:1730. 4,000

Turney, Cathleen to Estelle Jacobs and ano. Lenox av, No 458, s e cor 133d st, No 72, 25x84. P M. Aug 20, 3 years, 6%. Aug 22, 1907. 6:1730. 6,000

Turner, Delah O and David Brenner to Albert Hinz. Lexington av, No 118, s w cor 28th st, 19.9x77. Prior morts $36,000. Aug 21, 2 years, 6%. Aug 22, 1907. 3:883. 3,000

Williams, John M to TITLE GUARANTEE AND TRUST CO. Christopher st, No 183, n s, 30.5 e Weehawken st, runs e 23.6 x n 63.9 x w 23.1 x s 63.9 to beginning. Aug 16, due, &c, as per bond. Aug 17, 1907. 2:636. 7,500

Weis, Wm with BOWERY SAVINGS BANK. 34th st, No 207 West. Extension mort. Aug 14. Aug 17, 1907. 3:784. nom

Will, Fred M to James F Nicholson. 123d st, No 439, on map No 437, n s, 175 e Amsterdam av, 50x100.11. P M. Prior mort $67,000. Aug 14, due, &c, as per bond. Aug 16, 1907. 7:1964. 17,500

Widder, Simon to Morris Kleinman. 7th st, No 239, n s, 107.5 e Av C, runs n 97.6 x w 13 x s 46.6 x s — to 7th st x e 19 to beginning. Prior morts $8,000. July 30, installs, 6%. Aug 21, 1907. 2:377. 4,300

Weil, Markus to GERMAN SAVINGS BANK in City N Y. 46th st, No 236, s s, 200 w 2d av, 25x100.5. Aug 17, 3 years, 5%. Aug 21, 1907. 5:1319. 17,000

Same to Ralph E Kempner. Same property. Prior mort $17,-000. Aug 19, due Feb 15, 1909, 6%. Aug 21, 1907. 5:1319. 1,500

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Abramson, Abram G to Jacob Bluestein. Crimmings av, w s, 312.4 n 141st st ,75x80. P M. Aug 19, 1 year, 5%. Aug 20, 1907. 10:2556. 8,000

Arthur Avenue Realty & Construction Co to Walter J Reeves. Arthur av, w s, 254 s 187th st, 50x116. Aug 22, 1907, due, &c, as per bond. 11:3065. 30,000

Same to same. Same property. Certificate as to above mort. Aug 20. Aug 22, 1907. 11:3065. —

Bashein, Jacob and Jacob Levine and Barnet Wlademersky to Eva E Weber. Tinton av, late Beach av, e s, 123.5 s 156th st, 25.6x 105.6x25x110.6. P M. Aug 15, 2 years, 6%. Aug 17, 1907. 10:2665. 500

Botta, Vingenza to Grant Squires as exr. College av, e s, 225 s 171st st, 50x125. Aug 16, due, &c, as per bond. Aug 17, 1907. 11:2784, 2786. 2,250

Betz, John W to Geo Stoller. Hoe av, e s, 109.3 n Home st, 25x 100. Aug 15, 1 year, 6%. Aug 16, 1907. 11:2986. 2,000

*Blackwood, John A to Lillian E Moffett. 220th st (6th av), s s, 505 w 5th av, 50x114, Wakefield. Aug 15, 5 years, 5%. Aug 16, 1907. 5,760

*Same to same. 217th st (3d av), n s, 513 e White Plains road, 25x114, Wakefield. Aug 15, 5 years, 5%. Aug 16, 1907. 3,800

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*Balod, Fritz to Herman Menaker. Lots 30 and 31, amended map 63 lots land Herman Menaker, being sub-div of plots 23 and 25 map Clasons Point. P M. Aug 16, 3 years, 5%. Aug 20, 1907. 700

*Bloomfield, Rudolph to Jennie Anderson. Lot 193, map section 2, St Raymonds Park. P M. Aug 3, 3 years, 5½%. Aug 20, 1907. 400

Brinck, Charles F with John Hayes. Union av, e s, 94.10 s Kelly st, 16.8x90. Extension mortgage. Oct 22, 1906. Aug 16, 1907. 10:2674. nom

Baradel, Marie T to TITLE GUARANTEE AND TRUST CO. Tinton av, No 828, e s, 51 s 160th st, 17x95. Aug 16, due, &c, as per bond. Aug 17, 1907. 10:2666. 4,000

Barringer, Theo B to N Y Suburban Co-operative Bldg & Loan Assn. 3d av, w s, 50 n 164th st, 25x80. Installs, 6%. Aug 22, 1907. 9:2369. 6,000

Bates, Louis E and Wm C Oesting Jr to James G Wentz. Stebbins av, e s, 158.9 n Freeman st, 50x126x50x127.2. Aug 20, due Feb 1, 1908, 6%. Aug 22, 1907. 11:2965. 25,500

*Brisnihan, Johanna and Ellen to EASTCHESTER SAVINGS BANK. White Plains av, e s, 64 s 219th st, 25x80. Aug 20, 3 years, 6%. Aug 21, 1907. 1,000

*Cooley, Agnes M with Mitchell Valentine. Eastchester road, s e cor Bronx and Pelham Parkway, runs s 84.8 x s 162.7 x e 265.9 x n 165.11 x e 569.9 x s 352 x e 564 to Westchester Creek x n 261 x n 204 to Parkway x w 1192 to beginning, except land conveyed in Liber 872 cp 41 West Co and in Liber 1326 cp 398 West Co. Subordination mort. Aug 12. Aug 21, 1907. nom

Counes, John to Fannie Strauss. Cauldwell av, w s, 525 s 156th st, 26.8x115x27.7x115. Prior morts $7,500. P M. Due Sept 1, 1910, 6%. Aug 22, 1907. 9:2624. 4,000

Christian, Eugene to Newton Land Assn. Riverdale lane, s s, at line bet land formerly John Erskine and Jos J Bicknell, runs s 136.1 x e 100.4 x n 156.9 to lane x w 105.7 to beginning. P M. Aug 19, due, &c, as per bond. Aug 22, 1907. 13:3421. 7,500

*Collins, Mary F, of Brooklyn, N Y and F James Reilly with Ferdinand Rosenberger. Main st, e s, lots 613 to 620 and 635 to 640, map property Eliz R B King, City Island; Main st, w s, lots 597 to 604, same map; Minnieford av, — s lots 633 and 634, same map; also land under water in front of and adj land formerly of Carsten Von Liehm. Extension mortgage. Aug 13. Aug 16, 1907. nom

*Callahan, Catherine to Wm G Mulligan. Baychester av, e s, 75 s Ferris av, 4 lots, each 25x90, Pelham Park. 4 P M morts, each $432. July 16, 3 years, 5%. Aug 16, 1907. 1,728

*Same to same. Baychester av, w s, 125 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 432

*Same to same. Baychester av, e s, 25 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 435

*Same to same. Baychester av, w s, 175 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 435

*Same to same. Baychester av, e s, 150 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 429

*Same to same. Baychester av, e s, 50 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 429

*Same to same. Baychester av, w s, 50 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 438

*Same to same. Baychester av, w s, 25 s Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 444

*Same to same. Baychester av, s e cor Ferris av, 25x90. P M. July 16, 3 years, 5%. Aug 16, 1907. 585

Cowman, Ellen to Harry Bierhoff. Webster av, s e cor 171st st, runs e 92.4 to w s Mill Brook, x s 31 x w 93.8 to av, x n 25 to beginning; also all title to strip begins 171st st, s s, at w s Mill Brook and distant 92.4 e Webster av, runs s 31 x e 6 to c l Mill Brook, x n 31.5 to st, x w 6 to beginning. Prior mort $25,000. Aug 10, due July 31, 1908, 6%. Aug 16 ,1907. 11:-2896. 7,750

Same to Joseph A Burke. Same property. Building loan. Due, &c, as per bond. Aug 16, 1907. 11:2896. 25,000

Deiudicibus Building Co to Sebastian J Breihof. Clinton av, No 1323, w s, 436.6 s Jefferson pl, 25.11x138x25.11x137.11. Aug 14, due Mar 14, 1908, 6%. Aug 17, 1907. 11:2933. 25,000

Same to same. Same property. Certificate as to above. Aug 14. Aug 17, 1907. 11:2923. —

*Devine, Eliz T to Annie C Ruhl and ano. Virginia av, w s, 338 s Westchester av, 25x101.3. P M. Aug 14, 3 years, 5½%. Aug 16, 1907. 1,175

Doris, Katharine and James to DOLLAR SAVINGS BANK of City N Y. Lafontaine av, n e cor 180th st, 106.5x20.3x109.5x20.5; 180th st, n s, 20.5 e Lafontaine av, 25x113.1x24.9x109.5. Prior morts $10,000. Aug 7, due Dec 1, 1908, 5½%. Aug 21, 1907. 11:3062. 3,500

Same to Sarah E Schmeckenbecher. Same property. Prior morts $13,500. Aug 21, 1907, 1 year, 6%. 11:3062. 2,000

*Franco, Diodato to Hudson P Rose Co. Crosby av, e s, 350 s Waterbury av, 25x100. P M. Aug 17, 4 years, 4½%. Aug 21, 1907. 550

Freeman, Ida to Sallie A O'Hara. Dawson st, No 672, s s, 290 w Leggett av, 16.8x132.2x16.8x132.11. P M. Prior mort $2,250. Aug 15, due, &c, as per bond. Aug 16, 1907. 10:2686. 2,600

Fleischmann Realty and Construction Co to Emily S Arnold. Charlotte st, w s, 150 n 170th st, 37.6x100. Certificate as to above mort. Aug 2. Aug 17, 1907. 11:2966. —

Fleischmann Realty and Construction Co to Emily S Arnold. Charlotte st, w s, 150 n 170th st, 37.6x100. 3 years, 5½%. Aug 16, 1907. 11:2966. 23,000

*Fisher, John C to Josephine D Pell. 9th st, s s, 205 e Av E, 200x216 to 8th st, Unionport. Aug 12, 3 years, 6%. Aug 16, 1907. 8,500

Feller, Harry to Margt Knox. Clinton av, w s, 26.1 n 181st st, 40x99.2. Aug 6, due Dec 1, 1907, 6%. Aug 16, 1907. 11:3098. 9,000

Garibaldi Realty and Construction Co to Max Silverstein. 152d st, Nos 288 and 290, s s, 200.3 e Morris av, 50x117.2. Prior mort $33,000. Aug 15, 2 years, 6%. Aug 16, 1907. 9:2411. 4,400

Same to same. Same property. Certificate as to above mort. Aug 15. Aug 16, 1907. 9:2411. —

Gaines-Roberts Co to Frederick K Keller. Prospect av, s e cor 163d st, 33.7x100. Aug 15, 3 years, 5%. Aug 16, 1907. 10:-2690. 40,000

Same to same. Same property. Certificate as to above mort. Aug 15. Aug 16, 1907. 10:2690. —

Same to GERMAN SAVINGS BANK in City N Y. Prospect av, e s, 33.7 s 163d st, 2 lots, each 37.6x100. 2 morts, each $23,000. Aug 13, 3 years, 5%. Aug 16, 1907. 10:2690. 46,000

Same to same. Same property. Certificate as to abqve morts. Aug 13. Aug 16, 1907. 10:2690. —

Griffin, Frank T and Chas Jiran to A Hupfels Sons. 165th st, n e cor Ogden av. Saloon lease. Aug 31, demand, 6%. Aug 22, 1907. 9:2526. 2,500

*Georgen, John with Adolphine Courtright. 216th st, late 2d st, n s, 405 w 4th av, 25x114. Extension mortgage. May 10, 1905. Aug 16, 1907. nom

*Georgen, John to Casper Reimer. 242d st, late De Milt av, n s, — e Desbrow pl and being lot 247, map Penfield property, 50.3x 86x50x100, w s, South Mt Vernon. P M. Aug 15, 3 years, 4½%. Aug 16, 1907. 350

Heuser, Leonard to Timothy F Sullivan. 170th st, No 410, s s, 90 e Webster av, 16.3x100. P M. Prior mort $4,000. Aug 15, 3 years, 6%. Aug 16, 1907. 11:2893. 1,650

Hurtado, Marie V to John Hayes. Union av, No 638, e s, 94.10 s 152d st, 16.8x90. P M. Prior mort $5,000. Aug 14, due, &c, as per bond. Aug 16, 1907. 10:2674. 1,000

Heister, Bernhard to Gaines-Roberts Co. Prospect av, s e cor 163d st, 33.7x100. P M. Prior mort $40,000. Aug 19, 3 years, 5½%. Aug 20, 1907. 10:2690. 5,850

Hebert, Lulu N to BRONX SAVINGS BANK. Tiebout av, e s, 326.4 n 184th st, 25x107.1. Aug 16, due June 24, 1910, 5½%. Aug 20, 1907. 11:3022. 4,425

*Ivers, John M to Geo H Knapp. Park av, late 3d av, e s, 150 n 213th st, late 1st st, 25x100, Olinville. Aug 16, 5 years, 6%. Aug 17, 1907. 2,400

Kramer, Emma to Jacob Leitner. Dawson st, Nos 1210 and 1214, e s, 356 n Longwood av, 100x100; Dawson st, No 1206, e s, 306 n Longwood av, 50x100; Dawson st, No 1202, e s, 256 n Longwood av, 50x100. P M. Aug 19, 1907, due Feb. 19, 1908, 6%. 10:2702. 10,000

*Larson, Louise to EASTCHESTER SAVINGS BANK. Baychester av, e s, 275 s Randall av, 50x75. Aug 20, 3 years, 6%. Aug 21, 1907. 2,500

Laemmle, Geo to Gaines-Roberts Co. Prospect av, No 924, e s, 33.7 s163d st, 37.6x100. P M. Prior mort $23,000. Aug 20, due, &c, as per bond. Aug 21, 1907. 10:2690. 7,000

Same to same. Prospect av, No 920, e s, 71.1 s 163d st, 37.6x 100. P M. Prior mort $23,000. Aug 20, due, &c, as per bond. Aug 21, 1907. 10:2690. 7,000

Laemmle, George with The Gaines-Roberts Co. Prospect av, w s, 33.10 n 163d st, 37.6x106. Extension mort. Aug 20. Aug 21, 1907. 10:2678. nom

La Sala, Stefano to John Holl et al. La Fontaine av, w s, 37.6 n 178th st, 37.6x100. Aug 1, 18 months, 6%. Aug 22, 1907. 11:3061. 4,249.53

Larsen, Rosa to Frederick Sauter. Hoe av, No 1494, e s, 175 s 172d st, 25x100. Aug 9, due Jan 1, 1911, 5%. Aug 22, 1907. 11:2988. 4,000

*Lafond, Louis to Annie Crimmins. Tremont road, s s, 75 e Broadway, 50x100., Tremont Terrace. P M. Aug 19, 3 years, 6%. Aug 20, 1907. 1,600

*Langan, Sarah A to Wm G Mulligan. Lots 27 and 28 block 18 map Pelham Park. 2 P M. Morts each $450. July 16, 3 years, 5%. Aug 16, 1907. 900

Same to same. Lots 2 and 3, block 35, same map. 2 P M. Morts each $195. July 16, 3 years, 5%. Aug 16, 1907. 390

*Leiman, Saml and Louis Kaplan to Eliz K Dooling. Van Nest av, n s, 75 e Wallace av, 25x100, Westchester. Aug 14, 3 years, 5½%. Aug 16, 1907. 5,000

*Same to Effe V V Knox. Van Nest av, n s, 50 e Wallace av, 25x100, Westchester. Aug 14, 3 years, 5½%. Aug 16, 1907. 5,000

Meyerson, Morris to John Pachler. 146th st, No 447, n s, 325 w Brook av, 25x100. P M. Aug 15, 5 years, 5%. Aug 16, 1907. 9:2291. 6,000

*Mensch, Charles to Matthaus Mensch. Green av, s s, 275 w Mapes av, 50x100. Aug 15, 3 years, 5%. Aug 16, 1907. 1,500

*Menaker, Herman to Matthew A Husson. 151st st, n s, 25 w White Plains road, lots 223 and 224 map land of Est Jos Husson at Clason point, each lot 25x—. Aug 20, due Jan 2, 1908, 6%. Aug 21, 1907. 500

*Murray, Emma to Marietta De Pasquale. 216th st, late 2d st, n s, 138.4 w 4th av, 33.4x114, Wakefield. Due, &c, as per bond. Aug 21, 1907. 4,000

*Mallett, Wm A to Isaac Butler. Balcom av, e s, 25 s Latting st, 25x100. Aug 15, 3 years, 6%. Aug 20, 1907. 3,000

Matz, Saml and Daniel Simkins to TITLE GUARANTEE & TRUST CO. Creston av, Nos 2258 and 2269, e s, abt 195 s 183d st, 50 x95. Aug 16, due, &c, as per bond. Aug 17, 1907. 11:3163. 6,000

*Manna, Rosario and Giovannina to Joseph Hill. 233d st, n s, abt 405 w Kingsbridge road, 50x44.3x—x102.3. P M. Aug 15, installs, —%. Aug 16, 1907. 430

Mentz, Joseph W to Robert Cullen. Martha av, e s, 75 n 238th st, 50x100. P M. Aug 16, 3 years, 5%. Aug 20, 1907. 12:-3392. 1,900

Mulhall, Moses P to GERMAN SAVINGS BANK in City of N Y. St Anns av, e s, 426.10 n Westchester av, runs e 49.5 to centre line Two Rod Road x s 15.5 x e 43.8 x n 39.9 x w 94.6 to St Anns av x s 23.7. Aug 20, 1907, 3 years, 5%. 10:2617. 14,000

*National Mortgage Co to Mitchell Valentine. Bronx and Pelham Parkway, s e cor Eastchester road, runs s 84.8 x s 162.7 x e 265.9 x n 165.11 x e 569.9 x s 352 x e 54 to Westchester Creek x n 261 x n 264 to Parkway x w 1,192 to beginning. Aug 20, due May 22, 1912, 5½%. Aug 21, 1907. 23,000

*Same to same. Same property. Certificate as to above mort. Aug 1. Aug 21, 1907. —

Noha, Maria to First Bohemian Slavonic Co-operative Saving & Loan Assoc. Eagle av (Av A), No 840, s e s, 250 from s e s Av A and 161st st, late Cliff st, runs s e 100 x s 25.10 x w 100 to Av A x n e 25.10 to beginning. Aug 20, 3 years, 6%. Aug 22, 1907. 10:2626. 1,000

Oderwald, Conrad with William Eifler. Arthur av, n w cor Oak Tree pl, 21.3x93.7x21.3x93.8. Extension mort. Aug 21. 1907. 11:3063. nom

*Ourizemma, Vincenzo and Domenico to Hudson P Rose Co. Eastchester road, e s, abt 350 s Saratoga av, 50.4x109.7x50x105. P M. Aug 15, due Sept 1, 1910, 5½%. Aug 16, 1907. 800

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*Peterson, Ehrich to Walter Winkler. 228th st (14th av), s s, e ½ of e ½ of lot 987 map Wakefield, 25x114. Due June 8, 1910. 6%. Aug 16, 1907. 1,000

*Papantonio, Antonio to John Haffen. 214th st, late Av A, s s, 169 e White Plains road and being lots 13 to 15 map New Village Jerome, 75x100. Aug 19, 3 years, 6%. Aug 20, 1907. 5,000

Pruschen, Augusta to Bertha Knauf. College av, No 1316, e s, 235.11 n 169th st, 16.7x100. Prior morts $3,000. Aug 20, installs, —%. Aug 22, 1907. 11:2783—2785. 800

*Rittman, Fredk to Chas H Baechler. Pugsley av, w s, abt 76 s Old road, 25x94x25x95. Aug 15, due Dec 1, 1910, 5½%. Aug 17, 1907. 3,200

*Scott, Thomas to Henry Storck. Pelham road, n w cor Edison av, 25x—x25x96, Westchester. P M. Aug 17, 2 years, 5½%. Aug 20, 1907. 1,500

Scheinkman, Louis, Brooklyn, N Y, to Mary Robinson. 140th st, No 598, s s, 354.9 e St Anns av, 38x100. P M. Prior mort $36,500. Aug 10. 3 years, 6%. Aug 17, 1907. 10:2552. 7,500

*Schlierer, Kate to Richd Kelly. Carpenter av, e s, 225 n 237th st, 25x100. P M. Aug 15, 3 years, 5%. Aug 16, 1907. 5,000

*Same to same. Same property. P M. Prior mort $5,000. Aug 15, installs, 6%. Aug 16, 1907. 1,500

Schindler, Joseph to Charlotte R Smith. Morris av, No 698, e s, 59.9 s 155th st, 26.9x68.3. 3 years, 5%. Aug 16, 1907. 9:2414. 8,500

State Bank with Charlotte R Smith. Morris av, No 698, e s, 59.9 s 155th s t,26.9x68.3. Subordination agreement. Aug 15. Aug 16, 1907. 9:2414. nom

Scheid, Mary to Wm W Johnson and ano trustees Alvin I Johnson for benefit Virginia H Montague. Robbins av, No 508, e s, 154 n 147th st, late Dater st, 25x100. 3 years, 5%. Aug 16, 1907. 10:2579. 9,000

Schwarz, Ida T L with Helena Wigand. St Anns av, No 682. Extension mort. July 20. Aug 16, 1907. 10:2617. nom

*Schwartz, Max and Noberd Drillich to Charles Ringelstein. Unionport road, w s, 52 n Columbus av, 26x—x—x—. P M. Prior mort $6,500. Aug 15, 2 years, 5%. Aug 16, 1907. 3,500

Schwartz, Isaac to Robert E Heun. Bryant av, s e cor Jennings st, 125x100. P M. Aug 21, due Feb 21, 1908, 6%. Aug 22, 1907. 11:2999. 5,500

Same to Mary Sullivan. Same property. P M. Aug 21, due Feb 21, 1908, 6%. Aug 22, 1907. 11:2999. 4,000

Same to Robert E Heun. Same property. Aug 21, 1 year, 6%. Aug 22, 1907. 11:2999. 33,000

*Steiner, Moritz with Emma Kingsman. Bronx Park av, s w cor Lebanon st, 25x100. Extension mort. Aug 7. Aug 20, 1907. nom

Teasley, Daniel O to Jerome Av Realty Co. Grand av, as proposed, e s, 106.11 s 181st st, 60.9x90x83.3x92.9. Aug 15, due, &c, as per bond. Aug 16, 1907. 11:3194. 1,000

Teasley, Daniel O to Samuel H Spingarn. Grand av, as proposed, e s, 106.11 s 181st st, 60.9x90x83.3x92.9. P M. Aug 15, due Feb 15, 1908, 6%. Aug 16, 1907. 11:3194. 2,000

*Vento, Nicholas and Leonard Palumbo and Felix A Palumbo to Concesio de Limone. Lot 92 map land Wm S Duncan at Williamsbridge. Aug 16, installs, 6%. Aug 22, 1907. 500

Vogler, Louis to Mary Henning. 153d st, s s, 325 w Courtlandt av, 25x100. Aug 21, 3 years, 5%. Aug 22, 1907. 9:2412. 3,000

*Von Glahn, John to E Colgate Jones. 2d st, s s, 340 w Av C, 25x145x25x—, Unionport. Aug 19, 1 year, 6%. Aug 22, 1907. 300

White, Maria L, of Elizabeth, N J, to Stanley H Molleson. 181st st, n w cor Mapes av, 145.3x46.1. Aug 14, 2 years, 6%. Aug 16, 1907. 11:3110. 3,750

Wexler, Adolph to DOLLAR SAVINGS BANK of City N Y. Marion av, e s ,50 n 189th st, 50x103.6x50.1x100.7. Aug 16, 1907, due Dec 1, 1910, —%. 11:3025, 3026. 31,000

White, Evelyn H to TITLE GUARANTEE & TRUST CO. Marmion av, n e cor Fairmount pl, 50x96.9. Building loan. Aug 17, due Aug 17, 1908, 6%. Aug 19, 1907. 11:2960. 13,000

White, Evelyn H to Mary E Radcliff as guardian Albert E Radcliff. Marmion av, e s, 50 n Fairmount pl, 2 lots, each 25x96.9. Two morts, each $7,500. Aug 17, 3 years, 5%. Aug 19, 1907. 11:2960. 15,000

Warch, John A to Isi Zius. Honeywell av, s e cor 178th st, 100x60. Aug 20, due Oct 20, 1908, 6%. Aug 21, 1907. 11:3121. 2,500

Same to same. Tremont av, n s, 30 e Honeywell av, 30x100. Aug 20, due Oct 20, 1908, 6%. Aug 21, 1907. 11:3121. 2,500

White, Evelyn H to John A Warch. Tremont av, n e cor Honeywell av, 60x143. P M. Prior mort $2,500. Aug 19, due Oct 24, 1908, 5%. Aug 21, 1907. 11:3121. 8,150

Young, Samuel to A Hupfels Sons. Washington av, No 922. Saloon lease. July 22, demand, 6%. Aug 22, 1907. 9:2367. 2,170

Zeller, Joseph to Timothy F Sullivan. 170th st, No 412, s s, 106.3 e Webster av, 16.3x100. P M. Prior mort $4,000. Aug 15, 3 years, 6%. Aug 16, 1907. 11:2893. 1,650

## JUDGMENTS IN FORECLOSURE SUITS.

Aug. 16.

106th st, n s, 100 w 2d av, 25x100. Mary Coeppicus agt Alwine Ahnert or Parbs et al; Adolph Bloch, att'y; Edw J Dunphy, ref. (Amt due, $10,440.)

Southern Boulevard, w s, 225 n Jennings st, 100 x100. Eleanor M Greaven agt George Brown; Carrington & Pierce, att'ys; James J Dunn, ref. (Amt due, $18,829.48.)

100th st, No 105 East. Adolf Wolff agt The Knepper Realty Co; Geo B Hayes, att'y; Wm F Wund, ref. (Amt due, $16,560.01.)

94th st, n s, 275 w Central Park West, 12.5x 100.8. Metropolitan Savings Bank agt Helene Schwitzer; Augustus S Hutchins, att'y; Rowland B Mahany, ref. (Amt due, $12,400.)

Aug. 21.

Concord av, s e cor Dater st, 200x100. Abraham J Dworsky agt Chas C Glatt; Feltenstein & Rosenstein, att'ys; Fred C Leubuscher, ref. (Amt due, $18,890.36.)

11th av, Nos 440 and 442. Max Leve agt John S Buzzini et al; Strasbourger, Weil, Eschwege & Schallek, att'ys. (Amt due, $15,414.)

2d av, No 54. Rudolph Spangenberg agt Nicholaus Karatsongi et al; Frederick H Ernst, att'y; Joseph W Keller, ref. (Amt due, $33,679.33.)

## LIS PENDENS.

221 TENEMENT HOUSE LIS PENDENS.

Aug. 17.

Lots 79 and 80, map of Tremont Terrace, Bronx. F Wm Sohns agt Frank S Beavis; action to declare lien; att'y, E R Koch.

East Houston st, Nos 100 to 106. Jacob Bluestein agt Charles Lowe et al; action to impress vendees' lien, att'ys, Cohen Bros.

Columbia st, No 70. Paul Grillo et al agt Congregation Ahawath Achim Anchei Ungarn et al; action to foreclose mechanics lien; att'y, S D Levy.

5th av, No 1150.
3d av, w s, 175.11 s 100th st, 25.11x100.
113th st, s w cor 2d av, 80x25.
111th st, s s, 100 w 3d av, 17.6x100.11.
111th st, n s, 609.3 w 3d av, 17.10x100.11.
Madison av, s w cor 103d st, 100.11x20.
Annie Maxwell agt Annie Maguire et al; partition; att'y, E H Kelly.

Aug. 19.

3d st, s w s, 114 s e Ryer av, 18x93, Bronx. Catherine Daly agt Hannah Murphy et al; partition; att'y, D F Cohalan.

Aug. 20.

Av C, e s, 48.9 n 7th st, 18.3x82.5. Harris Goldman agt Annie Finger et al; action to impress lien; att'ys, Spiro & Wasservogel.

Lewis st, Nos 49 and 51. Gustave Katz et al agt Morris Fisher et al; action to foreclose mechanics lien; att'ys, Bogart & Bogart.

Lewis st, Nos 49 and 51. Gustave Katz et al agt Morris Fisher et al; action to foreclose mechanics lien; att'ys, Bogart & Bogart.

Norfolk st, No 152. Samuel Benjamin agt Morris Rosen et al; action to impress lien; att'y, C Schwick.

Aug. 21.

9th av, s e cor 82d st, 102.2x225.
84th st, n s, 330 e 9th av, 20x102.2.
78th st, s s, 280 e Amsterdam av, 20x102.2.
And other property in Sullivan County.
Anne I Nunan by gdn agt Ella France et al; partition; att'y, D S Hill.

121st st, No 256 West. Geo L Weber agt Cora Weber; action to establish title to ½ interest; att'ys, Stephens & Baker.

Aug. 22.

Morris av, n w s, 172 n e 183d st, 25x106x25x 106.5. Mary Ford agt Francis Treanor et al; partition; att'y, J C McEachen.

74th st, Nos 252 and 254 East. Margaret L Lamarchex agt Geo S Lamarchex et al; partition; att'y, J C McEachen.

2d av, n e cor 108th st, 50x100. Maurice Newmark agt Raphael Kurzrok et al; action to foreclose mechanics lien; att'y, S Friedlander.

11th av, s e cor 41st st, 62x19.9. Morris Wolf agt Jacob Mayers; action to foreclose mechanics lien; att'y, A H Schwarz.

76th st, s s, 303.8 e Amsterdam av, 21.4x102.2. H R Loening agt J Rubino; action to determine title; att'y, R R Loening.

Mapes av, n e cor 178th st, 114.6x145.2. Esther Goldstein agt Herbert Realty Co; counterclaim, &c; att'ys, Wilson, Barker & Wagner.

Av A, No 270. Mayme Katz agt Frank M Franklin; specific performance; att'ys, Engel, Engel & Oppenheimer.

Aug. 23.

Jackson st, w s, 238 n intersection e s Unionport rd, 50x108. Thomas McKenna agt Blanche Belmont; specific performance; att'y, T Power.

12d st, n s, 350 w Courtlandt av, 50x100. Herbert Realty Co agt Isaac Aaronson; specific performance; att'y, Samuel Bitterman.

Madison av, w s, 50.11 n 106th st, 25x100. Joseph Greenberg agt Ernestine G Krause et al; action to cancel deed; att'ys, Johnston & Johnston.

49th st, Nos 337 and 339 and 345 and 347 East. Chesebro Whitman Co agt Lena Cohen et al; action to set aside conveyance; att'ys, Coffin & Goldmark.

45th st, No 534 West. Wilhelmina Schmidt et al agt Philip C Schmidt et al; partition; att'y, E F Brown.

## FORECLOSURE SUITS.

Aug. 17.

No Foreclosure Suits filed this day.

Aug. 19.

Carmine st, Nos 60 to 64½. Isaac Schmeidler agt Harry A Thuor et al; att'y, W M Golden, Jr.

Aug. 20.

75th st, n s, 297 w Av A, 25x102.2. Harry Seabrook et al agt Joseph Stansky et al; att'ys, Foster, Hotaling & Klenke.

St Pauls pl, s e cor Washington av, runs s 40.2x e 100 x s 81.4 x e 40.2 x n 123.3 x w 140.5 to beg. Walter Rukeqsey agt Isaac Portman et al; att'ys, Davis & Kaufman.

8th av, e s, 40 s 145th st, 159.10 to 144th st, x100. Samuel J Goldsmith agt Northwestern Realty Co et al; att'ys, Pratt & Koehler.

Robbins av, e s, 100 s 151st st, 50x104x irreg. Eva K Bopp agt Max Monfried et al; att'ys, Eustis & Foster.

Aug. 21.

Audubon av, s w cor 189th st, 99.11x100. City Real Estate Co agt Joseph Wilkenfeld et al; att'y, H Swain.

Webster av, n w cor 173d st, 99.6x36.6. Wm P Kenneally et al agt Constance M Andrews et al; att'y, S Mork.

Aug. 22.

St Pauls pl, s e cor Washington av, runs s 40.2 x e 100 x s 80.10 x e 40.2 x n 123.3 x w 140.5 to beg. Walter Rukeyser agt Isaac Portman et al; att'ys, Davis & Kaufman.

61st st, No 206 West. Barnet Disler agt Isaac N Elkins et al; att'y, J I Wiener.

Av C, No 192. John Fischer et al exrs, &c, agt Morris Goldstein et al; att'y, H A Doellinger.

150th st, n s, 250 w 7th av, 40.11x99.11.
150th st, n s, 372.9 w 7th av, 40.11x99.11.
150th st, n s, 413.8 w 7th av, 40.11x99.11.
Charles A Fisher agt Barnet Miller et al; att'y, N Aleinikoff.

Aug. 23.

156th st, s s, 25 e Union av, 50x91. Union Woodworking Co agt Harry Marks et al; att'y, J H Corn.

Ludlow st, No 53. Samuel Stein agt David Meyer; att'y, C Schwick.

97th st, n s, 300 w Central Park West, 25x100.3. Alice H Sturges agt Aaphael Kurzrok; att'y, S P Sturges.

Amsterdam av, n w cor, 122d st, 99.11x100. The Jefferson Bank agt Jacob H Horwitz et al; att'ys, Arnstein & Levy.

Lexington av, s e cor 118th st, 100.11x92.9. Adolf Mandel agt Raphael Kurzrok et al; att'ys, Lese & Connolly.

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Aug.
17 Allers, Wm H—German Exchange Bank.....$50.61
17 Abrahall, Frank A—John F Ressmeyer..161.65
19 Abeel, Allen B—Leopold Wallach recvr..62.86
19 Albrecht, Jos—Robert Hell .....41.71
22 Acevedo, Justo—George Melies .....363.85
22 Anderson, Chas W—Henry C Meyer..125.58
23 Adams, Lorenzo B—Leopoldine Ofendorfer.....304.26
23 Aronowitz, Louis—John F Steever et al.....689.61
17 Bernstein, Herman—Nathan Hirschhorn.....293.78
17 Bruno, Guiseppe—Pietro Ciolino.....42.39
19 Burton, Thomas—Heath-Whitbeck Co..340.85
19 Blair, Rebecca—Herman Spielman.....434.41
19 Bressler, Alex—Alexander Beckert.....60.91
19 Benedict, Benjamin—Nathan Markowitz.....26.62
19 Buellesbach, Casper—Patrick W Finn.2,971.90
19 Brown, Edward P—Stuart B Frolley....79.96
20 Brayer, David—Barnet Suchow et al.....239.47
20 Benner, Chas H, Sr—Edw S Peck ....78.85
20 the same —Braeme M Hammond..173.70
20 Buchanan, Chas P—Wm E Finn....1,038.93
21 Baron, Hyman—Joseph Levinsohn et al..44.92
21 Boyle, John P—David S Beasley.....34.28
21 Boltan, Jacob—Francesco Perisi.....322.11
21 the same —James G Mongo.....322.11
22 Bortin, Martin—Abraham Dreyfuss ...54.00
22*Bracho, Emilio—George Melies .....363.85
22 Bernstein, Edward—E H Ogden Lumber Co.....1,419.71
23 Baird, Thomas A—Isidor Tager.....45.47
23 Bond, Ephraim W—N Y Edison Co...14.11
23 Bergstrom, Oscar B—Samuel E A Stern et al.....171.90
23 Burk, Alfred C—John B Brooks et al..64.86
23 Bauer, Herman—Bertha Moran.....346.91
17 Corkhill, John J—Edmund Clark et al..796.55
17 Caltabellotlia, Salvatore—Pietro Ciolino.64.51
19 Constantine, Raphael——Leopold Wallach recvr .....175.78
19 Campbell, Arthur D—Philomena Boccard.49.44
20 Carroll, Thomas P—Chas J Gallagher..28.97
20*Citrin, Isaac—May Meyer.. .. .. ....669.47
20*Connolly, Robert—N Y Telephone Co..24.02
20 Castrovinci, Paolo—John T Ferrall....279.32
20 the same——Nassau Brewing Co..252.90
21 Cohen, Philip—Wm F Palmenberg et al..43.55
21*Croshaw, S Elwood—Vincent De Michele.....164.91
21 Cuccio, Joseph—F E Rosebrack & Co..95.10
22 Corwin, Mrs Roberta G or Roberta Menzies —Robert O Black .....39.41
23 Castro, Pietro—Harry W Bell .....144.58
19 Deutsch, Louis—Julian H Meyer and ano.....53.21
21*Davis, Isaac—Wm F Palmenberg et al.43.55
21 De Vito, Frank S—Victor Pietrafesa....266.26
22 Davidson, Manuel—Augustus H Skillin.68.31
23 Davey, James W—Anton H Meyer....195.41
23 Driscoll, Jeremiah—N Y Edison Co....49.81
23 Donnerstag, Samuel—United Light & Power Co.....105.48
19 Eickwort, John G—Leopold Wallach recvr.....83.30
23 Ellis, Melville—Jacob Castleberg et al..66.06
23 Earle, Henry—Adam Frank et al.....97.43
17 Feltman, Henry—Ferdinand Ehrlich et al.....1,429.64
17 Frazier, Geo W—Edmund Clark et al..796.55
17 Fleming, George—Waldorf-Astoria Hotel Co.....219.00
17 Farwell, Geo N—John H Eberhardt....25.01
19 Friedman, Samuel—Nathan Markowitz.29.69
19 Frank, John M—The Regulus Cigar Co.31.91
19 Fleming, James—Lillian V Brown....214.41
19 Friedberg, Lena—Saml Berner and ano.29.41
21 Fenton, Michael J—Geo R Sutherland..431.16
21†Fielder, John—Albert C Woehrle.....38.96
22 Fagin, Joseph—Max Baer et al.....34.71
22 Fleming, George—John Wanamaker....64.60
22 Freedberg, Lena—Samuel Berner et al.330.71
23*Eckhoff, Dietrich—Anton H Meyer....195.41
23*Feldman, Charles—Pittsburgh Plate Glass Co.....789.05
23 Ferstandik, Bernat—Isidore Scherer et al.....41.90
23 Freiberger, David—A Lincoln Bernstein.68.59
19 Garner, Wm—Morris Kaplan .....94.41
19 Geh, L Chung—Quack Dong .....224.41
19 Gerdkoff, Hyman—Bennett & Gompper Co.....71.66
19 Goldberg, Bernadine—H B Claflin Co..70.59
20 Gerstle, Ralph J F John A Murray..166.38
20 the same —the same.. .. .. .. 325.89
20 the same McNab & Harlin Mfg Co..515.90
20*Grundy, Frank C -J Harris.. .... ..638.44
20 Glogauer, Max—Jacob Stroh e tal ....90.41
21 Galvin, Helen A—Saks & Co.....87.21
21 Greenbaum, Leopold S—Ballou Dickson Co.....187.15
21 Germain, Edmund—Theodore Presser...55.47
22 Ghee, John F Herman Kuhl.....123.87
22 the same——the same .....218.40
22 Galluner, Edward—Otto G Mauss.....77.11
23 Gallauner, Edmund—Geo P Hutchins..256.25
23 Gragg, Geo C—Wm M Cruikshank et al.84.41
23 Gould, John D—Frederick Pearce Co....33.61
23 Galway, Edw J—Martin H Healey.....296.41
19 Hoe, Chin Mon—Quack Dong .....224.41
19 Hill, George H—Dimock & Fink Co....780.11
19 Hammer, Fannie—Jacob C Heinsheimer and ano.....127.17
20 Hallahan, Wm H—J Harris et al ....638.44
21 Hayes, Amanda O—Vincent De Michele.164.91
21*Hart, William—N Y Telephone Co.....33.73
21 Hutchinson, Alexander R—Campbell Supply Co.....616.87
21 Heller, Louis N—Louis Leavitt .....46.98
21 Hamilton, Thomas J—Otis Elevator Co.....186.04
21 Hampstone, Samuel L—Bernard M Bridget et al .....107.86
21 Heineman, Max—Herman Schwartz....56.52
22 Heid, Chas M—Theodore W Morris et al.79.71
22 Heidt, George—Benjamin Pritz et al..150.83
23 Hendelman, Karl—Hyman Levin.....52.16
23 the same——Davis Porus.....38.51
23 Huke, Edward—Greason Mfg Co.....152.29
23 Hirsch, Louis—L W Sweet & Co.....112.26
23 Hough, Percy M—Harry Weitz.....28.11
23 Hammerman, Joseph—Morris Beck....23.01
23 Haldorn, George—Adam Frank et al....97.43
19 Ingram, Harry & Alfred—N Y Telephone Co.....176.22
19 Ingling, Alvin B—N Y Telephone Co..128.72
19 Joseph, Geo E——the same .....106.71
19 Judson, Sidney—Harry Ginsburg.....329.38
20 Jones, E Clinton—Burgoyne Hamilton..180.82
21 Janin, Elie—Edw H Sothern et al....32.67
22 Jaffe, Samuel & Rebecca—Harry Cohen.84.61
23 Jellinek, Morris L—Smoot Weaver Co.45.41
17 Keller, Francis M—System Co.....21.73
17 Kear, Harry B—Teresa Walker .....28.00
17 Killough, Robert—Morris Levin .....106.05
17 Kurzrok, Raphael—Barnet Kimler et al.331.44
19 Kearney, David W -David Herring.....49.72
19 Kaplan, Morris—N Y Telephone Co...122.11
19 Kurzrok, Raphael—The Thread Agency.188.61
19 Klein, August W—Russell C Johnson and ano.....326.66
20 Kramer, Stella E—N Y Telephone Co..203.42
20 King, William——the same.. .. .. ....39.00
20 Kennedy, Frederick C—the same.. ....44.90
20 Kelly, Geo N——the same.. .. .. ..24.02
20 Kroncke, Chas A——the same.. .. ....23.14
20 Kugel, Charles——the same.. .. .. ..61.04
20 Kahn, Joseph——the same.. .. .. ....24.37
20 Keatinge, Joseph M——the same.. .. ..70.87
20 Korenman, Herman——the same.. .. ..27.19
20 Kelly, Thomas F and John J——the same.....21.85
20 Kelly, Thomas J——the same.... ....24.91
20 Kemp, Eliza——the same.. .. .. .. ..20.98
20 Keating, N Galvin——the same.....23.41
20 Kurzrok, Raphael—Associated Merchants of N Y .....148.21
20 Kelley, Walter—Gustavus M Roden..405.31
21 Kreisler, Maurice—Ballou Dickson Co.187.15
21 Kessler, Max—Isaac Liberman et al.....(D) 4,532.99
21 Klein, Julius,* Samuel L & Abraham—E B Latham & Co.....188.22
21 Kirsch, Herrman—Sonn Bros Co....143.42
22 Keller, Wm C—Phelps Bros Co.....58.62
22 Kirby, Catherine S—Martin Saxe....519.41
22 Knepper, Frank—Morris S Newcorn..155.17
23 Klopper, Lillie—August Trenkmann.....costs, 12.97
23 Kurasch, Godel—Arthur Hirschel....1,340.38
23 Kasian, John—Arthur D Wood .....59.66
17 Lennon, Wm F—Irving S Charig.....267.42
17*Lazard, Samuel E—John H Eberhardt..25.01
19 Levy, Abraham S—Fred Lange.....519.31
19 Lavelle, John H—Dimock & Fink Co...780.11
19 Lever, James—Leopold Wallach recvr.291.09
19 Luther, Edward S—Reginald Burton..131.90
19 Levitt, Victor D—F C Bostock .....273.60
20 Levitt, Victor D—N Y Telephone Co....37.02
20 Lauria, Vincent—Robert Hill.. .....504.39
20 Levy, Abraham—Charles Rouff.. ....110.41
20 Lyons, Geo W—Cosio Cigar Co.....225.77
20 Levin, Abraham J—Geo H Lowell....186.24
21 Low, Gilman—N Y Telephone Co.....29.02
21 Lipkowitz, Louis——the same .....51.51
21 Lemberg, Selig——the same .....36.60
21 Lope, Frederick——the same .....21.14
21 Lipner, Chas S——the same .....39.91
21 Lavazzo, James——the same .....48.06
21 Lloyd, Anna M——the same .....24.17
21 Lamb, Chas E——the same .....34.24
21 Lott, Isabel W——the same .....31.08
21 Lutz, George—Federal Sign System Electric .....21.24
21 Lyons, Geo W—Muhlenberg Coal Co..449.84
21 Lipner, Nathan—Man Rolling Mills....180.66
22 Loucks, Elizabeth—John Wanamaker..172.41
22 La Vein, Christopher—J Frederick Menke.....40.86
22 Lonergan, Patrick—Simon Bender et al.....1,775.26
22 Lehrfeld, Abraham—Theo O'Bannon....53.85
23 Lippman, Samuel—Hyman Levin.....52.16
23 the same——Davis Porus .....38.51
23 Lash, Joseph—Frederick L Jenkins....126.94
23 Law, Arthur R—Chas E Shedaker....96.44
17 Messer, Frank—Nathan Hirschhorn et al.....293.78
17 Murphy, Samuel J—Bristol Mfg Co.....101.27
17 McDermott, Rody—Richard C Routledge.50.55
19 Murray, Celia V—Chas Frorbert.....27.31
19 Meade, James—John R Leary.....182.62
19 Messmore, Herbert L—Richard V Lewis.641.95
19 Mohler, John, Josephine, James, Chas Fredk, George and Louise heirs, &c—Christina White.....979.10
19 McElrath, Percy—N Y Tel Co.. .. ..128.72
20 Mayer, Bernard—Max Mayer.. .....669.47
20*Miller, Gordon—Paul Bergerman.... ..69.79
20 McArdle, Michael—Associated Merchants of N Y.....264.51
21 Muro, Andres—N Y Telephone Co.....63.33
21 Meyers, Max —the same .....152.84
21 Meyer, Robert——the same .....18.79
21 Maas, Martin——the same .....42.69
21 Murphy, Joseph J——the same .....33.73
21 McLean, Jack B—Lipman Wolfe & Co..47.46
22 Miller, Isidore—N Y Telephone Co...44.49
22 Miklowitz, Harry L—the same .....64.85
22 Meyer, Johanne——the same .....145.43
22 Mac Clinton, Seth B——the same .....61.86
22 Muller, Adolph——the same .....43.30
22 Menaker, George——the same .....80.81
22 Marbourg, Wm D——the same.....40.95
22 Morgan, Andrew C——the same .....41.15
22 Markens, Geo W—George Thibou.....597.03
22 Mackenzie, William—John H Boynton.93.72
22 Mauerer, Philip—August H Skillen....31.34
22 McCrane, James—N Y Telephone Co....63.53
22 McConnell, Frank H——the same.....31.88
22 McElroy, John J——the same .....46.97
22 Menzies, Roberta or Mrs Roberta G Corwin—Robert O Black .....39.41
22 Muzzy, Alice—John Wanamaker.....572.87
23 Manney, Morris—Nathan Edelman.....35.55
23 Messmore, Herbert L—Eugene J Stern.....1,210.66
23 Mac Donald, Robert M & Solon W—Chelsea Exchange Bank .....1,035.62
23 Martin, Mary C—Timothy J Martin.....costs, 731.70
23 McCord, James B—Crane Co.....299.69
23 McDermott, Robert—George Patchett..214.67
23 Mahnken, Frederick C—Consumers Park Brewing Co.....1,394.97
19 Nimark, Edward—Samuel Berner and ano.....29.41
21 Nelson, Andrew W—Francis H Leggett & Co.....36.03
22 Nyce, Wm A—Joseph Beck et al.....254.14
22 Newmann, Michael J—Jacob Wolf....256.18
22 Nimark, Edward—Samuel Berner et al.....330.71
20 O'Neill, George—Morris Buckwald ....45.72
21 Olsen, John—American Farm Products Co.....144.93
21 Ohl, Charles—German Grob & Son....94.58
22 O'Connor, Nicholas R—Wm N Severance..30.32
22 Ohayon, Abraham—N Y Telephone Co...30.88
22 O'Reilly, Thomas J—Whiting Co.....360.91
22 the same——John Wanamaker....285.66
22 Onderdonk, John—Frederick Luppens..288.16
23 Oakley, Caleb P—John Eichler Brewing Co.....445.52
23 Oakes, Estelle S—John W Travell.....costs, 27.41
17 Powers, E Harrison—Charles Sutter....536.85
19 Peters, Henry, Jr—Conrad A Kermer..196.18
20 Putter, Nathan—Isidor Bloch et al ....80.21
21 Parsons, Chas H—Frederick Bahr et al..83.79
22 Paff, John H—Geo F Fish.....115.67
22 Pattengell, Wm M.* Chas E, Clara & Mrs Chas E—N Y Telephone Co.....35.57
23 Parker, Elly Z—N Y Telephone Co..243.48
23 Pockard, J Donald——the same .....60.27
23 Preston, Fred—Jose M De Birmingham.336.40
17 Rosenthal, Jacob—North Am Distilling Co.....60.16
17 Rosen, Max & Abraham—Sigmund Horowitz .....100.79
17 Rook, Frederick S—John M Byers....143.16
17 Rosenthal, Marcus A—Sophie Maas..2,382.06
19 Ryan, John—Leopold Wallach recvr ..291.09
19 Richards, Bernard G—Alice M Herts..123.57
20 Robinson, Wm R—Pearl Bergerman....69.79
21 Rehmstedt, Herman—Joseph M Fishel et al.....577.31
21 Rosenthal, Julius C—Harry Edwards..65.22
21 Randall, Harold E & Purdy M—Geo R Sutherland .....431.16
22 Ross, Barney—N Y Telephone Co.....80.81
22 Rennie, Adam—Barstow Stove Co....24.45
22 Roelker, Erwin—Goodyear Tire & Rubber Co.....158.11


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22 Robinson, Alexander—McCall Co.....419.65
22 Robinson, Simon—Samuel Berner et al.330.71
23 Quigley, James J—United Electric Light & Power Co.....220.56
23 Race, Arthur W—Isaac Engel.....81.10
23 Rebeiro, Christian——Washington Square Hotel Co .....costs, 12.82
23 Robinson, Josephine D—John C Weir...345.91
19 Szudrovicz, Anna S—Wm A Leggett et al. .....21.21
19 Schwab, Hattie—Chas Forbert .....27.31
19 Schmeig, Jacob—John Dewar & Sons, Ltd. .....38.31
20 Sanford, Wm W—John Barkley.. ....173.25
20 Schneider, Peter—Morris Buckwald....45.72
20 Smith, Mary J—Frederick C McDonald... .....611.03
21 Scudder, Robert B—Vincent De Michele. .....164.91
21 Spiler, Isador—Edw H Sothern et al....32.67
21 Solomon, Samuel—Isaac Liberman et al. .....(D) 4,532.99
21 Silvera, George—Hans Harris .....19.72
22 Siegel, Max—Louis Greenberg.....317.15
23 Saglimbene, Bonny—N Y Telephone Co.49.67
23 Sickels, Chas R——the same.....44.25
23 Siegelman, Harry——the same .....83.53
23 Stile, Solomon——the same .....144.92
23 Schmidt, John——the same .....29.73
23 Sisti, Nicholas——the same .....44.28
23 Shapiro, Louis—Pittsburgh Plate Glass Co. .....789.05
23 Smith, Warren—N Y Telephone Co....23.32
23*Schaffer, Joseph—United Electric Light & Power Co.....83.46
23 Sterling, Chas A—Edward Cramsey..871.12
23 Schwefelberg, Jacob—Arthur Hirschel.... .....1,340.38
23 Stockhain, Samuel F—William Chubb.869.14
23 Smulian, Joseph—Chas A Miller.....37.81
19 Tobin, Preston B—Atwood Violett and ano .....70.27
19 Thoma, Annie—Christina White.... ..979.10
21 Taussig, Albert—James D Westervelt.492.55
22 Townsley, Marietta admrx—Dave H Morris. .....costs, 117.78
22 Thuor, Harry—Louis Greenberg .....317.15
22 Testera, Wm N—Joseph Heim.....173.92
23 Tovey, David W—Kny Scheerer Co...78.69
23 Theodore, James—United Electric Light & Power Co.....105.48
23 True, Clarence—Canton Art Metal Co.887.87
23 Ungar, John—Kips Bay Brewing Co...125.11
22 Vogel, Louis—Conron Bros Co.....65.58
22 Van Holland, Henry—Anheuser Busch Co. .....179.80
23 Van Culin, John H—N Y Telephone Co.26.71
17 Walsh, Wm L—Henry C Copeland.....54.16
17 Warm, Jacob—Nathan Hirschhorn et al. .....293.78
10 Williams, Harry H—Frank Tully.. ..116.51
19 Winterhatter, Louis, Jr—Julius H Meyer et al.....30.71
20 Wakeman, Walter F—Burgoyne Hamilton .....180.82
20 Willisch, Simon—Jacob Stroh et al ....90.41
21 Wallin, Louis—Harry S Dewey et al..217.36
21 Weber, Peter—Edw H Sothern et al..32.67
21 Weill, Henry M—Charles Ferrara.....24.41
21 Wolf, Julius B—Myron H Oppenheim..117.15
22 Whelan, Matthew S—N Y Telephone Co..31.88
22 Wright, Peter B—Katherine E Henesey..67.22
22 Wilson, James—Pabst Brewing Co....108.96
22 Windmuller, Louis & Adolf C E—Goodyear Tire & Rubber Co.....costs, 158.11
22 Wisan, Samuel—Theo O'Bannon .....53.85
23*White, Edw G—N Y Telephone Co....243.48
23 Wheaton, J Frank——the same .....42.66
23 Windle, R Tucker—Pace & Cripp Co..235.00
23 Weissman, Philip—Chas A Miller.....59.06
23 Weed, Jane E—Alphonse Andre.....43.21
23 Wagner, Fred—United Electric Light & Power Co.....83.46
21 Young, John W—Darius O Mills.....629.72
21 Yates, Edw B—Anton Sattler .....163.72
17 Zimmerman, Louis—Catherine Barbig..216.72
19 Zeisler, Moritz—Herman Spierman....434.41

CORPORATIONS.

17 Illuminated Novelty Mfg Co—N Y Telephone Co.....148.45
17 Industrial Contracting Co——the same.157.31
17 Builders Construction Co——the same...72.05
17 Barnard System——the same .....22.14
17 New York Cold Storage Co——the same.126.30
17 Italian-American Engineering Co——the same.....75.90
17 American Ventilating Co——the same...36.92
17 International Exploration Co——the same.45.28
17 Empire Auto Car Co——the same.....51.23
17 Italo-American Art Works——the same.41.32
17 Gotham Automobile Co——the same....64.64
17 Casper Hauser & Co——the same .....38.98
17 New York Patrol Co——the same.....39.42
17 Dover Quarries & Chemical Co——the same .....69.99
17 John T Hall Music Pub Co——the same.74.70
17 John L Douglass & Co—Wm H Jordan et al .....162.51
17 Republic General Contracting Co—Howard Realty & Development Co.....1,764.18
17 McRosenbaum Co—Peter Helmes, Jr..160.84
19 Roman Realty and Construction Co—August Mugler.....428.45
19 Monolith, Reinforced Concrete Co—Chas A McMann.....337.70
19 Napp Referphone Co—N Y Telephone Co. .....77.82
19 American Figure Co—Diamond Glue Co.. .....71.31
20 The Atlantic Co—Karl Almquist .....109.31
20 Bormay, Engraving Co—Harry D Farquhar .....577.15
20 The Independent Concreting Cementing & Fireproofing Co—Atlantic Cement Co..... .....802.50
20 Joseph M Cohn House Wrecking Co—Wm P Cook et al .....342.77
21 The A R Hutchinson Co—Campbell Supply Co..... .....616.87
21 The Central Ry of Oregon—Edw O Towne. .....547.93
21 Empire State Securities Co—Darius O Mills .....631.32
21 Ocean View Cemetery—Richardson Press. .....193.32
21 Randall Electric Co—Geo R Sutherland.431.16
22 George A O'Rourke Co—N Y Telephone Co. .....37.07
22 The Arizona Amalgamated Copper Co—James A Tedford .....5,083.21
23 Star Asbestos Mfg Co—N Y Telephone Co. .....64.19
23 Santa Emilia Copper Co——the same..120.25
23 Haas & Fried—Fanny Kessler .....119.40
23 John V Signell Co—E B Latham & Co.... .....1,443.95
23 Derby Desk Co—Michael J Murray..1,000.64
23 Dresser & Co—Theodore H Price...2,897.62
23 The Arizona Amalgamated Copper Co—The Geo B Van Cleve Co..... ....1,881.83
23 Hauben Realty Co—Louis Heilbrunn..197.05
23 The Progress Magazine Pub Co—Editor & Publishers Co..... .....108.41
23 Urban Building Co—Canton Art Metal Co. .....887.87

## SATISFIED JUDGMENTS.

August 17, 19, 20, 21, 22, 23.

Aronovich, David—M Grossman et al. 1906. ..... $141.77
Barnes, Frederick E—J Korman. 1905.....98.99
Bishop, John H—The Art Typo Realty Co of Greater N Y. 1906.....545.75
[4]Block, Louis M—S Uhlfelder et al. 1907.... .....$3,284.83
Baxter, Dennison E—A R Keller. 1907..129.41
[1]Billington, Reno R—F R Minrath. 1907..... .....4,239.81
Beatty, John C—National Iron Bank. 1898.. .....2,189.36
Briglia, Guiseppi—V Guglietti. 1907.....228.91
[6]Cheever, John D—R W Shipway. 1896..700.90
Conlon, Mary—M N Clement. 1907....1,821.32
[1]DeWitt, Thomas D—The Locomobile Club of America. 1907..... .....656.18
Diamond, Sol—N Y Edison Co. 1906.. ..207.00
Dickson, Clarance H—B M Ewing. 1907..1,016.50
De Carlo, Philomena—M Brennan. 1906..327.28
Englander, Bethoven—Morgenthau Realty Co. 1907..... .....622.50
Eckhardt, Henry, Conrad, George & Edward —Hubbard, Eldridge & Miller. 1907....155.37
Faulhaber, Magdaline—M Greenwold. 1889..87.68
[6]Goldfine, Joseph—J Crane et al. 1898....146.15
[6]Same——B Hamburger. 1898.... .....149.30
[6]Same——S H Bernheimer. 1898.. .....521.54
Goldman, Max—I Schmal. 1905 .....29.65
Geiger, Charles—N Y City Ry Co. 1907.. 114.88
[1]Goldberg, Henry & Solomon Rosenberg—People, &c. 1907 .....500.00
Goodman, Max & Michael—G Goodman. 1907. .....110.81
Same——same. 1907 .....27.41
Hilsenbeck, Leonhardt—J M Guhring. 1890. .....113.07
Hirschhorn, Joe—S Rosen. 1906 .....662.28
Hecht, William—J M Schoenfeld. 1907...29.65
Harding, Geo E—M E Jackson. 1907....960.83
Harte, Michael—H A Powell. 1903.....121.90
Kelly, Bridget—I Steigerwald .1901.....509.50
Same——R W Ferguson. 1904 .....82.05
Same——The Planters Co. 1904 .....3,318.95
Kurzrok, Raphael—Empire City Wood Working Co. 1907 ..... .....304.72
Kruger, Pauline—L Lage. 1899.. .....402.93
Kaiser, Joseph J & Henry B Ingram—E C Tower et al. 1907 ..... ....106.76
Levingson, Barnet & Israel Herman—Colwell Lead Co. 1907 ..... .....1,044.01
Lynch, Alice M and William J—J Conforti. 1907..... .....391.89
Lockwood, Wm H—C Holt. 1906.. .....49.25
Liotta, Salvatore—A Manello. 1904.....189.72
Manning, Max & Fred D'Alessio—Colwell Lead Co. 1907 ..... .....371.64
Mellen, Ellen—E Nesbit. 1907.. .....551.67
Markowitz, Nathan—V Berninger. 1907..169.06
Meyer, Louis G—J D Burt. 1907.....187.86
O'Neil, John—E Gordon. 1899 .....461.03
Pirk, Amelia—D Mathewson. 1907 .....160.02
Reass, Benjamin—Royal Bank of New York. 1906..... .....225.74
[1]Rosenholz, Mayer—F H Langley. 1904..411.98
[1]Same——E L Roussey et al. 1904.... ..115.54
[1]Same——R Gruhn et al. 1904 .....469.93
Roth, Max, Joseph Roth, Samuel Stark & Charles Arnheim—William Gibson. 1907.10.00
[6]Rochmovitz, Abraham—N Schnitzer. 1904.13.52
Reddy, Patrick—M A Bingham. 1907 .....69.42
Same——same. 1907 .....69.42
Same——A E Bingham. 1907 .....69.57
Same——same. 1907 .....69.57
Rode, Raymond F—W Kinscheif. 1904.....315.91
Shorer, Chas F—Boston Woven Hose & Rubber Co. 1907 .....389.36
Sykes, Thomas F—F Seymour. 1901.....62.54
Sullivan, John J—W H Hussey et al. 1906.. .....469.24
Stein, Josef—S Heffner. 1904 .....234.20
Sedgwick, George and Egbert B Perry—N Y Telephone Co. 1907..... .....34.29
Sullivan, John J—W H Malcolm. 1904 ..64.67
Tesla, Nikola—A Merchling. 1905.....481.72
Thatcher, Lathrop—E J F Minor. 1902....209.37
Taylor, Annie E—Acker, Merrall & Condit Co. 1905 ..... .....47.15
Woolf, Edward L, James A Woolf, Eugene T Woolf, L Estelle Cornier individ, Douglass Robinson, J Roosevelt Roosevelt and Robert H M Ferguson trustees, &c.—E C Striffler. 1907 ..... .....costs 32.25
Wallace, Loretta—The Murray Hill Hotel Co. 1905..... .....213.12

CORPORATIONS.

Camardella & Hettesheimer, Inc—G C Stetson et al. 1907.. ..... ....824.36
[1]Press Pub Co—B Solomon. 1907.. ....1,100.42

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Aug. 17.

201—Pearl st, Nos 59 and 61. Frederick Fleck agt W G Pigueron .....$148.00
202—99th st, No 302 West. Frank W Herter agt Siegfried Loewenthal and Leo Loewenthal..... .....200.00
203—Columbia st, No 70. Paul Grillo et al agt Congregation Ahawath Achim Anchei Ungarn ..... .....4,850.00
204—Satisfied.
205—156th st, Nos 834 and 836 East. Domenico Bravin agt Harry Marx and Louis Greenky..... .....335.00
206—Allen st, No 57. Henry Mach et al agt Rose Frey, Saul Amsterdam and Morris Borowitz and Isaac Galef.....230.00
207—Riverside Drive, n e cor 135th st, 102.6x125. The Batavia & New York Woodworking Co agt J V Signell Co.. .....3,624.16
208—Claremont av, s e cor 127th st, 119.8x100. Same agt same.. .....9,677.88
209—Broadway, e s, whole front between 143d and 144th sts, 200x100. James McLaughlin Co agt same.. .....1,750.00
210—Hamilton pl, w s, whole front between 143d and 144th sts, 217.11x90.2. Same agt same..... .....1,750.00
211—143d st, n s, 85 w Hamilton pl, 75x100. Same agt same.. .....444.00

Aug. 19.

212—93d st, n s, 50 e 3d av, 125x100. A D Granger Co agt Jacob Ruppert and Wilkinson Manufacturing Co .....993.00
213—Suffolk st, No 114. Philip Levitt agt Jacob Schall and Mishkin, Goldblum & Levin. .....395.00
214—Hamilton pl, w s, whole front between 143d and 144th sts. Jacob Malatzky agt John V Signell Co.... .....401.50
215—53d st, Nos 246 and 248 East. E H Ogden Lumber Co agt Isaac N Golomb and Charles Magid.. .....171.84
216—Thompson st, No 182. Same agt John J Harkins and George and John Hansen.1,293.00
217—West End av, Nos 153 to 159. Same agt Isaac Oseroff and Harry Wilensky....823.23
218—Broadway, e s, whole front between 143d and 144th sts. Kelly & Ryan agt John V Signell Co.. .....7,422.00
219—Harlem River terrace, e s, 528.2 s 190th st, if prolonged, 25x irreg. Sam Aiello agt Douglass Brown.. .....35.00
220—Lenox av, n e cor 143d st, 74.11x96.2. Michael Cirrito et al agt Morris Feldberg. .....2,367.10
221—Columbia st, No 72. Morris Goldrath agt Abraham Cohn and Morris Sands .....30.00
222—39th st, No 32 East. August Mugler agt A K Rhinelander and John Fulton ....70.00
223—21st st, Nos 30 and 32 West. McMann & Taylor agt Charles Kaye and John Boyd. .....758.31
224—Broadway, n w cor 61st st, 116.2x197.6x irreg. German Grob & Son agt Packard Motor Car Co of N Y.. .....642.24

Aug. 20.

225—43d st, Nos 311 to 319 West. McMann & Taylor agt Charles and Arthur H Scribner and John Boyd.. .....1,428.38
226—South st, Nos 78 and 80. Same agt J N A Griswold and John Boyd.. .....293.03
227—54th st, Nos 249 and 251 West. Same agt Automobile Club of America and John Boyd..... .....230.09
228—Manhattan av, e s, whole front between 110th and 111th sts, 200x100. Consolidated Chandelier Co agt Arthur E Silverman Building Co.. .....1,153.40
229—102d st, No 224 East. Thomas Hollern agt I E Seikevitz and Goldstein and Berman. .....108.00
230—Allen st, No 57. East River Marble Co agt Rose Frey, Saul Amsterdam and Morris Borowitz and Isaac Galef.. .....65.00
231—Lenox av, n e cor 143d st, 75x96. Aaron Garfein et al agt Morris Feldberg.....225.00
232—136th st, Nos 502 to 510 West. Wolf Gelband agt F A and Bessie C Clark.. ..350.00

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233—Broome st, No 269. Simon Garler agt Jennie Levin and Rosie Halbien and Jacob Spiwack.. ..... .....500.00
234—Lenox av, n e cor 143d st, 74.11x96.2. Bernard Movshowitz agt Morris Feldberg. .....1,980.00
235—Morris Park av, s s, 25 e Washington st, 25x100. Hugo C Cook agt Louisa H John and Thomas Ives ..... .....400.00
236—122d st, Nos 339 to 343 East. William Rosenbaum agt Silverstein Bros; S Hendeson and R W Rod.. ..... .....163.16
237—12th st, Nos 635 and 637 East. Same agt S Gottlieb and A Schlesinger and B W Rod. .....54.31
238—40th st, s s, 151 e 6th av, 18.6x98. James O'Brien agt Estate Charlotte Miller and Margaret L and William Schultz.. .. ..1,536.85
239—Morris av, Nos 631 and 633. Oscar G Borkstrom agt Di Toro & Zanchelli....52.58
240—Allen st, No 200. Harris Mankin agt John Doe and Max Brooks.. .. .. ....275.00
241—Topping av, e s, 275 n 174th st, 100x100. Harris Safety Co agt Francis Schlosser and Andrew J Thomas.. .. .. .. .. ....125.00
242—Cortlandt av, s e cor 163d st, 50x90.7. Moore & Landsiedel agt Annie Linder..45.00
243—Webster av, e s, 75 n 175th st 60x200. Kues Bros agt New York Derrick & Engineering Co and Vehicle Realty Co.....81.06

Aug. 21.

244—43d st, Nos 311 to 319 West. Colwell Lead Co agt Arthur H Scribner and John Boyd ..... .....1,325.00
245—St Nicholas av, n w cor 146th st, 75x100. Thomas P Lancaster agt George Doctor. .....3,000.00
246—Mercer st, No 123. John J Kelly agt Peter W Rouss and Terry & Tench Co.1,850.00
247—Madison av, No 1318. J F Walsh & Bro agt Gustav Stelljes .....1,081.00
248—Lenox av, n e cor 143d st, 74.11x96.2x irreg. Salvator Cultera agt Morris Feldberg. .....30.25
249—Same property. Joseph Franzino agt Morris Feldberg, Michael Cerrito and Salvatora Sinatra.....30.25
250—Same property. Andrea Zango agt Morris Feldberg ..... .....30.25
251—Same property. Joseph Giordano agt Morris Feldberg, Michael Cerritto and Salvatora Sinatra ..... .....30.25
252—Same property. Nicolo Zanga agt same. .....30.25
253—Same property. Joseph Sinatra agt same. .....30.25
254—Same property. Salvatore Dalcemuscolo agt same ..... .....30.25
255—Same property. Francesco Graziano agt Same..... .....30.25
256—Same property. Salvatore Stropoli agt Same..... .....30.25
257—same property. Antonio Cimo agt same. .....30.25
258—Same property. Carmeno Zango agt same ..... .....21.10
259—Same property. Joseph Macaluso agt same ..... .....21.10
*260—44th st, Nos 111 to 121 West. George Keister agt Stuyvesant Theatre Co....7,500.00
261—Mayflower av, e s, 25 s Evelyn pl, 25x 100. Camillo Scottino agt Salvatore Chiovatto ..... .....82.50
262—238th st, No 129 East. Thomas Zilli agt Louis Wirsching and Hoffses & Hyler. .....50.90
263—144th st, n s, 100 w 7th av, 150x100. Joseph Jordan agt Louis Perilson, Louis Rosenberg and Louis Siegelbaum .....2,950.00
264—43d st, Nos 311 to 319 West. Edward Smolka & Co agt Charles and Arthur H Scribner and John Boyd ..... .....261.52
265—Division st, No 131. George Schroeder agt Estate G W Woehrle ..... .....232.59
266—East Broadway, No 142. George Schroeder agt same ..... .....232.59
267—43d st, Nos 311 to 319 West. Crane Co agt Chas & Arthur H Scribner and John Boyd..... .....834.14
268—3d av, Nos 1869 and 1871. Morris Michalovitz agt Bernard Cohen ..... .....11.15
269—Satisfied.
270—102d st, No 224 East. Gabriel Herman et al agt I E Seikewitz and Philip Berman. .....62.50
271—2d av, No 2423. Same agt John Doe and Robert McDermott ..... .....62.00

Aug. 22.

272—64th st, No 54 East. American Radiator Co agt John Jenks and John Boyd.....154.70
273—Thompson st, No 182. Charles Read agt J J Harkins and Hansen & Hansen....255.00
274—93d st, No 177 East. Adolph Weiss et al agt Adolph Cohen and Joseph Bluestein.575.00
275—Lenox av, n e cor 143d st, 74.11x92.2x irreg. Harry Steingart agt Morris Feldberg. .....1,300.00
276—Amsterdam av, Nos 1260 and 1266.....
122d st, Nos 501 to 507 West.....
Maxwell & Dempsey agt John Horowitz and John Lefkowitz ..... .....1,575.00

*Editor Record and Guide:

An order bonding the claim has been filed. Claim is disputed.

A. J. DITTENHOEFER.

277—Riverside Drive, e s, 600 s 127th st, 75x 86. Ross Lumber Co agt Rutland Realty Co and Samuel A De Waltoff .....47.32
278—St Nicholas av, n w cor 119th st, 29.10 x111.5x irreg. Same agt Joseph Brucker, Conrad Zoerb and John B Mooney.....84.00
279—Courtlandt av, s e cor 163d st, 58x90. Independent Concreting, Cementing & Fireproofing Co agt Frank Rotter and Annie Linder..... .....200.00
280—Carmine st, Nos 60 to 64½. Santo Mirabella et al agt Harry A Thuor.....1,238.73
281—Exchange pl, s w cor William st, 106.11x 70.4x irreg. Charles Parkinson et al agt Lords Court Building, Munroe & Munroe and The Arizona Amalgamated Copper Co..2,371.42

Aug. 23.

102d st, Nos 326 and 328 East. Henry Grohman agt Herman Kahn. (June 14, 1907).52.25
Broadway, e s, whole front between 158th and 159th sts. Ernest N Cokefair agt Fluri Construction Co. (Aug 21, 1907).....1,778.00
2d av, Nos 104 and 106. Abraham L Saruya agt Philip Horowitz. (Sept 25, 1905)..980.00
Norfolk st, No 101. Max Cohen agt L Saideman et al. (Aug 6, 1907).....90.57
10th av, e s, whole front bet 25th and 26th sts. Julius Johnson's Sons agt De Witt C Flanagan et al. (Aug 3, 1907).....748.00
71st st, No 212 West. John Fulton agt Mrs John W Merrian. (Jan 18, 1907).....3,942.76
282—144th st, n s, 100 w 7th av, 150x100. American Radiator Co agt Louis Perelson, Louis Rosenberg and Louis Seigelbaum..264.00
283—Broadway, s e cor 101st st, 131x150. Person & Co agt Bloomingdale Leasing Co.239.80
284—136th st, Nos 504 to 510 West. Calogero Duminneo agt Bessie C Clark....1,041.25
285—Essex st, Nos 85 and 87. Celia Grossman agt Abraham Kasower ..... .....1,562.60
286—2d av, No 690. Joseph M Weinstein agt Charlotte Block, Meyer Reikes and Nathan Rabinowitz..... .....376.00
287—Rivington st, s s, 25 e Sheriff st, 75x75. Barnet L Abrams agt Charles Karger and John L Cotter ..... .....476.00
288—75th st, No 239 East. Adolf Weiss et al agt Samuel Caltabellotta and Robert LoBue. .....137.00
289—Summit av, n e cor 164th st, 25x100. Wm T Hookey agt Margaret R Colleran and John and Mary A Colleran.....1,882.22
290—Hoe av, w s, 100 n Jennings st, 25x100. Thomas F Kelly agt Jacob Cohen.....1,269.00
291—St Nicholas av, n e cor 179th st, 100x 100. Murphy & Worthing agt M Hirschfeld or Hirschfield and J P Hertney .....140.00
292—146th st, s s, 100 w 7th av, 275x100. Barnet Masor agt Louis Rosenberg and Lazarus Perelson ..... .....3,400.00
293—144th st, n s, 100 w 7th av, 125x100. Same agt same .....1,520.00

## BUILDING LOAN CONTRACTS.

Aug. 17.

Pugsley av, w s, 100 n Benedict av, 25x96. Chas H Baechler loans Frederick and Pauline Rittman to erect a 2-sty dwelling; 2 payments ..... $3,200.00
Clinton av, w s, part of lot 104 map of Village of Morrisania, 25.11x138x25.11x137.11. Sebastian J Breihof loans Deiudicibus Building Co to erect a 5-sty tenement; — payments.. ..... .....25,000.00

Aug. 20.

Marmion av, n e cor Fairmount pl, 50x96.9. Title Guarantee and Trust Co loans Evelyn H White to erect a —sty building; 5 payments ..... ..... 13,000.00

Aug. 21.

Marmion av, e s, 50 n Fairmount pl, 25x96.9. Mary E Radcliffe gdn loans Evelyn H White to erect a — sty building; 5 payments..7,500
Marmion av, e s, 75 n Fairmount pl, 25x96.9. Same loans same to erect a — sty building; 5 payments ..... .....7,500
Av B, No 207. Wolf Brand loans Abraham Cohen to make alterations; 4 payments...2,200

Aug. 22.

Arthur av, w s, 264 s 187th st, 50x116. Walter J Reeves loans Arthur Avenue Realty & Construction Co to erect a 5-sty tenement; — payments ..... .....30,000
William st, Nos 165 and 167. The Equitable Life Ins Co loans Robert R Reed, trustee, to erect a 10-sty loft and store building; 9 payments ..... .....125,000

Aug. 23.

No Building Loans filed this day.

## SATISFIED MECHANICS' LIENS.

Aug. 17.

Stanton st, No 114. Adolph Weiss et al agt Sigmund Muldberg. (June 15, 1907)....$105.00
Same property. Philipp Leavitt agt same. (Mar 5, 1907).. ..... .....300.00
176th st, n s, 125 w Amsterdam av. Alfonso Lomonte agt The Portland Realty Co. (Aug 5, 1907).... ..... ..... .....935.00
177th st, s s, 125 w Amsterdam av. Fortunato C Lomonte agt same. (Aug 5, 1907)..168.00
Same property. Alfonso Lomonte agt same. (Aug 5, 1907).. ..... .....2,300.00
[1]East Houston st, Nos 100 to 106. Aron Garfein et al agt Max Jarrish et al. (July 25, 1907).. ..... .....141.30
56th st, n s, 174 e 1st av. The New Jersey Terra Cotta Co agt Lewis Realty and Construction Co. (Aug 8, 1907).....200.00
Park av, s w cor 97th st. Mary A Brown et al agt Abraham Salzberg et al. (Feb 16, 1907)..... .....1,150.00
[1]123d st, Nos 259 and 261 West. Eugene F Kachel agt New York Edison Co et al. (Aug 8, 1907)..... .....64.40
[1]Same property. Same agt same. (Aug 8, 1907)..... .....180.00
[1]Same property. Same agt same. (Aug 10, 1907)..... .....180.00
[1]Same property. Same agt same. (Aug 10, 1907)..... .....64.40
Commonwealth av, e s, 50 s Beacon st. Laurent Poirer agt Bernard J Reynolds et al. (July 26, 1907).. ..... .....48.00
Amsterdam av, No 1435. Richard N Spiers agt John C Brown et al. (July 3, 1907).. ..... 250.00

Aug. 21.

Central Park West, Nos 394 to 398. Griffen Roofing Co agt Red Cross Hospital et al. (Aug 6, 1907)..... .....226.00
Same property. Chas H Peckworth agt N Y Red Cross Hospital. (Aug 2, 1907)...11,247.40
56th st, No 4 West. Michael Guisti agt J P Goin. (Jan 24, 1907) ..... .....255.00
Riverside Drive, n e cor 135th st. Edwin Shuttleworth Co agt John V Signell Co et al. (Aug 16, 1907) ..... .....9,500.00
Crotona Park East, Nos 11 to 15. Michael Levinstein agt Richard W Gannon et al. (Aug 16, 1907) ..... .....400.00

Aug. 22.

Norfolk st, No 101. Max Cohen agt L Saideman et al. (Aug 6, 1907) .....90.57
4th st, No 129 East. Union Stove Works agt Frank Gens. (Aug 7, 1907) .....528.00
136th st, s s, 100 w Amsterdam av. John Simmons Co agt Bessie C Clark et al. (Aug 17, 1907) ..... .....4,873.00
[2]1st av, No 93. Benjamin Simon agt Worth Realty Co et al. (July 25, 1907)....1,300.00
St Lawrence av, e s, 50 s Merrill st. Unionport Lumber & Mfg Co agt Nelson Radof and Levine Bldg Co et al. (Aug 15, 1907) ....200.03
178th st, No 565 East. John La Spina agt Stefano La Sala. (June 21, 1907.)....1,350.00
[2]Wales av, e s, 165 s Dawson st. Ravitch Bros agt Dawson Realty Co. (Aug 14, 1907) .....1,676.58

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Aug. 23.

6th av, No 1045. George Barnes on Panka Bros to pay Sutphen & Myer. $80.00

## ATTACHMENTS.

Aug. 16.

Montanye, Austin F; Wm F Montanye; $1,500; Fellows, Judd, Goode & Miller.

Aug. 17.

The Eidenbel Construction Co; Geo H Switzer; $3,429.92; H C Mitchell.

Aug. 20.

Seibert, Luther B; Louis B Fordan; $5,001.31; House, Grossman & Vorhaus.
Sunbury Trust & Safe Deposit Co; Henry Goode; $1,500; D W Blumenthal.
Gildersleeve, Edw J; Walter J McGinley; $800; J T Easton.

## CHATTEL MORTGAGES.

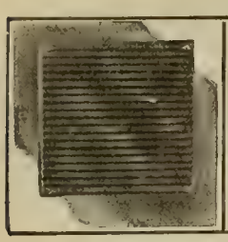
Aug. 16, 17, 19, 20, 21 and 22.

AFFECTING REAL ESTATE.

Cordel Co. 111th st, bet 7th and 8th avs.. Con C Co. Gas Fixtures. $890
Doino, P. 150th st and Union av..N England M & T Co. Mantels. 198
Fleming, P. 1408 Park av..Albert G F Co. Gas Fixtures. 83
Golomb & Magio. 53d st 100 ft w of 2d av.. Silberstein & S. Mantels. 165
Kurtzrock, R. 108 2d av..Albert G F Co. Gas Fixtures. 265
McKenna, E. 117th st and Park av..Union G F Co. Gas Fixtures. 172
New Era Construction Co. 163d st bet Broadway and St Nicholas av..Cohen & Kaufman. Gas Fixtures. 1,200
Schenkein, S. 163d st foot of Amsterdam av.. Colonial G F Co. Gas Fixtures. 215
E Tribelhorn, Inc. 310 W 97th..National E Co. Elevator. 1,500
Same. 88th st and Madison av....same. Elevator. 1,625
Universal Cement Brick & Block Co. Pelham av, near Hoffman st..Reedy Elevator Co. Elevator. 1,800

**ARCHITECTURAL IRON WORK** | EXCELLENCE ECONOMY | **HERVEY THOMPSON** 176-178 E. 119th St., New York, N. Y.

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# CONSTRUCTION NEWS.

(Continued from page 294.)

OVERBROOK.—Percy B. Taylor, 122 Market st, Newark, has been engaged by the Public Buildings Committee of the Board of Freeholders as special engineer to determine what heating and ventilating apparatus is needed at the new Overbrook Hospital.

BAYONNE.—The Congregation of the St. Joseph's Slavonian Catholic Church has purchased a site on 25th st and Av E for the erection of a church and parish house, at a cost of about $45,000.

TRENTON.—Mahlen R. Morgerun has completed plans for a $100,000 hotel to be erected on Warren st by the Trenton Hotel Company.

NEWARK.—The Newark Turnverein have adopted plans and specifications of T. H. Ogden Co., 9 Clinton st, for a turn hall, to be erected in Newark, at a cost of about $25,500.

TRENTON.—W. W. Slack, 18 East State st, has plans for a manufacturing plant for the Ajax Grieb Rubber Co. It includes a power house, main factory building, office building and warehouse and storage buildings. Estimated cost, about $100,000.

ATLANTIC CITY.—Seymour Davis and Paul A. Davis are preparing plans for a 5-sty, 200x400 ft. fireproof structure to take the place of the present Hotel Windsor at Illinois av and the Beach, at a cost of $400,000, for G. J. Waters.

MERCHANTVILLE.—W. C. Furber, 420 Walnut st, Philadelphia, Pa., has plans ready for bids for a 3-sty residence at Merchantville, for P. L. Smith. Cost, about $15,000.

### Connecticut.

WINSTED.—Thomas R. Malcolm, of Hartford, has the contract to build H. M. Chapin's new residence in Pine Meadow. It will contain 12 rooms, cost about $7,500, be finished in natural wood and have all modern improvements. Isaac A. Allen Jr., of Hartford, is the architect.

HARTFORD.—A. R. Whitney, Jr., & Co.'s successful bid for the State Arsenal contract was $462,884, and this provides for a granite or marble exterior rather than for brick, for oak interior instead of chestnut, as was first planned, for emergency gas lighting in the drill room and for plate glass instead of ordinary glass. Benjamin W. Morris, whose plans for the armory were accepted, will have personal supervision of the work and receive a commission of 5 per cent. There were six other bidders on the job besides the successful one. Ambrose B. Stannard submitted the lowest proposal, $367,900, for a brick building, but the commission decided that brick was not suitable material for the exterior walls. Stannard's bid for a granite exterior was about $60 000 more than his bid for a brick exterior, making his figure considerably larger than A. R. Whitney, Jr., & Co.'s.

MIDDLETOWN.—The Wilcox, Crittenden & Co., manufacturers of marine hardware, will rebuild plant recently burned.

STAMFORD.—The Engineering Specialty Co., of Meriden, are considering the erection of a 2-sty factory, 40x150 ft., at Stamford.

NAUGATUCK.—William Paterson, of this city, has received the general contract for the erection of a passenger station in Naugatuck for the New Haven R. R. According to the plans, which were drawn by Architect Henry Bacon, of New York, the building will be of brick construction with granite underpinning and terra cotta trim, one story high, 33x171 ft. in dimensions. There will be terrazzo floors and marble wainscoting, the platforms will be granolithic, and the roof of special tile. Estimated cost, $60,000.

NEW HAVEN.—Architect Duncan MacArthur has completed the plans for a residence to be erected on Whalley av, near Norton st, for J. J. Ridley, the tailor of 176 Temple st.

ROCKVILLE.—A manual training school will be erected to the memory of George Sykes by his widow, to cost $100,000. No plans or architect. Address clerk of Board of Education.

DANBURY.—F. A. Hull has decided to rebuild immediately the Liberty st building which was burned in the same fire which destroyed the Hull block. Estimated cost, $15,000.

WATERBURY.—Designs have been completed for the factory building to be put up in Mill st for the Waterbury Clock Co. It will be a brick structure, five stories high, 42x200 ft., with wing 42x125 ft. A boiler and engine house will be erected later.

MERIDEN.—Citizens have petitioned for a new fire house on the West Side.

WATERBURY.—The Cudahy Packing Co. contemplates the erection of a refrigerator building at Waterbury, Conn.

WATERBURY.—The Berlin Construction Co., Berlin, has the iron work, Columbian Reinforced Co., of New York City, reinforced concrete in connection with the hospital which J. W. Gaffney & Co. are erecting on Union Square for St. Mary's Hospital. It will be a brick and stone building, fireproof construction, four stories high, 52x112 ft. extension, 16x36 ft. on Union st. Plumbing and heating will be let later by architects. Thomas F. Jackson will do the stone work. Roofing and metal work not let. Architects, J. J. Dwyer and J. J. McMahon, of Hartford.

BRIDGEPORT.—Arrangements are being made for the erection of the new church in Stratford for St. James' parish. The parish owns a fine lot at the corner of Main and Broad sts, 112x200 ft., and it is proposed to build an edifice having a seating capacity of about 700 and costing in the neighborhood of $25,000. Rev. James J. Elty is the pastor. No architect has been selected.

HARTFORD.—Bids have been received and contract has been awarded to E. H. Hubbard, of New Britain, for the typewriter factory to be erected on New Park av for the Royal Typewriter Co., of New York City. It will be a brick building, mill construction, two buildings 57x307 ft. and 50x146 ft, 4-stys each; two buildings, 50x130 ft, 1-sty each, also concrete coal pocket. Electric power from city will be required. Tar and gravel roof, steam heat, electric lighting, elevators, &c., required. Engineer George B. Allen represents the architects locally. Albro & Lindeberg, of New York City, architects.

NORWALK.—Plans have been completed by Architect H. R. Minor, South Norwalk, for the store and apartment to be erected on Bouton st, South Norwalk, for Frank Libner. It will be a 3-sty brick structure, 36x40 ft., arranged for two stores and six apartments.

MERIDEN.—The foundation has been completed for the addition to the factory of the Winchester Repeating Arms Co., at New Haven, which the H. Wales Lines Co., of this city, will erect. It will be of steel and cement plaster, 1-sty high, 50x165 ft.

MIDDLETOWN.—Bids have been advertised for the building of a new amusement hall at the Connecticut Hospital for the Insane at Middletown. The building will be 72x135 ft., of brick and with stone trimmings.

### Pennsylvania.

PITTSBURGH.—D. H. Burnham & Co., 15 Jackson Boulevard, this city, will award contracts at once for a large office building to be erected at Pittsburgh, Pa., for the Oliver Estate. It will be a 24-sty building, covering an area of 120x212 ft., of fireproof construction and provided with the latest improvements and appliances in all lines. Thompson-Starrett Co., of Manhattan; R. & S. Sollitt and others have figured. Estimated cost, $2,500,000.

PHILADELPHIA.—A new school building will be erected at Cheltenham from plans by Heacock & Hokanson, 2-stys, 40x60 ft., brick and stone, finished in hardwood, steam heat, electric light and all modern improvements.

PHILADELPHIA.—Plans have been completed by Stearns & Castor, Philadelphia, Pa., for alterations to several stores at the northeast corner of Broad and Walnut sts. The stores will be altered into a large Turkish bath establishment for women. Work will be extensive and will cost about $75,000.

GERMANTOWN.—Work is about to be started on a handsome residence to be built on School Lane, Germantown, for Wm. J. Turner, from designs by Wilson Ayre, Philadelphia, Pa.

MIDLAND.—John T. Comes, Pittsburgh, is preparing plans for a 2-sty school building for the school board, Midland. To cost $20,000.

GREENSBURGH.—Topp & Bair, Westinghouse Bldg., have prepared plans for a 2-sty office building to be erected in Greensburgh for the Westmoreland Realty Co., at a cost of about $45,000.

RIDGWAY.—Bids will be received by Geo. F. Greiner, borough clerk, until Aug. 31, for improving West Main st, the work to include 2,000 cubic yards excavation, 8,100 square yards brick paving on concrete foundation, 6,200 lineal ft. curb, 700 cubic yards masonry, 575 cubic yards concrete foundation, etc.

READING.—The Finance Committee has reported favorably the bill providing for a loan of $40,000 for building sewer and making other improvements.

WILKESBARRE.—The Wilkesbarre Heat, Light & Motor Co. contemplates the erection of a sub-station on S. Main st, for supplying steam heat.

PITTSBURGH.—The city engineers department is making preliminary survey and appropriation will soon be made for the erection of a steel bridge across Junction hollow, from Grand Boulevard to Ellis st, Bloomfield. Cost estimated at $200,000. William Sprague, city engineer.

### Miscellaneous.

CHICAGO, ILL.—Holabird & Roche, architects, 100 Jackson Boulevard, are preparing plans and will be ready for figures Sept. 1 for the city hall building, at Randolph, La Salle and Washington sts, 11 stories. Estimated cost is $4,500,000. J. J. Badenoch is chairman of committee.

MILWAUKEE, WIS.—The York Ice Machine Co., Manhattan, has prepared plans for constructing ice and refrigerating plant for the People's Pure Ice Co., Milwaukee. Cost, $200,000.

SAN FRANCISCO, CAL.—Boardman & Tompkins have applied for a permit to erect a 5-sty loft building at the southeast corner of California and Front sts, to cost $100,000.—Preliminary plans are under way in the Quartermaster-General's office at Washington, D. C., for improvements to be made at Fort Mason with the appropriation by the Legislature, which is $1,500,000. Of this amount $750,000 is available immediately.

SEATTLE, WASH.—The Ferry-Leary Land Co. will soon begin the construction of a 15-sty store and office building at 2d av and Madison st. It will cost $800,000. William S. Eames is Arch. The James Black Construction Co. will be the contractors.

DENVER, COLO.—Chamber of Commerce is considering the erection of a $300,000 building.

FORT SMITH, ARK.—Sealed proposals will be received by the Fort Smith Hotel Co., Fort Smith, Ark., for the erection of a 6-sty 160-room reinforced concrete hotel building until 12 o'clock noon on Wednesday, Aug. 28th. Proposals are desired for the entire work except heating and plumbing and mechanical appliances. Plans may be seen at the architect's office, 22 Arcade Building, Peoria, Ill., and at the office of the Kelly Trust Co., Fort Smith, Ark.

SALISBURY, N. C.—Frank P. Milburn & Co., architects, of Washington, have been selected to draw plans and specifications for the new $50,000 court house at Salisbury, N. C. They were the successful competitors over architects from seven other cities.

LAFAYETTE, IND.—The Lafayette Insurance Co. is seeking a site on which it is proposed to erect a $100,000 office building.

AUGUSTA, GA.—The City Council has selected Lewis T. Goodrich to prepare plans for the city hall to be erected at a cost of about $200,000.

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REAL ESTATE RECORD AND BUILDERS GUIDE.
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THE approach of the Fall has done nothing as yet to awaken the real estate market to life. Apart from a slightly increased demand for private houses, there are no indications of any approaching activity; and, indeed, it would be foolish to expect anything of the kind. General conditions, as well as local conditions, conspire to forbid it. The coming business year is obviously destined to be one of transition, during which the methods and centres of real estate activity, as well as the prevailing level of prices, will be adjusting themselves to a new set of underlying conditions. Business of all kinds all over the country will probably undergo a slow process of concentration and consolidation. It is absolutely necessary that a certain amount of capital should be released from the pressure of current engagements, and be allowed to seek a more stable and safer method of employment. If this process is accompanied by any considerable diminution of business, there will be compensations in a lower scale of expenditure, and a more economical method of operation. But while it is taking place real estate and building will probably feel the effects of the readjustment, more than many other branches of business, just as it will subsequently profit more largely from its completion. Just at present speculative operations in real estate are embarrassed by the difficulty of borrowing money, and the investment demand by the low prices at which good securities are selling. When, however, money becomes easier and securities have gone back to a more normal and less profitable level, real estate and building will immediately feel the advantages of the change. In the meantime local conditions make also for dulness. The effect of these transit improvements that are soon to be completed has already been discounted, and there are no new ones proposed, upon which speculative buying can be based. The dulness has not been accompanied by any concessions in prices, which would tempt buyers out of their inertia. On the other hand the dulness shows no tendency to become weakness. Considering the large diminution of activity which has taken place during the past year, there has been comparatively little liquidation. The weak points in the rental situation tend to improve rather than to become worse and it is probable that prices will be firmly held during the coming winter. All this assumes, of course, a gradual process of readjustment in the general business situation. A sudden and severe contraction would change conditions radically and might force liquidation, but as yet such a contraction is not foreshadowed.

THE man who would have predicted twenty years ago that New York City would be obliged to pay four and one-half per cent. interest in order to sell its bonds above par would have been considered out of his mind. At that time New York could borrow at about three per cent., and had as little difficulty in floating its loans on that basis as would the Federal government. The necessity of paying four and one-half per cent. interest would have been considered equivalent to a confession that the city was adopting a policy of financial extravagance which had severely compromised its credit. Yet the city of New York is obliged to pay four and one-half per cent. in spite of the fact that its financial situation was at bottom never sounder than it is at present. New York is very much better and more efficiently governed than it was twenty years ago. During this whole period it has been carefully nourishing its resources in the way of franchises and the like, instead of recklessly giving them away. Its assets have enormously increased, and the value of its real estate alone is probably equal to the value of the real estate owned by the Federal government. Its population has been increasing as rapidly as ever and its business in even higher proportions. Its bond is intrinsically just as good, if not better, than it was twenty years ago, and yet the interest charges upon them have become half again as much. The reason, of course, is that the city has adopted a policy of extensive and costly municipal improvements at the very time when similar improvements in every part of the country were straining the supply of loanable capital. These improvements were necessitated by the fact of consolidation, and there can be no doubt that the constant weakening of the city's credit has been one result of consolidation. The credit of the smaller cities which were annexed to the old New York was much inferior to that of Manhattan Island, and the responsibilities placed upon the greater New York were so onerous that its credit suffered somewhat from the very beginning, and it has continued to suffer, because the task of providing for the present and future needs of the consolidated city necessitated the issue of more bonds than the market could conveniently take. It may be confidently predicted, however, that the city of New York will not again be obliged to pay over four per cent. for its money. Its needs are supplied for a year, and at the end of that time money will again be comparatively cheap. Within two years it is probable that the city will be able to float three and one-half per cent. stock at par.

THE leasing of the Hotel Normandie for business purposes calls attention once more to the inevitable fate which is awaiting the old Broadway hotels. One after another they are getting into trouble and are being torn down or reconstructed. Many of them are continued as hotels after they fail to make money, because of the difficulty and expense of converting them to other uses, but in the course of time they must all either be remodelled for business purposes or else destroyed. They cannot compete with hotels like the Knickerbocker and the Astor, and the expensive locations they occupy prevent them from being continued with a very cheap scale of prices. In appointments and conveniences, both for the guests and the management, they do not compare with many of the hotels which of late years have been erected on the side streets. The conditions of successful hotel management have altered radically in New York since 1900, and have rendered obsolete many buildings which had not lasted even the customary period of twenty-five years. The success of the new tenant in sub-letting the reconstructed Hotel Normandie will be watched with interest. The portion of Broadway in which it is situated has been very backward in its development. During the radical real estate changes of the past seven years it has been but very slightly altered. Of course rents have increased, and its shops transact a larger volume of business, but not one new building of importance has been erected between Forty-second street on the north and Thirty-fifth street on the south. This is all the more extraordinary because of the enormous amount of new building which has taken place in the vicinity of Long Acre and Greeley Squares, and because a number of blocks in this intermediate section are improved with nothing more expensive than taxpayers. We understand that the failure of these streets to share in the building improvements that have been consummated to the north and to the south is partly due to the opposition of certain important local property-owners, but it has also been partly due to the comparative unavailability of these blocks. They are not as desirable for general business purposes as is the vicinity of Thirty-fourth street. Neither are they as desirable for restaurant and amusement purposes as is the immediate neighborhood of Forty-second street. The ground floors of the buildings on this part of Broadway rent easily at large prices, but the upper stories are not in great demand. If, however, there is any man in New York who is capable of

renting the upper floors of such buildings, it is the new tenant of the Hotel Normandie, and for the betterment of the district, it is to be hoped that he will be very successful.

THE condition of the Interborough-Metropolitan Co. is certainly extraordinary. Here is a corporation which controls absolutely the means of communication used by almost 3,000,000 people, and whose control is not, for the most part, limited in time. Its franchises, with the exception of the subway, are perpetual. Not so long ago, before the merger, subway stock was selling at about 240, Manhattan Elevated stock at 150, and the various stocks of the Metropolitan system at prices which, if not so high, were still representative of the enormous equity behind them. Now, after the merger has been effected, and the threat of disastrous competition removed, stock in the Manhattan system, guaranteed at seven per cent. and earning much more, is selling at 117, Subway stock on a basis which shows a loss of 100 points, and the Metropolitan stocks at figures which would indicate an assured suspension of dividends. During the meantime there has been a severe general decline in prices, but nothing has happened to affect the value of these stocks particularly, except the appointment of the Public Service Commission. The earnings of the company have been increasing largely, and if the guarantee of seven per cent. dividends on the old Metropolitan stock is worth anything, it is worth at least as much as it was two years ago. Under such circumstances, one cannot help being curious as to what is really the matter. Was the old Metropolitan system organized on a rotten basis, which, when it is exposed to the light, may lead to criminal suits in the courts? If so, it was certainly curious that Mr. Belmont sacrificed the interest of the fine property owned by the Interborough Co. by merging with a company which could not meet its obligations. It certainly looks as if either Mr. Belmont was deceived, or else that he showed very bad judgment. It is far cheaper to fight a bankrupt concern than to consolidate with it, and the only explanation of the existing prices of Metropolitan stocks is that the company is in a way bankrupt. Whatever may be the fate of the stockholders of the several companies, the existing situation is certainly most unfortunate from the point of view of the general public interest. A corporation which is so seriously embarrassed in its finances cannot be an efficient public servant, and until it recovers its equilibrium, improvements in service are hardly to be expected.

## Regulations for Reinforced Concrete.

UPON the invitation of Rudolph P. Miller, C. E., chairman of the committee on concrete construction of the Building Code Revision Commission, the Concrete Association of America has submitted a series of 21 articles, embodying regulations proposed for the government of reinforced concrete construction in New York City. In a way this proposed code is an answer to certain of the recommendations made by the Architectural Engineers two weeks ago, and it represents the united opinion of all the firms, engineering and constructional, making a specialty of concrete construction. The principal parts follow:

Article No. 1. Reinforced concrete construction shall be understood to mean an approved concrete mixture reinforced by steel of any shape, the two materials to be so combined that the concrete will take up the compression stresses and the steel the tension stresses and assist the concrete in shear and compression.

(2) Reinforced concrete construction when designed in accordance with this code shall be approved for fireproof construction.

(3) Before permission to erect any reinforced concrete structure shall be granted, complete drawings and specifications must be filed by the architect or engineer representing the owner with the Superintendent of Buildings, showing all construction details including dimensions of concrete and the sizes and position of all reinforcing members.

(4) The concrete shall be mixed in the proportions of not less than one part of cement by volume to seven parts of aggregates by volume, consisting of sand and broken stone or gravel. The proportions shall be such that the resistance of the concrete to crushing shall not be less than 2,000 lbs. per sq. in. after hardening for 28 days. Tests to determine this value shall be made from time to time by a competent engineer under the direction of the Bureau of Buildings. The concrete used in reinforced concrete construction shall be what is usually known as a "wet" mixture.

(5) All cement used in reinforced concrete construction shall be a Portland Cement conforming to the standard specifications of the American Society for Testing Materials and shall be tested by an independent chemist not in the employ of the cement manufacturer. Records of these tests shall be kept on file in the contractor's office.

(6) All sand used in reinforced concrete construction shall be clean and sharp, free from loam, dirt or other injurious material, and shall not be finer than the standard sample in the office of the Bureau of Buildings.

(7) All stone used in reinforced concrete construction shall be clean, broken trap rock, or gravel, and shall not be of a size larger than can be easily worked or tamped around the reinforcing members. In case it should be desired to use any other material or kind of stone than specified above, samples of same shall first be submitted to and have the approval of the Superintendent of Buildings.

(8) Steel for reinforced concrete construction shall have an elastic limit of at least 30,000 lbs. per sq. in., and an ultimate strength of at least 60,000 lbs. per sq. in., and shall be of uniform quality. Samples cut from any bar shall be capable of bending cold 180 degrees around a bar of equal diameter without signs of fracture. Twisted, corrugated, diamond or other mechanical bond bars may be used. Such bars may be stressed in tension to 16,000 lbs. per sq. in., or to 1-3 of their elastic limit, in shear to 10,000 lbs. per sq. in., and in compression to twelve times the compression stress in concrete.

(9) All steel reinforcement shall be completely incased in the concrete and in beams, girders, columns and walls; the steel shall not be nearer the surface than 1½ ins. In floor and roof slabs the steel shall not be nearer the surface than ¾ of an in. for bars having a diameter of ½ in. or less. Where larger bars are used in floor or roof slabs the steel shall not be nearer the surface than 1 in. Where the number of bars used in a beam or girder cannot be placed in one plane, they shall be placed in two or more planes. In reinforced concrete footings the steel shall not be nearer the surface than 3 ins. * * *

(17) Reinforced concrete may be used for columns and their strength determined as follows:

COLUMNS WITH VERTICAL REINFORCEMENT.

The concrete within the steel ties or hoops may be stressed in compression to 500 lbs. per sq. in. No allowance shall be made for the concrete outside of the hoops or ties and serving the purpose of fireproofing. Vertical steel bars may be placed in the concrete, and if substantially tied together by steel bars at intervals of not more than the least side or diameter of the column, may be stressed in compression to 12 times the compressive stress in the concrete. These rods shall be joined immediately above the floor line or at points of lateral support. They shall have full perfect bearings and be connected by tight fitting sleeves, or the ends may be threaded and connected by standard sleeve nuts. In concrete columns with vertical reinforcement the total cross-section of vertical steel shall not be less than ½ of 1 per cent. of the cross-section of the concrete within the hoops or ties, but in no case shall this amount be less than 1 sq. in. * * *

(18) Spandrel walls supported entirely on reinforced concrete wall girders and extending from the floor line to the window sill shall have a minimum thickness of 8 ins. and shall be reinforced with not less than ½ lb. of steel per sq. ft. of wall. Inclosure walls of skeleton buildings built in between columns and supported entirely on reinforced concrete girders shall have a minimum thickness of 8 ins. for 40 ft. of the uppermost height thereof, or the nearest tier of beams to that measurement. For each additional 30 ft. of height or to the nearest tier of beams to that measurement the thickness of the wall shall be increased 1 in. Basement walls shall be at least 2 ins. thicker than the walls immediately above. All such inclosure walls shall be reinforced with not less than ¾ of a lb. of steel per sq. ft. of wall. All window or door openings shall be reinforced with steel on the sides and at the top and bottom in addition to the steel specified above. Where walls are required to meet special conditions the thickness and the amount of reinforcement shall be determined by such conditions. Parapet walls shall have a minimum thickness of 6 ins. and shall be reinforced with not less than ½ lb. of steel per sq. ft. of wall. Inclosure walls for 1-story storage or factory buildings shall have a minimum thickness of 4 ins. and shall be reinforced with not less than ½ lb. of steel per sq. ft. of wall

(19) Partitions required by the Code to be fireproof may be constructed of reinforced concrete and shall have a minimum thickness of 3 ins., and shall be reinforced with not less than ¼-in. rods on 12-in. centres, running both vertically and horizontally.

(20) Reinforced concrete construction may be continued during freezing weather provided all frost is eliminated from the sand and broken stone by artificial heat, and provided also that the work is protected from the weather by canvas or similar means and artificial heat supplied to prevent the concrete from freezing prior to taking its final set.

(21) The contractor must be prepared to make load tests on any portion of reinforced concrete construction within reasonable time after erection. The tests must show that the construction will sustain a load of twice the live load for which the section was designed without any sign of failure.

### Tall Buildings in Paris.

A movement in Paris aims to prevent the growing practice of adding new stories to buildings in the principal thoroughfares of the city, thus spoiling the perspective. This movement, which had its origin in the artistic circles, has been growing of late, and is now assuming large proportions and preparing to exert a decided influence on future building operations.

One of the chief causes of the renewed activity in this direction is the circumstance that the owners of the offending structures are, in almost every instance, foreigners. This circumstance alone was quite sufficient to fire the protesting enthusiasm of the Nationalist press, which is foremost in the crusade to limit the weight of the buildings. In the Rue de Rivoli, where the height of buildings was formerly uniform, two or three now tower above the others. In the Avenue de l'Opera a hotel halfway down has been superbuilt. In the Rue de Tilsit overtall edifices detract from the artistic effect of the mansions on the Place de l'Arc de Triomphe.

There is much speculation as to the height of the building which the Equitable Life Assurance Society is arranging to build on the site in the Place de l'Opera and the Rue de la Paris. This site was purchased with the avowed intention of erecting thereon a genuine American skyscraper. The work of demolishing the old structure is proceeding rapidly and the question of the height of the building to be erected in its place must soon be settled.

—Don't waste any time going after building contracts that you can't get. If you do not anticipate a fair deal when the bids are opened, look for other business.

# THE REALM OF BUILDING.

## Fuller Company's Huge Contract.

WILL FINISH IT IN EIGHTEEN MONTHS IF THE STEEL COMES RIGHT—HOW ANCIENT ROME STRIKES AN AMERICAN BUILDER.

The George A. Fuller Company has what may be called colonies or settlements in many sections of the city, rendered necessary by the stupendous undertakings of the company in its construction operations. Some of its contracts are little short of titanic. The company has offices in the Seligman Building, at Stone and William sts; in the Trinity Addition, at Broadway and Thames st; at the new Consolidated Exchange Building, at Broad and Beaver sts; at the new Plaza Hotel, Fifth av and 59th st; at the Trust Company of America's Building, 37 Wall st; at the Hudson Terminal Building, Dey and Church sts, and at what may be styled a "permanent camp" at the new Pennsylvania terminal site, Seventh av and 31st st, on which will shortly arise that Brobdignagian twelve-million dollar building, precedents for the magnitude of such a structure existing only in the ancient so-called Seven Wonders of the World, or in the domain of mythology.

President Paul Starrett, though a young man, impresses one as possessing great executive ability, combined with forceful character and quickness of decision. He is a modest, conservative man, of few words; but what he says is direct to the point. These characteristics stood out in bold relief in the course of a conversation with the writer.

Mr. Starrett, who has just returned from a flying trip to Europe, spoke of his visit to Rome, Naples, and the ruins of Pompeii and Herculaneum. Looking at what remains of ancient Rome with the eye of a builder and constructor, he spoke of the wonderfully substantial work of the ancient Roman builders, that so much of it should practically remain intact to the present day. He expressed his disappointment with the city generally, because so much of the new Rome was so thoroughly modern. There was an incongruity about this that struck a discordant note.

"We are busy," said Mr. Starrett, "and that is scarcely surprising when it is remembered that we have branch offices in Chicago, Boston, Pittsburg, Baltimore, Washington, San Francisco, Chattanooga and Kansas City, and that we have constructed more than two hundred fireproof buildings in the principal cities of the United States. Then, as you may know, we are fulfilling some large construction contracts."

Mr. Starrett spoke lightly of five or ten million dollar contracts as some men might talk of thousands. Said he:

"The Plaza Hotel is ready for opening October 1st as far as we are concerned. The furniture and cooking apparatus is already there, and I am told that if necessary the Plaza could throw open its doors on the 10th of September, if necessary.

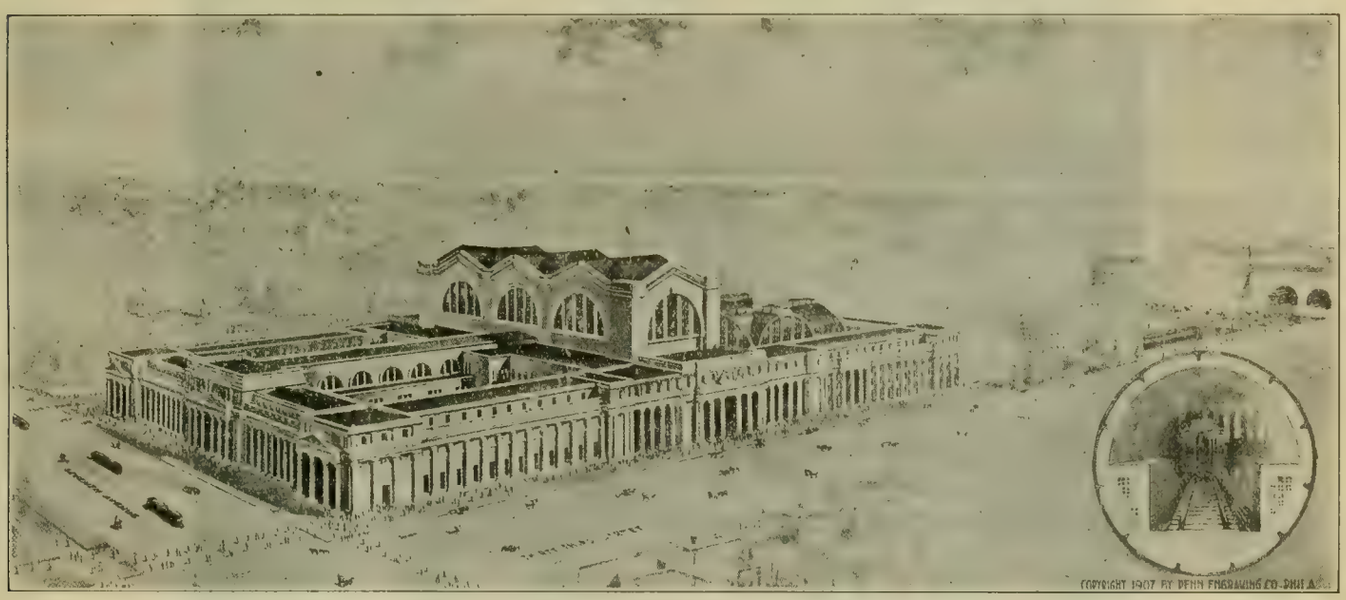
"We expect to be under full headway with the Pennsylvania Railroad Station during October. Our progress will entirely depend upon how we get our supply of steel. The Pennsylvania Company itself furnishes this material. It may be slow work in consequence of the number of orders in the shops. This steel was to be furnished by Milliken Bros., at Staten Island. When this firm got into difficulties what steel they had not got out went to the American Bridge Company. This Pennsylvania depot is our largest contract. If we could get the steel as we want it we could finish the whole job in eighteen months' time."

Mr. Starrett then went on to speak of other contracts, of which four within a little over a year averaged over five millions each.

"I have said we are busy," he continued, "but we could do more if times permitted. A number of propositions have been submitted to us, but we have rejected them largely on account of the money situation. I do not look for much activity in construction at present. Investors will not put money in buildings for a four or five per cent. return, when they can get higher rates in stocks and bonds; but the financial situation will right itself. One disturbing element, however, is eliminated from the building and construction situation, and that is the strike question. There is nothing of that kind now in sight, and amicable relations exist among all parties concerned."

### Building Laws in London.

The building laws of London are stricter in some respects than those of any American city, and their enforcement is rigid. Those which pertain to fireproof buildings contain much that is of value to American builders. The question of restriction of height of buildings is one that cannot be adopted in such American cities as New York and Chicago. London restricts the office buildings to 80 ft. from the ground level to the highest part of the roof; but New York builders have not found greater height than this a danger from a fire. On the contrary, some of the higher fireproof buildings are of actual service in checking the spread of a conflagration. If properly built they act as huge fire walls to stop the spread of a fire.



A NEW PICTURE OF THE PENNSYLVANIA TERMINAL.

Restrictions in regard to the materials for walls and partitions are sufficiently rigid to insure good work, and yet pliable enough to suit the needs of all honest builders. The materials specified for the walls and partitions are brick, terra cotta and cement concrete composed of broken stone, furnace slag, clinker or burnt ballast.

Inside partitions must be composed of incombustible materials. The only exception to this rule is the use of non-resinous wood for office inclosures. All windows and doors in the walls are required to be of metal sash or frames, and all windows above the ground floor must be glazed with glass at least one-quarter of an inch thick. The superficial feet of each section of glass must not be more than two unless made of wired glass or electro copper glazing. The use of fireproof shutters and fireproof doors is demanded for all openings overlooking other buildings or within twenty feet of the roof of an adjacent structure. A wide latitude is left for the interpretation of the words fireproof shutters and fireproof doors, but almost any metal will suffice.

All staircases, shafts, openings for hoists and elevators must contain no wood trimmings of any kind, and all stair landings must be constructed of incombustible materials.

## The Automobile Garage as an Adjunct to the New York City House.

THE new residence of Mr. Ernest Flagg, which was designed by himself, is situated in a neighborhood where modest city houses predominate. It occupies a frontage of 32 feet, which is, of course, exceptional for the ordinary New York City house. But it is not to the unusually ample front that we would call attention, but rather to an adjunct which is not visible and which is entered through the large door on the right shown in the accompanying illustration of the lower part of the house—the automobile garage.

This is a fireproof chamber located below the level of the basement at the rear of the lot, and is reached by means of an electric lift at the back of the entrance passage. This incorporation of the automobile garage with the city house is a novelty in New York City, and one which we believe will recommend itself to many owners who have similar opportunities for housing their automobiles on their own premises.

The stringency of the Building Code and the restrictions of the Board of Fire Underwriters seemed to make impossible a satisfactory solution of this problem, but now that Mr. Flagg has arrived at a satisfactory result one can shortly expect to see a modified type of dwelling house, for of course the garage implies a particular kind of entrance which must be large enough to admit the largest vehicles, and therefore radically affects the planning and composition of the building.

Mr. Flagg's house is a close adaptation of the Parisian domicile to New York conditions. The entrance is not the only feature that betrays its Parisian origin, for on entering one passes immediately on the left of the passage to a large and ample staircase hall which is so characteristic of the French city houses.

The ordinary city lot being but 25x100 feet, and often narrower, does not, of course, offer the same opportunities for commodious planning in the basement as does Mr. Flagg's lot. We believe, however, that it is possible to adapt his solution to such houses. It must be remembered that there still exists in the city a great number of those old brownstone highstoop three- and four-story houses of the late '70's and early '80's, many of which are being remodeled to provide more modern accommodation, larger windows, more ample areas for ventilation, and other modern conveniences. There are many owners of such houses who, while they recognize their inability any longer to live in the old house, hesitate at the expense of replacing the old house by an entirely new one. To onwenrs of such houses who have a nominal sum to invest in remodeling there should be considerable attraction in this new departure of Mr. Flagg's, as no doubt many of them already possess, or have notions of acquiring an automobile in the near future. At any rate, we offer the suggestion for what it is worth, and believe that we are about to enter on a new era in the planning of the New York City house of modest pretensions, in which the automobile is bound to exert an increasingly powerful influence.



RESIDENCE OF ERNEST FLAGG, ARCHITECT—DETAIL OF LOWER STORY, SHOWING THE UNUSUALLY LARGE ENTRANCE.

40th St., near Park Ave., New York.

### The Invention of Steel Skeleton Construction.

Several technical journals have printed the following misinterpretation of some remarks by Architect F. W. Fitzpatrick, of Washington, in regard to the invention of the steel skeleton construction for buildings:

"Architect Buffington, of Minneapolis, seems to have the best foundation for his contention, as he is the only possessor of a United States patent on that construction, and has actually filed suits against owners of some tall buildings for having infringed his idea. Latest developments, however, bring out that his claims are combatted by Architect Fitzpatrick, of Washington, D. C., who asserts that the Buffington patent is invalid because it was not that gentleman's own conception, he having 'absorbed' it from Fitzpatrick, who was then, in 1883, his chief assistant and who had elaborated the scheme of tall construction with an engineer named Strom."

Mr. Fitzpatrick never made such a claim for himself, and never gave any one cause to say it. Both he and Strom worked for Mr. Buffington, and "Fitz," at his time, would not have recognized a skeleton of steel if it had nodded to him. He has even forgotten the drawings he made at that time. Strom worked on a drawing which bears the date of 1889; he never heard of steel construction until Mr. Buffington showed his patent, which was issued in 1888.

## Using an Elevator as a Scaffold.

UNDER Section 18 of the Labor Law (chap. 415, laws of 1897) a person employing another in erecting or repairing a building must not furnish scaffolding, ladders, hoists or stays that are unsafe. In the course of adding an additional story to the building, No. 312 West 29th Street, it became necessary to cut a hole through the brick wall between two buildings. No. 310 was used as a furniture warehouse, and in it was a freight elevator running to the top of the building, and which was commonly used for carrying furniture up and down, and was apparently used at will for this purpose by the employees in both buildings. It ran to the top of the higher building, and on each floor below the fourth there were entrances to it from both buildings.

When the men were ready to go to work the elevator was run up to the top floor, and the workmen went upon it and began to cut the hole in the wall. They continued to so work safely during all of a Friday and for some hours on Saturday. During this time, apparently in violation of an agreement, the elevator was occasionally used by employees of the building for carrying furniture from floor to floor. Whenever it was so desired to use the elevator the employee using it would first give warning to the workmen, by calling out, and the workmen would suspend their work while the elevator was being used, sometimes remaining on it and sometimes stepping off. No injury occurred to either of the workmen on any occasion when the elevator was so used.

On Saturday morning, while the men were working in the elevator, it suddenly started upwards, the car hit the wheel or the beam supporting the wheel upon which the rope ran which elevated and lowered the car; that rope broke and the car fell to the bottom of the building, inflicting upon one of the workmen injuries from which he afterwards died.

The evidence in the suit of the widow against the contractor suggested no explanation whatever as to the cause of the accident. No defect in the elevator or any of its appliances was shown, and, indeed, it was expressly conceded on the trial by plaintiff that the elevator, considered with reference to its use as an elevator, was in sound condition. Nor did it appear who, if any one, was instrumental in setting it in motion, except that it was testified that neither of defendant's workmen started it. Upon this state of facts the court dismissed the complaint.

The Appellate Division, however, has reversed this judgment and ordered a new trial, holding that while the elevator may have been safe as an elevator, it was unsuitable as a scaffold by reason of its mobility, and that it was a question for a jury whether the contractor fulfilled his duty under Section 18 of the Labor Law.

Upon the evidence there was a question as to whether or not the defendant fulfilled his duty by safeguards which would prevent the elevator being set in motion.

### The Danger of Using Rusty Iron in Reinforced Concrete.

Many writers on reinforced concrete assert that there is no danger in using iron with a slight coating of rust; others emphasize the fact and cite experimental data to prove that a coating of rust is a distinct advantage, inasmuch as the chemical action between the concrete and rusty iron forms a coating of silicate of iron which not only protects it from rust, but also removes any little rust that may be on the iron when placed in the concrete. The presumable advantage is the greater adhesion of the two materials in consequence of the roughened surface of the reinforcement.

A vital point, which will in time make itself painfully apparent, is here entirely lost sight of. Suppose rusty bars (and they usually are rusty) are used in the construction of a beam and are properly seated in the stirrups at, say, twenty points along its length, each stirrup being from 1 in. to 2 ins. in width, how is it possible for the above-mentioned chemical action to take place?

Obviously, if the bars are properly seated in the stirrups, as they should be to be effective, the cement cannot reach the bar, and, consequently, no protecting coating of silicate of iron can be formed at these points, as is proved by the following experiment:

In May, 1906, being engaged in the construction of a large reinforced concrete factory, and designing others, a certain engineer had reason to doubt the advisability of using iron even partially rusted. He therefore had inserted in a block of concrete a bar of iron covered with a slight coating of rust, firmly seated in a stirrup which was entirely free from rust, and its mill face undamaged and unscratched. Recently he had the block broken up, and found at the point of contact between bar and stirrup that not only had the bar continued to rust, but the stirrup had commenced to rust also. It is obvious that in a few years the stirrup at least will be eaten through, with only one result.



RESIDENCE OF ERNEST FLAGG, ARCHITECT—PORTE- COCHERE, SHOWING AUTOMOBILE ON THE LIFT.

40th St., near Park Ave., New York.

## American Bank Note Company's New Building.

(With illustration.)

The handsome granite building being erected by the American Bank Note Company, at the corners of Broad, Beaver and Marketfield sts, New York City, will be completed Dec. 1. It will be occupied exclusively by the executive officers and departments, and will represent the general administrative headquarters of the company in the United States. The structure measures 66x44 ft., and is of fireproof steel construction throughout. It is 5-stys high with an exterior of Hardwick White granite. Above the street level the floors are unobstructed by columns, and every advantage has been taken of the building's location to provide ample light and air. The style of interior decoration will be impressive: tapestry, mahogany and marble will be used in the ornamentation of the several floors and private offices. There will be two elevators in the building, and a kitchen and spacious dining-room on the top floor will be a feature of the equipment. Although the building is only five stories high, all the supporting piers are of concrete carried down by pneumatic caisson process through quicksand and some clay to a solid stratum of hardpan from 30 to 37 ft. below the curb. Kirby, Petit & Green are the architects; Mr. Charles H. Nichols, consulting engineer; the Woodbury Granite Co., granite, and the Hedden Construction Co., general contractor.



AMERICAN BANK NOTE COMPANY.

Broad, Beaver and Marketfield Sts., Manhattan. Kirby, Petit & Green, Architects.

### The Whale Creek Iron Works.

The attention of architects and general contractors has been attracted to the strides made in the ornamental iron business by the Whale Creek Iron Works. Up until the year 1905 this concern was not considered seriously by the larger ornamental works, from a competitive point of view, owing to the fact that their ability and capacity for turning out this class of work was unknown at that time to the general trade, but they have progressed so rapidly during the years following this period that they reached a stage when it behooves their competitors to "sit up and notice."

The executive ability of their officers and office force has been given a very thorough test during these latter years by the amount of work which has been handled by them. During the past six months, while the work for the forty-one story Singer Building (the highest office building in the world) has been passing through their shops, they have also been handling the Bourne Building; Smith & Gray Building; Barnard College; Jenkins Trust Company, Brooklyn; Oppenheim Collins Building; building for Abraham & Straus, Brooklyn; Messiah Home, Fordham, N. Y.; office building, No. 56 Maiden lane; the Hibbs office building, the Moore residence, the Gayety Theatre, American Bank Building, all of Washington, D. C.; the Artillery and Cavalry Barracks at West Point; the Lackawanna Terminal station at Hoboken; the Mexico City Bank; and a number of smaller contracts, such as the St. James School, the Pliny Fisk residence at Rye, N. Y., vestibule doors, marquise, railings, etc., etc.

To handle all these contracts in one plant at one time requires not only a good executive office force, but well equipped shops, and in these the Whale Creek Iron Works are not lacking. This is shown by the fact that their foundry covers 15,000 square feet; the fitting shop, 10,000 square feet; the grille shop, 10,000 square feet; plating shop, 1,600 square feet; pattern shop, 4,500 square feet; the modeling shop, 3,000 square feet; office, 1,500 square feet, besides a considerable amount of storage and yard space, always necessary in a plant of this kind.

The various departments of the Whale Creek Iron Works give employment to about four hundred men, a great many of whom are experts in their trades, which assures the building owner, architect or contractor of satisfactory workmanship.

### Dull Market Affecting Builders.

A member of a firm of prominent builders in Brooklyn, who have usually confined their undertakings to the Bedford and Stuyvesant sections, said, during the week, that they had concluded not to commence any new operations until they could dispose of their present holdings, which amount to approximately $500,000. A poor market and tight money are the causes assigned for this unsatisfactory condition. In commenting on the situation, he stated that unless there is a general quickening in the purchasing movement by early fall many plans for building will be indefinitely postponed.

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 41 | 63 |
| Estimated cost of new buildings... | $772,200 | $1,730,350 |
| Total estimated cost of alterations for Manhattan and the Bronx... | $202,430 | $362,515 |

### Jacobs & Heidelberg Completing Plans for Twenty-one Buildings for Westchester County.

Messrs. Jacobs & Heidelberg, No. 320 5th av, Manhattan, are now completing plans for the immediate construction of several new buildings, including dwellings, a school building, two technical shops, hospital, laundry, storage, superintendent's house, numbering about twenty-one in all, to be erected at Pleasantville, N. Y., for the Hebrew Sheltering Guardian Society, of Broadway and 150th st, New York. The buildings will be of brick and frame, slate and shingle roof construction, best plumbing and steam heat. About Sept. 20 the architects will receive bids. No awards have yet been made. It is proposed to ultimately accommodate one thousand children, and the work will cost approximately $1,000,000. Mr. Adolph Lewisohn, 9 West 57th st, is president of the Hebrew Sheltering Guardian Society, and Mr. Joseph L. Buttenwieser, 203 Broadway, is chairman of the building committee. (See also issue Dec. 22, 1906.)

### Nixon & Zimmerman to Erect Hippodrome at Atlantic City.

ATLANTIC CITY, N. J.—Plans are now nearing completion in the office of John D. Allen Co., Betz Building, Philadelphia, Pa., for the construction of a huge hipprodrome and theatre structure for Messrs. Nixon & Zimmerman, theatrical managers, Manhattan, to be situated at Mississippi av and the Boardwalk, Atlantic City, N. J., to cost in the neighborhood of $500,000. The building will be 6-stys, 80x200 ft. in size, of reinforced concrete construction, with an exterior of brick and stone facings. The architects will invite estimates about Sept. 1.

### Swallow & Howes to Build 51st Street Loft Building.

51ST ST.—John H. Maatz, 1417 Prospect av, Bronx, has awarded to Messrs. Swallow & Howes, of No. 500 5th av, the general contract to erect the new 6-sty light manufacturing building at Nos. 605 and 607 West 51st st, to cost about $60,000. The front will be of brick, steel and reinforced concrete, five-ply slag roof, glazed tile coping, and one building will be taken down. Messrs. Moore & Munged, 604 West 52d st, have leased the structure for a term of years.

### Chas. T. Wills to Alter Brokaw Residence.

5TH AV.—General contract for remodeling the 5-sty residence No. 825 5th av for Clifford V. Brokaw, of 527 5th av, has been awarded to Charles T. Wills, of No. 156 5th av, from plans by Messrs. Little & O'Connor, 5 West 31st st. Features will be a new elevator, iron staircases and general interior changes.

### Eighth Avenue and Twenty-first St. Improvement.

8TH AV.—Three high-class apartment houses will soon be erected on the northeast corner of 8th av and 21st st for Abraham Silverson, of 395 Central Park West, to cost in the neighborhood of $230,000. Geo. Fred Pelham, 503 5th av, will make the plans. No sub-contracts have yet been issued.

### College Settlement to Improve First St. Building.

1ST ST.—Herbert M. Baer, 542 5th av, is busy preparing plans for improvements to the property No. 86 East 1st st for the College Settlement, of No. 95 Rivington st. The premises will be modernized into first-class tenements.

### Apartments, Flats and Tenements.

HESTER ST.—Herman Horenburger, 122 Bowery, is preparing plans for a 6-sty flat to be erected at No. 55 Hester st for R. Satenstein, 821 East 138th st, same to cost about $20,000.

### Churches.

Nicholas Serracino, architect, St. James Building, 1133 Broadway, has completed plans for a 1-sty church, 65x104.2 ft., for the Rev. Louis Caporaso, 1662 Dean st, to be situated on the north side of Dean st, 100 ft. east of Schenectady av, Brooklyn, to cost about $13,000.

### Alterations.

BAXTER ST.—O. Reissmann, 30 1st st, is planning for extensive alterations to No. 16 Baxter st for F. F. Fallon, on premises.

WATER ST.—G. Tuoti, 206 Broadway, will make $6,000 worth of changes to Nos. 336-338 Water st. A. L. Kehoe, 206 Broadway, is making plans.

103D ST.—Sommerfeld & Steckler, 19 Union sq, are preparing plans for alterations to Nos. 303 to 307 East 103d st for Schmeidler & Bachrach, 203 Broadway.

34TH ST.—David Stone, 127 Bible House, is making plans for $25,000 worth of changes to No. 314 East 34th st for Joseph Finger, 152 Norfolk st. No contracts have yet been awarded.

18TH ST.—Max Kave, 95 Hart st, Brooklyn, will make alterations to the four buildings Nos. 438 to 442 East 18th st and 285 Av A, same to cost about $10,000. A. L. Kehoe, 206 Broadway, is making plans.

AMSTERDAM AV.—C. P. Bliss, 225 5th av, is making plans for alterations to the two buildings southwest corner of Amsterdam av and 148th st for the estate of F. Heimsoth, 726 St. Nicholas av, to cost $25,000.

AV. A.—Geo. Ringler & Co., 203 East 92d st, will make immediate alterations to the southeast corner of Av A and 92d st, installing store fronts, stairs, partitions, windows, same to cost $10,000. B. W. Berger & Son, Bible House, have plans ready. No contracts let.

### Miscellaneous.

Babb, Cook & Willard, 3 West 29th st, are preparing plans for a 2-sty branch library building at Steward Park for the New York Library.

Messrs. Jacobs & Heidelberg, 320 5th av, Manhattan, are completing plans for a new hospital to be erected at Hawthorne, N. Y., for the Jewish Protective and Aid Society.

Messrs Walker & Morris, 36 East 23d st, Manhattan, will receive estimates about Sept. 3 for a 3-sty school building, 75x110 ft., for the Board of Education, Metuchen, N. J. Estimated cost is about $41,000.

Stephenson & Wheeler, 1 East 27th st, Manhattan, are preparing plans for a 2-sty school building for the board of education, Chappaqua, N. Y., to cost about $20,000. Bids will be received about Sept. 15.

H. Van Buren Magonigle, 7 West 38th st, Manhattan, is preparing plans for a 3-sty high and grammar school building for the Board of Education, Auburn, N. Y. The cost will reach about $125,000. Bids will be received by the board in October.

### Estimates Receivable.

William Higginson, 13 Park row, Manhattan, is preparing plans and will receive bids about Sept. 1 for a 1-sty and basement boiler house, 75x75 ft., at 32d st and 2d av, Brooklyn, for the Bush Terminal Co.

OCEAN PARKWAY.—Helmle & Huberty, 90 Montague st, Brooklyn, have completed plans for the 2-sty concrete stable, 36x42.2 ft., which the Department of Charities, foot East 26th st, will erect at No. 290 Ocean Parkway, Brooklyn, to cost $15,000.

FAILE ST.—H. H. Morrison, Westchester av and Southern Boulevard, Bronx, is receiving estimates for a number of 3-sty dwellings, 20x55 ft., on the west side of Faile, near Aldus st, for the American Real Estate Co. The improvement will cost about $250,000.

37TH ST.—About Sept. 3 Architects Townsend, Steinle & Haskell, 29 East 19th st, will take bids for the 2-sty garage and stable, 40x87 ft., to be erected by Wm. R. H. Martin, owner of the Hotel Martinique, at Nos. 236 to 238 West 37th st, to cost about $20,000.

WAVERLY AV.—Howard Greenley, 12 West 40th st, has completed plans for the erection of a 3-sty brick factory, 49x100 ft., on the west side of Waverly av, 254.1 ft. north of Park av, Brooklyn, for the Empire Biscuit Co., of 44 Wallabout Market, to cost about $35,000.

42D ST.—Hedman & Schoen, 302 Broadway, have plans ready for the new business building, 50.6x89.9 ft., to be erected at Nos. 244-248 West 42d st, for Robert Miller, of 643 8th av, to cost about $40,000. Materials specified are composition roof, light brick and terra cotta exterior, steam heat, and three old buildings will be demolished. No contracts have yet been awarded.

14TH ST.—No contracts have yet been awarded for the 6-sty slag roof loft building, 25x90 ft., which Messrs. Daggett & Ramsdell, 17 West 34th st, will erect at No. 314 West 14th st, at a cost of $35,000. One building will be demolished. Arno Kolbe & Gregory B. Webb, Associated, 18 Highland av, Yonkers, N. Y., are the architects. The exterior will be of brick, the heating by steam.

HAMILTON AV, BROOKLYN.—Ernest Green, 5 Beekman st, has plans ready for the erection of a 4-sty brick factory, 140.2x139.9 ft., for De Voe & Raynolds (paints), of No. 101 Fulton st, Manhattan, to be erected on Hamilton av, east side, from Smith st to Gowanus Canal, Brooklyn, to cost about $100,000. The same firm will also build a brick coal pocket at Nos. 561-577 Smith st, at a cost of $8,000. Plans are by the same architect.

### Contracts Awarded.

RIVERSIDE DRIVE.—Gillies, Campbell Co., No. 1 Madison av, has obtained the general contract to improve the 4-sty residence, No. 109 Riverside Drive, for Mrs. Bella B. Bates, on premises. A. N. Allen, 571 5th av, is architect.

JANE ST.—Richard Deeves & Son, 305 Broadway, general contractors for the new 5-sty home at Jane and West sts for the American Seamen's Friends Society has awarded the carpenter contract to R. B. Ferguson, of 252 Lee av, Brooklyn.

BROADWAY.—A. Feldmann Construction Co., Bible House, has received the contract for alterations to the 18-sty office building, No. 170 Broadway, for the Broadway Building Co., on premises, from plans by Clinton & Russell, 32 Nassau st.

83D ST.—John Downey, 410 West 34th st, has received the general contract to erect a 3-sty brick garage, 25x102.2 ft., for Stuart Duncan, 1 East 75th st, at No. 118 East 83d st, same to cost about $20,000. C. L. Sefert, of 410 West 34th st, prepared the plans.

8TH AV.—Conrady Co., 232 East 42d st, has obtained the general contract for $12,000 worth of improvements to No. 2351 8th av, for The Ethelia Realty Co., of No. 39 Broadway. Chas. H. Richter, 68 Broad st, is architect. Peter J. McCoy is president of the Ethelia Company.

MERCER ST.—Wm. J. Dilthey, 1 Union sq, has awarded the steam heating contract to Stehlin-Miller Co., 59th st and Madison av, for the 15-sty brick and stone mercantile building, 50x100 ft., at 123 and 125 Mercer st for C. B. Rouss, 549 Broadway. The cost is estimated at $300,000.

Wm. Messer Co., 157-159 Suffolk st, has obtained contracts for plumbing and gasfitting work in the 6-sty hall, meeting room and loft building 214-16 East 2d st; two 6-sty apartments at 312-18 West 25th st; one 6-sty apartment at 411-15 West 37th st; one 6-sty apartment at 74-76 Stanton st.

STANTON ST.—The New York Protestant Episcopal City Mission Society, No. 36 Bleecker st, has awarded to Messrs. Jacob & Youngs, 1133 Broadway, general contract for renovating the 2-sty chapel, No. 130 Stanton st, from plans by Hoppin & Koen, 244 5th av. The cost is estimated at about $25,000.

## BUILDING NOTES

A woodworking factory, newly equipped for bank, office and store fixtures, for sale. See Wants and Offers.

Thompson & Frohling, architects, No. 1 Union sq, announce that they have formed a co-partnership for the practice of architecture under the firm name of Thompson & Frohling. Both Mr. Thompson and Mr. Frohling were formerly connected with the architectural firm of Clinton & Russell. Their telephone is 27 Stuyvesant.

The Weisberg-Mark Co., manufacturers of window frames, doors and trim, whose factory at 92d st and Av A was destroyed by fire several months ago, are having erected for their own occupancy a 2-sty brick factory, 55x160, at the corner of Boulevard and Orchard st, Astoria, a short distance from the ferry. Their temporary office and factory is at 1749 Av A, corner of 91st st, New York.

The Isaac G. Johnson Co. steel casting foundry at Spuyten Duyvil, New York City, have started the construction of a new power-house for their plant, designed by Mr. W. W. Taylor, 2 Rector st, and have awarded the contract for the construction of the foundation of Simplex concrete piles to The Foundation Company, 115 Broadway, New York City. The Foundation Company has just completed the foundations of Simplex concrete piles for two stills and condenser tanks for the Eagle Works of the Standard Oil Company, Claremont av, Jersey City, N. J. This work was completed in record time, as many as 28 concrete piles being installed in one day by one machine.

Mr. Eli Benedict, architect, will conduct the class in architectural drawing in the Night School at the 23d st Y. M. C. A. during the coming season (Oct. 1, 1907, to about June 1, 1908), as heretofore. A class in Plan Reading and Estimating will also be formed. Particulars as to either of these courses, terms, etc., may be had on application by mail or in person to the office of the Educational Director of the 23d st Y. M. C. A., No. 215 West 23d st, New York City. Atelier Class.—The office class will be continued at Room 608, Lincoln sq Arcade, No. 1947 Broadway (65th st). This is intended for those who have acquired some proficiency in the subject, and who are equipped to carry on more serious work without continual supervision of an instructor. The drafting room will be open for the use of members every evening in the week and on Saturday afternoons after one o'clock. Work will be assigned, and criticisms, suggestions and assistance given each member personally at least twice a week. Members supply their own drawing material, for the care of which chests of drawers are provided in the drafting room. Further information may be had on application.

### Points on the Material Market.

Granite dealers notice less than the usual amount of small work this season.

Unable to obtain loans, a number of builders are covering up their work and quitting.

The expected sale of City Bonds to J. P. Morgan & Co. brightens the hopes of contractors.

The brick trade has struck a soft spot, and the prices for Hudson Rivers are easier.

The end of August is usually a soft spot in the mason material trade, and dealers are still looking for that unusually busy Fall season.

There has been a better demand for dry colors during the past week, and dealers think that the Fall buying movement is close at hand.

Said a leading brick builder in old Brooklyn this week: "I have half a million dollars' worth of houses on the hill I can't sell, so I have just told the boys we'd quit for the rest of the year."

Supplies of Hudson River brick are coming in rapidly, and prices in the wholesale market are moderating, though manufacturers believe that the recession is only temporary. For the present they find it difficult to command $7 per M for the top grade.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Henry st, No 58, 6-sty brk and stone store and tenement, 25.2x87.4; cost, $30,000; James Shea, 72 Market st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—642.

Ludlow st, No 55, 6-sty brk and stone store and loft building, 20x83.6; cost, $18,000; Mrs Elizabeth A Vail, Carroll st, City Island, N Y; ar'ts, Cleverdon & Putzel, 41 Union Sq.—638.

Roosevelt st, No 26, 2-sty brk and stone Sacristy of Church, 12x25; cost, $2,000; Rev V Jannuzzi, rector, 26 Roosevelt st; ar't, Nicholas Serracino, 1133 Broadway.—645.

BETWEEN 14TH AND 59TH STREETS.

14th st, No 314 W, 6-sty and basement brk and stone loft building, 25x90, slag roof; cost, $35,000; Daggett & Ramsdell, 17 W 34th st; ar'ts, Arno Kolbe & Gregory B Webb, associate, 18 Highland av, Yonkers, N Y.—637.

42d st, Nos 244-248 W, 6-sty brk and stone loft building, 50.6x89.9, composition roof; cost, $40,000; Robert Miller, 643 8th av; ar'ts, Hedman & Schoen, 302 Broadway.—639.

51st st, Nos 605-607 West, 6-sty brk and stone loft building, 50x100.5, slag roof; cost, $60,000; John H Maatz, 1417 Prospect av, Bronx; ar't, C C Nathan, 500 5th av.—647.

3d av, Nos 322 to 332, three 5-sty brk and stone tenements, 134.6x72; total cost, $120,000; Wm Bradley, 329 W 68th st; ar'ts, Radcliffe & Kelley, 3 W 29th st.—646.

BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

83d st, No 118 E, 3-sty brk and stone garage, 25x102.2, plastic slate roof; cost, $20,000; Stuart Duncan, 1 E 75th st; ar't, C L Sefert, 410 W 34th st.—636.

Madison av, No 2169, 2-sty brk and stone office and dwelling, 25x26; cost, $1,500; J Sergeant Cram, 47 Cedar st; ar't, Frank H Hines, 104 W 124th st.—640.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

116th st, s s, 100 w Broadway, 12-sty brk and stone apartment house, 75x82.11, slag roof; cost, $225,000; Paterno Bros, 616 W 116th st; ar'ts, Schwartz & Gross, 35 W 21st st.—643.

NORTH OF 125TH STREET.

126th st, n s, 160 w 5th av, 5-sty brk and stone tenement, 25x86.11; cost, $35,000; I Block, 137 W 118th st; ar'ts, Shampan & Shampan, 772 Broadway, Brooklyn.—641.

161st st, n s, 250 w Amsterdam av, 1-sty frame shed, 36.6x20; cost, $200; Wm S O'Brien, 517 W 161st st; ar'ts, Gerald Cahill, 517 W 161st st.—644.

### BOROUGH OF THE BRONX.

Cabot st, w s, 80 s Eastern Boulevard, two 1-sty frame sheds, 18x399.3 each; total cost, $10,000; Oak Point Land & Dock Co, H H Barnard, 227 Mott av, Sec; ar't, M J Garvin, 3307 3d av.—846.

Theriot st, w s, 21.31 n Davis av, 2-sty brk dwelling, 20x44; cost, $5,000; Camillo Scottino, Pelham and Fort Schuyler roads; ar't, Niels Toelberg, Boston road and Prospect av.—843.

139th st, s s, 173.4 e Walnut av, 1-sty brk lavatory, 11x20.3; cost, $2,000; Central Union Gas Co, 350 Alexander av; ar't, E L Spencer, 138th st and Locust av.—845.

162d st, s s, 165 e Courtlandt av, 3-sty brk tenement, 21x56; cost, $8,000; Alfred W Delybove, 908 E 165th st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—839.

169th st, s e cor Findlay av, 3-sty frame tenement, 20x60; cost, $7,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—850.

169th st, s s, 22.6 w College av, five 2-sty frame dwellings, 20x52 each; total cost, $25,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—848.

169th st, s s, 122.6 w College av, two 2-sty frame dwellings, 20x57 each; total cost, $10,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—849.

187th st, s s, 25 w Belmont av, 4-sty brk tenement, 25x52; cost, $20,000; Nicoletta, Cuscuolo, 936 Crescent av; ar'ts, Neville & Bagge, 217 W 125th st.—847.

199th st, n e cor Concourse, 2-sty and attic frame dwelling peak, slate roof, 34x49; cost, $10,000; Martin Geiszler, 856 Eagle av; ar't, M J Garvin, 3307 3d av.—837.

223d st, n s, 180 e White Plains av, 4-sty brk tenement, 25x73; cost, $15,000; Mary Vaccaro, 76 E 222d st; ar't, L Howard, 1861 Carter av.—838.

233d st, s s, 267 w Kingsbridge road, 3-sty frame store and dwelling, 22x53; cost, $6,000; Antonio Gauricella, 462 Columbus av; ar't, Henry Nordheim, Boston road and Tremont av.—854.

Bainbridge av, w s, 100 s 200th st, 2½-sty frame dwelling, peak, shingle roof, 24x40; cost, $8,500; Wm C Bergen, 180th st and Andrews av; ar't, Chas S Clark, 709 Tremont av.—841.

Eastburn av, e s, 188 n 174th st, two 3-sty frame tenements, 21x65; total cost, $16,000; Eastburn Construction Co, Morris Greenstein, 132 Nassau st, Pres; ar'ts, Moore & Landsiedel, 148th st and 3d av.—852.

Oneida av, e s, 25 s 238th st, 2-sty frame dwelling, 20x57; cost, $5,500; Edward Ericson, Castle Hill and Houghton avs; ar't, Fred Hammond, 943 Washington av.—853.

Park av, e s, 200.3 s Lowell st, 1-sty frame shed, 50x22 and 32; cost, $500; Malley Ritman, 2650 Park av; ar't, Robt Glenn, 364 E 150th st.—855.

Teller av, s w cor 169th st, 3-sty frame tenement, 20x60; cost, $7,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—851.

Virginia av, w s, 420 n Watson av, 1½-sty frame shed, 23x20; cost, $1,000; J Gallagher, on premises; ar't, Wm F Garvey, 171 White Plains av.—842.

Washington av, w s, 81.7 s 178th st, 3-sty and basement brk rectory, 24.6x41; cost, $7,500; Tremont M E Church, C W Combs, 178th st and Washington av, Pres; ar'ts, Gillespie & Carrel, 1123 Broadway.—840.

Mott Haven R R yard, 683 n 153d st, 1-sty brk repair shop, 43.10 x250; cost, $20,000; N Y C & H R R R Co, Grand Central Station; ar't, D R Collins, 335 Madison av.—844.

Mott Haven R R yard, 450 e Sheridan av, and 780 s 161st st, 1-sty frame repair shop, 20x40; cost, $1,500; N Y C & H R R R Co, Grand Central Station; ar't, D R Collin, 335 Madison av.—856.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Baxter st, No 7, toilets, windows, tank to two 3 and 5-sty brk and stone tenement; cost, $8,000; B F Golden, 259 William st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2326.

Canal st, No 53, show windows, to 5-sty brk and stone tenement; cost, $250; Samuel J Silberman, 83 Canal st; ar't, Max Muller, 115 Nassau st.—2319.

Centre st, Nos 247-249, alter beams, piers to 7-sty brk and stone loft bldg; cost, $500; Anton Trenkmann, 247 Centre st; ar't, Jas Newman, 218 Marcy av, Brooklyn.—2353.

Madison st, No 363, air shaft, partitions, toilets to 5-sty brk and stone tenement; cost, $3,000; Ph Farmer, 401 Grand st; ar't, O Reissmann, 30 1st st.—2348.

Roosevelt st, Nos 22-24, 2-sty brk and stone side and rear extension, 10.10x11.2, alter staircase to 2-sty brk and stone church; cost, $15,000; Rev Vincenzo Jannuzzi, 26 Roosevelt st; ar't, Nicholas Serracino, 1133 Broadway.—2347.

Stanton st, No 20, partitions, windows, to two 5-sty brk and stone tenements; cost, $7,500; Gustave Jaegg, 245 Bowery; ar't, D J Comyns, 147 4th av.—2322.

Stanton st, No 130, alter floors, partitions, bowling alleys to 2-sty brk and stone chapel; cost, $25,000; The New York Protestant Episcopal City Mission Society, 36 Bleecker st; ar'ts, Hoppin & Koen, 244 5th av.—2341.

University pl, No 124, side walk, elevator to 4-sty brk and stone store and factory; cost, $290; I J Barth, 110 University pl; ar't, Henry J Feiser, 150 Nassau st.—2329.

Waverly pl, No 208, windows to 3-sty brk and stone tenement; cost, $500; M A McGuire, 152 W 58th st; ar't, A Reissmann, 30 1st st.—2346.

3d st, No 131 E, toilets, partitions, steel beams to two 4-sty brk and stone tenements; cost, $3,000; B Bockar, 126 Broome st; ar't, O Reissmann, 30 1st st.—2345.

3d st, No 106 E, partitions, sinks, toilets, store ceilings to 5-sty brk and stone store and tenement; cost, $5,000; John Mainzer, 106 E 3d st; ar't, Fred Ebeling, 420 E 9th st.—2324.

4th st, No 143 East, partitions, windows, to 5-sty brk and stone tenement; cost, $1,100; Mrs Caroline Brull, 35 Av A; ar't, L Leining, Jr, 967 Tremont av.—2364.

5th st, No 515, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $2,500; H Horowitz, 243 E 3d st; ar't, O Reissmann, 30 1st st.—2359.

16th st, No 601 E, partitions, tank,, windows, fire-escapes to 5-sty brk and stone store and tenement; cost, $3,000; Isadore Sinkowitz, 89 East 1st st; ar'ts, Gross & Kleinberger, Bible House.—2349.

19th st, No 417 E, toilets, windows, to 4-sty brk and stone tenement; cost, $750; Margarette Ohlrogge, on premises; ar't, Lewis Leining, Jr, 967 Tremont av.—2342.

25th st, No 164 W, bake oven to 4-sty brk and stone tenement; cost, $2,000; Aaron Coleman, 170 Broadway; ar't, John H Knubel, 318 W 42d st.—2344.

28th st, No 332 W, partitions, windows, dumb waiter shaft to 4 sty brk and stone dwelling; cost, $1,500; Peter Malone, 332 W 28th st; ar't, John H Knubel, 318 W 42d st.—2325.

30th st, No 234 W, 1-sty brk and stone rear extension, 23.4x22, to 4-sty brk and stone dwelling; cost, $250; Rose Bros, 234 W 30th st; ar't, Ignatz I Rosenberg, 99 7th st.—2330.

30th st, No 642, W, elevator shaft to 5-sty brk and stone factory; cost, $2,000; John T Stanley, 642 W 30th st; ar't, Wm S Boyd, 561 Hudson st.—2335.

36th st, No 555 W, partitions to 4-sty brk and stone tenement; cost, $2,000; Anna O'Reilly, 464 8th av; ar't, John H Knubel, 318 W 42d st.—2352.

44th st, No 552 W, toilets, alter air shaft to 4-sty brk and stone tenement; cost, $1,200; Eugene J Flood, 682 6th av; ar't, Erwin Rossbach, 1947 Broadway.—2328.

74th st, No 146 E, partitions, to 3-sty brk and stone dwelling; cost, $200; Helen B Powers, 146 E 74th st; ar't, A N Allen, 571 5th av.—2332.

75th st, Nos 192-194 East, walls, windows, to 3-sty brk and stone stable; cost, $5,000; Clark & Hopping, 194 E 75th st; ar't, Otto L Spannhake, 233 E 78th st.—2362.

79th st, No 450 E, toilets, windows to 5-sty brk and stone tenement; cost, $5,000; Lowenfeld & Prager, 149 Broadway; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2327.

107th st, No 240 E, partitions, windows to 4-sty brk and stone tenement; cost, $1,200; Thomas Tortora, 315 E 53d st; ar't, Nathan Langer, 81 E 125th st.—2355.

125th st, No 60 East, 1-sty brk and stone rear extension, 25x57.5, partitions, to 4-sty brk and stone dwelling; cost, $2,000; Henry Fox, 1987 Madison av; ar't, L F J Weiher, 103 E 125th st.—2363.

Av A, s e cor 92d st, partitions, stairs, windows, store front to 2-sty brk and stone shop, hotel and pumping station; cost, $10,000; Geo Ringler & Co, 203 E 92d st; ar't, B W Berger & Son, Bible House.—2354.

Broadway, No 170, stairway to 18-sty brk and stone office building; cost, $3,000; Broadway Building Co, 170 Broadway; ar'ts, Clinton & Russell, 32 Liberty st.—2343.

Broadway, No 1934, erect sign to 4-sty brk and stone store and office bldg; cost, $65; Harry C Senior, on premises.—2351.

Broadway, n w cor 28th st, alter theatre entrance, partitions, show windows, to 4-sty brk and stone store and office and theatre entrance; cost, $5,000; Gilsey estate, 1265 Broadway; ar't, Louis C Maurer, 22 E 21st st.—2320.

Broadway, Nos 912-918, beams to 4-sty brk and stone store and tenement; cost, $125; Elenanor Phelps, Paris, France, and Livingston Pell, 31 Union sq; ar't, Franklin Baylies, 33-34 Bible House.—2340.

Bowery, No 137, partitions, floor beams, to 3-sty brk and stone store and storage building; cost, $1,500; W Nadler, 137 Bowery; ar't, O Reissmann, 30 1st st.—2334.

Lexington av, No 103, partitions, windows to 3-sty brk and stone tenement; cost, $300; M Berkowitz, 123 W 10th st; ar't, O Reissmann, 30 1st st.—2333.

Madison av, n w cor 116th st, partitions, windows, toilets to 7-sty brk and stone store and apartments; cost, $1,500; Jacob Israelson & Co, 7 Pine st; ar't, Clarence True, 130 Fulton st.—2350.

Madison av, e s, bet 26th and 27th sts, erect platform to 1-sty brk and stone amusement place; cost, $12,000; Madison Square Garden Co, on premises; ar't, Wm P Ellison, 347 W 26th st.—2357.

Madison av, e s, 26th to 27th st, erect lop track, to 1-sty brk and stone place of amusement; cost, $4,000; Madison Square Garden Co, on premises; ar't, Wm P Ellison, 347 W 26th st.—2358.

Old Broadway, No 2345, show windows, columns to 3-sty brk and stone dwelling and store; cost, $1,200; Anna Egan, 2349 Old Broadway; ar't, B W Berger & Son, 121 Bible House.—2337.

Riverside Drive, No 109, partitions, windows, skylight, to 4-sty brk and stone dwelling; cost, $2,000; Mrs Bell B Bates, 109 Riverside Drive; ar't, A N Allen, 571 5th av.—2331.

1st av, No 402, toilets, partitions, windows to 5-sty brk and stone tenement; cost, $5,000; Russek & Klinger Realty Co, 192 Bowery; ar't, Maximilian Zipkes, 147 4th av.—2321.

1st av, No 2222, toilets, windows, to 4-sty brk and stone store and tenement; cost, $1,500; Pasquale Felitti, 405 E 114th st; ar't, Wm Schnaufer, 363 E 149th st.—2356.

2d av, No 2184, skylights, toilets, partitions to 5-sty brk and stone store and tenement; cost, $2,500; Frank Lavitola, 2184 2d av; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—2338.

3d av, No 159, 3-sty brk and stone rear extension, 19x20, partitions, windows, to 3-sty brk and stone dwelling; cost, $1,900; P Lair, 159 3d av; ar'ts, B W Berger & Son, 121 Bible House.—2360.

5th av, No 825, partitions, windows, iron staircase, elevator to 5-sty brk and stone dwelling; cost, $25,000; Clifford V Brokaw, 527 5th av; ar'ts, Little & O'Connor, 5 W 31st st.—2323.

8th av, No 2351, fireproof shaft, partitions, windows, skylights to 5-sty brk and stone store and tenement; cost, $12,000; The Ethelia Realty Co, 39 Broadway; ar't, Chas H Richter, 68 Broad st.—2339.

8th av, No 934, columns, girders, to 5-sty brk and stone store and tenement; cost, $250; A Eickelberg, 934 8th av; ar't, H P Knowles, 1 Madison av.—2361.

11th av, No 727, add 1-sty, toilets, partitions, windows to two 1 and 4-sty brk and stone stable and storage building; cost, $4,000; James McCarthy, 422 W 46th st; ar't, Julius A Tassi, 303 W 130th st.—2336.

### BOROUGH OF THE BRONX.

Cabot st, w s, 300 s Eastern Boulevard, 2-sty frame extension, 20½ x18, and move 1-sty frame lavatory and office; cost, $1,000; Rock Plaster Co, 11 Broadway; ar't, Robt Glenn, 364 E 149th st.—438.

Kelly st, No 48, new stairs, new partitions, &c, to 3-sty brk dwelling; cost, $500; Herman Leinberg, 3415 Broadway; ar'ts, Moore & Landsiedel, 148th st and 3d av.—434.

Lafayette st, e s, 75 n Railroad av, 2-sty frame extension, 5x45, and move part of 2-sty frame dwelling; cost, $1,500; Michael Brennan, 24 E 200th st; ar't, Chris F Lohse, 627 Eagle av.—443.

Summit pl, No 155, 2-sty frame extension, 9x17 to 2½-sty frame dwelling; cost, $300; Frank R Roth, on premises; ar't, L Howard, 1861 Carter av.—435.

136th st, No 176, 1-sty added to 1-sty brk stable; cost, $150; Patrick J Turley, 58 E 118th st; ar't, Thos Graham, 184 Lincoln av.—436.

142d st, No 546, new show window and toilets and new partitions, &c, to 5-sty brk store and tenement; cost, $500; August Cole, on premises; ar't, Louis Falk, 2785 3d av.—437.

222d st, n s, 355 e Barnes av, move 2-sty frame dwelling; cost, $1,000; P J Conway, on premises; ar't, Wm S Connell, 524 E 124th st.—440.

Arthur av, w s, 214 w 187th st, 3-sty brk and frame extension, 25 x5.1, to 3-sty frame store and tenement; cost, $2,000; Giovanio Saccomano, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—441.

Boscobel av, e s, 403 n Plympton av, 2-sty frame extension, 20.3x 21.7 and add 1-sty to 2-sty frame store and dwelling; cost, $1,000; Jas McCable, 460 W 49th st; ar't, Arthur Arctander Co, 523 Bergen av.—439.

Lafayette av, e s, 100 n Railroad av, 2-sty frame extension, 8.6x45, and move part of 2-sty frame dwelling; cost, $1,800; Michael Brennan, 24 E 200th st; ar't, Chris F Lohse, 627 Eagle av.—442.

Park av, No 4238, new roof and repair fire damage to 2-sty frame shop; cost, $1,000; Christopher Sturz, 325 South 6th av, Mt Vernon; ar't, L Howard, 1861 Carter av.—444.

Robbins av, w s, 50 n Pontiac pl, add 1-sty to present 1½-sty extension of 2½-sty frame dwelling; cost, $800; Sautini Bros, 609 Robbins av; ar't, Otto C Krauss, 1188 Tremont av.—432.

Riverdale av, n e cor Coogans lane, new skylight to 3-sty brk store and tenement; cost, $100; Mrs Mary Tracy, on premises; ar't, John J Kennedy, Riverdale.—433.

Tremont av, n e cor Hammond av, new show window to 1-sty frame store and shed; cost, $200; Bertha Mietzel, on premises; ar't, Frank Glanz, 192 Leland av.—431.

# Construction News Reports

## From the Surrounding Country

### Kings County.

FLATBUSH AV.—Brooklyn Associates, 261 Broadway, N. Y., will build six 3-sty dwellings and stores, 20x55 ft., on the east side of Flatbush av, 60 ft. north of Clarendon road, to cost $42,000. J. W. Ellis, 261 Broadway, N. Y., is making plans.

ELTON ST.—Goldenberg & Lehman, 2807 Dean st, will erect at once sixteen 3-sty brk flats, 20x15x60 ft., on the east side of Elton st, 100 ft. south of Blake av, to cost $128,000. C. Infanger, 2634 Atlantic av, is architect.

### Queens County.

MASPETH.—The members of the Second Ward Democratic Club of the Boro. of Queens contemplate erecting a club-house costing about $25,000.

BAY SIDE.—Frank E. Perkins, 1133 Broadway, Manhattan, will receive estimates about Sept. 1 for a 2½-sty residence, 30x40 ft., at Bay Side, L. I., for Mr. DuBois, care architect. The cost is placed at about $7,000.

FLUSHING.—The Queens County Railroad Co. will soon begin the erection of large car barns on Jackson av, west of Flushing bridge. These barns are to be headquarters for the cars used on the Jackson av, Jamaica, College, Corona, Whitestone and Bayside lines. The Woodside barns are to be used exclusively for the cars on the Long Island City lines and for repair shops. At the new station will also be an auxiliary power plant. The importance of the plans of the company for Flushing is that the 500 men or more who are employed on these lines will have to get living accommodations in the vicinity.

LONG ISLAND CITY.—Plans have been filed for the following work: Broadway, n s, 25 ft. w Van Alst av; ow'r, Henry Bottino, 74 Ridge st, L. I. City; ar't, Chas. W. Hewitt; one 4-sty brk store and tenement, 34x87; $18,000.—Winthrop av, n s, 732 ft. e Barclay st, ow'r, Astoria Light, Heat & Power Co., 4 Irving pl, N. Y. City; ar't, W. C. Mirris; one 2-sty shop and office building, 93x155; $75,000.—Jamaica av, s w cor 13th av, Astoria; ow'r, C. Livaccor, 526 Jamaica av, L. I. City; ar't, A. Vengraseo; one 2-sty brk dwelling, 17x50; $6,000.—Jackson av, w s, 225 ft. s Jane st, L. I. City; ow'r, Chas. Gallagher, Wilbur av, L. I. City; ar't, C. Fauerbach; one 2-sty brk stable, 45x49; $5,000.

The following plans have been filed for buildings to be erected in the Second Ward of Queens: Washington av, w s, 50 s Central av, Glendale; ow'r, J. E. Heitmann, 62 Bleecker st, Brooklyn; ar'ts, Louis Berger & Co.; two 3-sty brk tenements, 20x55; $8,000.—Euclid av, 325 ft. e Colonial av, Forest Hill; ow'r, Cord Meyer Development Co, Elmhurst; ar't, Wm. Adams; one 2-sty frame dwelling, 32x34; $4,000.—Euclid av, s s, 200 ft. e Colonial av, Forest Hills; ow'r, Cord Meyer Development Co., Elmhurst; ar't, Wm Adams; one 2-sty brk dwelling, 28x36; $4,000.—Onderdonk av, w s, s w cor Ralph av; ow'r, A. Bowresse, 255 Onderdonk av, Ridgewood; ar'ts, L. Berger & Co.; one 3-sty brk tenement and store, 25x72; $8,000.

Plans have been filed as follows for Jamaica buildings: Andrew st, e s, 50 ft. s Pacific st; ow'r, E. V. Trinity Luth. Cong. Church, Andrew and Pacific sts, Jamaica; ar't, J. H. Vandervegt; one 2-sty brk parsonage, 25x41; $3,000.—Pinson pl, e s, 50 ft. s Birdsall av, Jamaica; ow'r, Mae E. Ogden, Far Rockaway; ar't, H. N. Smith; one 2½-sty frame dwelling, 20x31; $5,000.—Maxwell av, n s, 280 s Ayling av, Jamaica; ow'r, M. Lambert, 252 Madison st, Brooklyn; ar'ts, Danmar & Co; one 2-sty frame dwelling, 26x32; $6,500.—Cumberland av, s s, 240 ft. e Brooklyn av, Jamaica; ow'r, J. Kertze, Jamaica; ar't, Wm. Dermer; one 2-sty frame dwelling, 22 x30; $4,000.

ELMHURST.—Christian Gable, of 45 Poplar st, Corona, has accepted plans of J. B. Mitchell for a 2½-sty frame dwelling, 22x45, to cost $10,000, which will be erected in Hammond pl, 220 west of Hanover av.

FLUSHING.—A. Markowitz, architect, has planned a 3-sty frame dwelling, 24x29, to cost $3,500, for the Van Fossen Co., 1 West 34th st, New York City.

CORONA.—A. Schoeller, of Montgomery av, Corona, has planned for himself a frame dwelling to cost $4,000, to be erected on Mulberry av, at the corner of Willow st.

WOODSIDE.—L. Berger & Co. have planned for J. Wetz, 8 7th st, Woodside, a dwelling to cost $3,000, which will be erected in 7th st, 50 ft. north of Powell av.

### New York State.

AUBURN.—H. Van Buren Magonigle, 7 West 38th st, Manhattan, is preparing plans and will receive bids in September for a church building for the Greek Catholic congregation at Auburn, N. Y.

ALBANY.—Two contracts for barge canal work involving an expenditure by the State of more than $3,000,000 were awarded Aug. 28 by Supt. F. C. Stevens, of the State Department of Public Works. Contract No. 14, which is 15 miles long and situated partly in the three counties of Saratoga, Schenectady and Montgomery, was awarded to Arthur W. Luce, of Manhattan, for $2,935,763. The work includes the dredging of a channel in the Mohawk River and the construction of several dams and locks. Contract No. 35, situated partly in Oswego County and partly in Onondaga County, was awarded to the Gilmour-Horton-Allen Co., of Sandy Hill, for $739,261. The work involves the excavation of the Oswego Canal at Oswego and the construction of various locks, culverts and spillways.

HUDSON.—Bids are asked until Sept. 14 for complete construction, heating, plumbing and electric work for three new cottages and alterations to Industrial Building for N. Y. State Training School for Girls, Hudson. G. L. Heins, State Arch., Albany.

ALBANY.—Mrs. F. W. Keeler will erect a 2-sty flat house at 416 Yates st.—John Miller will erect a brk flat at 41 State st.—The chapel of the Emmanuel Lutheran Church at 62 Benjamin st will be extensively remodeled.—C. Ruhl will build a 2-sty frame addition to the house at 238 Morton st.—The Glenmore Realty Co. will erect a 2½-sty dwelling at 60 Bonheim st.—Henry Glatz will erect a 3-sty brk and stone addition to the building at 895 Broadway.

TROY.—Architect Wm. A. Sweet has prepared plans for a parsonage for the Memorial Presbyterian congregation.—James Inglis will erect a 2-sty brownstone front residence at the corner of 4th st and 6th av.—Repairs will be made to Schools 12 and 14. Plans are being prepared by the city engineer to include the installation of fire escapes.—Robt. J. Matthews, of Green Island, will erect a house on 9th av, Upper Troy, between 11th st and Rensselaer Park.

SCHENECTADY.—The congregation of A. M. E. Zion Church will erect a new structure in Jay st.—James Danaly will erect a house at 6 Nott st, to cost about $4,000.—W. S. Veeder will build a house at 141 Van Guysling av.—The congregation Shara Schomajim will erect a synagogue on Jay st.—A meeting of the board of supervisors will be held soon to consider plans for the new county building. A site has not yet been selected.

GLOVERSVILLE.—Bids are being received by the board of supervisors for the erection of a new county clerk's office.—Subcontracts will be let shortly on a new building for the Eccentric Club.

AMSTERDAM.—John C. Doesburg will erect a house on Romeyn av.

HUDSON.—The Andrew J. Robinson Co., Manhattan, general contractors for the new Columbia County Court House, have let the contract for plumbing to H. Hemlin, of New York.

LITTLE FALLS.—Architect H. Neill Wilson, of Pittsfield, Mass., is preparing plans for a new hotel for M. G. Bronne. Bids will be received in about a week.

UTICA.—The Citizens' Trust Co. will erect a new building. Agne, Rushmer & Jennison are the architects.

SYRACUSE.—Bids will soon be received for a new gymnasium for Syracuse University.—Dr. Stewart S. Bibbens, 410 South Salina st, will erect a fireproof 40-family apartment building at the corner of South av and Tallman st.—The Overland Electric Co. will erect a new factory building.—Architect E. A. Howard has plans for two houses for Daniel Burke, to cost $10,000 altogether.

ELLENVILLE.—The Huntoon Spring Water Co., Alfred Gaskell, superintendent, at Ellenville, and Frank T. Huntoon, of 11 West 25th st, president, is completing the largest water-bottling plant in the country in this village. The building is of reinforced concrete with brk facings. The walls of the bottling room proper are all white enamel brick. The ceilings and pillars are all in white enamel. The bottling room opens directly into the shipping room, which contains 8,000 sq. ft. This has three large doors opening upon the shipping platform, built of concrete, 16 ft. wide and 150 ft. in length. On this floor the offices of the company are located and are finished in dark oak, with 1,000 sq. ft. of floor space. The entrance is of white marble with tile flooring.

NYACK.—Work has been commenced on two houses, 26x42 ft., and 2 stories in height, for Cornelius Buys, on Voorhis Point. The contract for the mason work has been awarded to A. J. Haring, while Charles McElroy will do the carpenter work. Four other houses will later be erected on the land.

ROME.—Proposals will be received at the office of Supervising Architect, Washington, D. C., until Sept. 12, for the approaches at the U. S. Post Office, at Rome. Address James Knox Taylor, Supervising Architect.

### New Jersey.

TRENTON.—Philadelphia builders are estimating on the general contract for alterations and additions which are about to be made to the post office building at Trenton, N. J. George A. Glenn & Co., of Philadelphia, Pa., are among those figuring.

MERCANTVILLE.—A large new school will be erected at Merchantville, N. J., from plans by H. A. McComb, architect, Philadelphia, Pa. Designs show a 2-sty building, 55x48 ft., of brick and stone, with steam heat, electric light, etc.

HOBOKEN.—Bids will be received by the city council until 8 p. m., Aug. 28, for repaving portion of Third and Grand sts. Jas. H. Londrigan is City Clk.

LONG BRANCH.—One of the most important real estate transfers made in Long Branch in recent years was closed on Wednesday, in the sale of the Casino plot, at Norwood Park, to B. J. Greenhut, of New York. Mr. Greenhut is a member of the firm of Siegel, Cooper & Co. On the site will be erected by Mr. Greenhut a summer home, to cost not less than $100,000.

MONTCLAIR.—The Godfrey Land & Improvement Company, of Montclair, has broken ground for the erection of ten frame and stucco dwellings in Upper Montclair, N. J. The buildings will be erected according to private plans, and contain nine rooms and bath to each building. The exteriors will be of cement stucco, after the style of English country houses.

NUTLEY.—Contractors are estimating from plans prepared by Kirby, Pettit & Green, of 35 West 31st st, New York, for the erection of a church edifice for the congreation of the Grace Protestant Episcopal Church, of Nutley, of which the Rev. Herbert D. Cone is pastor. The proposed building will be of stone construction. Lyman Nichols, of 244 5th av, New York, is chairman of the building committee. The estimated cost of both structures is $75,000.

VINELAND.—Geo. E. Savage, Provident Bldg., Philadelphia, Pa., has plans ready for bids for remodeling the Opera House, at Vineland, for the Vineland Opera House Co.

RUTHERFORD.—Wm. T. Fanning, Paterson, N. J., is preparing plans for a 3-sty club house for the Elks' Club, Rutherford, to cost $30,000.

PATERSON.—Chas. E. Sleight, Romaine Bldg., Paterson, has nearly completed plans and will receive bids for a 4-sty apartment house, 110x187 ft., at Ward and Clark sts., for the Paterson Realty Co. Estimated cost, $100,000.

ROCKAWAY.—E. L. Thompson, of Dover, has purchased the plant of the Rockaway Electric Light Company and proposes improving same.

RAHWAY.—Bids are asked until Sept. 4 for the construction of a reinforced concrete bridge at New Church St., over the Rob-

inson Branch of the Rahway River. The bridge is 46 ft. wide with 60-ft. span. J. L. Bauer, County Engr., 215 Broad St., Elizabeth.

LAUREL SPRINGS.—Bids will be received Sept. 9 for building a new iron truss bridge 64 ft. long over Laurel Lake. Fred W. George, Court House, Camden, is Clerk. J. J. Albertson is County Engr.

SOUTH RIVER.—It is stated that the citizens have voted in favor of issuing $20,000 bonds to erect a town hall.

NEWARK.—The Christian Feigenspan Co. is to erect a frame dwelling and store at 564 Ferry st. There will be 22 rooms and the estimated cost is $8,000. William Moll drew the plans.—The Roseville Realty Co. will build three frame dwellings at 37, 41 and 45 Newbold st. The estimated cost for all is $12,000.—A machine shop will be built for Lay & Marath Co., at 29-31-33 Runyon st. Cost approximately $11,000.

SOUTH ORANGE.—The three buildings in South Orange av, South Orange, which were burned last Wednesday, will be restored by their owners, Mrs. James Birney, Alexander Beatrice and Kraus Mor. Mrs. Birney will build a cement block stable. Mr. Mor states that he will probably replace the burned frame elevator by a concrete building.

CAPE MAY.—Plans have been prepared by C. E. Schermerhorn, of Philadelphia, Pa., for a new parsonage to be erected at Cape May for the First Presbyterian Church, of that city.

WILDWOOD.—A handsome new residence will be built at Wildwood, for C. S. Low, from plans and specifications by Henry L. Reinhold, Jr., and D. M. Van Horn, associate architects.

### Connecticut.

NEW LONDON.—Bids will be received Sept. 4 by Col. F. L. Denny, Quartermaster Marine Corps, Washington, D. C., for repairs and improvements to buildings belonging to the Marine Corps, Naval Station, New London. Jas. Sweeney, Arch., 80 State St., New London.

PARKVILLE.—B. H. Hibbard Co., of New Britain, has secured the contract to erect at Parkville for the Royal Typewriter Co., of Brooklyn, N. Y., two 4-sty brk buildings, each 300x50 ft., and some smaller buildings at one end of the larger structure. The company plans to erect a $350,000 plant eventually, but only part of it is to be built at present.

NEW HAVEN.—Brown & Von Beren, Exchange Bldg., have completed plans for two schools to cost about $25,000.

STAMFORD.—The Engineering Specialty Co., of Meriden, may construct a 2-sty factory, 40x150 ft., at Stamford.

MIDDLETOWN.—The plant of Wilcox, Crittenden & Co., manufacturers of marine hardware, recently destroyed by fire, will be rebuilt.

WATERBURY.—A Providence concern has been given the contract for the foundry building to be erected for the Waterbury Casting Co. on Railroad Hill st. Plans call for a 2-sty brk and steel structure, 190x118 ft., with power house, 33x40 ft., and retaining wall, 70 ft. long. T. B. Peck, architect.

MIDDLETOWN.—Architect W. D. Johnson, of Hartford, is completing plans for the amusement hall and chapel to be erected for the State Asylum for Insane. It will be a brk structure, 72x135 ft, 3 stories.

### Massachusetts.

LYNN.—Geo. I. Leland, city engineer, states that the question of improving and increasing the water supply is being considered. W. S. Johnson, consulting engineer, 101 Tremont st, Boston.

BOSTON.—The city officials are considering a plan of Wm. Jackson, city engineer, for the installation of a system of water mains from Charles River basin, for additional fire protection, etc. It is estimated that it would cost about $250,000 to install the service and pumping station.

BOSTON.—Plans of Freeman, Funk & Wilcox have been selected for the 3-sty engine house to be erected at High, Washington and Walnut sts, at a cost of $60,000.

NORTH ABINGTON.—The Massachusetts Gas & Electric Light Commission has authorized the Electric Light & Power Co., of Abington and Rockland (F. N. Sanderson, superintendent, North Abington) to increase its capital stock for the purpose of making additions to its plant.

SOUTHBRIDGE.—Bids will soon be asked for constructing sewerage purification works. William S. Johnson, 101 Tremont st, Boston, Mass., is engineer.

SOUTHBRIDGE.—Plans for constructing water purification plant for the Southbridge Water Supply Co. are being prepared by William S. Johnson, 101 Tremont st, Boston, Mass.

BOSTON.—James T. Kelley, architect, 57 Mt. Vernon st, will have plans ready about Sept. 1 for a 15-room school house in the West End. Estimated cost, $358,000. Hubbard & French, consulting engineers, 85 Beach st.

BOSTON.—H. L. Gilman Co., 32 Linden st, are preparing plans and will receive bids for 20 4-sty apartment houses, 40x90 ft. Estimated cost, $400,000.—Three 2-family houses are to be built by day labor for C. M. Morwatt, 22 Welles av, Dorchester.—Frederick Rockwell, 252 Bowdoin st, Dorchester, has had plans under consideration for a 3-apartment flat building.—F. G. Powell contemplates erecting a 2-family house at Blue Hill av and Columbia road, Dorchester. Day work.—F. A. Norcross has made plans for brick dwelling for Maurice Rutman, 42 Rose st, and Israel Flink, 81 West Cedar st.

BOSTON.—H. L. Gilman & Co., 32 Linden st., are preparing plans and will receive bids for 20 4-sty concrete, fireproof apartment houses. Estimated cost, $400,000.

CLINTON.—The Bigelow Carpet Co. has let contract to J. W. Bishop & Co., of Worcester, Mass., for erecting mill on Union st., for about $300,000.

MARLBORO.—The Marlboro Electric Co. has been granted permission to issue $170,000 of additional capital stock. Improvements will be made to its plant here. L. P. Howe is Mgr.

SPRINGFIELD.—From the plans of Architect John Wm. Donahue, of this city, McDermott Bros., of Worcester, have the general contract in connection with the parochial residence to be erected in Stoneville for St. Joseph's Parish of that city.

### Pennsylvania.

PITTSBURGH.—Thomas Rodd, Ch. Engr., Pittsburgh, has prepared plans for railroad shops, round house, power plant and coaling station at the Conway yards, 15 miles west of Allegheny, for the Pennsylvania R. R. Co. Estimated cost, $700,000.

HARRISBURGH.—A 6-sty hotel may be erected by Mrs. R. H. Graupner at 5th and Market sts., at a cost of $150,000.

KANE.—J. E. Henretta, Secy. Special School Bldg. Com., states that on Sept. 4 an architect will be selected to prepare plans for a high school, to cost about $90,000.

PHILADELPHIA.—The Board of City Surveyors has passed favorably upon plans for the abolition of grade crossings along the line of the Philadelphia & Trenton Branch of the Pennsylvania R. R. The plans include the steel and masonry construction work between Venango and Cambria Sts. The bridges along the route will be of steel and masonry.

MILBOURNE.—John L. Fry, builder, is about to start work on the erection of a number of dwellings at Milbourne, Upper Darby, on the line of West Chester pike, west of 64th st. The operation will consist of 53 modern suburban dwellings, representing various styles of architecture.

PHILADELPHIA.—A handsome new edifice will be erected at 39th and Walnut sts for the First Church of Christ Scientists from plans and specifications by Carrere & Hastings, architects, of New York City. It will be a 1-sty building of stone, with tile roof, steam heat, electric light, etc. New York and Chicago builders will figure.

### Miscellaneous.

AUGUSTA, GA.—The City Hall Commissioners, W. L. Martin, Secy., announce that $200,000 will be expended for construction of the proposed city hall. Lewis F. Goodrich, 115 8th st, Augusta, will prepare plans and specifications.

DAYTON, OHIO.—The trustees of Dayton State Hospital will have plans prepared for a 4-sty or 5-sty hospital building, to cost $150,000.

NASHVILLE, TENN.—City will vote on Sept. 12 on issuance of $300,000 of bonds for erection of school building.

OBERLIN, OHIO.—Cass Gilbert, 11 East 24th st., Manhattan, has let general contract to George Feick, Sandusky, Ohio, for a 1-sty stone and concrete chapel, 110x163 ft., on the college grounds for Oberlin College, Oberlin. Cost, $125,000.

SAN FRANCISCO, CAL.—The Pacific Steel Corporation in which Jas. A. Moore, of Seattle, Wash., is interested, proposes establishing a plant on San Francisco Bay to cost about $30,000,000 for the manufacture of structural steel, pig iron and bar iron.

ATLANTA, GA.—P. Thornton Marye, Equitable Bldg., has recommended to the County Comrs. that a 6-sty building costing about $881,303 be erected for the city hall and court house building.

LOS ANGELES, CAL.—The Duquesne Brewing Co. is reported incorporated with a capital of $500,000, and has secured a site on Albion and E. Main sts, on which it is proposed erecting a brewery estimated to cost $250,000. A. K. Martell, Mgr.; Ralph Moss, Secy.

PENSACOLA, FLA.—Members of the First Methodist Church have accepted plans prepared by Badgley & Nicholas, of Cleveland, O., for a $100,000 edifice. J. B. Cummings, Chmn. Bldg. Com.

## New Catalogues.

KAHN SYSTEM STANDARDS.—A handbook of practical calculation and application of reinforced concrete. (120 pp.) Compiled and published by Engineering Department, Trussed Concrete Steel Company, Detroit.

The rapid growth of reinforced concrete construction makes necessary a hand book on design, similar to those in use for the ordinary classes of building material. The only data which has been available to the engineer or architect has been the scientific text book, in which the information presented is so involved as to be of little practical value to the busy designer. Otherwise he has had to resort to a series of empirical formulae, or tables, which may only be justified by a few isolated tests. The object of this hand book is to present to the designer tables and information in such form as to be immediately available for use in actual designs, and at the same time to have these tables founded on scientific formulae approved by our very best engineering practice. The data as presented is the result of a large amount of painstaking labor, and of most extensive experience in reinforced concrete, covering the design and construction of over a thousand structures, including buildings, bridges, tunnels, reservoirs, etc. The work as presented deals mainly with the Kahn trussed bar.

FLEMISH DUTCH EFFECTS.—Published by Robert Rossman, 9 and 11 University pl, New York.

Mr. Rossman has issued this catalogue of tiles, tile panels, brass repousse plaques and furniture in view of the largely increasing tendency toward Flemish decorations. The lines presented are most effective and artistic. Panels are framed and unframed, and these shown are beautiful by any canon of art.

RUTTY STEEL WALL PLUGS.—(16mo, 32 pp.) By J. B. Prescott & Son., Webster, Mass.

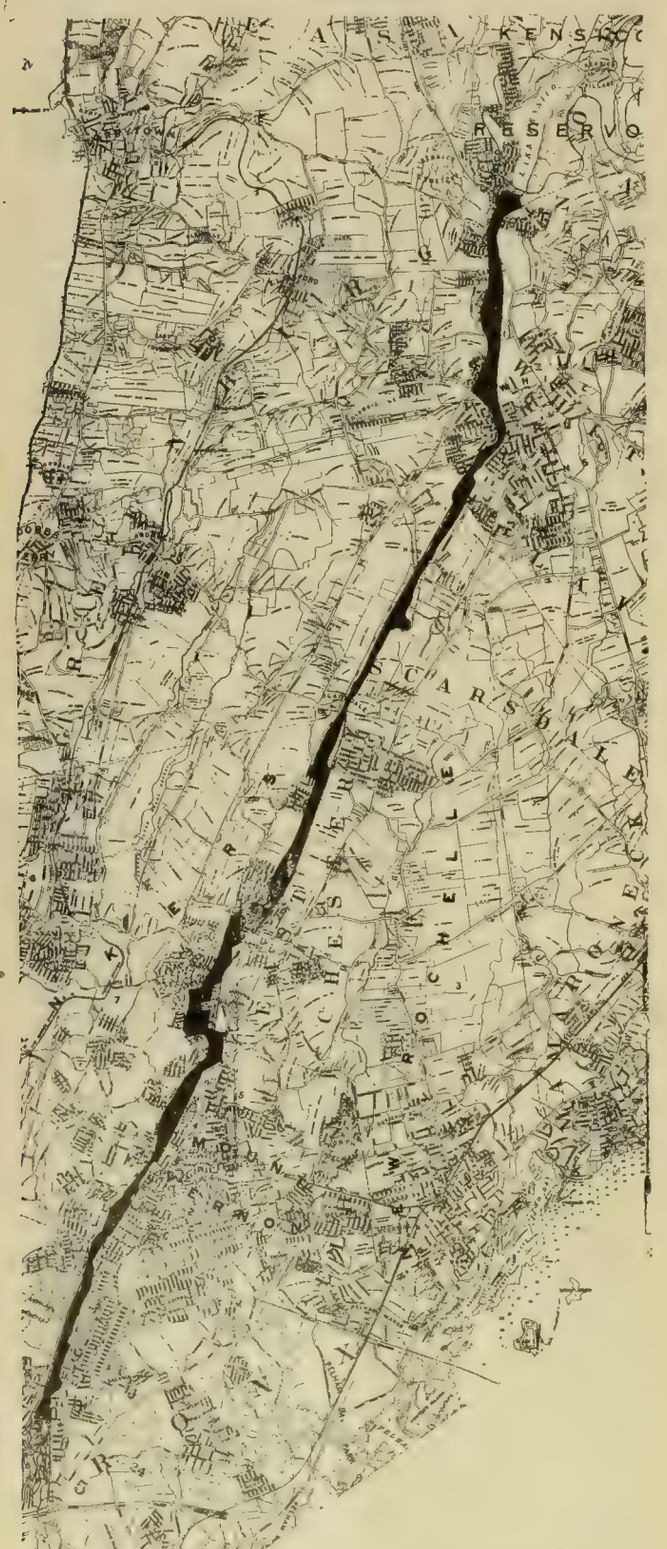
The Rutty system of securing interior woodwork in brick, concrete and hollow tile construction is a great advance over old methods. The Rutty plug is made of heavy sheet steel, so formed that an opening is made sufficiently large for a ten-penny or even larger nail. The plug is of such a thickness that it is instantly placed in the mortar joints as the walls go up and when the cement hardens the plug is absolutely immovable. The flexibility and form of the plug, however, readily admits of a nail being driven into it without in any way disturbing the construction. It makes no difference, therefore, whether the interior finish is put in immediately or even a year afterwards, for the nailing base is always ready. The plug is thoroughly japanned, which effectually prevents corrosion, and therefore rendering it indestructible. This system is now coming into very general use among concrete contractors, the majority of whom declare this method to be practically indispensable in certain forms of construction.

# THE REAL ESTATE FIELD.

## The Bronx River Parkway.

WITH the signing of the Bronx River Parkway bill by Governor Hughes on July 16, the future of the picturesque valley lying through the heart of Westchester County became assured. When unrestricted a small waterway naturally degenerates into an open sewer as population spreads through its territory, and from being a place of natural beauty, or suitable for the highest forms of landscape gardening, is debased to a level of lowest utility. Success in making beauty spots of small rivers is excellently exemplified along the Wissahickon in Philadelphia and the Charles in Boston.

The Bronx River below Bronx Park is past reclaiming, and to preserve it between Kensico Lake and the Park immediate steps are necessary. A commission, consisting of Madison Grant, James G. Cannon, W. W. Niles and J. Warren Thayer, was appointed by Governor Higgins, who unanimously decided that the reservation should be created and the Board instructed its engineer to prepare a map or plan following certain boundaries as to extent which were indicated by the commission.




MAP SHOWING POSITION OF THE INTENDED BRONX RIVER PARKWAY.

The area taken being limited by the consideration of the cost which the acquisition of the land to be taken would entail, but always including such amount of land as was necessary to carry out the purpose of the act under which the commission was appointed. This map or plan was not completed until the commission had obtained full information as to the proposed plans of the New York Central Railroad Company, which operates the Harlem Railroad, running along the bank of the river almost its entire length, and which proposes a widening of the roadbed of its railroad, and of the plans of the New York, New Haven & Hartford Railroad Company, which has recently acquired a large tract of land lying on either side of the Bronx River between Woodlawn and the northerly line of Bronx Park in the city of New York, and of the Bronx Valley Sewer Commission, which is working upon a plan for a great trunk sewer through the valley of the river from White Plains to Woodlawn, and of the President of the Borough of the Bronx, in whose office plans have been prepared for a boulevard to be known as the Bronx Boulevard, running parallel with the river and some few hundred feet eastwardly therefrom, from Bronx Park to Woodlawn, in the city of New York.

The map or plan prepared by the engineer shows all of these proposed improvements so far as they had developed at the time of the preparation of the map. Conferences were held by the Board with representatives of the Sewer Commission, of the New York Central Railroad Company, of the New York, New Haven & Hartford Railroad Company, and of the President of the Borough of the Bronx, and all of these representatives heartily aproved the general plan of the commission and assured it of the hearty co-operation of their respective principals when the matter should come before them officially.

In determining the cost of taking the lands necessary to constitute the reservation, the Board decided that the fairest basis of valuation would be the present value as assessed for the purposes of taxation, and has based its estimate of cost upon such assessed value, and which amounts to $1,650,000, and includes a reservation varying in width from 300 feet to 1,000 feet, and approximating fifteen miles in length.

For the most part its boundaries are physically and logically defined. The Harlem Railroad, following the level grade of the valley, occupies the west slope, 10 to 20 feet above the stream, and with several crossings forms practically a continuous boundary. The proposed new Bronx Boulevard forms an equally natural boundary along the easterly slope from Bronx Park to Woodlawn; above Woodlawn to Scarsdale, the so-called "New York Pipe Line," or aqueduct right-of-way, again forms almost a continuous boundary on the west. Thence to North White Plains, with the railroad still on one side, the opposite boundary is taken along a natural line at the top of the slope, for the most part through undivided lands. At the lower end of Kensico Lake the reservation will join the new area and reservation being established by the New York Board of Water Supply for the projected storage reservoir, occupying some 4,000 acres. At the same point it also connects directly with the State Road extending from White Plains northerly through the centre of the county.

The bill provides that New York City shall bear 75 per cent. of the whole cost of construction and acquiring the land, and of the remaining 25 per cent. the county of Westchester should bear 85 per cent., and the towns and villages through which it passes the remainder. Mr. Niles said to a representative of the Record and Guide that Mayor McClellan had expressed himself as heartily in favor of the bill, and the debt limit of New York was the only obstacle. The bill is now before the Board of Estimate and Apportionment. It will take them years to acquire the property.

### The Satisfaction Piece.

To the Editor of the Record and Guide:

(1) On the paying off of a mortgage, is the party making payment legally entitled to a satisfaction piece? (2) If there is a legal charge for a satisfaction piece, what is it, and (3) who gets it? A. N. F.

Answer.—(1) Yes. (2) The charge for drawing a satisfaction of mortgage varies from three to five dollars. (3) By an attorney for his services in preparing the instrument for signature.

## New Jersey Real Estate Campaign Opened.

ROUSING MEETING IN JERSEY CITY BY THE NEW JERSEY-NEW YORK REAL ESTATE EXCHANGE.

JERSEY CITY was invaded by a host of real estate men on Wednesday afternoon, who took possession of the Board of Trade headquarters, corner Washington and York sts, to hold the first of a series of meetings planned by the New Jersey-New York Real Estate Exchange in the interest of New Jersey real estate. Mayor Fagan sent regrets at his inability to be present. Mr. Frank Stevens, president of the New Jersey Board of Real Estate Brokers, called the meeting to order, and read the invitation that had been issued by the New Jersey-New York Real Estate Exchange. It was a call to all wideawake business men to unite in a movement that will "pave the way for an era of general prosperity that may be expected to follow the opening of the Hudson River tunnels, provided the opportunities offered by that event are properly utilized." It ended with the words: "Our motto is—"New Jersey to the Front." Mr. Stevens intrdouced President Otto Kempner, whose address was devoted to a consideration of the advantages that would accrue to New Jersey by a timely exploitation of the improved transit facilities between New Jersey and the metropolitan district. He also explained the objects of the new Exchange and pointed out wherein it can be made a powerful factor in the development of the New Jersey's realty industry, as well as promote its general prosperity.

At the conclusion of Mr. Kempner's address, the chairman called on several prominent real estate operators of Hudson County; Henry V. Condict spoke eloquently of the future of New Jersey. The State had been maligned in the past, but at last it is going to assume its proper place. He thought that the movement started by the New Jersey-New York Real Estate Exchange would result in great benefits.

Mr. Singer urged immediate action on the question of securing a five-cent fare from Jersey City to every point in Manhattan reached by the Hudson & Manhattan Railroad. He offered a resolution for the appointment of a joint committee by the Exchange and the New Jersey Board of Brokers to confer with the railroad on the fare matter. The motion was unanimously approved. Among the other speakers were Mr. McArthur, of the Public Service Corporation of New Jersey and Mr. Samuel S. Scheuer, vice-president of the Newark Real Estate Exchange. The latter announced that a similar meeting would be held in Newark at the Exchange rooms on September 4.

Secretary Creighton spoke of the great progress the Exchange was making in enrolling new members. At the adjournment of the meeting a large number of those present signed membership applications.

### High-Class Two-Family Dwellings in Demand.

There have been conflicting opinions respecting the wisdom of building high-class two-family dwellings in the middle Bronx, but if the experience of the American Real Estate Company may be taken as a criterion this perplexing question has been answered in a measure, for not only has that corporation succeeded in disposing of a whole row of twenty buildings on Faile st, considered the best of their class ever built in New York City, but it is daily in receipt of inquiries for more of this type. Guided by the success of its first operation, the company prepared plans, and is now constructing another row of similar dwellings on the west side of Faile st, between Bancroft and Aldus. This undertaking includes 22 buildings, which, inclusive of the ground, will average a cost of about $14,000 each. The policy of the company is to build only the best, and to cater to an exclusive class. In the way of transit, that section of the Bronx has all that could be desired. Property in the immediate neighborhood is in strong hands, and as the present class of buildings are of the higher order, it is not unreasonable to suppose that each succeeding two-family operation will conform more closely to the precedent already established.

### Mercantile Success in Popular Locations.

Mr. Webster B. Mabie, of the firm of Mabie & Gillies, real estate and mortgages, 1178 Broadway, corner of 28th st, said, in reviewing the present renting situation, that the demand for renting of high-class retail stores in the shopping center, namely, Broadway, Fifth av and 23d st, is very strong. "We have just arranged for an important lease of a property for five or ten years, and there are others in negotiation which will be consummated in a short time. We have a great many inquiries. The extraordinary success of some merchants in popular locations has had the effect of inducing many others to launch out and to seek permanent locations for their business. Large and increased rents do not deter such enterprises, of course, governed by reason. Such merchants want to get in, and feel they cannot afford to dally along longer. Many regret lost opportunities, and wish to make up for them. This demand, of course, only applies to the great shopping highways, and not to the side streets off Fifth av and Broadway. There is also another feature of the situation, which is this, that people are not trying to rent on a basis of four to four and a half per cent. as they did formerly, as they now appreciate the fact that money is worth six per cent. For example, a piece of property on Fifth av worth, we will say, $350,000, could not be leased on anything like a four per cent. basis. There was a time when such things could be done."

## How Loan Brokers Earn Their Money.

Borrowers and investors have a mistaken notion about the ease with which real estate loan agents make their money.

First of all, the successful real estate broker must be a heavy advertiser in order to get applications for loans. He must maintain a centrally located office, and he takes ten applications and inspects ten pieces of property in different parts of the city for every loan he makes. The application clerk must be a man who understands his business, and the appraiser must possess a judgment well-nigh infallible. If he rejects good loans he injures the reputation of the office and cuts down the profits; if he approves applications which should be turned down he discredits the office in the eyes of investors, who will either refuse to buy the loans or will buy them and regret it afterward.

After an application is accepted the abstract is brought in and must be looked over to see if it is merchantable. Then the papers must be prepared by an expert, signed and recorded. The abstract, having been brought down to show the trust deed, usually goes to an attorney for examination.

If the property is improved it is the duty of the loan broker to see that the building stands entirely within the lot lines. Very few owners have surveys showing the location of the improvements in relation to the boundaries of the land. Consequently, the services of a surveyor are required or else the loan man must make accurate measurements. This requires expert knowledge and takes time.

The insurance policies must be examined, and put in proper shape with trustee clauses attached. The insurance must be renewed as fast as the policies expire. Taxes and assessments must be looked up before the money is paid out, and this examination must be repeated every year in order to guard against tax sales which might in time cut out the lien of the trust deed or mortgage. After the loan is closed the broker must stand ready until it is paid off to lend the abstract to purchasers and to look after the assignment of insurance in connection with every transfer, for which he receives no compensation. The broker usually collects without charge the interest during the term of the loan and the principal and interest at maturity.

The broker must have ample funds to tide him over the interval between the completion of the loan and its sale to an investor. Every large office has at all times $100,000 to $300,000 promised for use in thirty, sixty or ninety days. This means that the broker takes the risk of any change in interest rates, and he often gets the worst of it.

### No Bargains Coming.

Investors who are waiting for bargains in Manhattan property are likely to be disappointed in the opinion of the Tribune. In spite of unsatisfactory money conditions many speculators who have a long list of property for sale are not on the verge of lightening their realty burdens by parting with some parcels at a loss.

At least those speculators do not appear to be worried, and they express no fear as to their ability to hold their parcels for an almost indefinite time. Surely a person who has been a taxpayer for five or more years is, in view of his experience in realty matters, not going to look for a market for his property now. As the renting power of his property has not been impaired in the slightest degree by the scarcity of money for realty operations, there is no danger that he will be forced to sell. Even the owners who have mortgages soon due have no cause to be alarmed unless the mortgages represent a sum greater than 75% of the value of the property. If the mortgages are 75% or more of the value of the property they may have to pay an unusually high bonus for renewals of the mortgages, but these bonus charges will be added to the sum of the old mortgages and the transactions will practically mean no exchange of money. So the owners of such mortgages will not find themselves forced to sell at "sacrifice" or any other prices.

There will, therefore, be no large number of cases arising from present realty conditions which will offer opportunities to pick up "bargains" in the sense in which that word is usually used in the real estate market.

### School of Commerce, Accounts and Finance.

A special course in real estate, designed to meet the needs of real estate brokers and their employees, of men or women who are owners of real estate, and of all persons who are likely, through inheritance or otherwise, to have charge of real property, as trustees, executors or owners, will be opened by the School of Commerce, Accounts and Finance, New York University, at Washington sq, New York City, on September 26. The course will be under the direction of Walter Lindner, solicitor of the Title Guarantee and Trust Company, who will be assisted by specialists in different branches of the business. Among the special lecturers in the school are Charles H. Israels, Lawson Purdy, Charles Griffith Moses, Joseph P. Day, David J. McComb, Richard M. Hurd and G. Richard Davis.

## Wood, Harmon & Co.'s New Plans.

WOOD, HARMON & CO. are going to concentrate more attention upon their Brooklyn interests than they have of late years, and the opening of the Brooklyn subway will be their signal for putting forty thousand lots on the market. The importance of the announcement is owing to the importance of this great firm of real estate developers, possessing as they do the confidence of the public in a marked degree. They own large tracts of land in the Flatbush section amounting altogether to four square miles, some of it so desirable that the firm has been criticised for not opening it up.

Mr. William E. Harmon, who is the president of the holding company for eight or ten corporations styled "Wood, Harmon & Co.," as well as the controlling factor in all, in an interview this week, intimated that the new campaign will have his personal direction. Mr. Harmon says that Brooklyn is the most promising field in the United States, and that, notwithstanding the immense tracts yet unimproved, within eight or nine years the whole borough territory will be developed and occupied.

Asked why his company had not placed these lands upon the market before, Mr. Harmon said that there had been an oversupply, and as he represented investors it was incumbent upon him to differentiate between a present investment value and a speculative value of a given plot, the former being based upon a present earning capacity while the latter upon a future earning capacity.

"The psychological moment has now arrived," continued Mr. Harmon. "At the present time we own about four square miles or 40,000 lots, which on the very day the subway trains from the Battery tunnel run to Flatbush av we are going to place on the market. We are going to get, too, something of the actual value of this property, that is, an average of about $2,000 a lot. The subway trains will reach Flatbush av, I believe, on or before May 1 next spring, and at that time the transportation service under and over the East River will have increased from 60 to 70 per cent.

"There is one builder in Brooklyn who has the most elaborate equipment for extensive building operation, and who wants to construct 1,000 houses a year in Brooklyn, but is now out of land. We are in a position to supply him with all the land he needs for such a great enterprise, and I believe we are in agreement as to terms and can successfully co-operate in a high-class development.

"The kind of development promised for our properties—those extending from Gravesend av east to Flatbush av—more than a mile in width, is going to save a very large portion of Flatbush from the apartment blocks and 2-family bricks, by being built up in detached houses of the better type. But I don't want to be placed in the position of saying that we are going to develop that way; only that that is now the trend."

It is stated that John R. Corbin is the builder who proposes to construct 1,000 houses a year. Mr. Corbin has established an extensive manufacturing plants in lower Flatbush that is capable of turning out all kinds of finished building materials.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Aug. 23 to 29, inc. | | 1906. Aug. 24 to 30, inc. |
|---|---|---|---|
| Total No. for Manhattan | 99 | Total No. for Manhattan | 180 |
| No. with consideration | 10 | No. with consideration | 11 |
| Amount involved | $2,503,187 | Amount involved | $276,850 |
| Number nominal | 89 | Number nominal | 169 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 9 218 | 16 112 |
| No. with consideration, Manhattan, Jan. 1 to date | 623 | 969 |
| Total Amt. Manhattan, Jan. 1 to date | $34,533,973 | $51,294,034 |

| | 1907. Aug. 23 to 29, inc. | | 1906. Aug. 24 to 30, inc. |
|---|---|---|---|
| Total No. for the Bronx | 115 | Total No. for The Bronx | 157 |
| No. with consideration | 15 | No. with consideration | 8 |
| Amount involved | $314,603 | Amount involved | $42,925 |
| Number nominal | 100 | Number nominal | 149 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 6,558 | 8,899 |
| Total Amt., The Bronx, Jan. 1 to date | $5,609,933 | $6,302,879 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **15,776** | **25,011** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$40,143,906** | **$57,596,913** |

**Assessed Value, Manhattan.**

| | 1907. Aug. 23 to 29, inc. | 1906. Aug. 24 to 30, inc. |
|---|---|---|
| Total No., with Consideration | 10 | 11 |
| Amount Involved | $2,503,187 | $276,850 |
| Assessed Value | $1,754,000 | $199,500 |
| Total No., Nominal | 89 | 169 |
| Assessed Value | $3,401,000 | $4,834,500 |
| Total No. with Consid., from Jan. 1st to date | 623 | 969 |
| Amount involved " " | $34,533,973 | $51,294,034 |
| Assessed value " " | $22,947,600 | $35,876,775 |
| Total No. Nominal " " | 8,594 | 15,143 |
| Assessed Value " " | $250,630,500 | $497,820,510 |

MORTGAGES.

| | 1907. Aug. 23 to 29, inc. Manhattan. | Bronx. | 1906. Aug. 24 to 30, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 106 | 90 | 174 | 102 |
| Amount involved | $2,806,433 | $414,872 | $3,508,948 | $635,843 |
| No. at 6% | 56 | 37 | 90 | 3 |
| Amount involved | $549,233 | $140,468 | $1,193,598 | $168,943 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 4 | 11 | 5 | 15 |
| Amount involved | $108,000 | $45,500 | $57,400 | $55,400 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 27 | 17 | 42 | 27 |
| Amount involved | $1,110,500 | $87,375 | $1,183,450 | $296,400 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 4 | ..... | 12 | ..... |
| Amount involved | $59,000 | ..... | $373,500 | ..... |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 2 | ..... |
| Amount involved | ..... | ..... | $40,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 15 | 25 | 23 | 17 |
| Amount involved | $919,700 | $141,529 | $661,000 | $115,100 |
| No. above to Bank, Trust and Insurance Companies | 22 | 9 | 32 | 11 |
| Amount involved | $1,643,200 | $39,500 | $1,303,500 | $135,450 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 9,995 | 13,061 |
| Total Amt., Manhattan, Jan. 1 to date | $249,044,840 | $252,540,960 |
| Total No., The Bronx, Jan. 1 to date | 5,976 | 6,413 |
| Total Amt., The Bronx, Jan. 1 to date | $58,911,954 | $48,427,961 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **15,971** | **19,474** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$307,956,794** | **$300,968,921** |

PROJECTED BUILDINGS.

| | 1907. Aug. 24 to 30, inc. | 1906. Aug. 25 to 31, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 14 | 31 |
| The Bronx | 27 | 32 |
| Grand total | 41 | 63 |
| Total Amt. New Buildings: | | |
| Manhattan | $586,700 | $1,509,350 |
| The Bronx | 185,500 | 221,000 |
| Grand Total | $772,200 | $1,730.350 |
| Total Amt. Alterations: | | |
| Manhattan | $190,580 | $289,915 |
| The Bronx | 11,850 | 72,600 |
| Grand total | $202,430 | $362,515 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 772 | 1,355 |
| The Bronx, Jan 1 to date | 1,374 | 1,487 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,146** | **2,842** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $60,400,760 | $90,243,680 |
| The Bronx, Jan. 1 to date | 15,297,250 | 21,003,945 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$75,698,010** | **$111,247,625** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$12,242,439** | **$16,576,940** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Aug. 22 to 28, inc. | 1906. Aug. 23 to 29, inc. |
|---|---|---|
| Total number | 474 | 646 |
| No. with consideration | 23 | 35 |
| Amount involved | $140,535 | $441,285 |
| Number nominal | 451 | 611 |
| **Total number of Conveyances, Jan. 1 to date** | **23,434** | **25,303** |
| **Total amount of Conveyances, Jan. 1 to date** | **$14,969,239** | **$20,927,705** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 521 | 582 |
| Amount involved | $2,155,398 | $3,371,610 |
| No. at 6% | 270 | 303 |
| Amount involved | $814,523 | $869,430 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 195 | 88 |
| Amount involved | $1,084,400 | $357,599 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 36 | 172 |
| Amount involved | $163,930 | $1,094,899 |
| No. at 4½% | ..... | 2 |
| Amount involved | ..... | $11,080 |
| No. at 4% | ..... | 1 |
| Amount involved | ..... | $2,000 |
| No. at 3½% | ..... | 1 |
| Amount involved | ..... | $1,250 |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 20 | 15 |
| Amount involved | $92,545 | $35,352 |
| **Total number of Mortgages, Jan. 1 to date** | **24,178** | **26,290** |
| **Total amount of Mortgages, Jan. 1 to date** | **$106,587,245** | **$108,424,106** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 133 | 80 |
| Estimated cost | $1,172,945 | $931,075 |
| Total Amount of Alterations | $119,452 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,510** | **5,630** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$49,612,028** | **$42,632,657** |
| **Total amount of Alterations, Jan. 1 to date** | **$4,683,306** | **$3,558,243** |

A list of buyers is one of the most important assets a Real Estate office can have, and is one of the things most neglected. Generally it is entrusted to the memory of fly-by-night brokers. By the use of the card system of conveyances and the Record & Guide Quarterly, the broker can ascertain which property is conveyed and kept free and clear. This forms an excellent list for possible sales or exchanges.

# PRIVATE SALES MARKET

Jere Johnson, Jr., Company will sell at auction next Monday, Labor Day, rain or shine, at 1 p. m., on the premises, 214 extra large lots, averaging about 25x125 ft. each, and constituting the premises formerly known as the De Kay Estate property, located on Castleton, Bard and Davis avs, Mada, Prospect and Forest avs and De Kay st, Livingston, Staten Island. This property is said to be the most desirable tract of any size ever offered at auction on Staten Island. Water mains in Bard and Castleton avs and in part of Davis av. Sewers in Bard and Davis avs north of De Kay st and in the greater part of Castleton av. Careful restrictions. Expensive stone sidewalks. Beautiful and massive trees. Castleton, Bard, Davis and Forest avs macadamized. The other streets well made. In subdividing this property the map of the City of New York, shortly to be adopted, has been followed as closely as possible—a fact of vital importance to all intending purchasers of Staten Island real estate. Lots may be paid for in 24 monthly instalments or a discount of 5 per cent. (5%) will be allowed for all cash. Titles are insured without expense to purchasers by the Title Guarantee and Trust Co. To reach the lots: Take at St. George any car marked "Castleton Avenue, Brighton Heights," and get off at the Bard av corner of the property. The property is only two miles from the ferry, and is on a commanding elevation.

Barring an important transaction in the Times Square section, no outward evidence of improvement has manifested itself in so far as the private sales market is concerned. On the contrary, the situation in this respect as applied to Manhattan and the Bronx is less encouraging than during the preceding weeks of the current month. Prices continue firm and in many instances are admittedly too high, and although there is no lack of buyers in the field the stiff attitude of the seller in failing to grant concessions precludes the closing of many otherwise successful negotiations. This condition is rendered more acute by the unfavorable situation with respect to the procurement of mortgage loans. Notwithstanding repeated assurances of an easing up in this direction, the fact remains that local money is still hard to obtain. However, financial assistance from outside quarters, while as yet insufficient to meet the numerous demands, is rapidly relieving the situation. This was particularly noticeable during the week by the filing of a five-year mortgage of $425,000 at six per cent. by an up-State savings bank on the property of the New York Law School at 172-174 Fulton st. The purchase of a part of the Shanley holdings on Broadway and 46th st, aside from its magnitude, furnishes another illustration of the profits which invariably result from timely investments in the Long Acre section. From the Long Island districts, while the usual signs and symbols of a quickening in that zone are still held out as bait to the small lot investor, few are purchasing, and if the score or more of recently vacated real estate offices in the neighborhood of Jamaica may be taken as a guide, the boom in that quarter is no more. The total number of private sales reported is 44, of which 9 were below 59th st, 15 above, and 20 in the Bronx.

## SOUTH OF 59TH STREET.

### A Purchase in Chambers Street.

CHAMBERS ST.—S. B. Rogers bought for a client from A. V. Whiteman 144 Chambers st, a 5-sty brownstone building, 25x75, 75 ft. west of West Broadway. The buyer intends to improve the parcel. Real estate values in that vicinity are likely to be materially benefited upon the completion of the McAdoo terminal.

7TH ST.—A. Hornstein sold for M. Kaplan to L. I. Messer 94 East 7th st, a 5-sty tenement, 22x94.10.

12TH ST.—Mrs. Annie Melvin sold to a purchaser for investment 161 West 12th st, a 3-sty dwelling, 20.10x103.3.

12TH ST.—Huberth & Gabel sold for Mary McQuade the 4-sty tenement with stores, 340 East 12th st, 50x irregular.

35TH ST.—George R. Read & Co. sold for Max Solomon to a client the 4-sty flat, 408 West 35th st, and resold the property to Christopher C. Ellis.

50TH ST.—J. A. Vetter sold to Louis J. Jacobs 534 West 50th st, a 5-sty tenement, 25x100.5.

57TH ST.—S. J. Redlich sold for Dr. S. Paul to a client 245 and 247 East 57th st, two 3-sty dwellings, 16.8x100.5 each.

AV C.—Frank M. Franklin bought from Mayine Katz 269 Av C, a 5-sty tenement with stores, 23x86.

### A Notable Purchase in Times Square.

BROADWAY.—As a result of the efforts of McVickar-Gaillard Realty Co. a deal involving the purchase of 1555 Broadway and 203 to 217 West 46th st was brought to a successful conclusion on Thursday. The Broadway lot measures 23.10x89, and the eight buildings at the rear take in a frontage equalling 139 ft. The sellers are the Shanley Brothers, and although the identity of the purchaser could not be learned, it is understood that the plot is likely to be improved with a new theatre. The area of the entire plot is about 16,000 sq. ft., sufficient in size to accommodate a playhouse of no mean proportions. Besides the property figuring in the present deal, the sellers still possess a frontage on Broadway of about 75 ft. It will be remembered that their most recent purchase, which was made at auction a few months ago, included a blacksmith shop on a triangular plot of 825 sq. ft. at 1563 Broadway, for which they paid $96,200. The price in the deal just closed is said to have approached $600,000.

## NORTH OF 59TH STREET.

73D ST.—Meyer Lefkowitz bought from D. N. Goldstein 221 East 73d st, a 5-sty 4-family tenement, 25x100.

80TH ST.—Slawson & Hobbs have sold for Charlotte B. Bickmore to a client for occupancy the 4-sty high-stoop dwelling, 130 West 80th st, size 20x102.2.

83D ST.—McVickar-Gaillard Realty Co. sold for N. L. & L. Ottinger 69 West 83d st, a 4-sty dwelling, 16.8x102.2.

91ST ST.—S. J. Redlich sold for the Central Trust Company, as trustee of the John J. Lynes estate, 22 West 91st st, a 4-sty high-stoop dwelling, 18x100.8. The property has not changed hands in 20 years.

92D ST.—Irving I. Kempner sold the lot 25x100.8 at 114 East 92d st to Aaron Rossman.

93D ST.—F. Gouget sold for Amelia McEntyre to L. F. Warner 159 West 93d st, a 3-sty dwelling, 15x100.88. The same broker has sold for Annie L. and Delphine J. McEntyre the similar adjoining dwelling, No 157.

101ST ST.—Slawson & Hobbs sold for Laura B. Anthony 247 West 101st st, a 4½-sty American basement dwelling, 16.8x104.10.

127TH ST.—James J. Connor sold for Louis J. Jacoves, to J. A. Vetter, of Ridgefield Park, N. J., the 6-sty apartment house, 157 East 127th st, 30x99.11, the buyer giving in part payment 534 West 50th st, a 5-sty tenement, 25x100.

133D ST.—Clarence E. Hutchinson sold for Jacob Bashine and others the 5-sty apartment house 157 West 133d st, 25x100. In part payment for this parcel the buyer gives a 3-sty dwelling, 25x100, at 151st st and Webster av.

133D ST.—Clarence E. Hutchinson sold for Henry Weissman to a Mr. Eisenberg, 136 West 133d st, a 5-sty apartment house, 25x100.

136TH ST.—A. Miller sold to Samuel Otto the 3-sty dwelling, 152 West 136th st, 16.8x99.11.

142D ST.—Pocher & Co. sold 230 West 142d st, a 5-sty new law flat, 40x100, for Samuel L. Schwartz.

LENOX AV.—Max Marx sold through Morris Bernstein to Jacob Dousbach, 456 Lenox av, a 5-sty flat with stores, 25x84.

8TH AV.—Kirkpatrick & Urquhart sold for J. Katzman the 6-sty flat 2853 and 2855 8th av, 37.8x100.

## BRONX.

137TH ST.—Zinser & Clausen sold to a purchaser for investment the 5-sty flat 458 East 137th st, 25x100.

169TH ST.—Chas. E. Cathie sold for a client of T. J. Meehan a 4-sty flat, 26x74, on 169th st, near Boscobel av.

BERKELEY AV.—Rollins estate sold to a Mrs. Houston a plot of about 5 lots on the west side of Berkeley av, Van Cortlandt Terrace.

CHARLOTTE PL.—J. B. Sagorra, Jr., & Co., bought for Monro G. Dessauer from a client the plot, 212x100, on the west side of Charlotte pl, between 170th st and Jennings st, and also the plot, 256x116, on the east side of Charlotte pl, between the same sts. Both plots will be improved at once with 28 2-family houses.

EDENWALD.—Edenwald Land Companies sold to Thomas Callahan two lots on Wright av, 250 ft. north of Nelson av, to Joseph Boernmels one lot on Doon av, 261 ft. north of 20th av; to Annie Anderson one lot on Monticello av, 325 ft. south of Randall av, and to Joseph Kaminsky one lot on Seton av, 225 ft. south of Randall av.

INTERVALE AV.—S. Cowen sold for Charles Schmidt the two lots running from Intervale av to Hall pl, together with the 2-family dwelling at 1072 Hall pl.

LEIGHTON AV.—Van Cortlandt Realty Co. sold to Mrs. Owen Davis the plot of about 4 lots on the east side of Leighton av, at the city line, Van Cortlandt Terrace.

PARK AV, ETC.—F. M. Weiss sold for Marcus Nathan to Samuel Young the two-family dwelling on the northeast side of Parker av, 163 ft. northwest of Westchester av; also for Bella Wolfsohn to Richard Fitzpatrick the two-family dwelling on the south side of Poplar st, 98 ft. west of Roselle st.

PROSPECT AV.—S. Cohen, sold for C. A. Silverman, the two 5-sty tenements 659 and 663 Prospect av, on a plot 75x100.

SOUTHERN BOULEVARD.—Butler & Herrman Company, have sold to a client for Mr. Leopold Louis, 3 lots, 75x100, east side of Southern Boulevard, between Jenning and 172d sts.

VYSE AV.—Spencer Blake Realty Co. sold for Henry Arnstein of Orange, N. J., to Lida B. Koch, 1145 and 1147 Vyse av, two 3-sty brk two-family houses, 20x100 each, and resold the same for Miss Koch to A. Eisenberg.

WHITE PLAINS AV.—Posen Veimek sold to Adolph W. Goldgeier a 2-family house, 50x100, on White Plains av, near Morris Park av.

WESTCHESTER AV.—Ernst-Kahn Realty Co. sold to Henry Karlich 1107 Westchester av, a 3-sty frame tenement, 20x56. This property has been transferred six times recently.

## LEASES.

Sheldon & Becker leased for Sallie M. Mead 261 West 73d st, a 4-sty dwelling, 19x102.2, to a client for a term of years.

The Willard S. Burrows Company leased to Moe Levy, for a term of years, the building 1439 Broadway, between 40th and 41st sts.

George R. Read & Co. leased the store at 421 5th av, southeast cor of 38th st, for Paul A. Meyrowitz, to Michaelian Brothers & Co.

Bloodgood, De Salles & Talbot leased to the Knickerbocker Syndicate 331 5th av, the southeast corner of 33d st, for 21 years, at an aggregate rental of about $500,000.

Jesse T. Meeker leased the store and basement in 226 5th av for the Import Cigar Company to Moses Cherry, for a long term, and the entire third floor in 288 5th av, for A. S. Sharp to S. J. Sommers.

The H. H. Fuller Realty Company leased for the Kips Bay Brewing & Malting Company to A. G. Kaufmann & Co., for a term of years, 25,000 square feet of space in the building at the southeast cor of 1st av and 38th st.

Duff & Brown leased the following dwellings: For Judge W. H. Olmsted, 583 West 145th st; for Merrill & Rogers, 474 West 144th st; for Katherine C. Herne, 347 Convent av, for George D. Sherman, 409 West 150th st; for Martin Wallace, 509 West 144th st, and for Sonn Brothers, 454 West 142d st.

# WANTS AND OFFERS


**Investment Properties**
In Localities of Enhancing Values
**PRIVATE HOUSES**
Revised Lists on Application
**N. L. & L. OTTINGER**
31 NASSAU STREET
Telephone, 3462 Cortlandt


149 W. 61ST ST., a four-story brown stone dwelling for sale. Lease expires Oct. 1. JACOB A. KING, 596 Broadway, or 51 W. 125th St.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

**$1 MAP OF LONG BRANCH, N. J., FREE**
to any one interested in that section for six cents in stamps to cover postage. JACOB A. KING, West End, N. J.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

EXPERIENCED BROKER WITH THOROUGH KNOWLEDGE OF VALUES, PARTICULARLY IN TIMES SQUARE SECTION, HAVING MANY PARCELS FOR SALE AND LEASE, NOT GENERALLY ON THE MARKET, ALSO LARGE, EXCLUSIVE CLIENTELE, IS OPEN TO TAKE MANAGEMENT OF ESTABLISHED REAL ESTATE FIRM, WHO MAY CARE TO OPEN A BRANCH IN THIS, THE COMING SECTION OF THE CITY. AMONG MY REFERENCES ARE THE LARGEST FIRMS, BANKS, ATTORNEYS AND PROPERTY OWNERS. ADDRESS "TIMES SQUARE BROKER," BOX 156, c|o RECORD AND GUIDE.

**APPLICATIONS WANTED direct from owners or brokers for first and second mortgage loans on New York City real estate. WILLIAM G. KLINE, 74 Broadway.**

WANTED—Women as general helpers in the wards of Harlem Hospital. Salary $15.00 per month and maintenance. Apply to SUPERVISING NURSE, Lenox Avenue and 136th Street. (37330)

YOUNG MAN desires position in real estate office. Three years' clerical experience with large Fifth Ave. concern. References. Box 80, care Record and Guide.


**Lawyers Title Insurance & Trust Company**
**CAPITAL AND SURPLUS - $9,500,000**
TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }
Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.
**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**
**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**
**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**
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WANTED—Women as general helpers in the wards of Fordham Hospital. Salary $15.00 per month and maintenance. Apply to ACTING SUPERVISING NURSE, Southern Boulevard and Crotona Avenue. (37308)

WE WILL PAY TEN CENTS each for copies of the following issues of the Record and Guide (delivered in good condition) at our office, 11 East 24th street, Manhattan: February 2, 1907, volume 79; March 16, 1907, volume 79; November 3, 1906, volume 78; September 17, 1904, volume 74.

WOOD-WORKING FACTORY.
Newly equipped for manufacturing bank, office, store fixtures; 15 minutes from New York; sacrifice; small amount cash required. Box 90, care Record and Guide.


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**Hudson Mortgage Co.**
*(Organized Under the Banking Law)*
170 BROADWAY
*CAPITAL $500,000*
**GOOD SECOND MORTGAGES**
PURCHASED AND SOLD



**KALT & ZWERLING**
**CARPENTERS and GENERAL CONTRACTORS**
Estimates for New Buildings Cheerfully Given
Tel., 4726 Orchard 151-3 SECOND AVE., N. Y.


M. & L. Hess leased for the United States Trust Company, trustee under the will of Joseph Fisher, to Henry Corn, the property known as the "Hotel Normandie," situate at Nos. 1384-90 Broadway, southeast corner of 38th st, for a term of 21 years and 5 months, at a rental aggregating over $1,000,000. The improvements consist of an 8-sty and basement strictly fireproof building, covering a plot 77.8½x120, which Mr. Corn will rebuild at an expenditure of about $150,000, making the structure one that will be modern in every respect for commercial purposes. The altered building will contain stores, lofts and offices, for which already there are applications from tenants requiring as much as one and two entire floors.

M. & L. Hess leased for Phillip Braender to the Holtz & Freystedt Company, of which Mr. W. L. Taupier is president, the store, basement and first loft in the 11-sty and basement building, 50x92, now in the course of construction at 7-9 East 20th st, adjoining the corner of Broadway. The lease is for a term of 21 years at an aggregate rental of $350,000. The building will hereafter be known as the "Taupier Building" taking its name from the President of the company. Extensive alterations are planned including an ice-plant and interior decorations, which will involve an expenditure of $75,000. The lessees are now located at the corner of Franklin st and Broadway and also at the corner of Houston st and Broadway. Their new location will be their third branch. It is the intention of the lessees to follow the trend of the uptown movement, to keep in touch with its patrons.

## REAL ESTATE NOTES

A young man desires position in real estate office.

Mr. Jefferson M. Levy has returned from a European trip.

William Richtberg was the broker in the sale of the property 249 West 36th st, reported last week.

If you want to sell your real estate, give a good broker the exclusive agency, and make it worth his while to work.

M. H. Raubitschek, formerly of 136 West 116th st, is now a member of the firm of Spencer-Blake Realty Co., 122 West 34th st.

The Onondaga County Savings Bank has loaned the New York Law School $425,000 at six per cent. for five years on its property at 172 and 174 Fulton st.

New York City's tax exempt mortgages are attracting more and more investments from towns outside where opportunities for safe investment are limited.

Frederick E. Richards, of the office of Bryan L. Kennelly, 156 Broadway, Manhattan, has returned to the city after an interesting trip through France and Germany.

Wanted, copies of the Record and Guide, of the following dates: Feb. 2, 1907; Mar. 16, 1907; Nov. 3, 1906; and Sept. 17, 1904. We will pay ten cents each for copies delivered in good condition at our office, 11 East 24th Street, Manhattan.

Among this week's conveyances the transfer of the title of the 4-sty brownstone stoop dwelling at 881 5th av from Francis C. Bishop et al, exrs., &c., Heber R. Bishop, to Edward H. Harriman is noted. The consideration mentioned is $600,000.

A deed conveying the property of the New Yorker Staats Zeitung, at the junction of Park row, Tryon row and Centre st, to the City of New York, appears in this week's conveyances. The consideration mentioned is $1,650,000, with interest of $55,687.

The Second National Bank, of the Fifth Avenue Hotel, is the buyer of the Goodrich estate properties stiuated at the northwest corner of 5th av and 28th st, the sale of which was recently reported. The bank will improve the site with a modern office building.

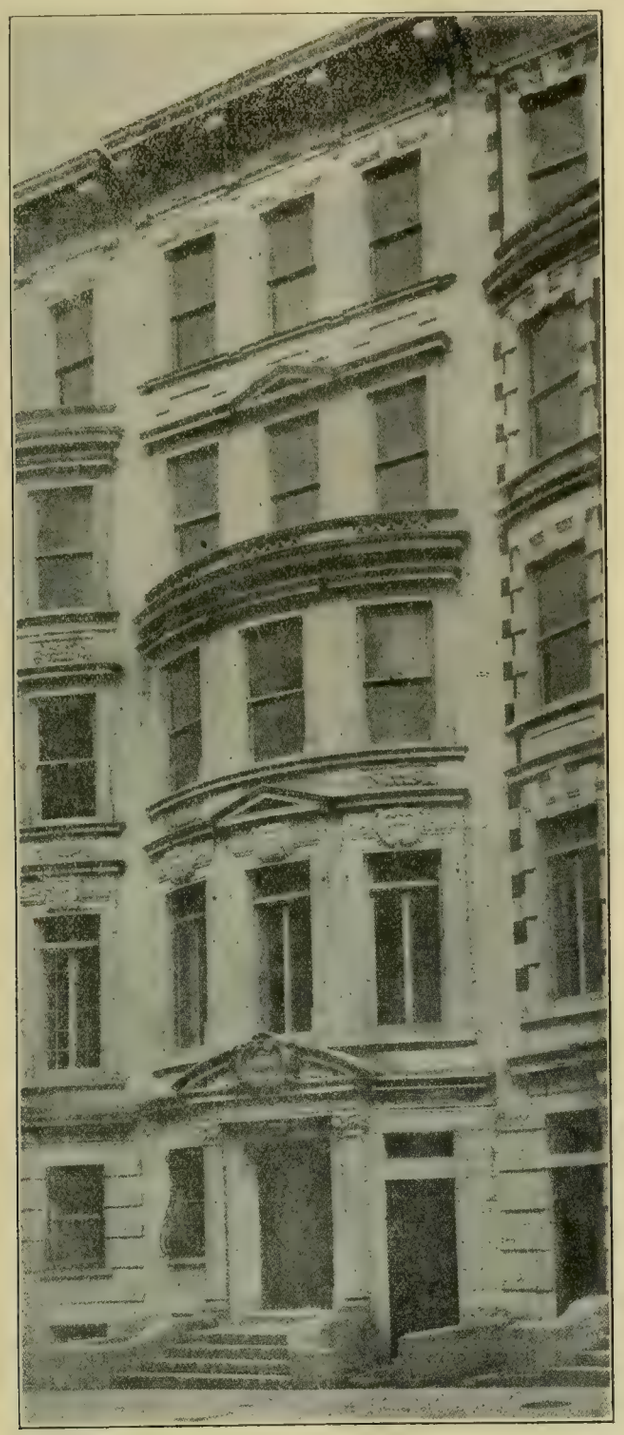
The medium price apartments in the middle Bronx are filling up rapidly. In the Southern Boulevard and Westchester av section there are fewer vacancies now than in the spring. This is particularly noticeable in the apartments of the American Real Estate Co. in the Simpson st district. Out of 237 available apartments in 14 buildings owned by that company 210 are rented and occupied.

President Edgar J. Levey, of the Title Insurance and Trust Company, does not recollect a time, except during a panic, when mortgage conditions were worse than they are to-day. So difficult is it to place a loan, brokers are able to charge almost any amounts as commissions, part of which sometimes probably gets back to the lenders. "In our own business," he says, "we are seldom lending the full amount, now that money is scarce. Our loans are arranged in such manner that we can get our customers among the financial institutions to take them."

# PRIVATE DWELLINGS IN MANHATTAN

## PRIZED BY THEIR OWNERS ABOVE CURRENT OFFERS—VALUES STEADILY RISING—THE CARLEW HOUSES IN EIGHTY-FIFTH STREET—ERNEST FLAGG'S MANSION.

One of the features of the fall market in Manhattan, judging by the increasing number of inquiries, is likely to be the sale of private dwellings. The demand in this respect is being brought about principally as an effect of the encroachment of business upon the residential sections, which is forcing a large number of residents to seek homes elsewhere. Aside from this, the growing wealth of the country is adding materially to the number of those who can afford to possess houses and lands, and with many the element of investment appeals to a marked

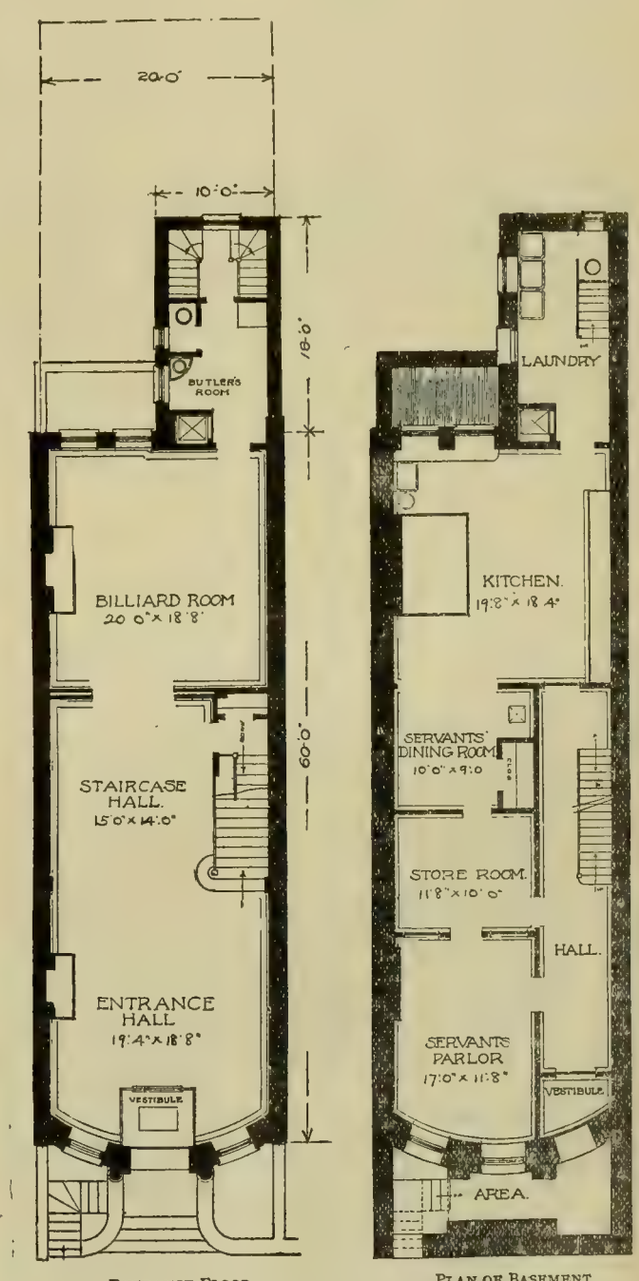


ONE OF THE CARLEW HOUSES.
85th Street, Manhattan.

degree. In buying a private dwelling for occupancy the inclinations of the purchaser should be regulated by the sum he can afford to invest, as well as the amount he can conveniently set aside from his income to be applied toward the payment of rent.

A purchase of this character cannot be reckoned as an income-producing investment unless the dwelling is subsequently leased to an occupant who pays a rental sufficient to cover interest on mortgage indebtedness, taxes, Croton water, insurance and other charges incidental to the maintenance of the property, besides leaving a net remainder sufficient in amount to represent a reasonable rate of interest upon the total sum of the investment. If the owner continues to occupy the premises he should be guided by a sum equivalent to the rent he would pay were he a tenant instead, which would equal the total of the charges mentioned plus the legal market rate of interest on the actual cash invested, besides allowing for depreciation.

Under the condition illustrated, the ratio of profit or loss on an investment in dwelling property can only be arrived at when a resale of the parcel has been effected. The acquisition of the high-class modern dwelling is now more in the nature of a combined investment, socially and financially, and the success of the movement depends not alone on the choice of location, but upon business conditions as well. As a consequence of the gradual invasion of business, there are practically no




ENTRANCE FLOOR — PLAN OF BASEMENT

TYPICAL FLOOR PLANS IN CARLEW HOUSES.

restricted dwelling neighborhoods south of 59th st, and in obedience to the desire for exclusiveness and freedom from the sight of trade, many are purchasing in the vicinity of parks.

This condition naturally manifested itself at first by an extraordinary demand for small dwellings, until at the present moment there are few to be had. While there are still a large number of the more pretentious dwellings on the market, the surplus supply is rapidly diminishing. In this connection it can be said that brokers report a large increase in the number of inquiries for property of this description, both for sale and to

rent. Among the large operations of the present year is a row of 15 built by Mr. James Carlew, long known as a builder of high-class dwellings. The location of this group is on the north side of 85th st, between Central Park and Columbus av. The buildings have five stories, swell front, and are built of Indiana limestone, varying in width from 20 to 21 ft., and in depth from 60 to 64 ft. Several of the houses, although to all appearance of the American basement type, have additional lower basements. They are very handsomely filled out, as well as thoroughly constructed. It is interesting in making comparisons to think of the changes that have occurred in the style and construction of private dwellings since the period when the high-stoop first became popular on Manhattan Island. These Carlew houses seem to represent the highest attainment of the American basement type, primarily built to sell, just as the new Ernest Flagg house, in 40th st, is the forerunner of another style of private dwelling, built for the owner's occupancy, in which a Parisian porte cochere will be a distinctive feature.

THE PROFESSIONAL ASPECT.

In alluding to the increase in the number of inquiries with respect to dwellings, Mr. F. A. Wyckoff, for the McVickar-Gaillard Realty Company, of 444 Columbus av, said the private house situation west of the Park was peculiar in comparison with other years. The demand far exceeded the supply, and while prices of desirable houses have increased about 20 per cent., owners who are occupants were not selling, and buyers were slow in paying the advance for houses on the market:

"The demoralization of the residential district below 59th st, the high prices of houses east of Central Park, and the improvement of transit facilities, have sent a better class of people to the west side, which has the benefit not only of Central Park, but Riverside Drive and the Hudson.

"There is a brisk demand in both of these sections for dwellings that sell from $40,000 to $50,000, and the tendency is back to the old style high-stoop houses, which offers a front basement room for the use of servants. The upper west end section of the west side is the limit for high-class residences of this character, property further north being unrestricted.

"The depressions in the stock market will have no material effect on buyers of private dwellings, as people must have homes, and an expenditure of several thousand dollars in a house is a better investment than paying rent, and at the same time offers a good speculation as well.

"The West Side offers the most modern houses for less money than any other residential section in New York, and with the few remaining lots we are looking for a steady increase in prices."

Mr. C. W. Mix, Secretary of the Frank L. Fisher Co., 440 Columbus av, in canvassing the dwelling-house situation, made the statement that inquiries for this class of property, both as to sale and rental, are on the increase. In his business he finds that the prices are strong and that the owners are firm on their asking figures and not inclined to lower them:

"Private houses are in excellent demand, particularly modern and up-to-date houses, as they can be immediately sold or rented at advanced prices over one or two years ago. There seems to be a scarcity in private houses this year, more particularly noticeable than at any period for the past three or four years. We find very few what you would term bargains, as the owners generally endeavor to get the best possible price, and unless they can obtain it, they are quite willing to hold them.

"As regards the buyers, there is a very strong demand from this source, and a very healthy condition. The buyers seem to realize the situation very readily, and in nearly every case have to concede to the terms of the owner."

Mr. Mix considers it is an excellent time to buy private houses, as it is reasonably sure that prices will be more firm the coming year.

As for private dwellings to rent, Mr. Nash, of Pease & Elliman's West Side office, assured us that the requirement was far in excess of the supply, and that nearly all new leases are being made at a higher figure. He has just closed a lease at $3,000 a year in a case where the rent previously obtained for the house was $2,300, which is an increase of about 30%. Of course this is above the average, but it shows that the party was unable to get a house to suit him on better terms, as he went to nearly every broker on the West Side.

As usual, the greatest call is for moderate-priced houses; that is, from $1,200 to $2,000 a year, and at the present time there are few houses for rent under $2,000, while the number available above that figure is very limited. According to Mr. Nash's observation, buyers for private houses are not so numerous as last year, although during the past week or so there has been an increasing number of inquiries for houses ranging from twenty-five to thirty thousand dollars. There has been no reduction in prices asked for houses, and most owners feel that in two or three years they will be able to get even more for their property than they are holding them at now.

### Bronx Assessments Now Due.

The following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested: Regulating, grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches and erecting fences where necessary on Findlay av, between East 165th st and East 167th st; College av, between East 165th st and East 167th st, and East 166th st, between Webster and Morris avs.

### How to Draw a Contract.

As a rule, the basis of a real estate sale is the contract entered into between the parties or their agents. It is of the utmost importance that this contract should be prepared with the greatest care, since the same is intended to be an agreement not only setting forth all the particulars relating to the proposed sale and purchase, but also binding both parties to the performance of all the terms, covenants and stipulations contained in the agreement.

Ordinarily the contract is signed by the parties at the very beginning of the transaction, and therefore before the purchaser has had an opportunity to have his lawyer examine the abstract and furnish him with an opinion of title. The purchaser, therefore, must necessarily rely on the representation of the seller as to the state of the title and the seller's ability to convey a good and merchantable title subject to such objections only as may be stated in the contract. If the seller has for any reason omitted to state to the purchaser at the time the contract is entered into any material defect in the title to the property in question, which defect the seller may be subsequently not able to or willing to remove and the purchaser not be willing to accept title subject thereto, then the contract will necessarily have to be abandoned, with perhaps much loss of time and money to either or both of the parties interested.

The uncertainty as to whether or not a careful examination of the title will prove the same to be as anticipated is a serious stumbling block in the way of parties to a contract, and if it could be the order of things to have the title passed upon before the signing of the contract practically all of this uncertainty and consequent disappointment might be avoided. But it is here that in all probability the interests of the agent or broker would bar the way to reform. Unless specially bound by contract, real estate agents or brokers are not concerned about the condition of the title to the property the sale or purchase of which they have negotiated. Their part of the contract is concluded and their commissions earned when the parties have been brought together and have signed the contract, provided, of course, the purchaser is ready, able and willing to carry out the contract.

Under all the circumstances, the purchaser will act wisely if he refrains from signing a contract until he has consulted a legal adviser, if the deal is to be one of large importance to him. No injury is done to either seller or broker if the purchaser withholds his decision until he has consulted a lawyer. On the other hand, it is true that in small cities, where the parties are well known to each other, it is not unusual to have no contract at all. The parties to the sale may never meet until the day when the deed is passed, and the agent is the master of ceremonies. He has had a search made of the title, and the parties rely absolutely upon his counsel. No earnest money is paid, and the agent does not expect his commission until the sale is actually made. However, that is not the way in New York, and it is important for buyers to know what kind of a contract to sign. A useful manual on this subject is published by the Record and Guide, entitled "How to Draw a Contract," by George W. Van Siclen. (Price, $1.)

## The New Fire Limits.

A certainty from the Building Code Commission will be extensions of the fire limits in the Bronx, Brooklyn and Queens, and probably an area of absolute fireproof construction in Manhattan. For the Bronx it is proposed to extend the line from 161st st to about 182d st. The Committee on Fire Limits has proposed this provision:

Beginning at the Harlem River bulkhead line 100 ft. north of Fordham road, running thence easterly to Kingsbridge road; 100 ft. north of Kingsbridge road, running thence easterly to Pelham av, 100 ft. north of Pelham av, running thence easterly to Southern Boulevard, running thence 100 ft. from the westerly side of Southern Boulevard to 182d st, to the westerly side of Bronx River, thence following the Bronx River to the East River, thence following the East River to the northwesterly side of Bronx Kills to the Harlem River, thence along the Harlem River to the place of beginning.

It may be proposed to make an amendment in favor of some sections, such as Hunt's Point University and Morris Heights, so that frame construction may be continued when a single house occupies at least two city lots. Frame buildings in solid rows is likely to be prohibited practically everywhere, in Brooklyn and Queens, as well as in the Bronx. Former Supt. of Buildings Calder of Brooklyn has made this recommendation for his borough.

### The Lower West Side.

Mr. J. S. De Selding, of De Selding Bros., 149 Broadway, Manhattan, affirms that they are in receipt of many inquiries for property in such thoroughfares as Chambers, Warren and Murray sts. From present indications realty in that locality is beginning to attract attention as a speculative investment. Its present cheapness in price, together with the almost certain assurance of substantial increases in values, make property investments in that neighborhood particularly attractive at this time.

# OF INTEREST TO PROPERTY OWNERS.

**Our readers have noticed that a department has been opened wherein it is hoped more particularly to interest property owners. We have had departments for builders and real estate agents and brokers, both of which comprehended also the affairs of property owners; but indicative of an intention to give more space to those who own real estate and furnish the basis of the business of builders and agents, we have made a separate division of the paper for their topics. To these columns the attention of taxpayers' societies is invited, as well as the co-operation and contributions of individual owners.**

## A New Tenement Law Decision.

JUDGE UNGER, of the Municipal Court, Sixth District, has decided in a suit brought by the Tenement House Department against Carlisle Norwood, Esq., counsel of the Realty League, that, except in an action brought in the Supreme Court and directly against the "tenement house" itself as defendant, there is no power in the Tenement House Commissioner to file a lis pendens against property, and that the various lis pendens heretofore filed in actions against individuals to recover penalties are void.

An action by the Tenement House Department against an owner for the penalty of $250, provided by Sec. 126 of the act, for alleged violations of the act when the defendant is personally served with the notice of violation or is served pursuant to Sec. 131, is a personal action, and there is no warrant in law for filing a lis pendens in such a case. Such an action is not an action or proceeding affecting property, and is not an action to establish a lien under the act. No lis pendens can lawfully be filed in an action by the Tenement House Department except in a suit in the Supreme Court against the tenement house as defendant.

After the action is ended by an adverse judgment against the plaintiff and when the time to appeal has expired, the defendant is entitled to an order directing the cancellation of the lis pendens. In a proper case an order may be made by a judge or justice of the court in which the action is brought directing the cancellation of the lis pendens at any time.

The case was entitled "The Tenement House Department, Plaintiff, against Carlisle Norwood, Defendant," and the action was commenced to recover a penalty of $250 for certain alleged violations of the Tenement House Act. On April 22d, 1907, a so-called lis pendens was filed against the property in respect to which the violations complained of were alleged to exist, and which, according to the recitals in the moving papers (no copy of the lis pendens being furnished to the Court) stated that an action had been commenced and a proceeding was about to be instituted in the Supreme Court for the enforcement of certain provisions of the Tenement House Act and the removal of violations, and for a judgment that the costs and expenses of such removal and the penalty thereby incurred be recovered from the defendant; and that the amount become a lien upon the premises in question.

It also appears that a certain other lis pendens had theretofore been filed on October 25th, 1906, with respect to the same violations and premises, but that the party named as the one intended to be proceeded against was stated to be Hannah R. Simon, and not this defendant (Mr. Norwood); but it appears that at the time of the filing of the first lis pendens Hannah R. Simon was dead, and no action or proceeding was taken against her or with respect to the premises, except the one first referred to. Such action came on for trial on June 5th, 1907, and resulted in a dismissal of the complaint, and the defendant subsequently made this motion to cancel both of the aforesaid notices of pendency of action or lis pendens.

It is urged by the Corporation Counsel, Mr. Pendleton, that such dismissal was not had upon the merits, and as appears by the affidavit of the learned Assistant Corporation Counsel, Mr. John P. O'Brien, "this action is about to be put on again and that a proceeding may be brought in the Supreme Court at any time," insomuch as the violations complained of are still in existence. And there was also filed the affidavit of the Tenement House Commissioner to the effect that he "is desirous of having the lis pendens remain on file against the property in accordance with the provisions of the Tenement House Act until such time as the owner or owners of said property" shall comply with the orders of the Tenement House Department.

While there appeared to be much doubt as to the validity of the Tenement House Commissioner's order for the removal of the violations complained of, Judge Unger assumed for the purposes of this motion that it was a valid and effective order which the defendant owner of the premises refused to comply with; and in an opinion handed down, Judge Unger says two questions present themselves upon this motion:

> First, whether the notice of pendency of action, with its recognized evil effect upon title to property, can be filed in such an action as the one at bar; and, second, if it can, does not the dismissal of the complaint and the expiration of time to appeal from the order of dismissal of itself entitle the defendant to a cancellation of these lis pendens, which constitute more or less some cloud upon his title? A determination of either of these questions adversely to the plaintiff will entitle the defendant to the relief he seeks; but in view of the importance of the questions, I have deemed it proper to dispose of both of them.
>
> The sole purpose of filing a lis pendens, so far as we understand it now in this State, and independently of the old common law governing the subject, is to give notice to a purchaser or incumbrancer of the property affected thereby from or against a defendant, that there is an action brought to recover a judgment affecting the title to or the possession, use or enjoyment of real property. (Sections 1670, 1671, Code Civil Proc.) The object of such notice is to put the purchaser or incumbrancer on his guard to protect himself against any possible liens which might be declared against the property as a result of the judgment in the particular action in which the notice is filed. And in the present state of our law, it is difficult to conceive of any other legitimate object or purpose for which notice of pendency of action should be filed.
>
> Section 126 of the Tenement House Law provides for penalties for violations thereof, which penalties are personal to the parties proceeded against, and which would constitute no special lien against the property complained of. That such is the case, apart from the plain reading of the section, is made clear by the fact that in one part of said section it is provided that a certain penalty (but not of the character for which most of the tenement house actions are brought, or here sued for) "shall be a lien upon the house and lot," and it is particularly provided that for the violation in that one particular case the "said tenement house and lot shall be subject to the penalty"; whereas, as before shown, all of the other penalties are recoverable personally from the owner or other party complained of.
>
> It is true, it is provided by Section 130 of the Tenement House Act, "in any action or proceeding instituted by the department charged with the enforcement of this Act, the plaintiff or petitioner may file in the County Clerk's Office of the county where THE PROPERTY AFFECTED BY SUCH ACTION OR PROCEEDING is situate, a notice of the pendency of such action or proceeding."

Judge Unger considers it a self-evident proposition that this and the numerous actions brought by the Tenement House Department against individuals to recover from them penalties for alleged violations of the Tenement House Law, are not actions or proceedings which affect property, and, therefore, notwithstanding the many such lis pendens which have already been filed in that class of actions, it would appear that there is no warrant or authority in law therefor:

> Surely, if property is not affected by an action or proceeding, what reasonable, proper or practical purposes could be subserved by filing a notice of pendency of action? It would be mere brutum fulmen. And the only way property could be affected by any Court action or proceeding of the Tenement House Commissioner would be where he can impress a lien thereon; but a lien cannot be impressed in an ordinary personal action to recover a penalty, and if no lien can be impressed and property cannot be affected then he should not be permitted to file a notice of the pendency of action alleged to affect the property.
>
> But the Tenement House Act itself clearly contemplates that these notices of pendency of action are not to be filed in ordinary actions, but only "in an action to establish a lien under this act," for Section 128 provides "in an action to establish a lien under this act, the procedure shall be as set forth in sections 134 and 146 to 151 of this act." Turning to these sections, we find by Section 146 it is provided "said action shall be brought against the Tenement House as defendant," and then this section proceeds to state the particulars with respect to the procedure against "said house," as, to wit, it shall be described in the title of the action by its street number or any other method to secure identification, and must be brought in the Supreme Court in the County in which the property is situated, etc. The learned corporation counsel evidently recognizes this condition of affairs, for in his brief he states "that as the filing of a lis pendens is more in the nature of a proceeding in rem the fact that the same may or may not have been filed against the proper parties is a mere incident in the matter and of no practical importance as long as the description of the property is correct." In this view I entirely concur, and therefore, I do hold as matter of law under the Tenement House Act, that no notice of pendency can be filed except in an action in the Supreme Court and "against the tenement house as defendant."
>
> I think the second question raised by this motion may be summarily disposed of. It is provided by Section 130 that "such notice shall have the same force and effect as the notice of pendency of action provided for in the Code of Civil Procedure," and in view of the extraordinary powers conferred upon the Tenement House Commissioner and the drastic remedies at his command, no Court will be astute to give greater force and effect to the notice of pendency of action than the act authorizing it provides.
>
> Now, whatever force or effect a notice of pendency of action may have, it is provided by Section 1674, "After the action is settled, discontinued or abated, or final judgment is rendered therein against the party filing the notice, and the time to appeal therefrom has expired, . . . . the Court may in its discretion . . . direct" that the notice of pendency of the action be cancelled. There is some controversy between the parties as to whether the judgment in defendant's favor was rendered upon the merits or upon mere dismissal of the complaint, but, in any event, no appeal having been taken therefrom, and the time to appeal having expired, I hold that for the purposes of this case there has been final judgment.
>
> But a wider latitude for the cancellation of such notice appears to

be given by Section 130 of the act, which provides, "Any such notice may be vacated upon the order of a judge or justice of the Court in which such action or proceeding was instituted or is pending," without any limitation as to time or circumstance.

Judge Unger accordingly granted the defendant's motion for the cancellation of the lis pendens.

## Delancey Street Assessment.

PROPERTY OWNERS PETITION FOR A REDUCTION.

The owners of property in Delancey st, from the Bowery to Suffolk st, have united in a protest against discrimination, and against being especially assessed for the widening of the street so as to make a suitable approach to the Williamsburgh Bridge.

They assert that Delancey st, from Suffolk st to the Bowery, prior to its widening in 1904, had been an opened traveled street for nearly a century. It was 50 ft. wide, regulated, graded and sewered. No street for ten blocks to the north or cross street from the Bowery to the East River was more than 50 ft. It served every purpose of the owners of property on Delancey st. But for the purpose of an approach to the Williamsburgh Bridge and to afford access to said bridge Delancey st was widened from 50 ft. to 100 ft. No owners of property petitioned for this widening. It was needed by the city, for city purposes, and was a general improvement. It was not to improve the condition of the owners of property on Delancey st. And further:

"Never before in our city have individuals been locally assessed to pay for land required for approaches of bridges or for access to said bridges. Indeed, in six other proceedings to acquire land for use in connection with this bridge, no local assessment has been made. They are as follows: (a) The proceedings to acquire land for widening Delancey st, from Clinton st to East River. No local assessment. (b) The proceedings to acquire land on Delancey st, from Suffolk st to Clinton st. No local assessment. (c) The proceeding to open a new street from the Bowery to Elm st, to connect with Delancey st. No local assessment. (d) The proceedings to widen and extend Grand st, Borough of Brooklyn, for this bridge. No local assessment. (e) The proceedings to widen Roebling st, for use in connection with this bridge. No local assessment. (f) The proceedings to widen Montrose av for use in connection with the Williamsburgh Bridge. No local assessment. All of these streets were opened or acquired for use in connection with this bridge. The only local assessment imposed is for the acquisition of land between the Bowery and Suffolk st; in other words, a local assessment of 30 per cent. has been imposed to pay for the cost of the land taken in this proceeding, while the cost of the land taken in the other proceedings is a general charge on the city.

We further protest to your honorable board that we have not received any benefit from the action of your predecessor in assuming 70 per cent. of the cost of this proceeding. It was the intention, as your petitioners are informed and believe, when the former Board of Estimate assumed 70 per cent. of the cost, that 70 per cent. was to be deducted from each owner assessed. But the Commissioners have disregarded that resolution and have assessed enormous sums on owners of property, both on the north and south side of the street.

For example:

Mary Brinn, owner of No. 127 Forsyth st, assessed $19,415.04 on the theory that it has been made a corner, whereas there is a 10-inch strip between it and the new street and that no change whatever has been made in the building and no additional income whatever received from it.

Morris Weinstein, owner of No. 106 Allen st, assessed $10,444.55, and No. 108 Allen st, assessed for $3,311, and No. 164 Delancey st, assessed for $7,848.

Hugo S. Distilhurst, owner of No. 148 Delancey st, and assessed for $3,545.98.

S. J. Silberman, No 107 Orchard st, assessed for $17,071.68; No. 105 Clinton st, assessed for $1,186.16; No. 107 Clinton st, assessed for $1,582.15.

Isaac Marx, owner of No. 81 Norfolk st, assessed for $1,400.

Chief Engineer Nelson P. Lewis in a report to the Board of Estimate says the question presented by this petition, therefore, is not only one of a possible discrimination against the property owners in Delancey st, but it calls attention also to the manner in which the City of New York has lately been discriminating against itself by assuming the entire burden of improvements, the cost of which should in equity have been assessed according to benefit.

The petitioners call attention to a number of very heavy assessments, and their statements have been verified by an examination of the records in the office of the Bureau of Street Openings, from which it would appear that the Commission has levied the bulk of the assessment upon the property almost immediately fronting on Delancey st. The petitioners refer to some 1,450 lots, each 25x100 ft., which are assessed about $7, while single lots of the same size fronting upon Delancey st are assessed $11,000 each. This would indicate that there might be ground for complaint against the manner in which the assessment has been concentrated, while the benefit undoubtedly extends to a large area. The area of assessment as adopted by the Commission extends east to the middle of the block, between Willett and Sheriff sts. north to 100 ft. beyond St. Mark's pl, south to the middle of the block, between East Broadway and Henry st, and west to the middle of the block, between Wooster st and West Broadway, or three and a half blocks to the west of Broadway. There may be ground for complaint as to the manner in which the expense has been distributed over this area, and the board may be called inconsistent in assessing any portion of Delancey st, while it has failed to assess any part of the cost of other street widenings and extensions, but more important in the judgment of your engineer is the question as to whether the city can continue the policy of assuming so large a part or all of the expense of such improvements where there is unquestionably local benefit, and when there are so many other demands for important improvements, the cost of which cannot well be assessed according to benefit.

It would seem that only one measure of relief can be given, namely, the assumption of the entire expense, including the expenses of the Commission, which has been acting in this matter for several years past.

### Bronx Street Improvements.

The following street improvements have been petitioned for in the Bronx:

No. 666. For constructing sewers and appurtenances in Plimpton av, between Boscobel av and Featherbed lane; and in Nelson av, between Boscobel av and Featherbed lane; and in West 172d st, between Nelson av and Shakespeare av.

No. 667. For paving with asphalt block on a concrete foundation Morris av, from Tremont av to Burnside av, and setting curb where necessary.

No. 668. For paving with asphalt block on a concrete foundation East 179th st, from Jerome av to the Grand Boulevard and Concourse, and setting curb where necessary.

No. 669. For laying out an extension of Depot place, from Sedgwick av to West 169th st, to a width of 30 ft., as per diagram attached.

No. 670. For acquiring title to Faile st, between Aldus st and Garrison av.

No 671. For acquiring title to that portion of West 231st st, from Riverdale av to Bailey av, where not already acquired.

No. 674. Paving with creo-resinate wood block on a concrete foundation, and setting curb where necessary on Elm pl, between 189th st and Kingsbridge road.

No. 675. For constructing a sewer and appurtenances in Park av West, between East 178th st and East 180th st.

No. 676. For constructing sewers and appurtenances in East 187th st, between Webster av and Park av West; and in Park av West, between East 183d st and East 189th st (Welch st).

No. 677. For constructing receiving basins and appurtenances at the northeast, southeast, northwest and southwest corners of East 142d st and Robbins av.

No 678. For paving with asphalt block in a concrete foundation where the grades are under 5½ per cent., and with granite block on a sand foundation where the grades are 5½ per cent. or over, and setting curb where necessary in Garden st, from Crotona av to Southern Boulevard.

No. 679. For paving with asphalt block Grote st, from about Cambreling av to Southern Boulevard.

Proceedings have been initiated for acquiring title to the lands necessary for Cornell av, between the centre of White Plains road and the bulkhead line of Bronx River; Bronx River av, between Cornell av and Gildersleeve av; Leland av, between Bronx River av and Patterson av; Commonwealth av, between Patterson av and Lacombe av; Bronx River av, between Lacombe av and Metcalf av; Metcalf av, between Bronx River av and East 177th st (Tremont av) at its intersection with Bronx River av; Doris st, from Glebe av to Westchester av; Olinville av, between Bronx and Pelham Parkway and Pelham av; Sedgwick av, between Jerome av and the line between the 23d and 24th Wards, at 169th st, where not acquired as yet.

The local board has approved of a petition to lay a public playground bounded by Trinity av, East 148th st, Cauldwell av and East 160th st. The assessed valuation of the block on which the public playground is to be located is assessed according to the Department of Taxes and Assessments at $125,600.

### Improvement of West 134th Street.

A hearing will be given by the Board of Estimate on September 27 to a petition to ease the grade in West 134th st. Under the grades heretofore adopted the crown, which was located in about the middle of the block, gave a grade of a little over 1 per cent. through the easterly half and of about 15 per cent. through the westerly half. Under the change now proposed a uniform grade is to be established between Broadway and 12th av, the same being at the rate of about 8.25%. The petitioners for the change state that the grade now fixed through the westerly half of the block is so steep that the abutting property cannot be improved. They also state that they have been subjected to a very great expense by reason of the opening proceedings which are about to be confirmed, the same being alleged to amount to about $550 per lot.

Under the change now proposed the maximum cut will be about 60 ft., and the maximum increase in cut, as compared with the present grade, would be about 27 ft., this being the depression proposed in the crown. The cost of grading the street and the abutting property will be very greatly increased under the grades now proposed, which are unquestionably otherwise preferable to those heretofore adopted. If the owners of the land affected are willing to assume the increased cost of improving their property, the city authorities see no reason why the change should not be made.

### Assessments for Sewers.

The attention of property owners is directed to an assessment for a sewer and appurtenances in East 183d st, between Morris and Creston avs. The area of the assessment includes both sides of 183d st, between the avenues mentioned. The date of confirmation was August 20, 1907. Attention is also called to an assessment for a sewer in Whitlock av, between Longwood av and Hunt's Point road, and in Tiffany st, between Southern Boulevard and Whitlock av. The area of the assessment includes both sides of Whitlock av, from Longwood av to Hunt's Point road; both sides of Tiffany st, from Southern Boulevard to Whitlock av; both sides of Lafayette av, between Whitlock and Garrison avs; northeast corner of Longwood av and Lafayette, and both sides of Barretto st, from Southern Boulevard to Whitlock av. The date of confirmation was August 13, 1907.

MISCELLANEOUS.

**W. P. MANGAM**
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

**J. C. LYONS BUILDING & OPERATING COMPANY**
4 AND 6 EAST 42D STREET
Telephone, 6438 38th St. NEW YORK

MISCELLANEOUS.

**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST.
AGENCY DEPT.: 932 EIGHTH AVENUE

**HARRY W. HOPTON**
REAL ESTATE
No. 150 BROADWAY
Tel., 6988 6989 Cortlandt
Cor. Liberty St.

MISCELLANEOUS.

**THOMAS DIMOND**
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St.
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CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

Fulton av, St Paul's pl to 175th st. Regulating, grading, etc.

ASSESSMENTS COMPLETED.

Burnside av, Tremont to Ryer avs. Fences.
Perry av, 207th st and Gun Hill road. Regulating, grading, etc.

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending Aug. 30, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

**The total amount at the end of the list comprises the consideration in actual sales only.**

***Indicates that the property described was bid in for the plaintiff's account.**

JOSEPH P. DAY.

Broadway, Nos 2689 to 2695, 103d st, No 240 | s w cor 103d st, 100.11x120, 10-sty brk and stone hotel. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Adjourned to Sept. 10.....—

*Bowery, No 204, w s, 160.5 n Spring st, 16.8x99.8x16.8x98.11, 2-sty brk store. (Amt due, $18,014.97; taxes, &c, $475.03.) City Real Estate Co .....$17,000

Park av, Nos 1321 and 1323, 100th st, No 101 | n e cor 100th st, 75x26, 5-sty brk tenement and store. (Amt due, $23,292.67; taxes, &c, $71.) Adjourned to Oct 2.....—

Lexington av, Nos 1885 to 1895, 118th st | s e cor 118th st, 100.11x67.9, six 3-sty stone front dwellings. (Amt due, $18,969; taxes, &c, $808.22; sub to a prior mort of $27,000 on Nos 1885, 1887, 1889, 1893 and 1895 Lexington av.) Adolph Mandel.....54,550

92d st, s s, 125 e Park av, 25x100.8, vacant. (Voluntary.) Bid in at $16,025.....—

55th st, Nos 333 to 345, n s, 161.1 w 1st av, 125.3x100.5, three 6-sty brk tenements and stores. (Amt due, $37,039.36; taxes, &c, 746.79.) Corporate Reality Association..83,547

*Mapes av, No 2140, e s, 462 n 180th st, 66x150, 2-sty frame dwelling and vacant. (Amt due, $2,249.43; taxes, &c, $877.62.) John W Seeger ..... .....9,184

PETER F. MEYER.

Lenox av, No 620 | n e cor 141st st, 99.11x150, three 6-sty brk tenements and stores on av. (Amt due, $23,559.18; taxes, &c, $826.69.) Simon Ginsburg....165,000

141st st, Nos 75 to 79

BRYAN L. KENNELLY.

168th st, Nos 940 and 942, s s, 62.2 e Forest av, 50x125, 5-sty brk tenement. (Amt due, $3,959.65; taxes, &c, $464.58; sub to a mort of $42,500.) William Martin.....48,540

WM. KENNELLY, JR.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. (Amt due, $22,290.76; taxes, &c, $975.) Adjourned to Sept 12 .....—

SAMUEL GOLDSTICKER.

145th st, n s, 125 w Lenox av, 75x99.11, vacant. Action No 1. (Amt due $11,202.81; taxes, &c, $798.60; sub to prior mort of $30,000.) Adjourned to Sept 26.....—

145th st, n s, 200 w Lenox av, 75x99.11, vacant. Action No 2. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Adjourned to Sept 26.....—

| | |
|---|---|
| Total ..... | $377,821 |
| Corresponding week 1906..... | 2,545 |
| Jan 1st, 1907, to date..... | 29,973,649 |
| Corresponding period, 1906..... | 22,471,459 |

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF AUGUST 28TH TO SEPTEMBER 11TH, 1907, OF THE CONFIRMATION BY THE Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX: 24TH WARD, SECTION 11. FULTON AVENUE—REGULATING, GRADING, SETTING CURB-STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from St Paul's Place to East 175th Street.

HERMAN A. METZ,
Comptroller.
City of New York, August 27, 1907.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Aug. 31 and Sept. 2.

No Legal Sales advertised for these days.

Sept. 3.

55th st, No 157, n s, 95 w 3d av, 20x100.5, 3-sty brk dwelling. Sheriffs sale of all right, title, &c, which Anna M Groge had on June 20, 1907, or since; White & Otheman, att'ys, 31 Nassau st; Nicholas J Hayes, sheriff. By Joseph P Day.

Sept. 4.

Park av, No 4437, w s, 392.6 s 182d st, 25x97.11 x25.1x96.11, 2-sty frame dwelling. Sheriffs sale of all right, title, &c, which Hugh Mullholland had on May 27, 1907, or since. Joseph M Williams, att'y, 203 Broadway; Nicholas J Hayes, sheriff. By Joseph P Day.

Southern Boulevard, e s, 25 s Longwood av, 50x100, 2-sty brk dwelling and store. Sheriffs sale of all right, title, &c, which Henrietta Hahn had on Jan 17, 1907, or since; August P Wagener, att'y, 49 Chambers st; Nicholas J Hayes, sheriff. By Joseph P Day.

55th st, No 540, s s, 225 e 11th av, 25x100.5, 5-sty brk tenement and store. Bernard McTavey agt Leo Loewenthal et al; Edwin A Bayles, att'y, 135 Broadway; Abraham Greenberg, ref. (Amt due, $7,655.85; taxes, &c, $224.46. Sub to a prior mort of $10,000.) Mort recorded Nov 4, 1905. By Joseph P Day.

144th st, No 228, s s, 150 w 7th av, 25x99.11, 5-sty brk tenement. Isaac M Shackter agt Samuel Adler et al; action No 1; Wentworth, Lowenstein & Stern, att'ys, 350 Broadway; Louis Frankel, ref. (Amt due, $3,328.26; taxes, &c, $29; sub to a prior mort of $15,000.) Mort recorded May 22, 1906. By Geo R Read.

144th st, No 230, s s, 175 w 7th av, 25x99.11, 5-sty brk tenement. Same agt same; action No 2. Same att'ys; James A Allen, ref. (Amt due, $3,328.26; taxes, &c, $29; sub to a prior mort of $15,000.) Mort recorded May 22, 1906. By Geo R Read.

144th st, No 232, s s, 200 w 7th av, 25x99.11, 5-sty brk tenement. Same agt same; action No 3. Same att'ys; Cambridge Livingston, ref. (Amt due, $3,336.26; taxes, &c, $29; sub to a prior mort of $15,000.) Mort recorded May 22, 1906. By Geo R Read.

3d av, No 1670, w s, 76.5 s 94th st, 25x100, 5-sty stone front tenement and store. Clara Frankenberg agt Kate Cullen, Henry E Frankenberg, att'y, 52 Broadway; Max S Levine, ref. (Amt due, $5,476.56; taxes, &c, $520; sub to a prior mort of $20,000.) Mort recorded May 14, 1906. By Joseph P Day.

Sept. 5.

27th st, Nos 306 to 312, s s, 100 e 2d av, 85x98.9, two 6-sty brk tenements and stores. Pincus Lowenfeld et al agt Maria Wimpie et al; Arnstein & Levy, att'ys, 128 Broadway; Thomas P Dinnean, ref. (Amt due, $49,112.60; taxes, &c, $317.00.) Mort recorded Jan 3, 1907. By Joseph P Day.

123d st, Nos 440 to 446, on map Nos 440 to 448, s s, 100 w Pleasant av, 100x100.11. Corporate Realty Assoc agt Louis O Cohen et al; Strauss & Anderson, att'ys, 141 Broadway; James P Davenport, ref. (Amt due, $51,464.68; taxes, &c, $500; sub to five morts aggregating $43,081.64.) Mort recorded Nov 28, 1905. By Joseph P Day.

80th st, Nos 529 to 533, n s, 148 w Av B or East End av, 75x102.2, vacant. Jacob Bloch et al, exrs, agt Samuel Williams et al; Max Silverstein, atty, 309 Broadway; Harry Greenberg, ref. (Amt due, $3,494.42; taxes, &c, $244.) Mort recorded Nov 18, 1905. By Samuel Marx.

Union av, Nos 882 to 904, on map Nos 884 to 900, e s, 96.1 n 161st st, 225x100, six 6-sty brk tenements. Samuel Strasbourger agt Syndicate Construction Co et al; action No 2; Strasbourger, Weil, Eschwege & Schallik, att'ys, 74 Broadway; William Allen, ref. (Amt due, $34,226.48; taxes, &c, $—.) Mort recorded Aug 26, 1905. By Joseph P Day.

Sept. 6.

115th st, Nos 117 to 129, n s, 155 e Park av, 131.3x100.11, three 6-sty brk tenements and stores. Empire City Wood Working Co agt Meyer Frank; action No 2; J Chas Weschler, att'y, 299 Broadway; Gabriel L Hess, ref. (Amt due, $4,479.86; taxes, &c, $—.), (right, title, &c.) By Samuel Marx.

Lenox av, Nos 661 to 679, 143d st / 144th st, No 100 | w s, whole front between 143d and 144th sts, 199.10x100, five 6-sty brk tenements and stores. Same agt same; action No 1; right, title, &c; Same att'y; Leopold Moschcowitz, ref. (Amt due, $9,245.68; taxes, &c, $—). By Samuel Marx.

Sept. 7 and 9.

No Legal Sales advertised for these days.

## JUDGMENTS IN FORECLOSURE SUITS.

Aug. 22.

Broadway, s e cor 94th st, runs e 146 x s 56.3 x w 51.8 x s 30.4 x w 100 x n 83.3 to beginning. Martin D Fink agt Wm N Severance; Rosendale & Dodd, att'ys; Thomas F Donnelly, ref. (Amt due, $34,152.46.)

Aug. 23.

Lenox av, n w cor 143d st, 40x100. Action No 1. Knickerbocker Trust Co agt Meyer Frank et al; A Lincoln Wescott, att'y; Joseph P Morrissey, ref. (Amt due, $19,933.11.)

Lenox av, w s, 40 n 143d st, 39.11x100. Action No 2. Same agt same; same att'y; same ref. (Amt due, $14,687.55.)

Lenox av, w s, 79.11 s 144th st, 40x100. Action No 3. Same agt same; same att'y; same ref. (Amt due $14,687.55.)

Lenox av, w s, 40 s 144th st, 39.11x100. Action No 4. Same agt same; same att'y; same ref. (Amt due, $14,687.55.)

Lenox av, s w cor 144th st, 40x100. Action No 5. Same agt same; same att'y; same ref. (Amt due, $19,933.11.)

138th st, s s, 120 w 5th av, 25x99.11. David Levy agt Joseph Jacobson; Joseph C Levi att'y; Peter J Everett, ref. (Amt due, $16,027.50.)

Aug. 24.

Lots 165 and 166, map of Village of Williamsbridge. Irving Realty Co agt A Shatzkin & Sons et al; Hillquit & Hillquit, att'ys; Lawrence Cohen, ref. (Amt due, $493.35.)

125th st, Nos 324 to 332 East. Jennie Kraus agt Dora Dubinsky et al; Henry M Flateau, att'y; Geo M S Schulz, ref. (Amt due $9,863.03.)

72d st, No 442 East. John A Aspinwall agt William Schaefer et al; Russell Benedict, att'y; Isaac Phillips, ref. (Amt due $4,253.47.)

Aug. 28.

69th st, n s, 225 w West End av, 124.8x100. Archibald H Murdock agt Andrea Avitable; Lexow, Mackellar & Wells, att'ys; J C Julius Langbein, ref. (Amt due, $22,930.05.)

## LIS PENDENS.

Aug. 24.

Prospect av, Nos 1049 and 1051. Samuel M Fleischman agt Gustave Blumenreich (notice of levy); att'y, D J Goldstone.

Rivington st, s s, 18.9 e Sheriff st, 56.3x60. John L Cotter agt Samuel Karger (action to foreclose mechanics lien); att'y, J Friedman.

2d av, e s, lot 37, map of Olinville, Bronx, 100x100. Edw C Brennan agt Josiah W Thompson (specific performance); att'ys, J S & S M Wood.

9th av, s w cor 82d st, 102.2x225.

84th st, n s, 330 e 9th av, 20x102.2.

78th st, s s, 280 e Amsterdam av, 20x102.2. Harriet MacDonald agt Anne I Nunan et al; partition; att'y, J D Lyons.

236th st, No 417 West. George Spaeth agt Michael Normoyle et al; foreclosure of mechanics lien; att'y, P M Crandell.

Aug. 26.

Rivington st, s s, 50 e Clinton st, 40x66x irreg. Thomas J Mooney agt Moses Duckman et al; action to declare lien; att'ys, Gibson, Hulbert & Webb.

Mott st, e s, 43.2 s Hester st, 22.10x45.11x irreg. Louis Hurwitz agt Angelo Julian; action to foreclos mechanic's lien; att'y, L Scheuer.

Hester st, No 57. Abraham Weitz agt Sarah Siegel et al; action to enforce lien; att'y, M J Siegel.

3d st, No 195 East. Glick & Allen agt Jacob Katz et al; action to foreclos mechanic's lien; att'y, J Gordon.

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 14 to 28, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. SEWERS AND APPURTENANCES in WHITLOCK AVENUE, between Longwood Avenue and Hunt's Point Road, and in TIFFANY STREET, between Southern Boulevard and Whitlock Avenue. 24TH WARD, SECTION 12. KINGSBRIDGE ROAD AND CRESTON AVENUE—RECEIVING BASINS, on the northwest corner.

HERMAN A. METZ,
Comptroller.

City of New York, August 13, 1907. (37068-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 134TH STREET—OPENING, from Broadway to the Hudson River. Confirmed July 30, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 15, 1907. (37272-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named place in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. ELSMERE PLACE—OPENING, from Prospect Avenue to Marmion Avenue. Confirmed June 25, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 15, 1907. (37272-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 8 to 22, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. BATHGATE AVENUE—OPENING, from East 188th Street to Pelham Avenue. Confirmed July 8, 1907; entered August 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 7, 1907. (37068-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 21 to September 5, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. EAST 183D STREET—SEWER, between Morris and Creston Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, August 20th, 1907. (37322)

## PROPOSALS

Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

WEDNESDAY, SEPTEMBER 4, 1907,

For providing all labor and materials required for the erection and entire completion (with the exception of fitting up) of a new Pathological Building at the Kings County Hospital, Borough of Brooklyn.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated August 16, 1907.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 5, 1907,
Borough of The Bronx.

For constructing a brick sewer in Van Cortlandt Park, in the City of New York.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Department of Bridges, Nos. 13 to 21 Park row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, SEPTEMBER 5, 1907,

For the construction of the steel and masonry approach, in the Borough of Queens, of the Blackwell's Island Bridge over the East River, between the Boroughs of Manhattan and Queens.

For full particulars see City Record.

J. W. STEVENSON,
Commissioner of Bridges.

Dated August 19, 1907.

## PROPOSALS

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M., on

FRIDAY, SEPTEMBER 6, 1907.
Borough of Queens.

For furnishing and delivering hay, straw, oats, and bran for volunteer system, Borough of Queens.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated August 24, 1907. (37397)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, AUGUST 29, 1907,
Borough of Manhattan.

For furnishing and delivering North River road gravel for drives in Central Park.

For full particulars see City Record.

MOSES HERRMAN,
President.
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated August 17, 1907. 37375

Department of Health, southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

MONDAY, SEPTEMBER 9, 1907.

For furnishing and delivering, as required, lumber, timber, moulding, pipe, fittings, stopcocks, valves, paints, oils, varnishes and miscellaneous plumbers', steamfitters' and painters' supplies to the hospitals of the Department of Health in the various Boroughs of the City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President.
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated August 27, 1907. (37484)

## PROPOSALS.

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for painting super-structures of Municipal ferryboats (1065) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) of Wednesday, September 4, 1907. (For particulars see City Record.) (37337)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for printing contracts (1097) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon) on Wednesday, September 4, 1907. (For particulars see City Record.) (37344)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses or lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz:

BOROUGH OF THE BRONX.

List 9196, No. 1. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Burnside avenue, from Tremont avenue to Ryer avenue.

List 9309, No. 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Perry avenue from East One Hundred and Seventh street to Gun Hill Road.

BOROUGH OF QUEENS.

List 9385, No. 3. Sewer in Sixteenth avenue from Broadway to Jamaica avenue, First Ward.

List 9386, No. 4. Sewer in Thirteenth avenue from Broadway to Graham avenue, First Ward.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before October 1, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, August 29, 1907.

For other Legal Advertisements see pages 341 and 353.


# $40,000,000

# NEW YORK CITY

## Four and One-half (4½%) Per Cent.

## GOLD TAX EXEMPT STOCK AND BONDS

**Issued in Coupon or Registered Form,**
**Interchangeable at will after Purchase.**

## To be Sold Tuesday, Sept. 10, 1907

**At 2 o'clock P. M.**
**AS FOLLOWS:**

**$35,000,000 Corporate Stock, Payable May 1, 1957**
**$5,000,000 Assessment Bonds, Payable May 1, 1917**

**EXEMPT FROM TAXATION, EXCEPT FOR STATE PURPOSES**

## THESE STOCKS AND BONDS ARE LEGAL INVESTMENTS FOR TRUST FUNDS.

Send bids in a sealed envelope, enclosed in the addressed envelope. A DEPOSIT OF TWO PER CENT OF PAR VALUE MUST ACCOMPANY BID. Such deposit must be in money or certified check upon a solvent Banking Corporation. For fuller information see "City Record," published at Room No. 2, City Hall, New York.

**Consult any Bank or Trust Company, or address**

**HERMAN A. METZ, Comptroller, City of New York**

**280 Broadway, New York.**

Aug. 27.

Rivington st, No 54. Jennie Goldstein agt Carl Liebowitz et al (action to recover possession); att'y, L H Levin.

2d av, e s, lot 37 map of Olinville, Bronx, 100 x100. Edw C Brennan agt Josiah W Thompson et al; (specific performance); att'ys, J S & S M Wood.

134th st, n s, 310 w 5th av, 25x99. August Ruff agt John F L Phelan et al (action to declare trust); att'y, M Rapp.

Aug. 28.

Broadway, s w cor 135th st, 149.11x100. Bessie C Clark agt Abraham I Spiro (action to set aside sale); att'y, G A Rogers.

High Bridge st, n w s, lot 7 map of Claremont, Bronx, 75x125.

Sherman av, centre line, 130 n e centre line 166th st, runs n e 50 x n w 130 x s w 50 x s e 130 to beginning.

The Mutual Bank agt John Monaghan et al; (action to declare trust); att'ys, Rushmore, Bisbee, Rogers & Stern.

129th st, s s, 258 e 8th av, 110x99.11.

21st st, No 27 East.

Arthur Haberman agt Rosie Haberman et al; (partition); att'ys, Wasserman & Jacobus.

Aug. 29.

46th st, Nos 316 to 322 East. United Building Material Co agt Schwarzschild & Sulzberger Co et al; action to foreclose mechanics lien; att'ys, Alexander, Watriss & Polk.

138th st, Nos 33 to 37 West. Louis Tager et al agt Hyman B Goldberg; action to foreclose mechanics lien; att'y, P I Schick.

Aug 30.

Cherry st, Nos 385 to 389.

Scammel st, Nos 54 and 56.

Water st, Nos 632 to 636.

Robert Perlman agt Newland Realty & Construction Co et al; action to foreclose mechanics lien; att'y, I M Lerner.

Magenta pl, lots 109, 110 and 111.

Bartholdi st, lots 130 and 138 or 130a, map of Building Lots in 24th Ward.

James H Hutton agt Edgar D Smith et al; action to obtain judgment; att'y, C P Caldwell.

144th st, n s, 100 w 7th av, 130x99.11. Louis Siegelbaum agt Lazarus Perelson et al; action to foreclose mechanics lien; att'y, S N Tuckman.

**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

## FORECLOSURE SUITS.

Aug. 24.

Anthony av, s e cor Maple av, 101x108.10x99x84.11. Louis Viala agt Peter Backus; att'y, S Williamson.

3d av, n e cor 58th st, 50.2x155. Pincus Lowenfeld et al agt Barnett Hamburger et al; att'ys, Arnstein & Levy.

117th st, No 166 East. Catherine Sutorius agt Geo W Freeborn; att'y, H M Kirk.

Aug. 26.

136th st, s s, 250 w Amsterdam av, 75x99.11.

136th st, s s, 325 w Amsterdam av, 75x99.11. Two actions. The Mutual Life Insurance Co, of N Y agt Besse C Clark et al; att'y, J McKeen.

Av A, No 1661. Catharine Sutorius agt John J Mueller et al; att'y, H M Kirk.

117th st, s s, Pleasant av, 50x100.10x irreg.

97th st, n s, 300 w Central Park West, 25x100.3.

Two actions. Alice H Sturges agt Raphael Kurzrok et al; att'y, S P Sturges.

Aug. 27.

Rider av, n w cor 138th st, 100x25. Leopold Gusthal agt Wm H Hamilton et al; att'ys, Bowers & Sands.

Aug. 28.

Jane st, s w cor Greenwich st, 78x55.8. John W Ferguson agt Genevieve B Heywood et al; att'ys, James, Schell & Elkus.

West End av, w s, whole front between 66th and 67th sts, 200.5x100; 5 actions. Edward Tostman agt Ida Margolies et al; att'y, L H Moos.

Terrace pl, n e cor 152d st, 54.3x88.10x50x109.11. James E Humphrey agt Robert Friedman et al; att'y, S Williamson.

Tinton av, w s, 100 n 150th st, 75x95.2x75x94.11. American Mortgage Co agt Emanuel Glauber et al; att'ys, Bowers & Sands.

64th st, Nos 153 to 157 West. Norma H Barrett agt Herman E Meeker et al; att'y, M H Hayman.

Lenox av, No 24. Louise Borges agt Lulu Banford et al; att'y, H Swain.

Map 1100, lots 124, 125 and 126, 23d and 24th Wards. Josephine Hochbaum agt Mary Mueller et al; att'y, P H Goldbaum.

Aug. 29.

133d st, n s, 285 e Lenox av, 50x99.11. David Shaff et al agt Max Miller et al; att'ys, Arnstein & Levy.

2d av, e s, 40 n 123d st, 60x100. Mutual Life Ins Co of N Y agt David G Luding et al; att'y, J McKeen.

Boston road, e s, 112 n 145th st, 28x109.11x25x122.6. Newman Grossman agt W J Schmidt & Co et al; att'y, C Stein.

Morris av, n w cor 164th st, 50x98. New York Mortgage & Security Co agt Thomas A Briggs et al; att'y, A L Wescott.

Belmont av, w s, 150 s 189th st, 50x87. Andrea Aiello agt Michele Lamesta et al; specific performance; att'y, W E Morris.

Aug. 30.

105th st, n s, 175 e 5th av, 25x100. Eva Diamondston agt Samuel L Wallenstein et al; att'ys, O'Brien, Boardman & Platt.

Franklin av, Nos 1239 and 1241. Henrietta Krauss agt Lizzie F Henderson et al; atty C Schwick.

Rivington st, No 309. American Mortgage Co agt Sundel Hyman et al; att'ys, Bowers & Sands.

98th st, s s, 450 w Central Park West, 25x100.11. Delia Doyle agt Joseph Levine et al; att'y, W M Golden, Jr.

# REAL ESTATE RECORDS

**Key to abbreviations:**

**1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.**

**2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.**

**3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein although the seller makes no expressed consideration, and thus impliedly claims to be the owner of it.**

**4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.**

**5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.**

**6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.**

**7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.**

**8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction.** Valuations are from the assessment roll of 1907.

## CONVEYANCES

August 23, 24, 26, 27, 28 and 29.

### BOROUGH OF MANHATTAN.

Allen st, Nos 11½ and 13 | s w cor Canal st, 50x47.6, 1-sty frame
Canal st, Nos 70 and 72 | store, 3-sty frame tenement and store and 3-sty brk tenement and store. Annjeannette Seelig to Fredk J Seelig. Mort $30,000. Jan 21, 1906. Aug 27, 1907. 1:293—15. A $35,000—$40,000. other consid and 100

Bleecker st, Nos 233 to 237.

Carmine st, No 15.

Certificate of payment of transfer tax of equity on $39,000. Patrick C Dugan Deputy Comptroller of State N Y, to Geo D Watrous EXR estate of Rose Porter late of New Haven, Conn. Aug 24. Aug 29, 1907. 2:589.

Broome st, No 50 | n e cor Lewis st, 25x75, 3-sty frame
Lewis st, Nos 22 and 24 | tenement and store, and 1-sty frame stable. Minnie Witte to Sam Golding. 1-8 part. Aug 15. Aug 29, 1907. 2:327—70. A $16,000—$17,000. other consid and 100

Broome st, No 424, n s, 75 e Crosby st, 25.4x106.2x25x107.7, 7-sty brk loft and store building. Anna Kozyej to Jacob D Ranck of Brooklyn. Mort $62,500. Aug 27. Aug 29, 1907. 2:482—41. A $36,000—$65,000. nom

Broome st, No 50 | n e cor Lewis st, 25x75, 3-sty frame
Lewis st, Nos 22 and 24 | tenement and store and 1-sty frame stable. August A Kauffenberger to Sam Golding. Undivided right, title and interest. Q C. July 29. Aug 29, 1907. 2:327—70. A $16,000—$17,000. nom

Same property. PARTITION, July 2, 1907. Maurice Goodman ref to same. Aug 26. Aug 29, 1907. 2:327. 20,200

Commerce st, No 16, s s, abt 200 w Bleecker st, 25x67x25x63.6 w s, with strip 25x3 in rear, 2-sty brk tenement and part 2-sty brk store in rear. Eliz Lahey to Eliz A French. Mort $6,500. Aug 27. Aug 28, 1907. 2:587—15. A $7,500—$8,000. other consid and 100

Fulton st, No 176.

Fulton st, Nos 172 and 174.

Boundary line agreement. Caroline B Sellew with New York Law School and Greenwich Savings Bank. July 24. Aug 28, 1907. 1:80. nom

Hamilton terrace, No 7, e s, 72.6 n 141st st, 17.6x64.11x17.6x63.8, 3-sty brk dwelling. Mary Keyes to Emanuel Levy. Mort $8,150. Aug 29, 1907. 7:2050—95½. A $2,800—$8,000. nom

James st, No 66, e s, abt 72 n Oak st, 24.11x99.6, 4-sty brk tenement and store and 4-sty brk tenement in rear. John Palmieri to Giovanni Cannonico. Aug 20. Aug 26, 1907. 1:278—29. A $16,000—$24,000. 100

Jones st, No 11, n s, 120.1 w 4th st, 24.7x100x24.10x100, 5-sty brk tenement. Isaac Moss et al to E Kapelsohn Co. Mort $27,500. Aug 16. Aug 23, 1907. 2:590—78. A $11,000—$28,000. other consid and 100

Lewis st, Nos 185 and 187 | n w cor 5th st, runs w 114 x n 97 x
5th st, Nos 819 and 821 | e 22 x s 48.6 x e 85 to w s Lewis st, x s s 48.10 to beginning, two 5, one 4 and one 3-sty brk tenements and stores and 4-sty brk tenement in rear of No 187. Robert Rosenthal to Mollie Kosower. Mort $57,000. Mar 20. Aug 28, 1907. 2:360—61, 62, 63. A $31,000—$48,000. other consid and 100

Same property. Mollie Kosower to Anna Block. Mort $57,000. Aug 27. Aug 28, 1907. 2:360. other consid and 100

Manhattan st, s w s, abt 334.3 n w Broadway, 41x150, part 1-sty brk shop. Release mort. Robert McGill to John Liddle Cut Stone Co. Aug 23, 1907. 7:1995. nom

Same property. Release mort. Frank Barker as TRUSTEE to same. Aug 22. Aug 23, 1907. 7:1995. nom

Manhattan st, s s, 334.3 w Broadway, 41x150, part 1-sty brk shop. John Liddle to The John Liddle Cut Stone Co. All liens. Aug 16. Aug 24, 1907. 7:1995. nom

Montgomery st, Nos 39 and 41, e s, 89.9 s Madison st, runs e 75 x s 11.6 x e 2 x s 28.6 x w 78.2 to Montgomery st x n 40 to beginning, 6-sty brk tenement and store. Eva Lubelsky to Max Diamond. Mort $52,750. Aug 15. Aug 26, 1907. 1:268—37. A $20,000—$45,000. other consid and 100

River View Terrace, Nos 7 to 12 | s w cor 59th st, 100.5x75, six 3-
59th st | sty brk dwellings. All title to laud under water in front of above, &c. Alfred E Smith to N Y Steam Co. Mort $35,000. C a G. June 24, 1904. Aug 24, 1907. 5:1372—74 to 79. A $32,500—$45,000. nom

St Marks pl, No 58 | s s, 300 e 2d av, 25x97.6, 6-sty brk tene-
8th st | ment. Samuel Finesilver to Meyer Berman. ¼ part. Mort $43,000. Aug 22. Aug 23, 1907. 2:449—18. A $18,000—$40,000. other consid and 100

Sutton pl, No 39, or | e s, 50.5 s 59th st, 16.8x75, 3-sty brk dwell-
Av A | ing. Anna King to N Y Steam Co. Mort $7,000. C a G. Dec 27, 1906. Aug 24, 1907. 5:1372—70. A $6,000—$8,000. other consid and 100

Sutton pl, No 37, or | e s, 67.1 s 59th st, 16.8x75, 3-sty brk dwell-
Av A | ing. Anna King to N Y Steam Co. Mort $3,000. C a G. Feb 8. Aug 24, 1907. 5:1372—69. A $6,000—$8,000. other consid and 100

Sutton pl, No 35, or | e s, 83.9 s 59th st, 16.8x75, 3-sty brk dwell-
Av A | ing. Anna King to N Y Steam Co. Mort $5,000. Jan 3. Aug 24, 1907. 5:1372—68. A $5,500—$7,500. other consid and 100

Sutton pl, No 43, or | e s, 17.1 s 59th st, 16.8x75, 3-sty brk dwell-
Av A | ing. Anna King to Rudolph H E Gudewill. Nov 1, 1906. Aug 24, 1907. 5:1372—72. A $6,000—$8,000. other consid and 100

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Thompson st, Nos 218 and 220, e s, 225 n Bleecker st, 50x85, 6-sty brk tenement and store. Antonio Capozzi et al to Mary H Walsh, of Brooklyn, N Y. Mort $65,000. Aug 20. Aug 23, 1907. 2:537—6. A $27,000—$68,000. other consid and 100

3d st W, No 88, s s, 50.1 e Sullivan st, 25x76.3, 5-sty brk tenement and store. David Stern et al to Frank M Franklin. Mort $25,000. Aug 26. Aug 27, 1907. 2:539—16. A $12,000—$22,000. 100

16th st E, No 616, s s, 263 e Av B, 25x103.3, 5-sty brk tenement. Joseph Goldberg to Henry Kuntz. ½ part. Mort $19,100. Aug 5. Aug 24, 1907. 3:983—47. A $7,000—$15,500. other consid and 100

17th st W, Nos 114 to 118, s s, 225 w 6th av, 75x92, 6-sty brk loft and store building. Domestic Realty Co to Alfred C Bachman. B & S. Aug 23. Aug 24, 1907. 3:792—46. A $45,000—$125,000. other consid and 100

17th st W, Nos 114 to 118, s s, 225 w 6th av, 75x92, 6-sty brk tenement and store. Alfred C Bachman to Domestic Realty Co. B & S and C a G. Morts $150,000. Aug 23. Aug 27, 1907. 3:792—46. A $45,000—$125,000. 100

27th st E, No 132, s w s, 51 w Lexington av, 13.6x39.6, 4-sty stone front dwelling. Adolph G Hasslacher to Charles F Murphy. June 21, 1899. Aug 23, 1907. 3:882—70. A $5,500—$8,000. 100

29th st W, Nos 46 to 50, s s, 91.8 e 6th av, 53.4x98.9, two 4 and one 3-sty brk buildings and stores. Jefferson M Levy to L Napoleon Levy. Mort $——. Aug 26. Aug 27, 1907. 3:830—74 to 76. A $106,000—$120,000. other consid and 100

35th st E, No 222, s s, 233.4 e 3d av, 16.8x98.9, 3-sty brk tenement. Thomas O'Brien to Emma A Lubbe. Mort $7,000. Aug 2. Aug 29, 1907. 3:915—50. A $6,500—$8,500. other consid and 100

37th st W, No 243, n s, 275 e 8th av, 25x98.9, 3-sty frame tenement and 3-sty frame tenement in rear. Edw Moss to Borough Realty Co. Mort $24,000. Aug 20. Aug 23, 1907. 3:787—21. A $16,500—$18,500. nom

37th st W, No 237, n s, 350 e 8th av, 25x98.9, 3-sty frame tenement and store and 1 and 2-sty frame bldgs in rear. Edwd Moss to Borough Realty Co. Mort $25,000. Aug 21. Aug 23, 1907. 3:787—24. A $16,500—$18,500. other consid and 100

38th st W, Nos 525 to 531, n s, 350 w 10th av, 100x98.9, 1 and 4-sty brk stable. Release mort. Emigrant Industrial Savings Bank to McDermott Bunger Dairy Co. Aug 21. Aug 24, 1907. 3:710—15. A $27,000—$45,000. 25,162.50

44th st W, No 406, s s, 125 w 9th av, 25x100.4, 4-sty brk tenement. Emily A Robertson and ano EXRS, &c, Alonzo M Robertson to Fredk E Rabe. Aug 24. Aug 28, 1907. 4:1053—38. A $12,000—$13,500. 18,500

Same property. Emily A Robertson widow to same. All title. Aug 24. Aug 28, 1907. 4:1053. nom

44th st W, No 410, s s, 175 w 9th av, 25x100.4, 4-sty brk tenement. Wm J Smiley to S Taber Bayles. Aug 26. Aug 27, 1907. 4:1053—40. A $12,000—$13,500. 100

44th st W, No 408, s s, 150 w 9th av, 25x100.4, 4-sty brk tenement. Bridget A Flanly et al to S Taber Bayles. Aug 26. Aug 27, 1907. 4:1053—39. A $12,000—$13,500. other consid and 100

50th st E, Nos 238 and 240, s s, 150 w 2d av, 37.6x100.5, 6-sty brk tenement. Miriam Levy to Ray Isaacs. Correction deed. Mort $59,500. July 3, 1905. Aug 29, 1907. 5:1323—32. A $18,000—$54,000. nom

Same property. Ray Isaacs to Lizzie Tinsley. Mort $64,500. Aug 14, 1907. Aug 29, 1907. 5:1323. nom

51st st E, No 314, s s, 185 e 2d av, 15x70.5, 5-sty stone front tenement. Frances W Ferguson to Frederick Braun. Mort $5,500. Aug 27. Aug 28, 1907. 5:1343—45. A $5,000—$8,000. other consid and 100

56th st W, No 63, n s, 76.8 e 6th av, 22.8x100.5, 4-sty and basement brk and stone dwelling. Martha Crawford to Edward E Morgan. Mort $38,000. July 1. Aug 28, 1907. 5:1272—4½. A $40,000—$48,000. nom

64th st E, No 169, n s, 180 e Lexington av, 16x100.5, 3-sty and basement brk dwelling. Francis G Lloyd to John I Middleton. July 26. Aug 29, 1907. 5:1399—27. A $14,000—$19,000. other consid and 100

69th st E, No 336, s s, 291.8 e 2d av, 16.8x77.4, 3-sty brk dwelling. Solomon Kalvin to Wm J Geoghegan. Mort $7,000. Aug 27, 1907. 5:1443—40½. A $5,000—$8,000. other consid and 100

72d st W, No 105, n s, 68 w Columbus av, 17x102.2, 4-sty and basement stone front dwelling. Mort $26,000.

72d st W, No 107, n s, 85 w Columbus av, 21x102.2, 4-sty and basement stone front dwelling. Mort $45,000.

72d st W, No 109, n s, 106 w Columbus av, 21x102.2, 4-sty and basement stone front dwelling. Mort $35,000.

West Seventy-Second Street Corporation to Loton H Slawson. Aug 26. Aug 28, 1907. 4:1144—28 to 30. A $89,000—$125,000. 100

72d st W, No 105, n s, 68 w Columbus av, 17x102.2.
72d st W, No 107, n s, 85 w Columbus av, 21x102.2.
72d st W, No 109, n s, 106 w Columbus av, 21x102.2.
three 4-sty and basement stone front dwellings.

Loton H Slawson to West Seventy-second Street Corpn. Mort $120,000. Aug 28. Aug 29, 1907. 4:1144—28 to 30. A $89,000—$125,000. other consid and 100

76th st W, No 141, n s, 398 w Columbus av, 17x102.2, 3-sty and basement stone front dwelling. Ernest M Levy to Rebecca M Davis. Mort $16,000. Aug 26. Aug 27, 1907. 4:1148—16½. A $12,000—$20,000. other consid and 100

81st st E, Nos 168 and 170, s s, 90 w 3d av, runs s 54.4 x w 10 x s 50 x w 30 x n 104.4 to st, x e 40 to beginning, 6-sty brk tenement. Julius Weinstein to Joseph Gitsky. Mort $45,000. Aug 27. Aug 29, 1907. 5:1509—41. A $20,000—P $40,000. other consid and 100

82d st W, No 35, n s, 325 e Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Martin B Hofman to Nellie Meyer, of Long Branch, N J. May 21. Aug 26, 1907. 4:1196—14. A $14,000—$24,000. 36,000

82d st W, No 308, s s, 100 w West End av, 25x102.2, vacant. FORECLOS, Aug 1, 1907. Edward Browne referee to John P and Katie M Conselyea, of Brooklyn. All liens. Aug 26. Aug 27, 1907. 4:1244—81. A $16,000—$16,000. 20,500

84th st W, No 150, s s, 241.8 e Amsterdam av, 33.4x102.2, 5-sty brk tenement. Philip W Higman to Margt Hollowood. Mt $33,000. Aug 2. Aug 29, 1907. 4:1214—54. A $18,000—$40,000. 100

100th st W, No 145, n s, 300 e Amsterdam av, 25x100.11.
100th st W, No 147, n s, 275 e Amsterdam av, 25x100.11.
two 5-sty brk tenements.

Max Friedman to Rachel and Charles and Yetta Cohen. Mort $56,500. Aug 26. Aug 27, 1907. 7:1855—12 and 13. A $20,000—$50,000. nom

102d st W, No 165, n s, 350.2 e Amsterdam av, 24.11x97.4x26.9x97.2, 5-sty brk tenement. Charles I Holzwasser to Rachel Levison. Mort $23,000. Aug 22. Aug 23, 1907. 7:1857—15. A $10,500—$21,500. other consid and 100

103d st E, No 162, s s, 182.6 e Lexington av, 27x100.11, 5-sty stone front tenement. Albert Erdman to Anna Siegel. Mort $16,000. Aug 28. Aug 29, 1907. 6:1630—45. A $11,000—$20,000. other consid and 100

104th st E, No 206, s s, 110 e 3d av, 16.8x100.11, 3-sty stone front tenement. Harris Taschman to Selma Berger. Mort $4,700. Aug 23. Aug 24, 1907. 6:1653—44. A $5,000—$7,000. other consid and 100

105th st W, No 301, n s, 75 w West End av, 18x100.11, 5-sty brk and stone dwelling. Moses Harlam to Lillian M Gest. Mort $33,000. Aug 15. Aug 26, 1907. 7:1891—52. A $11,100—$33,000. other consid and 100

109th st E, No 429, n s, 420 e Pleasant av (formerly 1st av?), runs n 100.10 x e 193 to high water mark of Harlem River x s or s w — to st x w — to beginning, with all title to land under water in front of above(?), probable error, 1 and 2-sty brk buildings and vacant.

134th st, s s, 215 w Park av, 75x99.11, vacant.

Madison av, Nos 2142 to 2148 | s w cor 135th st, runs s 99.11 x w
134th st | 10 x s 99.11 to n s 134th st x w
135th st | 10 x n — to s s 135th st x e 20 to beginning, 1 and 2-sty brk stores.

Also all other land wheresoever situate owned by party 1st part. Julia H Ryerson to Julia Ryerson. B & S. All liens. Sept 15, 1904. Aug 27, 1907. 6:1703—18 to 25. A $34,000—$38,000; and 1758—46 to 48. A $15,000—$15,000; and 1759—16½, 17 and 56. A $21,000—$23,000. nom

Same property, except 2d parcel or 134th st property. Julia Ryerson White wife Sigourney F White to Wm N Ryerson and Lucy R Lawrence. 2-3 parts. B & S. All liens. Feb 21, 1906. Aug 27, 1907. nom

112th st E, No 318, s s, 225 e 2d av, 25x100.10.
112th st E, No 320, s s, 250 e 2d av, 25x100.10.
two 6-sty brk tenements and stores.

John A Weekes et al to Simon Silverberg. ½ part. C a G. All liens. Aug 24. Aug 28, 1907. 6:1683—42 and 43. A $12,000—$58,000. nom

Same property. Simon and Joseph Silverberg to Virginio Bianchi, all of. Morts $56,000. Aug 26. Aug 28, 1907. 6:1683. other consid and 100

112th st E, No 237, n s, 185 w 2d av, 18.9x100.10, 3-sty frame dwelling. Jacob Friedman to Wm J Hutcheon. Mort $9,000. Aug 16. Aug 27, 1907. 6:1662—17. A $4,500—$6,000. other consid and 100

113th st W, No 266, s s, 233.6 e 8th av, 18.6x100.11, 3-sty and basement brk dwelling. Moses Kahn et al to Bertha B Schreiber. Mort $10,000. Aug 31, 1906. Aug 27, 1907. 7:1828—54½. A $8,100—$15,000. 100

116th st E, No 71, n s, 50 e Madison av, 30x100, all title to strip 0.10 wide on north, 5-sty brk tenement. Isidor Klein to Rosetta Alexander. ½ part. All title. Mort $36,500. Aug 19. Aug 26, 1907. 6:1622—23. A $17,000—$32,000. other consid and 100

118th st W, Nos 31 and 33, n s, 385 e Lenox av, 50x100.11, two 5-sty brk tenements. Release judgment. Wm J Fields to John Schreyer. Aug 3. Aug 24, 1907. 6:1717—17 and 18. A $24,000—$56,000. nom

118th st W, No 31, n s, 410 e Lenox av, 25x100.11, 5-sty brk tenement. William Ose to John Schreyer. Mort $22,000. July 22. Aug 24, 1907. 6:1717—18. A $12,000—$28,000. other consid and 100

118th st W, Nos 31 and 33, n s, 385 e Lenox av, 50x100.11, two 5-sty brk tenements. John Schreyer to Joseph Adelson and ano. Mort $49,000. Aug 26. Aug 27, 1907. 6:1717—17 and 18. A $24,000—$56,000. 100

119th st E, Nos 310 and 312, s s, 140 e 2d av, 40x100.11, two 5-sty brk tenements. Frank M Franklin to David Stern and Jacob Lien. Morts $38,400. Aug 14. Aug 27, 1907. 6:1795—47 and 48. A $9,600—$36,000. 100

120th st E, Nos 207 and 209, n s, 100 e 3d av, 37.6x75.8, two 3-sty brk tenements and stores. Herbert L Coffin to Henry B Riecke. C a G. Aug 29, 1907. 6:1785—5 and 5½. A $9,000—$22,000. other consid and 100

120th st E, Nos 341 to 345, n s, 150 w 1st av, 75x100.11, two 6-sty brk tenements. Mollie Kosower to Morris Garfinkel and Harry Levin. Mort $92,000. Aug 28. Aug 29, 1907. 6:1797—18 and 20. A $18,000—$86,000. other consid and 100

121st st E, Nos 235 and 237, n s, 185 w 2d av, 50x100.10, two 4-sty stone front tenements and stores. Karl R Finestone et al to Joseph Adelson and Saml Simon. Mort $38,000. Aug 22. Aug 27, 1907. 6:1786—16 and 17. A $14,000—$36,000. 100

121st st E, Nos 235 and 237, n s, 185 w 2d av, 50x100.10, two 4-sty stone front tenements and stores. Release judgment. Wm J Fields to John Schreyer. Aug 3. Aug 24, 1907. 6:1786—16 and 17. A $14,000—$36,000. nom

123d st W, No 120, s s, 260.1 w Lenox av, 20.1x100.11, 4-sty and basement stone front dwelling. Clara A Bowron et al EXRS Ellen J Banker to Patk McMorrow. Aug 10. Aug 23, 1907. 7:1907—44. A $9,600—$19,000. 18,500

125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk store buildings. CONTRACT. Geo D Eighmie with Herman Wronkow. Mort $110,000. Aug 5. Aug 27, 1907. 7:1910—18. A $75,000—$85,000. 140,000

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


126th st W, No 315, n s, 192.11 w 8th av, 16.8x99.11, 3-sty and basement brk dwelling. Robt W Hall EXR John Hall to Catherine Murray. Aug 3. Aug 27, 1907. 7:1953—24½. A $5,500—$8,500. 11,000

135th st W, Nos 41 and 43, n s, 372.6 e Lenox av, 37.6x99.11, 6-sty brk tenement and store. Paul Shalet to Louis Meyer Realty Co. Mort $49,000. Aug 7. Aug 24, 1907. 6:1733—17. A $18,500—$53,000. other consid and 100

135th st W, Nos 69 and 71, n s, 110 e Lenox av, 37.6x99.11, 6-sty brk tenement and store. Iron Realty Co to Moersim Realty Co. Mort $35,000. Aug 13. Aug 27, 1907. 6:1733—6. A $18,500—$53,000. other consid and 100

136th st W, No 305, n s, 101.8 w 8th av, 16.8x99.11, 3-sty brk dwelling. Cath R Sperco to Constant J Sperco. Mort $3,500. Nov 10, 1904. Aug 27, 1907. 7:1960—42. A $6,600—$11,000. other consid and 1,000

137th st W, No 263, n s, 80 e 8th av, runs n 87.5 x e 22.6 x n 12.6 x e 22.6 x s 99.11 to st x w 45 to beginning, 6-sty brk tenement. Etta Potter to The Hermitage Co. Mort $70,000. July 31. Aug 3, 1907. 7:2023—5. A $18,000—$65,000. Corrects error in issue of Aug 10, when st was 139th st. other consid and 100

137th st W, No 252, s s, 543 w 7th av, 19x99.11, 3-sty stone front dwelling. Rachel Levison to Chas S Holzwasser. Mort $13,000. Aug 22. Aug 23, 1907. 7:1942—55½. A $6,400—$17,000. other consid and 100

139th st W, 140th st W | n s, 145 w 5th av, runs n 99.11 x w 50 xn 99.11 to 140th st x w 50 x s 199.10 to st x e 100 to beginning, vacant. 6:1737.

138th st W, s s, 325 e Lenox av, 225x99.11, vacant. 6:1735—50 to 58. A $72,000—$72,000.

Av A, No 1337, w s, 54.4 n 71st st, 25x100, vacant. 5:1466—23. A $9,000—$9,000.

138th st W, Nos 10 to 20, s s, 120 w 5th av, 125x99.11, three 6-sty brk tenements, stores in Nos 14 and 16. 6:1735—41 to 45. A $39,000—$153,000.

Audubon av, Nos 11 and 15, s e cor 166th st, 70.3x100x83.5x95, two 6-sty brk tenements, store on corner. 8:2123—83 and 84. A $12,000—$——.

7th av, Nos 2169 to 2177 | 129th st, No 166 | s e cor 129th st, 99.11x75, 6-sty brk tenement and store. 7:1913—61. A $70,000—P $115,000.

76th st E, Nos 503 and 505, n s, 98 e Av A, 50x102.2, two 1-sty brk buildings. 5:1488—5 to 6½. A $9,500—$10,000.

61st st E, Nos 415 and 417, n s, abt 220 e 1st av, —x—, vacant. 5:1456—10 and 11. A $12,500—$13,500.

95th st E, Nos 328 to 336, s s, 125 w 1st av, 125x100.8, three 6-sty brk tenements and stores. 5:1557—32 to 36. A $35,000—P $92,000.

Assignment of all right, title and interest under agreement dated Jan 22, 1907. Robert Friedman with Charles Friedman. July 9. Aug 23, 1907. Aug 24, 1907. nom

141st st W, Nos 564 and 566, s s, 170 e Broadway, 55x99.11, 6-sty brk tenement. Jos Adelson et al to John Schreyer, Karl R Finestone, Saffe Albert and Irving G Schreyer. Mort $74,500. Aug 26. Aug 27, 1907. 7:2072—55. A $17,500—$70,000. nom

141st st W, s s, 225 e Lenox av, runs e 56.3 x s 99.11 x w 70.5 x n e 18.2 x n 88.1 to beginning, vacant. Abner S Haight TRUSTEE Henry Hirschmann to Pincus Lowenfeld and William Prager. Aug 26. Aug 27, 1907. 6:1738—62. A $9,000—$9,000. nom

144th st W, n s, 230 w 7th av, 40x99.11, vacant. FORECLOS, June 28, 1907. Miles M O'Brien, Jr, (ref) to Harry Finkelstein. July 30, Aug 28, 1907. 7:2030—23. A $—— $——. 500

144th st W, n s, 270 w 7th av, 40x99.11, vacant. FORECLOS, June 28, 1907. Geo A Lavelle ref to Harry Finkelstein. Aug 21. Aug 28, 1907. 7:2030—21. A $—— $——. 500

144th st W, n s, 310 w 7th av, 40x99.11, vacant. FORECLOS, June 28, 1907. Jacob Marks ref to Harry Finkelstein. July 5. Aug 28, 1907. 7:2030—19. A $—— $——. 500

144th st W, n s, 350 w 7th av, 40x99.11, vacant. FORECLOS, June 28, 1907. Thos H Ray ref to Harry Finkelstein. July 24. Aug 28, 1907. 7:2030—17. A $—— $——. 500

151st st W, No 452, s s, 254 e Amsterdam av, 21x99.11, 5-sty brk tenement. Mary E Lockwood to Thos J Meehan. Mort $17,500. Aug 27. Aug 29, 1907. 7:2065—54. A $4,800—$17,000. nom

159th st W, Nos 517 and 519, n s, 200 w Amsterdam av, 50x99.11, 5-sty brk tenement. FORECLOS, Aug 19, 1907. Wm B Donihee Jr, referee to Martha W Weill. Mort $53,500. Aug 22. Aug 26, 1907. 8:2118—48. A $16,000—P $50,000. 500 over and above morts

Same property. Martha W Weill to Realty Transfer Co. Mort $53,500. Aug 23. Aug 26, 1907. 8:2118. other consid and 100

169th st W, n s, 568.3 w St Nicholas av, 50x86.7, vacant. Jennie B Saxe to Adolph F Lucker. Q C. Aug 9. Aug 23, 1907. 8:2138—185. A $6,000—$6,000. nom

191st st W, n s, 100 e St Nicholas av, 150x100, vacant. Julius G Miller to Cathleen Turney. Mort $9,000. Aug 27. Aug 28, 1907. 8:2161—120. A $24,000—$24,000. other consid and 100

Same property. Cathleen Turney to Julius G Miller. Mort $20,000. Aug 28, 1907. 8:2161. other consid and 100

Av A, No 1680, e s, 61.5 n 88th st, 20x75, 4-sty stone front tenement and store. Morris Insel to Samuel Poss. Mort $9,000. Aug 28. Aug 29, 1907. 5:1585—3. A $6,500—$10,000. other consid and 100

Av D, No 108 | 8th st, Nos 412 and 414 | s e cor 8th st, 25x75, 5-sty brk tenement and store and 4-sty brk tenement and store on st. Louis Meyer Realty Co to Paul Shalet. Mort $34,500. Aug 23. Aug 24, 1907. 2:363—36. A $16,000—$25,000. other consid and 100

East End av, No 188, w s, 75.8 s 89th st, 25x96, 5-sty brk tenement. Katharina Kramer EXTRX August Kramer to Louise Effinger. Mort $16,000. Aug 20. Aug 23, 1907. 5:1585—27. A $10,000—$22,000. 26,300

Lexington av, No 94, n w s, 39.6 s w 27th st, 19.9x78, 3-sty brk dwelling. Edwin C Ray to Lexington Realty Co. Aug 7. Aug 23, 1907. 3:882—67. A $16,000—$19,500. 100

Lexington av, No 98 | 27th st | s w cor 27th st, 19.9x51, 5-sty brk tenement and store. Edwin C Ray to Lexington Realty Co. Aug 7. Aug 23, 1907. 3:882—69. A $18,000—$31,000. 100

Lexington av, No 96, w s, 19.9 s 27th st, 19.9x51, 3-sty brk dwelling. Edwin C Ray to Lexington Realty Co. Aug 7. Aug 23, 1907. 3:882—68. A $12,000—$16,500. 100

Park row, Nos 72 and 74 Tryon row | Centre st, Nos 2 and 4 | n e cor Tryon row, runs n e along n w s Park row 50 x n 132.4 to s e s Centre st x s w 61.4 to cor of Tryon row and Centre st x s e 97.9 to beginning, 5-sty brk and stone office building. New Yorker Staats Zeitung to The City of New York. Aug 27, 1907. 1:121—1. A $900,000—$1,000,000. $1,650,000, with interest of $55,687

West Broadway, Nos 566 to 576 | 3d st, Nos 65 and 67 | 4th st, No 64 | Washington sq S, No 72 | n w cor 3d st, runs n 209.6 to s w cor West Broadway and 4th st or Washington sq S x w 25 x s 56.9 x w 25 x s 153 to n s 3d st x e 50 to beginning, two 3 and one 4 and one 10-sty brk loft and store buildings. James D Ireland to John B Ireland. Morts $185,000. Aug 23. Aug 27, 1907. 2:538—23, 24, 38 and 39. A $98,000—$178,500. nom

West End av, No 874, e s, 40.11 s 103d st, 20x80, 3-sty and basement stone front dwelling. Pennington Whitehead EXR Emmeline W Fitch to Harriette B Leeming. Aug 12. Aug 28, 1907. 7:1874—63. A $12,500—$21,000. 27,500

West End av, No 912, e s, 60.9 s 105th st, 20x90, 4-sty and basement stone front dwelling. James J Cogan to Morris Vogel. Mort $26,500. Aug 27. Aug 29, 1907. 7:1876—63. A $13,500—$27,000. other consid and 100

2d av, No 2322 | 119th st, Nos 301 and 303 | n e cor 119th st, 25.6x75, 4-sty brk tenement and store. Julius Martinson to Frank M Franklin. Q C. Aug 28, 1907. 6:1796—1. A $12,000—$22,000. other consid and 100

2d av, Nos 141 and 143 | 9th st | s w cor 9th st, 46.8x74.10, 6-sty brk tenement and store. Jacob Fein to Samuel Fein and Charles Sturman. 1-3 part. Mort $87,000. July 30. Aug 28, 1907. 2:464—34. A $40,000—$90,000. nom

2d av, No 2453, w s, 74.11 s 126th st, 25x105, 6-sty brk tenement and store. Julius Bachrach to Sand Realty Co. Aug 15. Aug 23, 1907. 6:1790—26. A $9,000—P $30,000. other consid and 100

2d av, No 2071, w s, 75.11 s 107th st, 25x75, 4-sty brk tenement and store. Max Davis to Julius Fried and Samuel Goldfinger. Mort $23,120. Aug 28. Aug 29, 1907. 6:1656—25. A $8,000—$17,000. other consid and 100

5th av, No 881, e s, 50.2 n 69th st, 53.8x175, 4-sty brk and stone dwelling. Francis C Bishop et al EXRS, &c, Heber R Bishop to Edward H Harrimann. Aug 26, 1907. 5:1384—4. A $480,000—$600,000. 600,000

7th av, No 1962, w s, 26 n 118th st, 24.11x100, 5-sty brk tenement and store. Joseph Oussani to Sandford Realty Co. Mt $35,500. Aug 26. Aug 29, 1907. 7:1924—30. A $17,000—$29,000. nom

8th av, No 934, e s, 37.8 n 55th st, 18.10x62.6, 5-sty brk tenement and store. Charlotte Lilianthal and William Hyams EXRS, &c, Joseph Lilianthal to August Eickelberg. June 17. Aug 27, 1907. 4:1027—2½. A $22,000—$26,500. 37,500

11th av, No 664 | 47th st, Nos 560 and 562 | s e cor 47th st, 25x80, 4-sty brk tenement and store and 2-sty brk tenement in st. Terence E Gallagher to Hugh P Skelly. July 30. Aug 23, 1907. 4:1075—61 and 61½. A $14,500—$17,000. other consid and 100

12th av, original line, n w cor 49th st, if prolonged, 117x688.8 to permanent exterior line x117.4x679, bulkhead. Sarah M Kelly et al to Mary Ryan. Q C. July 29. Aug 28, 1907. 4:1108—17. A $50,000—$50,000. nom

Same property. Alexander Ullman to same. Q C. Aug 14. Aug 28, 1907. 4:1108. nom

Same property. Edmund Murphy et al by Sarah M Kelly GUARDIAN to same. All title. B & S. Aug 26. Aug 28, 1907. 4:1108. 564.54

### MISCELLANEOUS.

Assignment of all right, title and interest under will of Mary M Hare to EXRS, &c, said Mary M Hare. J Montgomery Hare et al widower and children of Mary M Hare to EXRS, &c, TRUSTEES of Mary M Hare. July 11. Aug 26, 1907. nom

Assignment of all right, title and interest in estate Caroline Klebisch. Aug 22. Secures note of $100. Aug 26, 1907. Miscl. 100

### BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Bristow st, w s, 165 s Jennings st, 20x100, vacant. Charles Lopard et al to Frederick E Kleine. Aug 26. Aug 27, 1907. 11:2972. other consid and 100

Same property. Frederick E Kleine to Church of the Reformation (Evangelical Lutheran). Mort $2,000. Aug 26. Aug 27, 1907. 11:2972. other consid and 100

Beck st Fox st Longwood av | n e cor Longwood av, 100x200 to w s Fox st, vacant. Robt M Silverman to Isaac Sakolski. Mort $57,000. Aug 23. Aug 27, 1907. 10:2709. other consid and 100

*Birch st, n w cor Kingston av, and lot 504 map Arden property, 100x100, Eastchester. Lydia Taylor to Chas C Watkins, Jr. Mort $4,000. Aug 9. Aug 24, 1907. other consid and 100

*Bronx pl, n s, 100 w of lane, and being lots 79 and 80 map No 1 South Vernon Park (Cranford property), 50x100. Wm G Mapes to William W Penfield. B & S. Dec 4, 1902. Aug 24, 1907. no n

*Deane pl, e s, 157 s Pierce av, 32.5x100x33.4x100. Jacob Cohen to Christopher Fassert. Mort $2,500. Nov 11, 1904. Aug 28, 1907. nom

Dawson st, Nos 1202 to 1214, e s, 256 n Longwood av, 200x100, four 5-sty brk tenements. Emma Kramer to Ittner Realty Co. Mort $——. Aug 21. Aug 23, 1907. 10:2702. nom

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possesses advantages over all other forms of construction
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*Glover st, e s, 100 n Lyon av, 50x130, Westchester. James A O'Brien to Nicholas J O'Connell. C a G. May 3. Aug 23, 1907. other consid and 100

*Hancock st, w s, 150 s Columbus av, 18x100. Satisfaction of mort. John Haffen and ano to A Giuseppe Paolillo. July 30. Aug 28, 1907. nom

Hoffman st, No 2441, w s, 56.2 n 188th st, 16.8x97.5, 2-sty frame dwelling. Margherita Tonelli to Albert Zanmatti. Morts $——. Aug 9. Aug 27, 1907. 11:3058. nom

Kappock st, e s, abt 300 s Arlington av, deed reads
Old Johnson av, n w s, adj land Caddick, runs n w 100 to Kappock st, x s w 37.6 x s e 100 to av, x n e 37.6 to beginning, 2-sty frame dwelling.
Wm T Graff to Wm T Graff and Harriet A Graff his wife. Feb 23, 1901. Aug 24, 1907. 13:3407. 950

Lowmede st, e s, 324 s Gun Hill road, runs e 184.9 to centre line Bronx River, x s w 80 x w 181.10 to st, x n 75, except part for st, vacant. Chas W Perry to Henry W and Nathan F Vought. Aug 6. Aug 29, 1907. 12:3359. nom

*Magenta st, s s, lots 148 and 149 map building lots near Williamsbridge Station. each 25x125. Vincenzina Cangialosi to Rosina Cangialosi. Mort $640. Aug 22. Aug 23, 1907. other consid and 100

*Marian st, n w s, 150 s 241st st, 50x100, Washingtonville. John Heilein or Hailend or Heinlein et al to Wm W Penfield. July 20, 1906. Aug 24, 1907. nom

*Magenta st, n s, — e White Plains road, lot 212 map (No 426) of building lots near Williamsbridge Station. A Shatzkin & Sons to Fulgenzio D'Andrea. Mort $640. Aug 19. Aug 28. 1907. 100

*Purdy st, e s, 105 n Starling av, 100x108, Unionport. PARTITION, July 29, 1907. Levi S Hulse ref to Mary Entenman. Aug 28. Aug 29, 1907. 3,100

*Same property. Frederick Barbanes to Mary wife of Jacob Entenman. Q C. Tax lease, &c, the intention being to merge tax lease in fee. Aug 28. Aug 29, 1907. nom

*Poplar st, s s, 377.10 e Forest st, 25.2x118x25x116.9, Westchester. Bella Wolfson to Bridget Fitzpatrick. Mort $3,500. Aug 27. Aug 28, 1907. other consid and 100

*Victor st, w s, 175 s Morris Park av, 25x100. Joseph Gamache to Philias Guillotte. Mort $4,000. Aug 20. Aug 23, 1907. other consid and 100

*Van Buren st, w s, 106.4 s Morris Park av, runs w 127.7 x s 110.9 x e 20 x n 97.6 x e 100 to st x n 56.7 to beginning. Philias Guillotte to Joseph Gamache. ½ part. Mort $5,000. Aug 21. Aug 23, 1907. 100

*5th st, n s, 323.11 e Green lane or av, 25x103, Westchester. Abram I Kaplan to Domenico Fratto and Rosario his wife, tenants by entirety. Mort $2,500. Aug 28, 1907. other consid and 100

*Same property. Morris Levine et al by Abram I Kaplan GUARDIAN to same. B & S. Aug 26. Aug 28, 1907. 3,650

*13th st, s s, 255 w Av C, 25x103. Release mort. Robert J McCracken to Francis T Flood. Aug 21. Aug 28, 1907. 362.50

*13th st, s s, 280 w Av C, 25x103, Unionport. Release mort. Robt J McCracken to T Francis Flood. Aug 21. Aug 27, 1907. 362.50

*13th st, s s, 255 w Av C, 50x103. Rosa Flood to T Francis Flood. Mort $1,850. Aug 22. Aug 23, 1907. other consid and 100

135th st, No 520, s s, 275 w St Anns av, 25x100, 4-sty brk tenement. Chas F Weyrich to August Schulze. Mort $13,000. Aug 15. Aug 27, 1907. 9:2262. 100

135th st, No 577, n s, 100 e St Anns av, 25x100, 4-sty brk tenement. Peter Wehrle to said Peter Wehrle and Emily his wife joint tenants. All liens. Aug 26. Aug 27, 1907. 10:2548. nom

135th st, No 589 (861), n s, 208.4 e St Anns av, 16.8x100, 2-sty brk dwelling. Henry Meyer to Louise H Thielert. Mort $3,500. Aug 28. Aug 29, 1907. 10:2548. other consid and 100

136th st, No 566, s s, 70 w Alexander av, 15x66.8, 3-sty brk dwelling. Anna B M Carton and ano EXRS Bertha Carton to Jas S Bryant. Mort $2,500. Aug 24. Aug 26, 1907. 9:2311. 3,800

139th st, No 542, s s, 100 w St Anns av, 37.6x100, 6-sty brk tenement. Abelman Construction Co to Minnie A Indelli and James Conforti. Mort $40,270. Aug 16. Aug 23, 1907. 9:2266. other consid and 100

141st st, s s, 152 e Southern Boulevard, runs s 131.3 x e 25 x s 26.6 x e 32.2 x n 98.6 and 50.3 to st x w 64.11 to beginning, vacant. FORECLOS, July 30, 1907. Isaac B Brennan referee to Wm F Olpp. Aug 27, 1907. 10:2592. 4,600

156th st | n e cor Fox st, 45x100, 5-sty brk tenement and store.
Fox st | Thomas Cunningham to Frank Starkman. Mort $32,000. Aug 24. Aug 28, 1907. 10:2720. nom

156th st | n e cor Fox st, 45x100, 5-sty brk tenement and store.
Fox st | Frank Starkman to Thomas Cunningham. Mort $47,500. Aug 19. Aug 23, 1907. 10:2720. nom

Same property. Release mort. N Y Trust Co to same. Aug 23, 1907. 10:2720. other consid and 1,000

Same property. Release mort. N Y Trust Co to same. Aug 23, 1907. 10:2720. other consid and 1,000

169th st, n s, 98 s e Shakespeare av, 26.1x73.10x24x64.6, 1-sty frame rear building and vacant. Thos J Meehan to Mary E Lockwood. Mort $6,500. Aug 29, 1907. 9:2506. nom

*175th st, w s, 250 n Gleason av, 50x100. Joseph Hordes et al to Mary Walpole. Aug 27. Aug 28, 1907. other consid and 100

179th st, n s, 113.2 e Vyse av, 25x124.6x25x125, except part for 179th st, vacant. John W Demler to Hans F N Truelsen. Mt $6,500. Aug 27. Aug 28, 1907. 11:3132. other consid and 100

181st st, n s, 102.11 w 3d av, 35.7x131.6, frame church. St Pauls Evangelical Lutheran Church of the Unaltered Augsburg Confession of Tremont, N Y, to Mark Levy. Mort $5,000. Aug 26. Aug 27, 1907. 11:3048. 7,750

187th st, No 539, n s, 87.10 e Bathgate av, as laid out 60 ft wide, runs e 22 x n 82.5 x w 19.10 x s 9.4 x w 2.2 x s 72.7 to beginning, 2-sty frame dwelling. Chas Spellman to Mary Dunn. Aug 23, 1907. 11:3056. nom

187th st | n s, 115 w Beaumont (Jackson) av, 45 to Crescent
Crescent av | av, x60x—x50, vacant. Wm A Solling to Ida Fettling. All liens. July 1. Aug 29, 1907. 11:3090. other consid and 100

203d st, late Jefferson av, s s, 348.6 w Briggs av, late Williamsbridge road, 25x100, 2-sty frame dwelling. Eleanor R King to Eliz A O'Neill. Mort $4,500. Aug 19. Aug 26, 1907. 12:3308. nom

*207th st, s s, gore lot, — on amended map (No 1131) of Adee Park, begins at n e cor lot 95, runs e on st, — to w s land Lorillard Spencer, x s w — to e s lot 95 x n — to beginning. Adee Syndicate to Jennie Adee. Aug 22. Aug 28, 1907. other consid and 100

*215th st, s s, 100 e Tilden av, 25x100, Laconia Park. Joseph Schneider to Louis E Wipfler. Aug 27. Aug 28, 1907. other consid and 100

*215th st, s s, 100 e Tilden av, 25x100, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Joseph Schneider. Aug 12. Aug 26, 1907. 200

*224th st, s s, 455 w 4th av, 25x114, Wakefield. Emil Leske to John W Demler. Mort $2,500. Aug 27. Aug 29, 1907. other consid and 100

*226th st, n s, 350 w Paulding av, 25x57.3x30.7x74.10. A Shatzkin & Sons, Inc, to Paul Defazio and Domenico Catone. Mort $450. July 26. Aug 24, 1907. other consid and 100

*226th st, n s, 180 e White Plains road, 25x114, Wakefield. Domenico Ferrante to Lucrezia D Ferrante. All liens. July 17. Aug 27, 1907. 600

*228th st, s s, 205 w Prospect Terrace, 25x114, Wakefield. Ehrich Peterson et al to William Burke. Mort $4,050. Aug 22. Aug 23, 1907. other consid and 100

*230th st, s s, 105 w 6th av, 100x114, Wakefield. Samuel Rosenberger et al to Harry Bauman. Mort $1,800. Aug 26. Aug 27, 1907. other consid and 100

*232d st (18th av), n s, 280 e White Plains road, 50x114, Wakefield. Geo C Weiss to Albert F Gescheidt, Jr. All liens. Aug 2. Aug 29, 1907. nom

*Same property. Margaret Weiss to same. Q C. Aug 2. Aug 29, 1907. nom

235th st, s s, 152.9 w Webster av, 25x100, 2-sty frame dwelling. Elizabeth wife of Geo T Campbell to Emil Lichtenfels. Mort $1,500. Aug 27. Aug 28, 1907. 12:3396. other consid and 100

*Av A | s e cor 1st st, runs 426 to Westchester Creek x s 170 x w
1st st | 458.6 to Av A x n 117.1, Unionport. F V Smith Contracting Co to Elbert A Bennett, Brooklyn, N Y. July 31. Aug 24. 1907. Mort $——. 25,000

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Alexander av, No 291, w s, 66.10 s 140th st, 16.7x70, 3-sty brk dwelling. Dora Rosenstein to Abraham ILightstone. Mort $7,000. Aug 27. Aug 28, 1907. 9:2314. other consid and 100

Brook av, No 140, e s, 25 s 135th st, 25x100, 4-sty brk tenement and store. Geo F Liginger to Wm Rudolph. Mort $11,000. Aug 28. Aug 29, 1907. 9:2262. other consid and 100

*Bronxdale av, w s, 235.9 n Morris Park av, 75x99.9. Carolina Wenninger to Catherine Callahan. July 10. Aug 27, 1907. nom

Bathgate av, No 2307 (Madison av), n w s, abt 40 s 184th st, 25 100, 3-sty frame dwelling. Sophia Halpin et al HEIRS, &c, William Guggolz to Charles Guggolz also HEIR William Guggolz. ½ part; also dower right of Sophia Halpin in ¾ parts. Mort $2,000. July 15. Aug 27, 1907. 11:3063. nom

*Barker av, w s, 100 s Elizabeth st, 50x125, Olinville. Thos J Feeney to Chas R Fleischmann. Aug 23. Aug 27, 1907. nom

Belmont av, s e cor 180th st, 78.7x95.5x88.2x96.10, vacant. Clare Realty Co to Fred T Nesbit, of Newark, N J. C a G. Mort $6,500. Aug 26. Aug 27, 1907. 11:3080. other consid and 100

Bathgate av, No 1998, e s, 100 s 179th st, old line, 16.8x85.8x 16.8x85.4, 3-sty frame tenement. Henry Bach to Fredk Braun. Mort $5,600. Aug 26. Aug 27, 1907. 11:3044. other consid and 100

*Barker av, w s, 100 s Elizabeth st, 50x125, Olinville. Release dower. Augusta L Albinger widow to Thos J Feeney. Aug 23. Aug 26, 1907. nom

*Same property. Augusta L Albinger EXTRX, &c, Augustin Albinger and ano to same. Aug 23. Aug 26, 1907. 3,000

*Bogart av, w s, 250 n Brady av, 50x100. Fidelity Development Co to Clarence LeRoy Bennett. Aug 9. Aug 28, 1907. 100

*Bogart av, e s, 165.7 n Neil av, 25x100. Same to John A Van Buskirk, of Red Bank, N J. May 16. Aug 28, 1907. 100

*Boston turnpike road, n s, being plot bounded n by land now or late of Geo Faile, w by land now or late of Geo Faile, s by Boston turnpike road and e by land formerly Thomas Secord, contains abt 2 acres. David Jordan to Mt Vernon Trust Co. Q C. All title. July 19. Aug 23, 1907. nom

Clinton av, e s, 95 s 183d st, late Columbia av, 48x41x46.10x31.6, 2-sty frame dwelling. Margt Guinee to Mary Nestor. 1-3 part. C a G. Aug 21. Aug 23, 1907. 11:3101. nom

*Cornell av, s e cor Mapes av, gore, lot bounded on east by land of Harrington, Westchester. Wm A Mapes to Lambert G Mapes. Aug 28. Aug 29, 1907. other consid and 100

Decatur av, No 2642, e s, 145.3 n 194th st, 25x100, 2-sty frame dwelling. Henry Christman to Harry W Hasenbalg. Mort $5,500. Aug 7. Aug 29, 1907. 12:3277. other consid and 100

*Eastchester road, e s, 247 n Boston Post road, 25x103.9x25x 105. Release mort. Walter W Taylor to James S Doyle. Aug 23. Aug 29, 1907. 550

*Same property. James S Doyle to Lillie Dallin. Aug 14. Aug 29, 1907. other consid and 100

*Eastchester road, e s, abt 400 s Saratoga av, 25.2x111.11x25x 109.7.

Rhinelander av, n s, abt 641 e Eastchester road, 50x100. Release mort. John J Brady to Hudson P Rose Co. Aug 23. Aug 26, 1907. 300

Findlay av, e s, 90 n 169th st, 21x100, 3-sty frame tenement. Thornton Brothers Co to Louis and Banjamin Pollak. Mort $5,000. Aug 20. Aug 27, 1907. 11:2785 and 2782. other consid and 100

*Grace av, s w cor Glebe av, 81.2x28.1x102.6x90, Westchester. Martin Pletscher to Henry Skrivanek and Marie his wife and Josephine Skrivanek. Mort $4,400. Aug 27. Aug 28, 1907. other consid and 100

Grand av, Nos 1985 and 1987, w s, 530.11 s Burnside av, runs n w 112.1 x s w 25 x again s w 25 x s e 123.8 to av, x n on curve 50.11 to beginning, two 2-sty frame dwellings.

Webster av, w s, abt 40 n 170th st, if extended, 25x90, vacant. The Lochinvar Realty Co to Lawrence Atterbury of New Rochelle, N Y. Mort $15,700 and all liens. Aug 27. Aug 28, 1907. 11:2869 and 2887. other consid and 100

*Hill av, w s, 175 n Randall av, 25x100, Edenwald. Annie E R Qvist to George Muller. Mort $1,200. Aug 28. Aug 29, 1907. other consid and 100

Hoe av, No 1305, w s, abt 272 s Jennings st, 25x100, 2-sty frame dwelling. Frederick Rieper to Robert Nolan. Mort $5,000. Aug 27. Aug 28, 1907. 11:2980. other consid and 100

Hull av, w s, 57.7 n 207th st, 36x75, 2-sty frame dwelling. Thos F Riley et al to Olga F Hopper. Mort $6,000. Aug 1. Aug 23, 1907. 12:3347. other consid and 100

Hull av, w s, 93.7 n 207th st, 18x75, vacant. Thos F Riley et al to John J Farrell. Mort $4,000. Aug 1. Aug 23, 1907. 13:3347. other consid and 100

*Jefferson av, n w cor Monticello av, 75x100, Edenwald. Modest Stein to Jacob Mishkin. ½ part. All title. Aug 16. Aug 23, 1907. nom

Jerome av, 177th st | s w cor 177th st, 137.8x100x104.8x105.3.

Jerome av, 176th st | n w cor 176th st, 100x100x—x103.3, vacant.

Emily G Emanuel to Henry C Lytton. Mort $32,000. Aug 22. Aug 24, 1907. 11:2861. 100

*Lyon av, s s, 100 w Green av, 25x100, Westchester. Broschart Realty Co to Heinrich C W O Steimann. Mort $3,500. Aug 22. Aug 23, 1907. other consid and 100

Lafontaine av, No 2168, e s, 37.5 s Quarry road, 20.2x95, 2-sty frame dwelling. Charles Guggolz to Lydia Katz. Mort $3,400. July 15. Aug 23, 1907. 11:3063. other consid and 100

*Lyon av, s e s, 30 n e Grace av, 75x100, Westchester. Release 3 morts. Marcus Nathan to Amelia Steinmetz. Q C. Aug 26. Aug 28, 1907. 3,500 and 550

Morris av, 166th st | w s, 400.10 n 165th st, 32 to 166th st x100.4x32x100.6, vacant. Bronx Home Realty Co to Congregation Judah Halevi & Hebrew School. Correction deed. Mort $2,500. Aug 20. Aug 23, 1907. 9:2448. 4,000

Marion av, No 2974, late Hull av, s e s, 185.11 s w 201st st, late Suburban st, 50x110, 2-sty frame dwelling. Cath A Weiner to Annie Werner. Mort $8,000. Aug 29, 1907. 12:3285. nom

*Maple av, e s, 60 n 211th st, 50x100. All title. Frank Militello to Mercurio Muscarella. Mort $900. Aug 24. Aug 26, 1907. nom

*Matthews av, e s, 150 s Brady av, 25x100. Fidelity Development Co to Augustus H Mahler. Aug 9. Aug 28, 1907. 100

Nelson av Woodycrest av 167th st | s e cor 167th st, runs e 223 to s w cor 167th st and Woodycrest av x s 201.7 x w 212.10 to e s Nelson av x n 200.7 to beginning, vacant. Wm G Ver Planck to Wm H Young, of Poughkeepsie, N Y. B & S. Aug 7. Aug 27, 1907. 9:2513. other consid and 100

Prospect av, w s, 50 n 152d st, 75x95, two 5-sty brk tenements. Clementine M Silverman to Lizzie Finkelstein and Gussie Horowitz. Mort $60,000. Aug 26. Aug 27, 1907. 10:2675. other consid and 100

*Penfield av, s w s, 89.3 e White Plains road, Penfield property, South Mt Vernon, 50x110.

Penfield av, s w s, 189.3 e White Plains road, 50x110.2x50x 110.3, s e s.

Penfield av, s w s, 289.3 e White Plains road, 50x—x50x110.5 s e s.

Penfield av, s w s, 389.3 e White Plains road, 50x111.3x50x111.11 s e s.

Penfield av, s w s, 489.3 e White Plains road, 50x112.5x50x113.5, s e s.

Penfield av, s w s, 589.3 e White Plains road, 50x114.2x50x115, s e s.

Penfield av, s w s, 689.3 e White Plains road, 50x116x50x115.10, s e s.

Penfield av, s w s, 789.3 e White Plains road, 50x117.6x50x118.4, s e s.

Also Sound View pl, — s, extends from De Milt av to Penfield av. Thos D Penfield et al EXRS, &c, Geo J Penfield et al to Wm W Penfield. June 30, 1903. Aug 24, 1907. nom

*Parker av, w s, 75 s Rose pl, 25x100. Mary M Schuck to Jacob S Trownson. June 18. Aug 23, 1907. nom

*Randall av, n s, 75 w Monaghan av, 25x100, Edenwald. Geo J Lacroix to Edith H wife Geo J Lacroix. All title. Q C. Aug 26. Aug 27, 1907. nom

*Rhinelander av, n s, abt 641 e Eastchester road, 50x100. Hudson P Rose Co to Mary Kenny. Aug 21. Aug 23, 1907. nom

Southern Boulevard, e s, 186.10 n Home st, 150x126.8x150.4x 115.9, vacant. Mort $29,750.

Minford pl, s w cor 172d st, 125x100, vacant. Mort $13,650.

Southern Boulevard, e s, abt 283 n Freeman st, 75x100, vacant. Mort $10,000.

Clare Realty Co to John P Leo. C a G. Aug 26. Aug 27, 1907. 11:2977-2979 and 2980. other consid and 100

Sedgwick av, n w s, 392.1 n e Perot st, 24.6x92.10x21.11x100.2, 2-sty frame dwelling. Grace D Webster to John J Conlan. Aug 24. Aug 26, 1907. 12:3254. other consid and 100

*Starling av (Railroad av), n e cor Purdy st (Washington st), 108x55.

Purdy st, e s, 55 n Starling av, 50x108, Unionport. PARTITION, July 29, 1907. Levi S Hulse ref to John J, Lena and Fredk J Barbanes. Aug 28. Aug 29, 1907. 6,100

*Same property. Frederick Barbanes to same. Q C. Tax lease, &c, (the intention being to merge tax lease in fee). Aug 28. Aug 29, 1907. nom

*St Lawrence av, w s, 25 s Beacon st, 50x100. Susan A Deickmann or Dieckmann to Charles Duelfer. Mort $3,850. Aug 28. Aug 29, 1907. other consid and 100

*St Lawrence av, e s, 25 n Mansion st, 25x100. Herman Kuhl to Carl Grossman. Aug 28. Aug 29, 1907. other consid and 100

Tiebout av, No 2091, w s, 116.8 n 180th st, 16.8x90, 2-sty frame dwelling. Kath C Kasser to August Raible. Mort $2,500. Aug 28. Aug 29, 1907. 11:3143 and 3144. other consid and 100

Teller av, No 1327, n w s, 208.10 n e 169th st, 25x100, 2-sty frame dwelling. Adeline Grossmann to August Schadt. Mort $5,500. Aug 15. Aug 26, 1907. 11:2782 and 2783. other consid and 100

*Tremont av, s e cor St Lawrence av, 108.8x23.2x100x65.7. Matilda Vanderhoogt to Diedrich Gronholz. July 13. Aug 23, 1907. other consid and 100

*Troy av, n e cor Palm st, 100x100.

Vine st, s w cor Troy av, 200x100, and lot 467 map Arden property, Westchester. FORECLOS, Aug 9, 1907. Cromwell G Macy, Jr, ref to Walter W Taylor. Aug 9. Aug 23, 1907. 250

Tinton av, No 1041, w s, 250.3 n 165th st, 18.9x100, 2-sty frame dwelling. Anna E Green to John H Quinlan. Mort $5,000. Aug 24. Aug 26, 1907. 10:2660. other consid and 100

Union av, No 1000, e s, 100 s 165th st, 61.2x163, 2-sty frame dwelling and vacant. Martin Lahm and ano EXRS, &c, Philip Lahm to Hugo Strauss. Aug 26, 1907. 10:2678. 16,000

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Vyse av, No 1153, w s, 320 n 167th st, 20x100, 3-sty brk dwelling. Martin Gollubier to Mae R Sturges. Mort $10,400. July 1. Aug 28, 1907. 10:2762. other consid and 100

*White Plains road, e s, 78.11 s St Ouen pl, and being lot 28 map South Vernon Park (Cranford property), 26x129x—x120. CONTRACT. Thos J Torpy with James Regester. Mort $1,600. Feb 27, 1906. Aug 24, 1907. 3,500

*Same property. Assign CONTRACT. James Regester to Joseph Mautner. All title. Apr 2, 1906. Aug 24, 1907. nom

*White Plains road, w s, abt 2,209 n 239th st, and being lot 92 map Washingtonville, 26x134x—x133. Robt H Silverman to Ella W Bathrick. Q C. May 21, 1903. Aug 24, 1907. nom

Webster av, e s, 84 s c l McLean av, if extended, 56x99.6x52.6x99.10, two 2-sty frame dwellings. Otto P Schroeder to Geo E Buckbee. Mort $5,000. Aug 26. Aug 28, 1907. 12:3401. other consid and 100

*Westchester av, late Turnpike road, from N Y to New Rochelle, n s, 50 e Washington st, 58x100, except part for Westchester av, Unionport. PARTITION, July 29, 1907. Levi S Hulse ref to Michael Strenglein. Aug 28. Aug 29, 1907. 10,500

*2d av, e s, 51.6 n 229th st, 25x125, Wakefield. Wm Garrett to Henry Urbach. Mort $4,000. Aug 24. Aug 26, 1907. 100

3d av, e s, 175 s 171st st, 50x100, vacant. Morris F Finkelstein to Clementine M Silverman. Mort $13,000. Aug 26. Aug 28, 1907. 11:2027. other consid and 100

All right, title, and interest to all land in the Bronx, Mt Vernon and Pelham, of which Geo R Perry died seized. Henry K Perry to Chas W Perry, of Pierport, Mich, both HEIRS of Geo R Perry decd. July 10, 1905. (Re-recorded from April 11, 1906. Aug 28, 1907. 12:3359. nom

*Lots 347 and 348 map Adee Park. Hale Building and Realty Co to Jennie Adee. Mort $650. Aug 26. Aug 28, 1907. other consid and 100

*Lot 193 map Section 2 St Raymonds Park. Rudolph Bloomfield to Martin L Collins. Mort $400. Aug 24. Aug 26, 1907. other consid and 100

*Lots 237, 356, 355, 352, 437, 438 and gore lots N, R and Q map Washingtonville. Fannie C Donnelly et al to Wm D Miller. Q C. Apr 30, 1906. Aug 24, 1907. 750

*Plot begins 395 w White Plains road at point 550 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Bozena Vanek to Adolph W Goldgeier. Mort $3,600. Aug 28. Aug 29, 1907. other consid and 100

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

August 23, 24, 26, 27, 28 and 29.

### BOROUGH OF MANHATTAN.

Attorney st, No 156, all. Samuel Leder to Abraham Glickman; 3 years, from June 1, 1907. Aug 26, 1907. 2:345.....3,667

Attorney st, No 159. Surrender lease. Harry Yermowsky to Solomon Ginsburg and ano. All title. Aug 26. Aug 27, 1907. 2:350.....700

Barclay st, No 50, all. Charles Le Ray de Chaumont de St Paul to Stumpp and Walter Co; 10 years, from May 1, 1907. Aug 28, 1907. 1:86.....taxes, &c, and 5,500

Clinton st, No 246. Surrender lease. Annie Kapit to Samuel Blum. Aug 27. Aug 28, 1907. 1:258..... nom

Crosby st, No 61, all. Benj B Johnston by Wm I Roe his AGENT to Sigmund Honigstock; 3 years, from May 1, 1910. Aug 24, 1907. 2:482.....3,000

Greenwich st, No 104, store, &c. Daniel J Faour et al to Louis and Gussie Spingarn; 4 8-12 years, from Sept 1, 1907. Aug 23, 1907. 1:18..... 1,800 and 2,000

Houston st | s e cor West st, all. Michl Regan to Michael West st, No 342| Doherty; 5 years, from Aug 1, 1907. Aug 29, 1907. 2:599.....2,700

Lafayette st, Nos 405 and 407. Assign lease. Benj F Terwilligar to Lafayette Baths & Hotel, a corpn. Feb 14. Aug 24, 1907. 2:544..... nom

Lafayette st, No 403. Assign lease. Benj F Terwilligar to Lafayette Baths & Hotel, a corpn. Feb 14. Aug 24, 1907. 2:544..nom

Lawrence st, No 8. Assign lease. Thomas Flanagan to Michl Maxwell. Aug 19. Aug 23, 1907. 7:1966..... nom

Lawrence st, No 8, store. John C Weston and ano to Thomas Flanagan; 5 years, from May 1, 1907. Aug 23, 1907. 7:1966..720

Madison av, No 2142. Assign lease. Patrick Hogan to James E Toomey. Aug 26. Aug 27, 1907. 6:1759.....nom

Pike st, No 18, stoop store. Bessie Frank to Joseph Kennel; 2 years, 10½ months, from June 15, 1907. Aug 28, 1907. 1:282..... 600 and 720

Rutgers slip, No 65, space 23x25 on ground floor. Max Levine to Louis Blumenthal; 3 years, from May 1, 1908. Aug 28, 1907. 1:247.....720

Spruce st, No 31, all. Mary A Walsh and ano TRUSTEES to Michl Conroy to Edwin B Stimpson; 5 years, from May 1, 1908. Aug 29, 1907. 1:103.....3,200

Stone st, No 17, store. Henry Movick to Joseph Skst; 2 11-12 yrs, from June 1, 1907. Aug 23, 1907. 1:11.....660 and 780

Sullivan st, Nos 156 and 158. Guiseppe Leota to Giuseppe De Benedictis; 4 1-12 years, from Sept 1, 1907. Aug 26, 1907. 2:518.....840

Sullivan st, Nos 137 and 139. Assign lease. Savino Rocco to Raffaele Cacace. Aug 26. Aug 28, 1907. 2:518.....1,100

West st, No 406, n e cor Charles st. Assign lease. Karl F Illg to John C Schanz. Aug 7. Aug 23, 1907. 2:637.....nom

West st, No 406, n e cor Charles st. Assign lease. Karl F Illg to John C Schanz. Aug 7. Aug 23, 1907. 2:637.....nom

5th st, No 712 East, all. Max Ryshpan and ano to Asher Brotfeld; 3 years, from Mar 1, 1907. Aug 29, 1907. 2:374....4,200

9th st, No 238 East, all. Louise W Knecht to Annie Ackerler; 2 years, from Oct 1, 1906. Aug 26, 1907. 2:464.....1,680

10th st, Nos 242 and 244 East, 3d store. Matthew Kaicher to Isaac Botter; 3 years, from June 27, 1907, with 2 years renewal. Aug 23, 1907. 2:451.....720 to 780

13th st, No 443 East. Agreement as to extension of lease on easterly store until Aug 1, 1910, at $50 per month. Louis Morrison to Michael Bonfiglio and Carmeli Ballotto. July 19. Aug 27, 1907. 2:455..... nom

14th st, No 52, s s, 200 e 6th av, 25x103.11, all. Henry L Center et al to Robt S Smith; 10 years, from May 1, 1915. Aug 29, 1907. 2:577.....taxes, &c, and 12,000

16th st, No 407 West. John Sinnott to Thomas McCague; 2 yrs, from May 1, 1907. Aug 23, 1907. 3:716.....600

18th st, No 45 East. Assign lease. Louis E Reichenecker to Frederick Auringer. Aug 26. Aug 27, 1907. 3:847.....nom

23d st, No 165 West. Surrender lease. Edgar Sterck to Solomon L Cohen. Aug 27. Aug 28, 1907. 3:799.....nom

Same property. Assign lease. Edward J Clark to Edgar Sterck. Aug 20. Aug 28, 1907. 3:799.....nom

23d st, No 26 West, all. Wm H Earle EXR Wm P Earle to Louis V Perrin and Louis A Douillet firm V Perrin & Cie; 5 years, from May 1, 1908. Aug 24, 1907. 3:824.....30,000

34th st, No 124 West. Assign lease. Walter Von Erlenbell to John D Haase. Mort $4,699.60. Aug 26. Aug 28, 1907. 3:809.....nom

Same property. Re-assign lease. John D Haase to Walter Von Erlenbell. Mort $——. Aug 27. Aug 28, 1907. 3:809. nom

42d st, Nos 47 to 59 West. Assign lease. G Hector Clemes to J D Cronin and Joseph H Cronin. June 11. Aug 27, 1907. 5:1258..... nom

42d st, Nos 47 to 59 W, Bryant Park Arcade Bldg, store, &c. Improved Property Holding Co of N Y to G Hector Clemes; 10 yrs, from May 1, 1907. Aug 27, 1907. 5:1258.....7,000

60th st, No 202 West. Assign lease. Henry Konecke to Henry Goodman. Aug 20. Aug 27, 1907. 4:1151..... nom

73d st, No 418 East, east store. Vaclav Nemecek and ano to Frank Hala and John Maly; 5 years, from June 1, 1907. Aug 24, 1907. 5:1467.....540

74th st, No 403 East, east store, &c. Fannie Fischer to Antonie Kral; 2 years, from May 1, 1907. Aug 27, 1907. 5:1469.....420

95th st, No 307 East, east store, &c. Ludins & Romm Realty Co to David Weiss; 4 years and 22 days, from April 8, 1907. Aug 29, 1907. 5:1558.....354

104th st, No 309 East, all. Frank Gazzola to Serafino Piana; 10 years, from Dec 1, 1907. Aug 23, 1907. 6:1676.....1,080

105th st, Nos 346 and 348 East. Surrender lease. Antonio Mei to Shaye Ruderfer. All title. Aug 28. Aug 29, 1907. 6:1676.....nom

106th st, No 101 East. Assign lease. John Burke and ano to Michael Mohan. Aug 28. Aug 29, 1907. 6:1634.....nom

Av A, No 1393, n w cor 74th st, cor store, basement and rooms on 1st floor. Joseph Tauber to Rosie Tauber and Ottilie Federer; 5 years, from May 1, 1907, with 5 years renewal. Rerecorded from June 19, 1907. Aug 27, 1907. 5:1469.....900

Same property. Assigns 2 leases. Ottilie Federer to Arthur Jost. Aug 1, 1907. Aug 27, 1907. 5:1469.....nom

Amsterdam av, s w cor 170th st. Assign lease. Thomas Mortimer to Wm Zoll. Aug 27. Aug 28, 1907. 8:2126.....nom

Broadway, Nos 1431 and 1433, stores. Broadway Renting Co to Jacob Wiener; from July 1, 1909, to June 1, 1921. Aug 29, 1907. 4:993.....11,500

Broadway and 61st st, The Jermyn, 1st floor apartment on w s of building. Jermyn Realty & Construction Co to Selden I Ramforth; 5 years, from Oct 1, 1906. Aug 17, 1907. 4:1113. Corrects error in last issue as to part leased.....1,200

Central Park West, No 393, north store. Abraham Silverman to Emil Kerzenmacher; 5 years, from May 1, 1907. Aug 22, 1907. 7:1835. Corrects error in last issue, when name of party of 1st part was Silverson..... 1,560 to 1,800

Lenox av, s w cor 121st st, store No 4. Herman Harris and ano to Louis Byer; 3 years, from Oct 1, 1907. Aug 24, 1907. 7:1905..... 780 and 900

Lexington av, No 641, all. Samuel Woolverton TRUSTEE will Ann E Cairns to Adolph Schwartz; 5 years, from May 1, 1906. Aug 26, 1907. 5:1309.....2,200

Madison av, Nos 1686 and 1688, all. Morris S Klein to Benj Wilder; 3 years, from Aug 1, 1907. Aug 24, 1907. 6:1617..2,283

1st av, No 1787, s ½ of store, &c. Solomon Schwarz to Emil Schaub; 2½ years, from Nov 1, 1907. Aug 27, 1907. 5:1555.....720

1st av, No 1489, store, &c. Phillip Herrlich to Hugo Winter; 2 10-12 years, from July 1, 1907, (1 year renewal). Aug 28, 1907. 5:1425.....720

2d av, s w cor 122d st, cor store. David Feigensohn to John Cunningham; 9 8-12 years, from Sept 1, 1907. Aug 23, 1907. 6:1786..... 1,500 and 1,800

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2d av, No 2456, store, &c, and 3 rooms in rear. Jacob Jacobowitz and ano to Louis Altman; 3 years, from May 1, 1907. Aug 28, 1907. 6:1802..... 420

2d av, No 2135, s w store, &c. Ike Harrison to John Cammarano and ano; 5 years, from Sept 1, 1907. Aug 28, 1907. 6:1659. .....540

2d av, Nos 750-754. Surrender lease. Max Fried to Joseph Guth. All title. Aug 5. Aug 29, 1907. 5:1333..... ..omitted

5th av, No 146, north basement store. Henry Marks and ano to Tony Yaccarrino; from Sept 1, 1907, to Jan 31, 1911. Aug 26, 1907. 3:821..... 900 and 1,000

8th av, n e cor 154th st. Assign lease. Henry Elbert to Bernard Walsh. Nov 1, 1906. Aug 29, 1907. 7:2040.....nom

Same property. Assign lease. Bernard Walsh to Nicholas Marion. Aug 28, 1907. Aug 29, 1907. 7:2040.. .. .. .. ....nom

## BOROUGH OF THE BRONX.

*Washington st, n e cor Railroad av, 205x108, Unionport. Edward Haight EXR Edward Haight his father to Frederick Barbanes. Q C. Tax lease, &c. Mar 13. Aug 29, 1907. ....12.81

150th st, Nos 459 and 461 East, all. Giuseppe Porcelli to Vito Bonomo and Domenico Silvestro; 3 years, from May 1, 1907. Aug 24, 1907. 9:2440..... 5,100

Brook av, Nos 528 and 530, south store. Leonard Gordon Pharmacy, a corpn, to Sophie Grosman; from Aug 1, 1907 ,to Apr 13, 1911. Aug 23, 1907. 9:2275..... 600 and 720

Intervale av, No 1110. Assign lease. Jacob Morgenthaler to Davies J Marshall. Aug 28. Aug 29, 1907. 10:2706.....nom

Same property. Re-assign lease. Davies J Marshall to Jacob Morgenthaler. Aug 29, 1907. 10:2706.. ..... .....nom

Longwood av, s e cor Hewitt pl, cor store. Wm F Krumdieck and ano to Carl Silbermann; 5 7-12 years, from Oct 1, 1907. Aug 24, 1907. 10:2695..... 900 to 1,440

Ogden av, No 1160, s e cor 167th st, Assign lease. Patk H Lennon to Wm B Dunne. Aug 9. Aug 23, 1907. 9:2514..... nom

Park av, No 4241, 2d floor. Thomas E Fox to Emma C McKenzie; 3 4-12 years, from Sept 1, 1907. Aug 23, 1907. 11:3034. ..... 240 and 300

Washington av, No 922. Assign lease. Alice L Lennon to Saml Young. July 22. Aug 23, 1907. 9:2367..... nom

Willis av, No 339, store and 3 rooms in rear. Ann E Trainor to Lena Klockow; 3 years, from April 30, 1907. Aug 28, 1907. 9:2304..... .....660

*Westchester av, s s, bet Avs D and E, hotels and building. Wm Schmitz to August Schroeder; 5 years, from May 1, 1907. Aug 26, 1907..... 1,500

3d av, No 2918, Assign lease. Henry Eckhardt to Pinkus Nathan. Aug 21. Aug 23, 1907. 9:2362..... .....nom

3d av, Nos 2838 and 2840. Consent to assign lease. United Merchants Realty & Impt Co to Herman Menaker. Aug 16. Aug 23, 1907. 9:2293..... nom

Lots 1 to 13 map Oak Tree plot. Assigns 13 tax leases. Andrew Findlay to Edgar S Van Winkle. Mar 3, 1864. Aug 24, 1907. 11:3063.. .....250

Same property. Assigns 13 tax leases. Edgar S Van Winkle to Abby M Chatfield. Dec 14, 1864. Aug 24, 1907. 11:3063. nom

# MORTGAGES

August 23, 24, 26, 27, 28 and 29.

## BOROUGH OF MANHATTAN.

Aspinwall, Florence M with Amelia Zeman. Clinton st, No 123. Extension mort. Aug 20. Aug 27, 1907. 2:347. nom

Auringer, Fredk to Peter Doelger. 18th st, No 45 East. Saloon lease. Aug 26, demand, 6%. Aug 27, 1907. 3:847. 5,930.90

Adams, Louis B to Emilie Leuthy. 34th st, Nos 413 to 417, n s, 100 e 1st av, 75x98.9; 8th av, Nos 539 and 541, n w cor 37th st, No 301, 100x28, with 25x21.3 on n w s end thereof; 37th st, No 307, n s, 100 w 8th av, 25x98.9; 2d av, No 1161, n w cor 61st st, No 257, 21.3x48.6; 7th av, No 344, w s, 20.9 n 29th st, 19x64; 7th av, No 375, e s, 25.3 s 31st st, 21x75; 8th av, Nos 870 and 872, n e cor 52d st, No 273, 40x70; 52d st, Nos 269 and 271, n s, 70 e 8th av, 30x100.5; 30th st, Nos 208 and 210, s s, 121 w 7th av, 46x98.9; 31st st, No 54, s s, 80 e 6th av, 20x63; 45th st, No 107, n s, 100 w 6th av, 20x100.5. All title. Aug 14, due Jan 1, 1908, 6%. Aug 28, 1907. 3:966, 761, 779, 806, 832. 4:1024—998. 5:1416. 4,000

Aufses, Abraham to Helene G Benjamin. Columbia st, No 58, e s, 146.11 n Delancey st, 26.6x100. Due Sept 1, 1910, 5%. Aug 29, 1907. 2:333. 21,000

Ager, Emerence K, of Brooklyn, N Y, to Selmar Hess. Lexington av, No 213, e s, 50.9 s 33d st, 16x75. 3 years, 5%. Aug 29, 1907. 3:888. 21,000

Benenson Pincus to Margaretha Altman. Stanton st, No 160, n s, 75 w Clinton st, 25x100. Aug 26, 1907, 3 years, 6%. 2:350. 2,500

Boyd, Elise with John Palmieri. James st, No 66. Extension mort. June 12, 1905. Aug 26, 1907. 1:278. nom

Bachman, Alfred C to John A Stewart et al trustees LIVERPOOL & LONDON & GLOBE INS CO in N Y. 17th st, Nos 114 to 118, s s, 225 w 6th av, 75x92. P M. Aug 23, 5 years, 5%. Aug 24, 1907. 3:792. 150,000

Brendon, Charles to Fredk Lewisohn et al exrs Leonard Lewisohn. 18th st, Nos 120 and 122, s s, 230 w 6th av, 49x92. Aug 23, 5 years, 5%. Aug 24, 1907. 3:793. 95,000

Same to Clarence E Chapman. Same property. Prior mort $95,000. Aug 23, 3 years, 6%. Aug 24, 1907. 3:793. 25,000

Berger, Selma to Harris Taschman. 104th st, No 206, s s, 110 e 3d av, 16.8x100.11. P M. Aug 23, 3 years, 6%. Aug 24, 1907. 6:1653. 2,500

Briganti, Michele to Michele Scangarella. Mott st, No 304, e s, 212.5 s Bleecker st, 30.6x83.2x30.9x83.1; Mott st, No 302, e s, 81.6 n Houston st, 30.3x82.11x30x83.11. Prior mort $38,000. Aug 28, 1 year, 6%. Aug 29, 1907. 2:521. 30,000

Brede, John to Frank J Fuchs. West End av, No 200, n e cor 69th st, Nos 269 and 271, 25.5x82. Prior mort $39,500. Aug 28, due July 1, 1909, 6%. Aug 29, 1907. 4:1161. 5,000

Banks, Ella W with Fredk Keppel. Bradhurst av, No 6, e s, 55.1 n 142d st, 22.5x56.6x22.4x59.2. Extension mort. Feb 11, 1907. Aug 27, 1907. 7:2043. nom

Brown, Margt to Lion Brewery. 6th av, No 151, n w cor 11th st, Nos 101 and 103, 25.3x60. Demand, 5%. Aug 28, 1907. 2:607. 3,000

Baruch, Emanuel to Arthur Turnbull. Lexington av, No 181, e s, 20 n 31st st, 19.6x85.5; Lexington av, No 183, e s, 39.6 n 31st st, 19.6x85.5; Lexington av, No 185, e s, 59 n 31st st, 19.6 x85.5; Lexington av, No 187, e s, 78.6 n 31st st, runs n 19.6 x e 100 x s 18 x w 14.7 x s 1.6 x w 85.5 to beginning; 31st st, No 137, n s, 85.5 e Lexington av, 18.6x85x18.6x80. Aug 17, 2 years, 5%. Aug 28, 1907. 3:887. 60,000

Bayles, S Taber to Wm J Smiley. 44th st, Nos 408 and 410, s s, 150 w 9th av, 50x100.4. Prior mort $25,000. Aug 26, 1 year, 6%. Aug 27, 1907. 4:1053. 3,000

Berkowitz, Joel to Leopold Leysersohn. Lewis st, No 107, w s, 140 n Stanton st, 20x100. Aug 26, 5 years, 5%. Aug 27, 1907. 2:330. 12,500

Brown, Jacob to ROYAL BANK of N Y. Amsterdam av, No 1455, s e cor 131st st, 24.11x100. Assignment of rents to extent of $2,200. Aug 21. Aug 27, 1907. 7:1970. 2,200

Bayles, S Taber to Annie R Bauerdorf. 44th st, Nos 408 to 410, s s, 150 w 9th av, 50x100.4. P M. Aug 26, 5 years, 5%. Aug 27, 1907. 4:1053. 25,000

Bonfiglio, Michael and Carmelo Ballotto to Lion Brewery of N Y City. 13th st, No 443 East. Saloon lease. Aug 14, demand, 6%. Aug 27, 1907. 2:455. 700

Cohen, Charles and Yetta his wife and Rachel Cohen to Max Friedman. 100th st, No 145, n s, 300 e Amsterdam av, 25x100.11; 100th st, No 147, n s, 275 e Amsterdam av, 25x100.11. Prior morts $52,500. Aug 26, 4 years, 6%. Aug 27, 1907. 7:1855. 4,000

Cronin, John D and Jos H to Wilson Distilling Co. 12d st, No 57 West. Saloon lease. Aug 26, due, &c, as per agreement. Aug 27, 1907. 5:1258. 12,000

Crump, Maria to TRUST CO OF AMERICA. Water st, Nos 662 and 664, n s, 250 w Jackson st, runs n 90 x w 25 x s 15.4 x w 25 x s 72.6 to st, x 50 to beginning. Aug 28, 3 years, 5%. Aug 29, 1907. 1:260. 13,000

Capen, C Alfred to Edward W Davis. 92d st, No 80, s s, 21 w Park av, 16.8x67.7. Aug 17, due, &c, as per bond. Aug 24, 1907. 5:1503. 11,000

Church of St Ignatius Loyola to TITLE GUARANTEE & TRUST CO. Park av, s w cor 84th st, runs s 204.4 to 83d st x w 100 x n 102.2 x w 175 x n 102.2 to 84th st x e 275. Aug 23, due, &c, as per bond. Aug 24, 1907. 5:1495. 375,000

Cannonico, Giovanni to John Palmieri. James st, No 66, e s, abt 72 n Oak st, 24.11x99.6. P M. Prior mort $15,000. Aug 20, installs, 6%. Aug 26, 1907. 1:278. 7,000

Clark, J Westervelt and Sophronia W to John S Davenport. 46th st, No 145, n s, 233.4 w 3d av, 16.8x100.5. Aug 17, due June 30, 1910, 5%. Aug 26, 1907. 5:1301. 2,000

Di Benedetto, Angelo to Alex B Crane trustee Peter C Van Schaick. 114th st, No 351, n s, 100 w 1st av, 25x100.11. Aug 22, 5 years, 5½%. Aug 23, 1907. 6:1686. 24,000

Same to Henry Hoffman and ano. Same property. Prior mort $25,000. Aug 22, 1 year, 6%. Aug 23, 1907. 6:1686. 3,500

Deike, Henry exr Diederich F Deike and John H Maatz, Anna C Gobber, Emma D Busch, Ida D Otten and Hermine M D Schaefer to Moore & Mungen Co. 51st st, Nos 605 and 607, n s, 100 w 11th av, 50x100.5. Aug 21, due Nov 1, 1912, 5%. Aug 23, 1907. 4:1099. 16,500

Dunn, Mannie to Lion Brewery of N Y City. 11th av, No 610, n e cor 45th st, No 561, Saloon lease. Aug 20, demand, 6%. Aug 23, 1907. 4:1074. 2,075

Doctor, George to Carl Fischer. St Nicholas av, Nos 725 and 727, n w cor 146th st, No 401, 74.11x100. Prior mort $135,000. Aug 24, due Jan 1, 1911, 6%. Aug 29, 1907. 7:2061. 10,000

Davis, Max to Harry Eisner and ano. 2d av, No 2071, w s, 75.11 s 107th st, 25x75. May 7, 1 year, 6%. Aug 28, 1907. 6:1656. 870

Dineen, Wm to A Hupfels Sons. 7th av, s e cor 34th st. Saloon lease. July 18, demand, 6%. Aug 22, 1907. 3:809. Corrects error in last issue, when mortgagors name was Quinn. 11,500

Eickelberg, August to Charlotte Lilianthal and ano exrs, &c, Jos Lilianthal. 8th av, No 934, e s, 37.8 n 55th st, 18.10x62.6. P M. July 1, due, &c, as per bond. Aug 27, 1907. 4:1027. 32,500

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Felt Construction Co to Michael Coleman. 27th st, Nos 114 and 116 West. Certificate as to mort $100,000 on above premises. May 17. Aug 26, 1907. 3:802. ——

Franklin, Frank M to David Stern and ano. 3d st, No 88, s s, 50.1 e Sullivan st, 25x76.3. Prior mort $25,000. Aug 26, due Feb 26, 1909, 6%. Aug 27, 1907. 2:539. 750

Gaetjens, Charles to Jeannette Herbst. Bowery, No 26, w s, 42.9 s Bayard st, 22.10x97.5x26.7x99.6. Aug 26, 1907, 3 years, 6%. 1:163. 3,000

Godfrey, Fanny M to FARMERS LOAN & TRUST CO. 51st st, Nos 27 and 29, n s, 433.4 w 5th av, 38.8x100.5. Aug 26, 1907, 3 years, —%. 5:1267. 135,000

Goldstein, Morris, Jacob Davidson and Joseph Silverman to Mortimer M Singer. Av C, No 192, e s, 52.6 s 12th st, 25x62.6. Aug 20, 3 years, 5%. Aug 24, 1907. 2:381. 12,500

Gitsky, Joseph and Millie to Wm H Gitsky. 81st st, Nos 168 and 170, s s, 90 w 3d av, runs s 54.4 x w 10 x s 50 x w 30 x n 104.4 to st, x e 40 to beginning. Aug 28, 5 years, 6% Aug 29, 1907. 5:1509. 10,000

Guggenheimer, Randolph to Wm F Donnelly. 8th st, No 39, n s, 554.5 w 5th av, 23x93.11. Satisfaction of interest in mortgage under participation agreement. Aug 26. Aug 28, 1907. 2:572. nom

Golding, Sam to American Mortgage Co. Lewis st, Nos 22 and 24, n e cor Broome st, No 50, 75x25. P M. Aug 28, 1 year, 5½%. Aug 29, 1907. 2:327. 14,000

Same to same. Same property. P M. Prior mort $14,000. Aug 28, 1 year, 6%. Aug 29, 1907. 2:327. 2,000

Goodman, Annie to Maurice Cohen. 115th st, No 209, n s, 134 e 3d av, 18x100.11. July 30, 3 years, 6%. Aug 29, 1907. 6:1665. 4,000

Geiger, Charles and Solomon Braverman to MUTUAL LIFE INS CO of N Y. 164th st, No 451, n s, 300 e Amsterdam av, 50x104. Aug 19, due, &c, as per bond. Aug 29, 1907. 8:2111. 13,000

Goldberg, Samuel to Harris Schwartz and ano. 120th st, No 340, s s, 190 w 1st av, 20x100.11. Prior mort $7,500. Aug 26, 3 years, 6%. Aug 27, 1907. 6:1796. 3,000

Goodman, Henry to V Loewers Gambrinus Brewery Co. 60th st, No 202 West. Saloon lease. Aug 20, demand, 6%. Aug 27, 1907. 4:1151. 1,293

Gad Widow & Orphan Benevolent Assoc with Aaron Moses. 58th st, No 331, n s, 326.6 e 2d av, 23.6x100.5. Extension mort. Aug 27. Aug 29, 1907. 5:1351. nom

Higgins, George to Anna W Hilyard et al. 3d av, No 677, e s, 20.5 s 43d st, 20x80. Aug 26, 5 years, 5%. Aug 27, 1907. 5:1316. 12,000

Heftler, Paul and Sarah to Johanna Muck. Houston st, No 321, s s, 24.10 e Attorney st, 25.2x46.4. Aug 26, 3 years, 6%. Aug 28, 1907. 2:345. 3,000

Hoefler, Charles with Percival Corn and ano. Lexington av, No 1052. 2 extensions of mort. Aug 27. Aug 29, 1907. 5:1409. nom

Hala, Frank and John Maly to Vaclav Nemecck. 73d st, No 418 East. Saloon lease. June 25, demand, 6%. Aug 24, 1907. 5:1467. 1,800

Hoffman, Chas L with Alex B Crane trustee Peter C Van Schaick. 114th st, No 351 East. Subordination mort. Aug 22. Aug 23, 1907. 6:1686. nom

Holzwasser, Chas S to Rachel Levison. 137th st, No 252, s s, 543 w 7th av, 19x99.11. P M. Aug 22, due, &c, as per bond. Aug 23, 1907. 7:1942. 3,000

Hollister, Georgia T with Eliza L Edgar. Av A, n w cor 91st st, —x—. Extension mort. Aug 21. Aug 23, 1907. 5:1571. nom

Ireland, John B to Van Orden Barkelew. 3d st, Nos 65 and 67, n w cor West Broadway, Nos 566 to 576, runs n 209.6 to 4th st, No 64, or Washington sq S, No 72, x w 25 x s 56.9 x w 25 x s 153 to 3d st x e 50 to beginning. Prior mort $185,000. Aug 23, due Feb 23, 1909, 6%. Aug 27, 1907. 2:538. 30,000

Kosower, Mollie to Robert Rosenthal. Lewis st, Nos 185 and 187, n w cor 5th st, Nos 819 and 821, runs w 114 x n 97 x e 22 x s 48.6 x e 85 to Lewis st, x s 48.10 to beginning. P M. Prior mort $37,000. Mar 20, due Sept 1, 1908, 6%. Aug 28, 1907. 2:360. 10,000

Kapelsohn (E) Co to Isaac Moss and ano. West End av, No 195, s w cor 69th st, No 300, 25.5x100; 66th st, No 223, n s, 350 w Amsterdam av, 25x100.5; Jones st, No 11, n s, 120.1 w 4th st, 24.7x100x24.10x100. P M. Aug 16, due June 1, 1911, 6%. Aug 23, 1907. 4:1158-1180, 2:590. 11,500

Same to same. Same property. Certificate as to above mort. Aug 16. Aug 23, 1907. 4:1158-1180, 2:590. ——

Lucker, Adolph F to Rosa Brock trustee for Arnold Brock. 169th st, n s, 568.3 w St Nicholas av, 50x86.7. Aug 22, 5 years, 6%. Aug 23, 1907. 8:2138. 5,000

Leder, Saml to Phillip Wechsler. Attorney st, No 156, e s, 150 n Stanton st, 25x100.5. Aug 27, 3 years, 6%. Aug 29, 1907. 2:345. 10,000

Leeming, Harriette B widow to Julia Hallgarten trustee Adolph Hallgarten. West End av, No 874, e s, 40.11 s 103d st, 20x80. P M. Aug 12, 3 years, 5%. Aug 28, 1907. 7:1874. 19,000

Lynch, Cornelius to Lion Brewery. 12th av, e s, 100 n 130th st, 25x100. Demand, 6%. Aug 29, 1907. 7:1997. 5,000

Lien, Philip and Hyman Levy to Louis Stern. Forsyth st, No 157, w s, 75 s Rivington st, 25x100. Prior mort $30,000. Aug 23, 2 years, 6%. Aug 28, 1907. 2:420. 4,000

Levy, Jacob to Saml Friedman. Perry st, Nos 117 and 119, n e cor Greenwich st, Nos 733 and 735, 85.1x26.2x70x56.6. Prior mort $71,000. Aug 26, installs, 6%. Aug 28, 1907. 2:633. 6,000

Lafayette Baths & Hotel, a corpn, to Benj F Terwilligar. Lafayette st, Nos 403 to 407, Leasehold. Feb 14, demand, 6%. Aug 24, 1907. 2:544. 75,000

Levy, Isaac H with Edw W Davis. 92d st, No 80, s s, 21 w Park av, 16.8x67.7. Subordination agreement. Aug 7. Aug 27, 1907. 5:1503. nom

Lubelsky, Eva to Jacob R Schiff trustee for Michl Dumey and ano. Montgomery st, Nos 39 and 41, e s, 89.9 s Madison st, runs e 75 x s 11.6 x e 2 x s 28.6 x w 78.2 to Montgomery st x n 40 to beginning. Aug 15, due Feb 1, 1908, —%. Aug 22, 1907. 1:268. Corrects error in last issue, when % was omitted. 1,500

Maxwell, Michl to Lion Brewery of N Y City. Lawrence st, No 8. Saloon lease. Aug 19, demand, 6%. Aug 23, 1907. 7:1966. 4,100

Mittlestadt, Paul with Israel Shachetzki, of Brooklyn, N Y. 109th st, No 84 East. Extension mort. Aug 14, 1907. Aug 23, 1907. 6:1614. nom

McMorrow, Patrick to FARMERS LOAN & TRUST CO trustee Jas H Banker. 123d st, No 120, s s, 260.1 w Lenox av, 20.1x100.11. P M. July 10, 5 years, 4½%. Aug 23, 1907. 7:1907. 12,000

Meyer (Louis) Realty Co to Esther Herrman et al exrs, &c, Henry Herrman. Av D, No 108, s e cor 8th st, Nos 412 and 414, 25x75. Aug 16, due Sept 1, 1912, 5%. Aug 24, 1907. 2:363. 21,000

Same to same. Same property. Certificate as to above mort. Aug 7. Aug 24, 1907. 2:363. ——

Same and Meyer Jarmulowsky and ano with same. Same property. Subordination agreement. Aug 19. Aug 24, 1907. 2:363. ——

Meyer (Louis) Realty Co and Joseph and Louis Brandt with same. Same property. Subordination agreement. Aug 20. Aug 24, 1907. 2:363. nom

Maloney, John to Lion Brewery of N Y City. West End av, s w cor 67th st. Saloon lease. Aug 20, demand, 6%. Aug 23, 1907. 4:1178. 2,700

Munday, Rose and Ann Monaghan widow to Henry Engesser. 2d av, Nos 626 and 628, e s, 49.4 n 34th st, runs e 50 x n 6 x e 50 x n 43.4 x w 100 to av x w 50 x s 49.4 to beginning. Prior mort $20,000. Aug 22, 3 years, 6%. Aug 26, 1907. 3:940. 3,500

Middleton, John I to Francis G Lloyd. 64th st, No 169, n s, 180 e Lexington av, 16x100.5. P M. 3 years, 5%. Aug 29, 1907. 5:1399. 26,000

Mack, James P with John H Betz. 41st st, No 258, s s, 150 e 8th av, 25x98.9. Extension mort. Aug 26. Aug 27, 1907. 4:1012. nom

Meryash, Louis and The John Liddle Cut Stone Co to Robert McGill. Manhattan st, s w s, 334.3 n w Broadway, 41x150. P M. Aug 21, due Jan 1, 1908, 6%. Aug 23, 1907. 7:1995. 3,600

Miller, Edna M and Julia L Allen to FARMERS LOAN & TRUST CO. 73d st, No 14, s s, 207.6 e 5th av, 22.6x102.2. Aug 22, 1907, 3 years, —%. 5:1387. Corrects error in last issue, when % was 6%. 50,000

Moersim Realty Co to Iron Realty Co. 135th st, Nos 69 and 71, n s, 110 e Lenox av, 37.6x99.11. P M. Aug 13, 2 years, 6%. Aug 27, 1907. 6:1733. 12,000

Murray, Cath to Robt W Hall exr John Hall. 126th st, No 315, n s, 192.11 w 8th av, 16.8x99.11. P M. Aug 27, 1907, 5 yrs, 5%. 7:1953. 8,000

New York Law School to ONONDAGA COUNTY SAVINGS BANK, of Syracuse, N Y. Fulton st, Nos 172 and 174, s s, 200 w Broadway, 54.1x77.4x54.1x77.2. Building loan. Aug 27, 5 years, 6%, until completion of building and 5% thereafter. Aug 28, 1907. 1:80. 425,000

Nichols, Allene T to TITLE GUARANTEE AND TRUST CO. Park av, Nos 600 and 602, n w cor 64th st, No 67, 73.5x18; 64th st No 61 n s, 46.6 w Park av, 14.3x73.5; Park av, No 604, w s, 73.5 n 64th st, 27x75. July 26, due, &c, as per bond. Aug 29, 1907. 5:1379. 100,000

N Y TRUST CO with Arthur W Saunders. 28th st, No 20, s s, 95 w Madison av, 25x98.9. Extension mort. Aug 27. Aug 29, 1907. 3:857. nom

Ocemore Building Co to IRVING SAVINGS INSTN. Amsterdam av, No 1926, w s, 75 s 156th st, 49.11x100. Aug 22, 5 years, 6%. Aug 26, 1907. 8:2114. 78,000

Same to same. Same property. Certificate as to above mort. Aug 14. Aug 26, 1907. 8:2114. ——

Powell, Chas S to Chas Quadt. Grand st, No 104. Saloon lease. Aug 12, demand, 6%. Aug 23, 1907. 2:474. 4,500

Perelson, Lazarus and Louis Rosenberg to Elkan Holzman. 144th st, Nos 203 to 213, n s, 100 w 7th av, 130x99.11. Aug 16, demand, 6%. Aug 23, 1907. 7:2030. 6,200


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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

Pucci, Jos A to Fiss, Doerr & Carroll Horse Co. 1st av, No 2117, w s, 25.10 s 109th st, 25x85.7x—x62.10; 4th st, n w cor 1st av, runs n 228.6 to 2d av x w 202 x s 114.3 x w 50 x s — x e — to 1st av x e — to beginning, Wakefield; 1st av, n s, at e s lot 116 map New Village of Jerome, runs w to point 252 w 4th st x w — x e — x s —; 109th st, Nos 338 and 340, s s, 109.2 w 1st av, runs w 58.10 x s 100.11 x e 150.6 x n 136.4 to beginning. Aug 10, 1 year, 5 . Aug 23, 1907. 6:1680 and *. 20,000

Poss, Samuel to Morris Insel. Av A, No 1680, e s, 61.5 n 88th st, 20x75. P M. Prior mort $9,000. 3 years, 6%. Aug 29, 1907. 5:1585. 3,000

Rosenbaum, Rochimel and Isaac Wigdor to Morris Perla. 102d st, Nos 49 and 51 East. Leasehold. All title. Aug 15, demman, 6%. Aug 23, 1907. 6:1618. 750

Riecke, Henry B to John R Suydam trustee John R Suydam decd. 120th st, Nos 207 and 209, n s, 100 e 3d av, 37.6x75.8. P M. 5 years, 5%. Aug 29, 1907. 6:1785. gold, 12,500

Ruth, Bessie to METROPOLITAN LIFE INS CO. Amsterdam av, Nos 1990 to 1994, s w cor 159th st, 66.7x85. Aug 26, due Nov 1, 1912. 5½%. Aug 29, 1907. 8:2117. 87,500

Ruth, Bessie to METROPOLITAN LIFE INS CO. 159th st, Nos 500 to 506, s s, 85 w Amsterdam av, 65x66.7. Aug 26, due Nov 1, 1912, 5½%. Aug 29, 1907. 8:2117. *42,500

Rosenthal, Marcus A to Esperanto Mortgage Co. Cannon st, No 133, w s, 80 s Houston st, 20x100. Aug 20, 5 years, 5%. Aug 27, 1907. 2:335. 21,000

Same and STATE BANK with same. Cannon st, No 133, w s, 80 s Houston st, 20x100. Subordination mort. Aug 20. Aug 27, 1907. 2:335. nom

Roses, Jacob to Joe Roses. 2d av, Nos 50 and 52, s e cor 3d st, Nos 40 and 42, 50x40. Aug 27, 3 years, 6%. Aug 28, 1907. 2:414. 6,000

Riverside Stable Co to James McWalters. 99th st, Nos 137 to 141, n s, 400 w Columbus av, 64.10x—x58x100.11. Prior mort $35,500. Aug 27, demand, 6%. Aug 28, 1907. 7:1854. 1,575

Same to same. Same property. Certificate as to above mort. Aug 27. Aug 28, 1907. 7:1854. —

Rabe, Fredk E to Emily A Robertson et al exrs, &c, Alonzo M Robertson. 44th st, No 406, s s, 125 w 9th av, 25x100.4. P M. Aug 24, 2 years, 5%. Aug 28, 1907. 4:1053. 12,000

Schreiber, Bertha B to Theresa Goldsmith and ano. 113th st, No 266, s s, 233.6 e 8th av, 18.6x100.11. P M. Prior mort $10,000. Aug 26, due Sept 1, 1910, 6%. Aug 27, 1907. 7:1828. 3,250

Solinger, Isaac to Saml Golding 6th st, No 624, s s, 362 w Av C, 21x97; 6th st, Nos 620 and 622, s s, 243 e Av B, 50x97. Building loan. Prior mort $59,000. Aug 26, 1 year, 6%. Aug 27, 1907. 2:388. 30,000

Spencer, Wm B, of Bridgeport, Conn, to N Y SAVINGS BANK. 16th st, No 150, s s, 191.8 e 7th av, 20.10x103.3. Aug 27, 1907, due, &c, as per bond. 3:791. 3,000

Strack, Johanna to EMIGRANT INDUSTRIAL SAVINGS BANK. 163d st, Nos 440 and 442, s s, 200 e Amsterdam av, 2 lots, each 25x112.6. 2 morts, each $20,000. Aug 27, 1907, 5 years, 5%. 8:2110. 40,000

Seely, Eugenia A, New Haven, Conn, to Chelsea Realty Co. Church st, No 168, w s, 25 s Reade st, 22x50. ½ part. All title. Aug 27, 3 years, 6%. Aug 28, 1907. 1:145. 3,500

Slawson, Loton H, of White Plains, N Y, to Fredk A Clark. 72d st, Nos 105 to 109, n s, 68 w Columbus av, 59x102.2. Aug 26, due, &c, as per bond. Aug 28, 1907. 4:1144. 120,000

Seymour Realty Co with Hyman Margolin and ano. 7th av, No 2320. Extension mort. Aug 22. Aug 28, 1907. 7:1942. nom

Stetler, Alice A to Simson Wolf et al exrs Max Hessberg. 54th st, No 144, s s, 262.6 e 7th av, 18.9x100.5. Aug 27, 5 years, 5%. Aug 28, 1907. 4:1006. 11,000

Steiner, Henry, Joseph Koppert and Isidor Steiner with GREENWICH SAVINGS BANK. Madison av, Nos 1431 and 1433. Extension mort. Feb 9. Aug 29, 1907. 6:1604. nom

Siegel, Anna to Blanche G Erdman. 103d st, No 162, s s, 182.6 e Lexington av, 27x100.11. P M. Prior mort $16,000. Aug 28, due Sept 1, 1910, 6%. Aug 29, 1907. 6:1630. 4,150

Stedman, Ernest G to Alfred H Cumbers. 34th st, n s, 350 w 5th av, 25x126.6; also an easement of right of way 12 ft wide extending to 35th st. Aug 27, demand, 6%. Aug 29, 1907. 3:836. 25,000

Schoenholtz or Schoenholz, Morris to Fredk H Schultz. 125th st, No 254, s s, 80 w 2d av. 30v100.11. Prior mort $17,000. Aug 27, 5 years, 6%. Aug 29, 1907. 6:1789. 8,000

Schoenholz or Schoenholtz, Morris to BOWERY SAVINGS BANK. 125th st, No 254, s s, 80 w 2d av, 30x100.11. Aug 27, 5 years, 4½%. Aug 29, 1907. 6:1789. 5,000

Schanz, John C to A Hupfels Sons. West st, No 406. Saloon lease. Aug 7, demand, 6%. Aug 23, 1907. 2:637. 4,100

Stevens, Mary A to BOND & MORTGAGE GUARANTEE CO. 64th st, Nos 229 to 239, n s, 325 e West End av, 100x100.5. Aug 19, due, &c, as per bond. Aug 24, 1907. 4:1156. 15,000

Shalet, Paul to Louis Meyer Realty Co. Av D, No 108, s e cor 8th st, Nos 412 and 414, 25x75. Prior mort $29,000. Aug 7, 2 years, 6%. Aug 24, 1907. 2:363. 5,500

Sand Realty Co to Danl D Brinckerhoff. 2d av, No 2453, w s, 74.11 s 126th st, 25x105. P M. Aug 22, 5 years, 5%. Aug 23, 1907. 6:1790. 25,000

Tonnele, Walter to John Finck. Assignment of an $8,000 interest in estate of his great-grand father John Tonnele. April 30, 1906, 1 year after death of his father, John L Tonnele, 6%. Aug 29, 1907. 5,000

Ten and Twelve Maiden Lane Co to DRY DOCK SAVINGS INST. Maiden lane, No 10, s s, abt 155 e Broadway, 21x85.2x18.10x88, w s; Maiden lane, No 12, s s, abt 175 e Broadway, 25x72 x21x66.3 e s. Prior mort $150,000. Aug 28, due, &c, as per bond. Aug 29, 1907. 1:64. 50,000

Same to same. Same property. Certificate as to above mort. Aug 28. Aug 29, 1907. 1:64. —

Tinsley, Lizzie to Ray Isaacs. 50th st, Nos 238 and 240, s s, 150 w 2d av, 37.6x100.5. P M. Prior mort $40,000. Aug 14, 3 years, 6%. Aug 29, 1907. 5:1323. 8,000

Turney, Cathleen to Peter Alexander. 191st st, n s, 100 e St Nicholas av, 150x100. 3 years, 5%. Aug 28, 1907. 8:2161. 20,000

Vogel, Morris to James J Cogan. West End av, No 912, e s, 66.9 s 105th st, 20x90. P M. Aug 27, due Feb 11, 1910, 5%. Aug 29, 1907. 7:1876. 18,500

Vosburgh, Arthur S to N Y SAVINGS BANK. 88th st, No 40, s s, 344 e Columbus av, 22x100.8. Aug 23, 1907, due, &c, as per bond. 4:1201. 5,000

Walsh, Mary H to Antonio Capozzi and ano. Thompson st, Nos 218 and 220, e s, 225 n Bleecker st, 50x85. Prior mort $50,000. Aug 20, 3 years, 6%. Aug 23, 1907. 2:537. 15,000

Williams, John T to LAWYERS TITLE INS & TRUST CO. Madison av, Nos 778 and 780, w s, 60.5 n 66th st, 40x80. Aug 22, due, &c, as per bond. Aug 23, 1907. 5:1381. 50,000

Wolf, Chas L E to BANK FOR SAVINGS in City of N Y. Columbus av, No 774, s w cor 98th st, No 100, 25.11x74. Aug 26, 1907, 3 years, 4½ . 7:1852. 30,000

Wittner, Sigfried to Solomon Lent. 10th av, Nos 278 to 282, n e cor 26th st, No 461, runs n 74 x e 100 x n 24.8 x e 25 x s 98.9 to 26th st x w 125. Aug 20, demand, 6%. Aug 26, 1907. 3:724. 22,000

Wilder, Karl to Charlotte E Moorhouse. East Broadway, No 62, n s, abt 115 w Market st. Leasehold. Aug 26, 3 years, 6%. Aug 27, 1907. 1:281. 3,000

White, Wm S, of Englewood, N J, to BOWERY SAVINGS BANK. 27th st, No 115, n s, 166.8 e 4th av, 16.8x98.9. Aug 20, 5 years, 4½%. Aug 29, 1907. 3:883. 12,000

Zinsser, Hans with Annie Frank. 131st st, No 13, n s, 225 e 5th av, 25x99.11. Extension mort. July 29. Aug 28, 1907. 6:1756. nom

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

*Anopol, Walter to Chas C Manning. Commonwealth av, w s, 200 n Merrill st, 25x100. 3 years, 5½%. Aug 29, 1907. 3,500

Bender, John G with Hermann F Drewes. 156th st, s s, 130 e Prospect av, 20x96.10x20.3x99.4. Extension mort. Aug 24, 1907. 10:2687. nom

Bender, John G with Hermann F Drewes. 156th st, s s, 130 e Prospect av, 20x96.10x20.3x99.4. Extension mort. Aug 24, 1907. 10:2687. nom

Buckbee, Geo E to Otto P Schroeder. Webster av, e s, 84 s McLean av, if extended, 56x99.6x52.6x99.10. P M. Prior mort $5,000. Aug 27, due, &c, as per bond. Aug 28, 1907. 12:3401. 2,500

*Berger, Louis to Thomas Burke. Unionport road, e s, 275 n Mianna st, 25x144x25x143. July 15, due July 1, 1910, 5½%. Re-recorded from Aug 3, 1907. Aug 28, 1907. 3,000

*Bennett, Clarence Leroy, of Brooklyn, N Y, to Fidelity Development Co. Bogart av, w s, 250 n Brady av, 50x100. P M. Aug 9, 3 years, —%. Aug 28, 1907. 1,800

Bergen, Wm C to Louis Viala. Marion av (proposed), w s, 150 s 198th st, late Travers st (proposed), 25x70.8x25.3x66.11. July 1, 3 years, 5 . Aug 28, 1907. 12:3289 4,500

*Bilotto, Nicola with Georgetta McLaughlin. 215th st, late 1st st, s s, 275 e Maple st, and being lots 109 and 110 map Village Jerome, 50x125. Extension mort. Aug 16. Aug 23, 1907. nom

*Burke, William to Ehrich Peterson and ano. 228th st, s s, 205 w Prospect Terrace, 25x114, Wakefield. Aug 22, 2 years, —%. Aug 23, 1907. 550

Breidbach, Carl J to Katherine G Farrell and ano. Mott av, w s, abt 20 s 144th st, 80x213.5 to Walton av x80x217.8, except part for Walton and Mott avs. Aug 23, due May 1, 1909, 4½%. Aug 28, 1907. 9:2345. 23,000

Cunningham, Thos to Caroline B Sexton. Fox st, n e cor 156th st, 100x45. Aug 23, 1907, 3 years, 5%. 10:2720. 32,000

*Callahan, Cath to Geo F Quelet and ano. Bronxdale av, w s, 235.9 n Morris Park av, 25x99.9x25x99.8. P M. July 10, 3 years, 6%. Aug 27, 1907. 1,000

*Same to same. Bronxdale av, w s, 260.9 n Morris Park av, 25x 99.9, Westchester. P M. July 10, 3 years, 6%. Aug 27, 1907. 1,000

*Same to same. Bronxdale av, w s, 285.9 n Morris Park av, 25x 99.10x25x99.9 P M. July 10, 3 years 6%. Aug 27, 1907. 1,000

Carroll, Ann J, Mary J, Anna J, Frances A and Helen G to John R Suydam. Jerome av, n w cor 182d st, 150x100. Aug 27, 3 years, 5½%. Aug 28, 1907. 11:3196. gold, 17,000

Same to Lizzie B Pickering. Grand av, n e cor 182d st, 100x 100; 182d st, n s, 100 w Jerome av, 75x100. Aug 27, 3 years, 6%. Aug 28, 1907. 11:3196. 8,000

Conlan, John J to Grace D Webster. Sedgwick av, n w s, 302.1 n e Perot st, 24.6x92.10x21.11x100.2. P M. Aug 24, 5 years, 5%. Aug 26, 1907. 12:3254. 5,250

Dunn, Mary to Charles Spellman. 187th st, No 539, old No 791, n s,87.10 e Bathgate av, runs e 22 x n 82.5 x w 19.10 x s 9.4 x w 2.2 x s 72.7. P M. Prior mort $3,500. Aug 22, due Feb 22, 1910, 6%. Aug 23, 1907. 11:3056. 1,500

Di Genno, Antonio to Agnes L Sadlier. 137th st, s s, 1,050 w Home av, 50x100. Aug 22, due, &c, as per bond. Aug 27, 1907. 10:2549. 6,000

*D'Andrea, Fulgenzio to A Shatzkin & Sons (Inc). Magenta st, n s, — e of White Plains road, lot 212 on map No 426 of building lots in 24th Ward. Aug 27, 1 year, —%. Aug 28, 1907. 129.45

Dixon, Edgar L to Mary E Bird. Fairmount pl, n e cor Crotona av, 70x200. Aug 28, 2 years, 6%. Aug 29, 1907. 11:2950. 1,000

*Doyle, James S to Walter W Taylor. Eastchester road, e s, 247 n Boston Post road, 25x103.9x25x105. Aug 23, 3 years 6%. Aug 29, 1907. 550

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*Di Maio, Rocco to Hudson P Rose Co. Leland st, w s, 205.10 n Meadow Drive, 50x94.4x27.6x100. P M. Aug 21, due Sept 1, 1910, 5½%. Aug 29, 1907. 400

Einberger, George with GERMAN SAVINGS BANK in City N Y. 138th st, No 542 East. Agreement changing interest days. Aug 22. Aug 23, 1907. 9:2265. nom

*Ernst, Louis to LONG ISLAND LOAN AND TRUST CO exr Chas W Lynde. Morris Park av, s s, 95 e Amethyst st, 25x100. Aug 26, due Dec 1, 1910, 5%. Aug 27, 1907. 6,500

Eichler, Auguste to The Jefferson Real Estate Co. 160th st, s s, 250 w Elton av, 25x100. Prior mort $5,800. Aug 22, installs, as per note, 6%. Aug 29, 1907. 9:2381. Note, 218

Feinberg, Barnet to Charles and Henry Friedman. Prospect av, w s, 93.11 s 166th st, 37.9x144.6x37.5x144.5. Prior mort $30,000. Aug 19, due Feb 19, 1913, 6%. Aug 29, 1907. 10:2679. 14,000

Same to same. Prospect av, w s, 131.8 s 166th st, 38x144.7x38x144.6. Prior mort $30,000. Aug 19, due Feb 19, 1913, 6%. Aug 29, 1907. 10:2679. 14,000

Finkelstein, Lizzie and Gussie Horowitz to Clementine M Silverman. Prospect av, w s, 50 n 152d st, 75x95. P M. Aug 26, 3 years, 6%. Aug 27, 1907. 10:2675. 2,000

*Flood, T Francis to WAPPINGER SAVINGS BANK. 13th st, s s, 280 w Av C, 25x103, Unionport. Aug 26, 3 years, 5½%. Aug 27, 1907. 3,500

*Fitzpatrick, Bridget to Bella Wolfson. Poplar st, s s, 377.10 e Forest st, 25.2x118x25x116.9. P M. Aug 27, 3 years, 6%. Aug 28, 1907. 1,900

*Flood, T Francis to Clara Krischer. 13th st, s s, 255 w Av C, 25x103, Unionport. Aug 27, 3 years, 5½%. Aug 28, 1907. 3,500

*Goldgeier, Adolph W to Bozena Vanek. Plot begins 395 w White Plains road at point 550 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,000. Aug 28, 3 years, 5%. Aug 29, 1907. 1,475

*Garvey, James to FISHKILL SAVINGS INST, of Fishkill, N Y. 173d st, w s, 122 s Westchester av, 25x100. Aug 24, due Oct 1, 1910, 5%. Aug 27, 1907. 3,500

Guggolz, Charles to Carrie Guggolz. Bathgate av, No 2307 (Madison av), n w s, abt 40 s 184th st, 25x100. ¾ parts. July 15, installs, 6%. Aug 27, 1907. 11:3063. 1,000

Golden, Daniel with Mary E Benson. Alexander av, No 221. Agreement that party 1st part pay to party 2d part $20 per month for life. June 13. Aug 23, 1907. 9:2313. nom

*Howell, Eugene to Mary M Stegmann. Fox av, e s, 150 s Jefferson av, 50x100. Aug 20, due, &c, as per bond. Aug 23, 1907. 1,000

Hasenbalg, Harry W to Charlotte C Herwig. Decatur av, No 2642, e s, 145.3 n 194th st, —x100x25x100. Aug 27, due Oct 1, 1907, 6%. Aug 29, 1907. 12:3277. 3,000

*Hill, Joseph and John Batson to Hudson P Rose Co. Rhinelander av, s s, 281.6 e Eastchester road, 25x100. P M. Aug 26, 3 years, 5½%. Aug 29, 1907. 400

Hetterick, Cath A C wife of and Henry to Bronx Investment Co. Bailey av, No 3420, e s, — n Boston av, lot 80 map land at Kingsbridge of Wm O Giles, runs e 87 x s 55.4 x w 98.11 to av x n 50 to beginning. Aug 29, 1907, 3 years, 5½%. 12:3261. 3,250

Jefferson, John J and ano exrs Susan Jefferson Jr with Robt C Walker. 160th st, s s, 250 w Elton av, 25x100. Extension and assignment of mort. Aug 22. Aug 23, 1907. 9:2381. 5,500

Kleine, Frederick E to Harriet Balcom. Bristow st, w s, 165 s Jennings st, 20x100. P M. Aug 26, 3 years, 5%. Aug 27, 1907. 11:2972. 2,000

*Kenny, Mary to Hudson P Rose Co. Rhinelander av, n s, abt 641 e Eastchester road, 50x100, Hunter estate. P M. Aug 21, due Sept 1, 1910, 5½%. Aug 23, 1907. 800

*Lapham, Hannah to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. 179th st, n s, 100 w Bronx Park av, 25x100. Aug 26, due Dec 1, 1912, 5%. Aug 27, 1907. 3,500

Lightstone, Abraham to Dora Rosenstein. Alexander av, No 291, w s, 66.10 s 140th st, 16.7x70. P M. Prior mort $7,000. Aug 27, 1 year, 6%. Aug 28, 1907. 9:2314. 1,000

*Minford Realty Co to Thomas Lyman. 2d st, Westchester Creek; 1st st and Av A, the block, lots 473 to 475 and gore H map Unionport. All title to land under water Westchester Creek. Prior mort $31,000. Aug 16, 1 year, 6%. Aug 29, 1907. 20,000

McCarthy, Fredk and Theo M Macy to TITLE GUARANTEE AND TRUST CO. Faile st, w s, 100 n Seneca av, 5 lots, each 25x100. 5 morts, each $4,500. Aug 27, due, &c, as per bond. Aug 29, 1907. 10:2761. 22,500

*Muller, George to William Walz. Hill av, w s, 100 s Jefferson av, 50x100; Hill av, w s, 175 n Randall av, 25x100, Edenwald. P M. Aug 28, 1 year, 5%. Aug 29, 1907. 1,400

McCarroll, Mary A to Kathleen Blaud. 182d st, s e cor Creston av, 124.5x67x122x93.9. Aug 20, due May 20, 1908, —%. Aug 26, 1907. 11:3162. 500

*McOwen, Josephine K to The North New York Co-operative Bldg & Loan Assoc. 172d st, e s, 400 n Gleason av, 25x100. Aug 23, 3 years, 6%. Aug 26, 1907. 4,000

*McTurck, Ida B to John Bussing Jr. Holland av, e s, 150 s 213th st, —x—. Consent to priority of mort. Aug 20. Aug 23, 1907. nom

Meyer (Louis) Realty Co to Wm F Moore. St Anns av, Nos 107 and 109, w s, 25 n 132d st, 2 lots, each 25x74.11. 2 morts, each $8,500. Aug 21, due, &c, as per bond. Aug 27, 1907. 9:2260. 17,000

Same to same. Same property. Certificate as to above morts. Aug 16. Aug 27, 1907. 9:2260. —

Milici, Peter to John G Jenny. 184th st, n e s, 78.9 s e Bainbridge av, 34.6x71.8x25x94.4. Aug 28, 1907, due, &c, as per bond. 11:3024. 3,000

*Mahler, Augustus H to Fidelity Development Co. Matthews av, e s, 150 s Brady av, 25x100. P M. Aug 9, 1 year, —%. Aug 28, 1907. 1,000

Nolan, Robert to Fredk Rieper. Hoe av, No 1305, w s, abt 272 s Jennings st, 25x100. P M. Prior mort $5,000. Aug 27, installs, 6%. Aug 28, 1907. 11:2980. 1,350

Naumann, Martin E to John Theofel. Park av, Nos 3652 and 3656, s e s, abt 310 s 170th st, 50x150. Prior mort $5,000. Aug 26, 1907, due April 1, 1910, 5%. 11:2901. 3,000

Olpp, Wm F to Century Investing Co. 141st st, s s, 152 e Southern Boulevard, runs s 131.3 x e 25 x s 26.6 x e 32.2 x n 98.6 x n 50.3 to st x w 64.11 to beginning. P M. Aug 27, 1907, 3 years, —%. 10:2592. 3,000

Olenick Realty Co to Harris Seff and ano. Jackson av, 827 and 829, w s, 32.10 s 160th st, 2 lots, each 42x74.11. 2 morts, each $7,500. Aug 27, demand, 6%. Aug 28, 1907. 10:2637. 15,000

Same to same. Same property. 2 certificates as to above morts. Aug 27. Aug 28, 1907. 10:2637. —

Petzold, Bernhard to William Stellwagen. Tinton av, w s, 141.8 n 158th st, 16.9x110. Prior mort $2,250. Aug 23, 1907, due July 1, 1908, 6%. 10:2656. 1,200

Pollak, Louis and Benjamin to Thornton Bros Co. Findlay av, e s, 90 n 169th st, 21x100. P M. Aug 20, installs, 6%. Aug 27, 1907. 11:2783 and 2782. 2,300

Park, Geo C with Chas L Horton. St Marys st, n w cor Southern Boulevard, 101.9x131.3x—x131.3. Extension mort. Recorded June 28, 1905, and was described therein Southern Boulevard, n e cor St Marys st, 101.9x132.3x—x132.3. Aug 1. Aug 28, 1907. 10:2575. nom

Same with same. St Josephs st, s w cor Southern Boulevard, 101.10x131.3x—x131.3. Extension of mort. Recorded June 28, 1905, and was therein described Southern Boulevard, n w cor St Josephs st, 101.9x132.3x—x132.3. Aug 1. Aug 28, 1907. 10:2575. nom

Rudolph, William to Geo F Liginger. Brook av, No 140, e s, 25 s 135th st, 25x100. P M. Prior mort $11,000. Aug 28, 2 years, 5%. Aug 29, 1907. 9:2262. 2,000

Resht Realty Co to Manhattan Mortgage Co. Anthony av, e s, 200 s Prospect pl, or 175th st, 59.2x90x83.6x92.4. Building loan. Aug 28, due Feb 1, 1908, 6%. Aug 29, 1907. 11:2890. 13,500

Same to same. Same property. Certificate as to above mort. Aug 28. Aug 29, 1907. 11:2890. —

Rabadan, Chas W to Annie McFeat. 206th st, s e cor Grand Boulevard and Concourse, runs e 29.8 x s 97 to n s 205th st, x e 25.4 x n 97 x e 25 x n 93.6 to 206th st, x w 62 to beginning. Aug 14, 3 years, 6%. Aug 28, 1907. 12:3312. 4,000

Reid, Marcella, Jane F and John by guardian, and Patk T and Margaret Reid to Simeon C Bradley. Prospect av (Taylor av), No 2263, w s, 117.5 s 183d st, late Columbia av, runs w 102.9 x n 23.5 x e 102.9 to av x s 23.5 to beginning. Aug 22, 3 yrs, 5½%. Aug 23, 1907. 11:3101. 2,900

Schiffer, Joseph to William Hanselmann. Lorillard st, n w s, 307 n from e s 3d av, runs w 100 x n 50 x e 100 x s 50. Aug 19, 5 years, 5%. Aug 24, 1907. 11:3055. 5,000

*Steinmetz, Amelia to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. Lyon av, s s, 30 e Grace av, 2 lots, each 25x100, Westchester. 2 morts, each $3,500. Aug 26, due Dec 1, 1910, 5%. Aug 28, 1907. 7,000

Samolar, Sarah to Jos J Cermak. Lyman pl, e s, 327 s Freeman st, 19.10x80x21.1x80; Lyman pl, e s, 302 s Freeman st, 25x80. Prior mort $4,000. Aug 20, due May 21, 1908, 6%. Aug 23, 1907. 11:2970. 1,500

Staab, Geo J to Seymour Realty Co. Longfellow av, w s, 125 s 172d st, 25x100. Prior mort $5,000. Aug 23, 1907, due Sept 1, 1910, 6%. 11:3000. 1,500

Same to same. Longfellow av, w s, 150 s 172d st, 25x100. Prior mort $5,000. Aug 23, 1907, due Sept 1, 1910, 6%. 11:3000. 1,500

Same to same. Same property. Aug 23, 1907, due Sept 1, 1910, 5%. 11:3000. 5,000

*Steimann, Heinrich C W O to Broschart Realty Co. Lyon av, s s, 100 w Green av, 25x100. P M. Aug 22, due Feb 22, 1908, 6%. Aug 23, 1907. 700

Schulze, August to Chas F Weyrich. 135th st, No 520, s s, 275 w St Anns av, 25x100. P M. Prior mort $13,000. Aug 15, due Aug 26, 1908, 6%. Aug 27, 1907. 9:2262. 1,000

Spellman, Charles to Maria H Forbes. 187th st, No 539, n s, 87.10 e Bathgate av, runs e 22 x n 82.5 x w 19.10 x s 9.4 x w 2.2 x s 72.7 to beginning. Extension mort. Aug 13. Aug 23, 1907. 11:3056. nom

Steinik, Louis and David J Cohen to Rebecca Altman. Morris av, e s, 280 n 174th st, 50x100. Given to secure 2 notes of $1,250 each. Aug 22, due Nov 22, 1907, 6%. Aug 24, 1907. 11:2798. 2,500

Schlichter, William to Wm V Simpson. Ogden av, No 1061, w s, 70 n 165th st, 50x115. Aug 16, 3 years, 5%. Aug 27, 1907. 9:2526. 6,000

Sumner, Horton to Geo W Files. Stebbins av, s e s, 25 s w 167th st, 25x85.4x25.11x78.6. Aug 21, due Nov 1, 1907, 6%. Aug 27, 1907. 10:2691. 1,000

Silverman, Clementine M to Carrie G Silverman. Prospect av, w s, 87.6 n 152d st, 37.6x95. Prior mort $20,000. Aug 26, due Dec 31, 1909, 6%. Aug 27, 1907. 10:2675. 10,000

Schadt, August to Adeline Grossmann. Teller av, No 1327, n w s, 208.10 n e 169th st, 25x100. P M. Prior mort $5,500. Aug 24, due Feb 24, 1908, 5%. Aug 26, 1907. 11:2782 and 2783. 2,100

*Strenglein, Michl to John Frohlke. Westchester av, n s, 108 e Washington st, runs w 58 x n 100 x e 58 x s 100 to beginning, Unionport. Aug 28, 3 years, 5½%. Aug 29, 1907. 6,500

Saft, Henrietta to Max Richter. Dawson st, No 777, n w s, 225 s w Longwood av, 25x100. due July 12, 1910. Without interest. Aug 29, 1907. 10:2695. 250

Staab, Geo J to Otelia E Alessio. Longfellow av, Nos 1487 and 1489, w s, 125 s 172d st, 50x100. Prior morts $13,000. Aug 26, 1907, due Sept 1, 1910, 6%. 11:3000 2,500

MAPLEDORAM & CO. REAL ESTATE BROKERS Bay Ridge Property Our Specialty Fifth Ave. and 79th St., Brooklyn, N. Y. Telephone, 724 Bay Ridge Branch Office: Bay Ridge Ave., cor. Fort Hamilton Ave.

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Strauss, Hugo to Martin Lahm and ano exrs, &c, Philip Lahm. Union av, No 1000, e s, 100 s 165th st, 61.2x163. P M. Aug 26, 1907, due, &c, as per bond. 10:2678. 12,000

Tobias, Samuel to Wm P Williams trustee for Mary L Hillhouse. 208th st, c l, 325.6 s e 208th st or c l 80 ft st, 25x130. Aug 19, 2 years, 5%. Aug 23, 1907. 12:3326. 700

Thornton Bros Co to Hortense Howland. Findlay av, w s, 80 n 169th st, 18x100. Aug 26, 3 years, 5%. Aug 27, 1907. 11:2783. 5,000

Same to same. Same property. Certificate as to above mort. Aug 26. Aug 27, 1907. 11:2783.

Truelson, Hans F N to John W Demler. 179th st, n s, 113.2 e Vyse av, 25x124.6x25x125, except part for st. P M. Prior mort $6,500. Aug 27, 3 years, 6%. Aug 28, 1907. 11:3132. 2,500

Thierlert, Louise H to Henry Meyer. 135th st, No 585, n s, 208.4 e St Anns av, 16.8x100. P M. Aug 28, 3 years, 6%. Aug 29, 1907. 10:2548. 1,000

Thorn, Jessie F to Henrietta Renshaw. Villa av, e s, 409 n 204th st, or Potter pl, 16x100. Aug 15, due, &c, as per bond. Aug 29, 1907. 12:3311. 1,000

*Urbach, Henry to William Garrett. 2d av, e s, 51.6 n 229th st, 25x100, Wakefield. P M. Prior mort $4,000. Aug 24, 3 years, 6%. Aug 26, 1907. 1,100

*Van Buskirk, John A, of Redbank, N J, to Fidelity Development Co. Bogart av, e s, 165.7 n Neil av, 25x100. P M. May 16, 3 years, —%. Aug 28, 1907. 800

Williams, Louise to Bronx Investment Co. Concord av, n w cor 141st st, 20x80. Aug 23, 3 yrs, 5½%. Aug 24, 1907. 10:2573. 4,000

*Walpole, Mary to Joseph Hordes et al. 175th st, w s, 250 n Gleason av, 50x100. Aug 27, 1 year, 5%. Aug 29, 1907. 1,450

*Watkins, Chas C Jr to Lydia Taylor. Lots 89 and 504 map Arden property, No 1106. P M. Aug 9, 2 years, 6%. Aug 24, 1907. 1,150

Young, Wm H, of Poughkeepsie, N Y, to Edward E Black. Woodycrest av, s w cor 167th st, 201.7x106.5x200x111.6. P M. Aug 7, due, &c, as per bond. Aug 27, 1907. 9:2513. 18,000

Same to same. Nelson av, s e cor 167th st, 200.7x106.5x200x 111.6. P M. Aug 7, due, &c, as per bond. Aug 27, 1907. 9:2513. 12,000

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Board of Trustees of Bellevue and Allied Hospitals, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the building, and contents thereof, standing within the lines of property acquired by the City of New York for hospital purposes in the

BOROUGH OF MANHATTAN,

BEING the building known as the plant of the United Electric Light and Power Company, and all the machinery contained therein, viz:

Three 600 horsepower Corliss engines;
Direct-connected exciter outfit;
Three Westinghouse 400-kilowatt generators;
One 2,000 horsepower heater;
Boiler feed pumps;
Fifteen 100 horsepower boilers;
Steam exhaust pipe;
Three steel stacks;
Breachings, dampers;
Steam and exhaust pipe covering;
Eight 1,200 horsepower engines;
Nine thousand six hundred horsepower kilowatt condenser;
Eight 750 kilowatt generators;
Three 225 kilowatt exciter outfits;
Force draught outfit;
Twenty-five ton traveling crane;
Seven 200 horsepower Climax boilers;
Coal and ash conveying apparatus;
Steam and exhaust piping;
Two feed water heaters 2,000 horsepower;
Three boiler feed pumps;
Steam and exhaust pipe covering;
Four steel stacks;
Breachings, dampers and damper regulators,

said building being situated between Twenty-eighth and Twenty-seventh Streets and between First Avenue and the East River, Borough of Manhattan, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, the sale of the above described building and contents thereof will be held on

THURSDAY, SEPTEMBER 5, 1907,

at 12 o'clock m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York, Department of Finance, Comptroller's Office, August 27th, 1907. (37514)

For other Legal Advertisements see pages 341 and 342.

For Judgments in Foreclosure, Lis Pendens and Foreclosure Suits see pages 341 and 343.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Aug.
26 Andreades, Evangelos—Panajotis Carides... .....162.60
27 Arvintz, Aaron V, Abraham and Nathan—F Graff Furnace Co.. .. .. .... ....364.40
27 Anderson, Andrew—Schwartz Belting Co.. .....170.66
28 Argyos, Peter—Geo W Martin et al....38.83
29 Abrams, Henry—N Y City Ry Co.costs, 107.75
30 Adler, Louis N—Henry Roth et al.....137.37
30 Adams, Henry C—Terminal Bank ....1,127.10
24 Benscher, Alfred—Ely Rosenberg .....112.91
24 Baylies, Mary—Henry Meyers .....100.99
24 Baumgarten, Louis—Joseph C Cocker..28.78
24 Bank, Sam and Rosie—Samuel Hess ..185.71
26 Brownell, Atherton—Jos F Hannan and ano .....63.20
26 Brown, Wm J—Herbert R Limburg ....127.91
26 Bayarsky, Jacob—L Dickman et al ....43.08
27 Bowers, John C—People, &c .....1,500.00
27 Bruce, Thomas—Andrew Foulds, Jr.. 1,612.15
27 Boehm, Geo N—Samuel Newman.. .. ..215.35
28 Beals, Hallock W—Providence Washington Ins Co..... .....163.20
28 Buzzini, John S and Salvatore—Wm H Hussey et al.. .....319.91
29 Bellows, David S—Michael Susskind...119.65
29 Beck, Cornelius—Geo S Hill.....74.12
29 Barsalou, Ellen admx—John Peirce..... .....costs, 161.66
30 Benech, Joseph J—Frank Hubner .....491.00
30 Bogin, Samuel—Henry W Pollock....1,853.02
24 Cohn, Abraham—Michael Cohn .. .. ..166.88
24 Cohen, Michael—Van Norden Trust Co..220.30
26 Chorinson, Sam—Louis Dickman and ano..
27 Cornell, Samuel H—Corn Exchange Bank. .....421.27
27 Chicklacos, Peter—Robert Lewis.. .. .. 28.22
27 Coleman, John J—William Gaul.. ..1,807.56
28 Clark, Andrew L—National Drill & Mfg Co..... .....482.99
28 the same——the same ..... .....370.02
29 Crosby, Hiram B—Hapgoods .....32.76
29 Clark, Edward—Josephine Hess .....113.31
29 Cutter, Howard G Edward Adams.....48.91
29 Cooper, Samuel & Benjamin—Henry A Bade .....147.00
29 Clement, Michael—Sonn Bros Co....1,184.89
30 Cohen, Elias—Jacob Smazinovitz.....138.78
30 Clausen, John F—Adams & Elting Co..108.45
30 Carnahan, Robert O—Associated Merchants of N Y .....98.61
*24 Davis, Benjamin—Adolf Karp .....47.72 .....169.08
24 Dessauer, Monro G—Morris L Strauss....93.71
27 Douglass, John L—Charles Hurst et al.... .....114.32
28 Ditzler, Hugh W—William Floyd et al.... .....226.41
29 Dondero, John—John H Dewes et al..... ....costs, 23.08
30 Deane, Wm E—Henry A Brann.....93.31
30 De Rosaire, Lizzie—Joseph Margolies....37.56
30 Dunne, John F—Wm H Barron.....65.91
27 Ennis, Meyer—William Kerby.. .....221.88
29 Ehrlich, Sam—Harry Bodek .....29.65
30 Ennis, Meyer—Nicholas Conforti.....527.59
30 Eagle, Marcus—Isaac S Frank .....22.97
24 Fassanlaride, Constantine D—Geo D Teris .....304.21
26 Farfasro, Laurence—Harry Barth and ano. .....97.22
27 Fuller, Arthur—Geo H Bruce.. .. ..111.90
27 First, Benj F—Fannie First.....costs 152.40
28 Friedenberg, Morris guardian—Alexander J Scott et al.. ... .... ..... ..costs 23.08
28 Freeman, Max—Wm R Coffee.. .....114.22
28 Fitzmaurice, John——E W Dunstan Co..54.01
28 Farragona, Anthony—Warren A Connover et al.. ..... .... .... .....costs 23.08
29 Filler, Israel—Leib Roshke .....300.72
29 Fritz, Samuel—Solomon Millman .....87.94
29 Flynn, Simon—Interurban St Ry Co....86.25
30 Feuss, Adolph C—Julian H Meyer et al..49.39
30 Finesilver, Anna—Israel D Schlachetzki.45.81
30 Finn, John T—Broderick & Bascom Rope Co .....176.97
30 Fahrer, Jacob—Pincus Stahl .....27.91
30 the same——the same .....50.01
24 Genzburg, Eugenie and Sol—Lena A Engel et al... ..... ..... ..... .....454.72
*24 Gottlieb, B C—Van Norden Trust Co..220.30
26 Goerlitz, John—John C Eidt .. .....337.49
26 Goldstein, Morris—M N Krakower.. ..205.31
26 Greiner, Dietrich—Edward C Striffler.. 199.60
27 Goodstein, Wm L—Harry S Dewey.. ..130.97
27 the same——the same.. .. .. .. ..216.51
27*Glazik, John F—Schwartz Belting Co...170.66
27 Guadaque, Umberto—Louis Cohen.. ....68.96
27 Gilbert, Albert E and Margaret—Italia Undertaking Co.. ..... ..... .....172.30
28 Gumaelius, Charles—A Halliday & Co..165.11
28 Gallauner, Edmund—Henry C Calman..63.85
28 Garreton, Robert L—Leopold Barth....246.59
28 Gress, George—John F Harrington....63.16
28 Giglio, Lorenzo—Geo W Martin et al..41.62
28 Grinberg, David—Goodman Co.. costs 23.08
29 Greenwaldt, William A Silz .....34.20
29 Guttroff, George—Bigelow Varnish Co...27.72
29 Glassberg, Max—Solomon Ullman .....62.95
29 Goldstein, Abraham S—Joseph L Levy..70.33
29 Goldsmith, Louis—Am Typewriter Letter Co .....43.68
30 Gamage, Jules C—James R Bloomer..3,515.00
30 the same—J Philip Benkard et al.7,702.50
30 Grau, Alois—Frank Hubner .....491.00
30 Goldman, Morris—Isaac A Benequit...347.75
30 the same——the same.....1,223.63
26 Hanlon, Daniel E—Jas Fitzgerald ....142.87
26 Hasso, Helena—Lovering & Garrigues Co.. ..... ..... ..... ..... ..... ..... ..... 23.08
27 Hess, Samuel—Henry H Sisson.. .. ..42.16
27 Hochstein, Max—Ezra Lewine.. .. .. ..438.85
27 Hudson, Walter G—Louis Blash et al..302.87
27 Hough, Joseph C—Clarence D Baldwin..437.40
28 Hoff, Carl—Emil Hamburger et al.costs 23.08
28 Hahn, John J—Max Cohen et al .....50.42
29 Hirsch, Morris—Joseph L Levy.....70.33
29 Haendel, Frederick J—Theresa Kraemer.51.65
29 Henry, Missouri admrx—Harry Alexander exr .....23.08
30*Hahn, Joseph—Henry Roth et al.....137.37
30 Hall, John T—James I Montgomery....484.67
30 Hough, John C—Morse International Agency .....759.64
30 Heden, Gustaf—Amelia Margraf.....44.41
28 Juliano, Antonio—Vincenzo Fanazlia ..161.61
28 Jerusalemsky, Morris—Samuel J Fendler et al..... ..... ..... ..... ..... ..... ....87.41
29 Jackman, Peter—Geo W Martin et al.1,632.85
30 Joyce, Michael J—Frank Hubner.....491.00
24 Kurzrok, Raphael—Harris Danzig ....218.52
24 Kirschner, August—Ralph M Ward ....612.25
26 Krope, Wm O—Louis S Reische.. .. ..69.37
26 Kahn, Harris—Angelo Gagliano.. .. ..317.51
26 Kurzrok, Raphael—J L & M Jacobs Co..44.86
26 Koven, Heyman—H B Claflin Co.....118.27
26 Kolianko, John and Jane —Louis Dickman and ano..... .....140.65
27 Kurzrok, Raphael—Philip Peshkin ....163.45
27*Kritzler, Morris—Camden & Philadelphia Soap Co.. ..... ..... ..... ....223.45
27 Kleigman, Morris——the same.. .. .. 223.45
27 Klein, Joseph S—Leopold Beringer....130.66
26 Kleinfeld, Gerson—Harry S Dewey.....130.97
27 Kopelowitz, Jacob——the same.. .. ..130.97
27 Kleinfeld, Gerson——the same.. .. .. ..216.51
27*Kopelowitz, Jacob——the same.. .. ..216.51
28 Kaufman, Isaac Isiah Lidy.. .. .....44.00
29 Kalichman, Joseph—Solomon Millman...87.94
29 Kelly, Joseph—Morris Rosenfield et al..230.30
30 Kirschberg, Jacob—Henry W Pollock.1,853.02
30 Klosty, Meyer—Israel D Schlachetzki....45.81
30 Koch, Wm F—Ballou Dickson Co.....46.27
30 Katz, Meyer—Isaac A Benequit.....1,223.63
30 the same——the same.....347.75
24 Levin, David—Adolph Karp .....47.72
27 Lubetkin, Nathan—German Exchange Bank. .....1,026.98
27 the same —the same.. .. .. ..1,028.20
27*Lubetkin, Abraham and Philip——the same .....1,028.20
27 Levine, Jacob—Ezra Lewine.. .. .... 438.88
28 Lyons, Geo W—David Sagui.. .. .. ..133.31
29 La Croix, Richard—Hapgoods .....64.43
29 Lockwood, Robert H—Louis Zinke....105.00
29 Lutzmann, Otto—Obermeyer & Liebmann. .....467.13
29 the same——the same .....375.39
29 Lang, Theodore J—Joseph Fenrich ....51.62
29 Lawless, Patrick—Max Friedman et al..... .....costs, 23.08

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26 Mueller, Julius—W W Young.....249 07
26 Maltzer, Yuda Louis Dickman and ano.124.91
26 McPherson, Wm Murray & Reid Co ..638.03
26 McLoughlin, Mary—Louis Ottman ....23.08
26 McGarry, Wm P Vulcanite Paving Co.....2,042.29
27 Mack, Peter—Julius Wasserman et al..148.95
27 McLoughlin, Maggie admrx—John F ORourke.....costs 23.08
28 Morrow, Geo K—National Bank of the Republic of Chicago.....775.08
28 Mintz, Jacob Michael Marx.....744.82
28 Mueller, Louis Alphons Dryfoos et al.....130.13
28 Marshall, Wm A—Madison Paper Stock Co.....27.41
28 Morris, Adolph Goodman Co ....costs 23.28
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29 Messer, Frank Morris Levin et al....190.31
29 Maguire, Peter W—Henry Welsch et al.72.00
29 McGuire, Patrick gdn—David P Canaban et al.....costs, 23.08
30 Merkens, Louise H—Am Farm Products Co.....437.27
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30 Miller, James E William Jacobs.....71.81
26 Nelson, Jacob and Charlotte Eli Sobel.220 78
28 Neufeld, Charles and Morris First National Bank of Bristol.....266.74
28 the same—the same.....266 39
29 Nelsen, Agnes Morris Rosenfield et al.178.61
30 Nolan, Herman D—Wm H Barron.....339.85
26*Oppenheimer, Jacob—R G Furey Co...366.91
26 O'Hara, Patrick—Foundation & Con Co.....costs 23.08
27 O'Neill, Joseph P Nassau Bank.....420.61
24 Plumb, Robert M—Esther Branye ....484.87
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27*Pollon, Samuel—Philip Peshkin.....163.45
28*Perlmutter, Samuel—First National Bank of Bristol.....266.74
28*Paly, Charles—the same.....266.74
28 the same—the same.....266 39
28*Perlmutter, Samuel—the same.....266.39
28 Pirk, Amalia—Richardson & Boynton Co.....90 78
28 Profilio, Joseph—Geo W Martin et al..65.89
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29 Price, Abraham H & Arthur—Columbia Bank.....1,026.58
30 Price, Arthur—Henry Levine.....479.81
28 Quincy, Samuel—Geo W Russell, Jr..562.54
24 Resnick, Joseph Joseph C Corker .....28 78
27 Roston, James A—Wm M Felton.....46.41
27 Rutsky, David—Waldorf Importation Co.....18.15
28 Rice, Margaret—Samuel Borchardt.....costs 23 08
28 Rhenste[illegible] Haas et al 81 23
29 Rubins, Chas R Hygegoods.....36 22
29 Rubbo, Michele—Bert K Bloch.....369.51
30 Roberts, Frank—Bridget Gilroy.....2,134.37
30 Reicher, Max—Morris Fine.....costs, 24.50
24 Schroeder, Carl W—James E Nichols et al.....115 70
24 Sachs, Northern American Stove Co.....99.59
24 Scanlon, Edward—Michael Cohen & Co..220.71
26 Shapiro, Aaron S and Philip D—Max Rosenblum.....164 62
26 Schector, Jacob—Louis Dickman and ano.....22.13
27*Soffir, Samuel—Philip Peshkin.....163.45
27 Stange, Louis—Edw R Wanckel.....38.06
28 Shaw, John C—John J Reisler.....337.42
28 Schroeder, Ferdinand—Frederick Scchroeder.....235.32
28 Smallberger, Mary admrx—Joseph E Pennock et al.....costs, 23.08
28 Scoble, Wm H—Victor L White.....123 81
28 Schiff, Simon—Isaac Stern et al.....207.12
28 Smith, Charles D—Geo R Sutherland.....51.08
29 Samuels, Max—Solomon Millman .....87.94
29*Soffir, Solomon—the same.....87.94
29 Sugarman, Harry—Moses Feltenstein et al.....35 00
29 Schreiber, Jacob—Leib Roshke .....300.72
29 Silver, Sam Maynard N Clement .....600.00
30 Sire, Meyer L—Mercantile Bank of N Y.....4,652.59
30 Simon, Samuel—Isaac A Benequit.....347.75
30 the same—the same.....1,223 63
30 Smithson, Charles—G B Raymond & Co.....425 38
30 Semon, Edward—Sigmund Hochstadter..60.81
30*Simon, Alfred M—Heny Roth et al.....137.37
30 Syrop, Samuel—People &c.....1,000.00
30 Shapiro, Morris—Aaron Jaspe et al.....75 18
30 Shapiro, Isaac L—Hyman Wolff.....23.22
26 Tilley, Milton P—Paul Von Kaentzel 113.42
27 Tallis, Walter H—Louis Kessler.....43.05
27 Veritzan, Geo N—Wm W Astor.....23.41
29 Vizzard, William Morris Rosenfield et al.....220 30
24 Wallenstein, Samuel L—Rider Ericsson Engine Co.....115 11
24 Whi'e, Joseph-Moses J Stroock et al ..59.31
24 White, Abraham—Harry Content et al.....3,129.29
27 Weiner, Samuel—Julius B Fox....costs 23.08
27 Weinstein, Minnie—Simpson Crawford Co. possession of chattels, &c.....33.99
28 Williams, Christopher G—Thomas Harper.....108.68
29 Welsh, John P—Daniel H Carstairs et al.....186.02
29 Wolf, Simon—Frank F West.....33.55
29 Warm, Jacob—Morris Levin et al.....190.31
29 Wrightson, Geo H—Bernard & Co.costs, 12.72
30 Wild, Nelson U—Ernest E Peterson.....69.16
29 Yermovsky, Harry—Meyer Yermovsky..326.15
24 Zamaites, John—Hyman Gruber et al .102.00
26 Zelinka, Leopold—Louis Bralower and ano.....36 02
26 Zoeller, Henrietta—R G Furey Co.....366.91
27 Zelinka, Isidor and Leopold—Fannie Goodman et al.....35.46
29 Zimmerman, Charles Jr—Geo F Moore Inc.....137.35
30 Zimmerman, Louis—Mary Noonan.....328 16
30 Ziegfeld, Florence Jr—N Y Cab Co.....102.41

CORPORATIONS.

24 The C B Rice Co—Katherine Thompson.....724.80
24 Hillsboro Consolidated Mines—Milford Wortham.....583.25
24 Putnam County Mining Corporation—John K Erskine, Jr.....535.87
24 the same—Slipp Butler Co.....1,048.53
26 The City of New York—Frank McGill..300.00
26 Bronx Bath Co—Western Electric Co..148.74
26 Joseph M Cohn House Wrecking Co, Inc—Geo C Stetson and ano.....568.60
27 The City of N Y—Theresa Hupfel admrx.....500.00
27 North Side Bank of Brooklyn—Wm M Filton.....46.41
27 Auto Transportation Co—the same..46.41
28 D E Baxter & Co—Geo L McCracken Agency.....105.66
28 The Opera Comique Co—D Albee Patten.....231.75
28 White City Construction Co—David H Cagney et al.....444.35
28 Whitehall Contracting Co—Wm O Fitch.....41.89
28 Henry Erkins & Co—Henry Erkins..2,823.19
29 Mount Morris Construction Co—Annie Wolf.....419.93
29 The Mutual Reserve Life Assurance Co—Stanley M Isaacs et al .....11.36
29 Interborough Rapid Transit Co—Rose Peezar.....750.00
30 Bormay Engraving Co—John G Hurmuze.....1,998.94
30 Mount Morris Construction Co—Joe Duke.....216.90

## SATISFIED JUDGMENTS.

August 24, 26, 27, 28, 29, 30.

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Blumenreich, Gustave—J N Murphy. 1897.....272.16
[4]Baldwin, Clarence D—J C Hough. 1906.....1,606.82
[1]Camaidella & Hetteschеimer, Inc—G C Stetson et al. 1907.....824.36
Capone, Thomas C—L Cioffe. 1907.....144.77
[1]Cohn, Joseph M—H Levene. 1904.....519.31
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[1]Faerber, Moritz—L Gleicher. 1907.....384.47
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Same—same. 1906.....138.30
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Garibaldi, Frank and Joseph Natale—People, &c. 1907.....500.00
Green, James C—City of N Y. 1906 .....43.56
Hambos, John—J M Wallace. 1907 .....25.20
[4]Hartridge, Clifford W—P J Shields. 1907.....32,694.69
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Levingson, Barnett & Israel Herman—Colwell Lead Co. 1907.....519.65
Same—same. 1907.....519 65
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[1]Robinson, Francis H—Dept of Health. 1899.....209.50
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Wunder, Mary & George—L L Williams. 1901.....769.98

CORPORATIONS.

S P Pearson & Co—S Wittcoff. 1907....630.94
Derby Desk Co M J Murray. 1907.....1,000.64

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Aug. 24.

294—146th st, s s, 100 w 7th av, 150x100. Abraham Weinstock agt Lazarus Perelson and Louis Rosenberg.....582.50
295—82d st, No 227 East. Hugh Ward agt Lena Schott and Charles Corbeser.....24.05
296—Amsterdam av, e s, whole front between 158th and 159th sts, 200x100. Ernst H Rambow agt John and Joe Doe, Vederato Bros and Abraham Ruth.....836.40
297—108th st, Nos 323 to 345 East.....
—2d av, Nos 2100 and 2102.....
1st av, Nos 2105 and 2107.....
97th st, No 27 West .....
Louis Wiener et al agt Raphael Kurzrok.....4,000.00
298—Canal st, No 30. B Silverman & Co agt Isaac Lipschitz.....362.00
299—12th st, Nos 507 and 509 East. Louis Perelman agt Nathan Silver and Solomon Alter.....300.00
300—12th st, No 533 East. Same agt A Reichman and Solomon Alter.....160.00
301—10th av, Nos 285 to 291. Max Balik agt Lowenfeld & Prager and Zimmerman & Co.....55.00
302—Worth st, No 192. Abraham Mach et al agt Guiseppe Ungabardi.....40.00
303—Broadway, s e cor 184th st, 77.7x103. David Garman agt William Lyman .....3,700.00
304—102d st, No 219 East. Isaac Lustgarten agt Max Teiger.....95.00
305—Liberty st, Nos 91 and 93. Richard Thompson & Co agt The Singer Mfg Co and the Engineer Co.....923.20
306—136th st, Nos 502 to 510 West. National Mantel and Looking Glass Co agt Bessie C Clark.....376.00
307—177th st, n s, 100 e Audubon av, 170x—
176th st, n s, 100 e Audubon av, 170x— to 177th st.....
Gildo Ferrando agt Portland Realty Co.....1,000.00

Aug. 26.

308 183d st, s s, 25 w Hughes av, 25x75. Frederick Wohn agt Magdalena Marx and John Marx .....272.60
309—67th st, No 216 East. Aaron Billow agt Adolph Simon and Joseph Wolkenberg ..144.00
310—Prospect av, n w cor Home st, 100x100. A R Bass & Son agt Marcus Bros, A, B, C Roofing Co, S Dore and John Nesbit....76.69
311—102d st, No 124 East. Herman First agt Moses Falk.....84.45
312—50th st, n s, 200 w 11th av, 50x200 to s s of 51st st. Duplex Hanger Co agt Kohler & Campbell and C Bagg Iron Works, Inc...350
313—64th st, No 54 East. Vapor Heating Co agt Robert I Jencks and John Boyd....312.70
314—Broadway, No 833. Simon Steinberg agt the Goelet Estate and Joseph Keller.....50
315—Allen st, No 57. Morris Hochberg agt Rose Fray and Frank Silberstein .....40
316—Broadway, No 401. Rosie Glasser agt Walker Realty Co and Wright & Roe.....45
317—64th st, No 54 East. Johnson Service Co agt R I Jacobs and John Boyd.....200
318—101st st, No 50 East. Martin Ackerman agt Eliza Cohen.....35.00
319—16th st, No 427 East. Same agt same..68.00

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Aug. 27.

320—Suffolk st, No 14. Max Klotz agt Jacob and Dora Schall and M Michkin.. .. ..145.00
321—129th st, Nos 154 and 156 East. Oscar E Eldman agt H Manning and Walter E Peterson.. .. .. .. .. .. .. .. .. .. .. .. 75.00
322—144th st, n s, 100 w 7th av, 150x100. S E Kellar Lumber Co agt Louis E Perelson and Louis Rosenberg.. .. .. .. .. .. .. .. .1,878.32
323—172d st, n s, 100 w Amsterdam av, 87.6x 94.6. Isidore Freudenhaim agt Albert London, Schoenfeld and Freudenhaim and Louis Meryash .. .. .. .. .. .. .. .. .. .. .287.50
324 Broadway, No 1878. Elmer G Sharpe agt John G, Mary E A, Rebecca D and Ella V Wendell, Motor Mart and Frank E Malone .. .. .. .. .. .. .. .. .. .. .. .. .. .. .476.50
325—136th st, s s, 100 w Amsterdam av, 300x 100. Edwin Shuttleworth Co agt Bessie C Clark.. .. .. .. .. .. .. .. .. .. .. .. .11,500.00
326—2d av, Nos 413 and 415. Maurice Newmark agt John Doe and Wollins Bros Co.. .. .. .. .. .. .. .. .. .. .. .. .. .. .. .. .. .285.00
327—49th st, Nos 337 and 339 East. William Gerber agt David Lenz Cohen Co and David Cohen.. .. .. .. .. .. .. .. .. .. .. .. .. .41.50
328—177th st, n s, 100 e Audubon av, 170x—| —176th st, n s, 100 e Audubon av, 170x | to 177th st.. .. .. .. .. .. .. .. .. .. .. .. | Gildo Ferrando agt Portland Realty Co.. .. .. .. .. .. .. .. .. .. .. .. .. .. .2,167.00
329—Wall st, s s, 138.1 w William st, 30.6x 124.7x irreg. Alabama White Marble Co agt Lands Purchase Co and Trust Co of America and Robert C Fisher Co.. .. .. .. .. .5,584.97
330 129th st, No 58 East. Rodolf Gersmann agt Katherine Van Valin.. .. .. .. .. .590 41
331—Tinton av, n w cor 158th st, 125x95. Elias Levinthal agt Northwestern Realty Co .124.38
332—8th av, s e cor 144th st, —x—. Elias Levinthal agt same.. .. .. .. .. .. .. .. .. .89.76
333 St Nicholas av, n e cor 179th st, 100x100. George Grossman Co agt M Hirshfield and J P Nertney.. .. .. .. .. .. .. .. .. .. .. .124.80
334—115th st, No 424 East. Vincenzo Bitetti agt Alfonso and Vincenza Grossa.. ....53.00
335—122d st, Nos 504 to 510 West. Finkelstein & Kugel agt Isaacc Huppert and Max Bernstein.. .. .. .. .. .. .. .. .. .. .. .. .. .900.00

Aug. 28.

336—Columbus av, w s, whole front between 81st and 82d sts, 204x100. Henry W McMann agt New Endicott Co and Mosuer & Conway.. .. .. .. .. .. .. .. .. .. .. .. .. .86.36
337—137th st, Nos 6 to 20 West. Electric Construction Co agt Pearl Realty and Construction Co.... .. .. .. .. .. .. .. .. .. .. .. .80.00
338—1st av, No 2414. Jacob Leopold agt Abraham Cohen .. .. .. .. .. .. .. .. .. .. 85.00
339—College av, n w cor 146th st, 110x51.3. Minett Varnish Co agt Rosalia Meli.... 145.75
340—9th av, 31st st, 33d st, 7th av, whole plot. Robert H Mathews Co agt Pennsylvania R R Co and Geilhard & Gallagher Construction Co. .. .. .. .. .. .. .. .. .. .. .. .. .. .465.03
341—146th st, s s, 100 w 7th av, 275x100. Frank Steyskal agt Louis Rosenberg and Lazarus Perelson.. .. .. .. .. .. .. .. .. .. .. .1,850.00
342—144th st, n s, 100 w 7th av, 130x99.11. Same agt same... .. .. .. .. .. .. .. .950.00
343—Lenox av, w s, whole front between 146th and 147th sts, 199.10x675. S Trimmers & Sons agt New York City Ry Co and Metropolitan Street Ry Co and New York Derrick Co.. .. .. .. .. .. .. .. .. .. .. .221.75
344—Same property. Bunke & Meyer agt same. .. .. .. .. .. .. .. .. .. .. .. .. .. .120.45
345—144th st, n s, 100 w 7th av, 130x100. Louis Seigelbaum agt Louis Perelson and Louis Rosenberg.. .. .. .. .. .. .. .. .. .. .. .1,350.00
346—172d st, n s, 100 w Amsterdam av, 175x 94.6. Simons & Moersgelder agt Albert London and Louis Meryash.. .. .. .. .. .. .3,146.25
347—5th av, No 582. N Hutkoff & Co agt Paul L Byck, George Rae and John T Brady & Co.. .. .. .. .. .. .. .. .. .. .. .. .. .349.11
348—116th st, Nos 70 and 72 East. Brooklyn Vault Light Co agt Ferdinand Kurzman and Weiss & Co.. .. .. .. .. .. .. .. .. .. .163.50
349—Thompson st, No 15. P Roberts & Co agt Barbara Fisher and Joseph N Serf.. ....77.20
350—10th av, No 721. Ellie Hilberg agt Patrick J Mullane and Joseph Restel.. .. ..125.00
351—Suffolk st, No 59.. .. .. .. .. .. .. .. .. .. .. .. .. .. .. .. .. .

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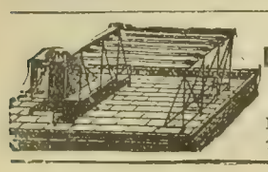
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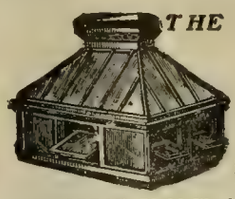
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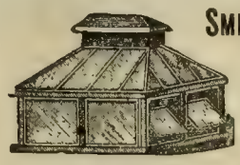
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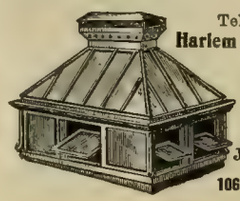
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AS one reads the advertisements of Mr. Thomas W. Lawson in the morning papers, he cannot help remarking upon the opportunity that gentleman has missed. During the period of rising prices in 1904-5 he was persistently acting on the bear side of the market, and in spite of certain temporary successes, his campaign was, as everybody knows, a failure. At one time it looked as if he would either be cleaned out or else reduced to insignificance as a factor in stock market speculation; and such would probably have been the case had not the San Francisco earthquake offered him a chance to get out with a comparatively small loss. Then after a period of quiescence he emerged as a bull, at least upon the stock of one copper mining company. Again, however, his campaign was ill-timed. After a preliminary success, he failed in his endeavor to raise the price of Trinity, both for general and special reasons. Copper stocks, no matter how good, could not well be advanced when the price of the metal was declining, when there was fear of a reaction in business and when a general break in prices of securities was impending. The general break came last March; and inasmuch as it had to come, the failure on Mr. Lawson's part to foresee it will probably prove, in the end, to be the great mistake of his career in speculation. If he had been operating on the bear side of the market at that moment and advising his following to do the same, one can imagine what a good time he would have had, and with what a flourish of trumpets he would have sat on the back of the prostrate "system." He could then, of course, claimed responsibility for one of the sharpest breaks in prices which Wall Street has ever experienced, and he could have enormously increased, not merely his own resources, but his prestige as a popular leader in Wall Street speculation. But he missed his opportunity, and the attempts which he has since been making to advance prices have not added to his reputation as a man who claims to "know the Wall Street game." Twice prices have been advanced a few points only to fall back subsequently to new low levels. At the present time he is undoubtedly right in advising everybody, who can afford it, to buy all the good railroad stocks which they can afford to without borrowing money; but his advice is still ill-timed. Good stocks are cheap, but the time has not yet come to make them much dearer. If savings bank depositors were to follow his advice, and invest even $500,000,000 in securities, their action would precipitate one of the worst financial crisis which this country has ever witnessed.

FOR the owner of securities, or the speculator therein, to allow himself to be over-influenced by the prevailing state of feeling in Wall Street is always dangerous, but it appears to be particularly dangerous at the present time. The current stock market is under the influence of two sets of conditions putting in opposite directions, and the result is not a state of equilibrium, but an apparently inevitable see-saw. On the one hand the best railroad stocks in the country are selling at prices so low as to discount even a period of very bad times. On the other hand the capital which would ordinarily rush to buy stocks at the prevailing prices is so engaged that there is no apparent possibility of a sustained movement on the bull side. When prices get down below a certain level the opportunities for profit creates a demand for stocks, which soon sends them back five or ten points; but after they have made their recovery, the desire to fake profits coupled with the diminution of demand at the higher level, not only checks the upward trend of prices, but usually throws the market back to a new low record. Three times since the March panic have securities been advanced anywhere from five to fifteen points, and three times has all the gain and more been lost. On the occasion of every advance the movement was checked, not only by the sale of many stocks bought at lower prices, but by news which indicated a business reaction or business difficulties of one kind or another. Recently the market has been easily advanced on comparatively small purchases of securities, but a prudent man should recognize that this movement is not likely to fare much better than its predecessors. It is probable that the course of prices during the winter and spring will be on the whole upward; but during all this time the market will have to meet and overcome a good deal of bad news. There will be more failures than those which have been yet announced, and perhaps more important ones. The steel and certain other manufacturing businesses may well become less prosperous before they become more so. How much bad news will be disclosed, no man can tell, but there are undoubtedly weaknesses in the situation which will surely come to light. Many manufacturers have been tempted by good times to enlarge their business too much or borrowed capital, and some of these must go to the wall. It remains, consequently, a good market in which to take profits, either on one side or the other, and it is a far better market in which to purchase securities outright than it is to carry them on a margin.

THE heads of departments of the city government are making their customary absurd demands upon the Board of Estimate—demands which, if they were granted, would increase the municipal expenditure by over $30,000,000. Of course the Board of Estimate will refuse them; but that body will none the less be obliged to increase the budget by some $8,000,000 or $10,000,000, most of which will be the result of mandatory legislation on the part of the Legislature. There seems to be no chance under existing conditions of reducing this annual increase, and inasmuch as the business of such a city as New York is necessarily increasing, no objection can be urged to this rate of increase on general grounds. What taxpayers would like to learn, however, is why these increases are never mitigated by some effective measures of economy. The only object of the various heads of departments is to secure for the Board of Estimate as much money as possible to spend. We are not familiar with a single case under any kind of administration of a departmental chief who sought to reorganize his department for the purpose of getting more work for the same amount of money; and yet it stands to reason that reorganizations of this kind are as constantly necessary in public as in private offices. Just what this waste amounts to cannot be said, but it unquestionably amounts to a good deal. It is to be hoped that the Bureau of Municipal Research will gradually be able to throw a flood of light on this aspect of our municipal administration. There are most assuredly means of discovering the amount of waste per unit of work accomplished in the various city offices, and some standard should be established to which departmental chiefs should be obliged, under severe penalties, to conform.

THE probability that a new theatre will be built on Long Acre Square calls attention to the fact that the theatres of Manhattan are becoming more than ever concentrated around one centre. The line of Broadway from Thirty-ninth to Forty-sixth streets contains a larger proportion of the existing places of amusement than did any similar district ten or fifteen or twenty-five years ago. A few theatres linger along south of Thirty-fourth street, such as Daly's and Wallack's, but it looks as if during the next few years they must meet the same fate as the Princess. In the course of time Columbus Circle and the district to the south will become as popular as Long Acre Square is at

present, but its popularity is still a decade away. Just now the vicinity of Forty-second street and Broadway is the only neighborhood in which a professional manager would erect a theatre, intended for expensive productions and long runs, and this condition is likely to endure for some time. The fact that the subway turns east at Forty-second street and Broadway undoubtedly has something to do with the concentration of playhouses in that vicinity. The subway taps a larger proportion of the theatre-going population than any other single transit line, and places of amusement south of Forty-second street suffer from the inability of subway passengers to reach them with celerity and convenience. The old theatre district between Thirtieth and Fortieth streets would have held its own for a much longer period, in case the subway had continued down Broadway instead of turning east; and the early construction of the proposed southerly extension down Seventh avenue would do something at all events to keep the vicinity of Thirty-fourth street and Broadway alive for amusement purposes. It should be added that the completion of the Pennsylvania and the trolley terminals may tend to have a similar effect. There can be no doubt that these improvements will make it much easier for the residents of Long Island and New Jersey to attend the Manhattan theatres. At the present time they can only do so at the expense of very late hours; but after the transit improvements have been completed, it should be possible for them to reach their homes within an hour after the end of the performance. They will naturally prefer, however, theatres which are near their stations, for they would lose ten or fifteen minutes by the journey from Long Acre Square to Thirty-third street and Sixth and Seventh avenues. Just what influence this new condition may have cannot be predicted with any confidence, but it is the one chance which may lead to the perpetuation of the vicinity of Greeley Square as an important center of the amusement district.

## Land and Improvement Values.

MR. J. H. EHREHART, an engineer in the employ of State Board of Equalization, has submitted to that board a comparative statement, of which the following paragraphs are a part, of land and improvement values for the Borough of Manhattan, for the year 1906, purporting to show the percentage of the true value at which property was assessed:

"During the year 1905 there were 1,426 sales of real estate in the Borough of Manhattan in which the consideration expressed in the deed was other than nominal. After deducting parcels merged, those showing improvements and parcels purchased at foreclosure, 1,169 parcels are left, having a sales value of $48,592,440, which property was assessed in 1906 at $41,143,400, or 84.7% of sales value.

"During the year 1906 there were in the Borough of Manhattan 1,232 sales of real estate in which the consideration expressed in the deed was other than nominal. After deducting the merged parcels and those under which improvements were in progress and foreclosure sales, 1,087 parcels are left. The sales price was $59,249,750. The assessed valuation for 1906 was $45,022,800, or 75.9% of sales value.

"According to the Record and Guide of July 6, 1907, the total number of parcels sold during the year 1907 to July 3 with consideration expressed in the deed was 538. The amount involved in these transfers was $28,693.203. The assessed value was $18,-847,600, or about 66% of the sales value. This represents one year and six months of increased values of lands and the ordinary improvement which would be attached to such lands, but, on the other hand, it includes the foreclosure sales. But if 10% should be deducted from the sales value, the assessed percentage would still be only slightly above 70%.

"Investigation into real estate mortgages, as made by the reputable life insurance companies, trust companies and savings banks, shows a great many mortgages approaching closely the assessed values, while these mortgages are not supposed to represent to exceed 60 to 70% of value, and experts employed to value properties for mortgages of this character, who naturally will give a full value to desirable properties, assume such properties to be assessed at about 80% of true value.

"In addition to the practically uniform showing of the sales for the different years, of a valuation of from 80 to 84% of true value, when allowance is made for real estate not active in the market, there are certain sections of the city which are much lower in their ratio of assessment value to sales value than others. The whole water front district, from 14th st to 45th st, lying west of 10th av, comes under this description."

Doubtless Mr. Ehrehart is making a careful study, but we cannot believe that his conclusions are justified by the facts alleged.

In the first place, the standard fixed by law for the assessment of real estate is the sum for which such real estate will sell under ORDINARY CIRCUMSTANCES. Actual sales are not conclusive proof of the sum for which the property would sell under ordinary circumstances. Such sales are generally the best evidence, but the evidence must be investigated in each case. Generally, sales represent the sum obtained as a result of the effort of skillful brokers, and the sale price is higher than would be obtained under ordinary circumstances. Sales of real estate generally represent such real estate as is more readily salable than the majority of the parcels not sold. Assuming a uniform assessment, the percentage of assessed value to market value of all parcels must be higher than that disclosed by the record of sales of such parcels as were actually sold.

Second. Mr. Ehrehart makes three comparisons of the assessed value for 1906. He compares with the sales of 1905-6 and 7. Inasmuch as, from the nature of the case, assessments must follow the evidence and cannot precede it, the only comparison which is fair is, with the sales of 1905, which show that the assessed value was 84 7/10% of the consideration of such sales. Bearing in mind the statement heretofore made that sales' prices are inevitably higher than the market value of the property actually sold and of all properties unsold, it is fair to say that the assessed value of 1906 was over 90% of the market value.

Third. While mortgages made by institutions limited by law to loans not exceeding 60% of the value of property are evidence of value, it is generally known that appraisers for such institutions are usually liberal in appraisements.

Fourth. Mr. Ehrehart contends that buildings including special fittings of such buildings for peculiar purposes, such as banking, are under assessed, and he cites the Drexel Building, corner of Broad and Wall streets as an example. If this example is fair the argument fails, for it is perfectly obvious that the Drexel Building if sold would be replaced at once with a modern office building. Therefore, the building itself has a value for assessment purposes not exceeding two or three years' rental, and the special fittings for banking purposes, no matter how costly, add nothing to the selling value of the building.

## Responsibility of Contractors.

The rejection by the Board of Water Supply of the lowest bid for constructing the Ashokan dam has made a good impression in building and contracting lines, as it is felt that with this approved example before the country contractors will have surer ground for their expectation of being dealt with justly. There are occasions when a bidder, having made a mistake, should not be held to his bargain and subjected to a crushing loss, though it is not unusual for builders and contractors of standing to proceed with a work in an honorable manner, even at a heavy loss to themselves, and carry out their engagement in every particular. Knowing this to be so, few contractors will assent to a certain line of argument which has been employed to support the action of the Water Board, though the decision itself may, in their opinion, be amply justified on other grounds. As an example of a doubtful line of argument, some remarks in the "Engineering Record" are cited:

No person experienced in the execution of contracts for the public works of this city can suppose for a moment that that imperative condition would even be approximately fulfilled by any contractor losing money in doing it. No matter how responsible he may be, the work would lag and lag seriously when its prosecution incurs a loss. Further than this, experience has shown with equal certainty that a losing contractor will use every means within his power to recoup such losses. Every contract furnishes opportunities for such efforts, and the larger the contract and the more powerful the contractor, the more those efforts will be made, and the greater will be the success attending them. The final results, therefore, would be a greatly delayed completion of the work with costs so greatly increased over the contract price as easily to overcome the difference between the original bid and that next above it. At the present time heavy judgments against the city have been secured by contractors under precisely the conditions outlined above, and this case would certainly be added to those by any contractor doing the Ashokan work at a loss.

While taking exception to this estimate of the probity of contractors for public works, many will yet agree with the "Engineering Record" in its conclusion that the Board of Water Supply could not have rendered a better service to the city or more wisely have discharged its responsibilities than by awarding the contract for the Ashokan dam at a price which, with good management, will yield a fair profit.

### Personal.

Mr. Wm. H. Shaw, Jr., of the firm of Edward L. King & Co., 10 Wall st, Manhattan, has been spending the summer on his house boat "Siesta" at Manhasset Bay, Long Island.

It is announced by Mr. and Mrs. Louis Bossert of Brooklyn that the marriage of their only daughter, Miss Katherine, to Louis Becker, of 2003 Amsterdam avenue, Manhattan, will take place at eight o'clock in the evening of Thursday, October 10th, at Christ Lutheran Church, 1084 Lafayette avenue, Brooklyn. The Rev. H. S. Knabenschuh will officiate, assisted by F. H. Knubel, of the Evangelical Lutheran Church of the Atonement, Manhattan. Messrs. Howard F. Fitzgerald, John E. Roeser, Archibald D. Arnold and Herman Koch will be ushers. Miss Amelia Matilda Becker, sister of the groom, will be maid of honor, and Jacob W. Bossert, brother of the bride, will be best man. The bridesmaids will be Misses Blanch and Lulu Worn, Cornelia Becker and Sadie Lebett.

# THE REALM OF BUILDING.

## New Freight Rate on Brick.

WHILE no definite decision regarding the proposed advance in freight rate on both face and paving brick has as yet been reached, the probabilities are that the contractors who are called upon to figure work on which deliveries are to be made after January 1 will have to contend with an advance of from $1.50 to $3.00 per M. brick, dependable, of course, upon the weight of the brick and the distance from the shipping-point.

The decision handed down on June 24 by the Interstate Commerce Commission, to the effect that freight rates on fire brick, building brick and paving brick must be equalized, was the result of a suit brought against the Pennsylvania Railroad et al by the Stowe-Fuller Co., of Cleveland, Ohio, who are large manufacturers of fire brick. This suit, or rather hearing, was decided in favor of the Stowe-Fuller Co., but it afterward appeared that a number of face brick and paving brick men would lose large amounts of money if the rates were changed at once, and, having brought pressure to bear upon the Stowe-Fuller Co., they succeeded in making that corporation join with the Pennsylvania Railroad in requesting that the provision of the finding of the Interstate Commerce Commission, providing for an immediate adjustment of all rates by September 1, be postponed until January 1 next.

It may be that before the first of the year the face brick interests, joined to the very strong association of paving brick manufacturers, will succeed in successfully arguing an appeal from the decision that has caused all the trouble. It appears, however, that a few concerns in central Ohio, who manufacture face and building (common) brick from fire-clay, in addition to their regular output of fire brick, have been compelled to pay fire brick freight rates on material that was properly subject to the lower rate. It was, of course, very difficult for any one but an expert to tell which was fire brick, to be used as such, and which was fire-clay face brick, and, as is usual in such cases, the railroad, rather than err in giving a low rate on casual shipments of fire brick, applied the fire brick rate on shipments of all classes of brick from plants manufacturing fire brick.

This little difference between two almost identical things, which was entirely local, and in a very small section, will cost the Eastern States from $750,000 to $1,000,000 a year until the establishment of new nearby face and paving brick plants or the enlargement of those already existing, make the New York and New England markets independent of western Pennsylvania and central Ohio, so far as clay products are concerned.

## The Lime Trade.

Lime, which has been used from time immemorial for building purposes, would not appear to be a very interesting subject, but the writer, in a talk with Mr. Orin F. Perry, the manager of the Rockland-Rockport Lime Company, learned much that was instructive and practically new to those who use this indispensable material. Mr. Perry, at the New York offices of the company, in the Fuller Building, New York, said that business during the month of August had been the largest this year, so far, and equal to the same month last year, and that the outlook for the rest of the season was excellent.

"We are finishing up," continued Mr. Perry, "an extra amount of plastering, though brick work is a little slack. We are now furnishing lime for the Singer Building, the New York Custom House, the new Post Office at the Grand Central Station, the new Hoffman House, the big Astor apartment (79th street and Broadway), the Bellevue Hospital extension, and other important buildings and structures. So you see that we are busy; but—and there is a but—collections are poor, owing to financial conditions. Building in some sections is decidedly overdone, and with money stringency the builder holds up the material dealer, and the material dealer holds up the manufacturer, and so on—they are all interdependent."



DETAIL OF ROYAL INSURANCE BUILDING.
William St. and Maiden Lane, New York. Howells & Stokes, Architects.
(Photo by A. Patzig.)

In reply to an inquiry as to the various qualities of lime, Mr. Perry said: "We claim that ours is excelled by none. It is, in short, the best. Not only is it economical, but more work can be accomplished with it, as it has great spreading properties and saving labor. It produces a strong, hard and white finish; it does not shrink in stiffening, and it requires less plaster and troweling. From foundation to finishing its excellent quality compels attention. We make no apology in speaking thus of our material, because most of what is used in the buildings in Greater New York is our material."

"It may be of interest to learn," Mr. Perry went on to say, "that lime is now sold in a different way from what it used to be, so far as weight of the barrel is concerned, and this reform has been largely brought about by our company. Formerly a barrel of lime was a barrel of lime containing about 160 pounds, more or less. Under the new arrangement a barrel of finishing lime weighs two hundred pounds gross; for common lime, 220 pounds gross; 320 pounds for special common lime; and 350 pounds gross for the selected lime. Sometimes unprincipled dealers get hold of our empty barrels and fill them with inferior material, which of course is calculated to do us harm; but the merits of our product are so well known that we do not suffer, and frauds are quickly discovered. Lime comes from West Virginia, Maryland, Pennsylvania, New Jersey, Connecticut, New York and Massachusetts; but seventy per cent. comes from Maine. There we have sixty kilns, and we employ six hundred men. Our lime brings the highest price, and there are few or no fluctuations since last year, there being little necessity for them, owing to the steady demand.

"There have been also changes and improvements in transportation. The old-fashioned way was for a schooner to come to New York loaded with lime, and then to peddle it out with its own lighters. There are no longer such methods. No sailing vessels are now employed by us. All the lime comes in steel barges, towed by a tugboat, both in summer and winter. The capacity of each tow is seventeen thousand barrels."

Incidentally, Mr. Perry said that in the West Street Building, of which Cass Gilbert is the architect, and the John Pierce Company builders, five thousand barrels of Rockland-Rockport lime were used.

## The Cement Industry.

The production of cement in 1906 amounted to the enormous total of 51,000,445 barrels, valued at $55,302,277, exceeding by 10,897,137 barrels in quantity and $19,370,744 in value the production of 1905, which had been the banner year. Classified according to character the production was as follows:

| | Barrels. | Value. |
|---|---|---|
| Portland cement | 46,463,422 | $52,466,186 |
| Natural cement | 4,055,797 | 2,423,170 |
| Puzzolan cement | 481,224 | 412,921 |

These figures are reported by the United States Geological Survey in an advance chapter from "Mineral Resources of the United States, Calendar Year 1906," and are somewhat greater than those given in the preliminary statistics of production issued by the Survey early in the year, the difference being due to the fact that some of the returns were received too late for use in the first statement.

The most prosperous branch of the industry is, as may be supposed, the Portland cement branch, whose growth has been of the most phenomenal character. Twenty years ago, when the Portland cement output of the entire United States stood at about 250,000 barrels against nearly 7,000,000 barrels of natural cement, the first attempt was made to introduce the rotary kiln for the manufacture of Portland, the company exploiting the new process, proudly claiming the ability to produce 30,000 barrels of cement per annum, and to triple this quantity as soon as the necessary grinding machinery should be added. To-day it is not considered in the least sensational if a company announces the capacity of its plant at 3,000 to 5,000 barrels a day, while the yearly production of the large plants runs well into the millions of barrels.

The decline of the natural cement industry has been gradual, but as steady as the increase of the Portland branch. In 1906 the effect of this decline has seemed to be even more widespread than in the preceding year. The owners of many plants have allowed them to remain idle, some have turned their attention to lime-burning and kindred employments, and a few have dismantled the old plants and established buildings and machinery for making Portland cement. Since some of the limestone, known as "cement rock," from which the natural cement is made forms an equally good base for Portland cement, the last course would seem to be both logical and wise.

The growth of the slag or puzzolan branch of the cement industry is interesting because of its steadiness. The advantage of the industry is that it consumes a product of steel and iron foundries which has for years been troublesome to dispose of and has been regarded as waste. This variety of cement is not burned in rotary kilns and should not be confused with Portland cement made with slag as a basis and burned in rotaries.

Although the prices at which cement was sold in 1906 were higher than those which prevailed in 1905, they were not inflated, but resulted from a normal growth in demand. The producers made no complaint of prices, but protests against the insufficient car service provided for the delivery of orders were made from every part of the United States.

That the quantity of cement exported by the United States to foreign countries is not so large as it should be is probably due to the great home demand, but with continued increase in production the foreign trade cannot be long neglected.

## The New Elevator Apartment House of the 64th St. Company.

We reproduce herewith the architect's color drawing of the new ten-story apartment house which is in course of erection at the southeast corner of Madison Avenue and Sixty-fourth Street for the Sixty-fourth Street Company. It is situated on a plot of approximately one hundred feet on the street by one hundred and thirty-two on the avenue. Its cost was given at $800,000 in a previous issue of the Record and Guide, in which was also recorded a loan of $750,000 by the Metropolitan Life Insurance Company. These figures would place the cost of the structure at the rate of about fifty cents per cubic foot, which, even at the increased cost of building construction, may be



MADISON AVENUE APARTMENT HOUSE.
Corner 64th Street. William E. Mowbray, Architect.

expected in the case of a modern, well-constructed elevator apartment building of this type.

The architect's drawing shows it as a massive structure, composed in three horizontal layers of three stories each, reposing on a rusticated basement story in which the large entrance on the Madison facade is the most conspicuous feature. The style of the architecture employed is a modern Renaissance, with the alternate pairs of vertical rows of windows treated through two and three stories under a semi-circular discharging arch, after the manner of some of the Venetian palaces. This device of embracing two bays of windows under a single arch tends to give to what would otherwise be a commonplace composition an air of largeness and distinction, and the architect is to be commended for his choice. The wall space within these arches is enriched with terra cotta ornament in panels, shields and other forms. The cornice is designed to be in proportion not to the upper division, as is so often the case, but rather to the whole building. It is accordingly large and very far projecting, and deserving of execution in permanent material.

The American Bridge Company has the contract for the steel work; Richard W. Buckley, Jr., of the Buckley Realty & Construction Co., represents the building company; and William E. Mowbray, of 624 Madison Avenue, prepared the plans. Officers are: Victor V. Kranich, president; Arthur G. Kranich, treasurer; and Joseph P. Bickerton, secretary. The site was previously owned and covered by the Baptist Church of the Epiphany.

## Points on the Material Market.

Hemlock is ruling firm at its present base, and there seems to be sufficient business to hold the market steady.

Among building contracts pending is the proposed opera house on West End av, New York, between 62d and 63d sts, requring 2,500 tons of steel.

Germany sent us 21,623,118 lbs. (pounds, not barrels) of cement in July of this year, as against 15,461,293 lbs. in the corresponding month last year.

A decrease of 240,000,000 feet in white pine production is estimated by the Northern Pine Manufacturers' Association, in this year's supply over last year's.

Portland cement still runs an even course and still holds out attractive opportunities for its employment. Reasonable in price and in large supply, builders and public-works contractors have nothing against Cement this season.

Among recent large contracts secured by Mr. C. J. Henderson, New York sales agent for the Harbison-Walker Refractories Co., No. 1132 Broadway, is that for 1,500,000 grey front brick to be used in the new Pennsylvania Terminal.

The Maryland Steel Company was the low bidder, at $1,543,960, on the construction work for Piers 60, 61 and 62 of the Chelsea improvement in North River, and the necessary 11,000 tons of steel will be furnished by the Pennsylvania Steel Company.

In the White Pine situation the present prices of lumber at the saw would certainly seem to indicate an increase in the wholesale price. It is, of course, realized that the consumers try to avoid White Pine, so far as possible, on account of prices, but only enough succeed in so doing to keep pace with the constantly decreasing supplies, so that present prices are steady.

The structural steel mills are reported by the Iron Age to be in about the same condition as to deliveries as for the past two months, with no signs of immediate slackening. New business offered the fabricating companies is in smaller volume, however, and mill schedules must in time feel the effect of the money scarcity, which is credited with the falling off in building activity from last year's record.

Plans and specifications were issued by the New York Central for a new suburban station and subway shed to be erected at 43d and 45th sts and Depew pl. The new structure will require a large tonnage of structural steel, and is in connection with the recent electrification of the tunnel service. There is not a great amount of structural work in sight in this city, the only other job of moment being the approach to the Blackwell's Island Bridge, bids on which were opened on Thursday, as noted elsewhere. The amount of steel involved is 5,000 tons.

Another smash in Hudson River brick prices has brought the market to the lowest level of the season. Though there is a fair and steady requirement, amounting last week to 86 barges sold, the consumers have secured the upper hand in the market. Nineteen boats went out on Wednesday, to indicate that there is a large amount of brick building, so that manufacturers must explain the situation for themselves as best they can, without disparaging the demand. There was a surplus of thirty-two boats to start with, and doubtless in oversupply lies the secret of the matter. Large as the outgo is, it is not proportionate to the quantity which favorable weather and enlarged works have enabled the manufacturers to produce this season. Quotations this week ranged only from $5.75 to $6.50 per M by the cargo to dealers, a level so low that the agents are suspecting the dealers of more than ordinary efforts to bear the market.

### Proof Against Rust.

An option on the American rights to a patent process called "sheradizing," which it is asserted makes iron and steel rust proof, and has been used successfully in England for a little time, has been sold to a firm in New York.

It is claimed for this process that it coats iron and steel with zinc as well or as better than ordinary wet galvanizing, and that the iron and steel thus coated can be brilliantly polished. In the process zinc dust is placed in a cylinder which has been brought to a temperature of 400° to 500° F.; that is, below the melting point of zinc. The articles it is desired to "sheradize" are put into the cylinder, which is then revolved. The zinc in this process is not actually melted, but forms an alloy through the surface of the articles absorbing the zinc, and then a coating covering the whole visible surface is deposited to any desirable thickness. Articles thus treated are said to have an even and adherent coating which wears excellently and does not strip, and that by the use of a lime mop are easily polished. It had been found that the use of the wet galvanizing process upon articles on which threads are cut made it necessary afterwards to recut the threads. This, it is claimed, is obviated in the new process, thus avoiding both the additional work of recutting the threads and also making the threads themselves rust proof. Another advantage claimed is that because articles are not heated to a high temperature the temper of the steel is little affected, while its tensile strength and that of iron remains the same. The owners of the process assert that it will obviate the necessity of using brass in the manufacture of many articles that may rust, an important development in view of the high cost of brass. Aluminum and antimony can be substituted, it is said, for zinc, with success, while when copper and its alloys are subjected to this process their surface is so hardened as to even turn the edge of a steel tool.

### Cantilever Bridge Failure.

Engineers and bridge builders are waiting for the last word upon the cause of the failure of the Quebec Bridge. Light is breaking in, but there is much to be explained. Mr. Leon S. Moisseiff, of the Department of Bridges of this city, has been asked by the U. S. government to make an investigation for the information of the Washington authorities. Mr. Moisseiff has been very instrumental in the construction of the Blackwell's Island Bridge, which is a cantilever like the Quebec bridge.

In engineering circles the failure is especially regretted because of a possible feeling of prejudice which it may have given rise to in the public mind, but it is a typical case for suspending judgment until certainties affecting the cause are disclosed. Thus the "Engineering News" conclusions at this time are:

"Until the cause is absolutely determined—if indeed, it can ever be—or until the profession has actual results of tests of huge columns at its command, a cloud of doubt rests upon us as to the margin of safety in every great bridge structure; at any rate, when the unit stresses are forced up to the point deemed safe by the designers of this bridge.

"Long and careful inspection of the wreck shows that the material was of excellent quality; that the workmanship was remarkably good. The end connections of the compression members were remarkably massive and well wrought together. The doubt all centres around the design of those enormous long columns of which the lower chord and the vertical posts were made up. Did one of them fail under a load only one-half the elastic limit of the material in it? That is the question which must, for the present, at least, be left unanswered."

### Reclamation of the Jersey Meadows.

Dredging operations recently have been begun under the direction of the United States War Department, which, when completed, will afford a waterway through which vessels of deep draft can reach Newark, N. J., by way of the Kill von Kull, Newark Bay, and the Passaic River. The spoil will be delivered to suction dredges and pumped in pipe lines onto the adjacent meadows in connection with their reclamation. The project for the reclamation of about 4,000 acres of the Newark, Hackensack and Elizabeth meadows has been taken up by the United States Department of Agriculture, and a preliminary survey party is now in the field. The work of the War Department is under the general direction of Col. Daniel W. Lockwood, Corps of Engineers, U. S. A.

## New Catalogues.

CONCRETE COTTAGES.—This work is a partial reproduction of the competitive designs submitted for the "Concrete House Competition," of the Association of the American Portland Cement Manufacturers, Philadelphia, Pa.; and as the popular fancy for concrete houses is now growing rapidly, the collection of plates is a valuable and timely one. Floor plans and specifications are given with the general designs, and appended are comments of the committee which awarded the prizes. It will be recalled that one of the first prizes in the competition was awarded to Eugene Ward of 11 East 24th st, Manhattan. The committee said of this design, that it is "most admirable, having a distinct, individual charm in both plan and elevation. This applies particularly to the arrangement of the entrance, stairs and living room. The use of a single chimney is economical, and is also the simple outline of the exterior walls, the recessed panels of which can be readily formed in monolithic construction by boards nailed to the inside of the forms. The drawings are exquisitely rendered. The specifications designate rough cast finish for the exterior walls. This is a questionable surface treatment for concrete, as plaster of any thickness is likely to peel from dampness and frost. However, the surface treatment might be readily modified."

Copies of the booklet can be obtained from the Atlas Portland Cement Co., 30 Broad st.

A spring lock joint for steel sheet piles is the subject of a booklet issued by the Ransome Concrete Machinery Co. The joint consists of two steel springs, riveted to the piles, which engage each other concentrically, forming a tight and rigid connection. The applications of the joint to piles made of plain flat plates, and to reinforced, channel, segmental, corrugated and corner piles are shown. Temporary reinforcement for driving very thin piles or driving in hard ground, consisting of channels fastened to the pile by removable bolts, clamps and a driving shoe, is also shown.

A new catalogue of the General Fireproofing Co., Youngstown, O., describes and illustrates in detail the pin-connected girder frame for reinforcing concrete, and contains half-tone cuts of work in which the company's system is used. The construction of the girder frame and of the materials used in its are described at considerable length, so as to make clear the points claimed for it. Detail drawings of typical centering for concrete building construction, and descriptions of other concrete reinforcement, such as lug bars, expanded metal, and steel studding, occupy the back part of the book.

—The U. S. Forest Service has issued a publication entitled "The Strength of Wood as Influenced by Moisture," in which are shown the strength of representative woods in all the degrees of moisture from the green state to absolute dryness, and the effects of resoaking. This publication will be sent free upon application to the Forest Service, U. S. Department of Agriculture, Washington, D.C.

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 25 | 86 |
| Estimated cost of new buildings... | $681,550 | $5,559,600 |
| Total estimated cost of alterations for Manhattan and the Bronx... | $202,275 | $223,500 |

### Another Contract for the Warburg Mansion.

5TH AV.—C. P. H. Gilbert, 1123 Broadway, has awarded the contract for the cut stone work for the residence to be built for F. M. Warburg, at the northeast corner of 5th av and 92d st, to the Barr, Thaw & Fraser Co., of No. 5 East 42d st, The stone to be used is a selected dark blue limestone. The exterior is to be in the French Gothic style of architecture, and it is the intention to have the carving the finest example of 15th century work in this country; the models and carving are to be executed by the best sculptors. The rock excavation is now under way. Contract for the general construction has been awarded to A. J. Robinson & Co. The cost of the building will be about $500,000, and the architect will have full charge of the complete finish, including the interior decorations, furniture, etc. The building will be 6 stories in height, and 100x100 feet in size. Messrs. Post & McCord, 24 East 23d st, have the structural steel work, and Clarence L. Smith, 11th av and 30th st, the excavating. (See also issue Aug. 3, 1907.)

### Contract for the New Lotos Club House.

59TH ST.—Marc Eidlitz & Son, 489 Fifth av, have the general contract to erect the new 8-sty building which the Lotos Club will erect in 59th st, between 6th and 7th avs, for which Architect Donn Barber, No. 24 East 23d st, has prepared plans. An entire floor will be given up to an art gallery, another story to a banquet hall. The club will remain in its present building at 5th av and 46th st until the completion of the new structure. John Elderkin, Charles W. Price and William T. Evans are members of the building committee. From the sale of the property, Nos. 556-558 Fifth av, the Lotos Club last March realized the sum of $750,000.

### Seventh Avenue and Fifty-Eighth Street Improvement.

7TH AV.—Alwyn Court, Inc., 437 Fifth av, will soon begin the erection of a fireproof elevator apartment house, on a plot at the southeast corner of 7th av and 58th st, to cost in the neighborhood of $1,000,000. The structure will be arranged in suites for housekeeping purposes. The exterior will be of light brick, limestone and terra cotta, and the interior will be equipped with marble, tile, glass, mosaic, and electric elevators, with every possible improvement. No contracts have yet been made for the work. Messrs. Harde & Short, 3 West 29th st, are now preparing the plans and specifications.

### High Loft Building for Broadway and Astor Place.

BROADWAY.—The O. B. Potter Trust, No. 71 Broadway, has commissioned Architect Francis H. Kimball, No. 71 Broadway, to prepare preliminary sketches for a high steel frame loft and business building to be situated at the southeast corner of Broadway and Astor Place, fronting 92 feet on Broadway and 295 feet on Astor Place. Details as to number of stories, materials and construction, elevators, system of heating, etc., have not yet been determined, and of course no figures have yet been taken or contracts let. This is the first improvement proposed at this end of the block in many years.

### Thompson-Starrett Co. Get Another San Francisco Contract.

The Thompson-Starrett Co., 49 Wall st, Manhattan, and 2053 Sutter st, San Francisco, Cal., has obtained the general contract to erect another fireproof business building at Stockton and O'Farrell sts, San Francisco, for the D. Samuels Lace House Company, to cost about $300,000. The structure is to be ready for occupancy early in 1908. It will cover a plot 137.6x137.6 ft. Its facing will be of brick, with terra cotta trimmings and iron. Messrs. Meyers & Ward, Kohl Building, San Francisco, are the architects.

### Wells Bros. Co. Get $400,000 Contract.

The Wells Bros. Co., 160 Fifth av, Manhattan, has obtained the contract for the construction of a 12-sty office structure for N. J. Bell, at Montgomery, Ala., to cost in the neighborhood of $400,000. Messrs. Ausfeld & Blount, Jackson Building, Montgomery, have prepared the plans.

—The National Box and Shook Manufacturers' Association held a very pleasant two days' session at the Hotel Kaaterskill, Kaaterskill, N. Y., on Aug. 29 and 30, at which time general reports were received and plans for the future considered.

### Apartments, Flats and Tenements.

GOERCK ST.—Levine & Atlas, 77 New Market st, will erect a 6-sty flat at Nos. 145-147 Goerck st, to cost about $50,000. Chas. M. Straub, 122 Bowery, is making the plans.

22D ST.—On the south side of 22d st, 92.4 ft. west of 3d av, S. D. Davis, 24 East 23d st, will erect a 6-sty flat, to cost about $65,000. Bernstein & Bernstein, 24 East 23d st, are making plans.

PIKE ST.—E. A. Meyers, 1 Union sq, is preparing plans for a 6-sty tenement for J. Tishman, 13 West 88th st, to be erected on the northwest corner of Pike and Henry sts, at a cost of $80,000.

13TH ST.—Louis Block, Inc., 3 West 117th st, will begin at once the construction of a 6-sty flat, on the south side of 13th st, 318 ft. east of Av B, to cost $20,000. Sommerfeld & Steckler, 19 Union sq, are making plans.

OLD BROADWAY.—M. Zipkes, 147 Fourth av, is preparing plans for a 6-sty flat building for the Fleischman Realty & Construction Co., 170 Broadway, to be erected at the southeast corner of Old Broadway and 130th st, at a cost of $45,000.

OLD BROADWAY.—The Fleischman Realty & Construction Co., 170 Broadway, will begin at once the erection of two flats on the east side of Old Broadway, 45 feet south of West 130th st, same to cost $80,000. M. Zipkes, 147 Fourth av, is making the plans.

### Churches.

Messrs. Walker & Gillette, 131 West 40th st, Manhattan, will award contracts for a new edifice for the Episcopal Congregation, Seabright, N. J., to cost about $60,000.

Messrs. Pilcher & Tachau, of No. 109 Lexington av, Manhattan, have been commissioned to prepare plans for a 1-sty synagogue for the Wickve Israel Congregation, of Philadelphia, Pa., to cost about $100,000. The structure will be situated at Broad and York sts. L. H. Elmaleh, 117 North 7th st, is Rabbi.

### Alterations.

RIDGE ST.—O. Reissmann, 30 First st, is planning for $5,000 worth of alterations to 85 Ridge st, for W. P. Fogarty, 362 West 17th st.

44TH ST.—Fred Ebeling, 420 East 9th st, is making plans for extensive alterations to No. 339 East 44th st for G. A. Detrog, on premises.

125TH ST.—Messrs. Westervelt & Austin, 7 Wall st, are preparing plans for improvements to Nos. 272-274 West 125th st, for George Ehret, 235 East 92d st, to cost $10,000.

70TH ST.—Bernstein & Bernstein, 24 East 23d st, are making plans for $12,000 worth of alterations to No. 329 East 70th st, for Wolf Burscheen, 24 West 82d st. No contracts let.

BAXTER ST.—Magdalena Baumann, 228 East 52d st, will make $35,000 worth of improvements to Nos. 142-144 Baxter st. O. Spannhake, 228 East 52d st, is making plans. No awards have yet been made.

NORFOLK ST.—M. Frankel, 280 Broadway, will make extensive improvements to the southwest corner of Norfolk and Broome sts, same to cost about $15,000. O. Spannhake, 233 East 78th st, is making the plans.

### Miscellaneous.

Floyd Y. Parsons, 1133 Broadway, Manhattan, is preparing plans for a 3-sty clubhouse for the Elks Club and Home Association, Paterson, N. J., to cost about $75,000.

Taylor & Mosely, No. 1 Nassau st, Manhattan, have been commissioned to prepare plans for a high school building for the Board of Education, East Orange, N. J., to cost $150,000.

Hale & Rodgers, 11 East 24th st, Manhattan, are preparing plans for a 2-sty and basement school, 127x147 feet, for the Board of Education, Plainfield, N. J. The board will receive bids about Sept. 15. The cost is placed at $100,000.

### Estimates Receivable.

Mr. Maximilian Zipkes, architect, 147 Fourth av, Manhattan, is taking estimates for a 3-sty frame residence to be erected on a plot 60x100 ft. at Belle Harbor, Rockaway Beach.

45TH ST.—Mrs. Leah P. Norton, owner, will renovate the 4-sty dwelling, No. 16 West 45th st, from plans by Erwin Rossbach, 1947 Broadway, same to cost $22,000. No building contracts have been made.

LORING PL.—Bids will be received about October 10, by the University Heights Realty Co., H. H. Duckworth, architect, Grand near Burnside av, for five 2-sty dwellings to be erected on Loring pl, near 183d st, Bronx, to cost about $85,000.

Wm. H. McElfatrick, 1402 Broadway, Manhattan, has completed plans and is ready to receive figures for a new theatre building to be erected at Greenpoint, Brooklyn, for the Orpheum Theatre Co., of 1133 Broadway. The estimated cost is $200,000.

OCEAN PARKWAY.—Messrs. Helmle & Huberty, 190 Montague st, Brooklyn, have completed plans for the erection of a 3-sty brick hospital, 261x75 feet, on the east side of Ocean Parkway, 119 feet south of Av Z, Brooklyn, for the Department of Charities, foot East 26th st, Manhattan, to cost about $225,000.

MADISON AV.—Contracts have not yet been awarded for the enlargement and improvement of the 4-sty school for All Saints Roman Catholic Church, at the southeast corner of Madison av and 130th st, to cost about $40,000. Rev. James W. Powers, Madison av and 129th st, is pastor. Neville & Bagge, 217 West 125th st, are the architects.

**Contracts Awarded.**

The New York Continental Jewell Filtration Co., 15 Broad st, Manhattan, has received the contract for constructing filtration plant, consisting of two 8x20-ft. sectional wash filters at Wilson, N. C.

The General Fire Extinguisher Co., 111 Broadway, Manhattan, has awarded to James Stewart & Co., 135 Broadway, the contract for the erection of two mill buildings, brick and steel, at Auburn, R. I., to cost about $200,000.

The Standard Concrete-Steel Company has secured the contract for the steel and concrete, according to their "System M," for putting two additional stories on the building 636-638 Broadway. Koehler & Farnsworth, Architects.

The American Bridge Co., Manhattan, has obtained the contract at $150,000 for the structural steel to be used in the building of the new mill of the American Steel & Wire Co., along the Newburgh & South Shore R. R., near Cleveland, O. The steel contract amounts to 2,100 tons.

Helmle & Huberty, architects, 190 Montague st, Brooklyn, have awarded the general contract to the John Peirce Co., West Street Building, for constructing a 1-sty granite bank building, 50x56 feet, at Manhattan av and Calyer st, Brooklyn, for the Greenpoint Savings Bank. Estimated cost, $125,000.

135TH ST.—Robert Jones, 22 New Bowery, has received the mason work, and Archibald Aimers, Arch 14, Brooklyn Bridge, the carpenter contract for improvements to the 2-sty printing office, No. 46 West 135th st, for Christian D. Meyers, 151 East 23d st. Henry Davidson, 255 West 69th st, architect.

57TH ST.—William J. Taylor, 5-7 East 42d st, will have the contract for the 7 and 12-sty studio building, 80x80 feet, which the One Hundred and Thirty West Fifty-seventh Street Co., a New York corporation, of which Walter S. Merritt, 27 William st, is president, is to erect at No. 130 West 57th st, to cost $500,000. Plans are by Messrs. Pollard & Steinam, 234 Fifth av. Four buildings will be torn down.

The A. Feldmann Construction Co., Inc., masons and builders, Bible House, has obtained the general contract for alterations on the first and second floors of the Criminal Court Building. The contract amounts to $20,790, and estimates on all sub-contracts will be received by the A. Feldmann Company at once. A member of the firm informs the Record and Guide that they are in no way connected with the firm which is styled "The Feldman Construction Co.," of 84th st, between 3d and Lexington avs. Other contracts recently obtained by the company are an extensive mason and plastering job at the southeast corner of Broadway and 72d st, and new store fronts at the northeast corner of John and Nassau sts.

**Bids Opened.**

Bids were opened on Thursday, Sept. 5, for the construction of the steel and masonry approach, in the borough of Queens, of the Blackwell's Island Bridge over the East River, between Manhattan and Queens, for which the Maryland Steel Co., of 71 Broadway, at $758,600, was the low bidder.

Bids were received by Moses Herrman, President Department of Parks, Aug. 29, for addition F to the Metropolitan Museum of Art, 5th av and 82d st: M. Reid & Co., 114 West 39th st, (A) $404,585; (B) $1,500 (low bids). Other bidders were: Thomas Dwyer, A. L. Guidone, Kelley & Kelly (Inc.), Buckley Realty & Construction Co., Thomas Cockerill & Son, John H. Parker Co.

Robert W. Hebberd, Commissioner Public Charities, received bids, Aug. 26, for the general overhauling and painting of the steamer "Thomas S. Brennan": James Tregarthen & Son Co., foot East 7th st, $22,400 (low bid). Other bidders were: Louis L. Bernier, 227 West st; John F. Walsh, Jr., 136 Charlton st; Columbia Engineering Works, Produce Exchange Annex; Monad Engineering Co., 147 Cedar st; Driscoll & Spencer; Shooter's Island Shipyard Co., Produce Exchange Annex; and James Shewan & Sons, East Houston st.

Bids were opened by the Board of Education, Tuesday, Sept. 3: (No. 1) For installing heating and ventilating apparatus in P. S. 66, Borough of Manhattan, Frank Dobson Co., Inc., $36,915 (low bid). Other bidders were: James Curran Mfg. Co., E. Rutzler Co., Blake & Williams. (No. 2) For removing old building, relaying yard pavements, building dividing fence and sheds, catch basins, drains, at P. S. 4, Bronx, Morris Levenson, $1,025 (low bid). (No. 3) For work required to repair damage at P. S. 57, Queens, Edward Stapleton, $600 (low bid). (No. 4) For gymnasium fitting for P. S. 30, 83, 91, 94, 104, 105, 114 and 152, Brooklyn, A. G. Spalding & Bros., and Schoverling, Daly & Gales were low bidders. (No. 5) For completing and finishing the heating and ventilating apparatus for additions to and alterations in P. S. 109, Brooklyn (abandoned contract of Rossman & Bracken Co.), Blake & Williams, $19,987 (low bid). Their bid was rejected.

**Plans Wanted in Competition.**

Plans are wanted by Woods Bros., 172 Bridge st, Waterloo, La., for a 7-sty reinforced concrete store building, 70x130 feet, to be erected at Waterloo. Estimates will be received about Jan. 1.

A brick and stone church, to cost $20,000, is to be erected by the First Christian Society, at Independence, Kan. A. M. Lind, contractor and builder, would like to correspond with architects who make church building a specialty. The style of architecture will be Colonial. The Rev. J. A. Longston is pastor.

Plans are wanted in competition until noon, October 15, for a court house, county jail and sheriff's residence, to be erected at Green Bay, Wis., to cost in the neighborhood of $300,000. E. S. Hall is County Clerk.

# BUILDING NOTES

John Reinhardt, cashier of the Wm. H. Jackson Co., 29 East 17th st, has returned from a two weeks' vacation spent in Eastern Pennsylvania.

From advices at hand everything points to a large attendance of delegates and members from a majority of the States at the approaching annual convention of the Concatenated Order of Hoo-Hoo (lumber merchants) at Atlantic City, Sept. 8 to 12, at which time the State delegates will be the guests of the members of the Eastern jurisdictions.

The use of concrete piling is being specified more and more commonly in the erection of structures in and about New York. A recent example is the branch of the Carnegie Library, now in process of construction at 742 Tenth av, where the product of the Raymond Concrete Pile Co., of 71 Nassau st, is being used. The architects are Messrs. Babb, Cook & Willard.

The Trust Company of America will open its new offices, at 37-43 Wall Street, on Monday, Sept. 16, discontinuing its present main office at 135 Broadway, and its branch office at 36 Wall, but will continue as heretofore its Colonial Branch at 222 Broadway, formerly the Colonial Trust Company. The new 25-sty building is situated on the site formerly occupied by Redmond & Company, and also takes in the adjoining property. The Trust Company will occupy the entire main floor, on which will be the banking and directors' rooms, and it will have the mezzanine floor as well as the basement, where they have extensive safety deposit vaults. The list of directors includes many men well known in banking, railroad and real estate circles, notably Messrs. Oakley Thorne, President; J. E. Boone, Chairman Executive Committee; H. B. Forda, Treasurer; F. L. Hilton, Secretary; William H. Chesbrough, Charles T. Barney, E. C. Potter and Cord Meyer.

## The Production of Gypsum.

The gypsum mined in the United States in 1906 amounted to 1,540,585 short tons, valued at $1,147,129. This production represents an increase in quantity of more than 47 per cent. and in value of nearly 40 per cent. as compared with that of 1905, and exceeds that of any previous year.

The material is produced in 17 States and Territories, besides Alaska, and in connection with the mining, mills for grinding and burning it are operated at nearly all the places of production. As to relative rank among the States producing gypsum, Michigan still holds first place, New York regains second place, and Iowa is a close third. The other States show few changes since 1905, their present rank being as follows: Texas, Ohio, Oklahoma, Kansas, California, Wyoming, Virginia, Nevada, Oregon, Utah, New Mexico, Colorado, South Dakota, Alaska, and Montana.

Gypsum occurs in sedimentary rocks of practically all ages, either in the crystalline form or as rock gypsum, and it is widely distributed over the world. It is found commonly in the vicinity of beds of rock salt. In the United States workable deposits are confined to beds of rock gypsum, which occurs at comparatively few geological horizons. New deposits of gypsite—the earthy, granular form of the mineral—are reported to have been recently discovered in Riverside County, Cal., and many newly developed deposits are reported from other parts of the country.

The bulk of the gypsum produced in the United States as well as in foreign countries is manufactured into various plasters—such as plaster of Paris, stucco, cement plaster, flooring plaster, hard-finish plaster—and a steadily increasing quantity is being used as a retarder in Portland cement. Refined grades of plaster are used in dental work and also as cement for plate glass during grinding and as an ingredient in various patent cements. Considerable quantities are ground without burning, and are then used as land plaster or low-grade fertilizer, while smaller quantities are used in the manufacture of paint and paper, imitation meerschaum and ivory, and as an adulterant. The pure white, massive form, known as alabaster, is much used by sculptors for interior ornamentation.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Hudson st, e s, 61 n Grove st, 1-sty brk and stone school, 53x111, tile and gravel roof; cost, $25,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—648.

### BETWEEN 14TH AND 59TH STREETS.

57th st, No 130 W, 7 and 12-sty brk and stone studios, 80x80, tar and gravel roof; cost, $500,000, 130 West 57th st (a New York Corporation); Walter S Merritt, 27 William st, president; ar'ts, Pollard & Steinam, 234 5th av.—649.

## BOROUGH OF THE BRONX.

Dawson st, s s, 100 w Union av, 1-sty frame store and dwelling, 38.4x70; cost, $2,500; A M K Loh, 313 E 123d st; ar't, Herman Horenburger, 122 Bowery.—859.

Parkside pl, w s, 94 n 207th st, 1½-sty frame barn, 16x20; cost, $250; Mrs Alfred Williams, 3261 Decatur av; ar't, Alfred Williams, 3261 Decatur av.—866.

Simpson st, n e cor Westchester av, 1-sty brk stores, 88.9x101; cost, $20,000; Jas F Meehan, 1044 Westchester av, ow'r and ar't.—861.

Aqueduct av, e s, 150 s 183d st, four 2½-sty frame dwellings, peak slate roof, 27.6x46.6 each; total cost, $36,000; Wm C Bergen, 180th st and Andrews av; ar't, Chas S Clark, 709 Tremont av.—864.

Clasons Point road, e s, 186 n Harrison av, two 1-sty frame office and shed, 16x31 and 16x12; total cost, $300; Peter Pinto, 235 E 151st st; ar't, L Howard, 1861 Carter av.—862.

Cypress av, w s, 100 s St Marys st, ten 2-sty brk dwellings, 20x54.11½ each; total cost, $70,000; Kramer & Rockmore, 35 Nassau st; ar't, Geo F Pelham, 503 5th av.—857.

Hughes av, e s, 45.10 s 183d st, 1-sty frame stores, 29x24; cost, $1,500; Wolf Burland, 801 Cauldwell av; ar't, Chas S Clark, 709 Tremont av.—865.

Morris Park av, s s, 65 e Barnes av, 1-sty brk church, 35x80; cost, $18,000; Presbytery of N Y, Rev Wetton Merle Smith, 29 W 54th st, Pres; ar'ts, James E Ware & Sons, 1170 Broadway.—860.

Pilgrim av, e s, 300 s Tremont av, 2-sty and attic brk dwelling, flat and mansard mineral composition; fireproof, 20x55; cost, $5,500; Benedetto Ragusa, 155 W 28th st; ar't, G A Schellinger, 27 E 21st st.—858.

Mt St Vincent, yard foot of 261st st, 1-sty frame station, 16x24; cost, $2,500; N Y C & H R R R Co Grand Central Station; ar't, J F Davis, 335 Madison av.—863.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Bleecker st, No 186, partitions, to 5-sty brk and stone tenement; cost, $1,500; estate of N Low, 208 Bleecker st; ar't, R A Van Houten, 25 W 42d st.—2396.

Chrystie st, No 222, partitions, windows, stairs, to 6-sty brk and stone tenement; cost, $8,000; Chas McManus, 99 Nassau st; ar't, Henry Regelmann, 133 7th st.—2397.

Chrystie st, No 161, shaft, windows, tank, toilets, to two 4 and 5-sty brk and stone tenements; cost, $3,000; Chas Vonhof, 248A Vernon av, Brooklyn; ar't, Henry Regelmann, 133 7th st.—2401.

Division st, No 211, toilets, windows, tank, skylight, to 5-sty brk titions, tank, windows to 5-sty brk and stone stores and tenement; cost, $5,000; Isadore Sinkowitz, 89 E 1st st; ar'ts, Gross & Kleinberger, Bible House .—2389.

Divosin st, No 211, toilets, windows, tank, skylight to 5-sty brk and stone store and tenement; cost, $3,000; Louis Friedenberg, 197 6th av; ar't, Thom & Wilson, 1123 Broadway.—2365.

Delancey st, n e cor Chrystie st, toilets, alter stairs to 5-sty brk and stone store and tenement; cost, $500; Julius Brown, 167 East 67th st; ar'ts, Gross & Kleinberger, Bible House.—2378.

Essex st, No 41, vent shaft, store fronts, toilets, to 5-sty brk and stone store and tenement; cost, $3,000; Kittenplan & Rubinger, 5 Beekman st; ar't, L A Goldstone, 110 W 34th st.—2375.

Hester st, No 144, partitions, windows, toilets to 5-sty brk and stone store and tenement; cost, $3,000; John G Wendell, 175 Broadway; ar't, Herman Horenburger, 122 Bowery.—2394.

Jay st, No 40, toilets, partitions, chimney to 2 and 3-sty brk and stone store and dwelling; cost, $1,500; Estate of John Castree, 73 W 11th st; ar't, Richard Rohl, 128 Bible House.—2369.

Mott st, No 219, partitions to 5-sty brk and stone store and tenement; cost, $950; estate of John Gardner, 21 Liberty st; ar'ts, Thom & Wilson, 1123 Broadway.—2374.

Pike slip, Nos 81 and 83, partitions, windows, skylights to two 4-sty brk and stone tenement; cost, $2,500; John McSweeney, 107 East Broadway; ar't, Henry J Feiser, 150 Nassau st.—2368.

Park st, No 85 | rebuild chimney, partitions, walls to 2-sty brk
Worth st, No 171| and stone stores and dwellings; cost, $6,000; D Abbate and P Alvino, 226 Lafayette st; ar't, Richard Rohl, 128 Bible House.—2393.

Rivington st, No 184, shaft, piers to 5-sty brk and stone tenement; cost, $5,000; Max Weiner, 189 Rivington st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2370.

Rivington st, No 258, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $1,500; Mary Kranichfeldt, 258 Rivington st; ar't, O Reissmann, 30 1st st.—2403.

Vandam st, Nos 85 and 87, windows, toilets, partitions, skylights to two 4-sty brk and stone tenement; cost, $1,000; Chas G Moller, 290 Madison av; ar't, Louis F Fick, 524 W 160th st.—2391.

1st st, Nos 104-106 E, partitions, plumbing, windows, toilets to two 5-sty brk and stone tenement and stores; cost, $2,000; St Nicholas R C Church, 121 E 2d st; ar't, Anthony F A Schmitt, 604 Courtlandt av.—2384.

6th st, No 310 E, 5-sty brk and stone rear extension, 13x27, partitions, store fronts to 5-sty brk and stone store and tenement; cost, $6,000; Isadore Mechanic, 3219 3d av; ar't, Erwin Rossbach, 1947 Broadway.—2383.

12th st, No 17 East, show windows, to 4-sty brk and stone loft building; cost, $350; Mrs Julia A Grant, 5 Great Jones st, Tarrytown, N Y; ar't, Henry H Holly, 41 W 27th st.—2395.

14th st, No 416 W, cut openings to two 4-sty brk and stone storage buildings; cost, $300; August Silz, 416 W 14th st; ar't, E S Child, 17 State st.—2386.

15th st, No 432 E, 5-sty brk and stone rear extension, 13x30, partitions, walls to 5-sty brk and stone store and tenement; cost, $8,000; Nathan Kohn, 309 E 10th st; ar't, Erwin Rossbach, 1947 Broadway.—2376.

18th st, No 455 W, toilets, partitions, stairs, skylights to two 4-sty brk and stone tenement; cost, $2,500; Charles Endler, c|o architect; ar't, Thomas H Styles, 449 W 28th st.—2388.

23d st, Nos 114-120 E, stairs, partitions to 4-sty brk and stone stores and offices; cost, $5,000; F C Beach, care of Munn & Co, 361 Broadway and Mrs J B Gasper, 30 W 53d st; ar't, Peter M Coco, 114 E 23d st.—2385.

25th st, No 327 W, toilets, windows, skylights to two 3 and 5-sty brk and stone tenements; cost, $1,000; Agnes J Rodgers, 327 W 25th st; ar'ts, Thom & Wilson, 1123 Broadway.—2373.

37th st, No 240 E, 1-sty and basement brk and stone rear extension, 20x20, to 4-sty brk and stone shop and offices; cost, $1,600; ow'r, ar't and b'r, Robert E Kelly, 220 E 41st st.—2387.

37th st, Nos 542-544 West, light shaft, toilets, alter stairs, to two 5-sty brk and stone tenements; cost, $10,000; Max Schlesinger, 520 West 40th st; ar't, Louis A Scheinart, 520 West 40th st.—2400.

38th st, No 41 East, 4-sty and basement brk and stone rear extension, 17.2x32.10, toilets, electric elevator, to 4-sty brk and stone dwelling; cost, $25,000; Mrs Chas T Cook, 2 W 48th st; ar't, Henry Otis Chapman, 334 5th av.—2398.

44th st, No 228 W, alter staircase, windows to 7-sty brk and stone apartment house; cost, $500; Mrs E A L Buch, 524 5th av; ar't, Thomas W Lamb, 224 5th av.—2392.

45th st, No 16 W, add three stories, partitions, shaft, stairs to 4-sty brk and stone dwelling and loft; cost, $22,000; Mrs Leah P Norton, 16 W 45th st; ar't, Erwin Rossbach, 1947 Broadway.—2377.

53d st, No 346 W, erect sign to 2-sty brk and stone store; cost, $75; C K Reiss, 346 W 53d st; ar't, James J Kennedy, 128 4th av.—2382.

66th st, No 227 W, partitions, show windows, stairs to 5-sty brk and stone tenement; cost, $1,200; E Kapelsohn Co, 306 W 68th st; ar't, Chas E Reid, 105 E 14th st.—2390.

71st st, No 55 W, 1-sty brk and stone rear extension, 8x7, stairs, to 4-sty brk and stone residence; cost, $1,000; Mrs E A Schroeder, 55 West 71st st; ar't, Geo Provot, 104 W 42d st.—2366.

97th st, No 222 E, toilets, partitions, windows, skylight, to 4-sty brk and stone tenement; cost, $2,000; Morris Webber, 88 Columbia st; ar'ts, Katz & Goldrich, 218 E 5th st.—2381.

109th st, No 167 E, shaft, toilets, windows, partitions to 4-sty brk and stone tenement; cost, $7,000; Lena Cohen, 167 E 109th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2380.

135th st, No 46 W, stairs, store fronts, to 2-sty brk and stone printing office; cost, $1,500; Christian D Meyers, 151 E 23d st; ar't, Henry Davidson, 255 W 69th st.—2379.

Amsterdam av, n w cor 139th st, partitions, store front, toilets, to 6-sty brk and stone tenement; cost, $1,200; Michl C O'Neill, 890 Pelham av; ar'ts, B W Berger & Son, 121 Bible House.—2404.

Broadway, n e cor 136th st, chimney, install steam boiler to 3-sty brk and stone stores and dwelling; cost, $1,500; Mayer S Auerbach, 71 Nassau st; ar'ts, Gross & Kleinberger, Bible House.—2367.

Madison av, s e cor 130th st, 5-sty brk and stone rear extension, 25x73.4, erect pent house, to 4-sty brk school; cost, $40,000; All Saints Roman Catholic Church, Madison av and 129th st; ar'ts, Neville & Bagge, 217 W 125th st.—2372.

Madison av, No 640, new plumbing, partitions, toilets, to 9-sty brk and stone apartment and stores; cost, $2,500; Hoffman estates, 259 Broadway; ar'ts, Thain & Prague, 4 E 42d st.—2399.

3d av, No 75, partitions, columns, windows to 3 and 4-sty brk and stone hotel and storage building; cost, $1,200; Harriet A Pearson, 53 3d av; ar'ts, B W Berger & Son, 121 Bible House.—2371.

3d av, n e cor 52d st, partitions, marble steps, to 5-sty brk and stone tenement; cost, $1,200; estate of A. Dugro, 764 Madison av; ar'ts, B W Berger & Son, 121 Bible House.—2402.

## BOROUGH OF THE BRONX.

Depot pl, s s, 75 w Sedgwick av, raise to grade and build new basement to 3-sty brk post office and dwelling; cost, $1,500; M Del Papa, 203 Grand st; ar't, G A Schellinger, 27 E 21st st.—449.

Kelly st, No 50, new partitions, to 2-sty brk dwelling; cost, $200; Max Udell, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—445.

176th st, s w cor Trafalgar pl, 2-sty and attic frame extension, 20x14, to 2-sty and attic frame dwelling; cost, $1,000; Clifford & Guertin, 907 E 176th st; ar't, A C McCone, 1970 Daly av.—448.

214th st, s s, 50 w Maple av, new partitions, to 3-sty brk store and tenement; cost, $300; John Di Mattie, on premises; ar't, L Howard, 1861 Carter av.—453.

City Island av, e s, 100 n Pilot st, 2-sty frame extension, 36x18, to 3-sty frame store and dwelling; cost, $1,500; Elizabeth Grad, on premises; ar'ts, S H Booth & Sons, City Island.—452.

Cauldwell av, n e cor Westchester av, 1-sty brk extension, 35.8x25, and 1 sty built upon 1-sty brk morgue and laboratory; cost, $3,500; Lebanon Hospital Assoc, Jonas Weil, 36 E 75th st, Pres; ar't, Albert E Davis, 258 E 138th st.—446.

Gleason av, s s, 350 w Havemeyer st, 2 new dormers, new chimney and new partitions, to 2-sty and attic frame dwelling; cost, $500; William Bruger, on premises; ar't, Henry Lane, Ellis av and Castle Hill av.—450.

Grand av, w s, 75 n Fordham road, 1-sty frame extension, 7.6x13, and new partitions, to 2½-sty frame dwelling; cost, $1,000; Mary F Guidone, 2642 Marion av; ar'ts, Briganti & Steenecker, 205 E 17th st.—451.

Morris Park av, s e cor Wallace av, 1½-sty frame extension, 9.9 x2, and new foundation, to 1-sty frame shop; cost, $200; Wm H Norman, Morris Park av; ar't, Timothy J Kelly, Morris Park av.—446.

3d av, No 2702, 1-sty brk extension, 25x26, and new beams, to 3-sty brk store and dwelling; cost, $2,000; Ahrend H Sprung, on premises; ar't, Louis Falk, 2785 3d av.—454.

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# Construction News

(Continued)

### Kings County.

KINGS HIGHWAY.—On the northwest corner of Kings Highway and East 15th st, the Brooklyn Development Co., 261 Broadway, will erect five 3-sty brick dwellings and stores, to cost $35,000. J. B. Ellis, 261 Broadway, Manhattan, has prepared plans.

WAVERLY AVE.—W. B. Wills, 32 Ditmars st, has completed plans for a 3-sty stable, 60x100, for Henry von Glahn, 66 Washington av, same to be erected on the east side of Waverly av, 103 ft. south of Flushing av, to cost $15,000.

RALPH AV.—Work will soon begin on the 3-sty theatre, 113x93.6 ft., which the Empire Theatre Co., 1402 Broadway, Manhattan, will erect on the northwest corner of Ralph av and Quincy st, to cost $115,000.

39TH ST.—Emanuel Liebman, 1136 38th st, will erect at once five 3-sty brick flats on the north side of 39th st, 160 ft. west of 12th av, to cost $50,000. John C. Walsh, 4 Court square, is architect.

UTICA AV.—Chas. Infanger, 2634 Atlantic av, is planning for five 3-sty stores and dwellings for Casper Lucke, 21 Suydam place, on the west side of Utica av, 138.4 ft, south of Prospect pl, to cost $30,000.

PITKIN AV.—S. & L. Halperin, 554 Blake av, will erect immediately a 4-sty brick flat and store, on the south side of Pitkin av, 50 ft. east of Powell st, same to cost $30,000. Chas. Infanger, 2634 Atlantic av, is architect.

BLAKE AV.—On the north side of Blake av, 19.6 ft. east of Sheffield av, Samuel Samowitz, 357 Sheffield av, will build eight 3-sty brick flats, to cost $52,000. L. Danancher, 377 Rockaway av, is architect.

38TH ST.—The Silver Land Improvement Co., 1230 38th st, will build on the north side of 38th st, 138 ft. east of New Utrecht road, twelve 2-sty brick dwellings, 20x50 ft., for two families each, to cost $96,000. John C. Walsh, 4 Court sq., is architect.

1ST ST.—Work is about to be started on the erection of a new flat on the south side of 1st st, 175 ft. west of Berry st, by H. Bloomgarden, 46 Graham av, from plans by R. T. Rasmussen, 30 Graham av. Owner superintends and is still open for bids on interior work and fixtures.

ASHFORD ST.—Contracts have not been let yet for roofing, plumbing, and fixtures, trim and mantels, hardware, gas fixtures, plastering, painting, etc., for two store and flat houses to be built at the northwest corner of Ashford st and Genmore av by L. H. Rose. Max Hirsh, 177 Montague st, is architect.

ELLERY ST.—Messrs. Pomerantz Bros., 159 Heywood st, are about to start work on the erection of a flat on the north side of Ellery st, 250 ft. east of Tompkins av. Cost, $40,000. Owner superintends and is about to let contract.

ROGERS AV.—Philip Schmitt, 249 Cooper st, recently bought property on the west side of Rogers av, 20 ft. north of Degraw st; will erect modern flat houses. Louis Berger & Co., 300 St. Nicholas av, are making plans; cost, $50,000.

CHURCH AV.—Five flats are about to be built on the north side of Church av, 100 ft. west of Nostrand av, by William A. Brown, 2044 Bedford av. Eisenlohr & Carlson, 5819 Fifth av, are the architects.

SUTTER AV.—Sugarman & Cohen, Stone and Pitkin avs, will erect at once two 4-sty stores and flats, 35x90, on Sutter av, south side, 30 ft. east of Hopkinson av, to cost $30,000. L. Danancher, 377 Rockaway av, will make the plans.

ROCKAWAY AV.—Shampan & Shampan, 772 Broadway, Brooklyn, are planning for a 4-sty store and flat, 25x72 ft., for the Amico Realty Co., Graham av and Varet st, at the northwest corner of Rockaway and Hegeman avs, to cost $30,000.

### Queens County.

GLEN COVE.—Taylor & Mosely, architects, 1 Nassau st, Manhattan, are receiving estimates for a 4-sty bank building for the Glen Cove Bank, Glen Cove. To cost about $30,000.

BAY SHORE.—Slee & Bryson, 189 Montague st, Brooklyn, are preparing plans for three 2-sty bungalows, at Bay Shore, L. I., for the T. B. Ackerson Construction Co., 150 Nassau st, Manhattan.

JAMAICA.—Wm. A. Swasey, 40 West 33d st, Manhattan, will prepare plans for a 6-sty hotel and theatre, at Jamaica, for the Jamaica & Long Island Realty Co. Estimated cost is placed at $250,000.

HEMPSTEAD.—Bids were received by the Department of Water Supply, Gas and Electricity for constructing piers for two bridges over the Wantagh stream, and to do certain grading of Seaman's road, in the town of Hempstead: Russell Contracting Co., 146 5th av., $10,210; Shawmut Construction Co., 5 East 58th st, $8,575; Abbott-Gamble Co., 32 Broadway, $8,975.

ELMHURST.—Locust st, w s, 100 s of Hoffman Boulevard, new R. C. premises; architect, F. Berlenbach; one 2-sty brk rectory, 38x43; estimated cost, $10,000.

MASPETH.—Flushing av, cor of Old Flushing av, owner, N. Y. & Q. E. P. Co., 244 Jackson av, L. I. City; architects, J. G. White & Co.; one 2-sty office and sub-station, 42x62; estimated cost, $8,000.

RIDGEWOOD.—Jefferson av, n s, 20 w Prospect pl, owner, Wm. Bachert, 383 Jefferson av; architects, L. Berger & Co.; eight 3-sty brk tenements and stores, 20x55, will be erected, to cost $32,000.

CORONA.—National av, w s, 300 n Poplar st, owner, J. Wechselbaun, 137 National av, Corona; architect, A. Shellaler; one 2-sty frame dwelling, 21x46, will be erected, to cost $4,000.

ELMHURST.—Locust st, w s, 100 s of Hoffman Boulevard, owner P. Berlin, Hoffman Boulevard, Elmhurst; architect, Chas. Hendrick; two 1-sty frame greenhouses will be erected, to cost $14,000.

RIDGEWOOD.—Stone av, w s, 98 n of Pitkin av, owner, Jacob Arbuck, 1410 Power st; architect, Louis Danancher; two 2-sty frame dwellings, 20x47, to cost $8,000.

RIDGEWOOD.—Cornelia st, s e cor Fairview av, owner, John Peterle, 22 Starr st, Brooklyn; architects, L. Berger & Co; one 2-sty brk dwelling, 26x63, to cost $4,000.

### Westchester County.

NEW ROCHELLE.—Wm. K. Benedict, 38 East 21st st, Manhattan, has plans ready for bids for a 2-sty cottage, 30x45 ft., for F. L. Hinckley, New Rochelle, N. Y. Estimated cost is about $7,000.

LAWRENCE PARK.—Squire & Wynkoop, 44 Cortlandt st, Manhattan, have awarded general contract to the Northeastern Construction Co., 225 5th av, for a 2-sty frame residence for Mrs. E. L. Best, Lawrence Park, Bronxville, N. Y., to cost $20,000.

TUCKAHOE.—C. E. Wygant will erect a 2-sty building. Architect A. Murray Jenks, of Mt. Vernon, has prepared plans.

WHITE PLAINS.—John O'Rourke has the general contract for a new high school building, to cost $185,000.

### New York State.

FORT SLOCUM.—Specifications have been approved by the quartermaster-general for enlarging, reconstructing and making repairs to the general mess hall at Fort Slocum, N. Y., also for the construction of recruit examination barracks and two double barracks, including plumbing, heating, wiring, gas piping, etc.

HUDSON.—Sealed proposals for construction, heating, plumbing and electric work for three new cottages and alterations to Industrial building for New York State Training School for Girls, Hudson, N. Y., will be received until Sept. 14 by Charles H. Strong, president of the board of managers, at New York State Training School for Girls, Hudson, N. Y. G. L. Heins, state architect, Capitol, Albany, N. Y. Only bids for the complete work of construction, heating, plumbing and electric work combined will be considered.

SYRACUSE.—Syracuse University has borrowed $400,000 with which to complete work on the new gymnasium. Bids on the work will soon be asked for.—Archimedes Russell, Snow Bldg., is preparing plans to remodel the old court house for the city of Syracuse. To cost $200,000.—Russell & King, Snow Bldg., have been selected as architects for the new women's pavilion at the County Home, to accommodate 200 women. The plans will have to be approved by the Board of Supervisors of Onondaga County before they are accepted.

NAPANOCH.—Bids are asked by Henry Melville, Pres. Bd. Managers, Elmira Reformatory, Sept. 14, for erecting all structural steel and iron work for power house and stack, and conduits, at Eastern New York Reformatory, Napanoch, N. Y. G. L. Heins, State Arch., Albany.

COHOES.—The Legislature has authorized the city to issue bonds amounting to $28,000 for constructing bridge with piers and abutments across first branch of Mohawk River. John Archibold is Mayor.

POUGHKEEPSIE.—Bids are being taken by Percival M. Lloyd, Arch., 39 Market st, on an 8-sty fireproof apartment house to be known as Scott's Chambers.

LE ROY.—The Town Board has been authorized to issue bonds amounting to $20,000 for constructing bridge across Oatka Creek.

TROY.—The Rensselaer Mfg. Co., Troy, N. Y., has under consideration the erection of a new foundry, but it is not likely that building operations will be begun this year.

SCHENECTADY.—W. T. Clute will erect a 12-family apartment house on Van Guysling av.—The congregation Shara Schomajim has an option on the First Congregational Church property at the corner of Jay st and Bradley lane, and will remodel the present church if it is purchased.

HUDSON.—Germantown Grange, No 1052, will make alterations to Edelman Hall.—The building occupied by Brown Rifenburgh will be remodeled.—Several barns and outbuildings on the farm of Mrs. Maria Miller, near Chatham, were destroyed by fire.

KINGSTON.—Fred Van Buren will erect a house on Main st.—L. M. Morehouse will erect a new residence on Jeanette st.—G. W. Van Slyke and Horton, of Albany, will erect a large factory building.

SARATOGA.—Lew Dockstader is planning to erect a new theatre in Saratoga.—The farm house of W. T. Baker, at Ketchum's Corners, was destroyed by fire.

ALBANY.—Construction work on the new First National Bank building will be started about Oct. 15, when the work of razing the old structure is completed.—W. S. Van Derzee will erect a mill on Church st.—John R. Jackson will erect a 2-sty frame flat house at 173 3d st.

WEST ALBANY.—R. Richard & Son, of Utica, have obtained the general contract for the new New York Central shop at West Albany.

TROY.—Smith & Goldstein will remodel the 3-sty brk building at 5 Lawrence st., recently damaged by fire.—Contracts will shortly be let for a parsonage for the Memorial Presbyterian congregation. Wm. A. Sweet is architect.

SCHENECTADY.—The First Congregational Church will erect a new structure at the corner of Glenwood Boulevard and Rugby road. It will cost $40,000.—The Mica Insulating Co. will erect a new plant on Foster av.

### New Jersey.

HOBOKEN.—Louis Meystre & Son are receiving estimates for a 3-sty warehouse, at Jersey City Heights, to cost about $20,000.

MONTCLAIR.—Hale & Rodgers, 11 East 24th st, Manhattan, are preparing plans for a 2-sty addition to school building for the Board of Education, Montclair, N. J. The board will receive bids about Oct. 1.

HADDON HEIGHTS.—A new school building will be erected at Haddon Heights, from plans by Thomas Stevens, Camden, N. J. Brick and stone, with slate roof, hardwood finish, steam heat, etc. Philadelphia builders have figured.

MERCHANTVILLE.—Separate contracts will be let for interior decorations, fixtures, mantels, etc., for the handsome residence which is about to be built in Merchantville for P. L. Smith, owner, from plans by Wm. Copeland Furber, Philadelphia, Pa.

TRENTON.—Bids were received Aug. 27 at the office of James Knox Taylor, Superv. Arch., Washington, D. C., for construction of an extension to the post office building at Trenton, N. J., as follows: Conners Bros. Co., Lowell, Mass., $133,400; Fissell & Wagner, St. James Bldg., Manhattan, $142,500; William Johnston, Trenton, N. J., $110,500; time to complete, Nov. 30, 1909.

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# THE REAL ESTATE FIELD.

## The Torrens Commissioners.

THE realty interests of the City of New York were pleased with the news conveyed from Albany as to the appointment of a Commission to investigate the question of land title registration. Among the many things that can be accomplished by such a Commission is the careful investigation of the documents and data that have been gathered for sometime by the Real Estate Board, and which will be laid before the Commission at a future meeting.

It also will have the power to subpoena witnesses and take testimony as well as to compel the production of books and papers which it may think advantageous to examine. The Commission is also directed to confer with the United States authorities and authorities of such other countries as have adopted a system of land title registration.

The personnel of this Commission is praiseworthy, including Mr. David A Clarkson, President of the Real Estate Board of Brokers of the City of New York, who has made a careful study of the system as adopted in the various States, and careful perusal of the reports as submitted by the foreign consuls and authorities on the working of the Torrens System.

Mr. Allan Robinson, President of the Allied Real Estate Interests of the State of New York, who has done such excellent work in connection with the Mortgage Tax Law and other doings of interest to real estate owners, will no doubt take an active interest in the Commission. Mr. T. Winthrop Weston, who is Secretary of the Real Estate Association of New York State, is an active real estate man and student, who will give the matter his careful consideration, while Mr. G. W. Thompson, Deputy Registrar of Kings County, is well qualified to show the defects of the present system to the Commission and urge a speedy change.

Ralph Folks, of New York, who has been interested in a national club scheme, is a lawyer of prominence and repute. He, no doubt, will devote considerable time to the question before the Commission. Mr. A. G. Reeves is a lawyer and lecturer on Real Estate Law, and author of "Reeves on Real Property," and Mr. Henry Pegram is a lawyer of New York City.

With a Commission of this character there can be no question that the good that can be accomplished is well worth the effort that has been put forth in bringing this matter before the proper State authorities. It is now the duty of land owners of New York to see that the proper information is brought before the Commission so that it will be fully conversant with the present methods and recommend proper legislation.

## When a Commission is Earned.

It is commonly supposed that when a piece of property is listed for sale with a broker, and he offers it to somebody who buys the property from the owner, the real estate man is entitled to his commission. This conclusion by no means necessarily follows. The idea also prevails that if a real estate man brings a purchaser who is ready, willing and able to take the property at the price at which it is listed, and the owner refuses to sell or fails to tender a good title, the broker has then earned his commission. This is not universally true. The right to commissions often depends on many and various considerations.

In order to be entitled to his commission under the law the broker should bring seller and buyer together, so that there is a meeting of minds. This means in common parlance that the broker, unless he has been given power of attorney to bind the owner by contract, must get the seller and buyer to agree on all material points.

In the ordinary case, where the broker is merely authorized to introduce a purchaser, the terms of sale have seldom been given by the owner in such detail as to prevent him from withdrawing the property from the market. A real estate contract involves many items, and unless the parties are agreed on these it cannot be said that their minds have met.

Many real estate men think that if they have the exclusive agency for six months the owner is not at liberty to sell directly to a customer during that time. This may be a mistake. Of course, it depends on the terms of the contract, and a contract can be so framed as to have that effect, but the ordinary form of "exclusive agency" merely provides that the owner shall not employ any other agent to sell the property during the period in question. The contract ought to cover the question of the agent's compensation in case the owner sells directly to a purchaser or violates his agreement by employing another agent who effects a sale.

## The 80 Per Cent. Clause.

Careful scrutiny of any insurance policy covering a business risk will disclose a provision to the following effect:

It is a part of the consideration for this policy, and the basis upon which the rate of premiums is fixed, that the assured shall maintain insurance on the property described by this policy to the extent of at least eighty (80) per cent. of the actual value thereof, and, that failing so to do, the assured shall be a co-insurer to the extent of such deficit, and to that extent shall bear his, her or their proportion of any loss, and it is expressly agreed that in case there shall be more than one item or division in the form of this policy, this clause shall apply to each and every item, provided, however, that whenever the loss does not exceed five (5) per cent. of the amount of insurance involved, the co-insurance clause need not be applied in the adjustment.

Of the few persons who read an insurance policy a small fraction grasp the significance of this clause. Its meaning, however, is plain. If you have a building worth $10,000 you must carry at least $8,000 of insurance or be a co-insurer with the company for the amount of the difference. If you have only $5,000 of insurance, and your building is damaged to that amount, you are a co-insurer to the extent of $3,000 and the company will pay you only five-eighths of your loss. The consequence of a failure to carry the required amount of insurance is so serious that it becomes of vital importance to the owner of a business building to know what valuation will be placed upon it in case of a fire.

A statement of the amount of insurance that would be accepted as a compliance would be a natural accompaniment of this rule, and once upon a time insurance companies sometimes would on request furnish a statement of what would be accepted as a compliance with the 80 per cent. valuation clause; but now the property is never appraised until there is an apparent loss of 80 per cent., and the owner requests it in the adjustment proceedings. Hence the owner must make his own estimate of valuation at his own risk, though there is a public feeling that the underwriters should be ready to make the investigation necessary to define the terms and effects of the clause.

But it is quite customary in New York City to have a certified appraiser of the New York Fire Insurance Exchange appraise the property for insurance purposes, at, however, the owner's expense. His appraisement is then accepted as a basis of settlement, less, of course, the regular depreciation by wear and tear, ascertained by adjusters and agreed upon at adjustment of loss. Of course all this naturally applies only on building insurance, as stocks, or any merchandise, is valued only at cost price, shown by assured's books or receipts, less any depreciation, if shopworn, etc. Any increase in value over cost price, of course, would come under the head of profit insurance.

From the point of view of the underwriter, there is really very little excuse for any one to try and estimate to a hair at all times his value. He says a careful owner prefers to carry even more than the exact 80 per cent., fearing his loss might exceed that percentage. It would be impossible to establish a permanent value irrespective of fluctuations in the market value of materials, etc., and for the company to agree to pay that sum, even if the building, or whatever it was, could be replaced for half. If prices increase it is held to be wisdom on the part of the assured to increase his insurance, or he may find, even if the companies pay their full amount, that he is still out money.

### A Profitable Venture.

The success which the owners of the Empire City Track have experienced of late recalls the notable resale of that property at auction on February 25, 1902, on which day Bryan L. Kennelly, on a bid of $300,000, secured the parcel for a syndicate of turfmen which was personally organized by himself. Mr. Kennelly takes a personal pride in the good fortune of the syndicate on account of the prominent part which he took in its formation. He estimates that the property has more than tripled in value and that it is worth to-day about $1,000,000.

### New Jersey Exchange Opens Manhattan Quarters.

The recently-organized New Jersey Real Estate Exchange has opened quarters at 141 Broadway, Manhattan, and intends to fit up its rooms with appropriate maps and records, so that information of value to real estate men may be readily accessible. Desks will be provided for members as well as a private room for use in closing titles. The exchange has a limited number of desk-room privileges to let. On the Board of Governors are Otto Kempner, president; Wm. A. Lambert, 1st vice-president; Joseph P. Day, Jos. W. Doolittle, W. W. Slocum, Frank Stevens and others.

## Development of East 125th Street.

A steady, healthy advancement in realty values in East 125th Street has been going on for some time past, and those who invested their money in that section a couple of years ago are reaping the reward of their good judgment. There is a strong demand for good stores, and property owners are altering old dwellings into business buildings as fast as practicable. Small houses, 20 feet front, rent for about $4,000, of which the store-keeper pays three-quarters, while the balance is divided among the upper stories. It will be recalled that the Harlem Savings Bank is constructing new quarters just west of Lexington Avenue, on the south side, and there are other owners who will build and alter as soon as the money market eases up.

There are good, substantial business houses on this street, and when one considers that there are eight banks and trust companies, several theatres, as well as drygoods and furniture houses, and that it is accessible and crossed by every railroad and surface line running north and south, surely the future is assured. There is one deplorable condition, and that is that there are only three arc lamps to the block; and were it not for the generosity of the store-keepers, it would be worse than any suburban town. This condition doubtless exists because it has not been brought to the attention of those who have the matter in charge, but it is one which should be immediately remedied.

### Increase in State Property.

At this week's meeting of the State Board of Equalization, the equalized percentages of assessed valuations, both of real estate and personal property, were changed in eighteen counties. The following table shows the total assessed value of both classes of property as compared with 1905:

| | 1906. | 1905. | Increase over 1905. |
|---|---|---|---|
| Real estate ..... | $7,933,057,917 | $7,312,611,445 | $650,436,465 |
| Personal property ..... | 632,321,477 | 702,469,270 | 70,147,793 |
| Total real estate and personal property ..... | $8,565,379,394 | ..... | $550,288,672 |

The new percentages in the eighteen counties are: Dutchess, 85; Hamilton, 85; Ulster, 83; Monroe, 82; Livingston, 82; Schoharie, 79; Schenectady, 78; Suffolk, 75; Fulton, 75; Otsego, 75; Erie, 74; Schuyler, 74; Washington, 73; Delaware, 68; Warren, 67; Franklin, 65; Essex, 60; Sullivan, 60.

### Reservation.

To the Editor of the Record and Guide:

Dear Sir—Will you kindly advise us regarding the following point of law: If the Brown estate sells a tract of land situated in the State of New York, to Jones, and puts in the deed a reservation for the estate as follows:

"Excepting and also reserving, nevertheless, out of this present grant unto the party of the first part, his heirs or assigns, three equal, undivided fourth parts of all ores, mines, minerals or beds of ore, or salt springs of whatever nature or kind soever, and the land upon, or under which the same is or was or may hereafter be discovered or found."

Question: Is above reservation good in law and does it make the Brown Estate and the grantee "tenants in common," or what effect, if any, has it in deed.

Answer—We think that the reservation is good in law in case minerals or a salt spring have been or should hereafter be discovered on or under the land described in the deed, but not otherwise—the deed having, in case of such discovery, only the effect of a deed conveying an undivided fourth therein.—Editor.

### The Greenpoint Proposition.

The matter of subway prospects and the Utilities law do not seem to enter into the question materially with prospective buyers in the Greenpoint section of Brooklyn. Brokers say that, considering the unfavorable conditions of weather, they have no reason to complain of the business of the spring months.

Mr. W. F. Corwith, of Corwith Brothers, 851 Manhattan av, remarked that no doubt in other sections of Brooklyn subway prospects and the matters involved in the Utilities law are considered more in detail, but in his section he does not expect to see any direct effect from the new law, though he expects a natural lull in business from now until fall. Mr. Corwith has also observed these further circumstances:

"While there is not so much building going on, or in prospect in this section, those who have buildings under way do not seem to find any difficulty in getting their loans. We have always argued that the Greenpoint section of Brooklyn will grow in population and have a steady and moderate increase in values, because of its geographical relation to the centre of New York city. Our experience of over thirty-five years of active business in this location bears us out in this statement, and we know of no better section of Brooklyn for investment purposes than right here. There is always ready sale for property, and rents hold up well, if not better, than in other sections of Brooklyn. The manufacturing interests, which is a prominent feature of this section, will always be a material factor in this respect."

A consideration in any wise analytical of property elements at Greenpoint, with its immense manufacturing and shipping interests, and the necessarily attendant population, will confirm all that Mr. Corwith has said of Greenpoint as a business proposition.

## Stock Shrinkage and Real Estate Values.

OUT of the exposure of regrettable practices by the railroad corporations, and consequent public disfavor, there is expected to come a new tide of money for investment in tax-exempt real estate mortgages. Robert E. Dowling, president of the City Investing Co., expects to see plenty of 4½ per cent money this winter. Speaking through the Evening Post Mr. Dowling expresses the opinion that present values will stand unless rentals are seriously affected. Should there be a general shrinkage in business, mercantile properties might decrease in rental value, but such a decrease would not be noticeable until after the depression had come.

Further, Mr. Dowling says that his observations have led him to believe that there will be no shrinkage of values hereabouts, because building of all kinds has let up so since 1906 that the population is now growing faster than production. This was because such improvements as the McAdoo and Pennsylvania tunnels and other large construction work had taken all the money available for that purpose.

"In fact there has been too much business for the money in the country. Speculators in Wall st are not investors in real estate, as a rule, and there is, therefore, little likelihood of any selling movement in real estate to make good losses in stocks. It may be that some of the residents of the 5th av section might take a little less for their houses to-day than they would have a year ago, but, as a rule, property cannot be bought at anything less than an advance on its last price. I do not look for any boom in real estate, but I certainly believe that this fall will witness the revival of the market with a good amount of high-class business."

Extremely improbable—it may be proper to add to what Mr. Dowling has said—is it that the current declension in stocks will sink deep enough to reach the foundations of commercial prosperity, and it is rather to be wished that disconnection between mere Wall Street speculation and the substantial business of the country will be so emphasized that Agriculture, Commerce and Manufacturing will learn never to apprehend business depressions as a consequence merely of the "squeezes" and "booms" of the stock exchanges.

### Wealth for Young Men.

FINANCIER ADVISES THEM TO BUY REAL ESTATE—WISEST COURSE IS TO HAVE AN OBJECT AND INVEST IT IN PROPERTY AND GO IN DEBT FOR IT.

In answer to a request that he write some practical hints for young men on the acquirement of wealth, a leading financier responded as follows:

"I think that more young men fail in the investment of what they earn or receive than in any other way to acquire property. The temptations to speculate are so great, and the desire to become suddenly rich so strong, that I believe eight out of ten, if not more, of young men are wrecked at the very beginning.

"If a young man is earning something more than the expense of his living, and has no object in view, he is likely either to increase those expenses carelessly, or to loan his money to his friends, and in so doing in the majority of cases he will lose both friends and money. So that the best thing that he can do is to have an object, gather up his money, and to have a call for it which shall be a profitable one. He makes no investment because, he says, 'I have got so little money that it won't come to anything; I will wait until I get more; and in waiting, generally, what he has goes.

"When a young man has a very little money, let him buy some property, preferably a piece, however small, according to his means, of improved real estate that is paying rent, paying in cash what he can, giving an installment mortgage for the balance. I don't know any better way to save money. And he does not burden himself down. If he should need his capital in business, he will be able to sell if he has bought in the right place."

### Car Barn Not to Be Rebuilt.

There is a persistent rumor going around the upper East Side that the plot formally occupied as the car barn for the Madison av cars, situated between 85th and 86th st on the west side of Madison av, will be built up with apartment houses, but nothing definite could be ascertained except that it will not be rebuilt and occupied for car storage purposes.

There has been an enormous increase in realty values since this property was acquired by the railroad company, and the directors do not feel justified in erecting any building on the plot other than an apartment house that would show good returns on the money invested. There is a very good demand for store property on Madison av, and it is possible that they may construct an apartment house with stores on the grade floor.

### Aids to Business Making.

A lucrative department of a real estate office is the leasing of tenement property entire. The expiration of these leases should be noted in the margin of the Record and Guide Quarterly in variously colored inks. Thus August written in red in the margin of the Quarterly of 1902 would mean that the lease expired August, 1907, Green would mean 1908, etc. This applies as well to lofts and stores. The owner of the property should be located in the Real Estate Directory.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Aug. 30-Sept. 5, inc. | 1906. Aug. 31-Sept. 6, inc. |
|---|---|---|
| Total No. for Manhattan | 172 | 270 |
| No. with consideration | 12 | 16 |
| Amount involved | $953,638 | $877,225 |
| Number nominal | 160 | 254 |
| | 1907. | 1906. |
| Total No. Manhattan, Jan. 1 to date | 9,390 | 16,382 |
| No. with consideration, Manhattan, Jan. 1 to date | 635 | 985 |
| Total Amt. Manhattan, Jan. 1 to date | $35,487,611 | $52,171,259 |

| | 1907. Aug. 30-Sept. 5, inc. | 1906. Aug. 31-Sept. 6, inc. |
|---|---|---|
| Total No. for the Bronx | 136 | 180 |
| No. with consideration | 5 | 7 |
| Amount involved | $327,450 | $46,375 |
| Number nominal | 131 | 173 |
| | 1907. | 1906. |
| Total No., The Bronx, Jan. 1 to date | 6,694 | 9,079 |
| Total Amt., The Bronx, Jan. 1 to date | $5,937,383 | $6,349,254 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **16,084** | **25,461** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$41,424,994** | **$58,520,513** |
| **Total No. for Manhattan, for Aug.** | **736** | **1,263** |
| **Total Amt. for Manhattan for Aug.** | **$4,507,775** | **$3,453,715** |
| **Total No. Nominal** | **692** | **1,195** |
| **Total No. for The Bronx, for Aug.** | **611** | **892** |
| **Total Amt. for The Bronx, for Aug.** | **$661,597** | **$759,038** |
| **Total No. Nominal** | **562** | **830** |

**Assessed Value, Manhattan.**

| | 1907. Aug. 30-Sept. 5, inc. | 1906. Aug. 31-Sept. 6, inc. |
|---|---|---|
| Total No., with Consideration | 12 | 16 |
| Amount Involved | $953,638 | $877,225 |
| Assessed Value | $638,000 | $598,000 |
| Total No., Nominal | 160 | 254 |
| Assessed Value | $11,049,500 | $8,075,200 |
| Total No. with Consid., from Jan. 1st to date | 635 | 985 |
| Amount involved " " | $35,487,611 | $52,171,259 |
| Assessed value " " | $23,585,600 | $36,474,775 |
| Total No. Nominal " " | 8,754 | 15,397 |
| Assessed Value " " | $261,680,000 | $505,895,710 |

MORTGAGES.

| | 1907. Aug. 30-Sept. 5, inc. Manhattan. | Bronx. | 1906. Aug. 31-Sept. 6, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 134 | 112 | 253 | 151 |
| Amount involved | $2,414,140 | $570 405 | $5,050,978 | $1,065,280 |
| No. at 6% | 77 | 53 | 140 | 47 |
| Amount involved | $977,490 | $202,705 | $1,338,266 | $220,637 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 3 | 11 | 3 | 24 |
| Amount involved | $46,000 | $127,450 | $82,000 | $109,300 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 34 | 34 | 47 | 52 |
| Amount involved | $1,046,500 | $182,350 | $937,698 | $513,750 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 1 | 3 | 21 | 3 |
| Amount involved | $10,000 | $13,000 | $992,600 | $118,460 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $22,000 | ..... |
| No. at 3% | ..... | 1 | ..... | ..... |
| Amount involved | ..... | $1,200 | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 19 | 10 | 41 | 25 |
| Amount involved | $334,150 | $43,700 | $1,618,414 | $103,133 |
| No. above to Bank, Trust and Insurance Companies | 21 | 8 | 22 | 8 |
| Amount involved | $875,000 | $100,200 | $1,531,000 | $105,500 |

| | 1907. | 1906 |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,129 | 13,314 |
| Total Amt., Manhattan, Jan. 1 to date | $251,458,980 | $257,591,938 |
| Total No., The Bronx, Jan. 1 to date | 6,088 | 6,564 |
| Total Amt., The Bronx, Jan. 1 to date | $59,482,359 | $49,493,241 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **16,217** | **19,878** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$310,941,339** | **$307,085,179** |
| **Total No. for Manhattan for Aug.** | **736** | **1,206** |
| **Total Amt. for Manhattan for Aug.** | **$16,643,825** | **$23,411,607** |
| **Total No. for The Bronx, for Aug.** | **479** | **705** |
| **Total Amt. for The Bronx, for Aug.** | **$2,917,543** | **$4,312,522** |

PROJECTED BUILDINGS.

| | 1907. Aug. 31-Sept. 6, inc. | 1906. Sept. 1 to 7, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 2 | 27 |
| The Bronx | 23 | 59 |
| Grand total | 25 | 86 |
| Total Amt. New Buildings: | | |
| Manhattan | $525,000 | $5,042,500 |
| The Bronx | 156,550 | 517,100 |
| Grand Total | $681,550 | $5,559,600 |
| Total Amt. Alterations: | | |
| Manhattan | $190,575 | $209,100 |
| The Bronx | 11,700 | 14,400 |
| Grand total | $202,275 | $223,500 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 774 | 1,382 |
| The Bronx, Jan 1 to date | 1,397 | 1,546 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,171** | **2,928** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $60,925,760 | $95,286,180 |
| The Bronx, Jan. 1 to date | 15,453,800 | 21,521,045 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$76,379,560** | **$116,807,225** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$12,444,714** | **$16,800,440** |
| **Total No. New Bldgs., Manhattan, for Aug.** | **67** | **134** |
| **Total Amt. New Bldgs., Manhattan, for Aug.** | **$6,956,800** | **$7,438,150** |
| **Total No. New Bldgs., The Bronx, for Aug.** | **179** | **174** |
| **Total Amt. New Bldgs., The Bronx, for Aug.** | **$1,511,500** | **$1,999,650** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Aug. 29-Sept. 4, inc. | 1906 Aug. 30-Sept. 5, inc. |
|---|---|---|
| Total number | 508 | 859 |
| No. with consideration | 33 | 39 |
| Amount involved | $236,150 | $333,080 |
| Number nominal | 475 | 820 |
| **Total number of Conveyances, Jan. 1 to date** | **23,942** | **26,162** |
| **Total amount of Conveyances, Jan. 1 to date** | **$15,205,389** | **$21,260,785** |
| **Total No. of Conveyances for Aug.** | **2,466** | **3,743** |
| **Total Amt. of Conveyances for Aug.** | **$1,707,470** | **$1,445,653** |
| **Total No. of Nominal Conveyances for Aug.** | **2,350** | **3,557** |

MORTGAGES.

| | 1907. | 1906. |
|---|---|---|
| Total number | 566 | 709 |
| Amount involved | $2,072,107 | $3,791,862 |
| No. at 6% | 304 | 390 |
| Amount involved | $765,187 | $1,056,310 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 207 | 104 |
| Amount involved | $1,030,670 | $675,793 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 44 | 189 |
| Amount involved | $243,400 | $954,466 |
| No. at 4½% | ..... | 3 |
| Amount involved | ..... | $25,700 |
| No. at 4% | 2 | ..... |
| Amount involved | $4,650 | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | 1 |
| Amount involved | ..... | $2,500 |
| No. without interest | 9 | 22 |
| Amount involved | $28,200 | $77,093 |
| **Total number of Mortgages, Jan. 1 to date** | **24,744** | **26,999** |
| **Total amount of Mortgages, Jan. 1 to date** | **$108,659,352** | **$111,215,968** |
| **Total No. of Mortgages for Aug.** | **2,705** | **3,217** |
| **Total Amt. of Mortgages for Aug.** | **$11,166,883** | **$12,431,724** |

PROJECTED BUILDINGS.

| | 1907. | 1906. |
|---|---|---|
| No. of New Buildings | 76 | 111 |
| Estimated cost | $709,100 | $929,665 |
| Total Amount of Alterations | $50,679 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,586** | **5,741** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$50,321,128** | **$43,562,322** |
| **Total amount of Alterations, Jan. 1 to date** | **$4,733,985** | **$3,610,063** |
| **Total No. of New Bldgs. for Aug.** | **541** | **692** |
| **Total Amt. of New Bldgs. for Aug.** | **$4,831,849** | **$6,909,355** |

# PRIVATE SALES MARKET

## Review of the Week.

THE volume of actual private sales in Manhattan and the Bronx is small, likewise a marked falling off in the number of recorded conveyances is noticeable, and although it is not unreasonable to assume that a general improvement will be witnessed within the next fortnight, present indications are of such a character as to render it difficult to predict with any degree of certainty whether or not realty trading for the fall of 1907 will equal that of the previous corresponding period. It has been argued that the several recent important transactions which have been closed indicate a strong market, handicapped only by unfavorable mortgage conditions; but while it must be admitted that the influence of these sales on surrounding values is potent, they cannot be accepted as an evidence of the pulse of the general market, since the conditions which governed them were almost entirely local in character. A strong market manifests itself in the volume of well-scattered sales, rather than in the magnitude of a few sectional transactions.

There is one factor to be taken into consideration this fall which may well be deemed of importance in venturing a forecast, and that is the likelihood of a considerable degree of capital being diverted to investment in real property through the enormous shrinkage in stocks and bonds that otherwise might have remained invested in these securities. This diverting is rendered more probable by the fact that the advantages of investment in real estate have been so marked for two or three years that discriminating investors are rapidly recognizing real property as the best security for hoarded savings, after all. In the meantime, many brokers, particularly those who handle the smaller properties, have revised their lists and are marshaling their forces in preparation for an expected demand from this direction.

Among the transactions of interest below 59th st was the reported sale of the Luce Holdings on Fifth avenue, a plot at the northwest cor of Lafayette and Howard sts, which

foreshadows another building operation, and a deal involving the acquisition of the Hotel Belmont in 45th st, at a figure approaching $300,000. Above the circle the purchase of private dwellings was the feature, but across the Bronx very little activity is recorded beyond a few sales of two-family houses. The total number of private sales reported is 36, of which 9 were below 59th st; 15 above, and 12 in the Bronx.

## SOUTH OF 59TH STREET.

BAYARD ST.—Hiram Rinaldo & Bro. sold for H. Rochman as executor to E. L. Lucas 14 Bayard st, a 4-sty tenement, 19x50, adjoining the northeast corner of Chrystie st.

LAFAYETTE ST.—Webster Realty Company, of which Mayer S. Auerbach is president, bought through F. E. Barnes, from the Smith estate, of Meriden, Conn., the plot, 113.10x89.4, at the northwest corner of Lafayette and Howard sts. The parcel is one block distant from the Canal st station of the Subway.

IRVING PL.—Ponter & Crawford sold for the Investors and Traders' Realty Company to Morris Weinstein the southwest corner of Irving pl and 19th st, a 4-sty dwelling, 92x25. The sellers bought the property a short time ago through the brokers in the present transaction.

### Hotel Belmont Changes Hands.

45TH ST.—Through the combined efforts of V. F. Pelletreau & Co. and W. E. Preble the Hotel Belmont at 116-118 West 45th st has been sold for Lillian B. Leavitt to the Valenca Realty Company. The building is nine stories in height and covers a plot 40x100. It is situated between 6th av and Times square, and is immediately in the rear of the Stuyvesant Theatre. The purchase price is understood to have approached $300,000.

### Columbia Leasehold Finds Purchaser.

49TH ST.—The estate of George R. Gibson sold 31 West 49th st, a 4-sty and basement stone front dwelling, 22x100.5, Columbia College leasehold.

BOWERY.—Hiram Rinaldo & Bro. sold for Bertha Rauth to Harry Wittenberg 168 and 168½ Bowery, a 4-sty building, 25.6x100, between Broome and Spring sts.

### Large Fifth Avenue Deal.

5TH AV.—It was rumored late on Friday that Harry J. Luce sold to a Mr. Holbrook his holdings at 667 to 671 5th av, 60x100, and 2 East 53d st, 25x100.5. In all the plot contains about 8,500 square feet and is covered with old style 4-sty dwellings. The property was acquired by the seller several years ago at a cost of about $850,000. While the price reported in the present transaction is not definitely known, it is believed to equal approximately $1,250,000.

### In the Pennsylvania Section.

10TH AV.—Pocher & Co. sold for the Badt-Mayer Co. the 5-sty tenement at 484 10th av, corner 37th st, together with the adjoining tenement, No. 486, 50x75. The purchaser buys for investment.

## NORTH OF 59TH STREET.

78TH ST.—Emanuel Simon resold for Meier Lehman to B. Wollesen the southwest cor of 78th st and Av A, two 4-sty buildings, on lot 25x94.

79TH ST.—W. E. D. Stokes sold the plot, 130x102.2, on the south side of 79th st, 86 ft. east of Riverside Drive, to the Stuyvesant Co-operative Buildings, Inc. It is the intention of the buyer to erect a 12-sty fireproof apartment on the site at a total cost of about $650,000. When completed, it will be conveyed to co-operative owners under the name of "310 West Seventy-ninth Street, Inc." The building will contain 29 duplex apartments. It is understood that 11 of the apartments will be sold for a total of $218,000, and the remainder rented for a total of $59,800. This sum exceeds by $13,000 the total estimated running expenses.

86TH ST.—Slawson & Hobbs sold for Herman J. H. Asendorf the 5-sty American basement dwelling, 529 West 86th st, 20x100.8. The buyer will occupy the premises.

102D ST.—In part payment for 548 West 125th st, M. Desetnick gives to Mrs. Rabinovitch 164 East 102d st, a 4-sty flat, 20x100.11.

### Resale in 103d Street.

103D ST.—James J. Connor resold for Kaufman Sasserath to Jacob Abraham the 4-sty double flat, 24.6x100.11, at 153 East 103d st, adjoining the northeast cor of Lexington av.

109TH ST.—Charles M. Siegel bought from Nathan Burkan, 232 East 109th st, a 5-sty flat, 25x100.11.

117TH ST.—Emanuel Simon sold for Bloch Bros. to the Peter Mundorff estate 360 and 362 West 117th st, two 5-sty double flats, 50x100.

### 125th St. Tenement in a Trade.

125TH ST.—Jacob Sado has sold for Sarah Rabinovitch 548 West 125th st, a 6-sty tenement, 25x100, to Max Desetnick, who gives in part payment 264 East 102d st, a 4-sty single flat, 20x100.

127TH ST.—Edward A. Isaacs sold for William B. Potter to M. Brady 26 West 127th st, a 3-sty frame dwelling, 25x99.11.

127TH ST.—J. B. Johnson sold for William R. Willis to Mary Lucas, for occupancy, 262 West 127th st, a 3-sty dwelling, 16.8x99.11.

130TH ST.—Shaw & Co. sold for the Brosnan estate 65 West 130th st, a 4-sty and basement stone front dwelling, 20x55x99.11.

143D ST.—Gem Realty Company and Harry Aronson sold to a purchaser, for investment, 122 and 124 West 143d st, a 6-sty flat, 41.8x99.11.

AV A.—Emanuel Simon resold for Meier Lehman to B. Wollesen the southwest cor of Av A and 78th st, two 4-sty buildings, 25x94.

JANSEN AV.—Daniel F. McElkenney sold for Mrs. Rose M. Tobin the 2-sty frame dwelling, 33x100, on the west side of Jansen av, 319 ft. south of 228th st.

MARBLE HILL.—E. Fellman sold for a client to Mark L. Kelly the northwest cor of Terrace View av and Jansen av, Marble Hill, a plot 134x82.

RIVERSIDE DRIVE.—Richard Collins, in conjunction with Davis & Robinson, sold the 4-sty high-stoop dwelling, 64 Riverside Drive, size 25x105. The buyer is a well-known Philadelphian, who intends to occupy the house as soon as he completes some alterations.

WEST END AV.—Chas. S Kohler sold for David Christie to Mrs. Annie E. Taylor 902 West End av, a 4-sty brownstone dwelling, 20x72.

WEST END AV.—Slawson & Hobbs sold for Anne E. Levey to a client for occupancy, the 4-sty high-stoop dwelling, 509 West End av, 19.4x55x100.

## BRONX.

221ST ST, ETC.—A. Shatzkin & Sons bought from Livingston & Turk a plot 100x114 on the north side of 221st st, 205 feet east of 4th av; also from a Mr. Callahan a plot 50x100 on the east side of Beech av, 400 feet north of Elm st. The same firm sold to a Mr. Carmine Fabrizio a lot 25x100 on Beech av, south of Corsa av, and to Frank Philisano a lot 25x100 on east side of Beech av, south of Corsa av.

FOURTH AV, ETC.—A. Shatzkin & Sons bought from a Mr. Weed the plot 75x105 on the east side of Fourth av, 39 ft. north of 211th st; also from C. E. Watson a plot 85x100 on Ash av, north of 216th st; also from a Mrs. Schaffaer a lot 25x190 on the south side of 217th st, east of Sixth av.

FRANKLIN AV.—Eugene J. Busher sold for John J. Barry 1200 Franklin av, a 3-sty frame dwelling, 22.1x190.8, and the lot, 20x100, adjoining on the north.

LORING PL.—Eduard Dressler sold to Marie Wittmack 2257 Loring pl, a 2-family house, 20x100.

TRINITY AV.—Julius H. Haas sold to Henry C. Niedenstein a two-family frame dwelling on the east side of Trinity av, opposite St. Mary's Park.

WENDOVER AV, ETC.—Reiter & Newman sold for Rosa Nathan the 4-sty flat 680 Wendover av; also sold the two-family brick house 446 East 135th st; also the 4-sty flat 1010 East 162d st; also the northeast corner of 207th st and Decatur av, Bedford Park.

## LEASES.

Renton-Moore Co. leased for Charles T. Barney to J. F. Carroll for a term of years, a 4-sty private dwelling 25 Hamilton Terrace.

Renton-Moore Company leased for John Alexander Beall to William M. Montgomery for a term of years, a 4-sty private dwelling at 505 West 152d st.

Louis Schrag leased for Thonet Bros. to A. Habernicht & Co., wholesale wine merchants, the entire store floor and basement in their new concrete building, Nos. 542-4-6 West 36th st, for a long term.

S. B. Goodale & Son leased for John M. Gardner for a term of years his residence 108 West 91st st, to a Mr. Slayden of Asheville, N. C.; also for Mr. Gardner to a client the "Court Chambers" apartment house, 54 East 25th st.

Switzer & Levis leased for the Hensle Realty & Construction Co., to the Hygrade Wine Co., for a term of years, the entire cor store and basement in the building on the premises at northeast cor of Manhattan st and Broadway, at an aggregate rental of about $30,000.

Duross Co. leased the 3 buildings, 364-6 7th av in the block adjoining the new Pennsylvania Railroad Station now being erected, to Peter Huc for a short period; also 39 West 19th st for the Prudential Real Estate Corporation, 3-sty and basement building, to Chiarello Bros. & Co. for a term of 3 years.

Chas. F. Noyes Co. leased for Edwd. G. Hewitt the building at 31 Rose st to the American News Co. The Noyes Co. were also the brokers in the recent lease of the store and basement of 37 Broad st for the United Merchants' Realty & Improvement Co. to the Exchange Buffet Co. for 21 years, at an aggregate rental of about $200,000.

## REAL ESTATE NOTES

John Reisenweber is the purchaser of 304 West 58th st, which appears in this week's conveyances. The property adjoins his Eighth av holdings.

Mr. Emanuel E. Tisch, of the firm of E. E. Tisch & Co., 957 Third av, is ready for business again, after spending the summer at Loch Sheldrake, Sullivan County.

Wright Barclay, of 299 Broadway, Manhattan, wishes to notify his clients that he has opened an uptown branch office at 435 4th av, to further facilitate the transaction of a general real estate business.

Schmidt & Donohue, real estate brokers and agents, have removed their offices to 291 Lenox av, near 125th st; the firm make a specialty of managing apartment houses and flats largely in the Harlem district.

Mr. A. N. Gitterman, of 156 Broadway, Manhattan, has been quite successful in placing loans on bond and mortgage. He said that personally he has experienced very little trouble in securing mortgage money, but that the difficulty lies in finding suitable applications.

Among the Wants and Offers an advertiser wishes it known that he has a 4-sty dwelling for sale, and in the same column an opportunity appears for those seeking to purchase a centrally located real estate office, besides it will also be noticed that an opening presents itself for a competent renting man.

Mr. Charles H. Schnelle, of Schnelle & Alstadt, in speaking about the conditions of the Real Estate market around the Yorkville section, said that the owners were very stiff in their prices. There does not seem to be any disposition on their part to give concessions, especially as to renting, because the demand is so far in excess of the supply. Most of the interior decorating is done at the expense of the tenant, though the owner attends to the exterior work.

Mr. Preston, of the firm of Dennis & Preston, 258 Broadway, Manhattan, does not look for any material rise in Manhattan real estate values for the next twelve months, although he ad-

# WANTS AND OFFERS


## AT $25,000

An opportunity to purchase a bargain; NO. 65 WEST 83D ST., BETWEEN CENTRAL PARK WEST AND COLUMBUS AV., four-story, high-stoop private house; brownstone and brick front, foyer hall, laundry, and butler's pantry extension; lot 16.8x100.2; open plumbing; parquet floors; possession. Caretaker on premises, or N. L. & L. OTTINGER, Room 602, 31 Nassau St.

## FREE LABOR OFFICE

**Competent Italian Laborers and Mechanics Supplied Free of Charge**

BY THE

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mits that this may not apply to several of the active centers, such as the Waldorf-Astoria section and other districts similarly affected by changing business conditions. He is further of the opinion that many operators will be forced to dispose of their holdings at figures less than they have expected to receive, but still at a profit over cost prices of a year ago. Mr. Preston argues that this will go to show the inevitable result of overproduction and overspeculation.

One of the old landmarks, the Haymarket dance hall, 498 Sixth av, corner of 30th st, is to be torn down as soon as the present lease expires. A dry goods firm from Syracuse have made an offer for it, and while the papers have not yet been signed, still it is understood that the terms are practically agreed upon. Oliver L. Jones, the owner of the property, refused positively to either confirm or deny the report when a representative of the Record and Guide called on him yesterday. One more link to the chain of modern business buildings that are being rapidly erected in the Herald Square section, will be added when this one is completed.

## THE AUCTION MARKET

INTEREST in the auction market for the week was chiefly centered in the large offerings of vacant lots on Labor Day at Ostend (Far Rockaway) and at Livingston (Staten Island). In both instances all of the lots offered were disposed of at satisfactory figures. Although it rained on Monday the attendance at the Ostend auction was large, and the bidding sharp and snappy. The tract at Ostend consisted of 120 lots, situated immediately east and north of the Kuloff and Tackapouche hotels, and facing the ocean. One of the bargains, 12 2-3 lots, with a frontage of 170 feet in South st, overlooking the beach, was struck off by Auctioneer Joseph P. Day to ex-Chief William S. Devery at $10,500. For a corner parcel of 6 1-2 lots opposite the Tackapouche Hotel, William J. Morris, a Manhattan realty operator, paid $12,250; and a plot of 6 1-3 lots adjoining, brought $9,500. Jerome Buck purchased a corner plot of 7 1-8 lots for $8,000. The lowest price secured was $4,000 for a plot of 5 1-2 lots on Rue de St. Felix, the buyer in this instance being H. M. Miller. The entire offering was disposed of by Mr. Day in a little more than one hour's time, at a total of $136,000.

On Staten Island excellent prices were also obtained by the Jere. Johnson, Jr., Co. The property sold consisted of a tract of 214 lots on Castleton, Mada, Davis, Prospect and Forest avs. The offering yielded $66,145, the average price per lot being $309. The highest price at the sale was obtained for a lot at the southeasterly corner of Bard and Davis avs, which brought $900. There were 59 purchasers in all, among them being Cornelius G. Kolff, E. A. Ingals, F. L. Kennedy, Robt. H. Pentz and others.

On Wednesday, at the Vesey Street Salesroom, Bryan L. Kennelly sold a parcel known as the estate of E. Crossman-Riley at Seabright, N. J., 100x450, with cottage and stable, at public auction, the easterly portion of which, a plot 100x255, with cottage, being purchased by Leopold Hutter for $9,250, and the westerly portion, 100x183, with stable, was knocked down to R. F. Greacen for $4,700. On Thursday, Joseph P. Day conducted two foreclosure sales, one parcel being 306 to 312 East 27th st, 85x98.9, two 6-sty brick tenements, which was struck off to the plaintiffs, Pincus Lowenfeld and others, for $96,632, the other being 882 to 904 Union av, 225x100, also 6-sty tenements, for which the plaintiff, Samuel Strasbourger, paid $261,500.

Closely following the successful Far Rockaway auction, Joseph P. Day will have another large sale at Belle Harbor to-day, when 301 seashore lots and five cottages will be put up. The location of the property is widely and favorably known, and it is confidently expected that good results will be obtained. Among other coming auctions is that of the sale of over 300 acres by Bryan L. Kennelly, situated at Yonkers, N. Y., on Central Park av, Jackson av and Grassy Sprain rd, which will take place at the Court House at White Plains, N. Y., on Sept. 17.

# Of Interest to Property Owners.

## Taxation of Unoccupied Land.

It is reported in a cable message from Bremen, that the Town Council of Schoeneberg, a suburb of Berlin, having 180,000 inhabitants, has adopted an ordinance providing that the owners of unoccupied land shall pay twice the amount of the taxes levied on occupied land, and further that "the municipalities of the other Berlin suburbs will follow the example of Schoeneberg, as otherwise more than the proper proportion of capital will be invested in building in the Schoeneberg suburb."

This last statement shows at once what effect the increased taxation of unoccupied land would have. Owners of unoccupied land would put it to use at once so as to escape the higher taxation. This movement in Germany is in line with other countries which have begun to understand that the land on which and from which all must live is the source of all wealth.

Mr. Edward Polak, the real estate and taxation expert, explained, upon being shown the Bremen report, that the increase of taxation on land in Germany is a faint attempt of the government to get back public wealth that has been appropriated by private individuals and to force unused land into use. Mr. Polak further said for this paper:

"Germany has long been experimenting with a land tax in Kiaouchu, a Chinese possession and evidently has been satisfied with its operation since they are extending the system to the mother country.

"Statesmen of all countries are coming more and more to the belief that from the land should come the revenue for the support of the government.

"The English Premier, Sir Henry Campbell Bannerman, in a recent speech, pledged the Government's support to a readjustment of the land rating, taking the ground that an increased rating (taxation) on land values was highly important.

"In Scotland, The Land Restoration League has been demanding for a number of years that a tax on the full rental value of the land be enforced.

"In New Zealand they have long recognized the importance of a tax on land values. While the tax has never been high, the beneficial effects have been so apparent that the number of towns to adopt the tax are increasing every year.

"In Russia the land question is the important question, more so even than political liberty. The Duma recently dissolved by the Russian Government, were expressly instructed by their constituents not to return until they procure from the government a readjustment of the land. Count Tolstoi has declared over and over again that the Russian question can only be settled when land values are equitably distributed among the people of Russia."

Regarding New York City Mr. Polak said that we have attempted to regain some of the public wealth by passing a law to tax railroad franchises the same as real estate. We also tax vacant land on one hundred per cent of its value where formerly it was taxed only on from forty to sixty per cent of its market value.

"In Fairhope, Alabama, a handful of men started a town a few years ago on the theory that all forms of taxation should be abolished save taxes on land values. Within a few years Fairhope has grown into one of the most flourishing towns in Alabama.

"Of course the movement in Schoeneberg is only a step in the right direction, but it is the adoption of the principle that all unused land should be doubly taxed, that land should not be kept out of use for speculative purposes and that the owners should use it or be forced to let go so that others who want to may use it.

"In order to secure the full benefit of this measure, all taxes on real estate improvement should be abolished and the tax should attach itself to the value of the land only.

"The problem is world wide and is pressing for solution. The life of all civilized governments depends on the equitable adjustment of their land laws."

"Which government will first adopt a just system of land tenure?"

### Who Owns a Trust Deed.

A mortgage is an instrument conveying property to a creditor as security. A trust deed, as that term is commonly used, is an instrument which amounts in law to a mortgage, but which conveys the property to a third person as trustee for the benefit of the creditor. After a loan is paid off and the trust deed released, it is customary to surrender the instrument to the borrower. The trust deed, however, belongs to the trustee if he wants to keep it.

## Public Works.

ASSESSMENTS FOR STREET OPENINGS.

An assessment for regulating grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches and placing fences in Fulton av from St. Paul's pl to East 175th st, was confirmed on August 27, 1907. The area of assessment includes both sides of Fulton av from St. Paul's pl to East 175th st, and to the extent of one-half the block at the intersecting and terminating streets.

PROPOSED STREET ASSESSMENTS.

The attention of property owners is directed to the proposed assessment for regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Burnside av, from Tremont to Ryer av, as well as in Perry av, from East 207th st to Gun Hill road in the Bronx. Also for regulating, recurbing and reflagging Edgecombe av, from 147th st to 155th st, together with a list of awards for damages occasioned by a change of grade.

ASSESSMENTS FOR SEWERS.

Notice is given to property owners that an assessment for building a sewer in East 183d st was confirmed on August 20, 1907. The area of assessments includes both sides of 183d st between Morris and Creston avs.

### Improvements Along the Concourse.

Sewers have been authorized in East 163d st and the Concourse, to cost about $20,000, where the property benefited is valued by the Tax Department at $110,000, as follows: East 163d st, from Sheridan av to Grand Boulevard and Concourse; Grand Boulevard and Concourse, east side, from East 163d st to East 165th st; Grand Boulevard and Concourse, west side, from East 164th st to East 165th st.

This improvement affects one block of East 163d st and two blocks of the Concourse. Title to all of these streets has been legally acquired. East 163d st has been regulated and graded, and one house has been erected upon the abutting property. The grading of the Concourse is now in progress, and the macadamizing of the roadway has been authorized. It is desired to complete the subsurface improvement before the macadam is laid.

### Bronx Public Works Authorized.

The Board of Estimate has authorized the grading, regulating, curbing and flagging of the following streets in the Bronx:

In City Island av (Main street), from the approach to the bridge about 300 feet north of Elizabeth st to the Long Island Sound at the southerly end of City Island.

Popham av, between West 176th st and Montgomery av.

Kossuth pl, from Mosholu Parkway to DeKalb av.

East 147th (Dater) st, from Southern Boulevard to St. Mary's Park.

East 199th st, from Webster to Manor av.

Whittier st, from Seneca to Ludlow av.

PAVING.

The following paving improvements have been authorized:

Cypress av, between East 138th and East 143d sts.

East 137th st, from Southern Boulevard to Willow av.

Timpson pl, from East 147th to East 149th sts.

SEWERS.

In Anthony av, between Burnside av and East 180th st.

In East 235th st, between Kepler av and Mount Vernon av.

In Waterloo pl, between East 176th st and East 175th st.

In Valentine av, between East 201st st and Bedford Park Boulevard.

## Grading West Farms Road.

The city took title, on August 1, 1907, to the lands within the lines of the West Farms Road, between the northerly side of Unionport rd and Westchester Creek, and has ordered regulating, grading, curbing and flagging of West Farms Road between Morris Park av and the corner of Main st and Westchester av in the old village of Westchester.

Proceedings for acquiring title to West Farms Road, between the Bronx River and Westchester Creek, were authorized on September 16, 1903, and the oaths of the Commissioners of Estimate and Assessment were filed on January 30, 1906. A grading and paving improvement affecting the portion of the street between the Bronx River and Morris Park av was authorized by the Board of Estimate and Apportionment on

January 25, 1907, and at the same time provision was made for vesting title to that portion of the street between the Bronx River and Morris Park av in the city, on April 1, 1907. On April 5, 1907, provision was made for vesting title in the city on May 1, 1907, to that portion of the street between Morris Park av and the northerly side of the Unionport road to permit of carrying out improvements now in progress along the line of the New York, New Haven and Hartford Railroad.

The resolution last passed affects a length of about one and three-quarter miles of West Farms Road, and through the entire distance a roadway of lesser width is in use at the present time. The abutting property in the vicinity of the terminals named in the resolution has been partially improved, but only a very few buildings have been erected along the intervening section. The roadway is occupied by trolley tracks, and the street, through a large portion of its length, adjoins the property of the New York, New Haven and Hartford Railroad Company. The improvement is an important one, and will form an additional means of communication between the former village of Westchester and the Morrisania district.

The work to be done comprises the following: 44,400 cubic yards earth and rock excavation, 148,000 cubic yards filling, 17,700 linear feet curbing, 60,500 square feet flagging. The estimated cost of construction is $187,000, and the assessed valuation of the property to be benefited is $1,023,430.

## A Way to Sell Property.

Professional speculators and operators require little prompting with respect to the method of marketing real estate holdings, but the small investor is prone to make serious mistakes in his anxiety to make a profitable turn. It seems to be the idea of the average property owner that, in order to dispose of his realty quickly and at a substantial advance, it is necessary to list it with as many brokerage offices as possible, but in so doing he commits an error. Nothing tends to cheapen a property quicker than to have it peddled around like small articles of merchandise. To be sure, the particulars of the parcel offered for sale are regularly entered on the brokers' lists and may meet with the requirements of a buyer who providentially happens to be attracted to the offering, although, unless it is particularly pointed out or properly advertised, it is likely to remain undiscovered and in the market for an indefinite period. This uncertainty can be obviated by the owner employing a responsible broker who should be appointed the exclusive agent to handle the property for a limited time.

A real estate broker cannot and should not be expected to guard the seller's interest unless he is properly supported. If he is offered $10,000 for a property by a prospective buyer, whom he is reasonably certain will eventually pay more for the parcel, protect him while he handles the matter, and do not place him in a position where, unless he closes at the original offer, he will find the property sold at that figure, perhaps even to the same client, through the efforts of another agency. The owner should remember that one of the first movements a purchaser makes when he finds that he is unable to secure a property at his price from the first broker is to try another, and it will readily be seen that unless the agent is fully backed up in the first instance the owner's interests are invariably jeopardized. In this connection it may be said that conditions in this respect will undoubtedly improve as soon as the better class of brokers refuse to list property for which they have not the sole agency. An agency agreement should always be in writing and should protect both the owner and broker.

The following form has been used by several well known brokers for some time and is considered as a fair contract to which neither party can reasonably object:

..... 190..

M.....

You are hereby given, for a period of ..... days from date, the exclusive privilege to offer for sale my property situate on ..... st, ..x.. ft., and improved with ..... ....., known as No... ..... st.

The description of the property by metes and bounds is as follows: ..... .....

It is understood and agreed that the minimum price for said property, free and clear of all taxes and special assessments that may be a lien on the premises at the time said property is sold or a contract for the sale is entered into is ..... dollars, and the purchaser is to pay not less than ..... dollars cash on the signing of the contract, the balance of the purchase money, over and above the existing mortgage encumbrance of ..... to be payable in the manner following: ..... ..... ..... ..... ..... ..... ..... .....

Upon your making a sale of the said premises within the time above specified by me, and upon the terms aforesaid, I agree, upon the closing of the sale and the payment of the purchase money, to pay you a commission of ..... on the minimum price as specified above, and in addition thereto a bonus of.....

It is further understood that I am under no circumstances liable for commissions or any other payments unless the transaction is actually closed and the full purchase money received.

No other broker, person or firm has authority from me to sell the property mentioned, and I will not give such authority to any broker, person or firm until the expiration of your agency as above limited, nor will I agree to sell or negotiate for the sale of said premises myself, but will immediately report to you any and all inquiries which I may receive during the continuance of this exclusive agency agreement. .....

The above agency is accepted upon the terms and conditions hereabove stated. .....

## The Best Way to Build.

SUM OF THE WORLD'S EXPERIENCE AND BEST EXAMPLES IN CLASS A CONSTRUCTION TO DATE.

By PROF. FRANK SOULE,
Dean of the College of Civil Engineering in the University of California.

THE failure of fireproofing methods in San Francisco is directly traceable to the commands of the owners to their architects to cheapen as far as practicable the fireproofing and the construction generally, in order to secure greater interest on their investments. This cheapening has often occurred in spite of the protests of the designer and it is in an entirely wrong direction; for rates of insurance are largely reduced with improvements in fireproofing; and as the cost of the steel frame and its proper fireproofing seldom exceeds 27 per cent. of the cost of the building, it seems wise to protect the other 73 per cent. with adequate materials.

In some instances in San Francisco, brick laid in rich Portland cement mortar has been found to be excellent fireproof covering. Good brick has withstood well the severe fire, and when laid in good cement has afforded a strong fireproof wall or pier. At least four inches in brick was found necessary, and a layer of concrete three inches in thickness between that and the steel was a great improvement and served well to protect the latter from rust. But this method will probably not be followed in general, on account of weight, bulk and expense. Hollow brick and tiling was efficient also when properly and liberally used as well as correctly applied on a good system. It has fireproofed satisfactorily, porous tiles proving to be the better.

In a country subject to earthquakes, a strongly-framed and well-founded wooden house, two, or at most, three stories in height, with non-disintegrating plaster and finish, light tile chimneys and ample fire prevention and protection is the ideal type of residence structure.

The high steel-frame office buildings have shown that in order to resist perfectly the bending moments and shears induced by the swaying due to earthquake movements, such buildings should be stiffened in their joints and connections by the best riveting combinations and knee and other bracing, particularly at or near the ground floor.

Columns, exterior and interior, should be put in more liberally in future upon the first and second stories, and the strongest joints and connections should be adopted in order to resist the bending and shearing. With such strengthening the high steel structures will safely endure an earthquake of even greater severity than that of April 18, 1906. This kind of building has proved its worth and reliability and has "come to stay." It has been tried and has not been found wanting. Minor improvements, as advocated, will produce a perfect structure.

Concrete and reinforced concrete have become popular for construction with a large number of designers in San Francisco, on account of the claimed strength, indestructibility, facility of use, and fire and rust protection their materials afford. Unfortunately for San Francisco, there were few structures of concrete or reinforced concrete in the city at the time of her great trial; but these few behaved well during both the earthquake and the resulting fire.

Therefore, although such structures are admittedly new and comparatively experimental on the Pacific coast, the confidence reposed in them has already led to the designing of a number of large buildings of this type for public or business purposes.

At present the sentiment is to limit them to a height of six or eight stories, on account of their experimental character and because of the fear that greater height would permit a reversal of stress, due to 'quake and wind force in the reinforced girders.

Mill construction with brick will undoubtedly be utilized in many instances for a considerable time to come, but the lesson taught us should be learned, that the materials used should be first-class pressed-brick, well-wetted, and cement mortar, and that all parts should be thoroughly tied and anchored together. This rule has been found by our experience to be a most important one to follow in all brick and stone construction, and its neglect in the past has resulted in much loss and ruin.

The damage inflicted upon San Francisco from the direct and immediate effect of the earthquake was relatively small, being estimated at from 3 to 10 per cent. only of the total loss; but the subsequent and indirect effect was to paralyze the water supply and its distributing system, start a great conflagration, render impossible its extinguishment with the means at hand, cause the death of at least 500 human beings, burn approximately $500,000,000 worth of property, render houseless, homeless and miserable 200,000 people, and inflict remoter damages to business, commerce and labor, only to be estimated in the future. When we can see plainly, as we may, looking backward, that nearly all of this destruction and suffering might have been prevented by wise foresight and provision, we feel that we must send a warning to all the cities of the world.

Any city that disregards this warning will be guilty of a great crime.

Of a building's entire fire damage, the risk from fire within the building is estimated, on the average, at 40 per cent., the other 60 per cent. of the risk being from the exterior of the building. This risk for interior fires should be reduced to a minimum by ample provision for fire prevention. As far as practicable, the absence of combustible material should be secured.

While the danger from exterior fires to a given building is ordinarily estimated at 60 per cent., it practically becomes 100 per cent. in case of a great conflagration. In San Francisco, little protection from exterior fires has been adopted. Many of the best buildings, had they been furnished with metallic shutters of the best design, with wire glass in metal sashes, and with cornice and other exterior sprinklers, supplied by a private water plant, certainly might have been saved.

San Francisco's experience recommends that wells and elevator shafts, running up through many stories, should be guarded by brick or reinforced concrete walls, fitted with double metal rolling doors, bolted to the walls to allow the expansion; or with automatic sliding doors and wire-glass partitions.

The importance and value of real protection will be appreciated when it is stated that a third-class building, with such complete fire-prevention plant, is insured for less than a first-class one, not having it. This lesson is one that should be taught to all capitalist owners by their architects and engineers. Moreover, all parts of an establishment should be equally protected, for the fire may begin anywhere.

Concrete floors with metallic mesh reinforcement are strongly recommended for strength and fireproof character.

A non-inflammable substitute for woodwork and trim generally is greatly to be desired.

Double windows of wire-glass in hollow metallic frames are recommended; or where such material would be objectionable by cutting off the view, double plate glass is considered next best.

Interior doors should be of metal, or at any rate metal covered, in fireproof buildings and the light for corridors and halls should come through wire-glass.

As the installation of wire-glass, metallic rolling shutters and metal sash is only a small percentage of the cost of the building, and has proved to be such excellent fire protection, when of the best material and workmanship, a wise economy demands its use in every important fireproof building. Capitalists and owners must understand that perfect fire protection for structural steel is necessarily expensive. Any so-called fireproofing that is cheap or flimsy, is a delusion and will not serve. The application of an effective method insures permanence of the structure and at the same time is a reducer of the rates of insurance.

Steel columns may be well fireproofed by surrounding them with four inches thickness of the best quality of stone or cinder concrete, or by three inches thickness of either, when hollow tiling is put upon the exterior.

Three-inch porous terra-cotta tiling, wrapped on the outside with wire, and metal mesh used around the bed course of the column, has proved efficient. The mortar of the tiles should contain a large percentage of cement, and they should be strongly anchored to the columns to prevent their falling away in earthquake or fire and so leaving the steel exposed.

In the great fire, decorations, trim, inflammable oil paints and varnishes, in office buildings aided materially in spreading the flames. A water color paint has been recommended that will endure washing and is non-inflammable.

Fire walls of brick, extending up above the roofs of buildings were effective in resisting the spread of the fire; but the support derived from metal bands and anchors was often neglected, like much other masonry in San Francisco, and such walls therefore, fell, in many instances, both during the earthquake and the fire, particularly when laid in common mortar.

Cast-iron columns, in many buildings, endured the 'quake and the fire quite well, but undoubtedly would have been broken or shattered had cold water been thrown upon them in the midst of the great heat.

Structures made of concrete blocks were usually greatly damaged or even ruined by the earthquake, owing to imperfect anchorage and failure to cohere at their joints.

Granite, sandstone and marble were badly cracked and spalled by the fire, the latter stone often crumbling to powder.

A proper foundation, stable and firm, is of vital importance, and particularly in the case of soft, marshy or made ground. Anchorage, bonding and tying of all masonry should be strictly practiced. Steel framing should be made heavier rather than lighter, and joints, connections, bracing and floorings, should be strongly united. Girders and columns should be made very stiff, and, where practicable, continuous. Fireproofing should be of the most perfect type, and no reasonable expense should be spared in its installation.

The lessons taught by the great fires of Boston, Chicago and Baltimore have been verified in San Francisco's experience. In addition to these lessons, the following conclusions may be drawn: (a) Roofs, roof appurtenances and skylights should be given ample protection against fires from without; (b) a great excess of fire hose and apparatus beyond ordinary needs, should be available; (c) a strong bond for fireproofing, tiling, etc., both for girder and column protection is essential; (d) protection for front windows as well as for side and rear ones, is of vital importance; (e) good protection for steel frames and steel roof trusses in attics or the exposed or unusual places should be provided; (f) liberal use should be made of fire retardent in windows and door transoms; (g) wise and liberal use of concrete and reinforced concrete for girder and column fireproofing has proved its saving quality; (h) interior fire protection and prevention by wells, pumps, sprinklers and water tanks vastly lessen fire risk.

## Tenements and Apartments.

THE Building Code Commission has been asked to consider the practicability of making a distinction between "apartment" houses and "tenement" houses. While the Commission has no jurisdiction over the Tenement House Law, it may still in its report to the Board of Aldermen make recommendations, which, if approved of by the city authorities, could be enacted by the Legislature as amendments to the Tenement House Law.

Owners and occupants of high-class houses object to the term "tenements," and an acceptable and agreeable distinction incorporated into the law would be welcomed. In the model Building Code prepared by the National Board of Fire Underwriters, apartment and tenement houses are separately defined:

"An apartment house shall be taken to mean and include every building, which shall be intended or designed for, or used as the home or residence of three or more families or households living independently of each other, and in which every such family or household shall have provided for it a parlor or sitting room, a dining room, not less than two bedrooms, a kitchen and a toilet room, containing a set bath tub and water closet, each room being separate and apart from any other.

"Upon the filing of plans for any building which shall be intended or designed for the occupancy of three or more families, as in this section provided for, THE COMMISSIONER OF BUILDINGS SHALL DECIDE WHETHER SUCH A BUILDING IS AN APARTMENT HOUSE OR A TENEMENT HOUSE ACCORDING TO THE CIRCUMSTANCES OF THE CASE.

"A tenement house shall be taken to mean and include any building or portion thereof which shall be intended or designed for, or is rented, leased, let or hired out as the home or residence of three families or more living independently of each other and doing their cooking upon the premises, or by more than two families upon any floor, so living and cooking, but having a common right in the halls, stairways, yards, water closets or privies or some of them."

Verily, the distinction between a "tenement house" and an "apartment house" seems to be as intangible as that between the legal term "woman" and the polite designation of "lady." It may be a matter of individual opinion, but still one in which "position" and "good manners" are factors.

### Bridge Project May Be Modified.

A hearing is noticed for September 27 in the matter of a petition for a highway bridge over the New Haven Railroad at East 174th st. As the improvement would compel a change of grade in the streets of the neighborhood, Chief Engineer Nelson P. Lewis, who has reported on the petition to the Board of Estimate, is of the opinion that a footbridge would serve the purpose, and this would not require any change of grade. Otherwise the proposed changes will involve damage to several buildings, will require a repaving of Park Av East, from East 174th st to East 175th st, and a reregulating and regrading of Park Av West, from East 173d st to Ittner pl, and of East 174th st, from Park Av West to Webster av.

### A Remarkable Property.

At the offices of Ernestus Gulick Co., 334 Fifth av, New York, title was taken yesterday to the property in Jamaica, consisting of over 8,000 lots, formerly belonging to the Matawok Land Co. This property was sold by them to a syndicate organized by Edward C. M. Fitzgerald, of Brooklyn, and resold to a corporation organized under the name of "Jamaica Estates," by Felix Isman and Ernestus Gulick, for the purpose of developing the estates. It is a remarkable property, consisting, as it does, of heavily wooded uplands traversing the range of hills adjoining the built-up section of Jamaica on the north and fronting for about a mile on Hillside Avenue. The keeping intact of such a large parcel is due to the foresight of a number of the officials of the Pennsylvania and Long Island Railroad companies, who purchased it in a number of parcels from the original owners, seeing its possibilities as a future site for a park or fine residence district. The property was, in fact, selected for a city park by the authorities, but for some reason the project was not carried through. It is expected that the present owners will more than carry out the ideas of the original holders by creating a fine residence park of the same class as "Garden City Estates" and "Belle Terre Estates."

*MISCELLANEOUS.*

**W. P. MANGAM**
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

*MISCELLANEOUS.*

**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST.
AGENCY DEPT.: 932 EIGHTH AVENUE

*MISCELLANEOUS.*

**THOMAS DIMOND**
*Iron Work for Building*
128 WEST 33D ST., NEW YORK
Works { 128 West 33d St. / 137 West 32d St. } Established 1852 Tel. 1780 Mad. Sq.

**N. BRIGHAM HALL & SON**
*Real Estate Brokers and Agents*
Tel., 603 Spring 681 Broadway

**THE TITLE INSURANCE CO., OF NEW YORK**
135 Broadway, Manhattan and 203 Montague St., Brooklyn
CAPITAL AND SURPLUS, $3,000,000
Examines and Insures Titles to Real Estate on Sales and Loans and Deals in Mortgages.
EDGAR J. LEVEY, President
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CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS COMPLETED.

164th st, St Nicholas av and Broadway, sewer.
213th st, Harlem River and 10th av, sewer.
163d st, Broadway and St Nicholas av, sewer.
144th st, s e cor Broadway, receiving basin.
61st st, Central Park West and Broadway, sewer extension.
161st st, Elton av and Grand Boulevard and Concourse, regulating, grading, etc.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Sept. 9.

West Farms rd, Bronx River to Westchester Creek, at 3 p m.
Public Park at Southern Boulevard, at 1 p m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
Perry av, Mosholu Parkway to south line Woodlawn Cemetery, at 2 p m.
E 233d st, Bronx River to Hutchinson River, at 2 p m.
E 222d st, Bronx River to 7th av, at 3 p m.

Tuesday, Sept. 10.

Corlears Hook Park, at 2 p m.
Public park at Rae st, German pl and St Anns av, at 11 a m.
Public park, Queens, at 10 a m.
Bronx Boulevard, Old Boston Post rd, to E 242d st, at 3 p m.
Lawrence av, Lind av, to W 167th st, at 3 p m.

Wednesday, Sept. 11.

White Plains, northern boundary of city to Morris Park av, at 11 a m.

Thursday, Sept. 12.

W 162d st, Broadway to Riverside Drive, at 11 a m.

Friday, Sept 13.

Jay St, Richmond, at 12 m.

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending Sept. 6, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

**The total amount at the end of the list comprises the consideration in actual sales only.**

***Indicates that the property described was bid in for the plaintiff's account.**

JOSEPH P. DAY.

55th st, No 157, n s, 95 w 3d av, 20x100.5, 3-sty brk dwelling. Sheriff's sale of all right, title, &c. Withdrawn .....
Park av, No 4437, w s, 392.6 s 182d st, 25x97.11x25.1x96.11, 2-sty frame dwelling. Sheriff's sale of all right, title, &c. John R Walter .....$500
Southern Boulevard, e s, 25 s Longwood av, 50x100, 2-sty brk dwelling and store. Sheriff's sale of all right, title, &c. Louise W Fish.....50
*55th st, No 540, s s, 225 e 11th av, 25x100.5, 5-sty brk tenement and store. (Amt due, $7,655.85; taxes, &c, $224.46. Sub to a prior mort of $10,000.) Bernard McTavey...14,177
*123d st, Nos 440 to 446, on map Nos 440 to 448, s s, 100 w Pleasant av, 100x100.11. (Amt due, $51,464.68; taxes, &c, $500; sub to five morts aggregating $43,081.64.) Corporate Realty Assoc.....96,632
*Union av, Nos 882 to 904, on map Nos 884 to 900, e s, 96.1 n 161st st, 225x100, six 6-sty brk tenements. (Amt due, $34,226.48; taxes, &c, $——.) Action No. 2. Samuel Strasbourger .....261,500
3d av, No 1670, w s, 76.5 s 94th st, 25x100, 5-sty stone front tenement and store. (Amt due, $5,476.56; taxes, &c, $520; sub to a prior mort of $20,000.) David and Harry Lippman and Sampson H Schwarz.....28,600

GEO. R. READ.

*144th st, No 228, s s, 150 w 7th av, 25x99.11, 5-sty brk tenement. Action No 1. (Amt due, $3,328.26; taxes, &c, $29; sub to a prior mort of $15,000.) Isaac M Shackter .....18,950
*144th st, No 230, s s, 175 w 7th av, 25x99.11, 5-sty brk tenement. Action No 2. (Amt due, $3,328.26; taxes, &c, $29; sub to a prior mort of $15,000.) Isaac M Shackter..18,950
*144th st, No 232, s s, 200 w 7th av, 25x99.11, 5-sty brk tenement. Action No 3. (Amt due, $3,336.26; taxes, &c, $29; sub to a prior mort of $15,000.) Isaac M Shackter..18,950

SAMUEL MARX.

80th st, Nos 529 to 533, n s, 148 w Av B or East End av, 75x102.2, vacant. (Amt due, $3,494.42; taxes, &c, $244.) Rossley Realty Co..... 23,980
115th st, Nos 117 to 129, n s, 155 e Park av, 131.3x100.11, three 6-sty brk tenements and stores. Action No 2. (Amt due, $4,479.86; taxes, &c, $——.) Right, title, &c. Penco Realty Co.....500
Lenox av, Nos 661 to 679, 143d st and 144th st, No 100 | w s, whole front between 143d and 144th sts, 199.10x100, five 6-sty brk tenements and stores. Action No 1; right, title, &c. (Amt due, $9,245.68; taxes, &c, $——.) Penco Realty Co.....500

| | |
|---|---|
| Total | $483,289 |
| Corresponding week, 1906 | 165,760 |
| Jan. 1st, 1907, to date | 30,456,938 |
| Corresponding period, 1906 | 22,637,219 |

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Sept. 7 and 9.

No Legal Sales advertised for these days.

Sept. 10.

Broadway, Nos 2689 to 2695, 103d st, No 240 | s w cor 103d st, 100.11 x 120, 10-sty brk and stone hotel. Joseph Hamerschlag agt Netherlands Construction Co et al; A L & S F Jacobs, att'ys, 30 Broad st; Edw D Dowling, ref. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Mort recorded Sept 29, 1905. By Joseph P Day.
Southern Boulevard, w s, 225 n Jennings st, 100x100, vacant. Eleanor M Greacen agt George Brown et al; Carrington & Pierce, att'ys, 200 Broadway; James J Dunn, ref. (Amt due, $19,190.98; taxes, &c, $331.20.) Mort recorded June 26, 1905. By Samuel Goldsticker.
191st st, s s, 100 e St Nicholas av, 150x95.9x150.3x104.3, vacant. Andrew J Connick agt Zachariah Zacharias et al; Harold Swain, att'y, 176 Broadway; Sylvester L H Ward, ref. (Amt due, $4,514.19; taxes, &c, $9,498.91.) Mort recorded Apr 22, 1905. By Bryan L Kennelly.

Sept. 11.

No Legal Sales advertised for this day.

Sept. 12.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.
27th st, Nos 306 to 312, s s, 100 e 2d av, 85x98.9, two 6-sty brk tenements and stores. Pincus Lowenfeld et al agt Maria Wimpie et al; Arnstein & Levy, att'ys, 128 Broadway; Thomas P Dinnean, ref. (Amt due, $49,112.60; taxes, &c, $317.00.) Mort recorded Jan 3, 1907. By Joseph P Day.

Sept. 13.

144th st, No 511, n s, 150.3 w Amsterdam av, 16.6x99.11, 3-sty brk dwelling. Antoinette B De Witt agt Edgar Logan et al; Chas H Hitchcock, att'y, 147 Nassau st; Ashbel P Fitch, ref. (Amt due, $1,177.36; taxes, &c, $——; sub to a mort of $10,000.) Mort recorded Mar 27, 1906. By Joseph P Day.
Concord av, Dater st | s e cor 147th st, Dater st, 200x100, vacant. Abraham J Dworsky agt Chas C Glatt et al; Feltenstein & Rosenstein, att'ys, 309 Broadway; Fred C Leubuscher, ref. (Amt due, $19,284.61; taxes, &c, $305.34.) Mort recorded Dec 8, 1906. By Joseph P Day.

Sept. 14.

No Legal Sales advertised for this day.

Sept. 16.

138th st, Nos 10 to 20, s s, 120 w 5th av, 125x99.11, three 6-sty brk tenements, stores in Nos 14 and 16. David Levy et al agt Joseph Jacobson et al; J C Levi, Well & Newhouse, att'ys; Peter J Everett, ref. (Amt due, $16,435.43; taxes, &c, $2,119.46; sub to prior morts aggregating $119,135.67.) Mort recorded June 22, 1906. By Joseph P Day.
11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100, 3-sty brk loft and store building. Max Levi agt John S Buzzini et al; Strasbourger, Weil, Eschwege & Schallek, att'ys, 74 Broadway; Oscar P Willman, ref. (Amt due, $15,745.62; taxes, &c, $741.60; sub to a mort of $18,000.) Mort recorded Dec 27, 1905. By Joseph P Day.

## JUDGMENTS IN FORECLOSURE SUITS.

Aug. 30 and 31 and Sept. 3.

No Judgments in Foreclosure Suits filed these days.

Sept. 4.

78th st, s s, 305 e 3d av, 25x102.2. Samuel Grodginsky agt Morris Seplow et al; Samuel Wolbarst, att'y; Emmet J Murphy, ref. (Amt due, $20,530.49.)
Willis av, e s, 25 s 134th st, 75x40.
Willis av, s e cor 134th st, 25x75. Atlantic Dock Co agt Bronx Bath Co et al; Geo G Dutcher, att'y; Cornelius J Earley, ref. (Amt due, $19,372.20.)
East Houston st, No 157. Max Radt agt Isaac Kleinfeld et al; Arnstein & Levy, att'ys; Emmet J Murphy, ref. (Amt due, $11,707.66.)
8th av, n s, gore, lot 76, map Wakefield, Bronx, 71.6x100x114. Mercer Ramsey agt Geo E Hamm; W J Courtney, att'y; Abram S Jaffer, ref. (Amt due, $639.16.)

## LIS PENDENS.

Aug. 31.

Orchard st, No 186. Wm B Kronenberg agt Lena Kronenberg; action to set aside assignment of mortgage; att'y, T Smith.
Kossuth av, n w cor Matilda st, 50x100. John Collins agt Mary Collins et al; partition; att'y, A H Wadick.
Southern Boulevard, e s, 175 n Barretto st, 100x100. Francis S Stark agt Walter Rukeyser et al; action to set aside conveyance; att'ys, Katz & Sommerich.

Sept. 3.

11th av, n e cor of 35th st, 98.9x70xirreg.
47th st, s s, 525 w 11th av, 115x41 to Hudson River, with rights to land under water.
Land under water, beginning at intersection of high water mark with line running parallel with s s 47th st and 32.10 s therefrom x w 897.10 to w s of 13th av x n 63.1 x e 919.11 x s — to beginning.
Thomas Miller Jr agt Jean W Cochran et al exrs; partition; att'y, W W Westervelt.
10th st, Nos 78 and 80 East, lease, etc. Mary A Finnegan individ and admrx agt Jessie McGuffog; action to compel transfer; att'ys, Earley, Weaver & Earley.

Sept. 4.

179th st, Nos 531 and 533 West. John Ruffo et al agt Wallach Resiler Co; action to foreclose mechanics lien; att'y, H L Widman.
Beech Terrace, s s, 111 e Crimmins av, 75x100. Harry T Howell agt Samuel Alderman; action to foreclose mechanics lien; att'y, J W Bryant.
226th st, n s, easterly ½ lot 485, map of Village of Wakefield, Bronx. Sam Weiner agt Harry Steinberg et al; specific performance; att'y, J J Harris.
Av A, e s, 77.6 s 14th st, 25.9x96. Jacob Iseeks et al agt Regina Bleiman; action to foreclose mechanics lien; att'y, I I Kremer.

Sept 5.

10th av, Nos 823 and 825. Isaac B Miller agt Isidor Abraham et al; action to foreclose mechanics lien; att'y, S Edelman.
10th st, No 261 East. Harry Goldman agt Jacob T Hildebrant; action to enjoin, etc; att'y, S Edelman.
Washington st, w s, 58 n Barclay st, 22.1x55.10 x22.3x55.6; Pier 16, North River, at foot of Barclay st, 1-32 part.
Pier 18, North River, foot of Murray st, 1-32 part.
Eleanor Renwick agt Harold S Renwick et al; dower, &c; att'y, G Bell.

(Continued on page 376)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF September 4 to 18, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF BROOKLYN:

12TH WARD, SECTION 2. HUNTINGTON STREET—REGULATING, GRADING, SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, from Henry Street to Hamilton Avenue. 26TH WARD, SECTION 13. SUTTER AVENUE—REGULATING, GRADING, SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, between Warwick and Elton Streets. 29TH, 30TH and 31ST WARDS, SECTION 16. FOSTER AVENUE—REGULATING, GRADING, SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, from Coney Island Avenue to East 14th Street, and from East 17th Street to Flatbush Avenue. 30TH WARD, SECTION 17. CONSTRUCTING CEMENT SIDEWALKS ON NEW UTRECHT AVENUE, west side, between Thirty-ninth Street and Kouwenhoven Lane; also on 49th Street, between Second and Third Avenues. 30TH WARD, SECTION 18. 10TH AVENUE—SETTING OR RE-SETTING CURB, AND LAYING CEMENT SIDEWALKS, between 75th Street and Bay Ridge Avenue.

HERMAN A. METZ,
Comptroller.
City of New York, September 3, 1907.

# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 134TH STREET—OPENING, from Broadway to the Hudson River. Confirmed July 30, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 15, 1907. (37272-1)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 16 to 30, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named place in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. ELSMERE PLACE—OPENING, from Prospect Avenue to Marmion Avenue. Confirmed June 25, 1907; entered August 15, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, August 15, 1907. (37272-2)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of August 21 to September 5, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. EAST 183D STREET—SEWER, between Morris and Creston Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, August 20th, 1907. (37322)

## PUBLIC NOTICES.

**NOTICE TO TAXPAYERS.**

**Department of Finance, Bureau for the Collection of Taxes, New York, September 2nd, 1907.**

**TAXPAYERS WHO DESIRE TO OBTAIN their bills** promptly should make immediate **written** requisition (blanks may be procured in **the borough offices), stating their porperty by section or ward, block and lot or map number, making copy of same from their bills of last year.**

**If a taxpayer is assessed for personal tax, the requisition should also request bill for such tax.**

**Each requisition should be accompanied by an envelope bearing the proper address of the applicant, AND WITH RETURN POSTAGE PREPAID.**

**In case of any doubt in regard to ward, section, block or lot number, taxpayers should take their deeds to the Department of Taxes and Assessments and have their property located on the maps of that Department, and forward to the Deputy Receiver of Taxes, with the requisition, of certified memorandum of their property, which will be furnished by the Department of Taxes and Assessments.**

**Taxpayers in this manner will receive their bills returned by mail at the earliest possible moment, and avoid any delay caused by waiting on lines, as required in case of personal application.**

**The requisition must be addressed and mailed to the Deputy Receiver of Taxes in whichever borough the property is located, as follows:**

**John J. McDonough, No. 57 Chambers street, Borough of Manhattan, New York.**

**John B. Underhill, corner Third and Tremont avenues, Borough of The Bronx, New York.**

**James B. Bouck, Municipal Building, Borough of Brooklyn, New York.**

**George H. Creed, corner Jackson avenue and Fifth street, Long Island City, Borough of Queens, New York.**

**John De Morgan, Borough Hall, St. George, Staten Island, Borough of Richmond, New York.**

**After receiving the bills, the taxpayer will see that they are properly rebated, then draw check for the net amount TO THE ORDER OF THE RECEIVER OF TAXES, and mail bill and check with an addressed envelope, WITH THE RETURN POSTAGE PREPAID to the Deputy Receiver in whichever borough the property is located.**

**Checks should be mailed as soon as possible after the bills have been received by the taxpayer.**

**All bills paid during October must be rebated before payment.**

DAVID E. AUSTEN,
Receiver of Taxes.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Manhattan, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired for street opening purposes in the

BOROUGH OF MANHATTAN.

BEING the remaining buildings within the area of the proposed Delancey Street extension, located between Broome and Spring Streets and extending from Mulberry Street to Elm Street, Borough of Manhattan, which were not sold at the sale held on Monday, June 24th, 1907, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Room 141, No. 280 Broadway, Department of Finance, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held June 5th, 1907, the sale of the above described buildings and appurtenances thereto will be held by direction of the Comptroller on

THURSDAY, SEPTEMBER 12TH, 1907,

at 10 o'clock a. m., on the premises.

For further particulars see City Record.

JOHN H. McCOOEY,
Deputy and Acting Comptroller.

City of New York, Department of Finance, Comptroller's Office, August 30th, 1907. (37535)

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9357, No. 1. Sewer in West One Hundred and Sixty-fourth street, between St. Nicholas avenue and Broadway.

List 9358, No. 2. Sewer in West Two Hundred and Thirteenth street, between the Harlem river and Tenth avenue.

List 9421, No. 3. Sewer in West One Hundred and Sixty-third street, between Broadway and St. Nicholas avenue.

List 9424, No. 4. Receiving basin at the southeast corner of One Hundred and Forty-fourth street and Broadway.

List 9438, No. 5. Extension of sewer in West Sixty-first street, between Central Park West and Broadway.

BOROUGH OF THE BRONX.

List 9161, No. 6. Regulating, re-regulating, grading, re-grading, curbing, flagging, laying crosswalks, building approaches, placing fences and paving with granite block pavement on a sand foundation, East One Hundred and Sixty-first street, from Elton avenue to the Grand Boulevard and Concourse.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before October 8, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, September 5, 1907. (37536)

## PROPOSALS

Department of Health, southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

MONDAY, SEPTEMBER 9, 1907.

For furnishing and delivering, as required, lumber, timber, moulding, pipe, fittings, stop-cocks, valves, paints, oils, varnishes and miscellaneous plumbers', steamfitters' and painters' supplies to the hospitals of the Department of Health in the various Boroughs of the City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President.

ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated August 27, 1907. (37484)

Department of Correction, No 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, SEPTEMBER 17, 1907,
Borough of Manhattan.

For furnishing all labor and material required for completing the inter-communicating telephones, fire alarm systems, drill bells, etc., in pavilion No. 4, Hart's Island, New York, which work has been abandoned by David E. Kennedy.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated September 3, 1907.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF AUGUST 28TH TO SEPTEMBER 11TH, 1907, OF THE CONFIRMATION BY THE Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX: 24TH WARD, SECTION 11. FULTON AVENUE—REGULATING, GRADING, SETTING CURB-STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from St Paul's Place to East 175th Street.

HERMAN A. METZ,
Comptroller.

City of New York, August 27, 1907.

# $40,000,000

# NEW YORK CITY

## Four and One-half (4½%) Per Cent.

## GOLD TAX EXEMPT STOCK AND BONDS

**Issued in Coupon or Registered Form,**
**Interchangeable at will after Purchase.**

## To be Sold Tuesday, Sept. 10, 1907

**At 2 o'clock P. M.**
**AS FOLLOWS:**

**$35,000,000 Corporate Stock, Payable May 1, 1957**
**$5,000,000 Assessment Bonds, Payable May 1, 1917**

**EXEMPT FROM TAXATION, EXCEPT FOR STATE PURPOSES**

## THESE STOCKS AND BONDS ARE LEGAL INVESTMENTS FOR TRUST FUNDS.

**Send bids in a sealed envelope, enclosed in the addressed envelope. A DEPOSIT OF TWO PER CENT OF PAR VALUE MUST ACCOMPANY BID. Such deposit must be in money or certified check upon a solvent Banking Corporation. For fuller information see "City Record," published at Room No. 2, City Hall, New York.**

**Consult any Bank or Trust Company, or address**

**HERMAN A. METZ, Comptroller, City of New York**

**280 Broadway, New York.**

## LIS PENDENS.

(Continued from page 374)

Clifford pl, s w cor Townsend av, 143.7x40.1x 140.1x40. Henry F Radcliff agt Mary E Radcliff et al; partition; att'y, W E Weaver.

14th st, No 58 West. Robert S Smith agt Frances A Harris et al; action to set aside conveyance; att'ys, Griggs, Baldwin & Pierce.

Ann st, n w cor Theatre Alley, 20x26x26.1x30. Raymond Meredith agt Daniel S McElroy et al; action to foreclose mechanics lien; att'y, M Prinstein.

Greenwich av, Nos 70 and 72. Frank Klein et al agt Henry Maibrunn et al; action to foreclose mechanics lien; att'y, P Klein.

## FORECLOSURE SUITS.

Aug. 31.

100th st, No 105 East. Joseph J Bach agt Knepper Realty Co et al; att'y, H Fluegelman.

Brook av, No 1506. Joseph Goldstein agt Harry J Masson et al; att'ys, Parker & Ernst.

8th av, s s, westerly ½ lot 354, map of Wakefield, Bronx. Henry Decker agt Chas K Nichols et al; att'y, D S Decker.

**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

Sept. 3.

Crotona Park East, s s, 120.1 w Wilkens av, 207.8x264.3x irreg, and Franklin av, w s, 66.3 n 168th st, 50x115.4x irreg. Bronx Borough Bank agt Henry Villaume et al; att'y, J Kearney.

136th st, n s, 110 w 5th av, 125x irreg to s s 137th st. Bowery Savings Bank agt Ratje Bunke et al; att'ys, Strong & Cadwalader.

Franklin av, e s, 58.11 n 170th st, 51x281.5 to Clinton av x47.9x irreg. Esther Cohen et al agt Ferdinand Hecht et al; att'ys, Davis & Kaufmann.

10th av, n w cor of 211th st, 99.11x100.

211th st, n s, 150 w 10th av, 350x99.11, and Broadway, n e cor of 211th st, 133.11x139.3x irreg.

Michael Regan agt John J Mooney et al; att'y, D Daly.

Broome st, Nos 65 to 69. Jacob T Hildebrant agt Adolph Hollander Realty Co et al; att'ys, Wentworth, Lowenstein & Stern.

Sept. 4.

Grand st, Nos 570 and 572. Sundel Hyman agt Isaac Stroh et al; att'ys, Kantrowitz & Esberg.

Sept 5.

109th st, n s, 80 w Park av, 29.4x100.11. Gustavus A Rogers agt David Sommer et al; att'ys, Rogers & Rogers.

Norfolk st, No 82. Hyman Levine agt Matilda Karg et al; att'y, S Hillinger.

Sherman av, Nos 127 to 135. Nathan L Strauss agt Hanover Realty & Construction Co et al; action to foreclose mechanics lien; att'y, I Witkind.

137th st, s s, 950 w Home av, 50x110. Adrian H Jackson agt Epstein Cohen Co; att'y, S H Jackson.

149th st, s s, 155 e Robbins av, 50x80. Meyer Solomon agt Wm B Brownell et al; att'y, M H Hayman.

For other Lis Pendens and Foreclosure Suits see pages 389 and 390.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

August 30, 31, September 3, 4 and 5.

### BOROUGH OF MANHATTAN.

Allen st, Nos 137 and 139, w s, 60 s Rivington st, 40x70, 6-sty brk tenement and store. Philip Stromberg to Morris Pun h. Mort $55,700. Aug 30, 1907. 2:415—25. A $19,000—$45,000 100

Allen st, No 101, w s, abt 50 s Delancey st, 25x87.6, 5-sty brk tenement and store. Max Jacobowitz to Aaron Zwerdling. Mort $38,500. Sept 4, 1907. 2:414—20. A $23,000—$36,000. other consid and 100

Broome st, No 97, s s, abt 50 w Sheriff st, 25x75, 4-sty frame brk front tenement and store and 5-sty brk building in rear. FORECLOS, July 24, 1907. Albert P Massey ref to Harry Horwitz. Mort $12,000. Sept 3. Sept 4, 1907. 2:336—45. A $14,000 $18,000. 15,250

Cannon st, Nos 54 and 56, e s, 125 n Delancey st, 50x100, two 5-sty brk tenements. Haskel Schiff et al to Jacob Jacobowitz. Mort $78,500. Sept 3. Sept 4, 1907. 2:328—2 and 3. A $34,000—$72,000. other consid and 100

Cannon st, Nos 83 and 85, w s, 110 n Rivington st, 40x82, 6-sty brk tenement and store. Benjamin Schwartz et al to Abraham Plesofsky and Isadore Strauch. Mort $62,500. Aug 30. Sept 4, 1907. 2:334—68. A $18,000 -$50,000. other consid and 100

Cannon st, Nos 93 and 95, w s, 225 n Rivington st, 50x100, 6-sty brk tenement and store. Joseph Green to Barnett Levy and Joseph Abrahams. Mort $72,000. Sept 4, 1907. 2:334—62. A $30,000—$70,000. other consid and 100

Forsyth st, No 71, w s, 126 n Hester st, 25x100, 5-sty brk tenement and store and 5-sty brk tenement in rear. Frederica and Daniel Wetterau EXRS, &c, John B Wetterau to Charles Vonhof. Q C. Aug 27. Aug 30, 1907. 1:305—28. A $20,000—$32,000. nom

Same property. Charles Vonhof to Simon Silverman. Mort $16,000. Aug 29. Aug 30, 1907. 1:305. other consid and 100

Grand st, No 374½, n s, 17.11 e Norfolk st, 17x80, 3-sty brk office and store building. Pauline L Broter widow to Cornelius B Schoonmaker, of Warren Point, N J. B & S and C a G. Mort $14,000. Aug 29. Aug 30, 1907. 2:351—62. A $18,000—$23,000. nom

Grand st, No 374½, n s, 17.11 e Norfolk st, 17x80, 3-sty brk office and store building. Juliet Levensohn et al by Pauline L Broter GUARDIAN to Cornelius B Schoonmaker, of Warren Point, N J. B & S. All title. Mort $14,000. Aug 29. Aug 30, 1907. 2:351—62. A $18,000—$23,000. 50,000

Greenwich st, Nos 490 to 496, w s, 129.3 n Canal st, runs n 64 x w 80 x s 45 to an alley, x e 8 x s e 21.10 x e 65.6 to beginning, all title to alley, two 6-sty brk loft and store buildings.

Greenwich st, No 498, w s, 140.6 s Spring st, 15x80, part 6-sty brk loft and store building.

Greenwich st, Nos 500 to 506, w s, 81 s Spring st, 60.1x80x60x80, 6-sty brk loft and store building and part 6-sty brk loft building. 2:595—all the above assessed with lot 77. A $52,000, $115,000.

Greenwich st, No 473 e s, 25.6 n Watts st, runs e 82.8 x n 22.2 Canal st to s w s Canal st, x n w 6.3 x w 83.5 to Greenwich st, x s 25 to beginning, 2-sty frame brk front store. 2:594—4. A $12,000 $12,500.

Greenwich st, No 483, e s, 43 n Canal st, 21.9x90, 2-sty brk tenement and store. 2:594—17. A $8,000—$9,000.

Greenwich st, No 485, e s, 64.9 n Canal st, 21.6x90, 2-sty brk tenement and store. 2:594—18. A $8,000—$9,000.

Greenwich st, No 487, e s, 86.6 n Canal st, 22x90, 2-sty brk tenement and store. 2:594—19. A $8,500—$9,000.

Greenwich st, No 489, e s, 108.6 n Canal st, 22x90, 2-sty brk tenement and store. 2:594—20. A $8,500—$9,000.

Duane st, No 211 | n e cor Caroline st, runs n 59.6 x e 53.4
Caroline st, Nos 2 to 6 | x s 30.6 x w 25 x s 29 to Duane st, x w 28 4 to beginning, 6-sty brk factory. 1:142—25. A $29,000—$43,500.

Also that certain lot situate in block bounded by Duane Caroline, Jay and Washington sts, being 26.6 off easterly end and 14 inches off southerly side of lot 3 map Church Farms. Smith Ely et al EXRS Ambrose K Ely et al HEIRS and DEVISEES Ambrose K Ely to Edwin A Ely HEIR and DEVISEE Ambrose K Ely. Aug 10. All liens. Sept 4, 1907. nom

Henry st, No 306, s s, 239.3 e Scammel st, 24x½ block, 5-sty brk tenement. Nathan Natelson and ano EXRS Isaac Natelson to Joseph and William Cohen. Mort $18,500. Sept 4, 1907. 1:267—67. A $13,000—$21,000. 9,050

Manhattan st, No 46, s w s, 203.4 n w 125th st, 25x81, 5-sty brk tenement and store. Richard H Thomas to Ernest A Fairbanks. Mort $18,000. Sept 2. Sept 4, 1907. 7:1966—19. A $11,500—$19,000. other consid and 100

Murray st, No 33 | n w cor Church st, —x—, 5-sty brk
Church st, Nos 126 and 128 | loft and store building.
14th st, No 30 W | s s, abt 420 w 5th av, x—x to 13th st, 5-
13th st, No 29 W | sty brk store, and being all estate, real and personal under will of his grandfather, John C Tucker decd. Trust deed. John L Tucker to Florence G Tucker, N Y, Samuel A Bristol, of Asbury, N J, and Wm W Buckley, of Brooklyn. B & S. April 26, 1893. Aug 31, 1907. 1:133—1. A $27,000—$46,000; 2:577—25. A $130,000—$150,000. nom

Same property and being all estate real and personal as HEIRS, &c, of John C Tucker the younger, his father, died seized. Trust deed. John L Tucker to same. B & S. June 19, 1893. Aug 31, 1907. 1:133; 2:577. nom

Orchard st, No 164, e s, 75 s Stanton st, 25x87.6, 6-sty brk tenement and store. Louis Livingston to Kate Livingston. Mort $25,000. June 3. Aug 31, 1907. 2:411—10. A $18,000—$37,000. gift

Reade st, No 74, n s, abt 100 e Church st, 25x61.4, 5-sty brk loft and store building. Leo A Newcomb ADMR Lucy J Bradshaw and Lucy J Newcomb, of Montpelier, Vt., DEVISEE, &c, Lucy J Bradshaw to Wm Laue, of Brooklyn. July 18. Sept 5, 1907. 1:150—10. A $37,000—$48,000. 57,500

Rivington st, No 188, n e s, 103 s e Attorney st, 26.10x100, 5-sty brk tenement and store. Mary Meehan to Ann E O'Rourke of Brooklyn. Mort $22,000. Aug 22. Aug 30, 1907. 2:344—33. A $20,000—$28,000. nom

Spring st, No 190, s s, 83.4 w Thompson st, 16.8x75, 3-sty brk tenement and store and 3-sty brk tenement in rear. Jacob Weindorf to Pincus Lowenfeld and William Prager. Sept 5, 1907. 2:489—21. A $10,000—$11,000. other consid and 100

Stanton st, No 200 | n w cor Ridge st, 25x80, 6-sty brk
Ridge st, Nos 159 to 143 | tenement and store. Morris Singer to Bernad Ruff. Mort $65,000. Aug 30. Sept 4, 1907. 2:345—29. A $30,000—$60,000. other consid and 100

Stanton st, No 319 | s w cor Goerck st, 50x75, 6-sty brk
Goerck st, Nos 111 to 117 | tenement and store. Jacob Jacobowitz to Haskel, Israel and Herman Schiff. Mort $88,500. Sept 3. Sept 4, 1907. 2:329—54. A $40,000—$90,000. other consid and 100

Sullivan st, No 208, w s, 100 n Bleecker st, 25x100, 3-sty and basement frame tenement and 4-sty brk tenement in rear. Pasquale Lauria to Domenico Volpe. Mort $32,000. Sept 4, 1907. 2:540—35. A $15,000—$16,500. nom

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

3d st E, No 246, s w s, 174.3 n w Av C, 24.9x105.11, 3-sty brk tenement and store and 3-sty brk tenement in rear. Katharina Zintl to Magdalena Sieke. ½ part. Aug 30. Aug 31, 1907. 2:385—28. A $13,000—$19,000. nom

5th st E, No 429, n s, 199.9 w Av A, 24.11x97, 5-sty brk tenement and store. Louis Mendelsohn to Sarah Mendelsohn. All title. All liens. Aug 8. Sept 4, 1907. 2:433—42. A $15,000—$25,000. other consid and 100

9th st E, No 716, s s, 208 e Av C, 25x93.11, 5-sty brk tenement and store. Moses Lewis to Nellie Goldman. B & S. All liens. Sept 4. Sept 5, 1907. 2:378—15. A $16,000—$27,000. 100

9th st E, No 714, s s, 183 e Av C, 25x93.11, 5-sty brk tenement and store. Moses Lewis to Samuel S Manheimer. B & S. All liens. Sept 4. Sept 5, 1907. 2:378—14. A $16,000—$27,000. 100

9th st E, No 714, s s, 183 e Av C, 25x93.11.
9th st E, No 716, s s, 208 e Av C, 25x93.11.
two 5-sty brk tenements and stores.
Samuel S Manheimer et al to Moses Lewis. All liens. Sept 4. Sept 5, 1907. 2:378—14 and 15. A $32,000—$54,000. other consid and 100

11th st E, n s, 230 e 3d av, strip, 0.4x100. Wm B Smith and Eugenie J his wife to Mary E wife Fredk H McCoun and Jos M Smith. All title, dower rights, &c. B & S. Aug 29. Aug 30, 1907. 2:467. nom

11th st E, No 217, n s, 217.3 e 3d av, 12.9x100, 4-sty brk tenement. Eugenie J wife Wm B Smith to Mary E wife Fredk H McCoun and Jos M Smith. All title. B & S. Aug 29. Aug 30, 1907. 2:467—53. A $8,000—$11,000. nom

11th st E, No 215, n s, 204.6 e 3d av, 12.9x100, 4-sty brk tenement. Jos M Smith and ano EXRS, &c, Eliza Smith to Eugenie J wife Wm B Smith. Aug 29. Aug 30, 1907. 2:467—54. A $8,000—$11,000. 12,338.71

12th st E, No 623, n s, 293 s e Av B, 25x103.3.
12th st E, No 625, n s, 318 s e Av B, 25x103.3.
two 6-sty brk tenements and stores.
Isadore Strauch to Benjamin, Morris and Samuel Schwartz and Davis Feld. Morts $81,000. Sept 1. Sept 3, 1907. 2:395—49 and 50. A $26,000—$74,000. other consid and 100

13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. John L Tucker to Geo A Hearn. ¼ part. All title. B & S. Aug 20. Sept 4, 1907. 2:577—assessed with lot 25. nom

13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Florence A T wife of and Frank A Hazen to George A Hearn. 5-12 parts. All title. Aug 20. Aug 31, 1907. 2:577—assessed with lot 25. nom

13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Ward Dickson EXR Ann A Tucker to Geo A Hearn. 1-6 part. All title. Aug 20. Aug 31, 1907. 2:577—assessed with lot 25. other consid and 100

13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Fredk W Albree to Geo A Hearn. 1-6 part. All title. Aug 15. Aug 31, 1907. 2:577—assessed with lot 25. nom

13th st W, No 29, n s, 425 w 5th av, 25x103.3, 5-sty brk store. Saml A Bristol and ano TRUSTEES John L Tucker to Geo A Hearn. ¼ part. All title. Aug 29. Aug 31, 1907. 2:577—assessed with lot 25. other consid and 100

15th st E, s s, 220.6 e Av A, runs e 72 to n s Stuyvesant st x w — along n s Stuyvesant st x n — to beginning, with all title to c l Stuyvesant st, two 4-sty brk tenements and stores. Christopher A Buckley to Thos F Boyle. All title. All liens. Dec 14, 1900. Sept 5, 1907. 3:972 or 942. 25,000

19th st E, No 419, n s, 236 e 1st av, 20x92, 4-sty brk tenement and store. Salvatore Di Salvo to Michele Rinaldi. Mort $8,000. Aug 31. Sept 4, 1907. 3:951—12. A $6,800—$10,000. other consid and 100

21st st W, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x—x79.3x98.9, three 4-sty brk and stone dwellings. Mary A B Wagstaff to David Spero. Q C. Aug 29. Aug 30, 1907. 3:823—26 to 28. A $164,000—$180,000. nom

21st st W, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x98.9x78.11x98.9, three 4-sty brk and stone dwellings. Benjamin Stern to David Spero. Mort $135,500. Aug 26. Aug 30, 1907. 3:823—26 to 28. A $164,000—$180,000. other consid and 100

22d st W, No 440, s s, 350 w 9th av, 25x98.9, 3-sty brk dwelling. James M Simpson to J Perry Stoltz. Mort $15,000. Sept 3, 1907. 3:719—65. A $11,000—$16,000. other consid and 100

22d st E, No 156, s s, 92.4 w 3d av, 16.4x98.9, 4-sty brk tenement. Howard Conkling to Pincus Lowenfeld and William Prager. Mort $6,500. Sept 5, 1907. 3:877—53. A $12,000—$14,000. nom

25th st W Nos 526 to 530, s s, 325 w 10th av, 75x98.9, 6-sty brk loft and store building. Robt T Russell to Albert J Appell. Mort $——. April 4. Sept 4, 1907. 3:696—50 to 52. A $21,000—$——. other consid and 100

28th st W, No 130, s s, 350 w 6th av, 25x98.9, 2-sty brk tenement and store. Sarah E Spelman to Julia D Bernard, of Brooklyn. Mort $25,000. Sept 5, 1907. 3:803—57. A $20,000—$23,000. other consid and 100

29th st W, No 4, s s, 127.6 w 5th av, 22.6x98.9, 4-sty stone front building and store. N Y Life Ins & Trust Co TRUSTEE Charlotte M Goodridge to Sarah V Baker, of Borough of Richmond. Aug 23. Aug 30, 1907. 3:830—47. A $67,500—$77,000. 105,000

31st st E, No 205, n s, 100 s e 3d av, 18x50.6x26.8x50, 3-sty brk tenement. Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 3:912—5. A $5,500—$7,500. 10,000

37th st W, No 323.
40th st W, Nos 219 to 229. Sub to mort $46,500.
Agreement to convey 2d parcel to secure loan of $20,000 on 1st parcel, also agreement as to reconveyance upon payment of loan, accounting, &c. Eugenie Von Chorus, owner of 1st parcel, with Emma M Wray, owner of 2d parcel. Mar 12, 1906. Re-recorded from Mar 19, 1906, and Jan 31, 1907. Sept 5, 1907. 3:761; 4:1012. nom

38th st E, No 41 (35), n s, 80 w Park av, 25x98.9, 4-sty stone front dwelling. Isabella C Edgell to Sarah E Cook. Aug 26. Sept 3, 1907. 3:868—35. A $67,500—$82,000. other consid and 100

41st st W, No 319, n s, 250 w 8th av, 25x98.9, 2-sty brk tenement and store and 4-sty frame tenement in rear. Alfred L M Bullowa to Geo P Wetmore, of Newport, R. I. Mort $12,000. Aug 28. Sept 5, 1907. 4:1032—22. A $14,000—$15,000. other consid and 100

41st st W, No 316, s s, 225 w 8th av, 25x98.9, 5-sty brk tenement and store and 2-sty brk tenement in rear. Teresa A McMannis to Henry J Hemmens. Mort $16,000. July 26. Sept 5, 1907. 4:1031—42. A $14,000—$18,000. other consid and 100

41st st W, No 314, s s, 200 w 8th av, 25x98.9, 4-sty brk tenement and store. Daniel F Mahony to Henry J Hemmens. Mort $15,000. Sept 5, 1907. 4:1031—41. A $14,000—$18,000. 100

42d st E, No 237, n s, 105 w 2d av, 25x100.5, 5-sty brk tenement and store. John S Lubs and ano to Rosina Marraffino. Aug 30. Aug 31, 1907. 5:1316—21. A $18,000—$25,000. other consid and 100

43d st W, No 326, s s, 325 w 8th av, 25x100.5, 5-sty brk tenement. Breslauer Realty Co to Lucy A McDevitt. Mort $26,208.33. Aug 30. Aug 31, 1907. 4:1033—46. A $14,000—$30,000. nom

43d st W, No 408, s s, 116.9 w 9th av, 16.9x100.4, 4-sty brk dwelling. Warren Leslie to Clara B C H Lowry. Mort $5,000. Sept 3. Sept 4, 1907. 4:1052—37½. A $7,500—$9,000. other consid and 100

44th st W, Nos 133 and 135, n s, 350 w 6th av, 40x100.5, two 5-sty stone front dwellings. Sue T wife of James W Henning to John W Barr, Jr, of Louisville, Ky. Q C. Aug 5. Sept 5, 1907. 4:997—18 and 18½. A $70,000—$74,000. nom

45th st W, No 133, n s, 385 w 6th av, 20x100.4, 4-sty stone front dwelling. Willie R Fuller DEVISEE Margt A Simms to Actors' Society of America. Mort $38,000. Aug 30. Sept 4, 1907. 4:998—16½. A $38,000—$40,000. other consid and 100

45th st W, Nos 116 and 118, s s, 210 w 6th av, 40x100.4, 9-sty brk and stone hotel. Lillian B Leavitt to Valencia Realty Co. Morts $215,000 and all liens. Sept 3. Sept 4, 1907. 4:997—41. A $85,000—$185,000. nom

45th st W, No 123, n s, 288.4 w 6th av, 19.2x82, 5-sty stone front dwelling. Edward B Corey to Hennie Levison. Mort $20,000. Aug 30. Aug 31, 1907. 4:998—20½. A $30,000—$32,000. other consid and 100

50th st W, Nos 218 to 222, s s, 167.10 w Broadway, 60x100.5, 6-sty brk stable. Edw H Belcher to Stephen H and Chas B Mason joint tenants. Mort $62,000. July 16. Aug 30, 1907. 4:1021—50. A $65,000—$115,000. nom

50th st W, Nos 218 to 222, s s, 167.10 w Broadway, 60x100.5, 6-sty brk stable. Stephen H Mason to Edward H Belcher, of Jamaica, L I. Mort $62,000. July 16. Aug 30, 1907. 4:1021—50. A $65,000—$115,000. nom

58th st W, No 304, s s, 100 w 8th av, 21x100.5, 4-sty brk dwelling. Frederick Fischer to Louis Fischer. Mort $40,000. Sept 3, 1907. 4:1048—37. A $23,000—$30,000. other consid and 100

58th st W, No 304, s s, 100 w 8th av, 21x100.5, 4-sty brk dwelling. Priscilla T P Starin and Lewis L Pierce EXRS, &c, Ransom Parker to Frederick Fischer. Sept 3, 1907. 4:1048—37. A $23,000—$30,000. 60,600

58th st E, No 331, n s, 326.6 e 2d av, 23.6x100.5, 5-sty brk tenement. Aaron Moses to Wm J Geoghegan. Mort $12,000. Aug 30. Sept 3, 1907. 5:1351—14. A $9,200—$18,000. other consid and 100

60th st E, No 238, s s, 181.8 w 2d av, 13.4x100.5, 4-sty brk dwelling. Gerald S Baird and ano by Wm C Davidson special GUARDIAN to Wm L Mitchell. 2-12 parts. All title. B & S. Sept 4. Sept 5, 1907. 5:1414—32. A $7,000—$10,000. 2,333.33

Same property. Clara F Underhill et al to same. 4-12 parts. All title. Aug 30. Sept 5, 1907. 5:1414. other consid and 100

Same property. Ida P wife of John N Clark to same. ½ part. All title. Mort $6,000. Aug 23. Sept 5, 1907. 5:1414. nom

Same property. James Baird to same. All title as tenant by curtesy to ½ part. B & S. Mort $6,000. Aug 30. Sept 5, 1907. 5:1414. nom

62d st E, Nos 304 to 308, s s, 89.6 e 2d av, 60x75.5, 6-sty brk tenement and store. Meyer Ennis to Herman Hanauer. Mort $67,500. Aug 30, 1907. 5:1436—47. A $18,500—P $33,000. 100

70th st W, No 6, s s, 108 w Central Park West, 21x100.5, 5-sty stone front dwelling. Blanche T Newman and ano to Abraham H Feuchtwanger. Mort $30,000. Aug 30. Sept 5, 1907. 4:1122—37. A $19,000—$43,000. nom

73d st E, Nos 227 and 229, n s, 200 w 2d av, 50x102.2, two 5-sty stone front tenements. Harry Max to Annie Pariser. All liens. Aug 28. Aug 30, 1907. 5:1428—15 and 16. A $22,000—$45,000. other consid and 100

73d st E, No 221, n s, 285 e 3d av, 25x102.2, 5-sty stone front tenement and store. Abraham Dan et al to Meyer Lefkowitz. Mort $23,300. Aug 30. Sept 4, 1907. 5:1428—12. A $11,000—$23,000. other consid and 100

74th st W, No 13, n s, 200 w Central Park West, 19.6x102.2, 4-sty and basement brk dwelling. Thos J Regan to Aurora I Regan. B & S. Aug 30. Sept 4, 1907. 4:1127—24. A $19,000—$37,000. nom

76th st W, No 144, s s, 385 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Mort $15,000.
149th st W, No 557, n s, 154 e Broadway, 27x99.11, 5-sty brk tenement.
149th st W, Nos 559 and 561, n s, 100 e Broadway, 54x99.11, two 5-sty brk tenements.
Kenneth K Mackenzie to Patrick J, Clarence A and Irene I Rothwell, joint tenants. B & S. Sept 4. Sept 5, 1907. 4:1147—49. A $14,000—$30,000; 7:2081—6 to 8. A $31,000—$72,000. nom

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

76th st W, No 144, s s, 385 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Mort $15,000.

149th st W, No 557, n s, 154 e Broadway, 27x99.11, 5-sty brk tenement.

149th st W, Nos 559 and 561, n s, 100 e Broadway, 54x99.11, two 5-sty brk tenements.
Patrick J Rothwell to Kenneth K Mackenzie, of East Orange, N J. B & S. Sept 4. Sept 5, 1907. 4:1147—49. A $14,000—$30,000; 7:2081—6 to 8. A $31,000—$72,000. nom

79th st E, No 229, n s, 350 e 3d av, 25x102.2, 4-sty stone front tenement. Robt H Thompson to Ellery A Thompson, of Troy, N Y. Q C and C a G. Sept 8, 1906. Sept 3, 1907. 5:1525—15. A $11,500—$18,500. 100

79th st E, No 229, n s, 350 e 3d av, 25x102.2, 4-sty stone front tenement. Ellery A Thompson to Jacob Abraham. July 31. Sept 3, 1907. 5:1525—15. A $11,500—$18,500. nom
Same property. Jacob Abraham to Russek & Klinger Realty Co, a corpn. Aug 12. Sept 3, 1907. 5:1525. other consid and 100

80th st W, No 142, s s, 310 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Ellen Connell to Wm S Silver. Mort $20,000. Aug 29. Aug 31, 1907. 4:1210—52. A $11,500—$23,000. other consid and 100

80th st W, No 151, n s, 330 e Amsterdam av, 20x102.2, 5-sty brk tenement. Catharine Kuhn to Frederick Kuhn. Mort $24,000. Aug 14. Aug 30, 1907. 4:1211—14. A $11,500—$28,000. other consid and 100

80th st E, Nos 242 and 244, s s, 86.10 w 2d av, 40.3x102.2, two 4-sty brk tenements and stores. Julia Kann to Geo H Orange. Mort $21,000. Sept 3, 1907. 5:1525—28½ and 29. A $16,000—$21,000. other consid and 100

81st st W, No 178, s s, 42 e Amsterdam av, 37x102.2, 5-sty brk tenement. Wm M Benger to Henry Steers. Mort $48,250. Aug 26. Sept 3, 1907. 4:1211—62. A $21,500—$48,000. other consid and 100

82d st E, No 221, n s, abt 245 e 3d av, —x—, 3-sty brk dwelling. August Ganzenmuller to Fredk H Schwegler. C a G. Sept 4, 1907. 5:1528—11. A $10,500—$11,500. nom

84th st E, No 352, s s, 75 w 1st av, 25x81.2, 5-sty brk tenement and store. Caroline Ihlenburg to Wm J Frey. Mort $18,000. Aug 31. Sept 3, 1907. 5:1546—31½. A $7,500—$23,000. other consid and 100

84th st E, Nos 158 to 162, s s, 93.6 w 3d av, 81x102.2, three 5-sty brk tenements. Jacob Grauer to Fanny Spiro. Mort $117,000. June 12. Aug 31, 1907. 5:1512—41 to 43. A $42,000—$84,000. other consid and 100

85th st E, No 75, n s, 89.6 w Park av, 26x102.2, 5-sty stone front tenement. Simon E Bernheimer et al to Thos F McCoy and Ellen E his wife, tenants by entirety. Mort $25,000. Aug 29. Sept 4, 1907. 5:1497—32½. A $20,000—$29,000. other consid and 100

89th st E, Nos 408 and 410, s s, 106 e 1st av, 40x100.8, 6-sty brk tenement. Bernard Friedman to Rossie Benefore. Mort $43,000. Aug 29. Aug 30, 1907. 5:1568—43. A $14,000—$50,000. other consid and 100

91st st W, No 34, s s, 302 w Central Park West, 18x100.8, 4-sty and basement brk dwelling. Emanuel Heilner et al to Constance N Schweizer. Mort $17,500. July 31. Sept 5, 1907. 4:1204—45. A $12,000—$22,000. other consid and 100

98th st W, No 109, n s, 150 w Columbus av, 26.4x100.11x26.6x100.11, 4-sty brk tenement and store. Christine Wille to Eliz Hausknecht. Mort $17,000. Aug 29. Aug 30, 1907. 7:1853—26. A $10,000—$22,000. other consid and 100

101st st W, No 205, n s, 154.9 e Broadway, 75 to former c l of Bloomingdale road, closed, x100.11, 6-sty brk tenement. Wm H Bennett to John Schnoering. Mort $——. Aug 29. Aug 31, 1907. 7:1873—27. A $36,000—$125,000. other consid and 1,000

103d st W, No 129, n s, 225 w Columbus av, 18.9x100.11, 5-sty stone front tenement. Oscar Haase to Edwd J Moloughney. Mort $16,000. Aug 13. Aug 31, 1907. 7:1858—23. A $7,500—$19,000. other consid and 100

103d st E, No 77, n s, 27 w Park av, 26x75, 5-sty brk tenement. Morris Heller to Wilhelmina Budd. Mort $29,000. Aug 31. Sept 3, 1907. 6:1609—35. A $8,500—$15,500. nom

103d st E, No 153, n s, 95 e Lexington av, 24.6x100.11, 4-sty stone front tenement. Kaufman Sasserath to Jacob Abraham Mort $12,000. Aug 31. Sept 4, 1907. 6:1631—24. A $10,000—$14,000. other consid and 100

103d st W, No 81, n s, 105 w Manhattan av, 20x100.11, 5-sty brk tenement. Magdalena Briner to Katharine J Duff, of Passaic, N J. Mort $19,000. Aug 31. Sept 3, 1907. 7:1839—10. A $8,500—$21,000. 100

103d st E, No 79 | n w cor Park av, 27x75, 5-sty brk tenement Park av, No 1382 | and store. Harriet A Boyd to Marcus Rosenthal. Mort $26,000. Aug 28. Sept 4, 1907. 6:1609—36. A $13,000—$24,000. nom

104th st W, No 307, n s, 132 w West End av, 17x100.11, 3-sty and basement stone front dwelling. Nellie F Kilgore to Sol Fuld. Mort $14,000. Sept 4, 1907. 7:1891—14. A $10,500—$21,000. other consid and 100

105th st E, No 225, n s, 260 e 3d av, 25x100.11, 5-sty brk tenement and store. Myer Bach to Hyman Rosner. Mort $29,000. Sept 3. Sept 4, 1907. 6:1655—11. A $7,000—$29,000. other consid and 100

105th st E, No 225, n s, 260 e 3d av, 25x100.11, 5-sty brk tenement and store. Isaac Ginsburg to Myer Bach. Mort $29,000. May 17. (Re-recorded from May 17, 1907. Sept 4, 1907. 6:1655—11. A $7,000—$29,000. other consid and 100

107th st E, No 217, n s, 310 w 2d av, 25x100.11, 4-sty brk tenement. Guiseppe Armato et al to Ignazio Biondi. Mort $13,000. Aug 30, 1907. 6:1657—12. A $7,000—$15,000. other consid and 100

107th st E, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. FORECLOS, Aug 23, 1907. Jos F Mulqueen referee to Golde & Cohen, a corpn. Mort $49,250. Aug 30. Aug 31, 1907. 6:1634—60. A $20,000—P $55,000. 1,000

108th st E, No 7, n s, 125 e 5th av, 25x100.9, 5-sty brk tenement. Rosa Englander to Ray Bleier. Mort $24,200. Aug 30, 1907. 6:1614—6. A $13,000—$24,000. other consid and 100

109th st W, No 205, n s, 125 w Amsterdam av, 25x100.11, 5-sty brk tenement. John J Schwartz et al to John Albert. Mort $29,000. Sept 3. Sept 4, 1907. 7:1881—27. A $12,000—$26,000. other consid and 100

110th st E, No 213, n s, 185 e 3d av, 25x100.11, 4-sty stone front tenement. Max Mendelsohn to Jacob and Abraham Mendelsohn. Mort $13,000. Aug 24. Aug 30, 1907. 6:1660—8. A $7,000—$14,500. 100

110th st E, No 215, n s, 210 e 3d av, 25x100.11, 4-sty stone front tenement. Isaac Meyer to Jacob and Abraham Mendelsohn. Mort $13,000. Aug 26. Aug 30, 1907. 6:1660—9. A $7,000—$14,500. 100

112th st W, Nos 508 and 510, s s, 175 w Amsterdam av, 50x100.11, 8-sty brk and stone tenement. Houlder Hudgins and Alice G his wife to Julia Vaine. All liens. June 17. Sept 4, 1907. 7:1883—40. A $26,000—$130,000. other consid and 100
Same property. Julia Vaine to Houlder Hudgins. All liens. Sept 3. Sept 4, 1907. 7:1883. other consid and 100

112th st E, No 245, n s, 100 w 2d av, 25x100.11, 4-sty brk tenement. Ray Bleier to Rosa Englander. Mort $13,500. Aug 30, 1907. 6:1662—20. A $7,000—$15,000. nom

114th st W, No 19, n s, 295 w 5th av, 25x100.11, 5-sty brk tenement and store. Isaac Male et al to Jacob Horowitz. Mort $29,000. Aug 14. Sept 3, 1907. 6:1598—25. A $13,000—$26,000. 100

114th st W, s s, 100 w Amsterdam av, 50x100.11, vacant. Fred V Calder to Harry B Davis. ½ part. Morts $31,200. Aug 27. Aug 30, 1907. 7:1885—37 and 38. A $28,000—$28,000. other consid and 100

114th st W, s s, 150 w Amsterdam av, 50x100.11, vacant. Assigns ½ interest in contract, &c. Fred V Calder to Harry B Davis. July 6. Aug 30, 1907. 7:1885—39 and 40. A $28,000—$28,000.

115th st W, Nos 31 to 35, n s, 400 e Lenox av, 74.5x100.11, 6-sty brk tenement. Irving Bachrach et al to Blanc Realty Co. Mort $110,500. Aug 31, 1907. 6:1599—18. A $40,000—$125,000. other consid and 100

117th st E, No 406, s s, 110.8 e 1st av, 16.8x100.10, 3-sty brk dwelling. Philip Potash to John La Spina. Mort $6,750. Aug 30. Aug 31, 1907. 6:1710—45½. A $3,300—$5,500. other consid and 100

117th st W, No 47, n s, 310 e Lenox av, 25x100.11, 5-sty brk tenement. Mary F Martin to Oscar Haase. Mort $20,000. Aug 14. Aug 31, 1907. 6:1601—14. A $13,000—$24,000. other consid and 100

117th st W, Nos 360 and 362, s s, 150 e Morningside av East, 50x100.11, two 5-sty stone front tenements. Rachel Lederer to George, Albert and Theresa Mundorff EXRS and TRUSTEES Peter Mundorff. Mort $55,500. Sept 3. Sept 4, 1907. 7:1943—57 and 58. A $22,000—$52,000. other consid and 100

118th st W, No 362, s s, 154 e Morningside av East, 17x100.11, 3-sty and basement brk dwelling. Elizabeth Meise to Max M Pullman. Sept 3, 1907. 7:1944—58. A $7,400—$10,500. other consid and 100

120th st E, Nos 341 to 345, n s, 150 w 1st av, 75x100.11, two 6-sty brk tenements. Anna Block to Mollie Kosower. Mort $85,000. Aug 27. Aug 30, 1907. 6:1797—18 and 20. A $18,000—$86,000. other consid and 100

120th st W, No 417, n s, 125 e Amsterdam av, 75x100.11, 6-sty brk tenement. Wm H Whyte to Clara L wife of Wm H Whyte. Mort $110,000. Sept 4, 1907. 7:1963—6. A $42,000—$130,000. 100

121st st E, Nos 247 and 249, on map No 249, n s, 53.11 w 2d av, 31x65.11, 3-sty frame tenement and store. Jacob Haltzer to Alex Tarr. Mort $7,500. Sept 3. Sept 4, 1907. 6:1786—21½. A $7,500—$9,000. 12,000

122d st W, No 233, n s, 305 w 7th av, 15x100.11, 3-sty and basement stone front dwelling. Leopold Hutter to Augusta Lobsenz. Mort $8,000. Sept 3. Sept 4, 1907. 7:1928—19½. A $6,600—$10,000. nom

123d st E, No 154, s s, 285 w 3d av, 25x100.11, 6-sty brk tenement and store. Matilda Epstein to Samuel Portman. Mort $24,000. Aug 30, 1907. 6:1771—48. A $8,000—$32,000. 100

123d st W, No 232, s s, 411.1 e 8th av, 13.11x100.11, 3-sty and basement stone front dwelling.

123d st W, Nos 234 and 236, s s, 383.5 e 8th av, 27.8x100.11, two 3-sty and basement stone front dwellings.

123d st W, No 242, s s, 341.11 e 8th av, 13.10x100.11, 3-sty and basement stone front dwelling.
Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 7:1928—48, 48½, 49 and 51. A $24,000—$40,000. 42,000

124th st W, No 356, s s, 88 e Columbus av, or Morningside av East, 27.10x100.11, 5-sty brk tenement. Milton C Henley to Anthony Kappes. Mort $23,000. Aug 29. Aug 30, 1907. 7:1950—60. A $10,000—$25,000. other consid and 100

126th st, No 317, n s, 209.7 w 8th av, 16.8x99.11, 3-sty and basement brk dwelling. Chas E Appleby and ano as TRUSTEES John B Miller will of Daniel S Miller to Catherine Organ. B & S and C a G. Sept 3. Sept 5, 1907. 7:1953—24. A $5,500—$8,500. other consid and 11,500

129th st E, Nos 54 and 56, s s, 190 w Park av, 50x99.11, 6-sty brk tenement. Irving Bachrach et al to Blanc Realty Co. Mort $60,000. Aug 31, 1907. 6:1753—45. A $16,000—$75,000. other consid and 100

130th st W, No 45, n s, 355 e Lenox av, 20x99.11, 4-sty stone front dwelling. Emanuel Glauber to Marcus Moses. Mort $13,000. Sept 4, 1907. 6:1728—16. A $8,000—$13,500. other consid and 100

132d st W, No 230, s s, 485 e 8th av, 15x99.11, 3-sty stone front dwelling. Grace D Van Riper to Eugene S Van Riper. Mort $6,000. Oct 1, 1906. Sept 5, 1907. 7:1937—45. A $6,000—$9,000. nom

133d st W, No 107, n s, 100 w Lenox av, 16.8x99.11, 3-sty stone front dwelling. Mary J Hughes to Luler R Shepherd. Mort $8,000. Aug 31, 1907. 7:1918—27. A $6,600—$8,500. other consid and 100

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


134th st W, No 181, n s, 275 e 7th av, 25x99.11, 5-sty brk tenement. Luler R Shepherd to Mary J Hughes. Mort $16,500. Aug 31, 1907. 7:1919—13. A $10,000—$18,500. other consid and 100

135th st W, No 5, n s, 110 w 5th av, 18.4x99.11, 4-sty brk tenement. Moritz Adler to Chas Klemme. Mort $14,500. Aug 24. Sept 5, 1907. 6:1733—32. A $9,500—$14,000. 100

142d st, No 230, s s, 415 w 7th av, 39.11x99.11, 5-sty brk tenement. Samuel L Schwartz to Benj F Poth. Mort $35,000. Sept 5, 1907. 7:2027—51. A $13,500—$42,000. other consid and 100

142d st W, No 522, s s, 345 e Broadway, 15x99.11, 3-sty stone front dwelling. John Grossman to Mae A Grossman. Mort $8,000 and all liens. Aug 23. Sept 3, 1907. 7:2073—49½. A $4,500—$11,500. nom

145th st W, No 404, s s, 131.6 w St Nicholas av, 15.6x99.11, 4-sty brk dwelling. Marie M Cohen to Robert H Rose. Mort $7,000. Sept 3. Sept 4, 1907. 7:2050—51. A $4,600—$13,000. other consid and 100

148th st W, No 237, n s, 158 e 8th av, 39x99.11, 5-sty brk tenement. Abraham Benedict et al to Pincus Lowenfeld and Wm Prager. Mort $37,000. Aug 10. Aug 16, 1907. 7:2034—8. A $11,000—$36,500. Corrects error in issue of Aug 24, when st No was 257. other consid and 100

156th st W, No 554, s s, 300 e 11th av, old line, now Broadway, 17x99.11, 4-sty brk tenement. Hirsch Hommel to Minnehaha E Kavanagh. Mort $13,500. July 3. Aug 20, 1907. 8:2114—17. A $6,800—$15,000. Corrects error in last issue, when st No was 550. other consid and 100

161st st, No 566, s s, 220.6 e Broadway, 16x99.11, 3-sty stone front dwelling. August Oppenheimer to Monroe F Mannheimer. B & S. Mort $9,500. Aug 13. Sept 5, 1907. 8:2119—17. A $5,200—$11,500. 100

Av A, No 1660, e s, 25.8 n 87th st, 25x100, 5-sty brk tenement and store. Anton Buhlmann to Emil B Johannsen. Mort $16,000. Aug 29. Aug 30, 1907. 5:1584—2. A $10,000—$21,000. other consid and 100

Av A, No 1133 | n w cor 61st st, runs n 200.10 to s s 62d st, x
61st st, No 419 | w 231.5 x s 100.5 x w 116.7 x s 100.5 to n s
62d st, No 428 | 61st st, x e 348 to beginning, gas holder and two 1-sty brk buildings and 2-sty frame dwelling. Frank Tilford to Standard Gas Light Co of City N Y. B & S. Dec 19, 1905. Sept 5, 1907. 5:1456—12 to 17. A $172,500—P $173,500. nom

Av A | n e cor 62d st, 100.5x101.7 to w s Exterior st, x101.2
62d st | x89.2, 1-sty brk building. Frank Tilford to the
Exterior st | Standard Gas Light Co, of N Y. B & S. Dec 19, 1905. Sept 5, 1907. 5:1475—1. A $30,000—$55,000. nom

Av A, Nos 1427 and 1429, w s, 51.1 s 76th st, 51.1x100, 6-sty brk tenement and store. Chas B Foy to Richard Dudensing, Jr. Mort $55,000. Sept 4. Sept 5, 1907. 5:1470—26. A $19,000—P $28,000. other consid and 100

Av A, No 1680, e s, 61.5 n 88th st, 20x75, 4-sty stone front tenement and store. Samuel Poss to Kalman Schwartz. Mort $12,000. Sept 4, 1907. 5:1585—3. A $6,500—$10,000. 100

Av C, No 215, w s, 23 n 13th st, 22.10x63, 5-sty brk tenement and store. Samuel Sosinsky to Robert Rosenthal, of Brooklyn. Mort $16,500. Aug 30. Aug 31, 1907. 2:396—36. A $8,000—$12,000. other consid and 100

Amsterdam av, No 1270, w s, 47 s 123d st, 27x100, 5-sty brk tenement and store. Thomas Scholes to Wm Ebeling and Frieda his wife ½ part, and Katharina Menninger ½ part. Mort $21,500. Sept 4. Sept 5, 1907. 7:1977—34. A $16,000—$29,000. other consid and 100

Amsterdam av, No 305, e s, 52.4 n 74th st, runs e 37 x n 7.7 x e 19.11 x n 12.8 x w 63 to av x s 18 to beginning, 3-sty and basement brk dwelling. Carman H Barrett to Mary Casson. Mort $23,000. July 12. Sept 4, 1907. 4:1146—2½. A $13,000—$18,000. other consid and 100

Audubon av | s w cor 178th st, 189.10 to n s 177th st, x100, va-
177th st | cant.
178th st |

Audubon av | s w cor 177th st, 199.10 to n s 176th st, x100, va-
176th st | cant.
177th st |

Herman Strauss to Monticello Realty Co. Mort $114,000. Sept 3. Sept 4, 1907. 8:2133. other consid and 100

Broadway, e s, 100.7 s Hillside st, 50.3x155.9x50x160.3, vacant. Marcus Nathan to Lazarus Fried. Sept 3. Sept 5, 1907. 8:2170. nom

Broadway, e s, 150.10 s Hillside st, 50.9x150x50.11x155.9, vacant. Lazarus Fried to Marcus Nathan. Sept 3. Sept 5, 1907. 8:2170—96 and 98. A $24,000—$24,000. mutual partition

Central Park West, Nos 71 to 75 | n w cor 67th st, 100.5x100, 7-
67th st, No 1 | sty brk tenement. Monticello Realty Co to Alfred C Bachman. Mort $285,000. Sept 3. Sept 4, 1907. 4:1120—29. A $175,000—$415,000. other consid and 100

Same property. Alfred C Bachman to Herman Strauss. Morts $385,000. Sept 3. Sept 4, 1907. 4:1120. other consid and 100

Columbus av, No 764, w s, abt 50 n 97th st, —x—, 5-sty brk tenement and store. 7:1852—31. A $17,000—$30,000.

22d st W, No 341, n s, abt 290 e 9th av, —x—, 4-sty brk dwelling. 3:746—15. A $11,500—$15,500.

Lexington av, Nos 1822 and 1824 | n w cor 113th st, 40.11x73.10,
113th st, No 139 | two 4-sty brk tenements, stores on av. 6:1641—15 and 15½. A $21,000—$28,000.

68th st W, No 27, n s, abt 285 w Central Park W, —x—, 4-sty brk dwelling. 4:1121—20½. A $14,500—$25,000.

8th av, Nos 2438 and 2440, e s, abt 100 n 130th st, —x—, two 5-sty brk tenements and stores. 7:1936—63 and 64. A $32,000—$48,000.
And being assignment of all right, title and interest in real and personal estate of Isabella Tucker dec'd.
Chas A Tucker HEIR Isabella Tucker dec'd to Frederick Seymour, of East Orange, N J. May 23. Sept 5, 1907. nom

Same property. Frederick Seymour to Chas A Tucker HEIR Isabella Tucker. All title. B & S. Aug 10. Sept 5, 1907. nom

Park av, Nos 604 and 606, w s, 73.5 n 64th st, 27x75, two 4-sty brk and stone dwellings. Release mort. The Trust Co of America to Title Guarantee and Trust Co. Aug 28. Sept 5, 1907. 5:1379—36 and 36½. A $40,000—$44,000. nom

Park av | n e cor 104th st, 100.11x24.10, 5-sty stone
104th st, No 101 | front tenement and store. Hyman Rosner to Myer Bach. Mort $33,450. Sept 3. Sept 4, 1907. 6:1632—1. A $15,000—$27,000. other consid and 100

Park row, Nos 131 to 137, s s, abt 180 e Duane st, —x—, 3-sty brk tenement and store and one 2-sty and one 3-sty brk loft and store buildings. Elizabeth Lyon to Acre Realty Co. Q C. Aug 31. Sept 4, 1907. 1:119—66 to 68. A $63,500—$84,000. nom

Park row, Nos 121 and 123, s s, abt 100 e Duane st, —x—, two 3-sty brk tenements and stores. Eliz Lyon to Acre Realty Co. Q C. Aug 31. Sept 5, 1907. 1:119—71 and 72. A $26,000—$34,500. nom

Pleasant av, No 378 | n e cor 120th st, 16.9x71.3, 4-sty stone front
120th st, No 501 | tenement. Julius Weiss to Rebecca Stein. Mort $12,500. Aug 5. Sept 4, 1907. 6:1817—1. A $4,000—$10,000. nom

St Nicholas av, No 1250, e s, 53.2 s 173d st, 21.9x100, 3-sty brk dwelling. William Grant to Thos F Burke. Aug 30, 1907. 8:2129—6. A $20,000—$24,000. 100

St Nicholas av, s e cor 179th st, 50x100, 5-sty brk tenement and store. Donald Robertson to Chas V Schmidt. Mort $60,000. Sept 1. Sept 4, 1907. 8:2153—7. A $25,000—$——. other consid and 100

West End av, No 693, w s, 75 s 94th st, 25.8x110, 4-sty and basement stone front dwelling. John Schnoering to Wm H Bennett. Mort $35,000. Aug 29. Aug 31, 1907. 4:1252—56. A $18,000—$29,000. other consid and 100

1st av, No 2308, e s, 100.11 s 119th st, 24.8x94, 4-sty brk tenement and store. Charles Dreyfuss to Mariantonia Defalco. Mort $13,000. Sept 3, 1907. 6:1806—4. A $7,000—$15,000. other consid and 100

1st av, Nos 1940 to 1944 | n e cor 100th st, 100.11x100, three
100th st, Nos 401 and 403 | 6-sty brk tenements and stores.

112th st E, Nos 54 to 58, s s, 137.6 w Park av, 64x100.11, two 6-sty brk tenements and stores.

100th st E, Nos 407 and 409, n s, 137.1 e 1st av, 74.2x100.11, two 6-sty brk tenements and stores.
Harry Seigel to Berliner & Greenberg, Inc. Mort $308,500. Aug 29. Aug 31, 1907. 6:1694—1, 5 and 6. A $25,500—$125,000; 1617—43 and 45. A $26,000—P $75,000; 1694—7 and 9. A $13,000—$84,000. 100

2d av, Nos 2002 to 2006, e s, 25.5 n 103d st, 75x74.7, three 4-sty brk tenements and stores. Adolph M Fischl et al to Anna Damico. Morts $46,500. Aug 15. Aug 30, 1907. 6:1675—2 to 4. A $22,500—$45,000. other consid and 100

2d av, No 2030, e s, 75.11 n 104th st, 25x75, 4-sty stone front tenement and store. Bernhard Bopp to Christian Moesinger. Mort $11,000. Sept 4. Sept 5, 1907. 6:1676—4. A $7,500—$16,000. other consid and 100

3d av | n w cor 130th st, runs n 136 to bulkhead line, x n w
130th st | 432 x s w 212 to intersection high water mark and
131st st | centre line 131st st x s 300 to 130th st x e 315 to beginning, two 1-sty brk shops and 2-sty brk stable and vacant. Eliz Lyon to Acre Realty Co. Q C. Sept 5, 1907. 6:1779—1780. nom

3d av, Nos 1987 to 1991, e s, 19.11 n 109th st, 81x74, three 4-sty brk tenements and stores. Mort on No 1991 $10,000. 6:1659—2, 3 and 4. A $36,000—$63,000.

109th st E, No 201, n s, 74 e 3d av, 18x100.11, 4-sty brk tenement. 6:1659—4¼. A $5,000—$11,500.

3d av, No 2009, e s, 50 n 110th st, 25.1x110, 3-sty brk tenement and store. 6:1660—3. A $13,500—$22,000.

126th st E, Nos 156 and 158, s s, 210 w 3d av, 50x99.11, two 5-sty brk tenements and stores and 2-sty brk tenement in rear. Mort $35,000. 6:1774—45. A $21,000—$43,000.

129th st E, Nos 158 and 160, s s, 185 w 3d av, 50x99.11, two 3-sty brk tenements and stores. 6:1777—44 and 45. A $13,000—$19,000.

Lexington av, Nos 2146 to 2168 | n w cor 129th st, 199.10 to s s
129th st | 130th st, x40, except Lexington
130th st | av, No 2162, w s, 49.11 s 130th st, 16.8x40, eleven 2-sty brk tenements with stores on both corners. 6:1778—16 to 17½ and 56 to 57½. A $39,000—$62,000.

130th st E, No 122, s s, 340 e Park av, 25x99.11, 4-sty frame tenement and store. 6:1778—58. A $5,000—$7,500.

130th st E, No 114, s s, 240 e Park av, 25x99.11, 2-sty frame tenement and 3-sty frame tenement in rear. 6:1778—62. A $5,000—$5,500.

129th st E, Nos 125 and 127, n s, 315 e Park av, 50x99.11, 3 and 4-sty brk stable. Mort $15,000. 6:1778—14. A $13,000—$25,000.

130th st E, No 120, s s, 315 e Park av, 25x99.11, 5-sty brk tenement and store. Mort $6,500. 6:1778—59. A $5,000—$11,000.

130th st E, Nos 110 and 112, s s, 190 e Park av, 50x99.11, 2 and 3-sty frame tenements and 2-sty frame rear tenement. 6:1778—63 and 64. A $10,000—$11,500.

127th st E, No 239, n s, 180 w 2d av, 25x99.11, 3-sty brk stable. 6:1792—17. A $6,000—$12,000.

2d av, No 2418 | s e cor 124th st, 20x80, 3 and 4-sty brk and
124th st, No 300 | stone tenement and store. 6:1800—49. A $9,500—$17,000.

2d av, No 2416, e s, 20 s 124th st, 20x80, 3-sty stone front tenement and store. 6:1800—50. A $6,000—$9,000.
Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 408,500

5th av, No 250 | n w cor 28th st, runs n 38 x w 100 x n
28th st, Nos 1 to 5 | 159.6 to s s 29th st, x w 27.6 x s 98.9 x w
29th st, No 2 | 22.6 x s 98.9 to 28th st, x e 150 to beginning, 5-sty stone front dwelling and 2-sty brk stable and 4-sty stone front building and store. Frederick Grosvenor Carnochan and ano by GUARDIAN to Sarah V Baker. ¼ part. All title. Aug 29. Aug 30, 1907. 3:830. $236.250 less ¼ of 10-12 of general tax which will become a lien in Oct, 1907. ——
Same property. Caroline L Iselin to same. ¼ part. B & S. Aug 21. Aug 30, 1907. 3:830—35 to 37 and 46. A $618,000—$682,000. other consid and 100

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

5th av, No 250 | n w cor 28th st, runs n 38 x w 100 x n 28th st, Nos 1 to 5 | 159.6 to s s 29th st x w 50 x s 197.6 29th st, Nos 2 and 4 | to n s 28th st x e 150 to beginning, 5-sty stone front dwelling, 2-sty brk stable and two 4-sty stone front buildings and stores. Sarah V Baker to The Second National Bank of N Y. B & S. Aug 30. Aug 31, 1907. 3:830—35 to 37 and 46 and 47. A $685,500—$759,000. other consid and 100

5th av, No 250 | n w cor 28th st, runs n 38 x w 100 x n 28th st, Nos 1 to 5 | 159.6 to s s 29th st x w 27.6 x s 98.9 x 29th st, No 2 | w 22.6 x s 98.9 to n s 28th st x e 150 to beginning, 5-sty stone front dwelling and 2-sty brk stable and 4-sty stone front building and store. Frederic G Goodridge to Sarah V Baker, of Borough of Richmond. B & S. ¼ part. All title. Aug 21. Aug 30, 1907. 3:830—35 to 37 and 46. A $618,000—$682,000. other consid and 100

Same property. Charlotte G Wyeth to same. ¼ part. All title. B & S. Aug 21. Aug 30, 1907. 3:830. other consid and 100

Same property. Release of curtesy. Gouverneur M Carnochan to Chas L Jones. All title. Aug 24. Aug 31, 1907. 3:830. nom

6th av, Nos 485 and 487 | n w cor 29th st, runs n 49.4 x w 72 29th st, Nos 101 to 105 | x n 24.8 x w 28 x s 74 to n s 29th st x e 100 to beginning, four 4-sty brk and stone tenements stores on av. Henry Van Schaick to Van Schaick Realty Co, a corpn. Mort $——. Aug 2. Sept 3, 1907. 3:805—52 to 55. A $206,000—$220,000. nom

7th av, No 446, w s, 40.1 n 34th st, 18x60, 4-sty brk tenement and store. Edward Man TRUSTEE Sarah Tallack to Willmarth A Robinson. Sept 5, 1907. 3:784—41. A $30,000—$42,000. 62,000

7th av, No 2268, w s, 80 n 133d st, 19.10x80, 5-sty brk tenement and store. Leslie A Ware to Chas F Coy, of Yonkers, N Y. Mort $12,000. Sept 1. Sept 4, 1907. 7:1939—32. A $10,500—$18,000. other consid and 100

8th av, 151st st | s e cor 151st ts, 75x48, 6-sty brk tenement and store. Release mort. N Y Trust Co to The S & R Construction Co. Sept 4. Sept 5, 1907. 7:2036—61. A $——$——. other consid and 100

8th av, No 2830, 150th st, Macombs Dam rd or lane | e s, at n s 150th st and n w s Macombs Dam road or lane, runs n e 118.3 x w 56.1 to av x s 104.1 to beginning, 6-sty tenement and store. Release mort. New York Trust Co to S & R Construction Co. Sept 14. Sept 5, 1907. 7:2036, assessed with lot 61. 1,000

9th av, No 573, w s, 98.9 s 42d st, runs n 20 x w 100 x s 20 x e 100 to beginning, 4-sty brk tenement and store. Jacob E McMichael to Jovo Tomanovich. Mort $18,000. Aug 30, 1907. 4:1051—33. A $15,000—$19,000. nom

11th av, No 484, e s, 72.9 s 39th st, 26x100, 5-sty brk tenement and store. Otto Wagner to Susanna Orth. Aug 30. Aug 31, 1907. 3:710—65. A $10,500—$19,500. other consid and 100

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Bayard st, e s, 150 s 236th st, 25x100. Lulu Koenig to Margaretha Kohler. Aug 21. Sept 3, 1907. other consid and 100

Emmerich pl, s s, 194 w Kingsbridge road, 25.6x166x25x161, 2-sty frame dwelling. Carl E Ahlbum to Sarah W H Christopher. Mort $4,000. Aug 14. Sept 4, 1907. 11:3237. other consid and 100

Faile st, No 793, w s, 100 n Seneca av, 25x100, 2-sty frame dwelling. Release mort. U S Life Ins Co to Fredk McCarthy and Theo M Macy Aug 28. Aug 31, 1907. 10:2761. 16,750

Freeman st, No 807, n s, 138.8 e Union av, 20x86.10, 2-sty frame dwelling. Charlotte Wolff to Katharina Finkernagel. Mort $5,000. Aug 30, 1907. 11:2968. other consid and 100

Freeman st, No 803, n s, 98.8 e Union av, 20x86.9, 2-sty frame dwelling. Charlotte Wolff to Wm H Finkernagel. Mort $5,000. Aug 31, 1907. 11:2968. other consid and 100

German pl (Balcom av), No 644, e s, 78.2 s Rae st, 20.11x92.3, 2-sty frame dwelling and 2-sty frame building in rear. Gottlob Brenzinger to Anna Rosenberg. Mort $4,500. Aug 30. Sept 4, 1907. 9:2358. other consid and 100

*Haskins st, n s, 220.10 e Fort Schuyler road, 25x149.8x24.1x 149.6. Mary A Ford to Margt L Callaghan. ½ part. Mort $1,100. Aug 29. Aug 30, 1907. nom

Hoe st or av, No 1111, w s, 202.6 s 167th st, 18.9x100, 3-sty brk tenement. Edith T Lord to The Roman Catholic Church of St John Chrysostom. Mort $6,500. Aug 21. Sept 5 ,1907. 10:2744. nom

Ittner pl, n s, 90 w Park av, 90x102, 2-sty brk factory. Maurice J Kraus to Ittner Realty Co. B & S. All liens. Aug 23. Aug 30, 1907. 11:2899. nom

*Leland st, w s, 205.9 n Meadow Drive, 50x94.4x53.3x100. Hudson P Rose Co to Rocco Di Maio. Aug 21. Sept 3, 1907. nom

*Lebanon st, s s, 150 w Bronx Park av, 25x100, 2-sty frame dwelling. Benjamin Simon to Charlotte Simon. All liens. Aug 27. Aug 31, 1907. nom

*Mary st, n s, 197.2 e Main st, 27.10x125x28.9x125, Westchester. Eliz Ritz to Alex Devlin, Jr. Mort $1,000. Aug 30. Aug 31, 1907. other consid and 100

Oak Terrace, n s, 150 w Beekman av, 50x100, vacant. David Schiff to Emma F Theyson. Mort $5,000. Aug 30. Aug 31, 1907. 10:2055. other consid and 100

Oak Terrace, n s, 150 w Beekman av, 50x100, vacant. Emma F Theyson to Gustav H Rottgardt. Mort $5,000. Aug 30. Aug 31, 1907. 10:2055. other consid and 100

Oak Terrace, n s, 150 w Beekman av, 50x100, vacant. Gustav H Rottgardt to Asher Cohen. Mort $8,500. Aug 31. Sept 3, 1907. 10:2555. other consid and 100

Oak terrace, No 12, on map No 602, s s, 124.6 w Beekman av, 25.6x100, 2-sty frame dwelling. May Perlman to Rosie Levin. Mort $6,500. Aug 30. Sept 4, 1907. 10:2555. other consid and 100

*2d st, s s, 100 w Av C, 50x139.6x50.3x145.7, Unionport. Wm Heinrich to Carrie A Penning. Aug 29. Aug 30, 1907. nom

*4th st, e s, 125 n 220th st, 25x105, Wakefield. Frank W Pirner to Marie Pirner. B & S. Mort $5,500. April 29, 1909 (?) should be 1907. Aug 30, 1907. other consid and 100

*5th st, n s, 323.11 e Green lane or av, 25x100, Westchester. Release judgment. Isaac Bernstein to Fanny Levine. Aug 29. Aug 30, 1907. other consid and 100

*5th st, n s, 323.11 e Green lane or av, 25x100, Westchester. Release judgment. Louis Finkelstein to Fanny Levine. Aug 30, 1906. Aug 30, 1907. nom

*Same property. Release judgment. New York Telephone Co to same. Sept 25, 1906. Aug 30, 1907. 20

134th st, No 373, n s, 173.2 w Willis av, 16.8x100, 3-sty frame dwelling. Joseph Lally and ano TRUSTEES Ann Lally to Cath, John T, Mary A and Francis X Lally. Aug 27. Aug 31, 1907. 9:2297. 6,000

Same property. Joseph Lally to same. Q C. Aug 27. Aug 31, 1907. 9:2297. 1,200

134th st, No 483, n s, 46 w Brown pl, 16.5x70, 3-sty brk dwelling.

134th st, No 487, n s, 14.11 w Brown pl, 15.4x70, 2-sty brk dwelling.

136th st, Nos 361 to 365, n s, 276.6 w Willis av, 55x100, two 3-sty brk and one 3-sty frame dwellings.

141st st, s s, 119.2 e Alexander av, runs s 100 x e 0.10 x n 57.10 x e 5 x n 42.2 to st x w 15.2 to beginning, 3-sty brk tenement.

Alexander av, Nos 151 to 161, 135th st, Nos 312 to 320 | s w cor 135th st, 100x100, eight 3-sty brk tenements and stores.

135th st, No 317, n s, 85 n w Alexander av, 15x66.8, 3-sty brk dwelling.

Alexander av, Nos 251 to 257, 138th st, Nos 313 to 319 | n w cor 138th st, 75x100, two and 4-sty brk police station. Mort $15,000.

3d av, Nos 2450 and 2452, e s, 52 s 135th st, 52x63.2x50x48.11, two 2-sty brk stores.

140th st, s w s, 200 n w 3d av, runs s w 87.5 x n w 7.9 to e s Morris av x n 35.10 x n e 56.5 to s s 140th st x s e 25 to beginning, vacant.

140th st, No 272, s s, 100 w 3d av, and being described as Bronx st, lot 76 map Mott Haven, 50x89.6x50x91.6.

140th st, s s, 150 w 3d av, and being described as Bronx st, lot 75 map Mott Haven, 50x89.6x50x87.6, vacant.

Washington av, Nos 1094 to 1098, e s, 75 n 166th st (4th st), runs n 50 x e 134 x s 50 x w 134 to beginning, except part for av, three 2-sty frame dwellings.

Washington av, Nos 1088 and 1090, 166th st, No 481 | n e cor 166th (4th) st, 50x100, 2-sty frame dwelling and store and vacant.

Webster av, e s, 9.9 n 166th st, 88.6x48.3 to Brook av x123.8x—.

Brook av, e s, abt 455 s 167th st, 154.2x112.4x166.2x97.11, and being lot 154 map Morrisania, bounded s e by N Y & Harlem R R Co 116 s w by lot 153, 292, n w by c l Mill brook 200 and n e by lot 155, 131 ft., contains 75-100 acres.

Fleetwood (Courtlandt) av, College av | n w cor 163d st, 85x220 to College av, 2-sty frame dwelling and vacant.

Park av, Nos 2946 and 2948, e s, 109.2 s 153d st, 54.3x113.10x50x92.4, except part for av, two 2-sty frame dwellings.

Park av, No 2962, 153d st | s e cor 153d st, 54.7x109.7x50x87.8, 1-sty frame store.
Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 9:2279—2299—2303—2310—2311—2314—2317—2321—2371—2392—2423 and 2442. 301,900

135th st, No 446 (704), s s, 466.6 e Willis av, 16x100, 4-sty brk dwelling. Gustav H Rottgardt to Emma F Theyson. Mort $6,000. Aug 30. Aug 31, 1907. 9:2279. other consid and 100

136th st, No 304, old No 554, on map No 302, s s, 200 w Alexander av, 25x100, 4-sty brk tenement. Samuel Schreier to Hanchen Klein. Mort $9,500. Sept 3, 1907. 9:2311. other consid and 100.

139th st, No 466 (724), s s, 600 e Willis av, 25x100, 3-sty frame dwelling. Johanna Alexander to John M Linck. Mort $6,500. Sept 4, 1907. 9:2283. other consid and 100

139th st, No 365 (623), n s, 381.6 e Alexander av, 25x100, 3-sty frame dwelling. Peter Schmaelzlein and Irene his wife to Caroline Rullman, of Brooklyn. B & S and C a G. Mort $4,000. Sept 4, 1907. 9:2302. other consid and 100

139th st, No 365 (623), n s, 381.6 e Alexander av, 25x100, 3-sty frame dwelling. Caroline Rullman to Irene Schmaelzlein. B & S and C a G. Mort $4,000. Sept 4, 1907. 9:2302. other consid and 100

145th st, No 468 (734), s s, 190 w Brook av, 25x99, 3-sty frame tenement and 2-sty brk building in rear. Clara Lubo to Michele Pasquariello. Mort $10,000. Aug 22. Aug 30, 1907. 9:2289. other consid and 100

146th st, Nos 438 to 442, s s, 340 w Brook av, runs s 100 x w 60 to w s Mill brook x n 0.5 x w 30 x n 100 to st x e 85 to beginning, two 6-sty brk tenements.

146th st, s s, present line, 450 e Willis av, runs e to s s of 146th st as on map of 586 lots of Lewis P Brown at North New York x w — along st as on said map x n — to beginning. Louis Bernstein to Rebecca Altman. 1-3 part. All liens. Aug 29. Aug 31, 1907. 9:2290. nom

149th st, No 446, s s, 165.10 w Brook av, 25.1x104x25x101.6, 3-sty frame tenement and store and 2-sty frame tenement in rear. Pauline S Weimer to Richard M Andrew. Mort $13,500. Sept 3. Sept 4, 1907. 9:2293. other consid and 100

162d st, No 1012, s s, 99.11 e Prospect av, runs s 25 x w 2.11 x s 44.6 x e 3 x s 30 x e 25 x n 99.5 to st, x w 25.1 to beginning. 4-sty brk tenement and 2-sty brk tenement in rear. Emma F Theyson to David Schiff. Mort $15,000. Aug 30. Aug 31, 1907. 10:2690. other consid and 100

*175th st, w s, 175 n Gleason av, 25x100. Dorothy Reutler to James H Cleary. Mort $4,000. Aug 30. Aug 31, 1907. other consid and 100

182d st, n e s, 57 w Hughes av, runs n 83.11 x w 28 x n 31.6 x w 3.5 x s 104.11 to st, x e 33.2 to beginning, vacant. Marie Krabo et al to Gottfried Rust. Q C. Aug 29. Aug 30, 1907. 11:3071. 100

182d st, n e s, 88.5 w Hughes av, 33.2x94.4x31.5x104.11, vacant. Marie Krabo et al to Henry Baum. Q C. Aug 29. Aug 30, 1907. 11:3071. other consid and 100

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183d st, No 768, s s, 132 w Bathgate av, 16x92.3, except part for st, 2-sty frame dwelling. John J Brady EXR Elizabeth Hooley to Ernest Hammer. Aug 30. Sept 3, 1907. 11:3050. 5,400

185th st, No 697, n s, 141 w Washington av, 25x100, 3-sty frame tenement. Stephen J Twohig to John F Fischer. Mort $6,000. Aug 30. Aug 31, 1907. 11:3039. other consid and 100

188th st, n s, 50 w Cambreleng av, 50x100, except part for 188th st, vacant. John Anton to Nicoletta Criscuolo. Aug 28. Aug 30, 1907. 11:3075. other consid and 100

197th st, s s, 31.11 e Valentine av, 25x90, vacant. Wm Loeb and ano to John F Fetzer. Mort $800. Aug 30. Sept 5, 1907. 12:3301. other consid and 100

202d st, late Summit av, n s, 514.3 w Briggs av, late Williamsbridge road, 25x100, except part for Valentine av, vacant. Charles Eggenspieler to Henry May. Sept 3. Sept 4, 1907. 12:3308. other consid and 100

*214th st, late Sheil st, n s, 300 w Tilden av, 25x100, Laconia Park.

214th st, late Sheil st, n s, 100 w Tilden av, 125x100.

Tilden av, w s, 75 n 214th st, 25x100.

Frank Koch to A Shatzkin & Sons. Mort $12,600 and all liens. Aug 26. Sept 5, 1907. other consid and 100

*215th st, n w cor Laconia (Tilden) av, 100x25, Laconia Park. Frank Pintauro to Frank Picarelli. Aug 19. Aug 30, 1907. other consid and 100

*216th st (2d st), n s, 50 w Tilden av, 25x183x25x165, e s, Laconia Park. Filippo Sarci to Francesco De Luca. Mort $550. Aug 27. Sept 4, 1907. 650

*216th st, s s, 150 e 6th av, 50x100, Laconia Park. Hermann Schlueter to Giuseppe Sirianni. Mort $750. Sept 3, 1907. other consid and 100

*217th st (3d av), s s, 124.10 e Bronxwood av (5th st), 20.2x69.4x28.10x90, Wakefield. Annie E Brady and ano to Chas E Watson. All liens. Sept 5, 1907. other consid and 100

*226th st (12th av), n s, 155 w 4th st, 50x114, Wakefield. Rosaline Rost to American Bonding Co, of Baltimore. Mort $1,000. Sept 3. Sept 4, 1907. nom

*229th st, n s, 50 e 5th av, 55x114, Wakefield. Hattie Brundage et al to Luigi Corio and Concetta Pepe. Aug 21. Sept 5, 1907. nom

236th st, s s, 375 e Keppler av, 75x100, vacant.

235th st, n s, 400 e Keppler av, 75x100, vacant.

Fairmount Realty Co to Dora M Schrenkeisen. July 8. Sept 5, 1907. 12:3376. nom

*226th st, s s, 205 e 2d st, 25x114, Wakefield. Agnes Stanion to John P McCormick. July 1. Aug 30, 1907. nom

*232d st, s s, 105 e 2d st, 100x114, Wakefield. Charles Dammeyer to Emma E wife Jacob Lehrbach. Mort $2,000. Sept 3. Sept 4, 1907. other consid and 100

235th st, n s, 85 e Katonah av, 50x100, vacant. Frank E Leary to David G Curedale. Mort $1,200. Aug 27. Aug 30, 1907. 12:3384. other consid and 100

Aqueduct av East, e s, 101.3 s 184th st, 128x94.8x103.2x71.4, vacant. Henry U Singhi to Francis J N Connor. Mort $5,000. Aug 30. Sept 4, 1907. 11:3209. other consid and 100

Arthur av, n e cor 181st st, 46.8x90x70x93, vacant. Leopold Weil to Jennie Wormser. Mort $8,500 and all liens: July 1. Aug 31, 1907. 11:3070. other consid and 100

Alexander av, No 168, e s, 40 n 135th st, 20x81.6, 3-sty brk dwelling. Eugene H Paul to Mary Flynn. Mort $5,000. Aug 28. Aug 31, 1907. 9:2298. other consid and 100

Bryant av, s e s, abt 65 s Boston road, 60.10x25.8x62.6x108.1, vacant. Max Tausek et al to Fanny W Crompton. All liens. Aug 26. Sept 3, 1907. 11:3004. nom

Brook av, No 1206, e s, 286.1 s 168th st, 25x104.5x25x103.4, 4-sty brk tenement. Eliza Elterich to John H Unlandherm. Mort $13,200. Aug 29. Aug 30, 1907. 9:2393. 100

Belmont av, No 2318, e s, 250 n 183d st, 25x100, 2-sty frame dwelling. Sophie Brenner to George J Brenner and Sophie Brenner his wife. Mort $4,000. Aug 30, 1907. 11:3088. nom

Belmont av, No 2043, w s, 190 s 180th st, 18x69x17.11x71.3, 2-sty frame dwelling. Carl Maurer to Henry Christmann, Jr. Mort $3,700. Aug 29. Aug 30, 1907. 11:3080. other consid and 100

Bathgate av, No 1982, e s, 240.9 s 179th st, 18x93, 3-sty frame tenement. James V Kern to Peter A Stegle. June 10. Aug 30, 1907. 11:3044. 100

Bathgate av, No 1982, e s, 240.9 s 179th st, 18x93, 3-sty frame tenement. Peter A Stegle to James V Kern. June 10. Aug 30, 1907. 11:3044. 100

Boston road, No 1442, s s, 94.6 e Prospect av, 25x90, 4-sty brk tenement and store. Gertrude C Wright to John H Monsees. Mort $18,250. Aug 16. Aug 31, 1907. 11:2963. other consid and 100

Belmont av, Nos 2157 to 2163, w s, 329.6 n 181st st, plot begins at n s lot 120, 100x86x100x80, except part for Belmont av, four 2-sty frame dwellings. Fairmount Realty Co et al to Louis Eickwort. Mort $18,000. May 19, 1905. Correction deed. Sept 4, 1907. 11:3082. nom

Beaumont av, w s, 220 s 187th st, 50x100, vacant. Fredk C Lilley to Hoxie Realty Co. Mort $4,000. Aug 26. Sept 5, 1907. 11:3089. other consid and 100

Belmont av, No 2159, w s, 354.8 n 181st st, 25.1x81.10x25.1x81.2, 2-sty frame dwelling. Morris Jaffe et al to Harry Aronson. Mort $5,700. Sept 3. Sept 5, 1907. 11:3082. 100

Belmont av, Nos 2129 and 2131, w s, 78.7 n 181st st, 35.11x85x35.11x84.7, two 2-sty frame dwellings. Jennie Strachstein to Max Goldstein, Joseph Strachstein and Adolf Siegel. Mort $13,290. Sept 4. Sept 5, 1907. 11:3082. nom

Belmont av, No 2137, w s, 150.2 n 181st st, 17.8x85.9x17.8x85.6, 2-sty frame dwelling. Jennie Strachstein to Morris Bernstein. ½ part. Max Goldstein, Joseph Strachstein and Adolph Siegel together ½ part. Mort $6,640. Sept 4. Sept 5, 1907. 11:3082. nom

Belmont av, Nos 2139 and 2141, w s, 167.11 n 181st st, 35.9x86.2x35.9x85.9, two 2-sty frame dwellings. Jennie Strachstein to Augusta Levy. Mort $13,280. Sept 4. Sept 5, 1907. 11:3082. nom

Belmont av, Nos 2133 and 2135, w s, 114.5 n 181st st, 35.9x85.6x35.9x85, two 2-sty frame dwellings. Jennie Strachstein to Morris Bernstein. Mort $13,290. Sept 4. Sept 5, 1907. 11:3082. nom

Brook av, No 130, e s, 25 n 134th st, 25x100, 4-sty brk tenement and store. George Beller to John H Dierks. Mort $10,000. Aug 29. Sept 3, 1907. 9:2262. other consid and 100

Bathgate av, n w s, 75 s w 179th st, 75x100, except part for av, vacant. John O'Leary to O'Leary Realty & Construction Co. Mort $11,000. Aug 27. Sept 3, 1907. 11:3044. other consid and 1,000

Bainbridge av, e s, 92.3 s 193d st, 30.9x77.3x30.9x77.9, 3-sty frame tenement. Minnie E Flagg to Minnie Sternlicht. Mort $7,500. Aug 30. Sept 4, 1907. 12:3286. other consid and 100

Bathgate av, No 1736, e s, 25 n 174th st, 26.2x95.6x26x95.6, 4-sty brk tenement. Susie Mang to Christian Gommel. Mort $15,000. Aug 28. Sept 4, 1907. 11:2922. other consid and 100

Belmont av, Nos 2129 to 2141, w s, 78.7 n 181st st, 125x86.2x125x84.7, seven 2-sty frame dwellings. Daniel J Mendelson to Jennie Strachstein. Mort $30,500. Sept 1. Sept 4, 1907. 11:3082. other consid and 100

Belmont (Cambreling) av, Nos 2419 and 2421, e s, 200 n 187th st, 50x100, 2-sty brk stable. Nicoletta Criscuolo to Rachela Saccomano and Carmelo Carino. Mort $7,000. Sept 3. Sept 4, 1907. 11:3075. 100

College av, No 1338, e s, 476.5 s 170th st, 16.8x100, 2-sty frame dwelling. Bertha Knauf to Honora Hudson. Mort $3,500. Aug 27. Sept 5, 1907. 11:2783 and 2785. other consid and 100

*Commonwealth av, e s, 125 n Mansion st, 25x100. Sarah Spero to Carl F Anderson. Mort $4,000. Aug 31. Sept 3, 1907. nom

*Commonwealth av, w s, 175 n Mansion st, 25x100. Jane McGurn to Rose Trainor. Sept 3, 1907. nom

*Crosby av, e s, 275 s Waterbury av, 50x100. CONTRACT. Salvatore Ciarlo and ano with Pietro P Blundi. June 24. Sept 3, 1907. 1,400

College av, No 1338, e s, 476.5 s 170th st, 16.8x100, 2-sty frame dwelling. Release mort. Hamilton Bank of N Y to Bertha Knauf. Aug 28. Sept 5, 1907. 11:2783—2785. 100

Clay av, No 1303, w s, 113 n 169th st, 19x87.5x19x87.9, 2-sty frame dwelling. Marcus H Flaum et al to Therese Laffsa. Mort $4,600. Sept 4. Sept 5, 1907. 11:2782. nom

*Columbus av, n s, 52 e Adams st, 52x96x52x99.

Columbus av, n e cor Adams st, 26x—x26x102.

Adams st, e s, 102 n Columbus av, 70x100x—x104.

Max J Adler to Nonpareil Realty Co. Mort $2,100. Aug 30. Sept 5, 1907. other consid and 100

Clinton av, e s, 264 n 181st st, 66x145, vacant. Marcus Nathan to Samuel Geller. Mort $6,500. Aug 30, 1907. 11:3097. other consid and 100

*Columbus av, s e cor Jefferson st, 25x100, Van Nest. Samuel Geller to Marcus Nathan. Mort $7,500. Aug 30. Aug 31, 1907. other consid and 100

College av, Nos 943 and 945, w s, 157.9 s 164th st, 34.3x100, two 2-sty frame dwellings. Auguste L Sevestre to John L Debes. Mort $5,000. Aug 30. Aug 31, 1907. 9:2423. other consid and 100

Clay av, No 1355, w s, 638.11 n 169th st, 25.1x79.1x25.1x79.4, 2-sty frame dwelling. Wilhelm Hanne to Bernard S Brody. Mort $4,000. Aug 30. Aug 31, 1907. 11:2782. nom

*Doon av, s e cor Kingsbridge road, 94.4x100x107.4x100, Edenwald. Abraham Benerofe to Bernard Friedman. Mort $1,250. Aug 29. Aug 30, 1907. other consid and 100

Delafield av, n s, 100 w Livingston st, 60x89x46.6x90. Edward Brennan to Samuel Warwick. Sept 4, 1907. 13:3415. other consid and 100

*Eastern Boulevard, n w cor Madison av, runs w 201.4 x n along e s Gainsborg av 100 x e 193.11 to w s Willow lane x s along said lane and Boulevard 100.3 to beginning.

Eastern Boulevard, w s, 200 n Tremont road, 175x100.

Gainsborg av, e s, 200 n Tremont road, 175x100.

Eastern Boulevard, w s, 200 s Madison av, 50x200 to e s Gainsborg av.

Gainsborg av, e s, 100 n Madison av, 50x190.2 to w s Willow lane x50.1x193.11.

Gainsborg av, e s, 150 n Madison av, runs e 90.2 x n 50.1 x e 100 to w s Willow lane x n 75.4 x w 179.6 to av x s 125 to beginning.

Eastern Boulevard, s w cor Madison av, 100x200 to e s Gainsborg av x100x202.1.

Eastern Boulevard, w s, 100 n Tremont road, 100x200 to e s Gainsborg av, Tremont Terrace.

D Stuart Dodge et al EXRS Norman W Dodge to M Hartley Dodge INDIVID, of Convent, N J, and Grace V Dodge, of Upper Nyack, N Y, DEVISEES of Norman W Dodge. Aug 13. Sept 4, 1907. nom

*Eastchester road at n w cor lands of Charles Zimmer, runs w along road 50 to land Sickles Estate x s 100 x e 50 x n 100 to beginning, being part estate Isaiah Sickles at Westchester. Ottilia Strassle widow to Ottilie and Sophie Strassle both daughters of Tiburt Strassle. Sept 4. Sept 5, 1907. nom

*Eastchester road, e s, abt 406 s Saratoga av, 25.2x111.11x25x109.7.

Rhinelander av, n s, abt 641 e Eastchester road, 50x100.

Release mort. Lawyers Title Ins and Trust Co to Hudson P Rose Co. Aug 23. Aug 30, 1907. 1,200

Franklin av, No 1254, e s, 237.7 n 168th st, 43.10x185.3, 3-sty frame dwelling. August Ganzenmuller to Fredk H Schwegler. C a G. Aug 30. Sept 4, 1907. 10:2615. nom

Gerard av, No 836, e s, 73 n 158th st, 31x90.1, 3-sty frame dwelling. Sarah M Bradbrook to Louisa Holldiek. Aug 29. Aug 30, 1907. 9:2474. 100

Grand (Edenwood) av, c l, 95 n Fordham road (Highbridge st), runs n 50 x w 133 to e s Croton Aqueduct, x s 50 x e 133, except part conveyed to N Y City, 2-sty frame dwelling. Thos H Thorn to Mary F wife of Antonio L Guidone. Mort $7,000. Aug 30. Aug 31, 1907. 11:3213. other consid and 100

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30 Broad Street (Send for Pamphlet) New York

Gerard av, e s, 156 n 158th st, 25x80, 2-sty frame dwelling. John Leonard to Constance Simpson, ¼ part, Barbara Simpson, ½ part, and Tillie Simpson, ¼ part. Aug 16. Sept 5, 1907. 9:2474. 100

*Grace av, e s, 253.5 s Boston road, 50x95.

Grace av, e s, 284.5 n 222d st, 21.4x114.6x65.5x97. Irving Realty Co to Frances Gallo, of Baltimore, Md. Sept 3, 1907. other consid and 100

*Grace av, e s, 304.5 s Boston road, 50x95. Same to Gristina and Giovanni Buceti. Sept 3, 1907. other consid and 100

*Grace av, e s, 228.5 s Boston road, 25x95.

Ely av, e s, 941.3 s Boston road, runs s 46.5 x s e 24.2 x n 96.9 x n w 11.4 x w 95 to beginning. Same to Francesca Meli. Sept 3, 1907. other consid and 100

*Grace av, w s, 200 s Lyon av, 25x100, Westchester. Herman Tuchman to Rosa Traenkle. Mort $3,500. Sept 3. Sept 4, 1907. other consid and 100

*Grace av, e s, 678.5 s Boston road, 25x95. Irving Realty Co to Mary C Kelley. Sept 3. Sept 4, 1907. other consid and 100

*Grace av, e s, 628.5 s Boston road, 50x95. Same to Lizzie A Wagemans. Sept 3. Sept 4, 1907. other consid and 100

Hughes av | w s, 300 s 183d st, runs w 120 x s 31.5 x e 35 x s 31.5
182d st | x e 28 x s — to n s 182d st, x e — to av, x n — to beginning, vacant. Henry Baum et al to Marie Krabo. Q C. Aug 29. Aug 30, 1907. 11:3071. other consid and 100

Jackson av, No 998, e s, 144.9 s 165th st, 20.6x84.1, 3-sty frame tenement. John Kleiner to Albyna Green. Mort $3,000. Aug 29. Aug 30, 1907. 10:2649. other consid and 100

*Jefferson av, n w cor Doon av, 100x100. Land Co "B" of Edenwald to Jackob Smulow, of Brooklyn. June 24. Sept 5, 1907. nom

Jackson av, No 1063, w s, 139.4 s 166th st, 19.8x72, 3-sty frame tenement. Josepha Laumeister to Chas F Frohlich. Mort $3,500. Sept 3. Sept 4, 1907. 10:2640. other consid and 100

Longfellow av, w s, 81.3 n Home st, 25.6x137.11x26.4x118.10.

Longfellow av, s w cor Freeman st, 102x137.11x105.4x214.4, vacant. Morris Bernstein et al to Daniel J Mendelson. Mort $14,000. Aug 30. Sept 5, 1907. 11:2993. other consid and 100

*Morris Park av, s s, 50.1 e Fillmore st, 25.1x101.11x25x103.4, except part for av. Wm H Bell Jr et al to George Lahrmann. Mort $800 and all liens. Sept 4. Sept 5, 1907. other consid and 100

Morris av, e s, 120 s 179th st, 40x100, vacant. Release mort. Lambert Suydam to August Jacob. Sept 4. Sept 5, 1907. 11:2807. nom

Same property. Release mort. Lambert S Quackenbush as TRUSTEE to same. Sept 4. Sept 5, 1907. 11:2807. nom

Morris av, No 530, e s, abt 60 s 149th st, 26.7x70.3, except part for av, 2-sty brk tenement and store. Christian A Otten to Adolph and Ida A Otten. 2-3 parts. B & S. Sept 17, 1906. Sept 3, 1907. 9:2330. 100

Mapes av, No 2117 (Johnson av), n w s, abt 30 s 181st st, 33x150, 2-sty frame dwelling. Philip Becker et al to Fredk Holdermann. Mort $3,500. Aug 29. Aug 30, 1907. 11:3110. 100

*Maple av, w s, 75 n Logan st, 25x100, and being lot 70 map lots of Village of Williamsbridge, 25x100. Donato Fortunato to Salvatore Schiavone. Aug 31. Sept 4, 1907. nom

Marion av, late Bainbridge av (now closed) | e s, 93.6 s 184th st, 184th st | 16.8x74 to w s 184th st x16.8x72.8, 2-sty frame dwelling. Matilda Stahley to Guilla Frese. Mort $2,400. Sept 5, 1907. 11:3143. nom

Morris av, No 838, e s, 30 s 160th st, 20x100, 2-sty brk dwelling. Elizabeth Lyon to Acre Realty Co. Q C. Aug 31. Sept 4, 1907. 9:2420. nom

Nathalie av, w s, 289.9 n from n line land now or formerly Tecca N Reed, runs w 118.1 x n 125 x e 116 x s 125.3 to beginning.

Heath av, e s, 408.1 n from n line said land of Reed, runs e 100.7 x n 125.4 x w 100.7 to av x s 125.4 to beginning. Marcus Nathan to Lazarus Fried. Sept 3, Sept 5, 1907. nom

Nathalie av, w s, 414.11 n land Tecca N Reed, 125x120.1x125.4x116.

Heath av, e s, 283.1 n land Tecca N Reed, 125x100.7. Lazarus Fried to Marcus Nathan. Sept 3. Sept 5, 1907. 12:3256. mutual partition

Norwood av, No 3145, n w s, 345 s w 205th st, 25x100, 2-sty frame dwelling. Hyman Monash to Maurice L Monash. Mort $6,000. Aug —, 1907. Aug 30, 1907. 12:3349. 100

Ogden av, No 1012, e s, 100 n 164th st, 25x70, 3-sty frame tenement. Wm H Diehl to Olaf G Klaveness. Aug 2. Aug 30, 1907. 9:2512. other consid and 100

Ogden av, e s, 75 n 166th st, runs e 104.7 x n 75 x e 1.5 x n 50 x e 9 x n 50 x w 115 to av x s 175 to beginning, vacant. Emma E Horn to Eliphalet L Davis. Mort $16,000. Aug 5. Sept 4, 1907. 9:2514. other consid and 100

Prospect av | n w cor 167th st, 125x100, vacant. Abraham Kauf-
167th st | man and ano to Jos A Richter. ½ part. Mort $27,000. Dec 7, 1906. Sept 3, 1907. 10:2680. other consid and 100

Prospect av, w s, 237.6 n 187th st, 18.9x95, vacant. Chas F Dilberger to Max Pinkert. Mort $6,000. Aug 24. Sept 3, 1907. 11:3104. other consid and 100

Prospect av, No 1336 | n e cor 169th st, runs n 25 x e 100 x s
169th st | 31.11 to n s of an old lane, x w 5.10 x s 21.9 to n s 169th st, x n w 92.8 to beginning, 4-sty brk tenement and store. Walter Wolcott to Gustave Cerf and Frank Starkman. Mort $23,000. Aug 30. Aug 31, 1907. 11:2970. other consid and 100

Riverdale av, e s, 80.4 s 259th st, 25x100, vacant. Wm Irwin to Peter F Gillen. Sept 3. Sept 4, 1907. 13:3423. 100

Shakespeare av, Nos 1307 and 1309, w s, 25.10 s Highbridge st or Elliott st, 37x104.8x37x104.10, two 2-sty frame dwellings. Charles Kaeppel to Geo W Ritter. Sept 3. Sept 4, 1907. 9:2519. other consid and 100

*Rhinelander av, s s, 281 e Eastchester road, 25x100. Hudson P Rose Co to Joseph Hill and John Batson. Aug 26. Sept 3, 1907. nom

*St Lawrence av, e s, 50 s Merrill st, 25x100. Nelson, Rodof-Levine Building Co to Conrad Brenn. Mort $3,500. Aug 30. Aug 31, 1907. other consid and 100

*Story av, s s, 225 w Av D, 25x103, Unionport. Andrew G Anderson to Henry Schneider. Aug 29. Aug 30, 1907. other consid and 100

Union av | e s, 100 n 166th st, 100 to 167th st x100, vacant.
167th st | Chas W Raubicheck to Henry Schroder, of Brooklyn. Mort $22,700. Aug 10. Sept 5, 1907. 10:2680. other consid and 100

Union av | n e cor 167th st, 125x100, vacant. Wm Loeb and ano
167th st | to Jos A Richter. ½ part. Mort $21,500. May 11. Sept 3, 1907. 10:2680. other consid and 100

Van Courtlandt av, s s, abt 55 w Rochambeau av, 47.9x85.3x45x101.4, vacant. Julius I Josephsohn et al to Mary Dermody. Mt $1,200. Aug 22. Aug 30, 1907. 12:3335. other consid and 100

Vyse av, Nos 1207 and 1209 (1375 and 1377), w s, 91.4 n Home st, 40x100, two 3-sty brk dwellings. Isaac Portman to Matilda Epstein. Mort $19,000. Aug 29. Aug 30, 1907. 11:2986. other consid and 100

Vyse av or st, w s, the n line of which is 42.5 s 178th st, —x—.

Vyse st, w s, adj above on north, —x—. Boundary line agreement. Daniel Brady with Chas P Hallock. Apr 29. Sept 4, 1907. 11:3126. nom

Vyse av or st, w s, the s line of which is 142.6 s 178th st, —x—.

Vyse av, w s, adj above on south. Boundary line agreement (with consent of mortgagees). Daniel Brady with Patrick Lunny et al HEIRS, &c, Patrick and Catharine Lunny. Mar 29. Sept 4, 1907. 11:3126. nom

Willis av, No 337, w s, 61.3 n 141st st, 13.9x70, 3-sty brk tenement and store. Louisa P Wagner to Elwood C Davis. Sept 3. Sept 4, 1907. 9:2304. other consid and 100

Washington av, Nos 1525 and 1527, w s, 150 n 171st st, 50x150, 5-sty brk tenement. Harris Goldblum to Ida Goldblum. ½ part. Mort $42,000. Sept 4, 1907. 11:2903. other consid and 100

*Westchester av, s s, abt 75 w 175th st, 25x97x25x99.10. Marcus Nathan to Anna McKown. Aug 28. Sept 4, 1907. other consid and 100

Westchester av, No 1107, n w s, 162 n e Prospect av, 20x63.5x21.3x56.3, 3-sty frame tenement. Value Realty Co to Henry Karlich. Mort $7,500. Aug 31. Sept 3, 1907. 10:2690. other consid and 100

Webster av, No 2784, e s, 528.2 s 200th st, 15x64.11, 1-sty frame store. Edw J Kehoe to Geo Cohn. Mort $3,999.33. Sept 4. Sept 5, 1907. 12:3273. other consid and 100

Webster av, w s, 125.4 n 179th st, 25x110, vacant. Marcus Nathan to Lazarus Fried. Mort $6,000. Sept 3. Sept 5, 1907. 11:3142. other consid and 100

3d av, No 4597, late Kingsbridge and West Farms road, w s, 75 n w Bathgate av, late Madison av, 50x145x43x119, except part for 3d av, 1-sty frame store. Chas L Payne et al EXRS, &c, Wm H Payne to Payne Estate, a corpn. Jan 2. Aug 31, 1907. 11:3053. 13,500

3d av, e s, 100.8 s 163d st, 33.6x109.6x33.4x105.7, vacant. Jonas Weil et al to Cecilia A Benson. June 5. Sept 5, 1907. 10:2620. other consid and 100

*Lot 151 map property of W F Duncan at Williamsbridge, 25x145. A Shatzkin & Son (Inc) to Thomas Soldo. Mort $400. Sept 3. Sept 5, 1907. 100

*Lots 51, 52 and 53 map subdivision of plots 23 and 25 of Clasons Point. Adolph Hansen to Fridolin Weber. Mort $1,125. Aug 28. Aug 30, 1907. other consid and 100

*Lot 89 map (No 426) of bldg lots near Williamsbridge Station. Mary E Haws to Susan Mullan in trust. Aug 17. Aug 30, 1907. nom

*Plot begins 740 e White Plains road at point 1,195 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Esther wife Philip Kaufman to William O'Brien. Mort $3,250. Sept 4. Sept 5, 1907. other consid and 100

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Nazareth and Bath Portland CEMENT
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NEW YORK

*Plot begins 200 n Morris Park av at point 1,509.6 e Unionport road, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Sam Kotkin to Charles Rogin. ½ part. Mort $2,360. Sept 3. Sept 4, 1907. other consid and 100

*Plot begins 195 w White Plains road, at point 95 n along same from Morris Park av, runs n 25 x w 100 x s 25 x e 100 to beginning, with right of way over strip to Morris Park av. Rocco Monterosso to Olimpia wife Rocco Monterosso. Mort $1,700. Sept 3. Sept 4, 1907. other consid and 100

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

August 30, 31, September 3, 4 and 5.

## BOROUGH OF MANHATTAN.

Baxter st, No 74. Assign lease. Tony Sparro to John D Haase. Sept 4. Sept 5, 1907. 1:167.. ... ... ... ... ... ... ... nom

Same property. Re-assign lease. John D Haase to Tony Sparro. Sept 5, 1907. 1:167..... ..... ..... ..... nom

Broome st, No 292, corner store and basement. Agreement raising rental from $160 per month to $180 per month. A Jacobs & Bro with Mear Stern and ano. Aug 28. Aug 30, 1907. 2:-419..... ... ... ... ... ... ... ... ... ... ... ... ..... nom

Catharine st, No 98. Assign lease. George Horn, Jr, to Joseph Fox and ano. Sept 3. Sept 5, 1907. 1:251... ... .... ...nom

Chambers st, No 144, 1st basement. A V Whiteman to W L Gilbert; 4 years, from May 1, 1907. Sept 4, 1907. 1:137.....700

Chrystie st, n e cor Stanton st, store, &c. Daniel Dober to Salvatore Saraceno and ano; 3 8-12 years, from Sept 1, 1907. Sept 5, 1907. 2:422.. ..... .. .. .. $133.33 and $140 monthly

Clinton st, No 123, store, &c. Amelia Zeman to Samuel Weingarten; 3 years, from May 1, 1907. Aug 31, 1907. 2:347..1,620

Columbia st, Nos 61 and 63, all. Joseph Caesar to Abraham Bernstein and ano; 3 years, from June 1, 1907. Sept 4, 1907. 2:-333..... ... ... ... ... ... ... ... ... ... ... ....8,000

Essex st, No 109, basement. Joseph Zimmelman to Hyman Haimowitz; 5 years, from Sept 1, 1907. Sept 4, 1907. 2:410..516

Franklin st, No 49. Assign lease. George Schuster to Davies J Marshall. Aug 30. Sept 3, 1907. 1:171.. .. ..... .....nom

Same property. Re-assign lease. Davies J Marshall to George Schuster. Sept 3, 1907. 1:171... ... ... ... ... ... ... nom

Fulton st, No 109, n s, 86 w William st, 19.11x66. Assign lease. The Humphreys Homeopathic Medicine Co to Timothy G Sellew, of Montclair, N J. Aug 19. Aug 30, 1907. 1:91.. .....20,000

Gouverneur st, No 56, store, &c. Morris Goodman and ano to Chas Katz; 5 years, from May 1, 1908. Sept 4, 1907. 1:261. ..... 504

Lafayette st, No 316, store, &c, Josephine M Carney to Andrew Doerfler; 6 years, from Feb 1, 1908. Sept 5, 1907. 2:522.. ..... ...2,000 and 2,500

Oak st, Nos 30 and 32, stores, &c. Harry Abrams to Frank Torregrossa et al; from Sept 1, 1907, to Nov 1, 1911. Aug 31, 1907. 1:116... ... ... ... ... ... ... ... ... ... ... ...1,800

Pitt st, No 36, e s, 153.6 s Delancey st, 21.10x100, all. Joseph Diamond to Benj Lichtblau; from May 1, 1909, to May 1, 1914. Sept 3, 1907. 2:337... ..... .. .. .... .... ..3,300

Prince st, Nos 172 and 174, all. Surrender lease. Luigi D'Orta to Faust D Malzone. All title. Aug 29. Aug 30, 1907. 2:503. ..... ... ... ... ... ... ... ... ... ... ... ... ... .....500

Rivington st, No 303. Surrender lease. Abraham Kahn to Morris Apfelbaum. All title. Sept 3, 1907. 2:328.. .. .. .... 300

Roosevelt st, No 58. Assign lease. Joseph Maronna and ano to Wm Zoll. Mort $2,530. Aug 29. Aug 30, 1907. 1:146.. ..nom

Sullivan st, No 208, store, &c. Pasquale Lauria to Natale Rapetti and ano; 5 years, from Sept 1, 1907. Aug 31, 1907. 2:540 ..... ... ..... ... ... ... ... ..... .. .... ..900

Sullivan st, No 142, all. Pasquale Pati and ano to Angelo Daniano and ano; 3 years, from Aug 1, 1907. Aug 31, 1907. 2:518. ..... ... ... ... ... ... ... ... ... ... ... .....6,100

Thompson st, Nos 115 and 117, all. Faust D Malzone to Michele Saviano; 3 years, from Sept 1, 1907. Aug 30, 1907. 2:503. ..... ... ... ... ... ... ... ... ... ... ... ... 

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Elastic in its nature, can be applied with 25 per cent. less labor and has 12½ per cent. more covering capacity than any other similar material
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2d av, No 1486. Assign lease. Ignatz Fonfara to John D Haase. Mort $1,800. Sept 4. Sept 5, 1907. 5:1452..... nom
Same property. Re-assign lease. John D Haase to Ignatz Fonfara. Mort $——. Sept 5, 1907. 5:1452..... nom
2d av, No 1486, basement, store and 1st floor above store. Martha Michler to Ignatz Fonfara; 5 years, from Sept 1, 1907. Sept 4, 1907. 5:1452..... 1,020
3d av, No 1660, store. Samuel Samuels to Bernard D Reiskin and ano; 3 years, from Oct 1, 1907. Sept 5, 1907. 5:1521. ..... 1,200
3d av, Nos 139 and 141, all. John Weber to Weber & Co; 5 yrs, from Aug 1, 1907. Sept 5, 1907. 3:896..... 3,800
3d av, No 1711. Assign lease. John Griffin to Geo Kienzle. Mt $6,000. Sept 4. Sept 5, 1907. 6:1646..... nom
Same property. Re-assign lease. George Kienzle to John Griffin. Mort $——. Sept 5, 1907. 6:1646..... nom
3d av, No 1834, store, &c. Saml Lustig EXR Morris K Lustig to Otto Labes; 4 years, from May 1, 1908. Aug 30, 1907. 6:1629 ..... 1,500 to 1,680
3d av, No 631, all. Eugene Staubsandt to Martin Schoeneman and Louis Frankel; 5 years, from Aug 1, 1907. Sept 4, 1907. 5:1314..... 2,400 and 2,600
5th av, No 1354, north store, &c. Ludwig Traube to Leon Botengoff; 5 years, from May 1, 1908. Aug 31, 1907. 6:1596....780
8th av, No 2849. Bill of sale, lease, &c. Frank W Geraty, City Marshal, to Alex J Abrams. All title of Walter Bloom. Aug 30. Sept 3, 1907. 7:2046..... 200
8th av, No 2849. Bill of sale and assign lease. Alex J Abrams to Minnie Bloom. Sept 3. Sept 5, 1907. 7:2046..... nom
9th av, No 635, store and five rooms, n s of 2d floor. Gus Lindenheim to Bernard Cohn; 5 years, from Sept 1, 1907. Sept 4, 1907. 4:1054..... 1,688
Same property. Karl Braun to same; 5 years, from May 1, 1904. Sept 4, 1907. 4:1054..... 1,488
10th av, No 360, store, &c. Isabella Bendick to Natale Mallone; 2 years, from Sept 1, 1907. Aug 31, 1907. 3:728..... 540
Lease of locomotives. Edward T Stotesbury, of Philadelphia, Pa, to Erie Railroad Co and agreement between Edw T Stotesbury and Girard Trust Co as trustee of Philadelphia, Pa, with Erie Railroad Co, for issue of $580,000; 10 years, 5%, gold equipment trust certificates. July 1. Sept 3, 1907. ——
Rolling stock, &c. Lease of locomotive for 90 days from July 31, 1907. H K Porter Co of Pittsburg to Sundstrom & Stratton Co. July 31, 1907. Aug 30, 1907. 3,309.68

**BOROUGH OF THE BRONX.**

134th st, n e cor Brook av | store, &c. Lois Berger to Herman Brook av, No 128 | Greenwald; 5 years, from Sept 1, 1907. Sept 4, 1907. 9:2262..... 900 to 1,020
144th st, No 349, n s, 104.5 e 3d av, old line, runs n 56.1 x s e 36.1 x s 29.1 to st, x w 25 to beginning, all. Goodwin Brown COMMITTEE Saml Smith to Heinrich Young; 3 years, from Oct 1, 1907. Sept 5, 1907. 9:2306..... 420
150th st, Nos 246 and 248 East, all. Thomas Mitchell to Pacifico Rosati; 4 years, from May 1, 1907. Sept 4, 1907. 9:2338..1,140
178th st, No 565 East, n w cor La Fontaine av, store. Stepano La Sala to Morris Silver; 3 years, from Sept 1, 1907. Sept 3, 1907. 11:3061..... 300 and 360
*215th st, No 46, Williamsbridge, 3-sty building. Gaspare Candido to Anna Bellotti; 3 years, from May 1, 1907. Sept 3, 1907. ..... 600 and 720
*224th st, No 109 East, all. Giuseppe Francomano et al to James W Wilson; 2 years, from Sept 1, 1907. Sept 3, 1907..... 480
Alexander av, No 164, all. Adolph G Hupfel to Patrick J and Michl J McGarry; 3 years, from July 1, 1907. Sept 3, 1907. 9:2298..... 900
*Av D, s e cor 13th st, 23x54, Unionport, all. Jacob Cohen to Chas Magnalla; 5 10-12 years, from July 1, 1907. Sept 5, 1907. ..... 900 to 1,200
Boston road, n e cor 169th st, 45x40x28, two stores, &c. Ferdinand Hecht to Peter A Petkovich; 5 years, from May 1, 1907. Aug 31, 1907. 11.2961..... 2,000 and 2,100
Courtlandt av, Nos 705 and 707, store. A Hupfels Sons to Mrs Fanny Clark; 5 years, from Sept 1, 1907. Sept 4, 1907. 9:2414. ..... 1,500 and 1,800
3d av, No 3219, north part of top floor. Thos J Quinn to Joseph Schuman; 3 years, from Sept 1, 1907. Sept 4, 1907. 9:-2367..... 800
3d av, No 3038, all. Herman Menaker to Adolph Gressard; 3 7-12 years and 25 days, from Aug 1, 1907. Aug 30, 1907. 9:2363.. ..... 3,550
Same property. Same to same; 4 11-12 years and 15 days from May 1, 1911. Aug 30, 1907. 9:2363..... 5,400

## MORTGAGES

August 30, 31, September 3, 4 and 5.

**BOROUGH OF MANHATTAN.**

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

Albert, John to Christina Yung trustee Peter Yung. Amsterdam av, No 442, w s, 27.2 n 81st st, 25x100. Prior mort $24,000. Aug 30, 3 years, 6%. Aug 31, 1907. 4:1229. 8,000

Arnold Realty Co to Virginia K White. 127th st, No 403, n s, 118.11 w Convent av, runs n 99.11 x e 10.6 x s — to st x w 70 to beginning. Sept 4, due Aug 22, 1910, 5%. Sept 5, 1907. 7:1967. 42,000
Same to same. Same property. Certificate as to above mort. Sept 4. Sept 5, 1907. 7:1967. ——
Abraham, Jacob to Kaufman Sasserath. 103d st, No 153, n s, 95 e Lexington av, 24.6x100.11. P M. Prior mort $12,000. Aug 31, 5 years, 6%. Sept 4, 1907. 6:1631. 3,000
Arnold Realty Co to Wm Ehrlich. 127th st, No 403, n s, 118.11 w Convent av, 70x—x10.6x99.11. 2 years, 6%. Sept 4, 1907. 7:1967. 14,000
Acme Building Co to Charlotte E Moorhouse. Barclay st, No 34, s s, abt 125 w Church st, 25x100. Leasehold. Sept 3, 4 years, 6%. Sept 4, 1907. 1:86. 10,000
Same to same. Same property. Certificate as to above mort. May 23. Sept 4, 1907. 1:86. ——
Burton, John J with Frank W Browning. South st, Nos 84 and 85, also plot in rear of Nos 83, 84 and 85 South st. Agreement modifying terms of mort. Aug 30. Sept 4, 1907. 1:72. nom
Bachman, Alfred C to Monticello Realty Co. Central Park West, Nos 71 to 75, n w cor 67th st, No 1, 100.5x100. P M. Prior mort $285,000. Sept 3, 4 years, 6%. Sept 4, 1907. 4:1120. 100,000
Bunn, Jacob F, of Tiffin, Ohio, to the TIFFIN NATIONAL BANK. 88th st, No 326, s s, 324.11 w West End av (11th av), 19.1x 100.8, also property in Westchester County, N Y. Aug 21, 1 year, 6%. Sept 3, 1907. 4:1249. note, 20,000
Blinder, Solomon to India Wharf Brewing Co. Eldridge st, No 205, w s, abt 195 n Rivington st, 25x100. Prior mort $6,000. Aug 29, demand, 6%. Sept 3, 1907. 2:421. 3,000
Briner, Magdalena to Augusta E Reese. 103d st, No 81, n s, 105 w Manhattan av, 20x100.11. Aug 31, 3 years, 5%. Sept 3, 1907. 7:1839. 19,000
Benerofe, Rosie to Bernard Friedman. 89th st, Nos 408 and 410, s s, 106 e 1st av, 40x100.8. P M. Prior mort $43,000. Aug 29, 5 years, 6%. Aug 30, 1907. 5:1568. 6,000
Biondi, Ignazio to Guiseppe Armato and ano. 107th st, No 217, n s, 310 w 2d av, 25x100.11. P M. Prior mort $13,000. Aug 30, 1907, due Sept 1, 1911, 6%. 6:1657. 3,000
Burke, Thos F to William Grant. St Nicholas av, No 1250, e s, 53.2 s 173d st, 21.9x100. P M. Aug 30, 5 years, 5%. Aug 31, 1907. 8:2129. 10,000
Buzzini & Co, Inc, to COMMERCIAL TRUST CO. 11th av, Nos 402 and 404, e s, 24.9 n 36th st, 49.4x100. Certificate as to mort dated July 22, 1907. July 23. Aug 30, 1907. 3:708. ——
Beckelman, Harris to Isidore Federman. Av A, No 1353, n w cor 72d st, Nos 437 and 439, 25.8x100; 2d av, No 924, n e cor 49th st, Nos 301 to 305, 25x100. Aug 30, 1 year, 6%. Aug 31, 1907. 5:1342 and 1467. 3,000
Bub, Anna C with William Ryba. 80th st, No 436, s s, 75 w Av A, 25x102.2. Extension mort. Aug 15. Aug 30, 1907. 5:1559. nom
Burke, Joseph and Theresa F to Wm T Dannat. 140th st, No 59, n s, 162.6 e Lenox av, 37.6x99.11. Aug 29, 3 years, 5%. Aug 30, 1907. 6:1738. 30,000
Cannariato, Salvatore to Giovanni Maccarone. 75th st, No 240, s s, 125 w 2d av, 25x102.2. Aug 30, demand, 6%. Aug 31, 1907. 5:1429. 1,365
Crystal Realty & Construction Co to City Mortgage Co. 7th av, s e cor 142d st, 199.10 to 141st st x100. Building loan. Aug 27, demand, 6%. Sept 3, 1907. 7:2010. 240,000
Same to same. Same property. Certificate as to above mort. Aug 27. Sept 3, 1907. 7:2010. ——
Cohen, Joseph and Wm to Jacob Ackerman. Henry st, No 306, s s, 239.3 e Scammel st, 24x½ block. Prior mort $18,500. 3 years, 6%. Sept 4, 1907. 1:267. 5,500
Coumeight, Marie M and Napoleon F Bodvin to METROPOLITAN LIFE INS CO. 103d st, No 144, s s, 209.5 e Amsterdam av, 27x104.9. Sept 4, 1907, due Nov 1, 1910, 5½%. 7:1857. 25,000
Duff, Katharine J, of Passaic, N J, to Magdalena Briner. 103d st, No 81, n s, 105 w Manhattan av, 20x100.11. Aug 31, 5 years, 6%. Sept 3, 1907. 7:1839. 2,000
Domroe, Max to Jessie Gillender. 2d av, No 2491, w s, 75 n 127th st, 24.11x100. 3 years, 5%. Sept 5, 1907. 6:1792. 16,000
Dudensing, Richard Jr to Geo H Simonson. Av A, Nos 1427 and 1429, w s, 51.1 s 76th st, 51.1x100. P M. Sept 4, due Mar 1, 1908, 6%. Sept 5, 1907. 5:1470. 10,750
Dimick, Jeremiah W to BANK FOR SAVINGS in City N Y. Madison av, No 31, e s, 49.4 n 25th st, 24.8x100. Aug 31, due Oct 1, 1910, 5%. Sept 5, 1907. 3:855. 70,000
De Falco, Mariantonia to Chas Dreyfuss. 1st av, No 2308, e s, 100.11 s 119th st, 24.8x94. P M. Prior mort $13,000. 5 years, 6%. Sept 3, 1907. 6:1806. 4,000
Damico, Anna to Adolph M Fischl and ano. 2d av, Nos 2002 to 2006, e s, 25.5 n 103d st, 3 lots, each 25x74.7. 3 P M morts, each $2,000. Prior morts $——. Aug 15, due Dec 1, 1909, 6%. Aug 30, 1907. 6:1675. 6,000
Ewer, Mary H to LAWYERS TITLE INS & TRUST CO. 52d st, No 322, s s, 266.4 w 8th av, 16.7x100.5. Aug 30, 3 years, 5%. Aug 31, 1907. 4:1042. 10,000
Ebeling, Wm and Katharina Menninger to TITLE GUARANTEE & TRUST CO. Amsterdam av, No 1270, w s, 47 s 123d st, 27x 100. Sept 4,due, &c, as per bond. Sept 5, 1907. 7:1977. 25,000
Ely, Edwin A with Henry W De Forest. Lexington av, s w cor 23d st, No 132, 98.9x25. Extension mort. Sept 3. Sept 5, 1907. 3:878. nom
Emanuel, Samuel H to TITLE GUARANTEE & TRUST CO. 119th st, No 115, n s, 207 w Lenox av, 18x100.11. Due, &c, as per bond. Sept 5, 1907. 7:1904. 14,000
Ebeling, Wm and Katharina Menninger to Thomas Scholes. Amsterdam av, No 1270, w s, 47 s 123d st, 27x100. P M. Prior mort $25,000. 3 years, 6%. Sept 4, 1907. 7:1977. 10,000
Fuller, Willie R to Malcolm R Lawrence. 45th st, No 133, n s, 385 w 6th av, 20x100.4. Aug 27, 5 years, 5%. Sept 4, 1907. 4:998. 38,000

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Frazier, Moses L to Leopold Gusthal. 134th st, No 30, s s, 438 w 5th av, 22x99.11. Sept 3, 3 years, 6%. Sept 4, 1907. 6:1731. 5,500

Forlenza, Nunziante to Felice Tocci. Centre Market pl, No 7, e s, abt 160 s Broome st, 24.8x42.2x25x46, s s. Aug 26, 3 years, 6%. Sept 4, 1907. 2:471. 5,000

Faulkner, Nannie J to Wm C Mundt. 75th st, No 178, s s, 259 w 3d av, 16x102.2. Prior mort $9,000. 1 year, 6%. Sept 3, 1907. 5:1409. 2,000

Fischer, Fredk to Priscilla T P Starin and ano exrs, &c, Ransom Parker. 58th st, No 304, s s, 100 w 8th av, 21x100.5. P M. 3 years, 5%. Sept 3, 1907. 4:1048. 40,000

Frey, Wm J to Caroline Ihlenburg. 84th st, No 352, s s, 75 w 1st av, 25x81.2. P M. Prior mort $18,000. Aug 31, 3 years, 6%. Sept 3, 1907. 5:1546. 5,000

Fricke, Frederick D with THE SEAMENS BANK FOR SAVINGS, N Y. Waverly pl, Nos 103 and 105. Extension mort. Aug 30. Aug 31, 1907. 2:553. nom

Futterman, Rachel to Teresa R Smyth. 70th st, Nos 507 and 509, n s, 173 e Av A, 50x100.4. Aug 28, 3 years, 5½%. Aug 31, 1907. 5:1482. 9,000

Same to Howard J Haslehurst. Same property. Prior mort $9,000. Aug 28, due Feb 28, 1910, 6%. Aug 31, 1907. 5:1482. 2,500

Futterman, Aaron with Theresa R Smyth. 70th st, Nos 507 and 509 East. Subordination mort. Aug 29. Aug 31, 1907. 5:1482. nom

Same with Howard J Haslehurst. Same property. Subordination mort. Aug 29. Aug 31, 1907. 5:1482. nom

Frees, John F with Fischel Friedman. 115th st, Nos 307 to 311 East. Leasehold. Extension mort. Aug 29. Aug 30, 1907. 6:1687. nom

Fleischman Realty & Construction Co to City Mortgage Co. 147th st, n s, 500 w 7th av, 25x99.11. Aug 30, 1907, demand, 6%. 7:2033. 20,000

Same to same. Same property. Certificate as to above mort. Aug 30, 1907. 7:2033. ——

Garfinkel, Morris and Harry Levine both of Brooklyn to Mollie Kosower. 120th st, Nos 341, 343 and 345, n s, 150 w 1st av, 2 plots, each 37.6x100.11. 2 P M morts, each $3,500; prior mort $42,500 on each plot. Aug 27, 3 years, 6%. Aug 30, 1907. 6:1797. 7,000

Grimm, Louis to Adam Greim. 74th st, No 253, n e s, 77 w 2d av, 23x102.2. Prior mort $——. Aug 29, 2 years, 6%. Aug 30, 1907. 5:1429. 4,000

Gumina, Giuseppe to Kips Bay Brewing & Malting Co. 108th st, No 211 East. Saloon lease. Aug 23, demand, 6%. Sept 3, 1907. 6:1658. 300

Gens, Frank and David Frankel to Katharina Ruch. 4th st, No 209, n s, 299.7 e Av A, 25x96.2. Leasehold. P M. Installs, 6%. Sept 4, 1907. 2:400. 3,500

Gottlieb, Isaac to Dora Graff and ano. 74th st, No 220, s s, 235 e 3d av, 25x102.2. P M. Prior mort $16,000. Sept 3, 3 years, 6%. Sept 4, 1907. 5:1428. 1,575

Gillespie, Geo J with Sarah E Spelman. 28th st, No 130, s s, 350 w 6th av, 25x98.9. Extension mort. Aug 24. Sept 5, 1907. 3:803. nom

Hake, Philip, of Hoboken, N J, to Jacques Huber. Essex st, No 134, e s, 75 n Rivington st, 25x100. Aug 29, 1 year, 6%. Aug 30, 1907. 2:354. 10,000

Hahn, Wm to LAWYERS TITLE INS & TRUST CO. 11th st, No 617, n s, 240 e Av B, 25x103.3. 3 years, 5%. Sept 5, 1907. 2:394. 14,000

Heining, Sally K and Lulie, of Louisville, Kentucky, to TITLE GUARANTEE & TRUST CO. 44th st, Nos 133 and 135, n s, 350 w 6th av, 40x100.5. Aug 3, due, &c, as per bond. Sept 5, 1907. 4:997. 47,000

Hughes, Mary J to Roscoe L McCall. 134th st, No 181, n s, 275 e 7th av, 25x99.11. Aug 31, 1 year, 6%. Sept 4, 1907. 7:1919. 3,000

Ireland, John B and Van Orden Barkelew with St Lukes Hospital. West Broadway, Nos 566 to 576, n w cor 3d st, Nos 65 and 67, runs n 209.6 to Washington sq South, No 72, or 4th st, No 64, x w 25 x s — x w 25 x s 153 to 3d st x e 50 to beginning. Subordination agreement. Aug 27. Aug 30, 1907. 2:538. nom

Ireland, John B to St Lukes Hospital. 3d st, Nos 65 and 67, n w cor West Broadway, Nos 566 to 576, runs n 209.6 to Washington sq South, No 72, or 4th st, No 64, x w 25 x s 153 to 3d st x e 50 to beginning. Aug 29, 5 years, 5%. Aug 30, 1907. 2:538. 150,000

Johannsen, Emil B to Anton Buhlmann. Av A, No 1660, e s, 25.8 n 87th st, 25x100. P M. Prior mort $16,000. Aug 29, 4 years, 6%. Aug 30, 1907. 5:1584. 7,000

Jung, Jacob to TITLE GUARANTEE & TRUST CO. Lexington av, Nos 1228 to 1234, n w cor 83d st, No 131, 102.2x41.7. Aug 29, due, &c, as per bond. Aug 30, 1907. 5:1512. 50,000

Jossier, Josephine E to Arthur D Prince. 136th st, No 218, s s, 235 w 7th av, 16.8x99.11. Sept 3, 3 years, 5%. Sept 4, 1907. 7:1941. 10,000

Klemme, Charles to Moritz Adler. 135th st, No 5, n s, 110 w 5th av, 18.4x99.11. P M. Aug 24, 2 years, 6%. Sept 5, 1907. 6:1733. 1,500

Krause, Louis or Luis with Abraham Rundbaken. Ludlow st, Nos 152 to 156, Sub to morts $26,000. Agreement as to interest in above property. Sept 13, 1906. Aug 30, 1907. 2:411. 2,500

Kalman, James to Leopold Hellinger. 3d st, No 218, s s, 140 e Av B, 24.9x100. All title to strip in rear. Prior mort $35,500. Aug 30, 1907, due Feb 25, 1909, 6%. 2:385. 1,500

Kornbluh, Adolph and Frank A Romanelli to Bernard Semel. 125th st, No 529, n s, 350 e Broadway, 25x99.11. Prior mort $18,550. Aug 27, demand, 6%. Aug 30, 1907. 7:1980. 8,000

Lessem, Harry and Annie to Alex Rosenthal. East Broadway, No 256, n s, 23 w Montgomery st, 23x56.9x23x56.6. Prior mort $17,500. Aug 30, 1907, 2 years, 6%. 1:286. 2,000

Levin, Morris and Morris Blumenfeld, both of Brooklyn, to Jane A Hind. Norfolk st, No 179, w s, 150 s Houston st, 25x100. Aug 17, 5 years, 5%. Aug 30, 1907. 2:355. 30,000

Same and Theodore Bitterman with same. Same property. Subordination of mort of $5,000 to mort for $30,000. Aug 22. Aug 30, 1907. 2:355. nom

La Spina, John to Philip Potash. 117th st, No 406, s s, 110.8 e 1st av, 16.8x100.10. P M. Aug 30, due Mar 1, 1908, 6%. Aug 31, 1907. 6:1710. 250

Lowenfeld, Pincus and Wm Prager individ and composing firm of Lowenfeld & Prager to Howard Conkling. 22d st, No 156, s s, 92.4 w 3d av, 16.4x98.9. P M. Prior mort $6,500. 2 years, 5%. Sept 5, 1907. 3:877. 8,500

Laue, Wm, of Brooklyn, N Y, to Lucy J Newcomb. Reade st, No 74, n s, abt 100 e Church st, 25x61.4. Prior mort $30,000. July 15, 3 years, 4½%. Sept 5, 1907. 1:150. 10,000

Lowenfeld, Pincus and William Prager to American Mortgage Co. Spring st, No 190, s s, 83.4 w Thompson st, 16.8x75. P M. 1 year, 5%. Sept 5, 1907. 2:489. 8,000

Levy, Barnett and Joseph Abrahams to Joseph Green. Monroe st, No 73, n s, abt 110 w Pike st, 25x100. Prior mort $——. Sept 4, 7 years, 6%. Sept 5, 1907. 1:274. 12,000

Lieb, Adam to GERMAN SAVINGS BANK, N Y. 48th st, No 255, n s, 40 w 2d av, 20x70.5. Sept 5, 1907, 3 years, 5%. 5:1322. 8,000

Lordi, Giovanni with FARMERS LOAN & TRUST CO. Mulberry st, No 109, w s, 125 n Walker st, former line, 25.3x100,11x25x100.11. Subordination agreement. Sept 3. Sept 4, 1907. 1:206. nom

Lowry, Clara B C H to Warren Leslie. 43d st, No 408, s s, 116.9 w 9th av, 16.9x100.4. P M. Prior mort $5,000. Sept 3, due Oct 1, 1909, 6%. Sept 4, 1907. 4:1052. 5,000

Miller, Abe to Mathilda Ehrmann. 11th st, No 605, n s, 92.4 e Av B, runs n 77.6 x e 0.7½ x n 25.9 x e 24.6½ x s 103.3 to st x w 25.2 to beginning. Aug 30, 3 years, 5%. Sept 4, 1907. 2:394. 25,000

Moses, Marcus to Emanuel Glauber. 130th st, No 45, n s, 355 e Lenox av, 20x99.11. P M. Due Oct 1, 1910, 6%. Sept 4, 1907. 6:1728. 2,000

Moesinger, Christian to Bernhard Bopp. 2d av, No 2030, e s, 75.11 n 104th st, 25x75. P M. Prior mort $11,000. Sept 4, 3 years, 6%. Sept 5, 1907. 6:1676. 3,000

Martin, Wm A with Louis and Winafred Limbacher. 128th st, No 122, s s, 290 e Park av, 18.9x99.11. Extension mort. Sept 5, 1907. 6:1776. nom

MERCANTILE TRUST CO with James B Haggin. Broadway, No 487, s w cor Broome st, Nos 445 to 451, 28x200 to e s Mercer st, No 60. Extension mort. Aug 14. Sept 5, 1907. 2:474. nom

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Monness, Hyman with James Stokes. 119th st, No 112, s s, 140 e Park av, 25x100.11. Extension mort. July 30. Sept 4, 1907. 6:1767. nom

Marcuson, Isaac to Fredk J Isaac. Audubon av, n e cor 182d st, 79.9x70. Prior mort $56,000. Sept 4, 5 years, 6%. Sept 5, 1907. 8:2155. 35,000

Marraffino, Rosina to TITLE GUARANTEE & TRUST CO. 42d st, No 237, n s, 105 w 2d av, 25x100.5. P M. Aug 30, due, &c, as per bond. Aug 31, 1907. 5:1316. 20,000

Same to John S Lubs and ano. Same property. P M. Prior mort $20,000. Aug 30, due Aug 1, 1909, 6%. Aug 31, 1907. 5:1316. 3,500

Moore, John A to TITLE GUARANTEE & TRUST CO. 26th st, Nos 515 to 519, n s, 196.6 w 10th av, 63.6x98.9. Aug 30, due, &c, as per bond. Aug 31, 1907. 3:698. 17,000

Mygatt, Otis A to Sarah M Mygatt trustee Jacob A Robertson. 74th st, No 235, n s, 290 e West End av, 20x102.2. May 1, 3 years, 5%. Aug 31, 1907. 4:1166. 20,000

Mulligan Thos J and Michl Tiernan with Wm T Dannat. 140th st, No 59 West. Subordination mort. Aug 28. Aug 30, 1907. 6:1738. nom

Mallone, Natale to V Loewers Gambrinus Brewery Co. 10th av, No 360. Saloon lease. Aug 17, demand, 6%. Aug 31, 1907. 3:728. 300

Meisel, Charles to Eliz Hertel. St Marks pl, No 4 (8th st), s s, 74 e 3d av, 26x120. Prior mort $20,000. Aug 28, due July 1, 1910, 6%. Aug 31, 1907. 2:463. 5,000

New Yorker Staats Zeitung to GERMAN SAVINGS BANK of N Y. William st, No 182, n e cor Spruce st, Nos 23 and 25, 23.11x97.4x45x93.9. 1 year, 5%. Sept 5, 1907. 1:103. 100,000

Same to same. Same property. Certificate as to above mort. June 18. Sept 5, 1907. 1:103. —

Nuis, Henry and Ida, of Valley Cottage, N Y, tenants by the entirety to John A Straley and ano. 2d av, No 1555, w s, 38.11 s 81st st, 18.10x80. Prior mort $12,000. Sept 3, 3 years, 6%. Sept 4, 1907. 5:1526. 3,000

Orth, Susanna to Otto Wagner. 11th av, No 484, e s, 72.9 s 39th st, 26x100. P M. Prior mort $13,000. Aug 30, 3 years, 6%. Aug 31, 1907. 3:710. 14,000

Orange, Geo H to Julia Kann. 80th st, Nos 242 and 244, s s, 86.10 w 2d av, 40.3x102.2. P M. Prior mort $21,000. Due Mar 1, 1911, 6%. Sept 3, 1907. 5:1525. 3,500

Organ, Catherine to Wm H Steinkamp. 126th st, No 317, n s, 209.7 w 8th av, 16.8x99.11. P M. Sept 3, 3 years, 5%. Sept 5, 1907. 7:1953. 8,000

Protestant Episcopal Society for Promoting Religion and Learning in State N Y with Acme Building Co. Barclay st, No 34. Consent to assign lease by way of mortgage. Aug 8. Sept 4, 1907. 1:86. —

Pennacchio, Rose to FARMERS LOAN & TRUST CO. Mulberry st, No 109, w s, 125 n Walker st, former line, 25.3x100.11x25x 100.11. 3 years, —%. Sept 4, 1907. 1:206. 16,000

Philip Morris & Co (Lim) to FIDELITY TRUST CO trustee. West Broadway, No 402, all machinery and fixtures, &c, therein, also franchises in and to the tobacco trade in the U S, and all other property wheresoever situate. Sept 3, 5 years, 5%. Sept 4, 1907. gold bonds, 275,000

Punch, Morris to Nathan Welinsky. Allen st, Nos 137 and 139, w s, 60 s Rivington st, 40x70. Aug 30, demand, 6%. Sept 5, 1907. 2:415. 2,000

Poth, Benj F to Saml L Schwartz. 142d st, No 230, s s, 415 w 7th av, 39.11x99.11. P M. Prior mort $ —. Sept 5, 1907. 3 years, 6%. 7:2027. 3,000

Pullman, Max M to Eleanor White and ano exrs, &c, Charles White. 118th st, No 362, s s, 154 e Morningside av East, 17x 100.11. Sept 4, 3 years, 5%. Sept 5, 1907. 7:1944. 10,500

Pariser, Annie with Ephriam K Bowd. 73d st, Nos 227 and 229 East. Agreement to comply with building violations and furnish cancellation certificates for same within 6 months or pay $500 to execute an assignment of claim, &c. Aug 29. Aug 30, 1907. 5:1428. nom

Power, Peter to Thos L Green. 99th st, No 260 West. Assignment of rents to extent of $600. Aug 30, 1907, 6 months, 6%. 7:1870. 600

Phillips, David B to Charles and August Funck. 115th st, Nos 307 to 311, n s, 100 e 2d av, 75x100.11. Leasehold. P M. Aug 1, installs, 6%. Aug 30, 1907. 6:1687. 11,500

Portman, Samuel to Matilda Epstein. 123d st, No 154, s s, 285 w 3d av, 25x100.11. P M. Prior mort $24,000. Aug 30, 1907, 5 years, 6%. 6:1771. 9,750

Rogers & Pyatt, Inc, to TITLE GUARANTEE & TRUST CO. Fletcher st, Nos 36 to 40, n s, 93.3 e Front st, 69.2x—. Certificate as to mort for $50,000. Aug 2. Aug 30, 1907. 1:72. —

Rosenblum, Hyman to Francis B Chedsey trustee Fritz Fedderke. Sullivan st, No 213, e s, 175 n Bleecker st, 25x100. Aug 30, 5 years, 5%. Aug 31, 1907. 2:539. 20,000

Reed, Robt R trustee Deborah Williams to EQUITABLE LIFE ASSUR SOC of the U S. William st, Nos 165 and 167, w s, 49.2 s Beekman st, runs w 26.11 x n 2.2 x w 31.7 x s 43.10 x w 20.4 x s 13.3 x e 86.3 to st x n 52.5 to beginning. Building loan. Aug 29, due Oct 1, 1910, 6%. Aug 30, 1907. 1:92. gold, 125,000

Rockhill, Clayton with SEAMENS BANK FOR SAVINGS in City N Y. Pearl st, Nos 224 and 226. Extension mort. Aug 31. Sept 3, 1907. 1:70. nom

Rinaldi, Michele to Salvator Di Salvo. 19th st, No 419, n s, 236 e 1st av, 20x92. P M. Prior mort $8,000. Aug 31, 2 years, 6%. Sept 3, 1907. 3:951. 2,600

Remsen, Jane, of Spring Lake, N J, and Caroline R Frantz, of Wilmington, Del, to TITLE GUARANTEE & TRUST CO. Watts st, No 42, n w cor Sullivan st, No 46, 24x40.6x39.5x24. Aug 23, due, &c, as per bond. Aug 31, 1907. 2:477. 4,000

Rosentover, Morris to GERMAN SAVINGS BANK, N Y. 12th st, No 711, n s, 158 e Av C, 25x100. 3 years, 5%. Sept 5, 1907. 2:382. 15,000

Rothstein, Abraham, and Joseph and Wm Wolf to Moses Altzer. 111th st, Nos 63 to 79, n s, 120 e Madison av, 3 plots, each 46.9x100.11. 3 morts, each $12,500. Prior mort $45,000 on each plot. Aug 28, 5 years, 6%. Sept 5, 1907. 6:1617. 37,500

Reeber, Eva B C with Lawyers Mortgage Co. Fort Washington av, n w cor 171st st, 75.2x90.6x75x95. Extension mort. Aug 20. Sept 4, 1907. 8:2139. nom

Robinson, Willmarth A to Edw Man trus Sarah Tallack. 7th av, No 446, w s, 40.1 n 34th st, 18x60. P M. 1 year, 5%. Sept 5, 1907. 3:784. 35,000

Rechten, John H to Otto H Holderer. Greenwich st, No 322. Leasehold. All title. Aug 31, demand, —%. Sept 4, 1907. 1:142. 14,200

Ruff, Bernad to Morris Singer. Stanton st, No 200, n w cor Ridge st, Nos 139 to 143, 25x80. P M. Prior mort $10,000. Aug 30, 6 years, 6%. Sept 4, 1907. 2:345. 14,000

Russek & Klinger Realty Co to Jacob Abraham. 79th st, No 229, n s, 350 e 3d av, 25x102.2. P M. Prior mort $14,000. Aug 12, 5 years, 6%. Sept 3, 1907. 5:1525. 4,000

Russek & Klinger Realty Co to Alice Fleischmann and ano. 79th st, No 229, n s, 350.6 e 3d av, 24.5x102.2. P M. Aug 12, 3 years, 5%. Sept 3, 1907. 5:1525. 14,000

Russek & Klinger Realty Co to Simon Russek. 79th st, No 229, n s, 350 e 3d av, 25x102.2. P M. Prior mort $18,000. Sept 3, 3 years, 6%. Sept 4, 1907. 5:1525. 2,000

Rosner, Hyman to Isidor Koplik. Park av, n e cor 104th st, No 101, 100.11x24.10. See Cons. Aug 15, 4 years, 6%. Sept 4, 1907. 6:1632. 3,450

Rose, Robert H to Marie M Cohen. 145th st, No 404, s s, 131.6 w St Nicholas av, 15.6x99.11. P M. Prior mort $7,000. Sept 3, due, &c, as per bond. Sept 4, 1907. 7:2050. 3,750

Schmidt, Chas V to Donald Robertson. St Nicholas av, s e cor 179th st, 50x100. P M. Prior mort $60,000. Sept 1, due, &c, as per bond. Sept 4, 1907. 8:2153. 10,000

Salomon, Maud with Mathilda Ehrmann. 11th st, No 605, n s, 92.4 e Av B, runs n 77.6 x e 0.7½ x n 25.9 x e 24.6½ x s 103.3 to st x w 25.2 to beginning. Subordination agreement, &c. Sept 4, 1907. 2:394. nom

S & R Construction Co to Eliza M Zerega et al trus Augusta Zerega. 8th av, No 2830, e s, at n s 150th st and n w s Macombs Dam road or lane, runs n e along road or lane 118.3 x w 56.1 to e s 8th av xs 104.1 to beginning. Sept 3, 3 years, 5%. Sept 5, 1907. 7:2036. 45,000

Same to same. Same property. Certificate as to above mort. Sept 3. Sept 5, 1907. 7:2036. —

Same and David W O'Neil with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

S & R Construction Co and Theo C Wood. David W O'Neil and Wm R Bell Jr with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

S & R Construction Co and Theo C Wood with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

Same with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

Schenck, Effie E and Geo Morgan to FARMERS LOAN & TRUST CO. Lexington av, No 284, w s, 98.5 s 37th st, 24.6x100. 3 years, —%. Sept 5, 1907. 3:892. 10,000

Spiro, Abraham I to Lillie B Lilienthal. Lexington av, Nos 1803 to 1809, n e cor 112th st, Nos 147 and 149, 100.11x41.8. Oct 10, 1904, 3 years, 5%. Re-recorded from Oct 10, 1904. Sept 5, 1907. 6:1640. 56,000

S & R Construction Co to Francis C Reed. 8th av, s e cor 151st st, 75x48. Sept 3, 3 years, 5%. Sept 5, 1907. 7:2036. 50,000

Same to same. Same property. Certificate as to above mort. Sept 3. Sept 5, 1907. 7:2036. —

Same and Theo C Wood, David W O'Neil and Wm R Bell Jr with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. nom

S & R Construction Co and David W O'Neil with same. Same property. Subordination agreement. Sept 3. Sept 5, 1907. 7:2036. —

S & R Construction Co and Theo C Wood with same. Same property. Subordination mort. Sept 3. Sept 5, 1907. 7:2036. nom

Same with same. Same property. Subordination agreement. Sept 3. Sept 5, 1607. 7:2036. nom

Spero, David to Benj Stern. 21st st, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x98.9x78.11x98.9. P M. Prior mort $140,000. Aug 26, due, &c, as per bond. Aug 30, 1907. 3:823. 74,700

Schaad, Ferdinand to Frank Demuth. 77th st, No 304, s s, 117 e 2d av, 21.8x102.2. 3 years, 5%. Sept 3, 1907. 5:1451. 20,000

Same to Fredk Meyer. Same property. Prior mort $20,000. 3 years, 6%. Sept 3, 1907. 5:1451. 3,500

Stransky, Joseph to John Muller. 75th st, No 423, n s, 297 w Av A, 25x102.2. Aug 31, 3 years, 5%. Sept 3, 1907. 5:1470. 15,000

Sportaro, Emanuele to Lillian Vickers. 12th st, No 427, n s, 246 w Av A, 24.3x103.3. Prior mort $25,500. Sept 4, demand, 6%. Sept 5, 1907. 2:440. 1,143

Stone, Rebecca wife Morris to METROPOLITAN SAVINGS BANK. East Broadway, No 226, n s, 70 e Clinton st, 23.3x55x23.4x55. Aug 30, 1907, due July 1, 1910, 5%. 1:286. 2,500

Silverman, Simon to Chas Vonhof. Forsyth st, No 71, w s, 126 n Hester st, 25x—x25x100. P M. Prior mort $16,000. Aug 29, 5 years, 6%. Aug 30, 1907. 1:305. 20,000

Strausman, Samuel and Samuel Rubenstein to Kalman Goldman. Lewis st, No 189. Leasehold. Aug 30, secures notes, —%. Aug 31, 1907. 2:360. 2,000

Shapiro, Celia to General Theological Seminary of the Protestant Episcopal Church in the U S. Vandam st, No 5. Extension mort. Aug 12. Aug 30, 1907. 2:506. nom

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Sieke, Magdalena to Katharina Lintl. 3d st, No 246, s w s, 174.3 n w Av C, 24.9x105.11. ½ part. P M. Aug 30, 3 years, 6%. Aug 31, 1907. 2:385. 3,900

Schumann, Fred S to Andrew Wilson trustee Chas E Fleming. 85th st, Nos 550 and 552, s s, 115 w East End av, 33x102.2. Aug 28, 3 years, 5%. Aug 30, 1907. 5:1581. 30,000

Same and Liebenthal Construction Co with same. Same property. Subordination mort. Aug 28. Aug 30, 1907. 5:1581. nom

Schnoering, John to Wm H Bennett. 101st st, No 205, n s, 154.9 e Broadway, 75 to former c l Bloomingdale road, closed, x100.11. Aug 29, 4 years, 6%. Aug 31, 1907. 4:1252. 27,500

Same to same. Same property. Prior mort $27,500. Aug 29, 2 years, 6%. Aug 31, 1907. 4:1252. 15,000

Turesanyi, Josef to H Koehler & Co. 4th st, No 147 East. Saloon lease. Aug 30, demand, 6%. Sept 3, 1907. 2:432. 750

TITLE GUARANTEE & TRUST CO with Samuel L Schwartz. 142d st, No 230 West. Extension mort. Aug 20. Sept 5, 1907. 7:2027. nom

Tomanovich, Jovo to Jacob E McMichael. 9th av, No 573, w s, 98.9 s from s w cor 9th av and 42d st, runs n 20 x w 100 x s 20 x e 100 to beginning. P M. Prior mort $18,000. Aug 30, 1907, 2 years, 6%. 4:1051. 5,000

Volpe, Domenico to Pasquale Lauria. Sullivan st, No 208, w s, 100 n Bleecker st, 25x100. P M. 5 years, 6%. Sept 4, 1907. 2:540. 8,000

Vaine, Julia to Mary Dumas. 112th st, Nos 508 and 510, s s, 175 w Amsterdam av, 50x100.11. P M. June 17, demand, 6%. Sept 4, 1907. 7:1883. 6,000

Vapnevitch, Isaac and Hyman Goldstein to Kate Weidler. 47th st, No 341, n s, 79 w 1st av, 21x50.3. Sept 5, 1907, due Nov 10, 1909, 6%. 5:1340. 2,500

Valencia Realty Co to David C Myers. 95th st, Nos 317 and 319, n s, 387.6 w West End av, 62.6x100.8. Prior mort $110,000. Sept 3, 3 years, 6%. Sept 5, 1907. 4:1253. 38,000

Same to same. Same property. Certificate as to above mort. Sept 3. Sept 5, 1907. 4:1253. ——

Woelk, Alex to De Witt C Flanagan and ano trus, &c. 18th st, No 30 West. Saloon lease. Sept 5, 1907, demand, 6%. 3:819. 1,700

Wronker, Solomon to TITLE GUARANTEE & TRUST CO. 127th st, No 261, n s, 493 w 7th av, 16x99.11. Due, &c, as per bond. Sept 5, 1907. 7:1933. 7,500

Wellner, Marie wife of Fredk to Karoline Reis. 46th st, No 449, n s, 272.6 e 10th av, 24.2x100.5. Sept 3, due, &c, as per bond. Sept 4, 1907. 4:1056. 1,000

Westheimer, Gussie with Helene Kahn and ano. 50th st, No 406 East. Extension mort. Aug 20. Aug 30, 1907. 5:1361. nom

Wallace, Priscilla to Henry G Schloendorff and ano trustees E Christian Korner. 96th st, No 68, s s, 100.10 e Columbus av, runs s w abt 8.2 x s 92.6 x e 20 x n 100.8 to st x w 19.2 to beginning. Prior mort $20,000. Aug 29, due, &c, as per bond. Aug 30, 1907. 4:1209. 3,500

Weinstein, Max to Kath K C Lyman extrx Cath K Corse. 3d av, Nos 1713 and 1715, e s, 51.11 n 96th st, 48.10x100. Jan 22, 5 years, 5%. Rerecorded from Jan 28, 1907. Aug 30, 1907. 6:1646. 52,000

Zimmerman, Louis to Aaron Goodman. 38th st, No 315 East. Assignment of rents to secure mortgage. July 10. Sept 5, 1907. 3:944. ——

Zimmerman, Louis to Aaron Goodman. 2d av, Nos 1094-1098. Assignment of rents to secure mortgage for $18,000. July 10. Sept 5, 1907. 5:1350. ——

## BOROUGH OF THE BRONX.

Asklof, Conrad H to TITLE GUARANTEE AND TRUST CO. Webster av, No 1243, w s, 236 n 168th st, 26x100. Due, &c, as per bond. Sept 5, 1907. 9:2427. 11,000

Aronson, Harry to Morris Jaffe and ano. Belmont av, w s, 354.8 n 181st st, 25.1x81.10x25.1x81.2. P M. Sept 3, due Mar 3, 1909, 5%. Sept 5, 1907. 11:3082. 500

Andrew, Richard M to TITLE GUARANTEE AND TRUST CO. 149th st, No 446, old No 720, s s, 165.10 w Brook av, 25.1x 104x25x101.6. P M. Sept 3, due, &c, as per bond. Sept 4, 1907. 9:2293. 10,000

*Adler, Max J and Aaron Hirsch to Rebecca L Zeimer. Van Nest st, n e cor Columbus av, 410.4 to Adams st x abt 328x167, gore, the blk. Aug 30, 1 year, 5½%. Sept 5, 1907. 10,000

*Braithwaite, Wm W to Isaac Butler. Grace av, n e s, 125 s Lyon av, 50x130, Westchester. Aug 15, due July 15, 1910, 6%. Sept 5, 1907. 3,000

Brody, Bernard S to Wilhelm Hanne. Clay av, No 1355, w s, 638.11 n 169th st, 25.1x79.1x25.1x79.4. P M. Prior mort $4,000. Aug 30, installs, 6%. Aug 31, 1907. 11:2782. 2,175

Bergen, Wm C to Mary A D Lange. Valentine av, w s, 195.6 n 200th st, 25x125. Aug 30, 1907, 3 years, 5%. 12:3306. 7,000

Same to same. Valentine av, w s, 217.6 n 200th st, runs w 125 x n 9.9 x n e 20.4 x e 111.6 to av x s 25 to beginning. Aug 30, 1907, 3 years, 5%. 12:3306. 7,000

*Buceti, Gristina and Giovanni to Irving Realty Co. Grace av, e s, 304.5 s Boston road, 50x95. P M. 3 years, 5%. Sept 3, 1907. 600

*Same to same. Same property. P M. Prior mort $600. 3 years, 5%. Sept 3, 1907. 600

*Boman, Elise to Geo Hauser. Edwards av, w s, 50 n Marrin st, 50x—x50x—. Aug 28, due Dec 1, 1910, 6%. Sept 3, 1907. 3,300

Baum, Henry to Marie wife August Krabo. 182d st, n e s, 88 w Hughes av, 33.2x94.4x31x104.11. Prior mort $12,000. Aug 29, due, &c, as per bond. Sept 3, 1907. 11:3071. 2,000

Benson, Cecilia A to Jonas Weil and ano. 3d av, e s, 100.8 s 163d st, 33.6x109.6x33.4x105.7. P M. June 5, due July 29, 1910, 5%. Sept 5, 1907. 10:2620. 10,000

*Corio, Luigi and Concetta Pepe to Priscilla Eberhard and ano. 229th st (15th av), n s, 50 e 5th st, 55x114, Wakefield. P M. Aug 26, due Sept 4, 1908, 6%. Sept 5, 1907. 1,300

Criscuolo, Nicoletta to John Anton. 188th st, n s, 50 w Cambreleng av, 50x100, except 5 ft. for 188th st. P M. Aug 29, due, &c, as per bond. Aug 30, 1907. 11:3075. 6,000

Cohen, Asher to Gustav H Rottgardt. Oak terrace, n s, 150 w Beekman av, 50x100. Aug 31, 1 year, 6%. Sept 3, 1907. 10:2555. 3,300

Connor, Francis J N to Henry U Singhi. Aqueduct av East, e s, 101.3 s 184th st, 128.1x94.8x103.2x71.4. Prior mort $5,000. Aug 30, 1 year, 6%. Sept 4, 1907. 11:3209. 25,500

*Cohen, Jacob with Wm Hejduk. Deane pl, e s, 150 s Pierce av, 39x100, Westchester. Subordination mort. Aug 31. Sept 4, 1907. nom

Clune, Patk H to Sarah Sibbald. 156th st, s s, 90 e Eagle av, 37.6x100. June 10, 3 years, 5%. Aug 30, 1907. 10:2624. 3,000

*Cohen, Hyman to Louise Kreischer. 178th st, s s, 200 e Bronx Park av, 25x100. Aug 26, 3 years, 5½%. Aug 30, 1907. 3,000

*Cleary, James H to Dorothy Reutler. 175th st, w s, 175 n Gleason av, 25x100. P M. Prior mort $4,000. Aug 30, 2 years, 5%. Aug 31, 1907. 900

*Carey, Michl J to Carrie B Waldron. St Lawrence av, e s, 150 s Mansion st, 50x100. Aug 21, 3 years, 5%. Aug 31, 1907. 1,300

Dixon, Elmer to Mary E Bird. Fairmount pl, n e cor Crotona av, 70x200. Aug 28, 2 years, 6%. Aug 30, 1907. 11:2950. 1,000

*Devlin, Alex Jr to Eliz Ritz. Mary st, n s, 197.2 e Main st, 27.10 x125x28.9x125, Westchester. P M. Aug 30, 3 years, 6%. Aug 31, 1907. 1,000

Dawson Realty Co to MIDDLETOWN SAVINGS BANK. Wales av, s e cor Dawson st, 118.6x37.6x96.8x43.5. Aug 30, 1907, due Nov 1, 1912, 5½%. 10:2654. 43,000

Same to same. Dawson st, s s, 43.5 e Wales av, runs s 96.8 x e 32.2 x n 7.1 to st x w 73 to beginning. Aug 30, 1907, due Nov 1, 1912, 5½%. 10:2654. 31,000

Same to same. Wales av, e s, 118.6 s Dawson st, 46.6x69.9. Aug 30, 1907, due Nov 1, 1912, 5½%. 10:2654. 26,000

Same to same. Dawson st, s e cor Wales av, runs e 116.5 x s 61.3 x s 53.7 x w 69.9 to av x n 164.11 to beginning. Certificate as to 3 morts aggregating $100,000. Aug 30, 1907. 10:2654. ——

Same and Richd S Collins with same. Same property. Subordination agreement. Aug 30, 1907. 10:2654. nom

*Drum, Jas J to Manhattan Mortgage Co. Columbus av, n s, 50 e Taylor st, 50x100. Aug 30, 1907, due Feb 1, 1908, 6%. 5,000

Doll, Louisa with TITLE GUARANTEE AND TRUST CO. 149th st, new No 446, s s, 165.10 w Brook av, 25.1x104x25x101.6. Subordination agreement. Sept 3. Sept 4, 1907. 9:2293. nom

Davis, Eliphalet L to Fredk Deming. Ogden av, e s, 200 n 166th st, 50x115. Sept 3, 3 years, 4½%. Sept 4, 1907. 9:2514. 5,000

Same to same. Ogden av, e s, 75 n 166th st, 75x104.7. Sept 3, 3 years, 4½%. Sept 4, 1907. 9:2514. 6,000

Davis, Elwood C to Louisa P Wagner. Willis av, No 337, w s, 61.3 n 141st st, 13.9x70. P M. Sept 3, 3 years, 5%. Sept 4, 1907. 9:2304. 5,000

Dietsch, Morris to DOLLAR SAVINGS BANK of City N Y. Westchester av, n s, 169.11 e Bergen av, 25x66. Aug 27, due Dec 1, 1910, 5½%. Sept 4, 1907. 9:2361. 4,000

*De Canio, Mary M to Hudson P Rose Co. Lots 70 to 77 amended map (No 1108a) of 126 lots, being a subdivision of plot 23 of Classons Point. P M. Aug 28, due Sept 1, 1910, 3%. Sept 4, 1907. 1,200

Dierks, John H to Geo Beller. Brook av, No 130, e s, 25 n 134th st, 25x100. P M. Prior mort $10,000. Aug 29, due Sept 1, 1910, 6%. Sept 3, 1907. 9:2262. 2,000

Deegan, Joseph E to Tillie Autenreith. 181st st, n s, 225 e Vyse av, 58.7x80.11x46.6x84. 1-3 part. All title. Aug 30, 1 year, 6%. Sept 3, 1907. 11:3134. 750

Doll, Louisa with Richd M Andrew. 149th st, s s, 165.10 w Brook av, 25.1x104x25x101.6. Extension mort. Sept 3. Sept 4, 1907. 9:2293. nom

Ellison, Manierre to Clairville E Benedict guardian James H Benedict and ano. Clinton st, n s, 275 w Grand av, 25x100. Sept 4, 3 years, 5%. Sept 5, 1907. 11:3207. 7,000

Frese, Giulia to Matilda Stahley. Bainbridge av, e s, 93.6 s 184th st, 16.8x74x16.8x72.8. P M. 3 years, 6%. Sept 5, 1907. 11:3143. 600

Felten, John C to Ida Sattler. Cauldwell av, e s, 200 n 161st st, 20x125. Aug 29, 5 years, 5%. Sept 4, 1907. 10:2631....3,000

Frohlich, Chas F to Henry Frohlich. Jackson av, No 1063, w s, 139.4 s 166th st, 19.8x72. P M. Prior mort $3,500. Sept 3, 3 years, 4½%. Sept 4, 1907. 10:2640. 2,000

*Fassert, Christopher to Wm Hejduk. Deane pl, e s, 157 s Pierce av, 32.5x100x33.4x100. Aug 31, 3 years, 5½%. Sept 4, 1907. 2,700

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Finkernagel, Wm H to Charlotte Wolff. Freeman st, n s, 98:8 e Union av, 20x86.9. P M. Prior mort $5,000. Aug 31, 1907, due Feb 8, 1909, —%. 11:2968. 500

Fischer, John F to Stephen J Twohig. 185th st, No 697, n s, 141 w Washington av, 25x100. P M. Prior mort $6,000. Aug 30, 2 years, 6%. Aug 31, 1907. 11:3039. 3,300

Francisco Merllo Construction Co to Alex McBean. Villa av, n e cor 205th st, 19.10x100. Aug 30, due, &c, as per bond. Aug 31, 1907. 12:3311. 4,000

Same to same. Same property. Certificate as to above mort. Aug 31, 1907. 12:3311. —

Ferraro, Antonio and Pacifico Rosato to A Hupfels Sons. 150th st, Nos 246 and 248 East. Saloon lease. Aug 28, demand, 6%. Sept 4, 1907. 9:2338. 1,400

GERMANIA BANK of City N Y with Charles and Julius Segall. 162d st, No 860 East. Extension mort. May 17. Aug 31, 1907. 10:2690. nom

Guidone, Mary F wife Antonio L to Thos H Thorn. Grand av, c l, 95 n Fordham road, runs n 50 x w 133 to e s Croton Aqueduct x s 50 x e 133 to beginning, except part taken by City N Y. P M. Aug 30, 1 year, 6%. Aug 31, 1907. 11:3213. 3,000

Green, Albyna to John Kleiner. Jackson av, No 998, e s, 144.9 s 165th st, 20.6x84.1. P M. Prior mort $3,000. Aug 29, due, &c, as per bond. Aug 30, 1907. 10:2649. 2,200

Gressard, Adolph to Beadleston & Woerz. 3d av, No 3038. Saloon lease. Aug 29, demand, 6%. Aug 30, 1907. 9:2263. 10,000

Greenwald, Herman to Central Brewing Co. Brook av, n e cor 134th st. Saloon lease. Sept 3, demand, 6%. Sept 4, 1907. 9:2262. 3,000

*Gallo, Frances, of Baltimore, Md, to Irving Realty Co. Grace av, e s, 253.5 s Boston road, 50x95; Grace av, e s, 284.5 n 222d st, 21.4x114.6x65.5x97. P M. 3 years, 5%. Sept 3, 1907. 850

*Same to same. Same property. P M. Prior mort $850. 3 years, 5%. Sept 3, 1907. 1,300

Hall, Ernest with Sadie Felson. 145th st, No 468 (734) East. Extension mort. Aug 2, 1907. Aug 30, 1907. 9:2289. nom

Hodes, Nicholas to Moses Jaffe. Cambreleng av, e s, 45 s 188th st, 16.8x80. Aug 29, due Mar 1, 1908, 6%. Sept 4, 1907. 11:3090. 1,000

Hoffman, Emma A to TITLE GUARANTEE & TRUST CO. Vyse av, w s, 400 s Jennings st, 50x100. Building loan. Aug 30, 1 year, 6%. Sept 3, 1907. 11:2987. 14,000

Hammer, Ernest to John J Brady. 183d st, No 768, s s, 132 w Bathgate av, 16x92.3, except part for st. P M. Aug 30, 3 years, 5%. Sept 3, 1907. 11:3050. 3,600

*Heidt, Annie to Ida Nachmonowitz with Fredk T Hoffman. Olinville av, w s, 475 n 2d st, 25x100, Olinville. Extension mort. June 24. Aug 30, 1907. nom

Hudson, Honora to Bertha Knauf. College av, No 1338, e s, 476.5 s 170th st, 16.8x100. Prior mort $3,500. Aug 27, installs, —%. Sept 5, 1907. 11:2783 and 2785. 2,500

Jacob, August to Cath A Concklin. Morris av, e s, 120 s 179th st, 20x100. 3 years, 5%. Sept 5, 1907. 11:2807. 8,000

Same to Alice Powell. Morris av, e s, 140 s 179th st, 20x100. 3 years, 5%. Sept 5, 1907. 11:2807. 8,000

*Keck, John A to Wm H Behler. 6th st, s s, 105 e Av C, 50x216 to n s 5th st, Unionport, except part for Eastern Boulevard, Building loan. Sept 4, 5 years, 5½%. Sept 5, 1907. 5,000

Klaveness, Olaf G to Wm H Diehl. Ogden av, e s, 100 n 164th st, st, 25x70. P M. Aug 2, 3 years, 5%. Aug 30, 1907. 9:2512. 8,000

Karlich, Henry to Value Realty Co. Westchester av, No 1107, n w s, 162 n e Prospect av, 20x63.5x21.3x56.3. P M. Prior mort $7,500. Aug 31, 3 years, 6%. Sept 3, 1907. 10:2690. 1,000

Klein, Hanchen to Samuel Schreier and ano. 136th st, No 304, old No 554, on map No 302, s s, 200 w Alexander av, 25x100. P M. Prior mort $9,500. 3 years, 6%. Sept 3, 1907. 9:2311. 1,600

Morris, Simon and Max Sussmann to Isaac Haft and ano. 143d st (Garden st), s s, 100 e College av, 100x100. Prior mort $70,000. Aug 29, due, &c, as per bond. Aug 30, 1907. 9:2323. 5,000

*Moren, Sophie S wife of Ernst Moren to DOLLAR SAVINGS BANK, N Y. Hobart st, w s, 50 n 236th st, 50x100. Aug 28, due Dec 1, 1908, 6%. Aug 30, 1907. 1,200

*McCormick, John P to Agnes Stanion. 226th st, s s, 205 e 2d st, 25x114, Wakefield. P M. July 1, 3 years, 5%. Aug 30, 1907. 2,500

McAdam, Ronald to Sebastian J Breihof. 198th st, late Travers st, n s, 189.3 e Jerome av, 77.7x112.11x75x132.11. Sept 3, due Mar 3, 1908, 6%. Sept 5, 1907. 12:3319. 15,000

Marchese, Grace to Minnie Kauffmann. 170th st, n s, 100.1 e Prospect av, 30x44.5. Aug 31, 5 years, 5%. Sept 5, 1907. 11:2963. 3,000

*Meli, Francesca to Irving Realty Co. Grace av, e s, 228.5 s Boston road, 25x95; Ely av, e s, 941.3 s Boston road, runs s 46.5 x s e 24.2 x n 96.9 x n w 11.4 x w 95 to beginning. P M. Prior mort $600. 3 years, 5%. Sept 3, 1907. 750

*Same to same. Same property. P M. 3 years, 5%. Sept 3, 1907. 600

Monro, Eliza E to Warren B Sammis. Davidson av, e s, 146.2 s Fordham road, runs e 102.2 x s 5.8 x s 19.4 x w 103.11 to av x n 25.1 to beginning. 3 years, 5%. Sept 3, 1907. 11:3199. 2,000

McTaggart, Mary D with Emma Luck. 140th st, No 592, s s, 131.6 e Alexander av, 25x100. Extension mort. Aug 27. Sept 3, 1907. 9:2302. nom

Munk, Geo to Edw S Schaeffler. Bathgate av (Madison av), old line, w s, 67.3 s 183d st, old line, 25x100, except part for av. Sept 3, 5 years, 5%. Sept 4, 1907. 11:3050. 6,000

*McKown, Anna to Marcus Nathan. Westchester av, s s, abt 75 w 175th st, 25x97x25x99.10. P M. Aug 28, 3 years, 5½%. Sept 4, 1907. 3,000

*Nathan, Marcus to Rachel Mamlock. Columbus av, s e cor Jefferson st, 25x100. Prior mort $7,500. Sept 3, 3 years, 6%. Sept 5, 1907. 2,500

*Nonpareil Realty Co to Rebecca L Zeimer. Columbus av, n s, 52 e Adams st, 52x96x52x99; Columbus av, n e cor Adams st, 26x—x26x102; Adams st, e s, 102 n Columbus av, 70x100x—104. Aug 30, 1 year, 6%. Sept 5, 1907. 4,500

*Same to same. Same property. Consent as to above mort. Aug 30. Sept 5, 1907. —

*Same to same. Sackett av, s s, 100 w Deane pl, 50x100. Sackett av, s s, 275 w Deane pl, 50x100. Aug 30, 1 year, 6%. Sept 5, 1907. 2,000

*Same to same. Same property. Certificate as to above mort. Aug 30. Sept 5, 1907. —

*O'Brien, Wm J to Esther Kaufman. Plot begins 140 e White Plains road at point 1195 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,250. Sept 4, 3 years, 6%. Sept 5, 1907. 1,150

O'Leary Realty & Construction Co to City Mortgage Co. Bathgate av, n w s, 75 s w 179th st, 75x100, except part for av. Building loan. Aug 27, demand, 6%. Sept 3, 1907. 11:3044. 46,000

Same to same. Same property. Certificate as to above mort. Aug 27. Sept 3, 1907. 11:3044. —

O'Leary, John to Wm M Purdy and ano trustees John Purdy for benefit Rosa M Jones for life. Crotona av, e s, 440 n 183d st, 20x100. 5 years, 5%. Sept 4, 1907. 11:3102. 6,750

Polatschek, Leopold to Wm Sherwood. 158th st, No 770, s s, 100 w St Anns av, 33.4x100. Prior mort $21,000. 3 years, 6%. Sept 4, 1907. 9:2360. 5,000

Pfeiffer, Antonia wife of Johan G to Lawrence Delmour. DeKalb av, w s, 325 s 212th st, 25x100. Aug 30, 3 years, 5%. Sept 5, 1907. 12:3328. 2,500

Pinkert, Max to Chas F Dilberger. Prospect av, w s, 237.6 n 187th st, 18.9x95. P M. Prior mort $6,000. Aug 24, installs, 6%. Sept 3, 1907. 11:3104. 1,600

Phillipp, Joseph to Fredericka Fastenau. Anthony av, s e cor 174th st, 21.9x100.2x23.1x100.5. Prior mort $5,500. Aug 30, 2 years, 6%. Aug 31, 1907. 11:2889. 2,000

Quinn, Thomas J to Jacob Schmitt. Tinton av, w s, 190 n 166th st, 40x126.10x40x127.3. 3 years, 5%. Sept 5, 1907. 10:2661. 30,000

Ryan, John J to Chas H Hornby. Beaumont av, e s, 116.5 s 183d st, 23.5x128x24x133. May 23, due Nov 23, 1907, 6%. Sept 3, 1907. 11:3101. 500

Rust, Gottfried to Marie wife August Krabo. 182d st, n e s, 57 w Hughes av, runs n 83.11 x w 28 x n 31 x w 3 x s 104.11 to st x s e 35.2 to beginning. Prior mort $12,000. Aug 29, due, &c, as per bond. Sept 3, 1907. 11:3071. 2,000

Rottgardt, Gustav H with Washington H Irving and ano trus Channing M Britton. 135th st, s s, 466.6 e Willis av, 16x100. Extension mort. July 12. Aug 31, 1907. 9:2279. 1,000

Rosenberg, Anna to Gottlob Brenzinger. German pl, No 644, e s, 78.2 s Rae st, 20.11x92.3. P M. Aug 30, 9 years, 5½%. Sept 4, 1907. 9:2358. 4,500

Ritter, George W to Charles Kaeppel. Shakespeare av, Nos 1307 and 1309, w s, 25.10 s Highbridge st or Elliott st, 37x104.8x37x104.10. P M. Sept 3, due Sept 1, 1911, 5%. Sept 4, 1907. 9:2519. 5,000

Richter, Caroline A to N Y and Suburban Co-operative Building and Loan Assoc. 164th st, n s, 175 w Trinity av, 25x100. Installs, 6%. Sept 4, 1907. 10:2632. 6,000

Reeber, Geo A with Lawyers Mortgage Co. 3d av, No 2583. Extension mort. Aug 20. Sept 4, 1907. 9:2321. nom

Renzland, Charles to Annie wife Albert Hinz. Forest av, e s, 379.11 s 165th st, 18.10x135. Prior mort $8,500. Aug 29, 2 years, 6%. Aug 31, 1907. 10:2659. 2,000

Sullivan, Patk J to Catharine and John B Shea exrs Denis Shea. Ryer av, s w cor 180th st, 25.10x97.5x45.5x90. Aug 29, 5 yrs, 5%. Aug 30, 1907. 11:3149 and 3156. 8,500

Sternlicht, Minnie to Minnie E Flagg. Bainbridge av, e s, 92.3 s 193d st, 30.9x77.3x30.9x77.9. Aug 30, due Jan 15, 1908, 6%. Sept 4, 1907. 12:3286. Note. 2,000

Same to same. Same property. P M. Aug 30, 2 years, 6%. Sept 4, 1907. 12:3286. 1,600

*Schiavone, Salvatore to John Bussing, Jr. Maple av, w s, 75 n Logan st, 25x100, Williamsbridge. Aug 31, installs, 6%. Sept 4, 1907. 2,600

*Shatzkin (A) & Sons to Frank Koch, of Paterson, N J. 214th st, late Sheil st, n s, 100 w Tilden av, 125x100, Laconia Park. 5 P M morts, each $315. Aug 26, due Feb 26, 1909, 6%. Sept 5, 1907. 1,575

*Same to same. 214th st, late Sheil st, n s, 300 w Tilden av, 25x100. P M. Aug 26, due Feb 26, 1909, 6%. Sept 5, 1907. 315

*Same to same. Tilden av, w s, 75 n 214th st, 25x100. P M. Aug 26, due Feb 26, 1909, 6%. Sept 5, 1907. 315

Succomano, Rachela and Carmela Carino to Nicoletta Criscuolo. Belmont av, Nos 2419 and 2421, e s, 200 n 187th st, 50x100. P M. Prior mort $7,000. Sept 3, 4 years, 5½%. Sept 4, 1907. 11:3075. 7,000

BANZAI MATT ENAMEL
Banzai Manufacturing Co., 24 East 23d Street

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CONSOLIDATED GAS COMPANY OF NEW YORK

*Smulow, Jackob to Land Co B of Edenwald. Jefferson av, n w cor Doon av, 100x100, Edenwald. P M. Aug 21, 3 years, 5%. Sept 5, 1907. 1,000

*Solner, Rosa to Mary Novak. Lots 319 and 320 map No 1108 B of portion Penfield property. Aug 29, 2 years, 5%. Sept 3, 1907. 1,100

Strachstein, Jennie to Danl J Mendelson. Belmont av, w s, 78.7 n 181st st, 17.10x84.10x17.10x84.7. Prior mort $4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 114.6 n 181st st, 17.10x85.3x 17.10x85. Prior mort $4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 96.5 n 181st st, 18x85x18x84.10. Prior mort $4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 132.4 n 181st st, 17.10x85.6x 17.10x85.3. Prior mort $4,250. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,395

Same to same. Belmont av, w s, 185.9 n 181st st, 17.10x86.2x 17.10x85.11. Prior mort $4,500. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,140

Same to same. Belmont av, w s, 150.2 n 181st st, 17.8x85.9x17.8 x85.6. Prior mort $4,500. Sept 1, due Dec 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,140

Same to same. Belmont av, w s, 167.11 n 181st st, 17.10x85.11x 17.10x85.9. Prior mort $4,500. Sept 1, due Dec. 1, 1909, 6%. Sept 5, 1907. 11:3082. 2,140

*Stadler, Charles to Lydia Heine. Broadway, w s, 59 s Tremont road, 59x144.8x50x113.3. Aug 29, due Mar 1, 1908, 6%. Sept 5, 1907. 000

Wexler, Adolph to Sarah E Furnald and ano exrs Francis P Furnald. Marion av, No 2472, e s, 100 n 189th st, 50x106.4x50.1x 103.6. Aug 30, 3 years, 5%. Sept 3, 1907. 11:3026. 30,000

Warwick, Samuel to John H Knoeppel. Delafield av, n s, 100 w Livingston av or st, 60x89x46.6x90. 1 year, 5½%. Sept 4, 1907. 13:3415. 2,000

Wolkenberg, Joseph and Luigi Gerbino to Adolph Danziger. Brook av, e s, 131.4 s 141st st, runs s 52 x e 99.6 x n 48 x w 11.11 x w 87.9 to beginning. Prior mort $45,000. Aug 29, due Feb 29, 1908, 6%. Aug 30, 1907. 9:2267. 2,500

Wolkenberg, Joseph to Adolph Danziger. Brook av, e s, 183 s 141st st, 48x100x57.5x99.6. Prior mort $41,000. Aug 29, due Feb 29, 1908, 6%. Aug 30, 1907. 9:2267. 2,500

Wiederman, Rosa to Abraham Davis. Cauldwell av, No 695, w s, 325 s 156th st, 16.8x115. Aug 30, 1907, 1 year, 6%. 10:2624. 525

Wood, Jennie B with Albert C Swoboda. Longfellow av, e s, 225 n Freeman st, 25x125.6x25.5x120.7. Extension mort. Aug 15. Aug 30, 1907. 11:2994 or 3007. nom

## Construction News.

(Continued from page 365.)

NEWARK.—P. Charles, Arch., 612 Union Bldg., Newark, is receiving estimates on a 12-sty office building, 108x119 ft., to be erected at Clinton and Beaver sts, for the Union Building Co., Union Bldg. Estimated cost $400,000.

ATLANTIC CITY.—Newlin Haines, proprietor of the St. Charles Hotel, may erect a hotel on Connecticut av and the Boardwalk, to cost about $3,000,000.

NEWARK.—The contract for laying 18,150 sq. yds. of bitulithic pavement has been awarded to the Standard Bitulithic Co., 253 Broadway, N. Y. M. R. Sherrerd is City Engr.

TRENTON.—W. W. Slack, 18 East State st., Trenton, has plans for a manufacturing plant for the Ajax Grieb Rubber Co. It includes a power house, factory, office building, warehouse and storage buildings. Estimated cost, about $100,000.

HOBOKEN.—Bids are asked by the City Council until 8 p. m., Sept. 11, for cleaning and repairing sewer in portion of Jackson St. Jas. H. Londrigan is City Clk.

SOUTH ORANGE.—The three buildings in South Orange av, South Orange, which were recently burned, will be restored by their owners, Mrs. James Birney, Alexander Beatrice and Kraus Mor. Mrs. Birney, who suffered a total loss, will build a cement block stable, having no insurance. Mr. Mor said that he would probably replace the burned frame elevator by a concrete building.

ROSELLE PARK.—Roselle Park is to have a new school building, and if on Sept. 24 the voters endorse the plans of the Board of Education, it will be one of the finest of modern school structures in the State. An entire block of land has been purchased. Messrs. Pierce & Bickford, of Elmira, N. Y., are the architects.

PASSAIC.—The Robins Conveying Belt Co., 13 Park row, Manhattan, is receiving bids for the erection of an addition to its plant at Passaic, which is expected to be completed in the fall. The structure will be 40x70 ft., 2 stories.

NEWARK.—The Imperial Machine Co., 118-122 Market st, Newark, is having plans prepared for a new plant to manufacture the Victoria vegetable machine. The company will build a machine shop and foundry. The size of the structures has not been determined.

### Connecticut.

HARTFORD.—W. D. Johnson, 26 State st, has plans for a large addition to the Arsenal school. Plans will be out for figures in a few days.

NEW BRITAIN.—Plans will be ready for figures soon for a grain storehouse for M. D. Stanley, Church st. W. H. Caldwell, Main st, is architect.

DERBY.—Plans are being figured for the new hospital building for the Derby Hospital Association. Three stories, 40x45 ft., brk, steam heat, etc, L. W. Robinson, New Haven, architect.

NEW BRITAIN.—A. G. Lindgren is to build a 3-sty tenement house on South Main st, 32x30 ft.—H. W. Morton, of Boston, Mass., is drawing plans for a residence on Hart st to be erected for Mrs. Mary R. Hawley.—Andrew Guenther is to build a tenement house on Black Rock av. M. J. Unkelback has drawn the plans.—A gatehouse and labor bureau building is to be erected by the Landers, Frary & Clark Co. on Centre st. Brick, 1 sty, 20x 40 ft.—M. D. Stanley is to build a storehouse at the corner of Dwight and North Stanley sts. W. H. Cadwell is drawing the plans.—Now that the site and other matters concerning new school in East Berlin have been settled, it is expected that the contract for the building will be signed in a few days.

WATERVILLE.—Work will be started in a few days for a frame tenement house in Waterville for Charles Loucks.—Plans have been completed by Architects Griggs & Hunt for a factory building on River road for the Bristol Co. The structure will be of brk construction, 3 stories high, 170x53 ft.—Plans are being figured for a tenement block on South Adams st for Samuel Forman.

NORWICH.—The House has passed favorably on a bill for new buildings at the Norwich Hospital for the Insane. Appropriation is $300,000.

### Massachusetts.

LAWRENCE.—John Ashton is preparing plans for a theatre. It is planned to remodel several stores and an apartment block on Essex st for the playhouse. The construction will be brk, with all the latest improvements.

BROOKLINE.—Architects Freeman, Funk & Wilcox, 33 Kent st, have been chosen to make plans for a fire station at Boylston and High sts, same to cost $50,000. Alexas French, Engr.

NORTH TEWKSBURY.—Architect Everett M. Gardner, Lowell, Mass., has plans for an addition to the Baptist Church at North Tewksbury.

CHICOPEE.—Reiley & Steinback, 481 5th av, Manhattan, will receive estimates for a church for Rev. S. Chelusniak, Chicopee, to cost about $80,000.

CHESTER.—The Hamilton Emery & Corundum Co., Chester, Mass., manufacturers of pure Turkish and Naxos emery, is to build a brk and stone addition to its mill, 40x125 ft. It is hoped that the mill will be in full operation Dec. 1.

### Pennsylvania.

ALLEGHENY.—A. K. Miller, Pittsburgh, Pa., has completed plans for a 3-sty warehouse, at Allegheny, for G. L. King.

BELLEVERNON.—The American Window Glass Co. has decided to rebuild its plant at Bellevernon, Pa., recently destroyed by fire. Considerable new machinery will be needed for the new plant.

PHILADELPHIA.—Sauer & Hahn, Archs., 1118 Chestnut st., have plans for a 4-sty factory building, to cost about $50,000.—Henry D. Dagit, 411 Walnut st, has plans ready for bids for a 4-sty factory building, at 138 North 12th st, for I. A. Schwartz.

PHILADELPHIA.—A large fire house will be built on Baltimore av, west of Springfield av, Clifton Heights, for the Clifton Heights Protective Association, from plans by George Natress & Sons.—A large apartment house will be erected at the northeast corner of 46th and Walnut sts for Berwind & Hoopes, owners, from plans by J. E. Mooney. Building will be of brk, stone and iron, fireproof, with steam heat, electric light and the latest improvements and appliances in all lines. Cost will be about $200,000.

### Miscellaneous.

TRYON, N. C.—Plans for the proposed power development by the Tryon Electric Light & Power Co. have been changed. A larger plant is now under consideration, and the probable cost will be $110,000.

HIGH POINT, N. C.—The Carolina Valley Railway & Construction Co., Dee Allen, Pres., has purchased 300 acres of land on which to erect electric power plant. C. S. Currier is Ch. Engr., High Point.

INDIANAPOLIS, IND.—Hiram Brown, Chn. Building Committee, announces that bids will be received until Oct. 1 for the construction of a new Y. M. C. A. building on North Pennsylvania st. Estimated cost $100,000.

For Judgments in Foreclosure Suits and other Lis Pendens and Foreclosure Suits see pages 374 and 376.

## LIS PENDENS.

Sept. 6.

107th st, n s, 258 e Riverside Drive, 17x100.11. Chas F McKenna agt B Sherwood Dunn et al, notice of attachment; att's, Kroyer & Austin.

107th st, n s, 258 e Riverside Drive, 17x100.11. Wm D Wheeler agt L Sherwood Dunn et al; notice of attachment; att'ys, Kroyer & Austin.

144th st, n s, 100 w 7th av, 150x100. Joseph Jordan et al agt Louis Perelson et al; action to foreclose mechanics lien; att'ys, Morrison & Schiff.

Courtlandt av, n w s, 50 n e 159th st, 25x100. Marie Hengel agt Louisa Meisner et al; action to set aside conveyance; att'ys, Shaw, Fisk & Shaw.

129th st, s s, 165 w Park av, 25x99.11. Rudolf Gersman agt Katherine Van Valin; action to foreclose mechanics lien; att'ys, Katz & Sommerich.

## FORECLOSURE SUITS.

Sept. 6.

Prospect av, e s, 314.6 s Samuel st, 16.6x150. Ella L Baker gdn agt Duane P Cobb et al; att'ys, Reed & Pallister.

147th st, No 618 West; two actions. Emma E Gross agt Carl or Charles Neuendorffer et al; att'y, L Wendel, Jr.

Southern Boulevard, n w cor Crotona Park East, 25x100. Mary G Major agt Emanuel G Bach; att'y, J E Heath.

Franklin av, e s, 58.11 n 170th st, runs e 281.5 to Clinton av, x n 46.9 x w 281.4 x s 51.1 to beg. Esther Cohen et al agt Ferdinand Hecht et al; att'ys, Davis & Kaufman.

Amsterdam av, No 685. Lillie B Lilienthal agt Anne N Cooper et al; att'y, S Weschler.

Lot P31, Block O amended map of property belonging to Hudson P Rose, Bronx. Henry Monahan agt Frederick Delegdish et al; att'y, J J K O'Kennedy.

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MANN & MAC NEILLE, Architects.

## JUDGMENTS.

Aug. and Sept.

31 Andrews, Benjamin F—Dimock & Fink Co. ..... $122.01
31 Abend, William—Adolf Berger ..... 79.01
3 Abd-El-Nour, Caeser—Wm W Bell and ano. ..... 76.67
4 Albert, Louis—Thomas F McCaul Contracting Co. ..... 82.31
4 Altheimer, Samuel—Fifth Av Coach Co. 32.57
5 Adler, Jacob—Isidor Heiliger. ..... 196.35
6 Adler, Elias J—Frank A Pfaegler et al. 118.08
31 Butcher, W Frederick—Una R Goslin. 212.79
31 Brennan, Arthur—Gustav T Lawrence. ..... costs, 32.85
31 Baum, Jacob—Max J Levinson. ..... 214.72
31 Boeck, John E—Solomon R Guggenheim. ..... 2,183.48
31 Boeck, J Edward——the same .... 14,343.59
3 Benas, David—Margaret H Jones .... 241.01
3 Burbano, Rafael G—M Camacho Roldan and ano ..... 2,768.67
3 Blum, Samuel—Jerome J Wilson .... 232.78
3 Bruno, Angelo—Oscar Schlegel Mfg Co.. ..... 161.08
3 Beers, Wm H—The Outlook Co ..... 350.91
3 Bennington, W Newton -Jas L Holland.. ..... 5,440.78
3 Brown, Pratt A—Otto Sampter ..... 270.65
3 Bennington, W Newton—Milton Lehman.. ..... 3,961.84
4 Bennett, Carl L—Day Bros & Co. ..... 257.41
4 Boege, Frederick C—Saunders P Jones et al. ..... 184.15
5 Bell, Stewart H—Isaac B Welsh...costs, 23.08
5 Burzinsky, Nathan—Abraham Nechamkin. ..... 280.35
5 Baron, Louis—George Kessler et al...1,058.74
5 the same——the same ..... 1,059.78
5 Bard, John* and Edw L—Charles Bornhaupt et al ..... 256.92
6 Bangel, Nathan—Frank C Creamer et al. ..... 258.96
6 Bramson, Gustavus—Geo B Wilson.... 59.78
6 Bloch, David—Geo A Chance. ..... 78.01
6†Biber, John—Abraham I Dreyfuss et al. 167.03
6 Beagen, Owen H—David Siskind. ..... 29.31
3 Cooper, Harry—Samuel Jacobs ..... 42.65
3 Clark, Bessie C—Abraham J Spiro .... 818.10
3 Conlon, James—Richardson & Boynton Co. ..... 158.00
4 Cohen, Fanny—S Guggenheimer Rosenberg & Co. ..... 141.92
4 Crawford, Arthur W—Central Syndicate Bldg Co. ..... 94.26
4 Chenkin, Barnet & Fanny—Catharine A F Casanova ..... 873.77
4 Cary, Robert F—Jacob Meurer. ..... 64.93
5 Carpenter, Geo H—Margaret J Bryant. 2,413.99
5 Cohen, Elias A—George Kessler et al. 1,559.78
5 the same——the same ..... 1,058.74
6 Cohen, Morris—James Talcott. ..... 1,539.00
6 Craig, Chas H—Thompson Starrett Co.... ..... costs, 23.08
31 Dvorak, John—James M McCunn .... 109.39
4 Day, Wm H—Cornelius D McGiehan. 2,396.20
5*Doe, John—Charles Bornhaupt ..... 256.92
5 De Beck, Alexis M—N Y Transportation Co. ..... 195.30
5 Duke, George—Western Distillery Co.. 193.03
6*Deguiz, Isador Abraham Levy ..... 111.91
6 De Rosa, Raffaello & Maria—Arrigo Arrigoni ..... 185.18
4 Edelman, Geo P—Jacob Meurer. ..... 39.44
6 Eiron, Moses—James Talcott ..... 1,539.00
6 Epstein, Max D—Nathan Alperin. costs, 27.65
3 Ficken, Herman—John White ..... 341.06
31 Flaum, Samuel—Ignatz Drescher .... 32.41
4 Feldman, Charles—John S Sutphin et al. ..... 151.63
4 Fleming, Geo E—Mechanics & Traders Bank ..... 212.40
4 Feldman, Harris—Morris Politzner et al. 224.41
5 Friscia, Alfonso—Henry Eggers et al....17.91
5 Feuss, Adolph C—Paul Baumgarten et al. ..... 133.05
5 Fisher, Morris and Abraham—Adolf Rosenberg .. ..... 1,541.91
5 Fasinellos, James—Wm H Picken. costs, 23.08
5 Feinman, Nathan—James F Cosgrove et al ..... costs, 23.08
5 Friedman, Joseph—Jacob Schonberger. .191.16
6 Ford, Geo T—The Dale Co. ..... 91.17
6 Farfaro, Lawrence—Benj H Rose. ..... 57.79
6 Fischer, Frederick—Barrett Nephews & Co et al ..... 299.26
6 Feinbloom, Isaac—Frank D Creamer et al. ..... 258.96
6 Fischer, Barbara—N Y & N J Telephone Co. ..... 70.24
6 Falvo, Angelo—Bert K Bloch. ..... 180.03
4 Gersten, Louis—Middletown Coal Co...64.95
5 Graf, Robert U J—Joseph Wood. ..... 175.91
5 Gonder, Harry—John Yule ..... 38.96
6 Gilbert, Jacob*, Esther & Barnet—Jacob Sarben ..... 115.44
6 Greenstein, Joseph—Abraham L Dreyfuss et al. ..... 167.03
6 Greenhood, Benn—M L Schwartz Co.. 593.47
31 Halstead, Nathaniel—Benj Jacobs et al.. ..... 30.66
31 Hall, Chas M—Gustave Levi ..... 33.16
4 Heinzelman, George—Wm F Schober. .68.66
4 Helprin, David T—Obermeyer & Liebmann Brewing Co. ..... costs, 23.08
4 Houghtaling, Mary R—Banner Fashion Co. ..... 138.83
4 Haick, Joseph—Louis Becker. ..... 37.94
4 Harris, Robert T—Julia V Graves....485.41
5 Hermans, Henry—Ludwig Boettcher. ..... costs, 17.72
6 Hartigan, Paul—John A Bingham. ..... 162.85
6*Hecht, Meyer—Frank D Creamer et al... ..... 258.96
3 Isgro, Lorenzo—Leonor Spielberger. ..... 23.08
6 Jacobs, Morris—David Austin et al. ..... 77.93
6 Johnson, Harry—Babetta Schmidt. ..... 112.97
31 Kahn, Harris—Angelo Gagliano ..... 677.97
31 Kelley, Michael F—Hugo S Mack ..... 168.15
4 Klepper, Wm D—Morris Rosenfield et al. ..... 154.02
4 Kilroy, Michael J—Ellis V Levy. ..... 95.08
4 Knowlton, Daniel C—N Y Produce Exchange Bank ..... 509.37
4 King, Samuel—Joseph Bamberger. ..... 337.15
4 Kessler, Berenhart—Bernard J Foss. ..... 306.97
4 Killough, Robert—E H Ogden Lumber Co. ..... 138.11
5 Kiernan, Edw J—Philip H Lustig et al. ..... 156.85
5 Kalchheim, Henry—Samuel Diamond et al ..... 401.31
5 Kramer, Stella E—N Y Transportation Co. ..... 258.26
6 Kurzrok, Raphael—Max Wasser. ..... 265.98
6 Karukas, Haralamos——Constantine Vlachos. ..... 166.91
31 Lamping, Charles—Theodore Bingenheimer. ..... 113.01
31 Lausura, Frederico—William Hagedorn.. ..... 500.01
3 Lewis, Leonard—Martin Behrer ..... 74.97
3 Lee, Henry E—Steinway & Sons ..... 27.71
4 Lantz, Charles—People, &c. ..... 500.00
4 Lober, Andrew—Morris Rosenfield et al. ..... 129.84
4 Lyons, George—Michael Maccucci. ..... 251.49
4*Levy, Morris—Hyman Haber. ..... 162.15
4 Lewis, Frank—Met Tobacco Co. ..... 439.46
4†Luchband, Samuel—Israel Leitman. ..... 137.15
5 Lindenborn, David—Alfred Victor Barnes et al ..... 319.47
5 London, Louis—Henry Phillips ..... 70.41
5 Lounsberry, James—N Y Transportation Co ..... 61.56
6*Levenson, Morris—Max Wasser ..... 265.98
6 Lebert, Fritz—Abraham Berliner et al. .72.54
6 Lefkowitz, Isaac—Louis Rosenthal. ..688.98
6 Lichtig, Charles—Stancourt Laundry Co. 30.52
6 Ludman, Joseph—Morris Rosen ..... 162.70
31*Meyer, Wm H—Hugo S Mack ..... 168.15
31 Musgrove, George—Wm A Brady. ..... 1,451.41
31 McManus, Patrick & Andrew—Fitzgerald Bros Brewing Co ..... 343.02
3 Myers, Arthur J—J G Robertson Glasgow. ..... 128.96
3 Miller, Aaron—James B Ferguson .... 322.47
3 Muller, Wm F—Frank Addieg ..... 64.41
3 Martin, Eliza—H Koehler & Co. ..... 23.08
3 McKenna, Michael F Jr admr—New Amsterdam Gas Co ..... 107.89
3 McGinley, Chas A—Duval & Co ..... 28.50
4 Mendelson, Max & Wolf—Catharine A F Casanova ..... 873.77
4 McMonogle, George—Eva McMonogle. ..... costs, 134.35
4 McHugh, Thomas—Dimock & Fink Co. 123.58
5*Morgan, Ernst J—William Peck. ..... 37.17
5 McCrea, Wm G—Nathan Bernstein. costs, 39.72
5 McKernan, Mary D* & Julia D—Henri Bequet ..... 113.12
5 Miller, Hugh—Robert C Black et al. .232.39
5 Mulroney, Joseph S—Half Tone Press. .219.67
6 Myers, Geo H—Allman Gas Engine & Machine Co. ..... 149.22
6 McCord, James B—Hattie A Foshay. ..328.15
6 Marasco, Michele—Bert K Bloch. ..... 186.06
6 McPhillips, Matthew—Edward Browne. .290.28
4 Newborg, Rosie—Hyman Haber ..... 162.15
6 Nachtigall, William—Edw D Wortsman. 79.01
31 Orpheus, Edw J—Charles Cahn ..... 65.91
3 Offer, Samuel—David Goldstein and ano.. ..... 150.62
5 O'Hanlon, Philip F—Andrew C Morgan. .53.15
4 O'Connor, Thomas F—Dominico Korn. 639.74
31 Parness, Osias—Max J Levinson .... 214.72
3 Palmer, Albert W, Harwood & John P—Jas W Allott ..... 372.32
4 Page, John D—Campbell Supply Co...274.91
5*Pent, Philip—Adolf Berger ..... 41.69
5 Price, Joseph—Curtis Blaisdell Co. ..... 103.85
5 Parkhurst, Geo G—Wm F Polson...1,151.22
5 Palmer, Cornelius A & Harwood* & Walter —William Peck ..... 37.17
5 Planding, Jeannetti—Irving S Charig. ...69.34
5 Palmer, Alfred C—N Y Transportation Co. ..... 460.44
6 Paradise, Anthony—Arigo Arrigoni. ...150.76
6 Perlman, Abraham & Minnie—Pelham Bay Chemical Co. ..... 56.80
6 Piermont, Moses—Wm T Hookey. ..... 1,891.09
31 Quell, Sophie—Mutual Milk & Cream Co.. ..... 117.66
31 Randolph, Louisa M—Gustave Levi .... 76.86
3 Rossbach, Fred—American Sales Book Co. ..... 76.29
4 Rosenfeld, Samuel—Henry W Banks et al. ..... 2,166.12
4 Rabinowitz, Osas—Ichilora Morimura. .62.67
4 Romano, Raffael—People, &c ..... 500.00
5 Robbins, Edward—Adolf Berger ..... 41.69
5 Reynolds, Mary—Joseph Plunkitt ..... 131.10
5*Roe, Richard—Charles Bornhaupt. ..... 256.92
6 Ryan, Edw H—John Wanamaker. ..... 704.53
6 Ross, Theron—Abraham Solomon et al. 187.27
6 Ricker, Harry—Moses Wesson. ..... 40.23
6 Ryan, Anna—H S Horton & Co. ..... 92.60
6 Rutt, Sam—Rudolph L Cherung. ..... 29.41
3 Sinsheimer, Zacharias—Isidore Lasner. ..... 156.52
3 Spencer, Alexander—Richard W McFarland ..... 42.20
3 Sire, Henry B—Rosalie Aronson ....84,444.72
3 Schroeder, Gustav & Caeser—Mary A Conolly and ano ..... 1,889.32
3 Sharpe, John H—New York & New Jersey Telephone Co ..... 217.01
3 Steindler, Benjamin—Emil Baumgarten. ..... 567.65
3 the same——Theodore Hofstatler and ano ..... 441.41
3*Snyder, Ella—John V D Connell .... 758.65
4 Shapiro, Moses—Sam Rothstein. ..... 1,037.86
4 Stein, William—Geo F Hinrichs & Co. 109.11
4 Shapiro, Louis—John S Sutphen & Co. .151.63
4 Selleck, Herbert L—Mechanics & Traders Bank ..... 318.40
4 Shaw, John C—John M Raymond. ..... 199.51
4 Scialabba, Vincenzo—D C Weeks & Son. ..... costs, 23.08
4 Siegel, Max—Louis Greenberg ..... 266.02
4 Stransky, Otto S—Park Carriage Co. ..85.42
4 Siemes, John L—Millard Marcuse. ..... 397.62
4 Schuele, Gottlieb——the same ..... 179.71
4 Smith, Herman—Arthur Ellenburg ..... 46.72
5 Stocker, Albert & Fannie—Manzi Friedman. ..... 217.41
5 Schinderman, Joseph—Isidore Bass. ..... 107.41
5 Squire, Chas B—William Durbrow. ..6,136.88
5 Simonson, Theodore C H—N Y Transportation Co ..... 92.55
6 Stephanidez, Geo D—A G Spalding & Bros. ..... 176.90
6 Solomon, Harry—Max L Schneider. ....342.58
6 Stephens, Ward—Transit Realty Co. ..179.28
6 Staedtgen, Max—Dionys F A Weiss. ....78.50
6 Schnitzer, Hyman—Abraham Levy. ..... 111.91
4 Thuor, Harry A—Louis Greenberg. ..... 266.02
31 Tobin, Stephen—Robert W Shearman. .114.90
5 Truesdell, Herbert J—Cornelius J Earley. 34.72
6 Thomas, Wm W—Transit Realty Co. .361.91
6 Townsend, Oliver C—Morten & Co. ..... 37.26
6 Tofano, Frank—Carmine Cipolla. ..... 328.52
4 Vexler, Abraham & Rachael—Simon Goldman et al ..... 216.70
4 Vassiliades, Chas D—Riverside Bank. 1,530.44
5 Verity, Florence I—N Y Metal Ceiling Co. ..... 173.30
6 Verro, Vincenzo—Geo S Broadbent. ..... 36.72
6 Vordermeier, Robert—Norwalk Lock Co. 183.81
31 Woodward, Arthur B—Hugo S Mack. ....168.15
3 Wise, Lawrence E—International Wine & Liquor Co ..... 376.62
3 Woodard, Herbert M—Ira L Anderson. .62.63
4 Wanderer, Morris—Jacob Wolff. ..... 85.94
4 Weiss, Barnet—Catharine A F Casanova. ..... 873.77
4 White, Chas W—Battery Place Realty Co. ..... 559.86
5 Willinsky, Abraham—Albert N Kantrowitz. ..... 137.91
5 Wilbur, Rensellar G—Celia V Murray et al. ..... 75.54
5 Wigham, Horace B—August E Wienstadt.. ..... 187.66
6 Wiley, W Herbert—David P Van Wickel. 85.05
6 Witthaus, Reinhold & Bertha—Samuel Weiss ..... 28.72
6 Wieking, William—Edward Rieser. ....105.67
6 Waterman, Julius—Grove D Curtis et al. ..... costs, 23.08
6 Wood, D Elmer—Lena Einhorn et al. .34.83

CORPORATIONS.

31 Charles Morton & Co—Dimock & Fink Co. ..... 122.01
31 G V Ellis Co—Nathan Markowitz .... 40.52
31 The City of N Y—Frederick J Schmidt .. ..... 500.00
3 Albert Palmer Co—James W Allott ....372.32
3 Aaron Miller Realty Co—Jas B Ferguson.. ..... 322.47
3 South American Express Co—Jas MacBeth. ..... 353.49
4 Kilroy Co—Ellis V Levy ..... 95.08
4 Charles Morton & Co—J A Mahlstedt Lumber & Coal Co. ..... 601.85
5 Samson Realty & Construction Co—George Kessler et al ..... 1,058.74
5 the same——the same. ..... 1,559.28
5 The Long Island R R Co—Richard Somer. 50.00
5 The People of the State of N Y—London Wallick et al. ..... costs, 58.90
5 Anglo-American Corporation—William Coakley et al ..... 195.89
6 The Motor Top Co—Ajax Grieb Rubber Co. ..... 47.33
6 Pneumatic Water-Works & Construction Co —Thomas F Cooke ..... 403.27
6 Manhattan Biscuit Co—Frank L Lubben et al. ..... 73.92

## SATISFIED JUDGMENTS.

Aug. 31, Sept. 3, 4, 5 and 6.

Anderson, Perry L & Harry J Brainerd—F L Hughes. 1907 ..... 1,161.41
6Buchanan, Chas P—W E Finn. 1907. .$1,038.93
Buch, Samuel E—A A Gordon. 1906. ..... 286.27
1Campbell, Maurice—E M Klein. 1907. .687.79
Coleman, Patrick—M Toomey. 1907. ..... 85.93
Friedman, Charles—S Samarodin. 1907. .289.28
Gregory, Fred—I P Swan. 1907. ..... 174.01
Grimm, Louis—R I Krahmer. 1907. ..... 137.67
Gurgel, Lena—M Kooperman. 1907. ..... 198.16
Ginsburg, Jacob—H B Kirk & Co. 1907. .283.17
4Harcomb, James & James D—I E Tangemann. 1905. ..... 490.53
1Hillquit, Morris—A Bloch. 1899. ..... 430.33
Julius, Cecere—A Valacon et al. 1907. ..... 50.91
6Kendrick, Mary A—W J Boyd. 1900. ..... 310.15
Kleinfeld, Gerson, William Goodstein & Jacob Kopelowitz—H S Dewey. 1907 ..... 216.97
Same——same. 1907 ..... 130.97
Katz, Mayer—O Thie et al. 1888 ..... 241.56
Levenson, Henrietta—J J Bowe. 1902. .106.00
Leonard, John—E P Hatch. 1901 ..... 742.77
Levenson, Morris—A M Bullowa et al. 1907. 80.87
Same——same. 1906 ..... 297.22
Levien, Louis—Metropolitan Aluminum Mfg Co. 1907. ..... 111.51
Meloy, Andrew D—Peoples' Building & Savings Assn of Carlisle, Pa. 1905. ..... 914.03
Same——H Wetzel, et al. 1905 ..... 516.53
McKenna, Rose—F C Cantine. 1905 .... 289.72
Martin, Mary C—J T Martin. 1907 ..... 731.70

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8 AMERICAN LUXFER PRISM CO., 160 Fifth Avenue, NEW YORK.

Miller, Samuel, Adolph, Sauerstrom, Harry A Thuor & Max Soegel—H Adelstein et al. 1907 ..... ...847.96
McBride, Alexander—M Kelly. 1906.... 133.41
Nerenberg, Henry—A L Pope. 1904.....104.29
[6]Piltch, Samuel—M Goldberg. 1904.....80.74
Remsen, Jane—C A Wright. 1907 ..... 141.09
Same—same. 1906 ..... 1,168.61
[1]Rosenholz, Mayer—National Cash Register. 1904..... ..... ..... ..... ..... ..263.32
[1]Same—J E Nichols et al. 1904.....394.00
Reynolds, Ellsworth—W Blath. 1906....355.27
Sterling, Chas A—E Cramsey. 1907.....871.12
Same——same. 1907 ..... 1,249.00
Williams, Christian G—T Harper. 1907..108.68
Wolk, Abraham & Betsie—A Prince. 1906.507.70
Weinstein, Julius—N Y Telephone Co. 1907. ..... .....126.32

CORPORATIONS.

Haas & Freid—F Kessler, 1907 .....119.40
Putnam County Mining Corp—Slipp, Butler Co. 1907 ..... ..... .....1,048.53
Same——J K Ershine, Jr. 1907.....535.87
Hawthorne Building Co—M Wieser. 1907.131.63
Same——J L Sheridan. 1907.....379.72
Twenty-Eighth Street Co, Chas F Rogers and American Bonding Co of Baltimore—O'Corr & Rugg Co. 1907 .....11,502.31
Same——R Killough et al. 1907.....19,704.99

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Aug. 31.

384—7th av, Nos 481 to 489, and .....| 36th st, Nos 155 to 163 West .....| Candee, Smith & Howland Co agt Darius O Mills and O'Connell-Piper Co ..... 333.38
385—Liberty st, No 91. Eureka Fire Hose Co agt Singer Mfg Co and Chas H Darmstadt.. ..... ..... ..... ..... 336.15
386—7th av, n e cor 36th st, 100x175. Rutland Florence Marble Co agt D O Mills and O'Connell-Piper Co ..... 1,200.00
387—Goerck st, Nos 152 to 164 .....| East Houston st, Nos 488 to 508 .....| Herman Slate Co agt The M Fine Realty Co. ..... ..... ..... 675.00
388—11th st, n s, 155 w Av D, 50x108, Bronx. Jacob Cohen agt Henry L Neubert and Thomas F Kelly ..... 300.00

Sept. 3.

1—10th st, Nos 466 to 470 East. Max Levine et al agt Max Rubin and David Perlman.. ..... ..... ..... 520.00
2—Union av, n w cor of 150th st, 25x100. M Altieri & Sons agt John Doe and Paul Doino ..... ..... 125.00
3—106th st, Nos 217 and 219 West. Paul Miklowitz agt John E Calhoun and William H Van Alst ..... 194.00
4—120th st, No 427 East. Francis H Ferry agt William D, Frederick B and Susan Kirby and Ella Henry ..... 58.00
5—Mapes av, n e cor of 178th st, 114.6x145.2. Antonio D'Angelo agt Herbert Realty Co.. ..... ..... ..... 6,430.00
6—238th st, No 129 East. Samuel W Williamson agt Louis Wirsching and Hoffses & Hyler ..... ..... 36.04
7—Olinville av, No 88. Wolf Mascowitz agt Mrs S Lasperches and S Lasperches .... 50.00
8—122d st, Nos 501 to 507 West. Anton Larsen agt Horwitz & Lefkowitz ..... 310.00
9—166th st, s s, whole front between Audubon and St Nicholas avs. Louis Cavinato agt Ellen Ryan ..... ..... 4,775.37
10—Allen st, No 57. Isaac Galef agt Rose Frey and Saul Amsterdam ..... 1,300.00
11—Essex st, Nos 85 and 87. Roof Maintenance Co agt Albert Kosower ..... 133.33
12—Perry av, e s, 125 s 209th st, 25x100. John A Miller agt Helene Poppelan .... 990.00
13—Norfolk st, No 82. Adolf Weiss et al agt Carl Kark and Sigmund Fox ..... 100.00
14—31st st, No 402 West. Louis Guerr agt Charles E Sweeney and K S Tips and A N Jacob ..... ..... 314.41
15—9th av, No 367. Same agt same .... 161.30

Sept. 4.

16—72d st, No 18 West. Jous Konac agt Napoleon L Levy and M P Payovitch.....40.00
17—Same property. Paolo Zaghi agt same.37.75
18—75th st, No 239 East. Andrew P Sidulsky agt Parmiciaro Caltabellota Co and Weiss & Co..... ..... ..... ..... .....125.00
19—8th av, n e cor 144th st, 158x100. Moyer Schnee agt North Western Realty Co....85.00
20—158th st, Nos 949 and 951 East.....| Tinton av, Nos 805 to 811..... Same agt same .....75.00
21—Columbia st, No 70. Charles Fuchs agt Congregation Ahawath Achim Anchei Ungarn ..... ..... .....4,850.00
22—Broadway, No 329. Muller & Bull agt Botany Worsted Mills, Hessels Shaut & Co and John Wanamaker ..... .....175.00
23—1st av, No 1116. Julius Braunstein agt Isaac Shapiro ..... .....437.20
24—Washington av, Nos 2137 to 2143. Samuel Weiss agt Chas D Bender and M Sandman. ..... ..... ..... ..... .....64.57
25—8th av, McComb's Dam rd and 151st st, whole block, 185x208.1x97. Rubin & Marcus agt S & R Construction Co.....4,400.00
26—214th st, s s, 250 w Barnes av, 25x100. Johanna and Louis Goodstein agt Frank Capodilupo ..... ..... .....65.00
27—7th st,, No 243 East. Henry Hauer agt Jeanet S Tannenbaum and Samuel Tannenbaum..... ..... ..... .....60.00
28—38th st, No 315 East. Hurwitz & Finkelstein agt Louis Zimmerman .....600.00
29—Anthony av, e s, 259.3 s Prospect pl, 90x —. Harry Zudez agt Risht Realty Co, Joe Kiesel and B Krohnengold ..... .....140.00
30—Clinton st, No 129. Wm A Thomas Co agt Louis Haimes, Joseph Heckelman and Jacob Eisenberg ..... ..... .....117.65
31—Essex st, No 137. Wm A Thomas Co agt Bernard Trusch, Joseph Bechelman and Jacob Eisenberg ..... ..... .....127.10

Sept 5.

32—West End av, s w cor 67th st, 81x100. William Buess agt Oseroff & Wilensky..300.00
33—80th st, No 225 West. Acorn Elevator Co agt Varuna Realty Co and C E & R C McBride..... ..... ..... .....113.25
34—Sullivan st, No 103. Samuel Desowitz agt Pasquale Monaco and Max & William Koralsky ..... ..... .....410.00
35—3d st, No 231 East. Abraham Lichtig agt Joseph Rothman, Morris & Isidor Levin and Haims Construction Co..... .....152.00
36—Same property. Wienza Kallach agt Jacob Rothman, Morris & Isidor Levin and Haims Construction Co..... ..... .....37.00
37—Same property. Max Levine agt Joseph Rothman, Morris Levin and Haims Construction Co..... ..... .....98.00
38—Washington av, n e cor 181st st, 25x92.1. Charles Izmirian agt Edward Murphy...8.20
39—26th st, No 162 West. Albino Bernardi et al agt James McElroy, Ida R Adams and Michael Reynolds ..... .....135.00
40—Chrystie st, No 136. Morris Hochberg agt John Goldstein and Jacob Miller....105.00
41—Essex st, Nos 85 and 87. Wm Gold agt Abe Kassower and Nathan Berman.....48.00
42—Montgomery st, Nos 39 and 41. Schwartz & Steiner agt Eva Lubelsky, Max Diamond and Henry Wilchinsky ..... .....1,850.00
43—117th st, Nos 576 and 578 East. Harlem Window Frame Co agt Raphael Kurzrok. ..... ..... .....331.80
44—177th st, n s, 100 w Amsterdam av, 170x —. Fiske & Co agt Portland Realty Co and Perlman & Bernikow..... .....398.75
45—5th av, e s, 59.3 n 33d st, 79x100. Charles Fogg et al agt Wm B Astor and Arthur J Rieser..... ..... .....525.00

Sept. 6.

46—1st av, No 101. Cleonice Policastro agt Michael Sussman ..... .....575.00
47—Perry av, e s, 100 s 209th st, 25x100. Henry Muskat agt John Pabilan and John Miller ..... .....95.00
48—Perry av, e s, 125 s 209th st, 25x100. Henry G Silleck, Jr, agt Helene Poppelan and John Muller ..... .....327.25
49—75th st, No 240 East. Joseph Drobello et al agt Salvatore Cannariato.....3,000.00
50—102d st, No 207 East. Nathan Buscher et al agt Rachael and Elias M Caplan. ..... .....83.75
51—3d st, No 231 East. Abe Steckler agt Joseph Rothman and Haims Construction Co. ..... .....55.00
52—Washington Terrace, Nos 17 and 18. Henry Heim agt E Raymond Perrine and N J Mitchell ..... .....540.00
53—116th st, No 203 East. Louis Block agt Louis N Adler..... .....275.00
54—Madison av, Nos 418 and 420. Eric A Ohlson agt Mary Seaton and Walker & Perret. ..... .....360.44
55—Broadway, n e cor 64th st, —x—. Miller & Brewer agt Robert Goelet, General Supply & Construction Co and Harry E Bauer..140.75
56—59th st, No 543 West. Abraham Hekelman et al agt Frank D Rosa, Harry Schenker and Joseph Reichman .....470.00
57—Clinton st, No 129. Same agt Louis Haims, Harry Schenker and Joseph Reichman....535.00

## BUILDING LOAN CONTRACTS.

Sept. 3.

Carroll pl, s e s, 400 e Zerega av, 25x100. Sadie B Clocke loans Pasquale Olivete to erect a —-sty bldg; — payments .. $4,000.00

Sept. 4.

Vyse av, w s, 400 s Jennings st, 50x100. Title Guarantee & Trust Co loans Emma A Hoffmann to erect two 3-sty dwellings; 4 payments..... ..... ..... ..... .....14,000
Aqueduct av East, e s, 101.4 s 184th st, 128.3 x94.8x irreg. Henry U Singhi loans Francis J N Connor to erect seven — sty buildings; 10 payments ..... ..... ..... ...25,500
Fulton st, Nos 172 and 174. Onondaga County Savings Bank loans New York Law School to erect a — sty building; — payments. ..... ..... ..... .....425,000

Sept 5.

6th st, s s, 105 e Av C, 50x216 to 5th st, Bronx. Wm H Behler loans John A and Anna Keck to erect a 2-sty dwelling; 3 payments....5,000
Morris av, s e cor 153d st, 50x70.3. North American Mortgage Co loans Friedman Realty Co to erect a 6-sty apartment; 14 payments. ..... ..... ..... .....26,000

Sept. 6.

7th av, e s, whole front between 141st and 142d sts, —x100. City Mortgage Co loans Crystal Realty & Construction Co to erect five 6-sty flats; 8 payments .....240,000
147th st, n s, 500 w 7th av, 25x99.11. Same loans The Fleischman Realty & Construction Co to erect a 6-sty tenement; 6 payments..... ..... ..... .....20,000
Lebanon st, s s, 100 e Clinton av, 21.1x95x 21.7x95. Sebastian J Breihof loans Filomena De Lorenzo; to erect a 3sty dwelling; — payments ..... .....6,000

## SATISFIED MECHANICS' LIENS.

Aug. 31.

Webster av, s e cor 202d st. Church E Gates & Co agt Herman Seiffert et al. (Jan 8, 1907) ..... ..... $414.82
53d st, Nos 246 and 248 East. The E H Ogden Lumber Co agt Isaac N Golomb et al. (Aug 19, 1907) ..... 171.84
Columbia st, No 70. Carlile & Co agt Cong Havas Achim Anche Ungarn et al. (July 25, 1907) ..... ..... 289.90

Sept. 3.

Amsterdam av, No 573. H E Meyer Concrete Construction Co agt Nathan Wilson et al. (Jan 15, 1907) ..... 75.00
115th st, No 424 East. Vincenzo Bitetti agt Alfonso Grosso et al. (Aug 27, 1907)..53.00
Av C, No 196. A Mach & Son agt Joseph Schenkein et al. (Aug 10, 1907, by bond).. ..... ..... ..... 815.00
Liberty st, No 91. Eureka Fire Hose Co agt Singer Mfg Co et al. (Aug 31, 1907)....336.15

Sept. 4.

[3]Hester st, n w cor Chrystie st. Isaac Gordon et al agt Harry A Thuor. (May 17, 1907). ..... ..... .....150.00
56th st, Nos 208 and 210 West. James Hopkins et al agt Chas E Ellis. (Aug 6, 1907) ..... ..... ..... ..... .....14.20
Rutgers st, Nos 41 and 43. Sam Brass et al agt Israel Block et al. (July 13, 1907).340.00
[1]St Nicholas av, n e cor 179th st. George Grossman Co agt Max Hirshfeld et al. (Aug 27, 1907) ..... .....124.00
[1]Mercer st, w s, 151.2 s Prince st. Eugene F Kachel agt Peter W Rouss et al. (Aug 7, 1907) ..... ..... .....2,700.00

Sept 5.

130th st, No 203 West. Markus Herzog agt Anna M Hyams. (Jan 17, 1907).....64.25
8th av, Macomb's Dam rd and 151st st, triangular plot. Wm E Ehrlich agt S & R Construction Co. (July 3, 1907).....371.80
Hester st, n w cor Chrystie st. Isaac Gordon et al agt Harry A Thuor et al. (May 17, 1907)..... ..... .....150.00
Same property. The Union Stove Works agt same. (May 21, 1907) ..... ..... ...472.50
Same property. Estate of Jos B Friedlander agt same. (May 21, 1907) ..... .....350.00
Same property. Keshin, Blitstein & Co agt same. (April 26, 1907) ..... .....741.11
Same property. Barnet Masor agt same. ( May 8, 1907) ..... ..... ..... .....1,278.46
Same property. Jacob Groff et al agt same. (May 21, 1907) ..... .....415.00
Same property. Charles Weissberg agt same. (April 19, 1907) ..... .....426.00
Union av, n w cor 150th st. Max Jackson et al agt Paul Doino et al. (July 23, 1907).25.14

Sept. 6.

[2]44th st, Nos 153 to 157 West. Wm C H Lang agt John J Reilly. (Feb 14, 1907). ..... ..... ..... ..... .....1,098.05
Hubert st, n s, whole front, between West and Washington st. Brooklyn Vault Light Co agt Varick Realty Co et al. (Aug 29, 1907.).256.82
[2]Broadway, No 810. Atlantic Terra Cotta Co agt The Apartment Construction Co. (Aug 10, 1907.)..... .....2,000.00
[1]Franklin st, n s, 100 w Hudson st. Chas E Reynolds agt Ida M Powell. (June 25, 1907.) ..... ..... .....200.00
[1]Same property. Chas G Cornell Jr agt same. (July 16, 1907.) .....122.38
[1]Hester st, No 169. Isidore Bregman et al agt Hannah H McKinley et al. (Aug 9, 1907.). ..... ..... ..... .....80.00
[1]Hester st, No 171. Same agt Marion H Klein. (Aug 9, 1907.) .....30.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Sept. 3.

Mann Novelty Co; E P Restein; $900; Graham & L Amcreux.
The Rhine & Moselle Fire Ins Co of Strassburg; Chas T Keyes; $68,898.75; Shiland, Shoemaker & Hedges.

Sept. 4.

St Louis Car Co; The Orinoka Mills; $1,391.16; Bigham & Wagner.

## CHATTEL MORTGAGES.

Aug. 30 and 31, Sept. 3, 4 and 5.

AFFECTING REAL ESTATE.

Cordell Co. South side of 111th st, 330 ft e from st..Nat M Co. Mantels. $900
Heistein & Braaf. 11 Gt Jones..M Barfield. Range. 25
Isaacs, J. 95th st, 125 ft w of 1st av.. Abendroth Bros. Ranges. 1,016
Rubin, M. 10th st, 241 ft e of Av D..I A Sheppard & Co. Ranges. 980
Rice, N, L. 114-116 W 79th..Raisler Heating Co. Heating Fixtures. (R) 1,250

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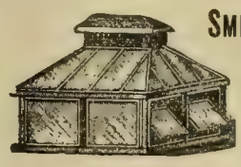
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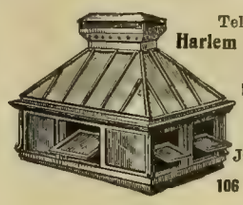
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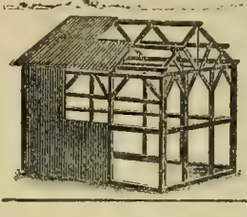


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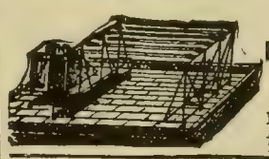


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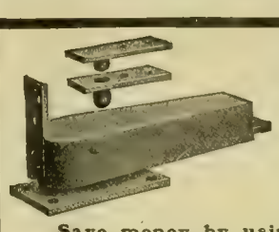
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THE large number of subscriptions obtained for the city bond sale justifies conclusively one inference: The 4½ per cent. stock, which the subscribers have secured at about 102, will eventually constitute an extremely profitable investment for their purchasers. The chance to purchase city bonds at a price which nets the investor almost 4½ per cent. is one which is not likely to occur again for a period indefinitely long. As Mr. Harriman says, it was a rare opportunity, and one to take advantage of, which would justify many capitalists in retiring from business. It is probable that this stock will be selling before January 1st on a 4 per cent. basis and that before January 1, 1909, the yield at current quotations will not be much over 3½ per cent. It is evident that these bonds were issued just at the time when the tide was beginning to turn. The scarcity of loanable capital, which has been embarrassing the business of the country for such a long period, will little by little pass away, and signs are accumulating on every side of a moderate business reaction, but one which will be quite sufficient to ease the money market. It will be brought about chiefly by the abandonment or curtailment of expensive improvements. The railroads and the large corporations are adopting this policy wherever possible, and the smaller fry will have to follow suit. It does not take very long for a reaction of this kind to cause an oversupply of money in the banks. In 1903 it required less than a year for the country to pass from a condition of scarcity to one of abundance, and the wealth of the United States has increased enormously during the past four years. Within a year there will again be a superfluity of loanable capital, and such a superfluity is bound to cause an appreciation of the price of all good securities. This rise in price will be particularly noticeable in securities such as city bonds, which cannot be affected in value either by a decline in business or by political agitation. The only questions are now, How far will the business reaction go, and what bad effects will it have? These questions cannot be answered as yet. The general situation seems on the whole to be sound, but there are weak spots here and there, which may prove to be infectious. Business men will have to be prudent about borrowing money for some time to come, but this fact has no bearing upon New York City stock. Small investors should purchase all the city bonds they can at present prices. There are few easier and no more certain ways of making money.

IT is improbable that anything will come of the effort to establish a legal distinction between tenements and apartment houses. The tenement-house reformers have always been suspicious of any attempt to define an apartment in terms distinct from a tenement house, and to relax certain provisions of the tenement-house law in favor of the former. Neither can they be blamed for such a suspicion. The distinction between the two classes of buildings is perfectly obvious, when one is situated in Rivington street and the other on lower Fifth avenue, or when one costs $40,000 and the other $400,000; but this distinction, obvious as it is at the two ends of the scale, becomes almost imperceptible at a certain point in the middle of the scale. There are thousands of buildings in New York which were built as flat or apartment houses, but which have become tenements; and almost any building in which many families live, and which costs less than $1,200 for each foot of frontage on the street, may easily become a tenement. Certainly the definition of an apartment house in the Underwriters' model code is by no means beneath suspicion. Many buildings in Harlem have been planned so that every apartment contained a living-room, a dining-room, a kitchen, two bed-rooms and a bathroom, which have since become tenements. There can be no possible guarantee that a room called a "parlor" or a "dining-room" will continue to be so used. Probably the most practicable definition of an apartment house would be one which cost a certain sum per cubic foot of contents, but a building commissioner could hardly apply such a definition to the merely estimated cost of a set of plans. The one concession which might be made would be to allow fireproofed tenement houses to be called "apartment houses," and to secure certain advantages from the classification. That might encourage the fireproofing of apartment houses, which would be a useful thing to do.

THE only news which emanates from the office of the Public Service Commission in respect to the construction of new transit routes is entirely negative. The commission will not even advertise for bids on the proposed Fourth avenue subway in Brooklyn, because it believes that there is no chance of securing a bidder. This decision is undoubtedly well taken. There is no chance of securing a bidder under existing conditions, and the Record and Guide is not sorry that such is the case. The construction of another tunnel to Brooklyn and its extension along Fourth avenue is undoubtedly a desirable addition to the city's means of communication; but it is not the addition which at the present time is most desirable. Manhattan and the Bronx are in far greater need of more subways than is Brooklyn. The city is just finishing one tunnel under the East River, and it is spending tens of millions of dollars on two additional bridges. Then in addition, the Long Island Railroad Company and the Interborough Company are constructing six other tubes for the same purpose. Within five years the means of communication with Long Island will be enormously improved, whereas nothing at all is being done for the inhabitants of Manhattan and the Bronx. Such being the general condition, it would be gross favoritism for the city to appropriate $23,000,000 for another Brooklyn tunnel. If this money were appropriated it would diminish the city's debt-limit by so large a sum that more Manhattan and Bronx subways would be impossible under the existing law. No, now that the construction of new subways for Manhattan and the Bronx has been temporarily abandoned, it is only fair that the construction of a new Brooklyn subway should be abandoned also. Then, when conditions are more favorable, the whole matter can be taken up on a new basis, and the money available for this purpose can be fairly distributed according to the imminence of the needs of the respective boroughs.

THE plain fact is, of course, that under existing circumstances any new subway construction is impossible, and this impossibility depends partly upon the law, partly upon the city's financial condition and partly upon the general financial conditions. At the present time it would be difficult to raise the money for new subways, even if the debt-limit of New York was as abundant as it was in 1903, or if the credit of the Interborough Company stood as high as it did before its unfortunate merger with the Metropolitan. In addition, however, to this general stringency, the city cannot afford to appropriate money for subways out of its narrow margin, and in any event the large interest which it is obliged to pay makes it desirable that as few bonds as possible should be issued during the coming year. The Interborough Company is, of course, in a far worse position than the city. Even if it were offered a lease for seventy-five years, it probably could not raise the money for new subways on its own credit, and of course a lease for twenty years would be as valuable to it in its existing condition as no lease at all. Obviously radical rearrangements of some kind will be necessary before any further subway construction becomes possible, and the most serious question of municipal policy in New York City turns upon

the extent and the character of these necessary rearrangements. The serious question is: What should the municipal government do, in order to make new subway construction possible? Of course, so far as the general financial condition is concerned, it can do nothing; but this general financial condition can be trusted to take care of itself. Within a year there will be an abundance of money available for all legitimate purposes. The task of the municipal government will be to discover the best means of turning this improvement to account on behalf of subway construction; and this task will be by no means an easy one. New subways must be either built with the city's money or with that of private corporations, and the raising of money by either of these methods is attended with great difficulties. On the one hand, so far as the city is concerned, the debt-limit is a serious obstacle, and on the other hand, so far as private capital is concerned, the restriction of the lease to twenty years is an even more serious obstacle.

THE only quick way to escape the obstacle offered by the debt-limit would be to raise the general level of real estate assessments, and in the opinion of the Record and Guide the Tax Department would be justified in taking such a step, provided $50,000,000 could be thereby obtained for purposes of subway construction. Even, however, if the debt margin were artificially increased in this manner, the difficulty of leasing a subway for only twenty years would still remain. This obstacle is more serious than the other one, and there are only two ways of getting around it. Either the restriction of the lease to twenty years must be abandoned, or the city must both build and equip, if not operate, the new subways. The Record and Guide believes that it would be a good business policy on the part of the city to equip, as well as build, a municipal subway system rather than alienate the new tunnels for a longer period; but if the municipal authorities are not prepared to assume the responsibility for such a course, they should at least resolutely face the other alternative. Both the Board of Estimate and the Public Service Commission should petition the Legislature for the power to lease subways for say forty years. With such a power they could be sure inside of another year, not only to find a lessee, but probably a lessee who would build the new tunnels by the use of its own credit. In any event the one policy which should be avoided is that of doing nothing at all. During the course of the coming winter vigorous action should be taken, which will look in the direction of the laying out and building of new subways. The city can afford to offer private capital larger inducements to invest in the transit machinery of New York, but it cannot afford an indefinite delay in the arranging of new construction. Such a delay would cost the people of New York an immense amount of inconvenience, and its real estate owners millions of money. It would constitute a serious impediment to the growth of the city, and a danger to the lives of its inhabitants. The number of passengers carried by the various means of communication can be expected to double in a little over ten years, and any further delay in providing for carrying these multiplying passengers in Manhattan and the Bronx will eventually have the most serious consequences. It is already four years since the old commission decided that the existing subway should be immediately extended, and nothing has yet been done except to accumulate obstacles. It is time that the question of removing these obstacles should be resolutely undertaken, and it is to be hoped that during the coming winter the Mayor will act vigorously for the purpose either of securing a municipal subway system or of enabling private capital to undertake the work.

## Height and Area of Buildings.

SHOULD the wishes of the New York Board of Fire Underwriters prevail, the height of fireproof office buildings would be restricted in New York City to a maximum of 125 feet, and non-fireproof commercial buildings to 55 feet, or five stories. President George W. Babb, of the Board of Fire Underwriters, has informed the Building Code Revision Commission, through its Committee on Area and Height of Buildings, that a form of suggestions containing among others these specifications may be expected from his Board. These proposed limitations substantially coincide with Section 30 of the "Model Building Code" recommended by the National Board of Fire Underwriters (edition of 1905), which provides that "no fireproof building or structure hereafter erected shall exceed fifty-five feet in height," and "no building of any kind, except a church spire, shall exceed in height two and a half times the width of the widest street upon which it stands," and "in no case shall the height of any building exceed one hundred and twenty-five feet."

This definite statement from the most radical party to the issue seems from the record to have been drawn out with difficulty, as the New York Underwriters were perhaps not yet ready to go upon the record on the question. The Building Trades Employers' Association, on being asked for an intimation of its views on building height, pleaded unreadiness to answer at this time. The architects of the city, represented by Mr. John M. Carrere, call attention to the bill which was introduced in the Legislature last winter (and not enacted) and intimate that it probably expresses the local architectural feeling on the subject as nearly as any bill that could be devised. At the same time Mr. Carrere cautions the Commission against making restrictions so drastic in their nature that public welfare would require their repeal, and so bring a hardship on the owners who in the interim would be required to build under such extreme restrictions. Mr. Carrere advises that no restrictions be laid that would not be allowed to continue in operation for a long period. The City Plan Committee, as represented by Chairman Calvin Tomkins, while believing that it is time to impose restrictions, also argues for moderation.

At a hearing given by the Committee on Height and Area, Mr. Charles G. Smith, secretary of German-American Fire Assurance Company and a member of the Board of Examiners of the Building Department, presided. A letter from Mr. William O. Ludlow, of Ludlow & Valentine, architects, was first read, favorable to some limitation of building height, and then Mr. Schallcross spoke for the New York Board of Fire Underwriters. First remarking that as doubtless many had drawn the attention of the committee to the aesthetic and the domestic economic aspects of the increase in height and area of buildings, he would refer only to the question of fire hazard:

As I passed in front of a very tall building, some forty-one stories in height, which the Commission will be aware is being erected in lower Broadway, I could not help but reflect that the conditions of the fire underwriting and of the fire department in New York are very much those of the naval constructor and the ordinance constructor.

The constructor and inventor of our guns has all the time to seek to construct a gun which will pierce the armor which the experts of the navy try to harden or thicken, and improve in every respect to protect the ship.

This city is spending millions of dollars annually in perfecting the fire fighting unit (I refer to the New York Fire Department) which is probably second to none in the world—I think it is second to none in the world—but consequent upon the absence of any restriction upon the height and area of buildings, such as that which I refer to, financial interests here are presenting a condition which no fire department in the world at present is capable of meeting. That, Mr. Chairman, corresponds to the conflict between the maker of ordinances and the maker of armor plate. It will take the Fire Department years and years, if it ever reaches the point where it can defend the city against fire in such a building as that which I refer to.

It may be said, Mr. Chairman, that that is only an incident; it is a 'freak building" No; far from that being the case, I would illustrate what happened to me no later than yesterday. A stranger in our city pointed to an 8-story building downtown and asked me, "When was that building constructed?" I said, "I think in the early eighties; I will find out for you." I asked the gentleman who owned the building—whose company owned the building—when it was built, and he said in 1881; he said it was one of the four highest buildings in New York, and "When my directors decided to make it eight stories instead of six, we were in fear and trembling lest we were exaggerating things to the point of danger."

That was 26 years ago, Mr. Chairman, and that was a freak building then. If we are to carry the same ratio as we have advanced to the next 26 years, this 41-story building which we see downtown now will be one of those freaks. The 41-story building, in fact, I am told, is not the limit; a prominent life insurance company contemplates the erection of a 40-story building uptown in the near future, so that, Mr. Chairman, the suggestion which was made to me the other day by a prominent underwriter here that in the future we may have an aerial conflagration—a conflagration in the upper stories of these buildings, where it is impossible for the firemen to reach—it would seem as if such a fatality or catastrophe might even happen. I could continue to some length, Mr. Chairman, in pointing out to your honorable Commission the danger to life, and the impossibility of rescuing those who, in a panic, might be caught in the upper stories of buildings such as I refer to. From the point of view of the combustibility of its contents, your Commission should interfere, if it has not already done so. With every practical fire department there comes a point when no matter how carefully constructed, from a fireproof point of view, the building may be made, the contents of the building—the building itself is no better than the contents of a frame building, place it where you will.

The New York Board of Fire Underwriters has a special commitee which, as you know, will be at any time prepared to assist, or rather to suggest, to your committee, its own views as to the height and area to which buildings of fireproof construction and other construction shall be limited in the borough. I won't go into the details now, whatever its views may be, because perhaps your Commission will prefer to have that committed to writing, but if at any time your Commission wish the advice of the New York Board of Fire Underwriters in reference to this subject, we shall be very glad to give it to you.

The Chairman: I should say, Mr. Schallcross, that the committee would be glad to receive from you or from the board such views as you are willing to submit.

Mr. Schallcross: I will be very glad to submit them.

Through the Chair, Mr. Mayo (representing Eidlitz & Hulse, attorneys for the Building Trades Employers' Association) asked Mr. Schallcross what the Committee of the Board of Fire Underwriters considered to be a safe height for buildings, but the Chairman here made the explanation that he had, as a member of the committee, said to the President of the New York Board

of Fire Underwriters that the committee would like to have a written communication from his board covering the height of all classes of buildings, as well as the area of all classes of buildings, and as the gentleman, Mr. George W. Babb, was present, possibly he had gone into the matter sufficiently to give some idea. Upon Mr. Babb answering that he might have something to say later on, the Chairman turned to Mr. Mayo and said that the committee would like to have his suggestions and ideas as representing the Building Trades Employers' Association, but Mr. Mayo had to apologize for not being able at this time. He asked for the same privilege that had been granted to Mr. Schallcross, of being allowed to submit suggestions in the form of a brief.

Mr. Calvin Tomkins, Chairman of the City Plan Committee of the Municipal Art Society, said that in the society there was considerable strong opinion on both sides of the question, but that they had never taken any decided action. To the City Plan Committee it seemed that the continued building of similar tall structures was inevitable. The principal criticism of the members of the City Plan Committee was that these tall buildings were not properly supervised, in that no system under which they shall be built exists at the present time. Of course as regarded their safety, and as regarded their interior sanitary arrangements, those matters were well provided for; but as regarded the fire risk and the easements for light and air, and as regarded what was most important of all, the room in the streets, there seemed to be no adequate public information, either official or unofficial, at the present time. Attention had been called to the fire risk, but it seemed to his committee to be essential that some provision should be made by the city for easements of light and aid. It was too big a question to be taken in hand by individual operators, and some general authority must supervise.

If these tall buildings become general, continued Mr. Tomkins, as they have in certain parts of the city, like Exchange Place and some parts of Nassau st, why the lower parts of these structures are converted virtually into cellars. There is no good advantage in building them except on corners, and they interfere with each other, but the great advantage that exists now of getting away up in the air and off away from everybody else will not exist unless some provision be taken for light and air. Again, the matter of street surface conditions should be considered in connection with that. The streets of the city—I have heard the statement made by eminent engineers—would not be able to contain the people who would suddenly come out of these buildings in case of some great shock like an earthquake or some great excitement; the streets would not begin to accommodate the people that would come out of these buildings suddenly. We must have additional subway streets, and probably additional elevated streets, cutting into the fronts of buildings, if the building of skyscrapers is to continue; and in addition to that we believe the city should provide for easements through the blocks east and west, and north and south, over a certain height, so that the air cannot be cut off entirely from the streets, or from the lower parts of the city. The real estate interests of the city itself demand that, as well as the public interest.

If it were possible to provide light and air easements by the city, possibly assessing on abutting property owners the benefits and the damages, the assessed value of property in the city would ultimately be improved by that. I don't know that such a course is practical; we are really breaking the ground in that matter now. No such condition exists in any other city, and I think we might look at it in a radical and far-reaching way, and I think we probably can arrive at immediate results. My own opinion is that we shall continue to build these large structures, at least in the lower part of Manhattan which is a rendezvous every morning for a population extending out many miles from New York City. They come to this great centre and into these immense buildings in the morning, and there is a great convenience in having the business district of the city isolated. It may be possible to geographically restrict the construction of buildings, say, below 59th street, which will impose no great hardship on the land lying above, because it has not been improved to the same extent as below. In fact, unless the matter is taken in hand by the city, the city's interest and the interest of the individual property owners are bound to suffer ultimately, and now would seem to be the time when it should be done.

If the land were treated block by block through the city, a block by itself, a much better arrangement could be made, and unless adequate provision should be made now, the time will come when it will be advantageous to take down these large structures and erect buildings block by block, instead of separately unrelated to each other in any way; and a great loss of capital would ensue if such a procedure should come to be; and our position is that we are not irrevocably opposed to the construction of tall buildings in lower Manhattan, but we think the matter should receive careful consideration, and should have some supervision and regulation, which should be made now, and if it is necessary to secure enabling legislation from Albany, to place the city in a position where it can enforce a policy consonant with its real interests—that such regulation should be formulated and obtained as early as possible.

Mr. George W. Bard, President of the New York Board of Fire Underwriters, said that the cause which the fire underwriters had for being present at the meeting and urging their views was that their interest was the largest single interest probably of any. He admitted that they were selfish, in so far that all their assets were imperiled in this city. They would like to avoid that result. They would like to avoid the humiliation which would come to them with a conflagration in this great city, with the large values that existed here, which would prevent the underwriters paying their losses in full, but, he imagined, the companies as an aggregate would not be able to pay more than twenty or twenty-five cents on the dollar. The net loss-paying assets of all the companies doing business in the State of New York was three hundred million dollars or less. A conflagration in this city which would correspond to the conflagrations which have occurred in other cities, and have not been induced by earthquakes, would be in the aggregate somewhere from one to two billions of dollars.

It seems to me, continued Mr. Babb, that if the city will regulate the height and area of buildings that it will do very much toward protecting ventures of capital; and by furnishing a stable basis for future operations it will do much toward that end. The danger from our point of view is in buildings of any height containing a great area and containing and filled with merchandise or inflammable material, but it has been pointed out to you that we are liable to another kind of a conflagration, of which we have not yet had an example, in that if we should have a city of very high buildings on our narrow streets, and we cannot very well help our narrow streets. We may have a conflagration up in the air, the fire darting out of the windows in which it originates across narrow streets into the windows of other high buildings opposite, and so spreading around, entirely out of reach of the fire department. The inflammable material in the upper stories of these high buildings would become ignited, making a complete furnace of one whole story, away up in the air, and it will make a flame, which, fanned by wind partly created by the fire itself, will probably extend across the narrow street into the windows of the buildings opposite. We might have blocks on fire so far up in the air that the fire department would be practically helpless.

The New York Board of Underwriters consider this subject of the very greatest importance to the citizens. We consider that you have a great opportunity now in formulating a building code which shall be a model. We think you have a most important duty to perform, and we hope you will make such a revision as will make this city a model in its stability, in its exemption from fire hazard and in every other respect a credit to the city.

## THE ESSENTIAL QUESTION.

Mr. Babb was asked by Chairman Smith if he would give in some general way an idea of the height of buildings that may be regarded as reasonably safe, but Mr. Babb did not wish to forestall a report or suggestions which would be sent by a committee of the Board of Underwriters, of which Mr. Schallcross is the chairman, but still he would say that the underwriters felt that a building of ordinary construction, to be occupied for mercantile or manufacturing purposes, should be limited to the area of five thousand square feet and a height of five stories, which would mean about fifty-five feet, non-fireproof and no sprinklers.

"We would be willing, if the entire building were equipped with automatic sprinklers having not less than two independent water supplies, that the area might be increased fifty per cent. for such protection; and should a building of the same height be constructed entirely as we say, of fireproof construction, we would be willing that that area should be doubled. We would be willing that a fireproof structure to be occupied entirely for office purposes should be permitted to be built considerably higher than a fireproof structure to be devoted to mercantile purposes or to manufacturing purposes. We would recommend that about one hundred and twenty-five feet be made the limit of height for a building of fireproof construction to be occupied entirely for office purposes; and the limit of area for such a height we would increase—if equipped with automatic sprinklers—to twenty or thirty thousand square feet, according to its situation in the block. These are about our views so far as we have discussed them and gotten together upon them."

Mr. John M. Carrere, being called on to speak, said that a bill had been introduced in the Legislature last winter—but not passed—which seemed to him as reasonable and practicable in the way of limiting the height of buildings as any law which could be devised. It did not deal with easements and area for light and air, but merely with the height of buildings. In advising from the point of view of the architects he would say to have caution in attempting to do more than to regulate the thing in a manner that would be permanent. Mr. Carrere thought it would cause a hardship to make a regulation now that should subsequently be repealed. He thought that the way the problem would eventually be solved would be by taxation. He would be very cautious, if he were on the commission, against adopting any restrictive measures—any definite measures—establishing definite heights for buildings. He was not at all persuaded that a code or a law which would simply lower the cornice height to a uniform height, or which would have that effect, would add anything to the beauty of the city.

The Chairman asked if Mr. Carrere was in favor of taking off the limitations which we now have under our law, which limits the height of non-fireproof buildings to seventy-five feet, and also places certain limitations upon the area of buildings? Did he understand that Mr. Carrere was in favor of that? To this Mr. Carrere replied negatively, and explained that he meant to say that any limitation which may be established, even those which we now have, is apt to operate unfairly unless it is permanent.

"If you should raise the limit of the height of your buildings fifty per cent., it would be unfair to the men who have built under the existing law. If you should reduce the height fifty per cent., it would be unfair to those who want to build in comparison to those who have built; and I wanted simply to bring that point to your attention, that any regulation which is restrictive is apt to be when modified a hardship upon those that have built under that regulation, and therefore it ought to be laid very cautiously. . . . My idea is to have the limitations as broad as you possibly can and made operative as long as possible, and not limitations that are drastic and so imperative that their repeal would be asked for at an early date, and cause injustice to those who would be compelled to build under them."

# THE REALM OF BUILDING.

## Investigations of Structural Materials.

By Richard L. Humphrey.*

WITH the problems arising from the growing scarcity and consequent increase in the price of wood, principally lumber used in building construction, the search for a desirable substitute becomes a matter of prime importance and justifies the work now being done by the United States Geological Survey in its structural materials testing laboratories at St. Louis. The increased use of concrete in many forms during the past few years, especially for building purposes, has created a great demand for information regarding the structural value of this material. For a number of years limited investigations designed to obtain this information have been carried on by a number of investigators throughout the country, but no serious attempt at co-operation in this work had been made until a few years ago, when the United States Geological Survey, recognizing the need of information and co-operation, procured a small appropriation for making tests of structural material and invited various technical societies to take part in the work.

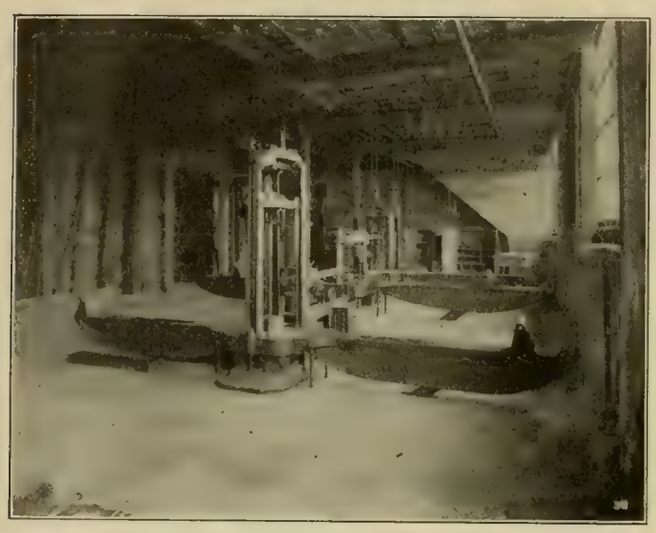


FIG. 1. THREE CONCRETE BEAM TESTING MACHINES.

A committee called the Joint Committee on Concrete and Reinforced Concrete was invited to assist in outlining the work at the laboratories. This committee is composed of members of the American Society of Civil Engineers, the American Society for Testing Materials, the American Railway Engineering and Maintenance of Way Association, and the Association of American Portland Cement Manufacturers. The leading professors of engineering from almost all of the large colleges in the country are members of this committee, and they exercise general supervision over the work. An Advisory Board composed of engineers representing sections throughout the country was at once created and has had general supervision of the work.

Tests are being carried on to determine the value of different sands, stones and other materials used in the manufacture of concrete. The material is shipped from all parts of the country by geologists connected with the work and a complete record of the material is sent in by them. At the laboratories this material is made into mortar and concrete by using the different percentages ordinarily employed in practical work and following as closely as possible practical conditions.

In addition to the study of the constituent materials of mortars and concretes, structures of various kinds similar to those used in buildings are made and tested. The equipment of the laboratories at St. Louis for carrying on this work is very complete. In addition to all needed smaller apparatus there are four testing machines of 200,000 pound capacity and one of 100,000 pound capacity, suitable for testing beams and other structures used in buildings. These machines will test beams up to twenty feet in length and are equipped to make tests of the different materials used in construction work. Three of these machines used in the beam division are shown in Fig. 1.

Besides these particular machines another one, having a working capacity of 600,000 pounds, will in a few weeks be installed at the laboratories at St. Louis. As far as known at this time there is only one other machine in the United States similar to this. This machine will make it possible to test columns, beams, and in fact all the different kinds of construction material now used. It will test reinforced concrete girders up to spans thirty feet in length and concrete columns up to thirty feet in length. The value of such tests as these is readily apparent, since their results can be applied directly to practical work. A very serious objection to the use of results obtained in tests made by private investigators is due to the fact that the tests were applied only to small specimens not nearly approaching in size the parts or pieces used in actual construction. Heretofore it has been necessary to consult the results of these small tests in order to have some basis for design, but it is now clearly recognized that the best results can be obtained only from tests made on members as large as possible, or at least on pieces as large as those ordinarily used in structural work.

All the concrete used at the laboratories is mixed in three Chicago cube concrete mixers, each of which is mounted on skids, geared to a motor and equipped with charging hopper. One of these mixers has a capacity of one cubic yard and the others will contain one-third cubic yard each. After the concrete is mixed it is carefully tamped in molds to form the different pieces on which the tests are made, such as cylinders, cubes and beams. The laboratory also uses five hollow concrete block machines, used for making concrete blocks similar to those used in actual construction, and the several different divisions—the constituent materials division, the beam division, the concrete block division, the permeability, the shear and tension and the chemical division are equipped with all apparatus necessary for conducting their tests. Although reinforced concrete is used to a remarkable extent at the present time, and both concrete and reinforced concrete construction is becoming more and more popular every day, it is evident to any one familiar with construction work that these materials will be more generally employed within the next few years.

The longest beam thus far tested in the beam division has been thirteen feet in length. Beams of this length tested are made without steel; that is, of solid concrete, and also with varying proportions of steel, ranging from very small percentages up to three per cent. A full size beam in the testing machine is shown in Fig. 2; the load is applied at the top of the beam at points four feet from each end. The men conducting the tests watch the beam very closely while it is in the testing machine, and examine its surfaces with magnifying glasses in order to locate the fine cracks as they appear. In the beginning a load of about 5,000 pounds is applied and the machine is stopped with this load on the beam. After the observers have examined the beam carefully and made a record of the cracks appearing at that time, the load is increased, and after every 1,000 pounds additional the beam is again examined until the maximum load is applied. In a large number of tests the beam shows no cracks that are visible to the eye until the maximum load is reached, when the steel reaches its elastic limit and begins to stretch fast, this result ending the test. The cracks that appeared on the beam and the loads at which these cracks appeared are recorded by photographs.

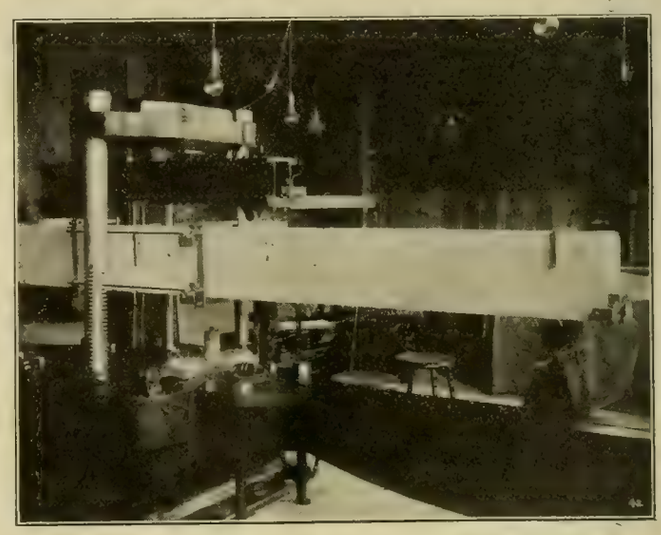


FIG. 2. TESTING A 13-FOOT CONCRETE BEAM.

In beginning tests of reinforced concrete simple round rods were used, as it was thought that more uniform results could thus be had than if any of the patented systems were used. After a complete series of tests with the round rods has been made, it is proposed to take up tests of the different forms of

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bars that are used in practical work, and the results will be published from time to time by the Geological Survey. Tests will be made of beams ranging from six to twelve feet in length, and because of longer span will be tested later, if necessary, in order to get results that can be applied to almost all practical conditions.

The concrete used in the different beams tested, as described above, is molded into cylinders and cubes, which are tested in order to get the direct strength of the concrete. These cylinders and cubes are all tested at different ages, generally at ages of 7, 28, 90, 180 and 360 days. The cement, sand, stone, gravel, or other material composing the concrete is carefully proportioned by weight, the correct percentage of water is used and the whole mass is placed in a mixer and thoroughly mixed. It is then deposited carefully in molds or forms, which after twenty-four hours are removed. The concrete is then moved into a storage room, and is there sprinkled with water three times each day. Each test piece is numbered on a card index, which tells where information relating to the test pieces can be found, and also indicates the dates on which the different pieces are to be tested.

A branch of the work that should be of interest to everybody, especially the small home builder, is the investigation of cement building blocks. Many houses are now built of cement blocks in preference to wood, because generally cement block construction is cheaper and better than wood, since it is fireproof, more durable and less expensive to maintain. The exterior

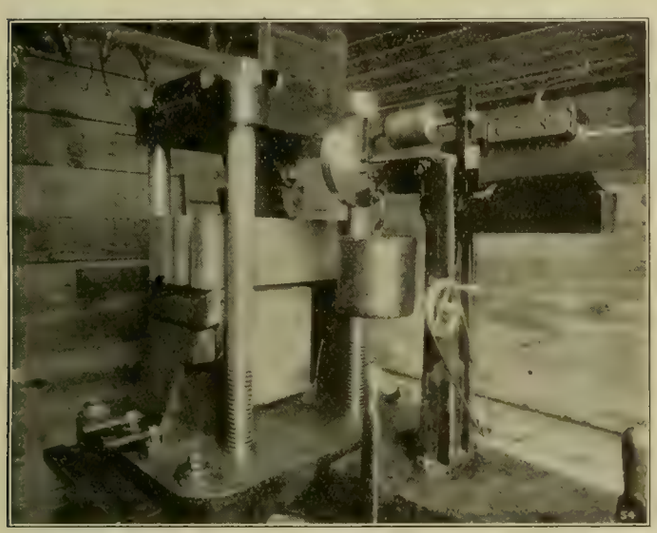


FIG. 3. TESTING CONCRETE BLOCKS.

surfaces of wooden buildings must be painted, and clapboards must be added from time to time; but when the cement block building is finished, the surface is there once for all; no further treatment, no repairs, no maintenance are necessary.

All the cement blocks used in these investigations are mixed in the concrete block machines. The concrete is mixed in a one-third cubic yard cubical concrete mixer and deposited on the floor of the testing room. It is then shoveled into the hollow block machines and compacted very firmly in the forms. Varying proportions of concrete, sand and stone are used in order to determine the relative value and economy of using different mixtures. Some blocks are made of wet concrete, others of concrete very dry, and still others of concrete having a consistency medium between wet and dry. In actual practice, concrete blocks made from comparatively dry concrete is usually preferred by the manufacturers, for these blocks harden quickly and the forms may be removed almost as soon as all the concrete is placed in the machine. By this practice it is possible to use the same machine for making a large number of blocks each day, whereas when wet concrete is used, the blocks must remain in the machine for a much longer time before they can be removed. When the concrete blocks are removed from the forms they are placed in the storage room and tested at different ages. Cylinders are also made from the same concrete that is used in the blocks, and the results of tests of the cylinders and of the blocks establish a relation between the strength of the concrete in the cylinder and that of the concrete in the block.

When the blocks and cylinders are placed in the storage-room, each test piece is numbered and its number is filed away on a card in a card index. Each card bears the date on which the test piece is to be tested and the cards are filed in chronological order. This brings the current date at the front of the drawer each morning, when cards bearing the same date are taken out and the pieces are taken from the storage-room and tested. The results are compiled on forms and later published in reports issued by the Geological Survey.

Concrete blocks are tested at the laboratories in two different ways; first as shown in Fig. 3, to see how much of a centre load each block will stand. Although blocks are not actually subjected to a load of this kind in practice, the results of this test make it possible to compare the relative values of different building blocks. Second, after the block has been broken at the centre by this load, each half is placed in the testing machine and crushed, in order to find the crushing strength of the block. The results of this crushing test show how much pressure similar cement blocks will stand when used in actual building construction.

The results of the great fires at San Francisco and at Baltimore demonstrated very clearly the fact that modern buildings are not so nearly fireproof as they should be and as they can be made. The lack of fireproofing in the past has been due somewhat to the reluctance of owners to add a small percentage to the cost of their buildings by properly fireproofing them. The failure to employ fireproof construction more generally, however, was due in part to the fact that proper information was lacking, and many engineers, architects and owners who tried to make their buildings fireproof used all the information at their command at the time of building.

The art of fireproofing has been developed rapidly within a few years, but there is still much to be done, especially in relation to the fire-resisting properties of concrete. In order to obtain information to meet these needs, a series of fire tests is being carried on by the Geological Survey at the Fire Underwriters' Laboratory in Chicago. When these tests are completed, the results will not only show engineers and architects what material is best for fireproofing and how much should be used to procure the best results, but will also teach the small builder, the builder of a home, what kind of a cement block is best adapted to make his house fireproof.

It is the consensus of opinion among engineers that a reasonably fireproof building can be constructed, and it is hoped that the art of fireproofing will be so developed in the next few years that the public will also be convinced that this is true. It is also desirable that the public should be thoroughly informed as to the fire-resisting qualities of the various classes of building materials, and it is expected that the work being done by the United States Geological Survey will furnish reliable information, not only on this subject, but also in regard to the strength and other properties of these materials.

## The Production of Asphalt and Bituminous Rock in 1906.

The total production of asphalt in the United States in 1906 amounted to 138,059 short tons, valued at $1,290,340, as against 115,265 short tons, valued at $758,153, in 1905, an increase in 1906 of 20 per cent. in quantity and of 70 per cent. in value.

The term asphalt is here used in its broader sense, and is made to include all varieties, natural and refined, liquid, semi-liquid and solid, from the almost pure bitumen, or oil asphalt, to the bituminous sandstones and limestones. The production of these varieties in 1906 is shown in the following table:

Production of asphalt in 1906, in short tons.

| | Quantity. | Values. |
|---|---|---|
| Bituminous sandstone | 24,085 | $70,686 |
| Mastic | 2,543 | 24,158 |
| Hard and refined, or gum | 24,178 | 341,106 |
| Liquid or maltha | 9,900 | 86,750 |
| Wurtzilite and Gilsonite | 12,947 | 159,960 |
| Grahamite | 1,952 | 16,432 |
| Oil asphalt | 62,454 | 591,248 |
| | 138,059 | $1,290,340 |

The great increase in the production of hard and refined (or gum) asphalt in 1906 over that of 1905, which amounted to only 3,036 short tons, is due chiefly to the new refinery development in Texas, although the production of this variety in California in 1906 (8,178 short tons) is 100 per cent. in advance of the total for 1905.

In the production of oil asphalt California stands almost alone, producing 62,361 short tons of the total quantity and showing a substantial increase over the production for 1905. A very small output is reported from Texas.

An advance chapter from "Mineral Resources of the United States, Calendar Year 1906," on the production of asphalt and bituminous rock in 1906, prepared for the United States Geological Survey by Joseph A. Taff, geologist, will soon be ready for distribution, and copies may be obtained without charge by applying to the Director of the Survey at Washington, D. C. The report treats briefly of the occurrence and uses of the material and gives the statistics of production, export and import.

About two-thirds of the asphalt imported into the United States comes from the island of Trinidad, off the coast of Venezuela. The pitch lake from which the asphalt is derived is about 100 acres in area and stands about 138 feet above the sea. The asphalt forming the lake is from 18 to 78 feet thick. The early reports described the material near the middle of the lake as being warm and soft, but now the asphalt is sufficiently firm to support teams at any point long enough to permit loading.

The use of asphalt as a street-paving material and as a constituent of varnishes and of roof and metal paints is well known.

# NEWEST GREAT HOTEL

ABOUT a year and one-half ago Mr. H. S. Black, of the United States Realty Company, proprietor of the Hotel Plaza plant at 5th av and 59th st, this city, approached Mr. Fred Sterry with a suggestion that he look over the hotel at the Park entrance with a view to whipping it into line as a profitable proposition. Mr. Sterry looked the plant over carefully and reported that, in his opinion, it would not be a wise policy to attempt any extensive improvements therewith. Then followed the overtures of a brand new hotel, provided Mr. Sterry would run it. As a consequence, on the expiration of F. A. Hammond's contract, the old Plaza was closed, dismantled and, as speedily as possible, razed. An interesting discovery was made in the latter work. Shortly after the completion of the original Plaza it was discovered that its foundations were inadequate and unstable. In fact a large section of the northern wall settled to such an extent that it was necessary to close up the hotel and to expend a large sum of money and much time in lowering and solidifying the foundations. Excavations for the new house's foundations disclosed that, while some of the basic piling terminated in a quicksand-impregnated bog, certain of the piles had been driven to solid rock, where the ends had curled up like gigantic hooks.

The new Plaza Hotel, to be known simply as "The Plaza," has one of the handsomest foregrounds of any metropolitan hostelry in existence. It fronts on Central Park, the main entrance being on 59th st.

The two great dining-rooms of the hotel are on the eastern side, facing on the Plaza. These connect directly with the tea room and are separated by a corridor opening upon the Plaza. The sides of this passage are of glass, removable at will, thus making it easily possible to consolidate the separate rooms into one vast dining hall. As one enters the house from the 58th st side, a women's reception room occupies a suitable space at the right, with three elevators to the top floor, whereby any of the upper portions of the hotel may be reached independently of the main office. Five marble staircases also communicate from the street with every floor.



THE NEW PLAZA HOTEL.
Henry J. Hardenbergh, Architect.

To the northward of the main dining-room is a restaurant and cafe for men; this occupies the 5th av corner and has its entrance directly from that avenue. Another distinguishing feature of the Plaza is its ballroom. It is a handsomely decorated apartment, capable of affording ample facilities for about five hundred people. One of the especial items of this apartment, and one which appeals to one's sense of the fitness of things, is the stage, applicable for a speaker's rostrum, an orchestra and the scenic settings of a theatrical production. On occasion of the floor space being all required for dancing or other purposes, the custodian of the apartment has but to touch a button, the whole structure rises and assumes its province as a balcony, connecting with those on two sides of the apartment, thus forming a continuous gallery. It was no mean feat of electrical installation to lift bodily a steel-frame platform of this character, several tons in weight, to a height of 15 ft. without hitch or friction.

A typical floor of the hotel is arranged with single sleeping rooms with baths, double chambers with two beds and baths; and, from a parlor, one bedroom and bath, the sequence may be extended to parlor, with as many bedrooms and baths as may be desired. The visitor is impressed with the subtle combination of solid elegance and delicate beauty, an effect that must have required no small degree of skillful tact to accomplish.

The principal owners of the hotel, which will be opened on September 23, are Harry S. Black, president of the U. S. Realty and Improvement Company; John W. Gates, who is to occupy a forty-five thousand dollar a year suite in the new hotel; Hallgarten & Co., bankers, and Benjamin Beinecke. The George A. Fuller Co. is the builder. The hotel represents a total investment of $12,500,000—of which $3,500,00 is capital stock, $5,000,000 on mortgage and $4,000,000 on short term notes.

—The first battleship to be propelled by turbine engines is now in course of construction in the Fore River ship building yards at Boston. This big battleship, No. 29, will be equipped with Curtis steam turbines with a total capacity of 25,000 horsepower. The high efficiency of these turbine engines, the absence of reciprocating parts, vibrations and consequent strains are expected to make this battleship the speediest in the Navy. The electrical apparatus on No. 29, and a sister ship to be built by the Newport News Ship Building Company, has been contracted for with the General Electric Company. The generating sets for supplying light and power on both the ships will be driven by small Curtis turbines. Four 300 kilowatt turbo-generating units will be installed on each ship. Approximately 100 motors, of from 2 to 50 horsepower, will be used to operate the auxiliaries, including the forced draft fans, hull ventilation, turret turning, ammunition hoists, winches, cranes, laundry and workshop motors. The battleships will also be equipped with four 36-inch and four 60-inch searchlights. The Curtis steam turbine is best known in the electrical field in connection with the various types of General Electric turbo-generators, of which nearly a thousand units, aggregating over a million horsepower, have been installed during the past four years.

## Are Skyscrapers Dangerous?

COMMENTING upon the alarming prophecy by Mr. George W. Babb, president of the New York Board of Fire Underwriters, that there is danger of the skyscraper-district of New York being destroyed by fire, Architect Fitzpatrick, the executive officer of the International Building Inspectors' Society, says that while such a thing is not beyond the realm of possibility, it is highly improbable under present conditions, and could, at slight expense, be made an utter impossibility. The skyscraper-district of New York cannot be compared to anything there was at Baltimore or in San Francisco. In both conflagrations the tall buildings suffered by reason of the vast amount of poor building there was all about them. Fire found but comparatively little to burn within them, and in a great many cases, though damaged themselves, they served as a bulwark, a protection to adjacent and more combustible buildings. In Baltimore, as a matter of fact, as soon as the fire reached the skyscraper district, small as it was, it burnt itself out in them, and they actually saved the city beyond them, stopping the fire much as a dyke does the inrush of floodtide.

"In New York the downtown district is immeasurably better built generally than is that of any other city. There are more tall buildings, and these, serving almost exclusively as offices, contain the minimum of combustible material. Their tall steel frames, protected and enclosed with imperishable brick and hol-

low tile fireproofing, give a fire in the contents of the buildings nothing of a structural nature to feed upon and destroy.

"No, the skyscraper district of New York is about the safest place from fire in the whole country, and if the owners of the buildings would but go to work and put wired glass in metal sash in the windows where they have not already done so, thus making it absolutely impossible for fire to find ingress into the tall buildings from without, that district would be so safe that little or no insurance would need be carried upon the buildings about which Mr. Babb is so much perturbed."

## Figures of Wage Increase.

The annual investigation of the Bureau of Labor into wages and the retail prices of food, the report on which has just been placed in the hands of the printer, shows that in the principal manufacturing and mechanical industries of the country average wages per hour in 1906 were 4.5% higher than in 1905, the regular hours of labor per week were 0.5% lower, and the number of employes in the establishments investigated was 7% greater. The average full-time weekly earnings per employe in 1906 were 3.9% greater than in 1905.

During 1906 wages were increased generally in nearly all industries, 40 of the 41 industries covered by the investigation showing some increase.

In the building trades the increase is 6.1 per cent. In the manufacture of electrical apparatus and supplies the increase was 10.1 per cent. In street and sewer work done by contract the increase was 8.7 per cent.; in iron and steel, Bessemer converting, 8.5 per cent., and in the manufacture of cigars, 8.4 per cent. In the manufacture of bar iron the increase in wages per hour was 6.9 per cent. Briefly stated, two industries showed an increase in hourly wages of more than 10 per cent., 7 industries an increase of 5 per cent. but less than 10 per cent., and 31 industries an increase of less than 5 per cent. In the industries as a whole, weighted according to importance, the increase in hourly wages was 4.5 per cent.

## Points on the Material Market.

Plenty of money, but thin in spots.

Lime is in heavy demand, with prices firm.

Wanted—For a short period—an automatic distributing machine for investment money.

Building activities have reached the point where the money market is the all-important question.

Brick builders are getting their materials cheap at present. Common brick is at the lowest level of the season.

Contractors and builders will now get the money coming to them from the City, as Comptroller Metz has had great success with his bond sale.

The only feature in the smooth wire market during the week was the advance of five cents per 100 pounds. Business is still small, although specifications against old contracts are heavy.

Over 4,000 tons of steel will be required in the construction of the Queens approach to the Blackwell's Island Bridge, for which the Maryland Steel Co., 71 Broadway, is low bidder, at $758,600, as reported last week.

Mr. J. P. Morgan's leadership unquestionably made the City bond sale a great success. So many followed his flag, he did not get all the bonds he expected, and so he has millions left, for which he must seek other investments.

An American consul in France writes of the opportunity to sell American lumber, such as red gum, oak, cypress and poplar. Correspondence should be in French, and measurements given according to the metric system. Quotations should be in francs.

R. G. Dun & Co. report that in most sections of the country commercial activity is fully maintained, and negotiations for fall and winter trade indicate no loss of confidence, but at a few points the weather has not favored the crops, which causes conservatism pending more definite information.

Business in hardwoods continues heavy, and prices are stiff. There is likewise a growing tendency on the part of some of the largest buyers here to curtail purchases to the minimum in a belief that the hardwood situation will ease up considerably, both in the matter of supply, as well as price.

W. H. Kirtland, the well-known slate dealer, said that the tendency to slowness in speculative building in this city had undoubtedly hurt the slate business to a great extent. Much of this material is used in flat houses and apartments. Roofing slate, however, is in good demand and the only trouble is that there is not much to be had. Recently the quarries raised the price 25 cents per square, and it is said that all of the producers of roofing slate are working hard to catch up with orders.

Before the establishment of American tin-plate manufacture this country took much more of the Welsh product than all other countries combined. The United States to-day receives less than one-seventh of the exports from Wales, though still the largest single customer. For the fiscal year ended June 30 our imports of tin and terne plates were 63,629 gross tons, as compared with 53,937 tons in the previous year. Meanwhile our production is at the rate of about 550,000 gross tons a year.

Another silent testimony of the confidence remaining in the country's continued prosperity is the large order for railway equipment just contracted for with the General Electric Co. by the Utah Light and Railway Co., of Salt Lake City. The Utah company is planning large extensions to its present 90 miles of track and will install 50 new cars. The contract calls for fifty complete quadruple equipments consisting of 200 GE-80 40 horsepower motors with K-28 controllers. In addition the company has ordered 74 GE-80 motors, with extra controllers, circuit breakers, rheostats, etc., for the re-equipment of old cars.

Building interests have now endured the money stringency for more than a year, and under all the circumstances they have held up well and given evidence of the sound basis on which they are proceeding. Everywhere there is confidence in a return of the maximum yield of work, equal to the record of the year 1905, as soon as the tide of outside money now pouring into the voids of the market begins to gain upon the demand and to lower the rates of interest. The lessened building in Manhattan has aided in maintaining rent schedules, and real estate values, as well as to indirectly fill vacancies in apartments caused by a previous overproduction and this summer's large emigration to the suburbs.

## New Public Building in Washington.

(See Illustration.)

The new building of the International Bureau of American Republics will be unique, not only in Washington, but in all the world. It will serve as the international headquarters or offices in one national capital of twenty-one different American nations. The nearest approach to it will be the new Temple of Peace now being erected at The Hague. The cost of this Pan-American structure, when it is fully completed and ready for occupany, will be nearly $1,000,000, of which Mr. Andrew Carnegie generously contributed $750,000, and the different American nations approximately $250,000.

The revised drawings of the architects have just been approved by the United States Secretary of State, Elihu Root, Chairman of the Governing Board of the Bureau, and John Barrett, the Director and chief administrative officer, after having been originally selected from the largest architectural competition in the history of Washington, in which 130 leading North American architects entered. The winners in this contest were Albert Kelsey and Paul P. Cret, associate architects, of Philadelphia, Pennsylvania.

This imposing international building will stand on one of the most attractive and commanding sites of ground in the national capital, commonly known as the Van Ness Tract, which covers five acres, or about two hectares, facing the Presidential grounds, or White Lot, on the east, and Potomac Park on the south, at the corner of 17th and B streets. This site is only two blocks below the Corcoran Art Gallery, next to the new building of the Daughters of the American Revolution, and within a short distance of the Washington Monument.



The dimensions of the building will be approximately 160 by 160 feet, or 52 by 52 meters. The main portion will stand two stories above a high studded basement, and will, in turn, be surmounted by dignified balustrades. The rear portion, in order to cover the capacious Assembly Hall, will rise still higher. It will be constructed throughout of steel and concrete, with the effect of a Spanish stucco finish and with white marble steps, foundations and trimmings. The roofs will be of colored Spanish tile, and the interior exposed portions will be decorated with polychrome terra cotta.

The general architecture will suggest Latin American treatment out of respect to the fact that twenty of the twenty-one American republics are of Latin origin, but it will possess such monumental characteristics as will make it harmonize with the improvement of Washington. No building contracts yet awarded.

### Monolith Building Nears Completion.

Nearing completion in West 35th Street, between 5th and 6th avenues, is the twelve-story "Monolith" Building. Its walls, foundations and piers are of concrete. In these places concrete is at its best. Cast-iron columns are protected from fire by terra cotta blocks.

In the floor construction a compromise has been made between all-concrete floor and a steel I-beam floor with concrete or hollow tile arches between the beams. The concrete beams have been retained, but like steel beams they have between them hollow tile blocks which protect all but their bottom edges in event of fire. Inside partitions are all made of porous terra cotta hollow blocks, so that each room is capable of localizing any fire which might start within it.

## Building a Skyscraper.

REPRESENTED herein is the new home of the Trust Company of America, at 37-43 Wall st, which will be occupied next Monday, Sept. 16. About 90 per cent. of the building was rented before it was ready for occupancy, on May 1st last. The list of officers include Oakleigh Thorne, president; Frank L. Hilton, secretary; H. B. Fonda, treasurer.

A modern office building often houses 4,000 persons, and the amount of daily business transacted in such a structure is proved by a recent count of elevator traffic, which showed that in a single building more than 60,000 persons, a number about equal to the entire population of Yonkers, Portland, Me., or Oakland, Cal., had been transported up and down during business hours.



TRUST COMPANY OF AMERICA.
37-43 Wall Street. Francis H. Kimball, Architect.

The work of putting up such a building is one which requires many months, even before the foundations reach the level of the street, and during the past year the Trust company's building has furnished a striking illustration of the possibilities of modern construction methods.

With the increase in the number of huge buildings the construction of suitable foundations has become a science in itself. Not only must the weight of the building be known, but also the character of the soil and rock beneath the building site. The foundation contractors, after getting the architect's figures as to the weight of the structure to be erected, turn to their files and from them learn the probable conditions to be found when the excavations are made. The ability to gauge these conditions is based on knowledge accumulated gradually as a firm's business increases, and it becomes a valuable stock in trade.

Planting skyscrapers on Manhattan, however, is a simpler task than similar operations carried on in some other cities. Here nature built upon a rock foundation, with a comparatively thin layer of soil for a covering, in consequence of which the work of supporting a building, though arduous, is not a difficult feat of engineering.

To reach rock bottom in excavating for the Trust company's building it was necessary to sink the foundations far below the tidewater level, which was reached at a level about 30 feet below the curb. At that level there was constructed, as the first step in sinking each caisson, a working chamber for the "sandhogs," or laborers employed in the excavation.

The trade of the "sandhog' has grown to such importance that its members are bound together by a union, which has drawn up, with experience as a basis, a set of rules the most important of which regulates the length of time a man may work under various degrees of air pressure. The normal pressure of the atmosphere is approximately 16 pounds to the square inch. In caisson sinking the pressure is artificially increased one-half pound to every foot added to the depth of the excavation. In ratio to the pressure the strain on human endurance increases. Thus, while the "sandhogs" may work for eight hours under no more than 20 pounds' pressure, when the pressure rises as high as 25, four shifts of men work in every 24 hours.

The immediate welfare of the "sandhogs" is guarded by a lad who sits just outside the caisson with his eyes glued for hours at a time on an air gauge, on the dial of which is registered the slightest fluctuation of the pressure inside. It is his business, by means of valves, to keep the pressure steady and to notice and give warning of any unusual conditions.

## Building Operations for August.

A great volume of building and construction is still going on throughout the United States. Official reports, from some fifty representative building centres show a gain in twenty-two cities and a loss in twenty-eight cities as compared with August, 1906:

| City. | Aug., 1907, cost. | Aug., 1906, cost. | Per cent. gain. | Per cent. loss. |
|---|---|---|---|---|
| Baltimore | $676,628 | $712,970 | .. | 5 |
| Birmingham | 200,257 | 205,744 | .. | 2 |
| Chicago | 4,492,275 | 5,439,175 | .. | 17 |
| Cambridge | 96,400 | 94,675 | 1 | .. |
| Cleveland | 1,027,545 | 1,120,355 | .. | 8 |
| Chattanooga | 70,760 | 71,890 | .. | 1 |
| Cincinnati | 800,818 | 794,390 | 1 | .. |
| Davenport | 60,000 | 28,820 | 108 | .. |
| Dallas | 271,843 | 225,848 | 20 | .. |
| Detroit | 1,055,600 | 1,042,950 | 1 | .. |
| Evansville | 81,548 | 112,280 | .. | 27 |
| Grand Rapids | 202,011 | 149,576 | 35 | .. |
| Harrisburgh | 198,225 | 118,850 | 67 | .. |
| Hartford | 445,695 | 232,805 | 91 | .. |
| Little Rock | 76,502 | 140,519 | .. | 45 |
| Louisville | 266,744 | 424,195 | .. | 37 |
| Los Angeles | 1,342,006 | 1,476,522 | .. | 9 |
| Milwaukee | 932,535 | 854,738 | 8 | .. |
| Minneapolis | 1,251,835 | 1,147,695 | 9 | .. |
| Memphis | 228,522 | 324,205 | .. | 29 |
| *Mobile | 88,435 | 267,461 | .. | 66 |
| New Haven | 232,842 | 198,822 | 17 | .. |
| New Orleans | 311,992 | 334,573 | .. | 6 |
| Manhattan | 7,776,195 | 9,027,046 | .. | 12 |
| Brooklyn | 5,635,089 | 7,312,007 | .. | 22 |
| Bronx | 1,810,600 | 3,124,405 | .. | 42 |
| New York | 15,221,884 | 19,463,458 | .. | 21 |
| Omaha | 568,700 | 472,750 | 20 | .. |
| Philadelphia | 3,238,715 | 3,434,405 | .. | 5 |
| Pittsburgh | 2,076,428 | 985,813 | 110 | .. |
| Pueblo | 10,615 | 14,615 | .. | 26 |
| Reading | 92,450 | 134,450 | .. | 31 |
| St. Joseph | 491,775 | 87,260 | 463 | .. |
| St. Louis | 1,515,855 | 2,233,900 | .. | 32 |
| St. Paul | 955,670 | 563,339 | 69 | .. |
| Scranton | 490,535 | 154,805 | 216 | .. |
| Spokane | 410,546 | 396,675 | 3 | .. |
| South Bend | 124,085 | 299,917 | .. | 58 |
| Syracuse | 172,875 | 249,272 | .. | 30 |
| Salt Lake City | 170,300 | 516,700 | .. | 67 |
| Topeka | 213,321 | 67,515 | .. | 67 |
| Toledo | 232,780 | 899,210 | .. | 74 |
| Terre Haute | 159,870 | 62,052 | 157 | .. |
| Trenton | 233,597 | 119,935 | 94 | .. |
| Washington | 885,696 | 1,093,425 | .. | 18 |
| Worcester | 257,873 | 253,520 | 1 | .. |
| Wilkesbarre | 638,132 | 191,312 | 233 | .. |
| Total | $41,570,820 | $47,213,416 | .. | 11 |

*Mobile issued one permit for $248,000, Aug., 1906.

—The quarterly meeting of the Association of American Portland Cement Manufacturers was held at the Marlborough-Blenheim Hotel, Atlantic City, N. J., on September 9th, 10th and 11th. Executive committee meeting on the evening of the 9th; business meeting of the association on the 10th, and reading of papers on the 11th. Among the papers read were two entitled as follows: "What the Cement Industry Needs in the Control and Regulation of the Cement Block Trade," by E. S. Larned. "Electrical Equipment in Cement Plants," by J. B. Porter, of the General Electric Co., Philadelphia, Pa.

# ANOTHER SYSTEM M CONTRACT

## JUST AN ADDITION



686-638 BROADWAY
System M A three tier addition on top

Not as large, to be sure, as many we have finished or have now in work, but more important than many for the following reasons:

The original building was most substantially built by Architect Post. The architects for this addition, Koehler & Farnsworth, would accept no construction less substantial. Time of completion was a most important factor. Price was also not disregarded.

System M (patents pending) won this job **twice** in competition and is now being installed by the

## STANDARD CONCRETE-STEEL COMPANY

**REINFORCED CONCRETE ENGINEERS AND CONTRACTORS**

413-17 EAST 31st STREET NEW YORK CITY


## New Catalogues.

"ELECTRIC HEATING AND COOKING DEVICES FOR MARINE USE" is the title of a handsome publication just issued by the General Electric Company as Bulletin No.. 4523. The pamphlet is bound in a neat cover and contains illustrated descriptions of small apparatus particularly useful in ships' galleys, staterooms, smoking-rooms, sick bays, etc.

A ship's lighting plant, usually of more than ample capacity for intermittent load, offers at once an available source of supply, which, utilized for cooking, heating, etc., would provide numerous real and profitable conveniences with small increase in cost.

The electric heater, on account of its compactness, neatness, easy regulation and simplicity is ideal for stateroom use. The General Electric Co. manufactures several forms, including luminous radiators and non-luminous air heaters. One or two-quart water heaters, electric wash bowls and electric shaving mugs are familiar conveniences, and electric flat irons in sizes from 3 to 24 pounds are supplied for the laundry. Among special devices particularly servicable on shipboard may be mentioned electric soldering irons, glue pots, curling iron heaters, surgeon instrument sterilizers, heating pads, cigar lighters, etc.

Two distinct forms of heating elements are used by the General Electric Co., known as the cartridge and quartz enamel units. Both heating units are practically infusible and indestructible, but can be readily replaced if damaged by accident. The makers have taken great care in the design to insure the most efficient application of the heat and sufficient radiating surface so that nearly all the apparatus may be left in circuit indefinitely without fear of burn out.

"BYZANTINE MOSAICS.—A Brochure on the Establishment of a New Industry in Louisville by the American Mosaic and Tile Company," is the title of a neat little booklet issued by the company referred to.

The brochure presents some historical facts touching mosaic work in Rome and Venice, and demonstrates the ability of the company to furnish a very high order of that line of artistic and classical work. This is largely due to their having secured the services of Albino Tizian, whom they induced to come to this country for the express purpose of introducing art mosaic in Louisville. Mr. Tizian is a thoroughly competent artist in this class of work and comes to them after a long and honorable association with the well known house of A. Salviati & Co., of Venice. The beauty of mosaic work is undisputed and those interested in the artistic should write the company for a copy of this booklet.

LOCK-JOINT METAL SHINGLES.—Published by the Eller Manufacturing Co., Canton, O.

The new lock joint employed on the Champion Shingles is one of the most ingenious patented devices that has ever been brought to our attention. Those interested in roofing in any of its various forms, will do well to investigate this system. A copy of the catalogue can be secured free of charge by addressing the manufacturers as above. The Eller Manufacturing Company, successor to J. H. Eller & Co., is an extensive manufacturer of metal ceilings, cornice, syklights, window frames, eaves-trough, conductor pipe, tin plate, hangers, roofing, siding, metal shingles and the like.

### How to Cut Tile.

The tile is marked with a lead pencil along the line where it is to be cut. The tile setter places it upon his knee and with the aid of the chisel, beginning at one end of the lead pencil line, he makes a number of slight indentations across the tile by means of a quick light blow with the hammer. It is necessary to deepen this indentation, depending on the tile, by cutting along it a second and sometimes a third time. The indentation completed, the tile is turned over and struck gently with the narrow edge of the hammer, and it nearly almost splits along the line of indentation. In making this indentation the tile must not be placed on anything hard, but on a yielding surface. The knee of the mechanic is the best suited and the most convenient. If the cut is at all irregular, it may be dressed with the chisel and hammer, holding the tile between the knees. It can be made perfectly true by grinding it on a firebrick sprinkled with sharp sand and wet with a little water.

### How "Antique" Oak is Made.

The manufacture of antique oak is one of the easiest of processes. The boards, moldings, panels, or whatever pieces are required, are made of oak which has just had time to dry sufficiently to prevent excessive warping.

They are then placed in a dark room, on the floor of which and quite close to the furniture to be "aged" are placed several bowls, plates and so forth of liquid ammonia. The room is then hermetically closed up, and the wood is left for a month or so, according to the age which is required. The coloration will extend to a depth of nearly a quarter of an inch, if the room is kept closed for a few months.

### Aids to Business Making.

A prominent 5th av broker, whose initials are "M. C.," said to us the other day: "The list of property owners in the Real Estate Directory is invaluable. If we ever hear of a property being sold we look at once to see whether the seller owns any in a locality in which we are interested. That method has given us more cheap property than any other."

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 40 | 78 |
| Estimated cost of new buildings... | $441,800 | $2,266,400 |
| Total estimated cost of alterations for Manhattan and the Bronx... | $231,300 | $194,425 |

### Particulars of New Bronx Armory.

FRANKLIN AV.—Estimates will soon be called for by the Armory Board, Hall of Records, for the general construction of the new Second Battery of the National Guard's Armory, to be situated in the east side of Franklin av, from 166th to 167th sts, the Bronx, to cost approximately $600,000. Architect Charles C. Haight, No. 452 5th av, has completed the plans. The structure will be 4-stys high and strictly fireproof. The plans will specify reinforced concrete and structural steel work, brick and limestone, marble, tile, electric light and plumbing fixtures. Ex-Mayor Seth Low is chairman of the building committee. (See also issue Dec. 1, 1906.)

### Swallow & Howes to Build Sea Bright Church.

The general contract for the erection of the Strong Memorial Episcopal Church in West Park, Sea Bright, N. J., has just been awarded to Messrs. Swallow & Howes, No. 500 5th av, Manhattan. The contract price is somewhere in the neighborhood of $100,000. The structure will measure 80x100 ft., and will be situated between Waterman and Packer avs, on a plot which takes in an entire block. Between six and eight months will be taken for construction. The material will be granite and limestone.

### No Plans Yet for Bronx Factory.

SOUTHERN BOULEVARD.—The B. H. Janssen Piano Company, Park av and 128th st, inform the Record & Guide that no plans have yet been drawn, or architect selected for the new fireproof factory building, which the company contemplates erecting on an entire block in the Borough of the Bronx, bounded by the Southern Boulevard, Brook av, Brown pl and 132d st. It is indefinite how soon operations will be started.

### Geo. A. Fuller Co. to Build La Salle Hotel, Chicago.

Contract for the new La Salle Hotel building, to be erected at Chicago, Ill., for which contractors have recently been figuring, has been awarded to the George A. Fuller Company, Fuller Building, Broadway and 23d st, Manhattan.

### Apartments, Flats and Tenements.

CHERRY ST.—Bernstein & Bernstein, 24 East 23d st, are preparing plans for two tenements for M. A. Rofrano, 11 Oliver st, to be erected at Nos. 129-135 Cherry st, to cost $80,000.

139TH ST.—Harry T. Howell, 149th st and 3d av, is making plans for two 5-sty flats for John M. Linck, 1047 Trinity av, to be erected on the south side of 139th st, 550 ft. east of Willis av, Bronx, to cost $60,000.

### Alterations.

JAMES ST.—O. Reissmann, 30 1st st, will prepare plans for improvements to No. 66 James st for John Canonico, 64 Mulberry st.

MADISON AV.—Mrs. Mary O'Neill, 20½ Essex st, will improve No. 256 Madison av, from plans by Henry J. Feiser, 150 Nassau st.

1ST AV.—Samuel J. Silberman, 83 Canal st, will make alterations to No. 91 1st av. Max Muller, 115 Nassau st, will make the plans.

HUDSON ST.—Martin Garone, 175 Fulton Market, will make alterations to No. 634 Hudson st, for which A. L. Kehoe, 206 Broadway, is planning.

WILLETT ST.—Gross & Kleinberger, Bible House, are planning for alterations to No. 98 Willett st, for Herman Lottman, 962 Gates av, Brooklyn.

11TH AV.—Elizabeth M. Bahnforth, Saratoga Springs, N. Y., will make alterations to No. 844 11th av, for which M. Zipkes, 147 4th av, is making plans.

2D AV.—Frank Straub, 10 East 14th st, is preparing plans for extensive alterations to No. 2065 2d av for Israel Sachs, 243 East 106th st. No contracts let.

125TH ST.—Geo Ehret, 235 East 92d st, will make $10,000 worth of alterations to Nos. 272-274 West 125th st, from plans by Westervelt & Austin, 36 West 34th st. The Childs Company, 42 East 14th st, is lessee. No contracts let.

44TH ST.—The International Geneva Association will make extensive alterations to the 4-sty clubhouse No. 143 West 44th st, from plans by Otto Spannhake, 233 East 78th st. No contracts have yet been made. Officers are: E. Wanderling, 75 West 44th st, president; E. Eberhard, secretary, and W. Bruhn, chairman committee.

### Miscellaneous.

Messrs. McKim, Mead & White, 160 5th av, Manhattan, are planning for additions and extensive alterations to the City Hall, New Britain, Conn.

J. Riely Gordon, 244 5th av, Manhattan, has plans under way for a 6-sty bank and office building to be erected at Cumberland, Md., at a cost of $150,000.

Messrs. Thompson & Frohling, No. 1 Union sq, Manhattan, have been commissioned to make plans for a milk manufacturing plant to be erected at Buffalo, N. Y., at a cost of $100,000.

Messrs. Denby & Nute, 333 4th av, Manhattan, are the architects for a chapter house for La Fayette College to be erected at Easton, Pa. Steinmetz & Walters, of Easton, will have the general contract.

Warren & Wetmore, 3 East 33d st, Manhattan, will prepare plans for a railroad station for the Grand Trunk & Canadian Pacific R. R., to be erected at Winnipeg, Man., Can., to cost in the neighborhood of $500,000.

Architects Reed & Stem, 314 Madison av, Manhattan, and Endicott Building, St. Paul, Minn., are busy preparing plans for a 4-sty railroad station 117x231 ft. for the Northern Pacific R. R. Co., to be erected at Tacoma, Wash., at a cost of about $800,000. Bids will be received about October 1.

### Estimates Receivable.

Chas. H. Schuman, 280 Broadway, Manhattan, will soon take figures for general alterations and interior changes to the Municipal Building for the Borough of Edgewater, N. J. R. A. Carleton is Mayor.

Thompson & Frohling, No. 1 Union sq, inform the Record and Guide that they are now ready for figures for the construction of a large apartment, store and office building to be situated on Hunter's Point av, Long Island City.

Bids will probably be received this fall, by the Commissioners Board of Bergen County, Hackensack, N. J., for the construction of a 4-sty courthouse, to cost approximately $800,000. J. Riley Gordon, 402 5th av, Manhattan, is architect.

HENRY ST.—No contracts have yet been awarded for the 6-sty brick, slate roof stable, 63.6x60.6 ft., which Aronowitz, Segman & Bernadik, of 226 East 51st st, are about to erect at Nos. 278-282 Henry st, to cost $48,000. Oscar Lowinson, 20 East 42d st, is architect.

### Contracts Awarded.

The Monad Engineering Co., 147 Cedar st, Manhattan, has the contract at $19,236 for the construction of roads, walks and curbs at Fort Dade, Fla.

74TH ST.—The Baldwin Engineering Co., 107 West 17th st, has obtained the steam heating contract for the 4-sty store and office building, Nos. 217-227 West 74th st, for T. D. Browning.

LAIGHT ST.—Chas. H. Peckworth, 415 Hudson st, has the contract for improvements to the 5-sty storehouse, south side of Laight st, between Washington and West sts, from plans by Chas. H. Fox, 214 West 103d st.

57TH ST.—Robert T. Lyons, 31 Union sq, has awarded to the Norman Fireproof Construction Co., 412 East 125th st, contract for fireproof work on the 3-sty residence, No. 439 East 57th st, for Mrs. Henrietta Williams, on premises.

The Culgin-Pace Contracting Co., 1761 Carter av, Bronx, has obtained the contract at $269,870 for the construction of an intake dam and tunnel at Springfield, Mass. Hazen & Whipple, 220 Broadway, Manhattan, are consulting engineers.

9TH AV.—Charles O. Johnson, 482 West 24th st, has obtained general contract for extensive alterations, adding four additional stories, to the 2-sty store and laboratory Nos. 207-209 9th av for Jacob Appele, 273 West 23d st. Henry Davidson, 255 West 69th st, prepared the plans.

### Bids Opened.

Bids were received by J. A. Bensel, Comr. of Docks, for preparing for and painting the superstructure of the municipal ferryboats. Wm. Flanagan, Jerome av and 172d st, $11,105 (low bid). Other bidders were: James Shewan, Jr., foot 7th st, East River; Neptune B. Smyth, 1123 Broadway; John Widden, 511 West 21st st.


### Aids to Business Making.

The object of real estate records is to increase your business possibilities to an extent inconceivable to any one who has not used the Real Estate Directory and Record & Guide Quarterly. And yet we are told at times, "We don't go after that kind of business." What would you think of the hunter who had a gun, which would only kill at one hundred yards, if you offered him a gun which would kill at two hundred yards, and he said: "I don't want it. I never bag game at two hundred yards."

# BUILDING NOTES

Nothing wrong but money.

Mr. Babb's story about aerial fires among the skyscrapers suggests a plot for a thrilling drama.

A building loan of $130,000 wanted, for a reinforced-concrete building in Williamsburg section. See wants and offers.

Kinnear sheet metal radiators, made by the Pressed Radiator Co., Pittsburgh, Pa., have been adopted for the 41-sty Singer tower, now in course of construction in lower Broadway.

Viele, Cooper & Blackwood, 49 Wall st, Manhattan, have been engaged as engineers by the General Electric Co. to superintend the erection of a hydro-electric plant at Shaughticoke, N. Y.

J. W. Buzzell, formerly general manager for Mr. Frank B. Gilbreth, builder, has resigned to accept a position with the Consolidated Engineering & Construction Co., No. 1 Madison av.

The New York State Civil Service Commission will hold examinations Sept. 28 of candidates for the following positions: Bridge designer, $1,500 to $2,100 per year; bridge draftsman, $1,200 to $1,500 per year; architectural draftsman, $15 to $25 per week.

The Otis Elevator Co. has declared a quarterly dividend of 1½ per cent. on the preferred stock, payable October 15. Also on October 15 there will be paid to common stockholders the second installment of 1½ per cent. of the dividend of 3 per cent., declared March 12 last.

The number of men employed in the division of building, construction, municipal work and engineering of the Panama canal has been reduced by 25% because the appropriation is less this year than last, and also because the work in these divisions is largely completed. The reduction affects about one thousand men.

The Philadelphia office of The Edison Portland Cement Company, on September 1st was changed to the Arcade Building, with Mr. James T. Wakeman in charge as Philadelphia representative. Mr. E. Meyer, manager of sales, is located in the St. James Building, New York City. Mr. S. Churchill is New York representative, and Mr. M. M. Hunter, Machesney Building, Pittsburgh, is Western representative.

Messrs. P. M. & W. Schlichter, of 624 and 626 West 47th st, have had great success in introducing their German marbles. These marbles are the soundest of all colored marbles, take a high polish and, owing to the fact that they require but one-half the labor to finish, the price is attractive. The firm can furnish any quantity of these blocks of from 5 to 15 ft. long, height and thickness as required. These marbles have been used by the best architects in this city and have been used or specified in the following buildings: Tiffany's new building, Messrs. McKim, Mead & White, architects; Harmonie Club, 60th st and 5th av, McKim, Mead & White, architects; State Bank, Grand and Norfolk st, Mainzer & Necarsulmer, architects; Broadway Savings Institution, Park pl, Messrs. York & Sawyer, architects; German-American Insurance Co., Messrs. Hill & Stout, architects; State Bank of Hartford, Conn., B. W. Morris, Jr., architect; Morgan Art Gallery, Hartford, Conn., B. W. Morris, Jr., architect.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**

**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Henry st, Nos 278-282, 6-sty brk and stone stores and tenement, 63.6x60.6, slate roof; cost, $48,000; Aronowitz, Segman & Bernadik, 226 E 51st st; ar't, Oscar Lowinson, 18-20 E 42d st.—652.

Lafayette st, s e cor Howard st, 1-sty concrete and iron temporary compressor plant; cost, $3,000; ow'r, ar't and b'r, Cranford Co, 52 9th st, Brooklyn.—653.

Rivington st, Nos 349-353, 5-sty brk and stone stable and wagon rooms, 66x66, slate roof; cost, $18,000; Theodore Connolly, 355 Rivington st; ar't, Wm Kurtzer, Spring st and Bowery.—650.

Thompson st, Nos 183-183½, 7-sty brk and stone tenement, 57x87, composition on concrete roof; cost, $55,000; D O Mills, 634 5th av; ar't, J M Robinson, 15 Broad st.—656.

3d st, s s, 90 e Goerck st, 7-sty brk and stone stable, 45x82 and 88; cost, $63,000; Joseph Goldfine, 78 Mangin st; ar'ts, Shampan & Shampan, 772 Broadway, Brooklyn.—651.

### BETWEEN 14TH AND 59TH STREETS.

22d st, No 411 East, 1-sty brk and stone outhouse, 6.9x10.11; cost, $500; J H Hughes, 21 Archer av, Mt Vernon, N Y; ar't, O Reissmann, 30 1st st.—657.

### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

83d st, No 218 West, 2-sty brk and stone office building, 25x15, tar and gravel roof; cost, $——; Thomas Ward, 213 W 83d st; ar't, Kenneth M Murchison, 320 5th av.—654.

### NORTH OF 125TH STREET.

Spuyten Duyvil road, w s, 56.6 w sand house, radial brk chimney, 13x13; cost, $1,800; Isaac G Johnson & Co, Spuyten Duyvil; ar't and b'r, Alphons Custodis Chimney Const Co, 99 Nassau st.—655.

## BOROUGH OF THE BRONX.

10th st, s s, 58 w Tremont av, two 2-sty frame dwellings, 21x50; total cost, $10,000; P Kaufmann, 397 Wallace av; ar't, B Ebeling, West Farms road.—879.

139th st, s s, 550 e Willis av, two 5-sty brk tenements, 37.6x88 each; total cost, $60,000; John M Link, 1047 Trinity av; ar't, Harry T Howell, 3d av and 149th st.—886.

167th st, e s, 105 n Sedgwick av, 1-sty frame office and shed, 20x40; cost, $150; David Christie, 177 W 95th st; ar't, Albert E Davis, 258 E 138th st.—883.

169th st, s w cor Findlay av, 3-sty frame tenement, 20x60; cost, $7,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—869.

169th st, s e cor College av, 3-sty frame tenement, 20x60; cost, $7,000; Thornton Bros Co, 1320 Clay av; ar't, Hugo H Avolin, 961 Stebbins av.—868.

207th st, n s, 32 w Parkside pl, 3-sty frame tenement, 22x58 and 60; cost, $8,500; Wm O Madden, 207th st and Decatur av; ar't, F E Albrecht, Fordham.—887.

213th st, n s, 175 w 2d av, 1-sty frame shed, 28x32; cost, $250; Carmine Cipolla, 106 E 220th st; ar't, L Howard, 1861 Carter av.—891.

225th st, s s, 430 e White Plains av, two 2-sty frame dwellings, 21x50 each; total cost, $10,000; Emil Leske, 227th st and White Plains av; ar't, John Davidson, 227th st and 2d av.—881.

228th st, s s, 155 w Barnes av, two 2-sty frame dwelling, 21x52 each; total cost, $9,000; Walbridge Buegel, 228th st and Barnes av ; ar't, Albert Gerhards, 1450 Minford pl.—874.

230th st, s s, 381 e White Plains road, 2-sty frame dwelling, 21x48; cost, $4,500; Gilbert Realty Const Co, 101 W 42d st; ar't, A C Mezey, 487 E 141st st.—884.

Cauldwell av, w s, 251.2 s 161st st, 1-sty frame shed, 10x15; cost, $100; Mark Franklin, 1017 Trinity av; ar't, M J Garvin, 3307 3d av.—867.

City Island av, n w cor Fordham av, 1-sty frame storage, 12x20; cost, $200; W D Dayton, City Island; ar'ts, S H Booth & Sons, City Island.—885.

Duncomb av, s e cor Elizabeth st, 2-sty brk bakery, 100x100; cost, $50,000; estate of Louis Fleischmann, 141 Broadway; ar't, Adolph Mertin, 33 Union sq.—872.

Eastburn av, w s, 106.70 s 174th st, two 2-sty frame dwellings, 21x56 each; total cost, $11,000; John Miller, 1045 E 176th st; ar't, H G Steinmetz, Bronx st. and Tremont av.—875.

Grant av, s s, 253.8 w Unionport road, 2-sty brk dwelling, 20x53; cost, $9,000; John De Rosa, 290 Garfield st; ar'ts, Goldner & Goldberg, Jackson & Westchester avs—873.

Grace av, w s, 100 n Lyon av, two 2-sty frame dwellings, 21x50 and 58; total cost, $10,000; Martin Pletcher, Lyon av; ar't, B Ebeling, West Farms road.—880.

Maple av, s e cor 214th st, 2-sty frame dwelling, 20x27; cost, $2,000; Peter Serillo, on premises; ar't, L Howard, 176th st and Carter av.—878.

Morris Park av, s s, 75 e Garfield st, 3-sty frame tenement, 25x68; cost, $9,000; Morris Lewis and Louis Schwartz, 230 Berrian av; ar't, Henry Nordheim, Boston road and Tremont av.—877.

Morris Park av, s e cor Hancock st, 4-sty brk tenement, 24.5x91.9; cost, $20,000; Felix Farago, 136 Van Buren st; ar'ts, Goldner & Goldberg, Jackson and Westchester avs.—888.

Morris Park av, n s, 25 w Victor st, 1-sty frame stable and shed, 25x70; cost, $400; Hattie Landgrebe, Cruger av; ar't, T J Kelly, Morris Park av.—892.

Perry av, n w cor 206th st, 1½-sty frame stable, 20x27; cost, $200; Frank Fisher, on premises; ar't, Wm Kenny, 2600 Decatur av.—882.

Theriot av, w s, 300 n Gleason av, 2-sty frame dwelling, 21x50; cost, $4,500; Victor Pohjola, 228 E 123d st; ar't, Arthur H Lohse, 323 McGraw av.—889.

Unionport road, e s, 444 n Morris Park av, 2-sty frame dwelling, 21x35; cost, $3,200; Annie Jenik, Graham st; ar't, Timothy J Kelly, Morris Park av.—871.

Virginia av, w s, 290.7 s Westchester av, 2-sty frame dwelling, 22x63; cost, $5,000; Thomas Davies, 906 Amsterdam av; ar't, P H McDonough, 69 St Lawrence av.—870.

Woodlawn road, n s, 104.6 w Webster av, 3-sty frame tenement, 22.1x62 and 68.6; cost, $11,000; Jacob Zurnieden, 216th st and Barnes av; ar't, M J Garvin, 3307 3d av.—890.

Port Morris R R yard, 200 n Locust av and 141st st, 1-sty frame shed, 70x30; cost, $500; Gen Electric Co, Schenectady, N Y; ar't, T F Mullaney, 550 W 156th st.—876.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Allen st, No 169, windows, air shaft, to 6-sty brk and stone tenement; cost, $300; Nathan Greenberg, 2021 Fulton av; ar't, B M Silberberg, 4053 Fulton av.—2411.

Attorney st, No 175, alter floor beams, to 4-sty brk and stone tenement; cost, $300; R Cornman, 175 Attorney st; ar't, Harry Zlot, 230 Grand st.—2464.

Canal st, Nos 107-111, partitions, show windows, to two 5-sty brk and stone tenements; cost, $1,500; Gerald Fitzgibbon, 107 Canal st; ar't, Max Muller, 115 Nassau st.—2410.

Cannon st, No 116, partitions, windows, to 5-sty brk and stone tenement; cost, $500; P Minkofsky, 116 Cannon st; ar't, O Reissmann, 30 1st st.—2459.

Cherry st, No 306, tank, to 5-sty brk and stone tenement; cost, $150; H Falkin, 466½ Pearl st; ar't, Chas E Reid, 105 E 14th st; b'r, Jacob Feldman, 69 Forsyth st.—2408.

Cherry st, No 151, build chimney, show windows, to 4-sty brk and stone tenement; cost, $100; Annie Levy, 7 E 119th st; ar't, Harry Zlot, 230 Grand st.—2463.

Columbia st, No 59, sink, to 5-sty brk and stone store and tenement; cost, $100; Wm M Stuyer, 246 Rivington st; ar'ts, Gross & Kleinberger, Bible House.—2439.

Delancey st, No 138, erect 1-sty rear extension, to 3-sty brk and stone manufacturing plant; cost, $200; Metropolitan Tobacco Co, 138 Delancey st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2452.

Elizabeth st, No 242, 1-sty brk and stone rear extension, 3.10x4.6, vent shaft, piers, skylight, toilets, to 5-sty brk and stone store and tenement; cost, $5,000; Paolo Bonomolo, 242 Elizabeth st; ar'ts, Gross & Kleinberger, Bible House.—2438.

Greenwich st, No 401, toilets, to 4-sty brk and stone tenement; cost, $300; H H Commanan, 84 William st; ar't, Harry Zlot, 230 Grand st.—2461.

Henry st, No 99, partitions, windows, store fronts, to 5-sty brk and stone stores and tenements; cost, $5,000; Henry Fishman, 13 W 88th st; ar't, E A Meyers, 1 Union sq.—2429 .

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Houston st, No 507 East, toilets, partitions, windows, show windows, to 3-sty brk and stone tenement; cost, $3,000; R Katz, 1514 Washington av Bronx; ar't O Reissmann, 30 1st st.—2421.

Houston st East, No 321, partitions, windows, show windows, to 4-sty brk and stone tenement; cost, $1,200; Paul Heftler, 321 East Houston st; ar't, Henry J Feiser, 150 Nassau st.—2437.

Houston st East, No 134, air shaft, partitions, windows, toilets, tank, to two 5-sty brk and stone tenements; cost, $6,000; C Schlemmer, on premises; ar't, O Reissmann, 30 1st st.—2454.

Laight st, s s, between Washington and West sts, windows, beams, alter elevator shaft to 5-sty brk and stone store house; cost, $4,000; George W Linch, 146 W 93d st; ar't, Chas H Fox, 214 W 103d st.—2445.

Lewis st, No 59, show windows, to 5-sty brk and stone tenement; cost, $5,000; Morris Albert, 59 Lewis st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2413.

Monroe st, No 299, steel girders, doors, to 2-sty brk and stone dwelling; cost, $275; Sackett M Barclay, 299 Monroe st; ar't, Wm Kurtzer, Spring st and Bowery.—2416.

Monroe st, No 255, partitions, windows, toilets, to 6-sty brk and stone store and tenement; cost, $750; Katzoff & Feinberg, 67 Clinton st; ar't, Otto L Spannhake, 233 E 78th st.—2434.

Sullivan st, Nos 66-70, cellar, brk and stone rear extension, 33.8x13, alter walls to 6-sty brk and stone tenement; cost, $500; John B Basso, 70 Sullivan st; ar't, Louis F Frick, 524 W 160th st.—2448.

2d st, No 300, windows, to 5-sty brk and stone tenement; cost, $200; Louis Glickman, 293 2d st; ar't, C H Dietrich, 42 Union sq.—2432.

3d av, No 2334, 1-sty brk and stone rear extension, 25x19.6, to 3-sty brk and stone store; cost, $645; Emily Benson, Hotel Winthrop, 125th st and 7th av; ar't, R R Davis, 247 W 125th st.—2462.

7th st, No 127 East, 5-sty brk and stone rear extension, 13x34, partitions, windows, skylights, to 5-sty brk and stone store and tenement; cost, $6,000; Hyman Galef, 239 East Broadway; ar't, L A Goldstone, 110 W 34th st.—2427.

9th av, Nos 207-209, add 4 stories to 2-sty brk and stone store and laboratory; cost, $2,500; Jacob Appele, 273 W 23d st; ar't, Henry Davidson, 255 W 69th st.—2455.

9th st, s s, 181.7 w 2d av, windows, partitions, to 4-sty brk and stone tenement; cost, $500; G Bruestle, 306 E 25th st; ar't, O Reissmann, 30 1st st.—2460.

12th st, No 168 West alter roof add 2 stories to 5-sty brk and stone hospital; cost $75,000; St Vincents Hospital, 168 W 12th st; ar'ts, Schickel & Ditmars, 111 5th av.—2456.

21st st, Nos 311-317 East, toilets, partitions, windows, skylight, to four 4-sty brk and stone tenement; cost, $6,000; Sydney Fisher, 58 Lexington av; ar't, Wm G Clark, 438 W 40th st.—2417.

23d st, No 307 East, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,200; C L Eidlitz, 341 W 71st st; ar't, Geo Haug, 30 E 20th st.—2436.

27th st, No 153 W, toilets, partitions, windows, to two 4 and 5-sty brk and stone stores and tenements; cost, $750; Benjamin Sire, 22 W 59th st; ar't, Thomas S Godwin, 302 14th st, Brooklyn.—2446.

34th st, No 124 West, partitions, show windows, to 4-sty brk and stone store and dwelling; cost, $500; Isabelle G Watts, 125 E 57th st; ar't, Louis C Maurer, 22 E 21st st.—2406.

44th st, No 143 West, 1-sty brk and stone rear extension, 22.6x39, vent shaft, partitions, steel beams, to 4-sty brk and stone club house; cost, $9,000; International Geneva Assoc, care architect; ar't, Otto L Spannhake, 233 E 78th st.—2423.

49th st, No 316 East, tank to 5-sty brk and stone tenement; cost, $55; John W Foster, 727 9th av, ow'r and ar't.—2441.

50th st, Nos 126 and 128 W, vent shaft, windows, partitions, toilets to two 5-sty brk and stone tenements; cost, $3,000; estate Francis McCabe, 464 8th av; ar't, John H Knubel, 318 West 42d st.—2444.

51st st, No 4 W, stoop to 4-sty brk and stone dwelling; cost, $——; Miss M M Roberts, on premises; ar't, W H Orchard, 114 East 28th st.—2447.

54th st, No 56 East, 3-sty brk and stone rear extension, 9x11, to 4-sty brk and stone dwelling; cost, $2,000; James A Renwick, 52 William st; ar't, Wm F Wallace, 202 West 18th st.—2457.

57th st, No 439 East, alter elevator shaft ,windows, to 3-sty brk and stone dwelling; cost $3,000; Mrs Henrietta Williams, 439 E 57th st; ar't, Robt T Lyons, 31 Union sq.—2435.

108th st, No 218 East, toilets, partitions, windows, to 4-sty brk and stone store and tenement; cost, $700; Salvatore Castello, 218 E 108th st; ar't, Frank Hausle, 81 E 125th st.—2450.

114th st, No 32 West, show windows, piers, to 3-sty brk and stone dwelling; cost, $500; S M Robinson, 32 W 114th st; ar't, O Reissmann, 30 1st st.—2414.

125th st, Nos 272-274 West, partitions, stairs, store fronts, columns, to 4-sty brk and stone store, office and apartment building; cost, $10,000; Geo Ehret, 235 E 92d st; ar'ts, Westervelt & Austin, 36 W 34th st.—2433.

Av B, No 277, vent shaft, toilets, partitions, skylights, chimneys, tank, to 5-sty brk and stone store and tenement; cost $5,000; Isadore Sinkowitz, 89 E 1st st; ar'ts, Gross & Kleinberger, Bible House.—2440.

Av D, No 75, partitions, plumbing, windows, to 4-sty brk and stone store and tenement; cost, $1,500; H W Berg, 245 7th st; ar't, Wm Kurtzer, Spring st and Bowery.—2449.

Bowery, No 195, alter stairs, vault, partitions, new show windows, to 5-sty brk and stone store and storage building; cost, $6,000; J H Schwartz, 101 Bowery; ar't, O Reissmann, 30 1st st.—2422.

Broadway, s e cor 42d st, cut openings, stairway, to 15-sty brk and stone hotel; cost, $4,000; John Jacob Astor, 23 W 26th st; ar't, C H Cullen, Hotel Knickerbocker, on premises.—2426.

Madison av, 4th av, 26th st, 27th st | the blk—erect booths, to 1-sty brk and stone place of amusement; cost, $5,000; Madison Sq Garden Co, on premises; ar't, M A Singer, 65 5th av.—2412.

Madison av, No 766, 1-sty and basement brk and stone front extension, 20x5.6 to 4-sty brk and stone store and dwelling; cost, $4,000; Meyer H Ullmann, 52 East 89th st; ar't, Chas Stegmayer, 168 E 91st st.—2443.

1st av, 2d av, 96th st, 97th st | the blk—erect roof house, tank, columns, to 3-sty brk and stone car house; cost, $5,000; Metropolitan St Railway Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—2407.

1st av, No 2258, staircase, partitions, to 4-sty brk and stone store and tenement; cost, $2,500; Anna M Wetter, 424 E 118th st; ar't, N Conforti, 324 E 116th st.—2425.

1st av, No 659, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, $500; V Perrone and P Colletti, 528 2d av; ar'ts, Briganti & Steencken, 205 E 17th st.—2431.

1st av, No 661, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,000; V Perrone and P Colletti, 528 2d av; ar'ts, Briganti & Steeneken, 205 E 17th st.—2430.

3d av, Nos 1041-1044, store fronts to two 4-sty brk and stone tenements and stores; cost, $600; Elbridge T Gerry, Newport, R I; ar'ts, J B Snooks Sons, 73 Nassau st.—2424.

3d av, No 763, alter toilet rooms, to 4-sty brk and stone store and tenement; cost, $1,500; Robert Goelet estate, 9 W 17th st; ar't, Albert Morton Gray, 1402 Broadway.—2442.

3d av, e s, 135.4½ n 123d st, 1-sty brk and stone rear extension, 25x42, windows, to 3-sty brk and stone store and loft building; cost, $3,700; Fanny Bachrach, 154 W 123d st; ar't, J K French, 163 Underhill av, Brooklyn.—2458.

4th av, No 391, erect sign to 2-sty brk store and dwelling; cost, $75; David Lamb, 400 West End av.—2420.

4th av, No 395, erect sign, to 2-sty brk and stone store and dwelling; cost, $75; David Lamb, 400 West End av.—2419.

5th av, No 210, alter bulkhead, partitions, to 11-sty brk and stone loft building; cost, $800; Hoffman estate, 210 5th av; ar't, F O'Connor, 2060 Morris av.—2409.

6th av, Nos 83-85, partitions, windows, to 5-sty brk and stone tenement; cost, $1,000; Alfred Duane Pell, 929 5th av; ar't, T J Ivans, 7 Cannon st.—2418.

6th av, Nos 259-261, roof, to 5-sty brk and stone offices and salesroom; cost, $6,000; Emma Schachtel and Sophia Dressler, 264 W 132d st; ar't, H W Cotthaus, 621 Broadway.—2428.

6th av, Nos 281-285, columns, piers, to three 5-sty brk and stone store and loft buildings; cost, $450; The Beyer estate, 281 6th av; ar't, John H Friend, 148 Alexander av.—2451.

9th av, No 288, toilets, windows, to 4-sty brk and stone store and tenement; cost, $300; T O'Brien, on premises; ar't, O Reissmann, 30 1st st.—2453.

11th av, Nos 487-493, partitions, to 2-sty brk and stone cooler; cost, $300; N Y Butchers Dressed Meat Co, 487 11th av; ar't, W H Lewis, 487 11th av.—2415.

11th av, No 658, toilets, windows, skylights, partitions, to 4-sty brk and stone tenement; cost, $500; Julia E McMahon, 551 W 147th st; ar'ts, J B Snooks Sons, 73 Nassau st.—2405.

## BOROUGH OF THE BRONX.

Elsmere pl, n s, 275 w Marmion av, raise to new grade 2-sty frame dwelling; cost, $300; James Wylie, on premises; ar't, Oscar W Allcott, 1056 Fairmont pl.—456.

146th st, No 417, new store, windows, new partitions, to 3-sty frame stores and dwelling; cost, $300; J Kaplan, on premises; ar't, Louis C Abramans, 788 E 165th st.—467.

148th st, old No 602, new store front to 2½-sty frame store and dwelling; cost, $500; Anthony Conneo, on premises; ar't, Louis Falk, 2785 3d av.—477.

169th st, Nos 586 to 590, new partitions, &c, to 3-sty frame tenement; cost, $450; Jacob Stahl, 1273 Franklin av; ar't, C H Schuman, 280 Broadway.—455.

178th st, No 1266, 1-sty frame extension, 16.6x20, to 1-sty frame store and dwelling; cost, $1,000; Richard D and Lillian M Williams, 2013 Bryant st; ar't, Louis Falk, 2785 3d av.—473.

216th st, s s, 200 e Barnes av, 2-sty frame extension, 18x22, to 2½-sty frame dwelling; cost, $2,500; Mrs Flanagan, on premises; ar't, John Davidson, 227th st and 2d av.—461.

221st st, n s, 130 w White Plains av, 2-sty frame extension, 22.6 x12, to 2½-sty frame dwelling; cost, $1,200; Barbara Trumple, on premises; ar't, John Davidson, 227th st and 2d av.—465.

222d st, s e cor Barnes av, 2-sty frame extension, 25.6x12, to 3-sty frame store and dwelling; cost, $3,500; Victora Jikowski, on premises; ar't, John Davidson, 227th st and 2d av.—463.

222d st, s s, 180 w White Plains av, move 2-sty frame dwelling; cost, $1,000; E G Kidder, on premises; ar't, John Davidson, 227th st and 2d av.—464.

222d st, n s, 27 e 2d st, move 2-sty frame dwelling; cost, $600; Mrs Geo Grenfelter, on premises; ar't, Louis Falk, 2785 3d av.—479.

241st st, n s, 133 e Richardson av, move 2½-sty frame shop; cost, $350; Wm D Miller, White Plains av; ar't, Wm Thos Mapes, Wakefield.—469.

Ash av, s s, 400 e Elm st, 2-sty frame extension ,20x15, to 2½-sty frame dwelling; cost, $1,500; Peter Tasolacci, on premises; ar't, John Davidson, 227th st and 2d av.—466.

Belmont av, e s, 350.5 s 177th st, new baths, new partitions, &c, to 3-sty frame dwelling; cost, $2,000; Karl and Anna B Jaeger, 781 Fairmount pl; ar't, Fred Hammond, 943 Washington av.—458.

Clinton av, No 2004, new cellar walls to 3-sty frame store and tenement; cost, $1,200; Maria Palmier, on premises; ar't, J J Vreeland, 2019 Jerome av.—474.

Commonwealth av, n w cor Beacon st, 2-sty and attic frame extension, 22x12.6, to 2-sty and attic frame dwelling; cost, $1,500; Peter F Guerera, on premises; ar't, P H McDonough, 69 St Lawrence av.—457.

Digney av, e s, 300 s Kingsbridge road, new windows, new plumbing, &c, to 2-sty frame dwelling; cost, $500; F Parker, on premises; ar't, John Davidson, 227th st and 2d av.—462.

Garrison av, s e cor Burnett pl, move 2-sty frame dwelling; cost, $1,200; Edw Hammer, 355 Bond av, ow'r and ar't.—476.

Garrison av, e s, 81.6 s Lafayette av, move 2-sty frame dwelling; cost, $500; Bartholomew Reo, on premises; ar't, Chas S Clark, 709 Tremont av.—468.

Marion av, e s, 307 n 200th st, 1-sty frame extension, 17.6x16, to 2-sty and attic frame dwelling; cost, $600; Chas R Cronemeyer, on premises; ar't, F E Albrecht, Fordham.—472.

Mott Haven R R yard, opposite Sheridan av and 153d st, new stairs, new concrete walks, &c, to 2-sty brk sub-station and battery house; cost, $3,000; N Y C & H R R R Co, Grand Central Station; ar't, R G Ball, 335 Madison av.—475.

Southern Boulevard, No 2303, new girders, new show windows, &c, to 4-sty brk store and tenement; cost, $1,000; Samuel Bernheimer, on premises; ar't, Louis Falk, 2785 3d av.—459.

Vyse av, w s, 75 s Jennings st, move and new partitions, new roof, &c, to 2-sty frame dwelling; cost, $3,000; Frank Del Balso, 1481 Hoe av; ar't, Chas A Hunter, 1145 Freeman st.—470.

West Farms road, s w cor St Raymonds av, new bay windows, to 2-sty and attic frame dwelling; cost, $225; J W Rogers, on premises; ar't, Jas F Bly, 474 Sterling pl, Brooklyn.—471.

White Plains road, w s, 400 s 240th st, move 1-sty frame store; cost, $500; Wm W Penfield, Wakefield, ow'r and ar't.—460.

3d av, No 3551, new show window to 5-sty brk store and tenement; cost, $150; Henry Mauss, on premises; ar't, Herman Horenburger, 122 Bowery.—478.

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# Construction News

(Continued)

### Kings County.

FLATBUSH.—Kirby, Petit & Green, 35 West 31st st, Manhattan, let the general contract to Rufus H. Brown, Manhattan, for a 2-sty Sunday school building for the All Souls Universalist congregation, Flatbush.

EAST NEW YORK AV.—F. Buchar, 1774 Pitkin av, is making plans for a 4-sty store and flat, 52.10x111.6 ft., to be erected on East New York av, south side, 52.10 ft. east of Douglass st., to cost $25,000. A. Fuchs, 529 47th st, is the owner.

45TH ST.—The Edward Johnson Building Co., 49th st and 12th av, will erect at once ten 2-sty frame dwellings, 22x46 ft., on the south side of 45th st, 100 ft. west of 15th av, to cost $40,000. M. Rosenquist, 49th st and 12th av, is the architect.

LAFAYETTE AV.—Lord & Hewlett, 345 5th av, Manhattan, have completed plans for the 4-sty brick Masonic Temple, 95x95 ft., for the Brooklyn Masonic Guild, 615 Fulton st, to be erected on the northeast corner of Lafayette and Clermont avs, to cost $300,000. A. R. Whitney, Jr., & Co., 135 Broadway, Manhattan, are the general contractors.

12TH AV.—On the east side of 12th av, 20 ft. north of 41st st, Moses Mapelbaum, 1255 40th st, will erect four 3-sty stores and dwellings, 20x52 ft., same to cost $40,000. John C. Walsh, 4 Court sq, is making plans.

BEVERLY RD.—Messrs. Slee and Bryson, 134 Broadway, are planning for five 2-sty frame dwellings for Fannie L. De Bevoise, 330 East 18th st, on the north side of Beverly rd, 100 ft. west of Stratford rd, to cost $21,400.

AV. C.—A. D. Isham, 132 Nassau st, Manhattan, has completed plans for two 3-sty stores and dwellings, 21.6x70 ft., on the southeast corner of Av C and 11th st, for J. C. Sawkins, 92 Linden av, to cost $15,000.

EAST 12TH ST.—A. S. Bedell Co., Av C and East 15th st, owner and architect, will erect four 2-sty dwellings on East 12th st, east side, 129 ft. north of Foster av, to cost $20,000.

38TH ST.—Twelve dwellings will be built on the north side of 38th st, 138 ft. east of New Utrcht rd, by the Silver Land Improvement Co., 1230 38th st. John C. Walsh, 4 Court sq, is architect. Cost, $90,000.

ROCKAWAY AV.—The Amico Realty Co., State Bank Bldg., will erect at once a flat house at the southwest corner of Rockaway and Lott avs, from plans by Shampan & Shampan, 772 Broadway. Cost, about $30,000.

### Queens County.

BAY SIDE.—Plans have been completed by Briganti & Steeneken, 205 E. 17th st, Manhattan, for a residence to be erected at Bay Side. Frame, slate roof, hardwood finish and floors, hot water heat, bathroom and laundry fixtures, electric wires. Cost, about $6,500.

DOUGLASTON.—Kennimore road and West Drive, s w cor, Douglaston; owner, M. Morris, 305 West 97th st, Manhattan; architect, A. Markowitz; one 2-sty frame dwelling will be erected to cost $7,000.

LONG ISLAND CITY.—Ely av, w s, 167 ft. s Temple st; owner, Astoria Development Co., 150 Manhattan av, N. Y. City; architect, J. Boese; one 4-sty brk tenement, 29x72, will be erected to cost $15,000.

LONG ISLAND CITY.—Orchard st, n s, bet. Monson st and East River; owner, City of N. Y.; architect, C. B. J. Snyder; one 1-sty brk grand stand, 207x25; cost, $25,000.

RIDGEWOOD.—Fairview av, e s, 50 ft. n Linden st; owner, F. Endres, 609 Park av, Brooklyn; architects, L. Berger & Co; two 3-sty brk tenements will be erected.

WOODHAVEN.—Shaw av, n w cor 1st st; owner, U. C. Baptist Church, Ferris st, Columbia Park; architect, W. B. Wills; one 1-sty frame church, 56x40, to cost $9,000.

ELMHURST.—Union av, w. s, 375 ft. s 5th st; owner; A. M. E. Church, Winfield; architect, A. A. Moore; one 1-sty frame church, to cost $5,000.

DOUGLAS MANOR.—S. L. Newman has bought from the Rickert-Finlay Realty Co. the plot 130x100 at the southwest cor of Beverly road and the East Drive, Douglas Manor. Mr. Newman will build a country residence on the property.

JAMAICA.—The Pennsylvania R. R. Co. will spend $3,000,000 for a railroad station at Jamaica. The preliminary plans are now in the hands of the railroad officials for consideration. The new station is to be built of brick, stone and concrete. The executive offices of the road will be on the second floor. Alexander C. Shand, Philadelphia, Pa., is Ch. Engr.

### Westchester County.

PELHAM HEIGHTS.—W. H. Orchard, 114 East 28th st, Manhattan, is preparing plans for two 3-sty residences for John T. Brook Co., 114 East 28th st, at Pelham Heights, N. Y. The buildings will cost about $19,000 and contain stucco, tile work, electric lights. The owners are general contractors.

### New York State.

WATERTOWN.—The State Street M. E. Society has accepted plans prepared by Brown & Davis, Cincinnati, O., for its new church. Some kind of stone will be used in the building, though its nature is not yet decided upon. Bids for the construction work on the building will soon be advertised for.

WATERTOWN.—L. G. De Cant and Geo. W. Kelley have bought the old Cramer homestead in Main st, and are considering building a large hotel or apartment house there.

SCHENECTADY.—The Jay Street Congregational Church will probably build at the cor of Rugby road and Glenwood Boulevard.

WATERTOWN.—Bids were opened Sept. 3 at the office of the Supervising Architect at Washington for the construction complete of the U. S. post office at Watertown, N. Y., as follows: W. H. Fissell & Co., New York City, $81,900; time as specified. Connors Bros. Co., Lowell, Mass., $79,823; time as specified. Richardson & Burgess Inc., $81,175; time as specified.

WEST POINT.—Bids will be received by Maj. J. M. Carson, Jr., Q. M., West Point, Sept. 30, for furnishing and installing combination gas and electric light fixtures in old and new cadet barracks.

SUFFERN.—Allan A. Ryan has awarded contract for the building of his summer home at Suffern, N. Y., to McCreedy & Finch, of Tuxedo. The building will cost nearly $1,000,000. It will take two years to complete it.

WEST HAVERSTRAW.—Bids are asked Sept. 30 by the Right. Rev. H. C. Potter, President Board of Managers, at West Haverstraw, for constructing, heating, plumbing and electric work in the open-air pavilion at New York State Hospital for Care of Crippled and Deformed Children. G. L. Heins, Capitol, Albany, is State Architect.

OYSTER BAY.—Walters & Woodill received the contract for the erection of a dairy house on the estate of Mortimer L. Schiff at Oyster Bay. The dairy house is to be one of the most elaborate buildings of its kind ever erected. It will be lighted by electricity. There will be an ice storage house two stories in height. The firm is now completing the foundations for the addition to the Brooklyn post office.

### New Jersey.

NEWARK. — The East Orange Board of Education has awarded to E. M. Waldron & Co., of Newark, the contract for erecting the Lincoln School in the 4th Ward of that city, for $82,262.

BELLEVILLE.—Board of Education contemplates a new school. No plans.

BAYONNE.—Bids are asked by the Board of Education, Bayonne, Oct. 3, for constructing Public School No. 9, between East 25th and East 26th sts. A. C. Longyear, 126 Liberty st, Manhattan, is architect.

MORRISTOWN.—The Board of Directors of the Morris & Somerset Electric Co., will let contracts for the construction of the company's electric lighting plant immediately. The plant will cost about $200,000.

HIGHLANDS.—Bids are asked by the Borough Council Sept. 25 for erecting municipal water works. Tunis H. Lane is Borough Clerk. Runyon & Carey, 122 Market st, Newark, N. J., are Engrs.

NEWARK.—Wm. E. Lehman has nearly completed plans for a 6-sty warehouse and store building for Goerke Co., to be erected at Newark at a cost of $40,000.

FAR HILLS.—Kaufman, Kilian & White, 110 East 23d st, New York, have awarded to Flomerfelt & Huyler, Peapack, N. J., the contract for a 3-sty frame residence, 40x100 ft., at Far Hills, N. J. for Z. Belcher, same to cost $14,000.

MOORESTOWN.—S. H. Bythewood, 1735 S. Bancroft st, Phila., Pa., wants sub-bids for a 1-sty church, at Moorestown, for the Baptist congregation, Rev. S. R. Willis, pastor.

NEWARK.—Nathan Myers, Metropolitan Bldg., Newark, is revising plans for a 4-sty commercial and manual training high school building for the board of education, to cost $400,000.

HADDON HEIGHTS.—Lynch Bros., builders, Phila., Pa., have the contract for and are about to start work on the erection of the new school at Haddon Heights, N. J., from plans by Thomas Stephens, architect, of Camden.

HIGH BRIDGE.—Plans have been prepared by F. C. Roberts & Co., engineers, Phila., Pa., for three new buildings to be erected at High Bridge, N. J., for the Taylor Iron & Steel Co.

WILDWOOD.—A new city hall will be erected at Wildwood, N. J., plans for which are being prepared by H. L. Reinhold, Jr., and D. M. Van Horn, architects, of Phila., Pa.

LONG BRANCH.—Lewis G. Perrine, who died recently, has bequeathed money to St. James's Protestant Episcopal Church, which is about to erect a new edifice.—Long Branch Lodge, B. P. O. Elks, has decided to invite bids for its new home on Broadway and Slocum pl. Plans have been completed. The proposed home will cost $18,000.

### Connecticut.

WATERBURY.—Bids have been received for the gymnasium building to be erected on Jefferson st for St. Cecilia's R. C. Church Corporation. Plans by Architects Freeney & Jackson call for a cement structure, 2 stories high, 35x70 ft., with concrete roof. Steam heat, gymnasium fittings, lockers, etc., required. Will include gymnasium on first floor, school on second floor. Owners in charge.

NEW CANAAN.—Lord & Hewlett, 345 5th av, Manhattan, are receiving estimates for a 2-sty residence at New Canaan, for Channing Frothingham, to cost $20,000.

HARTFORD.—Two additions to La Salette College on New Park av are to be built at an expense of $40,000. M. Donohue is the architect and Sinnot Bros. have the contract for the building.

MERIDEN.—From plans drawn by Architect David Bloomfield, the contract has been awarded to S. Z. St. Cyr to build the fine residence on Lincoln st for J. C. Churchill. It will be a frame house, of an attractive design, with a shingle exterior. There will be 10 rooms, finished in hardwoods, and provided with hot water, and the house will be provided with every convenience. Sub-contracts have been awarded to O. Lurati, mason work, and the Griswold, Richmond & Glock Co., the plumbing and metal work.

HARTFORD.—The Tidewater Building Co., of New York, has the contract for and has started work on a new factory building for the Underwood Typewriter Co. The building will be 1 sty high and basement, 200x100, of mill construction, with concrete foundations and gravel roof.

NEW HAVEN, CONN.—Architect Frank Elwood Brown has completed plans for a residence to be erected at the cor of Edgewood av and the Boulevard for Mrs. C. E. Cavanaugh, 1319 Boulevard. The plans show a handsome house, 30x45 ft., of wood, with a stucco exterior and shingle roof. There will be 8 rooms finished in hardwoods with hardwood floors, plate glass windows, mantels, fireplaces, etc. The heating will be by furnace and the house is to be provided with every convenience.

ALLINGTOWN.—New Haven architects have been selected to submit competitive plans for the proposed County Home to be erected in Allingtown, for building which the last session of the Legislature appropriated the sum of $75,000. Senator D. A. Blakeslee is chairman of the committee having the matter in charge.

(Continued on page 428.)

# THE REAL ESTATE FIELD.

## Managing an Apartment House.

THE MANAGEMENT of property is a distinct and in some ways a most troublesome feature of the real estate business. Many brokers do not undertake it, as it requires so much of their time that the sales end of the business necessarily suffers. So many matters come up for daily adjustment; so many complaints from tenants, many of them most unreasonable, that it takes a man of peculiar temperament to stand the strain.

The first thing to do when a house is received in a broker's office is to go through each apartment carefully and note what is necessary to place it in good condition. The plumbing should be tested, the roof examined and the furnace looked after, that the fire can be lighted on the first cold day. The main flue from the firebox should be cleaned and coal ordered during the summer months when the price is cheapest. Then all is ready to build the fire and save untold trouble. Probably more complaints come into a broker's office on the second day of the first "cold snap" than on any other day during the year; and it is one time when the tenant is right, for there is more sickness after the first cold November days than at almost any other period. A great deal of such trouble can be avoided by foresight on the part of the agent in charge.

Now to the question of repairs. It is a difficult matter for the agent to satisfy the owner, as their ideas frequently are radically different. The question continually asked by owners of property is, "Why are decorators' bills so high? Last year they were not nearly so large." The additional cost of labor, material, etc., is gone into at some length by the agent, and while the owner in a measure sees the force of the explanation, he cannot forget that he has to pay out more money, though he entirely overlooks the fact that he is getting more rent than he did in former years.

To successfully take charge of an apartment house the agent's office should be for various reasons in the vicinity of the property. Should an accident occur, such as a bad leak, the agent can get to the house quickly; a prospective tenant nearly always seeks a broker's office in the neighborhood in which she wishes to locate; and should the call be at the house first and the prospective occupancy be referred to the agent by the janitor, it is an advantage that the distance is not far. There is every reason from both the owner's and the agent's standpoints why the agent's office should be as near the house as possible.

In taking charge of and managing an apartment house successful results depend largely on the character of the janitor. A good man, however, is very hard to get. It is false economy to underpay him, for, if he were taught to remember that he is in the employ of the owner of the house, instead of some few tenants who tip him, it would be much easier to get satisfactory results from a house. It is almost impossible for a tenant who fails to tip the average janitor to get a civil reply from him, though such a condition would not exist were a better class of man employed. The owner lays great weight on the fact that the janitor gets his rooms free. Those occupied by the janitor and his family nevertheless are often ones that could not be rented, and while it is true he has a place in which to sleep and eat, he must have sufficient wages to supply his other wants and make him desirous to hold his place.

A regular system should be adopted in the collection of rents, and the tenants should be induced, in a polite manner, to have the rent ready on a certain date. If the agent does his part and calls in person at the apartment, at the time expected, he will have better success in collections. How often does an agent hear that "the money was ready for you yesterday, but you did not come." Get the tenant to understand—putting it as nicely as possible—that the agent should have his money at a stipulated time, as there are other houses to be visited and that an accounting is expected at regular periods by the owner, and much will have been accomplished towards making tenants regular in their payments, owner's well satisfied and an agent's business cares less disagreeable. After all, tenants are creatures of habit, and an agent can induce them to "get the habit" of paying their rent promptly. At all events, the reverse is true; a dilatory and undiplomatic and irregular agent can make poor paying tenants of even the best of their class.

The agent should make arrangements with carpenters, plumbers, glaziers, painters, etc., to have them give preference to the agent's work, so that when an order for repairs is given it will receive immediate attention. The class of work, the generosity in expenditures on a house, depends entirely on the class of building. In connection with a tenement which rents, say for ten dollars a month for three rooms, great care should be exercised in repairs, or payments in such items will soon amount to three or four months' rent.

## Registration of Titles.

The appointment by Governor Hughes of a commission to examine into the Torrens system of land registration has focused the attention of real estate men on that method of real estate transfer. For the benefit of our readers who may be interested in this matter, the Record and Guide presents the following paper from a lawyer of New York, who is not a member of the Torrens commission, but has made a study of the subject.

THE agitation in New York State for the adoption of a system of registration of titles, commonly known as the "Torrens System," has arisen because of obvious defects in our present system. Real estate owners, brokers, attorneys and, in fact, all persons who have been close observers of the method of searching and examining titles for purposes of transfer or mortgage loans, have become convinced that some method should be devised whereby the transfer of land can be made with greater freedom and with a minimum of expense. It is fortunate, however, that the Legislature at its last session did not pass the bill introduced at that session, the provisions of which were practically unknown to real estate owners throughout the State. No method of land transfer, different from that now in use, will be generally adopted until the real estate public are convinced that the proposed system is free from defects and involves no risk or hardship by reason of its adoption. For this reason the appointment by the Governor, pursuant to an Act passed by the Legislature of a Commission to examine into the Torrens System of land registration, should prove of great benefit in establishing the facts upon this subject.

The bill introduced at the last session of the Legislature of this State, is largely patterned after the Illinois statute passed in 1897. It appears that the system provided for under the Illinois statute has been adopted in only one county in Illinois, namely Cook County, in which the City of Chicago is situated. The attitude of real estate owners in the City of Chicago toward this system of land registration is therefore of much interest. Since the adoption of the system in Chicago 2,071 certificates of title have been issued, representing real estate valued at $9,492,660. During the year 1906 there were 911 transfers under the Torrens System, and they covered property the value of which was given as $1,685,995. During the same period there were recorded under the old system 29,795 transfers, representing a total value of $132,000,156. Under the Illinois statute provision is made for an indemnity fund, somewhat similar to that contained in the proposed bill introduced in the New York Legislature. The amount of the indemnity fund in Cook County on May 1, 1907, was less than $10,000.

One possible reason for the failure of the Torrens System to come into more general use in Chicago, is that the lenders of money on bond and mortgage apparently have not cared to make loans on real estate registered under the Torrens System. The provision of the Illinois statute, that two years must elapse from the time the title is registered until the applicant can secure a final certificate, free from attack, has deterred many applicants from using the system. A similar provision or statute of limitation was incorporated in the bill introduced in the New York Legislature.

The experience in other commonwealths throughout the United States has not been materially different. The Torrens System went into effect in the State of California in the year 1897, but up to the first part of this year no decrees have been issued under it. In the State of Oregon and Colorado a similar system has been adopted, but does not seem to have been generally used. Minnesota passed a Torrens Act in 1901, and it is in operation in three counties in which the cities of Duluth, Minneapolis and St. Paul are situated. In St. Paul the system appears to have been popular, there having been 2,464 certificates issued since the law went into effect. In Minneapolis the record is not so favorable.

The matter of the adoption of a Torrens System of land registration was first formally presented to the Legislature of the State of Massachusetts in the year 1891, and was before the Legislature each year thereafter until the act was finally passed in 1898. The chief point of divergence between the Massachusetts act and that of Illinois, of interest to property owners, is the fact that only 30 days need elapse from the time that the examination is completed on behalf of the State until a final certificate is issued, instead of a period of two years under the Illinois statute.

For some reason which does not yet appear, the Torrens System has not been generally adopted by real estate owners in the State of Massachusetts. In some counties, mostly in the rural section, there have been no registrations of title under the act since its adoption in 1898. In the northern district of Bristol County, where the City of Taunton is situated, only three titles

have been registered in nine years. In Salem, situated in the southern district of Essex County, 94 certificates have been issued since 1898, and in the year 1906 104 instruments of various kinds were registered under the Torrens System as compared with 20,928 instruments recorded under the old system during the same year. In Fall River not more than two or three titles have been registered in any one year since the law went into effect. In Franklin and Nantucket counties no registrations have been made. In the City of Worcester 49 titles have been registered in all; in Barnstable County, 22; in Norfolk County, 136.

The working of the Massachusetts system in the City of Boston should prove instructive to the commission appointed by the New York Legislature, and will no doubt be clearly investigated. The chief objection made to the Massachusetts statute by its opponents is that it is unconstitutional. The State of Illinois has sought to obviate this attack on its statute by providing a two years statute of limitation, and a similar provision was inserted in the New York bill. The constitutionality of the Massachusetts statute has never been definitely determined. It was distinctly upheld by the Supreme Judicial Court of Massachusetts, the opinion being written by Chief Justice Holmes, now of the United States Supreme Court bench. A writ of error from this decision to the Supreme Court of the United States was dismissed in December, 1900, upon the ground that the petitioner for the writ did not have such an interest in the plot of real estate affected by the registration under the Torrens act as to be damaged by any action thereunder. The question of the constitutionality of the act was therefore not passed upon. X.

## Land Taxation.

GOVERNOR HUGHES and Representative Cannon, in their speeches at Bluff Point took the same ground which was taken by Mr. Edward Polak in his interview in last week's Record and Guide, when he said that "the increase of taxation on land in Germany is a faint attempt of the government to get back public wealth that has been appropriated by private individuals. The Governor said:

"The disposition has been manifested in former days to regard the State as something rich, something powerful, something full of privilege from which a man can get something for his individual enrichment without thought of the community. That disposition is less frequently apparent and it will not flourish successfully long. We are suffering in New York here and there from ill-considered grants made by the State.

"Not long ago a question came up in regard to a grant of water power on the St. Lawrence. A great community desired industrial development; capitalists were eager to make the required investment; the question came before me and it seemed to me important that a precedent should be established that the water powers of the State were for the benefit of the people of the State, and that while industry should be welcomed and encouraged and no improper obstruction placed in the way of industrial or commercial progress, yet those that received preference from the State should render to the State its honest due.

"And it must be recognized that no one in the future under the watchful eye of the people is going to get away with very much that belongs to the community as a whole without rendering a due return and without getting it on concessions which promise benefit to the community as a whole."

Speaker Cannon endorsed the remarks of the Governor, and added:

"I might make mention of the fact that the State of Illinois giving up all the bed of the lake to the centre of the lake granted to the Illinois Railroad every foot of land that they should reclaim that was adjacent to their track, and that grant, if it had stood, would have been worth five times the whole Illinois Central system. It was tried in court and the court said that the sovereign State could not divest itself by legislative enactment of that power exercised for the benefit of the people. That was a good decision; it was right and proper."

Commenting on the foregoing excerpts, Mr. Polak remarked this week that the case of the Illinois Central Railroad related to only one piece of public property which the railroads have taken. The total amount of public lands which the railroads have appropriated must reach into the billions.

"The Pennsylvania Railroad has a franchise (land) in Pittsburgh which is conceded to be worth $7,000,000, yet the railroad company refused to pay its actual taxes on this land and furthermore disputes the right of the city of Pittsburgh to levy taxes on this land at all.

"Governor Hughes in his speech at Bluff Point, N. Y., makes a clear distinction between private property and public property. He enunciates the principle laid down by a great economist: "That which belongs to the individual should be his as against the world, and that which belongs to the community should be theirs and not the individuals.' As soon as the people will recognize the distinction between wealth produced by the community and wealth produced by the individual, then will be recognized the difference between just and unjust property."

### Personal.

Mr. Edward O. A. Glokner, member of the firm of Louis Becker & Co., 2003 Amsterdam av, has returned to the city after a vacation of several weeks at Asbury Park.

## Codification of Ordinances.

The report of the committee on Codification of Ordinances, submitted to the Board of Aldermen August 27 and published September 6, contains the General Ordinances of the City of New York, with the Building Code, the Sanitary Code and the Park ordinances printed as chapters. The general ordinances embrace the substance of all legal ordinances found to be in existence on August 1, 1907, after eliminating acts affecting only certain sections of the city and retaining only such provisions as were not already included in the General Ordinances. This has necessitated the subordination of the local ordinances to the provisions of the general ordinances.

It seems to the committee to be desirable that all ordinances which may hereafter be enacted shall be general in their character, and so far as possible, shall, when introduced, be introduced as amendments to certain specified sections of the Code.

No changes have been made in the Building Code other than those made by the Bureau of Buildings, except the changes of the words "Commissioner" to "Superintendent" of Buildings, "Department" to "Bureau" of Buildings, and the names of certain other departments referred to in the Building Code have been changed to comply with the names of the departments in accordance with the provisions of the charter.

The repealing clause of the Building Code has been omitted for the reason that the general enacting clause found on the first page of the General Code covers the provisions of such repealing clause. The Sanitary Code contains only such amendments as have been made by the Board of Health and duly certified by the Secretary of said Board to the City Clerk. What is true of the Sanitary Code with reference to amendments is also true of the Park Ordinances.

For the purpose of calling attention to the new matters which are recommended as proposed amendments or revisions of the Code, the committee has underlined such ordinances and portions as contain a change of words or of substance. This rule has been followed in cases where the matter embodied in the amendment was formerly an ordinance or part of an ordinance, referring to only a portion of the city, but now incorporated by the proposed amendments in some general ordinances.

In several cases the committee has recommended the repeal of certain ordinances, on the ground that they conflict with the provisions of the Greater New York charter; or that the provisions of the Greater New York charter have been found to cover all the provisions of an ordinance, and to have provided for the subject of such ordinance in a more complete way than the provisions of the ordinance itself. There are several instances where the committee has eliminated certain sections which are mere special resolutions and do not come within the proper definition of an ordinance. Instances of this sort may be found in reference to the establishing of markets, court yards, certain specified streets, and the appointment by the Mayor of trustees whom the Mayor would have power to appoint, in any event.

The enacting and repealing clause of all amendments has been stricken out, in place of which will be one general enacting and repealing clause. In one or two instances the committee has recommended a new ordinance. These instances, however, occur in cases where suggestions have been made by some department or official or by some body of citizens who have deplored the lack of some ordinance to cover each point in question. It will be noted that, in all such cases the ordinance suggested supplies an apparent defect in the Code or rounds out what is now an incomplete or unenforceable piece of legislation.

### A New Way to Attract Home Buyers.

Perhaps one of the most attractive propositions which has as yet been presented to prospective home buyers is that offered by Wood, Harmon & Co. in connection with the sale of 20 brick and stone, semi-detached, 2-family houses which that firm are completing in 44th and 45th sts, near 18th av, Brooklyn. The houses in question have six rooms and bath on the second floor and five rooms and bath on the lower floor and will be formally placed on the market on the 30th day of September. It has been announced by the builders that all who purchase before the date of opening will receive a complete set of furniture for one apartment free of expense. The offer specifies curly maple bedroom, furniture, brass bedsteads, and complete mission sets for the dining-rooms and parlors. The purchaser may suit his taste in this respect, however. The plan is unique and is attracting widespread attention.

### A Mortgage for $2,200,000.

There was recorded during the week a mortgage for $2,200,000, made by the Fifth Avenue and Thirty-fifth Street Realty Company, in favor of the Metropolitan Life Insurance Company, covering the southwest corner of Fifth av, and 35th st, 85.9x150, upon which a building of 11 stories in height is now being erected. The obligation is due May 1, 1910, and bears interest at 5½%.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Sept. 6 to 12, inc. | 1906. Sept. 7 to 13, inc. |
|---|---|---|
| Total No. for Manhattan | 123 | 207 |
| No. with consideration | 8 | 18 |
| Amount involved | $581,750 | $566,228 |
| Number nominal | 115 | 189 |
| Total No. Manhattan, Jan. 1 to date | 9,513 | 16,589 |
| No. with consideration, Manhattan, Jan. 1 to date | 643 | 1,003 |
| Total Amt. Manhattan, Jan. 1 to date | $36,069,361 | $52,737,487 |

| | 1907. Sept. 6 to 12, inc. | 1906. Sept. 7 to 13, inc. |
|---|---|---|
| Total No. for the Bronx | 149 | 179 |
| No. with consideration | 18 | 12 |
| Amount involved | $65,800 | $123,469 |
| Number nominal | 131 | 167 |
| Total No., The Bronx, Jan. 1 to date | 6,843 | 9,258 |
| Total Amt., The Bronx, Jan. 1 to date | $6,003,183 | $6,472,723 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **16,356** | **25,847** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$42,072,544** | **$56,210,210** |

**Assessed Value, Manhattan.**

| | 1907. Sept. 6 to 12, inc. | 1906. Sept. 7 to 13, inc. |
|---|---|---|
| Total No., with Consideration | 8 | 18 |
| Amount Involved | $581,750 | $566,228 |
| Assessed Value | $500,500 | $412,000 |
| Total No., Nominal | 115 | 189 |
| Assessed Value | $8,006,500 | $9,981,300 |
| Total No. with Consid., from Jan. 1st to date | 643 | 1,003 |
| Amount involved " " | $36,069,361 | $52,737,487 |
| Assessed value " " | $24,086,100 | $36,886,775 |
| Total No. Nominal " " | 8,869 | 15,586 |
| Assessed Value " " | $269,686,500 | $515,817,010 |

MORTGAGES.

| | 1907. Sept. 6 to 12, inc. Manhattan. | Bronx. | 1906. Sept. 7 to 13, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 123 | 117 | 257 | 165 |
| Amount involved | $4,538,961 | $586,175 | $10,009,880 | $823,203 |
| No. at 6% | 57 | 45 | 125 | 66 |
| Amount involved | $2,739,461 | $172,125 | $1,563,380 | $329,065 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 2 | 12 | 6 | 12 |
| Amount involved | $15,000 | $74,450 | $190,000 | $26,933 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 38 | 41 | 64 | 65 |
| Amount involved | $973,900 | $267,400 | $6,314,100 | $288,570 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 4 | ..... | 14 | 1 |
| Amount involved | $143,000 | ..... | $471,000 | $93,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 1 | ..... | 2 | ..... |
| Amount involved | 100,000 | ..... | $48,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 21 | 19 | 46 | 21 |
| Amount involved | $557,600 | $72,200 | $1,423,400 | $85,635 |
| No. above to Bank, Trust and Insurance Companies | 23 | 13 | 41 | 9 |
| Amount involved | $2,928,000 | $89,500 | $6,368,500 | $61,000 |
| Total No., Manhattan, Jan. 1 to date | | 1907. 10,252 | | 1906. 13,571 |
| Total Amt., Manhattan, Jan. 1 to date | | $255,997,941 | | $267,601,818 |
| Total No., The Bronx, Jan. 1 to date | | 6,205 | | 6,729 |
| Total Amt., The Bronx, Jan. 1 to date | | $60,068,534 | | $50,316,444 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **16,475** | | **20,300** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$316,066,475** | | **$317,918,262** |

PROJECTED BUILDINGS.

| | 1907. Sept. 7 to 13, inc. | 1906. Sept. 8 to 14, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 8 | 24 |
| The Bronx | 32 | 54 |
| Grand total | 40 | 78 |
| Total Amt. New Buildings: | | |
| Manhattan | $189,300 | $1,878,900 |
| The Bronx | 252,500 | 387,500 |
| Grand Total | $441,800 | $2,266,400 |
| Total Amt. Alterations: | | |
| Manhattan | $203,725 | $175,675 |
| The Bronx | 27,575 | 18,750 |
| Grand total | $231,300 | $194,425 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 782 | 1,406 |
| The Bronx, Jan 1 to date | 1,429 | 1,600 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,211** | **3,006** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $61,115,060 | $97,165,080 |
| The Bronx, Jan. 1 to date | 15,706,300 | 21,908,545 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$76,821,360** | **$119,073,625** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$12,676,014** | **$16,994,865** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Sept. 5 to 11, inc. | 1906. Sept. 6 to 12, inc. |
|---|---|---|
| Total number | 564 | 886 |
| No. with consideration | 29 | 32 |
| Amount involved | $261,533 | $225,618 |
| Number nominal | 535 | |
| **Total number of Conveyances, Jan. 1 to date** | **24,506** | **26,998** |
| **Total amount of Conveyances, Jan. 1 to date** | **$15,466,922** | **$21,486,403** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 619 | 828 |
| Amount involved | $2,536,547 | $3,268,840 |
| No. at 6% | 327 | 425 |
| Amount involved | $1,060,062 | $1,325,174 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 238 | 110 |
| Amount involved | $1,172,000 | $540,617 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 37 | 270 |
| Amount involved | $185,500 | $1,303,222 |
| No. at 4½% | 1 | 1 |
| Amount involved | $70,000 | $3,500 |
| No. at 4% | ..... | 2 |
| Amount involved | ..... | $7,100 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | 1 |
| Amount involved | ..... | $300 |
| No. without interest | 16 | 19 |
| Amount involved | $48,985 | $88,927 |
| **Total number of Mortgages, Jan. 1 to date** | **25,363** | **27,627** |
| **Total amount of Mortgages, Jan. 1 to date** | **$111,195,899** | **$114,484,808** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 116 | 287 |
| Estimated cost | $1,221,040 | $2,108,255 |
| Total Amount of Alterations | $274,348 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,702** | **6,028** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$51,542,168** | **$45,670,577** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,008,333** | **$3,659,918** |

# PRIVATE SALES MARKET

## Review of the Week.

THERE is now a greater division of opinion among the real estate fraternity respecting the outlook for a revival of active realty trading than has existed for some time, and, while it is not to be denied that the present state of the real estate market is an enigma which baffles solution, even by trained students of conditions, there need be no cause for concern. Any unusual combination of circumstances and events may usually be counted upon to work a deterring influence on real property negotiations, and the present is no exception to the rule. The market is just now suffering from the prolonged effects of an assuredly stringent money condition as applied to mortgages. It is, besides, handicapped by exceptional opportunities for investment which well rated stocks and bonds are at present offering. Moreover, a succession of holidays, both legal and religious, have not been without their diverting influences; in fact, it is doubtful if a more effective aggregation of depressing factors could be found. Withal this, prices on the whole remain firm, reflecting a strong undercurrent of optimism, and, so far as may be judged, there is little liquidating in evidence among the operators, which is sufficient to indicate their confidence in the present level of values. Broadly speaking, the vast majority of Manhattan and Bronx realty is now in stronger hands, and, in most instances, its owners have so fortified themselves from loss by clever financing of mortgages that they are prepared to hold on indefinitely, knowing full well that upon the loosening up of mortgage funds and a stiffening in the prices of stocks and bonds that buyers must eventually meet their demands. This condition of tightness, so to speak, is not without its good effects, however, for it is acting as a timely check to the many small margined speculations which was characteristic of much of the trading for the several seasons immediately preceding the present. It is frequently asserted that there is a lack of buyers in the field, but the correctness of this reasoning is disproven by the fact that not only are many of the old investors seeking fresh opportunities for a profitable turn, but their ranks have lately been considerably swollen by others equally anxious to take a hand in the game; but between the unwillingness of the buyer to meet the higher exactions of the seller, and the difficulties encountered in the present mortgage situation, the average broker is experiencing no end of trouble in his attempt to make both ends meet. This condition seems but temporary and the purchaser must sooner or later become reconciled to the new level of values. In the meantime there are no signs of falling prices, although the market is congealed.

Among the interesting transactions, the sale of the southwest corner of 5th av and 48th st, at a figure approaching $500,000, foreshadows another business building in the 5th av section. Over on the middle west side private dwellings were the feature, and in upper Harlem the sale of the Eighmie building in 125th st furnished a topic for much speculation in that locality. Across the Bronx an increase in the reported sales of lots and 2-family dwellings is noticed, and the monotony of dealings in that zone was broken by the purchase of a block front on the Southern Boulevard which is to be improved by the erection of a large piano factory. The total number of private sales reported is 61, of which 13 were below 59th st, 21 above, and 27 in the Bronx.

## SOUTH OF 59TH STREET.

BARROW ST.—Jas. M. Zunino sold for Sampson H. Schwarz 45 Barrow st, a 3-sty dwelling, 21x40. The parcel is situated between Bedford and Bleecker sts.

MADISON ST.—Mandelbaum & Lewine sold 207 Madison st, 3-sty front and rear buildings, 37.1x100.2, to a builder, who will erect a 6-sty tenement.

THOMPSON ST.—Polizzi & Co. sold for the Partinicese Realty Co. the 6-sty tenement 231 Thompson st, 25x75.

16TH ST.—D. P. Dowd sold for Otto Schlobohm two 3-sty brk dwellings, 34.8x92, at 139-141 W. 16th st, to George H. Fargis.

22D ST.—The One Hundred and Tenth Street Co. sold 217 to 221 East 22d st, a 6-sty flat with store, 56.3x75, taking in part payment the northeast cor of Willow av and 137th st, a plot 100x125. The former parcel is directly in the rear of Westminster Presbyterian Church, between 7th and 8th avs.

37TH ST.—Pocher & Co. sold for the Badt-Mayer Co. to G. V. Donnelly 455 West 37th st, a 3-sty frame tenement, 25x98.9.

### Edison Electric Co. a Buyer.

41ST ST.—William P. Rooney sold for Teresa A. McMannus 316 West 41st st, a 5-sty tenement on lot 25x98.9, to the Edison Electric Co., which owns 314, adjoining.

### In the Times Square Section.

42D ST.—Artist J. G. Brown, N. A., has again closed a contract to sell his 3-sty dwelling at 250 West 42d st, 24.9x98.9. Last spring Mr. Brown sold the property to the William Rosenzweig Realty Operating Company and the purchaser sold its contract at an advance of $7,500 to William L. Miller, who recently purchased the adjoining parcel, No. 252. The new buyer, however, found, upon having the title searched that there was a divergence between the contract and the deed, and Mr. Brown had his house on his hands again. But the artist has now found a new buyer for the house, and has closed a contract to sell it at a figure understood to be $15,000 higher than the price which was to have been paid by Mr. Rosenzweig, and half as much more than the price that Miller was to have paid.

### Express Company Will Build.

44TH ST.—Westcott Express Co. bought 226 East 44th st, a lot 25x100. This, with adjoining property bought last Spring, makes a plot of six lots, upon which an 8-sty building will be erected.

47TH ST.—William P. Rooney sold for the Directors' Realty Company, 260 West 47th st, a 5-sty tenement, 25x100.5.

48TH ST.—Gem Realty Co. bought from Ephraim L Ennis, 234 West 48th st, a 3-sty and basement dwelling, 17x100.5. Louie K. Fries was the broker.

49TH ST.—Leo Kramer sold for William Arnold 547 West 49th st, a 3-sty dwelling, 25x84.10.

BOWERY.—Solomon Plaut sold to a purchaser for investment 79½, 81 and 81½ Bowery, a 4-sty building, 37.6x116.3x irregular, between Canal and Hester st.

### A $500,000 Deal on Upper Fifth Avenue.

5TH AV.—Through the efforts of Whitehouse & Porter a deal involving the purchase of 594 5th av was successfully concluded during the week. The seller is the estate of Chas. T. Cook, who was for many years president of Tiffany & Co. The property is situated at the southwest cor of 48th st, and covers a lot 25x100, and the building is a 5-sty dwelling. Although it has not been definitely stated, the price paid is understood to have been something over $500,000. It was originally owned by Columbia University, and was for many years held by the late Mr. Cook under lease, being subsequently purchased by him nearly four years ago. The purchaser is Col. Robert M. Thompson, of 43 Exchange pl. It is his intention to erect a $500,000 building on the property as soon as he gets possession in May, 1908. The Wampage Realty Co. acted for Col. Thompson in the transaction. The brokers were Whitehouse & Porter and Chambers & Veiller.

## NORTH OF 59TH STREET.

76TH ST.—Voorhees & Floyd and L. J. Phillips & Co. sold for Mrs. Eliza J. Arkenburgh the 4-sty and basement dwelling, 319 West 76th st, 22x102.2.

77TH ST.—Arnold & Byrne sold for Albert Freund to O. Greenbaum, 203 and 205 East 77th st, two 5-sty tenements, 30x102.2.

79TH ST.—Susie T. Lyons sold to Albert Tilt 51 E. 79th st, a 4-sty and basement stone front dwelling, 23x102.2, adjoining the northeast cor of Madison av.

82D ST.—Butler & Herrman Company sold for Mrs. Theresa L. von Valkenberg the 5-sty flat 137 West 82d st, 25x102.2.

84TH ST.—Pease & Elliman sold for Frederick C. Hillard 323 West 84th st, a 3-sty dwelling, 25x102.2.

85TH ST.—Charles F. Schorer sold to W. H. Gartner 307 West 85th st, a 3-sty and basement dwelling, 20x102.2.

86TH ST.—Slawson & Hobbs sold to Maximilian Toch, of Toch Bros., paint manufacturers, 329 West 86th st, a 5-sty stone front residence, 20x90x100.

91ST ST.—Duff & Conger sold 133 East 91st st, a 3-sty dwelling, 17.6x78, for Geo. P. Hotaling.

95TH ST.—Rose H. Stroock sold to a purchaser for occupancy 26 East 95th st, a 5-sty American basement dwelling, 16x100.8.

103D ST.—J. Majud sold for Albert Erdman 162 East 103d st, a 5-sty double flat, 27x100.

104TH ST.—Ernst-Cahn Realty Co. sold for A. E. Smith the 5-sty apartment house 230 East 104th st, 25x100.

114TH ST.—Duff & Conger sold to a client for investment 122 East 114th st, a 5-sty double flat, 25x100, for Gustav Schnoor and Adolph Sandhope.

122D ST.—Shaw & Co. sold for Edward J. Welling 275 West 122d st, a 3-sty and basement dwelling, 14x50.74.

### A Movement in 125th Street.

125TH ST.—D. H. Scully sold for George D. Eighmie the Eighmie building, a 4-sty office structure at 127 and 129 West 125th st, 38.9 x99.11, bet. Lenox and 7th avs. A sale of this property reported some weeks ago fell through. This makes about $2,000,000 worth of property in 125th st sold by Mr. Scully during the last 18 months.

132D ST.—Porter & Co. sold for Eugene Galland 259 West 132d st, a 3-sty and basement dwelling, 16x99.11.

149TH ST.—John R. and Oscar L. Foley sold for George Spricker-hoff 220 and 222 West 149th st, a 6-sty apartment house, 40x99.11.

PARK AV.—The Martin estate sold, through John J. Kavanagh, 629 Park av, between 65th and 66th sts, a 4-sty single flat, 22.8x80.

### A Quickening on West End Avenue.

WEST END AV.—Slawson & Hobbs sold for Mary B. O'Reilly and others 900 West End av, northeast cor of 104th st, a 4-sty high stoop dwelling, 20.11x73. The buyer will occupy the premises.

WEST END AV.—Williams & McAnerney sold for the estate of Blanche G. Sterling 505 West End av, a 4-sty dwelling, 34x100 and irregular. No. 509, also a 4-sty dwelling, changed hands last week.

WEST END AV.—Max Weinstein resold through Freedman & Chenken and the McVickar, Gaillard Realty Co. 901 West End av, northwest cor of 104th st, a 4-sty dwelling, on lot 20.1x100, to Richard W. Jones, Jr., president of the Oriental Bank. Mr. Weinstein secured the property recently in a trade for 1721 3d av, negotiated by Freedman & Chenken.

## WASHINGTON HEIGHTS.

HAMILTON TERRACE.—Duff & Brown sold for Lewis C. Hahn the 3-sty and basement limestone dwelling, 62 Hamilton Terrace, 20x100.

146TH ST.—Du Bois & Taylor sold for a client of J. Romaine Brown & Co. the 4-sty double flat, 25.6x100, at 603 West 146th st, 100 ft. west of Broadway.

179TH ST.—Thomas Scholes bought for occupancy from Mrs. May J. Brauer, 612 West 179th st, a 4-sty stone front dwelling, 18x99.11.

## BRONX.

155TH ST., ETC.—John H. Behrmann sold for Joseph Weil 392 East 155th st, a two-family house with store; for M. J. Albrecht, two lots in 225th st, between White Plains and Barnes avs, to Emil Leske, who will erect two 2-family houses; for Emil Leske one of the 2-family houses on 225th st, adjoining the foregoing purchase; also for Joseph Courtenay, three lots in 230th st, west of White Plains ave.

159TH ST.—M. F. Kerby sold for Grace W. Delnoce the 3-family house, 572 East 159th st, 97.6 ft. east of Park av, 26x100.

159TH ST.—Kurz & Uren sold for Annie Lomax the 6-sty flat, 611 and 613 East 159th st, on plot 50x100, adjoining the northeast cor of Courtlandt av.

216TH ST, ETC.—A. Shatzkin & Sons bought from Abraham Piser the northwest cor of 216th st and 5th av, 114x105; also the lot 25 x80 on the south side of 223d st, east of Paulding av. The same firm sold a lot 25x100 on the east side of Beech av, south of Corsa av; also to Carcia and Francesco Tortorelli the plot 75x 100 on the north side of 214th st, 100 ft. east of Tilden av.

230TH ST.—Hugo Wabst sold for G. Puckhafer a plot, 50x114, on the north side of 230th st, near White Plains road, to G. Trigge.

BOSCOBEL AV.—Whitehall Realty Co. sold the plot, 50x71, on the east side of Boscobel av, 100 ft. north of 170th st; also the plot, 50x60, on the west side of Nelson av, 100 ft. north of 170th st, in the Ogden tract. The buyer is a builder, who will erect 2-family houses.

CROTONA AV., ETC.—C. B. Coulter sold for A. Rieger 2144 Crotona av, a 2-family dwelling, 35x85; for E. S. Robinson the plot 75 x100, on the south side of Garden st, 28 ft. east of Crotona av, for H. Feller, one of the new 2-family brick dwellings on the north side of 181st st, between Crotona and Clinton avs, and for A. Anderson 2124 Arthur av, a 2-sty dwelling.

FAIRMOUNT PL.—M. F. Kerby sold for Frank Knezek to Mary Bird the 2-sty house, 30x200, on the north side of Fairmount pl, 70 ft. east of Crotona av

JESSUP AV.—Jesse C. Bennett & Co. sold for improvement, with private houses, to John C. Holahan, 3 lots on Jessup av, near Featherbed lane, and to I. M. Michaels 2 lots on Jessup av, near Jessup pl, for improvement.

KINGSBRIDGE TERRACE.—Peter Ward sold for H. C. Monday a lot on the west side of Kingsbridge Terrace, 151 ft. south of Kingsbridge road. The buyer will erect a 2-family house.

PARK AV.—John R. and Oscar L. Foley sold for the Chelsea Realty Co. the northeast cor of Park av and 185th st, two 5-sty apartment houses, 100x100.

ROBIN AV.—Steven B. Ayres and Frank S. Beavis sold to C. W. Burrows the lot, 25x100, on the east side of Robin av, 175 ft. north of Tremont road, Tremont Terrace.

### New Factory for Bronx.

SOUTHERN BOULEVARD.—B. H. Janssen Piano Co. bought the entire block bounded by the Southern Boulevard, 132d st, Brown pl and Brook av, and will erect thereon a large fireproof factory building. The company's present factory is at Park av and 128th st.

TINTON AV.—Horace S. Ely & Co. sold for a client to a Mr. Schell, 877 Tinton av, adjoining the northwest cor of 161st st, a 3-sty frame dwelling, 29x135.

TINTON AV.—Eugene J. Busher sold for Lillian E. Selby 680 and 682 Tinton av, two 3-family single flats, 40x63x125, to two cliens, who will occupy same.

WASHINGTON AV.—John R. and Oscar L. Foley sold for Mrs. E. Frank 2085 and 2087 Washington av, two 3-sty frame dwellings, 43x98.

WILLOW AV.—In part payment for 217 to 221 East 22d st, the 110th Street Co. takes the northeast cor of Willow av and 137th st, a plot 100x125.

## LEASES.

C. Schierloh leased the 3-sty dwelling 322 West 52d st for Mary H. Ewer to Xavier Jund.

William Cruikshank's Sons leased for the Stevens estate to the J. Pitman Company 29 Front st, a 5-sty brick stable, 28.8x98.6.

Renton-Moore Co. leased for Mrs. G. R. Carrington to Wilhelm Kaupe for a term of years, a 4-sty private dwelling 459 West 144th st, 20x99.11.

Duross Company leased the 3-sty and basement house 125 West 16th st for Mrs. Annie M. Meeks to Margaret J. Dickey; also 824 Greenwich st, a 3-sty and basement house, for John J. Danahar to Ann Holden; also 57 Grove st, a 3-sty and basement dwelling, for Andrew Cavagnaro to William De Muth.

Jacob Finkelstein leased for the Mishkind Feinberg Realty Co. for a term of 10 years the entire store in the building on the southwest corner of Suffolk and Delancey sts, to Condax & Contojacns,

who will occupy the quarters after elaborate alterations are completed, as a first class ice cream parlor. The aggregate rental amounts to $120,000.

Colin M. Eadie leased for the Eagle Tube Co. to Edmund B. Carns 622 to 630 West 24th st for a term of 19 years; also for the Eagle Tube Co. to a client of Pocher & Co., the southeast cor of 24th st and 13th av, known as the Anchor House, in conjunction with the plot of 125x100 on the south side of 24th st adjoining the same for a term of 19 years, at an aggregate rental of about $250,000.

### STATEN ISLAND.

Wood, Harmon & Co. sold nine of their recently completed houses on Richmond turnpike, Glenwood av and Clove road, South New York.

New York Realty Co. sold the following lots at Carmel Park, Arlington: Lot 44 to John Bridy, lot 146 to Joseph Matteo, and lot 147 to Joseph Ferrara.

## REAL ESTATE NOTES

Platt & Leadbeater have moved their office to No. 43 West 34th st.

Mr. Oscar L. Foley has been elected a member of the Real Estate Board of Brokers.

Mae Johnston Ferguson is the purchaser of the property at No. 1041 Forest av, recently sold by Huberth & Gabel.

Samuel Goldsticker, of 149 Broadway, Manhattan, has left town for a short vacation, but is expected to return the early part of next week.

The old firm of Bloodgood, De Saulles & Talbot has been dissolved by mutual consent, and will be succeeded by Bloodgood & Gilbert, who will continue the business at the old quarters, 542 5th av.

I. T. Flatt, attorney-at-law, has been appointed by Judge Ford, of the Supreme Court, receiver of the rents of the premises, 1506 Brook av, Bronx, pending foreclosure proceedings of the premises.

A meeting of the House and Real Estate Owners' Association was held last evening at New York Turner Hall, 85th st and Lexington av, at which delegates to the United Real Estate Owners' Association were elected.

In part payment for the Luce holdings at the southeast corner of 5th av and 53d st Edward Holbrook gives one of the three new 5-sty 30-ft. American basement dwellings on the south side of 52d st, east of 5th av.

Mr. George Niner, for ten years private secretary to Congressman Jefferson M. Levy, has formed a partnership with his brother, Isidor Niner, and has opened offices at 15 William st, for the transaction of a general real estate and insurance business.

G. P. Butterly, who has been manager of the leasing department of H. H. Fuller Realty Company since its organization, has withdrawn from that concern to organize the G. P. Butterly Company, which will conduct a general real estate business with offices in the Flatiron Building. The following are the officers of the new company: G. P. Butterly, president; T. B. Ackers, treasurer, and G. C. Hebberd, Jr., secretary.

An experienced real estate collector desires to make a change in his position, and a man experienced in mason and estimate work seeks a position as superintendent of construction. Further particulars on these matters will be found in Wants and Offers. It will also be noticed there that an opening exists for an experienced renting man familiar with the district south of 23d st, and that a real estate operator and broker advertises that he would join forces with a high-class man or firm.

The Columbia Fireproof Door and Trim Co. (recently incorporated) has purchased the business of the late Samuel I. Rockmore, for many years a manufacturer of metal ceilings and metal-covered woodwork, whose office and plant is at Blake and Bristol sts, Brooklyn. The new company is headed by J. A. Rappoport, formerly of the National Fireproof Sash & Door Co., associated by Samuel Dolgow. The factory is in full running order, and in a position to furnish estimates on all classes of work in its line. Telephone 894 East New York.

The condition of the realty market in the Long Acre section is most unsatisfactory to brokers, and sales are difficult to make, owing to the prices that owners are asking for their properties. Houses to rent are very scarce and when a sign "to rent" is placed on a house it seldom remains there long, for people seem willing to rent a house with a 60 and sometimes even a 30-day possession clause. While such a condition exists it is most difficult for a broker to make the seller concede anything, consequently the market is "quiet and steady."

The recent sale of the southeast corner of 53d st and 5th av, to Mr. Edward Holbrook, president of the Gorham Company, is a great relief to the owners of property in the avenue below 59th st. The property was under contract from Mr. Harry J. Luce, and the intending purchaser, after making two payments, decided to abandon the plans that he had for the property; namely, building of a studio apartment house. The difficulty that he encountered was the procuring of a satisfactory building loan; so Mr. Luce released him from his obligation. There are four old-fashioned four-story brown-stone dwellings, Nos. 667 to 671 5th av and No. 2 East 53d st, in the parcel.

The new Plaza Hotel, 5th av and 59th st, furnishes a striking example of the tightness of the money market. This property is situated in the heart of "fashionable New York," at the main entrance to Central Park ,and is surrounded by residences of the monied men of the city, yet the owners were confronted by a very serious condition when trying to raise money to complete the hotel. They had exhausted the money obtained by the sale of stock and the $5,000,000 mortgage held by the Metropolitan Life Insurance Company and were in need of additional money to complete the structure. It was tentatively decided to issue a second mortgage, but the condition of the money market made this impossible, and it was decided to request all stockholders of record to take three year notes in proportion to the amount of stock held by them. The requests which met with immediate response and assured the success of the undertaking. The hotel will open with more than fifty per cent. of its rooms permanently occupied.

## THE AUCTION MARKET

Excluding the successful sale conducted by Joseph P. Day at Belle Harbor, Rockaway, on Saturday last, at which a total of $139,925 was secured, the few auction offerings for the week were made up entirely of legal sales, the results of which were rather unsatisfactory. On Tuesday Samuel Goldsticker sold in foreclosure a vacant plot 100x100 on the west side of the Southern Boulevard, 225 ft. north of Jennings st, to the plaintiff in the action, E. M. Greacen, for $12,000. The amount due under the judgment was $19,190. On Thursday both of the advertised foreclosure sales, which included a 3-sty brick synagogue at 58 and 60 Rivington st, and two 6-sty brick tenements, 85x98.9, at 306 to 312 East 27th st, were adjourned. In fact, there was little of interest to draw even a fair-sized attendance. Next week's budget promises to be more attractive, for among other parcels scheduled to be sold are a number of private dwellings which are offered by Joseph P. Day in the way of a special sale, to take place at the Vesey Street Salesroom on Sept. 19th, at which offering a large and representative gathering is expected to be present.

### Time Money Scarce.

The time money market on New York is quoted nominally at 5 per cent. for 30 days. For 60 and 90 days, 6 per cent. is bid and 6½ per cent. asked. Other periods are generally quoted up to six months at 6 per cent. bid. Each loan is a matter of special negotiation and commissions are being paid based on the class of collateral offered. The quotations given apply to good mixed Stock Exchange collateral. Transactions based on all industrial collateral, where such loans are effected, range from ½ to 1 per cent. higher than the foregoing figures. A loan on all industrial collateral was made this week for six months at 8 per cent. Money brokers said they could secure 7 per cent. on prime mixed collateral.

### Obituary.

Marx H. Beringer, senior member of the firm of M. H. Beringer & Co., and one of the oldest real estate men in the city, died suddenly at his home at 108 East 74th st on last Tuesday morning. He was 81 years old, and was ill only one day. Mr. Beringer was born in Bodenheim, Germany. He came to this country in 1848, and settled in the South. After the war he came to New York and invested in real estate. He was successful from the start and was soon one of the leading operators of the city. For 25 years he was a member of the firm of Lalor & Beringer, his partner being a brother-in-law of John D. Crimmins.

### A Quickening on Staten Island.

Since Labor Day there has been a large increase in the number of lots and plots sold in Richmond Borough, and from present indications the demand is likely to exceed that of the fall of 1906. Wood, Harmon & Co. continue to report sales, the latest being 4 lots in Addition No. 1, South New York; also 9 lots in Addition No. 3, and 71 lots in Addition No. 4. The 6-room cottage which this firm has offered to the person giving the best reasons for the purchase of lots at South New York will be presented some time in Christmas week. It is understood that so far there are over 500 contestants, and the number is increasing daily.

Other sales in that borough have recently been concluded by the Cuozzo & Gagliano Co., who sold for the St. George Realty & Construction Co., at Fingerboard Terrace, Grassmere, 11 lots to various buyers.

### Tile and Cement Roofs.

A very beautiful effect can be given to a concrete roof if clay tiles or varied light-toned colors be partly imbedded in the concrete. Such an experiment was shown at a recent arts and crafts exhibition. The effect was precisely that of the old roofs to be seen in Spain.

# OF INTEREST TO PROPERTY OWNERS.

## Fire Limits in The Bronx.

MUCH resentment is shown in the Bronx against the recommendation of the Committee on Fire Limits, of the Building Code Revision Commission, to prohibit the erection of frame buildings south of Fordham road, Kingsbridge road and Pelham av, as it is held that such an ordinance enacted at this time would obstruct the most desirable form of development in the borough. It is agreed that frame building in rows must be prohibited, but that detached frame cottage building should not be interfered with when dwellings are planned to stand on plots having not less than fifty feet of frontage each. The Civic League of the Bronx has voiced the prevailing feeling on the subject in these words:

Whereas, It has been proposed to the Building Code Commission to extend the fire limits in the Bronx to a point one hundred (100) ft. north of Fordham road at the Harlem River, and extending easterly a similar distance north of Kingsbridge road and Pelham av to one hundred (100) ft. west of the Southern Boulevard to 182d st to the westerly side of the Bronx River; and

Whereas, This would prevent the erection of detached frame cottages along the Grand Concourse and in such sections as Mount Hope, Highbridge, Morris Heights and Fordham Heights, where the development is mainly detached cottages; and

Whereas, It is desirable that frame buildings in rows be prohibited. In our judgment there is no necessity at the present time for such extension of the fire limits as would permit detached frame dwellings; therefore be it

Resolved, By the Board of Trustees of the Civic League of the Bronx that the Building Code Commission be respectfully urged not to extend the fire limits as proposed, but to exempt the limits referred to from the requirements for brick buildings; and it is further

Resolved, That the secretary be and hereby is directed to send a copy of this resolution to the Bureau of Buildings, Borough of the Bronx, and the Building Code Revision Commission.

Mr. Albert E. Davis, prominent architect in the Bronx, who was secretary of a previous Building Code Commission, and hence is acquainted with all the principles involved, considers that the fixing of an arbitrary zone within which "no frame or wood structure shall be built" is illogical and ill-adapted to conditions in the Bronx. Mr. Davis says that within the new territory of hills and valleys—bounded by the existing and proposed fire limits—an area twice that of the present restricted area, there is much undeveloped property; while the development which has taken place differs as radically as the heart of the city does from a suburban town. In the easterly section, either voluntarily or by reason of the Tenement House Act, the buildings are largely of brick construction, while in the central and westerly sections they are chiefly detached cottages.

"The Deputy Chief of the Fire Department in the Bronx informs me," continued Mr. Davis, "that there are very few fires in the frame district, the Bronx fires being most all in apartment houses or tenements, and yet all of those over three stories are now required to be of brick.

"To insure protection against the spread of fire, the better way would seem to be to prohibit the erection of frame buildings in which large numbers of people sleep or are employed, or which are of an extra hazardous character, anywhere within the city limits. This would include tenement houses, hotels, lodging houses, hospitals, schools, asylums, convents, factories, office buildings, theaters and stables.

"It seems equally reasonable to prohibit the erection of frame buildings in rows in any part of the city, because the fire risk is as great whether within or without an arbitrary limit or imaginary line. In my judgment, detached frame cottages ought not to be prohibited in any part of the Bronx, or, for that matter, of the city. They are usually occupied by careful, thrifty, intelligent citizens of the most desirable kind, and add to the attractiveness of the City. Any restrictive measure tending to increase the cost of building homes and to drive this class of citizens to the suburbs, is inimical to the City's best interests."

### Water-Meter Decision.

A decision recently rendered by the Supreme Court in the test case (Smith vs. O'Brien, as Commissioner, etc.), conducted for the council of the House and Real Estate Owners' Association of the Twelfth and Nineteenth wards, by Mr. Adolph Bloch, is considered of the greatest importance to property owners. It is in regard to the power of the Commissioner of Water Supply to require the installation of water meters on the water pipes furnishing water to the stores, apartments in rear of stores, toilets in halls and yards of the tenement houses.

Under the decision of Justice Keogh, the Commissioner has power only to require a water meter to be placed in the store itself, where the water is furnished for business consumption. He has no power to require the metering of water used in the apartments in rear of stores, nor in the halls or yards.

## Realty Interests Gratified by the Bond Sale.

The surprising result of the sale of $40,000,000 of 4½% City bonds, which was subscribed five times over, on Tuesday, and that at a little above par, is a staggering blow to those who have so persistently questioned the solvency of the City of New York, and effectually puts an end to all disturbing talk in this connection. Many of the bids for the new issue run up to 103, and the desire to secure the bonds is evidenced by the large number of registered bids, which equalled a total of 886. This showing is abundant proof of the stability of the City's credit, and the sale obviates all possibility of a financial crisis, which was previously believed to have threatened the municipality.

There are few who received the news in a greater spirit of appreciation than did the contractors who have for so long a period been waiting for their money. It will take about $16,000,000 to liquidate the present obligations, which have been increasing at the rate of three and four million dollars a week. It is perhaps needless to say that the result of the bidding is extremely gratifying as well to realty interests, as it will render certain the early completion of many important public improvements, such as the opening of streets and the building of sewers, upon which depend the successful marketing of considerable vacant as well as improved property.

### Bronx Improvements Initiated.

The following indicated proceedings have been initiated by local boards in the Bronx:

No. 617. Nereid av, acquiring title, from White Plains road to the city line.

No. 590. Regulating and grading, setting curbstones and flagging sidewalks a space 4 ft. wide, laying crosswalks, building approaches and erecting fences where necessary in Lafayette av, from the Bronx River to Clason's Point road.

No. 619. Regulating and grading, setting curbstones and flagging sidewalks a space 4 ft. wide, laying crosswalks, building approaches and erecting fences where necessary in Olinville av (Richard st), between Bronx and Pelham Parkway and Burke av (Morris st). Estimated cost, $98,000. Assessed value of real estate within area of assessment is $234,970.

No. 666. Constructing sewer and appurtenances in Nelson av, between Boscobel av and Featherbed lane.

No. 667. Paving with asphalt block on a concrete foundation, Morris av, from Tremont av to Burnside av, and setting curb where necessary. No opposition.

No. 668. Paving with asphalt block on a concrete foundation East 179th st, from Jerome av to Morris av, and with granite block pavement on a concrete foundation from Morris av to the Grand Boulevard and Concourse, and setting curb where necessary.

No. 669. Laying out an extension of Depot pl, from Sedgwick av to West 169th st.

No. 670. Acquiring title to Faile st, between Aldus st and Garrison av.

No. 671. Acquiring title to lands necessary for that portion of West 231st st, from Riverdale av to Bailey av, where not already acquired.

No 672. Regulating and re-regulating, grading and regrading, setting and resetting curb, laying and relaying, flagging, laying and relaying crosswalks, readjusting receiving basins, etc., on East 161st st, between Jerome av and the Grand Boulevard and Concourse, and paving and repaving the roadway thereof with granite blocks on sand foundation, the portion of the roadway affected by surface railway tracks to be paid for by the Union Railway Co.

No. 673. Regulating and grading, setting curbstones and flagging sidewalks a space 4 ft. wide, laying of crosswalks, building approaches and erecting fences where necessary in West 162d st, from Summit av to Ogden av.

No. 674. Paving with creo-resinate wood block on a concrete foundation and setting curb where necessary on Elm pl, between 189th st and Kingsbridge road. Estimated cost, $5,500. Assessed value of real estate included within probable area of assessment is $113,600.

No. 677. Constructing receiving basins and appurtenances at the northeast, southeast, northwest and southwest corners of East 142d st and Robbins av.

### Treating Old Trees.

Grand old trees that are rotting away can be saved. Why then should we be deprived of their beautiful foliage and invaluable service? Property owners have been careless in this respect, and unkind in their treatment of old friends.

When a tooth begins to decay a sensible man has it filled. The dentist cuts away the decayed parts and fills the cavity with gold, silver or cement.

Trees can be treated in the same way, and their lives indefinitely prolonged. Cut out all decayed wood and fill the cavity with Portland or natural cement. Anybody can do it, but many owners in fine old towns of New England and the Hudson River region are employing foresters to do it.

—The plan of submitting wills to a rigid criticism, after they have been made and before the testator's death, is new in the sense of its becoming popular. It is also justified by results.

## Tearing Down and Building Anew

MR. CHARLES A. GERLACH, of Madison av and 59th st, the well-known real estate authority, expressed his views yesterday on some matters that are a little out of the ordinary course of discussion. There are few men in New York who have had greater or more extended experience in building high-class apartment hotels and who are more intimately acquainted with the realty situation and the value of property, especially in certain sections of the best residential districts. Discussing the subject of building in New York and the fact that in nearly every important street buildings were being torn down to make way for more costly ones, Mr. Gerlach said that he did not believe in tearing down well-constructed buildings and putting up new ones as good financial business propositions:

"The loss of rent and the carrying charges for new construction bring the cost of a new building to a point of a 3% or possibly 6% rate. I claim that old buildings, with judicious improvements to meet the requirements of the building departments of the city, as any intelligent architect, builder and renting agent could advise, would be desirable in most instances. This, of course, would be after careful examination of the premises. Alterations under these conditions would thus retain a large portion of the tenants, and while the improvements are being made, an increased rent might be obtained from the old tenants.

"Further requirements from other applicants could be met and on the whole a much larger and safer return could be made on the investment. According to my idea this would be better than tearing down and reconstructing in the present uncertain conditions of labor, material and money market, which enable only wealthy people with money in the bank lying idle to demolish and to build anew.

"You can pick out," continued Mr. Gerlach, "any number of large buildings, hotels, apartment houses and office buildings and figure for yourself the cost of an adequate alteration, and the cost of tearing down and reconstructing, and you will find almost the business lifetime of an owner would be required to get back the money that he has sunk. Every location in New York has its own peculiarities, and, drawing a circle around the location, each is, as it were, a city itself, with a large population within the radius of a mile. Thus it is easy to figure with judgment on values regarding alterations, and there should not be so much reckless tearing down.

"There is a notable instance in the Plaza Hotel. Whether the present new hotel will pay a greater return on the upwards of twelve millions cost than the former hotel built only ten years ago, which was fireproof and was good for another fifty years, is a question. It must not be forgotten that the building that has been demolished to make way for the new one cost about $2,500,000. Would not alterations costing, say $200,000, have answered the purpose of the investment instead of erecting the present costly building?

"When we speak of general conditions of real estate in the different boroughs, I believe that any investor who will carefully examine and look over the records of sales and transfers and form his opinion with the advice of active operators in the location before investing, will certainly make no mistake and will get many times a greater return on his investment than from any other known form yielded by capital.

"There are certain reasons why New York City property should be more valuable than that of any city in the Union. It is not because it is on an island and has a limited area. It is owing to the fact that one can borrow from 60% to 90% of its value on bond and mortgage. Moreover, with adequate improvements in New York property a tenant can always be found at a good profit. Therefore New York City property is always an exchangeable commodity."

**Stock Quotations: Real Estate and Building Corporations.**

| | Int. rate. | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 110 | 120 |
| Bond and Mort Guar | 12 | Q-F | 340 | 350 |
| Century Realty Co | 10 | A&O | 185 | 195 |
| City Investing Co | 6 | M&N | 85 | 95 |
| Hudson Realty | 8 | Q-J | 120 | 135 |
| Lawyers Title I & T | 12 | Q-F | 230 | 250 |
| Lawyers Mort Co | 10 | Q-J | 187 | 193 |
| Mortgage Bond Co | 4 | Q-J | 85 | 95 |
| N Y Mort & Sec Co | 10 | Q-J | 180 | 190 |
| Realty Associates | 8 | A&O | 138 | 145 |
| Title Guar & Trust | 16 | Q-J | 440 | 460 |
| Title Ins Co of N Y | 7 | A&O | 150 | 160 |
| U S Mort & Trust | 24 | J&J | 425 | ... |
| U S Title Guar & T Co | 6 | Q-J | ... | 100 |

—The only way to treat a pavement after it is once down is to let it alone. In many cities of Europe a conduit runs on each side of the street, and in this all the light wires and pipes of every description are placed. It sometimes becomes necessary to distrub the surface of the concrete over this conduit, but the paving itself is never molested. The spectacle of a gang of men digging up a street pavement in any leading city of Europe is quite unknown.

## Economy of Tiling.

The price of labor is an important element in the cost of tiling, and as wages vary considerably in different localities, it is impossible to quote prices on a tiled floor and wainscoting which will hold good for all places. Roughly speaking, however, good tiling costs from about 40 to 50 cents per sq. ft. for floors, and from 60 to 75 cents per sq. ft. for walls. At first glance this seems to be a large amount to be paid for a floor or wall covering for the bathroom, kitchen, laundry, vestibule or porch, which are the parts of the house where tiling is most necessary. It should be remembered, however, that in laying a tile floor one saves in so many ways that in spite of the fact that the initial cost of tiling is considerable, it is, nevertheless, the most economical of all flooring materials in the parts of the house mentioned.

A tile floor, when properly set, is virtually everlasting. It requires no repairing, painting or oiling. It is not necessary to cover it with a carpet. Ordinarily it can be cleaned by simply flushing it off with water. This is a tremendous saving of labor in comparison with the laborious scrubbing and oiling necessary to keep the wooden floor in proper condition.

A house with a tiled bathroom, kitchen, butler's pantry, vestibule and porch always looks fresh and clean and is free from the disagreeable musty odor so characteristic of old houses, This is caused by the germ of decay, bred in the decomposing organic matter that has been absorbed by wooden floors and walls which are being constantly spattered with water or other liquids containing animal and vegetable matter.

The decorative, sanitary and durable qualities of tiling are so great that there is no better way of practicing real economy than by figuring closely on all other parts of the house, so as to have sufficient surplus to meet the initial expense of tiling the bathroom, kitchen, butler's pantry, laundry, vestibule and porch.

## How Jenney Handled Grafters.

By SCOTT N. HUGHES.

WILLIAM LE BARON JENNEY, the Chicago architect, who died recently in Los Angeles, was a man of odd characteristics. He was "straight," but too charitable ever to bend backwards. He recognized human frailties, but seldom condemned the frail man.

Jenney despised worse than anything the grafter, and his manner of dealing with that type of man was effective.

One day Jenney was in his private office when a man who wanted to provide certain materials for a building then under



W. L. B. JENNEY.

construction came in and approached John Ewen, then a "cub" in Jenney's office, with a flagrant bribe offer. He offered Mr. Ewen $50 if his material was used.

Mr. Ewen was seized with an inspiration. Instead of throwing the man out of the office, he said: "Mr. Jenney always handles that end of the business. Go in and see him." Then he awaited the explosion.

* *

TEACHES YOUNG MAN A LESSON.

The man innocently approached Mr. Jenney and made the proposition.

"Sit down a moment," said Jenney quietly. A moment later he looked up and said: "Young man, are you new in the business?"

# WANTS AND OFFERS


## AT $25,000

An opportunity to purchase a bargain; NO. 65 WEST 83D ST., BETWEEN CENTRAL PARK WEST AND COLUMBUS AV., four-story, high-stoop private house; brownstone and brick front, foyer hall, laundry, and butler's pantry extension; lot 16.8x100.2; open plumbing; parquet floors; possession. Caretaker on premises, or N. L. & L. OTTINGER, Room 602, 31 Nassau St.

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149 W. 61ST ST., a four-story brown stone dwelling for sale. Lease expires Oct. 1. JACOB A. KING, 596 Broadway, or 51 W. 125th St.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

ARCHITECTURAL DRAUGHTSMAN wants position, Manhattan, Brooklyn architect. BOX 110, c|o Record and Guide.

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"Yes, sir, I'm just starting. I want to get in right. My stuff is good, and I want a chance."

"Well," said Mr. Jenney, "there are two ways to do business. If you want to do the best kind of business, with the best firms, don't do as you have done to-day. I have no doubt that is the way to do business with some firms. If you are after that class of business that is the proper way to get it. But if you want the best business don't approach any one as you have me. I'll give you the contract at your figures. If you can afford to give me $50, you can afford to knock $50 off the price to the owner. Let's reduce your figures $50 and give the builder the benefit."

* *

BIG CONTRACTOR PAYS BRIBE.

Another and severer lesson he administered to a big contractor. This man was prominent socially, financially, and in religious circles, and through Jenney he got the contract for a skyscraper. One day, while the building was in course of construction, he entered Mr. Jenney's office and handed him a check.

"What's this for?" asked Jenney.

"It's the usual 10 per cent. of the first payment—your share," he added, significantly.

Mr. Jenney took the check, chatted for a time with the man, and finally went out into the workroom.

"What's the amount of that contract?" he asked Mr. Mundie, his partner.

Mundie told him.

Jenney figured for a moment, muttered, "Yes, the amount is correct," and then retired to his private office and indorsed the check over to the owner of the building.

Nothing more was heard of the matter until the end of the month, when the crooked contractor received from his bank a check indorsed both by Mr. Jenney and the owner of the building.

There was nothing for him to do but to take his medicine. He appeared in Jenney's office, expecting to be flayed for his tactics, but nothing of that sort happened. Mr. Jenney remarked:

GIVES MONEY TO THE OWNER.

"I am extremely glad to know that you can afford to make the lowest bid on a building, and give the owner 10 per cent. back and still make money on it, but don't you think it would be more businesslike just to subtract 10 per cent. from the total contract price and save all this red tape of sending the check to me and having me indorse it over to the owner?"

There was not a word of condemnation or reproof and only a few who learned of it from the owner ever knew of the occurrence.

Mr. Jenney did not cast out that contractor, but continued to do business with him. And when Mr. Jenney built his own home he gave a contract for part of the material to this man—and the man skinned him.

**Progress on Great Public Improvements.**

Publication of a month's record of excavation in the Culebra cut makes possible a comparison of the rate of progress in the building of the Panama Canal with railroad operations on almost as great a scale. With thirty-eight steam shovels the government forces handled 880,000 cubic yards of material in this month. In the building of the Lane cut-off of the Union Pacific Railroad, the contractors in May removed 417,000 cubic yards, or almost half the Panama total, with only six steam shovels.

In this 12-mile line that is being built from Omaha to Lane there are 3,000,000 cubic yards of excavation, fills that involve the handling of 2,500,000 yards of material, and cuts of as much as a mile in length in which the roof of an 8-sty building would be level with the natural grade at the top, where the cut is 400 feet wide. The largest fills are 2,500 and 3,000 feet in length. Two-thirds of this work is completed, and the Union Pacific's new line, saving nine miles in distance and avoiding the grades and curves of the present route, will be ready for the laying of track in November.

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## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

15th st, n w cor 5th av, restore asphalt pavement.
59th st, s w cor 5th av, restore asphalt pavement.
46th st, No 50, repairing sidewalk.
Columbus av, 74th and 75th sts, alter sewer.
92d st, No 208, repairing sidewalk.
95th st, No 140, repairing sidewalk.
118th st, s s, 460 ft e Lenox av, receiving basin.
143d st, Harlem River and Lenox av, sewer.
144th st, Harlem River and Lenox av, sewer.
145th st and Broadway, receiving basin.
152d st, 8th av and Macomb's Dam rd, sewer.
St Nicholas av, bet 169th and 181st sts, flagging sidewalk.
161st st, Nos 544, 546, 548, 574, 576 and 578, repairing sidewalk.
167th st, Amsterdam to Audubon av, flagging and curbing sidewalk.
174th st, Amsterdam and Audubon avs, sewer.
203d st, Harlem River and 9th av, sewers.
204th st, Harlem River and 9th av, sewers.

ASSESSMENTS COMPLETED.

Burnside av, Tremont to Ryer av, regulating, grading, &c.
Perry av, 207th st and Gun Hill rd, regulating grading, &c.
100th st, Harlem River and 1st av, extension of sewer.
1st av, bet 81st and 84th sts, alteration to sewers.
82d st, bet 1st and 2d avs, alteration to sewers.
81st and 83d sts, at 1st av, alteration to sewers.
188th st, Park to Beaumont av, regulating, grading, &c.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Sept. 16.

Garrison av, Maspeth to Flushing av, at 1 p m.
Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m.
Boston rd, between Bronx Park and White Plains rd, at 11 a m.
Bronx Park addition, at 10 a m.
Lane av, between Westchester av and West Farms rd, at 11 a m.
Tremont av, Bronx River to Eastern Boulevard, at 9.30 a m.
W 177th st, Broadway to Riverside Drive, at 2 p m.
Bridge at 153d st, between Railroad av East and Sheridan av, at 11 a m.
Public Park at Southern Boulevard, at 1 p m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
Eden av, East 172d to E 174th st, at 11 a m.
Public Park at Rae st, German pl and St Anns av, at 11 a m.

Tuesday, Sept. 17.

Strip of land at Boulevard Lafayette, at 10.30 a m.
W 151st st, Riverside Extension to U S bulkhead line Hudson River, at 11 a m.
Northern av, north of 181st st, at 2 p m.
Nautilus st sewer, Richmond, at 2 p m.
East 233d st, Bronx River to Hutchinson River, at 3 p m.
Corlears Hook Park addition, at 2 p m.
Lawrence av, Lind av to W 167th st, at 3 p m.
Gun Hill rd, Webster to Elliott av, at 11 a m.
Crotona Park addition, at 10.30 a m.
Hull av, Montgomery av to Muller st, at 11.30 a m.
Freeman st, between Stebbins and Intervale avs, at 12 m.
Edgewater rd, Garrison av, or Mohawk, to Seneca av, at 12.30 a m.
Grand Boulevard and Concourse, southerly, at 2.30 p m.
Sedgwick av, between Fordham rd and Bailey av, at 3 p m.

Wednesday, Sept. 18.

Main st, City Island, at 3 p m.
St Nicholas Park, opposite W 128th st, at 10 a m.
W 150th st, Broadway to Riverside Drive, at 11 a m.
Thayer st, Broadway to Nagle av, at 11 a m.
St Nicholas Park addition, at 3 p m.

Thursday, Sept. 19.

Two public parks at Boulevard Lafayette, at 2 p m.
W 162d st, Broadway to Riverside Drive, at 11 a m.
Bronx Boulevard, Old Boston Post rd, to E 242d st, at 3 p m.
E 222d st, Bronx River to 7th av, at 3 p m.

Friday, Sept. 20.

Stuyvesant pl, Richmond, at 11 a m.
Seaview av, Richmond, at 2 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Sept. 13, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Broadway, Nos 2689 to 2695 103d st, No 240 | s w cor 103d st, 100.11x120, 10-sty brk and stone hotel. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Adj to Sept. 24. ——

144th st, No 511, n s, 150.3 w Amsterdam av, 16.6x99.11, 3-sty brk dwelling. (Amt due, $1,177.36; taxes, &c, $——; sub to a mort of $10,000.) Henry Powell .....$11,875

Concord av | s e cor 147th st, late Dater st, 200 Dater st | x100, vacant. (Amt due, $19,284.61; taxes, &c, $305.34.) Adj to Oct 3.——

BRYAN L. KENNELLY.

191st st, s s, 100 e St Nicholas av, 150x95.9x150.3x104.3, vacant. (Amt due, $4,514.19; taxes, &c, $9,498.91.) Adj to Sept. 24.... ——

SAMUEL GOLDSTICKER.

*Southern Boulevard, w s, 225 n Jennings st, 100x100, vacant. (Amt due, $19,190.98; taxes, &c, $331.20.) Eleanor M Greacen .....12,000

WM. KENNELLY, JR.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. (Amt due, $22,290.76; taxes, &c, $975.) Adj to Oct 3 .....——

| | |
|---|---|
| Total | $23,875 |
| Corresponding week, 1906 | 437,375 |
| Jan. 1st, 1907, to date | 30,480,813 |
| Corresponding period, 1906 | 23,074,594 |

## VOLUNTARY AUCTION SALES.

Sept. 16.

By BRYAN L. KENNELLY.

Washington st, No 716, 3-sty brk building, 22.10 x56.5x23.5x50.11½.
Lenox av, No 413, 3-sty attic and cellar brk Queen Anne dwelling, 25.6x90.

Sept. 19.

By JOSEPH P. DAY.

80th st, No 156 E, 3-sty and basement brk and stone dwelling, 19x102.2.
86th st, No 57 W, 4-sty and basement brk and stone, 3-sty extension, dwelling, 22x100.8½.
139th st, No 249 W, 4-sty brk and stone American basement dwelling, 32.4½x99.11.

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Sept. 14.

No Legal Sales advertised for this day.

Sept. 16.

138th st, Nos 10 to 20, s s, 120 w 5th av, 125x99.11, three 6-sty brk tenements, stores in Nos 14 and 16. David Levy et al agt Joseph Jacobson et al; J C Levi, Weil & Newhouse, att'ys; Peter J Everett, ref. (Amt due, $16,435.43; taxes, &c, $2,119.46; sub to prior morts aggregating $119,135.67.) Mort recorded June 22, 1906. By Joseph P Day.

11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100, 3-sty brk loft and store building. Max Levi agt John S Buzzini et al; Strasbourger, Weil, Eschwege & Schallek, att'ys, 74 Broadway; Oscar P Willman, ref. (Amt due, $15,745.62; taxes, &c, $741.60; sub to a mort of $18,000.) Mort recorded Dec 27, 1905. By Joseph P Day.

Sept. 17.

No Legal Sales advertised for this day.

Sept. 18.

225th st, n s, 205 e 2d st, 100x114, Wakefield. James M Beam agt Sarah F Van Tassell et al; Edw A McCue, att'y, 61 Park Row; Geo A Steves, ref. (Partition.) By Joseph P Day.

236th st, s s, 100 e Kepler av, 50x100, vacant. Andrew D Robertson agt Estate of Sarah White; Wm S Gordon, att'y, 141 Broadway; James Blythe, admr. (Amt due, $2,448.38; taxes, &c, $375.) (Creditors sale.) By Joseph P Day.

72d st, No 442, s s, 50 w Av A, 16.8x75, 3-sty brk tenement. John A Aspinwall et al agt William Schaefer et al; Russell Benedict, att'y, 18 Wall st; Isaac Phillips, ref. (Amt due, $4,784.08; taxes, &c, $608.97.) Mort recorded March 17, 1888. By Samuel Marx.

2d av, No 54 | n e cor 3d st, 24 x 60, 4-sty brk 3d st, No 43 | building and store. Rudolph Spangenberg exr, &c, agt Nicholaus Karatsonyi et al; Frederick H Ernst, att'y, 1370 Prospect av, Bronx; Joseph W Keller, ref. (Amt due, $34,033.30; taxes, &c, $1,836.90.) Mort recorded Feb 2, 1893. By Joseph P Day.

213th st, n s, 100 e Maple av, Wakefield, 50x100. Irving Realty Co agt A Shatzkin & Sons, Inc, et al; Hillquit & Hillquit, att'ys, 320 Broadway; Lawrence Cohen, ref. (Amt due, $649.44; taxes, &c, $4.42; sub to a mort of $8,000.) Mort recorded June 11, 1906. By Joseph P Day.

Sept. 19.

Home st, No 1074, s s, 211.1 e Stebbins av, 17.1x69.3x23.9x85.8, 2-sty frame dwelling.
Home st, No 1076, s s, 228.2 e Stebbins av, runs e 24.10 x s 41.11 x s e 2.5 x s w 36.9 x n 69.3 to beg, 2-sty frame dwelling.
Home st, s s, 252.11 e Stebbins av, runs e 25 x s 31.10 x s e 65.2 to Intervale av, x s w 25 x n w 75.3 x n 41.11 to beg, vacant.
Intervale av, n w s, 655.7 n e 167th st, 75x72.10, vacant.
Interior parcel beg at a point 91.1 n w Intervale av and 74.1 s Home st, runs n e 24.7x s 11.7 x s w 14.6 x n w 18.3 to beg.
Isaac A Benequit et al agt Joseph Cohen et al; John L Bernstein, att'y, 5 Beekman st; Thomas F Donnelly, ref. (Partition.) By Joseph P Day.
3d av, w s, 201.2 s 173d st, 50.1x80.6x50x85.5, vacant. Miriam M Read agt James McIntyre et al; Frank G Wild, att'y, 277 Broadway; Francis L Patton, Jr, ref. (Partition.) By Joseph P Day.
Arthur av, No 2415, w s, 127.7 n 187th st, 25x113.3x25x113.5, 2-sty frame dwelling. Christopher J Ward agt John Ward et al; Holm, Smith, Whitlock & Scarff, att'ys, 61 Park Row; Roger A Pryor, ref. (Partition.) By Joseph P Day.
Tremont av | s e cor Aqueduct av, runs e — to Aqueduct av | Harrison av (proposed) x s to Harrison av | proposed st, x w — to Aqueduct av, x n — to beginning, lots 1 to 31.
Macomb's road | n e cor 176th st (proposed), 176th st | runs n w — to proposed st, Harrison av | x e — to Harrison av (proposed) x s — to 176th st (proposed), x w — to beg, lots 32 to 57.
Harrison av | n e cor 176th st (proposed), runs 176th st | n — to Tremont av, x n e to a Tremont av | lane, x s — to 176th st (proposed), x w — to beg, lots 58 to 77, vacant.
Arabella D Huntington extrx et al agt Sylvester H Kneeland et al; Parsons, Closson & McIlvaine, att'ys, 52 William st; John F Coffin, ref. (Amt due, $808,339.64; taxes, &c, $40,998.) By Bryan L Kennelly.

Sept. 20, 21 and 23.

No Legal Sales advertised for these days.

Sept. 20.

27th st, Nos 306 to 312, s s, 100 e 2d av, 85x98.9, two 6-sty brk tenements and stores. Pincus Lowenfeld et al agt Maria Wimpie et al; Arnstein & Levy, att'ys, 128 Broadway; Thomas P Dinnean, ref. (Amt due, $49,112.60; taxes, &c, $317.) Mort recorded Jan 3, 1907. By Joseph P Day.

## PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907.

For the construction and electrical equipment of the subway station tracks and the electrical equipment of the elevated railway tracks of the Williamsburg (New East River) bridge, over the East River, between the Boroughs of Manhattan and Brooklyn.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated September 12, 1907.

Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock a. m. on

WEDNESDAY, SEPTEMBER 25, 1907.

For furnishing all the labor and materials necessary or required to effect certain alterations and repairs to the Department Building, southwest corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated September 13, 1907.

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF AUGUST 28TH TO SEPTEMBER 11TH, 1907, OF THE CONFIRMATION BY THE Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS IN THE BOROUGH OF THE BRONX: 24TH WARD, SECTION 11. FULTON AVENUE—REGULATING, GRADING, SETTING CURB-STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from St Paul's Place to East 175th Street.

HERMAN A. METZ,
Comptroller.

City of New York, August 27, 1907.

## PROPOSALS

Department of Correction, No 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, SEPTEMBER 17, 1907,
Borough of Manhattan.

For furnishing all labor and material required for completing the inter-communicating telephones, fire alarm systems, drill bells, etc., in pavilion No. 4, Hart's Island, New York, which work has been abandoned by David E. Kennedy.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated September 3, 1907.

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Headquarters of the Fire Department of the City of New York, Nos .157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

MONDAY, SEPTEMBER 23, 1907,
Borough of Manhattan.

For furnishing and delivering five hundred (500) tons of anthracite coal for companies located south of Fifty-ninth street, Manhattan.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated September 10, 1907. (37633)

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Department of Correction, No. 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Manhattan.

For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated September 10, 1907. (37640)

## PUBLIC NOTICES.

### NOTICE TO TAXPAYERS.

**Department of Finance, Bureau for the Collection of Taxes, New York, September 2nd, 1907.**

**TAXPAYERS WHO DESIRE TO OBTAIN their bills** promptly should make immediate **written requisition** (blanks may be procured in **the borough offices), stating their porperty by section or ward, block and lot or map number, making copy of same from their bills of last year.**

**If a taxpayer is assessed for personal tax, the requisition should also request bill for such tax.**

**Each requisition should be accompanied by an envelope bearing the proper address of the applicant, AND WITH RETURN POSTAGE PREPAID.**

**In case of any doubt in regard to ward, section, block or lot number, taxpayers should take their deeds to the Department of Taxes and Assessments and have their property located on the maps of that Department, and forward to the Deputy Receiver of Taxes, with the requisition, of certified memorandum of their property, which will be furnished by the Department of Taxes and Assessments.**

**Taxpayers in this manner will receive their bills returned by mail at the earliest possible moment, and avoid any delay caused by waiting on lines, as required in case of personal application.**

**The requisition must be addressed and mailed to the Deputy Receiver of Taxes in whichever borough the property is located, as follows:**

**John J. McDonough, No. 57 Chambers street, Borough of Manhattan, New York.**

**John B. Underhill, corner Third and Tremont avenues, Borough of The Bronx, New York.**

**James B. Bouck, Municipal Building, Borough of Brooklyn, New York.**

**George H. Creed, corner Jackson avenue and Fifth street, Long Island City, Borough of Queens, New York.**

**John De Morgan, Borough Hall, St. George, Staten Island, Borough of Richmond, New York.**

**After receiving the bills, the taxpayer will see that they are properly rebated, then draw check for the net amount TO THE ORDER OF THE RECEIVER OF TAXES, and mail bill and check with an addressed envelope, WITH THE RETURN POSTAGE PREPAID to the Deputy Receiver in whichever borough the property is located.**

**Checks should be mailed as soon as possible after the bills have been received by the taxpayer.**

**All bills paid during October must be rebated before payment.**

**DAVID E. AUSTEN,**
**Receiver of Taxes.**

## PROPOSALS

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks, until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and planting trees and shrubs in McLaughlin Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37619) Commissioners of Parks.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock noon on

MONDAY, SEPTEMBER 23, 1907,
Borough of Brooklyn.

For furnishing and delivering 100 draft horses.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated September 9, 1907. (37625-1)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 19, 1907,
Borough of The Bronx.

For furnishing and delivering two hundred (200) barrels Portland cement (No. 1, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37601) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of The Bronx.

For furnishing and delivering ten thousand (10,000) linear feet two-pipe iron fence (No. 1, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For repairs and alterations to steam heating apparatus in the shelter house, Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President:
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Boroughs of Brooklyn and Queens.

For furnishing and delivering top soil or garden mould to parks and parkways in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37654-1) Commissioners of Parks.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 11 to 25, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN: 22D WARD, SECTION 4. WEST 46TH STREET—REPAIRING SIDEWALK, in front of No. 50. COLUMBUS AVENUE—ALTERATION AND IMPROVEMENT TO SEWER, east side, between 74th and 75th Streets. 12TH WARD—SECTION 5. WEST 92D STREET—REPAIRING SIDEWALK, at No. 208. EAST 95TH STREET—REPAIRING SIDEWALK, at No. 140. 12TH WARD, SECTION 6. 118TH STREET AND LENOX AVENUE—RECEIVING BASIN, on the southeast corner. WEST 143D STREET—SEWER, between the Harlem River and Lenox Avenue. WEST 144TH STREET—SEWER, between Harlem River and Lenox Avenue. 12TH WARD, SECTION 7. 145TH STREET AND BROADWAY—RECEIVING BASIN, on the southeast corner. WEST 152D STREET—SEWER, between 8th Avenue and Macomb's Dam Road. 12TH WARD, SECTION 8. ST. NICHOLAS AVENUE—FLAGGING AND RE-FLAGGING SIDEWALK, east and west sides, between 169th and 181st Streets. WEST 161ST STREET—REPAIRING SIDEWALK, at Nos. 544, 546, 548, 574, 576 and 578. WEST 167TH STREET—REGULATING, GRADING, CURBING AND FLAGGING, from Amsterdam Avenue to Audubon Avenue. WEST 174TH STREET—SEWER, between Amsterdam Avenue and Audubon Avenue. SEWERS IN 203D STREET, between the Harlem River and summit west of Ninth Avenue; and in 9TH AVENUE, between 202d and 204th Streets. WEST 204TH STREET—SEWER, between Harlem River and 9th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 10, 1907. (37681)

## PROPOSALS.

Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock a. m. on

WEDNESDAY, SEPTEMBER 25, 1907,

For furnishing all the labor and materials necessary or required to furnish and install certain steam cooking apparatus, a steam boiler and other fixtures, together with all necessary steamfitting and other work incidental thereto, in the dining pavilion on the grounds of the Tuberculosis Sanatorium at Otisville, Orange County, N. Y.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated September 13, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and delivering topsoil or garden mould to various parks in the Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37647-1) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of The Bronx.

For furnishing and delivering timber (No. 4, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37647-2) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and delivering four thousand (4,000) cubic yards (double screened) Hudson River road gravel to Parks and Parkways, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37661) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and delivering three thousand (3,000) cubic yards fine bank gravel on Bridle Path, Ocean Parkway, between Prospect Park and Coney Island.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37654-2) Commissioners of Parks.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9392, No. 1. Constructing extension of sewer in One Hundredth street, between Harlem river and First avenue.

List 9404, No. 2. Alteration and improvement to sewers in First avenue, between Eighty-first and Eighty-second streets, and in Eighty-second and Eighty-third streets, between First and Second avenues, and to curves in First avenue, between Eighty-first street and Eighty-third street at First avenue.

BOROUGH OF THE BRONX.

List 9152, No. 3. Regulating, grading, curbing, laying crosswalks, building approaches and placing fences in East One Hundred and Eighty-eighth street, from Park avenue to Beaumont avenue.

List 9308, No. 4. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East One Hundred and Sixty-ninth street, from Clay avenue to the Grand Boulevard and Concourse.

List 9332, No. 5. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Creston avenue, from Burnside avenue to East One Hundred and Eighty-fourth street.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before October 15, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, September 12, 1907.

**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

For other Legal Advertisements see page 428.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

September 6, 7, 9, 10, 11 and 12.

### BOROUGH OF MANHATTAN.

Attorney st, No 92, on map No 94, e s, 175 s Rivington st, 25x75, 5-sty brk tenement and store. Abraham Rothman and ano. EXRS, &c, Jenny Diamant to Joseph Solomon. Mort $18,000. Sept 12, 1907. 2:343—8. A $14,000—$25,000. 35,000

Broome st, Nos 65 to 69 on map Nos 65 and 67 Cannon st, No 19 | s w cor Cannon st, 50.4x56, two 4-sty brk tenements and stores. Elvin J Brown to Louis A Valente. Mort $57,250. Aug 8. Sept 6, 1907. 2:331—43. A $25,000—$35,000. other consid and 100

Clinton st, No 129, w s, 100 n Broome st, 25x100, 5-sty brk tenement and store. Louis Haims and Rebecca his wife to Rebecca Haims. All liens. Sept 7. Sept 9, 1907. 2:347—27. A $20,000—$33,000. other consid and 100

Canal st, Nos 124 to 128 Chrystie st, No 41 | s w cor Chrystie st, 70.3x50, 5-sty brk loft and store building. Jacob Levy et al to The World Realty Co, a corpn. All liens. Sept 3. Sept 7, 1907. 1:290—22. A $40,000—$70,000. nom

Canal st, Nos 195 and 197, n s, abt 50 e Mulberry st, 25x75, 6-sty brk loft and store building. Rosetta Stone to Max Stone. 1-8 part. Morts $51,275. Sept 6, 1907. 1:205—34 and 35. A $34,000—$74,000. nom

Duane st, No 209, n s, abt 28 e Caroline st, 25x29, 5-sty brk loft and store building. Anna Lacord to Earl G Pier. All liens. Sept 11. Sept 12, 1907. 1:142—24. A $10,000—$14,500. nom

Forsyth st, No 156, e s, abt 100 s Rivington st, —x—, 5-sty brk tenement and store, and 6-sty brk tenement in rear, to Geo W May. 2:420—48. A $18,000—$29,000.

Forsyth st, No 150, e s, abt 175 s Rivington st, —x—, 5-sty brk tenement and store and 6-sty brk tenement in rear, to John May, Jr. 2:420—45. A $18,000—$30,000.

84th st, No 219, n s, abt 200 e 3d av, —x—, 4-sty stone front tenement. 5:1530—9. A $8,000—$11,000; and Penn st, No 81, Brooklyn to Mary A wife of Wm H Darbee.

Lee av, No 90, Brooklyn, to Mary A May.

6th st, No 641, n s, abt 85 w Av C, —x—, 5-sty brk tenement and store. 2:389—40. A $14,000—$25,000, to Eliz P May.

South 2d st, No 194, Brooklyn to Ella M May.

Forsyth st, No 154, e s, abt 125 s Rivington st, —x—, 5-sty brk tenement and store and 5-sty brk tenement in rear, ½ part, to Ella M May. 2:420—47. A $18,000—$29,000.

Grand st, No 362, Brooklyn, to Alice May.

Forsyth st, No 154, e s, abt 125 s Rivington st, —x—, 5-sty brk tenement and store and 5-sty brk tenement in rear, ½ part. 2:420—47. A $18,000—$29,000, to Alice May.

12th st, No 703, n s, abt 65 e Av C, —x—, 5-sty brk tenement and store. 2:382—58. A $9,000—$19,000.

3d st, No 129, n s, abt 225 w Av A, —x—, 4-sty brk tenement and store and 4-sty brk tenement in rear. 2:431—40. A $13,000—$20,000. The rents of house to Geo W and John May his exrs, to be held in trust for Geo W May, Lydia May and Cath A May and Pheobe A May, all of Brooklyn, and Eliza Brooks of N Y, under will of John May, late of Brooklyn. Aug 15, 1883. Sept 10, 1907.

Greenwich st, No 53 Trinity pl, No 10 | e s, 84.6 s Edgar st, 25.3x25.8 to Trinity pl x25.2x31.10, 5-sty brk tenement and store. Thos F Murray to Andrew J Doyle. Mort $19,000. Sept 6, 1907. 1:19—3. A $10,400—$13,000. other consid and 100

Goerck st, w s, 124.9 n Broome st, strip, 0.3x100.
Goerck st, a strip adj and lying in rear of above and No 31 Goerck st, 25 ft long, 0.5 at n s and 0.6 on s s | Jos E Hurwitz to Abraham I Kantrowitz. All title. Q C. May 8. Sept 6, 1907. 2:327. 2,062.50

Greenwich st, Nos 429 to 433 | e s, 100 s Vestry st, runs s 75 to

Laight st, Nos 60 and 62 | Laight st x e 125.6 x n 83 x w — x s 21.7 x w 100 to beginning, 9-sty brk and stone loft and store building.

50th st, No 210, s s, 77.10 w Broadway, 25x100.5, 2 and 3-sty brk building and store.

50th st, No 212, s s, 102.10 w Broadway, 25x100.5, 2 and 3-sty brk building and store.
FORECLOS, July 17, 1907. Edw W Crittenden referee to Frank H Clement. Sept 4. Sept 6, 1907. 1:219—7. A $77,000—$250,000; 4:1021—46 and 47. A $68,000—$71,000. 340,000

Greenwich st, Nos 429 to 433 | e s, 100 s Vestry st, runs s 75 to n s

Laight st, Nos 60 and 62 | Laight st x e 125.6 x n — x w — x s 21.7 x w 100 to beginning, 1-3 part, 9-sty brk and stone loft and store building.

50th st, No 210, s s, 77.10 w Broadway, 25x100.5, 2 and 3-sty brk building and store. ½ part.

50th st, No 212, s s, 102.10 w Broadway, 25x100.5, 2 and 3-sty brk building and store. ½ part.
Frank H Clement to Ann L Clement. Mort $146,000. Sept 4. Sept 6, 1907. 1:219—7. A $77,000—$250,000; 4:1021—46 and 47. A $68,000—$71,000. nom

Same property, 1-3 part of 1st parcel, ¼ part of 2d parcel and ¼ part of 3d parcel. Same to John E Dietz. Mort $146,000. Sept 4. Sept 6, 1907. 1:219, 4:1021. nom

Same property, 1-3 part 1st parcel, ¼ part of 2d parcel and ¼ part 3d parcel. Same to Fredk Dietz. Mort $146,000. Sept 4. Sept 6, 1907. 1:219, 4:1021. nom

Henry st, No 83, n s, 237.5 e Market st, 25x87.6, 6-sty brk tenement and store. Sophia Mayer to Bertha Kaufmann. Mort $30,750. Aug 14. Sept 6, 1907. 1:282—7. A $16,500—$36,000. 100

Henry st, No 83, n s, 237.5 e Market st, 25x87.6, 6-sty brk tenement and store. Bertha Kaufmann to Sophia Mayer. Mort $30,000. Sept 6. Sept 9, 1907. 1:282—7. A $16,500—$36,000. 100

Houston st, Nos 53 to 57 Mott st, Nos 291½ and 293 | s w cor Mott st, 63.4x82x64.4x76, three 5-sty brk tenements and stores. Rocco M Marasco to Thomas Rosson. Mort $80,000. Sept 7. Sept 10, 1907. 2:509—24 to 26. A $49,000—$81,500. nom

Houston st, No 157, s s, 58.4 e Eldridge st, 25x74.5, 5-sty brk tenement and store. FORECLOS, Aug 7, 1907. Sylvester L H Ward ref to A Fred Silverstone. Sept 12, 1907. 2:417—13. A $16,000—$25,000. 37,550

James st, No 45, w s, 25 s Madison st, 25.1x60.2x25.3x59.8, 3-sty brk tenement and store. Giovanni Marturano to Martin Garone. ½ part. All title. Mort $14,000. Sept 11. Sept 12, 1907. 1:116—20. A $8,500—$10,000. other consid and 100

Ludlow st, No 146, e s, 200 n Rivington st, 25x89.4, 6-sty brk tenement and store and 4-sty brk tenement in rear. George Mandel to Charles Greines, Elias Ginsburg and Isaac Baer. Q C and correction deed. Aug 10. Sept 11, 1907. 2:411—46. A $20,000—$29,000. nom

Mott st, No 161, w s, 150 n Grand st, 25x100 ,5-sty brk tenement and store. Bertha Kaufmann to Sophia Mayer. Mort $35,000. Aug 9. Sept 11, 1907. 2:471—49. A $15,000—$27,000. other consid and 100

Spring st, Nos 170 to 174 ,s s, 62 e Thompson st, 63.8x66.6x63.6x64.4, three 3-sty brk tenements and stores. Ralph Delli Paoli to Alessandro Delli Paoli. Mort $35,000. Sept 4. Sept 11, 1907. 2:488—18 to 20. A $34,500—$36,000. other consid and 100

Thompson st, No 168, e s, 80 n Houston st, 18x75, 3-sty brk tenement and store. CONTRACT. Morris Denbosky with Lewis Kresner. Mort $7,000. Sept 5. Sept 11, 1907. 2:525—34. A $7,000—$8,000. 11,000

William st, No 182 Spruce st, Nos 23 and 25 | n e cor Spruce st, 23.11x97.4x45.7x93.9, 5-sty brk loft, office and store building. Robert E Bonner et al to New Yorker Staats Zeitung. Mort $35,000. June 18. Sept 6, 1907. 1:103—1. A $77,200—$110,000. other consid and 100

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
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**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

Wooster st, Nos 137 and 139, w s, abt 120 n Prince st, 50x100, 6-sty brk loft and store building. Edwin Schwab to Julia Brown, of Brooklyn. All liens. Sept 11. Sept 12, 1907. 2:515—34. A $48,000—$77,000. other consid and 100

5th st E, No 734, s s, 226.8 w Av D, 29.4x96, 7-sty brk tenement and store. Release mort. The State Bank to Davis Rosenkrantz. Sept 6. Sept 7, 1907. 2:374—25. A $21,000—$45,000. nom

6th st E, No 410, s s, 150 e 1st av, 25x97, 5-sty brk tenement and store. Joseph L Buttenwieser and Lena his wife to Julius B Fox. Mort $18,000. Aug 30. Sept 6, 1907. 2:433—12. A $14,000—$22,000. other consid and 100

6th st E, No 410, s s, 150 e 1st av, 25x97, 5-sty brk tenement and store. Julius B Fox and Louise his wife to Jos L Buttenwieser. Mort $25,000. Sept 4. Sept 6, 1907. 2:433—12. A $14,000—$22,000. other consid and 100

11th st W, No 233, n s, 179.10 w Waverly pl, runs n 12 and 40 x e 0.6 x n 45 x e 19.10 x s 45 x w 0.6 x s 40 and 12 to st x w 20.4 to beginning, 3-sty brk dwelling.

Bedford st, No 15, w s, 142.5 s Downing st, runs w 38.2 x n w 48.5 x s 13.5 x s e 41.10 x e 38.5 to st and n 19.4 to beginning, 3-sty brk tenement.
Mary B Van Etten et al INDVID & EXRS David Van Beuren to Chas H Van Etten. Jan. 12. Sept 11, 1907. 2:614 and 528. 22,998

Same property. Chas H Van Etten to Ella B and Mary B Van Etten. Jan 12. Sept 11, 1907. 2:614—35. A $9,000—$11,500; 2:528—44. A $5,000—$5,500. 22,998

13th st E, No 624, s s, 318 e Av B, 20x103.3, vacant. Henry W Keil et al EXRS Henry Keil to Pincus Lowenfeld and Wm Prager. Aug 12. Sept 12, 1907. 2:395—18. A $11,000—$11,000. 7,250

Same property. Henry W Keil et al HEIRS, &c, Henry Keil to same. All title. B & S. Aug 12. Sept 12, 1907. 2:395. other consid and 100

17th st E, No 427, n s, 369 e 1st av, 25x92, 5-sty brk tenement and store. Max Zwerdling to Jennie Geller. Mort $17,750. Sept 6. Sept 7, 1907. 3:949—16. A $9,000—$13,500. other consid and 100

19th st W, No 409, n s, 125 w 9th av, 21.5x80, 3-sty brk dwelling. Edw H Proudman to Michael Kirk. Mort $8,000. Sept 11, 1907. 3:717—31. A $6,500—$9,500. other consid and 100

21st st W, No 23, n s, 388.1 w 5th av, 25x98.9, 4-sty stone front dwelling. Alice B wife Frank Seabury to Benjamin Stern. Q C and correction deed. All liens. Aug 6. Sept 7, 1907. 3:823—26. A $52,000—$58,000. nom

22d st E, No 156, s s, 92.4 w 3d av, 16.4x98.9, 4-sty brk tenement. Pincus Lowenfeld et al to Saml D Davis. Mort $18,500. Sept 5. Sept 7, 1907. 3:877—53. A $12,000—$14,000. other consid and 100

22d st W, No 471, n s, abt 175 e 10th av, 16.8x98.8, 4-sty stone front dwelling. Jennie B Olwell to J Perry Stoltz. Sept 10, 1907. 3:720—12. A $8,000—$10,000. other consid and 100

27th st E, Nos 3 to 7, n s, 125 e 5th av, 57x98.9, 12-sty brk and stone hotel. Clifford Realty Co to J C Lyons Building & Operating Co. Mort $400,000. Aug 28. Sept 6, 1907. 3:857—7. A $150,000—$440,000. nom

27th st E, No 132, s w s, 51 w Lexington av, 13.6x39.6, 4-sty stone front dwelling. Chas F Murphy to Lexington Realty Co. Aug 21. Sept 9, 1907. 3:882—70. A $5,500—$8,000. other consid and 100

28th st E, No 324, s s, 300 e 2d av, 20x98.9, 4-sty brk tenement and 2-sty brk building in rear. Giovanni Palma to Andrea Palma, Borough of Richmond. Mort $2,000. Sept 10, 1907. 3:933—43. A $7,000—$10,500. other consid and 100

37th st W, Nos 542 and 544, s s, 225 e 11th av, 50x98.9, two 5-sty brk tenements. Max Schlesinger to Charlotte Schwartz ½ part, and Celia and Ruth Schlesinger each ¼ part. July 17. Sept 6, 1907. 3:708—58 and 59. A $14,000—$28,000. other consid and 100

40th st W, No 339, n s, 275 e 9th av, 25x98.9, 4-sty brk tenement and store and 3-sty frame tenement in rear. Pauline A Horn to Earl G Pier. Mort $15,000. July 15. Sept 6, 1907. 4:1031—12. A $14,000—$15,000. other consid and 100

43d st E, No 8, s s, 178.6 e 5th av, 20.6x100.5, 4-sty stone front dwelling. Wm E Hoag to Lena K wife Wm E Hoag. Mort $57,000. Aug 27. Sept 9, 1907. 5:1277—65. A $72,000—$76,000. nom

46th st W, No 420, s s, 300 w 9th av, 25x100.4, 4-sty brk tenement Anna Lacord to Earl G Pier. All liens. Sept 11. Sept 12, 1907. 4:1055—45. A $10,000—$12,000. nom

47th st W, No 130, s s, 437.6 e 7th av, 18.9x100.5, 4-sty stone front dwelling. Benj S Peck to Chas E Coddington, of Bay Shore, L I. B & S. June 11, 1906. Sept 11, 1907. 4:999—47. $31,000—$32,000. nom

50th st W, No 534, s s, 425 w 10th av, 25x100.5, 5-sty stone front tenement. Catherine Vetter to Louis Karasik. Mort $23,500. Sept 5. Sept 7, 1907. 4:1078—50. A $7,500—$20,000. other consid and 100

52d st E, No 4, s s, 100 e 5th av, 30x100.5, 5 and 6-sty stone front dwelling. Edward Holbrook to Harry J Luce. Mort $180,000. Sept 10. Sept 11, 1907. 5:1287—66. A $125,000—$215,000. nom

55th st W, No 540, s s, 225 e 11th av, 25x100.5, 5-sty brk tenement and store. FORECLOS, Sept 4, 1907. Abraham Greenberg referee to Bernard McTavey. Sept 5. Sept 9, 1907. 4:1083—55. A $7,000—$14,000.
$3,900 over and above mort of $10,000 and interest

62d st W, No 152, s s, 175 e Amsterdam av, 25x100.5, 5-sty brk tenement. Anna Lacord to Earl G Pier. Mort $25,000. Sept 11. Sept 12, 1907. 4:1153—57. A $13,000—exempt. nom

63d st E, Nos 332 and 334, s s, 200 w 1st av, 50x100.5, two 5-sty brk tenements and stores. Achille Fellini to John Bozzuffi. Mort $30,000. May 1. Rerecorded from May 17, 1907. Sept 9, 1907. 5:1437—35 and 36. A $18,000—$38,000. other consid and 100

74th st E, No 220, s s, 235 e 3d av, 25x102.2, 4-sty brk tenement and store and 3-sty brk tenement in rear. Dora Graff and ano to Isaac Gotlieb. Mort $5,200. Aug 30. Sept 6, 1907. 5:1428—39. A $11,000—$17,000. nom

74th st E, No 220, s s, 235 e 3d av, 25x102.2, 4-sty brk tenement and store and 3-sty brk tenement in rear. Release mort. The State Bank to Dora Graff. Aug 26. Sept 6, 1907. 5:1428—39. A $11,000—$17,000. nom

75th st W, No 41, n s, 263 e Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Warren W Foster and ano TRUSTEES Chas E Tilford to Lionel F Straus. Aug 30. Sept 12, 1907. 4:1128—11. A $19,000—$35,000. 42,500

75th st E, No 230, s s, 239.5 w 2d av, 20.2x102.2, 4-sty brk tenement. Charles Busch to Samuel Silverman. Mort $10,500. Sept 6. Sept 10, 1907. 5:1429—34½. A $9,000—$12,000. 100

78th st E, No 156,s s, 95 e Lexington av, 18.9x102.2, 3-sty stone front dwelling. Max Loewenberg to James R Keane. Mort $11,000. Sept 10. Sept 11, 1907. 5:1412—49. A $10,000—$13,000. other consid and 100

78th st E, No 156, s s, 95 e Lexington av, 18.9x102.2, 3-sty stone front dwelling. Sophia M Young to Max Loewenberg. Mort $11,000. Aug 9. Sept 10, 1907. 5:1412—49. A $10,000—$13,000. other consid and 100

78th st E, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. FORECLOS, July 10, 1907. Joseph F Mulqueen ref to Hatasatah Realty Co. Aug 30. Sept 12, 1907. 5:1392—63. A $44,000—$60,000. 57,700

83d st W, No 302, s s, 20 w West End av, 20x78.8, 3-sty and basement stone front dwelling. Barbara J Jordan to Daniel B Brinsmade. Mort $19,500. Aug 31. Sept 10, 1907. 4:1245—26. A $10,000—$22,000. other consid and 100

Same property. Michael N Delagi to same. Q C. Sept 3. Sept 10, 1907. 4:1245. nom

84th st E, Nos 158 to 162, s s, 93.6 w 3d av, 81x102.2, three 5-sty brk tenements. Fanny Spiro to Matthew F Mulvihill. Mort $115,875. Sept 6, 1907. 5:1512—41 to 43. A $42,000—$84,000. nom

86th st E, No 435, n s, 221 w Av A, 18x100.8, 4-sty stone front dwelling. Emanuel V Voska to Anna wife of Emanuel V Voska. All liens. Sept 12, 1907. 5:1566—16. A $6,000—$10,000. other consid and 100

88th st W, No 132, s s, 242 w Columbus av, 18x100.8, 3-sty and basement stone front dwelling. Alex C Milne to Ada A Murry. Aug 13. Sept 6, 1907. 4:1218—42½. A $9,000—$20,000. nom

94th st E, No 171, n s, 175 w 3d av, 18.9x100.8, 3-sty stone front dwelling. Simon S Friedberg to Georgia I Naughton. Mort $9,000. Sept 11. Sept 12, 1907. 5:1523—29½. A $8,500—$11,000. other consid and 100

95th st W, No 130, s s, 465 e Amsterdam av, 17x100.8, 3-sty and basement brk dwelling. Annie R Jeannot to Lizzie Whitfield. Sept 3. Sept 10, 1907. 4:1225—45½. A $8,500—$13,000. other consid and 100

97th st E, No 203, n s, 90 e 3d av, 25x100.11, 5-sty brk tenement. Major R Westervelt to Matilda Merklen, of Brooklyn. Mort $24,500. Dec 28, 1905. Rerecorded from Dec 29, 1905. Sept 7, 1907. 6:1647—4½. A $8,000—$17,000. other consid and 100

Same property. Matilda Merklen to Morris Levy. B & S. All liens. Aug 26, 1907. Sept 7, 1907. 6:1647. nom

100th st W, No 243, n s, 125 e West End av, 15x100.11, 4-sty stone front tenement. Gideon E Fountain to Ora E Akeley. Sept 9. Sept 10, 1907. 7:1872—6. A $8,400—$19,000. nom

101st st W, No 312, s s, 117 w West End av, 17x100.11, 5-sty stone front dwelling. Milton W Curry to Rudolph Gaertner. Mort $18,000. Sept 10. Sept 11, 1907. 7:1889—25½. A $10,500—$28,000. other consid and 100

104th st E, Nos 234 to 240, s s, 175 w 2d av, 75x100.11, two 6-sty brk tenements and stores. Barnet Klionsky to Morris Cohen and Davis Levy. Morts $100,250. Sept 5. Sept 6, 1907. 6:1653—32 and 33. A $24,000—$90,000. other consid and 100

106th st E, No 156, s s, 70 e Lexington av, 25x80.11, 5-sty brk tenement and store. Mark G Cohn to Eva Cohn. Mort $21,400. Sept 11. Sept 12, 1907. 6:1633—50. A $10,000—$18,500. other consid and 100

107th st E, No 84, s s, 25 w Park av, 25x75.11, 5-sty stone front tenement and store. Sigmund Orbach to Morris Insel. Mort $19,375. Sept 5. Sept 6, 1907. 6:1612—39. A $8,000—$15,500. other consid and 100

110th st E, No 334, s s, 400 e 2d av, 25x100.11, 2-sty brk tenement and store. Marco Sica to Luigi A Sica. 3-5 parts. Morts $7,000. Aug 30. Sept 12, 1907. 6:1681—36. A $6,000—$7,000. nom

111th st E, No 230, s s, 240 w 2d av, 30x100.11, 6-sty brk tenement and store. Robt J Hubbard to Martin Garone. ½ part. Mort $34,750. Sept 11. Sept 12, 1907. 6:1660—35. A $8 500—$36,000. other consid and 100

111th st E, No 230, s s, 240 w 2d av, 30x100.11, 6-sty brk tenement and store. Martin Garone to Julius A Lowenstein, all of. Mort $34,750. Sept 11. Sept 12, 1907. 6:1660—35. A $8,500—$36,000. other consid and 100

111th st W, Nos 212 to 218, s s, 250 w 7th av, 100x100.11, two 6-sty brk tenements. Pincus Lowenfeld et al to Hyman Adelstein and Abram Avrutine. C a G. Correction and confirmation deed. Mort $45,500. Aug 27. Sept 12, 1907. 7:1826—44 and 46. A $48,000—P $60,000. other consid and 100

111th st W, Nos 216 and 218, s s, 300 w 7th av, 50x100.11, 6-sty brk tenement. Release mort. State Bank to Hyman Adelstein and Abram Avrutine. Sept 5. Sept 6, 1907. 7:1826—46. A $24,000—P $30,000. nom

112th st E, s s, 50 w Madison av, runs w 67.9 x s 54.11 to c l old Harlem road x s w — x e 83.8 x n 100.11 to beginning, vacant. Louis Karasik to Saml Michelson. Mort $35,000. Sept 5. Sept 7, 1907. 6:1617—59 and 60 and 60½. A $29,000—$29,000. other consid and 100

112th st E, No 19, n s, 282 e 5th av, 19x100.11, 5-sty brk tenement. Joseph Dunn to Mitchell P Talmage. Mort $15,000. Sept 5. Sept 6, 1907. 6:1618—12. A $8,500—$16,000. nom

113th st E, Nos 127 and 129, n s, 213.4 e Park av, 36.8x100.11. 6-sty brk tenement and store. Louis Feinberg et al to Iron Realty Co. Mort $47,000. Aug 31. Sept 6, 1907. 6:1641—10. A $15,000—$46,000. other consid and 100

113th st E, No 14, s s, 225 e 5th av, 18.9x100.11, 5-sty brk tenement. William Daly to Annie Goldflam. Mort $16,000. Sept 7. Sept 9, 1907. 6:1618—63. A $8,500—$15,000. nom

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


115th st E, Nos 117 to 129, n s, 155 e Park av, 131.3x100.11, three 6-sty brk tenements and stores. FORECLOS, Sept 6, 1907. Gabriel L Hess ref to Penco Realty Co (all title which Meyer Frank had on May 9, 1907). Sept 10, 1907. 6:1643—8 to 12. A $52,500—$111,000. 500

117th st E, No 106, s s, 47.6 e Park av, 15.10x64.11, 3-sty brk dwelling. Chas C Watkins, Jr., to Mary McCarthy. B & S. All liens. Sept 6. Sept 10, 1907. 6:1644—69. A $4,000—$4,500. 100

118th st E, No 232, s s, 210 w 2d av, 21x100.11, 6-sty brk loft and store building. Mary McCarthy to Gussie Englander. Mort $27,000. July 29. Sept 10, 1907. 6:1667—33. A $5,800—P $18,000. 100

122d st E, Nos 164 to 168, s s, 141 e Lexington av, 50.5x70.4x50.2x67, 6-sty brk tenement and store. Joseph Ludman to Richard Tretler. Mort $35,000. Aug 30. Sept 11, 1907. 6:1770—47. A $14,000—P $60,000. other consid and 100

124th st W, No 232, s s, 400 e 8th av, 25x100.11, 4-sty brk tenement and store. Augusta Riessner to Frank H Hines. All title under will Thos F Hines. Mort $12,000. Sept 6. Sept 7, 1907. 7:1929—48. A $11,000—$14,000. other consid and 100

126th st E, No 227, n s, 271.6 e 3d av, 33.6x99.11, 5-sty brk tenement and store. Hannah Cohen to Eva Cohn. Mort $32,100. Sept 6, 1907. 6:1791—12. A $9,500—$29,000. other consid and 100

126th st E, No 225, n s, 254.6 e 3d av, 17x99.11, 5-sty brk tenement and store. Bella R Blitzer to Hannah Bergman. Mort $17,750. Sept 2. Sept 6, 1907. 6:1791—11½. A $4,500—$14,500. other consid and 100

127th st E, No 157, n s, 240 w 3d av, 30x99.11, 6-sty brk tenement and store. Samuel Michelson to Louis Karasik and Louis J. Jacoves. Mort $30,000. Aug 31. Sept 7, 1907. 6:1776—27. A $9,000—P $37,000. nom

127th st E, No 157, n s, 240 w 3d av, 30x99.11, 6-sty brk tenement and store. Louis J Jacoves et al to Catherine Vetter, of Ridgefield Park, N J. Mort $30,000. Sept 6. Sept 7, 1907. 6:1776—27. A $9,000 -P $37,000. nom

131st st W, No 133 (129), n s, 341 w Lenox av, 17x99.11, 3-sty stone front dwelling. John J Halstead to Mary E Doscher. Mt $12,000. Aug 6. Sept 11, 1907. 7:1916—17½. A $7,400—$13,000. other consid and 100

132d st W, No 224, s s, 224 w 7th av, 16.8x99.11, 3-sty stone front dwelling. Randolph Guggenheimer to Geo H Pigueron. B & &. All liens. Aug 2. Sept 11, 1907. 7:1937—43. A $6,600—$11,000. nom

132d st W, No 224, s s, 224 w 7th av, 16.8x99.11, 3-sty stone front dwelling. Geo H Pigueron to the Fuchs Construction Co. Mort $10,000. Aug 30. Sept 11, 1907. 7:1937—43. A $6,600—$11,000. nom

144th st W, No. 468, s s, 82.6 e Amsterdam av, 17.6x99.11, 4-sty brk and stone dwelling. J Allen Townsend et al to Geo W Simpson. C a G. Sept 5. Sept 6, 1907. 7:2059—27. A $4,500—$13,500. other consid and 100

146th st W, No 603, n s, 100 w Broadway, 25.6x99.11, 4-sty brk tenement. Frank J Sinnott to Rose Nulle. Mort $14,000. Sept 7. Sept 9, 1907. 7:2093—27. A $8,000—$20,000. other consid and 100

148th st W, No 614, s s, 140 w Broadway, 15x99.11, 3-sty brk dwelling. Thomas Smith et al to John E Brown. Mort $7,000. Sept 3. Sept 9, 1907. 7:2094—39½. A $4,500—$10,000. other consid and 100

161st st W, No 566, s s, 220.6 e Broadway, 16x99.11, 3-sty stone front dwelling. Monroe F Mannheimer to Mary Van Norden. B & S. Mort $5,000. Sept 6, 1907. 8:2119—17. A $5,200—$11,500. 100

163d st W, No 448, s s, 85 e Amsterdam av, runs e 40 x s 112.6 x w 25 x n 12.6 x w 15 x n 100 to beginning, 5-sty brk tenement. Joseph Horowitz to Tremont Construction Co. Mort $43,000. Sept 9. Sept 12, 1907. 8:2110—10. A $—— $——. other consid and 100

Av B, No 287, e s, 42 s 17th st, 20x68, 5-sty brk tenement and store. Myron Sulzberger et al to Samuel C Baum. Morts $10,500. Sept 4. Sept 6, 1907. 3:984—58. A $5,700—$9,000. other consid and 100

Av B, No 179, e s, 51.9 n 11th st, 17.2x71, 4-sty brk tenement and store. Max Rosenthal et al to Israel Kurzman. Mort $12,750. Sept 6. Sept 7, 1907. 2:394—3. A $9,000—$12,000. other consid and 100

Amsterdam av, Nos 2000 and 2002 | n w cor 159th st, 49.11x
159th st, No 501 | 79.10, 6-sty brk tenement.
Release judgment. Lawyers Realty Co to Frederick Knack. Aug 6. Sept 9, 1907. 8:2118—42. A $30,000—$80,000. nom

Amsterdam av, Nos 1117 and 1119 | s e cor 115th st, 40.11x100.
115th st |
Amsterdam av, Nos 1101 and 1103 | n e cor 114th st, 40.11x100,
114th st |
two 6-sty brk tenements and stores.
The Polstein Realty and Construction Co to Joseph Polstein. Morts $82,099. Sept 5. Sept 6, 1907. 7:1867—1 and 38. A $80,000—P $100,000. other consid and 100

Amsterdam av, No 454 | s w cor 82d st, 27.2x87x27.2x86.11, 5-
82d st, No 200 | sty brk tenement and store. 4:1229
36. A $30,000—$49,000.

Columbus av, Nos 181 to 189 | n e cor 68th st, 100.5x30, 5-sty
68th st, No 77 | brk tenement and store. 4:1121
1. A $60,000—$90,000.

8th av, Nos 870 and 872 | n e cor 52d st, runs n 40.5 x e 70 x n
52d st, Nos 271 and 273 | 60 x e 15 x s 100.5 to 52d st, x w 85
to beginning, two 4-sty brk tenements and stores and 3-sty brk and stone dwelling in st. 4:1024; 1, 2 and 4¼. A $75,000—$86,000.

8th av, No 640 | n e cor 41st st, 24.8x100, 5-sty brk tene-
41st st, Nos 261 and 263 | ment and store. 4:1013—1. A $60,000—$80,000.

8th av, No 830 | n e cor 50th st, 25.6x70, 4-sty brk ten-
50th st, Nos 253 and 255 | ement and store. 4:1022—1. $38,000—$43,000.

9th av, Nos 618 and 620 | s e cor 44th st, 40.2x100, two 3-sty and
44th st, Nos 358 and 360 | one 2-sty brk tenements and stores. 4:1034—61 and 62. A $40,000—$45,500.

45th st, No 107, n s, 100 w 6th av, 20x100.5, 3-sty stone front dwelling. 4:998—28. A $38,000—$40,000.

52d st, No 269, n s, 85 e 8th av, 15x100.5, 3-sty brk and stone dwelling. 4:1024—4½. A $16,000—$17,000.
Louis B Adams to Daisy C K wife of Louis B Adams. ½ part of title. Aug 30. Sept 11 1907. nom

Bloomingdale road (closed) strip bounded s by n s 120th st, n by s s 126th st, e by w s Broadway and on w by Claremont av, except a strip bounded n by s s 125th st, e by w s land formerly of Alois Gutwillig, w by c l said Old Bloomingdale road and s by a line 104.4 s from s s 125th st, being east ½ of said road, 34x104.4, also except strip formed by e s of said road at n s 125th st, runs w — to cl said road, x n — to w s Broadway, x s — to e s said road, x s — to beginning. Cathalena C Mercer HEIR Sophia Mercer to Harry C Birge of Falls Church, Fairfax Co, Va. All title. B & S. The intention being to convey all interest in said closed roadway and land adjacent thereto to which party 1st part is entitled. Aug 15, 1906. (Re-recorded from Dec 21, 1906). Sept 11, 1907. 7:1992 and 1993. other consid and 100

Bowery, No 204, w s, 160.5 n Spring st, 16.8x99.8x16.8x98.11, 2-sty brk store. FORECLOS, Aug 27, 1907. Thos W Churchill ref to City Real Estate Co. Sept 10. Sept 11, 1907. 2:492—33. A $15,000—P $17,000. 17,000

Bowery, No 43, s e s, 165.1 n e Bayard st, 20.5x69.10x20.4x71.9, 5-sty brk building and store.
Water st, No 361 | s w cor James slip, 39.4x21.9x38.11x22.3,
James slip, No 11 | 3-sty frame tenement and store.
Louis B Adams to Daisy C K wife of Louis B Adams. ½ part of all title. Aug 30. Sept 11, 1907. 1:290—8. A $16,000—$30,000. 1:110—1. A $10,000—$11,500. nom

Broadway, No 4052, late Kingsbridge road, e s, 22.2 s 171st st, 27.9x101.11x25x114, 2-sty frame tenement and store. Johanna C Fealy to Godric McGowan. Sept 5. Sept 6, 1907. 8:2141—7. A $10,500—$12,000. other consid and 100

Jensen av | n w s, at e s Terrace View av, runs n e 81.11
Terrace View av | x n w 105.1 to Terrace View av, x s 133.8 on curve to beginning, vacant. Solomon Berliner et al to Mark L Kelly. Sept 3. Sept 11, 1907. 13:3402—64. A $—— $——. other consid and 100

Lenox av, Nos 661 to 679 | n w cor 143d st, 199.11 to s s 144th st,
143d st | x100, five 6-sty brk tenements and
144th st, No 100 | stores. FORECLOS, Sept 6, 1907. Leopold Moschcowitz ref to Penco Realty Co (all title which Meyer Frank had on May 9, 1907). Sept 10, 1907. 7:2012—29 to 36. A $123,500—$230,000. 500

Lexington av, No 1621, on map Nos 1621 and 1623 | n e cor 102d
102d st | st, 55x47.6,
two 5-sty brk tenements and stores.

2d av, No 2499 | s w cor 128th st, 25x75, 5-sty brk tenement and
128th st | store.
Louis B Adams to Daisy C K wife of Louis B Adams. ½ part. All title. Aug 30. Sept 11, 1907. 6:1630—21. A $17,000—$33,000. 1792—28. A $9,500—$20,000. nom

Lexington av, No 61 | begins 25th st, n s, 79.10 e Lexington av,
25th st, No 135 | runs w 79.10 to e s Lexington av, x n 20 x e 40.1 and 39.9 x s 19.9 to beginning, 6 and 7-sty brk and stone hotel. Earl G Pier to Anna Lacord. Mort $45,000. Sept 5. Sept 12, 1907. 3:881—28. A $23,000—$53,000. nom

Madison av, No 1014, w s, 30 n 78th st, 23x100, 5 and 6-sty stone front dwelling. J C Lyons Building and Operating Co to Star Holding Co. Mort $75,000. Sept 4. Sept 6, 1907. 5:1393—15. A $65,000—$120,000. other consid and 100

Madison av, Nos 1642 to 1646, w s, 43.11 s 110th st, 57x100, three 5-sty stone front tenements, stores in Nos 1644 and 1642. Eva Cohn to Marcus Rosenthal. Mort $60,200. Sept 6, 1907. 6:1615—55 and 56. A $24,000—$36,500. 100

Riverside Drive, No 335, e s, 78 n 105th st, 22.11x100, 5-sty brk and stone dwelling. Wm T Lawson to Leonidas M Lawson, Jr. Mort $52,500. July 1. Sept 10, 1907. 7:1891—42. A $24,000—$60,000. other consid and 100

St Nicholas av, No 220 | n e cor 121st st, 32.4x84.8x27.6x67.9, 5-
121st st, No 273 | sty brk tenement and store. John P Flannery to Paul F O'Neill. Mort $45,000. Sept 10. Sept 11, 1907. 7:1927—1. A $20,000—$37,000. nom

St Nicholas av, No 80 | n e cor 114th st, 59.9x abt 124.3x50.11x93,
114th st, No 123 | 7-sty brk tenement. Abraham Miller et al to Upright Co. Mort $125,000. July 15. Sept 9, 1907. 7:1824—14. A $48,000—$140,000. nom

Wadsworth av, w s, 250 s 187th st, 25x150, vacant. Isidor Grayhead to David Carfolite. Sept 4. Sept 6, 1907. 8:2167—66. A 8,000—$8,000. other consid and 100

1st av, No 2416, e s, 25.2 s 124th st, 25.1x100, 5-sty brk tenement and store. Arthur Baur to Concetta Marrone. Q C and confirmation deed. Aug 21. Sept 12, 1907. 6;1811—46. A $7,000—$18,000. nom

1st av, No 420, s e s, abt 70 s 25th st, 24.8x100, 5-sty brk tenement and store. Sarah Cohn to A B C Realty Co. Mort $13,000. Sept 11, 1907. 3:956—57. A $13,000—$19,000. nom

2d av, Nos 188 and 190 | s e cor 12th st, 41.3x100, 6-sty brk
12th st, Nos 300 and 300½ | tenement and store. Louis Haims and Rebecca his wife to Rebecca Haims. All liens. Sept 7. Sept 9, 1907. 2:453—8. A $45,000—$——. other consid and 100

2d av, Nos 1848 and 1850, e s, 50.8 s 96th st, 50x100, two 5-sty brk tenements and stores. Henry Greenfield to Leon I Levien. Mort $53,750. Sept 6. Sept 7, 1907. 5:1558—51 and 52. A $26,000—$42,000. nom

2d av, Nos 1848 and 1850, e s, 50.8 s 96th st, 50x100, two 5-sty brk tenements and stores. Joseph Siskind to Henry Greenfield. ¼ part. All liens. Aug 23. Sept 7, 1907. 5:1558—51 and 52. A $26,000—$42,000. nom

2d av, No 877 | s w cor 47th st, 25x73, 5-sty brk tenement and
47th st, No 242 | store.

2d av, No 1161 | n w cor 61st st, 21.3x48.6, 4-sty brk tenement
61st st, No 257 | and store.

3d av, No 719 | s e cor 45th st, 25.1x80, 3-sty brk tene-
45th st, Nos 200 and 202 | ment and store.
Louis B Adams to Daisy C K wife Louis B Adams. ½ part of all title. Aug 30. Sept 11, 1907. 5:1320—29. A $22,000—$30,000; 1416—21. A—$13,000—$17,000; 1318—48. A—$28,000—$35,000. nom

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3d av, No 1953, e s, 106.2 s 108th st, 17.8x100, 4-sty brk tenement and store. Benj J Striem to Morris Prowler. Mort $16,000. Aug 30. Sept 6, 1907. 6:1657—4. A $9,500—$16,000. other consid and 100

5d av, Nos 539 and 541 | s e cor 36th st, 49.5x100, two 3 and
36th st, Nos 200 and 202 | one 4-sty brk tenements and stores. 3:916—60 to 62. A $48,000—$61,000.

7th av, No 342 | n w cor 29th st, 20.9x64, 4-sty brk
29th st, Nos 201 and 203 | tenement and store. 3:779—36. A $29,000—$34,000.

7th av, No 344, w s, 20.9 n 29th st, 19x64, 4-sty brk tenement and store. 3:779—37. A $23,000—$26,000.

7th av, No 375, e s, 25.3 s 31st st, 21x75, 3-sty brk tenement and store. 3:806—77. A $34,000—$36,000.

8th av, Nos 539 and 541 | n w cor 37th st, runs n 28 x w 75 x n
37th st, Nos 301 to 305 | 21.3 x w 25 x s 49.4 to st, x e 100 to beginning, 6-sty brk loft and store building. 3:761—31. A $72,000—$107,000.

11th av, No 246 | n e cor 26th st, 25x98.4x25x98.3, 5-sty brk
26th st, Nos 559 | tenement and store. 3:698—1. A $11,000—$40,000.

30th st, Nos 208 and 210, s s, 121 w 7th av, 46x98.9, 3-sty frame and 4-sty frame brk front tenements and stores and two 4-sty brk tenements in rear. 3:779—49 and 50. A $24,000—$29,000.

31st st, No 54, s s, 80 e 6th av, 20x63, 3-sty brk building and store. 3:832—76. A $43,000—$50,000.

34th st, Nos 413 and 415, n s, 100 e 1st av, 49.6x98.9, two 4-sty brk tenements and stores. 3:966—5, 6. A $32,000—$42,000.

34th st, No 417, n s, 149.6 e 1st av, 25.6x98.9, 4-sty brk tenement and store. 3:966—7. A $16,000—$21,500.

35th st, No 407, n s, 80 w 9th av, 20x24.9, 2-sty frame tenement and store. 3:733—30. A $4,000—$4,500.

37th st, No 307, n s, 100 w 8th av, 25x98.9, 6-sty brk loft and store building. 3:761—30. A $10,500—$24,000.

Louis B Adams to Carolyn K wife of Louis B Adams. ½ part of all title. Aug 30. Sept 11, 1907. nom

5th av, No 2149, e s, 50 n 131st st, 24.11x99, 5-sty brk tenement. Albert W J Petrie to George Latour. Mort $17,000. Sept 1. Sept 11, 1907. 6:1756—3. A $14,000—$25,000. other consid and 100

5th av, Nos 667 to 671 | s e cor 53d st, runs e 125 x s 100.5 x w
53d st, No 2 | 25 x n 40 x w 100 to e s of av, x n 60.5 to beginning, four 4-sty and basement stone front dwellings. Harry J Luce to Edward Holbrook. Mort $600,000. Sept 7. Sept 10, 1907. 5:1288—68 to 70½. A $639,000—$684,000. other consid and 100

7th av, No 162, w s, 46 s 20th st, 23x85, 3-sty brk tenement and store. Rufus King exr Margaret King to Emma Rosen. Sept 12, 1907. 3:769—39. A $15,500—$17,500. 27,000

## MISCELLANEOUS.

Baltic st, foot of, Brooklyn. Acknowledgment of performance of conditions in grant of letters patent to Frederick Wood, Commissioners of the Land Office, Albany, N Y, to New York Dock Co. April 26, 1906. Re-recorded from Kings Co. Mar 22, 1907, Sec 2 block 308. Sept 12, 1907. 1:1.

Exemplified copy last will of Annie McGrale Flanagan. Dec 14, 1903. Sept 12, 1907.

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Bryant st or av, w s, 175 s 172d st, 50x100, vacant. Gertrude H Hotto to Hyman Davis and Frank E Silverman. Mort $4,500. Sept 11. Sept 12, 1907. 11:2995. other consid and 100

Brown pl | n e cor 132d st, 100x95, vacant. Chas S Brown et al
132d st | EXRS, &c, Lewis B Brown to Bernhard H Janssen. July 11. Sept 7, 1907. 9:2277. 12,750

Elsmere pl, n w cor Marmion av, 25x100, vacant. Jere C Lyons to Star Holding Co. Sept 4. Sept 6, 1907. 11:2956. other consid and 100

*Dock st, s w s, 300 s e Thomas st, runs s w 157.1 x n 159.9 x e 154.10 to st, x — 150 to beginning, Westchester. Henry C Henderson to C Adelbert Becker. All liens. Aug 30. Sept 10, 1907. 4,000

*Dock st, s w s, 150 s e Thomas st, 150x157.1x159.9x154.10, Westchester. C Adelbert Becker to Westchester Concrete Block Co. All liens. Sept 12, 1907. other consid and 100

Dawson st, No 810, s s, 101.11 e Tinton or Beach av, 25.5x114.8x25x119.8, 2-sty frame dwelling. Alice McN Batten to Katie Freyer. Sept 11. Sept 12, 1907. 10:2665. other consid and 500

Fox st, s s, 278.11 e Prospect av, 40x109, 5-sty brk tenement. Release 2 morts. N Y Trust Co to Joseph Leitner and Charles Kreymborg. Aug 28. Sept 11, 1907. 10:2683. consideration of each, other consid and 1,000

Fairmount pl, No 707, n e s, abt 70 e Crotona av, deed reads part lot 107 map Fairmount, and adj lot 99, runs n e 200 x s e 30 x s w 200 to pl x n w 30 to beginning, 2-sty frame dwelling. Frank Knezek to Mary E Bird. Mort $2,000. Sept 10, 1907. 11:2950. other consid and 100

Fox st, s s, 478.11 e Prospect av, 40x109, 5-sty brk tenement. Release two morts. N Y Trust Co to Joseph Leitner and Chas Kreymborg. Sept 4. Sept 10, 1907. 10:2683. consideration of each 1,000

Faile st, No 882, on map No 796, e s, 125 n Seneca av, 25x100, 2-sty frame dwelling. Frederick McCarthy et al to Bernardo F Carlock. Mort $4,500. Aug 31. Sept 10, 1907. 10:2761. other consid and 100

*Harrison st, w s, abt 313 n Davis st, 50x86x—x81.11. Duncan A McLeod to Louis Schmid. Mort $520. Sept 5. Sept 9, 1907. other consid and 100

*Harriet pl, w s, 223.5 n Eastern Boulevard, 75x100, Throggs Neck.

Benedict av, s s, 21.6 e Pugsley av, 21.6x100x23.6x100.

Richard H Arnold to Harry Arnold, of Poughkeepsie, N Y. All liens. Sept 9, 1907. nom

Hoffman st, No 2471, w s, 30 s 189th st, 16.8x97.5, 2-sty frame dwelling. Louise F Heller to Andrew F Ryder. Mort $2,500. Sept 11. Sept 12, 1907. 11:3058. 100

Home st, n s, 86.5 e Longfellow st, 50x100, vacant. Dawson Realty Co to David Kleinitz. Mort $5,145. Sept 6, 1907. 11:3006. other consid and 100

Loring pl, w s, 80.1 n 183d st, 21x101.4x20.11x102.8, 3-sty brk dwelling. Edwin C Dusenbury to Marie Wittmack. Sept 5, Sept 6, 1907. 11:3225. other consid and 100

*Marian st | n w s, abt 269 n 239th st, 47.8x— to 1st st, 16.10x
1st st | 148.6, Washingtonville. Catherine wife of Wm Heppenheimer an HEIR of Cajetan Boller to Wm D Miller. All title. All liens. Sept 9, 1904. Sept 7, 1907. nom

Minford pl No 1428, e s, 125 n Jennings st, 25x100, 2-sty frame dwelling. Augusta Sauer to David Henry. Sept 5. Sept 6, 1907. 11:2977. 100

*Matilda st, s e s, 425 n 239th st, 25x100, Washingtonville. Kate Nordmann to Joseph Keller. Mort $4,500. Aug 27. Sept 12, 1907. other consid and 100

*Magenta st, n s, 510 e White Plains road, 50x100 and being lots 207a and 208a, map No 426 of building lots near Williamsbridge. A Shatzkin & Sons to Francesco and Antonio Filloremo, of Brooklyn. Mort $1,280. Sept 7. Sept 9, 1907. 100

*Poplar st, n s, 176 e Forest st, 25x97x25x99.10. Marcus Nathan to Anna McKown, Aug 28. Sept 4, 1907. Corrects error in last issue, when description read Westchester av, s s, abt 75 w 175th st. other consid and 100

*Poplar st, n s, abt 200 e Forest st, 25x100. Marcus Nathan to Sarah Nerenberg. Aug 15. Sept 6, 1907. other consid and 100

*Pell pl, s e cor 243d st, 33.4x100, South Mt Vernon. Abraham Epstein to the Becker-Scaison Co. Mort $1,000. July 5. Sept 9, 1907. other consid and 100

*Southerly st, n s, 166.8 w Main st, 33.4x108.3, being w 1-3 of lot 12 map of property Eliz Pell on City Island. Henry Rohlfs to Alex Steinherz. Sept 5. Sept 6, 1907. other consid and 100

*Tompkins st, e s, 425 n 152d st, 49.5x31.10x abt 80x77.9. Hudson P Rose Co to Mary M De Canio. Aug 28. Sept 11, 1907. nom

*Tompkins st, e s, 400 n 152d st, 25x77.9x30.9x95.7. Hudson P Rose Co to Mary M De Canio. Aug 31. Sept 11, 1907. nom

*2d st, w s, — s 224th st, and being lot 1138 map Wakefield, contains ¼ acre. Henry L Franklin to Gabriel Marks. ½ part. Mort $2,000. Aug 28. Sept 9, 1907. nom

*4th st, s s, 249 w Av C, 50x103, Unionport. Philip Kaufman to Wm H R Hoffman. Mort $800. Sept 6. Sept 7, 1907. other consid and 100

*5th st, n s, 323.11 e Green lane or av, 25x100, Westchester. Release judgment. Title Guarantee and Trust Co to Isaac M Lerner. Sept 25, 1906. Sept 10, 1907. 20

*10th st, s s, abt 108 w Tremont av, 50x108, Unionport. Wm H R Hoffmann to Philip Kaufman. Sept 6. Sept 9, 1907. nom

*11th st, n s, 355 w Av D, 25x108, Unionport. Chas A Weber to Jacob F Gohner. Mort $2,500. Sept 3. Sept 11, 1907. other consid and 150

136th st, No 349, old No 595, n s, 156.6 e Alexander av, 25x100, 5-sty brk tenement. Maria E Bunz and ano to William Spiegel. Mort $14,000. Sept 12, 1907. 9:2299. other consid and 100

138th st, No 534, s s, 265.2 e Brook av, 50x100, 6-sty brk tenement and store. Release mort. Samuel J Goldsmith to Chas H Ehrenstrom. Sept 6. Sept 9, 1907. 9:2265. nom

Same property. Chas H Ehrenstrom to Morris Fisher. Mort $48,546. Sept 3. Sept 9, 1907. 9:2265. nom

144th st, n s, 525.2 e Willis av, old line, 25x93.9x22.6x96.1, 4-sty brk tenement. Anna Carsey to Frances E Morrison. Sept 4. Sept 6, 1907. 9:2289. other consid and 100

152d st, Nos 288 and 290, s s, 200.3 (?) e Morris av, 50x117x50x117.2, 6-sty brk tenement and store. Release judgment. Lawyers Realty Co to Garibaldi Realty and Construction Co. Aug 13. Sept 9, 1907. 9:2411. nom

164th st, n s, 192.8 e Washington av, being w ½ of the lot which is 52.5x199.10x41.5x199.10, vacant. Order of court ratifying and confirming report of referee and debarring all rights and claims of the defendants therein. Henry Metzinger plaintiff agt John Doe and Richard Roe as DEVISEES and HEIRS of George Albreight decd defendants. Sept 9. Sept 10, 1907. 9:2369.

167th st, s s, 93.10 w Fox st, 20x84x20x83.9, 3-sty frame tenement. Jas C Gaffney to Geo W Ryan and Marcella his wife tenants by entirety. Mort $8,000. Sept 10. Sept 11, 1907. 10:2717. nom

170th st, No 392, s s, abt 60 w Clay av, runs s 63.2 x e 16.8 x n 74.4 to st x w 20.1 to beginning, 2 and 3-sty frame tenement. Rosa Altieri to John F Ernst and Louisa Voepel. Mort $4,500. Sept 10. Sept 11, 1907. 11:2782. 100

*173d st, e s, 281 s Gleason av, 25x100. Certificate, &c, by John J Donahue EXR Mary White that he is about to sell above to Mary Connors for $350 over and above mortgage of $495. Sept 5. Sept 12, 1907.

*Same property. Same to same. Mort $495. Sept 5. Sept 12, 1907. 845

174th st, n w cor Eastburn av, 95x88.3.
Eastburn av, w s, 68.3 n 173d st, 25x95.
Morris av, e s, 131.7 s 174th st, 25x85.
Morris av, e s, 63.3 n 174th st, 25x85.
Morris av, w s, 136.7 s 174th st, 75x85 vacant.
Edw L Woolf et al to Jas A Woolf, of New Rochelle, N Y. ¾ parts. Sept 9. Sept 11, 1907. 11:2824, 2795 and 2790. other consid and 100

178th st, No 8, s s, 60 w Cedar av, or Riverview terrace, 20x98, 2-sty frame dwelling. Louis C Tiffany and ano EXRS Chas L Tiffany to Frances Meiner. July 11. Sept 10, 1907. 11:2883. 3,500

180th st, No 721, n s, 91.9 w Washington av, runs n 85.10 x w 3.2 x n 50 x w 46.9 x s 50 x w 3.2 x s 85.10 to st, x e 53.2 to beginning, 2-sty frame dwelling and 2-sty frame rear dwelling. Peter N Kotnowski to Mark Hunt. Mort $5,000. Sept 5. Sept 9, 1907. 11:3037. other consid and 100

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180th st, No 579, n s, 80 e Tiebout av, 20.1x90, 3-sty frame tenement. Frank A Schorer to Jas E Delaney. Sept 10. Sept 11, 1907. 11:3143. other consid and 100

187th st, Nos 932 and 934, s s, 100 w Crescent av, 50x100, except part for Crescent av, 5-sty brk tenement and store. Simon Lesser et al to Joseph Schwarz, of Atlantic City, N J. Mort $48,900. Sept 7. Sept 9, 1907. 11:3074. other consid and 100

*214th st, n s, 200 w Tilden av, 25x100, Laconia Park. A Shatzkin & Sons to Nicholas Arace. Mort $800. Sept 5. Sept 10, 1907. 100

*214th st, n s, 125 w Tilden av, 25x100, Laconia Park. A Shatzkin & Sons to Michael Girardi. Mort $500. Sept 5. Sept 6, 1907. 100

*216th st, n s, 125 w Tilden av, 25x109.4, Laconia Park. Francesco P Cordone to Mary Marcon. Mort $300. Mar 9. Sept 11, 1907. nom

*219th st, s s, 163.5 w 3d or Park av, 28x24.11x28x26.11. Release mort. John H Burt to Emil Wabst. Aug 13. Sept 6, 1907. nom

*219th st, s s, 180 e 4th av, 25x114, Wakefield. William A Skahan to Patrick and Anna M Dwyer. Sept 11. Sept 12, 1907. nom

*220th st, s s, 155.5 w 5th av, 25.9x114.5, Wakefield. James W Barker to Filomena Balac and Barbara Hejduk. Mort $2,500. Sept 9. Sept 10, 1907. 100

*223d st, s s, 280 e 4th st, 25x114, Wakefield. Luigi Romeo to Mariano Cordovano. Mort $600. Sept 10. Sept 11, 1907. other consid and 100

*223d st, s s, 305 e 4th st, 25x114, Wakefield. Oswald Sommer to Luigi Romeo. Nov 27, 1905. Rerecorded from Dec 1, 1905. Sept 11, 1907. other consid and 100

*226th st, n s, 175 w Paulding av, 25x109.6. A Shatzkin & Sons to Raffaele Di Pippo. Mort $690. Sept 10. Sept 11, 1907. other consid and 100

*226th st, n s, 200 w Paulding av, 25x109.6. A Shatzkin & Sons to Louis Respol. Mort $690. Sept 10. Sept 11, 1907. 100

*228th st, s s, 255 e Barnes av, 25x114, Wakefield. Swedish American Realty Co to Carl M Nicholson. Mort $5,500. Aug 1. Sept 6, 1907. other consid and 100

235th st (Willard av), s s, 150 w Kepler av, 25x100, vacant. Geo J Lander to Geo Lander. Aug 15. Sept 9, 1907. 12:3369. other consid and 100

235th st, n s, 425 e Keppler av, 25x100, 2-sty frame dwelling. Dora M Schrenkeisen to Joseph P Gorman. Mort $3,000. Sept 10. Sept 11, 1907. 12:3376. 100

259th st, s s, 300 e Riverdale av, 100x95, 2-sty frame dwelling and vacant. Richard Fitzgerald to Bridget wife of Richard Fitzgerald. Sept 6. Sept 7, 1907. 13.3423. nom

Arthur av, bet 179th and 180th st and being lot 60 map property of Nathaniel Jarvis, Jr, in Upper Morrisania, 50x100, except part for av. William Edebohls et al to Louis Heim. Mort $3,500. Sept 11, 1907. 11:3069. other consid and 100

Arthur av, bet 179th and 180th sts, and being lot 58 same map 50x100, except part for av. Mary Ryer to same. All liens. Sept 11, 1907. 11:3069. other consid and 100

Arthur av, bet 179th and 180th sts and being lot 59 same map, 50x100, except part for av. Wm Edebohls to same. All liens. Sept 11, 1907. 11:3069. other consid and 100

Arthur av, bet 179th and 180th sts, and being lots 58, 59 and 60 same map, each lot 50x100, except part for av. Louis Heim to Cornelius J Behan, of Brooklyn. Mort $19,000. Sept 11, 1907. 11:3069. other consid and 100

Aqueduct av E, e s, 25.4 s Evelyn pl, 25.4x97.5x25x92, vacant. Arthur S Gaynor and ano EXRS, &c, Thos F Gaynor to Eliz J Wellwood. Mort $1,700. Sept 11. Sept 12, 1907. 11:3209. 2,200

Anderson av, w s, 246 n 164th st, 53x100, vacant. Katharine S Du Bois to Chas A Herrmann. Sept 7. Sept 11, 1907. 9:2508. nom

*Boston road, s e cor Grace av, 45x105.2x45x103.5. Irving Realty Co to Joseph Keller. Aug 30. Sept 10, 1907. other consid and 100

Bainbridge av, No 2659, w s, 184.11 n 194th st, 26x73.5x26x72.5, 2-sty frame dwelling. Helen D Meyers to Samuel Wenk. Mort $5,000. Sept 6. Sept 10, 1907. 12:3294. other consid and 100

Briggs av, n w s, 439.8 n 194th st, 22x95.9x22x94.11, 3-sty frame dwelling. William H Wright & Son, Inc, to Eliz J McDonnell. Mort $6,000. Correction deed. July 10. Sept 10, 1907. 12:3300. other consid and 100

Briggs av, No 2666, e s, 238.2 n 194th st, 22.8x75.10x22.7x74.11, 2-sty frame dwelling. William H Wright & Son Inc, a corpn, to Nathaniel B Sawyer and Anna M his wife, tenants by entirety. Mort $4,000. Sept 7. Sept 9, 1907. 12:3294. other consid and 100

Boston road, No 1444, s s, 119.5 e Prospect av, 25x90, 4-sty brk tenement and store. CONTRACT. Gertrude C Wright with Henry C Ahrens. Mort $15,000. Aug 7. Sept 11, 1907. 11:2963. 21,500

Brook av, No 1362, e s, 195 s 170th st, 24.6x100, 4-sty brk tenement. Zerline Stein to Jonas Weil. Mort $10,750. June 5. Sept 12, 1907. 11:2894. other consid and 100

*Burdett av, s s, 500 w Ft Schuyler road, 25x100x25x—. Nathan Postal to George Rueckel. Sept 5. Sept 7, 1907. nom

Brook av, Nos 898 to 902, 162d st | s e cor 162d st, 124.11x83.1x104.1x141.5, two 2-sty frame dwellings and 1-sty frame building and vacant and 1-sty frame store. Samuel Grodginsky to Isaac Haft. 1-3 part. Mort $33,300 and all liens. Sept 5. Sept 6, 1907. 9:2366. other consid and 100

*Bear Swamp road, s s, 63.3 e Cruger st, 63.3x74x50x113.3. Frank A Becker to Jennie Arnold. Aug 8. Sept 6, 1907. nom

*Castle Hill av (Av C), s e cor Story av (3d st), 54.3x105, Unionport. Thos J Kerr to Wm H Brady. Mort $1,200. Aug 17. Sept 9, 1907. other consid and 100

Crimmins av, n e cor Oak terrace, 100x86, vacant.

Crimmins av, s e cor Oak terrace, 100x61.5, vacant. Mort on two parcels above $20,500.

Crotona av, e s, 440 n 183d st, 20x100, vacant. Mort $6,750. John O'Leary to Lorenz Weiher. Sept 5. Sept 7, 1907. 10:2555 11:3102. other consid and 1,000

*De Milt av, s s and extending to Bronx River and distant 25 w of right of way of N Y & Harlem R R, runs s — to n line on map of Washingtonville, x w — to c l Bronx River, x — to said av, x e — to beginning. Francis K Stevens to Wm D Miller. B & S and C a G. Sept 28, 1905. Sept 7, 1907. other consid and 100

*De Milt av, n s, 68.2 e Pell pl, 34.1x70x33.4x—, South Mt Vernon. Walter B Dixon to Wm T Mapes. Aug 31. Sept 11, 1907. other consid and 100

*Eastchester road, e s, 247 n Boston Post road, 25x103.9x25x—. Lillie Dallin to Kath A McCrain. Mort $550. Sept 5. Sept 9, 1907. other consid and 100

Findlay av | n w cor 166th st, runs w 200 to e s College av, x College av | n 350 x e 100.2 x s 50 x e 100.2 to w s Findlay av, 166th st | x s 300 to beginning. J C Lyons Building and Operating Co to Star Holding Co. Sept 4. Sept 6, 1907. 9:2434. other consid and 100

Fulton av | n w cor Wendover av, 42.9x100x28.3x101, 5-sty Wendover av | brk tenement. Annita De Feo to Michael A De Feo. Mort $41,000. Nov 3, 1905. Sept 11, 1907. 11:2929. 100

*Glebe av, e s, 101.11 s Lyon av, 25.5x115.9x26.9x107.8, Westchester. Joseph Plante et al to Margaretha E Stickel. Mort $3,500. Aug 31. Sept 9, 1907. other consid and 100

Grand Boulevard and Concourse, s e s, 104.10 s w Eastburn av, runs s w 147.8 x e 81.6 x n 25 x e 20 x n 82.4 to beginning.

Eastburn av, w s, 176.7 s Grand Boulevard and Concourse, 75x95.

Morris av, e s, 46.5 s Grand Boulevard and Concourse, 50x85.

Morris av, w s, 75 n 174th st, 50x101.6.

174th st, n s, 101.6 w Morris av, 50x108.7x60.5x75.4, vacant. James A Woolf et al to Edw L Woolf, of Portchester, N Y. ¾ parts. Sept 9. Sept 11, 1907. 11:2795 and 2825. other consid and 100

*Harrington av, s s, 145.6 e Fort Schuyler road, 25x124.6x25.2x127. Emile Coletti to Marie C Simindinger. Sept 10. Sept 11, 1907. nom

Hoe av, s w cor Freeman st, 50x100, vacant. Margt M Heydt nee Sullivan to Timothy P Sullivan. Aug 15. Sept 11, 1907. 11:2979. nom

*Hilton av, n s, 100 w Deane pl, 50x100, Westchester. Marcus Nathan to Philip Klein. Mort $1,000. Sept 5. Sept 6, 1907. other consid and 100

*Hobart av, w s, 225 s Waterbury av, 50x100. Hudson P Rose Co to Filippo Pagliaro. Sept 7. Sept 10, 1907. nom

Hughes av (Frederick st), e s, bet 189th st and Pelham av and being lot 204 map S Cambreling et al at Fordham, 25x87.6. Gaetano or Gaeatano Ambriola to Maria G wife of Gaetano Ambriola. All liens. Sept 9. Sept 10, 1907. 11:3078. nom

Hughes av, No 2173, w s, 66.11 s 182d st, 24x95, 2-sty frame dwelling. Max Davidson to Nicola Strazza. Mort $4,000. Sept 7. Sept 9, 1907. 11:3070. nom

Intervale av, w s, 193.10 n Westchester av, 50x100, vacant. Maurice Frankel to Annie Lomax. Mort $6,500. Aug 30. Sept 7, 1907. 10:2699. other consid and 100

Jackson av, No 1024, e s, 109.4 n 165th st, runs e 87.6 x n 13.9 x w 11.9 x n 5.6 x w 75.9 to av, x s 19.3 to beginning, 3-sty frame tenement. Emma wife of Henry Buhler to Herman Frohlich. Mort $6,500. Sept 10. Sept 12, 1907. 10:2650. other consid and 100

Jerome av, late Central or Lexington av | n e cor Cameron pl, late Cameron pl | Elizabeth st, 125x100, vacant. Richard B Cushion to Richard B Cushion EXR of R Cushion, late of Rye, N Y. All liens. Aug 1, 1905. Sept 9, 1907. 11:3186. 15,000

*Kinsella av, s s, 251.4 w Bronxdale road, 25x100, Westchester. Nora Ryan to Emil and Emily Hummelt. Sept 9, 1907. Mort $1,600. other consid and 100

Longwood av, n s, 325.7 e Barry st, late Leggett av, 50.1x91.1x50 x88.1, vacant. Menotti Lanzillotti to Nicholas D Clements. Mort $2,500. Sept 5. Sept 7, 1907. 10:2737. nom

Longfellow av, No 1918, late Division st, e s, abt 35 n Rodman pl, deed reads at north cor of the building called Patent Yellow, and being lot 26 map Wm Crowther, 25x100, except part for Longfellow st, 2-sty frame dwelling. Lillian J Hertz to Margt A Hunt. Mort $3,000. Sept 5. Sept 6, 1907. 11:3016. nom

*Muliner av, n s, 425 e Lydig av, 25x100. Fidelity Development Co to Chas W Geddes. Aug 24. Sept 10, 1907. other consid and 100

*McGraw av, n s, 50 e Cottage Grove av, 25x100. Chas C Watkins, Jr, to Mary McCarthy. B & S All liens. Sept 6. Sept 10, 1907. 100

Morris av, e s, 68.3 n 173d st, 100x85.

Morris av, w s, 11.11 s Grand Boulevard and Concourse, runs s 138.2 x w 116.4 x n 24.7 x n e 156.7 x e 11.3 to beginning.

Morris av, w s, 150 n 174th st, 75x111.2x75.4x103.2, vacant. Edw T Woolf et al to Eugene T Woolf, of Chappaqua, N Y. ¾ parts. Sept 9. Sept 11, 1907. 11:2794 and 2825. other consid and 100

Morris av, e s, 88.3 n 174th st, 75x85.

Morris av, e s, 263.3 n 174th st, 75x85.

174th st, s e cor Eden av, 25x81.7.

Eden av, e s, 81.7 s 174th st, 150x95, vacant. Edw L Woolf et al to L Estelle Corner, of New Rochelle, N Y. ¾ parts. Sept 9. Sept 11, 1907. 11:2795 and 2824. other consid and 100

Mapes av, old s e s, 242.11 n e Tremont av, 47x150.2, except part for av, 2-sty frame dwelling. Abraham Schnitzler to Joseph Diamond. Mort $5,000. Sept 5. Sept 6, 1907. 11:3107. other consid and 100

*Neil av, s e cor Muliner av, 25.6x63.7x51.9x75.6. Bankers Realty and Security Co to Solomon Beringer. Mort $1,700. Aug 30. Sept 12, 1907. nom

*Middletown road, s s, 200 w Mapes av, lots 29 and 30, 50.3x112.5 50x115, Westchester. Chas F Stein to Albert Kuhnemuth. Sept 10. Sept 11, 1907. other consid and 100

*Middletown road, s s, 200 w Mapes av, 50.3x112.5x50x115, Westchester. Release mort. Annie R Daily to Chas F Stein. Sept 10. Sept 11, 1907. nom

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

*Pilgrim av, w s, 200 s Tremont road, 50x100. Frank S Beavis to Frank M Abbott. Mort $550. Aug 15. Sept 10, 1907. other consid and 100

Prospect av, No 740, e s, 25 s 156th st, 18.9x90, 2-sty brk dwelling. Erich von Eschwege to Simon and Irma E Lustgarten. Mort $5,500. Sept 5. Sept 6, 1907. 10:2687. nom

*Pilgrim av, e s, 75 n Mildred pl, 25x100. Chas H Stumpfel to Leon Hublitz. Mort $1,750. Sept 6. Sept 9, 1907. other consid and 100

Park av, No 4590 | n e cor 185th st, 100x100, two 5-sty brk tene-
185th st, No 685 | ment, stores on av. Chelsea Realty Co to Apartment Realty Co. Mort $122,000. Sept 10. Sept 11, 1907. 11:3039. other consid and 100

Prospect av, No 1032, e s, abt 160 n 165th st, 16.8x100, except part for av, 3-sty frame dwelling. Jeanie S Timpson to Wm V Kiehnle. Sept 10. Sept 11, 1907. 10:2691. other consid and 100

*Public road, in Village Westchester leading across Westchester Creek, n s, 40 e from s cor land Chas H Sherwood, runs n e 100 x s e 20 x s 100 to road, x w 30 to beginning. Wm E Ferris EXR Jennie B Ferris to Geo T Davis. Sept 10, 1907. 8,000

*Robin av, e s, 175 n Tremont road, 25x100. Helen B Youpkin to William Burrows. Mort $710. Sept 5. Sept 9, 1907. other consid and 100

Ryer av, w s, 202.11 n 181st st, strip, 0.6x94.3x0.5x97.2. Jos E Butterworth to Richard Keil. Q C. Sept 4. Sept 11, 1907. 11:3157. nom

Same property. Jennie Clinton et al to same. Q C. All title. All liens. Aug 26. Sept 11, 1907. 11:3157. 100

Same property. Maria Henry et al to same. Q C. Aug 16. Sept 11, 1907. 11:3157. 100

*Rosedale av, e s, 50 n Merrill st, 25x100, 2-sty frame dwelling. Mary M De Canio to Lyman W Divine. Mort $1,500. June 21. Sept 6, 1907. nom

*St Lawrence av, w s, 25 n Merrill st, 50x100, 2-sty frame dwelling and vacant. Frederick C Hamann et al to Sarah Spero. Mort $3,000. Aug 30. Sept 7, 1907. nom

*St Lawrence av, n w cor Merrill st, 25x100. Louis F Hamann to Sarah Spero. Mort $1,500. Aug 30. Sept 7, 1907. nom

Sheridan av | n w cor 161st st, 114.9x99.11x115.7x99.11, vacant.
161st st | Mort $8,550.

Grand Boulevard and Concourse, s e cor 162d st, 118.5x99.11x117.4x100, vacant. Mort $11,250. Joseph H Morris to Herman Joveshof. Sept 10. Sept 12, 1907. 9:2460. other consid and 100

St Anns av, No 356, e s, 300.4 n 141st st, 25x90, 4-sty brk tenement. Jacob Laux to Eliz Laux. All title. Mort $7,500. July 24. Sept 12, 1907. 10:2556. other consid and 100

Sedgwick av, w s, — n 229th st and 175 s land Horace B Claflin, 226.1x126.3x208x125. Mort $16,000.

Nathalie av, e s, — n 229th st and 200 s land conveyed by Nathaniel P Bailey to Saml W Fairchild Jan 20, 1893, 193.7x101x208x100. Mort $6,000.

Nathalie av, w s, — n 229th st and at n line lands Tecca N Reed, 289.9x118.1x286.1x123.8. Mort $8,000.

Heath av, e s, — n 229th st and at n line land Tecca N Reed, 283.1x100.7x286.1x103.8. Mort $8,500.

Heath av, w s, — n 229th st, and at n line land Tecca N Reed, 279.3x100.7x277x100.7. Mort $10,500.

Bailey av, e s, — n 229th st, and at n line land Tecca N Reed, 274.4x101.3x277x100.7, Kingsbridge. Mort $20,000. Isidor Blumenkrohn to Ida Blumenkrohn. ¼ part. Sept 10, 1907. 12:3253, 3256, 3260. other consid and 100

St Anns av, No 345, w s, 50 s 142d st, 25x98.10x25x99.5.

St Anns av, No 347, w s, 25 s 142d st, 25x99.5x25x100, two 5-sty brk tenements. Philip H Eichler et al to Jacob Quattlender. Mort $14,000 on No 345. July 29. Sept 9, 1907. 9:2268. other consid and 100

Southern Boulevard, or 200th st, s s, 30.7 w Bainbridge av, 50x100, 2-sty frame dwelling. Matilda B Toussaint to Cath A Weiner. Mort $11,000. Sept 9, 1907. 12:3297. other consid and 100

Trinity av, No 526, s e s, 196 s w 149th st, 17.10x109, 3-sty frame tenement. Julius H Haas to Henry C Niedenstein. Mort $5,500. Sept 3. Sept 9, 1907. 10:2557. other consid and 100

Tremont av, s e cor Marmion av, 20.10x100x21x100.

Elsmere pl, n e cor Marmion av, 21.3x100x21x100, vacant. Jere C Lyons to C Edwin Deppeler. Sept 4. Sept 6, 1907. 11:2960. other consid and 100

Topping av, No 1752, e s, 250 n 174th st, 25x95, 3-sty brk tenement. Mary E Kelley to Thos A Kiernan. Mort $16,000. Aug 28. Sept 7, 1907. 11:2799. other consid and 100

Valentine av, No 2969, n s, 167.6 e Southern Boulevard or 200th st, 25x125, 2-sty frame dwelling. Wm C Bergen to Maria Smith. Mort $6,000. Sept 4. Sept 6, 1907. 12:3306. other consid and 100

Washington av, No 1017, w s, 100 s 165th st, 25x100, 3-sty frame tenement and store. Mort $5,600.

Washington av, No 1023, n w s, 75 s w 165th st, 25x97x25x99, 3-sty frame tenement and store. Mort $4,000. Gussie Englander to Mary McCarthy. July 27. Sept 10, 1907. 9:2386. 100

*Westchester av, late Road to Harlem, s e s, at s w s Ferris pl, runs s w along road, 50 x s e 50.11 x n e 97.10 to Ferris pl, x n w 90.2 to beginning, except part for Westchester av, Westchester. Abraham Piser to Jacob G Breunich. Mort $4,000. Sept 6. Sept 7, 1907. other consid and 100

Weeks av, Nos 1729 and 1731, late Clinton av, w s, 51 n 174th st, 50x100, except part for Weeks av, two 2-sty frame dwellings. Catherine Reiss to Owen T Martin. Sept 6. Sept 7, 1907. 11:2796. other consid and 100

Weeks av, No 1731, late Clinton av, w s, 76 n 174th st, 25x100, except part for Weeks av, 2-sty frame dwelling. Owen T Martin to Daniel and Catherine McGeehan. Mort $5,000 on this and adj 25 ft. Sept 6. Sept 7, 1907. 11:2796. other consid and 100

Washington av, No 1384, e s, 108 s 170th st, 25x126.5x25x127.2, 4-sty brk tenement. Release mort. Mutual Life Ins Co of N Y to John C Cook. Sept 9. Sept 12, 1907. 11:2910. 2,500

*White Plains road, n e cor 223d st, 114x80, Wakefield, except part for road. Richard R Maslen to Burchard Arens. Mort $7,000. Sept 5. Sept 11, 1907. other consid and 100

*White Plains road, s e cor 212th st, 100.4x33.5x100x25.4, Williamsbridge. Richard R Maslen et al to Burchard Arens. Sept 10. Sept 11, 1907. other consid and 100

Washington av, e s, 199.9 n 169th st, 51.2x109x51.3x105.5, vacant. FORECLOS, Aug 7, 1907. Chas J Leslie ref to Abraham H Levy and Joseph C and Jacob B Engel. Mort $4,350. Sept 6, 1907. 11:2910. 4,350

Woody Crest av, w s, 80.7 n 162d st, 25.2x109.3x25x106.2, 2-sty frame dwelling. Gertrude B Martin to Margt M Cole. Aug 22. Sept 6, 1907. 9:2511. other consid and 100

*White Plains road, w s, abt 209 n 239th st, 26.1x133x25x134.2, Washingtonville, expert part for White Plains rd. Anna H Silverman to Ella Bathrick. Q C. May 22, 1903. Sept 7, 1907. nom

*Same property. Adele Judd et al INDIVID and ADMRX Henry M Silverman to same. B & S and C a G. June 27, 1903. Sept 7, 1907. nom

Washington av, No 1457, w s, 362.6 s old 9th st, now 171st st, 18.9x150, except part for av, 3-sty frame tenement. Edward Fitzgerald to John M Eames. Mort $6,000. Sept 6, 1907. 11:2902. other consid and 100

Washington av, Nos 1532 and 1534, e s, 94.10 s Wendover av, 50x100.

Washington av, Nos 1528 and 1530, e s, 200 n 171st st, 50x150, two 6-sty brk tenements, stores in Nos 1532 and 1534. Isaac Haft et al to Benjamin Silverman. Mort $65,000. Sept 5. Sept 7, 1907. 11:2912. other consid and 100

Washington av, Nos 1532 and 1534, e s, 94.10 s Wendover av, 50x100, 6-sty brk tenement and stores. Benjamin Silverman to Samuel Grodginsky. Mort $30,000. Sept 5. Sept 7, 1907. 11:2912. other consid and 100

Washington av, Nos 1528 and 1530, e s, 200 n 171st st, 50x150, 6-sty brk tenement. Benjamin Silverman to Samuel Williams. Mort $35,000. Sept 5. Sept 7, 1907. 11:2912. other consid and 100

Walton av, No 948, n w s, 398.7 s w 164th st, runs n w 75.2 thence to left 47.2, thence to right 18.6 x s w 22.11 x s e 125.1 to av x n e 60 to beginning, 3-sty frame dwelling and 2-sty frame stable and vacant. Xavier Dietlin EXR Eliza Bigot to Geo K Martin. Mort $7,500. Sept 7. Sept 9, 1907. 9:2476. 16,000

*Westchester av, s s, abt 75 w 175th st, 25x97x25x99.10. Marcus Nathan to Anna McKown. Aug 28. Sept 4, 1907. This deed appeared in last week's issue, but the location of the property is wrong, and should be Poplar st, n s, 176 e Forest st; see Poplar st, this week's issue; also mortgage, McGown, Anna to Marcus Nathan, in Bronx Mortgages. other consid and 100

*White Plains road, e s, 225 n Locust av, 26.5x101.4x—x100.

Elm st, n w cor Locust av, 217x100x abt 235x101.4.

Elm st, s w cor Locust av, 200x75. Sound Realty Co to Bronxwood Realty Co. All liens. Sept 4. Sept 11, 1907. nom

*1st av, w s, 300 s 1st st, runs w 348 to Bronx River x s and e along river 608.6 to 1st av x n 318 to beginning, Olinville, except parts for st and River. Joseph Marcus et al to Oscar Johnson, of Mt Vernon, N Y. All title. All liens. Sept 7. Sept 9, 1907. other consid and 100

*Lot 109 amended map (No 1038) of Bronxwood Park. Release mort. Filomena Cipolla to Bronxwood Realty Co. Aug 26. Sept 12, 1907. nom

*Lots 70 to 77 map of 126 lots, being a subdivision of plot 23 on Classon Point map. Hudson P Rose Co to Mary M De Canio. Aug 28. Sept 11, 1907. nom

*Lots 52, 100 and 101 amended map (No 1038) of Bronxwood Park. Alfred A Taft to The Bronxwood Realty Co. B & S. All liens. Mar 11. Sept 11, 1907. nom

Lots 65, 66 and 67 map No 917 Bronxwood Park, same map. Lily L wife Geo P Shirmer to same. Mort $2,200. Aug 31. Sept 11, 1907. nom

*Lot 82 same map. Geo P Shirmer et al to same. Aug 26. Sept 11, 1907. nom

*Lot 68 same map. Release mort. Herman F Epple to same. Aug 27. Sept 11, 1907. 500

*Lots 53 and 64 same map. Release mort. Emma L Shirmer to same. Sept 9. Sept 11, 1907. 500

*Lots 8 and 9 same map. Hudson P Rose Co to Mary M De Canio. Aug 29. Sept 11, 1907. nom

*Lots 9, 10 and 12 to 17 block 15.

Lots 10 to 14 and 19 and 20 block 24, map of Pelham Park, except parts for sts. Marie True to Bronxwood Realty Co. Mort $1,180 and all liens. Sept 5. Sept 6, 1907. other consid and 100

*Lot 228 map Section 4, St Raymond Park. Mary M De Canio to Frank Gregor and Frank Gregor, Jr. Mort $3,600. Sept 4. Sept 6, 1907. other consid and 100

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*Lots 437 and 438 map Washingtonville, 65x152x—x158 s w s. Westchester av, s w s, lot 352 same map 48.5x103.3. Marion st, n w s, lots 355 and 356 same map 68.10x145.3. Catherine st, s e s, lot 237 and gore N 81x100x93.6x—, s w s. Marion st, s e s, gore lot R same map 39.6x100x55x—. Catherine st, n w s, gore lot Q same map, 25x—x5x100, n e s. Harry H Donnelly to Frances C Donnelly. All title. May 5, 1902. Sept 7, 1907. nom

Part lot 28 block 8 map Sections A & B of North New York. Release assignment of rents recorded Nov 20, 1906. London Realty Co to Emma F Tierney. Sept 4. Sept 6, 1907. 9:2303. 375

Part lot 28 block 8 map Secs A and B of North N Y. Release assignment of rents recorded Mar 12, 1907. Same to same. Sept 4. Sept 6, 1907. 9:2303. 375

Plot begins 556.3 n from c l proposed Eastern Boulevard and 360 e from e s lands N Y, N H & H R R Co, runs n 150 x e 110 x s 201.4 x n w 121.5 to beginning, contains 19,324 sq ft. Release mort. East Bay Land & Impt Co to Jacob Leitner. Sept 5, Sept 6, 1907. 10:2606. nom

Plot 100 w Sedgwick av and abt 370 n 176th st, deed read begins at n w cor of land conveyed to Kalle by Schrader, runs w 23.7 x s 50 to point 127.2 w Sedgwick av, x e 27.2 x n 50 to beginning, with all title which party 1st part owns between n and s lines between other lands to the east now owned by said Kalle up to east side or line of the railroads to the west, being lot 156 block 2882 on tax map. Hermann H Cammann EXR &c, Lewis G Morris to Chas F Kalle. ½ part. Q C. Aug 26, Sept 9, 1907. 11:2882. 375

Same property. Fordham Morris to same. ½ part. Q C. Aug 21. Sept 9, 1907. 11:2882. nom

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

September 6, 7, 9, 10, 11 and 12.

### BOROUGH OF MANHATTAN.

Ann st, No 19, n w cor Theatre alley. Assign lease. Frederick Weierman to William Zoll. Sept 6, 1907. 1:90.. .... ....nom

Beaver st, No 3. Agreement cancelling lease. Geo F Lockwood with Thos F Foley. Sept 10. Sept 11, 1907. 1:22.....nom

Cherry st, No 106, store, &c. Michael A Rofrano to Joseph Carpineto; 5 years, from May 1, 1907. Sept 12, 1907. 1:252..900

Same property. Assign lease. Joseph Carpineto to Consumers Brewing Co. Sept 5. Sept 12, 1907. 1:252.....nom

Chrystie st, No 203, north store. Morris Goldberg and ano to Frank Sigismondi; from Aug 1, 1907, to May 1, 1912. Sept 12, 1907. 2:426... ... ... ... ... ... ... ... ..... 468 and 540

Same property. Assign lease. Frank Sigismondi to Consumers Brewing Co. Aug 15. Sept 12, 1907. 2:426.....nom

Exterior st, e s, at c l blk bet 23d and 24th sts, runs n abt 49.4 to s s lot 927 on map Clement C Moore x e — to w s lot 929 x s 49.4 x w 52.7 to beginning.....

24th st, s e cor Exterior st, runs e 75.3 x s 24.8 x w — to st x n abt 24.8 to beginning..... .....

24th st, s s, 325 w 11th av, 25x98.9.....
Consent to sub-let leasehold premises. Kath T Moore to Eagle Tube Co. Aug 1, 1906. Sept 6, 1907. 3:669.....—

Fulton st, No 176, 25x77, all. Caroline B Sellew to the "Childs Company;" 21 years, from May 1, 1908. Sept 7, 1907. 1:80.. ..... .... ..... ... ... taxes, &c, and $6,500 to $9,500

Lewis st, No 76, all. Adolph Sandrowitz and ano to Aaron Franklin; 3 years, from Aug 1, 1907. Sept 6, 1907. 2:329.. ..... ... ... ... ... ... ... ... ... ... ... ...4,212

Warren st, No 11, front part of basement. Chas A Strom to Frank Milano; 2½ years, from June 1, 1907. Sept 11, 1907. 1:134..... ..... ..... ..... ..... ..... 480

Water st, No 535 | s w cor Jefferson st, corner store. Joseph Jefferson st, No 82| Spector and ano to Chas McGovern and ano; 5 years, from Mar 15, 1907. Sept 10, 1907. 1:247. 780

10th st, No 87 East, all. Chas G Huntemann and ano to Sophie Pfaffli; 10 years, from Oct 1, 1907. Sept 9, 1907. 2:556.... ..... ... ..... ..... ..... ..1,700 and 1,800

15th st, No 515 East, all. Eliza Caruso to Antonio May; 3 yrs, from Oct 1, 1907. Sept 9,1907. 3:973.....2,664

15th st, No 34 West, store and basement. Joseph Quinn to A B Andrews Co; 3 years, from Feb 1, 1908. Sept 11, 1907. 3:816. ..... ..... ..... ..... ..... ..... .....2,000

24th st, s s, 250 w 11th av, 75x98.9. Consent to sub let leasehold premises. Clement C Moore to Eagle Tube Co. July 20, 1906. Sept 6, 1907. 3:669.. ... ..... ... ... ... ... ... .....—

24th st, s s, 350 w 11th av, runs s 98.9 x w 50 x n 49.4 x w — to e s Exterior st x n abt 24.8 x e — to w s lot 929 on map C C Moore x n 24.8 to s s 24th st x e 50 to beginning.....

24th st, s s, 225 w 11th av, 25x98.8.....
Consent to sub-let leasehold premises. Casimir de R Moore to Eagle Tube Co. July 20, 1906. Sept 6, 1907. 3:669.....—

34th st E, Nos 2 to 6, s s, 100 e 5th av, 52.11x98.9, all. Wm W Astor to Improved Property Holding Co of N Y.; from Sept 1, 1907, to May 1, 1926. Sept 12, 1907; with privilege of three renewals, each of 20 years. 3:863.. ....taxes, &c, and 21,192.67

58th st, Nos 540 to 550 West, east and west sections as divided off ground floor; also the yard and driveway. Jefferson Real Estate Co to Walter H Stearns; 5 years, from May 1, 1907. Sept 9, 1907. 4:1086..... ..... ..... ..... ..... ..... 2,800

80th st, No 177 East, all. Chas B Gumb to Pauline Bauer; 3 yrs, from May 1, 1907. Sept 7, 1907. 5:1509... ... ... .....1,200

87th st, Nos 211 and 213, n s, 63 e Broadway, 37x77. Assign lease. Stephen Kjeldsen to Franklin Automobile Co of Syracuse, N Y. Sept 9. Sept 12, 1907. 4:1235..... ....5,800

115th st, No 312 East. Bill of sale. Assign lease, &c. Pietro Armentano to William Zoll. Aug 14. Sept 6, 1907. 6:1686. ..... ... ... ... . ..... ..... ... ... ..... nom

116th st, No 105 West, store, &c. Simon E Bernheimer and ano to Edward Anrig; 10 years, from May 1, 1907. Sept 12, 1907. 7:1901..... ... ... ... ... . ..... ... ... ... .... .....2,500

118th st, No 232 East. Surrender lease. Ideal Storage and Auction House to Mary McCarthy. All title. Sept 7. Sept 10, 1907. 6;1667..... ... ... ..... ... ..... ... ..... ... ...nom

121st st, Nos 413 to 421 East, ground floor in rear building 79x 45. Chas A Wilson to Abraham Levin et al, from Nov 1, 1907, to Jan 1, 1916. Sept 7, 1907. 6:1809.. ... ... .... ..... .....660

121st st, No 245 East. Assign lease. Jacob Haltzer to Rosa Haltzer. Sept 3. Sept 6, 1907. 6:1786..... ..... ..... nom

161st st, No 575 West, all. Regina De Buck Robinson to John P Butler; 1 year, from Oct 1, 1907. Sept 11, 1907. 8:2120..1,100

Amsterdam av, No 508, north store. Frank A Jaeger to A Goldberg; 5 years, from June 1, 1907. Sept 7, 1907. 4:1232.....900

Amsterdam av, No 1875, all. Theressa C Bull to Henry L Bantelman; 2 years, from May 1, 1908. Sept 11, 1907. 7:2067. ..... ..... ..... ..... ..... .... ....1,200

Av B, No 200. Cancellation of lease. Gottlob F Jaissle with John Fuhrmann firm Fuhrmann & Co. Aug 19. Sept 11, 1907. 2:406..... ..... ..... ..... ..... ... ..... nom

Broadway, w s, 37 s Manhattan st, 11x53, store and basement. Charter Construction Co to Henry Sterlling; 5 years, from Jan 1, 1908. Sept 10, 1907. 7:1995... ... ... ... ... ... ..1,200

Broadway, s w cor Manhattan st, store, &c. Charter Construction Co to Michaly J and Dominick J Gilhuly, firm of Gilhuly Bros; 10 years, from Jan 1, 1908. Sept 10, 1907. 7:1995.... ..... ..... ..... ..... ... . ..... ..... 4,500 and 5,000

Broadway | s w cor 127th st. Assign lease. H Koeh-
127th st, No 600 W| ler & Co to John J Kennedy. Sept 5. Sept 10, 1907. 7:1993... ... ... ... ..... ... ... ... .... ..nom

Broadway, No 3141, n w cor 125th st, store, &c. Louis A Koelsch and ano to Diedrich Brand; 5 years, from Oct 1, 1907. Sept 10, 1907. 7:1993... ... ... ... ... ... ... ..... 900 and 960

Broadway, No 1548, 1st upper floor. Maison Louie to Dora Maxon et al; from Oct 1, 1907, to May 1, 1910. Sept 12, 1907. 3:-998..... ..... ..... ..... ... ... ... ... ... 1,000

Broadway, No 1565, 1st and 2d lofts. Harry Levey to Jan Bun and Wong Wing; 4 years, from May 1, 1907. Sept 12, 1907. 4:1018..... ..... ..... ... ..... ... .....2,000

Broadway, s e cor 143d st, 5th store from 143d st. C M Silverman & Son to George Baehre and ano; 5 years, from Oct 15, 1907. Sept 7, 1907. 7:2074..... ... .....$,1400 to 1,700

Broadway, No 3167. Assign lease. John J Kennedy to Davis J Marshall. Sept 5. Sept 11, 1907. 7:1993..... ..... ... nom

Same property. Reassign lease. Davies J Marshall to John J Kennedy. Sept 6. Sept 11, 1907. 7:1993..... nom

Broadway, No 812, store, basement and sub basement. Joseph L Graf and ano to Bertha Shackman; 3 7-12 years, from July 1, 1904. Sept 11, 1907. 2:557.. .. .. .... .. ....3,600 to 4,500

Same property. Extension of lease for 5 years, from Feb 1, 1908, at $4,800 per year. Same to same. Sept 3. Sept 11, 1907. 2:557..... . ..... ..... . ..... ... ... ... ... ..... nom

Broadway | United States Realty Building, part of basement. Num-
Cedar st | ber One Hundred and Eleven Broadway, a corpn, to
Trinity pl | Franklin B Basford and John Glenn firm of Basford
Thames st| & Glenn; from May 1, 1907, to May 1 ,1912. Sept 9, 1907. 1:50..... ..... ..... ..... ..... ..... 6,000

Columbus av, No 721. Assign lease. John Wieben and ano to William Oehmke. Sept 6. Sept 11, 1907. 4:1209.. .....nom

Lenox av, No 482, south store. Frank Malatzky to Henry Dietz; 3 years, from May 1, 1908. Sept 7, 1907. 6:1732.. .. .....996

Park row, Nos 31 and 32, north store and entire basement. Max Goldstine to Charles Furthmann, of Harrison, N Y; 9 4-12 years, from Jan 1, 1907. Jan 1, 1907. Sept 11, 1907. 1:90.. ..... .... ..... . .... ..... ... ... ...11,000

Same property. Cancellation of lease dated Feb 16, 1906, and recorded June 27, 1906. Charles Furthmann with Max Goldstine. All title. Jan 1, 1907. Sept 11, 1907. 1:90.. .. .. .. ....nom

Same property. Assign lease. Gustave Hilbert to Charles Furthmann. Nov 17, 1906. Sept 11, 1907. 1:90..... ... .....nom

1st av, Nos 193 and 195. Surrender lease. Jacob Rosenwasser to Louis Kalisky. Sept 6. Sept 11, 1907. 2:453.. .. .....nom

1st av, Nos 193 and 195. General release, especially as to lease. Louis Kalisky to Jacob Rosenwasser. Sept 6. Sept 7, 1907. 2:453..... ... ..... ..... ... ..... ..... .....100

1st av, Nos 1945 and 1947, north store. Astredi Pardi et al to William Zoubkoff and ano; 3 years, from Sept 1, 1907. Sept 9, 1907. 6:1671..... ..... ..... ..... .... 360 and 390

1st av, No 222. Assign lease. Paolo Castrovinci and ano to Consumers Brewing Co. Sept 6. Sept 12, 1907. 2:441.. .. ....nom

2d av, No 547, store, &c. David Brenner to Henry P Willms; 5 years, from Sept 1, 1907. Sept 6, 1907. 3:936. .... .. ..1,248

2d av, No 1496. Assign lease. Geo Deffaa to Josef Lang. Sept 6. Sept 7, 1907. 5:1452... ... ... ... ... ... ... ..... nom

Same property. Consent to assign lease. John F Ward to Geo Deffaa. Sept 6. Sept 7, 1907. 5:1452.. .. .. .. .. .....—

2d av, No 324. Assign lease. Netti Horowitz to Christine Nolop. Sept 9. Sept 10, 1907. 3:924.. .... .. .... .....nom

3d av, Nos 953 and 955, north store, &c. Fritz Handrich & Sons, a corpn, to John F Rousar; 3 11-12 years, from May 27, 1907. Sept 10, 1907. 5:1331... ... ... ..... ... ... ... .....1,800

3d av, No 134, store, &c. Josephine Buchignani to Charles Thaler; 9 months, from Aug 1, 1907; 5 years renewal at $1,850. Sept 7, 1907. 3:870... ... ..... ... ... ... ..... ... ... ..1,800

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**E. THIELE, Sole Agent, 99 John St., New York.**

3d av, No 955 | portion of basement, &c. John F Rousar
55th st, No 203 East | to Wm W Knabe, of N Y and Henry Bock, of Fort Lee, N J; 4 years, from April 27, 1907. Sept 10 1907. 5:1331..... 600
7th av, No 827, store, &c. Emma H Wenning and ano to Herman Blendermann; 3 years, from Oct 1, 1907. Sept 10, 1907. 4:1006..... 2,400
8th av, No 225, all. Cath M Woodward et al HEIRS, &c, Elizabeth Woodward to Chas H Drake; 5 years, from May 1, 1907. Sept 11, 1907. 3:745..... 2,000
8th av, No 2692. Assign lease. Frederick Koster to Peter Kinning. Sept 3. Sept 9, 1907. 7:2029..... nom
8th av, No 2591, cor store and flat above. Wm Buhler to Frederick Neus; 5 years, from May 1, 1906. Rerecorded from Sept 29, 1904. Sept 9, 1907. 7:2041..... 2,000
Same property. Assign lease. Frederick Neus to Joseph Wannop. Nov 14, 1904. Sept 9, 1907. 7:2041..... nom
Same property. Assign lease. Joseph Wannop (with consent of J S Edwards) to Charles Grill. June 10, 1905. Sept 9, 1907. 7:2041..... nom
Same property. John S Edwards to Charles Grill; Aug 29, 1907, 4 years renewal from May 1, 1911. Sept 9, 1907. 7:2041..2,000
9th av, No 687, all. Home Circle Realty Corporation to M B Stafford; from Oct 1, 1907, to April 30, 1912. Sept 6, 1907. 4:1057..... 3,600

## BOROUGH OF THE BRONX.

Longwood av, n w cor Hewitt pl, store. Thos C and George Edgar to Henry Seekamp; 2 years, from June 1, 1906. Sept 11, 1907. 10:2689..... 1,200
Longwood av, No 1129, n w cor Barry st, 20x63, all. Margt A Downey to Casimir Ilg; 5 years, from Oct 1, 1907. Sept 6, 1907. 10:2736..... 600 to 900
Westchester av, No 1022, store. American Real Estate Co to Jacob K Schwalm; 5 years, from Aug 1, 1907. Sept 10, 1907 10:2727..... 960 to 2,000
Willis av, No 219, store, &c. Caroline M Behnken to Edw Monohan or Monahan; 5 years, from May 1, 1907. Sept 12, 1907. 9:2299..... 1,560
Same property. Assign lease. Edw Monohan or Monahan to Consumers Brewing Co. Aug 14. Sept 12, 1907. 9:2299.....nom
Washington av, No 2128, e s, 28 s from s w cor Washington av and 181st st, all. Wallace Wyand to August Vogt; 3 years, from Oct 1, 1907. Sept 9, 1907. 11:3047..... 540
3d av, No 2863, inside store. Chas S Levy to Melrose Amusement Co; 5 years, from Oct 1, 1906. Sept 9, 1907. 9:2328.....5,000
3d av, No 2865, s w cor 150th st, cor store, 30x—. Chas S Levy to Enterprise Amusement Co; 3 years, from Oct 1, 1906, with 2 years renewal. Sept 9, 1907. 9:2328.....5,000 and 6,000
3d av, No 2777, two upper floors. Nathan Lion to Joseph Quinn and ano; 8 months, from Sept 1, 1907. Sept 6, 1907. 9:2327. .....for term 480

# MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

September 6, 7, 9, 10, 11 and 12.

## BOROUGH OF MANHATTAN.

Adelstein, Hyman, N Y, and Abram Avrutine, of Arverne, L I, to Wilson M Powell. 111th st, Nos 212 and 214, s s, 250 w 7th av, 50x100.11. See Cons. 5 years, 5%. Sept 12, 1907. 7:1826. 55,000
Auerbach, Pauline to Bertha Lissauer. 80th st, No 75, n s, 20.6 w Park av, 20x82.2. Sept 10, due, &c, as per bond. Sept 12, 1907. 5:1492. 25,000
Afro-American Realty Co to Dwight McDonald and ano. 149th st, No 303, n s, 80 w 8th av, 20x99.11; 150th st, No 302, s s, 80 w 8th av, 20x99.11; 136th st, No 30, s s, 410 e Lenox av, 37.6x 99.11. Prior mort $—. May 27, due, &c, as per bond. Sept 12, 1907. 7:2035, 6:1733. 2,600
Same to same. Same property. Certificate as to above mort. Sept 12, 1907. 7:2035, 6:1733.
Akeley, Ora E to Gideon E Fountain. 100th st, No 243, n s, 125 e West End av, 15x100.11. P M. Sept 9, 3 years, 4½%. Sept 10, 1907. 7:1872. 10,000
Applegarth, Thos M to BOWERY SAVINGS BANK. 30th st, No 19, n s, 325 w 5th av, 25x98.9. Aug 31, 3 yrs, 4½%. Sept 10, 1907. 3:832. 60,000
A B C Realty Co to Aaron Simon. 1st av, No 420, s e s, abt 70 s, 25th st, 24.8x100. Prior mort $13,000. 3 years, 6%. Sept 11, 1907. 3:956. 6,000
Arnold Realty Co to Wm Ehrlich. 127th st, No 403, n s, 48.11 w Convent av, 70x99.11x16.6x—. Certificate as to mort for $14,000. Sept 6, 1907. 7:1967.
Apartment Construction Co to Surety Realty Co. Broadway, No 810; also St Nicholas av, n w cor 151st st, —x—. Consent to mort for $20,000. Sept 6, 1907. 2:557, 7:2066.
Same to same. Same property. Certificate as to mort for $20,000. Sept 6, 1907. 2:557, 7:2066.
Adelstein, Hyman and Abram Avrutine to Ruth W Price. 111th st, Nos 216 and 218, s s, 300 w 7th av, 50x100.11. Sept 5, 5 years, 5%. Sept 6, 1907. 7:1826. 55,000
Apartment Construction Co to Surety Realty Co. Broadway, No 810, e s, 291.6 n 10th st, 23.8x115.9x23.7x115.6; St Nicholas pl, Nos 21 to 29, n w cor 151st st, No 401, 90.7x85.3 to e s St Nicholas av, Nos 820 to 826, x92.7 to 151st st, x 65.9. Prior mort $302,500. Due Dec 31, 1907, 6%. Sept 6, 1907. 2:557 and 7:2066. 20,000
Bereano, Clara to TITLE GUARANTEE & TRUST CO. 3d st, No 67, n s, 285 e 2d av, 20x96.2. Sept 9, 1907, due, &c, as per bond. 2:445. 16,000
Brown, John E to Thomas Smith and ano. 148th st, No 614, s s, 140 w Broadway, 15x99.11. P M. Prior mort $7,000. Sept 3, due, &c, as per bond. Sept 9, 1907. 7:2094. 3,000
Basford, Franklin B, of Jersey City, and John Glenn to Lion Brewery. Broadway, Cedar st, Thames st and Trinity pl, U S Realty Building. Saloon lease. Sept 3, demand, 6%. Sept 9, 1907. 1:50. 6,000
Ballin, Sarah to FARMERS LOAN AND TRUST CO. 22d st, No 149, n s, 145 w 3d av, 25x98.9. 3 years, —%. Sept 6, 1907. 3:878. 25,000
Baum, Saml C to Myron Sulzberger and ano. Av B, No 287, e s, 42 s 17th st, 20x68. P M. Sept 4, 1 year, 6%. Sept 6, 1907. 3:984. 2,500
Bischoff, Henry to Herman F Schlusing. Park av, s e cor 105th st, No 100, 100.11x20. Sept 10, 5 years, 4½%. Sept 11, 1907. 6:1632. 10,000
Bingham, Amelia to Geo Zahm. 31st st, No 40, s s, 235 e Madison av, No 350, w s, 107.5 n 44th st, 18x95. Extension and bond. Sept 12, 1907. 3:860. 8,000
Baum, Martha E with Pauline Jedel. 11th av, Nos 599 to 603, s w cor 45th st, Nos 600 and 602, 75.3x100. Extension mort. Aug 31. Sept 6, 1907. 4:1092. nom
Beaumont, Jessie F, of London, Eng, with Thos B Hidden. Madison av, No 350, w s, 107.5 n 44th st, 18x25. Extension and modification agreement. July 1. Sept 10, 1907. 5:1279. nom
Bryan, Wm exr Annie V Bryan with Ruth A Bruce-Brown guardian Wm Bruce-Brown and ano. 96th st, No 226, s s, 369 e 3d av, 32x100.8. Extension mort. July 9. Sept 10, 1907. 5:1541. nom
Brill, Solomon with TITLE GUARANTEE & TRUST CO. 3d st, No 67 East. Subordination agreement. Sept 6. Sept 10, 1907. 2:445. nom
Brinsmade, Danl B to Barbara J Jordan. 83d st, No 302, s s, 20 w West End av, 20x78.8. P M. Sept 9, 1 year, 6%. Sept 10, 1907. 4:1245. 3,500
Behning, Adelheid to Samson Lachman. 181st st, No 619, n s, 84.11 e Wadsworth av, 20x100. Prior mort $3,000. Sept 7, 3 years, 5%. Sept 10, 1907. 8:2165. 3,000

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Periodical Audits
Cost Accounting
B-I PRODUCE EXCHANGE, N. Y.

ALFRED E. GIBSON
AUDITOR and ACCOUNTANT

Balance Sheets Verified
Irregularities Investigated
Receivership Accounting
TELEPHONE, 6830 BROAD

Bradley, John J to Henry Allen. Horatio st, No 72, s s, 276.1 e Washington st, 25x87.5; Horatio st, No 74, s s, 251.1 e Washington st, 25x87.5. Sept 6, 1907, 3 years, 6%. 2:642. 15,000

Bonneau, Andre to Leopold Leysersohn. Waverly pl, No 120, s s, 137.3 e 6th av, runs s 104 x e 11 x n 7 x e — x n 97 to pl, x w 22 to beginning. Sept 11, due Oct 7, 1912, 5%. Sept 12, 1907. 2:552. 10,000

Childs, James to N Y LIFE INS CO. 88th st, No 122, s s, 193.6 w Columbus av, 15.6x100.8. Sept 4, 3 years, 5%. Sept 12, 1907. 4:1218. 11,000

Cole, Bella to Morris E Webber trustee for Sara K Brush will Abbott Hodgman. 136th st, No 102, s s, 75 w Lenox av, 16.8 x99.11. Sept 10, 3 years, 5½%. Sept 11, 1907. 7:1920. 8,000

Same to Frank N Waterman. Same property. Prior mort $8,000. Sept 10, demand, 6%. Sept 11, 1907. 7:1920. 1,500

Clausen, Chas C to American Malting Co. 72d st, Nos 502 to 508, s s, 98 e Av A, 100x102.2. Prior mort $14,000. Aug 31, 2 years, 6%. Sept 11, 1907. 5:1483. 35,000

Clement, Frank H to Frederick Dietz and ano trustees Robt E Dietz for benefit Anna Dietz. Greenwich st, Nos 429 to 433, e s, 100 s Vestry st, runs s 75 to n s Laight st, Nos 60 and 62, x e 125.6 x n 83 x w — x s 21.7 x w 100 to beginning. Sept 4, 3 years, 4 . Sept 6, 1907. 1:219. 100,000

Clement, Frank H to Frederick Dietz and ano trustees Robt E Dietz for Howard J Dietz. 50th st, No 210, s s, 77.10 w Broadway, 25x100.5; 50th st, No 212, s s, 102.10 w Broadway, 25x 100.5. Sept 4, 3 years, 5%. Sept 6, 1907. 4:1021. 46,000

Carfolite, David to Edmund Coffin. Wadsworth av, w s, 250 s 187th st, 25x150. P M. Sept 4, 2 years, 5%. Sept 6, 1907. 8:-2167. 4,000

Crooks, Samuel with Rosie Kaminski. 64th st, No 122, s s, 212 w Columbus av, 19x100.5. Extension mort. Sept 6, 1907. 4:1155 or 1135. nom

Duffy, Bridget to Mary Glennen. 18th st, No 231, n s, 211.6 w 2d av, runs n 100.2 x w 17.8 x — 4.1 x s w 6.5 x s 92 to st, x — 22.2 to beginning. June 10, demand, 6%. Sept 12, 1907. 3:899. 1,000

Davis, Saml D to Pincus Lowenfeld and ano. 22d st, Nos 152 and 154, s s, 92.4 w 3d av, 57.8x98.9. P M and Building loan. Sept 5, 1 year, 6%. Sept 7, 1907. 3:877. 3,500

Same to same. Same property. Building loan. Sept 5, 1 year, 6%. Sept 7, 1907. 3:877. 40,000

Diel, Peter and Margaretha to Pascal A Romanelli. 13th st, No 539, n s, 145 w Av B, 25x103.3. Agreement as to reduction of mortgage, &c. Aug 24. Sept 6, 1907. 2:407. nom

EQUITABLE LIFE ASSUR SOC of the U S with A E Silverman Building Co. 85th st, No 336 West. Extension mort. July 25. Sept 12, 1907. 4:1246. nom

EQUITABLE LIFE ASSUR SOC of the U S with Edmund F Swanberg. 136th st, No 206 West. Extension mort. July 5. Sept 12, 1907. 7:1941. nom

EQUITABLE LIFE ASSUR SOC of the U S with Susan R La Grange. 139th st, No 259 West. Extension mort. April 8. Sept 12, 1907. 7:1942. nom

EQUITABLE LIFE ASSUR SOC of the U S with Geo L Hermes. 30th st, No 332 East. Extension mort. July 16. Sept 12, 1907. 3:935. nom

EQUITABLE LIFE ASSUR SOC of the U S with Frank Queen Publishing Co (Ltd). 28th st, No 47 West. Extension mort. May 15. Sept 12, 1907. 3:830. nom

EQUITABLE LIFE ASSUR SOC of the U S with Thirty-Second Street Building Co. 32d st, Nos 18 and 20 West. Extension mort. July 1. Sept 12, 1907. 3:833. nom

EQUITABLE LIFE ASSUR SOC of the U S with Bendet Isaacs et al exrs Myer Finn. Reade st, Nos 148-152. Extension mort. July 31. Sept 12, 1907. 1:141. nom

EQUITABLE LIFE ASSUR SOC of the U S with Sidney T wife of Elisha Dyer, Jr. 56th st, No 37 West. Extension mort. Aug 26. Sept 12, 1907. 5:1272. nom

EQUITABLE LIFE ASSUR SOC of the U S with David G Beuick. 129th st, No 28 West. Extension mort. July 16. Sept 12, 1907. 6:1726. nom

EQUITABLE LIFE ASSUR SOC of the U S with Ludin Realty Co. 41st st, Nos 220 and 222 West. Extension mort. Aug 31. Sept 12, 1907. 4:1012. nom

EQUITABLE LIFE ASSUR SOC of the U S with Erastus B Treat. St Nicholas av, Nos 944 to 950. 4 extension of morts. July 31, Sept 12, 1907. 8:2108. nom

EQUITABLE LIFE ASSUR SOC of the U S with John H Ryan and ano. St Nicholas av, No 952. Extension mort. July 13. Sept 12, 1907. 8:2108. nom

EQUITABLE LIFE ASSUR SOC of the U S with Erastus B Treat. St Nicholas av, No 954. Extension mort. July 31. Sept 12, 1907. 8:2108. nom

EQUITABLE LIFE ASSUR SOC of the U S with Chas S Hirsch. 72d st, No 259 West. Extension mort. June 27. Sept 12, 1907. 4:1164. nom

EQUITABLE LIFE ASSUR SOC of the U S with L B Eskesen. St Nicholas av, n e cor 174th st, 89.8x100. Extension mort. Aug 21. Sept 12, 1907. 8:2131. nom

EQUITABLE LIFE ASSUR SOC of the U S with NEW AMSTERDAM NATIONAL BANK. 7th av, Nos 589 to 595, e s, 49.5 s 42d st, runs e 99.11 to w s Broadway, Nos 1457 to 1463, x s 92 x w 53.3 x s 0.4½ x w 71.4 to 7th av x n 89 to beginning. Extension mort. Aug 31. Sept 12, 1907. 4:994. nom

EQUITABLE LIFE ASSUR SOC of the U S with Morris Wolf and ano. 114th st, s s, 150 w Amsterdam av, 50x100.11; 113th st, s s, 400 e Broadway, 50x91x55x114. Extension mort. July 29. Sept 12, 1907. 7:1884-1885. nom

EQUITABLE LIFE ASSUR SOC of the U S with Euclid Hall Co. Broadway, Nos 2341 to 2355, n w cor 85th st, No 251, runs w 105.1 x n 204.4 to s s 86th st, No 250, x e 119.6 to w s Broadway x s 204.10 to beginning. Extension mort. July 1. Sept 12, 1907. 4:1233. nom

Eichhorst, Carl to DRY DOCK SAVINGS INST. 7th av, No 2472, w s, 24.11 s 144th st, 24.11x75. 5 years, 5%. Sept 12, 1907. 7:2029. 20,000

Feigensohn, David to Cyrus C Miller et al. Houston st, No 427, s e cor Columbia st, Nos 144 to 148, 50x75. Sept 6, 5 years, 5 . Sept 12, 1907. 2:335. 73,000

Same to Realty Transfer Co. Same property. Prior mort $73,000. Sept 7, demand, 6%. Sept 12, 1907. 2:335. 27,850

Same and Robert Friedman with same. Same property. Subordination of mort for $15,000 to mort for $27,800. Sept 6. Sept 12, 1907. 2:335. nom

Same with Cyrus C Miller et al. Same property. Subordination of mort for $15,000 to mort for $73,000. Sept 6. Sept 12, 1907. 2:335. nom

Fuchs Construction Co to Gertrude Fuchs. 132d st, No 224, s s, 224 w 7th av, 16.8x99.11. 1 year, 6%. Sept 11, 1907. 7:1937. 3,000

Same to same. Same property. Certificate as to above mort. Sept 10. Sept 11, 1907. 7:1937.

Fox, Julius B to Francis Speir and ano trustees. 6th st, No 410, s s, 150 s e 1st av, 25x97. Sept 4, 5 years, 5%. Sept 6, 1907. 2:433. 25,000

Fred, Many, Henry C Fredericks and Saml Epstein to Noel B Martin and ano exrs Reune Martin. 111th st, No 64, s s, 95 e Madison av, 24.10x100.10. Sept 7, 3 years, 5%. Sept 9, 1907. 6:1616. 19,000

Same with Henrietta Wimpfheimer. Same property. Subordination mort. Sept 9, 1907. 6:1616. nom

Freeborn, Geo W with Joseph Weibler. 117th st, No 166, s s, 276 w 3d av, 17x½ blk. Agreement to reconvey property held as collateral upon payment of $600, within 1 year from date. Sub to mort $6,000. June 13, 1901. Sept 9, 1907. 6:1644. nom

Fleischmann Realty & Construction Co to TITLE GUARANTEE & TRUST CO. 8th av, Nos 2726 and 2728, s e cor 145th st, 40 x100. Sept 9, 1907, due, &c, as per bond. 7:2030. 65,000

Same to same. Certificate as to above mort. Sept 9, 1907. 7:2030.

Goldstein, Max to Mitchel Valentine. 114th st, No 39, n s, 519.11 w 5th av, 25x100.11. Sept 11, 5 years, 5%. Sept 12, 1907. 6:1598. 24,500

Garone, Martin to Giovanni Marturano. James st, No 45, w s, 25 s Madison st, 25.1x60.2x25.3x59.8. Prior mort $14,000. Sept 11, 2 years, 6 . Sept 12, 1907. 1:116. 1,000

Ginsburg, Harry to Hannah Sullivan. 66th st, No 247, n s, 125 e West End av, 25x100.5. Prior mort $——. Sept 10, due, &c, as per bond. Sept 12, 1907. 4:1158. 1,400

Gertner, Josef to Marie N Winkhaus. 114th st, No 221, n s, 310 e 3d av, 25x100.11. Sept 6, 5 years, 5%. Sept 11, 1907. 6:-1664. 20,000

Gordon, Nathan, Leopold Schlessel and Sarah wife of Jacob Goldstein of Brooklyn, N Y, to Joseph S Marcus. Madison av, Nos 1454 and 1456, s w cor 100th st, 50x100. Sept 6, due Jan 4, 1908, 6%. Sept 7, 1907. 6:1605. 2,500

Gregorio, Maria M to TITLE GUARANTEE & TRUST CO. 111th st, No 241, n s, 100 w 2d av, 25x100.10. Sept 7, due, &c, as per bond. Sept 9, 1907. 6:1661. 10,000

Grill, Charles to Lion Brewery. 8th av, No 2591. Saloon lease. Sept 4, demand, 6%. Sept 9, 1907. 7:2091. 7,322

Grossman, Martin J and Geo J, of White Plains, N Y, exrs, &c, Margaretha Klotz to Mary M Bergener. 13th st, No 529, n s, 270 w Av B, 25x103.3. July 1, 3 years, 6%. Sept 6, 1907. 2:407. 2,000

Hyams, Anna M to Joseph L R Wood. 130th st, No 203, n s, 75 w 7th av, 16.8x99.11. 3 years, 5%. Sept 12, 1907. 7:1936. 10,000

Same to John B Goldfrank. Same property. Prior mort $10,000, 1 year, 6%. Sept 12, 1907. 7:1936. 3,000

Harris, Herman and Saml I Siegel and Isaac M Berinstein with LAWYERS TITLE INS AND TRUST CO. Lenox av, s w cor 121st st, No 100, 100.11x75. Subordination mort. Sept 11. Sept 12, 1907. 7:1905. nom

Harris, Rachel with TITLE GUARANTEE & TRUST CO. 3d st, No 67 East. Subordination agreement. Sept 6. Sept 10, 1907. 2:445. nom

Holbrook, Edward to Harry J Luce. 5th av, Nos 667 to 671, s e cor 53d st, No 2, runs e 125 x s 100.5 x w 25 x n 40 x w 100 to av x n 60.5 to beginning. P M. Prior mort $600,000. Sept 10, 1907, due, &c, as per bond. 5:1288. 265,000

Homberger, Rosa to Bertha Rosenthal. 139th st, No 208, s s, 129.6 w 7th av, 17x99.11. Sept 10, 1907, 3 years, 5%. 7:2024. 13,500

Hahn, Wm and Solomon Katz with LAWYERS TITLE INS AND TRUST CO. 11th st, No 617, n s, 243 e Av B, 25x103.3. Subordination mort. Sept 5. Sept 6, 1907. 2:394. nom

Hirsch, Jacob to Eliz W Burke. 29th st, Nos 327 and 329, n s, 322.3 e 2d av, 44x98.9. Aug 29, 5 years, 5%. Sept 6, 1907. 3:935. 22,000

Hawthorne Building Co to Joseph J Meaney. 143d st, No 621, n s, 325 w Broadway, runs n 99.11 x w 60.7 to e s Riverside Drive, x s — to st, x e 65 to beginning. Prior mort $97,000. Sept 5, due Jan 17, 1908, 6%. Sept 7, 1907. 7:2090. 14,000

Same to same. Same property. Certificate as to above mort. Sept 5. Sept 7, 1907. 7:2090.

Havemeyer, Wm F with Anna J Steers. 132d st, No 235, n s, 306 w 7th av, 16x99.11. Extension mort. Sept 9. Sept 11, 1907. 7:1938. nom

Handel, Selig and Geo Lewis to Simon Goldman and ano. Av A, No 293, w s, 22 n 18th st. 20x90. Aug 20, due Jan 1, 1908, 5%. Sept 11, 1907. 3:950. 1,400

Harris, Herman and Saml I Siegel to LAWYERS TITLE INS AND TRUST CO. 121st st, No 100, s w cor Lenox av, 75x100.11. Sept 6, 5 years, 5%. Sept 11, 1907. 7:1905. 165,000

Insel, Morris to Sigmund Orbach. 107th st, No 84, s s, 25 w Park av, 25x75.11. P M. Prior mort $12,500. Sept 5, installs, 6%. Sept 6, 1907. 6:1612. 1,750

Jabloner, Adolf to Seymour Realty Co. 82d st, No 225, n s, 279.7 w 2d av, 25.10x102.2. Aug 27, due Sept 1, 1912, 5%. Sept 6, 1907. 5:1528. 26,000

Same and Sundel Hyman with same. Same property. Subordination agreement. Sept 6, 1907. 5:1528. nom

Jackson, Benj A to U S TRUST CO of N Y. 73d st, No 254, s s, 265.8 e West End av, 20x102.2. Sept 11, due Sept 1, 1912, 5%. Sept 12, 1907. 4:1164. 25,000

Klein, Simon and Chas Diamond to Chas Eisner. 134th st, No 19, n s, 300 e 5th av, 25x99.11. Prior mort $16,500. Sept 10, 3 years, 6%. Sept 12, 1907. 6:1759. 5,000

Kaufmann, Bertha to Francis Speir and ano trustees. Henry st, No 83, n s, 237.5 e Market st, 25x87.6. Aug 17, 5 years, 5%. Sept 6, 1907. 1:282. 30,000

Kalcheim, Henry to Jules Weil. 6th st, Nos 806 to 812, s s, 129 w Lewis st, 84x97. Installs, 6%. Sept 7, 1907. 3,000

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Kaufmann, Bertha to Benj M Gruenstein and ano. Mott st, No 161, w s, 150 n Grand st, 25x100. P M. Prior mort $——. Aug 9, due April 22, 1909, 6%. Sept 11, 1907. 2:471. 9,000

Kirk, Michael to Edw H Proudman. 19th st, No 409, n s, 125 w 9th av, 21.5x80. P M. 1 year, 6%. Sept 11, 1907. 3:717. 1,500

Kelly, Mark L to Solomon and Feist Berliner. Jansen av, n w s, at e s Terrace View av, runs n e 81.11 x n w 105.1 to Terrace View av, x s 133.8 on curve to beginning. P M. Sept 3, 3 years, 5%. Sept 11, 1907. 13:3402. 4,500

Kosofsky, Simon to Aaron Kosofsky. 6th av, No 805, w s, 80 s 46th st, 19.6x80. Prior mort $37,750. Sept 6, 3 years, —%. Sept 11, 1907. 4:998. 3,600

Kalcheim, Henry to Jules Weil. 6th st, Nos 806 to 812. Assignment of rents to extent of $3,000. Sept 6. Sept 9, 1907. 2:360. 3,000

Kelly, Mary F to Victor A Harder. 174th st, n s, 100 w Amsterdam av, 50x89.8. Aug 29. 3 yrs, 6%. Sept 9, 1907. 8:2131. 4,770

Karasik, Louis and Louis J Jacoves to Saml Michelson. 127th st, No 157, n s, 240 w 3d av, 30x99.11. P M. Prior mort $30,000. Sept 6, 3 years, 6 . Sept 7, 1907. 6:1776. 3,000

Lauria, Pasquale of N Y, and Giuseppe Genovese, of Queens Borough, N Y, and Pancrazio Grassi, of N Y, to CITIZENS SAVINGS BANK. 24th st, Nos 328 and 330, s s, 225 w 1st av, 50x98.9. Sept 5, 5 years, 5%. Sept 6, 1907. 3:929. 48,000

Levvy, Hart to Albert Francis Hagar. 116th st, No 118, s s, 250 w Lenox av, 25x100.11. 5 years, 5%. Sept 6, 1907. 7:1825. 28,000

Same to Geo Hahn. Same property. P M. Prior mort $28,000. Sept 6, 1907, due, &c, as per bond. 7:1825. 6,500

Loewenberg, Max to Sophia M Young. 78th st, No 156, s s, 95 e Lexington av, 18.9x102.2. P M. Aug 9, due June 22, 1909, 5%. Sept 10, 1907. 5:1412. 7,000

Lemon, Joseph E to Chas Miller. Mott st, No 195, w s, 25x100. Extension mort. Aug 22. Sept 11, 1907. 2:480. nom

Latour, Geo to Albert W J Petrie. 5th av, No 2149, e s, 50 n 131st st, 24.11x99. P M. Sept 1, 3 years, 6%. Sept 11, 1907. 6:1756. 3,500

Lowenfeld, Pincus and Wm Prager to American Mortgage Co. 13th st, No 624, s s, 318 e Av B, 20x103.3. P M. 1 year, 5½%. Sept 12, 1907. 2:395. 7,000

MUTUAL TRUST CO of Westchester Co trustee Charlotte Y Smith to Wm H Smith. An interest of $29,500. John st, No 93. Sept 6, 1907. 1:76. order of court

Same to same. Frankfort st, No 23. Sept 6, 1907. 1:103. order of court

Same to Edith H Smith. Cherry st, No 230. Sept 6, 1907. 1:255. order of court

Same to same. Jefferson st, No 53. Sept 6, 1907. 1:103. order of court

Same individ to Wm H Smith. Houston st, Nos 430 and 432 East. Sept 6, 1907. 2:357. order of court

Same to Edith H Smith. 29th st, No 405 East. Sept 6, 1907. 3:961. order of court

Same as trustee Charlotte Y Smith to Wm H Smith. Columbus av, No 827. Sept 6, 1907. 7:1836. order of court

McCarthy, Mary to Mary W Seaman. 118th st, No 232, s s, 210 w 2d av, 21x100.11. July 28, due Mar 8, 1909, 6%. Sept 10, 1907. 6:1667. 6,000

Masor, Barnet and Theron S Johnson to STATE BANK. 92d st, Nos 336 and 338, s s, 200 w 1st av, 50x100.8. Prior mort $40,000. Sept 10, 1907, 12 months, 6%. 5:1554. notes, 10,000

Masor, Barnet and Theron S Johnson to LAWYERS TITLE INS & TRUST CO. 92d st, Nos 336 and 338, s s, 200 w 1st av, 50x100.8. Sept 10, 1907, 5 years, 5%. 5:1554. 40,000

McMichael, Chas C to Thomas J Meehan. Washington terrace, No 11, e s, 88.9 s 186th st, 17.9x62.6; Washington terrace, No 17, e s, 142 s 186th st, 19x62.6. Prior mort $——. Sept 11, due Oct 15, 1907, 6%. Sept 12, 1907. 8:2156. 1,200

Matthies, Bernhard to Henry Elias Brewing Co. 27th st, No 327 East. Saloon lease. Sept 10, demand, 6%. Sept 11, 1907. 3:933. 2,215

MUTUAL LIFE INS CO of N Y with Louis J Jacoves and Louis Karasik. 112th st, s s, 50 w Madison av, runs w 67.9 x s 54.11 to c l Old Harlem road, x s w — x e 83.8 x n 100.11 to beginning. Extension mort. Aug 29. Sept 7, 1907. 6:1617. nom

Milgrim, Louis to Chas J Fox. Forsyth st, Nos 190 and 192, s e cor Stanton st, Nos 43 and 45, runs e 48 x s 70 x e 7 x s 5 x w 55 to st; x w 55 x n 75 to beginning. Prior mort $101,000. Sept 6, 1907, 1 year, 6%. 2:421. 3,000

Murry, Ada A to Alex C Milne. 88th st, No 132, s s, 242 w Columbus av, 18x100.8. P M. Sept 6, 1907, due, &c, as per bond. 4:1218. 18,000

Meli, Rosalia to Simon Uhlfelder and ano. 136th st, Nos 620 to 626, s s, 287.6 w Broadway, 87.6x99.11. Prior mort $107,000. Sept 6, due Mar 1, 1908, 6%. Sept 7, 1907. 7:2002. 6,000

Mannheimer, Monroe F to Silvie M Warner and ano committee Eugenie Martinache. 161st st, No 566, s s, 220.6 e Broadway, 16x99.11. P M. 3 years, 5%. Sept 6, 1907. 8:2119. 9,000

McCarthy, Mary to Caroline Willits. Washington av, w s, 70 s 165th st, runs s 50 x w 97.1 x n 25 x e 3 x n 25 x e 93.3 to beginning; 117th st, No 106, s s, 47.6 e Park av, 15.10x64.10; McGraw av, n s, 50 e Cottage Grove av, 25x100. P M as to first parcel. Sept 7, 1 year, 6%. Sept 10, 1907. 9:2386, 6:1644. *. 3,000

McGowan, Godric to Johanna C Fealy. Broadway, No 4052, late Kingsbridge road, e s, 22.2 s 171st st, 27.9x101.11x25x114. P M. Sept 5, 3 years, 5%. Sept 6, 1907. 8:2141. 10,000

Nulle, Rose to Frank J Sinnott. 146th st, No 603, n s, 100 w Broadway, 25.6x99.11. P M. Sept 7, 3 years, 6%. Sept 9, 1907. 7:2093. 7,000

Oehmke, Wm to Lion Brewery. Columbus av, No 721. Saloon lease. Sept 6, demand, 6%. Sept 11, 1907. 4:1209. 6,000

Ottinger, Nathan to BOWERY SAVINGS BANK. Columbus av, Nos 29 to 33, e s, 40.5 s 61st st, 60x69.10; all title to strip in rear 60x0.7½. Sept 10, 1907, due Aug 12, 1912, 4½%. 4:1113. 60,000

Polstein, Joseph to Polstein Realty and Construction Co. Amsterdam av, Nos 1101 and 1103, n e cor 114th st, 40.11x100. P M. Prior mort $75,000. Sept 5, 5 years, 6%. Sept 6, 1907. 7:1867. 15,000

Polstein, Joseph to Polstein Realty and Construction Co. Amsterdam av, Nos 1117 and 1119, s e cor 115th st, 40.11x100. P M. Prior mort $75,000. Sept 5, 5 years, 6%. Sept 6, 1907. 7:1867. 15,000

Powell, Ida M to TITLE GUARANTEE AND TRUST CO. Franklin st, No 176, n s, abt 100 w Hudson st, 25x87.6. Aug 19, due, &c, as per bond. Sept 6, 1907. 1:187. 35,000

Peoples Trust Co exr Isidor M Bon to Wm Ottmann. Central Park West, Nos 97 and 98, w s, 50.5 n 69th st, 50x100. Certificate as to reduction of mort. Sept 10, 1907. 4:1122. ——

Paterno, Rocco and Domenico Bochicchio to Lion Brewery. Houston st, No 128 West. Saloon lease. Aug 30, demand, 6%. Sept 9, 1907. 2:525. 2,311.05

Powell, Jas D with Ida M Powell. Hudson st, Nos 105 to 109, n w cor Franklin st, Nos 168 to 174, 75.3x100.8x75.10x100. Agreement subordinating a mort for $130,000 to easement or beam right. Aug 27. Sept 6, 1907. 1:187. nom

Racey, Robert H with TITLE GUARANTEE & TRUST CO. 111th st, No 241 East. Subordination mort. Sept 5. Sept 9, 1907. 6:1661. nom

Rosenkrantz, Davis to Hattie Taub extrx Leon Taub. 5th st, No 734, s s, 226.8 w Av D, 29.4x96. Prior mort $32,000. Sept 6, 3 years, 6%. Sept 7, 1907. 2:374. 5,000

Rosson, Thomas to Rocco M Marasco. Mott st, Nos 291½ and 293, s w cor Houston st, Nos 53 to 57, 76x64.4x82x63.4. P M. Prior mort $80,000. Sept 7, 3 years, 6 . Sept 10, 1907. 2:500. 20,000

Rosen, Emma to LAWYERS TITLE INS AND TRUST CO. 7th av, No 162, w s, 46 s 20th st, 23x85. P M. 5 years, 5 . Sept 12, 1907. 3:769. 17,000

Rosen, Frank to Simon Amdursky, Brooklyn. 7th av, No 162, w s, 46 s 20th st, 23x85. P M. Prior mort $17,000. 3 years, 6%. Sept 12, 1907. 3:769. 6,000

Rose, Abraham to Maria C Langschmidt. 58th st, No 427, n s, 303.11 w Av A, 18.1x100.4. 3 years, 5%. Sept 12, 1907. 5:1370. 7,000

Same to Saml Salomon with same. Same property. Subordination mort. Sept 12, 1907. 5:1370. nom

Rosenthal, Joseph to Rosa Frey. 134th st, No 508, s s, 190 w Amsterdam av, 40x99.11. Prior mort $40,000. Nov 19, 1906, 2 years, 6%. Sept 10, 1907. 7:1987. 2,000

Starr, Thos E to Mary L Beerbower. 27th st, No 343, n s, 333.9 e 9th av, 21.3x98.9. 1-6 part. All title. Assignment of all right, title and interest in estate of his father to extent of $250. Due Dec 1, 1907, 6%. Sept 6, 1907. 3:751. 250

Schreiber, Isaac to Louis D Livingston and ano. 47th st, No 258, s s, 150 e 8th av, 25x100.5. Sept 6, 1 year, 6%. Sept 7, 1907. 4:1018. 4,000

Silverman, Saml to Dora Frank. 75th st, No 230, s s, 239.5 w 2d av, 20.2x102.2. Sept 6, due Aug 10, 1908, installs, 6%. Sept 7, 1907. 5:1429. Notes 700

Silverman, Saml to Chas Busch. 75th st, No 230, s s, 239.5 w 2d av, 20.2x102.2. Prior mort $10,500. Sept 6, due, &c, as per bond. Sept 7, 1907. 5:1429. 3,500

Schoenholz or Schoenholtz, Morris with BOWERY SAVINGS BANK. 125th st, No 254 East. Extension mort. Aug 27. Sept 6, 1907. 6:1789. nom

Simpson, Geo W to J Allen Townsend and ano. 144th st, No 468, s s, 82.6 e Amsterdam av, 17.6x99.11. P M. Sept 5, 3 years, 4½%. Sept 6, 1907. 7:2059. 13,000

Schropp, Chas F and Eliz with TITLE GUARANTEE AND TRUST CO. Amsterdam av, Nos 1431 and 1433, e s, 24.11 s 131st st, 50x100. Subordination mort. Sept 5. Sept 6, 1907. 7:1970. nom

Schenkein, Pesel widow, Joseph, Max and Benj and Louis Schenkein and Gittel Kister widow to Helen M Kelly guardian Eugenia Kelly. Av C, No 196, s e cor 12th st, No 700, 27.6x62.6. Sept 4, 4 years, 5%. Sept 6 1907. 2:381. 18,000

Salvation Army to Eperanto Mortgage Co. 40th st, Nos 218 and 220, s s, 215 e 3d av, 40x98.9. 5 years, 5%. Sept 11, 1907. 3:920. 30,000

Same to David Kidansky and ano. Same property. Prior mort $30,000. 5 years, 6%. Sept 11, 1907. 3:920. 15,000

STATE BANK with Jeanette F Bonner. Broome st, No 263. Subordination mort. July 30. Sept 9, 1907. 2:413. nom

Silverstone, A Fred to F Kingsbury Curtis. Houston st, No 157, s s, 58.4 e Eldridge st, 25x74.5. P M. 3 years, 5%. Sept 12, 1907. 2:417. 22,000

Same to Jennie Goldstein. Same property. P M. Prior mort $22,000. Sept 12, 1907, 5 years, 6%. 2:417. 11,000

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Spangenberg, Jacob to TITLE GUARANTEE AND TRUST CO. Amsterdam av, Nos 1431 and 1433, e s, 24.11 s 131st st, —x100x 49.11x100. Due, &c, as per bond. Sept 6, 1907. 7:1970. 33,000

Stanton, Lucius M to TITLE GUARANTEE & TRUST CO. 71st st, No 31, n s, 350.6 w Central Park West, 25x102.2. Sept 9, 1907, due, &c, as per bond. 4:1124. 20,000

Schwartz, Jeannette with Karl M Wallach. 79th st, Nos 162 and 164, s s, 130 e Lexington av, 2 lots, each 20x102.2. 2 extensions of mort. July 30. Sept 6, 1907. 5:1413. nom

Straus, Lionel F to U S TRUST CO of N Y. 75th st, No 41, n s, 263 e Columbus av, 20x102.2. P M. Due Nov 1, 1910, 5%. Sept 12, 1907. 4:1128. 28,000

Solomon, Joseph to Abraham Rothman and ano exr, &c, Jenny Diamant. Attorney st, No 92, on map No 94, e s, 175 s Rivington st, 25x75. P M. Prior mort $18,000. 3 years, 6%. Sept 12, 1907. 2:343. 7,000

Stoltz, J Perry to American Mortgage Co. 22d st, No 471, n e s, abt 175 e 10th av, 16.8x98.8. P M. Sept 10, 1907, 3 years, 5%. 3:720. 9,000

Sauter, Eva G to TITLE GUARANTEE & TRUST CO. Columbus av, No 711, e s, 50.8 s 95th st, 25x80. Sept 10, 1907, due, &c, as per bond. 4:1208. 10,000

Taylor, David H to TITLE GUARANTEE AND TRUST CO. 70th st, No 229, n s, 313 w Amsterdam av, 19x100.5. Sept 4, due, &c, as per bond. Sept 6, 1907. 4:1162. 17,000

Tillis, Amelia and Bertha Fox with Mary V Hamilton. 81st st, Nos 151 and 153, n s, 256.2 w 3d av, 43.10x102.2. Subordination mort. Dec 28, 1906. Sept 7, 1907. 5:1510. nom

Talmage, Mitchell P to Joseph Dunn. 112th st, No 19, n s, 282 e 5th av, 19x100.11. Due Mar 1, 1910, 6%. Sept 6, 1907. 6:-1618. 3,700

Tinsley, Gertrude to Henry McCaddin Jr Fund for Education of Candidates for the Roman Catholic Priesthood in the Poorer Dioceses of the U S of America and Elsewhere, a corpn. 118th st, No 123, n s, 220 e Park av, 20x100.11. Sept 7, 1 year, 5%. Sept 10, 1907. 6:1767. 8,000

Thirty-Fifth Street & Fifth Avenue Realty Co to METROPOLITAN LIFE INS CO. 5th av, Nos 366 to 370, s w cor 35th st, No 2, 85.9x150. June 7, due May 1, 1910, 6%, until completion of building, and 5½% thereafter. Sept 10, 1907. 3:836. 2,200,000

Same to same. Same property. Certificate as to above mort. June 7. Sept 10, 1907. 3:836. —

Same and Wm R Rose with same. Same property. Subordination mort. Sept 6. Sept 10, 1907. 3:836. nom

Tucci, Tommaso, of North Tarrytown, N Y, to Luigi Tucci. 115th st, No 450, s s, 94 w Pleasant av, 24.10x100.10. Prior mort $——. Sept 10, due Jan 5, 1910, 6%. Sept 11, 1907. 6:1708. 5,000

Tremont-Construction Co to Emily Uthe. 163d st, No 448, s s, 85 e Amsterdam av, runs s 100 x e 15 x s 12.6 x e 25 x n 112.6 to st, x w 40 to beginning. P M. Prior mort $37,500. Sept 9, 3 years, 6%. Sept 12, 1907. 8:2110. 8,000

Ungerland, Alvesius to GERMAN SAVINGS BANK. 84th st, No 511, n s, 156.6 e Av A, 19.5x102.2. 1 year, 5%. Sept 12, 1907. 5:1581. 6,000

Von Inten, Ferdinand and Frank Wallach exr Henry Wallach with Joseph Locurto. 97th st, No 233, n s, 125 w 2d av, 25x100.11. Extension mort. July 18. Sept 11, 1907. 6:1647. nom

Vetter, Catherine to Louis Karasik and ano. 127th st, No 157, n s, 240 w 3d av, 30x99.11. P M. Prior mort $33,000. Sept 5, 2 years, 6%. Sept 7, 1907. 6:1776. 4,250

Weinstock, Samuel and George Brown to Jules Weil. 8th st, No 77, n s, 75 w 1st av, 25x85.11. Sept 7, due Dec 7, 1908, 6%. Sept 9, 1907. 2:450. 1,500

Whitfield, Lizzie to Annie R Jeannot. 95th st, No 130, s s, 465 e Amsterdam av, 17x100.8. P M. Sept 3, 3 years, 5%. Sept 10, 1907. 4:1225. 10,000

Wolkenberg, Joseph and Irving Simon to Solomon Simon et al. 67th st, Nos 210 to 220, s s, 190 e 3d av, 120x100.5. 1 year, 6%. Sept 6, 1907. 5:1421. 20,000

Woytisek Construction Co to City Mortgage Co. 96th st, Nos 35 to 39, n s, 307 e Columbus av, runs n 101.10 x e 13 x s 0.11 x e 20 x n 0.11 x e 31 x s 101.10 to st, x w 64 to beginning. Demand, 6%. Sept 12, 1907. 7:1832. 125,000

Same to same. Same property. Certificate as to above mort. Sept 12, 1907. 7:1832. —

Young, Cornelia T wife of Wm S to TITLE GUARANTEE AND TRUST CO. 132d st, No 218, s s, 176 w 7th av, 15.8x99.11. Due, &c, as per bond. Sept 12, 1907. 7:1937. 7,000

## BOROUGH OF THE BRONX.

Under this heading the * denotes that the property is in the new Annexed District (Act of 1895).

Abert, Benj with James G Wentz. Norwood av, e s, 330.8 s Gun Hill road, 50x190 to w s Webster av,. Subordination agreement. Sept 5. Sept 7, 1907. 12:3355. nom

*Arnold, Jennie to Frank A Becker. Bear Swamp road, s s, 63.3 e Cruger st, 63.3x74x50x113.3, Bronxdale. P M. July 22, due Sept 5, 1910, 5%. Sept 6, 1907. 2,000

*Arens, Burchard to Richd R Maslen. White Plains road, n e cor 223d st, 114x80, Wakefield, except part for road. P M. Prior mort $7,000. Sept 10, 3 years, 5%. Sept 11, 1907. 4,000

*Arens, Burchard to Richd R Maslen and ano. White Plains road, s e cor 212th (Logan) st, 100.4x33.5x100x25.4, Williamsbridge. P M. Sept 10, due, &c, as per bond. Sept 11, 1907. 3,500

Altman, Rebecca with TITLE GUARANTEE AND TRUST CO. Monroe av, e s, 270 n 174th st, 50x100. Subordination mort. Sept 11, 1907. 11:2798. nom

*Arace, Nicholas to A Shatzkin & Sons, Inc. 214th st, n s, 200 w Tilden av, 25x100, Laconia Park. P M. Sept 5, due May 1, 1908, 6%. Sept 10, 1907. 200

*Anderson, Carl F to Sarah Spero. Commonwealth av, e s, 125 n Mansion st, 25x100. P M. Prior mort $——. Aug 31, due Mar 1, 1910, 6%. Sept 7, 1907. 1,000

Bergen, Wm C to TITLE GUARANTEE & TRUST CO. Valentine av, No 2909, w s, 167.6 n Southern Boulevard or 200th st, 25x125. Sept 4, due, &c, as per bond. Sept 6, 1907. 12:3306. 6,000

Bernitt, Henry G to GERMAN SAVINGS BANK, N Y. Stebbins av, No 1060, e s, 488.4 n 165th st, 25x166.8x25.4x166.6, 3 yrs, 5%. Sept 12, 1907. 10:2691. 5,000

*Bronxwood Realty Co to Filomena Cipolla. Lots 68, 82 and 109 map Bronxwood Park. Certificate as to mort for $3,500. Sept 5. Sept 12, 1907. —

*Same to Alex P Falconer or Hamilton Bank of N Y City. Lots 1, 19 to 24, 26 to 29 and 32 to 39 supplementary map Bronxwood Park; lots 52, 53 and 64 amended map Bronxwood Park; lots 65, 66 and 67 map Bronxwood Park. Certificate as to mort for $17,000. Sept 5. Sept 12, 1907. —

*Bronxwood Realty Co to Alex B Falconer. White Plains road, e s, 225 n Locust av, 26.5x101.4x—x100; Elm st, n w cor Locust av, 217x100x abt 235x101.4; Elm st, s w cor Locust av, 200x 75; lots 65 to 67 map (No 917) of Bronxwood Park; lots 52, 53 and 64 amended map Bronxwood Park. Prior mort on lots 52, 53, 64 and 65 to 67, $4,200. Sept 5, due Mar 5, 1908, 6%. Sept 11 1907. 17,000

*Same to Filomena Cipolla. Lots 68, 82 and 109 amended map Bronxwood Park. Sept 4, due, &c, as per bond. Sept 11, 1907. 3,500

Beck, Gottfried and Henry G Bernitt with GERMAN SAVINGS BANK, N Y. Stebbins av, No 1060. Subordination mort. Aug 29. Sept 12, 1907. 10:2691. nom

*Breunich, Jacob G to Abraham Piser. Westchester av, late road to Harlem, s e s, at s w s Ferris pl, 50x50.11x97.10x90.2, except part for Westchester av, Westchester. P M. Sept 5, 2 years, 6%. Sept 7, 1907. 6,000

*Beringer, Solomon to Bankers Realty and Security Co. Neil av, s e cor Muliner av, 25.6x63.7x51.9x75.6. P M. Aug 30, 3 yrs, —%. Sept 12, 1907. 1,700

*Birnbaum, Hermann to Isabella Pollock. Bronx Park av, e s, 50 s 178th st, 25x100. Prior mort $3,000. Sept 6, 2 years, 6%. Sept 11, 1907. 1,400

Bittner, Otto and John C Cook with GERMAN SAVINGS BANK. Washington av, No 1386. Subordination mort. Sept 9. Sept 11, 1907. 11:2910. nom

*Bronxwood Realty Co to Marie True. Lots 9, 10, 12 to 17 blk 15 and lots 10 to 14 and 19 and 20 blk 24 Pelham Park, except part for Lawrence av. P M. Prior mort $1,180. Sept 4, due, &c, as per bond. Sept 6, 1907. 1,500

Brinckmann, Henry to Margaret Smyth. Southern Boulevard, s s, 225 e St Anns av, 100x138.2x100x117.7, except part for 133d st. Sept 6, 1 year, 6%. Sept 9, 1907. 10:2546. 2,000

Cleland, Geo M to Isabella Murison. 240th st, s s, 96 e Mt Vernon av, 40x100. Due, &c, as per bond. Sept 6, 1907. 12:3380. 1,500

Cosmos Realty Co to James G Wentz. Norwood (Decatur) av, e s, 330.8 s Gun Hill road, 50x190 to w s Webster av. Building loan. Sept 5, demand, 6%. Sept 7, 1907. 12:3355. 24,000

Same to same. Same property. Certificate as to above mort. Sept 5. Sept 7, 1907. 12:3355. —

Cole, Margaret M to Edward H Cole. Woody Crest av, w s, 80.7 n 162d st, 25.2x109.3x25x106.2. P M. Sept 5, 3 years, 5%. Sept 6, 1907. 9:2511. 5,500

Callanan, Katie A to Henry L Calman trustee of estate Gustave B Calman. 183d st, No 781, n s, 117.11 w Southern Boulevard, 25x100. Sept 10, 5 years, 5%. Sept 11, 1907. 11:3114. 4,000

Cinelli, Pietro to GERMAN SAVINGS BANK. Arthur av, s e cor 187th st, 100x22x100x21.7. Sept 5, 3 years, 5½%. Sept 11, 1907. 11:3073. 11,000

Same and Lion Brewery with same. Same property. Subordination agreement. Sept 6. Sept 11, 1907. 11:3073. nom

Cook, John C to The GERMAN SAVINGS BANK, N Y. Washington av, No 1386, e s, 108 s 170th st, 25x125.3x25x126.10. 1 year, 5%. Sept 11, 1907. 11:2910. 12,000

Carlock, Bernardo F to Fredk McCarthy and ano. Faile st, No 882, on map No 796, e s, 125 n Seneca av, 25x100. P M. Prior mort $4,500. Aug 31, 5 years, 6%. Sept 10, 1907. 10:2761. 3,250

Davis, Hyman and Frank E Silverman to Gertrude H Hotto. Bryant av, w s, 175 s 172d st, 50x100. P M. Prior mort $4,500. Sept 11, due, &c, as per bond. Sept 12, 1907. 11:2995. 3,000

*Davis, Geo T to Wm E Ferris exr Jennie B Ferris. Public road in Village of Westchester leading across Westchester Creek, n s 40 e from s cor lot of land Chas H Sherwood, runs n e 100 x s e 20 x s 100 to road, x w 30 to beginning. P M. 3 years, 5%. Sept 10, 1907. 4,000

Delaney, Jas E to Margaret Luhrs. 180th st, No 579, n s, 80 e Tiebout av, 20.1x90. P M. Sept 10, due, &c, as per bond. Sept 11 1907. 11:3143. 4,500

Delaney, James E to Almira J Brown. 167th st, No 459, n s, 189.5 e Park av, 27x100; 180th st, n s, 80 e Tiebout av, 20.1x 90. P M. Prior mort $8,700. Sept 10, 60 days, 6%. Sept 11, 1907. 11:3143, 9:2389. gold, 1,800

*Di Pippo, Raffaele to A Shatzkin & Sons, Inc. 226th st, n s, 175 w Paulding av, 25x109.6. P M. Sept 10, 1 year, 6%. Sept 11, 1907. 200

Davis, Hyman to Abraham Newman. Bryant st, e s, 100 s 172d st, 2 lots, each 25x100. 2 morts, each $3,000. 2 prior morts, each $8,500. Sept 5, 4 years, 6%. Sept 7, 1907. 11:3000. 6,000

Same to Wm Simon. Bryant st, e s, 75 s 172d st, 25x100. Prior mort $8,500. Sept 5, 4 years, 6%. Sept 7, 1907. 11:3000. 3,000

Same to same. Bryant st, e s, 150 s 172d st, 25x100. Sept 5, 4 years, 6%. Sept 7, 1907. 11:3000. 3,000

Deppeler, C Edwin to Star Holding Co. Tremont av, s e cor Marmion av, 20.10x100x21x100. P M. Sept 4, 2 years, 5%. Sept 6, 1907. 11:2960. 4,000

Same to same. Marmion av, n e cor Elsmere pl, 100x21x100x21.3. P M. Sept 4, 2 years, 5%. Sept 6, 1907. 11:2960. 2,500

De Lorenzo, Filomena to Sebastian J Breihof. 179th st, late Lebanon st, s s, 100 e Clinton av, 21.9x95x21.7x95. Aug 30, due Feb 30, 1908, probable error, 6%. Sept 6, 1907. 11:3093. 6,000

Ernst, John F and Louisa Vbepel to Rosa Altieri. 170th st, No 392, s s, abt 60 w Clay av, runs s 63 x e 16.8 x n 74.4 to st, x w 20.1 to beginning. P M. Prior mort $4,500. Sept 10, 3 years, 6%. Sept 11, 1907. 11:2782. 3,200

Eichler, Philip H, Fredk A and Henry E with Jacob Quattlander. St Anns av, No 347. Extension mort. Sept 4. Sept 12, 1907. 9:2268. nom

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Freyer, Katie to Alice McN Batten. Dawson st, s s, 101.11 e Tinton or Beach av, 25.6x114.8x25x119.8. Sept 11, due Aug 1, 1912, 5½%. Sept 12, 1907. 10:2665. 5,000

Gorman, Joseph P to Dora M Schrenkeisen. 235th st, n s, 425 e Keppler av, 25x100. P M. Sept 10, 11 years, 6%. Sept 11, 1907. 12:3376. 2,200

Goldman, Harris B to DOLLAR SAVINGS BANK. 3d av, w s, 99 s 158th st, 25x98.3x25x98.6. Prior mort $8,000. Aug 5, due Dec 1, 1908, 6%. Sept 6, 1907. 9:2379. 1,000

Gaffney, Jas C to Leonard H Best and ano exrs &c Albert Best. 167th st, s s, 93.10 w Fox st, 20x84x20x83.9. Sept 9, 3 years, 5%. Sept 11, 1907. 10:2717. 8,000

Same to same. 167th st, s s, 73.10 w Fox st, runs s 83.2 x s 0.2 x w 19.11 x n 83.9 x e 20 to beginning. Sept 9, 3 years, 5%. Sept 11, 1907. 10:2717. 8,000

Hecht, Ferdinand to TITLE GUARANTEE & TRUST CO. 169th st, n e cor Boston road, runs e 117 x n 124.3 x w 20 x s 75 x w 97 x s 50 to beginning. Sept 10, 1907, due, &c, as per bond. 11:2961. 5,000

Hunt, Mark to Peter N Kotnowski. 180th st, No 721, n s, 91.9 w Washington av, runs n 85.10 x w 3.2 x n 50 x w 46.9 x s 50 x w 3.2 x s 85.10 to st x e 53.2 to beginning. P M. Prior mort $5,000. Sept 5, due, &c, as per bond. Sept 9 ,1907. 11:3037. 2,800

*Hummelt, Emil and Emily to Nora Ryan. Kinsella av, s s, 251.4 w Bronxdale road, 25x100, Westchester. P M. Prior mort $400. Sept 9, 1907, due July 9, 1909, 5%. 3,600

Herbert, Blanche L to HARLEM SAVINGS BANK. Marion av, No 2768, e s, 21 n 197th st, 23x103.5x23.4x107.2. Sept 9, 1907, due, &c, as per bond. 12:3283. 5,000

*Hublitz, Leon to Charles H Stumpfel. Pilgrim av, e s, 75 n Mildred pl, 25x100. P M. Sept 6, 1 year, 6%. Sept 9, 1907. 425

Henry, David to Annie F Smith. Minford pl, No 1428, e s, 125 n Jennings st, 25x100. P M. Sept 5, due, &c, as per bond. Sept 6, 1907. 11:2977. 5,000

Heim, Louis to Wm Edebohls. Arthur av, bet 179th and 180th sts, and being lot 59 map Upper Morrisania, 50x100, except part for Arthur av. P M. 3 years, 5%. Sept 11, 1907. 11:-3069. 5,000

Same to Mary A A Cross. Arthur av, bet 179th and 180th sts and being lots 58 to 60 same map, except part for Arthur av, Prior mort $15,500. 3 years, 6%. Sept 11, 1907. 11:3069. 3,500

Same to Wm Edebohls et al. Arthur av, bet 179th and 180th sts, and being lot 60 same map, 50x100, except part for Arthur av. 3 years, 5%. Sept 11, 1907. 11:3069. 2,000

Same to Mary Ryer. Arthur av, bet 179th and 180th sts, and being lot 58 same map, 50x100, except part for Arthur av. P M. 3 years, 5%. Sept 11, 1907. 11 3069. 5,000

Janssen, Bernhard H to City Real Estate Co. Brown pl, n e cor 132d st, 100x95. P M. July 11, 3 years, 5%. Sept 6, 1907. 9:2277. 8,900

Keenan, Michl J to Danl F Fox. 181st st, s s, 300 w Grand av, 25x131.7x25x130. Sept 9, 1907, due, &c, as per bond. 11:3210. 4,000

*Kuhl, Johanna M to Dorothy Rappe. Commonwealth av, e s, 135.11 s West Farms road, 25x100. Sept 5, 4 years, 5½%. Sept 6, 1907. 3,000

Kuhn, August to Isabella T Jackson. Jerome av, e s, 246.6 s Fordham road, runs e 105 x n 115.10 x w 57.4 x s 16.10 x w 37.4 to av, x s 102.11 to beginning. 3 years, 5%. Sept 6, 1907. 11:-3188. 16,000

Kiernan, Thomas A to Mary E Kelley. Topping av, No 1752, e s, 250 n 174th st, 25x95. P M. Prior mort $11,000. Aug 15, 5 years, 6%. Sept 7, 1907. 11:2799. 2,300

Kelley, Michael to Cath L Wynne. Topping av, No 1750, e s, 225 n 174th st, 25x95. P M. Prior mort $12,000. Aug 15, 5 years, 6%. Sept 7, 1907. 11:2799. 5,000

Kiehnle, Wm V to Jeanie S Timpson. Prospect av, No 1032, e s, abt 160 n 165th st, 16.8x100, except part for av. P M. Sept 10, 3 years, 5%. Sept 11, 1907. 10:2691. 4,000

Same to Fredk Meyer. Same property. P M. Prior mort $4,000. Sept 10, 3 years, 6%. Sept 11, 1907. 1,500

Knox, Arthur and Robert A Shaw with American Mortgage Co. Fox st, s s, 238.11 e Prospect av, 280x115. Subordination mort. Sept 15. Sept 11, 1907. 10:2683. nom

*Keller, Joseph to Irving Realty Co. Boston road, s e cor Grace av, 45x105.2x45x103.5. P M. Aug 30, 3 years, 5%. Sept 10, 1907. 900

*Same to same. Same property. P M. Prior mort $900. Aug 30, 3 years, 5%. Sept 10, 1907. 200

Knox, Arthur with Sophie Martin and ano exrs John Martin. Fox st, s s, 478.11 e Prospect av, 40x109. Subordination mort. Sept 10, 1907. 10:2683. nom

Leitner, Joseph and Charles Kreymborg to Sophie Martin and ano exrs John Martin. Fox st, s s, 478.11 e Prospect av, 40x109. Sept 5, 3 years, 5%. Sept 10, 1907. 10:2683. 24,000

Lustgarten, Simon and Irma E to Ehrich van Eschwege. Prospect av, No 740, e s, 25 s 156th st, 18.9x90. Prior mort $5,-500. Sept 5, due Oct 1, 1910, 6%. Sept 6, 1907. 10:2687. 3,000

Levy, Lawrence L with James G Wentz. 182d st, n s, 57 w Hughes av, runs n 83.11 x w 28 x n 31 x w 3 x s 104.11 to st, x s e 35.2 to beginning. Subordination mort. Sept 7. Sept 12, 1907. 11:3071. nom

Leitner, Jacob to City Mortgage Co. Plot begins 556.3 n Eastern Boulevard, 360 e land of N Y, N H & H R R, runs n 150 x e 110 x s 201.4 x n w 121.5 to beginning. All title to strip 30 ft wide on west. Demand, 6%. Sept 6, 1907. 10:2606. 30,000

Loughman or Lockman, Mary R and James and Rose to HARLEM SAVINGS BANK. Bathgate av, late Madison av, s w cor 182d st, late Grove st, runs s w along n w s Madison av, 135 x n w 157 x n e 135.2 to st, x s e 162 to beginning, except part for Bathgate av. Prior mort $4,300. Due, &c, as per bond. Sept 12, 1907. 11:3049. 3,700

Leitner, Joseph and Charles Kreymborg to American Mortgage Co. Fox st, s s, 300 w Av St John, 40x109. Sept 5, 3 years, 5%. Sept 11, 1907. 10:2683. 24,000

*Leone, Antonio to Central Brewing Co. White Plains road, w s, 4th house, south of 240th st. Saloon lease. Sept 4, demand, 6%. Sept 7, 1907. 750

Markel, Louis W to Wm J Boesch. Crotona Park South, s s, 61.9 e Crotona av, 21.9x82.5x20.10x88.11. Sept 9, 1907, 3 years, 5½%. 11:2937. 5,000

Meagher, Carrie F wife of John J to NORTH SIDE SAVINGS BANK. Fulton av, w s, 48.8 s 167th st, 75x93.11x74.11x96.1. Sept 9, 1907, 1 year, 5%. 10:2608. 7,000

Melrose Amusement Co to Harry Daniel. 3d av, No 2863. Store lease. All title. Sept 7, 1 year, 6%. Sept 9, 1907. 9:2328. 2,500

Same to same. Same property. Consent to above mort. Sept 7. Sept 9, 1907. 9:2328. ——

Same to same. Same property. Certificate as to above mort. Sept 7. Sept 9, 1907. 9:2328. ——

*Marino, Giovannino to Cyrus Tompkins. Garfield st, w s, 100 s Columbus av, 25x100. Sept 7, 3 years, 5½%. Sept 9, 1907. 6,000

Morrison, Frances E to Anna Carsey. 144th st, n s, 525.2 e Willis av, old line, 25x93.9x22.6x96.1. P M. Prior mort $11,-000. Sept 5, due, &c, as per bond. Sept 6, 1907. 9:2289. 3,000

Morrison, Frances E to Klara Simon. 144th st, n s, 525.2 e Willis av, old line, 25x93.9x22.6x96.1. P M. Sept 5, due, &c, as per bond. Sept 6, 1907. 9:2289. 11,000

Marx, Magdalena to James G Wentz. Hughes av, w s, 382.8 s 180th st, 25.1x100. Building loan. Sept 6, demand, 6%. Sept 7, 1907. 11:3069. 7,000

Mead, John L to TITLE GUARANTEE AND TRUST CO. Trinity av, No 684, e s, abt 250 n Westchester av, 24.6x73.5x27.1x 72.3 s s. Due, &c, as per bond. Sept 6, 1907. 10:2635. 5,000

*McKown, Anna to Marcus Nathan. Poplar st, n s, 176 e Forest st, 25x97x25x99.10. P M. Aug 28, 3 years, 5½%. Sept 4, 1907. Corrects error in last issue when description read Westchester av, s s, abt 75 w 175th st. 3,000

McCarthy, Frederick with LAWYERS TITLE INS & TRUST CO. 162d st, No 1025 East. Extension mort. Aug 27. Sept 10, 1907. 10:2690. nom

Martin, Owen T to Manhattan Mortgage Co. Weeks av, late Clinton av, Nos 1729 and 1731, w s, 51 n 174th st, 50x100. except part for Weeks av. P M. Sept 6, 3 years, 5½%. Sept 7, 1907. 11:2796. 5,000

McCarthy, Mary to Gussie Englander. Washington av, No 1017, w s, 100 s 165th st, 25x100, except part for av. P M. Prior mort $6,000. Sept 7, 1 year, 6%. Sept 10, 1907. 9:2386. 1,500

Meyer, Carl H to Otto Leppert. Oakland pl, n s, 125 w Clinton av, 25x120. Due Aug 31, 1910, 5%. Sept 12, 1907. 11:3095. 4,000

Meiner, Frances to Louis C Tiffany and ano exrs Chas L Tiffany. 178th st, No 8, s s, 60 w Cedar av or Riverview Terrace, 20x98. P M. July 11, due Aug 6, 1913, 5%. Sept 10, 1907. 11:2883. 3,000

*Nerenberg, Sarah to Marcus Nathan. Poplar st, n s, abt 200 e Forest st, 25x100, Westchester. P M. Prior mort $3,500. Aug 15, due, &c, as per bond. Sept 6, 1907. 1,000

*Nicholson, Carl M to Swedish American Realty Co. 228th st, s s, 255 e Barnes av, 25x114, Wakefield. Aug 1, 3 years, 6%. Sept 6, 1907. 1,500

New York Trust Co with Jacob Schmitt. Tinton av, w s, 190 n 166th st, 40x126.10. Subordination agreement. Sept 5. Sept 6, 1907. 10:2661. nom

O'Leary, John to Louise B Cromwell. Cambreling av, w s, 350 n 183d st, 25x100. Sept 5, 3 years, 5%. Sept 6, 1907. 11:3088. 10,000

O'Connell-Piper Co to CORN EXCHANGE BANK of City N Y. 151st st, Nos 929 and 931, late Pontiac st, n w cor Concord av, mort reads n s, being plot bounded s by Pontiac st, w by lot 283, n by lot 284 and e by lot 285, 50x100, being part of lot 284 map Wilton, Port Morris and East Morrisania, except part for Concord av. July 3, due Nov 4, 1907, 6%. Sept 10, 1907. 10:2643. 2,000

Pouch, Fredk H and Alonzo B exrs Alfred J Pouch with Henry Weyhausen. Mapes av, No 2146, e s, 223.4 n 181st st, 22x145. Extension agreement. Aug 2. Sept 6, 1907. 11:3111. nom

*Parker, Emma F wife and Cornelius B, of Westchester, to Jas W Elgar. West Farms road, n s, at s w cor of the Methodist Church lot, runs n 15 rods to n w cor thereof x w 4 1-6 rods x s 14½ rods to road x e 4¼ rods to beginning, except part for road, Westchester. Aug 26, due Sept 1, 1910, 5½%. Sept 9, 1907. 4,500

Polatschek, Leopold to Anton Erdmann. 158th st, No 562, s s, 133.4 w St Anns av, 33.4x100. Prior mort $21,000. Sept 4, 3 years, 6%. Sept 6, 1907. 9:2360. 5,000

Paulsworth, Anthony W to Goodwin Brown as committee John Colclough. Katonah av, e s, 100 n 236th st, 27.6x85. 3 years, 5%. Sept 11, 1907. 12:3385. 4,700

*Pagliaro, Filippo to Hudson P Rose Co. Hobart av, w s, 225 s Waterbury av, 50x100. P M. Sept 7, 3 years, 5½%. Sept 10, 1907. 950

*Rizzo, Sebastiano to WAPPINGER SAVINGS BANK of Wappinger Falls, N Y. Holland (Pine) av, s w cor Bartholdi st, 100x 50, 24th Ward. Sept 9, 3 years, 5½%. Sept 11, 1907. 6,000

Robinson, David to Cornelia S Scharfenberg extrx Mary E Macauley. Teller av, No 1065, w s, 239.6 n 165th st, 20x100. Aug 27, 3 years, 5%. Sept 11, 1907. 9:2428 and 2433. 8,000

Same to John Rogener. Teller av, Nos 1061 and 1063, w s, 199.6 n 165th st, 2 lots, each 20x100. 2 morts, each $7,500. Aug 27, 3 years, 5%. Sept 11, 1907. 9:2428—2433. 15,000

Rydberg, Per A to Nathaniel B Farrar. Rochambeau av, e s, 50 n 208th st, 25x100. Aug 16, 3 years, 5%. Sept 11, 1907. 12:-3338. 5,000

Rogge, Margaret to KNICKERBOCKER TRUST CO. Woodlawn road, s w s, 25 n w Perry av, 50x100; Perry av, n w s, 100 s w Woodlawn road, 50x100; Perry av, n w s, at s w s Woodlawn road, 100x25. July 9, 1 year, 5½%. Sept 7, 1907. 12:-3334. 11,000

*Reitano, Joseph and Alfonso Bottino to Katharina Gass. 226th st, late 12th av, n s, 280 e 4th av, 25x114, Wakefield. Aug 31, 2 years, 6%. Sept 9, 1907. 750

Same to same. 226th st, late 12th av, n s, 255 e 4th av, and being part lot 345 bounded e by line parallel with most easterly line of lot 345 and 25 ft therefrom, and w by line parallel with most easterly line of lot 345 and 50 ft therefrom, same map, 25x114. Aug 31, 2 years, 6%. Sept 9, 1907. 750

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Robinson, David and Adolph Mandel with John Rogener. Teller av, Nos 1061 and 1063, w s, 199.6 n 165th st, 2 lots, each 20x100. 2 subordination agreements. Sept 11. Sept 12, 1907. 9:-2428, 2433. nom

Same with Cornelia S Scharfenberg extrx Mary E Macauley. Teller av, w s, 239.6 n 165th st, 20x100. Subordination agreement. Sept 11. Sept 12, 1907. 9:2428, 2433. nom

Shretski, Wm with James G Wentz. 182d st, n e s, 88 w Hughes av, 33.2x94.4x31x104.11. Subordination agreement. Sept 7. Sept 12, 1907. 11:3071. nom

Schaffner, John P to Paul Quattlander. Valentine av, e s, 94.6 n 180th st, runs n 18.11 x e 84.11 x s 12.6 x e 15 x s 6.3 x w 97.10 to beginning. Sept 9, 3 years, 5%. Sept 10, 1907. 11:3144. 3,500

Sawyer, Nathaniel B and Anna M his wife tenants by entirety to Wm H Wright & Son, Inc. Briggs av, No 2666, e s, 238.2 n 194th st, 22.8x75.10x22.7x74.11. P M. Sept 7, installs, 5%. Sept 9, 1907. 12:3300. 2,000

Schick, Philip to Samuel Huggins. Cauldwell av, e s, 100 n 161st st, 18.8x100. Sept 6, 3 years, 5%. Sept 9, 1907. 10:2631. 5,000

Same and Maria Schmidt with same. Same property. Subordination agreement. Sept 6. Sept 9, 1907. 10:2631. nom

*Stickel, Margaretha to Domina Plante. Glebe av, e s, 101.11 s Lyon av, 25.5x115.9x26.9x107.8, Westchester. Aug 31, 3 yrs, 6%. Sept 9, 1907. 1,700

Stephens, Anna C with Max Davidson and ano. Hughes av, No 2173. Extension mort. Dec 19, 1906. Sept 9, 1907. 11:3070. nom

*Stumpfel, Chas H to North New York Co-operative Building & Loan Assoc. Pilgrim av, e s, 75 n Mildred pl, 25x100, Aug 2, installs, 6%. Sept 9, 1907. 1,750

St Marks Construction Co to Harry A Gordon. College av, n e cor 165th st, 438.11 to s s 166th st, x199.4 to w s Findlay av, x 438.11 to 165th st, x194.3. Sept 4, 45 days, —%. Sept 7, 1907. 9:2433. Note. 1,000

Simmonds, Hibbert C to Central Mortgage Co. Katonah av, w s, 25 s 238th st, 3 lots, each 25x85. 3 morts, each $4,500. July 1, 3 years, 5%. Sept 11, 1907. 12:3378. 13,500

Same to same. Katonah av, s w cor 238th st, 25x85. July 1, 3 years, 5%. Sept 11, 1907. 12:3378. 4,500

Same to same. Katonah av, s w cor 238th st, 100x85. Prior mort $18,000. 1 year, 6%. Sept 11, 1907. 12:3378. 3,650

Schnitzlein, Theo N to GERMAN SAVINGS BANK, City N Y. Woodycrest av, n e cor 162d st, runs n 133.3 x e 100 x s 75 x s — to av x w 103.7 to beginning. Sept 9, 3 years, 5%. Sept 11, 1907. 9:2507. 15,000

Schmidt, Bernhard, of Mt Vernon, N Y, with Patrick O'Neill. Rider av, s w cor 144th st, 118x25x114 to st, x25.4, also lot adj rear of above at point 85 s 144th st, runs s 29 x w 25 x n 25.1 x e 25.4 to beginning. Extension mort. Sept 10. Sept 11, 1907. 9:2340. nom

Thomas, Rowland W to Edw P Larned. 179th st, s s, 205.2 w Anthony av, 25x75.6x25x74.3. Sept 5, 1 year, 6%. Sept 6, 1907. 11:2811. 6,500

Same to same. 179th st, s s, 180.2 w Anthony av, 25x74.3x25x 73. Sept 5, 1 year, 6%. Sept 6, 1907. 11:2811. 6,500

*Turnbull, Robert J heir Cath V R Turnbull to Louis J de Milhau. Av C, southerly end at n boundary line of Castle Hill Farm in centre of nort gate and road leading to Castle Hill Farm, runs to Westchester Creek, contains 51 587-1,000 acres; also lands under water of Westchester Creek in front and adj above, contains 915-1,000 of an acre; plot begins at monument standing at point where s w cor of premises intended to be hereby set off adj s e cor of land of Mary V Johnson, runs to w s Westchester Creek, contains 35 145-1,000 acres; also land under water in front of and adj above premises, contains 647-1,000 of an acre. 1-5 part all title, Westchester. Sept 5, 2 years, 5%. Sept 6, 1907. 15,000

Tierney, Emma F wife of Edw to Bronx Security & Brokerage Co. Willis av, s w cor 141st st, 16.8x81. Sept 6, due Jan 1, 1908, 6%. Sept 7, 1907. 9:2303. 850

*Trainor, Francis to Sarah A Wright. Balcom av, e s, 100 n Latting st, 25x100. Sept 7, due Jan 1, 1911, 5%. Sept 9, 1907. 2,500

*Valentino, Nunzia to Cath C Hill. White Plains road or 3d st, w s, 115 n 230th st, 25x105, Wakefield. July 10, 1905, due July 28, 1906. 6%. Sept 12, 1907. 450

Weiner, Cath A to Matilda B Toussaint. Southern Boulevard or 200th st, s s, 30.7 w Bainbridge av, 50x100. P M. Prior mort $4,000. Sept 9, 1907, due, &c, as per bond. 12:3297. 7,000

Wittmack, Marie to Eliza N Hall. Loring pl, w s, 80.1 n 183d st, 21x101.4x20.11x102.8. P M. Sept 5, 3 years, 5%. Sept 6, 1907. 11:3225. 10,000

Same to Amelia W Dusenbury. Same property. Prior mort $10,000. Sept 5, 2 years, 6%. Sept 6, 1907. 11:3225. 3,500

*Westchester Concrete Block Co to C Adelbert Becker. Dock st, s w s, 300 s e Thomas st, runs s w 157.2 x n 159.8 x e 154.9 to Dock st, x — 150 to beginning, Westchester. P M. 3 years, 5%. Sept 12, 1907. 5,000

Waters, Benj to TITLE GUARANTEE AND TRUST CO. Tinton av, w s, 126.4 s 158th st, 26.4x135, Due, &c, as per bond. Sept 12, 1907. 10:2655. 4,000

Wellwood, Elizabeth J to Arthur S Gaynor and ano exrs, &c, Thomas F Gaynor. Aqueduct av E, e s, 25.4 s Evelyn pl, 25.4 x97.5x25x92. P M. Aug 12, 3 years, 5%. Sept 12, 1907. 12:-3209. 1,700

*Weber, Chas A to Maria Moritz. 11th st, n s, 355 w Av D, 25x 108. Sept 9, 3 years, 6%. Sept 11, 1907. 2,500

*Zanetti, Giacoma to James G Wentz. 227th st, late 13th av, n s, 130 e 4th st, 25x114.5. Building loan, Sept 5, demand, 6%. Sept 6, 1907. 3,700

## PROPOSALS.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock noon on

MONDAY, SEPTEMBER 23, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing and delivering 150 sets single cart harness.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated September 9, 1907. (37625-2)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907,

Borough of Brooklyn.

For repairs and alterations to boilers and hot water heating apparatus in the greenhouse, Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

For other Legal Advertisements see pages 415 and 416.

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, see pages 429, 430 and 431.

## FILINGS OF SEPT. 13.

### LIS PENDENS.

Sept. 13.

106th st, No 232 East. Abraham A Silberstein agt Rosie Shatz et al; specific performance; att'y, A A Silberberg.

Washington st, Reade st, Duane st and West st, whole block. Charles Lehman-Charley agt John R Bartlett et al; action to recover amount;. att'ys, Taylor & Anderson.

129th st, s s, 165 w Park av, 25x99.11. Rudolf Gersman agt Katherine Van Valin; action to foreclose mechanics lien; att'ys, Katz & Sommerich.

Eldridge st, e s, 100.7 s East Houston st, 125x 100. New York Metal Ceiling Co agt Louis Minisky et al; action to foreclose mechanics lien; att'y, C S Macy.

Vyse av, e s, 50 s Jennings st, 25x100. Martin B Hofman agt Rebecca Trube et al; specific performance; att'ys, Leidy & Goodstein.

Lot 233, map of Washingtonville, Bronx. Wm N Aubuschon et al agt Cllinton McDonald; action to recover possession; att'y, B J Gerding.

42d st, s s, 325 w 7th av, 75x90.0. Donald Mitchell agt the Dunmore Realty Co et al; action to foreclose mechanics lien; att'ys, Phillips & Avery.

### FORECLOSURE SUITS.

Sept. 13.

Lenox av, n e cor 141st st, 99.11x150. Maurice Cohen agt Meyer Frank et al; att'ys, Kantrowitz & Esberg.

Bathgate av, e s, 189 s 76th st, 27x100. The Westchester Fire Ins Co agt James A McMahon et al; att'y, F M Tichenor.

FIRMS in the Building Trades find that it pays in more ways than one to be represented in the advertising pages of the leading Metropolitan Real Estate and Building paper.

## CONSTRUCTION NEWS.

(Contiued from page 403.)

**Pennsylvania.**

NORRISTOWN.—A handsome residence will be erected at Norristown, Pa., for F. B. Wonsetter. Edwin Boggs, Philadelphia, Pa., is the architect.

VILLANOVA.—The Villanova Company, Limited, has had plans prepared by Architects Bailey & Bassett, Philadelphia, Pa., for two residences which the company will erect at Villanova, Pa. Brick and stone, hot water heat, electric light and all modern appliances.

PHILADELPHIA.—The Childs Dining Hall Co. are about to start work on the erection of the large restaurant building at 1000-1002 Market st., Philadelphia, Pa. Cost will be about $100,000. Doyle & Co. are the builders.

HOMER CITY.—Harry Fliebringer is secretary of the M. E. Congregation which will build a church, according to plans prepared by Architects Allison & Allison, Westinghouse building, Pittsburgh.

PHILADELPHA.—Newman & Harris, 1123 Broadway, Manhattan, have nearly completed plans for $100,000 worth of alterations to the club building at Philadelphia for the Art Club.

DANVILLE.—Bids will be received Sept. 24 by Dr. H. B. Meredith, Supt. State Hospital for the Insane, at Danville, for erecting a female infirmary building and buildings for acute insane male and acute insane female patients. T. P. Reitmyer, Masonic Temple, Williamsport, Pa., is architect.

BELLE VERNON.—The American Window Glass Co. will rebuild its plant at Belle Vernon, recently destroyed by fire. Considerable new machinery will be needed.

We Rent a Gas Range $3 Per Year

GAS COOKERS GAS HEATERS

SOLVE THE FUEL PROBLEM :: CLEANLY, EFFICIENT, ECONOMICAL

We Rent a Gas Range $3 Per Year

A handsome up-to-date line of appliances may be seen at our offices

CONSOLIDATED GAS COMPANY OF NEW YORK

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**REAL ESTATE BROKERS**

**Bay Ridge Property Our Specialty**

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Telephone, 724 Bay Ridge
**Branch Office: Bay Ridge Ave., cor Fort Hamilton Ave.**

143d st, s s, 100 w 8th av, 25x99.11. Jennie Thayer agt Clarence Person et al; att'y, J W Hyde.
8th st, No 324½ East. Chas J Fox agt Abraham Jacobovitz et al; att'y, J Wilkenfeld.

## JUDGMENTS.

Sept.
13 Albrecht, Theodore E H—Frederick Clark. .....$51.05
13*Armann, Gebhardt—Otto Stahl.....90.24
13 Bock, Fritz—Max Schleimer .....64.65
13 Blackman, Morris—Jacob Goldfarb.....529.01
13 Blair, Samuel A—Isaac Kenon.....20.65
13*Bull, Frederick C H—H Herrmann Lumber Co.....374.85
13 Boss, Frank—John Statis.....116.67
13 Benenson, Benjamin—Hyman Ringel....59.41
13 Brooks, Davis—August Peterson et al..156.06
13 Crevelin, Geo H—Jacob M Shapiro.....59.65
13 Colt, Olcott C—Henrietta A C Browne.7,267.72
13 Corvan, Joseph—Engel Heller Co....154.39
13 De Stefano, Angelo—Arrigo Arrigoni....226.00
13 Engelhardt, Albert F—Francis E Fitch.121.62
13 Eidman, Ferdinand, Jr—Sarah Stewart..342.90
13 Edwards, John—People, &c .....2,000.00
13 Farland, Joseph A—International Text Book Co.....66.01
13 Floeck, August—Pasquale Gargiulo.....24.75
13†Fromme, Morris—Sigmund Aschermann..27.41
13 Glassman, Louis—Jonas Mandel.....69.41
13*Goldberg, Simon—Solomon Rosen.....31.91
13 Griffin, Frank S—N Y Belting & Packing Co.....226.02
13 Giaquinto, Michael—Adolph Flegenheimer .....987.81
13 Gilroy, Eugene C—Joseph Oussani....325.97
13 Goebel, Charles—Otto Stahl .....90.24
13 Griffen, James F—Alexander D Chew.272.24
13 Hammond, Samuel P & Charlotte I G—Port Richmond Ntl Bank .....2,631.01
13*Herbert, Frank—Bennie Brown .....192.12
13 Horowitz, Louis—Solomon Rosen....,31.91
13 Hecht, William—Isaac Hirschhorn....225.41
13 Handel, Max—Alexander Maisel.....57.00
13 Horner, Ernst—George Spaeth .....672.20
13 Jackson, Henry—Adolf Fuchs.....191.56
13 Katz, Samuel—Morris Weinfeld.....72.61
13 Klein, Edward—Adolf Fuchs .....191.56
13 Kantrowitz, Joseph—Chas F Fischer Lumber Co .....89.17
13 Lewis, Jacob—William Snow.....26.41
13 Lum, Albert C—G B Raymond & Co..125.63
13 Muller, Albert G J—H Herrmann Lumber Co.....374.85
13 Mullin, James—Greason Mfg Co.....253.87
13*Miller, Max—Joseph Levine et al.....96.48
13 Myers, Max——the same .....96.48
13 the same——the same .....149.49
13 Meyerbach, Andrew—Maxwell E Slutsky. .....28.00
13 Mammone, Bernardo—Berthold Fuchs..214.41
13 Marshall, Frederick L—Sarah Stewart.342.90
13 McGuckin, Henry J—N Y Edison Co..1,151.75
13 Minton, Maurice—Chas L Farington.....81.31
13 Pierson, Charles—Elizabeth B Korham.101.27
13 Peabody, Griswold H—Clinton T Brainard. .....124.21
13 Pasler, Tony—Samuel B Pollak et al ..64.72
13 Perlman, Abraham—George Abeel et al. .....266.14
13 Rieman, David F, Jr—Third Ntl Bank of Buffalo, N Y..... 363.40
13 Rossano, Vincenzo—Western Distillery Co. .....29.91
13 Selsman, John A—Morris Himmulstein..49.65
13 Seddon, Chas T—Alexander D Chew..272.24
13 Sabeth, Symor—Edward Klein.....24.16
13 Sutton, Woodruff—Aeolian Co.....424.10
13 Slater, Edw R—David J Isaacs.....27.16
13 Sullivan, Frank O—Leon Miller.....45.78
13 Sulzberger, Moses—Abraham Rosenberg.40.22
13 Sieger, Max—Jacques Ellner.....46.41
13 Steinert, Max—Joseph Oussain.....29.31
13 Tracey, Joseph V—Joseph P Scarey.....42.41
13 Trede, John* & Conrad—Bennie Brown.192.12
13 Thomas, James C—People, &c.....2,000.00
13 Van Norden, Joseph* & Walter—Isidor Holtzberg .....39.41
13 Wimpie, Jacob M—Joseph Levine et al..96.48
13 Wimpie, Maria——the same .....149.49
13 Weinstein, David—Kathrine Weinstein..... .....costs, 140.95
13 White, Abraham—James Fay .....87.65

CORPORATIONS.

13 The Golden City Construction Co—Theodore E Conterno .....404.72
13 Canarsie Amusement Co——the same ..404.72
13 the same——the same .....141.37
13 the same——the same .....275.97
13 The New York Contracting Co, Pennsylvania Terminal—Hezekiah Gordon ..329.41
13 Mexican Sugar Refining Co—Arthur Koppel Co.....2,882.66
13 Brunner Express Co—Patrick Leyden..963.48
13 Crestmoor Mfg & Supply Co—Hazard Mfg Co.....267.81
13 Mansfield Machine Co—Fortuna Machine Co. .....378.22
13 The Madison Press—Wm J Solch .....85.96
13 Racich Asbestos Mfg Co—C H Southard Co .....1,297.53
13 Vacas San Marcus Mining & Milling Co—Francis A Huck .....280.553.27
13 Safety Tank Co—Arthur E MacLean.1,004.29

## SATISFIED JUDGMENTS.

Sept. 13.

Andrew, Wm G—J D Leys et al. 1898...$517.06
Chisholm, Kenneth—J W Grant et al. 1904.191.44
*Cox, Arthur S & John J Bueb—M G Hawke. 1905 .....69.48
§Goodman, Joseph—P T Hallahan. 1902...130.95
§Same——R B Ellison et al. 1902.....256.15
Heidt, George—B Pritz et al. 1907.....150.83
Kjeldsen, Stefan—Wyckoff, Church & Partridge, Inc. 1907 .....400.49
Kennedy, Kate admrx—W A Brady. 1907.3,798.01
Mandel, Adolphus G—W G Dean. 1894..383.56
Powers, Patrick T—W A Brady. 1907..3,798.01
Powers, Patrick T & Kate Kennedy admrx—W A Brady. 1907 .....20,364.98
Same——same. 1907 .....2,452.43
Sykes, T Frank—D W Wynkoop. 1902...45.93
Soden, Chas P—A Scharr. 1907.....769.05
Schwartz, Joseph—C Warfield. 1906.....207.75

## MECHANICS' LIENS.

Sept. 13.

108—Houston st, n e cor Wooster st, 102x102 Sloane & Moller agt New York Telephone Co, and P J Carlin Construction Co.....3,417.79
109—146th st, s s, 125 e Broadway, 75x99.11. Melvin R Dunton agt Rae Ginsberg and American Marble & Slate Works.....418.83
110—74th st, No 19 West. Griffin Roofing Co agt David T Kennedy .....70.00
111—163d st, s s, 175 w St Nicholas av, 132x100.11. Brooklyn Fireproof Sash & Door Co agt New Era Construction Co.....340.00
112—Amsterdam av, s w cor 170th st, 75x250 Same agt Barnet Miller and Harris Mofsenson .....350.00
113—Allen st, No 113. Delancey st, Nos 64 and 66. Nathan Kohlreiter agt Catherine A and Mark Hamerschlag and Harry Slepian..160.00
114—152d st, No 981 East. Otto L Spannhake agt Harry Halib .....95.15
115—228th st, s s, 405 e Barnes av, 50x114. O'Connor & Hanrahan agt Nanetta L Schneider.....120.00
116—Columbia st, No 70. Isidor Mosson agt Ahavas Achim Anche Ung and Fuchs & Grillo.....115.98
117—115th st, Nos 609 to 615 West. David A Strauss agt Benjamin Oppenheim.....170.50
118—10th av, Nos 285 to 291. Nussbaum & Decker agt Pincus Lowenfeld and William Prager .....76.00

## BUILDING LOAN CONTRACTS.

Sept. 13.

96th st, n s, 307 e Columbus av, 64x101.10. City Mortgage Co loans Woytisek Construction Co to erect an 8-sty apartment; 11 payments .....$125,000
Prospect av, s w cor 163d st, 100x106. Same loans James F Meehan Co to erect a — sty apartment; — payments .....5,000

## SATISFIED MECHANICS' LIENS.

Sept. 13.

2d av, No 1612. Peter F Willig agt Sophie Sarg. (March 5, 1907).....$297.10
Eldridge st, No 205. Solomon Tannenbaum agt Solomon Blinder. (Sept 9, 1907).....3,283.00
²Wall st, s s, 138.1 w William st. Alabama White Marble Co agt Lands Purchase Co. (Aug 27, 1907) .....5,584.97
1st av, Nos 137 and 139. Herman Reimer et al agt Peter Coleman et al. (June 21, 1907) .....150.00
Broome st, Nos 195 to 199. Jacob Port agt Landsman & Berkowitz et al. (Aug 3, 1907) .....750.00
Bradhurst av, Nos 122 and 124. Herrington Bros, Inc agt H Leiner. (July 25, 1907).76.90
Broadway, No 261. Theodore W Morris & Co agt Louisa Gerry et al. (June 21, 1907). .....1,406.14
Union av, n w cor 150th st. Michael Altieri et al agt John Doe et al. (Sept 3, 1907) .....125.00
5th av, s w cor 77th st. Meyer Sniffen Co, Ltd agt W A Clark Realty Co et al. (Feb 5, 1907) .....2,943.17

## JUDGMENTS IN FORECLOSURE SUITS.

Sept. 6.

Lexington av, w s, whole front bet 130th and 131st sts, 199.10x80.
Park av, s e cor 131st st, 99.11x80. Albert M Hersch agt Hauben Realty Co; Henry H Kaufman, att'y; Joseph P Morrissey, ref. (Amt due, $12,732.)
137th st, s s, 85 w 5th av, 150x99.11. Sender Jarmulowsky agt Pearl Realty & Construction Co et al; Morris Clark, att'y; Isaac T Flatto, ref. (Amt due, $18,754.98.)
Lewis st, No 109. Herman Gottlieb agt Frederick Schlesinger; Samuel Honig, att'y; Maurice S Cohen, ref. (Amt due, $3,123.)

Sept. 7.

167th st, s s, 100 w Audubon av, 150x73. Knickerbocker Trust Co agt Herman Strauss; A Lincoln Wescott, att'y; Philip J Sinnott, ref. (Amt due, $34,223.75.)
Hughes av, No 2153. Rose Maaskoff agt Samuel Dworkowitz et al; Samson Friedlander, att'y; James A Foley, ref. (Amt due, $4,182.67.)
143d st, s s, 100 w 8th av, 25x99.11. Andrew J Stevens agt Clarence Person et al; Andrew H Weller, att'y; Frank Cochrane, ref. (Amt due, $6,395.72.)

## LIS PENDENS.

Sept. 7.

Eldridge st, e s, 100.7 s Houston st, 125 x 109. New York Metal Ceiling Co agt Minsky Realty & Construction Co et al; action to foreclose mechanics lien; att'y, C G Macy.
Nelson av, w s, 200.6 n 166th st, 50.1x102.6x50x98.10.
Nelson av, e s, 200.6 n 166th st, 30.3x31.1x9.11. Robert A Brookes agt Arthur Brookes et al; partition; att'y, E J Deasy.

Sept. 9.

15th st, s s, 220.6 e Av A, 72x—. Mary K Kelly agt Thomas F Boyle et al; partition; att'ys, Phelps, Evins & East.
Watson av, s s, 204.9 e Olmstead av, 24.11x108.1. Eliza McAuliffe agt Arthur P Walsh et al; action to impress lien; att'y, J M Tully.
20th av, n s, Old White Plains rd, s s, e ½ gore lot 12. Katy Bristovich agt Joseph Bristovich; partition; att'y, A H Wadick.
217th st, s s, lots 613 and 651, map of Wakefield, Bronx, 200x114. John T Bradley agt Frank Wolf et al; partition; att'y, A H Wadick.

Sept. 10.

84th st, n s, 383.4 w 3d av, 36.8x102.2. J Edward Cramsey agt James D Cramsey, Jr, et al; partition; att'y, G W Bristol.

Sept. 11.

132d st, n s, 229 w Willow av, 50x100. Catherine G Shannon et al agt James Gallavan et al; partition; att'y, C W Sinnott.
1st av, No 2414. Jacob Leopold agt Abraham Cohen; action to foreclose mechanics lien; att'y, L Schafran.
183d st, s s, 25 w Hughes av, 25x75. Frederick Wohn agt Magdalena Marx et al; action to foreclose mechanics lien; att'ys, Langbein & Langbein.

Sept. 12.

8th av, w s, 49.11 s 143d st, .03x69.1. Geo C D Brand et al agt Max Bernstein; action to recover possession; att'y, R K Brown.
3d st, s w s, lot 547, 24.8x105.11. Fidelis Spiedel et al agt Magdalena Sieke; partition; att'y, L S Goebel.
115th st, Nos 434 and 436 East. August Mugler agt Roman Realty & Construction Co et al; action to foreclose mechanics lien; att'ys, Herman & Hirschman.
Lots 70 and 71, map of Adee Park, Bronx, 50x100. Carmine Cipolla et al agt Alva Durant; action to foreclose two liens; att'y, R C Burlando.

## FORECLOSURE SUITS.

Sept. 7.

121st st, n s, 573 w 7th av, 17x100.11. Howard O Wood agt Geo L Weber et al; att'y, L A Seitz.
2d av, s e cor 100th st, runs s 160.11 x e 106 x s 40.11 to 99th st, x e 148 x n 100.11 x w 148 x n 100.11 x w 106 to beg. Albert Crane agt Samuel Hillman et al; att'y, D Seymour.
154th st, No 411 West. Dry Dock Savings Institution agt Moses Bachman et al; att'y, F M Tichenor.

Sept. 9.

2d av, e s, 60.3 s 58th st, 40.2x100.
38th st, n s, 225 e 2d av, 25x98.9. Two actions. Aaron Goodman agt Louis Zimmerman; att'y, J M Roeder.
Amsterdam av, e s, whole front between 121st and 122d sts, 191.8x100. Harris Mandelbaum et al agt Solomon Lewine et al; att'ys, Eisman, Levy, Corn & Lewine.

Sept. 10.

114th st, s s, 340 e Broadway, 20x100.11. Mary E Tilton agt Emma L T Hoppig et al; att'y, W H Ford.
Rivington st, No 310. City Real Estate Co agt Herman Haas et al; att'y, H Swain.
Longwood av, n s, whole front between Beck and Fox sts, 200x100. Geo F Johnson agt Maurice S Konheim et al; att'ys, Ferriss & Roeser.
92d st, No 204 West. Dry Dock Savings Institution agt Gustave A Becker et al; att'y, F M Tichenor.

Sept. 11.

Lot 431, Block O, amended map of Mapes estate, West Farms. Henry Monahan agt Barnay Curran et al; att'y, J J K O'Kennedy.
144th st, s s, 350 e 8th av, 50x99.11. Henry Dreyer agt Raphael Kurzrok et al; att'y, H M Goldberg.

Sept. 12.

Cambreling av, s e cor 189th st, runs e 148.2 to Beaumont av, x s 100.1 x w 145.8 x n 100 to beg. Eliza J Thomas agt William Wainwright et al; att'y, C A Hitchcock.
Timpson pl, s e s, 43.1 n e from an angle which is 219.5 n e 144th st, runs n e 326.1 x s e 120.9 x s w 393.10 x n w 100 to beg. William Hyams agt C A Hyde & Co et al; att'ys, Gross & Sneudaira.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.
The Judgments filed against corporations, etc., will be found at the end of the list.

Sept.
7 Attinson, David—Benjamin Kutner et al. .....$39.41
7 Abrams, Michael—Morris Kornfeld et al. .....153.90
9 Assur, Signe—Sara Gronfers .....48.90
9 Alexander, Henri P—Wm H Parr.....87.81
10 Arnold, Aaron—Abraham Weinstock..133.48
11 Arnold, Aaron—John Bell Co.....522.89
12 Allen, Chas F—Temple Gwathmey..1,052.55

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The Sonoma.....55th St. and B'way
The Harvard Club.....22 W. 44th St.
Childs Restaurants.....City
W. K. Vanderbilt's residence.....City
F. K. Stratton's residence.....Mt. Vernon
C. Oliver Iselin's residence.....New Rochelle
New York Subway.
Metropolitan Life Bldg.
President of N. Y. Central's private car, and others—7.

Firms at Present Using "Nonalyke."

P. W. Kendall.....432 5th Ave.
Fr. Beck & Co.....281 5th Ave.
A. H. Davenport & Co.....331 5th Ave.
C. H. Cottrell.....572 5th Ave.
The Gehlen Co.....583 5th Ave.
Tiffany Studios.....347 Madison Ave.
Rinehart & Son.....49 W. 31st St.
Frank T. Woods.....2 E. 33d St.
John Beatty.....245 W. 46th St.
Fred'k Bertsch.....2628 B'way
A. Neumann.....363 W. 42d St.
N. Y. Central R.R.....42d St.
The Peerless Rubber Co.....16 Warren St.
The Puritan Water Co.
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

**Send for Samp'es and Prices** **J. L. MITCHELL PAINT CO., 1 Madison Ave., N. Y.**


12 Amann, Chas T—Charles Frollech et al..29.13
7 Barbier, Eugene—Benj B Davenport....84.72
7 the same —the same.....114.22
7 Biling, Leopold—Victor Fletcher.....395.31
7 Belmont, Arthur—Olin J Stephens, Inc.234.60
7 Boyle, James—Benj Jacobson et al.....35.15
9 Bayersdorf, Michael—Sidney S Mitchell.....1,344.71
9 Boyajian, Munjet K—Frank Richards Laundry Supply Co.....65.83
9 Bernard, George—Thomas I McNeece..30.31
9 Broron, Wm R—Harry White.....359.86
9 Beck, Robert W—New Amsterdam Motor Co.....37.61
9 Berg, L Rodney—Brickelmaier Decorating & Painting Co.....88.64
10 Boyajian, Peter K.* John K* and Harry K* and Munjet—Hudson Concrete Construction Co.....196.66
10 Bernius, Chas E—Bernard F Mundy....77.62
10 Boon, Ella L—Geo C Engel.....554.54
10 Berge, Christ—David Mayer Brewing Co.....36.79
10 Broschart, David—the same.....21.35
10 Bell, Geo M—Saranac Realty Co...1,494.68
11 Bassen, William—Saranac Realty Co.1,581.87
11 Bernstein, Edward—Joseph Tino et al.148.12
11 Brown, Joseph—Perry P Hopp.....22.47
11 Busch, John—Joseph Bloch et al.....28.55
11 Bandler, Jacob—Louis Marks.....293.98
11 Bonimovitz, Josef & Solomon—Harry Hugel.....50.70
11 Bergman, Samuel—Franklin H Brown..199.87
11 Brown, Pratt A—Lord & Taylor.....783.96
12 Brown, George—Frederick G Behrens..531.22
12 Butterworth, Frank—Temple Gwathmey.....1,052.55
12 Boyle, Lella M—Leon R Jacobs.....28.16
12 Beyer, Michael—Gude Bros.....89.91
7 Cohen, Barnett—Jacob B Levine et al..549.41
7 the same—the same.....549.41
7 the same—the same.....549.41
7 Corey, Lester—Am Exchange Cigar Co.216.47
7 Cohen, Louis—Ben Cohen.....5,556.92
9 Conway, Cornelius F—Saunders P Jones et al.....184.80
9 Cassell, Chas L—the same.....107.25
10 Coughlin, John—Alcolm Co.....44.41
10 Catty, James W—Geo S Nicholas et al.100.62
10 Christie, Elizabeth—J Meryn Eriksen.292.81
10 Claussen, Matthew B—Julia A Ruave..138.49
10 the same—Anna R Finkle.....73.95
11 Caldor, Schoma—Warner Bros Co.....189.52
11 Cohen, Barnet—Rider Ericsson Engine Co.....51.19
11 Ciarcia, Antonio—Michael Larkin et al.....costs, 23.08
11 Carsons, Chas G—Edgar Schman.....285.70
11 Clendenin, Claude F—Chas P George..290.41
11 Chicklacos, Antony* & Peter—Andrew Davey.....307.60
12 Caggiano, Antonio—Leopold Brunhild et al.....299.93
12 Cash, Isaac—Reedy Elevator Co.....177.63
12 Cohen, Samuel—Charles Heins.....121.41
7 Doe, John—Victor Fletcher.....395.31
7 De Virgilio, Nicolo—Met Tobacco Co.....7.41
9 Davison, Chas B—Am Surety Co of N Y.....26.25
10 Donnelly, James J—Peter Sauer et al..66.84
10*Doe, John—Alfred C Dodge.....40.32
10 Distler, John, Jr—Edw H Hazen.....116.42
10 Dwiggins, Elmer—Oliver Typewriter Co.126.06
11 Dessauer, Monro—Adolph Zinn.....478.59
11 Doepfner, Otto—La Mont M Bowers.....costs, 88.24
11 Davidson, Julius—Louis Marks.....151.15
11 Delcher, James B—McGibbon & Co....46.05
11 de Waltoff, Samuel A—Elmer D Tribbet.....527.80
11 Duke, George—Peter Engel.....274.21
12 Dorsky, Frank—Jacob Barron et al....326.02
12 Dorsky, Samuel—Nathan Hurwitz et al.175.70
11 Eckert, Victoria—Peter Engel.....117.22
12 Elmer, William—Joseph Murray et al..85.49
9 Fellouris, John* & Antonio—Harry Foster.....26.00
9 Flatto, Tessie—Joseph H Harkow.....316.90
9 Frank, Elias—Chas A Weber.....39.72
9 Feuss, Adolph C—Henry Eggers et al.288.56
10 Feniehel, Herman & Pauline—Richardson & Boynton.....507.95
11 Fowler, Lillian—Harris S Morris et al..80.15
11 Fitzgerald, Maurice—Lawyers Cooperative Pub Co.....170.16
12 Frank, Meyer—Jacob Barron et al....326.02
12 Fogarty, John A—Chas H Bahrenburg et al.....281.63
7 Greenwaldt, Wm F—Fernand de Montibello et al.....77.37
7 Grimm, John—Alberene Stone Co.....63.22
7 Gallaher, Wm F—Daniel Mapes, Jr....261.00
7 Guenther, William—Brookfield Glass Co..86.86
9 Goldstein, Alfred D—Robert Johnson....26.95
10 Gunkel, Gustave—David Mayer Brewing Co.....16.96
10 Gillingham, Geo O—Geo C Engel....554.54
11 Gerstle, Ralph J F—Frank Hockin....108.31
11 the same—Topping Bros.....47.25
11 Goldberg, Morris—Gutman Spielholz...170.11
11 Goldman, Robert—the same.....101.51
11 Goldberg, Morris—Gutman Spielholz.170.11
11 Galbraith, Anna—Winthrop L Jemson...88.81
11 Graney, James—Andrew Mohan.....3.00
11 Goldberg, Morris—Geo F Wilmann & Co.85.75
11 Goldberg, Louis—David Friedman.....119.65
11 Gerstle, Ralph J F—Michael Morris...336.17
11 Gallagher, James B—N Y City Ry Co.....costs, 212.38
11 Gallagher, Hugh—Union Ry Co of N Y City.....costs, 107.88
12 Guy, Catherine—Chemical Realty Co...39.97
7 Hertz, Alfred C—Victor Fletcher.....19.16
7 Hasbrouck, Minnie A—G W Thedford Coal Co.....35.17
7 Hamden, Frank—Olin J Stephens, Inc..234.60
7 Hawkins, Wm S—The McCall Co....414.42
7 Halsted, Chas S—Union Trust Co of N Y.....costs, 122.18
10 Hall, Warren R—Glenn M Congdon....536.29
10 Hedden, Jessie L—Alcolm Co.....123.91
10 Herbert, George—Nonie F Kelly.....40.28
10 Halleran, Aloisius G—Alfred Peats Co.101.04
10 Hankins, Arrow C—Oliver Typewriter Co.....37.91
11 Hill, Percy T—Samuel E Lichtenheim.424.86
11 Hahn, Kate A—Washington Marble Co.221.61
11 Hurwitz, Herman—Patterson Bros.....81.26
11 Huppert, Isaac—Joseph Tino et al....148.12
11 Howison, Margaret—Henry E Jaeger..42.06
12 Henry, Fred—Morris Rosenfield et al..160.31
12 Hartigan, Paul—Richard J Stainton....197.76
12 Issing, St John—Abner P Biglow et al.51.81
12 Ihle, Clara & Oscar—Saunders P Jones et al.....107.53
9 Jennings, James—Saunders P Jones et al.....227.13
9 Jardine, Alexander—Daniel H Carstairs et al.....195.49
10 Jennings, James—James A Ross.....52.52
10 Jelalian, Karing H—Alfred C Dodge....40.32
11 Jacobson, Barney & Michael—Daniel Levinsky.....costs, 27.41
12 Judson, Sidney—Emanuel Kapelsohn..203.50
7 Kurzrok, Raphael—Jacob E Ludwig et al.....517.32
7 Kest, Max—Henry Webendorfer.....203.85
7 Krause, Oscar—Met Tobacco Co.....44.97
9 Killough, Robert—E H Ogden Lumber Co.....137.81
9 Knapp, Clyde D—Brooks Bros.....608.65
9 Kilroy, Michael J—Frederick Leu et al.....124.86
10 Kinsley, Morton E—Geo W Payne....279.93
10 Kohler, Andrew—Alcolm Co.....44.41
10 Katz, Leo—the same.....28.41
10 Kennedy, Wm J—Michael Carmina....542.29
11 Katz, Herman—Joseph Stern et al....319.57
11 Kreuscher, Robert—Samuel Wilders Sons Co.....17.81
12 Kraus, or Karlin, Josephine—Elise Vannerlau.....84.72
7 Landesberg, Samuel H—Fishel Rosenthal.....78.52
10 Le Gallienne, Richard—John W Hughes.27.67
10 Lubetkin, Sarah—Van Norden Trust Co.....1,052.70
11 Liebovitz, Morris—Israel Pomeranz.....costs, 69.13
11 Lippman, Wm J—Lawyers CoOperative Pub Co.....53.91
11 Lane, Sylvester L—Am Surety Co of N Y.....32.66
12 Lewis, Clarence C—Morris Salz et al..45.20
7 Meryash, Louis—Wm H Barnes et al.1,138.18
7 Manley, Dean V R—John S Seymour et al.....541.99
9 Moore, Max L—Chas A Kramer.....113.47
9 Mueller, Julius—Thomas J Mooney...1,555.77
9 Mulvaney, Mary C—Frank W Deickmann.....86.10
10 Markransky, Samuel—Griffin Roofing Co.....323.52
11 Maurer, Gottlieb—Joseph Stern et al.478.83
11 Miller, Edwin B—Chas R Partridge....42.82
11*Morgenstern, Aaron—Gutman Spielholz.170.01
11 Mears, Thomas—Duval & Co.....10.81
11 Meyer, Henry E—Robert Altman.....73.06
11 Martin, Owen—Childs H Childs et al.....costs, 17.41
11 Mathot, Louis—Hildreth K Bloodgood.1,685.60
11 Murray, Wm H—Bert K Bloch.....199.31
11 Mernar, Charles—John H Roberts.....101.16
12 Markowitz, Abraham—Reedy Elevator Co.....177.63
10 Nyulassy, Zoiton—Alcolm Co.....28.41
9 O'Shaughnessy, William—Wm R H Martin. et al.....62.66
11 Onderdonk, Geo V—Rachel Vose....1,997.47
7 Pomeranz, Samuel—N J Terra Cotta Co.326.76
11 Peck, Louis—Louis Bossert et al.....837.88
11 the same—the same.....524.67
11 Pellasco, Gertrude A—Charles Tucker.68.88
11 Paintinosa, Vito—Geo L Storm & Co....36.54
10 Quinn, John—Arthur D Wood et al....61.47
7 Rappaport, Jacob A—Philip Borgia et al.....220.04
9 Ryan, Geo E—Man Electrical Supply Co.....66.38
10 Rafter, Edw A—A Sulka & Co.....72.10
10 Ruppe, Charles—Richard Mollenhauer.107.41
10 Rasmussen, Robert T—Clarke & Baker Co.....154.15
10 Richardson, Thomas—Breslin Hotel Co..88.97
10 Ruggiero, Guiseppe—David Mayer Brewing Co.....441.22
10*Roe, Richard & Peter—Alfred C Dodge..40.32
10 Ringrose, Hyacinth—O'Brien & Ryder Co.....174.22
11 Roe, Livingston, Jr—Joseph F Taylor et al.....43.87
11 Rosenblum, Max—Julian H Meyer et al.....43.81
11 Reis, Isidor—Meyer Ellenbogen.....135.21
11 Robinson, Josephine D—May L Blake....71.51
12 Rudd, John A—Michael J Hayden.....112.30
12 Rubin, Max—Franklin Sheppard et al.303.35
12*Roach, Frank B—Jacob Meurer.....33.25
7 Sedden, Chas F—Alberene Stone Co..140.51
7 Spitzer, Sigmund—Fishel Rosenthal...46.38
7 Shepherd, Walter S—Annie M Shepherd...3,632.72
9 Schroeder, Chas W—Chas F Wickenheiser.....136.18
9 Sauter, John—James V Walsh et al..423.41
10 Schiller, Morris—Alcolm Co.....44.41
10 Scott, Alice B—Geo C Engel.....554.54
10 Shapiro, Philip D, Aaron S and Isaac L—N J Terra Cotta Co.....1,805.33
10 Spero, Morris—Wm D Sporberg.....47.71
10 Smith, Henry S—N Y Telephone Co..22.10
10 Schlessinger, Abraham & Sarah—Richardson & Boynton Co.....507.95
10 Schiff, Sadie—Samuel J Howe.....278.61
11 Samson, Edw L J—Waite A Colton....32.31
11 Stern, John—Joseph Bloch et al.....28.55
11 Silberkrauss, Zador—Morse Bernstein..16.80
11 Scoboloff, Max—Louis Bossert et al..837.88
11 the same—the same.....524.67
11 Samuel, James W—Louis Reinhardt...45.31
11 Schafarman, Nathan—Hyman Friedman.....147.15
11 Schenken, Samuel—John Bell Co.....392.60
12 Schilling, Jacob—Jacob Barron et al.326.02
12 Schlesinger, William—Peter Samuels et al.....costs, 69.30
12 Scheider, Peter—Betti Frank et al....353.67
12 Spain, David—Jacob Koltk.....13.65
12 Sturtevant, Sophia—Maria A Granie..388.87
12 Schmidt, Chas C & Walter J—Frank Knezek, Jr.....427.92
10 Thomas, Cornelius—David Mayer Brewing Co.....49.22
10 Townsend, Oliver C—Eleanor S Townsend.....11,358.12
12*Taddonto, John—Leopold Brunhild et al.....299.93
12 Tennison, Herbert—James F McCormick.....186.60
12 Victory, James A—Wilmot W Dees....60.93
7 Warren, Harry J—A S Rosenthal Co...113.82
7 Whelan, Edgar—Mary Halloran.....63.01
7 Weiss, Adolph* & Rose—Chas A Lefferts & Co.....98.22
7*Wolf, Joseph—the same.....98.22
7 Weiss, Adolph, Rose & Joseph—Smith & Loughlin, Inc.....39.33
9 White, Whitman V—Blickensderfer Mfg Co.....49.72
9 Wood, Dr Walter—Mark Cross Co.....14.72
9 Wallenstein, Samuel L—Thomas J Mooney.....709.37
9 Wartsman, Edw D—W R Ostrander & Co.....21.20
9 Wingender, George—Owen Toher.....78.16
10 Wiseman, Adam J—Alcolm Co.....19.41
10 Weinberg, Oscar* & Mary—Jules Levy.32.79
11 Wexler, Henry—Chas F Smith.....44.61
11 Warren, Wm I—Charles Cahn.....69.06
11 Wolf, Morris—Albert Levy et al.....20.31
11 Wallenstein, Samuel L—Union Stove Works.....432.41
11 Wallenstein, Saul—Lester C Lockwood.....1,034.54
12 Williams, Christian G—Theodore E Conklin.....159.56
12 Waterbury, Lawrence—De Dietrich Import Co.....4,123.65
12 Wollman, George—S Wiesbader.....320.31
12 Wanderer, Morris—Jacob O Leffler et al.....256.68
12 Weiss, Rose* & Adolph—Herman Rosenberg.....64.65
12*Wolf, Julius—the same.....64.65
12 Ward, C Montague—Josephine O'Donnell et al.....127.85
12 White, Elizabeth S—National Alumini..72.42
12 Winkel, William—Clara Kerger.....203.00
10 Young, Ernest—Joseph Seeman et al.126.08
11 Yankowitz, Fannie* & David—Meyer Schlechter.....78.03
7 Zion, Max—Henry Davidson et al.costs, 80.36
10 Zingaro, John—David Mayer Brewing Co.....203.90
10 Zimmerman, Louis—Mary Noonan....311.26
12 Zimmerman, Augustus F—Geo C Lotz..31.22

CORPORATIONS.

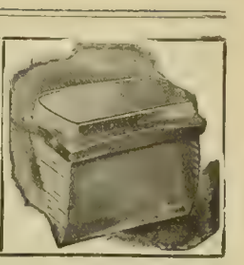
7 The Snutsel Auto Supply Co—Thomas B Hidden.....300.27
7 Mount Morris Construction Co—Philip Borgia et al.....220.04
7 United Am Construction Co—Olin J Stephens Inc.....234.60
7 H A Rost Printing & Pub Co—Charles Britton.....419.25
9 Union Cigar & Tobacco Co—Frederic S Banks et al.....172.41
9 Eastern Vitrae Mosaic Co—Wm H Gross.....311.73
9 Lexington Hotel Co—John Koster et al.....229.05
9 Kilroy Mfg Co—Frederick Leu et al..417.13
9 The Kilroy Co—the same.....124.86
10 Robbins Chemical Co—Burlington Transfer & Storage Co.....87.06
10 American Asbestos Co—Alcolm Co....44.41
10 Colaizzo Table D'Hote Co—Nathan Radus.....165.68
10 Bianchi, Automobile Co—Edw F Rorke et al.....215.45
10 Traction Tred Tire & Tube Co—Chas H Angur et al.....216.84
10 The Parkway Club—Samuel Rottraus....40.01
11 North Western Realty Co—Geo F Moore.....218.41
11 Butte Knickerbocker Mining Co—Wallace D Scott.....297.56
11 Romon Realty & Construction Co—Atlantic Cement Co.....27.35
11 Foster Realty Co—Morse International Agency.....88.83
11 The Pavilion Co—Wilson Distilling Co.274.51
11 Mt Morris Construction Co—Harry W Bell.....106.98

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4 **AMERICAN LUXFER PRISM CO., 160 Fifth Avenue, NEW YORK.**



11 Healey Sewer Machine & Construction Co. —Am Contractor Pub Co..... ....62.31
12 The Arizona Amalgamated Copper Co James A Tedford ..... .....5,059.89
12 Swiss Art Embroidery Co—Charles Mullestein et al..... ..... .....37.49
12 West Indies Express Co—Chas H Graham. ..... ..... ..... .....16,811.10

## SATISFIED JUDGMENTS.

Sept. 7, 9, 10, 11, 12 and 13.

Adler, Elias I—F A Pfaegler et al. 1907..8118.08
Adams, Louis B—B Rainess et al..1907...380.37
Brown, Everett H & G Wells Nearing—H H Salmon et al. 1902 .....196.06
[1]Bowers, John C—People, &c. 1907.....1,500.00
Blumenreich, Gustave—J H Murphy. 1897..272.16
[6]Cole, Robert & William Johnson—M B Kevitt. 1901..... ..... ..... .....1,135.13
Cox, Arthur S—J P Levine et al. 1905....186.29
De Rosa, Francesco—A T Palladino. 1907..371.85
Same——same. 1907 ..... .....100.04
Deldonno, Dominico A—C H Willson et al. 1899 ..... ..... ..... .....88.86
Egan, William J J Hagan. 1907 ... ...151.25
Eckhardt, Conrad—Advertisers' League. 1907. ..... ..... ..... .....36.83
Humphrey, Owen W & Lilla M—E F Alpaugh et al. 1903 ..... .....845.38
Hoerning, Paul O—Delheamp & Co. 1904..762.95
Imig, Lena K H Read. 1906 .....320.25
Jay, Francis H—J M Stoddart Co, Ltd. 1894. ..... ..... ..... .....157.44
Same —same. 1903 .....187.81
Juliano, Antonio—V Fanaglia. 1907 .....161.61
Kalchein, Henry S Diamond et al. 1907..401.31
Kjeldsen, Stefan J—The Aeolian Co. 1907..313.83
Kerner, Geo J M—A Pryor. 1906 .....50.00
Lind, Erik G—A G Southworth Co. 1907..472.60
Leitner, Joseph & Charles Kreymborg—F W Donohue. 1907 ..... .....224.91
Little, Edw S—Orange National Bank. 1907. ..... ..... ..... .....227.72
[1]Lindenborn, David—A V Barnes et al. 1907. ..... ..... ..... .....319.47
Mayer, Harris—S Reiner. 1903 .....72.78
Meyer, Anton H—G De Long. 1907.....527.49
[1]Olsen, Anette A—J Toohey. 1900.....177.21
[1]Same——same. 1900 ..... .....244.64
Parkhurst, Geo G—W F Polson. 1907.....954.74
[6]Reiner, John M—P C Wodzicki. 1892...1,930.73
[6]Reilly, Patrick J—David Jones Co. 1897..133.13
[6]Same——M Groh's Son. 1899 .....1,730.77
Self, Samuel—American Exchange Ntl Bank. 1904 ..... ..... ..... .....517.26
Schwartz, John J—J P Goehardt et al. 1905. ..... ..... ..... .....702.87
Tomlinson, Theodore E—R Looney. 1906..319.55
Wessel, Chas G—Avil Printing Co. 1905..86.13
Watters, Frank V A B Kight. 1906.....120.66
Ward, Henry—Mutual Life Ins Co of N Y. 1907 ..... ..... ..... .....914.10

### CORPORATIONS.

Brooklyn Ice Skating Co, John B Ireland and J de Courcey Ireland—C W Behn et al. 1907 ..... ..... ..... .....566.26
U S Fidelity & Guaranty Co—Canadian Bank of Commerce. 1907 ..... ..... .....70.37
Same——same. 1907 ..... .....620.04
Mannings Yacht Agency—The William Printing Co. 1904..... ..... ..... .....3,027.80
Welz & Zerwick—L Weinstein. 1907....1,642.33

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Sept. 7.

58—Satisfied.
59—110th s, No 217 W—— David A Strauss agt Joseph Oussani ..... ..... .....297.09
60—Water st, s e cor Corlears st, 225x185. John C Robinson agt Hecker-Jones-Jewell Milling Co and Barnett & Record Co.55,000.00
61—Essex st. No 137. Abram Hekelman agt Bernard Trusch, Henry Schenker and Joseph Reichman ..... ..... .....450.00
62—138th st, n s, 290 w 5th av, 75x86.6. Rudolph Gersman agt Hyman B Goldberg ..... ..... ..... .....1,040.00
63—145th st, No 464 West. W N Thayer Co agt Thomas M Weed and Philip Dowling.234.25
64—Same property. Daniel Ryan agt same. ..... ..... ..... .....276.00
65—Perry av, e s, 125 s 209th st, 25x100. Marcus Woodworking Co agt Helene Poppelan and John A Miller ..... .....250.00
66—48th st, No 332 East. James H Merritt & Co agt Edward Ney and Edward Ney Co. ..... ..... ..... .....2 33.50
67—East Houston st, No 196. Joseph Klepper agt Klar Bros and Tobias Schwartz....176.00
68—8th st, No 366 East. Joseph Klepper agt Minnie Brunn and Tobias Schwartz....54.00
69—3d av, No 2687. Anthony Howard et al agt Martin Norz and Anthony Howard.247.40

Sept. 9.

70—Satisfied.
71—Allen st, No 113.....
Delancey st, Nos 64 and 66.....
Joseph Weine agt Catherine A Hamerschlag and P Slepian ..... .....417.00
72—Perry av, e s, 100 s 209th st, 25x100. G B Raymond & Co agt Helene Poppelan and John A Miller..... ..... .....74.85
73—113th st, s s, 69 e 3d av, 26x100. Joseph Weine agt John Carucci ..... .....52.00
74—Barnes av, s w cor 223d st, 114x105. Giovanni Cantamessa agt Frank Boyle and T Lagattoler ..... ..... .....65.00
75—20th st, No 120 West. Joseph Bolaban agt John P Walsh .....70.00
76—11th st, No 20 West. Fred F Steinebach agt Geo H Benjamin and John McMillan..362.00
77—54th st, Nos 247 to 259 West. David Lupton's Sons Co agt The Automobile Club of America ..... ..... .....3,756.28
78—Wooster st, No 135. Acorn Elevator Co agt M & J Feigel and M Feigel & Bro....31.65

Sept. 10.

79—145th st, No 464 West. James Bradley agt Thomas M Wood and Philip Dowling..119.92
80—Delancey st, Nos 64 and 66.....
Allen st, No 113.....
John F Cronin agt Catherine A and Mark Hamerschlag and Harry Slepian .....478.26
81—22d st, Nos 255 and 257 West. Frank J Tyler agt Siegfried Wittner and Minnie Gottlieb ..... ..... .....28.40
82—West End av, No 510. Louis Frankfurter et al agt Simon Uhlmann and Seymour D Garrett ..... .....814.00
83—57th st, No 224 East. Griffin Roofing Co agt John Doe and Geo J Lutz.....74.20

Sept. 11.

84—170th st, No 981 East. Alexander J Crozier agt Eugene H Hammond.....10.97
85—Prospect av, Nos 1368 and 1370. Same agt same ..... ..... .....25.50
86—10th av, Nos 285 to 291. John F Cronin agt Lowenfeld & Prager, Marx Zimmerman and Louis Piptzky ..... .....152.90
87—117th st, No 327 East. Otto L Spannhake agt Albert Mozey, B Meinhart, Luigi Flora, Guiseppe Zito and Harry Joroff .....75.00
88—49th st, No 21 East. Electric Construction & Supply Co agt Mrs Mary Seaton and Walker & Perrett .....126.36
89—Madison av, Nos 418 and 420. Same agt same ..... ..... .....297.65
90—75th st, No 240 East. Blumberg & Dunn agt Salvatore Cannariato and Joseph Orobello ..... .....116.50
91—Amsterdam av, n w cor 109th st, 87.6x100. Charniak & Held agt Irving Dudis and S P Pearson & Co ..... .....108.00
92—117th st, Nos 516 and 518 East. Lampert & Co agt Raphael Kurzrok ..... .....200.00

Sept. 12.

93—Houston st, n e cor Wooster st, 102x102. Sloane & Moeller agt New York Telephone Co and P J Carlan Construction Co.....3,417.79
94—121st st, Nos 61 to 65 East. Abraham Wolff agt Joseph B Koller.....145.00
95—75th st, No 239 East. Bregman, Rosenberg & Ritner agt A Caltabelletta & Co and R Lo Bue..... ..... .....50.00
96—11th st, No 511 East. Same agt Joseph Weinstein and John Pototzky .....24.00
97—Orchard st, No 29. Same agt Celia Cohen, Nathan Goldman and Isaac Freiman.....25.50
98—Av B, No 5. Same agt Samson Leibowitz, John Pototzky, James Robin and Harry Wasilowsky ..... ..... .....47.97
99—87th st, No 206 East. Same agt Philip Menschel, John Pototzky, James Robin and Harry Wasilkowsky ..... .....23.10
100—Montgomery st, No 39 and 41. John Kruly et al agt Harry Witchinsky ..... .....200.00
101—117th st, Nos 124 to 136 East. Henry E J Schiffer agt Harry Kahn .....4,868.08
102—Delancey st, Nos 64 and 66.....
Allen st, No 113.....
Morris Weisberg agt Catherine A Hamerschlag and H Slepian .....680.00
103—Perry av, e s, 100 s 209th st, 25x100. Ferdinand V Morrison, Jr, agt Helene Poppelan and John A Miller .....12.00
104—Delancey st, Nos 64 and 66.....
Allen st, No 113.....
Hurwitz & Finkelstein agt Catherine A & Mark Hamerschlag and Harry Slepian.700.00
105—Delancey st, Nos 64 to 68.....
Allen st, No 113.....
Ventimiglia & Gaurneri agt Catherine Hamerschlag and H Slepian ..... .....360.00
106—Delancey st, Nos 64 to 68. Rosenberg & Ratner agt A Hamerschlag and P Slepian. ..... ..... .....337.00
107—Duncombe av, s w cor Elizabeth st, 100x125, Bronx. Michael Billotti agt Estate Chas R Fleischman and Fred Damm.....165.00

## BUILDING LOAN CONTRACTS.

Sept. 7.

22d st, Nos 152 to 156 East. Pincus Lowenfeld and William Prager loan Samuel D Davis to erect a 6-sty apartment; 10 payments ..... ..... .....$40,000
Hughes av, w s, 125 n 179th st, 25x100. James G Wentz loans Magdalena Marx to erect a 3-sty dwelling; 5 payments .....7,000
198th st, n s, 189.3 e Jerome av, 77.7x 112.11x75x132.11. Sebastian J Breihof loans Ronald McAdam to erect a 2-sty dwelling; — payments ..... ..... ..... .....12,000

Sept. 11.

Katonah av, s w cor 238th st, 100x85. Central Mortgage Co loans Hibbert C Simmonds to erect a —-sty building; 6 payments ..... $18,000

Sept. 12.

Interior parcel beg at a point 556.4 n centre line Eastern Boulevard and 360 e land of N Y, N H & H R R Co, 110x201.4x121.4x150. The City Mortgage Co loans Jacob Leitner to erect a 5-sty factory; 6 payments..30,000
Bathgate av, w s, 75 s 179th st, 75x95. City Mortgage Co loans O'Leary Realty & Construction Co to erect two 5-sty tenements; 8 payments ..... ..... .....$6,000
3d st, s s, 90.9 e Goerck st, 45.4x82.0x45x88.6. Moses Zimmerman loans Joseph Goldfine Realty Co to erect a — sty building; — payments ..... ..... .....13,000

## SATISFIED MECHANICS' LIENS.

Sept. 9.

Washington av, n e cor 184th st, 25x92.8. Charles Igmirian agt Edward Murphy et al. (Sept 5, 1907) ..... ..... .....$8.20
127th st, No 257 West. Elwin C Worns agt Peter Oussani. (April 29, 1907).....6.97

Sept. 10.

[3]Hoe av, w s, 140 n Jenning st. Thomas F Kelly agt Jacob Cohen. (Aug 23, 1907).... ..... .....$1,269.00
Broadway, n e cor 64th st. Chas E Miller et al agt Goelet Estate. (Sept 6, 1907)....140.75
118th st, No 232 East. Hervey Thompson agt Alice M Lynch. (Mar 18, 1907) .....381.80
Same property. Joseph Tino et al agt Alice Lynch. (Mar 21, 1907) .....55.60
Same property. Howard D Hamm agt Alice M Lynch. (Mar 18, 1907) .....355.00

Sept. 11.

7th av, Nos 291 and 293. Chas G Cornell Jr agt The Hessel Building Co et al. (Mar 11, 1907 ..... .....181.21
Hudson st, No 137. Wm A Barwick agt Isaac L Rice et al. (July 15, 1907) .....86.00
165th st, No 1131 East. Ludwig Yashinsky agt Frank Lippman. (July 26, 1907)....50.00
[1]Brook av, n e cor 168th st. Joseph Gartner et al agt Henry J Semke. (Aug 29, 1907) ..... .....525.00
6th st, No 324. Louis Hurwitz et al agt Bella Altman et al. (Jan 12, 1907) ..... 285.00
Houston st, s e cor Columbia st. National Mantel & Looking Glass Co agt David Feigensohn. (Aug 9, 1907) ..... 200.00

Sept. 12.

Broadway, Nos 261 and 263. Whale Creek Iron Works agt Louisa Gerry et al. (June 12, 1907) ..... .....2,472.00
165th st, No 765 East. Jacob Rosenblum agt Wm M Roosa. (Aug 15, 1907).....50.00
165th st, No 763 East. Same agt Chas S Albert (Aug 15, 1907) .....30.00
122d st, Nos 164 to 168 East. Richard Tretler agt Joseph Ludman. (Dec 10, 1906)...2,100.00
Same property. Louis Bossert et al agt same. (Feb 15, 1907) ..... .....1,391.51
Same property. Jacob B Levine et al agt same. (Jan 26, 1907) .....1,000.00
122d st, s s, 141 e Lexington av. The Union Stove Works agt same. (Jan 26, 1907).313.50
122d st, s s, 141 e Lexington av. A E Klotz Fireproofing Co agt same. (Dec 13, 1906) ..... ..... .....137.38
150th st, n s, 200 w 11th av, 50x— to 51st st. John Casmento et al agt Astor Estate et al. (Sept 7, 1907) ..... ..... .....80.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Sept. 7.

Beaumont, Chas O, trading as Joseph Oat & Son; Traylor Engineering Co; $3,809.88; Dennis & Buhler.
Watson & Co; Power Son & Co; $3,068.73; Parker & Aaron.

Sept. 10.

Bocquet, Lucy. Archibold C Shenstone; $29,863.90; Shenstone & Harding.
Wheeling Mold & Foundry Co; Chas C Bunker; $857.50, P B Adams.

Sept. 11.

Schloss, Otto; Souvenir Post Card Co; $10,000; Smith & Bowman.

## CHATTEL MORTGAGES.

Sept. 6, 7, 9, 10, 11 and 12, 1907.

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Kurzrock, R. 97th st, 300 ft w of Central Park West..A Larsen. Refrigerators. 12 at $16.00
Kalchheim, M. 806-812 E 6th..I A Sheppard & Co. Ranges. 828
Newman, M H. Union av and 158th..A B See E E Co Elevator 2,850
Schoenfeld, D. 138th and 5th av..Peter Robinson S W Co. Dumbwaiters. 110
[3]Sire, A I. 157 W 18th..A B See Electric E Co. Elevator. 3,325

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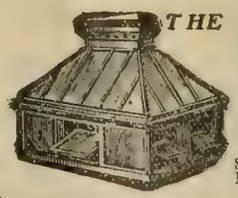
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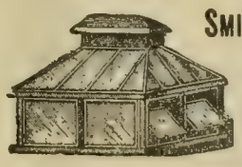
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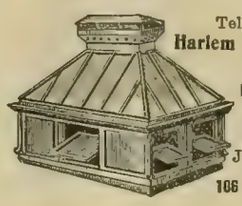
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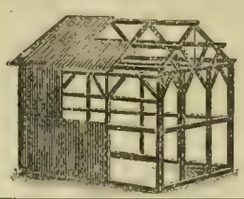
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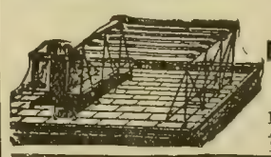
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SOME weeks ago the Record and Guide predicted that the naturally upward tendency of the stock market would be constantly checked by the influence of bad news, caused by a slow process of business contraction, and the course of the market recently has justified this prediction. First the fall in the price of copper, and then the diminution in the volume of new business written by the steel manufacturers were used to depress prices, and as a result of these conditions severe and successful attacks were made both on the copper stocks and on the leading industrials. It was remarkable, however, that the general list withstood this pressure very well. It receded, but it did not recede very far, and it soon reacted when it became evident that the selling was over-done. It is probable, however, that the industrials will remain a weak point in the market for quite a long time. No one can assert with any confidence, how far the business reaction will go. They talk at present of a diminution of business amounting to twenty-five per cent., but it may easily reach larger figures. As long as no panic occurs, it is improbable that railway stocks will be purchased very much cheaper than they can be at present, but it is quite possible that the very best industrials may go lower before they go higher. How low they will go will depend upon the extent of the business contraction. If companies such as the Steel Corporation and American Car and Foundry are again obliged to abandon dividends on their common stocks, the preferred stocks may fall ten points more; but unless the business contraction becomes very acute some such loss would appear to be the limit. Steel preferred went to 50 in 1903, but its position is much stronger now and its limit is more likely to be fixed by the low record of a stronger industrial stock in 1903 such as Car and Foundry. The preferred stock of that company did not go much below, and the business outlook will have to be very desperate in order to justify a lower price than that. The surpluses of the conservatively managed companies have been almost doubled since during the period of abundant business, and they are all in a much better position to stand a lean season. Moreover their managements know very well that as soon as the money market becomes easier and the credit of the railways is restored, many improvements, which have recently been abandoned, will be resumed. Just at present good railway stocks are relatively cheaper than the industrials, but if the latter go much lower this condition will not continue.

THE impression is coming to be more and more general that some restriction on the height of buildings will be imposed in the revised Building Code. When the Board of Fire Underwriters go so far as to ask that non-fireproof business buildings be restricted to an area of 5,000 square feet and a height of 55 feet, and fireproof buildings to a height of 125 feet, it is evident that the movement in favor of restriction is assuming formidable proportions. Supposing such a restriction to be adopted, it is an interesting question as to what its effect would be. For one thing it would, we believe, practically prohibit the erection of non-fireproof commercial buildings, except in cheap neighborhoods and for manufacturing purposes. It would mean practically that all office and loft buildings would be of fireproof construction and would be built to a height of eleven stories. So far as loft buildings are concerned, we do not believe that such a result would mean a very radical change from that which happens at present. A few fifteen or sixteen-story loft buildings have been erected on Fifth avenue and elsewhere, but their number is small and their prohibition in the future would not be a great hardship. The number of non-fireproof loft buildings, six or seven stories high which are constructed under the existing law is also comparatively small, and we do not believe that their prohibition would be a severe hardship, or would substantially affect the price of real estate in the wholesale district. On the other hand, the limitation of the height of office buildings to eleven stories would mean a drastic alteration of existing methods and conditions. The average office building is now built to a height of twenty stories, and if this height were practically cut in half, considerable changes would be effected in real estate values. Almost twice as many office buildings would have to be erected in order to accommodate the same number of tenants, and these buildings would cover practically twice the area. Property some distance from the existing centres of business would be favorably affected, because it would be sooner reached by the march of improvement, whereas unimproved property nearer existing centres of business would, for the time being, be worth somewhat less. We do not believe that they would continue to be worth less because tenants would be willing to pay proportionately higher rents for the more convenient locations but for the time being a restriction would affect unfavorably the position of high-priced property. If any of our readers believe that the results of the proposed restriction would be different from that described above, we should be glad to publish their opinions.

IT has been suggested that the purchase by the city of the Belmont tunnel would be the best means of solving that difficult problem, and the Record and Guide cordially acquiesces in the suggestion. The Belmont tunnel should be purchased by New York, extended at least as far west as Long Acre Square, and connected in the best possible manner with the existing subway. Some equitable arrangement could surely be made whereby the city makes the purchase, authorizes the extension of the tunnel, and then leases to the Interborough Co. for a sufficient sum to cover its outlay. Such an arrangement would have at least two advantages. It would give the city ownership of and control over a tunnel under the East River which should be made an integral part of the rapid transit system of the whole city, and which can only be made by such a purchase. Secondly, it would make the tunnel far more useful to the public than it can be under existing conditions. At present, owing to the lack of effective connections on the Manhattan side its utility will be seriously limited, whereas, if it were extended to Long Acre Square and subsequently connected with all the longitudinal subways running north and south it would constitute a very useful addition to the rapid transit system of the city. Under existing arrangements the inhabitants of Queens have no very direct method of reaching the amusement center at Long Acre Square; and the Belmont tunnel, properly connected, would supply that deficiency. It would not only constitute a great convenience to the residents of Queens and a part of Brooklyn, but it would also improve the business of the theatres, restaurants and shops in the vicinity of Broadway and Forty-second street.

MR. ALLAN ROBINSON, in a recent interview, has given expression to the policy in respect to rapid transit, which the "Allied Real Estate Interests," proposed to advocate. That policy is the thoroughly sound one of insisting upon the all-importance of the construction of new subways; and it is certain that the representative real estate organization can in no other way perform a better public service. The Utilities Commission is so much preoccupied with its investigation of the Interborough-Metropolitan Co. that it is neglecting entirely the far more important matter of arranging for the construction of new subways. Its investigation has not been without good results. A certain improvement in service, particularly during the non-rush hours is taking place, and if these results have been accomplished at the expense of a complete destruction of the credit of the Interborough-Metropolitan Company that is not the fault of the commission.

The old Metropolitan Company was financially rotten, and its rottenness was eventually sure to be exposed. This achievement, however, leaves untouched the really essential matter—which is to provide for the construction of new subways. The Record and Guide discussed in its last issue the various obstacles which will have to be removed before the subways are built, and we need not repeat that discussion. It may be noted, however, that Mr. Robinson comes out strongly for the repeal of the so-called Elsberg amendment to the Rapid Transit Law, and it is probable that a strong effort will be made to effect this repeal during the coming session of the Legislature. There can be no doubt that for the present the alternatives are either the repeal of the Elsberg law or else the equipment and the construction of a municipal subway system. The Record and Guide would prefer the second alternative, but if public opinion is not prepared to go so far, the crying necessity for new subways makes the revision of the Rapid Transit Law preferrable to the indefinite delay of new subway construction. For the moment the important thing is for the Public Service Commission and the Board of Estimate to reach some basis of agreement so that they can go to the Legislature with a joint application for a specific action. If the Board of Estimate recommends one policy and the Public Service Commission another, it is probable that the whole business will be postponed for another year.

## Are Skyscrapers Dangerous?

NOT IF THEY'RE BUILT RIGHT, SAY ARCHITECTS.

MR. GEORGE W. BABB, president of the New York Board of Fire Underwriters, has caused a sensation by prophesying that the financial district of New York City would some day be wiped out by fire. Skyscrapers, said Mr. Babb, are getting too high, and their height is a source of danger.

Builders and architects do not agree with his belief that lofty buildings, in themselves fireproof, can help on a conflagration. They say, on the other hand, that the more fireproof buildings there are—and every skyscraper put up these days is fireproof—the less liable is the congested downtown section to be devastated. In effect, they say, every fully protected structure is a barrier to the spread of heat and flames.

Some estimates put the value of the buildings and their contents on the lower end of Manhattan Island at two billion dollars. It is of greatest importance that this vast aggregation of property shall be safe, and the men who own it have not been asleep. The owners and the builders know that the first requisite is not size or height or beauty, but that it is absolute safety. Everything else is sacrificed to that. There are those who think that the new style of architecture is not beautiful, but that is not the issue now. The question raised by Mr. Babb is: "Do skyscrapers present a menace to the city?"

Mr. Nicholas Le Brun is architect of the building that is to be the highest in the world, even higher than the Singer Building. This record-breaker-to-be is the tower of the Metropolitan Life Insurance Building, at Madison av and 24th st. It will have forty-eight stories above ground and two below ground, fifty in all. This is what Mr. Le Brun says:

"In my opinion, Mr. Babb's idea is a mistaken one. He is undoubtedly sincere, but thorough study of the structural qualities of the modern high building should convince any man that the skyscrapers are a hindrance to fire. The science of fireproofing has reached such a perfection in New York that there is almost no chance of a disaster in the downtown district—that is, as far as the high buildings themselves are concerned. More and more the trimmings, and even the contents of buildings, are being made fireproof. That window sill"—Mr. Le Brun pointed toward the window near his desk—"is metal and cannot burn. Look at that cabinet of drawers; that is made of metal, too. Walls and floors are made of material that is unburnable.

"In a thoroughly fireproofed building, if a fire started it would be confined to one room, or to one floor at most. It could not reach another building. Besides, with the new high pressure water mains water can be poured on the fire, no matter how far up in the air it is.

"Every floor of the best type of skyscraper is equipped with standpipes and hose. Far from being a danger, I should consider a high building a help, since water could be poured out of its upper windows upon a fire."

Mr. Paul Starrett, of the Fuller Construction Company, perhaps the largest building concern in the metropolis, says:

"I am surprised that Mr. Babb, familiar as he should be with the records of great fires, could have made the assertion that the modern high building is dangerous as a fire risk. All experience has proven the opposite; it has been the skyscrapers that have stopped the spread of fires—that have stayed where every other building passed away."

The builder here directed attention to a huge photograph on the wall, which showed the district burned over in the Baltimore fire, with skyscrapers still standing. These lofty structures alone withstood the heat of the conflagration, their frames being almost totally undamaged.

"There," said Mr. Starrett, "you see how dangerous the modern fireproof skyscraper is. When the fire came to those high buildings it either stopped or went around them—it could not burn through them. The most perfect type of the fireproof building is that made of steel and terra cotta hollow tile, the steel for the frame and the tile for column covering, floors and partitions.

"When a skyscraper is properly built there is nothing about it to burn except the little furniture that its offices contain. In this building (the Flatiron) where we are now there was a fire on a lower floor some time ago, when a man threw a match in a waste paper basket filled with celluloid cards. Up here on the twentieth floor we heard some racket down there. Then we heard fire bells and, looking out of the windows, we saw people staring up at the Flatiron! It didn't distrub us, because we knew the fire couldn't spread. We stayed right here and attended to our work. In a little while the fire was out and all was quiet again."

The highest building now standing is the Singer. Not yet finished, it already overtops the hitherto record-breaker, the Park Row Building. The architect is Mr. Ernest Flagg. Some years ago Mr. Flagg opposed the erection of skyscrapers, but now appears as the designer of one forty-seven stories high. He could not stop the skyward tendency, and so he fell in with his brethren. Asked to state what he thought of Mr. Babb's statement he said:

"I think that Mr. Babb, in some respects, is right. There are high buildings which are not fireproof. There are those which have entirely too much wood in them. And that kind is dangerous. But if a skyscraper has nothing about it that can burn—why, naturally, it can't burn. In designing the Singer Building I was unrestricted as to the materials I should specify, and I selected those that would make the building absolutely safe. Steel and terra cotta hollow tile—that is the combination. The frame, the covering, the floors, the partitions—all of them are unburnable.

"The window frames and trimmings are metal, too, and cannot take fire. The amount of furniture that is combustible is so small that it is not to be considered. If, by any chance, a flame did start it would not get out of the room where it started. It would have nothing to feed upon."

Mr. Flagg's opinion is that of a host of other architects and builders. "Put up buildings of stuff that can't burn," they say, "and then there can be no danger. Every skyscraper will be a barrier against the spread of a conflagration."

## Cost of Building Loans.

IT IS a serious thing that a builder has to face to-day if he wishes to get a building loan on a house that he is contemplating building. Of course the prime reason is the stringency of the money market, but even leaving that feature aside loaners of money look at the man very hard, look his proposition over several times, and it is extremely difficult to get them to consent to let the actual cash out of their possession. There are several other reasons besides the one already mentioned why the loan men are so slow to close a deal of that kind. The overproduction of building in some parts of the city, the class of houses that have in some instances been built, and the lender wishes to satisfy himself that the future is assured for the kind of building that the borrower wishes to erect.

There was a time when a smart builder was able to "loan out" on his building—that is, borrow as much money as the building and land cost—but that day is past. The loaner of money on real estate is an expert, not only in land values, but also on what a building costs to construct, and he is no longer willing to take all the risk, and is unreasonable enough to require the builder to take some of it.

A certain block front upon Washington Heights which was nearly all vacant was improved with two elevator apartment houses, and they received a generous loan and the buildings were well built, sold for a satisfactory sum, loan paid off and the deal completed. Shortly after this a certain builder started four houses on the same block, and though they were non-elevator houses, still they were a good class of house. He received his building loan, but before he had finished, plans were filed for three 6-sty "walk ups" nearly opposite, and he had a very bad time placing his permanent loan because the character of the street was changed. The owners of the elevator apartment houses did what they could to start and maintain a first-class street, but a few houses completely spoiled their plans and reduced the market value of their holdings.

Money for building purposes is at a premium just at the present time and there is usually between eight and ten per cent. bonus. This condition is bound to exist so long as money is in unusual demand. Were there not so many vacancies throughout the apartment section and the demand better, undoubtedly the money for building loans would be freer, as much of the element of risk would be done away with.

# THE REALM OF BUILDING.

## The Trust Company of America's New Office.

ONE of the handsomest banking offices in the United States will be thrown open for business next Monday morning when the new headquarters of the Trust Company of America will be formally opened to the customers of the concern. The new building itself, which is at Nos. 37 to 43 Wall st, is practically occupied, so far as the offices are concerned, but the Trust Company's quarters did not reach full completion until last week.

The structure has a 60-ft. front in Wall st and the banking office is about 45 ft. wide. The company's quarters take up the main floor, basement and mezzanine gallery. In construction the interior is of white Alabama marble with the fittings and screens in handsome bronze. The banking floor has a wainscoting 15 ft. high, and above that the wall is ivory tinted. About the only ornate feature of the apartment is the capitals of the great columns on the side wall, which are decorated with a golden scroll work. The interior of the banking-room is of Renaissance design; the furniture, desks and wooden trimming of solid mahogany.

The floor of the main room is mosaic, colored white and dull red, while above are stained glass skylights. The banking-room is in the shape of a double rotunda connected by a corridor 16 ft. wide. On each side there are arranged the various cages, and to the rear is a large apartment for the bookkeepers. Almost all the desks and file cases are of metal, and the system of tel-autographs and interior telephones is most complete.

From the mezzanine gallery the banking floor conveys a very handsome impression. There is an absence of obstructing pillars and the room looks big and stately. On this floor is the private office of President Oakleigh Thorne and John E. Borne, chairman of the Board of Directors. This room is in the front of the building, and in the rear is the board room and room for the company's attorneys.

In the rear of the main floor are a private elevator for passengers and a book-lift which conveys the heavy books and security boxes to the vaults in the basement. The front of the basement is given to the stock transfer department. This is a particularly large branch of the company's business, as it acts as agent for about 250 companies. On this floor also is the country check department in which thousands of checks a day are handled. There is also a spacious room in which account books and records are kept, and another contains an extensive filing system. This combination of offices is probably as near an approach to fireproof construction as has been made. A special point has been made of the ventilation, and thermostats are distributed throughout the offices to control the temperature.

## Hearing on the Fire Limits.

The probability is that the majority report of the Committee on Fire Limits will not be adopted by the Building Code Revision Commission in the face of the storm of opposition that has arisen. At Wednesday's hearing property owners and builders asserted that experience teaches that a city of detached frame cottages is ten times less liable to be swept by conflagration than a tight-built brick city. No one objected to the prohibition against frame houses in solid rows, but there was unanimity among the representatives of property interests that it was for the welfare of the city that detached frame building should not cease.

Congressman Waldo, of Brooklyn, estimated that the extending of the fire limits as proposed in the 26th, 29th, 30th, 31st and 32d wards of Brooklyn would reduce property values one hundred million dollars. Mr. T. B. Ackerson, one of the largest builders in Flatbush, reminded the committee that according to situation lots are fitted or not fitted to certain kinds of improvements. A lot on lower Broadway, Manhattan, was adapted to a particular kind of building, and lots in other sections to structures for different uses. Flatbush was a district adapted for frame cottages and it would be a great wrong to prohibit further constructions of that nature.

Several building operators of Brooklyn, among them a representative of the John R. Corbin Co., asserted that if frame construction is prohibited it will force them to abandon their building projects in that borough and to carry on their operations in Long Island outside of the city limits or in New Jersey. Representatives of various taxpayers' associations also spoke in opposition.

T. B. Ackerson, of the Ackerson Construction Company, and Henry C. Johnson and John A. Leach, of the Astoria Taxpayers' Association, protested against the regulations as proposed for Queens Borough. Mr. Ackerson pointed out that in Long Island City in the area it is proposed to restrict to brick construction the population is only ten persons to the acre. Mr. Leach stated that in one district of Astoria for seventy square blocks there is not a single building. Most of the proposed brick area, he stated, is now devoted to market gardening or to salt meadow.

Residents of the Bronx who made addresses in opposition to the extension of the zone of frame construction from the present southerly limit at 161st st to Fordham and Kingsbridge road and Pelham av, were W. W. Niles, James L. Wells, Henry M. MacCracken, chancellor of the New York University; J. Harris Jones, Albert E. Davis, R. I. Brown and Colin P. Bliss.

Mr. Niles pointed out particularly the injustice that the new regulation would do to the University Heights section and the district embracing Morris Heights and Fordham Heights. All of these, he said, were being developed on essentially suburban lines. Cottages were being built on plots of large dimensions and vacant property was being sold with restrictions that would prevent the building of houses in rows or attached.

Albert E. Davis, an architect, formerly president of the North Side Board of Trade, spoke on behalf of the Heights Taxpayers' Association, which is composed of residents of the section of the Bronx north of Central Bridge and west of Jerome av. He called attention to the fact that only a few months ago more than one thousand lots of the Ogden estate had been sold to home seekers who had reckoned upon building to a very large extent detached frame houses. To prohibit frame construction in the Ogden estate district, he asserted, would mean that a large area would not be improved perhaps for many years to come. Such a condition would not only retard the growth of the Bronx, but would deprive the city of the taxes that would be paid on the buildings that would be erected there if existing conditions are allowed to continue. He suggested that the commission might properly make a provision that the building of frame structures should be confined to eighty per cent. of the width of each lot. That, he stated, would allow ample protection against fire losses or danger from conflagration.

It is not thought that the report will be adopted. Fire Chief Croker, Alderman Kuhlke and the superintendents of buildings in the various boroughs affected, who are ex-officio members of the committee, did not sign the majority report, and there has since been presented a minority report which permits detached frame cottages when erected each on not less than two lots, and occupying not more than eighty per cent. of such a plot. The Brooklyn delegates said they would not oppose such a provision, but thought that eighty per cent. should be changed to seventy.

### A Quick Method of Valuing Buildings.

There are frequently occasions when a knowledge of some rough system of arriving at the cost of buildings is desirable. The method now most often employed by a practical real estate men, architects and builders is to multiply the cubical contents of a structure by a mean price per cubic foot based upon the known average cost of buildings similarly constructed. This system is frequently characterized as imperfect and at best merely an indefinite suggestion of value. However this may be, the element of personal judgment without doubt enters into the question, and in arriving at a reasonably correct valuation one must possess a good knowledge of the cost of construction obtained from experience in such matters. The cost per cubic foot for the average nearby frame dwelling is at present approximated at fifteen cents. For flats from 18 to 24 cents per cubic foot may usually be applied in forming a rough estimate, and for office buildings from 40 to 50 cents. It must be distinctly remembered that there is no fixed rule to follow in this regard, as conditions and the prices of materials vary greatly from time to time. The system may be followed with much success by any intelligent layman when the rudiments are well understood, but in the hands of an expert it is infinitely more reliable than many of the hit-or-miss methods in daily use.

### Railroads Can't Raise Rate on Brick Before Jan. 1.

The National Paving Brick Manufacturers' Association has succeeded in preventing the railroads operating in the territory of the Central Freight Association from raising the freight rates on paving brick until January 1. Judge R. W. Archbald, of the United States Court of the Middle District of Pennsylvania, sitting in Scranton, granted an injunction restraining all railroads operating in or out of Pittsburgh from raising the rates before January 1.

The granting of the injunction is a very important legal decision in that it gives shippers standing in the courts to appeal

from a raise in rates at any time the shipper thinks the rate is exorbitant.

The entire controversy over the freight rates on paving brick has arisen from a decision recently rendered by the Inter-State Commerce Commission in the Stowe-Fuller case. It was decided by the commission that a brick is a brick, without any distinction as to quality, and that the railroads had no right to charge different rates for handling them.

Heretofore the rate on fire brick for shipment has been 25 cents per hundred from Chicago to New York; on building brick 22½ cents per hundred and on paving brick 20 cents per hundred. After the Stowe-Fuller decision the railroads decided to increase the rate on bricks to 22½ cents per hundred without any distinction as to the quality of the brick.

This increase meant ruin to a majority of the paving brick manufacturers in the country, because of outstanding bids and contracts, which were based on a shipping price of 20 cents per hundred. The association at once decided to appeal not only to the Inter-State Commerce Commission to fix a fair rate for shipment, but to the United States Courts to prevent the putting into effect of the new rate.

## Concrete Foundations.

CONCRETE is also replacing timber not only in the reinforced construction of buildings, but also in foundation work. Concrete piles are being used to replace timber piles in a large number of modern factories and up-to-date constructions. It has the advantage of permanence and immunity from decay, and is comparatively cheap.

In wet or filled-in areas where the ground water level is more than 6 ft. below the surface of the ground, and the character of the soil is such that it is necessary to go still deeper for a suitable bearing stratum, a concrete pile foundation is much cheaper than any other type of construction. Under these conditions a solid masonry pier on a timber-pile foundation would require, first, an excavation to below water level properly sheeted and braced. Second, driving of piles and cutting them off below the water level. Third, would be capping of the piles and building the solid pier to grade. Fourth, continuance of pumping through most of the operation. Fifth, backfilling the excavation. The whole constituting a long, tedious operation lasting several days for each pier. In contrast to this, a pier of simplex concrete piles is built from the surface of the ground, no excavation being necessary except for the cap itself. An extra heavy pile-driver especially equipped for this work drives a hollow steel form of suitable length, 16 ins. in diameter, and equipped with a special driving point, to resistance. A small batch of 1-2-4 Portland cement concrete is then dropped into the steel form; the form raised about a foot, by a pulling arrangement attached to the leads, and a heavy metal rammer dropped on the concrete. The effect of this impact is to open the jaws of the driving point and force the concrete out of the pipe and into the adjoining soil. Another batch of concrete is then inserted, the form raised a short distance and the concrete rammed. These operations are repeated until the form has been raised above the ground and the space it occupied in the ground has been filled with concrete.

The time taken to install one pile may run from 15 minutes to 1 hour, depending on circumstances. Twenty-eight piles 20 ft. long were driven, on a recent contract, by one machine in six hours. Thus a four-pile pier to support 120 tons can readily be built in one half a day, as against the time (several days) required by the other method.

The simplex concrete pile thus formed (of the same diameter throughout) acts as a column and also develops a very great skin friction from the extreme roughness of its exterior surface caused by the ramming of the concrete into the surrounding material. The use of simplex concrete piles is increasing, not only in New York, but all over the States, and some installations have been made in England, Germany and France. In some of the foundations built on simplex concrete piles in New York City, the Building Department tested the piles with a loading of pig iron amounting to 50 tons per pile without any settlement. In practice the piles are designed to carry 30 tons each.

The Foundation Company, 115 Broadway, New York, is now constructing a foundation of simplex concrete piles for the new power-house of the Isaac G. Johnson Foundry at Spuyten Duyvil, New York City. The site is about 1,000 ft. east of the Supyten Duyvil station and can be seen from the station, and is readily reached by taking the subway to Kingsbridge (225th st) and then walking one-half mile, or by taking a local train on the N. Y. C. & H. R. R. to Spuyten Duyvil station.

### The Production of Asbestos in 1906.

Commercial asbestos includes two distinct types of fibrous minerals. The term asbestos was originally applied to actinolite or tremolite, but the more important asbestiform mineral is the fibrous variety of serpentine known as chrysotile. This variety is always associated with serpentine, which is derived from the alteration of eruptive rocks. It has been reported as occurring in commercial quantities in Massachusetts, Vermont, North Carolina, Wyoming, Arizona, Washington, Oregon, and California.

The eastern townships of the province of Quebec furnish the greater part (85 per cent) of the world's production of asbestos. In 1906 Canada exported 59,864 tons of asbestos, valued at $1,629,257, most of which came to the United States. Improved methods of mining are being introduced in Canada and the output there is increasing.

Both forms of abestos are applied to many uses, depending in part upon the fibrous character of the material, but also upon its non-conductivity of heat and electricity. The best grade of chrysotile fiber is spun into thread, yarn, and rope, and woven into cloth. The yarn is largely used for packings and the cloth for theater curtains, while fabrics containing asbestos woven with other fibers are made into various household articles in which heat insulation rather than fire-proof character is required.

Asbestos is extensively used for plastering and for making lumber that is employed in buildings where insulation against fire and electricity are desired. Its use in fire-proof structures, and especially to envelop electrical conductors, is constantly increasing.

The production of asbestos in the United States in 1906 was 1,695 tons, valued at $28,565, as against 3,109 tons, valued at $42,975, in 1905. The imports in 1906 were valued at $1,076,170. The output of all existing asbestos mines is insufficient to supply the demand for this product, and the leading manufacturing firms interested in the industry are diligently searching for new deposits.

An advance chapter from "Mineral Resources of the United States, Calendar Year 1906," on the production of asbestos in 1906, by J. S. Diller, is now ready for free distribution.

## Product and Appliance.

### FLEXIBLE METAL TUBING.

A tubing suitable for covering flexible cords as an additional protection against mechanical abrasion, is now being manufactured and placed on the market by the New York Flexible Metallic and Tubing Company, 155-161 Lafayette st, New York City. This tubing is particularly applicable as a covering for cord pendants, as its extreme pliability permits of its hanging in perfectly straight lines, a seeming impossibilty with other metal coverings now on sale for similar purposes, which generally hang in twists, kinks and angles. By thus lending itself to graceful lines and curves, the tubing should be peculiarly well adapted for use in connection with high-class fixtures in private residences where an unusual degree of flexibility is often desirable in extensions to fixtures, as in libraries and cosy corners.

### HOUSE CLEANING BY ELECTRICITY.

The Electric Renovator Manufacturing Company, of Pittsburgh, Pa., make a portable apparatus which, for convenience and adaptability to any sort of house cleaning, has never been equalled. It is called the "Invincible," resembling the ordinary carpet-sweeper in its general appearance. The material used in construction is chiefly aluminum, making the machine very light and easy to handle.

A one-half horse-power motor is directly connected to a turbine and brush. Revolutions of the brush serve to agitate the nap of the carpet and loosen the dirt, while the turbine creates a vacuum which acts as a suction drawing up all dust and dirt and depositing it in the dust receiver provided. Carpets can be thoroughly cleaned on the floor, and every corner is reached. Nothing need be moved. Attachable appliances are also provided for treating walls, ceilings, cornices, chandeliers, curtains, rugs, pictures, and stairways; mattresses, cushions, upholstered furniture and pillows may be aerated as well as cleaned by these appliances adapted to their wants.

The Sandusky Portland Cement Co., manufacturers of Medusa waterproof compound, report furnishing water-proofing material for the following works: Grand Rapids Refrigerator Co.'s plant. The material is also being used in the reinforced concrete dam being built by the D. L. & W. Ry.'s Coal Department, at Scranton, and was used in the A. Booth & Co. cold storage plant at Detroit, Mich. The Atchison, Topeka & Sante Fe Ry. is using an immense quantity at Albuquerque, N. M., and at Summerville, Texas. Albert Kahn, architect, and President of the Trussed Concrete Steel Co., Detroit, Mich., who is the inventor of the Kahn system of reinforced concrete, used the material throughout the construction of his private residence just completed.

The United States Civil Service Commission announces an examination on October 23-24 to secure eligibles from which to make certification to fill a vacancy in the position of draftsman (male), qualified as inspector of construction, at $6 per diem when actually employed, in the Immigration Service, Ellis Island, N. Y., and vacancies as they may occur in any branch of the service requiring similar qualifications. Applicants for this position must have had experience in the supervision of buildings under construction. Persons who have not had such experience will not be admitted to the examination. Two days of eight hours each will be allowed for this examination. The first two subjects will be given on the first day, and the third subject on the second day. Age limit, 20 years or over on the date of examination. The examination is open to all citizens of the United States who comply with the requirements.

Quick-drying floor varnish. Dissolve 1 part by weight, of shellac in 2 to 2½ parts of 90% alcohol, add 1 to 2% of copaiba balsam or Venetian turpine and sufficient umber and ocher. Must be applied to the wood surface with a shoe brush. The addition of 0.5% of boiled linseed oil is advisable to ensure elasticity. The wood being colored as desired, a coat of clear varnish can be given to increase the brilliancy.

## Catalogues.

CEMENTOLOGY.—By Howard B. Green. Issued by the Whitehall Portland Cement Company, Land Title Building, Philadelphia:

How can the surface of concrete be made pleasing to the eye? The booklet mainly addresses itself to this question, and gives in full the specifications as adopted by the City of Philadelphia (Bureau of Surveys) covering this class of work. The treatment gives life and texture to the surface of any structure, and is in great contrast to the monotonous and uninteresting concrete surface generally seen. The surface is produced by using a stiff scrubbing brush or a wire brush with a liberal supply of water flowing direct from a hose. The washing out of the cement from between the stones removes the possibility of hair cracks, and the color of the stone is the prevailing color of the finished surface. The specifications are as follows:

Granolithic surfacing, when required, shall be composed of 1 part cement, 2 parts coarse sand or gravel and 2 parts granolithic grit, made into a stiff mortar. Granolithic grit shall be granite or trap rock crushed to pass a ¼-inch sieve and screened of dust. For vertical surfaces, the mixture shall be deposited against the face forms to a least thickness of one inch by skilled workmen as the placing of the concrete proceeds and thus form a part of the body of the work. Care must be taken to prevent the occurrence of air spaces or voids in the surface. The face forms shall be removed as soon as the concrete has sufficiently hardened, and any voids that may appear shall be filled with the mixture. The surface shall then be immediately washed with water until the grit is exposed and rinsed clean, and protected from the sun and kept moist for three days. For bridge seat courses and other horizontal surfaces, the granolithic mixture shall be deposited on the concrete to a least thickness of 1½ inches immediately after the concrete has been tamped and before it has set, and shall be troweled to an even surface, and after it has set sufficiently hard shall be washed until the grit is exposed.

SYSTEM M.—23 pp., quarto, illustrated. By the Standard Concrete-Steel Co., New York, 413-17 East 31st st.

An exceptionally well-written catalogue, giving a complete exposition of the construction methods of the Standard Concrete-Steel Co. System M is an independent light steel frame, which is subsequently so united to concrete that the two become a reinforced construction. The upright iron or steel supports and the steel floor members can be formed with sections of any shape which are found most suitable to make a light, independent structure capable of maintaining its form. The steel uprights are erected plumb and the steel floor members are set level. The girders are connected to the uprights to keep them plumb, and the floor beams are connected to the girders to make a sufficiently rigid structure. This steel frame forms the guides for the erection of the wooden or other moulds into which the concrete forming the floors and forming the covering of the uprights is to be poured. The steel is so designed and placed with reference to the concrete that they combine, and the concrete and steel together become a true reinforced structure. This reinforcement cannot be displaced or misplaced by careless workmen. The steel girder members are made up in various ways. Where an increased depth can be given to the girders, the steel floor beams are run continuously over the top of the girder and clamped down to the same. Where it is required to keep the same depth with all steel floor members, the beams are framed into the side of the girder in the usual way.

It is quite evident that in order to make the combined steel and concrete forming the floors a truly reinforced structure, the tensional steel must all be located below the neutral axis of the beams. The amount of steel required for both stiffness of the independent steel structure and for tension in the subsequent reinforced beam is determined and made a certain percentage of the amount of concrete required in floors, forming the compression member to the beam. The great advantages of this form of construction, not only in economy of steel but in simplicity of design and erection, are apparent on inspection.

The connections are of the most simple kind, as they are only needed to hold the construction rigid during erection, the concrete forming the permanently rigid connections. Considerable variation in the length and fitting of floor members can safely be allowed, as the concrete fills into and combines the several parts.

A most important practical advantage of this construction lies in the fact that with a few sizes of beams and channels from stock almost any reinforced floor can be erected, while in the all-steel construction the size and weight of the beams and girders, if designed economically, must be nicely adjusted to the spans and loading; in this construction the adjusting is done mainly with the concrete, by increasing or decreasing the height of the concrete above the steel floor member.

This system possesses the same advantages that the all-steel construction has over reinforced concrete where steel bars are used, viz., safety and rapidity of erection. To construct reinforced concrete with any form of disconnected steel members or with any form of reinforcement which does not make itself self-sustaining the invariable procedure is to construct with wood or other material an independent temporary structure. This independent temporary structure must be erected, plumbed, braced and tied in such a way that nothing incidental to the concrete construction will disturb it.

With System M any kind of walls, partitions, stairs or other feature ordinarily used in buildings are practical. Where brick curtain walls are to be carried the light steel skeleton is constructed with light curtain wall girders and the floor concrete is carried around them in a manner similar to the reinforcing concrete of the floor girders. The soffeits of these wall girders become the finished lintels of windows, and the face brick is lined up on the front of the concrete; the brick wall is started on top of the concrete wall girder.

### Aids to Business Making.

The object of real estate records is to increase your business possibilities to an extent inconceivable to any one who has not used the Real Estate Directory and Record & Guide Quarterly. And yet we are told at times, "We don't go after that kind of business." What would you think of the hunter who had a gun, which would only kill at one hundred yards, if you offered him a gun which would kill at two hundred yards, and he said: "I don't want it. I never bag game at two hundred yards."

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 51 | 52 |
| Estimated cost of new buildings.. | $2,335,625 | $1,995,910 |
| Total estimated cost of alterations for Manhattan and the Bronx.. | $980,610 | $216,500 |

### Wells Bros. Company to Enlarge Masonic Temple.

23D ST.—The Wells Bros. Company, 160 5th av, has obtained the general contract to enlarge the Masonic Fraternity building, at the northeast corner of 6th av and 23d st, at a cost of about $800,000. A rear extension, 12-stys and a 6-sty mezzanine structure 89x98.9 ft. will be erected through to Nos. 46 to 54 West 24th st, of best fireproof construction, and the Masonic Fraternity and officers will occupy the six upper stories. The proposed improvement was announced in the Record and Guide about fifteen months ago. H. P. Knowles, No. 1 Madison av, is the architect. William Sherer, 235 West 75th st, is president Board of Trustees; John Stewart, 4 West 93d st, is chairman Building Committee; Townsend Scudder, of Glen Head, L. I., Grand Master; Frank E. Haff, 120 Broadway, Wm. A. Sutherland, Rochester, N. Y., and James Ten Eyck, Albany, N. Y., are trustees.

### K. M. Murchison Plans Large Office and Hotel Structure for Hoboken.

Plans for a large office building and hotel combined are being prepared by Architect Kenneth M. Murchison, No. 320 5th av, Manhattan, to be constructed at the entrance to the new McAdoo tunnel and the Lackawanna ferry terminal at Hoboken, to cost in the neighborhood of $200,000. The Hoboken Land and Improvement Company, owner of the site, is to make the improvement. The proposed structure is to be of brick construction, with limestone trimmings, to cover a plot 85x120 ft. in size. At the present time, test borings for the foundations are under way. According to Mr. Murchison's drawings the structure will be the most complete building of the kind in Hudson County, and will equal many of the modern New York hotels. No figures for the construction will be taken for some time yet.

### Another Fourth Avenue Hotel Rumored.

4TH AV.—Reports have it that another large hotel building is soon to be erected in the neighborhood of 4th av. and 26th st., east of Madison av., in the immediate vicinity of Madison Square Garden. The Record & Guide was informed on Wednesday that preliminary preparations are now being worked out for the construction of a type of building such as the Hotel Martha Washington in 29th st., to be run and operated along similar lines. It was also learned that a former manager of the Hotel Martha Washington will be in charge of the new establishment. M. A. Cadwell, of 5th av., and 34th st., assistant secretary to the Hotel Men's Association, was a former manager of the Martha Washington. No plans or architect have yet been selected, or contracts let.

### Plans for the New Second National Bank.

5TH AV.—Messrs. McKim, Mead & White, 160 5th av, have plans well under way for the new bank and office structure which the Second National Bank, 5th av and 23d st, will erect at the northwest corner of 5th av and 28th st. The building will have a frontage on 5th av of 38 ft. and 100 ft. in 28th st. In height it will contain five stories and basement. It will be of monumental design, and largely for the bank's own use. No estimates have yet been made, and it will be some time yet before plans are complete. James Stillman is president and Joseph S. Case, cashier. Among the directors are: John W. Aitken, John L. Riker, Percy A. Rockefeller, William Sloane, Isaac Stern, Isidor Straus and Henry A. C. Taylor.

### Particulars of Fifth Avenue and 33d Street Improvement.

5TH AV.—The Record and Guide was informed on Tuesday at the office of the Knickerbocker Syndicate, No. 320 5th av, in regard to the intended improvement of the southeast corner of 5th av and 33d st with a high bank and office building, that operations will not be undertaken for a period of at least a year and a half, that being the time set upon which possession to the property can be obtained. It is proposed by the Syndicate to erect an office structure at this corner, to cost in the neighborhood of $300,000. Architect Augustus N. Allen, 567 5th av, already has the plans in progress.

### McKim, Mead & White Plan Coney Island Hospital.

The Association for the Improvement of the Condition of the Poor, No. 105 East 22d st, has commissioned Messrs. McKim, Mead & White, 160 5th av, to design plans and specifications for a new hospital building to be established at Coney Island,

at an approximate cost of $250,000. The structure will be fireproof, with an exterior of brick and stone, steel frame, steam heat, electric lights and interior marble and tile work. No contracts have yet been made or figures taken.

### Latest Madison Avenue Improvement.

MADISON AV.—Messrs. Gordon, Tracy & Swartout, 244 5th av., have been commissioned to prepare plans for the improvement of Nos. 778 to 780 Madison av., with a high-class apartment house, to cost approximately $100,000. John T. Williams, of No. 27 William st, is the owner. No contracts have yet been awarded, or figures taken, but as soon as plans are approved by the building department operations will be pushed.

### Apartments, Flats and Tenements.

HUGHES AV.—Two 5-sty stores and flats, 25x80 ft., will be erected on Hughes av and 182d st at a cost of $32,000. Charles Schaefer, No. 1 Madison av, is making plans. Marie Krabo, 223d st and Hughes av, will be the owner.

BRYANT AV.—J. J. Vreeland, 2019 Jerome av, has completed plans for five 3-sty dwellings, 20x55 ft., on the east side of Bryant av, near Jennings st, for Isaac Schwartz, 155 East 4th st. Face brick and limestone, galvanized iron concrete and skylights, oak finish, tile and marble interior work, lime plaster, tin roofs, gas fixtures, cabinet mantels and plumbing. Estimated cost $45,000.

BROOK AV.—Harry T. Howell, 3d av and 149th st, has on the boards plans for three 5-sty tenements to be erected on the southeast corner Brook av and 162d st, opposite the Court House. One 37.6x91.6, 37.6x94.6 and the corner 66.4x101.3. All improvements, to cost $140,000. Samuel Williams and Adolph Scheibel, of 119 Nassau st, are the owners.

### Alterations.

79TH ST.—M. Zipkes, 147 4th av, is planning for alterations to No. 229 East 79th st for Russek & Klinger, 192 Bowery, to cost $5,000.

10TH ST.—A Goldstein, 74 University Place, will make $5,000 worth of alterations to No. 239 East 10th st. O. Reissmann, 30 1st st, architect.

113TH ST.—Antonio Snelli, 321 East 113th st, will make $6,000 worth of alterations to Nos. 320-322 East 113th st. Nathan Langer, 81 East 125th st, architect.

8TH AV.—James W. Cole, 403 East 51st st, is making plans for alterations to 908 8th av, same to cost about $5,000. Henrietta Karsch, 262 West 54th st, is owner.

39TH ST.—Bernstein & Bernstein, 24 East 23d st, are making plans for $4,000 worth of improvements to No. 146 East 39th st, owned by Jacob Goldstein, 151 East 71st st.

SUFFOLK ST.—Extensive improvements will be made to No. 17 Suffolk st, for which E. A. Meyers, 1 Union sq, is planning. Estimated cost, $7,000. Annie Froelich, 271 Grand st, owner.

28TH ST.—Alfred H. Taylor, 6 East 42d st, is now preparing plans for $15,000 worth of alterations to four buildings, Nos. 210, 212, 214 East 28th st., owned by David Keane, Pauline K. Taylor, and C. K. Phelan, all of Manhattan.

### Miscellaneous.

Messrs. Herts & Tallant, 113 East 19th st, Manhattan, have prepared preliminary sketches for a theatre building for Daniel Frohman, to be erected at Boston, Mass.

BROADWAY.—So far as could be learned the past week, no plans have yet been drawn for the new theatre which the Shuberts plan to erect on a plot 47x58 ft., at the southeast corner of Broadway and 49th st. Details will be given in later issues.

Messrs. Palmer & Hornbostel, 63 William st, Manhattan, and Empire Building, Pittsburgh, Pa., have now completed plans for the 3½-sty soldiers' memorial building, 150x150 ft., to be erected on Grant st, Pittsburgh, Pa., for Allegheny County. The cost is placed at $1,000,000. Bids will be taken by the county commissioners until Sept. 27.

### Estimates Receivable.

6TH AV.—The Board of Health will receive bids Sept. 25 for alterations and repairs to the department building, corner 55th st and 6th av, Manhattan. Thomas Darlington, M. D., is Pres.

CENTRAL PARK.—Park Board will receive bids Sept. 26 for erection and completion of an addition to the Metropolitan Museum of Art, located in Central Park, on the west side of 5th av.

45TH ST.—Figures will be taken from plans by Alfred E. Barlow, 5 West 31st st, for the 5-sty store and loft, 18.9x90.5 ft., for Joseph Keen, 47 West 45th st, to be erected at No. 49 West 45th st, to cost $25,000. One building will be demolished. Plans specify a copper, iron and brick front, steam heat, electric lights.

BROADWAY.—The A. C. & H. M. Hall Realty Co., 3078 Broadway, owners and general contractors, will soon receive sub-estimates for the 10-sty store and apartment house which they will erect on Broadway, southeast corner of 112th st, at a cost of $750,000. Messrs Neville & Bagge, 217 West 125th st, have completed the plans.

21ST ST.—Messrs. Schwartz & Gross, 35 West 21st st, have plans ready for the 12-sty store and loft structure which the Fischel Realty Co., 62 West 113th st, will erect at Nos. 48-50 West 21st st, 50x82 ft., to cost $250,000. Two buildings will be demolished. Mr. J. Fischel is president and treasurer, and H. M. Flateau, 61 Park row, vice-president and secretary. No contracts have yet been made.

AMSTERDAM AV.—Plans are now ready by McKim, Mead & White, 160 5th av, for the 4-sty law building to be known as Kent Hall, 206.6x91.6 ft., which Columbia College will erect at Amsterdam av, northwest corner 116th st, at a cost of $400,000. The structure will be fireproof, brick, stone trim exterior, copper roof and cornices, steam heating. Nicholas Murray Butler, 119 East 30th st, is president; Frederick P. Keppel, 142 East 18th st, secretary. No contracts have yet been awarded.

### Contracts Awarded.

The New York Steam Fitting Co. has obtained an additional contract, independent of the original, on the New York Custom House, for extending the heating ducts.

The Haggerty Contracting Co., 215 West 125th st, has obtained from the Board of Water Supply, 299 Broadway, Manhattan, the contract for constructing portion of the intercepting sewer at Kingston, N. Y.

HOPKINS AV.—The William L. Crow Construction Co., No. 289 4th av, has received the general contract to erect two branch library buildings at Hopkins av and Macon st, and St. Edward's st and Auburn pl, Brooklyn. R. L. Daus, 130 Fulton st, Manhattan, is the architect.

NORTH MOORE ST.—Alex Brown, Jr., 156 5th av, has received the general contract to erect the 6-sty annex to the 6-sty warehouse Nos. 59 to 63 North Moore st, for the Chesebro, Davidson, Brown Co., 64th st and 1st av, same to cost about $10,000. James J. F. Gavigan, 1123 Broadway, is architect.

The superintendent of the U. S. Capitol building and grounds has awarded contract for furnishing 46 elevator grills, 6 folding gates and 6 balcony rails, including erection of same, for the House Office building to the Hecla Iron Works, of Brooklyn, N. Y., at their bid of $14,955. These bids were opened Aug. 31.

The Manhattan Construction Co., 76 William st, Manhattan, has obtained the general contract for construction of a 6-sty hotel for the Fort Smith Hotel Co., to be known as the Sebastian, Fort Smith, Ark. This contract does not include the plumbing, heating, elevators, hardware or glass. There will be approximately 500,000 lbs of steel in the building. Herbert E. Hewitt, Arcade Building, Peoria, Ill., is architect.

### Bids Opened.

Bids were received Sept. 14, at the Bureau of Yards and Docks, Navy Dept., Washington, for furnishing 15 motor-generator sets and accessories, at the Navy Yard, Manhattan. Westinghouse Electric Co., Continental Trust Building, Baltimore, $62,995; Western Electric Co., 463 West st, New York, $84,480; General Electric Co., Schenectady, N. Y., $61,510.

Bids were received by the Department of Parks, Moses Herrman, president, for furnishing, delivering and laying c.-i. water pipe and appurtenances in the Harlem River Driveway, between 155th and 177th sts. Wm. H. Masterson, Washington av and 187th st, Manhattan, $19,777 (low bid). Other bidders were: Atlanta Contracting Co.; Thos. Crimmins Contracting Co., 444 East 69th st, New York; The Wilton Construction Co.

### Plans Wanted in Competition.

W. B. Miller, president Diamond Rubber Co., Akron, O., will erect a fine residence, to cost from $75,000 to $100,000. Plans are wanted; no architect has yet been selected. Work will go ahead in the spring of 1908.

George F. Horton, engineer, Houston, Tex., wants to receive competitive plans and specifications up to Nov. 5, for a $500,000 fireproof court house to be erected in Harris County. The following prizes will be awarded: First prize, acceptance of plans; second prize, $1,000; third prize, $500. Preliminary plans, rules and all information will be furnished on application.

—Germany and Great Britain supply the Italian demand at present for good quality bathroom furnishings, exporting stock at a price favorable to the Italian trade. A bathroom is fitted out by German or English firms in Italy for about $120, and at this price the Italian buyers get a very good outfit. Proprietors of private houses and hotels throughout the Kingdom generally place their orders with German or English houses. If American stock could be imported into Italy at thirty or sixty days, or even longer time for payment, this class of trade could be grappled with and should bring results if attacked in the correct way. The American manufacturer bent on this line of effort must be able to fit out a standard American bathroom in Italy, of good appearance and, above all, of good quality, below $120 before thinking of introducing his goods into Italy. The English are doing it through resident Italian representatives.

# BUILDING NOTES

An electrical show is to be held in Madison Square Garden from September 30th to October 9th.

An artificial ice plant is on exhibition at the show room of the Metropolitan Engineering Co., 124 West 42d st.

President Haffen, of the Bronx, is about to open bids for $1,000,000 worth of contracts for street repairing in the Bronx.

A fine collection of architectural drawings and photographs, giving details of famous buildings, arches and statuary, can be purchased. See Wants and Offers.

Bridge Commissioner Stevenson predicts that the opening of the new Blackwell's Island Bridge will take place by September, 1908. He states that work is progressing faster than usual.

The steel work on the Metropolitan Tower is now going through the eleventh story. On the 24th st side, the northeast corner, some of the stones in the granite base course above the sidewalk level are now in place.

It has been demonstrated by Prof. Norton, of the Massachusetts Institute of Technology, that a coating of liquid Portland cement held on the surface of steel will effectually preserve the steel for an indefinite period.

The Standard Concrete Steel Co. is now delivering iron on the new packing house for Messrs. Conron Bros., to be erected at Brook av., near Grove st., Bronx, which contract was secured only a few days ago, to be erected in its system M.

With the close of August, for one year, "looking backward," the net installation gains of the New York Edison Co. again exceeded a million sixteen-candle equivalents. This figure, of course, includes all services, motors, as well as lamps—the former now aggregating 155,795 horse-power.

The August issue of the General Electric Company contains an important article on "Gyroscopic Forces," and other articles of a more practical nature to electrical engineers and contractors, as "The Manufacture of a Large Direct Current Generator," by E. B. Raymond, and in other particulars it is an extremely good number.

Work on the first skyscraper for West 14th st, southwest corner 5th av, now building by the Van Schaick Realty Co., is showing advancement, the steel work being up about three stories. Milliken Bros. have the steel work and the Hedden Construction Co. is the general contractor. The site and building is estimated to cost about $1,800,000. Buchman & Fox are the architects.

The well-known house of Riker, the chemists, will open the largest drug store in the world on the first of October next. The feature of this remarkable store is the immense soda fountain built entirely of marble and onyx, with silver mountings. This fountain is of such unusual beauty and dimensions that it cannot fail to attract all who are interested in the possibilities of the rare stones employed. The fountain is the production of A. H. & F. H. Lippincott, of Philadelphia and New York, under the management of Mr. John H. Fredericks.

A petition in bankruptcy having been filed against the John V. Signell Company, builders, the total liabilities are said to be more than $2,000,000, and the nominal assets in excess of this amount. It is understood that the five buildings occupying the land between Broadway, 143d to 144th sts and Hamilton pl, which are unfinished, belong to the company, and also another large building at Claremont av and 127th st which is completed and rents for about $2,000 a month. Judge Hough, of the United States District Court, appointed Lawrence B. Cohen receiver.

The Porter Screen Mfg. Co.'s New York office, 36 East 23d st, managed by Mr. MacCormack, reports a very satisfactory screen business for the year just closing. Their new Rustless Bronze Wire, Invisible Spring, Sliding Screen, for either outside or inside windows, in cabinet wood finish, steel or solid bronze metal frame, has proven a great success. They are the sole agents in this vicinity for the Watson All-Metal Screen, and are making elaborate preparations for the coming year, to be able to give prompt and efficient attention to requests for estimates for screening entire house openings, also porches.

The Reliance Ball Bearing Door Hanger Co., 1 Madison av., has just secured the largest single order for elevator door hangers ever given out. This order is for hangers for the Hudson Terminal Buildings. Among recent orders also secured by this firm are the following: World Building Addition, Apthorpe Apartments; 61st st. and Park av. Building, 10-12 Maiden Lane Building, Robt. T. Lyons Apartment House, 97th st. and Riverside Drive; Mills Hotel, No. 3, 36th st. and 7th av.; Kennilworth Apartments, Central Park West and 75th st.; the Darlington Store, Brooklyn; Metropolitan Club, Washington, D. C.; U. S. Post-office Building, Laredo, Texas; Presbyterian Hospital, Allegheny, Pa.; Portland Commercial Club, Portland, Ore.; Hudson Building, Detroit, Mich.

The differences existing between the Pittsburgh controller and the commissioners over the wording of the contract with Palmer & Hornbostel, of New York, for the erection of the soldiers' memorial hall were satisfactorily adjusted yesterday. The controller paid to the firm $30,000, representing about 60 per cent. of the fee for the preparation of plans and specifications and supervising the erection of the building. The controller objected to the payment of 10 per cent. to the architects for all inside furnishings, and as a result of this the contract was not signed until yesterday. It was agreed that the architects should receive 10 per cent. for all furnishings specially designed, and 5 per cent. for all furnishings selected by them. Their fee in this respect depends upon whether they are consulted.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Bayard st, Nos 78-84, 6-sty brk and stone store and tenement, 84x37; cost, $45,000; A Sbabero, 128 Franklin st; ar't, Peter M Coco, 114 E 23d st.—658.

Broome st, n e cor Lewis st, 6-sty brk and stone stores and tenement, 25x67.6; cost, $25,000; Samuel Golding, 230 Grand st; ar't, Samuel Sass, 23 Park row.—677.

Clarke st, No 25, 1-sty brk and stone outhouse, 6.6x6.2; cost, $500; Wm R Johnson, 94 Johnson st, Brooklyn; ar't, C H Dietrich, 42 Union sq.—662.

Columbia st, No 55, 1-sty brk and stone outhouse, 6.10x23.4; cost, $1,000; C W Hunter, 401 Grand st; ar't, O Reissmann, 30 1st st.—676.

Goerck st, Nos 145-147, 6-sty brk and stone store and tenement; cost, $50,000; Levine & Atlas, 77 Market st; ar't, Chas M Straub, 122 Bowery.—674.

Pike st, n w cor Henry st, 6-sty brk and stone stores and tenement; size, ——; cost, $80,000; Julius Tishman, 13 W 88th st; ar't, Ed A Meyers, 1 Union sq.—668.

2d st, No 225 E, 1-sty brk and stone outhouse, 13.8x10; cost, $1,000; Mrs Elizabeth Eckhardt, 271 Keap st, Brooklyn; ar't, Henry Regelmann, 133 7th st.—675.

7th av, Nos 27-35, 1-sty brk and stone office and transfer building, 31x100; cost, $10,000; Adams Express Co, 59 Broadway; ar't, Geo K Hooper, 11 Broadway.—666.

### BETWEEN 14TH AND 59TH STREETS.

21st st, Nos 48-50 West, 12-sty brk and stone store and loft building, 50x82, slag or plastic slate roof; cost, $250,000; Fischel Realty Co, 62 W 113th st; ar'ts, Schwartz & Gross, 35 W 21st st.—660.

45th st, No 49 West, 5-sty brk and stone store and loft building, 18.9x90.5; cost, $25,000; Joseph Keen, 47 W 45th st; ar't, Alfred E Barlow, 5 W 31st st.—664.

3d av, Nos 474-476, 6-sty brk and stone stores and tenement, 49x86.3; cost, $90,000; Kramer & Rockmore, 35 Nassau st; ar't, Geo Fred Pelham, 503 5th av.—659.

3d av, No 334, 5-sty brk and stone tenement, 21x72, tar and gravel roof; cost, $25,000; Wm Bradley, 329 W 68th st; ar'ts, Radcliffe & Kelley, 3 W 29th st.—661.

### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

108th st, s s, 350 e 1st av, 1-sty stone brk and concrete market and stable, 25x100; cost, $3,000; Rodger Bunke, 410 E 141st st; ar't, Louis Falk, 2785 3d av.—673.

1st av, w s, 50.10 n 114th st, 6-sty brk and stone tenement, 50x87; cost, $75,000; B Pernetti, 309 E 116th st; ar't, L F J Weiher, 103 E 125th st.—667.

### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

60th st, railroad yard, N Y C & H R R R Co, 400 w West End av, 1-sty brk and concrete shop, 42x62, tar and slag roof; cost, $10,000; N Y C & H R R R Co, Park av and 42d st; ar't, D R Collin, 335 Madison av.—665.

Amsterdam av, n w cor 116th st, 4-sty and attic brk and stone law building, 206.6x91.6, copper roof; cost, $400,000; Columbia College of the City of N Y, 116th st and Amsterdam av; ar'ts, McKim, Mead & White, 160 5th av.—672.

Broadway, s e cor 112th st, 10-sty brk and stone store and apartment house, slag roof; cost, $750,000; A C & H M Hall Realty Co, 3078 Broadway; ar'ts, Neville & Bagge, 217 West 125th st.—671.

Broadway, w s, 90.11 n 122d st, 6-sty brk and stone apartment house, 130.11x87; cost, $175,000; Times Realty Co, 601 W 136th st; ar'ts, Neville & Bagge, 217 W 125th st.—669.

### NORTH OF 125TH STREET.

144th st, n s, 450 e Lenox av, 2 and 3-sty brk and stone stable, 100x99.11; cost, $50,000; Jos A Pucci, 338 E 109th st; ar'ts, Neville & Bagge, 217 W 125th st.—670.

Northern av, w s, 510.7 n 181st st, 4-sty brk and stone residence; 50x67.2, tin and glass roof; cost, $120,000; Dr Chas V Paterno, 620 W 116th st; ar't, John C Watson, 217 W 125th st.—663.

## BOROUGH OF THE BRONX.

Business pl, e s, 50 n Pelham road, 2-sty frame dwelling, 21x48 and 58; cost, $4,500; S J Loughman, Westchester; ar't, William Kenny, 2600 Decatur av.—894.

Victor st, s e cor Morris Park av, 1-sty frame office, 12x20; cost, $250; Van Winkle & Scott, Morris Park av; ar't, Timothy J Kelly, Morris Park av.—905.

Van Buren st, w s, 100 s Van Nest st, front, 2-sty frame dwelling, 22x37; cost, $4,000; Antonio D'Andre, Garfield st Van Nest; ar't,, Henry Nordheim, Boston road and Tremont av.—910.

Van Buren st, w s, 100 s Van Nest av, rear, 2-sty frame dwelling, 19x36; cost, $4,000; Antonio D'Andre, Garfield st; ar't, Henry Nordheim, Boston road and Tremont av.—911.

189th st, n w cor Belmont av, four 2-sty frame stores and dwellings, three 21.10x13.6 and one 22x13.6; total cost, $8,000; Belmont Realty Co, 212 Broadway; ar't, Chas S Clark, 709 Tremont av.—907.

189th st, n s, from Cambreling to Beaumont avs, seven 2-sty frame stores and dwellings, six 21.4x36, and one 21.6x36; total cost, $28,000; Belmont Realty Co, 212 Broadway; ar't, Chas S Clark, 709 Tremont av.—904.

Amundsen av, w s, 250 s Randall av, 2-sty frame dwelling, 21x48; cost, $5,000; Edw Johnson, 464 E 135th st; ar't, Henry Nordheim, Boston road and Tremont av.—909.

Arthur av, e s, 104.5¼ n 180th st, 2-sty brk factory, 40x80; cost, $12,000; Walter Arenstein, 570 Broadway; ar'ts, Sommerfeld & Steckler, 19 Union sq.—893.

Byron av, e s, 151.7 s 236th st, 2-sty and attic frame dwelling, peak shingle roof, 21x50; cost, $6,500; Arthur E Forest, 167 Morningside av; ar't, Louis C Maurer, 22 E 21st st.—895.

Bainbridge av, w s, 100 s 201st st, 1½-sty frame stable, 22x16; cost, $250; C McCormack, on premises, ow'r and ar't.—896.

Brook av, w s, 75 n 163d st, 1-sty brk store, 32x77.8 and 80.4; cost, $5,000; Geo N Reinhardt, 1243 Franklin av; ar't, Michael J Garvin, 3307 3d av.—908.

College av, n w cor 165th st, two 3-sty and one 4-sty brk tenements, two 20.3x56.6, one 22x76.3; total cost, $54,000; Jos Reiss, 1029 College av; ar'ts, Goldner & Goldberg, Jackson and Westchester avs.—900.

Castle Hill av, w s, 450 s Green lane, 1-sty frame dwelling, 21x30; cost, $2,500; Michael Lagona, 405 E 12th st; ar't, B Ebeling, West Farms road.—902.

Edwards av, w s, 200 s Marion av, 1-sty frame shop, 22x14.6; cost, $250; Elsworth Doty, on premises; ar't, Wm Koppe, Waterbury av.—897.

Hunt av, w s, 100 n Sagamore st, 2-sty frame dwelling, 24.6x36; cost, $4,000; J Conti, 88 Hunt av; ar't, H G Steinmetz, Bronx st and Tremont av.—899.

Hull av, n w cor 207th st, 3-sty brk dwelling, 23x42; cost, $10,000; Riley & Loughney, 3280 Perry av; ar't, Chas S Clark, 709 Tremont av.—906.

Nelson av, e s, 435 n 175th st, 1-sty frame office, 9x12; cost, $75; Eugene Stratton, 199th st and Briggs av; ar't, J J Vreeland, 2019 Jerome av.—898.

Verio av, w s, 171.8 n 233d st, 1-sty frame and glass storage and greenhouse, 11x141; cost, $600; Mrs Peter Roemer, on premises; ar'ts, Ebbinghaus & Irving, 632 Gun Hill road.—903.

Verio av, w s, 146.8 n 233d st, 1½-sty frame stable 15x24, 1½-sty frame sheds 14x106.6; total cost, $1,200; Mrs Peter Roemer, on premises; ar'ts, Ebbinghaus & Irving, 632 Gun Hill road.—901.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Attorney st, No 172, partitions, windows, walls to 5-sty brk and stone store and tenement; cost, $2,000; Isidore Friedman, 132 Nassau st, care of Jacobs & Livingstone; ar't, Erwin Rossbach, 1947 Broadway.—2500.

Bedford st, No 17, partitions, windows, toilets, to 4-sty brk and stone tenement; cost, $500; Raphael Cupoli, 223-233 Bleecker st; ar't, F E Ryall, 23 Park row.—2484.

Baxter st, No 16, toilets, windows, partitions, to two 5-sty brk and stone tenements; cost, $3,000; F F Fallon, 16 Baxter st; ar't, O Reissmann, 30 1st st.—2524.

Clinton st, No 125, partitions, to 5-sty brk and stone tenement; cost, $150; J Kraus, 125 Clinton st; ar't, O Reissmann, 30 1st st.—2525.

Canal st, Nos 261 and 267, alter tanks to 6-sty brk factory; cost, $490; Eugene Higgins, 1 Madison av; ar'ts and b'rs, The Rusling Co, 26 Cortlandt st.—2503.

Christopher st, No 87, shaft, toilets, sinks, partitions, windows, to 6-sty brk and stone tenement; cost, $5,000; Rocco M Marasco, 57 East Houston st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2470.

Centre st | the block, partitions, cut openings, to 4-sty brk and
White st | store courthouse; cost, $25,000; City of New York,
Franklin st | City Hall; ar't, John H Duncan, 208 5th av.—2527.
Lafayette st|

Lexington av, n e cor 121st st, windows, piers, to 5-sty brk and stone tenement; cost, $200; Sanford Realty Co, 11 W 34th st; ar't, Henry J Feiser, 150 Nassau st.—2528.

Houston st E, No 334, piers, partitions, skylights, doors, windows, to 5-sty brk and stone tenement; cost, $6,500; Maurice Kann, 329 East Houston st; ar't, Henry J Feiser, 150 Nassau st.—2529.

Houston st E, No 223, toilets, windows, partitions, to two 4 and 5-sty brk and stone tenements; cost, $3,000; H F Schilling, 225 East Houston st; ar't, O Reissmann, 30 1st st.—2532.

Houston st, No 323 East, windows, to 5-sty brk and stone tenement; cost, $300; R Weiss, on premises; ar't, O Reissmann, 30 1st st.—2471.

Henry st, No 294, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $2,500; A Halprin, 18 W 114th st; ar't, O Reissmann, 30 1st st.—2523.

Ludlow st, No 54, partitions, windows, stairs to 4-sty brk and stone store and tenement; cost, $1,000; N Greenberg, 359 Grand st; ar't, H Horenburger, 122 Bowery.—2506.

Mott st, No 21, partitions, to 5-sty brk and stone tenement; cost, $200; Robert Cohen, 247 E 68th st; ar't, Wm S Boyd, 561 Hudson st.—2505.

North Moore st, Nos 59-63, 6-sty brk and stone side extension, 25x83 and 87.6, to 6-sty brk and stone warehouse; cost, $10,000; D P Chesebro, A E Davidson, Annie Brown, 64th st and 1st av; ar't, James J F Gavigan, 1123 Broadway.—2520.

Pearl st, No 552, tank, to 5-sty brk and stone store; cost, $2,200; Tefft Weller Co, 328 Broadway; ar't and b'r, The Rusling Co, 26 Cortlandt st.—2530.

Stanton st, No 80, show windows, to 5-sty brk and stone tenement; cost, $800; L & S Wiltchik, 178 Suffolk st; ar't, O Reissmann, 30 1st st.—2521.

St Marks pl, No 77, partitions to 4-sty brk and stone tenement; cost, $300; S Weinstock & G Brown, 643 Broadway; ar't, O Reissmann, 30 1st st.—2494.

Thompson st, s e cor Houston st, partition, toilets, windows, to 5-sty brk and stone tenement and store; cost, $6,000; estate F L Von Osten, Yorkville Bank Bldg; ar't, Fred Ebeling, 420 E 9th st.—2497.

University pl, s w cor 14th st, show windows, to 6-sty brk and stone store and loft building; cost, $3,000; J L Post, 36 E 14th st; ar't, David M Ach, 1 Madison av.—2474.

Water st, Nos 402-406, stairs, walls, to three 4-sty brk and stone loft buildings; cost, $2,000; M A Rofrano, 34 Roosevelt st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2480.

Worth st, No 104, skylights, to 5-sty brk and stone loft building; cost, $300; L Spencer, 38 E 70th st; ar't, Richard Simmonds, 52 Gansevoort st; c'r, I C Hoes Horis, 52 Gansevoort st.—2507.

Washington st, No 28, toilets, partitions, to 2, 3 and 5-sty brk and stone tenement; cost, $3,000; Patrick Kerwen, 49 Greenwich st; ar't, C H Dietrich, 42 Union sq.—2485.

2d st, No 160 E, toilets, partitions, windows, sinks to two 4-sty brk and stone tenement; cost, $2,500; Egerton L Winthrop, 242 East Houston st; ar't, Henry Regelmann, 133 7th st.—2516.

4th st, Nos 190 and 192 E | 1-sty brk and stone rear extension, 10
Av A, No 56 | x12, partitions, windows, to 2, 3 and 4-sty brk and stone tenements; cost, $2,000; Henry Agne, 56 Av A; ar't, Henry Regelmann, 133 7th st.—2493.

6th st, No 505 E, toilets, partitions, windows to 5-sty brk and stone tenement; cost, $2,500; J Roth, 233 6th st; ar't, O Reissmann, 30 1st st.—2495.

6th st, No 754 E, toilets, partitions, to 5-sty brk and stone store and tenement; cost, $800; H W Berg, 245 E 7th st; ar't, Wm Kurtzer, Spring st and Bowery.—2487.

8th st, No 373 E, toilets, partitions, windows, sinks to 5-sty brk and stone tenement; cost, $1,000; Margaret Elliott, Purchase st, White Plains, N Y; ar't, Henry Regelmann, 133 7th st.—2514.

9th st, No 340 E, 5-sty brk and stone rear extensions, 13x4.6, partitions, fire escapes to 5-sty brk and stone tenement; cost, $2,000; John Becker, 55 E 123d st; ar't, Henry Regelmann, 133 7th st.—2515.

10th st, No 87 E, partitions, show windows, alter stairs to 3-sty brk and stone store and office; cost, $1,000; Mrs S Pfaffle, 150 Waverly pl; ar't, Chas H Richter, 68 Broad st.—2509.

12th st, No 346 E, 1-sty brk and stone rear extension, 21.4x15, toilets, columns to 4-sty brk and stone store and tenement; cost, $3,000; M Campis, 346 E 12th st; ar'ts, Briganti & Steeneken, 205 E 17th st.—2499.

12th st, No 409 E, partitions, windows, toilets, to two 4-sty brk and stone tenement; cost, $2,500; Mrs Mary E Daly, 200 E 14th st; ar't, Henry Regelmann, 133 7th st.—2491.

17th st, No 506 E, toilets, partitions, windows, sinks to 5-sty brk and stone tenement; cost, $1,000; Thomas Krekeler, 83 Somers st, Brooklyn; ar't, Chas H Richter, 68 Broad st.—2510.

19th st, Nos 22-28 West, toilets, doors, windows, to 11-sty brk and stone loft building; cost, $500; Jacob Cohen, on premises; ar't, Edward A Meyers, 1 Union sq.—2513.

24th st, Nos 46 to 54 W | 12-sty and 6-sty brk and stone rear ex-
23d st, Nos 71-81 W | tension, 89x98.9, to 5-sty brk and stone Masonic Fraternity; cost, $800,000; trustees Masonic Hall and Asylum Fund, 23d st and 6th av; ar't, H P Knowles, 1 Madison av.—2518.

27th st, No 206 West, windows, partitions, to 4-sty brk and stone tenement; cost, $150; George Foster, 242 W 132d st; ar't, John Stewart, 27 W 33d st.—2517.

29th st, Nos 232-238 West, alter roof to 1-sty brk storage for wagons; cost, $1,500; Geo C Flint Co, 43 W 23d st; ar't, Geo Hess, 43 W 23d st.—2476.

30th st, Nos 1 and 3 E, store fronts, to two 3-sty brk and stone stores and dwellings; cost $1,600; A Weingarten, 34 W 35th st; ar't, B W Levitan, 20 W 31st st.—2526.

34th st, Nos 265 and 267 W, partitions, new steps, doors, to two 3-sty brk and stone clubhouse; cost, $2,000; Ehrhardt Bros, 267 W 34th st; ar'ts, Werner & Windolph, 27 W 33d st.—2496.

35th st, No 41 West, 1-sty brk and stone front extension, 11x6, piers, to 4-sty brk and stone store and dwelling; cost, $620; Messinger estate, care Johnson & Johnson, 489 5th av; ar't, A B Grantham, 123 E 74th st.—2475.

35th st, No 224 East, partitions, windows, toilets, to 4-sty brk and stone tenement; cost, $2,500; John L Keating, 236 E 35th st; ar't, Geo F Spelman, 54 Lenox av.—2531.

36th st, Nos 74-76 West, 2-sty brk and stone front extension, 18.9 x5, vent shaft, toilets, stairs, skylights, partitions, to 2-sty brk and stone stores; cost, $4,000; Wm T Atkinson, Roseville, N J; ar't, John E Kerby, 481 5th av.—2467.

36th st, s s, 118.9 e 6th av, 2-sty brk and stone front extension, 18.9x5, toilets, partitions, to 4-sty brk and stone store and dwelling; cost, $5,000; Wm T Atkinson, Roseville, N J; ar't, John E Kerby, 481 5th av.—2468.

36th st, No 517 West, 1-sty brk and stone front extension, 25x67, stairs, toilets, to 3-sty brk and stone storage building; cost, $5,000; The Chelsea Auto Storage Co, 520 W 37th st; ar't, Geo H Anderson, 156 5th av.—2519.

42d st, No 204 West, partitions, windows, to 4-sty brk and stone loft building; cost, $1,200; Mary Reardon, on premises; ar't, Architectural Engrg Co, 213 W 125th st.—2469.

44th st, No 339 West, toilets, windows, partitions, to 5-sty brk and stone store and tenement; cost, $5,000; Gustave A Detroy, 339 W 44th st; ar't, Fred Ebeling, 420 E 9th st.—2534.

45th st, No 133 West, 1-sty brk and stone rear extension, 20x39.5, partitions, to 3-sty brk and stone club house; cost, $6,000; Actors Society of America, 114 W 40th st; ar't, Chas H Richter, 68 Broad st.—2483.

46th st, No 221 East, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $1,500; A J Bloomberg, 54 Liberty st; ar't, O Reissmann, 30 1st st.—2522.

54th st, No 80 E, partitions, skylights, windows to 4-sty brk and stone store and tenement; cost, $700; Estate Robert Goelet, 9 W 17th st; ar't, Albert M Gray, 1402 Broadway.—2489.

76th st, No 367 East, partitions, toilets, windows, to 4-sty brk and stone tenement; cost, $1,200; G W Short, 159 W 125th st; ar't, Frank H Hines, 104 W 124th st.—2472.

112th st, No 258 East, toilets, partitions, to 5-sty brk and stone stores and tenement; cost, $150; Josephine Schmid, 807 5th av; ar't, Jas W Cole, 403 W 51st st.—2508.

125th st, Nos 278-280 West, partitions, windows, show windows, to two 5-sty brk and stone office and store buildings; cost, $5,000; Merchants Realty & Impt Co, 44 W 18th st; ar'ts, B W Berger & Son, 121 Bible House.—2481.

128th st, No 70 West, toilets, show windows, store fronts, to two 5-sty brk and stone stores and tenements; cost, $500; John F Sasse, 70 W 128th st; ar't, Louis Falk, 2785 3d av.—2504.

145th st, No 272 West, 1-sty brk and stone rear extension, 20x20, toilets, partitions, to 1-sty brk and stone store; cost, $1,300; Henry Morcanthal, 272 W 145th st; ar't, J C Cocker, 103 E 125th st.—2511.

155th st, n s, 325 w Broadway, cut doors, windows to 4-sty brk and stone museum; cost, $500; The American Numismatic and Archaeological Society, 155th st, west of Broadway; ar't, Chas P Huntington, 18 W 31st st.—2498.

Av A, No 53, toilets, partitions, windows, skylights, to two 4-sty brk and stone tenements and stores; cost, $1,000; Louis Rauch, 9 W 103d st; ar't, Chas Stegmayer, 168 E 91st st.—2478.

Av A, s w cor 15th st, partitions to 5-sty brk and stone tenement; cost, $100; estate of John Riegelmann, 72 Av B; ar't, Henry Regelmann, 133 7th st.—2492.

Av C, n w cor 17th st, windows, partitions, toilets, to 5-sty brk and stone tenement; cost, $1,000; estate of Amelia Lamm, on premises; ar't, Henry Regelmann, 133 7th st.—2490.

Madison av, s w cor 116th st, 1-sty brk and stone rear extension, 26x4, partitions, show windows, skylights, to 5-sty brk and stone tenement; cost, $8,000; Louis Vogel, 127th st, s w cor 3d av; ar't, Oscar Lowinson, 18-20 E 42d st.—2479.

Greenwich av, Nos 106-108, toilets, partitions, to 4-sty brk and stone tenement; cost, $200; Frederick Kunbel, 66 Perry st; ar't, Wm S Boyd, 561 Hudson st.—2473.

1st av, No 129, partitions, windows to 5-sty brk and stone store and tenement; cost, $2,500; Henry J Wirth, 150 Delancey st; ar't, Herman Horenburger, 122 Bowery.—2502.

2d av, No 410, partitions, toilets, to two 3 and 4-sty front and rear tenements; cost, $800; Egbert estate, 56 Townsend av, Clifton, S I; ar't, Henry G Otto, 25 Jackson st, Tompkinsville, S I.—2465.

4th av, n e cor 124th st, partitions, skylights, to 3-sty brk and stone hotel and store; cost, $350; James Everard, on premises; ar't, Thomas Graham, 23 Villa av, Yonkers, N Y.—2512.

5th av, No 801, 4-sty brk and stone rear extension, 11.6x12, partitions, to 5-sty brk and stone dwelling; cost, $4,000; A C Bostwick, 801 5th av; ar't, G K Thompson, 66 Broadway.—2477.

6th av, Nos 189-191, show windows, to 5-sty brk and stone store; cost, $2,000; Rhinelander Real Estate Co, 31 Nassau st; ar't, Chas E Reid, 105 E 14th st.—2466.

7th av, n w cor 18th st, toilets, partitions, windows to 4-sty brk and stone tenement; cost, $1,200; Edward Holton, on premises; ar't, B W Berger & Son, Bible House.—2486.

7th av, No 2299, partitions, toilets, show windows to 5-sty brk and stone store and tenement; cost, $6,000; Norwood Holding Co, 774 9th av; ar't, J C Cocker, 103 E 125th st.—2488.

8th av, n e cor 123d st, show windows, to 5-sty brk and stone store and tenement; cost, $1,000; Peter Doelger, 407 E 55th st; ar't, Chas Stegmayer, 168 E 91st st.—2533.

9th av, n e cor 49th st, stairs, alter store fronts, to 4-sty brk and stone tenement; cost, $1,200; estate George Mundorf, 11 Franklin st, Englewood, N J; ar'ts, B W Berger & Son, 121 Bible House.—2482.

11th av, No 656, 1-sty brk and stone rear extension, 5.7x11.9, partitions, toilets, skylights, windows to 4-sty brk and stone store and tenement; cost, $2,200; Herman Brown, on premises; ar't, Erwin Rossbach, 1947 Broadway.—2501.

**BOROUGH OF THE BRONX.**

Garden pl, No 433, 1-sty frame extension, 23x16.6, to 2-sty frame store and dwelling; cost, $250; Jos Santilia, on premises; ar't, L Howard, 1861 Carter av.—483.

142d st, No 343, new bay windows, to 3-sty frame store and dwelling; cost, $360; Michl J Sullivan, 148th st and 3d av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—485.

161st st, n s, 153.8 w Melrose av, new show window, to 2-sty frame store and dwelling; cost, $200; Louis Reiss, 375 E 161st st; ar't, Gustav Schwarz, 302 E 158th st.—486.

182d st, n s, 100 w 3d av, 1-sty frame extension, 23x13, to 1-sty and attic frame dwelling; cost, $350; Angelo De Benedetti, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—488.

219th st, s s, 100 e Willett av, 2-sty frame extension, 27x8, to 2½-sty frame dwelling; cost, $300; Mrs Belle Crump, on premises; ar't, Wm R Crump, 147 Olinville av.—484.

222d st, s s, 205 w Barnes av, move 2-sty and attic frame dwelling; cost, $1,500; Catherine Cash, 221st st and White Plains av; ar't, John Davidson, 227th st and 2d av.—489.

Bronx Boulevard, e s, 228 n 224th st, 2-sty frame extension, 22x16, to 2-sty frame dwelling; cost, $2,000; John Davidson, 227th st and 2d av, ow'r and ar't.—490.

McLean av, s w cor Webster av, new partitions, &c, to 3-sty frame store and dwelling; cost, $200; Tom Crukella, on premises; ar't, J Melville Lawrence, 239th st and White Plains road.—482.

Maclay av, e s, 189 s Overing st, move 2½-sty frame shop; cost, $250; Bronx Mortgage Co, 348 E 177th st; ar't, J J Vreeland, 2019 Jerome av.—481.

Park av, w s, 57 n 174th st, 2-sty frame extension, 20x13, to 2-sty frame dwelling; cost, $2,000; Leo Hutter, 331 W 50th st; ar't, Wm F Lennon, 4053 Park av.—480.

Willis av, No 362, new partitions, to 3-sty brk dwelling and offices; cost, $50; Emil Hermann, on premises; ar't, Louis Falk, 2785 3d av.—487.

# Construction News Reports

## From the Surrounding Country

### Kings County.

HAVEMEYER ST.—Segal & Miller, 279 East 17th st, will erect a 6-sty store and flat, 59x90 ft., on the southwest corner of Havemeyer and South 2d sts, to cost $59,000. Chas. M. Straub, 122 Bowery, is the architect.

SOUTH 1ST ST.—Samuel Sass, 23 Park row, is planning for five 6-sty stores and tenements, for 28 families, to be erected on South 1st st, south side, 75 ft. west of Marcy av, same to cost $200,000. P. Leizerkowitz, 935 Myrtle av, is owner.

81ST ST.—On 81st st, south side, 100 w 17th av, the Schaffner Const. Co., World Bldg., Manhattan, will erect six 2-sty brk dwellings, 20x50, gravel roof, 2 families; total cost, $30,000; Geo. W. Kenny, 350 Fulton st, Brooklyn, is architect.

HENDRIX ST.—David Hyman, 550 Schenck av, will build on Hendrix st, s e cor Dumont av, a 4-sty brk shop, 100x190, gravel roof; cost, $60,000. S. Millman & Son, 1782 Pitkin av, are planning.

DEAN ST.—On Dean st, s s, 200 e Rockaway av, a 4-sty brk store and dwelling, 25x93.10, will be erected to cost $23,000; Max Brinberg, 1551 Eastern Parkway; ar'ts, S. Millman & Son, 1782 Pitkin av.

JEFFERSON AV.—Hyman Epstein, 618 Marcy av, will erect on Jefferson av, n s, 100 e Howard av, fourteen 4-sty brk tenements, 26.6x87.4, 8 families each; total cost, $378,000; ar't, Samuel Sass, 23 Park row.

CATON AV.—Benj. F. Hudson, 2 Ocean Parkway, is preparing plans for five 2-sty dwellings on Caton av, s s, 100 w East 5th st, 20x45, gravel roof, 2 families each; total cost, $20,000; Sherlock & Collins, 563 East 7th st, owners.

3D AV.—On 3d av, w s, 50 n 10th st, a 4-sty store and tenement, 50x86, 22 families, will be erected to cost $25,000; Staft Const. Co., 169 Prospect Park West; ar't, Chas. Infanger, 2634 Atlantic av.

89TH ST.—Cresco Realty Co, 89th st and 3d av, will erect twenty-two 2-sty dwellings on 89th st, n s, 120 e 2d av, 20x55, two families each; total cost, $120,000. C. Schubert, 13th av and 86th st, is architect.

FENNIMORE ST.—Five 2-sty brk dwellings, 20x48, one family each; total cost, $28,000, will be erected in Fennimore st, north side, 1,051 feet west of Rogers av. Henry Terboss, 26 Court st, owner; Benj. Driesler, 13 Willoughby st, architect.

PARK SIDE.—Estimates are being taken by Himer, Stolp & Co., 2501 Clarendon road, for the new flat house which they will build at the southwest corner of Park Side and Ocean avs, from plans by A. R. Koch, 26 Court st. Approximate cost $70,000.

FLUSHING AV.—Contracts have not been let yet for roofing, plumbing and fixtures, trim and mantels, hardware, gas fixtures, dumb waiters, plastering, painting, etc., for the new flat on the north side of Flushing av, 302 ft. west of Bedford av, by the Edgar Improvement Co., 12 Court st. R. T. Rasmussen, 30 Graham av, is architect.

### Queens County.

LONG ISLAND CITY.—The New York & Queens County Ry. Co., F. L. Fuller, vice-pres. and gen'l mgr., 9 Borden av, contemplates the erection of repair shops and storage yards here.

ARVERNE.—Wm. F. Kemple, 112 W. 42d st, Manhattan, is preparing plans and will receive bids about Sept. 23 for a 1-sty store and apartment building, 73x102 ft., at Arverne, L. I., for Mr. Chubbenck. Estimated cost, $10,000.

BABYLON.—The Babylon Ry. Co., has been granted a 100-year franchise to build and operate an electric railroad on Railroad av. A. P. Dodge, pres., 261 West 139th st, New York city.

SOUTHAMPTON.—G. Warrington Curtis will erect a stable here, at a cost of about $35,000.

FLUSHING.—The New York & Queens County Ry. Co. announces that it has plans ready for putting up car barns and repair shops on land recently bought, fronting Jackson av. The cost of the proposed improvements will be about $250,000. F. L. Fuller, Long Island City, is Gen. Mgr.

### Westchester County.

NEW ROCHELLE.—William McGonigal Co., 6 Brookdale pl., Mt. Vernon, N. Y., have obtained the steam heating and ventilating contract for the North Avenue Presbyterian Church, New Rochelle.

YONKERS.—Ground was recently broken for the new city hall to be erected in Washington Park, Yonkers, N. Y. The cost will be about $350,000 and the style the French Renaissance. The building will have a frontage of 174 ft. and a deptn of 102 ft. The ground floor will be constructed of Mile Square granite, while face brick and terra cotta will be employed on the other floors. The building will be in the form of a letter H. Edwin A. Quick & Son are the architects.

NEW ROCHELLE.—Albert E. Davis, 494 E. 138th st, Manhattan, is preparing plans for remodeling a dwelling, 35x39 ft., at Coligni and Clinton avs., New Rochelle, N. Y., for Joseph Oktavec, on premises.

HASTINGS-ON-HUDSON.—H. Nordheim, Boston road and Tremont av, Bronx, is preparing plans for a 2½-sty dwelling, 24x38 ft., at Hastings-on-Hudson, N. Y., for John Horner, 1809 Park av.

YONKERS.—Louis Falk, 2795 3d av, Manhattan, has completed plans for a 2-sty dwelling, 20x45 ft., on the east side of Alexander av, near Scott st, Yonkers, N. Y., for Mons Johnson, Alexander av, Yonkers.

RYE.—The village, through its Board of Trustees, will construct three steel and concrete bridges. Plans and specifications and further information may be obtained from Chas. S. Towle, Village Engr., 5 East 42d st, Manhattan.

MT. KISCO.—I. M. De Varona, Chief Engineer of the Department of Water Supply, Gas and Electricity, of New York City, has consulted with President Turner, of the village of Mt. Kisco, and as a result the plans prepared by the department for the termination of the pollution of the sources of the city's water supply in that part of the Croton watershed were approved by Mr. Turner and the other officials who were present with him. Mr. De Varona expects the plans when completed to serve as a safeguard for that part of the water supply for at least 20 years. They include the building of a disposal system, of the type that has been adopted with success here and abroad in somewhat similar circumstances. Work will probably be begun on the execution of the new plans within a month.

### New York State.

ALBANY.—Stewart, Kerbaugh & Shanley Co., New York city, have obtained the contract for the new Kingston-Ulster Landing road at $48,797, and Robertson & Gerhart, Schenectady, N. Y., have the contract to improve the Schenectady-Albany road, at $50,790.

GENEVA.—Plans have been selected for a new city hall, three stories. The committee consists of Aldermen Fairfax, Johnson, O'Malley, Dr. W. H. Jordan, Very Rev. W. A. McDonald, Waldo Hutchins and Mayor Rose.

SCHENECTADY.—Louis Faust will erect four houses on Cleveland av to cost $2,000 each. W. D. Scrafford will erect a house on 12th st, to cost $3,000. Henry Brockman will erect a house at the corner of Av B and Beaver st, to cost $3,700. Henry Kinum will erect a house at 230 Parkwood Boulevard, to cost $4,000.

TROY.—Plans are being drawn and contracts will be let shortly for the new Sage mechanical laboratory in connection with the Rensselaer Polytechnic Institute. It will cost about $350,000.

GLENS FALLS.—The building of Finch, Pruyn & Co. will be remodeled.

CANAJOHARIE.—The Montgomery Electric Light and Power Co. will erect a new sub-station on West Main st.

SYRACUSE.—Architect Archimedes Russell is preparing plans for remodeling the old Court House for the city. It will cost about $200,000. Meagher Bros. Feed Co. will erect an elevator at the corner of Canal and Catherine sts.

ALBANY.—A stock company will be organized for the purpose of erecting nine flat dwellings for employees of the new tablet factory at North Albany.—The Hebrew residents of the West End are planning to erect a new synagogue on Bradford st, near Lake av.—The Schilling Co. will erect a brk and concrete storehouse at the corner of Broadway and John st.—Construction work will be started on the new First National Bank Building about Oct. 15. The work of razing the old building is well under way.

TROY.—The Bolton Brewing Co. will make extensive alterations to the property owned by them at the cor of 18th st and 2d av, Upper Troy.

SCHENECTADY.—The Overland Realty Co. will erect a large hotel at the cor of Jay and Union sts.—Bids are being received by Architect W. W. Bosworth, of New York, for a new house for the Mohawk Golf Club.—A building permit has been issued for the erecting of a $14,000 dwelling at 1100 Union st by Fred Davidson.

POUGHKEEPSIE.—Architect Percival M. Lloyd has plans for an 8-sty apartment house.

POUGHKEEPSIE.—The Hygeia Ice Co., of this city, is completing a reinforced concrete building, 100x70, 5 stories, to be used as a refrigerating plant, in which the General Fireproofing Co. system has been used. The building was erected by the owner, which employed E. L. Phillips, engineer, to supervise the construction, and the reinforcement was sold by the General Fireproofing Co., erected in the forms ready for concreting. To gain floor space, cast iron columns were used. These were so designed that the links by which the pin-connected girder frames in adjoining beams are tied together over each point of support pass through the columns so that the reinforcement for the entire floor forms one continuous rigid steel frame. Cold twisted lug bars are used in the floor slabs. The installation of the reinforcement and the erection of the building proceed so satisfactorily that the General Fireproofing Co. has received two other contracts from the Hygeia Ice Co. for fabricating and erecting pin-connected girder frames for reinforcement of a second refrigerating plant and for a power house, both of which are about to be erected.

### New Jersey.

WEST HOBOKEN.—Van Vleek & Goldsmith, New York city, have nearly completed plans for a 2-sty fur dyeing factory building, at West Hoboken, for the German American Fur Dyeing Co.

HIGHLANDS.—Sealed proposals will be received by the mayor and borough council, Sept. 25, for the construction of a municipal water-works system. Plans, etc., at office of Runyon & Carey, Engrs., 122 Market st, Newark, N. J. Tunis H. Lane, Boro. Clk.

BAYONNE.—R. C. Hutchinson, New York City, has completed plans for a 2-sty school building for the board of education, Bayonne. Sealed proposals will be received by the board, Oct. 3. Plans may be seen at office of superintendent at school No. 8, Av. C and 27th st. R. T. Hewitt, Secy.

ATLANTIC CITY.—The Atlantic Beef Co., Atlantic City, N. J., will have a new abbatoir erected from plans by P. A. Kley, architect and engineer, Philadelphia, Pa.

HIGH BRIDGE.—Bids are being received for a plant to be erected here for the Taylor Iron & Steel Co. The buildings included in the plant will be a 1-sty brk fetling shop, 100x114 ft.; a 1-sty brk machine shop, 168x72 ft., and a 1-sty brk dry sand molding shop, 365 x24 ft. The plans were drawn by Frank C. Roberts & Co.

HARRISON.—Bids will be received Oct. 1 by the Water Com. of Common Council for furnishing material and laying a water main in a portion of Franklin av. B. P. Walsh, Town Clk.

BELVIDERE.—Jos. M. Roseberry, Pres. of the Buckhorn Springs Water Co., states that as soon as specifications are prepared bids for construction of water works will be asked. About $40,000 will be spent. S. W. Salmon, of Mt. Olive, N. J., is the engineer.

JERSEY CITY.—Architect Christian H. Ziegler has completed plans for Henry Lange, of 2 Bostwick av, for the erection of a 3-sty frame store and flat, 25x45, on the westerly side of Ocean av, between Bostwick and Myrtle avs. Cost about $7,000.

JERSEY CITY.—The Crandall & Goodley Co., dealers in bakers' supplies, of 157 Franklin st, Manhattan, which recently purchased seven lots on the north side of Bright st, 100 ft. west of Brunswick St., has just accepted plans from Architect Geo. A. Flagg for the erection of a 1-sty brk factory building and brk stable. The factory will be 50x100 and will be equipped with all the latest improvements. The stable will measure 27x86 and will have a large wagon room and 20 stalls.

PATERSON.—The city will erect a building on the old high school site for a fire headquarters.

NEWARK.—Plans are in the hands of contractors for estimating on a large 3-sty brk store and apartment building to go up at Central av and North 5th st, for Joseph J. Messer, at a cost of about $15,000. The plans for the structure call for a building with a frontage of 38 ft. on Central av and 68 ft. on North 5th st.

EAST ORANGE.—The contract for the erection of the Lincoln School in East Orange was awarded to E. M. Waldron & Co., of Newark. The firm agreed to construct and complete the building for $82,262, this not to include the heating plant or grading.

HARRISON.—Albert E. Harrison and Stephen Y. Jersey, both of Kearny, have been awarded the mason and carpenter contracts respectively for the erection of a 3-sty frame double flat, 34x61, which will be built in Hamilton st, near 5th st, Harrison, from plans drawn by Architect John B. Warren, of 22 Clinton st, Newark. The specifications call for a slag roof, steam heat, tile baths, ranges and all modern improvements. Michael B. Sullivan, of 13 Harrison av, Harrison, will be the owner of the building, which will cost about $9,500.

### Connecticut.

BRIDGEPORT.—A frame church will be erected on Grand st, for the Russian society, to cost $15,000. Plans drawn by F. A. Cooper are ready for figures.

MANCHESTER.—New plans are being prepared by Maj. G. H. Davis, 26 State st, Hartford, Conn., for the Salvation Army barracks, at Manchester. Figures will be called for soon.

BRIDGEPORT.—Arrangements are being made for the erection of a new storehouse for the Bullard Machine Tool Co. at their plant on Railroad av. The proposed building will be 1 sty, 75x160, with concrete walls, gravel roof and concrete floor.

NEW HAVEN.—Allen & Williams are preparing plans for a $75,000 church to be erected here. D. A. Blackeslee, Chmn. Bldg. Com.

NAUGATUCK.—Competitive plans have been submitted by Freney & Jackson, Waterbury, Conn., and C. V. Sewell, Milford, Conn., for the proposed 4-sty, 40-room, brick hotel, at Naugatuck, for a company of Waterbury investors, headed by A. H. Wells. A decision on the plans will be rendered in a few days.

WATERBURY.—Estimates have been made on the plans drawn by Architects Griggs & Hunt for an addition to the plant of the Bristol Co. at Platt's Mills. It will be a brick building, 3 stories high, 53 x170 ft.—Architects Griggs & Hunt have completed plans and estimates are now being made for a residence to be erected at the cor of Buckingham and Pine sts for Miss Florentine H. Hayden, 134 Hillside av. It will be a large house, of wood and stucco, and will be fitted up throughout with the latest improvements. The estimated cost is $15,000.—Architect John B. Duhaime has completed plans for a store and apartment house on Hill st for J. H. Sincaster, 525 North Main st. The building will be 4 stys high, of brick, 45 x77 ft. There will be three stores on the ground floor, with seven apartments on the upper floors.

WATERBURY.—The Bristol Co., Waterbury, Conn., is to erect a new factory, 53x170 ft., three stories, which will nearly double the company's manufacturing capacity.

NEW BRITAIN.—The Union Manufacturing Co., New Britain, Conn., manufacturer of chucks, planes, etc., is to erect immediately a large factory building, which will be used to give needed increased manufacturing facilities.

### Massachusetts.

CHESTER.—The Hamilton Emery & Corundum Co., Chester, manufacturer of pure Turkish and Naxos emery, is to build a brick and stone addition to its mill, 40x125 ft. It is expected that the mill will be in full operation Dec. 1.

BOSTON.—Joseph Gahm & Sons, 125 Purchase St., will erect a storage plant, costing $117,000, at Boston, plans for which have been prepared by Kirchhoff & Rose, of Milwaukee, Wis.

WINCHESTER.—Martindale & Rigg, Indianapolis, are preparing plans for a 2-sty residence, at Winchester, for Alfred J. Wallace, Boston, Mass. Cost, $10,000.

GARDNER.—The plant of Nichols & Stone, Gardner, Mass., chair manufacturers, was burned September 9, with loss of $100,000.

LAWRENCE.—Rev. Fr. Plasmans, pastor St. Anne's Church, Haverhill st, is planning to erect a brick parochial school building at corner Medford and Melrose sts. Plans have been prepared for a brick children's home, on Prospect Hill, by the Ladies' Union Charitable Society. Address Miss Clara F. Prescott, treas., High st. The Italian residents of this city are contemplating the erection of a hospital. Rev. Fr. Milanese, their pastor, E. Haverhill st, is at the head of the movement.

BOSTON.—Sketches have been drawn by C. R. Whitcher, Manchester, N. H., for a residence for Carlton Baxter, 90 Commercial st, Boston, to cost $8,000. Norman Clark, 15 Rosedale st, Dorchester, contemplates building several apartment houses. W. I. Estabrook, 419 Dudley st., Roxbury, contemplates the erection of a residence in Mattapan.

NEW BEDFORD.—Plans will be ready sometime in October for remodeling the city hall into a library. Nat. C. Smith, architect, 97 William st; Chas. S. Ashley, Mayor.

NORTH ADAMS.—The Boston & Albany R. R. Co. is arranging to construct an 8 or 10-stall roundhouse at North Adams. H. Bartlett, Boston, is Gen. Supt. of Mechanical Dept.

### Miscellaneous.

ST. LOUIS, MO.—Plans for the St. Louis post office building are before the board of examiners. Bids will be received as soon as plans have been approved. The approximate cost of the structure is figured at about $1,500,000.

SAN FRANCISCO, CAL.—Preliminary sketches have been prepared providing for the construction of barracks and officers' quarters for the U. S. Marine Corps, to be located at the San Francisco training station at Goat Island. The quartermaster of the corps estimates that he will have for this construction about $38,000 for the barracks and $17,000 for the quarters. The advertisement calling for bids for this work will probably be ready for issuance in a month.

RALEIGH, N. C.—The State Hospital Commission have adopted a resolution for the erection of an additional building at the Central Hospital here for male patients. Bids for the erection are to be called for at once. W. A. Erwin, Durham; J. W. McNeill, of Cumberland, and J. H. Weddington, of Charlotte, Committee on Building.

SAN FRANCISCO, CAL.—The Building Committee of the Board of Supervisors has recommended a bond issue of $2,000,000 to build a 4-sty building to replace the Larkin st. wing at the City Hall, and a bond issue of $750,000 to replace the Hall of Justice.

COLORADO SPRINGS COLO.—The Modern Woodmen of America have under consideration the erection of a home in Colorado City, at a cost of about $100,000.

OTTAWA, ONT.—Prizes in competition among Canadian architects for the four best designs for the $3,000,000 Department Block and Justice Buildings have been awarded as follows: W. S. Maxwell, Montreal, Que., first prize; Darling & Pearson, 2 Leader Lane, Toronto, second; Gaxe & Archibald, Montreal, third; D. R. Brown and Hugh Vallance, Canada Life Building, Montreal, even for fourth.

SEATTLE, WASH.—Graham & Myers, Lowman Building, are preparing plans for enlargement of the Algonquin apartment house on East Union st and 14th av. Estimated cost, $160,000.

NEW GLASGOW, N. S.—The plant of the Standard Brick and Tile Co., New Glasgow, N. S., was burned September 6. The loss is placed at $200,000.

BALTIMORE, MD.—Baltimore Enamel & Novelty Co., foot of Allen st, is securing revised estimates on proposed addition to its plant. The structure will be 1 sty, 64x122 ft. B. C. Sandlass is engineer.

WOONSOCKET, R. I.—The Lawton Spinning Co. is having plans prepared for a 4-sty brk addition to its plant. Estimated cost, $500,000.

WASHINGTON, D. C.—Albert Kelsey and Paul P. Cret, University of Pennsylvania, Philadelphia, are completing plans and will invite estimates soon for the proposed building of the Bureau of American Republics, to be erected at 17th and C sts, Washington. The building will cost $1,000,000. Andrew Carnegie has contributed $750,000 towards the building fund, and the balance will be subscribed by the South American Republics. The building, which will be in the Spanish type of architecture, will measure 160x160 ft.

# THE REAL ESTATE FIELD.

## House Hunting on Washington Heights.

THE prospective tenant who wishes to rent an apartment on Washington Heights has a far better chance of being suited now than ever before. It is considered quite the proper thing to go "shopping" among the brokers' offices, and this fad is causing the brokers a lot of trouble, as they talk long and earnestly to the customer and to little avail.

A broker on the Heights said that nearly all the renting is done from the buildings and not from the offices direct, so much so that in many cases they have a "renting office" established on the premises to be rented, and the lists furnished from the office are placed carefully in the shopping bag and lost in its archives along with forgotten dress goods samples and other things that usually go to make up that article of attire complete.

Heights real estate is best comprehended when considered in two sections, though it might be sub-divided into many classes of real estate. Section 1 might include the stretch between 136th and 160th street, and Section 2 the portion between 160th street and Fort George. It will be remembered that the Heights is only from three to four blocks in width and about three miles in length, so really there is not so much property there.

In Section 1 there are four classes of property, viz.: private dwellings, elevator apartments, non-elevator apartments and "old law" houses. The section has some advantage over that property above 160th street, as it is nearer the business district and has somewhat better transit facilities, there being a surface line running east through 145th street to Harlem, in addition to those lines running north and south.

The demand for private houses is far greater than the supply and there is practically nothing to be had, but in the apartment proposition the owners have a serious problem to face. There has been an enormous amount of building during the two years just past and now the owners have arrived at the interesting stage where they must get revenue from their holdings and fill their houses as speedily as possible.

* * *

The prospective tenant is quick to see the condition of affairs and promptly says, "Now is my chance to get even for everything that I have had to put up with in the past. I will hold off a little while, though really that apartment in No. — West —— street is just what I am looking for, but I think that I can get some more repairs or a little free rent by waiting awhile." But to her dismay when she comes around "in a little while" some more progressive tenant is occupying the apartment, and then, no matter where she may locate, she always harps back to the apartment that "she did not get."

As in many other things, there are two classes of tenants, those favoring the "old law" house and those who will not take anything but the newest. Those in favor of the "old-law" house claim that one gets larger rooms, more closets and more real comfort at a cheaper rent than in the new houses, while those who differ from them, for their side, claim that new-law houses have handsome entrances, larger air shafts, more light and are more prosperous looking, though tenants have to pay more rent. The condition on the Heights briefly are as follows: Those houses which give the most for money received, whether old or new-law houses, are those that are first filled, while those which are improperly constructed are suffering.

* * *

In Section 2 there is another condition to be faced, viz., that it is in a less developed condition. Some of the streets are unfinished, though in the course of a year it will look vastly different from what it does at the present time. There is one big improvement going on at the present time, paving Broadway north of 169th st to Fort George with asphalt blocks, and while a number of the side streets are completed, still the city is at present working on many, and there are quite a number which will not be touched for a year or so. There are really but two main streets in this section, namely Broadway and Amsterdam av, the extension of Riverside drive can hardly be counted, as it is strictly a driveway under the management of the Park Department and does not lend itself to the apartment house proposition. There is only one business street, Amsterdam av, though there are a few stores on Audubon av, and the condition of the store rentals is most satisfactory. There are but few vacancies at the present time and those occupied command good rentals.

* * *

There has been a great deal said about what affect the American League grounds have on the property in the neighborhood, and the consensus of opinion among the brokers is that it is a good thing to have something to regularly bring people to any section. That when once they get used to traveling to a new location, the time consumed in transit does not seem so long. There are a great number of people who used to say, "What! live on Washington Heights? I guess not if I know what I am doing." But after having gone up there a few times and observing the location and natural beauties, they speedily change their minds and stop being like the man who remarked, "I am open to conviction, but would like to see the man who is able to convict me."

The number of new houses that have been erected on the Heights during the last two years is certainly astounding, and to one who has not been in that location for that period it seems as though they were in an entirely new city. Old landmarks have been replaced by modern buildings and familiar views have been changed almost beyond recognition. There has certainly been an overproduction of apartments, but it will not take a long time before things will adjust themselves. There has been a great deal of changing of tenants, and possibly one of the best indications is that in ten election districts there have been 1,600 removals since the last primary; that is, that number of voters have left the districts and their places have been taken by others. The primary lists this year will be far in excess of any year's record in the past.

* * *

Concessions in rent are allowed in some cases, usually the first two weeks, and if the tenant stays six months she is allowed an additional two weeks — completing the month. They are held off six months until they get the final two weeks as an evidence of good faith that they will be permanent and not just a monthly tenant.

The Heights section has one great thing in its favor, both from the standpoint of the owner and the tenant. It is cool in summer, getting the prevailing southwest winds off the Hudson, and the occupants of houses there are less liable to leave town during the summer months than those in less favored locations. Probably there is no city in the world in which there is so much moving around from house to house as in this city, and in a great measure that accounts for high rentals. Were things on a more permanent basis, and the owner did not have to figure such a large per cent for "Loss of Rent" it would certainly react in favor of the tenant and the cost per room net would be less. The old saying should be changed to read, "It is cheaper to pay rent than move."

### Quotations: Real Estate, Building and Allied Financial Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate, | Int. period. | Bid. | Ask. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 110 | 120 |
| Bond Mtg. Guar. Co | 12 | Q-F | 315 | 340 |
| Century Realty Co | 10 | A & O | 185 | 195 |
| City Investing Co | 6 | M & N | 93¾ | * |
| Hudson Realty | 8 | Q-J | 120 | 135 |
| Lawyers' Title I. & T. | 12 | Q-F | 230 | 250 |
| Lawyers' Mtg. Co | 10 | Q-J | 185 | 195 |
| Mortgage Bond Co | 4 | Q-J | 85 | 95 |
| N. Y. Mtg. & Sec. Co | 10 | Q-J | 180 | 190 |
| Realty Associates | 8 | A & O | 135 | 145 |
| Title Guar. & Trust | 16 | Q-J | 420 | 440 |
| Title Ins. Co. of N. Y. | 7 | A & O | 150 | 160 |
| Thompson Starrett Co., Com. | 8 | J & J | | 100 |
| Thompson Starrett Co., Pfd. | 8 | M & N | 91 | 100 |
| U. S. Mtg. & Trust | 24 | J & J | 430 | 450 |
| U. S. Title Guar & Indemnity Co. | 6 | Q-J | 75 | 85 |
| U. S. Title Guar. & Trust Co. | 6 | Q-J | 80 | 100 |
| Westchester & Bronx Title & Mtg. Guar. Co | 5 | J & J | | 160 |

*15 shares sold at the price on Wednesday at auction.

NOTE.—Herrick, Hicks & Colby, 7 Wall st, make a specialty of stocks allied to real estate and building corporations. Anyone desiring quotations of stocks not found in the list as published by the Record and Guide may obtain them from this firm.

### Other Buyers Besides the Operators.

A great deal of importance has been attached of late to the statements that operators are no longer buying realty as frequently as formerly, and while this may be true in a sense, and is doubtless the result of present high prices, it pales into insignificance in the light of the fact that in round numbers there are 20,000 more property owners in Manhattan this year than last, which is sufficient proof that there are still plenty of laymen and others who may be counted on to buy realty even though the operators retire permanently from the field.

# What a House Costs in Flatbush

IN the minds of most New Yorkers Flatbush is practically unknown. Some fifteen or twenty years ago land sold by the acre at from $800 to $1,500, or say by the lot at from $60 to $100, and plenty to be had. The garden truck farmers raised vegetables for the city market. New Yorkers knew the region when they passed through it on their way to Coney Island. The old Dutch families clung to their traditional exclusiveness and no welcome hand was held out to the stranger looking for a place in which to settle. Prospect Park to the northwest seemed to shut it off from the city (then) of Brooklyn. Though older than its neighbor, it was years behind it in all that goes to make up progress. Occasionally a horse car went through to Canarsie lane, often one got off at the park, and rather than wait footed it a mile or more. The Old Dutch Church was the centre of its life and influence; exclusiveness and a lack of neighborly hospitality were the predominant characteristics of the place. Now all is changed, and why?

First and foremost, because owing to the introduction of the trolley and the connections made by which the cars of the Brooklyn Rapid Transit Co. and of the Brighton Beach R. R. were enabled to run over the Brooklyn Bridge (the latter via the Kings County or Fulton Street Elevated R. R.) at a cost of five cents, people were able to reach New York in from 30 to 40 minutes. And secondly, because certain far-seeing men called attention to the attractiveness of the location and its vast possibilities. The response was not long in coming, great tracts of land were purchased by these real estate boomers, as they were termed, from the original owners, many titles being over 100 years in the same family, assistance was offered in the shape of loans for the purpose of improvement, and liberal terms made in the purchase of plots. Those desirous of buying and settling, reading the advertisements, were impressed with the desirability of the place, and after visiting and investigating the neighborhood, began a settlement which has each year grown to large proportions; until to-day Flatbush is by all odds the most active and growing section of the Borough of Brooklyn, if not the City of New York, from a real estate standpoint. First detached frame houses were built on 40-foot front plots, then came the apartments, and now the 2-family brick houses. These latter offer to the purchaser an opportunity of living in a house with all modern improvements; open plumbing, electric lights, etc., having two entire floors, basement and first floor; and renting the upper floor, separately furnished as to heating, plumbing, etc., thus getting their own quarters practically rent free, for these second floors rent for from $35 to $50 per month, and offer surroundings for a small family not obtainable in an apartment house.

A good house of this description, of from 17 ft. to 20 ft. x 50 x 100, can be obtained in residential neighborhoods within easy access to cars to New York, for from $7,500 to $9,000. The absence of tenements, the facilities for bringing up families in the midst of schools, churches, parks, trees, wide streets, and away from the crowds, all make a combination of benefit absolutely unattainable in Manhattan or the Bronx, even at three times the price. The school system is one of the very best. New buildings are now open to the thousands of children who seek their privileges; the water supply is not equaled in any of the boroughs of the city. These conditions naturally educate a class of citizens of a high order, and result in a community unique in a metropolitan district. All the advantages of a city without the confinement, noise and bustle are there found. For a man of modern means, say with an income from $1,000 to $5,000, I know of no part of the city where he can get as much return in health and pleasure as in Flatbush. For the builder and operator, the opportunity offered for profits in real estate is almost a certainty, as the demand is an ever increasing one and of a legitimate character.

Flatbush as a community has no exact counterpart, a large section laid out with due regard to artistic effect, convenient to all parts of the Greater City, the ocean shore, where a young married man may take a family and live well, sure that his children will have the advantages of education, and be free from obnoxious surroundings, perfect sanitary provisions and abundant water of the purest. Surely all these, together with reasonable prices, combine to make a home proposition unequaled. The near approach of the completion of the 4-track Brighton Beach R. R., which will give additional transit facilities, together with the completion of the Brooklyn subway and tunnel connection with the Manhattan subway, mark additional steps forward and surely will result in a reduction of time to New York, together with added comfort. Practically speaking, there are no houses to rent in Flatbush. One goes there to live, and such are the terms under which houses can be bought, it is cheaper to buy than to rent, and in addition to the independence of ownership, share in the ever-increasing value of the property.

Manhattan has ceased to be a section where the man of moderate means can live, unless he is content to become a flat dweller. I maintain the advantages to be found in Flatbush for family life are absolutely unique, and when this fact becomes known, the already remarkable growth witnessed during the past few years will be outdone. Within a few years Brooklyn will be, according to the percentage furnished by the city authorities, the most populous of any of the five boroughs. When will New Yorkers, as the dwellers of Manhattan call themselves, throw off their insularity and investigate? When they do, they will act and find it is to their advantage. Broad thoroughfares, shaded walks, abundance of all the comforts of city life, with fresh air and open country added, the independence of ways of travel to and from one's business in the metropolis, present a rare combination.

HERMANN DE SELDING.

## Y. M. C. A. Real Estate School.

The announcement of the real estate school conducted by the West Side Y. M. C. A., 320 West 57th st, under the auspices of members of the Real Estate Board of Brokers, will be issued in a few days and the advance proofs show that prominent real estate experts will again lecture in the school.

Three courses will again be given. In the first, a series of twenty-five lectures on different phases of the real estate problem, the topics and lecturers are as follows:

Auctioneering and Brokerage .....Joseph P. Day
Selling.....Lawrence B. Elliman
Leasing.....Albert B. Ashforth
Operating:
(a) The Operator in His Relation to the Broker, Joseph L. Buttenwieser
(b) The Operator's Method of Handling and Improving Property, Robert E. Simon
Management:
(a) Downtown Buildings.....Joel S. de Selding
(b) Apartment and Tenement Property.....R. E. Wilcox
(c) Loft and Business Property.....
Building:
Apartment and Tenement Property.....Thomas P. Neville
Loaning:
(a) Building Loans .....G. Richard Davis
(b) Permanent Loans.....
Appraisals:
(a) Appraisals.....E. H. Gilbert
(b) Expert Testimony.....Charles Griffith Moses
Exchanging .....John L. Parish
Real Estate Investing.....Henry Morgenthau
Title Registration and the Torrens System.....M. Joseph Harson
Insurance:
(a) Title.....Philip S. Dean
(b) Fire.....R. O. Haubold
Real Estate Corporations .....Robert E. Dowling
Vacant Lot Operation.....Loton H. Slawson
Corner Property.....Edward L. King
Transportation .....George S. Rice
Condemnation Proceedings:
How and Why Property is Condemned.....Jno. H. Hallock
Taxation.....Hon. Lawson Purdy
News and Advertising.....Henry Harmon Neill
Developments:
(a) The Bronx.....J. Clarence Davies
(b) Long Island.....Hon. Wm. H. Reynolds
(c) Suburban.....Wm. E. Harmon
Real Estate Legislation.....Lawrence Veiller
Ethics of the Real Estate Business.....Francis E. Ward

The course in real estate law will again be given by Henry F. Miller, and the course in managing a real estate business by Ronald C. Lee, manager of the Real Estate Information Bureau.

The school will open on Oct. 15. Last year 316 men, a large proportion of whom were practical real estate brokers, were enrolled, and this year a substantial increase in the registration is expected.

Joseph P. Day has been added to the advisory committee of the school, the other members of the committee being Walter Stabler, E. A. Tredwell, J. S. de Selding, Francis E. Ward and Henry Harmon Neill.

### Torrens Commission Organizes.

The commisisoners appointed by Governor Hughes to investigate the Torrens system of land registration held their first meeting on Wednesday at the rooms of the Real Estate Board of Brokers, 156 Broadway, Manhattan. One of the first matters acted upon was the permanent name of that body, and it was decided to adopt the title of "New York State Commission to Investigate the Torrens System of Registering Titles." Mr. David A. Clarkson, who is chairman, said that two committees which were appointed at the first meeting will proceed at once to make preliminary investigations. One is to report at the next general meeting upon the best method of obtaining the latest facts on the subject, and is also to draft a circular communication to be sent to officials of States and foreign countries where the Torens system is now in use requesting full information. The commission has arranged to meet at 55 Liberty st, where it will hold its next meeting on the first of October.

### Aids to Business Making.

A lucrative department of a real estate office is the leasing of tenement property entire. The expiration of these leases should be noted in the margin of the Record and Guide Quarterly in variously colored inks. Thus August written in red in the margin of the Quarterly of 1902 would mean that the lease expired August, 1907. Green would mean 1908, etc. This applies as well to lofts and stores. The owner of the property should be located in the Real Estate Directory.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Sept. 13 to 19, inc. | | 1906. Sept. 14 to 20, inc. |
|---|---|---|---|
| Total No. for Manhattan | 141 | Total No. for Manhattan | 237 |
| No. with consideration | 10 | No. with consideration | 13 |
| Amount involved | $761,496 | Amount involved | $264,050 |
| Number nominal | 131 | Number nominal | 224 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 9,654 | | 16,826 |
| No. with consideration, Manhattan, Jan. 1 to date | 653 | | 1,016 |
| Total Amt. Manhattan, Jan. 1 to date | $36,830,857 | | $58,001,537 |
| | 1907. Sept. 13 to 19, inc. | | 1906. Sept. 14 to 20, inc. |
| Total No. for the Bronx | 121 | Total No. for The Bronx | 169 |
| No. with consideration | 14 | No. with consideration | 14 |
| Amount involved | $65,975 | Amount involved | $58,150 |
| Number nominal | 107 | Number nominal | 155 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 6,964 | | 9,427 |
| Total Amt., The Bronx, Jan. 1 to date | $6,069,158 | | $6,530,873 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **16,618** | | **26,253** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$42,900,015** | | **$59,532,410** |

**Assessed Value, Manhattan.**

| | 1907. Sept. 13 to 19, inc. | 1906. Sept. 14 to 20, inc. |
|---|---|---|
| Total No., with Consideration | 10 | 13 |
| Amount Involved | $761,496 | $264,050 |
| Assessed Value | $567,000 | $198,500 |
| Total No., Nominal | 131 | 224 |
| Assessed Value | $5,434,400 | $6,409,800 |
| Total No. with Consid., from Jan. 1st to date | 653 | 1,016 |
| Amount involved " " | $36,830,857 | $53,001,537 |
| Assessed value " " | $24,653,100 | $37,085,275 |
| Total No. Nominal " " | 9,000 | 15,810 |
| Assessed Value " " | $275,120,900 | $522,286,810 |

MORTGAGES.

| | 1907. Sept. 13 to 19, inc. Manhattan. | Bronx. | 1906. Sept. 14 to 20, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 157 | 113 | 248 | 134 |
| Amount involved | $3,192,473 | $622,059 | $5,433,386 | $746,253 |
| No. at 6% | 66 | 43 | 124 | 54 |
| Amount involved | $1,093,823 | $180,659 | $1,908,182 | $307,758 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 10 | 17 | 3 | 10 |
| Amount involved | $395,500 | $76,750 | $57,500 | $30,000 |
| No. at 5¼% | ..... | ..... | 1 | ..... |
| Amount Involved | ..... | ..... | $87,500 | ..... |
| No. at 5% | 41 | 33 | 65 | 44 |
| Amount involved | $647,200 | $222,525 | $1,170,684 | $183,095 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 7 | ..... | 17 | 1 |
| Amount involved | $103,000 | ..... | $442,600 | $20,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 1 | ..... | 2 | ..... |
| Amount involved | $85,000 | ..... | $60,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 32 | 20 | 36 | 25 |
| Amount involved | $867,950 | $142,125 | $1,706,920 | $205,400 |
| No. above to Bank, Trust and Insurance Companies | 34 | 11 | 31 | 10 |
| Amount involved | $1,544,500 | $88,000 | $1,824,573 | $51,200 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,409 | 18,819 |
| Total Amt., Manhattan, Jan. 1 to date | $259,190,414 | $273,035,204 |
| Total No., The Bronx, Jan. 1 to date | 6,318 | 6,863 |
| Total Amt., The Bronx, Jan. 1 to date | $60,690,593 | $51,062,697 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **16,727** | **20,682** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$319,881,007** | **$324,097,901** |

PROJECTED BUILDINGS

| | 1907. Sept. 14 to 20, inc. | 1906. Sept. 15to 21, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 20 | 22 |
| The Bronx | 31 | 30 |
| Grand total | 51 | 52 |
| Total Amt. New Buildings: | | |
| Manhattan | $2,185,500 | $1,478,660 |
| The Bronx | 150,125 | 517,250 |
| Grand Total | $2,335,625 | $1,995,910 |
| Total Amt. Alterations: | | |
| Manhattan | $973,210 | $195,200 |
| The Bronx | 7,400 | 21,300 |
| Grand total | $980,610 | $216,500 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 802 | 1,428 |
| The Bronx, Jan 1 to date | 1,460 | 1,630 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,262** | **3,058** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $63,300,560 | $98,643,740 |
| The Bronx, Jan. 1 to date | 15,856,425 | 22,425,795 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$79,156,985** | **$121,069,535** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$13,656,624** | **$17,211,365** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Sept. 12 to 18, inc. | 1906. Sept. 13 to 19, inc. |
|---|---|---|
| Total number | 596 | 768 |
| No. with consideration | 28 | 38 |
| Amount involved | $594,187 | $255,354 |
| Number nominal | 568 | 730 |
| **Total number of Conveyances, Jan. 1 to date** | **25,102** | **27,766** |
| **Total amount of Conveyances, Jan. 1 to date** | **$16,061,109** | **$21,741,757** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 605 | 666 |
| Amount involved | $2,580,404 | $2,335,178 |
| No. at 6% | 309 | 357 |
| Amount involved | $890,816 | $801,274 |
| No. at 5¾% | 1 | ..... |
| Amount involved | $7,000 | ..... |
| No. at 5½% | 217 | 80 |
| Amount involved | $1,269,575 | $358,850 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 55 | 201 |
| Amount involved | $300,650 | $1,000,150 |
| No. at 4½% | 1 | 2 |
| Amount involved | $1,000 | $13,500 |
| No. at 4% | 2 | ..... |
| Amount involved | $1,600 | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | 3 |
| No. without interest | ..... | $28,349 |
| Amount involved | 20 | 23 |
| | $109,763 | $133,050 |
| **Total number of Mortgages, Jan. 1 to date** | **25,967** | **28,293** |
| **Total amount of Mortgages, Jan. 1 to date** | **$113,776,303** | **$116,819,981** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 188 | 150 |
| Estimated cost | $1,327,275 | $1,233,365 |
| Total Amount of Alterations | $114,376 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **6,890** | **6,178** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$52,869,443** | **$46,903,942** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,122,709** | **$4,066,038** |

# PRIVATE SALES MARKET

## Review of the Week.

ALTHOUGH real estate trading in general is responding slowly to the tireless efforts of the professional negotiator, the character of recent dealings is sufficient to indicate that there is at least a good demand for specialties at this time. This is further accentuated by an important deal in Chambers and Reade st realty which was closed during the past week, involving a sum approaching a million dollars. The parcel mentioned may be said to have been among the few large available sites for improvement in the City Hall section. It will be recalled that formerly there was some talk of the city acquiring the entire block in Chambers st east of Broadway as a site for the new Court House, and although the idea is generally understood to have been abandoned there are those who believe that this improvement will be made. Based upon this hypothesis the acquisition of property in that block, aside from other influences, is likely to prove a speculation of some moment.

While the majority of purchases during the week were cash transactions, an inspection of the budget will nevertheless show that an increasing number of exchanges are taking place, plainly reflecting the continued high tension of the mortgage market. Not only is the unfavorable situation in this respect largely responsible for the abnormally small volume of trading, but it is temporarily interfering as well with the progress of building throughout all the boroughs of the city. Building loans are still difficult to procure, and usually when granted the lender takes advantage of the period of stringency by exacting higher charges for the accommodation. This condition, whatever its real cause, appears to be confined to the metropolitan district, for elsewhere mortgage money is plentiful, as is attested by the quantity of outside funds which have lately been invested in mortgages on New York City realty. Those in a position to judge look for an early easing-up in this direction, which will likely be followed by a decided quickening in real property trading, likewise a renewal of active building operations. Meanwhile, but little liquidation is recorded, and prices may still be said to be firm.

Aside from the large purchase of property in Chambers st trading in lower Manhattan realty has narrowed down to commonplace transactions. Above 59th st the results of the past week seem to indicate that private dwellings will continue to be the feature in that zone, at least for the remainder of the present season. Up on Washington Heights an increased number of sales is noticed, and over in the Bronx, besides the purchase of a block front on White Plains road, a row of ten houses on Grant av was sold before completion. The total number of private sales reported is 49, of which 7 were below 59th st, 26 above, and 16 in the Bronx.

### SOUTH OF 59TH STREET.

CHERRY ST.—Ruland & Whiting Co. sold for the Nassau Bank to Harris Shapiro the 5-sty building 246 and 248 Cherry st, 42x138x irregular.

#### A Million Dollar Deal.

CHAMBERS ST.—Through the efforts of E. A. Tredwell, the Century Realty Co. and the Alliance Realty Co. sold for about $1,000,000 cash 43 to 47 Chambers st, running through to 21 to 25 Reade st. The parcel fronts 75.1 ft. on Chambers st and 74.9 on Reade st, the total depth being 151.4 ft. The name of the purchaser has not been revealed. It is understood though that he contemplates improving the site in the immediate future with a large business building. About 11 months ago the property was

acquired by the Century Realty Co. for about $700,000, the seller in that instance being the Russell-Erwin Mfg. Co., who will continue to occupy the premises until January, 1908. The parcel is admirably situated, and is generally regarded as an ideal location for a modern office building. Adjoining the premises on the east is the American News Co., and on the west the building of the Emigrant Industrial Savings Bank. As this block has frequently been mentioned as a site for the proposed new court house, property thereon offers no little attraction as a speculative proposition.

THOMPSON ST.—Morris Denbosky sold to Lewis Kresner 168 Thompson st, a 3-sty tenement, 18x75. This parcel is situated between Bleecker and West Houston sts. Mills House No. 1 is diagonally opposite.

### A Quick Turn.

WASHINGTON ST.—C. W. Wilonick sold to a purchaser for investment 716 ashington st, a 3-sty building, 22.10x56.5x23.5x51, adjoining the southwest cor of 11th st, to Dudley E. Parsons for $12,000. The seller purchased the property at auction a few days ago for $11,300.

22D ST.—Manheimer Bros. sold for the estate of Andrew Patterson the 3-sty dwelling, 240 West 22d st, between 7th and 8th avs, on lot 22x98.9.

### Astor Leasehold Changes Hands.

45TH ST.—Maria Jones estate sold 238 West 45th st, a 3-sty brownstone dwelling, 20x100.5, William Waldorf Astor leasehold.

47TH ST.—Taylor Bros. sold for the trustees of Columbia University the 4-sty brownstone dwelling, 35 West 47th st, 23x60x100.5. The purchaser will occupy the house after it has been remodeled.

47TH ST.—William P. and Alice Simpson sold 76 West 47th st, a 3-sty dwelling, 19x70.7, 42 ft. east of 6th av.

3D AV.—E. H. Ludlow & Co. sold for the estate of Julia Cowen 440 3d av, 4-sty front and rear tenements, 20x100.

## NORTH OF 59TH STREET.

70TH ST.—Rosa Mahon sold to a purchaser for occupancy 310 West 70th st, a 3-sty and basement dwelling, 16.4x100.5.

70TH ST.—Jacob J. Talbot sold in conjunction with James R. Waterlow for Thomas P. McKenna to Julius Hilder the 3-sty and basement dwelling, 233 West 70th st, 19.8x100. The purchaser will occupy the house.

78TH ST.—The estate of Charles H. Haswell sold 324 West 78th st, a 5-sty American basement dwelling, 16x102.2.

85TH ST.—Pease & Elliman sold for Frederick C. Hillard 323 West 85th st, between Riverside Drive and West End av, a 3-sty dwelling, 25x102.2.

### A Carlew Dwelling Sold.

85TH ST.—Slawson & Hobbs sold for the James Carlew Construction Co. 19 West 85th st, a 5-sty stone front American basement dwelling, 20x80x102.2. It is the first sold of a row of five recently completed. The residence is one of the finest ever built for sale on the middle West Side.

88TH ST.—Sheldon B. Show, successor to Richard V. Harnett & Co., sold for Mrs. Nellie B. Jackson 147 West 88th st, a 3-sty brownstone dwelling, 17x100.8.

### Big Trade in Harlem.

97TH ST.—O. Affenberg & Son, in conjunction with Schuckhart & Cramer, sold for Harry Martin the 6-sty elevator apartment house known as the Alliance, at 53 and 55 East 97th st, adjoining the northeast cor of Madison av, 62.6x100.11, to M. Greenberg. In part payment Mr. Greenberg gave to Mr. Martin 305 to 311 East 118th st, two 6-sty new-law houses, each 50x100.11. The transaction involved about $325,000.

101ST ST.—A. Hollander sold 329 East 101st st, a 6-sty flat, with stores, 28x100.11. G. Tuoti & Co. were the brokers.

102D ST.—Melenda P. and B. McE. Schmidt sold 254 West 102d st, a 3-sty stone front dwelling, 28x50.11, adjoining the southeast cor of West End av.

103D ST.—Hillenbrand & Nassoit sold for Magdalena Briner to Catherine Buck 81 West 103d st, a 5-sty flat on lot 20x100.11.

107TH ST.—Hillenbrand & Nassoit sold for Thomas Shanley 309 West 107th st, a 5-sty American basement dwelling, 20x100.11. The purchaser is a Mr. Robinson.

112TH ST.—Aaron Goodman bought from a Mrs. Kaufman 210 to 214 East 112th st, a 6-sty apartment house, 40.6x100.11.

118TH ST.—A. B. Mosher & Co. sold for Frances Howland to a client, for occupancy, 106 West 118th st, a 3-sty dwelling, 17x100.

119TH ST.—George F. Picken sold for Lizzie L. Ball 128 West 119th st, a 3-sty dwelling, 20x100. The buyer will occupy the house.

### 125th Street Flats in a Trade.

125TH ST.—Leopold Weil sold for Harry Shwitzer the six 5-sty store and flat buildings at the junction of 125th st and Hancock pl, being 374 to 388 West 125th st and 25 to 37 Hancock pl. The property has frontages of 150 ft. on 125th st and 169 ft. on Hancock pl. The parcel adjoins the West End Theatre. Mr. Shwitzer takes Long Island property in part payment.

AMSTERDAM AV.—Wm. H. Rosenblatt sold for Herman Cohen the 6-sty elevator apartment house known as Reldnas Hall at the southwest cor of Amsterdam av and 122d st, 100x91.

COLUMBUS AV.—F. R. Wood & Co. sold for Dorothea McCartney to a client of the McGusty Realty Co. the Sterling and Carlyle apartment houses, two 6-sty structures, occupying the block front on the east side of Columbus av, between 85th and 86th sts, 204.4 x100. The houses are known as 521 to 535 Columbus av, and were built by Houpt & Finney in 1905. They have been held at $750,000.

LENOX AV.—M. Bernstein sold 456 Lenox av, a 5-sty double flat, with stores, 25x84, for Max Marx to a Mr. Donsbach.

MARBLE HILL.—Daniel F. McElkenney sold for Mrs. E. U. Street to Miss A. N. Stern a 3-sty Queen Anne house, 30x80, on the east side of Van Corlear pl, Marble Hill.

### Corner on West End Avenue Sold.

WEST END AV.—It is reported that J. Elder and J. B. Leech sold 520 West End av, northeast cor of 85th st, a 4-sty brick and stone dwelling, 25.2x100.

WEST END AV.—Laura E. Peck sold 802 West End av, a 3-sty and basement stone front dwelling, 16x80, adjoining the southeast cor of 99th st.

2D AV.—Morris Franklin bought from Israel Labowitz 1465 to 1469 2d av, three 5-sty tenements, 79.4x100.

## WASHINGTON HEIGHTS.

134TH ST.—J. & A. J. Rosenthal sold to Wm. M. Moore 508 West 134th st, a 5-sty flat, 40x99.11.

180TH ST.—C. F. Heitmann sold for Martin Ungrich the three lots on the north side of 180th st, 100 ft. east of St. Nicholas av.

AUDUBON AV.—Leo Hess sold for John A. Philbrick & Bro. to the Standard Operating Co the southeast cor of 178th st and Audubon av, a 5-sty apartment house, 42x100.

CONVENT AV.—The Renton-Moore Co. sold for William Cummings the 3-sty dwelling 294 Convent av, 20x99.11, to a client, for occupancy.

CONVENT AV.—Renton-Moore Company sold for Lillie Knopf to the Rev. Dr. Rufus P. Johnston, for occupancy, the 4-sty, 20-foot limestone-front dwelling 417 Convent av. Dr. Johnston was formerly pastor of the Fifth Avenue Baptist Church, and will be the new pastor of the Washington Heights Baptist Church.

ST. NICHOLAS AV.—C. F. Heitmann sold for Max Hirshfeld the two 5-sty apartment houses, 100x100, at the northeast cor of 179th st and St. Nicholas av.

## BRONX.

179TH ST.—William Peters & Co. sold for John W. Demler to Hans F. N. Truelsen the 3-family house on the north side of 179th st, about 100 ft. east of Vyse av; also for Jacob Cohen the 3-sty building with stores at the southeast cor of Av D and 13th st, Unionport, on lot 33x108.

225TH ST.—A. Martinband sold for the Belmont Realty & Construction Co. a plot 75x114 on 225th st, 232 ft. east of Paulding av.

239TH ST.—R. Elkan & Co. sold to a Mr. Taylor the northeast cor of 239th and Catharine sts, 100x100.

FRANKLIN AV.—R. I. Brown's Sons sold for Mrs. Louise M. Jackson the 1-family frame dwelling, 1203 Franklin av, on lot 16.8x103.

ROSEDALE AV.—W. Anopol sold for Theo. H. Friend and Jas. J. Cahill two lot, 50x100, on the east side of Rosedale av, 100 ft. north of Tremont av.

TILDEN AV, ETC.—Edward Polak reports the following sales: To Vito Nigro the lot on the south side of 214th st, 350 ft. east of Tilden av; to Michels Tardis the lot on the north side of 214th st, 250 ft. east of Tilden av; to Louis Wippler, Jr., the lot on the south side of 215th st, 100 ft. east of Tilden av, and to H .C. Wade and Carl Gibbons the 2-family house 90 East 219th st, 27x114.

UNION AV.—Frawney-Weil Realty Co., now at 789 6th av, sold for a Mrs. Shacht to a client for investment the 3-sty 3-family house 1055 Union av.

### Block Front Changes Hands.

WHITE PLAINS ROAD.—Phelps & Co. sold for Richard R. Maslen the block front on the east side of White Plains road, between 223d and 224th sts, Williamsbridge.

WASHINGTON AV, ETC.—Louis Reiss sold for Samuel Platt to Louis Flash 1523 Washington av, a 4-sty double flat, 25x145, and bought from Jacob Schmitt 631 East 161st st, a 2-sty dwelling, 25x72.

## LEASES.

Chris Shierloh leased the 4-sty brownstone private house 326 West 58th st, for a term of years for Mr. Max Drey to Mary K. Kriner.

Duross Company leased the 4-sty building 65 7th av for Mr. Fackiner to Mrs. Curran for term of years; also the 3-sty and basement dwelling 293 West 4th st, for Mr. John Kenny to Mary Burnes.

Charles F. Noyes Co. leased for the Chesebro & Davidson Building Co. to Seamon Bros., from the plans, a 6-sty and basement building to be erected at Nos 59-61-63 North Moore st, covering plot 55x88, for a long term of years at an aggergate rental of $150,000. The lessors now own the building at Nos 61-63 North Moore st, and recently leased through the same brokers for 21 years with renewal privileges the adjoining property, No. 59 North Moore st. The present building at Nos 61-63 North Moore st will be renovated throughout and connected with a new structure to be erected at No. 59 North Moore st.

## REAL ESTATE NOTES

To lease, the offices on first floor of No. 56 Wall st, extending through to Pine st. See Wants and Offers.

Mr. P. C. Eckhardt, of 693 9th av, has returned from a three week's trip through Canada and Nova Scotia.

Mr. Nathan Hirsch, president of the Water Supervision Co., has returned from a four weeks' trip to Colorado.

Mr. A. M. Cudner, president of the R. M. Cudner Real Estate Co., has returned from a two weeks' vacation spent at Saratoga, N. Y.

Pease & Elliman, 309 Madison av, Manhattan, announce that Mr. F. R. Bain has been appointed manager of their business department.

Mr. Oscar W. Hamilton has recently opened an office at 251 5th av for the transaction of a general real estate and insurance business.

A renting man is wanted in a downtown real estate office, familiar with the district south of Canal st. See Wants and Offers.

The sale of the entire row of 3-family dwellings on Grant av and 166th st announced during the week appears in this week's conveyances.

Apartments from three to five rooms are most in demand on Lexington av., near 34th st. They command from $13 to $15 a room per month.

W. H. Deboey, of the Times Building, Broadway and 42d st, Manhattan, has been appointed general sales manager of Leonia Terrace, Leonia, N. J.

# WANTS AND OFFERS

## AT $25,000

An opportunity to purchase a bargain; NO. 65 WEST 83D ST., BETWEEN CENTRAL PARK WEST AND COLUMBUS AV., four-story, high-stoop private house; brownstone and brick front, foyer hall, laundry, and butler's pantry extension; lot 16.8x100.2; open plumbing; parquet floors; possession. Caretaker on premises, or N. L. & L. OTTINGER, Room 602, 31 Nassau St.

## FREE LABOR OFFICE

**Competent Italian Laborers and Mechanics Supplied Free of Charge**

BY THE

**Labor Information Office For Italians**

**59 Lafayette Street**

Telephone, 1198 Franklin NEW YORK

Send for circulars and application blanks

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

**TO LET—BUSINESS PURPOSES**

TO LEASE

The large, light and commodious offices on the FIRST FLOOR OF 56 WALL STREET, extending through to Pine Street, with vault and basement; also offices on upper floors if desired. Apply to WM. O. PLATT, 56 Wall Street, Room 401.

WANTED

Position of responsibility with large Realty or Construction Company, or firm of Architects in New York City, by man of superior ability, years of experience; familiar with real estate financial propositions; appraise buildings; expert in construction, specifications and supervisions; can handle men to do things. Present remuneration of secondary importance to quality of connections, appreciation and increase.
Address, EXPERT, 28-30 West 22d St., N. Y.

WANTED—Position, renting department, firm 14 to 42, by man of experience and good record; Salary; commission. "S. W.," Record and Guide.

## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

**TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.**
**TITLE DEPARTMENT, 37 LIBERTY ST.** } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

**EDWIN W. COGGESHALL, President and General Manager.**

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A RENTING MAN is wanted in an established down-town real estate office to take charge of the outside renting. Very favorable terms to one with knowledge of the district south of Canal St. Apply Saturday. A. H. MATHEWS, 82 Nassau St.

**Fine collection of Architectural Drawings and Photographs, giving details of famous buildings, arches, statuary, etc., the world over, to be sold cheap. Call or write L. S. MOORE, 100 Broadway.**

WANTED—Women as general helpers in the wards of Fordham Hospital. Salary, $15.00 per month and maintenance. Apply to Acting Supervising Nurse, Fordham Hospital, Southern Boulevard and Crotona Avenue. (37776)

TO LET—Storage room for builders. THOMAS CRIMMINS CONTRACTING CO., 444 E. 69th St., New York.

LADY experienced copying arch. drawings wants situation. 127 E. 7th St., Romeden.

WANTED—To purchase established real estate business or interest in same with good collections, by experienced broker; unquestionable standing. NEWALL, c|o Record and Guide.

## Hudson Mortgage Co.

*(Organized Under the Banking Law)*

**170 BROADWAY**

***CAPITAL $500,000***

**GOOD SECOND MORTGAGES**

**PURCHASED AND SOLD**

FOR SALE—Robinson's Atlas of New York, Vols. 1, 3, 4; of Manhattan Island, Vol. 4. Robinson and Pidgeon Atlas of New York, Vols. 5, 6, 7.
Bromley's Atlas, 3d edition, and owners' names; Battery to 155th st; also a map of bay and harbor. McGUIRE, 2880 Broadway.

NEW BUSINESS

Can be obtained by advertising in the RECORD AND GUIDE.

Geo. W. Robinson is the buyer of 309 West 107th st, recently sold by Thomas Shanley through Hillenbrand & Nasoit.

A number of apartment hotels in the district between 27th and 30th sts have been opened within the last year or so and they all report renting as very good with prices well maintained.

Herbert J. Cantrell, of Jerome and Fordham avs, Bronx, says that renting in Fordham Heights has been excellent, and that the demand for apartments and 2-family houses in that locality is unabated.

For some time past real estate operators have been buying up corners on Madison av, south of 34th st, and have placed them in the market for sale and to lease for long terms for business purposes.

Judge Guy, of the Supreme Court, has appointed Terrance Sullivan receiver of the rents of 44 Allen st pending a suit brought by Samuel Scheindelman against the H. L. Feldman Realty Co. and others to foreclose a mortgage of $6,800.

It is gratifying to the owners of business buildings on 5th av., above 23d st., the way stores, lofts and offices are being rented. The average price is between $2 and $2.50 a sq. ft., and it is difficult to procure a place of considerable size.

There is a strong undertone to the realty market in the section between 25th and 34th sts, Madison and Lexington avs. The property is in strong hands and it is predicted that there will be a material advance in values during the coming winter.

On lower 5th av., where there are still a few old dwellings that have not made way for business houses, it is customary for the owner to defray the cost of the alterations if for a short-term lease, but if for a long term, as 21 years, the tenant pays the bill.

There is a very good class of stores on Park av., above 59th st., and they draw their custom largely from the residential section west to 5th av. Store rents are high, but, judging from the small number of vacancies, there does not seem to be much trouble in securing tenants.

An old landmark in 30th st, east of Madison av, is doomed to go. Occupying part of a 34-ft. lot is a 3-sty frame dwelling which is being used at the present time, and very appropriately, as an antique shop. This property was sold about two years ago, and that sale was the first in about fifty years.

It is reported that Geo. B. Wilson, of Philadelphia, is the buyer of the six 5-sty flats at the junction of West 125th st and Hancock pl, sold recently by Leopold Weil for Harry Shwitzer.

Wood, Harmon & Co. sold 11 of the 2-family houses just completed in 44th and 45th sts, near 18th av, Flatbush, Brooklyn. The buyers are Andrew Olsen, William C. and Walter Nida, John S. Mirth, August West, Edward J. Plant, Mrs. Mary V. McLaughlin, E. J. Plant, Jr.; Eugene La Voe, Mary J. Tatten and Mrs. M. Whaley.

Wilgus, Kelly & Co., who recently opened spacious real estate offices at 3 East 14th st, appear to be well satisfied with the present and future outlook of the firm's business. Messrs. Wilgus & Kelly were formerly with Osgood, Pell & Co., 5th av, and are well known in real estate circles. With them are associated S. H. Hannan, broker, and W. F. Beal, the prominent operator.

John Donnelly, who was the broker in the sale of the northwest corner of Lexington av and 30th st, reports that there is in course of construction a 6-sty building for the use of the School of Applied Design for Women, which will be opened about January 1 next. The list of officers and directors includes Messrs. Henry B. Wilson, Charles G. Emery, Frank Tilford, Elihu Root, Archer M. Huntington.

Mr. David A. Clarkson, of Ogden & Clarkson, 60 Liberty st, Manhattan, in alluding to the quiet condition of the realty market, expressed the belief that the present situation is due in no small degree to the attractions in the stock market. In support of this theory he pointed to the large gain in the num-

ber of holders of New York Central stock which has increased within the last year from 9,000 to 15,000.

That part of the city bounded by 5th and Park avs., and 60th to about 90th sts., is practically devoted to private dwellings of the most advanced type. Everything that has been found for the comfort of the owner has been utilized to advantage, and that section is the "show part" of town. There are some apartments on Madison av. in this district, but they are few and far between and of the highest type.

A position is desired by a man familiar with real estate and who is an expert as well in construction. Another position is wanted by an experienced renting man with a good record. See Wants and Offers. It will also be noticed there that an opportunity is offered to dispose of an interest in an established real estate business, and an advertiser wishes it known that he has storage room for builders to let. In the same column attention is called to a set of atlases which are offered for sale.

Those private dwellings that are in the course of construction on 5th av., above 59th st., and on adjoining side streets, are being built according to the fashion of the present year; namely, white marble. The fashion changes frequently, and it is only a very few years ago that red brick with white trimmings surplanted the brownstone building, and the fashion to follow was light brick; then came the lime-stone front, and now white marble, which, by the way, goes back to the style of about 1875. The combination certainly makes a "city beautiful."

There is rather a unique building in the course of erection at 27 and 29 East 30th st. The entrance is through 121 Madison av., and, in reality, it is an addition to that building. The new addition is arranged as a 2-story house, part of each apartment being on two floors. The tenant that occupies the first floor front has his bed rooms and bath on the second floor back, while the occupant of the second floor front has his bed rooms on the first floor back. There are three rooms and bath to an apartment, and two apartments to a floor. The plot is 40 ft. front, so the rooms are all large and light. The parlors average nearly 20 ft. square, while one bed room is 16x22 ft., and the other 14x20. There is no provision for housekeeping, and it is classed as a bachelor apartment house. There has not been a vacancy in No. 121 Madison av. in sixteen years, though there have been some changes of tenancy during that period. Rather an unusual condition of affairs. A. O. Heddick is the architect.

## THE AUCTION MARKET

THE past week's auction offerings were of a greater variety than was contained in the budget for the preceding period. In addition to the monotonous legal sales the list included several of a voluntary nature for which good prices were realized. On Monday Bryan L. Kennelly sold to C. W. Wilonick for $11,300 a 3-sty brick building, 22.10x56.5, at 716 Washington st. Another parcel at 413 Lenox av, 25.5x90, a 3-sty dwelling, was knocked down by the same auctioneer to Ernest M. Strong at $25,600, considered a satisfactory figure. At the stand of Joseph P. Day, Nos. 10 to 20 West 138th st, three 6-sty brick tenements were struck off to the plaintiffs, Isaac Lieberman and Harris Friedman for $134,701. The amount due on judgment in this case was $2,119, subject to other mortgages for $119,135. On Tuesday no business was transacted in the auction room, but at the Court House in White Plains Bryan L. Kennelly sold about 327 acres of land in north Yonkers for $177,300, averaging nearly $540 per acre. This parcel was offered as a result of a foreclosure suit brought by the estate of Collis P. Huntington against Francis H. Kneeland. There being no competition the plaintiff secured the property. On Wednesday, among other properties, Mr. Day sold in foreclosure a parcel at the northwest corner of 2d avenue and 3d street, 24x100, a 4-sty brick building, with store, to Wm. H. Davidow for $40,500, and at another sale of a like nature he struck off a vacant plot, 50x100, on the south side of 236th st, 100 ft. east of Keppler av to J. B. Powers for $1,700. The third instalment of the Kneeland property was also sold on Wednesday. It consisted of 76 lots on Aqueduct, Harrison and Tremont avs, Macomb's road and 176th st, and was knocked down by Bryan L. Kennelly to the plaintiffs on a bid of $160,000.

### The Truth Distilled.

Once in a while the truth plumps out concerning some of the much acclaimed "suburbanettes." For example, as it can be found unadulterated in a recent Mount Vernon weekly:

"Let us be honest among ourselves. Can we, in view of present conditions, conscientiously urge those who are not now of us to share our lot? What have we to offer? Here are a few of the inducements: The poisonous water, the obnoxious and dangerous trolley service, the lighting extortion, the excessive railroad charges, the ice swindle, the exorbitant rents, the unparalleled apathy of the people concerning these ills and their entire indifference to all municipal questions. Until conditions are changed Mount Vernon seems to be a place to get away from."

Does any other little sister wish to speak?

### Managing an Apartment House—II.

To the Editor of Record and Guide:

My experience in managing property for the last ten years or more, both as a clerk in several offices, and managing property directly for the owners, has proven to me that it is not essential that an agent's office be located near the property over which he has absolute charge and sole management. In fact, I can quote many instances when the management of a house has received more careful attention, and the premises more regularly visited when the same is at a distance from the agent's office, than when across the street or around the corner. It is true that successful results depend largely on the character of the janitor, and it is essential that the managing agent be sufficiently discerning to select the proper man.

When one is hunting for an apartment the matter resolves itself into three heads: 1, locality; 2, price; 3, appearance.

The prospective tenants having decided on the neighborhood in which they wish to locate, make a thorough search for apartments within their means, making a mental note of those which are the most attractive in appearance, inquiring not only at the house showing the agent's sign, but also where an entrance is clean and shows careful attention. If the price and the arrangement is satisfactory, the prospective tenant, usually the wife, communicates with her husband or makes an appointment for the agent to meet her husband at his office, which is invariably downtown, and if references are satisfactory the lease is signed. This applies to one class of apartments as well as to another.

I claim that all New York improved property can be managed, considering all the conveniences for travel and telephone, just as successfully from a distance, as well as with an office on the premises.

WILLIAM S. DENISON.

141 Broadway, Manhattan.

### Continued Lot Buying on Staten Island.

Wood, Harmon & Co. recently compiled a statement showing the results of their 15 months' operations at South New York, Richmond Borough. The total number of lots sold at that time equaled 4,208, the aggregate selling price being $1,259,150, and the average price per lot about $300. In all 25 houses have been erected or are now in course of construction, of which 12 were completed and sold for $62,820. The building fund now totals $40,000 and will eventually amount to $100,000. It will be divided among those who actually start building during the first five years from the beginning of the undertaking. The chief tracts which have been opened are Additions 1, 2, 3 and 4, the first two having been almost entirely sold, and the third nearly so. At this rate it will take but a short time to close out the entire holdings of the company at South New York.

### A Bronx Catechism.

(Answers by the North Side Board of Trade.)

When was the District of Morrisania annexed to New York City?—In 1874.

When was the District of Chester annexed?—In 1895.

What City Department first had jurisdiction west of the Bronx River?—The Park Department, from 1874 until 1891.

What Department succeeded the Park Department?—The Department of Street Improvements, established in 1891.

When was the Borough of the Bronx created?—With Greater New York, in 1898.

What is its area?—Forty-two square miles.

What is its population?—400,000.

Is it a good place to live in?—Yes; cottages, 2-family houses and flats, provide homes for all tastes and pocket books.

What are the opportunities for higher education?—The New York University, Fordham University, and numerous academies and business colleges.

Are its churches numerous?—There are over 150; all denominations.

Is it a manufacturing centre?—Yes; the factories being chiefly in the lower section.

What are the shopping facilities?—Large and well stocked stores afford excellent opportunities for shopping to advantage.

What are the opportunities for business enterprise?—Its close proximity to the heart of New York City, with its enormous purchasing power of manufactured goods for home consumption, distribution and export; and the abundant supply of all classes of labor.

What facilities are offered to manufacturers?—The main railways of the United States have freight terminals here. Products can be shipped in bulk by rail and water to all points.

What are the commercial advantages?—An excellent water front on three sides, Hudson, Harlem and East rivers and Long Island Sound and their tributaries; about 59 miles.

What is its foremost civic organization?—Th North Side Board of Trade, composed of 400 of its leading business and professional men, organized to promote the commercial, industrial and material prosperity of the borough.

What are its possibilities?—Almost limitless; not being an island, but part of the mainland of the great Empire State,

"No pent-up Utica contracts our powers,
But the whole boundless Continent is ours."

# Of Interest to Property Owners.

## The Water-Meter Test Case.

VIEWS OF THE COUNSEL OF THE UNITED REAL ESTATE OWNERS ON THE KEOGH DECISION.

THE Department of Water Supply several months ago issued a large number of orders, requiring the owners of tenement houses in which there were stores to install water-meters "on pipes supplying the store floor, basement and yard of the premises." Under the construction placed by the department on the law, the Department claimed power to require a meter in every house in which there was a store, and it was frankly stated by the Water Register that orders would be issued in every such case. Hundreds of members of the United Real Estate Owners' Associations received these notices.

The statute under which the Commissioner derives his power is the following:

Section 475 of the Greater New York Charter:
"The commissioner of water supply is authorized in his discretion to cause water meters, the pattern and price of which shall be approved by the Board of Aldermen, to be placed in all stores, workshops, hotels, manufactories, office buildings, public edifices, at wharves, ferry houses, stables and in all places where water is furnished for business consumption, and if authorized to, either by resolution or ordinance of the Board of Aldermen, in all apartment houses, tenements, flat houses and private dwellings."

The Department claimed the right not only to meter the stores, but the apartments in the rear of stores, basements under the stores, toilets and sinks in the hall on the store floor, toilets and all other fixtures in the yard, etc. In other words, all of the fixtures on the store floor, basement and yard of the premises. The owner was given thirty days in which to comply with the order and upon failure to do so, the orders would be promptly issued to the City Plumber, who installed meters and charged the expense as a lien upon the premises. The charges of the City Plumbers in these cases were notoriously exorbitant.

In order to test the power of the Commissioner and to prevent the enforcement of what were considered unlawful orders, the United Real Estate Owners' Association decided to institute and prosecute to final judgment a series of test cases. The case of Smith vs. O'Brien was accordingly selected.

Mr. Adolph Bloch, of No. 99 Nassau st., counsel for the United Real Estate Owners' Association, upon being interviewed by a representative of the Record and Guide, with reference to the recent decision of Justice Keogh in this case, gave this account of the matter:

"The Department had issued orders requiring the installation of water-meters in premises No. 302 West 20th st., 191-93 8th av., 259 West 19th st., and 263 West 19th st., in this city. These premises presented all the questions sought to be decided. Some of the stores had apartments in the rear thereof, separated by solid wall partitions. These were occupied by the tenants of the stores, and contained the usual water fixtures, laundry tubs, toilets, sink, etc. Other stores in these premises were occupied wholly independent of any apartment. In all of the houses there were toilets either in the halls or in the yards, used jointly by the tenants of the stores and of the apartments above.

"We desired to bring the matter fairly and squarely before the Court for a decision. An application was made and granted for a preliminary injunction and an order to show cause why an injunction should not be issued *pendente lite*. This motion was argued before Mr. Justice Davis, who decided, upon the affidavits and briefs submitted, in favor of our contention and granted an injunction, restraining the Department from enforcing the order until final judgment had been rendered upon the trial of the case.

"It was the contention of the City upon the trial of the case, which was held before Judge Keogh, of the Supreme Court, briefly stated, that the Commissioner had authority to meter any water to which the tenant of any store has access. In other words, if the store was used as a stationery store, in which there were no fixtures and the store-keeper occupied the apartment in the rear of the store as a dwelling for his family and himself, using the water supplied in the apartment for domestic purposes and occasionally for use in the store, washing windows, scrubbing floors, etc., then the Department had authority to require the metering of the supply pipes in the apartments, because the tenant had access to such pipes and might, and in some cases would, use the same for a purpose connected with his business. Because a tenant of the store had access to the toilets in the yard, even though they may be used jointly with other tenants, yet, it was contended, that the City had a right to require them to be metered.

"I contended, as counsel for the plaintiff, that the language of the Statute was clear as to the intention of the Legislature. Water-meters should, in the discretion of the Commissioner, be required in stores, workshops, hotels, manufactories, etc., and places where water is furnished for business consumption, but should not be required to be placed in apartment houses, tenement houses and yards, except upon the authority of the Board of Aldermen. The effect of the order as referred to would be to place them in tenement houses. The reason for the distinction made by Section 475 is sufficiently obvious and familiar to the people of the City and has frequently been adverted to at hearings before the Legislature and the Board of Aldermen, when suggested changes of the law on this subject have been brought forward; namely, that it is public policy to curtail the waste of water furnished for business purposes and to encourage the use of water furnished for domestic purposes. In our crowded tenement districts, people would not keep clean if the water they used were to be paid for by measure. On this ground, all of the recent attempts to increase the power of the Commissioner in respect to the metering of tenement houses have failed. If the theory of the City were to prevail, this distinction of the law would be utterly ignored and apartments of store keepers and tenement houses would be required to be metered if they happened to be on the same floor as a store or near to it.

"It is to be noticed that Section 475 of the Charter does not authorize the Commissioner to regulate by water-meter all water *used* for business consumption, or all water that is *furnished* for business consumption, and it does authorize him "to cause water-meters to be placed in all stores, workshops, hotels, manufactories, office buildings, public edifices, at wharves, ferry houses, stables, and in all places where water is furnished for business consumption." It was evidently the intention of the Legislature to have water which is furnished for all purposes of business regulated by meters. The Statute enumerates some such places where water is used for business purposes, as stores, work shops, hotels, etc. It omits others, as theaters, opera houses, etc. It refers to them by the general description: "places where water is furnished for business consumption." The expressions given "stores," "ferry-houses," etc., make it perfectly clear as to what sort of "places" are referred to. Dwelling apartments and tenement houses are not "places in which water is furnished for business consumption," according to the proper interpretation of the Statute. It is not possible to meter every drop of water used for business and leave unmetered every drop used for domestic purposes, because a small quantity of water may be occasionally deferred for other purposes. Stores in which there are water fixtures through which water is furnished for business consumption would, therefore, be metered, but only such stores and not other portions of the premises.

"Judge Keogh, on the trial of the case, after hearing all of the witnesses and proofs presented by both the plaintiff and the defendant, and after consideration of the briefs submitted, rendered a decision sustaining our contention. He signed findings, and judgment was accordingly entered, by which it was adjudged that the Commissioner of Water Supply had no power to require the metering of any portion of the premises except the store proper, in which water fixtures were contained and by which water was actually furnished for business consumption. In other words, the apartments in the rear, toilets in the yard, used in common by the tenants of the house, etc., need not be metered, and the orders of the Department in that respect are absolutely null and void. The Corporation Counsel had concluded not to take an appeal and his time to do so has expired, so that the construction placed by the Supreme Court upon Section 475 of the Charter is now the law.

"I think that by the conduct of this case to a successful conclusion, the United Real Estate Owners' Association has rendered an important service to realty interests throughout the City. There are many houses in the City of New York, in which all of the fixtures throughout the house have been metered in obedience to former orders of the Department. In my opinion, the owners have unquestionably the right to disconnect the meters from all fixtures, except from those actually in the store itself. Mr. Ira J. Ettinger was associated with me in the conduct of this litigation. At our suggestion, committees have been appointed by the various local organizations constituting the United Real Estate Owners' Association for the purpose of considering the individual cases of members. In our opinion, the effect of the decision is that not only are the owners relieved from the burden of metering rear apartments, toilets, etc., but, in all cases where this work had been done pursuant to the orders issued, such portions of the premises may be disconnected from the meter.

"The grave question is also presented, whether the orders issued by the Department in the usual form are not absolutely illegal, and, consequently, the enforcement thereof by the Department was unwarranted by law, and we have now under consideration the advisability of instituting further actions for an adjudication declaring the charges made by the City Plumbers as unauthorized and to require the Department to cancel them as liens against the premises."

## Oppose Extension of Fire Limits.

REALTY interests and residents of the Bronx are thoroughly aroused over the proposed extension of the fire limits in that borough, for if the new lines suggested by the Underwriters and the Fire Department are actually established the construction of frame buildings will be prohibited in that portion of the Bronx south of Fordham rd. and Pelham av., with the exception of the section of Hunt's Point east of Spofford av, and Casanova st. It is argued that the proposition is ill-timed, unnecessary, and not adaptable to the era. A large part of the territory in question has already been given over to villa construction, and extensive property interests are desirous of continuing this class of improvement as heretofore. Should the proposed change become operative it is said that it will undoubtedly retard building of every sort in the West Bronx for several years to come, because of the increased cost of construction thereby.

Perhaps the greatest hardship would be felt by the small home seekers, many of whom have been planning to improve their vacant lots with moderate cost cottages and two-family houses. If the proposed extension of the fire limits is established they will be compelled to adopt other and more expensive building materials or dispose of their holdings, perhaps at a loss. This would result in the migration of a large number of desirable but disappointed citizens to places beyond the boundaries of the city. Not only would its influence be inimical to the best interests of the municipality, but harmful as well to both real estate and building activities within the territory affected.

In commenting on the situation Mr. Herbert J. Cantrell, of Jerome and Fordham avs., said he was of the opinion that the Committee on Fire Limits had taken up the subject prematurely, and that if the recommendations of the Fire Committee were adopted lot-owners would be subjected to considerable hardship. As far as building is concerned, Mr. Cantrell is also of the belief that the extension of the fire-limits would act as a deterent in this respect for the next five years. The present is no time for brick construction, he affirmed.

So far as the Middle Bronx is concerned, there is less opposition to the new fire line, although Mr. W. L. Varian, of 2777 Webster av., said that it would surely drive out the two-family house builder, and have a tendency for a while to interfere with the sale of vacant lots. The latter opinion is shared in by Mr. Walter E. Brown, of R. I. Brown's Sons, 3428 3d av., who said in unmistakable terms that the matter was being carried too far, and would, besides injuring the prospects for the sale of vacant property, discourage home-seekers and put a damper on many projected building operations.

It is the concensus of opinion, however, that frame building in rows should be prohibited, but that the construction of frame villas or single or two-family cottages of the detached order on plots fronting not less than 50 ft. should not be interfered with.

POSITION OF THE CIVIC LEAGUE.

Mr. W. W. Niles, of Niles & Johnson, 11 Wall st., President of the Civic League of the Bronx, informed the Record and Guide that the chief reason why the league is opposed to the extension of the fire limits is the belief that such extension is unnecessary and on account of existing conditions would be extremely harmful.

The Bronx will be without adequate transit facilities for many years to come, and the massing of population will exist only in the immediate vicinity of the existing transit lines. The rest of the Borough for a long time to come will have a population of little relative density and which will call chiefly for small residences and detached two-family houses. These should preferably be built of frame, not only on account of the original expense of building, but because they will be temporary and must eventually give way to more substantial buildings.

To extend the fire limits as proposed, would be to practically put an end to any further development throughout the greater part of the Borough, included within such extended fire limits, and would be a mistake which would cause enormous loss, from which the Borough in all likelihood would never recover. The prospective enormous increase in transit facilities to New Jersey and Long Island make it imperative that this mistake should not be committed. It might be well as a compromise measure to prohibit the erection of any frame building to accommodate more than two families anywhere within the Bronx.

### Harlem Property Owners' Association Meeting.

At a meeting of the Harlem Property Owners' Association, held on Friday evening, Sept. 13, at their rooms, No. 147 East 125th st, a committee was appointed to recommend to the committee appointed by the judges of the Municipal Court to revise their rules, and of which Justice Lauer is chairman, certain modifications in regard to Landlord and Tenant cases, as to the granting of time in hold-over cases when the first of any month falls on a Sunday or holiday, or when the first and second fall on a Sunday and Monday, as in September; the appearances of the judges on the bench at 9 A. M. sharp and not the clerk, and that when the judge is absent from court some other judge be assigned to his place. The question of the recent water meter decision, and also the excessive city plumbing charges, were matters also taken up.

## Washington Heights Taxpayers.

A MEMORANDUM OF THE MATTERS WHICH THEY WILL TAKE UP AND HOPE TO ADVANCE THIS FALL.

AMONG the matters to be considered by the Washington Heights Taxpayers' Association this fall are several of considerable importance to property interests, notably some relating to the increase of traffic facilities and transfers. The members of the association meet in the Corrigan Building, 157th st. and Broadway, on the fourth Friday of each month, and committee meetings are held on the second Wednesday. Reginald Pelham Bolton, the distinguished consulting engineer, is now filling the office of Secretary of this association. Mr. Bolton's business address is at 527 5th av. Among his other works he is consulting engineer for certain parts of the construction of the Grand Central Depot. It is a pleasure to note that so many building and real estate experts take an interest in our local taxpayers' societies.

The following are some of the important subjects of general interest with which this association is now dealing:

1. Increase of train facilities on the Subway system.
2. Extension of express and local train service on the Subway beyond 137th st.
3. The opening of the Subway extension to Van Cortlandt Park.
4. Establishment of union station at 221st st, Marble Hill.
5. Improvement and extension of the Hudson River Railroad and abolition of grade crossings.
6. Establishment of adequate passenger service on the Hudson River Railroad to 30th st.
7. Transfers between Subway and Elevated systems at 66th st. Additional station on 8th av Elevated line at 150th st.
8. Transfers between Subway and the Kingsbridge surface line at 168th st.
9. Increase of surface railroad facilities on Amsterdam av.
10. Extension of Union Railway surface line on 155th st to Amsterdam av.
11. Opening of Fordham swing bridge, and extension of trolley service on 207th st.
12. Provision of escalators at Subway stations, 168th st and 181st st, and at 155th st Elevated.
13. Additional stairways at the 137th st, 145th st and 157th st Subway stations.
14. Removal of vent houses at 135th st and 142d st.
15. Tree planting on Broadway north of 157th st.
16. Removal of telegraph masts and overhead wires on Broadway and Av St. Nicholas.
17. Care and planting of the Broadway central parkways, 136th to 167th st.
18. The carrying out of the recommendations of the City Improvement Commission relating to Washington Heights, including the acquisition of Inwood Hill Park, the widening and parking of 181st st and the parking of Dyckman st.
19. The commencement of the work of improvement of Riverside Drive, from 155th st to Spuyten Duyvil.
20. Advancing the work for the Hudson Memorial Bridge and the Fulton Memorial Viaduct.
21. Acquisition as parks of all lands west of Riverside Drive.
22. Preservation of Audubon Park, and establishment of Ornithological Museum in Audubon's old residence.
23. Improvement of parks, Fort Washington, St. Nicholas, Colonial, Speedway, Highbridge and Fort George.
24. Extension of the snow-removal schedule, established last year by action of this association.
25. Numbering of all buildings in accordance with the ordinance recently established.
26. Provision of drinking water supply in the Subway and Elevated stations.
27. The association will also be called upon to deal with the proposal to close public thoroughfares in the interests of the storage yards and shops of the Interborough Railway Co. at 218th st and 9th av; also to take steps to abate nuisances created by flat wheels on surface cars, the smoke nuisance on Hudson River Railroad, the public bathing places near sewer outlets, the regulation of amusement resorts, and infractions of Health Department regulations.
28. As in the past, special and standing committees have in hand numerous matters relating to public interest, such as opposing undue assessment and taxation of the locality, urging proper police protection, repaving streets and sidewalks, street cleaning and ash removal, street lighting, sewerage, street openings, etc.

## Public Works.

BRONX PETITIONS.

Petitions for the following indicated improvements have been filed with the local boards in the Bronx:

Repairing sidewalks on 149th st and Mott av. Estimated cost, $600; assessed valuation, $54,000.

Regulating, grading, etc., west of 162d st, between Summit and Ogden avs. Estimated cost, $5,800; assessed valuation, $79,'570.

Erecting guard rails on Webster av. Estimated cost, $250; assessed valuation, $60,000.

Paving with asphalt and granite block Broadway, from Spuyten Duyvil Creek to the city line. Estimated cost, $250,000; assessed valuation, $903,380; Union Railway Co.'s share, $59,670.

683. Acquiring title to the lands necessary for Van Cortlandt Park South, from Mosholu Parkway to Broadway, where not heretofore acquired.

669. Laying out an extension of Depot pl, from Sedgwick av to West 169th st, to a width of 30 ft., as per diagram. On August 22 this matter was laid over to this date at the request of petitioners' counsel.

664. Broadway, paving with asphalt blocks on concrete from Spuyten Duyvil Creek to the north line of the city, and with granite blocks on concrete in the centre thereof, where the grade is over 4 per cent., and setting curb where necessary.

684. Acquiring title to the lands necessary for Beach av, from Gleason av to Bronx River av.

685. Acquiring title to the lands necessary for Tremont av, or East 177th st, from its present terminus at Fort Schuyler road to the Long Island Sound at Locust Point.

686. Acquiring title to the lands necessary for opening Throggs Neck Boulevard, from Eastern Boulevard to the East River.
687. Acquiring title to the lands necessary for opening Fort Schuyler road, from Westchester Creek to the East River, and the shore drives from Fort Schuyler road to Fort Schuyler Park.
688. Acquiring title to the lands necessary for Throggs Neck sq, bounded by Throggs Neck Boulevard, Dewey av, Sampson av and Fort Schuyler road, and intersected by Tremont av or East 177th st.

### Bronx Sewer Work.

Bids are to be opened on Sept. 26 for sewer construction in the following streets:

Valentine av, from 201st st to Bedford Park Boulevard.
Waterloo pl, from 175th to 176th st.
Anthony av, from Burnside av to 180th st.
West 170th st, from Boscobel to Inwood av.
East 235th st, from Keppler to Mt Vernon av.
Lawrence av, from 167th st to Lind av.
White Plains road, from Neil to Morris Park av.
Bids for paving contracts will be received for:
Concord av, from 141st to 142d st.
Honeywell av, from Tremont av to 182d st.
East 186th st, from 3d to Park av.
Cypress av, from 138th to 143d st.
Fairmont pl, from Prospect to Clinton av.
East 176th st, from 3d to Park av.
East 137th st, from Willow av to Southern Boulevard.
Bids for regulating and grading the following streets will also be opened:
Randall av, from Leggett av to Bronx River.
Macombs road, from Aqueduct av to Featherbed lane.
East 199th st, from Bainbridge to Jerome av.
Summit pl, from Boston to Heath av.
Johnson av, from Kappock st to 227th st, and Spuyten Duyvil road, from Johnson av to West 230th st.
East 147th st, from St. Mary's pl to Southern Boulevard.
East 199th st, from Webster to Marion av.
Popham av, from 176th st to Montgomery av.
Also, for the reletting of the remaining work on the Webster av storm relief sewer, a 7-ft. tunnel construction, which extends from Webster av west to the Harlem River. The original contractor, Wm. F. Flanigan, has died, and his heirs resign the contract, which has been in a large measure executed.

### House Numbers.

A recently adopted ordinance relates to the conspicuous numbering of buildings in Manhattan, which is one of the matters in which the Washington Heights Taxpayers' Association collaborated with the West End Association, but the requirements do not seem to be widely known to taxpayers.

Section 1. The owner of every building in the Borough of Manhattan, City of New York, upon a street to which street numbers have been assigned, shall cause the street number of the same to be plainly and legibly displayed in such manner that the same may be seen and read from the sidewalk in front thereof.
Sec. 2. Any person violating this ordinance shall be liable to a penalty of $25, to be recovered in an action which shall be brought by the Corporation Counsel after giving thirty days' written notice to the owner of the building to comply with the ordinance. Such notice shall be given by depositing the same, together with a copy of this ordinance, in a postpaid wrapper in the New York post office, addressed to the owner of the building at the building.

### Obstruction in Streets.

Where there is an obstruction of a permanent nature upon a public street, particularly where it is of long standing and a right to maintain it is asserted, a court of equity will entertain jurisdiction of the matter upon an injunction proceeding brought by the city. Where a permit for a vault contemplated an opening under, but not through, the sidewalk, and the ordinance in force when the permit was issued regulating such openings expressly limited them to the space within five feet of the building line, an opening through the sidewalk and beyond that distance constituted a nuisance per se. No lapse of time will deprive the public of its right to have an encroachment on a highway removed, where the encroachment does not extend to the full width of the highway and entirely cut off travel. Where it does not appear that the city at any time possessed authority to permit a certain encroachment upon a public street, it may not be inferred by lapse of time that a permit therefor was issued.

### Large Profit in Police Farm.

It is understood that the Queens County Grand Jury is likely to investigate the facts connected with the acquisition of the police horse farm at Flushing. The city paid $105,000 for the tract which consists of about 22 acres located in the vicinity of Kissena Lake. Previous to this purchase the same property was sold by Frederick Schumacher to James A. Hennessy for $22,000. Mr. Hennessy was the representative of the Cortland Realty Company. The parcel then found a purchaser in Geo. A. Logan, who conveyed the property to Dr. E. P. Porter, who finally sold the tract to the City of New York as a police farm and stable.

### New "Poor's Manual" Out.

The following are the members of the House and Real Estate Own- issued. It is in all respects the most complete volume of the entire series, embracing 2,000 pages of condensed information concerning the railroad, street railway and industrial corporations of the United States.

## Allied Real Estate Interests and the Building Code

REAL ESTATE interests may be expected to give considerable attention to the report of the Building Code Commission when it appears and to ask for an opportunity to do this before the Aldermen take final action. From present appearances there will be no chance for property interests to be represented in the framing of the code in advance of the report, as real estate interests are not definitely represented. Apart from the representatives of the municipal government, only underwriters, architects, engineers and builders are charged with this work, and owners have no voice. In a report which the Law Committee has made to the Allied Real Estate Interests of the State of New York, the recommendation is made that the association not only concern itself with the building code revision but also with the charter revision soon to be undertaken. Throughout the city extends a feeling that property interests should be consulted and not ignored when such fundamental bodies as the Public Service, the Building Code and the Charter Revision Commissions are named.

The first subject which receives the attention of the Law Committee of the Allied Interests in its report is the matter of the amendments to the Mortgage Tax Law which were deemed necessary to perfect it. The committee prepared a draft of the bill which was introduced by Senator Page and Mr. Wainwright, and thereafter participated actively in the hearings before legislative committees on the subject, and had considerable influence upon the form of the bill which was finally passed and has become Chapter 340 of the Laws of 1907. This bill incorporates in the law the matters which were desired by this Association and perfects it in technical details.

In addition to this work the Committee held weekly meetings, at which all bills relating in any manner to real estate were examined and discussed, and reports were made to the Board from time to time as to the desirability of the proposed legislation and the form of the bills, with recommendation as to the action thereon. This work was valuable and in some measure influential, both in preventing undesirable legislation and in promoting desirable bills, especially in criticising proposed legislation on matters of form and technical detail. The Committee recommends that this work be made a permanent feature of the organization:

There is much legislation proposed each year which affects real estate directly or affects the procedure and substantive law relating to the ownership and evolution of real property which should be carefully examined and criticised, both for matters of substance and form. So far as your committee is advised, there is no other organized effort in the State to watch legislation on behalf of the real estate interests.

There are other subjects which should engage the attention of this organization and its law committee in the future. A commission is now sitting to revise the Building Code of the City of New York. The work of that commission should receive attention and arrangements should be made to protect the interests of real estate owners so far as they can be affected by the work of that commission and to make suggestions as may be advantageous to builders and owners of real estate.

The commission to revise the city charter may appropriately take up subjects which will affect the interests of real estate owners in various ways, and we should seek an opportunity to make suggestions to that commission upon the subjects which affect the interest of our members, especially as it may be possible through that commission to settle the subject of bay windows and other projections upon the public streets. If that subject be not settled in the charter revision, the settlement of it will be a very important activity in which this organization must engage during the next session of the Legislature.

A commission is about to be appointed to consider the advisability of introducing a title registration system in this State. This matter is important to our members, and this organization should be prepared to aid that commission with advice and information and to receive through that commission knowledge which will aid this organization in determining whether it would be advisable to adopt such a system in this State.

Rapid transit legislation, the examination of the revision of the real property law, and other subjects which will come up during the next session of the Legislature, will furnish plenty of work for the law committee which will act during the next year. All these subjects are important, and action on them will be necessary from time to time. For that action, the advice of your law committee will be necessary.

The committee expressed appreciation of the support and consideration which it has received from the Board and expresses to the President its thanks for his sympathetic, active and laborious co-operation with its work, and participation in its deliberations. The report is signed by Walter Lindner, Stanley W. Dexter, R. B. Babbage, E. F. Clark, Middleton H. Borland.

### Delegates Elected.

The following are the names of the House and Real Estate Owners' Association of the 12th and 19th Wards elected as delegates to the United Real Estate Owners' Association for 1908; also the finance committee for 1908: Adolph Block, Henry Block, Geo. G. Banzer, John G. Bauer, Fred Boss, Geo. H. Beck, Marcus Beckmann, Jos. Ceyka, P. M. Clear, Herman Eisenkramer, Edward Engel, Chas. W. Eidt, Frank Eberhart, Aug. Ganzenmuller, Geo. Hedesheimer, Fred Kirchoff, Samuel Kopp, Wm. H. Mehlich, Louis Moeschen, Arthur Muhlker, Chas. Sayer, J. C. Steuer, B. H. Strauss, C. H. Schnelle, Ad. Scheibel, Rudolph Troest, John Volz, H. G. Wynn. The finance committee elected is composed of Rudolph Troest, J. Fred Boss and Chas. Rausch.

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

161st st West, Nos 544, 546, 548, 574, 576 and 578; repairing sidewalks.
46th st West, No 50; repairing sidewalk.
92d st West, No 208; repairing sidewalk.
95th st East, No 140; repairing sidewalk.
Clay av, 166th and 167th sts; sewers, &c.
Teller av, 165th and 167th sts; sewers, &c.
Findlay av, 165th and 167th sts; sewers, &c.
College av, 165th and 167th sts; sewers, &c.
165th st and 167th st, between Clay and Morris avs; sewers, &c.
College av, 163d and 164th sts; sewers, &c.
137th st, 3d to Rider av; paving, &c.
164th st, Walton av and Grand Boulevard and Concourse; sewer, &c.
Grand Boulevard and Concourse, w s, between 164th st and Pond pl; sewer, &c.
Brown pl, 135th to 138th st; regulating and paving.
162d st, Prospect to Westchester and Stebbins avs; regulating, &c.
136th st, from w s Cypress av to East River; paving, &c.
Robbins av, 149th st to Westchester av; paving and curbing.
Chisholm st, Stebbins to Intervale av; regulating, grading, &c.
176th st, Harlem River and Sedgwick av; sewer, &c.
Sedgwick av, 176th and 177th sts; sewer, &c.
178th st, Southern Boulevard to Prospect av; sewer.
183d st, 3d to Webster av; paving and curbing.
188th st, Arthur and Bathgate avs; sewer, &c.
Lorillard pl, 188th and 189th sts; sewer, &c.
Waterloo pl, 175th to 176th st; regulating, grading, &c.
Cameron pl, Jerome to Morris av; regulating, grading, &c.
Echo pl, Tremont av to Echo Park; regulating, grading, &c.
Edgewater rd, Westchester av to West Farms rd; regulating, grading, &c.
197th st, Creston and Bainbridge avs; regulating, grading, &c.
Decatur av, 207th st to Gun Hill rd; regulating, grading, &c.
Parkside pl, 207th st and Webster av; regulating, grading, &c.
Scammel st, Madison and Henry sts; sewer.
Lafontaine av, Tremont av to Quarry rd, at 182d st; paving and curbing.
Grand Boulevard and Concourse, 183d and 189th sts; sewers, &c.
First unnamed street east of Bronx River, Tremont av to 180th st; regulating, grading, &c.

ASSESSMENTS DUE AND PAYABLE.

Villa av, Southern Boulevard to Van Courtlandt av; regulating, grading, &c.

ASSESSMENTS COMPLETED.

Walton av, 172d st to Fordham rd; regulating, grading, &c.
196th st, Jerome to Marion av; regulating, grading, &c.
Whitlock av, Longwood av to Hunt's Point rd; regulating, grading, &c.

BILLS OF COSTS.

139th st, from a point 425 ft w Broadway to Riverside.
139th st, Convent to Amsterdam av.
177th st, Boston rd to Bronx River.
Johnson av, Spuyten Duyvil rd to 230th st.

## HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Sept. 23.

Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Boston rd, White Plains rd to north line of city, at 10 a m.
Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m.
E 222d st, 7th av to Hutchinson River, at 3 p m.
West Farms rd, Bronx River to Westchester Creek, at 3 p m.
Grand Boulevard and Concourse, E 161st st to Mosholu Parkway, at 3 p m.
Lawrence av, Lind av to W 167th st, at 3 p m.
Bridge at 153d st, at 11 a m.
Garrison av, Maspeth av to Flushing av, at 1 p m.
Public park, Southern Boulevard, Pelham av and Crotona av, at 1 p m.
The Parkway, Grand Boulevard and Concourse and Claremont Park, at 2 p m.
Haven av, W 177th to W 181st sts, at 11 a m.
West Farms rd, Bronx River to Westchester Creek, at 12 m.
Highbridge Park, between 159th and 172d sts, at 1 p m.
E 233d st, Bronx River to Hutchinson River, at 2 p m.

Tuesday, Sept. 24.

Strip of land at Boulevard Lafayette, at 10.30 a m.
Corlears Hook Park addition, at 2 p m.
Bronx Boulevard, Old Boston Post rd to E 242d st, at 3 p m.

Wednesday, Sept. 25.

Perry av, between Mosholu Parkway North and Woodlawn rd, at 2 p m.
Northern av, north of 181st st, at 2 p m.
Bronx Park addition, at 10 a m.

Thursday, Sept. 26.

Lane av, between Westchester av and West Farms rd, at 11 a m.
W 162d st, Broadway to Riverside Drive, at 11 a m.
Two public parks east of Boulevard Lafayette, at 2 p m.
Bridge at Highbridge, at 3 p m.

Friday, Sept. 27.

Jay st, Richmond, at 12 m.
Bronx st, E 177th to E 180th st, at 1.30 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Sept. 20, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*138th st, Nos 10 to 20, s s, 120 w 5th av, 125x99.11, three 6-sty brk tenements, stores in Nos 14 and 16. (Amt due, $16,435.43; taxes, &c, $2,119.46; sub to prior morts aggregating $119,135.67.) David Levy et al ..... $134,701
236th st, s s, 100 e Kepler av, 50x100, vacant. (Amt due, $2,448.38; taxes, &c, $375.) (Creditors sale.) J B Powers ..... 1,700
2d av, No 54 | n e cor 3d st, 24x60, 4-sty brk
3d st, No 43 | building and store. (Amt due, $34,033.30; taxes, &c, $1,836.90.) Wm H Davidow ..... 40,050
139th st, No 249, n s, 194.1 e 8th av, 32.4x 99.11, 4-sty brk and stone dwelling (voluntary). L M Hirsch ..... 17,900
86th st, No 57, n s, 50.6 e Columbus av, 22x 100.9, 4-sty brk and stone dwelling, with 3-sty brk extension (exrs sale). Wm F W Veysey ..... 46,300
80th st, No 156, s s, 70 6 e Lexington av, 19x 102.2, 3-sty brownstone dwelling (voluntary). Herman H Ottenberg ..... 18,400
3d av, w s, 201.2 s 173d st, 50.1x80.6x50x 85.5, vacant. (Partition.) William E Read, party in interest ..... 9,500
Arthur av, No 2415, w s, 127.7 n 187th st, 25x113.3x25x113.5, 2-sty frame dwelling. (Partition.) James N Crank ..... 2,500
27th st, Nos 306 to 312, s s, 100 e 2d av, 85x 98.9, two 6-sty brk tenements and stores. (Amt due, $49,112.60; taxes, &c, $317.) Adj sine die.....—

BRYAN L. KENNELLY.

Washington st, No 716, w s, 27.4 s 11th st, 22.10x50.11x23.5x56.5, 3-sty brk building (voluntary). C W Wilonick ..... 11,300
Lenox av, No 413, w s, 23.7 s 131st st, 25.5x 90, 3-sty brk dwelling (voluntary). Ernest M Strong ..... 25,600
*Tremont av | s e cor Aqueduct av, rune e —
Aqueduct av | to Harrison av (proposed) x
Harrison av | s to proposed st, x w — to Aqueduct av, x n — to beginning, lots 1 to 31 .....
Macomb's road | n e cor 176th st (proposed),
176th st | runs n w — to proposed st,
Harrison av | x e — to Harrison av (proposed) x s — to 176th st (proposed), x w — to beginning, lots 32 to 57 .....
Harrison av | n e cor 176th st (proposed),
176th st | runs n — to Tremont av, x
Tremont av | n e to a lane, x s — to 176th st (proposed), x w — to beginning, lots 58 to 77, vacant .....
(Amt due, $808,339.64; taxes, &c, $40,998.) Covering this and other property Arabella D Huntington extrx et al.....160,000

SAMUEL MARX.

72d st, No 442, s s, 50 w Av A, 16.8x75, 3-sty brk tenement. (Amt due, $4,784.08; taxes, &c, $608.97.) Ernest Schaefer, party in interest ..... 6,100

| | |
|---|---|
| Total ..... | $474,051 |
| Corresponding week, 1906..... | 120,100 |
| Jan. 1st, 1907, to date..... | 30,954,864 |
| Corresponding period, 1906..... | 23,194,694 |

## VOLUNTARY AUCTION SALES.

Sept. 24.

By BRYAN L. KENNELLY.

191st st West, s s, 100 ft e St Nicholas av, plot 150x104.6.

Sept. 27.

98th st, Nos 334-6 E, 5-sty brk building, 50x 100.11.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Sept. 21

No Legal Sales advertised for this day.

Sept. 23.

11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100, 3-sty brk loft and store building. Max Levi agt John S Buzzini et al; Strasbourger, Weil, Eschwege & Schallek, att'ys, 74 Broadway; Oscar P Willman, ref. (Amt due, $15,745.62; taxes, &c, $741.60; sub to a mort of $18,000.) Mort recorded Dec 27, 1905. By Joseph P Day.

Sept. 24.

191st st, s s, 100 e St Nicholas av, 150x95.9x 150.3x104.3, vacant. Andrew J Connick agt Zachariah Zacharias et al; Harold Swain, att'y, 176 Broadway; Sylvester L H Ward, ref. (Amt due, $4,514.19; taxes, &c, $9,498.91.) Mort recorded Apr 22, 1905. By Bryan L Kennelly.
Broadway, Nos 2689 to 2695 | s w cor 103d st,
103d st, No 240 | 100.11x120, 10-sty brk and stone hotel. Joseph Hamerschlag agt Netherlands Construction Co et al; A L & S F Jacobs, att'ys, 30 Broad st; Edw D Dowling, ref. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Mort reforded Sept 29, 1905. By Joseph P Day.

Sept. 25.

100th st, No 105, n s, 51 e Park av, 25x75, 5-sty brk tenement. Adolf Wolff agt The Knepper Realty Co et al; Geo B Hayes, att'y, 31 Nassau st; Wm F Wund, ref. (Amt due, $16,889.26; taxes, &c, $72.) Mort recorded June 2, 1905. By Samuel Marx.
225th st, n s, 205 e 2d st, 100x114, Wakefield. James M Beam agt Sarah F Van Tassell et al; Edw A McCue, att'y, 61 Park Row; Geo A Steves, ref. (Partition.) By Joseph P Day.
213th st, n s, 100 e Maple av, Wakefield, 50x100. Irving Realty Co agt A Shatzkin & Sons, Inc, et al; Hillquit & Hillquit, att'ys, 320 Broadway; Lawrence Cohen, ref. (Amt due, $649.44; taxes, &c, $4.42; sub to a mort of $8,000.) Mort recorded June 11, 1906. By Joseph P Day.
Home st, No 1074, s s, 211.1 e Stebbins av, 17.1x69.3x23.9x85.8, 2-sty frame dwelling.
Home st, No 1076, s s, 228.2 e Stebbins av, runs e 24.10 x s 41.11 x s e 2.5 x s w 36.9 x n 69.3 to beg, 2-sty frame dwelling.
Home st, s s, 252.11 e Stebbins av, runs e 25 x s 31.10 x s e 65.2 to Intervale av, x s w 25 x n w 75.3 x n 41.11 to beg, vacant.
Intervale av, n w s, 655.7 n e 167th st, 75x 72.10, vacant.
Interior parcel beg at a point 91.1 n w Intervale av and 74.1 s Home st, runs n e 24.7x s 11.7 x s w 14.6 x n w 18.3 to beg.
Isaac A Benequit et al agt Joseph Cohen et al; John L Bernstein, att'y, 5 Beekman st; Thomas F Donnelly, ref. (Partition.) By Joseph P Day.

Sept. 26.

145th st, n s, 200 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No. 2; Bowers & Sands, att'ys, 31 Nassau st; James R Deering, ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Samuel Goldsticker.
145th st, n s, 125 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No. 1; Bowers & Sands, att'ys, 31 Nassau st; James R Deering, ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Samuel Goldsticker.
69th st, Nos 315 to 323, n s, 225 w West End av, 124.8x100.5, three 6-sty brk tenements and stores. Archibald H Murdock agt Andrea Avitabile et al; Lexow, Mackellar & Wells, att'ys, 43 Cedar st; J C Julius Langbein, ref. (Amt due, $23,317.95; taxes, &c, $894.03.) Mort recorded June 26, 1905. By James L Wells.

(Continued on page 455).

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on MONDAY, SEPTEMBER 30, 1907,

For furnishing and delivering fire hose and play pipes.

For full particulars see City Record.

ROBERT W. HEBBERD, Commissioner.

The City of New York, September 17, 1907.

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

8TH WARD, SECTION 3; 22D WARD, SECTIONS 4 and 16; and 29TH WARD, SECTION 16. 11TH AVENUE—REGULATING AND GRADING, from 15th Street to Terrace Place, and 11TH AVENUE—CURBING, from 15th Street to 18th Street. 29TH WARD, SECTION 16. BEVERLY ROAD—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, between Flatbush and Bedford Avenues. JOHNSON AVENUE—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, from Coney Island Avenue to First Street. AVENUE D—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, between Flatbush and Rogers Avenues. 30TH WARD, SECTION 18. 85TH STREET—GRADING, PAVING GUTTERS, CURBING AND RE-CURBING, between 1st and 4th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37779)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. SEWER AND APPURTENANCES in CLAY AVENUE, between East 166th and 167th Streets; in TELLER AVENUE, in FINDLAY AVENUE, and in COLLEGE AVENUE, between 165th and 167th Streets; in EAST 165TH and EAST 167TH STREETS, between Clay and Morris Avenues. COLLEGE AVENUE—SEWER, between East 163d and 164th Streets. EAST 137TH STREET—PAVING AND SETTING CURB, from 3d to Rider Avenues. SEWER AND APPURTENANCES in EAST 164TH STREET, between Walton Avenue and Grand Boulevard and Concourse, and in GRAND BOULEVARD AND CONCOURSE (west side), between East 164th Street and Pond Place. BROWN PLACE—REGULATING AND PAVING, from East 135th to 138th Streets. 23D WARD, SECTION 10. EAST 162D STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Westchester and Stebbins Avenues. EAST 136TH STREET—PAVING AND SETTING CURB from the west side of Cypress Avenue to the East River. ROBBINS AVENUE—PAVING AND CURBING, from 149th Street to Westchester Avenue. 23D WARD, SECTION 11. CHISHOLM STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Stebbins Avenue to Intervale Avenue. 24TH WARD, SECTION 11. SEWERS in WEST 176TH STREET, between Harlem River and Sedgwick Avenue, and in SEDGWICK AVENUE, between West 176th Street and summit north of West 177th Street. EAST 178TH STREET—SEWER, from the Southern Boulevard to Prospect Avenue. EAST 183D STREET—PAVING AND CURBING, from 3d Avenue to Webster Avenue. SEWERS in EAST 188TH STREET, between Arthur and Bathgate Avenues, and in LORILLARD PLACE between East 188th and 189th Streets. WATERLOO PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 175th to 176th Streets. CAMERON PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jerome to Morris Avenues. LAFONTAINE AVENUE—PAVING AND CURBING, between Tremont Avenue and the Quarry Road at East 182d Street. ECHO PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Tremont Avenue to Echo Park. SEWERS in the GRAND BOULEVARD AND CONCOURSE (both sides), between East 183d and 189th Streets, and in FIELD PLACE, between Ryer Avenue and the Grand Boulevard and Concourse. EDGEWATER ROAD—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Westchester Avenue to West Farms Road. 24TH WARD, SECTION 12. EAST 197TH STREET—REGULATING, GRADING, CURBING, FLAGGING a space of four feet wide, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, between Creston and Bainbridge Avenues. DECATUR AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 207th Street to Gun Hill Road. PARKSIDE PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, between East 207th Street and Webster Avenue, near 210th Street. 24TH WARD, ANNEXED TERRITORY. FIRST UNNAMED STREET EAST OF THE BRONX RIVER (Devoe Avenue)—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Tremont Avenue to 180th Street.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 11 to 25, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN:

22D WARD, SECTION 4. WEST 46TH STREET—REPAIRING SIDEWALK, in front of No. 50. COLUMBUS AVENUE—ALTERATION AND IMPROVEMENT TO SEWER, east side, between 74th and 75th Streets. 12TH WARD—SECTION 5. WEST 92D STREET—REPAIRING SIDEWALK, at No. 208. EAST 95TH STREET—REPAIRING SIDEWALK, at No. 140. 12TH WARD, SECTION 6. 118TH STREET AND LENOX AVENUE—RECEIVING BASIN, on the southeast corner. WEST 143D STREET—SEWER, between the Harlem River and Lenox Avenue. WEST 144TH STREET—SEWER, between Harlem River and Lenox Avenue. 12TH WARD, SECTION 7. 145TH STREET AND BROADWAY—RECEIVING BASIN, on the southeast corner. WEST 152D STREET—SEWER, between 8th Avenue and Macomb's Dam Road. 12TH WARD, SECTION 8. ST. NICHOLAS AVENUE—FLAGGING AND RE-FLAGGING SIDEWALK, east and west sides, between 169th and 181st Streets. WEST 161ST STREET—REPAIRING SIDEWALK, at Nos. 544, 546, 548, 574, 576 and 578. WEST 167TH STREET—REGULATING, GRADING, CURBING AND FLAGGING, from Amsterdam Avenue to Audubon Avenue. WEST 174TH STREET—SEWER, between Amsterdam Avenue and Audubon Avenue. SEWERS IN 203D STREET, between the Harlem River and summit west of Ninth Avenue; and in 9TH AVENUE, between 202d and 204th Streets. WEST 204TH STREET—SEWER, between Harlem River and 9th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 10, 1907. (37681)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

7TH WARD, SECTION 1. SCAMMEL STREET—SEWER, between Madison and Henry Streets.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—TEMPORARY STORM WATER SEWER, from the easterly side of Columbia Avenue to Bodine's Creek. 3D WARD. REGULATING, GRADING, PAVING AND LAYING CROSSWALKS AND DISH GUTTERS in HATFIELD AVENUE, from Richmond to Nicholas Avenues, and in LAFAYETTE AVENUE, SHARP AVENUE and ELM STREET, from Harrison Avenue to Hatfield Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-3)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 18 to October 2, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, in FINDLAY AVENUE, between East 165th and 167th Streets; in COLLEGE AVENUE, between East 165th and 167th Streets; in EAST 166TH STREET, between Webster Avenue and Morris Avenue. 24TH WARD, SECTION 12. VILLA AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Southern Boulevard to Van Cortlandt Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 17, 1907. (37795)

## PROPOSALS

Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock a. m. on

WEDNESDAY, SEPTEMBER 25, 1907.

For furnishing all the labor and materials necessary or required to furnish and install certain steam cooking apparatus, a steam boiler and other fixtures, together with all necessary steamfitting and other work incidental thereto, in the dining pavilion on the grounds of the Tuberculosis Sanatorium at Otisville, Orange County, N. Y.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated September 13, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks, until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn,

For furnishing and planting trees and shrubs in McLaughlin Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37619) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of The Bronx.

For furnishing and delivering ten thousand (10,000) linear feet two-pipe iron fence (No. 1, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907.
Borough of Brooklyn.

For repairs and alterations to steam heating apparatus in the shelter house, Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Headquarters of the Fire Department of the City of New York, Nos .157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

MONDAY, SEPTEMBER 23, 1907,
Borough of Manhattan.

For furnishing and delivering five hundred (500) tons of anthracite coal for companies located south of Fifty-ninth street, Manhattan.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated September 10, 1907. (37633)

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Department of Correction, No. 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Manhattan.

For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated September 10, 1907. (37640)

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock noon on

MONDAY, SEPTEMBER 23, 1907,
Borough of Brooklyn.

For furnishing and delivering 100 draft horses.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated September 9, 1907. (37625-1)

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Boroughs of Brooklyn and Queens.

For furnishing and delivering top soil or garden mould to parks and parkways in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37654-1) Commissioners of Parks.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids for the placing of filling in rear of bulkhead wall at Blackwell Section, between 77th and 79th Streets, East River, Manhattan, will be received by the Commissioner of Docks at Pier A, North River, until 12 o'clock (noon), Monday, September 23, 1907. (For particulars see City Record.) (37748)

HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze
AND
IRON WORK

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and delivering topsoil or garden mould to various parks in the Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37647-1) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of The Bronx.

For furnishing and delivering timber (No. 4, 1907) for parks, Borough of The Bronx.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37647-2) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and delivering four thousand (4,000) cubic yards (double screened) Hudson River road gravel to Parks and Parkways, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37661) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For furnishing and delivering three thousand (3,000) cubic yards fine bank gravel on Bridle Path, Ocean Parkway, between Prospect Park and Coney Island.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37654-2) Commissioners of Parks.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock noon on

MONDAY, SEPTEMBER 23, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing and delivering 150 sets single cart harness.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.
Dated September 9, 1907. (37625-2)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Brooklyn.

For repairs and alterations to boilers and hot water heating apparatus in the greenhouse, Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock p. m. on

THURSDAY, SEPTEMBER 26, 1907,

For the construction and electrical equipment of the subway station tracks and the electrical equipment of the elevated railway tracks of the Williamsburg (New East River) bridge, over the East River, between the Boroughs of Manhattan and Brooklyn.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.
Dated September 12, 1907.

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Department of Public Charities, Foot of East Twenty-sixth street, New York.

TO CONTRACTORS.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, SEPTEMBER 23, 1907.

For furnishing all the labor and materials necessary to build and turn over to the Department of Public Charities, in perfect working order, a steamboat.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.
Dated September 9, 1907. (37734)

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Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 o'clock a. m. on

WEDNESDAY, SEPTEMBER 25, 1907,

For furnishing all the labor and materials necessary or required to effect certain alterations and repairs to the Department Building, southwest corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.
Dated September 13, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building an extension to Pier between 51st and 52d Streets, Brooklyn, Contract No. 1092, will be received by the Commissioner of Docks, at Pier A, Battery Place, until 12.00 o'clock noon, Friday, September 27, 1907. (For particulars see City Record.)

(37704)

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, SEPTEMBER 26, 1907,
Borough of Manhattan.

For all labor and materials required for the erection and completion of an addition to the Metropolitan Museum of Art, to be known as the Library Wing (Addition G), located in Central Park, on the west side of Fifth avenue.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
Dated September 12, 1907. (37741)

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

BOROUGHS OF BROOKLYN AND QUEENS.

SEALED BIDS OR ESTIMATES will be received at the office of the Department of Public Charities, foot of East Twenty-sixth street, Borough of Manhattan, in The City of New York, until 2.30 o'clock P. M. on

MONDAY, SEPTEMBER 30, 1907,

For furnishing all the labor and materials required for the erection and completion of Coney Island Hospital, Borough of Brooklyn, The City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.
Dated September 17, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to repair asphalt roadways on Glenmore avenue and Eastern Parkway extension, also to resurface walks in Prospect Park, Borough of Brooklyn, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 18 to October 2, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

30TH WARD, SECTION 18. 65TH STREET—SEWER, between 1st and 4th Avenues, and OUTLET SEWERS in 1ST, 2D and 3D AVENUES, between 64th and 65th Streets.

HERMAN A. METZ,
Comptroller.
City of New York, September 17, 1907. (37801)

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to erect and complete a three rail post and pipe wire mesh fence in McLaughlin Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, SEPTEMBER 30, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing and delivering forage.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.
Dated September 17, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, SEPTEMBER 30, 1907,
Borough of Brooklyn.

Contract for furnishing and delivering forage.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.
Dated September 17, 1907.

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, SEPTEMBER 30, 1907,

For furnishing all the labor and material necessary to remove two frame buildings from the grounds at City Hospital to the grounds at Metropolitan Hospital, and set up and complete said buildings ready for occupancy.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.
Dated September 17, 1907.

## PUBLIC NOTICES.

**NOTICE TO TAXPAYERS.**

**Department of Finance, Bureau for the Collection of Taxes, New York, September 2nd, 1907.**

**TAXPAYERS WHO DESIRE TO OBTAIN their bills** promptly should make immediate written requisition (blanks may be procured in the borough offices), stating their porperty by section or ward, block and lot or map number, making copy of same from their bills of last year.

If a taxpayer is assessed for personal tax, the requisition should also request bill for such tax.

Each requisition should be accompanied by an envelope bearing the proper address of the applicant, AND WITH RETURN POSTAGE PREPAID.

In case of any doubt in regard to ward, section, block or lot number, taxpayers should take their deeds to the Department of Taxes and Assessments and have their property located on the maps of that Department, and forward to the Deputy Receiver of Taxes, with the requisition, of certified memorandum of their property, which will be furnished by the Department of Taxes and Assessments.

Taxpayers in this manner will receive their bills returned by mail at the earliest possible moment, and avoid any delay caused by waiting on lines, as required in case of personal application.

The requisition must be addressed and mailed to the Deputy Receiver of Taxes in whichever borough the property is located, as follows:

John J. McDonough, No. 57 Chambers street, Borough of Manhattan, New York.

John B. Underhill, corner Third and Tremont avenues, Borough of The Bronx, New York.

James B. Bouck, Municipal Building, Borough of Brooklyn, New York.

George H. Creed, corner Jackson avenue and Fifth street, Long Island City, Borough of Queens, New York.

John De Morgan, Borough Hall, St. George, Staten Island, Borough of Richmond, New York.

After receiving the bills, the taxpayer will see that they are properly rebated, then draw check for the net amount TO THE ORDER OF THE RECEIVER OF TAXES, and mail bill and check with an addressed envelope, WITH THE RETURN POSTAGE PREPAID to the Deputy Receiver in whichever borough the property is located.

Checks should be mailed as soon as possible after the bills have been received by the taxpayer.

All bills paid during October must be rebated before payment.

DAVID E. AUSTEN,
Receiver of Taxes.

**ADVERTISED LEGAL SALES.**

(Continued from page 452).

Sept. 27.

98th st, Nos 334 and 336, on map Nos 336 and 338, s s, 99.6 w 1st av, runs w 50.6 x s 100.11 x e 50 x n 75.5 x e .06 x n 25.5, 5-sty brk factory. Wm M Kingsland agt Francis A Clark et al; Geo F Chamberlin, att'y, 31 Nassau st; Louis B Hasbrouck, ref. (Amt due, $20,217.53; taxes, &c, $1,365.01.) By Bryan L Kennelly.

Sept. 28.

No Legal Sales advertised for this day.

**HERBERT A. SHERMAN**
**REAL ESTATE**
**AUCTIONEER, BROKER**
**APPRAISER, AGENT**
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

Sept. 30.

106th st, No 239, n s, 100 w 2d av, 25x100.11, 4-sty brk tenement. Mary Coeppicus agt Alwine Ahnert et al; Adolph Bloch, att'y, 99 Nassau st; Edw J Dunphy, ref. (Amt due, $11,008.85; taxes, &c, $24.) Mort recorded Sept 4, 1905. By Joseph P Day.

222d st, late 8th st, n s, 505 e 4th av, and being gore lot 76 map Wakefield, Bronx, 71.6x114x100x—. Mercer Ramsay agt Geo H Hamm exr, &c, et al; Wm J Courtney, att'y, 189 Montague st, Brooklyn; Abram S Jaffer, ref. (Amt due, $821.66; taxes, &c, $130.) By Joseph P Day.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed. i. e.. a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

September 13, 14, 16, 17, 18 and 19.

### BOROUGH OF MANHATTAN.

Broad st, No 76 | w s, 72.6 s Marketfield st, runs w
Marketfield st, Nos 10 and 12 | 137.6 x n 70 to s s Marketfield st, x e 43.4 x s 32.4 x e 98.1 to Broad st, x s 38.7 to beginning, with all right, title and interest to strip on east being 5.2 on Marketfield st, x—x4.11 on rear x—, 5-sty brk and stone office and store building with 1-sty brk extension in Marketfield st. Fannie C Browning and ano to New York Produce Exchange. B & S. Aug 20. Sept 13, 1907. 1:11—19. A $172,500—$195,000. 305,000

Broome st, No 117, s s, 75 e Pitt st, runs s 80 x w 0.8 x s 20 x e 25.8 x n 100 to st, x w 25 to beginning, 5-sty brk tenement and store. Levy Sobol to Morris Kerber. Mort $20,000. Sept 19, 1907. 2:336—11. A $22,000—$34,000. other consid and 100

Canal st, No 269, n s, 202 e Broadway, 25x112.9x25.7x107.5, 5-sty brk loft and store building. John A Bunting INDIVID and EXR Evalina M Bunting to Alfred C Bachman. Sept 16. Sept 19, 1907. 1:209—32. A $43,000—$55,000. other consid and 100

Charles st | n s, 162.1 e Bleecker st, 20x95, 3-sty brk
Van Vest pl, No 12 | dwelling. Joseph Levy to Silvestro Montresor. Mort $7,450. Sept 19, 1907. 2:621—72. A $9,000—$11,500. nom

Cherry st, Nos 305 to 311 | s s, 95.10 w Clinton st, 97.2x118.9 to
Water st, Nos 550 to 556 | n s Water st, x97.2x117.9, two 5-sty brk storage buildings. Mary W R Briggs to William L Gerrish. Q C. Sept 17. Sept 18, 1907. 1:246—33. A $40,000—$75,000. nom

Cherry st, Nos 309 and 311 | (owned by party first part).
Water st, Nos 554 and 556 |
Cherry st | adj above on east (owned by party 2d part).
Water st |
Boundary line agreement. Wm L Gerrish with John Loyd. Aug 30. Sept 18, 1907. 1:246. nom

Cherry st, Nos 305 and 307 (owned by party first part).
Cherry st, s s, adj above on west (owned by party 2d part).
Boundary line agreement. Wm L Gerrish with Michl Miller. Sept 16. Sept 18, 1907. 1:246. nom

Cherry st, No 46 | n e cor Roosevelt st, 13.4x58.3x13.3x58.4,
Roosevelt st, No 100 | 3-sty brk tenement and store. Union Construction and Realty Co to Frank H Quinby, of Brooklyn, N Y. Mort $10,000. Sept 19, 1907. 1:111—15. A $7,500—$9,000. other consid and 100

Duane st, No 106, appraised at $87,000.
Broadway, No 393, appraised at $125,000.
Franklin st, Nos 98 and 100, appraised at $90,000.
West st, No 126, appraised at $55,000.
1st av, Nos 1378 and 1380, appraised at $60,000.
72d st, No 28 West, appraised at $65,000.
Certificate of payment of transfer tax of $7,686.92 on total valuation of $482,000.
Patrick C Dugan, Deputy Comptroller of State, N Y, to Julia M Love for estate of John W Love decd. Sept 16. Sept 19, 1907. (Transfer tax liber.)

Duane st, No 209, n s, abt 30 e West st, 25x29, 5-sty brk loft and store building. Earl G Pier to Pauline A Horn. All liens. Sept 11. Sept 13, 1907. 1:142—24. A $10,000—$14,500. nom

Goerck st | w s, 13.2 n 3d st, runs n 102.10 x e 60 to
3d st, Nos 393 and 395 | e s Goerck st x s 102.10 x w 60 to beginning, being lands reserved for Goerck st, 2-sty brk building and store and vacant. The City of N Y to Charlotte H Dyer ¼ part, Chas L Dimon 1-12 part, Rosalie D Lockwood 1-12 part, Ludovica D Graham 1-12 part, and Jessie T Philips 1-8 part and Frederic D Philips 3-8 parts. Q C. All title. All liens. Sept 13. Sept 17, 1907. 2:358. 12,000

Goerck st, w s, 124.9 n Broome st, strip, 0.3x100; also
Strip 25 ft long 0.5 at n s 0.6 at s s and lying directly in rear of and adj No 31 Goerck st.

Abraham I Kantrowitz to Huldah Davidson. All right, title and interest. Q C. Sept 13, 1907. 2:327. 100

Gramercy Park East or carriageway, e s, 39.5 s 21st st, 39.5x80.

Gramercy Park East or carriageway, e s, 78.10 s 21st st, 44x82.11, vacant, with all title to Gramercy Park.
George Rehfuss to Anna Ward. Morts $103,000. Sept 16. Sept 19, 1907. 3:876—21. A $100,000—$100,000. other consid and 100

Grand st, No 374½, n s, 17.11 e Norfolk st, 17x80, 3-sty brk office and store building. Cornelius B Schoonmaker to the State Bank. B & S and C a G. Aug 31. Sept 19, 1907. 2:351—62. A $18,000—$23,000. nom

Grove st, Nos 42 and 44, s s, 83 w Bleecker st, 42x100, two 3-sty brk dwellings. Jacob Roses to William Prager and Pincus Lowenfeld. Mort $26,000. Sept 17. Sept 19, 1907. 2:588—18 and 19. A $18,000—$22,000. other consid and 100

Hester st, Nos 127 to 131, n s, 60 w Forsyth st, 60.1x50, 6-sty brk tenement and store. Louis Crieger et al to Jacob Sternstein. Mort $78,250. Sept 13. Sept 19, 1907. 1:305—35. A $40,000—$70,000. exch and 100

Houston st, Nos 53 to 57 | s w cor Mott st, 63.4x82x64.4x76,
Mott st, Nos 291 and 293 | three 5-sty brk tenements and stores. Thomas Rosson to Rocco M Marasco. Mort $100,000. Sept 12. Sept 16, 1907. 2:509—24 to 26. A $49,000—$81,500. nom

Houston st, No 175, s s, 57.9 e Allen st, runs e 17.9 x s 97.8 x w 13 x n 27.2 and 11.10 and 59.8 to beginning, 4-sty brk tenement and store. Samuel Ershowsky et al to S Ershowsky & Bro, a corpn. Mort $12,000. Sept 11. Sept 13, 1907. 2:417—52. A $11,000—$18,000. nom

King st, No 8, s s, 104 w McDougal st, 22x75, 3-sty brk tenement. Barbara Schweizer HEIR Philipp Fischer to Sophia Spitznagel. Q C. Aug 31. Sept 16, 1907. 2:519—35. A $8,500—$9,000. other consid and 100

Madison st, No 207, n s, 105.6 e Rutgers st, 26.1x100, 3-sty brk tenement and 2-sty brk tenement in rear, with all title to alley.

Rutgers st, No 25, e s, 100 s Henry st, 27x104.6, 4-sty brk tenement, except part conveyed by Murray to Waters and recorded Sept 9, 1887.
Agnes Murray EXTRX and TRUSTEE Patrick H Murray to Harris Mandelbaum and Fisher Lewine. Sept 16, 1907. 1:271—37. A $19,000—$22,000 and 63. A $20,000—$25,000. 60,000

Same property. Release dower. Agnes Murray widow to same. Sept 16, 1907. 1:271. nom

Thompson st, No 231, w s, 80.4 s 3d st, runs w 25 x n 0.11 x w 50 x s 25 x e 75 to st, x n 24.1 to beginning, 6-sty brk tenement and store. Partinicese Realty Co to The Co-operative Society of Sicily. Mort $33,600. Sept 17. Sept 18, 1907. 2:539—22. A $14,000—$30,000. other consid and 100

University pl, No 45 (23), e s, 51 n 9th st, 27x79x26.11x81, 4-sty brk loft and store building and 2-sty brk extension. Wm O Gennert et al EXRS Gottlieb Gennert to George Sutherland and James McNeill. Sept 16. Sept 17, 1907. 2:561—3. A $37,000—$42,000. 42,500

University pl, e s, 50 n e 9th st, runs e 100 x n e 27 x w 21 x s w 26.11 x w 81 to pl, x s w 0.¾ to beginning, part 4-sty brk loft and store building and 2-sty brk rear building. Wm O Gennert to George Sutherland and James McNeill. Sept 16. Sept 17, 1907. 2:561. 100

Vestry st, Nos 27 and 29 | s w cor Hudson st, 100x33, 7-sty
Hudson st, Nos 177 and 179 | brk loft and store building. Henry Corn to John J Burton. Sept 13. Mort $65,000. Sept 16, 1907. 1:219—21. A $33,000—$70,000. other consid and 100

William st, No 118 s e s, 89.5 n e John st, runs s e 52 and 18.5 and 24.9 x n e 5.9 and 21.4 x n w — to st, x s w 25.3 to beginning, vacant. Emily A Ferguson by James D Ferguson COMMITTEE to Simon C Bernstein. 1-104 part. B & S. Aug 30. Sept 14, 1907. 1:77—11. A $84,500—$88,000. 1,100

1st st E, No 13, s s, 188.1 e Bowery, 19.8x74.4x19.10x77, 5-sty brk tenement and store. Shapiro, Levy & Starr to Abraham H Levy. Mort $23,000. Sept 14. Sept 16, 1907. 2:456—20. A $15,000—$22,000. other consid and 100

3d st E, s s, 90.9 e Goerck st, 45.4x82.9x45x88.6, vacant. Moses Zimmermann to Joseph Goldfine Realty Co. Aug 7. Sept 13, 1907. 2:356—34. A $16,000—P $16,000. 500

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

11th st W, No 246, s s, 50 e 4th st, 20x80, 3-sty brk dwelling. Anna Kyritz DEVISEE Charles Kyritz to James Coyle. Sept 18, 1907. 2:613—12. A $8,500—$11,000. other consid and 100

12th st W, No 161, n s, 220.10 e 7th av, 20.10x103.3, 3-sty brk dwelling. Wm P S Melvin et al INDIVID, EXRS, &c, Francis Melvin to Julia A Millar. Sept 17. Sept 18, 1907. 2:608—70. A $14,000—$16,000. 22,000

13th st W, No 231, n s, 390 w 7th av, 20x81.6, 3-sty brk tenement. Harriet P Collier to Ralph W Horne. Sept 16, 1907. 2:618—55. A $8,500—$12,000. other consid and 100

16th st E, No 616, s s, 263 e Av B, 25x103.3, 5-sty brk tenement and store. Henry Kuntz et al to Leopold Hirtenstein and Simon Alexander. Mort $19,100. Sept 2. Sept 13, 1907. 3:983—47. A $7,000—$15,500. other consid and 100

22d st E, Nos 217 to 221, n s, 228.9 e 3d av, 56x75, 6-sty brk tenement. The 110th Street Co to Joseph L Buttenwieser. Sept 17, 1907. 3:903—13. A $24,000—$70,000. other consid and 100

22d st W, Nos 40 and 42, s s, 280 e 6th av, 46x98.9, two 4-sty brk and stone loft and store buildings. Adolph Platky to David Steiner. Mort $126,000. Sept 16. Sept 17, 1907. 3:823—65 and 66. A $124,000—$136,000. other consid and 100

22d st W, No 240, s s, 378 w 7th av, 22x98.9, 3-sty brk dwelling. Agnes H Patterson et al HEIRS Andrew Patterson to Mary Martell and Margt M Fitzpatrick. Mort $12,000. Sept 16, 1907. 3:771—60. A $12,000—$15,000. 13,000

26th st E, No 153 | begins 26th st, n s, 125 w 3d av, 20x98.11x
Broadway alley, No 3 | 20x98.9, 8-sty brk hotel.
All title to alley.
Margt T Johnston to John J McQuaide. June 21. Sept 19, 1907. 3:882—39. A $14,000—$52,000. other consid and 100

30th st W, Nos 229 and 231 n s, 297 w 7th av, 43x98.9, 3-sty brk tenement and store, 3-sty frame tenement in rear and 1-sty brk store with 3-sty frame tenement in rear. Geo W McAdam to Chas H Topping. Mort $25,000. Aug 30. Sept 18, 1907. 3:780—22 and 23. A $22,000—$24,500. other consid and 100

30th st W, No 231, n s, 318.6 w 7th av, 21.6x98.9, 1-sty brk store and 3-sty frame tenement in rear. Emilia Pommerer to Geo W McAdam. Mort $10,000. Aug 30. Sept 18, 1907. 3:780—22. A $11,000—$12,000. other consid and 100

34th st W, Nos 13 and 15, n s, 325 w 5th av, 25x126.6, also easement of right of way 12 ft wide, 7-sty brk and stone loft, office and store building.

35th st W, No 22, s s, 342 w 5th av, 21x71, 5-sty brk building and store.
Bonwit, Teller & Co to Bonwit Realty Co. July 5. Sept 13, 1907. 3:836—23 and 24. A $460,000—P $470,000 and 56. A $72,000—$90,000. other consid and 100

39th st W, Nos 348 and 350, s s, 100 e 9th av, 50x98.9, two 6-sty brk tenements and stores and two 4-sty brk tenements in rear. Jonas Weil et al to Henry Harburger and Florence Cahen. Mort $49,000. Aug 15. Sept 13, 1907. 3:762—66 and 67. A $21,000—$42,000. other consid and 100

39th st E, No 134, s s, 80 e Lexington av, runs e 21.8 x s 98.9 x w 1.8 x n 3.11 x w 20 x n 94.10 to beginning, 3-sty stone front dwelling. Jane Snell widow to Helene Smidt. June 13. Sept 16, 1907. 3:894—62. A $21,000—$26,500. 100

39th st E, No 136, s s, 101.8 e Lexington av, 21.8x98.9, 3-sty stone front dwelling. Jane Daly to Helene Smidt. All liens. June 13. Sept 16, 1907. 3:894—61. A $21,000—$25,000. 100

41st st W, No 241, n s, 275 e 8th av, 25x98.9, 4-sty brk tenement and store. Meyer Coleman to Aaron Coleman and Morris Manheimer. June 11, 1903. Sept 17, 1907. 4:1013—12. A $25,000—$27,000. other consid and 100

42d st E, No 349 | n e cor Prospect pl, 58x17.1, 4-sty stone
Prospect pl, No 45 | front tenement and store. Margaret T Johnston to Isaac Aaronson. All liens. Sept 18. Sept 19, 1907. 5:1335—22. A $6,000—$8,500. other consid and 100

44th st E, No 226, s s, 330 e 3d av, 25x100.5, 1 and 3-sty brk building and store. Rosalie J Kumpf to James C Fargo as President of Adams Express Co. Sept 13. Sept 19, 1907. 5:1317—35. A $10,000—$10,500. other consid and 100

47th st E, No 21, n s, 44.9 w Madison av, 16.6x100.5, 5-sty stone front dwelling. Mortimer Bishop to Margaret E McCormick. B & S. Mort $50,000. Aug 27. Sept 18, 1907. 5:1283—15. A $42,000—$47,000. other consid and 100

46th st W, No 107, n s, 100 w 6th av, runs n 100.5 x w 22 x s 32.10 x s w 3 x s 67.4 to st, x e 25 to beginning, 4-sty stone front tenement and store. Margaret D McMahon to Patrick J McMahon. All liens. June 27, 1905. Sept 16, 1907. 4:999—28. A $26,000—$30,000. nom

46th st W, No 420, s s, 300 w 9th av, 25x100.4, 4-sty brk tenement. Earl G Pier to Pauline A Horn. All liens. Sept 11. Sept 13, 1907. 4:1055—45. A $10,000—$12,000. nom

48th st E, No 243, n s, 160 w 2d av, 20x100.5.

48th st E, No 245, n s, 140 w 2d av, 20x100.5.
two 4-sty stone front dwellings.
Charles Rosenthal to John E Keogh. Mort $20,000. Sept 17, 1907. 5:1322—19 and 19½. A $16,000—$22,000. other consid and 100

48th st E, No 245, n s, 140 w 2d av, 20x100.5, 4-sty stone front dwelling. Hattie Fleischman et al to Charles Rosenthal. B & S. Aug 19, 1904. Sept 17, 1907. 5:1322—19½. A $8,000—$11,000. nom

48th st E, No 337, n s, 150 w 1st av, 25x100.5, 2-sty brk tenement and store and 3-sty brk tenement in rear. Daniel Loonie to August H Drucker. Sept 16. Sept 17, 1907. 5:1341—20. A $9,000—$9,000. other consid and 100

49th st W, No 547, n s, 150 e 11th av, 25x87 to c l old Verdant lane x25x100.
Also gore begins 102.5 s 50th st and 158.3 e 11th av, runs e 15 x s 10 x n w 18 to beginning.
3-sty frame tenement and store.
William Arnold to Michael Hallinan. Mort $6,000. Sept 18, 1907. 4:1078—7. A $7,500—$8,000. 100

52d st E, Nos 416 to 420, s s 221 e 1st av, 48x100.5, 6-sty brk tenement and store. Leon Noel to Penco Realty Co. Mort $55,000. Aug 22. Sept 13, 1907. 5:1363—40. A $17,000—$60,000. other consid and 100

56th st W, No 152, s s, 200 e 7th av, 25x100.5, 3-sty brk garage. Sarah M Flower and ano to Charles Morgan of South Orange, N J. July 16. Sept 18, 1907. 4:1008—56. A $30,000—$34,000. nom

58th st E, Nos 326 and 328, s s, 328 e 2d av, 44x100.5, 6-sty brk tenement and store. Pincus Lowenfeld et al to Jacob Roses. Mort $48,000. Sept 19, 1907. 5:1350—38. A $17,000—$——. other consid and 100

61st st E, No 36, s s, 152 e Madison av, 25x100.5, 5-sty brk and stone dwelling. Geo W Wickersham to Mildred wife of Geo W Wickersham. Mort $80,000. Jan 28, 1905. Sept 13, 1907. 5:1375—46. A $55,000—$110,000. other consid and 100

62d st W, No 152, s s, 175 e Amsterdam av, 25x100.5, 5-sty brk tenement. Earl G Pier to Pauline A Horn. Mort $25,000. Sept 11. Sept 13, 1907. 4:1133—57. A $13,000—exempt. nom

70th st W, No 271, n s, 84.7 e West End av, 15.5x101.1, 3-sty brk dwelling. Mary F Bostwick to Chas F Bostwick. Mort $12,500. Sept 12. Sept 17, 1907. 4:1162—4½. A $11,000—$12,000. nom

74th st E, No 410, s s, 213 e 1st av, 25x102.2, 7-sty brk tenement and store. Simon Alexander et al to Henry Kuntz, of Iselin, N J., and Morris Solot, N Y. Mort $33,000. Sept 2. Sept 13, 1907. 5:1468—40. A $8,000—$32,000. other consid and 100

76th st E, No 512, s s, 223 e Av A, 25x92.1x25.4x87.11, 2-sty brk tenement and store. Joseph Gutradt to Max Kolisch. ½ part. Mort ½ of $5,750. Sept 16. Sept 17, 1907. 5:1487—43. A $5,000—$5,500. 2,000

77th st E, Nos 203 and 205, n s, 95 e 3d av, 60x102.2, two 5-sty brk tenements. Albert Freund to Oscar Greenbaum. Mort $62,750. Sept 16. Sept 17, 1907. 5:1432—5 and 6. A $27,000—$64,000. other consid and 100

78th st E, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. Release judgment. Chas W Sandford, Jr, and ano plaintiffs agt Geo W Monro, defendant. Sept 6. Sept 13, 1907. 5:1392—63. A $44,000—$60,000. nom

Same property. Release judgment. Benj M Solomon et al to Hatasatah Realty Co. Sept 10. Sept 13, 1907. 5:1392. 500

78th st W, No 105, n s, 116.10 w Columbus av, 16.4x102.2, 3-sty and basement stone front dwelling. Sophie Herman to Louis G Seligman. Mort $12,500. May 22. Sept 13, 1907. 4:1150—28. A $11,000—$16,000. other consid and 100

78th st E, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. Sheriff certificate of sale. Nicholas J Hayes (sheriff) to Wm P Slocovich (all title, &c, which Geo W Monro deft had on Apr 9, 1907). June 24. Sept 13, 1907. 5:1392—63. A $44,000—$60,000. 600

Same property. Wm P Slocovich to Hatasatah Realty Co. Assignment of all right, title and interest in certificate of sale as above. B & S. Sept 10. Sept 13, 1907. 5:1392. 400

78th st W, No 105, n s, 116.10 w Columbus av, 16.4x102.2, 3-sty and basement stone front dwelling. Louis G Seligman to Sarah Morris. Mort $12,500. Aug 7. Sept 13, 1907. 4:1150—28. A $11,000—$16,000. other consid and 100

79th st E, No 51, n s, 77 e Madison av, 22.10x102.2, 5-sty stone front dwelling. Susie T wife of Jere C Lyons to Gertrude K wife of Albert Tilt, of Montclair, N J. Mort $65,000. Sept 19, 1907. 5:1491—24. A $46,000—$55,000. other consid and 100

80th st W, No 130, s s, 405 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Charlotte B Bickmore to Costa Rica Fruit Co. Sept 12. Sept 17, 1907. 4:1210—48. A $11,500—$24,000. other consid and 100

81st st E, Nos 151 and 153, n s, 256.2 w 3d av, 43.10x102.2, 7-sty brk tenement. May V Hamilton to Frederick Bohde, Jr. Mt $78,000. Aug 31. Sept 17, 1907. 5:1510—25. A $23,000—$80,000. other consid and 100

81st st W, Nos 263 and 265, on map No 265, n s, 127.5 e West End av, 50x114, 9-sty brk and stone tenement "Beverly." Cath T Moulton et al EXRS, &c, Mary Lewis to S Morrill Banner. Sept 12. Sept 19, 1907. 4:1229—6. A $50,000—$180,000. 210,000

83d st W, No 69, n s, 125 e Columbus av, 16.8x102.2, 4-sty and basement stone front dwelling. Nathan L and Leon Ottinger to Everett Higby. Mort $13,500. Sept 16, 1907. 4:1197—6. A $10,500—$18,000. other consid and 100

83d st W, No 302, s s, 20 w West End av, 20x78.8, 3-sty and basement stone front dwelling. Daniel B Brinsmade to Grace D Brinsmade. Mort $23,000. Sept 9. Sept 16, 1907. 4:1245—26. A $10,000—$22,000. 100

89th st E, No 217, n s, 285 e 3d av, 25x100.8, 5-sty brk tenement. Heyman Kaufman to Jennie H Morrison. Mort $20,000. Sept 16. Sept 17, 1907. 5:1535—12. A $9,000—$19,000. other consid and 100

91st st E, No 133, n s, 75 w Lexington av, 17.6x78, 3-sty brk dwelling. Jenny A Hotaling to Joseph H Fargis. Mort $7,500. Sept 13. Sept 16, 1907. 5:1520—13½. A $8,000—$12,000. other consid and 100

91st st E, Nos 406 to 416, s s, 94 e 1st av, 125x100.8, 1, 2 and 3-sty brk buildings of iron works. Morris Amster to Isaac Shapiro. ½ part. All title. All liens. Sept 14. Sept 16, 1907. 5:1570—41. A $35,000—$40,000. other consid and 100

92d st E, Nos 336 and 338, s s, 200 w 1st av, 50x100.8, 6-sty brk tenement and store. Barnet Masor to Paul M Gomberg. All title. Mort $51,500 and liens of $838.50. Sept 12. Sept 14, 1907. 5:1554—35. A $17,000—$60,000. other consid and 100

92d st E, Nos 159 and 161, on map Nos 161 and 163, n s, 192.8 w 3d av, 42.8x100.8, 6-sty brk tenement and store. Mary Ehrmann to David Uhren. All liens. Sept 16, 1907. 5:1521—28. A $22,000—$57,000. other consid and 100

93d st W, No 157, n s, 234 e Amsterdam av, 15x85.4 to s s Apthorps lane, x15x86, with all title to s ½ of Apthorps lane, 3-sty and basement brk dwelling. Annie L McEntyre and ano to Lottie T Blakeslee. Sept 16, 1907. 4:1224—10½. A $8,000—$15,000. other consid and 100

94th st W, No 67, n s, 180 e Columbus av, 20x100.8, 3-sty and basement stone front dwelling. John W Cox to Clarence F Hutchinson. Sept 17. Sept 19, 1907. 4:1208—8. A $11,000—$18,000. other consid and 100

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# THE GEORGE A. JUST COMPANY

**239 Vernon Ave., Boro. of Queens, New York City**

# IRONWORK FOR BUILDINGS


96th st W, No 202, s s, 89.9 w Amsterdam av, 27.6x100.8, 5-sty brk tenement. Mary B Cunningham to Chas L E Wolf. Mort $29,000. Sept 16. Sept 17, 1907. 4:1243—36½. A $16,000—$28,000. other consid and 500

97th st E, Nos 53 and 55, n s, 100 e Madison av, 62.6x100.10, 6-sty brk tenement. Harry Martin to Minnie Greenberg ¾ parts and Rebecca Wolfe ¼ part. Mort $85,000. Sept 16. Sept 17, 1907. 6:1603—25. A $30,000—$90,000. other consid and 100

100th st E, No 55, n s, 240 w Park av, 30x100.11, 5-sty brk tenement. Benj Cohen to Banet Yanover. Mort $30,500. Sept 16. Sept 17, 1907. 6:1606—26. A $11,000—$28,000. nom

101st st W, No 247, n s, 166.8 e West End av, 16.8x104x16.8x 104.10, 4 and 5-sty brk and stone dwelling. Laura B Anthony to Eliz D Clarke. Mort $12,000. Sept 16. Sept 17, 1907. 7:1873—8. A $9,300—$24,000. other consid and 100

101st st W, No 158, s s, 200 e Amsterdam av, 26x100.11, 5-sty brk tenement. Annie Bergin to Henry W Holling. Mort $16,-450. Sept 18, 1907. 7:1855—56. A $10,400—$20,500. other consid and 100

103d st E, No 79 | n w cor Park av, 27x75, 5-sty brk tenement
Park av, No 1382 | and store. Marcus Rosenthal to Martin Goldfarb. All liens. Sept 16. Sept 17, 1907. 6:1609—36. A $13,000—$24,000. other consid and 100

104th st E, No 230, s s, 335 e 3d av, 25x100.11, 5-sty brk tenement and store. Mollie Rosenblatt to Wm B Potter. Mort $24,250. July 31. Sept 17, 1907. 6:1653—35. A $8,000—$19,000. other consid and 100

104th st E, No 230, s s, 335 e 3d av, 25x100.11, 5-sty brk tenement and store. Wm B Potter to Jacob Marx. Mort $26,200. Sept 16. Sept 17, 1907. 6:1653—35. A $8,000—$19,000. nom

105th st E, No 220, s s, 230 e 3d av, 15x100.9, 2-sty stone front dwelling. Paul Orlando to Bernarda Orlando. Mort $8,500. Sept 1. Sept 16, 1907. 6:1654—39½. A $4,000—$5,500. nom

106th st E, No 337, n s, 100 w 1st av, 25x100.11, 4-sty brk tenement and store. Paul Orlando to Bernarda Orlando. Mort $15,500. Sept 1. Sept 16, 1907. 6:1678—22. A $7,500—$17,-000. nom

107th st E, Nos 170 and 172, s s, 83 w 3d av, 56.6x100.11, two 4-sty stone front tenements and stores. Meyer Abrahams to Lewis Kresner. Mort $30,000. Feb 15, 1905. Sept 17, 1907. 6:1634—40½ and 41. A $22,000—$32,000. nom

108th st W, No 69, n s, 125 e Columbus av, 25x100.11, 5-sty brk tenement. Samuel Fallek et al to John W and Chas O Foster. Mort $29,200. Sept 14. Sept 16, 1907. 7:1844—6. A $11,000 $26,000. other consid and 100

111th st W, Nos 212 to 218, s s, 250 w 7th av, 100x100.11, two 6-sty brk tenements. Release dower. Mathilda Rothschild to Hyman Adelstein and Abram Avrutine. Sept 14. Sept 16, 1907. 7:1826—44 and 46. A $48,000—P $60,000. nom

112th st E, Nos 164 and 166, s s, 211.8 w 3d av, 33.4x100.11, 5-sty brk tenement and store. Henry Hackman to Joseph Bass. Mort $31,250. Sept 12. Sept 16, 1907. 6:1639—45. A $14,-000—$32,000. other consid and 100

113th st W, Nos 311 to 315, n s, 95 e Manhattan av, 75x100.11, 6-sty brk tenement. Albert V Donellan to Badt-Mayer Co. Mort $100,000. Sept 10, Sept 13, 1907. 7:1847—46 and 48. A $33,000—P $90,000. other consid and 100

113th st E, No 326, s s, 300 w 1st av, 25x100.11, 6-sty brk tenement and store. Shapiro, Levy & Starr to Isaac Shapiro. Mt $27,100. Sept 14. Sept 16, 1907. 6:1684—41. A $6,000—$26,500. other consid and 100

115th st E, No 460, s s, 74 w Pleasant av, 20x100.11, 4-sty brk tenement. Catherine Doring to Leopold Hutter. Mort $——. Sept 16, 1907. 6:1708—28½. A $4,500—$11,000. nom

116th st E, Nos 176 to 180, s s, 100 w 3d av, runs s 154.5 x w 61.11 x n 71.3 x e 34 x n 100.11 to st, x e 75 to beginning, two and 3-sty brk stable. Robt Huson to Bordens Condensed Milk Co. Sept 13. Sept 18, 1907. 6:1643—41 and 43. A $53,000—$81,-000. other consid and 100

116th st E, No 218, s s, 225 e 3d av, runs w 17 x s 48 x e 0.4 x s 16.2 x e 1.10 x s e 9.6 x s 30.2 x e 8 x n 100.10 to beginning, with all title to party wall adj on east, 3-sty stone front dwelling. Wm B Potter to Mollie Rosenblatt. Mort $11,500. Sept 16. Sept 17, 1907. 6:1665—43. A $4,500—$9,000. other consid and 100

116th st E, Nos 408 and 410, s s, 95 e 1st av, 37.3x100.10, two 3-sty stone front dwellings. Morris Fine to Raphael Marazzi. Mort $22,000. Sept 17, 1907. 6;1709—43 and 44. A $9,000—$16,400. other consid and 100

117th st E, Nos 438 and 440, s s, 201.10 w Pleasant av, 36.10x 100.11, 6-sty brk tenement and store. Emanuel J Lasar to Philip Margulies. Mort $45,000. Sept 14. Sept 17, 1907. 6:1710—34. A $8,000—$42,000. nom

118th st E, Nos 305 to 311, n s, 100 e 2d av, 100x100.11, two 6-sty brk tenements and stores. Minnie Greenberg and Rebecca Wolfe to Harry Martin. Morts $120,000. Sept 16. Sept 17, 1907. 6:1795—5. A $28,000—$——. other consid and 100

124th st W, Nos 440 and 442, s s, 150 e Amsterdam av, 50x100.11, two 5-sty brk tenements. Jonas Beermann et al to Louis Beermann. Morts $59,500. Sept 12. Sept 13, 1907. 7:1964—57, 58. A $20,000—$48,000. other consid and 100

133d st W, No 264, s s, 116.8 e 8th av, 16.8x99.11, 3-sty stone front dwelling. Anna C Schumacher to Mathilda von Hutten. Mort $8,000. Sept 18. Sept 19, 1907. 7:1938—59½. A $6,-600—$9,000. other consid and 100

134th st W, No 30, s s, 438 w 5th av, 22x99.11, 5-sty stone front tenement. Release mort. Nathan Kirsh to M Leonard Frazier. Sept 12. Sept 13, 1907. 6:1731—54. A 8,800—$21,-000. 1,000

Same property. M Leonard Frazier to Leopold Gusthal. Mort $14,000. Sept 12. Sept 13, 1907. 6:1731. omitted

135th st W, No 56, s s, 172.6 e Lenox av, 17.6x99.11, with all title to strip 0.6x— on east, 3-sty stone front dwelling. Alice Spence to Annie Spence. B & S and C a G. Mort $9,000. June 24. Sept 17, 1907. 6:1732—64½. A $9,000—$11,000. 500

140th st W, No 215, n s, 268 w 7th av, 28x99.11, 5-sty brk tenement. Oscar Greenbaum to Albert Freund. Mort $28,900. Sept 16. Sept 17, 1907. 7:2026—20. A $11,000—$28,000. other consid and 100

142d st W, No 472, s s, 271 w Convent av, 16x99.11, 4-sty stone front dwelling. Joseph E Marx to Regina wife of Joseph E Marx. Mort $15,000. Sept 12. Sept 13, 1907. 7:2058—25½. A $4,200—$12,500. 100

142d st W, No 520, s s, 360 e Broadway, 15x99.11, 3-sty stone front dwelling. Mary F Grossman to New York Operating Co. Mort $9,000. Sept 18, 1907. 7:2073—49. A $4,500—$11,500. other consid and 100

146th st W, n s, 350 w Amsterdam av, 50x99.11, vacant. FORECLOS, July 10, 1907. David Thomson ref to Hugo L Lederer. Mort $10,000 and all liens. Sept 13, 1907. 7:2078—17 and 18. A $20,000—$20,000. 10,000

Av A, No 1317, w s, 120.4 s 71st st, 25x100, 6-sty brk tenement and store. Berel Kramer to Rose Smigel. Mort $31,300. July 23. Sept 16, 1907. 5:1465—23. A $8,000—P $23,000. other consid and 100

Av B, No 179, e s, 51.9 n 11th st, 17.2x71 ,4-sty brk tenement and store. Israel Kurzman to Hyman Spiegel and Lewis H Lazarus. Mort $12,000. Sept 6. Sept 13, 1907. 2:394—3. A $9,000—$12,000. other consid and 100

Bowery, No 168, w s, abt 215 n Broome st, 25x100, except part to be taken for a new st or Delancey st extension, 4-sty brk loft and store building and 1-sty brk building in rear. Bertha Rauth to Harry Wittenberg. Mort $19,000. Sept 10. Sept 17, 1907. 2:478—32. A $24,000—$27,000. other consid and 100

Bowery, No 195, e s, abt 150 n Delancey st, 25x—, 5-sty brk loft and store building. Thomas Healy to Harris and Joseph H Schwartz. Mort $40,000. Sept 14. Sept 16, 1907. 2:425—7. A $30,000—$45,000. other consid and 100

Broadway, w s, 221.10 n 122d st, which is at c l of 123d st, runs n 55.2 x w 76.10 to c l former Bloomingdale road (closed) x s 55.2 to c l 123d st x e 72.9 to beginning, vacant. Lawyers Realty Co to Chas M Rosenthal. B & S. Aug 30. Sept 17, 1907. 7:1993—11 and 13. A $18,000—$18,000. other consid and 100

Broadway, late Kingsbridge road, No 4052 | e s, 22.2 s 171st st,
St Nicholas av | 27.9x101.11 to w s St Nicholas av, late 11th av, x25x114, 2-sty frame dwelling and store. Godric McGowan to Ada L Westcott, Stephen C Millett and Henry E Black EXRS and TRUSTEES Robt E Westcott. Mort $10,000. Sept 5. Sept 19, 1907. 8:2141—7. A $10,500—$12,-000. other consid and 100

Broadway, Nos 1608 and 1610 | s e cor 49th st, 47.3x58.10x55.7x65.1,
49th st, Nos 204 to 208 | one 2-sty and two 3-sty brk tenements, stores on av. Mary E Freeman to Maurice De Vries. Sept 13, 1907. 4:1020—37 to 39. A $68,000—$70,000. Aug 28. other consid and 100

Same property. Maurice De Vries to Dora Shubert. Mort $140,-000. Sept 12. Sept 13, 1907. 4:1020. nom

Convent av, No 331, e s, 619.6 n 141st st, 20x100, 3 and 4-sty brk and stone dwelling. Julia I wife of Chas P Geddes to Geo W E Atkins. Mort $5,000. Sept 9. Sept 14, 1907. 7:2050—29. A $6,000—$19,000. nom

Lenox av, No 456, e s, 25 s 133d st, 25x84, 5-sty brk tenement and store. Max Marx to Josephine Donsbach. Mort $24,000. Sept 12. Sept 17, 1907. 6:1730—70. A $13,000—$26,000. other consid and 100

Lexington av, No 803 | n e cor 62d st, 19.6x70, 4-sty brk and
62d st | stone club house. Elisha Sniffin and ano to Corner Realty Co. Mort $25,000. Sept 17, 1907. 5:1397—22. A $25,000—$31,000. other consid and 100

Lexington av, No 787, e s, 40.5 n 61st st, 20x80, 4-sty brk dwelling. Clinton Realty Co to Park Avenue Realty Co. Mort $15,-000. Sept 17. Sept 18, 1907. 5:1396—21. A $18,000—$22,000. other consid and 100

Madison av, Nos 1600 and 1602, w s, 44.2 n 107th st, 38x110, 6-sty brk tenement and store. Pincus Lowenfeld et al to Chas Lowenfeld. Sept 13. Sept 17, 1907. 6:1613—16. A $27,000—$60,000. other consid and 100

Manhattan av, Nos 153 to 171 | w s, extends from 107th st, to
107th st, No 51 | 108th st, 201.10x100, five 6-sty
108th st, No 50 | brk tenements and stores on both cors. Selig Falk and Joseph Fine to The F & F Realty Co. Mort $250,000. Sept 11. Sept 14, 1907. 7:1843—14 to 17 and 51. A $131,500—P $290,000. other consid and 100

Manhattan av, No 280, e s, 66.11 s 112th st, 34x100, 5-sty brk tenement. Samuel Hyman to Charles Eggenspieler. Mort $37,-000. Sept 12. Sept 16, 1907. 7:1846—60. A $19,000—$45,-000. other consid and 100

Manhattan av, e s, 75.11 s 111th st, 40x110, 6-sty brk tenement. Release mort. Title Guarantee and Trust Co to Arthur E Silverman Building Co. Sept 16. Sept 18, 1907. 7:1846—30. A $28,000—P $45,000. 14,250

Same property. Release mort. Twelfth Ward Bank to same. Sept 16. Sept 18, 1907. 7:1846. other consid and 100

Same property. Arthur E Silverman Building Co to Anealia H McCraith, of Yonkers, N Y. Mort $50,000. Sept 10. Sept 18, 1907. 7:1846. other consid and 100

Same property. Anealia H McCraith to Samuel McConchie, of Yonkers, N Y. ½ part. Mort $64,000. Sept 17. Sept 18, 1907. 7:1846. other consid and 100

Park av, No 631, e s, 102.8 n 65th st, 22.8x80, 4-sty brk tenement and store. Frederick Bohde, Jr, to May V Hamilton, of Brooklyn. Mort $8,000. Sept 1. Sept 17, 1907. 5:1400—72. A $28,000—$33,000. other consid and 100

Sherman av, s e cor Hawthorne st, 100x110, vacant. Elisha Sniffin to Corner Realty Co. Mort $18,000. Sept 17, 1907. 8:-2222—1. A $15,000—$15,000. other consid and 100

West End av, No 509, w s, 83.4 n 84th st, runs n 19.4 x w 53.6 x s 0.6 x w 46.5 x s 18.10 x e 100 to beginning, 4-sty and basement stone front dwelling. Anne E Levey to Morton W Smith. Sept 16, 1907. 4:1246—32. A $13,000—$24,000. other consid and 100

West End av, No 901 | n w cor 104th st, 20.11x98, 4-sty and base-
104th st, No 301 | ment stone front dwelling. Mary McG Murray to Sallie V Jones. Mort $32,500. Sept 12. Sept 13, 1907. 7:1891—17. A $22,000—$40,000. other consid and 100

West End av, No 697, s w cor 94th st (owned by party first part) |
West End av, No 693, adj above on south (owned by party 2d part). |
Agreement as to heat, power, &c, Rosa Doctor and ano with John Schnoering. Oct 2, 1905. Sept 13, 1907. 4:1252. nom

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

West End av, No 902, e s, 20.11 n 104th st, 20x72.6, 4-sty and bas. brnt stone front dwelling. David Christie to Annie E Taylor. B & S. Mort $20,000. Sept 15. Sept 19, 1907. 7:1876—1½. A $12,500—$25,000. other consid and 100

1st av, No 2349, w s, 50.5 n 120th st, 25.2x100, 5-sty brk tenement and store. George Schwartz et al to Isaac Corsun. Mort $23,500. Sept 14. Sept 16, 1907. 6:1797—25. A $7,000—$23,000. other consid and 100

1st av, Nos 1880 to 1896 98th st 97th st East River | the block, several 1 and 2-sty brk and frame buildings, stables and coal pockets and vacant. Stanton Co to Fiss, Doerr & Carroll Horse Co. Q C. Sept 7. Sept 16, 1907. 6:1691—1. A $225,000—$250,000. nom

1st av, No 420, s e s, abt 72 s 25th st, 24.8x100, 5-sty brk tenement and store. A B C Realty Co to Sarah Cohn. Mort $19,000. Sept 11. Sept 17, 1907. 3:956—57. A $13,000—$19,000. nom

1st av, No 1118, e s, 50 n 61st st, 25x95.
1st av, No 1120, e s, 75 n 61st st, 25x95.
two 5-sty brk tenements and stores.
Isaac Shapiro et al to Abraham H Levy. All title. Mort $40,500. Sept 14. Sept 16, 1907. 5:1456—3 and 4. A $20,000—$40,000. other consid and 100

2d av, No 1612, e s, 51 s 84th st, 25.6x100, 4-sty brk tenement. Sabine Drotlef to Sophie Sarg. Q C. ½ part. June 14. Sept 13, 1907. 5:1546—51. A $14,000—$19,000. nom

2d av, No 1612, e s, 51 s 84th st, 25.6x100, 4-sty brk tenement and store. Sophie Sarg to Bernhard Bloch. Mort $22,750. Sept 12. Sept 13, 1907. 5:1546—51. A $14,000—$19,000. omitted

2d av, No 836, e s, 109.5 n 44th st, 18x70, 4-sty brk tenement and store. Henry Kelling to Jacob Levinstim. Mort $8,500. Sept 14. Sept 16, 1907. 5:1337—52. A $9,000—$12,500. other consid and 100

2d av, Nos 1920 and 1922 99th st, No 301 | n e cor 99th st, 40.11x106, 6-sty brk tenement and store. Jacob J Schwartz and ano to Mary Schwartz and Gertrude Hartnett. Mort $71,095. April 15. Sept 17, 1907. 6:1671—1. A $20,000—P $55,000. other consid and 100

2d av, No 2322 119th st, Nos 301 and 303 | n e cor 119th st, 25.6x75, 4-sty brk tenement and store and 1-sty brk store, extension on st. Frank M Franklin to Max Roses. Mort $33,750. Sept 14. Sept 17, 1907. 6:1796—1. A $12,000—$22,000. nom

3d av, Nos 1713 and 1715, e s, 51.11 n 96th st, 48.10x100, also all title and Q C to strip on south on 3d av, e s, 51.9 n 96th st, 0.2x100, 6-sty brk tenement and store. Max Weinstein to Mary McG Murray. Mort $67,250. Sept 12. Sept 13, 1907. 6:1646—3. A $30,000—$70,000. other consid and 100

3d av, No 514, w s, 72.3 n 34th st, 25.2x63.2x24.10x63.2, 5-sty brk tenement and store. Shapiro, Levy & Starr to Isaac Shapiro. Mort $26,000. Sept 14. Sept 16, 1907. 3:890—45. A $22,000—$30,000. other consid and 100

5th av, Nos 2252 and 2254 137th st, Nos 1 and 3 | n w cor 137th st, 99.11x100, three 6-sty brk tenements, stores on cor and in st. Release mort. Celia Uhlfelder and ano to Saml Schenker. Sept 16. Sept 18, 1907. 6:1735—33. A $45,000—$125,000. 3,000

5th av, Nos 2252 and 2254 137th st, Nos 1 to 3 | n w cor 137th st, 99.11x100, three 6-sty brk tenements, stores on cor and in st. Simon Uhlfelder et al to Samuel Schenker. All liens. Sept 16. Sept 17, 1907. 6:1735—33. A $45,000—$125,000. other consid and 100

6th av, No 805, w s, abt 78 s 46th st, —x—. Release assignment of rents dated Oct 8, 1906. Harriet S James to Simon Kosofsky. Aug 8. Sept 13, 1907. 4:998. nom

Same property. Release assignment of rents recorded June 30, 1905. Same to same. Aug 8. Sept 13, 1907. 4:998. nom

8th av, Nos 2853 and 2855 on map 2855, w s, 42 n 152d st, 37.8x100, 6-sty brk tenement and store. Middle Town Realty Co to Annette L Johnson. Mort $48,000. Sept 17. Sept 18, 1907. 7:2046—58. A $12,000—P $22,000. other consid and 100

8th av, No 899, w s, 75.5 n 53d st, 25x100, 4-sty brk tenement and store. John J Schwartz and ano EXRS Philip Schwartz to James W B Lunn. Sept 17. Sept 18, 1907. 4:1044—32. A $34,000—$38,000. 51,000

10th av, Nos 484 and 486 37th st, Nos 455 and 457 | n e cor 37th st, 49.5x100, one 4 and one 5-sty brk tenements and stores and 3-sty frame tenement. Badt-Mayer Co to Albert V Donellan, of Hartsdale, Westchester Co. Mort $46,000. Sept 10. Sept 13, 1907. 3:735—1, 2 and 5. A $33,500—$43,500. other consid and 100

11th av, No 644 47th st, Nos 560 and 562 | s e cor 47th st, 25x80, 4-sty brk tenement and store and 2-sty brk tenement in st. Terence E Gallagher to Hugh P Skelly. July 30. Aug 23, 1907. 4:1075—61 and 61½. A $14,500—$17,000. Corrects error in issue of Aug 31, when st No was 664. other consid and 100

## BOROUGH OF THE BRONX.

Under this heading the * denotes that the property is in the new Annexed District (Act of 1895).

Bryant st or av, w s, 100 s 172d st, 75x100, vacant. Jackson Construction Co to Hyman Davis and Frank E Silverman. Mort $5,500. Sept 11. Sept 14, 1907. 11:2995. other consid and 100

Beck st Longwood av Fox st | s e cor Longwood av, 100x200 to w s Fox st, vacant. Samuel Newman to Margt F Johnson. B & S. Mort $53,000 and all liens. Sept 13. Sept 14, 1907. 10:2707. other consid and 100

Brown pl, Nos 190 to 196 136th st | n e cor 136th st, 100x90, two 5-sty brk tenements, store on cor. Release mort. Alice H Sturges to Jacob Maisel and Max L Rohman. May 31. Sept 16, 1907. 9:2264. 2,250

Brown pl, Nos 190 and 192, n e cor 136th st, 50x90.
Brown pl, Nos 194 and 196, e s, 50 n 136th st, 50x90,
two 5-sty brk tenements, store on cor.
Release mort. Max Gold to same. May 28. Sept 16, 1907. 9:2264. 100

*Bronx pl, s s, 100 e Vernon Parkway, and being part lots 103 and 104 map (No 1063) or No 2 of South Vernon Park (Cranford property), begins at w line lot 103, 100 s Bronx pl, runs s 5 x e 50 x n 105 x w 50 to beginning. Chas I Brusie to Ernest W Schade. Q C and correction deed. Sept 14. Sept 17, 1907. nom

Burnet pl, n e s, 250 s e Barry st, late Leggett av, 100x12x134x100.

Tiffany st, w s, 137.5 n Burnet pl, runs n 270 x s w 150 x s abt 140 x s e 25 x e 131 to beginning and being lots 218 and 224 to 230, map Edw T Young at Springhurst, except parts for Burnett pl and Tiffany st, vacant.
Anna Radford to Sarah A Vaden. Mort $1,500. Sept 7. Sept 13, 1907. 10:2737. other consid and 100

Evelyn pl, s s, 150 e Grand av, 25x100, vacant. Annie M Hoppe to Esther M O'Donnell. Mort $837.14 and all liens. Feb 23, 1906. Sept 19, 1907. 11:3197. nom

Evelyn pl, s s, 100 e Grand av, 25x100, vacant. Annie M Hoppe to Frances M and Wm J Casey. Mort $837.14 and all liens. Feb 23, 1906. Sept 19, 1907. 11:3197. nom

Evelyn pl, s s, 125 e Grand av, 12.6x100, vacant. Annie M Hoppe to Jennie U Johnson. Mort $837.14 and all liens. Feb 23, 1906. Sept 19, 1907. 11:3197. nom

Fox st, No 576, s s, 438.11 e Prospect av, 40x109, 5-sty brk tenement. Release two morts. N Y Trust Co to Joseph Leitner and Charles Kreymborg. Sept 17, 1907. 10:2683. other consid and 1,000

Freeman st, s e cor Vyse av, 54.7x108.4x50x130.6, vacant. Adam Wesp to John Graham. All liens. Sept 16, 1907. 11:2993. other consid and 100

Freeman st, s s, 75 w Vyse av, 25x95, vacant. Hawthorne Building Co to Alonzo Jackson. All liens. Sept 14, 1907. 11:2986. other consid and 100

Garden st, n s, 315.2 w Southern Boulevard, 50x100, vacant. Release mort. James W McElhinney to Carl E Randrup. Sept 18, 1907. 11:3100. 500

*Garfield st, w s, 230 n Columbus av, 25x100. Charles Donochy to Louis Martz and Anna his wife, tenants by entirety. Mort $3,000. Sept 16. Sept 17, 1907. other consid and 100

*Halsey pl, s w cor Kinnear pl, 75x100x75x199, Cebrie Park. Wm R Devine to Cath J Stumpf. Mort $1,000. Sept 11. Sept 13, 1907. other consid and 100

Kingsbridge terrace, n s, 152.10 w Kingsbridge road, 26.6x147.2x26.4x129.10, vacant. Hugh C Munday to Carl E Ahlbum. Mort $1,347. Sept 17. Sept 18, 1907. 11:3240. other consid and 100

Loring pl, w s, 59.1 n 183d st, 21x102.8x20.11x103.11, 3-sty brk dwelling. Edwin C Dusenbury to Emma E Lehrbach. Sept 16. Sept 18, 1907. 11:3225. other consid and 100

*Marion st, e s, 200 n 240th st, lot No 280 map of Washingtonville.
Lots 3, 4, 61, 62, 90, 92, 94, 134 and 135 map South Washingtonville.
Jerusha W Halsey INDIVID and EXTRX Samuel W Halsey et al to John Novak. Aug 28. Sept 17, 1907. 14,000

Parkside pl, n s, 293.4 s w 207th st, 25x112.8x25x111.2, vacant. Release mort. Eliz H Koesting to Rudolph J Muller. Sept 5. Sept 13, 1907. 12:3354. 1,000

Parkside pl, n s, 293.4 s w from w s 207th st, 25.5x112.8x25x111.2, vacant. Rudolph J Muller to Henry Seebeck. Sept 12. Sept 13, 1907. 12:3354. other consid and 100

Simpson st, No 1117, late Fox st, w s, 246.8 n 169th st, 25x100, 2-sty frame dwelling. FORECLOS, July 22, 1907. Chas T Terry ref to Leopold Hutter. Sept 18. Sept 19, 1907. 10:2719. $4,200 over 1st mort of 3,000

*Sheil st, n s, 100 e Tilden av, 75x100, Laconia Park. Tri-Centennial Realty Co to Hyman Shatzkin. Mort $600. Sept 12. Sept 13, 1907. 100

*3d st, s s, 150 w Av D, 25x103, Unionport. Rosie Dilevo to Lorenzo Vitalone. ½ part. Mort $500. Sept 17. Sept 18, 1907. nom

134th st, No 531, n s, 150 e Brook av, 28.4x100, 5-sty brk tenement. Saul Deichers et al to Mary F Stanley. Mort $22,250. June 15. Sept 16, 1907. 10:2262. other consid and 100

135th st, No 622, s s, 275 w Cypress av, late Trinity av, 25x100, vacant. Kate Montague to Wm B Potter, of Brooklyn. Mort $4,000. Sept 12. Sept 17, 1907. 10:2547. other consid and 100

137th st, No 458 (722), s s, 170 w Brown pl, 25x100, 5-sty brk tenement. Emma M Biller to John Schierenbeck. Mort $18,000. Sept 17, 1907. 9:2281. other consid and 100

137th st, No 451, n s, 537.6 e Willis av, 16.8x100, 3-sty brk dwelling. Leebert J Lamborn et al to John B Breneman, of Brooklyn, N Y. Mort $65,000. Sept 6. Sept 18, 1907. 9:2282. 10,500

138th st, No 755, old Nos 1027 and 1029, n s, 194.1 e Southern Boulevard, 37.6x100, 6-sty brk tenement. Surrender CONTRACT recorded May 2, 1907. Henry Jarck to Max Walther and Esther Weitzer. Sept 17. Sept 18, 1907. 10:2590. nom

138th st, No 755, old Nos 1027 and 1029, n s, 194.1 e Southern Boulevard, 37.6x100, 6-sty brk tenement. Walther Real Estate & Mfg Co to Wilhelmine S M Jarck. Mort $25,000. Sept 12. Sept 18, 1907. 10:2596. other consid and 100

138th st, No 755, n s, 194.1 e Southern Boulevard, 37.6x100, 6-sty brk tenement. Release judgment. James B Ryan to Max Walther and Esther Weitzer. Sept 6. Sept 18, 1907. 10:2590. 183.76

Same property. Release mort. N Y Trust Co to same. Sept 5. Sept 18, 1907. 10:2590. other consid and 1,000

Same property. Release mort. John A Philbrick & Bro to same. Sept 12. Sept 18, 1907. 10:2590. 3,100

138th st, Nos 755 to 767, n s, 194.1 e Southern Boulevard, 150x100, four 6-sty brk tenements. Max Walther et al to Walther Real Estate and Mfg Co. Mort $116,700. Sept 4. Sept 18, 1907. 10:2590. 100

140th st, n s, 103.3 w Southern Boulevard, 75x127.7x75x132.5, vacant. Harris Ratner to Isidor C Greenblatt. Mort $7,000. June 28. Sept 17, 1907. 10:2569 and 2570. nom

Same property. Isidor C Greenblatt to Katie Ratner. Mort $7,000. June 28. Sept 17, 1907. 10:2569 and 2570. nom

145th st, No 320, s w s, 100 s e College av, 25x100, 2-sty frame dwelling. Walton W Ames HEIR Sarah F Ames to Rose S Attila. Mort $4,000 and all liens. Sept 17. Sept 19, 1907. 9:2325. 5,000

145th st, No 439, n s, 375 e Willis av, 25x100, 5-sty brk tenement and store. CONTRACT. Anna Knorr with Jacob and Adeline Rosenthal. Sept 4. Sept 13, 1907. 9:2290. 20,000

155th st, No 430, s s, 100 w Elton av, 45x100, 5-sty brk tenement. Prescott Realty Co to Harry Isaacs. Mort $30,000. Sept 12. Sept 16, 1907. 9:2376. other consid and 100

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155th st, No 392 (634), s s, 350 e Courtlandt av, 25x100, 2-sty frame dwelling and store. Kate Elsaser to Daisy Weil. Mort $4,800. Sept 5. Sept 18, 1907. 9:2401. other consid and 100

159th st, No 365, n s, 92 e Courtlandt av, 50x100, with strip in front to present n s 159th st, 6-sty brk tenement. Annie Lomax to Maurice Frankel. Mort $50,000. Sept 4. Sept 17, 1907. 9:2406. nom

163d st No 410, old No 668, s s, 75.6 e Melrose av, 37.6x100, 5-sty brk tenement. Samuel Wormser to Jennie wife of Samuel Wormser. Mort $30,250. Aug 1. Sept 13, 1907. 9:2384. other consid and 100

165th st, No 1130, s e s, 45.3 e Kelly st, runs e 25 x s 70.5 and 19.7 x w 25 x n 18.9 and 69.7, 2-sty frame dwelling. Joseph Roberts to Giuseppe Botta. Mort $2,500. Sept 12. Sept 13, 1907. 10:2715. other consid and 100

168th st, Nos 758 and 760, s s, 62.1 e Forest av, 50x125, 5-sty brk tenement. FORECLOS, Aug 27, 1907. Ashbel P Fitch ref to William Martin. Mort $42,500. Sept 12. Sept 13, 1907. 10:-2662. 4,700

Same property. John Yule to same. Q C. Sept 11. Sept 13, 1907. 10:2662. nom

169th st, No 311, n s, 91.8 w Findlay av, 16.8x80, 2-sty frame dwelling. Richard W Abbott to Thornton Brothers Co. Mort $4,100. Sept 16, 1907. 11:2783. other consid and 100

181st st, No 901, n s, 98 w Hughes av, 17.2x95, 2-sty frame dwelling. Ida Davidson to Hannah Finkenberg. Mort $3,500. Sept 14. Sept 16, 1907. 11:3070. nom

187th st, n s, 75 e Hughes av, 25x100, except part for st, vacant.
Belmont av, n w cor 187th st, runs w 75 x n 70 x w 12.6 x n 87.6 x e 87.6 to av, x s 157.6 to beginning, vacant.
Danl Burke to Church of Our Lady of Mt Carmel. B & S. Sept 13. Sept 16, 1907. 11:3076. nom

175th st, s s, 146.7 w Macombs road, 125x100, vacant. Harry Turner and ano to Phoebe wife of Harry Turner and Margaret A wife of Joseph Holme. All liens. Sept 12. Sept 13, 1907. 11:2876. other consid and 100

*213th st, n s, 125 w Maple av, 25x100 and being lot 86 map W F Duncan at Williamsbridge. Maria S Badolato to Lo Curto, Colletti & Co. Mort $850. Sept 7. Sept 18, 1907. 1,650

*214th st, n s, 150 e Tilden av, 25x100, Laconia Park. Hyman Shatzkin to Vincenzo Carcia. Mort $433.33. Sept 16. Sept 17, 1907. other consid and 100

*214th st, n s, 100 e Tilden av, 25x100, Laconia Park. Hyman Shatzkin to Vincenzo Carcia. Mort $633,33. Sept 16. Sept 17, 1907. nom

*214th st, n s, 125 e Tilden av, 25x100, Laconia Park. Hyman Shatzkin to Francesco Tortorelli. Mort $633.33. Sept 16. Sept 17, 1907. other consid and 100

*225th st (11th av), s s, 280 w 4th av, 25x114, Wakefield. Emil Leske to Marie Furrer. Mort $4,000. Sept 18. Sept 19, 1907. other consid and 100

*227th st, late 13th av, n e cor 4th st, 105x114, Wakefield. Adelaide MacGowan and ano HEIRS Alfred Towers to John J O'Brien and Catherine Tilley. July 29, 1904. Sept 18, 1907. nom

234th st, n s, 485 w Katonah av, 25x100, vacant. Release mort. Central Mortgage Co to Anette A Olsen. Sept 17, 1907. 12:-3375. 500

234th st, n s, 485 w Katonah av, 50x100, 2-sty frame dwelling and store and vacant. Caroline F Slocum by Everett Slocum GUARDIAN to Anette A Olsen. Q C. Sept 9. Sept 16, 1907. 12:3375. 425

235th st, late Willard av, s s, 300 w Oneida av, 50x150, vacant. Ellen V Van Nostrand to Eliz M Considine daughter of Ellen V Van Nostrand. B & S and C a G. Mort $637 and all liens. Sept 18. Sept 19, 1907. 12:3365. nom

*236th st, s s, 125 w Byron st, 50x114.1. Fredericka H E Zimmermann to Tulare Realty Co. Mort $1,800. Sept 3. Sept 14, 1907. other consid and 100

Anthony av, w s, 519.6 n Southern Boulevard or 200th st, 50.3x 91.2x50x93.9, vacant. Delaware & Hudson Realty and Impt Co to Peter Dunworth. Mort $1,400. Mar 14. Re-recorded from Mar 15, 1907). Sept 16, 1907. 12:3310. other consid and 100

Anthony av, w s, 519.6 n Southern Boulevard or 200th st, 50.3x 17.8 to w s Grand Boulevard and Concourse, x50.1x12.6, vacant. Delaware & Hudson Realty and Impt Co to Peter Dunworth. Q C. Mar 14. Re-recorded from Mar 15, 1907). Sept 16, 1907. 12:3310. nom

Andrews av, e s, abt 573.11 s Fordham road, 25x100, and being lot 83 amended map Cammann estate at Fordham Heights, vacant. Fleischmann Realty & Construction Co to Oscar Willgerodt. Sept 17, 1907. 11:3218. other consid and 100

*Av B, w s, 83 s 11th st, 25x105, Unionport. Release mort. John Byrne to Daniel and John J McLean. Sept 7. Sept 13, 1907. nom

*Av B, w s, 83 n 10th st, 25x105, Unionport. The Bronx Dock and Land Co to Daniel and John D McLean. Sept 10. Sept 13, 1907. nom

*Av B, w s, 83 n 10th st, 25x105, Unionport. Release mort. The Bronx Savings Bank to The Bronx Dock and Land. Co. Sept 7, 1897. Sept 13, 1907. 600

*Av B and 11th st | s w cor 11th st, runs w 280 x s 108 x e 175 x n 25 x e 105 to av, x n 83 to beginning, Unionport. Daniel McLean et al to Wm A Mallett. Mort $6,000. Aug 20. Sept 13, 1907. other consid and 100

Belmont av, No 2421, late Cambreleng av, w s, 200 n Bayard st, 25x87.6, 2-sty brk dwelling. Giovanni Caruso to Joseph Gagliano. Q C. ½ part. Mort ½ of $6,500. Sept 19, 1907. 11:-3076. 450

*Boston road, s w cor Grace av, 50x123.9x45x126.2.
Grace av, w s, 301.2 s Boston road, 50x95, Bronx terrace.
Irving Realty Co to Julius Janssen. Sept 16. Sept 19, 1907. other consid and 100

Bathgate av, No 2241, w s, 115.3 n 182d st, 18.3x86, 3-sty brk tenement. Charles Witteck to Frances Mayer. Mort $5,500. Sept 16. Sept 17, 1907. 11:3050. other consid and 100

Bainbridge av, e s, 300 s Woodlawn road, 50x100, vacant. Release dower. Mary E Wyckoff widow to Gertrude V D and Jane K Wyckoff, of Newark, N J. Aug 31. Sept 17, 1907. 12:3334. nom

Same property. Release dower. Mary A Wyckoff widow to Annie M J Muller. Sept 5. Sept 17, 1907. 12:3334. 713

Bainbridge av, e s, 300 s Woodlawn road, 50x100, vacant. Gertrude V D Wyckoff and ano by Alfred C Coxe, Jr, GUARDIAN to Annie M J Muller. All title. B & S. Sept 16. Sept 17, 1907. 12:3334. 3,000

*Barker av, w s, 400 s Elizabeth st, 25x125, Olinville. Gustave Damm TRUSTEE Katherina Hauser to John Flynn. Sept 12. Sept 17, 1907. 3,750

Bathgate av, No 1637, w s, 155 n 172d st (Bathgate pl), former line, 25x114.5, 3-sty frame tenement. Edw J Alligier to John Lynagh. Q C. Sept 3. Sept 13, 1907. 11:2914. nom

Same property. John Lynagh to Harry Berend. Mort $4,500. Aug 28. Sept 13, 1907. 11:2914. other consid and 100

*Barker av, w s, 100 s Elizabeth st, 50x125, Olinville. Franz J Albinger and ano to Chas R Fleischmann. Q C. Sept 13. Sept 14, 1907. nom

Boston road, No 1444, s s, 119.6 e Prospect av, 25x90, 4-sty brk tenement and store. Gertrude C Wright to Henry C Ahrens. Mort $18,250. Aug 16. Sept 18, 1907. 11:2963. other consid and 100

Crotona av, late Grove st, s e s, 70.6 s w Fairmount pl, late Waverley pl, 1.11x120x5.10x120, deed reads north ½ lot 6 block 1498 and now known as n ½ lot 15 block 2950 on tax map, vacant. Sarah Jackson to Laura A Klugh. Q C. This deed given in place of deed recorded Oct 29, 1897. Sept 22, 1899. Sept 16, 1907. 11:2950. nom

College av, e s, 559.10 s 170th st, 16.8x100, 2-sty frame dwelling. Bertha Knauf to Henry J Thees and John H Budelman. Mort $3,250. Sept 18. Sept 19, 1907. 11:2780. 6,500

Creston av, e s, 195.3 s 198th st, 25x95, 2-sty frame dwelling. Amalia Pirk to Philip F Schmitt ½ part and Augusta and Lizzie Gunther. ½ part. Mort $6,000. Sept 16. Sept 18, 1907. 12:3315. other consid and 100

*DeMilt av or 242d st, s e cor Matilda st, 33.4x100, and being lot 57 map Penfield property at South Mt Vernon. Fredericka H E Zimmermann to Tulare Realty Co. Mort $1,000. Sept 3. Sept 14, 1907. other consid and 100

*DeMilt av, or 242d st, s e cor Matilda st and being lot 57, map Penfield property, South Mount Vernon, 33.4x100. N Y Exchange Realty Co to Fredericka H E Zimmermann. Aug 29, 1906. Sept 14, 1907. other consid and 100

Delafield av, n s, 25 w Livingston st, 25x100.
Delafield av, n s, 50 w Livingston st, 50x90.
Catharine and David O'Keefe by John J O'Keefe to Edward Brennan. 2-6 parts. All title. Sept 17. Sept 18, 1907. 13:-3415. 1,666.66

Same property. Michael E O'Keefe et al to same. 4-6 parts. Sept 17. Sept 18, 1907. 13:3415. other consid and 100

*Eastern Boulevard, n s, 50 e Quincy st, 27.6x112.6x79.1x100.
Eastern Boulevard, n w cor Quincy st, 25x100.
Gifford av, s s, 203.10 e Balcom av, 50x100, Westchester.
Benjamin Packer to Isidore Lasner and Jacob Palestine, of Mt Vernon, N Y. Mort $1,935. Sept 5. Sept 17, 1907. other consid and 100

Findlay av, No 1301, w s, 80 n 169th st, 18x100, 3-sty frame tenement. Thornton Brothers Co to Samuel K J Thompson. Mort $5,000. Sept 12. Sept 13, 1907. 11:2783. nom

Franklin av, No 1390, e s, 38 n Jefferson pl, 37.6x100, 5-sty brk tenement. Samuel Rose et al to Bernard Hess. Mort $36,000. Sept 12. Sept 13, 1907. 11:2935. other consid and 100

Same property. Bernard Hess to Rose Smigel. All liens. Sept 12. Sept 13, 1907. 11:2935. nom

Forest av, e s, as on map of Eltona, 125 n 166th st, a strip, runs n 37 x w — to e s of Forest av, and as now laid out, x s 37 x e — to beginning. Frank D Hadley et al to Harry B and Elmer T Buffington. Q C. May 6. Sept 17, 1907. 10:2661. other consid and 100

Grand av, w s, 100 n 192d st, 50x106, vacant. Release mort. Benj A Polhemus to Thos H Thorn. Sept 16. Sept 17, 1907. 11:3215. 3,200

Grand av, w s, 100 n 192d st, 50x106 to e s Old Croton Aqueduct, vacant. Thomas H Thorn to Coralie E D Lange. Sept 16, 1907. 11:3215. other consid and 100

Grant av, Nos 1054 to 1076, e s, 32 s 166th st, 250x102x250x100.6, ten 3-sty brk and stone dwellings. The Estates Settlement Co to Max Cohen and Hayman Eckman. Sept 12. Sept 14, 1907. 9:-2448. other consid and 100

*Grant av, s s, 225 e Garfield st, 25x100. Jacob Zerrenner to Samuel Leiman and Louis Kaplan. Sept 12. Sept 13, 1907. 1,400

*Same property. Samuel Leiman et al to Maria Farago. Mort $700. Sept 12. Sept 13, 1907. 1,450

*Glebe av, e s, 160.6 n Westchester av, 50x147.1, Westchester. Wm G Ruppel to Wilhelmina Ruppel. June 15. Sept 13, 1907. gift

Hunts Point av and Garirson av | e s, 205.5 n Seneca av, runs n and e along said e s Hunts Point av and s s Garrison av as said two avs wind and turn 224.11 to point in s s Garrison av, distant 57.4 w Irvine st, x s 151.4 x w 111.8 to beginning, vacant. Release mort. Mutual Life Ins Co of N Y to Hunts Point Realty Co. Sept 19, 1907. 10:2761. 8,500

Hunt Point av and Garrison av | e s, 205.5 n Seneca av, runs n and e along e s Hunts Point av and s s Garrison av, as said two avs wind and turn 224.11 to s s Garrison av, at point 57.4 w Irvine st, x s 151.4 x w 111.8 to beginning, vacant. Hunts Point Realty Co to Utility Realty Co. Sept 18, 1907. 10:2761. other consid and 100

Hull av, e s, 100 n 200th st, 25x100, 2-sty frame dwelling. Luder Hanken to Laura M Ashlund. Mort $6,600. Sept 16. Sept 17, 1907. 12:3352. other consid and 100

Heath av, e s, 107 n e Boston av, 50x99.4x50x100, except part for av, 2-sty frame dwelling. Thos H Johnston to Gaetano Trapani. Sept 14. Sept 16, 1907. 12:3257. nom

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

*Jones av, e s, 400 n Jefferson av, 25x100. Land Co B of Edenwald to Sadie wife of Samuel Berger. June 6. Sept 17, 1907. nom

*Lyon av, s s, 50 e Parker av, 25x100. Broschart Realty Co to Joseph Maixner. Mort $4,000. Sept 16. Sept 17, 1907. other consid and 100

Lafontaine av, No 2148, e s, 57.8 s Quarry road, 20x95, 2-sty frame dwelling. Emma F Garnsey to Bertha G Campbell. Mort $2,500. June 28. Sept 19, 1907. 11:3063. nom

*Monaghan av, e s, 150 s Jefferson av, 50x100. Land Co A of Edenwald to Michael Cohn of Brooklyn. Sept 12. Sept 16, 1907. nom

Morris av, s e cor 153d st, 50x70.3, vacant. Robert Friedman to Friedman Realty Co. Mort $18,000. Aug 6, 1907. Sept 19, 1907. 9:2412. other consid and 100

Morris av, Nos 673 and 675, on map Nos 669 and 671 | n w cor 153d st, No 265 | 153d st, 50 x100, 6-sty brk tenement and store. Joseph Newmark et al to Harry Salkin. Mort $45,000. Sept 11. Sept 17, 1907, 9:2442. other consid and 100

Mohegan av, e s, 645 s 180th st, late Samuel st, 82.6x150, with a right of way of 42 ft, vacant. James S Unger to Henry New. Aug 29. Sept 17, 1907. 11:3123. nom

Nelson av | w s, 100 n Boscobel av, runs n 50 x w 71.9 x n w Boscobel av | 71.9 to Boscobel av, x s 50 x s e 47.9 x e 47.9 to beginning, vacant. Whitehall Realty Co to Herbert N Chute. Mort $1,994. Sept 16, 1907. 11:2874. 4,400

Ogden av | n w s, 500 s w 167th st, late Union st, 87.6x200, 2-Summit av | sty frame dwelling and vacant.

Summit av, e s, 587.6 s 167th st, late Union st, 25x100, vacant. Thomas Muir to Red Seal Realty Co. Q C. Mort $7,900. Sept 13. Sept 17, 1907. 9:2526. nom

*Olmstead av (Av D), s e cor Ellis av (13th st), 33x105, Unionport. Jacob Cohen to Maria E Bunz. Mort $7,500. Sept 14. Sept 16, 1907. other consid and 100

*Prospect av, s s, 675 e Ft Schuyler road, 25x110.6x25.1x111.3, Westchester terrace. Laurence H Kane to Daniel O'Rourke. Sept 17. Sept 18, 1907. other consid and 100

*Roosevelt av, s s, 50 e Rosedale lane, 25x100. The Lamport Realty Co to Samuel Ceppos. Sept 13. Sept 14, 1907. other consid and 100

*Tilden av, w s, 75 n 214th st, 25x100, Laconia Park. A Shatzkin & Sons to Antonio Santoro and William Marro. Mort $850. Sept 17. Sept 18, 1907. 100

Tinton av, No 1245, w s, 80.8 s 169th st, 29.8x73.3x26x58.11, 2-sty frame dwelling. M L Ida Bierling to Isaac R Pardo. Mt $4,250. Sept 16, 1907. 10:2663. other consid and 100

Tinton av, No 682, e s, 241.11 n 152d st, 20x125, 3-sty frame tenement. Lillian E Selby to Charles Hamm. Mort $6,750. Sept 10. Sept 17, 1907. 10:2665. other consid and 100

Tinton av, No 680, e s, 221.11 n 152d st, 20x125, 3-sty frame tenement. Lillian E Selby to Frank R Leary. Mort $6,750. Sept 10. Sept 17, 1907. 10:2665. other consid and 100

*Unionport road, e s, at point 555.6 w from White Plains road and 375 n along same from Morris Park av, runs e 115.6 x n 25 x w 104 to road, x s 27.6 to beginning, with right of way to Morris Park av. Charles Peterson to George Hauser. Mort $3,000. Sept 12. Sept 13, 1907. other consid and 100

*Same property. George Hauser to Charles Peterson and Mary his wife, tenants by entirety. All liens. Sept 13, 1907. other consid and 100

Washington av, Nos 1525 and 1527, w s, 150 n 171st st, 50x150, 5-sty brk tenement. Osher Gordon to Ida Goldblum. ½ part. Mort $42,000. Sept 10. Sept 13, 1907. 11:2903. other consid and 100

Same property. Agreement as to payment of costs if new 1st mortgage becomes necessary, etc. Same with same. Sept 10. Sept 13, 1907. 11:2903. nom

*White Plains road, n w cor Reiss pl, 100.9x107.1x100x119.5, Bronxdale Manor. Otto F Marjenhoff HEIR George Marjenhoff to Chester A Luff, of Newark, N J. 1-5 part. Sept 16, 1907. 700

Washington av, No 1523, w s, 125 n 171st st, 25x145, 4-sty brk tenement and store. Samuel Platt to Bertha Flasch. Mort $15,600. Sept 16. Sept 17, 1907. 11:2903. other consid and 100

Webster av | s e s, at s w s 202d st, late Tower pl, 25x100, 1 and 202d st | 2-sty frame dwelling and store. Hedwig Muller to Mina Seiffert. Mort $5,250. Mar 14. Sept 17, 1907. 12:3330. other consid and 100

Willow av | n e cor 137th st, 100x125, vacant. Joseph L Butten-137th st | wieser to the Lotus Realty Co. Sept 17. Sept 18, 1907. 10:2589. other consid and 100

Washington av, No 2094, e s, old line, 53 s 180th st, old line, 25x100.10x22.4x101.2, except part for av, except also strip on Washington av, e s, old line, 78 s from corner as above, runs e 100.10 x n 2 x w 101.2 to av, x s 2 to beginning, 2-sty frame dwelling.
Clara Rothschild to Philip Fundis. Mort $3,500. Sept 17. Sept 18, 1907. 11:3046. other consid and 100

Washington av, No 1833, w s, 188 n 175th st, runs w 122 x s 80 x w 28 x n 108 x e 150 to av, x s 28 to beginning, except part for av, 2-sty frame dwelling and vacant. Albert J Schwarzler to John and Amelia F Kientsch, joint tenants. Mort $14,000. Sept 19, 1907. 11:2908. other consid and 100

*Zulette av, s s, 450 e Mapes av, 25x100, Westchester. Release mort. Geo B McEntyre EXR Patrick B McEntyre to Eureka Realty Co. Sept 16, 1907. nom

*Same property. Release mort. Jacob A Zimmermann and Geo B McEntyre. to same. Sept 16, 1907. nom

*1st av, e s, n ½ of lot 38 map (No 1) of Olinville, 50x100. Clemence S Penfield to John Knewitz. Sept 12. Sept 13, 1907. other consid and 100

*Lots 280 and 92 map South Washingtonville. John Novak to Lydia Taylor. Mort $2,291. Sept 17. Sept 18, 1907. other consid and 100

*Same property. Lydia Taylor to Kate Elsaser, of Denmark, Lewis Co, N Y. Mort $2,291. Sept 17. Sept 18, 1907. other consid and 100

*Lot 46 map (No 917) of Bronxwood Park. John H Behrmann to Joseph E Dobbs. ½ part. Aug 31. Sept 13, 1907. other consid and 100

*Lots 1 and 12 block 2 on map of Eastchester, contains 8 1-10 acres. Fredk H Wood to Geo W Hunt, of Mt Vernon, N Y. 1-27 part. Sept 11. Sept 19, 1907. other consid and 100

*Lots 99 and 100 map (No 1095) of 163 lots estate Mary J Radway, except part for Nereid av. William Lechnyr to Anton Mirtel. Mort $1,879.50 and all liens. Sept 16. Sept 17, 1907. 100

*Plot begins 340 e White Plains road at point 695 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Mary Reiling to Otto Kreicker. Mort $3,000. Sept 14. Sept 17, 1907. other consid and 100

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

September 13, 14, 16, 17, 18 and 19.

### BOROUGH OF MANHATTAN.

Attorney st, No 156. Subordination of lease to mort for $10,000. Isidor Schimel with Anna Hochstein. Sept 12. Sept 18, 1907. 2:345..... nom

Division st, n w cor Allen st, 74x77. Assign lease. Manhattan Railway Co to Interborough Rapid Transit Co. April 25. Sept 16, 1907. 1:293..... nom

Same property. Consent to assign lease. Gerard Beekman to Manhattan Railway Co. April 24. Sept 16, 1907. 1:293....

Grand st, No 374½, all. Pauline Levinson GUARDIAN Isidor Levinson to Harry Krug; 4 8-12 years, from Sept 1, 1903. Sept 16, 1907. 2:351..... 2,460 and 2,700

Grand st, Nos 309 and 311. Assign lease. Cafe Enterprise to Max Resnicoff and Barnet Schwartz. Sept 16. Sept 17, 1907. 1:308..... nom

Great Jones st, No 38. Assign lease. Henry Honigman to Consumers Brewing Co. July 15. Sept 19, 1907. 2:531..... nom

Same property. Assign lease. Consumers Brewing Co to Henry Honigman. July 15. Sept 19, 1907. 2:531..... nom

Greenwich st, No 332, s w cor Jay st, store, &c. Emma Fiege et al DEVISEES, &c, Herman H Hingslage to William Cotman; 5 years, from Nov 1, 1910. Sept 19, 1907. 1:142..1,800 and 2,000

Same property. Assign lease dated Aug 30, 1904. Wm Cotman to Wm Stradtmann and ano. Sept 12. Sept 19, 1907. 1:142..... nom

Same property. Assign lease dated April 25, 1907. Same to same. Sept 12. Sept 19, 1907. 1:142..... nom

Same property. Assign lease dated Aug 30, 1904. Wm Stradtmann and Frederick Kraus to Consumers Brewing Co. Sept 12, Sept 19, 1907. 1:142..... nom

Same property. Assign lease dated April 25, 1907. Same to same. Sept 12. Sept 19, 1907. 1:142..... nom

Houston st, No 262 East, store, &c. Isaac Rosenbaum and ano to Pauline Wagner; 2 9-12 years, from Aug 1, 1907 (2 years renewal at $1,080). Sept 14. 1907. 2:397..... 960

Houston st, No 292 East. Assign lease. Congress Brewing Co to Morris Bergman and Pauline Feinstein. All title. Sept 12. Sept 17, 1907. 2:397..... nom

Madison st, No 133, all. Dominic L O'Reilly (agent) to Max Goldstein; 1 year, from Mar 1, 1906. Re-recorded from Mar 14, 1907. Sept 19, 1907. 1:275..... 3,000

Same property. Extension of lease for 1 year, from Mar 14, 1907. Same to same. Re-recorded from Mar 14, 1907. Sept 19, 1907. 1:275..... nom

Mulberry st, No 106, store, &c. Giovanni Tomasilli and ano to Luigi Romano and ano; 4 5-12 years, from Mar 1, 1907. Sept 17, 1907. 1:205..... 1,620

Mulberry st, No 106. Assign lease. Luigi Romano and ano to H Koehler & Co. Sept 16. Sept 17, 1907. 1:205..... nom

Mulberry st, No 229, all. Peter McGinness to Grazia Facciola; 3 years, from May 1, 1906. Sept 14, 1907. 2:495..... 1,500

Nassau st, No 61, all. Simon Frankel to Benjamin Jacobs and Abraham Harris; 10 years, from May 1, 1907. Sept 17, 1907. 1:65..... taxes, &c, and 6,500

North Moore st, No 59. Surrender lease. Thomas Lenane et al to the Protestant Episcopal Society for Promoting Religion and Learning in the State of N Y. All title. Sept 16. Sept 17, 1907. 1:188..... nom

William st, No 183. Assign lease. William Dwyer to Emil G Grossmann. April 5. Sept 19, 1907. 1:101..... nom

Same property. Assign lease. Emil G Grossmann to Consumers Brewing Co. April 5. Sept 19, 1907. 1:101..... nom

4th st, No 205 East, store, &c. Morris Rosenbaum to Alexander Flaum; 4 years and 10½ months, from June 15, 1907. Sept 16, 1907. 2:400..... 780

4th st, s w cor West 10th st, store, &c. Henry Staats to Hermann Romer; 5 years, from May 1, 1909. Sept 17, 1907. 2:619..... 1,500

5th st, Nos 805 to 809, all. Rebecca Rouder to Max Weinrib; 3 years, from Sept 1, 1907. Sept 18, 1907. 2:360..... 7,455

9th st, No 614 East. Assign lease. August Gurka to Anna Gurka. Sept 7. Sept 18, 1907. 2:391..... nom

11th st, No 434 East. Assign lease. Rosolino Macaluso to Consumers Brewing Co. July 31. Sept 19, 1907. 2:438..... nom

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FRONT ENAMELED AND GENUINE "HARVARD" BRICKS

Nazareth and Bath Portland CEMENT

ROSENDALE CEMENT

FREDENBURG & LOUNSBURY

289 FOURTH AVENUE, Corner 22d Street NEW YORK

Same property. Assign lease. Giacomo Genovese to Rosolino Macaluso. July 31. Sept 19, 1907. 2:438.....nom
19th st, No 35 East. Assign lease. Herman F Meyer to Davies J Marshall. Sept 13. Sept 16, 1907. 3:848... ... .....nom
Same property. Re-assign lease. Davies J Marshall to Herman F Meyer. Sept 16, 1907. 3:848... ... ... ... .....nom
19th st, Nos 31 and 33 West, store, &c. Geo W Herbert to Benj Bloom; 7 4-12 years, from Oct 1, 1907. Sept 17, 1907. 3:821..... ... ... ... ... ... ... ... ... ... ...3,000 and 3,250
19th st, No 35 East. Assign lease. Nicholas W Haaren to Herman F Meyer. Sept 13. Sept 14, 1907. 3:848.. .. .. .....nom
19th st, No 235 East, all. Anna McGovern to Adolph Humpfner; 4 years, from May 1, 1907. Sept 19, 1907. 3:900.. .. ....1,500
21st st, s w s, 250 n w 10th av, 50x91.11. Surrender lease. James Daly to General Theological Seminary of the Protestant Episcopal Church in U S. All title. Mar 10, 1898. Sept 19, 1907. 3:692. ..... ..... ..... ... ... ...nom
22d st, No 476, s w s, 60 s e 10th av, 20x74. Assign lease. Susan B Moore to James E Mitchell. Sept 16, 1907. 3:719.. ..nom
23th st, No 165 West, basement stores. Solomon L Cohen to Edgar Sterck; 4 8-12 years, from Sept 1, 1907. Sept 13, 1907. 3:799..... ... ... ... ... ... ... ... ...2,000 and 2,200
23d st, Nos 20 and 26 West. Assigns 5 leases. Bonwit, Teller & Co to Bonwit Realty Co. July 5. Sept 13, 1907. 3:824.... ... ... ... ... ... ... ... ... ... ... ... other consid and 100
34th st, Nos 13 and 15 West. Assign lease. Bonwit, Teller & Co to Bonwit Realty Co. July 5. Sept 13, 1907. 3:836..... ... ... ... ... ... ... ... ... ...other consid and 100
34th st, No 15 West. Assign lease. Same to same. July 5. Sept 13, 1907. 3:836... ... ... ... ... ... ... other consid and 100
44th st, No 231, n s, 361.3 e 8th av, 21.3x100.5. Assign lease. Henry C Burch to Chas C Kelly. July 18, 1906. Sept 13, 1907. 4:1016.. ... ... ... ... ... ... ... ... ... ... ... nom
75th st, Nos 112 and 114, s s, 100 e Park av, 50x102.2, all. Lucy A Banfield to Blue Ribbon Garage Co; 10 years, from Aug 1, 1907. Sept 16, 1907. 5:1409.. .. ... ... ... ... .. ..6,000
85th st, No 200, s w cor Amsterdam av, store, &c. D Costa et al to Ernest Willemin and Hermann Ulman; 5 years, from Sept 1, 1908. Sept 17, 1907. 4:1232.. .... ... ... ..... 1,800 to 2,200
88th st, No 179 West, all. Harlan P Wright to David L Rauch; 3 years, from Oct 1, 1907. Sept 16, 1907. 4:1219..1,500 and 1,600
110th st, Nos 245 and 249 East, 2 easterly stores. Louis Folbe to Nicholas Franco; 4 years, from Oct 1, 1907. Sept 16, 1907. 6:1660..... ... ... ... ... ... ... ... ... ... ... 660 and 900
116th st, No 105 West. Assign lease. Edward Anrig to John D Haase. Sept 12. Sept 14, 1907. 7:1901.....nom
Same property. Re-assign lease. John D Haase to Edward Anrig. Sept 13. Sept 14, 1907. 7:1901... ... ... ... ... ... .... nom
135th st, Nos 61 and 63 West, all. Rosalie Meyers to Rachel Ellis; 5 years, from Sept 16, 1907. Sept 17, 1907. 6:1733.. ... ... ... ... ... ... ... ... ... ... ... ... ... 4,500
Amsterdam av, No 685. Subordination of lease to mort for $22,000. Carrie Feist with the Century Mortgage Co. Sept 12. Sept 17, 1907. 4:1224. .... ..... ..... ..... .....nom
Bowery, No 239, all. Mary D Valentine to The William Peter Brewing Co, of Union Hill, N J; 5 years, from May 1, 1907. Sept 17, 1907. 2:426.. ..... ... ... ... ... ... ...2,425
Lenox av, No 161 | store, &c. Carl Schur to Louis Antok-
118th st, No 101 West| olsky; 5 years, from Oct 1, 1907. Sept 17, 1907. 7:1903... ... ... ..... ... ... ... ... .900 and 1,020
Lenox av, No 161 | store and basement. Assign lease. Louis
118th st, No 101 West| Antokolsky and ano to E Antokolsky. Sept 10. Sept 19, 1907. 7:1903.. ... ..... ... ... .....nom
Lenox av, No 93, store, &c. Edw Alexander to Joseph Geisman and Jacob Kling; 3 years, from May 1, 1908. Sept 13, 1907. 7:1824 ..... ..... ..... ..... 1,620 to 1,680
Lexington av, Nos 1917 and 1919. Assign lease. Frank Toomey to Frank A Howard and ano. Sept 13. Sept 14, 1907. 6:1767. ... ... ... ... ... ... ... ... ... ... ... ... ...nom
Madison av, No 1603, s e cor 108th st, store. Abraham Stone to Anna Van Allen; 5 years, from Oct 10, 1907. Sept 18, 1907. 6:1613..... ..... ... ... ... ... ... ...1,380 and 1,500
Madison av, Nos 613 to 629 n e cor 58th st, runs e 150 x n
59th st, Nos 40 to 52 | 100.5 x e 25 x n 100.5 to s s 59th
58th st, Nos 33 to 39 | st, x w 175 to e s Madison av, x s 200.10 to beginning. John D Crimmins to Walter J Salomon; 21 years, from Mar 1, 1908. Sept 16, 1907. 5:1294..... ... ... ... ... ... ... ... ... ... ...taxes, &c, and 52,000
1st av, No 1105, store. Fannie Stern to Henry Schweikert; 3 years, from Oct 1, 1906. Sept 18, 1907. 5:1435....600 and 630
1st av, No 487, store. Charles Braun to Eugene Kuhn; 3 years, from May 1, 1907. Sept 17, 1907. 3:934.. .. .. .. .....816
Same property. Assign lease. Eugene Kuhn to Ludwig Beck. Sept 14. Sept 17, 1907. 3:934... ... ... ... ..... ....nom
Same property. Assign lease Ludwig Beck to H Koehler & Co. Sept 16. Sept 17, 1907. 3:934.. ..... ... ... ... .....nom
2d av, No 2004, store and 1st floor. Adolph M Fischl and ano to Lewis H Berg; 4 10-12 years, from July 1, 1907. Sept 17, 1907. 6:1675... ... ..... ... ..... ... ... .....1,200
2d av, No 2365, all. Charles Kornfeld to Nathan Levitt; 2 yrs, from Aug 1, 1907. Sept 17, 1907. 6:1786.. ..... .... ....900
2d av, No 724. Assign lease. Patk Quinn to James Duff. Sept 18. Sept 19, 1907. 3:944... ... ..... ... ... ... ..... nom
2d av, No 2206. Assign lease. Luigi Penco to Luigi Sanguinetti. July 1. Sept 18, 1907. 6:1685..... ... ... ... ..... nom
3d av, No 1122, w s, 60.5 s 66th st, 20x65. Assign lease. Sullivan, Drew & Co to J George Johnson. Mort $5,000. Sept 12, Sept 13, 1907. 5:1400.... ..... ..... .....nom
3d av, No 2277, e s, bet 123d and 124th sts, store. Fanny Bachrach to Jacob Lowenstein, doing business as the Independent Beef Co; 2 4-12 years, from Jan 1, 1905 (1 year renewal at $2,000). Sept 16, 1907. Re-recorded from Feb 27, 1905. 6:1788..... ..... ... ... ... ... ... ... ... ... ... 1,700 and 1,800
Same property. Assign lease. Jacob Lowenstein to Mary Lavery. All title. Sept 6, 1907. Sept 16, 1907. 6:1788.. .. .. ..nom
3d av, No 1126, w s, 20.5 s 66th st, 20x65. Assign lease. Sullivan, Drew & Co to J George Johnson. Mort $5,000. Sept 7. Sept 13, 1907. 5:1400.. .. .. ..... .. .. .. .. .. ..... nom
3d av, No 1126, w s, 20.5 s 66th st, 20x65. Assign lease. J George Johnson to Eleanor H Johnson. Mort $5,000. Sept 7. Sept 13, 1907. 5:1400... ... ..... ... ... ... ... ... ... ...nom
3d av, No 1122, w s, 60.5 s 66th st, 20x65. Assign lease. J George Johnson to Eleanor H Johnson. Mort $5,000. Sept 13, 1907. 5:1400..... ... ... ... ... ... ... ... ... ... ... ... nom
3d av, No 955 | portion of basement, &c. John F Rousar
57th st, No 203 East| to Wm W Knabe, of N Y, and Henry Bock, of Fort Lee, N J; 4 years, from April 27, 1907. Sept 10, 1907. 5:1331. Corrects error in last issue when lease read 3d av, Nos 955 and 55th st, No 303 E..... ..... ..... .....600
5th av, No 1356, north store. Ludwig Traube to Charles Arnheim; 5 years, from May 1, 1908. Sept 16, 1907. 6:1596. ..... ..... ..... ..... ... ... ... ... .. 780
5th av, No 61, corner store. The Health Food Co to Wernz & Koehne; 3 7-12 years, from Oct 1, 1907. Sept 13, 1907. 2:570. ..... ... ... ... ... ... ... ... ... ... ... ... ..2,500
7th av, No 2501. Assign lease. Burton F Stines to John D Haase. Sept 12. Sept 14, 1907. 7:2014.. ... ... ... ... nom
Same property. Re-assign lease. John D Haase to Burton F Stines. Sept 13. Sept 14, 1907. 7:2014.. .. .. .. .. .. ....nom
8th av, Nos 925 and 927 | s w cor 55th st, 50.2x100. Assign
55th st, Nos 300 and 302| lease. Minnie M Wall to Mary Dooley. Sept 17, 1904. Sept 16, 1907. 4:1045.. .. ..... ....nom
8th av, No 2366, s e cor 127th st, all. Selena L Bloch and ano to Max Hochstim; 10 years, from Oct 1, 1907. Sept 19, 1907. 7:1932..... ... ... ... ... ... ... ... ... ... ... 3,600 and 4,200
8th av, s w cor 147th st, store, &c. Philip Simon et al to Benjamin Adams; 5½ years, from Nov 1, 1907. Sept 19, 1907. 7:2045.. ..... ..... ..... ..$141.66 to $150 per month
11th av, No 544, n e cor 42d st. Assign lease. Jacob Gensler to James D Freeman. All title. Sept 16. Sept 19, 1907. 4:1071.... ..... ..... ..... ... ... ... ...4,000
Same property. Assign lease. James D Freeman to Bernard Daly. All title. Sept 16. Sept 19, 1907. 4:1071.... .....nom
Same property. Assign lease. Bernard Daly to Arthur Jost. Sept 16. Sept 19, 1907. 4:1071..... ..... ..... .....nom

## BOROUGH OF THE BRONX.

Freeman st, No 1138, west store, &c. Harris Ratner to Morris Heitler; 3 3-12 years, from Feb 1, 1907. Sept 13, 1907. 11:2975... ... ... ... ... ... ... ... ... ... .....840 and 1,020
139th st, No 347 East, all. Mary Y Ritchie to Geo A Thompson; 3 years, from Oct 1, 1907. Sept 13, 1907. 9:2302... 660 and 720
240th st, No 522, s w cor Webster av, two stores. Tom Crickella to Charles de Boer; 3 yrs, from Sept 15, 1907, 2 yrs renewal at $600. Sept 18, 1907..... ..... ..... 540
Brook av, No 506, store, &c. John W McLoughlin to Samuel Erdreich; from Sept 13, 1907, to May 1, 1908 (4 years renewal at $750 and 800). Sept 13, 1907. 9:2274... ... ..... ... ..720
Brook av, No 458, store. Helena Wolf to Nathan Silberman; 3 years, from Oct 1, 1907. Sept 17, 1907. 9:2272.. .. .. ....390
College av, No 480 | n e cor 140th st, two 6-sty brk build-
146th st, No 331 East| ings. Rosalia Meli to Vincenzo Occhipinti and ano; 3 4-12 years, from Sept 1, 1907. Sept 13, 1907. 9:2329..... ... ... ... ... ... ... ... ... ... .... 10,000
Morris av, No 993, store, &c. Theodore Schreppel to Fred Wiebke; 5 years, from Sept 1, 1907. Sept 16, 1907. 9:2447. ..... ... ... ... ... ..... ... ... ... ... 420 and 480
Prospect av, No 861. Assign lease. Thomas Rouse to George Kienzle. Sept 17, 1907. 10:2677.. ..... .... .. .. .. .. .. nom
Same property. Re-assign lease. George Kienzle to Thomas Rouse. Sept 18 (?). Sept 17, 1907. 10:2677.. .....nom
St Anns av, No 142, store. Frank T Wallace to Isadore Bookman; 5 years, from Oct 1, 1907. Sept 18, 1907. 10:2547.. .. ....516
*Unionport road, w s, known as Bachmans Hotel. Assign lease. Theo Mayer to Harry A Reichardt. Sept 9. Sept 17, 1907. ..... ... ... ... ... ... ... ... ... ... ... ..... nom
*Westchester av, s e cor Clasons Point road, 25x106.2x25x101.10, all. George Keller to Henry Baumann and ano; 5 years, from Aug 1, 1907. Sept 18, 1907.. ... ... ... ... ... .... 1,500
*Same property. Assign lease. Henry Baumann and ano to Henry R Hildebrandt. Mort $3,500. Sept 16. Sept 18, 1907. nom
*West Farms road, n e cor Berrian av. Assign lease. Joseph Bulger to Wm Zoll. Sept 17. Sept 18, 1907..... ..nom
Westchester av, No 916, w ½ of store. Mercury Realty Co to J T Cohen; 5 years, from Mar 1, 1907. Sept 16, 1907. 10:2635. ..... ... ... ... ... ... ... ... .. 660 to 780
*West Farms road, n e cor Berrian (Bronx Park) av, 22x70, 3-sty frame building. Joseph Diamond to Joseph Bulger; 5 years and 7½ months, from Sept 15, 1907. Sept 17, 1907..... ..... ... ..... ... ..... 1,200 and 1,500
3d av, No 3194, store. Amelia Moser to Charles Wolaneck; 5 years, from May 1, 1907. Sept 17, 1907. 10:2620 .. .....600

# MORTGAGES

September 13, 14, 16, 17, 18 and 19.

## BOROUGH OF MANHATTAN.

Agar, John G, of New Rochelle, N Y, to MUTUAL LIFE INS CO of N Y. Wall st, Nos 79 to 85, s e cor Pearl st, Nos 148 to 152, runs s e along Wall st 72.10 x s w 31.7 x n w 0.2 x s w 9.3 x n w 4.1 x s w 21.8 x n w 64.8 to s e s Pearl st x n e 61.7 to beginning. Prior mort $——. Sept 14, due, &c, as per bond. Sept 17, 1907. 1:31. 100,000

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**For Plastering Walls and Ceilings**

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**J. B. KING & CO., No. 1 Broadway, New York**

American Mortgage Co with Chebrah Talmud. Rutgers st, No 32. Extension mort. Sept 13. Sept 14, 1907. 1:273. nom

Altman, Bella to Charles Rubinger and ano. 6th st, Nos 324 and 326, s s, 325 s e 2d av, 50x97. Sept 14, due, &c, as per bond. Sept 17, 1907. 2:447. 4,500

Same to same. Same property. Sept 16, 1 year, 6%. Sept 17, 1907. 2:447. 1,800

Amend, Therese M and Adolph and Emanuel Lipkowitz with Valentine Treat. 63d st, No 409 East. Subordination agreement. Sept 14. Sept 17, 1907. 5:1458. nom

Altman, Bella to Francis Speir and Martin D Wylly trustee. 6th st, Nos 324 and 326, s s, 325 s e 2d av, 2 lots, each 25x97. 2 morts, each $25,000. 5 years, 5%. Sept 16, 1907. 2:447. 50,000

Same and Joseph L Buttenwieser with same. Same property. Subordination agreement. July 18. Sept 16, 1907. 2:447. nom

Bachman, Alfred C to Herbert S Ogden. Canal st, No 269, n s, 20.2 e Broadway, 25x112.9x25.7x107.5. P M. Sept 16, due, &c, as per bond. Sept 19, 1907. 1:209. 40,000

Banner, S Morrill to TITLE GUARANTEE AND TRUST CO. 81st st, Nos 263 and 265, n s, 127.5 e West End av, 50x114. P M. Sept 12, due, &c, as per bond. Sept 19, 1907. 4:1229. 140,000

Blakeslee, Lottie T to Annie L McEntyre and ano. 93d st, No 157, n s, 234 e Amsterdam av, runs e 15 x n 85.4 to s s Apthorps lane, x n w 15 x s 86 to beginning. P M. Prior mort $10,000. 5 years, 5%. Sept 16, 1907. 4:1224. 4,500

Same to CITIZENS SAVINGS BANK. Same property. P M. 5 years, 5%. Sept 16, 1907. 4:1224. 10,000

Board of Church Extension of United Presbyterian Church to Washington Heights Presbyterian Church. Audubon av, s e cor 172d st, 50x100. Consent to mort for $20,000 held by N Y Savings Bank on above property. Jan 21, 1907. Sept 18, 1907. 8:2128. —

Bass, Joseph to Henry Hackman. 112th st, Nos 164 and 166, s s, 211.8 w 3d av, 33.4x100.11. P M. Prior mort $31,250. Sept 12, due Mar 1, 1911, without interest. Sept 16, 1907. 6:1639. 7,800

Bergman, Morris and Pauline Fienstein to Lion Brewery. Houston st, No 292 East. Saloon lease. Sept 7, demand, 6%. Sept 17, 1907. 2:397. 1,200

Beaumont, Jessie F, of London, Eng, with Thos B Hidden. Madison av, No 350, w s, 107.5 n 44th st, 18x95. Extension and modification agreement. July 1. Sept 10, 1907. 5:1279. Corrects error in last issue when size of lot was 18x25. nom

Bingham, Amelia to Geo Zahm. 31st st, No 40, s s, 235 e Madison av, 20x98.9. Prior mort $46,000. Sept 11, due, &c, as per bond. Sept 12, 1907. 3:860. Corrects error in last issue when description of property was 31st st, No 40, s s, 235 e Madison av, w s, 107.5 n 44th st, 18x95. 8,000

Butler, Wm G to TITLE INS CO of N Y. 34th st, No 222, s s, 550 e 8th av, 16.5x98.9. Sept 9, 2 years, 5%. Sept 16, 1907. 3:783. 15,000

Burke, Joseph to Wm T Dannat. 140th st, No 63, n s, 125 e Lenox av, 37.6x99.11. Aug 29, 3 years, 5%. Sept 16, 1907. 6:1738. 30,000

Bohde, Frederick Jr to John H Coursen and ano. 81st st, Nos 151 and 153, n s, 256.2 w 3d av, 43.10x102.2. P M. Prior mort $78,000. Sept 1, due, &c, as per bond. Sept 17, 1907. 5:1510. 2,000

Bauchle, Amelia M with Century Mortgage Co. Amsterdam av, No 685. Subrogation agreement. Sept 5. Sept 17, 1907. 4:1224. nom

Badt-Mayer Co to Albert V Donellan. 113th st, Nos 311 to 315, n s, 95 e Manhattan av, 75x100.11. P M. Prior mort $100,000. Sept 10, 3 years, 6%. Sept 13, 1907. 7:1847. 20,000

Costa Rica Fruit Co to Charlotte B Bickmore. 80th st, No 130, s s, 405 e Amsterdam av, 20x102.2. P M. Sept 12, due Oct 1, 1912, 5%. Sept 17, 1907. 4:1210. 31,000

Cox, John H as trustee Wm H Stryker with David Temmer. 100th st, No 55 East. Extension mort. June 9, 1905. Sept 17, 1907. 6:1606. nom

Clarke, Eliz D to TITLE GUARANTEE & TRUST CO. 101st st, No 247, n s, 166.8 e West End av, 16.8x104x16.8x104.10. P M. Sept 16, due, &c, as per bond. Sept 17, 1907. 7:1873. 18,000

Corsun, Isaac to George Schwartz and ano. 1st av, No 2349, w s, 50.5 n 120th st, 25.2x100. P M. Prior mort $23,500. Sept 14, 4 years, 6%. Sept 16, 1907. 6:1797. 3,000

Cohen, David with J Herbert Carpenter and ano trustees Sidney Mason. Rutgers pl, No 19 (Monroe st), Extension mort. Aug 12. Sept 16, 1907. 1:270. nom

Coyle, James to DeWitt C Romaine. 11th st, No 246, s s, 50 e 4th st, 20x80. P M. Due, &c, as per bond. Sept 18, 1907. 2:613. 9,000

Coy, Chas F, of Yonkers, N Y, to TITLE GUARANTEE AND TRUST CO. Columbus av, No 885, e s, 70.11 n 103d st, 30x100. Prior mort $25,000. Due, &c, as per bond. Sept 18, 1907. 7:1839. 15,000

Cerabone V Construction Co to GERMANIA LIFE INS CO. 113th st, Nos 609 to 613, n s, 175 w Broadway, 75x100.11. Due, &c, as per bond. Sept 18, 1907. 7:1895. 115,000

Same to same. Same property. Certificate as to above mort. Sept 18, 1907. 7:1895. —

Carolan, Michael P to Leopold Maas. 45th st, No 236, s s, 172 w 2d av, 22x70.3x25x80.2. P M. 5 years, 5%. Sept 19, 1907. 5:1318. 8,000

Cordel Company to Stuyvesant Mortgage Co. 111th st, s s, 350 w 7th av, 62.6x71.10. Sept 16, 3 years, 5½%. Sept 19, 1907. 7:1826. 56,000

Same to same. Same property. Certificate as to above mort. Sept 16. Sept 19, 1907. 7:1826. —

Cordel Co to Stuyvesant Mortgage Co. 111th st, s s, 412.6 w 7th av, 62.6x71.10. Sept 16, 3 years, 5½%. Sept 19, 1907. 7:1826. 56,000

Same to same. Same property. Certificate as to above mort. Sept 16. Sept 19, 1907. 7:1826. —

Cordel Co to Harris Mandelbaum and ano. 111th st, s s, 412.6 w 7th av, 62.6x71.10; 111th st, s s, 350 w 7th av, 62.6x71.10. Prior mort $133,500. Sept 13, 1 year, 6%. Sept 19, 1907. 7:1826. 11,000

Same to same. Same property. Certificate as to above mort. Sept 16. Sept 19, 1907. 7:1826. —

Same to Geo Dellon. Same property. Prior mort $144,500. Sept 13, due Jan 1, 1908, 6%. Sept 19, 1907. 7:1826. 5,600

Same to same. Same property. Certificate as to above mort. Sept 13. Sept 19, 1907. 7:1826. —

Duff, James to Peter Doelger. 2d av, No 724. Saloon lease. Sept 18, demand, 6%. Sept 19, 1907. 3:944. 5,500

Dillon, Roselena M to Julia A Vesey. 62d st, No 210, s s, 142.6 e 3d av, 18.9x100.5. Sept 18, 5 years, 5%. Sept 19, 1907. 5:1416. 10,000

Donsbach, Josephine to Max Marx. Lenox av, No 456, e s, 25 s 133d st, 25x84. P M. Prior mort $24,000. Sept 16, 3 years, 6%. Sept 17, 1907. 6:1730. 4,000

Drucker, August H to Danl Loonie. 48th st, No 337, n s, 150 w 1st av, 25x100.5. P M. Sept 16, 5 years, 5%. Sept 17, 1907. 5:1341. 8,500

Dan, Abraham and Minnie Goldstein to Abraham Lun. 6th st, No 728, s s, 318 e Av C, 15x97. Prior mort $——. Aug 31, due Sept 16, 1910, 6%. Sept 17, 1907. 2:375. 3,500

De Vries, Maurice to Mary E Freeman. Broadway, Nos 1608 and 1610, s e cor 49th st, Nos 204 to 208, 47.3x58.10x55.7x65.1. P M. Sept 11, 3 years, 5%. Sept 13, 1907. 4:1020. 140,000

Elkin, Isaac N and Alex R to Max Lieben. 61st st, No 206, s s, 100 w Amsterdam av, 25x100.5. Prior mort $15,000. Sept 19, 1907, 1 year, 6%. 4:1152. 1,000

Epstein, Edwin and Herman Vollweiler and David Epstein to The FARMERS LOAN AND TRUST CO. 9th st, Nos 819 to 825, n s, 231 e Av D, 83.8x92.3. June 19, due Sept 19, 1910, —%. Sept 19, 1907. 2:366. 15,000

Eggenspieler, Charles to Saml Hyman. Manhattan av, No 280, e s, 66.11 s 112th st, 34x100. P M. Prior mort $32,000. Sept 12, due, &c, as per bond. Sept 16, 1907. 7:1846. 5,000

Ewert, Katharina wife of and William to FRANKLIN SAVINGS BANK City N Y. 40th st, No 320½, s s, 325 w 8th av, 25x98.9. Sept 17, 1907, 1 year, 5%. 3:763. 9,500

EQUITABLE LIFE ASSUR SOC of the U S with Susan R La Grange. 136th st, No 259 West. Extension mort. Apr 8. Sept 12, 1907. 7:1942. Corrects error in last issue, when description of property was 139th st, No 259 West. nom

Engel, Geo C to Annie F Shardlow. 1st av, No 1602, n e cor 83d st, No 401, 27.2x84. Sept 11, 5 years, 5%. Sept 14, 1907. 5:1563. 30,000

EMIGRANT INDUSTRIAL SAVINGS BANK with Tailfer Co. Lenox av, Nos 310 to 316, s e cor 126th st, Nos 84 and 86, 99.11x85. Extension mort and consent to same. Sept 11. Sept 13, 1907. 6:1723. nom

863 Park Avenue, a corpn, to TITLE GUARANTEE & TRUST CO. Park av, Nos 861 to 865, n e cor 77th st, No 101, 51.2x100. Building loan. Sept 12, 5 years, 6%. Sept 13, 1907. 5:1412. 265,000

Same to same. Same property. Certificate as to above mort. Sept 7. Sept 13, 1907. 5:1412. —

Elias, Katharina with TITLE GUARANTEE & TRUST CO. 102d st, No 113, n s, 152 e Park av, 25x100.11. Subordination agreement. Aug 26. Sept 14, 1907. 6:1630. nom

Fine, Joseph and Selig Falk to LAWYERS TITLE INS & TRUST CO. Manhattan av, Nos 153 and 155, n w cor 107th st, No 51, 40.11x100. Sept 11, due July 1, 1912, 5½%. Sept 14, 1907. 7:1843. 61,000

Fine, Joseph and Selig Falk to LAWYERS TITLE INS & TRUST CO. Manhattan av, Nos 169 and 171, s w cor 108th st, No 50, 40.11x100. Sept 11, due July 1, 1912, 5½%. Sept 14, 1907. 7:1843. 60,000

Fine, Joseph and Selig Falk to LAWYERS TITLE INS & TRUST CO. Manhattan av, Nos 157 to 163, w s, 40.11 n 107th st, 2 lots, each 40x100. 2 morts, each $43,000. Sept 11, due July 1, 1912, 5½%. Sept 14, 1907. 7:1843. 86,000

Fine, Joseph and Selig Falk to LAWYERS TITLE INS & TRUST CO. Manhattan av, Nos 165 and 167, w s, 40.11 s 108th st, 40x100. Sept 11, due July 1, 1912, 5½%. Sept 14, 1907. 7:1843. 43,000

F & F Realty Co to Clara Max and ano. Manhattan av, Nos 157 and 159, w s, 40.11 n 107th st, 40x100. P M. Sept 11, 2 years, 6%. Sept 14, 1907. 7:1843. 12,000

F & F Realty Co and Selig Falk and Joseph Fine and JEFFERSON BANK with LAWYERS TITLE INS & TRUST CO et al. Manhattan av, Nos 153 to 171, w s, extends from 107th st, No 51, to 108th st, No 50, 201.10x100. Subordination agreement. Sept 11. Sept 14, 1907. 7:1843. nom

F & F Realty Co to Mayer Jones. Manhattan av, Nos 161 and 163, w s, 80.11 n 107th st, 40x100. P M. Sept 11, 2 years, 6%. Sept 14, 1907. 7:1843. 11,000

F & F Realty Co to JEFFERSON BANK. Manhattan av, Nos 153 to 171, n w cor 107th st, No 51, 201.10 to 108th st, No 50, x100. Prior mort $343,000. Sept 11, 2 years, 6%. Sept 14, 1907. 7:1843. 33,000

F & F Realty Co to Wm C Cox. Manhattan av, Nos 165 and 167, w s, 40.11 s 108th st, 40x100. P M. Sept 11, 2 years, 6%. Sept 14, 1907. 7:1843. 12,500

F & F Realty Co to Wm C Cox. Manhattan av, Nos 169 and 171, s w cor 108th st, 40.11x100. P M. Sept 11, 2 years, 6%. Sept 14, 1907. 7:1843. 16,500

F & F Realty Co to Joseph Simerman. Manhattan av, Nos 153 and 155, n w cor 107th st, No 51, 40.11x100. Sept 11, 2 years, 6%. Sept 14, 1907. 7:1843. 16,000

Forbes, Mary wife of and James to Henry M Sanders. 131st st, No 50, s s, 80 e Madison av, 27.6x99.11. Oct 26, 1896, due Oct 29, 1899, 5%. Rerecorded from Oct 26, 1896. Sept 13, 1907. 6:1755. 16,000

Feist, Adolph with Century Mortgage Co. Amsterdam av, No 685. Subordination agreement. Sept 12. Sept 17, 1907. 4:1224. nom

Feist Realty Co to Century Mortgage Co. Amsterdam av, No 685, e s, 41.8 n 93d st, runs e 68 x n 24 x w 4 x n — x w 68 to av, x s 25 to beginning. Sept 12, due Aug 26, 1910, 5%. Sept 17, 1907. 4:1224. 22,000

Same to same. Same property. Certificate as to above mort. Aug 24. Sept 17, 1907. 4:1224. —

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Frank, Louis to Lucy B Eliot. Madison st, No 98, s s, abt 325 e Catharine st, 25.2x100x25.1x100. Sept 3, due Oct 1, 1912, —%. Sept 17, 1907. 1:276. gold, 31,000

Frank, Louis to Pincus Lowenfeld and ano. Madison st, No 94, s s, abt 275 e Catharine st, 25x100; Madison st, No 98, s s, abt 325 e Catharine st, 25.2x100x25.1x100. Prior mort each $31,000. Sept 16, demand, 6%. Sept 17, 1907. 1:276. 20,000

Frank, Louis to Addison Thomas. Madison st, No 94, s s, abt 275 e Catharine st, 25x100. Sept 16, 5 years, 5%. Sept 17, 1907. 1:276. 31,000

Fishbourne, Wm to DeWitt C Romaine. Grove st, No 24, s s, 50.4 e Bedford st, 22.4x100. Due, &c, as per bond. Sept 18, 1907. 2:588. 6,000

Fulton, Ann A with the National Academy of Design. 136th st, No 109, n s, 141.8 w 6th av, now Lenox av, 16.8x99.11. Extension mort. Sept 6. Sept 17, 1907. 7:1921. nom

Frank, Solon L and Saml to TITLE GUARANTEE AND TRUST CO. 95th st, No 141, n s, 45.6 w Lexington av, 17x100.8. Sept 18, due, &c, as per bond. Sept 19, 1907. 5:1524. 10,000

Foss, Max J to MUTUAL LIFE INS CO of N Y. City Hall pl, No 32, n s, 169.9 w Pearl st, 24x86. Prior mort $——. Due, &c, as per bond. Sept 19, 1907. 1:158. 5,000

Ficken, Rebecka to Elvina Quast. Mott st, Nos 69 and 71, n w s, 234.9 n e Bayard st, runs s w 38.7 x n w 100 x n e 35.9 x s e 100 to beginning. Sept 16, 3 years, 5%. Sept 17, 1907. 1:200. 20,000

Greenbaum, Oscar to Albert Freund. 77th st, Nos 203 and 205, n s, 95 e 3d av, 2 lots, each 30x102.2. 2 P M morts, each $1,325; prior morts $31,375 on each. Sept 16, due Jan 1, 1910, 6%. Sept 17, 1907. 5:1432. 2,650

Greenberg, Minnie and Rebecca Wolfe to Harry Martin. 97th st, Nos 53 and 55, n s, 100 e Madison av, 62.6x100.10. P M. Sept 16, 5 years, 6%. Sept 17, 1907. 6:1603. 30,000

Goldfarb, Martin to Marcus Rosenthal. 103d st, No 79, n w cor Park av, No 1382, 27x75. P M. Prior mort $——. Sept 16, 3 years, 6%. Sept 17, 1907. 6:1609. 7,500

Goldberg, Jacob and Joseph Brown to Henry Kreuder trustee Ernst Kreuder. Catharine st, Nos 79 and 79½, on map No 79, e s, abt 50 s Hamilton st, 25.9x73. Sept 7, due Jan 1, 1911, 5%. Sept 17, 1907. 1:253. 15,000

Same and Bernard Scheinkman with same. Same property. Subordination mort. Sept 16. Sept 17, 1907. 1:253. nom

GUARDIAN TRUST CO with Annie M Kelly. 152d st, n s, 350 w Broadway, 25x199.10 to s s 153d st. Extension mort. Sept 5. Sept 16, 1907. 7:2099. nom

Gerrish, Wm L, of New Canaan, Conn, to UNION TRUST CO of N Y. Cherry st, Nos 305 to 311, s s, 95.10 w Clinton st, 97.2x118.9 to n s Water st, Nos 550 to 556, x97.2x117.9. Sept 4, due Sept 17, 1910, 5%. Sept 18, 1907. 1:246. 80,000

Goldfarb, Ray with Wm T Dannat. 140th st, No 63, n s, 125 e Lenox av, 37.6x99.11. Subordination agreement. Aug 27. Sept 16, 1907. 6:1738. nom

Goldberg, Aaron to Hebrew Orphan Asylum of City N Y. 5th av, No 2206, w s, 24.11 n 134t hst, 25x110. Sept 6, 5 years, 5%. Sept 16, 1907. 6:1732. 15,000

Goldfine (Joseph) Realty Co to Moses Zimmermann. 3d st, s s, 90.9 e Goerck st, 45.4x82.9x45x88.6. Building loan. Aug 22, due Feb 7, 1909, 6%. Sept 13 ,1907. 2:356. 13,000

Same to same. Same property. P M. Prior mort $12,000. Aug 22, due Feb 7, 1909, 6%. Sept 13, 1907. 2:356. 12,500

Harburger, Henry and Florence Cahen to Jonas Weil and ano. 39th st, Nos 348 and 350, s s, 100 e 9th av, 50x98.9. P M. Prior mort $48,000. Aug 15, 3 years, 6%. Sept 13, 1907. 3:762. 5,000

Harburger, Henry and Florence Cahen to Jonas Weil and ano. 39th st, Nos 348 and 350, s s, 100 e 9th av, 50x98.9. Given as collateral security for mort of $16,000 on No 163 Madison st. Aug 15, due, &c, as per bond. Sept 13, 1907. 3:762. 5,500

Hammel (Charles) & Co and Julius Stich with Annie F Shardlow. 1st av, No 1602, n e cor 83d st, No 401 East. Subordination agreement. Sept 12. Sept 14, 1907. 5:1563. nom

Herts, Lillie J to Julia Hallgarten trustee Adolph Hallgarten. 70th st, No 23, n s, 505 e Columbus av, 20x100.5. 5 years, 4½%. Sept 16, 1907. 4:1123. 26,000

Hallinan, Michael to Wm Arnold. 49th st, No 547, n s, 150 e 11th av, 25x100 to c l old Verdant lane x25x87; also plot begins 102.5 s 50th st and 158.3 e 11th av, runs e 15 x s 10 x n 18 to beginning. Prior mort $6,000. Sept 18, 1907, due Sept 1, 1909, 6%. Sept 18, 1907. 4:1078. 2,000

Harris, Henry B to Oscar Hammerstein. 42d st, Nos 254 to 258, s s 133.4 e 8th av, 66.8x98.9. P M. Prior mort $145,000. Feb 2 1 year, 5%. Sept 18, 1907. 4:1013. 80,000

Holling, Henry W to Annie Bergin. 101st st, No 158, s s, 200 e Amsterdam av, 26x100.11. P M. Prior mort $16,450. Due, &c, as per bond. Sept 18, 1907. 7:1855. 4,050

Higby, Everett to Nathan L and Leon Ottinger. 83d st, No 69, n s, 125 e Columbus av, 16.8x102.2. P M. Prior mort $13,500. 3 years, 6%. Sept 16, 1907. 4:1197. 3,000

Hyman, Sundel to Margt MacIsaac. 131st st, No 62, s s, 177.6 w Park av, 17.6x99.11. Sept 17, 1907, 3 years, 5%. 6:1755. 7,500

Hyman, Sundel to Margt MacIsaac. 131st st, No 56, s s, 230 w Park av, 17.6x99.11. Sept 17, 1907, 3 years, 5%. 6:1755. 7,500

Iden, John H to Chas H Luedeke. 1st av, No 59, w s, 24.1 s 4th st, 24x74. Sept 13, 1907, 5 years, 4½%. 2:445. 5,000

Improved Property Holding Co to James McCutcheon. 34th st, Nos 2 to 6, s s, 100 e 5th av, 53.7x98.9. Leasehold. Sept 1, 10 yrs, 4%. Sept 14, 1907. 3:863. 85,000

Same to same. Same property. Consent to above mort. Sept 11. Sept 14, 1907. 3:863. ——

Josephson, Lizzie to Michael Josephson. Allen st, No 183, w s, 50 n Stanton st, 25x75. Sept 12, due Aug 15, 1910, 6%. Sept 17, 1907. 2:417. 5,000

Johnston, Margt T to Henry H Jackson et al exrs Peter A H Jackson. 42d st, No 349, n e cor Prospect pl, No 45, 58x17.1. Sept 18, 3 years, 5%. Sept 19, 1907. 5:1335. 13,000

Johnson, Annette L to Middle-Town Realty Co. 8th av, Nos 2853 and 2855, on map No 2855, w s, 42 n 152d st, 37.8x100. P M. Prior mort $35,000. Sept 17, 2 years, 6%. Sept 18, 1907. 7:2046. 13,000

Jacobsen, Ernest O to LAWYERS TITLE INS AND TRUST CO. 71st st, No 304, s s, 82.10 w West End av, 17.2x84.5. 3 years, 5½%. Sept 16, 1907. 4:1182. 18,000

Johnson, Cornelia A with Sydney Fisher and John Oliver trustees Edwin D Phelps. 23d st, No 234, s s, 204.2 w 2d av, 20.10 x98.9. Extension mort. Sept 10. Sept 19, 1907. 3:903. nom

Johnson, Cornelia A with Sydney Fisher and John Oliver trustees Edwin D Phelps. 23d st, No 236, s s, 183.4 w 2d av, 20.10x 98.9. Extension mort. Sept 10. Sept 19, 1907. 3:903. nom

Johnson, Cornelia A with Sydney Fisher and John Oliver as trustee Edwin D Phelps. 23d st, No 345, n s, 123.6 e 1st av, 26.6x 98.9. Extension mort. Sept 10. Sept 19, 1907. 3:929. nom

Kramer, Lena and Schulum Ast and Harry J and Solomon Sprung exrs Isaac Sprung with May E Fitts. Pitt st, No 84. Subordination agreement. Sept 13. Sept 14, 1907. 2:339. nom

Kramer, Lena and Schulim Ast to Mary E Fitts. Pitt st, No 84, e s, 64.3 n Rivington st, 20.3x100.10. Sept 13, 1907, 5 years, 5%. 2:339. 15,000

Katz, Sigmund to Lizzie M Boesch. 1st av, No 1358, s e cor 73d st, No 400, 25.7x88. Sept 9, 3 years, 5½%. Sept 16, 1907. 5:1467. 8,000

Kuntz, Henry, of Iselin, N J, and Morris Solot of N Y, to Simon Alexander and ano. 74th st, No 410, s s, 213 e 1st av, 25x102.2. P M. Sept 2, 1 year, 6%. Sept 13, 1907. 5:1468. 1,350

Kerber, Morris to Levy Sobol. Broome st, No 117, s s, 75 e Pitt st, runs s 80 x w 0.8 x s 20 x e 25.8 x n 100 to st, x w 25 to beginning. P M. Prior mort $20,000. 5 years, 6%. Sept 19, 1907. 7:336. 14,000

Kent, Emily T to Marie L Tillotson admrx Gouverneur Tillotson. 13th st, Nos 733 and 735, n s, 138 w Av D, 50x206.6 to s s 14th st, Nos 734 and 736. Sept 11, due, &c, as per bond. Sept 17, 1907. 2:383. 25,000

Kline, Geo C to Margt McElroy. Pleasant av, No 423, w s, 17.11 n 122d st, 16x66. Sept 17, 1907, 3 years, 5%. 6:1810. 4,200

Koopmann, Emma to William J Amend exr Eliz Grunder. 10th st, Nos 7 and 9, n w cor Waverly pl, No 186, runs n 19.4 x w 75 x s 19.5 to st x e 75. Sept 6, due Mar 6, 1908, 6%. Sept 17, 1907. 2:611. 2,500

Keogh, John E to Charles Rosenthal. 48th st, No 245, n s, 140 w 2d av, 20x100.5. Sept 17, 1907, 1 year, 5%. 5:1322. 5,000

Keogh, John E to Charles Rosenthal. 48th st, No 243, n s, 160 w 2d av, 20x100.5. Sept 17, 1907, 1 year, 5%. 5:1322. 10,000

LAWYERS TITLE INS & TRUST CO with Guy Richards. 71st st, No 173, n s, 205.4 w 3d av, 14.8x102.2. Extension mort. Aug 1. Sept 19, 1907. 5:1406. nom

Landsman, Solomon M with Annie Lubliner, Rose Landau and Frances Steinberg and Cath Ernst. 138th st, No 101, n s, 75 w Lenox av, 25x99.11. Subordination mort. Sept 12. Sept 19, 1907. 7:2007. nom

Lunn, James W B to TITLE GUARANTEE AND TRUST CO. 8th av, No 899, w s, 75.5 n 53d st, 25x100. P M. Sept 17, due, &c, as per bond. Sept 18, 1907. 4:1044. 30,000

Lyons, Cornwell to Kath Kraemer. Broome st, Nos 477 to 481, s s, 100 w Greene st, 75x99.6. Sept 16, 3 years, 5½%. Sept 17, 1907. 2:475. 7,500

Lipkowitz, Adolph and Emanuel to Valentine Treat. 63d st, No 409, n s, 156 e 1st av, 25x100.5. Sept 17, 1907, 3 years, 5%. 5:1458. 12,500

Lee, Charlotte R to Mary E Haldeman. Broadway, Nos 2309 to 2315, s w cor 84th st, No 250, 102.2x30.8x102.2x31.1. Prior mort $——. Sept 16, demand, 6%. Sept 17, 1907. 4:1231. 1,000

Lubliner, Annie, Frances Steinberg and Rosa Landau to Cath Ernst. 138th st, No 101, n s, 75 w Lenox av, 25x99.11. Sept 12, 5 years, 5%. Sept 19, 1907. 7:2007. 21,000

Levy, Jefferson M to Smith Ely. Lexington av, Nos 1491 to 1493, n e cor 96th st, No 151, 100.11x26. Sept 14, 1907, 1 year, 6%. 6:1624. 10,000

Loew, Florence B to MUTUAL LIFE INS CO of N Y. 38th st, No 104, s s, 100 e Park av, 20x98.9. Sept 13, due, &c, as per bond. Sept 16, 1907. 3:893. 50,000

Levinstim, Jacob to Henry Kelling and ano. 2d av, No 836, e s, 109.5 n 44th st, 18x70. P M. Prior mort $8,500. 4 years, 6%. Sept 16, 1907. 5:1337. 2,500

Lauterbach, Mary with Herman Loden and ano. 2d av, No 1806. Extension mort. July 15. Sept 16, 1907. 5:1556. nom

Levy, Charles M to John J Halstead and ano trustees for Jane A Hurd will Pearson S Halstead. Monroe st, No 10, s s, abt 150 e Catharine st, 25x90.6x25x88.3, e s, due Sept 1, 1912, 5%. Sept 16, 1907. 1:253. 27,000

Lansing, Malvina to Fredk W Thompson. 178th st, No 661, n s, 137.6 w Wadsworth av, 12.6x100. Sept 11, 1 year, 6%. Sept 16, 1907. 8:2163. 200

Meade Transfer Co to TITLE GUARANTEE AND TRUST CO. Bank st, Nos 123 to 127, n s, 269.2 w Greenwich st, runs n 95 x e 9.2 x n 20.10 x n w 50.6 x s 59.9 x n w 20.4 x s 68.5 to st, x e 61.3 to beginning. Building loan. Sept 17, 3 years, 6%. Sept 18, 1907. 2:635. 70,000

Same to same. Same property. Certificate as to above mort. Sept 17. Sept 18, 1907. 2:635. ——

Morgan, Chas, of South Orange, N J, to Sarah M Flower and ano. 56th st, No 152, s s, 200 e 7th av, 25x100.5. P M. July 16, 5 years, 4½%. Sept 18, 1907. 4:1008. 30,000

Masor, Barnet and Theron S Johnson to Beckie Masor. 92d st, Nos 336 and 338, s s, 200 w 1st av, 50x100.8. Sub to all liens. June 21, payable on sale of premises, —%. Sept 14, 1907. 5:1554. 1,500

McCraith, Anealia H to Arthur E Silverman Bldg Co. Manhattan av, e s, 75.11 s 111th st, 40x110. P M. Sept 10, 3 years, 6%. Sept 18, 1907. 7:1846. 14,000

Mount Morris Construction Co to Ashford Co. 1st av, Nos 890 to 894, n e cor 50th st, Nos 401 and 403, 80x39.1. Aug 29, installs, 6%. Sept 18, 1907. 5:1362. Notes. 1,850

Markowitz, Herman to Alfred L Marilley. Columbus av, Nos 828 to 838, s w cor 101st st, Nos 100 and 102, runs s 100.10 x w 68.2 x s 0.½ x w 31.10 x n 100.11 to st, x e 100 to beginning. Prior mort $205,000. Aug 1, demand, 6%. Sept 18, 1907. 7:1855. 35,000

Mandelbaum, Harris and Fisher Lewine to MUTUAL LIFE INS CO of N Y. Rutgers st, No 25, e s, 100 s Henry st, 26.6x79.7. P M. Sept 12, due, &c, per bond. Sept 16, 1907. 1:271. 19,000

Martell, Mary and Margt M Fitzpatrick to Agnes H Patterson et al. 22d st, No 240, s s, 378 w 7th av, 22x98.9. 5 years, 5%. Sept 16, 1907. 3:771. 12,000

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

Mandelbaum, Harris and Fisher Lewine to MUTUAL LIFE INS CO of N Y. Madison st, No 207, n s, 105.6 e Rutgers st, runs w 24.11 x n 26.6 x e 51 x s 100 to st, x w 26 to beginning. All title to alleyway. P M. Sept 12, due, &c, as per bond. Sept 16, 1907. 1:271. 20,000

Metropolis Securities Co to Wm Seymour trustee Laura S Hasbrouck. 56th st, No 414, s s, 225 w 9th av, 25x100.5. Sept 14, 3 years, 5%. Sept 16, 1907. 4:1065. 19,000

Milano, Angela M to Henry Elias Brewing Co. 106th st, No 311, n s, 200 e 2d av, 25x100.11. Sept 14, due, &c, as per bond. Sept 16, 1907. 6:1678. 1,600

Morris, Robert S to GERMAN SAVINGS BANK of N Y. 83d st, No 525, n s, 373 e Av A, 25x102.2. Sept 12, 3 years, 4½%. Sept 13, 1907. 5:1580. 4,000

McFarland, Michl to TITLE GUARANTEE & TRUST CO. 102d st, No 113, n s, 152 e Park av, 25x100.11. Sept 13, due, &c, as per bond. Sept 14, 1907. 6:1630. 12,000

Murray, Mary McG to Max Weinstein. 3d av, Nos 1713 and 1715, e s, 51.11 n 96th st, 48.10x100; also all title to strip on south, begins 3d av, e s, 51.9 n 96th st, 0.2x100. P M. Prior mort $52,000. Sept 12, 5 years, 6%. Sept 13, 1907. 6:1646. 15,250

Mildred Realty Co to Julia D Haviland. 114th st, Nos 216 and 218, s s, 201.10 e 3d av, 35.11x100.11. Sept 12, 5 years, 5%. Sept 17, 1907. 6:1663. 33,000

Same to same. Certificate as to above mort. Sept 13. Sept 17, 1907. 6:1663. ——

Same and Harris Mandelbaum and ano with same. Same property. Subordination mort. Sept 16. Sept 17, 1907. 6:1663. nom

Mandelbaum, Harris and Fisher Lewine with Raphael Marazzi. 116th st, Nos 408 and 410 East. Agreement modifying mort. Sept 17, 1907. 6:1709. nom

McKinley Realty and Construction Co to City Mortgage Co. Lenox av, Nos 500 to 510, n e cor 135th st, 99.11x110. Building loan. Sept 11, demand, 6%. Sept 19, 1907. 6:1733. 140,000

Same to same. Same property. Certificate as to above mort. Sept 19, 1907. 6:1733. ——

National Realty Co with Lawyers Mortgage Co. 62d st, No 24 East. Extension mort. June 18. Sept 19, 1907. 5:1376. nom

New York Produce Exchange, a corpn, to Fannie C Browning and ano. Broad st, No 76, w s, 72.6 s Marketfield st, runs w 137.6 x n 70 to s s Marketfield st, Nos 10 and 12, x e 43.4 x s 32.4 x x e 98.1 to Broad st x s 38.7 to beginning. All title to strip on east, 5.2 on Marketfield st x—x4.11x—. P M. Aug 20, due Sept 12, 1911, 5%. Sept 13, 1907. 1:11. 225,000

Ott, Mary to Jacob Froehlich Cabinet Works, a corpn. Lenox av, No 341, w s, 20 n 127th st, 20x100. Leasehold. Prior mort $25,000. Sept 3, installs, 6%. Sept 13, 1907. 7:1912. notes, 2,360

O'Brien, Marie A to Cora R Stern. 109th st, No 242 West. Two extensions of morts. Sept 16. Sept 18, 1907. 7:1880. nom

O'Connell, Jerome A with the National Academy of Design. Morningside av E, No 37, e s, 25.5 s 118th st, 25x100. Extension mort. Aug 31. Sept 18, 1907. 7:1944. nom

Pratt, Clara L. Prospect pl, No 52, w s, 50.5 n 42d st, 16.8x54. Certificate of reduction by $500 on principal of mort made by John W Phillips and recorded July 3, 1901. July 9, 1907. Sept 17, 1907. 5:1335. ——

Park Avenue Realty Co to Clinton Realty Co. Lexington av, No 787, e s, 40.5 n 61st st, 20x80. P M. Sept 17, 2 years, 6%. Sept 18, 1907. 5:1396. 8,750

Patterson, Wm F to A Gertrude Cutter. 130th st, No 124, s s, 250 w Lenox av, 16.8x99.11. 3 years, 4½%. Sept 16, 1907. 7:1914. 8,000

Polito, Nicolo to Lion Brewery. Mott st, Nos 314 and 316. Saloon lease. Sept 14, demand, 6%. Sept 17, 1907. 2:521. 1,200

Paterno Bros, a corpn, to GERMANIA LIFE INS CO. 116th st, s s, 100 w Broadway, 75x100.11. Building loan. Sept 17, 1907, due, &c, as per bond. 7:1896. 240,000

Same to same. Same property. Certificate as to above mort. Sept 17, 1907. 7:1896. ——

Sakol, Samuel and Mendel Lewis to Jacob Ruppert. Chrystie st, No 99. Saloon lease. Aug 31, demand, 6%. Sept 17, 1907. 1:304. 1,500

Quinby, Frank H, of Brooklyn, N Y, to J Howard Quinby, Cherry st, No 46, n e cor Roosevelt st, No 100, 13.4x58.3x13.3 x58.4. P M. Prior mort $10,000. 3 years, 6%. Sept 19, 1907. 1:111. 3,500

Same to Union Construction and Realty Co. Same property. P M. Prior mort $13,500. 2 years, 6%. Sept 19, 1907. 1:111. 2,000

Rosenthal, Chas M to Lawyers Realty Co. Broadway, w s, 221.10 n 122d st, which is also at c l 123d st, 55.2x76.10 to c l Bloomingdale road (closed) x55.2x72.9. P M. Sept 16, 3 years, 5%. Sept 17, 1907. 7:1993. 17,500

Roses, Jacob to Pincus Lowenfeld and ano. 58th st, Nos 326 and 328, s s, 328 e 2d av, 44x100.5. P M. Prior mort $48,000. 5 years, 6%. Sept 19, 1907. 5:1350. 21,500

Rosenbaum, Edw L with Geo W McAdam. 30th st, No 229, n s, 297 w 7th av, 21.6x98.9. Extension mort. Aug 15, 1907. Sept 18, 1907. 3:780. nom

Rusiello, Giovanni to Antonio G Tomasello. 1st av, No 2169, w s 25.11 n 112th st, 25x100. Prior mort $23,000. Sept 14, 5 years, 6%. Sept 16, 1907. 6:1648. 4,000

Smidt, Helene to Jane Snell. 39th st, No 134, s s, 80 e Lexington av, runs e 21.8 x s 98.9 x w 1.8 x n 3.11 x w 20 x n 94.10 to beginning. P M. Prior mort $2,800. 3 years, 5%. Sept 16, 1907. 3:894. 27,000

Stem, Alma C to Helen R wife of Wm D Baldwin. 115th st, Nos 616 to 620, s s, 194.4 e Riverside Drive, 75x100.11. Prior mort $130,000. 1 year, 6%. Sept 16, 1907. 7:1896. 6,250

Smidt, Helene to Jane Daly. 39th st, No 136, s s, 101.8 e Lexington av, 21.8x98.9. P M. 3 years, 5%. Sept 16, 1907. 3:894. 30,000

Safir, Louis to Rosie Berger. 92d st, Nos 316 and 318, s s, 250 e 2d av, 50x100.8. Prior mort $——. Sept 11, 3 years, without interest. Sept 16, 1907. 5:1554. 2,000

Silverman, Simon to Daniel Spitzer. Av D, No 27, w s, 110 s 4th st, 22x90. Prior mort $15,000. Aug 21, 2 years, 6%. Sept 16, 1907. 2:373. 2,000

Schwartz, Harris and Joseph H to Thomas Healy. Bowery, No 195, e s, abt 150 n Delancey st, 25x—. P M. Sept 14, due Mar 30, 1909, 6%. Sept 16, 1907. 2:425. 5,000

Smith, Morton W to Anne E Levey. West End av, No 509, w s, 83.4 n 84th st, runs n 19.4 x w 53.6 x s 0.6 x w 46.5 x s 18.10 x e 100 to beginning. P M. 3 years, 5%. Sept 16, 1907. 4:1246. 21,000

Steiner, Simon and Adolph Schwartz to THE STATE BANK. Houston st, Nos 426 and 428, n e cor Av D, No 2, 44.9x70; 9th st, Nos 719 and 721, n s, 233 e Av C, 50x92.3; 11th st, Nos 732 to 736, s s, 125 w Av D, runs s 89.11 x w 38 x s 0.1 x w 34.4 x n 90 to st x e 72.4 to beginning. Sept 13, 1907, due, &c, as per notes. 2:357, 379 and 380. secures notes, 5,000

Sheridan, Greenleaf K to Luke Kouwenhoven. Broadway, s w cor 100th st, 40.4x100.1x35.11x100. Sept 13, 1907, 2 years, 5%. 7:1871. 50,000

Shapiro, Isaac to David Gordon. 91st st, Nos 406 to 416, s s, 94 e 1st av, 125x100.8; 1st av, No 1116, e s, 25 n 61st st, 25 x95; also ½ part all title to Barrow st, Nos 26 and 28, n e cor Bleecker st, Nos 297 and 299, runs n 39 x e 25 x n 26 x e 50 x s 65 to st, x w 75 to beginning; 3r av, No 514, w s, 72.3 n 34th st, 25.2x63.2x24.10x62.2; 113th st, No 336, s s, 300 w 1st av, 25x100.11; 112th st, No 157, n s, 295 w 3d av, 25x100.10. Sept 14, 1 year, 6%. Sept 16, 1907. 2:591, 3:890, 5:1570, 1456; 6:1640, 1684. 15,000

Sullivan, John W, of Wurtsboro, N Y, to FARMERS LOAN AND TRUST CO. 9th st, n s, 314.8 e Av D, 166.4x92.3. June 22, due Sept 19, 1910, —%. Sept 19, 1907. 2:366. 35,000

Skrilow, David to Ray E Schenkman. 109th st, No 74, s s, 119 w Park av, 17x100.11. Sept 17, installs, 6%. Sept 19, 1907. 6:1614. 1,000

Schreiber, Isaac to Louis D Livingston and ano. 65th st, Nos 168 and 170, s s, 125 e Amsterdam av, 49x100.5. 1 year, 6%. Sept 19, 1907. 4:1136. 5,000

Sutherland, George and James McNeill to Maurice G Gennert et al exrs Gottlieb Gennert. University pl, No 45 (23), e s, 51 n 9th st, 27x79x26.11x81; University pl, e s, 50 n e 9th st, runs e 100 x n e 27 x w 21 x s w 26 x w 81 to pl x s w 1 to beginning. P M. Prior mort $21,000. Sept 16, due June 1, 1908, 5%. Sept 17, 1907. 2:561. 12,500

Schenker, Samuel, Brooklyn, N Y, to Julia A Groh. 5th av, No 2254, w s, 49.11 n 137th st, 49.11x62.6. Sept 17, 1907, 3 years, 5%. 6:1735. 26,000

Schenker, Samuel to Simon Uhlfelder. 5th av, No 2254, w s, 49.11 n 137th st, 50x62.6. P M. Prior mort $38,000. Sept 16, demand, 6%. Sept 17, 1907. 6:1735. 12,000

Schenker, Samuel to Simon Uhlfelder and ano. 5th av, No 2252, n w cor 137th st, No 1, 49.11x62.6. P M. Prior mort $36,000. Sept 16, 3 years, 6%. Sept 17, 1907. 6:1735. 16,000

Schenker, Samuel to Simon Uhlfelder. 5th av, No 2252, n w cor 137th st, No 1, 49.11x62.6. P M. Sept 16, demand, 6%. Sept 17, 1907. 6:1735. 36,000

Same to same. Same property. P M. Prior mort $52,000. Sept 16, demand, 6%. Sept 17, 1907. 6:1735. 18,600

Schenker, Samuel to Simon Uhlfelder and ano. 5th av, No 2254, w s, 49.11 n 137th st, 50x62.6. P M. Prior mort $26,000. Sept 16, 3 years, 6%. Sept 17, 1907. 6:1735. 12,000

Schenker, Samuel to CENTRAL TRUST CO of N Y. 137th st, No 3, n s, 62.6 w 5th av, 37.6x99.11. Sept 17, 1907, 5 years, 5%. 6:1735. 26,000

Schenker, Samuel to Simon Uhlfelder and ano. 137th st, No 3, n s, 62.6 w 5th av, 37.6x99.11. P M. Prior mort $26,000. Sept 16, 3 years, 6%. Sept 17, 1907. 6:1735. 12,000

Same to same. Same property. P M. Prior mort $38,000. Sept 16, demand, 6%. Sept 17, 1907. 6:1735. 12,000

Topping, Charles H to Geo W McAdam. 30th st, Nos 229 and 231, n s, 297 w 7th av, 43x98.9. P M. Prior mort $25,000. Aug 30, 2 years, 6%. Sept 18, 1907. 3:780. 13,000

Taylor, Annie E to David Christie. West End av, No 902, e s, 20.11 n 104th st, 20x72.6. P M. Prior mort $20,000. Sept 15, due Aug 10, 1910, 6%. Sept 19, 1907. 7:1876. 5,000

Trummel, Maximilian C to Eugenie E Pechin and ano. 83d st, No 610, s s, 173 e Av B, 25x87.2x25.3x83.8. July 26, 5 years, 5%. Sept 19, 1907. 5:1590. 15,000

Teichman, Abraham with Helene Galewski. Norfolk st, No 167, w s, 68.9 n Stanton st, 29.5x47.6x29.7x47.6. Extension mort. July 15. Sept 19, 1907. 2:355. nom

Tillis, Saml with Annie Lubliner, Rose Landau and Frances Steinberg and Cath Ernst. 138th st, No 101, n s, 75 w Lenox av, 25x99.11. Subordination agreement. Sept 16. Sept 19, 1907. 7:2007. nom

Van Pelt, Annie to LAWYERS TITLE INS & TRUST CO. 69th st, No 121 (123), n s, 245 e Park av, 20x100.5. Sept 16, 3 yrs, 5%. Sept 17, 1907. 5:1404. 26,000

Ver Planck, James De L with Thos Ogle. 70th st, No 287 West. Extension mort. Sept 4. Sept 13, 1907. 4:1162. nom

Wilder, Karl to Charlotte E Moorhouse. East Broadway, No 62. Leasehold. Sept 13, 1907, due Sept 1, 1910, 6%. 1:281. 3,500

Wolff, Harry L to Esther Zwisohn. 122d st, No 249 West. Certificate as to receipt of $500 on account of mort also interest of $105. Aug 29. Sept 16, 1907. 7:1928. ——

Walker, Kath L wife of Geo W to TITLE GUARANTEE AND TRUST CO. West End av, No 229, w s, 84.5 s 71st st, 16x100. Sept 17, due, &c, as per bond. Sept 18, 1907. 4:1182. 15,000

Washington Heights United Presbyterian Church, a corpn, to N Y SAVINGS BANK. Audubon av, s e cor 172d st, 50x100. 5 years, 4½%. Sept 18, 1907. 8:2128. 20,000

Ward, Anna to Augusta Siebold. Gramercy Park E or Carriageway, e s, 39.5 s 21st st, 39.5x80; Gramercy Park E or Carriageway, e s, 78.10 s 21st st, 44x82.11, with all title to Gramercy Park. P M. Prior mort $——. Sept 17, 1 year, 6%. Sept 19, 1907. 3:876. 15,000

Washington Heights United Presbyterian Church, a corpn, to The Board of Church Extension of the United Presbyterian Church of North America. Audubon av, s e cor 172d st, 50x100. Sept 18, 5 years, —%. Sept 19, 1907. 8:2128. 5,000

Wittenberg, Harry to Bertha Rauth. Bowery, No 168, w s, abt 215 n Broome st, 25x100, except part for a new st, &c. P M. Prior mort $19,000. Sept 11, 3 years, 6%. Sept 17, 1907. 2:478. 21,000

Zinsser, Hans W with Schmitt & Schwanenfluegel. Av A, Nos 1044 to 1048, s e cor 57th st, No 460, 75x115 to East River, x—x98; Av A, No 1035, s w cor 57th st, No 450, 135.9x106.9 x128.3x106.5; Av A, Nos 1038 to 1042, e s, 75 s w 57th st, 67.9x129 to East River, x—x115. Extension two morts. Aug 26. Sept 14, 1907. 5:1372. nom

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## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Ashlund, Laura M to Luder Hanken. Hull av, e s, 100 n 209th st, 25x100. P M. Sept 16, 3 years, 5%. Sept 17, 1907. 12:3352. 6,600

Anderson, Andrew, of St Augustine, Fla, to Edw E Black. Ogden av, n e cor 168th st, runs n 237.6 x e 147 x e 144 x s 160.3 to Nelson av x w 288.10 to beginning. Sept 10, due, &c, as per bond. Sept 17, 1907. 9:2518. 15,000

Assmus, Henry to GERMAN SAVINGS BANK, N Y. Inwood av, No 1560, e s, 125 s Belmont st, 25x130. 1 year, 5%. Sept 18, 1907. 11:2859. 2,500

*Anderson, Andrew G to Eliz K Dooling. 224th st, n s, 530 w White Plains road, 2 lots, each 25x114, Wakefield. 2 morts, each $3,500. Sept 12, 3 years, 5½%. Sept 13, 1907. 7,000

Andrews, Walter E to Rachel Shaw. Belmont av, e s, 115.5 s 176th st, 50x100. Sept 9, 3 years, 5%. Sept 16, 1907. 11:2945. 2,000

Berend, Harry to John Lynagh. Bathgate av, No 1637, w s, 155 n 172d st, 25x114.5. P M. Prior mort $4,500. Sept 1, 5 years, 6%. Sept 13, 1907. 11:2914. 5,500

*Bunz, Marie E to Jacob Cohen. Av D or Olmstead av, s e cor 13th st or Ellis av, 33x105, Unionport. P M. Prior mort $7,500. Sept 14, 3 years, 5½%. Sept 16, 1907. 2,700

*Bilotto, Rochella to Alex P Falconer. Lot 70 and part of lot 71 map New Village Jerome. Prior mort $——. Sept 10, due, &c, as per bond. Sept 16, 1907. 900

Benner, John M to Louis Berg. Hoe av, e s, 54.6 n Freeman st, 50x100. Prior mort $——. Sept 13, 5 years, 6%. Sept 16, 1907. 11:2987. 3,500

Belmont Realty & Construction Co with Jas G Wentz. Hughes av, w s, 382.8 s 180th st, 25.1x100. Subordination mort. Sept 6. Sept 14, 1907. 11:3069. nom

*Beringer, Solomon to Louise Ebling. Neil av, s e cor Muliner av, 25.6x50x62x75, being lot 29 blk 46 map Section 1 Morris Park. P M. Sept 12, 3 years, 5%. Sept 14, 1907. 1,100

Breneman, John B, of Brooklyn, N Y, to Leebert L Lamborn and ano. 137th st, No 451, n s, 537.6 e Willis av, 16.8x100. P M. Prior mort $6,500. Sept 6, 2 years, 6%. Sept 18, 1907. 9:2282. 2,500

Buffington, Harry B and Elmer T to HARLEM SAVINGS BANK. Forest av, No 1104, e s, 143 n 166th st, 19x102.8. Sept 16, due, &c, as per bond. Sept 17, 1907. 10:2661. 1,000

Same to same. Forest av, No 1102, e s, 125 n 166th st, 18x102.8. Sept 16, due, &c, as per bond. Sept 17, 1907. 10:2661. 1,000

Same with same. Forest av, No 1102, e s, 125 n 166th st, 18x100; Forest av, No 1104, e s, 143 n 166th st, 18.6x100. Agreement modifying 2 morts. Sept 16. Sept 17, 1907. 10:2661. nom

*Benner, Florentin to Irving Realty Co. Grace av, e s, 128.5 s Boston road, 25x95. P M. July 5, 3 years, 5%. Sept 17, 1907. 300

*Same to same. Same property. P M. Prior mort $300. July 5, 3 years, 5%. Sept 17, 1907. 100

*Beekemeyer, Eliz to Pierre W Wildey. Morris Park av, n s, abt 262 w Unionport road, 25x—x28x—, except part for Morris Park av. Sept 14, due Nov 1, 1912, 5½%. Sept 17, 1907. 3,000

*Brill, Heinrich to Irving Realty Co. Grace av, e s, 153.5 s Boston road, 25x95. P M. July 5, 3 years, 5%. Sept 17, 1907. 300

Same to same. Same property. P M. Prior mort $300. July 5, 3 years, 5%. Sept 17, 1907. 100

*Cohen, Jacob to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. Av C, w s, 33 s 7th st, 2 lots, each 25x105, Unionport. 2 morts, each $5,000. Sept 16, due Dec 1, 1910, 5½%. Sept 17, 1907. 10,000

*Same to George Hauser. Av C, w s, 83 s 7th st, 25x105, Unionport. Sept 16, due Dec 1, 1910, 5½%. Sept 17, 1907. 5,000

Chambers, Margt M (and Matthias in bond only) to Manhattan Mortgage Co. 182d st, s e cor Honeywell av, runs e 17.6 to old w s 1st st x s 106 x w 20 to av x n 109.7 to beginning; 182d st, s s, 75 w Daly av, 38.9x122x38.4x114. Sept 13, due Apr 1, 1908, 6%. Sept 14, 1907. 11:3125. 14,000

Cohen, Max and Hayman Eckman to Estates Settlement Co. Grant av, Nos 1054 to 1076, e s, 32 s 166th st, 250x102x250x100.6. P M. Sept 12, due, &c, as per bond. Sept 14, 1907. 9:2448. 27,000

*Ceppos, Samuel to Lamport Realty Co. Roosevelt av, s s, 50 e Rosedale lane, 25x100. P M. Sept 13, 3 years, 5%. Sept 14, 1907. 275

*Cohn, Michael, of Brooklyn, to Land Co A of Edenwald. Monaghan av, e s, 150 s Jefferson av, 50x100. P M. Sept 14, 3 years, 5½%. Sept 16, 1907. 450

Daly, Patrick J to HARLEM SAVINGS BANK. 144th st, s s, 107.10 e Willis av, 16.8x100. Due, &c, as per bond. Sept 16, 1907. 9:2288. 4,000

Del Gaudio, Gabriele to Jennie Freed. Hughes av, e s, 175 s 189th st, 25x87.6. Prior mort $12,000. Sept 17, 1907, due Mar 17, 1910, 6%. 11:3076. 4,000

Dunne, Wm B to A Hupfels Sons. Ogden av, No 1160. Saloon lease. Aug 9, demand, 6%. Sept 17, 1907. 9:2514. 2,822

Davis, Hyman and Frank E Silverman to Jackson Construction Co. Bryant st or av, w s, 100 s 172d st, 75x100. P M. Prior mort $5,500. Sept 11, due, &c, as per bond. Sept 14, 1907. 11:2995. 7,500

*Dobbs, Jos E to Frank C Mayhew and ano as trustees, &c, lot 46 map (No 917) of Bronxwood Park. See Cons. Sept 3, 3 years, 6%. Sept 13, 1907. 1,000

Day, Anna to John H Betz. Boston road, No 1418, s s, 217.11 e Jefferson st, 25x100. Prior mort $8,000. Due, &c, as per bond. Sept 19, 1907. 11:2962. 3,000

*Falconer, Alex P to Marie Furrer. 225th st, s s, 280 w 4th av, 25x114, Wakefield. Certificate as to reduction of mort. Sept 18. Sept 19, 1907. —

*Flynn, John to Gustav Damm trustee Katherine Hauser. Barker av, w s, 400 s Elizabeth st, 25x125, Olinville. P M. Sept 12, 3 years, 5½%. Sept 17, 1907. 3,250

Flasch, Bertha to Samuel Platt. Washington av, No 1523, w s, 125 n 171st st, 25x145. P M. Sept 16, 4 years, 5%. Sept 17, 1907. 11:2903. 15,600

Friedman, Robert to Charles Friedman. 152d st, n e cor Park av, late Terrace pl, 134.11x50x113.10x54.3. Prior mort $9,200. Sept 17, 1907, 2½ years, 6%. 9:2442. 4,000

Friedman Realty Co to North American Mortgage Co. Morris av, s e cor 153d st, 50x70.3. Aug 28, due, &c, as per bond. Sept 19, 1907. 9:2412. 26,000

Same to same. Same property. Certificate as to above mort. Sept 19, 1907. 9:2412. —

Same and Celia Friedman with same. Same property. Subordination mort. Aug 28. Sept 19, 1907. 9:2412. nom

Finkenberg, Hannah to Max Davidson. 181st st, n s, 98 w Hughes av, 17.2x95. P M. Sept 14, 3 years, 6%. Sept 19, 1907. 11:3070. 1,000

Fundis, Philip to Clara Rothschild. Washington av, No 2094, e s, old line, 53 s 180th st, old line, 25x100.10x22.4x101.2, except part for Washington av, also except strip begins Washington av, e s, old line 78 s 180th st, old line, runs n 2 x e 101.2 x s 2 x w 100.10. P M. Sept 17, 5 years, 6%. Sept 18, 1907. 11:3046. 3,000

*Farago, Maria to Saml Leiman and ano. Grant av, s s, 225 e Garfield st, 25x100. Sept 13, 1907, due Mar 13, 1908, 6%. 700

*Funk, Annie E to Van Loan Whitehead. Rosedale av, e s, 125 s Mansion st, 25x100. Sept 12, 1 year, 6%. Sept 13, 1907. 500

Graham, John to Adam Wesp. Freeman st, s e cor Vyse av, 54.7 x108.4x50x130.6. P M. 3 years, 5%. Sept 16, 1907. 11:2993. 8,000

Goldblum, Ida to Osher Gordon. Washington av, Nos 1525 and 1527, w s, 150 n 171st st, 50x150. P M. Prior mort $42,000. Sept 10, 5 years, 6%. Sept 13, 1907. 11:2903. 16,500

Griffin, Anthony J to Mary M Stone. Cauldwell av, No 891, w s, 163 n 161st st, 18x100. Prior mort $3,490. May 17, due, &c, as per bond. Sept 19, 1907. 10:2627. 5,000

Gerding, Anna H, of Croton, N Y, to Luther W P Norris guardian Ruth Norris et al. 176th st, n w cor Boston road, 73.1x110.3x130.11x125.3. Sept 17, 1907, 3 years, 6%. 11:2992. 14,000

Gaines-Roberts Co to GERMAN SAVINGS BANK, N Y. Prospect av, n e cor 162d st, 33.7x100. 3 years, 5%. Sept 19, 1907. 10:2690. 35,000

Same to same. Same property. Certificate as to above mort. Sept 9, 1907. 10:2690. —

Hoppe, Annie M to Esther M O'Donnell. Evelyn pl, s s, 100 e Grand av, 50x100. Feb 23, 1906, 3 years, 6%. Sept 19, 1907. 11:3197. 837.14

Hecht, Ferdinand with HARLEM SAVINGS BANK. Forest av, Nos 1102 and 1104. Subordination 2 morts. June 29. Sept 17, 1907. 10:2661. nom

Hamm, Chas to Peter Sefferien. Tinton av, No 682, e s, 241.11 n 152d st, 20x125. P M. Sept 16, 3 years, 5%. Sept 17, 1907. 10:2665. 5,500

Same to Lillian E Selby. Same property. Prior mort $5,500. Sept 16, 3 years, 5½%. Sept 17, 1907. 10:2665. 1,250

Hotchkiss, Juliet M to Levi S Tenney and ano trustees Wm D Thompson. Creston av, e s, 182.11 n 196th st, 100x51.5x100.6x61.6. Sept 13, 1907, 3 years, 6%. 12:3315. 3,750

*Heinrich, Charles to Mary S Bahrenburg. White Plains road, e s, 43.9 s 215th st or 1st st, 25x66.4x25x64.3, Wakefield. Sept 13, 1907, 3 years, 6%. 1,500

Isaacs, Harry to Prescott Realty Co. 155th st, No 430, s s, 100 w Elton av, 45x100. P M. Prior mort $30,000. 3 years, 6%. Sept 16, 1907. 9:2376. 6,000

Ilg, Kasimir or Casimir to A Hupfels Sons. Longwood av, No 1129. Saloon lease. Sept 13, demand, 6%. Sept 17, 1907. 10:2737. 800

Jan Hus Realty Co to Kathariena Koch. 136th st, No 617, n s, abt 440 e St Anns av, also 725 w Home av, 25x100. Sept 17, 1907, 3 years, 5%. 10:2549. 10,000

Same to same. Same property. Certificate as to above mort. Sept 17, 1907. 10:2549. —

Same and Caecilie Ettinger with same. Same property. Subordination mort. Sept 14. Sept 17, 1907. 10:2549. nom

*Jansen, Julius to Irving Realty Co. Boston road, s w cor Grace av, 50x123.9x45x126.2; Grace av, w s, 301.2 s Boston road, 50x95. P M. Sept 16, due Sept 1, 1910, 5%. Sept 19, 1907. 1,400

*Same to same. Same property. P M. Prior mort $1,400. Sept 16, due Sept 1, 1910, 5%. Sept 19, 1907. 450

Jarck, Wilhelmine S M to Walther Real Estate and Mfg Co. 138th st, No 755, old Nos 1027 and 1029, n s, 194.1 e Southern Boulevard, 37.6x100. P M. Sept 12, 3 years, 5½%. Sept 18, 1907. 10:2596. 4,300

Katzman, Jacob S to Sossie Etsenberg. Hughes av, No 2141, w s, — n 180th st, —x—. Prior mort $2,500. Mar 3, 1905, 3 yrs, 6%. Sept 16, 1907. 11:3070. 400

Killian, Cath widow, Peter A, John J Killian and Lena Krug, Barbara Viebig, Lizzie Vollmer and Philip Killian children and heirs Peter and Anna L wife of Peter A Killian to HARLEM SAVINGS BANK. 152d st, n s, 650 e Courtlandt av, 50x100. Prior mort $3,000. Sept 17, due, &c, as per bond. Sept 19, 1907. 9:2374. 1,000

Krabo, Marie to Carl Krabo. Hughes av, w s, 331 s 183d st, 31.6x85. Prior mort $25,000, on this and other property. Sept 16, due, &c, as per bond. Sept 17, 1907. 11:3071. 2,000

Same to same. Hughes av, w s, 300 s 183d st, 31.6x120. Prior mort $25,500 on this and other property. Sept 16, due, &c, as per bond. Sept 17, 1907. 11:3071. 2,000

Knox, Arthur with Peter Karsten. Fox st, No 576, s s, 438.11 e Prospect av, 40x109. Subordination mort. Sept 10. Sept 17, 1907. 10:2683. nom

Leary, Frank R to Lillian E Selby. Tinton av, No 680, e s, 221.11 n 152d st, 20x125. Prior mort $5,500. Sept 16, 3 yrs, 5½%. Sept 17, 1907. 10:2665. 1,250

Same to Peter Sefferien. Same property. P M. Sept 16, 3 yrs, 5%. Sept 17, 1907. 10:2665. 5,500

*Lo Curto, Rosolino and Pietro, Leoluca Ficarotta, Giovanni Di Nicola, Ignazio and Leoluca Milone, Leopoldo Badolato, Vincenzo and Bernardo, Colletti, Pietro Ribavaro and Vincenzo Milone, firm Lo Curto, Colletti & Co, to Alex P Falconer. 213th st, n s, 100 w Maple av, 50x100, and being lots 86 and 87 map W F Duncan at Williamsbridge. Building loan. Sept 9. due, &c, as per bond. Sept 18, 1907. 16,000

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Leitner, Joseph and Charles Kreymborg to Peter Karsten. Fox st, No 576, s s, 438.11 e Prospect av, 40x109. Sept 16, 3 yrs, 5%. Sept 17, 1907. 10:2683. 2,400

Lehrbach, Emma E to Amelia W Dusenbury. Loring pl, w s, 59.1 n 183d st, 21x102.8x20.11x103.11. P M. Sept 16, 3 years, 5%. Sept 18, 1907. 11:3225. 10,000

*Lewis, Llywellyn W to Annie B Pray. 216th st, late 2d av, n s, 405 w 5th st, 25x114, Wakefield. Sept 14, 3 years, 5½ .. Sept 16, 1907. 2,000

*Milone, Antonio B to Marie Montuori. Byron st, s e cor Kossuth av, 168.5x56.10x155.4x99.4. Prior mort $4,250. Sept 12, due Nov 16, 1909, 6%. Sept 16, 1907. 5,000

Meyer, Geo W to GERMAN SAVINGS BANK. Hull av, n w s, at s w s 201st st, 51x110x76.6x94. 3 years, 5%. Sept 16, 1907. 12:3292. 10,000

Monaghan, John with Henry Roberts. Sherman av, c l, 130 n e from c l 166th st, runs n e 50 x n w 130 x s w 50 x s e 130 to beginning. Extension mort. July 30. Sept 14, 1907. 9:2452—2456. nom

MacGregor, Robt A to Patrick T Brown. Lorillard pl, s e cor 188th st, 24.7x98x22.6x98.1. Aug 20, 3 years, 5%. Sept 14, 1907. 11:3056. 4,000

Martin, Norman to HARLEM SAVINGS BANK. 145th st, s s, 90 w Brook av, 25x100. Sept 13, 1907, due, &c, as per bond. 9:2289. 9,000

Meyer, Harry with Rosa Wiederman. Cauldwell av, w s, 325 s 156th st, 16.8x115. Extension mort. Aug 30. Sept 19, 1907. 10:2624. nom

Meli, Rosalia to Domenico La Sala. College av, No 480, n e cor 146th st, No 331, runs n 109.8 x e 168.9 x s w 150.2 to n w s 146th st x n w 23.4 x w 59.6 to beginning, except part for Cottage st, now 146th st. Prior mort $89,000. Sept 12, 2 years, 6%. Sept 14, 1907. 9:2329. 25,000

Meehan (James F) Co to City Mortgage Co. Prospect av, s w cor 163d st, 100x106. Prior mort $110,000. Sept 12, demand, 6%. Sept 13, 1907. 10:2677. 5,000

Same to same. Same property. Certificate as to above mort. Sept 13, 1907. 10:2677.

*Martz, Louis and Anna his wife, tenants by entirety to Charles Donochy. Garfield st, w s, 230 n Columbus av, 25x100. P M. Prior mort $3,000. Sept 16, 9 years, 5%. Sept 17, 1907. 2,200

Muller, Annie M J to Ernst W Schade. Bainbridge av, e s, 300 s Woodlawn road, 50x100. P M. Sept 16, 1 year, 5%. Sept 17, 1907. 12:3334. 1,500

*Meitzel, Bertha widow to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. Harrison av, n w cor Cornell av, 25x90. Sept 17, 1907, due Dec 1, 1910, 5%. 3,000

*Nugent, Anna C to Pierre W Wildey. Plot begins 740 e White Plains road, at point 120 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Sept 17, 1907, due Nov 1, 1910, 5½%. 2,500

*Novak, John to Ida R Giles. Lots 134 and 135 map South Washingtonville. P M. Sept 16, 2 years, 6%. Sept 17, 1907. 1,333

Same to Lewis B Halsey. Lot 92 same map; also Marion st, e s, 200 n 240th st, being lot 280 same map. P M. Sept 16, 2 years, 6%. Sept 17, 1907. 2,291

*Same to Jerusha W Halsey. Lots 3 and 4 same map. P M. Sept 16, 2 years, 6%. Sept 17, 1907. 2,292

*Same to same as extrx Samuel W Halsey. Lots 61 and 62 same map. P M. Sept 16, 2 years, 6%. Sept 17, 1907. 2,292

*Same to Annie B Russell. Lots 90 and 94 same map. P M. Sept 16, 2 years, 6%. Sept 17, 1907. 2,292

Olsen, Anette A to Wm G Wood and ano trustees Maria Wood. 234th st, n s, 485 w Katonah av, 25x100. May 1, due July 1, 1910, 5%. Sept 17, 1907. 12:2375. 5,000

Oswego County Savings Bank to Arthur Haviland. Morris av, No 1852, w s, 18 n 176th st, 17.10x95. Extension mort. Sept 13. Sept 17, 1907. 11:2827. nom

O'Leary, John to Joseph M Smith and ano trustees Eliza Smith. Cambreling av, w s, 325 n 183d st, 25x100. Sept 13, 1907, 3 years, 5%. 11:3088. 10,000

Perry, Cornelia M to Alice D Blauvelt. Woodycrest av, e s, 352 n 164th st, 53x100. Sept 16, 3 years, 5%. Sept 19, 1907. 9:2508. 7,500

Pardo, Isaac R to M L Ida Bierling. Tinton av, No 1245, w s, 80.8 s 169th st, 29.8x73.3x26x58.11. P M. Prior mort $4,250. 3 years, 5%. Sept 16, 1907. 10:2663. 2,100

Randrup, Carl E to Niels Poulsen. Garden st, n s, 315.2 w Southern Boulevard, 50x100. 3 years, 5%. Sept 18, 1907. 11:3100. 5,000

Robinson, David to Louis Rodchinsky. Teller av, w s, 99.6 s 166th st, 20x100. Sept 16, 3 years, 5%. Sept 17, 1907. 9:2428-2433. 8,000

Same and Adolf Mandel with same. Same property. Subordination mort. Sept 11. Sept 17, 1907. 9:2428-2433. nom

*Reichard, Harry A to A Hupfels Sons. Unionport road, w s, known as Bachmans Hotel. Saloon lease. Sept 9, demand, 6%. Sept 17, 1907. 1,200

*Stein, Chas F with Annie R Daily. Greene av, s w cor Mapes av, 100x100; Middletown road, s s, 200 w Mapes av, 50x100. Extension of mort. Sept 10. Sept 13, 1907. nom

*Robillard, Norbert to Egbert Winkler Sr. Green lane, w s, 75 s Lyon av, 25x100. May 14, 3 years, 5½%. Rerecorded from May 15, 1907. Sept 14, 1907. 3,500

*Santoro, Antonio and Wm Marro to A Shatzkin & Sons Inc. Tilden av, w s, 75 n 214th st, 25x100, Laconia Park. P M. Sept 17, due June 1, 1908, 6%. Sept 18, 1907. 250

*Shatzkin, Hyman to Tri-Centennial Realty Co. Shiel st, n s, 100 e Tilden av, 50x100, Laconia Park. 2 P M morts, each $233; 2 prior morts, each $400. Sept 12, 1907, due Mar 12, 1909, 6%. Sept 13, 1907. 466

Same to same. Shiel st, n s, 150 e Tilden av, 25x100. P M. Prior mort $200. Sept 12, due Mar 12, 1909, 6%. Sept 13, 1907. 234

Schwarzler, Albert J to Sarah S Miller. Washington av, w s, 188 n 175th st, runs w 122 x s 80 x w 28 x n 108 x e 150 to av, x s 28 to beginning. Due Oct 12, 1912, 5%. Sept 19, 1907. 11:2908. 14,000

Schmidt, Minnie to Joseph Rossman. 210th st, s w s, 25 n w Reservoir Oval W, 25x110.10x25.9x104.9. June 28, due July 1, 1908, 6%. Sept 19, 1907. 12:3343. 1,000

Somerville, John to Wm H Francis. Grant av, e s, 156.8 n 164th st, 23x112x23x111. Prior mort $3,750. Sept 16, 2 years, 6%. Sept 17, 1907. 9:2447. 350

Salkin, Harry to Joseph Newmark. Morris av, Nos 673 and 675, on map Nos 669 and 671, n w cor 153d st, No 265, 50x100. P M. Prior mort $45,000. Sept 11, 5 years, 6%. Sept 17, 1907. 9:2442. 20,000

Stern, Louis to Moris Dreiblatt. Jackson av, Nos 1176 and 1178, e s, abt 160 s 168th st, 50x87.6. Prior mort $32,500. Aug 1, 1 year, 6%. Sept 17, 1907. 10:2652. 7,000

Shafer, D Roy to Frank S Beavis. Mayflower av, e s, 302 n Middletown road, 25x95. P M. May 25, due Jan 15, 1908, —%. Sept 17, 1907. 225

*Serrilli, Pietro to Katharina Gass. 214th st, late Av A, s s, — e White Plains road, and being lot 21 map New Village Jerome, 25x100. Sept 5, 2 years, 6%. Sept 17, 1907. 2,100

Thees, Henry J and John R Budelman to Bertha Knauf. College av, e s, 559.10 s 170th st, 16.8x100. P M. Prior mort $3,250. Sept 18, installs, 6%. Sept 19, 1907. 11:2783. 2,450

Trapani, Gaetano to Thomas H Johnston. Heath av, e s, 107 n e Boston av, 50x99.4x50x100, except part for av. P M. Sept 14, 4 years, 5½%. Sept 16, 1907. 12:3257. 4,500


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Same to same. Same property. P M. Prior mort $——. Sept 14, installs, 5½%. Sept 16, 1907. 12:3257. 1,300

Utility Realty Co to MUTUAL LIFE INS CO of N Y. Hunts Point av, e s, 205.5 n Seneca av, runs n and e along e s Hunts point av and s s Garrison av, as said two avs wind and turn, 224.11 to s s Garrison av, at point 57.4 w Irvine st, x s 151.4 x w 111.8 to beginning. P M. Due, &c, as per bond. Sept 18, 1907. 10:-2761. 8,500

Venezia, Pasquale to Lena Lurch. Prospect av, n w s, 165 n e 181st st, 33x150, except part for av. Sept 16, due July 1, 1910, 6%. Sept 17, 1907. 11:3097. 800

Walther Real Estate and Manufacturing Co to Helen M Kelly guardian Eugenia Kelly. 138th st, No 755, n s, 194.1 e Southern Boulevard, 37.6x100. Sept 12, 3 years, 5½%. Sept 18, 1907. 10:2590. 25,000

Wiederman, Rosa to Harry C Gomprecht. Cauldwell av, No 695, w s, 325 s 156th st, 16.8x115. Sept 17, 2 years, 6%. Sept 19, 1907. 10:2624. 2,000

Wolf, Israel I and Lena Brody with Moris Dreiblatt, of Brooklyn. Jackson av, Nos 1176 and 1178, e s, abt 162 s 168th st, and at n line lot 28 map Josephine Horton, runs e 87.6 x n 50 to s s lot 3 x w 87.6 x s 50 to beginning. Subordination agreement. Aug 5. Sept 17, 1907. 10:2652. nom

Walker, Edward L to Eureka Co-operative Savings and Loan Assoc. Bailey av, e s, abt 1,025 n Boston av, 25x138. Sept 13, installs, 6%. Sept 14, 1907. 12:3261. 3,000

Wilson, Alex to Robert W Cooper. 176th (Orchard) st, s s, 50 e Morris av, 50x125, except part for Grand Boulevard. Prior mort $6,000. Sept 13, 1907, 1 year, 6%. 11:2826. 2,500

Walther Real Estate and Mfg Co to Helen M Kelly guardian Eugenia Kelly. 138th st, No 755, old Nos 1027 and 1029, n s, 194.1 e Southern Boulevard, 37.6x100. Certificate as to mort for $25,-000. Sept 11. Sept 18, 1907. 10:2590.

Weil, Daisy wife of Joseph to Eliz H Hoar. 155th st, No 392, s s, 350 e Courtlandt av, 25x100. Sept 5, 3 years, 5%. Sept 18, 1907. 9:2401. 4,500

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, see pages 468, 469 and 470.

## FILINGS OF SEPT. 20.

### LIS PENDENS.

Sept. 20.

Sound View pl, w s, lot 97, map of Penfield property, South Mount Vernon, Bronx, 50x100. James T Penfield agt Richard Kelly et al; att'y, A H Wadick.

80th st, No 230 West. Lina Greenberg agt Anna Ohrenstein; att'ys, Katz & Sommerich.

144th st, n s, 100 w 7th av, 130x99.11. Joseph Jordan et al agt Lazarus Perelson et al; action to foreclose mechanics lien; att'ys, Morrison & Schiff.

### FORECLOSURE SUITS.

Sept. 20.

Lexington av, No 1892. Anita Duchastel et al; att'y, T Wandell.

Lots 11, 12 and 13, Block 11, Section B, map of Edenwald, Bronx. Delaney & Murphy agt Michael W Murphy et al; att'y, R N Arnow.

134th st, No. 803 East. Breslauer Realty Co agt Mary F Stanley; att'y, E A Isaacs.

73d st, n s, 98 e Av A, 150x102.2. Ruben Rubenstein et al agt Frank Messer et al; att'ys, Myers & Schwersenski.

## JUDGMENTS.

Sept.

20 Auchincloss, Henry B—Geo C Smith...149.79
20 Beetson, Frank C—Emily Ward.....75.90
20 Brabant, William——the same .....75.90
20 Blaisch, Henry G—Daniel Mapes, Jr....75.42
20 Broutz, Wolf—Patrick Gallagher.....179.49
20 Blair, George—John E Moore.....304.94
20 Barrett, Wm R—Vulcan Asbestos Mfg Co. .....140.38
20 Boeinger, Joseph—Met Tobacco Co.....74.41
20 Clark, John T—Girard Romaine.....224.32
20 Carr, William—Emily Ward.....75.90
20 Cass, Wm B—Arthur Greaves .....142.17
20 Danancher, Louis—O T Louis Co.....179.93
20 D'Agostino, Gaetano—Semplicio Saviano.29.03
20 Dornbusch, Sigmund—Armin Hollinger.348.41
20 Ewing, Joseph—Udall & Ballou .....26.25
20 Feder, Joel—Saks & Co.....49.41
20 Frommer, Samuel—M Zimmerman & Co. .....47.80
20 Futoransky, Jacob—Jacob Cohen .....131.54
20 Foster, Chas H—Oliver Typewriter Co.34.46
20 Garfunkel, Morris—Charles Strauss...111.81
20 Goldstein, Louis D—Samuel Spira et al. .....125.11
20 Gleason, Joseph A—Gustave Knozelman.49.72
20 Green, Leo—Solomon Moochowitz.....31.91
20 Gittleson, Max—John Devaney et al...44.90
20 Goodwin, John—Emily Ward.....75.90
20 Hartung, Gustave K—Charles Busch...122.22
20 Hatzel, Frederick H—Joseph Oussani..95.13
20 Hartshorne, Frank M—Elmer A Darling. .....2,112.09
20 Horebach, Paul W—Atwood Violett et al.69.60
20 Hartwell, Horace E—Joseph M Lesser et al .....64.41
20 Jacok, Harry—Marshall B Wilcox....23 38
20 Johnson, Hattie E—State Bank.....217.95
20 Kritzer, Morris—Henry B Turner Coal Co. .....85.01
20 Kliegman, Morris——the same .....85.01
20 Kurzrok, Raphael—Augustus C Becker.62.29
20 Kretz, Theresa—Thomas K Moore....119.41
20 Koolyk, Hyman—Samuel Rosenthal et al. .....112.15
20 Kurzrok, Raphael—Max Wasser.....163.36
20 Kelsey, Wm H—Fiss, Doerr & Carroll Co. .....1,009.11
20 the same——the same .....3,196.27
20 Levenson, Morris -Max Wasser .....163.36
20 Lazarus, Wm H—State Bank.....217.95
20 Levy, Harry—Metropolitan Electric Protective Co.....65.41
20 McDermott, Roderick—Peck Bros & Co. .....358.52
20 Mohl, Henry—Met Tobacco Co.....75.44
20 McElroy, Owen—Geo L Storm & Co.....96.81
20 McClean, John—James Plunket et al..42.54
20 O'Rourke, James F—Fiss, Doerr & Carroll Horse Co.....1,009.11
20 the same——the same .....3,196.27
20 Roltair, Harry—Sol Bloom.....135.73
20 Rothenberg, Ludwig—Met Electric Protective Co.....65.41
20 Rosenzweig, Julius—David Sternlicht..59.41
20 Rosenberg, Beatrice—Max Sameth....112.15
20 Rosen, Abraham——the same .....30.90
20 Reimer, Frank—Morris Rosenfield et al. .....130.12
20 Rosenthal, Chas A—Isaac Friedenthal.739.10
20 Smith, Frederick by gdn—Am Lithographing Co.....costs, 33.08
20 Sommeso, Raffaello—Arrigo Arrigoni..310.48
20 Schaeffer, George—State Bank .....217.95
20 Schwartz, Samuel——the same .....422.65
20 Simms, Edw B—Emily Ward.....75.90
20 Stuurmann, John H G, Jr—Gotham Can Co. .....800.25
20 Schwed, Frederick—George Chance....415.56
20 Scialo, Vincenzo admr—Emil Steffens.... .....costs, 211.78
20 Saletsky, Hyman—Wolf Greenberg ....113.65
20 Temmler, Ferdinand W & Louisa—John F Milligan .....2,167.04
20 Temmler, Ferdinand W——the same...789.77
20 Taylor, Bunker—Oliver Typewriter Co..80.46
20 Thompson, John B——the same .....99.46
20 Van Holland, Henry—Samuel Blick....445.27
20 Vogelfrei, Jacob—State Bank .....422.65
20 Ward, Wellington W—Roylston Const Co. .....257.05
20 Walker, Susan L admrx—Frederick A Reed et al .....costs, 23.08
20 Zelowitz, Morris—State Bank .....422.65

CORPORATIONS.

20 The Bruckner Engineering Co—S Jennie Sorg et al .....89.61
20 The School of Decorative & Applied Art or N Y School of Industrial Art—Douglas J Connah et al .....202.67
20 Gleason Realty Co—Gustave Rugelman..49.72
20 Midland Construction Co—U S Express. .....1,000.19
20 Harston & Co—Levi C Weir .....costs, 17.41

### SATISFIED JUDGMENTS.

Sept. 20.

Bressler, Jacob & Bernhard Parson—L. Wise et al. 1892 .....217.38
Fowler, Lillian—H. S. Morris et al. 1907..80.15
Johnson, Geo F—Le G K Pettit. 1907....69.37
Marciano, Francesco—D Frambetta. 1902..372.72
Mellen, Nathaniel C—T H Stevens. 1907..599.41
McOwen, Anthony—M Strengleim. 1907..1,900 90
Rubin, Robert J—M Kaplan. 1904.....34.68
Walther, Max & Esther—M M Goldschmidt. 1907 .....1,054.77

## MECHANICS' LIENS.

Sept. 20.

171—Pelham av, Nos 561 and 563. Roof Maintenance Co agt Universal Cement Brick & Block Co.....102.00

172—116th st, Nos 18 to 22 West. Anderson & Co agt Congregation Oheb Zedec and A J Kaplan .....163.61

173—Thompson st, No 182. Frank Mesgoros agt John Harkins and Hansen & Hansen.42.35

174—61st st, No 106 West. Greenwich Electric Co agt Agnes T Adams and John Gallagher .....19.00

175—125th st, No 518 West. Harry Smith agt William Hill and John Cohen.....87.00

176—125th st, No 526 West. Same agt same. .....23.00

177—91st st, No 147 West. Same agt Trinity School and William Hill .....148.50

178—10th st, No 12 West. Same agt John Sloane and William Hill .....70.00

### BUILDING LOAN CONTRACTS.

Sept. 20.

Madison st, No 207. Haris Mandelbaum & Fisher Lewine loan Harry Kay to erect a 6-sty tenement; 7 payments .....16,000

Lenox av, n e cor 135th st, 99.11x110. City Mortgage Co loans McKinley Realty & Construction Co to erect two 6-sty tenements; 4 payments .....140,000

Willett st, Nos 54 and 56. Max & Louis Kotzen loan Kotzen Realty Co to erect a 6-sty tenement; 10 payments.....17,000

Henry st, No 37. Same loan same to erect a 6-sty tenement; 10 payments .....12,000

### SATISFIED MECHANICS' LIENS.

Sept. 20.

149th st, n s, 180 e Brook av.....

St Anns av, s w cor 145th st..... Christian Jacobs agt John Brown et al. (Sept 1, 1905) .....3,550.00

Allen st, Nos 75 and 77. Arnold Anderhalden et al agt W C Carpenter Estate et al. (Dec 31, 1905) .....250.00

Anthony av, e s, 59.2 s Prospect pl. Harry Zudek agt Resht Realty Co et al. (Sept 4, 1907) .....140.00

14th st, No 429 East. John Klein agt Mary Becker. (May 15, 1907) .....110.00

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117th st, n s, 248 e Pleasant av. Bernard Greenthal agt Montifiore Realty Co. (July 26, 1907) .....260.00
Same property. Joseph Barone agt same. (July 25, 1907) .....2,300.00
Franklin st, Nos 206 and 208. John F Cronin agt Fruit Auction Co et al. (Sept 19, 1907) .....104.50

### JUDGMENTS IN FORECLOSURE SUITS.

Sept. 13.

Washington av, e s, 65 n 167th st, 125x137. Gerson M Krakower agt Lawrence Cohen; Wm J Lippman, att'y; Maurice Block, ref. (Amt due, $3,698.16.)
3d av, e s, 150 s 166th st, runs e 121.10 to Franklin av, x s w 123.7 x w 70.7 x n 112.6 to beg. Ferdinand Forsch agt William Rosenzweig Realty Operating Co; Cooks & Forsch, att'ys; Edw J. McGean, ref. Amt due, —.)
21st st, No 58 West. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys; James G Graham, ref. (Amt due, $10,284.72.)
Lenox av, w s, whole front between 143d and 144th sts, 199.10x100. Harry Fischel agt Max Kobre et al; J A Seidman, att'y; James A Donegan, ref. (Amt due, $7,483.)

Sept. 14.

Brook av, e s, whole front between 136th and 137th sts, 200x100. Estates Settlement Co agt Northwestern Realty Co; Carrington & Pierce, att'ys; Stephen Callaghan, ref. (Amt due, $6,457.)
Central Park West, w s, 75.8 s 101st st, 25.3x 100. John Stich agt Joseph Fuchs et al; Kantrowitz & Esberg, att'ys; Frederick L Taylor, ref. (Amt due, $4,656.)

Sept. 17.

Rockfield st, n s, 350 e Marion av, 25x127.3. Teachers Co-Operative Building & Loan Assn agt Sebastino Nardillo; Frederick C. Lewbuscher, att'y; Wm J Coen, ref. (Amt due, $2,541.41.)

### LIS PENDENS.

Sept. 14.

7th st, No 127, 1-3 part. Jonas Kantrowitz agt Hyman Boriss; action to impress lien; att'y, M Levy.

Sept. 16.

Main st, s w cor Railroad av, 50x100, Bronx. George Raub agt Denis Mahony; action to foreclose mechanics lien; att'ys, Kugelman & Cohn.
125th st, Nos 66 to 76 East, leasehold. John J Keit agt Frank G Swartwout et al; action to compel conveyance; att'y, P Schmuck.
Claremont av, s e cor 127th st, 119.8x100. Robert M Silverman agt John V Signell Co et al; action to declare lien; att'y, E S Cahn.

Sept. 17.

79th st, No 225 West. Maximus A Lesser recr agt Frank F Bower et al; action to declare lien; att'y, L Alexander.
138th st, n s, 295 w 5th av, 75x99.11. Rudolf Gersman agt Hyman B Goldberg; action to foreclose mechanics lien; att'ys, Katz & Sommerich.
18th st, n s, 225 w 7th av, 25x92.
18th st, n s, 152 e 8th av, 26x60.
Annie A Slinn agt Chas E Ackerman et al; partition; att'y, G W McAdam.
74th st, Nos 421 to 425 East. Glascow Realty Co agt Neuman Grossman et al; action to declare lien; att'y, A S Weltfisch.

Sept. 18.

No Lis Pendens filed this day.

Sept. 19.

Reiss pl, n w cor White Plains rd, 119.6x100x 107.1 x100.9. Chester A Luff agt Johannah Strahman et al; partition; att'y, I N Williams.

### FORECLOSURE SUITS.

Sept. 14.

55th st, No 335 East. George Sinram agt Samuel Wacht et al ;att'y, C Schwick.

Sept. 16.

Burnside av, n s, 108.5 e Anthony av, 42.2x 72.9x irreg. Wm A Cameron agt James A Regan et al; att'y, W D Cameron.
Amsterdam av, n w cor 170th st, 100x100. New York Mortgage & Security Co agt Aaron S Shapiro et al; att'y, A L Wescott.
102d st, Nos 316 and 318 East. Lawyers Title Ins & Trust Co agt Saggese Construction Co et al; att'y, P S Dean.
East Vanderbilt av, e s, 375 s 180th st, 25x150. Leon Laski agt James H McManus; att'y, P Schmuck.
Macomb's Dam road, w s, 28.3 s 153d st, 56.9x 113.6x irreg. Corporate Realty Assn agt Julius Bash et al; att'ys, Straus & Anderson.
Rivington st, n s, 25.1 e Lewis st, 55.10x100. Samuel Brody agt Louis Aronowitz et al; att'ys, Bogart & Bogart.
Broome st, n e cor Mangin st, 50x75. John C Eberle agt Pauline Elkind; att'y, A W Seaman.

Sept. 17.

69th st, s s, 118 w 9th av, 13.6x100.5. Geo O Linkletter agt James A Wilmore et al; att'ys, Wells & Snedeker.
Washington av, w s, 50 n 185th st, 50x101. George Daiker agt Max Sakolsky et al; att'y, J E Brodsky.
105th st, n s, 175 e 5th av, 25x100. Harris Schwartz agt Samuel Wallenstein et al; att'y, W H Seibert.
115th st, n s, 155 e Park av, 131.3x100.10. Two actions. Sender Jarmulowsky agt Meyer Frank et al; att'y, M Clark.
166th st, s s, 90.2 w Edgecombe av, 25x117.4x 25.3x121.1. Irving Bachrach et al agt Isaac Shapiro et al; att'y, W M Golden, Jr.
Tacoma st, s s, 200 e St Lawrence av, 25x75 to Tremont av x27.2x85.7. Jacob Cooper et al agt William Mueller et al; att'y, J B Baer.
7th av, n w cor Cathedral Parkway, 70.11x100. Mathilda Veith agt Mary A Herrick et al; att'y, J L Pinks.

Sept. 18.

3d av, s e cor 179th st, 100.4x115.4x irreg. B Aymar Sands et al agt Northwestern Realty Co et al; att'ys, Bowers & Sands.
21st st, Nos 18 and 20 West. Metropolitan Life Ins Co agt The Twenty-first Street Building & Construction Co et al; att'ys, Ritch, Woodford, Bovee & Butcher.
120th st, n s, 125 w Pleasant av, 75x100.10. Chas E Rhinelander agt Max Helfstein et al; att'ys, Bowers & Sands.

Sept. 19.

134th st, n s, 150 e Brook av, 28.4x100. Maurice Tigner agt Morris Kronovet et al; att'y, I Josephson.
111th st, No 221 East. Henry Dreyer agt Isaac Helfer et al; att'y, H M Goldberg.
133d st, No 124 West. Herbert G Trest agt Jessie Quintane Fara et al; att'y, R L Sweezy.
Prospect av, w s, 70 s 187th st, 100x95. John Dalton et al agt Samuel Mayers et al; att'y, J H Hildreth.
Union av, No 1027. James Sullivan agt Nanette L Schneider et al; att'y, H Swain.

### JUDGMENTS.

**In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.**

**The Judgments filed against corporations, etc., will be found at the end of the list.**

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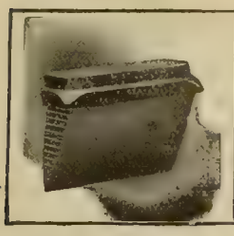
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14 The Down Town Shop—A C Klotz Fireproofing Co ..... 214.41
14 Metropolitan Surety Co—Benjamin Waldman ..... 489.82
14 Whitehall Contracting Co—J Edward Ogden Co ..... 254.42
14 The Golden City Construction Co—Gerald B Wadsworth Co ..... 801.89
16 Bay State Realty Co—Rudolph Sommer et al ..... 335.30
16 Princess of Wales Co—Chas A Pierce..89.77
16 Sampson Realty & Construction Co—Max Silverstein et al ..... 138.18
16 Harlem Cornice & Roofing Co—Jacob Meurer ..... 142.76
16 The H L Feldman Realty Co—Citizens Trust Co of Brooklyn ..... 216.40
16 the same——the same ..... 113.87
17 Schaefer-Carroll Construction Co—Louis Levene ..... 519.41
17 Hillside Realty & Construction Co—Peter J Gibbons ..... 54.22
17 J H Strain Co—Herbert C Kahn .... 150.90
17 Christie Iron Works—Wm H Holdsworth et al ..... 353.77
17 Bay State Realty Co—Harry Held .... 723.23
18 Portland Realty Co—Vito Contessa et al.. ..... 219.41
18 New York Real Estate Improvement & Investment Co—Harry I Hunt ..... 333.66
18 Rockaway Motor Car Co—Wm J Bjur.... ..... 1,092.52
19 Economy Furniture Co—Abraham Reiss.44.30
19 John V Signell Co—Harry W Bell....200.38
19 The Afro-American Realty Co—Cassel Cohen ..... .....591.47
19 Mercantile Audit Co—Baer Wadsworth Co. ..... ..costs 9,91
19 Afton Realty Corporation—James A S Carpenter ..... .....410.97
19 J Weinberg & Co—John C Orr Co....2,602.69
19 Oceanus Mfg Co—Irvin J Rose.....271.45

## SATISFIED JUDGMENTS.

Sept. 14, 16, 17, 18, 19 and 20.

Cohn, Wolf—N Y Telephone Co. 1904.....41 46
[1]Cox, Mary E—F Simon et al. 1906.....194.62
De Silvestri, Peter—Mayer Bros & Co. 1906. ..... 130.81
Falk, Selig—H Goodman. 1907 .....$1,081.01
Frischman, Bernard & Adolph Schlesinger—S J Stroheim. 1899 ..... 127 10
Same——W Fetterer. 1899 ..... 66.89
Same——F M Jaeger et al. 1899 ..... 143.23
Same——W Fetterer. 1899 ..... 79.72
Goldstein, Clara—S L Hyman et al. 1904.29.91
Kalcheim, Henry—S Seinger et al. 1907..423.46
Ludman, Joseph—M Rosen. 1907 ..... 162.70
Same——J H Werbelovsky. 1907 ..... 149.40
Levien, Israel, Anna, John and Samuel, also Abraham Berrent—S Brinkman. 1906..303.29
Levin, Annie—S Brinkman. 1907 ..... 320.48
Lynch, Alice M—H D Hamm. 1907 .... 380.74
Ludman, Joseph—H Frank et al. 1907..216.21
Same—National Mantel & Looking Glass Co. 1907 ..... 103.31
Muller, Albert G J—H Herrman Lumber Co. 1907 ..... 374.85
Meader, Maude H W—Federal Union Surety Co. 1905 ..... 126.14
Maltbie, Robert G & Mary E—A R Fordyce, Jr. 1907 ..... 329.41
[1]Prendergast, Nicholas G—N Y City Ry Co. 1907 ..... 67.88

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Pearsall, Thomas W—G Schneider. 1900..62.03
Pirk, Amalia—Richardson & Boynton Co. 1907 ..... 90.78
Ring, Chas E—C E Monroe. 1907 ..... 38.64
Sugarman, Joseph—L Zodikon. 1903 .... 79.65
Siegel, George—F & M Schaefer Brewing Co. 1905 ..... 622.36
Tallmadge, Adelbert—A W Balch et al. 1899. ..... 244.82
[3]Uhlfelder, Simon—The Palatine Ins Co of Manchester, England. 1904 ..... 111.35
Walther, Max—J B Ryan. 1907..... 371.23
Weiss, Elias—I Blumberg. 1904 ..... 271.74
Winkel, William—C Kerger. 1907 ..... 203.00
White, Abraham—G C Gardner. 1903..2,561.18
Zatulove, Martin—L W Koster. 1906 .... 60.66

CORPORATIONS.

[3]Beadleston & Woerz—C R Furrer. 1904..113.82
D E Baxter & Co—Geo L McCracken Agency. 1907..... 105.66
Foster Realty Co—Morse International Agency. 1907 ..... 88.83
[1]Corporate Realty Assn—Mechanics & Traders Bank. 1907 ..... 2,635.08
Bianchi Automobile Co—E F Borke et al. 1907 ..... 215.45
George L McKay & Co—F Winslow Tuttle Co. 1907 ..... 130.81
[1]Henry Erkins & Co—H Erkins. 1907 ..2,823.19
De Forest Wireless Telegraph Co—G C Gardner. 1903 ..... 623.36

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Sept. 14.

119—Amsterdam av, Nos 1101 to 1119. Isaac J Brown agt Polstein Realty & Construction Co ..... 4,681.50
120—Riverside Drive, s e cor 97th st, 125x75. Brooklyn Fireproof Sash & Door Co agt Robert T Lyons ..... 350.00
121—Ridge st, No 24. Jacob Cohen agt Louis Levy ..... 950.00
122—Longfellow st or av, Nos 1144 to 1152. Morris Epstein et al agt Annie Passman and Marinus Dauere, Samuel Hartoff and Morris Kugel ..... 149.77
123—Broadway, s e cor 144th st, 99.11x100. A Schwoerer & Son agt John V Signell Co. ..... 100.00
124—Hamilton pl, s w cor 144th st, 99.11x125. Same agt same ..... 200.00
125—Broadway, n e cor 143d st, 99.11x100. Same agt same ..... 200.00
126—143d st, n s, 525 e Broadway, 75x99.11. Same agt same ..... 100.00
127—Hamilton pl, n w cor 143d st, —x—. Same agt same ..... 200.00
128—50th st, No 45 West. Edwin Dumble agt Arthur P Howard ..... 1,662.15
129—100th st, Nos 145 and 147 West. Julius Munshkin agt Rachel Cohen & Charles Cohen ..... 181.50
130—95th st, Nos 336 to 340 East. Sam Goldberg agt Joseph Isaacs ..... 182.00
131—Amsterdam av, Nos 1101 to 1119. Federal Tile Co agt Polstein Realty & Construction Co ..... 800.00
132—3d st, No 231 East. Abe Steckler agt Joseph Rothman and Hymes Construction Co ..... 55.00
133—Amsterdam av, e s, whole front between 114th and 115th sts, 205x100. Kertscher & Co agt Polstein Realty & Construction Co. ..... 9,813.80
134—9th av, 7th av, 31st and 33d sts, whole plot. Stanley Hod Elevator Co agt Pennsylvania R R Co and Geilhard & Gallagher Construction Co ..... 36.00
135—233d st, s s, 55 e 5th av, 55x64. John G Johnson agt Martha M Youngs ..... 338.00
136—176th st, n s, 100 w Amsterdam av, 170x100. John La Spina agt Portland Realty Co and Perlman & Bernikow ..... 100.00

Sept. 16.

137—3d av, No 3890. Morris Marks agt Moreland Realty & Construction Co and Arthur L Felson ..... 42.00
138—59th st, No 311 West. Ambrose A Gavigan agt Rosalie A Whitner and Ely J Rieser. ..... 4,758.91
139—171st st, Nos 504 to 510 West. Thomas Roberts Stevenson Co agt Mayer Hoffman. ..... 819 00
140—Chrystie st, n e cor Stanton st, 100x36.6x irreg. Barnett Silverman agt Daniel Dober and Bernard Block ..... 59.06
141—136th st, s s, 100 w Amsterdam av, 150x99.11. Robert J Rofrano agt Bessie C Clark and Frank A Clark ..... 118.25
142—215th st, s s, 88.6 w Barnes av, 25x125. Giuseppe Zaffino agt James De Carlo..195.00

Sept. 17.

143—136th st, Nos 504 to 510 West. Leonard Prevost agt Bessie C Clarke and Michael Quinn ..... 50.87
144—Same property. Michael Quinn agt Bessie C Clarke and Francis A Clarke .....125.00
145—59th st, No 311 West. John F Cronin agt Rosalie A Whitner and Ambrose A Gavigan ..... 428.35
146—Broadway, n w cor 143d st, 100x115. Antonio Galati agt Thomas J. Sr, Thomas J, Jr. and John McLaughlin, and Patrick Reddy ..... 152.57
147—61st st, No 106 West. Victor Anderson agt Agnes T Adams and John Gallagher.172.50
148—Suffolk st, No 14. Philip Levitt agt Jacob and Dora Schall and Mishkin, Goldblum & Levin ..... 395.00
149—Satisfied.
150—Delancey st, Nos 64 and 66, and ..... Allen st, No 113 ..... Harry Goldsmith agt Catherine A & Mark Hamerschlag and Harry Slepian ..... 395.00

Sept. 18.

151—82d st, No 35 West. Ernst Gedick agt Nellie Myer and Sigmund T Myer .... 55.00
152—Amsterdam av, e s, whole front between 114th and 115th sts, 205x100. New Jersey Terra Cotta Co agt Polstein Realty & Construction Co ..... 1,500.00
153—Barnes av, e s, 995 n Morris Park av, 50x100. John C Badum agt A Riccardi & J Laquidara ..... 740.00
154—Bryant av, No 1222. William Huck agt —— Spengel and Blankmeyer & Poldow.102.09
155—82d st, s s, 70 e 3d av, 133x100. Stanley Hod Elevator Co agt Ham Hillman & Albert Price and Goldman, Walters & Taus. ..... 114.76
156—7th av, Nos 2169 to 2177, and ..... 129th st, No 166 West ..... Jacob Finestone agt Leo S Greenbaum & Morris Kreisler ..... 842.00

Sept. 19.

157—150th st, Nos 304 to 310 West. Richard E Thibaut, Inc, agt S & R Construction Co and Isaac Miller ..... 347.58
158—Aqueduct av, s w cor 192d st, 499x229. Collard & Bishop agt Geo F Johnson, Jr., Frederick A Sherwood and Delancey A Cameron ..... 1,494.00
159—1st av, No 2258. Dunbar Box & Lumber Co agt John F Wetter and M Giaguinto. ..... 206.88
160—Fence enclosing docks facing on Harlem River, between 122d and 123d sts. Charles Wendt agt Thomas G Patten and W R Patten..... 316.25
161—Satisfied.
162—Av A, No 219. Hyman Shapiro agt Birdie V Schlesinger and Dr H W Schlesinger ..... 197.00
163—118th st, s s, 110 w 2d av, 50x100.10. Keshin Blitstein & Co agt Epstein Cohen & Co and Mandelbaum & Levine ..... 200.00
164—Park av, n w cor 112th st, 100.11x70.10. Same agt Epstein Cohen & Co and Lowenfeld & Prager ..... 235.00
165—48th st, Nos 257 and 259 East. Same agt David Lena Cohen Co, Merida Realty Co and Epstein Cohen & Co..... 467.89
166—118th st, n s, 195 w 2d av, 36x100.10. Same agt Epstein Cohen & Co and Louis Lese ..... 228.30
167—Kingsbridge rd, s s, 500 w Bailey av and 1,000 s same, running across Jerome av to Bedford Park. Ames Transfer Co agt N Y C & H R R R Co and James Weston....123.75
168—149th st, No 220 West. Max Nusbaum et al agt George Spickerhoff and David Pollak..... 72.00
169—32d st, Nos 340 and 342 East. Harry McNally agt Harry S Levett .....2,400.00
170—73d st, n s, 98 e Av A, 150x100. Draddy & Co agt Frank Messer and Jacob Warm. ..... 2,900.00

## BUILDING LOAN CONTRACTS.

Sept. 14.

Park av, n e cor 77th st, 51.2x100. Title Guarantee & Trust Co loans 863 Park av, to erect a 12-sty apartment; 10 payments.. ..... $265,000

Sept. 17.

116th st, s s, 100 w Broadway, 75x100.11. The Germania Life Ins Co loans Paterno Bros to erect a —-sty building; 12 payments.. ..... 240,000

Sept. 18.

Union av, e s, 75 n 149th st, 75x90. Theodore Wentz loans Frank A Wahlig Co to erect two 5-sty apartments; 4 payments ..... 37,500
Bank st, Nos 123 to 127. Title Guarantee & Trust Co loans The Meade Transfer Co to erect a —-sty building; — payments..70,000

Sept. 19.

Randall st, n s, 100 w Maple av, 50x100. Alexander P Falconer loans Lo Curto Colletti & Co to erect a — sty building; — payments..... 16,000

## SATISFIED MECHANICS' LIENS.

Sept. 14.

Manhattan av, w s, whole front between 107th and 108th sts. Jacob S Friedman agt Selig Falk et al. (Feb 11, 1907) .....1,000.00
Same property. Charles Berg agt same. (Feb 8, 1907) ..... 10,265.00
Same property. Murray & Hill Co agt same. (Feb 8, 1907) ..... 4,485.00
Same property. Brooklyn Fireproof Sash & Door Co agt same. (Feb 8, 1907) .....225.00
Same property. Dimock & Fink Co agt same. (Feb 8, 1907) ..... 875.00
Same property. Ravitch Bros agt same. (Feb 7, 1907) ..... 2,484 00
Same property. Guarantee Electric Co agt same. (Feb 8, 1907) .....925.00
Same property. Bergzvist, Jacobson & Co agt same. (Feb 9, 1907) ..... 550.00
Same property. W M Gaige Co agt same. (Feb 8, 1907) ..... 1,975.00
Same property. Jacob S Friedman et al agt same. (Feb 11, 1907) ..... 185.00
Same property. Adolph Rosenberg agt same. (Feb 9, 1907) ..... 525.00
Same property. Robert Griffin Co agt same. (Feb 9, 1907) ..... 429.86
Same property. Charles Greenbaum agt same. (Feb 14, 1907) ..... 1,200.00
Same property. Pierce, Butler & Pierce Mfg Co agt same. (Feb 21, 1907) ..... 6,589.39
Same property. Morris Stroninger agt same. (Feb 7, 1907) ..... 8,825.00
8th av, Macomb's Dam rd, 150th and 151st sts, whole block. Richard E Thibaut, Inc, agt The S & R Construction Co et al. (July 2, 1907) ..... 622.76
Same property. Barren & Mayer agt same. (July 9, 1907) ..... 650.00
[2]6th st, Nos 324 and 326 East. Jacob Rubin et al agt Bella Altman. (July 9, 1906). ..... 3,850.00
[2]Broadway, s e cor 184th st. David Garman agt William Lyman. (Aug 24, 1907).3,700.00
57th st, s s, 260 e 3d av. Griffin Roofing Co agt John Doe et al. (Sept 10, 1907)..74.20

Sept. 16.

6th st, Nos 324 and 326 East. Harry Jawer agt Bella Altman et al. (July 16, 1907).40.38

Sept. 17.

7th av, Nos 291 and 293. The Prizer Printer Stove & Heater Co agt Hessel Building Co et al. (March 11, 1907) ..... 473.00
[3]107th st, No 56 East. Harry Joroff agt Solomon Landers et al. (March 12, 1907).410.00
Park av, s w cor 97th st. Max Meyrowitz agt Feinberg & Rosenberg et al. (June 27, 1907) ..... 111.87
Houston st, n e cor Wooster st. Wm J Sloane et al agt N Y Telephone Co et al. (Sept 13, 1907) ..... 3,417.79

Sept. 18.

Houston st, n e cor Wooster st. Sloane & Moller agt New York Telephone Co et al. (Sept 12, 1907) ..... 3,417.79
[3]Broome st, Nos 65 and 67. Herman Slate Co agt John Doe et al. (Mar 7, 1907)...56.00

Sept. 19.

102d st, No 207 East. Nathan Borscher et al agt Elias N Caplan et al. (Sept 6, 1907) ..... 83.75
[1]Clinton av, No 1323. Antonio Carfagno agt Savino Deuidicibus. (Sept 17, 1907)...347.30

New York, Sept. 19, 1907.

Editor, Record and Guide:

By mutual consent we removed lien filed against P. J. Carlin Construction Company, on New York Telephone Building, Houston and Wooster Streets, which lien was filed through misunderstanding.

(Signed) SLOANE & MOLLER.

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Sept. 13.

Jewett Car Co; Ross Lumber Co; $2,238.95; King & Booth.

Sept. 14.

Fitzpatrick, Timothy E; Joseph S Atkins; $890.17; T Costigan.
Klauser, Arthur E, Herman R Klauser, Louis E Flory, Theodore Schmitt, Geo W Luckey and Edward A Powers; Chas R Hoffman; $5,000; E S Griffing.

Sept. 16.

Farmers' & Citizens' Bank; Herring,-Hall-Marvin Safe Co; $2,136; E K Baird.

Sept. 17.

New Jersey Fire Ins Co; Samuels, Cornwall & Stevens; $1,348.56; Peale & McLaughlin.

Sept. 18.

Swayne, Frederick B; Maurice B Friedman; $135; W I McCoy.
Italian Am Trading Co; George Potamiano; $8,514; Moran & Lilienstern.

## CHATTEL MORTGAGES.

Sept. 13, 14, 16, 17, 18 and 19, 1907.

AFFECTING REAL ESTATE.

Bengel Con Co. 52d st, 100 ft. e of 5th av.. Wood M & P M Co. Mantels. 292
Burlington Realty Co. 138th st, 100 ft. w of Broadway..Nat E Co. Elevator. 4,900
Berliner & Greenberg. 411-21 E 56th..Montgomery L Co. Mantels. 1,190
Same. 132-42 E 112th....Same. Mantels. 2,194
Bennett, G H..E J Gillies & Co. Refrigerator. 115
Meli, R. 146th and College av..New England M & T Co. Mantels. 575
Oseroff & Wilensky. 67th st and West End av..Col G F Co. Gas Fixtures. 275
Schiff, H. 610 W 111th..Con C Co. Gas Fixtures. 950
Sugerman & Glick. 730-2 Prospect av..Abendroth Bros. Ranges. 225

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REAL ESTATE RECORD AND BUILDERS GUIDE.
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Vol. LXXX. SEPTEMBER 28, 1907. No. 2063.

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THE receivership of the New York City Railway Company will, it may be expected, cut the knot of a difficult situation, which it was beyond the power of financial ability to unravel. By means of a receivership it should be possible to simplify the organization of the surface-car lines in Manhattan, reduce their fixed charges to a figure justified by the earnings, and provide the money for necessary improvements. One cannot predict as yet with any certainty that these results will be achieved in a year or two, because litigation may intervene and delay a satisfactory settlement; but a solution of this kind cannot be delayed for long. The plain fact is that the street-car lines cannot earn their fixed charges, and the interest of the creditors and stockholders of the companies will be benefited by a reorganization, which will do away with the piling up of a deficit in order to declare a dividend. Manifestly, also, the interests of the public who use the cars will also be benefited by a receivership, for the company should emerge from its legal difficulties in a much better situation to fulfil its responsibilities. Why is it that a corporation, controlling all the surface-car lines in the most densely populated Borough of New York City—why is it that such a corporation should be unable to meet its liabilities? This question cannot be fully answered until after a complete official investigation has been made; but the salient conclusions which such an investigation will justify can already be sketched. In the first place, the business of consolidating the street railways of Manhattan and of transforming them into electric roads, while it was extremely profitable, was also extremely costly. The existing franchises and properties were acquired at high prices, which were represented by fixed charges on the earnings of the consolidated company; and the purchasing corporation was subsequently obliged to raise more money for improvements by the same means. Furthermore, it is apparent that the men who brought the consolidation about were not above the good old practice of milking the corporation for their own benefit. To a large extent these heavy expenses incident to consolidation could not be avoided, but if the company had been managed scrupulously in the interests of all its stockholders they could have been very much reduced. The object of the directors of the corporation was to bond the company and its subsidiary corporations for just as much as they could; and they undoubtedly increased the capitalization more than was necessary.

QUESTIONABLE financial methods were used by the organizers of the Metropolitan Company from the very start; but this fact did not prevent their operations from being in the beginning brilliantly successful. The stock in the company was selling about ten years ago for over 200, and its prospects were apparently of the brightest. Its earnings had been increasing steadily and largely. The improvement in the service, consequent on the electrification of the lines, enabled the trolley cars to attract many passengers from the elevated roads. The traffic on the elevated roads decreased for a number of years, while that on the surface lines was increasing at a ratio out of all proportion to the growth of the population. It was this extraordinary success at the outset which proved to be the undoing of the company. Its directors assumed that its earnings would continue to increase at much the same ratio, and all their financial plans were based upon such an expectation. They did not realize that the large increase in traffic was due in part to exceptional conditions, which would not and did not endure. As a matter of fact the change came very soon after the late Mr. W. C. Whitney succeeded in buying in his last competitor, which he did in 1899. The surface lines were obliged to compete first with a very much improved service on the part of the elevated roads, and later with the Subway. In this way many passengers were diverted from the surface cars—passengers which these cars would never have obtained in case the work of giving Manhattan really rapid transit had been undertaken at an earlier date. Even this increased competition, however, is not sufficient to explain the fact that for five or six years the earnings of the street-car lines have been practically stationary. No matter what the competition for long-distance traffic, the surface cars would have been fully compensated for its loss by the increase in the more profitable short-distance traffic—provided they could have maintained the quality of their own service. The failure of the company has been due far more to a deterioration in the efficiency of its own service than an improvement in that of the rapid transit roads. This was a contingency on which the financiers of the old Metropolitan Company never counted; and it is the contingency which is chiefly responsible for the present receivership of the system.

SINCE 1901 the increase in the general street traffic in Manhattan has been enormous. During that period the amount of business transacted on the island was not far from doubled; and the number of vehicles using the streets has increased almost to a corresponding extent. It is this condition which has made it impossible for the City Railway Company to improve its service, or even to maintain its old efficient standard. Their cars are subject to many more delays; and during the winter months it is impossible to move a sufficient number of cars past certain important points of intersection. The embarrassment, which the officials of the company have experienced in running its cars is, as the Record and Guide has frequently pointed out, the chief reason for the deterioration in the service; and this contention has been fully justified by the testimony offered to the Public Service Commission. The plain fact is that the street system of the Borough of Manhattan is wholly inadequate to the traffic it is obliged to carry; and the New York City Railway Company, as the most important business concern using the streets, has suffered from it more acutely than any other line of business. But in the course of time other lines of business will suffer in a similar way, because the congestion of street traffic is just as sure to become more acute as is the business of Manhattan to become more abundant.

IF THE FOREGOING description of the reasons for the receivership of the New York City Railway Company is true, they justify certain important references. The most important of these inferences is that the service offered by the company to the public will not be materially improved by a financial reorganization, or by the simple expedient of running more cars. The only effectual means of improving it will be to make arrangements which will enable the traffic to move more freely. Much can be accomplished in this respect by means of traffic regulations, such as have been suggested by the company's officials; but even such regulations will be an alleviation rather than a cure. The traffic conditions will never be radically improved without a replanning in certain essential respects of the street system of Manhattan. Of course the city will never undertake the portentous task of laying out a new street system for the benefit of the City Railway Company, but eventually it will be obliged to undertake it for the benefit of every corporation, firm or individual who use the streets for other than pedestrian purposes.

## The Land Values of New York.

THE enormous increase in New York City land and improvement values, shown in the annual report of the Department of Taxes and Assessments, has already been noted in the Record and Guide. The complete report of the department for 1907, just issued, contains much of value, not merely to real estate owners and residents of the city, but to persons elsewhere, interested in public affairs and improved taxation. The report demonstrates that New York personal property pays much more in taxes than is generally supposed, or would appear from casual inquiry. Under the general property tax, personal property in New York is 8.2 per cent. of the total assessment; in Buffalo, only 2.2 per cent., and in Rochester and Syracuse, under 5.5 per cent. But these figures are far from telling the whole story. Bank shares are not included, as they pay a flat tax of one per cent., amounting last year to almost three million dollars. Trust companies are not included, as they also pay a flat tax which, however, all goes to the State, though nearly all such companies are in this city. Then, too, mortgages on which the recording tax has been paid, half of which tax goes to the State, are exempt from assessment as personal property. The total amount of this specially taxed personal property is some $700,000,000, were it on the personal list. These facts should be remembered when our legislators next advocate inquisitorial laws to get still more personal property on the rolls in this city, on the assumption that that class of property does not pay enough here.

A commendable change in policy is announced in regard to one phase of personal property taxation. Domestic corporations have always been compelled to file reports, being thus under a listing system that does not apply to individuals. Hereafter a new blank form will be supplied to corporations, containing questions that can easily be understood, and the answers to which will give results that balance. The new forms assume that taxpayers are honest, and there is no attempt at questions to trap the unwary. This policy accords with the announcement by President Purdy last winter, that the department's duties are judicial, and that it should protect the citizen in his rights as well as obtain for the city its just due. Several important amendments to the law are described under the head of "Remedial Legislation." Real estate buyers will benefit by changes in the method of apportioning taxes on divided parcels. Heretofore, after the second Monday in January, no apportionment could be made until the tax bill was received from the Finance Department in October, and in consequence of the many applications at that date, some 25,000, there were delays of several months. Now the Tax Department can apportion assessments until June 1, on notice to the parties interested, and after that date will furnish the data for apportionment of the tax to the Finance Department, so that there should be very little delay. It will be some time, however, before the system can be in thorough operation.

It is, however, in real estate assessment that the report contains features of the most novel and general interest. In the appendix is reprinted the article on assessments which appeared in the Record and Guide of June 29. There is a summary of the manner in which the ratio changes between land and improvement value, which has already been quoted in these columns, and attention is called to an overlooked fact, in these words: "To do justice to those whose property is stationary or receding in value, the utmost vigilance is demanded in increasing assessments where values are rising." As a building constantly deteriorates (barring additions and alterations) from the time of completion, owners of improved real property, particularly where land values are stationary, are vitally interested in seeing that assessments on appreciating property shall keep pace with the increase. With the needs of the city increasing and the appreciating property not contributing its full share, the stationary property will have to pay more than its due.

For the first time the department makes public in its report the total of the land values in the city and each borough. And while buildings are not assessed as such, their value is the difference between what a parcel of land would sell for if unimproved, and what it is worth with the improvements. So for purposes of comparison, the total building values so ascertained have been entered in the tables, which show also our land and improvement values per capita and per acre compared with other large cities. We give the more important comparisons below:

| New York: | Land value per capita. | Impt. value per capita. | Total assessed land value. | Total real estate assessment. |
|---|---|---|---|---|
| Manhattan .... | $1,230 | $600 | $2,712,261,571 | $4,035,251,301 |
| The Bronx..... | 588 | 364 | 216,060,946 | 349,732,095 |
| Brooklyn ..... | 336 | 415 | 480,211,365 | 1,072,026,385 |
| Queens ..... | 574 | 345 | 123,585,700 | 197,939,850 |
| Richmond ..... | 319 | 295 | 25,471,922 | 49,060,111 |
| Total City ... | $828 | $500 | $3,557,591,504 | $5,704,009,652 |
| Boston ..... | $1,067 | $692 | $635,449,200 | $1,047,499,500 |
| St. Louis ..... | 248 | 236 | 198,357,550 | 387,363,750 |
| Detroit ..... | 333 | 285 | 124,989,520 | 232,016,400 |
| Baltimore ..... | 232 | 296 | 128,645,236 | 292,010,016 |
| Milwaukee ..... | 261 | 209 | 87,443,375 | 157,611,560 |

NOTE.—The figures for New York and Detroit are for 1907; the other cities are for 1906.

The tables give the land and improvement values in every section and ward for 1906 and 1907, showing in each case the percentage of increase. From these figures one can see the assessment work in detail, and if familiar with actual conditions, judge intelligently of its value. These tables, moreover, are an index and a guide to the character and extent of city development.

Some idea of the immensity of the real estate interests of the city of New York can be had by noting that the mere annual increase in the assessed value of ordinary real estate was $377,000,000, within ten millions of the entire value of real estate in St. Louis; and that one year's increase in land value was $190,000,000, which exceeds the value of the buildings in St. Louis or Baltimore, or the whole real estate assessment in New Orleans or Milwaukee. Such values stagger the imagination. The report says that "the assessed value of the land alone exclusive of improvements in the city of New York is greater than the assessed value of all the real estate, improvements included, in the State of Pennsylvania." And it must be remembered that the land values of New York are not limited by any productive capacity of the soil itself, nor do they exist merely because of the number of people living here. They have arisen because this city is the gateway of the New World, with the activities and industries of the eighty million people of the United States to add to its desirability as a place of exchange and market for products. What will these values be in another twenty or thirty years, with the increase of the wealth and population of the nation, and when increased transportation facilities have expanded the metropolitan district to include probably ten million people?

## Must Skyscraping Cease?

By JOHN M. CARRÈRE

THERE has been considerable agitation in the city of New York and other American cities, from time to time, with regard to limiting the height of buildings. It has seemed to me, with the modern conditions which are so constantly and repeatedly changing and with our American point of view, that prohibitive or restrictive ordinances or laws could never be considered permanent or satisfactory. As the permanence of these ordinances or laws cannot be guaranteed, they are sure to prove inequitable, as the limitations must operate for a certain time only, and when modified, prove to have been unjust to those who had built under them.

In Boston, for instance, an apartment house was built on Copley square opposite the library, in violation of the law limiting the height of buildings. The matter was taken to the courts; the law was sustained and the owner was compelled to pull down one or two stories of his building. Since then conditions have changed; the law has been either repealed or so modified as to permit buildings to a greater height, and a great injustice has been done to the owner of the apartment house who was subjected to the expense of a lawsuit and extensive alterations to conform with the limitations of height established by law, which have since been changed.

It is obvious that restrictions once established are unfair to those operating under them, if others have been previously allowed to build beyond the same; and equally unfair when they are modified, if others are then allowed either to build beyond the same or compelled to build less high.

From the point of view of equity, therefore, in my judgment any prohibitive or restrictive laws dealing with the limitation of the height of buildings are unfair and also unscientific and more or less arbitrary, as they express individual views at a fixed time and are not based on any permanent rule either of logic or equity. Moreover, such laws are necessarily general in their character and make no allowance for special conditions which should alter their application. Laws which apply to a high building on a small lot may be unreasonable for a similar building covering a large area, a whole block, for instance, and vice versa. I believe, therefore, that whatever laws or restrictions are established should not be too specific, with the object of making everyone conform to a fixed rule regardless of conditions, but they should be as general and adaptable as possible so as to allow the greatest possible latitude to meet varying conditions.

Considering the problem purely from the point of view of the artist, I am not in sympathy with regulations which would tend to establish a uniform height of buildings with a monotonous cornice line, leaving to the artist no opportunity to vary the skyline or to design buildings to extend into the air and silhouette against the sky in contrast with the lower buildings which surround them. Such a law would simply mean the lifting of the old-time cornice line of the city of New York from sixty feet above the street or thereabouts to double its height or more.

I believe that the entire subject can be regulated successfully and permanently, from whatever point of view it may be considered, by taxation. At the present time our taxes are levied

(Contined on page 475.)

# THE REALM OF BUILDING.

## Terminal for Belmont Tunnel.

We reproduce herewith the architects' color drawing of the new 6-sty Belmont tunnel terminal store, office and apartment building combined, which is about to be erected to cover the block bounded by Van Alst av, Hunter's Point av and 4th st, Long Island City. The structure will have main connection with the Belmont tunnel under the East River to 42d st, Manhattan, which will afford a five-minute trip between Long Island and the Grand Central depot. Traveling between these points by ferry and surface car now takes from thirty-five to forty minutes. The cost of the project, it is estimated, will reach more than half a million dollars. The architects' drawing shows it as a massive structure, designating the German Romanesque style of architecture. The whole building is to be of reinforced concrete construction, including the floors, partition walls and roof. The exterior facing for the first and second stories will be laid up in rich gray limestone, and the four upper stories in stucco on common brick, with red-faced brick trimmings. The dimensions will be 175x149.9½ ft., including a large court for light and air. The cellar will be arranged for boiler, engine, storage and living rooms. On the main floor there will extend an arcade running through the entire building 30 ft. in width by 175 ft. in length, with twenty or more stores on either side. There will be a mezzanine floor 60x134 ft., divided into eleven suites of offices. The second story will be devoted entirely to offices, numbering thirty-five. The rest of the upper 3d, 4th, 5th and 6th stories will be thrown into seventy-two five and six room apartments, with baths and every up-to-date improvement. All of the interior trim will be of hardwood, and the floors will be of sanitary composition. Entrances to all apartments will be from the street direct. The architects are Messrs. Thompson & Frohling, of No. 1 Union sq, who will have full direction of the construction and the awarding of contracts. Estimates are now being received, but so far no awards have been made. Messrs. Thompson & Frohling are also preparing the plans for the station in connection with the Belmont tunnel.




DESIGN OF THE BELMONT TUNNEL TERMINAL BUILDING AT LONG ISLAND CITY.
Thompson & Frohling, Architects.

—The Municipal Civil Service Commission, 209 Broadway, will hold an examination for gas inspector, in the Department of Water Supply, Gas and Electricity, on Monday, Oct. 28. An examination for lay sanitary inspector (male) in the Department of Health, will be held on Friday, Oct. 5.

## Two Enemies of Steel.

STEEL is subject to two insidious forms of attack, the peril of which lies in the fact that the damage is done under conditions where inspection is difficult and in many cases impossible. We refer to rusting and electrolysis. The problem of the electrolysis of steel is one which the lay mind has not yet learned to regard seriously, but which is an ever-present danger notwithstanding, as the experiments by Mr. Knudson, of this city, recounted before the American Institute of Electrical Engineers, clearly emphasize:

In these experiments three lengths of wrought iron pipe were set in three blocks of Portland cement sand concrete. When the blocks were three years old, one of them was placed in a tank of sea water, another in a tank of fresh water, and direct current was fed to them, pieces of sheet iron being placed in the tanks to act as negative electrodes. The third block was placed in sea water; but no current was fed to it. After the blocks had been immersed for thirty days, the third block was found to be in perfect condition and the embedded pipe perfectly bright; but the two blocks to which current had been fed had developed cracks during the test; the pipes were considerably corroded; and the concrete had so greatly deteriorated that it could be cut with a knife.

Conditions here were severe—unusually so—but the facts tell their own story. Regarding the whole subject of electrolysis we were impressed by a recent remark of the Scientific American to the effect that while the evils of electrolysis have undoubtedly been greatly exaggerated, it believes that the mischief done is more far-reaching than the electrical companies and the owners of large electrical power plants are willing to admit. The remedy lies in more careful insulation. In the case of armored concrete buildings or buildings of skeleton steel, care should be taken to absolutely insulate the foundations and all that portion of the building which lies below the line of saturation of the earth.

Better known to the public mind is the swift and destructive effect of rust upon the steel members of a building, and the long search that has been made for a protective covering. When the six upper stories of the Mutual Life building in San Francisco were rebuilt an excellent opportunity was afforded to observe the behavior of structural steel in service in a modern skyscraper. From an account given by the Scientific American it seems that, where the steel had not been thorouhgly cleaned before painting, there were occasional instances of some rust under the paint, and although these were

rare, they indicated the necessity for a thorough cleaning of the steel before it is painted.

Furthermore, there is a sense in which the preservative paint may defeat the very object at which it aims, by serving to conceal badly-rusted surfaces from inspection. The ideal protective covering, both for steel which is to be inclosed from view, and that which will be permanently exposed to the attack of the weather, would be a covering which, like varnish, would be sufficiently transparent to enable the condition of the underlying steel to be carefully inspected. If some composition could be produced which combined transparency with protective qualities, a long step would be taken in the direction of rendering all steel work, whether exposed or concealed; imperishable.

Cement is one of the most impenetrable opponents of rust that Steel has yet called to its defence, and one of the most effective paints intended for covering steel shapes is said to have cement for a basic ingredient.

## Co-Operative Houses.

CO-OPERATIVE apartment houses, joint building ventures for artists and those in other professions, are making such rapid headway in New York that they have become a prominent feature of the realty situation. Many millions have been invested in such enterprises and the idea is getting more popular daily.

Mr. Charles A. Gerlach, of 59th st and Madison av, the well known real estate expert and authority, was a pioneer in co-operative apartment ownership. In 1883 he bought of the builders and promoted and sold the "Gramercy" apartment house No. 34 Gramercy Park. Each subscriber of the capital stock received a proprietary or perpetual lease to the apartment, selected also shares of the capital stock of the corporation that owned the land and building and elected directors from among themselves to manage and handle the property. Some owners who rented their holdings received over thirty per cent. a year net on their investment over and above expenses. Under this system it is claimed that expensive apartments, cheap flats, office buildings, family hotels and even farms can be sold and divided profitably, and Mr. Gerlach asserts that such properties will bring a larger and safer return on the investment than any other form of real estate ownership. This has been demonstrated by actual facts and figures.

There are enthusiasts who say that when this new idea—a variation of the old principle of co-operation—becomes better understood that it will sweep not only New York, but all other large American cities. The scheme is revolutionary, is at once novel and attractive, and its possibilities are practically without limit.

Walter Russell, an artist, is associated with the movement. Through the brokers, Alwyn Ball, Jr., Frank Hughes and Charles N. Bliss, Mr. Russell purchased for his company, the Stuyvesant Co-operative Building, Incorporated, the southeast corner of 58th st and 7th av from Michael Coleman. The approximate price was half a million dollars. Here is to rise a studio palace with a hundred feet frontage on 7th av and a 58th st frontage of 125 feet. The edifice twelve stories high, after designs by Harde & Short, architects. About $1,500,000 will probably be the cost.

Mr. Russell says that the demand for co-operative apartments seems to be unlimited and that the idea is spreading rapidly. Apparently the new plan has come to the front just in the nick of time, because large numbers of New Yorkers are selling their private houses because of their rapidly growing land values. An argument advanced is that it is costing too much for the average man who is well off to live in the centre of New York in his own home. The luxury is too great. Provision, then, has to be made for those people who do not care to live in the country.

Co-operative apartment houses, co-operative hotels, co-operative office buildings, with the owners having their own apartments, rooms and offices, and owning an interest in the rent paid by other people are already in course of construction on an extensive scale. Mr. Gerlach says the co-operative plan has no weak point in it. Getting down to figures the system has been briefly outlined as follows: So many years' rental pays for an apartment outright. That is to say, a man who has been paying $5,000 a year rent for an apartment as big as a private house under this new plan pays $30,000 or $40,000, according to the situation of the property, and gets not ownership of that actual apartment but the right to occupy it on a perpetual lease. He becomes also one of the co-operative owners of the whole property and receives what is called a "proprietary lease." He pays no rent and is guaranteed against any liability of assessments. For this guarantee he pays a nominal per cent annually as a community tax on the value of his purchase. The charge is for the management of the property and the guarantee. On a $30,000 investment the community tax would be about $450 a year. The co-operative owner need not pay the entire $30,000 down at once. He pays 25 per cent. of it down in about six months and has ten years in which to pay the remaining 50 per cent. On an apartment such as would rent for $5,000 a year the co-operative investor would pay $7,500 only down and $7,600 in a few months. The entire $30,000 only costs $1,500 to carry, and with a tax of $450 mentioned the total expense is $1,950 against $5,000 rental.

## The Safety of Our Skyscrapers.

By F. W. FITZPATRICK.

AS is the habit of our insurance friends, who invariably come in at the eleventh hour and say how things *ought* to have been done, we are now informed by Mr. Babb, the President of the New York Board of Underwriters, that it is only a question of time when the downtown, the skyscraper, district of New York, will be utterly wiped out by fire. This must be the cruelest cut of all, particularly to the big insurance companies, who have been advertising their buildings as "absolutely fireproof."

Fortunately, Mr. Babb's alarm need not be taken too seriously, for while, of course, such a catastrophe is possible, there is slight probability of its coming to pass. Yet it is a most favorable opportunity, for his remarks certainly have raised a hubbub in the building and financial circles, to emphasize that, while those buildings are well constructed, still more could be done to perfect them and make the fulfillment of his prophecy utterly impossible. The aggravating thing about it is that it has always been, and is in the power of those same insurance companies to oblige the builders of skyscrapers and of all other structures to erect those buildings well and to make them far nearer absolutely fireproof than they are, and in spite of the fact that the building regulations do not compel it. The companies know well enough how things should be done, but they have never had the snap or the courage to make their rates accord with their knowledge. Some people are so constituted that they will only build as well as they are obliged to, and the standard of construction has, unfortunately, been the lowest the insurance companies would permit under what was deemed a reasonable rate. Had the companies ever made a commensurately low rate on real first-class construction, and a virtually prohibitive one upon shoddy construction, it would not have taken us twenty-five years to get the people into the humor of building as well as they do today.

To me this sudden discovery that our skyscrapers are dangerous structures does not ring very true. It sounds more like a premonition, a sort of little prelude, a paving of the way to an establishing of higher rates all around and more profit to the companies than any real misgivings as to the stability of the New York skyscraper construction. The companies are not infallible, you know, and, naturally, desire to recoup themselves for San Francisco, a fire, by the way, for which they were very largely to blame, for they had wantonly nursed and encouraged cheap, wooden, shoddy construction by a ridiculously low rate, granted because of the wonderful excellence of San Francisco's Fire Department!

Most of the New York tall buildings are very well built; as a class they are far superior to the tall buildings of San Francisco or Baltimore. Danger of fire from within is not alarmingly imminent, and externally these buildings are surrounded by a pretty fair class of minor structures. The entire district is what might be termed "fair," and the fact that there are so many tall buildings together constitutes an element of safety. It was the few tall buildings of Baltimore, though they were damaged themselves, that saved the city beyond them.

But since attention has been centered upon them, it would be well, indeed, to so protect those buildings, adding to them the things that really ought to have been done in the first place, and making them truly, absolutely fireproof and undamageable to any serious extent by fire from within or without. Their stair and elevator walls should at once be closed up with fireproof partitions of some sort, and with self-closing fire doors, making of each story a separate unit. The wooden sash and ordinary glass of the windows should be replaced with wire-glass and metal sash. Cut off the window route and you have cut down your fire risk full 80 per cent. Provide abundant water supply, tanks, etc., on the buildings, and drill the employes of the buildings so that any incipient blaze in any one unit can be readily handled and without calling in the aid of the city departments. Surely these are not extraordinarily costly provisions to make, particularly as their cost could be more than made up in a short time by reducing the amount of insurance carried on those buildings. If one would only build well enough in the first instance he need bother his head very little, if at all, with insurance companies and their idiosyncrasies.

### Comparative Efficiency of Certain Electric Lights.

Notes of comparative tests made between three types of electric lights, appearing with the sanction of the Electrical World upon their accuracy, convey information of rare importance—inasmuch as the experiments and measurements seem to have been impartially conducted. Moore tubes, Nernst lamps and ordinary incandescent lamps were the three kinds selected for the tests. The Moore tube used was 179 feet long and 1¾ inches in diameter. It was placed 17 inches below the ceiling, which latter was 10 feet 11 inches from the floor. There were seven six-glower Nernst lamps, having opalescent globes of a bluish tint. The incandescents were 113 in number, 88 being of 8 candle power each, and 25 of 16 candle power. All were wired to molding on the ceiling, excepting 20 of the larger

ones, which were used with opaque reflectors and had little effect on the ultimate results. Measurements of illumination were made by means of a Weber photometer located successively at seven points in the large room, and uniformly 34 inches above the floor. Results were noted as follows:

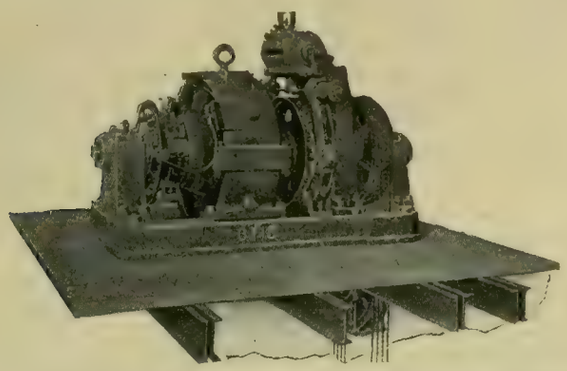
The unit of illumination used was the lux, which is the illumination produced on a plane surface by a source of 1 candle power at a distance of one meter, the rays striking the surface perpendicularly. The periodicity of the current was 60 cycles. The average voltage during the test was 243 for the Moore tubes, 244 for the Nernst lamps and 117 for the incandescents. The illuminants were located above the plans of illumination at different distances, being 6 feet 8 inches for the Moore, 6 feet for the Nernst, and 7 feet 10 inches for the incandescents. The current consumption in kilowatts was 3.15 for the Moore, 3.92 for the Nernst and 4.13 for the incandescents. The average density of horizontal illumination was 63 for the Moore, 44 for the Nernst and 15 for the incandescents. This made, per unit of power, an average of 20 luces for the Moore, 11.2 for the Nernst and 3.6 for the incandescents. To bring the illumination from the two latter up to the standard of the former, without altering the heights of the illuminants, would have required an output of 7 kilowatts for the Nernst lamps and 23 for the incandescents, as compared with 3.15 for the Moore.

Finally, it was computed that, placing all illuminants at the elevation of the Moore tube, and obtaining equivalent illumination from all, the required output would be 3.15 kilowatts for the Moore, 8.65 for the Nernst, and 16.65 for the incandescents.

### Elevators in the Singer Building.

All the elevators in the Singer Building with the exception of the sidewalk lifts will be used for passenger service. The short rise drum type elevator will be used for augmenting the service on occasion from the thirty-fifth to the thirty-eighth floor and will be of the standard Otis Worm Gear Electric type.

The fortieth floor (550 feet high) will be reached without change of car. One traction elevator will make this trip. Three traction elevators will rise from ground to thirty-fifth floor, 480 feet; two traction elevators from basement to thirteenth floor, 191 feet; two traction elevators from ground to thirteenth floor, 176 feet; one drum type elevator from thirty-fifth to thirty-eighth floor.



The machines, which are driven by 40-horsepower, 240-volt direct current motors, are placed directly over their respective hoistways, thereby giving maximum efficiency and requiring minimum space. The motors are direct connected to the traction driving sheaves, the latter being mounted upon the extension of the armature shafts. In order to secure proper tractive effort the system of cables connecting the elevator car and counterweight make a complete wrap around the driving and idler leading sheaves.

### Death of Mr. George L. Heins.

The American architectural profession has suffered a great loss in the death of George Lewis Heins, of Heins & La Farge, which occurred September 25 at his summer home, at Lake Mohegan, N. Y., after three weeks' illness.

Mr. Heins was born in Philadelphia in 1860. He was graduated from the Massachusetts Institute of Technology, in the class of architecture. Mr. Heins came to this city in 1884, where he and his classmate, Grant La Farge, were connected with John La Farge, decorative artist, as architectural assistants.

They subsequently formed the firm of Heins & La Farge, which has made a specialty of ecclesiastical structures. Mr. Heins had much to do with working out the plans for the massive cathedral which is being reared on Morningside Heights, and he was also appointed inspector for cathedrals in Europe. His firm designed the buildings in the New York Zoological Garden and were consulting architects to the old Rapid Transit Commission, designing the kiosks and the surface stations of the subway. Mr. Heins also had the appointment of State Architect for nine years before his death, and much of his time was spent in Albany.

—Don't try to follow every passing style in fitting up a house. Things good of their kind—matters of material, of design and color—are always in style, no matter what one's neighbors may be doing. When the house is built it should be abreast of the times and in good taste, then temporary influences can be disregarded.

## Must Skyscraping Cease?

(Continued from page 472.)

on an assessment which is based upon the value of the land per square foot plus the value of the improvements thereon. These taxes are levied for municipal service, the administration of the city, the cost of building and maintaining streets, police, fire department, courts, schools, parks, etc. The amount of service furnished to each taxpayer should be determined by the use which he makes of his land; that is to say, the number of people who live thereon, which in turn is dependent to a large extent on the number of square feet of floor area in the building in its entire height. The tax as now levied is not proportionate to the municipal service rendered. If the tax were levied on an assessment computed solely on the value of the CUBIC FEET of space occupied by the building, the taxes would then become proportionate to the service rendered to the taxpayer and the amount of tax would at once regulate automatically the height of buildings, as the tax and the possible income considered together would establish the limit of height to which the land could be improved profitably.

To illustrate my point: If we suppose two lots of exactly the same size and value on opposite corners, one of them improved with a 5-story building, and the other with a 20-story building, it will be immediately seen that whereas the assessment on the relative value OF THE IMPROVEMENT does establish a fairly just basis for taxation, the assessment ON THE LAND is the same in both cases, though the 20-story building is making four times as much use of the municipal service as the 5-story building. If the tax were assessed, as I suggest, on the CUBICAL CONTENTS of the building, that is to say, on the BASIS OF THE USE MADE OF THE LAND, this tax would then be proportionate to the service rendered to the property by the community. This method of taxation, while preventing one man from building any higher than would be reasonable with his conditions, would permit his neighbor to maintain a low building notwithstanding the enhanced value of his property, perhaps owing to the erection of the high building next door. Under such a method I believe that the amount of open air space in our cities would be greatly increased, as the owner of the land would not be forced by taxation, as at present, to build over his entire lot or as much thereof as the law permits. In consequence we would have gardens, interior courts and low buildings, as well as high buildings. I believe that the result would be greatly to the advantage of the city, as it would spread the population instead of concentrating it in a few small centers of activity. It would relieve congestion of traffic to some extent by distributing the population and the city would be more beautiful, more wholesome and also safer from fire.

The limitations of the height of buildings with regard to fire risks and safety to life, though not independent of the point which I have been discussing, belong in a separate chapter. The conditions here are also changing; the methods of extinguishing fires are being improved; the fire limit is being extended higher and higher, and it is my belief that the insurance companies are already doing a great deal by establishing progressive rates for their premiums which are in proportion to the risk and that this is perhaps the most effective and safest way of regulating the height of buildings from this point of view.

I am not at all persuaded that high buildings are a menace in the case of general conflagration. Baltimore and San Francisco would seem to prove the contrary, as in both cases they were the only effective barrier to the spread of the conflagration. I do believe, however, from the point of view of the risk to human life, that the problem should be very seriously considered. Our tall buildings are not planned with any regard to the escape of the occupants in case of fire; on the contrary, the open elevator shafts, staircase wells and the numerous shafts for pipes, wires and other appliances, in the case of fire, become the greatest source of danger and egress becomes very difficult, if not impossible.

I believe that the problem can be solved by rules and regulations which would compel the same character of precautions as are already successfully provided for tenements, theatres and other buildings, many of which do not contain as large a number of people as are housed in one of our skyscrapers. It would probably mean that the height of a building should be proportioned to some extent to its ground area; that a high building should require a larger lot and that no high buildings should be built hereafter on very small lots. There would then be ample opportunity for better and safer planning of our high buildings.

I have been misunderstood and quoted as stating that I recommended that blocks should be built in pyramids. If my suggestion of basing the tax on the cubic contents of the building were carried out, and further provision were made establishing the proportion between the solids and voids on every lot, that is to say, the proportion between the spaces left for light and air and the spaces to be built upon, as is the case in certain classes of buildings under our present laws, architects would plan their buildings covering the lot to the maximum limit allowed in the lower stories and decreasing the area built over in the upper stories, for the purpose of carrying certain parts of the building higher, in proportion to the unoccupied area.

## Points on the Material Market.

The outlook has decidedly improved during the week.

North Carolina pine has undergone some slight readjustment of values.

Shingles are extremely firm, and all offerings are being taken at good prices.

Business is limited only by the amount of money available for handling it.

If the brick market is the barometer of the building trades, business is picking up.

Turpentine continues easy, but for linseed oil an advance of one cent has been made by the crushers.

Spruce is not so active as it was, and while competition in business is keen, the official prices are held up pretty well.

The yard trade in hardwoods is only fair, but in the manufacturing trade reports say that all hardwood is well absorbed.

Nashville, Memphis, Cincinnati, and other hardwood centers report that the tendency is toward higher prices and that plain oak, ash, basswood and poplar are in good demand and stocks low.

Sheet metal products, such as roofing sheets, conductor pipe, and eaves trough, continue surprisingly firm in the face of an appreciable falling off in trade. Sufficient explanation, however, is found in the fact that the mills are still three to six weeks behind on deliveries of sheets.

Hemlock continues to move freely in the country districts outside of New York City, at a base price of $22 per thousand for New York City delivery. Buyers in the New Jersey and Hudson River territory and throughout Pennsylvania are absorbing practically the full output of the mills.

The agitation for a uniform freight classification to govern shipments in all territory of the United States and over all roads is meeting with approbation and support, not only from shippers who at first would appear to have the most vital interest, but also from railroad managers and claim agents.

The dry color market shows little change, and there is nothing of interest in the situation. Altogether, the trade shows a healthier tone, especially in greens and yellows, which have been in fair demand during the week, but other grades are featureless and business is of a routine character and confined to small lots. Prices generally are well maintained at the old figures.

The season of fall painting having started in in earnest there is a heavy call for both dry lead and lead in oil and, while there is no quotable change in prices, there is little obtainable below the outside figures. Zincs continue active along the old lines and business, while of good proportions, is confined to small lots. Prices are generally well maintained. A good demand for the foreign grades is reported.

The lumber yards here on Manhattan Island have passed through an exceptionally dull summer, though this applies with greater force to dealers in soft construction lumber than to the distributors of hardwoods, though there has been no particular life to the retail trade in hardwoods locally. Wholesale men, on the other hand, are meeting a very satisfactory demand at current prices for practically everything in the line of forest product.

The prices for which the standard grades of Portland cement are being quoted have not varied for a long period, but the general market has begun to show signs of weakness in sympathy with the times. Cement has been gracious to builders and contractors all the season, and this attitude, taken with the many new ways that have been discovered in which cement can be used, has made a demand for it this season much larger than what an equal expenditure for building construction would have represented in cement output at any previous era.

Business in copper products is only to cover current demand, because of the uncertainty as to future values. The state of the market is reflected by the following quotations selected from the Iron Age, which are maintained by base prices:

Sheet copper, 24 cents per pound base; on sheet brass there are changed schedules that are said to be equal to about 10 per cent. discount from list; seamless copper tubes, 26 cents per pound, base; seamless brass tubes, 22 cents per pound, base; bare copper wire, 20¼ cents per pound car lots at mill; brass rods, 18¾ cents per pound, base; brazed brass tubing, 25¼ cents per pound, base; tobin bronze, 26 cents per pound, base; tobin bronze rods, 26 cents per pound, base; copper rivets and burrs, 45 and 2½ per cent. discount; yellow metal sheathing, 18 cents per pound, base, and yellow metal rods 19 cents per pound, base.

Hudson River brick prices have taken a decided upward turn since last report, under a brisk buying movement which has taken up the surplus of the previous week and invited further heavy shipments. Material dealers believe that this advance is a prophecy of a permanent change for the better, for the whole list of building materials, and a sign that building funds are a little easier to obtain. For several weeks the requirement for common brick has been large, though the price level continued low until this present rally, owing to previous excess shipments. But it is not thought that the improvement in the market will cause any considerable change in the plans of the manufacturers, many of whom have counted on closing down next week.

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 47 | 30 |
| Estimated cost of new buildings.. | $779,094 | $1,731,450 |
| Total estimated cost of alterations for Manhattan and the Bronx.. | $93,420 | $177,675 |

### New York Architect to Plan Hammerstein's Philadelphia Theatre.

Wm. H. McElfatrick, of 1402 Broadway, Manhattan, has been appointed to prepare plans for the new opera house which Oscar Hammerstein is to build at the southwest corner of Broad and Poplar st, Philadelphia. The dimensions of the plot are 240x160 ft., and it is considered an admirable site for a large theatre or opera house, having a frontage on three streets, being one square south of Girard av and the Hotel Majestic. Att the office of the architect on Tuesday it was learned that the plans would not be ready for figuring for some weeks yet. Mr. Hammerstein is also contemplating the erection of an opera house in Chicago, to cost nearly $1,000,000. A site on the south side of Michigan av, near 12th st, as a suitable location, is under consideration, but it is not thought probable that this project will be undertaken, until the final completion of the Philadelphia structure. McElfatrick & Son have designed as many as seventeen playhouses in Manhattan, ten in Brooklyn, and scores in other cities and countries.

### New Business Structure Opposite the Waldorf.

34TH ST.—Benj. W. Levitan, No. 20 West 31st st, will make plans for the erection of a fireproof iron front 6-sty business building to be built at No. 11 West 34th st, adjoining the new McCreery store and Riker's drug store, opposite the Waldorf-Astoria. In 34th st the structure will have a frontage of 25 ft., running back 126 ft. in depth, and also a 12-ft. strip through the block to 35th st. All deliveries to the building will be through the 35th st entrance. The total estimated cost of the building is placed at $400,000. No building contracts have yet been awarded or figures taken. Mr. Robert Smith, of R. Smith & Co., ladies' outfitters, of No. 52 West 14th st, is the owner, and will occupy the premises, establishing a high class millinery store, to include ladies' and children's outfits. Work will be pushed as soon as plans are complete.

### University Place Alteration.

UNIVERSITY PLACE.—David M. Ach, No. 1 Madison av, is architect for large improvements to be made to the old Maillard Building southwest corner of University pl and 14th st, purchased this week by Mr. J. L. Post (cloaks and furs), No. 76 East 14th st. The structure covers a plot 34.3x103 ft., is six stories in height, and it will be renovated for Mr. Post's own occupancy. The interior alteration will be elaborate and no money will be spared to make this one of the finest mercantile cloak and fur establishments in the city. The Richard L. Walsh Co., 100 William st, has the contract for remodeling the exterior, and no other contract has yet been given out.

### Pollard & Steinam Plan Another $500,000 Apartment House.

57TH ST.—Messrs. Pollard & Steinam, No. 234 5th av, are completing plans and specifications for the construction of another handsome 12-sty high-class elevator apartment house, to be erected at No. 136 West 57th st by a corporation of which P. McL. Merrill, 259 5th av, is secretary. The cost will be in the neighborhood of half a million dollars. The same owners and architects have already completed plans, and Wm. J. Taylor, 5-7 East 42d st, has the general contract for a similar building at No. 130 West 57th st, to cost another $500,000. (See also issue July 27, 1907.)

### Contract for Second National Bank.

5TH AV.—The George A. Fuller Company this week received the general contract to construct the new 5-sty bank and office structure which the Second National Bank (now at 5th av and 23d st) is about to build at the northwest corner of 5th av and 28th st, on a plot 38x100 ft. For the site the bank is said to have paid the Charles M. Goodridge estate in the neighborhood of $1,000,000. Messrs. McKim, Mead & White, 160 5th av, are the architects. (See also issues Aug. 3, Sept. 21, 1907.)

### Office and Loft Building for Second Avenue.

2D AV.—Operations will be started immediately for the erection of a fireproof high-class office and loft building, to cover a plot 22x100 ft., at No. 43 2d av, for which Architect Frederick Ebeling, 420 East 9th st, is now preparing plans. The structure will be seven stories in height, and will contain elevator

# INTERIOR FINISHES

Much has been written within the past few months concerning the structural and economic merits of System M.

Architects and engineers are about convinced that this most modern system of fireproof construction is eminently reliable, speedy of erection and wins in every competition where price is considered. Yet it is only those who have actually used it or seen a finished building of this type who know the character of the finished work.



The floor finishes are the same as those installed with other types of fireproof floor arches, but the ceilings and beam soffits are widely different.

Stone concrete being used instead of cinders, the natural finish is much smoother, and for warehouses and buildings of that class no plaster is required. But, when plaster finish is desired, a coat is saved and beautiful results can be attained by a finish coat only.

The illustration shows a building of the latter class.

But for finer interiors, such as stores and office buildings, a plaster finish is expected. With this system beautiful results are being attained with a finish coat only.

The cut shows a building of this type—a plain loft building. Ornamental mouldings are frequently run in the panels and the columns bracketed with plaster consoles—giving a very decorative effect.

An interesting pamphlet has just been issued, giving full information concerning System M (patents pending), and will be mailed on application to

## THE STANDARD CONCRETE-STEEL COMPANY

REINFORCED CONCRETE ENGINEERS AND CONTRACTORS

413-17 EAST 31st STREET NEW YORK


service, steam heat and power plant, with an iron front. The time for occupancy will be about February 1, 1908. Lewis Minsky & Sons, No. 56 2d av, the owners, are now receiving figures on the general contract.

**Particulars of Broadway and 34th Street Corner.**

BROADWAY.—Mr. Robert Smith, of R. Smith & Co., No. 52 West 14th st, informed the Record and Guide on Thursday that he will make early improvements to the 5-sty and basement office and store building at the northwest corner of Broadway and 34th st, adjoining R. H. Macy & Co.'s store, which covers a plot 31.10x50.6 ft. Mr. Smith states that he contemplates erecting five or six more floors, doubling the present size of the building. Plans are now being prepared, but the architect's name is for the present withheld.

**Apartments, Flats and Tenements.**

41ST ST.—Hugh Keneg, 326 West 107th st, will erect a 6-sty flat building at Nos. 451-452 West 41st st, to cost $30,000. Bernstein & Bernstein, 24 East 23d st, are the architects.

BROADWAY.—Daily & Carlson, 694 East 136th st, will erect a 6-sty flat building on Broadway, southwest corner 133d st, same to cost $125,000. Neville & Bagge, 217 West 125th st, are the architects.

CENTRAL AV, BROOKLYN.—Shampan & Shampan, 772 Broadway, Brooklyn, have nearly completed plans for ten 4-sty flat buildings, on Central av, Brooklyn, for H. S. Wilson, 60 Graham av. Bids will be received by owner until Oct. 7. The estimated cost is about $200,000.

DELANCEY ST.—Jacob H. Amsler, 1058 Jackson av, is preparing plans for a 6-sty flat building for Susswein & Herrmann, 425 East 105th st, to be erected on the southeast corner of Delancey and Mott sts, to cost $40,000. The same architect has already made plans for the improvement of the northeast corner, immediately opposite, for the same owners.

**Alterations.**

31ST ST.—Samuel Gross, 325 East 84th st, will make plans for $5,000 worth of changes to Nos. 310-312 East 31st st for A. Schlesinger, 7 Stanton st.

CANAL ST.—Bernstein & Bernstein, 24 East 23d st, will plan for alterations to No. 178 Canal and 82 Mott sts for Mrs. F. Goldberg, 57 East 96th st.

MADISON ST.—Improvements will be made by Andrew M. Campbell, 280 Broadway, to No. 99 Madison st. F. E. Ryall, 23 Park row, is making plans.

52D ST.—Onderdonk estate, 108 East 52d st, will make extensive improvements to No. 108 East 52d st, for which Schwartz & Gross, 35 West 21st st, are planning.

2D AV.—James J. F. Gavigan, 1123 Broadway, is preparing plans for extensive alterations to No. 729 2d av for Catherine Looram, 135 East 79th st, to cost about $5,000.

AV C.—Plans for $20,000 worth of alterations are being drawn by Alex Brooiner, 20 East 42d st, for improvements to No. 85 Av C, 197 1st av, 331-337 East 12th st and 652 East 6th st, owned by George E. Folsom, 13 Astor pl.

**Miscellaneous.**

Messrs. Howells & Stokes, 100 William st, Manhattan, have plans ready for a $75,000 church building for the First Congregational Church, Danbury, Conn.

Estimates are being received by Messrs. Hale & Rogers, 11 East 24th st, Manhattan, for the 2-sty fireproof school, 127x147 ft., to be erected at Plainfield, N. J., to cost about $100,000.

44TH ST.—Chas. W. Romeyn, 55 Broadway, has plans under way for the new 7-sty stable building which the Westcott Express Company, Madison av and 46th st, is soon to erect at No. 226 East 44th st.

The Corn Products & Refining Mfg. Co., 26 Broadway, Manhattan, is about to build at Summit, Ill., the largest glucose plant in the world, to cost about $5,000,000. The plant, for which preliminary plans have been prepared, will include about thirty buildings.

**Estimates Receivable.**

63D ST.—No contracts have yet been let for the 5-sty storage and stable, 25x94.5 ft., which Frederick J. Schillinger, 1071 3d av, is about to erect at 206 East 63d st, to cost $20,000. The material will be of brick laid up in Flemish bond, tile coping, slag roof, and one building will be cleared. Fred Hammond, 943 Washington av, is architect.

**Contracts Awarded.**

Hoggson Bros., 7 East 44th st, Manhattan, have obtained the general contract to erect a 4-sty bank and office building for the City National Bank, of Corpus Christi, Tex., to cost $50,000.

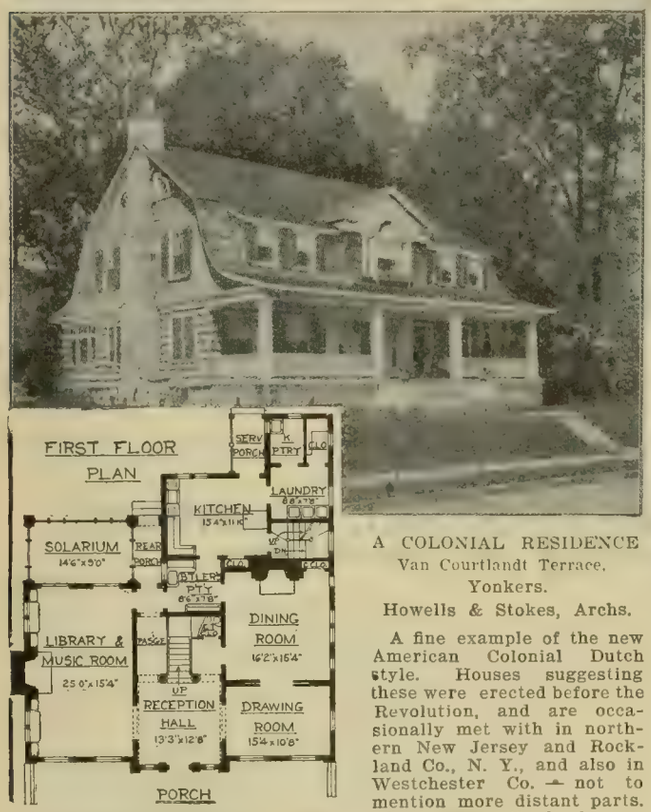
The McClintic-Marshall Construction Co. has received the contract for 2,500 tons of steel for the suburban station and baggage subway at Depew pl, Grand Central station, for the New York Central.

MADISON AV.—The Norman Fireproofing Construction Co., 412 East 125th st, has received the contract for improvements to the 5-sty residence of Ruth Mayes Heinze, 220 Madison av, from plans by Robert T. Lyons, 31 Union sq.

71ST St.—Contracts have been awarded to Edward Morrison, 244 West 29th st, for mason work, and to W. Moore, Kingsland av, Brooklyn, carpentry, for improvements to the 4-sty residence of Heinrich Conreid, No. 65 West 71st st, from plans by Henry G. Wynn, 312 Madison av.

Warren E. Green, 1133 Broadway, Manhattan, has obtained the general contract to erect a 3-sty brick office building, to cover a plot 50x100 ft., at Main and Lotus sts, Flushing, Long Island, estimated to cost $50,000. J. Howard Lever, M. D., is the owner, and W. W. Knowles, 1133 Broadway, the architect.

10TH AV.—James S. Maher, 1267 Broadway, has completed plans and will have the general contract to build the 5-sty brick stable at 136-138 10th av, for John J. Gillen, of Thompson av and West st, same to cost about $35,000. Building will be 44.8x95 ft., tar and gravel roof, and two buildings will be demolished. Estimates on sub-contracts are wanted.




A COLONIAL RESIDENCE
Van Courtlandt Terrace.
Yonkers.
Howells & Stokes, Archs.

A fine example of the new American Colonial Dutch style. Houses suggesting these were erected before the Revolution, and are occasionally met with in northern New Jersey and Rockland Co., N. Y., and also in Westchester Co. — not to mention more distant parts. This picture will appeal strongly to ideas grown tired of some kinds of modern imitations.

TREMONT AV.—General contract has been awarded to the Aitken Construction Co., Tiebout av and 187th st, for the 6-sty bank, 57x100 ft., for the Bronx Safe Deposit Co., to be erected at the northwest corner of Tremont and Park avs, Bronx, to cost about $100,000. Chas. H. Schumann, 280 Broadway, is architect.

GRAND ST.—The Mutual Alliance Trust Co., 66 Beaver st, owner, and John A. Hamilton, 32 Broadway, architect, have awarded to Alfred J. Melvin, 945 6th av, the carpenter contract for the new branch building to be erected at the northwest corner of Grand and Forsyth sts, to cost about $60,000. Messrs. Fountain & Choate, 110 East 23d st, have the mason work.

MAIDEN LANE.—John Hankin & Bro., 550 West 25th st, have received the steam heating and plumbing work, on the 20-sty office building which Edward Holbrook, 6 East 52d st, is erecting at 15-17-19 Maiden Lane, running through to 18-20-22 John st, to cost $750,000. Andrew J. Robinson Co. is general contractor, and Messrs. Clinton & Russell, 32 Nassau st, architects.

### Bids Opened.

Bids were opened by the Board of Education, Monday, Sept. 23: (No. 1) For gymnasium apparatus for P. S. 3, 4, 10, 69, 121, 135, 158, 172, Manhattan. A. G. Spalding & Bros., $4,621 (low bid). Other bidders were: Schoverling, Daly & Gales, Narragansett Machine Co. (No. 2) For installing heating and ventilating apparatus in new P. S. 91, Manhattan. Blake & Williams, $50,983 (low bid). Other bidders were: Frank Dobson Co., Inc., E. Rutzler Co., A. G. Suter & Co., William J. Olvany, James Curran Mfg. Co. (No. 3) For installing electric equipment in P. S. 98, Manhattan. T. Frederick Jackson, Inc., $10,573 (low bid). Other bidders were: Griffin & Co., Commercial Construction Co., E. J. Duggan. (No. 4) For constructing a fire escape at P. S. 43, Queens. Eagle Iron Works, $2,084 (low bid)., Other bidders were: Abram L. Kaplan, Edward Stapleton, Joseph Ohlhausen, James MacArthur, Charles Wille. (No. 5) For installing electric equipment in new P. S. 89, Queens. L. F. Benn, $11,240 (low bid). Other bidders were: Griffin & Co., Peet & Powers, E. J. Duggan, Commercial Construction Co., T. Frederick Jackson, Inc. (No. 6) For the general construction of a grandstand to be placed on the athletic field, Queens. Lawrence J. Rice, $31,475 (low bid). Other bidders were: William Werner, J. & L. Moreland Co. (No. 7) For the general construction of a sewage disposal plant for the buildings of the Parental School, Queens. New York Sewage Disposal Co., $30,111 (low bid). Other bidders were: James MacArthur, McHarg-Barton Co., Henry J. Mullen, Peace Bros. (No 8) For completing and finishing the heating and ventilating apparatus in P. S. 109, Brooklyn, abandoned contract of Rossman & Bracken Co. The W. R. Bracken Co., $18,500 (low bid). Other bidders were: William J. Olvany, Blake & Williams, Frank Dobson Co., Inc., Hopkins-Jordan Co., Gillis & Geoghegan. (No. 9) For completing and finishing heating and ventilating apparatus in P. S. 151, Brooklyn, abandoned contract of Rossman & Bracken Co. Gillis & Geoghegan, $5,675 (low bid). Other bidders were: Hopkins-Jordan Co., Frank Dobson Co., Inc., William J. Olvany. (No. 10) For installing electric equipment in P. S. 140, Brooklyn. Peet & Powers, $4,560 (low bid). Other bidders were: L. F. Benn, Griffin & Co., Commercial Construction Co., LeBaron B. Johnson, E. J. Duggan, T. Frederick Jackson, Inc. (No. 11) For installing electric equipment in P. S. 28, Richmond. Cowden & DeYoung, $1,723 (low bid).

### Plans Wanted in Competition.

Plans and specifications will be received by the Board of County Commissioners, La Moura, N. Dak., up to Oct. 9, for a court-house, to cost between $60,000 and $100,000. Address E. W. Field.

It is probable that the Board of Supervisors at Schenectady, N. Y., will open a competition of architects for the new county building which they are considering.

## BUILDING NOTES

Patrick F. Tracey, woodworker, of 511 West 30th st, has filed a petition in bankruptcy, with liabilities of $3,212, and assets of $2,506.

Messrs. Schwartz & Gross and B. N. Marcus, associate architects, No. 35 West 21st st, will remove to larger offices, No. 347 5th av, on Saturday, Sept. 28. Their new telephone numbers will be 164-165 Madison.

Bids for the construction of the new bridge which is to connect Manhattan with the Bronx, at Madison av and Harlem River, will be opened by Bridge Commissioner Stevenson on Thursday, October 3. It is estimated that the structure proposed will cost more than $600,000.

Crosby & Beckley Company, large hardwood wholesalers, at New Haven, Conn., who have been maintaining a New York sales office at 1 Madison av, under charge of Mr. R. L. Walkley, have given up the latter and will hereafter cater to the trade in this section through the New Haven office.

In Wants and Offers it will be noticed that an architectural draughtsman seeks a position with a Manhattan or Brooklyn architect, and that an opening presents itself to a first-class real estate man to manage and take charge of a New York office to be opened by a large out-of-town real estate firm.

The National Founders' Association convention for 1907 will be held at the Hotel Astor, which has been the meeting place for two years. The Administrative Council will meet on Monday and Tuesday, Nov. 11 and 12, and the convention sessions will be held Nov. 13 and 14. On Wednesday evening, Nov. 13, the annual banquet will be held.

Consulting Engineer D. C. Newman Collins, of 29 Broadway, Manhattan, has issued a bulletin which will be found of considerable interest and beneficial to parties contemplating the erection of manufacturing buildings, warehouses, mills. It is a treatise going into detail relative to various kinds of structures, classes of materials and methods employed in erection.

Owners are now giving as much attention to designing and fitting the kitchens in their new houses as they do to the sanitary bathroom. In the case of the bathroom it is only necessary to maintain certain standards, but the kitchen still requires particular study. Anyway, owners are beginning to feel that it should be made quite as sanitary and handsome as the bathroom.

A danger that owners and builders must guard against more than ever is the thief. In the case of the ordinary lock it does not make any difference to a thief whether doors are locked or not. Window catches are also easy for him to turn noiselessly if they are not especially made to keep him out. Every door should be fitted with a bolt, a key guard, or at least with an extra lock.

It is expected that by Sept. 1, 1908, the new Lotos clubhouse, now in course of erection in West 57th st, will be ready to open. It is thought probable that the clubmen will have to vacate their present building (recently sold) at 5th av and

46th st, by the first of February next. As announced in the Record and Guide of Sept. 7th last, Marc Eidlitz & Son have the general contract for the new building.

On Thursday of this week $9,876,850 worth of corporate stock was ordered to be issued by the Board of Education for construction of new schools and additions to school buildings in the various boroughs. Classrooms to be provided by the money required and the amounts apportioned to each borough are as follows: Manhattan, 220 classrooms, cost $1,465,000; the Bronx, 186 classrooms, cost $1,209,000; Brooklyn, 336 rooms, cost $2,247,000; Queens, 200 rooms, cost $1,300,000; Richmond, 28 rooms, cost $182,000. The remainder of the fund will be expended in smaller amounts.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Broome st, No 101, concrete and frame coal bunkers, 25x88; cost, $1,500; Barnet Fishman, 101 Broome st; ar't, and b'r, George Haiss, 141st st and Rider av.—685.

Cherry st, Nos 129 to 135, two 6-sty brk and stone tenements, 37.6x98; total cost, $30,000; M A Rofrano, 34 Roosevelt st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—689.

Houston st, No 334 E, 1-sty brk outhouse, 8.6x6.4; cost, $300; Maurice Kann, 329 East Houston st; ar't, Henry Feiser, 150 Nassau st.—688.

Hester st, No 55, 7-sty brk and stone store and loft bldg, 22x79.3, slag roof; cost, $15,000; Ruben Satenstein,, 841 E 138th st; ar't, Herman Horenburger, 122 Bowery.—690.

James st, No 66, 1-sty brk and stone outhouse, 6.8x10.11; cost, $500; J Conomico, 64 Mulberry st; ar't, O Reissmann, 30 1st st.—692.

Pell st, No 23, 1-sty brk outhouse, 7x13.4; cost, $800; Samuel Weeks, 283 Elizabeth st; ar't, O Reissmann, 30 1st st.—686.

Washington pl, No 133, two 1-sty brk and stone outhouses, 6x4; total cost, $250; Henrietta Kidd, 2554 Hoffman st; ar't, M Baron, 147 West Broadway.—681.

3d st, No 384 E, 1-sty brk outhouse, 6.8x6.4; cost, $750; Jacob Davis, 361 Fulton st, Brooklyn; ar't, Max Muller, 115 Nassau st.—691.

1st av, Nos 139-141, two 1-sty brk and stone outhouses, 13.8x6.4; total cost, $1,000; Mrs Marie Fullar, 139 1st av; ar't, Henry Regelmann, 30 1st st.—679.

10th av, Nos 136 and 138, 5-sty brk and stone stable, 44.8x95, tar and gravel roof; cost, $35,000; John J Gillen, Thompson av and West st; ar't, J S Maher, 1267 Broadway.—680.

#### BETWEEN 14TH AND 59TH STREETS.

5th av, s w cor 51st st, 12-sty brk and stone store and apartment building, 36.1x121, tile roof; cost, $250,000; T R A Hall, 39 E 42d st, lessee and owner of building; ow'r of land, Columbia University; ar't, Alex M Welch, 11 E 42d st.—684.

#### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

60th st, railroad yard, 200 w West End av, 1-sty brk outhouse, 6x9; cost, $150; N Y Central & Hudson River R R Co, Park av and 42d st; ar't, D R Collin, 335 Madison av.—683.

86th st, s s, 199 e Columbus av, two 5-sty brk and stone dwellings, 25x64; total cost, $90,000; Central Building Improvement & Investment Co, 149 Church st; ar't, ,Henri Fouchaux, 105 Hudson st.—678.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

63d st, No 206 E, 5-sty brk and stone storage and stable, 25x94.5 and 100.5, slag roof; cost, $20,000; Frederick J Schillinger, 1071 3d av; ar't, Fred Hammond, 943 Washington av.—682.

#### NORTH OF 125TH STREET.

149th st, s s, 198 w Lenox av, 1-sty concrete and steel car storage and inspection building, 60.3x96, gravel roof; cost, $12,000; Interborough R T Co, 13-21 Park row; ar't, Geo H Pegram, 13 Park row.—687.

### BOROUGH OF THE BRONX.

Beech terrace, n s, 100 w Beekman av, 2-sty brk stable, 30x20; cost, $2,000; Chas Wagner, on premises; ar't, John P Boyland, 396 Broadway.—927.

Freeman st, s e cor Hoe av, 5-sty brk stores and tenement, 50x90; cost, $25,000; Jas C Gaffney, 1137 E 167th st, ow'r and ar't.—917.

Freeman st, s e cor Vyse av, 1-sty frame store,27.3½x54 and 65.10½ cost, $2,000; John and Martha Graham, 954 Freeman st; ar't, Harry T Howell, 3d av and 149th st.—931.

152d st, s s, 169.5 e Park av, rear, 1-sty frame shed, 50x47; cost, $500; John La Spina, 108th st and East River; ar'ts, Moore & Landsiedel, 148th st and 3d av.—913.

152d st, s s, 144.5 e Park av, 1-sty brk stable, 25x118.5; cost, $8,000; John La Spina, 108th st and East River; ar'ts, Moore & Landsiedel, 148th st and 3d av.—912.

178th st, n e cor Lafontaine av, 3-sty brk church and parsonage, 45 x87; cost, $42,000; St Pauls Evangelical Lutheran Church, Karl Kretzmann, 2115 Arthur av, pastor; ar't, B Ebeling, West Farms road.—918.

181st st, n w cor Clinton av, 4-sty brk tenement, 26.9x89.9; cost, $25,000; Harry Feller, 3743 3d av; ar't, Chas Schaifer Jr, 1 Madison av.—930.

182d st, n s, 25.6 w Hughes av, 4-sty brk store and tenement, 32.6 x66 and 73.5; cost, $10,500; Marie Krabo, 2238 Hughes av; ar't, Chas Schaefer, 1 Madison av.—932.

183d st, n w cor Beaumont av, four 2-sty frame stores and dwellings, 16.8x47 each; total cost, $12,000; Emil Ginsburger, 130 Fulton st; ow'r and ar't.—914.

223d st, s s, 305 e Barnes av, 1½-sty frame dwelling, peak shingle roof, 21x25; cost, $1,200; Stanley A Nowsky, 225th st and Barnes av; ar't, J Melville Lawrence, 239th st and White Plains av.—926.

Av C, e s, 29 s 3d st, 2-sty frame dwelling, 21x50; cost, $4,000; Wm H Brady, 416 W 43d st; ar't, Otto C Krauss, Westchester av and Av C.——920.

Bryant av, e s, 105 s Jennings st, 3-sty brk tenement, 20x55; cost, $9,000; Isaac Schwartz, 155 E 4th st; ar't, J J Vreeland, 2019 Jerome av.—922.

Balcom av, e s, 250 n Latting st, five 2-sty frame dwellings, 20x45 each; total cost, $22,500; Jos Diamond, Berrian av and 177th st; ar't, B Ebeling, West Farms road.—921.

Barnes av, w s, 380 n Barnett pl, 1½-sty frame stable, 19x16; cost, $300; Rose Laguidara, 107th st and 3d av; ar't, T J Kelly, Morris Park av.—916.

Clay av, n w cor 169th st, two 3-sty frame dwellings, one 25x60 and 80, one 25x50; total cost, $18,000; Thornton Bros Co, 1320 Clay av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—923.

McLean av, s w cor Webster av, 1½-sty frame stable, 33x14; cost, $1,200; Tom Crukella, on premises; ar't, J Melville Lawrence, 239th st and White Plains road.—925.

Nelson av, w s, 100 n Boscobel av, 2-sty frame shop, 20x40; cost, $700; Herbert N Chute, 23 E 86th st, ow'r and ar't.—915.

Olinville av, w s, 50 s 216th st, 2-sty frame dwelling, 22x46; cost, $4,500; John Selfridge, White Plains av and 215th st; ar't, Albert Gerhards, 1450 Minford pl.—919.

Park av, e s, 100 n 182d st, 3-sty brk stable, 48x103; cost, $25,000; Bloomingdale Bros, 59th st and 3d av; ar'ts, Buchman & Fox, 11 E 59th st.—924.

Bronx Park Botanical Garden, 150 from Bronx Boulevard, 990 from Bleecker st, 1-sty brk boiler house, 67x46; cost, $25,648; City of New York; ar'ts, Brinby & Holbrook, 156 5th av.—928.

Bronx Park Botanical Garden, 150 from Bronx Boulevard and 440 from Bleecker st, 1-sty stone and glass greenhouse, 159.1x136.4; cost, $62,796; City of New York; ar'ts, Brinley & Holbrook, 156 5th av.—929.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Baxter st, No 91, toilets to 6-sty brk and stone tenement; cost, $150; M Guarivi, on premises; ar't, J A Rofrano, 34 Roosevelt st.—2552.

Delancey st, No 102, partitions, shaft, windows, to 5-sty brk and stone store and tenement; cost, $5,000; Rose Tillman, 102 Delancey st; ar't, H Horenburger, 122 Bowery.—2585.

Essex st, No 43, toilets, store fronts, vent shaft to 6-sty brk and stone tenement and store; cost, $3,000; Kittenplan & Rubinger, 5 Beekman st; ar't, L A Goldlstone, 110 W 34th st.—2562.

East st, w s, 70.4 s Rivington st, tank to 7-sty brk and stone factory; cost, $800; Morris Lipps, 51 East 97th st; ar'ts, The Rusling Co, 26 Cortlandt st.—2571.

Grand st, No 395, toilets, partitions, windows 1 to 3-sty brk and stone dwelling; cost, $3,000; S Marcus, 88 Attorney st; ar't, O Reissmann, 30 1st st.—2553.

Hester st, No 162, partitions, windows, toilets, to 4-sty brk and stone store and tenement; cost, $1,500; Alicia L Burke, 3474 Broadway; ar't, Chas M Straub, 122 Bowery.—2535.

Mulberry st, No 175, windows, partitions, tank, to 5-sty brk and stone store and tenement; cost, $3,000; Julian A L Diaz, 158 Grand st; ar't, Herman Horenburger, 122 Bowery.—2584.

Prince st, No 184, plumbing, partitions, show windows, toilets, to 4-sty brk and stone tenement; cost, $2,000; M Gruenstein, 230 Grand st; ar't, Edward A Meyers, 1 Union sq.—2576.

Pike st, No 18, partitions, windows, to 4-sty brk and stone tenement and store; cost, $100; Bessie Frank, 18 Pike st; ar't, H Horenburger, 122 Bowery.—2586.

Rivington st, No 113, partitions, windows, to 5-sty brk and stone store and tenement; cost, $1,000; Laura Maschke, 113 Rivington st; ar't, Henry Klein, 505 E 15th st.—2538.

Rector st s e cor West st, windows to 4-sty brk and stone hotel; cost, $35; Schermerhorn estate, 31 Liberty st; ar't, E Rossbach, 1947 Broadway.—2568.

Spring st, No 180, partitions to 4-sty brk and stone tenement; cost, $200; Wm Fitzpatrick, on premises; ar't, Adam E Fischer, 23 Park row.—2559.

Sheriff st, No 61, partitions, toilets, windows, to 5-sty brk and stone tenement; cost, $5,000; L Levy, 13 Catherine st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2540.

William st, No 184, 1-sty brk and stone rear extension, 24x24, plumbing, windows, floor beams, to 3-sty brk and stone printing house and store room; cost, $———; Henry M Austin, 40 Wall st; ar'ts, Schickel & Ditmars, 111 5th av.—2572.

4th st, No 128 E, tank, to 5-sty brk and stone store and tenement; cost, $250; John H Iden, 228 W 136th st; ar't, Wm Kurtzer, Spring st and Bowery.—2575.

6th st, No 719, windows, alter shaft to 5-sty brk tenement and stores; cost, $300; Israel Seider, 230 Rivington st; ar't, A J H Lenchtog, 279 E 3d st.—2541.

6th st, No 426 East, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $2,500; Chas Guntzer, 220 E 49th st; ar't, O Reissmann, 30 1st st.—2589.

23d st, n s, 50 e 11th av, erect sign to two 1 and 2-sty brk and stone stores and office building; cost, $225; M O'Dowd, 402 W 14th st.—2578.

26th st, No 158 E, baths, toilets, plumbing to 5-sty brk and stone tenement; cost, $1,500; Jos L Buttenwieser, 203 Broadway; ar't, L A Goldstone, 110 W 34th st.—2563.

34th st, n s, 225 w 8th av, build exit passage, alter stairways to 4-sty brk and stone opera house; cost, $1,500; Oscar Hammerstein, n w cor 7th av, and 42d st; ar't, Wm H McElfatrick, 1402 Broadway.—2547.

35th st, No 226 E, toilets, partitions, skylights to 4-sty brk and stone tenement; cost, $3,500; John L Keating, 236 E 35th st; ar't, Geo F Spelman, 54 Lenox av.—2558.

36th st, No 446 W, elevator shaft, piers, to 2-sty brk and stone stable and dwelling; cost, $800; Henry Bolter, 444 W 36th st; ar't, L A Goldstone, 110 W 34th st.—2577.

38th st, No 348 W, plumbing, windowts, toilets to two 4-sty brk and stone tenements; cost, $1,500; Margaret Lutz, 348 W 38th st; ar't, John H Knubel, 318 W 42d st.—2564.

41st st, Nos 228-230 West, show windows, to two 5-sty brk and stone tenements; cost, $750; S & A Manheimer, 212 E 60th st; ar't, John H Knubel, 318 W 42d st.—2565.

41st st, No 428 West, partitions, windows, toilets, fire escapes, skylights, to 4-sty brk and stone store and tenement; cost, $2,500; Eugene J Flood, 682 6th av; ar't, Erwin Rossbach, 1947 Broadway.—2560.

47th st, No 21 E, 1-sty brk and stone rear extension, 16.6x26, stairs, partitions, windows, to 3 and 4-sty brk and stone store and dwelling; cost, $5,000; Mrs E H McCormick, 35 East 30th st; ar't, Geo M McCabe, 96 5th av.—2574.

54th st, Nos 247-259 West, alter stair bulkhead, to 8-sty brk and stone club house and automobile storage; cost, $1,500; Automobile Club of America, on premises; ar't, Ernest Flagg, 35 Wall st. —2591.

57th st, No 543 W, toilets, alter fire escapes, partitions to 5-sty brk and stone tenement; cost, $1,500; Virginia Coyne, 50 Townsend av, Clifton, S I; ar't, Henry G Otto, 25 Jackson st, Tompkinsville, S I.—2544.

59th st, No 326 West, store front, windows, to 5-sty brk and stone tenement and stores; cost, $1,000; Salo Cohn, 402 Broadway; ar't, L A Goldstone, 110 W 34th st.—2569.

59th st, No 326 W, store fronts, windows, to 5-sty brk and stone stores and tenements; cost, $1,000; S Cohn, 402 Broadway; ar't, L A Goldstone, 110 W 34th st.—2580.

60th st, railroad yard, 110 w West End av, 1-sty frame rear extension, 9.2x4, to 1-sty frame switchmans shanty; cost, $150; N Y Central & Hudson River R R Co, Park av and 42d st; ar't, D R Collin, 335 Madison av.—2566.

60th st, railroad yard, 125 w West End av, 1-sty rear extension, 8.3x4, to 1-sty frame switchmans shanty; cost, $150; same as above.—2567.

68th st, Nos 401 and 403 E, partitions, windows, store fronts to 6-sty brk and stone tenement; cost, $1,500; F Schapiro, 56 W 127th st; ar't, O Reissmann, 30 1st st..—2554.

71st st, No 65 W, 2-sty brk and stone rear extension, 5.5x4.8, conservatory, shaft, to 4-sty brk and stone dwelling; cost, $1,200; Heinrich Conried, 65 W 71st st; ar't, Henry G Wynn, 312 Madison av.—2587.

72d st, No 127 West, partitions, windows, to 3-sty brk and stone dwelling; cost, $1,200; Chas W Dowd, M D, 127 W 72d st; ar'ts, Taylor & Levi, 24 E 23d st.—2536.

77th st, No 437 East, partitions, skylights, to 3-sty brk and stone loft and stable building; cost, $500; Joseph Stein, 128 E 83d st; ar't, Oscar Lowinson, 18-20 E 42d st.—2570.

81st st, No 180 W, store windows, to 5-sty brk and stone store and apartment building; cost, $250; Henry Steers, s e cor Amsterdam av and 81st st; ar'ts, Denby & Nute, 333 4th av.—2581.

83d st, No 401 E, partitions, windows, to 5-sty brk and stone tenement; cost, $200; Geo C Engle, 335 E 68th st; ar't, Chas Gens, Jr, 210 E 56th st.—2583.

86th st, No 47 W, fireproof elevator shaft to 4-sty brk and stone dwelling; cost, $1,500; Frederick Joseph, on premises; ar't, J Odell, Whitenack, 99 Vandam st.—2548.

118th st, No 156 East, toilets, partitions, to 5-sty brk and stone tenement; cost, $1,800; J Coffee, 63 E 95th st; ar't, O Reissmann, 30 1st st.—2590.

122d st, No 269 W, new windows, shaft to 4-sty brk and stone tenement; cost, $1,000; J S Breese, Southampton, L I; ar't, A E Nast, 147 4th av.—2549.

122d st, Nos 271 and 273 W, partitions, windows to two 4-sty brk and stone tenements; cost, $1,000; A E Breese, Southampton, L I; ar't, A E Nast, 147 4th av.—2550.

126th st, Nos 361-363 West, sinks, partitions, fire escapes, to two 5-sty brk and stone tenements; cost, $515; Edward E Porter, 35 Mt Morris Park West; ar't, Richard R Davis, 247 W 125th st.—2537.

Av A, No 54, partitions, windows, to two 4-sty brk and stone tenements; cost, $2,000; L Jacobs, 983 3d av; ar't, O Reissmann, 30 1st st.—2573.

Broadway, Nos 1580-1590, erect sign to 3-sty brk and stone office and store; cost, $250; Samuel Miers, 1590 Broadway.—2545.

Broadway, No 1563, partitions, show windows, to 2-sty brk and stone store and loft building; cost, $1,000; Shanley Bros, 1476 Broadway; ar't, John H Knubel, 318 W 42d st.—2588.

Columbus av, No 149, add 1-sty to rear to 9 and 8-sty brk and stone warehouse; cost, $5,000; Chas R Saul, 149 Columbus av; ar't, Fredk Jacobsen, 1204 Broadway.—2546.

Columbus av, Nos 146-148, partitions, windows, to two 4 and 5-sty brk and stone office and tenement buildings; cost, $500; ow'rs, Samuel H Martin, 150 Columbus av, owner of 148 Columbus av, and Morris Weinstein, owner of 146 Columbus av, World Bldg; ar'ts, Schwartz & Gross, 35 W 21st st.—2592.

Lenox av, Nos 124-128, erect sign to 2-sty brk and stone stores and office building; cost, $160; Rothchild Kallman, 124-126 Lenox av.—2579.

Madison av, No 220, elevator shaft to 5-sty brk and stone dwelling; cost, $2,500; Ruth Mayer Heinze, on premises; ar't, Robert T Lyons, 31 Union sq.—2555.

Park av, Nos 1951 and 1953, erect tank to 5-sty brk and stone factory; cost, $750; Rubber Clothing Co, 787 Broadway; ar't, and b'r, The Rusling Co, 26 Cortlandt st.—2542.

1st av, No 1695, partitions, toilets, windows, to two 5-sty brk and stone stores and tenements; cost, $5,000; Chas Hechler, 1695 1st av; ar'ts, Gross & Kleinberger, Bible House.—2582.

1st av, No 2211, partitions, windows, to 5-sty brk annd stone tenement; cost, $500; Camillo Ubriaco, on premises; ar't, John H Knubel, 318 W 42d st.—2543.

2d av, No 635, partitions, windows,, to 4-sty brk and stone tenement; cost, $1,200; Mrs Fannie Stern, 239 E 33d st; ar't, Thos W Lamb, 224 5th av.—2557.

2d av, No 1065, toilets, plumbing, partitions, to 4-sty brk and stone store and tenement; cost, $2,500; J J Hauft, 45 Jay st; ar't, Alfred L Kehoe, 206 Broadway.—2539.

3d av, s w cor 12th st, show winndows to 3-sty brk and stone hotel; cost $600; Theodore H Lentz, on premises; ar't, C Abbott French, 150 W 4th st; b'r, Chas Miller, 196 E 12th st.—2551.

5th av, No 2041, partitions, toilets, windows to 6-sty brk and stone store and tenement; cost, $600; Security Mortgage Co, 76 William st; ar't, Warren H Conover, 232 W 40th st.—2556.

7th av, w s, 20 s 48th st, erect sign, to 3-sty brk and stone store and dwelling; cost, $60; Mrs L Dugan, 718 7th av.—2593.

8th av, No 2218, store fronts to 5-sty brk and stone store and tenement; cost, $200; Edward Devine, 193 St Nicholas av; ar't, A J H Lenchtog, 297 E 3d st.—2561.

### BOROUGH OF THE BRONX.

152d st, s s, 194.5 e Park av, new side wall, new foundation, &c, to 2-sty and attic frame office; cost, $450; John La Spina, 108th st and East River; ar'ts, Moore & Landsiedel, 148th st and 3d av.—493.

161st st, No 696, 1-sty frame extension, 20x10, to 3-sty frame store and dwelling; cost, $400; Bernard Columbus, on premises; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—500.

161st st, n e cor Morris av, change from peak to flat roof 2-sty frame dwelling; cost, $200; Mrs Cavanah, on premises; ar't, Hugh A Graham, 1118 Washington av.—498.

Boscobel av, e s, 403 n Plimpton av, two 3-sty frame extensions, 24.3x21.6 and 530.5, and raise from foundation and build 1 story under 2-sty and attic frame store and dwelling; cost, $5,000; James McCabe, 460 W 49th st; ar'ts, Arthur Arctander Co, 523 Bergen av.—495.

Heath av, No 3058, new store front to 3-stv frame store and dwelling; cost, $150; Michael Paterno, on premises; ar't, John H Knubel, 318 W 42d st.—494.

Prospect av, w s, 135 n 180th st, move 2-sty frame dwelling; cost, $500; Antonio Galiain, 2078 Prospect av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—492.

Stebbins av, No 1146, 1-sty frame extension, 25x7, to 3-sty frame dwelling; cost, $25; A C Poellot, on premises, ow'r and ar't.—496.

Union av, n w cor 151st st, 1-sty frame extension, 25x40.6 and 40, to 3-sty frame cafe and dwelling; cost, $2,000; Paul Meyer, 2556 Broadway; ar't, B Ebeling, West Farms road.—497.

Woodycrest av, No 1246, new dumb waiter shaft built on outside of 3-sty brk dwelling; cost, $300; Jas J Spearing, on premises; ar't, Jas W Cole, 403 W 51st st.—499.

Van Nest R R Yard, 100 ft. n West Farms road and 300 e Unionport road, move 1-sty frame passenger station; cost, $500; N Y, N H & H R R Co, New Rochelle; ar't, A L Fowler, New Rochelle. —491.

# Construction News

(Continued)

### Kings County.

81ST ST.—Anto Saladino, 373 Hawthorne st, owner, Bennett & Ainsworth, 41st st and 13th av, architects, will erect on 81st st, n s, 340 w 10th av, six 2-sty brk dwellings, 21x52, gravel roof, two families; total cost, $42,000; also six 2-sty dwellings on 81st st, s s, 320 w 10th av, 21x52, gravel roof, two families; total cost, $42,000.

CORTELYOU ROAD.—On Cortelyou road, s s, 21.7 e East 14th st, eight 3-sty brk stores and dwellings will be erected; total cost, $44,000; owner, Abels, Gold Realty Co, 44 Court st; ar't, A. J. McManus, 44 Court st.

ROCKAWAY.—Rockaway av, e s, 100 s Dumont av, five 4-sty brk stores and dwellings, 20x75, seven families each; total cost, $50,000; Louis Rosenberg, 1931 Bergen st, is the owner.

35TH ST.—L. Danancher, 377 Rockaway av, is planning for ten 3-sty stores and flats on 35th st, n s, 100 w 4th av, six families each; total cost, $75,000; Becker & Cohen, 1610 Eastern Parkway, owner.

FULTON ST.—Wm. H. McElfatrick, 1402 Broadway, Manhattan, has completed plans for the improvement of Fulton st, n s, 85 w Nostrand av, with a 4-sty brk theatre, 76x149.9, gravel roof; cost, $175,000; Nathan Stern, 756 Flushing av, is owner.

75TH ST.—The property on the north side of 75th st, 110 ft. east of 5th av, recently purchased by the Schlickerman Realty Co., will be improved by the erection of two dwellings, plans for which have been prepared by C. A. Olsen, 122 66th st. There will be two apartments to each building. Cost, $10,000.

52D ST.—Estimates are being taken and work will be started soon on the apartment house to be built at 52d st and 8th av for Frost & Johnson. Architect H. Coleman, 5th av and 49th st.

### Queens County.

WATERMILL.—Gillespie & Carrel, 1123 Broadway, Manhattan, have completed plans for cottage and stable at Watermill, L. I., for H. P. Wallis to cost $10,000. Also for a cottage and stable at Watermill for Miss Ethel Moore to cost $10,000.

8th av, s w cor Woolsey av, Astoria; owner, Jos. H. Kraus, 124 Wilbur av, L. I. City; architect, C. W. Hewitt, one 2-sty frame store and tenement, 25x55; $5,000.

Belmont av, e s, 140 Kennington Terrace; owner, J. W. Murphy, Elmhurst Heights; architect, Jas. Geddes; one 2-sty frame dwelling, 22x45; $4,500.

High st and 3d av, College Point; owner, G. Deitz, 19th st near 6th av, College Point; architect, Arthur P. Fries; two 2-sty frame dwellings, 12x62; $5,000.

Warburton av, s w cor Storm st, Bayside; owner, J. Flannery, Bayside; architect, Fred. E. Hill; one frame dwelling, 34x26; stable, 20x39; $8,000.

3d st, w s, 300 s Montauk av, Bayside; owner, J. D. Morrow, Allenhurst, N. J.; architects, Stewart & McMunn, Bayside; one 2-sty frame dwelling, 34x45; $5,000.

Murray lane, e s, 99 n Mitchell av, Flushing; owner, T. Dragheim, Ditmars av, L. I. City; architect, A. E. Richardson; two 2-sty frame dwellings, 36x40; $7,000.

Manor av, n s, 40, 80, 120 n w cor Avondale st, s w cor of Ashland st, Woodhaven; owners and architects, Dickel Construction Co., Woodhaven; five 2-sty frame dwellings, 21x43; $16,000.

Dennington av, w s, 340 s Ferris st, Woodhaven; owners and architects, Gascoyn & Horsch, Woodhaven; one 2½-sty frame dwelling, 22x30; $3,000.

Palace Boulevard, n w cor Stewart av, Bayside; owner, J. C. McKnight, 347 5th av, N. Y. City; architect, George Hardway; one 2-sty frame dwelling, 30x40; $10,000.

Dennington av, w s, 340 and 300 s of Ferris st, Woodhaven; owners and architects, Gascoyn & Horsch, Woodhaven; two 2½-sty frame dwellings, 22x35; $6,000.

Hollywood av, e s, 412 s Willow av, Far Rockaway; owner, Wm. Burberry, Sr., Far Rockway; architect, Jos. H. Cornell; one 2½-sty frame dwelling, 32x53; $5,700.

Boulevard, n e cor Dodge av, Far Rockaway; owner, Max Golds, Hammells Station; architect, C. M. Straub; one 3-sty brk store and dwelling, 30x61; $30,000.

Cedar lane and Sunnyside av, Far Rockaway; owner, D. A. Weiller, 211 Waverly pl, N. Y. City; architects, Dehli & Howard; one 3-sty frame dwelling, 31x41; $6,000.

### Westchester County.

NEW ROCHELLE.—F. L. Hinckley will erect a house to cost $10,000.

MT. VERNON.—B. & J. P. Walther, 147 E. 125th st, Manhattan, are receiving estimates for two 2-sty dwellings, 38x65 ft., at 105 and 107 N. High st, Mt. Vernon, N. Y., for Sylvanius Webber, 211 N. High st, Mt. Vernon. Estimated cost, $10,000.

PELHAM MANOR.—Arthur G. C. Fletcher, 1133 Broadway, Manhattan, has completed plans for a 2½-sty residence, 30x50 ft., at Pelham Manor, N. Y., for Miss Reed.

SCARSDALE.—H. B. Upjohn, 96 5th av, Manhattan, has let carpenter contract to William Muller, White Plains, N. Y., for a 2½-sty frame residence, 25x46 ft., at Scarsdale, N. Y., for Mr. Van Horn, to cost $12,000.

SCARSDALE.—E. Nelson Ehrhart has sold for W. E. Lougee his residence, on plot 106x150, on Ridgeview av, in the Scarsdale estates property; also three plots, about an acre in area, on Scarsdale Hill, to a client who will build a residence on the property.

YONKERS.—Inspector Enos Knapp reports granting the following permits: Emil Lund, concrete house, 168 Gard av, Armour Villa Park; 2 stories; size, 28x36. John L. Pool, 2 frame houses in Lake av, near Park av, 2½ stories, 24x36. John Herd, frame flat at 49 Cornell av, 3 stories, 21x44.

HARMON.—A. N. Paddock, 20 East 42d st, Manhattan, is preparing plans for a residence at Harmon, N. Y., for E. M. Holland, to cost about $10,000.

### New York State.

SYRACUSE.—During the year Eugene J. Mack expects to improve 16 lots which he owns in West Kennedy st and Cortland av by the erection of a series of one-family houses and ground has been broken for the first. Each will cost about $5,000. The architect is Charles D. Wilsey.

SCHENECTADY.—Building Inspector Van Epps issued the following permits: Two family frame dwelling on lot No. 41 Swan st; George W. Jarrard, owner. Estimated cost, $4,000. Two-family frame house on lot No. 171 Bradt st; John A. Denny, owner. Estimated cost, $3,000.

ALBANY.—The Solomon Independent Ice Co. of New York, is planning to erect a large ice house in or near this city on the Hudson River. The office of the late Architect G. L. Heins will shortly advertise for test borings for the new educational building.—A western manufacturing concern is planning to erect a factory in Upper Rensselaer.—It is reported that a western knitting concern is looking over sites in this city and Troy with a view to erecting a factory building, which will employ 125 hands on the start.

TROY.—A large addition will be built to the Samaritan hospital. It is also the intention of the management to remodel the old building considerably.—George V. Place of Johnsonville will erect a dwelling house at the corner of Maple and Collins avs.—C. Miller will erect a building at the corner of Pawling av and Winter st.

SCHENECTADY.—H. and G. A. Fink have had plans drawn for a 3-sty brick building at the corner of Mott and Carrie sts, to cost $12,000. E. L. Davis is the architect and Bennett Taylor has the general contract.—Work has been commenced on a new church for the First United Presbyterian congregation at the corner of Mason st and Av A.

ITHACA.—Architects Gibb and Waltz are preparing plans for a new Y. M. C. A. building.

HAWTHORNE.—An amusement hall will be built in connection with Rosary Hill Home to cost $8,000.

WILLARD.—A new tuberculosis pavilion will be erected in connection with the State hospital for the insane.

AUBURN.—A new high school building will be erected, to cost $125,000.

HAWTHORNE.—The Jewish Protective and Aid Society will erect a 2-sty hospital building.

HAVERSTRAW.—Sealed proposals for construction, heating, plumbing, and electric work of an open air pavilion at New York State Hospital for Care of Crippled and Deformed Children, West Haverstraw, N. Y., will be received September 30 by Rt. Rev. H. C. Potter, president of the board of managers, at West Haverstraw, N. Y.

GENEVA.—Bids received Sept. 5 by L. P. Haviland, Chmn. Bldg. Comn., State Agricultural Experiment Station, Geneva, for erecting 3 staff residences and 2 cottages for the laborers at the said station have been rejected as being too high.

### New Jersey.

JERSEY CITY.—Rustin & Robbins of 24 Court st, Brooklyn, have sold for Chas. D. Tilling to a manufacturer of pneumatic tools a plot of land 150x200. The property is opposite the Marion station of the Pennsylvania Railroad and it will be improved with a two-sty brick factory covering the entire block front.

HOBOKEN.—Plans have been completed by Architect Edward M. Patterson for the erection of two double flats on the northwest corner of 15th st and Willow av, Hoboken, for Bridget Bigley of 14th st and Willow av. The cost of the buildings will be about $50,000.

KEARNY.—Plans have been completed by architects Rizzolo & Gonnelli of 800 Broad st, Newark, for the erection of a 3-sty single frame flat at 81 Pomeroy av, Kearny. The building will be owned and built by Russmanno & Pizzella, of 97 Boyden st, Newark.

JERSEY CITY.—Morris Cohen of West 13th st, Bayonne, will be the owner and builder of three flats on the east side of Arlington av, between Carteret av and the Newark and New York branch of the Central Railroad. Eugene Reilly, architect.

NEWARK.—About $8,500 is to be expended by Dr. Joseph S. Vinson for the erection of a private residence on the east side of South 10th st, near Clinton av. John F. Capen, architect.—A two-and-a-half story frame two-family dwelling is soon to be erected at 882 Highland av for C. B. Robertson from plans drawn by Robert Sellick. Estimated cost, $6,000.—Joseph M. Perrine, of Jamesburg, has filed plans at the office of the superintendent of buildings for a 12-room frame dwelling which he is to erect on Osborne terrace at a cost of about $7,500.—Robert Sellick has completed plans for a two-and-a-half-story two-family house of cement block construction, to be built at 87 Hedden terrace for Lina Corenflo. The house will be 28x57, and will contain fifteen rooms and two baths and will have all modern improvements, including vapor heat, tile baths and enameled fixtures. The estimated cost is $6,000.—Charles Knopf is drawing plans for a two-and-a-half-story frame dwelling which Paul Stockinger will build on Grove st, between Clinton and Springfield avs, at an estimated cost of about $4,800.

NEWARK.—Plans have been completed by Hyman Rosensohn, of 747 Broad st, for the erection of four double flats on Peshine av, which will be built for Harry Shoultz, or 223 Howard st. Estimated cost, $9,000 for each house.

EAST ORANGE.—Col. Charles A. Sterling, chairman, reports rejection of bids for two branch public libraries.

TRENTON.—The contract for building the addition to the post-office has been let by the United States Treasury Department to Connor Brothers of Lowell, Mass., for $93,226. Contracts for plumbing and heating will be let later. Congressman Ira W. Wood received word to this effect yesterday from Supervising Architect C. E. Kemper of the Treasury Department.

HACKENSACK.—A committee has been appointed to recommend a site for a new high school.

ASBURY PARK.—Plans and bids will be received by the public grounds commission, W. P. Sherman, secretary, until Oct. 9 for building jetties to protect and build up the beach.

NEWARK.—Architects Kitchell & O'Rourke are preparing plans for the 3-sty Lincoln public school building for the board of education. Estimated cost, $80,000.

PLAINFIELD.—Sealed proposals will be received by the board of education Sept. 30, for the erection of a primary school building. Plans can be seen at office of board and at office of Hale & Rogers, architects, 11 E. 24th st, Manhattan. F. T. Woodhull, sec'y.

LONG BRANCH.—St. James' Protestant Episcopal Church will erect a new edifice.—The Long Branch Lodge, B. P. O. Elks, has decided to invite bids for its new home on Broadway and Slocum pl for which plans have been prepared. The new structure will cost $18,000.

NEWARK.—Wm. E. Lehman has nearly completed plans for a 6-sty warehouse and store building for Goerke Co., to be erected at Newark, at a cost of $40,000.—Architect Nathan Myers, Metropolitan Bldg., is revising plans for a 4-sty commercial and manual training high school building, for the Board of Public Education, to cost $400,000.

MORRISTOWN.—Board of Directors of the Morris & Somerset Electric Co. will let contracts for the construction of the company's electric lighting plant immediately. The plant will cost about $200,000.

### Connecticut.

PINE ORCHARD.—Plans have been made by Brown & Von Beren, New Haven, for a summer residence at Pine Orchard, for W. W. McLean, 33 Howe st, New Haven.

WILLIMANTIC.—Trustees of the Connecticut Agricultural College have voted to award the contract for six buildings to the Lord & Burnham Co., New York City.

BRIDGEPORT.—Germania Singing Society has had plans drawn for an addition to its building. Matt Wieler, pres.

HARTFORD.—The plans and specifications for the heating in the new trade school in Deep River for the Xavierian Brothers are being prepared by the Hartford Steam Boiler Insurance & Inspection Co. of this city. J. J. Dwyer & J. J. McMahon are the architects of the building and Wm. F. O'Neil is the general contractor.

WATERBURY.—From plans drawn by Architect T. B. Peck, the contract has been awarded to the Macauley Construction Co. for additions and changes at the plant of the Plume & Atwood Mfg. Co. The addition will be three stories high, of brick, 62x50 ft., and the other one story high of brick 20x30 ft. A building 36x50 feet will be carried up an additional story. The contract for the mason work has been sublet to the George S. Chatfield Co.

BRIDGEPORT.—Architect Frederick A. Cooper will erect a 5-sty brk bachelor apartment house.

### Pennsylvania.

HARRISBURGH.—The state commission appointed to erect a hospital in the Panther Creek valley has selected a site and will have an architect prepare plans.

EASTON.—Architect A. A. Ritcher, Lebanon, Pa., is completing plans for a 7-sty bank building for the Northampton National Bank, at Easton to cost about $180,000. Bids will be received about Oct. 1.

PHILADELPHIA.—The Fraternal Order of Eagles, care of Chas. McGahey, will rebuild its club house, at 1334 Spring Garden st. Estimated cost, $50,000.

PITTSBURGH.—Work of constructing the steel frame office building for the Henry W. Oliver estate at Smithfield st and Oliver av is to be started soon. D. H. Burnham & Co., 9 Jackson Boule., Chicago, Ill., are taking bids on the structure, which is to be 25 stories high and cost $2,500,000.

WILKESBARRE.—Chas. Knapp, of Baltimore, Md., and others, are reported to have had plans prepared for a theatre which it is proposed erecting in Wilkesbarre, at a cost of about $200,000.

DANVILLE.—Estimates are being taken on the infirmary for female patients to be erected at Danville, Pa., for the Pennsylvania Hospital for the Insane, from plans by F. T. Reitmeyer, architect, Philadelphia, Pa.

SWARTHMORE.—A handsome new residence will be built at Swarthmore, Pa., for Professor A. H. Tomlinson, from plans by Bunting & Shrigley, Philadelphia, Pa.

PITTSBURGH.—F. C. Sauer, 804 Penn av, is preparing plans for a power plant, laundry building, bakery building, etc., for the Pittsburgh City Homes.

BEAVER FALLS.—The Union Drawn Steel Co. is having plans prepared for a brick and steel addition to steel mill to cost $100,000.

ALLEGHENY.—T. J. Schaub, W. Ohio st, has completed plans for a 1-sty brick garage, 65x85 ft. on N. Diamond st, for the Diamond Aut. Co., on premises.

BEAVER FALLS.—The Young Men's Christian Association is considering plans for a building to be erected in the spring. Cost about $35,000.

JEANNETTE.—F. E. Gatterdam, architect, 163 Randolph st, Chicago, is preparing plans for a brewery, bottling house, office and stable, at Jeannette, for the International Brewing Co. Cost, about $400,000.

DUQUESNE, PA.—The Duquesne Light Co. is arranging to issue $10,000,000 bonds for general improvements and equipment.

SCOTLAND.—A. A. Ritcher, Lebanon, Pa., has prepared plans for an auditorium at the Scotland Industrial School.

ROBESONIA.—George Sherman wants bids for a 3-sty hotel. Brick, stone trimmings, tin roof, open plumbing, tile work, plate glass, electric light fixtures. Estimated cost, $10,000.

PHILADELPHIA.—At a special taxpayers' election the proposition to bond this village for $20,000 to build a town hall was carried.

# THE REAL ESTATE FIELD.

## Review of the Week.

THE private sales market is beginning to give evidence of a revival, and while the volume of dealings continues small, a higher grade of property is changing hands, as in the case of the northwest corner of Broadway and 34th st, which commanded a price approaching $400,000. What is still further encouraging is that a few of the old-time operators are again in the market. Were it not for unfavorable currency conditions it is certain that normal trading in real estate would quickly be resumed. According to a prevailing opinion among real estate men the mortgage situation is improving, although brokers report that lenders are more inclined toward conservatism in loaning funds than during the corresponding period last year. It must not be inferred that this disposition to be ultra conservative is due to uncertainty with respect to present values, for this is not the case. It is more likely attributable to the growing desire of money lenders under present conditions to secure a quicker asset in that class of investment. In the building field, while the new undertakings are less numerous than was expected for the season, a large amount of work is being carried on, which is better distributed than was true during the summer. Everywhere it is believed that the ultimate effect of the summer's dulness cannot be otherwise than beneficial, for even though it may not result in further lowering the price of building materials it will by lessening the supply of buildings provide an opportunity for those who are carrying large propositions to dispose of them to advantage.

The total number of private sales reported for the week is 50, of which 12 were below 59th st, 15 above, and 23 in the Bronx.

Mr. Bryan L. Kennelly, as auctioneer, will sell on Wednesday, Oct. 16, 1907, at 12 o'clock noon, at the Exchange salesroom, 14-16 Vesey st, New York City, for the estate of Albert J. Adams, deceased, the following parcels: Nos. 54 West 31st st, 375 7th av, 1161 2d av, 43 Bowery, 539 and 541 8th av, 107 West 45th st, 407 West 35th st, 307 West 37th st, 208 and 210 West 30th st, Manhattan; also Nos. 19½ to 23 Borden av, Long Island City; 1138 Manhattan av, Brooklyn. Terms are liberal, titles are guaranteed by the Title Guarantee and Trust Co., and policies will be delivered to purchasers free of cost. See full page advertisement in this week's issue of the Record and Guide.

## THE AUCTION MARKET

There were many buyers in attendance at the auction offerings at the Vesey st salesroom this week, and the gatherings were somewhat larger than have been witnessed for some time. On Monday Joseph P. Day sold 440 and 442 11th av in foreclosure to Kneeland Moore on a bid of $36,400. The property consists of a 3-sty brick building, 49.4x100. There was due on judgment in this instance $15,745, subject to a mortgage of $18,000. On Tuesday Bryan L. Kennelly knocked down in foreclosure to the City Real Estate Co. a vacant plot, 150x95.9x150.3 x104.3, on the south side of 191st st, 100 ft. east of St. Nicholas av, for $18,267.

On Wednesday among six parcels offered by Mr. Day were several vacant properties on Intervale av. A plot on the north side of that thoroughfare, about 655 ft. east of 167th st, brought $6,586, the purchaser being Carl Eichhorst, and another lot 25x97 and irregular extending from Home st to Intervale av was struck off to Carl Bisberg for $3,358. On Thursday the only offering was that of James L. Wells, consisting of three 6-sty brick tenements at 315 to 323 West 69th st, which were purchased by the plaintiff, A. H. Murdock, on a bid of $106,750.

Among the important coming auctions is that of Bryan L. Kennelly, consisting of eleven parcels of the "Al" Adams estate, all of which are centrally located, the most prominent being in the new business section in close proximity to the Pennsylvania station. The sale will take place on October 16, at the Exchange salesroom, at which a large and representative gathering will most likely be present.

### Broadway Below Twenty-third Street.

There has been a very satisfactory demand for stores on Broadway below Twenty-third street and above Union Square. The corner of Twenty-first street will be occupied by the new firm, Bonwit, Harris & Company, and the firm will use the whole building. This is the property formerly occupied by Oppenheimer, Collins & Co. At Eighteenth street, John Forsyth has rented all the buildings on the north of his old store, No. 865, and he has a frontage of 185 feet on Broadway.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

**CONVEYANCES.**

| 1907. Sept. 20 to 26, inc. | | 1906. Sept. 21 to 27, inc. | |
|---|---|---|---|
| Total No. for Manhattan | 138 | Total No. for Manhattan | 171 |
| No. with consideration | 10 | No. with consideration | 14 |
| Amount involved | $867,625 | Amount involved | $3,515,050 |
| Number nominal | 128 | Number nominal | 157 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 9,792 | 16,997 |
| No. with consideration, Manhattan, Jan. 1 to date | 663 | 1,030 |
| Total Amt. Manhattan, Jan. 1 to date | $37,698,482 | $56,516,587 |

| 1907. Sept. 20 to 26, inc. | | 1906. Sept. 21 to 27, inc. | |
|---|---|---|---|
| Total No. for the Bronx | 98 | Total No. for The Bronx | 159 |
| No. with consideration | 3 | No. with consideration | 16 |
| Amount involved | $20,700 | Amount involved | $69,138 |
| Number nominal | 95 | Number nominal | 143 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 7,062 | 9,586 |
| Total Amt., The Bronx, Jan. 1 to date | $6,089,858 | $6,600,011 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **16,854** | **26,583** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$43,788,340** | **$63,116,598** |

**Assessed Value, Manhattan.**

| | 1907. Sept. 20 to 26, inc. | 1906. Sept. 21 to 27, inc. |
|---|---|---|
| Total No., with Consideration | 10 | 14 |
| Amount Involved | $867,625 | $3,515,050 |
| Assessed Value | $348,500 | $2,227,500 |
| Total No., Nominal | 128 | 157 |
| Assessed Value | $5,126,000 | $5,528,700 |
| Total No. with Consid., from Jan. 1st to date | 663 | 1,030 |
| Amount involved " " | $37,698,482 | $56,516,587 |
| Assessed value " " | $25,001,600 | $39,312,775 |
| Total No. Nominal " " | 9,128 | 15,967 |
| Assessed Value " " | $280,246,900 | $527,815,510 |

**MORTGAGES.**

| | 1907. Sept. 20 to 26, inc. Manhattan. | Bronx. | 1906. Sept. 21 to 27, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 146 | 195 | 202 | 125 |
| Amount involved | $2,366,788 | $753,885 | $10,682,540 | $809,480 |
| No. at 6% | 69 | 45 | 73 | 48 |
| Amount involved | $778,108 | $369,750 | $682,716 | $290,033 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 6 | 13 | 7 | 20 |
| Amount involved | $294,000 | $96,350 | $3,004,000 | $196,950 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 43 | 33 | 58 | 41 |
| Amount involved | $554,250 | $175,885 | $5,447,324 | $229,700 |
| No. at 4¾% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $56,000 | ..... |
| No. at 4½% | 5 | ..... | 21 | ..... |
| Amount involved | $306,380 | ..... | $549,500 | ..... |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 6 | ..... |
| Amount involved | ..... | ..... | $224,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 23 | 14 | 86 | 16 |
| Amount involved | $434,000 | $111,900 | $720,000 | $92,797 |
| No. above to Bank, Trust and Insurance Companies | 23 | 6 | 57 | 15 |
| Amount involved | $683,000 | $67,000 | $9,523,774 | $152,600 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,555 | 14,021 |
| Total Amt., Manhattan, Jan. 1 to date | $261,557,152 | $283,717,744 |
| Total No., The Bronx, Jan. 1 to date | 6,423 | 6,988 |
| Total Amt., The Bronx, Jan. 1 to date | $61,444,478 | $51,872,117 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **16,978** | **21,009** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$323,001,630** | **$335,589,921** |

PROJECTED BUILDINGS.

| | 1907. Sept. 21 to 27, inc. | 1906. Sept. 22 to 28, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 18 | 9 |
| The Bronx | 29 | 21 |
| Grand total | 47 | 30 |
| Total Amt. New Buildings: | | |
| Manhattan | $477,250 | $1,435,950 |
| The Bronx | 301,844 | 295,500 |
| Grand Total | $779,094 | $1,731,450 |
| Total Amt. Alterations: | | |
| Manhattan | $83,895 | $165,025 |
| The Bronx | 9,525 | 12,650 |
| Grand total | $93,420 | $177,675 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 820 | 1,437 |
| The Bronx, Jan 1 to date | 1,489 | 1,651 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,309** | **3,088** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $63,777,810 | $100,079,690 |
| The Bronx, Jan. 1 to date | 16,158,269 | 22,721,295 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$79,936,079** | **$122,800,985** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$13,750,044** | **$17,389,040** |

# BRYAN L. KENNELLY, *Auctioneer*

will sell at auction

# Wednesday, October 16, '07

at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vesey St., New York City.

# EXECUTORS' SALE

## Estate of ALBERT J. ADAMS, Dec'd,

**By order of Charles F. Bauerdorf and George Karsch, Esqs., Executors**

## 54 W. 31st St.

**NEAR BROADWAY.**

**One block from McAdoo Tunnel Terminal and near new Pennsylvania Railroad Station.**

The three-story and cellar brick Business Building, with two stores; size of lot 20x63.

## 1161 Second Av.

### 257 E. 61st Street, Northwest Corner.

**Directly opposite entrance to new Blackwell's Island Bridge to Long Island City.**

The four-story brick and brownstone Apartment, with store; size of lot 21.3x48.6.

## 539 & 541 8th Av.

### 301 W. 37th Street, Northwest Corner.

**Near new Pennsylvania Railroad Station.**

The new six-story and cellar pressed brick and stone Loft Building, with store; size of plot 28.0¾x100x49.4½x irregular.

## 307 W. 37th St.

**ADJOINING THE ABOVE.**

The six-story and basement brick Storage Warehouse; size of lot 25x98.9.

## Long Island City

### 19½ to 23 Borden Av. running through to South Side West 3d St.

**220 FEET EAST OF FRONT STREET.**

**Directly opposite Long Island Railroad and Pennsylvania Railroad Station.**

The one-story frame Buildings, with three stores; size of plot 44x180.

## 375 Seventh Av.

**Opposite new Pennsylvania Railroad Station.**

The three-story brick Building, with store; size of lot 21x75.

## 43 Bowery,

**NEAR BAYARD ST.**

The five-story brick Business Building, with store; size of lot 20.5x71.8½x20.4x69.10.

## 107 W. 45th St.

**NEAR SIXTH AVE.**

The three-story and basement brick and brownstone Dwelling, size of lot 20x100.5.

## 407 W. 35th St.

**Near Pennsylvania Railroad Station.**

The two-story frame store; size of lot 20x24.9.

## 208-210 W. 30th St.

**Within 200 feet of new Pennsylvania Railroad Station.**

The three-story and basement frame Tenement and four-story brick and frame Tenement with frame extension front, and two three-story and basement brick Tenements rear; size of plot 46x98.9.

## Borough of Brooklyn

### 1138 Manhattan Av., Southeast Corner Box St.

The three-story brick front and three-story frame rear Buildings with three stores; size of lot 25x100.

# TERMS LIBERAL.

**Titles guaranteed by the Title Guarantee and Trust Co. and policies delivered to purchasers free of cost.**

**Robert E. Deyo, Esq., Attorney for Executors, 111 Broadway**

Illustrated bookmaps, with photographs and full particulars, will be sent on request, or may be had at the offices of the attorneys or auctioneers, 156 Broadway, N. Y. City. Telephone 1547—Cort.

## BROOKLYN.

CONVEYANCES.

| | 1907. Sept. 19 to 25, inc. | 1906. Sept. 20 to 26, inc. |
|---|---|---|
| Total number | 501 | 593 |
| No. with consideration | 40 | 39 |
| Amount involved | $273,090 | $187,399 |
| Number nominal | 461 | 554 |
| **Total number of Conveyances, Jan. 1 to date** | **25,603** | **28,359** |
| **Total amount of Conveyances, Jan. 1 to date** | **$16,334,199** | **$21,929,156** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 457 | 609 |
| Amount involved | $1,488,770 | $2,308,045 |
| No. at 6% | 260 | 277 |
| Amount involved | $589,878 | $690,900 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 152 | 111 |
| Amount involved | $680,950 | $527,050 |
| No. at 5¼% | ..... | 1 |
| Amount involved | ..... | $4,000 |
| No. at 5% | 27 | 196 |
| Amount involved | $176,100 | $956,900 |
| No. at 4½% | 1 | 4 |
| Amount involved | $6,500 | $93,000 |
| No. at 4% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 17 | 20 |
| Amount involved | $35,842 | $36,195 |
| **Total number of Mortgages, Jan. 1 to date** | **26,424** | **28,902** |
| **Total amount of Mortgages, Jan. 1 to date** | **$115,265,073** | **$119,128,026** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 152 | 171 |
| Estimated cost | $884,370 | $1,383,945 |
| Total Amount of Alterations | $150,710 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,042** | **6,349** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$53,753,813** | **$48,287,887** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,273,419** | **$4,113,753** |

# French Real Estate Handling

By ROBERT P. SKINNER

MARSEILLE.—There are upwards of 8,000,000 separate freeholds in France, as compared with about 300,000 in Great Britain, a fact which in itself speaks volumes. A Frenchman will part with anything rather than land. When the United States Immigration Commission visited a certain spot near Marseille recently it was found impossible to ascertain "the average price of land" in that locality, because no transactions ever took place, other than by inheritance. In cities it is difficult for persons of modest means, like workingmen, to own real estate, for obvious reasons. Nevertheless, and especially in Marseille, where there is an excellent 2-cent-fare street-car service, outlying property is being taken up by families in modest circumstances.

In real estate transactions here buyer and seller each pay 1 per cent. to the agent when the act of sale is signed. Credit terms are rarely accorded to working people, owing to the uncertainty of their incomes, but the latter have easy recourse to a number of semi-philanthropic or mutal aid companies, whereby they obtain easy terms of payment. Deferred payments on the ordinary real estate operations bear 4 to 4½ or 5 per cent. interest, due semi-annually. Though sales are sometimes made upon which the agent realizes a certain proportion of the purchase price, this method of doing business is deemed irregular. The commission of 2 per cent. has been fixed by commercial usage dating back several centuries. Cash transactions in real estate are far more common in France than in America, owing to the prevalence of accumulations in cash, even among the least opulent classes, but there is nothing very novel to be learned here in respect to advertising or financing.

The Government itself, which fosters thrift by every means, encourages working people to abandon the wretched crowded habitations of the cities and to become householders, by loaning out the money of the savings banks ("caisses d'epargne"), not to the individual, but to societies patronized by the State. These societies effect the transactions with the individual. Thus the Societe des Habitations Salubres, 32 Rue Paradis, Marseille, advances money for the construction of cottages at the rate of 4½ per cent. As savings banks pay depositors 2¾ per cent. the margin is close.

There are also at work on somewhat parallel lines several French building and loan associations, which differ from American associations in that they usually operate over more or less the whole of France, as do the great French banks. The attempt is made by the moving spirits in these associations to expand their utility beyond mere public service as money-lending agencies. Thus, while affording liberal terms to the man of small means desiring to own a home, they have a subsidiary organization, the objects of which appear in the following programme:

Hygiene and salubrity.—House drainage; inspection of workingmen's dwellings; counsels to housewives as to cleanliness and hygiene, whether occupants of modern houses or crowded city tenements; alcoholism; tuberculosis; rewards to families who best observe the laws of public cleanliness and health.

Public works.—Examination of buildings from point of view of art and comfort; forming the taste of the people, who should be instructed as to the beautiful; creating wherever possible workingmen's gardens and endeavoring to increase family resources by enabling workingmen to raise a few vegetables; designation of new and useful building materials; cesspools; laundry work; study of domestic industries.

Social preservation.—Sosial needs of the working classes; homestead laws; diminution of criminality.

Thrift and economy.—Encouragement of saving; study of all economic questions; creation of funds for carrying on the work.

While depositors in these building associations are permitted to build according to their own plans, they are decidedly encouraged to adopt standard designs, of which there are many suited to all purses. It is really surprising to discover what comfortable little houses can be erected in this country for a very small amount, sometimes $200 and $300. All houses are built of practically imperishable and fireproof materials, wood frame construction never being employed.

## Taxation of Lands in Germany.

American cities have much to learn. With more time and means to look abroad, there is a more general disposition to note good examples and improve our towns in those particulars in which they are lacking. Our towns when compared with German places of equal population are found to be less substantially equipped. German streets are cleaner, are better paved and—being lined with trees and lawn strips almost everywhere, and the main crossings adorned with statues and fountains—they are better planned.

The railroad stations are handsomer than those with which American cities are favored; the post offices, schools, museums and other public buildings are monumentally constructed, and, what surprises the New Yorker most of all, there is a complete absence of slums and ragged sections of any sort.

Whence do German cities derive the revenue to meet—without crippling trade or burdening the people—the cost of the splendid public improvements that abound? A specific answer to the question is given by Mr. R. Ockel, in the Westminster Review for July, in which it is made clear that in Germany, and especially in her new colonies, the principle that the land belongs to the nation is widely recognized:

The fact is that since the German Government set nine years ago the example of levying a tax of 6% on the capital value of the land (in the newly-acquired colony of Kiautchou) one town after another in Germany itself has adopted the same enlightened system of raising revenue; and, so fruitful a source of revenue have land values proved, the towns, in spite of ever-increasing municipal expenditure, have been able to remit all other direct taxation. The rate of the land values tax is in most cases very small—from 0.2% to 0.5% of the selling value of the land. But the tax is levied on all land, whether put to use or not; and, since upwards of 300 towns—amongst them nearly all the large towns, including Berlin, Breslau, Cologne, Frankfurt-on-Maine, Dusseldorf, Hanover, Magdeburg, Charlottenburg, Essen, Stettin, Konigsberg, Duisberg, Dortmund, Halle, Altona, Kiel, Elberfeld, Danzig, Bremen, Aix-la-Chapelle, Posen, Kassel, etc.—have adopted this system of taxation, the result has been to discourage the holding up of land and to open up to both labor and capital further avenues of employment. As a matter of fact, hardly any unemployed are to be found at present in Germany; and a scarcity of labor has set in that seriously troubles many an employer.

A league of German land reformers (Bodenreformers), which has had much success in opening the eyes of the German people, petitioned the Government a year ago to secure strips of land one kilometer wide along the banks of the many big State canals now in course of construction, these strips of land to take the place of large towns and congested centres that will under existing conditions continue to grow up, as it is certain that the canals will give an enormous stimulus to trade and industry.

It is Mr. Ockel's estimate of the Bodenreformers' work that they have pushed forward with no small measure of success part of the great fundamental reforms advocated by our Henry George:

By affording a practical object lesson of the great and far-reaching effects of even a small tax on land values in promoting the general progress and prosperity of a country, they have earned the gratitude, not only of their Fatherland, but of the whole civilized world, which is groaning and staggering under the huge deadweight of the old Roman law of private property in land. They have, indeed, given a great incentive to other countries to follow the same line of reform; and it may well be that these other countries, having fewer landlords to overcome, or enjoying other more favorable conditions, may overtake Germany on the pathway of reform, and that their example may in turn serve to quicken the progress of the very country which first in Europe put into practical effect the gospel according to Henry George, and serve also to show how to remedy the few mistakes made by reason of over-zeal in starting.

This is the magic, the essayist assures the readers of the great English review, which gives German towns, even small ones, such a palpable superiority as compared with towns of the same size in England, and German life so great a superiority as compared with English life, even though German incomes are on the average so much smaller.

It is seldom a milestone is seen in the lower part of the city, yet there is one at Rivington st and the Bowery which marks "one mile from City Hall."

## Uplift for Union Square.

UNION SQUARE, which some years ago was the cause of much speculation among real estate men as to what its future would be, has become an uptown centre of the wholesale trade. There was a time when it was feared that with the departure of several well known jewelers and music houses, the Square would lose its prestige and that rental values would suffer, but this fear has proven ungrounded. It was merely in a transition state, and those who were fortunate to purchase property then have no cause now for complaint. Those stores on the west and south of the Square are well rented, and for a long term of years in many instances, to substantial firms in the wholesale trade. Along the 4th av side there is not such a marked change in conditions. This side received a temporary setback during the period that the subway was under construction, but now is reaping the reward of that improvement, and values are increasing. The north end is only one block in length and is occupied by a hotel which has been established there for years and by some retail firms who have long-term leases. There is now very little to rent on Union Sqaure, and the prevailing prices asked for lofts range from $2 to $2.50 a square foot.

### A Record Price in 34th Street.

The Bankers Investing Company (Minturn Post Collins, president) has leased the westerly store of the building No. 1 West 34th st, known as the "Century Building," for a term of twenty-one years, at a yearly rental of about $20,000. This is the highest price per front foot on this street and establishes a new high record for space in this important thoroughfare. The store adjoins the new establishment of James McCreery & Co. and is opposite the Waldorf-Astoria Hotel. The easterly store is rented to the Mirror Candy Co. at $18,000 per year. Both stores are 18 ft. wide.

Since the opening of the cloak and suit house of Oppenheim, Collins & Co. a marked change was immediately noticeable for demand of space in this block, and several large firms are seeking to obtain quarters in this section.

The name of the new occupant of the store will be announced within a few days; it will be occupied as an exclusive specialty store for millinery, neckwear and furs. The lease was negotiated through Julian Benedict, who was largely instrumental in the development of this block, and is the broker who in many instances obtained record prices for 34th st real estate. Among some of these transactions may be mentioned the sale of the Henry Clews property and the leasing of the 11-sty building to Revillion Freres.

### Mr. Black on Public Confidence.

Mr. H. S. Black, president of the U. S. Realty and Improvement Company, considers that there is no business depression at the present time, but that there is every indication of a business curtailment throughout the country. Asked by the Tribune to what he attributed this, Mr. Black answered:

"To a large extent, I attribute it to a lack of sufficient money to meet the increased demands of business, but principally to a lack of confidence on the part of capital, owing to the wave of socialism sweeping over the country and to the general desire on the part of men holding important official and judicial positions to attack capital and corporations in general."

Builders especially will agree with Mr. Black that insufficient money has been at least one of the causes that have checked business operations. Fully fifteen months ago the builders felt the tightening. They found savings banks funds loaned out to the limit, and the title companies unable to dispose of their mortgage securities on hand. "It's the wicked mortgage law," many said. "When the new recording law takes effect there will be more money to loan." But the summer passed without purse strings getting any looser, and then the public decided that it was not mortgage legislation which had been holding investment funds up, but that there was not enough money available in New York for the needs of its business. Now the hope is that money is coming from the West to fill the voids in the East.

### An Order Blank for Repairs.

Agents of property are always on the lookout for some idea that will tend to lessen friction between landlord and tenant. Unpleasantness sometimes arises because repairs are not promptly attended to, and often it is hard to fix the responsibility. Many agents favor a printed blank and require the tenant or some one in authority to sign it; then the superintendent knows who ordered the work done. Should the work be of such a nature that the tenant ought to pay for it, the blank acts as an authorization for the agent to have the work done at the expense of the tenant.

—The following choice lots are offered for sale in one of the best growing localities of the Bronx: Southwest cor. Decatur av and Gun Hill rd, 50x100 and 25x100 in rear; price, $11,500; will take mortgage of $7,000 at 5%; 100 ft. north side of Gun Hill rd, 50x100; price, $5,500; will take mortgage of $3,000. For further particulars, address Simon Horr, 29 West 111th st.

# PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

FRONT ST.—Joseph P. Day, sold for Shapiro, Levy & Starr the northwest cor of Jackson and Front sts, old buildings, 70x80. The buyer is a builder who will erect two 6-sty tenements on the property.

GOERCK ST.—Marcus Rosenthal sold to Isaac Bower the 4-sty front and rear tenements at 71 and 73 Goerck st, 50x100. The broker is Pfeifer-Majud Co.

### Purchase in Murray Street.

MURRAY ST.—Edward McVickar sold for the Rosenstretter estate to a client of Robert R. Rainey 269 Greenwich st, northeast cor of Murray st, a 4-sty building, 19.1x38.1, together with the adjoining property, 85 Murray st, 23.5x50. The consideration was about $75,000.

### Van Buren Leasehold Changes Hands.

UNIVERSITY PL.—Adolph Bloch, as attorney for J. L. Post, bought from the estate of Henry Maillard the southwest cor. of University pl and 14th st, a 6-sty business building, 34.4x103.6, known as the Maillard Building. Van Buren leasehold. Mr. Bloch also secured for his clien a lease, of the ground for 21 years with renewals at an aggregate rental of $252,000. The building will be remodeled and used by Mr. Post for his own business. Horace S. Ely & Co. were the brokers in the transaction.

6TH ST.—Fleck & Brown sold for Albert E. Lowe to A. Bennett 312 East 6th st, a 6-sty double tenement, 25x97.

31ST ST.—W. Clarence Martin sold, through Ames & Co., 114 West 31st st, a 3-sty building, 21x112.

### Adjoining Macy's.

34TH ST.—Robert Smith repurchased from Henry Siegel during the week the little plot at the northwest cor of 34th st and Broadway, 31.10x about 50.6. It adjoins the large building of R. H. Macy & Co., and is reported to have been held at $400,000. Mr. Smith bought the parcel before the erection of the Macy establishment, and after holding it awhile found a purchaser in Henry Siegel, who now conveys it back to him. The plot is covered with 5-sty and basement building, but it is the intention of the purchaser to add additional stories to the structure if satisfactory arrangements can be made with the present occupants.

49TH ST.—Whitehall Realty Co. sold 152 and 154 East 49th st, two 5-sty double flats, 50x100.5. H. Reinheimer was the broker.

50TH ST.—Pancrazio Grasse sold to a purchaser for investment 234 East 50th st, a 6-sty flat, 41.8x100.5.

58TH ST.—Huberth & Gabel sold for B. Lightbourn the 5-sty tenement, with stores, at 223 East 58th st, 25x100.5. The purchaser will make extensive alterations.

4TH AV.—Realty Mortgage Company and E. C. Potter sold 461 and 463 4th av and 103 and 105 East 31st st, old 3-sty buildings, on plot 35.2x100 and irregular, at the northeast corner of 4th av and 31st st. The buyer is W. F. Connor.

### Operator Buys on Lower Sixth Ave.

6TH AV.—Duross Company sold for John T. Williams to Joseph L. Buttenwieser the southwest cor of 6th av and West Washington pl, a 5-sty building, 38.8x80 and irregular, formerly occupied by the West Side Savings Bank. The seller acquired title to the premises in March last year, from Chas. S. Truax in part payment for the Lords Court Building in Exchange pl. The opening of the McAdoo tunnel is likely to exert a marked influence upon values in that section of 6th av, and the purchase is regarded as timely.

### NORTH OF 59TH STREET.

68TH ST.—L. J. Phillips & Co., in conjunction with John F. Doyle & Sons, sold for the Quick estate the 4-sty dwelling 45 West 68th st, 20x100.

69TH ST.—Maier Brothers sold to Michael Green the 5-sty double flat 217 East 69th st, 28x100.

73D ST.—Slawson & Hobbs sold for George J. Leeming to a client, for occupancy, the 4-sty dwelling 116 West 73d st, 20x102.2.

77TH ST.—Pease & Elliman and Leroy Coventry sold for Thomas Tracher, 164 West 77th st, a 4-sty and basement dwelling, 21x102.2. The buyer will occupy.

81ST ST.—Samuel Goldsticker sold for Emanuel Alexander 163 and 165 East 81st st, between Third and Lexington avs, two 3-sty dwellings, 41.6x102.2.

88TH ST.—Slawson & Hobbs sold for a client the 4-sty dwelling 336 West 88th st, 20x100. The buyer will occupy the house.

133D ST.—Jacob Block sold to a purchaser for investment 119 and 121 West 133d st, two 5-sty flats, 46x99.11.

AMSTERDAM AV.—Alliance Realty Company bought from William Connor, through A. L. Mordecai & Son, the 5-sty flat, with store, at the northeast corner of Amsterdam av and 73d st. The purchaser owns the three adjoining buildings, 177 to 181 West 73d st, and now controls a plot 82x76.8.

LEXINGTON AV.—S. J. Redlich sold for George L. Trenner 736 Lexington av, a 4-sty brownstone dwelling, 20x75.

### Resale on Madison Avenue.

MADISON AV.—Arnold & Byrne resold for Louis Bernstein to Milton C. Henley 1787 Madison av, a 5-sty apartment house, 33x108, adjoining the house now being altered by the seller.

RIVERSIDE DRIVE.—Slawson & Hobbs sold for Abbie C. Morrison the 5-sty limestone American basement dwelling 32 Riverside Drive, on lot 25.7x94.5, adjoining the northeast corner of 75th st.

WEST END AV.—J. Edgar Leaycraft & Co. sold for Philip Carpenter 265 West End av, a 4-sty dwelling, 19x115, 42 ft. north of 72d st.

WEST END AV.—William S. Devery bought from Mrs. Eugenia Wolf 547 West End av, a 4-sty dwelling, 25x100.

2D AV.—S. Steingut & Co. sold for Frank M. Franklin 2322 2d av, cor of 119th st, 5-sty tenement, 26x75, to a client as an investment.

# WANTS AND OFFERS

## AT $25,000

An opportunity to purchase a bargain; NO. 65 WEST 83D ST., BETWEEN CENTRAL PARK WEST AND COLUMBUS AV., four-story, high-stoop private house; brownstone and brick front, foyer hall, laundry, and butler's pantry extension; lot 16.8x100.2; open plumbing; parquet floors; possession. Caretaker on premises, or N. L. & L. OTTINGER, Room 602, 31 Nassau St.

## FREE LABOR OFFICE

**Competent Italian Laborers and Mechanics Supplied Free of Charge**

BY THE

**Labor Information Office For Italians**

**59 Lafayette Street**

Telephone, 1198 Franklin NEW YORK

Send for circulars and application blanks

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

**TO LET—BUSINESS PURPOSES**

TO LEASE

The large, light and commodious offices on the FIRST FLOOR OF 56 WALL STREET, extending through to Pine Street, with vault and basement; also offices on upper floors if desired. Apply to WM. O. PLATT, 56 Wall Street, Room 401.

**Fine collection of Architectural Drawings and Photographs, giving details of famous buildings, arches, statuary, etc., the world over, to be sold cheap. Call or write L. S. MOORE, 100 Broadway.**

WANTED

Position of responsibility with large Realty or Construction Company, or firm of Architects in New York City, by man of superior ability, years of experience; familiar with real estate financial propositions; appraise buildings; expert in construction, specifications and supervisions; can handle men to do things. Present remuneration of secondary importance to quality of connections, appreciation and increase.
Address, EXPERT, 28-30 West 22d St., N. Y.

WANTED to lease for a term of years, a modern hotel, containing from 75 to 100 rooms, between 28th and 45th streets, Broadway to Madison avenue. ALFRED SETON, 156 Broadway.

## REAL ESTATE BROKER

Successful real estate company with well appointed offices would join forces with a high-class man or firm similarly situated. Would prefer connection with uptown West Side Broker. Address "BROKER," c|o Record and Guide.

## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

EDWIN W. COGGESHALL, President and General Manager.

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WANTED—Position, renting department firm, 14th to 42d st; experienced man and good record. Salary, commission. "S. W.," c|o Record and Guide.

**Architectural Draughtsman wants position, Manhattan, Brooklyn Architect. Box 110, R. & G.**

MANAGEMENT of flats, tenements, or apartment houses wanted; careful personal attention; 10 years' experience; first-class references. "W.," Box 140, Record and Guide.

MANAGEMENT REAL ESTATE WANTED, by man thoroughly experienced in all details flat or tenement property; personal attention renting, collecting, repairs, etc. "B.," Box 145, Record and Guide.

ADVERTISER, at present connected with one of the largest real estate operating companies in the city desires to connect himself with first-class real estate brokerage firm who can appreciate and afford high-class man; best connections; facilities and ability to produce results. Address "W. H. R.," c|o Record and Guide.

## Hudson Mortgage Co.

*(Organized Under the Banking Law)*

**170 BROADWAY**

***CAPITAL $500,000***

**GOOD SECOND MORTGAGES PURCHASED AND SOLD**

**The RECORD and GUIDE reaches practically all real estate men. If you have anything to offer, why not put it in the most conspicuous place?**

## WANTED

**A first class real estate man to manage and take entire charge of a New York office about to be opened by a large out-of-town real estate firm. Applications must contain full particulars. Address Confidential, Box 135, care of Record and Guide.**

### WASHINGTON HEIGHTS.

141ST ST.—Thomas & Son sold for the Picken Realty Company the 4-sty American basement dwelling, 461 West 141st st, 18x100.

149TH ST.—Horace S. Ely & Co. and W. D. Morgan sold for the American Missionary Association to a Mr. Norton, for occupancy, 528 West 149th st, a 3-sty dwelling, 15x99.11.

### BRONX.

BRONXVIEW PARK.—Schano & Co. sold, in Bronxview Park, the dwellings 35 Amethyst st, 407 Wallace av, and 58 Kinsella av, and lot 306 in the Hunt estate property.

FOX ST, ETC.—Martin Kretsch sold for Mrs. William Giese to Charles E. Ruppert 1026 Fox st, a 3-family flat; also for George A. Ruehl to John Quinn 587 Prospect av, a 4-sty brick single flat.

140TH ST.—Arthur G. Muhlker sold for Mina Muth and Albert Locher the 4-sty double flat 574 East 140th st, 25x100.

178TH ST.—Henry W. Fedden & Co. sold for W. E. Schott the 1-family dwelling at 717 East 178th st, 25x95.

BAINBRIDGE AV.—Samuel Wenk bought from Helen D. Meyers 2659 Bainbridge av, a 2-sty frame dwelling, on lot 26x73.5x26x72.5.

CLAY AV, ETC.—Pfeifer-Majud Company sold for Isaac Brown the 2-family brick houses just completed at 1381 to 1385 Clay av, each 16.6x100; also, for the same builder the three 2-family frame buildings on Anthony av, 50 ft. north of 173d st, each 16.6x82.

### Builders Buy in the Bronx.

HUGHES AV, ETC.—Knepper Realty Co. sold to John Marks the plot 50x85 on the east side of Hughes av for improvement with three 2-family brk houses; also to the Eastburn Construction Co. a lot 25x100 on the east side of Hoe av, near 172d st, for improvement with a 4-sty brk flat; also to a client two lots 50x85 on the east side of Belmont av, between 181st and 182d sts, for improvement with a 5-sty flat.

HOE AV, ETC.—Knepper Realty Co. sold to the Eastburn Construction Co. a lot 25x100 on the east side of Hoe av, near 172d st, for improvement, with a 4-sty flat; also two lots, 50x85, on the east side of Belmont av, between 181st and 182d sts, for improvement with a 5-sty flat.

LONGWOOD AV.—George C. Edgar's Sons sold to a client of S. B. Ferriss 871 Longwood av, a new 5-sty apartment house, on plot 39 x100. The same firm also sold to Henry H. Cording 875 Longwood av, a similar house, on a plot of the same size. They are two of a group of five recently finished.

MINFORD PL.—William Stonebridge sold "The Minford," a 5-sty, 20-family, new law apartment, 37½x100, at 1450 Minford pl, between Jennings st and 172d st. The purchase price was about $45,000.

### In the Ogden Tract.

OGDEN AV.—Whitehall Realty Company sold to a purchaser for investment in the Ogden Estate tract, a plot of 12 lots on the west side of Ogden av, 50 ft. south of 170th st, 165x166, running through to Merriam av.

OGDEN AV.—D. H. Scully sold for P. H. Lynch the northwest cor of 165th st and Ogden av, being 70 ft. on Ogden av x90 ft. on 165th st.

SEDGWICK AV.—Shaw & Co. sold for Margaret J. Ellis 1780 Sedgwick av, a 2-sty brk 2-family dwelling, 25x60x100. The buyer will occupy the house.

VYSE AV.—Ernst-Cahn Realty Co. sold for a client the 3-sty and basement brk 2-family house known as 1157 Vyse av, 20x55x100.

WHITLOCK AV.—George F Johnson's Sons Company sold recently two of their 2-family 3-sty brick houses on Whitlock av, No. 922 to R. C. Wasserscheid and No. 926 to Mrs. Helen Ambrose. These are the first sales in the second block on Whitlock av, improved by the Johnson Company. The houses are 20x55, on lots 25x125.

3D AV.—Cohn & Lemlein sold for Charlotte Bloom and others to a Mr. Hummel the 5-sty triple flat, 25x100, at 3,813 Third av.

### LEASES.

Duross Co. leased the 3-sty and basement dwelling 226 West 104th st for Mrs. Minnie Raffold to Gesinia Ahrens for term of years.

William S. Anderson Co. leased the following dwellings recently: Nos. 959 Lexington av, 218 East 72d st, 995 Lexington av, 825 Lexington av and 226 E 72d st.

G. Carlucci & Co. leased to Mrs. Concetta Gulli the 6-sty flat with stores, 170 and 172 West Houston st, northwest cor of Hancock st, for a term of years, at an aggregate rental of $24,000.

Renton-Moore Co. leased for Mary A. Jackson to G. N. Vincent 417 West 147th st, a 3-sty private dwelling; also for Bernard Daly to H. D. Van Leuven private dwelling 510 West 143d st.

Harris & Vaughan leased for the Shubert-Anderson Co. the new stores now being built in the Hippodrome Building on 6th av. The space consists of two corner stores at 43d and 44th sts and two "inside" stores adjoining.

E. Nelson Ehrhart leased to Bird's Business College the entire floor in the Postoffice Building at cor of Fordham road and Webster av—a new building recently completed. This will be a branch of Bird's Business College now located at 149th st and 3d av.

McVickar, Gaillard Realty Co. leased 143 West 44th st to the International Geneva Association for Jesse C. Huffmann. The lease is for a long term of years at an aggregate rental of over $80,000. The building will be extensively remodeled and occupied by the lessee.

M. & L. Hess leased for the estate of Jacob Seasongood the entire 5-sty basement and sub-basement, 58-60 Greene st; also for the Henderson Estate Co. the entire 5-sty basement and sub-basement building at 62-4 Greene st. The size of the combined buildings is 100x100. The lessee is the Susquehanna Silk Mills, who take a 10-year lease at a rental aggregating $300,000.

### STATEN ISLAND.

Cuozzo & Gagliano Co. sold for the St. George Realty & Construction Company 18 lots to various buyers at Fingerboard Terrace, Grassmere.

Wood, Harmon & Co. sold last week to various buyers 53 lots in their properties at South New York.

## REAL ESTATE NOTES

A better feeling prevails.

Give the country an adequate currency system for its growing business interests.

Philip Schlachetsky is the purchaser of 340 East 12st st, recently sold by Huberth & Gabel.

W. Hamilton McBride was interested as broker in the sale of 114 West 31st st for W. Clarence Martin.

A first-class real estate man is wanted to manage a New York office that is to be opened by a large outside firm. See Wants and Offers.

We know of a man who would lease for a term of years a modern hotel with 75 to 100 rooms, between 28th and 45th sts. See Wants and Offers.

Though few new buildings have been constructed on the Bowery north of Grand st, still the old ones are all rented and stores are at a premium.

The firm of Rule & Bach, Boston road, will be dissolved on October 1, and Mr. Emanuel G. Bach will move his office to 149 Broadway, Manhattan.

Operators David and Harry Lippmann of 198 Broadway announce that their new lists of property for sale are now ready and may be had on application.

A successful real estate company, with well appointed offices, would like to join forces with a high class man or firm; uptown, west side, preferred. See Wants and Offers.

The city paid $55,000 for No. 33 Bowery, 25x82.9, improved with a 6-sty building. On the 1907 tax rolls the land is assessed at $22,000 and the improvement at $38,000.

The buildings which were known as 210 and 212 Bowery, opposite Delancey st, have been demolished to make way for the extension of Delancey rapid transit route from the Williamsburg bridge to Elm st.

The United Cities Realty Corporation has declared the regular semi-annual dividend of 2½% on the preferred stock and an extra dividend of ¾ of 1%, payable Nov. 1, to stockholders of record at the close of business Sept. 30th.

The Board of Estimate has denied the petition of Mr. John C. Rogers requesting that at least 50 per cent, of the costs of the proceeding for acquiring title to Fairview av, between 11th av and Broadway, be assumed by the city.

The hearing in the matter of closing and discontinuing West (formerly East) 192d st from the New York Central and Hudson River Railroad to the Harlem River, has been postponed by the Board of Estimate and Apportionment until Oct. 11.

The Commissioner of Bridges has submitted a plan to the Board of Estimate and Apportionment showing the location of the proposed Henry Hudson Memorial Bridge, and it has been referred to the Corporation Council and President Haffen.

Melvihill & Co. will shortly remove from their present offices at 1991 Lexington av to more commodious quarters at 147 East 121st st. The property at that number was recently acquired by this firm, who have been making extensive alterations to the premises.

Hiram Rinaldo & Bro., real estate appraisers, of 233 Grand st, are offering their services as experts in the condemnation proceeding instituted by the city to acquire land required for the new Manhattan bridge approach. The firm has had many years' experience in this branch of the real estate business and are acknowledged authorities in East Side land values. In the measurement of irregular plots taken the Hoffman rule will be used, copies of which will be furnished on application. See announcement on Page 3 of this paper.

Mr. Adolph Block announces that as attorney for Mr. J. L. Post he has consummated negotiations for the purchase by Mr. Post, from the Henry Maillard estate, of the Maillard building, on the southwest corner of 14th st and University pl, size 34.3 3-4x103.6, on the lease of the ground from the Van Beuren estate for 21 years, at an aggregate rental of about $252,000. The amount involved in this transaction is about $300,000. The building will be remodeled by the owner and occupied by him for business purposes, and will hereafter be known as the "Post Building."

H. H. Cammann & Co. and Voorhees & Floyd, two well-known downtown real estate firms, will consolidate on Oct. 1, with offices at 84 William st. The title of the new firm will be "Cammann, Voorhees & Floyd." The office of H. H. Cammann & Co. is one of the oldest and most substantial in the city, the firm having been in the real estate business since 1866, when it was first established. Voorhees & Floyd, while belonging to the younger generation of brokerage houses, are known downtown for their hustling abilities. The change is expected to strengthen the combined business of the old firm, and will permit the consolidation to extend the business of managing "real property" and strengthen the brokerage business in all its branches.

### Quotations: Real Estate, Building and Allied Financial Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 110 | 115 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 315 | 338 |
| Century Realty Co | 10 | A & O | 180 | 190 |
| City Investing Co | 6 | M & N | 87 | 92 |
| Hudson Realty | 8 | Q-J | 100 | 112 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 220 | 230 |
| Lawyers Mortgage Co | 10 | Q-J | 187 | 192 |
| Mortgage Bond Co | 4 | Q-J | 90 | 95 |
| New York Mortgage & Security Co | 10 | Q-J | 180 | 190 |
| Realty Associates | 8 | A & O | 130 | 140 |
| Title Guarantee & Trust Co | 16 | Q-J | 420 | 440 |
| Title Ins. Co. of New York | 7 | A & O | 140 | 150 |
| Thompson-Starrett Co., common | 8 | J & J | .. | 100 |
| Thompson-Starrett Co., preferred | 8 | M & N | 90 | 100 |
| U. S. Mortgage & Trust Co | 24 | J & J | 420 | 435 |
| U. S. Title Guar. & Indemnity Co | 6 | Q-J | .. | 90 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 160 |

### Something for Your Card Index.

So eager is the quest for private houses to lease, in Manhattan, rates are strongly in favor of the owner, and they have made a decided advance of late years. Typical instances for the fall of 1907 are the following:

| | |
|---|---|
| West 71st st, near Broadway, two baths | $2,250 |
| West 71st st, 3 story, near Subway | 2,000 |
| West 72d st, fine wide house | 4,200 |
| West End av, American basement | 2,000 |
| West 70th st, 3 story | 1,000 |
| West 73d st, fine house (heat included) | 2,500 |
| West 84th st, fine house, good condition | 2,100 |
| West 88th st, American basement | 2,500 |
| West 103d st, nice block, 3 story | 1,800 |
| 65th st, 4-story and basement, high stoop | 1,600 |
| 63d st, 3-story and basement, 11 rooms and bath | 1,500 |
| 70th st, 3-story and basement, fine condition | 1,100 |
| 72d st, 4-story and basement, 16 rooms, 2 baths | 4,500 |
| 72d st, 4-story and basement, 3-story extension | 4,500 |
| 72d st, 4-story and basement, 14 rooms, 2 baths | 3,400 |
| 73d st, 4-story and basement, 12 rooms, 3 baths | 2,500 |
| 73d st, 4-story and basement, 15 rooms, 3 baths | 6,000 |
| 74th st, 5-story and basement, exceptionally handsome | 5,000 |
| 74th st, 4-story and basement, 13 rooms, 2 baths | 3,500 |
| 74th st, 5-story American basement, 25 ft, 20 rooms | 8,000 |
| 76th st, 4-story and basement, 13 rooms, 2 baths | 2,500 |
| 77th st, 4½-story, American basement, 14 rooms | 2,500 |
| 78th st, 3-story and basement, 10 rooms and bath | 1,400 |
| 84th st, 4-story and basement, 15 rooms, 2 baths | 2,200 |
| 91st st, 4-story and basement, 10 rooms and bath | 1,400 |
| 91st st, 4-story and basement, 12 rooms, 2 baths | 2,700 |
| 93d st, 3-story and basement, 10 rooms and bath | 1,800 |
| 93d st, 4-story American basement, 14 rooms | 2,000 |
| 95th st, 3-story and basement, 11 rooms and bath | 1,600 |
| 5th av, near 129th st, 3-story and basement | 1,000 |
| West End av, 4½-story American basement, 13 rooms | 2,000 |
| Riverside Drive, 5-story and basement, 17 rooms, 3 baths | 4,000 |
| Riverside Drive, 5-story American basement, 20 rooms | 7,500 |

## A Thousand a Year for Rent.

WHAT can be rented for $1,000 a year? What kind of an abode can one procure for that amount? These are certainly very broad questions and hard to answer, so much depends upon the individual to be suited, his likes and dislikes, the location desired and a hundred and one things.

One of the first things for him to do is to decide where he would like to locate—what part of the city will be the most convenient for his business and social tastes—and after deciding that point he must look around and see what the nature of the buildings erected in that particular locality are. In the majority of cases it will resolve itself into one of three kinds of houses, viz., elevator apartment, non-elevator apartment or apartment hotel—the private dwelling almost being eliminated on account of the rent.

There is a very serious question as to what size apartment he requires; how many rooms must he have? He cannot get as many rooms in an apartment with an elevator as in one without an elevator for the price, or the builder has made up the difference in the size of the rooms.

Probably the most favorable section for renting at the present time is on Washington Heights; where there have been many new buildings erected during the past two years, the percentage of vacancies is larger than usual. There is an assortment to choose from, private dwellings, duplex houses, elevator and non-elevator houses, and for a thousand dollars you can rent advantageously.

On Broadway, overlooking the Hudson River and on St. Nicholas avenue, there are new buildings with vacancies, and some concession is given, as a rule, to good tenants. But to illustrate what some tenants expect, a lady came into a broker's office this week and said she would take a certain apartment, providing the agent would completely redecorate it, give two months' rent free, pay moving expenses and one month's gas bill. It is hardly necessary to add that the offer was speedily declined.

On Broadway, near 104th street, eight rooms and bath in old-law houses can be had for one thousand dollars a year, or six rooms and bath in elevator apartments command the same rental, and there are not many to be had even at that price in this section.

In the Long Acre Square section of Broadway apartment hotels are the rule, and dwelling houses command much more rent than one thousand a year.

The apartment hotel has to be figured a little differently, because it includes things that are omitted in renting an ordinary apartment; maid service, as well as having your rooms thoroughly cleaned, the brasses polished and windows washed. That is all included in the rent, and then the tenant family can generally make an arrangement to have their meals furnished by the house for a stipulated sum, though in some cases it is a la carte. Three rooms and bath range from $800 to $1,300, as per location. There is a comfort in not having to deal with the servant question, but still some people are old-fashioned enough to want what they want when and as they want it.

On Lexington avenue, below 34th street, the best demand is for five and six rooms and they rent readily, though at a little cheaper than one thousand dollars.

In making up the fall list in a prominent broker's office, letters were sent out to owners of property requesting the privilege to place their holdings on the broker's books and asking for full particulars.

Many replies were received, some by mail and some by the owner making a personal call to the office. A gentleman called in at this office one day and asked the renting agent what he had to offer for a certain figure. The agent showed him his list and offered to go on a tour of inspection with his client.

After visiting one of the houses the client started to find fault with it and severely taxed the ingenuity of the agent to explain away certain faults. After letting the agent go on for some time, the client laughed and said, "Never mind, I am the owner of the house. I guess you are on the job and take charge of the rest of my property."

## Renting of an Office Building.

THE renting of an office is a serious matter and one which requires a good deal of thought on the part of the tenant. When all is said and done it is a comparatively simple matter to move your household from one building to another, but making a change of business address is an entirely different matter, so a great deal of thought is given to the subject before the move is made.

The tenant is getting more particular every year, and perfectly properly, too, always providing that he can pay for the luxuries demanded.



A HOUSE IN NEWARK.

When it is considered that a man spends one-third of his life at the office, why should it not be comfortable? Is there any reason why he should not want good light and air? Well, it has come to the point where he is renting light and not space.

Mr. E. A. Tredwell spoke forcibly on this point the other day. He said many brokers have conceded that any space 27 feet from a window cannot be rented, it is simply given away. And one of the strong features of the high buildings is the fact that they get light. While these new tower buildings are put up partly for advertising purposes, still it is an unconscious reaching out for light, and after all that is what a tenant pays for.

The tenant of today expects that his office will be a modern hotel without beds. He must open the door, turn the key in his desk and have everything ready for business. To accomplish this, the building furnishes a small army of men and women who do the cleaning in the night and early morning. The women start shortly after 5 o'clock to clean the offices out and they stop about 8 p. m., when the men come on to clean halls and elevators. About 7 o'clock the next morning the women come back to finish the office dusting. One woman cleans about 6,000 square feet of floor space. This, of course, has to be paid by the owner, and is a fixed charge, the same as taxes and repairs, and the office building that gives the most service nets, as a rule, the least return to the owner.

# PROPERTY OWNERS' SECTION.

## Paving Materials.

GOOD PAVEMENTS are necessary to the best development of real property, as they affect the desirability of a neighborhood and hence its relative value to a degree greater than the actual cost of the improvement, when it is of a first-class sort. Owners recognize this fact, and no improvement under the head of public works is more welcome after a street is piped than a good pavement. There are now over four hundred miles of street pavement in Manhattan Borough. Block asphalt for residence streets and wood block for business thoroughfares are the most popular materials at this time, but sheet asphalt has the preference with the city authorities for surfacing the long business avenues.

Last year 8.14 miles of sheet asphalt, 7.83 miles of block asphalt, 4.19 miles of wood block, 2.65 miles of granite block, and altogether 22.83 miles of pavement were laid. At the last report we had 248 miles of sheet asphalt, 90 miles of granite, 31 miles of block asphalt, 22 miles of specification trap, 14 of Belgian trap and 13 miles of macadam. The largest paving contract last year was for Broadway, from 135th st to 187th, a work which will complete a continuous line of asphalt on that highway from Canal st to Spuyten Duyvil, and which has had and will continue to have a distinct effect upon real estate along that course, as manifested in the new building operations.

Repairs to pavements are a permanent annual charge. It is estimated that in maintaining asphalt pavements in Manhattan Borough last year the asphalt companies made repairs amounting to 1,500,000 square yards; the total area of sheet and block asphalt under guarantee in this borough is about 5,400,000 square yards, and it thus appears that an area equal to the whole asphalt of the streets is renewed in less than four years. Repairs cost in this borough 34 cents per square yard per year—when averaged up—but in Brooklyn the same work costs only seven cents per yard per year, the increased cost in Manhattan being due to the unusual traffic conditions and the large amount of street opening. The great number of street openings is getting to be a serious feature, and it is for the authorities to decide how much longer the expense and annoyance can be endured before a radical reformation shall be instituted.

The only way to treat a pavement after it is down is to let it alone, as has been heretofore said in this paper. Nearly thirty-three thousand openings were made in the streets of this one borough last year, which was an increase of about twenty-five hundred over the number of openings in 1905. Besides the repaving of upper Broadway other improvements of note of recent date were the repaving of St. Nicholas av, from 110th st to 169th; also Audubon av, from 175th st to Fort George av; also Wadsworth av, from 173d st to 11th av, which have made desirable connections with Broadway and other streets, and forming smooth driveways of considerable length. Seventh av, from 110th st north, is now in hand, but has been delayed by the construction of a large water main for the Department of Water Supply.

As the cost of maintaining and cleaning a pavement is a permanent charge, the cheapest to construct is not necessarily the cheapest in the end; New York has rather sought for the best suited to its peculiar conditions. Property owners are directly assessed for the cost of construction, but cannot be charged in the same way with the cost of maintenance. About one million square yards of pavement are being maintained under contract by the city this year, where the guarantee has expired. The relative ease of cleaning various pavements is estimated by the street cleaning department at 100 for asphalt and wood blocks, 150 for granite blocks and 400 for cobble stone.

Pavements have been constructed of a variety of materials, perishable and imperishable, natural and artificial, but asphalt, brick, stone blocks and wood blocks seem to be the only ones that have survived the test of time. Asphalt has generally given satisfaction, but in some cases it has failed, and often the experts are unable to say why. Experiments conducted by Engineer George R. Olney indicate that "the force which has the greatest tendency to cause deterioration of an asphalt surface is that of impact, and the blows from horses' hoofs or from the wheels of vehicles where the surface is irregular, cause the surface mixture to be injured to a far greater extent than simple attrition of ordinary travel." A measure of this force even though only relative is therefore of the greatest importance. The experimental work performed up to the present time warrants the engineer forming the following provisional conclusions:

"That an asphaltic cement made from an asphalt obtained from the distillation of asphaltic oils shows the least power to resist an impact blow. The provision of our specifications which rules out asphalts of this nature is, therefore, fully justified by the results obtained with our impact machine. It is possible that if the manufacturers of asphalts of this kind exercised greater care in not overheating their product during distillation, an asphaltic product showing greater resistance to impact blows might be obtained."

Concrete is this year being used for the base instead of stone blocks in asphalt paving. New York is not a criterion for other cities; it is in a class by itself. This refers to both the question of cost and of durability. But a good granite block pavement will last from fifteen to twenty years even under heavy traffic. The surface is apt to be noisy, but that objection has been largely eliminated by coating the joints with a preparation of tar. Wood block is a first class pavement while it lasts, but it needs to be more frequently resurfaced than other pavements, though this is easily and quickly done when the base is not injured. Ease in resurfacing is also an item in favor of asphalt block which, however, is a highly durable material under ordinary circumstances, and for residence streets many property owners prefer it to sheet asphalt. Last year the specifications for wood block were changed in this borough. The most important change is that relating to the nature of the creosote oil desired. Formerly an oil, at least 80 per cent. of which should distill below 315° C., was required. That is an oil of comparatively light specific gravity. The present specifications demand an oil of specific gravity of not less than 1.12 which shall lose not more than 35 per cent. on distillation up to 315° C. and not more than 50 per cent. up to 370° C. We thus require a much heavier oil than formerly, because the view is now generally held that the creosote oil employed for preserving timber should be of a heavy rather than of a light description, and it is believed that such an impregnated block will be more water and decay resistant.

### Ultimate Effect of the Operation of the Hudson River Tunnels

As the completion of the Hudson River tunnels draws nearer day by day, so does the activity in acreage and in smaller plot transactions increase throughout Northern Jersey. It is not confined to those sections likely to be first affected by the sub-river tubes. Beyond this primary zone of influence, shrewd operators are looking for bargains. Prospectors are everywhere securing options and buying outright. Purchases are eagerly being made in localities which, to the uninitiated, seem out of the way and least likely to come into demand.

The optimistic buyer believes he is making no mistake and has only to bide his time to be very handsomely rewarded for his foresight. With the tunnels will come extension of transportation lines, train and trolley, and distance, with time reduced to a minimum, will cease to be a bug-bear.

Recalling the recent aggressive realty boom in the Bronx, which later shifted to Long Island, it is contended that history will repeat itself and that suburban Jersey, within easy access of Manhattan, will be as much in demand as were its predecessors in public favor, in consequence of which an era of unparalleled development for New Jersey will open. The large acreage deals shown by the records attest the demand shrewd operators foresee.

### Pointers to Taxpayers.

Pay your taxes now and get a rebate.

After the date of Oct. 7 no rebate is allowed, and after Nov. 1 a penalty is charged.

If a taxpayer chooses to mail check he should enclose stamped envelope for receipted bill.

Procure a requisition for tax bills and copy the number of the section, volume, block, lot, street or avenue from your last year's bill. In case your bill is mislaid, this information may be had by applying at the Tax Office.

On the fifteenth of September the assessment rolls with tax extended are delivered to the Receiver of Taxes. On the first Monday of October taxes are due and payable and become a lien. Certiorari proceedings must be begun before November 1.

Owing to the great numbers coming to pay their taxes, about 400 temporary clerks are employed in the Tax Department. It is expected that from fourteen to fifteen million dollars will be collected by the first Monday in October. The city borrows on revenue bonds to meet expenses in advance of the calendar year and so uses the monies collected for taxes as soon as possible, thus saving interest on the loan.

Taxes for 1907 were confirmed on July 23d and are payable on Oct. 7th. If paid during October a rebate at the rate of 6% will be allowed. Taxes remaining in arrears after Nov. 30th are subject to a penalty of 1%, and if still unpaid by January a penalty of 7% from Oct. 1st will be incurred. The tax rate for Manhattan and the Bronx is 1.48499; Brooklyn, 1.55408; Queens, 1.53393, and for Richmond, 1.56884. The approximate amount of arrears of taxes to date for Manhattan is $27,372,335.40.

## Purchasing a Home With a Mortgage.

THERE is a supreme satisfaction in the ownership of a home, and the advantages a man possesses when he is his own landlord are immeasurably greater than when he is merely one of the legion of rent-payers. From the view of economy it is cheaper to own a home free and clear to live in than to pay rent, but when the purchaser acquires a house against which there is an encumbrance other elements enter into the proposition that not infrequently make the annual cost an added expense. If the habitable value of the property is moderate, but the mortgage large and the interest rate high—likewise taxes, insurance and repairs—the cost of maintenance will be considerably more than the value derived from occupying the premises; therefore it will be understood that it would be much cheaper to occupy it as tenant than as owner. If the habitable value is large, the mortgage small, and the interest rate, taxes, insurance and repairs low, the owner will be able to show a profit on his investment.

An actual suburban transaction which took place recently serves to illustrate the argument. After a careful canvass a homeseeker finally came across a modern dwelling within commuting distance of Manhattan, a fair rental value of which was $30 per month. The purchase price of the property was $4,100, and as that figure compared well with the prices of similar real estate in the immediate vicinity, a bargain was struck. The purchaser agreed to take the property at the figure mentioned, to pay $1,100 cash and give a purchase-money mortgage for the remainder. As a tenant of the premises his annual rental would have been.....$360.00

| As owner his yearly expenses were: | |
|---|---|
| Interest on P. M. mortgage of $3,000, 5%..... | $150.00 |
| Loss of bank interest on $1,100, at 4%..... | 44.00 |
| Taxes ..... | 30.00 |
| Fire insurance ..... | 4.00 |
| Repairs ..... | 35.00 |
| Total annual outlay..... | $263.00 |
| Net yearly saving..... | $97.00 |

It will be seen from the above figures that it is cheaper to occupy this property as owner than as tenant, but for the sake of argument let it be supposed that the identical home be purchased in another locality at a like cost but subject to an existing mortgage encumbrance of $3,500 at 6 per cent, assuming as well that the cost of maintenance is greater, and that the rental value is $25 per month instead of $30. As a tenant of the premises the occupant's annual rental would then be..$300.00

| As owner of the property: | |
|---|---|
| Interest on mortgage of $3,500, 6%..... | $210.00 |
| Loss of bank interest on $600, 4%..... | 24.00 |
| Taxes ..... | 50.00 |
| Fire insurance ..... | 5.00 |
| Repairs..... | 35.00 |
| Total annual outlay..... | $324.00 |
| Annual deficit ..... | $24.00 |

In this instance it will be seen that the cost of tenancy as owner is greater than though the premises were otherwise occupied. It is not so important how large a sum of cash enters into the purchase of a domicile as how much interest is to be paid on the mortgage indebtedness and the amount of running charges incurred, such as taxes, water rent, fire insurance and repairs.

### Assessments Matters.

Notice is being given by the Board of Assessors that the proposed assessments indicated hereafter have been completed and are lodged in the office of the Board of Assessors for examination by all parties interested:

List 8821, No. 6. Regulating, grading, curbing, flagging, laying crosswalks and paving with granite block pavement East 150th st, from the Harlem River to the east side of River av. Together with a list of awards for damages caused by a change of grade.

List 9363, No 3. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Whitlock av, from Longwood av to Hunt's Point road.

Notice is also being given to all persons claming to have been injured by a change of grade in the regulating and grading of the following-named streets, to present their claims, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, on or before Oct. 1, at 11 o'clock a. m., at which place and time the Assessors will receive evidence and testimony of the nature and extent of such injury.

List 9399. 169th st, west from Broadway to Fort Washington av.
List 9378. Tiebout av, from East 180th st to Fordham road.
List 9403. Creston av, from East 184th st to Minerva pl.
List 9417. 180th st, from Webster av to the Grand Boulevard and Concourse.
List 9427. Trinity av, from Westchester av to Dater av.
List 9437. Southern Boulevard, from East 138th st to Boston road at East 174th st.

### Delancey Street Assessment.

A public hearing will be held by Comptroller Herman A. Metz, on Oct. 1, at 2 P. M., relative to the assessment for the widening of Delancey st, which has proved a hardship to East Side property owners. The matter was referred to the Comptroller on June 28, 1907, by the Board of Estimate and Apportionment. I. T. Flatto and other speakers will address the meeting.

### Public Works.

Following is a statement of contracts completed in Manhattan, according to the last quarterly report of the Borough President, showing nature and location of work and cost:

PAVING AND REPAVING.

| | |
|---|---|
| 46th st, 1st av to East River ..... | $5,070.74 |
| 45th st, 1st av to East River..... | 4,336.29 |
| Repaving and maintaining asphalt pavements in Borough of Manhattan..... ..... ..... ..... | 125,757.07 |
| Bridge st, Whitehall to State st..... | 3,535.86 |
| Repaving and maintaining asphalt block pavements..... | 25,782.84 |
| | $164,482.80 |

REGULATING AND GRADING.

| | |
|---|---|
| 169th st, Broadway to Fort Washington av..... | $19,192.04 |
| Post av, Dyckman st to 10th av..... | 6,366.00 |
| | $25,558.04 |

SEWERS, ETC.

| | |
|---|---|
| 61st st extension, bet. Central Park West and Broadway.. | $519.27 |
| 152d st, Riverside Drive and Broadway (alterations and improvements)..... ..... ..... | 4,503.44 |
| Grand, Cannon and Columbia sts and Henry st, Grand and Gouverneur sts..... ..... ..... ..... | 12,278.75 |
| Southeast cor. of 118th st and Lenox av, (receivin basin). | 334.50 |
| 145th st and Broadway (receiving basin), southeast cor.. | 377.50 |
| 7th av, west side, 145th and 146th sts..... | 4,928.40 |
| 1st av, 81st and 84th sts, 82d st, 1st and 2d avs (alterations and improvements)..... ..... ..... ..... | 16,542.78 |
| 139th st, Riverside Drive and Broadway..... | 4,924.34 |
| 144th st and Broadway (receiving basin), southeast cor.. | 290.50 |
| 39th st, bet Hudson River and 11th av, and under pier, 39th st (alterations and improvements).... ..... | 27,745.00 |
| 163d st, bet. Broadway and St. Nicholas av..... | 9,435.71 |
| Amsterdam av, bet. 181st and 186th sts..... | 16,564.70 |
| | $98,447.89 |

FLAGGING.

| | |
|---|---|
| East and west side St. Nicholas av, 169th to 181st sts... | $5,530.41 |
| No. 140 East 95th st..... | 148.57 |
| No. 208 West 92d st..... ..... | 116.30 |
| Nos. 544, 46, 48, 76 and 78 West 161st st..... | 188.10 |
| | $5,983.38 |

MISCELLANEOUS.

| | |
|---|---|
| Carpenter work, New York County Court House..... | $5,600.00 |
| 8,000 gross tons coal..... ..... | 34,502.39 |
| 9,571 cubic yards of sand ..... ..... | 6,221.15 |
| Mason work, etc., New York County Court House..... | 3,985.00 |
| | $50,308.54 |

### SEWERS.

Mr. Horace Loomis, the chief engineer of sewers in the Borough of Manhattan, reports that a small mileage of sewers remains yet to be built in the northern end of Manhattan before the system is entirely completed. In cases where streets have already been mapped, some of them are graded and ready for work. In other sections the streets have not even been laid on the map, and, when improvements finally are made, the department will be in position to undertake the drainage of the same.

In the lower part of the city considerable work is being done, and a large amount contemplated of alterations, improvements and rebuilding. This work is likely to be complicated to a very great extent by railroad tunnels and other works of private corporations.

Bids will be received on Tuesday, Oct. 1, for completing the contract which was executed by William J. Flanagan on March 2, 1906, and was declared abandoned Aug. 28, 1907, for the construction of the storm relief tunnel sewer from the Webster avenue sewer near Wendover avenue, in the Mill Brook water shed (sewerage district No. 33), to the Harlem River, about 231 feet north of High Bridge. The excavating to be done is estimated at 25,000 cubic yards.

The President of the Borough of the Bronx having submitted a plan for a relief sewer in Webster av, from Wendover av to a point 200 ft. north of Tremont, av, and requested an appropriation of $325,000 for its construction, the Board of Estimate and Apportionment has referred the matter to a committee consisting of the Mayor, President of the Board of Aldermen, President of the Borough of the Bronx, the Chief Engineer and the Corporation Council.

### REGULATING AND GRADING IN THE BRONX.

The following named Bronx improvement matters have been advanced to the stage that bids are being advertised for by the Borough President: Randall av, from Leggett av to Bronx river; McComb's Road, from Featherbed lane to Aqueduct av; 196th st, from Bainbridge av to Jerome av; Summit place, from Heath av to Boston av; Spuyten Duyvel rd between West 227th st and West 230th st; East 147th st, from Southern Boulevard to St. Mary's Park; East 199th st from Webster av to Marion av; Popham av from West 176th st to Montgomery av; 170th st, from Aqueduct av to Wythe pl, excepting that section between Jerome av and Crowell av; Kossuth pl, from Mosholu Parkway to De Kalb av; Whittier st, from Seneca av to Ludlow av.

### PAVEMENTS.

President Haffen will receive bids next Tuesday for laying asphalt block pavements in the following streets: Cypress av, from East 138th st to East 143d st; Fairmount pl, from Prospect av to Clinton av; East 176th st, from Park av to 3d av; East 137th st, from the Southern Boulevard to Willow av.

## Imformation for Taxpayers Asked.

Mr. Allan Robinson, in referring to the letter which he sent to Controller Metz last Saturday, says that it should not be taken as a criticism, expressed or implied, of the Controller. In his opinion Mr. Metz is one of the best Controllers the city has ever had, and his efforts, so far as Mr. Robinson is familiar with them, have always been along the line of reducing expenses and inaugurating economies and improvements.

"But the question of the expenditures of the city government," said Mr. Robinson, "is a vital one, and the letter in question was addressed to him as the proper person to give to the taxpayers of the city information desired relative to the manner in which their money has been expended. Both the Mayor and Controller have admitted through the Finance Commission that the expenditures of the city government are higher than need be for the service obtained, and that the revenues are lower than need be if properly controlled.

"The system of bookkeeping should be simplified, first of all, since improper methods of bookkeeping render it very difficult to learn how the city's moneys have been expended. With the assistance of the Mayor and the Controller I feel confident that an explicit statement will be furnished the taxpayers that can be used as a basis for future budgets."

In the letter referred to the Allied Real Estate Interests asked information on the following points, viz.: (1) What date has been set for the final action on the 1908 budget? (2) What date or dates have been set for taxpayers to appear before the Board of Estimates and Apportionment? (3) Will the budget for 1908 be submitted in the form provided for in the resolution of the Board of Estimate and Apportionment of October, 1906? (4) Has the "horizontal cut" been positively abandoned; and will it be possible this year for one department's requests to be considered on the merits of the case presented by that department without regard to the percentage of increase granted to some other department whose needs are not so urgent from the point of view of the city at large? (5) Will it be possible to obtain in advance of public hearings your recommendations as to increase in allowances? (6) Will it be possible to obtain a list of requests for increases which you refuse to recommend? (7) Will it be possible to obtain a statement showing how far salary increases are due to an increase in the salaries of present officials, and how far due to requirements growing out of additional employees? (8) What revenues due the city are not now collected?

### Sales and Prices of Gas in Greater New York.

| Company— | Feet Sold, Year of June 30, 1906. | Net Lighting Rate Per M. Feet. | Net Heating Rate Per M. Feet. |
|---|---|---|---|
| Consolidated | 13,366,223,442 | $1.00 | $1.00 |
| Brooklyn Union | 6,536,177,360 | .80 | .80 |
| New Amsterdam | 2,494,727,800 | 1.00 | 1.00 |
| Standard | 2,035,716,800 | 1.00 | 1.00 |
| N. Y. Mutual | 1,827,317,600 | 1.00 | 1.00 |
| Central Union | 1,024,811,900 | 1.00 | 1.00 |
| Westchester | 874,415,130 | ... | ... |
| In the Bronx | ..... | 1.00 | 1.00 |
| In Mount Vernon | ..... | 1.00 | 1.00 |
| In Yonkers | ..... | 1.00 | 1.00 |
| In New Rochelle | ..... | 1.20 | 1.20 |
| In White Plains | ..... | 1.40 | 1.40 |
| In Tuckahoe | ..... | 1.60 | 1.60 |
| Northern Union | 382,046,600 | 1.00 | 1.00 |
| Flatbush | 212,263,600 | .80 | .80 |
| Kings County | 207,999,600 | 1.00 | 1.00 |
| Newtown | 177,926,633 | 1.00 | 1.00 |
| N. Y. and Richmond | 161,771,600 | 1.15 | 1.15 |
| Brooklyn Borough | 101,698,900 | 1.25 | 1.25 |
| N. Y. and Queens | 82,878,800 | 1.25 | 1.25 |
| Queens Borough | 61,699,000 | 1.60 | 1.40 |
| Bronx | 54,357,000 | 1.10 | 1.10 |
| Jamaica | 51,585,186 | 1.00 | 1.00 |
| Richmond & Queens | 46,195,694 | 1.00 | 1.00 |
| Woodhaven | 43,285,464 | 1.00 | 1.00 |

SALES AND PRICES OF GAS OUTSIDE OF GREATER NEW YORK.

| Location— | Feet of Gas Sold. | Net Rate Per M. Feet Lighting. | Net Rate Per M. Feet Heating. |
|---|---|---|---|
| Rochester | 675,465,100 | $1.00 | $1.00 |
| Buffalo | 556,000,000 | 1.00 | 1.00 |
| Albany | 400,000,000 | 1.30 | 1.00 |
| Syracuse | 364,385,500 | .95 | .95 |
| Troy | 248,642,500 | 1.25 | 1.00 |
| Schenectady | 177,147,100 | 1.20 | 1.20 |
| Utica | 166,850,600 | 1.30 | 1.00 |
| Binghamton | 137,250,300 | 1.25 | 1.25 |
| Auburn | 83,476,100 | 1.13 | 1.13 |
| Gloversville & Johnstown | 70,635,300 | 1.30 | 1.30 |
| Poughkeepsie | 73,784,000 | 1.20 | 1.20 |
| Newburgh | 63,300,400 | 1.50 | 1.00 |
| Watertown | 61,203,000 | 1.50 | ... |
| Tonawanda | 57,255,900 | 1.50 | 1.20 |
| Amsterdam | 62,595,100 | 1.00 | 1.00 |
| Kingston | 47,632,400 | 1.15 | 1.15 |
| Geneva | 43,231,900 | 1.25 | 1.25 |
| Saratoga Springs | 43,040,800 | 1 75 | 1.25 |
| Ithaca | 38,416,600 | 1.50 | 1.30 |
| Cohoes | 35,867,000 | 1.37½ | ... |
| Lockport | 37,742,500 | 1.00 | 1.00 |
| Rome | 31,932,600 | 1.20 | 1.20 |
| Little Falls, Herkimer and Ilion | 29,283,900 | 1.30 | 1.30 |
| Oswego | 24,424,200 | 1.25 | 1.25 |
| Peekskill | 23,587,100 | 1.50 | 1.50 |
| Niagara Falls | 23,263,600 | 1.70 | ... |
| Glens Falls | 24,457,900 | 1.75 | 1.50 |
| Elmira | 20,892,200 | 1.50 | 1.10 |
| Homer and Cortland | 20,179,500 | 1.50 | ... |
| Middletown | 20,000,000 | 1.25 | 1.25 |
| Plattsburg | 21,304,500 (made) | 1.80 | 1.40 |

## QUESTION BOX

### Promissory Note.

To the Editor of the Record and Guide:

Will you inform me through your paper as to the following: A client of mine loaned a party a sum of money on a note and was given a bonus of $15; or, in other words, he bought the note for $15 less than its face value. The note ran two months and the party then wanted to extend it on the same terms, and it was done, the party paying the $15 again. Could the purchaser of the note sue for face value and recover or get judgment?

Answer.—If the defense of usury should be put into the suit, it is doubtful if the holder of the note could then recover judgment. If, however, suit should be brought, let it only be for the original amount due with interest, less the $30 received.

### Betrayal of Confidence.

To the Editor of the Record and Guide:

A man puts his real estate, for reasons best known to himself, in his wife's name, and she dies without having made a will, and leaving no children. Can he recover his property, and how?

Answer.—Unless a child was born alive, the issue of the marriage, the surviving husband has now no interest in said real estate, and cannot recover it back. If such child was so born the surviving husband has a "tenancy by the courtesy" (that is, the use, rents and profits of the real estate during his life; he to pay taxes, water rents and repairs, and not to commit waste). A method frequently resorted to in such cases is a friendly foreclosure.

### Satisfaction Required.

To the Editor of the Record and Guide:

Please give me your opinion if a broker is entitled to his commission when he brings a tenant to lease a property for a term of years, and both sides agree, but no contract is to be made or signed until the responsibility of the tenant is thoroughly considered by the owner of the property. The owner finds tenant not sufficiently responsible, therefore refuses the verbal agreement made. Is the broker entitled to the commission?

Answer.—One of the requisites of becoming entitled to a commission is for a broker to procure a party satisfactory to the landlord, who, other things being equal, passes himself on the satisfactoriness of the party brought to him, until which done the broker has only performed a part of his work and is not entitled to consider his commission as earned.

### Payment of Taxes.

Misconstruction of the rule that "all checks given in payment of taxes must be certified," has decided Comptroller Metz to waive so much of the order to the Receiver of Taxes as to permit him to receive uncertified checks in payment of bills sent by mail and to require the Receiver in such cases to hold receipted bills, when so paid, until the checks have been honored through the Clearing House.

The reason for this order is that last year the department had a great deal of trouble in collecting on certain checks which were returned by the banks marked "N. G.," "Bankruptcy," "Payment stopped," "Bank closed," etc., while there was outstanding a receipted bill.

Col. David E. Austin, the Receiver of Taxes, says that while the city does not lose this money, as the amount is not charged off the books until the checks are cashed, still these receipts have been used as a matter of deception to mortgagees in several instances, and the city decided to discontinue the practise.

All bills paid by check on the lines where the bills are receipted and returned to the taxpayer to be taken away by him, must be paid by checks certified in advance of payment, or in legal tender. In other words, if the taxpayer wants his receipt immediately he should pay by certified check or legal tender; where there is no immediate necessity for having the receipted bill, he may send in an uncertified check with a stamped envelope enclosed and a receipt will be sent him.

### Objects of the Civic League.

The Civic League of the Bronx, active in transit matters, has presented to the Public Service Commissioners a report indicating how the Bronx would be helped were certain changes made in the existing system.

One suggestion is that alternate trains be run on the 2d av line through from the South Ferry to Bronx Park and West Farms, thus avoiding much of the congestion at the 149th st station and largely increasing the carrying capacity of the elevated system. The League is also working for more speedy completion of municipal contracts and for greater economy in connection with and more strict enforcement of the obligations of such contracts.

## Railroads and Street Pavements.

PROPERTY OWNERS often ask what the liability of a street railway company is to keep in repair portions of streets within its tracks. Railroad corporations have at times neglected to comply with the orders of the city authorities, to pave, repave or repair, and the Commissioner of Public Works has had to repave, "between the tracks, the rails of its tracks and two feet in width outside of its tracks."

Between the years 1892 and 1896 the city spent $48,679.22 for such paving on the line of the Broadway and 7th av, in various places, where the railroad company had not observed and obeyed the notice to repave given by the Commissioner of Public Works. After all these years a report has just been rendered by a referee, to the Supreme Court of this county, unfavorable to the city's action, as the referee holds that in the case of the present defendant neither by its charter nor by any contract expressed or upheld, nor by any statute or law of the State (1890) was it under any obligation to repave, or do more than repair and keep in repair; and, further, that want of legal notice is fatal to the action. The principles of law are held to be:

A street surface railroad company is bound to keep in proper repair the portions of the streets occupied by its tracks; but, in case it fails to do so, the municipality or other local authority cannot, without demand or notice, interfere and make such repairs as it deems necessary and claim against the company for the expense incurred.

In the absence of a special contract or obligation expressly imposed by its charter a street surface railroad company is under no duty or liability to repave any portion of a street in which its tracks are laid, except the duty or liability which is created by section 98 of chapter 565 of the Laws of 1890, as amended by chapter 676 of the Laws of 1892, and by that section a local authority can have no claim against a railroad corporation for repaving unless it first gives notice to the corportion to do the required work and the corporation neglects to do it for a period of 30 days.

Section 98 of the Act of 1890 provided: "Every such corporation, so long as it shall continue to use any of its tracks in any street, avenue or public place in any city or village, shall have and keep in permanent repair that portion of such street, avenue or public place between its tracks, the rails of its tracks, and two feet in width outside of its tracks, under the supervision of the proper local authorities and whenever required by them to do so and in such manner as they may prescribe."

It is open to question whether this section applied to any corporations other than those referred to in section 97, which were street surface railroads in this State, "excepting in the City and County of New York." It was this doubt probably that led the Legislature in 1892 (Chap. 676) to amend section 98 by substituting for the introductory words "every such corporation," the words "every street surface railroad corporation." In other respects the section was unchanged.

### Points to Remember in Valuing Realty.

Many appraisers owe much of their success to the experience gained in condemnation proceedings, both for the city and for others, which may be considered a special schooling in itself. Bryan L. Kennelly, of 156 Broadway, is included in this class. For many years Mr. Kennelly has been retained as an expert for the City of New York. In a recent interview he said that the ability of an appraiser is in proportion to his length of experience, and that while much could be said on the subject of how to intelligently determine real property values, that, after all, it depended on an extensive knowledge of sales and governing conditions. David Stewart, of 203 Broadway, who has been engaged as an appraiser in many important litigation cases, and who is a recognized authority in the Washington Heights and Van Courtlandt sections, says that in making appraisals of improved property it is always advisable to value the land and building separately, being careful to note the arrangement of the interior, as upon its economical plan the full revenue of the property depends. Among other things to be remembered in rendering a report, he said, are street openings, changes of grade, and assessments, all of which may affect the value of property materially. Joel S De Selding, of De Selding Bros., 149 Broadway, Manhattan, also an expert appraiser, considers that the appraiser of to-day must be a student of conditions as well as of values, and that in order to qualify as an expert he should be able to testify in court work as well.

### Special Circuits and Outlets for Heating Devices.

The "Manhanset" at Prospect and Longwood aves. was one of the first apartment houses to be built with special outlets for electrical heating devices. Mr. James F. Meehan, the builder, is making the same arrangements in his new apartment house at 163d st. and Prospect ave. Separate outlets in each bathroom make it easy to connect any small device, such as a curling-iron heater, shaving mug or water cup, without using the regular lamp socket.

Mr. Charles V. Halley, in his new apartment house at Clinton av and Crotona Park North, has improved on this idea by installing a separate circuit from the panel box to an outlet in the kitchen. To this outlet an electric cooking device can be attached, thus making it possible for a tenant to do part or all of his cooking by electricity.

Every prospective builder of apartment houses should consider the special circuit question when a building is planned, as the expense of running heavy circuits for heating appliances after the structure is completed often prevents the owner from installing them. Electric heating devices are here to stay, and it is but a question of time when every apartment house and dwelling will have a special heating circuit.

### Suggestions Invited.

The following named committee of the Harlem Property Owners' Association would be pleased to receive suggestions in compliance with the following notice: Morton H. C. Foster, 1971 3d av; J. L. O'Brien, 217 West 125th st; Cyrille Carreau, 796 6th av; J. T. Martin, 35 West 111th st; Maurice Goldberg, 22 Lenox av; Edward J. Murray, 1786 Lexington av, chairman.

Dear Sir: The committee of the Board of Municipal Court Justices having charge of the plans and arrangements to effect the reorganization of the court, as required by chapter 603 of the Laws of 1907, has selected as its sub-committee on rules Justice Rasquin, of Queens, and myself.

This sub-committee would be pleased to receive any suggestions upon any subject which members of the bar may deem proper or suitable to be embodied in the rules of the Municipal Court.

It is the purpose of the Board of Justices, I believe, to establish parts of each of the courts, by virtue of section 13 of chapter 603 of the laws of 1907, so that there will be as little delay as possible in the conduct of the business of the courts. The sub-committee would appreciate it if you would cause the publication either of this letter or the material features thereof in the Law Journal, so that members of the bar may be advised of the desire of the Board of Justices, through its sub-committee above mentioned, to have the co-operation and suggestions of the bar in framing suitable rules for the expeditious and orderly conduct of the business of the court. * * *

Suggestions may be addressed care of the writer, at the Fourteenth District Court, Borough of Manhattan, No. 620 Madison av. Yours very truly,

EDGAR J. LAUER.

### Objects of the Vyse Estate P. O. Association.

The Vyse Estate Property Owners 'Association has adopted a resolution favoring the construction of a third track on the 3d av elevated road through Manhattan, and has appointed a special committee to work for the establishment of a public school in the vicinity of Vyse av and Jennings st.

The association is also urging the Public Service Commission that the Interborough Railroad Company be compelled to run 2d and 3d av "L" trains over the Westchester av spur to and from West Farms. The association has also requested the commission not to have the 2d av elevated line used exclusively for express service.

### The Fort George Railway.

Owners of more than half the property on the line of the Fort George Street Railway having consented to the constructing and operating of this road, the papers showing these consents have been referred back to the railway company for correction, by Chief Engineer Nelson P. Lewis, acting for the Board of Estimate. The irregularities consist in the omission of lot numbers and dates, incomplete diagrams and the absence of corporate seals where the consents of corporations are given. These seem small details, but in matters of this importance affecting the validity of a franchise, every formality must be strictly observed.

### Status of the Portchester Railroad Project.

At the meeting of the Board of Estimate and Apportionment of June 21, 1907, an order to show cause and a temporary injunction were served upon the Board, restraining it from granting the application of the New York and Portchester Railroad Company for a change of line in the Borough of the Bronx. The injunction order was entered in the action of Robert E. Robinson as plaintiff. Hearings on the application by the Board of Estimate are being adjourned from time to time, the next date being November 1.

### What's to Be Done with the Belmont Tunnel?

The Belmont tunnel is finished on time. The official trip through the tunnel, from Lexington av and Forty-second st, Manhattan, under the East River to Long Island City, was made on Tuesday morning, Sept. 24, 1907, by a number of officials and invited guests.

A month's work could make the tunnel ready for car traffic, but connections have not yet been made with other traffic lines, and no one knows what is to be done with it. Some say the plan is to sell it to the city, and that seems to be the only way the public will ever get through it without paying an extra fare.

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**W. P. MANGAM**
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem New York City
NOTARY PUBLIC

*MISCELLANEOUS.*

**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST.
AGENCY DEPT.: 932 EIGHTH AVENUE

*MISCELLANEOUS.*

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Hon ABRAHAM R LAWRENCE, Counsel

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending Sept. 28, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

**The total amount at the end of the list comprises the consideration in actual sales only.**

***Indicates that the property described was bid in for the plaintiff's account.**

JOSEPH P. DAY.

11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100, 3-sty brk loft and store building. (Amt due, $15,745.62; taxes, &c, $741.60; sub to a mort of $18,000.) Kneeland Moore. ..... $36,400

Broadway, Nos 2689 to 2695½ s w cor 103d st, 103d st, No 240 | 100.11 x 120, 10-sty brk and stone hotel. (Amt due, $66,168.34; taxes, &c, $——; sub to two morts aggregating $638,716.12.) Adj sine die.....——

225th st, n s, 205 e 2d st, 100x114, Wakefield. (Partition.) Richard Masten .....4,025

213th st, n s, 100 e Maple av, Wakefield, 50x100. (Amt due, $649.44; taxes, &c, $4.42; sub to a mort of $8,000, covering this and other property.) Angelo Merola .....1,550

Home st, No 1074, s s, 211.1 e Stebbins av, 17.1x69.3x23.9x85.8, 2-sty frame dwelling. (Partition.) Henry Sann .....3,190

Home st, No 1076, s s, 228.2 e Stebbins av, runs e 24.10 x s 41.11 x s e 2.5 x s w 36.9 x n 69.3 to beg, 2-sty frame dwelling. (Partition.) Chas Bisberg .....3,615

Home st, s s, 252.11 e Stebbins av, runs e 25 x s 31.10 x s e 65.2 to Intervale av, x s w 25 x n w 75.3 x n 41.11 to beg, vacant. (Partition.) Chas Bisberg .....3,358

Intervale av, n w s, 655.7 n e 167th st, 75x 72.10, vacant. (Partition.) Carl Eichhorst. .....6,586

Interior parcel beg at a point 91.1 n w Intervale av and 74.1 s Home st, runs n e 24.7x s 11.7 x s w 14.6 x n w 18.3 to beg. (Partition.) Morris Franklin .....200

BRYAN L. KENNELLY.

191st st, s s, 100 e St Nicholas av, 150x95.9x 150.3x104.3, vacant. (Amt due, $4,514.19; taxes, &c, $9,498.91.) City Real Estate Co. .....18,267

98th st, Nos 334 and 336, on map Nos 336 and 338, s s, 99.6 w 1st av, runs w 50.6 x s 100.11 x e 50 x n 75.5 x e .06 x n 25.5, 5-sty brk factory. (Amt due, $20,217.53; taxes, &c, $1,365.01.) Charles Martin.....25,950

SAMUEL MARX.

100th st, No 105, n s, 51 e Park av, 25x75, 5-sty brk tenement. (Amt due, $16,889.26; taxes, &c, $72.) Jacob Neadle .....17,250

SAMUEL GOLDSTICKER.

145th st, n s, 200 w Lenox av, 75x99.11, vacant, Action No 2. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Adj to Oct 10.....——

145th st, n s, 125 w Lenox av, 75x99.11, vacant. Action No 1. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Adj to Oct 10.....——

JAMES L. WELLS.

*69th st, Nos 315 to 323, n s, 225 w West End av, 124.8x100.5, three 6-sty brk tenements and stores. (Amt due, $23,317.95; taxes, &c, $894.03.) Archibald H Murdock .....106,750

| | |
|---|---|
| Total | $227,141 |
| Corresponding week, 1906 | 607,715 |
| Jan. 1st, 1907, to date | 31,182,005 |
| Corresponding period, 1906 | 23,802,409 |

## VOLUNTARY AUCTION SALES.

Oct. 3.

By JOSEPH P. DAY.

Anderson av, e s, 482 feet s E 165th st, 12 lots and dwelling.

Boscobel av, e s, and extending through to Cromwell av, about 270 feet n of E 169th st, 6 lots.

Park av, southeast cor E 181st st, 2-sty and basement frame dwelling, 25x91.

181st st, No 452 E, 2-sty frame dwelling, 50x150.

3d st, No 351 E, 5½-sty brick tenement, 20x96.

81st st, No 164 E, 3-sty brk dwelling, 20x104.4.

35th st, No 158 W, 4-sty brk and stone dwelling, 18x45x irreg.

THE COPARTNERSHIP carried on by the undersigned under the name of Rule & Bach, at McKinley Building, Boston Road and 169th St., Borough of the Bronx, for the transaction of the Real Estate business, is this day dissolved. The business will be continued by Mr. Rule.

WILLIAM G. RULE.
EMANUEL G. BACH.

Dated Oct. 1st, 1907.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Sept. 28.

No Legal Sales advertised for this day.

Sept. 30.

106th st, No 239, n s, 100 w 2d av, 25x100.11, 4-sty brk tenement. Mary Coeppicus agt Alwine Ahnert et al; Adolph Bloch, att'y, 99 Nassau st; Edw J Dunphy, ref. (Amt due, $11,008.85; taxes, &c, $24.) Mort recorded Sept 4, 1905. By Joseph P Day.

222d st, late 8th st, n s, 505 e 4th av, and being gore lot 76 map Wakefield, Bronx, 71.6x114x100x—. Mercer Ramsay agt Geo H Hamm exr, &c, et al; Wm J Courtney, att'y, 189 Montague st, Brooklyn; Abram S Jaffer, ref. (Amt due, $821.66; taxes, &c, $130.) By Joseph P Day.

Oct. 1.

7th st, n s, 294.10 e Virginia av, Pugsley estate at Unionport, 25x103, vacant. Henry Ruhl et al agt Wm J Russell et al; Robert H Bergman, att'y, 3221 3d av; Henry K Davis, ref. Amt due, $382.07; taxes, &c, $——. By Henry K Davis, at 12 o'clock noon, on premises.

Oct. 2.

Park av, Nos 1321 and 1323 | n e cor 100th st, 75x
100th st, No 101 | 26, 5-sty brk tenement and store. Charles Griffen et al agt John Simmons Co et al; Wilson M Powell, att'y, 29 Wall st; Alfred V Norton, ref. (Amt due, $23,292.67; taxes, &c, $71.) Mort recorded Nov 29, 1899. By Joseph P Day.

Lexington av, Nos 2170 to 2184 | w s, whole front
130th st | between 130th
131st st | and 131st sts, 199.10x80, four 6-sty brk tenements and stores.

Park av | s e cor 131st st, 99.11x80, vacant.
131st st |

Albert M Hersch agt Hauben Realty Co et al; Henry H Kaufman, att'y, 115 Broadway; Joseph P Morrissey, ref. (Amt due, $13,157.12; taxes, &c, $2,426.54 as to first parcel; $720.07 as to second parcel.) Mort recorded Jan 10, 1906. By Joseph P Day.

78th st, Nos 236 and 238, s s, 305 e 3d av, 25x 102.2, 6-sty brk tenement and store. Samuel Grodginsky et al agt Morris Seplow et al; Samuel Wolbarst, att'y, 3 Beekman st; Emmet J Murphy, ref. (Amt due, $20,874.09; taxes, &c, $265.04.) Mort recorded Apr 27, 1906. By Joseph P Day.

94th st, No 31, n s, 275 w Central Park West, 12.5x100.8, 4-sty and basement stone front dwelling. The Metropolitan Savings Bank agt Helene Schwitzer et al; Augustus S Hutchins, att'y, 84 William st; Rowland B Mahany, ref. (Amt due, $12,781.97; taxes, &c, $30.10.) Mort recorded May 3, 1908. By Sam Marx.

Oct. 3.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Concord av | s e cor 147th st, late Dater st,
Dater st | 200x100, vacant. Abraham J Dworsky agt Chas C Glatt et al; Feltenstein & Rosenstein, att'ys, 309 Broadway; Fred C Leubuscher, ref. (Amt due, $19,284.61; taxes, &c, $305.34.) Mort recorded Dec 8, 1906. By Joseph P Day.

Broadway | s e cor 94th st, runs e 146 x s
94th st, No 216 | 56.3 x w 51.8 x s 30.4 x w 100 x n 83.3 to beginning, 8-sty brk and stone tenement with 1-sty extension in st. Martin D Fink agt Wm N Severance et al; Rosendale & Dodd, att'ys, 52 Broadway; Thomas F Donnelly ref. (Amt due; $34,606.51; taxes, &c, $12,201.58; sub to morts aggregating $251,956.71.) Mort recorded Mar 26, 1903. By Joseph P Day.

Lewis st, No 109, w s ,160 n Stanton st, 20x100, 5-sty brk tenement and store and 3-sty brk tenement in rear. Herman Gottlieb agt Frederick Schlesinger et al; Sigmund Honig, att'y, 280 Broadway; Maurice S Cohen, ref. (Amt due, $3,439.80; taxes, &c, $372.07; sub to a mort of $12,500.) Mort recorded July 9, 1904. By Joseph P Day.

176th st (proposed), s s, 100 w Audubon av, 150x73x—x85, vacant. Knickerbocker Trust Co et al agt Amelia Cooper et al; A Lincoln Wescott, att'y, 135 Broadway; Philip J Sinnott, ref. (Amt due, $34,541.55; taxes, &c, $331.83.) Mort recorded June 2, 1905. By Samuel Goldsticker.

137th st, Nos 6 to 12, s s, 85 w 5th av, 150x 99.11, four 6-sty brk tenements and stores. Sender Jarmulowsky agt Pearl Realty & Construction Co et al; Morris Clark, att'y, 54 Canal st; Isaac T Flatto, ref (Amt due, $19,144.88; taxes, &c, $2,317.02; sub to seven morts aggregating $134,850; also sub to a conditional bill of sale on which is due $752.) Mort recorded Aug 3, 1906. By Chas A Berrian.

Oct. 4.

143d st, No 306, s s, 100 w 8th av, 25x99.11, 5-sty brk tenement. Andrew J Stevens agt Clarence Person et al; Andrew H Weller, att'y, 203 Broadway; Frank Cochrane, ref. (Amt due, $6,561.79; taxes, &c, $564.18; sub to a mort of $21,000.) Mort recorded May 20, 1901. By Joseph P Day.

Oct. 5.

No Legal Sales advertised for this day.

Oct. 7.

3d av, Nos 3524 to 3542 | n e cor 168th st, runs
168th st | e 337 to Fulton av
Fulton av | x n 41.8 x w 111.11 x n 87 x w 60.10 x n 50 x w 180 to 3d av x s 176 to beginning, 1, 2, 3 and 4-sty brk brewery and 1-sty frame stable and 3-sty brk tenement and store. The Emigrant Industrial Savings Bank agt Lena Kuntz et al; R & E J O'Gorman, att'ys, 49 Chambers st; Leo C Dessar, ref. (Amt due, $80,000; taxes, &c, $2,918.58.) By Joseph P Day.

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

171st st Ft Washington av and Haven av; sewer.

ASSESSMENTS COMPLETED.

100th st, bet Harlem River and 1st av; construction extension of sewer.
1st av, 81st and 84th sts; alter sewers.
82d st, 1st and 2d avs; alter sewers.
81st and 83d sts, at 1st av; alter curves.
150th st, Harlem River to e s of River av.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Sept. 30.

3d av, widening, at 159th st, at 2 p m.
Boston rd, between Bronx Park and White Plains rd, at 10 a m.
E 233d st, Bronx River to Hutchinson River, at 2 p m.
E 222d st, 7th av to Hutchinson River, at 3 p m.
Lawrence av, Lind av to W 167th st, at 3 p m.
Bridge at Highbridge, Bronx, at 3 p m.
Public Park, bounded by Southern Boulevard, Pelham av and Crotona av, at 1 p m.
Bridge at 153d st, at 11 a m.

Tuesday, Oct. 1.

Nautilus st, sewer, Richmond, at 2 p m.
Northern av, north of 181st st, at 2 p m.
Bronx Boulevard, Old Boston Post rd to E 242d st, at 3 p m.

Wednesday, Oct. 2.

Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m.
A new street, Bowery to Elm st, at 4 p m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Corlears Hook Park addition, at 4 p m.
W 162d st, Broadway to Riverside Drive, at 1 p m.

Thursday, Oct. 3.

White Plains rd, closing, northern boundary of city to Morris Park av, at 11 a m.
E 222d st, Bronx River to 7th av, at 4 p m.
Two public parks, east of Boulevard Lafayette, at 2 p m.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. CASTLETON AVENUE—REGULATING, GRADING, PAVING ROADWAY, LAYING COBBLE-STONE GUTTERS, from Bard Avenue to Glenn Avenue.

HERMAN A. METZ,
Comptroller.
City of New York, September 24, 1907. (38114)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

26TH WARD, SECTION 13. JEROME STREET—REGULATING, GRADING, SETTING CURB-STONES, AND LAYING CEMENT SIDEWALKS, from Pitkin Avenue to New Lots Road.

HERMAN A. METZ,
Comptroller.
City of New York, September 26, 1907. (38124)

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# OFFICIAL LEGAL NOTICES

ENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. SEWER AND APPURTENANCES in CLAY AVENUE, between East 166th and 167th Streets; in TELLER AVENUE, in FINDLAY AVENUE, and in COLLEGE AVENUE, between 165th and 167th Streets; in EAST 165TH and EAST 167TH STREETS, between Clay and Morris Avenues. COLLEGE AVENUE—SEWER, between East 163d and 164th Streets. EAST 137TH STREET—PAVING AND SETTING CURB, from 3d to Rider Avenues. SEWER AND APPURTENANCES in EAST 164TH STREET, between Walton Avenue and Grand Boulevard and Concourse, and in GRAND BOULEVARD AND CONCOURSE (west side), between East 164th Street and Pond Place. BROWN PLACE—REGULATING AND PAVING, from East 135th to 138th Streets. 23D WARD, SECTION 10. EAST 162D STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Westchester and Stebbins Avenues. EAST 136TH STREET—PAVING AND SETTING CURB from the west side of Cypress Avenue to the East River. ROBBINS AVENUE—PAVING AND CURBING, from 149th Street to Westchester Avenue. 23D WARD, SECTION 11. CHISHOLM STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Stebbins Avenue to Intervale Avenue. 24TH WARD, SECTION 11. SEWERS in WEST 176TH STREET, between Harlem River and Sedgwick Avenue, and in SEDGWICK AVENUE, between West 176th Street and summit north of West 177th Street. EAST 178TH STREET—SEWER, from the Southern Boulevard to Prospect Avenue. EAST 183D STREET—PAVING AND CURBING, from 3d Avenue to Webster Avenue. SEWERS in EAST 188TH STREET, between Arthur and Bathgate Avenues, and in LORILLARD PLACE between East 188th and 189th Streets. WATERLOO PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 175th to 176th Streets. CAMERON PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jerome to Morris Avenues. LAFONTAINE AVENUE—PAVING AND CURBING, between Tremont Avenue and the Quarry Road at East 182d Street. ECHO PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Tremont Avenue to Echo Park. SEWERS in the GRAND BOULEVARD AND CONCOURSE (both sides), between East 183d and 189th Streets, and in FIELD PLACE, between Ryer Avenue and the Grand Boulevard and Concourse. EDGEWATER ROAD—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Westchester Avenue to West Farms Road. 24TH WARD, SECTION 12. EAST 197TH STREET—REGULATING, GRADING, CURBING, FLAGGING a space of four feet wide, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, between Creston and Bainbridge Avenues. DECATUR AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 207th Street to Gun Hill Road. PARKSIDE PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, between East 207th Street and Webster Avenue, near 210th Street. 24TH WARD, ANNEXED TERRITORY. FIRST UNNAMED STREET EAST OF THE BRONX RIVER (Devoe Avenue)—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS BUILDING APPROACHES AND PLACING FENCES, from Tremont Avenue to 180th Street

HERMAN A METZ,
Comptroller.

City of New York, September 12, 1907. (37765-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 11 to 25, 1907 of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS IN THE BOROUGH OF MANHATTAN:

22D WARD, SECTION 4. WEST 46TH STREET—REPAIRING SIDEWALK, in front of No. 50. COLUMBUS AVENUE—ALTERATION AND IMPROVEMENT TO SEWER east side, between 74th and 75th Streets. 12TH WARD—SECTION 7. WEST 92D STREET—REPAIRING SIDEWALK at No 208. EAST 95TH STREET REPAIRING SIDEWALK at No 140. 12TH WARD SECTION 6. 115TH STREET AND LENOX AVENUE—RECEIVING BASIN, on the southeast corner. WEST 143D STREET—SEWER, between the Harlem River and Lenox Avenue. WEST 144TH STREET—SEWER, between Harlem River and Lenox Avenue. 12TH WARD, SECTION 7. 145TH STREET AND BROADWAY—RECEIVING BASIN on the southeast corner. WEST 152D STREET—SEWER, between 8th Avenue and Macomb's Dam Road. 12TH WARD, SECTION 8. ST NICHOLAS [illegible] FLAGGING AND RE-FLAGGING SIDEWALK, east and west sides, between 169th and 171st Streets. WEST 161ST STREET—REPAIRING SIDEWALK, at Nos. 544, 546, 548, 574, 576 and 578. WEST 167TH STREET—REGULATING, GRADING, CURBING AND FLAGGING, from Amsterdam Avenue to Audubon Avenue. WEST 174TH STREET—SEWER, between Amsterdam Avenue and Audubon Avenue. SEWERS IN 203D STREET, between the Harlem River and summit west of Ninth Avenue; and in 9TH AVENUE, between 202d and 204th Streets. WEST 204TH STREET—SEWER, between Harlem River and 9th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 10, 1907. (37681)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 18 to October 2, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, in FINDLAY AVENUE, between East 165th and 167th Streets; in COLLEGE AVENUE, between East 165th and 167th Streets; in EAST 166TH STREET, between Webster Avenue and Morris Avenue. 24TH WARD, SECTION 12. VILLA AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Southern Boulevard to Van Cortlandt Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 17, 1907. (37795)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

7TH WARD, SECTION 1. SCAMMEL STREET—SEWER, between Madison and Henry Streets.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—TEMPORARY STORM WATER SEWER, from the easterly side of Columbia Avenue to Bodine's Creek. 3D WARD. REGULATING, GRADING, PAVING AND LAYING CROSSWALKS AND DISH GUTTERS in HATFIELD AVENUE, from Richmond to Nicholas Avenues, and in LAFAYETTE AVENUE, SHARP AVENUE and ELM STREET, from Harrison Avenue to Hatfield Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-3)

## PROPOSALS

Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, SEPTEMBER 30, 1907,

For furnishing and delivering fire hose and play pipes.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, September 17, 1907.

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

BOROUGHS OF BROOKLYN AND QUEENS.

SEALED BIDS OR ESTIMATES will be received at the office of the Department of Public Charities, foot of East Twenty-sixth street, Borough of Manhattan, in The City of New York, until 2.30 o'clock P. M. on

MONDAY, SEPTEMBER 30, 1907,

For furnishing all the labor and materials required for the erection and completion of Coney Island Hospital, Borough of Brooklyn, The City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated September 17, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of Brooklyn

For furnishing all the labor and materials necessary to repair asphalt roadways on Glenmore avenue and Eastern Parkway extension, also to resurface walks in Prospect Park, Borough of Brooklyn, together with all the work incidental thereto.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

## PROPOSALS

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to erect and complete a three rail post and pipe wire mesh fence in McLaughlin Park, Borough of Brooklyn.

For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, SEPTEMBER 30, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing and delivering forage.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated September 17, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, SEPTEMBER 30, 1907,
Borough of Brooklyn.

Contract for furnishing and delivering forage.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated September 17, 1907.

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, SEPTEMBER 30, 1907,

For furnishing all the labor and material necessary to remove two frame buildings from the grounds at City Hospital to the grounds at Metropolitan Hospital, and set up and complete said buildings ready for occupancy.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated September 17, 1907.

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, OCTOBER 7, 1907,

For all the labor and materials required for a tunnel connecting the training school for women nurses with pavilions A and B of the new Bellevue Hospital, situated under Twenty-sixth street, east of First avenue, Borough of Manhattan, the City of New York.

For full particulars see City Record.

JOHN W. BRANNAN,
President of the Board of Trustees,
Bellevue and Allied Hospitals.

Dated September 23, 1907. (37975)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for completely erecting and constructing a comfort station in the Botanical Garden, in Bronx Park, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

(37982-2)

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,

For furnishing and delivering steel and hardware supplies to the Harlem River bridges during the year 1907.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated September 19, 1907. (37961)

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,

For the construction of the Madison avenue bridge over the Harlem River.

For full particulars see City Record.

JAMES W. STEVENSON
Commissioner of Bridges.

Dated September 19, 1907. (37968)

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,
Borough of The Bronx.

For furnishing all the materials and labor for constructing retaining wall on Spuyten Duyvil Parkway, in the City of New York.
For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37982-1) Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,
Borough of Brooklyn.

For all labor and materials required in the furnishing and erection of cases for exhibits in the Brooklyn Institute of Arts and Sciences, Brooklyn, New York.
For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37989) Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of Manhattan.

For regulating, grading, laying walk pavement of Portland cement and doing other work upon and adjacent to the site of the old engine house in City Hall Park.
For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
Dated September 20, 1907. (37946)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of The Bronx.

For furnishing and delivering two hundred (200) tons No. 1 white ash anthracite coal (No. 4, 1907) for parks, Borough of The Bronx.
For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
(37939-1)

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.
SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 3, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for completely erecting and constructing a stone wall surmounted by an iron fence, in the Botanical Garden, in Bronx Park, in the City of New York.
For full particulars see City Record.

MOSES HERRMAN,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
(37939-2)

DEPARTMENT OF DOCKS AND FERRIES.
Sealed estimates for furnishing Manila Rope (1107) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon), Thursday, October 10, 1907. (For particulars see City Record.)

DEPARTMENT OF DOCKS AND FERRIES.
Sealed estimates for furnishing about 20,000 Tons of Anthracite Coal (1106) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon), Thursday, October 10, 1907. (For particulars see City Record.)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:
1ST WARD. BLACKWELL STREET—SEWER, from Grand Avenue to Flushing Avenue.

HERMAN A. METZ,
Comptroller.
City of New York, September 24, 1907. (38122)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:
1ST WARD. ACADEMY STREET—SEWER, from Payntar Avenue to Jane Street.

HERMAN A. METZ,
Comptroller.
City of New York, September 26, 1907.


## HERBERT A. SHERMAN
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices


## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:
12TH WARD, SECTION 8. WEST 171ST STREET—SEWER, between Fort Washington Avenue and Haven Avenue.

HERMAN A. METZ,
Comptroller.
City of New York, September 26, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF QUEENS.

List 9429, No. 1. Catch basins on the northeast and northwest corners of Fifth avenue and Graham avenue, First Ward.
List 9430, No. 2. Sewer in Twentieth street, from Eighth avenue to Eleventh avenue, Whitestone, Third Ward.
List 9431, No. 3. Sewer in Twenty-eighth street, from Fourteenth avenue to Fifteenth avenue, to connect with sewer on Fourteenth avenue, Whitestone, Third Ward.
List 9432, No. 4. Temporary sewer in Twenty-ninth street, between Fourteenth and Fifteenth avenues, Whitestone, Third Ward.
List, 9433, No. 5. Sewer in Webster avenue, from First avenue to William street, First Ward.
List 9434, No. 6. Sewer in Washington avenue, from Fifth avenue to Ninth avenue, First Ward.

BOROUGH OF THE BRONX.

List 8821, No. 6. Regulating, grading, curbing, flagging, laying crosswalks and paving with granite block pavement East One Hundred and Fiftieth street, from the Harlem River to the east side of River avenue. Together with a list of awards for damages caused by a change of grade.

All persons whose interests are affected by the above-named proposed assessments and who are opposed to the same, or either of them, are requested to present their objections, in writing to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before October 29, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.
City of New York, Borough of Manhattan, September 26, 1907.

### NOTICE TO TAXPAYERS.

Department of Finance, Bureau for the Collection of Taxes, New York, September 2nd, 1907.

**TAXPAYERS WHO DESIRE TO OBTAIN their bills** promptly should make immediate written requisition (blanks may be procured in the borough offices), stating their porperty by section or ward, block and lot or map number, making copy of same from their bills of last year.

If a taxpayer is assessed for personal tax, the requisition should also request bill for such tax.

Each requisition should be accompanied by an envelope bearing the proper address of the applicant, AND WITH RETURN POSTAGE PREPAID.

In case of any doubt in regard to ward, section, block or lot number, taxpayers should take their deeds to the Department of Taxes and Assessments and have their property located on the maps of that Department, and forward to the Deputy Receiver of Taxes, with the requisition, of certified memorandum of their property, which will be furnished by the Department of Taxes and Assessments.

Taxpayers in this manner will receive their bills returned by mail at the earliest possible moment, and avoid any delay caused by waiting on lines, as required in case of personal application.

The requisition must be addressed and mailed to the Deputy Receiver of Taxes in whichever borough the property is located, as follows:

John J. McDonough, No. 57 Chambers street, Borough of Manhattan, New York.

John B. Underhill, corner Third and Tremont avenues, Borough of The Bronx, New York.

James B. Bouck, Municipal Building, Borough of Brooklyn, New York.

George H. Creed, corner Jackson avenue and Fifth street, Long Island City, Borough of Queens, New York.

John De Morgan, Borough Hall, St. George, Staten Island, Borough of Richmond, New York.

After receiving the bills, the taxpayer will see that they are properly rebated, then draw check for the net amount TO THE ORDER OF THE RECEIVER OF TAXES, and mail bill and check with an addressed envelope, WITH THE RETURN POSTAGE PREPAID to the Deputy Receiver in whichever borough the property is located.

Checks should be mailed as soon as possible after the bills have been received by the taxpayer.

All bills paid during October must be rebated before payment.

DAVID E. AUSTEN,
Receiver of Taxes.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9312, No. 1. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Walton avenue, from East One Hundred and Seventy-second street to Fordham road.
List 9334, No. 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East One Hundred and Ninety-sixth street, from Jerome avenue to Marion avenue.
List 9363, No. 3. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Whitlock avenue, from Longwood avenue to Hunt's Point road.

All persons whose interests are effected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before October 22, 1907, at 11 a m., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.
City of New York, Borough of Manhattan, September 10, 1907. (37896)

PUBLIC NOTICE IS HEREBY GIVEN TO all persons claiming to have been injured by a change of grade in the regulating and grading of the following-named streets, to present their claims, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, on or before October 1, at 11 o'clock a. m., at which place and time the said Board of Assessors will receive evidence and testimony of the nature and extent of such injury. Claimants are requested to make their claims for damages upon the blank form prepared by the Board of Assessors, copies of which may be obtained upon application at the above office:

List 9399. One Hundred and Sixty-ninth street, west from Broadway to Fort Washington avenue.

BOROUGH OF THE BRONX.

List 9378. Tiebout avenue, from East One Hundred and Eightieth street to Fordham road.
List 9403. Creston avenue, from East One Hundred and Eighty-fourth street to Minerva place.
List 9417. One Hundred and Eightieth street, from Webster avenue to the Grand Boulevard and Concourse.
List 9427. Trinity avenue, from Westchester avenue to Dater avenue.
List 9437. Southern boulevard, from East One Hundred and Thirty-eighth street to Boston road at East One Hundred and Seventy-fourth street.

BOROUGH OF BROOKLYN.

List 9389. Seventy-fourth street, between Second and Seventh avenues.
List 9397. Gattling place, between Eighty-sixth and Ninety-second streets.
List 9398. Prospect place, between Eastern parkway extension and Ralph avenue.
List 9402. Alabama avenue, between Belmont and Sutter avenues.
List 9407. Fifty-fourth street, between Thirteenth and Fifteenth avenues.
List 9408. Nostrand avenue, between Flatbush avenue and Avenue U.
List 9419. Elmore place, between Farragut road and Glenmore road.
List 9418. Dean street, between Saratoga and Rockaway avenues.

BOROUGH OF QUEENS.

List 9422. Crescent street, from Payntar avenue to Freeman avenue.
List 9423. Vanderventer avenue, from Sixth to Tenth avenue.

BOROUGH OF RICHMOND.

List 9401. Nicholas street, between Richmond terrace and St Mark's place.
List 9428. College avenue, from Jewett avenue to second proposed street east; Waters avenue, from Livermore avenue to Jewett avenue; Willard avenue, from Watchogue road to Indiana avenue.
List 9442. Bidwell avenue, from Watchogue road to Indiana avenue; Demorest avenue, from Lathrop avenue to Watchogue road; Dickie avenue, from Columbus place to Indiana avenue; Garrison avenue, from Neal Dow to Wooley avenue; Leonard avenue, from Jewett to Wooley avenue; Livermore avenue, from Watchogue road to Indiana avenue; Maine avenue, from Willard to Wooley avenue; Springfield avenue, from Willard to Bidwell avenue Wooley avenue, from Watchogue road to Indiana avenue.
List 9443. Maine avenue, from Jewett avenue to second proposed street east; Ohio place, from College avenue to Maine avenue; New York avenus, from Jewett avenue to Station 10x36; Boulevard, from Jewett avenue to Fiske avenue; Dakota place, from Washington place to Waters avenue; Deems avenue, from Washington place to Boulevard; Neal Dow avenue from Watchogue road to Indiana avenue; St. John avenue, from Watchogue road to Lathrop avenue; Wardwell avenue, from Washington place to Indiana avenue; Washington avenue, from Jewett avenue to Wardwell avenue, and Woodbridge place, from Willard to Fiske avenue.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.
City of New York, Borough of Manhattan, September 17, 1907. (37903)

# REAL ESTATE RECORDS

ey to abbreviations:

st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed herein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

September 20, 21, 23, 24, 25 and 26.

### BOROUGH OF MANHATTAN.

Allen st, No 5, w s, abt 100 n Division st, 25x87.6, 4-sty brk tenement. Lena Natelsohn widow to Nathan Natelson EXR and Esther Levy extrx Isaac Natelsohn. Q C. Sept 11. Sept 26, 1907. 1:293—19. A $16,000—$30,000. nom

Same property. Nathan Natelson EXR and Esther Levy EXTRX L Isaac Natelson to David Reich. Mort $29,375. Sept 26, 1907. 1:293. 34,125

Barrow st, No 45, s s, 144 w Bleecker st, 21x40, 3-sty frame brk front dwelling. Sampson H Schwarz et al to Patrick Shanny. Mort $3,500. Sept 24. Sept 26, 1907. 2:587—52. A $4,000—$5,000. other consid and 100

Broad st, Nos 101 and 103, on map No 103, e s, 42.2 s Pearl st, 34.9x68.10x34.10x63.3 n s, 5-sty brk building and store. Thos T Sturges et al to A Maynard Lyon. Mort $50,000 and all liens. Sept 18. Sept 24, 1907. 1:7—33. A $39,000—$45,000. other consid and 100

Beach st, Nos 16½ to 20 | Varick st, Nos 19 to 23 | s w cor Varick st, 108x100, four 3 and one 2-sty brk tenements and stores. Thomas Lenane to the City of New York. Sept 20, 1907. 1:190—30 to 33. A $75,000—$84,000. 169,000

Commerce st, No 33 (29), n s, abt 50 w Bedford st, 25x37x24.9x37, 3-sty frame dwelling. Annie Van D wife of and William Shelly et al to Eliza M, Lester K, Wm S and Percy M Hough DEVISEES Jane M Van Dyke. Q C. Jan 13, 1905. Sept 23, 1907. 2:584—54. A $3,500—$4,000. nom

Canal st, No 361, n e s, 41.7 n w Wooster st, 18.11x64.2x19.4x66.11, 5-sty brk loft and store building. Earl G Pier to Etagloc Holding Co. Mort $20,000. Sept 20. Sept 23, 1907. 1:228—3. A $14,500—$20,500. nom

Canal st, No 269, n s, 202 e Broadway, 25x112.9x25.7x107.5, 5-sty brk loft and store building. Alfred C Bachman to Daniel B Freedman. Mort $40,000. Sept 19. Sept 20, 1907. 1:209—32. A $43,000—$55,000. other consid and 100

Canal st, No 361, n e s, 41.7 n w Wooster st, 18.11x64.2x19.4x66.11, 5-sty brk loft and store building. Etagloc Holding Co to Earl G Pier. Mort $18,750. Sept 20. Sept 21, 1907. 1:228—3. A $14,500—$20,500. nom

Columbia st, No 100, e s, 325 n Rivington st, 25x100, 6-sty brk tenement and store. Marks Kerber to Morris Kerber. Mort $44,200. Sept 19. Sept 21, 1907. 2:334—52. A $18,000—$38,000. nom

East Broadway, No 85, s s, abt 135 e Market st, 25x75, 5-sty brk tenement and store. Samuel Sheindelman to Lena Kerner. Mt $32,500. Sept 19. Sept 26, 1907. 1:282—34. A $19,000—$29,000. nom

Fort Charles pl W. late Van Corlear pl, s s, 344.5 w 227th st, late Wicker pl, 30x80, 2-sty frame dwelling. Theo H Silkman TRUSTEE of and Ella G G Street to Frances E P Street. B & S and C a G. Mort $3,000. Sept 20. Sept 21, 1907. 13:3402—425. A $2,500—$6,000. 6,000

Same property. Frances E P Street to Ada N Stern. Mort $6,000. Sept 20. Sept 21, 1907. 13.3402. nom

Forsyth st, No 21, w s, abt 100 s Canal st, 25x125, 5-sty brk tenement and store and 5-sty brk tenement in rear. Robert Denigris to Chas R Faruolo. ½ part. Mort $30,000. Jan 21. Sept 23, 1907. 1:291—22. A $22,000—$40,000. other consid and 100

Grand st, No 521 | Henry st, No 323 | s s, 64 w Jackson st, runs s w 38.11 x s 21.5 to n s Henry st, at point 75.3 w Jackson st, x w 20 x n 37.6 x n e 34.8 to Grand st, x s e 25 to beginning, 5-sty brk tenement and store. Nathan L Fischer et al to Samuel Haber. 2-3 share title and int. Mort 2-3 of $——. Sept 21. Sept 26, 1907. 1:288—33. A $17,000—$27,000. other consid and 100

Hester st, No 207 | Baxter st, Nos 131 to 135 | n e cor Baxter st, runs n 100 x e 50 x s 50 x w 25 x s 50 to n s Hester st, x w 25 to beginning, two 3-sty brk and one 2-sty frame tenements and stores. Everard Roberts to City of New York. Apr 11. Sept 26, 1907. 1:236—1 and 38. A $38,000—$40,500. 65,000

Henry st, No 69, n s, 87 e Market st, 25x100x25.2x100, 5-sty brk tenement and store. Philip H Samilson to the City of New York. June 14. Sept 26, 1907. 1:282—1. A $18,000—$38,000. 53,000

Houston st, No 157, s s, 58.4 e Eldridge st, 25x74.5, 5-sty brk tenement and store. A Fred Silverstone to Gusti Langer. B & S and C a G. Mort $33,000. Sept 12. Sept 20, 1907. 2:417—13. A $16,000—$25,000. other consid and 100

Houston st, No 427 | Columbia st, Nos 144 to 150 | s e cor Columbia st, 50x75, 6-sty brk tenement and store. David Feigensohn to Celia Friedman. Mort $115,875. Sept 17. Sept 20, 1907. 2:335—58. A $40,000—P $65,000. other consid and 100

Hamilton terrace, No 62, w s, 619.6 n 141st st, 20x100, 3-sty stone front dwelling. Louis C Hahn to Thos F Kaughran. Sept 24, 1907. 7:2050—64. A $4,400—$15,500. other consid and 100

Monroe st, Nos 57 and 59, n s 212.2 e Market st, 51x100, two 5-sty brk tenements and stores. Francis B Chedsey to The City of New York. June 1. Sept 25, 1907. 1:274—6 and 7. A $34,000—$52,000. 80,000

Mitchell pl, No 7 | 49th st | n s, 108 s e 1st av, 18x80.10, 4-sty stone front tenement. Rebecca Fradkin to Louis Fradkin husband of Rebecca Fradkin. Mort $5,500. Sept 23. Sept 25, 1907. 5:1361—6. A $4,500—$6,500. nom

Mott st, No 161, w s, 150 n Grand st, 25x100, 5-sty brk tenement and store. Benj M Gruenstein and ano to Bertha Kaufmann. Mort $26,000. Aug 9. Sept 24, 1907. 2:471—49. A $15,000—$27,000. other consid and 100

Madison st, No 207, n s, 105.6 e Rutgers st, runs n 73.6 to 10 ft alley, x w 24.11 x n 26.6 x e 51 x s 100 to st, x w 26 to beginning, with all title to alley, 3-sty brk tenement and 2-sty brk stable in rear. Harris Mandelbaum et al to Harry Kay. Mort $20,000. Sept 16. Sept 20, 1907. 1:271—37. A $19,000—$22,000. other consid and 100

Prince st, No 161, n s, 43.7 e Thompson st, 25x95, 3-sty frame tenement and store and 3-sty brk tenement in rear. Edw V Brown to Edw L Montgomery, Jr. 1-3 part. Q C. Sept 16. Sept 23, 1907. 2:516—43. A $20,000—$21,500. nom

Same property. Mehetable A Rutter to same. 1-3 part. Sept 16. Sept 23, 1907. 2:516. 6,833.33

Same property. James T Pool to same. 1-3 part. Sept 16. Sept 23, 1907. 2:516. 6,833.33

Same property. A Oldrin Salter as TRUSTEE to same. 1-3 part. Sept 16. Sept 23, 1907. 2:516. 6,833.34

Same property. Edw L Montgomery, Jr, to Pasquale Lauria, all of. Mort $15,000. Sept 20. Sept 23, 1907. 2:516. other consid and 100

Same property. Release mort. Edw R De Grove to Mehetable A Rutter. Sept 16. Sept 23, 1907, 2:516. nom

Vandam st, No 103 | Greenwich st, No 533 | n e cor Greenwich st, 51x25, 2-sty brk tenement and store. Isabella E K Burnham to Alex P W Kinnan. Mort $5,000. Sept 5. Sept 24, 1907. 2:597—37. A $8,500—$9,000. nom

Wooster st, Nos 137 and 139, w s, abt 120 n Prince st, 50x100, 6-sty brk loft and store building. Julia Brown to Alexander Spiro. Mort $105,000. Sept 25. Sept 26, 1907. 2:515—34. A $48,000—$77,000. other consid and 100

William st, No 118, s e s, 89.5 n e John st, runs s e 52 and 48.5 and 24.9 x n e 5.9 and 21.4 x n w — to st, x s w 25.3 to beginning, vacant. Albert Plaut et al to Simon C Bernstein. B & S. Mort $60,000. Sept 16. Sept 21, 1907. 1:77—11. A $84,500—$84,500. other consid and 100

Same property. Simon C Bernstein to Albert and Joseph Plaut. B & S. Mort $60,000. Sept 19. Sept 21, 1907. 1:77. other consid and 100

1st st E, No 9, s s, 139.1 e Bowery, runs s 74.1 x e 11.3 x s 9.10 x e 12.5 x n 80.5 to st x w 24.6 to beginning, 5-sty brk tenement and store. Jeannette Weil et al to Henrietta Fisch. Mort $13,000. July 15. Sept 25, 1907. 2:456—18. A $20,000—$28,000. other consid and 100

4th st W, Nos 4 and 6, s s, 74 w Broadway, 36x80.5, 6-sty brk loft and store building. Mort $97,000.

Broadway, Nos 693 to 697 | 4th st, No 2 | s w cor 4th st, 80.5x74, two 5-sty brk loft, office and store buildings. Mort $320,000.

Frank A Seitz to Frank A Seitz Realty Construction Co. Sept 25. Sept 26, 1907. 2:535—51 to 54. A $329,000—$389,000. other consid and 100

7th st E, Nos 209 and 211, n e s, 283 w Av C, 40x97.6, two 6-sty brk tenements and stores. Abraham Gronowitz to Arthur P Williams. Mort $66,050. Sept 19. Sept 20, 1907. 2:390—50. A $24,000—$60,000. other consid and 100

12th st E, No 222, s s, 284.10 w 2d av, 23.4x106.6, 5-sty stone front tenement. Valentine Taylor to Wm M McCarthy. Mort $20,000. Sept 24. Sept 25, 1907. 2:467—20. A $14,000—$21,000. other consid and 100

13th st E, No 624, s s, 318 e Av B, 20x103.3, vacant. Pincus Lowenfeld et al to Louis Block. Mort $8,000. Sept 19. Sept 20, 1907. 2:395—18. A $11,000—$11,000. other consid and 100

15th st W, No 36, s s, abt 395 e 6th av, 25x103.3, 4-sty brk dwell'g Charles Wittenauer to Edw F Caldwell, of Larchmont, N Y. Mt $25,000. Sept 25. Sept 26, 1907. 3:816—62. A $40,000—$44,000. other consid and 100

17th st W, No 108, s s, abt 150 w 6th av, 25x100, 5-sty brk tenement, value $39,000. Mort $22,000. 3:792—43. A $16,000—P $32,000. CONTRACT to exchange for

46th st W, No 606, s s, abt 120 w 11th av, 25x100, 5-sty brk tenement and store, value $22,000. Mort $12,000. 4:1093—38. A $7,000—$14,000.

Isidor and Lena Marcus with Simon Epstein. Aug 27. Sept 20, 1907. exch

29th st E, Nos 316 to 320, s s, 225 e 2d av, 50x98.9, 6-sty brk tenement and store. Arnold Diamond to Celia wife of Arnold Diamond. Mort $55,000. Sept 23, 1907. 3:934—44. A $19,000—$65,000. other consid and 100

37th st W, No 237, n s, 350 e 8th av, 25x98.9, 3-sty frame tenement and store and 2-sty brk building in rear. Edward Moss to Borough Realty Co. Mort $25,000. Aug 21. (Re-recorded from Aug 23, 1907). Sept 21, 1907. 3:787—24. A $16,500—$18,500. nom

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# WATER SUPERVISION CO.

**Tel., 2017 Cortlandt** **3 PARK ROW, NEW YORK**

**Let us demonstrate what our care of your water interests will save you.**


38th st W, Nos 319 and 321, n e s, 250 n w 8th av, 46x98.9, two 4-sty brk tenements, store in No 319 and with 2-sty brk tenement in rear. Wm R Mason to Max F Schmittberger. Mort $33,000. Sept 19. Sept 23, 1907. 3:762—23 and 24. A $19,500—$30,000. other consid and 100

39th st W, No 350, s s, 100 e 9th av, —x98.9.

39th st W, No 352, adj above on west.

Modification of party wall agreement, &c, Jonas Weil and Bernhard Mayer with Samuel Woolverton TRUSTEE Ann E Cairns. Aug 30. Sept 20, 1907. 3:762. nom

39th st W, s s, 100 e 9th av, strip 0.1x47x0.1½x47. Henry Harburger et al to Samuel Woolverton TRUSTEE Ann E Cairns. Q C. Sept 13. Sept 20, 1907. 3:762. nom

45th st E, No 236, s s, 172 w 2d av, 22x70.3 to lane, x25x80.2, 4-sty brk tenement and store. Leopold Maas to Michael P Carolan. Sept 19. Sept 20, 1907. 5:1318—34. A $8,000—$11,000. 100

46th st W, No 404, s s, 100 w 9th av, 25x100.5, 6-sty brk tenement and store. A B C Realty Co to Solomon Cohn. Mort $38,000. Sept 23, 1907. 4:1055—37. A $10,000—$——. other consid and 100

46th st W, No 426, s s, 400 e 10th av, 25x100.4, 5-sty brk tenement and store. Franklin Hess to Jennie Anderson. ½ part. Mort $18,000. June 29. Sept 24, 1907. 4:1055—48. A $10,000—$19,000. nom

48th st W, No 519, n s, 275 w 10th av, 25x100.5, 5-sty stone front tenement. Cath E Weigl to Margaret Bogner. Mort $——. Sept 23. Sept 25, 1907. 4:1077—21. A $7,500—$18,000. nom

56th st E, Nos 324 and 326, s s, 294.2 e 2d av, 44.10x100.5x42.9 x100.5, 6-sty brk tenement and store. FORECLOS, Aug 5, 1907. Philip J McCook ref to Henry Rockmore and Max J Kramer. Morts $21,500 and judgment of $67.31. Sept 19. Sept 20, 1907. 5:1348—39. A $18,000—P $33,000. $28,100 over all liens

58th st E, No 312, s s, 184.6 e 2d av, 21.10x100.5, 4-sty brk tenement. Charles and Louis Koffelt TRUSTEES Rebecca Marks to Hattie Deutsch (Marks). Mort $11,000. Sept 19. Sept 20, 1907. 5:1350—45. A $8,500—$15,000. nom

60th st W, No 13, n s, 123.3 w Broadway, 25x75.5.

60th st W, No 15, n s, 148.3 w Broadway, 25x100.5.

two 5-sty brk tenements.

Samuel J Silberman to Morris Weinstein. ½ part. Mort $65,000. Apr 16. Sept 25, 1907. 4:1113—16 and 17. A $49,000—$73,000. nom

70th st W, No 233, n s, 350 w Amsterdam av, 19.8x100.5, 3-sty brk dwelling. Sadie O'R wife of and Thos P McKenna to Antonia Hilder. Mort $23,000. Sept 17. Sept 20, 1907. 4:1162—18. A $21,000—$22,000. 100

76th st E, Nos 519 and 521, n s, 298 e Av A, 50x102.2, 6-sty brk tenement and store. David Feigensohn to Celia Friedman. Mt $57,000. Sept 17. Sept 20, 1907. 5:1488—13. A $11,000—$52,000. other consid and 100

76th st E, No 439, n s, 75 w Av A, 25x75, 4-sty brk tenement and store. L Walter Lissberger to Harry U Rosenthal. 1-3 part. Mort $15,250. June 21. Sept 21, 1907. 5:1471—21½. A $7,000—$14,000. other consid and 100

78th st E, No 318, on map Nos 316 and 318, s s, 212.6 e 2d av, 43.9x102.2, 6-sty brk tenement and store. FORECLOS, Aug 23, 1907. Isaac B Brennan referee to Mary Ehrmann. Mort $43,500. Sept 12. Sept 25, 1907. 5:1452—43. A $17,500—P $33,000. 14,500

78th st E, No 326, on map Nos 320 and 322, s s, 256.3 e 2d av, 43.9x102.2, 6-sty brk tenement and store. FORECLOS, Aug 23, 1907. Isaac B Brennan ref to Mary Ehrmann. Mort $43,500. Sept 12. Sept 25, 1907. 5:1452—41. A $17,500—P $33,000. 14,600

79th st W, No 120, s s, 172 w Columbus av, 22x102.2, 4-sty and basement brk dwelling. Thos F Kaughran to Wm H Oscanyan. Mort $30,000. Sept 25, 1907. 4:1150—40. A $17,000—$32,000. other consid and 100

80th st E, Nos 522 and 524, s s, 348 e Av A, 50x102.2, 1-sty frame store and vacant. The Ignatz Florio Co-operative Association Among Corleonesi to Frank Falotico. Mort $12,750. Sept 21. Sept 25, 1907. 5:1576—37 and 38. A $13,000—$13,000. nom

80th st E, Nos 512 to 516, s s, 223 e Av A, 75x102.2, two 6-sty brk tenements and stores. The Ignatz Florio Co-operative Assoc Among Corleonesi to John Rumore. Mort $65,000. Sept 21. Sept 25, 1907. 5:1576—41 and 42. A $20,000—P $48,000. nom

80th st E, Nos 512 to 516, s s, 223 e Av A, 75x102.2, two 6-sty brk tenements and stores. Morts $65,000.

80th st E, Nos 522 and 524, s s, 348 e Av A, 50x102.2, 1-sty frame store and vacant. Morts $12,750.

Consent to conveyance. The Ignatz Florio Co-operative Assoc Among Corleonesi (1st parcel) to John Rumore and (2d parcel) to Frank Falotico. Sept 23. Sept 25, 1907. 5:1576. ——

85th st W, No 19, n s, 150 w Central Park West, 20x102.2, 5-sty stone front dwelling. Emma L Carlew to Mae Weil. Mort $35,000. Sept 23, 1907. 4:1199—27. A $15,000—P $25,000. other consid and 100

85th st E, No 534, s s, 373 e Av A, 25x102.2, 5-sty brk tenement and store. Henry Fallerius to Anton Szilagyi. Mort $11,500. Sept 25, 1907. 5:1581—37. A $7,500—$16,500. other consid and 100

85th st W, No 307, n s, 130 w West End av, 20x102.2, 3-sty and basement brk dwelling. Chas F Schorer to Wm S Gartner. Mt $18,000. Sept 17. Sept 20, 1907. 4:1247—27. A $12,000—$20,000. nom

85th st W, No 323, n s, 200 w West End av, 25x102.2, 3-sty frame dwelling. Frederick C Hilliard to Donald P Hart. Mort $14,000. May 29. Sept 20, 1907. 4:1247—24. A $16,000—$16,500. nom

86th st W, No 329, n s, 338 e Riverside Drive, 20x100.8, 5-sty stone front dwelling. Herman J H Asendorf to Maximilian Toch. Sept 26, 1907. 4:1248—19. A $14,000—$33,000. other consid and 100

88th st W, No 147, n s, 391 e Amsterdam av, 17x100.8, 3-sty and basement stone front dwelling. Nellie B Jackson to Jacob Rieper. Mort $14,500. Sept 19. Sept 21, 1907. 4:1219—16½. A $8,500—$16,000. other consid and 100

92d st E, No 114, s s, 125 e Park av, 25x100.8, vacant. Irving I and Ralph E Kempner to Jerome Nathan. Sept 26, 1907. 5:1520—67. A $15,000—$15,000. other consid and 100

Same property. Jerome Nathan to William Rosenzweig Realty Operating Co. Sept 26, 1907. 5:1520. other consid and 100

93d st W, No 159, n s, 219 e Amsterdam av, 15x86 to s s former Apthorps lane x15x86.8, with all title to s ½ Apthorps lane, 3-sty and basement brk dwelling. Amelia McEntyre to Elise H Warner. Sept 26, 1907. 4:1224—10. A $8,000—$15,000. other consid and 100

97th st E, Nos 204 to 208, s s, 100 e 3d av, 81x100.11, three 4-sty stone front tenements. Lincoln Trust Co TRUSTEE Francis W Hutchins for Florence M Oppenheim to Bernard F Golden. Sept 26, 1907. 6:1646—42 to 44. A $25,500—$48,000. 43,000

98th st W, No 46, s s, 450 w Central Park West, 25x100.11, vacant. Joseph Levine to Anna Moss. Mort $14,600. Sept 26, 1907. 7:1833—51. A $11,000—$11,000. nom

100th st E, Nos 215 and 217, n s, 250 e 3d av, 50x100.11, two 5-sty brk tenements. Samuel Epstein to H C Fredericks Realty Co. Mort $21,000. Sept 25, 1907. 6:1650—11 and 12. A $16,000—$24,000. other consid and 100

101st st E, No 329, n s, 200 w 1st av, 28.6x100.11, 6-sty brk tenement. City National Realty Co to Joseph J Meany. Mort $28,750. Sept 19. Sept 20, 1907. 6:1673—18. A $7,000—$33,500. other consid and 100

Same property. Joseph J Meany to Societa Co-operativa Degl' Italiani in America. Mort $30,750. Sept 19. Sept 20, 1907. 6:1673. other consid and 100

102d st E, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11, 6-sty brk tenement. John W Gannon to Atlantic Cement Co. B & S. Sept 16. Sept 24, 1907. 6:1630—10. A $16,000—P $35,000. nom

106th st E, Nos 212 and 214, s s, 160.6 e 3d av, runs s 23.5 x w 0.6 x s 40.2 x e 0.6 x s 24 x w 0.6 x s 13.4 x e 54 x n 100.11 to st, x w 53.6 to beginning, two 6-sty brk tenements and stores. Simon Lefkowitz et al to George Laubentracht of Brooklyn. Q C and correction deed. All liens. Sept 24. Sept 26, 1907. 6:1655—41 and 42. A $18,000—$64,000. other consid and 100

Same property. George Laubentracht to Louis Levy. Morts $70,000. Sept 25. Sept 26, 1907. 6:1655. other consid and 100

107th st W, No 309, n s, 202 e Riverside Drive, 20x100.11, 5-sty stone front dwelling. Sarah L Shanley to Eva S Robinson. Mt $20,000. Sept 25, 1907. 7:1892—42. A $12,500—$29,000. 100

108th st E, No 101 Park av, Nos 1481 and 1483 n e cor Park av, 27x74, 4-sty brk tenement and store and 1-sty brk store on av. Samuel Epstein to H C Fredericks Realty Co. Mt $16,500. Sept 25, 1907. 6:1636—1. A $10,000—$13,000. other consid and 100

111th st E, No 165, n s, 289.6 w 3d av, 30.6x100.11, 4-sty stone front tenement. Edw J McGuire and Theresa A his wife to John J Diffley. Mort $14,000. Sept 11. Sept 23, 1907.... 6:1639—25. A $12,000—$20,000. other consid and 100

Same property. John J Diffley to Theresa A McGuire. Mort $14,000. Sept 11. Sept 23, 1907. 6:1639. other consid and 100

112th st E, Nos 210 to 214, s s, 155 e 3d av, 40.6x100.11, 6-sty brk tenement and store. Lena Kaufman to Aaron Goodman. Mort $51,000. Sept 20, 1907. 6:1661—42. A $12,000—$49,500. other consid and 100

113th st E, Nos 70 and 72, s s, 180 w Park av, 50x100.11, two 5-sty brk tenements. Chas M Levy to Louis Levy. Mort $42,700. Sept 4. Sept 26, 1907. 6:1618—45 and 46. A $20,000—$40,000. other consid and 100

Same property. Louis Levy to George Laubentracht. Mort $42,750. Sept 19. Sept 26, 1907. 6:1618. other consid and 100

114th st E, No 349, n s, 125 w 1st av, 25x100.10, 3-sty brk hall. Moritz L Ernst et al to Maddalena and Luigi Fumo. Mort $23,000. Sept 20. Sept 24, 1907. 6:1686—21. A $6,000—$15,000. other consid and 100

115th st E, Nos 117 to 129, n s, 155 e Park av, 131.3x100.11. three 6-sty brk tenements and stores. Kate wife of Meyer Frank to Penco Realty Co. Q C. Sept 16. Sept 23, 1907. 6:1643—8, 10 and 12. A $52,500—P $111,000. other consid and 100

116th st E, No 97 Park av, No 1641 n e cor Park av, 22.6x100.11, 4-sty stone front tenement. Release claims, &c, as to Park av viaduct. Johanna Lalor widow et al HEIRS, &c, Patrick H Lalor to N Y & Harlem R R Co and the N Y C & H R R Co. July 25. Sept 21 1907. 6:1644—1. A $16,000—$22,000. 8,000

Same property. Release mort as to easement. Cornelius F Kingsland TRUSTEE Augusta L Jones will Ambrose C Kingsland to same. Sept 10. Sept 21, 1907. 6:1644. nom

118th st W, No 106, s s, 109 w Lenox av, 17x100.11, 3-sty and basement stone front dwelling. Mary A Howland to Max Lowenstein. Mort $13,500. Sept 25, 1907. 7:1902—38. A $8,100—$12,000. other consid and 100

119th st W, No 128, s s, 385 e 7th av, 20x100.11, 3-sty and basement stone front dwelling. Lizzie L Ball to Frederick W Mertens. Mort $20,000. Sept 24. Sept 25, 1907. 7:1903—47½. A $9,600—$22,000. other consid and 100

120th st E, No 243, n s, 110 w 2d av, 25x100.11, 5-sty brk tenement and store. Milton C Henley to A Lillian Anderson. Mort $18,650. Sept 23. Sept 25, 1907. 6:1785—20. A $7,000—$19,000. other consid and 100

121st st W, No 271, n s, 100 e 8th av, 17x100.11, 3-sty and basement stone front dwelling. John P Flannery to Neil A Flannery. Mort $10,500. June 21. Sept 24, 1907. 7:1927—5. A $7,400—$12,000. 12,500

121st st W, No 13, n s, 181 e Lenox (6th) av, 9x100.11, 4-sty and basement stone front dwelling. Frank A Seitz to Frank A Seitz Realty and Construction Co. Mort $19,250. Sept 25. Sept 26, 1907. 6:1720—44. A $9,500—$23,000. other consid and 100

123d st E, No 338, s s, 266.8 w 1st av, 16.8x100.11, 3-sty stone front dwelling. Friederich Rieper to Marie Weinberg. Mort $4,000. June 4. Sept 25, 1907. 6:1799—41½. A $3,200—$6,000. other consid and 100

123d st E, Nos 151 and 153, n s, 35 e Lexington av, runs n 100.11 x e 30.8 x s e 4 x s 100 to st, x w 35 to beginning, 6-sty brk tenement and store. Nathan Scheer to Max Schwartz. ½ part. All liens. Aug 9. Sept 20, 1907. 6:1772—22. A $12,000—$44,000. nom

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

125th st W, Nos 374 to 388 | s e cor Morningside av Hancock pl, Nos 25 to 39 | E, runs e 150 x s 130.3 Morningside av East, Nos 131 and 133 | n s Hancock pl, or Manhattan st, x n w 169.3 to e s Morningside av E, x n 52.4 to beginning, six 5-sty brk tenements and stores. Ray Levy to Harry Shwitzer. Mort $245,000. July 16, 1906. Sept 26, 1907. 7:1951—4, 61 and 62. A $120,000—$210,000. other consid and 100
Same property. Harry Shwitzer to Geo B Wilson, of Philadelphia, Pa. Mort $255,000. Sept 25. Sept 26, 1907. 7:1951. other consid and 100
127th st W, No 262, s s, 266.8 e 8th av, 16.8x99.11, 3-sty and basement stone front dwelling. Wm R Willis to Mary Lucas. Sept 23. Sept 25, 1907. 7:1932—53½. A $6,600—$11,000. other consid and 100
130th st W, No 65, n s, 180 e Lenox av, old line, 20x99.11, 4-sty stone front dwelling. Mary T Brosnan et al to James Clarke. Mt $13,000. Sept 23. Sept 24, 1907. 6:1728—8. A $8,000—$13,000. other consid and 100
131st st W, No 18, s s, 265 w 5th av, 15x84.11, 3-sty stone front dwelling. Marie E Codwise to Daniel J Riordan. Mort $8,500. Sept 18. Sept 24, 1907. 6:1728—47. A $6,000—$10,000. nom
131st st W, No 18, s s, 265 w 5th av, 15x84.11, 3-sty stone front dwelling. Daniel J Riordan to Milton C Henley. Mort $8,500. Sept 24. Sept 25, 1907. 6:1728—47. A $6,000—$10,000. nom
133d st W, No 63, n s, 185 e Lenox av, 25x99.11, 5-sty stone front tenement. Isaac Portman to Sara Levine. Mort $21,000. Sept 21. Sept 23, 1907. 6:1731—9. A $10,000—$22,000. other consid and 100
133d st W, No 7, n s, 135 w 5th av, 25x99.11, 5-sty brk tenement. Henrietta Lazarus to Rose Brown. Mort $19,500. Sept 15. Sept 23, 1907. 6:1731—31. A $10,000—$22,000. other consid and 100
134th st E, No 4, s s, 75 e 5th av, 25x99.11, 5-sty brk tenement. Hannah Linetzky to Maurice Frankel. Mort $17,000. Sept 11. Sept 24, 1907. 6:1758—68½. A $6,000—$16,000. other consid and 100
138th st W, Nos 10 to 20, s s, 120 w 5th av, 125x99.11, three 6-sty brk tenements, stores in Nos 14 and 16. FORECLOS, Sept 16, 1907. Peter J Everett ref to Isaac Liberman and Harris Friedman TRUSTEES David Levy and ano. Mort $119,135.67. Sept 19. Sept 23, 1907. 6:1735—41, 43 and 44. A $39,000—$153,000. 12,000
168th st, W | n s, 250 w Broadway, runs w 178.1 x n 22.4
169th st | x w 266 to e s Fort Washington av, x n
Fort Washington av | 154.1 to s s 169th st, x e 481.1 to point 250 w Broadway, x s 180 to beginning, 3-sty frame dwelling and two 1-sty frame buildings and vacant. Clementine M Silverman et al to City of N Y. June 1. Sept 23, 1907. 8:2138—89 and part 95. A $—— $——. 350,000
179th st W, No 612, s s, 117 w St Nicholas av, 17x100, 3-sty stone front dwelling. Mary J Brown to Annie wife of and Thomas Scholes. Mort $7,500. Sept 24. Sept 25, 1907. 8:2162—11½. A $4,200—$10,000. other consid and 100
228th st, W, No 158, late Terrace View av, s e [illegible] n Marble Hill av, late Kingsbridge av, 30x100, 2-sty frame dwelling. Anna Crawford to Annie M Burckhardt. Mort $6,750. Sept 25, 1907. 13:3402—322. A $2,500—$5,000. nom
Av A, No 275 | n w cor 17th st, 20x69, 5-sty brk tenement and
17th st, No 441 | store. Wm A Smith to Henry M Popham sub TRUSTEE under ante nuptial agreement dated Oct 17, 1861. All title. B & S. Oct 12, 1906. Sept 23, 1907. 3:949—23. A $10,000—$15,000. nom
Av A, Nos 1749 and 1751 | n w cor 91st st, 50.8x94, two 4-sty brk
91st st, No 445 | tenements and stores. Georgia T Hollister widow to Samuel D Wohlfeil. Sub to morts $14,000. Lease, &c. Sept 23. Sept 24, 1907. 5:1571—22 and 23. A $19,500—$24,000. nom
Av C, No 301, w s, 82 n 17th st, 20x88, 5-sty brk tenement and store. Many Fred et al to Henry C Fredericks. All title. Mt $14,500. April 11. Sept 25, 1907. 3:985—30. A $6,500—$10,500. other consid and 100
Same property. Henry C Fredericks to H C Fredericks Realty Co. All title. Mort $14,500. Sept 25, 1907. 3:985. other consid and 100
Amsterdam av, No 2244 | s w cor 172d st, 47x84.4, 5-sty brk ten-
172d st, No 500 | ement and store. Wm C Horowitz to Louise Hiller. Mort $59,500. Sept 23. Sept 24, 1907. 8:2128—44. A $24,500—$72,000. other consid and 100
Same property. Louise Hiller to Adolph L Goldner. Mort $59,500. Sept 23. Sept 24, 1907. 8:2128. other consid and 100
Amsterdam av | s w cor 122d st, 99.11x100, 6-sty brk tenement.
122d st, No 500 | Herman Cohen to Peter Korn. Mort $183,000. Sept 12. Sept 26, 1907. 7:1976—36. A $66,000—$180,000. other consid and 100
Bowery, No 33, e s, 25 n e Bayard st, runs s e 64.6 and 3.2 x e 21.11 x s e 5.3 x n e 6.1 x n w 81.4 to Bowery, x — 25 to beginning, 6-sty brk loft and store building. W Irving Clark and ano EXRS Richard S Clark to the City of New York. June 21. Sept 24, 1907. 1:290—2. A $22,000—$38,000. 55,000
Broadway, Nos 2660 to 2668 | n e cor 101st st, 126.10x100, 10-sty
101st st, No 215 | brk and stone hotel. One Hundred and First Street Co to Juliet M Livingston, of Morristown, N J. Morts $595,000. Sept 20. Sept 21, 1907. 7:1873—20. A $145,000—P $180,000. other consid and 100
Broadway, n e cor 187th st, 74.1x105.11x71.6x85.9, vacant. David Klein and ano to Lena Greenberger and Hanah Frankel. Mort $25,500. Sept 11. Sept 23, 1907. 8:2170—1 and 2. A $18,000—$18,000. other consid and 100
Broadway, w s, 277 n 122d st, 25.2x76.10 to c l Old Bloomingdale road, vacant. Georgiana H Speer to Chas M Rosenthal. Sept 17. Sept 25, 1907. 7:1993—14. A $8,000—$8,000. other consid and 100
Convent av, No 294, w s, 39.11 s 142d st, 20x100, 3-sty stone front dwelling. Wm Cumming to Wm C Smith. Mort $16,500. Sept 21. Sept 25, 1907. 7:2058—17. A $6,000—$15,000. CLOS, Aug 27, 1907. Edward Browne ref to Simon Ginsburg.
Lenox av, No 620 | n e cor 141st st, 99.11x150, three 6-sty
141st st, Nos 75 to 79 | brk tenements, stores on av. FORE- other consid and 100
Morts, liens, &c, $128,674. Sept 17. Sept 20, 1907. 6:1739—1 and 6. A $63,500— P $130,000. $37,000 over all liens
Lenox av, Nos 661 to 679 | n w cor 143d st, 199.10 to s s 144th
143d st | x100, five 6-sty brk tenements and
144th st, No 100 | stores. Kate wife of Meyer Frank to Penco Realty Co. Q C. Sept 16. Sept 23, 1907. 7:2012—29 to 36. A $123,500—$230,000. other consid and 100
Lenox av, No 519 | s w cor 136th st, 24.11x75, 5-sty brk tene-
136th st, No 100 | ment and store. Bernhard King and ano to Simon and Jacob Wiener. Mort $41,000. Sept 26, 1907. 7:1920—36. A $20,000—$38,000. other consid and 100
Lexington av, No 1507, e s, 50.11 n 97th st, 25x95, 5-sty brk tenement and store. Josephine N and Louis C Porr HEIRS, &c, Louis J Porr to Helene Heller. Mort $16,000. Sept 19. Sept 23, 1907. 6:1625—21. A $12,000—$22,000. other consid and 100
Lexington av, No 167, e s, 65.10 n 30th st, 21.11x100, 3-sty stone front dwelling. Edgar A Simmons to Marietta Simmons. Feb 21, 1885. Sept 24, 1907. 3:886—27. A $20,000—$24,000. nom
Lexington av, No 1513, e s, 51.5 s 98th st, 25x95, 5-sty brk tenement and store. Sol Freidus and ano to Edward A Isaacs, of Madison, N J. ½ part. All title. All liens. Sept 23. Sept 24, 1907. 6:1625—52. A $12,000—$22,000. nom
Manhattan av, No 131, w s, 84.2 n 105th st, 16.8x75, 3-sty and basement brk dwelling. Alice T and Geo T Stokes to Geo W Stokes. 1-3 part. C a G. June 11. Sept 24, 1907. 7:1841—14½. A $7,000—$11,000. 3,000
Same property. Geo T Stokes to same. 1-3 part. Sept 10. Sept 24, 1907. 7:1841. nom
Park av, Nos 1192 and 1194, w s, 50.8 s 94th st, 50x80, two 5-sty brk tenements. John C Barr to Gifford A Cochran. Morts $45,000. Aug 2, 1906. Sept 24, 1907. 5:1505—37 and 38. A $34,000—$52,000. nom
Park av, Nos 1196 and 1198 | s w cor 94th st, 50.8x80, two 5-sty
94th st | brk tenements, store on corner. John C Barr to Gifford A Cochran. Mort $62,000. Aug 24, 1906. Sept 24, 1907. 5:1505—39 and 40. A $44,000—$67,000. nom
Park row, No 110, on map Nos 110 and 112, n s, abt 100 e Duane st, 23.8x103.5x23.1x102.7, 4-sty brk tenement and store and 1-sty brk laundry in rear. Harris Mandelbaum et al to Marie C Smith 1-3 part. B & S and C a G. Mort 1-3 of $50,000. Sept 16. Sept 26, 1907. 1:159—56. A $28,000—$31,000. other consid and 100
West End av, No 802, e s, 19 s 99th st, 16x80, 3-sty and basement stone front dwelling. Laura E Peck to Jenny A Hotaling. Mort $16,000. Sept 23. Sept 24, 1907. 7:1870—62. A $9,500—$18,000. other consid and 100
2d av, No 768 | n e cor 41st st, 24.9x69, 5-sty brk tenement
41st st, No 301 | and store. John Reilly to Hanora A wife of John Reilly. All liens. Sept 23, 1907. 5:1334—1. A $17,000—$25,000. nom
2d av, No 2234, e s 40.10 s 115th st, 20x75, 4-sty stone front tenement and store. Bessie Gropper to Cecelia Gropper. Mort $9,500. Sept 14. Sept 20, 1907. 6:1686—51. A $6,000—$11,000. other consid and 100
2d av, Nos 2371 to 2373 | s w cor 122d st, 75x100, two 6-sty brk
122d st | tenements and stores. David Feigensohn to Celia Friedman. Morts $147,800. Sept 17. Sept 20, 1907. 6:1786—27 and 28. A $34,000—P $88,000. other consid and 100
3d av, No 565, e s, 49.5 n 37th st, 24.8x105, 5-sty brk tenement and store. John B Regnault to Chas H Regnault, ½ part. All title. Mort $18,000. Sept 17. Sept 20, 1907. 3:918—3. A $20,000—$25,000. other consid and 100
3d av, No 2336, w s, 49.11 s 127th st, 25x100, 4-sty brk hotel. Adolf H Landeker to David Herskowitz. Mort $30,000. Sept 26, 1907. 6:1775—38. A $22,000—$32,000. other consid and 100
3d av, No 297, e s, 25 s 23d st, 21.9x100, 3-sty brk tenement and store. Sylvan Harris to Henrietta Harris. All title. Sept 25. Sept 26, 1907. 3:903—58. A $20,000—$26,000. nom
7th av, No 1970, w s, 50.11 s 119th st, 25x100 5-sty brk tenement and store. Simon Wiener et al to Simon Kahn. Mort $27,000. Sept 26, 1907. 7:1924—34. A $17,000—$29,000. other consid and 100
11th av, Nos 854 to 858 | n e cor 58th st, 100.4x100, 2-sty brk
58th st | factory. Ida M Lange to Aline D Elliott, of Tuxedo Park, N Y, and John S Dickerson, N Y. June 20. Sept 26, 1907. 4:1087—1. A $40,000—$45,000. nom
Same property. Aline D wife of and John G Elliott et al to Ida M Lange, of Mamaroneck, N Y. June 20. Sept 26, 1907. 4:1087. nom
11th av, Nos 666 and 668 | n e cor 48th st, 50.2x100, two 4-sty brk
48th st, Nos 559 and 561 | tenements and stores and 1-sty brk store in st. Isaac Marks and ano to Morris Weinstein. ½ part. Mort $28,000. Sept 24. Sept 25, 1907. 4:1077—1 and 2. A $23,000—$30,500. other consid and 100
Assignment of all right, title and interest, claim, services, power of atty, &c. Alexander Frascolla to Aurelio Egidi. Dec 2, 1904. Sept 23, 1907. nom

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

*Adams st, e s, 95 s Columbus av, 16.8x100, Van Nest Park. Michael Kenny to Thomas Kilduff. ½ part. Mort $3,600. Sept 30, 1906. Sept 21, 1907. nom
*Arthur st or av | s s, 325 w Paulding av, 50x135.8 to n s Briggs
Briggs st | st, x 52.8x152.6, Laconia Park. Laura A Curry to Annie Kopchovsky. Sept 20, 1907. other consid and 100
Beck st | s e cor Longwood av, 100x200 to w s Fox st, vacant.
Fox st | Release judgment. Benj F Feiner to Margt F John-
Longwood av | son. Sept 21. Sept 25, 1907. 10:2707. nom
Fox st | e s, 498.2 n 165th st, 200x200 to Simpson st, vacant.
Simpson st | Rose R Hecht to Benjamin Kauser. Mort $32,000. July 25. Sept 21, 1907. 10:2726. other consid and 100

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Kingsbridge terrace, n s, 126.9 w Kingsbridge road, 26.2x129.10x 25.6x118.9, vacant. Hugh C Munday to William Carter. Mort $1,347 and all liens. Sept 21. Sept 25, 1907. 11:3240. other consid and 100

Lisbon pl, s s, 50 w Cadiz pl, at point 45.10 w Mosholu Parkway South, 25x100, vacant. Magdalena Haas widow to T Francis Flood. Sept 25, 1907. 12:3311. nom

*Main st, w s, lots 648 to 651, map Eliz R B King at City Island, 100x100.

*Poplar st, n s, — e Bear Swamp road and being lots 11 and 12 map in partition Wells vs Storer et al. Thomas Conway to Joseph Coffey and Mary Scully. Sept 20. Sept 21, 1907. other consid and 100

Simpson st, n w s, 384.10 s w 167th st, 50x100, vacant. Benjamin Kauser to James C Gaffney. Mort $4,000. Sept 20. Sept 21, 1907. 10:2726. other consid and 100

*Sheil st, s s, 375 w 5th av, 25x100, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Meyer Sheriff. All liens. Sept 24. Sept 25, 1907. 255

Trafalgar pl, No 5, w s, 150 s 176th st, late Woodruff av, 25x65, vacant. Chas M Preston RECVR N Y Bldg Loan Banking Co to Elise Giesen. All liens. Sept 4. Sept 24, 1907. 11:2958. 1,100

*4th st, n s, 280 e Green lane, 25x100. Joseph Harper to Hudson P Rose. Sept 20. Sept 21, 1907. nom

*12th st, n s, 155 e Av D, 25x108, Unionport. Longin Mang HEIR Agnes Mang to Mary Hecht also heir Agnes Mang. Q C. Sept 24. Sept 26, 1907. other consid and 100

*12th st, n s, 180 e Av D, 25x108. Mary Hecht HEIR, &c, Agnes Mang to Longin Mang. Q C. Sept 24. Sept 26, 1907. other consid and 100

135th st, No 693, n s, 154 e Southern Boulevard, 16.8x75, 2-sty brk dwelling. John Henkel to Jacob Miller. B & S. Mort $3,-000. Sept 23. Sept 24, 1907. 10:2564. nom

138th st, Nos 628 and 630, s s, 176.11 w Cypress av, 75x100, two 6-sty brk tenements and stores.

138th st, Nos 634 and 638, s s, 101.11 w Cypress av, 75x100, two 6-sty brk tenements and stores.
Consent to convey 1st parcel to Ignazio Lupo and to convey 2d parcel to Pietro Inzerillo. The Ignatz Florio Co-operative Assoc Among Corleonesi to Ignazio Lupo and Pietro Inzerillo. Sept 23. Sept 25, 1907. 10:2550.

138th st, Nos 634 and 638, s s, 101.11 w Cypress av, 75x100, two 6-sty brk tenements and stores. The Ignatz Florio Co-operative Assoc Among Corleonesi, a corpn, to Pietro Inzerillo. Mort $77,-000. Sept 21. Sept 25, 1907. 10:2550. nom

138th st, Nos 628 and 630, s s, 176.11 w Cypress av, 75x100, two 6-sty brk tenements and stores. Ignatz Florio Co-operative Assoc Among Corleonesi, a corpn, to Ignazio Lupo. Mort $71,000. Sept 21. Sept 25, 1907. 10:2550. nom

138th st, No 759, n s, 231.7 e Southern Boulevard, 37.6x100, 6-sty brk tenement. Release mort. N Y Trust Co to Max Walther and Esther Weitzer. Sept 17. Sept 21, 1907. 10:2590. other consid and 100

152d st, Nos 317 and 319, old No 553, n s, 350 w Courtlandt av, 50x100, 6-sty brk tenement. Isaac Aaronson to Margt T Johnston. Mort $63,000. Aug 8. Sept 23, 1907. 9:2412. other consid and 100

156th st, s s, 90.3 e Eagle av 37.6x100 vacant. Release mort. Park Mortgage Co to Henry Clune. June 10. Sept 20, 1907. 10:2624. 5,000

159th st, No 365, old Nos 609 and 611, n s, 92 e Courtlandt av, 50x100, with strip in front between n s of Waverly st and present n s 159th st, 6-sty brk tenement. Maurice Frankel and Lizzie his wife to Belle Secular. Mort $56,500. Sept 12. Sept 20, 1907. 9:2406. nom

Same property. Belle Secular to Maurice Frankel. Mort $56,-500. Sept 12. Sept 20, 1907. 9:2406. nom

161st st, No 375, n s, 228.7 e Courtlandt av, 25x71.5x25x71.11, 2-sty frame dwelling. Jacob Schmitt to Louis Reiss. All liens. Sept 24. Sept 25, 1907. 9:2408. other consid and 100

167th st, Anderson av | s s, 20.9 e Woodycrest av, runs e along st, 180.10 to w s Anderson av as proposed, x s 36.10 x n w 180 to beginning, 3-sty frame dwelling. FORECLOS Nov 17, 1905. Alfred S Brown ref to Bell M Robinson. Sept 16. Sept 21, 1907. 9:2509. 10,700

167th st, s s, 73.10 w Fox st, runs s 83.2 and 0.2 x w 19.11 x n 83.9 to st, x e 20 to beginning, 3-sty frame tenement. James C Gaffney to Mary Frawley. Mort $8,000. Sept 20. Sept 21, 1907. 10:2717. other consid and 100

171st st, No 446, s s, 50 e Park av, 25x90, 4-sty brk tenement. Benjamin Silberstein et al to Emma Schmertz, of Brooklyn. Mort $16,600. Aug 5. Sept 23, 1907. 11:2902. 100

173d st, No 758, s s, 70 w Bathgate av, 54.5x100.2, part 3-sty frame seminary. Samuel Goodman to Bronx Tremont Hebrew School. Mort $7,000. Sept 20, 1907. 11:2914. other consid and 100

*175th st, w s, 300 n Gleason av, 25x100. John Carey to Victor Pohjola. Mort $500. Sept 25. Sept 26, 1907. other consid and 100

176th st, Nos 981 and 983, on map Nos 979 to 983, n e s, 140.9 s e Crotona av, 55.3x95.8x55.1x93.4, 5-sty brk tenement. Catherine McNulty to Gotham Investors Co. Mort $37,000. Sept 20. Sept 25, 1907. 11:2950. other consid and 100

176th st, No 812, on map No 1080 (Woodruff st or av), s s, former line, 500 e Prospect av, 35x125, except part for st, 2-sty frame dwelling. Caroline G Storey to James Butler. Mort $3,000. Sept 23. Sept 24, 1907. 11:2953. other consid and 100

181st st, n s, 99.2 w Clinton av, 23x66.1, vacant. Release mort. Morris J Bluen to Harry Feller. Sept 19. Sept 24, 1907. 11:-3098. nom

Same property. Harry Feller to Ernestina Schoenfeld. Sept 24, 1907. 11:3098. nom

182d st, s s, 210.11 e Belmont av, runs s 102.1 x w 100.11 x s 61.10 x e 225.7 x n 123.8 x w 121.3 x n w 83.2 to st, x w 20 to beginning, vacant. James D Gagan to James T Lee. Mort $7,-000. June 21. Sept 20, 1907. 11:3083 and 3084. nom

196th (Wellesley) st, n w cor Morris av, late Kirkside av, 47.11x 100x56x100.4, 2-sty frame dwelling. Theo E Schulz to Theo H Schulz. Mort $10,100. Sept 26, 1907. 12:3318. other consid and 100

*213th st, n s, 100 w Maple av, 50x100 and being lots 86 and 87 map Wm S Duncan at Williamsbridge. Release mort. John J Fleming to Lo Curto, Colletti & Co. Sept 12. Sept 21, 1907. 1,700

*215th st, s s, 350 w 6th av, 25x100, map Laconia Park. Angelo Gnazzo to Alessio Monaco. Sept 21. Sept 23. 1907. other consid and 100

*225th st, s s, 305 w 4th av, 50x114, Wakefield. Matthias J Albrecht to Emil Leske. Sept 20. Sept 21, 1907. other consid and 100

*228th st, s s, 205 w 5th av, 25x114, Wakefield. Emma N Polak to Michael Bellizzi. Sept 19. Sept 20, 1907. other consid and 100

*228th st, s s, 205 w 5th av, 25x114, Wakefield. Arthur J Mace to Emma N Polak. All liens. Aug 15. Sept 20, 1907. other consid and 100

*230th st, s s, 380 e White Plains road, 25x114, Wakefield. Ralph Hickox to A Shatzkin & Sons. All liens. Aug 13. Sept 25, 1907. other consid and 100

240th st, McLean av | n w cor McLean av, runs w 113 x n 75 x e 36 x s 10 x e 21 to w s McLean av, x s 88 to beginning, vacant. Release mort. Isaac P Storm to James T Doyle. Sept 25. Sept 26, 1907. 12:3304. 500

*Arthur av, or st, Briggs av | s s, 175 w Paulding av, 25x93 to Briggs av, 26.1x85, Laconia Park. Chas E Watson to A Shatzkin & Sons. All liens. Aug 13. Sept 25, 1907. other consid and 100

*Boston road, s e cor Grace av, 45x103.4x45x105.1.

Edson av, Grace av, R R, x s w 229.2 to Grace av, x n w 131.8 x n e 95 x n w 75 x n e 95 to beginning.

Grace av, e s, 503.4 s Boston road, 50x95.

Grace av, e s, 128 s Boston road, 50x95.

Grace av, w s, 126.1 s Boston road, 125x95.

Grace av, w s, 726.1 s Boston road, 50x95.

Grace av, 222d st, Grace av | n e s, at n s 222d st, runs s e 39.4 x e 46.7 x n e 75.4 x n w 26.4 x n 25 x w 95 to beginning.

222d st, Grace av | s s, at s e s Grace av, runs e 63.6 x s e 49.7 x s w 95 x n w 25 x w 26.4 x n 81.7 to beginning.

Ely av, w s, at s e s N Y, W & B R R, 57.2x84.9x102.3, gore.

Ely av, w s, 82.2 s N Y, W & B R R, 25x95.

Ely av, w s, 203.2 s N Y, W & B R R, 25x95.

Ely av, w s, 357.2 s N Y, W & B R R, 56.11x99.3x29.2x95. Release mort. Max Hoffman and ano to Irving Realty Co. July 10. Sept 25, 1907. 1,450

*Bronx Park av, w s, 125 n 177th st, 50x150. James J Dixon to Myron W Cuddebach. Sept 23. Sept 26, 1907. nom

Beaumont av, e s, 170 s 187th st, 100x100, vacant. Moser Arndtstein to Kathleen and Ellen Slattery. Mort $6,000. Sept 25. Sept 26, 1907. 11:3103. other consid and 100

*Balcom av, e s, 50 n Marrin st, 100x100, Westchester. Jared S Spencer to Wm A Mallett. Sept 25. Sept 26, 1907. other consid and 100

*Burke av, w s, 200 s Jefferson st, 50x100, Edenwald. Magdalena Nordmann to Fridolin Weber. Sept 17. Sept 24, 1907. other consid and 100

Decatur av, n e cor 207th st, 110.4x50x102.4x50.8, vacant. Edmund F Swanberg to Marcus Nathan. Sept 23, 1907. 12:-3355. other consid and 100

*Beech av, n s, 437 w Corsa av, 25x100, Laconia Park. A Shatzkin & Sons to Carmine Fabrizio. Mort $650. Sept 10. Sept 21. 1907. 100

*Commonwealth av, w s, 75 n Merrill st, 25x100. Wm N O'Donnell to Francis X and Ellen S Mulligan, tenants by entirety. Mort $2,500. Sept 20, 1907. other consid and 100

Crotona av, No 2008, e s, 125 n 179th st, 25x100, 2-sty frame dwelling. Mary E wife of and Patrick J Lynch to Philip J Harvey. Q C. Sept 6. Sept 26, 1907. 11:3095. nom

Same property. Philip J Harvey to Denis J Brennan. Mort $3,-200. Aug 12. Sept 26, 1907. 11:3095. other consid and 100

*Castle Hill av, w s, 600 s Green lane, 25x105.3. Vito Ricci to Nicola Fusco. Sept 24. Sept 25, 1907. nom

*Doon av, w s, 300 s Jefferson av, 25x100. Land Co B of Edenwald to Joseph Boemmels. Aug 30. Sept 20, 1907. nom

*Edison av, s e cor Otis av, 80x209, Westchester. The Estates Development Co to Henry A Coster. Sept 16. Sept 21, 1907. nom

Franklin av, No 1203, n w s, abt 160 s 168th st, 17.2x80x16.8x76, s w s, 2-sty frame dwelling. Louise A Jackson widow to Philip Wattenberg. Mort $5,500. Sept 24, 1907. 10:2611. other consid and 100

Forest av, No 784 (Concord av), e s, 50 s 158th st (Cedar pl), 16.8 x75, 2-sty frame dwelling. John C Ferrier to Eliz A Blake. Mort $1,500. Sept 26, 1907. 10:2655. 4,500

Forest av, No 1041, w s, 178.5 n 165th st, 20x98.5, 2-sty frame dwelling. Release mort. Sarah U and Geo W Perkins to Elizabeth Hatton. Sept 14. Sept 24, 1907. 10:2650. nom

Same property. Release mort. Martha Foggin to same. Sept 21. Sept 24, 1907. 10:2650. nom

Same property. Elizabeth Hatton to May J Ferguson. Mort $6,-500. Sept 21. Sept 24, 1907. 10:2650. other consid and 100

*Grant av, s s, 100 w John st, 50x100, Westchester. John B Goldhammer to Chas R and Geo J Baxter. Sept 23. Sept 24, 1907. other consid and 100

Grant av, McClellan st, Sherman av | s w cor McClellan st, runs w 200 to e s Sherman av, x s 413 to n s 166th st, x e 200 to w s Grant av, x n 413 to beginning.

Grant av, Sherman av | n w cor McClellan st, 139x200 to e s Sherman av.

Sherman av, n w cor McClellan st, runs w 200 to e s Sheridan av, x n 538.2 to s s Transverse road, at 167th st, x e 97.1 to 167th st, x still e 94.9 to Sherman av, x s 554 to beginning.

Sherman av, n w cor 167th st, runs w 94.8 to Transverse road at 167th st, x still w 72.7 to e s Sheridan av, x n 484.10 to s s 168th st, x e 60.7 to w s Sherman av, x s 489.7 to beginning, vacant.

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

Juliet M Livingston to One Hundred and First Street Co. All liens. Sept 18. Sept 21, 1907. 9:2449, 2452, 2453, 2456, 2457. other consid and 100

*Grace av, n e s, 125 s Lyon av, 50x130, Westchester. Release mort. Sound Realty Co to Marcus Nathan. July 17. Sept 26, 1907. 900

*Same property. Release mort. Samuel Bitterman to Chester Improvement Co. Aug 14. Sept 26, 1907. nom

*Grace av, w s, 376.2 s Boston road, 50x95. Irving Realty Co to Louisa Hoffman. Sept 17. Sept 21, 1907. other consid and 100

*Grace av, w s, 351.2 s Boston road, 25x95. Irving Realty Co to George Ladewich. Sept 17. Sept 21, 1907. other consid and 100

Grand av, e s, 260.3 n 184th st, 15x94.3x15x95, 3-sty brk dwelling. Henry U Singhi to Anna Keenan. Sept 25, 1907. 11:3199. other consid and 100

*Grace av, e s, 628.4 s Boston road, 75x95.
Grace av, e s, 428.4 s Boston road, 75x95.
Grace av, e s, 228.4 s Boston road, 125x95.
Boston road, s w cor Grace av, 45x126.1x45x123.8.
Grace av, w s, 301.1 s Boston road, 50x95.
Ely av | n e s, at n s 222d st, runs n e 95 x s e 11.3 to N Y, W & 222d st | B R R, x s w 96.7 to 222d st, x w 24.2 x n w 46.4 to beginning.
Grace av, e s, 284.4 n 222d st, 21.3 to N Y, W & B R R, x114.6x65.4x97.
Release mort. Max Hoffman and ano to Irving Realty Co. Sept 6. Sept 25, 1907. 850

*Grant av, s s, 50 w John st, 50x100, Westchester. Chas R and Geo J Baxter to John B Goldhammer. Mort $2,500. Sept 23. Sept 24, 1907. other consid and 100

Hull av, w s, 21.7 n 207th st, 18x75, 2-sty frame dwelling. Thos F Riley et al to Gertrude A Crane. Mort $4,000. Sept 16. Sept 21, 1907. 12:3347. other consid and 100

Hull av, w s, 39.7 n 207th st, 18x75, 2-sty frame dwelling. Thos F Riley et al to Aranka Mierswa. Mort $4,000. Aug 24. Sept 23, 1907. 12:3347. other consid and 100

Hughes av, w s, 331.6 s 183d st, 31.6x85, vacant. Release mort. James G Wentz to Marie Krabo. Sept 24, 1907. 11:3071. nom

Heath av, e s, 369.8 s Kingsbridge road, 75x106.6x77x90, vacant. Thomas Barry to Bertha E Neary, of Cortland, N Y. Mort $2,520. Sept 18. Sept 23, 1907. 11:3240. other consid and 100

Hull av, w s, 41.8 n 209th st, 41.8x100, vacant. Annie Pike to Harry Fishman. Mort $500. Sept 19. Sept 26, 1907. 12:3348. other consid and 100

Hull av, w s, 83.4 n 209th st, 41.8x100, vacant. Annie Pike to Harry Fishman. Mort $500. Sept 19. Sept 26, 1907. 12:3348. other consid and 100

Hoe av, No 1499, w s, 100 s 172d st, 25x100, 2-sty frame dwelling. John B Sexton to Margaret wife of John B Sexton. Mort $5,850. Sept 26, 1907. 11:2981. other consid and 100

Hughes av, e s, 36 n 181st st, 49.11x85.3, vacant. The Belmont Realty & Construction Co to Magdalena Marx. Mort $2,400 and all liens. Aug 12. Sept 26, 1907. 11:3082. other consid and 100

Inwood av | w s, 100 s w from an angle in av opposite Clarke
Cromwell av | pl, runs n w 230 to Cromwells or Doughtys Brook and Cromwell av, x s — to lot 305 on map of Inwood, x s e 190 to av, x n e 100 to beginning, 3-sty frame dwelling and vacant. Clarence D Baldwin to Bell M Robinson. Sept 16. Sept 21, 1907. 11:2855, 2871. nom

Jackson av, No 1116, e s, 198.3 n 166th st, 29x87.6, 2-sty brk dwelling and 2-sty brk stable in rear. Annie A Hill to Margt P Butterly. Mort $10,000. Sept 23. Sept 24, 1907. 10:2651. 100

Kingsbridge road | n w cor Heath av, runs n — to land Nathaniel
Heath av | P Bailey, x n w 225 to e s Bailey av, x s — to
Bailey av | road, x e — to beginning, except strip at n e cor said road and Bailey av, —x—, and also strip on e s Bailey av, extending s from n line which were formerly bed of Old road from Williamsbridge to Yonkers, 2-sty frame dwelling and vacant. Release mort. Knickerbocker Trust Co to James R Hay. Sept 12. Sept 23, 1907. 12:3259. 100

Same property. James R Hay to Arthur W Saunders. Sept 12. Sept 23, 1907. 12:3259. other consid and 100

Lind av | w s, at e s Sedgwick av, runs n along Lind av, 279.3
Sedgwick av | x w 55.1 to e s Sedgwick av, x s 284.8 to beginning, vacant. Emerence K Ager to James L Van Sant, of Tarrytown, N Y. Mort $6,500. Sept 18. Sept 25, 1907. 9:2527. other consid and 100

Morris av, (Av A) | n w cor Cameron pl (Elizabeth st),
Walton av, Nos 2162 to 2176 | runs w 186 to Walton av, x n 100
Cameron pl | x e 75 x s 25 x e 94 to w s of av, x s 77 to beginning, except part for av, 2-sty frame dwelling and store and 2-sty frame dwelling and vacant. Jacob Pritz to Sophia wife of Jacob Pritz. All title. All liens. April 26. Sept 24, 1907. 11:3181. other consid and 100

Marion av, w s, 21.1 s Mosholu Parkway South, 37.6x113.6, vacant. Wm C Bergen to John T Manning. Sept 21. Sept 23, 1907. 12:3281. other consid and 100

Marion av, s w cor 198th st, late Travers st, 25x100.8x24.1x100.11, vacant. John J Dowling to The Twelfth Ward Bank. Q C and C a G (given as collateral for note of $4,000, due one month from date. Sept 19. Sept 23, 1907. 11:3061. nom

Morris av, Nos 857 and 859, on map No 857 | s w cor 161st st,
161st st | 30x94, 1 and 4-sty brk tenement and store with 2-sty brk extension. James David to Luke Smith. Mort $23,500. Sept 19. Sept 20, 1907. 9:2443. other consid and 100

Montgomery av, w s, 315 s Popham av, 25x100, 3-sty frame dwelling. Frederic T Stetson to Sophia M wife of Frederic T Stetson. Mort $7,600. Sept 19. Sept 20, 1907. 11:2877. other consid and 100

Minneford av, w s, lots 359 to 362 and 369 to 372 same map, 100x200 to e s Main st, with awards for City Island av, City Island. Zeltner Realty Co to James J Feeley. B & S. Sept 18. Sept 20, 1907. other consid and 100

Norwood av, late Decatur av, No 3259, w s, 194.11 n 207th st, 25x100, 2-sty frame dwelling. Thos F Riley et al to Joseph Brehm and Amelia E Lyons, joint tenants. Mort $5,000. Sept 19. Sept 21, 1907. 12:3351. other consid and 100

*North Oak Drive, s s and being lot 46 map Bronxwood Park. Peter J Taaffe to Joseph E Dobbs and John H Behrmann. Q C and confirmation deed. Aug 29. Sept 23, 1907. nom

Nelson av, w s, 32.9 s Boscobel av, 25x100.

Boscobel av, n w cor Nelson av, runs s along Nelson av, 32.9 x w 63 x n e 63 to Boscobel av, x s 32.9 to beginning, vacant. Patrick J Duffy to Catherine wife of Patrick J Duffy. Mort $2,870. Sept 23. Sept 24, 1907. 9:2521. 6,000

Park av, West, No 4439, w s, 367 s 182d st, 25x96.11x25x96, 2-sty frame dwelling. Chas L Meehan to Wm F Curran. B & S. Sept 20, 1897 (?) probably meant for 1907. Sept 23, 1907. 11:3030. nom

Prospect av, w s, 200 n 183d st, 33.4x95, vacant. Release mort. Solomon C Powell et al to Chas F Dilberger. Sept 25. Sept 26, 1907. 11:3102. other consid and 100

Park av, e s, at s s Wendover av, being 1.5 in front on Park av, x 0.4 in rear and 150 ft in length on Wendover av, a strip, &c. Macy O wife of and Amos A Woodruff to Harriet T Stanly, of Tarrytown, N Y. Sept 24. Sept 26, 1907. 11:2903. nom

Prospect av, w s, 218.9 n 187th st, 18.9x95, 2-sty frame dwelling. Chas F Dilberger to Wm D Hickey. Mort $6,000. Sept 21. Sept 24, 1907. 11:3104. other consid and 100

Park av, late Terrace pl | n e cor 152d st, 54.3x113.10x50x134.11,
152d st, No 243 | 3-sty frame dwelling and vacant. Robert Friedman to Celia Friedman. Mort $11,200. Sept 17. Sept 21, 1907. 9:2442. other consid and 100

Robbins av, e s, 42.8 s St Marys st, 50x100, vacant. Martha R Tepper to Charles Oberwager. Mort $3,000. Sept 20. Sept 21, 1907. 10:2573. nom

Robbins av, s e cor St Marys st, runs s 42.8 x e 100 x n 54.4 to st, x w 100.8, vacant. Martha R Tepper to Charles Oberwager. Mort $3,000. Sept 20. Sept 21, 1907. 10:2573. nom

Shakespeare av, e s, 275 n Jesup pl, 125x97.6x125x99.6, vacant. Release mort. Bankers Trust Co to Upland Realty Co. Sept 25, 1907. 11:2872. 6,500

Southern Boulevard, s e s, 460 e St Anns av, 53.5x145.3x50x126.4, except part for 133d st, vacant. Arthur D Williams to Annie S Williams. B & S and C a G. Sept 25. Sept 26, 1907. 10:2546. other consid and 100

*Sands av, n s, 241 e Pelham road, 50x100.10x50x102.2, Westchester. The Warranty Realty Co to Bertha Kaufmann, N Y, and Milton Newman, of Sheepshead Bay, L I. 2-3 parts. Sept 16. Sept 24, 1907. nom

Vyse av, No 1161, w s, 400 n 167th st, 20x100, 3-sty brk dwelling. Emanuel J Lasar to Hannah Linetzky, of Brooklyn. Mt $9,500. Aug 22. Sept 23, 1907. 10:2752. other consid and 100

Vyse av, No 1390, e s, 180.6 s Freeman st, 25x100, 2-sty frame dwelling. Eliz P Gatfield to Leslie B McClure and Ida M Gibson. Mort $5,500. Sept 25. Sept 26, 1907. 11:2993. other consid and 100

Washington av, No 1833, w s, 188 n 175th st, runs w 122 x s 80 x w 28 x n 108 x e 150 to av, x s 28 to beginning, except part for av, 2-sty frame dwelling and vacant. Release mort. Sarah F Miller to Albert J Schwarzler. Sept 19. Sept 20, 1907. 11:-2908. 14,000

Wendover av, No 408, old No 680, s s, 25.11 w Brook av, 26x75.3x26x75.1, 4-sty brk tenement. Rosa Nathan to Edmund F Swanberg. Mort $14,500. Sept 20. Sept 23, 1907. 11:2896. other consid and 100

Webster av, No 1251, old No 1245, w s, 262 n 168th st, 26x100, 4-sty brk tenement and store. Emile Rebischung to Titus Krott. ½ part. Mort $15,500. Sept 24, 1907. 9:2427. nom

*Westchester av, s s, 100 w Green av, 25x100. Max Jacobson to Christian Moltzen. Sept 19. Sept 25, 1907. other consid and 100

Webster av, e s, 148 s 176th st, 40x143.6, vacant. Michael Gleason to Koster & Rueppel, Inc. Mort $5,000. Sept 23. Sept 25, 1907. 11:2900. other consid and 100

*Wright av, w s, 300 n Nelson av, 50x100. Land Co C of Edenwald to Thomas Banks of Portchester, N Y. Sept 25, 1907. nom

*1st av, w s, 300 s 1st st, runs w 348 to Bronx River x s and e 608.6 to av x n 318 to beginning, except part for Bronx River, Olinville. Oscar Johnson to Joseph Marcus and Severin Anderson. All title. Sept 16. Sept 25, 1907. 100

*High water mark at n s lot 648 map Eliz. R B King at City Island, runs s 100 to s s lot 651 x w into waters L I Sound, 400 x n 100 x w 400 to beginning. Eliz. D DeLancey EXTRX Elias D Hunter to James J Feeley. Sept 7. Sept 20, 1907. 4,000

*Same property. The City Island Land & Dock Co to same. B & S and C a G. Sept 19. Sept 20, 1907. nom

*Lot 107 map (No 1095) of 163 lots estate Mary J Radway. James Hynes to James and John J Quinlan. Q C and C a G. Mort $3,000. Sept 20. Sept 21, 1907. nom

*Lots 20 to 23 block 23 map Pelham Park. Maria Urbansky to Margaretta Armstrong. Mort $400. May 9, 1896. Sept 23, 1907. nom

Plot begins 556.3 n c l of proposed Eastern Boulevard and 360 e land N Y, N H & H R R Co, runs n 150 x e 110 x s 201.4 x n w 121.5 to beginning. All title to strip 30 ft wide on west. Jacob Leitner to Ittner Realty Co. Mort $30,000. Sept 12. Sept 26, 1907. 10:2606. other consid and 100

*Plot begins 940 e White Plains road at point 595 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Erik Bergman et al to Pincus Harrison and Sarah Bornstein. Mort $800. Sept 25. Sept 26, 1907. other consid and 100

Plot begins at line between lands formerly John Erskine and lands formerly Jos J Bicknell distant 136.1 s Riverdale lane, runs s 25 x e 100 x n 17 x w 100.4 to beginning. Newton Land Assoc, a corpn, to Eugene Christian. Sept 19. Sept 23, 1907. 13:3421. other consid and 100

*Plot begins 590 e White Plains road at point 620 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. George A Devermann to Louise Mayer. Mort $3,000. Sept 19. Sept 21, 1907. other consid and 100

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


*Agreement as to validity of deeds of land at Unionport made by Matthew Tyrrell before his death on or before Dec 30, 1904, to Hannah Tyrrell and Hannah C Tyrrell also as to contract dated Nov 30, 1904, made by Matthew Tyrrell with Robert J Rooney. Hannah, George and Thomas Tyrrell, Mattie Coleman, Mamie Baker and Hannah C Tyrrell each with the other. Jan 13, 1905. Sept 20, 1907. nom

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

September 20, 21, 23, 24, 25 and 26.

### BOROUGH OF MANHATTAN.

Bleecker st, No 171. Assign lease. Pietro Massari to William Zoll. Sept 23. Sept 26, 1907. 2:540.. .. .... .. .....nom

Bleecker st, No 171, corner Sullivan st, corner store, &c. Domenick Abbate and ano to Pietro Massari; 7 years, from Oct 1, 1907. Sept 24, 1907. 2:540.... ... ..... ... ... .....2,100

Clinton st, No 19. Surrender lease. Philip Berman to Benjamin Rosenfeld. All title. Sept 19. Sept 20, 1907. 2:350.....nom

Clinton st, Nos 126 and 128. Surrender of lease. Max Block and and ano to Sam Fredel and Jacob Cohen. Sept 17. Sept 20, 1907. 2:347..... ... ..... ..... ..... ... .....nom

Clinton st, Nos 126 and 128, north store. Sam Friedel and ano to Annie Goodman; 4 7-12 years and 15 days, from Sept 16, 1907. Sept 20, 1907. 2:347... ... ..... ..... ... .... ..... 1,320

Chrystie st, No 195. Assign lease. Charles Hirsch to Congress Brewing Co (Lim). Sept 20. Sept 23, 1907. 2:426.....nom

Grand st, No 380. Surrender lease. Max Bloch to Jacob Malbin. Sept 16. Sept 23, 1907. 2:351..... ... ... ... ... ... ...nom

Greenwich st, No 102, store, &c. Danl J Faour et al to August Steuer; 4 years, and 7½ months, from Sept 15, 1907. Sept 24, 1907. 1:53..... ..... ... ... ... .....2,800

Hester st, No 167, all. Adelina Varasano to Nicola Figliola; 8 months, from Sept 1, 1907. Sept 25, 1907. 1:238..for term 2,000

Lewis st, No 78. Surrender lease. Abraham M Bash to Hyman Moskowitz, Barnet Fishman and Morris Kurlanchick. Sept 13. Sept 23, 1907. 2:329... ... ... ... ... ....658.34

Madison st, No 94, all. Louis Frank to Jacob B Swartz; 2 years, 11 months and 15 days, from Sept 15, 1907. Sept 20, 1907. 1:276..... ..... ... ... ... ...4,250

Madison st, No 98, all. Louis Frank to Jacob B Swartz; 2 years, 11 months and 15 days, from Sept 15, 1907. Sept 20, 1907. 1:276..... ..... ... ... ... ...4,250

Madison st, No 99, west store. James E and Andrew M Campbell to Patrick J Flynn; 3 years, from May 1, 1907. Sept 24, 1907. 1:277..... ..... ... ... ... ...444 and 480

Same property. Assign lease. Patrick J Flynn to M Grohs Sons Inc. Sept 24, 1907. 1:277.. ..... ..... .....2,300

Monroe st, No 229, west store. Morris Hillerman and ano to Abraham Rosen; 2 years, from May 1, 1907. Sept 24, 1907. 1:266. ..... ..... ... ... ... .....684

Perry st, Nos 167 and 169, all. Meta Schlobohm to Herman and John F Schmonsees; 5 years, from Sept 1, 1907. Sept 20, 1907. 2:637..... ..... ... ... ... ... 4,750

Rutgers st, Nos 56 and 58, all. Aron Oberst to Abraham and Solomon Greenberg; 3 years, from May 1, 1906. Sept 23, 1907. 1:255..... ..... ... ... ... ...10,200

Rutgers st, No 56. Surrender lease. Harry Gold to Max Wolper. All title. April 30, 1906. Sept 23, 1907. 1:255.....nom

Suffolk st, Nos 46 and 48, all. Anna E Anger to Max Freed; 5 years, from May 1, 1910. Sept 24, 1907. 2:340.....4,200

Water st, Nos 630 to 634, ground floor and basement. Newland Realty and Construction Co to Harris Miller; 6 3-12 years, from Sept 1, 1907. Sept 23, 1907. 1:260.. .. ....1,000 to 2,500

Warren st, No 11. Assign lease. William Ruthmann to 35% Automobile Supply Co. Sept 24. Sept 25, 1907. 1:134.....nom

West st, No 23, s e cor store. Abraham Gabriel to Domenico Curcio; 3 years, from April 1, 1907. Sept 25, 1907. 1:15..1,380

3d st No 178 s s, 367.6 e Av A, runs s 105.11 x w 24.9 x n 105.11 to st, x e — to beginning, all. Winthrop Astor Chanler and ano EXRS, &c, John W Chanler to Helena Heilmann as EXTRX John Faeth; 5 years, from Aug 1, 1907. Sept 20, 1907. 2:398..... ... ..... ... ... ... ... ... taxes, &c, and 900

4th st, No 32 East, basement floor, &c. Cath Muller widow et al HEIRS, &c. Gustav A Muller to Wm Wahl; 5 years, from Oct 1, 1907. Sept 21, 1907. 2:531... ... ... ... .... 1,380 and 1,560

7th st, Nos 209 and 211 East. Surrender lease. Isidor Rieger and ano to Abraham Gronowitz. Sept 19. Sept 20, 1907. 2:390.. 200

12th st, Nos 543 and 545 East. Surrender lease. Benjamin Dollinger to Oscar Dobrozynski. All title. Sept 24. Sept 26, 1907. 2:406..... ... ..... ... ... ... ... ... ... ... ... ... 418

14th st, No 36 | s w cor University pl, 41.10x103.3x34x
University pl, No 128 | 103.3, all. Elizabeth S Van Beuren et al to Joshua L Post; 21 years, from Sept 1, 1907; two renewals of 21 years each. Sept 24, 1907. 2:571.....taxes, &c, and 12,000

14th st, No 36 East. Assign lease. Henry Maillard INDIVID and EXR Henry Maillard to Joshua L Post. Aug 31. Sept 24, 1907. 2:571..... ... ... ... ... ... ... ... ... 45,000

14th st, No 36 East. Leasehold. Covenant by ASSIGNEE. Joshua L Post with Frederick T Van Beuren et al. Aug 31. Sept 24, 1907. 2:571..... ... ... ... ... ... ... ... .....nom

28th st, No 437, n e s, 475 s w 9th av, 25x98.9. Consent to assign lease. Marie M I de Courval to Celia Siegel. Sept 18. Sept 23, 1907. 3:726..... ... ..... ... ... ... .....—

Same property. Consent to assign lease. Same to Herman A Shatz. Sept 18. Sept 23, 1907. 3:726.. ..... ..... .....—

28th st, No 437, n e s, 475 s w 9th av, 25x98.9. Assign lease. Herman A Shatz to Celia Siegel. Mort $11,000. July 9, 1906. Sept 23, 1907. 3:726..... ..... ... ... ... ...nom

Same property. Assign lease. Celia Siegel to Franklyn Magrath. Mort $11,000. Sept 20, 1907. Sept 23, 1907. 3:726... ... ..... ... ..... ..... ..... other consid and 100

29th st, No 306 W, all. Marie M I de Courval to Ellen M Burke; 5 years, from Oct 1, 1907. Sept 20, 1907. 3:752.. ... ....1,200

29th st, Nos 220 and 222 East. Assign lease. Egidio Sampogna to Antonio Romanelli and ano. Sept 20, 1906. Sept 23, 1907. 3:909..... ..... ... ... ... ... ... ...1,360

37th st, No 18 West, s s, 289.2 w 5th av, 19.6x98.9, all. Louise C McCreery to August Miller; 21 years, from Jan 1, 1908. Sept 24, 1907. 3:838.. ... .... .. .. .. taxes, &c, and 4,000 to 5,000

39th st, No 150 East, all. James T Haverty to Samuel R Parker; 4 7-12 years, from Oct 1, 1907. Sept 20, 1907. 3:894.. ....3,000

43d st, No 102 West, all. Thos P Fitzsimons to Robert Muller and ano; 2 9-12 years, from Aug 1, 1907. Sept 26, 1907. 4:995. ..... ..... ... ... ... ... ... ... ... ... 3,000

44th st, No 143, n s, 452.6 w 6th av, 22.6x100.5, all. Jesse C Huffman to International Geneva Association; 15 years, from Oct 15, 1907. Sept 25, 1907. 4:997 ..taxes, &c, and 4,000 to 5,000

47th st, Nos 145 to 155 West, front basement room. King Edward Hotel Co to Martin Schweis; 3 9-12 years and 26 days, from July 5, 1907. Sept 25, 1907. 4:1000.. .... .... ...360 and 480

58th st, Nos 540 to 550 West, 1st floor above street. Jefferson Real Estate Co to W A Turpin Co; 10 years, from Aug 1, 1907. Sept 26, 1907. 4:1067..... ... ... ... ... ... ... ... ... .....2,500

101st st, No 412 East, store. Henry Wilchinsky to Nicola Scapichio; 5 years, from Aug 1, 1907. Sept 21, 1907. 6:1694.....360

110th st, Nos 86 and 88 East, west store. Bessie Weinger to Max Cohen; 3 5-12 years, from Dec 1, 1906. Sept 24, 1907. 6:1615.. ... ... ... ... ... ... ... ... .....540 and 600

114th st, No 317 East. Assign lease. Adelina Matregrano to John D Haase. Sept 19. Sept 20, 1907. 6:1686.....nom

Same property. Re-assign lease. John D Haase to Adelina Matregrano. Sept 20, 1907. 6:1686.. .. .. ..... ... ... ....nom

115th st, Nos 307 to 311 East, all. Fischel Friedman to Sarah Kanter; 10 years, from Sept 1, 1907. Sept 21, 1907. 6:1687. ..... ... ... ... ... ... ... ... ...$4,275 and 4,500

115th st, n s, bet 1st and 2d avs, Ward No 5 of blk 231 and numbered 1138 on sale of said premises, Oct 21, 1862, for assessment for grading 2d av and sewer in 118th st.....

115th st, n s, bet 1st and 2d avs, Ward No 6 blk 231 No 1139 same map..... ..... ..... ..... .....

115th st, n s, bet 1st and 2d avs, Ward No 7 blk 231 No 1140, same map..... ..... ..... ..... .....

115th st, n s, bet 1st and 2d avs, lots 5, 6 and 7 blk 231 and numbered 1111 on sale Jan 18, 1866, for taxes for years 1859 and 1860, all of the above property known as 115th st, Nos 307 to 311..... ..... ..... ..... ..... ..... .....

Assigns tax leases. Lewis B Austin, of Yonkers, N Y, to Chas B Austin et al LEGATEES, &c, of Cornelia Austin. July 30, 1907. Sept 25, 1907. 6:1687..... ... .... ..... nom

116th st, No 409 East, all. Cynthia K Wheeler to Guiseppe Fusco; 5 years, from June 1, 1907. Sept 23, 1907. 6:1710.. ..... ... ... ... ... ... .... 600

Amsterdam av, No 420, store, &c. Jacob G Fischer to Louis Schniedewind; 4 7-12 years, from Oct 1, 1907. Sept 23, 1907. 4:1228..... ... ... ... ... ... ... ... ... ...2,600

Amsterdam av, No 1728, store, &c. John Scheele to Chas H and John Scheele, Jr; 4 years, from Oct 1, 1907. Sept 25, 1907. 7:2077..... ..... ..... ..... ..... ..... 1,500

Broadway, No 2654, e s, 33 s 101st st, 14x49, store. Bloomingdale Leasing Co to John R Hartmann; 5 years, from Sept 1, 1907. Sept 25, 1907. 7:1872.. ... ... ... .. .....1,200 and 1,500

Broadway, s e cor 104st st, 18x50, corner store. Bloomingdale Bloomingdale Leasing Co to Herman Wahn; 10 years, from April 1, 1907. Sept 25, 1907. 7:1872.. .... .... .... ....2,000 to 3,000

Columbus av, No 436. Assign lease. Isaac Westervelt to John D Haase. Sept 24. Sept 25, 1907. 4:1211.. .. .. .. .. .. ..nom

Same property. Re-assign lease. John D Haase to Isaac Westervelt. Sept 25, 1907. 4:1211..... ... ... ... ... ... .....nom

Columbus av, No 436, s w cor 81st st, all. Adelaide L Gross and ano to Isaac Westervelt; from Aug 17, 1907, to April 30, 1911. Sept 24, 1907. 4:1211... . .... ... ... .. .. ...4,500 and 4,750

Park av, No 1875, store floor... ..... ... ... ... ... ... ... .....

128th st, No 100 East, store floor..... ... ..... Henry Fahrenkrug to Gustav W Mussig; 10 years, from Oct 1, 1907. Sept 20, 1907. 6:1776 ..... ..... ....1,200 to 1,500

St Nicholas av, No 1376, s e cor 179th st, middle store and bakery. Chas V Schmidt to Bruno Taubert and ano; 5 years, from Oct 1, 1907. Sept 24, 1907. 8:2153..... $600 for 1st 6 months; $3,750 for next 30 months, and $3,600 for next 24 months. ——

1st av, No 1374, n and s stores, &c. Sarah R Spero to Joseph Pollak; 2 years, from May 1, 1907. Sept 20, 1907. 5:1468..1,320

2d av, No 1714. Surrender lease. Chas R Koch to Annie M Engel. All title. Sept 23. Sept 25, 1907. 5:1551... ... ... ..... nom

3d av, No 2277, all. Fanny Bachrach to Mary Lavery; 5 years, from May 1, 1908. Sept 25 1907. 6:1788.. .... .... .....3,600

3d av, No 1058, w s, 75.5 s 63d st, 17.11x100.1x22.11x100, the lot. The Beekman Estate to Frank Gass; Sept 17, 1907, 20 years, from May 1, 1908. Sept 20, 1907. 5:1397..taxes, &c, and 1,000

Same property. Surrender lease dated April 29, 1896. Frank Gass to The Beekman Estate. All title. Sept 17, 1907. Sept 20, 1907. 5:1397.. ... ... ..... ..... ... ... ... .....nom

3d av, No 143, all. John Weber to Henry J Jappen doing business as Jappen Bros; 5 years, from Aug 1, 1907. Sept 20, 1907. 3:896..... ... ... ... ... ... ... ... ... .....1,900

5th av, Nos 84 to 90, 9th and 10th lofts. Improved Property Holding Co of N Y to Samuel H Blum and ano; 5 years, from Feb 1, 1908. Sept 21, 1907. 3:816.. ... ... ... ... ... ...12,000

5th av, No 137, s e s, 28.9 n 20th st, 28.9x113. Assign lease. Henry Corn to Lillian E Selby. Mort $105,000. July 31. Sept 23, 1907. 3:849..... ... ... ... ... ...other consid and 100

6th av, No 697, s w cor 40th st. Assign two leases. Louisa M Dickinson to William Zoll. Sept 20, 1907. 3:815... .. .. ..nom

7th av, No 116, s w cor 17th st. Assign lease. B T Kearns to The Central Brewing Co of N Y. Feb 21. Sept 26, 1907. 3:766. ..... ..... ... ... ... ... ... ... ... ....nom

Same property. Assign lease. The Central Brewing Co to Patrick Lynch. Sept 23. Sept 26, 1907. 3:766.....nom

7th av, Nos 455 and 457, all. Jacob R Thoman to Christian Walz, of Hudson Heights, N J; 2 years, 7½ months, from Sept 15, 1907. Sept 24, 1907. 3:810... ... ... ... ... ... ... ...2,100

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

7th av, No 452, all. Florence M Riddle to Gus Bollos and ano; 3 7-12 years, from Mar 1, 1906. Sept 23, 1907. 3:784..... .....1,800 to 3,600

Same property. Consent to assign lease. Same to same. Sept 19. Sept 23, 1907. 3:784.....——

8th av, No 908, s e cor 54th st, 25.5x58, all. Edw A Bell and ano to Owen Devaney; 10 4-12 years, from Sept 2, 1907. Sept 20, 1907. 4:1025.. .....3,500 and 4,000

9th av, No 750. Assign lease. Sigmund Wiltschek to Garson Kamen. Sept 25, 1907. 4:1041..... nom

## BOROUGH OF THE BRONX.

136th st, No 641 East, all. Aaron N Mirell and ano to James F Davey; 2 years, from Sept 1, 1907. Sept 23, 1907. 9:2565. .....2,600

201st st, store next to shoe store. Robert Joselovsky et al to Katie Alexander; 4 years, from May 1, 1907. Sept 20, 1907. 12:3280..... 240

Morris av, No 531, s w cor 149th st. Assign lease. Thomas O'Connor to Davies J Marshall. Sept 20. Sept 23, 1907. 9:-2337..... nom

Same property. Re-assign lease. Davies J Marshall to Thomas O'Connor. Sept 23, 1907. 9:2337..... .....nom

Park av, Nos 4456 and 4458, 50x141, all. Geo J Selzer to Selig Rosenbaum and ano; 3 years, from Sept 1, 1907 (with 7 renewals of 1 year each. Sept 26, 1907. 11:3037..... .....1,500

Union av, No 704, n e cor Dawson st, cor store, basement, &c. Ernst O Becher to Jacob Faude; 5 years, from Sept 1, 1908. Sept 25, 1907. 10:2675..... 1,380

Vyse av, No 2017, all. C Zolessi to B L Gottleib; 3 years, from Oct 1, 1907. Sept 25, 1907. 11:3127..... .....336

Willis av, No 293, store, &c. Wm Kusche to Henry W Meincke; 5 years, from May 1, 1908. Sept 23, 1907. 9:2302.....1,080

3d av, No 2598, s e cor 140th st. Assign lease. Emil Granberg to Victor Santalahti. Sept 23. Sept 24, 1907. 9:2314.....nom

Same property. Assign lease. Victor Santalahti to Arthur Jost. Sept 23. Sept 24, 1907. 9:2314..... nom

3d av, No 2687. Assign lease. Anthony M Howard to John D Haase. Mort $7,250. Sept 16. Sept 26, 1907. 9:2323.....nom

Same property. Re-assign lease. John D Haase to Anthony M Howard. Sept 17. Sept 26, 1907. 9:2323.. .....nom

*Bronx River, — s, at n w cor lots 1, 2 and 3 map No 1, Olinville, runs e 58 x s 144 x w 60 to Bronx River, x n 144 to beginning, all. Joseph Marcus et al to Henry W Peabody et al, firm Henry W Peabody & Co; 6 months, from Sept 17, 1907; privilege 6 months' renewal. Sept 21, 1907.. .....rent $1 per month

# MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

September 20, 21, 23, 24, 25 and 26.

## BOROUGH OF MANHATTAN.

Arnold, Augusta to Richd Grant. Elizabeth st, Nos 10 and 12, e s, 125.1 n Bayard st, 37.5x80x37.10x80. Prior mort $40,000. Due Nov 1, 1911, 6%. Sept 23, 1907. 1:202. 5,000

Alexander, Tiene to GERMAN SAVINGS BANK, N Y. 61st st, No 345, n s, 155.4 w 1st av, 23x100.5. Sept 23, 3 years, 5%. Sept 24, 1907. 5:1436. 10,000

Bernstein, Jacob to Frederick R Coudert guardian Golande Merillon et al. Cherry st, No 374, n w cor Gouverneur st, 24.5x72x 23.8x72.8. Sept 12, 3 years, 5%. Sept 21, 1907. 1:259. 25,000

Bloss, Edward B to GERMANIA LIFE INS CO of City N Y. 21st st, Nos 48 and 50, s s, 645 w 5th av, 50x92. Due, &c, as per bond. Sept 24, 1907. 3:822. 210,000

Bacigalupo, Chas with Edwin B Meeks trus for Sophia T Hawkins will Joseph W Meeks. Spring st, Nos 208 and 210, s s, 75.2 w Sullivan st, runs w 37.3 x s 42.2 x s e 46.1 x s 16.1 x e 15.1 x n 100 to beginning. Extension mort. Sept 21. Sept 24, 1907. 2:490. nom

Bingham (Wm H) Plumbing & Contracting Co to METROPOLITAN LIFE INS CO. 181st st, s s, 100 w Audubon av, 125x119.6. Certificate as to consent of three mortgages aggregating $141,000. Sept 25 1907. 8:2153. ——

Bingham (Wm H) Plumbing & Contracting Co to Atlantic Realty Co. 181st st, s s, 100 w Audubon av, 3 lots, each 41.8x119.6. 3 morts, each $23,000. 3 prior morts, $47,000. Sept 25, 1907, due, &c, as per bond. 8:2153. 69,000

Same to METROPOLITAN LIFE INS CO. Same property. 3 morts, each $47,000. Due Sept 1, 1910, 5½%. Sept 25, 1907. 8:2153. 141,000

Bingham (Wm H) Plumbing & Contracting Co to Atlantic Realty Co. 181st st, s s, 100 w Audubon av, 3 lots, each 41.8x119.6. Certificate as to consent of stockholders to three morts, each for $23,000. Sept 25. Sept 26 1907. 8:2153. ——

Barnes, Henry B to TITLE GUARANTEE & TRUST CO. 99th st, Nos 147 and 149, n s, 275 e Amsterdam av, 35.2x100.11. Prior mort $22,000. Sept 21, due, &c, as per bond. Sept 26, 1907. 7:1854. 3,000

Boskowitz, Adolph to Ignatz Boskowitz. Broadway, No 704, e s, 73.9 n 4th st, 25x100; Broadway, No 706, e s, 98.5 n 4th st, 25x137.6. June 8, 4 years, 4½%. Sept 23, 1907. 2:545. 200,000

Bausch, John to TITLE GUARANTEE & TRUST CO. 42d st, No 341, n s, 400 e 2d av, 16.8x100.5. Due, &c, as per bond. Sept 26, 1907. 5:1535. 6,000

Brown, Rose to Henrietta Lazarus. 133d st, No 7, n s, 135 w 5th av, 25x99.11. P M. Prior mort $——. Sept 16, 3 years, 6%. Sept 23, 1907. 6:1731. 4,500

Beckon, Maurice to Renate Pincus. 139th st, No 227, n s, 423.5 e 8th av, 18.2x99.11. Sept 19, 2 years, 6%. Sept 20, 1907. 7:2025. 2,000

Beekman, Charles trustee Chas H Neilson with Peter Eagan. 116th st, No 249, n s, 70 w 2d av, 20x80.10. Extension mort. June 20. Sept 21, 1907. 6:1666. nom

Block, Louis (Inc) to Pincus Lowenfeld and ano. 13th st, No 624, s s, 318 e Av B, 20x103.3. P M. Sept 19, 1 year, 6%. Sept 20, 1907. 2:395. 1,000

Christman, Elfz by Wm Klein guardian to TITLE GUARANTEE AND TRUST CO. 3d st, No 168, s w s, 219 s e Av A, 24.9x105.11. Sept 19, due, &c, as per bond. Sept 20, 1907. 2:398. 11,000

Cordel Co and Harris Mandelbaum and Fisher Lewine with Stuyvesant Mortgage Co. 111th st, s s, 350 w 7th av, 125x71.10. Subordination agreement. Sept 16. Sept 20, 1907. 7:1826. nom

Cordel Co and Irving I Lewine with same. Same property. Subordination agreement. Sept 20, 1907. 7:1826. nom

Cottrell, Mamie R to Benj Isenberg. Convent av, No 311, e s, 419.6 n 141st st, 20x100. Prior mort $14,000. Sept 19, 1 year, 6%. Sept 20, 1907. 7:2050. 2,500

Curcio, Domenico to De Witt C Flanagan and ano trus. West st, No 23. Saloon lease. Sept 13, demand, 6%. Sept 25, 1907. 1:15. 2,000

Cronin, Ann with Wm Roth et al. 43d st, No 229, n s, 171.1 w 2d av, 28x100.5. Extension mort. Sept 16. Sept 24, 1907. 5:1317. nom

Crown Realty Co to N Y SAVINGS BANK of City N Y. Amsterdam av, No 831, e s, 50.11 s 101st st, 25x75. Due, &c, as per bond. Sept 25, 1907. 7:1855. 18,000

Same to same. Same property. Certificate as to above mort. Sept 25, 1907. 7:1855. ——

Central Trust Co of New York trustee with Erie Railroad Co. Car lease and equipment agreement. Aug 31, due Oct 1, 1917, —%. Sept 25, 1907. gold trust certificates, $1,000,000

Clarke, James to Mary T Brosnan et al. 130th st, No 65, n s, 180 e Lenox av, old line, 20x99.11. Sept 23, 4 years, —%. Sept 24, 1907. 6:1728. 13,000

Callahan, Thomas to George Ehret. 3d av, No 1339, e s, 82.11 s 77th st, 19.2x75. Sept 18, 1 year, 5%. Sept 24, 1907. 5:-1431. 12,500

Cohen, Bernhard to John W Jacoby. Ridge st, No 117, n w s, 175 n e Rivington st, 25x100. Prior mort $27,000. Sept 23, due, &c, as per bond. Sept 24, 1907. 2:344. 4,000

Same to International Committee of Young Mens Christian Assoc, a corpn. Same property. Sept 23, 5 years, 5%. Sept 24, 1907. 2:344. 27,000

Caldwell, Edw F to Charles Wittenauer. 15th st, No 36, s s, abt 395 e 6th av, 25x103.3. P M. Sept 25, due, &c, as per bond. Sept 26, 1907. 3:816. 10,000

Chasis, Jacob B and Bertha his wife to Bertha Chasis. 130th st, No 29, n s, 360 w 5th av, runs n 8 x e 0.6 x n 46.2 x w 0.6 x n 45.8 x w 20 x s 99.11 to st x e 20 to beginning. Prior mort $12,000. Sept 19, 1 year, 6%. Sept 26, 1907. 6:1728. 1,500

Dart, Agnes L wife of and Henry C to Edw Dart. 64th st, No 174, s s, 212.6 w 3d av, 20.10x100.5. Due, &c, as per bond. Sept 20, 1907. 5:1398. 5,000

Devaney, Owen to Lion Brewery. 8th av, No 908, s e cor 54th st, Saloon lease. Sept 18, demand, 6%. Sept 20 1907. 4:1025. 6,000

De Bellis, Giovanna A also known as Giovanangelo Debellis to Kips Bay Brewing and Malting Co. 12th st, No 413, n s, 173 e 1st av, 24.4x103.3. Prior mort $17,500. Sept 17, demand, 6% Sept 21, 1907. 2:440. 3,000

Duhne, Henry to Herman Von Ahnen. Horatio st, No 76, s s, abt 140 w Greenwich st, 25x87.5. 2 years, 6%. Sept 20, 1907. 2:-642. 1,000

Donnelly, Felix J to TITLE GUARANTEE AND TRUST CO. 7th av, No 420, n w cor 33d st, No 201, 22x50. Sept 20, due, &c, as per bond. Sept 21, 1907. 3:783. 12,000

Dinkelspiel, Henrietta to TITLE GUARANTEE & TRUST CO. 63d st, No 16, s s, 275 e 5th av, 18.9x100.5. Sept 25, due, &c, as per bond. Sept 26, 1907. 5:1377. 4,000

Dumont, Pierre D (and Interstate Contract Co in bond only) to Wm H Knowles. Central Park West, Nos 292 and 293, w s, 50.8 n 89th st, 50x100. Sept 13, 90 days, 6%. Sept 26, 1907. 4:1203. 35,000

Dumont, Pierre D to Wm H Knowles. Central Park West, Nos 292 and 293, w s, 50.8 n 89th st, 50x100. Sept 13, 90 days, 6%. Sept 26, 1907. 4:1203. 25,000

Same to Wm S Keyser. Same property. Prior mort $94,500. Sept 13, secures note, 6%. Sept 26, 1907. 4:1203. 15,000

Same to Wm H Knowles. Same property. Mar 12, 1906, due July 12, 1906, 6%. Sept 26, 1907. 4:1203. 12,000

Drescher, Ernst to Bertha C Herrfeldt. 9th st, No 52, s s, 248 w Broadway, 25x93.11. Leasehold. Sept 11, installs, 6%. Sept 24, 1907. 2:560. 1,000

Doty, Alvah H to Alex P W Kinnan trus Edward M Gedney. 21st st, No 208, s s, 118.1 w 7th av, 23.7x92; also all title to plot begins in middle line blk bet 20th and 21st sts distant 118.1 w 7th av, runs s 10.3 x w 23.7 x n 10.3 to said middle line x e 23.7. Prior mort $6,000. Due Sept 25, 1910, 5%. Sept 25, 1907. 3:770. 15,000

Edwards, Wm H L to Harold F Sutton. 31st st, No 109, n s, 122 e 4th av, 22x98.9. Prior mort $22,500. Sept 21, 2 years, 6%. Sept 24, 1907. 3:861. 7,500

Fumo, Maddalena and Luigi to Welz & Zerweck. 114th st, No 349, n s, 125 w 1st av, 25x100.10. P M. Sept 23, demand, 6%. Sept 24, 1907. 6:1686. 3,853.32

Fisch, Henrietta to Louis A Valente. 1st st, No 9, s s, 139.1 e Bowery, runs s 74.1 x e 11.3 x s 9.10 x e 12.5 x n 80.5 to st x w 24.6 to beginning; Av A, Nos 174 to 180, n e cor 11th st, Nos 501 to 503, 103.3x95.5. Sept 1, 1 year, 6%. Sept 25, 1907. 2:405 and 456. 3,500

Fisch, Henrietta to Jeannette Weil et al. 1st st, No 9, s s, 139.1 e Bowery, runs s 74.1 x e 11.3 x s 9.10 x e 12.5 x n 80.5 to st x w 24.6 to beginning. P M. Prior mort $13,000. Sept 1, 5 years, 6%. Sept 25, 1907. 2:456. 17,500

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ROSENDALE CEMENT

Friedman, Harry to Chas Wurster. 114th st, No 123, n s, 175 e Park av, 15x100.11. Aug 29, 3 years, 5%. Sept 20, 1907. 6:1642. 7,250

Fagan, Thomas to Patrick Duffy. Broadway, No 1959, store lease. Prior mort $8,000. Sept 16, demand, —%. Sept 20, 1907. 4:1137. 1,000

Fitzpatrick, Thomas to Geo Ehret. 9th av, No 815, s w cor 54th st, Nos 400 and 400½, 25.1x80. Prior mort $20,000. Sept 18, 1 year, 5%. Sept 20, 1907. 4:1063. 12,000

Gartner, Wm S to Charles F Schorer. 85th st, No 307, n s, 130 w West End av, 20x102.2. P M. Prior mort $18,000. Sept 18, due, &c, as per bond. Sept 20, 1907. 4:1247. 5,000

Glaubinger, Wm and David, of Brooklyn, N Y, and Israel Flam, of N Y, to Albert Kopp as committee Henry Kopp. 121st st, No 320, s s, 200 e 2d av, 25x100.11. Sept 20, 5 years, 5%. Sept 21, 1907. 6:1797. 21,000

Same to Jules Weil. Same property. Prior mort $21,000. Sept 20, 3 years, 6%. Sept 21, 1907. 6:1797. 1,000

Ginsburg, Simon to Aaron Goodman. Lenox av, No 620, n e cor 141st st, Nos 75 to 79, 99.11x150. Demand, 6%. Sept 20, 1907. 6:1739. 15,000

Same to Leon Tuchman. Same property. P M. Due Dec 20, 1907, 6%. Sept 20, 1907. 6:1739. 20,000

Graff, Dora to Eliz Betz. Lewis st, No 53, w s, 150 n Delancey st, 25x100. Sept 19, 5 years, 5%. Sept 21, 1907. 2:328. 17,000

Same and Bessie Schack with same. Same property. Subordination agreement. Sept 19. Sept 21, 1907. 2:328. nom

Graff, Dora and Meyer and Louis Jarmulowsky with same. Same property. Subordination agreement. Sept 19. Sept 21, 1907. 2:328. nom

Graff, Dora and State Bank with same. Same property. Subordination agreement. Sept 19. Sept 21, 1907. 2:328. nom

Goldfine (Joseph) Realty Co to John Bogart and ano. Hamilton st, No 16, s s, abt 170 e Catharine st, 17.4x103.6x17x103.6; Hamilton st, No 14, s s, abt 155 e Catharine st, 17.4x103.6x17x103.6. Sept 6, due Oct 5, 1907, 6%. Sept 21, 1907. 1:253. 4,000

Girard, Emil to Henry Roulet. Nassau st, Nos 75 to 79. Store lease. Sept 24, secures notes, —%. Sept 25, 1907. 1:79. notes, $3,500

Goldwasser, Max of Brooklyn, N Y. to Joseph Rabinowitz. 3d st, No 82, s s, 175 w 1st av, 25x100.7x25x100.6. Sept 24, 1907, 2 years, 6%. 2:444. 2,000

Golden, Bernard F to LINCOLN TRUST CO trus Francis W Hutchins for benefit Florence M Oppenheim. 97th st, Nos 204 to 208, s s, 100 e 3d av, 3 lots, each 27x100.11. 3 P M morts, each $11,666.67. 5 years, 5%. Sept 26, 1907. 6:1646. 35,000.01

Heller, Helene to Josephine N and Louis C Porr heirs, &c, Louis J Porr. Lexington av, No 1507, e s, 50.11 n 97th st, 25x95. P M. Prior mort $16,000. Sept 19, 5 years, 6%. Sept 23, 1907. 6:1625. 5,000

Holbein, Wm with Josef Schmalzl and ano. 88th st, No 236, s s, 80 w 2d av, 25x100.8. Extension mort. Sept 20. Sept 24, 1907. 5:1533. nom

Hiller, Louise with Corporate Realty Assn. Amsterdam av, Nos 2240 to 2244, s w cor 172d st, Nos 500 to 504, 95x125. Extension mort. Sept 23. Sept 24, 1907. 8:2128. nom

Hiller, Louise to Wm C Horowitz. Amsterdam av, No 2244, s w cor 172d st, No 500, 47x84.4. Sept 23, 3 years, 6%. Sept 24, 1907. 8:2128. 2,000

Hillman, Frank to TRUST CO OF AMERICA. 49th st, Nos 333 and 335, n s, 345.5 e 2d av, 40.3x100.5. Sept 24, 3 years, 5%. Sept 25, 1907. 5:1342. 38,000

Haber, Samuel to Max Rosenkranz. Grand st, No 521, s s, 64 w Jackson st, runs s w 38.11 x s 21.5 to n s Henry st, No 323, x w 20 x n 37.6 x n e 34.8 to s s Grand st x s e 25 to beginning. Sept 23, installs, 6%. Sept 26, 1907. 1:288. notes, 1,115

Hopping, Emma L T to LAWYERS TITLE INS & TRUST CO. 114th st, No 532, s s, 340 e Broadway, 20x100.11. 3 years, 5%. Sept 26, 1907. 7:1885. 3,000

Herskowitz, David to Adolf H Landeker. 3d av, No 2336, w s, about 48 s 127th st, 25x100. P M. Prior mort $30,000. Due Feb 15, 1910, 6%. Sept 26, 1907. 6:1775. 10,000

Hilder, Antonia with Thomas P McKenna. 70th st, No 233, n s, 350 w Amsterdam av, 19.8x100.5. Extension mort. Sept 19. Sept 21, 1907. 4:1162. nom

Hart, Donald P to Frederick C Hilliard. 85th st, No 323, n s, 200 w West End (11th) av, 25x102.2. Prior mort $14,000. Sept 19, 2 years, 6%. Sept 20, 1907. 4:1247. 2,000

Janos, Morris and Jacob to Jules Weil. St Marks pl, No 56 (8th st), s s, 275 e 2d av, 25x97.6. Sept 20, due Mar 20, 1909, 6%. Sept 21, 1907. 2:449. 3,000

Joachim, Morris P, of Brooklyn, with Abraham A Levy and Jere J Campion. 3d st, No 69, n s, 305 e 2d av, 20x96.2. Subordination agreement. Sept 20, 1907. 2:445. nom

Jordan, John L to Christopher W Wilson et al. 28th st, No 449, n s, 150 e 10th av, 25x100. Sept 19, 1 year, 6%. Sept 20, 1907. 3:726. 3,226.98

Jaffray, Mary E to Elaine Massett trustee Wm E Burton for benefit Cecilia de Medina. 110th st, No 129, n s, 255 e Park av, 16.8x100.11. Sept 11, due, &c, as per bond. Sept 20, 1907. 6:1683. 4,500

Johnson, Eva L to Henry B Johnson exr Jabez B Upham. 19th st, Nos 416 and 418, s s, 225 w 9th av, 28.4x92. Sept 19, 1 year, 5½%. Sept 21, 1907. 3:716. 5,000

Jonson, Rosetta to Walter S Gurnee et al trus for Mary E Scott will Walter S Gurnee. Lexington av, No 1799, e s, 19.11 s 112th st, 27x73. Sept 25, 5 years, 5%. Sept 26, 1907. 6:1639. 17,000

Jansen, Edward with Carolina Eichberg et al exrs Samuel Eichberg. 79th st, No 155 West. Extension mort. Sept 19. Sept 25, 1907. 4:1210. nom

Kerner, Barnet to LAWYERS TITLE INS & TRUST CO. Essex st, No 118, e s, 125 s Rivington st, 16x60. 5 years, 5½%. Sept 25, 1907. 2:353. 10,000

Kaughran, Thomas F to Nellie E Church. Hamilton terrace, No 62, w s, 619.6 n 141st st, 20x100. P M. 3 years, 5%. Sept 24, 1907. 7:2050. 15,000

Kudlich, Herman F to Camilla Rosenbaum. 21st st, No 151 W. Extension mort. Aug 30. Sept 24, 1907. 3:797. nom

King, Susan LeRoy widow of Warrenton, Va, to BANK FOR SAVINGS, N Y. 1st av, No 335, w s, 68.8 n 19th st, 23.1x79.9x23x79.9. Sept 20, 3 years, 5%. Sept 24, 1907. 3:925. 7,000

Kaufman, Etta to Louis A Solomon. 8th av, Nos 2116 and 2118, e s, 60.11 n 114th st, 2 lots, each 20x80. 2 morts, each $18,000. 5 years, 5%. Sept 26, 1907. 7:1830. 36,000

Kahn, Simon to Harry L Rosen. 7th av, No 1970, w s, 50.11 s 119th st, 25x100. P M. Prior mort $27,000. 5 years, 6%. Sept 26, 1907. 7:1924. 9,000

Kerner, Lena to Samuel Sheindelman. East Broadway, No 85, s s, abt 135 e Market st, 25x75. P M. Prior mort $26,000. Sept 19, due Nov 1, 1913, 6%. Sept 26, 1907. 1:282. 6,500

Kotzen Realty Co to Max Kotzen. Henry st, No 37, n s, 275.3 e Catharine st, 24.6x100x23x100. Prior mort $23,000. 1 year, 6%. Sept 20, 1907. 1:280. 12,000

Kay, Harry to Harris Mandelbaum and ano. Madison st, No 207, n s, 105.6 e Rutgers st, runs n along alley 10 ft wide, 73.6 x w 24.11 x n 26.6 x e 51 x s 100 to st, x w 26 to beginning. All title to alley. P M. Prior mort $20,000. Sept 16, 1 year, 6%. Sept 20, 1907. 1:271. 16,000

Same to same. Same property. Building loan. Prior mort $36,000. Sept 16, 1 year, 6%. Sept 20, 1907. 1:271. 16,000

Kotzen Realty Co to Max Kotzen and ano. Willett st, Nos 54 and 56, e s, 116.11 n Delancey st, runs n 33.5 x e 41.9 x s 0.7 x e 33.8 x n 0.4 x e 22.4 x s 35.3 x w 98.9 to beginning. Prior mort $27,000. Building loan. 1 year, 6%. Sept 20, 1907. 2:338. 17,000

Kramer, Max J and Henry Rockmore to LAWYERS TITLE INS AND TRUST CO. 56th st, Nos 324 and 326, s s, 294.2 e 2d av, 44.9x100.5x42.9x100.5. P M. Sept 19, 5 years, 5½%. Sept 20, 1907. 5:1348. 40,000

Same to Daniel Stern. Same property. P M. Prior mort $40,000. Sept 19, 5 years, 6%. Sept 20, 1907. 5:1348. 10,000

Kantor, Hyman and Harris Sussman to Fannie Barashick. 125th st, No 606, s s, 100 w Broadway, runs s 100.11 x w 42 to c l Old Bloomingdale road (closed), x n — x e 63 to beginning. Prior mort $80,000. Sept 16, 3 years, 6%. Sept 21, 1907. 7:1993. 6,000

Langer, Gusti to A Fred Silverstone. Houston st, No 157, s s, 58.4 e Eldridge st, 25x74.5. P M. Prior mort $33,000. Sept 12, 5 years, 6%. Sept 20, 1907. 2:417. 4,000

Levy, Abraham A to Jeremiah J Campion. 3d st, No 69, n s, 305 e 2d av, 20x96.2. 5 years, 5½%. Sept 20, 1907. 2:445. 18,000

Lubliner, Annie, Frances Steinberg and Rose Landau to LAWYERS TITLE INS AND TRUST CO. 138th st, No 103, n s, 100 w Lenox av, 25x99.11. Sept 17, 5 years, 5%. Sept 21, 1907. 7:2007. 20,000

Ludwig, Bernhard J with METROPOLITAN LIFE INS CO. 24th st, Nos 125 and 127, n s, 80 w Lexington av, 45x98.9. Extension mort. Sept 16. Sept 20, 1907. 3:880. nom

Lauria, Pasquale to Edw L Montgomery, Jr. Prince st, No 161, n s, 43.7 e Thompson st, 25x95. P M. Prior mort $15,000. Sept 20, due Sept 23, 1908, 6%. Sept 23, 1907. 2:516. 3,000

Lee, Charlotte R to METROPOLITAN LIFE INS CO. Broadway, Nos 2309 to 2315, s w cor 84th st, No 250, 102.2x30.8x102.2x31.1. Due Nov 1, 1912, 5½%. Sept 23, 1907. 4:1231. 80,000

Landsmann, Solomon M, Annie Lubliner, Rose Landau and Frances Steinberg with LAWYERS TITLE INS AND TRUST CO. 138th st, No 103, n s, 100 w Lenox av, 25x99.11. Subordination agreement. Sept 20. Sept 23, 1907. 7:2007. nom

Lyon, A Maynard to Thomas F Sturges et al. Broad st, No 103, e s, abt 42 s Pearl st, 34.9x68.10x34.10x63.3, n s. P M. Sept 18, 2 years, 4½%. Sept 24, 1907. 1:7. 50,000

Levy, Louis to Geo Laubentracht. 106th st, No 212, s s, 160.6 e 3d av, runs s 23.5 x w 0.6 x s 40.2 x e 0.6 x s 24 x w 0.6 x s 13.4 x e 26.9 x n 100.11 to st x w 26.3 to beginning. Prior mort $24,000. Sept 25, due Apr 17, 1909, 6%. Sept 26, 1907. 6:1655. 2,000

Levy, Louis to Geo Laubentracht. 106th st, No 214, s s, 186.9 e 3d av, 27.3x100.11. Prior mort $24,000. Sept 25, due Apr 17, 1909, 6%. Sept 26, 1907. 6:1655. 2,000

Lynch, Patrick to Central Brewing Co. 7th av, No 116, s e cor 17th st. Saloon lease. Sept 23, demand, 6%. Sept 26, 1907. 3:766. 5,112.88

Lang, Charles to Bernard Frank. 91st st, No 52, s s, 75 e Madison av, 18.4x100.8. Sept 25, 5 years, 5%. Sept 26, 1907. 5:1502. 10,000

Loew, Edw V, Jr, to Ray Levy. 125th st, Nos 374 to 388, s e cor Morningside av E, Nos 131 and 133; and Hancock pl, Nos 25 to 39, —x—. Declaration as to receipt for payment of $10,000 on account of mort. July 17. Sept 26, 1907. 7:1951. —

Lowther, Albert to TITLE GUARANTEE AND TRUST CO. 23d st, No 62, s s, 184 e 6th av 25x98.9. Due, &c, as per bond. Sept 24, 1907. 3:824. 5,000

Levy, Benj to GERMAN SAVINGS BANK, N Y. 88th st, No 106, s s, 107.9 e Park av, 25.5x100.8. Aug 20, 5 years, 5%. Sept 24, 1907. 5:1516. 20,000

Lebus, Vittoro to DeWitt C Flanagan and ano trustees, &c. 101st st, No 412 East. Saloon lease. Sept 19, demand, 6%. Sept 24, 1907. 6:1694. 455

Laudeker, Adolf H to Mary D Hass extrx John D Hass. 3d av, No 2336, w s, abt 45 s 127th st, 24.11x100. 5 years, 5%. Sept 24, 1907. 6:1775. 30,000

Lawyers Mortgage Co with Lillie R and Eda A Duhme. Hamilton terrace, No 8, w s, 158 n 141st st, 16x100. Extension mort. Sept 4. Sept 24, 1907. 7:2050. nom

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ATLAS PORTLAND CEMENT
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Lucas, Mary to Wm R Willis. 127th st, No 262, s s, 266.8 e 8th av, 16.8x99.11. P M. Sept 25, 1907, 3 years, 5%. 7:1932. 9,000

Lowenstein, Max to Mary A Howland. 118th st, No 106, s s, 109 w Lenox av, 17x100.11. 5 years, 5%. Sept 25, 1907. 7:1902. 13,500

Lucas, Mary to Pauline S Benson. 127th st, No 115, n s, 258.4 w Lenox av, 16.8x99.11. 1 year, 5%. Sept 25, 1907. 7:1912. 2,500

Lorillard, Eliz K S to Louis J de Milhau. Grand st, No 197, s s, abt 75 e Mulberry st, 25x77.1x25x76.6, w s. Due Oct 1, 1908, 5%. Sept 25, 1907. 1:237. 12,000

McCormack, Mary A to John M Gibson. 127th st, Nos 50 to 54, s s, 310 e Lenox av, 50x99.11. Prior mort $17,000. Sept 17, 2 years, 6%. Sept 20, 1907. 6:1724. 9,000

McCord, Esther E and Wm M, and Minnie E Schwarzwaelder and Clara B Elliot to Harry C Gomprecht. 73d st, No 118, s s, 179 w Columbus av, 21x102.2. Sept 18, 1 year, 6%. Sept 26, 1907. 4:1144. 6,000

Moses, Moses H heir, &c, Henry Moses to Mary Moses extrx of Henry Moses. 111th st,, near Amsterdam av. Agreement that loan of $2,000 shall be charged to that amount upon his share of estate when said lots shall be sold, &c. Apr 24, 1903. Sept 25, 1907. Miscl. ——

Moses, Moses H heir, &c, Henry Moses to Mary Moses extrx Henry Moses. Agreement that loan of $25,000 at 4% shall be a charge and lien to that amount upon estate and will be allowed upon distribution of said estate. Mar 2, 1903. Sept 25, 1907. Miscl. ——

Miller, Isaac to Ernestine Keve. 10th st, Nos 374 to 378, s s, abt 228 w Av C, 25x92.3. Sept 21, 2 years, 6%. Sept 26, 1907. 2:392. 4,000

Montgomery, Edw L, Jr, to Mehetable A Rutter. Prince st, No 161, n s, 43.7 e Thompson st, 25x95. P M. Equal lien with two morts for $5,000 each. Sept 16, due Nov 1, 1910, 5%. Sept 23, 1907. 2:516. 5,000

Same to Edw T Pool. Same property. P M. Equal lien with two morts for $5,000 each. Sept 16, due Nov 1, 1910, 5%. Sept 23, 1907. 2:516. 5,000

Same to A Oldrin Salter trustee. Same property. P M. Equal lien with two morts for $5,000 each. Sept 16, due Nov 1, 1910, 5%. Sept 23, 1907. 2:516. 5,000

Magrath, Franklyn to Celia Siegel. 28th st, No 437, n e s, 475 s w 9th av, 25x98.9. Leasehold. P M. Sept 21, 1 year, 6%. Sept 23, 1907. 3:726. 1,350

Meany, Joseph J to Margherita Salvatore. 101st st, No 329, n s, 200 w 1st av, 28.6x100.11. Sept 19, 1 year, 6%. Sept 20, 1907. 6:1673. 2,000

Mussig, Gustav W to Beadleston & Woerz. Park av, No 1875. Saloon lease. Sept 19, demand, 6%. Sept 20, 1907. 6:1776. 5,000

New York Mortgage and Security Co with Mary G Wendt et al. 31st st, No 346 West. Extension mort. Sept 11. Sept 20, 1907. 3:754. nom

Newgarden, Albert to Annie Newgarden. Lexington av, No 1692, w s, 17.7 n 106th st, 16.8x75. July 10, 2 years, 4½%. Sept 21, 1907. 6:1634. 3,880

Noel Realty and Construction Co to Penco Realty Co. Riverside Drive or Parkway, s e cor 137th st, 102.6x122.10x99.11x100 Prior mort $——. Sept 20, 1 year, 6%.. Sept 21, 1907. 7:2002. 9,375

Same to same. Same property. Certificate as to above mort. Sept 20. Sept 21, 1907. 7:2002. ——

New York Life Ins Co with Mrs Nieves C de Meyer. (Has been withdrawn will be recorded in Kings Co), L 17, No 1, p 107. Extension mort. Aug 28. Sept 23, 1907. 4:1074. nom

N Y LIFE INS CO with Rachel Platt. Division st, No 113, s s, 58.6 e Pike st, 25.10x63.11x26x64. Extension mort. Aug 12. Sept 23, 1907. 1:283. nom

N Y LIFE INS CO with Chas E Rector. 44th st, No 162, s s, 90.5 e Broadway, 20.4x— to n s Lows lane, x20.8x—. Extension mort. July 25. Sept 23, 1907. 4:996. nom

N Y LIFE INS CO with Chas E Rector. 44th st, No 160, s s, 110.11 e Broadway, 20.4x100.4 to c l of Lows lane. Extension mort. July 25. Sept 23, 1907. 4:996. nom

N Y LIFE INS CO with Carolina Zickler extrx. 2d av, No 1012, e s, 80.5 n 53d st, 20x70. Extension mort. Aug 12. Sept 23, 1907. 5:1346. nom

N Y LIFE INS CO with Crown Realty Co. Amsterdam av, No 823, e s, 25 n 100th st, 25.3x75. Extension mort. Aug 21. Sept 23, 1907. 7:1855. nom

N Y LIFE INS CO with Samuel Wacht. 122d st, No 130, s s, 319 w Lenox av, 19x100.11. Extension mort. Aug 30. Sept 23, 1907. 7:1906. nom

N Y LIFE INS CO with Minnie R Griffin. 122d st, No 136, s s, 374.9 w Lenox av, 17.6x100.11. Extension mort. Aug 30. Sept 23, 1907. 7:1906. nom

N Y LIFE INS CO with Joseph Rosenthal. 120th st, No 7, n s, 125 w Mt Morris av, 21x100.11. Extension mort. July 22. Sept 23, 1907. 6:1720. nom

N Y LIFE INS CO with Anna M Ford et al. 115th st, Nos 115 and 117, n s, 175 w Lenox av, 2 lots, each 25x100.11. Two extensions of mort. July 14, 1907. Sept 23, 1907. 7:1825. nom

N Y LIFE INS CO with Julia Brownold. 120th st, No 141, n s, 237 e 7th av, 20x100.11. Extension mort. Aug 26. Sept 23, 1907 7:1905. nom

N Y LIFE INS CO with Eliz S Arnold. 107th st, No 11, n s, 175 w Central Park West, 25x100.11. Extension mort. Aug 9. Sept 23, 1907. 7:1845. nom

N Y LIFE INS CO with Abbie B Buck. 107th st, No 316, s s, 145 e Riverside Drive, 20x100.11. Extension mort. Sept 3. Sept 23, 1907. 7:1892. nom

N Y LIFE INS CO with Matilda P Woodford. 105th st, No 317, n s, 145 e Riverside Drive, 21x100.11. Extension mort. Aug 28. Sept 23, 1907. 7:1891. nom

N Y LIFE INS CO with Mary B Siebert. 76th st, No 106, s s, 80 w Columbus av, 20x102.2. Extension mort. Aug 1. Sept 23, 1907. 4:1147. nom

N Y LIFE INS CO with Flora G Hirschbach. 75th st, No 154, s s, 175 e Amsterdam av, 20x102.2. Extension mort. Aug 1. Sept 23, 1907. 4:1146. nom

N Y LIFE INS CO with Estate John Meyer. Amsterdam av, No 1792, w s, 32.5 s 149th st, 27x100. Extension mort. Aug 23. Sept 23, 1907. 7:2080. nom

N Y LIFE INS CO with Saml and Ely Kaplan. 119th st, No 71, n s, 180 e Madison av, 30x100.11. Extension mort. Aug 1. Sept 23, 1907. 6:1745. nom

Neier, Chas E, of Richmond Hill, L I, to Eliz M Hough. Commerce st, No 33, n s, abt 50 w Bedford st, 25x37x24.9x37. P M. Apr 27, due July 30, 1910, 5%. Sept 23, 1907. 2:584. 3,000

O'Brien, Mary McG to Chelsea Realty Co. 38th st, No 402, s s, 52 w 9th av, 24x74.1. Prior mort $7,000. Sept 20, 1907, due Mar 16, 1910, 6%. 3:735.. 2,000

One Hundred and First Street Co with METROPOLITAN LIFE INS CO. Broadway, Nos 2660 to 2668, n e cor 101st st, No 215, 126.10x100. Extension mort. Sept 19. Sept 21, 1907. 7:1873. nom

Oberst, Aaron to TITLE GUARANTEE AND TRUST CO. Rutgers st, No 56, w s, 41.11 s Monroe st, 24.11x106.10. Due, &c, as per bond. Sept 23, 1907. 1:255. 26,000

Oppenheim, Bertha to Mary E Kelaher. Essex st, No 120, e s, 105 s Rivington st, 20x100. Sept 23, 3 years, 6%. Sept 24, 1907. 2:353. 1,500

One Hundred and First Street Co with METROPOLITAN LIFE INS CO. Broadway, Nos 2660 to 2668, n e cor 101st st, No 215, 126.10 x100. Extension mort. Sept 19. Sept 23, 1907. 7:1873. nom

103 Park Avenue Co to 41st Street and Park Avenue Co. Park av, No 103, s e cor 41st st, Nos 100 and 102, 98.9x105. Certificate as to mort for $335,000. May 20. Sept 23, 1907. 5:1295. ——

Peltz, Barney and Barney Biderman and Saml Aronson and ano with Esther Surut. Eldridge st, No 78, e s, 225 s Grand st, 25x87.6. Subordination agreement. Sept 20. Sept 23, 1907. 1:307. nom

Peltz, Barney and Barney Biderman and Theresa Kraft with Esther Surut. Same property. Subordination agreement. July 24. Sept 23, 1907. 1:307. nom

Pettit, Franklin with One Hundred and First St Co. Broadway, Nos 2660 to 2668, n e cor 101st st, No 215, 126.10x100. Extension mort. Sept 18. Sept 23, 1907. 7:1873. nom

103 Park Avenue Co to 41st Street and Park Avenue Co. Park av, s e cor 41st st, Nos 100 and 102, 98.9x105. Building loan. Prior mort $590,000. May 20, due Feb 1, 1910, 6%. Sept 20, 1907. 5:1295. 335,000

Pier, Earl G to Francis Speir and ano trustees. Canal st, No 361, n e s, 41.7 n w Wooster st, 18.11x64.2x19.4x66.11. Sept 20, 5 years, 5%. Sept 21, 1907. 1:228. 20,000

Peltz, Barney and Barney Biderman to Esther Surut. Eldridge st, No 78, e s, 225.7 s Grand st, 25x87.6. Sept 20, 3 years, 5%. Sept 21, 1907. 1:307. 25,000

Paris, Wm F to Frederick C Hewitt. 39th st, Nos 53, n s, 755.8 w 5th av, 21.5x98.9. Prior mort $57,500. Sept 20, 5 years, 5%. Sept 24, 1907. 3:841. 20,000

Quinn, James H to Henry Elias Brewing Co. 2d av, No 561. Saloon lease. Sept 25, demand, 6%. Sept 26, 1907. 3:911. 500

Rosenzweig (Wm) Realty Operating Co to Wm A White & Sons. 92d st, No 114, s s, 125 e Park av, 25x100.8. P M. 1 year, 6%. Sept 26, 1907. 5:1520. 12,000

Reich, David to Nathan Natelson and ano exrs, &c, Isaac Natelson. Allen st, No 5, w s, abt 100 n Division st, 25x87.6. P M. Prior mort $20,000. Sept 26, 1907, due Mar 1, 1912,, 6%. 1:293. 12,375

Rosenthal, Wm with Katharina Vetter. 6th st, Nos 238 and 240, s w cor 2d av, No 101, 100.5x24.3. Extension mort. Sept 24. Sept 25, 1907. 2:461. nom

Robinson, Eva S to Sarah L Shanley. 107th st, No 309, n s, 202 e Riverside Drive, 20x100.11. P M. 1 year, 5%. Sept 25, 1907. 7:1892. 7,500

Riordan, Daniel J to Ellen L Finley. 131st st, No 18, s s, 265 w 5th av, 15x84.11. Extension mort. Sept 24, 1907. 6:1728. nom

Rosenthal, Charles M to Giorgiana H Speer. Broadway, w s, 277 n 122d st, 25.2x76.10 to c l Old Bloomingdale road. P M. Sept 17, 3 years, 5%. Sept 25, 1907. 7:1993. 8,000

Reggel, David with BOWERY SAVINGS BANK. 101st st, No 11 East. Extension mort. Sept 19. Sept 24, 1907. 6:1607. nom

Rothenberg, Ettie to John Reinhardt and ano. 107th st, No 223, n s, 350 e 3d av, 25x100.5. Sept 21, 1 year, 6%. Sept 23, 1907. 6:1657. 4,500

Street, Frances E P to Theo H Silkman trustee Ella G G Street. Fort Charles pl W, late Van Corlear pl, s s, 344.5 w 227th st (Wicker pl), 30x80. P M. Sept 20, 3 years, 5%. Sept 21, 1907. 13:3402. 3,000

Salvation Army with David Kidansky and Louis J Levy. 40th st, Nos 218 and 220 East. Agreement modifying mort. Sept 11. Sept 20, 1907. 3:920. nom

Seelig, Adolph with Albert Kopp as committee Henry Kopp. 121st st, No 320, s s, 200 e 2d av, 25x100.11. Subordination agreement. Sept 20. Sept 21, 1907. 6:1797. nom

Sterling Realty Co to Sarah Taylor. 35th st, No 25, n s, 363 n w 5th av, 22x98.9. Prior mort $85,000. Sept 19, due July 10 ,1909, 6%. Sept 20, 1907. 3:837. 15,000

Selby, Lillian E to Henry Corn. 5th av, No 137, s e s, 28.9 n 20th st, 28.9x113. Leasehold. P M. Prior mort $——. July 31, due Feb 1, 1910, 6%. Sept 23, 1907. 3:849. 15,000

Shanny, Patrick to Sampson H Schwarz and ano. Barrow st, No 45, s s, 144 w Bleecker st, 21x40. P M. Prior mort $3,500. Sept 25, 3 years, 6%. Sept 26, 1907. 2:587. 2,250

Stratton, Geo H, of Ridgewood, N J, with National Academy of Design, a corpn. Morningside av East, s e cor 118th st, No 370, 25.5x100. Extension mort. Aug 12. Sept 24, 1907. 7:1944. nom

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Schwartz, Abraham to Michael Nodelman. Rivington st, No 227, s s, 50 w Willett st, 25x100. Sept 16, 1 year, 6%. Sept 24, 1907. 2:338. Notes. 1,000

Schwartz, David, of Brooklyn, N Y, and Chas Schwartz, of N Y, to UNION TRUST CO of N Y. 2d av, No 1005, w s, 25.5 n 53d st, 17x61.5; 2d av, No 1007, w s, 42.5 n 53d st, 16.4x61.5; 2d av, No 1009, w s, 58.9 n 53d st, 16.8x61.5. Apr 25, due Feb 18, 1912, 4½%. Sept 26, 1907. 5:1327. 16,000

Stoff, Harry M to Fundy Co. Orchard st, No 82, e s, 65.9 s Broome st, 21.9x60. P M. Prior mort $——. Sept 19, due Jan 19, 1908, 6%. Sept 25, 1907. 2:408. 2,000

Spero, Minna to Chas A Flammer and ano exr, &c, Andrew Blum. Lexington av, No 1612, s w cor 102d st, 18x75. Sept 24, 3 years, 5%. Sept 25, 1907. 6:1629. 10,000

Sondheim, Ida extrx Myer Sondheim with whom it may concern. 1st st, No 9, s s, 138.4 e Bowery, runs s 73.10 x e 11 x s 10 x e 14 x n 80.5 to st x w 25 to beginning; 1st st, No 9, s s, 139.1 e Bowery, runs s 74.1 x e 11.3 x s 9.10 x e 12.5 x n 80.5 to st x w 24.6 to beginning. Agreement as to extension of time of payment of 2 morts. Sept 16. Sept 25, 1907. 2:456. nom

Stickney, Wm Howe to Henry G Schloendorff and ano trustees estate E Christian Korner. Bowery, No 269, e s, 45.8 s Rivington st, runs s 26.10 x e 100.4 x s 26.10 x e 16.7 x n 52.4 x n 47.4 to Rivington st, No 3, x w 19.5 x s 44.8 x w 100 to beginning. Sept 20, 1907. due Mar 20, 1912, 6%. 2:425. 4,000

Tillis, Samuel, Annie Lubliner, Rose Landau and Frances Steinberg with LAWYERS TITLE INS AND TRUST CO. 138th st, No 103, n s, 100 w Lenox av, 25x99.11. Subordination agreement. Sept 20. Sept 23, 1907. 7:2007. nom

Troller, Conrad to DeWitt C Flanagan and ano trustees, &c. 75th st, No 339 East. Saloon lease. Sept 21, demand, 6%. Sept 24, 1907. 5:1450. 1,400

TITLE INSURANCE CO of N Y with Theo C Wood. 139th st, No 322, s s, 85 e Edgecombe av, 18x99.11. Extension mort. Sept 18. Sept 24, 1907. 7:2041. nom

Uthe, Amelia to ROYAL BANK of N Y. 12th st, No 20, s s, 325 e 5th av, 19.9x103.3x22.3x103.3. Assignment of rents to extent of $3,000. Sept 23. Sept 25, 1907. 2:569. 3,000

Van Winkle, Louisa S wife of Edw K and Emily M Ford to Anna M Ford. 106th st, No 68, s s, 100 e Columbus av, 25x100.11. 3 years, 5%. Sept 20, 1907. 7:1841. 18,000

Weiss, Elias to Robert L Harrison. Cannon st, No 135, w s, 54.10 s Houston st, 25.1x60. Sept 19, 5 years, —%. Sept 20, 1907. 2:335. gold, 13,000

Same and Herman Brand with same. Same property. Subordination mort. Sept 19. Sept 20, 1907. 2:335. nom

Weil, Mae to Emma L Carlew. 85th st, No 19, n s, 150 w Central Park West, 20x102.2. P M. Prior mort $35,000. Due, &c, as per bond. Sept 23, 1907. 4:1199. 8,000

Wood, John W to James A Wood. 128th st, No 25, n s, 70 w Madison av, 20x99.11. June 1, 1906, 1 year, 6%. Sept 24, 1907. 6:1753. 3,000

Walker, Katherine L to Clifford L Weston. West End av, No 229, w s, 84.5 s 71st st, 16x100. Prior mort $15,000. Due Apr 1, 1909, 6%. Sept 26, 1907. 4:1182. 3,000

Weiss, Albert with Walter S Gurnee et al trus will Walter S Gurnee for benefit Mary E Scott. Lexington av, No 1799. Subordination mort. Sept 17. Sept 26, 1907. 6:1639. nom

Wilson, Geo B to Harry Shwitzer. Morningside av E, Nos 131 and 133, s e cor 125th st, Nos 374 to 388, runs e 150 x s 130.3 to n s Hancock pl, Nos 25 to 39, x n w 169.3 to av x n 52.4 to beginning. P M. Prior mort $235,000. Sept 25, 3 years, 4½%. Sept 26, 1907. 7:1951. 36,500

Warner, Elise H to CITIZENS SAVINGS BANK. 93d st, No 159, n s, 219 e Amsterdam av, 15x86 to s s former Apthorp's lane x15x86.8. P M. 5 years, 5%. Sept 26, 1907. 4:1224. 10,000

Warner, Elise H to Amelia McEntyre. 93d st, No 159, n s, 219 e Amsterdam av, 15x86 to ss Apthorpe's lane x15x86.8. P M. Prior mort $10,000. 5 years, 5%. Sept 26, 1907. 4:1224. 6,000

Webster, Madeleine E to Francis Biegen. 85th st, No 341, n s, 200 w 1st av, 25x102.2. Prior mort $16,500. Due Jan 1, 1911, 6%. Sept 23, 1907. 5:1548. 5,250

## BOROUGH OF THE BRONX.

Aulbach, Barbara with Emile Rebischung and ano. Webster av, No 1245, w s, 262 n 168th st, 26x100. Extension mort. Sept 2. Sept 24, 1907. 9:2427. nom

Buckbee, Geo B with Excelsior Mortgage Co. 168th st, n s, 116.6 w Lind av, 50x71.7x60.10x83.11. Subordination agreement. Sept 24. Sept 25, 1907. 9:2530. nom

Benson, John A to Jacob Berg. Hull av, s e cor 209th st (Ozark) st, 25x100. July 1, due Jan 1, 1908, 5%. Sept 23, 1907. 12:-3351. 4,000

*Barlow, Patrick F and Emily V Farrelly to Stephen McBride. 173d st, e s, 356 s Gleason av, 25x100. P M. Aug 7, due Aug 17, 1909, 5%. Sept 23, 1907. 300

Buge, Philippina C to Theresa Schaeffler. 140th st, No 633, n s, 481.6 e Alexander av, 25x100. Sept 25, 5 years, 5%. Sept 26, 1907. 9:2303. 6,000

Brennan, Denis J to Gottfried F and Henrietta S Laufenburger, joint tenants. Crotona av, e s, 125 n 179th st, late Lebanon st, 25x100. P M. Sept 25, due July 1, 1910, 5%. Sept 26, 1907. 11:3095. 3,200

Bronx Tremont Hebrew School, a corpn, to Saml Goodman. 173d st, No 758, s s, 70 w Bathgate av, 54.5x100.2. P M. Prior mort $7,000. 2 years, 6%. Sept 20, 1907. 11:2914. 6,500

Badolati, Emilia to Wm Wilkening. 206th st, s s, 240 w Mosholu Parkway South, 50x120. Prior mort $9,000. Aug 1, 3 years, 6%. Sept 24, 1907. 12:3312. 3,000

Butterly, Margt P to Annie A Hill. Jackson av, No 1116, e s, 198.3 n 166th st, 29x87.6. P M. Prior mort $10,000. Sept 23, due, &c, as per bond. Sept 24, 1907. 10:2651. 2,500

Brehm, Joseph and Amelia E Lyons, joint tenants, to Thomas F Riley and ano. Norwood av, late Decatur av, No 3259, w s, 194.11 n 207th st, 25x100. P M. Sept 19, installs, 6%. Sept 21, 1907. 12:3351. 1,500

*Bellizzi, Michael to Emma N Polak. 228th st, late 14th av, s s, 205 w 5th av, 25x114, Wakefield. P M. Sept 19, 2 years, 6%. Sept 20, 1907. 600

Curran, Wm F to Chas W Coleman. Park av W, No 4439, w s, 367 s 182d st, 25x96.11x25x96. 1 year, 6%. Sept 23, 1907. 11:3030. 3,000

Christian, Eugene to Newton Land Assn, a corpn. Plot begins at line between land formerly John Erskine and land formerly of Joseph J Bicknell, distant 136.1 s Riverdale lane, runs s 25 x e 100 x n 17 x w 100.4 to beginning. Sept 19, due, &c, as per bond. Sept 23, 1907. 13:3421. 1,500

Crane, Gertrude A to Thomas F Riley et al. Hull av, w s, 21.7 n 207th st, 18x75. P M. Sept 16, due Mar 18, 1911, 6%. Sept 21, 1907. 12:3347. 1,000

*Cuddeback, Myron W to James J Dixon. Bronx Park av, w s, 125 n 177th st, 50x150. P M. Sept 23, 5 years, 5%. Sept 26, 1907. 5,400

Dilberger, Chas F to Morgan J O'Connell. Prospect av, w s, 216.8 n 183d st, 16.8x95. 3 years, 5%. Sept 26, 1907. 11:3102. 6,000

Doyle, James T to Antoinette B DeWitt. McLean av, n w cor 240th st, runs w 113 x n 75, x e 36 x s 10 x e 21 to av, x s 88 to beginning. Building loan. Sept 24, 3 years, 5½%. Sept 26, 1907. 12:3394. 20,000

*Devine, Lyman W to Janet Carlow. Rosedale av, e s, 50 n Merrill st, 25x100. Sept 4, 3 years, 5%. Sept 21, 1907. 2,500

*Devine, Eliz T to Annie C Ruhl and ano. Virginia av, w s, 323 s Westchester av, 25x101.3, Unionport. 3 years, 5½%. Sept 20, 1907. 4,500

Flood, T Francis to Magdalena Haas. Lisbon pl, s s, 50 w Cadiz pl, 25x100. P M. Sept 25, 1907, 3 years, 5%. 12:3311. 1,500

*Feeley, James J to Emil Waldenberger. Main st, w s, lots 648 to 651 map property Eliz R B King, City Island, 100x100; Minnieford av, w s, lots 359 to 362 and 369 to 372 same map 100x200 to Main st, also plot begins at mean high water mark where same is intersected by n line of lot 648 same map, runs s 100 x w 400 x n 100 x e 400 to beginning. P M. Sept 19, 3 years, 6%. Sept 20, 1907. 15,000

*Same to Zeltner Realty Co. Same property. P M. Prior mort $15,000. Sept 19, due, &c, as per bond. Sept 20, 1907. 7,500

*Fabrizio, Carmine to A Shatzkin & Sons (Inc). Beech av, n s, 437 w Corsa av, 25x100, Laconia Park. P M. Sept 10, due Feb 1, 1908, 6%. Sept 21, 1907. 100

Fetzer, John F to Henry F A Wolf Co. 197th st, s s, 31.11 e Valentine av, 25x90. Sept 20, 3 years, 6%. Sept 21, 1907. 12:3304. 5,000

Freidus, Israel, of Passaic, N J, to Edw A Isaacs. 137th st, No 662, s s, 80 e Willis av, 18x100. Prior mort $13,000. Aug 15, due Feb 15, 1909, 6%. Sept 24, 1907. 9:2281. 5,000

Ferguson, May J to Martha Foggin. Forest av, No 1041, w s, 178.5 n 165th st, 20x98.5. P M. Sept 21, 3 years, 5%. Sept 24, 1907. 10:2650. 6,500

*Goldhammer, John B to Chas F Wille. Grant av, n s, 50 w John st, 25x100. P M. Sept 23, 3 years, 6%. Sept 24, 1907. 500

*Same to Chas R Baxter and ano. Grant av, n s, 50 w John st. 50x100. P M. Prior mort $500 on lot 42. Sept 23, installs, 3 years, 6%. Sept 24, 1907. 400

Greenberg, Solomon to Edmond T Heck. Oakland pl, No 673, n s, 100 w Crotona av, 23x98.9x23x100. Due, &c, as per bond. Sept 26, 1907. 11:3080. 4,000

*Guidano, Marlelena with Thos E Fitz Gerald. 214th st, late Av A, s s, 25 e Maple st, if extended and being lot 22 map New Village Jerome, 25x100. Subordination agreement. Aug 3. Sept 24, 1907. nom

Hann, Antoine to Francois Hann. Valentine av, No 2114, e s, 324.11 n 180th st, 25.4x104.7x25x101.4. Sept 19, due Oct 1, 1912, 5%. Sept 20, 1907. 11:3144. 4,000

*Hoffman, Louisa to Irving Realty Co. Grace av, w s, 376.2 s Boston road, 50x95, Bronx terrace. P M. Sept 17, due Sept 1, 1910, 5%. Sept 21, 1907. 600

*Same to same. Same property. P M. Prior mort $600. Sept 17, due Sept 1, 1910, 5%. Sept 21, 1907. 150

Havell, Marian E to Isabella W Brinckerhoff. 175th st, late Fairmount av, s s, abt 100 w Marmion av, 25x149. Due, &c, as per bond. Sept 24, 1907. 11:2952. 500

Hickey, Wm D to Charles F Dilberger. Prospect av, w s, 218.9 n 187th st, 18.9x95. P M. Prior mort $6,000. Sept 23, installs, 6%. Sept 24, 1907. 11:3104. 1,600

Ittner Realty Co to Mary M Trageser. Ittner pl, n s, 90 w Park av, 90x102.2. Prior mort $15,000. Sept 13, 2 years, 6%. Sept 24, 1907. 11:2899. 5,000

Ignatz, Florio Co-operative Assoc Among Corleonesi, a corpn, to Salvatore Manzella et al. 137th st, n s, 450 w Home av, 150x100. Prior mort $100,000. Sept 21, 1 year, 6%. Sept 25, 1907. 10:-2550. 50,000

Same to same. Same property. Consent to mort and assignment of two morts on Tipton av, w s, 175 s 152d st, 2 lots each 37.6x100. Sept 23. Sept 25, 1907. 10:2550, 2653. —

*Irving Realty Co with Max Hoffman and Kassel Edelson. Boston road, s e s, being plot begins at stone wall which forms west boundary line of land Crawford Real Estate & Building Co, bet lands of said company and lands formerly belonging to estate of J L Palmer and later known as Arden estate, distant 659.6 s e Boston rd, runs s e 377.6 x n e 776.2 x n w 603.5 x s w 55 x n w 114.8 s e s Boston rd, x s w 224.1 x s w 221.3 x s e 769.9 x s w 248.11 to beginning. Plot begins at wall which forms w line of lands of Crawford Real Estate and Building Co, between land said company and land of Arden estate, where said wall intersects s s property of N Y Westchester & Boston R R, runs s e 214.2 x s e 93.5 x s e 59.2 x 57.10 x n e 59.1 x 31.9 x 44.5 x 326.1 x 50 x 38.9 x n w 692.6 x s w 769.2 to beginning. Subordination mortgage to easement for light, air and access over streets, &c. Sept 6. Sept 25, 1907. —

Junger, Louise, of Brooklyn, N Y, to Franz F Pfaff. Lafontaine av, n e cor Oak Tree pl, 25x95. Prior mort $2,500. Sept 20, 3 years, 6%. Sept 23, 1907. 11:3063. 1,000

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Junction Realty Co with Margt W Keck et al exrs, &c, Thomas Keck. 138th st, No 759, n s, 231.7 e Southern Boulevard, 37.6 x100. Subordination agreement. Sept 20. Sept 21, 1907. 10:-2590. nom

Junger, Louise to Thomas F O'Rourke. Lafontaine av, n e cor Oak Tree pl, 25x95. 3 years, 5%. Sept 20, 1907. 11:3063. 2,560

Keenan, Anna to Jessie V Connors. Grand av, e s, 260.3 n 184th st, 15x94.3x15x95. P M. 3 years, 5%. Sept 25, 1907. 11:3199. 6,000

Koster & Rueppel, Inc, to Michael Gleason. Webster av, e s, 148 s 176th st, 40x143.6. P M. Prior mort $5,000. Sept 23, 1 year, 6%. Sept 25, 1907. 11:2900. 1,700

*Kopchovsky, Annie to Laura A Curry. Arthur st, s s, 50x135.8 to Briggs st, x52.8x152.6, Laconia Park. P M. Due, &c, as per bond. Sept 20, 1907. 3,500

Same to same. Same property. P M. Prior mort $3,500. 3 yrs. 6%. Sept 20, 1907. 1,500

Kroupa, John, of Omaha, Neb, with Anthony J and Katherine L Griffin. Cauldwell av, No 891, w s, 163 n 161st st, 18x100. Subordination agreement. April 29. Sept 20, 1907. 10:2627. nom

Kroehle Realty Co to Henriette S Orth and ano. 157th st, n s, 100 w St Anns av, 50x100. Sept 15, due, &c, as per bond. Sept 24, 1907. 9:2360. 30,000

Same to same. Same property. Certificate as to above mort. Sept 15. Sept 24, 1907. 9:2360.

Kuver, Johanna E to Geo Zur Heide. 168th st, No 428, s s, 60 e Brook av, runs s 96 x e 35 x n 67 x w 3 x n 29 to st, x w 31.5 to beginning. Sept 17, 3 years, 5%. Sept 24, 1907. 9:2393. 12,500

Kuhn, August to Anna C Edwards and ano. 183d st, n w cor Adams pl, 100x22.7x128.6x103.4. 3 years, 5%. Sept 24, 1907. 11:3072. 10,000

Kieran, James M to Teachers Co-operative B & L Assoc of N Y. Boston av, s e s, 491 n e Perot st, 49x65. Sept 25, installs, 5%. Sept 26, 1907. 12:3254. 960

Kiss, Mary with Benj Feigel. Morris av, e s, 302.11 s 179th st, 25x 100. Extension mort. Sept 25, 1907. 11:2807, 2808. nom

Krabo, Marie to James G Wentz. Hughes av, w s, 300 s 183d st, 31.6x120. Building loan. Sept 20, demand, 6%. Sept 23, 1907. 11:3071. 11,500

Same to same. Hughes av, w s, 331.6 s 183d st, 31.6x85. Building loan. Sept 20, demand, 6%. Sept 23, 1907. 11:3071. 11,000

Same to same. Hughes av, w s, 363 s 183d st, runs w 25.6 x s 91 to n s Hughes av, x n e 42.7 to a tangent point in w s Hughes av, x n 61.4 to beginning. Building loan. Sept 19, demand, 6%. Sept 23, 1907. 11:3071. 15,000

Same to same. 182d st, n e s, 57 w Hughes av, if extended, runs n 83.11 x e 31.6 x s 91 to n s Hughes av, x w 14.2 to st, x n w 18.5 to beginning. Building loan. Sept 19, demand, 6%. Sept 23, 1907. 11:3071. 12,000

Lowenstein, Moses to Bronx Security and Brokerage Co. Tremont av, n s, 44.1 e Washington av, 23x89.11x23.3x93.5. Installs, 6%. Sept 23, 1907. 11:3043. 700

*Lamponi, Francisco to Agnes H Deane et al trustees under deed of trust. Plot begins 990 e White Plains road at point 1020 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Sept 23, 3 years, 5½%. Sept 24, 1907. 4,000

Litter, Jacob to Tremont Building Loan Assoc. Anthony av, No 1816, e s, abt 220 s 176th st, 50x174.6x52x170. Installs, 6%. Sept 24, 1907. 11:2892. 5,000

Louther, Cath wife of and Thomas to Benj J Light. 138th st, s s, 262.6 e Southern Boulevard, 17.7x100. April 30, 1895, due April 30, 1898, 5%. Sept 20, 1907. 10:2566. 2,000

Logue, Annie M to Victor Gerhards. Prospect av, No 1340, e s, 50 n 169th st, 25x100. 3 years, 6%. Sept 20, 1907. 11:2970. 1,000

Linetzky, Hannah to Continental Paper Bag Co. Vyse av, No 1161, w s, 400 n 167th st, 20x100. Sept 5, due, &c, as per an agreement dated Mar 25, 1907. Sept 21, 1907. 10:2752. 4,000

*Ladewich, Geo to Irving Realty Co. Grace av, w s, 351.2 s Boston road, 25x95. P M. Sept 17, due Sept 1, 1910, 3 years, 5%. Sept 21, 1907. 300

*Same to same. Same property. P M. Prior mort $300. Sept 17, due Sept 1, 1910, 5%. Sept 21, 1907. 75

Livingston, Juliet M with Maximilian Fleischmann Co. Teller av, w s, 300 s 169th st, 170x100; Teller av, w s, 100 s 169th st, 200x100; Findlay av, e s, 300 s 169th st, 170x100; Findlay av, e s, 100 s 169th st, 200x100. Agreement as to ownership of four morts. July 25. Sept 24, 1907. 9:2431—2436.

*Mang, Longin and Mary Hecht heirs Agnes Mang to Gustave F Zeissig. 13th st,, s s, 155 e Av D, 50x108, Unionport. Sept 24, 3 years, 6%. Sept 26, 1907. 2,000

Mackay, David with Wm H Erskine. Clinton av, w s, 349.3 s Jefferson pl, 50x137.11x50x137.9. Extension mort. Sept 17. Sept 24, 1907. 11:2933. nom

Mezzacappa, Arcangelo to Henry Elias Brewing Co. Hughes av, e s, 146.2 s 188th st, 24.10x87. Prior mort $8,000. Sept 24, demand, 6%. Sept 25, 1907. 11:3076. 1,000

Mierswa, Aranka to Jules Weil. Hull av, w s, 39.7 n 207th st, 18x75. P M. Sept 21, installs, 6%. Sept 23, 1907. 12:3347. 1,200

Manning, John T to TITLE GUARANTEE AND TRUST CO. Marion av, w s, 21.1 s Mosholu Parkway South, 37.6x113.6. P M. Aug 10, due, &c, as per bond. Sept 23, 1907. 12:3281. 6,500

McClure, Leslie and Ida M Gibson to Eliz P Gatfield. Vyse av, e s, 180.6 s Freeman st, 25x100. P M. Prior mort $2,500. Sept 25, due July 17, 1909, 6%. Sept 26 ,1907. 11:2933. 3,100

Marks, Magdalena to Belmont Realty and Construction Co. Hughes av, e s, 36 n 181st st, 49.11x85.3. P M. Prior mort $13,500. Aug 12, 2 years, 6%. Sept 26, 1907. 11:3082. 5,000

*Mallett, Wm A to Jared S Spencer. Balcom av, e s, 50 n Marrin st, 100x100, Westchester. P M. Sept 25, due, &c, as per bond. Sept 26, 1907. 1,400

Maher, Hannah to Walter J Reeves. Inwood av, e s, 75 s 171st st, 25x100. Sept 17, due, &c, as per bond. Sept 24, 1907. 11:-2859. 1,500

*Mulligan, Francis X and Ellen S to Wm N O'Donnell and ano. Commonwealth av, w s, 75 n Merrill st, 25x100, Mapes estate. Installs, 5½%. Sept 20, 1907. 600

Meyer, John to John P Moebus. Courtlandt av, n e cor 155th st, 50x100. Sept 24, 1907, 5 years, 5½%. 9:2402. 13,000

Matthews, John S to Louise H Bent. 197th st, — s and — e Concourse, and being lot 97 map property of Metropolitan Real Estate Assoc, 25x100, except part for 197th st. Sept 25, 3 yrs, 6%. Sept 26, 1907. 12:3304. 1,000

*Mayer, Louise to Geo A Devermann. Plot begins 590 e White Plains road at point 620 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,000. Sept 19, 3 years, 6%. Sept 21, 1907. 1,500

*McDonald, Joseph to Maria Urbansky. Lots 8, 9, 46 and 47 map property J E Bullard & Co. Sept 16, 1 year, 5½%. Sept 21, 1907. 2,500

Nelson, August to Excelsior Mortgage Co. 168th st, n s, 116.6 w Lind av, 50x71.7x60.10x83.11. Building loan. Sept 24, 1 year, 6%. Sept 25, 1907. 9:2530. 9,000

N Y LIFE INS CO with Bernard French. 138th st, s s, 206.6 w Willis av, 25x100. Extension mort. July 1. Sept 23, 1907. 9:2300. nom

Same with same. 138th st, s s, 181.6 w Willis av, 25x100. Extension mort. July 1. Sept 23, 1907. 9:2300. nom

Neary, Bertha E, of Cortland, N Y, to Thomas Barry. Kingsbridge terrace, s s, — w Kingsbridge road, and being lot 77 block 3237 map 272 lots Bailey estate, 25.10x161x25x154.6. Sept 18, due Oct 1, 1909, 5%. Sept 23, 1907. 11:3237. 1,500

*Ohmer, Margaretha to Jacob Letsche. Grant av, s s, 128 w Unionport road, 25x100. Sept 25, 3 years, 5½%. Sept 26, 1907. 1,000

O'Brien, Linda C wife of and Wm J to Melancthon S Ayers. 176th st, s e s, 150 s w Prospect av, 50x191. Sept 20, due Sept 1, 1910, 6%. Sept 24, 1907. 11:2949. 2,000

*O'Hara, Richard to Gustav Damm trustee Kath Hauser. Lots 164 and 165, amended map Adee Park east of Botanical Gardens. Sept 21, 3 years, 5%. Sept 24, 1907. 2,800

O'Melia, Annie wife of Martin J to H Koehler & Co. 202d st (Summit av), s s, 169.4 e Grand Boulevard and Concourse, 25x 100. Sept 10, demand, 6%. Sept 20, 1907. 12:3307. 1,000

O'Leary, John to Thomas B Hidden trus Wm H Webb. Crotona av, e s, 400 n 183d st. 20x100. 3 years, 5%. Sept 25, 1907. 11:3102. 6,500

Orently, Abraham to ROYAL BANK of N Y. Union av, Nos 1164 and 1166, e s, 43 n Home st, runs e 61.7 x n 31.6 x s 12 to n s Home st x n e 47.1 x n w 95.2 to av x s 50 to beginning. Assignment of rents to extent of $3,500. Sept 21. Sept 25, 1907. 10:2681. 3,500

*Pfeifer, Paul H to Florence Butler. Columbus av, s s, 463.2 w Bronxdale av, 27.6x37.11x27.9x41.10, Westchester. Sept 21, 3 years, 6%. Sept 25, 1907. 1,000

Philbrick (John A) & Bro a corpn, with Margt W Keck et al, exrs, &c, Thomas Keck. 138th st, No 759, n s, 231.7 e Southern Boulevard, 37.6x100. Subordination agreement. Sept 20. Sept 21, 1907. 10:2590. nom

*Park, Henry A to Julia H Curtis. 175th st, w s, 205.4 s Westchester av, 25x100. 3 years, 5½%. Sept 21, 1907.. 2,500

Pfaehler, Emil L, of Brooklyn, N Y, to Veronicka Valentine. Washington av, No 2053, w s, 285.4 s 180th st, 25x145. 3 years, 6%. Sept 26, 1907. 11:3036. 4,000

*Peterson, Charles to Geo W Turner. Unionport road, e s, 555.6 w White Plains road, at point along same 375 n from n s Morris Park av, runs e 115.6 x n 25 x w 101 to road, x s 27.6 to beginning, with right of way over strip to Morris Park av. 3 years, 5%. Sept 23, 1907. 4,200

*Quinlan, James and John J to Edw H Cole. Lot 107 map 163 lots of estate of Mary J Radway. Sept 20, 3 years, 5%. Sept 21, 1907. 4,000

Robinson, Bell M to John L Thomas. 167th st, s s, 20.9 e Woodycrest av, runs e 180.10 to w s Anderson av (proposed), x s 36.10 x n w 180 to beginning, except part for Anderson av. Sept 16, 2 years, 5½%. Sept 21, 1907. 9:2509. 10,000

Same to Edw D Devlin. Same property; also Inwood av, w s, 100 s w from an angle in said av, runs n w 230 to Cromwells or Doughtys Brook, x s — x s e 190 to av, x n e 100 to beginning. Prior mort $15,000. Sept 16, demand, 6%. Sept 21, 1907. 11:-2855—2871. 5,000

Reiss, Louis to Jacob Schmitt. 161st st, No 375, n s, 228.7 e Courtlandt av, 25x71.5x25x71.11. P M. Sept 24, 5 years, 5%. Sept 25, 1907. 9:2408. 6,500

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*Robillard, Norbert to Frank Chlumsky. Lyon av, s w cor Green av, 100x50. Sept 17, 2 years, 5½%. Sept 25, 1907. 1,500

*Svenson, Nils, Peter Nordhohn, Joseph Marcus and Severin Anderson to Henry H Peabody et al. 1st av, w s, 300 s 1st st, runs w 348 to Bronx River x s and e 608.6 to av x n 318 to beginning. Prior mort $18,000. Sept 24, 1 year, 6%. Sept 25, 1907. 11,996.17

*Shatzkin (A) & Sons, Inc, to Frank C Mayhew and ano trus Levi H Mace. 230th st, late 16th av, s s, 380 e White Plains road, 25x114, Wakefield. P M. Aug 13, 3 years, 6%. Sept 25, 1907. 750

*Same to same. Arthur av, s s, 175 w Paulding av, 25x93 to Briggs av x26.1x85, Laconia Park. P M. Aug 13, 3 years, 6%. Sept 25, 1907. 500

Schonfeld, Ernestina to Netti Migden. 181st st, n s, 99.2 w Clinton av, 23x66.1. P M. 5 years, 5%. Sept 24, 1907. 11:3098. 4,000

Sheppard, Agnes M and Frank A to TITLE GUARANTEE AND TRUST CO. Washington av, e s, 287.6 s 182d st, or Fletcher st, also 126.11 s 182d st, runs e 136.2 x n 19.1 x w 139.6 to av, x s 18.10 to beginning. 2-3 part. Sept 25, due, &c, as per bond. Sept 26, 1907. 11:3049. 1,500

Shretski, Wm with Marie Krabo. Hughes av, w s, 331.6 s 183d st, 31.6x85. Agreement modifying description of property in mort dated Sept 16, 1907. Sept 20. Sept 23, 1907. 11:3071. nom

Saunders, Arthur W to James R Hay. Kingsbridge road, n s, 150.9 w Heath av, runs n 102.11 x e — x n 175 x w 127 to e s Bailey av, x s — x e — to beginning. P M. Sept 19, 2 years, 6%. Sept 23, 1907. 12:3259. 45,000

Same to same. Bailey av, e s, at n w cor of plot described in above mort, runs e 127 x n 305 x w 114.7 to av, x s — to beginning. P M. Sept 19, 2 years, 6%. Sept 23, 1907. 12:3259. 25,000

Same to same. Kingsbridge road, n s, 150.9 w Heath av, runs n 102.11 x e 7.9 x n 175 x e 138.6 to w s Heath av, x s 295.11 to road, x w 150.9 to beginning. P M. Sept 19, 2 years, 6%. Sept 23, 1907. 11:3259. 35,000

Same to same. Heath av, w s, 295.11 n Kingsbridge road, runs w 138.6 x n 305 x e 110 to av, x s 314.2 to beginning. P M. Sept 19, 2 years, 6%. Sept 23, 1907. 12:3259. 15,000

Secular, Belle to Maurice Frankel. 159th st, No 365, n s, 92 e Courtlandt av, 50x100. P M. Prior mort $50,000. Sept 12, due May 15, 1911, 6%. Sept 20, 1907. 9:2406. 6,500

*Steinmetz, Amelia to WAPPINGER SAVINGS BANK of Wappinger Falls, N Y. Lyon av, s e s, 80 n e Grace av, 25x100. Sept 18, 3 years, 5%. Sept 21, 1907. 3,500

Schwarzler, Joseph A, Jr, to IRVING SAVINGS INST. Park av, e s, 315 s 171st st, 2 lots, each 37.6x150. 2 morts, each $26,000.. 5 years, 5%. Sept 20, 1907. 11:2902. 52,000

Smith, Luke to Bernheimer & Schwartz Pilsener Brewing Co.. Morris av, Nos 857 and 859, on map No 859, s w cor 161st st, 30x94. P M. Prior mort $23,500. Sept 19, demand, 6%. Sept 20, 1907. 9:2443. 5,500

Silbermann, Joseph to Saml Gans. Willis av, No 224, e s, 25 n 137th st, 25x75. Prior mort $15,000. Due Jan 2, 1911, 6%. Sept 21, 1907. 9:2282. 6,500

Tiernan, Michael, of Harrison, N Y, to Century Mortgage Co. Shakespeare av, e s, 987.6 s Featherbed lane, 75.2x97.6x75x99.6. 5 years, 5½%. Sept 25, 1907. 11:2872. 10,500

Thorne, Stevenson J to Joseph Bicak. Vyse av, w s, 43.1 n Freeman st, 25x75. Aug 21, 4 years, 5%. Sept 25, 1907. 11:2087. 3,400

Thayer, Jane J, Arnold and Geo A, and Henry H Hogins trus Geo A Thayer with Andrew Davey. 3d av, n w cor 140th st, 27.6x100. Extension mort. Aug 2. Sept 24, 1907. 9:2321. nom

Taylor, Fannie with Geo Zurheide. 168th st, No 428, s s, 60 e Brook av, runs s 96 x e 35 x n 67 x w 3 x n 29 to st, x w 31.5 to beginning. Subordination mort. Sept 17. Sept 24, 1907. 9:2393. nom

*Warranty Realty Co and Bertha Kaufmann both of N Y and Milton Newman of Sheepshead Bay, L I, to Sophie Newman of Sheepshead Bay, L I. Sands av, n s, 241 e Pelham road, 50x100.10x50x102.2, Westchester. Sept 16, 3 years, 6%. Sept 24, 1907. 1,140

Wahlig (Frank A) Co to Theo Wentz. Union av, e s, 75 n 149th st, 75x90. Building loan. Sept 23, due May 1, 1908, 6%. Sept 24, 1907. 10:2674. 37,500

Walther Real Estate and Manufacturing Co to Margt W Keck et al exrs Thomas Keck. 138th st, No 759, n s, 231.7 e Southern Boulevard, 37.6x100. Sept 20, 3 years, 5½%. Sept 21, 1907. 10:2590. 25,000

Same to same. Same property. Certificate as to above mort. Sept 20. Sept 21, 1907. 10:2590.

Williams, Saml to Jean P Worth. Washington av, e s, 200 n 171st st, 50x150. Sept 9, due, &c, as per bond. Sept 20, 1907. 11:2912. 44,000

Wattenberg, Philip to Louise A Jackson. Franklin av, No 1203, n w s, abt 160 s 168th st, 17.2x80x16.8x76.6 s w s. P M. Prior mort $3,000. Sept 24, 1907, 3 years, 5½%. 10:2611. 2,200

Weeks, Francis M to Mary R Baldwin. Grand Boulevard and Concourse, e s, 135 s 164th st, 100x185x—x irreg, also described as Walton av, e s, at s w cor lot 330, and runs s e 292.2 to point 10 chains e from Doughty or Cromwell farm x n e 200 x n w 291 to av x s w 201 to beginning, being plot 330 map West Morrisania, being part farm Wm H Morris and contains 23 40-100 city lots, each 25x100, excepts part for Grand Boulevard and Concourse. Aug 23, due Sept 25, 1909, 5%. Sept 26, 1907. 9:2461. 7,500

## JUDGMENTS IN FORECLOSURE SUITS.

Sept. 19.

141st st, s s, 100 e Robbins av, 75x122.11x75.1x118.2 (Action No 1). Century Investment Co agt Broadway Reliance Realty Co et al; Richard G Baggage, att'y; Isaac B Brennan, ref. (Amt due, $7,244.01.)

Southern Boulevard, n w s, 144.5 n 140th st, runs w 115.9 x n 148.5 to 141st st, x e 161.9 x s 88.5 x s w 94.5 to beginning (Action No 2). Same agt same; same att'y; same ref. (Amt due, $26,802.90.)

140th st, n s, 327.7 e Robbins av, runs e 103.3 to Southern Boulevard x n 144.5 x w 166.2 x n 8.1 x w 25.1 x s 132.5 to beginning (Action No 3). Same agt same ;same att'y; same ref. (Amt due $14,177.60.)

139th st, n s, 95 e Robbins av, 75x100.10 (Action No 5). Same agt same; same att'y; John J Hynes, ref. (Amt due $5,948.86.)

Southern Boulevard, s e cor 141st st, 177.3x76.3 (Action No 6). Same agt same; same att'y; same ref. (Amt due, $10,283.75.)

140th st, n s, 286.5 e Southern Boulevard, 50x125 (Action No 7). Same agt same; same att'y; same ref. (Amt due, $2,845.09.)

Southern Boulevard, s e cor 140th st, 115.6x86.3 (Action No 8). Same agt same; same att'y; Wm W Baldwin, ref. (Amt due, $16,560 00.)

140th st, s s, 161.3 e Southern Boulevard, 25x100 (Action No 9). Same agt same; same att'y; same ref. (Amt due, $4,916.25.)

139th st, n s, 144.4 e Southern Boulevard, 75x100 (Action No 10). Same agt same; same att'y; same ref. (Amt due, $4,916.25.)

139th st, n s, 294.4 e Southern Boulevard, 75x100 (Action No 11). Same agt same; same att'y; James C Brady, ref. (Amt due $4,657.00.)

139th st, n s, 369.4 e Southern Boulevard, 75x100 (Action No 12). Same agt same; same att'y; same ref. (Amt due, $4,657.00.)

Sept. 20.

146th st, n s, 100 w 7th av, 125x99.11. Milton Greenebaum agt James J Kennedy; Alexander S Bacon, att'y; Adelina H Burd, ref. (Amt due, $8,032.88.)

Hall pl, e s, 193.2 s 167th st, 45x—x43.11x52.7. Frederick Cordes agt Josephine Strackerjan; Peter Klein, att'y; Peter L Mullaly, ref. (Amt due, $1,067.62.)

Sept. 21.

7th av, e s, 89.5 n 26th st, 40x100. Mayer S Auerbach agt Hessel Building Co; Max Stern, att'y; Nathan Vidaver, ref. (Amt due, $17,578.00.)

70th st, s s, 161 W Av A, 38x100.5. Sadie Hoffberg agt Harry M Stoff et al; Manheim & Manheim, att'ys; Sylvester Malone, ref. (Amt due, $5,085.38.)

Sept. 23.

Fox st, n w cor 167th st, 88.7x78.8x irreg. Wm D Faris agt Anthony Burger et al; Everett L Barnard, att'y; Thomas W McKnight, ref. (Amt due, $8,328.10.)

Sept. 24.

20th st, s s, 100 w 2d av, 44x92. Sarah Watson agt Mary H Heckman et al; Wm C Roe, att'y; Ralph D Paoli, ref. (Amt due, $4,222.00.)

140th st, n s, 200 e St Anns av, 100x95. Mary E Clark agt Robert M Silverman et al; Bowers & Sands att'ys; Jacob W Block, ref. Amt due, $13,598 00.)

14th st, n s, 150 w 5th av, 25x103.3. Ada G Gray agt Mary F Lawrie; Elek J Ludvigh, att'y; Abraham G Meyer, ref. (Amt due, $9,583 68 )

9th st, No 733 East. Joseph Rosenzweig agt Chas M Siegel et al; Frederick D W Searing, att'y; Chas D O'Connell, ref. (Amt due $9,488.95.)

Lots 263, 269, 340, 355, 432, 433, 436, 437 and 457, mortgage map Arden property, Bronx. Annie V Taylor agt James T Ackerman et al; de la Mare & Morrison, att'ys; Cromwell G Macy, Jr, ref. (Amt due, $2,051.60.)

Sept. 25.

68th st, n s, 275 w Av A, 37.6x100.5.
68th st, n s, 312.6 w Av A, 37.6x100.5
Pincus Lowenfeld agt Isaac Klapper; Arnstein & Levy, att'ys; Edw W Fox, ref. (Amt due, $23,071.70.)

8th st, s s, 75 e Av D, 22x97.6. Dry Dock Savings Institution agt Annie Grosser et al; F M Tichenor, att'y; James M Tully, ref. (Amt due, $4,129.42.)

Aqueduct av, e s, 815 n St James st, 50x232x72.6x232.7. Irving Savings Institution agt Martha E Neill; Deyo, Duer & Bauerdorf, att'ys; James Kearney, ref. (Amt due, $4,639.50.)

3d av, n e cor 87th st, 50x90. Aaron Goodman agt Meyer Frank; Jehial M Roeder, att'y; Henry Smith, ref. (Amt due, $22,152.88.)

Lenox av, n e cor 143d st, 74.11x96.2x irreg. Jefferson Bank agt Morris Feldberg; Strasbourger, Weil, Eschwege & Schallek, att'ys; Henry B Davis, ref. (Amt due, $45,997.62.)

Franklin av, e s, 58.11 n 170th st, 51.1x281.1 to Clinton av x46.9x281.1, except parts released. Ferdinand Hecht agt Esther Isenberg (Action No 1). Rose & Putzel, att'ys; Sylvester L H Ward, ref. (Amt due $2,598.75.)

Sept. 27.

Franklin av, n e cor 170th st, 57.5x100 (Action No 2). Same agt same; same att'ys; Michael J Sullivan, ref. (Amt due, $6,756.66.)

Clinton av, n w cor 170th st, 23x100x36x101 Action No 3). Same agt same; same att'ys; Wm H Grogan, ref. (Amt due, $3,637.58.)

## LIS PENDENS.

Sept. 21.

39th st, s s, 347 w 5th av, 22x98.9. Henry S Story et al agt Albert F Jammes; specific performance; att'ys, Katz & Sommerich.

McGraw av, n s, 50 e White Plains road, 25x100. Samuel Wormser agt Chas C Watkins Jr et al; specific performance; att'y, L Schafran.

Arthur av, n e cor 181st st, 46x92. Mary McCarthy agt Samuel Wormser et al; specific performance; att'y, D W Steele Jr.

Sept. 23.

Av A, n w cor 17th st, 20x69. Henry M Popham agt Katherine T Popham et al; action to obtain title; att'ys, Speir & Partlett.

Central Park West, w s, whole front between 73d and 74th sts, 204.4x100. E Rietzler Co agt Abraham Boehm et al; action to foreclose mechanics lien; att'ys, Phillips & Avery.

18th st, Nos 135, 137, 141 and 143 East, and 19th st, Nos 130 and 134 East.
Wm J Kingdon agt Mary E McCartin et al; notice of attachment; att'ys, J A & R T Lynch.

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153d st, s s, 275 e Amsterdam av, 100x200 to 152d st, and owner property in Suffolk County. Jennie de G Monahan agt Louis de L Ward et al; partition; att'y, T J Keogharn.

Mercer st, w s, 151.2 s Prince st, 50x100. Eugene F Kachel agt Chas H Peckworth et al, action to declare lien; att'ys, Meisel & Bolles.

Union av, s e cor 167th st, 100x100. Michele D'Amore et al agt Chas W Raubicheck et al; action to declare deed void; att'y, C D W Rogers.

20 h st, n e s, 175 n w 10th av, 25x99.11. John A Jarvis agt The General Theological Seminary of the Protestant Episcopal Church in the United States; reformation of lease; att'y, E G Sammis.

72d st, No 161 East. Frank Dobson agt Edw P S Mulvany et al; action to foreclose mechanics lien; att'y, J Hardy.

13tbh st, n s, lot 414, 105x114, Bronx. John J O'Brien agt Catherine Tiller et al; partition; att'y, A H Wadick.

10th st, No 261 East. Harry Goldman agt Jacob T Hildebrandt; action to restrain, &c; att'y, S Edelman.

Sept. 24.

Ridge st, No 132. Isaac Cohen agt Lippe Lunitz et al; action to cancel assignment of lease, &c; att'y, J Wilkenfeld.

4th st, s s, 100 e Av A, 45x96.2. Louis Antokolsky agt John Bairlein; action to impose lien; att'y, E J Kleinfeld.

5th av, No 252. Daniel E Brogan agt Geo H Robinson et al; action to declare lien; att'y, I L Bamberger.

Washington av, Nos 1649 to 1653. The Syracuse Co of N Y agt Fleischman Realty & Construction Co et al; action to foreclose mechanics lien; att'y, A A Silberberg.

35th st, No 41 West. Mordecai F Tepper agt Irving J Messinger et al; action to determine possession, &c; att'y, T F MacMahon.

Willett st, No 58. Jeremiah S Hendrickson agt Jarvis B Hendrickson et al; partition; att'ys, Ackerly & Miles.

Sept. 25.

Christopher st, No 84. Mary M Luhden agt Marie E Timm et al; partition; att'y, F W Judge.

8th av, s s, between Bleecker and Troy sts, —x—. Mary Kelly agt John Daley et al; partition; att'y, T Von Dorn.

72d st, No 302 West. Lillie J Earle agt Cornelius E Byrne; counterclaim; att'y, G S O'Loughlin.

Sept. 26.

41st st, n s, 275 e 8th av, 25x98.9. Aaron Coleman agt Morris Manheimer et al; partition; att'y, M Cooper.

3d av, No 334. William Bradley agt Nathan Lesser; specific performance; att'y, F A Tanner.

35th st, No 26 West. Peter De Witt agt Lucy E Lee et al; specific performance; att'y, L Atterbury.

Broome st, No 269. Simon Garber agt Jonas Spivak et al; action to foreclose mechanics lien; att'ys, Schenkman & Brown.

38th st, Nos 310 to 324 West. Diedrich Blenderman agt Emma Mann-Wray; notice of attachment; att'y, C La Rue.

Sept. 27.

Lafontaine av, s w cor 178th st, 25x100. Charles Schneider agt Andrew J Thomas et al; action to declare lien; att'y, P T Safford.

## FORECLOSURE SUITS.

Sept. 21.

3d av, s e cor 179th st, 325.9x115.4x irreg.

8th av, s w cor 151st st, 99.11x100.

Tinton av, w s, 75 n 158th st, 50x135x irreg.

Tinton av, n w cor 158th st, 75x95.

Three actions. Samuel J Goldsmith agt Northwestern Realty Co et al; att'ys, Pratt & Koehler.

Spring st, w s, old line, 124.2 s 161st st, runs w 24.9 to Sheridan av x n 24.7 x e 96 x e 23.11 x s — to beginning. Edw H Cole agt Lucy Bunn et al; att'y, P A Hatting.

Sept. 23.

Orchard st, No 58. Peter Doelger agt Sigismund Glauber et al; att'ys, Amend & Amend.

St Nicholas av, n w cor 187th st, 15.10x80. The Germania Life Ins Co agt John G R Lilliendahl et al; att'ys, Dulon & Roe.

92d st, No 45 East. Eliza V T Markham agt James C Sinclair et al; att'y, E S Peck.

Lincoln av, No 168. State Bank agt Annie Silver; att'y, A W Glatzmayer.

Sept. 24.

149th st, No 542 West. Helen S Du Bois agt John Wild et al; att'y, A C Hadlock.

73d st, n s, 98 e Av A, 150x102.2. Corporate Realty Assn agt Frank Messer et al; att'ys, Strauss & Anderson.

153d st, No 679 East. Geo W Robinson agt Jacob Gruber et al; att'y, A Knox.

137th st, No 519 East. The North New York Co-operative Building & Loan Assn agt Chas J Klein et al; att'y, J H Hildreth.

Grand st, — s, lot 31, map of Estate of Abraham Cannon.

Grand st, No 570.

Eliza Dean agt Sundel Hyman et al; att'ys, Salter & Steinkamp.

Sept. 25.

107th st, Nos 336 and 338 East. Ray Goldberg agt Salvatore Pergolizz et al, att'y, J Ehrentreu.

149th st, No 542 West. Helen S Du Bois agt John Wild et al; att'y, A E Hadlock.

148th st, n s, 250 w Morris av, 25x106.6. Letitia McMurty agt John Zemek Assn; att'ys, Arrowsmith & Dunn.

162d st, n s, 323.6 e Prospect av, 98x123.7x irreg. Chas H Zumbuehl agt Charles Zimmerman, Jr, et al; att'y, O E Davis.

76th st, s s, 185.1 w Columbus av, 20x102.2. Walter A Burke agt Julia W Little et al; att'ys, Hill, Lockwood, Redfield & Lydon.

Chrystie st, No 18. Julius H Seymour agt Moses H Weinstein et al; att'y, J H Seymour.

Lenox av, w s, whole front between 143d and 144th sts, 199.10x100. State Bank agt Meyer Frank et al; att'y, W T Kohn.

Amsterdam av, e s, whole front between 121st and 122d sts, 191.8x100. Harris Mandelbaum et al agt John H Callan et al; att'ys, Eisman, Levy, Corn & Lewine.

Sept. 26.

20th st, n s, 191.7 w 7th av, 25x80.1. Henry Maddock agt Geo P Butler et al; att'y, E C Parish.

Amsterdam av, w s, 50.11 n 122d st, 40x100. Moses S Lorsch et al agt Jacob H Horwitz et al; att'y, M Stern.

Rodman pl, n e s, lots 29 and 30, map of Crowther Estate, Bronx. Henry A Hauck agt John Londergan et al; att'y, J H Hildreth.

Sept. 27.

Division st, s s, 107.2 w Gouverneur st, 20.6x 42.7. Jacob Marx agt David Silberstein et al; att'ys, Parker & Ernst.

St Nicholas av, n w cor 114th st, 59.2x139.8x irreg. Moritz Walter et al agt Louis E Kleban et al; att'ys, Kurzman & Frankheimer.

140th st, Nos 24 to 28 West. Morris Levy et al agt Afro-American Realty Co; att'y, G A Rogers.

Fox st, n w cor 167th st, 88.7x78.8x irreg. City Real Estate Co agt Isadore S Becker et al; att'y, H Swain.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Sept.

21 Adler, Philip—Binghamton Felting Co.$115.15
21 Abramson, Louis—Isidor Messon et al.... 92.10
23 Alexander, Max and Esther—Abraham Fisher ... 171.90
23 Alexander, Max—Jacob Barron et al..61.15
23 Alexander, Frank—Julius H Haas .... 34.72
24 Adams, Lorenzo B—Leopoldine Obendorfer. 305.61
24 Adler, Philip—Benjamin Kornblum.....44.65
24 Abramson, Louis—Herman Frank et al.. 390.44
25 Amoreux, Geo W L—John M Raymond..94.41
25 Arthur, Sarah F* & Archibald—Arthur C Doombos.....167.89
25 Angelein, Edward—Harry Newbury....41.71
25 Altheimer, Max—Benjamin Lowenstein.... 3,997.48
26 Ascher, Max—VanNorden Trust Co.....118.08
26 Avallone, Joseph—Tenement House Dept.27.72
26 the same —the same.....274.72
27 Albers, Henry F—John R Gorham....463.52
21 Bufano, Michael—G B Raymond & Co.. 144.09
21 Butler, Joseph B—Amy Mohr .....61.81
21 Bradley, Frank M—Max J Schwenke..61.65
21 Blumenthal, George—Max Rothbard et al. 112.61
21 Bernard, Louis—Moritz Altman et al..191.03
21 Bernstein, Joseph—Marianne Rosenzweig. .....(D) 3,376.41
23 Bennett, Wm H—American Surety Co of N Y ..... 220.85
23 Berman, Samuel—Harry Harper .....194.84
23 Beinfeld, Hyman—Nicholas Grunzfelder. 75.02
23 Bartenbach, Hermann—Market & Fulton Natl Bank of N Y ..... 7,445.61
23 Ballway, Philip—Met St Ry Co .. costs, 68.88
23 Broderson, Isaac—Interurban St Ry Co.. costs, 67.88
23 Bradley, Daniel—Third Ave R R Co.... costs, 68.88
23 Bryan, Geo V (not summoned)—Eugene W Guindon ..... 817.45
24 Bach, Leo -Sigmund Hirschber ..... 220.41
24 Brady, William—Clarence P Smith exr.17.41
24 Bardwil, Amin E* & Geo E—Coriana Portalon ..... 93.08
24 Bradow, Alexander—Max Mittler.....524.10
25 Brodt, Fred—Louis Gilliams et al....928.10
25 Brown, Samuel—Elias Resnek et al.....90.33
25 Billings, Geo J—Max Kahn et al.....135.76
25 Blumenkrohn, Solomon—Manhattan Leasing Co.....99.91
25 Barashick, Harry A—Wm J James, Jr..196.32
25 Burton, Frederick R—Benham Indian Trading Co of N Y.....1,041.93
25 Bologh, Yokel—Milton J Meyer et al..185.46
25 Barberich, Otto—Frank Crawford .....96.41
26 Bernstein, Frank E and Thomas—Van Norden Trust Co.....174.30
26 Berman, Samuel—Frank Muezek, Jr....201.62
26 Behrens, Sophia J—Timothy L Jacobs..275.24
27*Bernasconi, Louis—Morando Stefani....157.90
27 Baker, Peter—Morris Rosenfield et al...130.20
27 Becker, Morris—Benjamin Jaffe.....379.85
21 Colby, Arthur H—Ira Barrows ..... 226.21
23 Cobe, Andrew J—Twelfth Ward Bank of the City of N Y ..... 274.61
23 Cohen, Louis S—James Talcott .... 4,081.09
23 Collyer, Henry M—Lawyers Surety Co of N Y ..... 78.41
23 Carton, William—Met St Ry Co..costs, 68.88
24 Corrao, Francis L—Appeal Printing Co.31.68
24 Clark, Hobert F—Daniel Darrow et al.... 149.80
24 Chapman, Eva—Otto Grimmer ..... 319.51
25 Cornell, Francis—Richard M Bell.....62.34
25 Chanler, Robert W—Elbridge T Gerry.... 1,710.00
25 Clarre, Margaret—Wm A White.....467.47
25 Clark, John T—Solomon Scholem.....215.46
25 Cominos, Demetrious & Nicholas—John Larkin..... 71.14
25 Chinchin, Charles—Harry Newbury .....41.71
26 Coldor, Schmid—Samuel B Greenstein....47.17
26 Coulter, John—Frederick Ohmeis.....69 65
27 Coward, James S—N Y Edison Co.costs, 34.16
27 Cohn, Morris—Benjamin Jaffe.....379.85
27 Crozier, Michael—Ferdinand T Kunkelman et al ..... 102.06
27 Capozzola, Filippo—Michael Carillo...239.91
21 Dunn, Rose—Barnet Zam ..... 84.72
21 Dexter, John M—Lee Shubert .... 1,650 26
23 Dudley, Wm L—Gorham Co ..... 453.39
23 Dinnieu, William—Grace Dinnieu .... 329.41
23 Diezner, Louis & Sam—Isaac Lerman..186.05
24 D'Alessio, Antonio—Herman S Schluchtner ..... 126.28
24 De Blase, Giuseppe—Henry Eggers .... 44.96
25 Dennis, Chas J—Robert Henry et al..434.92
25 Daly, Martin—Saunders P Jones et al..183.04
25 Dube, Newman—Berman Realty Co..1.235.63
25 Dengler, John—George Vassar, Jr, et al. costs, 13.08
25 Dunham, Theodore W—Valvoline Oil Co.27.02
27 Duncan, Henry B—Moses Saalberg....219.41
27 Durlach, Joseph—Mortimer B Newman.158.45
23 Emrich, Joseph—Sam Oppenheimer....22.66
23 Ellingen, August—Ferdinand Toscani et al. 2,354.74
23 Estey, Giuseppe—Interurban St Ry Co.. costs, 68.88
25 Eichner, Max—A Arnold Werton et al.162.01
27 Easton, John S—Chegwidden & Ohlmeyer Co..... 129.83
27 Ezra, John—Louis J Rosett .....59.31
24 Feinberg, Louis—Leon Hirsch ..... 779.39
24 Florence, Joseph F and Rose—Wine Growers Assn ..... 311.41
24 Fitzmaurice, John—Horace Benton et al.. 29 83
25 Faust, Sophia—Joseph E Gallagher....278.74
26 Friedenberg, Jacques S—Barnett L Hollander et al .....264.65
26 Ferris, Geo A—Jacob M Shapiro.....40.31
26 Fischer, Clifford C—Minister & Co....1,063.77
26 Fisher, Morris—Union Stove Works....512.65
26 Fox, Walter—Lord & Taylor.....28.72
27 Fonara, Peter—Morando Stefani.....157.90
27*Franchini, Peter——the same .....157.90
27 Feldman, Charles—Isaac Lewis et al....318.71
27 Furcht, Louis—Harrison K Bird.....515.50
27 the same——James G Graham .....115.50
27 Fitzpatrick, John H—Wm N Johnson...148.90
27 Firestone, Charles—Title Guarantee & Trust Co..... 536.66
23 Grissler, Louis—Morris Shidlovsky.... 74.65
23 Garmant, Louis—Morris Politziner et al.. 121.88
23 Grossman, Max—Max Bacon ..... 106 94
25 Gleickenhaus, Leopold—John Koerner..350.18
25 Guggenheimer, Silvian—B Lowenstein.3,977.48
25 Gross, Louis—Consolidated Bucket & Metal Goods Co..... 126.91
25 Griffin, Stephen—J Harris Jones.....103.32
25 Goldstein, Augusta—Wm H Mayer...2,296.27
25 Goldsmith, Arthur M—Louis J Ladinski.336.15
25 Grzocinski, Mary—Saunders P Jones et al ..... 108.15
25 Gold, Henry—Harry Shapiro .....122.15
26 Gminder, Geo F—Geo H Saylor.....1,021.02
26 the same—Frederick J Shalek.....588.56
26 Georges, Christian——the same.....588.56
26 the same——Geo H Saylor.....1,021.02
26 Gerstle, Ralph F—Ostrander Fire Brick Co. 49.58
26 Greenstein, Maurice M—Jacob M Shapiro. 40.31
26 Gertner, Max—Henry Erde et al.....354.65
27 Gale, George—Clover Farms Co.....166.24
27 Gleason, Wm F—Perry S Boynton....167.66
27 Gallauner, Edmund—Elbert S Kannel..86.37
27 Ghee, John F—Bernard Campbell et al..373.99
27 Gill, Harry—Isaac Sulman et al.....47.40
27 Gault, John H—Alexander Spitzer et al..198 77
21 Herman, Theodore—Hector H Levine..716.29
23 Hill, Eugene—People, &c ..... 500.00
23 Hodgson, J M—Louis Dupuy .....305.95
23 the same——John Scott ..... 64.78
23 Hayman, Julius L—Eugene W Guindon.. 817.45
24 Holliday, John F—Carrie De Veaux .. 104.02
24 Herkomer, Henry—Chas G Willoughby..49.31
24 Horowitz, Abraham & Isaac R—John J Cork et al ..... 540.31
24 Hamilton, Wm M—Sonn Bros Co .... 164.59
24 Horowitz, Samuel A—Julian C Lawrence.. 322.08
24 Hoffman, Mayer & Isaac—Weber-Bunke-Lange Coal Co ..... 121.08
25 Hallinan, Mathew—Met St Ry Co..... costs, 22.78
25 Hendricks, David R—James D McLaurin. 2,228.87
25 Henry, Fred—Saunders P Jones et al..75.17
25*Hyman, Louis—Harry Shapiro.....122.15

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26 Heine, William—Henry J Wirth.....44.05
26 Hendricks, Daniel R—James D McLaurin. .....1,700.99
27 Hamilton, Frank C—Cary Show Print Co. .....130.80
27 Hess, Rose—Rose Dornbusch .....18.31
27 Hart, John—Martin Kramer .....167.31
27 Herrington, John J & Edw C—Standard Plumbing Supply Co..... .....401.25
27 Hart, Joseph M—John A Harris.....133.71
24 Jones, L Percy—Riverside Bank..costs, 76.13
23*Joyce, Edward—Eugene W Guindon...817.45
23 Jordan, John L—Pfeifer Bros, Inc .. 1,181.18
27 Jaffe, Harry—Isaac I Plotz .....30.28
21 Kurzrok, Raphael—Jacob E Ludwig et al. .....308.69
21 Koven, Abraham—Jacob E Ludwig et al.. .....123.11
21 Koch, Wm F—Henry Meyer Co ..... 141.77
21 Kaufman, Max—Sarah Cohen.... costs, 32.65
21 Kohler, Carl—Hannah Orlewitz ..... 96.41
23*Kanter, Charles—James Talcott....4,081 00
23 Klausner, Julius—Maurice B Machlin..308.19
23 Klein, Louis—Interurban St Ry Co..... ..... costs, 68.88
23 Kaplan, Joseph—the same .....costs, 68.88
23 Kodlosky, Joseph—Felix A Mulgrew & Sons .....costs, 14.85
23 Keiley, Wm S—Edw A Raymond et al..90.41
23 Kemp, John A—Samuel N Wheeler et al.. ..... 69.55
24 Knight, Frank M—Frederick C Field..328 91
24 Klingman, Frederick—Leonard G Kirk..95.41
24 Kaufman, Max—Sarah Cohen et al..... ..... costs, 18.41
24*Kramer, Leo—Canton Steel Ceiling Co... ..... 247.86
24 Kohlreiter, Nathan—the same .... 247.86
24 Karp, Maier—Morris Goodman ..... 80.95
24 Kulick, Abraham—Soloman & Co.....32.71
25 Kahn, Harris—Robert Henry et al....434 92
25 Kornicker, Jacob L—North Jersey Title Guarantee Co..... .....85.59
25*Kiosrtsoglon, Theodore—John Larkin..71.14
25 Kamenetzky, Samuel—Wm J James, Jr.196.32
25 Kull, Albert L—David Grimberg et al..737.15
25 Kelly, Stephen A—Fred Adee Co, Inc..506.37
25 Karch, Adolph—Bretton Realty Corp..232 50
26 Karst, Alexander—Joseph H Cunningham. .....145 77
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26*Kalickman, Joseph—Joseph Ceronauer..164.70
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26 Kiley, Thomas—James B Haggin.....4,097.71
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27 Katzenstein, Alfred S—Jacob Bauer...323.91
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23 Lee, Henry—Am Lithographic Co .... 100.36
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24 Lesser, W Arthur—Continental Caoutchouc Co .....124.40
24 Leaf, Wm R—Morris Rose .....36.01
24 Le Piemme, Louisa C—N & Z Realty Co.. .....65.65
24*Levin, Jacob—Herman Frank et al....390.44
25 Lemle, Louis—Charles Loeb .....38.41
25 Laughlin, David—John B Hand .....104.72
25 Lefstein, Henry—Chas F Richards et al.497.36
25 Lavarne, Jerry F—Margaret L Lavarne. .....5,070.43
26 Laux, Joseph G—Swift & Co.....51.86
26 Landau, David—Reuben Siegel.....84.41
26*Legato, Angelina—Welz & Zerweck.....215 01
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26 Linn, Hugh J—Riverside Bank.....953.98
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26 Larson, Alfred—Isaac Lewis et al.....123.64
26 Lenz, Joseph—Minister & Co., Ltd....1,063.77
26 Ludins, David G & Leo—Van Norden Trust Co .....814.62
27 Lee, Harry E—Wm H Hartley .....756 61
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27 Linden, Augustus D—Rees & Rees.....66.75
27 Ludewig, Herman—Anna M Kleman et al. .....costs, 89.38
27 Leininger, Ralph—John Offerman....5,151.54
21 Munson, Cleveland—Jordan, Moriarty & Co .....116.72
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23 the same—the same .....857 99
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23 the same—the same .....595.82
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24*Van Ness, Albert W—Frederick C Field.. .....328 91
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23 the same—the same .....320.67
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24 Wilson, Max S A—Harbison Walker Refractories Co .....344.08
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23 New York City Ry Co—Hannah Miranda.. .....1,095 02
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24 State Development & Finance Co—James A Martin ..... 61.11
24 Merralls Machinery Co—John Green..249.70
24 John V Signell Co—Montauk Sanitary Improvement Co ..... 428.31
24 American Sandwich Co—Julian H Meyer et al ..... 64.90
24 Bay State Realty Co—Harbison Walker Refractories Co ..... 454.57
25 Kingston Realty Co—Staines Bunn & Taber Co..... .....420.11
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27 Alfred Boote Co—Steul & Thuman Co.247.85
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## SATISFIED JUDGMENTS.

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[1]Robinson, Horace G—M Friedman. 1907.5,015.50
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Brown & Fleming Contracting Co—Long Island R R Co 1907 ..... .....500.00
Long Island Brewery—City of N Y .1906..863.82

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Sept. 21.

179—Clinton pl, n s, 109 e East Aqueduct av, 25x100. Thomas B Bourne & Son Co agt Manierre Ellison and Gunderson Bros.$1,303.26
180—176th st, n s, 100 w Amsterdam av, 170x 200 to 177th st. Jacob H Werbelovsky agt Portland Realty Co, David Perlman & Abraham Bernikow ..... 1,616.00
181—3d av, No 1051. Pasquale Russo agt Mary Sackman and Ernest A Tumer....177.20
182—31st st, No 322 East. Laza Cohen agt Frederick Vogel and Stern & King....345.00
183—130th st, St Nicholas terrace, 129th st and Convent av, whole block. Laflin & Rand Powder Co agt Central Building Improvement & Investment Co ..... 707.07
184—Courtland av, s e cor 163d st, 60x100. James J Devanny agt Frank Rotter and Annie Linder ..... 200.00
185—2d av, n e cor 108th st, 50x100. Jacob Miller agt Raphael Kurzrok and William Green ..... 237.02
186—59th st, No 311 West. Atlantic Cement Co agt Rosalie A Whitney and Ely J Rieser. ..... 1,614.20
187—Monroe st, n s, 100 e Jackson st, 25x95. Same agt Charles Stutz and John C Gabler Co ..... 883.2
188—60th st, No 235 West. Benjamin Schwab agt Maria K Gray ..... 56.00
189—59th st, No 311 West. Rafferty Bros agt Rosalie Whitney and Ambrose A Gavigan ..... 160.83

Sept. 23.

190—Clinton av, No 1323. Antonio Carfagno agt Deiudicibus Building Co and Savino Deiudicibus ..... 347 30
191—Clinton pl, n s, 107.9 e East Aqueduct av, 25x100. Herman Donnisck agt Manierre Ellison and Gunderson Bros ..... 274.00
192—46th st, No 606 West. Ike Wilson et al agt John Epstein and H Slepian .... 275.00
193—Decatur av, No 2737. Albert T Lunn agt G Tannura and John Maresca ..... 38.36
194—Clinton st, No 183. David Greenwald agt Rachel Galantshik or Kurlauchik.. 400.00
195—93d st, No 177 East. Israel Levine agt Adolf Cohen and Samuel Blaustein..... 7.00
196—Same property. Jacob Lill agt same.32.00
197—Same property. Philip Pearlman agt same ..... 7.00
198—Same property. Israel Goldstein agt same ..... 12.00
199—Same property. Vitali Sebastiano agt same ..... 12 85
200—Same property. Nicholas Shire agt same ..... 12.85
201—Same property. Toni Fessigel agt same ..... 12.55
202—Same property. Jacob Ditschner agt same ..... 29.25
203—Same property. Joseph Polinsky agt same ..... 49.00
204—Same property. Scacco Vincenzo agt same ..... 12 85
205—10th st, Nos 466 to 472 East. Murtha & Schmohl Co agt David Perlman & Max Rubin ..... 2,682.13
206—Aqueduct av, e s, 135.3 s Kingsbridge road, 62.6x230. Thomas Haldane agt Thomas B Watson & Thomas B Bowne & Son Co and Andrew J Thomas ..... 391.00
207—Downing st, No 17. Sam Litt agt Isaac Rubinstein and H Slepian .....125.00

Sept. 24.

208—115th st, No 270 West. Saul Marmorek agt Eva A Klein .....125.00
209—Hester st, No 57. Isidore Bregman et al agt Cilia Siegel and Onward Building Co.. ..... 121.00
210—Amsterdam av, s w cor 170th st, 75x250x irreg. Israel Shapiro agt 170th Street Company ..... 84.00
211—93d st, No 177 East. Isidore Bregman agt Rosanna Rosenfeld and Samuel Blaustein ..... .....45.00

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212—Tiebout av, w s, 200 s 184th st, 50x100. Angelo Lucchini agt John J Brown and L A Soule ..... 210.00
213—35th st, No 41 West. Aubrey B Grantharn agt Irving J Messinger, Earl S Saeger, Roy S Saeger, Emma S Schock & Anna S Graeve and Mordecai F Teppler ..... 40.00
214—35th st, No 41 West. Edw J Kobert agt same ..... 230.00
215—Same property. Wyllie & Kobert agt same ..... 225.00

Sept. 25.

216—Barrow st, Nos 130 to 142. Christopher st, Nos 168 to 174. Breen & Binn agt New York City Ry Co and Albert V Porter..... 5,086.00
217—Anthony av, e s, 200 s Prospect av, 60x100. Hydraulic Press Brick Co agt Resht Realty Co..... 170 07
218—Matthews av, w s, 150 n Brady av, 25x100. Matthews av, w s, 300 s Brady av, 25x100. Muliner av, e s, 150 s Brady av, 25x100. Tucker Electrical Construction Co agt Fidelity Development Co..... 529.00
219—Columbia st, No 85. Antonio Miedzwiecki agt Joseph Miltz, Jacob Glaser and Bevil Vinnick ..... 42.00
220—Same property. Ignatz Monschey agt same ..... 24.00
221—10th av, No 776. Martin Schretter agt John Krumwide and Geo V Ellis Sewer Lift Co..... 27.00

Sept. 26.

222—Amsterdam av, s w cor 170th st, 75x250x irreg. Jacob Barron agt 170th Street Co and Isaac Miller ..... 250 00
223—11th st, No 512 East. Nathan Goldman agt Edward Schoenberg ..... 1,269.00
224—11th av, No 435. Samuel Rosen agt Adolphus Busch and T J Fanning..... 50.00
225—79th st, No 311 West. Ambrose A Gavigan agt Rosalie A Oakley and Eli J Rieser. ..... 4,758.91
226—Stanton st, No 300. Nicholas Fehlinger et al agt Jacob A Boos ..... 871.04
227—Westchester av, s s, 105 e Brook av, 100x100. Belden J Rogers et al agt A B Russell and John T Finn ..... 21.25
228—61st st, No 110 West. Same agt Anna T Duross and John T Finn ..... 62.25
229—Broadway, Nos 1874 to 1880. Same agt Mary E A, Rebecca A D & Ella V Von E Wendell and John T Finn..... 179.13

Sept. 27.

230—Montgomery pl, s s, 75.2 e West Farms rd, 25x100. Montgomery pl, n s, 144.6 e West Farms rd, 25x100. Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x100 x irreg. Maclay av, w s, whole front between Montgomery pl and Overing av, 149.1x100. Maclay av, n e cor St Peters av, 300x126.6. George Erlacher agt Bronx Mortgage Co. ..... 3,773.25
231—Thompson st, No 182. Hull, Grippen & Co agt John J Harkins and Hanson & Hanson ..... 83 49
232—214th st, s s, 25 e Maple av, 25x100. Albert Guidano agt Maria Parrotto ..... 100 00
233—Park av, No 540. Paul Wiehle agt 540 Park Avenue. Rutland Florence Marble Co of Fowler, Vt..... 430 00
334—Central Park West, n w cor 85th st, 100 x125. Cambridge Tile Mfg Co agt Gotham Building Co and Alfred Boote Co..... 112.94
335—Amsterdam av, s w cor 170th st, 75x250x irreg. Gurney Heater Mfg Co agt Barnet Miller, Harris Mofsenson and Builders Heating Co..... 1,035.00
336—114th st, No 24 East. Ruben Kissler agt Malvine Russom ..... 13.80
337—Washington av, e s, 200 n 171st st, 100x 150. Gurney Heater Mfg Co agt Haft, Williams & Grodginsky and Builders Heating Co..... 555.00
239—1st av, n w cor 30th st, 25x75. Samuel Herman et al agt H Coler Brewing Co and Hansen & Hansen ..... 146.00
240—93d st, No 177 East. Samuel Silberman agt Adolf Cohen and Samuel Blaustein..21.00

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241—Hamilton pl, whole front between 143d and 144th sts, 217x165.2x irreg. Broadway, e s, whole front between 143d and 144th sts, 199.10x100. Morris Goldstein agt John V Signell Co and Isaac Osserman ..... 844.45
242—137th st, n s, 100 w Cypress av, 150x100. New York Cornice & Skylight Works agt The Ignatz Florio Cooperative Assn among Corleonesi ..... 625.00
243—All franchises, &c, of tracks, &c, of New York City Ry on First Avenue extending from 59th st to 125th st. Thomas Crimmins Contracting Co agt New York City Ry Co. ..... 180,786.97
244—Broadway, e s, 99.10 n 231st st, 24.10x 59.5. John P Nugent agt Henry Freund. ..... 11,100 00
245—172d st, s s, 125 w Amsterdam av, 145x 95. The City Fireproofing Co agt Mayer Hoffman ..... 189.81
246—Hamilton pl, w s, whole front between 143d and 144th sts, —x100. Broadway, e s, whole front between 143d and 144th sts, —x100 ..... The Cambridge Tile Mfg Co agt John V Signell Co and Alfred Boote Co..... 788.60

## BUILDING LOAN CONTRACTS.

Sept. 23.

182d st, n s, 25 6 w Hughes av, 31.6x78. James G Wentz loans Marie Krabo to erect a 4-sty tenement; 8 payments..... $12,000
Hughes av, n w cor 182d st, 90x25. Same loans same to erect a 5-sty tenement; 8 payments ..... 15,000

Sept. 24.

Arthur av, n w cor 187th st, 27.7x113.8x27.7x 113.10. Italian American Trust Co of N Y loans Pasquale Garginlo to erect a —-sty tenement; 7 payments ..... 25,000
21st st, ss, 645 w 5th av, 50x92. The Germania Life Ins Co loans Edw B Bloss to erect a —-sty building; 7 payments....210,000
Virginia av, w s, 293.5 s Westchester av, 25x 101. Annie C Ruhl and Leonora Wurm loan Elizabeth T Devine to erect a 2-sty dwelling; — payments ..... 4,500

Sept. 26.

168th st, n s, 116.8 w Lind av, 50x46.8x61 6x 91.4. Excelsior Mortgage Co loans August Nelson to erect two 2-sty dwellings; 5 payments ..... 9,000

## SATISFIED MECHANICS' LIENS.

Sept. 21.

Broome st, Nos 195 to 199. Joseph Rosenzweig agt Joseph Berkowitz et al. (Aug 15, 1907 ..... $1,408.00
Essex st, No 137. Wm A Thomas Co agt Bernard Trusch. (Sept 4, 1907) ..... 127.10
Same property. Abram Hekelman et al agt same. (Sept 7, 1907) ..... 450.00
Clinton st, No 129. Wm A Thomas Co agt Louis Haims et al. (Sept 4, 1907) ....117.15
Same property. Abraham Hekelman agt same. (Sept 6, 1907) ..... 535.00
[2]174th st, Nos 522 to 526 West. Jackson McGlade & Co agt Wallach, Resiler & Co. (Aug 8, 1907) ..... 1,530.00
[1]Riverside Drive, s e cor 97th st. Hyman Frank et al agt Robert T Lyons. (Sept 14, 1907) ..... 350.00

Sept. 23.

Eldridge st, Nos 236 to 240. New York Trim Co agt Esther Minsky et al. (June 20. 1907) ..... 146 95
Chrystie st, No 195. Picket, Passel & Miller agt same. (June 20, 1907) ..... 149.75
44th st, Nos 111 to 121 West. George Keister agt Stuyvesant Theatre Co. (Aug 21, 1907) ..... 7,500 00
Ludlow st, No 96. Joseph Rosenzweig agt Kaspar Kargar et al. (Aug 15, 1907) .... 211.00
Amsterdam av, Nos 1101 to 1109. Isaac J Brown agt The Polstein Realty & Construction Co. (Sept 14, 1907) .....4,681.50
103th st, No 236 East. Picher, Passel & Miller agt Frederick Binzen et al exrs et al. (June 20, 1907) ..... 208.00

Sept. 24.

2d av, No 2485. Adolph Hopp agt Jacob Kaufman. (May 6, 1907) ..... 19.00
7th av, Nos 291 and 293. Voigtmann & Co agt Hessel Building Co. (Feb 19, 1907).. ..... 602.74
Eldridge st, Nos 236 to 244. Joe Sak agt Louis Minsky et al. (July 23, 1907)....35.00
[2]Mercer st, No 123. John J Kelly agt Peter W Rouss et al. (Aug 21, 1907) ....1,850 37
Amsterdam av, e s, whole front between 114th and 115th sts. Kertscher & Co agt Polstein Realty & Construction Co et al (Sept 14, 1907) .....9 813.80)
7th av, No 293. New York Asbestos Mfg Co agt National Bridge Works et al (Mar 25, 1907) ..... 107.00

Sept. 25.

Cedar av, e s, 250 n Sedgwick av. F Damm agt Charles F Zeitfuss. (Jan 29, 1907).370.00
50th st, n s, 200 w 11th av, running through to s s 51st st. Duplex Hanger Co agt Charles Kohler et al. (Aug 26, 1907) .....350.00
223d st, n s, 230 e Barnes av. Samuel W Williamson agt James Ceburre et al. (June 20, 1907) ..... 83 63
116th st, Nos 70 and 72 East. Joseph Wolff et al agt Ferdinand Kurzman et al. (Aug 29 1907) ..... 505.00
105th st, No 253 East. Minnie Posnansky agt Isaac Benequit et al. (Jan 3, 1907)...375.00
[3]138th st, Nos 33 to 37 West. Louis Tager agt Hyman B Goldberg. (June 25, 1907) ..... 250.00

Sept. 26.

[3]Bathgate av, e s, 191.2 n 74th st. Chas H Willson et al agt Sugarman & Glick et al. (Aug 20, 1906. ..... 655.53
75th st, No 240 East. Joseph Owbello et al agt Salvatore Cannaciato. (Sept 6, 1907) ..... 3,000.00
48th st, No 13 West. Robert A Keasbey & Co agt W C McAdoo. (May 10, 1907) .....183.77
[3]1st av, No 93. Benjamin Simon agt Worth Realty Co. (July 25, 1907) .....1,300 00
[1]223d st, n s, 230 e Barnes av. Michele Attenasio agt James Ceburre. (June 12, 1907) ..... 39.67
1st av, No 2258. Dunbar Box & Lumber Co agt John F Wetter et al. (Sept 19, 1907) ..... 206.88

Sept. 27.

South st, No 282. Geo B Raymond agt Muhlenberg Coal Co et al. (Nov 30, 1906).....874.16
Same property. Michael Larkin & Son agt same. (Nov 22, 1906) ..... 269.25
Same property. Bouker Contracting Co agt same..... 460.00
Same property. Murray & Co agt same. (Nov 23, 1906) ..... 127.50
Essex st, Nos 85 and 87. Willi Gold agt Abe Kassower. (Sept 5, 1907) ..... 48.00
[2]Villa av, e s, 82.5 n 204th st. Cornell J Mitchell agt Angelo Guazzo et al. (Aug 6, 1907)..... 435.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Sept. 21.

Loaiza, W & Co; G Amsinck & Co; $25,002.80; Oakes, Van Amringe, Schurz & Davis.

Sept. 23.

McCartin, Mary E & Elizabeth C; Wm J Kindgen; $5,0.0; J A & R T Lynch.
Burke, Chas R; Laura F McArthur; $174; E J Maroney.

Sept. 25.

The C G V Import Co; Louis Siegbert; $3,000; James, S & E.

## CHATTEL MORTGAGES.

Sept. 20, 21, 23, 24, 25 and 26.

AFFECTING REAL ESTATE.

Block & Behrendt. 146th st and 7th av..Western M Co. Mantels. 90 at $6.80
Baldwin (Wm J), Jr, Heating Co. 97-99 Water ..Central Radiator Co. Radiators. 453
Hookey, W T, Jennings, between Wilkins and Stebbins av..Century G & E F Co. Gas Fixtures. 330
Ignatz Florio Assn. Beach av bet 151st and 152d sts..Western M Co. Mantels. 96 at 11.00
Kahn, H. 124 to 136 E 117th..Raisler H Co. Heating Fixtures. (R) 2,733
Kotzen Realty Co. Av D, 42 ft s of 4th st.. Abendroth Bros. Ranges. 346
Perlman & Bernikow. 176th st, 100 ft w of Amsterdam av..Western M Co. Mantels. (R) 1,250

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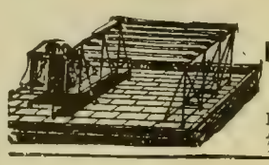
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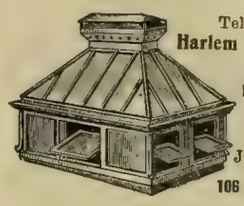
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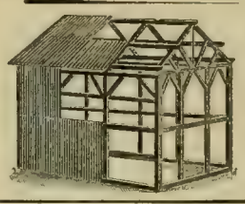


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PRESIDENT JAMES J. HILL, of the Great Northern Railroad, and President Roosevelt disagree about many questions of public policy, but it is by no means an accident that they also have points of agreement. The former gave out an interview early in the week, in which he predicted the eventual breakdown of the railway systems of the country as a means of transportation, and the absolute necessity of developing the inland water-ways. The chief burden of Mr. Roosevelt's speeches in the Mississippi Valley has been the second of these ideas. He has been pointing out the absolute necessity of supplementing the railways by means of the larger use of canals and rivers, and there can be no doubt that in emphasizing the necessity for improved waterways he is performing a public service as important as that which he performed when he advocated a system of national irrigation. In this, as in certain other respects, the industrial practice of the United States is far behind that of Germany. Germany has sedulously developed her internal waterways as a supplement to her railway system, and the comparatively cheap means of transportation thereby afforded have had much to do with the industrial expansion of the German Empire. American industries, on the other hand, have been built up under conditions which, the Great Lakes apart, makes them almost exclusively dependent on the railways, and the railways themselves, in their desire for traffic, have adopted a rate policy which prevented, wherever possible, the transportation of freight by water. If Mr. Hill's statements are well founded, this policy cannot be continued. The railways are unable to carry all the traffic offered to them, because of the lack of sufficient terminals, and they cannot afford to buy the necessary terminals at prevailing prices. In all this there is, we believe, a certain amount of exaggeration. Mr. James J. Hill seems to be in an over-wrought state of mind which prevents him from seeing things in a normal perspective, nevertheless there is much truth in his contentions. The industrial development of the country will suffer severely, unless a greater use is made of the waterways, and no time should be lost in planning a system of internal improvements for this purpose. New York took the lead in this respect several years ago by beginning the enlargement of the Erie Canal, but the National Government should adopt a similar, but a much more elaborate and comprehensive policy.

MAYOR McCLELLAN has permitted the publication of certain of his ideas in respect to charter revision, and it is much to be hoped that they will find favor with the Commission. All the changes he proposes look in the direction of a simplification of the administrative machinery of the city, the reduction in the number of the departmental chiefs, and the concentration of their powers. He proposes, for instance, the organization of a Health Department which shall be responsible for the sanitary regulation and inspection of the city in every respect—including, of course, the enforcement of the tenement-house law. He proposes also, the reorganization of the Department of Charities and Correction for the purpose of transferring the control of the city prisons to the Police Department. This, again, is an extremely desirable change, for the association of the care of the poor and the sick with that of criminals is not based upon any rule of propriety or efficiency. What is still more important, he proposes the constitution of a Public Works Department, which shall include the existing departments of Building and of Bridges, and which will have control over much of the work now in the hands of borough officials. This should be one of the most useful of all the administrative reorganizations proposed by the Mayor, and with the assistance of a proper system of municipal accounting, it should conduce both to efficiency and economy in the expenditure of the city's money. The usual objection to these proposed changes is made on the score that no genuine contribution to good government can be made by means of tinkering with the Charter; but the whole history of the municipal reform movement both in the city and throughout the country proves the superficiality of this objection. Municipal misgovernment has been due to many causes; but not the least among them has been an administrative organization which denied the executive officials any efficient authority, and so relieved them of any real responsibility. New York is now being better governed than it was ten or fifteen years ago, not only because the people are electing better officials, but because these officials after they are elected have more power than formerly and can be held to stricter accountability. The changes proposed by Mayor McClellan all tend to carry a step farther this important process of simplifying the organization, and concentrating both authority and responsibility, and the Charter Revision Commission should certainly adopt this principle as their dominant constructive idea. The commission should get to work very soon, and should ask for all the time it needs to complete its arduous and difficult task.

THE PUBLIC SERVICE COMMISSION has made a grave mistake in authorizing the construction of the Fourth Avenue subway to South Brooklyn. In the course of time this subway, among others, should be built, but to spend as much money as will be needed for this improvement at the existing juncture is nothing less than a betrayal of the interests of the whole city for the benefit of a very small proportion of its inhabitants. The reasons which counsel the postponement of the construction of this subway are so numerous and so conclusive that we hope the Board of Estimate will at the last moment refuse to assume all the risks which are implied thereby, and propertied interests in other parts of the city should bring the utmost pressure to bear upon the Board for the purpose of preventing the commission of this grave mistake. As we all know, the city has a margin of less than $40,000,000 which, during the next five years, can possibly be devoted to subway construction, and why should the partially developed territory of South Brooklyn be selected as the cemetery in which the larger part of this sum is to be buried. It must be remembered that the appropriation of $25,000,000 for a tunnel to South Brooklyn prohibits any other subway construction, unless the debt margin can be increased; and it must be remembered also that there are other parts of the city which are in much greater need of genuine rapid transit than is South Brooklyn. The whole East Side of Manhattan is unprovided with subways, and its population is four-fold the population which will be aided by the Fourth Avenue subway. No doubt the East Side of Manhattan has its elevated railroads, but so has South Brooklyn. The action of the commission is equivalent to spending almost all the money available for rapid transit for the benefit of a few hundred thousand people where it should and could be spent for the benefit of almost two millions. What could be more absurd than the construction of a subway, which will run for miles by vacant lots, instead of constructing a subway through a part of the city which is congested with population and which is equally in need of improved means of transit. New York is certainly paying a high price for the purpose of preventing the collapse of the real estate boom in South Brooklyn.

ONE TROUBLE IS that no one knows how high the price will be. It may be assumed without hesitation that no bids will be received for operating the proposed subway. If the Interborough Company could see no profit in operating under existing conditions subway extensions on the East and West sides of Manhattan, it can be imagined how many

bidders there will be for the operation of a subway through a part of the city which is partly vacant and which will never be as densely populated as Manhattan. The only way in which subways, built into new territory such as South Brooklyn can be made to pay, is by means of integral connections with subways which serve the centres of business and population, but the Fourth Avenue subway will have no such advantage. It will terminate at the Manhattan end of the Manhattan bridge, and passengers will have to change cars and pay two fares in order to reach destinations in Manhattan. For this reason the Fourth Avenue subway is badly planned as an independent line. Its traffic cannot possibly pay operating expenses and the interest on the capital invested. In order to be a paying venture its gross receipts would have to be not far from $5,000,000 a year, and it is absurd to suppose that they would reach any such sum. The city would be forced to operate the road after it was built, and if it were forced to take such a step, it would be obliged, not only to meet a deficit, but it would thereby hurt the whole movement towards municipal ownership. The Record and Guide has no objection to municipal operation under proper conditions, but the conditions should be absolutely right before the experiment is tried. In order to make the conditions right a system of subways should be laid out, which is capable of being operated independently with profit and with the maximum public benefit. The Fourth Avenue tunnel does not meet this condition. It cannot be operated independently in a profitable manner or in a way which would benefit any but one section of the city. Its construction should be postponed until the whole matter of subway construction can be taken up with a view to its adequate and comprehensive settlement.

## What New York Real Estate Pays

By JEFFERSON M. LEVY

WHEN you speak of the income derived from New York real estate, the first consideration that comes to mind is that in addition to the usual income received, as in the way of rent, there is, and I may say, always has been, such a uniform advance in values that it is perfectly proper to say that the income actually received, calculated over a period of years, is at least double the ordinary or rental income.



In other words, if we say that business property (outside of the financial district and its vicinity) yields four to five per cent. per annum and tenement-house property yields ten per cent., there is also an additional sum received through the increase in value.

To be sure, this is, in one aspect, an increase in principal, but the advance in New York values has been so uniform and has continued practically throughout the city's history without an interruption worth considering, that I believe it may fairly be treated as income, and this view many far-sighted investors have adopted for many years back.

The newspapers have from time to time called attention to the ever-increasing number of plots that have been bought for improvement and occupation by owners, or which for other reasons have been permanently taken out of the market. This, of course, has resulted in sharp advances in adjoining properties, and here the additional income has been very large and more than sufficient to compensate for the low income received from high-priced properties.

The same way in London. Every sale in the city district there, the details of which become public, shows a considerable advance over the previous prices.

There is, however, a sharp distinction to be noticed in the advance in values between our suburban property and that of London. Districts in the suburbs of the English city advanced in value after the opening of the underground railway, from $2,500 an acre to as much as $25,000 an acre. These are outside figures, of course, but our suburban advance has not thus far begun to compare with that made in England.

The forces at work to advance values here are world-wide; New York has advanced more as a financial and world centre in the past ten years than in the preceding 50 years.

So I say that there is no security sold on any exchange in the world that is so safe and which has the chances for a prospective increase in value as New York real estate. I would estimate the average yearly increase in value at from six to ten per cent., so that we may safely say that the total yearly income from New York real estate is at least ten per cent. and may go as high as 20 per cent.

JEFFERSON M. LEVY.

## Why Families Live in Hotels.

THE announcement that a score of families of the first social and financial magnitude, beside many others of less prominence, are to make the Plaza, New York's newest hotel, their permanent home, renews interest in a question that is puzzling the student of economics these later years. We seem here in New York to be approaching a homeless age. The trend of the times in the great cities, and especially in New York, appears to be toward the apartment style of living. Private residences —individual homes—are rapidly disappearing to make way for the erection of mammoth hotels or towering business blocks.

It is a fact that in this city the hotel is to-day the permanent home of thousands of luxury-loving people, many of whom are owners of palatial residences.

It is estimated that in the section bounded by Park avenue and Broadway, Thirty-fourth and Fifty-ninth streets, fully 25,000 people are living permanently in hotels where family suites command an annual rental of from $3,000 to $30,000. What are the conditions that have brought about this change? What are the inducements offered that can tempt owners of elegant homes in the most desirable sections of the city to quit them for an apartment in the Plaza or in any one of the great hotels for which New York is noted, and this not for the winter only, but for the entire year? Surely there must be some unusual attractions or advantages in this style of living, else such men as Alfred G. Vanderbilt, John W. Gates and George J. Gould, who are in a position to have the best the world affords, would not forsake their luxurious private residences for a seven or ten room suite in the new Plaza. Mr. Gates is said to pay $30,000 a year for his suite on the third floor of this great hotel. The others pay large rentals, but just how large is not known.

### WHAT DO THEY GET FOR THEIR MONEY?

The Plaza housekeeping suites, which are fitted up and furnished entirely according to the individual tastes of those who are to occupy them, consist of the drawing-room, library, large dining-room and from two to seven sleeping-rooms, each with bath in connection, and two or more rooms for servants. Each room opens on a private hall running parallel to the public corridor.

Off the dining-room is a special service-room and butler's pantry, connected by an elaborate system of electrical dumb-waiters and pneumatic tubes with the main kitchen, which, by the way, is a marvel of its kind, where a hundred cooks, under two famous chefs, prepare the food. This service-room is supplied with an abundant outfit of crockery, silverware and linen, and has large plate and food warmers, and refrigerators fed with chilled air from the main plant in the basement. A floor butler and numerous assistants are in constant attendance, and act alone or in conjunction with the family servants when orders are given and food is served.

In the matter of heating and ventilation, quite often the weakest points in private-house construction, hotel apartments like those in the Plaza are perfectly equipped. They are supplied with filtered air, tempered to suit the season, which enters the room through concealed gratings. At the same time, the vitiated air is drawn from the room by powerful exhaust pumps, the whole system working very much the same as the lungs of an animal. The temperature is regulated by the occupant according to his pleasure by means of a little instrument known as the thermostat, which indicates exactly what the temperature in the room is. More than this, every modern convenience in the way of communication, local or distant, is here installed, together with every device which can in any way contribute to comfort as well as to the safety of person or property. Thus it will be seen that the hotel offers a service less troublesome and obtrusive and far more effective than can be secured under private house management, and gives entire exemption from the annoyances of a large force of servants and incompetent cooks, as well as the care and expense of heating and ventilation. But this is only a small part of what the dwellers in the Plaza Hotel get for their money.

### MORE REAL PRIVACY.

Paradoxical as it may seem, there is more actual privacy and freedom from intrusion here than can possibly be had in a private residence. This is a most important consideration with people who are much in the public eye. While the dweller in such a hotel is assured the highest degree of privacy, he is also in a position to see, when he so desires, more of life than in the private residence. Here is an opportunity to meet men of prominence in the various walks of life, from far and

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# THE REALM OF BUILDING.

ABOUT FORTY-SEVEN MILLION DOLLARS less has been appropriated this year for new buildings and alterations in Manhattan and the Bronx than was set apart for the same purpose last year during the corresponding period up to the first week in October. We have planned for only ninety-three million dollars' worth of work, and ought to have planned for one hundred and forty million dollars' worth, to square the record with last year's. When compared with what was going on in 1905, the deficiency is larger still, as one hundred and forty-five million dollars' worth of work for the building trades of these two boroughs had been laid out up to this time of the year. But the record of 1907 is ten million ahead of 1904, which was the year following the great lockout and was the first year of the boom.

NINETEEN HUNDRED AND FIVE WAS THE BEST year, take it all through, that old New York City ever produced for her building trades; there was more work in hand and more real money for everybody than in any previous year in history. Some may ask if the building movement which attended and followed the opening of the elevated roads was not as busy a time—in proportion to population, if not in the grand aggregate? The answer is that in 1883 the whole city, as it then was, had planned up to this corresponding time of the year work amounting in estimated cost to only thirty-six million dollars; in the year 1884 for thirty-five million, and in the year 1884 only thirty-six million dollars' worth in new buildings, to compare with the sixty-three million dollars' worth of new buildings which our table of last week showed had been figured and passed before the Building Department in the Borough of Manhattan alone.

WAGES AND MATERIALS, DIVIDENDS AND PRICES, all corresponded, so that neither in the amount of work, as measured by the cost, nor in the net reward of labor to the individual, did the building movement of twenty-five years ago equal the present one. What the records say about the amount of building in 1905 stands for everything else in the same degree. It was a year of peace and good will between employers and journeymen; building costs were distributed widely over many trades; collections were as good as dealers had a right to expect, and money was never before so loose for speculative builders. Last year, 1906, was, by the record, about ten per cent. behind its predecessor up to this month, but was better than its published record, for it inherited an extraordinary amount of unfinished work. Of course, it would have been better if controlling circumstances had struck an average and maintained a mean level through the last five years—it would have been better for everybody if New York City had not started the whole world into a fast business gallop, for then production would not have been stretched into an oversupply, money rates would have kept pace, and we should not have had the gates lowered.

> Conflagrations do not dine on vegetable patches, seize upon fruit and shade trees, or extend themselves along garden hedges, any more than they can leap from cottage to cottage when these are widely separated, and guarded by an efficient fire department.

IN CINEMATOGRAPHIC FASHION ONE COULD RUN through the middle aisle of events in the building trades since that week in July of last year when the Hudson River brick market like the Darlington Hotel caved in on itself with—let us say a shriek, to change the metaphor. Prices sank till there seemed to be no bottom to touch, and nobody knew just what the reason was. The brick market is to the whole series of building trades what the iron market is to general business. Farmers used to say they could tell how much they were going to get for apples by scanning the iron quotations. As the Mortgage Tax Law was in force up to July 1, 1906, the difficulty which operators and speculative builders encountered in borrowing loans was attributed to its pernicious influences, and in some degree this law did operate to postpone a large amount of business; but when the law had been superseded by the more benign Recording Tax it was found that loanable funds were no more easily obtainable than before. These conditions continuing, business in all departments of construction and real estate has settled into its present state of mind and circumstances, which consists in waiting for money to become more accommodating, not only to the real estate and building interests, but to all lines of industry depending upon borrowed capital.

ONLY WHEN THE RECORDS OF PROJECTED WORK are compared does this year's business seem small, as the new and old work taken together have kept the times fairly good for both mechanics and dealers, and within a fortnight past there has been an actual revival of new construction. All materials are selling at about the same level as for months, and brick alone has shown wide variations. Good brick has averaged considerably above six dollars by the cargo afloat. Cement, lime, plaster, structural steel, hardwoods, plumbing and electrical supplies, and all the fundamental materials, have maintained practically the selling schedules with which they opened the season. BUT THERE ARE TENDENCIES setting toward lower prices, which are likely to become more pronounced as the works catch up and begin to overrun orders, as some have already. Weak spots are certain to appear. Vacancies in high-grade apartment houses have been multiplied by this week's moving, which foreshadow a shading of rentals and consequently of values. The outlines of the situation retain the form and shape they have had for a long period, and many authorities believe that they will continue to hold this general aspect until there is a return to normal monetary conditions.

> Architecture is the Art which so disposes and adorns the edifices raised by man, that the sight of them may contribute to his mental health, power and pleasure.
>
> —*Ruskin.*

EXTENSIONS OF THE FIRE LIMITS PROPOSED are less momentous as subjects of consideration with builders than with laymen who fear that changes will be made as proposed. Public sentiment in the Bronx is firmly against a change that would prohibit detached cottage construction, and should an arbitrary law be introduced this sentiment would probably be strong enough to prevent its enactment into the Building Code. A more likely proposition is to exclude further frame construction from the main avenues only and restrict it to those lateral streets which through personal choice and natural adaptation have been pitched upon as streets for private dwellings. If the people of this town want a part of it left where they can have homes with trees and grass around them, a stable for the pony or choo-choo wagon, a kennel for the bull-terrier and a corner for tomato vines such as we used to have at Father's, WHO IS GOING TO STAND UP AND BE COUNTED with the insurance corporations?

COTTAGE TOWNS ARE TEN TIMES LESS BURNABLE than tight-built brick cities. Flames cannot feed on grass lawns, hedges, flower-beds, peach and pear trees. They won't spread far among detached one-family houses in a city having an automatic fire alarm and a paid fire department. If our fire department cannot cope with the proposition, then it is inferior to any volunteer department in the State. We guarantee that the companies at Poughkeepsie, or Goshen, or Tuxedo, Waldwick, Nyack, or any one of a thousand cottage-built towns, would undertake the protection of the Bronx were it built of detached frame cottages. For years the real estate interests of the North Side have been striving to save that part of town from tenement-house construction, and here spring up the Underwriters, acting through their special representatives in the Building Code Revision Commission, declaring on this authority that the traditions of what American home life ought to be must be reversed.

ADVISE PEOPLE TO BUILD WITH STONE, BRICK OR concreté, but let them have the old Colonial styles in wood if they wish. One trouble is that speculative builders do not seem to well understand how to build a detached brick dwelling house inexpensively. Some can build frame things and others can turn out solid brick rows that look like rabbit-houses, by the mile; but NOT MANY ARE ACQUAINTED WITH THE LANGUAGE OF BRICK BUILDING well enough to express themselves fluently in separate dwellings. They can build

from plans, oh yes, but houses done in brick cost them twenty-eight to fifty per cent. more than when done in wood. The difference is not so much in other cities, but on general principles brick construction is preferable; it provides a permanent home for generations to come; it costs less to repair and keep painted, and architecturally it can be made quite as handsome as a frame house and will stay so. What is handsomer than red pressed brick set in non-staining white mortar in a wide house having a hall and entrance in the center, tall white pillars for the porch in front, and a wide verandah at the side or in the rear? Or one like the picture of that house in Newark which was printed here last week. Save the West Bronx from tenements, save Flatbush and Bensonhurst and Sheepshead Bay, or building construction in those suburbs will be deadened for many years, and the tunnels won't be big enough to carry the people going to the Jerseys.

# The Tall Buildings of New York.



CALVIN TOMKINS.

LOWER MANHATTAN ISLAND is the geographical and commercial centre of the territory about New York Harbor, situated in the states of New York and New Jersey which in the aggregate constitutes the Port of New York. The lateral limitations imposed upon Manhattan by the East and Hudson rivers make necessary the most intensive use possible of the lower part of the island for business purposes, so that the convenience of the entire district constituting the port may be properly served. If only low buildings shall hereafter be permitted, the most effective use of this central district by the outlying districts will be seriously interfered with and the economic development of the entire community will be held back. For these reasons the greatest freedom from burdensome building restrictions should be permitted in lower Manhattan, since the conditions there differ so materially from those which obtain in other large cities of the world. The prospective tunnel connections to New Jersey, Long Island and the Bronx will in the near future still further stimulate the construction of tall office buildings. It will be useless to attempt to pass city ordinances or State laws to counteract the inevitable action of economic laws which necessitate tall building construction. The problem should be not to attempt to prohibit but to regulate the conditions under which this class of buildings shall be erected, so that the most efficient service may be secured from them, and so that they shall not interfere with the public uses of the streets or with each other. It is apparent that unless these dangers are guarded against the streets will become narrow canyons difficult of passage, and the lower stories of the buildings themselves will be insufficiently provided with light and air. Thus it also becomes apparent that for the individual owner's interest, practices should be prevented which will have the tendency of diminishing the efficiency and value of the properties in which he is particularly interested.

A very general opinion in favor of additional municipal supervision has already arisen, but there seems to be uncertainty as to what can be done, and the only definite suggestion is that of arbitrarily limiting height. At the same time the impracticability of enacting or enforcing such an economic blue law is admitted even by many of those who advise it, and there exists a very general tendency on the part of architects, builders and owners to evade the responsibility for making any other precise suggestions.

The most important requisites for the future are air, light and room for passage in the streets. An adequate supply of air and light cannot be obtained if buildings shall continue to be run up along the street lines an indefinite number of stories. If, however, after a certain height shall be attained, which may vary in different parts of the city and for different street widths, tall buildings should be set back as they rise, presenting pyramidal instead of perpendicular elevations along the street fronts, these disadvantages would be overcome. For example, after a building shall have attained ten stories in height on the building line let the front and sides for the next five stories be set back ten feet and for the next five stories ten feet more and so on. If empowered to do so by the Legislature, the city could enforce this limitation as relates to the street facades, and it should also, if possible, both for public and private interest, enforce similar restrictions sideways. If it were practical to rebuild the city block by block instead of lot by lot, as is now the custom, the maximum efficiency of every plot of land could be obtained by this means, and in any event it is desirable that the laws of the State and the ordinances of the city should be evolved with a view to facilitating the block unit of development instead of the lot unit of development. The maximum height at the centre, together with the minimum public and private interference with light and air would thus be attained, a subsequent expensive rebuilding of the city would be obviated, and in the meantime the land and buildings would be utilized to the best possible advantage as regards floor space, light and air.

The importance of such reasonable legal restraint will not be arbitrary in its effect but will operate to effectuate the utilization of the larger plot (ultimately the block) on which the higher and more economical type of building can be erected. In short, extreme height in the middle of a block does not constitute a nuisance, but it does have this effect at the street line.

The greatest menace for the future is not obstruction of light and air, damaging as this will be, but actual lack of sufficient street room to accommodate the vast population which will be housed in these tall buildings. Even at the present time Nassau st and Exchange pl could not begin to accommodate the people who would come out of the adjacent structures in the event of an earthquake or some similar sudden calamity, and this danger of a panic crush will become more obvious as the congestion becomes more pronounced. The subway opportunities under the streets should be preserved with the greatest care so that they can be availed of to their fullest extent, and in the meantime as an immediate practical suggestion, all obstructions, such as hydrants, lamp-posts, letter-posts, show-cases, advertising signs, etc., should be removed from the street surfaces, leaving the passageway unimpeded from house line to house line. Cornices should be prohibited on tall buildings, as they tend needlessly to obstruct light and air. The architectural profession is presumably more at fault in this matter than are owners. Should existing cornices be sawed off along both sides of Exchange pl, the increase of light would at once be apparent. Stringent regulations regarding cornices and street obstructions should be promptly enacted and enforced by the city.

The fire risk incident due to tall buildings can be minimized by constructing such buildings of absolutely fireproof materials. Floors, trim, partitions and interior doors, as well as the window casings, should be constructed of metal, masonry or glass. Such buildings would not only be incombustible in themselves but would act as fire dams to prevent the spread of a general conflagration. As a matter of fact, both at San Francisco and at Baltimore the essentially fireproof tall buildings did have the effect of not only withstanding but of withholding the conflagrations in those cities. In addition to such a type of construction, every tall building should be compelled to maintain an adequate fire department of its own, and in localities where such buildings are numerous these separate units should be organized into block departments, under municipal supervision, to be availed of for the suppression of fires generally. In other words, since the city has outgrown the efficiency of a surface fire department it becomes imperative that an elevated fire service should be developed. It will be absurd to limit the vertical expansion of the city by the inadequacy of the present fire surface service.

The value of buildings is already taxed separately from the value of the land on which they stand. This in a general way is equivalent to a tax upon cubic capacity, but such a system of taxation does not prevent the erection of objectionable tall buildings, and would not have this effect unless cumulative in its action. It is also to be borne in mind that the tower building is frequently erected as an advertisement, cost being a secondary consideration, and as such its construction would not be deterred by a tax.

The city at the present time has not sufficient power to put into effect and enforce regulations such as those above indicated. Now that a revision of the building code and of the city charter is imminent, it is most important that careful attention should be given to the details of this important matter so that the growth of the city shall not be impeded, and for this purpose enabling legislation must be secured at Albany. The city will continue to grow skyward whether the ideas of its citizens do so or not, but its efficiency and beauty will be greatly marred if the significance of the present situation is not grasped and promptly acted upon. With the advent of every new skyscraper the situation is becoming more difficult of remedial treatment, and there will never be a more opportune time than the present to adapt the building regulations of the city to its unique and urgent requirements.

CALVIN TOMKINS.

## Novel Triple Houses on Washington Heights.

The three houses herewith illustrated are at the corner of Haven av and 169th st, on Washington Heights, on a plot 85x103. These houses were built by Mr. A. Wurzburger, of 142 5th av, as a gift to three of his children.

The architect, Herbert M. Baer, 542 5th av, has shown considerable ingenuity in making use of the peculiarities of the site. Because of the difference in level between Haven av



and the building plot, the houses are but three stories on the Haven av side, whereas they are five stories in height on the west side overlooking Boulevard Lafayette and the Hudson River, with broad porches in the rear and stone steps leading down to a terrace.

Through the use of exterior courts, the staircases and bathrooms are well lighted. The entrance floor contains the living-hall, a coat closet, and a large library. The dining-room is on the floor below, under the library, with the pantry opposite the staircase, and the kitchen under the living-hall, lighted from both sides by the open courts forming the service entrances. The cellar, which is entirely above ground, contains a laundry, servants' bath, heating plant, coal bins, and store-room.

The top floor is arranged as a small apartment to be rented; the two lower stories are constructed of rubble masonry built of native stone; the upper stories of brick covered with stucco; the roofs are red French tile, and the heating is by steam.

## Foreign Trade Opportunities.

(Inquiries in which addresses are omitted are on file at U. S. Bureau of Manufactures at Washington. In applying for addresses, refer to file number.)

No. 1476. School furniture.—An American consul in a Balkan country states that American exporters should be able to induce the Minister of Education there to purchase a considerable amount of modern furniture for the schools of the city in question. At present wooden benches, made by local carpenters, are used, and the blackboards, which are of primitive design, are also of domestic construction. One firm there, dealing in school supplies and furniture, would like to correspond in German with American manufacturers in regard to terms and prices.

No. 1477. Gas mantles.—One of the American consuls in the Levant writes that at present all the gas mantles used by the company supplying gas to the city in question are imported from England, France and Germany, and vary in price from 5 to 25 cents each, according to quality, inclusive of freight and duty. The officials of the gas company have expressed their willingness to also use mantles of American make, if the makers of them can compete in price.

No. 1478. Hardware.—An American consulate in the Ottoman Empire states in one of his communications that if American dealers in hardware will send their catalogues in triplicate to the consulate for filing it will see that they are brought to the attention of interested parties.

No. 1479. Oils.—A merchant in Bremen, Germany, writes to the Bureau of Manufactures that he would like to communicate with American producers or exporters of cotton-seed oil, cotton oil stearine, tallow, lard oil, maize (corn) oil, Newfoundland train oil, whale oil, and American menhaden (pogy) train oil.

No. 1480. Fire extinguishers.—An inquiry has been received at one of the American consulates in Asia Minor in regard to chemical fire extinguishers, such as hand grenades, etc. The consulate requests manufacturers of these appliances to send their catalogues in triplicate that they may be shown to interested inquirers.

No. 1483. Office devices.—The Bureau of Manufactures is in receipt of a request for the names of manufacturers of office devices, such as letter folding machines, pamphlet wrapping machines, machines for affixing postage stamps, etc. The inquirer desires to interest manufacturers in the exporting of these devices.

No. 1484. Builders' supplies.—Two firms of merchants in the West Indies request a special agent of the Department of Commerce and Labor to put them in communication with American manufacturers and exporters of builders' supplies, such as roofing materials, Portland cement, and builders' hardware.

No. 1487. Telephone eqipment.—(1) Bids will be received until October 23 by the Postmaster-General's Department, Sydney, New South Wales, Australia, to supply 11 tons galvanized iron wire (400 pounds per mile); 1,600 best white porcelain insulators, 500 wall telephones. (2) Bids will be received until October 30 to supply 55½ tons hard-drawn copper wire (300 pounds per mile); 400 pounds 3-16-inch wide copper binding tape (200 pounds per mile); 3,500 large, best white porcelain insulators; 1,000 tallow-wood cross-arms, 3 feet 10 inches, with end bolts and straps, complete; 2,500 of the same, 5 feet 2 inches. (3) Bids will be received until December 11 to supply 1,600 common battery wall telephones, 100 table telephones. Address for particulars, Commonwealth Offices, 72 Victoria st, Westminster, S. W., London, England.

## Why Families Live in Hotels.

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near. This is a great advantage, nay, even a necessity to men of large affairs. Thus the hotel serves the double purpose of home and club. Many other advantages are to be had in such a hotel, but those mentioned are sufficient to show why, long before the doors of the Plaza opened to the public, the bookings of families for permanent occupancy showed a total rental of over $500,000 for a year.

It is not to be supposed that with all the wealth of attractions to persons of abundant means offered in this great hotel, that provisions for transient guests have been overlooked. Several floors have been fitted up to meet the requirements of this class and to satisfy them completely.

Without saying a word in disparagement of the many magnificent hotels built in this city in recent years, it may be safely asserted that this latest creation for public entertainment eclipses all others at home or abroad in many respects, as it exceeds them all in costliness. The sum of $12,500,000 is a good deal of money to put into a single structure of this kind, and such a vast outlay of money ought to produce unusual results—in construction, equipment and furnishings. The Plaza certainly has the most desirable location, and this feature is one not to be overlooked in enumerating the attractions of this 19-story palace of steel, marble and terra-cotta, to which the artists, workshops, mills and quarries of two continents have contributed. All these things and many others must be reckoned with when one attempts to find out the reason why so many people of wealth and refinement, with so wide a range from which to choose, are selecting this great hotel as an abiding-place.

The question naturally arises, what effect will the movement of families from private residence to the hotel suite have upon real estate values on Manhattan Island? Judging by the past there is little danger of a lowering of values. It has often been remarked that nothing short of a national calamity can cause a recession of land values in this favored territory, to the wealth of which the whole world is contributing. The steady and irresistible march of business up-town, which has already transformed what was only a few years ago the most select portion of the most fashionable residential thoroughfare in the city into a high-class retail shopping district, is certain to continue, and this will insure a steady appreciation in the price of real estate which, in many cases, is too costly now for residential purposes.

F. L. BRACE.

—On October 23 and 24, the U. S. Civil Service Commission will hold an examination to secure eligibles from which to make certification to fill a vacancy in the position of draftsman (male), qualified as inspector of construction, at $6 a day when actually employed, in the Immigration Service, Ellis Island, N. Y., and vacancies as they may occur in any branch of the service requiring similar qualifications. Applicants for this position must have had experience in the supervision of buildings under construction. Persons who have not had such experience will not be admitted to the examination.

## Westchester County's Appeal to New Yorkers.

(With Illustrations.)

OF late years New Yorkers have come to realize that they have neglected one of the most wholesome and beautiful country neighborhoods in the vicinity of that city. Long Island, the Hudson River Valley and the hill country of New Jersey have all been occupied by several generations of well-to-do families from New York; but until recently the higher and equally beautiful country along the line of the Harlem Railroad beyond White Plains has not received the attention it deserved. Only within a few years have many estates in that vicinity of from fifty to several hundred acres been bought by New Yorkers, and used as sites for new and handsome houses; but this recent development has been very rapid, as there is every reason why it should be. The Architectural Record in the course of a description of the residence of Mr. Marshall Slade at Mount Kisco, agrees that the neighborhood is peculiarly adapted to the needs of a New York family, preferring a country residence near the city, and who want the advantages of a considerable elevation and beautiful landscape.

The character of this landscape may be inferred from one of the illustration in this paper of the house of Mr. Marshall Slade. The view looking over the parapet discloses an undulating country-side, neither soft nor rugged in its effect, finely and firmly moulded in its contours, and with pleasant alternations of woodland and field. The numerous small hills into which the countryside is distributed afford many attractive sites for houses; and on one of these hills the Slade residence is situated.

This particular hill is a fairly prominent one, and any house situated on its summit is conspicuous from many different points of view in the neighborhood. Before the house was built, the crown of the hill was covered with a thick growth of tall oaks, which had to be thinned out for the purpose of making it habitable, and which afterwards constituted an important condition of an effective design.

The architectural problem was to place on the hill a house which would look well at the considerable distances from which it was seen, which would hold its own in relation to the trees, and which at the same time would make the landscape appear at its best to the inhabitants of the house.

The house is entered by means of a hallway, panelled up to the ceiling in whitewood. To the right is the library, to the left the dining-room, while straight ahead and leading to the south terrace is the living-room. The living-room gives also upon an enclosed eastern porch which can be used as an outdoor dining-room; but its place in the plan is determined chiefly by its relation to the terrace on the south side. The treatment of this side of the building is very individual, and much of the success of the garden is due to its situation in relation to the house and to the view. The landscape looks best to the west and to the east. The trees consequently have been cleared so as to obtain for some distance a clear sweep in that direction. A brick terrace runs the whole length of the house, with the flower-beds immediately in front at a lower level, while beyond there is a large open space of green grass, enclosed by a parapet, and broken only by the remaining trees and a pool.



Mt. Kisco, N. Y. HOUSE OF MR. MARSHALL SLADE—THE SOUTH FACADE. Chas. A. Platt, Architect.

## Kingston's New Building Law.

JAMAICAN CITY TO HAVE EARTHQUAKE AND FIRE-PROOF BUILDINGS.

Profiting by the experience in the earthquake and fire at Kingston, Jamaica, in January last, the new building law provides that in future, so far as possible, earthquake-proof and fire-resisting buildings only shall be erected. Some of the requirements are as follows:

The framework of buildings may be of steel, iron or wood, every member securely, rigidly, and durably connected with every contiguous member, and must be covered externally with hard, durable and fire-resisting material, securely attached to the framing at all points.

No timber-framed building shall contain more than two stories having an aggregate height of 25 ft., or have a cubical content exceeding 100,000 cu. ft., nor shall any timber-framed building be erected or used for any other than residential purposes. All members of a steel or iron framework of any building shall be of the same material, and no cast iron shall be used in any part thereof.

The walls of buildings may be constructed of brick, concrete, stone or other hard and incombustible material, and they must be built on a foundation of cement concrete. Walls built of brick, dressed stone or other similar material must be solidly put together with Portland cement mortar, and be reinforced by hoop or band iron not less than 1 inch wide and 1-20 of an inch thick. Walls of cement concrete shall be composed of Portland cement, clean sand, and clean broken brick or stone, and shall be reinforced by steel or iron bands, bars or wires. Roofs must be covered externally with hard, durable and incombustible material.

Iron and steel framing specially manufactured for the construction of buildings and Portland cement are exempted from duty until April 1, 1909.

### Aqueduct Work.

The attention of intending bidders is now directed to work described below in order that they may look over the ground before topographical features are obscured by snow:

Main Dam, Kensico Reservoir.—A large masonry dam to be located near Valhalla, Westchester County, N. Y.

Headworks of the Catskill Aqueduct.—To include aeration fountain, substructures of several large chambers and about one mile of aqueduct from the Beaverkill dikes, near Brown's Station, N. Y., to the Esopus Creek valley.

Portions of the Esopus Division of the Catskill Aqueduct.—About 6.6 miles of cut-and-cover aqueduct and 0.7 mile of

grade tunnel, extending from a point near the Olive Bridge dam to the north end of the Rondout siphon, near Kripplebush, N. Y.

Portion of the Wallkill Division of the Catskill Aqueduct.—About 3.8 miles of cut-and-cover aqueduct and 0.8 mile of grade tunnel, extending from about the middle of the Bonticou tunnel, south of High Falls, to the north end of the Wallkill siphon, near Libertyville, N. Y.

Rondout Siphon.—About 4.5 miles of pressure tunnel near High Falls, N. Y., and about 0.75 mile of grade tunnel.

Wallkill Siphon.—About 4.4 miles of pressure tunnel under the Wallkill Valley, about 3.5 miles west of New Paltz, N. Y.

Further information can be obtained from A. D. Flinn, Department Engineer in charge of headquarters, room 1515, No. 299 Broadway, New York City.

## Points on the Material Market.

Master painters as a rule do not use ready-mixed paints in their business. Such mixtures were originally intended to meet a demand from farmers or property owners who expected to do their own painting and were not well adapted to the requirements of the practical master painter. Conferences between a committee of the Paint Manufacturers' Association of the United States and several unofficial master painters have resulted in putting forth the following statement: "They unanimously reached the conclusion that it will be to the advantage of the master painter to have his products come to him, as nearly as practical necessities will permit, in the ready-for-use form; that is, in a condition to admit of easy manipulation and incorporation. On the other hand, it was agreed that for practical painters' use prepared paints as now known are not the ideal product. The paints finally offered will, therefore, probably be in a semi-paste form and will in all cases bear the formula on the label. It was also agreed that it is practicable and desirable to establish at regular periods leading combinations of colors for houses of varying character, and the combinations to be offered for the coming year were practically agreed upon."

The E. J. Johnson Company, manufacturer and dealer in roofing slate and slate blackboards, with offices at 38 Park row, this city, is furnishing all the roofing slate for the Singer Building, this city, noted for its 41-sty tower. Mr. Johnson's company is also furnishing the roofing slate for the John D. Rockefeller residence at Pocantico Hills, now in course of construction, of which Delano & Aldrich are the architects and the Thompson-Starrett Company builders. The slate used in the latter building is a specially thick unfading green, one-quarter inch in thickness and specially quarried for it at the E. J. Johnson Company's unfading green quarries at Poultney, Vt. These are but two of many important buildings recently covered with the E. J. Johnson Company's "Out of the Ordinary" roofing slate.

For the first time in the history of the white cedar shingle business, represented by the mills in Maine and the Eastern Provinces, the New York market has for 30 or 60 days been taking on a supply of this class of product, the current wholesale price being about $4.25 for extras, which is from 15 to 25 cents over the present price delivered in Boston. These shingles are of white cedar sawed almost invariably to random widths and 16 inches in length, some being cut with as thin butts as 6 to 2 inches, while the thickest butts measure 5 to 2¼ inches. They are cut in Northern Maine, Quebec and New Brunswick, and are graded as extras, clears, second clears, saps and extra "ones." They are the standard shingle throughout the New England territory east of the Connecticut River, but have never made an opening this side of that river.

The cost of concrete piles as compared to that of wood piles was brought out in a striking manner during the erection of the new buildings of the United States Naval Academy, at Annapolis, Md. The original plans called for wood piles, but as the allotment made for the various buildings had been exceeded, it was found necessary to reduce the costs wherever possible. Calculations showed that by using concrete piles a saving of over $27,000, or more than 50 per cent. of the cost of wood piles, could be effected. As a result the concrete piles were selected. The various factors which tended toward the economy resulting from the substitution of concrete piles are thus stated by Walter R. Harper, inspector in charge of the work: "2,193 wood piles were replaced by 885 Raymond concrete piles; 4,543 yards of excavation were reduced to 1,038 yards, saving 3,504 yards; and 3,250 yards of concrete footing were reduced to 986 yards, thus saving 2,264 yards. Shoring and pumping, which would have cost $4,000 had wood piles been used, was entirely eliminated." This indicates in a measure the means by which foundation costs were reduced as stated.

The advance in prices in many items entering into the production of wall paper has necessarily resulted in a higher range of values for the finished article. But all agree that this is an advantage to the trade rather than otherwise, because low prices for wall paper invariably lead the customer to demand lower prices from the decorator for his work, while if the latter is compelled to pay more for the materials entering into the scheme of decoration he is justified in adding considerably more than the advanced cost of the material to his bill. Taken all in all, the large business done by the manufacturers and the advance in prices is an indication of a successful season ahead for the retail wall paper dealers and decorators.

The diminished number of building operations still continues the main feature in the hardware market, and demand for builders' hardware is of very small proportions. The stringency in the money market hinders jobbers from replenishing their stocks as completely as they desire, and while some lines are still in heavy demand, the bulk of the business is of a routine jobbing character, and confined to small lots for immediate delivery.

New business in cut nails continues of small proportions. The expected advance in price, which should have followed than in wire nails, has failed to materialize, which has been a source of surprise to the trade.

The wall paper show of this year demonstrated beyond question that the products of our American factories are not a bit inferior to the papers from foreign wall paper factories of the same grade, either in design or coloring, while the larger runs of the American factories make it possible for them to produce

## Statistics of Buildings.

### Manhattan.

Plans and Specifications for New Buildings Filed and Acted Upon During the Quarter Ending Sept. 30, 1907, Compared to the Corresponding Quarter of 1906.

| Classification. | Quarter ending Sept. 30, 1907. No. of Plans. | No. of Bldgs. | Estimated cost. | Sept. 30, 1906. No. of Plans. | No. of Bldgs. | Estimated cost. |
|---|---|---|---|---|---|---|
| Dwelling houses, estimated cost over $50,000 | 3 | 3 | $505,000 | 6 | 7 | $645,000 |
| Dwelling houses, estimated cost between $20,000 and $50,000 | 6 | 8 | 310,000 | 4 | 4 | 185,000 |
| Dwelling houses, estimated cost under $20,000 | 4 | 7 | 53,000 | 2 | 3 | 21,000 |
| Tenement houses | 55 | 68 | 7,163,000 | 122 | 224 | 12,457,500 |
| Hotels and boarding houses | 1 | 1 | 100,000 | .. | .. | ..... |
| Stores, estimated cost over $30,000 | 13 | 13 | 1,835,000 | 17 | 17 | 3,178,000 |
| Stores, estimated cost between $15,000 and $30,000 | 8 | 8 | 163,000 | 2 | 2 | 55,000 |
| Stores, estimated cost under $15,000 | 5 | 5 | 43,000 | 4 | 4 | 36,000 |
| Office buildings | 11 | 11 | 3,056,500 | 8 | 8 | 5,675,400 |
| Manufactories and workshops | 4 | 4 | 254,000 | 4 | 4 | 426,000 |
| School houses | 5 | 5 | 935,000 | 6 | 7 | 1,095,000 |
| Churches | .. | .. | ..... | 2 | 2 | 95,000 |
| Public buildings, Municipal | .. | .. | ..... | 3 | 3 | 296,000 |
| Public buildings, places of amusement, etc | 2 | 2 | 1,850,000 | 4 | 4 | 480,000 |
| Stables | 17 | 17 | 370,800 | 15 | 15 | 965,500 |
| Other structures | 44 | 56 | 55,500 | 54 | 58 | 58,410 |
| Total | 178 | 208 | $16,693,800 | 253 | 362 | $25,668,810 |

Plans and Specifications for Alterations to Buildings Filed and Acted Upon During the Quarter Ending Sept. 30, 1907, Compared to the Corresponding Quarter of 1906.

| Classification. | Quarter ending Sept. 30, 1907. No. of Plans. | No. of Bldgs. | Estimated cost. | Sept. 30, 1906. No. of Plans. | No. of Bldgs. | Estimated cost. |
|---|---|---|---|---|---|---|
| Dwelling houses | 135 | 153 | $531,375 | 116 | 127 | $486,260 |
| Tenements | 418 | 521 | 950,825 | 493 | 628 | 1,521,381 |
| Hotels and boarding houses | 18 | 18 | 77,125 | 20 | 22 | 138,300 |
| Stores | 84 | 96 | 282,185 | 60 | 73 | 318,400 |
| Office buildings | 28 | 31 | 78,150 | 23 | 25 | 272,320 |
| Manufactories and workshops | 27 | 29 | 127,315 | 21 | 21 | 129,590 |
| Schoolhouses | 6 | 6 | 52,150 | 3 | 3 | 61,000 |
| Churches | 10 | 11 | 86,000 | 4 | 6 | 19,500 |
| Public buildings | 35 | 42 | 1,641,050 | 18 | 21 | 540,400 |
| Stables | 8 | 8 | 22,700 | 23 | 23 | 234,450 |
| Other structures | .. | .. | .... | .. | .. | .... |
| Total | 769 | 915 | $3,848,875 | 781 | 949 | $3,721,661 |

even more beautiful and attractive goods than their foreign competitors at lower prices than the latter can make them for their home markets.

## Statistics of Buildings.

BUILDING STATEMENT, BOROUGH OF THE BRONX, QUARTER JULY 1 TO OCTOBER 1.

| | No. of Bldgs., 1907. | | No. of Bldgs., 1906. | |
|---|---|---|---|---|
| Brick dwellings: | | | | |
| over $50,000 | .. | ..... | .. | ..... |
| $20,000 to $50,000 | .. | ..... | .. | ..... |
| less than $20,000 | 74 | $561,500 | 88 | $694,200 |
| Brick tenements: | | | | |
| over $15,000 | 19 | 680,000 | 64 | 3,161,000 |
| less than $15,000 | 32 | 321,200 | 16 | 179,000 |
| Hotels | 2 | 25,000 | 1 | 15,000 |
| Stores, over $30,000 | 2 | 160,000 | 1 | 50,000 |
| Stores, $15,000 to $30,000 | 2 | 45,000 | 2 | 45,000 |
| Stores less than $15,000 | 19 | 63,000 | 3 | 12,500 |
| Office buildings | .. | ..... | 4 | 55,800 |
| Factories and workshops | 17 | 362,450 | 24 | 441,150 |
| Schools | 4 | 465,000 | 1 | 230,000 |
| Churches | 5 | 155,000 | 4 | 128,000 |
| Public bldgs., Municipal | 2 | 88,444 | .. | ..... |
| Public bldgs., amusement | 4 | 288,500 | 6 | 273,400 |
| Stables | 28 | 89,850 | 22 | 134,450 |
| Frame dwellings | 227 | 1,133,600 | 235 | 1,181,750 |
| Frame tenements | 12 | 93,500 | 10 | 69,000 |
| Other structures | 23 | 19,775 | 37 | 16,000 |
| Totals | 472 | $4,551,819 | 518 | $6,686,250 |

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | **48** | **63** |
| **Estimated cost of new buildings** | **$3,169,800** | **$1,412,250** |
| **Total estimated cost of alterations for Manhattan and the Bronx** | **$180,375** | **$152,500** |

### Particulars of Hotel Astor Improvements.

TIMES SQUARE.—Actual work is soon to be started for enlarging the accommodations of the Hotel Astor, in Times Square, built less than three years ago. The hotel now covers a plot in the westerly block in Times Square, between 44th and 45th sts, of 200x160 ft. To this it is proposed to add 100 ft. in both streets, increasing the plot to 200x260 ft. William Waldorf Astor is the owner. The present structure cost to erect, exclusive of the value of the ground, nearly $5,000,000, so that the new addition will represent an investment of approximately another $3,000,000, or $8,000,000. Messrs. Clinton & Russell, 32 Nassau st, are the architects. About a year ago it was also reported that William Waldorf Astor would at a future date erect in Times square another hotel, to cover the westerly block front from 43d to 44th sts, immediately south, but no plans for this improvement have yet been drawn. (See also issue Aug. 25, 1906.)

### Possibly Another Department Store for Sixth Avenue.

6TH AV.—It is reported in building and real estate circles that another large dry goods store building is contemplated, to be erected on a plot at the southwest corner of 6th av and 32d st, immediately south of the new proposed uptown terminal building of the Hudson and Manhattan Railroad Company, which is to cover the Sixth Avenue block front between 32d and 33d sts, in Greeley Square. The corner is now covered with 3 and 4-sty brick stores and tenements, and a 3-sty brick mission building in the street. The Record and Guide was also informed that the Hoffman estate would make the improvement, but at their office on Thursday it was learned that if such a building is erected, it will not be by the Hoffman estate, but by the lessees and tenants themselves.

### Thompson-Starrett Co. Get Another Chicago Contract.

The Thompson-Starrett Co., 49 Wall st, Manhattan, and 277 Dearborn st, Chicago, has obtained the general contract to erect another fireproof mercantile building at Ohio and Franklin sts, Chicago, Ill., for the Adams Westlake Company, of Chicago, to cost about $150,000. The structure is to be ready for occupancy early in 1908. It will cover a plot 100x100 ft., with seven stories in height. Its facing will be of brick, with stone and steel frame construction. Messrs. Jenney, Mundie & Jensen, 171 La Salle st, Chicago, are the architects.

### Contract for American Express Co.'s New Stable.

43D ST.—The A. J. Robinson Co., No. 123 East 23d st, has obtained the general contract to erect the large 7-sty fireproof stable building, 100x200 ft., which the American Express Company, 65 Broadway, is to erect at Nos. 217 to 223 East 43d st, and Nos. 224 to 226 East 44th st, at a cost of $360,000. The exterior will be of brick, with sheet-metal cornices, vitrified tile coping, and tile in cement roof. The frame will be of steel. Charles W. Romeyn, 55 Broadway, is the architect. Officers of the company are: James C. Fargo, president; F. F. Flagg, vice-president; W. C. Fargo, secretary; and J. F. Fargo, treasurer.

### Twelve-Story Loft Building for West 21st Street.

21ST ST.—Architect Robert D. Kohn, 170 5th av, is completing plans and will soon receive figures for a 12-sty fireproof loft building to be erected on a plot 98x105 ft., at 19-21-23 West 21st st, to cost in the neighborhood of $750,000. David Spiro, of 656 Broadway, will be the owner. No building contracts have yet been awarded.

### Improvements at South Brooklyn.

A. L. Hernstein & Company, of No. 1161 Broadway, Manhattan, are contemplating the construction of four square blocks of 5-sty tenement buildings on property near the Bush Terminal in South Brooklyn. It is said that a large syndicate of foreign capitalists are interested in the development of this section.

### Alterations.

GOERCK ST.—Moore & Landsiedel, 3d av and 148th st, will prepare plans for alterations to 71-73 Goerck st, for Isaac Brown, 1381 Clay av.

BROOME ST.—Henry J. Feiser, 150 Nassau st, is making plans for $7,500 worth of alterations to 260-262 Broome st, for Mrs. Mary O'Neill, 29 Essex st.

54TH ST.—Improvements will be made to 323 East 54th st, owned by Marcus Weil, 321 East Houston st. O. Reissmann, 30 1st st, is preparing the plans.

EAST HOUSTON ST.—Johanna Abels, 619 Bergen av, will improve 137 East Houston st, for which Messrs Bernstein & Bernstein, 24 East 23d st, are planning.

SUFFOLK ST.—Samuel Sass, 23 Park row, is planning for $20,000 worth of changes to 75 Suffolk st, for the Delancey-Suffolk Co., 3 West 117th st. No contracts let.

### Miscellaneous.

Henry J. Hardenbergh, 1 West 34th st, Manhattan, will have plans ready in about six weeks for the new 10-sty hotel to be erected at Oakland, Cal., for the Oakland Hotel Co.

Wm. H. McElfatrick, 1402 Broadway, Manhattan, is preparing plans for a theatre, for Messrs. Nicolai & Mackadou, of this city, to be constructed at Wilmington, Delaware, at a cost of about $150,000.

Arthur C. Nash, architect, 27 East 22d st, Manhattan, has been commissioned to prepare plans for a city hall, to be erected at Geneva, New York, to cost between $100,000 and $125,000. A. P. Rose is Mayor. No contracts have yet been placed.

Charles C. Haight, 452 5th av, Manhattan, has been commissioned to prepare plans for a new building for the Sheffield Scientific School of Yale College, to be erected at New Haven, Conn. The building will be 4-stys, fireproof, of Indiana limestone.

Progress for the 20-sty office building at 15-17-19 Maiden lane, for Edward Holbrook, president of the Gorham Manufacturing Co., is now making headway. The foundations are in and much of the steel work is in place. Andrew J. Robinson Co. is the builder.

WILLIAM ST.—Work on the foundations are now well under way for the 10-sty mercantile structure which R. Austin Reed, care of the architects, Messrs. Bannister & Scheel, 69 Wall st, is erecting at 165-167 William st, to cost about $125,000. Chas. H. Peckworth, 415 Hudson st, is general contractor.

### Estimates Receivable.

AMSTERDAM AV.—No contracts have yet been awarded for adding a new roof pavilion to the 5-sty hospital on the block bounded by Amsterdam and Morningside avs, 113th and 114th sts, for St. Luke's Hospital, same to cost about $20,000. Ernest Flagg, 35 Wall st, has plans ready for estimates.

7TH AV.—Four buildings will be demolished at the southeast corner of 7th av and 58th st, on which the Alwyn Court, Inc., 437 5th av, will erect a 12-sty apartment house, to cost $900,000. Messrs. Harde & Short, 3-5 West 29th st, are the architects. No building contracts have yet been awarded. (See also issue Sept. 7, 1907.)

### Contracts Awarded.

5TH AV.—J. C. Hoes Sons, 52 Gansevoort st, has the contract for improvements to the 4-sty residence of Mrs. Geo. Bliss, 387 5th av, from plans by Julius J. Diemer, 45 Leonard st.

5TH AV.—Post & McCord, 24 East 23d st, have the contract for improvements to the china and glass warehouse, southwest corner of 5th av and 37th st, for Davis Collamore & Co., 402-404 5th av.

General contract has been awarded to H. H. Vought & Co., 112 West 42d st, Manhattan, to erect the new 4-sty residence for Evans R. Dick, at Garrison, New York, to cost about $500,000. Messrs. Wilson & Butler, of Pittsfield, Mass., are the architects.

64TH ST.—Richardson & Boynton, 232 Water st, have obtained the hot-air heating and plumbing contract for the new 4-sty residence which E. W. Turnbull is erecting at 127 East

64th st, to cost $30,000. John K. Turton, 1133 Broadway, is general contractor.

William M. Sheehan, 136 Liberty st, Manhattan, has obtained the contract to construct a steam electric light plant with 60 arc and 550 incandescent lamps for the Morris & Somerset Electric Co., at Morristown, N. J. Cost, $150,000. P. V. Stykes is treasurer and general manager.

LEXINGTON AV.—G. A. Suter & Co., 112 Wooster st, has obtained the heating contract on the new building for Friendless Boys, at the southwest corner of Lexington av and 127th st, being erected by the Children's Aid Society, 105 East 22d st; Parish & Schroeder, 5 West 31st st, architects.

BROADWAY.—W. R. H. Martin, 56 West 33d st, of Rogers, Peet & Co., has awarded to Chas. T. Wills, 156 Fifth av, the general contract to erect the new 16-sty addition to the "Hotel Martinique," Nos. 1266-1268 Broadway, and Nos. 54-56 West 33d st, for which H. J. Hardenbergh, 1 West 34th st, has completed plans. The new structure is to cost $800,000, and will cover a plot 53.9x98.9 ft. (For full particulars, see issue March 2, 1907.)

### Bids Opened.

The Commissioner of Bridges opened bids on Thursday, Oct. 3, for the construction of the new Madison Avenue Bridge, over the Harlem River, for which J. C. Rodgers, No. 1929 Amsterdam av, at $1,155,987.20, was lowest bidder.

James W. Stevenson, Commissioner of Bridges, opened bids, Sept. 26, for construction and electrical equipment of the subway station tracks and the electrical equipment of the elevated railway tracks of the Williamsburg (new East River) bridge, over the East River, between the boroughs of Manhattan and Brooklyn. F. E. Gore & D. Meehan, 206 Broadway, $243,200 (low bid). Other bidders were: Snare & Triest Co., 147 Liberty st; Carlin Construction Co., Kent av, Brooklyn.

The following bids were received, Sept. 30, by Robert W. Hebberd, Commissioner of Public Charities, for erection and completion of Coney Island Hospital, Brooklyn: Richard E. Henningham, 1 Madison av, $328,475 (low bid). Other bidders were: Clarke & Stowe, 221 Greenpoint av, Brooklyn; Luke A. Burke Sons & Co., 25 West 42d st; P. J. Carlin Construction Co., Kent av, Brooklyn; R. B. Ferguson, Claremont av and 119th st; Peter Cleary, 235 Bainbridge st, Brooklyn; Daniel J. Ryan, 723 3d av, Brooklyn; F. T. Nesbit Construction Co., 116 Nassau st.

Bids were received by J. A. Bensel, Commissioner of Docks and Ferries, Sept. 27, for building an extension to pier between 51st and 52d sts, Borough of Brooklyn,: New York State Construction Co., 80 Broad st, $17,303 (low bid). Other bidders were: Butler Bros. & Hoff Co., 1170 Broadway; John D. Walsh, 190th st; General Contracting & Engineering Co., 17 State st; William H. Jenks, 61 Pearl st; Bart. S. Cronin, 573 Clinton st, Brooklyn; Phoenix Construction Co., 13-21 Park Row; Bernard Rolf, 39 Cortlandt st; George B. Spearin, 4 Navy Yard, Brooklyn.

Louis F. Haffen, President Borough of the Bronx, opened bids, Oct. 1, for completing the contract which was executed by William J. Flanagan on March 2, 1906, and was declared abandoned Aug. 28, 1907, for the construction of the storm relief tunnel sewer from the Webster av sewer near Wendover av, in the Mill Brook water shed (Sewerage District No. 33), to the Harlem River, about 231 ft. north of High Bridge, 24th Ward, the Bronx. John J. Hart Co., Pugsley av, Bronx, $468,852 (low bid). Other bidders were: Wakefield Construction Co.; Phoenix Construction Co., 41 Park Row; Williams Engineering & Contracting Co., 13 Park Row.

### Plans Wanted in Competition.

L. H. Grahame, Commissioner of the Interior, San Juan, Porto Rico, will receive competitive plans until Feb. 1, for a new capitol building at Porto Rico. Applications from architects are to be received by the Commissioner before Nov. 1. The cost of the building is not to exceed $300,000.

The Commissioners of Upson County, Thomastown, Ga., propose within the next 60 days awarding the contract to erect a courthouse, and would like to receive plans at once for a building to cost about $50,000.

Plans and specifications are wanted for a fireproof 3-sty courthouse, with basement, containing 23 rooms; cost not to exceed $70,000. For further information, address D. R. Pearson, Richmond, Tex.

At Dayton, Ohio, plans will be invited in competition for a 4 or 5 sty press brick and stone building, to be erected at Third and Sears sts, to be used for a station house, police court room, gymnasium for fire and policemen, engine house and repair shop. The estimated cost will be in the neighborhood or $225,000. Nine thousand dollars has been appropriated for plans.

The Rev. C. W. Sundmark, pastor of the Swedish Baptist Church, Rockford, Ill., wants plans for a new church edifice to be built in the spring.

—The latest word in building fashions is one fraught with the saddest woe. The foyer hall, it appears, must go, and for the very good and practical reason that it is not suited to courting uses! The old-fashioned parlor has its advantages when there are daughters in the family.

## BUILDING NOTES

Let us save a part of the city for real homes.

We know of a firm in need of the services of a traveling salesman. See Wants and Offers.

When the Building Code Revision Commission gets all through property owners will have something to say.

Mr. Frederick L. Smith has opened an office at No. 5 Beekman st, as an engineer and specialist in structural steel and reinforced concrete.

The Board of Estimate has appropriated $25,000 for the preparation of plans for a municipal building at the Manhattan end of the Brooklyn Bridge.

Kinnear pressed radiators have been adopted exclusively for the immense 41-sty Singer Building. Mr. Ernest Flagg, the architect, selected this product after an exhaustive test. Kinnear pressed radiators met every requirement for efficiency and durability, yet possessed the essential factors for relieving a weight in the tower alone of over one hundred tons and affording a saving in space of 40%.

Suit was brought recently by the United Engineering and Contracting Company in the Supreme Court, through Kellogg & Rose, of No. 115 Broadway, against the New York Central & Hudson River Railroad Company to recover $277,596.97, with interest from June 12, 1906. One cause of action is alleged failure to remove obstructions, interference by increasing train service, taking possession of the site of the work and preventing its performance, all in the sum of $225,095.64.

Mr. Calvin Tomkins has offered at the Board of Trade & Transportation, the following resolution: "That the continued construction of tall buildings in this city without adequate provision for access of air and light to the public streets and adjacent private properties, and without provision for a more intensive use of the streets, which should naturally follow the more intensive use of the lands abutting upon them, and without provision for such additional fire protection as is made necessary by radically changed conditions—constitutes a menace to the continuous successful development of the city, and should no longer be permitted." The resolution was referred to a committee, by the Chair, with instructions to report specific recommendations for betterment at a subsequent meeting of the Board.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**

**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Hudson st, No 259, 1-sty brk outhouse, 26x6; cost, $500; Amelia Berrian, 125th st and 7th av, Hotel Winthrop; ar't, Geo M McCabe, 96 5th av.—695.

3d st, No 116 E, 1-sty brk and stone outhouse, 10x13.4; cost, $1,000; G W May, 648 East 5th st; ar't, O Reissmann, 30 1st st.—696.

10th st, Nos 240-242 W, two 1-sty brk outhouses, 16.4x11.6; cost, $1,400; Estate of Joseph Haight, 58 W 31st st; ar't, M C Merritt, 58 W 31st st.—697.

#### BETWEEN 14TH AND 59TH STREETS.

22d st, s s, 92.4 w 3d av, 6-sty brk and stone tenement, 57.8x85.9; cost, $50,000; Samuel D Davis, 24 E 23d st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—700.

Broadway, Nos 1266-1268 | 16-sty brk and stone hotel, 53.9x98.9, 33d st, Nos 54-56 W | tile roof; cost, $800,000; W R H Martin, 56 W 33d st; ar't, H J Hardenbergh, 1 W 34th st.—702.

43d st, Nos 217-223 E | 7-sty brk and stone stable, 100x200, tile in 44th st, Nos 224-226 E | cement roof; cost, $360,000; American Express Co, 65 Broadway; ar't, Chas W Romeyn, 55 Broadway.—701.

7th av, s e cor 58th st, 12-sty brk and stone apartment house, felt and gravel roof; cost, $900,000; Alwyn Court, Inc, 437 5th av; ar'ts, Harde & Short, 3-5 W 29th st.—699.

#### BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

64th st, Nos 221 and 223 W, 2-sty brk, stone and concrete automobile and wagon storage building, 50x95.5, gravel roof; cost, $7,500; Herman Boyman, 217 W 64th st; ar't, L A Goldstone, 110 W 34th st.—698.

Morningside av W, n w cor 118th st, two 6-sty brk and stone tenements, 80x90 and 87, and 60x87; total cost, $250,000; West Side Construction Co, 321 W 92d st; ar'ts, Neville & Bagge, 217 W 125th st.—693.

#### NORTH OF 125TH STREET.

Riverside Drive, n e cor 138th st, 6-sty brk and stone apartment house, 39.6x90.6 and 80x86.11, slag roof; cost, $225,000; Hensle Construction Co, 302 W 120th st; ar't, L A Goldstone, 110 W 34th st.—694.

### BOROUGH OF THE BRONX.

Tiffany st, n s, 90 e Fox st, 3-sty and attic brk rectory, 25x51, slate roof; cost, $10,000; Rev W F Dougherty, 1131 Crotona Park North; ar't, M J Garvin, 3307 3d av.—942.

Tiffany st, n e cor Fox st, 1-sty brk church, 79x125.9, composition roof; cost, $30,000; Rev W F Dougherty, 1131 Crotona Park North; ar't, M J Garvin, 3307 3d av.—941.

Theriot st, w s, 246.4 n Davis st, 2-sty brk dwelling, 22x57; cost, $6,000; Domenico Mozzoni, 309 E 109th st, ow'r and ar't.—938.

171st st, e s, 60.7 s Westchester av, two 2-sty frame dwellings, 32x23 and 21x35; total cost, $7,000; Samuel Geller, 177th st and Morris Park av; ar't, B Ebeling, West Farms road.—946.

180th st, n s, 31 e Clinton av, 1-sty and attic frame stable, peak shingle roof, 38x50; cost, $2,000; John J Brown, on premises; ar't, Carl P Johnson, 8 E 42d st.—937.

188th st, n e cor Hughes av, 4-sty brk tenement, 20x78.8; cost, $15,000; Tommazo Giordano, 180th st and Mohegan av; ar't, Chas S Clark, 709 Tremont av.—953.

189th st, n s, from Lorillard pl to Hoffman st, 4-sty brk school, 166x154; cost, $320,000; City of New York; ar't, C B J Snyder, 500 Park av.—936.

198th st, n s, 25 w Briggs av, two 3-sty frame tenements, 21x58; total cost, $18,000; Geo D Kingston, 3884 Southern Boulevard; ar't, Chas S Clark, 709 Tremont av.—954.

213th st, n w cor 4th st, 4-sty brk stores and tenements, 25x90.10⅝ x82.6½; cost, $18,000; Gaetano Di Pinna, 206 E 108th st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—939.

217th st, s s, 556.7 e Olinville av, 2-sty brk dwelling, 20x55; cost, $6,000; Matthew Buccoli, Station st, Williamsbridge; ar't, Chas Schaefer, Jr, 1 Madison av.—934.

Av D, w s, 58 n 7th st, 2-sty frame dwelling, 21x46; cost, $4,200; Wm Hinrich, 10th st and Av D; ar't, E Leo McCracken, 20 12th st, College Point.—933.

Aqueduct av, e s, 229.9 s Fordham road, 2-sty brk store and dwelling, 20x55; cost, $6,500; John McGowan, 2427 Jerome av; ar't, J J Vreeland, 2019 Jerome av.—958.

Bronx Park Botanical Garden, 1-sty brk comfort station, 26x19.8; cost, $6,000; City of New York; ar't, Robt W Gibson, 76 William st.—959.

Bainbridge av, No 2656, 2-sty frame dwellings, 21.6x24.6; cost, $5,500; Alina Boekell, 381 E 140th st; ar't, Julius Boekell, 147 E 125th st.—960.

Bryant av, e s, 25 s Jennings st, two 3-sty brk tenements, 20x55; total cost, $18,000; Isaac Schwartz, 155 E 4th st; ar't, J J Vreeland, 2019 Jerome av.—956.

Bryant av, e s, 65 s Jennings st, two 3-sty brk tenements, 20x55; total cost, $18,000; Isaac Schwartz, 155 E 4th st; ar't, J J Vreeland, 2019 Jerome av.—957.

Hughes av, e s, 112.10 s Pelham av, two 3-sty brk stores and dwellings, 20x55; total cost, $15,000; Giovana Damiano, 2465 Belmont av; ar't, Robt Glenn, 364 E 150th st.—950.

Hughes av, e s, 36 s 181st st, three 2-sty brk dwellings, 16.8x55 each; total cost, $18,000; John Marx, 224th st; ar't, B Ebeling, West Farms road.—951

Jackson av, e s, 530 n Railroad av, 2-sty frame stable and barn, 19x15; cost, $500; Frank Regno, 953 Forest av, ow'r and ar't.—949.

Mulford av, w s, 25 s Alice st, 2-sty frame dwelling, 22x45; cost, $5,000; Wm J Lahr, Benson estate; ar't, Louis Falk, 2785 3d av.—945.

Morris Park av, s w cor Jefferson st, two 3-sty frame stores and dwellings, 25x47 and 48; total cost, $12,000; Mrs Bertha Knauf, College av; ar't, B Ebeling, West Farms road.—952.

Sedgwick av, junction 167th st, 2-sty frame cafe and hotel, size irreg; cost, $7,000; Mrs Julia O'Connor, 1050 Trinity av; ar't, M J Garvin, 3307 3d av.—943.

Virginia av, w s, 50 s 11th st, 2-sty frame dwelling, 21x50; cost, $5,000; John Gallagher, 214 E 35th st; ar't, Henry Nordheim, Boston road and Tremont av.—948.

Webster av, e s, 148 s 176th st, 1-sty brk warehouse, 40x141.6; cost, $10,000; Koster & Rueppel, Washington and Tremont avs; ar't, Chas Schaefer, Jr, 1 Madison av.—935.

Westchester av, s s, 75 e Bergen av, 1-sty frame shed and office, 12x100; cost, $500; Wm H Osborn, 2048 Valentine av; ar't, Chris F Lohse, 627 Eagle av.—944

Westchester av, s e cor 171st st, 3-sty frame store and dwelling, 23x50 and 54; cost, $8,500; Samuel Geller, 177th st and Morris Park av; ar't, B Ebeling, West Farms road.—947.

Eastchester Creek, s s, 475 e Boston road, 1-sty brk tank house, 17x39; cost, $2,500; Standard Oil Co, 26 Broadway; ar't, C A Ellis, 26 Broadway.—940.

Eastchester creek, s s, 475 e Boston road, 1-sty brk pump house, 15x20; cost, $400; Standard Oil Co, 26 Broadway; ar't, C A Ellis, 26 Broadway.—955.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Broome st, Nos 303 and 305, basement brk and stone rear extension, 14.8x10.6, partitions, to 6-sty brk and stone tenement; cost, $1,000; Aaron Sarnoff, 107 Canal st; ar't, Max Muller, 115 Nassau st.—2616.

Beekman st, No 23, erect tank to 5-sty brk and stone factory; cost, $125; Samuel Vernon Estate, 65 Duane st; ar'ts and b'rs, The Rusling Co, 26 Cortlandt st.—2629.

Baxter st, Nos 142 and 144, toilets, windows, partitions, to two 5-sty brk and stone tenements and stores; cost, $5,000; M Bauman, 228 E 52d st; ar't, Otto L Spannhake, 233 E 78th st.—2640.

Catherine st, No 67, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $2,000; Annie Mahoney, 126 W 87th st; ar't, Jas F Slevin, 280 Broadway.—2648.

Clinton st, No 21, new toilets to 5-sty brk and stone store and tenement; cost, $50; Martin Foery & Joseph Bauer, 21 Clinton st; ar't, Ed A Meyers, 1 Union sq.—2613.

Grand st, No 384, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,800; J Smolensky, 2 W 120th st; ar't, O Reissmann, 30 1st st.—2622.

Houston st, s e cor Suffolk st, toilets, 1-sty brk and stone rear extension, 5x22 to 6-sty brk and stone tenement; cost, $5,000; Joseph Kashowitz, 209 W 112th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2607.

Mott st, No 79, toilets, windows to 5-sty brk and stone store and tenement; cost, $750; Harry Blumenthal, 124 E 122d st; ar't, Wm Kurtzer, Spring st and Bowery.—2604.

Ridge st, No 75, toilets, partitions, stairways, vent shaft, to 5-sty brk and stone tenement; cost, $6,000; Meyer Vessel, 43 Division st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2608.

Water st, No 646, alter floors, piers to 2-sty brk and stone stable; cost, $500; Patrick McInerney, on premises; ar't, Thomas W Lamb, 224 5th av.—2605.

Water st, No 101, alter beams to 5-sty brk and stone loft building; cost, $300; Marietta Mabbett, 49 Chambers st; ar't, F M Small, 265 Broadway; b'r, S D Kelley, 4 Gold st.—2642.

Washington st, No 155, show windows to 5-sty brk and stone tenement; cost, $300; A C Zabriskie, Red Hook, Dutchess Co, N Y; ar't, O Reissmann, 30 1st st.—2633.

Water st, No 610, strengthen floor to 6-sty brk and stone loft building; cost, $500; I Goldberg, 171 E Broadway; ar't, H Horenburger, 122 Bowery.—2617.

7th st, No 162 E, toilets, partitions, windows to 5-sty brk and stone tenement; cost, $1,800; Victor Heimberger, 117 E 111th st; ar't, C H Dietrich, 42 Union sq.—2600.

8th st, No 371 E, partitions, show windows, toilets to 5-sty brk and stone tenement; cost, $1,500; Samuel Mann, 268 East Broadway; ar't, Henry J Feiser, 150 Nassau st.—2599.

10th st, No 286 E, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $1,500; Chas Boll, 286 E 10th st; ar't, L De Lorenzo, 432 E 15th st.—2630.

14th st, No 423 E, partitions, windows, to 5-sty brk and stone tenement; cost, $3,000; Philippino Klesius, 423 E 14th st; ar't, L De Lorenzo, 432 E 15th st.—2631.

23d st, No 366 W, partitions, new fronts, stairs to 4-sty brk and stone store and tenement; cost, $2,500; H W Gordon, 294 Central Park West; ar't, Nathan Langer, 81 E 125th st.——2606.

25th st, No 58 W, 2-sty brk and stone rear extension, 20.2x40.6, partitions, stairs, to 4-sty brk and stone dwelling and store; cost, $10,000; J B Guttin, 58 W 25th st; ar't, Peter M Coco, 114 E 23d st.—2598.

25th st, No 165 West, skylights, partitions, vent shaft, windows, to 5-sty brk and stone store and tenement; cost, $250; James E Mitchell, 322 W 24th st; ar't, Charles Schaefer, 1 Madison av.—2646.

25th st, Nos 315-317 W, toilets, skylights, plumbing, to four 4-sty brk and stone tenements; cost, $250; Patrick Dunn, 315 W 25th st; ar't, C B Brun, 1 Madison av.—2611.

28th st, No 324 E, alter beams to 4-sty brk and stone dwelling; cost, $100; G Palma, 324 E 28th st; ar't, O Reissmann, 30 1st st.—2639.

35th st, No 228 E, partitions, plumbing, windows, to 4-sty brk and stone tenement; cost, $3,000; John L Keating, 236 E 35th st; ar't, Geo F Spelman, 54 Lenox av.—2615.

39th st, No 24 West, 6-sty brk and stone front and rear extension, 22x26, partitions, to 4-sty brk and stone store and loft building; cost, $20,000; A F Jammes, Hotel Albany, Broadway and 41st St; ar't, H C Severance, 32 Liberty st.—2645.

40th st, No 522 W, partitions, windows, skylights to 2, 3 and 4-sty brk and stone tenements; cost, $900; Thomas F White Co, North River, foot 39th st; ar't, John J Lawlor, 360 W 23d st.—2594.

45th st, No 131 W, windows to 3-sty brk and stone dwelling; cost, $100; M Feldman, 133 W 45th st; ar't, O Reissmann, 30 1st st.—2632.

47th st, Nos 412-414 W, toilets, plumbing, skylights, fire escapes, to two 3-sty brk and stone tenements; cost, $5,000; Hartley House, 315 W 46th st; ar't, Ed A Meyers, 1 Union sq.—2627.

48th st, No 508 W, partitions, stairs, to 5-sty brk and stone loft building; cost, $4,000; Edward C Striffler, 315 W 107th st; ar'ts, Mulliken & Moeller, 7 W 38th st.—2597.

48th st, No 367 W, partitions to 5-sty brk and stone tenement; cost, $100; Geo Nicholas, 537 5th av; ar't, M Zipkes, 147 4th av.—2614.

52d st, No 108 E, vent shaft, plumbing fixtures, to 4-sty brk and stone apartment; cost, $5,000; Onderdonk Estate, 108 E 52d st; ar'ts, Schwartz & Gross, 347 5th av.—2620.

58th st, No 302 E, partitions, store fronts to 3-sty brk and stone store and dwelling; cost, $650; Wilhelmina Staats, 302 E 58th st; ar'ts, J Kastner & Dell, 1133 Broadway.—2603.

60th st, No 345 E, partitions, windows, to 5-sty brk and stone tenement; cost, $250; Irving Bachrach, 203 Broadway; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2628.

66th st, No 334 E, partitions, windows, plumbing, to 4-sty brk and stone tenement; cost, $1,400; Mrs Sarah D Reed, Upper Nyack, N Y; ar't, Geo B Ruddell, 1252 2d av.—2626.

66th st, No 342 E, toilets, partitions, plumbing, to 4-sty brk and stone tenement; cost, $1,400; Mrs Sarah D Reed, Upper Nyack, N Y; ar't, Geo B Ruddell, 1252 2d av.—2625.

66th st, No 340 E, plumbing, windows, partitions, to 4-sty brk and stone tenement; cost, $1,400; Frank R Crumbie, Upper Nyack, N Y; ar't, Geo B Ruddell, 1252 2d av.—2624.

66th st, No 336 E, partitions, plumbing, windows, to 4-sty brk and stone tenement; cost, $1,400; Mrs Sarah D Reed, Upper Nyack, N Y; ar't, Geo B Ruddell, 1252 2d av.—2623.

79th st, No 229 E, toilets, windows, skylights, to 4-sty brk and stone tenement; cost, $5,000; Russek & Klinger Realty Co, 192 Bowery; ar't, M Zipkes, 147 4th av.—2638.

83d st, No 8 W, 2-sty brk and stone rear extension, 8x25.6, plumbing, windows, to 3-sty brk and stone dwelling; cost, $4,500; A A Tausky, 203 Broadway; ar'ts, Schwartz & Gross, 347 5th av.—2621.

84th st, No 146 E, plumbing, new stalls, windows, to two 2 and 3-sty brk and stone dwellings and stable; cost, $5,000; Max Wieser, on premises; ar'ts, Goidner & Goldberg, Westchester and Jackson avs.—2619.

95th st, No 34 W, 2-sty brk and stone rear extension, 10.4x13.6, windows, to 4-sty brk and stone dwelling; cost, $——; Beatrice H Phillips, 246 W 139th st; ar't and b'r, J C Lyons Building & Operating Co, 4 E 42d st.—2637.

97th st, Nos 16 to 20 E, cut doorways to two 6-sty brk and stone tenements; cost, $50; M B Parke, 205 W 57th st; ar't, James W Cole, 403 W 51st st.—2635.

107th st, No 213 E, partitions, show windows, to 5-sty brk and stone tenement; cost, $500; Mrs Rebecca Isaac, 194 East Broadway; ar't, Henry J Feiser, 150 Nassau st.—2601.

119th st, No 200 W, partitions to 5-sty brk and stone tenement; cost, $500; Abraham Kaufman, on premises; ar't, Max Muller, 115 Nassau st.—2596.

Av A, Nos 1578-1580, partitions, to two 5-sty brk and stone stores and tenements; cost, $5,000; Mrs Amelia Frank, 72 E 93d st; ar't, B W Levitan, 20 W 31st st.—2644.

Av A, No 35, partitions, windows, to 4-sty brk and stone store and tenement; cost, $500; Caroline Brull, 35 Av A; ar't, Henry Klein, 505 E 15th st.—2609.

Amsterdam av, No 2109, dumb waiter shaft, to 5-sty brk and stone tenement; cost, $150; Louis Ritterbusch, 428 W 125th st; ar't, Adam E Fischer, 23 Park row.—2647.

Amsterdam av, No 1412, partitions, toilets, windows, stairs to 5-sty brk and stone tenement; cost, $2,000; Frank Wokann, 1412 Amsterdam av; ar't, Henry Regelmann, 133 7th st.—2641.

Broadway, Nos 1459-1461, alter store to 7-sty brk and stone hotel and store; cost, $500; New Amsterdam National Bank, Broadway and 39th st; ar't, Clement B Brun, 1 Madison av.—2610.

Morningside av | the block, raise present roof 1-sty to 5-sty brk and
Amsterdam av | stone hospital; cost, $20,000; St Lukes Hospital,
113th st | 113th st and Morningside av; ar't, Ernest Flagg, 35
114th st | Wall st.—2602.

1st av, No 91, toilets, windows, piers, partitions, skylights to 5-sty brk and stone tenement; cost, $2,500; Samuel J Silberman, 83 Canal st; ar't, Max Muller, 115 Nassau st.—2595.

Madison av, No 536, 3-sty brk and stone rear extension, 10.2x5.4, to 4-sty brk and stone residence; cost, $6,000; Mrs C H Bosher, 536 Madison av; ar't, Chas E Birge, 29 W 34th st.—2634.

West Broadway, No 496, 1-sty brk and stone rear extension, 25x38, staircase, partitions, to 4-sty brk and stone dwelling and store; cost, $3,000; Joseph Personeui, 496 West Broadway; ar't, John Ph Voelker, 979 3d av.—2643.

4th av, s e cor 10th st, stairs, windows, plumbing, store fronts, to 3-sty brk and stone store and loft building; cost, $5,000; Maurice Weinstein, 86 W 119th st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2612.

5th av, s w cor 37th st, alter roof, to 2-sty brk and stone china and glass warehouse; cost, $2,500; Davis Collamore & Co, 402-404 5th av; ar't, W Ralph Squire, Lexington st, Queens.—2649.

5th av, No 387, partitions, shaft, to 4-sty brk and stone dwelling; cost, $3,000; Mrs Geo Bliss, 387 5th av; ar't, Julius J Diemer, 45 Leonard st.—2636.

11th av, No 844, partitions, skylight, windows, to 5-sty brk and stone tenement; cost, $5,000; Elizabeth W Bolmforth, 15 Mansion pl, Saratoga Springs, N Y; ar't, M Zipkes, 147 4th av.—2618.

### BOROUGH OF THE BRONX.

133d st, n s, 488 e Willis av, new oak bins to 2-sty brk stable; cost, $500; Wm L Byrnes, 702 E 134th st; ar't, Walter H C Hornum, 360 W 125th st.—502.

149th st, No 226, new partitions, new skylight to 1-sty brk slaughter house; cost, $500; Shapiro & Denerman, on premises; ar'ts, Bernstein & Bernstein, 24 E 23d st.—504.

176th st, s s, 43 w Belmont av, move 3-sty frame dwelling; cost, $500; Margaret Maltohi, 1911 Arthur av; ar't, Chas S Clark, 709 Tremont av.—514.

178th st, No 241, 2-sty frame extension, 12x14.6 to 2-sty frame dwelling; cost, $400; Henry J Foley, on premises; ar't, L Howard, 1861 Carter av.—513

181st st, s s, 66 w Prospect av, raise to grade, 2-sty frame dwelling; cost, $350; Margaret A Welch, 2090 Arthur av; ar't, Wm H Buckhout, 321 Tremont av.—512.

222d st, n s, 431 e White Plains road, 2-sty frame extension, 17x14, and move 2½-sty frame dwelling; cost, $2,000; Mrs Frances Wawroskie, on premises; ar't, J Melville Lawrence, 239th st and White Plains road.—516.

Richardson av, e s, 330.2 s 240th st, new partitions, stairs, windows, &c, to 2½-sty frame dwelling; cost, $250; Thos DeCarlo, on premises; ar't, Wm Thos Mapes, Wakefield.—511.

Union av, No 619, 1-sty frame extension, 25x40 and 55 to 3-sty frame hotel and dwelling; cost, $1,800; M E Bernheimer, 2566 Broadway; ar't, Chris F Lohse, 627 Eagle av.—503.

Unionport road, n s, 1,000 e West Farms road, 1-sty brk extension, 35x27.6 to 5-sty brk home; cost, $5,000; New York Catholic Protectory, Geo B Robinson, 415 Broome st, Pres; ar't, John O'Toole, 415 Broome st.—509.

Unionport road, n s, 400 e West Farms road, 1-sty brk extension, 32½x46 to 5-sty brk factory; cost, $6,500; New York Catholic Protectory, Geo B Robinson, 415 Broome st, Pres; ar't, John O'Toole, 415 Broome st.—508.

Vyse av, No 1883, 2-sty frame extension, 2.10x6.6 to 3-sty frame dwelling; cost, $300; Wm Wray, on premises; ar't, Chas S Clark, 709 Tremont av.—515.

Washington av, No 1277, 1-sty frame extension, 21.4x11 to 3-sty frame dwelling; cost, $150; Edmond Specht, on premises; ar't, Matthew Turnbull, Jr, Highbridge.—501.

White Plains av, s e cor 222d st, move two 3-sty frame stores and tenements; total cost, $1,000; Frank L Bacon, Far Rockaway; ar't, J Harold Dobbs, 120 E 220th st.—510.

3d av, No 2910, new partitions, new toilet, &c, to 4-sty brk tenement; cost, $500; Wm Wickhiller, 2050 Prospect av; ar't, Louis Falk, 2785 3d av.—506.

3d av, No 2954, remove partitions to form club room to 4-sty saloon, club rooms and tenement; cost, $600; E Warmbold, on premises; ar't, Fred Gerber, 204 E 86th st.—505.

3d av, No 3061, new fire escape, sinks and wash tubs, &c, to 3-sty frame tenement; cost, $500; Angelo Boggiano, on premises; ar't, Louis Falk 2785 3d av.—507.

# Construction News Reports

## From the Surrounding Country

### Kings County.

ST. PAUL'S PL.—On St. Paul's pl, e s, 30 n Crooke av, will be erected ten 3-sty dwellings, 20x47, gravel roof, 2 families each; total cost, $75,000; C H Tabor Land & Improvement Co., 33 Linden av, owner; F. Blumenstein and M. Glashan, 28 East 23d st, New York, architects.

HALSEY ST.—John E. Nitchie, 150 Nassau st, has completed plans for a 1-sty and basement church, 42x95, gravel roof; cost, $12,000; to be erected on Halsey st, northwest corner of Saratoga av, for the Church of the Open Door, 1081 Bushwick av.

GRAND AV.—Ginsberg & Moss, 188 Richmond st, will build on Grand av, e s, 80 s Union av, nine 2-sty dwellings, 20x52, two families each; total cost, $36,000. Chas. Infanger, 2634 Atlantic av, is preparing plans.

EAST 26TH ST.—Ten 2-sty and basement brick dwellings, 20x53.6, two families each; total cost, $80,000, will be erected at once on East 26th st, w s, 90 ft. north of Av D, by The Clark Const. Co., 41 Cortlandt st, N. Y.; E. B. Chestermuth, 55 East 56th st, is architect.

SOUTH 1ST ST.—On South 1st, n w cor Marcy av, a 6-sty store and dwelling, 50.8x69.3, for thirty families, will be erected, to cost $50,000; Ike Cohen, 77 East 113th st. N. Y., is the owner; H. Horenburger, 122 Bowery, architect.

WOODRUFF AV.—F. S. Lowe, 186 Remsen st, has prepared plans for three 4-sty flat buildings for the Clarke Construction Co., 41 Cortlandt st, Manhattan, to be erected on Woodruff av, s s, 144.6 ft. west of Flatbush av, to cost about $110,000.

WALWORTH ST.—T. Englehardt, 905 Broadway, is receiving estimates for a brick smokestack and steam fitting for a brick boiler house, 25x45 ft., on the s s of Walworth st, near Myrtle av, for Jacob Dangler, 722 Myrtle av, to cost about $9,000.

FENIMORE ST.—C. Infanger, 2634 Atlantic av, has completed plans for five 2-sty dwellings, 20x48 ft., at n e cor Fenimore st and Bedford av, for William Reineking, 242 Mole st, to cost $40,000.

GLENMORE AV.—C. Infanger is also preparing plans for a 3-sty flat and store building, 20x56 ft., on the south side of Glenmore av, near Bradford st, for Reiss & Freidman, 331 Sutter av.

HOWARD AV.—Louis Danacher, 377 Rockaway av, is preparing plans for six 4-sty flats, two 25x70 ft. and four 20x86 ft., on the east side of Howard av, for Harris Goldberg, 1766 Sterling pl.; cost about $60,000.

### Queens County.

SEA CLIFF.—The Village Improvement Association is considering the question of constructing sewage disposal system.

FIFTH AV.—E s, 375 and 400 s Pierce av, L. I. City; owner, A. W. Raabk, Corona; architect, Frank Spresser; two 2-sty frame dwellings, 22x47; $8,000.

SIXTH AV.—W s, 325 s Broadway, L. I. City; John Nowinski, 201 8th av, L. I. City; John Ohnemus, architect; one 2-sty frame dwelling, 22x44; $3,000.

GRAHAM AV.—S e cor Academy st, L. I. City; Chas. Gallagher, 144 Wilbur av, L. I. City; architect, Chas. Fauerbach; two 2-sty brick dwellings, 22x46; $9,000.

NINTH AV.—N s, 400 s of Flushing av, L. I. City; owners, J. Clemens and T. Grant, 215 Ninth av, L. I. City; architect, Chas. W. Hewitt; one 2-sty frame dwelling, 22x52; $4,500.

YALE AV.—N w cor Placid st; owners, Clarke Concrete Co., 417 Fresh Pond road, Ridgewood; architect, J. H. Vondervegt; one 3-sty brick tenement, 20x57; $6,000.

FOREST AV.—E s, 175 n Grove st, Metropolitan; owner, Andrew J. Thompson, 75 Forest av, Metropolitan; architect, J. H. Vondervegt; one 2-sty frame dwelling, 22x55; $3,200.

WASHINGTON AV.—S s, 171 e Rapelyea av, Corona; Jos. Gallo, Corona; architect, C. L. Varrone; four 2-sty frame dwellings, 20 x40; $11,000.

L. I. R. R.—N s, between College Point and Whitestone; owners, Malba Land Co. and L. I. R. R. Co., 60 Liberty st, N. Y. City; architect, Wm. A. Swasey; one 1-sty frame railroad station, 22 x44; $7,000.

3D ST.—E s, 200 and 300 n Warburton av; owner and architect, George A. Sheffield, Bayside; two 2-sty frame dwellings, 22 x36; $7,000.

EIGHTEENTH ST.—N s, 170 w Eighth av, Whitestone; owner, Antonio Reitz, Whitestone; architect, George Grotz; one 2-sty brick store and dwelling, 29x60; $7,500.

TWENTIETH ST.—E s, 160 s State st, Broadway-Flushing; Jas. Hutchinson, 26 Broadway, N. Y. City; architect, Wm. E. Young; one 2-sty frame dwelling, 28x100; $8,500.

BARCLAY ST.—S s, 50 w Wilson av, Flushing; owner, Patrick O'Connor, Central av, Flushing; architect, A. E. Richardson; one 2-sty frame dwelling, 22x32; $4,000.

ASH ST.—S s, 75 e of Syringia st; owner, Wallace Appleton Co.; architect, G. S. Appleton; one 1½-sty frame dwelling, 35x37; $5,000.

MANOR AV.—E s, 80, 40, 120, 160, 200, n cor Elm st, Woodhaven; owner R. H. Investment Co., Richmond Hill; architect, Henry Hauguaard; six 2½-sty frame dwellings, 22x30; $20,600.

JOHNSON AV.—N s, 170 s Broadway, Morris Park; owner and architect, Hans Ch. Ries, Broadway and Johnson av; one 2-sty frame dwelling, 19x25; $3,000.

HUMBOLDT BOULEVARD.—S s, 150 e Dean st, Jamaica; owner, Isaac Wolf, 98 Columbia st, N. Y. City; architect, H. Volweiler, two 2-sty frame dwellings, 25x25; $4,000.

LEWIS ST.—S s, 188, 208 and 288 w Drew av, Union Course; owner, Wm. Gompert, 561 Grant av, Brooklyn; architect, Geo. U. Forbell; three 3-sty frame dwellings, 18x30; $7,750.

### Westchester County.

MT. VERNON.—The Masons intend erecting a temple here. Sigmund A. Guttenberg, 37 Prospect av, has been engaged to prepare plans for the building, which is to cost about $20,000.

WHITE PLAINS.—The Rev. Dr. George C. Houghton, rector of the Church of the Transfiguration, Manhattan, has bought a tract of 27 acres near the Knollwood Golf Club in White Plains, Dr. Houghton will erect a residence on the property, together with a stable and other buildings.

### New York State.

SYRACUSE.—Archimedes Russell, architect, 321 The Bastable, is preparing plans to remodel the old court house for the city of Syracuse, to cost nearly $200,000.

DUNKIRK.—The Dunkirk Masonic Association has practically decided to build the foundation for its proposed 4-sty temple this fall.

OGDENSBURGH.—The Board of Education received the report of the committee on selection of a site for the $100,000 academy building to be donated to the city by George Hall in honor of his deceased wife. The committee recommended what is popularly known as the arsenal triangle.

SYRACUSE.—Charles E. Northrup has plans for a 6-family apartment house which he will build this fall at No. 706 South West st. It will be ready for occupancy early next year.

SENECA FALLS.—Leon H. Lempert, an expert in opera-house construction, is forming a new circuit of Keith theatres. It is understood he favorably considered the site at the rear of the King Block, and that plans will be drawn for a playhouse.

DUNKIRK.—The Board of Education has approved plans prepared by H. P. Beebe, of Fredonia, for a school estimated to cost $13,000.

CANANDAIGUA.—J. Foster Warner, of Rochester, is changing the original plans for the remodeling of the court house. It is now proposed to erect a third story and to fireproof the building throughout.

ALBANY.—The New York Central R. R. Co. is planning to erect a roundhouse at West Albany.—Alterations are planned to be made to the union station. They will include a rearrangement of the entrances to trains, etc.

TROY.—Barnes & Payton have the contract for electrical work at the new building of the Rensselaer Polytechnic Institute.

SCHENECTADY.—George Van Schaick will erect a new residence at the cor of Union st and Bedford road, to cost $10,000.—Mat Dworsky will erect three 2-family houses on Wylie st.—C. Hallenbeck will erect a 3-family house on Parkwood Boulevard, at an estimated cost of $5,500.

ALBANY.—Real estate dealers throughout the city are worried over the situation because of a very noticeable lack of moderate-priced dwelling houses, both in Albany and Rensselaer. A large increase in the number of factory hands in both places has caused a great need for houses and flats to rent from $20 to $30 a month. Very little house building has been done this summer because of the high cost of building material and of labor. Architects have in their hands many plans which have been abandoned for this reason, the money being kept for more profitable investment.

COHOES.—Work will be commenced in about two weeks on a large mill by the Fuld & Hatch Co.

JOHNSTOWN.—Bellis & Klein will remodel their building on Cayadutta st.

### New Jersey.

WILDWOOD.—Henry L. Reinhold, Jr., Arch., 1004 Chestnut st, Philadelphia, and D. Melvin Van Horn have nearly finished plans and specifications for the new City Hall building at Wildwood, N. J., and will soon ask for bids.

HOBOKEN.—C. H. Ziegler, 76 Montgomery st, Jersey City, has prepared plans for a 3-sty warehouse, 50x90 ft., at 9th and Jefferson sts, Hoboken, for the New York Old Hat & Waste Co, 254 Hudson st, N. Y. Owners are ready for bids. Estimated cost, about $14,000.

LONG BRANCH.—Real estate agent J. C. Flinn has made a number of sales of late. He has sold W. N. Sutphen's two lots, corner Morford and Grove sts, to Lewis M. Woolley, of Branchport av. Mr. Woolley will break ground in a few days for a new house. Also a Washington st site to Joseph L. Woolley, who will erect a $3,500 cottage to be ready for occupancy by April 1 next.

PATERSON.—Paterson is to have a new apartment house, such a one as can be compared favorably with the most up-to-date. It will cost in the neighborhood of $200,000 to $225,000. The new building will be situated on the southeast corner of Ward and Clark sts, will contain five stories, and 400 rooms. The Paterson Realty Co., is owner, and Chas. E. Sleight, architect.

NEWARK.—J. Fred Cook, 22 Clinton st, architect, has completed plans and is ready for estimates under separate contract for the erection of a large apartment house on the corner of Littleton av and Cabinet st. The specifications call for steam heat, slag roof, galvanized iron cornice, pressed buff brick front, limestone trimmings, ranges, slate tubs, tile baths and vestibule and all modern improvements, including gas and electric lighting. The building will be owned by Charles Rohnback, of Jones st and Springfield av, and cost in the neighborhood of $20,000. The architect will superintend the construction and award the contracts.—A six-sty $100,000 office building, with stores on the ground floor, is to be erected on the southeast corner of Bank and Washington sts. Joseph Okin, a local real estate broker and builder is owner.—Plans have been completed by Frank Grad, of 137 Springfield av, and the owners, Joseph Mann and A. Levy, of 224 Court st, are ready for estimates under separate contracts for the erection of two detached apartment houses at 59, 61 and 63 Boston st. The estimated cost of both buildings is $35,000.

ORANGE.—About $10,000 will be expended by Frank P. Condit, of East Orange, on the erection of a 4-family flat on Boyden st, near Dodd st, according to plans as prepared by A. W. Stokem, of 47 Main st, East Orange. Contracts for the mason and carpenter work have been awarded to Bailey Lloyd and Samuel Cyphers, both of East Orange. Work on the building will begin at once under the supervision of the architect, who also awards all contracts.

ELIZABETH.—Plans have been completed by C. Godfrey Poggi, of 2 Julian pl, Elizabeth, for the erection of a private residence for Frederick L. Heidritter, of the F. L. & A. Heidritter Lumber Co., of Elizabeth. The architect is in charge of the construction and will select all material. The estimated cost is about $15,000.

MAPLEWOOD.—Westervelt & Austin, 7 Wall st, New York, have completed plans for a residence on the cor of Wyoming av and Sagamore road, Maplewood, for Alfred Owens, of 29 North 21st st, East Orange. All modern improvements, including hardwood floors, steam heat, cabinet mantels and gas and electric fixtures, are mentioned in the specifications. Contracts have been awarded to H. Becker & Sons, of South Orange, and A. E. Warren, of East Orange, for the mason and carpenter work, respectively.

ASBURY PARK.—Plans and bids are invited by Oct. 9 for the building of jetties to protect and build up the beach at Asbury Park. Address Public Grounds Commission.

NEW BRUNSWICK.—The trustees of Rutgers College are considering plans for an engineering building, which it is proposed erecting at a cost of about $50,000.

METUCHEN.—Bids will be received Oct. 17 by the Board of Education (R. Bruce, Clerk) for erecting an 11-room brick school. Walker & Morris, 36 E. 23d st, Manhattan, are the architects.

PATERSON.—The Prospect Park Board of Education is considering the erection of a school, to cost about $25,000.

EAST ORANGE.—The Library Board of Directors has decided to reject all bids received in June for erecting the 2 branch libraries, as they were too high. The plans are to be altered, so as to reduce the cost.

JERSEY CITY.—John P. Ladrine will erect at 719 and 721 Bergen av a 3-sty business building, 45x100, from plans of John T. Rowland, Jr.

NEWARK.—Plans are being drawn by Hyman Rosensohn for a row of six attached 4-sty brk store and apartment buildings to go up on the northwest cor of Belmont and Avon avs for Ginshry & Elin, who are building a row of similar structures on the northeast cor of the same thoroughfare. Estimated cost, $125,000.

NEWARK.—A large brk and frame residence is to be erected at 541 Clifton av for W. Alexander Williamson at an expenditure of $12,000. It will be 2½- stores in height, to measure 36x34 ft. The exterior will be veneered with Harvard brick and trimmings of Vermont marble, while the roofing will be of blue slate.

NEWARK.—A general contract has been awarded to Winterbottom & Van Houten, of 143 New Jersey Railroad av, for the erection of a proposed church edifice for the congregation of the Grace Methodist Episcopal Church, of which the Rev. Herbert C. Lytle is the pastor. The structure will be located on the cor of New York av and Ann st, and be of brk construction, 1 sty, and measure 48 ft. in width and 60 ft. in depth. The plans were prepared by Floyd Y. Parsons, of 1133 Broadway, New York, who will superintend the construction. Estimated cost, $16,000.

MONTCLAIR.—Plans are in progress in the office of Van Vleck & Goldsmith, 111 5th av, New York, for a private residence for William T. Evans, of Montclair. The building will be erected in Montclair, and, according to the plans, will be of frame, with a stucco exterior, 2½ stories in height, and measure 40x40 ft. A wing measuring 20x27 ft. will also be built. The building will contain 12 rooms and 2 baths, and be equipped with all modern improvements. The specifications have not been written, but they will include a terra cotta tile roof, steam heat, beam ceiling, plate glass, tiled bath rooms, French range, hardwood floors and trim, special mantels and gas and electric lighting. The architects will be ready for estimates under separate contracts about the first of next month and will award all contracts. The estimated cost of the building is $20,000.

WEST ORANGE.—John F. Capen, of 45 Clinton st, has completed plans for the erection of a 4-family flat for Frederick J. Roth, of Governor's Island, New York Harbor, which will be built at 9-11 Kling st, West Orange. The building will be of brk construction, 2 stories, measuring 29x65 ft. Estimated cost, $7,000.

ELIZABETH.—James W. Warren, of 261 West Grand st, Elizabeth, as general contractor, is open for bids on all the materials required for the erection of a private stable from plans prepared by Jasas E. Baker, of 156 5th av, New York. The structure will be located in the rear of the residence of the owner, Frederick K. Gaston, cor of Amidine road and North Broad st, Elizabeth, and be of frame construction, 2 stories in height, measuring 25x47 ft. in ground dimensions. Estimated cost, $5,000.

JERSEY CITY.—The Babcock & Wilcox Boiler Works Co., at 1st st and Hobart av, have purchased a large plot of ground between Hobart and Lexington avs and 2d and 3d sts. It is said that a large office building will be erected by the company on the plot.

CAMDEN.—Secretary Lute, of the Central Y. M. C. A., announces that the building committee of the association has selected its site for the new building.

JERSEY CITY.—The Board of Education will enlarge No. 15 School by adding two wings, one on Dwight st and another on Stegman st, providing 12 additional classrooms, with 600 additional seats.

### Connecticut.

DANBURY.—The contract for constructing the bridge over Still River at White st has been awarded to S. W. Boyles Co., of New York, for $8,355.

NEW BRITAIN.—The Union Mfg. Co., New Britain, Conn., manufacturer of chucks, planes, etc., will immediately erect a new factory building.

HARTFORD.—Plans for a 32-room addition to Arsenal school will be ready for figures in about two weeks. W. D. Johnson, 26 State st, is architect.

NEW BRITAIN.—The New Britain Trust Co. is ready for figures on its new banking quarters, which are to occupy three stories in the Booth Block. Edwin Tobey, of Boston, is the architect.

### Massachusetts.

WALTHAM.—John H. Bickford, Engr., Salem, Mass., has prepared plans for the Boston, Waltham & Western Elec. R. R. Co., which proposes to build a line from Waltham to Marlboro, with a branch to Maynard.

BOSTON.—W. E. Clark has made plans for three 3-family dwellings for L. Burrows, 354 Park st.—W. H. Hunt & Co. have prepared plans for Peter B. Siegal for a brk 3-family house.—Jacob Luippold has drawn plans for John E. Dewitt for a dwelling on James st and another on Wiggin st.—S. Rantin & Son are making plans for remodeling the residence of G. G. Benson, Columbia road and Devon st, Dorchester.

FITCHBURG.—The construction of a bridge at Water, Summer and 4th sts is contemplated at a cost of $100,000.

LENOX.—Wm. D. Sloane, of New York, has set aside 250 acres of his estate here and will erect a residence for his daughter, to cost $200,000.

### Miscellaneous.

WASHINGTON, D. C.—Horace Trumbauer, Land Title Bldg., Philadelphia, will prepare plans for a 4-sty residence at 19th and Q sts, Washington, for Frank Mitchell. The cost is placed at $50,000.

MILWAUKEE, WIS.—A committee, of which Pres. W. M. Post is a member, has been appointed to arrange for plans for the Y. M. C. A. Bldg. which is to be erected on the site south of the present building. The cost is to be about $250,000.

NASHVILLE, TENN.—H. H. Ewing and J. B. Fletcher, Nashville, have prepared plans for the stone and brick warehouse to be erected on Harrison st, for the Wholesale Merchants Warehouse Co., at a cost of $100,000. Jos. Lightman is having plans prepared for three warehouses which he intends erecting at a total cost of $80,000.

CHICAGO, ILL.—The erection of a 14-sty hotel at La Salle and Madison sts is contemplated, to cost about $300,000. Jas. W. Stevens is interested. It is stated that the Saml. Cupples Woodenware Co. and the Saml. Cupples Envelope Co. will erect a 6-sty 100x125-ft. building at Illinois and St. Clair sts. S. N. Crowen, archt., 85 Dearborn st. An 8-sty fireproof building, 125x140 ft., is to be erected on Michigan Boule. and 13th st., to take the place of the present New Southern Hotel. The cost is $200,000.

WILMINGTON, DEL.—Harry Bothmann has under consideration the erection of a 6-sty hotel in Wilmington, to cost about $250,000.—A company in which Dudley McAdow, of Stair & Haviland, of New York, is interested, have secured a site on which it is proposed erecting a theatre to cost about $150,000.

SAN FRANCISCO.—John S. Parry, fire commissioner of San Francisco, has been in that city for the past few days, inspecting the high pressure water system which is now being installed.

MINNEAPOLIS, MINN.—Plans have been prepared for an 8-sty addition to the 12-sty Metropolitan Life Building at 2d av South and 3d st. The cost of the addition will be nearly $300,000.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Sept. 27-Oct 3, inc. | | 1906. Sept. 28-Oct. 4, inc. |
|---|---|---|---|
| Total No. for Manhattan | 185 | Total No. for Manhattan | 254 |
| No. with consideration | 11 | No. with consideration | 16 |
| Amount involved | $341,550 | Amount involved | $425,350 |
| Number nominal | 174 | Number nominal | 238 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 9,977 | 17,251 |
| No. with consideration, Manhattan, Jan. 1 to date | 674 | 1,046 |
| Total Amt. Manhattan, Jan. 1 to date | $38,040,032 | $56,941,987 |

| | 1907. Sept. 27-Oct. 3, inc. | | 1906. Sept. 28-Oct. 4, inc. |
|---|---|---|---|
| Total No. for the Bronx | 149 | Total No. for The Bronx | 205 |
| No. with consideration | 9 | No. with consideration | 10 |
| Amount involved | $75,980 | Amount involved | $179,650 |
| Number nominal | 140 | Number nominal | 195 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 7,211 | 9,791 |
| Total Amt., The Bronx, Jan. 1 to date | $6,165,838 | $6,779,661 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **17,188** | **27,042** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$44,205,870** | **$63,721,598** |
| **Total No. for Manhattan, for Sept.** | **562** | **885** |
| **Total Amt. for Manhattan for Sept.** | **$2,558,821** | **$5,223,303** |
| **Total No. Nominal** | **525** | **823** |
| **Total No. for The Bronx, for Sept.** | **523** | **692** |
| **Total Amt. for The Bronx, for Sept.** | **$215,505** | **$352,907** |
| **Total No. Nominal** | **479** | **644** |

**Assessed Value, Manhattan.**

| | 1907. Sept. 27-Oct. 3, inc. | 1906. Sept. 28-Oct. 4, inc. |
|---|---|---|
| Total No., with Consideration | 11 | 16 |
| Amount Involved | $341,550 | $425,350 |
| Assessed Value | $249,500 | $346,000 |
| Total No., Nominal | 174 | 238 |
| Assessed Value | $5,835,500 | $7,147,500 |
| Total No. with Consid., from Jan. 1st to date | 674 | 1,046 |
| Amount involved " " | $38,040,032 | $56,941,937 |
| Assessed value " " | $25,251,100 | $39,658,775 |
| Total No. Nominal " " | 9,302 | 16,205 |
| Assessed Value " " | $286,082,400 | $534,963,010 |

MORTGAGES.

| | 1907. Sept. 27-Oct 3, inc. | | 1906. Sept. 28-Oct. 4, inc. | |
|---|---|---|---|---|
| | Manhattan. | Bronx. | Manhattan. | Bronx. |
| Total number | 202 | 129 | 312 | 183 |
| Amount involved | $3,365,658 | $512,923 | $5,805,556 | $1,012,875 |
| No. at 6% | 101 | 61 | 126 | 70 |
| Amount involved | $785,308 | $195,731 | $1,999,464 | $352,900 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 8 | 26 | 8 | 27 |
| Amount involved | $467,000 | $122,990 | $124,500 | $70,315 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 55 | 29 | 101 | 67 |
| Amount involved | $1,423,850 | $139,830 | $2,236,442 | $459,130 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 4 | ..... | 21 | 1 |
| Amount involved | $120,000 | ..... | $408,000 | $17,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 3 | ..... |
| Amount involved | ..... | ..... | $135,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 34 | 13 | 53 | 18 |
| Amount involved | $569,500 | $54,372 | $902,150 | $113,530 |
| No. above to Bank, Trust and Insurance Companies | 32 | 6 | 46 | 13 |
| Amount involved | $1,075,250 | $33,000 | $1,624,500 | $193,600 |

| | 1907 | 1906 |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,757 | 14,333 |
| Total Amt., Manhattan, Jan. 1 to date | $264,922,810 | $289,523,300 |
| Total No., The Bronx, Jan. 1 to date | 6,552 | 7,171 |
| Total Amt., The Bronx, Jan. 1 to date | $61,957,401 | $52,885,052 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **17,309** | **21,504** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$326,880,211** | **$342,408,352** |
| **Total No. for Manhattan for Sept.** | **585** | **976** |
| **Total Amt. for Manhattan for Sept.** | **$12,933,592** | **$27,716,801** |
| **Total No. for The Bronx, for Sept.** | **473** | **587** |
| **Total Amt. for The Bronx, for Sept.** | **$2,554,332** | **$3,484,488** |

PROJECTED BUILDINGS.

| | 1907. Sept. 28-Oct. 4, inc. | 1906. Sept. 29-Oct. 5, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 12 | 24 |
| The Bronx | 36 | 39 |
| Grand total | 48 | 63 |
| Total Amt. New Buildings: | | |
| Manhattan | $2,595,400 | $1,087,150 |
| The Bronx | 574,400 | 325,100 |
| Grand Total | $3,169,800 | $1,412,250 |
| Total Amt. Alterations: | | |
| Manhattan | $159,525 | $138,100 |
| The Bronx | 20,850 | 14,400 |
| Grand total | $180,375 | $152,500 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 832 | 1,461 |
| The Bronx, Jan 1 to date | 1,525 | 1,690 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,357** | **3,151** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $66,373,210 | $101,166,840 |
| The Bronx, Jan. 1 to date | 16,732,669 | 23,046,395 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$83,105,879** | **$124,213,235** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$13,930,419** | **$17,541,540** |
| **Total No. New Bldgs., Manhattan, for Sept.** | **52** | **85** |
| **Total Amt. New Bldgs., Manhattan, for Sept.** | **$3,852,550** | **$10,026,160** |
| **Total No. New Bldgs., The Bronx, for Sept.** | **122** | **155** |
| **Total Amt. New Bldgs., The Bronx, for Sept.** | **$1,232,719** | **$1,664,650** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Sept. 26-Oct. 2 inc. | 1906. Sept. 27-Oct. 3, inc. |
|---|---|---|
| Total number | 616 | 825 |
| No. with consideration | 22 | 61 |
| Amount involved | $487,500 | $887,750 |
| Number nominal | 594 | 764 |
| **Total number of Conveyances, Jan. 1 to date** | **26,219** | **29,184** |
| **Total amount of Conveyances, Jan. 1 to date** | **$16,821,699** | **$22,816,906** |
| **Total No. of Conveyances for Sept.** | **2,265** | **3,052** |
| **Total Amt. of Conveyances for Sept.** | **$1,748,960** | **$1,232,751** |
| **Total No. of Nominal Conveyances for Sept.** | **2,126** | **2,893** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 628 | 920 |
| Amount involved | $2,050,458 | $3,092,222 |
| No. at 6% | 365 | 448 |
| Amount involved | $951,948 | $1,033,611 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 189 | 192 |
| Amount involved | $783,500 | $761,903 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 61 | 245 |
| Amount involved | $252,850 | $1,168,725 |
| No. at 4½% | 2 | 5 |
| Amount involved | $46,000 | $25,900 |
| No. at 4% | 1 | 1 |
| Amount involved | $2,000 | $700 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 5 | 29 |
| Amount involved | $14,160 | $101,383 |
| **Total number of Mortgages, Jan. 1 to date** | **27,047** | **29,822** |
| **Total amount of Mortgages, Jan. 1 to date** | **$117,315,531** | **$122,220,248** |
| **Total No. of Mortgages for Sept.** | **2,244** | **2,961** |
| **Total Amt. of Mortgages for Sept.** | **$8,405,471** | **$11,190,883** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 131 | 170 |
| Estimated cost | $889,095 | $1,174,935 |
| Total Amount of Alterations | $75,078 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,173** | **6,519** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$54,642,908** | **$49,462,822** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,348,497** | **$4,169,438** |
| **Total No. of New Bldgs. for Sept.** | **540** | **721** |
| **Total Amt. of New Bldgs. for Sept.** | **$4,067,365** | **$5,583,325** |

## Review of the Week.

LEASING was the feature of the week just past. Several big leases were closed both in the business and residential sections of the city. On upper 5th av a dwelling was rented for one year for $35,000. The Liberty Building in West st was leased for a term of 42 years for about $500,000, while in West 14th st an uncompleted building brought a gross rental of $300,000. Added to these are a number of smaller leases for dwelling purposes for short terms—one to five years.

The sales market has been dull and uninteresting. Private dwellings, of the middle class, have changed hands, but nothing of importance to show the trend of prices has taken place.

There is a war being waged in the realty field, without either side realizing that such a condition exists. On one side, the holder of property, who takes the position that possession is nine-tenths of the conflict, and that if anybody wants his property worse than he does, he has the privilege of taking it away from him, but only on his terms. The other side represents the investor, who is playing a waiting game, in the hope of tiring the present possessor out. He feels that by waiting long enough the owner will capitulate. The odd man in this conflict

is the mortgagee, who is quietly waiting to see which way the cat jumps, and ready at all times to step in and protect his interests.

Similar battles are of daily occurrence in Wall Street, but as applied to the real estate market they only happen when a turn in the tide is near. The holder of property in this city has had nearly all the advantage for a hundred years and more. Prices have steadily advanced, with the exception of a few short periods when a temporary reaction set in, but in nearly every case the lowering of prices was entirely due to some outside influence, and they speedily recovered the ground lost.

While the volume of business transacted last week was small, still brokers feel a little encouraged on account of the number of answers received from their advertisements. It shows a disposition on the part of prospective purchasers at least to make inquiries about realty, which is the first step toward an active market. The money market is still the predominating feature, and there is really no change in its condition, though there is a more cheerful feeling and it is thought by men who make this feature of the realty market a study that before very long there will be a change for the better.

Lenders of money for building purposes are more careful than ever, who they lend to, and the amount granted is well within bounds. A bonus of one sort or another is the rule at present. This is done to discourage more building, for in their opinion there has been an overproduction, and the class of buildings that have been erected during the last nine months is not to their liking. In the Bronx, for instance, where builders were in the habit of constructing 5-story apartment houses, the height has been reduced to four and in a large number of cases to three stories. This class of building does not help the neighborhood permanently, the result being, that adjoining property owners are having considerable difficulty in placing loans, while under ordinary conditions it would be a comparatively simple matter.

The total number of sales reported for the week is 48, of which 11 were below 59th st, 25 above, and 12 in the Bronx.

## THE AUCTION MARKET

The increased attendance at the auction offerings during the week was doubtless due to a prevailing opinion that some of the parcels would likely be struck off at sacrifice figures. Those who were attracted to the salesroom with any such idea were doomed to disappointment, for nearly all the parcels that were sold brought fair market prices. This is particularly encouraging just now, as it will aid to a better feeling with respect to the maintenance of the present level of values.

On Monday Joseph P. Day sold in foreclosure 239 East 106th st, a 4-sty brick tenement 25x100.11 feet, for $16,600, to Alwin Ahnert. He also sold a plot 71x114 and irregular on the north side of 222d st, near 4th av, to F. Pisecki for $3,400. On Wednesday Mr. Day struck off to George Schuster on a bid of $24,000 the 5-sty brick tenement at 101 East 100th st, 26x75, which is considered a fair price. He also sold 2170 to 2184 Lexington av, 199.10x80, four 6-sty brick tenements with stores. The plaintiff, A. M. Hirsch, secured the parcel on a bid of $263,900.

In point of numbers the attendance on Thursday resembled an old-time gathering and the bidding was spirited. At the stand of Joseph P. Day the well known Hotel Severance, at the southeast cor of Broadway and 94th st, was struck off to the plaintiff, M. D. Fink, on a bid of $270,952. Among other parcels a plot of 6 lots on the east side of Boscobel av, extending through to Cromwell av, 270 ft. north of 169th st, brought the round sum of $5,300, the purchaser being E. Osborne Smith. A parcel at 109 Lewis st, 20x100, a 5-sty tenement, was struck off to Mary Weiser for $18,050, and a 4-sty brownstone dwelling, 18x45x irregular, at 158 West 35th st, found a purchaser in A. B. Tobin at $37,000. At the stand of Samuel Goldsticker Daniel Hamburger paid $34,500 for a vacant plot, 150x73, on the south side of 176th st, 100 feet west of Audubon av.

### Cheap Rents in the Bronx.

NOTWITHSTANDING that many East Side families are moving to the Bronx this fall, many apartments are still vacant in that borough. While the reason for so many vacancies is undoubtedly due to the overproduction of middle class flats during 1905 and 1906, it cannot be denied that it is operating to the avantage of tenants, who are at present able to secure apartments at greatly reduced rates as compared with last year. This does not apply to the higher grade of apartment buildings, especially those provided with passenger elevators. Apartments of this type are a pronounced success in the Bronx. One of the first elevator apartments to be erected in that zone—the Manhanset—is situated at the intersection of Prospect, Longwood and Westchester avs. Practically all of the apartments in that structure were rented by Sept. 1. This is an evidence, contrary to a general opinion, that there are many people in these parts able and willing to pay substantial rents for high-grade apartments, and in spite of the fact that concessions are now being made to secure tenants for the cheaper flats.

## New York's Moving Week.

OCTOBER FIRST is designated as a semi-annual moving day in Greater New York, but as a matter of fact the moving period starts some days before and does not close until well on toward the fifteenth of the month, and even after that date one will be able to see the van men moving the delinquents.

What is the reason for this shifting around in homes? Why are people not satisfied to stay for any length of time in one place? The explanation as given by several brokers is that families are forced out by conditions that arise from time to time. Business is continually on the northward march, and where ten years ago one could rent a dwelling for a moderate sum, now the house is either torn down and an apartment or a business building stands in its place, or the rent has reached such figures that it is beyond the means of the former occupant.

Another reason for moving of the tenant family is the additional cost of living. For several years the cost of the necessaries of life have gradually increased; meat, bread, eggs, flour and almost everything that you can think of—are more expensive than in former years, and the time has come for many householders to retrench. Naturally the rent that is paid for the home is the first item to be reduced, or if not reduced, at least no more expense in the form of rent must be added, so when the landlord raises the rents of his apartment house a good percentage of his tenants move, either to better themselves financially by having cheaper rent, or at least get an apartment somewhere for the former price. In many instances the tenant must content himself with a smaller flat or one whose rooms are smaller.

Undoubtedly there are more vacancies on the West Side, say from 68th to 116th st, than for several years past. These are mostly confined to apartments renting at over $1,200 a year, while at this time last year there were comparatively few vacancies. The additional building that has been going on during the past twelve months gives the tenant many places to choose from, and he is not willing to take anything or everything offered, as in former years. There are tenants who are staying out of town later than usual, for they think that by waiting they may be able to get some reduction in rent. Should one of this class desire an expensive apartment he certainly can find one to suit him, but on the other hand, if his means compel him to rent an apartment of moderate cost, he will have hard work to be satisfied, as they are pretty well taken up.

Many families are moving out of apartment hotels into housekeeping apartments, as they are tired of living in two or three rooms, and besides, they usually have some furniture in the storehouse and are tired paying storage rates. But there seems to be plenty of families to take their places, who are willing to give up the care and strain of keeping house if only for a short period.

When the apartment hotel was first built, about five years ago, the proprietors were stiff on their prices, and demanded yearly leases only. Times have changed. Those who live in that class of a house generally stay only for a comparatively short space of time—a few months. It is cheaper than a large hotel, and more comfortable in many respects. They are not so handsomely furnished, neither is the service so good, but the rooms are larger, and while it is possible to get three rooms and bath in an apartment hotel for from $66 to $110 a month, they would be more expensive in a hotel for transients.

There is very little moving in the down-town section at this time of year. The lawyers seem to think that the first of May is the proper time, anyway that is the time that their leases usually expire, while the merchants' leases are dated from the first of February.

On the West Side, the number of vans that one sees in the streets is certainly astonishing, and the wonder is, where they all come from. There is hardly a block where one or more of them are not backed up to some house either loading or unloading the furniture of some mover, and the storage warehouses are packed to their capacity. The prices demanded by van men range from $12 to $35 a load, according to the distance hauled and the day on which the hauling is done. Of course, in a few days the price will go down, but the excessive demand will have diminished accordingly.

In the middle section of Harlem, north of Central Park, while considerable moving is going on, real estate agents declare that there is no perceptible increase in this direction when compared with the corresponding period in 1906. Of the several grades it is said that the elevator apartments are best tenanted, the lessees in the majority of instances having renewed their contracts rather than submit to the expense and inconvenience consequent upon a change of abode. Several of the newly completed elevator apartments, such as "Temple Hall," at Lenox av and 121st st, are fully occupied and a few have waiting lists.

In canvassing the subject Mr. A. V. Amy, of A. V. Amy & Co., 7th av and 115th st, remarked that he found the situation much the same in his locality. He also affirmed that the middle class of flats are well rented, but that there had been no increase in rentals over last season.

Mr. J. A. Goodwin, of Goodwin & Goodwin, 8th av and 121st

st, said that while many moving vans are rolling through the streets of Harlem just now, large numbers are coming from the suburban districts. In this connection it may be said that some of the van companies report more families moving in from the country this fall than last year. Many of the recent arrivals have rented apartments in the new law houses, although a few are storing their furniture for the winter.

In West 133d st, a new law building which was only partly occupied last month is now almost fully tenanted by families who have been spending the summer months in the suburbs. Apartments in the building in question containing four and five rooms rent on an average for about $5.50 per room. Seven and eight-room non-elevator apartments are at a premium in Harlem and bring from about $45 to $60 per month. The cheaper grade of flats bring about $18, a large number of which are vacant at the present time.

Real estate agents on the East Side say that there is a tendency on the part of flat dwellers in that quarter to move over in the Bronx owing to the large concessions offered. It can also be said that there are many removals from the lower East Side to points in Williamsburg and Brownsville, although the exodus does not exceed that of last fall.

## Single Representation.

We remember Leonard J. Carpenter twenty-five years ago taking strong ground against the system of multiple representation in selling real estate. He used to say that "the owner's relationship to his representative is of a delicate nature and he is in duty bound not to treat it lightly." A letter which Mr. Carpenter wrote to the Record & Guide in 1885 contained these sentiments:

A representative following carefully his instructions has a right to expect his acts in strict conformity therewith to be ratified and his services compensated, but how often differences arise just here, and why? Can the owner keep in mind all the instructions he has given to a multitude of representatives, who also apply from time to time for further directions to meet their particular negotiations, and these applications often in moments of pressing business. No memory is equal to it, and the result is serious misunderstanding, as can be only too fully verified by reference to the court records.

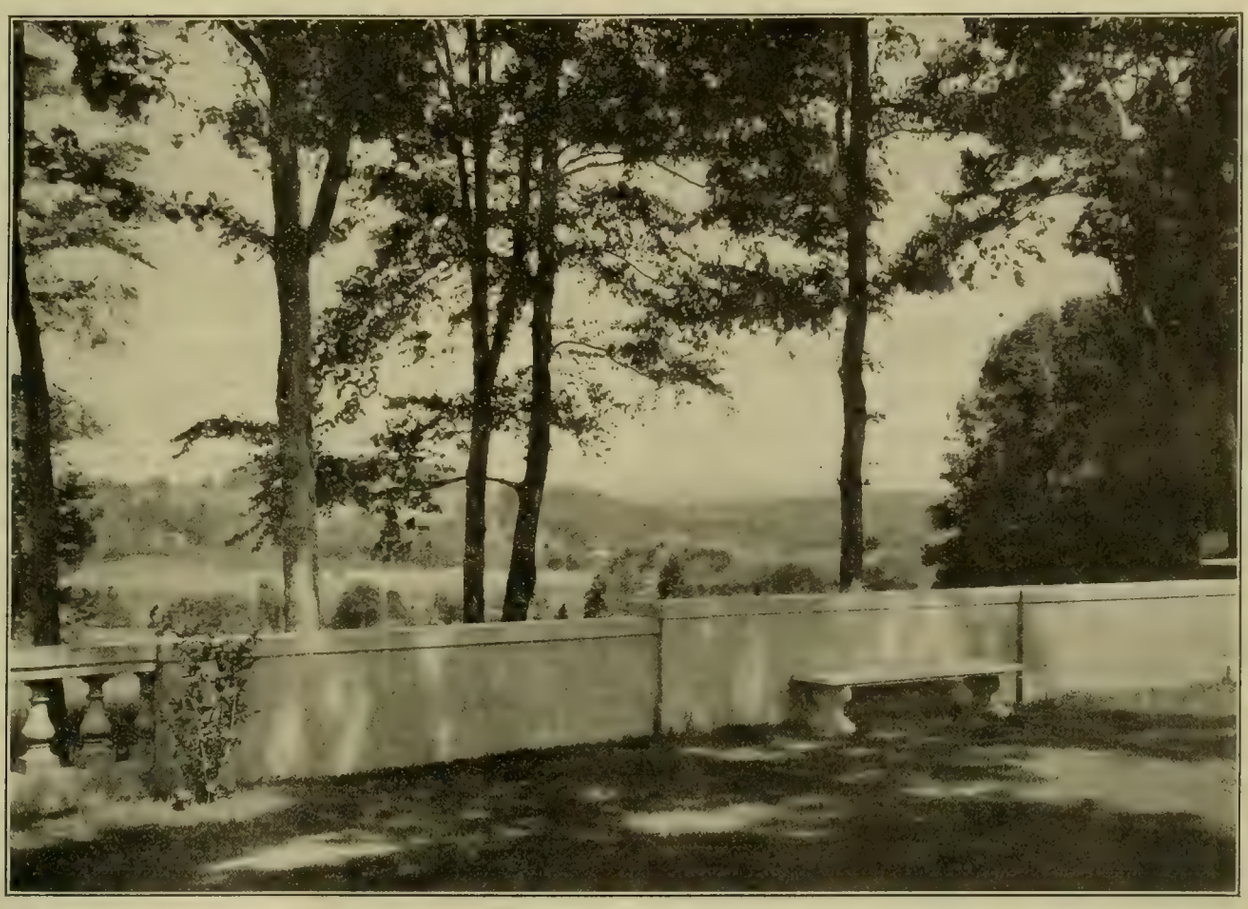
How frequently will two representatives conducting negotiations unconsciously conflict and both fail, and now and then a party thinking himself unusually shrewd will negotiate in turn with two or more representatives to see if with any he can make better terms. Finally he buys. All the representatives, unconscious of the labors of others, make a claim for the commission, as all have aided in the matter and have acted in good faith. It is then that the owner realizes that there is ever multiplying obligations in the disposal of real estate. I am sorry to say some thoughtless owners immediately denounce the brokers, instead of the system of multiple representation in which they have seen fit to indulge.

Ineffectual as the plea for single representation has been in New York, in other cities where offerings of real estate have been attended with quite as much dignity as here—in the older towns—single representation is still the rule, and the exception is liable to bring embarrassment. The huge size of New York is one excuse for our unceremonious manners, and, really, those who are to blame for what is unpleasant in latter-day driving methods are those who have reason to complain the most—the agents and brokers. When it becomes the practice with some to send a boy out with a wagon-load of signs to nail up wherever he finds another agent's, the limits of genuine "enterprise" have been reached. There is such a thing as pursuing business too earnestly, too frantically, so that it flies from you.

The ideal real estate office is one into which business naturally flows from long habit and confidence, and does not have to be too anxiously sought for in the highways and byways. The fathers had this idea, and seemed to know better than we how to make their brains save their legs. A business into which nothing comes naturally and where every day's work is a dead lift, which sinks the minute the props are taken from under, having no sustaining power of its own, is a hard one to carry on.

## Work of the Torrens Commission.

At an executive session of the New York State Commission to investigate the Torrens system of registering land titles, held at its permanent headquarters, Room 54, 55 Liberty st, in this city, yesterday, it was decided to hold a public hearing "on facts and arguments for and against registration of titles to real property and State guaranty of the same," on Friday, Oct. 11, 1907, at 1:30 o'clock P. M., in the chamber of the Board of Aldermen, at the City Hall, Manhattan.



Mt. Kisco, N. Y. GARDEN OF MR. MARSHALL SLADE—THE WEST VIEW. Chas. A. Platt, Architect.

The Commission cordially invites all persons interested in the question of title registration and State guaranty thereof to be present at this meeting and to present whatever facts and arguments they may have for or against. In order to systematize the work of the Commission, all persons desirious of being heard are requested to send written notice to the secretary, R. Winthrop Weston, at 55 Liberty st, Manhattan, in advance of the hearing.

The Commission also requests each person intending to appear before it to be prepared to submit a written brief or statement, setting forth the points and facts which it is desired to present.

The Commission has been divided into two committees, one headed by Prof. A. G. Reeves, of the New York Law School, chairman, is considering the system as adopted in foreign countries as well as in the various States and in Canada. The other committee, headed by G. W. Thompson, Deputy Registrar of Kings County, is looking into the present methods as adopted in New York State, with a view to finding out the cost not only to the community, but to the individual members thereof.

The Commission seems to be composed of workers, as is shown by the full attendance at the various meetings and the time spent in considering the subjects brought to their attention.

They seem to be particularly anxious at this time to receive suggestions and ideas as to the feasibility of adopting a new method, and would appreciate suggestions addressed to the secretary, Mr. R. Winthrop Weston, 55 Liberty st.

## Marketing Real Estate.

"HOW can I best get a market for my holdings? I want to sell, but do not know just the best way to get satisfactory results." This is a question often asked by small owners of real estate.

Practically there are two ways only to have your property brought properly to the notice of the buying public; advertise it or place it with one or more good, live real estate brokers.

The latter is certainly the most popular way, but if the owner wants to advertise it also, let the broker do it, for that is part of his business. He is experienced and knows how to do it in the most effective manner. The question arises, should a house be put in the hands of numerous brokers or should one firm have, exclusively, the handling of the sale? Many real estate men think the latter way is the best, because if the broker understands that he has exclusively the right to sell, he will use his best endeavors to do so. He will have the property constantly in mind and not allow it to be forgotten among hundreds of others that he has somewhere on his books.

The owner should secure some good reliable broker who makes a specialty of the kind of property that is for sale, and give him to understand that he is in sole control of the negotiations and map out a campaign, as to advertising, etc. The owner by doing this will save himself a great deal of trouble, for communications from other brokers can be turned over to the man in charge of the property, which saves the principal much annoyance.

An arrangement might be made with the broker to protect others who may help effect the sale, but this depends on the particular case, and no general rule can be laid down as satisfactory and infallible. One of the great troubles that a broker encounters in a sale is that he cannot depend on the price given him by the owner. The latter will ask a certain amount and every one concerned knows that the figures and terms are tentative, and just what will buy it is an entirely unknown quantity.

It is to be regretted that the real estate business is not conducted on the "one price" basis. One would not think of going into a big department store and after being told the cost of a certain piece of silk, make a smaller offer than the amount asked. Of course, the condition exists that there is a bid and asked price in the realty market, but it would certainly be interesting to have the "one price" idea tried at least. After all, if the broker were made to understand that the owner will not accept less than a certain amount, and then the owner stood by his word, it would hasten the consummation of a sale and be more satisfactory to all parties concerned.

It can be understood readily that a broker wishes to get all he can for a certain piece of property, as the larger the sum, the larger his commission. But he is anxious to consummate the deal and has a fear that the owner may "go behind his back" and either deal direct or through another broker, the result being that he does his best to get buyer and seller to agree on terms and get his commission, whatever it may net him.

The Record and Guide in its issue of Sept. 7, published a form of contract between broker and seller, which is used by several well known houses and has worked out satisfactorily. Usually the property owner figures that "if I give my property to different brokers, I shall have far better chance of selling it, as I shall have many men working for me and one of them may make the sale where another may fail."

A prominent real estate man said in reference to this:

"If a purchaser goes to a real estate office and a house is offered to him he will immediately go to other brokers' offices in the neighborhood and see if the house is for sale by them. If this same property is offered to him several times, he asks himself, 'What is the matter with this house? Is there anything radically wrong with it, or is the owner very hard up for ready money? If I hold off, won't I get it cheaper?' The net result is, the house is cheapened in his estimation by its having been peddled around.

This real estate man believes the way to do is to let one broker have charge of it, and advertise it judiciously in papers that are read by the real estate public. Remember, brokers read real estate advertisements, and if they think that a piece of property offered will interest one of their customers, the owner may be sure that either he or the broker will be communicated with immediately. If it is inserted in the advertisement that this particular broker has sole charge of the sale, the seller will be saved some correspondence.

Professional operators and speculators usually send their holdings to all brokers, but then conditions are somewhat different. Practically all their ownings are for sale under several conditions, viz., cash sale, trade, sale with a generous mortgage or sale with a building loan. Usually there is also the long term leasing feature attached to the speculators' holdings which the average owner cannot afford. He must have cash, with the result that the class of purchasers for his property is limited. Real estate in all its branches is the sole business of the operator, while the small holder has other matters to occupy his mind and cannot devote the time and care to his realty that it requires.

The most satisfactory results will be had, if the seller lets a good reliable broker manage the sale for him, and owner and broker will get the best results if the latter has exclusively the sale of the property.

# PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

BOWERY.—Robert R. Perkins, executor of the estate of Hosea B. Perkins, sold to Levin Brothers 121 Bowery, a 3-sty building, 25x102, near Grand st. The Oriental Bank is diagonally opposite.

JOHN ST.—Charles F. Noyes Co. announce that the Underwriters Building Co. (Messrs. J. G. Hilliard and John A. Eckert) purchased from E. M. Barnes estate, the 5-sty and basement building 51 John st, northeast cor of Dutch st. This is a store and loft building, leased at about $6,000 per annum to separate tenants. The Underwriters Building Co. is lessee of a plot of about 7,200 square feet at this point, which will be improved on May 1, 1910, by a modern building, to be devoted entirely to fire insurance interests.

1ST ST.—Maybelle Realty Company sold 13 East 1st st, a 5-sty tenement, with stores, 20x70. G. N. Bruno and F. De Pasquale were the brokers. The parcel is situated between the Bowery and 2d av, and is diagonally opposite Extra pl.

17TH ST.—Isidor Marcus sold to Simon Epstein 108 West 17th st, a 5-sty tenement, 25x92, taking in part payment 606 West 46th st, a 5-sty tenement, 25x100.5.

20TH ST.—Sol. Cohen sold for James McVicker the property 204 West 20th st, adjoining the southwest cor of 7th av, 20x92.

#### To Build on 21st Street.

21ST ST.—David Spiro bought from Herbert C. Pell 25 and 27 West 21st st, two 3-sty dwellings, 26x98.9. Mr. Spiro recently acquired the adjoining property, 19 to 23 West 21st st, and will erect a 12-sty building on the entire plot, 105x98.9.

30TH ST.—M. L. & C. Ernst bought from Margaret Sharte 326 West 30th st, a 3-sty brownstone dwelling, 20x99. L. Minzie and Herman W. Shutte were the brokers.

48TH ST.—S. B. Goodale & Son sold for Simon Myers to a purchaser for investment 234 West 48th st, a 4-sty dwelling, 17x100.

50TH ST.—G. Carlucci & Co. sold for Lauria, Genovese & Grassi the new 6-sty apartment house, 234-36 E. 50th st, 41.8x100.5 to B. Casagrande and others for about $80,000.

#### Passing of an Old Landmark.

BOWERY.—Golde & Cohen bought from Emma G. Townshend the two 5-sty buildings at 108-108½ Bowery, near Grand st, 37.6x111 ft. This is one of the landmarks of old Manhattan, one of the first theatres having been in these buildings 75 years ago. The brokers were Wm. Kennelly & Son. It was reported at a late hour that the purchasers resold the parcel to an investor.

PARK AV.—Herbert A. Sherman sold for the J. C. Lyons Building & Operating Company the 5-sty American basement dwelling 89 Park av, between 39th and 40th sts, 20x80.

### NORTH OF 59TH STREET.

60TH ST.—Leon S. Altmayer sold for Albert F. Mando to Minnie T. Brown the 4-sty dwelling 229 East 60th st, between 2d and 3d avs, 20x100.5. The property is opposite the proposed approach to the Blackwell's Island Bridge. Mr. Altmayer recently negotiated the sale of 239 East 60th st.

64TH ST.—Richard Collins sold for Helen M. Warner, Ethel S. Hazen and Mabel H. Smith, the 3-sty brownstone dwelling 132 East 64th st, 15x100.5, to Edward Zellenka, who owns No. 134, adjoining, making a plot 30x100.5.

66TH ST.—S. Osgood Pell & Co. sold to J. Brant Walker, the Wall st operator, the 3-sty brick stable at 36 West 66th st, opposite Durland's Riding Academy.

77TH ST.—Pease & Elliman sold for G. A. Walker to Miss Eleanor Robson, 302 West 77th st, a 5-sty tenement, 25x92, taking in part payment 606 West the house.

78TH ST.—J. Romaine Brown & Co. and Frederick Zittel sold for Thomas E. Stewart 147 West 78th st, a 3-sty dwelling, 20x102.2. The buyer, Frederick Burr Opper, the cartoonist, will occupy the house.

78TH ST.—Leon S. Altmayer sold for Gouverneur K. Haswell, of New Hampshire, executor of the estate of Charles H. Haswell, to a client, the 5-sty American basement private dwelling, 17x102.2, at 324 West 78th st, between West End av and Riverside Drive.

81ST ST.—Joseph P. Day sold for Josephine Dahn, as executrix of the estate of Barbara Frey, 164 East 81st st, a 3-sty dwelling, 20x104.4. This parcel is situated between 3d and Lexington avs. The convent of the Sisters of Bon Coeur is diagonally opposite.

86TH ST.—Mrs. Emilie O. Turner sold 166 West 86th st, a 4-sty brownstone dwelling, 20x102.2. Richard E. Thebault is the buyer.

87TH ST.—Huberth & Gabel sold for Lilian E. Ely, of Redlands, Cal., 343 West 87th st, a 4-sty and basement dwelling, 20x100.8, to Isidor H. Kempner, vice-president New Amsterdam Realty Company, who will occupy the house after extensive alterations.

89TH ST.—M. L. & C. Ernst bought from a client of L. Minzie 72 West 89th st, between Central Park West and Columbus av, a 5-sty apartment house, 36x100.

89TH ST.—Cruikshank Co. sold for a client to Adolph Platky 330 West 89th st, a 4-sty dwelling, 20x100.8.

97TH ST.—H. C. Senior & Co. sold for Eliza C. Nicoll the 3-sty dwelling, 259 West 97th st, 18x100, to a Mrs Miller, for occupancy.

112TH ST.—Gibbs & Kirby sold for the Porterfield Construction Company the 6-sty elevator apartment house known as the Porterfield, at 610 and 612 West 112th st, 87.6x100.11, to an investor. The property has been held at $230,000.

113TH ST.—Joseph P. Day sold for a client to Bertha Schreiber 266 West 113th st, a 3-sty dwelling, 18.6x100.11.

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115TH ST.—Columbian Board of Brokers sold for Samuel C. Baum, 7 East 115th st, a 5-sty flat, 25x100.11.

116TH ST.—James Boyd & Co. sold for Adler & Seideman to H. B. Grossman 109 and 111 East 116th st, 35.9x100.11. The building is now being converted into lodge and ball rooms.

118TH ST.—A. B. Mosher & Co. sold for Carolina P. Sutton to a client 131 West 118th st, a 3-sty dwelling, 20x100.11. The buyer will occupy the house.

BROADWAY.—Joseph P. Cronan, as broker, sold for Lewis A. Mitchell to Abraham and Frank Miller, the 4-sty apartment house Nos 1845 and 1847 Broadway, 58x93, between 60th and 61st sts. This is one of the first apartments built on upper Broadway.

BROADWAY.—Hillenbrand & Nassoit sold for Thomas Reynolds No. 3157 Broadway, a 6-sty apartment house, 41.8x100, opposite 126th st.

MADISON AV.—Hillenbrand & Nassoit sold for Dr. Samuel Bookman 1439 Madison av, a 5-sty flat, 27x100. Clement Court is immediately opposite.

### Buyer for Plot on Riverside Drive.

RIVERSIDE DRIVE.—Gibbs & Kirby sold for the Guide Realty Company the plot, 84x123, on Riverside Drive, 225 ft. north of 116th st. The plot will probably be improved with a high-class apartment house.

## WASHINGTON HEIGHTS.

151ST ST.—H. W. Schutte & Co. sold for M. L. & C. Ernst 523 West 151st st, a 6-sty apartment house, 45x100, to Margaret D. Sharpe. The properties 72 West 89th st and 326 West 30th st were given in part payment.

AMSTERDAM AV.—Leo Hess sold for the Standard Operating Company the plot, 80x95, at the northwest cor. of Amsterdam av and 175th st.

AUDUBON AV.—A. L. Mordecai & Son sold for the Realty Mortgage Company and Heilner & Wolf the lot, 25x95, at the southeast corner of Audubon av and 170th st. The buyer will erect a 5-sty apartment house on the property.

### In the Dyckman Tract.

BROADWAY.—Hall J. How & Co. sold for Daniel Chauncey two lots on the west side of Broadway, and two lots on the east side of Cooper st, 100 ft. south of Hawthorne st.

WADSWORTH AV.—Maurice W. Halpin and Duff & Brown sold for Mrs. Elizabeth A. Toal two lots on the east side of Wadsworth av, 100 ft. south of 187th st.

## BRONX.

150TH ST.—William F. Fuhrmeister sold to a purchaser for investment 551 and 553 East 150th st, two 4-sty flats, 50x100.

170TH ST.—Woodstock Exchange sold for Bertha Von Gilder to Emma Buhler the 3-family house 815 East 170th st.

BRONX BOULEVARD.—R. Elkan & Co. sold for Joseph Weil and Archer Morris the plot, 68x145, on the west side of Bronx Boulevard, 100 ft. south of 239th st. In exchange Weil and Archer take 240 South 3d av, Mount Vernon, a 4-sty flat.

BROOK AV.—Max Rosenfeld sold for Haas & Lippman to Rachel Lyon one of the three 5-sty flats with stores on Brook av, between 139th and 140th sts, 50x126.

VYSE AV.—Kurz & Uren sold for Jacob Blaesser 1220 Vyse av, a 2-family frame dwelling, 20x100; also for Louis Judelovitz 731 Elton av, a 3-sty brk dwelling, with store, and a 2-sty frame dwelling in the rear, 25x100.

## LEASES.

William Henry Folsom leased the 3-sty dwelling 33 East 27th st for the Kips Bay Realty Company to Mrs. A. M. Driver.

Cuozzo & Gagliano Co. leased for Jaffe & Zatulove to a client the 7-sty tenement at Nos 4-6 Monroe st, for a term of years, at an aggregate rental of $30,000.

Heil & Stern leased for Andrew J. Kerwin 40,000 sq. ft. in the new loft building 29 to 35 West 24th st, to A. E. Lefcroft & Co. and L. Prager & Co., at rents aggregating $150,000.

Matthew J. Ward Co. sold the 18-year lease of the Hotel Westminster, 16th st and Irving pl, for the Westminster Hotel Co. to O. H. Foster, proprietor of the Carvel Hall, Annapolis, Md.

S. B. Goodale & Son leased for Edmund Coffin to Samuel Levy the Liberty Building, 47x55 and irregular, at the northeast cor of Cedar and West sts, for a term of 42 years, at a gross rental of about $500,000.

Gibbs & Kirby leased to Charles E. Ellis the 6-sty elevator apartment house 146 West 104th st, 40x100, for 10 years, at an aggregate rental of $60,000; also for Louis A. Lehmaier the 4-sty dwelling 916 West End av.

Davis & Robinson leased for Francis Burton Harrison his residence at 876 5th av, furnished. The house, which is 6 stories in height, adjoins the southeast cor of 69th st, and stands on a lot 27.6x100. The lease is for a term of years.

M. & L. Hess leased for Samuel Weil to Henry A. Dix & Sons Company the entire 12-sty and basement loft building now nearing completion at 116-118 West 14th st, containing 65,000 sq. ft., for a long term of years, at a rental aggregating $250,000.

The residence of the late Simon Borg at 855 Fifth av, adjoining the southeast corner of 67th st, has been leased, furnished, for one year, at a rental of $35,000. The house has 4 stories, and occupies a plot 40x120. Whitehouse & Porter negotiated the lease. The name of the lessee is withheld for the present.

Heil & Stern leased for Voss & Stern in the building at 71 5th av, southeast cor 15th st, two lofts containing 25,000 sq. ft., which completes the renting of the property. The lease extends over a long term of years at a total rental of $100,000. The lessees are Messrs. H. & H. W. Lewis and Drourr, Dretzin & Co.

G. Carlucci & Co. leased for Elisa Carusi to Tony Mey the 5-sty tenement, 515 E. 15th st, for a term of years at an aggregate rental of $13,500; also for Faust D. Malzone to Michele Saviano, 115-117 Prince st, the southwest corner of Thompson st, a 6-sty tenement with stores for a term of 5 years at an aggregate rental of $46,000.

## STATEN ISLAND.

Prince's Bay Realty Co. sold a tract on the north side of the Boulevard at Great Kills for R. W. Nelson, President of the American Type Founders' Co., to a purchaser for development..

Wood, Harmon & Co. sold to Frank Heren 5 lots in Addition No. 3, South New York; also, in Addition No. 4, 4 lots to Adam H. Ritter; 2 lots to Alexander W. Dempster, and 2 lots to Katherine Krug.

Cuozzo & Gagliano Co. sold for the St. George Realty & Construction Co. 12 lots at Fingerboard Terrace, Grassmere, to various buyers.

# REAL ESTATE NOTES

Sydney Wyeth is the buyer of 64 Riverside drive, sold recently by Talbot Olyphant.

Village Realty Co. is the buyer of 319 West 13th st, recently sold by operators Lowenfeld & Prager.

The New York Mortgage and Security Co., 135 Broadway, has declared a quarterly dividend of 2½%.

A realty company having the management of property can use a young man's services. See Wants and Offers.

There will be a public meeting of the Torrens Commission, in the Aldermanic Chamber, on Friday, Oct. 11, at 1:30 o'clock.

In 42d st there are to rent several stores, desirable for piano warerooms, tailoring and haberdashery. See Wants and Offers.

A broker, posted on the section between 23d to 45th sts, particularly along Broadway, can find an opportunity in Wants and Offers.

The Board of Estimate and Apportionment is going to try to keep the appropriation for 1908 within $140,000,000, though $165,000,000 has been asked for.

Particulars are wanted of business property for sale or lease between 8th to 42d sts. A Pine st, corner, west of Pearl st, is noted for sale. See Wants and Offers.

Louis Biel has resigned the presidency of the United Merchants' Realty and Improvement Company, and George J. Whelan has been elected to fill the vacancy.

The Members of the West End Association will hold their first meeting of the fall at Hotel St. Andrew, Broadway and 72d st, on Monday evening, Oct. 7, at 8:30 o'clock.

Ludlow Freeland has been appointed receiver of rents of 59 and 61 West 137th st by Judge Seabury, pending an action brought by Frank B. French against Philip L. Cohen to foreclose a third mortgage of $14,000.

Wm. C. and A. Edw. Lester announce the removal of their real estate office from the Van Dyke Studio Building, Eighth av and Fifty-sixth st, to the Lester Studio Building, at the southeast cor. of Madison av and Fifty-seventh st.

Charles F. Noyes, whose firm is sole agent for the 12-sty Jewelers' and Insurance Building now being erected at the northwest cor of John and Dutch sts, reports that the building is nearly one-half rented and will probably be entirely leased prior to construction.

An old-established down-town real estate firm wants a first-class man with record to cover property, 14th to 42d sts. Another firm wants a renting man, experienced in district south of 23d st. A renting man, experienced in the Fifth av section is open for a new engagement. (See Wants and Offers.)

There is a little more hopeful feeling among brokers on the upper west side in regard to the sale of real estate. The reason is that there is better response to the advertising. Where there were practically no answers last month to advertisements, at the present time the replies are gratifying.

The costs of the necessaries of life are mounting. Mayor McClellan speaks of mandatory increases in appropriations. The amount is about $6,000,000, and an additional $2,000,000, which about covers the additional cost of food products for the city departments, such as Departments of Correction, Charities, Bellevue and Allied Hospitals.

The Board of Estimate and Apportionment has designated Friday, Oct. 11, 1907, at 10:30 a. m., in room 16, City Hall, Borough of Manhattan, as the time and place for a public hearing in relation to the budget for 1908. Taxpayers are invited to appear and be heard on that date in regard to appropriations to be made and included in the budget.

### How to Get Tax Bills Promptly.

Taxpayers who desire to obtain their bills promptly should make immediate written requisition (blanks may be procured in the borough offices), stating their property by section or ward, block and lot or map number, making copy of same from their bills of last year.

If a taxpayer is assessed for personal tax, the requisition should also request bill for such tax. Each requisition should be accompanied by an envelope bearing the proper address of the applicant, and with return postage prepaid.

In case of any doubt in regard to ward, section, block or lot number, taxpayers should take their deeds to the Department of Taxes and Assessments and have their property located on the maps of that department, and forward to the Deputy Receiver of Taxes, with the requisition, a certified memorandum of their property, which will be furnished by the Department of Taxes and Assessments.

Taxpayers in this manner will receive their bills returned by mail at the earliest possible moment, and avoid any delay caused by waiting.

### Change of Grade Damage Commission in Twenty-third and Twenty-fourth Wards.

Pursuant to the provisions of chapter 537 of the Laws of 1893 and the Acts amendatory thereof and supplemental thereto, notice is being given that meetings of the Commissioners appointed under said Acts will be held at the office of the Commission, room 138, No. 280 Broadway (Stewart Building), Borough of Manhattan, New York City, on Mondays, Wednesdays and Fridays of each week, at 2 o'clock p. m., until further notice. The commissioners are William E. Stillings, George C. Norton, Oscar S. Bailey. Lamont McLoughlin, Clerk.

### More Three-story Houses Needed.

The inquiry for private dwellings to rent in Harlem continues unabated. In fact, it has never been greater than at present. When it is considered that nearly all the building within a few years has been confined to apartments, one can readily understand why there should be a dearth of dwellings at this time. In commenting on the situation, a prominent broker in 125th st said that the scarcity is chiefly among the small 3-sty houses which command rentals of from $1,000 to $1,200 per annum.

### A Break in Prices Unlikely.

Mr. Albert B. Ashforth, of 4 West 33d st, Manhattan, takes an optimistic view of the realty outlook. He said in part that although trading is admittedly dull the fact that owners in the majority of instances are unwilling to grant concessions, mainly, of course, because few are obliged to sell, plainly indicates that a break in prices is unlikely. When mortgage money becomes easier to procure, and at lower rates, activity in realty negotiations will quickly follow, he affirmed.

### Quotations: Real Estate, Building and Allied Financial Corporations.

| | Int. rate. | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 105 | 112 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 315 | 330 |
| Century Realty Co | 10 | A & O | 175 | 187 |
| City Investing Co | 6 | M & N | 85 | 92 |
| Hudson Realty | 8 | Q-J | 100 | 110 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 210 | 225 |
| Lawyers Mortgage Co | 10 | Q-J | 175 | 187Ex |
| Mortgage Bond Co | 4 | Q-J | 80 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | ... | 190 |
| Realty Associates | 8 | A & O | 125 | 132Ex |
| Title Guarantee & Trust Co | 16 | Q-J | 430 | 440 |
| Title Ins. Co. of N. Y. | 7 | A & O | 140 | 150 |
| Thompson-Starrett Co., common | 8 | J & J | ... | 100 |
| Thompson-Starrett Co., preferred | 8 | M & N | 90 | 100 |
| U. S. Mortgage & Trust Co | 24 | J & J | 420 | 430 |
| U. S. Title Guaranty & Indemnity Co. | 6 | Q-J | ... | 90 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | ... | 160 |

# PROPERTY OWNERS' SECTION.

## The Budget of 1908.

A letter from Comptroller Metz in reply to Mr. Allan Robinson's asking for certain information, of interest to property owners, is printed herewith in full. As Mr. Metz replies to the questions in the order in which they were set forth in Mr. Robinson's letter, the Record and Guide reprints that portion:

> (1) What date has been set for the final action on the 1908 budget? (2) What date or dates have been set for taxpayers to appear before the Board of Estimate and Apportionment? (3) Will the budget for 1908 be submitted in the form provided for in the resolution of the Board of Estimate and Apportionment of October, 1906? (4) Has the "horizontal cut" been positively abandoned; and will it be possible this year for one department's requests to be considered on the merits of the case presented by that department without regard to the percentage of increase granted to some other department whose needs are not so urgent from the point of view of the city at large? (5) Will it be possible to obtain in advance of public hearings your recommendations as to increase in allowances? (6) Will it be possible to obtain a list of requests for increases which you refuse to recommend? (7) Will it be possible to obtain a statement showing how far salary increases are due to an increase in the salaries of present officials, and how far due to requirements growing out of additional employees? (8) What revenues due the city are not now collected?

Allan Robinson, Esq.,
President, Allied Real Estate Interests.

Dear Sir: I beg to acknowledge receipt of your favor of Sept. 23, in which you ask for certain information bearing upon the budget of the city of New York for the year 1908. Before replying in detail I beg to say that it is very gratifying to me that your association and taxpayers in general should ask for information and show a desire to get an intelligent understanding of the methods employed in preparing and voting the municipal budget.

Such support on the part of taxpayers in carrying out the very difficult task of producing a properly segregated budget for every city department will do much to increase the at present very limited facilities of the new Bureau of Municipal Investigation and Statistics, recently organized in this department, and upon which the burden of the work necessarily precedent to preparing departmental budgets segregated along lines of function has fallen.

Some of your queries cannot be answered in detail at this time. I have, however, requested Mr. Hervey, the head of the Bureau of Municipal Investigation and Statistics, to report to me such information as he now possesses which bears upon your inquiries, and I shall be glad to report further in the near future.

In replying to your questions I shall take them up in the order in which they are set forth in your letter.

1. No date has been fixed for final discussion on the budget by the Board of Estimate and Apportionment. After the budget has passed the Board of Estimate and Apportionment it goes to the Board of Aldermen to be acted upon by that body. The budget of 1907 was finally adopted Oct. 30, 1906. Under Section 226 of the Charter the Board of Estimate is required to make a budget for the city for the ensuing year between the first day of October and the first day of November, which, within five days, must be transmitted to the Board of Aldermen for its action, the Board of Aldermen not being permitted to deliberate on the same for a longer period than twenty days. The Board of Aldermen may reduce certain items in the budget as prepared by the Board of Estimate and Apportionment, subject, however, to the veto of the Mayor, unless overridden by a three-fourths vote of the Board of Aldermen. The law further provides that the budget for the ensuing year must be filed in the office of the Comptroller and published in the City Record on or before Dec. 31.

2. The best answer to this inquiry is to send you herewith a schedule of the hearings arranged for by the Board of Estimate and Apportionment on the various departmental budgets. At these hearings the heads of departments appear and present their arguments in advocacy of requests made in their departmental estimates. These hearings are open to the public, but not to discussion on the part of the public; a separate day, Friday, Oct. 11, being fixed for a public hearing of the taxpayers, as noted in the circular.

3. The great volume of detailed work required to properly segregate the various lines of expenditure of the several departments in order to set up their budgets on the basis contemplated in the resolutions adopted last year, and the limited force available for the work at my disposal, has made it impossible to segregate fully the budgets of every department. A committee consisting of Assistant Deputy Comptroller Smith, Chief Bookkeeper Frank Smith, Messrs. Hervey and McIntyre of the Bureau of Municipal Investigation and Statistics, and Messrs. MacInnes, Chapman and McCarthy, expert accountants, representing the Department of Finance, have been co-operating with Messrs. Bruere, Cleveland and Patterson, representing the Bureau of Municipal Research, on this work and have prepared segregated budgets for the Departments of Health, Street Cleaning, Water, Gas and Electricity, Parks, Bellevue and Allied Hospitals, Board of City Record, Commissioners of Accounts and the Mayor's office.

If we succeed in securing adequate support for the work of the new bureau of Municipal Investigation and Statistics in the coming year, we hope to have prepared segregated budgets for all departments before the budget for 1909 is acted on. We are also working on a plan to reorganize the accounts of those departments whose budgets will be segregated to facilitate the production of necessary information in the future.

4. In reply to your inquiry as to what you call "the horizontal cut" and as to whether "one department's request would be considered on the merits of the case without regard to the percentage of increase granted to some other department," etc., I beg to say that the use of the term "horizontal cut" does not fairly describe the procedure in the recent past in fixing the departmental allowance.

A year ago I caused examinations to be made of all the departmental estimates with a view of determining the allowances which should justly be made to the departments. These examinations were made by Mr. Hervey and his staff. Most of the recommendations of this department regarding last year's budget received consideration, and in many instances determined the figures allowed. It is not possible to grant an allowance for one department absolutely without regard to the increased allowance which is to be accorded to the city at large. There must be a maximum amount of increase approximately decided upon before additional budget allowances are granted. It has then been the custom in the past to grant those added allowances to the departments most needing them.

5. The recommendations as to increase in allowances from this department are made to the Board of Estimate and Apportionment, and it would be improper to make them public before they are submitted to the Board for its consideration. A condition might very easily arise where 100 organizations might have different views on the subject. It would not be improbable to have 100 organizations in the various parts of the city ask for copies, each of them having different views on the subject, and desiring to make suggestions in regard to it. What this would lead to can readily be imagined. After the reports are made to the Board of Estimate and Apportionment, it has hitherto been the practice to hold public hearings before definite action has been taken upon even tentative recommendations, as per the circular transmitted herewith.

6. Requests for increases not allowed by the Board of Estimate and Apportionment and not recommended by the Department of Finance have so far not been listed. I appreciate that the publication of such a list might be of great interest to the taxpayers, and will take up the question of the practicability of making such a list for the purposes of comparison. It would have no practical value outside of that.

7. Many budget estimates distinguish clearly between salary increases for present officials and salary increases "due to requirements growing out of additional employees." For the budget as a whole the two classes of increase have never been summarized, and it is doubtful if it can be done in time for the present budget. There is, of course, under the head of increases a very large item of mandatory increases in the several departments, such as Police, Fire and Board of Education, and in this year especially in the increased salaries and staff of the courts, due to State legislation.

8. The remark attributed to me to the effect that a business-like administration of the city would in twenty-five years make it unnecessary to levy taxes is correct. I said it in an address one evening, and while it can hardly be construed in its literal sense, I meant to imply that if the restrictions which hamper officials in general were removed, and the city were allowed to carry on its business as a private individual would, it would be possible, in the first instance, to avoid duplication of work and to abolish from a quarter to a third of the present departmental offices of the city; and even then, by increasing the hours to those of the most liberal private business, another ten per cent. cut could be made. On purchasing contracts large amounts could also be saved if an adequate system could be installed for taking advantage of commercial discounts and guaranteeing prompt payments to contractors and merchants.

A central purchasing bureau would aid materially. Under the present methods of checking and rechecking, inspecting and re-inspecting, examining and reexamining, passing and repassing

of vouchers and warrants, doubtless in many cases entirely due to technicalities, delays and hardships are entailed, which disgust the average contractor or merchant who is not used to the city's methods of doing business, and therefore refrains from bidding.

The laws and requirements which the city is forced to comply with in acquiring real estate also entail a tremendous unnecessary expense upon the city, which could be saved if it were assumed that an official or officials entrusted with the purchase of property were honest and could acquire it in the same way as corporations and private individuals do, by going into the open market and purchasing it before the whole world knew it was to be be acquired for city purposes.

The interest account could be cut to the extent of millions of dollars annually if the city, like any sane individual, collected its money before it spent it. The expense at this time appears to be greater in proportion to the city's assets, owing to the tremendous improvements now going on and which must continue for some time in anticipation of the tremendous increase of population which the city will have and which in the course of twenty-five years will largely have been completed; there will then be very little except repair and maintenance to be provided for.

To offset the budget expenses we will have the incomes derived from the franchises, when question of taxes, etc., now pending are definitely settled, on existing and future transportation lines; the increased revenues which the city might obtain from its docks, water rents, parks, and other privileges, and which I am making every effort to increase as quickly as we can find discrepancies, will yield sufficient surplus to the General and Sinking Funds, which can be applied to the reduction of taxation, as to further reduce the amount of taxes to be raised for budget purposes very materially, and possibly wipe them out entirely.

To accomplish this, however, the first requisite is to modify the Charter by giving the local bodies the greatest possible latitude in its departmental affairs, and appreciation on the part of the taxpayers that constant shifting of officials does not increase efficiency and that what the city needs above all other things is a definite plan of improvement on large lines to cover the city as a whole, instead of the present patchwork system of bolstering up one section as against another and doing things one year only to be undone or redone the next. The nearer we can come to treating the city as one proposition and wipe out borough lines, the sooner this will be accomplished. Yours truly,

H. A. METZ, Comptroller.

Sept. 30, 1907.

### Assessment Matters.

The assessment list for the sewer in 7th av, West Side, between 145th and 146th sts, has been referred back to the Board of Assessors, from the Board of Revision of Assessments, with instructions to reduce the gross amount pro rata by 10 per cent.

The assessment list for sewer in West 171st st, between Fort Washington av and Haven av, has been confirmed.

For the sewer in Lexington av, west side, between 123d and 124th sts, the assessment has been reduced by 15 per cent.

The assessment lists for sewers in the following streets have been referred back to the Board of Assessors with instructions to reduce the gross amount pro rata by 12½ per cent: West Farms rd, from Bronx st to Morris Park av, etc.; in Garfield st, between Jackson av and the Harlem River branch of the New York, New Haven and Hartford Railroad; in Van Buren st, between Morris Park av and Jackson av, etc.; in Taylor st, from the existing sewer east of Columbus av to the Harlem River branch of the New York, New Haven and Hartford Railroad; in Bronx Park av, between a point about 640 ft. south of West Farms rd and 180th st, etc.; in Lebanon st, between a point about 410 ft. west of Bronx Park av and Morris Park av; in Jefferson st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Adams pl, between Columbus av and the property of the New York, New Haven and Hartford Railroad Company.

The following named proposed assessments have been completed and the list is with the Board of Assessors for examination: List 8,821, No. 7. Regulating, grading, curbing, flagging, laying cross-walks and paving with granite block pavement East 150th st, from the Harlem River to the east side of River av. Together with a list of awards for damages caused by a change of grade. The limits within which it is proposed to lay the said assessments include all the several houses and lots of ground, vacant lots, pieces and parcels of land situated on both sides of 150th st, from the Hudson River to the east side of River av, and to the extent of half the block at the intersecting and terminating streets and avenues.

Notice is being given by the Comptroller that assessments for the following improvements have been confirmed and entered in the Record of Titles of Assessments, and unless the amount assessed for benefit on any person or property shall be paid within sixty days after the date of said entry of the assessments, interest will be collected thereon, as provided in section 1019 of said Greater New York Charter.

Said section provides, in part, that "If any such assessment shall remain unpaid for the period of sixty days after the date of entry thereof in the said Record of Titles of Assessment, it shall be the duty of the officer authorized to collect and receive the amount of such assessment to charge, collect and receive interest thereon at the rate of seven per centum per annum, to be calculated to the date of payment from the date when such assessment became a lien, as provided by section 159 of this act."

Section 159 of this act provides * * * "An assessment shall become a lien upon the real estate affected thereby ten days after its entry in the said record." * * *

The assessment is payable to the Collector of Assessments and Arrears at the Bureau for the Collection of Assessments and Arrears.

Twelfth Ward, Section 8.—West 171st st—Sewer, between Fort Washington av and Haven av. Area of assessment: Both sides of West 171st st, extending about 204 ft. west of Fort Washington av.

Twenty-third Ward, Section 9.—Regulating, grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches and erecting fences in Findlay av, between East 165th and East 167th sts; in College av, between East 165th and East 167th sts; and East 166th st, between Webster and Morris avs. Area of assessment: Both sides of Findlay av, from East 165th to East 167th st; both sides of College av, from East 165th st to East 167th st; both sides of East 166th st, from Webster to Morris av, and to the extent of half the block at the intersecting and terminating streets.

Twenty-fourth Ward, Section 12.—Villa av—Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences, from the Southern Boulevard to Van Cortlandt av. Area of assessment: Both sides of Villa av, from the Southern Boulevard to Van Cortlandt av, and to the extent of half the block at the intersecting streets.

Notice has been given that the lists for the following indicated proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9312, No. 1. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Walton av, from 172d st to Fordham road.

List 9334, No 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East 196th st, from Jerome av to Marion av.

List 9363, No 3. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Whitlock av, from Longwood av to Hunt's Point road.

The limits within which it is proposed to lay the said assessments include all the several houses and lots of ground, vacant lots, pieces and parcels of land situated on—

No. 1. Both sides of Walton av, from 172d st to Fordham road, and to the extent of half the block at the intersecting and terminating streets and avenues.

No. 2. Both sides of 196th st, from Jerome av to Marion av, and to the extent of half the block at the intersecting and terminating streets and avenues.

No. 3. Both sides of Whitlock av, from Longwood av to Hunt's Point road, and to the extent of half the block at the intersecting streets and avenues.

### Delancey Street Assessment to Be Eliminated.

The city will pay the whole cost of the Delancey street widening. The assurance was given by Comptroller Metz after a hearing on Tuesday, relative to the proposition to eliminate the assessment for the widening of Delancey st. There was a large attendance of property owners represented by I. T. Flatto, Michael J. Mulqueen, Edward Kaufman and Joseph Mulqueen. The attorneys declared that this section of the city had been discriminated against, while other bridge approaches were paid for by the city at large. Comptroller Metz assured his hearers that he would grant the relief desired, and asked for a short period to think the matter over before he would report back to the Board. (See Record and Guide of August 31.)

### Opening Hillside Avenue.

A hearing will be given on November 8 by the Board of Estimate in regard to acquiring title to Hillside av, from Nagle av near Broadway to Nagle av near Dyckman st, Borough of Manhattan. Resolution of the Local Board of the Washington Heights District. The engineer reports that this resolution affects the whole length of Hillside av, or two long blocks. The street has a width of 50 ft. It is not in use at the present time, but two buildings have been erected upon the abutting property, one being the power house of the Interborough Rapid Transit Company. Favorable action is recommended, the whole cost to be against the property benefited, and the district of assessment to be decided after the hearing.

### New Colors in Wall Papers.

In wall paper the tendency seems to be away from the strong and rich reds, and popular fancy rather inclines toward greens, browns and warm grays or pearl tones, with the ever popular floral and cretonne papers on white or light backgrounds, the favorites for bedroom decoration. The Delft blue colorings that were so popular only a few years ago are scarcely seen at all.

## Local Hearings.

THE local board of the Chester district has arranged the following dates for hearings

Thursday, October 10, at 4 p. m., special hearing on the opening and widening of Av C, or Castle Hill av.

At 4.30 p. m. on the same day, special hearing on petition No. 698, with relation to 217th st.

Tuesday, October 15, at 10 a. m., special hearings on petition Nos. 707, 708, 689, 690 and 697.

November 14, at 3 p. m., special hearings on petition Nos. 685, 686, 687 and 688.

Same day, at 4 p. m., special hearings on petition Nos. 691, 692, 693, 694, 695 and 696.

For the Morrisania local board, the following public hearings were set down:

October 15, 11 a. m., petition Nos. 701, 702, 703, 704, 705, 706 and 707.

At the same time there will be a public hearing on the proposed viaduct approach connecting Exterior st with the Macomb's Dam bridge, and so giving the use of that bridge to the commerce of the Harlem River, from 149th to 161st st.

PETITIONS—CHESTER DISTRICT.

The following petitions are before the Chester Board:

709—Regulating, grading, etc., Holland av (Lincoln st), from New York, New Haven & Hartford Railroad to Rhinelander av.

617—Nereid av, acquiring title, between White Plains road and the city line.

685—Acquiring title to Tremont av or 177th st, from its present terminus at Fort Schuyler road to Long Island Sound at Locust Point.

686—Acquiring title to the lands necessary for Throgg's Neck Boulevard, from Eastern Boulevard to the East River. Protest.

687—Acquiring title to Fort Schuyler road, from Westchester Creek to the East River, and the shore drives, from Fort Schuyler road to Fort Schuyler Park.

688—Acquiring title to Throgg's Neck sq, bounded by Throgg's Neck Boulevard, Dewey av, Sampson av and Fort Schuyler road, and intersected by Tremont av of East 177th st.

689—Regulating, grading, etc., Wallace av (Jefferson st), from N. Y., N. H. & H. R. R. to Rhinelander av. Protest and opposition by the North Van Nest Property Owners' Association, South Van Nest Property Owners' Association in favor.

690—Regulating, grading, etc., Cruger av, from N. Y., N. H. & H. R. R. to Rhinelander av.

691—Regulating, grading, etc., Victor st, from Columbus av to Rhinelander av.

692—Regulating, grading, etc., Amethyst st, from Morris Park av to Rhinelander av.

693—Regulating, grading, etc., Melville st, from West Farms road to Morris Park av.

694—Regulating, grading, etc., Van Buren st, from West Farms road to Morris Park av.

695—Regulating, grading, etc., Adams st, from West Farms road to Bronx Park av.

696—Regulating, grading, etc., Van Nest av, from West Farms road to Bear Swamp road.

697—Regulating, grading, etc., Barnes av, from N. Y., N. H. & H. R. R. to Rhinelander av.

698—Regulating, grading, etc., East 217th st, between White Plains road and Bronxwood av.

PETITIONS.—MORRISANIA.

700—Acquiring title to the lands necessary for opening East 207th st, from Woodlawn road to Perry av, except where same has been legally acquired.

701—Regulating and grading, setting curbstones and flagging sidewalks a space four feet wide, laying crosswalks, building approaches and erecting fences, where necessary, in Longfellow av, from Lafayette av to N. Y., N. H. & H. R. R.

702—Paving with asphalt block on a concrete foundation, Longfellow av, from Lafayette av to N. Y., N. H. & H. R. R. and setting curb where necessary.

703—Regulating and grading, setting curbstones and flagging sidewalks a space four feet wide, laying crosswalks, building approaches and erecting fences where necessary in Bryant av, from Lafayette av to the N. Y., N. H. & H. R. R.

704—Paving with asphalt blocks on concrete foundation, Bryant av, from Lafayette av to N. Y., N. H. & H. R. R. and setting curb where necessary.

705—Paving with creo-resinate wood blocks on a concrete foundation and setting curb where necessary on 182d st, between 3d and Washington avs.

706—Paving with asphalt blocks on a concrete foundation and setting curb where necessary in Wilkins av, between Intervale av and Southern Boulevard.

707—Paving with block asphalt Park Av West, between East 177th st and East 189th st, and setting curb where necessary.

665—Laying out on the map of the city an extension of Rae st, at a width of 50 feet from St. Ann's av to Jackson av, public place, etc.

678—Paving with asphalt block on a concrete foundation, where the grades are under 5½ per cent., and with granite blocks on a sand foundation, where the grades are 5½ per cent. or over, and setting curb where necessary in Garden st, from Crotona av to Southern Boulevard.

679—Paving with asphalt blocks on concrete foundation, where the grades are under 5½ per cent., and with granite blocks on sand foundation where the grades are 5½ per cent. or over, and setting curb where necessary in Grote st, from about Cambreling av to Southern Boulevard.

670—Faile st, acquiring title between Aldus st and Garrison av, August 22 and September 12, 1907; laid over to this date at the request of petitioners.

669—Laying out an extension of Depot pl, from Sedgwick av to West 169th st, to a width of 30 feet, as per diagram.

659—East 181st st, asphalt block paving, where the grades are under 5½ per cent. and with granite blocks where the grades are 5½ per cent. or over, from Park av to Boston road.

660—East 182d st, asphalt block paving, where the grades are under 5½ per cent. and with granite blocks where the grades are 5½ per cent. or over, from Webster av to 3d av.

## Elevated Walks.

To the Editor of the Record and Guide:

OVERCROWDED CONDITIONS in lower Broadway, between Ann and Wall sts, during business hours, and particularly between the hours of twelve and two and five and six P. M., are becoming acute, and during the summer months quite intolerable. What will be the condition in the section above and in the vicinity of Cortlandt st and Broadway, particularly when the City Investing Building, with its 14,000 humans, is completed, and the Singer tower, with its 5,000 as well, is emptying its contents into the present overcrowded streets?

To the writer's mind there is but one solution of the problem, and that should be considered and taken up by the city authorities at once. It is the necessity for AN OVERHEAD OR ELEVATED SIDEWALK, built from curb to curb, light but strong in construction, 20 feet high, with glass disks which would give sufficient light for the street below, this structure to be used for foot travel.

This would not alone relieve the congestion on the streets but would greatly facilitate vehicular and car travel during the storms of the winter months by protecting the streets from snow. The writer has not given any deep thought or study to the question of the stairways leading to the elevated sidewalk, so as not to be an incumbrance or interference, but it seems that this matter could be readily solved. The stairways should be built at the intersecting streets, and the advisability of a connection with the mezzanine floors of office buildings could be considered.

If there is any fire regulation preventing such a structure, then a narrow foot path on each side of the street right off the curb could be built, one side to be used going up and the other side for foot travel going down. This would leave the centre of the street free. This same elevated walk could be built upon Nassau st, between Spruce and Wall, as well as Cortlandt, between Nassau and West sts, on both of which streets the foot traffic conditions as well are wretched, and must also become worse with the eventual razing of all old buildings and the placing in their stead of the modern office structure. It is here suggested that the Cortlandt st roadway should connect with the Nassau st and the Broadway elevated roadway.

The city should also take up the question of building elevated walks or roadways with an incline walk leading to them at cross streets where the congested traffic centres demand it for foot travel.

JULIUS GOLDBURG.

October 2, 1907.

### Proposed Change of Street Line.

A hearing will be held on November 8 upon the proposition to change the line of Seaman av, between Dyckman st and Academy st, and of Bolton road, between Seaman av and Prescott st, and laying out a new street to extend from Seaman av to Broadway, Borough of Manhattan. Resolution of the Local Board of the Washington Heights District.

Engineer reports (5319) that these changes are made partly for the purpose of securing more favorable street lines for the development of property and partly for the purpose of subdividing a block which would otherwise have objectionable dimensions. The approval of the changes is recommended, after public hearing.

### Water Shut Off.

A notice to the Record and Guide from Commissioner O'Brien is to the effect that the 20-inch water main supplying the higher sections of the Borough of Manhattan, south of 63d st, will be shut off at 10 o'clock this (Saturday) morning and remain shut off until Monday so that the water-main on the west side of Broadway, at 62d st, may be lowered. All of the high-pressure district south of 63d st will be affected, particularly that section of the city included in the following limits: Between 34th and 59th sts, from Lexington to 6th av; between 50th and 59th sts, from Madison to 9th av; between 59th and 63d sts, from Central Park West to Amsterdam av, where pressure will be reduced.

## Growing Popularity of Elevator Apartments.

A PERSONAL INSPECTION of some of the modern elevator apartments on the West Side cannot fail to impress one with the marvelous changes which have been made in their construction and appointments since they first became popular on Manhattan Island. A few years ago such innovations as inner courts, interior telephone systems, cellar kitchens, wall safes and other kindred conveniences were little thought of. Today not only do the up-to-date apartments contain these very luxuries, but in addition many are fitted up with improvements not to be found in the most expensive private residences on Riverside drive or 5th av. Many of those recently completed contain housekeeping apartments, in addition to the regular suites; others are fitted up with studios which are used principally by artists and professional people.

At 257 West 86th st a 14-sty duplex apartment of the combination class contains 35 apartments, 14 of which are rented for housekeeping purposes. The rents in this building range from $2,750 to $4,000 per annum, although a few small apartments may be had for $1,000. The trim throughout is oak and the decorations are of the high order. Two elevators are installed in the building, one for deliveries. Occupants of the smaller apartments are furnished with maid service, which is included in the rent.

The Lasanno Court at 307-313 West 79th st is another apartment of the higher order. It is situated in a select neighborhood and is convenient to the subway station at Broadway and 79th st. The building is 10 stories in height and of steel skeleton construction. In this instance an artistically designed gateway leads directly to the main entrance hall and reception rooms, which are elaborately furnished. The woodwork of the apartments is finished in white enamel and mahogany. All apartments have southern exposure, and the rooms are large and well lighted. Additional servants' quarters are provided in the basement. Apartments in Lasanno Court comprise six, eight and nine rooms, and many are so arranged as to provide a 14-room suite if desired. The rents range from $1,100 to $2,500.

The Dorilton, at 171 West 71st st, is within the bounds of the most exclusive residential district on the West Side. The building has twelve stories and is built in the style of the modern French Renaissance. The suites are trimmed in hardwood. Beamed ceilings in the dining-rooms and wainscot panelling. The parlors are of mahogany and white enamel. A feature of the bath-rooms is the wainscot of French plate mirrors above the tiles. Apartments in this structure comprise five, seven, eight and ten rooms, and the rentals are from $1,500 to $3,600, including electric light and refrigeration.

In the same class may be mentioned such apartments as "Spencer Arms," at the southeast corner of Broadway and 69th st. In this building the style of architecture is modern French Renaissance. The interior arrangement is well planned and contains but three apartments on a floor. Each suite has unusual closet room besides a large foyer reception hall. The building is equipped with two passenger elevators, which are in continuous service. In addition to the usual conveniences, artificially cooled glass-lined refrigerators are supplied and the free use of electric light is permitted at all hours. The apartments are ten, eleven and twelve rooms and the rentals range from $3,000 to $4,500 per annum.

### Hearings on the Budget.

The following dates have been fixed by the Board of Estimate and Apportionment for hearings for appropriations for 1908:

Monday, October 7—City Court, Municipal Courts, Courts of Special Sessions, City Magistrates, Supreme Courts, first and second departments, including Appellate Division, Court of General Sessions, Surrogates' Courts and County Courts.

Wednesday, October 9—President Borough of Manhattan, President Borough of Brooklyn, President Borough of Bronx, President Borough of Queens, President Borough of Richmond, Department of Finance, City Chamberlain, Bonded Indebtedness, State Taxes, Rents, Charitable Institutions, Miscellaneous and all other public offices.

These hearings begin at 10.30 A. M., room 16, City Hall, Borough of Manhattan.

### One Hundred and Seventy-fourth Street Grade Not to Be Changed.

On the adverse report of Chief Engineer Lewis, the Board of Estimate and Apportionment decided not to change the grade of property in the vicinity of Park av and 174th st. It was proposed to put a highway bridge over the New York and Harlem Railroad tracks. Mr. Lewis suggested that a foot bridge could be constructed over the railroad cut, to connect both sides of 174th st, and should such a petition be presented he would recommend its construction. Mr. Lewis said that a highway bridge at that point would do considerable damage to the property in the immediate neighborhood, and would not be of special value to the property owners or business interests on Park av.

### Harlem Property Owners' Association Annual Election.

The members of the Harlem Property Owners' Association held their annual meeting last Friday night at the Twelfth Ward Bank Building, 125th st, near Lexington av. The work of the association during the year, as reviewed by President Korn, included victories of importance to property owners such as obtaining Gov. Hughes' veto to the city marshal's bill, which provided a fixed salary for city marshals, and also the veto on the Municipal Court act which provided an increase in the cost of dispossess proceedings. Both these measures passed the Legislature and received the approval of the Mayor.

The association was also very active in obtaining Mayor McClellan's veto of the so-called licensed engineer's bill. This bill provided that a licensed engineer must be employed in every house that has steam heat. The passage of this bill, in the opinion of President Korn, would have meant practical confiscation of property, in many instances.

There is a test case now pending in the courts to find out the authority of the Fire Marshal to issue orders requiring that dumbwaiter shafts be fireproofed. A victory in this case will mean a saving of thousands of dollars to property owners in the city. Officers were elected for the year as follows:

Dr. Abraham Korn, president, for a third term; Morton H. C. Foster, first vice-president; John T. Martin, second vice-president; C. H. Schildwachter, treasurer, and Edward J. Murray, secretary.

Delegates to the United Real Estate Owners' Association—Dr. Korn, J. L. O'Brien, H. M. Kaplan, Mortimer Foerster, Dr. John T. Nagle, John Rosenzweig, Maurice Goldberg and Ralph Holzman.

Directors—Dr. Korn, John T. Nagle, Ira J. Ettinger, J. L. O'Brien, M. H. C. Foster, James Martin, M. Goldberg, E. J. Murray, C. H. Schildwachter, John Rosenzweig and Ralph Holzman.

### Are All the Facts Stated?

Editor Record and Guide:

A, the owner of a certain piece of property, authorizes B, who is agent for said property, to offer it for sale, and advises B to offer said parcel to another broker, C. B goes to the office of C and calls his attention to the property and subsequently gives full information, detailed rents, etc., as per request of C. But C is unable to do anything in the sale of the property at that time. About ten months later, however, the owner, A, meets the broker, C, whom he also knows, on the street, and after conversing he brings up the matter of his property and again calls the broker, C's, attention to it, with the result that C disposes of the parcel, in trade. The deal was made without the broker, B, knowing anything about it, although the owner, A, and the broker, C, knew the property had been offered by B to C. Is the broker, B, entitled to a share of the commission?

Answer.—It would seem that in common fairness B should receive some "recognition," but we can hardly decide as a question of law what depends so much on the original understanding and its continuity. We scarcely understand the law to be, or even the custom of brokers, that a broker who once "sub-lets" a contract to sell, continues ever thereafter to hold a mortgage on what the other broker may do with the owner direct in the lapse of time with respect to that property.

### When a Tenant Breaks Down.

Editor Record and Guide:

A real estate agent rents a floor for an owner for one year and receives a commission based on the total rent for one year. After the tenant has occupied the floor for three months he finds that he cannot pay the rent, and, rather than lose him as a tenant, the owner agrees to let him have a part of a floor in the same building for a greatly reduced figure. After the first loft had been vacant for four or five months the agent again rented it to another party. Has the agent a right to collect a second commission for renting this floor, all of the foregoing having taken place within the year for which he rented the original floor?

Answer.—The broker is not responsible usually for the tenant after the landlord has passed on him and accepted him, and if the premises are again vacant and in the hands of the broker for renting, we see no reason why he should not be entitled to a commission again on the new renting. If, however, the landlord left the selection of tenant entirely to the broker's judgment, and the tenant broke down, it would become a question of great delicacy for the broker, as to claiming a second commission within the original term.

—A large room with a wainscot made up of low book shelves, the broad top of which serves as a resting place for bronzes, odd bits of pottery, quaint Indian relics, bits of curious carvings in ivory and teakwood—this is the library in a country house not far from New York. Above the bookcases the wall is hung with a gray green grass cloth, surmounted by a quaint English frieze, having tall poplar trees repeated at regular intervals, while between them may be seen the arches of a bridge, beyond which are the sails of boats and distant hills.

## The Fourth Avenue (Brooklyn) Subway.

By the favorable vote of the Public Service Commission, which now makes the building of the Fourth Avenue Subway a certainty, it is estimated that at least $100,000,000 has already been added to the wealth of South Brooklyn and the Bay Ridge sections. The news was received with great satisfaction by the large realty interests throughout the territory to be traversed.

The fate of the Fourth Avenue Subway has for so long a period remained in the balance that most people had about abandoned hope. The construction of the subway is an assurance of the rapid upbuilding of the sections lying in the direction of Homewood, Fort Hamilton and Bensonhurst, and will be the means of the making of many fortunes in real estate investments along its route.

Those speculators and investors who have had the courage of their convictions and bought vacant land while prices may be said to have been low will be rewarded for their foresight. The route as laid out by the Rapid Transit Commission commences at the Manhattan bridge, passing under the present Flatbush Avenue Subway to 4th av, thence through 4th av to 40th st, at which point the road will divide, a two-track line running through to Bensonhurst and Coney Island, and another and similar branch continuing along 4th av to Fort Hamilton. From the bridge to 40th st there will be four tracks. Express stations are to be at Pacific st, 36th st, Homewood and 22d av, and on the Fort Hamilton division one is to be at 68th st.

Bids for the construction of the five sections for which the forms of contract have been prepared will be asked for at once. The two Commissioners who voted against the Fort Hamilton-Coney Island Subway through South Brooklyn were Edward M. Bassett and Milo R. Maltbie.

McDONALD LOOP ALSO TAKEN UP BY COMMISSION.

It was Brooklyn's day in the commission. In addition to the 4th av matter, steps were taken looking toward the construction of the Brooklyn portion of the so-called McDonald loop. This is the complement of the Manhattan section, and was laid out by the old Rapid Transit Commission to connect the Williamsburgh and Manhattan bridges through Broadway, Lafayette av and Flatbush av. It will join the 4th av route at Lafayette av and Ashland pl.

The vote on the loop matter was unanimous. The resolution, introduced by Commissioner Bassett, called for a public hearing on the proposed construction to be held on Friday, Oct. 11, at four o'clock in the afternoon.

### Value of Dock Property.

In the proceedings brought by the Dock Department to acquire Piers 2 and 3 and the bulkheads between and adjacent, for the New Brooklyn City ferries, the Condemnation Commissioners, Benno Lewinson, Wilbur Larremore and Fred. St. John, have just made to Elbridge T. Gerry and other owners an award of $533,000.

This extract from the decision of the commissioners points to a condition of things in condemnation methods which has frequently been the subject of severe comment, and of which this is a flagrant instance: "The evidence given before us as to the value of the property and rights to be acquired varies between the sum of $826,000, as testified to by Mr. George S. Greene on behalf of the claimants, and the sum of $279,162.99, as testified to by Mr. Herbert C. Plass on behalf of the city

"The difference between these estimates equals to very nearly double the amount of the lesser figure; and any comment on such a discrepancy would seem wasted. It is no reflection upon the integrity or experience of these respective witnesses to point out that such evidence can be of no assistance whatever to commissioners to help them to determine values in making their estimate."

### Common Sense in Building.

One of the chief faults in many buildings is a lack of proper ventilation. In many cases the fault is unjustifiable, and savors of plain stupidity. It looks as if some buildings were planned in midwinter, when icy winds make one completely forget the discomforts of a summer afternoon. We often see large buildings with plate glass windows that cannot be opened, making that portion of the building almost unbearable in hot weather. The fault is usually due to some effort at exterior effect. While no one will deny the need of artistic exteriors, all will agree that utility should go hand in hand with beauty in the construction of a building.

Other notable faults in building are those caused by greed, where convenience, utility and common sense are sacrificed to rental area; those caused by poor taste, which fill the world with unpleasing specimens of mongrel architecture; those caused by stupidity, such as narrow doors and awkward stairways; and those caused by stinginess, such as inadequate spaces. On every hand the need of common sense is very great.

These defective houses are rented when others are not obtainable, or when the owner has made concessions to obtain tenants. It is not so easy to keep them well occupied as if they were well planned. Sins of building eventually bring their own penalties.

## Statistics of Tenements.

Number of Rooms to an Apartment, and Number with Private Bath in New Tenements for which Plans were Filed Jan. 1 to July 1, 1907.

BOROUGH OF MANHATTAN.

| | Apartments. No. | Per cent. | With private bath. No. | Per cent. |
|---|---|---|---|---|
| Apartments of 1 room | 2 | .03 | .... | .... |
| Apartments of 2 rooms | 189 | 2.63 | 37 | .66 |
| Apartments of 3 rooms | 2,448 | 34.11 | 1,337 | 24.02 |
| Apartments of 4 rooms | 2,441 | 34.02 | 2,102 | 37.77 |
| Apartments of 5 rooms | 845 | 11.78 | 839 | 15.07 |
| Apartments of 6 rooms | 538 | 7.50 | 538 | 9.67 |
| Apartments of 7 rooms | 415 | 5.78 | 415 | 7.46 |
| Apartments of 8 rooms | 156 | 2.17 | 156 | 2.80 |
| Apartments of 9 or more rooms | 142 | 1.98 | 142 | 2.55 |
| Total apartments | 7,176 | 100.00 | 5,566 | 100.00 |

BOROUGH OF THE BRONX.

| | Apartments. No. | Per cent. | With private bath. No. | Per cent. |
|---|---|---|---|---|
| Apartments of 1 room | 4 | .12 | .... | .... |
| Apartments of 2 rooms | 25 | .73 | 8 | .25 |
| Apartments of 3 rooms | 674 | 19.56 | 538 | 17.07 |
| Apartments of 4 rooms | 1,270 | 36.84 | 1,136 | 36.04 |
| Apartments of 5 rooms | 853 | 24.75 | 851 | 27.00 |
| Apartments of 6 rooms | 464 | 13.46 | 464 | 14.72 |
| Apartments of 7 rooms | 122 | 3.55 | 121 | 3.84 |
| Apartments of 8 rooms | 28 | .81 | 28 | .89 |
| Apartments of 9 or more rooms | 6 | .18 | 6 | .19 |
| Total apartments | 3,446 | 100.00 | 3,152 | 100.00 |

HEIGHT OF BUILDINGS BY STORIES FOR WHICH PLANS WERE FILED APRIL 1 TO JULY 1, 1907.

| | Manhattan. Bldgs. | % | The Bronx. Bldgs. | % | Brooklyn. Bldgs. | % |
|---|---|---|---|---|---|---|
| Two stories | ... | ... | ... | ... | 30 | 3.75 |
| Three stories | ... | ... | 77 | 41.40 | 488 | 61.00 |
| Four stories | ... | ... | 47 | 25.27 | 214 | 26.75 |
| Five stories | 12 | 7.19 | 42 | 22.58 | 52 | 6.50 |
| Six stories | 151 | 90.42 | 20 | 10.75 | 16 | 2.00 |
| More than six stories | 4 | 2.39 | ... | ... | ... | ... |
| Total | 167 | 100.00 | 186 | 100.00 | 800 | 100.00 |

### Contemplated Improvements for Throggs Neck.

Residents of the eastern Bronx are interested in the proposition to open up the Throggs Neck section in accordance with the plan recently approved by the Board of Estimate and Apportionment. The section east of the Eastern Boulevard and south of Layton av, between the Sound shore and Fort Schuyler road, will be included in the scheme for development. A large tract in that territory is owned by a syndicate which, it is understood, has announced its purpose to spend considerable money in opening streets in the old estates lately purchased and preparing the land for villa sites. One of the most important improvements for that territory now pending before the local Improvement Board of the Bronx is the proposition to construct a 150-foot boulevard from the junction of Old Town Dock road and the Eastern Boulevard to the Sound. This highway, together with the extension of Tremont av, will constitute the chief boulevards for the Throggs Neck district. It is the purpose of the development company to open up 60-foot streets to connect with the main avenues.

### Nine Thousand a Year.

The O'Neil-Adams Company has received permission to build a tunnel under 25th st to connect the buildings of the company, which are on opposite sides of the street. Besides the cost of construction, the company will have to pay a tax exceeding $9,000 a year.

The tunnel is to be 31 ft. wide and about 11 ft. high, outside dimensions, with the top of its roof approximately 6 ft. below the surface of the street. It is to be used as a general passageway between the said buildings and for the display of merchandise.

The total area of the proposed tunnel between building lines is 1,860 sq. ft., and the average assessed valuation of the two properties owned by the petitioner is $41.34 per sq. ft. The basis of compensation adopted by the Board in similar cases is 12 per cent. of the assessed valuation of the plan area of the tunnel per annum, for the first term of five years, with a 5 per cent. increase for each succeeding term of five years.

### Putnam Trains in Subway.

It is reported on fairly good authority that the Interborough Railway Company and the New York Central have come to an understanding whereby trains on the Yonkers branch of the Putnam road will run directly into the subway, after the latter road has been constructed as far as Van Cortlandt Park and a spur built to connect the two roads. Yonkers people will then be able to ride directly to downtown New York for a fare of ten cents, without change of cars. In practice, it will rather be subway trains running to Yonkers over the Putnam branch.

All the probabilities favor this move, as soon as the Central can get around to electrifying the Putnam Railroad at least from Van Cortlandt Park to Yonkers. A prominent engineer says that such change of equipment need take but a short time. The company has already considered plans for the elimination of the grade crossing at Undercliff st.

## Successful Heating by Hot Air Furnace.

IN CONSIDERING the heating of a modern building by means of a hot air furnace, the first and most important consideration will be the location of the furnace itself, and of the registers. Air, like water, will always flow in the direction of least resistance; therefore, it naturally follows that in placing registers in a room great care should be taken to favor that location where the least resistance will be met with from the incoming flow of air. As cold air is denser and heavier than warm, it follows that the proper location for a register in a room should be the warmest place in that room, i. e., on that side farthest from outside influences. Having first located the registers, place the furnace, keeping three facts in mind. First, remember that the greater the elevation of a warm pipe the more rapid the flow of air; second, that the air will flow more rapidly toward the point of least resistance; third, that the velocity of the air is dependent on the height of the outlet above the furnace and on the amount of frictional resistance in the pipe; in other words, on the length of the run and the pressure resistance in the room in which the register is placed. Therefore rooms having the greatest exposure in the direction of the prevailing winds, on the first floor, naturally should be nearest to the furnace and should have a larger pipe and register. Rooms which are remote from the furnace, necessitating a long horizontal run of pipe, should have larger pipes. Aim to minimize the frictional resistance in all pipes by avoiding all square turns or abrupt angles. Insist on having at least one inch rise to the running foot of pipe from the furnace to the register. Long runs of pipe, especially when going through cold rooms, should be wrapped with asbestos paper; pipes going through stone or brick walls should have thimbles one inch larger diameter than the pipe. In the adjustment of the pipe work, bear in mind that the pressure of the air is equal on all pipes at the furnace. If, therefore, some of the pipes do not flow as freely as others, the cause of that trouble may be looked for either in the frictional resistance in the pipes, pressure resistance in the rooms into which these pipes lead, or on the pressure of an adjacent pipe, having the advantage of elevation, and taking more than its proportion of the heated air. Should the trouble be caused by frictional resistance, look for obstacles to the free and natural flow of air, such as abrupt angles, etc., and remove them. If this does not furnish the remedy, then increase the size of the pipe. If the trouble is caused by pressure resistance in the room itself, this resistance is caused by air pressure in the room, and some outlet must be provided before satisfactory results can be obtained. A very satisfactory solution to this difficulty can be had by cutting an opening in the base-board of an inside partition between two studs, and utilizing the space between two studs and plaster walls for the vent duct. The plates on top of the studs must be cut, and the duct be unobstructed to the attic. Generally speaking, the air will find its way out of the attic, but in case it does not do so, an opening can be made in some unused chimney, or some other means employed to overcome the difficulty. When inside air is used all doors must be left open and chimneys or fireplaces closed.

### Return of the Tile Roof.

Tile, when properly formed, baked and laid on any structure rightly designed to carry it, is the most beautiful roof covering yet devised, but when not properly formed, baked and laid, or laid on buildings for which it is not rightly intended, tile may be not only the ugliest, but the least serviceable of coverings.

Four hundred and thirty years ago it was provided by law in England that for the making of tiles "clay should be dug before November, and be stirred and turned before March," and today the very old tile is considered much better than the new. The same care is not usually taken in turning out the commercial tile in use at the present time. A good, hard-burned tile lasts indefinitely; a thing of beauty, it comes very near being a joy forever; it is delightful in color, charming in form, and useful in service. A poor tile has little to recommend it. The hard-burned tile is, comparatively speaking, impervious to moisture, while those half-baked, out of poor clay, not only absorb moisture, but in a damp climate grow a luxuriant crop of vegetation, which may be very picturesque on outbuildings where dryness is not a prime essential, but not altogether desirable on a dwelling.

The Mission fathers no doubt followed the ancient custom of kneading or working the clay in pits under the hoofs of animals, then giving it time to ferment properly. The tiles were probably made by spreading the right quantity of clay on a board or flat surface, patting it to a cake of the right thickness and size, then deftly flopping it over a half-round piece of board which was first well sanded so the clay would not adhere. The clay was pressed and shaped to the form by hand, trimmed about the edges, dried in the sun, and fired more or less perfectly in small kilns. The pressure of the hand gave the tile a consistency and a surface which machine-made tiles lacked. The latter are more or less porous.

The quality of the tile differed with the clay of different localities, and with the care and skill of the makers. Some are soft and very irregular, others are comparatively hard and true. Throughout the Southwest a great variety of clay is found, from the sticky adobe, which is little more than a tenacious mud in places, to fine potter's clay. The Mission builders took their clay as they found it and made the best of it. Transportation was too difficult in those days for them to seek and develop the finer deposits.

### Color and Pattern in Rugs.

A FANCY for Oriental rugs has grown into a passion. Department stores, carpet stores and special shops are selling them, and a number of auction rooms are carried on by Armenians in New York. Mr. Calvin Richards, writing in the House Beautiful, advises against strong medallion effects and to choose fields that are intricate with florals, or are in much-grayed tones of solid color. Over-bold effects in borders should also be avoided.

The first law of color is to shun violent contrasts. If the color relation between the different parts of a room be handled as skillfully as in Oriental rugs, few of the American Nineteenth Century interiors will ever be repeated. In Louis XV. and Louis XVI. rooms the delicate colors of those periods should be found in the rugs that will consequently come from Tabriz or from Kerman. For the Louis XV. period the more intricate and elaborate florals should be chosen; for the Louis XVI. period simpler effects in leaf and flower.

The colorings of late Louis XV. and of Louis XVI. are also those of the late Georgian period, where Sheraton and Hepplewhite framed delicate but durable furniture out of light colored woods, among them light mahogany. The mahogany used by Chippendale was much darker, as were the reds and greens used in upholstery and rugs. Consequently for Early Georgian interiors, many of the Gorevans, Sultanabads, and Turkish rugs in massive patterns are admirable.

As we go back to the age of oak and towards the Gothic, blues take the place of greens, and blues in rugs should be sought. Grounds should not be too thickly sown with Kerman florals and animals; or the rugs should be specially woven in designs taken from the grounds of old Gothic tapestries.

It is by no means necessary to travel round the world and visit all the museums in order to become acquainted with the world's famous rugs, Mr. Richards says. In the past fifteen years most of these have been reproduced on a large scale in color at the Imperial Press in Vienna, and these printed reproductions are used as color models in the important schools of design. The details are given so accurately that faithful copies can be woven from them in the Orient. It takes time and money to have this done, but the result is a work of art that commands universal respect and admiration—and that endures.

### The Decorator and the Owner.

Formerly the decorator, or painter, merely had to deal with colors and paints, and use them to best advantage. Nowadays a decorator is compelled to have knowledge of the several branches, in rugs, furnishings and draperies, their adaptation, selection and utility, yes, even the building trades, as plastering, advising for rough or smooth plaster surface, relief and stucco work, carpenter or cabinet work, judging of construction, advising treatment, be it either for a fine, dainty chamber with a tinted ceiling and linen crash side walls and white enameled woodwork, or a heavy, solid display in a beamed ceiling and massive woodwork and wainscoting, where the wall space is the smallest part, and a material as burlap, leather or Japanese paper may be well applied. He must make himself familiar with all these things in order to carry out his schemes and effects that he may desire to put in the respective rooms of a modern house.

Almost identically the same is true of the builders of the first-class apartments, dwellings and hotels of New York. The decorating and to some extent the furnishing has become almost as much a part of his calculation and work as the mere plain painting. He must make his interiors handsome and inviting, and he cannot always leave these to the purchaser or tenant. The latter when negotiating for a first-class house is no longer content with bare, white walls and plain floors—or with the old explanation, "we are leaving the selection of the decorations to the buyer." The demand in such cases is for a house that is finished. Like everything else in building construction, these perplexities are given to the architect to solve, but the modern metropolitan builder, or owner, must take them into his business along with brick, cement and steel.

### Used Terra-Cotta 1,000 Years Ago.

Testimony to the durability of terra-cotta, which enters so prominently into the construction of twentieth-century skyscrapers, comes in an official report from Mr. W. H. Michael, United States Consul General at Calcutta. It shows that this material was known and used in ancient Burma almost a thousand years ago. Mr Michael quotes from a recent report of the archaeological survey of an interesting discovery of terra-cotta reliefs, with Pali inscriptions, dating back to the eleventh century, A.D., at Petleik pagoda.

These reliefs, says that report, illustrate scenes in the life of Buddha, and, unlike most others of a similar kind, are vigorously modeled and almost as clear and sharp as the day they left the kiln, about the time England was being conquered by the Normans. Each tile bears a number corresponding to the number of the story depicted in the Jataka book, and the whole forms an authentic record of the orthodox Buddhist iconography of the eleventh century, besides being specimens of an art which is described as of no mean order.

*MISCELLANEOUS.*

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MAIN OFFICE: 31 NASSAU ST. AGENCY DEPT.: 932 EIGHTH AVENUE

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## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

West Farms rd, Bronx st to Moris Park av; temporary sewers.
Morris Park av, West Farms rd to Bear Swamp rd; temporary sewers.
Garfield st, Jackson av and Harlem River branch of the N Y, N. H. & H R R; temporary sewers.
Van Buren st, Morris Park av and Jackson av; temporary sewers.
Hancock st, Morris Park av and Jackson av; temporary sewers.
Taylor and Garfield sts, bet Morris Park av and Jackson av; temporary sewers.
Fillmore st, Morris Park av and Columbus av; temporary sewers.
Unionport rd, Columbus av and Jackson av; temporary sewers.
Victor st, Morris Park av and Columbus av; temporary sewers.
Louise st, Morris Park av and the property of the N Y, N H & H R R Company; temporary sewers.
Lincoln st, Morris Park av and the property same as above; temporary sewers.
Madison st, Morris Park av and Columbus av; temporary sewers.
Columbus av, West Farms rd and Bear Swamp rd; temporary sewers.
Grand av, Garfield st and Unionport rd; temporary sewers.
Jackson av, Garfield st and Unionport rd; temporary sewers.
Taylor st, Columbus av to Harlem River Branch of the N. Y., N. H. & H. R. R. Company in Bronx Park av; temporary sewers.
177th st, Bronx Park av and Watson's Lane; temporary sewers.
178th st, Bronx Park av and Watson's Lane; temporary sewers.
179th st, Bronx Park av to a point 423 w on av; temporary sewers.
Lebanon st, bet a point 410 w Bronx Park av to Morris Park av; temporary sewers.
Jefferson st, Morris Park av to the property of the N Y, N H & H R R Co; temporary sewers.
Adams pl, Columbus av and Rosedale av; temporary sewers.
Adams pl, Columbus av and the property of the N Y, N H & H R R Company; temporary sewers.
West Farms rd, Rosedale av and Clason's Point rd; temporary sewers.
Commonwealth av, West Farms rd and Merrill st; temporary sewers.
Clason's Point rd, West Farms rd and Mansion st; temporary sewers.
Mansion st, Rosedale av and Clason's Point rd; temporary sewers.
Merrill st, Rosedale av and St Lawrence st; temporary sewers.
7th av, 145th and 146th sts; sewer.
152d st, Riverside Drive and Broadway; sewer.

### HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Oct. 7.

A new avenue, between Fort Washington and Haven avs, at 11 a m.
W 129th st, Convent to Amsterdam av, at 12 m.
Public park at Rae st, German pl and St Anns av, at 11 a m.
Bronx Park addition on its easterly side, Bronx, at 10 a m.
E 233d st, Bronx River to Hutchinson River, at 2 p m.
E 222d st, 7th av to Hutchinson River, at 3 p m.
Bronx Boulevard, Old Boston Post rd to E 242d st, at 11 a m.

Tuesday, Oct. 8.

Northern av, north of 181st st, at 4 p m.
Beck st, Longwood av to Intervale av, at 2 p m.
Bridge at Depot pl, at 3 p m.
Haven av, W 177th to W 181st st, at 12 m.

Wednesday, Oct. 9.

Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.
W 162d st, Broadway to Riverside Drive, at 11 a m.
West Farms rd, Bronx River to Westchester Creek, at 3 p m.

Thursday, Oct. 10.

Perry av, Mosholu Parkway north and Woodlawn rd, at 3 p m.
Two public parks east of Boulevard Lafayette, at 2 p m.
Bronx st, Tremont av to E 177th st, and E 180th St, Bronx, at 11 a m.
White Plains rd, closing, northern boundary of city to Morris Park av, at 11 a m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Oct. 5, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

106th st, No 239, n s, 100 w 2d av, 25x100.11, 4-sty brk tenement. (Amt due, $11,008.85; taxes, &c, $24.) Alwine Ahnert, party in interest .....$16,600

222d st, late 8th st, n s, 505 e 4th av, and being gore lot 76 map Wakefield, Bronx, 71.6x114x100x—. (Amt due, $821.66; taxes, &c, $130.) F Piasecki .....3,400

*Park av, Nos 1321 and 1323 | n e cor 100th st, 100th st, No 101 | st, 75x26, 5-sty brk tenement and store. (Amt due, $23,292.67; taxes, &c, $71.) Geo Schuster..24,000

*Lexington av, Nos 2170 to 2184 | w s, whole 130th st | front between 131st st | 130th and 131st sts, 199.10x80, four 6-sty brk tenements and stores.....

Park av | s e cor 131st st, 99.11x80, vacant.... 131st st | .....

(Amt due, $13,157.12; taxes, &c, $2,426.54 as to first parcel: $720.07 as to second parcel.) Albert M Hersch .....263,900

Anderson av, e s, 482.11 s 165th st, 25.2x—, vacant (voluntary). Chas Hermann ....2,700

Anderson av, e s, 508.1 s 165th st, 75x—, vacant (voluntary). Chas Weil.....7,800

Anderson av, e s, 583.1 s 165th st, 75x—, 3-sty brk and frame dwelling (voluntary). Louis Meckes .....10,000

Anderson av, e s, 658.1 s 165th st, 25x—, vacant (voluntary). Chas Weil.....2,700

Anderson av, e s, 683.1 s 165th st, 100x—, vacant (voluntary). Louis Meckes....11,900

Boscobel av | e s, 270 n 169th st, 97x170 to Cromwell av | Cromwell av, —x—x133, vacant (voluntary). E Osborne Smith.....5,300

Park av, No 4402, s e cor 181st st, 25x91, 2-sty frame dwelling.....

181st st, No 452, s s, 91 e Park av, 50x150, 2-sty frame dwelling.....

(Voluntary.) Bid in at $12,300.....

35th st, No 158, s s, about 132 e 7th av, 18x45x—x50.6, 4-sty brk and stone dwelling exrs sale). Angelo B Tobin .....37,000

3d st, No 351, n s, 135 e Av D, 20x96, 5-sty brk tenement (voluntary). Bid in at $29,000.....

*Concord av | s e cor 147th st, late Dater st, Dater st | 200x100, vacant. (Amt due, $19,284.61; taxes, &c, $305.34.) Abraham J Dworsky .....20,000

*Broadway | s e cor 94th st, runs e 146 x s 94th st, No 216 | 56.3 x w 51.8 x s 30.4 x w 100 x n 83.3 to beginning, 8-sty brk and stone tenement with 1-sty extension in st. (Amt due, $34,606.51; taxes, &c, $12,201.58; sub to morts aggregating $251,956.71.) Martin D Fink .....270,952

Lewis st, No 109, w s, 160 n Stanton st, 20x100, 5-sty brk tenement and store and 3-sty brk tenement in rear. (Amt due, $3,439.80; taxes, &c, $372.07; sub to a mort of $12,500.) Mary Weiser .....18,050

SAMUEL MARX.

94th st, No 31, n s, 275 w Central Park West, 12.5x100.8, 4-sty and basement stone front dwelling. (Amt due, $12,781.97; taxes, &c, $30.10.) Edwin A Acker .....18,000

SAMUEL GOLDSTICKER.

176th st (proposed), s s, 100 w Audubon av, 150x73x—x85, vacant. (Amt due, $34,541.55; taxes, &c, $331.83.) Daniel Hamberger..34,500

CHAS. A. BERRIAN.

*137th st, Nos 6 to 12, s s, 85 w 5th av, 150x99.11, four 6-sty brk tenements and stores. (Amt due, $19,144.88; taxes, &c, $2,317.02; sub to seven morts aggregating $134,850; also sub to a conditional bill of sale on which is due $752.) Sender Jarmulowsky.....145,602

REFEREE'S SALE.

*7th st, n s, 294.10 e Virginia av, Pugsley estate at Unionport, 25x103, vacant. (Amt due, $382.07; taxes, &c $—.) Henry Ruhl et al. .....450

| | |
|---|---|
| Total | $892,854 |
| Corresponding week, 1906 | 47,700 |
| Jan. 1st, 1907, to date | 32,074,859 |
| Corresponding period, 1906 | 23,850,109 |

## VOLUNTARY AUCTION SALES.

Oct. 9.

By BRYAN L. KENNELLY.

56th st, No 363 W, 4-sty brown stone dwelling, 16.8x100.5.
12th st, Nos 22, 24, 26 W, three 3-sty buildings, 52x88.6x irreg.
Washington st, No 609, 5-sty brk business building, 18.6x64.10.
Greenwich st, No 550, 5-sty brown stone and brk tenement, 27.2x76.6.
Boston rd, No 1262, 2-sty attic cellar frame dwelling, 60x180x irreg.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Oct. 5.

No Legal Sales advertised for this day.

Oct. 7.

3d av, Nos 3524 to 3542 | n e cor 168th st, runs 168th st | e 337 to Fulton av Fulton av | x n 41.8 x w 111.11 x n 87 x w 60.10 x n 50 x w 180 to 3d av x s 176 to beginning, 1, 2, 3 and 4-sty brk brewery and 1-sty frame stable and 3-sty brk tenement and store. The Emigrant Industrial Savings Bank agt Lena Kuntz et al; R & E J O'Gorman, att'ys, 49 Chambers st; Leo C Dessar, ref. (Amt due, $80,000; taxes, &c, $2,918.58.) By Joseph P Day.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Oct. 8.

3d av, Nos 3386 to 3394 | e s, 150 s 166th st, Franklin av | 112.6x70.7 to Franklin av x123.7x121.10, 3-sty brk tenement and store and 3 2-sty fr bldgs and stores. Ferdinand Forsch agt William Rosenzweig Realty Operating Co et al; Cook & Forsch, att'ys, 50 Pine st; Edw J McGean, ref. (Amt due, $35,705.89; taxes, &c, $42.36.) Mort recorded May 15, 1905. By Chas A Berrian.

Vyse av, w s, 191.4 n Home st, 75x100, vacant. Geo J Lyons et al agt Evelyn H White et al; Michael J Sullivan, att'y, Willis av and 148th st, Bronx; Vincent W Woytisek, ref. (Amt due, $4,428.50; taxes, &c, $656.24.) Mort recorded July 25, 1905. By Joseph P Day.

Brook av, Nos 190 to 208 | e s, whole front be-
136th st, No 779 | tween 136th and
137th st, No 778 | 137th st, 200x100, five 6-sty brk tenements and stores. The Estates Settlement Co agt Abraham Silbermintz et al; Carrington & Pierce, att'ys, 200 Broadway; Stephen Callaghan, ref. (Amt due, $6,780.22; taxes, &c, $19.19; sub to six prior morts aggregating $42,000.) Mort recorded Nov 29, 1905. By Joseph P Day.

Hughes av, No 2153, w s, 62.11 s Oak Tree pl, 16.7x95, 2-sty frame dwelling. Rose Maaskoff agt Samuel Dworkowitz et al; Samson Friedlander, att'y, 271 Broadway; James A Foley, ref. (Amt due, $4,434.48; taxes, &c, $27.39.) Mort recorded Oct 30, 1906. By Joseph P Day.

Oct. 9.

Washington av, e s, 65 n 167th st, 125x137, vacant. Gerson M Krakower agt Lawrence Cohen etal; Wm J Lippmann, att'y, 132 Nassau st; Maurice Block, ref. (Amt due, $3,897.07; taxes, &c, $495; sub to a first mort of $22,000.) Mort recorded Dec 4, 1904. By Joseph P Day.

Central Park West, w s, 75.8 s 101st st, 25.3x100, vacant. John Stich agt Joseph Fuchs et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Frederick L Taylor, ref. (Amt due, $4,892.60; taxes, &c, $—; sub to a prior mort of $15,000.) Mort recorded Feb 16, 1906. By Joseph P Day.

Oct. 10.

145th st, n s, 200 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No. 2; Bowers & Sands, att'ys, 31 Nassau st; James R Deering, ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Samuel Goldsticker.

145th st, n s, 125 w Lenox av, 75x99.11, vacant. American Mortgage Co agt Louis A Solomon et al; Action No. 1; Bowers & Sands, att'ys, 31 Nassau st; James R Deering, ref. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) Mort recorded Feb 7, 1906. By Samuel Goldsticker.

(Continued on page 539.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. SEWER AND APPURTENANCES in CLAY AVENUE, between East 166th and 167th Streets; in TELLER AVENUE, in FINDLAY AVENUE, and in COLLEGE AVENUE, between 165th and 167th Streets; in EAST 165TH and EAST 167TH STREETS, between Clay and Morris Avenues. COLLEGE AVENUE—SEWER, between East 163d and 164th Streets. EAST 137TH STREET—PAVING AND SETTING CURB, from 3d to Rider Avenues. SEWER AND APPURTENANCES in EAST 164TH STREET, between Walton Avenue and Grand Boulevard and Concourse, and in GRAND BOULEVARD AND CONCOURSE (west side), between East 164th Street and Pond Place. BROWN PLACE—REGULATING AND PAVING, from East 135th to 138th Streets. 23D WARD, SECTION 10. EAST 162D STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Prospect Avenue to Westchester and Stebbins Avenues. EAST 136TH STREET—PAVING AND SETTING CURB from the west side of Cypress Avenue to the East River. ROBBINS AVENUE—PAVING AND CURBING, from 149th Street to Westchester Avenue. 23D WARD, SECTION 11. CHISHOLM STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Stebbins Avenue to Intervale Avenue. 24TH WARD, SECTION 11. SEWERS in WEST 176TH STREET, between Harlem River and Sedgwick Avenue, and in SEDGWICK AVENUE, between West 176th Street and summit north of West 177th Street. EAST 178TH STREET—SEWER, from the Southern Boulevard to Prospect Avenue. EAST 183D STREET—PAVING AND CURBING, from 3d Avenue to Webster Avenue. SEWERS in EAST 188TH STREET, between Arthur and Bathgate Avenues, and in LORILLARD PLACE between East 188th and 189th Streets. WATERLOO PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 175th to 176th Streets. CAMERON PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Jerome to Morris Avenues. LAFONTAINE AVENUE—PAVING AND CURBING, between Tremont Avenue and the Quarry Road at East 182d Street. ECHO PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Tremont Avenue to Echo Park. SEWERS in the GRAND BOULEVARD AND CONCOURSE (both sides), between East 183d and 189th Streets, and in FIELD PLACE, between Ryer Avenue and the Grand Boulevard and Concourse. EDGEWATER ROAD—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Westchester Avenue to West Farms Road. 24TH WARD, SECTION 12. EAST 197TH STREET—REGULATING, GRADING, CURBING, FLAGGING a space of four feet wide, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, between Creston and Bainbridge Avenues. DECATUR AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 207th Street to Gun Hill Road. PARKSIDE PLACE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, between East 207th Street and Webster Avenue, near 210th Street. 24TH WARD, ANNEXED TERRITORY. FIRST UNNAMED STREET EAST OF THE BRONX RIVER (Devoe Avenue)—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Tremont Avenue to 180th Street.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-2)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

7TH WARD, SECTION 1. SCAMMEL STREET—SEWER, between Madison and Henry Streets.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-1)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. CASTLETON AVENUE—REGULATING, GRADING, PAVING ROADWAY, LAYING COBBLE-STONE GUTTERS, from Bard Avenue to Glenn Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 24, 1907. (38114)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 18 to October 2, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND ERECTING FENCES, in FINDLAY AVENUE, between East 165th and 167th Streets; in COLLEGE AVENUE, between East 165th and 167th Streets; in EAST 166TH STREET, between Webster Avenue and Morris Avenue. 24TH WARD, SECTION 12. VILLA AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Southern Boulevard to Van Cortlandt Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 17, 1907. (37795)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 14 to 28, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—TEMPORARY STORM WATER SEWER, from the easterly side of Columbia Avenue to Bodine's Creek. 3D WARD. REGULATING, GRADING, PAVING AND LAYING CROSSWALKS AND DISH GUTTERS in HATFIELD AVENUE, from Richmond to Nicholas Avenues, and in LAFAYETTE AVENUE, SHARP AVENUE and ELM STREET, from Harrison Avenue to Hatfield Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 12, 1907. (37765-3)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. BLACKWELL STREET—SEWER, from Grand Avenue to Flushing Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 24, 1907. (38122)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. ACADEMY STREET—SEWER, from Payntar Avenue to Jane Street.

HERMAN A. METZ,
Comptroller.

City of New York, September 26, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 171ST STREET—SEWER, between Fort Washington Avenue and Haven Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 26, 1907.

## PROPOSALS

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 o'clock P. M. on

MONDAY, OCTOBER 7, 1907.

For all the labor and materials required for a tunnel connecting the training school for women nurses with pavilions A and B of the new Bellevue Hospital, situated under Twenty-sixth street, east of First avenue, Borough of Manhattan, the City of New York.

For full particulars see City Record.

JOHN W. BRANNAN,
President of the Board of Trustees,
Bellevue and Allied Hospitals.

Dated September 23, 1907. (37975)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for completely erecting and constructing a comfort station in the Botanical Garden, in Bronx Park, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37982-2) Commissioners of Parks.

## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,
Borough of The Bronx.

For furnishing all the materials and labor for constructing retaining wall on Spuyten Duyvil Parkway, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37982-1) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,
Borough of Brooklyn.

For all labor and materials required in the furnishing and erection of cases for exhibits in the Brooklyn Institute of Arts and Sciences, Brooklyn, New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(37989) Commissioners of Parks.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing Manila Rope (1107) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon), Thursday, October 10, 1907. (For particulars see City Record.)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing about 20,000 Tons of Anthracite Coal (1106) will be received by the Commissioner of Docks at Pier A, Battery Place, until 12 o'clock (noon), Thursday, October 10, 1907. (For particulars see City Record.)

## PUBLIC NOTICES.

DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, NO. 57 CHAMBERS STREET, BOROUGH OF MANHATTAN, NEW YORK, September 30, 1907.

NOTICE TO TAXPAYERS.

NOTICE IS HEREBY GIVEN THAT THE assessment rolls of real estate and personal property in The City of New York for the year 1907, and the warrants for the collection of taxes, have been delivered to the undersigned, and that all the taxes on said assessment rolls are due and payable on

MONDAY, OCTOBER 7, 1907,

at the office of the Receiver of Taxes in the borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.

Borough of The Bronx, corner of Third and Tremont avenues, The Bronx, N. Y.

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.

Borough of Richmond, Borough Hall, St. George, Staten Island N. Y.

In case of payment during October the person so paying shall be entitled to the benefits mentioned in section 915 of the Greater New York Charter (chapter 378, Laws of 1897), viz.: A deduction of interest at the rate of 6 per cent. per annum between the day of such payment and the 1st day of December next.

ALL BILLS PAID DURING OCTOBER MUST BE REBATED BEFORE CHECKS ARE DRAWN FOR PAYMENT.

When checks are mailed to the Receiver of Taxes they must be accompanied by addressed envelopes with postage prepaid in order to insure return of receipted bills by mail.

Checks dated October 7th should be mailed to the Receiver as soon as possible after bills have been received by the taxpayer.

Draw checks only to the order of the Receiver of Taxes.

DAVID E. AUSTEN,
(38025) Receiver of Taxes.

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DEPARTMENT OF WATER SUPPLY, GAS AND ELECTRICITY.
Public Notice.

On Saturday, Oct. 5th, 1907, at 10 A. M., the 20 inch water main supplying the higher sections of the Borough of Manhattan, south of 63d Street, will be shut off in order that the 20 inch water main on the west side of Broadway at 62d Street may be lowered. All the high pressure district in Manhattan Borough, south of 63d Street, will be affected, particularly that section of the city included in the following limits:

Between 34th and 59th Sts., from Lexington to Sixth Avenue;
Between 50th and 59th Sts., from Madison to 9th Avenue;
Between 59th and 63d Sts., from Central Park West to Amsterdam Avenue,

where pressure will be reduced.

The 20 inch main will probably remain shut off until Oct. 6th, 1907.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas
(38199) and Electricity.

## PROPOSALS

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, OCTOBER 14, 1907,

For providing all labor and materials required for the excavation, masonry, steel and iron, roofing and metal work, carpentry, glazing, painting, hardware, electric work and all other work (except plumbing, heating, elevator work, electric wiring and fitting up the diet kitchens, drug rooms and utility rooms), as set forth in the drawings and specifications for the construction and completion of six ward buildings of the Sea View Hospital, situated on certain property owned by the City of New York, on the south side of the Manor road, Township of Castleton, Borough of Richmond, the City of New York, said proposed structures being intended for the uses and purposes of the Department, as provided by law.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated September 27, 1907.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

THURSDAY, OCTOBER 10, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing and delivering one hundred tons of cannel coal.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated September 27, 1907.

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Department of Health, southwest corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A .M. on

WEDNESDAY, OCTOBER 9, 1907,

For furnishing and delivering as required, meat to the tuberculosis sanatorium at Otisville, Orange county, N. Y., during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated September 28, 1907.

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907,

For the construction of a bridge floor at the Washington avenue bridge, in the Borough of Brooklyn.

For full particulars see City Record.

J. W. STEVENSON,
Commissioner of Bridges.

Dated September 26, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 17, 1907,

Boroughs of Brooklyn and Queens.

For furnishing all the labor and materials necessary to wire and light and make repairs to the Soldiers and Sailors' Arch, Prospect Park, Brooklyn.

For full particulars see City Record.

SAMUEL PARSONS,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 17, 1907,

Borough of Brooklyn.

For furnishing all the labor and materials necessary to construct a rustic masonry boundary wall around Sunset Park, Borough of Brooklyn.

For full particulars see City Record.

SAMUEL PARSONS,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department until 3 o'clock P. M. on

THURSDAY, OCTOBER 17, 1907,

Boroughs of Brooklyn and Queens.

No. 1. For repairs and alterations to and painting of fences around Parks and on Parkways in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

SAMUEL PARSONS,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.


## HERBERT A. SHERMAN

REAL ESTATE

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## PROPOSALS.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907.

Borough of Manhattan.

For furnishing and delivering old well rotted horse manure where required on the Parks.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated September 26, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907.

Boroughs of Brooklyn and Queens.

For furnishing and delivering topsoil or garden mould to Parks and Parkways in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 10, 1907.

Borough of Brooklyn.

For furnishing and planting trees and shrubs in McLaughlin Park, Borough of Brooklyn.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS: 1ST WARD. CRESCENT STREET—SEWER, from Payntar Avenue to Freeman Avenue. 13TH AVENUE—SEWER, from Broadway to Graham Avenue. 16TH AVENUE—SEWER, from Broadway to Jamaica Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. SEVENTH AVENUE—SEWER, west side, between 145th and 146th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX: 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in WEST FARMS ROAD, from Bronx Street to Morris Park Avenue, etc; in GARFIELD STREET, between Jackson Avenue and the Harlem River Branch of the N. Y., N. H. and H. R. R.; in VAN BUREN STREET, between Morris Park Avenue and Jackson Avenue, etc.; in TAYLOR STREET, from the existing sewer east of Columbus Avenue to the Harlem River Branch of the N. Y., N. H. and H. R. R.; in BRONX PARK AVENUE, between a point about 640 feet south of West Farms Road and 180th Street, etc.; in LEBANON STREET, between a point about 410 feet west of Bronx Park Avenue and Morris Park Avenue; in JEFFERSON STREET, between Morris Park Avenue and the property of the N. Y., N. H. and H. R. R., in ADAMS PLACE, between Columbus Avenue and the property of the N. Y., N. H. and H. R. R., etc.

HERMAN A. METZ,
Comptroller

City of New York, October 1, 1907.

(38220)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved, lands affected thereby, that the following proposed assessments have been completed and lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9241. No. 1. Sewer in Pitkin avenue, between Euclid avenue and Sheridan avenue, and between Grant avenue and Enfield street, and sewer basins at the following points: Northeast and northwest corners of Atkins and Pitkin avenues; northeast and northwest corners of Montauk and Pitkin avenues; northeast and northwest corners of Milford street and Pitkin avenue; northeast and northwest corners of Logan street and Pitkin avenue, and outlet sewers in Crescent street, between Pitkin and Sutter avenues, and in Hemlock street, between Pitkin and Sutter avenues.

List 9281. No. 2. Sewer in Putnam avenue, from Knickerbocker avenue to the borough line of Queens, and outlet sewers in Irving avenue, from Putnam avenue to Palmetto street; in Palmetto street, from Irving avenue to Knickerbocker avenue.

List 9287. No. 3. Sewer in Ashford street, from Pitkin avenue to Blake avenue; Cleveland street, from Pitkin avenue to Blake avenue; Sutter avenue, from Ashford street to Elton street, and outlet sewers in Ashford street, from Blake avenue to Dumont avenue, and in Cleveland street, from Blake avenue to New Lots avenue.

List 9298. No. 4. Regulating, grading, curbing and laying sidewalks on Dumont avenue, from Schenck avenue to New Lots road.

List 9356. No. 5. Regulating, grading, curbing and laying cement sidewalks on Washington avenue, from Gravesend avenue to First street.

List 9405. No. 6. Curbing, recurbing, laying cement sidewalks and paving with asphalt on a concrete foundation Eighty-third street, between Second and Third avenues.

List 9420. No. 7. Paving with asphalt on a concrete foundation East Seventeenth street, between Albemarle road and Beverley road.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before November 6, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, October 3, 1907.

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### ADVERTISED LEGAL SALES.

(Continued from page 537.)

South st, No 187 | s w cor James Slip, 36.2x James Slip, No 19 | 21.11, 4-sty brk tenement and store.

South st, No 175 | n w cor Roosevelt st, Roosevelt st, No 137 | 26.10x49x28.7x39.2, 6-sty brk tenement and store.

South st, No 174, n s, 26.10 w Roosevelt st, 17.10x62.3x x59.4, 4-sty brk tenement and store.

Elizabeth Pieper agt Carl L Volckhausen by guardian et al; Ralph Royall, att'y, 256 Broadway; Harry H Dale, ref. (Partition.) By Joseph P Day.

78th st, Nos 236 and 238, s s, 305 e 3d av, 25x102.2, 6-sty brk tenement and store. Samuel Grodginsky et al agt Morris Seplow et al; Samuel Wolbarst, att'y, 3 Beekman st; Emmet J Murphy, ref. (Amt due, $20,874.09; taxes, &c, $265.04.) Mort recorded April 27, 1906. By Joseph P Day.

Oct. 11.

143d st, No 306, s s, 100 w 8th av, 25x99.11, 5-sty brk tenement. Andrew J Stevens agt Clarence Person et al; Andrew H Weller, att'y, 203 Broadway; Frank Cochrane, ref. (Amt due, $6,561.79; taxes, &c, $564.18; sub to a mort of $21,000.) Mort recorded May 20, 1901. By Joseph P Day.

Oct. 9, 12 and 15.

No Legal Sales advertised for these days.


A Dictionary of Architecture and Building

Biographical, Historical and Descriptive

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NEW YORK CITY

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

September 27, 28, 30, October 1, 2 and 3.

### BOROUGH OF MANHATTAN.

Bayard st, No 14, n s, 31.3 e Chrystie st, 18.9x50x18.9x49.10, 4-sty brk tenement and store. Abraham Rothman and ano EXRS Jenny Diamant to Ella Lucas, of Staten Island. Mort $9,000. Sept 25. Sept 27, 1907. 1:291—38. A $10,000—$14,000. nom

Broome st, No 53, s s, 50 w Lewis st, 25x100, 5-sty brk tenement and store. Barnet Lipshitz et al to Morris Weisberger and Paul Junger. Mort $36,000. Sept 30. Oct 3, 1907. 2:326—13. A $14,000—$31,000. other consid and 100

Broome st, Nos 529 to 533 | s e cor Sullivan st, runs s 63 x e 70
Sullivan st, Nos 51 to 55 | x n 31 x e 2 x n 32 x w along Broome st, 72 to beginning, 6-sty brk tenement and store. Rosehill Realty Corpn to Angela Colombo and Luigi Rapuzzi. Sept 26. Sept 28, 1907. 2:476—17 to 20. A $33,000—$——. other consid and 100

Broome st, Nos 16 and 18 | n e cor Mangin st, 50x75, 6-sty brk
Mangin st, No 20 | tenement and store. Pauline Elkind to Abraham Benerofe. B & S and C a G. All liens. Sept 19. Sept 28, 1907. 2:322—60. A $20,000—$60,000. nom

Same property. Abraham Benerofe to John C Eberle. All liens. Sept 27. Sept 28, 1907. 2:322. other consid and 100

Chambers st, No 144, s s, abt 75 w West Broadway, 25x75, 5-sty brk loft and store building. Abram V Whiteman to Joseph T B Jones. Mort $55,000. Oct 1. Oct 3, 1907. 1:137—34. A $25,000—$35,000. other consid and 100

Same property. Joseph T B Jones to Henry O Heuer, Ottilie M Boschen, Albertine M Melius and Diedrich Heuer EXRS and TRUSTEES Henry Heuer. Mort $55,000. Oct 2. Oct 3, 1907. 1:137. 1,000

Cherry st, No 308, n s, 258.1 e Jefferson st, 25x80.1, 5-sty brk tenement and store. Gussie Daiches to Simon Clug. ½ part. Mort $26,125. Sept 24. Sept 27, 1907. 1:257—11. A $10,000—23,000. other consid and 100

Same property. Simon Clug to Nathan Himowich. All title. Mt $25,000. Sept 26. Sept 27, 1907. 1:257. other consid and 100

Delancey st, No 36 | n e cor Forsyth st, runs e 25 x n 45.9
Forsyth st, Nos 138 and 140 | x e 25 x n 54.3 x w 50 to e s Forsyth st x e 100 to beginning, part 6-sty brk tenement and store and 5-sty brk tenement and store. Release annuity of $200 per annum. Jane R Chesebro to Henry C Tinker. All title. Q C. Sept 10. Sept 30, 1907. 2:420. nom

Same property. Release annuity of $2,000 per annum. Edith E Tinker widow to same. All title. Q C. Sept 11. Sept 30, 1907. 2:420. nom

Delancey st, n e cor Forsyth st, runs e 25 x n 45.9 x e 28 x again e 28 x n 15 x w 3 x n 39.3 x w 50 to e s Forsyth st x s 100 to beginning; also property adj above on east. Release restrictions, &c. Edw G Tinker with Samuel Longfelder. Jan —, 1886. Sept 30, 1907. 2:420. 200

Delancey st, No 38, n s, 25 e Forsyth st, 25x45, being lot begins at n w cor of lot on Delancey st, n s, 25 e Forsyth st, 25x45 (said lot being land conveyed by Rowland to Down and recorded Nov 14, 1872), a strip, runs n parallel with Forsyth st 0.9 x e parallel with Delancey st 25 x s 0.9 x w 25 to beginning, part 6-sty brk tenement and store. Jos R Rowland to Henry C Tinker. Q C. Aug 31. Sept 30, 1907. 2:420. nom

Duane st, No 209, n s, abt 30 e Caroline st, 25x29, 5-sty brk loft and store building. Pauline A Horn to Alphonse Freund. Mort $14,500. Sept 30. Oct 2, 1907. 1:142—24. A $10,000—$14,500. other consid and 100

Essex st, No 107, w s, abt 150 n Delancey st, 25x87.6, 5-sty brk tenement and store. Isaac O Schiff et al to Louis Klein. Mort $26,500. Sept 30. Oct 2, 1907. 2:410—60. A $20,000—$30,000. other consid and 100

Fulton st, No 144, s s, 161.2 e Broadway, 27.2x107.1x27.4x106.9, 5-sty brk loft and store building. Eleanor A Capstick to Anna S de Selding and Lucretia C Tallmadge, both of Brooklyn. Mort $142,000. Dec 27, 1906. Oct 2, 1907. 1:79—25. A $138,600—$155,000. other consid and 100

Hamilton pl, No 107, s e s, 22.10 s 142d st, 15.9x55.9x14.6x48.8, 3-sty brk dwelling. Wm J Kelly to William Daly. Mort $11,250. Oct 1, 1907. 7:2073—38. A $3,500—$7,500. nom

Hamilton pl, No 107, s e s, 22.10 s 142d st, 15.9x55.9x14.6x48.8, 3-sty brk dwelling. Mabel C Goodwin to Wm J Kelly. Mort $11,250. Sept 23. Oct 1, 1907. 7:2073—38. A $3,500—$7,500. nom

Hester st, No 209 | n w cor Baxter st, 25x100.
Baxter st, Nos 134 and 136 |
Hester st, No 211, n s, 25 w Baxter st, runs n e 35.6 x — 66.6 x — 21.8 x s w 103.6 to st, x s e 24.11 to beginning, 6-sty brk stable.
John Ochse HEIR, &c, John Ochse to Frederick Ochse. All title. Sept 28. Sept 30, 1907. 1:235—24. A $40,000—$64,000. other consid and 100

Same property. William Ochse HEIR, &c, John Ochse to Anna Ochse. All title. Sept 30, 1907. 1:235. other consid and 100

Henry st, No 304, s s, 215.3 e Scammel st, 24x95x23.11x95, 5-sty brk tenement and store. Harry Strasbourger to Louis and Harry Sackin. Mort $18,700. Oct 1. Oct 3, 1907. 1:267—68. A $13,000—$22,000. nom

Henry st, No 90, s s, abt 40 e Birmingham st, 25x100, 6-sty brk tenement and store and 6-sty brk tenement in rear. Geo C Winchel to Samuel Graboys, of Brooklyn. ½ part. All title. Mort $40,800. Sept 26. Sept 27, 1907. 1:275—46. A $18,000—$37,000. nom

Hudson st, Nos 434 and 436 | s e cor Morton st, 45x80, one 3
Morton st, Nos 68 and 70 | and two 4-sty brk tenements, stores on av. Hermann H F Vocke to Cord Bohling. Oct 1. Oct 2, 1907. 2:583—8 to 10. A $30,500—$36,500. other consid and 100

Hudson st, No 436 | s e cor Morton st, 23x55, 4-sty brk tene-
Morton st, No 70 | ment and store. Evelyn Horr and ano to Hermann H F Vocke. Mort $14,000. R S $27.50. Jan 31, 1899. Re-recorded from Feb 3, 1899. Oct 2, 1907. 2:583—9. A $15,000—$18,000. nom

Jackson st, Nos 71 to 77 | w s, 70 s Water st, runs w 78.2 x s
Front st, No 386 | 70 to n s Front st, x e 78.2 to w s Jackson st; x n 70 to beginning, five 2-sty frame tenements. Shapiro, Levy & Starr, a corpn, to David Nissnewitz. Mort $43,000. Sept 26. Sept 27, 1907. 1:243—79 to 83. A $29,500 $36,000. other consid and 100

Mott st, No 30, e s, 80.9 s w Pell st, runs s w 24 x e 95 x n 24.2 x w 94.8 to beginning, 3-sty brk tenement and store. Fanny C K Marshall EXTRX, &c, Jacob P Marshall to Susan M Kidder. Sept 28. Sept 30, 1907. 1:162—16. A $15,000—$18,000. 28,000

Mott st, Nos 67 to 71, n w s, 173.1 n e Bayard st, 61.8x100x60.2x100, two 3 and one 5-sty brk tenements and stores and 4-sty brk tenement in rear.

80th st E, No 167, n s, 233.4 w 3d av, 16.8x100, 3-sty stone front dwelling.

Also property at Long Island City.
Rebecka Ficken et al EXRS Martin Ficken to Rebecka Ficken INDIVID. Sept 16. Oct 3, 1907. 1:200—24 to 26. A $43,000—$57,000; 5:1509—27. A $8,500—$13,500. nom

Nichols pl, n w s, 61.6 s w Prescott av, runs s w 208.6 x n w 100.1 x n e 100 x s e — x n 100 x s 117.5 to beginning.

Emerson st, s e s, 688.11 s w Prescott av, 100x100, vacant. Mort $12,000.

Valentine av, e s, 39.8 n 182d st, 16.8x63x16.9x61.9, 2-sty brk dwelling. Mort $5,225.

141st st, Nos 239 and 241, on map Nos 235 and 237, n s, 200 e 8th av, 50x99.11, 6-sty brk tenement. Mort $62,500.
Margt A Kilcoyne to Fredricka Hack. June 10. Oct 3, 1907. 8:2255—406 and 410 and 467. A $6,400—$6,400; 7:2027—9. A $18,000—$63,000; 11:3145. 25,000

Prince st, No 195, n s, 50 w Sullivan st, 25x78, 5-sty brk tenement.

16th st, No 310, s s, 125 w 8th av, 25x103.1, 5-sty brk tenement and store.
Mary M Rauchfuss INDIVID and EXTRX Louis Rauchfuss to Charles, Geo E and Alfred Rauchfuss and Emily R Maltinsky. All title. Q C. April 30. Oct 1, 1907. 2:518—45. A $14,000—$20,000; 3:739—49. A $11,000—$18,000. nom

River View Terrace, No 3, w s, 33.9 n 58th st, 16.8x75, with all title to land in front to East River land under water, &c, 3-sty brk tenement. Edgar J Moeller and ano to Bessie P Holmes. Sept 30, 1907. 5:1372—59. A $5,000—$7,000. nom

Roosevelt st, Nos 119 to 125 | s w cor Water st, runs s 78.5 x w
Water st, No 319 | 41.6 x n w 79.1 to Water st x e 50.8 to beginning, four 4-sty brk tenements and stores. Irving I Kempner to Samuel Ellis. Mort $17,000. Sept 20. Oct 3, 1907. 1:108—31 to 34. A $21,900—$28,500. other consid and 100

Same property. Samuel Ellis to David Rosing. Mort $33,750. Oct 3, 1907. 1:108. other consid and 100

Rose st, No 53 (41), s s, abt 165 w Pearl st, 23x92.6x26.3x92.6, 5-sty brk loft and store building. FORECLOS (July 2, 1907). David C Hirsch (ref) to Lillian B Leavitt. Oct 1. Oct 2, 1907. 1:114—20. A $13,000—$17,000. 3,500

Spring st, No 20, s s, 94.6 w Elizabeth st, runs s 80 x w 15 x s 50 x e 22.11 x n 125.4 to st, x w 22.7 to beginning, 6-sty brk tenement and store. Giocchino Acierno to Angelina wife of Gioacchino Acierno. Undivided interest. All liens. Sept 30. Oct 1, 1907. 2:479—18. A $23,000—$53,000. other consid and 100

Suffolk st, No 95, w s, abt 125 n Delancey st, 25x100, 5-sty brk tenement and store. CONTRACT. Meyer L Friedman et al with Bernhard Klingenstein. Mort $37,500. Sept 17. Sept 30, 1907. 2:353—71. A $20,000—$29,000. 49,000

Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2, 5-sty brk tenement and store. Morris H Feder et al to Isaac Nagel. Mort $30,000. Oct 2. Oct 3, 1907. 1:312—30. A $19,000—$31,000. other consid and 100

Thompson st, No 168, e s, 80 n Houston st, 18x75x17.8x75, 3-sty brk tenement and store. Morris Denbosky to Lewis Kresner. Sept 30. Oct 1, 1907. 2:525—34. A $7,000—$8,000. other consid and 100

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Wall st, Nos 87 and 89 | s w cor Water st, 42.9x40, 4-sty brk office
Water st, No 116 | and store building. James W Gerard et al to John G Agar. ¼ part. All title. B & S. Mort $66,000. Sept 28. Oct 3, 1907. 1:31—23. A $170,000—$175,000.
other consid and 100
Same property. Sarah M Wood to same. 3-4 parts. All title. B & S. Mort $66,000. Sept 27. Oct 3, 1907. 1:31.
other consid and 100
Washington pl, Nos 88 and 90 | s e cor 6th av, runs e 79.4 x s
6th av, Nos 54 and 56 | 57.4 x w 20 x n 19, x w 56.7 to av, x n 38.6 to beginning, 5-sty brk tenement and store. John T Williams to Joseph L Buttenwieser. Mort $60,000. Sept 30, 1907. 2:552—9. A $40,000—$70,000.
other consid and 100
1st st E, No 13, s s, 188.1 e Bowery, 19.8x74.4x19.10x77, 5-sty brk tenement and store. Abraham H Levy to Maybelle Realty Co. All liens. Sept 23. Sept 27, 1907. 2:456—20. A $15,000—$22,000.
other consid and 100
3d st E, No 65, n s, 265 e 2d av, 20x96.2x19.11x96.2, 3-sty brk dwelling. Louis Levine to Joseph Levy, Isaac Burke and Joseph Siegel. Mort $12,000. Oct 1. Oct 3, 1907. 2:445—54. A $14,000—$16,000.
other consid and 100
3d st E, No 65, n s, 265 e 2d av, 20x96.2x19.11x96.2, 3-sty brk dwelling. Joseph Levy et al to Congregation Wisdom of Men of Plonsk, of N Y. Mort $17,500. Oct 2. Oct 3, 1907. 2:445—54. A $14,000—$16,000.
other consid and 100
3d st E, No 349, n s, 115 e Av D, 20x96.
3d st E, No 351, n s, 135 e Av D, 20x96.
two 5-sty brk tenements.
Morris J Schindel to Hayman Wallach. Mort $46,750. Sept 26. Sept 28, 1907. 2:357—94 and 95. A $20,000—$46,000. 100
3d st E, No 349, n s, 115 e Av D, 20x96, 5-sty brk tenement. Hayman Wallach to Morris J Schindel. Mort $23,375. Sept 27. Sept 28, 1907. 2:356—95. A $10,000—$23,000.
other consid and 100
7th st E, s s, 100 w Av A, strip 0.1½x90.10½x0.1x90.10½. Gustav Morgenthau to Abraham Wolf and Albert Abraham. Oct 1. Oct 3, 1907. 2:434.
nom
7th st E, No 94, s s, 91.6 e 1st av, 21.5x90.10, 5-sty brk tenement. Morris Kaplan to Samuel Cashman. Mort $26,250. Oct 1, 1907. 2:434—11. A $11,000—$28,000.
other consid and 100
7th st E, No 127, n s, 125 w Av A, 25x97.5, 5-sty brk tenement and store. Hyman Boriss to Jonas Kantrowitz. B & S. 1-3 part. Mort $26,000. Sept 24. Oct 3, 1907. 2:435—39. A $17,000—$24,000.
other consid and 100
Same property. Same to Hyman Galef. B & S. 1-3 part. Mort $26,000. Sept 24. Oct 3, 1907. 2:435.
other consid and 100
8th st E, No 364, s s, abt 155 e Av C, —x—, 6-sty brk tenement and store. Release collateral mort. Katharina Denner to Hyman Schiff. Aug 14. Oct 2, 1907. 2:377—14. A $14,000—$35,000.
10th st E, No 215, n s, 225 e 2d av, 25x94, 6-sty brk tenement and store. Release dower as to mort. Mali Klang to Saml Fertel. Sept 26. Sept 27, 1907. 2:452—58. A $16,000—$38,000.
nom
11th st E, No 509, n s, 120.6 e Av A, 25x103.3, 5-sty brk tenement and store. Joseph Isaac to Samuel Schoenfeld. Mort $19,500. Oct 2. Oct 3, 1907. 2:405—57. A $15,000—$22,000.
other consid and 100
11th st E, No 55, n s, 356.9 w Broadway, 27x103.3, 5-sty brk tenement. Edward Friedman to Mark L Abrahams. ½ part. Mort $44,000. Oct 2, 1907. 2:563—48. A $50,000—$53,000.
other consid and 100
12th st, E, No 703, n s, abt 62 e Av C, —x—, 5-sty brk tenement and store. Copy of last will Mary A May late of Brooklyn, N Y. July 26, 1905. Sept 30, 1907. 2:382—58. A $9,000—$19,000.

12th st E, No 340, s s, 450 s e 2d av, 20x— to c l former Stuyvesant st, x23.9x—, with all title to s ½ Stuyvesant st, 4-sty brk tenement and store. Mary A McQuade to Philip Schlachetzky. Sept 5. Sept 28, 1907. 2:453—28. A $6,000—$9,000.
nom
12th st E, No 514, s s, 420.6 w Av B, 25x103.3, 5-sty brk tenement and store. Louis I Baron to Isaac C Lowenthal. Mort $32,250. Sept 17. Oct 3, 1907. 2:405—15. A $14,000—$34,000.
nom
12th st E, No 344, s s, 140.2 w 1st av, 20.9x68.9x20.4x68.1, 4-sty brk tenement and store. Caroline Ferri to Guiseppe Ferri. Mort $10,500. Sept 25. Sept 27, 1907. 2:453—30. A $7,000—$10,000.
other consid and 100
13th st E, No 327, n s, 332 e 2d av, 23x103.3, 5-sty brk tenement. Bernat Springer to Joseph Brecher. Mort $17,000. Aug 19. Sept 28, 1907. 2:455—52. A $13,000—$20,000.
other consid and 100
15th st E, No 623, n s, 338 w Av C, 25x103.3, 5-sty brk tenement. James A Brady to Ella R Brady, of Brooklyn. All title. Mort $5,000. Sept 26. Sept 27, 1907. 3:983—15. A $7,000—$13,000.
nom
16th st W, No 139, n s, 500 w 6th av, 17.4x92.
16th st W, No 141, n s, 517.4 w 6th av, 17.4x92.1x21.1x92.
two 3-sty brk tenements.
Otto H Schlobohm to Jos H Fargis. Oct 1. Oct 2, 1907. 3:792—14 and 15. A $21,500—$27,000.
other consid and 100
16th st E, No 134, s s, 177.5 e Irving pl, 25x103.3, 4-sty brk dwelling. Oscar Read to Gertrude E wife of John K Kellogg, of Brooklyn. Q C. June 28. Oct 1, 1907. 3:871—53. A $20,000—$25,000.
nom
16th st E, No 407, n s, 144 e 1st av, 25x92, 5-sty brk tenement and store and 3-sty brk tenement in rear. Henry W Keil et al HEIRS, &c, Henry Keil dec'd and et al to Elizabeth Keil, of White Plains, N Y. B & S. Aug 12. Oct 3, 1907. 3:948—8. A $9,000—$15,000.
other consid and 100
Same property. Henry W Keil et al EXRS Henry Keil to same. Aug 12. Oct 3, 1907. 3:948.
32,200
17th st E, No 428, s s, 194 w Av A, 25x92, 5-sty brk tenement. Henry W Keil et al EXRS Henry Keil to Phebe L Keil, of White Plains, N Y. Aug 12. Oct 3, 1907. 3:948—38. A $9,000—$17,500.
30,350
Same property. Henry W Keil et al HEIRS, &c, Henry Keil dec'd and et al to same. B & S. Aug 12. Oct 3, 1907. 3:948.
other consid and 100
17th st W, No 108, s s, abt 150 w 6th av, 25x100, 5-sty brk tenement, valued at $39,000. 3:792—43. A $16,000—P $32,000.
CONTRACT to exchange for
46th st W, No 606, s s, abt 120 w 11th av, 25x100, 4-sty brk tenement, valued at $22,000. 4:1093—38. A $7,000—$14,000.
Isidor and Lena Marcus with Simon Epstein. Aug 23. Sept 27, 1907.
exch
17th st W, No 29, n s, 435 w 5th av, 25x92, 10-sty brk and stone loft, office and store building. Garfield Building Co to Richard I Brewster. All liens. Sept 23. Sept 30, 1907. 3:819—22. A $40,000—$86,000.
nom
19th st E, No 122 | s w cor Irving pl, 25x92, 4-sty stone front
Irving pl | dwelling. Jacob Walker and ano TRUSTEES Julia F Peirson to the Investors & Traders Realty Co. June 5. Oct 3, 1907. 3:874—65. A $35,000—$44,000. 56,000
Same property. Charles Van Bergen HEIR Julia A Van Bergen to same. B & S. June 5. Oct 3. 1907. 3:874.
nom
Same property. Anthony Van Bergen et al HEIRS, &c, Julia A Van Bergen to same. B & S. June 5. Oct 3, 1907. 3:874.
nom
19th st E, No 122 | s w cor Irving pl, 25x92, 4-sty stone front
Irving pl | dwelling. The Investors & Traders Realty Co to Morris Weinstein. Mort $45,000. Oct 2. Oct 3, 1907. 3:874—65. A $35,000—$44,000.
other consid and 100
22d st W, No 420, s s, 159.6 w 9th av, 15.6x70, 4-sty brk dwelling. Release mort. Chas H Sprague to Emma W and Calvin W Starbuck. Aug 3. Oct 1, 1907. 3:719—55. A $6,000—$9,000. 400
Same property. Emma W wife of Calvin W Starbuck to John B Quintin. ¼ part. All title. July 9. Oct 1, 1907. 3:719.
other consid and 100
Same property. Fred H Southard et al to same. All title. July 29. Oct 1, 1907. 3:719.
other consid and 100
Same property. Martha E Brownell ADMRX Stanley Y Southard to same. ¼ part. All title. Sept 23. Oct 1, 1907. 3:719. 2,325
22d st W, No 248, s s, 300.3 e 8th av, 24.9x99, 3-sty brk dwelling. FORECLOS. Aug 24, 1907. Adam Wiener ref to Maria S Simpson. Sept 30, 1907. 3:771—64. A $13,500—$16,000. 19,100
21st st E, No 31, n s, 350.6 w 4th av, 24.6x98.9, 4-sty stone front building and store.
9th av, No 127 | s w cor 18th st, 25x100, 4-sty brk
18th st, Nos 400 to 406 | tenement and store and 2 and 3-sty frame tenements and stores in st.
Hannah H Hardy INDIVID and EXTRX Henry V Parsell to Henry V A Parsell. Q C. Sept 23. Oct 3, 1907. 3:850—24. A $50,000—$59,000; 3:715—35. A $17,000—$25,000.
nom
29th st W, No 128 (84), s s, 340 w 6th av, 20x98.9, 3-sty brk tenement. Jennie A Tompkins to Geraldine M Brosseau. All liens. June 19, 1906. Oct 2, 1907. 3:804—56. A $17,500—$19,500.
nom
30th st E, No 145, n s, 166.8 w 3d av, 26.8x98.9, 5-sty brk tenement. Louis H Perlman to Frank B French. Mort $25,000. Mar 27. Oct 3, 1907. 3:886—37. A $16,000—$38,000.
nom
36th st W, Nos 434 to 438, s s, 300 e 10th av, 75x98.9, brk and stone church and 3-sty frame dwelling. Athanasius P Butelli to The Friars Minor of the Order of St Francis. C a G. Dec 4, 1906. Oct 2, 1907. 3:733—56 and 57. A $29,000—$9,500 and exempt.
nom
36th st W, No 440, s s, 500 w 9th av, 25x98.9, 5-sty brk tenement and 3-sty brk tenement in rear. Dominic U Maravalle to Friars Minor of the Order of St Francis. C a G. Mort $7,500. Dec 4, 1906. Oct 2, 1907. 3:734—19. A $9,000—exempt.
nom
36th st W, No 425, n s, 349.11 w 9th av, 25x98.9, 4-sty brk tenement and 2-sty brk building in rear. Dominic U Maravalle to Friars Minor of the Order of St Francis. Q C. Mort $7,500. Dec 4, 1906. Oct 2, 1907. 3:734—19. A $9,000—exempt.
nom
37th st W, No 350, s s, 125 e 9th av, 25x98.9, 5-sty brk tenement and store. Jacob Brand and ano EXRS, &c, Amelia Harris to Bearnett Cohen. Mort $19,500. Oct 1. Oct 3, 1907. 3:760—70. A $10,500—$20,000.
26,750
38th st W, No 68, s s, 100 e 6th av, 20.10x98.9, 5-sty stone front building and store. Eleanor P Palmer to William Rhinelander and Matilda O his wife tenants by entirety. ½ part. Sept 28 Oct 1, 1907. 3:839—83. A $58,000—$77,000.
40,000
Same property. Georgianna Smith to same. ½ part. Oct 1, 1907. 3:839.
40,000
38th st W, No 66, s s, 120.10 e 6th av, 20.10x98.9, 5-sty stone front building and store. Release mort. N Y Life Ins & Trust Co to William Rhinelander. Sept 24. Oct 1, 1907. 3:839—82. A $58,000—$77,000.
21,000
39th st W, No 520, s s, 300 w 10th av, 25x98.9, 5-sty brk tenement and store. Lillian L Frawley (Gannon) to Mary J McDonald. Mort $12,000. Aug 21. Sept 27, 1907. 3:710—46. A $7,000—$11,000.
other consid and 100
43d st E, No 6, s s, 158 e 5th av, 20.6x100.5, 4-sty stone front dwelling. Frances G Pardee to Lena K Hoag. June 24. Oct 2, 1907. 5:1277—66. A $72,000—$76,000. other consid and 100
45th st W, Nos 550 and 552, s s, 100 e 11th av, 50x100.5, two 4-sty brk tenements. Henry Nechols et al to John H Knubel. Mort $21,500. Oct 1. Oct 2, 1907. 4:1073—59 and 60. A $15,000—$20,000.
other consid and 100
45th st W, No 156 (126), s s, 194.8 e Broadway, 20x100.5, 5-sty stone front dwelling. Fredk J Kelly to May Irwin. Mort $20,000. Sept 19. Sept 27, 1907. 4:997—56. A $40,000—$42,000.
nom
47th st W, No 260, s s, 125 e 8th av, 25x100.5, 5-sty brk tenement and store. Directors Realty Co to Catharine Hartigan. ½ part. Mort $25,000. Oct 1, 1907. 4:1018—59. A $25,000—$28,000.
nom
47th st W, No 105, n s, 40 w 6th av, 20x80, 3-sty stone front dwelling. Alfred C Bachman to Philipp Silbermann, Maurice Kohn and Milton H Wallenstein. Mort $30,000. July 30. Sept 30, 1907. 4:1000—30. A $30,000—$31,000.
nom
Same property. Philipp Silbermann et al to Alfred C Bachman. Mort $30,000. July 30. Sept 30, 1907. 4:1000.
nom
47th st W, No 260, s s, 125 e 8th av, 25x100.5, 5-sty brk tenement and store. Directors Realty Co to Wm P Rooney. ½ part. Mort $25,000. Apr 26. Oct 2, 1907. 4:1018—59. A $25,000—$28,000.
nom
Same property. Wm P Rooney to Catharine Hartigan. ½ part. C a G. Mort ½ of $25,000. Oct 1. Oct 2, 1907. 4:1018.
nom

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

51st st E, No 427, n s, 252.4 e 1st av, 16.8x100.5, 4-sty stone front tenement. Bella Unterberg to Bruno Martin. Mort $5,500. Oct 1. Oct 2, 1907. 5:1363—11. A $5,300—$8,000. other consid and 100

52d st W, No 357, n s, 225 e 9th av, 20x100.5, 4-sty brk tenement and store and 3-sty brk stable in rear. Henry Von Hinken to Herman Von Hinken. Sept 26. Sept 27, 1907. 4:1043—10. A $11,000—$14,000. other consid and 100

53d st E, No 221, n s, 375 w 2d av, 16.8x100.4, 3-sty brk dwelling. Henry Abeles to Kurt Tschippke. Sept 30. Oct 3, 1907. 5:1327—9. A $6,500—$8,500. 100

53d st E, No 221, n s, 375 w 2d av, 16.8x100.4, 3-sty brk dwelling. Kurt Tschippke to Anna Schaaf. Oct 1. Oct 3, 1907. 5:1327—9. A $6,500—$8,500. other consid and 100

53d st E, No 219, n s, 391.8 w 2d av, 16.8x100.5, 3-sty brk dwelling. Hermann Krehbiel to Anna Schaaf. B & S. Confirmation and Correction deed. Oct 1. Oct 3, 1907. 5:1327—8½. A $6,500—$8,500. nom

53d st E, No 221, n s, 375 w 2d av, 16.8x100.4, 3-sty brk dwelling. Elise wife of and Charles Wendt to Henry Abeles. Sept 26. Oct 3, 1907. 5:1327—9. A $6,500—$8,500. nom

57th st W, No 331, n s, 400 w 8th av, 24.6x100.5, 4-sty brk dwelling. Geo A Hampton to Christs Mission, a corpn. B & S and C a G. Mort $22,500. Aug 1. Oct 1, 1907. 4:1048—16. A $21,000—$32,000. other consid and 100

58th st E, No 223, n s, 305 e 3d av, 25x100.5, 5-sty brk tenement and store. Barbara Lightbourn to Isaac Greenwald, of Mt Vernon, N Y. ½ part. Mort $18,000. Sept 14. Sept 30, 1907. 5:1332—13. A $12,000—$18,000. other consid and 100

58th st E, No 243, n s, 85 w 2d av, 20x100.5, 3-sty brk dwelling. Mary Domschke to Thomas Kelly. Oct 1. Oct 2, 1907. 5:1332—20¼. A $9,000—$11,500. other consid and 100

69th st E, No 217, n s, 296 e 3d av, 28x100.5, 5-sty brk tenement. Michael Maier to Michael Green. Mort $25,000. Oct 1, 1907. 5:1424—12. A $12,500—$26,000. other consid and 100

70th st W, No 310, s s, 150.4 w West End av, 16.4x100.5, 3-sty brk dwelling. Rosa Nahon to Conrad Kleinhans or Kleinhaus. Mort $8,000. Oct 1. Oct 2, 1907. 4:1181—39. A $6,500—$10,000. other consid and 100

72d st E, Nos 241 to 251 E, n s, abt 70 w 2d av, —x—, six 3-sty stone front dwellings. 5:1427—18 to 20¾. A $48,000—$69,000.

64th st E, No 35, n s, abt 90 e Madison av, —x—, 4-sty brk dwelling. 5:1379—24. A $45,000—$52,000.

Greene st, No 130, e s, abt 190 n Prince st, —x—, 6-sty brk loft and store building. 2:513—5. A $44,000—$72,000.

Spring st, Nos 134 and 136, s s, abt 55 e Wooster st, —x—, part 7-sty brk loft and store building. 2:486. Assessed with lot No 11.

Hattie Scheuer HEIR Louis Schoolner to Sarah Friedman. 1-7 part. All title. Oct 2. Oct 3, 1907. other consid and 100

77th st W, No 164, s s, 158 e Amsterdam av, 21x102.2, 3 and 4-sty and basement stone front dwelling. Thomas Thacher to Eva Coventry. Mort $18,500. Sept 28. Sept 30, 1907. 4:1148—58. A $15,000—$23,000. other consid and 100

82d st E, Nos 532 and 534, s s, 231.4 w Av B, now East End av, 33.4x102.2, 6-sty brk tenement and store. Dennis T Flynn to John M Poggi. Mort $41,500. Sept 28. Sept 30, 1907. 5:1378—36. A $10,500—$41,000. nom

82d st E, No 161, n s, 217.2 w 3d av, 19.2x82.2, 3-sty stone front dwelling. J Fred Boss to John P Wright. Mort $11,000. Oct 3, 1907. 5:1511—27½. A $9,500—$13,000. other consid and 100

88th st W, No 336, s s, 420 w West End av, 21x100.8, 4-sty and basement brk dwelling. Eugene S Joyce to Flora E Rogers. Oct 1. Oct 2, 1907. 4:1249—49½. A $12,500—$32,000. other consid and 100

92d st W, Nos 288 and 290, s s, 100 w Broadway, 50x100, 6-sty brk tenement. Minnie Megrue to Joseph R Megrue. Mort $72,000. May 14. Oct 2, 1907. 4:1239—56. A $33,000—$90,000. nom

93d st E, No 3, n s, 124.8 e 5th av, 22x100.8, 4-sty brk dwelling. Julia A Donahue to George Ehret, Jr. Oct 1, 1907. 5:1505—6. A $44,000—$55,000. other consid and 5,000

94th st W, No 316, s s, 135 e Riverside Drive, 63.5x100.8, 6-sty brk tenement. Gustav Obendorfer and Leopoldine his wife to Gustav Obendorfer. Mort $70,000. Sept 27. 1907. 4:1252—72. A $35,000—$110,000. nom

94th st W, No 33, n s, 287.6 w Central Park West, 12.11x100.8, 4-sty stone front dwelling. Catherine Pollatchek to Theresa Steinmann. Q C. Apr 27, 1906. Oct 2, 1907. 4:1208—21. A $6,500—$14,000. other consid and 100

95th st E, No 26, s s, 65.9 w Madison av, 16x100.8, 5-sty brk dwelling. Rose H Stroock to Vera S Cushman. Sept 21. Sept 27, 1907. 5:1506—59. A $20,500—$31,500. other consid and 100

95th st E, No 224, s s, 223.9 w 2d av, 25x100.8, 5-sty brk tenement. Louis I Baron to Isaac C Lowenthal. Mort $17,850. Sept 17. Oct 3, 1907. 5:1540—35. A $9,000—$17,000. nom

101st st W, No 325, n s, 210 w West End av, 20x100.11, 3-sty and basement stone front dwelling. Mary M Hurlbut to Sallie S Tefft. Oct 1. Oct 2, 1907. 7:1889—49. A $12,500—$21,000. other consid and 100

102d st E, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11, 6-sty brk tenement. Atlantic Cement Co to Benj F Bernsten of East Orange, N J. All liens. Sept 27, 1907. 6:1630—10. A $16,000—P $35,000. nom

103d st W, No 126, s s, 350 w Columbus av, 20x100.11, 5-sty brk tenement. Eliza Spencer widow to Sherman K Foote. Mort $10,000. Sept 30. Oct 1, 1907. 7:1857—47. A $8,000—$21,000. other consid and 100

104th st E, No 216, s s, 193.4 e 3d av, 16.8x100.11, 3-sty stone front dwelling. Joseph Roberts to Joseph Klein. Mort $5,000 and all liens. Oct 1, 1907. 6:1653—41. A $5,000—$7,000. other consid and 100

104th st W, No 144, s s, 460 w Columbus av, 34.6x100.11, 5-sty brk tenement. Kate Maguire to Wilhelmina Geiler. Mort $45,000. Sept 30, 1907. 7:1858—51. A $16,000—$42,000. other consid and 100

104th st E, No 224, s s, 260 e 3d av, 25x100.11, 5-sty brk tenement and store. Gerd H Witte to Henry S Schendel and Harry Stark. Mort $10,000. Oct 3, 1907. 6:1653—38. A $8,000—$19,000. other consid and 100

107th st E, No 173, n s, 168 w 3d av, 17x100.11, 4-sty stone front tenement. Venantius A Sauer to Ellen C Ryan. Sept 30, 1907. 6:1635—29½. A $6,500—$9,500. other consid and 100

109th st E, No 169, n s, 207.6 w 3d av, 37.6x100.11, 6-sty brk tenement and store. Simon Joffe to Abraham Feltenstein, of Brooklyn. ½ part. All title. All liens. Oct 1. Oct 3, 1907. 6:1637—28. A $15,000—$47,000. other consid and 100

111th st E, No 160, s s, 87.6 e Lexington av, 18.9x100.11, 3-sty stone front tenement. Chas L Gates and ano EXRS, &c, Louis Gates to Herrman Minzesheimer. Oct 2, 1907. 6:1638—48½. A $7,000—$9,500. 15,000

113th st E, No 14, s s, 225 e 5th av, 18.9x100.11, 5-sty brk tenement. Emilie Lorch to Annie Goldfiam. Mort $18,500. Sept 30. Oct 2, 1907. 6:1618—63. A $8,500—$15,000. other consid and 100

113th st E, No 14, s s, 225 e 5th av, 18.9x100.11, 5-sty brk tenement. Annie Goldfiam to Emilie Lorch. Mort $16,000. Sept 28. Oct 2, 1907. 6:1618—63. A $8,500—$15,000. other consid and 100

113th st E, No 20, s s, 281.3 e 5th av, 18.9x100.11, 5-sty brk tenement. Mary Mullin to Albert Peiser. Mort $16,000. Sept 27. Sept 28, 1907. 6:1618—61. A $8,500—$15,000. other consid and 100

113th st E, No 20, s s, 281.3 e 5th av, 18.9x100.11, 5-sty brk tenement. Albert Peiser to J Oscar Marshall. Mort $16,000. Sept 28, 1907. 6:1618—61. A $8,500—$15,000. nom

114th st E, Nos 162 and 164, on map Nos 160 and 162, s s, 118.8 e Lexington av, runs s 100.11 x e 31.4 x n 0.1 x e 9.4 x n 100.10 to st x w 40.8 to beginning, 6-sty brk tenement and store. Caroline Cohn to Clara Heyman. Mort $54,000. Oct 1. Oct 2, 1907. 6:1641—46. A $13,000—P $38,000. other consid and 100

114th st E, No 122, s s, 255 e Park av, 25x100.11, 5-sty brk tenement. Gustav Schnoor to Louis L Wolf. Mort $20,000. Sept 30. Oct 1, 1907. 6:1641—61. A $10,000—$24,000. other consid and 100

116th st E, Nos 109 and 111, n s, 131 e Park av, as widened, 35.8x100.11, two 3-sty stone front dwellings. CONTRACT. Louis Seidman and ano with Herman B Grossman. Mort $65,500. Sept 30. Oct 1, 1907. 6:1644—7 and 7½. A $17,000—$23,000. 70,500

117th st W, Nos 19 and 21, on map No 17, n s, 300.3 w 5th av, 34.8 x100.11, 6-sty brk tenement and store. Louis Roseno to Orazio La Cagnina. Mort $47,000. Sept 25. Oct 1, 1907. 6:1601—24. A $18,000—$49,000. other consid and 100

117th st W, No 107, n s, 115 w Lenox av, 20x100.11, 4-sty and basement stone front dwelling. Barnet Feinberg to Morris Kleinman. Mort $19,500. Sept 30, 1907. 7:1902—26½. A $10,400—$21,000. 100

118th st E, Nos 305 to 311, n s, 100 e 2d av, 100x100.11, two 6-sty brk tenements and stores. Harry Martin to David Kidansky, N Y, and Louis J Levy, of Spring Valley, N Y. C a G. Sept 16. Oct 3, 1907. 6:1795—5. A $28,000—$120,000. other consid and 100

121st st W, No 217, n s, 225 w 7th av, 25x100.11, 5-sty stone front tenement. John Weisbecker to Conrad Muller. Mort $24,500. Sept 27. Sept 28, 1907. 7:1927—22. A $10,000—$25,000. other consid and 100

122d st W, No 512, s s, 200 w Amsterdam av, 50x95.11, 6-sty brk tenement. Ada Davis to Joseph H Davis. Mort $65,000. Sept 25. Sept 28, 1907. 7:1976—41. A $25,000—$75,000. other consid and 100

122d st E, No 217, n s, 205 e 3d av, 25x99.11, 4-sty brk tenement. Blume Kupperman to Samuel Kaplan, of Fall River, Mass. Mort $17,500. Sept 30, 1907. 6:1787—9. A $7,000—$17,000. other consid and 100

123d st W, No 121, n s, 262.6 w Lenox av, 18.9x100.11, 3-sty and basement frame dwelling. Congregation Shaarei Emunah to Mary B Hopper. Mort $14,000. Sept 30. Oct 1, 1907. 7:1908—20½. A $9,000—exempt. 250

123d st W, No 123, n s, 281.3 w Lenox av, 18.9x100.11, 3-sty and basement frame dwelling. Congregation Shaarei Emunah to Francis J Markham. Mort $14,000. Sept 30. Oct 1, 1907. 7:1908—20. A $9,000—exempt. 250

123d st W, No 119, n s, 243.9 w Lenox av, 18.9x100, 3-sty and basement frame dwelling. Congregation Shaarei Emunah, a corpn, to Annie W Ulman. Mort $14,500. Sept 30. Oct 2, 1907. 7:1908—21. A $9,000—exempt. 250

123d st W, No 117, n s, 225 w Lenox av, 18.9x100.4, 3-sty and basement frame dwelling. Congregation Shaarei Emunah to Pauline A Eckerson EXTRX, &c. Mort $14,500. Sept 30. Oct 2, 1907. 7:1908—22. A $9,000—exempt. 250

127th st W, No 26, s s, 310 w 5th av, 25x99.11, 3-sty frame dwelling. Wm B Potter to Simon and Jacob Wiener. Mort $11,000. July 1. Sept 28, 1907. 6:1724——49. A $10,000——$11,000. nom

127th st E, No 229, n s, 300.6 e 3d av, 29.6x99.11, 5-sty brk tenement. Bernhard Columbus to the Columbus Dorfman Construction Co. Mort $19,000. Oct 2. Oct 3, 1907. 6:1792—13. A $7,500—$23,000. 100

127th st W, No 358, s s, 275 e Columbus av, or Morningside av E, 25x99.11, 5-sty brk tenement. Louise Kennedy to Charles Hess. Mort $23,000. Sept 30, 1907. 7:1953—52. A $9,000—$23,000. other consid and 100

130th st E, Nos 53 and 55, n s, 289.6 w Park av, 38x99.11, 6-sty brk tenement. Herman J Katz to Louis Meyer Realty Co. Mt $45,200. Sept 16. Sept 28, 1907. 6:1755—24. A $11,500—$47,000. other consid and 100

131st st W, No 73, n s, 101.8 e Lenox av, 16.8x99.11, 3-sty stone front dwelling. Susan A Hudson to Herbert D Burnham. Sept 27. Sept 28, 1907. 6:1729—5½. A $6,500—$10,000. other consid and 100

132d st W, No 265, n s, 225 e 8th av, 14x99.11, 3-sty stone front dwelling. Jennie E Tompkins to Mary F Meagher. Mort $7,000. Oct 1. Oct 2, 1907. 7:1938—10. A $5,500—$8,000. other consid and 100

133d st W, No 308, s s, 100 w 8th av, 25x149.11, 4-sty brk stable and 2-sty brk stable in rear. Henry B May to Ruth Williams. Mort $20,000. Sept 28. Oct 1, 1907. 7:1958—35. A $10,000—$19,000. other consid and 100

133d st W, Nos 119 and 121, n s, 200 w Lenox av, 46x99.11, two 5-sty brk tenements. Meda Bloch INDIVID and et al EXRS Meyer Bloch to Rachel Lederer. Mort $36,500. Oct 2. Oct 3, 1907. 7:1918—22 and 23. A $18,400—$40,000. 23,500

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

Same property. Jacob Bloch to Rachel Lederer. All title. Mort $36,500. Oct 2. Oct 3, 1907. 7:1918. other consid and 100

133d st W, Nos 119 and 121, n s, 200 w Lenox av, 46x99.11, two 5-sty brk tenements and stores. Rachel Lederer to Julia A Whitehorne. Mort $36,500. Oct 2. Oct 3, 1907. 7:1918—22 and 23. A $18,400—$40,000. other consid and 100

134th st W, No 508, s s, 190 w Amsterdam av, 40x99.11, 5-sty brk tenement. Joseph Rosenthal to Wm M Moore. Mort $32,000. Sept 30, 1907. 7:1987—41. A $13,600—$44,000. other consid and 100

136th st W, No 121, n s, 493.6 e 7th av, 15.6x99.11, 4-sty brk dwelling. Ella S wife of and Chas E West to Chas A Tinelli, of East Norwalk, Conn. Mort $8,000. Sept 25. Oct 1, 1907. 7:1921—22. A $6,200—$11,000. other consid and 100

136th st W, No 42, s s, 177.6 e Lenox av, 38.9x99.11, 5-sty brk tenement. Elias P Schinsky to Simon Epstein. Mort $37,750. Jan 14. Oct 1, 1907. 6:1733—61. A $12,500—$48,000. other consid and 100

136th st W, No 44, s s, 138.9 e Lenox av, 38.9x99.11, 5-sty brk tenement. Elias P Schinsky to Simon Epstein. Mort $37,750. Jan 14. Oct 1, 1907. 6:1733—62. A $12,500—$48,000. other consid and 100

136th st W, No 46, s s, 100 e Lenox av, 38.9x99.11, 5-sty brk tenement. Elias P Schinsky to Simon Epstein. Mort $37,750. Jan 14. Oct 1, 1907. 6:1733—64. A $12,500—$48,000. other consid and 100

137th st W, No 122, s s, 275 w Lenox av, 25x99.11, 5-sty stone front tenement. Isaac Stern to Bella Goldsmith. Mort $15,000. Sept 30. Oct 1, 1907. 7:1921—45. A $10,000—$23,000. other consid and 100

137th st W, No 316, s s, 196 w 8th av, 16x99.11, 3-sty brk dwelling. Max Oberfelder to Minna Wechselman. Mort $8,000. Sept 24. Sept 28, 1907. 7:1960—59. A $6,400——$10,000. nom

139th st W, No 249, n s, 194.1 e 8th av, 32.4x99.11, 4-sty brk dwelling. Lexington Avenue Co to Leon M Hirsch. Mort $13,000. Oct 2. Oct 3, 1907. 7:2025—9. A $9,400—$15,500. other consid and 100

139th st, s s, 125 e Lenox av, 150x99.11. Agreement as to delivery of deed, completion of the unfinished buildings; also as to sale of same, &c. Fredk H Nadler with Hunterdon Realty & Construction Co. Dec 11, 1906. Oct 2, 1907. 6:1736. nom

140th st W, No 66, s s, 110 e Lenox av, 40x100, 6-sty brk tenement. Louis Roseno to Orazio La Cagnina. Mort $50,000. Sept 25. Oct 1, 1907. 6:1737—66. A $11,500—$48,000. other consid and 100

140th st W, No 542, s s, 215.4 e Broadway, 16.4x67.3, 3-sty brk dwelling. Delia A Holston to Caroline J Steffens. Mort $7,000. Sept 28. Sept 30, 1907. 7:2071—56. A $4,500—$8,500. other consid and 100

143d st W, No 506, s s, 456.3 e Broadway, 18.9x99.11, 3-sty frame dwelling. Paul Halpin EXR Hannah M Halpin to Hannah Halpin. Mort $8,000. July 1. Oct 1, 1907. 7:2074—45. A $5,500—$9,500. 12,000

146th st W, Nos 506 to 512, s s, 100 w Amsterdam av, 80x99.11, two 6-sty brk tenements. Albert Hughes to Olive M Hughes, of Teaneck, N J. Mort $113,000. Sept 23. Oct 3, 1907. 7:2077—37 and 38. A $32,000—$100,000. other consid and 6,000

176th st W, n s, 100 e Audubon av, 170x99.11, four 5-sty brk tenements. The Portland Realty Co to Meyer A Bernheimer. Mort $160,000. Oct 1. Oct 3, 1907. 8:2132. other consid and 100

178th st W, s s, 100 w Amsterdam av, 50x96x50.1x99.3, vacant. William Lewin to Frederick Egler. Mort $8,500. Oct 3, 1907. 8:2132—35 and 36. A $11,000—$11,000. 100

191st st W, s s, 100 e St Nicholas av, 150x95.9x150.3x104.2. FORECLOS (Sept 24, 1907). Sylvester L H Ward (ref) to City Real Estate Co. Mort $17,500 and P M. Mort $—— of even date herewith and all liens. Oct 1. Oct 2, 1907. 8:2161—assessed with lot 130. 50

Av A, Nos 1541 and 1543, w s, 51.2 s 82d st, 51.4x106.6, two 5-sty brk tenements and stores. Louis Sackin et al to Harry Strasbourger. Mort $59,200. Oct 2. Oct 3, 1907. 5:1561—25 and 26. A $20,500—$48,000. other consid and 100

Av A, Nos 1436 and 1438, e s, abt 25 n 76th st, —x—, 6-sty brk tenement and store. Release collateral mort. Bernheimer & Schwartz to Max Kirschenbluth. June 7. Oct 2, 1907. 5:1488—2. A $17,000—P $40,000. nom

Av A, 16th st | n w cor 16th st, two 6-sty apartment houses to be erected thereon. Agreement as to conveyance of ½ part in plot valued at $93,650, sub to all liens, also agreement as to building loan, mortgage, &c. Max Lipman and Max Gold with Samuel Greenstein. June 3. Sept 28, 1907. 3:948. nom

Amsterdam av, Nos 281 and 283 | n e cor 73d st, 76.8x28, 5-sty brk
73d st, No 183 | tenement and store. Wm F Connor to Alliance Realty Co. Mort $66,500. Sept 26. Oct 1, 1907. 4:1145—1. A $50,000—$67,000. nom

Bowery, Nos 79½ and 81, on map No 81, e s, 163.4 s Hester st, 25.2x115.11x24.3x114.6.

Bowery, No 81½, e s, 150.11 s Hester st, 12.5x114.6x12.5x113.10, 4-sty brk lodging house and store.
Moses Goldsmith et al to Chas H Shulman. All liens. Sept 30. Oct 3, 1907. 1:303—9. A $40,000—$60,000. other consid and 100

Broadway, Nos 2281 to 2299 | s w cor 83d st, runs w 104 x s 102.2
82d st, Nos 251 to 255 | x w 5.9 x s 102.2 to n s 82d st, x e
83d st, Nos 250 to 260 | 107.7 to w s Broadway, x n 204.4 to beginning, two 2-sty brk stores and 2-sty brk chapel. Samuel Jackson to Lee Shubert. 1-10 part. B & S. Mort $450,000. Aug 6. Sept 27, 1907. 4:1230—54 and 8. A $250,000—$380,000. nom

Convent av, No 417, e s, 20.3 s 148th st, 20x75, 3-sty stone front dwelling. Lillie Knopf to Rufus P Johnston. Mort $16,000. Sept 28. Oct 1, 1907. 7:2062—45½. A $5,000—$17,000. nom

Convent av, No 294, w s, 39.11 s 142d st, 20x100, 3-sty stone front dwelling. Wm Cumming to Wm C Smith. Mort $16,500. Sept 21. Sept 25, 1907. 7:2058—17. A $6,000—$15,000. Reprinted from last issue, when lines were separated. other consid and 100

Convent av, No 280 | n w cor 141st st, 19.11x100, 3-sty stone
141st st, No 451 | front dwelling. Anton Schwartz to the City of New York. July 19. Sept 27, 1907. 7:2058—11. A $7,000—$20,000. 39,000

Lenox av, No 620 | n e cor 141st st, 99.11x150, three 6-sty
141st st, Nos 75 to 79 | brk tenements, stores on av. FORECLOS, Aug 27, 1907. Edward Browne ref to Simon Ginsburg. Morts, liens, &c, $128,674. Sept 17. Sept 20, 1907. 6:1739—1 and 6. A $63,500—P $130,000. Reprinted from last issue when lines were separated. $37,000 over all liens

Lenox av, No 273, w s, 66.11 s 124th st, 17x75, 3-sty and basement stone front dwelling. Mary F wife Geo F Dodge to Howard A Raymond. Oct 1. Oct 2, 1907. 7:1908—33½. A $13,500—$20,000. other consid and 100

Same property. Howard A Raymond to James C Minahan. Mort $22,000. Oct 1. Oct 2, 1907. 7:1908. other consid and 100

Lenox av, No 24, e s, 67.5 n 111th st, 33.6x100, 7-sty brk and stone tenement. Lulu Banford to Regina Pritting. Mort $——. Oct 2. Oct 3, 1907. 6:1595—4. A $28,000—$65,000. 150

Lexington av, No 1512, w s, 100.11 n 97th st, 25x105, 5-sty brk tenement and store. Frank Heller to Isaac Korper. Mort $18,000. Aug 30. Oct 2, 1907. 6:1625—57. A $13,000—$23,000. other consid and 100

Lexington av, Nos 1885 to 1895 | s e cor 118th st, 100.11x67.9, six
118th st | 3-sty stone front dwellings. FORECLOS (Aug 29, 1907). Isaac Phillips ref to Adolf Mandel. Sept 23. Sept 27, 1907. 6:1645—51 to 52½. A $32,500—$51,000. 54,550

Lexington av, No 1841 | s e cor 114th st, 41.2x78, 4-sty
114th st, Nos 152 and 154 | stone front tenement and store. Julia A Whitehorne to Rachel Lederer. Mort $49,000. Oct 2. Oct 3, 1907. 6:1641—50 and 50½. A $22,500—$40,000. exchange

Lexington av, No 1755 | s e cor 109th st, 20.11x68, 4-sty brk
109th st, No 154 | tenement and store. Simon Joffe to Abraham Feltenstein, of Brooklyn. ½ part. All title. All liens. Oct 1. Oct 3, 1907. 6:1636—50. A $12,000—$18,000. other consid and 100

Madison av, No 1715, e s, 25 n 113th st, 25x75, 5-sty brk tenement and store. Louis Berg and Ethel his wife to Louis Lande. Mort $22,000. Sept 26. Sept 28, 1907. 6:1619—21. A $12,500—$21,000. nom

Same property. Louis Lande to Louis Berg and Ethel his wife, tenants by entirety. Mort $22,000. Sept 26. Sept 28, 1907. 6:1619. nom

Madison av, No 1631 | s e cor 109th st, 25.6x95, 5-sty brk
109th st, Nos 52 and 54 | tenement and store. Rosalie Goldberg to Victor A Levor. Mort $30,000. Oct 1. Oct 2, 1907. 6:1614—49. A $25,000—$42,000. other consid and 100

Manhattan av, No 469, w s, 84.3 s 120th st, 16.8x82, 3-sty and basement brk dwelling. Abraham Marks and ano to Morris Schinasi. Mort $9,000. Oct 1, 1907. 7:1946—48. A $8,000—$11,000. other consid and 100

Park av, No 629, e s, 80 n 65th st, 22.8x80, 4-sty brk tenement and store. Julia D Martin widow and DEVISEE John L Martin to Henry C Merkel. Mort $36,000. Sept 30, 1907. 5:1400—4. A $28,000—$32,000. other consid and 100

Pleasant av, No 344, e s, 50.8 n 118th st, 25.3x76, 5-sty brk tenement and store. Morris Weissman to Benjamin Weissman and Isak Tepper. 1-3 part. All liens. Aug 27. Oct 2, 1907. 6:1815—3. A $6,000—$17,000. nom

Riverside Drive, n e cor 127th st, runs n w 161.6 x n e 141.11 x s e 91.7 x s 30.1 x s w 28 x s 146.11 to n s 127th st x w 100 to beginning.

Riverside Drive, n e s, 193.10 s e on curve from 129th st, 50x92.1 x51.7x79.3.

129th st, s s, 125 e Riverside Drive, 50x115x53.10x95, parts of 1 and 2-stv brk factory.
Release mort. Robert McGill to Albert London and Moses S Shill. Sept 9. Oct 2, 1907. 7:1995. nom

West End av, No 265, w s, 42 n 72d st, 19x115, 4-sty and basement stone front dwelling. Fanny H Carpenter to John S Huyler. Mort $35,000. Sept 26. Sept 27, 1907. 4:1184—12. A $21,000—$40,000. nom

1st av, Nos 1118 and 1120, e s, 50 n 61st st, 50x95, two 5-sty brk tenements and stores. Abraham H Levy to Maybelle Realty Co. ½ part. All title. Mort $——. Sept 23. Sept 27, 1907. 5:1456—3 and 4. A $20,000—$40,000. other consid and 100

3d av, No 17 | s e s, 22 s w 8th st, 20.5x74, 4-sty brk hotel.
Cooper sq, No 75 | Herman Miller to Chas L Horth. ½ part. Mort $15,000. Oct 1. Oct 3, 1907. 2:463—9. A $15,000—$19,000. other consid and 100

3d av, Nos 649 and 651, e s, 49.4 s 42d st, runs s 49.4 x s e 105' x n e 20.11 x n 52.6 x n w 60.6 to beginning, two 5-sty brk tenements and stores. Thomas Edwards et al to Gustav Breithaupt, of N Y, and William Breithaupt, of Weehawken, N J. Mort $30,000. Sept 27. Oct 1, 1907. 5:1315—51 and 52. A $30,000—$66,000. other consid and 100

3d av, No 1670, w s, 76.5 s 94th st, 25x100 5-sty stone front tenement and store. FORECLOS, Sept 6, 1907. Max S Levine ref eree to Sampson H Schwarz, ½ part, and David Lippmann, ¼ part, and Harry Lippmann, ¼ part. Mort $20,000. Oct 1, 1907. 5:1522—37. A $19,000—$29,000. 28,600

3d av, No 1962, w s, 25 s 108th st, 25x73, 4-sty stone front tenement and store. Caroline Holm to Henry Rosenfeld. Morts $24,000. Sept 16. Sept 27, 1907. 6:1635—39. A $15,000—$20,000. other consid and 100

4th av, Nos 461 and 463 | n e cor 31st st, runs e 100 x n 69.6 x w
31st st, Nos 101 to 105 | 20 x s 35.3 x w 80 to e s 4th av, x s 35.2 to beginning, two 3-sty brk tenement and stores and two 2-sty brk tenements in st, with 2-sty brk tenement in rear. Eugene C Potter et al to Wm F Connor. Mort $105,000. Sept 25. Oct 1, 1907. 3:887—1, 2 and 6. A $81,500—$91,000. other consid and 100

5th av, No 2156, w s, 18 s 132d st, 17x75, 4-sty stone front tenement. Eliz Fogerty to Emerence K Ager, Brooklyn, N Y. Mort $10,000. Sept 30. Oct 2, 1907. 6:1729—39½. A $8,500—$13,000. other consid and 100

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

7th av, No 2247, e s, 25 n 132d st, 25x75, 5-sty brk tenement and store. Emma Schwab to Regina Schlesinger. Mort $15,000. Oct 1, 1907. 7:1917—2. A $14,000—$22,000. other consid and 100

11th av, No 768, e s, 60.5 s 54th st, 20x72, 4-sty brk tenement and store. Louise Cramer and ano HEIRS, &c, Henry Cramer to Henry Kesting. Oct 1. Oct 2, 1907. 4:1082—63. A $6,500—$9,500. other consid and 100

## MISCELLANEOUS.

All right, title and interest to all real estate in Borough of Manhattan. Wm S Miller, of White Plains, N Y, to Mary S Wolcott as TRUSTEE, of Glenbrook, Fairfield Co, Conn. Deed of trust. B & S. June 26. Oct 3, 1907. 3:792. nom

## BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

Beck st, No 764, old No (44), e s, 250 n 156th st, 25x100, 2-sty brk dwelling. Chas C Dean to Clara S Dean. Mort $8,500. Sept 4. Oct 3, 1907. 10:2707. other consid and 100

*Bronx Terrace, n w cor 224th st, 85x162, Wakefield. Mary T Daly et al HEIRS, &c, Margaret O'Brien to John and Henry Stahl. Q C. Sept 7. Sept 28, 1907. nom

*Same property. Matthew F O'Brien and ano EXRS, &c, Margaret O'Brien to same. Sept 7. Sept 28, 1907. 5,000

Bristow st, No 1379, w s, 75 n Jennings st, 25x87.2, 2-sty frame dwelling. Hannah M Sloane to Abraham Kaufman. Mort $4,000. Oct 1. Oct 2, 1907. 11:2963. other consid and 100

Bettners lane, w s, — n 254th st, and being plot begins 1 ft e from east exterior line of land of party 2d part at point 14.5 n from line bet land party 1st part formerly Geo W Perkins, said point being 46.8 at right angles from c l of original location of Hudson R R R and contains 3,275 sq ft. Jennie V Kennedy to N Y C & H R R R Co. Q C. Aug 16. Sept 30, 1907. 13:3427. nom

Same property. Release judgment. Samuel Straus to same. Aug 20. Sept 30, 1907. 13:3427. nom

Bettners lane, w s, — n 254th st, and being plot begins at line bet land Geo W Perkins and land of party 1st part, at point 285.11 n w from w s Bettners lane, contains 6,550 sq ft, with right and easement over strip as follows:

Bettners lane, w s, — n 254th st, and at line bet land party 1st part and heirs of Saml D Babcock, contains 2,758 sq ft.

Plot begins at w line of land conveyed to Hudson River R R Co by Wm G Ackerman and recorded Aug 19, 1847, and in n line of that parcel of land under waters of Hudson River, said point being 35 at right angles from c l original location of Hudson River R R, contains 8,496 sq ft, with right, easement, etc, to fill in land under water, &c.

Jennie V Kennedy to N Y C & H R R R Co. Aug 16. Sept 30, 1907. 13:3427. other consid and 100

Same property. Release judgment. Samuel Straus to same. Aug 20. Sept 30, 1907. 13:3427. nom

*Carroll st, n s, being land under water at e s City Island at high water mark, runs s 133 x e 400 x n 133 x w 400 to beginning. Eliz D De Lancey EXTRX Elias D Hunter to Wm H Wellbrock. Sept 17. Sept 30, 1907. 5,000

*Carroll st, land under water L I Sound on e s of City of Minniefords Island, begins n s Carroll st at high water mark, runs s 133 x e 400 x n 133 x w 400 to beginning, being land under water, &c. The City Island Land & Dock Co to Wm H Wellbrock. B & C and C a G. Sept 30, 1907. nom

*Elizabeth st, s s, 100 e Newall av, 25x100, Olinville. Joseph S Acker to Grace W Hebberd. Sept 14. Oct 2, 1907. other consid and 100

Fox st 167th st | n w cor 167th st, runs n 88.7 x w 53 and 61.1 x s 113.2 to 167th st x e 78.8 to beginning, vacant. Isadore S Becker to Isidore D Morrison. Mort $13,000. Feb 5. Oct 2, 1907. 10:2718. other consid and 100

Same property. Isidore D Morrison to Mabelle Gaffney. Q C. Sept 27. Oct 2, 1907. 10:2718. other consid and 100

Fox st, No 1071, on map No 1069, w s, 229 s 167th st, 25x100, 2-sty frame dwelling. Mitchel Silverstein to Joseph A Reilly. Mort $4,000. Sept 28. Oct 1, 1907. 10:2717. other consid and 100

Fox st, No 1128, e s, 101.11 n 169th st, 20x100, 3-sty frame tenement. Henry Linsmann and ano to Henry and Therese H Thoede. Mort $5,000. Oct 1, 1907. 10:2719. other consid and 100

*Green lane or av, e s, 101 s 5th st, proposed, 19x100. Wm Reichelt to Margt Eldridge. Mort $2,000. Sept 28. Sept 30, 1907. other consid and 100

Hall pl, No 1072 Intervale av | e s, 163.1 s 167th st, runs e 51.8 x e 48 to w s Intervale av, x s 28 x w 56.7 x w 52.7 to pl, x n 30 to beginning, 2-sty frame dwelling and store. Charles C Schmitt to Philip Odes. Sept 30, 1907. 10:2700. other consid and 100

Hoffman st, w s, 100 n 187th st, 50x96.11, vacant. Clemente Carnevale to Checchina Carucci. Mort $4,000. Sept 30, 1907. 11:3056. other consid and 100

Jennings st, Nos 1111 and 1113, n s, 106.3 w Wilkins av, 75x100.1 x70.1x100, two 5-sty brk tenements. FORECLOS, June 18, 1907. Isaac F Russell ref to Abelman Construction Co. Morts $35,459.64. June 18. Sept 27, 1907. 11:2965. 24,000

Jennings st, Nos 1111 and 1113, n s, 106.3 w Wilkins av, 75x100.1x70.1x100, two 5-sty brk tenements. Abelman Construction Co to Wm T Hookey. All liens. Sept 27. Sept 28, 1907. 11:2965. nom

Kingsbridge Terrace, w s, 247.1 n Kingsbridge road, 25x67.5x25.2 x62.6, 2-sty frame dwelling. Fordham Realty Co to Patrick Davis, of Brooklyn. Mort $3,500. Oct 2, 1907. 12:3256. other consid and 100

Kingsbridge Terrace (Nathalie av), w s, 272.11 n Kingsbridge road, 25x71.3x25.2x67.5, 2-sty frame dwelling. The Fordham Realty Co to Cath M Gifford. Mort $4,500. Sept 4. Oct 1, 1907. 12:3256. other consid and 100

Loring pl, w s, 16.7 n 183d st, 21.6x105.3x21.5x106.8, 3-sty brk dwelling. Edwin C Dusenbury to Sarah Backer. Sept 25. Sept 27, 1907. 11:3225. other consid and 100

Mt Hope pl, No 386, s s, 125 w Morris av, late Madison av, 25x125, 2-sty frame dwelling. Charlotte J Henning to Martha F Mazzetti. Mort $5,000. Sept 27. Sept 28, 1907. 11:2827. nom

*Prospect terrace, s s, 825 e Ft Schuyler road, 25x—, Westchester Terrace. Lucia Cestaro to Pasquate Cestaro. Mort $400. Sept 14. Oct 2, 1907. other consid and 100

*Taylor st, e s, 225 s Columbus av, 25x100, except part for Taylor st. Elizabeth Hegelein to Louis Arata. July 1. Oct 2, 1907. nom

*Taylor st, w s, 175 s Morris Park av, 25x100, except part for Taylor st. Julius Landauer to Salvatore Delellis. Mort $3,500. Sept 27. Sept 30, 1907. other consid and 100

*2d st or Carpenter av, e s, 100 n 234th st (20th av), 25x105.6, Wakefield. North Borough Home Co to Johanna Fritz. Oct 2. Oct 3, 1907. other consid and 100

*4th st, s e s, 202.1 n e Union av, 18.11x100x17.4x99.11, Westchester. Catherine Carroll to James McDowell. Mort $1,700. Sept 27, 1907. other consid and 100

*5th st 6th st | n s, 105 e Av B, 50x216 to s s 6th st, except part for Eastern Boulevard, Unionport. John Fleming to James Fleming. All title. Mort $3,000. Sept 20. Sept 30, 1907. 100

*7th st 6th st | s s, 305 w Av D, 100x216 to n s 6th st, Unionport. Edward Haight, Jr, to Wm C, Frederick, Edw I and John Schmidt, Margt S Seeman, Louise S Hessmer children and heirs Wm C and Margt Schmidt decd. Q C. All title to tax lease, &c. Sept 27. Sept 28, 1907. nom

*13th st, n s, 205 e Av E, 50x108, except part for Tremont av, Unionport. William Roach to Mary A Lahey. Sept 26. Sept 27, 1907. nom

139th st, No 594, s s, 327.9 e St Anns av, 37.6x100, 5-sty brk tenement. Anna Zucker to Samuel Marks. Mort $25,000. Sept 28. Oct 1, 1907. 10:2551 and 2552. nom

143d st, Nos 384 and 386, s s, 481.6 e Alexander av, runs s 100 x e 25 x n 50 x e 6 x n 50 to st, x w 31 to beginning, two 3-sty frame dwellings and 2-sty frame building in rear. Seth D Close to Annie J wife of Seth D Close. Sept 26. Sept 27, 1907. 9:2305. other consid and 100

153d st, No 382, late Schuyler st, s s, 275 e Courtlandt av, 25x100, 2-sty frame dwelling. George Hellmuth to Daniel F Shanahan. Mort $3,500. Oct 2. Oct 3, 1907. 9:2399. other consid and 100

155th st, Nos 380 and 382, s s, 225.6 e Courtlandt av, 50.3x100x50x100, 2-sty frame and 2-sty brk dwellings. Elizabeth Malone and ano EXRS Magdalena Frees to Thos D Malcolm. Sept 25. Sept 28, 1907. 9:2401. 12,430

155th st, s s, 275 e Courtlandt av, 0.10¼x—x0.6⅝ x100. Annie M Frees by Elizabeth Malone GUARDIAN to same. ¼ part. All title. Sept 25. Sept 28, 1907. 9:2401. 70

155th st, No 392, s s, 350 e Courtlandt av, 25x100, 2-sty frame dwelling and store. Daisy Weil to Joseph Courtenay. Mort $4,500. Sept 29. Oct 1, 1907. 9:2401. other consid and 100

155th st, No 427, n s, 145 w Elton av, 25x100, 2-sty frame dwelling. Geo J Pflugheber to Leo P Kwasniewski. Mort $4,000. Sept 30. Oct 1, 1907. 9:2377. nom

156th st, No 806 (984), s s, 219.5 e Tinton av, late Beach av, 25x121, 4-sty brk tenement. William Sussdorf to Robt P Erbsmehl. Mort $18,500. Oct 3, 1907. 10:2665. other consid and 100

159th st, No 365, old Nos 609-611, n s, 92 e Courtlandt av, 50x100, 6-sty brk tenement. Belle Secular to Maurice Frankel. Mort $56,000. Sept 12. Rerecorded from Sept 20, 1907. Oct 1, 1907. 9:2406. nom

161st st Grand Boulevard and Concourse | n s, 99.11 w Sheridan av, runs n 115.7 x w 244.11 to e s Grand Boulevard and Concourse x s 68.4 to curve and 78.8 to 161st st x e 195.1 to beginning, vacant. Frank S Gannon, Jr, et al to John McCafferty. Aug 5. Oct 2, 1907. 9:2460. nom

162d st, s s, 100 w Sheridan av, 48.2x116.2x48.4x115.8, vacant. Frank S Gannon, Jr, et al to Ellen McDonnell. Aug 5. Oct 2, 1907. 9:2460. nom

165th st, No 432, old No 700, s s, 303.1 w Washington av, 25x200, 2-sty frame dwelling and several 1-sty frame buildings in rear. Geo R Ruckert et al to Robt J Lamoreux. 1-6 part. All liens. Oct 2. Oct 3, 1907. 9:2386. nom

165th st Hall pl | n s, 125 e Stebbins av, runs e 25 to a curve to Hall pl, thence around curve 13.11, thence along w s 165th st 93.1 x n w 51.9 x s 108.11 to beginning, vacant. Martin Stines to Henry A Brann, Jr. Mort $1,750. Dec 19, 1905. Oct 2, 1907. 10:2691. 7,000

174th st No 706, s s, 36.4 e Park av, 18x100, 2-sty frame dwelling. Frederick P Forster EXR Frederick Folz to Mary A Kirkham. July 20. Oct 1, 1907. 11:2906. order of court

175th st Nos 1131 and 1133, n s, 80.1 e Mohegan av, 34.1x82.6x33.5x89.2, two 3-sty frame tenements. Victor Gerhards to Louisa Schenck and Amelia Utecht. Mort $3,500. Sept 25.

178th st, No 717, n s, 100 w Clinton av, 25x95, 2-sty frame dwellin. Wm E Schott to Ehler F Wehrenberg. Sept 25. Sept 27, 1907. 11:3092. other consid and 100

Sept 30, 1907. 11:2958. other consid and 100

178th st, No 546, s s, 379.6 w Anthony av, 25x100x23x100, 3-sty frame dwelling. Alfred Kopetz to Margarete Kopetz. Q C. All title. Sept 16. Sept 30, 1907. 11:2810. nom

179th st, s w cor Bronx st, also described as Clover (Centre) st, s w s, adj lot of the First Dutch Reformed Church, runs s e along st, 80 to Bronx st, x s w 77.6 x n w 80 x n e 78 to beginning, being lots 18 and 19 map John Mapes, except part for 179th and other sts, 2-sty frame dwelling and vacant. Susan M Thall INDIVID and EXTRX Joseph Thall to Samuel Cohen. 1-3 part. All title. All liens. Sept 27. Sept 28, 1907. 11:3139. 1,766.67

Same property. Louis Smadbeck to same. All title. Sept 23. Sept 28, 1907. 11:3139. nom

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183d st, No 766, old s s, 148 w old w s Bathgate av, 16x92.3, 3-sty frame tenement and store. Florence M Constantian to Sarkis Papazian. Q C and Correction deed. Sept 30. Oct 2, 1907. 11:3050. nom

Same property, except part for st. Sarkis Papazian to Frederick A Downes. Sept 26. Oct 2, 1907. 11:3050. nom

183d st, No 764 | s s, 158.5 w Bathgate av, 15.4 to e s Bassford av
Bassford av | x82.8x12.10x82.8, 3-sty frame tenement and store. John G Terzian et al to Frederick A Downes. Sept 20. Oct 2, 1907. 11:3050. nom

189th st, s s, 100 w Valentine av, 45.5x93.4, vacant. Release mort. Henry E Hall to Nicholas Goldman. Sept 25. Sept 30, 1907. 11:3152. 6,666.66

Same property. Release mort. Same to same. Sept 25. Sept 30, 1907. 11:3152. 4,666.66

198th st, s s, 100.11 w Marion av, 25x98.10x25x99.1, vacant. Geo D Kingston to Daniel A Morrin. Oct 3, 1907. 12:3289. other consid and 100

*219th st, No 90 East, late 5th st, n s, 150 e White Plains road, 27x114, Wakefield. Leopold Salamon to Harry C Wade and Carl L Gibbons. Mort $2,800. Sept 18. Oct 1, 1907. other consid and 100

227th st, late Sindey st, s s, 297.5 e Spuyten Duyvil Parkway and being at n w cor land Josephine C Stewart, runs s 180 x w 10 x n 180 to st x e 10 to beginning, being a strip 10x180 on e s of land conveyed by Johnson to Longacre, recorded Feb 21, 1907. Orleans Longacre to Josephine C Stewart. Sept 23. Oct 3, 1907. 13:3407. other consid and 100

*231st st | s s, 130.6 w White Plains road, runs s 115 x e 25 x s
230th st | 115 to n s 230th st x w 75 x n 230 to 231st st x e 50 to beginning. Joseph Courtenay to Frank Meng. Mort $4,000. Sept 28. Oct 1, 1907. other consid and 100

*233d st, s s, 180 e White Plains road, 100x64.6, Wakefield. Joseph Foerst to Gus T Smith. Mort $1,150. Nov 7, 1906. Oct 1, 1907. 100

235th st, s s, 175 w Kepler av, 50x100, vacant. William Taglieber to Carrie F Muschenheim. Sept 27. Sept 28, 1907. 12:3369. other consid and 100

235th st, s s, 200 w Kepler av, 25x100, vacant. Release mort. Edwin A Bradley to William Taglieber. Sept 27. Sept 28, 1907. 12:3369. 500

*239th st, n e cor Catherine st, 100x100, Wakefield. John Novak to Lydia Taylor. Mort $2,292. Oct 1. Oct 3, 1907. other consid and 100

240th st, n w cor McLean av, runs w 113 x n 75 x e 36 x s 10 x e 21 to w s McLean av, x s 88 to beginning, vacant. Release mort. Wm G Wood and ano EXRS, &c, Cath A Olssen to James T Doyle. Sept 12. Sept 27, 1907. 12:3394. nom

Anthony av, No 1936, e s, 125 n Buckhout st, now Echo pl, 25x 124.8x25x125, except part for av, 2-sty frame dwelling. John W Buttikofer to Laura V wife of John W Buttikofer. Sept 27. Sept 30, 1907. 11:2814. nom

Aqueduct av, w s, 514 n 183d st, 50x100, vacant. Annie E Delaney to Oscar Willgerodt. Sept 28. Sept 30, 1907. 11:3218. other consid and 100

Anthony av, Nos 2046 and 2048, e s, 100 n Burnside av, runs e 159.6 x n 50.9 x n w 150.7 to av, x s w 50 to beginning, 2-sty frame dwelling and vacant. David C MacBride to Louisa L wife of David C MacBride. Mort $5,300. Sept 26. Sept 27, 1907. 11:3149 and 3156. nom

Alexander av, s e cor 143d st, runs e 106.6 x n 30 to c l 143d st x w 106.6 to av x s 30 to beginning, vacant. William Stursberg et al HEIRS Babette Stursberg to Smith Williamson. Q C. June 13. Oct 1, 1907. 9:2305. nom

Alexander av, No 181, w s, 50 s 136th st, 16.8x70, 4-sty stone front dwelling. Minnie Mazziotta to Cath A Lonergan. Mort $6,320. Sept 26. Sept 27, 1907. 9:2311. other consid and 100

Bryant av, No 1462, e s, 100 n Jennings st, 25x100, 3-sty brk dwelling. Gertrude Hotto to Bernard Badanes and Solomon Lehrer. Mort $10,000. Sept 17. Oct 1, 1907. 11:3000. other consid and 100

*Bronxdale av, w s, 310.9 n Morris Park av, 25x99.10, Westchester. Carolina Wenninger to Catherine Callahan. All liens. July 10. Oct 1, 1907. nom

Bryant av, Nos 1409 and 1411, w s, 85 n Freeman st, 40x100, two 2-sty frame dwellings. Henry Seligman to Henry W Thiel. Mort $7,000. Oct 1. Oct 2, 1907. 11:2994. other consid and 100

Bailey av, e s, — s Knox pl, and being lot 102 block 3239 map auction sale map of Kingsbridge Real Estate Co, 25x100, vacant. Cath L Gaynor to Anna C Gaynor at Fayetteville, N Y. Sept 18. Oct 2, 1907. 11:3239. other consid and 100

Brook av, No 923, w s, 50.1 s 163d st, 25x60.3x25.2x58.4, 4-sty brk tenement. Henry W Thiel to Henry Seligman. Mort $11,700. Oct 1. Oct 2, 1907. 9:2384. other consid and 100

*Bassett av, w s, 75 s Saratoga av, 25x100. Hudson P Rose Co to Emerich Audrieth. Sept 16. Sept 28, 1907. nom

*Barker av, w s, 100 n Elizabeth st, 50x125, Olinville. Hugh O'Brien to Bertha Vogt. Sept 26. Sept 27, 1907. 1,000

Brook av, No 1462, e s, 59.2 n St Pauls pl, 25x100.7, 4-sty brk tenement. Philip Dunayer et al to Rozetta Tannenbaum of Nanticoke, Pa. Mort $14,750. Sept 28. Sept 30, 1907. 11:2895. other consid and 100

Belmont av, Nos 2389 to 2395, late Cambreling av | s w cor 187th
187th st, No 914 | st, 100x25, 4-sty brk tenement and store and 3-sty frame tenement. Checchina I Carucci to Clemente Carnevale. Mort $17,000. Sept 30, 1907. 11:3074. other consid and 100

Bryant av, No 1523, w s, 200 n 172d st, 25x100, 2-sty frame dwelling. Lewis V La Velle to Samuel Klein. Mort $6,000. Sept 30, 1907. 11:2996. nom

Belmont av, w s, 125 n 183d st, 25x100, 2-sty frame dwelling. Philip A Goggin to Annie wife of Philip A Goggin. All title. B & S. Oct 3, 1907. 11:3087. nom

Bathgate av, No 2241, w s, 115.3 n 182d st, 18.3x86, 3-sty brk tenement. Frances Mayer to Charles Witteck and Florentine his wife, tenants by entirety. Mort $5,500. Sept 28. Sept 30, 1907. 11:3050. other consid and 100

*Boston road, s e cor Grace av, 45x103.4x45x105.1.

Grace av, e s, 428.4 s Boston road, 50x95.

Grace av, e s, 228.4 s Boston road, 125x95.

Grace av, e s, 128.4 s Boston road, 50x95.

Grace av, w s, 126.1 s Boston road, 50x95.

Grace av, w s, 201.1 s Boston road, 50x95.

Grace av | e s, 728.4 s Boston road, runs s 131.8 x n e 229 to
Edson av | Edson av, x n w 78.6 x s w 95 x s 75 x s w 95 to beginning.

Grace av, e s, 628.4 s Boston road, 75x95.

Grace av, e s, 478.4 s Boston road, 75x95.

Ely av, n e s, at n s 222d st, runs s 46.4 x s e 24.2 x n e 96.7 x n w 11.3 x s w 95 to beginning.

Grace av, n e s, at n s 222d st, runs s e 39.4 x e 71.7 x n 75.4 x n w 26.4 x n 25 x w 95 to beginning.

Grace av, e s, 284.4 n 222d st, 21.3x114.6x65.4x97.

Ely av, w s, — s 222d st, 57.2x84.8x102.3, gore, and being lot No 216 map (No 1028) Bronx Terrace.

Ely av, w s, — s 222d st, 25x95 and being lot No 218 map (No 1028), Bronx Terrace.

Ely av, w s, — s 222d st, 25x95 and being lot No 223, map Bronx Terrace.

Ely av, w s, — s 222d st, 56.11x95x29.2x99.2, and being lot No 229, map Bronx Terrace.
Release mort. The Crawford Real Estate and Building Co to Irving Realty Co. Sept 27. Sept 30, 1907. 12,900

Bathgate av, No 2109 late Madison av, w s, 52.9 n 180th st, late Samuel st, 26.4x56.9x25.6x60.2, with all title to land bet Madison and Bathgage av, 2-sty frame dwelling. CONTRACT. Sarah A Keveny with Patrick J Gilmartin. Mort $3,000. Oct 1. Oct 2, 1907. 11:3047. 6,600

Bainbridge av, e s, 150 s Woodlawn road, 50x100, vacant. John Bottomley to John McNulty. All liens. Oct 1. Oct 3, 1907. 12:3334. nom

Crotona av, late Grove av, s e s, — n 181st st and being lot 54 map East Tremont, 66x160, with right of way 42 ft wide adj land Samuel Ryer from premises described in deed from Mapes to Grote et al dated July 9, 1866, to road from West Farms to Kingsbridge over land conveyed by Mapes to Miller by deed recorded in Westchester Co, Nov 28, 1845. George Duval to Kate Kennedy, of Hoboken, N J. QC. Feb 14, 1885. Oct 2, 1907. 11:3083, 3098. nom

Crotona av, late Grove st, — n 181st st and being part lot 54 same map with land lying in bed of Grove st, to c l thereof as now lies w of w s Crotona av. Jeremiah Kennedy et al HEIRS, &c, John Kennedy to Katherine Becker. B & S. Oct 1, 1907. Oct 2, 1907. 11:3083, 3098. other consid and 100

Courtlandt av, No 906 | s e cor 162d st, 27.10x77.6x25x
162d st, Nos 318 and 320 (618) | 65, 4-sty brk tenement and store. Jacob D Blume to Frederick Bucker. Mort $10,000. Oct 1. Oct 3, 1907. 9:2408. other consid and 100

Courtlandt av, No 906 | s e cor 162d st, 27.10x77.6x25x
162d st, Nos 318 and 320 East | 65.
162d st, s s, adj above on east.
Agreement as to use of runway between above premises. Frederick Bucker with Jacob D Blume. Oct 1. Oct 3, 1907. 9:2408. nom

Crotona av, No 2008, e s, 125 n 179th st, 25x100, 2-sty frame dwelling. Denis J Brennan to Francis Conlon. Mort $3,200. Sept 26. Sept 30, 1907. 11:3095. other consid and 100

Clinton av, No 1798, e s, 57 s 175th st, 27x84, 2-sty brk dwelling. Correction of release mort. The American Savings Bank to Rose M Clifford. Sept 26. Sept 28, 1907. 11:2948. nom

Same property. Rose M Clifford to May Reich. Mort $5,850. Sept 25. Sept 28, 1907. 11:2948. other consid and 100

Cauldwell av, No 695, w s, 325 s 156th st, 16.8x115, 2-sty brk dwelling. Rosa Wiederman to Heyman Roman. Oct 2, 1907. 10:2624. other consid and 100

Cauldwell av, No 877, w s, 37 n 161st st, 18x100, 3-sty brk dwelling. Anna C Morhard to Louisa wife Henry Iffland. Oct 1, 1907. 10:2627. nom

*Columbus av | n s, at e s Unionport road, runs e — x n 86 x s w
Unionport road | —x s 61 to beginning, 2-sty frame dwelling. Isabella Beatty to John English. Mort $8,000. Sept 27, 1907. other consid and 100

Decatur av, s s, 138.4 w 205th st, 25x112.6, 2-sty frame dwelling. James Johnstone to Geo J Seebach. Mort $5,500. Sept 30. Oct 1, 1907. 12:3353. other consid and 100

Eastburn av, e s, 188.3 n 174th st, 50x95, vacant. The Belmont Realty & Construction Co to Eastburn Construction Co. Mort $4 000. Aug 24. Oct 1, 1907. 11:2796. nom

*Eastchester road, e s, abt 500 s Saratoga av, 25.2x121x25x118.9.

Bassett av, w s, 75 s Saratoga av, 25x100.

Rhinelander av, s s, 181.6 e Eastchester road, 25x100.
Release mort. John J Brady to Hudson P Rose Co. Sept 28. Oct 1, 1907. 300

*Eastchester road, s w cor Blondel av, 25.2x71.8x25x74.8, Westchester. Release mort. John Ritter to Salvatore Di Caprio. Sept 28. Sept 30, 1907. nom

Forest av, No 1006, e s, 71 s 165th st, 19x60, 3-sty frame tenement and store. Lorenz Pfeifer to Peter Milici. Mort $5,000. Sept 30. Oct 1, 1907. 10:2659. other consid and 100

Forest av, e s, 71 s 165th st, a strip, runs w 2.2 to new line of av x s 19 x e 2.2 x n 19 to beginning, Henry L Morris and ano as TRUSTEES, &c, Gouverneur Morris to Lorenz Pfeifer. All title. Q C. Sept 16. Oct 1, 1907. 10:2659. 50

*Grant av, s s, 275 e Garfield st, 25x100. John De Rose to Henriette wife John De Rose. Sept 30. Oct 1, 1907. other consid and 100

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BUILDINGS, BRIDGES, &c.

Hoe av, e s, 20 n Jennings st, 25x100, vacant. James Sharkey to Bertha J Steinmetz. Sept 19. Oct 1, 1907. 11:2988. other consid and 100

*Hughes av, n w cor Libby st, 25x100, Throggs Neck.
Westchester av, late road to Harlem, s e s, lots 17 and 18 map heirs Cornell Ferris at Westchester, 50x100.
Main st, e s, 50 n Evadna st, 25x96.1x25x95.6, Westchester. Rose Godfrey to John Godfrey husband of Rose Godfrey. Nov 22, 1902. Sept 30, 1907. nom

*Jefferson av, n s, 100 w Monaghan av, 25x100. Land Co A of Edenwald to Jacob and Benj Feinberg. Sept 26. Oct 3, 1907. nom

*Jefferson av, s s, 50 e Wilder av, 50x100. Land Co A of Edenwald to Benj and Jacob Feinberg. Sept 26. Oct 3, 1907. nom

Lind av, e s, 233.9 n 167th st, 35.2x91.8x20.4x90.10, vacant. Albert E Maves to John T Hewitt. Mort $1,050. Oct 2. Oct 3, 1907. 9:2528. nom

*Morris Park av, s s, 150 e Adams st, 25x100, 2-sty frame dwelling. except part for Morris Park av. Emil N Sorgenfrei to Mary A Arthur. Mort $4,500. Sept 27, 1907. other consid and 100

*Mapes av, e s, 50 s Zulette av, 50x100, Westchester. Isadora Bell to James Elgar 2d. Q C. Sept 28. Sept 30, 1907. nom

*Olinville or 2d av, w s, 625 n 216th st, 25x100, Olinville. Gustave Blass to Caroline G McManus. Mort $4,500. Oct 1. Oct 2, 1907. nom

*Oakes av, e s, 100 n Jefferson av, 25x100, Edenwald. Frances J Tiernan to Wm T Greenhow. Sept 17. Oct 3, 1907. nom

*Pilgrim av, e s, 225 s Tremont road, 25x95, Tremont terrace. Release mort. The Washington Savings Bank to Delphis Gauvin. Sept 21. Sept 30, 1907. nom

Park av | s w cor 179th st, 101.1 to Alden pl, x100x100x115.1.
Alden pl | vacant.
179th st |

Park av, w s, 131.6 s 179th st, 105.3x145x84x142.7, except part conveyed by Hillyer to Lindren by deed dated Dec 2, 1901, vacant.
Alden pl, No 692, s s, abt 125 w Park av, 17.4x86x17x84, deed reads
Plot begins 145 w Park av, and 236.9 s 179th st, runs n 84 x e 17.4 x s 86.7 x w 17 to beginning.
3-sty frame tenement.
Chas Lowe to Jacob Scheer. Mort $19,000. Oct 2. Oct 3. 1907. 11:3028. other consid and 100

Pelham av, No 816, s s, 13 e Lorillard st or pl, 31x102x31x101.11, 2-sty frame dwelling. Adelaide S Connelly to Mary E Broderick. Morts $4,100. Sept 30. Oct 1, 1907. 11:3067. other consid and 100

Prospect av, n e cor 162d st, 33.7x100, 5-sty brk tenement. The Gaines-Roberts Co to Charles Pletz. Mort $35,000. Oct 2, 1907. 10:2690. nom

Prospect av, w s, 282.2 s 165th st, 70x160, 3-sty frame dwelling. Joseph Liebertz to Frederick McCarthy. Sept 30. Oct 2, 1907. 10:2678. other consid and 100

Same property. Release dower. Anna McCarthy to Hamilton Bank of N Y City. Sept 30. Oct 2, 1907. 10:2678. nom

*Park av | e s, 100 s 1st st, runs s 250 x e 180 to w s
White Plains av | White Plains av or Old Boston road x n e 52 x w 88 x n 200 x w 100 to beginning, Olinville. Varian Barker to Carlos P Tucker, of Westchester Co, N Y. Q C. Sept 23. Oct 2, 1907. nom

*Same property. Jacob C Varian INDIVID, EXR and TRUSTEE Jacob Varian to same. Mort $200. May 14. Oct 2 ,1907. nom

Prospect av, w s, 290 s 165th st, old line, 70x160, 3-sty frame dwelling. Release mort. Emigrant Industrial Savings Bank to Joseph Liebertz. Sept 25. Oct 2, 1907. 10:2678. nom

Rider av | w s, 275 n from w s College av, 50x125 to e s Mott Haven Canal pl | Canal now Canal pl. Chas F Peet to Bernard J Lenahan. Q C and correction of deed recorded July 5, 1892. Sept 6. Oct 3, 1907. 9:2340. no n

*Randall av, n e cor Wilder av, 50x100. Land Co C of Edenwald to Margarite McGonigle. June 28. Oct 3, 1907. nom

*Rhinelander av, s s, 181.6 e Eastchester road, 25x100. Hudson P Rose Co to Christine Einersen. Sept 14. Sept 28, 1907. nom

*St Lawrence av, e s, 75 s Merrill st, 25x100. Nelson-Rodof-Lewine Building Co to Bessie Nelson. Mort $3,500. Aug 29. Sept 27, 1907. other consid and 100

Summit av, No 913, old No 909 | w s, 208.6 s Cross st, 24.3x110.1 to Sedgwick av | e s Sedgwick av x25x116.4, except parts for avs, 3-sty brk dwelling. Merwin Realty Co to Cath E Brennan. Mort $8,500. Sept 30. Oct 1, 1907. 9:2523. other consid and 100

Southern Boulevard, w s, 225 n Jennings st, 100x100, vacant. FORECLOS (Sept 10, 1907). James J Dunn (ref) to Eleanor M Greacen. Oct 2, 1907. 11:2977. 12,000

Sedgwick av, No 1780, e s, abt 380 s Undercliff av, —x—, 2-sty brk dwelling. Margret J Ellis to Hannah M Kelleher. Mort $5,000. Sept 26. Sept 28, 1907. 11:2880. other consid and 100

Tremont av, s s, 100 w Marmion av, 50x100, vacant. James E Dougherty to Saml Schwab. Mort $5,000. Sept 30, 1907. 11:2956. other consid and 100

*Tremont av, n s, 62.1 e St Lawrence av, runs e 42.10 x s 18.2 to n s Tremont av x n w 46.6 to beginning. Louis Reiter et al to Frances Singer. Oct 1. Oct 2, 1907. other consid and 100

Topping av, No 1746, e s, 175 n 174th st, 25x95, 3-sty frame tenement. Henry J Flohr to Henry Siemers Jr and Louise M D his wife tenants by entirety. Mort $8,250. Oct 1, 1907. 11:2799. other consid and 100

Union av, Nos 1185 and 1187, w s, 41 s 168th st, 42x91.1, 5-sty brk tenement. Samuel Makransky et al to Abraham Greenspan. Mort $36,000. Oct 1. Oct 3, 1907. 10:2672. other consid and 100

Union av, Nos 1185 and 1187, w s, 41 s 168th st, 42x91.1, 5-sty brk tenement. Abraham Greenspan to Louis Greenberg. Mort $38,080. Oct 1. Oct 3, 1907. 10:2672. other consid and 100

Union av, No 925 | s w cor 163d st, 101x45.3, 5-sty brk tenement
163d st | and store. Frederick H Marjenhoff to August Marjenhoff. Mort $48,000. Oct 3, 1907. 10:2668. other consid and 100

Undercliff av, w s, — n of the Park and being lots 26 and 27 parcel 40 map estate Wm B Ogden at Highbridge, 51.7x136.11x41.7x 136.10, vacant. Robert S Ament to Louise F Ament. Sept 26. Sept 27, 1907. 11:2880. 5,050

Verio av, w s, 194.6 n 233d st, runs n 50 x w 155.5 x s 48.1 x s again 6.3 x e 134.10 to beginning, vacant. John B Lazzari to Matilda Roemer. July 2. Oct 3, 1907. 12:3382. nom

Vyse av, No 1157, w s, 360 n 167th st, 20x100, 3-sty brk dwelling. Isidor Holtsberg to Jeremiah Donovan. Mort $9,500. Sept 30, 1907. 10:2752. other consid and 100

Vyse av, Nos 1145 and 1147, w s, 240 n 167th st, 40x100, two 3-sty brk dwellings. Henry Arnstein to Lydia B Koch. Morts $19,000. Sept 20. Oct 1, 1907. 10:2752. other consid and 100

Washington av, e s, abt 130 s 170th st, 100x120, except part for av, two 5-sty brk tenements in course of construction. James T Barry to Arthur J Barry. Mort $12,500. Sept 30, 1907. 11:2910. other consid and 100

Whitlock av, w s, at n w s Lafayette av, runs n 100 x w 50 x s 148.5 to Lafayette av, x e 69.7 to beginning, vacant. David Saul to Sarah Saul. Sept 21. Sept 27, 1907. 10:2732. other consid and 100

Washington av, No 2130 | n e cor 181st st, runs n 25 x e 90.2
181st st, Nos 759 and 761 | x n 20.2 x w 20.10 x n 40.11 x e 43 x s 100 to 181st st, x w 101.11 to beginning, 3-sty frame tenement and store and two 1-sty frame stores in st. Edw F Murphy to Patrick J Daly. Mort $10,000. Aug 29. Sept 27, 1907. 11:3049. other consid and 100

Webster av, No 1401, w s, at the n w cor 170th st, if extended, 16.8 x90, 3-sty frame tenement. Cath D Cahill to Samuel T Munson, of Brooklyn. Mort $——. Sept 18. Oct 1, 1907. 11:2887. nom

Whitlock av, w s, 145 n Lafayette av, 2.1x115.4x59.7x100, vacant. Release mort. Sarah wife of Reuben N Hershfield to Levi Hershfield. Sept 24. Sept 28, 1907. 10:2732. nom

Same property. Levi Hershfield to Albert Rothermel. Sept 27. Sept 28, 1907. 10:2732. other consid and 100

Whitlock av, w s, 145 n Lafayette av, 2.1x115.4x59.7x100.
Lafayette av, n s, 69.7 w Whitlock av, 69.7x196.10x50x148.5, vacant.
Release mort. Leopold Hutter to Levi Hershfield. Sept 26. Sept 28, 1907. 10:2732. 1,990

West Farms road, n w s, abt 82 (?) n Rodman pl, and being at s cor Church lot and being lots 35 and 36 map estate Wm Crowther at West Farms, 46x100x35x103, except part for road, vacant. James C Green et al to Gertrude B Schrodt. July 8. Sept 27, 1907. 11:3016. other consid and 100

*2d av, w s, 625 n 216th st, 25x100.3, Olinville. Release mort. John H Burt to Gustav Blass. Sept 18. Oct 3, 1907. nom

3d av, No 3825, w s, 45.3 s Wendover av, 20x100, 5-sty brk tenement and store. Sere Fried to Rudolph Weissker. Mort $18,000. Oct 1. Oct 3, 1907. 11:2912. nom

3d av, No 3818, e s, 225 n 171st st, 25x100, 5-sty brk tenement and store. Charlotte Blum et al to Franz Hummel. Mort $24,500. Oct 1. Oct 2, 1907. 11:2928. other consid and 100

3d av, e s, 225 s 171st st, 50x100, vacant. Herbert Realty Co to Jacob Fleischman. Mort $17,000 and all liens. Sept 26. Sept 27, 1907. 11:2927. other consid and 100

*Lots 139, 140, 141, and 142 same map. Agreement that when building owned by Hannah A Sill as located on Beach av is removed said lots shall revert to Caroline E Cocks, who shall then convey to Hannah A Sill lots 250 to 253 in lieu thereof. Caroline E Cocks with Hannah A Sill. July 31. Sept 30, 1907. nom

*Lot 541 map (No 208) of Arden property. Daisy Levy to Lydia Taylor. Sept 5. Oct 1, 1907. other consid and 100

*Lots 14 to 17, 36, 37, 119, 120, 122, 193 to 201, 209, 210, 213, 119¼, 191¼, 191¼, 192½, 193½, 194½, 195½, 196½, 197½, 198½ 199½, 200½, 201½, 209½, 210½, 211¼, 235¼, 236¼ and 237¼ map of 305 lots at Clasons Point. Willard P Beach to Clarence W Beach. All title. July 31. Sept 30, 1907. nom

*Lots 200¼ and 201¼ same map. Hannah A Sill to same. All title. July 31. Sept 30, 1907. nom

*Lots 13, 38, 39, 40, 49, 50, 51, 121, 123, 124, 247, 121½, 123½, 124¼, 125¼, 126¼, 127¼, 247¼ and 248¼ same map. Clarence W Beach to Willard P Beach. All title. July 31. Sept 30 1907. nom

*Lots 127 to 135, 133½, 134½, 135½ and 207¼ same map. Hannah A Sill to Willard P Beach. All title. July 31. Sept 30, 1907. nom

*Lots 114, 115, 175 to 180, 131 to 135, 114¼, 180½, 179½, 178½, 177½, 176½ and 175½ same map. Caroline E Cocks to Willard P Beach. July 31. Sept 30, 1907. nom

*Lots 10 to 13, 18, 19, 20 and 40 same map. Wooster Beach to Willard P Beach. All title. July 31. Sept 30, 1907. nom

*Lots 21, 33, 41, 42, 43, 52, 53 and 54 same map. Willard P Beach to Wooster Beach. All title. July 31. Sept 30, 1907. nom

*Lots 57, 58, 57½ and 58½ same map. Clarence W Beach to Caroline E Cocks. All title. July 31. Sept 30, 1907. nom

*Lots 58, 59, 60, 61, 174, 250, 251, 57¼, 58¼, 59½, 60½, 61½, 136¼, 137¼, 250¼, 251½ and 252¼, same map. Willard J Beach to Caroline E Cocks. All title. July 31. Sept 30, 1907. nom

*Lots 202, 203, 204, 246¼ and 245¼ same map. Clarence W Beach to Hannah A Sill. All title July 31. Sept 30, 1907. nom

*Lots 139 to 142, 238, 262, 142½, 205¼ and 262½ same map. Caroline E Cocks to Hannah A Sill. All title. July 31. Sept 30, 1907. nom

*Lots 202 to 206, 243 to 246, 202½, 203¼, 243½, 244½, 245½ and 246½ same map. Willard P Beach to Hannah A Sill. All title. July 31. Sept 30, 1907. nom

*Lots 136, 137, 138, 171 to 174, 250 to 261, 136½, 137½, 138½, 251¼, 252½, 253½ and 254¼, same map. Hannah A Sill to Caroline E Cocks. All title. July 31. Sept 30, 1907. nom

*Agreement as to use of 25 ft right of way from Beach av to Clasons Point road, &c, on said map lying with the "Burnt

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Jacket" district. Sub to right of Hannah A Sill to have building owned by Hannah A Sill remain as at present. Clarence W Beach with Willard P Beach et al. July 31. Sept 30, 1907. nom

*Agreement as to release easement over right of way, &c, on said map. Hannah A Sill with Willard P Beach. All title. July 31. Sept 30, 1907.

*Agreement as to division of awards for land in above district Wooster Beach 44 2-10%, Willard P Beach 27 9-10% and Clarence W Beach 27 9-10%. July 31. Sept 30, 1907.

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

September 27, 28, 30, October 1, 2 and 3.

## BOROUGH OF MANHATTAN.

Allen st, No 104. Assign lease. Robert P Pearl and Leon Haimovitz to Kalmin Goldner. Mort $792.20. Sept 24. Sept 27, 1907. 2:416.....nom

Beaver st, No 3, all. Geo F Lockwood to Childs Co; from Oct 1, 1907, to May 1, 1928. Oct 2, 1907. 1:11.....taxes, &c, and 7,000 to 8,000

Canal st, No 193, store and basement. Karl Wilder to Joseph Dolgers Sons; 2½ years, from Oct 1, 1907. Oct 1, 1907. 1:205.....1,350

Canal st, No 401, store, basement and two rooms 1st floor front. Chas H Kowskie to Adolf Drucker; 5 5-12 years, from Dec 1, 1906. Sept 27, 1907. 1:227.....840

Carmine st, Nos 7 and 9, all. Cornelia K Averill to Chas R Faruolo; 10 years, from Nov 1, 1910. Sept 30, 1907. 2:589..4,400

Fulton st, No 144, s s, 161.2 e Broadway, 27.2x107.1x27.4x106.9, all. Anna S De Selding and ano to Herman Raub, of Brooklyn, and ano; 21 years, from Sept 30, 1907. Oct 2, 1907. 1:79.....taxes, &c, and 10,500 and 11,000

Goerck st, No 143, all. Samuel Berkowitz to Israel Reitman; 5 years, from Sept 1, 1907. Oct 1, 1907. 2:325.....3,200

Hudson st, No 149, s w cor Hubert st, store and cellar. Mary A Kehoe to Anna J Clahan, of Edgewater, N J; 5½ years, from Nov 1, 1907; 5 years renewal. Oct 2, 1907. 1:214.....1,200

Same property. Assign lease. Anna J Clahan to DeWitt C Flanagan and ano as TRUSTEE. Sept 27. Oct 2, 1907. 1:214.....nom

Irving pl and 16th st, barber shop in basement of Westminster Hotel. Westminster Hotel Co to Joseph Emilio; 5 years, from Jan 1, 1907. Sept 27, 1907. 3:872.....480

Lewis st, No 189. Assign lease. Kalman Goldman to Saml Rubenstein, ½ part. Aug 30. Sept 30, 1907. 2:360.....nom

Lewis st, Nos 179 to 183, store floor and basement. Louis Shulsky to William Simon; 5 years, from May 1, 1907; 5 years renewal at $1,536. Sept 30, 1907. 2:360.....1,440

Madison st, No 286. Assign lease. Barnet Fishman to Mike Berman et al. Sept 25. Sept 27, 1907. 1:269.....nom

McDougal st, No 8, all. Eagan & Leake to Zelick Peshkin; 4 7-12 years, from Oct 1, 1907. Sept 28, 1907. 2:504.....1,560

Morton st, No 33, 3-sty stable. Minnie L Maher to G Wm and H G Siegmann doing business as Empire Forwarding Co; 10 yrs from Oct 1, 1907. Oct 2, 1907. 2:584.....2,400

Pearl st, No 31.....

Bridge st, No 20.....

Assign lease. Charles Glintenkamp and ano to Chas A Tecklenburg. Oct 2, 1907. 1:10.....nom

Prince st, No 68. Assign lease. William Giehl to Adam Lichtenberger. All title. Sept 30, 1907. 2:496.....nom

Roosevelt st, Nos 119 to 125, s w cor Water st. Surrender lease. Chas R Faruolo to Irving I Kempner. All title. Sept 20. Oct 3, 1907. 1:108.....5,000

Thompson st, Nos 98 and 100. Release portion of lease which allows $50 per annum for repairs to roof. Allessandro Volturo to Pasquale and Salvatore Pati. Sept 23. Sept 27, 1907. 2:502.....nom

Wall st, Nos 87 and 89. Assign lease and contract for sale. S P McConnell to W K Aston. ½ part. All title. June 21. Oct 3, 1907. 1:31.....nom

Wall st, Nos 87 and 89. Assign lease. Wm K Aston to John G Agar. Sept 20. Oct 3, 1907. 1:31.....other consid and 100

West st, No 305, e s, all. Frederick Carell to Wm J Ruesch; 5 years, from Mar 1, 1903. Rerecorded from Oct 19, 1904. Oct 1, 1907. 2:596.....2,300

Same property. Consent to assign lease. Same to same. June 25, 1902. Oct 1, 1907 2:596.....

Same property. Assign lease. Wm J Ruesch to John Cossen. Apr 30, 1903. Oct 1 ,1907. 2:596.....nom

Same property. Assign lease. John Cossen to Nathan Mitchell and Benjamin Silberstein. All title. Sept 21, 1907. Oct 1, 1907. 2:596.....nom

Same property. Jos E Goldberg and Louis Kramer to John Cossen. 4 11-12 years, from Mar 1, 1908. Rerecorded from Mar 26, 1907. Oct 1, 1907. 2:596.....2,600

Same property. Assign lease. John Cossen to Nathan Mitchell and Benjamin Silberstein. Sept 21, 1907. Oct 1, 1907. 2:596.....nom

2d st, No 103, store and basement. C Franck to Joseph Staudt; 4 9-12 years, from Aug 1, 1907. Oct 1, 1907. 2:429.....660

6th st, No 410 East. Surrender lease. Geo Muller et al to Jos L Buttenwieser. Sept 28. Oct 1, 1907. 2:433.....nom

6th st, No 612 East. Surrender lease. Geo Muller et al to Jos L Buttenwieser. Sept 28. Oct 1, 1907. 2:433.....nom

6th st, No 427 East, all. Hyman Simonowitz and ano to Abraham Samber; 3 years, from Feb 1, 1907. Oct 2, 1907. 2:434..2,972

Same property. Assign lease. Abraham Samber to Joseph Perlbinder. May 7. Oct 2, 1907. 2:434.....632.84

6th st, No 410 East, basement. Joseph L Buttenwieser to George Muller et al; 4 11-12 years, from Oct 1, 1907. Oct 2, 1907. 2:433.....600

6th st, No 412 East, basement. Joseph L Buttenwieser to George Muller et al; 5 years, from Sept 1, 1907. Oct 2, 1907. 2:433.....600 and 720

9th st, No 20, s s, 97.5 w University pl, 25x93.11. TRUSTEES of Sailors Snug Harbor, N Y, to Nettie Ettlinger; 21 years, from May 1, 1897; with 21 years, renewal. Sept 27, 1907. 2:566.....taxes, &c, and 875

Same property. Assign lease. Benj B Ettlinger to Joseph Ettlinger. All title. Sept 26. Sept 27, 1907. 2:566.....1,111.11

11th st, No 344 West, s e cor Washington st, store and floor above. Patrick Anderson to Peter McMahon; 5 5-12 years and 15 days from Nov 16, 1907. Oct 3, 1907. 2:633.....1,560

Same property. Assign lease. Peter McMahon to Michael T Browne. Sept 28. Oct 3, 1907. 2:633.....nom

Same property. Assign lease. Michael T Browne to Arthur Jost. Sept 28. Oct 3, 1907. 2:633.....nom

13th st, No 612 East, all. Samuel Gold to Salvatora Mistretta; 3 years, from Oct 1, 1907. Oct 2, 1907. 2:395.....3,000

14th st, No 52 West, all. Surrender lease. Peter A Minakaki to Robert S Smith. All title. Sept 27. Sept 28, 1907. 2:577.....4,000

17th st, No 29 West, store and basement. Garfield Building Co to David Deutsch and Morris Tiras; 10 years, from Sept 1, 1907. Sept 28, 1907. 3:819.....2,600 to 3,600

18th st, No 110 West. Assign lease. George Smith to Stella Joyce. Sept 25. Oct 1, 1907. 3:793.....nom

20th st, Nos 231 to 235, n e s, 200 n w 2d av, 70x92, the lots. Hamilton Fish Corporation to Edward Kates; 21 years, from Nov 1, 1907. Oct 2, 1907. 3:901.....taxes, &c, and 3,250

20th st, Nos 129 to 133 West, 3d floor. Edw A Hall to Joseph Samuels & Co; 5½ years, from Aug 1, 1906; 5 years renewal. Sept 30, 1907. 3:796.....2,600

Same property, 2d floor. Same to same; 5 years, from Feb 1, 1907; 5 years renewal. Sept 30, 1907. 3:796.....2,600

24th st, No 103 West. Cancellation of lease. William Britton with Wm E F Behrens. Sept 24. Sept 30, 1907.....3,800

29th st, No 407, East, all. Pasquale Pati and ano to Teresa Vellone; 5 years, from Oct 1, 1907. Sept 27, 1907. 3:961.....1,800

29th st, No 409 East, all. Pasquale Pati and ano to Teresa Vellone; 5 years, from Oct 1, 1907. Sept 27, 1907. 3:961.....1,800

35th st, No 256 West, all. Laurence Curnen to John and Hermann Ewers; 3½ years, from Oct 1, 1907. Sept 27, 1907. 3:784.....2,000

38th st, Nos 108 and 110, s s, 120 w 6th av, 40x98.9, all. Charles A Cowen & Co to Julius Conn; 10 years, from Oct 1, 1907. Oct 2, 1907. 3:813.....taxes, &c, and $12,000 to 15,000

39th st, No 59 West | all. Mary A Smith and ano to Solomon
6th av, Nos 680 to 688 | May 5 years, from May 1, 1907. Oct 1, 1907. 3:841.....18,000

Same property. Agreement as to covenants in above lease. Same with same. Oct —. Oct 1, 1907. 3:841.....

40th st, No 147 West, store and basement. John F Olive to Louis Buchler et al; 4 1-12 years, from Oct 1, 1907. Oct 2, 1907. 4:993.....1,900

Same property. 3 floors above store. Same to same; 4 1-2 yrs from Oct 1, 1907. Oct 2, 1907. 4:993.....2,200 and 2,400

Same property. Cancellation of lease recorded Dec 12, 1904. John F Olive with Louis Buchler. Sept 25. Oct 2, 1907. 4:993.....nom

42d st, No 308 West, store, &c. Josephine F Brown to Edw A Sheehan; 5 years, from Oct 1, 1907. Oct 2, 1907. 4:1032..1,800

47th st, No 554 West, west store, &c. Frederick Gebien to Henry Claassen; 5 years, from May 1, 1907. Sept 30, 1907. 4:1075.....240

52d st, No 414 West, all. Emma B Matthaus to D Kempner & Son; 5 years, from Oct 1, 1907. Sept 30, 1907. 4:1061....2,550

53d st, No 221 East, 3-sty brk dwelling. Kurt Tschippke to Henry Abeles; 9 7-12 years, from Oct 1, 1907. Oct 3, 1907. 5:1327.....800

67th st, No 27 West, apartment on 3d floor. The Sixty-Seventh Street Studio Building Assoc to Helen A Russell; 1 year, from Oct 1, 1907, with renewals. Oct 1, 1907. 4:1120.....nom

Same property. Assign lease. Helen A wife Walter Russell to Emilie B Risley, of Brielle, N J. Sept 19. Oct 1 ,1907. 4:1120.....nom

69th st, Nos 311 and 313 West. Subordination of lease to mort for $22,000. Lily Reismann and Wm Goodman EXRS and TRUSTEES Maximilian M Reismann and Emanuel Kapelsohn with Mayer Katzenberg. June 12. Sept 27, 1907. 4:1181.....nom

71st st, No 421 East, west store. Frank Lier to Joseph Kuchar; 3 years, from Mar 1, 1907. Sept 27, 1907. 5:1466.....216

75th st, No 442 East. Surrender lease. Samuel Pincus to Abraham Orently. All title. Sept 27, 1907. 5:1469.....nom

75th st, No 339 East, east store. Jacob Ungar to Konrad Troller; 5 years, from Oct 1, 1907. Oct 2, 1907. 5:1450.....480

92d st, Nos 12 and 14 West, all. Isaac V Brokaw to Carl Fischer-Hansen; 1 year, from Sept 1, 1907; 4 years renewal. Sept 28, 1907. 4:1205.....taxes, &c, and 5,865

99th st, Nos 226 and 228 East, all. Samuel Berkowitz to Israel Reitman; 5 years, from Sept 1, 1907. Oct 1, 1907. 6:1648..3,800

109th st, No 54 East, east ½ of store, &c.....

Madison av, No 1631, west 3d flat.....

Rosalie Goldberg to Charles Rosenthal; 3 years, from May 1, 1910; 2 years renewal. Sept 30, 1907. 6:1614.....768

111th st, Nos 152 and 154 East, s e cor Lexington av, 2d store from cor. Moses A Abramowitsch to Paulina Usoskin; 2 yrs, from May 1, 1907. Oct 1, 1907. 6:1638.....420 and 480

112th st, No 535 West, all. The University Construction Co to John Lankenau; 5 years, from Oct 1, 1907. Oct 1, 1907. 7:1884.....8,400

Same property. Consent to assign lease. Same to same. Sept 30. Oct 1, 1907. 7:1884.....

Same property. Assign lease. John Lankenau to Galan Co. Sept 30. Oct 1, 1907. 7:1884.....nom

112th st, Nos 254 and 256 West, all. Ella Gitskey to Aurile Borriss; 5 years, from Feb 1, 1907. Oct 3, 1907. 7:1827.....5,000

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


116th st, Nos 553 and 555 East, 1st and 2d lofts. F Bronson Monell to Empire State Engineering Co; 5 years, from May 1, 1905. Sept 27, 1907. 6:1715.. .. .. .. .. .. .. .. ..3,200
Same property. Assign lease. Empire State Engineering Co to Fire and Water-Proof Specialty Co. Sept 26, 1907. Sept 27, 1907. 6:1715..... .. .. .. .. .. .. .. .. .. .. ..nom
Same property. Consent to assign lease by F B Monell. Sept 26. Sept 27, 1907. 6:1715... .. .. .. .. .. .. .. .. .....nom
117th st, Nos 442 and 444 East, all. Simon Bucheister to Anthony Meraglino; 5 years, from Oct 1, 1907. Oct 3, 1907. 6:1710. .. .. .. .. .. .. .. .. .. .. .. .. .. 3,600 to 3,900
118th st, Nos 537 and 539 East. Surrender of lease and general release. Benne Joseph to Max M Pullman. All title. Sept 9. Oct 2, 1907. 6:1815... .. .. .. .. .. .. .. .. .. .. .nom
128th st, No 102 East. Surrender lease. Tony Somma to Leontine A Marx. Sept 30. Oct 1, 1907. 6:1776.....nom
Amsterdam av, Nos 502 and 504, north store and 2 basements. Pincus Lowenfeld and ano to Louis Bloch; 5 years, from Sept 1, 1907. Oct 1, 1907. 4:1232..... .. .. .. .. .. .. 1,680
Amsterdam av, Nos 880 and 882..... .. .. .. .. .. .. .. ....
103d st, No 203 West .. .. .. .. .. .. .. .. .. .. .. .. ..

NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

Brecher, Joseph to Bernat Springer. 13th st, No 327, n s, 332 e 2d av, 23x103.3. P M. Prior mort $15,000. Aug 19, due Sept 15, 1909, 6%. Sept 30, 1907. 2:455. 2,000

Barnes, Hannah E wife of and Henry B to MUTUAL LIFE INS CO of N Y. 45th st, No 12, s s, 225 e 5th av, 20x100.5. Due, &c, as per bond. Sept 30, 1907. 5:1279. 50,000

Barry, Patrick to Geo Ehret. Manhattan av, s e cor 109th st. Saloon lease. Sept 26, demand, 6%. Sept 30, 1907. 7:1884. 3,000

Breithaupt, Gustav, of N Y, and Wm Breithaupt, of Weehakwen, N J, to Thomas Edwards. 3d av, Nos 649 and 651, e s, 49.4 s 42d st, runs s 49.4 x s e 105 x n e 20.11 x n 52.6 x n w 60.6 to beginning. P M. Prior mort $50,000. Sept 24, 3 years, 5%. Oct 1, 1907. 5:1315. 22,000

Same to GERMAN SAVINGS BANK, N Y. Same property. P M. Sept 27, 3 years, 5%. Oct 1, 1907. 5:1315. 50,000

Cashman, Samuel to Morris Kaplan. 7th st, No 94, s s, 91.6 e 1st av, 21.5x90.10. P M. Prior mort $19,000. Oct 1, 1907, 5 years, 6%. 2:434. 7,250

Condict, Mary N, of East Orange, N J, to Henry DeF Weekes. 21st st, No 125, n s, 281.3 w 6th av, 18.9x98.9. 1 year, 6%. Sept 30, 1907. 3:797. 1,500

Coventry, Eva to Thomas Thacher. 77th st, No 164, s s, 158 e Amsterdam av, 21x102.2. P M. Prior mort $18,500. Sept 28, due, &c, as per bond. Sept 30, 1907. 4:1148. 5,000

Coutts, Geo H with Domenico Alvino and Geo Rubino. Downing st, No 31, n s, 25 e Bedford st, 25x90. Extension mort. Sept 30, 1907. 2:527. nom

Cushman, Vera S to Michael S Herzog. 95th st, No 26, s s, 65.9 w Madison av, 16x100.8. P M. Sept 26, 3 years, 5½%. Sept 27, 1907. 5:1506. 20,000

Cohn, Rebecca widow to Hermine Schmidt and Annie Smith. 7th av, No 70, w s, 66 s 15th st, 22x100. July 6, 3 years, 5%. Sept 27, 1907. 3:764. 16,000

Colombo, Angela and Luigi Rapuzzi to Edith B H Kinkead and ano trustees Adolphus Hamilton. Broome st, Nos 529 to 533, s e cor Sullivan st, Nos 51 to 55, runs s 63 x e 70 x n 31 x e 2 x n 32 x w 72 to beginning. P M. Sept 26, due, &c, as per bond. Sept 28, 1907. 2:476. 70,000

Colombo, Angela and Luigi Rapuzzi to Charles Zerbarini. Broome st, Nos 529 to 533, s e cor Sullivan st, Nos 51 to 55, runs e 72 x s 32 x w 2 x s 31 x w 70 to Sullivan st, x n 63 to beginning. P M. Prior mort $95,500. Sept 26, 1 year, 6%. Sept 28, 1907. 2:476. 3,000

Colombo, Angela and Luigi Rapuzzi to Rosehill Realty Corporation. Broome st, Nos 529 to 533, s e cor Sullivan st, Nos 51 to 55, runs s 63 x e 70 x n 31 x e 2 x n 32 to Broome st, x w 72 to beginning. P M. Prior mort $70,000. Sept 26, 5 years, 6%. Sept 27, 1907. 2:476. 25,500

Cohen, Bearnett to Jacob Brand and ano TRUSTEES Amelia Harris. 37th st, No 350, s s, 125 e 9th av, 25x98.9. P M. Equal lien with 2 morts, one for $1,800 and the other for $2,100. Oct 1, 3 years, 6%. Oct 3, 1907. 3:760. 2,100

Same to same. Same property. P M. Equal lien with 2 morts, one for $1,800 and the other for $2,100. Oct 1, 3 years, 6%. Oct 3, 1907. 3:760. 2,100

Same to same. Same property. P M. Equal lien with 2 morts of $2,100 each. Oct 1, 3 years, 6%. Oct 3, 1907. 3:760. 1,800

Delafield, John R to FARMERS LOAN AND TRUST CO. 79th st, No 17, n s, 226 e 5th av, 18x102.2. Sept 30, 3 years, —%. Oct 2, 1907. 5:1491. 30,000

Davis, Joseph H to John A Philbrick & Bro, a corpn. 122d st, No 512, s s, 200 w Amsterdam av, 50x95.11. Sept 26, due, &c, as per bond. Sept 28, 1907. 7:1976. 12,500

Deutsch, Fannie to Emanuel Schleissner. Pitt st, No 62, e s, 150 s Rivington st. 25x100. Prior mort $25,000. 2 years, 6%. Sept 27, 1907. 2:338. 2,400

Dietz, James E to Empire State Surety Co. 112th st. No 209, n s, 140 e 3d av, 20x100.11. Prior mort $4,000. May 1, due, &c, as per bond. Sept 27, 1907. 6:1662. 2,000

Deutsch, Lippman and Harry Wasserman, of Brooklyn, to Emanuel Schleissner. 3d av, Nos 744 and 746, w s, 50.5 n 46th st, 50x100. Leasehold. All title. Given as additional security to same loan of $2,400 on No 62 Pitt st. Due, &c, as per bond. Sept 27, 1907. 5:1301. 2,400

Doelger, Peter with GERMAN SAVINGS BANK, N Y. Amsterdam av, No 440, n w cor 81st st, No 201, 27.2x100. Agreement modifying terms of mort. Sept 30, 1907. 4:1229. nom

Danenberg, Ury, and Isaac and Samuel Untermyer trustees Isaac Danenberg with Karl Shapiro. Rivington st, No 242. Extension mort. Sept 20. Oct 1, 1907. 2:339. nom

Deutsch Americanische Schuetzen Gesellschaft (German-American Shooters Society) with BOWERY SAVINGS BANK. St Marks pl, No 12 (8th st). Extension mort. Aug 13. Oct 1, 1907. 2:463. nom

Dillon, Joseph to EMIGRANT INDUSTRIAL SAVINGS BANK. 71st st, No 218, s s, 229 w Amsterdam av, 17x100.5. Oct 1, 1907, 3 years, 4½%. 4:1162. 14,000

Eagleton, Eliza to Ezekiel Fixman. 65th st, No 164, s s, 192 e Amsterdam av, 18x100.5. Prior mort $18,000. Oct 1, 1907, 3 years, 6%. 4:1163. 3,000

Epstein, Simon to Hyman D Baker and ano. 136th st, No 44, s s, 138.9 e Lenox av, 38.9x99.11; 136th st, No 42, s s, 177.6 e Lenox av, 38.9x99.11. Sept 30, due Oct 1, 1908, 6%. Oct 1, 1907. 6:1733. 6,000

EMIGRANT INDUST SAVINGS BANK with Walter Brooks and Yorkville Realty Co. 34th st, No 215 to 221 West. Extension mort. Sept 26. Sept 30, 1907. 3:784. nom

EMIGRANT INDUST SAVINGS BANK with Aaron Coleman. 133d st, No 142 West. Extension mort. Sept 27. Sept 30, 1907. 7:1917. nom

Eggers, John with Rector, &c, of the Church of the Ascension in N Y. Amsterdam av, No 755. Extension mort. Aug 5. Sept 27, 1907. 7:1851. nom

EQUITABLE LIFE ASSUR SOC of the U S with Saml McMillan. West End av, w s, 50.11 n 97th st, 75.3x100. Extension mort. Sept 12. Sept 28, 1907. 7:1887. nom

EQUITABLE LIFE ASSUR SOC of the U S with Broad & Beaver St Co. Broad st, Nos 61 to 69, s e cor Beaver st, Nos 32 to 46, runs s 99.8 x e 100 x s 0.6 x e 26.8 x n 7 x e 11.6 x n 10.3 x e 67.3 x s 30.8 x e 37.7 x s 39.10 to n s South William st, No 8, x e 25.6 x n 63.10 x w 10.6 x n 59.11 to s s Beaver st, x w 211.1 to beginning. Extension mort. Sept 12. Sept 28, 1907. 1:29. nom

EQUITABLE LIFE ASSUR SOC of the U S with Bessie Kittenplan. 136th st, No 220 West. Extension mort. Sept 12. Sept 28, 1907. 7:1941. nom

EQUITABLE LIFE ASSUR SOC of the U S with Ray W Sundelman. 104th st, No 6 West. Extension mort. June 1. Sept 28, 1907. 7:1839. nom

EQUITABLE LIFE ASSUR SOC of the U S with Louis B Seligman. 78th st, No 105 West. Extension mort. Aug 7. Sept 28, 1907. 4:1150. nom

EQUITABLE LIFE ASSUR SOC of the U S with Emanuel H Schwartz. 78th st, No 179 East. Extension mort. July 1. Sept 28, 1907. 5:1413. nom

EQUITABLE LIFE ASSUR SOC of the U S with Wm E D Stokes. 75th st, No 259 West. Extension mort. April 30. Sept 28, 1907. 4:1167. nom

EQUITABLE LIFE ASSUR SOC of the U S with Mary N Wright. 46th st, No 224 West. Extension mort. May 31, 1907. Sept 28, 1907. 4:1017. nom

EQUITABLE LIFE ASSUR SOC of the U S with Wm E D Stokes. South st, Nos 248 and 249. Extension mort. April 30. Sept 28, 1907. 1:248. nom

Everard, James with Chas Seidenwerg. Av C, No 144, n e cor 9th st, No 701, 22.11x58. Extension mort. Oct 6, 1905. Oct 2, 1907. 2:379. nom

Same with same. Same property. Ratification of above agreement. Sept 28. Oct 2, 1907. 2:379. —

Egler, Frederick to Wm Lewin. 178th st, s s, 100 w Amsterdam av, 50x96x50.1x99.3. P M. 1 year, 6%. Oct 3, 1907. 8:2132. 3,500

Ellis, Saml to Irving I Kempner. Roosevelt st, Nos 119 to 125, s w cor Water st, No 319, runs s 78.5 x w 41.6 x n w 79.1 to Water st, x e 50.8 to beginning. P M. Prior mort $17,000. Sept 20, 5 years, 6%. Oct 3, 1907. 1:108. 16,750

Fargis, Jos H to Otto H Schlobohm. 16th st, No 139, n s, 500 w 6th av, 17.4x92; 16th st, No 141, n s, 517.4 w 6th av, 17.4x92.1 x21.1x92. P M. Oct 1, 1 year, 5%. Oct 2, 1907. 3:792. 30,000

Freehold Construction Co with American Mortgage Co. 102d st, Nos 119 and 121, n s, 227.6 e Park av, 50x½ block. Subordination agreement. Oct 1. Oct 3, 1907. 6:1630. nom

Furmann, Jacob and Abraham S Weltfisch to Barret. Goldfein. Pleasant av, Nos 437 and 439, w s, 25.11 s 123d st, 50x100. Prior mort $42,000. Sept 26, due Mar 26, 1908, 6%. Sept 28, 1907. 6:1810. 4,000

Foote, Sherman K to Eliza Spencer widow. 103d st, No 126, s s, 350 w Columbus av, 20x100.11. P M. Prior mort $16,000. Sept 30, due, &c, as per bond. Oct 1, 1907. 7:1857. 1,500

Foote, Sherman K to Walter S Gurnee et al trustees for Grace G Dyer and ano will Walter S Gurnee. 103d st, No 126, s s, 350 w Columbus av, 20x100.11. P M. Sept 30, 5 years, 5%. Oct 1, 1907. 7:1857. 16,000

Flint, Austin with BOWERY SAVINGS BANK. 5th av, No 418. Extension mort. Sept 24. Oct 1, 1907. 3:839. nom

Goldberg, Maurice to Jennie H Morrison. 116th st, No 129, n s, 325 w Lenox av, 25x100.11. Prior mort $30,000. Sept 30, due Mar 1, 1908, 6%. Oct 1, 1907. 7:1901. 1,700

Same to Helen H Steele. Same property. Sept 30, 5 years, 5%. Oct 1, 1907. 7:1901. 30,000

Goldberg, Maurice to Jennie H Morrison. 116th st, No 135, n s, 317.9 e 7th av, 28.6x100.11. Prior mort $33,000. Sept 30, due Mar 1, 1908, 6%. Oct 1, 1907. 7:1901. 2,000

Goldsmith, Bella to Isaac Stern. 137th st, No 122, s s, 275 w Lenox av, 25x99.11. P M. Prior mort $15,000. Sept 30, due Oct 1, 1911, 6%. Oct 1, 1907. 7:1921. 10,000

Goodman, Morris, Harry Clarish and Nathan Orlans to Rebecca Orlans. Gouverneur st, No 56, s e cor Monroe st, Nos 212 and 214, 66.2x59.2x69.10x50.5. Prior mort $51,000. 2 years, 6%. Sept 30, 1907. 1:261. 10,000

Ginsburg, Simon to Aaron Goodman. Lenox av, No 620, n e cor 141st st, Nos 75 to 79, 99.11x150. Building loan. Due April 1, 1908, 6%. Sept 27, 1907. 6:1739. 30,000

Gass, Frank to Magdalena Lohbauer. 3d av, No 1058, w s, 75.5 s 63d st, 17.11x100.1x22.11x100. All buildings on said lot. Sept 26, due Jan 1, 1909, 6%. Sept 28, 1907. 5:1397. 5,000

Goldfine (Joseph) Realty Co and John Bogart and Beckie Lacov with John Katzman. Hamilton st, Nos 14 and 16. Subordination mort. Sept 27. Sept 28, 1907. 1:253. nom

Goldstein, Sarah and Emilie J Murray with Nathan Blumenthal. 4th st, Nos 310 and 312 East. Subordination mort. Oct 1. Oct 3, 1907. 2:373. nom

Coldman, Nellie to John Manheimer. 9th st, No 716, s s, 208 e Av C, 25x93.11. Prior mort $28,800. Oct 1, due April 1, 1909, 6%. Oct 3, 1907. 2:378. 1,500

Grun, Simon to Morris Davidowitz. 11th st, No 507, n s, 95.6 e Av A, 25x103.3. Prior mort $——. Sept 24, installs, 6%. Oct 2, 1907. 2:405. 6,000

Goldflam, Annie to Mary C Maguire. 113th st, No 14, s s, 225 e 5th av, 18.9x100.11. Sept 30, 5 years, 5½%. Oct 2, 1907. 6:1618. 16,000

Glick, David to STATE BANK. 129th st, Nos 35 and 37, n s, 391.8 e Lenox av, 50x99.11. Sept 30, 5 months, —%. Oct 2, 1907. 6:1727. Notes. 10,000

Gildersleeve, Eliz H wife of Henry G Gildersleeve of Middlesex Co., Conn, to Percy D Adams. Nagle av, c l, 380 s w c l Ellwood st, runs s e 250 x s w 50 x n w 250 to c l Nagle av, x n e 50 to beginning. Prior mort $——. Sept 25, 1 year, 6%. Oct 2, 1907. 8:2171. 1,000

Giordano, Felix, of West Hoboken, N J, to TITLE GUARANTEE AND TRUST CO. West Broadway, No 400, n w s, 67.6 s w Spring st, runs s w 22.3 to alley, x n w 59 x s w 4 x n w 16 x n e 26.3 x s e 75 to beginning. All title to alley. Sept 10, due, &c, as per bond. Oct 2, 1907. 2:488. 10,000

Gold, Michael G to Kate Sibbel. 5th av, No 1483, e s, 25.10 n 119th st, 25x91. Prior mort $20,000. Sept 30, due Dec 22, 1910, 6%. Oct 2, 1907. 6:1746. 5,000

Glick, David to STATE BANK. 6th st, Nos 713 to 717, n s, 195.3 e Av C, 58.3x90.10. Sept 30, 10 months, —%. Oct 2, 1907. 2:376. Notes. 10,000

Goldstein, Sarah to Nathan Blumenthal. 4th st, Nos 310 and 312, s s, 102 e Av C, 44x96.2. Oct 2, 1907. 5 years, 5%. 2:373. 45,000

Hoag, Lena K wife of and Wm E to County Holding Co. 43d st, No 6, s s, 158 e 5th av, 41x100.5. Oct 2, 1907, 3 years, 5%. 5:1277. 185,000

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Heydt, Herman A with Sidonia Weiss. 2d av, No 113, w s, 42.8 s 7th st, 21x98. Extension mort. Sept 30. Oct 2, 1907. 2:-462. nom

Heydt, Helene with Sidonia Weiss. 2d av, No 113, w s, 42.8 s 7th st, 21x98. Extension mort. Sept 30. Oct 2, 1907. 2:-462. nom

Hambrock, Frederick to GERMAN SAVINGS BANK, N Y. 94th st, Nos 52 and 54, s s, 475 w Central Park West, 50x100.8. 3 years, 5%. Oct 3, 1907. 4:1207. 50,000

Same to Henry Eggers. Same property. Prior mort $50,000. 3 years, 5%. Oct 3, 1907. 4:1207. 10,000

Horwitz, Hyman to Abijah M Dederer. 146th st, Nos 514 to 524, s s, 180 w Amsterdam av, 120x99.11. Subordination mort. Sept 20. Sept 28, 1907. 7:2077. nom

Hanemaayer, Huig and Albert W Meyer to David Taylor. Cedar st, Nos 135 and 137, n s, 90 e Washington st, runs n 53 x e 16.9 x e 19.5 x s 54 to st, x w 36.2 to beginning. Prior mort $35,000. Sept 19, due, &c, as per bond. Sept 28, 1907. 1:54. 25,000

Hendeson, Simon to Joseph H Cohen. Jefferson st, No 48, w s, 70 s Madison st, 30x26.1. Due, &c, as per bond. Sept 27, 1907. 1:271. 6,000

Hunterdon Realty and Construction Co to Theo C Wood. 139th st, No 52, s s, 250 e Lenox av, 50x99.11. Prior mort $43,000. Sept 27, 3 years, 6%. Sept 30, 1907. 6:1736. 10,000

Same to same. Same property. Certificate as to above mort. Sept 27. Sept 30, 1907. 6:1736. ——

Hamilton Heights Syndicate to Louis J Frey. 3d av, No 1133, n e cor 66th st, No 201, 40.5x100. Prior mort $70,000. 2 years, 6%. Oct 1, 1907. 5:1421. 10,000

Same to same. Same property. Certificate as to above mort. Sept 30. Oct 1, 1907. 5:1421. ——

Hess, Charles to Louise Kennedy. 127th st, No 358, s s, 275 e Columbus av or Morningside av E, 25x99.11. P M. Prior mort $21,000. Sept 30, 3 years, 6%. Oct 1, 1907. 7:1953. 2,000

Hoquet, Robert J to BANK OF WASHINGTON HEIGHTS. 142d st, n s, 100 w Broadway, 100x99.11. Prior mort $10,000. May 31, 1 year, 6%. Oct 1, 1907. 7:2089. 15,000

Hyde, Wm C to Geo Geffers. 136th st, No 140, s s, 350.6 e 7th av, runs s 62 x w 0.6 x s 37.11 x e 16.8 x n 99.11 to st, x w 16.2 to beginning. Sept 30, 1 year, 6%. Oct 1, 1907. 7:1920. 2,500

Investors & Traders Realty Co to U S TRUST CO in City N Y. 19th st, No 122, s w cor Irving pl, 25x92. June 5, due Aug 1, 1912, 5%. Oct 3, 1907. 3:874. 45,000

Janos, Morris and Jacob to Louis I Rosenzweig and ano. 7th st, Nos 111 to 115, n s, 264 w Av A, 62.9x82.5x69.6x111.9. Sept 25, 1 year, 6%. Oct 3, 1907. 2:435. 1,500

Jammes, Albert F to Chas L Jones guardian Frederic G Carnochan and ano. 37th st, No 4, s s, 141.6 w 5th av, 21.6x98.9. Oct 2, 3 years, 5%. Oct 3, 1907. 3:838. 70,000

Jones, Joseph T B to Abram V Whiteman. Chambers st, No 144, s s, abt 75 w West Broadway, 25x75. P M. Prior mort $25,000. Oct 1, due Jan 3, 1909, 6%. Oct 2, 1907. 1:137. 30,000

Klein, Louis to Isaac O Schiff and ano. Essex st, No 107, w s, abt 150 n Delancey st, 25x87.6. P M. Prior mort $26,500. Oct 1, 3 years, 6%. Oct 2, 1907. 2:410. 6,250

Kelly, Thomas to Mary Domschke. 58th st, No 243, n s, 85 w 2d av, 20x100.5. P M. Oct 1, 3 years, 5%. Oct 2, 1907. 5:-1332. 10,000

Kleinhans or Kleinhaus, Conrad to Rosa Mahon. 70th st, No 310, s s, 150.4 w West End av, 16.4x100.5. P M. Prior mort $8,000. Oct 1, due, &c, as per bond. Oct 2, 1907. 4:1181. 4,000

Kesting, Henry to Louise Cramer. 11th av, No 768, e s, 60.5 s 54th st, 20x72. P M. Oct 1, 5 years, 5%. Oct 2, 1907. 4:-1082. 8,000

Katz, Jacob and Chas I Weinstein with Austin B Fletcher and ano trustees Jackson S Schultz. Waverly pl, Nos 164 and 166, s s, 40 e Grove st, 43.8x97x29x97. Subordination mort. Oct 3, 1907. 2:592. nom

Kiernan, John to John Stanton Brewing & Malting Co. 11th av, No 666, n e cor 48th st, —x—. Saloon lease. Demand, 6%. Oct 3, 1907. 4:1077. 2,507.14

Kaplan, Harris, of Corona, L I, and Banet Steinberg, of N Y, to Hebrew Orphan Asylum of City N Y. 102d st, No 60, s s, 151 w Park av, 30x100.11. Oct 2, 3 years, 5%. Oct 3, 1907. 6:1609. 22,000

Same and David May with same. Same property. Subordination agreement. Oct 3, 1907. 6:1607. nom

Keil Eliz to Anna D Keil. 16th st, No 407, n s, 144 e 1st av, 25x92. Equal lien with mort for $10,700. Aug 12, due Oct 10, 1910, 5%. Oct 3, 1907. 3:948. 10,700

Same to William Keil. Same property. Equal lien with mort for $9,800. Aug 12, due Oct 10, 1910, 5%. Oct 3, 1907. 3:948. 9,800

Keil, Phebe L, of White Plains, N Y, to Henry W Keil. 17th st, No 428, s s, 194 w Av A, 25x92. Equal lien with mort for $9,800 Aug 12, due Oct 10, 1910, 5%. Oct 3, 1907. 3:948. 9,800

Same to Margareta Keil et al exrs and trustees Geo C Keil. Same property. Equal lien with mort for $10,700. Aug 12, due Oct 10, 1910, 5%. Oct 3, 1907. 3:948. 10,700

Kee, David C and Martha Beck to Manhattan Mortgage Co. 171st st, n s, 100 e Audubon av, 57.6x95. Oct 2, due Dec 2, 1907, 6%. Oct 3, 1907. 8:2128. 4,000

Kramer, Saml to Edw J Thompson. 84th st, No 122, s s, 370 w Columbus av, 30x102.2. Prior mort $33,000. Sept 30, 3 years, 6%. Oct 3, 1907. 4:1214. 8,500

Kelly, Wm J to G Clifford C Goodwin. Hamilton pl, No 107, s e s, 22.10 s 142d st, 15.9x55.9x14.6x48.8. P M. Sept 23, due Jan 1, 1911, 5%. Oct 3, 1907. 7:2073. 2,250

Kresner, Lewis to Morris Denbosky. Thompson st, No 168, e s, 80 n Houston st, 18x75x17.8x75. P M. Sept 30, 2 years, 5½%. Oct 1, 1907. 2:525. 7,000

Kellogg, Gertrude E wife of John K to GREENWICH SAVINGS BANK. 16th st, No 134, s s, 177.5 e Irving pl, 25x103.3. 1 year, 5%. Oct 1, 1907. 3:871. 4,000

Kidder, Susan M to Fanny C K Marshall extrx, &c, Jacob P Marshall. Mott st; No 30, e s, 80.9 s w Pell st, 24x95x24.2x94.8. Sept 28, 3 years, 5%. Sept 30, 1907. 1:162. 9,000

Kleinman, Morris to Barnet Feinberg. 117th st, No 107, n s, 115 w Lenox av, 20x100.11. P M. Prior mort $15,000. Due Mar 30, 1910, 6%. Sept 30, 1907. 7:1902. 4,500

Kaulbach, Edna M, Ray M and May M heirs Susan L Kaulbach decd and Jas N Kaulbach with Lawyers Mortgage Co. 87th st, No 542 East. Extension mort. Sept 21. Sept 27, 1907. 5:1583. nom

London, Albert and Moses S Shill to Robert McGill. Riverside Drive, n e cor 127th st, runs n w 161.6 x n e 141.11 x s e 91.7 x s 30.1 x s w 28 x s 146.11 to n s 127th st, x w 100 to beginning; Riverside Drive, n e s, 193.10 s e on curve from 129th st, 50x92.1x51.7x79.3; 129th st, s s, 125 e Riverside Drive, 50x115 x53.10x95. Sept 3, due Jan 1, 1908, 6%. Oct 1, 1907. 7:1995. 32,908.56

Lewis, Eugene to TITLE INSURANCE CO of N Y. 71st st, No 333, n s, 307 w West End av, 15x102.2. Oct 1, 3 years, 5%. Oct 2, 1907. 4:1183. 14,000

Lorch Emilie to Mary Els. 113th st, No 14, s s, 225 e 5th av, 18.9x100.11. Prior mort $16,000. Sept 30, 3 years, 6%. Oct 2, 1907. 6:1618. 2,500

Levor, Victor A to Rosalie Goldberg. Madison av, No 1631, s e cor 109th st, Nos 52 and 54, 25.6x95. P M. Prior mort $——. Oct 1, 3 years, 6%. Oct 2, 1907. 6:1614. 10,000

Lipman, Saml to Samson Lachman. Horatio st, No 50, s e cor Hudson st, No 636, 46.10x55x52.1x50. Prior mort $27,000. Oct 1, due Feb 1, 1908, 6%. Oct 2, 1907. 2:626. 9,000

Levy, Joseph, Isaac Burke and Joseph Siegel to Louis Levin. 3d st, No 65, n s, 265 e 2d av, 20x96.2x19.11x96.2. P M. Oct 1, 5 years, 6%. Oct 3, 1907. 2:445. 5,500

Leighton John A to James P Robertson. 205th st, n e s, at n w s, 9th av, 100x99.11. Prior mort $10,000. Oct 2, 2 years, 6%. Oct 3, 1907. 8:2202. 10,000

Lipschitz, Isaac and Morris to Nathan Relkin. Orchard st, No 196, s e s, 68.10 s w Houston st, 24.10x87.10x24.9x87.10. Sept 26, 3 years, 6%. Sept 27, 1907. 2:412. 4,000

Levin, Louis to FARMERS LOAN AND TRUST CO. 3d st, No 65, n s, 265 e 2d av, 20x96.2x19.11x96.2. 3 years, —%. Sept 27, 1907. 2:445. 12,000

Lichtenberger, Adam to F & M Schaefer Brewing Co. Prince st, No 68. Saloon lease. Demand, 6%. Sept 30, 1907. 2:496. 1,500

Liguori, Vincenzo to Giovanni Lordi. Cherry st, No 27, s s, abt 190 w Roosevelt st, 29x68x25x67 e s. Sept 26, due Nov 26, 1907, 6%. Sept 30, 1907. 1:109. 1,000

La Cagnina, Orazio to Louis Roseno. 117th st, Nos 19 and 21, on map No 17, n s, 300.3 w 5th av, 34.8x100.11; 140th st, No 66, s s, 110 e Lenox av, 40x100. P M. Prior mort $——. Sept 25, 5 years, 6%. Oct 1, 1907. 6:1601. 6:1737. 11,000

Langan, Patrick to Lion Brewery. Park av, No 1094. Saloon lease. Sept 23, demand, 6%. Oct 1, 1907. 5:1500. 1,000

Lansing Co to The Maximilian Fleischmann Co. Riverside Drive, n e cor 156th st, runs e 250 x n 99.11 x w 140.10 x n 49.11 x w 81.5 to Drive, x s 155.1 to beginning. Due, &c, as per bond. Oct 1, 1907. 8:2134. 85,000

Same to same. Same property. Certificate as to above mort. Oct 1, 1907. 8:2134. ——

Mitchell, Nathan and Benj Silberstein to Lion Brewery. West st, No 305. Saloon lease. Sept 23, demand, 6%. Oct 1, 1907. 2:596. 4,500

Martine, Emily R. Madison av, No 1325. Certificate as to payment of $6,000 on account of mort made by Jas V S Wooley to U S TRUST CO. Oct 1, 1907. 5:1505. ——

Meyrowitz, Emil B to Archibald A Gulick. 5th av, No 235, e s, 28 n 27th st, 15.4x100; 5th av, No 237, e s, 43.4 n 27th st, 15.4 x100. Prior mort $225,000. Sept 30, 1 year, 6%. Oct 1, 1907. 3:857. 15,000

Morche, Ernest W, Brooklyn, to Carl Schuster and ano EXRS August Koenig. 16th st, No 605, n s, 113 e Av B, 25x74.2. 5 years, 5%. Oct 1, 1907. 3:984. 11,000

Mechanics and Traders Realty Co to Josephine E Carpenter. 125th st, No 434, s s, 350 e Amsterdam av, 25x100.11. Oct 1, 3 years, 5%. Oct 3, 1907. 7:1965. 25,000

Same to same. Same property. Certificate as to above mort. Oct 3, 1907. 7:1965. ——

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Merkel, Henry G to Julia D Martin. Park av, No 629, e s, 80 n 65th st, 22.8x80. P M. Prior mort $36,000. Due April 1, 1909, 6%. Sept 30, 1907. 5:1400. 7,000

McDonald, Mary J to Eliz Dietz. 39th st, No 520, s s, 300 w 10th av, 25x98.9. P M. Prior mort $——. Aug 22, due Oct 1, 1910, 6%. Sept 27, 1907. 3:710. 2,500

Marks, Montague with Hattie D Day. 134th st, No 128 West. Agreement as to ownership of mortgage. Sept 24. Sept 27, 1907. 7:1918. ——

MERCANTILE TRUST CO with Investment Securities Co of N J. Madison av, No 678, s w cor 62d st, No 28, runs s 125.5 x w 95 x n 25 x e 73 x n 100.5 to st x e 22 to beginning. Extension mort. Sept 12. Sept 30, 1907. 5:1376. nom

Marshall, J Oscar to Albert Peiser. 113th st, No 20, s s, 281.3 e 5th av, 18.9x100.11. P M. Prior mort $16,000. Sept 28, 1907. 1 year, 6%. 6:1618. 2,000

McManus (Thomas J) Association, a corpn to Francis Neher and ano. 9th av, No 728, e s, 50.2 n 49th st, 20.6x100. Oct 1, 3 years, 6%. Oct 3, 1907. 4:1040. 5,000

Same to same. Same property. Certificate as to above mort. Oct 1. Oct 3, 1907. 4:1040. ——

Meyer, Harry J to TITLE GUARANTEE AND TRUST CO. Worth st, No 15, n e s, abt 125 w West Broadway, 25x100. Oct 2, due, &c, as per bond. Oct 3, 1907. 1:179. 4,000

Manhattan Life Ins Co with Barnard Realty Co. 97th st, No 314, s s, 225 w West End av, 75x100.11. Agreement as to share ownership of mort. Nov 13, 1906. Oct 3, 1907. 7:1887. nom

Martin, Bruno to Frederick Quenzer. 51st st, No 427, n s, 252.4 e 1st av, 16.8x100.5. Prior mort $9,500. Oct 2, 1907, 5 years, 6%. 5:1363. 1,000

Martin, Bruno to Bella Unterberg. 51st st, No 427, n s, 252.4 e 1st av, 16.8x100.5. P M. Prior mort $5,500. Oct 1, 4 yrs, 6%. Oct 2, 1907. 5:1363. 2,000

Minzesheimer, Herman to Chas L Gates and ano exrs Louis Gates. 111th st, No 160, s s, 87.6 e Lexington av, 18.9x100.11. P M. Oct 2, 1907, 5 years, 5%. 6:1638. 9,000

May, Saml to P W Engs & Sons, a corpn. Broadway, No 825. Saloon lease. All title. Sept 1, demand, —%. Oct 2, 1907. 2:564. Note, 3,250

Mullen, John and Patrick to Geo Ehret. West End av, No 161, n w cor 67th st. Saloon lease. Oct 1, demand, 6%. Oct 2, 1907. 4:1179. 8,000

Nicmer Co to Harold L Rockmore. 156th st, s s, 400 w Amsterdam av, 50x99.11. June 26, due Dec 26, 1907, 6%. Oct 2, 1907. 8:2114. 1,448,43

Nagel, Isaac to Morris H Feder and ano. Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2. P M. Prior mort $30,000. Oct 2, 4 years, 6%. Oct 3, 1907. 1:312. 3,500

Nissnewitz, David to Shapiro, Levy & Starr. Jackson st, Nos 71 to 77, w s, 70 s Water st, runs w 78.2 x s 70 to n s Front st, No 386, x e 78.2 to Jackson st, x n 70 to beginning. P M. Prior mort $——. Sept 26, due April 5, 1909, 6%. Sept 27, 1907. 1:243. 15,000

Nunziata, Pasquale to Luigi Cacace. 18th st, No 425, n s, 265 w Av A, 25x92. Prior mort $12,000. Sept 25, due, &c, as per bond. Sept 27, 1907. 3:950. 6,600

Nathan, Effie to TITLE GUARANTEE AND TRUST CO. Lexington av, No 816, w s, 61.5 s 63d st, 19.6x80. Sept 28, due, &c, as per bond. Sept 30, 1907. 5:1397. 14,500

Natale, Luigi to Bernheimer & Schwartz Pilsener Brewing Co. 111th st, Nos 235 and 237, n s, 150 w 2d av, 50x100.11. Demand, 6%. Oct 1, 1907. 6:1661. 700

O'Neill, Mary to LAWYERS TITLE INS AND TRUST CO. Broome st, Nos 260 to 264, n w cor Orchard st, No 91, 65.2x35.10x65.2 x56.6. June 28, 5 years, 5½%. Re-recorded from July 2, 1907. Sept 30, 1907. 2:414. 60,000

O'Connor, John to Central Brewing Co. 8th av, No 2111. Saloon lease. Apr 8, demand, 6%. Sept 27, 1907. 7:1848. 10,000

Obendorfer, Gustav to Seaman Lichtenstein. 94th st, No 316, s s, 135 e Riverside Drive, 63.5x100.8. Prior mort $70,000. Due Feb 1, 1909, 6%. Sept 27, 1907. 4:1252. 14,000

Portland Realty Co to Harry A Bordon. 176th st, n s, 100 w Amsterdam av, 4 lots, each 42.6x99.11. 4 morts, each $5,000. 4 prior morts $35,000 each. Oct 1, 3 years, 6%. Oct 3, 1907. 8:2132. 20,000

Pitt, Mary A and Cath A Todd to TITLE GUARANTEE AND TRUST CO. 147th st, No 421, n s, 175 w St Nicholas av, 18x99.11. Sept 17, due, &c, as per bond. Sept 27, 1907. 7:2062. 8,000

Pearl, Robert P to DeWitt C Flanagan and ano TRUSTEES, &c. Allen st, No 164. Saloon lease. Sept 21, demand, 6%. Sept 27, 1907. 2:416. 792.20

Potter, Virginia to Casimir C Patrick. Riverside Drive, No 410, n e cor 113th st, 52.7x98.7x50.11x85.3. Prior mort $50,000. Sept 20, due Mar 25, 1908, 6%. Sept 30, 1907. 7:1895. 15,000

Parsons, Geo F to Wm A Martin. 87th st, No 314, s s, 200 w West End av, 20x100.8. 3 years, 5%. Oct 1, 1907. 4:1248. 15,000

Quintin, John B to American Mortgage Co. 22d st, No 420, s s, 159.6 w 9th av, 15.6x70. P M. Sept 30, 5 years, 5%. Oct 1, 1907. 3:719. 7,000

Reilly, John J with BANK FOR SAVINGS in City N Y. 54th st, Nos 153 to 157 West. Extension mort. Sept 26. Sept 30, 1907. 4:1007. nom

Ryan, Ellen C to Venantius A Sauer and ano. 107th st, No 173, n s, 168 w 3d av, 17x100.11. P M. 5 years, 5%. Sept 30, 1907. 6:1635. 8,000

Rupp, John individ and Mary Jockel admrx Conrad Jockel to Conrad Ruhl. 15th st, No 435, n s, 119 w Av A, 25x103.3. Sept 27, 2 years, 6%. Sept 30, 1907. 3:947. 2,000

Reynolds, Peter to Beadleston & Woerz. Park av, No 1875. Saloon lease. Sept 27, demand, 6%. Sept 30, 1907. 6:1776. 3,000

Reismann, Lily individ and as extrx of Milton M Reismann and Wm Goodman exr same to Mayer Katzenberg. 69th st, Nos 311 and 313, n s, 175 w West End av, 2 lots, each 25x100.5. 2 morts, each $11,000. 3 years, 5%. Sept 30, 1907. 4:1181. 22,000

Rosenfeld, Henry to Caroline Holm. 3d av, No 1962, w s, 25 s 108th st, 25x73. P M. Prior mort $15,000. Sept 16, 5 years, 6%. Sept 27, 1907. 6:1635. 9,000

Rellim Construction Co to Republic of Panama. Riverside Drive, Nos 65 to 67, s e cor 79th st, No 326, 93.7x101.8x92.4x86.4. 3 years, 5%. Oct 3, 1907. 4:1186. 250,000

Same to same. Same property. Certificate as to above mort. Oct 3, 1907. 4:1186. ——

Rogers, Flora E to Eugenie S Joyce. 88th st, No 336, s s, 420 w West End av, 21x100.8. P M. Oct 1, due, &c, as per bond. Oct 2, 1907. 4:1249. 25,000

Raymond, Howard A to Mary F Dodge and ano. Lenox av, No 273, w s, 66.11 s 124th st, 17x75. P M. Oct 1, 5 years, —%. Oct 2, 1907. 20,000

Same to same. Same property. P M. Prior mort $20,000. Oct 1, due, &c, as per bond. Oct 2, 1907. 7:1908. 2,000

Renwick, Harold S to TITLE GUARANTEE AND TRUST CO. Park row, No 31, s e s, 82.10 s w Beekman st, 24x108.6 to Theatre alley, x26.1x97.7. ¼ part. All title. Sept 30, due, &c, as per bond. Oct 2, 1907. 1:90. 15,000

Regnault, John B and Chas H to Kate Richter. 3d av, No 565, e s, 49.5 n 37th st, 24.8x105. Prior mort $18,000. Oct 1, 3 years, 6%. Oct 2, 1907. 3:918. 1,000

Rhinelander, William and Matilda O his wife to FARMERS LOAN & TRUST CO. 38th st, No 68, s s, 100 e 6th av, 20.10x98.9; 38th st, No 66, s s, 120.10 e 6th av, 20.10x98.9. P M. Sept 28, 3 years, —%. Oct 1, 1907. 3:839. 81,000

Saideman, Mary to Joseph G Engel. Norfolk st, No 101, w s, 70.8 n Delancey st, 29.9x51.3x29.4x51.3. Prior mort $22,000. Oct 2, 1907, 3 years, 6%. 2:353. 8,000

Stoops, Marie E wife of James C with John A Reilly. 22d st, No 267, n s, 200 e 8th av, 25x98.9. Extension mort. Sept 27. Oct 1, 1907. 3:772. nom

Sroka, Louis to Walter J Moore. 56th st, Nos 231 to 237, n s, 200 w 2d av, 100x100.5. Prior mort $——. Oct 1, 1 year, 6%. Oct 2, 1907. 5:1330. 17,000

Specter, Isaac to Caroline Richheimer. 69th st, No 233, n s, 80 w 2d av, 25x100.5. Oct 1, 2 years, 6%. Oct 2, 1907. 5:1424. 3,250

Specter, Isaac to Caroline Richheimer. 69th st, No 231, n s, 105 w 2d av, 25x100.5. Oct 1, 2 years, 6%. Oct 2, 1907. 5:1424. 3,250

Schneider, Israel to Anna E Maginn. 132d st, No 550, s s, 275 w Amsterdam av, 25x99.11. Oct 2, 1907, 3 years, 5%. 7:1986. 17,000

Shapiro, Ike to Erna Englander. Ludlow st, No 24, e s, abt 100 s Hester st, 25x86. Prior mort $——. Sept 30, 1 year, —%. Oct 2, 1907. 1:297. 2,250

Sound Realty Co with TITLE GUARANTEE AND TRUST CO. Broadway, n e cor 145th st, 99.11x125. Subordination agreement. April 8. Oct 1, 1907. 7:2077. nom

Stier, Aaron and Elias Hertzberg to North American Brewing Co. Ludlow st, No 126. Saloon lease. Sept 16, demand, 6%. Oct 1, 1907. 2:410. 2,000

Stoops, Marie E wife of James C to John A Reilly. 22d st, No 267, n s, 200 e 8th av, 25x98.9. Due Sept 16, 1910, 5%. Oct 1, 1907. 3:772. 3,600

Stern, Louis to Conrad Steinmann. 113th st, No 172, s s, 100 w 3d av, 20x100.11. Sept 30, due, &c, as per bond. Oct 1, 1907. 6:1640. 3,000

Shields, Mary to UNION TRUST CO of N Y. 88th st, No 158, s s, 305 e Amsterdam av, 19.6x100.8. 5 years, 5%. Oct 1, 1907. 4:1218. 4,000

Shandley, Kate to Louis Adams. 104th st, No 123, n s, 200 e Park av, 20x100.11. 5 years, 5%. Oct 1, 1907. 6:1632. 9,000

Schultz, Philomena to Emma E Horn. 24th st, No 43, n s, 241.8 e 6th av, 20.10x98.9. ½ part. Sept 3, demand, —%. Sept 27, 1907. 3:826. 1,500

Setaro, Joseph J and Anna Zaccaro to Myrtilla F and Harmon W Hendricks as exrs, &c, Henry H Hendricks. 29th st, No 236, s s, 120 w 2d av, 20x98.9. Sept 25, 5 years, 5%. Sept 27, 1907. 3:909. 15,000

Same to Frank Zaccaro. Same property. Prior mort $15,000. Sept 25, 3 years, 6%. Sept 27, 1907. 3:909. 3,000

Silverman, Joseph, Morris Goldstein and Jacob Davidson to Noah Loder, Jr. Av C, No 192, e s, 52.6 s 12th st, 25x62.6. 2 yrs, 6%. Oct 3, 1907. 2:381. 3,200

Shulman, Chas H to Moses Goldsmith and ano. Bowery, Nos 79½ and 81, on map No 81, e s, 163.4 s Hester st, 25.2x115.11x24.3 x114.6; Bowery, No 81½, e s, 150.11 s Hester st, 12.5x114.6x12.5 x113.10. P M. Sept 30, 5 years, 5%. Oct 3, 1907. 1:303. 50,000

Same to same. Same property. P M. Prior mort $50,000. Sept 30, 1 year, 6%. Oct 3, 1907. 1:303. 10,000

Schoenfeld, Saml to Joseph Isaac. 11th st, No 509, n s, 120.6 e Av A, 25x103.3. P M. Prior mort $19,500. Oct 2, 5 years, 6%. Oct 3, 1907. 2:405. 9,750

Sackin, Louis and Harris to Harry Strasbourger. Henry st, No 304, s s, 215.3 e Scammel st, 24x95x23.11x95. P M. Prior mort $20,000. Oct 1, 7 years, 6%. Oct 3, 1907. 1:267. 7,000

Schaaf, Anna to Hugh McKee. 53d st, No 221, n s, 375 w 2d 16.8x100.4; 53d st, No 219, n s, 391.8 w 2d av, 16.8x100.5. Oct 1, 3 years, 5%. Oct 3, 1907. 5:1327. 14,000

Schendel, Henry S and Harry Stark to Gerd H Witte. 104th st, No 224, s s, 260 e 3d av, 25x100.11. P M. Prior mort $10,000. 5 years, 6%. Oct 3, 1907. 6:1653. 11,000

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Schlomowitz, Elias to Albert Schaefer. 2d av, No 2095, n w cor 108th st, No 241, 25x100. 3 years, 5%. Oct 3, 1907. 6:1658. 22,000

Simpson, Maria S to American Mortgage Co. 22d st, No 248, s s, 300.3 e 8th av, 24.9x99. P M. 3 years, 5%. Sept 30, 1907. 3:771. 13,000

Same to same. Same property. P M. Prior mort $13,000. 1 year, 6%. Sept 30, 1907. 3:771. 2,000

Steffens, Caroline J to Delia A Holston. 140th st, No 542, s s, 215.4 e Broadway, 16.4x67.3. P M. Prior mort $7,000. Sept 28, 1 year, 6%. Sept 30, 1907. 7:2071. 2,500

Spies, Geo V of N Y, and Chas F Spies, of Belmar, N J, to LAWYERS TITLE INS AND TRUST CO. Amsterdam av, No 768, w s, 75.5 s 98th st, 25.5x92.5. 5 years, 5%. Sept 30, 1907. 7:1869. 10,250

Silverson, Abraham to STATE BANK. 108th st, Nos 8 and 10, s s, 150 w Central Park West, 50x100.11; 108th st, Nos 4 and 6, s s, 100 w Central Park West, 50x100.11; 85th st, Nos 434 to 440, s s, 119 w Av A, 75x102.2; 128th st, Nos 79 and 83, n s, 75 e Lenox av, 60x99.11. Jan 28, 6 months, 6%. Sept 27, 1907. 7:1843, 5:1564, 6:1726. 30,000

Schwoerer, Margt to Maud H Gillies. 146th st, No 407, n s, 140 w St Nicholas av, 25x74.11. Prior mort $21,000. Sept 24, 5 years, 6%. Sept 27, 1907. 7:2061. 2,500

Same with same. Same property. Agreement modifying mort. Sept 24. Sept 27, 1907. 7:2061. nom

Silverman (C M) & Son Inc to METROPOLITAN LIFE INS CO. Broadway, No 3480, n e cor 142d st, 99.11x100. Due Nov 1, 1912. 5½%. Sept 27, 1907. 7:2074. 175,000

Silverman (C M) & Son Inc to METROPOLITAN LIFE INS CO. Broadway, s e cor 143d st, 99.11x100. Due Nov 1, 1912, 5½%. Sept 27, 1907. 7:2074. 175,000

Silverman (C M) & Son Inc to METROPOLITAN LIFE INS CO. Broadway, e s, extends from 142d to 143d sts, —x100. Certificate as to two morts for $175,000 each. Sept 27, 1907. 7:2074.

Schlachetzky, Philip to Mary A McQuade. 12th st, No 340, s s, 450 s e 2d av, 20x— to c l Stuyvesant st, x23.9x—. P M. Sept 5, 4 years, 5%. Sept 28, 1907. 2:453. 8,750

Simon, Morris, of Brooklyn, N Y, to Louis Mutnick. Suffolk st, No 12, e s, 75 n Hester st, 25x50. Prior mort $16,500. Sept 26, due Mar 26, 1908, 6%. Sept 28, 1907. 1:313. 5,000

Tatham, Charles to TITLE GUARANTEE AND TRUST CO. 76th st, No 145, n s, 432 w Columbus av, 18x102.2. Oct 2, 1907, due, &c, as per bond. 4:1148. 20,000

Taylor, Wm H to Bernard Frank. 1st av, No 281, n w cor 16th st, No 345, 23.8x65.6x24.6x65.6. Oct 2, 3 years, 5%. Oct 3, 1907. 3:922. 13,500

Tuomey, Thos J to Jacob Stern. 72d st, No 157, n s, 179.6 w 3d av, 30.5x102.2. 3 years, 5%. Oct 3, 1907. 5:1407. 35,000

Tappen, James M to GERMAN SAVINGS BANK in City N Y. 73d st, No 263, n s, 193 e West End av, 19x102.2. Due Sept 1, 1908, 5%. Sept 30, 1907. 4:1165. 15,000

Thees, Anna S, Oscar D and John D Jr to Lizzie L Ball trustees Eliza Schwarz. Lenox av, No 75, w s, 25.2 s 114th st, 25.2x75. Oct 1, 3 years, 5%. Oct 3, 1907. 7:1823. 8,000

Tinker, Henry C to BOWERY SAVINGS BANK. Forsyth st, No 138, n e cor Delancey st, Nos 36 and 38, 100x50. Sept 6, 3 yrs, 4½%. Sept 30, 1907. 2:420. 50,000

Toch, Maximilian to Louis Sachs et al exrs Samuel Sachs. 86th st, n s, 338 e Riverside Drive, 20x100.8. 3 years, 5%. Sept 27, 1907. 4:1248. 30,000

Taylor, Wm H to Wm H Taylor exr and trustee Wm Taylor. 1st av, Nos 283 and 285, w s, 69 n 16th st, runs w 65 x s w 44.5 to point 24.6 n 16th st, x e 22.10 x s 0.6 x e 42.1 to av, x n 45.3 to beginning. ½ part. Sept 25, demand, 5%. Oct 1, 1907. 3:922. 15,000

Utard, Emil to Pierre Campaux. Grand st, No 60, n s, 125 w Wooster st, 25x100. Prior mort $45,000. Oct 1, 3 years, 6%. Oct 3, 1907. 2:475. 7,500

Uhlfelder, Simon and Abraham Weinberg with Wm R Rose. 70th st, Nos 506 to 512, s s, 175 e Av A, 148x100.4. Subordination agreement. Oct 1. Oct 3, 1907. 5:1481. nom

Von Hinken, Herman to Henry Von Hinken. 52d st, No 357, n s, 225 e 9th av, 20x100.5. P M. Sept 26, 3 years, 4½%. Sept 27, 1907. 4:1043. 6,000

Vanderpoel, Waldron B to Geo B Vanderpoel and ano exrs, &c, Jacob Vanderpoel. Pearl st, No 384, e s, abt 80 s Oak st, 18.4 front, x e 71 n s x n 17.11 x e 30 x s 33.4 x 104.1 to Pearl st, at beginning; Cherry st, Nos 24 to 30, n s, 208.7 e Franklin Square, runs e along st, 97.7 x n 241 x e 10 x n 31.1 x w 20 x n w — x s w 30.11 x s e 7 x s w 4 x s e 8 x s w 21 x w 13.4 x n w 7.10 x w 10.5 x s 230.7 to beinning; Oak st, No 5, s s, abt 50 e Pearl st, adj above, —x—. Aug 20, 1 year, 5½%. Oct 1, 1907. 1:112. 10,000

Wendell & Evans Co and Fred Orth with EQUITABLE LIFE ASSUR SOC of the U S. Charlton st, Nos 1 to 7. Subordination mort. Oct 1. Oct 2, 1907. 2:519. nom

Weill, Rachel to GERMAN SAVINGS BANK, N Y. 131st st, No 66, s s, 142.6 w Park av, 17.6x99.11. Oct 2, 1907, 3 years, 5%. 6:1755. 5,500

Weintraub, Fischel to Lambert Suydam. Rivington st, No 140, n s, abt 100 e Norfolk st, 22.1x100. Oct 2, 1907, due, &c, as per bond. 2:354. 20,000

White, Peter to MUTUAL LIFE INS CO of N Y. 37th st, No 512, s s, 200 w 10th av, 25x98.9. Due, &c, as per bond. Oct 1, 1907. 3:708. 5,000

Wendell & Evans Co to EQUITABLE LIFE ASSUR SOC of the U S. Charlton st, Nos 1 to 7, n s, 13.9 w MacDougal st, 125x125. 2 years, 6%. Oct 1, 1907. 2:519. 55,000

Same to same. Same property. Certificate as to above mort. Oct 1, 1907. 2:519.

Wahn, Herman and Saml M Rheinstrom to F & M Schaefer Brewing Co. Broadway, No 2658, s e cor 101st st. Saloon lease. Demand, 6%. Sept 27, 1907. 7:1872. 7,300

Weil, Elizabeth, of Elmhurst, L I, to UNION TRUST CO of N Y. Orchard st, No 93, w s, 56.6 n Broome st, 19.2x65.1x19.2x65.2. Due Oct 1, 1912, 5%. Oct 3, 1907. 2:414. 12,000

Wright, John P to J Fred Boss. 82d st, No 161, n s, 217.2 w 3d av, 19.2x82.2. P M. Prior mort $6,000. 3 years, 6%. Oct 3, 1907. 5:1511. 5,000

Wallach, Reisler & Co to Clifford L Weston. 174th st, s s, 95 e Audubon av, 2 lots, each 37.6x100. 2 certificates as to two morts for $11,000 each. Sept 23. Sept 30, 1907. 8:2130.

Wolinsky, Charles to Pauline Jacobs. 79th st, No 239, n s, 110 w 2d av, 25x102.2. Prior mort $22,000. 1 year, 6%. Sept 27, 1907. 5:1525. 2,000

Wallach, Reisler & Co to Clifford L Weston. 174th st, s s, 95 e Audubon av, 2 lots, each 37.6x100. 2 morts, each $11,000. 2 prior morts $26,000 each. 3 years, 6%. Sept 27, 1907. 8:2130. 22,000

Wallach, Reisler & Co to North American Mortgage Co. 174th st, s s, 95 e Audubon av, 75x100. Prior mort $74,000. Demand, 6%. Sept 27, 1907. 8:2130. 1,000

Wallach, Reisler & Co to Isaac Bell. 174th st, s s, 95 e Audubon av, 37.6x100. 5 years, 5%. Sept 27, 1907. 8:2130. 26,000

Same to same. Same property. Certificate as to above mort. Sept 23. Sept 27, 1907. 8:2130.

Wallach, Reisler & Co to Wm Jay exr, &c, Florence M Bagnell. 174th st, s s, 132.6 e Audubon av, 37.6x100. 5 years, 5%. Sept 27, 1907. 8:2130. 26,000

Same to same. Same property. Certificate as to above mort. Sept 23. Sept 27, 1907. 8:2130.

Wechselman, Minna wife of and Solomon to Max Oberfelder. 137th st, No 316, s s, 196 w 8th av, 16x99.11. P M. Sept 24, 3 years, 6%. Sept 28, 1907. 7:1960. 4,000

Wallach, Henry with Emanuel Newman and Henry Wollner. 97th st, No 235, n s, 100 w 2d av, 25x100.11. Extension mort. June 27. Sept 27, 1907. 6:1647. nom

## BOROUGH OF THE BRONX.

Under this heading the * denotes that the property is in the new Annexed District (Act of 1895).

Ambriola, Gaeatano to Amalia Cook. Hughes av, e s, bet 189th st and Pelham av, and being lot 204 map property S Cambreling et al, 25x87. Sept 6, 2 years, 6%. Sept 28, 1907. 11:3078. 1,500

*Audreith, Emerich to Hudson P Rose Co. Bessett av, w s, 75 s Saratoga av, 25x100. P M. Sept 16, due Oct 1, 1910, 5½%. Sept 28, 1907. 350

*Arata, Louis to Henry Storck. Taylor st, e s, 225 s Columbus av, 25x100, except part for Taylor st. P M. July 1, 3 years, 5½%. Oct 2, 1907. 860

Adler, Albert to John A Sonntag. 156th st, n s, 25 w Kelly st, 25x100. Oct 1, due, &c, as per bond. Oct 3, 1907. 10:2701. 1,000

*Anopol, Walter to Gertrude B Cornell. Commonwealth av, w s, 200 n Merrill st, 25x100. Sept 30, 3 years, 5½%. Oct 1, 1907. 1,500

Abelman Construction Co to Realty Operating Co. Jennings st, Nos 1111 and 1113, n s, 106.3 w Wilkins av, 75x100.1x70.1x100. Prior mort $33,527.79. Aug 29, due, &c, as per bond. Sept 27, 1907. 11:2965. 8,472.21

Same to same. Same property. Certificate as to above mort. Aug 29. Sept 27, 1907. 11:2965.

Same to Wm Ehrlich. Same property. Prior mort $42,000. Sept 26, due Mar 26, 1908, 6%. Sept 27, 1907. 11:2965. 10,000

Same to same. Same property. Certificate as to above mort. Sept 27, 1907. 11:2965.

Arndtstein, Moser to Wm Dannheim. Beekman av, e s, 180 n 141st st, 40x104.1x40x105.6. Prior mort $26,000. Sept 25, 3 years, 6%. Sept 27, 1907. 10:2554. 8,000

Same to same. Beekman av, e s, 260 n 141st st, 40x101.3x40x102.8. Prior mort $30,000. Sept 25, 3 years, 6%. Sept 27, 1907. 10:2554. 4,000

*Arthur, Mary A to Henry Barre. Morris Park av, s s, 150 e Adams st, except part for Morris Park av. P M. Prior mort $4,500, 2 years, 6%. Sept 27, 1907. 2,000

Same to Wm Peters. Same property. P M. 2 yrs, 6%. Sept 27, 1907. 1,000

Badanas, Bernard and Solomon Lehrer to Benj F Jackson. Bryant av, e s, 100 n Jennings st, 25x100. P M. Sept 17, 2 years, 6%. Sept 30, 1907. 11:3000. 1,500

Backer, Abraham H to Christian G Norman and ano exrs and trustees Geo Chase. Park av, No 4133 (Myrtle av), w s, 181 n 175th st, late Fitch st, 59.8x150. except part for av. Sept 26, 3 yrs, 5%. Sept 30, 1907. 11:2900. 6,380.37

Backer, Sarah to Amelia W Dusenbury. Loring pl, w s, 16.7 n 183d st, 21.6x105.3x21.5x106.8. P M. Sept 25, 3 years, 5%. Sept 27, 1907. 11:3225. 10,000

Backer, Sarah to Amelia W Dusenbury. Loring pl, w s, 16.7 n 183d st, 21.6x105.3x21.5x106.8. P M. Sept 25, 2 years, 6%. Sept 27, 1907. 11:3225. 2,500

Burmeister, Lillie to Robert C Walker. Willis av, w s, 75 s 143d st, 25x106. Sept 25, 2 years, 5½%. All title. Sept 27, 1907. 9:2305. 3,200

Broderick, Mary A to A Hupfels Sons, a corpn. Jerome av, s w cor Burnside av, runs w 227.10 to e s Davidson av, proposed, x s 3.6 x e — x n 76.8 to beginning. P M. Prior mort $31,000. Sept 27, demand, 6%. Oct 2, 1907. 11:2863. 1,375

Buonainto, Teresa to Aniello Bosilici. Morris av, s e cor 152d st, 25x72. 1-3 part. Sept 25, 1 year, 6%. Oct 2, 1907. 9:2411. 300

*Blass, Gustav to Sarah E Buckhout et al. Olinville av, late 2d av, w s, 625 n 216th (2d) st, 25x100. Oct 1, 3 years, 5½%. Oct 2, 1907. 4,500

Browne, Emma to Martha J Coulter. Tinton av, n w s, 216 s w 169th st, runs n w 124.10 x s w 24.11 x s w 55.3 x s w 34 x s w 90.8 to av x n e 26.7 to beginning. Oct 1, 5 years, 5%. Oct 2, 1907. 10:2663. 2,500

Bucker, Fredk to Jacob D Blume. Courtlandt av, No 906, s e cor 162d st, No 364, 27.10x77.6x25x65. P M. Prior mort $10,000. Oct 1, due, &c, as per bond. Oct 3, 1907. 9:2408. 10,000

Bucker, Frederick to Henry Kroger & Co. Courtlandt av, No 906, s e cor 162d st, No 364, 27.10x77.6x25x65. P M. Prior mort $20,000. Installs, 6%. Oct 1, 1907. 9:2408. 3,000

Carnevale, Clemente to Checchina I Carucci. Belmont av, Nos 2389 to 2395, late Cambreling av, s w cor 187th st, No 914, 100x25. P M. Prior mort $17,500. Installs, 6%. Sept 30, 1907. 11:3074. 6,000

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Carroll, Cornelius V, of Brooklyn, N Y, to Stephen Wray. Topping av, w s, 463 n 174th st, old line, 17x95. 5 years, 5½%. Oct 1, 1907. 11:2798. 2,500

Cohn, Sarah wife of and Daniel to Joseph Lewin. Valentine av, No 2034, e s, 132.3 n 180th st, 18.11x89.8x18.9x87.4. 3 years, 5%. Oct 1, 1907. 11:2144. 4,000

Same to Jacob Rosenthal. Same property. Prior mort $4,000. 3 years, 5%. Oct 1, 1907. 11:3144. 1,000

Carscallen & Cassidy, a corpn, with TITLE GUARANTEE & TRUST CO. Washington av, No 1780. Subordination agreement. Sept 24. Oct 3, 1907. 11:2916. nom

Carpenter, Adelia A with Jacob B Theiss. 183d st, No 682 East. Extension mort. July 10. Oct 3, 1907. 11:3038. nom

*Cavanagh, Michl J to Wm F Kuntz. Main st, w s, lot 1, map in partition of land of heirs Capt Cornell Ferris, 25x101.4x25.5x 100, except part for West Farms road. Oct 1, 3 years, 5%. Oct 2, 1907 3,500

Cohen, Saml to Julius B Denicke. 179th st, s w cor Bronx st, also described as Clover st, s w s, adj lot of First Dutch Reformed Church, runs s e 80 to n w s Bronx st, x s w 77.6 x n w 80 x n e — to beginning, being lots 18 and 19 map property John Mapes, except part for 179th st. 5 years, 6%. Sept 27, 1907. 11:3139. 2,000

Same and Edwin L Kalish with same. Same property. Subordination mort. Sept 27, 1907. 11:3139. nom

*Capodilupo, Mary to Alex P Falconer. 226th st, n s, 305 e White Plains road, 25x114. Sept 20, due, &c, as per bond. Sept 28, 1907. 1,500

Chambers, Margt M to Thomas Chambers. Honeywell av, e s, 109.3 s 182d st, runs e 20.3 to w s old 1st st, x s 56.6 to n s Old West st, x n w 22.1 to av, x n 53.4 to beginning. Sept 20, due April 1, 1908, 6%. Sept 28, 1907. 11:3125. 5,000

*Chapman, David B R to Mary F Ward. 222d st, n s, 280 w White Plains road, and being lot 908 and 11 ft. of lot 907, 10.x 100, Wakefield. Sept 30, due, &c, as per bond. Oct 1, 1907. 2,800

*Same to same. 223d st, s s, 280 or at east line lot 907, runs s 103 x w 100 x n 103 to st x e 100, being part of lot 907 same map. Sept 30, due, &c, as per bond. Oct 1, 1907. 2,200

Dempsey, Patrick. Morris av, s e cor 144th st, runs e 48 x s 47.11 x s w 100 to n s 143d st x w 5.8 to av x n 126.11 to beginning. Certificate as to receipt of $500 on account of mort made by Russel Realty & Impt Co. Sept 27, 1907. 9:2324. —

Delaware & Hudson Realty & Impt Co with Mary J Heuer. 181st st, s e cor Belmont av, 19.2x140.2x2.3x141.3; 181st st, s s, 19.2 e Belmont av, 66.1x140.2x66.1x140.2. Extension mort. Sept 25. Sept 30, 1907 11:3081. nom

Dawson Realty Co to North American Mortgage Co. Wales av, s e cor Dawson st, runs s 277.6 x e 100 x n 60.2 x n e 137.6 to st, x w 195.11 to beginning. Prior mort $80,000. Sept 27, due Jan 27, 1908, 6%. Sept 28, 1907. 10:2654. 8,700

Same to same. Same property. Certificate as to above mort. Sept 28, 1907. 10:2654. —

Davis, Patrick to Fordham Realty Co. Kingsbridge terrace, w s, 272.1 n Kingsbridge road, runs w 67.5 x s 25.2 x e 62.6 to terrace x n 25 to beginning. P M. Oct 2, 1907, installs, 5½%. 12:3256. 2,250

Downes, Frederick A, of Brooklyn, N Y, to Sarkis Papazian. 183d st, No 766, s s, old line, 148 w Bathgate av, old line, 16x92.3, except part for st. P M. Prior mort $2,000. Sept 26, 2 years, 6%. Oct 2, 1907. 11:3050. 1,600

Same to same. 183d st, No 764, s s, old line, 158.5 w Bathgate av, old line, 15.4 to Bassford av x82.8x12.10x82.8. Prior mort $3,000. Sept 20, due Sept 26, 1909, 6%. Oct 2, 1907. 11:3050. 1,000

Dietzel, Wilhelm to A Hupfels Sons. Washington av, No 1570. Saloon lease. All title. Sept 30, demand, 6%. Oct 2, 1907. 11:2912. 4,000

*Durant, Alva to Magdalena Klotz. Lot 71 amended map Adee Park, east of Botanical Gardens. Sept 2, 3 years, 6%. Sept 30, 1907. 3,500

*Delellis, Salvatore to Julius Landauer. Taylor st, w s, 175 s Morris Park av, 25x100, except part for Taylor st. P M. Prior mort $3,000. Sept 27, 2 years, 6%. Sept 30, 1907. 500

Donovan, Jeremiah to Arthur D Katcher. Vyse av, No 1157, w s, 360 n 167th st, 20x100. P M. Prior mort $9,500. Sept 25, due Mar 25, 1910, 6%. Sept 30, 1907. 10:2752. 500

*English, John to Isabella Beatty. Unionport road, n e cor Van Nest av, runs e — x n 86 x w — x s 61. P M. 5 years, 5½%. Sept 27, 1907. 8,000

*Same to Bernheimer & Schwartz Pilsener Brewing Co. Same property. Prior mort $8,000. Demand, 6%. Sept 27, 1907. 1,000

*English, John to Isabella Beatty. Victor st, e s, 100 n Columbus av, 25x95. Sept 25, 3 years, 5½%. Sept 30, 1907. 2,500

*Same to same. Same property. Sept 25, 5 years, without interest. Sept 30, 1907. 300

Eastburn Construction Co to Belmont Realty & Construction Co. Eastburn av, e s, 188.3 n 174th st, 50x95. P M. Prior mort $——. Aug 24, due, &c, as per bond. Oct 1, 1907. 11:2796. 4,000

Eckhardt, Maria to KNICKERBOCKER TRUST CO. 3d av, s e s, 51.3 s w Rose st, Now 152d st, 30x100, except part for av. Prior mort $23,000. Feb 7, 1905, demand, 6%. Oct 3, 1907. 9:2362. 10,000

*Einersen, Christine to Hudson P Rose Co. Rhinelander av, s s, 181.6 e Eastchester road, 25x100. P M. Sept 14, due Oct 1, 1910, 5½%. Sept 28, 1907. 480

*Feinberg, Benj and Jacob to Land Co "A" of Edenwald. Jefferson av, s s, 50 e Wilder av, 50x100. P M. Oct 1, 3 years, 5%. Oct 3, 1907. 600

*Same to same. Jefferson av, n s, 100 w Monaghan av, 25x100. P M. Oct 1, 3 years, 5%. Oct 3, 1907. 300

Fanning, Arthur L trus for Mary I Lane will Anthony Lane with Jacob B Theiss. 183d st, No 688 East. Extension mort. July 10. Oct 3, 1907. 11:3038. nom

Fox, Maskell E to Clairville E Benedict guardian James A Benedict and ano. 136th st, s e cor Rider av, 25x100. Sept 19, 5 years, 5%. Oct 1, 1907. 9:2320. 11,000

Fleischman, Jacob to Herbert Realty Co. 3d av, e s, 225 s 171st st, 50x100. P M. Prior mort $——. Sept 26, due April 1, 1908, 6%. Sept 27, 1907. 11:2927. 3,000

Foley, Mary E to Warren B Sammis. 241st st, s w cor Katonah av, 85x40. Sept 12, demand, 5%. Sept 27, 1907. 12:3381. 4,000

*Gamache, Joseph to Mary A Harral. Morris Park av, n s, 265 w White Plains road, 25x95. Sept 26, 3 years, 5½%. Sept 30, 1907. 6,000

Gollubier, Adelina to Anna Stein. Chisholm st, s w cor Jennings st, 25x76.5x25x76.6. Prior mort $10,000. Sept 30, due Aug 1, 1909, 6%. Oct 1, 1907. 11:2971. 2,000

Gerhards, Victor with Gaetano Palma. Home st, No 1125. Extension mort. Sept 12. Oct 1, 1907. 11:2974. nom

*Gerard, Ellen M to James W Elgar. Pelham road, n s, 50 e Pilgrim av, 50x108x50x95. Sept 30, 3 years, 5½%. Oct 1, 1907. 2,300

Greenspan, Abraham to Samuel Makransky and ano. Union av, w s, 41 s 168th st, 42x91.1. P M. Prior mort $36,000. Oct 1, due Apr 1, 1910 6%. Oct 3, 1907. 10:2672. 2,080

Gleason, Michael to Anna A Byrne. Bathgate av, n e cor 176th st, 26x70. Oct 1, 3 years, 6 Oct 2, 1907. 11:2924. 5,000

Gleason, Sarah J to TITLE GUARANTEE & TRUST CO. Washington av, No 1780, e s, 217 s 175th st, late Fitch st, 53x120. Oct 2, 1907, due, &c, as per bond. 11:2916. 5,000

Geary, Julia to TITLE GUARANTEE & TRUST CO. Hull av, s s, 105.11 e Mosholu Parkway North, 50x110. Sept 27, due, &c, as per bond. Sept 28, 1907. 12:3332. 1,000

Grant, Harry and Henry to Cecilia O Murphy. 146th st, No 364, s s, abt 95 e 3d av, runs e 25.9 x s 74 x w 0.9 x s 26.9 x w 25 x n 100 to beginning. Sept 21, 5 years, 5%. Oct 1, 1907. 9:2307. 8,000

Hughes, John to A Hupfels Sons. Bailey av, No 2896. Saloon lease. All title. Sept 24, demand, 6%. Oct 2, 1907. 12:3260. 2,485

Howey, Alfred with Jacob B Theiss. 183d st, No 684 East. Extension mort. July 10. Oct 3. 1907. 11:3038. nom

Hank, Adolph to Marie C Neuhaus. Forest av, No 1064, e s, abt 200 s 166th st, 25x135. Due Jan 1, 1911, 5%. Oct 1, 1907. 10:2660. 6,000

Heuther, Geo E to Leonhard Bauernfeind. 3d av, No 3599, w s, 49.6 n 169th st, 22.9x96.3x22.3x95.5. Sept 30, 3 years, 5%. Oct 1, 1907. 11:2910. 12,000

Howley, Thomas P with TITLE GUARANTEE AND TRUST CO. Jackson av, No 1061. Subordination mort. Sept 26. Sept 27, 1907. 10:2640. nom

Kelleher, Hannah M to Frank A Shaw. Sedgwick av, No 1780, e s, abt 380 s Undercliff av, —x—. P M. Prior mort $5,000. Sept 26, 1 years, 6%. Sept 28, 1907. 11:2880. 1,500

Klein, Samuel to Lewis V La Velle. Bryant av, No 1523, w s, 200 n 172d st, 25x100. Prior mort $6,000. Due Aug 1, 1910, 6%. Sept 30, 1907. 11:2996. 1,500

Kaufman, Abraham to Hannah M Sloane. Bristow st, w s, 75 n Jennings st, 25x87.2. Prior mort $6,000. Oct 1, 5 years, 6%. Oct 3, 1907. 11:2963. 1,900

Kaufman, Abraham to Hannah M Sloane. 155th st, s s, 125 e Courtlandt av, 25x100. Oct 1, 5 years, 6%. Oct 3, 1907. 9:2401. 2,000

Kaufman, Abraham to Samuel Kahn. Bristow st, No 1379, w s, 75 n Jennings st, 25x87.2. Oct 1, 5 years, 5%. Oct 2, 1907. 11:2963. 6,000

Liebertz, Joseph to Anna wife Fredk McCarthy. Prospect av, w s, 282.2 s 165th st, 70x160. Subordination mort. Sept 30. Oct 2, 1907. 10:2678. nom

*Leske, Emil to Edith L Gaines. 225th st, s s, 330 w 4th av, 25x114, Wakefield. Oct 1, 3 years, 5½%. Oct 2, 1907. 4,000

*Same to same. 225th st, s s, 305 w 4th av, 25x114, Wakefield. Oct 1, 3 years, 5½%. Oct 2, 1907. 4,000

Levy, Gottlieb to Henry Bloch. Trinity av, e s, 214.11 n 165th st, 18.9x90. Prior morts $6,000. Sept 26, due Apr 1, 1908, 6%. Oct 1, 1907. 10:2640. 1,500

*Laks, Max to Eliz K Dooling. Van Nest av, s s, 25 w Matthews av, 25x100. 3 years, 5½%. Oct 1, 1907. 2,000

*Levin, Simon to Christian Biersack. 228th st, s s, 205 w 6th av, 100x114, Wakefield. Sept 28, 4 years, 6%. Sept 30, 1907. 1,800

Lonergan, Cath A to Minnie Mazziotta. Alexander av, No 181, w s, 50 s 136th st, 16.8x70. P M. Prior mort $6,320. Sept 26, due June 26, 1910, 6%. Sept 27, 1907. 9:2311. 880

Levins, Matilda to Cumberland York Co. 178th st, s s, 167.1 w Grand Boulevard and Concourse, 25x94.2x25x94.4. Oct 2, due Jan 2, 1908, 6%. Oct 3, 1907. 11:2808. 1,750

*McManus, Caroline G to Gustave Blass. Olinville av, w s, 625 n 216th st, 25x100. P M. Oct 1, 3 years, 6%. Oct 2, 1907. 1,500

McCafferty, John to Lucy A Woods. 161st st, n s, 196.10 w Sheridan av, runs e 48.5 x n 116.2 x w 48.4 x s 116.9. P M. Prior mort $4,200. Sept 30, 1 year, 6%. Oct 2, 1907. 9:2460. 900

Same to Frank S Gannon et al. Same property. P M. Sept 30, 3 years, 5½%. Oct 2, 1907. 9:2460. 4,200

Same to same. 161st st, n s, 245.2 w Sheridan av, runs e 48.5 x n 116.9 x w 48.4 x s 117.3. Prior mort 4,350. P M. Sept 30, 1 vear, 6%. Oct 2, 1907. 9:2460. 900

Same to Frank S Gannon et al. Same property. P M. Sept 30, 3 years, 5½%. Oct 2, 1907. 9:2460. 4,350

Same to same. 161st st, n s, 99.11 w Sheridan av, 48.5x116.2x 48.4x115.7. P M. Sept 30, 3 yrs, 5½%. Oct 2, 1907. 9:2460. 4,200

Same to Lucy A Woods. Same property. P M. Prior mort $4,200. Sept 30, 3 years, 6%. Oct 2, 1907. 9:2460. 800

Same to same. 161st st, n s, 245.2 w Sheridan av, runs n 117.3 x w 99.11 to e s Grand Boulevard and Concourse x s 68.4 x — 78.8 to st x e 49.10 to beginning. P M. Prior mort $15,600. Sept 30, 1 year, 6%. Oct 2, 1907. 9:2460. 900

Same to Frank S Gannon et al. Same property. P M. Sept 30, 3 years, 5½%. Oct 2, 1907. 9:2460. 15,600

Same to W C Woods. 161st st, n s, 99.11 w Sheridan av, runs n 115.7 x w 244.11 to e s Grand Boulevard and Concourse x s 68.4 x — 78.8 x e 195.1 to beginning. P M. Prior mort $31,850. Sept 30. 1 year, 6%. Oct 2, 1907. 9:2460. 5,000

McCarthy, Fredk to Anna McCarthy his wife. Prospect av, w s, 282.2 s 165th st, 70x160. Sept 30, due March 30, 1908, 6%. Oct 2, 1907. 10:2678. 25,000

Murray, Thomas F to Jane Claven. Park View pl, s e s, 452.11 s w 190th st, 75x90. Aug 17, 3 years, 5%. Oct 1, 1907. 11:3219. 3,500

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Malcolm, Thomas D to Eliz Malone and ano extrx Magdalena Frees. 166th st, Nos 580 and 582, s s, 25.6 e Courtlandt av, 50.3x100x 50x100. P M. Sept 25, 1 year, 5½%. Sept 28, 1907. 9:2401. 11,000

Markert, John C with Helen A Kudlich. 156th st, No 984 East. Extension mort. Mar 15, 1906. Oct 3, 1907. 10:2665. nom

Maves, Albert E to John T Hewitt. Anthony av, No 2078, e s, 25.1 s 180th st, 25.1x97.4x25x94.3. P M. Oct 1, 1 year, 5½%. Oct 3, 1907. 11:3156—3149. 1,000

Morrin, Daniel A to Geo D Kingston. 198th st, s s, 100.11 w Marion av, 25x98.10x25x99.1. P M. 3 years, 5%. Oct 3. 1907. 12:3289. 7,500

Same to same. Same property. P M. Prior mort $7,500. Installs, 6%. Oct 3, 1907. 12:3289. 2,500

McNulty, John to John H Loos. Bainbridge av, e s, 150 s Woodlawn road, late Scott av, 50x100. P M. Oct 1, 3 years, 5%. Oct 3, 1907. 12:3334. 2,750

McCarthy, Frederick to Joseph Liebertz. Prospect av, w s, 282.2 s 165th st, 70x160. Prior mort $25,000. Sept 30, 1 year, 6%. Oct 1, 1907. 10:2671. 10,000

*Murphy, Agnes to Sadie B Clocke. 177th st, n w cor Morris Park av, —x77.11x—x100. 3 years, 6%. Oct 1, 1907. 2,800

*McDowell, James to Katharinia Gass. 4th st, s e s, 201.1 n e Union av, 18.11x99.11x17.4x100. Sept 27, 2 years, 6%. Sept 30, 1907. 550

*Murphy, Josephine F B to Danl S Doran. Lots 2 to 6, 9, 24, 40, 63, 64, 83, 84, 114 to 121, 124 to 126, 158, 159, 177, 178, 187, 188, 189, 200, 210, 215, 235, 236, 255, 256, 257 map estate Joseph Husson at Clasons Point. Prior mort $5,500. 1 year, 6%. Sept 30, 1907. 2,000

Norman, Wm to TITLE GUARANTEE AND TRUST CO. Jackson av, No 1061, w s, 159 s 166th st, 17.7x87.6. Sept 26, due, &c, as per bond. Sept 27, 1907. 10:2640. 4,500

*Nerenberg, Sarah to Sarah C Buckenham. Poplar st, n s, 201 e Forest st, 25x102.6x25.5x99.10. Sept 28, 3 years, 6%. Sept 30, 1907. 3,500

Odes, Philip to Charles C Schmitt. Hall pl, No 1072, e s, 163.1 s 167th st, runs e 51.8 x e 48 to w s Intervale av, x s 28 x w 56.7 x w 52.7 to pl, x n 30 to beginning. P M. 5 years, 5%. Sept 30, 1907. 10:2700. 6,000

O'Brien, Mary E to Anna R McCoy. Valentine av, No 2112, e s, 299.11 n 180th st, 25.1x101.4x24.9x98.2. 3 years, 5½%. Oct 1, 1907. 11:3144. 4,000

Proll, Ludwig to GERMAN SAVINGS BANK in City N Y. Cambreleng av, w s, 71.6 n 189th st, 17.3x100. 3 years, 5%. Oct 1, 1907. 11:3091. 2,500

Payne, C Leicester with TITLE GUARANTEE AND TRUST CO. Washington av, No 1780. Subordination mort. Sept 23. Oct 3, 1907. 11:2916. nom

Parrish, Andrew to Otto Huber Brewery. Daly av, s e cor 178th st, 19.5x72.4x20.10x72.11. Prior mort $2,500. Sept 27, demand, —%. Oct 3, 1907. 11:3126. 2,000

Pirk, Amalia to Laura F Henry. Creston av, e s, 98 s 198th st, 22.2x100. Prior mort $——. Sept 10, 1 year, 6%. Sept 28, 1907. 12:3315. 1,000

Same to Louis Gates. 198th st, s s, 43.6 w Grand Boulevard and Concourse, 25x98. Prior mort $——. Aug 12, due Feb 12, 1908, 6%. Sept 28, 1907. 12:3315. 1,000

Pirk, Amalia to Nora DeHart. Decatur av, w s, 150.4 n 195th st, 25x126.6x25.5x131.11. July 1, 1 year, 6%. Sept 28, 1907. 11:3283. 1,000

Pistone, Frederick to BRONX BOROUGH BANK. 205th st, late Ernescliff pl, s s, 292.2 w Lisbon pl, 25x136x25x135.5. Sept 26, 1 year, 6%. Sept 27, 1907. 12:3311. 10,000

Pletz, Charles to Gaines-Roberts Co. Prospect av, n e cor 162d st, 33.7x100. P M. Prior mort $35,000. Oct 2, 1907, 3 years, 5½%. 10:2690. 12,000

Rousseau, David, of Ossining, N Y, to F A K Bryan. Walton av, w s, 102.2 n 138th st, 83.11x89.2x65.7x89.7. Prior mort $35,000. Oct 1, due May 1, 1908, 6%. Oct 2, 1907. 9:2344. 3,000

Reutler, Charles and Peter Stonetsch to A Hupfels Sons. St Anns av, No 169. Saloon lease. All title. Sept 27, demand, 6%. Oct 2, 1907. 9:2263. 4,100

Reinhardt, Marie to Gustave Dressler. 148th st, late Mott st, s s, 111.10 e Park av, late Terrace pl, runs w 25 x s 100 x e 50 x n 100 to st x w 25 to beginning. Prior mort $8,000. Oct 1, 3 years, 5%. Oct 2, 1907. 9:2336. 1,200

Reich, May to Rose M Clifford. Clinton av, No 1798, e s, 57 s 175th st, 27x84. P M. Prior mort $5,850. Sept 25, 3 years, 6%. Sept 28, 1907. 11:2948. 850

Reilly, Josephine A to Mitchel Silverstein. Fox st, No 1071, on map No 1069. w s, 229 s 167th st, 25x100. Prior mort $4,000. Sept 28, 3 years, 5%. Oct 1, 1907. 10:2717. 1,800

Stevenson, Archibald E and Edw J L Raldiris to Joseph Weber. Brook av, w s, 75 s Wendover av, 25x60x26.11x70.2. 3 years, 5½%. Sept 27, 1907. 11:2896. 12,500

Schwab, Saml to James E Dougherty. Tremont av, s s, 100 w Marmion av, 50x100. P M. Prior mort $5,000. Sept 27, 3 years, 6%. Sept 30, 1907. 11:2956. 6,000

Stroh, Julia A to Luhr Wohlken. 139th st, No 440, s s, 375 e Willis av, 41.8x100. Prior mort $25,000. Due, &c, as per bond. Oct 1, 1907. 9:2283. 11,000

Stroh, Louis with Julia Stroh and Luhr Wohlken. 139th st, No 440 East. Subordination mort. Sept 28. Oct 1, 1907. 9:2283. nom

Seebach, Geo J to James Johnstone. Decatur av, s s, 138.4 w 205th st, 25x112.6. P M. Sept 30, due Mar 30, 1909, 6%. Oct 1, 1907. 12:3353. 1,300

Steinmetz, Bertha J to James Sharkey. Hoe av, e s, 200 n Jennings st, 25x100. Sept 25, 3 years, 5%. Oct 1, 1907. 11:2988. 500

Schrodt, Gertrude B to James C Green et al. West Farms road, n w s, abt 82 (?) n Rodman pl, and being lots 35 and 36 map land of estate Wm Crowther, 46x100x35x103, n s. July 9, due Oct 9, 1910, 5%. Sept 27, 1907. 11:3016. 15,000

*Stahl, John and Henry to Matthew F O'Brien and ano exrs Margt O'Brien. 224th st, n w cor Bronx Terrace, 162x85, Wakefield. P M. Sept 26, 3 years, 5%. Sept 28, 1907. 2,500

Savio, Benny to Robert C Walker. Park av, w s, 115.6 s 183d st, 24x80.4x24x80.5. Oct 1, due Jan 1, 1911, 5½%. Oct 2, 1907. 11:3030. 7,500

Siemers, Henry Jr to Henry J Flohr. Topping av, No 1746, e s, 175 n 174th st, 25x95. P M. Prior mort $5,000. Oct 1, 1907, 3 years, 6%. 11:2799. 3,250

Thiel, Henry W to Henry Seligman. Bryant av, No 1409, w s, 85 n Freeman st, 20x100. P M. Prior mort $3,500. Oct 1, due July 1, 1909, 6%. Oct 2, 1907. 11:2994. 600

Thiel, Henry W to Henry Seligman. Bryant av, No 1411, w s, 105 n Freeman st, 20x100. P M. Prior mort $3,500. Oct 1, due June 1, 1909, 6%. Oct 2, 1907. 11:2994. 600

*Tofano, Frank to Frank M Patterson. 4th st, s w cor Ruskin st, 36.10x119x31x120.6; Sheil st, n s, 75.10 e 4th st, 33x105.6, Williamsbridge. Sept 27, due, &c, as per bond. Sept 28, 1907. 600

Tiffany, Sarah M, of Washington, D C, to Mary E Radcliff guardian Albert E Radcliff. Home st, late Lyon st, s w cor Hoe av, 75.8x28.10x71.11x37.3. Sept 27, 2 years, 5%. Oct 1, 1907. 10:2745. 2,000

*Taylor, Lydia to Walter W Taylor. Lot 541 map Arden property. Sept 17, 3 years, 5%. Oct 1, 1907. 800

Unlandherm, John H to Hamilton F Dean. Brook av, No 1206, e s, 286.1 s 168th st, 25x104.5x25x103.4. 3 years, 5%. Oct 1, 1907. 9:2393. 13,000

*Vogt, Bertha to Hugh O'Brien. Barker av, w s, 100 n Elizabeth st, 50x125, Olinville. Sept 26, 1 year, 5%. Sept 27, 1907. 1 000

*Wellbrock, Wm H to City Island Land & Dock Co. Carroll st, n s, at mean high water mark L I Sound, runs s 133 x e 400 x n 133 x w 400 to beginning, land under water, &c, City Island. P M. Due Mar 30, 1908, 6%. Sept 30, 1907. 2,500

Wehrenberg, Ehler F to Wm E Schott. 178th st, No 717, n s, 100 w Clinton av, 25x95. P M. Sept 25, 3 years, 5%. Sept 27, 1907. 11:3092. 5,000

*Wade, Harry C and Carl L Gibbons to Leopold Salamon. 219th st, No 90, late 5th st, n s, 150 e White Plains road, 27x114. P M. Prior mort $2,800. Sept 28, 2 years, 6%. Oct 1, 1907. 2,200

## JUDGMENTS IN FORECLOSURE SUITS.

Sept. 27.

5th av, s w cor 158th st, 99.11x120. Celia Uhlfelder agt David Schoenfield et al; Max Silverstein, att'y; Joseph Gallagher, ref. (Amt due, $9,066.60.)

176th st, s s, 100 w Audubon av, 150x73x—x85. Knickerbocker Trust Co agt Herman Strauss; Lincoln Wescott, att'y; Philip J Sinnott, ref. (Amt due, $34,223.75.)

Sept. 30.

121st st, No 317 East. Annie Kovner agt Emanuel S Gates; Abramson & Potter, att'ys; Charles Sullivan, ref. (Amt due, $8,837.06.)

Oct. 1.

121st st, No 319 East. Annie Kovner agt Emanuel S Gates; Abramson & Potter, att'ys; Bankson T Morgan, ref. (Amt due, $8,784.56.)

85th st, s s, 375 w West End av, 25x102.2. Jacob Levy agt William Rosenzweig Realty Operating Co; Arnstein & Levy, att'ys; Elias B Goodman, ref. (Amt due, $2,608.75.)

Riverside av or drive, s e cor 129th st, runs s — to 127th st, x e 352.5 x n w 48.1 x n 156 to c l 128th st, x w 12.3 x n e 70.7 to Manhattan st, x n w 394.9 x w 280.9 to beg, except parts released. Robert McGill agt Louis Meryash et al; Warner, Johnson, Johnson & Wilson, att'ys; Alvin Untermyer, ref. (Amt due, $41,176.36.)

Oct. 2.

76th st, Nos 506 and 508 E. Samuel Korman agt Samuel M Hoffberg et al; Charles Schwick, att'y; Vincent W Woytisek, ref. (Amt due, $6,561.)

## LIS PENDENS.

Sept. 28.

6th st, No 312. Henrietta Bennett agt Albert E Lowe; specific performance; att'y, C Schwick.

Sept. 30.

6th av, No 444. Frank Boyle agt Walter J Salomon; specific performance; att'y, J J Sammon.

Oct. 1.

Lots 35 and 36 map Cebri Park, 24th Ward. Caroline Zoll agt Jacob Conde; action to declare deed a mortgage; att'y, M Bendit.

125th st, Nos 66 to 76 East. Benjamin Hurtig agt Frank G Swartwout et al; partition; att'y, L Laski.

Washington av, e s, whole front between 188th and 189th sts, 363x240. Geo I Malcom agt Burton W Gibson et al; reformation of agreement, &c; att'ys, W Larremore & N S Spencer.

Oct. 2.

23d st, No 318 West. Amelia Gee agt William Wheeler et al; partition; att'y, W Sackman.

82d st, n s, 325 e Amsterdam av, 25x77.3x25x 79.2. Leroy Myers agt Moses Packard et al; action to declare vendees lien; att'ys, Eisman, Levy, Cohen & Lewine.

101st st, Nos 408 and 410 East. Isaac Gordon agt Anna Cirrito et al; action to foreclose mechanics lien; att'y, S N Tuckman.

167th st, s s, 30.1 w 3d av, 50x49.6x50x31.6. Automatic Refrigerating Co agt Christian Heck; action to enforce mechanics lien; att'ys, Holden & Rogers.

5th av, n w cor 129th st, 99.11x110. Fowler Plumbing & Heating Co agt Abraham Horowitz et al; action to foreclose mechanics lien; att'y, J H Banton.

Oct. 3.

18th st, No 159 West. John Hooper agt Linda S Stachelberg et al; action to foreclose mechanics lien; att'ys, Wait & Foster.

Madison av, n w s, 103 s w Kingsbridge rd, 25 x190.5x25x190.2.

Morris av, No 700.

Bathgate av, w s, 128 s Kingsbridge rd, 25x190.

Marx Levy agt Geo H Rosenthal; action to impress trust, &c; att'y, L Goldberg.

2d av, Lot 45, map of Olinville, Bronx.

Bronxwood av, w s, lot 191, map of Village of Wakefield, Bronx.

James McDermott agt Susan McGeehan et al; partition; att'y, A H Wadick.

94th st, Nos 168 to 172 East. Benjamin Barnett agt Edw C Sheehy; action to establish vendee's lien; att'y, A B Keve.

1st av, e s, 25.10 n 109th st, 25x95. Joseph A Solomon agt Giuseppe Breglia et al; action to declare deed void; att'ys, Ullo, Ruebsamen & Yussolino.

17th st, Nos 333 and 335 West. Geo H Storm agt Anna P Muegge et al; action to foreclose mechanics lien; att'y, A R Bunnell.

7th st, No 127. Hyman Boriss agt Jonas Kantrowitz et al; partition; att'y, S Hellinger.

Oct. 4.

Mapes av, n e cor 178th st, 114.6x145.2x114.7x 145.2. Antonio D'Angelo agt Herbert Realty Co; action to foreclose mechanics lien; att'ys, Kramer, Bourke & Koch.

Aqueduct av, n e cor 178th st, 27.10x78x14.7x 79.1. Julia S Richardson et al agt Margaret Sullivan et al; action to set aside will, etc.; att'y, J C Edmonds.

164th st, n s, 100 e Summit av, 25x100. Wm T Hookey agt Margaret K Colleran et al; action to foreclose mechanics lien; att'y W A Schumacher.

Madison av, No 1318. John F Walsh et al agt Gustav Stelljes et al; action to enforce mechanics lien; att'y, V Taylor.

227th st, n s, 156 e Barnes av, 25x100. Van Nest Wood Working Co agt Jacob Minka et al; action to foreclose mechanics lien; att'y, D S Decker.

Perry av, e s, 125 s 209th st, 25x100. John A Muller agt Helene Poppelau et al; action to foreclose mechanics lien; att'y, B J Kelly.

165th st, s s, 325 e Amsterdam av, 25x102.6x irreg. Henry Uebelacker agt Charles Uebelacker et al; partition; I N Williams.

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## FORECLOSURE SUITS.

Sept. 28.

110t hst, Nos 342 to 346 East. Mary P Searle agt Samuel C Baum et al; att'ys, Wayland & Bernard.

169th st, s s, 95 e Audubon av, 50x85. Minnie Price agt Louis Peck et al; att'y, I Cohn.

Sept. 30.

Wendover av, No 758. Julius Lichtenstein agt Leizer Ehrenhaus et al; att'ys, Ernst, Lowenstein & Cane.

Oct. 1.

75th st, No 125 West. Clairville E Benedict et al agt Mary C Murray et al; att'ys, Odell & Odell.

122d st, Nos 335 and 337 East. Corporate Realty Assn agt Barnet W Rod; att'ys, Strauss & Anderson.

Oct. 2.

Bryant st, s e cor Jennings st, 125x100. Geo W Robinson agt Randolph Backer Co et al; att'y, A Knox.

Amsterdam av, s w cor 170th st, 75x250x irreg. Roosevelt Realty & Construction Co agt Barnet Miller et al; att'y, S Bernstein.

170th st, s s, 175 e Av A, 100.4x148. Simon Uhlfelder et al agt Jacob Boltan et al; att'y, M Silverstein.

Rivington st, No 310. City Real Estate Co agt Herman Haar et al; att'y, H Swain.

Oct. 3.

102d st, No 324 East. Annie Maguire agt Joseph Louis et al; att'y, H M Goldberg.

102d st, n s, 227.6 e Park av, 50x100.11. Freehold Construction Co agt Benjamin F Bernsten et al; att'ys, Bowers & Sands.

Amsterdam av, s w cor 170th st, 75x250x irreg. Lillian S Davidow agt Barnet-Miller et al; att'y, S Bernstein.

Oct. 4.

123d st, n s, 162.6 e 1st av, 18.9x100.10.

123d st, n s, 181.3 e 1st av, 18.9x100.10.
The Title Ins Co of N Y agt Jacob Siegel et al; att'y, A L Wescott.

Lot 150, map of Village of Williamsbridge, Bronx. Adelaide P Myers agt Irving Realty Co et al; att'ys, Einstein, Townsend & Guiterman.

Hamilton pl, w s, whole front between 144th and 143d sts, —x—.

Broadway, s e cor 144th st, 100x199.10.
Realty Transfer Co agt John V Signell Co et al; att'y, H Swain.

143d st, n s, 525 e Broadway, 75x99.11. Realty Transfer Co agt John V Signell Co et al; att'y, H Swain.

73d st, s s, 150 w Av A, 25x102.2. Charles Griffen et al agt John S Scott et al; att'y, W M Powell.

61st st, n s, 375 w 10th av, 25x100.5. Charles Griffen et al agt Frederick Heerlein et al; att'y, W M Powell.

177th st, n s, 100 e Audubon av, 170x90x170x101. Isidor Londner agt David Perlman et al; att'ys, Heighan & Necarsulmer.

## JUDGMENTS.

**In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.**

**The Judgments filed against corporations, etc., will be found at the end of the list.**

Sept. and Oct.

28 Appleby, Katherine R—Arthur L Swift..$591.91
28 Alexander, Charles—Aaron Ward & Sons.. 54.22
30 Adams, Nicholas & James—Isidor Cahn.... 1,034.22
1 Anton, Joseph B—Joseph F Wittemann et al 68.63
2 Allen, Oliver H—Amos L Prescott et al.781.24
3 Andrea, Geo C—Geo H Everall.....331.81
4 Alexander, Reno B—Chas A Jackman et al .....31.65
4 Adams, Joseph—R B Henry & Sadler Co. .....33.01
4 Andrews, Frank M—H T Julius Fuehrman. .....434.72
28 Bell, Thomas—Frances L Glover ..... 77.61
28 Bos, Marius F—Edw A Raymond .... 131.18
28 Becker, Morris—Schwab Bros Co .... 121.63
30 Bush, Daniel—Isaac Adler ..... 39.65
30 Brauner, Meier—Maurice J Katz ..... 340.65
30 Biederman, Julius——the same ..... 340.65
30†Benz, Samuel L—Chas M R Ward .... 333.12
30 Belmont, Arthur—Isidor Scheinbein....219.95
30 Berger, Nathan—Chas R Bailey ..... 64.29
30 Bolin, Samuel and Lottie—Ignatz Rosenzweig ..... 26.72
30 Blut, Louis—Solomon S Leff ..... 84.65
30 Bassett, Geo T—Maurice Goodman.....325.91
30 Byrnes, John J and Nellie—August Schieck. ..... 39.72
1 Bendix, Mary—Elise S Freisinger ..... 89 65
1 Brody, Simon H—Cudahy Packing Co..114.44
1 the same——Swift & Co ..... 1,162.50
1 Busing, Gerhard—Anna M Ohlckers....32.41
2 Barstow, Jacob P—Henry W Goodrich..569.90
2 Burnham, Ralph—John L Chadwide et al. .....300.54
2 Bantz, Katherine—John D Haar et al..277.18
2 Block, Joe or Joseph—Simon Lefkowitz.114.02
2 Browkaw, William—Am Ice Co.....32.09
2 Bernstein, Julius—Amelia Phyfe.....129.41
2 Bauman, Adolph—Ada V Tinsley .....93.00
2 Barker, Joseph H—D Sherwood Green.152.09
3 Born, Jose—Paul Outerbridge.....248.41
3 Berthet, Emily C—Henry E Jaeger....26.81
3 Berman, Samuel & Israel—Israel H Maaget .....119.41
3 Beals, Hallock W—New Publication Co.185.86
3 Barra, Maria or Ottavia Berardi—Adelaide Congiassi ..... 215.41
3 Butterworth, Frank—Edw J Lusk.....658.35
3 Berenbaum, Otto—Max E Bloch.....114.47
3 Buehler, Leon M—Aeolian Co.....902.54
3 Bronner, Henry M—Henry W Martin..103.25
3 Boccard, Philemone—Jacques Pacheteau... .....298.36
3 Brestein, Louis—Abraham I Levin....266.41
3 Brice, Stewart M—Kips Bay Realty Co.234.97
3 Brown, George—Eleanor M Greacen..7,846.46
4 Block, Jacob—Mendel Weinstein .....54 05
4 Butterworth, Frank—Highland Park State Bank .....1,588.66
4 Baumell, John M—Abraham Cohen....154.30
4 Bryan, J Conger—John Wanamaker...116.62
4 Bassen, William—Sonn Bros Co.....188.87
28 Child, Frederick—Am Sight Seeing Coach Co ..... 22.35
28 Clute, Wm L—Edward Zimmer et al .... .....4,670.69
28 Coates, Ray W—Wm G McFarlane .... 324.18
28 Ciletti, Samuel—Geo H Rosenblatt .... 45.46
28 Cohen, Morris—Schwab Bros Co ..... 121.63
30 Curry, John J—Angelo Myers ..... 558.23
30 Charap, Fizsel—Maurice J Katz ..... 340.65
30 Clow, James W—Geo F Sandford.....369 82
30 Courtney, Charles—Abraham Smith ....136.72
30 Clarendon, Hal—Selwyn & Co .....217.65
30*Calligaris, Alexandre—Patrick J McMahon. .....312.22
30 Cossino, Jimi—Arrigo Arrigoni ..... 223.32
1 Cisneros, Jose L—Wm A Juchs ..... 332.55
1 Child, Frank W—C S Hammond & Co..189.56
1 Chapin, Frederic—Ernest M Garbe .... 186.88
1 Casole, Joseph—Angelo Camera ..... 274.52
2*Camardella, James V—Peter Igoe et al..331.04
2 Cohen, Samuel—Julius H Reiter.....30.11
2 Carr, Daniel A & Annie—Alphonse D Winter..... .....97.67
2 Cohn, Joseph M—Holcomb & Caskey..344.88
3 Culpepper, Chas E—Jennie C Bartlett..25.39
3 Cisneros, Jose L—Central Syndicate Bldg Co..... .....48.65
3 Corey, Michael J—Lord & Taylor .....25.12
3 Clarke, Henry S—James L Fling....2,606.42
3 Caruso, Angelo—Myron Sulzberger....144.41
3 Clark, Guy R—Chas H Young et al....386.33
3 Caullet, John J—Kingston Ntl Bank....376.14
3 Cooley, James C—Chas A Dards.....66.91
3 Cohen, Fannie—Columbia Bank .....271.34
3 Cochran, Wm H—Bertie Frank.....47.42
3 Coste, John B—Salasse Fibre Co.....16.98
3*Carson, Harry A—Battery Pl Realty Co. .....138.15
4 Cohen, Abraham—Isaac Kern et al....208.30
4 Chadwick, William—Franklin L Sheppard et al..... .....40.41
4 Colby, Chas B—National Bridge Works.987.48
4 Cohen, Elias A—Empire City Wood Working Co..... .....937.96
28 Demacos, Maria A—Darwin R James, Jr. .....208.87
28 Duclos, Wiliam—Max Borosky ..... 59.79
1 de Palma, Allissandro—Samuel S Wortley. .....29.72
1 Davis, Everly M—Anna Vreeland et al...32 40
1 the same——the same ..... 7.40
1 Di Maggio, Tommaso—Henry Eggers et al... .....33.81
1 Dworkowitz, Samuel—Marks Kerber....134.00
1 Demar, J Edw—Wendell L Nichols....398.15
1 Dowling, Michael F—National Alumni..71.32
2 Danis, Louis—Geo F Moore, Inc.....190.76
3 Dormitzer, Louis G—Christian Loetscher et al..... .....427.26
3 Devlin, John B—Murray & Reid Co...245.39
4 Dayton, Edwin D—Frank V Burton et al. .....635.12
4 Demacos, Maria A—Joseph Kaplan....145.90
4 Dobroezynski, Isador—Title Guarantee & Trust Co..... .....85.04
30*Eppolito, Thomas—Ruy Suarez & Co...29.31
30 Ellsworth, Albert W—Augustus H Skillin et al ..... 31 08
2 Elden, Ralph W—Quincy F Cushing...44.31
3 Evans, Alice B—Quincey F Cushino..268.16
3 Epstein, Joseph—Blue Ridge Enameled Brick Co..... .....164.71
3 Engelhardt, Albert F—Battery Place Realty Co..... .....138.15
4 Eichner, Emanuel A—Chas J Norquite et al..... .....106.83
28 Ferara, Joseph—Finin Sachs ..... 92.01
28 Friese, Bernhard—Hugo A Hilliss .... 47.24
30 Fanshawe, Henry E—Andrew D Meloy.293.41
30 Fiedelman, Max—Henry Fried ..... 131.73
30 Franz, Clara—Herman Treptow et al....26 97
2 Forsstrom, Francis A—Joseph Petluck..37.22
2*Feld, Simon—Wm J Davidson.....206.49
2 Feldman, Frank—J Rheinfrank & Co....36 91
2 Feigensohn, Daniel—Wm A Thomas Co.146.52
3 Feinstein, Abraham—Samuel Abramson et al .....1,364.03
3 Furnis, Wm P—Alexandro Lyle.....94.85
4 Fuchs, John—Frank McCormack.....169.41
4 Farrell, Wm W—Frank W Bowker....79.67
4 Frank, Jacob—Cross, Austin & Ireland Lumber Co..... .....978.10
4 Felix, Joseph—Benjamin Jacobs et al..27.74
4 Feigensohn, Dr Daniel—Henry G Silleck, Jr..... .....515.95
28 Garlick, Abraham—David Fuerstein....119.41
28 Gaden, Garland—James Foster et al....41.42
28 Goldberg, Morris—Edward Davis ..... 42.26
1 George, James H—Hencken & Willenbrock Co ..... 224 35
1 Goldstein, Abraham—Mark Kerber .... 134.00
2 Gillman, Aaron—David Reggell .....8.27
2*Grossman, Newman—J Rheinfrank & Co. .....36 91
2 Goldsmith, Leonard H* & Dudley—Dumrauf & Wicke..... .....65.19
3 Greenleaf, Charles—Bryant Willard...111.81
3 Gross, Samuel—Patrick F Keogh.....35.67
3 Goldman, Annie* & Kalman—Moses N Schleider et al ..... .....30.15
3 Graham ,Harriet W—E J Galway Bldg Co. ..... 32.72
3 Garvin, Edw B—White Clover Farms Co.61.70
3 Geilich, Abraham—John G Philbrick & Bro. .....494.24
3 Goldstein, Levy—N Y Butchers Dressed Meat Co..... .....248.55
4 Grady, Patrick—Childs H Childs et al.219.41
4 Gottlieb, Jacob—Fannie Meyers.....139.41
4 Goldberg, Jacob—Gerson Kleinfeld et al. .....447.91
4 Gleich, Harry M—Moses Lamner et al.34.65
28 Halbads, Chas E—John A Minaldi .... 94.65
28 Herbst, Abram—Meyer Lippman ..... 421.63
28 Horn, Charlotte* and Charles—Hadley M Green ..... 379.72
28 Herrington, John J—Central Foundry Co.. ..... 268.97
28 Herrington, John J and Edw C——the same. ..... 94.44
30 Harnden, Francis—Isidor Scheinbein....219.95
30 Herrnstadt, Simon—Marcus M Marks....50.84
30 Hartung, Edmund G—Jerome J Wilson.... ..... 113.14
30 Hofstadter, Meyer—Samuel Klepner....303.71
1 Hatch, J Leffingwell—Mary E Strong..234.72
1*Henriques, Clifford—Wm A Juch ..... 332.55
1 Hanlon, Philip O—Wm E Brower ..... 38.51
1 Hollingshead, Roy K—U S Lithograph Co. ..... 317.96
1 Hill, Geo H—John J Sheehan ..... 444.72
1 Herrington, Edw C* and John J—John Simmons Co ..... 529.41
2 Hittesheimer, William—Peter Igoe et al.331.04
2 Holland, David—Robert H Armstrong et al ..... .....209.00
2 Hoffman, Mayer—Bernard Horn et al..121.30
2 Hoff, Chas L C—Helen B Powers....151.65
2 Howard, Louis C—Goodyear Tire & Rubber Co..... .....64.88
3 Hoh, August—Henry Dreyfuss .....121.90
3 Hagenbucher, Frank—Wm J Anderson..23.97
3 Hofman, George—Sonn Bros Co.....320.31
3 Hendrick, Frank—Aeolian Co.....30.78
3 Hansen, Dethlef C—Aeolian Co.....37.72
3 Handel, Benjamin—Western Distillery Co. .....45.21
3 Holston, Frithjof A—Art Novelty Co...330.34
3 Hirshkowitz, Fanny & Samuel—Max Feld. .....224.72
3 Hillinger, Yetta—Wolf Wealcatch.....260.33
4 Harrison, Henry—Louis Bralower et al..88.17
4 Hammond, Louis E—W R Ostrander & Co. .....79.30
4 Hardman, Frank—Tenuis H Van Brunt et al..... .....47.87
4 Hinschel, Frank—Franklin L Sheppard et al..... .....107.66
4 Harris, Louis & Samuel—David Shapiro. .....184.01
4 Horn, George—Curtis Blaisdell Co....86.92
28 Isaacman, Max B—Jacob Dold Packing Co. .....156.27
28 Jenks, A Murray—Alim C Cass ..... 70.41
28 Jotis, James—Frederick Huhn ..... 39.74
28 Jaffe, Benjamin—Schwab Bros Co.....121.63
1 Jewel, Julius—Wm H Holzapfel ..... 74.41
2*Jaffe, Meyer—Harry Gropper et al.....76.04
28 Kurzman, Elias—Julius M Rosemann..133.95
30 Kupperberg, Isaac—Maurice J Katz....340.65
30 Kanrich, Simon—Philip Slabodsky et al.. .....118.37
1 Kingsbury, Audrey—Elise S Freisinger..89 65
1 Kahn, Harris—Excelsior Floor Arch Co.141.10
1 Kirkpatrick, Robert T—Edw P Floyd Jones. .....388.91
1 Kalchheim, William—Louis Speigel .... 319.70
2 Krimsky, Isaac—Davis Materson.....141.59
2 Krims, Robert——the same .....141.59
2 Kern, Lewis—Joseph Stern et al.....380 20
2 Kahn, Ben—U S Lithograph Co.....203.81
3 Kinwood, Samuel—Israel H Maaget...119.41
3 Kalisky, Harry A—Bertha Spellman..385 65
3 Kohen, Samuel—Louis Seiler .....47.71
3 Kleinman, Raymond—J C Bogert Co...168.51
3 Kennedy, Patrick J—James Plunket..408.97
3 King, Andrew J C Lyons Bldg & Operating Co..... .....13.08
4 Kleinfeld, Beckie—Am Radiator Co...220.75
4 Kelleher, Kathleen M—August Ripperger, Jr..... .....1,640 30
4 Klapper, Harry—J Frank Knorr et al..97.76
30 Lebraf, Nial—Patrick J McMahon.....312 22
30 Ligerty, Heron—Thomas Clinchy..... 192 33
1 Luethy, Herman—Geo H Bruck et al..377.69
1 Lowenberg, Eugene—Ritter Realty Co..78.01
1 Lubasch, Otto—Max Greenebaum ..... 371 11
2 Levin, Sam—Bernard Horn et al.....319.91
2 Lipschitz, Jacob—Harry Gropper et al.76 04
2 Levin, Sam—Bernard Horn et al.....121.30
2 Laux, Jacob—Abraham Frolenheim....500 42
2 Levy, Jacob—Simon Lefkowitz.....114 02
2 Levine, Bessie—J Rheinfrank & Co.....36 91
2*Levine, Solomon—Geo F Moore, Inc..190 76
2 Lennon, Alice—Frederick A Nokes....116 72
3 Lipkowitz, Philip—Chas F Smith.....136 05
3 Laubscher, Earnest—Hugo Prager .....40 37
3*Lubolsky, Abraham—Abraham I Levin.235 11
4 Lee, John F—Samuel Block.....12 41
4 Lieberman, Jere—Lawyers Title Ins & Trust Co..... .....88 05
4 Lucas, John—James H Parker et al..616 62
4 Laird, Frank S—Thomas M Applegarth.136 50
4 Lippman, Harry—Leonardo Corio.....94 72
4 London, Albert—Robert H Young.....288 12
4 Lowe, Allen—Katherine Daniel .....49 57
28 Mooney, James F—S Morrell Benner..295.31
28 Meyer, Adolph, Jr—Darwin R James, Jr.. .....208.87
28 Martin, Ralph—Louis Gorsel .....63 35
28*Manucco, Paul—Frederick Humm.....39 74
28 McGieban, Cornelius D—Daily Attractions in New York ..... 60 67
30 Marath, William—Chas F Mattlage & Sons ..... 24.75

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30 Minster, Isidore—Max Swirsky et al....51.00
30 Martin, Geo R—Jacob Bauman .. costs, 32.65
30 McManus, Arthur J L Maude A Kelley.. 174.90
30 Mittledorf, Asher & Meyer Solomon Sheff. 84.65
1 Maguire, Frank J—John Lees ..... 90.05
1 Muriano, Vincenzo—Foundation & Contracting Co ..... costs, 63.18
1 Moore, Chas C—Wallace W Bruce .... 39.41
1 Miller( Hugh—Lorena Co ..... 154.73
1 McClelland, Robert Nora Ryan ..... 224.61
2 Morgenroth, Isaac—Rudolf Gersman...120.98
2 Murphy, John—Am Ice Co.....37.47
2 Meacle, Catherine—Charles Izmirian...114.18
2 McCarthy, Wm T—Chesebro Whitman Co... .....166.91
2 McLaughlin, Frank Edw A Freshman.211.44
2 Mayor, Jack Quincy F Cushing.....42.31
2 Miller, Samuel—Wm A Thomas Co....221.59
2 Montanye, Austin F—Wm J Montanye.1,926.80
2 Mowbray, Wm E—Wm H De Forest, Jr.67.35
3 Martin, Louise—People, &c .....50.00
3 Murphy, John H—Nellie H Miller.....50.28
3 Moore, James—James Plunket et al.172.40
3 McLean, Robert J—Edward Hymes et al. .....69.41
4*Meyer, Adolph, Jr—Joseph Kaplan....145.90
4 Many, Robert H—Martin H Healey..1,569.07
4 Murphy, Richard F——the same ....1,569.07
4 Mulvaney, Mary C—Robert S Moore....33.00
4 Morris, Morris B—Louis Lese et al....22.65
4 Milliken, Wm A—Arthur C Booth.226,628.93
4 Merryash, Louis—Robert H Young....288.12
4*Marcus, Morris—J Krank Knorr et al..97.76
4 MacNicholl, Wm A—Stowe & Eddy Co.94.62
30*Nitto, Charles—Ruy Suarez & Co.....24.21
30 Nankeville, Wm E—Haverly Co.....9,266.20
1 Nash, Henry P—Wm H Van Steenbergh.. .....174.94
1 Neuman, Wm G—John Brewer et al....174.67
2 New, Jennie—Octavia A Moss.....257.01
3 Nehring, Ulrich—New Evening Journal Pub Co.....137.97
3 Normoyle, Michael—Max Feld .....224.72
28 Osterman, Lester—Mortimer B Newman... .....617.59
2 Ogden, Kate—People, &c.....25.00
4 Osgoodby, Russell H—New Haven Clock Co. .....208.44
28*Perham, Henry B, prst.—Michael M Dolphin. .....1,968.45
28*Pierson, Thomas M, vice-pres——the same.. .....1,968.45
28 Paradise, Teresa—Robert G Wilson....214.65
30 Pratt, Carolina A—William Zilliakus..231.81
1 Phillips, John—D Theodore Kelly ....2,635.02
1 Parrelli, Charles—Joseph Monett .... 107.71
1 Powell, Edw H—Martin J O'Brien .... 41 07
2 Presutty, Nicholas—John V McEvily Co.426.92
2 Pariser, Abraham M—Julius H Reiter..39.91
2 Pastor, Gershern—Wm A Thomas Co...79.26
3 Peck, Louis—John Best .....113.96
3 Prago, Wm L & Louis—Jefferson Bank.73.41
4 Preber, John J—Samuel Black.costs, 12.41
4 Pullman, John—Abraham Cohen.....154.30
4 Pang, Wm C A—Amelia Phyfe.....79.41
4 Philips, Wm G—Sigourney M Burnham.56.41
4*Pickles, Frederick H—Ntl Bridge Works. .....987.48
1 Quimby, Fredk J—Paul Shortland .... 517.83
28 Rod, Barnet W—William Rosenbaum et al.. .....270 25
28 Ryan, Lawrence & Frank—Warren Ross et al .....152.48
28 Ries, Herman J—Sigmund Galewski .... 27.19
30 Rod, Chonas—Maurice J Katz ..... 340.65
30 Rosen, David and Rosie—Emil Hermann.. .....114.72
1 Rod, Barnet W—Mayer Malbin et al....240.80
1 Reichard, Herman—Louis Spiegel .... 319.20
1 Rudy, Nicholas—Ora B Coates et al....178.82
1 Rendle, Arthur E—Chas JChapman.... 82.04
2 Rod, Barnet W—Carrie Toscani et al..162.72
2*Rothberg, Joseph—Julius H Reiter....30.11
2 Rockmore, Louis* & Alex—Bernard Horn et al .....319.91
2 Rosen, Joseph—Bertha Rauth.....119.91
2 the same——the same .....90.91
2 Robinson, Frederick M—First Ntl Bank of Bayonne, N J.....4,040 23
2 Rolfe, Frederick—The Royal Tailors....29.41
2*Rosenblum, Alexander—North Side Bank of Brooklyn .....318.90
2 Rabinowitz, Morris—Pittsburg Plate Glass Co.....458.50
3 Rabinowitz, Osias—Louis Sepler .....67.33
3 Rosenberg, Charlie—Hartman F Gundrum. .....398.90
3 Romm, Hyman—Max Horowitz et al...52.31
3*Richter, Adolph—Edward Poppe Co....72.41
3 Roger, Charles or Roger Spitz—Revillon Freres .....102.22
3 Rod, Barnet W—John Best .....396.47
3 Rockow, Abraham—Johnson & Johnson.117.26
3 Reichenbach, John G—Joseph Spiero...39.83
3 Raymond, Wm H—Smith & Wessler Co.391.71
3 Reid, Homer—Simon Sichel et al....293.81
4 Robinson, William—Hyman Kessner....34.61
4 Rosenson, Samuel—N Y Butchers Dressed Meat Co.....149.23
4 Riker, Carroll L—John J Bowes.....586.11
4 the same——the same .....395.86
4 Rod, Barnet W—Am Radiator Co.....318.85
4 Rosenhaus, Isidore—Payson Varnish Co.44.21
4 Rockmore, Abraham—Moses Launer et al. .....34.65
28 Schmidt, William—Carl Fuerhr .. costs, 32.41
30 Schanchenberg, Herman A—John A Schatzler et al .....17.28
30 Saalfield, Elizabeth J—John G Ambler..14.66
30 Sugarman, Solomon—Bank Law Pub Co... .....159.87
30 Smith, Geo D—Geo L Storms & Co .... 129.20
30 Smith, James A—Michael J Drummond... .....2,935.98
1 Sternberger, Morris—Walter C Martin..140.00
1 Shapira, Louis—Caroline Brickelmaier et al. .....100.51
1 Small, Abraham—Martin Kellow ..... 554.67
1 Schmookler, Isador—Louis Spiegel .... 319.70
1 Spies, George—J C Bogert Co ..... 89.31
2 Sommello, Giuseppe & Maria—Theodore Palumbo .....112.41
2 Schachner, Morris—Abraham Fredenheim. .....500.42
2 Silber, Joseph—Morris Schechter....1,942.42
2 Simpson, Nicholas—North Side Bank of Brooklyn .....318.90
2 Stetson, Thomas—Lucy C Butman....153.12
2 Seckel, Christine F—Helen J Erickson..89.91
2 Staff, Emanuel—Daniel A Shaw.....135.06
2 Shipman, Frank J—Marie Schmauk....95.61
2 Swartwout, Frank G & Everett W—E Dairs .....69.72
2 Schmidt, Katie—Julius Schmidt..costs, 28.86
3 Schlossman, Sam—Samuel Rodman....266.00
3 Schneider, Nanette L—James C Forbes..... .....1,271.71
3 Secor, Richard J—Stowe & Eddy Co....63.00
3 Sugarman, Abraham—John A Philbrick & Bro.....494.24
3 Sherman, Peroy W—Louis Silverman..517.50
3 Shapiro, Aaron S* & Isaac L* & Philip D—City Fireproofing Co .....207.78
3 Secor, Chas A—Am Surety Co of N Y..26.61
3 Sacks, Simon—Nassau Newspaper Delivery Express Co.....213.49
3 Spitz, Roger or Charles Roger—Revillon Freres .....102.22
3*Scoboloff, Max—John Best .....113.96
3 Stevenson, Robert—Yvonne Graham .301.82
3*Sarno, Rudolph—Max E Bloch.....114.47
3*Simon, Louis——the same .....114.47
3 Stahl, Frank—Henry Dreyfuss .....121.90
4 Stein, Samuel—Schwarzschild & Sulzberger Co.....828.85
4 Swanholm, Chas J—Nathan Erenstoft...40.75
4 Shakin, Isidor—Levy Goldstein.....122.68
4 Schultz, Louis W—Allen Fitch..costs, 115.45
4 Schod ky, Max—J T Dill Co.....38.31
4 Stamp, Frederick—Wm K Gold.....209.91
4 Sexsmith, Alfred W—Edw A Scott....240.41
4 Spivak, Joseph—Edward Koscherak....138.92
4 Sprickerhoff, George—David Gordon..... .....costs, 198.25
4 Scharnberger, Gustave——the same..... .....costs, 198.25
4 Stuurman, John H G, Jr—Pine Products Co. .....269.02
30 Travin, Samuel, Jr—Abraham Nemirowsky. .....84.49
1 Travin, Samuel—Marx Alter ..... 29.41
2 Tileston, Clarence A—Charles Barry...98.15
3 Thomas, Andrew J—Michael F O'Neill.146.87
3 Trowbridge, Austin C—Chas M Cass et al. .....1,060.49
3 Tripp, Dwight K—Patrick J Maloney..748.86
4 Tung, Lee—Lun Gee Tong.....128.36
30 Uellendahl, Albert—Carl Neppach .... 158.04
3 Ufland ,Louis & Harry—Rachel Lesser..119.85
4 Underwood, Herman M—Meyer S Blumberg. .....167.70
3 Vose, Samuel J S—Eugene C Potter et al. .....91.81
28 Wolfson, Samuel—Joseph Gold ..... 79.38
28 Wallenstein, Samuel—Albert Cohen .. 351.15
28 Weidl, Louis—Budde & Westermann .. 17.39
30 Weissberg, Jacob—Maurice J Katz .... 340.65
30 Wagner, Henry C—Ebling Brewing Co..397.62
30 Weston, Harold E—Mark C Meagher..188.97
30 Werder, Jessie M—Mussgiller, Mangels Co. .....540.12
1 Wendelburg, Alexander—James G C Hamilton .....538.91
1 Walton, E Errold—Wm A Snead .... 579.41
1 Wolf, Charles—Henry M Mayper .... 34.41
2 Ward, Joseph—Wm J Davidson.....206.41
2 Walter, Edw T—Harry Lipschuetz....218.62
2 William, John—Orpheum Co.....costs, 32.41
2 Weinstein, Louis J—Mail & Express Co.23.81
3 Weiss, Adolf & Morris—Josef Rosman..84.65
3 Wagner, Henry C—Mallard Distilling Co. .....124.41
3 Walsh, John C—H B Christensen Co....62.22
3 Woods, Edward—Leopodine Obendorfer et al. .....329.41
3 Weening, Joseph—Moses L Van Moppee.519.65
3 Wiggins, Frank E—Joseph Adelson et al. .....148.21
3 Windeler, Peter—Crandall & Godley Co. .....272.68
4 Weber, Paul—Frank McCormack.....169.41
4 Wilfong, Geo C—Hotel Rennert of Baltimore City .....245.03
4 Wilchinsky, Harry—Washeit Pub Co...74.65
1 Yetter, Andrew B—Arnold C Weil et al.. .....costs, 32.41
30 Zudek, Harry—Isidor Scheinbein.....219.95
30 Zachs, Oscher—Maxwell E Slutsky .... 65.00
2*Zaconick, Marie—Bertha Rauth.....119.91
2* the same——the same .....90.91
3 Ziegler, Herman—Edward Poppe Co..103.79

CORPORATIONS.

28 Santa Clara Lumber Co—St Regis Paper Co. .....174,204.61
28 Terhune, Jr, & Co—James M Shaw.....85.88
30 The Greater N Y Extracting Co—Maurice J Katz .....340.65
30 D E Baxter & Co—Chas M R Ward ....333.12
30 Alfred Boote Co—Clay B Acken ..... 891.35
30 Buchan's Soaps Corporation—Merchants Review Pub Co .....626.06
30 Aaron Miller Realty Comp—Isidor Scheinbein .....219.95
30 Gleich & Rockmore—Gatius Fireproof Con Co .....123.41
30 The Haverly Mastodon Minstrels—Haverly Co .....9,266.20
30 New York Pneumatic Service Co—Henry A Schmohl .....419.72
30 Buzzini & Co—Gilbert T Sutterley et al..82.25
30 G L Steinreich & Co—Daniel Stern.... 200.49
1 N Y City Ry Co—Edward Coffey ..... 50.00
1 Westminster Realty Corp—N Y Telephone Co. .....129.50
1 Kinnears Hod Elevating Co—Hencken & Willenbrock Co .....37.70
1 Phoenix Lead Co—Thornton Earle .. 2,739.86
1 Wilkes Construction Co—Richard Buyer.. .....122.30
1 American Hydrolit Co—Menko H Wolfe et al .....89.33
1 Atlantic Cement Co—Theodore Koehler..416.41
2 Alfred Boote Co—Chas A Christman...273.46
2 Manhattan Damp Proofing Co—Henry M Toch et al .....25.72
2 Citizens Independent Ice Co—Frank McLear & Bros .....110.25
2 New Jersey Automatic Beverage Co—Liquid Carbonic Co.....281.91
2 Trident Tire Co—Goodyear Tire & Rubber Co.....119.67

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2 H-O Company—Walter W Fawcett....526.82
2 J Franklin Whitman Co—Frank Dobson.47.76
2 Blessington Co—Andrew Kallas et al..266.30
2 The R N McCandlish Kinney Co—Gaol Wallin et al .....costs, 27.65
3 The Underwriters Engineering & Construction Co—Sessions Foundry Co.....90.95
3 Buzzini & Co, Inc—Simpson Hendee & Co. .....524.33
3 The Structural Concrete Co—United Building Material Co..... .....1,118.01
3 Lexington Hotel Co—Tower Mfg & Novelty Co..... .....117.57
3 Gleason Peters Air Pump Co—New Publication Co..... .....192.24
3 New York City Ry Co—John J Murphy.493.30
3 Equitable Accident Co—Moses Schlansky. .....519.72
3 the same—the same .....230.22
3 Kohl Hepp Brick Co—Broadway Trust Co. .....2,536.15
4 The Lexington Hotel Co—Schwarzschild & Sulzberger Co..... .....1,886.55
4 Kohl Hepp Brick Co—American Process Co. .....804.29
4 Terhune, Jr, & Co—Gustav Helmstetter.86.86
4 Siphon Milk Co—Merritt B Miller et al.148.95
4 Boylston Construction Co—Thomas J Pipitone et al .....163.20
4 Samson Realty & Construction Co—Empire City Wood Working Co.....937.96

## SATISFIED JUDGMENTS.

Sept. 28, 30, Oct. 1, 2, 3 and 4.

Adams, Louis B—L Gleiss. 1907.....199.32
Bendit, Henry—A Galdwell et al. 1892....379.09
Brafstein, Abraham—C F Siegelstein. 1907.. .....$59.41
Bradley, Michael—M Loeb et al. 1905....234.91
Bannon, Rose—B Altman et al. 1907....730.31
[1]Blair, Rebecca & Moritz Zeisler—H Spieman. 1907.....434.41
Curtis, Henry R & Edwin A Goates C Booth et al. 1907 .....9,255.91
Same——F H Sellman et al. 1898.....1,639.39
Same——C Bittel et al. 1898 .....1,176.60
Domico, Raffaelo—J Beck et al. 1907....312.51
Dixon, Elmer R—A Ruhe. 1905.....268.22
Danziger, Simon—P Lehrer et al. 1906 ..405.40
David, James—U S Guarantee Co. 1907..203.66
Engel, Martin—N D Stern. 1907.....528.88
Forman, Theodore—James Rowland & Co. 1907 .....558.36
Geiger, Charles & Solomon Braverman—M I Strumsky. 1907 .....876.93
Geller, Joseph—A Prince. 1893.....125.24
Goldstein, Charles & Benjamin—L Siegbert et al. 1906 .....266.53
Halleran, Aloisius G—Alfred Peats Co. 1907.101.04
Kernochan, Geo E—A Sharp. 1896 ..... 162.92
Kosson, Adelheid—J C Fargo. 1907.....106.90
Kiefer, H Prime—W McConihe. 1907.....42.65
Lewine, Julius—N Y, N H & H R R R Co et al. 1907 .....110.70
Lowe, William—J Bloch. 1906.....754.09
Lewin, William—S De Young. 1902.....61.22
Lewin, William—S De Young. 1902.....61.22
Light, Benjamin & Meyer Weinberg—M Resnick. 1907 .....922.74
Same——same. 1907 .....152.94
Lavelle, John H & George H Hill—Dimock & Fink Co. 1907 .....780.11
Minton, Maurice—C L Farrington. 1907..81.31
Morris, Julius—L Schlesinger. 1906 .... 200.00
[1]McCort, Frank G—Metropolitan Street Ry Co. 1907 .....108.88
Mintz, Louis or Louis Silverman—A Simon. 1907 .....1,188.82
Pierce, Louis—J Finck. 1907.....610.57
Parsons, Geo F & Stephen M Ganum—C Repetti. 1899 .....100.23
Nagle, Rudolph J & Herman Plate—J E Nichols et al .1900 .....288.21
Seligman, Minnie—E S Bittelheim. 1900..96.54
[3]Salvatore, Petro—W T Hookey. 1907...1,424.27
[1]Spain, David—J Kottek. 1907 .....13.65
Schoen, Cecilie—S Miller. 1907 .....33.01
Stoeckler, Frank—Julius Wielor Co. 1902..105.31
Siegmeister, William & Barnet & Isidor, also Isaac Rothfeld—S Bendick. 1907 .....239.15
Soresi, Leonardo—C S Bloch. 1907 .... 115.40
Weinstein, Israel—S Mayer. 1898 ..... 812.73
[2]Weinberg, Julius, David Perlman and J Weinberg & Co—John C Orr Co. 1907.....2,602.69
Weinstein, Chas I—J Jordan et al. 1907...320.67
Wales, Henry P—E E Tully. 1905.....117.67
Wallenstein, Saul—L C Lockwood. 1907.1,034.90
William B Nisbet Co—H Alperstein. 1907..46.11

CORPORATIONS.

[1]Beadleston & Woerz—J A Hayes. 1901... .....274.94
Portland Realty Co, David Perlman & Abraham Bernikow—V Contessa et al. 1907...219.41
The Mutual Reserve Life Ins Co—J Moore. 1907 .....4,158.83
Wabash R R Co—M Willinsky. 1907 .... 618.32
The Home Ins Co of City of N Y—A Prince et al. 1907 .....92.45
Same——same. 1905 .....4,205.61
[1]The New York Contracting Co, Pennsylvania Terminal—H Gordon. 1907 .....329.41

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Sept. 28.

247—Amsterdam av, w s, whole front between 134th and 135th sts, 199.10x100. Casmento Roofing Co agt Interborough Building Co.510.00
248—10th st, Nos 466 to 472 East. Gildo Ferrando agt Max Rubin and David Perlman.. ..... 150.00
249—Amsterdam av, s w cor 170th st, 190x100. Central Radiator Co agt Miller & Mofsenson and Builders Heating Co .....1,025.09
250—Lafontaine av, s w cor 178th st, 25x100. Thomas B Bowne & Son Co agt J Chas Weschler and Andrew J Thomas .... 2,284.79
251—Washington av, e s, 200 n 171st st, 50x122. Central Radiator Co agt Hall, Williams & Grodinsky and Builders Heating Co....639.83
252—Tiffany st, n w cor 165th st, 93x68. Same agt Frankenfeldt & Lippmann and Builders Heating Co ..... 323.87
253—Broadway, s w cor 142d st, 100x100. Same agt Elias Sussaroff and Builders Heating Co. ..... 1,042.87
254—Amsterdam av, n w cor 109th st, 100.10x100. Same agt Irving Judis and Builders Heating Co ..... 642.80
255—56th st, No 57 East. Same agt Mary H, Wm C & A Edw Lester and Builders Heating Co ..... 219.77
256—138th st, Nos 33 to 37 West. Samuel Adams agt Herman B Goldberg and Robert G Idstein ..... 205.00
257—85th st, No 556 East. Central Radiator Co agt I Ullman and Builders Heating Co.97.58
258—East Houston st, No 342. Louis Golden agt Sarah Teitelbaum and John Greif....740.00
259—Lexington av, Nos 63 and 65. Ronalds & Johnson Co agt Bernard Reisch and Thomas Clinchy ..... 750.00
260—161st st, No 628 East. Louis Sonkin agt Joseph Finenger ..... 25.90
261—156th st, n s, 200 e Broadway, 275x99.11. Nathan Reisler agt Louis Meryash....6,700.00
262—143d st, Nos 294 to 300 East. Geo E Sealy agt Morris & Sussmann and Barnet W Rod.. ..... 104.00
263—42d st, s s, 40 w 7th av, 20x49.5. Edward Dadlott agt John R Levison ..... 335.00
264—170th st, Nos 304 to 310 West. Rubin & Marcus agt S & R Construction Co....1,200.00
265—Hamilton pl, w s, whole front between 143d and 144th sts, —x100 .....
Broadway, e s, whole front between 143d and 144th sts, —x100 .....
M Rauebon & Co agt John V Signell Co and Alfred Boote Co ..... 1,400.00
266—Central Park West, n w cor 85th st, 100x125. Same agt Gotham Building Co and Alfred Foote Co ..... 426.70
267—Shakespeare av, e s, 127 n 169th st, 25x100. Henry G Silleck, Jr, agt Wm H and Alice F Carr and Rose Bros ..... 474.81
268—Anderson av, w s, 164 s 165th st, 25x100. Same agt R S Garton and Rose Bros. ..... 448.63
269—Satisfied.
270—1st st, No 91. Adolph Shapiro et al agt Klar Bros and Theodore Schwartz .... 244.97
271—Hamilton pl, w s, whole front between 143d and 144th sts, —x—
143d st, n s, 90.2 w Hamilton pl, 75x99.11..
Rudolph Seus agt John V Signell Co..11,500.50
275—Livingston pl, No 17.....
100. E F Keating Co agt Irving Judis and Builders Heating Co ..... 579.24
273—Wales av, e s, 165 s Dawson st, 112x100. Same agt Dawson Realty Co and Builders Heating Co ..... 659.04
274—143d st, s s, 150 e 7th av, 250x100. Same agt Pekeluer Bros and Builders Heating Co. ..... 872.18
275—Livingston st, No 17 .....
Essex st, No 33 .....
100th st, Nos 306 to 310 East .....
Sam Friedman agt Louis Livingston, Meyer S Perlstein, Abraham Samuels & Sam Horowitz ..... 121.21

Sept. 30.

276—Broadway, s w cor 142d st, 100x100. E F Keating Co agt Elias Gussaroff and Builders Heating Co ..... 217.83
277—56th st, No 55 East. Same agt Wm C, Edw A and Mary Lester and Builders Heating Co ..... 107.56
278—Lenox av, n e cor 135th st, 100x100. Same agt McKinley Realty Co and McKinley Realty & Construction Co and Builders Heating Co. ..... 624.25
279—Prospect av, n w cor Boston road, 250x130. Same agt Harris & Siegel and Builders Heating Co ..... 228.66
280—85th st, No 556 East. Same agt I Ullman and Builders Heating Co ..... 34.21
281—Lafontaine av, s w cor 178th st, 25x100. David Miller agt Chas J Weschler and Andrew J Thomas ..... 1,400.00
282—Central Park West, n w cor 85th st, 100x125. Robert Rossman agt Gotham Building & Construction Co and Alfred Boote Co..102.97
283—Madison av, No 51. T J Fanning, Inc, agt Madison Square Garden Co, owner; Electrical Show, Inc, lessee; New York Edison Co and James Milne ..... 825.00
284—127th st, Nos 75 and 77 East. E F Keating Co agt Louis Levine and Builders Heating Co ..... 73.65
285—59th st, No 311 West. Henry F Rumpe agt Rosalie A Oakley and Ely J Rieser..135.00
286—Satisfied.
287—114th st, No 203 East. Adolf Hopp agt John Adler and M Koupal ..... 19.00
288—116th st, No 203 East. Same agt same. 81.10
289—74th st, No 345 East. Jacob Brenner agt Fred Gottlieb and Antonio Sutera ..... 50.00
290—116th st, Nos 10 to 24 West. John F Cronin agt First Hungarian Congregation Ohab Zedek and Schaefer Carroll Construction Co ..... 71.08
291—Broadway, Nos 1876 to 1880. Thomas J Brooks agt Mary E A, Rebecca A D and Ella V E Wendell, Motor Mart and Frank E Malone and John T Finn .....290.00
292—Amsterdam av, s w cor 170th st, 100x190. John Murray agt Miller & Mofsenson and Builders Heating Co ..... 21.23
293—Broadway, e s, whole front between 158th and 159th sts, 200x125. Same agt Fluri Construction Co and Builders Heating Co.. ..... 38.09
294—Broadway, s w cor 142d st, 100x100. Same agt Elias Sussaroff and Builders Heating Co ..... 437.60
295—91st st, No 312 East. Campbell Supply Co agt Abraham Selinger and Otto J Grass, Jr .....150.64
296—144th st, n s, 100 w 7th av, 130x99.11. Isaac Werbst agt Louis Rosenberg & Lazarus Perelson ..... 150.00
297—8th av, 150th and 151st sts and Macomb's Dam road, whole block. Eastern Marble Co agt S & R Construction Co ..... 550.00
298—Union av, n w cor 150th st, 25x100. Henry G Silleck, Jr, agt Paul Doino ..... 212.70
299—8th st, Nos 311 and 313 East. United Cornice & Skylight Works agt Annie Kurzrok ..... 128.00
300—3d av, Nos 265 to 279. Wittcoff & Altman agt Goodman & Shupper and Krumholtz & Magid ..... 190.00
301—Hull av, w s, 100 s Woodlawn road, 125x 110. Harry Alexander agt Mary A Costello and Thomas F Costello ..... 270.00

Oct. 1.

1—Barnes av, e s, 995 n Morris Park av, 50x 100. Alexander Obright agt A Ricordi & J Laquidara ..... .....100.00
2—156th st, Nos 531 to 545 West. John Norton agt Louis Meryash ..... 4,750.00
3—98th st, s s, 450 w Central Park West, 25x 100.11. Frank W Herter agt Joseph Levine ..... 477.00
4—181st st, s s, 100 w Audubon av, 125x119. Rudolf Geismann agt Wm H Bingham Plumbing & Contracting Co and Wm H Bingham. ..... 1,416.45
5—13th st, No 346 East. Frooks Engine Co agt Michael Goldman and Bernard Edelhertz ..... 31.75
6—Av A, Nos 1435 and 1437. Harry Gittelman agt John Miller, John Adler & John Finneran and Jacob Suskind ..... 36.00
7—10th st, Nos 34 and 36 East. Andrew J Waddell agt Brander & Co and Samuel Jackson. ..... 32.40
8—Broadway, s w cor 46th st, 128x118. The Corrier Construction Co agt 46th Street & Broadway Realty Co ..... 6,000.00

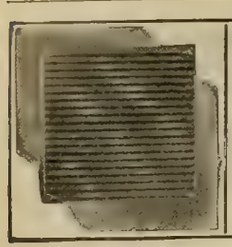
Oct. 2.

9—Lafontaine av, s w cor 178th st, 25x100. James W Sheridan agt Andrew J Thomas and J Chas Weschler .....947.00
10—181st st, s s, 100 w Audubon av, 125x119. Thomas Stone agt William Bingham Contracting Co and William Bingham.....625.00
11—Broadway, e s, whole front between 158th and 159th sts. E F Keating Co agt Fluri Construction Co and Builders Heating Co. .....1,325.67
12—Amsterdam av ,n w cor 109th st, 100.10x 100. Same agt Irving Judis and Builders Heating Co..... .....579.94
13—Lexington av, Nos 61 to 65. Louis Bossertt & Son agt Elizabeth A Hayes and John Jordan & Son... .....1,898.31
14—101st st, s s, 100 e 1st av, 100x100.11. Joseph Rosenblum & Co agt Anna Cirrito and Ratzkin, Berman & Prudovsky.....537.60
15—Hudson st, No 422. Richard G Hach agt Julius Wolford and Albert Dubois.....35.00
16—Riverside Drive, s e cor 97th st, —x—. David Knaus agt Robert T Lyons.....225.00
17—Brown pl, e s, whole front between 136th and 137th sts, 200x90.....
133d st, n s, 210 w 5th av, 100x99.11....
Klingenbeck & Co agt John Maisel and Max L Rohman .....1,560.06
18—8th st, Nos 311 and 313 East. Schwartz & Steiner agt Raphael Kurzrok and Annie Kurzrok .....23.80
19—90th st, No 315 West. Edwin Bumble agt Isabella M Jordan and John Jordan....934 63
20—3d av, Nos 267 to 277. Nathan Hirschhorn et al agt Joe Goodman, George Schuppert and Krumholz & Magid .....540.00

Oct. 3.

21—176th st, n s, 100 w Amsterdam av, 170x 100.....
177th st, n s, 100 w Amsterdam av, 170x 100.....
Isaac Cohen et al agt Abraham Bernikow, David Perlman and Portland Realty Co.4,675.00
22—85th st, No 556 East. Racich Asbestos Mfg Co agt I Ullman and Builders' Heating Co. .....14.32
22—7th av, n w cor 35th st, 75x75. Same agt Libman Contracting Co and Builders Heating Co..... .....16 94
24—Mulberry st, Nos 209 and 211. Herman Hurwitz agt Michael Baum and David Pearlman..... .....95.00
25—46th st, No 606 West. Louis Berger agt John Epstein and S Amchanitzki.....53.00

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26—1st av, n w cor 30th st, 25x75. Herman & Son agt H Koehler & Co and Hansen & Hansen .....146.00
27—8th st, Nos 311 and 313 East. Louis Krause agt Raphael Kurzrok.....100.00
28—Tremont av, Nos 1007 and 1009. Louis Rifkin et al agt Ignaz Modry and Louis Wiener. .....445.00
29—Lexington av, Nos 61 to 65. Edward A Kyle agt Elizabeth A Hayes, Bernard Reich and John Jordan & Son.....1,000.00
30—Valentine av, Nos 2969 to 2973. American Radiator Co agt Wm C Bergen and Joseph F Murray .....392.26
31—Grand av, No 2595. Same agt Thomas H Thorn and Joseph F Murray .....158.93
32 Marion av, No 2558. Same agt John Young and Joseph F Murray .....148.31
33—Marion av, Nos 2777 to 2783. Same agt Wm C Bergen and Joseph F Murray....604.58
34—Avenue B, s e cor 11th st, 50x100. Martin Ackerman agt Ignatz Eisner, John Gordon and John Stern .....415.00
35—Park av, n w cor 97th st, 50x100. Wm A Thomas Co agt Isaac Fox, Jacob Hofbinder and Joseph Schallek .....378.51
36—82d st, No 124 West. Isaac B Miller agt John Doe and Henry F Clarke .....12.50
37 83d st, Nos 142 to 148 West. Same agt John Doe and Henry F Clarke.....19.00

Oct. 4.

38—116th st, s s, 200 w 5th av, 100x100. Pelham Operating Co agt First Hungarian Congregation Ohab Zedek and Schaeffer Carroll Construction Co.....35.00
39—124th st, s s, 265 w 2d av, 116x100. Leon Noll agt Hyman Horwitz and Ratzkin, Berman & Prudovsky .....700.00
40—Mulberry st, Nos 209 and 211. Keshin, Blitstein & Co agt Michael Bonn, David Perelman, Jacob Levine and Ike Rubin.250.00
41—Av A, No 218. Ike Pearlman agt Regina Blaiman, Jacob Iseeks and Otto Goodman. .....120.00
42—59th st, No 311 West. John J Fogarty agt Rosalie A Whitney and Ambrose A Gavigan. .....450.70
43—Same property. Same agt same....625.00
44—125th st, Nos 16 to 20 East. Edward Segal agt John Doe and Anton Bonagur..200.00
45—All franchises, rights, &c, of New York City Ry on 1st av, from 59th to 125th st. Atlantic Cement Co agt New York City Ry Co.....18,865.51
46—125th st, Nos 205 & 207 West. C C Bohn Electric Co agt estate Benjamin Lichtenstein, Hurtig & Seaman and Benedict M Beck .....300.00
47—Mapes av, n e cor 178th st, 114.6x145.2x 114.7x145.2. Antonio D'Angelo agt Herbert Realty Co .....6,430.00
48—118th st, No 362 West. Julius Braunstein agt Max M Pullman .....400.00
49—116th st, s s, 200 w 5th av, 70x100.11. James B Brady agt First Hungarian Congregation Ohab Zedek .....284.25
50—Broadway, No 155. James B Brady agt Singer Mfg Co, John T Brady and Atlantic Cement Co.....409.75
51 Aqueduct av, e s, 100 s 183d st, 50x100. E M Pritchard & Son Co agt Elizabeth Carl and Perry Realty & Construction Co.....1,347.91
52—Mulberry st, Nos 209 and 211.....
Spring st, No 48.....
Jacob Levine et al agt Michael Bonn, David Perlman and Louis Rubin.....435.00
53—Av A, No 31. Louis Berliant agt James Roosevelt, Douglas Robinson, Robert H M Ferguson, trustees, and Sam Fox.....210.00
54 Spring st, No 48. Louis W Tiedt et al agt Estate of A Giannetti and A Giannetti.140.00
55—19th st, No 21 East. Louis Hernsheim agt Mary Seaton and Walker & Perret...138.75
56—Washington av, No 972. Frederick D Shaper agt Henry Schug .....291.45
57—Water st, Nos 614 and 616. Bernard Garber et al agt Abraham Levy.....1,500.00

## BUILDING LOAN CONTRACTS.

Oct. 2.

Lenox av, n e cor 141st st, 99.11x150. Aaron Goodman loans Simon Ginsburg to erect a — sty building; 4 payments .....30,000
225th st, s s, 430 e White Plains av, 25x114. Edith L Gaines loans Emil Leske to erect a — sty building; — payments .....8,000

Oct. 4.

Randall av, s s, 50 W Murdock av, 50x100. T Emory Clocke loans Hans Anderson to erect a 2-sty dwelling; 2 payments.....2,000

## SATISFIED MECHANICS' LIENS.

Sept. 28.

Columbus av, w s, whole front between 81st and 82d sts. Henry W McMann et al agt The New Endicott Co et al. (Aug 28, 1907.) ..... $86.36
Prospect av, Nos 578 to 590. Barnet Masor agt Hercules Realty Co. (Apr 20, 1907).... ..... 1,360.93
31st st, No 322 East. Lazar Cohen agt Frederick Vogel et al. (Sept 21, 1907) ..... 345.00

Sept. 30.

223d st, s e cor Barnes av. Giovanni Cantomessa agt Frank Boyle et al. (Sept 9, 1907) ..... 65.00
2d av, No 2423. Antonio Secci agt Adolph Jacobs et al. (July 25, 1907) ..... 244.00
Arthur av, No 2371. Charles Izmiriam agt Giosue Barba. (June 18, 1907) ..... 7.60
West 11th st, No 20. Fred F Steinebacher agt Geo H Benjamin et al. (Sept 9, 1907) .....362.00
55th st, Nos 611 to 619 West. Fiske & Co, Inc, agt Jacob Racich Asbestos Mfg Co. (Aug 1, 1907) ..... 87.38

Oct. 1.

Sullivan st, No 103. Samuel Desowitz agt Pasquale Monaco et al. (Sept 5, 1907)..410.00
161st st, No 884 East. American Electric Construction Co agt Andrea Avatible et al. (July 24, 1907) ..... 30.35
[2]Hicks st, e s, 100 n Morris st. C Cipolla & Co agt Alva Durant. (July 24, 1907)..327.90
[2]Hicks st, e s, 125 n Morris st. Same agt same. (July 25, 1907) ..... 335.40
Barnes av, e s, 995 n Morris Park av. John E Badum agt A Riccardi et al. (Sept 18, 1907) ..... 740.00

Oct. 2.

Allen st, No 57. Morris Hochberg agt Rose Fray et al. (Aug 26, 1907) .....40.00
Cauldwell av, No 695. Max Wieser agt Rosa Wiederman. (Jan 30, 1907).....65.00
[3]Park pl, Nos 5 and 7. Robert E Mackay Co agt O T Mackey & Co. (May 15, 1907)..683.00
[1]10th av, No 721. Ellie Hillberg agt Patrick J Mullane. (Aug 27, 1907) .....125.00

Oct. 3.

No Satisfied Mechanics Liens filed this day.

Oct. 4.

Amsterdam av, e s, whole front between 114th and 115th sts. New Jersey Terra Cotta Co agt Polstein Realty & Construction Co et al. (Sept 18, 1907) .....1,500.00
176th st, n s, 100 w Amsterdam av. Jacob H Werbelovsky agt Portland Realty Co et al. (Sept 21, 1907) .....1,616.00
Same property. Gildo Ferrando agt same. (Aug 27, 1907) .....2,167.00
Same property. Same agt same. (Aug 24, 1907) .....1,000.00
Same property. Alfonso Lomonte et al agt same (Aug 28, 1907) .....635.00
78th st, No 115 East. Edwin Dumble agt Joseph Polstein. (Nov 15, 1906).....7,713.73
Broadway, e s, whole front between 158th and 159th sts. E F Keating Co agt Fluri Construction Co et al. (Sept 28, 1907)...1,325.67
55th st, Nos 611 to 619 West. Robert H Fishbeck et al agt Racich Asbestos Mfg Co. (July 31, 1907) .....214.34
Allen st, No 167. Abraham Mach et al agt M Helleman. (March 4, 1907).....45.00
Amsterdam av, n e cor 118th st. Kathleen E Walsh agt Abraham Felt et al. (Sept 30, 1907) .....400.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

56th st, No 55 East. Builders Heating Co on Wm C & Edw A Lester to E F Keating Co.. ..... $125.00
Lenox av, n e cor 135th st. Same on McKinley Realty & Construction Co to same.. ..... 350.00
127th st, Nos 75 and 77 East. Same on Louis Levine to same ..... 100.00
Wales av, e s, 165 s Dawson st. Same on Dawson Realty Co to same ..... 300.00
Broadway, n e cor 158th st. Same on Fluri Construction Co to same ..... 800.00
Prospect av, n w cor Boston road. Same on Harris & Siegel to same ..... 2,250.00
Amsterdam av, n w cor 109th st. Same on Irving Judis to same ..... 250.00

## ATTACHMENTS.

Sept. 28.

Lewis, John & James; S L & S Frank Horse Co; $996; Eidlitz & Hulse.

Sept. 30.

The Maryland Quarry Co; Frank A Biedler; $19,423.32; H B Walmsley.

Oct. 1.

American Bonding, Baltimore; Theresa Strasburger; $2,500; E Hall.
Beale, John; Kingan Provision Co; $286.64; Baggott & Ryall.

Oct. 2.

London, Philip; Christian Loetscher et al, trustees; $625; Eidlitz & Hulse.

## CHATTEL MORTGAGES.

Sept. 27, 28, 30, Oct. 1, 2 and 3.

AFFECTING REAL ESTATE.

Alton, A. 2004 Amsterdam av..G B Curtiss. Hardware. $550
Carti, E. 214th st, 75 ft e of Maple av..Nat M & L G Co. Mantels. 38
Same....same. Mantels. 60
Marks & Greenky. 156th st bet Prospect and Union avs..United States G F Co. Gas Fixtures. 250
Malcohn, T D. Park av, 50 ft n of 184th st.. Abendroth Bros. Ranges. 546
Norfolk Realty Co. North side 151st st and s s 152d st, 150 ft e of Broadway..National Elevator Co. Elevator. 4,900
Small & Maryash. 126th st and Manhattan av ..N Y Gas E F Co. Gas Fixtures. 297
Sire, M L. 706-8 Madison av..A B See E E Co. Elevator. (R) 1,250

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## A Moment with Finance

THE EXISTING FINANCIAL SITUATION is extraordinary in its uncertainty and in its complexity. The financial community is, indeed, precisely in the situation of a doctor's patient, who cannot recover without a surgical operation, and who is thoroughly disconcerted and scared at the prospect. The economic condition of the country early last winter was of a kind which could not endure. The business men of the United States were expanding their operations in a way not justified by their capital, and capital was bound to become too scarce for their purposes. In the same way, and for the same reasons, the labor market had reached an intolerable condition. The demand for labor was so great, and its price so high, as largely to increase the cost of conducting business, while at the same time its efficiency was decreasing. Employers could not afford to select only efficient men, because there were not enough to go around, and they were obliged to pay high wages for second-rate work. Manifestly, both of these evils could be cured only by a contraction in business. There must be a temporary cessation in the employment of an increasing volume of capital in business, and employers must again be placed in a position which would enable them to dispense with inefficient labor. Better a smaller volume of business, which was economically handled, than a large volume which strained a man's resources and endangered his credit without adding to his profits. This business contraction is now evidently taking place; but the financial community, instead of taking it with a cool head, is thoroughly frightened by its symptoms, and a question as to the meaning of this panic can scarcely be avoided. Is it simply a matter of unsettled nerves, or does it mean that the contraction cannot take place without many more failures than have been generally suspected? How many business men, that is, are in a condition which permits them the luxury of contraction? These are the questions which the next few months will answer. In the meantime investors, who can keep their heads and can control a certain amount of cash, have opportunities which may not occur again in ten years. The only question for such a man is: "When should I buy?" It is true that stocks may be cheaper; but the attempt to buy at the very bottom is attended with as many dangers as the attempt to sell at the very top.

## The Business Season

AS THE SEASON ADVANCES the real estate market does not gain either in the volume or in the scope of its activity. Apart from the sale of a few private houses, and the occasional transfer of business property of some importance, it is almost completely quiescent. The widespread and buoyant speculative movement, which has been the mainstay of the market since 1901, is at the present time practically dead. The large speculative and investment corporations are temporarily out of business. The United States Realty Corporation, for instance, has finished its great constructive operations. The Plaza Hotel is open for business, and the Trinity Buildings are accomplished facts. For the first time in its history, it is doing no building on its own account, and it is not making any preparation for new building. The City Investment Company still has its hands full with its colossal improvement on Cortlandt Street; but in other respects it is apparently out of the market. So it is with the large individual operators. They are holding on tight, but they are not increasing their responsibilities. As to the thousands of smaller operators, who a year or two ago were buying and selling tenements so freely, they, too, have disappeared from view; and one cannot help wondering how many of them will reappear as factors in the making of New York real estate values. The speculation in tenement houses, on which they have lived, has become an unremunerative occupation; and, so far as can be discovered at present, it is not likely to become remunerative again for many years. They lack the capital to deal in more expensive classes of property, and under existing conditions they cannot disengage even what capital they have. The important question raised by the situation is whether the apathy will result in much liquidation. Will the operators who have been buying real estate so assiduously in the speculative district be obliged to stimulate the demand for their holdings by means of the substantial reduction of their asking prices? So far little or no liquidation has taken place; and the extent to which it will take place will doubtless depend chiefly on the duration of the existing apathy. The duration of the existing apathy will, in its turn, depend chiefly upon the relief in the stringency of the money market. Such relief can hardly be expected until next spring, and it may not become really effective until next fall. In the meantime it is improbable that the liquidation, if it begins, will proceed very far. The forces which are making for the improvement of real estate values in a city, which adds over 125,000 people to its inhabitants every year, are too powerful to be quiescent for long.

## Cost of Railroad Terminals

IT IS A SINGULAR FACT that the increase in the value of urban real estate constitutes both the strength and the weakness of the economic situation of the great American railroads. During the last few years their expansion in business has been out of all proportion to their expansion in mileage; and new railroads cannot be built, in order to keep pace with the increase in business, chiefly because of the expense of securing terminals in the large cities. The large existing railroad systems which own such terminals possess thereby a strategic advantage in the conduct of their business, which must be described as something in the nature of a monopoly. Possessed, as they are, of means of doing business which are essential and which cannot be duplicated, the business must come to them; and it must come to them in a volume which is somewhat independent of their traffic efficiency. Unfortunately, however, the very conditions which places them beyond effective competition also makes it difficult for them to handle economically this increasing volume of traffic. In times of financial abundance they can, of course, add to their mileage, double-track their roads and increase the efficiency of their systems by the reduction of grades and similar improvements; but when it comes to enlarging their terminals, they are confronted by an expense from which even the richest corporations shrink. As Mr. James J. Hill has so often pointed out, the cost of such terminals is almost prohibitive. The experience of the Pennsylvania and the New York Central in improving their terminals in Manhattan is not such as to encourage other corporations in undertaking similar tasks. They have been obliged to raise enormous sums of money, frequently at a huge expense; and they have thereby impaired for the time being both their credit and the security of their dividends. It is probable that at the present time the stock, both of New York Central and Pennsylvania, would be selling thirty points higher in case these enormous sums of money had not been spent; and no doubt the stockholders of both of these railroad companies have made this reflection with some bitterness of spirit. It is none the less true, however, that twenty years from now the wisdom of these huge expenditures will be fully vindicated. By these means these two railroads will have secured an advantage over their competitors which will place them in an invincible position. They will have built for the future in the most substantial possible manner, and will be repaid many times for their recent, present and prospective sacrifices. It would be wise policy on the part of the great Western railroads, during the next period of easy money, to reduce dividends if necessary, in order to provide the terminals, without which they cannot properly continue to fulfil their functions as common carriers.

**Future of the Art Commission**

AMONG THE BRANCHES OF THE GOVernment which should occupy the attention of the revisers of the charter is the Municipal Art Commission. That body has been in existence now a great many years, and it has served a useful public purpose. By the exercise of its veto power, it has succeeded in preventing the infliction on the city of many buildings and other possible works of art which would have been eyesores and aesthetic nuisances. It has served the purpose, that is, of an aesthetic police department; and its protective work has been an effective influence in raising the standard of public art in the community. The suppression of aesthetic nuisances and aberrations is, however, not the same thing as the actual encouragement of good public art. No doubt an art commission, the members of which are capable of using their powers with discretion and patience, can frequently help aesthetic malefactors to substitute acceptable for wholly impossible works of public art; but surely the commission should not be obliged to confine its positive influence on behalf of good art to more or less fruitful acts of diplomacy. It should be transformed from an aesthetic police department into an aesthetic health department. It should be enabled to establish certain positive conditions of aesthetic sanitation, whereby it cannot merely reject aesthetic nuisances, but can also prevent their commission. To what extent such positive powers can be bestowed upon the commission will not be an easy matter to determine, and opinions will differ as to the amount of authority which it is desirable to lodge in a Board of Aesthetic Sanitation. In the opinion of the Record and Guide the possible value of the work of such a Board would go far beyond the value of the work of both the Health and the Tenement House Departments, because an improvement in the appearance of New York City is indestructibly associated with its replanning as a convenient, economical and safe place in which to live and wirk. Back of sanitary measures of all kinds, that is, lies the fundamental problem of the prevention of congestion, both in its domestic and traffic aspects; and a replanning of the city, which would assist the freer distribution of population and the more economical conduct of business, is in the long run a condition of public health, as well as a condition of effective public art. We realize, however, that public opinion is far from understanding the intimacy of the alliance between a good-looking city and one which is clean, wholesome and economically efficient. The utmost which can be expected at the present time is the constitution of the Art Commission as a body of experts, whose advice must be sought in preparing the design of public buildings and all works of public art. Representing, as it does, the aesthetic conscience of New York, it should be empowered to eradicate aesthetic malefaction, not merely by a surgical operation on its symptoms, but by a prevention of its cause; and to this end no department of the city government should have the authority to plan or order a work of public art except with the advice and consent of the Commission.

## Lighting Office Buildings.

To the Editor of the Record and Guide:

THERE is no question in the mind of any agent or builder having to do with power in connection with real estate but that the present system of isolated plants is a thing of the past, only held back by conditions of growth both in the business itself and in the ethical principles involved. This is the electrical age, and with the fundamental proposition clearly settled, that power and light service can be economically and safely distributed from comparatively distant points, then the only hold-back can come from the growing conditions of the industry itself and the unfortunately unsound ethical principles that have seemingly governed the business end of this new industry. This latter has probably come from the superabundance of very young men who have gravitated into executive positions. They have mistaken sharpness for shrewdness, the immediate dollar was of more moment than the double eagle of to-morrow, and so, with poor business ethics and elemental conditions of growth, the delay has been considerable in turning over the Empire City in toto, as must occur, to the wholesale producers and dealers in light and power.

The capitalized value of their magnificent franchises in 20 years will rival the fabled treasures of Augustus, and we threw them away—these golden franchises—as Coal Oil Johnny did lighting his cigars with five-dollar bills. But that is another story. What of to-day and ourselves? It is said electricity can be produced for from one cent to one and one-half cent per K. W. hour, at first cost, in central station plants; isolated plants produce the current at a higher rate, varying with circumstances, probably from two cents to four cents per K.W. hour. The Edison Company charges small users ten cents per K.W. hour, and while the price drops according to consumption the margin of profit is so great as to make the Standard Oil Company seem like a charitable institution. In large buildings the consensus of real estate opinion is, that it is not economical yet to use the central station current and that the supply companies will never come to the full measure of their business and hopes until the Public Service Commission takes them under its wing and the customer is assured of a legitimate protection "higher up."

Of course mistakes have been made in the past which must be capitalized and paid for in the present; that is inevitable in the birth and experimental stage of any new industry, but that does not cover watered stock, nor the capitalized value of community franchises. There is really no reason to-day, except want of facilities and a certain want of public confidence, that prevents the city south of Fourteenth Street being entirely run, as to power and light, from central station plants. The basic soundness of the central station idea is beyond question, the hindrance is from men who don't grasp the situation, and who fuss with a great economic cause that only requires circumstances to develop it. Any man will do and the man with the best business ethics will go the farthest in the shortest space of time.

There are many things that favor central power supply. At the beginning of large building or industrial enterprises—for instance, the capital cost of engineering equipment of large buildings may run from fifty thousand dollars to two hundred thousand dollars. One building in this city has its engineering plant valued at a million dollars, and not a manufacturing plant at that. The engineering part of real estate properties is always an undue amount of trouble to agents and owners. Unless carefully watched, it becomes to a certain extent uncontrollable, and without complete supervision and check it also becomes unduly expensive.

The central station companies have a clear field and that they give no favor can be abundantly testified to. Their profits are large, but they may well reply in the language of Warren Hastings at the Bar in the English Parliament, in his trial for treason and high crimes and misdemeanors, "When I think of my opportunities I am amazed at my moderation."

That the central station business is a great and growing one is not a refutation of my argument. They have dealt with those who buy current by the gill at a high per cent. of profit, while those who would buy by the carload were told, "Thus saith the Lord," or words to that effect. I do not mean to be profane, but you catch the idea. We must yet awhile dream of that happy time when New York will be comparatively smokeless and free from many annoyances and dangers and troubles that surround us, with power plants practically eliminated in certain city sections, and the charges scrutinized and vised by a watchful municipality, with every artery of business life revivified by force applied, at any place or time needed—with a more comfortable living thereby, and we may hope for more personal time at our disposal, and believing in the gradual growth of intellectual aspiration and art impulse; to all of which blind Force must lend itself, otherwise it is of no moment, with this gradual evolution. Why should not New York become the last master stroke of Destiny—the Imperial City and cynosure of the world? And you who hold her back, whoever you are, it would be well that you were loved by the gods, for "Whom the gods love die young."

A BUILDER.

## Why New York City Real Estate Pays.

THE article on "What New York Real Estate Pays," by Jefferson M. Levy, published October 5, is of peculiar interest, and sets forth the advantage of making investments in real estate here. He says the advance in values has been uniform. He also says that the forces at work to advance values in New York City are worldwide. It is true, depressions may come and depressions may go, but New York City real estate pays. Money may be plentiful or money may be tight—New York City real estate pays. Hard times may come upon us, or we may be prosperous—New York City real estate pays.

Industrials may go to smash or may be soaring—New York City real estate pays. New York City real estate can absorb all the values ten years of struggle and prosperity will pour into it and cry for more, but how much does it yield when times of uncertainty and lack of confidence settle upon us? A few weak owners may be forced to lower rents, but no matter what happens in the way of general business depression, the rents that have been steadily increasing must be paid just the same.

Mr. Levy is right: Those who purchase New York City real estate can feel assured that they have the safest investment in the world. When the present conditions of unrest pass off, and they will, though many scars may be left behind, the present owners and the new owners will draw the rents, and as times improve will participate by increasing rents, and also get the benefit of the "additional sum received through increased values."

By all means buy New York City real estate, and if this is too high in price, purchase real estate in any growing neighborhood where it is inevitable that increasing population will create increased values. There is an element of risk in in-

vesting in any business, but none in real estate in New York City. The butcher, the baker, the candlestick maker will have to pay rent up to the breaking point, even if they are compelled to reduce wages to do so. Mr. Levy has the right idea.

Thousands of small investors have the instinct and are scraping to buy property in all directions as far as thirty to forty miles out, but there are hundreds of thousands, and perhaps millions, who have neither the instinct, desire, ability nor opportunity to make the smallest kind of a purchase.

Every enterprise, down to its most minute form, pays tribute to real estate, and the greater the prosperity the bigger the channel required to accommodate the flow of rents.

F. W. B.

# THE REALM OF BUILDING.

## The American Institute of Architects.*

IN THE early history of our country young architects of talent came across the water to try their fortunes, and all carpenters were students who studied the various works on the orders. It was not many years before the supply of educated men ceased to equal the demand, and the builders apparently discarded all precedent and produced nothing that was beautiful, although, in most instances, it was novel. This gradual decline culminated in the most debased period of architecture between 1850 and 1860. The educated men in the larger cities knew little of each other's aspirations or desires. The fear of unjust and improper treatment by other practitioners seems to have been widespread. No standard of fees or of ethics was recognized. The profession was not recognized in the community, the fine arts were thought of little importance, and constructors and carpenters as practical men were thought far superior to the architect.

Appreciating the state into which their beloved art had fallen, a number of young men in New York City, after many consultations, determined to organize an association for the advancement of architecture. Their ideals were high. They were zealous and enthusiastic, and in love with their art.

The following architects—Richard Upjohn, Edward Gardiner, H. W. Cleaveland, Wray Mould, Leopold Eidlitz, Henry Dudley, Fred A. Peterson, Charles Babcock, Joseph C. Wells, Richard M. Hunt, John Welch, J. W. Priest—met to consider the propriety of organizing a society of architects on Monday, February 23, 1857. They determined that such an organization was necessary and invited Calvert Vaux, John Davis Hatch, John W. Ritch, Frederick C. Withers, Frederick D. Diaper, Joseph Sands, Thomas U. Walter, George Snell, Edward C. Cabot, Alex. J. Davis, William Backus, James Renwick, Jr., R. G. Hatfield, Samuel Warner, Detlef Lienau, Arthur Gilman, Alpheus C. Morse, Thomas A. Tefft, to join with them in establishing the American Institute of Architects, and formulating the constitution. This was completed and signed April 5, 1857. Richard Upjohn was elected president and Richard M. Hunt secretary.

The names of the founders, few of whom did not become famous in after years, deserve to be remembered and honored by all present practitioners. When the organization was completed the names of architects residing in New York and other cities of the country were canvassed, and only twelve architects were found whom it was thought advisable to invite to join the new society.

The Civil War came upon the country in 1861, and building and architecture gave way, as all other peaceful occupations did, to war and strife, and the Institute ceased holding its meetings until 1864. From this period until 1889 the progress of the Institute was slow; while its tangible accomplishments did not equal the aspirations of its founders, its intangible results were many and far-reaching. There was a steady growth in good-fellowship, the purity of motives of the profession became more apparent, the appreciation of the aspirations and endeavors in others led to higher aspirations and ideals. The Institute encouraged investigation and reports on construction and building topics by publishing the results of such study and research. It encouraged the highest attainments and urged a school education in architecture. Because of its encouragement and assistance the first architectural sketch-books and journals were started in the country. It made an aggressive and constant fight on improper competitions. It established a schedule of fees for architectural services. It began a library and subscribed for foreign architectural journals. Chapters were established in New York in 1867, in Philadelphia and Chicago in 1869, in Boston, Cincinnati and Baltimore in 1870, in San Francisco in 1881, in Indianapolis, Washington City, Michigan, and Central New York in 1887.

The effort of the Institute to induce the Government to employ the best available talent began in 1874, by the introduction of the Field Bill, through J. L. Smithmeyer in the Forty-third Congress. These efforts continued without apparent success, but undoubtedly each effort left its mark, and the success of today would not be without the early and continued efforts on the part of the Institute and its members. The Institute began the publication of its annual proceedings in 1867.

*From a paper by Glenn Brown, secretary and treasurer.



HOUSE OF MR. DANIAL GUGGENHEIM.

Long Branch, N. J. Carrere & Hastings, Architects.

## Passion for the Colonial.

The revival in favor of colonial furniture has become extremely strong, and, likewise, the public favor for colonial architecture. Here in New York the furniture side of the fashion is most perceivable—in the enormous trade in real and imitation antiques—but all over New England, especially, people of discrimination are going in for both architecture and furniture of colonial design. New York builders and designers have sobered down and begun to realize that, after all, our grandfathers did know a thing or two, and that their buildings were none the worse for being simple. The greatest change to be noticed in the recent structures of colonial style has been in the sparing use of ornamentation, and the reward of this restraint is that, where old models have been adhered to, it is hard to tell the modern house from the building two hundred years its senior, from a little distance.

Referring especially to the movement in New England, Lucien Price says, in the Boston Transcript, that those who have bona fide old houses are refurnishing them; others are building in imitation, and the restoration must include the interiors. Hence comes the quest for antique furniture and fittings, and hence also the "demand" for imitation antiques when the originals are out of the market.

For two years past there has been less building and more restoration of the old colonial houses, especially of farmhouses in the country districts adjoining the more remote suburbs of Boston. Massachusetts is full of well-preserved buildings of this type, many of them abandoned, or used as sheds. People have often

been known to devote their Sundays for an entire summer driving or motoring in various districts on all the by-roads in search of a satisfactory building in an agreeable location, and the quest is always certain to be rewarded in the end, for the old carpenters put their siding on solid oak beams, rough-hewn with an axe, which remain as solid today as when the neighbors came to the raising.

When the supply of genuine antiques for the general trade practically gave out, as it did a few years ago, dealers were in a strange quandary. The demand continued and was increasing. Every auction of a farm homestead within travelling distance was ransacked, and collectors had exhausted the rural districts of New England, and were beginning to scour the provinces, the source of most of our genuine antiques at present. In addition to this, a new complication had arisen. The activity of an antique trade had increased to such an extent that the few possessors of highboys, secretaries and candlesticks refused to part with them except at exorbitant rates, supposing the profit of the dealer on them to be much greater than it actually was. So what goods were available were practically inaccessible.

At this juncture it was decided to put out frank imitations, acknowledged to be such, and try the effect. Obviously the public wanted old furniture, and it was to be seen whether they wanted old furniture badly enough to be satisfied with the imitation. It soon proved that they did. The new desks, davenports and wing chairs were snapped up as eagerly as the old ones, the bulk of the collectors became manufacturers, and the trade in the genuine goods went over to a few dealers who made that a specialty. It has come to pass that if the piece of furniture is mahogany, of colonial design and handsome, the date of manufacture is of secondary importance. In hardware also:

The reaction which has set in during the past few years in favor of the old houses has also given a new impulse to the manufacture of colonial hardware. When strangers buy up an old farm homestead, or when the descendants occupying an ancestral mansion undergo a change of heart, and set about to restore the building, they make some surprising discoveries. In the first place, when door-bells began to come into use, the old brass knocker was removed to give place to a brand-new bell knob. What has become of the knocker no one knows. The only thing to do is to get another as nearly as possible like what it must have been. And there are men who make it their business to know what it must have been like. Something of the same sort has happened to the fireplaces with the introduction of stoves, and if the brass andirons are not to be found in the garret, it is safe to say that they went to the ragman in the late 50s.

It is said that the cause of this return to the quiet elegance of the early styles in furniture and architecture lies deeper than a vogue. It is a realization that the old order was the best. Our country has never seen, and probably never will see, a better style of domestic architecture than that of the early colonial mansion houses—simple, dignified, and with the perfect adaptation of the means to the end.

—The Edison Portland Cement Co. has opened a permanent office in the Post Office Square Building at Boston, Mass., to take charge of the New England trade, and Mr. J. L. Bernard has been appointed Boston representative.

## House of Mr. Howard Hart, at Cornish, N. H.

It is always interesting and instructive to observe what can be done by simple means and at a very small expense to make a charming country house, and in the case of Mr. Howard Hart's house, which is illustrated herewith, there can be as little doubt about the charm of the effect as there is about the simplicity of the means. He has taken an old New England farmhouse of the usual kind, and he has done just enough to it and to its surroundings to bring out its modest but manifest possibilities. These farmhouses, as we all know, were frequently in themselves well-proportioned little buildings, with a certain definite architectural character, which counted in spite of the neglect with which they have been usually treated by their inhabitants; but whether from poverty, from the lack of the proper educational influences, or from sheer insensibility, the farmer rarely made any attempt to give his neat little house the advantage of a proper setting. At its best the New England farmhouse was nothing more than tidy; and the planting in its vicinity never consisted of more than a few trees, a lilac or two, and occasionally a border of annual flowers. The effect is usually so bare and arid that one feels like weeping at the sight of such widespread neglect of the decent comeliness of domestic life.



Cornish, N. H. HOUSE OF MR. HOWARD HART—THE LIVING ROOM. Designed by the Owner.

Mr. Hart has taken a typical farmhouse, and brought out all of its good qualities. The site selected was an old orchard sloping irregularly towards the east; and a terrace was consequently built, in order to provide a certain amount of flat space in front of the house. This terrace is almost the whole thing, and yet it has made all the difference in the world to the appearance of the building. It both enables the house to fit its site, and at the same time provides Mr. Hart with space for some very attractive flower beds. Besides the building of the terrace nothing was done to the house, except to break a couple of dormer-windows through the roof and to add a porch to one end. But vines and shrubbery were planted in the right places, the entrance door was enclosed with a lattice, and the lawn was almost encircled with flower beds, and it would be difficult to find elsewhere in this country an effect equally as charming obtained by the use of such extremely simple and inexpensive means. People who propose to "do over" New England farmhouses would do well to examine this example. They could scarcely better the instruction; but they could learn there from the cost of architectural interest, of which such farmhouses are capable and the way in which this interest can be brought out.—Architectural Record.

"Constant Reader."—We have had no advices as to "who is supplying the means for rebuilding Kingston, Jamaica." No doubt the usual financial and private sources. We have not heard of the British Government making a special credit for this purpose.

## Tenement House Construction.

During the quarter ending the first of October plans for 68 new apartment and tenement houses were filed in the Borough of Manhattan, which is less than a third of the number filed during the corresponding quarter last year; and the estimated cost of such buildings planned during the last quarter was but $7,163,000, to compare with $12,457,500, which was the estimated cost of the buildings coming under the same head for the corresponding period of 1906.

Of the last quarter's appropriation of sixteen million dollars in Manhattan for all kinds of new buildings, seven million is to be credited to apartment and tenement house work, and in the corresponding quarter of 1906 twelve out of twenty-five million dollars represented the appropriation for this class of construction. In other words, apartment (or tenement house) work in the year 1906, for the three months under consideration, represented 48 per cent. of the whole and in 1907 43 per cent. For the whole year of 1905 tenement houses represented 58 per cent. of all the work planned, and in the year 1906 the tenements and apartments represented 53 per cent. of all the work laid out during the year.

No doubt some time in the future the porportion of flat or apartment dwellers in Manhattan will be as large as in Paris. In Chicago 42 per cent. of the estimated cost of all building work planned last year was represented by tenement and apartment houses.

In considering the development of the apartment house an unidentified correspondent for an interior journal finds some of the causes for present methods of design and construction.



HOUSE OF MR. HOWARD HART—THE GARDEN. Cornish, N. H.

"The earlier flat buildings of a decade or so ago," he says, "were unsatisfactory affairs:"

They were small, with few conveniences and so slightly separated one from another that not only the odors from one flat pervaded all the flats in the house, but the occupants of one were constantly disturbed by the noises of their neighbors in the adjoining flat. Then the gas range and the laundry fixings were not yet introduced, and the denizens of upper flats had to carry coal, and ofter water; had the greatest difficulty in drying their clothes; had to climb up narrow and dark stairways and passages, and generally had many inconveniences to contend with.

But the genius of the architect and the experience of the flat owners soon came to their rescue, and the modern flat building has become a model of convenience, and often elegance. In fact, decorated entrances and showy facades are becoming the rule. The kitchens are furnished with gas ranges and refrigerators. Laundry fixtures and laundry dryers are supplied. Electric alarm mail boxes receive the carrier's gift and announce its arrival, automatic telephones take the place of stairs and electric gas lighters dispense with matches.

The dweller in a modern flat is as much isolated from his neighbor as is he who lives in an old-fashioned house in a row. All these improvements and many more still coming make the flat a desirable home for any economically inclined family, be they rich or poor. Even in country towns of 10,000 people or over may now be found ambitious flat or apartment buildings which less than ten years ago were supposed to be the exclusive prerogative of the degenerate inhabitants of big cities.

This is looking on the bright side of the picture all right, and many worse things could befall a family than to have to live in a typical elevator apartment house in New York. Many of the early faults have been perceived and remedied in later houses, and every year some improvement is to be noted either in the size and number of rooms or in added comfort, privacy and elegance. Many families wealthy enough to have their private dwelling prefer to pay five thousand a year for an apartment, and others much more. We are only at the beginning of the chapter of luxury in this style of living for wealthy people.

—Speaking of the financial situation, ex-Secretary of the Treasury Leslie M. Shaw said: "Our only danger is in unwarranted alarm. We have been running at a break-neck pace until everybody is well nigh out of breath. If we can now slacken and nobody lie down, all will be well. A slight curtailment along all lines will do us good. We should congratulate ourselves upon the fact that our prosperity rests upon surer foundations than stock market quotations."

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 40 | 61 |
| Estimated cost of new buildings.. | $776,000 | $1,153,550 |
| Total estimated cost of alterations for Manhattan and the Bronx.. | $166,400 | $221,390 |

### Hudson and Manhattan Uptown Terminal Building Will Be a Twenty-Story Hotel.

6TH AV.—The uptown terminal building for the Hudson and Manhattan Railroad Company to be erected on a plot 250x300 ft., at 6th av, 32d and 33d sts, in Greeley sq, will have twenty stories or more containing a hotel. Much speculation as to the height and just what kind of a terminal building would actually be built, since the project was first made public, is now made practically clear. The exterior will be of limestone, reinforced concrete, brick, steel and terra cotta, and the upper stories will be equipped for hotel purposes. Messrs. Clinton & Russell, of No. 32 Nassau st, and Gordon, Tracy & Swartwout, 244 5th av, will be the architects. No building contracts have yet been made, although it is thought probable that the George A. Fuller Company will get the contract. At the southeast corner of Broadway and 33d st, immediately opposite, 118.6 ft. on Broadway and 97.4 ft. in the street, it will be recalled, another 20-sty hotel, in the style of the French Renaissance, has already been planned for by George B. Wilson, of Philadelphia, for which Architect Ralph E. White, of Philadelphia, Pa., has made plans. The Wilson project, excepting the site, is estimated to cost about $2,000,000. It is planned to have a system of five plunger elevators installed, and the second story is to be fitted for a great banquet hall and private dining-rooms. The exterior will be of granite up to the fourth story, with terra cotta above. No building contracts for this have yet been awarded. (See also issue Feb. 9, 1907.)

### Particulars of the Edison Company's 201st St. Power House.

It is announced that for the present construction work on the large power house which the New York Edison Company has started to erect at 201st st and the Harlem River is to be suspended indefinitely. The proposed structure as planned is to be the second largest of the company's big waterside stations, known as Waterside No. 1 and Waterside No. 2, situated at 38th to 40th sts, and the East River. The concrete foundations have been built, and about 50 per cent. of the bulkhead and piling has been installed. None of the structural steel has yet been delivered or erected, for which The Cornell Iron Works had the contract. Thomas E. Murray is engineer, and Charles F. Hoppe, architect.

### Plans for Police Station, Prison and Stable Building.

GREENWICH ST.—Contractors will soon be invited to submit estimates on the general contract for the new 4-sty fireproof police station, prison and stable building combined, which is to be erected on a plot 51.2x219.11 ft., at Nos 156 to 158 Greenwich st and Nos. 163 to 165 Washington st, at a cost of about $230,000. Materials will be specified as follows: Granite and stone exterior, marble coping, stone cornices, concrete and slag flat roof, steam heating, direct and indirect radiation, electric lighting, etc. The City of New York, office of Police Department, 300 Mulberry st, is the owner, and Messrs. Stockton B. Colt and Thornton Clard, 287 4th av, are associate architects.

### Apartments, Flats and Tenements.

BROADWAY.—The Charter Construction Co., 198 Broadway, will soon erect a 6-sty high-class flat building on Broadway, northwest corner of 127th st, at a cost of $125,000. Schwartz & Gross, 347 5th av, are preparing plans.

WAVERLY PLACE.—Messrs. Bernstein & Bernstein, 24 East 23rd st, are preparing plans for a 6-sty flat for J. Katz, 70 East 111th st, to be erected at Nos. 164-166 Waverly place, to cost $45,000.

66TH ST.—David Lenten, No. 92 St. Nicholas av, will erect a 6-st flat building on the south side of 66th st, 275 ft. east of 2d av, same to cost $45,000. Geo. Fred Pelham, 503 5th av, is now preparing the plans.

### Churches.

Messrs Reiley & Steinback, 481 5th av, have plans for a church for the Rev. John C. York, to be erected at Huntington, Long Island.

178TH ST.—B. Ebeling, West Farms road, Bronx, has completed plans for the church and parsonage for St. Paul's Evangelical Lutheran congregation, to be erected in 178th st, the Bronx, to cost $42,000.

### Mercantile.

12TH ST.—The Master Builders Realty Co., 99 Nassau st., will soon award sub-contracts for the 12-sty mercantile structure, 25 × 95 ft, which they are about to erect at No. 8 East 12th st, to cost $100,000. The exterior will be of brick and terra cotta, steel, tin and slate roof, steam heat, elevators, etc. Officers of the company are: Arthur W. Reichow, 428 Central Park West, president; Joseph Ravitch, 120 East 93rd st, treasurer; Max Heymann, 26 West 114th st, secretary, and Samuel Sass, 23 Park row, architect.

### Alterations.

RIVINGTON ST.—Mrs. Martha Saloman, Far Rockaway, will make alterations to No. 46 Rivington st, for which M. Muller, 115 Nassau st, is planning.

MULBERRY ST.—John B. Peirano, 22 Mulberry st, will make $5,000 worth of changes to Nos. 22-24 Mulberry st. O. Reissmann, 30 1st st, is making plans.

ESSEX ST.—Alfred L. Kehoe, 206 Broadway, is preparing plans for alterations to 49 Essex st, for Mrs. A. Goldberg, 222 East 72nd st.

AV A.—Estate of Louis Josephthal, 43 Cedar st, will make $5,000 worth of improvements to Nos. 233-235 Av A. Otto L. Spannhake, 233 East 78th st, is architect.

144TH ST.—Henry J. Feiser, 156 Nassau st, will make plans for extensive alterations to Nos. 228-232 West 144th st, owned by Floris T. Whittaker, 1987 7th av.

RIDGE ST.—Gross & Kleinberger, Bible House, are planning for extensive alterations to No. 22 Ridge st, for the estate of Louis Schwartz, 622 West 47th st.

THOMPSON ST.—John Ph. Voelker, 979 3rd av, is preparing plans for alterations to No. 212 Thompson st, for Cello Bros., 25 Wooster st, also plans for improvements to No. 629 Park av, for Henry Merkel.

FORSYTH ST.—Samuel Mann, 268 East Broadway, will award contracts for extensive alterations to his two tenement buildings, Nos. 188 Forsyth st, and 371 East 8th st, to cost about $10,000. Plans have been prepared.

### Miscellaneous.

Harry Allen Jacobs, 320 5th av, Manhattan, is preparing plans for a varnish plant, for the Standard Varnish Works Co., Chicago, to be erected at Chicago Heights, Ill., to cost in the neighborhood of $500,000. The structures will be of concrete construction, one and two stories in height.

Messrs. Carpenter, Blair & Gould, 475 5th av, Manhattan, are now completing plans and will soon take bids for the 10-sty office and bank building to be erected by the American National Bank, at Pensacola, Fla., to cost about $200,000.

The New York and New Jersey Telephone Co., 15 Dey st, will erect a 3-sty brick telephone building at 16th av, and 71st st, Bath Beach. Messrs Eidlitz & McKenzie, 1123 Broadway, are preparing plans.

### Contracts Awarded.

SOUTH WILLIAM ST.—E. E. Paul Co., Builders, 289 4th av, have received the contract for extensive alterations and improvements to the office building Nos. 5-7 South William st, for Percy Chubb, on premises, to cost about $13,000. Carrere & Hastings, 225 5th av, prepared the plans.

93RD ST.—Alexander Brown, Jr., 156 5th av, has obtained the contract for improvements to the 4-sty residence, No. 3 East 93rd st, owned by Geo. Ehret, Jr., 92nd st, and 3rd av. Kafka & Lindenmeyer, 34 West 26th st., architects.

2D AV.—Frank Straub, 10 East 14th st, has awarded to A. Sonken, 32 Union sq, contract for extensive changes to No. 2065 2d av, for Isaac Sachs, 243 East 106th st.

52ND ST.—J. H. L'Hommedieu's Son & Co., 1133 Broadway, have obtained contract for improvements to the 4-sty residence, No. 21 West 52nd st, for Emma Gertrude Halsey, 22 West 53rd st, from plans by W. E. Schlimgen, 1133 Broadway.

Libman Contracting Co., 1968 Broadway, has obtained the contract to erect a 2-sty stable and apartment building at 482 Sterling place, Brooklyn, for Frederick Ochse, in accordance with plans made by Charles M. Straub, 122 Bowery. Work will start immediately.

The Consolidated Engineering and Construction Co., No. 1 Madison av, has secured the contract for the erection of a gymnasium for the Syracuse University, Syracuse, N. Y., to cost $300,000.

145TH ST.—Rossell & Pfeffer, 1 Madison av, have received the contract for improvements to the 3-sty dwelling No. 589 West 145th st for H. C. Torborg, on premises. Messrs. Forman & Light, 40 Cedar st, prepared the plans.

### Estimates Receivable.

Maximilian Zipkes, 147 4th av, wants estimates on a fine country residence which he will erect at Bell Harbor, Far Rockaway, during the coming winter, to cost approximately $10,000. The structure will be three stories, brick and frame, hardwood trim, furnace heat, electric lights, and cover a plot 60x100 ft.

71ST ST.—Messrs. Trowbridge & Livingston, 527 5th av, have completed plans for $15,000 worth of improvements, adding 1-sty, new plumbing and other changes to the 4-sty residence of Francis G. Lloyd, No. 157 East 71st st. No contracts have yet been placed.

### Bids Opened.

Contract for regulating and repaving with asphalt on a concrete foundation, Skillman st, from Flushing av, to Dekalb av, Brooklyn, has been awarded to the Cranford Company, 52 9th st, Brooklyn, at $23,191.

The Armory Board opened bids on Monday, Oct. 7, for building (except excavating) an armory for the Second Battery, at the corner of Franklin av and East 166th st, Bronx. Guidone & Galardi, 1 Madison av, $398,500 (low bid). Other bidders were: Thomas Cockerill, 147 Columbus av; William Werner, 892 Forest av; Fleischmann Realty & Construction Co., 170 Broadway; Kelly & Kelley (Inc.), 145 East 42d st; John H. Parker Co., 225 4th av; Curran Construction Co., New York; George Hildebrand, 38 Park row; Luke A. Burke Sons & Co., 25 West 42d st; Patrick Gallagher, 1183 Broadway. For excavating, Kavanaugh & Seymour, $6,200 (low bid).

The Buckley Realty & Construction Company, 624 Madison av, at $90,000, submitted the lowest bid for erecting an addition to the Metropolitan Museum of Art.

### Plans Wanted in Competition.

George F. Horton, engineer, Houston, Tex., wants to receive competitive plans and specifications up to Nov. 5, for a $500,000 fireproof court house to be erected in Harris county. The following prizes will be awarded: First prize, acceptance of plans; second prize, $1,000; third prize, $500. Preliminary plans, rules and all information will be furnished on application.

Plans and specifications are wanted for a school building at Elmira, Mich. Address F. J. Stafford.

L. H. Grahame, Commissioner of the Interior, San Juan, Porto Rico, will receive competitive plans until Feb. 1, for a new capitol building at Porto Rico. Applications from architects are to be received by the Commissioner before Nov. 1. The cost of the building is not to exceed $300,000.

## BUILDING NOTES

An experienced estimator on marble and tile work wishes a position. See Wants and Offers.

It is estimated that contracts for 30,000 tons of structural steel are yet to be placed to meet the requirements for new public school buildings in New York City.

As an illustration of the aggressiveness of the extreme West, we might state that at the present time, the largest reinforced concrete building in the world is being erected at San Francisco, and is to be known as the "Pacific Building." It is to be warmed throughout by Kinnear Pressed Radiators.

At the fire, 77 Chambers st, Reginald Pelham Bolton's system of multiple pressure drum and stand pipe in the Broadway-Chambers building was effectively utilized from the latter building against the fire, and could have been equally well utilized against fire in buildings of much greater height than itself.

The steelwork on the Metropolitan Tower, Madison av, southeast corner 24th st, to be the highest building in the world, is now up to the corresponding height of the main building. The cut stone work is also rapidly being erected, now reaching above the first story. The Hedden Construction Company is general contractor. Post & McCord have the structural steelwork, and the Waverly Marble Co. the contract to furnish and set the exterior marble, which is from the same quarry as that used in the main building.

The display of brass goods manufactured by the Janusch Manufacturing Company at their new show rooms, 18 East 22d st, is now complete, and to which architects, decorators and those interested are cordially invited. In large variety may be seen brass and iron andirons, frames, screens, fenders, fire sets, brass and bronze lamps (oil, electric and gas) fitted with beautiful art glass shades, brass candle sticks, candelabra, jardinieres, etc. They also execute to drawing or from architects' designs vestibule doors, railings, grilles, tablets, etc., in any metal. Catalogue of the above goods can be had on application.

Mr. Philip P. Farley has opened an office at 244 Jackson av, Long Island City, as a civil engineer and specialist in all kinds of municipal improvements, development of suburban properties and reclamation of marsh lands. From 1891 to 1895 Mr. Farley was with Thomas & Kurth, civil engineers and surveyors, engaged in the development of suburban properties; 1896 to 1899, assistant city engineer of Atlantic City, N. J.; 1900 to 1903, assistant engineer with the New York Rapid Transit Commission in charge of construction of the twin tunnels through Murray Hill, N. Y.; 1903 to 1906, assistant superintendent of the Bergen Point Chemical Works at Bayonne, N. J. Since May, 1906, Mr. Farley has been president of the Jamaica Bay Improvement Commission, appointed by Mayor McClellan, to report upon the improvement of the bay, with the idea of reclaiming the marsh lands and of converting the waterways into a subsidiary harbor of the port of New York.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Greenwich st, Nos 156-158 | 4-sty brk and stone police station,
Washington st, Nos 163-165| prison and stable, 51.2x219.11, concrete and slag roof; cost, $230,000; City of New York, office Police Dept., 300 Mulberry st; ar'ts, Stockton B Colt and Thornton Clard, 287 4th av.—715.

Prince st, No 21, 1-sty brk and stone outhouse, 6.6x11; cost, $700; P Pati, 238 Elizabeth st; ar't, O Reissmann, 30 1st st.—713.

Thompson st, No 7, 1-sty brk and stone outhouse, 13.4x7.3; cost, $250; Mary Norris, 200 Hudson st; ar't, Wm S Boyd, 561 Hudson st.—703.

12th st, No 8 E, 12-sty brk and stone mercantile building, 25x95; cost, $100,000; Master Builders Realty Co, 99 Nassau st; ar't, Samuel Sass, 23 Park row.—708.

Av A, No 37, 1-sty brk and stone outhouse, 11.8x6; cost, $700; Catharine Springer, premises; ar't Henry Klein 505 E 15th st.—714.

### BETWEEN 14TH AND 59TH STREETS.

17th st, No 436 E, 1-sty brk and stone outhouse, 8.10x8.8; cost, $1,000; Bertha Schuster, 436 E 17th st; ar'ts, B W Berger & Son, 121 Bible House.—709.

### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

96th st, s s, 175 e 2d av, 3-sty brk and stone storage building, 24.6x54; cost, $4,000; Max Bowsky, 306 E 96th st; ar't, John J Keeler, 344 Sackett st, Brooklyn.—704.

### NORTH OF 125TH STREET.

Amsterdam av, e s, 600 n 190th st, 2-sty brk and stone dwelling and store; cost, $3,000; James Thorn, 7 Washington Terrace; ar't, L F J Weiher, 103 E 125th st.—712.

Broadway, s e cor 130th st, 6-sty brk and stone tenement, 45x90.1; cost, $45,000; Fleischmann Realty & Const Co, 170 Broadway; ar't, M Zipkes, 147 4th av.—705.

Broadway, w s, 150 s Lafayette av, two 3-sty brk and stone store and dwellings, 25x48.6; total cost, $10,000; W L Shaefer, Pottsville, Pa; ar't, E L Brown, 12 North Broadway, Yonkers, N Y.—710.

Old Broadway, e s, 45 s 130th st, two 6-sty brk and stone tenements, 45x87.1; total cost, $80,000; Fleischmann Realty & Const Co, 170 Broadway; ar't, M Zipkes, 147 4th av.—706.

St Nicholas av, s e cor 184th st, 1-sty brk and stone stores, 49.11 x54, tar and gravel roof; cost, $6,000; P Eckhardt, 693 9th av; ar't, Jas W Cole, 403 W 51st st.—711.

8th av, e s, 225 n 157th st, 1-sty brk outhouse, 16x26; cost, 300; N Y Central & Hudson R R R, Grand Central Station; ar't, J J Vreeland, 2019 Jerome av.—707.

## BOROUGH OF THE BRONX.

Kingsbridge terrace, w s, 152 s Kingsbridge road, 2½-sty frame dwelling, peak shingle roof, 20x55; cost, $6,500; Carl E Ahlbum, Kingsbridge Terrace; ar't, A Ericson, 2585 Sedgwick av.—965.

Merrill st, n s, 70 w St Lawrence av, 2-sty frame dwelling, 30x24; cost, $3,500; Sarah Spero, 1065 Boston road; ar't, Henry Nordheim, Boston road and Tremont av.—969.

St Pauls pl, n w cor Crotona pl, 6-sty brk tenement, 51.1½x76.4 and 87; cost, $45,000; L Weiner, 1472 Washington av; ar't, J C Watson, 217 W 125th st.—972.

144th st, No 623, 1-sty brk shop, 25x39; cost, $600; Patrick Murphy, 491 E 139th st, ow'r and ar't.—970.

153d st, n s, 175 w Courtlandt av, 5-sty brk tenement, 25x88; cost, $25,000; David H Sarfaty, 64 W 128th st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—962.

175th st, w s, 232 n Nelson av, 2-sty and attic frame dwelling, peak metal tile roof, 22x50; cost, $6,000; G A Brandt, 12 E 42d st; ar't, Carl P Johnson, 8 E 42d st.—982.

178th st, n s, 60 e Bryant st, 5-sty brk tenement, 38x79.3 and76.7; cost, $30,000; Bonagur Construction Co, 971 Home st; ar't, V Bonagur, 971 Home st.—974.

181st st, n e cor Bathgate av, 1-sty frame wagon house, 13x26; cost, $300; Michl J Maher, 1103 Prospect av; ar't, L Howard, 1861 Carter av.—966.

223d st, n s, 80 w White Plains av, 1-sty frame office, 10x14; cost, $50; P S Crosier, on premises; ar't, George P Crosier, on premises.—961.

Andrews av, w s, 425. s Fordham road, 2-sty and attic frame dwelling, peak shingle roof, 20x30; cost, $3,000; J J and Elizabeth Trewen, Carroll st, City Island; ar't, Stanley A Dennis, 234 Broadway.—975.

Boston road, n s, 125 e 5th av, 1-sty frame shop, 25x36; cost, $1,000; George Zink, 247 E 21st st; ar't, J Melville Lawrence, 239th st and White Plains road.—976.

Castle Hill av, e s, 125 s St Raymond av, 3-sty frame store and dwelling, 23x50; cost, $8,000; North Side Cornice & Roofing Co, David Broschart, on premises, Pres; ar't, Henry Nordheim, Boston road and Tremont av.—967.

Gerard av, e s, 100 s 161st st, 3-sty brk shop, 25x65; cost, $6,500; Geo and Wm Simpson, 848 Gerard av; ar't, C J Itzel, 1188 Simpson st.—963.

Hughes av, n w cor 182d st, 5-sty brk store and tenement, 42x53.4 and 83.4; cost, $26,000; Marie Krabo, 2238 Hughes av; ar't, Chas Schaefer, 1 Madison av.—973.

Parker av, w s, 200 s Lyon av, 2-sty brk dwelling, 20x50; cost, $5,000; Chester Impt Co, Longin P Fries, Eastchester road, Treas; ar't, Chas R Baxter, Middletown road.—964.

Park av, e s, 189 s 178th st, 1-sty frame shed, 48x14; cost, $100; John Toczkovsky, on premises; ar't, Chas S Clark, 709 Tremont av.—979.

Fort Schuyler road, s s, 150 w Bowne st, 1-sty frame shop, 80x20; cost, $1,500; Jos Polchinski, Willett st; ar't, John B Mooney, Yorkville Bank Building.—980.

Pierce av, s s, 225 e Deane pl, 1½-sty frame stable, 25x52; cost, $1,500; Antonio Guiri, on premises; ar't, Thomas Flood, 206 Louise st.—981.

St Lawrence av, n w cor Merrill st, 2-sty frame dwelling, 22x54; cost, $6,500; Sarah Spero, 1065 Boston road; ar't, Henry Nordheim, Boston road and Tremont av.—968.

Walton av, w s, 176.8 n Burnside av, two 5-sty brk tenements, 37.10 x87.11 each; total cost, $80,000; Moses Muller, 993 Union av; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—971.

Westchester av, s s, 25.6 e 171st st, 3-sty frame store and dwelling, 22.4x54 and 50.6; cost, $7,500; Samuel Geller, Morris Park av; ar't, B Ebeling, West Farms road.—978.

Westchester av, s e cor 173d st, three 3-sty brk stores and dwellings, 17x91 and 58.11; total cost, $21,500; William Kelleher, 173d st and Westchester av; ar't, B Ebeling, West Farms road.—977.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Attorney st, No 37, alter stairs, partitions, to 3-sty brk and stone tenement; cost, $100; Morris Kuchbaun, on premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2663.

Columbia st, No 28, toilets, partitions, to 5-sty brk and stone tenement; cost, $2,500; David Finelite estate, 864 Lexington av; ar't, Jos F Krcil, 423 E 71st st.—2669.

Essex st, No 123, toilets, partitions, to 5-sty brk and stone tenement; cost, $1,400; The Elias Brewing Co, 403 E 54th st; ar't, Geo Hang, 30 E 20th st.—2667.

Essex s No 48, vent shaft, partition, show windows, to 6-sty brk and stone tenement; cost, $4,500; Mrs Mary O'Neill, 29 Essex st; ar't, Henry J. Feiser, 150 Nassau st.—2696.

Elizabeth st, No 123, partitions, windows, to 5-sty brk and stone tenement; cost $125; Paole Tumminely, 218 Chrystie st; ar't, Henry J Feiser, 150 Nassau st.—2655.

East Broadway, No 62, stairs to 5-sty brk and stone stores and loft building; cost, $100; Elizabeth F Dodd, Babylon, L I; ar't, Chas M Straub, 122 Bowery.—2650.

Fulton st, No 170, elevator shaft, alter stairways, to 5-sty brk and stone store and lofts; cost, $10,000; Brill Bros, 279 Broadway; ar't, Robert T. Lyons, 31 Union sq.—2691.

Grand st, No 557, windows, to 5-sty brk and stone tenement; cost, $1,200; Mrs Betsy Regenbogan, 557 Grand st; ar't, Max Muller, 115 Nassau st.—2682.

Greenwich st, No 497, 2-sty brk and stone rear extension, 25x47, to 2-sty brk and stone rear extension, 25x47, to 2-sty brk and stone cooperage; cost, $2,600; ———— Tuomey, on premises; ar't, F Buchar, 1774 Pitkin av, Brooklyn.—2694.

Houston st, Nos 55-57 E, partitions, windows to two 5-sty brk and stone tenements; cost, $1,000; Rocco M Marasco, 57 East Houston st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2686.

Mott st, Nos 1-3, erect sign, to 4-sty brk and stone store and tenement; cost, $300; Globe & Rutgers Fire Ins Co, 76 William st.—2688.

Suffolk st, No 17, partitions, windows, plumbing, to two 4 and 5-sty brk and stone stores and tenements; cost, $7,000; Annie Froelick, 271 Grand st; ar't, Ed A Meyers, 1 Union sq.—2660.

Scammel st, No 19, plumbing, partitions, windows, to 3-sty brk and stone residence; cost, $150; Mrs N A Davis, 221 Quincy st, Brooklyn; ar't, Geo A Elliott, 14 George st, Jamaica, L I.—2664.

South William st, Nos 5-7, add 1 sty, iron stairs, to 1-sty brk and stone office building; cost, $13,000; Percy Chubb, on premises; ar'ts, Carrere & Hastings, 225 5th av.—2681.

Willett st, No 98, toilets, partitions, windows, stairs, to two 4 and 5-sty brk and stone tenements and stores; cost, $5,000; Herman Lottman, 962 Gates av, Brooklyn; ar'ts, Gross & Kleinberger, Bible House.—2651.

4th st, No 383 E, toilets, partitions, windows, to two 4-sty brk and stone tenements; cost, $2,000; M Verschleiser, 108 2d av; ar't, O Reissmann, 30 1st st.—2652.

4th st, No 377 E, toilets, windows, partitions to two 4-sty brk and stone tenements; cost, $4,000; M Verschleiser, 108 2d av; ar't, O Reissmann, 30 1st st.—2676.

9th st, No 20 E, partitions, toilets, windows, show windows to 4-sty brk and stone stores and shops; cost, $3,000; S Ettlinger, 160 Waverly pl; ar't, O Reissmann, 30 1st st.—2673.

10th st, No 239 E, windows, toilets, partitions, to 4-sty brk and stone tenement; cost, $6,000; A Goldstein, 74 University pl; ar't, O Reissmann, 30 1st st.—2675.

14th st, No 612 E, partitions, windows, stairs, show windows, to 5-sty brk and stone tenement; cost, $5,000; Paole Tumminely, 218 Chrystie st; ar't, Henry J Feiser, 150 Nassau st.—2695.

16th st, No 328 W, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, $2,500; Jeremiah J Campion, 20 E 10th st; ar't, Max Muller, 115 Nassau st.—2656.

16th st, No 112 West, partitions, windows, to 3-sty brk and stone tenement; cost, $250; James Baker, Lawrence, L I; ar't, Wm S Boyd, 561 Hudson st.—2680.

19th st, No 232 W, partitions, windows, to 5-sty brk and stone tenement; cost, $500; Chas E Harvey, 221 8th av; ar't, Louis F Fick, 524 W 160th st.—2657.

27th st, Nos 250 and 252 W, build shaft to 5-sty brk and stone factory; cost, $500; J Van Lierde, agent for owner, 250 w 27th st; ar'ts, Reiley & Steinback, 481 5th av.—2677.

28th st, No 330 East, partitions, windows, tank, to 4-sty brk and stone tenement; cost, $1,500; Abraham Greenberg, 140 Nassau st; ar't, Max Muller, 115 Nassau st.—2662.

37th st, No 18 W, 1-sty brk and stone rear extension, 9.6x20, partitions, floors to 5-sty brk and stone store and dwelling; cost, $5,000; August Miller, 239 5th av; ar't, Geo H Anderson, 156 5th av.—2678.

39th st, No 146 E, toilets, windows, partitions to 5-sty brk and stone tenement; cost, $6,000; Jacob Goldstein, 151 E 71st st; ar'ts, Bernstein & Bernstein, 24 East 23d st.—2672.

41st st, No 206 West, 1-sty brk and stone rear extension, 15x13.9, show windows, to 5-sty brk and stone hotel; cost, $900; J Rinaldo, 206 W 41st st; ar't, Geo Haug, 30 E 20th st.—2685.

42d st, No 359 W, partitions, windows, to 4-sty brk and stone tenement; cost, $50; W J Sloane, 316 E 65th st; ar't, Henry Placek, 316 East 65th st.—2670.

52d st, No 21 W, erect pent house to 4-sty brk and stone residence; cost, $800; Emma Gertrude Halsey, 22 W 53d st; ar't, W E Schlimgen, 1133 Broadway.—2679.

71st st, No 157 E, add 1-sty partition, windows, plumbing ,to 4-sty brk and stone residence; cost, $15,000; Francis G Lloyd, 936 Broadway; ar'ts, Thowbridge & Livingston, 527 5th av.—2690.

77th st, Nos 61-63 E, pent house to 10-sty brk and stone school; cost, $1,000; The Finch School, on premises; ar't, Chas A Rich, 320 5th av.—2653.

78th st, No 442 East, toilets, partitions, to 4-sty brk and stone tenement; cost, $3,000; D Abraham, 442 E 78th st; ar't, Ad E Nast, 147 4th av.—2665.

93d st, No 3 East, 1-sty brk and stone rear extension, 12x13, windows, to 4-sty brk and stone dwelling; cost, $2,500; Geo Ehret, Jr, 92d st and 3d av; ar'ts, Kafka & Lindenmeyr, 34 W 26th st.—2683.

105th st, No 105 West, 1-sty brk and stone rear extension, 25x40, skylights, plumbing, partitions, to 5-sty brk and stone stores, offices and tenement; cost, $10,000; Proctor Realty Operating & Impt Co, 158 W 160th st; ar't, Oscar Lowinson, 18-20 East 42d st.—2659.

114th st, No 34 W, partitions, show windows to 3-sty brk and stone dwelling; cost, $1,500; S M Robinson, 34 W 114th st; ar't, O Reissmann, 30 1st st.—2674.

125th st, No 75 East, toilets, windows, partitions, to 1-sty brk and stone store; cost, $300; Geo R Leach, 75 E 125th st; ar't, C H Dietrich. 42 Union sq.—2661.

145th st, No 589 W, alter piers, brickwork, to 3-sty brk and stone dwelling; cost, $4,000; H C Torborg, 589 W 145th st; ar'ts, Forman & Light, 40 Cedar st.—2692.

Av C, No 153, plumbing, partitions, to 5-sty brk and stone tenement; cost, $1,500; Mrs Phebe Anna Cheesemann, 48 Putnam av, Brooklyn; ar't, Henry Regelmann, 133 7th st.—2666.

Manhattan av, n e cor Cathedral Parkway, partitions, columns, skylights, to 6-sty brk and stone tenement; cost, $300; A E Silverman, on premises; ar'ts, B W Berger & Son, 121 Bible House.—2658.

1st av, e s, 44th to 45th sts, erect vent house to 5-sty brk and stone abattoir; cost, $2,500; Swift & Co, premises; ar't, Charles Sandberg, 1640 Av A.—2689.

2d av, No 851, toilets, partitions, skylights to 4-sty brk and stone tenement; cost, $500; Audolph Kern estate, 126 Front st; ar't, Frank A Rooke, 489 5th av; b'r, Reinhardt Bros, 425 E 51st st.—2671.

2d av, No 2065, partitions, stairs, area, to 4-sty brk and stone store and tenement; cost, $5,000; Isaac Sachs, 243 E 106th st; ar't, Frank Straub, 10 E 14th st.—2687.

6th av, n w cor 39th st, partitions, stairs, steam heat, electric lights, hot and cold water, baths, to 4-sty brk and stone hotel; cost, $10,000; Ridabock Estate, 637 6th av; ar'ts, B W Berger & Son, 121 Bible House.—2693.

8th av, No 970, toilets, partitions, to 3-sty brk and stone store and dwelling; cost, $500; Patrick McQuire, on premises; ar't, Louis Falk, 2785 3d av.—2668.

9th av, No 533, partitions, show windows, to 4-sty brk and stone store and dwelling; cost, $750; F Peter and Caroline Billhardt, 533 9th av; ar't, John H Knubel, 318 W 42d st.—2684.

10th av, No 504, alter partitions to 5-sty brk and stone tenement; cost, $600; Marie Loose 504 10th av; ar't, John H Knubel, 318 W 42d st.—2654.

## BOROUGH OF THE BRONX.

149th st, s e cor Bergen av, new beams, columns, and new partitions, &c, to 5-sty brk office building; cost, $500; Chas D Steurer, on premises; ar't, Louis Falk, 2785 3d av.—521.

162d st, n s, 171.3 e Melrose av, 3-sty brk extension, 25x50, and two stories built upon 1-sty brk shop and stable; cost, $7,000; Daniel Mangan, 673 E 162d st; ar't, Fred Hammond, 943 Washington av.—529.

205th st, n w cor Villa av, new stairs, new plumbing, new partitions, &c, to 3-sty frame store and dwelling; cost, $1,200; Annie D'Ambra, on premises; ar't, L A Soule, 952 E 180th st.—525.

220th st, n s, 275 w Bronxwood av, raise to grade 1½-sty frame dwelling; cost, $1,200; Mary Legonuski, on premises; ar't, John Davidson, 227th st and 2d av.—518.

222d st, s s, 100 e 2d st, move 2-sty frame dwelling; cost, $600; Henry A Stahl, 2365 Davidson av; ar't, M J Garvin, 3307 3d av.—524.

227th st, n s, 105 e 2d av, 2-sty frame extension, 30x13, to 2½-sty frame dwelling; cost, $1,000; William Garrett, on premises; ar't, John Davidson, 227th st and 2d av.—517.

Brook av, w s, 75 n 163d st, new walls, new beams, &c, to 1-sty brk and frame storage; cost, $5,000; Geo N Reinhardt, 1243 Franklin av; ar't, M J Garvin, 3307 3d av.—520.

Concourse, e s, 49.9 n 187th st, move 2½-sty frame dwelling; cost, $400; Bridget Young, on premises; ar't, J J McMillan, 205 E 205th st.—519.

Carter av, No 1809, new columns and new girders, to 3-sty frame poultry house; cost, $200; Harry Feller, 3743 3d av; ar't, Chas Schaifer Jr, 1 Madison av.—522.

Creston av, w s, 275 s 198th st, new veranda roof to 2-sty and attic frame dwelling; cost, $75; H H Plough, on premises; ar't, F E Albrecht, Fordham.—527.

Mohegan av, s e cor 181st st, 1-sty frame extension, 11.6x18, to 2½-sty frame dwelling; cost, $500; Anna R Mahnken, on premises; ar't, Jas Hanson, Briggs av and 198th st.—528

Park av, e s, 189 s 178th st, 2-sty brk extension, 6x26, to 2-sty brk shop and dwelling; cost, $800; John Toczkovsky, on premises; ar't, Chas S Clark, 709 Tremont av.—526.

Willis av, No 325, 2-sty frame extension, 16.8x20 and 15, and new partitions, &c, to 2-sty frame store and dwelling; cost, $2,000; Robt J C Cluse, Smith Bldg, lessee; ar't, Arthur Arctander Co, 523 Bergen av.—523.

## Landlord and Tenant Decisions.

RENT AND ADVANCES.

A landlord, by opening and maintaining a public bowling alley immediately under a leased flat, the alley being used all day and till late at night, creates a nuisance, making it impossible for the tenant to peaceably and quietly hold and enjoy his premises, constituting an eviction, so that the tenant, leaving the premises in consequence thereof, is not liable for subsequent rent.—Donovan v. Koehler, 119 App. Div. 51, 103 N. Y. S. (137 St. Rep.) 935.

LANDLORD'S TITLE AND REVERSION.

Where the lessee of premises deposited money with the lessor, to be returned at the end of the lease if all rent should be paid and the premises left in good order, the lessee's assignee could not recover the deposit against the lessor's grantees; there being no claim that they ever came in possession of the deposit, and the covenant to return the money not running with the land.—Joseph Fallert Brewing Co. v. Blass, 119 App. Div. 53, 103 N. Y. S. (137 St. Rep.) 865.

RE-ENTRY AND RECOVERY OF POSSESSION BY LANDLORD.

Where a lease provided that, on violation of its terms and notice to the tenant, the term of the lease should expire, the tenant may be removed by summary process.—Matter of Schoelkopf, 54 Misc. Rep. 31, 105 N. Y. S. (139 St. Rep.) 477.

PREMISES AND ENJOYMENT AND USE THEREOF.

A lease providing that the tenant should use the premises for a theatre of the first class for the production of plays of the highest order held not satisfied by the production of melodramas, vaudeville and burlesque, though they were of the first class of their kind.—Matter of Schoelkopf, 54 Misc. Rep. 31, 105 N. Y. S. (139 St. Rep.) 477.

## An Architectural Competition.

The conditions for the competition for the selection of an architect for the new Executive and Administrative Building, at Regina, promoted by the Government at Saskatchewan, have been issued. The competition is restricted to the following invited firms; Darling & Pearson, Winnipeg, Toronto; Cass, Gilbert, New York, U. S. A.; Marchand & Haskell, Montreal; E. & W. S. Maxwell, Montreal; Mitchell & Raine, London, Eng.; F. Rattenbury, Victoria, B. C.; Storie & Von Egmond, Regina. The competition is for a building to cost about $1,250,000.

The assessors in the competition are: Bertram Goodhue, of Messrs. Cram, Goodhue & Ferguson, New York; Mr. Percy E. Nobbs, professor of architecture, McGill University.

## Points on the Material Market.

Considerable irregularity is observed in the market for cast-iron soil pipe.

A further reduction in the price of copper and brass products to dealers was made September 30.

It is estimated for the whole country that about 120,000 tons of structural steel work was given out in September.

A better tone in the hardware market is thought to be indicative of an approaching good fall and winter business.

First-class construction keeps up well, in view of the condition of the money market, and the structural steel mills are crowded with work.

Hudson River brick prices have been somewhat mixed up. On Wednesday morning good material was quoted at $6.25 to $6.75 per thousand, but the market was weak at those figures. Seventy-five barge loads of brick were disposed of last week, which is considered a large outgo. Shipments are heavy.

## Bonding of Brickwork.

The recently enacted Building law of the city of Boston prescribes in Section 25:

"Every eighth course, at least, of a brick wall shall be a full heading or bonding course, except where walls are faced with face brick, in which case in every eighth course at least every other brick shall be a full header. No diagonal header ties shall be used."

The diagonal header bond has been used many years. Some consider that the Flemish bond is the most reliable, and a variate of it is permitted by the Boston ordinance—with additional bonding if desired.

—The Third International Congress of the International Federation for the Development of the Teachers of Drawing will probably be held in London during the week of August 3rd, 1908, final decision on the matter being left to the British Committee. The reasons for placing the Congress so early in the month are: that certain influential people would then remain in London to participate in the Congress; the annual exhibition of the drawings from the British art schools entered in the national competition will then be on view; the Anglo-French exhibition at Earl's Court, in which all the art and technical schools of France will be represented, will be open to members of the Congress; and the annual exhibition of the Royal Academy will not have closed. The exhibition of drawings, etc., in connection with the Congress will be open a week or two earlier than the Congress and close a week or two later.

# Construction News Reports

## From the Surrounding Country

### Kings County.

ROGERS AV.—On Rogers av, w s, 20 s Robinson st, six 3-sty brk stores and dwellings, 16.10x55, 2 families each, will be erected to cost $36,000. Wilfred Burr, 410 Hancock st, is owner; Benj Rissler, 13 Willoughby st, architect.

PACIFIC ST.—Two 4-sty brk tenements, 22x80, 8 families each, total cost $30,000, wil lbe erected on Pacific st, s s, 300 ft. east Albany av. Wm Valentine, 186 Remsen st, owner; Max Hirsch, 177 Montague st, architect.

WEIRFIELD ST.—Anthony Mayer, 1033 Madison st, will build on Weirfield st, s s, 150 e Knickerbocker av, ten 2-sty brk dwellings, 20x54, 2 families each, total cost $40,000. L. Berger, 300 St. Nicholas av, is planning.

SOUTH 3D ST.—A 6-sty store and tenement, 47.6x70, 26 families, will be erected on South 3d st, s w cor Bedford av. Cost, $55,000. Morris Salamon, 60 E 122d st, Manhattan, owner; Chas. M. Straub, 122 Bowery, Manhattan, is planning.

BERGEN ST.—On Bergen st, s s, 140 e Hopkinson av, three 4-sty stores and dwellings, 7 families each, total cost $36,000, will be erected by Samuel Brash, 1871 Sterling pl, from plans by L. Danancher, 377 Rockaway av.

74TH ST.—Lawrence E. Blake, 1764 24th st, is making plans for eight 2-sty dwellings to be erected on 74th st, s s, 23.4 e 17th av, 20x57, slag roof, 2 families each; total cost, $32,000.

SOUTH 3D ST.—H. Kalchheim, 835 Willoughby av, will build on South 3d st, s e cor Havemeyer st, a 6-sty tenement, 40x85.6, gravel roof, 25 families; cost, $40,000. Hedman & Schoen, 302 Broadway, N. Y., are making plans.

LEXINGTON AV.—Three 4-sty and basement tenements will be built on Lexington av, n s, 325 e Sumner av, by the Jamaica Construction Co., 16 Court st. R. T. Rasmussen, 30 Graham av, has plans.

6TH AV.—The Sixth Avenue M. E. Church, Brooklyn, will soon erect on 6th av, n w cor 8th st, a 1-sty and gallery church and school, 70x128.6, to cost $70,000. George Conable, 35 Wall st, N. Y., has plans.

14TH ST.—Millman & Son, 1782 Pitkin av, are planning for 4-sty flats on 14th st, n s, 40 e 3d av, to cost $40,000. Julius Weiss, 270 Sackman st, owner.

### Queens County.

ROCKAWAY BEACH.—The Congregational Church congregation are contemplating the erection of a new edifice, to cost about $50,000.

SAG HARBOR.—James E. Ware & Sons, 1770 Broadway, Manhattan, are preparing plans for a 3-sty addition, 40x60 ft., to hotel for the Seaview Hotel, Sag Harbor.

LONG BEACH.—Architects Seymour & Paul A. Davis, Philadelphia, are receiving estimates for a hotel at Long Beach for G. Jason Waters, Windsor Hotel, Atlantic City, N. J,, same to cost $500,000.

GLEN COVE.—The town board, Judge Cocks, chm. building committee, will receive estimates for building a town hall. To be 2 stories, 28x80 ft., built of brick and terra cotta. Cost $15,000.

FOREST AV.—Architect W. W. Knowles has had plans approved for a nurses' home, to be erected on Forest av, Flushing, 3-sty frame, 28x60, to cost $60,000.

ASTORIA.—The Clifton Realty Co, 200 Broadway, Manhattan, will erect five 2-sty brick dwellings on the west side of Crescent st, 114 ft. south of Camelia av, Astoria, to cost $17,000.

LONG ISLAND CITY.—V. Finkensiecer is preparing plans for a 1-sty frame foundry, 49x123 ft., for the Buchanan Foundry Co., Vernon av and 14th st, same to be erected on Hancock st, west side, 140 ft. north of Harris av, Long Island City, to cost $10,000.

ASTORIA.—The Astoria Development Co., 40 Manhattan av, New York, will erect at once a 4-sty flat on Ely av, west side, 136 ft. south of Temple st, Astoria, to cost $15,000. John Boese is planning.

LONG ISLAND CITY.—Sigmund Roth, 1835 Madison av, Manhattan, will erect on Broadway, s s, 100 e of Vernon av, Long Island City, one 2-sty frame store and dwelling, 35x60, to cost $5,000. R. Leigersdorfer, architect.

RIDGEWOOD.—L. Berger & Co., Brooklyn, are architects for five 2-sty dwellings to be erected on Madison st, north side, 145 east of Forest av, Ridgewood; owner, John Eisenhauer, 123 Forest av, Ridgewood, to cost $20,000.

GLENDALE.—Van Zuilen & Werst, 447 Grove st, Ridgewood, will build two 2-sty dwellings, 20x55 ft., on Washington av, west side, 109 ft. south of Myrtle av, Glendale. L. Berger & Co., architects, cost about $8,000.

FOREST HILS.— On Dekoven st, north side, 325 ft. east of Colonial av, Forest Hills, Cord Meyer Development Co., Elmhurst, will erect two frame dwellings, 21x39 ft., to cost $8,000. W. Adams, architect.

FLUSHING.—W. H. Gardiner, 77 West 94th st, will erect at once on 30th st, east side, 200 ft. north of Crocheron av, Flushing, one 2½-sty frame dwelling, 29x30 ft., to cost $6,000. R. E. Archibald & Co., architects.

BAYSIDE.—The Bayside-Flushing Co., 347 5th av, Manhattan, will build on Fairview av, west side, 260 ft. south of Palace boulevard, Bayside, one 2-sty frame dwelling, 30x35, to cost $6,000. Jennings & Booth, architects.

### Westchester County.

MT. VERNON.—A. Murray Jenks, Mt. Vernon, has prepared plans for a 2-sty dwelling for W. H. Dauby of Manhattan. Estimated cost is $15,000.

BRONXVILLE.—Chas. A. Lupprian, Kene building, New Rochelle, N. Y., has plans for 15 frame houses, at Bronxville, for Mr. K'ile. Total cost, $82,500. Mr. Lupprian also has plans for four more houses for Mr. Kraff, at Bronxville. To be of different design, with all modern improvements.

### New York State.

STONY POINT.—The school trustees contemplate a new building. Lucien H. Washburn and William E. West are members of the board.

CARTHAGE.—Members of the First Universalist Church have perfected plans for the erection of a new church edifice. Plans of Architects Eaton & Brownell, Watertown, N. Y., are adopted. Building committee consists of A. E. Kilby, chm.; Jas. P. Brownell and John Barber.

STAMFORD.—E. W. Van Slyke, Binghamton, N. Y., has plans and will receive bids until November 1 for a 2-sty school, 62x86 ft., for C. L. Andrus, Stamford.

PLATTSBURGH.—Jackson & Rosencrans, 31 Union sq, Manhattan, are preparing plans for a 3-sty building for the Young Men's Christian Association, Plattsburgh, to cost $60,000.

SYRACUSE.—The Syracuse Independent Telephone Co. will spend $450,000 in extending and improving its plant.

BUFFALO.—The bids for the construction of the marine hospital at Buffalo, N. Y., have been rejected. The plans will be revised and new bids called for.

### New Jersey.

PLAINFIELD.—The erection of two wings to the high school at a cost of $40,000, is under consideration. The erection of a primary school on Darrow av to cost about $90,000 is also contemplated.

ROSELLE.—W. Edmon Clum, Elizabeth, has completed plans for a 3-sty lodge, store, and flat building for Sherman Council, Jr. O. U. A. M., John Brumer, chm, building committee, Roselle.

ATLANTIC CITY.—Architect H. A. Stout, Bartlett bldg, has prepared sketches and will soon start working on plans for an 8-sty hotel, 90x200 ft., on the beach front. The cost is placed at $150,000. Will contain 135 bed rooms and 135 bath rooms.

WEST HOBOKEN.—Van Vleck & Goldsmith, 111 5th av, Manhattan, are receiving estimates for a 2-sty fur dyeing factory building, 100x100 ft., at West Hoboken, N. J., for the German-American Fur Dyeing Co.

ATLANTIC CITY.—Milligan & Webber, Philadelphia, are preparing revised plans for an 8-sty hotel, at Atlantic City, for a company headed by Newlin Haines. Approximate cost is $1,000,000.

### Connecticut.

HARTFORD.—Plans are ready for figures for a 2-sty brick addition to the Arsenal School, from plans by Architect W. D. Johnson.

NEW LONDON.—Plans are being prepared for a $20,000 pavilion, at Ocean Beach, for B. M. Armstrong and others. D. St. C. Donnelly, of New London, is the architect.

STAMFORD.—Preliminary estimates are being received on a new manufacturing plant for the Stamford Rubber Co.

### Massachusetts.

NEW BEDFORD.—Abbott P. Smith has had plans prepared by C. R. Makepeace & Co., of Providence, R. I., for a new cotton mill, 4 stories high, 480x130 feet. The mill will be located on Hastings wharf.

NORTHAMPTON.—It is reported that a new library is to be erected at Smith College at a cost of about $60,000.

SALEM.—T. G. Pinnoch writes that the contract for installing a hot water circulating system in the high schools (bids for which were received Sept. 10), has been awarded to Evans Almirall Co., of New York.

HOLYOKE.—A. W. Holton has completed plans for a 3-sty, 50x38 feet, addition, which it is proposed erecting to the Sarah Gilette Home for the Aged People, and it is reported that the building committee will soon ask for bids for the construction of same.

SPENCER.—Jos. F. Wicks, of Worcester, is planning the erection of a brick mill on the site of the Red Mill, Valley st, the cost to be about $50,000.

WESTWOOD.—Mrs. E. Howard Child is having plans for a residence redrawn by Archt. J. W. Ames, 15 Exchange st, Boston.

SPRINGFIELD.—Archs. Ellsworth & Howes have plans for a residence for Jos. Wesson, to cost $12,000.

BROCKTON.—J. L. Ellis has made plans for a residence for Wm. W. Hathaway, 82 Green st, to cost $6,000. J. W. Westwood has plans for a 3-sty, 6-apartment block, on Sawtelle st, for J. W. Anglim.

BLANDFORD.—Mrs. A. L. Mason, Springfield, Mass., is having plans made by C. A. Tinker, Westfield, Mass., for rebuilding the Pine Grove Inn, at Blandford, to cost $10,000.

NEW BEDFORD.—It is expected that plans for a city hall will be ready to be figured on by Oct. 15.

QUINCY.—The contract for the construction of the Quincy, Mass., public building has been awarded to the Conners Bros. Co., of Lowell, Mass., at $69,850; time to complete, December 1, 1908.

### Pennsylvania.

CYNWYD.—A handsome residence will be built at Cynwyd, Pa., from plans by J. N. Huston, architect. A 2-sty stable will be erected in connection with the residence. Both buildings will be constructed of brk and stone, and the residence will be handsomely finished and decorated and provided with the latest improvements and appliances.

McKEES ROCKS.—The Shoen Steel Wheel Co. is having plans prepared for constructing open-hearth steel plant and for a finishing and blooming mill. Estimated cost, $1,500,000.

WILKES-BARRE.—The Wilkes-Barre Silk Dyeing and Mercerizing Co. will construct factory and headquarters at Lee Park.

(Continued on page 603.)

# BRYAN L. KENNELLY, *Auctioneer*

will sell at auction

# Wednesday, October 16, '07

at 12 o'clock noon, at the Exchange Salesroom, 14-16 Vesey St., New York City.

# EXECUTORS' SALE

## Estate of ALBERT J. ADAMS, Dec'd,

**By order of Charles F. Bauerdorf and George Karsch, Esqs., Executors**

## 54 W. 31st St.

**NEAR BROADWAY.**

**One block from McAdoo Tunnel Terminal and near new Pennsylvania Railroad Station.**

The three-story and cellar brick Business Building, with two stores; size of lot 20x63.

## 1161 Second Av.

### 257 E. 61st Street, Northwest Corner.

**Directly opposite entrance to new Blackwell's Island Bridge to Long Island City.**

The four-story brick and brownstone Apartment, with store; size of lot 21.3x48.6.

## 539 & 541 8th Av.

### 301 W. 37th Street, Northwest Corner.

**Near new Pennsylvania Railroad Station.**

The new six-story and cellar pressed brick and stone Loft Building, with store; size of plot 28.0¾x100x49.4½x irregular.

## 307 W. 37th St.

**ADJOINING THE ABOVE.**

The six-story and basement brick Storage Warehouse; size of lot 25x98.9.

## Long Island City

### 19½ to 23 Borden Av. running through to South Side West 3d St.

**220 FEET EAST OF FRONT STREET.**

**Directly opposite Long Island Railroad and Pennsylvania Railroad Station.**

The one-story frame Buildings, with three stores; size of plot 44x180.

## 375 Seventh Av.

**Opposite new Pennsylvania Railroad Station.**

The three-story brick Building, with store; size of lot 21x75.

## 43 Bowery,

**NEAR BAYARD ST.**

The five-story brick Business Building, with store; size of lot 20.5x71.8½x20.4x69.10.

## 107 W. 45th St.

**NEAR SIXTH AVE.**

The three-story and basement brick and brownstone Dwelling, size of lot 20x100.5.

## 407 W. 35th St.

**Near Pennsylvania Railroad Station.**

The two-story frame store; size of lot 20x24.9.

## 208-210 W. 30th St.

**Within 200 feet of new Pennsylvania Railroad Station.**

The three-story and basement frame Tenement and four-story brick and frame Tenement with frame extension front, and two three-story and basement brick Tenements rear; size of plot 46x98.9.

## Borough of Brooklyn

### 1138 Manhattan Av., Southeast Corner Box St.

The three-story brick front and three-story frame rear Buildings with three stores; size of lot 25x100.

## 70% of the purchase price may remain on mortgages at 5%

**Titles guaranteed by the Title Guarantee and Trust Co. and policies delivered to purchasers free of cost.**

## Robert E. Deyo, Esq., Attorney for Executors, 111 Broadway

Illustrated bookmaps, with photographs and full particulars, will be sent on request, or may be had at the offices of the attorneys or auctioneers, 156 Broadway, N. Y. City. Telephone 1547—Cort.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Oct. 4 to 10, inc. | | 1906. Oct. 5 to 11, inc. |
|---|---|---|---|
| Total No. for Manhattan | 158 | Total No. for Manhattan | 191 |
| No. with consideration | 12 | No. with consideration | 14 |
| Amount involved | $676,150 | Amount involved | $526,600 |
| Number nominal | 146 | Number nominal | 177 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 10,135 | | 17,442 |
| No. with consideration, Manhattan, Jan. 1 to date | 686 | | 1,060 |
| Total Amt. Manhattan, Jan. 1 to date | $38,716,182 | | $57,468,537 |
| | 1907. Oct. 4 to 10, inc. | | 1906. Oct. 5 to 11, inc. |
| Total No. for the Bronx | 145 | Total No. for The Bronx | 154 |
| No. with consideration | 8 | No. with consideration | 9 |
| Amount involved | $36,525 | Amount involved | $50,790 |
| Number nominal | 137 | Number nominal | 145 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 7,356 | | 9,945 |
| Total Amt., The Bronx, Jan. 1 to date | $6,202,363 | | $6,880,451 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **17,491** | | **27,387** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$44,918,545** | | **$64,298,988** |

**Assessed Value, Manhattan.**

| | 1907. Oct. 4 to 10, inc. | 1906. Oct. 5 to 11, inc. |
|---|---|---|
| Total No., with Consideration | 12 | 14 |
| Amount Involved | $676,150 | $526,600 |
| Assessed Value | $528,500 | $429,000 |
| Total No., Nominal | 146 | 177 |
| Assessed Value | $6,143,400 | $7,219,700 |
| Total No. with Consid., from Jan. 1st to date | 686 | 1,060 |
| Amount involved " " | $38,716,182 | $57,468,537 |
| Assessed value " " | $25,779,600 | $40,087,775 |
| Total No. Nominal " " | 9,448 | 16,382 |
| Assessed Value " " | $292,225,800 | $542,182,710 |

MORTGAGES.

| | 1907. —Oct. 4 to 10, inc.— Manhattan. | Bronx. | —Oct. 5 to 11, inc.— Manhattan. | 1906. Bronx. |
|---|---|---|---|---|
| Total number | 166 | 126 | 260 | 146 |
| Amount involved | $3,086,363 | $673,308 | $4,527-810 | $950,521 |
| No. at 6% | 87 | 59 | 118 | 51 |
| Amount involved | $642,113 | $143,944 | $1,346,379 | $278,700 |
| No. at 5½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5¼% | 4 | 13 | 4 | 14 |
| Amount involved | $104,750 | $83,300 | $65,300 | $80,439 |
| No. at 5% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 4¾% | 43 | 33 | 71 | 52 |
| Amount involved | $1,478,500 | $292,092 | $1,635,831 | $360,366 |
| No. at 4½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4¼% | 3 | ..... | 24 | 4 |
| Amount involved | $186,000 | ..... | $595,000 | $32,000 |
| No. at 4% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 3½% | 1 | 1 | 1 | 1 |
| Amount involved | $25,000 | $1,500 | $1,500 | $47,000 |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 28 | 20 | 42 | 20 |
| Amount involved | $650,000 | $152,472 | $884,100 | $152,016 |
| No. above to Bank, Trust and Insurance Companies | 27 | 9 | 41 | 9 |
| Amount involved | $977,000 | $114,700 | $1,434,500 | $137,700 |
| | | 1907. | | 1906. |
| Total No., Manhattan, Jan. 1 to date | | 10,923 | | 14,593 |
| Total Amt., Manhattan, Jan. 1 to date | | $268,009,173 | | $294,051,110 |
| Total No., The Bronx, Jan. 1 to date | | 6,678 | | 7,317 |
| Total Amt., The Bronx, Jan. 1 to date | | $62,630,709 | | $53,835,573 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **17,601** | | **21,910** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$330,639,882** | | **$347,886,683** |

PROJECTED BUILDINGS.

| | 1907. Oct. 5 to 11, inc. | 1906. Oct. 6 to 12, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 15 | 19 |
| The Bronx | 25 | 42 |
| Grand total | 40 | 61 |
| Total Amt. New Buildings: | | |
| Manhattan | $490,950 | $773,400 |
| The Bronx | 285,050 | 380,150 |
| Grand Total | $776,000 | $1,153,550 |
| Total Amt. Alterations: | | |
| Manhattan | $145,925 | $192,490 |
| The Bronx | 20,475 | 28,900 |
| Grand total | $166,400 | $221,390 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 847 | 1,480 |
| The Bronx, Jan 1 to date | 1,550 | 1,732 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,397** | **3,212** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $66,864,160 | $101,940,240 |
| The Bronx, Jan. 1 to date | 17,017,719 | 23,426,545 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$83,881,879** | **$125,366,785** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$14,096,819** | **$17,762,930** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Oct. 3 to 9, inc. | 1906. Oct. 4 to 10, inc. |
|---|---|---|
| Total number | 552 | 710 |
| No. with consideration | 27 | 47 |
| Amount involved | $225,258 | $409,292 |
| Number nominal | 525 | 663 |
| **Total number of Conveyances, Jan. 1 to date** | **26,771** | **29,894** |
| **Total amount of Conveyances, Jan. 1 to date** | **$17,046,957** | **$23,226,193** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 547 | 710 |
| Amount involved | $2,809,671 | $3,752,452 |
| No. at 6% | 301 | 301 |
| Amount involved | $1,231,863 | $819,860 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 179 | 127 |
| Amount involved | $725,928 | $1,365,925 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 46 | 259 |
| Amount involved | $777,400 | $1,486,130 |
| No. at 4½% | 1 | 2 |
| Amount involved | $600 | $9,000 |
| No. at 4% | 1 | 2 |
| Amount involved | $5,900 | $3,300 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 19 | 19 |
| Amount involved | $67,980 | $68,787 |
| **Total number of Mortgages, Jan. 1 to date** | **27,594** | **30,532** |
| **Total amount of Mortgages, Jan. 1 to date** | **$120,125,202** | **$125,972,700** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 98 | 242 |
| Estimated cost | $708,590 | $1,645,360 |
| Total Amount of Alterations | $96,152 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,266** | **6,761** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$55,351,498** | **$51,108,182** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,444,649** | **$4,265,598** |

## The Week.

The private sales market is giving evidence of an awakening, largely due no doubt to the better feeling which prevails with respect to the money situation. Mortgage funds are less difficult to obtain and, what is equally important, the opportunities for exacting excessive charges for the procurement of loans have been lessened in proportion. The easing up in this direction has been somewhat hastened by the increased amount of outside capital seeking investment in mortgages hereabouts. This is further illustrated by the recent granting of mortgage loans aggregating $370,000 at five per cent. by the Republic of Panama on Manhattan realty. In many parts of the city the volume of dealings has been multiplied and some of the old-time signs of approaching activity are appearing again. Over in Brooklyn much improvement is shown by the increase in purchases of lots and apartments, and brokers in the South End are busier than usual, which may be attributed to the recent decision to proceed with the construction of the Fourth avenue subway. It is reasoned by experts that the market has passed through its most depressed period, and that from now on a more normal condition for this season of the year will be looked for. Last year's surplus of buildings in the Bronx is fast being absorbed, and it is stated on reliable authority that the supply of medium-price two-family dwellings in that quarter is well nigh exhausted. An inspection of the sales budget will show that more than the usual number of corner parcels changed hands, including the purchase of the northeast corner of Broadway and 231st st, which will be improved with flats and stores. On the Middle West side dwellings continue the feature and up on Washington Heights the unlooked for impetus in trading will do much toward strengthening prices in that locality. The total number of private sales reported is 64, of which 11 were below 59th st, 31 above and 22 in the Bronx.

## THE AUCTION MARKET

The attendance at the auction offerings this week was good, and the prices realized in most instances were up to expectations. The budget contained, in addition to the usual legal sales, several of a voluntary nature, including a business building in Washington st and a dwelling and stable on Boston road. On Monday Joseph P. Day struck off to Fredk. V. Haas, on a bid of $108,000, property at the northeast cor of 3d av and 168th st, extending to Fulton av, 176x337 and irregular; a two and three sty brick brewery and stables. There was due on judgment in this instance $80,000. On Tuesday Mr. Day sold a vacant plot, 75x100, on the westerly side of Vyse av, 191.4 ft. north of Home st,

to Geo. McCauslan on a bid of $6,500, there being due on judgment in this case $4,428. At the stand of Chas. A. Berrian, No. 3394 3d av, a 3-sty brick tenement, 112.6x121.10x123.8x70.7, found a purchaser in the William Rosenzweig Realty Operating Co. at $36,787.

On Wednesday, Bryan L. Kennelly struck off the 5-sty brick business building, 609 Washington st, 18.6x64, to John J. Aaron & Son, for $29,050, considered a satisfactory figure. Among other parcels, Mr. Kennelly sold the irregular plot, 60x180, with a 2-sty frame dwelling, at 1262 Boston road, to Henry Harburger for $21,750. This figure compares well with prices obtained at private sale for similar parcels in that section. On the following day a parcel at the southwest cor of South st and James slip, a 4-sty tenement with store, 36.2x21.11, was offered in partition by Joseph P. Day, who succeeded in eliciting a bid of $17,750 from Julia Volkhauser, to whom the property was struck off. Another small parcel, 26.10x49, being the northwest cor of Roosevelt and South sts—a tenement of like description—was knocked down to Fredk. B. Lemaire on a bid of $31,600. The adjoining building, No. 174 South st, 17.10x62.3 was purchased by Mr. Lemaire as well at $15,000.

## Tenement House Department Under Fire.

Property owners' associations were well represented at the hearing given by the Board of Estimate and Apportionment, October 11, when the Tax Budget for 1908 was under consideration. Their efforts were mainly directed against the Tenement House Department, and they asked that the number of inspectors be reduced as well as the appropriation. Mr. Ira J. Ettinger, speaking on behalf of the United Real Estate Owners' Association, said:

"From a perusal of the Budget, we learn that the Tenement House Commissioner, having received the enormous sum of over $669,000 for the conduct of his department in 1907, now requests an appropriation of over $748,000, being an increase of almost $80,000. We not only feel, but know, and can prove by documentary evidence, that the taxpayers' money is being wasted to-day in the manner in which the Tenement House Department is conducted. A multitude of employees is being carried on the municipal pay-rolls for the purpose of annoying and tantalizing the property owners of our city by the filing and issuing of violations against their properties, which are frivolous, absurd and ridiculous in the extreme, and which have absolutely no relation to the sanitary welfare of the occupants of tenement houses.

"There are so many thousands of orders issued by the department, that it is almost impossible to obtain cancellations of violations where the work has been properly done. Because of this, the greatest confusion results upon the closing of titles to real estate, and thousands upon thousands of dollars are held to-day by the title companies of our city, and by lawyers representing the purchasers of such real estate, as deposit to secure cancellations of such violations.

"These facts are open and notorious, and are well known to every real estate man in the City of New York. It has justly aroused their righteous indignation; it interferes with the sale of real estate in the City of New York, and makes real estate therefore, an undesirable investment in the metropolis. We feel that there should be the utmost economy in the administration of municipal affairs; that the appropriation for the Tenement House Department for the year 1907 has been excessive, and that the appropriation for 1908 should, by every sense of fairness and justice to the real estate owners of our city, who bear the burdens of 90% of our taxation, be reduced and not increased."

Mr. Ettinger cited numerous instances of frivolous and meaningless orders issued by the Tenement House Department, and said that if he had the time he could bring an automobile full of such orders to present to the Board of Estimate and Apportionment, showing how the taxpayers' moneys was being wasted. One particular instance which he cited noticeably impressed the many real estate owners that were present at the hearing. The Tenement House Department had sent four inspectors to a certain house in West 23d st, claiming that there was a leak in the roof. Four inspectors called at various times because the owner steadfastly maintained that there was no such leak. Finally a special inspector was sent, and he discovered that there was no leak in the roof, and that the four inspectors who had called in 1907 had made an inspection under a violation issued in 1904, and which had long since been complied with.

Mr. Ettinger stated that he thought that the Tenement House Law was passed by the Legislature to improve housing conditions of the dwellers in tenements in the congested districts of our city, and not for the purpose of wasting the taxpayers' money, in discovering leaks on roofs, cracks in panes of glass, lack of hinges on water closet seats, and such other frivolous details.

Mr. Horan, representing the Lower East Side Property Owners' Association, objected to the limit of five minutes allowed to each speaker, saying that it was far too little to state the condition of affairs properly. He quoted Mr. Metz's statement published in the Record and Guide to the effect that under certain conditions in 25 years the city might be free from taxation. He alleged that inspections were made by the Tenement House Department without foundation of law or common sense and has documentary evidence to prove his assertions.

Mr. Robert E. Simon, representing the Allied Real Estate Interests, said that his organization consists of many thousand of property owners who pay taxes on $100,000,000 out of $300,000,000 that is assessed by the city. The organization was not antagonistic to the Board, but wanted time to properly examine the Budget and go over the various items carefully to see that the property owners interests were taken care of.

Mr. Frank Demuth, of the West Side Taxpayers' Association, objected to the advance in salaries asked by the Tenement House Department. He claimed that there will be less building of tenements this year and far less than two years ago, and so there should not be any additional appropriation. He requested the Board to give the property owners another hearing.

## In the Pennsylvania Terminal Section.

THE demand for business locations west of Broadway in the Pennsylvania section, is increasing, the small dealer is strenuously trying to obtain a lease which may assure him of some few years possession of premises suitable to his business and the investor is turning his eyes with interest to purchase some plot which can be leased to advantage. Despite the tight money market the owners of property in this section are maintaining their prices and are perfectly confident that the progression and completion of the work on the Pennsylvania Station, McAdoo Terminal, and on the tunnels will bring about the long anticipated boom, and justify their judgment in holding the property.

Above Twenty-third Street and west of Broadway, loft buildings, though none too readily, are none the less being rented. A number of large publishing houses have located in the section west of Broadway and below Forty-second Street, and thus the section for the publishing business is defined; publishers, printers and other lines of business will locate as required by their interests, as near as possible.

In Thirty-fourth Street, between Sixth and Seventh Avenues, a number of brownstone houses have been altered for business purposes and quickly rented. The prospect of an arcade connecting the Pennsylvania Station with Thirty-fourth Street has caused much interest in the block between Seventh and Eighth Avenues and much of the property in that block is already owned by real estate operators.

Mr. I. J. Pocher, of Pocher & Co., of No. 126 West Thirty-fourth Street, says that with the advance of the fall season, in the Pennsylvania section, an increased demand for buying and leasing property is very noticeable, and it is probable that even in the face of the present financial situation, a number of good-sized deals will be consummated.

"The transition of the Pennsylvania section into the greatest business district of New York is inevitable. Those who come into the market at this time will be rewarded munificently for their judgment. The enormous increase of values in this section is due partly to solid and substantial investors and operators, not of the mushroom order, as have caused passing booms in some other localities.

"As proof of this substantial condition," Mr. Pocher remarked that "while there are numerous buyers for property in this section, and while much the greater part of it is at present barely paying carrying charges, mostly all present owners are holding out for higher prices, although many have already been offered substantial profits. We could not conscientiously advise a client to sell now, as we are looking forward for the only real boom this section has had, and the time to buy is the present.

"During present tight financial conditions," continued Mr. Pocher, "the majority of those who have funds to loan on bond and mortgage, give the 'Thirty-fourth Street districts' as the most attractive to them. Judging from the demand at this office to rent stores, lofts and business property of all classes, it would seem that when the owners are prepared to give straight leases they can certainly, even now, command much higher rentals.

"We could mention among others a transaction in this locality where we sold in a side street, a small plot of less than 2,000 square feet, less than one year ago for $98,000, renting for $2,000 per annum, which could have been bought four years ago for less than $30,000, and for which we now have an offer of $115,000, which the owner has declined. Many transactions of this kind will occur during the next few years."

### Smallest Payment for Taxes.

To the Editor of the Record and Guide:

Do you know what the law is to-day with reference to paying assessments in the boroughs of Manhattan and Bronx, what the smallest payment by instalment the law allows at present?

Some time ago the Collector of Assessments of both of the above-mentioned boroughs, in writing stated that $50 was the smallest sum then allowed by law which could be paid at any one time on any one assessment; but only recently an order has been given by an Assistant Deputy Collector of Assessments that not less than one-fifth of whole amount of any one assessment could be paid hereafter at any one time, no matter what the amount of assessment—whether $3,000, more or less. Does not the law state specifically that an instalment as low as $50 can be paid on any one assessment at one time? Is not the Chief Deputy Collector of Assessments of each borough for New York City, or his assistants, bound to respect this law and accept $50 (not less) instalment on any assessment at one time? How many years does the law allow an assessment to stand unpaid against property before the city can take action

by foreclosure, sale, etc.? Who is in authority or authorized by law for the city to say how much of any one assessment must be paid? Has the Corporation Counsel, or the Comptroller, any authority over and above the law? Has not this law been tested, making it compulsory for the Collector or his assistants to accept $50 on instalment for part payment of any assessment at one time? It is hoped you can give us some information in the above matter.

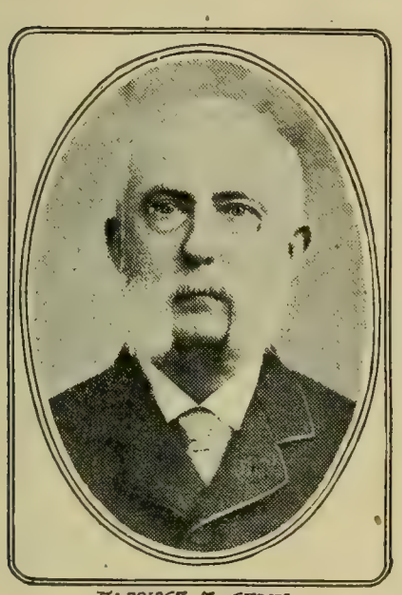
Answer.—We refer our correspondent to section 1019 of the charter of the City of New York, as amended by chapter 597 of the laws of 1904, which states that sums not less than fifty dollars or multiples thereof may be tendered for payment on account of assessments, and credited as such. Whenever an assessment remains unpaid for three years from confirmation the City of New York may advertise such lands for sale, but sales are made for a term of years only. (See section 1027 of said charter.) The owner may redeem from such sale within two years by paying sum due at the time of sale and interest at rate of fourteen per cent. per annum, and expenses of advertising. (See section 1041 of said charter.) But in case such lands are bid in at such tax sale by the City of New York, such lands may be redeemed by paying assessment, expenses of advertising and interest at rate of seven per cent. per annum. (See section 1034 of said charter.)

We do not know of any additional changes in said sections of said charter, or of any authority in any one to make any different rule of payment from what is stated above.—Ed.

## Who's Who in Real Estate—I.

ELBRIDGE THOMAS GERRY, a New Yorker by birth and a graduate of Columbia College, has the distinction of being one of the best known men in this city.

He entered the law office of William Curtis Noyes and was admitted to the bar in 1860. At various times he had as partners, Mr. W. C. Noyes, William F. Allen, Justice of the Court of Appeals and Benjamin Vaughan Abbott. Mr. Gerry has one of the finest law libraries in the United States, numbering several thousand volumes. He was council in several notable cases and acted in that capacity for several year for the American Society for the Prevention of Cruelty to Animals, and aided in the passage of most of the laws now in force for the protection of dumb beasts.



ELBRIDGE T. GERRY

He was one of the founders of the New York Society for the Prevention of cruelty to Children, frequently called the "Gerry Society." In 1879 he was elected its President and has held that position ever since. In 1886 the Legislature of the State of New York appointed Mr. Gerry chairman of a commission, with Hon. Matthew Hale and Dr. A. P. Southwick, to consider the most humane way of executing condemned prisoners, which resulted in the use of the electric chair instead of hanging.

Mr. Gerry is a heavy holder of real estate, mainly down town and East Side property. A list of his holdings as it appears in the latest Real Estate Directory is printed herewith: 110 Broad st, 104 Chambers st, 73 Cherry st, 35 Division st, 11 Frankfort st, 165 Greenwich st, 355-361 Greenwich st, 23 Pearl st, 57 South st, 20 Spruce st, 46 Vesey st, 60 Walker st, 72 Warren st, 31 Washington st, 40-42 Stone st, 73 Pearl st, 34 Washington st, 14 Water st, 33 Water st, 147 Water st, 356 Water st, 55 West st, 7 East 28th st, 10 East 29th st, 137 East 44th st, 132 East 45th st, 7 East 46th st, 6 East 47th st, 412 East 47th st, 432 East 56th st, 39 East 62d st, 66 East 66th st, 403 Broadway, 454 Broadway, 521 Broadway, 913 Broadway, 35 East End av, 63 Madison av, 102 Madison av, 630 Park av, 88 West Broadway, 1030 3d av, 239 4th av, 390 4th av, 563 5th av, 816 5th av, 133 7th av, 88 8th av, 135 Grand st, and 26 Harrison st.

### Compensation.

In a case where a broker was employed by the owner of some land to secure a purchaser for it, he produced two persons, who obtained a written agreement from the owner to sell the land to them, but did not sign the agreement, and afterward refused to take a deed. In this case the court held that the broker was not entitled to a commission.

## Buying Property.

BUYING property in New York City is a science. While many purchasers look only on the surface, not so with the man who has made a study of the subject. Owners of property can be separated, roughly, into two classes: the professional and the amateur. That class of purchasers which buys a parcel and takes it out of the market, such as purchases for railroad purposes, executors, business property for the owner's own use, etc., need not be considered at this time. The two classes first referred to are in the traders' class. What they buy is for sale, but their methods of buying and selling are entirely different. The professional trader devotes his whole time to operating in real estate, while the other buys as a side issue, as he has other things to occupy his attention.

The amateur has no special knowledge of the real estate situation, and not a very intimate knowledge of the locality in which he wants to buy. He has no real reason for buying there, except that he has made up his mind from surface conditions as he sees them. His broker or adviser tells him that two years ago such a house brought so much money, that there is a mortgage for a certain amount on the property, and that it is worth a certain figure. If the present purchase price is within his means and it is the kind of a house he has already made up his mind to buy, the deal has a very good chance of early completion.

He has bought it, if the truth were known, on instinct rather than on facts. If he sells it for a profit he congratulates himself on his shrewdness; if there is a loss, he thinks that the broker has landed him, or says to himself, "Hard luck!" Many brokers have adopted the practice of submitting the facts of the case to the client, but in no way trying to influence him to take a certain piece of property. In that way they feel that the purchaser cannot blame them if things do not turn out quite right. As a rule he pays the market value at the time of purchase and any profit he may make is really due to the natural advance in realty values. This is the class of buyers who are loaded up with property during "bad times," and they are the first to let go after the period of depression has passed. What is the reason for all this? The answer is that such a buyer does not know his subject. He has only a smattering of knowledge, which is apt to be dangerous.

The professional operator, on the other hand, has an office adapted to his business, with maps, records of transfers, mortgages and every other device that is known to help him in his business. He is widely acquainted among the brokers, and learns what is going on in the field. Far more valuable than all these records, he has actual knowledge of values. He goes about it differently from the amateur. In the first place, he is, in a great measure, unbiased, though he may have preference for certain locations. He will take on anything that looks as though there was a margin of profit in it for him. However, he is just as quick to let go as soon as he sees the storm signals set. It is as important to know when to "stand from under," as when to buy.

He appraises the house and lot separately. He figures that the value of the house will deteriorate each year. The increased value of the lot must not only offset this loss, but also make his profit for him. He looks into the chances of street assessments, changes of grade, and all the other things which materially affect the value of the property. When purchasing he usually has a clearly defined plan of action. He does not work in the dark, nor does he take much on faith. Then, in his case, it is a question of averaging up to some extent. Sometimes he will get a piece of property in trade that under ordinary circumstances, nothing would have induced him to touch, but he will try very hard to run it off on liberal terms as soon as possible.

The speculator is very partial to property in a section that is running down for residential purposes, and, as a rule, there is a time at which such can be purchased "right." He will convert it into stores, erect an apartment house, or sell it to a builder who will do it instead of him. As business property he gets a value on a different basis from that of a private dwelling. Business houses bring in more rent than privates, except in very few cases, and once having rented them, there is not such a chance for vacancies.

The moment a tenant moves out of a dwelling, it ceases to bring in any income. The expenses continue. Interest on the mortgage, taxes, insurance and the bills for repairs must be met whether the building be vacant or occupied. The business house proposition, on the other hand, usually has more than one tenant and the chance of vacancies is more remote. Should one tenant move out, there are others to help defray the expenses.

In buying a piece of property, among other things, notice the transit facilities. Figure out how long does it take you to get to the City Hall. Not from the subway or elevated station, but from the door of the house. Remember, there are at least five months of cold weather, and many rainy days during the spring, summer and fall to be considered. Try to place yourself in the other man's shoes. How will it strike the man you are going to sell it to?

Don't think "How am I going to buy it?" but "How can I sell

it, and for how much?" Property on a corner or on a principal street, even though it costs more money, may be cheaper in the end, as there will be a readier market for it. It has natural advantages, such as light and air, which is most important in a large city. A mortgage can be placed on it more advantageously and many other points come up in its favor which need not be gone into at present. To purchase a piece of property profitably one must have knowledge of the subject, and one of the surest ways of gaining such knowledge is to meet and talk with those who are familiar with it.

## Outside Money for New York Real Estate.

The man with a small amount of money to invest in mortgages, as five hundred or a thousand dollars, has had some difficulty in the past in placing it. Within two years there has been formed a company, called the New York Investors' Company, and organized under the auspices of the Title Guarantee and Trust Company, subject to the Banking Department of the State of New York. It has a capital of $100,000. This company hopes to reach two classes of investors, first the man who has a small amount of money to put in real estate mortgages, and secondly the man with considerable money, and who wishes to invest in a number of small mortgages.

This company offers guaranteed mortgage certificates for five hundred and a thousand dollars each, bearing 4½ per cent. interest semi-annually, and exempt from the mortgage recording tax law.

Mr. J. Wray Cleveland says that in the short time that the company has been organized it has sold over $2,000,000 worth of certificates. If the investor puts up $1,000 he has an undivided share equal to that amount in bonds and mortgages deposited by the Title Guarantee and Trust Co. These bonds and mortgages are held by the Title Co., which insures the title and guarantees that all the mortgages are first liens on the property. The recording tax has been paid and they are exempt from all State taxation as provided in Chapter 532 of the laws of 1906.

"The bonds and mortgages," said Mr. Cleveland, "are guaranteed to the company by the Bond and Mortgage Guarantee Co., which has a capital and surplus of over $5,000,000, and it has guaranteed more than $200,000,000 of first mortgages. So you see we have had some experience in mortgages.

"The form of mortgage," said Mr. Cleveland, "is nothing more or less than an assignment of an actual share amounting to $500 or $1,000, as the case may be, in the group of mortgages deposited with the Title Guarantee and Trust Co. which makes the holder a part owner of the identical mortgages so deposited."

The trouble for some time past in New York has been the shortage of money for mortgage purposes. It is very difficult to get money outside the city to take the larger mortgages. By combining all the small amounts received from individuals a fund is created big enough to make this possible. The result is that this idea will afford considerable relief to the mortgage situation, and will soon have a far reaching effect.

## Records Broken in Tax Department.

As shown by the following table the previous record for receipt of taxes during the first two days was broken. Last year all previous records up to that date were broken, but this year $4,353,713.08 was collected more than in 1906. These amounts include all those moneys which were paid into the department before the first Monday in October on which taxes became a lien. Col. David E. Austen, the Receiver of Taxes, said that he expects the payment before January 1, 1908, will be larger by nearly $10,000,000 than ever before.

The Commissioners of Taxes and Assessments have power to correct an erroneous assessment on real estate before the collection of the tax. The application, therefore, must be made to these Commissioners within one year from the time the tax books are delivered to the Receiver for collection.

Persons who pay their taxes before the first day of November next are entitled to a discount at the rate of six per cent. per annum, to be computed from the time of payment to the first day of December next succeeding. The bills must be rebated before drawing check in payment. If any tax is not paid before the first day of December, one per cent. will be added to it. If not paid before the first of January, interest is charged at the rate of seven per cent. per annum FROM THE FIRST MONDAY IN OCTOBER. If personal taxes are not paid by the fifteenth day of January, the Receiver may issue his warrant to the Marshall for their collection by distress and sale. Real estate taxes not paid before June 1 will be returned to the Bureau for the Collections of Arrears.

## Torrens Commission Public Hearing

The first public hearing of the Torrens Commission, appointed by Governor Hughes, which took place in the Aldermanic Chambers at City Hall, Oct. 11, attracted a large attendance. The Commission has had several private meetings and has elected two committees from its number to investigate whether the system is a success in the various countries where it is in operation, or the reverse. The chambers were crowded with representative real estate owners, brokers and lawyers. The meeting showed clearly that a deep interest is taken in the proposed change of registering real estate titles, and whether the Torrens system or some other one is adopted there was no doubt that the great majority present felt that the present plan is inadequate and that some other system should be immediately adopted which would cut down the present expense, and hasten the closing of titles.

Mr. Lowell spoke with feeling and at length in favor of the Torrens law and when questioned by the Commission gave some interesting experiences and showed how the present difficulties can be overcome.

Camillus G. Kidder explained how the Torrens system is operated and endorsed the adoption of it in this State.

Morris B. Aitken, a lawyer who has practiced both in Massachusetts and New York, spoke in favor of the new movement. He said in Boston it takes two months to register the title the first time, but after that only a few hours are necessary.

## City Real Estate Methods.

(From Grand Jury's Report.)

We have investigated the methods used by the City of New York in acquiring the land to be used for the Kissena Lake Park site and lands for school purposes in Queens County, and from the evidence adduced upon such investigation we find that the methods employed in acquiring such lands are improper, careless, inaccurate and prejudicial to the best interest of the taxpayers of the county. That those methods are the cause of extremely exorbitant prices being paid for land for park and school purposes, to the injury of the taxpayers.

We recommend that rules be adopted by the City of New York requiring appraisers appointed to investigate the values of land required for public use, to file in the department to which they are attached, written reports, showing in detail, the facts upon which they arrive at their appraisal, which reports should be accessible to any taxpayer at all times.

That the terms of every proposed purchase of lands for public use, other than by condemnation, should be published in newspapers having a general circulation in the borough where such lands are situated and that a public hearing be had before any such sale is consummated.

We direct that a copy of this presentment and report be forwarded to the Mayor, President of the Board of Aldermen and Comptroller of the City of New York.

Dated October 4, 1907.

### Stirred Up Over Increased Assessments.

Property owners in Flatbush and some other sections of Brooklyn are wrought up over a large increase which has been made in the assessed value of their holdings this year. They contend that the jump in assessments is unjustifiable, particularly since they are receiving comparatively little for their money. Residents along the line of Ocean Parkway complain that many of the streets are not lighted and that the roadways are little more than mud paths. Moreover, they maintain that those who have made improvements to their property have been discriminated against, in that unimproved property has not been increased in proportion. In speaking of the subject during the week a prominent Flatbush real estate man said that in many instances the assessments in that locality had been raised as much as 100 per cent., and that the owners of property affected, having failed to secure a reduction, had brought the matter to the attention of the local tax payers' associations in the hope of more speedily obtaining an adjustment of their grievances.

COMPARATIVE STATEMENT, SHOWING TAX COLLECTIONS FIRST TWO DAYS AND TAX LEVIES.

| | Manhattan. | Bronx. | Brooklyn. | Queens. | Richmond. | Total. | Total for 2 days. |
|---|---|---|---|---|---|---|---|
| **1907.** | | | | | | | |
| October 7..... | $13,105,575.19 | $1,416,238.27 | $2,281,750.18 | $645,180.00 | $186,799.09 | $17,635,542.73 | |
| October 8..... | 2,944,619.29 | 144,246.21 | 320,932.89 | 100,085.65 | 49,764.36 | 3,559,648.40 | $21,195,191.13 |
| **1906.** | | | | | | | |
| October 1..... | $10,871,909.15 | $1,161,113.41 | $1,518,394.64 | $452,705.06 | $152,429.23 | $14,156,552.49 | |
| October 2..... | 2,084,358.88 | 108,165.41 | 391,672.09 | 58,583.37 | 42,148.91 | 2,684,924.76 | $16,841,477.25 |
| **Levy 1907.** | | | | | | | |
| | $59,922,732.65 | $5,193,095.03 | $16,659,305.73 | $3,035,746.54 | Real estate. $769,542.62 | $85,580,522.57 | Total all sources except banks. $102,488,271.54 |
| **Levy 1906.** | | | | | | | |
| | $56,528,822.94 | $4,767,854.39 | $15,264,915.61 | $2,276,008.71 | Real estate. $859,276.64 | $79,496,878.29 | Total all sources. $97,550,141.50 |

# PRIVATE SALES MARKET

## SOUTH OF 59TH STREET.

GREENWICH ST.—Robt. R. Rainey sold for the Frost estate 252 and 254 Greenwich st, 5-sty loft buildings, 55x84x irregular, Columbia College leasehold. The property adjoins the southwest cor of Murray st.

LEROY ST.—Daniel C. Whearty sold for the estate of Jas. D. Sherwood 9 Leroy st, near Bleecker, a 3-sty tenement, with stable in rear, 28x90. The property has been held by the Sherwood family for over 60 years.

LEWIS ST.—Joseph Gans bought from Moses Weberman the 5-sty tenement 86 Lewis st, 20x100. Public School 88 is diagonally opposite.

### Norfolk Street Tenement in a Trade.

NORFOLK ST.—Moses Rosenberg and Abraham Falk sold for Levine & Blumenfeld to Isaac Schneiderman 179 Norfolk st, a 6-sty tenement, 25x100. The buyer gave in part payment eight 2-sty brk houses in Borough Park, Brooklyn, in 16th av, between 68th and 69th sts, each 20x100.

17TH ST.—Mrs. Harriette W. Berryman sold to a purchaser for investment 107 East 17th st, a 4-sty stone front dwelling, 25x90.

37TH ST.—C. Grayson Martin sold to a purchaser for investment 126 East 37th st, a 4-sty dwelling, 18x50. The parcel is three doors west of Lexington av.

44TH ST.—Richard Collins sold for Mrs. S. E. Taris 144 East 44th st, a 4-sty English basement dwelling, with coach house and stable in the rear, 15x100.5.

49TH ST.—Pease & Elliman resold for Harry J. Douglas 31 West 49th st, a 4-sty dwelling, 22x100, Columbia College leasehold. Mr. Douglas bought the house from the Gibson estate about a month ago. The present buyer will occupy it.

### Operators Buy in 49th Street.

49TH ST.—Montgomery Maze bought 152 and 154 East 49th st, two 5-sty double flats, 50x100, from Mary L. Pettit. H. Reinheimer was the broker in the deal.

58TH ST.—E. E. Tisch & Co. sold to a purchaser for investment for the Blair estate 435 East 58th st, a 3-sty dwelling, 18.1x100. This is the first time in 28 years that the parcel has changed ownership.

7TH AV.—Thomas L. Watt sold 711 to 715 7th av and 168 and 170 West 48th st, five old buildings forming an L around the southeast cor of 7th av and 48th st. The lot has a frontage of 50 ft. on 7th av and 41 ft. on the st. The purchaser's name is withheld for the present.

## NORTH OF 59TH STREET.

61ST ST.—E. De Forest Simmons sold for Margaret T. Barker to a client, for occupancy, 44 East 61st st, a 4-sty brownstone dwelling, 16x100.

61ST ST.—Pease & Elliman sold for Mrs. J. W. Lane to Mrs. Arthur J. Moulton for occupancy 4 East 61st st, a new American basement fireproof dwelling, 50x100.5. The house adjoins that of Elbridge T. Gerry, and abuts the Metropolitan Club House.

68TH ST.—Slawson & Hobbs sold for Euphemia C. Pearl the 3-sty brick and stone stable 239 West 68th st, 25x100.5, between Amsterdam and West End ave. The yards of the N. Y. Central R. R. are one block to the west.

76TH ST.—Benjamin Natkins sold to H. O. Carriere his residence 167 West 76th st, a 4-sty brick and stone dwelling, 20x102.2.

78TH ST.—George A. Hampton & Brother sold for the Wright estate 157 West 78th st, a 4-sty dwelling, 19x100.

82D ST.—Samuel T. Carter sold to a purchaser for investment 33 West 82d st, a 4-sty dwelling, 20x102.2.

83D ST.—McVickar, Gaillard Realty Company sold for Nathan & Leon Ottinger to P. Biasetti, 65 West 83d st, a 4-sty and basement dwelling 16.8x102.2.

84TH ST.—Coleman G. Williamson sold to Eugene Vallens, 3 West 84th st, a 4-sty and basement dwelling, 19x102.2, adjoining the north cor of Central Park West.

88TH ST.—Steven B. Ayres sold to Alfred M. Rau 159 West 88th st, a 4-sty American basement dwelling, 13x100. The buyer will occupy the house. Public school No. 166 is immediately in the rear.

91ST ST.—J. J. Plummer sold for Annie E. Taylor 140 West 91st st, a 5-sty flat, 27x100.8.

91ST ST.—F. R. Wood & Co. sold for a client to Mrs. M. E. Gaucupancy, 260 West 91st st, a 4-sty dwelling, 17x100.8. Henrietta Lindenmeyer is the owner of record.

94TH ST.—O. G. Manss sold for Thomas McK. Taylor to a purchaser for investment 120 West 94th st, a 5-sty double apartment house, 27.4x111.8.

106TH ST.—W. W. Adams sold to a purchaser for investment 15 West 106th st, a 5-sty flat, 25x100.11.

109TH ST.—Salvatore Soraci sold for M. Giocini the 7-sty double tenement 226 East 109th st, 25x100.11.

117TH ST.—Sisca & Co. sold for Philip Potash, 407 East 117th st, a 4-sty brick dwelling, 16x100, to Tomaso Policelli.

143D ST.—Slawson & Hobbs sold to an investor for Ida Levy the 6-sty flat, 241 West 143d st, on lot 25x99.11.

AMSTERDAM AV.—Irving Judis sold to N. Grabenheimer and D. Katz the new 6-sty apartment h ouse, 60.10x100, at the northwest corner of Amsterdam av and 109th st. Mr. Judis recently sold a similar building, 40x100, adjoining on the north. John R. Davidson and M. Edgar Fitz-Gibbon were the brokers.

AMSTERDAM AV.—B. Adler sold for Irving Judis to J. Nochensohn the 6-sty apartment house on the west side of Amsterdam av, 60.10 feet north of 109th st, 40x100. This is one of two houses now being completed by the seller.

LENOX AV.—Arnold & Byrne sold Israel Hoffman 145 to 149 Lenox av, three 5-sty flats, on plot 75.3x75, adjoining the northwest cor of 117th st.

MADISON AV.—S. Osgood Pell & Co. sold to Olin D. Gray 1045 Madison av, 4-sty stone dwelling, 19x82. The parcel is situated between 79th and 80th sts.

MANHATTAN AV.—Joseph Burke and Henry M. Weill sold in conjunction for Abraham Schneider 469 Manhattan av, a 3-sty and basement dwelling, 16.8x80.

MANHATTAN AV.—J. B. Ketcham and J. G. Bassman sold for Harris & Siegel, the 5-sty flat at the southeast cor of 119th st and Manhattan av, 34.3x95. The sellers took it recently in part payment for the southwest cor of Lenox av and 121st st.

WEST END AV.—Edith P. Korn sold to an investor 228 West End av, a 3-sty and basement dwelling, 16.5x70, between 70th and 71st sts.

RIVERSIDE DRIVE.—Bergen Realty Company sold to a purchaser for investment 92 Riverside Drive, a 4-sty and basement dwelling, 19.4x110.9x19.4x105.8, between 81st and 82d sts.

## WASHINGTON HEIGHTS.

146TH ST.—H. L. Lederer sold two lots on the north side of 146th st, 350 feet west of Amsterdam av, 50x100. H. Reinheimer was the broker in the deal.

162D ST.—William J. Jones sold to T. O'Connell, 519 West 162d st, a 3-sty stone front dwelling, 20x99.11. The buyer will occupy the house. John N. Golding was the broker in the transaction.

### A Purchase For Improvement.

BROADWAY.—The Foley estate sold, through Gerson B. Pottier, to James S. Shea, a plot of 8 lots at the northeast cor of Broadway and 231st st, at the Subway Station, upon which Mr. Shea will erect 6-sty flats with stores. This is the first operation involving the erection of structures of this class north of the Ship Canal.

EDGECOMBE AV.—Louis Levy sold for the Baer Realty Company 117 Edgecombe av, 25x90, a 6-sty double flat, with store, to Minnie Ricker. The parcel is immediately opposite Public School No. 5.

SPUYTEN DUYVIL PARKWAY.—Jacob Herb sold to an investor 20 lots in Spuyten Duyvil Parkway, 235th st and Arlington av. The property is north of the Harlem Ship Canal, between Broadway and the Harlem River.

ST. NICHOLAS AV.—C. V. Schmidt, Jr., sold for Janpole & Werner the northeast cor of St. Nicholas av and 178th st, a 5-sty flat with stores, 50x100.

## BRONX.

SIMPSON ST.—Leo Hutter resold to Mrs. Sarah Rosenberg, 1151 Simpson st, a two-sty dwelling, 25x100. Mr. Hutter bought the property at auction recently.

141ST ST.—Paul Bultmann sold to an investor the 5-sty double flat 605 East 141st st, 25x abt 100.

### Corner Parcel in New Hands.

156TH ST.—Max Rosenfeld sold for R. Lyon to Haas & Lippman the plot, 100x100, at the northwest cor of 156th and Fox sts.

183D ST.—M. Goldfeder sold through Henry W. Fedden & Co. a 2-family house located at No. 784 East 183d st, to a purchaser for investment.

184TH ST.—James L. Libby, through B. H. Weisker, Jr., sold for Frank M. Ryan the 3-sty dwelling at the northwest cor of 184th st and Walton av, 22.6x70; also sold for Henry E. Hall to a Mrs. Burk the 3-sty dwelling on lot 25x70, on the north side of 184th st, 100 feet east of Jerome av.

223D ST, ETC.—A. Shatzkin & Sons sold to Amodio Sacino and Filomeno Salesandro a lot, 25x105, on the north sire of 223d st, east of Laconia av; also to Andrew Vinaguerra the plot, 50x100, on the south side of 216th st, 150 ft. east of Tilden av.

229TH ST.—Smith & Phelps sold for O. Weed the plot 50x114, on the north side of 229th st, 225 feet east of 2d av.

236TH ST., ETC.—Shaw & Co. have sold for Edward M. Tessier the two 3-sty houses on the north side of 236th st, 100 feet west of Kepler av, 50x100; also for Frederick K. Lax the plot 175x100, on the north side of 236th st, 150 feet west of Kepler av, to a client for improvement.

BATHGATE AV.—Patrick J Gilmartin bought from Sarah A. Keveny 2,109 Bathgate av, a 2-sty frame dwelling, 26.4x60.2.

COLLEGE AV, ETC.—Clement H. Smith sold for the G. H. Lester Realty Co., of New York, 21 lots on College av, between 169th and 170th sts. Also for James J. Dixon two lots in the Neill estate, 50x150, on the w s of Bronx Park av, about 125 ft. south of West Farms road.

### At Van Cortlandt Terrace.

FANSHAW AV.—David Stewart sold for the Van Cortlandt Realty Company the plot, 75x100, on the west side of Fanshaw av, 100 feet north of Ellsworth av, Van Cortlandt Terrace, on which the purchaser will erect a dwelling, at a cost of $12,000.

GLEASON AV.—Teasdale Realty Company sold, through Laumeister & Co., the new 2-family house, 25x108, on the north side of Gleason av, 280 feet west of Av B, Unionport.

HARRISON AV.—Theodore H. Nickisch sold to William Recke one of the five 3-sty brick dwellings, which he recently completed on Harrison av, between Tremont and Burnside avs. This is the second house sold out of the row.

OLMSTEAD AV.—George J. McCaffrey & Son sold for Jacob Cohen two two-family houses, each 25x105, on the east side of Olmstead av, south of Ellis av, Unionport; also, in conjuntion with J. Pittman, the lot, 25x100, on the south side of 135th st, 275 feet west of Cypress av.

PROSPECT AV.—John R. Davidson sold for Arthur G. Larkin the northwest cor of Prospect av and 181st st, a plot 66x150x irregular.

TREMONT AV.—E. Coletti & Co. sold in conjunction with William M. Fleming the former residence and garage of John D. Beals on plot 50x125 on the north side of Tremont av, 175 feet east of Harrison av to John Fleming.

TREMONT AV.—Clement H. Smith sold for the Reinish estate the northwest cor of Tremont and Washington avs, a 3-sty business building, 20x100; also, the plot, 81x139, on the west side of Washington av, about 150 feet south of 178th st, for the Waterman estate.

## LEASES.

Benjamin R. Lummis leased for a term of years the 3-sty brownstone house 118 East 76th st; also an apartment at 43 5th av, at the n e cor of 11th st; also in the Physicians' Building at 23 West 36th st suites to Doctors J. Herbert Claiborne, George A. Wilson,

George A. Wilson, Jr., John R. Shannon, Joseph A. Kenefick, Edward C. Smith and George T. Jackson. The building will be completed by Oct. 15. There are only one or two suites left.

Rickert-Finlay Realty Co. leased for a term of 10 years at a gross rental of $60,000 the entire 6th floor of the Monolith Building at 45 West 34th st, and will move from their present offices at 1 West 34th st in December. The company's new quarters have a frontage of 50 ft. and a depth of 120 ft. and contain about 4,000 sq. ft. of floor space, divided into 17 offices.

E. V. C. Pescia leased 13 and 15 Monroe st, two 6-sty double tenements with stores, for Friedman, Harris, Livingston & Liberman, to a client for a term of years at an aggregate rental of about $50,000.

Duross Co. leased the 3-sty dwelling, southwest cor 13th st and 7th av, for Emma Scherer to Lavina Armstrong; also 443 West 19th st, 3-sty stable, for D. C. Cole to Richard Murphy for term of years.

Leon S. Altmayer leased for a client to the Young People's Association of the Madison Avenue Methodist Episcopal Church the store in the building 206 East 56th st. The property will be used for church settlement purposes.

The property 17 West 34th st, a 5-sty building, 25x98.9, has been acquired under long lease by Revillon Freres, through Bloodgood & Gilbert. The lease shows an annual rental of $24,000. The lessors are Samuel Frank and others. This property adjoins the 12-sty Revillon Building at 19 and 21 West 34th st, extending through to 35th st, and will be used by the concern for some branch of its rapidly growing American business.

John N. Golding sublet for the Chicago, Rock Island & Pacific Railway nearly the whole of the 10th floor in the Empire Building, 71 Broadway, to the Adams Express Co., for its executive offices; also for the City Investing Co. one-half of the 24th floor in its new building at Broadway and Cortlandt st to the American Car & Foundry Co. This space is an addition to the entire 23d floor leased to the same company some time ago.

Henry M. Weill has leased for Wm. K. Hurff the store and basement of premises 456 7th av for a term of years; also to Mr. I. Rabin the stable building 236 West 50th st, and for Harry Levey, the cleanser, the store of 466 7th av, for a term of years.

## REAL ESTATE NOTES

A young man, 3 years in a broker's office, desires a position with a real estate concern.

Cohan & Goldstein are the purchasers of 108-108½ Bowery, recently sold by Golde & Cohen.

A renting man is wanted, with knowledge of Herald Square Section. See Wants and Offers.

Lehman & Harlem Company, real estate brokers, have moved their offices from 365 Lenox av, to 31 Union sq, room 1407.

The Hebrew Free Loan Association of 108 Second av, has issued the 15th annual report for 1906, showing 14,400 loans made, amounting to $372.035.

B. Crystal & Son sold one-half their interest in the 5-sty building, 21-23 West 34th st, 50 × 100, to Moses Crystal and have made Albert B. Ashforth their exclusive agent.

Philip H. Judd, formerly of 25 West 42d st, Manhattan, has moved his office to 154 Nassau St, in the Tribune building, where he will continue his real estate and insurance business.

Mr. Julius Bernstein has severed his connection with the Bernstein & Feinberg Realty Co. of 3415 Broadway, Manhattan, and will continue business at 870 Longwood av in the Bronx.

Joseph Hamerschlag is the purchaser of the plot 149.11x100 at the southwest cor. of Broadway and 135th st, recently sold by Abraham I Spiro through the efforts of L. J. Phillips & Co.

The Central Railroad of New Jersey have withdrawn an application to the Board of Estimate and Apportionment for permission to construct, maintain and use an overhead bridge across West st, between Broad and Cedar sts.

The land and buildings formerly occupied by the Bridgeport Binding Company, corner Knowlton and Arctic sts, Bridgeport, with 60 ft. derrick and tools, will be sold at public auction at 2 p. m. on Tuesday, October 15. See adv.

A correspondent makes a suggestion for slicing the front of a block in Madison square, in order to relieve congestion. The conditions complained of should receive attention from the city engineers and perhaps a less expensive method of obtaining the same relief may be suggested.

The report of the Comptroller on the Delancey st assessment matter has been referred to a select committee of the Board of Estimate at his request. This report was relative to the relief from assessment of property owners. The Comptroller recommends that the city assume entire cost of the proceedings.

The application of the Portchester Railroad for permission to change the route laid out for its tracks has been reopened by the Board of Estimate and the next hearing has been set for Friday, November 1. But, owing to an injunction still pending, no action may be taken at that date.

Mr. Paul J. Bonwit, president of the Bonwit Realty Company, owner of the premises, 13-15 West 34th st, states that the report of the sale of the premises at that number is absolutely unfounded. It was stated during the week that a sum approaching $700,000 had been paid for the parcel by Robert S. Smith, a former owner of the property.

Next Monday, and after, the New York public will probably be better served by the subway and elevated lines, as the Public Service Commission this week issued its first mandatory order. Some 392 more car trips are specified in the order. Items 1, 2, 6 and 7, for the Second av, and Items 1, 5, 6, 7 and 8 for the Third av, take effect Oct. 14. Other items affecting the Second av go into effect on Oct. 25, as do those affecting the Ninth av. The remaining items will not go into effect until Nov. 20, owing to the company not having sufficient equipment on hand. All the orders are to remain in force until April 1.

Bernheimer & Schwartz Brewing Company's application to the Board of Estimate for permission to construct, maintain and use a bridge over and across West 128th st, about 218 feet east of Amsterdam av, for the purpose of connecting the present machinery building with the proposed new boiler house to be erected by the company directly opposite, has been granted. The compensation during the first five years is $150 annually, $175 annually during the second five years and a security deposit of $500. The Chief Engineer recommended that the consent be granted, but in no case to extend beyond ten years, and revocable on 60 days' notice in writing to the petitioner.

The real estate class of the West Side Y. M. C. A. will be opened with formal exercises held at the Y. M. C. A. building, 320 West 57th st, on Tuesday evening, Oct. 15. The address of the evening will be delivered by Joseph P. Day, on "Auctioneering and Brokerage." Mr. Henry Harmon Neill will preside. The following prominent real estate men who have taken part in previous courses will be present as guests of the evening: Francis E. Ward, former president Real Estate Board of Brokers; Hon. Lawson Purdy, president of Tax Commissioners; Robert E. Simon, Joseph L. Buttenwieser, Charles Griffith Moses, Minturn Post Collins, Edward L. King, secretary of the Real Estate Board of Brokers; Lawrence B. Elliman, of Pease & Elliman; J. Clarence Davies, president of the Association of Bronx Real Estate Brokers; Henry F. Miller, Ronald C. Lee, Thomas P. Neville, John H. Hallock, Loton H. Slawson, E. H. Gilbert, G. Richard Davis and M. Joseph Harson.

### Quotations: Real Estate, Building and Allied Financial Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 105 | 112 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 300 | 325 |
| Century Realty Co | 10 | A & O | .. | 185 |
| City Investing Co | 6 | M & N | 85 | 92 |
| Hudson Realty | 8 | Q-J | 100 | 110 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 200 | 225 |
| Lawyers Mortgage Co | 10 | Q-J | 170 | 185 |
| Mortgage Bond Co | 4 | Q-J | 85 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | .. | 190 |
| Realty Associates | 8 | A & O | 120 | 130 |
| Title Guarantee & Trust Co | 16 | Q-J | 425 | 440 |
| Title Ins. Co. of N. Y. | 7 | A & O | 135 | 145 |
| Thompson-Starrett Co., common | 8 | J & J | .. | 90 |
| Thompson-Starrett Co., preferred | 8 | M & N | .. | 100 |
| U. S. Mortgage & Trust Co | 24 | J & J | 400 | 425 |
| U. S. Title Guaranty & Indemnity Co. | 6 | Q-J | .. | 90 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 160 |

### The Adams Sale Attractng Attention.

Among the coming auctions is the sale of the estate of Albert J. Adams, deceased, familiarly known as "Al Adams," which will be conducted on Wednesday, October 16, 1907, at the Exchange Salesrooms, 14-16 Vesey st., by Bryan L. Kennelly. The parcels consist of many choice properties, including several of a speculative character, which are situated in close proximity to the Pennsylvania and McAdoo Terminal. The sale will no doubt attract a large and representative gathering, and it is the opinion of those in a position to judge that some excellent prices will be obtained. Mr. Kennelly has prepared a booklet for this sale, containing special photos and information which will prove of value to those who may be interested. The terms of sale are liberal, requiring only a payment of ten per cent. of the purchase price, and the auctioneer's and Salesroom fees, the remainder of the purchase price, less the mortgages taken back by the estate, to be paid in 30 days. The properties to be sold are: Nos. 54 West 31st st, 375 7th av, 1161 2d av, 43 Bowery, 539 and 541 8th av, 107 West 45th st, 407 West 35th st, 307 West 37th st, 208 and 210 West 30th st, Manhattan; also Nos. 19½ to 23 Borden av, Long Island City; 1138 Manhattan av, Brooklyn.

### Prices of New Buildings Too High.

Real estate brokers have frequently expressed the opinion that new houses in Brooklyn are being held at figures which are excessive, while old buildings on the contrary are just beginning to reach their true valuation. This may be said to be especially the case in the middle section of the borough where recently new houses have been difficult to market while there has been a strong demand for old buildings.

### An Apology.

One of our leading magazines published recently the memoirs of one of our leading actresses. The story was excellent, but as the serial progressed the discovery was made that the autobiography, or at least parts of it, had been printed before elsewhere. The principals had acted in perfect good faith, and,

# WANTS AND OFFERS


**No. 2785 BROADWAY.**

**STORE:**

suitable location for **BANK** or other high class business.

**Junction Broadway, West End Avenue, 107th St.**

**SCHUYLER SQUARE**

INQUIRE OF

**N. L. & L. OTTINGER, Room 602, 31 Nassau St.**

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

**TO LET—BUSINESS PURPOSES**
TO LEASE
The large, light and commodious offices on the FIRST FLOOR OF 56 WALL STREET, extending through to Pine Street, with vault and basement; also offices on upper floors if desired. Apply to WM. O. PLATT, 56 Wall Street. Room 401.

**Fine collection of Architectural Drawings and Photographs, giving details of famous buildings, arches, statuary, etc., the world over, to be sold cheap. Call or write L. S. MOORE, 100 Broadway.**

LAWYER, familiar with real estate law, having had 3½ years' experience as examiner and reader in title company, desires position in law or real estate office. R. W. BOWMAN, General Delivery, P. O., Brooklyn.

YOUNG MAN, three years' experience in broker's office, desires permanent position with progressive real estate concern. References. "EMPLOYED," Box 77, Record and Guide.

GENTLEMAN at present connected in responsible capacity with large real estate operating company, desires to connect himself with first-class building, operating or brokerage concern. Thoroughly posted on New York Real Estate; executive ability and well connected. Address "R.," c|o M. D., Room 618, 141 Broadway.

WANTED—A first-class renting man, experienced in district south of 23d St.; only those thoroughly understanding the business and who have made good need apply. H. L. MOXLEY & CO., 320 Broadway.

EXPERIENCED ESTIMATOR, marble and tile work, wishes position; understands taking measurements at buildings. "F. A.," Record and Guide.

**WANT**

**Particulars of Business Property**

**FOR SALE OR LEASE**

**8th to 42d Streets**

**HEIL & STERN**

UPTOWN OFFICE — **1165-1167 Broadway** — N. W. Cor. 27th Street

DOWNTOWN OFFICE — **604-606 Broadway** — S. E. Cor. Houston St.

**Lawyers Title Insurance & Trust Company**

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }
Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

EDWIN W. COGGESHALL, President and General Manager.

DAVID B. OGDEN, JOHN T. LOCKMAN, LOUIS V. BRIGHT, HENRY MORGENTHAU, } Vice Presidents.
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**For Sale at Auction**

**The Land and Buildings, formerly occupied by the Bridgeport Building Co., corner Knowlton and Arctic Streets, Bridgeport, with 60-foot Derrick and Tools, will be sold at Public Auction, on Tuesday, October 15, at 2 P. M.**

**Per order**
**E. W. PECK**
**W. A. COMLEY**
**NEIL M. MUIRHEAD**
**Committee**

WANTED.—A small stable for private use, with living apartments, located below 34th St. Address Room 109, 17 Battery Pl.

WANTED.—A renting man, with good knowledge of the business about Herald Square section. Such a person can make liberal arrangements with a progressive up-town firm, ready to open down-town offices near 34th St. Address in confidence, "Enterprising Firm," Box 155, care of Record and Guide.

**Hudson Mortgage Co.**

*(Organized Under the Banking Law)*

**170 BROADWAY**

***CAPITAL $500,000***

**GOOD SECOND MORTGAGES**
**PURCHASED AND SOLD**

**42d St., near Broadway.**

229-231 West 42d St.
Elevator and Steam Heat.

| | |
|---|---|
| **Stores** | large and well-lighted, suitable for Piano Wareroom, Tailor, Haberdasher, etc. |
| 2d Floor | Opportunity for Hairdresser, Dentist, Real Estate Office, etc.; has large plate glass front. |
| **Stores** | |

**OFFICES AND FLOORS**

Excellent light and ventilation. Reasonable rents.

**Frank J. Cassidy, 229 West 42d St.**

**Pine Street Corner,** West of Pearl St.
19.2 x 88.6
**$72,500**
CAMMANN, VOORHEES & FLOYD
84 WILLIAM STREET


therefore, rectification was both easy and prompt. Errors of this kind, we suppose, really will continue to occur for a few years to come, that is until the ordinary editorial mind actually acquires the omniscience which at present it assumes. In the meantime the "Real Estate News" (of Chicago) draws our own attention to the fact that a writer has contributed to our columns certain matter which he "conveyed" from the "News" without the usual acknowledgment. This was not only wrong but quite unnecessary. Moreover, it was in direct contradiction of the rule that has prevailed in our office for forty years, to the effect that any paper from which the Record and Guide is willing to quote is worthy of the usual professional credit. In this affair of the "News," our agent, without our knowledge, placed us in a wrong position. We tender our apologies and regrets to our abused contemporary. We deplore the wrong doing all the more because we realize that the incident produced more than a usual perturbation in the minds of our good Western friends, and led them into hastily exposing themselves to the misunderstanding of the ordinary phlegmatic mind. We would like to do all that we can to assure the average reader that the Record and Guide highly appreciates what may look to him like the excessive compliment which the "News" pays us by being so unusually disturbed by the deprivation of credit in our columns. We protest that it is uncharitable for any one to assume that the several pages which the "News" devoted to complaining about this mishap, were not valued by the management of the "News" at more than the cost of the two-cent stamp and the informal letter which would have been amply sufficient to rectify the mistake. We trust we shall not hear it said again that the horse-power of the "News" must be somewhat in excess of its horse-sense, or that its excitement in print is an indication, not of the fact that its ethics are higher than those of others, but that the value of its space is less. These are uncharitable views that overlook entirely the enormous strain of producing a modern newspaper.

### Straightening Out Richmond Title.

A prominent broker in Staten Island realty says that one of the drawbacks to the more frequent purchase of real estate in Richmond Borough is the fact that in many instances it has been difficult to obtain marketable titles. He alluded to the circumstance of over 1,000 important deeds and mortgages which were recently found by a title company to be hopelessly indefinite in their boundaries as proof of his contention. The work of searching many of the old titles with the purpose of straightening out the tangle is now being conducted by the Title Guarantee & Trust Company.

# PROPERTY OWNERS' SECTION.

## Bronx Opinion on Rapid Transit Matters

ON THE NEW BROOKLYN SUBWAY PROCEEDINGS.

At a meeting held Monday evening by the Bronx Committee of One Hundred, at the Real Estate Auction Rooms in the Hegeman Building, corner Third avenue and 149th street, among other business transacted the following resolutions were unanimously adopted: The resolutions were introduced by Mr. Edward Polak, and, in support thereof, an article from the Record and Guide of October 5 was read with approval.

We, The Committee of One Hundred, representing the people of the Bronx, hereby call upon the Public Service Commission to rescind its action of October 1, committing the city to the construction of the Fourth avenue subway in Brooklyn. We are totally opposed to the scheme of having the city exhaust its resources in the construction of a branch of the present traction monopoly for the operation of which there could be no possible competition, but which would of necessity fall into their hands after completion.

We demand that instead of sinking $23,000,000 in the construction of a branch to the present system, that money be at once used to begin the building of a great trunk system authorized by the Board of Estimate on Dec. 7, 1906.

Recognizing, as we do, the needs of all sections of the greater city for transit relief, we deprecate this movement as leading to the abandonment of the great East and West Side trunk line routes on Manhattan Island for which bids were to be received on April 25. The resolution of the Board of Aldermen on April 23 blocked the scheme of leasing the roads to the contractors, and we now demand they be built in accordance with the terms of that resolution—namely, for construction alone.

Relief to the people of the Bronx can only come through the construction of great trunk roads through Manhattan, and further extensions of local facilities but increases the congestion on present subway and elevated roads. While we also demand these extensions, they should spread out like a fan, to be carried down Manhattan Island by the great trunk roads for which every arrangement had been made by the old Rapid Transit Commission.

We call upon all civic organizations in the Bronx, Manhattan and Brooklyn to oppose the Fourth Avenue Subway as an independent proposition, and to demand the immediate construction of the great systems decided upon by the commission last December.

ON THIRD TRACKS FOR EAST SIDE ELEVATED ROADS.

The meeting also adopted the following:

Whereas, in the investigation before the Public Utilities Commission, it was stated by Lemuel E. Quigg that he inspired the action of the Committee of One Hundred; and

Whereas, he also implied the fact that the expenses of this committee were paid from the funds of the Metropolitan company, paid out by him; and

Whereas, the need of increased rapid transit facilities for the east side and unanimous efforts made to obtain the same have been known for the last seventeen years, the present subway system merely being a compromise in the effort to serve both sides of the city by the Rapid Transit Commission, resulting in the satisfaction of neither, and as the conditions of the east side have become more clamorous for east side rapid transit than ever, no acceleration to public opinion was or is necessary from Mr. Quigg or any other source.

Therefore be it resolved, That this committee, composed, as it is, of the business men, property owners and large interests of the Bronx, emphatically deny that Mr. Quigg ever inspired their action or opinion in any manner, shape or form, and, furthermore, this Committee of One Hundred never received any money, directly or indirectly, or in any manner from said Quigg or his agents, as every dollar of expenses was paid for by fifty of our members of the committee.

Be it further resolved, That, in view of the present circumstances, it will take some time to build an East Side Subway to relieve the congestion, they are still more strongly of the opinion that a third track for express trains should at once be built on the Second and Third avenue elevated railroads and extensions made to the present system on Westchester avenue, White Plains road and Jerome avenue at the same time.

## Proceedings of the Taxpayers' Alliance.

A regular meeting of the Taxpayers' Alliance was held on Wednesday, October 9, with Hon. Joseph A. Goulden chairman. A vigorous protest against the extension of fire limits was made by all the members of the Alliance and a motion was unanimously carried to notify every Alderman of the City of New York that the Taxpayers' Alliance was vigorously opposed to such extension.

Col. Goulden delivered a report on the action of the Committee of One Hundred and showed that the committee was not accelerated by the moneys of the Metropolitan Surety Company.

Mr. McRae read a report on Public Buildings which stated that it was the desire that several additional buildings be erected in the Bronx at this time, so that it would not be necessary for the departments of the city government located in the borough to pay office rents, as is frequently done in the Borough of Manhattan. Criticism was also made on the slowness in building the new Municipal Court House on 163d st and 2d av. All recommendations will be unanimously carried.

The Committee on Rapid Transit, through its chairman, Mr. Powers, proposed that the part of Webster av above Fordham sq be changed to 3d av, so that the 3d av elevated road can be extended to the city limits. The change in name being found necessary, as the franchise of the elevated railroad on 3d av extends only within the City of New York on 3d av. In making this change of name the 3d av elevated road can be extended to the city limits without further application.

The chairman on Transportation, Freight and Railroads, Mr. Harry Robitzek, read a report showing the work that had been accomplished by the committee during the past three months, also showing why the Alliance should congratulate itself that, according to the evidence brought before the Public Service Commission, moneys of the Metropolitan Surety Company were not paid to the Alliance to sway its views one way or the other.

A resolution was unanimously carried at the request of Mr. Robitzek, that the property known as the "Old West Farms Presbyterian Cemetery," now abandoned, at the northwest corner of East 180th st and Bryant av, size being about 155x188 ft., be made a public park.

Mr. Stonebridge explained that the object was to protect the soldiers' graves there located, and present unmarked and being desecrated, shall receive the proper care and attention due to Bronx soldiers who gave their lives in their country's defense.

Col. Goulden explained that the War Department has offered to remove these bodies to the National Cemetery, provided consents of relatives, etc., are obtained, which consents are impossible to secure, a search for relatives or nearest of kin being unsuccessful. Sufficient money has already been pledged to erect a monument and otherwise properly mark these graves, which under present conditions cannot legally be done. In fact any monument or headstones placed in this abandoned, unfenced and unprotected open space would no doubt be damaged or disappear, as did some placed there about thirty years ago.

## Assessment Matters.

ASSESSMENTS CONFIRMED.

SEVENTH AVENUE SEWER, west side, between 145th and 146th sts. Area of Assessment: West side of 7th av, from 145th st to 146th st. Assessment confirmed October 1, and payable within sixty days.

WEST ONE HUNDRED AND FIFTY-SECOND STREET SEWER, alteration and improvement, between Riverside Drive and Broadway. Area of assessment, both sides of West 152d st, from Riverside Drive to Broadway. Assessments confirmed October 3.

TEMPORARY SEWERS AND APPURTENANCES in West Farms road, from Bronx st to Morris Park av, and in Morris Park av, from West Farms road to Bear Swamp road; in Garfield st, between Jackson av and the Harlem River Branch of the New York, New Haven and Hartford Railroads; in Van Buren st, between Morris Park av and Jackson av; in Hancock st, between Morris Park av and Jackson av; in Taylor st and Garfield st, between Morris Park av and Jackson av; in Fillmore st, between Morris Park av and Columbus av; in Unionport road, between Columbus av and Jackson av; in Victor st, between Morris Park av and Columbus av; in Louise st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Lincoln st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Madison st, between Morris Park av and Columbus av; in Columbus av, between West Farms road and Bear Swamp road; in Grand av, between Garfield st and Unionport road; and in Jackson av, between Garfield st and Unionport road; in Taylor st, from the existing sewer east of Columbus av to the Harlem River Branch of the New York, New Haven and Hartford Railroad; in Bronx Park av, between a point about 640 feet south of the West Farms road and 180th st; in 177th st, between Bronx Park av and Watson's lane; in 178th st, between Bronx Park av and Watson's lane; in 179th st, between Bronx Park av and a point about 423 feet westerly therefrom; in Lebanon st, between a point about 410 feet west of Bronx Park av and Morris Park av; in Jefferson st, between Morris Park av and the property of the New York, New Haven and Hartford Railroad Company; in Adams pl, between Columbus av and Rosedale av, and at the intersection of Rosedale av, West Farms road and Adams pl; in Adams pl, between Columbus av and the property of the New York, New Haven and Hartford Railroad Company, thence across the property of the New York, New Haven and Hartford Railroad Company to Rosedale av, and in Rosedale av, between the property of the New York, New Haven and Hartford Railroad Company and the centre of Tremont av (proposed); in West Farms road, between Rosedale av and Clason's Point road; in Commonwealth av, be-

tween West Farms road and Merrill st; in St. Lawrence av, between West Farms road and Merrill st; in Clason's Point road, between West Farms road and Mansion st; in Mansion st, between Rosedale av and Clason's Point road; in Merrill st, between Rosedale av and St. Lawrence st.

Area of assessment: Both sides of Morris Park av, from West Farms road to Bronxdale av (Bear Swamp road); both sides of Bronx Park av, from Tremont av to Adams pl; both sides of the first av east of the Bronx River, from West Farms road to Bronx Park; both sides of Columbus av, from Van Nest st to Bronxdale av (Bear Swamp road); both sides of Grant av (Jackson av), from Garfield st to Unionport road; both sides of Rosedale av, from Tremont av to West Farms road; both sides of Commonwealth av, from Merrill st to West Farms road; both sides of St. Lawrence st, from Merrill st to West Farms road; both sides of Clason's Point road, from the south side of Mansion st to West Farms road; both sides of Merrill st, from Rosedale av to St. Lawrence av; both sides of Mansion st, from Rosedale av to Clason's Point road; both sides of West Farms road, from Rosedale av to Clason's Point road; both sides of 177th st, commencing at Watson's lane and extending about 156 ft. west to Bronx Park av; both sides of 178th st, from Watson's lane to Bronx Park av; both sides of 179th st, from Bronx Park av to the first av westerly; both sides of Lebanon st, from Morris Park av to the first av west of Bronx Park av; both sides of 179th st, from Morris Park av to the first av east of the Bronx River; both sides of 181st st, from Morris Park av to the Bronx Park; both sides of West Farms road, from the New York, New Haven & Hartford Railroad to the Bronx River; both sides of Van Nest st, from Adams pl to West Farms road; both sides of Adams pl, from West Farms road to Bronx Park av; both sides of Van Buren st, Hancock st, Taylor st and Garfield st, from Morris Park av to the New York, New Haven & Hartford Railroad; both sides of Fillmore st, from Morris Park av to Columbus av; both sides of Bronxdale av and Unionport road, from Mianna st to Jackson av; both sides of Amethyst st, from Mianna st to Morris Park av; both sides of Victor st, from Mianna st to Columbus av; both sides of White Plains road, from Mianna st to Morris Park av; both sides of Washington st, from Morris Park av to the New York, New Haven & Hartford Railroad; both sides of Louise st, from Hunt av to the New York, New Haven & Hartford Railroad; both sides of Lincoln st, from Hunt av to the New York, New Haven & Hartford Railroad; both sides of Jefferson st, from Bronxdale av to the New York, New Haven & Hartford Railroad; both sides of Madison st, from Bronxdale av to the New York, New Haven & Hartford Railroad; both sides of Rose st, from Morris Park av to the New York, New Haven & Hartford Railroad; both sides of Bronxdale av, from Morris Park av to Columbus av. Assessment confirmed October 1.

Bids are desired on Monday, Oct. 21, by Henry S. Thompson, Acting Borough President of Manhattan, for regulating and repaving Trinity pl, from Morris st to Liberty; Church st, from Vesey to Duane; Thirteenth st, from 8th to 10th av; 6th st, from Av B to 1st av; 8th st, from Av C to Av D; West 11th st, from Greenwich av to West st; Cannon st, from Grand to Broome; Attorney st, from Division to Broome; Ridge st, from Division to Broome; Pitt st, from Grand to Broome.

## Transit Extensions to Bronx Imperative.

Property owners and realty interests in the Bronx are somewhat discouraged over the immediate prospect of obtaining better transit facilities for that borough, and although every effort is being expended by them to further the plans for building new subways and elevated extensions in that zone, many fear that it will be many years before the improvements talked of will actually come to pass. Meanwhile, the business of buying and selling real estate, particularly in the middle and western Bronx is practically at a standstill.

The consensus of opinion among brokers and owners of realty in that section is that the Public Service Commission should forthwith authorize at least the building of either an overhead or underground extension to relieve the Jerome av territory. In speaking of the subject a large trader in Bronx realty advanced the opinion that unless something is done very quickly toward bettering transit facilities in the western Bronx there is likely to be a shrinkage in values within that belt, with a consequent indefinite suspension of building operations.

Mr. H. J. Cantrell, of Fordham road and Jerome av, concurs in this belief and intimated that the prolonged inactivity in real property dealings in that quarter is clearly traceable in part to the lack of adequate transit accommodations.

Mr. W. I. Brown, secretary of the Bronx Board of Brokers, and a member also of the Committee of One Hundred, in advancing his opinion as to the requirements along these lines declared that he voiced the sentiments of the people across the Harlem in saying that not only is a transit extension imperative in the west Bronx but like facilities are required as well in the middle and easterly sections of that borough.

He pointed out that unless the Public Service Commission speedily approved one or more of the proposed routes that a temporary period of stagnation in real estate will follow resulting in much hardship to many investors who have been led to believe that the improvements planned would quickly be made.

While Mr. Brown did not censure the act of the Commission in approving the 4th av Brooklyn subway, he said that it was up to that body to do as much for a more densely populated community, and that the exigencies of the situation demanded immediate attention on their part.

Among others who expressed themselves in this matter is Mr. Cahn, of the Ernst-Cahn Realty Co., of 404 East 149th st. He said that although it is to be admitted that the present transit system of the Bronx left much to be desired, residents of the easterly districts are for the present quite well taken care of. What is needed just now he affirmed is a quicker and more direct way of reaching points along the line of Jerome av.

## Condemnation Proceedings.

APPLICATIONS FOR COMMISSIONERS.

SUBWAY.—The Corporation Counsel will make application October 8, 1907, to the Supreme Court, Special Term, Part III., at the County Court House, for the appointment of three commissioners to appraise the compensation to be paid to the owners or all persons interested in the real property rights, etc., taken by the construction of a rapid transit railroad, under the resolution of the Rapid Transit Commissioners under date of February 4, 1907:

First: All of the easements of light, air and access in or over 11th av, Nagle av, Amsterdam or 10th av and Broadway to Spuyten Duyvil creek, in the Borough of Manhattan, and in or over Broadway, from Spuyten Duyvil creek to 230th st, in the Borough of the Bronx, appurtenant to each of the several pieces or parcels of property described upon certain maps or plans adopted by the Board of Rapid Transit Railroad Commissioners for the City of New York, on the 16th day of June, 1904.

Second: All of the easements of light, air and access appurtenant to each of the several pieces or parcels of property abutting upon or adjacent to Broadway, between 230th st and a point about 288 feet northerly from the centre line of 242d st produced, in the Borough of the Bronx, City of New York, described upon certain maps or plans adopted by the Board of Rapid Transit Commissioners for the City of New York, on the 3d day of January, 1907.

SUBWAY.—On the 29th of October the Corporation Counsel will apply to Special Term, Part III., County Court House, for the appointment of three commissioners to assess compensation for lands, etc., taken for a rapid transit subway under a contract dated May 9, 1907, and upon the maps or plans adopted by the Public Service Commission, for the First District of the State of New York, on the 29th day of August, 1907. The premises to be subject to such permanent and perpetual underground right, easement and right of way, and also to such temporary right or easement, are briefly described as portions of certain lots or parcels or land designated upon the said maps adopted by the Public Service Commission, on the 29th day of August, 1907, as lots numbers 3, 4, 5, 7, 8, 9, 10 and 11, which lots taken together form a parcel of land, occupying street front on the southerly side of Walker st, between Baxter and Centre sts.

TAYLOR STREET.—Commissioners Ralph Hickok, Timothy E. Cohalan and William J. Kelly have completed their estimate and assessment in the matter of acquiring title, wherever the same has not been heretofore acquired, to Taylor st (although not yet named by proper authority), from Morris Park av to West Farms road, in the Twenty-fourth Ward, Borough of the Bronx. The final report will be presented for confirmation on December 3. The limits of the assessments for benefits are bounded as follows:

Beginning at a point formed by the intersection of the northerly prolongation of a line parallel to and distant one hundred (100) feet westerly of the westerly line of Van Buren street and a line parallel to and distant three hundred (300) feet northerly of the northerly line of Morris Park avenue; running thence easterly along said last mentioned parallel line to Morris Park av, to its intersection with the northerly prolongation of a line parallel to and distant one hundred (100) feet easterly of easterly line of Fillmore st; thence southerly along said northerly prolongation and parallel line and its southerly prolongation to its intersection with the northerly line of the New York, New Haven and Hartford Railroad; thence again southerly along a straight line to the point of intersection of a line parallel to and distant one hundred (100) feet southerly of the southerly line of West Farms road with the middle line of the block between Saxe av and Cottage Grove av; thence westerly along said last mentioned parallel line to its intersection with the middle line of the blocks between Theriot av and Saxe av; thence southerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet north of the northerly line of Archer place; thence westerly along said parallel line to its intersection with the middle line of the blocks between Harrison av and Theriot av; thence southerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet north of the northerly line of Cornell av; thence westerly along said parallel line to its intersection with the middle line of the blocks between Clason Point road and Harrison av; thence northerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet north of the northerly line of Archer place; thence westerly along said parallel line and its westerly prolongation to its intersection with the middle line of the blocks between St. Lawrence av and Clason Point road; thence northerly along said middle line to its intersection with a line parallel to and distant one hundred (100) feet southerly of the southerly line of West Farms road; thence westerly along said parallel line to a point midway between Commonwealth av and St. Lawrence av; thence northerly along a straight line from said point to its intersection with a line parallel to and distant one hundred (100) feet westerly of the westerly line of Van Buren st, where same intersects the northerly line of the New York, New Haven and Hartford Railroad; thence northerly along said last mentioned parallel line and its northerly prolongation to the point or place of beginning.

TENTH AV.—Commissioners S. Stanwood Menken, Adam T. Schneider and Ezekiel R. Thompson have filed their report

in the matter of the easterly line of 10th av, between 50th and 51st st.

177TH ST.—Commissioners W. Garron Fisher, Michael J. Meaney and George W. Stems, in the matter of widening 177th st, will present bill of costs, charges and expenses October 8.

CATSKILL AQUEDUCT.—The third separate report of Commisisoners Edward G. Whittaker, William C. Kellogg and Arthur W. Lawrence has been filed with the clerk of Westchester County, and affects Parcels Numbers Forty-seven (47), Forty-six (46) and Forty-eight (48), shown on the map in this proceeding.

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EAST 140TH ST.—Opening and extending, from Park av to Morris av, Bronx. Application will be made Oct. 22 for appointment of commissioners. The land to be taken for East 140th st is located in Blocks Nos. 2333 and 2340 of Section 9.

WEST ST.—Opening and widening, from Honeywell av to Crotona parkway, Bronx. Application will be made Oct. 22 for the appointment of commissioners. The land to be taken for West st is located in Blocks 3119 and 3124 of Section 11.

DEKALB AV.—Opening and extending, from East 208th st to Gun Hill rd, Bronx. Application will be made Oct. 22 for appointment of commissioners. The land to be taken for DeKalb av is located in Block 3327 of Section 12.

SENECA AV.—Opening and extending from Hunt's Point rd to Bronx River. Application will be made Oct. 22 for appointment of commissioners. The land to be taken for Seneca av is located in Blocks 2761 and 2762 of Section 10.

ROCHAMBEAU AV.—Opening and extending from East 212th st to the property line between the land of William W. Niles and the land formerly of Michael Varian, located about 265 feet south of Van Cortlandt av, Bronx. Application will be made for appointment of commissioners Oct. 22. The land to be taken for Rochambeau av is located in Blocks 3328, 3335, 3336, 3337, 3338, 3339 and 3340 of Section 12 of the Land Map of the city of New York.

MOHEGAN AV.—Opening and extending, from East 175th to East 176th st, Bronx. Application will be made for appointment of commissioners Oct. 22.

ALSO, at the same time (Oct. 22), application will be made for the appointment of commissioners of estimate in the following proceedings: Opening and extending following streets in Bronx:

BURNETT PLACE, between Garrison av and Tiffany st.

GATES PL, from Mosholu parkway north to Gun Hill rd.

EASTERN BOULEVARD, from property of N. Y., N. H. & H. R. R. to Hunt's Point rd.

EAST 210TH ST, from Jerome Av to Wayne av.

EAST 223RD ST, between Laconia av and Bronxwood av.

EAST 224TH ST, between Laconia av and Bronxwood av.

EAST 225TH ST, between Laconia av and Bronxwood av.

EAST 180TH ST, from Bronx River to West Farms.

LYVERE ST, between Zerega av and West Farms rd.

FULLER ST, between Zerega av and Seddon st.

BUCK ST, between Zerega av and Seddon st.

MACLAY AV, between Parker st and West Farms rd.

STEARNS ST., between Glover st and Parker st.

DORSEY ST., between Zerega av and Seddon st.

EAST 227TH ST, between Laconia av and Bronxwood av.

EAST 228TH ST, between Chapin av (1st st) and Laconia av.

ZEREGA AV, from Castle Hill av, near Hart's st, to Castle Hill av, near West Farms rd, being the whole length of Zerega av, including Av A and Green lane.

BOSTON RD, between White Plains rd and city line.

GLEBE AV, from Westchester av to Overing av.

LYON AV, from Zerega av to Castle Hill av.

FRISBY AV, from Zerega av to West Farms rd.

TRATMAN AV, from Zerega av to Benson av.

BENSON AV (Madison av), from West Farms rd to Lane av.

OVERING AV (Washington av), from West Farms rd to Westchester av.

ST. PETER'S AV (Union av), from Westchester av to West Farms rd.

SEDDON ST (Tryon row), from St. Raymond av (4th st) to West Farms rd.

ROWLAND ST (Washington av), from Westchester av to St. Raymond av (4th st).

HUBBELL ST (Washington av), from Dorsey st (Carroll pl) to Maclay av (5th st).

ROSEDALE AV, between Westchester av and West Farms rd.

COMMONWEALTH AV, between Westchester av and West Farms rd.

ST. LAWRENCE AV, between Westchester av and West Farms rd.

TAYLOR AV (Harrison av), between Westchester av and West Farms rd.

LELAND AV (Saxe av), between Westchester av and West Farms rd.

BEACH AV (173rd st), between Gleason av and West Farms rd.

THERIOT AV (175th st), between Gleason av and West Farms rd.

ALSO, at the same time, application will be made for appointment of commissioners in the matter of—

RIVERSIDE DRIVE widening, between West 139th st and West 142nd st, Manhattan.

COLLEGE AV, from East 164th st to East 172d st.

BRIGGS AV, opening and extending, from Bronx River to Pelham Bay park. Application will be made for appointment of commissioners Oct. 29.

ST. NICHOLAS PARK, extending from West 130th to West 128th st. Comrs. E. J. McGoldrick, James T. Meehan and Francis O'Neil, under date Oct. 10, give notice to parties interested to present claims, and have appointed Oct. 24th at 12 noon for hearing.

ST. NICHOLAS PARK, extending between the westerly line of Hamilton terrace produced and the easterly line of Convent av, and between the center line of St. Nicholas terrace and the southerly line of West 141st st, Manhattan. Comrs. P. T. Sinnott, Matthew F. Donahue and H. A. Mark, under date of Oct. 10, give notice to present claims, and announce hearing for Oct. 24, at 2 p. m.

CROTONA PARK, addition.—Comrs. Morris S. Cohen, Chas. H. Collins, Michael B. Fitzpatrick, under date of Oct. 10, give notice to present claims and announce hearing for Oct. 24 at 11 a. m.

LAWRENCE AV.—Opening and extending from Lind av to West 177th st. Coms., T. Channon, Press, Francis E. Splan and Lewis Falk will present bill of costs and expenses Oct. 20, at Special Term, Part 1, County Court House, and is now on file at County Clerk's office.

SOUTHERLY SIDE OF ONE HUNDRED AND FIRST ST, between 2d and 3d avs, Manhattan, duly selected for purposes of a public playground. Report of Commissioners Charles L. Hoffman, Samuel S. Koenig and John B. Doris filed Oct. 8.

SEDGWICK AV WIDENING, between Fordham road and Bailey av; of BAILEY AV, between Sedgwick av and Albany rd; of ALBANY RD, between Bailey av and Van Cortlandt Park, and for the opening and extending of HEATH AV, between West 189th st and West 191st st; of the PUBLIC PLACE, between Heath av and Bailey av, south of West 191st st, and the lands and premises required for the widening of KINGSBRIDGE ROAD, between Exterior st and Bailey av, in the Twenty-fourth Ward, Borough of The Bronx, City of New York. Commissioners Peter J. Everett, Stephen J. Navin, Jr., and George Von Skal give notice, under date of Oct. 9, to parties interested to present claims within ten days, 90 West Broadway, and announce a hearing for Oct. 23, at 3 p. m.

GRAND BOULEVARD AND CONCOURSE, from East 158th st to East 164th st, in the Borough of The Bronx. Under date of Oct. 9, Commissioners John A. Hawkins, Max Bendit and James A. McMahon give notice to parties interested to present claims, 90 Broadway, within ten days, and announce a hearing for Oct. 23, at 2 p. m.

WEST ONE HUNDRED AND SIXTY-FIFTH ST, opening and extending, from Anderson av to Jerome av. Application will be made Oct. 23, for appointment of commissioners. The land to be taken for West 165th st, is located in blocks 2504 and 2505, in Section 9, on the land map of the City of New York.

ASTOR AV, opening and extending, between Olinville av and White Plains rd, Bronx. Application will be made for appointment of one commissioner, Oct. 22. The land to be taken is east of the Bronx river.

EDGECOMBE AV.—Reregulating, etc. Decisions of Board of Revision reserved.

## Public Works.

PETITIONS FOR LOCAL IMPROVEMENTS.

(Manhattan.)

Petitions have been filed at the office of Borough President Ahearn for the following local improvements in Manhattan:

Requesting the repair of sidewalk at 570 and 572 Grand st.

Requesting the construction of a sewer in Av A, between 11th and 12th sts.

Requesting the repair of sidewalk at 200 East 58th st.

Requesting the repair of sidewalk at 183 and 185 East 100th st.

Requesting the acquiring of title to a new street (Overlook Terrace) from its junction with Broadway and 184th st and running north about 200 feet east of Fort Washington av, to a point about opposite the junction of Fort Washington and Northern avs.

For the repair of a sidewalk at No. 72 East 118th st.

For the repair of a sidewalk at Nos. 76 and 78 East 119th st.

For the construction of a sewer in West 172d st, between Broadway and Fort Washington av.

(The Bronx.)

Petitions have been presented to Borough President Haffen for the following indicated local improvements in the Bronx:

No. 724. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in the public place at the intersection of Westchester av and Tremont av.

No. 725. Acquiring title to the lands necessary for Barnes av, from Rhinelander av to the Bronx and Pelham parkway.

No. 726. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Barnes av, from the New York, New Haven and Hartford Railroad to the Bronx and Pelham parkway.

No. 727. Acquiring title to the lands necessary for Cruger av, from Rhinelander av to the Bronx and Pelham parkway.

No. 728. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Cruger av, from the New York, New Haven and Hartford Railroad to the Bronx and Pelham parkway.

No. 729. Acquiring title to the lands necessary for Holland av, from Rhinelander av to the Bronx and Pelham parkway.

No. 730. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Holland av, from the New York, New Haven and Hartford Railroad to the Bronx and Pelham parkway.

No. 731. Laying out on the map of the City of New York an extension of Williamsbridge road, from Bronxwood av to the former White Plains road.

No. 732. Regulating and grading, setting curbstones and flagging sidewalks a space 4 feet wide, laying crosswalks, building approaches and erecting fences where necessary in Wyatt st, from Devoe or Tremont av to Morris Park av, Neill estate.

No. 722. Acquiring title to the lands necessary for West 179th st, from Cedar av to Exterior st, and Exterior st, from West 179th st to Fordham Heights bridge approach and public place adjoining Exterior st and embracing part of Lot No. 102, in Block 3241, as laid out on the final maps of the Twenty-third and Twenty-fourth Wards.

No. 723. Acquiring title to the lands necessary for Spuyten Duyvil rd, from West 230th st to Tibbett av.

No. 733. Constructing a sewer and appurtenances in Lind av, from West 167th st to West 170th st.

### Bureau of Street Openings.

This bureau is created by the Charter, and conducts, as the name implies, all proceedings to acquire title to lands for streets, parks and other public purposes.

The extent of the business assigned to the bureau may be indicated by the following statistics, taken from the report of Corporation Counsel Ellison for the year 1906.

During the year 419 reports of Commissioners of Estimate and Assessment were under consideration. Of these 96 were confirmed and 11 others have been moved for confirmation. In the proceedings where reports were confirmed title was acquired to over forty-eight miles of new streets. The awards in these proceedings amounted to $12,269,897.20, and the assessments to $6,034,989.78.



ONE-FAMILY HOUSES IN BOURNEVILLE, ENGLAND.
From "Landhaus und Garten," by H. Muthesius. Munich: F. Bruckmann, a. g. A. Harvey, Architect.

Following petitions have been presented to Borough President Haffen:

No. 710. Constructing a sewer and appurtenances in Bainbridge av, between Mosholu parkway north and Woodlawn rd.

No. 711. Constructing a sewer and appurtenances in West 176th st, between Sedgwick av and Undercliff av, and south on Undercliff av, from West 176th st to Washington bridge.

No. 712. Constructing a receiving basin and appurtenances at the southwesterly cor of Irvine pl and Garrison av.

No. 713. Constructing a receiving basin at the northeast cor of Jerome av and Kingsbridge rd, as a petition has been received for paving Kingsbridge rd, and this basin should be built before the paving is done so as to avoid ripping it up again.

No. 714. Constructing a sewer and appurtenances in Crotona pl, between East 171st st and St. Paul's pl.

No. 715. For acquiring title to the lands necessary for Minerva pl, between Jerome av and the Grand boulevard and concourse.

No. 716. Regulating and grading, setting curbstones and flagging sidewalks in Minerva pl, between Jerome av and the Grand boulevard and concourse.

No. 717. Placing a guard rail on the east side of Webster av, beginning about 210 feet north of St. Paul's pl and extending 250 linear feet therefrom.

No. 718. Acquiring title to a strip of land between Exterior st and Cromwell's creek, for the purpose of making a viaduct connection between Exterior st and the Macomb's Dam bridge approach, in the borough of the Bronx.

No. 721. Laying out on the map of the city of New York a public place at the northwest corner of East 180th st and Bryant av, including the property known as the Old West Farms Presbyterian cemetery, now abandoned; the object being that the graves of soldiers, unmarked at present and being desecrated, shall receive the proper care and attention due to Bronx soldiers who gave their lives for their country's defense.

In the 11 proceedings moved for confirmation the awards amounted to $626,706.84, and the assessments to $1,187,409.03. The length of streets to be acquired is approximately seven and three-tenths miles.

In addition to the above, 312 other proceedings received attention during the year, the status of which is as follows:

Final reports signed, 13; final instructions received, 61; hearing or considering objections, 34; preliminary abstracts in course of preparation, 44; awaiting final maps, 6; considering awards, 13; Taking testimony, 73; awaiting damage maps, 68.

Other items from the annual report are as follows: Opinions and letters drafted, 2,237; appeals argued, 26; commissioners appointed, 288.

Because of the large number of proceedings to open streets in Kings and Queens counties, branch offices of the Bureau of Street Openings have been opened in the boroughs of Brooklyn and Queens. The office force of the bureau is principally as follows: Assistant Corporation Counsel in Charge, John P. Dunn; Assistants, Thomas C. Blake, Thomas F. Quigley, L. Howell LaMotte, William R. Keese, William A. Mathis, Edward F. Reynolds, George E. Draper, David Tomlinson, Frederick W. Gahrmann, James R. Fitzgerald, John J. Kearney, and Michael F. Conry; Junior Assistants, Howard L. Campion, Jacinto Costa, John P. Smith, Millard F. Kuh, Samuel J. Benson, and Arthur J. Stern; Chief Clerk, Michael J. Morrison; Bookkeeper, Julius Hahn.

Clerks, John J. Mulhall, Michael J. Curley, Charles R. Rocksch, Thomas P. White, Thomas J. Kelly, John A. Kane, Michael J. Sweeny, Joseph V. Carr, John J. Walsh, Luis G. Segura, James Egan, Charles A. Duffy and Nathan Goldstein.

—A lawyer familiar with real estate law, also 3½ years as examiner in title company, desires a position in law or real estate office.

## Systems of Land Registration.

By SIDENY V. LOWELL.*

THE REGISTRATION OF OWNERSHIP in the more permanent properties, began many thousand years ago apparently. These records were of sales of the stock and good will of stores, interest in land and similar things, embracing what we know as chattels, as well as real estate. These transfers continued to be quick and inexpensive, save as from taxes levied by the government, until the feudal system arose, when for the purpose of compelling military service from the occupants land was sought to be made absolutely inalienable. From these fetters, as Judge Dillon has well said, "it has never been wholly freed, though it long ago should have been."

The history of modern title registration centres in interest around the great achievement of Robert Torrens, who when collector of customs of the City of Adelaide, South Australia, devised and succeeded in having enacted in law a system whereby a title to land was registered and guaranteed by the State. Under this system proof of ownership being given to the registry, the ownership of a farm or house and lot is registered just as the ownership of a ship is registered at the port where it is built, or the ownership of stock in a corporation is registered in the office of the corporation, or as the governments of all countries register the ownership of a government promise to pay of any kind—stock, consols or bonds; all these things being done with little trouble or expense. The difficulties that have grown up with real estate since the Norman conquest of England about 900 years ago, in English speaking countries, make the registration of land titles in the first instance much more expensive than ship registration, but the registration of all succeeding owners may be made as simply and cheaply as on the transfer of the registry of a schooner at the Custom House.

The registration is brought about in this way. A petition verified by the owner of the property is addressed to one of the superior courts. It recites that the petitioner owns the property and desires to have his title thereto registered. The court appoints an official examiner to report as to the ownership. The examiner takes proof of the ownership, which proof would include an abstract of the title, prepared by the Register of Deeds, a title insurance company or a lawyer of experience in searching titles, who had given a bond to the State as large as that given by the Register of Deeds.

The description of the property would be by map number, and the map used would be the City Tax Map, which would be made to conform to the true dimensions of the property if in any trifling error.

Notice of the proceeding is given to any person who, from the record or otherwise, would appear to have any possible hostile interest, and generally by advertisement in the local newspapers to "all persons whom it may concern." Also a particular notice to all the owners of the immediately adjoining property. The title being made out, the court orders the registry of the title. Included in the cost of the proceeding is a small sum, usually one-tenth of one per centum of the estimated value of the property, to go towards a fund for indemnifying the State as regards any mistake made. The State stands behind the registered title, which cannot be attacked. Should any mistake causing loss occur, the State indemnifies the loser, and the indemnity fund is used for that purpose.

When the registered owner desires to sell the property, he transfers his certificate of registered title to the purchaser. The same is surrendered at the registry office and another issued to the new owner—as on a sale of stock in an incorporated company.

Forty-seven years of cheap and easy land transfer have made Australia and New Zealand envied by all the other English speaking countries. In one year the cost of 17,422 registered sales and mortgages covering property to the amount of 7,585,291 pounds is said to have been only 22 shillings and 9 pence. Of course that was property that had been already registered, was of high value and called for nothing but bare registration fees.

There is a recording act in only a few of the English countries; consequently the history of land titles is scattered through strong boxes of lawyers, bankers, etc., throughout that land. This has made in the past the examination of titles very expensive and is equally embarrassing as to the first registration of a title under the Torrens system. These and other difficulties peculiar to English titles have made title registration proceed slowly in England. Title registration has been made compulsory, however, through counties being brought within the registration act, by order of the King and council. The vast county of London has been so included; the act being applied first to one parish of the county and then to another, and so on.

In Ireland a great deal of property has been brought compulsorily within the land registration act, namely, all coming under the government purchase and sale scheme for the relief of the small tenant class. There had been, down to 1904, 70,000 transactions as to this class of landed property alone. The Torrens system is hailed by the would-be small land owner class, so long oppressed, for its great help toward what is aptly called "free trade in land."

In Central Europe the feudal system, the great opponent of free trade in land, has save in a few isolated spots long ago disappeared. All of the empires of Germany and of Austria-Hungary are under land title registration systems, similar to what Torrens devised, and from which practice he probably obtained ideas. In the official inquiry made for the city of Glasgow, much attention was given to the practicability of title registration of separate floors in buildings; as such divided ownership existed to a considerable extent in that city. It was found that throughout the Austria-Hungary empire that such regis-



TWO-FAMILY HOUSE IN DARMSTADT, GERMANY.

From "Landhaus und Garten," by H. Muthesius. Munich: F. Bruckmann, a. g. Prof. Josef M. Olbrich, Architect.

*From a lecture before the Real Estate Class of the Bedford Branch Y. M. C. A., Jan. 28, 1907.

tration of portions of a house were successfully made. In the great city of Prague, for instance, official plans are kept of all the large buildings divided into floors, where there are separate ownerships of floors.

In Russia, while a rude country, where the free or allodial ownerships do not exist, there is yet a great practical system of registration through the mirs or communes, of the rights of all the members of the community in the commune lands.

In the United States the Torrens system has been adopted in Massachusetts, Illinois, Minnesota, Colorado, California and Oregon. It has withstood the fiercest litigation. It has perhaps received the most careful consideration in Massachusetts, as that State was the first to take it up. The message of Governor Russell to the Legislature, in which he strongly recommended it, will always be one of the great "state papers" of America.

One of the leading authorities upon titles in Illinois has estimated that the cost to the purchaser and seller together in the transfer of lands, amounts annually in that State to ten million dollars, and that the cost throughout the United States exceeds the interest on the national debt, and estimated that the Torrens system if adopted would have saved ninety per cent. of this awful waste.

An eminent publicist has called attention in a Chicago publication to the circumstances relating to one estate, which might easily be duplicated in the vicinity of every large city in the Northern States. The June property was broken up into about 1,400 lots and sold. Three hundred lawyers each separately examined the title. Upon the subsequent sales of each lot, unless brought under the Torrens system, the title from the beginning is supposed to be searched again, and so on at the next and all the succeeding sales, like the house that Jack built.

In Canada the Torrens system is practically "the system" of Manitoba. In the rich province of Ontario it is working very satisfactorily; it is in operation in the city of Toronto and the counties of York and Elgin and in a number of districts classed together as "New Ontario." A year ago land in value of over ten million of dollars had been placed under it. In British Columbia the system is adopted to the extent of making the registory of titles prima facie evidence of ownership. Quebec being a province harking back to French traditions, has an improved recording and certificate of interest in land system of a French nature.

Hawaii and the Philippine Islands have the Torrens system, introduced by our government, in fine shape and largely compulsory. Without it American and foreign capital could not be satisfactorily placed.

Enough has been said to show that there is no matter of common interest that can be regulated by law, occupying so prominent a place all around the world. It is probably much more superior to the present mixed practice of lawyers' examinations and title company guarantees than the present practice is to the situation anterior to the title companies. It may be quite true also that there will be no rest or satisfaction as regard the land we live in and on until the title to each man's house is guaranteed to him by the State itself, and the purchase and sale made as cheap and easy as it is by the pure Torrens system of land title registration; for the blessing of which I can conceive all the world will say amen and amen; as the more fortunate parts thereof who have secured its blessings, now say from day to day.

### 23d Ward Association and the Fire Limits.

At a meeting of the Twenty-third Ward Property Owners' Association on last Friday evening, Chairman Charles Baxter, of the executive committee, presented a report containing the following expression:

"Relative to the proposition of extending the fire limits in the Bronx, the above-named association, composed of taxpayers in the Twenty-third Ward, desires to be placed on record as opposed to any material extension except as relates to avenues or streets eighty feet wide and more, and intended for business thoroughfares. In such avenues or streets, the fire limits should extend the full length for the reason that it would be for the best business interest of all sections if frame stores were prohibited.

"North Third avenue and some other business thoroughfares today are unsightly and unsafe, owing to the numerous frame stores, and no solid, enterprising business firms care to locate in such structures."

### What the Bronx Has Spent for Buildings.

Since the fall of 1904 there has been expended over $100,000,000 in the erection of private dwellings and apartment houses, according to statistics compiled by the North Side News, which also observes that during the eight years preceding 1897, when consolidation took place, 9,000 buildings were erected at a total cost of $53,000,000, or an average of $6,000 each. During the nine and a half years succeeding, 15,710 buildings have been erected at a total cost of $164,451,164. This has led to a demand for a better class of houses to meet the requirements of an increased population, and, consequently, the cost of construction has increased from the average of $6,000 each to $10,500.

At present there is but one obstacle, in the opinion of the North Side News, to the continued development of the Bronx—a development that is the constant wonderment of other cities—and that is expressed in the words of J. Clarence Davies, who voices the unanimous opinion of every real estate man and investor in the Bronx, who says:

"If the financial stringency and its relation to funds for real estate remains in the present condition for another year, the Bronx will be as congested in apartment housings as it was in 1904 and 1905, just before the big building campaign was started."

### Where Taxes Are Payable.

The warrant for the collection of taxes having been delivered to Colonel David E. Austen, Receiver of Taxes, he gives official notice that all the taxes on said rolls are due and payable at the office of the Receiver of Taxes in the borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers st, Manhattan, N. Y.

Borough of the Bronx, corner of 3d and Tremont avs, the Bronx, N. Y.

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.

Borough of Queens, corner of Jackson av and 5th st, Long Island City, N. Y.

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.

In case of payment during October the person so paying shall be entitled to the benefits mentioned in section 915 of the Greater New York Charter (chapter 378, Laws of 1897), viz.: A deduction of interest at the rate of 6 per cent. per annum between the day of such payment and the 1st day of December next.

ALL BILLS PAID DURING OCTOBER MUST BE REBATED BEFORE CHECKS ARE DRAWN FOR PAYMENT.

When checks are mailed to the Receiver of Taxes they must be accompanied by addressed envelopes with postage prepaid in order to insure return of receipted bills by mail.

Checks dated October 7 should be mailed to the Receiver as soon as possible after bills have been received by the taxpayer.

Draw checks only to the order of the Receiver of Taxes.

### A Quickening in Realty Near the "Junction."

Judging by the number of transactions concluded within the last few months in the neighborhood of Flatbush av extension, that section is about to develop into one of the most important business localities in Brooklyn. Until the work of tearing down the old buildings along the route of the extension commenced many overlooked the opportunities which the situation presents. Recently, though, it has dawned upon investors and others that realty in the immediate vicinity will be greatly benefited by the convergence at the junction of Flatbush av and Fulton st, of practically all the surface and elevated lines in the borough, not to speak of the Fourth av and Battery subway roads, which are to have stations nearby. Among the large institutions to locate near the extension may be mentioned the Dime Savings Bank and the Brooklyn Bank. The smaller transactions consist chiefly of long-term leases. Real estate brokers, who are familiar with downtown Brooklyn, predict that values in the zone of the extension will enhance at least twenty-five per cent. during the coming year.

### Kitchen Decorations.

The most neglected room in most houses is the kitchen, yet it is the office of the average housewife and should be as pleasantly decorated as the purse will allow. It is an important department of household activities, and should be kept in a state of the greatest cleanliness at all times. It should be so treated that the walls will be unaffected by steam or water, and these walls in a properly treated kitchen should be as easily cleaned as the floor.

For these purposes sanitarily treated wall papers are in increasing demand. Fancy the joy of soul to the neat housewife whose kitchen and pantry walls are restored to their newly decorated freshness by the application of a damp cloth, while the sense that steam and cooking odors can leave no impression on such material is a pleasure to her tidy heart.

The least expensive materials for this work are the varnished tiles of domestic manufacture. The varnish coat already on these goods makes them steam and waterproof, except at the edges; but a strictly damp-proof job may be insured by the application of a coat of damar varnish to the entire wall after the paper is hung.

Next in point of expense come the imported varnished tiles. These are mostly made in set patterns of Dutch plaque and panel styles. The free-hand designs in floral and other effects come in English oil color wall papers, and are good to add a touch of home-like comfort to this room.—Painters' Magazine.

The fact that the agent of one of the parties to an exchange of lands divided commissions with the other party on the transaction does not show a conspiracy between them to obtain from the principal more money than the property was worth. This was held in MacKellar vs. Thompson, 119 App. Div. 36, 103 N. Y. S. (137 St. Rep.) 853.

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108 and 110 EAST 125TH STREET
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NOTARY PUBLIC

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**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
MAIN OFFICE: 31 NASSAU ST.
AGENCY DEPT.: 932 EIGHTH AVENUE

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

61st st, Central Park West and Broadway; extension of sewer.
144th st, s e cor Broadway; receiving basin.
163d st, Broadway and St Nicholas av; sewer.
113th st, Harlem River to 10th av; sewer.
70th st, n w cor Central Park West; restoring pavement.
42d st, n e cor 6th av; restoring pavement.
106th st W, Nos 55 and 57; restoring pavement.

BILLS OF COSTS.

Lawrence av, Lind av to 167th st.

REPORTS COMPLETED.

College av, 164th st to 172d st.
176th st, Sedgwick av to line of New York & Putnam Railroad.
207th st, 9th av to River av.
101st st, 2d and 3d avs.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Oct. 14.

A new avenue, between Fort Washington av and Haven av, at 12 m .
West 129th st, Convent to Amsterdam av, at 4 p m.
Hawkstone st, Walton av to Grand Boulevard and Concourse, at 12 m.
Bronx Park addition, on its easterly side, at 10 a m.
West 162d st, Broadway to Riverside Drive, at 12 m.
Public park, Southern Boulevard, Pelham av and Crotona av, at 1 p m.
Public park at Rae st, German pl and St Anns av, at 11 a m.
179th st, Broadway to Haven av, at 4 p m.

Tuesday, Oct. 15.

Beck st, Longwood to Intervale av, at 1 p m.
Northern av, north of 181st st, at 4p m.
Boston rd, from White Plains rd to the north line of the city, at 10 a m.
Bronx Boulevard, Old Boston Post rd to East 242d st, at 3 p m.
Hawkstone st, Walton av to Grand Boulevard and Concourse, at 4 p m.

Wednesday, Oct. 16.

Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Belmont av, East 175th st to Tremont av, at 1 p m.
East 222d st, 7th av to Hutchinson River, at 3 p m.
West Farms rd, Bronx River to Westchester Creek, at 3 p m.

Thursday, Oct. 17.

Corlears Hook Park addition, at 2 p m.
Main st, City Island, at 3 p m.
White Plains rd, closing, at 11 a m.
Two public parks, east of Boulevard Lafayette, at 2 p m.

At 258 Broadway.

Monday, Oct. 14.

Grafton av, school site, at 11 a m.
Bridge 3, Section No 3, at 2 p m.
Hamilton pl, school site, at 1 p m.
Pleasant av, school site, at 2 p m.
Whale Creek, at 3 p m.
Bridge 4, No 2, Queens, at 4 p m.

Tuesday, Oct. 15.

Grafton av, school site, at 11 a m.
Pier 51, East River, at 2 p m.
Bridge 4, Section 2, Manhattan, at 2 p m.

Wednesday, Oct. 16.

East 12th st, school site, at 12 m.

Thursday, Oct. 17.

105th st, school site, at 11 a m.
10th av, library site, at 1 p m.
East Houston st, library, at 12.30 p m.
Bridge 4, Section No 3, at 2 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Oct. 12, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

3d av, Nos 3524 to 3542 | n e cor 168th st, runs e 337 to Fulton av x n 41.8 x w 111.11 x n 87 x w 60.10 x n 50 x w 180 to 3d av x s 176 to beginning, 1, 2, 3 and 4-sty brk brewery and 1-sty frame stable and 3-sty brk tenement and store. (Amt due, $80,000; taxes, &c, $2,918.58.) Frederick V Haas..... 108,000
Vyse av, w s, 191.4 n Home st, 75x100, vacant. (Amt due, $4,428.50; taxes, &c, $656.24.) George McCauslan ..... 6,500
*Brook av, Nos 190 to 208 | e s, whole front between 136th and 137th st, 136th st, No 779 | 137th st, No 778 | 200x100, five 6-sty brk tenements and stores (unfinished). (Amt due, $6,780.22; taxes, &c, $19.19; sub to six prior morts aggregating $42,000.) The Estates Settlement Co ..... 45,000
*Hughes av, No 2153, w s, 62.11 s Oak Tree pl, 16.7x95, 2-sty frame dwelling. (Amt due, $4,434.48; taxes, &c, $27.39.) Rose Maaskoff ..... 4,000
Washington av, e s, 65 n 167th st, 125x137, vacant. (Amt due, $3,897.07; taxes, &c, $495; sub to a first mort of $22,000.) Sol Rothschild ..... 27,016
South st, No 187 | s w cor James Slip, 36.2x James Slip, No 19 | 21.11, 4-sty brk tenement and store (partition). Julia Volckhausen, party in interest ..... 17,750
South st, No 175 | n w cor Roosevelt st, Roosevelt st, No 137 | 26.10x49x28.7x39.2, 6-sty brk tenement and store (partition). Fred B Lemaire ..... 31,600
South st, No 174, n s, 26.10 w Roosevelt st, 17.10x62.3x—59.4, 4-sty brk tenement and store (partition). Fred B Lemaire .... 15,000
*78th st, Nos 236 and 238, s s, 305 e 3d av, 25x102.2, 6-sty brk tenement and store. (Amt due, $20,874.09; taxes, &c, $265.04.) Samuel Grodginsky et al ..... 30,500

CHAS. A. BERRIAN.

3d av, Nos 3386 to 3394 | e s, 150 s 136th st, Franklin av | 112.6x70.7 to Franklin av x123.7x121.10, 3-sty brk tenement and store and three 2-sty frame buildings and stores. (Amt. due, $35,705.89; taxes, &c, $42.36.) William Rosenzweig Realty Operating Co et al, defendants..36,787

BRYAN L. KENNELLY.

56th st, No 363, n s, 83.4 e 9th av, 16.8x100 5, 4-sty brownstone dwelling (exr's sale). J Regan ..... 17,300
Little West 12th st, Nos 22 to 26, s s, 178 w 9th av, 52x88.6x—x77.5, three 3-sty brk buildings, with stores (voluntary partition). E J Bernheimer. Bid in at $27,750 .....
Greenwich st, No 550, w s, 51.10 s Charlton st, 27.2x76.3x27.2x76.6, 5-sty brk and stone tenement, with stores (exr's sale). Henry J Scheuber ..... 22,300
Washington st, No 609, e s, 56.6 s Morton st, 18.6x64.10, 5-sty brk building (voluntary). John T Aaron & Son ..... 29,950
Boston road, No 1262, e s, 200 s 169th st, runs s 60 x e 125 x s 7.5 x e 58 x n 34 x w 55 x s 7.5 x w 125 to beginning, 2-sty frame dwelling (voluntary). E L Louis and Henry Harburger ..... 21,750

SAMUEL GOLDSTICKER.

*145th st, n s, 200 w Lenox av, 75x99.11, vacant. Action No. 2. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) American Mortgage Co ..... 32,004
*145th st, n s, 125 w Lenox av, 75x99.11, vacant. Action No. 1. (Amt due, $11,202.81; taxes, &c, $798.60; sub to a prior mort of $30,000.) American Mortgage Co..... 32,004

| | |
|---|---|
| Total ..... | $477,461 |
| Corresponding week, 1906..... | 301,310 |
| Jan. 1st, 1907, to date..... | 32,552,320 |
| Corresponding period, 1906.... | 24,151,419 |

## VOLUNTARY AUCTION SALES.

By JOSEPH P. DAY.

Oct. 15.

Garrison Heights, 193 lots.

Oct. 17.

First av, No 157, 5-sty tenement, with double store, 23.1x72.
Cherry st, No 244, 5-sty tenement with double store, 25.3½x138.
East End av, No 172, 5-sty and basement brick double flat, 25x96.

By BRYAN L. KENNELLY.

Oct. 16.

31st st, No 54 W, 3-sty brk building with two stores, 20x63.
2d av, No 1161, n w cor 61st st, 4-sty brk and stone apartment with store, 21.3x48.6.
8th av, No 539-541, n w cor 37th st, 6-sty brk and stone loft building, 28.0¾x100x49.4½x irreg.
37th st, No 307 W, 6-sty brk warehouse, 25x98.9.
7th av, No 375, 3-sty brk building with store, 21x75.
Bowery, No 43, 5-sty business building with store, 20.5x71.8½x20.4x60.10.
45th st, No 107 W, 3-sty stone dwelling, 20x100.5.
35th st, No 407 W, 2-sty frame store, 20x24.9.
30th st, Nos 208-210 W, 3 and 4-sty brk tenements and 3-sty brk tenements in rear, 46x98.9.
Lexington av, Nos 90-92, two 3-sty dwellings, 39.6x78.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Oct. 12.

No Legal Sales advertised for this day.

Oct. 14.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Oct. 15.

203d st, n s, 475 e Marion av, 25x100, 3-sty frame tenement and store. Frederick C Leubuscher agt Catherine Steinke et al; John W Suling, att'y, 258 Broadway; Arthur D Truax, ref. (Amt due, $2,370.37; taxes, &c, $769.26.) Mort recorded Apr 29, 1901. By Bryan L Kennelly.
203d st, n s, 350 e Marion av, 25x127.1, 2-sty frame dwelling. Teachers Co-operative Building & Loan Association of the City of New York agt Sebastino Nardillo et al; Frederick C Leubuscher, att'y, 258 Broadway; Wm J Coen, ref. (Amt due, $2,733.40; taxes, &c, $575.00.) Mort recorded June 30, 1899. By Bryan L Kennelly.
140th st, n s, 200 e St Ann's av, 100x95, vacant. Mary E Clark et al agt Robert M Silverman-Silverman Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Jacob W Block, ref. (Amt due, $13,946.25; taxes, &c, $50.) Mort recorded Dec 10, 1906. By Joseph P Day.
Lenox av, Nos 661 to 679 | w s, whole front between 143d and 144th sts, 199.10x143d st | 144th st, No 100 | 100, five 6-sty brk tenements and stores. Harry Fischel agt Max Kobre et al; J A Seidman, att'y, 61 Park Row; James A Donegan, ref. (Amt due, $7,825.06; taxes, &c, $2,883.54.) Mort recorded Nov 21, 1905. By Joseph P Day.
Fieldston av or road, w s, 175.10 s 261st st, 25x100, vacant. Frederick P Forster agt Jennie Tinto et al; Frederick C Lawyer, att'y, 18 Wall st; Chas S Simpkins, ref. (Amt due, $748.32; taxes, &c, $64.43.) By Joseph P Day.

Oct. 16.

70th st, No 428, s s, 161 w Av A, 38x100.5, 6-sty brk tenement and store. Sadie Hoffberg agt Harry M Stoff et al; Manheim & Manheim, att'ys, 302 Broadway; Sylvester Malone, ref. (Amt due, $5,394.73; taxes, &c, $250.00; sub to two mortgages aggregating $45,500.) By Joseph P Day.
Central Park West, w s, 75.8 s 101st st, 25.3x100, vacant. John Stich agt Joseph Fuchs et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Frederick L Taylor, ref. (Amt due, $4,892.60; taxes, &c, $——; sub to a prior mort of $15,000.) Mort recorded Feb 16, 1906. By Joseph P Day.
Lenox av, Nos 661 and 665 | n w cor 143d st, 40x143d st, n s | 100, 6-sty brk tenement and store. Knickerbocker Trust Co agt Meyer Frank et al; Action No. 1; A Lincoln Wescott, att'y, 135 Broadway; Joseph P Morrissey, ref. (Amt due, $20,360.16; taxes, &c, $978.01.) Mort recorded Oct 24, 1904. By Joseph P Day.
Lenox av, Nos 669 and 671, w s, 40 n 143d st, 39.11x100, 6-sty brk tenement and store. Same agt same; Action No. 2; same att'y; same ref. (Amt due, $15,105.45; taxes, &c, $986.66.) Mort recorded Oct 24, 1904. By Joseph P Day.
Lenox av, Nos 673 and 675, w s, 79.11 s 144th st, 40x100, 6-sty brk tenement and store. Same agt same; Action No. 3; same att'y; same ref. (Amt due, $15,081.45; taxes, &c, $453.83.) Mort recorded Oct 24, 1904. By Joseph P Day.
Lenox av, Nos 677 and 679, w s, 40 s 144th st, 39.11x100, 6-sty brk tenement and store. Same agt same; Action No. 4; same att'y; same ref. (Amt due, $15,081.45; taxes, &c, $477.83.) Mort recorded Oct 24, 1904. By Joseph P Day.
Lenox av | s w cor 144th st, 40x100, 6-144th st, No 100 | sty brk tenement and store. Same agt same; Action No. 5; same att'y; same ref. (Amt due, $20,369.01; taxes, &c, $676.36.) Mort recorded Oct 24, 1904. By Joseph P Day.

(Continued on page 584.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. CASTLETON AVENUE—REGULATING, GRADING, PAVING ROADWAY, LAYING COBBLE-STONE GUTTERS, from Bard Avenue to Glenn Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 24, 1907. (38114)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 25 to October 9, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. BLACKWELL STREET—SEWER, from Grand Avenue to Flushing Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 24, 1907. (38122)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. ACADEMY STREET—SEWER, from Paynter Avenue to Jane Street.

HERMAN A. METZ,
Comptroller.

City of New York, September 26, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of September 27 to October 11, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 8. WEST 171ST STREET—SEWER, between Fort Washington Avenue and Haven Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, September 26, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. CRESCENT STREET—SEWER, from Paynter Avenue to Freeman Avenue. 13TH AVENUE—SEWER, from Broadway to Graham Avenue. 16TH AVENUE—SEWER, from Broadway to Jamaica Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. SEVENTH AVENUE—SEWER, west side, between 145th and 146th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX: 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in WEST FARMS ROAD, from Bronx Street to Morris Park Avenue, etc.; in GARFIELD STREET, between Jackson Avenue and the Harlem River Branch of the N. Y., N. H. and H. R. R.; in VAN BUREN STREET, between Morris Park Avenue and Jackson Avenue, etc.; in TAYLOR STREET, from the existing sewer east of Columbus Avenue to the Harlem River Branch of the N. Y., N. H. and H. R. R.; in BRONX PARK AVENUE, between a point about 640 feet south of West Farms Road and 180th Street, etc.; in LEBANON STREET, between a point about 410 feet west of Bronx Park Avenue and Morris Park Avenue; in JEFFERSON STREET, between Morris Park Avenue and the property of the N. Y., N. H. and H. R. R., in ADAMS PLACE, between Columbus Avenue and the property of the N. Y., N. H. and H. R. R., etc.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.
(38220)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 4 to 18, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 152D STREET—ALTERATION AND IMPROVEMENT TO SEWER, between Riverside Drive and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, October 3, 1907. (38308)

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, OCTOBER 14, 1907,

For providing all labor and materials required for the excavation, masonry, steel and iron, roofing and metal work, carpentry, glazing, painting, hardware, electric work and all other work (except plumbing, heating, elevator work, electric wiring and fitting up the diet kitchens, drug rooms and utility rooms), as set forth in the drawings and specifications for the construction and completion of six ward buildings of the Sea View Hospital, situated on certain property owned by the City of New York, on the south side of the Manor road, Township of Castleton, Borough of Richmond, the City of New York, said proposed structures being intended for the uses and purposes of the Department, as provided by law.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated September 27, 1907.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 17, 1907,
Boroughs of Brooklyn and Queens.

For furnishing all the labor and materials necessary to wire and light and make repairs to the Soldiers and Sailors' Arch, Prospect Park, Brooklyn.

For full particulars see City Record.

SAMUEL PARSONS,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 17, 1907,
Borough of Brooklyn.

For furnishing all the labor and materials necessary to construct a rustic masonry boundary wall around Sunset Park, Borough of Brooklyn.

For full particulars see City Record.

SAMUEL PARSONS,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

THURSDAY, OCTOBER 17, 1907,
Borough of Manhattan.

No. 2. For furnishing and delivering hardware, paints, iron, steamfittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated October 3, 1907. (38326)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

WEDNESDAY, OCTOBER 16, 1907,
Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering 30 sets of single driving harness.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated October 3, 1907. (38332-1)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

WEDNESDAY, OCTOBER 16, 1907,
Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering stoves and stove supplies.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated October 3, 1907. (38332-2)

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,

For the electrical equipment of the University Heights Bridge.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges

Dated October 4, 1907. (38357)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 17, 1907,
Borough of Brooklyn.

No. 1. For work and materials required for the erection and completion of a shelter house in New Lots Park, Borough of Brooklyn.

No. 2. For work and materials required for the erection and completion of a shelter house in Fulton Park, Borough of Brooklyn.

No. 3. For work and materials required for the erection and completion of a shelter house in Winthrop Park, Borough of Brooklyn.

No. 4. For work and materials required for the erection and completion of a shelter and tennis house in Prospect Park, Borough of Brooklyn.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

(38339)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

FRIDAY, OCTOBER 18, 1907,
Borough of Brooklyn.

For furnishing, delivering and constructing piers for two bridges over the Wantagh stream, and to do certain grading of Seaman's road, in the town of Hempstead.

The time allowed for doing and completing the work will be seventy-five working days.

The surety required will be Three Thousand Dollars ($3,000).

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, October 5, 1907. (38346)

Department of Water Supply, Gas and Electricity, Room 1536, Nos 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

FRIDAY, OCTOBER 18, 1907,
Borough of Queens.

For furnishing, delivering and storing anthracite coal in the following amount: 450 gross tons of anthracite coal.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, October 7, 1907. (38364)

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids will be received by the Commissioner of Docks at Pier "A," foot of Battery Place, until 12 o'clock noon on Monday, October 21, 1907, for leases, with dumping board privileges, as follows:

1. North side of pier foot of West 47th Street, North River.
2. Bulkhead between 94th and 95th Streets, East River.
3. South side of pier foot of East 60th Street, East River.

(For particulars, see City Record.) (38372)

## PUBLIC NOTICES.

DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, NO. 57 CHAMBERS STREET, BOROUGH OF MANHATTAN, NEW YORK, September 30, 1907.

NOTICE TO TAXPAYERS.

NOTICE IS HEREBY GIVEN THAT THE assessment rolls of real estate and personal property in The City of New York for the year 1907, and the warrants for the collection of taxes, have been delivered to the undersigned, and that all the taxes on said assessment rolls are due and payable on

MONDAY, OCTOBER 7, 1907,

at the office of the Receiver of Taxes in the borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.

Borough of The Bronx, corner of Third and Tremont avenues, The Bronx, N. Y.

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.

Borough of Richmond, Borough Hall, St. George, Staten Island N. Y.

In case of payment during October the person so paying shall be entitled to the benefits mentioned in section 915 of the Greater New York Charter (chapter 378, Laws of 1897), viz.: A deduction of interest at the rate of 6 per cent. per annum between the day of such payment and the 1st day of December next.

ALL BILLS PAID DURING OCTOBER MUST BE REBATED BEFORE CHECKS ARE DRAWN FOR PAYMENT.

When checks are mailed to the Receiver of Taxes they must be accompanied by addressed envelopes with postage prepaid in order to insure return of receipted bills by mail.

Checks dated October 7th should be mailed to the Receiver as soon as possible after bills have been received by the taxpayer.

Draw checks only to the order of the Receiver of Taxes.

DAVID E. AUSTEN,
Receiver of Taxes.

(38025)

## ADVERTISED LEGAL SALES.

(Continued from page 582.)

Oct. 17.

Hall pl, e s, 193.2 s 167th st, 45x—x43.11x52.7, vacant. Frederick Gordes agt Frida Hubner et al; Peter Klein, att'y, 116 Nassau st; Peter L Mullaly, ref. (Amt due, $1,250.16; taxes, &c, $674.22.) Mort recorded Mar 7, 1906. By Joseph P Day.

14th st, No 7, n s, 150 w 5th av, 25x103.3, 5-sty brk building and store. Ada G Gray agt The Central National Realty & Construction Co et al; E John Ludvigh, att'y, 299 Broadway; Abraham G Meyer, ref. (Amt due, $9,936.21; taxes, &c, $994.94.) Mort recorded Mar 17, 1906. By Joseph P Day.

Lenox av | n e cor 143d st, runs e 96.2 x n 143d st | 59.11 x e 16.7 x n 39.11 x w 27.10 x s 25 x w 85 x s 74.11 to beginning, vacant. The Jefferson Bank agt Morris Feldberg et al; Strasbourger, Weil, Eschwege & Schallek, att'ys, 74 Broadway; H B Davis, ref. (Amt due, $46,330.17; taxes, &c, $475; sub to a mort of $38,500.) Mort recorded May 11, 1906. By Samuel Marx.

139th st | n s, 575 e Lenox av, 140th st, Nos 18 to 22 s s | 75x199.10 to 140th st, 2-sty brk stable. David Kidansky agt David Peltyn et al; Bowers & Sands, att'ys, 31 Nassau st; Richard H Clarke, ref. (Amt due, $18,142.44; taxes, &c, $876.90; sub to a mort of $42,000.) By Joseph P Day.

**HERBERT A. SHERMAN**
REAL ESTATE
**AUCTIONEER, BROKER**
**APPRAISER, AGENT**
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

Oct. 18.

Meadow st, w s, lot 41, map of part of South Mount Vernon, 34x—, Sheriff's sale of all right, title, &c, which Moses R Crow had Jan 20, 1899, or since; Boudin & Liebman, att'ys, 302 Broadway; Nicholas J Hayes, sheriff. By Joseph P Day.

143d st, No 306, s s, 100 w 8th av, 25x99.11, 5-sty brk tenement. Andrew J Stevens agt Clarence Person et al; Andrew H Weller, att'y, 203 Broadway; Frank Cochrane, ref. (Amt due, $6,561.79; taxes, &c, $564.18; sub to a mort of $21,000.) Mort recorded May 20, 1901. By Joseph P Day.

Oct. 19.

No Legal Sales advertised for this day.

Oct. 21.

8th st, No 416, s s, 75 e Av D, 22x97.6, 3-sty brk tenement and store. Dry Dock Savings Institution agt Annie Grosser et al; Frank M Tichenor, att'y, 38 Park Row; James M Tully, ref. (Amt due, $4,508.00; taxes, &c, $148.49.) Mort recorded Mar 29, 1873. By Joseph P Day.

9th st, No 733, n s, 383 e Av C, 25x92.3, 5-sty brk tenement. Joseph Rosenzweig agt Chas M Siegel et al; Frederick D W Searing, att'y, 99 Nassau st; Chas D O'Connell, ref. (Amt due, $9,710.59; taxes, &c, $400.94; sub to four morts aggregating $40,750.) Mort recorded Apr 9, 1907. By Joseph P Day.

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building new ferry house at the Manhattan Terminal of the Staten Island Ferry (Contract No. 1099), will be received by the Commissioner of Docks, Pier A, Battery Place, until 12 o'clock, noon, Thursday, October 31, 1907. For particulars see City Record. (38393)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,
Borough of The Bronx.

For furnishing and delivering one thousand (1,000) cubic yards broken stone of trap rock, and five thousand (5,000) cubic yards screenings of trap rock (No. 4, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,
Borough of The Bronx.

For furnishing and delivering thirty thousand (30,000) pounds No. 1 white clipped oats (No. 2, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

MONDAY, OCTOBER 21, 1907,

For furnishing and delivering milk to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals, the Hospital for Contagious Eye Diseases and the Research Laboratory of the Department of Health, City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated October 10, 1907.

## PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,

For the construction of train spacing signals for the Elevated Railway tracks of the Brooklyn Bridge.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated New York, October 9, 1907.

Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS will be received by the Park Commissioner at the above office of the Department of Parks, until 12 o'clock M. on

MONDAY, OCTOBER 21, 1907,

For the rental of the Lorillard Mansion and shed privilege, in Bronx Park; the rental of the Hunter Island Inn and the barn and shed in Pelham Bay Park, and the rental of the building in St. Mary's Park, with privilege for the sale of refreshments in each case.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks, Borough of The Bronx.

SEALED BIDS OR PROPOSALS, endorsed "Proposal for Constructing Boardwalk," with the name of the person or corporation making the bid, will be received by the Streets, Walks and Drives Committee at Council Chambers in the City Hall at Atlantic City, New Jersey, between the hours of 8.00 and 8.30 o'clock P. M., Monday, October 28, 1907.

The work to be done is the construction of a Boardwalk along the Ocean Front between Pacific Avenue and Connecticut Avenue; said Boardwalk to be approximately 2,920 feet in length and to be constructed with a wood floor upon wood or reinforced concrete joists supported by reinforced concrete girders and columns.

A certified check upon a National or State Bank or Trust Company, drawn to the order of Albert Beyer, City Treasurer, for the sum of Ten Thousand ($10,000) Dollars, must be deposited with the bid.

Surety Company (authorized to do business in the State of New Jersey) bond will be required in the sum of one-half of the contract price based upon the estimated quantities.

The Streets, Walks and Drives Committee reserves the right to reject any or all bids if it shall deem it for the public interest so to do.

Blank forms of proposal, printed envelopes, specifications and plans can be obtained upon application at the office of the City Engineer, Room 622, Bartlett Building, Atlantic City, New Jersey.

By Order of the Committee,
WILLIAM RIDDLE, Chairman.
J. W. HACKNEY, City Engineer.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 9 to 23, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN.

22ND WARD, SECTION 4, WEST 61ST STREET EXTENSION OF SEWER between Central Park West and Broadway. 12TH WARD, SECTION 7, WEST 144TH STREET AND BROADWAY RECEIVING BASIN, at the Southeast corner. 12TH WARD, SECTION 8, WEST 163D STREET SEWER, between Broadway and St. Nicholas Avenue. WEST 213TH STREET SEWER, between the Harlem River and 10th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 8, 1907. (38385)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9398, No. 1. Regulating, grading, curbing and laying cement sidewalks on Prospect place, between Eastern Parkway Extension and Ralph avenue.

List 9402, No. 2. Regulating, grading, curbing and laying cement sidewalks on Alabama avenue, between Belmont and Sutter avenues.

List 9407, No. 3. Regulating, grading, curbing, guttering and laying cement sidewalks on Fifty-fourth street, between Thirteenth and Fifteenth avenues.

List 9419, No. 4. Regulating, grading, curbing and laying cement sidewalks on Elmore place, between Farragut road and Glenwood road.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before November 12, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, October 10, 1907.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

## CONVEYANCES

October 4, 5, 7, 8, 9 and 10.

### BOROUGH OF MANHATTAN.

Allen st, Nos 182 and 184, e s, 65 n Stanton st, 35x87.6, 6-sty brk tenement and store. Max Goldberg et al to George Dicker. Mort $57,875. Oct 3. Oct 4, 1907. 2:417—36. A $22,000—$50,000. other consid and 100

Barrow st, No 31 (97), s s, abt 75 e Bleecker st, 18.9x80, 3-sty brk tenement. Mary Fontana to Joseph Cademartori. Mort $7,000. Oct 3. Oct 4, 1907. 2:590—56. A $5,500—$7,000. other consid and 100

Broome st, Nos 127 to 131, s s, abt 20 w Pitt st, —x—, 6-sty brk tenement and store. Anti-nuptial agreement. Max Cohen and Louis Alexander with Abraham Alexander. May 20. Oct 7, 1907. 2:341—48. A $35,000—$68,000. nom

Canal st, No 159, n e s, abt 68 e Elizabeth st, 25.1x25x25.4x25, 5-sty brk tenement and store. Lena Terhune to Louis Gordon. Mort $20,000. Oct 9. Oct 10, 1907. 1:203—34. A $8,000—$11,000. other consid and 100

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WATER SUPERVISION CO.
Tel., 2017 Cortlandt
3 PARK ROW, NEW YORK
Let us demonstrate how, by our care, your water tax bills will be reduced.

Canal st, No 159, n e s, 68 s e Elizabeth st, 25.3x25x25.4x25, 5-sty brk tenement and store. Chas J O'Brien, of San Francisco, Cal, to Mary L and Mary M OBrien his sisters, of San Francisco All title. Dec 26, 1902. Oct 9, 1907. 1:203—34. A $8,000—$11,000. gift

Same property. Lucretia A Martine INDIVID and et al by Lucretia A Martine ATTY to Lena Terhune, of Brooklyn. Mort $2,700. Oct 9, 1907. 1:203. nom

Cathedral Parkway, No 141, n s, 200 e 7th av, 75x70.11, 6-sty brk tenement. Emily Lotze et al EXRS, TRUSTEES, HEIRS, &c, Elise Lotze dec'd to Emily and Marie Lotze. Mort $80,000. Sept 30. Oct 4, 1907. 7:1820—10. A $45,000—$105,000.

Cherry st, No 136, n s, 239.3 e Catherine st, 25.8x104.2, 5-sty brk tenement and store. Daniel W Harnett to Martin Garone. Mort $31,000. Oct 4. Oct 5, 1907. 1:253—11. A $12,000—$28,000. nom

Crosby st, Nos 101 and 103, s e s, 53.3 s w Prince st, 40x64.9x39.4x61.6, vacant. The Mildred Realty Co to Wolf Solomon. Mt $47,500. Oct 7. Oct 9, 1907. 2:496—12 and 13. A $22,000—$22,000. other consid and 100

Division st, No 243, s s, 46 w Montgomery st, 23x48.6x23x48.7, 6-sty brk loft and store building. Rachel Cohn to Nathan Burkan and Edward Schoenberg. Mort $21,700. Sept 30. Oct 5, 1907. 1:286—63. A $10,000—$21,000. other consid and 100

Division st, No 74, n s, 50 e Forsyth st, 25x75, 5-sty brk tenement and store. Louis Rubenstein to the City of New York. Oct 4. Oct 7, 1907. 1:292—37. A $19,000—$28,000. 41,000

East Broadway, No 192 n e cor Jefferson st, 26.2x116.1 to s s Jefferson st, Nos 1 and 3 Division st, No 181 | Division st, two 6-sty brk tenements and stores. Morris Singer to The City of New York. Sept 26. Oct 4, 1907. 1:285—31. A $45,000—$80,000. 150,000

Grand st, Nos 411 and 413, s s, 25 e Clinton st, runs e 50 x s 100 x w 25 x n 25 x w 25 x n 75 to beginning, two 5-sty brk tenements and stores. Elias Senft to Max Goldberg and Barney Goldstein. Mort $75,000. Sept 30. Oct 4, 1907. 1:314—13 and 14. A $50,000—$71,000. other consid and 100

Hester st, No 70, s s, 25 w Orchard st, 25x75, 3-sty brk synagogue. Florence Goldberg to Louis Wolf. All title. Mort $——. Sept 5. Oct 10, 1907. 1:299—20. A $20,000—$25,000. nom

Houston st, Nos 493 and 495, s s, 40 e Goerck st, 40x75, two 4-sty frame brk front tenements and stores. Max Isman to Celia wife of Max Isman. All liens. Oct 8. Oct 9, 1907. 2:325—13 and 14. A $16,000—$18,000. other consid and 100

Leroy st, No 18, s s, abt 160 w Bleecker st, 20x80, 2-sty brk tenement. Annette B Boardman to The Doe Ye Nexte Thynge Society for Work Among the Poor, a corpn. Mort $85,000 (?). Oct 4. Oct 5, 1907. 2:586—14. A $8,000—$8,500. other consid and 100

Leroy st, No 18, s s, abt 160 w Bleecker st, 20x80, 2-sty brk tenement. Annie E H Luttgen and ano to Annette B Boardman. Sept 20. Oct 5, 1907. 2:586—14. A $8,000—$8,500. other consid and 100

Madison st, No 146 and part No 144, s s, 306.7 e Market st, runs s e 104.7 x e 1.5 x n 100.1 to st x w 31.4 to beginning, parts two 5-sty brk tenements and stores. Meyer Vesell to the City of New York. July 24. Oct 5, 1907. 1:274. 42,233.50

Madison st, No 138, s s, 213.1 e Market st, 25x100, 5-sty brk tenement and store.

Madison st, parts Nos 144 and 146, s s, 288.2 e Market st, 18.5x104.7x48.7x100.1, parts of two 5-sty brk tenements and stores. Meyer Vesell to the City of New York. July 24. Oct 5, 1907. 1:274—32. A $16,000—$34,000 and part of lots 28 and 29. 107,766.50

Madison st, No 138, s s, 213.1 e Market st, 25x100, 5-sty brk tenement and store. Levin Hertzberg to Meyer Vesell. Mort $28,500. May 3. Oct 5, 1907. 1:274—32. A $16,000—$34,000. other consid and 100

Madison st, No 138, s s, abt 215 e Market st, 25x100.

Madison st, No 144, s s, 210.11 w Pike st, 25.1x100.4x25.3x100.6.

Madison st, No 146, s s, abt 185.10 w Pike st, 25x100, three 5-sty brk tenements and stores.
Meyer Vesell to the City of New York. Q C. Oct 4. Oct 7, 1907. 1:274—28, 29 and 32. A $48,000—$104,000. other consid and 100

Monroe st, Nos 263 and 265, n s, 100.4 w Jackson st, runs w 50 x n 108.2 x e 25 x n 1 x e 25 x s 105.10 to beginning, two 5-sty brk tenements and stores and two 5-sty brk tenements in rear. Max Heyman to Harris Mankin. 1-3 part right, title and interest. Mort $63,000. Jan 28. Oct 5, 1907. 1:266—33 and 34. A $34,000—$56,000. other consid and 100

Prince st, Nos 127 and 129 | n w cor Wooster st, 40x71.3.
Wooster st, No 131 |
Wooster st, No 133, w s, 71.3 n Prince st, 23.9x86.6.
7-sty brk loft and store building.
Julius Landauer to Mamie wife of Clifford Landauer. Mort $121,000. Oct 9, 1907. 2:515—37. A $65,000—$110,000. gift

Rivington st, No 193 | s w cor Ridge st, 25.7x72.11, 5-sty brk tenRidge st, No 95 | ement and store and 3-sty brk tenement and store. Paulina Ryshpan et al EXRS, &c, Solomon Ryshpan decd et al to Morris R Cohen. Morts $39,000. Oct 8. Oct 10, 1907. 2:343—19. A $25,000—$35,000. 11,600

Stanton st, No 268, n s, 25 w Columbia st, 25x100, 5-sty brk tenement and store. Morris Simiansky et al to Abraham P Lubell. 1-3 part. Mort $33,000. Oct 7. Oct 8, 1907. 2:335—33. A $19,000—$36,000. nom

Suffolk st, No 95, w s, 250.10 s Rivington st, 25.1x100, 5-sty brk tenement and store. Meyer L Friedman et al to Bernhard Klingenstein. Mort $37,500. Oct 4, 1907. 2:353—71. A $20,000—$29,000. other consid and 100

Water st, No 614, n s, abt 72 w Gouverneur st, 26.2x64.5x26.3x65.6 e s, 6-sty brk tenement and store.

Water st, No 616, n s, abt 54 w Gouverneur st, 20.6x65.11x19.10x65.6 w s, 6-sty brk tenement and store.
Abraham Levy to Charles Stadler. Mort $37,250. Oct 2. Oct 10, 1907. 1:259—8. A $10,000—$27,000. 100

Water st, No 676, n s, 100 w Jackson st, 25x100, 5-sty brk tenement. Hyman Siegel to Moses Feltenstein. ½ right, title and interest in general. All title. Mort $21,500. Oct 3. Oct 7, 1907. 1:260—29. A $6,000—$21,000. other consid and 100

Willett st, No 99, w s, abt 100 s Stanton st, 25x100, 5-sty brk tenement. Jacob Blaustein to Rebecca wife of Jacob Blaustein. All title. All liens. Oct 10, 1907. 2:339—24. A $16,000—$36,000. nom

3d st, E, No 416 | s s, 131.1 w Tompkins st, runs s 62.11 x Mangin st, or East st | w 40 to e s of Mangin or East st, x n 68 to 3d st, x e 40.4 to beginning, 6-sty brk tenement.
3d st, No 418, s s, 90.9 w Tompkins st, 40.4x68x40x62.11, 6-sty brk tenement.
Samuel Strauss to Ignatz Spitz. ¼ part. B & S. Oct 4. Oct 9, 1907. 2:356—43 and 45. A $28,000—$——. nom

6th st E, No 752, s s, 89 w Av D, runs s 76.5 x w 4 x s 21 x w 18 x n 97.5 to st, x e 22 to beginning, 5-sty brk tenement. Joseph Schwartz to Samuel Greenwald. Mort $24,000. Oct 5. Oct 10, 1907. 2:375—35. A $10,000—$18,000. 100

6th st E, No 312, s s, 175 e 2d av, 25x97, 5-sty brk tenement. Albert E Lowe to Henrfetta Bennett. Mort $31,250. Sept 27. Oct 5, 1907. 2:447—12. A $16,000—$24,000. 100

7th st E, No 291, n e s, 85.1 s e Av D, 20x96.8x20x—, 4-sty brk tenement and 3-sty brk tenement in rear. Jacob S Gluck to Betty Gluck. Mort $14,000. May 23. Oct 5, 1907. 2:363—56. A $8,000—$12,000. nom

7th st E, No 99, n s, 161.5 e 1st av, 26.4x97.6, 5-sty brk tenement.

4th st E, No 92, s s, 125 e 2d av, 25x115, 6-sty brk tenement and store.
Joseph Tally HEIR Hyman Tally to Rachel Tally. All title. All liens. Oct 3. Oct 4, 1907. 2:435—53. A $18,000—$37,000; 445—12. A $19,000—$44,000. nom

8th st E, No 304, s s, 140 e Av B, 24.9x97.4.

8th st E, No 306, s s, 164.9 e Av B, 24.9x97.4.
Two 6-sty brk tenements and stores.
Jacob Roses to Shapiro, Levy & Starr. Morts $78,637.72. Oct 5, 1907. 2:390—9 and 10. A $30,000—$74,000. other consid and 100

11th st W, No 238, s s, 130 e 4th st, 20x95, 3-sty brk dwelling. John P Faure to Lucie H Faure. C a G. Mort $9,200. Oct 4, 1907. 2:613—16. A $9,000—$12,000. nom

21st st W, Nos 25 and 27, n s, 413.2 w 5th av, 26x98.9, two 2-sty brk dwellings. Herbert C Pell et al to David Spero. Mort $62,000 on this and other property and all liens. Sept 24. Oct 9, 1907. 3:823—24. A $56,000—$58,000. nom

21st st W, n s, 439.2 w 5th av, strip 0.6x98.9. Herbert C Pell et al to David Spero. Q C. Mort $62,000 on this and other property. Sept 24. Oct 9, 1907. 3:823. nom

23d st W, Nos 148 to 156, s s, abt 200 e 7th av, —x—, one 4 and two 6-sty brk buildings and stores. Edmund W Yard to John Yard EXR and TRUSTEE Amelia A Yard. Q C. June 5, 1903. Oct 5, 1907. 3:798—71 and 73. A $254,000—$338,000. nom

30th st W, No 326, s s, 334 w 8th av, 20x98.9, 3-sty brk dwelling. Margt D Sharpe to Moritz L and Carl Ernst. Mort $8,500. Oct 7. Oct 8, 1907. 3:753—57. A $10,000—$14,000. 100

36th st W, No 28, s s, 365 w 5th av, 15x98.9, 3-sty brk dwelling. Wm T Elliott to Stuart W Huber, of Philadelphia, Pa. Oct 7. Oct 8, 1907. 3:837—62. A $43,000—$46,000. other consid and 100

37th st W, No 420, s s, 275 w 9th av, 25x98.9, 3-sty brk tenement and store and 2-sty frame tenement in rear. Mary J McDonald to Morris and Edw Badt. Mort $11,500. June 12. Oct 10, 1907. 3:734—47. A $9,000—$11,000. other consid and 100

46th st E, No 227, n s, 256 w 2d av, 26x100.5, 5-sty brk tenement. Samuel Schumacher to Henry J Schumacher. ¼ part. All title. Mort $12,000. Oct 7, 1907. 5:1320—15. A $10,500—$15,000. nom

47th st W, No 326, s s, 397 e 9th av, 27.6x100.5, 5-sty stone front tenement. Conrad Ries to William Ries and Emma Cochrane. Mort $5,000. Oct 3. Oct 4, 1907. 4:1037—48. A $16,000—$27,000. other consid and 100

48th st W, No 234, s s, 225 e 8th av, 17x100, 3-sty stone front dwelling. Arthur W Saunders to Jennie E McLellan and Pauline A Horn. Mort $17,000. Oct 4. Oct 7, 1907. 4:1019—55. A $16,000—$17,000. other consid and 100

48th st W, No 234, s s, 225 e 8th av, 17x100, 3-sty stone front dwelling. Ephraim L Ennis to Arthur W Saunders. Sept 26. Oct 7, 1907. 4:1019—55. A $16,000—$17,000. exch and 100

50th st E, Nos 234 and 236, s s, 187.6 w 2d av, 41.8x100.5, 6-sty brk tenement. Pancrazio Grassi to Benedetto Casagrande, Paolo Corsiglia and Domenico Casella. Mort $53,000. Oct 9. Oct 10, 1907. 5:1323—34. A $10,000—P $30,000. other consid and 100

51st st E, No 337, n s, 368.9 e 2d av, 18.9x100.5, 4-sty stone front tenement. Alexander Rothschild et al to Rosalie Rothschild. All liens. Feb 28. Oct 7, 1907. 5:1344—15. A $7,500—$10,000. other consid and 100

53d st W, No 57, n s, 75 e 6th av, 22x100.5, 4-sty brk dwelling.

53d st W, n s, 97 e 6th av, strip 0.6x100.5.
Louis M Josephthal et al to Sophie Herman. ½ part. All title. B & S. All liens. Sept 27. Oct 9, 1907. 5:1269—1½. A $42,000—$48,000. nom

Same property. Sophie Herman to Timothy A McCarthy. ½ part. All title. B & S. All liens. Oct 8. Oct 9, 1907. 5:1269. nom

Same property. Louis G Seligman to same. Q C. Oct 8. Oct 9, 1907. 5:1269. nom

Same property. Timothy A McCarthy to Wm J Bowe. ½ part. Oct 8. Oct 9, 1907. 5:1269. nom

56th st W, No 421, n s, 300 w 9th av, 25x100.5, 5-sty brk tenement. CONTRACT. Adolph Waibel with Samuel Floersheimer. Mort $19,750. Aug 15. Oct 10, 1907. 4:1066—20. A $10,000—$18,000. 21,050

57th st E, No 211, n s, 150 e 3d av, 27x100.5, 5-sty brk tenement. Mary Hagemeyer widow et al to Frederick Hoch. Mort $15,000. Oct 9. Oct 10, 1907. 5:1331—7. A $13,500—$28,000. nom

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**Supervision of Accounts**
**Periodical Audits**
**Cost Accounting**
B-I PRODUCE EXCHANGE, NEW YORK

ALFRED E. GIBSON
**AUDITOR and ACCOUNTANT**

**Balance Sheets Verified**
**Irregularities Investigated**
**Receivership Accounting**
TELEPHONE 6830 BROAD

57th st E, No 211, n s, 150 e 3d av, 27x100.5, 5-sty brk tenement. 5:1331—7. A $13,500—$28,000.

11th st E, s s, 320 e Av D, 180x94.9, several 1 and 2-sty brk and frame buildings and vacant. 2:367—21. A $45,000—$50,000.

10th st E, s s, 407.8 e Av D, 150x92.3, two 1-sty frame sheds and vacant. 2:366—22. A $35,000—$35,000.

9th av, Nos 879 to 885 | n w cor 57th st, 100.5x25, 5-sty brk tene-
57th st, No 401 | ment and store. 4:1067—32. A $45,000—$70,000.

10th st E, Nos 474 to 478, s s, 332.8 e Av D, 75x92.3, 1 and 2-sty brk buildings. 2:366—19. A $22,000—$23,000.

Geo Hagemeyer et al to Frederick Hoch. Q C. Sept 21. Oct 5, 1907. nom

66th st W, No 36, s s, 300.5 w Central Park West, 25x100.8, 3-sty brk stable. E Clarence Jones to J Brandt Walker. Oct 5. Oct 8, 1907. 4:1118—45. A $20,000—$25,000. other consid and 100

67th st E, No 47, n s, 120 w Park av, 20x100.5, 4-sty brk dwelling. Helen A Thompson to Dorothea M McCartney. Oct 1. Oct 10, 1907. 5:1382—31. A $50,000—$56,000. other consid and 100

69th st W, No 46, s s, 515.6 w Central Park West, 22x100.5, 4-sty and basement brk dwelling. Robert Schroeder to Anna Schroeder. Mort $47,000. Oct 3. Oct 7, 1907. 4:1121—54. A $20,000—$45,000. nom

72d st, E, No 342, s s, 266.6 w 1st av, 16.8x102.2, 3-sty brk dwelling. Julius Landauer to Mamie wife of Julius Landauer. Mort $8,000. Oct 9, 1907. 5:1446—37½. A $6,500—$10,000. gift

72d st E, Nos 307 to 313, n s, 85 e 2d av, 115x102.2, four 4-sty stone front tenements. Emma Frohmann to Hermann Frohmann. All title. Correction deed. All liens. Sept 27. Oct 7, 1907. 5:1447—5 to 8. A $48,000—$90,000. other consid and 100

72d st E, No 316, s s, 150 e 2d av, 16.8x102.2, 3-sty brk dwelling. Hyman B Goldberg to Joseph Solomon. Mort $11,000. Oct 7. Oct 8, 1907. 5:1446—46. A $6,500—$10,000. other consid and 100

77th st W, No 302, s s, 40 w West End av, runs s 18.6 x w 11.6 x s 12.6 x s w 6.5 x s 31.8 x w 12.7 x n 68 to st, x e 28 to beginning, 4-sty and basement brk dwelling. Sally H Walker to Eleanor Robson. Mort $21,000. Oct 9, 1907. 4:1185—76. A $11,000—$24,000. other consid and 100

77th st W, No 302, s s, 40 w West End av, runs s 18.6 x w 11.6 x s 12.6 x s w 6.5 x s 31.8 x w 12.7 x n 68 to st x e 28 to beginning, 4-sty and basement brk dwelling. John H Scudder to Sally H Walker. Q C. Oct 5. Oct 8, 1907. 4:1185—76. A $11,000—$24,000. nom

81st st E, No 307, n s, 150 e 2d av, 25x102.2, 5-sty brk tenement. Hulda Abraham to Gabriel husband of Hulda Abraham. ½ part. All title. All liens. Sept 30. Oct 8, 1907. 5:1544—7. A $8,500—$21,000. other consid and 100

81st st E, Nos 204 and 206, s s, 67.4 e 3d av, 34.2x80.10, with all title to strip adj on east, 6-sty brk tenement and store. Leon F Wazeter et al to Moses November and Mali his wife joint tenants. Mort $33,000. Sept 27. Oct. 7, 1907. 5:1526—44½. A $13,000—$35,000. omitted

86th st W, No 303, n s, 98 w West End av, 20.8x100.8, 4-sty and basement brk dwelling. Hippolyte Didisheim to Martha wife of Hippolyte Didisheim. Mort $25,000. Oct 9. Oct 10, 1907. 4:1248—28½. A $14,500—$29,000. nom

88th st W, No 35, n s, 429 e Columbus av, 21x100.8, 4-sty and basement stone front dwelling. Daniel E O'Neil to Michael E O'Donovan. Mort $20,000. Oct 4. Oct 10, 1907. 4:1202—18. A $14,000—$29,000. nom

89th st E, No 226, s s, 285 e 3d av, 25x100.8, 5-sty brk tenement. Max Manes et al to Max Goldstein and Barnett Marayno both of Brooklyn. Mort $29,500. Oct 2. Oct 9, 1907. 5:1534—38. A $10,000—$21,000. exch

89th st W, No 72, s s, 63.8 e Columbus av, 36.4x100.8, 5-sty brk tenement. Margt E Sharpe to Moritz L and Carl Ernst. Mort $44,000. Oct 7. Oct 8, 1907. 4:1202—61. A $25,000—$44,000. other consid and 100

90th st W, No 308, s s, 145 w West End av, 15x100.8, 3 and 4-sty and basement brk and stone dwelling. Caroline S Ely to Henriette O Glatz. B & S and C a G. Oct 4. Oct 5, 1907. 4:1250—104. A $9,500—$19,000. other consid and 100

92d st W, No 313, n s, 150 w West End av, 25x55.2x25x54.3, 5-sty brk dwelling. Francis McDermott to Wm H Callanan. Mt $18,000. Oct 7. Oct 10, 1907. 4:1252—11. A $10,000—P $25,000. other consid and 100

97th st E, No 117, n s, 175 e Park av, 25x100.11, vacant. Morris H Feder to Bernard Schauman. Mort $9,500. Oct 1. Oct 7, 1907. 6:1625—8. A $10,000—$10,000. other consid and 100

98th st E, No 50, s s, 180 w Park av, 25x100.11.
98th st E, No 48, s s, 205 w Park av, 25x100.11.
two 5-sty brk tenements.
Harry Warschauer to Anna Becker, Martin Marks and Hyman Marks. Morts $40,000. Oct 1. Oct 9, 1907. 6:1603—45 and 46. A $18,000—$50,000. other consid and 100

102d st W, No 249, n s, 128 e West End av, 18x100.11, 4-sty brk dwelling. Ferdinand Kuhn to Anthony H Harrigan. Mort $18,000. Sept 30. Oct 7, 1907. 7:1874—6. A $10,000—$24,000. other consid and 100

109th st W, n s, 150 w Columbus av, 100x171.10 to s s 110th st or Cathedral Parkway, vacant. Wm G Park to Cathedral Realty Co. Apr 12, 1905. Oct 8, 1907. 7:1864—23 to 26 and 39 to 42. A $76,000—$76,000. 98,000

109th st E, No 232, s s, 360 e 3d av, 25x100.11, 5-sty brk tenement and store. Edward Schoenberg et al to Celia Siegel. Mort $25,000. Sept 30. Oct 5, 1907. 6:1658—34. A $7,000—$22,000. other consid and 100

110th st E, Nos 107 and 109, on map Nos 105 and 109, n s, 35 e Park av, 42.6x100.11, 6-sty brk tenement and store. Jacob J Sallmayer to Karl Sallmayer. Mort $61,000. May 22. Oct 4, 1907. 6:1638—4. A $17,000—$55,000. other consid and 100

Same property. Karl Sallmayer to Mary Simon. Mort $55,000. Sept 26. Oct 4, 1907. 6:1638. other consid and 100

112th st E, No 13, n s, 225 e 5th av, 19x100.11, 5-sty brk tenement. Annie Ziffer to Isaac Schreiber. Mort $16,250. Oct 2. Oct 4, 1907. 6:1618—9½. A $8,500—$16,000. nom

113th st W, s s, 525 e Broadway, 25x45x27.6x56.6, 1-sty brk building. FORECLOS, Feb 28, 1907. Richard J D Keating ref to Jessie J Zimmermann, of Brooklyn. Oct 9, 1907. 7:1884—42. A $8,500—$8,500. 8,700

117th st W, No 312, s s, 168.9 w 8th av, 26.3x100.11, 5-sty stone front tenement and store. Moses Feltenstein to Hyman Siegel. ½ part. All title. Mort $20,000. Oct 3. Oct 7, 1907. 7:1943—40. A $11,500—$20,000. other consid and 100

117th st E, Nos 442 and 444, s s, 165 w Pleasant av, 36.10x100.11, 6-sty brk tenement and store. Sally Buchheister to Simon Buchheister. Mort $——. Sept 30. Oct 4, 1907. 6:1710—33. A $8,000—$42,000. other consid and 100

118th st E, No 241, n s, 160 w 2d av, 20x100.10, 3-sty brk dwell'g. Valeska M wife of and Carl J Schneider to Freda Karch. Mort $8,500. Oct 7, 1907. 6:1783—18. A $5,500—$9,000. nom

119th st E, Nos 422 to 426, s s, 300.6 w Pleasant av, 62.5x100.11, two 2-sty stone front dwellings and one 3-sty brk dwelling. M Fine Realty Co to Felice Rubano. All liens. Oct 8, 1907. 6:1806—36 to 38. A $13,500—$21,500. other consid and 100

120th st E, No 411, n s, 156.3 e 1st av, 18.9x100.11, 3-sty stone front dwelling. Selma Lewy to Isidor Wilschek. All liens. June 15. Oct 7, 1907. 6:1808—7. A $4,000—$7,000. other consid and 100

121st st E, No 173, n s, 103.6 w 3d av, 46.6x126.1, vacant. Release mort. Harlem Savings Bank to the Minister, Elders and Deacons of the Reformed Low Dutch Church of Harlem. Oct 1. Oct 7, 1907. 6:1770, part of lot 33. 5,000

121st st E, s s, 225 e Pleasant av, runs s 80 x e 1.5 x s 20.11 x e 21.7 x n 100.11 to st x w 23 to beginning, vacant. Lillian E Heider to Pauline Schimmer. Mort $6,000. Oct 4, 1907. 6:1817—26. A $3,500—$3,500. other consid and 100

123d st E, Nos 354 to 364, s s, 82.2 w 1st av, runs s 86 x e 2.2 x s 14.10 x w 95 x n 100.11 to st x e 92.10 to beginning, two 6-sty brk tenements and stores. David Perlman to Bernard Ratkowsky and Kassel Simon. Q C and Correction deed. June 28. Oct 5, 1907. 6:1799—34 and 36. A $11,000—$100,000. nom

123d st E, Nos 354 to 364, s s, 82.2 w 1st av, runs s 86 x e 2.2 x s 14.10 x w 95 x n 100.11 to st x e 92.10 to beginning, two 6-sty brk tenements and stores. FORECLOS (June 5, 1907). Louis F Doyle (ref) to Bernard Ratkowsky and Kassel Simon. Morts $41 250 and all liens. Oct 2. Oct 5, 1907. 6:1799—34 and 36. A $11,000—$100,000. 100,000

125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk and stone stores. Geo D Eighmie to New York Operating Co. Oct 1. Oct 5, 1907. 7:1910—18. A $75,000—$85,000. nom

125th st W, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11, 3 and 4-sty brk and stone stores. Release contract, recorded Aug 27, 1907. Geo D Eighmie with Herman Wronkow. Aug 28. Oct 7, 1907. 7:1910—18. A $75.000—$85,000. nom

131st st W, n s, 100 e 12th av, 50x99.11, 1-sty frame shed and vacant. FORECLOS, July 22, 1907. J Campbell Thompson referee to John E and Joseph Conron. Oct 8, 1907. 7:1998—7 and 8. A $11,000—$11,000. 11,100

131st st W, n s, 100 e 12th av, 50x99.11, 1-sty frame shed and vacant. Release judgment. Lawyers Realty Co to John E and Joseph Conron. Oct 3. Oct 4, 1907. 7:1998—6. A $11,000—$11,000. nom

132d st W, No. 154, s s, 498.4 w Lenox av, 14.8x99.11, 3-sty stone front dwelling. Carrie M Beattie to John V Judge. Mort $7,000. Oct 10, 1907. 7:1916—54. A $5,800—$9,500. nom

132d st W, No 154, s s, 498.4 w Lenox av, 14.8x99.11, 3-sty stone front dwelling. Lulu P Browne to Carrie M Beattie. Mort $7,000. May 17, 1906. Re-recorded from May 21, 1906. Oct 10, 1907. 7:1916—54. A $5,800—$9,500. 100

132d st W, No 259, n s, 269 e 8th av, 16x99.11, 3-sty stone front dwelling. Eugene Galland to Mary A Klages. Mort $8,500. Oct 10, 1907. 7:1938—12. A $6,400—$10,000. nom

133d st W, No 171, n s, 75 e 7th av, 25x99.11, 5-sty brk tenement and store. Edward Bernstein et al to Hannah Huppert. 2-3 parts. All title. Mort $21,000. Oct 9, 1907. 7:1918—5. A $10,000—$19,000. other consid and 100

134th st W, s s | plot bounded n by s s 134th st, e by former c l
133d st W, n s | Old Bloomingdale road (closed), s by n s 133d st and w by line 90 e Broadway. Release mort. Mutual Life Ins Co of N Y to Rebecca and Alex J Mayer. Oct 4. Oct 8, 1907. 7:1987. nom

135th st W, s s, plot bounded w by line 90 e Broadway and e by e s of Bloomingdale road — to n s 133d st.
134th st, s s, plot bounded w by line 90 e of e s Broadway, e by e s of Bloomingdale road, —x— to n s 133d st.
Rebecca Mayer to Chelsea Realty Co. All title. Oct 4. Oct 5, 1907. 7:1987—1988. 3,000

135th st W, s s, plot bounded e by line 90 e Broadway and bounded w by w s Bloomingdale road (closed), x— to n s 134th st.
134th st, s s, plot bounded e by line 90 e Broadway and bounded w by w s Bloomingdale road (closed) x—, vacant.
Chelsea Realty Co to Rebecca Mayer. All title. Q C. Aug 16. Oct 5, 1907. 7:1987—1988. nom

137th st W, No 320, s s, 228 w 8th av, 16x99.11, 3-sty brk dwelling. Leonhard Michel to Alice P Cagney. Mort $7,000. Sept 30. Oct 8, 1907. 7:1960—61. A $6,400—$10,000. nom

139th st W, No 524, s s, 350 w Amsterdam av, 50x99.11, 5-sty brk tenement. George Bendien to Selina Bendien ½ part and Estella and Ida Bendien, each ¼ part. Mort $45,000. Oct 7. Oct 10, 1907. 7:2070—47. A $10,000—P $40,000. nom

141st st W, No 461, n s, 160 e Amsterdam av, 18x99.11, 4-sty brk dwelling. Release mort. Realty Mortgage Co to Picken Realty Co. Oct 8. Oct 9, 1907. 7:2058—7½. A $4,300—$14,000. 2,000

Same property. Picken Realty Co to Katharine Van Alstyne. Mort $23,000. Oct 8. Oct 9, 1907. 7:2058. other consid and 100

143d st W, Nos 122 and 124, s s, 308.4 w Lenox av, 41.8x99.11, 6-sty brk tenement. Simon Myers et al to Ephrn L Ennis. Mort $40,000. Oct 7, 1907. 7:2011—47. A $15,000—$52,000. other consid and 100

144th st W, No 228, s s, 150 w 7th av, 25x99.11.
144th st W, No 230, s s, 175 w 7th av, 25x99.11.
144th st W, No 232, s s, 200 w 7th av, 25x99.11.
Three 5-sty brk tenements.
Isaac M Shackter to Jacob T Hildebrant. Mort $45,000. Oct 4. Oct 7, 1907. 7:2029—40 to 42.. A $21,000—$48,000. other consid and 100

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144th st W, No 228, s s, 150 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS (Sept 4, 1907). Louis Frankel (ref) to Isaac M Shackter, of Jersey City, N J. Mort $15,000. Oct 4. Oct 7, 1907. 7:2029—40. A $7,000—$16,000. 18,950

144th st W, No 230, s s, 175 w 7th av, 25x99.11, 5-sty brk tenement. FORECLOS (Sept 4, 1907). James A Allen (ref) to Isaac M Shackter, of Jersey City, N J. Mort $15,000. Oct 4. Oct 7, 1907. 7:2029—41. A $7,000—$16,000. 18,950

144th st W, No 232, s s, 200 w 7th av, 25x99.11, 5-sty brk tenem't. FORECLOS (Sept 4, 1907). Cambridge Livingston (ref) to Isaac M Shackter, of Jersey City, N J. Mort $15,000. Oct 4. Oct 7, 1907. 7:2029—42. A $7,000—$16,000. 18,950

151st st W, No 523, n s, 300 w Amsterdam av, 45x99.11, 6-sty brk tenement. Moritz L Ernst et al to Margt D Sharpe. Mort $60,000. Sept 30. Oct 8, 1907. 7:2083—19. A $18,000—$56,000. other consid and 100

151st st W, No 524, s s, 280 e Broadway, 40x99.11, 5-sty brk tenement. Casper Faulhaber to Theresa M Hill widow, of Newark, N J. Oct 7. Oct 8, 1907. 7:2082—50. A $16,000—$42,000. nom

Same property. Theresa M Hill to Rose Cohen. Mort $46,500. Oct 7. Oct 8, 1907. 7:2082. 61,500

157th st W, Nos 511 and 513, n s, 200 w Amsterdam av, 50x99.11, 5-sty brk tenement. Pauline Miller to Simon H Glasscheib. All liens. Oct 1. Oct 10, 1907. 8:2116—45. A $20,000—$——. nom

165th st W, No 460, s s, abt 95 w Edgecombe av, —x—, 3-sty frame dwelling. Assignment of interest in estate of Christian Uebelacker. August Uebelacker to Julia Winterhalter. June 21. Oct 7, 1907. 8:2111—22. A $5,500—$8,000. 500

185th st W, n s, 120 w Wadsworth av, 50x62.6x50x61.9, vacant. William Rosenzweig Realty Operating Co et al to Julia Bachrach. Mort $10,500. B & S and correction deed. Oct 5. Oct 10, 1907. 8:2167—80 and 81. A $7,000—$7,000. nom

185th st W, n s, 127.1 e Broadway, 50x61.9x50x66.6, vacant. Ida Berry to Julia Bachrach. B & S. and C a G. Mort $10,500 and all liens. July 1. Oct 10, 1907. 8:2167—80 and 81 A $7,000—$7,000. nom

Av A, No 1469 | s w cor 78th st, 25x94, 4-sty brk tene-
78th st, Nos 450 and 452 | ment and store and 2-sty frame tenement in st. Meier Lehmann to Boye T Wollesen. Mort $21,000. Sept 30. Oct 4, 1907. 5:1472—29. A $12,000—$22,000. nom

Av D, Nos 115 and 117, w s, 14.1 n 8th st, 32.11x51.3x32.3x51, two 3-sty brk tenements and stores. Aaron Gottlieb to Caroline wife Aaron Gottlieb. Mort $12,000. Aug 26. Oct 8, 1907. 2:378—37 and 38. A $12,000—$14,000. 100

Same property. Caroline wife Aaron Gottlieb to Louis Kotzen. Mort $12,000. Oct 1. Oct 8, 1907. 2:378. other consid and 100

Av D, No 113 | n w cor 8th st, 14.1x50, 3-sty brk tenement and
8th st | store. Paulina Ehrlich to Louis Kotzen. Mort $11,500. Oct 1. Oct 8, 1907. 2:378—39. A $8,000—$11,000. other consid and 100

Av D, No 113 | n w cor 8th st, runs n 14.1 x w — x n 0.5½ x w —
8th st | x s 14.6½ to st x e 50.10½ to beginning, 3-sty brk tenement and store. Paulina Ehrlich to Louis Kotzen. Q C. All liens. Oct 1. Oct 8, 1907. 2:378—39. A $8,000—$11,000. other consid and 100

Amsterdam av, Nos 871 to 877 | s e cor 103d st, runs e 128.6 x s
103d st, Nos 152 and 154 | 100.11 x w 31.6 x n w — to c l old lane x w 94 to e s of av x n 88.10 to beginning, five 2-sty brk tenements and stores. Albert Welch to Sarah Welch. All title. Mort $40,000. Oct 8, 1907. 7:1857—60 to 63. A $70,500—$91,000. other consid and 100

Bowery, Nos 79½ and 81, on map No 81, e s, 163.4 s Hester st, 25.2x115.11x24.3x114.6.

Bowery, No 81½, e s, 150.11 s Hester st, 12.5x114.6x12.5x113.10, 4-sty brk lodging house and store.
Chas H Shulman to Aaron Shulman. 3-8 parts. Mort 3-8 parts of $60,000. Oct 3. Oct 4, 1907. 1:303—9. A $40,000—$60,000. other consid and 100

Same property. Same to Moses Shulman. ¼ part. Mort ¼ of $60,000. Oct 3. Oct 4, 1907. 1:303. other consid and 100 115,000

Broadway | s w cor 135th st, 149.11x100, vacant. Besse C Clark
135th st | to Abraham I Spiro. Q C. Sept 16. Oct 7, 1907. 7:2001—31 to 36. A $96,000—$96,000. other consid and 100

Same property. Abraham I Spiro to Albert Brod. Mort $85,000. Sept 20. Oct 7, 1907. 7:2001. other consid and 100

Broadway, w s | being all the west portion of Bloom-
Bloomingdale road, c l | ingdale road (closed), vacant. Mary S
133d st, n s | Bradley to Rebecca Mayer. All title.
135th st, s s | Q C. Sept 27. Oct 5, 1907. 7:1987—1988. 750

Columbus av, Nos 521 to 537 | e s, extends from 85th st to 86th
85th st, No 77 | st, 204.4x100, two 6-sty brk ten-
86th st, No 76 | ements and stores. Dorothea M McCartney to Helen A Thompson. Morts $630,000. Sept 23. Oct 10, 1907. 4:1199—1 and 61. A $260,000—$475,000. other consid and 100

Lexington av, No 1713, e s, 17.7 n 107th st, 16.8x65, 4-sty stone front tenement and store. Elias Nadel to Adolph S Miller. Mort $14,861. Oct 4. Oct 7, 1907. 6:1635—23. A $6,000—$10,000. other consid and 100

Madison av, No 169 | n e cor 33d st, 24.8x100, 4-sty stone front
33d st | dwelling. Roderick Terry to Ida C Bracher. Mort $95,000. Oct 5. Oct 10, 1907. 3:863—27. A $115,000—$130,000. other consid and 100

Madison av, No 1435 | n e cor 99th st, 27.10x100, 5-sty brk tene-
99th st, No 49 | ment and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 6:1605—24. A $32,000—$45,000. nom

Park av, Nos 1321 and 1323 | n e cor 100th st, 75x26, 5-sty brk
100th st, No 101 | tenement and store. FORECLOS. Oct 2, 1907. Alfred V Norton ref to George Schuster, of Mt Vernon, N Y. Oct 8. Oct 10, 1907. 6:1628—1. A $12,000—$30,000. 24,000

Park av, Nos 1332 and 1334, w s, 25.11 s 101st st, 50x80, 6-sty brk tenement and store. Harris Lipinsky and Ida his wife to Bennie Berger. Mort $45,000. Oct 7. Oct 10, 1907. 6:1606—38. A $13,000—$45,000. other consid and 100

Same property. Bennie Berger to Ida Lipinsky. Mort $48,000. Oct 7. Oct 10, 1907. 6:1606. other consid and 100

Park av, No 89, e s, 79 n 39th st, 19.9x80, 4-sty stone front dwelling. J C Lyons Building and Operating Co to Anna M Fraser. Mort $55,000. Oct 10, 1907. 3:895—5. A $43,000—$59,000. other consid and 100

Park av, Nos 1580 to 1584 | n w cor 113th st, 100.11x25, 5-sty
113th st, No 87 | brk tenement and store. Release claims, &c, as to Park av viaduct. Margaret McEnroe GUARDIAN Eliz D Scott and ano to N Y & Harlem R R Co and the N Y C & H R R R Co. Sept 19. Oct 5, 1907. 6:1619—35. A $14,000—$31,000. 7,000

Same property. Release mort as to easements. Florence B Field to same. Sept 14. Oct 5, 1907. 6:1619. nom

Park av, Nos 1515 to 1521 | n e cor 110th st, 100.11x35, 6-sty brk
110th st, Nos 101 and 103 | tenement and store. Leopold Loewenthal to Godspeed Realty Impt Co. Mort $69,500 and all liens. Apr 10. Oct 4, 1907. 6:1638—1. A $20,000—$55,000. other consid and 100

Pleasant av, No 319 | s w cor 117th st, 75.7x94, 6-sty brk tene-
117th st, No 452 | ment, being constructed. Release dower. Annie Silverstein now or formerly Annie wife Benjamin Nieberg to Emanuel Glauber. Oct 4. Oct 5, 1907. 6:1710—29. A $32,000—P $35,000. nom

West End av, No 520 | n e cor 85th st, 27.2x100, 4-sty and base-
85th st | ment brk and stone dwelling. John O Baker to Isabella M Leech. Q C and correction deed. Sept 7. Oct 9, 1907. 4:1233—1. A $28,000—$48,000. nom

West End av, w s, 25.2 s 95th st, 50.4x26.1x51.2x35.7, vacant. Anna Fellman to Eugene Higgins. Oct 9, 1907. 4:1253—26 and 27. A $14,000—$14,000. other consid and 100

West End av, No 900 | n e cor 104th st, 20.11x73, 4-sty and base-
104th st, No 259 | ment stone front dwelling. Mary B O'Reilly et al to Wm B Ellison. Mort $25,000. Oct 10, 1907. 7:1876—1. A $18,000—$41,000. nom

West End av, No 520 | n e cor 85th st, 27.2x100, 4-sty and base-
85th st | ment brk dwelling. Isabella M Leech to Mary W Somerville. All title. B & S. Sept 3. Oct 7, 1907. 4:1233—1. A $28,000—$48,000. other consid and 100

1st av, Nos 1023 to 1031 | n w cor 56th st, 114.8x100, six 5-sty
56th st, Nos 351 and 353 | brk tenements, stores on av. Isaac Lipschitz to Max Strunsky. Morts $145,500. Oct 1. Oct 4, 1907. 5:1349—22½ to 27. A $62,000—$126,500. nom

2d av, No 2282 | n e cor 117th st, 25x81, 5-sty stone front tene-
117th st, No 301 | ment and store. Mary Simon to Karl Sallmayer. Mort $31,000. Oct 3. Oct 4, 1907. 6:1689—1. A $13,000—$28,000. nom

2d av, Nos 1936 and 1938 | s e cor 100th st, 40.11x106, 6-sty
100th st, Nos 300 to 304 | brk tenement and store. Release mort. Albert Crane to Thomas Graham. Oct 3. Oct 5, 1907. 6:1671—49. A $20,000—P $55,000. 30,221.73

Same property. Release mort. Asher Holzman and ano to same. Oct 3. Oct 5, 1907. 6:1671. 28,055.77

2d av, No 43, w s, 89.9 n 2d st, 22x100, 3-sty brk tenement. Christopher Gullmann to Martin Engel. Mort $15,000. Oct 2. Oct 5, 1907. 2:458—29. A $15,000—$19,000. other consid and 100

2d av, No 1409, w s, 76.7 n 73d st, 25.6x100, 4-sty brk tenement and store. Emma Frohmann to Hermann Frohmann. All title. Correction deed. All liens. Sept 27. Oct 7, 1907. 5:1428—24. A $15,000—$23,000. other consid and 100

2d av, No 176, e s, 25.9 n 11th st, 25.10x100, 4-sty stone front dwelling. Hyman B Goldberg to George Goldstein. Mort $27,000. Jan 2. Oct 10, 1907. 2:453—2. A $21,000—$29,000. other consid and 100

2d av, No 43, w s, 89.9 n 2d st, 22x100, 3-sty brk tenement. Martin Engel to Esther Minsky. ½ part. Mort $22,000. Oct 8. Oct 9, 1907. 2:458—29. A $15,000—$19,000. other consid and 100

3d av, No 871, e s, 40.5 s 53d st, 20x80, 4-sty brk tenement and store. Alois Staudt to Anton Rauch. Mort $15,500. Oct 9. Oct 10, 1907. 5:1326—46½. A $12,500—$16,000. other consid and 100

3d av, No 318 | s w cor 24th st, 24.8x84, 4-sty brk hotel. Henry
24th st, No 166 | D Schutte to Anna R wife of Henry D Schutte. Mort $——. Oct 10, 1907. 3:879—44. A $33,000—$43,000. omitted

3d av, No 2336, w s, 49.11 s 127th st, 25x100, 4-sty brk hotel. David Herskowitz to Adolf H Landeker. Mort $40,000. Sept 26. Oct 4, 1907. 6:1775—38. A $22,000—$32,000. other consid and 100

5th av, Nos 1014 and 1015, e s, 52.2 s 83d st, 50x100. Certificate that restrictions as to erection of buildings have been complied with. Townsend Wandell and Harris D Colt as TRUSTEES for Caroline H Johnston will of Richard Arnold with Wm W Hall. Oct 8. Oct 10, 1907. 5:1494.

5th av, No 2156, w s, 18 s 132d st, 17x75, 4-sty stone front tenement. Emerence K Ager to Edward L Montgomery, Jr. Oct 2. Oct 9, 1907. 6:1729—39½. A $8,500—$13,000. other consid and 100

6th av, Nos 938 and 940 | n e cor 53d st, 43x75, two 4-sty brk
53d st, No 59 | tenements and stores.
53d st, No 57, n s, 75 e 6th av, 22x100.5, 4-sty brk dwelling.
53d st, n s, 97 e 6th av, strip 0.6x100.5.
Wm J Bowe to Wm P Rooney. 1-3 part. Mort 1-3 of $117,500. B & S. Mar 30, 1904. Oct 9, 1907. 5:1269—1, 2 and 4½. A $115,000—$130,000. nom

Same property. Same to Louis G Seligman. 1-3 part. Mort 1-3 of $117,000. Mar 30, 1904. Oct 9, 1907. 5:1269. nom

Same property. Wm P Rooney to Wm J Bowe and Louis G Seligman. 1-3 part. Mort $113,000. Jan 31, 1906. Oct 9, 1907. 5:1269. other consid and 100

6th av, Nos 938 and 940 | n e cor 53d st, 43x75, two 4-sty brk ten-
53d st, No 59 | ements and stores. Louis G Seligman to Wm J Bowe. ½ part. Mort on this and No 57 W 53d st, $113,000. Feb 1, 1906. Oct 9, 1907. 5:1269—1 and 2. A $73,000—$82,000. t nom

7th av, Nos 2465 to 2467, e s, 42.11 n 143d st, 38x100, 5-sty brk tenement and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 7:2012—3. A $21,000—$50,000. nom

8th av, No 2504 | s e cor 134th st, 25x100, 5-sty brk tene-
134th st, Nos 264 to 268 | ment and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 7:1939—61. A $22,000—$50,000. nom

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8th av, No 2455, w s, 334.6 s 133d st, 25.3x100, 5-sty brk tenement and store. Jacob C Harris to Asher Simon Realty Co. All liens. Oct 7, 1907. 7:1958—20. A $14,000—$21,000. nom

9th av, n e cor 206th st, 24.11x100, vacant. Jacob Rosborg to Sumner Deane. Mort $4,340. May 29. Oct 4, 1907. 8:2187—1. A $6,000—$6,000. nom

9th av, Nos 4 to 8 Little West 12th st, No 5 | n e cor Little West 12th st, 77.4x51, three 3-sty brk tenements, stores on cor. Jacob Cooper et al to Arthur G Larkin. Oct 4, 1907. 2:628—1 to 3. A $27,000—$33,500. other consid and 100

9th av, No 256, e s, 59.4 n 25th st, 19.8x65, 3-sty brk tenement and store. Eimer M Meyer to Gertrude Meyer. Mort $7,000. Oct 3. Oct 10, 1907. 3:749—4. A $7,000—$9,000. nom

9th av, No 60, e s, 51.7 s 15th st, 17.2x100, 3-sty brk tenement and store. Hattie F Bass to John Nickles. Mort $10,000. Oct 8. Oct 9, 1907. 3:738—78. A $8,500—$10,000. other consid and 100

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Arthur st, s s, 75 w 5th av, 50x103.7x54.7x125.5, Laconia Park. Harry Bauman to A Shatzkin & Sons. Mort $1,250. Oct 7. Oct 9, 1907. 100

Bettners lane, w s, — n 254th st, and being plot begins at line bet land Geo W Perkins and land of Jennie V Kennedy, at point 285.11 n W from w s Bettners lane, contains 6,550 sq ft, with right and easement over strip as follows:
Bettners lane, w s, — n 254th st, and at line bet land Jennie V Kennedy and heirs of Saml D Babcock, contains 2,758 sq ft.
Plot begins at w line of land conveyed to Hudson River R R Co by Wm G Ackerman and recorded Aug 19, 1847, and in n line of that parcel of land under waters of Hudson River, said point being 35 at right angles from c l original location of Hudson River R R, contains 8,496 sq ft, with right, easement, etc, to fill in land under water, &c.
Release mort. Auguste Gahren to N Y C & H R R R Co. Sept 24. Oct 7, 1907. 13:3427. nom

Bettners lane, w s, — n 254th st, and being plot begins 1 e from east exterior line of party 2d part and 14.5 n of line between lands of Kennedy & Perkins said point being 46.10 at right angles from c l original location of Hudson River R R, contains 3,275 sq ft. Release mort. Auguste Gahren to N Y C & H R R R Co. Sept 24. Oct 7, 1907. 13:3427. nom

Crotona Park South, No 892, s s, 208.11 e Franklin av, 25x100, 2-sty brk dwelling. John Drakard to Joseph P Hennessy. Mort $6,000. Oct 3. Oct 4, 1907. 11:2936. other consid and 100

Elm pl, No 10, e s, 290.1 s Kingsbridge road, 25x78.1x25x78.10, 2-sty frame dwelling. Edw Moosbrugger to Henry Linsmann. Mort $4,000. Oct 8. Oct 10, 1907. 11:3023 and 3026. other consid and 100

Fairmount pl, No 1040, s s, 447.9 w Marion av, 34.11x62.5x24.2x 62.11, 2-sty frame dwelling. PARTITION, Aug 21, 1907. Thos W Butts ref to Robert Roberts. Sept 30. Oct 8, 1907. 11:2954. 4,150

Fairmont pl, No 718, s s, 224.1 e Crotona av, late Grove st, 26.2x 96.9x26.8x95.8, 4-sty brk tenement. Yoodle Seligman et al to Samuel Morris and Harris Marcus. B & S. Mort $15,900. Oct 8. Oct 9, 1907. 11:2950. nom

Featherbed lane, n s, — e Nelson av, 25x100 and being lot 126 map Century Investing Co, vacant. Hughes Realty Co to Annie T Morris. Mort $1,950. Sept 25. Oct 8, 1907. 11:2876. other consid and 100

Fox st, No 576, s s, 438.11 e Prospect av, 40x109, 5-sty brk tenement. Release mort. Arthur Knox to Joseph Leitner and Charles Kreymborg. Oct 7. Oct 9, 1907. 10:2683. nom

*Fulton st, s e s, 150 n 241st st, 40x125, Washingtonville, 2-sty frame dwelling. Chas R Ritchey to George Deutermann. Mort $2,500. Oct 8. Oct 9, 1907. nom

Grote st, late road leading from Fordham to West Farms, n s, 43 w Prospect av, late Taylor av, 28x124.9x25x113, 2-sty frame dwelling. Cath C wife George Hill to George Hill, of Summit, N J. Q C. Oct 3. Oct 4, 1907. 11:3101. nom

*Jefferson st, s s, 25 w Doon av, 50x100. Hugh Doon to Alexander Chrinian. Oct 4. Oct 5, 1907. other consid and 100

Kossuth pl | n s, 100 e Mosholu Parkway N, runs n 43 x e 104.3 208th st | to 208th st, x s 5.4 x s w 11.6 to pl, x w 92.11 to beginning, vacant. Jennie Kraus to Samuel Tobias. Mort $1,000 and all liens. Oct 1. Oct 8, 1907. 12:3326. other consid and 100

Minford pl, No 1486, e s, 362.6 n Jennings st, runs s 37.6 x w (?) 100 x n 37.6 x w 100, probable error, 2-sty frame dwelling. Stephen G Still to Minford Realty Co. B & S. Mort $10,000. Sept 30. Oct 4, 1907. 11:2977. other consid and 100

*Marion st, w s, 103 s 239th st, 68.1x145, South Washingtonville. John Novak to Lydia Taylor. Mort $1,333. Oct 1. Oct 8, 1907. other consid and 100

*Same property. Lydia Taylor to Fanny Lasner and Sarah Palestine of Mt Vernon, N Y. Mort $1,333. Oct 8, 1907. other consid and 100

Minford pl, No 1490, e s, 362.6 n Jennings st, 37.6x100, 5-sty brk tenement. Wm H Stonebridge to Industrials Company, a corpn. Mort $38,500. Sept 27. Oct 7, 1907. 11:2977. other consid and 100

*Main st, or road leading to Williamsbridge Depot, being lot 2 map William Cooper at Westchester, 26.8x110x25x100.

Grant st, n s, 100 w Franklin av, 50x75, being lots 4 and 5 same map.
Colorado Realty Co and ano to Dora Jacobstat. Mort $10,000. Oct 7. Oct 9, 1907. other consid and 100

*Oak st, e s, 125 n Watson st, 25x100, and being lot 16 blk 29 map (No 599) of Pelham Park. John Staudinger to Catharina Staudinger. Q C. June 11. Oct 9, 1907. nom

*Poplar st, n s, all of lot B and part lot A map land at Westchester, being plots 18 to 23 of Andrew Arnow estate and Morris Baisley, begins at s w cor lot C, runs n 131.5 to N Y, N H & H R R Co x s w 50.8 x s e 83.6 and 39.2 to st x e 50 to beginning.

Fanny D Chee to Joseph Kaemmerlein, of Rockland Co. Mort $1,250 and all liens. Oct 8. Oct 9, 1907. other consid and 100

*Seton st, s e cor 3d st, 30x100, Schuylerville. Frank J Southwell to Hugh D Smyth and Joseph S Acker. May 4, 1906. Oct 7, 1907. other consid and 100

*Seton st, s e cor 3d st, 30x100, Schuylerville. Hugh D Smyth et al to Albert Blechner. Oct 10, 1907. 100

St Marys st Southern Boulevard | s w cor Southern Boulevard, runs w 101.9 x s 182.3 to Port Morris Branch R R x s e 121.8 to w s Southern Boulevard x n 252.6 to beginning, vacant. Saul Oliner to Adolf Mandel. Mort $22,000. Mar 21, 1905. Oct 4, 1907. 10:2575. other consid and 100

*Tompkins st, e s, 150 s 152d st, 25x100. Edna P Henson to Wm L Hermanny. Oct 9. Oct 10, 1907. other consid and 100

*Watson st, n w cor Birch st and being lots 5 to 10 block 32 map of Pelham Park. Release mort. Julia J Cornell to Michael J Hand, of Brooklyn. July 15, 1903. Oct 10, 1907. nom

*2d st, s s, 105 w Av B, 50x108, Unionport. Fredericka H E Zimmermann to Robert E Houn. Mort $1,100. Sept 24. Oct 7, 1907. other consid and 100

*7th st, n s, 294 e Virginia av, 25x103. FORECLOS, Oct 1, 1907. Henry K Davis ref to Henry Ruhl and Carl Wurm. Oct 1. Oct 10, 1907. 450

134th st, No 381, old No 637, n s, 106.6 w Willis av, 16.8x100, 3-sty frame dwelling. Joseph Smith to Kath A wife of and Richard A Farrelly. B & S. Oct 3. Oct 8, 1907. 9:2297. nom

140th st, No 574, old No 842, s s, 102.9 e St Anns av, 25x100, 4-sty brk tenement. Mina Muth and ano to Barbara Hasslinger. Mort $12,000. Oct 8. Oct 9, 1907. 10:2552. other consid and 100

141st st, No 341, n s, 114.4 e Alexander av, 17.2x100, except part for st, 3-sty brk dwelling. Michael J Sullivan to Rosalie M, Theresa V and Eliz N Keane. Mort $4,500. Sept 16. Oct 8, 1907. 9:2304. other consid and 100

152d st, No 983, n s, 80 w Union av, 20x50, 3-sty frame tenement. Gertrude Eisenhauer to Conrad Ruggaber. All liens. Nov 22, 1905. Oct 10, 1907. 10:2665. other consid and 100

152d st, No 767, old No 951, n s, 25 w Wales av, 25x86.11x28.11 x101.5, 4-sty brk tenement. Philip Hetterich to John Finley. Mort $15,750. Oct 10, 1907. 10:2644. other consid and 100

163d st, No 624, s s, 37.6 w Cauldwell av, 18.9x99, 2-sty frame dwelling. Henry Boessing Sr to Norma wife of and Henry Boessing Jr, tenants by entirety. July 31. Oct 9, 1907. 10:2627. nom

167th st, No 10, n s, 121.4 e Jerome av, 19x80, 2-sty brk dwelling. Wm J Flynn to Catherine L wife Wm J Flynn. Mort $4,500. Oct 7, 1907. 9:2489. other consid and 2,000

175th st, n s, 235 e Nelson av, 25x81.7x26.3x73.10, vacant. Herman Meyer to Gustav A Brandt. Mort $800. Oct 4. Oct 5, 1907. 11:2876. nom

183d st, No 1039, n s, 141.6 e Prospect av, 25x100, 2-sty frame dwelling. Mary E Smith to Nellie Malarky. Mort $——. Sept 11. Oct 4, 1907. 11:3114. nom

184th st, No 409 Walton av, No 2373 | n w cor Walton av, 21.5x69.10x21.5x70.1, 2-sty frame dwelling. Francis J Ryan to Eleanor A La Mon and Louise A Beaver. Mort $5,000. Oct 7, 1907. 11:3188. other consid and 100

187th st (Old Jacob st), s s, bet Hoffman st and Arthur av. Release easement between new and old lines. Kate Walsh et al with Mary J Conlin Hoffman et al. Mar 1. Oct 10, 1907. 11:3065. nom

189th st, No 212, s s, 122.8 w Valentine av, 22.8x93.4, 2-sty frame dwelling. Nicholas Goldman to Augusta Greenbaum. Mort $5,400. Oct 9. Oct 10, 1907. 11:3152. nom

189th st, s s, 122.8 w Valentine av, 22.8x93.4.
189th st, s s, adj above on west.
Encroachment and wall agreement. Nicholas Goldman with Augusta Greenbaum. Oct 10, 1907. 11:3152. nom

*215th st, n s, 150 e 5th av, 25x100, Laconia Park. Release mort. Sarah E Butler to Antonio Basil. Sept 21. Oct 10, 1907. 450

*215th st, n s, 130 e 4th av, Wakefield. Julia Romm to Rocco Fanelli. Mort $670. Sept 4. Oct 9, 1907. other consid and 100

*215th st, n s, 105 e 4th av, 25x114, Wakefield. Julia Romm to Modestino Maddalena. Mort $680. Sept 4. Oct 9, 1907. other consid and 100

*216th st, s s, 16 w 5th av and being gore lot 91 map Wakefield, contains about ⅛ acre, 84x114x39x—. Wm T Burns to Wm F Burns his son, Brooklyn. Q C and confirmation deed. Nov 23. Oct 10, 1907. nom

*217th st, late 3d st, s s, 500 e 6th av, 25x109, Laconia Park. Sophie Schrank to A Shatzkin & Sons. Oct 4. Oct 5, 1907. other consid and 100

*223d st Corsa lane | s s, 99.4 e Corsa lane, 25x79.2 to Corsa lane x29.7x 63.3. Annie Milkowsky to A Shatzkin & Sons (Inc). Mort $400. Oct 4. Oct 7, 1907. other consid and 100

*226th st, n s, 105 e 5th av, 100x114, Wakefield. Samuel Marcus to Yoodle and Samuel Seligman. B & S. Mort $2,500. Oct 8. Oct 9, 1907. nom

*229th st 230th st | n s, 305 e 5th av, 100x229 to 230th st x70.2x—x194, Wakefield. David Carfolite to Genaro Carfolite. Oct 5. Oct 9, 1907. other consid and 100

*232d st, n s, 105 w 6th av, 50x114, Wakefield. Martin J Keogh to Mary E Schiffer. All liens. Oct 3. Oct 7, 1907. 750

*233d st, s s, 205 e 5th av, 25x64, Wakefield. Martin J Keogh to Gottfried Buhler. Oct 3. Oct 7, 1907. other consid and 100

*233d st, s s, 317.4 w Kingsbridge road, 25x100. Phillip Elting to Matilde Lauricella. Mort $425. Oct 7. Oct 9, 1907. nom

235th st, s s, 200 w Kepler av, 50x100, vacant. William Taglieber to Carrie F Muschenheim. Correction deed. Sept 30. Oct 7, 1907. 12:3369. other consid and 100

236th st, n s, 135 w Katonah av, 50x100, vacant. Fairmount Realty Co to Dora M Schrenkeisen. Sept 8. Oct 5, 1907. 12:3377. nom

237th st, n s, 180 e Keppler av, 60x100, 2-sty frame dwelling. Josephine Forsyth widow to Mathilda wife Charles de Boer. Oct 4, 1907. 12:3378. 9,000

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*239th st, n e cor Catherine st, 100x100, Wakefield. Lydia Taylor to Fanny Lasner and Sarah Palestine, both of Mt Vernon, N Y. Mort $2,292. Oct 3. Oct 5, 1907. other consid and 100

Alexander av, w s, 50.2 n 139th st, runs n 16.6 x w 0.7 to w s Alexander av as same existed in 1863 x s 16.6 x e 0.7 to beginning. Wm Stursberg et al HEIRS Babette Stursberg to John F Buckley. Q C. May 14. Oct 7, 1907. 9:2314. nom

Anthony av, No 2078, on map No 2024, e s, 25.1 s 180th st, 25.1x97.4x25x94.3, 2-sty frame dwelling. John T Hewitt to Albert E Maves. Mort $4,000. Oct 1. Oct 4, 1907. 11:3156 and 3149. other consid and 100

Arthur av, No 2156, e s, 150.1 n Oak Tree pl, 25x90, 2-sty frame dwelling. Lizzie wife of and Gavin Hamilton to John J Ryan. Mort $4,500. Oct 8, 1907. 11:3070. 100

Arthur av, No 2508, s e s, 93.7 s w Pelham av, late Union av, 25 x87.7, except part for av, 1-sty frame building. Thomas Enright to Josie E Bell, of Houston, Texas. Q C. Sept 30. Oct 10, 1907. 11:3078. nom

Same property. Margaret Gray et al to same. 3-7 part. All title. All liens. Sept 27. Oct 10, 1907. 11:3078. other consid and 100

Same property. Bridget Netzner et al to same. July 31, 1905. Oct 10, 1907. 11:3078. other consid and 100

Bainbridge av, e s, 62.2 s 193d st, 30.1x77.9x30.5x78.3, 3-sty frame tenement. Minnie E Flagg to Nathan Lyons. Mort $7,500. Oct 5. Oct 7, 1907 12:3286. other consid and 100

Bathgate av, No 1702, e s, 233.11 s 174th st, 16.8x115.7, 2-sty frame dwelling. Stephen H Van Nostrand to Emilia Tobler. Mort $2,000. Sept 27. Oct 7, 1907. 11:2921. other consid and 100

Bathgate av, No 1702, e s, 233.11 s 174th st, 16.8x115.7, 2-sty frame dwelling. Adeline Mott to Stephen H Van Nostrand, of Mt Vernon, N Y. Q C and C a G. Sept 16. Oct 7, 1907. 11:2921. 100

*Beech av, s s, 451 w Corsa av, 25x100, Laconia Park. A Shatzkin & Sons to James Ruffolo. Mort $450. Oct 5. Oct 7, 1907. 100

*Beech av, s s, 426 w Corsa av, 50x100, Laconia Park. Thomas Callahan to A Shatzkin & Sons. Mort $450. Oct 4. Oct 7, 1907. other consid and 100

*Broadway, s e cor Pelham road, 122.1x50x107.9x52, Tremont Terrace. Bankers Realty & Security Co to Harres Wallerstein. Oct 8. Oct 9, 1907. other consid and 100

*Same property. Release mort. A Morton Ferris to Bankers Realty & Security Co. June 10. Oct 9, 1907. 600

Briggs av, w s, 100 n 194th st, 25x69.11x27x67.1, 2-sty frame dwelling. Wm H Wright & Son, Inc, a corpn, to Jane J wife Edward L Middleton. Mort $4,000. Oct 8. Oct 9, 1907. 12:3300. other consid and 100

Bryant av, No 1456, e s, 25 n Jennings st, 25x90, 2-sty frame dwelling. Kate T Forshay to Fredk C Graber. Oct 3. Oct 4, 1907. 11:3000. other consid and 100

*Bronxdale av, w s, 25.2 s Morris Park av, 50.5x107.5x50x100.10.

Bronxdale av, w s, 210.9 n Morris Park av, 125x99.10x125x99.7, Westchester.
Catherine Callahan to Johanna Birnhaupl. Mort $7,600. Oct 3. Oct 5, 1907. nom

Bathgate av, Nos 1750 and 1752, e s, 191.2 n 174th st, 41x110, 5-sty brk tenement. Dora Finkelstein to Rebecca J Seidman. Mort $32,000. Aug 27. Oct 5, 1907. 11:2922. ½ part. nom

Boston av, late road from Kingsbridge to Williamsbridge, n w s, abt 370 s Summit pl and being lots 60 and 61 map No 2 of Charles Darke property, Yonkers, 50.11x159.11x50x150, vacant. Jacob Rosborg to Sumner Deane. Mort $4,000. May 29. Oct 9, 1907. 12:3257. nom

*Bronx Park av, w s, 25 n 179th st, 25x100, Neill estate. Christian Mutschler to John C Molloy. Mort $5,200. Oct 8. Oct 10, 1907. other consid and 100

Bathgate av, No 1992, e s, 150.10 s 179th st, 18x77.11x18x77.3, 2-sty frame dwelling. Michael J Cavanagh to Frank Krenkel. Mort $5,000. Oct 9. Oct 10, 1907. 11:3044. other consid and 100

Bathgate av, No 2167, w s, old line, 150 n 181st st, old line, 25x147.4x25x146, except part for av, 2-sty frame dwelling. Andrew F O'Neill to John Klein. Mort $5,000. Oct 8, 1907. 11:3049. 100

Cromwell av, No 1423 (1st av), w s, — n 170th st, 50x125, 2-sty frame dwelling. Mary Chapman widow to Luigi and Nicola Sabatini. Oct 10, 1907. 11:2872. other consid and 100

Carter av or Worth st (William st), w s, 233.8 s 176th st, 75x193.10x75.1x194.4, except strip abt 28 ft wide for Carter av, vacant. Anna M Smith and ano to Louisa D Jahn, of Brooklyn. B & S. May 20. Oct 10, 1907. 11:2892. nom

Same property. Louisa D Jahn to Michl J Kelly. May 20. Oct 10, 1907. 11:2892. 7,000

*Columbus av, s s, 75 w Jefferson st, 25x100. Agnes K wife Bernard Malone to Mary Schneider. Oct 1. Oct 5, 1907. nom

Concord av, No 416, s e s, 25 n e St Joseph st, late Grove st, 25x100, 1-sty frame building. George Muller to Juliana Reynolds. Mort $1,200. Oct 8. Oct 9, 1907. 10:2577. 100

College av, w s, 62 n 165th st, strip, 0.6x84.10. Joseph Krimsky et al to Joseph Reiss. Sept 20. Oct 4, 1907. 9:2437. nom

Decatur av, No 3287, w s, 100 s 209th st, 25x100, 2-sty frame dwelling. Jacob H Amsler et al to William Ehrlich and Moritz Davidsohn. Mort $5,000. Sept 16. Oct 4, 1907. 12:3351. other consid and 100

Decatur av, w s, 75 s 209th st, 25x100, 2-sty frame dwelling. Jacob H Amsler et al to Charles Busath. Mort $5,000. Sept 16. Oct 8, 1907. 12:3351. other consid and 100

Eastern Boulevard, c l, at s s Tiffany st x— to East River x— to East Bay av, and being all right, title and interest to lands and lands under water, being all the meadows and land lying bet original low and high water lines which were conveyed by Morris and Charles Graham EXRS James Graham to John Graham and ano by deed dated Aug 12, 1797, and recorded Jan 21, 1830, in Westchester Co, with land under water, riparian rights, &c. Ella Sawyer to Jacob Leitner. Aug 16. Oct 10, 1907. 10:2606-2766-2774 and 2767. nom

*Eastchester road, e s, abt 500 s Saratoga av, 25.2x121x25x118.9.

Bassett av, w s, 75 s Saratoga av, 25x100.

Rhinelander av, s s, 181.6 e Eastchester road, 25x100.
Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. Sept 28. Oct 4, 1907. 1,200

*Elliot av, w s, 140 n e of road from Westchester to Fort Schuyler 40x164x76x145.9, Throggs Neck. Margt A Honohan widow et al to Joseph F Flynn. Q C. Oct 8. Oct 9, 1907. nom

Findlay av, e s, 300.7 n 169th st, also 259.2 n lands Wm H Morris, runs e 100 x n 225 and 25 x w 101.10 to av x s 255.6 to beginning, vacant. Release mort. Margt L Zborowski EXTRX Elliott Zborowski by Henry L Morris ATTY to Mt Clare Impt Co. July 16. Oct 8, 1907. 11:2783. 9,250

Same property. Mt Clare Impt Co to David D Feins. Mort $7,500. Oct 7. Oct 8, 1907. 11:2783. other consid and 100

Same property. David D Feins to May Feins, of Boston, Mass. ¼ part. Mort $8,500. Oct 7. Oct 8, 1907. 11:2783. 100

Same property. Same to Fannie Ginsburg, of Boston, Mass. ¼ part. Mort $8,500. Oct 7. Oct 8, 1907. 11:2783. 100

Same property. Same to Nathan Levy. ¼ part. Mort $8,500. Oct 7. Oct 8, 1907. 11:2783. 100

Same property. Same to Bernard Radow. ¼ part. Mort $8,500. Oct 7. Oct 8, 1907. 11:2783. 100

*Fort Schuyler road, e s, at s line land Henry A Coster, runs to land Fredk W Jackson and to the "Undivided Land" and land of Robt J Turnbull and to Weir Creek, contains 126 019-1,000 acres, Throggs Neck, all of.

"The Undivided Land," w s, at n s land Robt J Turnbull and runs to land now or late of St Josephs Asylum, contains 6 751-1,000 acres. ½ part.

Land under waters of Eastchester Bay, begins at s s land St Josephs Asylum, with e s of "The Undivided Land," runs to land Geo B Brown, contains 8 616-1,000 acres. All right, title and interest to ½ part.

Also all right, title and interest to land under waters of Eastchester Bay, lying in front of 1st parcel as above and extending across Weir Creek, begins at s e cor of the "Undivided Land," contains 7 202-1,000 acres.

Town Dock road, s s, plot begins at s s land St Josephs Asylum and w s of the "Undivided Land" and runs to high water mark, contains 2 895-1,000 acres, ½ part, being estate late of George Bruce-Brown, consisting of abt 135 acres at Throggs Neck.
Alfred W D Hogg to The Estates Development Co. Morts $460,687.51. June 29. Oct 4, 1907. other consid and 100

*Grace av, w s, 156.1 s Glebe av, 25x100, Westchester. Release mort. Eliz F Hickey to Martin Pletscher. Oct 4. Oct 8, 1907. 600

*Grant av, s s, 103 w Unionport road, 25x100, 2-sty frame dwelling. PARTITION, Aug 20, 1907. Lynn W Thompson referee to Robert Wahldner. Oct 8. Oct 9, 1907. 5,175

Hull av, s s, 105.11 e Mosholu Parkway North, 50x110, vacant. Julia Geary to Mary P Geary. Mort $1,000. Oct 7. Oct 9, 1907. 12:3332. nom

Heath av, e s, 219.6 n from tangent point in curve at n e cor Heath av and Emmerich pl, 25x118.8x26.4x127.1, 2-sty frame dwelling. Fordham Realty Co to Henry Gaa and Frederick Miller. Mort $4,500. Oct 5, 1907. 11:3240. 100

Hughes av, w s, 150 n 188th st, 75x87.6, vacant. Alfred Heiman to H Raymond Mitchell and Geo M Beerbower. Mort $3,000 and all liens. June 7, 1905. Oct 10, 1907. 11:3077. other consid and 100

Hoe av or st, w s, 37.3 s Home st, 30x68.5x30x71.11, vacant.

Hoe av or st, No 1177, w s, 67.3 s Home st, 30x65x30x68.5, 2-sty brk dwelling.
Mary A Balfe et al EXRS James M Wentz to Nathan and Dora Passman. Q C. Jan 10. Oct 5, 1907. 10:2745. other consid and 100

Hull av, n w s, 150 e from n e cor Hull av and Mosholu Parkway, 50x110, vacant.

Hull av, n w s, 200 n from n e cor Hull av and Mosholu Parkway, 31.11x110.1x28.4x110, vacant.
Mary A McCahill to Mary Dermody. Oct 4. Oct 7, 1907. 12:3333. other consid and 100

Hoe av, w s, 200 n Jennings st, 50x100, vacant. Catharine A Lavelle to Carmine Filippone. Mort $3,850 and all liens. May 16. Oct 7, 1907. 11:2981. nom

Heath av, e s, bet 229th st and 230th st, and being 408.1 n land Tecca N Reed, 125.4x100.7, Kingsbridge. Marcus Nathan to Samuel Geller. Mort $9,600. Oct 8. Oct 10, 1907. 12:3256. other consid and 100

Jackson av, No 738, e s, 108.9 s 156th st, 18.9x87.6, 3-sty frame tenement. Lizzie Hock et al HEIRS, &c, Geo A Hock to Adolph Wagner. ¾ part. All title. Mort $3,000 and all liens. Oct 9. Oct 10, 1907. 10:2645. nom

Jerome av, e s, 381.3 s Cameron pl, runs s w 139.8 x n e 318 x s e 33 to c l of a brook x n e 39 x n w 12 x n e 43.10 x s w 15.8 x n w 69.8 x s w 279.10 to beginning. Declaration by Sol C Bernstein that he holds above property in trust for Barnet Bernstein ⅜ parts, Vincent Horowitz ⅜ parts, and Harry D Kramer ¼ part. May 27, 1905. Oct 8, 1907. 11:3185, 3179 and 3180.

Jerome av, Nos 1860 and 1862, e s, 91.9 s Mt Hope pl, 37x116.8x35.11x107.10, two 3-sty frame tenements. CONTRACT. Sarah A Kelly with Anthony McOwen. Mort $4,500. Sept 20. Oct 7, 1907. 11:2851. 14,750

*Kinsella av, s s, 176.4 w Bronxdale av, 25x100. Samuel J Smith to Lizzie S Cowen. Mort $2,000. Oct 9. Oct 10, 1907. other consid and 100

*Lamport av, s s, 450 w Ft Schuyler road, 50x100. The Lamport Realty Co to Harris and Rachel Freedman. Oct 8. Oct 10, 1907. other consid and 100

Longwood av, No 871, n s, 186 w Hewitt pl, 39x100, 5-sty brk tenement. Thos C Edgar et al to Margt F Johnson. C a G. Mort $28,000. Sept 26. Oct 4, 1907. 10:2689. other consid and 100

Longwood av, No 874 (1040), s s, 260.10 e Prospect av, 37.6x110, 5-sty brk tenement. Samuel Altschul to Samuel Levy. Mort $29,000. Oct 2. Oct 4, 1907. 10:2688. other consid and 100

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# IRONWORK FOR BUILDINGS


Longwood av, No 1039, n s, 186 w Hewitt pl, 30x100, 5-sty brk tenement. Release mort. Title Guarantee and Trust Co to George and Thos C Edgar. Oct 1. Oct 8, 1907. 10:2689. other consid and 100

*Lyon av, n s, 30 w Parker av, 25x100, Westchester. Thomas Scott to Agnes M Pragnell. Mort $4,000. Sept 27. Oct 7, 1907. other consid and 100

*Lyon av, n s, 55 w Parker av, 25x100. Thomas Scott to Frank B Glover and Minnie his wife tenants by entirety. Mort $4,000. Sept 27. Oct 7, 1907. other consid and 100

*Lamport av, n s, 50 e Rosedale lane, 50x100, Tremont Heights. The Lamport Realty Co to Harris Blumenthal. Oct 7. Oct 8, 1907. other consid and 100

Mapes av, No 2140, late Johnson av, e s, 462 n 180th st, late old Samuel st, 66x150, except part for av, 2-sty frame dwelling and vacant. FORECLOS, Aug 30, 1907. Joseph P Morrissey referee to John W Seeger. Oct 5. Oct 8, 1907. 11:3111. 3,500

*Mulford av, e s, 528 n Pelham road, 50x100, Westchester. Annie Volenec to Marie wife Emil G Rupprecht. Oct 2. Oct 7, 1907. nom

Ogden av, No 1059, n w cor 165th st, 70x90, 2-sty frame dwelling and vacant. New York Operating Co to Geo D Eighmie. Oct 1. Oct 5, 1907. 9:2526. exch

Park av, e s, 150 s 182d st, 50x141, vacant. John J Hearn Construction Co to William Guggolz. Mort $2,000 and all liens. Sept 16. Oct 5, 1907. 11:3037. other consid and 100

Prospect av, No 2058, old e s, 314.6 s 180th st, late Samuel st, old line, 16.6x150, 2-sty brk dwelling. Pasquale Mascio to Martin Goldfarb. Mort $7,500 and all liens. Sept 14. Oct 5, 1907. other consid and 100 11:3109.

Prospect av, No 2030A, e s, 281.6 s 180th st, old line, 16.6x150, 2-sty brk dwelling. Rachel Cohn to Nathan Burkan and Edward Schoenberg. Mort $6,000. Sept 30. Oct 5, 1907. 11:3109. other consid and 100

*Pelham road, s s, 52 e Broadway, 26x100.7x25x107.9, Tremont Terrace. Alois Kramer to Henry S Bergman. Mort $3,500. Sept 19. Oct 9, 1907. other consid and 100

*Prospect av, n s, 129 e Fort Schuyler road, 50.3x96.3x50x91.1, Westchester Terrace. Wm S Flynn et al to Margaret A Honohan. Q C. Oct 8. Oct 9, 1907. nom

Prospect av, No 2127, n w cor 181st st, runs w 150 x n 110 x e 50 x s 44 x e 100 to av x s 66 to beginning, vacant. B Simpson to Arthur G Larkin. 1-3 part. All liens. June 15. Oct 9, 1907. 11:3097. nom

Prospect av, No 2127 181st st | n w cor 181st st, 66x150, vacant.

Interior lot, begins 100.1 w Prospect av and 66 n 181st st, runs n 44 x w 50 x s 44 x e 50 to beginning, vacant. Nathan A Eisler and ano to Arthur G Larkin. 1-3 part. Mort $11,000 and all liens. June 17. Oct 9, 1907. 11:3097. 100

Park av, Nos 3636 and 3638, s e cor Morris pl and 65.5 n e from s w cor lot 61, 50x150, being part lot 61 map Morrisania, two 2-sty frame dwellings and store in No 3638. Charles Maier to Lena Borger, of Woodside, L I. ½ right, title and interest. Aug 1. Oct 7, 1907. 11:2901. nom

Same property. Lena Borger to Charles Maier and Mae his wife, tenants by entirety. ½ right, title and interest. B & S. Aug 1. Oct 7, 1907. 11:2901. nom

Perry av, s e s, 269.6 s w 205th st, 50x100, vacant. Mary D Reynolds to Ernest Schaefer. Oct 7. Oct 10, 1907. 12:3345. 100

Park av, No 3474, late Railroad av, e s, abt 355 s 168th st, 45x150, 2-sty frame dwelling and 1-sty frame building in rear. Saul J Sachar to Charles Sachar. All title. Mort $2,500. Oct 7, 1907. 9:2389. other consid and 100

Private road, s w s, 99.2 s w Boston av, lots 19, 20 and 21 map estate Benjamin Richardson near Kingsbridge, with all right, title and interest to land in Private road, 75x87.6. Fannie E Lawrence to Wm T Washburn and Emma Richardson EXRS and TRUSTEES Benjamin Richardson. All liens. Oct 9, 1906. Oct 10, 1907. 12:3257. nom

Randall av, s w cor Manida st, 50x100, vacant. East Bay Land & Impt Co to Giuseppe Marolda. Oct 9, 1907. 10:2768. other consid and 100

Same property. Release mort. The Trust Co of America to East Bay Land & Impt Co. Oct 4. Oct 9, 1907. 10:2768. nom

Randall av | n w cor Whittier st, —x—, vacant.
Whittier st |

Randall av, s w cor Whittier st, —x— to Hunts Point road, vacant.

Randall av, s e cor Whittier st, —x— to Drake st, vacant.

Randall av, n e cor Whittier st, —x—, vacant.

Randall av, n w cor Drake st, —x—, vacant.

Randall av, n e cor Drake st, —x— to Halleck st, vacant.

Randall av, n e cor Halleck st, —x—, vacant, and being parcel of salt meadow formerly attached to Richard L Hunts farm, called Little Neck, at West Farms, begins at a small ditch separating on the s w the land herein conveyed from land of Paul Spofford and runs to old creek, and contains 3 90-100 acres, except part taken by City of N Y for Randall av and Hunts Point road and Whittier st.

PARTITION, June 25, 1907. Chas N Morgan referee to Sampson H Schwarz ¼ part, William Rosenzweig Realty Operating Co ¼ part, Henry Korn ¼ part, David Lippmann ⅛ part, and Harry Lippmann ⅛ part. Sept 24. Oct 9, 1907. 10:2770 and 2771. 8,000

Same property. Austen G Fox ADMR Geo S Fox to same. All title. Q C. July 3. Oct 9, 1907. 10:2770 and 2771. nom

Tinton av, No 774, e s, 50 s 158th st, late Cedar pl, 16.8x100, 2-sty frame dwelling. Samuel Cowen et al to Elizabeth G Palmer. Mort $5,250. Oct 8. Oct 9, 1907. 10:2655. other consid and 100

Tremont av, No 35, n or n w s, abt 166.2 n e Harrison av, 50x104.8x48.9x125.9, 2-sty frame dwelling. Mary H Beals to John Fleming. Oct 8. Oct 9, 1907. 11:2869. other consid and 100

Tremont av, s s, 100 w Marmion av, 50x100, vacant. Samuel Schwab to Ferdinand Kurzman. Mort $11,000. Sept 30. Oct 4, 1907. 11:2956. other consid and 100

*Union av, n e cor 2d st, 50x100. Anna Kuhlke to Josie Kuhlke, of Hoboken, N J. Mort $5,000. April 23. Oct 8, 1907. nom

Vyse av, No 1157, w s, 360 n 167th st, 20x100, 3-sty brk dwelling. Jeremiah Donovan to Arthur H Sanders. Mort $10,000. Sept 3. Oct 7, 1907. 10:2752. other consid and 100

*White Plains road, e s, 115.7 s 216th st, strip 1.8x75.11. Margaret A McCahey to Adelaide Burlando. Q C. Sept 9. Oct 7, 1907. nom

*Same property. Peter Sheridan et al HEIRS, &c, Elizabeth Sheridan to same. Q C. Sept 16. Oct 7, 1907. nom

*White Plains road, e s, at n s of Village of Jerome, which is bet 215th st and 216th st, runs e — to e s lot 131 on said map x s — to n s of the building adj on s x w — to road x n 4.3 to beginning. Release mort. The Mount Vernon Trust Co to Adelaide Burlando. Sept 9. Oct 7, 1907. nom

*Same property. Release mort. Goodwin Brown as COMMITTEE Patrick Kelly to same. Sept 6. Oct 7, 1907. nom

*White Plains road, s e cor 216th st, 81.9x—x—x167.3, deed reads 2d av, s s, lot 734 map Wakefield. Peter McKay to Margt McKay. ¼ part. All title. Sept 28, 1900. Oct 7, 1907. nom

Washington av, No 2169, w s, 319.8 s 182d st, old line, 18.4x110, 3-sty frame tenement. Rose J wife Anthony H Austin to Lena Barber. Oct 1. Oct 7, 1907. 11:3037. other consid and 100

Washington av, No 1048, e s, 99.3 n 165th st, 19.3x85, 3-sty frame dwelling. John Illig INDIVID and EXR Maria Illig to John Koehn. Oct 4. Oct 7, 1907. 9:2370. nom

Same property. John Koehn to John Illig. Oct 4. Oct 7, 1907. 9:2370. nom

*Westchester av, n e cor Green av, 50x100, Cebrie Park. Abraham Piser to Agnes M Pragnell, of the Bronx, and Frank B Glover, of Brooklyn. Mort $2,000. Oct 5. Oct 7, 1907. other consid and 100

*Same property. Agnes M Pragnell et al to Thomas Scott, of New Rochelle, N Y. Mort $2,000. Oct 5. Oct 7, 1907. nom

Whitlock av, e s, 250 n Tiffany st, 25x124.11x25x125.10, 3-sty brk dwelling. George F Johnsons Sons Co to Helen Ambrose. Mort $7,500. Oct 7. Oct 10, 1907. 10:2733. other consid and 100

Wales av, No 516, s e s, 150 n e 147th st, 25x100, 2-sty frame dwelling. Daniel R Collins to Frederick W Ehrsam. Mort $4,450. Oct 9. Oct 10, 1907. 10:2581. nom

Woodlawn road, late Scott av, n e cor Perry av, 26.1x97.8x25x90, vacant. Carl J L Reichart to Katie B O'Donnell. Mort $700. Sept 21. Oct 4, 1907. 12:3345. other consid and 100

*4th av, e s, 99 n 215th st, late 1st st, 25x105, 2-sty frame dwelling, Wakefield. Joseph Bloch to Henry Adler. Mort $2,000. Oct 8. Oct 9, 1907. other consid and 100

Lot 164 map 221 lots Claremont Heights. Chas H Thornton et al to Thornton Bros Co. Oct 1. Oct 9, 1907. 11:2783-2785. other consid and 100

*Lots 319 and 320 map (No 1108 B) subdivision of Portion of the Penfield property, lying east of White Plains av at Wakefield. Rosa Solner to Isidore Lasner and Jacob Palestine, both of Mt Vernon, N Y. Mort $1,100. Sept 23. Oct 7, 1907. exch and 1,400

*Lot 541, map (No 208) of Arden property. Lydia Taylor to Fanny Lasner and Sarah Palestine, of Mt Vernon, N Y. Mort $800. Oct 3. Oct 5, 1907. other consid and 100

*Lot 312 map (No1130) of 327 lots Hunter estate. Hudson P Rose Co to New York Exchange Realty Co. Sept 9. Oct 9, 1907. nom

*Plot begins 145 w White Plains road at point 445 n along same from Morris Park av, runs s 75 x e 45 x n 75 x w 45 to beginning, with right of way over strip to Morris Park av. Regent Realty Co to Mary A Arthur. Sept 12. Oct 5, 1907. nom

*Plot begins 590 e White Plains road at point 645 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Geo A Devermann to Edward Murtha and Rose his wife tenants by entirety. Mort $3,000. Oct 5. Oct 7, 1907. other consid and 100

Plot bounded w by line 100 ft e from e s of Plympton av, 100 ft, n by lot 14, 97.3, e and s e by s e line lands late Wm B Ogden 131.3 and s by part lot 19, 12.2 being part of lots 15 to 18 parcel 17 map subdivision estate Wm B Ogden at Highbridge filed May 24, 1907, which lie east of a line 100 e from e s Plympton av. Eliz M Cluse to Minnie Smith. Aug 15. Oct 8, 1907. 9:2521. other consid and 100

*Plot begins 740 e White Plains road at point 870 n along same from Morris Park av, runs e 100 x n 50 x w 100 x s 50 to beginning, with right of way over strip to Morris Park av.

Plot begins 740 e White Plains road at point 945 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Samuel Geller to Marcus Nathan. Mort $10,500. Oct 8. Oct 10, 1907. other consid and 100

## MISCELLANEOUS.

All right, title and interest of parties 1st part and of the heirs Arabella Graham in and to all the meadows and lands lying between original high and low water lines as existed prior to Jan 22, 1805, and conveyed by Graham to Graham by deed dated May 3, 1804, and recorded Jan 21, 1830, Westchester Co as are included within and bounded as follows: n by c l proposed Eastern Boulevard, e by c l Tiffany st, s by U S pierhead line of East River or L I Sound, and w by lands N Y, N H & H R R Co, except lands within would be included within said boundaries and are now occupied by the Rock Plaster Co, of N Y and N J, and which were conveyed to them by deed dated July 2, 1902. Jacob Leitner and East Bay Land and Impt Co to Oak Point Land & Dock Co. All title. Q C. Sept 26. Oct 10, 1907. 10:2606, 2766, 2774 and 2767. nom

Same property, except such portions as are included within following boundaries: c l of proposed Eastern Boulevard, c l of Truxton st, s s of Leggett av and easterly line of N Y, N H & H R R Co, which is retained by Jacob Leitner, excepting also such portion first above described as are conveyed by Jacob Leitner and East Bay Land and Impt Co to Oak Point Land and Dock Co by deed of even date herewith as above. Jacob Leitner to East Bay Land and Impt Co. All title. Q C. Sept 26. Oct 10, 1907. 10:2606, 2766, 2774 and 2767. nom

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

October 4, 5, 7, 8, 9 and 10.

## BOROUGH OF MANHATTAN.

Allen st, No 164. Assign lease. Robert P Pearl and Leon Haimovitz to Kalmin Goldner. Mort $792.20. Sept 24. Sept 27, 1907. 2:416. Corrects error in last issue when st No was 104. nom

Ann st, No 19, n w cor Theatre alley. Assign lease. William Zoll to Frederick Weierman. Sept 6. Oct 8, 1907. 1:90....nom

Ann st, No 19, n w cor Theatre alley. Assign lease. Frederick Weierman to Louis H Saltzman. Oct 8. Oct 9, 1907. 1:90..nom

Ann st, No 19, n w cor Theatre alley. Assign lease. Louis H Saltzman to Geo Kienzle. Mort $8,105. Oct 8, 1907. Oct 10, 1907. 1:90..... nom

Same property. Re-assign lease. Geo Kienzle to Louis H Saltzman. Mort $——. Oct 9. Oct 10, 1907. 1:90.....nom

Attorney st, No 160. Assign lease. Isaac Ungar to Morris Klein. ½ part. All title. Oct 5. Oct 8, 1907. 2:345.. .. .. .. .. nom

Same property. Consent to assign lease. Estate of Wm W Cowen to Isaac Ungar. Oct 5. Oct 8, 1907. 2:345.. .. .. ..nom

Canal st, Nos 268 and 270, 4th floor.... .....

Walker st, Nos 78 and 80, 4th floor..... .....

Isaac H Blanchard Co to George McKibbin & Son; 5½ years, from Nov 1, 1907. Oct 8, 1907. 1:196.. .. .. .. .. .....5,000

Canal st, No 159. Subordination of lease to mort. Joseph Hollinger and ano with Citizens Savings Bank. Oct 9, 1907. 1:203. .....nom

Canal st, No 159. Subordination of lease to mort. Lena Terhune and Louis Gordon with Citizens Savings Bank. Oct 9, 1907. 1:203.....nom

Cathedral Parkway, n s, 6th store e from Manhattan av. Arthur E Silverman Building Co to Victor Gedick; 5 years, from Sept 1, 1907. Oct 4, 1907. 7:1846..... 660 to 900

Cherry st, Nos 108 and 110, double store. Francesco Sarra to Theresa Spalda; 5 years, from Oct 1, 1907. Oct 10, 1907. 1:-252.....684

Columbia st, No 73½, store, &c. Moses Scherer to Max Gintel; 3 7-12 years, from Oct 1, 1907. Oct 9, 1907. 2:334.....960

Division st, No 74. Surrender lease. Louis Rubenstein with Henry Helfand. All title. Oct 1. Oct 7, 1907. 1:292 .... nom

Elizabeth st, No 234. Assign lease. Rubsam & Horrmann Brewing Co to Giuseppi Livoti. All title. Oct 2. Oct 7, 1907. 2:507 ..... nom

Same property. Assign lease. Giuseppe Livoti to Salvatore Saracino. Sept 30. Oct 7, 1907. 2:507 ..... nom

Elizabeth st, Nos 204 to 210. Assigns two leases. Michael Schiavone to Domenico Lecce. ½ part. July 17. Oct 10, 1907. 2:492..... nom

Same property. Assigns two leases. Domenico Lecce to Michael Schiavone. 1-3 part. July 17. Oct 10, 1907. 2:492.....nom

Forsyth st, No 204, south store. Jacob Kottek to Filippo Genovese; 4 8-12 years, from Oct 1, 1907. Oct 8, 1907. 2:422.... 540 and 600.

Goerck st, No 33. Surrender of lease. Israel Goldberg and ano to Morris Agranoff et al. All title. June 6. Oct 10, 1907. 2:327.....558.54

Henry st, No 100 | s w cor, cor store, &c. Rotkowitz Bros to
Pike st, No 26 | Annie Lipset; 5 7-12 years, from Oct 1, 1907. Oct 7, 1907. 1:275 ..... 1,800

Hudson st, No 145, all. A B C Realty Co to Joseph Imperiale; 3 years, from May 1, 1907. Oct 9, 1907. 1:214..... ....600

James Slip, No 2, corner store. John F Farrell to Abraham Samilson; 3 8-12 years, from Sept 1, 1907. Oct 7, 1907. 1:251. ..... 600

Leonard st, No 91. Assign lease. John P O'Connell to Martin F Meehan. Oct 5. Oct 7, 1907. 1:174 ..... nom

Ludlow st, No 146, all. Abraham Benerofe to Herman Luwish; 3 years, from Oct 1, 1907. Oct 5, 1907. 2:411 ..... 4,200

Market slip, No 85, all. Surrender lease. Jacob Koffman to Israel Jacobson. All title. May 25, 1906. Oct 8, 1907. 1:250. .....200

Montgomery st, Nos 59 and 61, all. Harris Gabrilowitz to Simon Schwartzberg; 3 years, from July 1, 1907. Oct 10, 1907. 1:259. .....4,718

Norfolk st, No 141, store, &c. Isidore S Tunick to Abraham Kerner; 2½ years, from Dec 1, 1908. Oct 4, 1907. 2:354.....900

Pike slip, No 79, corner store. Jeremiah and John McSweeny to William Moller; 5 10-12 years, from July 1, 1907. Oct 5, 1907. 1:248 ..... 900

Pitt st, No 23, basement store. Meyer Hattman and ano to Celia Diamond; 1 year, from May 1, 1907. Oct 5, 1907. 2:342 ..... 384

South st, No 162, all. Mary De Trobriand to Howard Place; 3 years, from May 1, 1907. Oct 4, 1907. 1:108.... ..... 1,600

Pitt st, No 83, store, &c. Meyer Babad to Gittel Brestin; 2½ years, from Aug 1, 1907. Oct 9, 1907. 2:344..... .....660

Ridge st, No 153. Assign lease. Isaac Ungar to Morris Klein. ½ part. All title. Oct 5. Oct 8, 1907. 2:345.... .. .. .....nom

Same property. Consent to assign lease. John Prager to Isaac Ungar. Oct 5. Oct 8, 1907. 2:345.. .. .. .. .. .. ..nom

Stuyvesant st, No 27, all. Chas N Brunie to Antonie Lievendag; 3 years, from May 1, 1907. Oct 7, 1907. 2:465....1,080 and 1,200

Wall st, Nos 87 and 89. Assign lease and contract dated July 1, 1902. The Orient Co to W K Aston and S P McConnell. All title. June 1, 1904. Oct 7, 1907. 1:31.. .. .. ..... ..... nom

West st, No 527, ground floor and basement. The Cincinnati Abattoir Co to J Ogden Armour, of Chicago, Ill; 9 3-12 years, from Feb 1, 1908, with 5 years renewal. Oct 4, 1907. 2:643. .....4,500 and 4,600

Washington st, s w cor Liberty st. Assign lease. Wm C Grogan to Henry C Meyer. Oct 5. Oct 9, 1907. 1:56..... .....nom

2d st, No 126, all. Nathan Goldberg and ano to Hyman Lanes; 3 years, from Oct 1, 1907. Oct 9, 1907. 2:430.....4,716

3d st, No 107 East, store, &c. John Becker and ano to Frank Sautner; 5 years, from Oct 1, 1907. Oct 7, 1907. 3:431.....780

4th st, No 167 East. Assign lease. Henry Cassellius to Emilie S Ugur. Oct 4, 1907. 2:432..... other consid and 100

8th st, No 364 East, all. Hyman Schiff to Solomon Fruchter; 3 years, from Nov 1, 1907. Oct 7, 1907. 2:377 ..... 3,900

12th st, No 68 West, all. Sarah A Kerr to Marie McManus; 2 years, 10 months and 5 days from Nov. 25, 1907. Oct 10, 1907. 2:575..... .....1,500

14th st, No 138, s s, 179.2 w 3d av, 20.10x153.6x27.1x136.2, all

13th st, No 135, n s, 175 n w 3d av, 25x53x—x73.9, all... .. .. ..

Solomon Schinasi to Milton Hirshfeld; 20 10-12 years, from July 1, 1907. Oct 8, 1907. 2:559..... taxes, &c, and 7,640 and 8,600

23d st, Nos 214 to 220 East, part of 1st floor, &c. Otto Strack to Eugene Dietzgen Co; 10 years, from May 1, 1907. Oct 9, 1907. 3:903..... .....10,500

24th st, No 103 West, all. Jane E Britton to John O'Connor; 5 7-12 years, from Oct 1, 1907. Oct 7, 1907. 3:800 ..... 1,500 to 2,000

25th st, Nos 516 to 524 West, all with machinery, &c. Warner Realty Co to Zucker & Levett & Loeb Co; 5 years, from July 1, 1906; 5 years renewal. Oct 10, 1907. 3:696.. .. ....9,000

26th st, Nos 328 and 330 East, 2d and 3d floors. The Bellevue Realty Corpn to Lippe & Cc; 5 years, from May 1, 1907. Oct 8, 1907. 3:931... .....2,600

31st st, No 106 West, all. James Wall to Geo P and Edw P Lehr; 10 years, from Oct 5, 1907. Oct 9, 1907. 3:806....4,000 to 7,000

34th st, No 17, n s, 375 w 5th av, 25x98.9, all. Samuel Frank et al to Revillon Freres, Inc, a corpn; from Oct 1, 1907, to May 1, 1927. Oct 5, 1907. 3:836..taxes, &c, and 11,000 to 24,000

40th st, No 443 West. Assign lease. Andrew J Gonnoud to Elizabeth Gonnoud. Sept 18, 1906. Oct 4, 1907. 4:1050....nom

Same property. Assign lease. Elizabeth Gonnoud to Thomas Cleary. Sept 30, 1907. Oct 4, 1907. 4:1050..... nom

47th st, Nos 145 to 155 West, space in lobby of King Edward Hotel. King Edward Hotel Co to Marcus M Plechner; 1 year, from Oct 1, 1907. Oct 9, 1907. 4:1000..... as per agreement

47th st, Nos 145 to 155 West. Consent to cancellation of lease. Martin Schweis with Geo R Jones. All title. July 13. Oct 9, 1907. 4:1000..... nom

49th st, No 31 West. Consent to assign lease. TRUSTEES of Columbia College in City N Y to Harry J Douglas. Oct 2. Oct 9, 1907. 5:1265.....

Same property. Consent to assign lease. Same to Marie G Goetchius ADMRX Laura J Gibson. Oct 7. Oct 9, 1907. 5:1265..

49th st, No 31, n s, 417 w 5th av, 22x100.5, the lot. TRUSTEES of Columbia College to Marie G Goetchius ADMRX Laura J Gibson; 21 years, from Nov 1, 1909, with renewal. Oct 8, 1907. 5:-1265... .. taxes, &c, and 2,292

Same property. Assign lease with buildings, &c. Marie G Goetchius ADMRX Laura B Gibson to Harry J Douglas, of Mt Vernon, N Y. Oct 1. Oct 8, 1907. 5:1265.. .....16,000

50th st, No 4, s s, 125 w 5th av, 27x100.5, all. TRUSTEES of Columbia College to Frederick Peterson; 21 years, from Nov 1, 1907, with renewals. Oct 4, 1907. 5:1265...taxes, &c, and 3,413

74th st, No 315 East, all. Arthur R Parsons and ano to Nunziato Cristillo; 5 years, from Oct 1, 1907. Oct 4, 1907. 5:1449. ..... 2,000

100th st, No 13 West, north store, &c. Dennis O'Neill to John M Leipert; 5 years, from Sept 1, 1907. Oct 9, 1907. 7:1836. .....1,500

104th st, Nos 111 to 117 West, all. Joseph Freedman to Frank A Edington; 5 years, from Oct 1, 1907. Oct 7, 1907. 7:1859. ..... 14,000

121st st, Nos 407 to 423, n s, 130 e 1st av, 133x100.11. Assign lease. Charles Freysz to Louise H Heine and ano. June 12, 1906. Oct 9, 1907. 6:1809..... .....nom

135th st, Nos 25 and 27 West, all. Mishkind-Feinberg Realty Co to Julius Ahrweiler and ano; 3 11-12 years, from Nov 1, 1907. Oct 10, 1907. 6:1733.. .. .. .. .. .. ....4,500

135th st, No 29 West, all. Mishkind-Feinberg Realty Co to Julius Ahrweiler and ano; 3 11-12 years, from Nov 1, 1907. Oct 10, 1907. 6:1733.... .....4,500

135th st, Nos 31 and 33 West, all. Mishkind-Feinberg Realty Co to Ferdinand Bloch; 3 11-12 years, from Nov 1, 1907. Oct 10, 1907. 6:1733. ..... 4,500

138th st, No 66 West. Assign lease. Harry S Wright to Louise F Wright. Sept 30. Oct 7, 1907. 6:1733 ..... nom

138th st, No 66 West. Assign lease. Harry S Wright to Louise F Wright. Sept 30. Oct 7, 1907. 6:1735.. .. .. .. ....nom

Av A, No 1539, store, &c. Benjamin Kurtz to Giuseppe Irrera; 3 years, from Dec 1, 1907. Oct 4, 1907. 5:1578.....408

Av C, Nos 121 and 123. Assign lease. David Rifkin to Rose Rifkin. Oct 9. Oct 10, 1907. 2:390.. .... .... .... ....1,100

Amsterdam av, No 1997, s e cor 159th st, cor store and store adj. C R Co to Charles Meyer; 10 years, from Sept 15, 1907. Oct 8, 1907. 8:2108; $175 monthly 1st year, $200 monthly for 2d to 5th years and $237.50 monthly for 6th to 10th years.. .. ..

Amsterdam av, No 975, s e cor 108th st, store, &c. Christian Buckman to William Kersting; 4 9-12 years, from Aug 1, 1907. Rerecorded from July 19, 1907. Oct 4, 1907. 7:1862..... .....1,700 to 2,300

Same property. Same to same. Extension lease for 2 years, from expiration of above. Oct 1. Oct 4, 1907. 7:1862.....2,400

Same property. Assign lease. William Kersting to William Lingner. Oct 1. Oct 4, 1907. 7:1862..... ..... ..... nom

Amsterdam av, s w cor 170th st. Assign lease. Wm Zoll to Bernheimer & Schwartz. Aug 28. Oct 10, 1907. 8:2126....nom

Amsterdam av, Nos 1995 and 1997. Assign lease. Charles Meyer to George Kienzle. Mort $4,000. Oct 5. Oct 9, 1907. 8:2108. ..... nom

Same property. Reassign lease. George Kienzle to Charles Meyer. Mort $4,000. Oct 7. Oct 9, 1907. 8:2108.....nom

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**JOHN C. ORR CO.,** India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS AND HOUSE TRIM **LUMBER OF ALL KINDS FOR BUILDERS** Telephone 948 Greenpoint

Amsterdam av, No 2087, north store. Patrick H Conron to Philip Quatinety and ano; 3 7-12 years, from Oct 1, 1907. Oct 7, 1907. 8:2110 ..... 900 and 960

Amsterdam av, No 1422, double store, &c. Marcus L Osk and ano to John J Keneally; 5 years, from Oct 1, 1907. Oct 5, 1907. 7:1985 ..... 600 to 780

Bowery, Nos 170 and 170½, triangle of land remaining after extension of Delancey st. Madison Square Mortgage Co to James Price; 10 years, from Jan 1, 1908. Oct 4, 1907. 2:348 .... 1,000

Bowery, No 358, four floors above store. Charles Schlang to John J Campbell; 4 years, from May 1, 1907. Oct 8, 1907. 2:531. ..... 1,200

Bowery, No 354, all. Chas Schlang to John J Campbell; 4 years, from May 1, 1907. Oct 8, 1907. 2:531.. .. .. .. .. .. ....2,400

Bowery, No 26, basement. Charles Gaetjens to Wolfe Horwitz; 4 years, from May 1, 1907. Oct 8, 1907. 1:163.. .. .. .. .....780

Broadway, No 3081, n w cor 122d st. Assign lease. Neil A Flannery to Davies J Marshall. Oct 4. Oct 8, 1907. 7:1993....nom

Same property. Re-assign lease. Davies J Marshall to Neil A Flannery. Oct 5. Oct 8, 1907. 7:1993.. .. .. .. .. .. .. nom

Broadway, n w cor 122d st, store. Henry Boschen to Neil A Flannery; 5 years, from Sept 1, 1907. Oct 7, 1907. 7:1993.. ..... 900 to 1,200

Broadway, s w cor 140th st, store. George Daily and John A Carlson to Wolfert Drug Co; 8 years, from Oct 1, 1907. Oct 9, 1907. 7:2087..... ..... ..... ..... 1,600 to 2,400

Columbus av, No 965, south store, &c. Abraham Joachim to Nathan Lefkowitz; 3 years, from Nov 1, 1907. Oct 10, 1907. 7:-1843..... ..... ..... ..... ..900 and 960

Lenox av, No 86, store. Israel Hoffman to Charles Gluck; from Nov 1, 1907, to Apr 30, 1912. Oct 4, 1907. 6:1598.....1,800

Lexington av, No 1402, n w cor 92d st, north store. Henry R Stern to Ludwig Traube, Jr; 5 years, from Oct 1, 1907. Oct 7, 1907. 5:1521 ..... 540

Lexington av, No 1897. Subordination of lease to all morts on above. Louis Meyer Realty Co and Michl Conway with Lawyers Title Ins and Trust Co. Sept 6. Oct 10, 1907. 6:1767. ..... nom

Madison av, No 2080, store, &c. Thos J Mullen to John Doyle; 5 10-12 years, from July 1, 1907. Oct 10, 1907. 6:1755.....1,200

Madison av, No 2080. Assign lease. John Doyle to Charles Morris and ano. Oct 1. Oct 10, 1907. 6:1755... ... ... .....nom

Madison av, No 2037, s e cor 129th st, Assign lease. Wm F Ernst to Mary Ernst. All title. Oct 5. Oct 9, 1907. 6:1753. .....nom

St Nicholas av, n e cor 179th st, north store. Max Hirshfeld to Chas H Hembdt; 5 years, from Nov 1, 1907. Oct 9, 1907. 8:2153..... ..... ..... ..... 1,200 to 1,500

1st av, No 2165. Assign lease. Frank Cavallo to Florigi Imerso and ano. Oct 5. Oct 9, 1907. 6:1683..... ..... nom

1st av, No 776. Renewal of lease for 5 years, from Oct 1, 1907, at $2,500 per year. Rebecca S Blumenthal with John J and Dennis A Harrington firm of J J Harrington & Co. Sept 30. Oct 4, 1907. 5:1355..... ..... ..... ..... ..... nom

1st av, No 743, store and basement.....

1st av, No 741, all of..... ..... ..... ..... .....

Montague Aaron to James Wall and ano; 5 years, from May 1, 1908. Oct 4, 1907. 5:1335..... ..... ..... ..... 2,100

1st av, n w cor 94th st. Assign lease. John J Cork to Michael Bolala and John Kovacik. Sept 10. Oct 4, 1907. 5:1557 ....nom

2d av, No 310, all. Mary J Moorhead to George Banger; 9 years and 10½ months from June 15, 1907. Oct 8, 1907. 3:924..2,000

2d av, No 2409, south store. Henry Brandt to Simon Friedman; 3 years, from Oct 1, 1907. Oct 7, 1907. 6:1788 ..... 420

3d av, No 1128, s w cor 66th st, store and 1st floor. Horace F Smeed to Carmine Frabasilio and ano; 2½ years and 21 days, from Sept 1, 1907. Oct 8, 1907. 5:1400.... .... .. ....2,100

3d av, No 754, s w cor 47th st, store, &c. Nicholas Betjeman TRUSTEE Nicholas Betjeman to Henry Sanders; 4 years, from May 1, 1908. Oct 8, 1907. 5:1301.. .. .. .. .....2,500

4th av, s e cor 10th st, two stores, &c. Morris Weinstein to Philip McGovern; 10½ years, from Nov 1, 1907. Oct 7, 1907. 2:555 ..... 4,000

5th av, No 137, all. Lillian E Selby to Ernest Tribelhorn, a corpn; from Aug 1, 1907, to Feb 1, 1923. Oct 8, 1907. 3:849..... .. ..... taxes, &c, int on mortgage and 6,000

6th av, No 252, e s, 29.10 n 16th st, 20x65, all. Benj F Spink to Max Kurzrok; 10 years, from Oct 1, 1909. Oct 8, 1907. 3:818. .....10,000

7th av, s e cor 141st st, cor store. John Schreiner to Universal Drug Shop, a corpn; 6 7-12 years, from Oct 1, 1907. Oct 10, 1907. 7:2009.. .... ..... .. .. .. .. .. ....1,620 and 2,000

7th av, No 2375, s e cor 139th st, store, &c. Wolf Brand to John J Gallagher and Michl J Callahan; 5½ years, from Nov 1, 1907. Oct 4, 1907. 7:2007..... .... .....1,500 to 1,900

8th av, No 219. Assign lease. Bernard Courtney to James P Shields. Oct 7. Oct 8, 1907. 3:745.. ..... ..... .....nom

8th av, No 2351. Assign lease. Frank J Dedrick and ano to Henry O Nute. Sept 17. Oct 9, 1907. 7:1953..... ..... ..... ..... other consid and 100

8th av, No 219. Assign lease. James P Shields to John D Haase. Mort $13,400. Oct 7. Oct 9, 1907. 3:745..... ..... .....nom

Same property. Reassign lease. John D Haase to James P Shields. Mort $——. Oct 8. Oct 9, 1907. 3:745.....nom

8th av, No 2641. Assign lease. Chas A H Barg to James O'Reilly. Oct 8. Oct 9, 1907. 7:2042..... ..... nom

Same property. Assign lease. James O'Reilly to Arthur Jost. Oct 8. Oct 9, 1907. 7:2042..... ..... ..... nom

## BOROUGH OF THE BRONX.

Jennings st, No 870, cor store, &c. Charles Danewitz to Zachrey Bloom; 5 years, from Oct 1, 1907 (5 years' renewal, at $660 to $1,020). Oct 7, 1907. 11:2976 and 2920 ..... 600

136th st, old No 901 East, n s, stable. Katharine Sadlier to Jacob Kauffman; 5 years, from May 1, 1909 (5 years' renewal). Oct 7, 1907. 10:2549 ..... 600

138th st, No 651 East. Assign lease. Howard F Lewis to Patrick Greene. Oct 8, 1907. 10:2553..... .... ..... nom

141st st, No 388 East, store. Emma F Tierney to Solomon D Catz; 3 years, from May 1, 1907. Oct 4, 1907. 9:2303.....180

141st st, No 390 East, store. Emma F Tierney to Solomon D Catz; 3 years, from May 1, 1907. Oct 4, 1907. 9:2303.....240

141st st, No 355 (603) East, all. Mrs M Bruns to Mrs Pondt; 3 years, from May 1, 1907. Oct 9, 1907. 9:2304.....660

150th st, Nos 459 and 461 East. Surrender lease. Vito Bonomo and ano to Guiseppe Porcelli. All title. Sept 16. Oct 9, 1907. 9:2440..... ..... .. .... ..... .....nom

166th st, Nos 428 and 430 East, all. Chas J Ahrenfeldt TRUSTEE to Central Committee of the Bohemian Assoc of the Bronx; 3 years, from May 1, 1909. Oct 4, 1907. 9:2388.....800

*215th st, No 46 East. Assign lease. Anna Bellotti to Augusta Gminder. Apr 24. Oct 4, 1907..... ..... ..... nom

*226th st, s s, 205 e 2d av, and being lot 991 map Wakefield. Gilbert S Lyon, county treasurer of Westchester Co, to Robert J Dodge. Mar 16, 1863, 1,000-year tax lease. Oct 9, 1907..3.83

*Same property. Assign tax lease. Robt J Dodge to Peter Dougherty. All title. Oct 1, 1868. Oct 9, 1907..... .. .....30

236th st, n s, 135 w Katonah av, 25x100, all. Dora M Schrenkeisen to William Sunshine; 40 months, from Oct 5, 1907. Oct 4, 1907. 12:3377..... ..... ..... ..... 480

Belmont av, Nos 2419 and 2421, e s, 170 n 187th st, 50x100, all. Rachele Saccomano and ano to Adelina Aiello; 4 8-12 years, from Oct 1, 1907. Oct 10, 1907. 11:3075.. .....1,560 and 1,800

Boston road, No 1437, w s, 38 n Prospect av, north store. Herman Harris and ano to Anthony De Sando; from completion of premises to Feb 28, 1913. Oct 8, 1907. 11:2937..... .....600

Willis av, No 325, w s, 16.8 s 141st st, 16.8x81, all. Eliz V Ebert to Robt J Cluse; 5 years, from Oct 1, 1907, with privilege 5 yrs renewal. Oct 9, 1907. 9:2303..taxes, &c, and 480 and 540

3d av, s w cor 171st st, store, &c. Charles Meyer to Oscar Nelson; 5 years, from Oct 15, 1907. Oct 7, 1907. 11:2911 ..... ..... ..... ..... 1,080 and 1,200

3d av, No 2969, at junction of Elton av, all of 2-sty building, except roof. Beadleston & Woerz to Frank Richards; 2½ years, from Oct 1, 1907. Oct 7, 1907. 9:2375 ..... 1,500

3d av, s w cor 158th st, 25x100, all. M Bayard Brown to Saint Martin of Tours, Council No 449, Knights of Columbus; 5½ years, from Nov 1, 1907. Oct 10, 1907. 9:2379.. .. ....1,200

*Assigns tax lease recorded in L 1104 of deeds, page 216 Westchester Co. Mar 15, 1887. Johanna Samulewitz to Gregorio Di Lorenzo. Nov 17, 1891. Oct 10, 1907... ... ... ... ... ...nom

*Same property. Assign tax lease. Gregorio Di Lorenzo to Pasquale J Lamberti. Dec 7, 1904. Oct 10, 1907. nom

*Same property. Assign tax lease. Pasquale J Lamberti to Wilhelmina Lauzer. Oct 2, 1907. Oct 10, 1907... .. .. .. .. ..nom

# MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

October 4, 5, 7, 8, 9 and 10.

## BOROUGH OF MANHATTAN.

Abrahams, Wm, of Brooklyn, N Y, to Clara Goldsmith. 10th st, Nos 371 and 373, n s, 333 e Av B, 40x94x40x94.9. Due, &c, as per bond. Oct 9, 1907. 2:393. 5,500

Abrahams, Wm, of Brooklyn, N Y, to Susan C Houghton. 107th st, No 209, n s, 175 e 3d av, 25x100.11. Due, &c, as per bond. Oct 9, 1907. 6:1657. 2,750

American Mortgage Co with Herrmann Realty Co. Amsterdam av, No 1491. Extension mort. Oct 2. Oct 5, 1907. 7:1971. nom

Boardman, Annette B to TITLE GUARANTEE & TRUST CO. Leroy st, No 18, s s, abt 160 w Bleecker st, 20x80. Oct 4, due, &c, as per bond. Oct 5, 1907. 2:586. 6,500

Same to Cornelia V R Robb. Same property. Prior mort $6,500. Oct 4, due, &c, as per bond. Oct 5, 1907. 2:586. 2,000

Brown, David S to Virginia Siegel. Amsterdam av, s e cor 72d st, No 176, 102 2x30. Sept 30, 3 years, 5%. Oct 5, 1907. 4:1143. 55,000

Brower, George V, Brooklyn, with Wm J Costello. 20th st, Nos 211 to 215, n e s, 160.7 w 7th av, 50x81.3x50x80.1. Subordination agreement. Oct 4. Oct 5, 1907. 3:770. nom

Browning, Therese D to BANK FOR SAVINGS in City N Y. Broadway, Nos 2121 to 2127, n w cor 74th st, Nos 215 to 229, runs n 91.1 x w 117 x s 86.10 x e 143.8 to beginning. 3 years, 4½%. Oct 7, 1907. 4:1166. 130,000

Browning, Therese D to BANK FOR SAVINGS in City N Y. Broadway, Nos 2121 to 2127, n w cor 74th st, Nos 215 to 229, 91.1x117x86.10x143.8. Extension mort. Oct 7, 1907. 4:1166. nom

Bernofsky, Meyer, Emanuel Lang and Morris Wallach, firm of Bernofsky, Lang & Wallach to Herman Stark. Cannon st, No 90. Leasehold. Sept 27, installs, 6%. Oct 9, 1907. 2:329. 1,900

Becker, Anna and Martin and Hyman Marks to Harry Warshauer. 98th st, Nos 48 and 50, s s, 180 w Park av, 2 lots, each 25x100.11. 2 P M morts, each $5,500. 2 prior morts $20,000 each. Oct 1, 5 years, 6%. Oct 9, 1907. 6:1603. 11,000

Bowe, Wm J to Minnie wife of Conrad Weiler. 6th av, Nos 938 and 940, n e cor 53d st, Nos 57 and 59, runs e 97.8 x n 100.5 x w 22.8 x s 57.5 x w 75 to av, x s 43 to beginning. Oct 8, 2 yrs, 6%. Oct 9, 1907. 5:1269. 9,000

Bogen, Wm to MUTUAL ALLIANCE TRUST CO of N Y. 107th st, No 231, n s, 135 w 2d av, 25x100.11. Prior mort $10,000. Oct 7, 1 year, 6%. Oct 8, 1907. 6:1657. 4,000

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

Dalala, Michael and John Kovacik to DeWitt C Flanagan and ano. 1st av, n w cor 94th st. Saloon lease. Sept 10, demand, 6%. Oct 8, 1907. 5:1557. 1,685

Bissell, Josephine H wife of and Joseph B to N Y LIFE INS & TRUST CO. 55th st, No 46, s s, 355 e 6th av, 20x100.5. 3 years, 4½%. Oct 8, 1907. 5:1270. 40,000

Bergen Realty Co to North American Mortgage Co. Riverside Drive, No 92, e s, 20.2x105.8x19.4x111.5. Prior mort $35,000. Oct 7, demand, 6%. Oct 8, 1907. 4:1244. 10,000

Same to same. Same property. Certificate as to above mort. Oct 7. Oct 8, 1907. 4:1244.

Bergen Realty Co to LAWYERS TITLE INS & TRUST CO. Riverside Drive, No 92, e s, abt 92 s 82d st, 20.2x105.8x19.4x111.5 Oct 7, 3 years, 5%. Oct 8, 1907. 4:1244. 35,000

Same to same. Same property. Certificate as to above mort. Oct 7. Oct 8, 1907. 4:1244.

Busch, Samuel J to Magdalena Briner. 148th st, No 305, n s, 100 w 8th av, 25x99.11. Prior mort $15,000. Oct 4, 1907, due Mar 1, 1910, —%. 7:2045. 4,500

Bracher, Ida C to Roderick Terry. Madison av, No 169, n e cor 33d st, 24.8x100. P M. 3 years, 5%. Oct 10, 1907. 3:863. 25,000

Berger, Bennie to Harris Lipinsky. Park av, Nos 1332 and 1334, w s, 25.11 s 101st st, 50x80. P M. Oct 7, 2 years, 6%. Oct 10, 1907. 6:1606. 3,000

Betz, John H with Emil L Kieger. 42d st, No 417, n s, 220 w 9th av, 20x100.5. Extension mort. Oct 9. Oct 10, 1907. 4:1052. nom

Cohn, Hugo with Amelia Lohr. 103d st, No 167, n s, 100 w 3d av, 25x100.11. Subordination agreement. Oct 4. Oct 5, 1907. 6:1631. nom

Cohen, Morris R to Louis Fischer. Ridge st, No 95, s w cor Rivington st, No 193, 72.11x25. P M. Oct 8, due Mar 13, 1911, 6%. Oct 10, 1907. 2:343. 2,500

Casanova, Cath A widow to John T Willets guardian estate Josiah M Willets. 13th st, No 235, n s, 232.6 w 2d av, 30x103.3. 3 years, 5%. Oct 10, 1907. 2:469. 20,000

Crosby, Sarah F with Thomas Burt trustee Gertrude H Reynolds. Lexington av, No 1456. Extension mort. Oct 3. Oct 10, 1907. 5:1523. nom

Crossman, Nellie A with Saml Grosner. 90th st, No 123, n s, 340 w Columbus av, 27x100.8; 90th st, No 125, n s, 367 w Columbus av, 27x100.8. Two extensions of mort. Oct 8. Oct 9, 1907. 4:1221. nom

Chanler, Robt W, of Poughkeepsie, N Y, to TITLE GUARANTEE AND TRUST CO. 8th av, Nos 911 to 927, n w cor 54th st, Nos 301 to 307, and 321 to 325, runs w 150 x n 100.5 x w 175 x s 100.5 to 54th st, x w 125 x n 34.4 x n w 176.6 x n 44.2 x w 75 x s 34.10 x n w 109 to e s 9th av, Nos 830 to 840, x n 122.11 to s e cor 55th st, Nos 300 to 374, x e 800 to s w cor 8th av, x s 200.10 to beginning. Oct 9, due, &c, as per bond. Oct 10, 1907. 4:1045. 50,000

City Investing Co to Houpt & Finney Co. Columbus av, Nos 529 to 537, s e cor 86th st, 102.2x100; Columbus av, Nos 521 to 525, n e cor 85th st, No 77, 102.2x100x100.2x100. Certificate as to payment of $20,000 on account of mort. Oct 9. Oct 10, 1907. 4:1199.

Cimiotti, Gustav to Jeanette Tompkins. 27th st, No 42, s s, 200 e 6th av, runs s 98.9 x w 22.6 x n 93.9 x e 0.1½ x n 5 to st, x e 22.4½ to beginning. Prior mort $30,000. Oct 5, due, &c, as per bond. Oct 8, 1907. 3:828. 6,000

Same to N Y SAVINGS BANK. Same property. Oct 5, due, &c, as per bond. Oct 8, 1907. 3:828. 5,000

Conron, John E and Joseph to John H White. 131st st, n s, 100 e 12th av, 50x99.11. P M. 3 years, 6%. Oct 8, 1907. 7:1998. 8,000

Cagney, Alice P to Leonhard Michel. 137th st, No 320, s s, 228 w 8th av, 16x99.11. P M. Sept 30, 5 years, 5%. Oct 8, 1907. 7:1960. 7,000

Clausnitzer, John to Henry H Jackson. 25th st, No 308, s s, 143.9 e 2d av, 18.9x98.9. 3 years, 6%. Oct 9, 1907. 3:930. 3,000

De Marco, Celestino and Helen his wife to Giovanni Lordi. Sullivan st, No 102, n w s, abt 125 n Spring st, 25x100. Prior mort $26,000. 3 years, 6%. Oct 7, 1907. 2:504. 3,000

Douglas, Harry J to League Realty Co. 49th st, No 31, n s, 417 w 5th av, 22x100.5. Leasehold. Oct 1, due Oct 1, 1908, 6%. Oct 8, 1907. 5:1265. 8,000

Drucker, Herman to Sigmund Winter. 72d st, No 415, n s, 350 w Av A. 25x102.2. Prior mort $14,000. Due, &c, as per bond. Oct 5, 1907. 5:1467. 6,000

Delacy, Peter to EMIGRANT INDUSTRIAL SAVINGS BANK. 42d st, No 141, n s, 162.10 e Broadway, 25x100.5. 3 years, 5%. Oct 4, 1907. 4:995. 75,000

Doty, Alvah H to Alex P W Kinnan trustee Edward M Gedney. 21st st, No 208, s s, 118.1 w 7th av, 23.7x92; also all title to plot begins in middle line blk bet 20th and 21st sts, distant 118.1 w 7th av, runs s 10.3 x w 23.7 x n 10.3 to said middle line, x e 23.7. Prior mort $6,000. Sept 25, 1907, due Sept 25, 1910, 5%. 3:770. Corrects error in issue of Sept 28, when mortgage was for $15,000. 1,500

EAST RIVER SAVINGS INSTN with Anna B Hahn. 131st st, No 154, s s, 125 e 7th av, 25x99.11. Extension mort. Oct 9. Oct 10, 1907. 7:1915. nom

EAST RIVER SAVINGS INSTN with Anna B Hahn. 131st st, No 152, s s, 150 e 7th av, 25x99.11. Extension mort. Oct 9. Oct 10, 1907. 7:1915. nom

EAST RIVER SAVINGS INSTN with Mary Halkovitz. 108th st, No 175, n s, 153.9 w 3d av, 16.9x100.11. Extension mort. Oct 9. Oct 10, 1907. 6:1636. nom

EAST RIVER SAVINGS INSTN with Gerson B Citron. 111th st, No 66, s s, 263.4 w Park av, 16.8x100.11. Extension mort. Oct 8. Oct 10, 1907. 6:1616. nom

EAST RIVER SAVINGS INSTN with Julius Salinger. 127th st, No 13, n s, 179 w 5th av, 19x99.11. Extension mort. Oct 8. Oct 10, 1907. 6:1725. nom

EAST RIVER SAVINGS INSTN with Emily Simon. 1st av, No 2246, e s, 75.10 n 115th st, 25x95. Extension mort. Oct 9. Oct 10, 1907. 6:1769. nom

EAST RIVER SAVINGS INSTN with Geo A Elliott. Cherry st, No 181, s s, 130.7 e Market st, 21x60.7. Extension mort. Oct 9. Oct 10, 1907. 1:249. nom

EAST RIVER SAVINGS INSTN with Charles Jacobson. Hester st, No 29, n s, 24.7 e Norfolk st, 25x75. Extension mort. Oct 8. Oct 10, 1907. 1:312. nom

EAST RIVER SAVINGS INSTN with Herman Falkenberg. Rivington st, No 161, s s, 25 w Clinton st, 25x100. Extension mort. Oct 8. Oct 10, 1907. 2:348. nom

EAST RIVER SAVINGS INSTN with Christopher Donleary. 2d av, No 564, n e cor 31st st, No 301, 22.3x72. Extension mort. Oct 9. Oct 10, 1907. 3:937. nom

EAST RIVER SAVINGS INSTN with Thomas McK Taylor. 94th st, No 120, s s, 227.4 w Columbus av, 27.4x92.1 to n s Apthorps lane x27.4x93.2. Extension mort. Oct 8. Oct 10, 1907. 4:1224. nom

EAST RIVER SAVINGS INSTN with Abraham Amster. 100th st, No 193, n s, 270 e Lexington av, 25x100.11. Extension mort. Oct 8. Oct 10, 1907. 6:1628. nom

EAST RIVER SAVINGS INSTN with Ignatz Reisman. East End av, No 54, or Av B, s w cor 82d st, Nos 556 and 558, 26x83.4 x22.2x85.4. Extension mort. Oct 8. Oct 10, 1907. 5:1578. nom

EAST RIVER SAVINGS INSTN with Aaron Mayer admr Abraham Mayer. 2d av, No 1735, w s, 50.8 s 90th st, 25x75. Extension mort. Oct 7. Oct 10, 1907. 5:1535. nom

Everdell, Wm K to Zachariah Zacharias. 99th st, No 304, s s, 296.1 e Riverside Drive, 45x100.11. Prior mort $70,000. 2 years, 6%. Oct 4, 1907. 7:1888. 15,000

Epstein-Cohen Co and Harris Mandelbaum with CENTRAL TRUST CO of N Y. 119th st, Nos 441-449 East. 3 subordination agreements. Oct 9. Oct 10, 1907. 6:1807. nom

Epstein-Cohen Co to CENTRAL TRUST CO of N Y. 119th st, No 441, n s, 163 w Pleasant av, 50x100.11. Oct 9, 5 years, 5%. Oct 10, 1907. 6:1807. 39,000

Same to same. Same property. Certificate as to above mort. Aug 22. Oct 10, 1907. 6:1807.

Epstein-Cohen Co with Harris Mandelbaum and Fisher Lewine. 119th st, Nos 441 to 449 East. Assignment of rents to secure $78,500. Oct 9. Oct 10, 1907. 6:1807. nom

Epstein-Cohen Co to CENTRAL TRUST CO of N Y. 119th st, Nos 445 and 447, n s, 113 w Pleasant av, 50x100.11. Oct 9, 5 yrs, 5%. Oct 10, 1907. 6:1807. 39,500

Same to same. Same property. Certificate as to above mort. Aug 22. Oct 10, 1907. 6:1807.

Epstein-Cohen Co to Harris Mandelbaum and ano. 119th st, Nos 441 to 447, n s, 113 w Pleasant av, 100x100.11. Prior mort $115,370. Oct 9, 1 year, 6%. Oct 10, 1907. 6:1807. 26,917.65

Same to same. Same property. Certificate as to above mort. Aug 22. Oct 10, 1907. 6:1807.

European Medical and Electrical Institute to Amelia Friedman. 5th st, No 222, s s, 308.11 w 2d av, 20.9x92.4. Oct 8, 6 months, 6%. Oct 9, 1907. 2:460. 3,000

Same to same. Same property. Consent to above mort. Oct 8. Oct 9, 1907. 2:460. nom

Engel, Martin to Christopher Gullmann. 2d av, No 43, w s, 89.9 n 2d st, 22x100. P M. Prior mort $15,000. Oct 2, due July 2, 1908, 6%. Oct 5, 1907. 2:458. 7,000

Faulkner, Rosanna wife Harry to TITLE GUARANTEE & TRUST CO. 102d st, No 246, s s, 160 e West End av, 20x97.6x20x96.6. Due, &c, as per bond. Oct 7, 1907. 7:1873. 10,000

Fisher (George A) Co to Republic of Panama. 144th st, No 601, n s, 100 w Broadway, runs e 100 to Broadway, No 3521, x n 99.11 x w 75 x s 20.9 x n w 25.11 x s 86.11 to beginning. Oct 7, 3 years, 5%. Oct 8, 1907. 7:2098. 170,000

Same to same. Same property. Certificate as to above mort. Oct 7. Oct 8, 1907. 7:2098.

Same and Alex Walker with same. Same property. Subordination agreement. Oct 7. Oct 8, 1907. 7:2098. nom

Frankel, Solomon and Samuel Werner to Moses Goodman. Av C, Nos 64 and 66, e s, 24 s 5th st, 48x83. Prior mort $50,000. Oct 1, due Aug 1, 1912, 6%. Oct 4, 1907. 2:374. 15,000

Friedland, Fanny with BOWERY SAVINGS BANK. Monroe st, Nos 130½ and 132. Extension mort. Oct 2. Oct 4, 1907. 1:256. nom

Fisch, Henrietta to Louis A Valente. Av A, Nos 174 to 180, n e cor 11th st, Nos 501 to 505, 103.3x95.5. Demand, 6%. Oct 9, 1907. 2:465. 1,000

Fine (M) Realty Co to Leopold B Rosenberg. 3d st, s s, 45.4 e Goerck st, 45.4x88.6x45x94.3. Prior mort $16,000. Due April 9, 1908, 6%. Oct 9, 1907. 2:356. 7,500

Same to same. Same property. Certificate as to above mort. Oct 9, 1907. 2:356.

Glatz, Henriette O to Caroline S Ely. 90th st, No 308, s s, 145 w West End av, 15x100.8. P M. Oct 4, 3 years, 4½%. Oct 5, 1907. 4:1250. 16,000

Graham, Thomas and Frank Hillman and Joseph Golding with TRUST CO OF AMERICA. 2d av, Nos 1936 and 1938, s e cor 100th st, Nos 300 to 304, 40x106. Subordination mort. Sept 19. Oct 5, 1907. 6:1671. nom

Same with Emanuel Arnstein. Same property. Subordination agreement. Oct 3. Oct 5, 1907. 6:1671. nom

Graham, Thomas to Emanuel Arnstein. 2d av, Nos 1936 and 1938, s e cor 100th st, Nos 300 to 304, 40.11x106.11. Prior mort $45,000. Oct 3, 1 year, 6%. Oct 4, 1907. 6:1671. 15,000

Same to TRUST CO OF AMERICA. Same property. Sept 19, 3 years, 5%. Oct 4, 1907. 6:1671. 45,000

Gluck, Jacob S to Fredk W Loew. Av B, No 225, e s, 68.9 s 14th st 22x88. 5 years, 5%. Oct 4, 1907. 2:396. 17,000

Gordon, Louis to Lena Terhune. Canal st, No 159, n e s, abt 68 e Elizabeth st, 25.1x25x25.4x25. P M. Prior mort $—. Oct 9, 3 years, 6%. Oct 10, 1907. 1:203. 5,000

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Goldberg, Max and Barney Goldstein to Elias Senft. Grand st, Nos 411 and 413, s s, 25 e Clinton st, runs e 50 x s 100 x w 25 x n 25 x w 25 x n 75 to beginning. P M. Prior mort $——. Sept 30, 6 years, 6%. Oct 4, 1907. 1:314. 23,000

Gallagher, John and Michl J Callahan to Beadleston & Woerz. 7th av, No 2375. Saloon lease. Oct 2, demand, 6%. Oct 4, 1907. 7:2007. 4,500

Genovese, Filippo to Kips Bay Brewing and Malting Co. Forsyth st, No 204. Saloon lease. Oct 4, demand, 6%. Oct 8, 1907. 2:-422. 800

Gates, Eliz H with Isaac Leader and Jacob Bloom. Bleecker st, Nos 259 and 261, e s, 17.1 n Cornelia st, 54x80. Extension of mort. Oct 8, 1907. 2:590. nom

Goldstein, Max and Barnett Marayno, of Brooklyn, N Y, to Max Manes. 89th st, No 226, s s, 285 e 3d av, 25x100.8. P M. Oct 2, 2 years, 6%. Oct 9, 1907. 5:1534. 1,000

Guardian Trust Co with Isador Leipsig. Lewis st, No 154, on map No 152, n e cor 3d st, Nos 381 and 383, 25x100.7x25.4x100.9. Extension mort. Oct 7, 1907. 2:358. nom

Geffe, Ernestine wife of Chas to Patrick H Monahan. Av D, No 27, w s, 58 n 3d st, 25x105. Sept 20, due, &c, as per bond. Oct 9, 1907. 2:373. 3,000

Greenstein, Saml to Max Lipman and ano. Av A, Nos 259 to 265, n w cor 16th st, Nos 439 to 443, 92x94. Prior mort $76,500. 1 year, 6%. Oct 7, 1907. 3:948. 50,000

Harrigan, Anthony H to Ferdinand Kuhn. 102d st, No 249, n s, 128 e West End av, 18x100.11. P M. Sept 30, 3 years, 6%. Oct 7, 1907. 7:1874. 7,000

Hildebrant, Jacob T to Isaac M Shackter. 144th st, No 228, s s, 150 w 7th av, 25x99.11; 144th st, No 230, s s, 175 w 7th av, 25x99.11; 144th st, No 232, s s, 200 w 7th av, 25x99.11. Oct 4, due Feb 1, 1908, 6%. Oct 7, 1907. 7:2029. 9,000

Holzman Realty Co to Armin Kaufman. Clinton st, No 87, w s, 100 s Rivington st, 25x100. Consent of stockholders to mort for $15,000. Sept 25. Oct 8, 1907. 2:348. ——

Hurwitz, Meyer and Henry Schwartz to Minrie Schwartz. 10th st, Nos 412 and 414, s s, 193 e Av C, 40x92.3. Oct 1, 1 year, 6%. Oct 8, 1907. 2:379. 3,000

Huber, Stuart W, of Philadelphia, Pa, to TITLE GUARANTEE & TRUST CO. 36th st, No 28, s s, 365 w 5th av, 15x98.9. Oct 7, due, &c, as per bond. Oct 8, 1907. 3:837. 35,000

Harris, Fanny with Frederic de P Foster trustee Clara Delafield. Lenox av, No 150. Extension mort. Oct 4. Oct 8, 1907. 6:-1601. nom

Hazelton, Mary H to FARMERS LOAN & TRUST CO. University pl, Nos 66 and 68, w s, 76.9 n 10th st, runs n 43.3 x w 10.0 x s 25 x w 6.11 x s 18.2 x e 105.7 to beginning. Oct 3, 3 years, interest as per bond. Oct 4, 1907. 2:568. 35,000

Houghton, Olivia E daughter of Frank R Houghton to J Rutgers Le Roy trustee for Amelia Le Roy. 125th st, Nos 17 and 19, n s, 130 e 5th av, 30x99.11. Oct 4, 1907, 5 years, 5%. 6:1750. 65,000

Hughes, Henry with BOWERY SAVINGS BANK. 11th av, Nos 520 and 522. Extension mort. Oct 2. Oct 4, 1907. 4:1069. nom

Hankinson, Clarence to Robert McGill. Washington st, Nos 541 and 543, e s, 97 n Charlton st, 49.8x60x50x62.3; Greenwich st, No 566, w s, 121.8 n Charlton st, 25.1x87.5x25x86.8; Washington st, Nos 452 and 454, s w cor Watts st, Nos 145 and 147, 46.8x68.2; Caroline st, No 8, e s, abt 60 n Duane st, 29.7x80; Sullivan st, No 64½, w s, abt 130 n Broome st, 15x47.6x—x55.9 n s. All title. Prior mort $——. Oct 9, 1907, 3 yrs, 6%. 1:224-142, 2:499-598. 500

Harber, Lewis to Charles Marx trus Ricka Mayer. Norfolk st, No 34, e s, abt 150 s Grand st, 25x100. Sept 10, 5 years, 5%. Oct 5, 1907. 1:312. 20,000

Holzman Realty Co to Arnim Kaufman. Clinton st, No 87, w s 100 s Rivington st, 25x100. Prior mort $28,000. Sept 28, due Oct 1, 1912, 6%. Oct 5, 1907. 2:348. 15,000

Hewlett, Chas A to Emma W Wingate. 23d st, Nos 143 to 147, n s, 240 w 3d av, 78x98.9. 1 year, 6%. Oct 5, 1907. 3:879. 500

Humphrys, Geo J to Frdk C Hardy. 76th st, No 45, n s, 95 e Madison av, 12.6x102.2. Prior mort $15,000. 1 year, 6%. Oct 4, 1907. 5:1391. 4,000

Johnston, Anna M to London Realty Co. 48th st, No 40, s s, 514 w 5th av, 16x100.5. P M. Oct 5, installs, —%. Oct 7, 1907. 5:1263. 1,250

Jacobson, Israel to Gustavus A Orth, Jr, and ano exrs Gustavus A Orth. Market st or slip No 85, w s, abt 22 s Cherry st, 20x51. Aug 5, 3 years, 5%. Oct 7, 1907. 1:250. 10,000

Jacobson, Israel and the STATE BANK with Gustavus A Orth et al exrs Gustavus A Orth decd. Market st or slip, No 85, w s, abt 22 s Cherry st, 20x51. Subordination of mort for $2,000 to mort for $10,000. Aug 7. Oct 8, 1907. 1:250. nom

Judge, John V to Annie Taaffe. 132d st, No 154, s s, 498.4 w Lenox av, 14.8x99.11. P M. Oct 10, 1907, 5 years, 5½%. 7:1916. 2,750

Kurzrok, Moritz to Estate of Anna Dorion. 103d st, No 167, n s, 100 w 3d av, 25x100.11. Prior mort $13,000. Oct 4, 2 years, 6%. Oct 7, 1907. 6:1631. 750

Kann, Maurice and Isaac, of N Y, and Solomon Kann, of Leonia, N J, to Samuel Sabath. Houston st, Nos 330 to 334, n e s, abt 285 w Av C, 69x76x69x80.6, n w s. Prior mort $68,000. Sept 16, due Jan 1, 1908, 6%. Oct 7, 1907. 2:384. 10,000

Kohlsaat, Amelia M and Edith M to Emily Thorburn. 73d st, No 25, n s, 53 w Madison av, 20x80. Apr 27, due May 1, 1912, 4%. Oct 7, 1907. 5:1388. 25,000

Kedenburg, John and Jacob to DeWitt C Flanagan and ano trustees. 46th st, No 308 East. Saloon lease. Oct 2, demand, 6%. Oct 9, 1907. 5:1338. 3,000

Klein, David to Edw S Garland. 52d st, No 427, n s, 339 e 1st av, runs n 66.4 x s e — x s 62.9 to 52d st, x w 20 to beginning. 3 years, 5%. Oct 8, 1907. 5:1364. 9,000

Kotzen, Louis to Paulina Ehrlich. Av D, No 113, n w cor 8th st, runs n 14.1 x w — x n 0.5½ x w — x s 14.6½ to st, x e 50.10½ to beginning. P M. Oct 1, 1 year, 6%. Oct 8, 1907. 2:378. 2,000

Kotzen, Louis to Caroline Gottlieb. Av D, Nos 115 and 117, w s, 14.1 n 8th st, 32.11x51.3x32.3x51. P M. Oct 1, 1 year, 6%. Oct 8, 1907. 2:378. 2,000

Kramer, Max J and Henry Rockmore to George Ricard. 3d av, Nos 474 and 476, w s, 49.9 n 32d st, 49x100. Sept 30, 1 year, 6%. Oct 8, 1907. 3:888. 35,000

Kannensohn, Lena wife of Morris to Gilbert H Johnson and ano exrs, &c, Allen S Apgar. 5th av, No 1329, e s, 100.11 n 111th st, 25.3x100. 5 years, 5%. Oct 8, 1907. 6:1617. gold, 25,000

Kerner, Abraham to Lion Brewery. Norfolk st, No 141. Saloon lease. Sept 28, demand, 6%. Oct 4, 1907. 2:354. 925

Kelly, Mary A to Lion Brewery. 2d av, No 1121. Saloon lease. Sept 30, demand, 6%. Oct 4, 1907. 5:1332. 1,000

Kurzrok, Moritz to Amelia Lohr. 103d st, No 167, n s, 100 w 3d av, 25x100.11. Oct 2, 3 years, 5%. Oct 5, 1907. 6:1631. 13,000

Kovner, Louis and Benj Fishman and Jacob Kovner with Saml Shopira. 5th st, Nos 750 and 752, s w cor Av D, Nos 55 and 57, 41x80. Agreement as to ownership of mort, &c. Oct 1. Oct 4, 1907. 2:374. nom

London, Albert and Moses S Shill and Frank Barker as trustee with Robert McGill. Riverside Drive, n e cor 127th st, runs n w 161.6 x n e 141.11 x s e 91.7 x s 30.1 x s w 28 x s 146.11 to n s 127th st x w 100 to beginning; Riverside Drive, n e s, 193.10 s e on curve from 129th st, 50x92.1x51.7x79.3; 129th st, s s, 125 e Riverside Drive, 50x115x53.10x95. Subordination agreement. Sept 3. Oct 4, 1907. 7:1995. nom

Larkin, Arthur G to Chas F Siegelstein. 9th av, Nos 4 to 8, n e cor Little West 12th st, No 5, 77.4x51. P M. Prior mort $40,000. Oct 4, due, &c, as per bond. Oct 5, 1907. 2:628. 5,000

Levin, Morris and Morris Blumenfeld to Samuel Levin. Norfolk st, No 179, w s, 150 s Houston st, 25x100.5. Prior mort $35,-000. Oct 10, 1907, due Nov 1, 1909, 6%. 2:355. 5,000

Land Brokerage Co with Hamilton Heights Syndicate. 3d av, Nos 1147 and 1149, s e cor 67th st, No 200, 40.5x100. Extension mort. Oct 8. Oct 9, 1907. 5:1421. nom

Lipinsky, Harris to Edith B H Kinkead and ano trustees Adolphus Hamilton. Park av, Nos 1332 and 1334, w s, 25.11 s 101st st, 50x80. Oct 4, due, &c, as per bond. Oct 10, 1907. 6:1606. 35,000

Same and Simon M Roeder with same. Same property. Subordination agreement. Oct 10, 1907. 6:1606. nom

Larkin, Arthur G to Esther H Sands et al trustees Julius Sands. 9th av, Nos 4 to 8, n e cor Little West 12th st, No 5, 77.4x51. P M. Oct 4, 1907, 3 years, 5½%. 2:628. 40,000

Lingner, William to Lion Brewery. Amsterdam av, No 975. Saloon lease. Oct 1, demand, 6%. Oct 4, 1907. 7:1862. 5,898.35

Lion, David to Accumulation Realty Co. 60th st, No 220, s s, 273 w 10th av, 27x100.5. Prior mort $12,000. Due Jan 19, 1910, 6%. Oct 8, 1907. 4:1151. 6,500

Same to Charles Griffen et al trustees Saml Willets (Caroline W Frame (residuary trustee). Same property. 3 years, 5%. Oct 8, 1907. 4:1151. 12,000

Lehr, Geo P and Edw P to Lion Brewery. 31st st, No 106 West. Saloon lease. Oct 5, demand, 6%. Oct 9, 1907. 3:806. 8,000

Lynch, Margt M to ROYAL BANK. 42d st, No 350 East. Assignment of rents to extent of $1,080. Sept 28. Oct 7, 1907. 5:1334. nom

Lipman, Max and Max Gold with Samson Lachman. Av A, Nos 259 to 265, n w cor 16th st, Nos 439 to 443, 92x94. Subordination mort. Oct 7, 1907. 3:948. nom

McMillan, Saml with Paterno Bros, a corpn and Republic of Panama. 116th st, Nos 614 to 618, s s, 250 w Broadway, 75x100.11. Subordination mort. Sept 30. Oct 5, 1907. 7:1896. nom

McCartney, Dorothea M to TITLE GUARANTEE & TRUST CO. 67th st, No 47, n s, 120 w Park av, 20x100.5. P M. Oct 9, due, &c, as per bond. Oct 10, 1907. 5:1382. 50,000

Morris, Charles and Edwd L Fisher to Lion Brewery. Madison av, No 2080. Saloon lease. Oct 2, demand, 6%. Oct 10, 1907. 6:1755. 4,338

Moore, Susan widow to Morris S Thompson and ano exrs Mary A Cooper. 21st st, No 225, n s, 327.8 e 3d av, 22.3x98.9. Oct 10, 1907, 3 years, 5%. 3:902. 5,500

Meyer (Louis) Realty Co to LAWYERS TITLE INS & TRUST CO. Lexington av, Nos 1897 to 1905, n e cor 118th st, No 147, 100.11 x39. Oct 10, 1907, 5 years, 5½%. 6:1767. 52,000

Same to same. Same property. Certificate as to above mort. Oct 10, 1907. 6:1767. ——

Same and Henrietta Hofeld with same. Same property. Subordination mort. Oct 7. Oct 10, 1907. 6:1767. nom

Meyer (Louis) Realty Co and V Loewers Gambrius Brewery Co with same. Same property. Subordination agreement. Sept 12. Oct 10, 1907. 6:1767. nom

Moersch, Philip and Valentine Wille to Edw T McDonald. St Nicholas av, No 1400, n e cor 180th st, 100x100. Prior mort $150,000. Oct 7, 3 years, 6%. Oct 10, 1907. 8:2153. 20,000

Merrigan, Thos D to Mary M Bergener. Cooper st, n e cor Academy st, 100x100. Oct 3, 3 years, 5%. Oct 4, 1907. 8:2339. 10,000

Magan, Margt C to TITLE GUARANTEE AND TRUST CO. 48th st, Nos 133 and 135, n s, 362.6 w 6th av, 37.6x100.5. Prior mort $34,000. Due, &c, as per bond. Oct 8, 1907. 4:1001. 6,000

Mayer, Rebecca wife of and Alex J to MUTUAL LIFE INS CO of N Y. Broadway, n e cor 134th st, 199.11 to s s 135th st, x63.4 to former c l Old Bloomingdale road, x — to 134th st, x w 84 to beginning; Broadway, n e cor 133d st, 199.10 to s s 134th st, x92.4 to former c l Old Bloomingdale road, x — to 133d st, x w 135 to beginning. Mortgaged Oct 6, 1898, for $50,000 and an additional mortgage Nov 13, 1899, for $10,000. Agreement to release 2d parcel and to mortgage by way of additional mortgage the premises adj on east as follows; 135th st, s s, plot bounded e by a line 90 e from e s of Broadway, n by s s 135th st, x s by n s 134th st and w by former c l of the Old Bloomingdale road (closed). Oct 4, due, &c, as per bond of primary mortgages. Oct 8, 1907. 7:1988. nom

Mitchell, John to Louis J Staack. 2d av, No 730, e s, 21.6 n 39th st, runs e 74 x n 27.10 x w 22 x s 0.4 x w 52 to av, x s 27.6 to beginning. Prior mort $14,000. Oct 8, 3 years, 6%. Oct 9, 1907. 3:945. 6,000

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Meisner, Chas with Jacob Cooper. 28th st, Nos 210 and 212, s s, 146.10 w 7th av, 33.4x98.9. Extension mort. Aug 7. Oct 8, 1907. 3:777. nom

McCue, Cath H to Franklin B Lord and ano trustee Alex M Ross for Harriett R Hill. 93d st, No 146, s s, 435 w Columbus av, 20x100.8. Extension mort. Oct 7. Oct 8, 1907. 4:1223. nom

Marx, Jacob with Moritz L and Carl Ernst. 151st st, No 523, n s, 300 w Amsterdam av, 45x99.11. Extension mort. Sept 30. Oct 8, 1907. 7:2083. nom

Muir, James P trus John Lacy to Helen C Svensson. 49th st, No 121 West. Receipt for payment of $8,000 on account of mort. June 25. Oct 7, 1907. 4:1002. —

Mildred Realty Co to CENTRAL TRUST CO of N Y. Crosby st, Nos 101 and 103, s e s, 53.3 s w Prince st, runs s w 40 x s e 64.9 x n e 39.4 x n w 61.6 to beginning. 5 years, 5%. Oct 7, 1907. 2:496. 42,000

Same to same. Same property. Certificate as to above mort. Oct 3. Oct 7, 1907. 2:496. —

Same to Jacob M Kram. Same property. Prior mort $42,000. 2 years, 6%. Oct 7, 1907. 2:496. 5,500

Same to same. Same property. Certificate as to above mort. Oct 3. Oct 7, 1907. 2:496. —

Meyer (Louis) Realty Co to Henrietta Hofeld. Lexington av, Nos 1897 to 1905, n e cor 118th st, No 147, 100.11x39. Prior mort $52,000. 3 years, 6%. Oct 7, 1907. 6:1767. 15,000

Same to same. Same property. Certificate as to above mort. Oct 7, 1907. 6:1767. —

Levy, Minnie N individ and as admrx Max Levy to Henry M and Sigmund Susswein. 105th st, s s, 175 w Av A, 175x100.11. Certificate as to payment of $1,500 on account of mort. Sept 26. Oct 5, 1907. 6:1698. —

Muller, Geo A and Emma with Louis Simon. 107th st, No 67, n s, 161 w Park av, 17x100.11. Extension mort. Oct 8. Oct 10, 1907. 6:1613. nom

New York Mortgage & Security Co with Robert C Dorsett. Vermilyea av, n s, 325 w Emerson st, 75x150. Extension mort. Oct 7. Oct 10, 1907. 8:2235. nom

N Y Operating Co to Geo D Eighmie. 125th st, Nos 127 and 129, n s, 322.6 w Lenox av, 38.9x99.11. P M. Oct 1, 5 years, 5%. Oct 5, 1907. 7:1910. 110,000

Nieberg, Benj to Emanuel Glauber. Pleasant av, No 319, s w cor 117th st, No 452, 75.7x94. Oct 4, due Sept 30, 1908, 6%. Oct 5, 1907. 6:1710. 30,000

New York Life Ins Co with Mary M Hurlbut. 101st st, No 325, n s, 210 w West End av, 20x100.11. Extension mort. Aug 9. Oct 4, 1907. 7:1889. nom

New Jacob Realty Co to TITLE GUARANTEE & TRUST CO. 58th st, Nos 358 and 360, s s, 100 e 9th av, 75x100.5. Oct 4, due, &c, as per bond. Oct 5, 1907. 4:1048. 20,000

Same to same. Same property. Certificate as to above mort. Sept 27. Oct 5, 1907. 4:1048. —

Nicholas, Geo to Anna N Rogers. 35th st, No 9, n s, 200 w 5th av, 18.9x98.9. Prior mort $77,500. Oct 7, due Feb 8, 1908, 6%. Oct 8, 1907. 3:837. 5,000

Nute, Henry O to Lion Brewery. 8th av, No 2351. Saloon lease. Oct 5, demand, 6%. Oct 9, 1907. 7:1953. 8,000

Nieberg, Benjamin to Chas C Peters. 128th st, Nos 64 to 68, s s, 140 w Park av, 56.3x99.11. Prior mort $50,000. Oct 5, 5 yrs, 6%. Oct 9, 1907. 6:1752. 15,000

O'Connor, John to Lion Brewery. 24th st, No 103 West. Saloon lease. Sept 30, demand, 6%. Oct 7, 1907. 3:800. 5,800

Olney, La Fayette to SEAMENS BANK FOR SAVINGS in City N Y. 130th st, No 130, s s, 300 w Lenox av, 17.5x99.11. 3 years, 5%. Oct 7, 1907. 7:1914. 10,000

Oppenheimer, Julius Hyman Sonn and John Frankenheimer trustee Solomon Rothfeld with Morris Rose and Louis Norman. Forsyth st, Nos 86 and 88. Extension mort. July 12. Oct 8, 1907. 1:306. nom

Phipps, Clarence M to Wm J Costello. 20th st, No 215, n s, 191.7 w 7th av, 25x80.1. Oct 4, 3 years, 5%. Oct 5, 1907. 3:770. 24,000

Paterno Bros, a corpn, to Republic of Panama. 116th st, Nos 614 to 618, s s, 250 w Broadway, 75x100.11. 5 years, 5%. Oct 4, 1907. 7:1896. 200,000

Same to same. Same property. Certificate as to above mort. Oct 4, 1907. 7:1896. —

Padwe, Meier, of Jersey City, N J, to Marks Kirshbaum. Rivington st, No 176, n s, 25 w Attorney st, 25x100. Prior mort $30,000. Oct 10, 1907, 3 years, 6%. 2:349. 6,000

Parnass & Dellon Realty Co to Solomon Beresovsky. 84th st, Nos 233 to 237, n s 201.8 w 2d av, 60x102.2. Prior mort $62,000. Oct 9, 3 years, 6%. Oct 10, 1907. 5:1530. 12,000

Pulvermacher, Lavinia and Augusta to Leo Cohn. 1st av, No 2366, e s, 76.11 n 121st st, 26x73.10. Oct 2, 1 year, 6%. Oct 4, 1907. 6:1809. 500

Porges, A Joseph to Lion Brewery. Forsyth st, Nos 168 and 170, and Rivington st, No 36, all. Leasehold. Oct 1, demand, 6%. Oct 8, 1907. 2:421. 3,000

Portland Realty Co to Perlman & Bernikow Realty and Construction Co. 177th st, s s, 100 w Amsterdam av, 170x99.11. Oct 7, due Oct 7, 1908, 6%. Oct 8, 1907. 8:2132. 20,000

Penn, Abraham and Hyman to Frederic de P Foster trustee. 112th st, No 134, s s, 175 e 7th av, 25x100.11. 5 years, 5%. Oct 9, 1907. 7:1821. 21,000

Same to Robt H Racey. Same property. Prior mort $21,000. 3 years, 6%. Oct 9, 1907. 7:1821. 4,000

Picken Realty Co to NEW YORK MORTGAGE AND SECURITY CO. 141st st, No 461, n s, 160 e Amsterdam av, 18x99.11. Oct 8, 3 years, 5%. Oct 9, 1907. 7:2058. 17,000

Same to same. Same property. Certificate as to above mort. Oct 8. Oct 9, 1907. 7:2058. —

Ratkowsky, Bernard and Kassel Simon to City Mortgage Co. 123d st, Nos 354 to 364, s s, 82.2 w 1st av, runs s 86 x e 2.2 x s 14.10 x w 95 x n 100.11 to st x e 92.10 to beginning. P M. Oct 4, due, &c, as per bond. Oct 5, 1907. 6:1799. 50,000

Same to Corporate Realty Assn. Same property. Prior mort $50,000. Oct 2, due Jan 1, 1908, 6%. Oct 5, 1907. 6:1799. 20,000

Ralbe, Joseph to Jacob Samuelson. Madison st, No 344, s s, 144.1 e Scammel st, 24.3x96x24.2x96. Sept 27, 1 year, 6%. Oct 4, 1907. 1:266. 1,100

Rose, Morris and Louis Norman to Francis Speir and ano trus. Stanton st, Nos 108 and 110, n e cor Ludlow st, No 162, 89x25. 5 years, 5%. Oct 4, 1907. 2:412. 50,000

Same and Mutual Alliance Trust Co of N Y with same. Same property. Subordination agreement. Oct 3. Oct 4, 1907. 2:412. nom

Rouget, Louis J devisee Ethel R Rouget to Louise G McDermott. 31st st, No 125, n s, 103.6 w Lexington av, runs w 18.7 x n 98 x e 22.1 x s 41 x w 3.6 x s 57 to beginning. 1-3 part. Prior mort $700. 1 year, 6%. Oct 5, 1907. 3:887. 900

Rosen, Louis and Morris to Joseph Heiman. Norfolk st, No 152, e s, 75 s Stanton st, 25x100. Prior mort $30,000. Oct 10, 1907, 5 years, 6%. 2:354. 9,150

Rosen, Louis and Morris to Alonzo G Van Nostrand. Norfolk st, No 152, e s, 75 s Stanton st, 25x100. Aug 15, 5 years, 5%. Oct 4, 1907. 2:354. 30,000

Rosen, Morris and Louis and Joseph Heiman with same. Same property. Subordination mort. Oct 4, 1907. 2:354. nom

Same with same. Same property. Subordination mort. Oct 4, 1907. 2:354. nom

Rosen, Morris and Louis and Joel Sammet with Alonzo G Van Nostrand and Jos Heiman. Same property. Subordination agreement. Oct 3. Oct 4, 1907. 2:354. nom

Reynolds, Chas E to Clairville E Benedict guardian James A Benedict and ano. 63d st, No 327, n s, 300 e 2d av, 25x100.5. Oct 7, 5 years, 5%. Oct 8, 1907. 5:1438. 10,000

Robson, Eleanor to Sally H Walker. 77th st, No 302, s s, 40 w West End av, runs s 18.6 x w 11.6 x s 12.6 x s w 6.5 x s 31.8 x w 12.7 x n 68 to st, x e 28 to beginning. P M. Oct 7, due, &c, as per bond. Oct 9, 1907. 4:1185. 8,000

Rosekrans, Charlotte to TITLE GUARANTEE AND TRUST CO. 93d st, No 159, n s, 370 w 3d av, 14x61. Oct 8, due, &c, as per bond. Oct 9, 1907. 5:1522. 1,000

Roth, Isaac, Max Heyman and Harris Mankin to Frederic J Stimson and ano trus Saml D Bradford. Monroe st, Nos 263 and 265, n s, 100.4 w Jackson st, runs w 50.3 x n 108.2 x e 25 x n 1 x e 25 x s 105.10 to beginning. Oct 5, due Sept 1, 1910, 5%. Oct 5, 1907. 1:266. 33,000

Rosenbaum (M C) Co to Bankers Land & Mortgage Corpn. Property in Queens Co. Certificate as to mort for $76,000. Oct 7, 1907. —

Ralbe, Joseph to Rachel Kan. Madison st, No 344, s s, 144.1 e Scammel st, 24.3x96x24.2x96. Sept 27, 2 years, 6%. Oct 7, 1907. 1:266. 1,500

Samilson, Abraham to Lion Brewery. James slip, No 2. Saloon lease. Aug 30, demand, 6%. Oct 7, 1907. 1:251. 3,300

Scheinhous, Lippe and Henry Colman to Fidelia Mittelmann. Forsyth st, No 205, w s, 185 s Houston st, 28x66.7. Oct 5, 2 years, 6%. Oct 7, 1907. 2:422. 2,000

Saracino, Salvatore to Lion Brewery. Elizabeth st, No 234. Saloon lease. Sept 30, demand, 6%. Oct 7, 1907. 2:507. 2,000

Sautner, Frank to Joseph Doelgers Sons. 3d st, No 107 East. Saloon lease. Sept 28, demand, 6%. Oct 7, 1907. 3:431. 650

Saunders, Arthur W to Ephraim L Ennis. 48th st, No 234, s s, 225 e 8th av, 17x100. P M. Prior mort $14,000. Sept 26, 1 year, 6%. Oct 7, 1907. 4:1019. 3,000

Same to FARMERS LOAN & TRUST CO. 48th st, No 234, s s, 225 e 8th av, 17x100. P M. Sept 26, 3 years, —%. Oct 7, 1907. 4:1019. 14,000

Saunders, Arthur W to FARMERS LOAN & TRUST CO. 48th st, No 234, s s, 225 e 8th av, 17x100. P M. Sept 26, 3 years, —%. Oct 7, 1907. 4:1019. 14,000

Schniedewind, Louis to Lion Brewery. Amsterdam av, No 420, n w cor 80th st. Saloon lease. Oct 3, demand, 6%. Oct 7, 1907. 4:1228. 4,500

Somerville, Mary W to John B Leech et al exrs John B Leech. West End av, No 520, n e cor 85th st, 27.2x100. P M. Sept 16, 5 years, 5%. Oct 7, 1907. 4:1233. 45,000

Simon, Emily and Jacob Wirth with Florence M Masterton and ano. 2d av, No 2085. Subordination agreement. Sept 23. Oct 7, 1907. 6:1657. nom

Schlesinger, Birdie V to David Gordon. Av A, No 219, w s, 103.4 n 13th st, 28.1x100; plot begins 99.11 n 13th st and 100 w Av A, runs w 1.7 x n e 46.6 to c l old Stuyvesant st x e 32.3 x s 57.3 to beginning, together known as No 219 Av A. Sept 30, due June 1, 1909, 6%. Oct 7, 1907. 2:441. 2,000

Simon, Emily wife Isaac to Florence M Masterton and ano. 2d av, No 2085, w s, 101.7 s 108th st, 24.6x73. Oct 5, 3 years, 5½%. Oct 7, 1907. 6:1657. 10,000

Shlanowsky, Bernard with Nannie S Vanderpoel. East Broadway, No 103. Extension mort. Aug 9. Oct 9, 1907. 1:282. nom

Spero, David to Herbert C Pell et al. 21st st, Nos 25 and 27, n s, 413.2 w 5th av, 26x98.9; also strip begins 21st st, n s, 439.2 w 5th av, 0.6x98.9. P M. Sept 24, due Jan 9, 1909, 5%. Oct 9, 1907. 3:823. 62,000

Soltmann, Millie L with Maxmilian Fleischmann Co. 36th st, Nos 206 to 214 West. Extension mort. Sept 30. Oct 8, 1907. 3:785. nom

Soltman, Edw G to Maxmilian Fleischmann Co. 36th st, Nos 206 to 214, s s, 95 w 7th av, 79x98.9. Sept 30, 3 years, —%. Oct 8, 1907. 3:785. 85,000

Sharlow, Thomas to Mary Schlessler. 42d st, No 442, s s, 275 e 10th av, 25x98.9. Prior mort $18,000. Oct 1, due Jan 2, 1910, 6%. Oct 9, 1907. 4:1051. 10,000

Staudt, Joseph to V Loewers Gambrinus Brewery Co. 2d av, No 103. Saloon lease. Oct 8, demand, 6%. Oct 9, 1907. 2:429. 1,500

St Louis Union Trust Co trustee with St Louis and San Francisco R R Co and American Car and Foundry Co. Rolling stock, &c. Equipment agreement, lease, &c. Aug 1, due Aug 1, 1917, 5%. Oct 9, 1907. Gold bonds. 5,074,000

Swetnick, Abraham with Jacob Rosenthal. Rivington st, No 149. Agreement that party 1st part shall occupy basement at $50 per month, and party 2d part shall occupy stoop floor at $60 per month for period of 8 years, or until 2d mortgage on said premises shall be paid. Oct 23, 1906. Oct 10, 1907. 2:348. Miscl. —

Simon, David J to David E Grossman. 8th st, No 315, n s, 280.4 e Av B, 20.7x69.10; 8th st, No 317, n s, 301 e Av B, 20.7x69.10. Prior morts $23,700. Sept 30, due Dec 1, 1908, 6%. Oct 8, 1907. 2:391. 2,500

Shapiro, Harris to V Loewers Gambrinus Brewery Co. Houston st, No 153 East. Saloon lease. Sept 30, demand, 6%. Oct 4, 1907. 2:417. 1,000

Smith, Grace H wife of and Ormond G to FARMERS LOAN & TRUST CO. 78th st, No 7, n s, 185 w Madison av, 25x102.2. Oct 4, 1907, 3 years, —%. 5:1393. 100,000

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Sobel & Kean, a corpn, to Hilda W Stroock. 109th st, Nos 8 and 10, s s, 145 w Central Park West, 41.8x100.11. Due Jan 9, 1909, 6%. Oct 9, 1907. 7:1844. 10,000

Same to same. Same property. Certificate as to above mort. Oct 9, 1907. 7:1844. —

Strunsky, Max to Elias Strunsky. 1st av, Nos 1023 to 1031, n w cor 56th st, Nos 351 and 353, 114.8x100. P M. Oct 1, 1 year, 6%. Oct 4, 1907. 5:1349. 2,500

Solotnitzky, Leo to Lambert Suydam. 2d st, No 253, s s, 76.6 w Av C, 20.6x64.7x20.6x63. Oct 10, 1907, due, &c, as per bond. 2:384. 8,500

Seedorf, Henry to Sarah E Simmons and ano exrs Wm H Simmons. 55th st, No 321, n s, 250 w 8th av, 18.9x100.5. Dec 1, 1906, due Nov 1, 1909, 5%. Oct 10, 1907. 4:1046. 4,000

Schreiber, Isaac to Herman Goldberg. 61st st, No 208, s s, 125 w Amsterdam av, 25x100.5; 61st st, No 212, s s, 175 w Amsterdam av, 25x100.5. Prior mort $32,000. Oct 10, 1907, due Apr 10, 1909, 6%. 4:1152. 5,000

Schuster, George, of Mt Vernon, N Y, to Charles Griffen et al trustees Samuel Willets (Caroline W Frame trust). Park av, Nos 1321 and 1323, n e cor 100th st, No 101, 75x26. P M. Oct 8, 3 years, 5%. Oct 10, 1907. 6:1628. 20,000

Schuster, George to August Ruff. Park av, Nos 1321 to 1323, n e cor 100th st, No 101, 75x26. Prior mort $20,000. Oct 8, 1 year, 6%. Oct 10, 1907. 6:1628. 6,000

Sterck, Edgar to A Finck & Son. 23d st, No 165 West. Saloon lease. Sept 26, demand, 6%. Oct 5, 1907. 3:799. 700

Sullivan, John J to Lavinia and Augusta Pulvermacher. 1st av, No 2366. Certificate as to receipt for payment of $500 on account of mort. Oct 4, 1907. 6:1809. —

Spielman, Henry to Theresa Schappert. Pleasant av, No 355, w s, 50.11 s 119th st, 16.8x75. 3 years, 5%. Oct 4, 1907. 6:1806. 5,500

Terhune, Lena to CITIZENS SAVINGS BANK. Canal st, No 159, n e s, 106.9 w Bowery, 25.3x25x25.4x25. P M. Due Nov 15, 1912, 5%. Oct 9, 1907. 1:203. 15,000

Ugur, Emilie S to Henry Cassellius. 4th st, No 167 East. Leasehold. P M. Prior mort $2,500. Oct 4, 1907, installs, 5%. 2:432. 3,500

Uebelacker, Henry, of Yonkers, N Y, heir Christian Uebelacker to Chester A Luff. 165th st, No 460, s s, 325 e Amsterdam av, runs s 73.9 x n w 25.2 x s 32.1 x e 50 x n 102.6 to st x w 25 to beginning. 1-6 part. 1 year, 6%. Oct 4, 1907. 8:2111. 500

Uhlfelder, Simon and Abraham Weinberg to City Mortgage Co. 152d st, Nos 611 to 617, n s, 150 w Broadway, 100x99.11. Oct 3, demand, 6%. Oct 4, 1907. 7:2099. 27,000

Valentine, Helen M, of Chappaqua, Westchester Co, N Y, to John H Rohde. 79th st, No 118, s s, 175 e Park av, 18x102.2. Oct 4, 1907, 2 years, 5%. 5:1413. 6,000

Van Alstyne, Katharine to Picken Realty Co. 141st st, No 461, n s, 160 e Amsterdam av, 18x99.11. P M. Prior mort $17,000. Oct 8, 2 years, 6%. Oct 9, 1907. 7:2058. 6,000

Wise, Albert and Emil Wagner to Julius J Lyons. 9th st, No 745, n s, 118 w Av D, 25x92.3. June 17, due June 30, 1911, 5%. Oct 7, 1907. 2:379. 26,000

Weil, Jonas and Bernhard Mayer with Julius J Lyons. 9th st, No 745, n s, 118 w Av D, 25x92.3. Subordination agreement. June 7. Oct 7, 1907. 2:379. nom

Wilhelm, Katie with Lillian L L Amouroux. 95th st, No 35, n s, 362 w Central Park West (8th av), 16.8x100.8. Extension mort. Oct 4. Oct 5, 1907. 4:1209. nom

Weed, Ella N to LAWYERS TITLE INS AND TRUST CO. 162d st, No 451, n s, 182.6 e Amsterdam av, 20x112.6. Oct 7, 3 yrs, 5%. Oct 8, 1907. 8:2110. 11,000

Winterhalter, Julia, of Yonkers, N Y, heir Christian Winterhalter to Chester A Luff. 165th st, No 460, s s, 325 e Amsterdam av, runs s 73.9 x n w 25.2 x s 32.1 x e 50 x n 102.6 to st, x w 25 to beginning. 1-6 part. 1 year, 6%. Oct 8, 1907. 8:2111. 300

Wanderman, Chas, Isidor and Walter and Peter P Acritelli with Samuel Wanderman. 13th st, Nos 410 to 426 East. Subordination mort. Sept 30. Oct 4, 1907. 2:440. nom

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Altieri, Mary to Henry H Jackson et al exrs Peter A H Jackson. Webster av, s w cor 176th st, 37x91.7x37x93.8. Oct 10, 1907, 3 years, 6%. 11:2892. 10,000

Ambrose, Helen to Geo F Johnsons Sons Co. Whitlock av, e s, 250 n Tiffany st, 25x124.11x25x125.10. P M. Prior mort $——. Oct 7, 5 years, 5%. Oct 10, 1907. 10:2733. 4,000

Appel, Justina B to Stephen Wray. Washington av, w s, 81 n old n s Marble or 178th st, runs w 88.1 x n 27 x w 50 x n 4 x e 137.11 to av, x s 31 to beginning, 5 years, 5½%. Oct 9, 1907. 11:3035. 1,000

*Amondolari, Guiseppe and Giovanni to Saml J Park et al. Grant av, n s, 350 e Garfield st, 25x100. Prior mort $1,700. Oct 3, due, &c, as per bond. Oct 4, 1907. 500

*Arthur, Mary A to Jennie Truelsen. Plot begins 145 w White Plains road at point 445 n along same from Morris Park av, runs s 75 x e 45 x n 75 x w 45 to beginning, with right of way over strip to Morris Park av. Prior mort $1,800. Oct 4, 1 year, 6%. Oct 5, 1907. 550

*Arthur, Mary A to Regent Realty Co. Plot begins 145 w White Plains road at point 445 n along same from Morris Park av, runs s 75 x e 45 x n 75 x w 45 to beginning, with right of way over strip to Morris Park av. P M. Aug 12, 3 years, 5½%. Oct 5, 1907. 1,800

Anderson, Mary E wife John A to Catharina E Birkenhauer. Decatur av, s s, 230.11 e Woodlawn road, 25x112.6. 3 years, 5½%. Oct 7, 1907. 12:3353. 4,000

*Blumenthal, Harris to Lamport Realty Co. Lamport av, n s, 50 e Rosedale lane, 50x100. P M. Oct 7, 5 years, 4½%. Oct 8, 1907. 600

Busath, Charles to Jacob H Amsler and ano. Decatur av, w s, 75 s 209th st, 25x100. P M. Prior mort $5,000. Oct 5, 1 year, 6%. Oct 8, 1907. 12:3551. 900

Brann, Henry A, Jr, to Ellen M J McGinty and ano. 165th st, n s, 125 e Stebbins av, runs e 25 x — on curve 13.11 x — 93.1 x n w 51.9 x s 108.11 to beginning. Dec 19, 1906, 4 years, 5%. Oct 4, 1907. 10:2691. 4,000

*Burlando, Adelaide to Alex P Falconer. White Plains road, e s, 115.7 s 216th st, runs e 81 x s — x w — x s — x w — to road x n — to beginning. Sept 12, due, &c, as per bond. Oct 7, 1907. 20,000

*Buhler, Gottfried to Martin J Keogh. 233d st, s s, 205 e 5th av, 25x64, Wakefield. P M. Oct 3, 3 years, 6%. Oct 7, 1907. 500

Bleyer, Simon F with Marcus Nathan. Westchester av, No 934, s s, 89.2 w Wales av, 26x74.2x24x83.5. Extension mort. Oct 3. Oct 7, 1907. 10:2644. nom

Baumgarten, Louis and Beni Kronisch to Mary E Townley et al trustees Geo H Ross. 136th st, No 599, n s, 900 w Home av, 25x100. Oct 4, 1907, 3 years, 5%. 10:2548. 12,000

Becker, Martha to Joseph Weber. 155th st, Nos 576, s s, 150 w Courtlandt av, 25x99.3x25x99.4. Oct 3, 5 years, 5%. Oct 4, 1907. 9:2414. 15,000

Brown, Isaac to William Bogen. Clay av, No 1377, n w s, 864.1 n e 169th st, 16.8x97x16.9x95.7. Oct 3, due Nov 4, 1907, 6%. Oct 4, 1907. 11:2782. 625

*Bergman, Henry S to Alois Kramer. Pelham road, s s, 52 e Broadway, 26x100.7x25x107.9, Tremont terrace. P M. Sept 19, 5 years, 6%. Oct 9, 1907. 2,000

Barber, Lena to Rhoda Natterer. Washington av, No 2169, w s, 319.8 s 182d st, old line, 18.4x110. Oct 5, due Dec 29, 1908, 5%. Oct 7, 1907. 11:3037. 4,500

*Ball, Sarah E to Eureka Realty Co. Zulette av, s s, 450 e Mapes av, 25x100. P M. Oct 9, 3 years, 6%. Oct 10, 1907. 700

Buscall, John H to Wm N Bavier trustee Robt Burns. Brook av, w s, 279.11 n 168th st, 45x90. Oct 9, 3 years, 5%. Oct 10, 1907. 9:2396. 26,000

*Baxter, J Gertrude to NORTH SIDE SAVINGS BANK. Middletown road, n s, 50.4 e Pilgrim av, 45.4x109.11x45x115.6, Tremont Terrace. Oct 10, 1907, 1 year, 6%. 2,200

Ciocca, Madelena to Gaetano del Bello et al exrs, &c, Angelo di Ciocca. Hughes av (Frederic st), e s, 100 n 187th st, late Jacob st, 50x87.6. Oct 8, 5 years, 5%. Oct 9, 1907. 11:3076. 6,542

*Cowen, Lizzie to Saml J Smith. Kinsella av, s s, 176.4 w Bronxdale av, 25x100. P M. Prior mort $2,000. Oct 9, due, &c, as per bond. Oct 10, 1907. 3,250

Carr, Wm H to Margt S Hull extrx Adaline J Cheney. Shakespeare av, e s, — n 169th st, 25x114, and being lot 1 parcel 13 map subdivision Estate Wm B Ogden at Highbridge. Oct 4, 3 years, 5%. Oct 7, 1907. 9:2506. 3,700

Chappell, Emma F with Ella A Bostwick. 184th st, n s, 33.5 e Davidson av, 16.3x80. Extension mort. July 31. Oct 7, 1907. 11:3198 and 3199. nom

Crook, Abel with Clinton W Gilbert. 184th st, n s, 17.2 e Davidson av, 16.3x80. Extension mort. Aug 26. Oct 7, 1907. 11:3198 —3199. nom

*Chrinian, Alex to Hugh Doon. Jefferson st, s s, 25 w Doon av, 50x100, Edenwald. P M. Oct 4, due, &c, as per bond. Oct 5, 1907. 500

Carr, John H, of Philadelphia, Pa, to TITLE GUARANTEE AND TRUST CO. Park av, n w cor 175th st, 100.8x130.1x100x130.1. Oct 7, due, &c, as per bond. Oct 8, 1907. 11:2900. 40,000

Dermody, Mary to Mary A McCahill. Hull av, n w s, 150 e from n e cor Hull av and Mosholu Parkway, 50x110; Hull av, n w s, 200 n from n e cor Hull av and Mosholu Parkway, 31.11x110.1x 28.4x110. P M. Oct 4, 1 year, 6%. Oct 7, 1907. 12:3333. 7,000

de Boer, Mathilda to Josephine Forsyth. 237th st, n s, 180 e Keppler av, 60x100. P M. Oct 4, 1907, 3 years, 5%. 12:3378. 5,500

*Deutermann, Geo to Chas R Ritchey. Fulton st, e s, 150 n 241st st, 40x125, Washingtonville. P M. Oct 8, 1 year, 6%. Oct 9, 1907. 1,000

*De Canio, Maria and Filomena to Hudson P Rose Co. Eastchester road, e s, abt 250 s Saratoga av, 25.3x95.9x25x92.7. P M. Oct 5, due Nov 1, 1910, 5½%. Oct 9, 1907. 400

Same to same. Crosby av, e s, 50 s Waterbury av, 25x100. P M. Oct 5, due Nov 1, 1910, 5½%. Oct 9, 1907. 500

*De Rose, Henrietta or Henriette wife John to LONG ISLAND LOAN & TRUST CO trustee Chas W Lynde. Grant av, s s, 275 e Garfield st, 25x100. Oct 8, due Dec 1, 1910, 5%. Oct 9, 1907. 4,000

EAST RIVER SAVINGS INSTN with Samuel Loewy. Prospect av, e s, 82.11 s 170th st, 43.5x135.2x42x122.6. Extension mort. Oct 9. Oct 10, 1907. 11:2963. nom

EAST RIVER SAVINGS INSTN with Jacob F Paulson. Park av, s e cor Tremont av, 54.9x59.10x64x60.8. Extension mort. Oct 7. Oct 10, 1907. 11:2909. nom

EAST RIVER SAVINGS INSTN with Joseph P Hennessy. Boston av, No 1265, w s, 471.5 n e 168th st, 29.6x168.11. Extension mort. Oct 8. Oct 10, 1907. 10:2615. nom

EAST RIVER SAVINGS INSTN with Albert Grauer. Tremont (Locust) av, s w s, 50 s e Crotona av (Grove st), 50x100. Extension mort. Oct 9. Oct 10, 1907. 11:2950. nom

*Freedman, Harris and Rachel to The Lamport Realty Co. Lamport av, s s, 450 w Fort Schuyler road, 50x100. P M. Oct 8, 5 years, 5%. Oct 10, 1907. 500

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**E. THIELE, Sole Agent, 99 John St., New York.**

Ehrlich, William and Moritz Davidsohn to Jacob H Amsler and ano. Decatur av, No 3287, w s, 100 s 209th st, 25x100. P M. Prior mort $5,000. Oct 3, due, &c, as per bond. Oct 4, 1907. 12:3351. 1,800

*Fanelli, Rocco to Julia Romm. 215th st, n s, 130 e 4th av, 25x114, Wakefield. P M. Sept 4, due Aug 14, 1909, 6%. Oct 9, 1907. 325

*Ferago, Maria to LONG ISLAND LOAN AND TRUST CO as exr Chas W Lynde. Hancock st, w s, 475 n Columbus av, 2 lots, each 22.6x100. 2 morts, each $4,000. Oct 8, due Dec 1, 1910, 5%. Oct 9, 1907. 8,000

Feins, David D to Mount Clare Impt Co. Findlay av, e s, 390.7 n 169th st and also 259.2 n land of Wm H Morris, runs e 100 x n 225 and 25 x w 101.10 to av, x s 255.6 to beginning. P M. Prior mort $7,500. Oct 7, 1 year, 6%. Oct 8, 1907. 11:2783. 1,000

Fleming, John to Mary H Beals. Tremont av, No 35, n w s, abt 166.2 n e Harrison av, 50x104.8x48.9x125.9. P M. Oct 8, 3 years, 5%. Oct 9, 1907. 11:2869. 7,000

Filippone, Carmine to Cath A Lavelle. Hoe av, w s, 200 n Jennings st, late Charlotte pl, 50x100. Prior mort $3,850. May 16, 1 year, 6%. Oct 7, 1907. 11:2981. 950

Feder, Morris H to ROYAL BANK. Fox st, s s, 158.11 e Prospect av, 80x115. Assignment of rents to extent of $2,700. Oct 2. Oct 7, 1907. 10:2683. 2,700

Gaa, Henry and Fredk Miller to Fordham Realty Co. Heath av, e s, 219.6 n Emmerich pl, 25x118.8x26.4x127.1. P M. 3 years, 5½%. Oct 5, 1907. 11:3240. 2,100

*Glover, Frank B and Minnie his wife tenants by entirety to Anna Laroche. Lyons av, n s, 55 w Parker av, 25x100. P M. Oct 5, 1 year, 6%. Oct 7, 1907. 1,500

Graff, Jacob to John Becker. 146th st, n s, abt 105 w Morris av, 25x110. Oct 5, 3 years, —%. Oct 7, 1907. 9:2336. 3,500

Graber, Frederick C to Harry S Purdy and Joseph O Downes exrs, &c, Harriet A Purdy. Bryant av, No 1456, e s, 25 n Jennings st, 25x90. P M. Oct 3, 3 years, 5%. Oct 4, 1907. 11:3000. 3,000

Guigliano, Antonetta wife of and Francesco to John Haffen and ano. Villa av, n e cor 204th st or Transverse road to the Concourse, 82.6x25x82x25. Oct 3, 1 year, 5½%. Oct 4, 1907. 12:3311. 2 000

Gerber, Annie and Frieda to Frederick Gerber. 135th st, No 892 East. Jan 19, 1900, 8 years, —%. Oct 9, 1907. 10:2547. 2,000

*Garvey, James to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. 173d st, w s, 97 s Westchester av, 25x100. Oct 8, due Dec 1, 1910, 5%. Oct 9, 1907. 3,500

Green, Eliz M extrx Geo M Green with Frank M Franklin. Prospect av, No 2062, old e s, 281.6 s old s s Samuel st, 16.6x150. Extension mort. Jan 16. Oct 5, 1907. 11:3109. nom

Geller, Samuel to Marcus Nathan. Heath av, e s, bet 229th st and 230th st, and 408.1 n land Tecca N Reed, 125.4x100.7. P M. Prior mort $5,417. Oct 8, 2 years, 6%. Oct 10, 1907. 12:3256. 4,183.34

*Henderson, William to Wm H Russell. Main st, or road from Westchester to Williamsbridge, w s, where lands of Fleischman adj lands of Clinton, runs w 88.6 to road leading to West Farms x n 80.3 x e 123.7 to st x s 75 to beginning. Prior morts $21,500. Oct 3, 1906, due Jan 3, 1907, 5%. Oct 5, 1907. 6,000

Hennessy, Jos P to John Drakard. Crotona Park South, No 892, s s, 208.11 e Franklin av, 25x100. P M. Oct 3, 1 year, 6%. Oct 4, 1907. 11:2936. 1 500

Hasslinger, Barbara to Mina Muth and ano. 140th st, No 574, old No 842, s s, 102.9 e St Anns av, 25x100. P M. Prior mort $12,000. Oct 8, 4 years, 6%. Oct 9, 1907. 10:2552. 2,800

*Jacobstat, Dora to Colorado Realty Co and ano. Main st, e s, — s Grant st, and being lot 2 map property of Wm Cooper, Westchester, 26.8x110x25x100 s s; Grant st, n s, 100 w Franklin av, 50x75, Westchester. P M. Oct 7, 3 years, 6%. Oct 9, 1907. 6,750

Keane, Rosalie M, Theresa V and Eliz N to Michael J Sullivan. 141st st, No 341, n s, 114.4 e Alexander av, 17.2x100, except part for 141st st. P M. Prior mort $4,500. Sept 16, due, &c, as per bond. Oct 8, 1907. 9:2304. 4,000

*Krener, John G to T Emory Clocke. 5th av, w s, 50 s 233d st, 28x112.6x—x122.7, Wakefield. Oct 8, 3 years, 6%. Oct 9, 1907. 2,000

Knauf, Bertha to Eliz Gifford. College av, No 1326, e s, 576.6 s 170th st, 16.8x100. Oct 8, 3 years, 5%. Oct 10, 1907. 11:2783-2785. 3,500

Same and HAMILTON BANK with same. Same property. Subordination agreement. July 10. Oct 10, 1907. 11:2783-2785. nom

Kelly, Michl J to Louisa D Jahn. Carter av, or Worth st, w s, 308.9 s 176th st, runs w 193.10 x n 75.1 x e 194.4 x 75.1 to beginning, except part for Carter av. P M. May 20, due, &c, as per bond. Oct 10, 1907. 11:2892. 5,000

Klein, John to Andrew F O'Neill. Bathgate av, No 2167, w s, old line, 150 n 181st st, old line, 25x147.4x25x146, except part for av. P M. Prior mort $5,000. Oct 8, 1907, installs, 6%. 11:3049. 2,500

Lyons, Nathan to Minnie E Flagg. Bainbridge av, e s, 62.2 s 193d st, 30.1x77.9x30.5x78.3. P M. Prior mort $7,500. Oct 5, 3 years, 6%. Oct 7, 1907. 12:3286. 1,900

Lunn, Eliz M with TITLE GUARANTEE & TRUST CO. Walton av, No 2441. Subordination mort. Oct 2. Oct 7, 1907. 11:3188. nom

Leitner, Joseph and Chas Kreymborg to Jacob Leitner. Fox st, No 576, s s, 438.11 e Prospect av, 40x109. Oct 5, 2 years, 6%. Oct 9, 1907. 10:2683. 7,000

Lenahan, Bernard J to DOLLAR SAVINGS BANK of City N Y. Rider av, w s, 968 s 144th st, 150x125 to Canal pl. Oct 8, due Dec 1, 1908, 5%. Oct 9, 1907. 9:2340. 13,000

Same and Eliz Stewart with same. Same property. Subordination mort. Oct 8. Oct 9, 1907. 9:2340. nom

*Lauricella, Matilda to Philip Elting. 233d st, s s, 317.4 w Kingsbridge road, 25x100. P M. Oct 7, due Apr 8, 1908, —%. Oct 9, 1907. 625

LAWYERS TITLE INS & TRUST CO with Alex V Dayton. Cambreleng av, w s, 37.2 n 189th st, 17.2x100. Extension mort. Oct 2. Oct 9, 1907. 11:3091. nom

LAWYERS TITLE INS & TRUST CO with Charles Arendt. Cambreleng av, w s, 88.9 n 189th st, 17.3x100. Extension mort. Oct 2. Oct 9, 1907. 11:3091. nom

*Maddalena, Modestino to Julia Romm. 215th st, n s, 105 e 4th av, 25x114, Wakefield. P M. Sept 4, due Aug 14, 1909, 6%. Oct 9, 1907. 325

Marcus, Nathan to Meyer Vesell. Westchester av, n e cor 155th st, runs n e 109.9 x s e 65.9 x n e 0.2 x s w 28.4 x s 30.11 to st x w 147.7 to beginning. Oct 9, 3 years, 5%. Oct 10, 1907. 10:2654. 65,000

Same to same. Same property. Prior mort $65,000. Oct 9, 1 year, 6%. Oct 10, 1907. 10:2654. 10,000

*Molloy, John C to Christian Mutschler. Bronx Park av, w s, 25 n 179th st, 25x100. P M. Oct 8, installs, —%. Oct 10, 1907. 1,447.50

Marciano, Civita to Sarah L Boynton. Belmont pl, e s, 64 n from w s Arthur av, runs n 100 x w parallel with s s 187th st 50 x s 60 to e s Belmont pl x s 64 to beginning. Aug 13, 3 years, 5%. Oct 10, 1907. 11:3065. 4,000

Murray, Michael to William Fink. Crotona av, e s, 99.4 s 178th st, late Elmwood pl, 24.7x96.1. Oct 10, 1907, 5 years, 5%. 11:3092. 7,000

Moorehead Realty Co to Ernst C Kerl. Elton av, e s, 75 s 158th st, 2 lots, each 37.6x100. 2 morts, each $26,000. Oct 1, due, &c, as per bond. Oct 8, 1907. 9:2379. 52,000

Same to same. Same property. Two certificates as to above morts. Oct 2. Oct 8, 1907. 9:2379.

Marx, Magdalena to Nettie Robertson. Hughes av, w s, 125 n 179th st, 25.8x100. Prior mort $7,000. Oct 7, due Oct 7, 1908, 6%. Oct 8, 1907. 11:3069. 2,000

Mulholland, James to Frank McCullough. 187th st, s s, 101 w Washington av, runs s 50 x e 101 to w s Washington av x s 50 x w 141 x n 100 to 187th st x e 40 to beginning. Prior mort $8,000. Oct 5, due, &c, as per bond. Oct 7, 1907. 11:3040. 4,370

*Murtha, Edw and Rose his wife tenants by entirety to Geo A Devermann. Plot begins 590 e White Plains road at point 645 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,000. Oct 5, 3 years, 6%. Oct 7, 1907. 1,400

*Moses, Louise J to John H Rogan. Guion pl, w s, 144 s Van Cortlandt st, 80x218 to Eastchester road x80x233. Oct 3, 1 year, 6%. Oct 5, 1907. 2,750

McNulty, Cath to Kate P McKenna. Crotona av, w s, 100 s 179th st (Lebanon st), 37.6x111.7x39.1x122.9. Oct 3, due Oct 3, 1912, 5½%. Oct 4, 1907. 11:3079. 24,000

Same to same. Crotona av, w s, 137.6 s 179th st (Lebanon st), 37.6x100.6x39.1x111.7. Oct 3, 5 years, 5½%. Oct 4, 1907. 11:3079. 23 000

Muller, August F to Gustav Schwarz. Willis av, e s, 75 n 146th st, 28x100. Prior mort $10,000. Oct 1, 2 years, 6%. Oct 4, 1907. 9:2291. 1,000

Middleton, Jane J wife of Edw L to William H Wright & Son (Inc). Briggs av, w s, 100 n 194th st, 25x69.11x27x67.1. P M. Oct 8, 3 years, 6%. Oct 9, 1907. 12:3300. 2,500

Mount, Clare Improvement Co to Margaret L Zborowski extrx Elliott Zborowski. Findlay av, e s, 390.7 n 169th st, runs e 100 x n 225 x n 25 x w 101.10 to av, x s 255.6 to beginning. July 16, 4 years, 5½%. Oct 8, 1907. 11:2783. 7,500

Same to same. Same property. Certificate as to above mort. July 15. Oct 8, 1907. 11:2783.

Marolda, Giuseppe to East Bay Land and Impt Co. Randall av, s w cor Manida st, 50x100. P M. 5 years, 5½%. Oct 9, 1907. 10:2768. 2,000

MacBride, Louisa L wife David C to TITLE GUARANTEE & TRUST CO. Anthony av, Nos 2046 and 2048, e s, 100 n Burnside av, 50x150.7x50.9x159.6. Due, &c, as per bond. Oct 10, 1907. 11:3149 and 3156. 5,000

Marcus, Samuel, Morris and Harris to Yoodle Seligman and ano. Fairmont pl, No 718, s s, 224.1 e Crotona av, late Grove st, 26.2x96.9x26.8x95.8. Prior mort $15,900. Oct 8, 2 years, 6%. Oct 9, 1907. 11:2950. 400

*N Y Exchange Realty Co to Hudson P Rose Co. Lot 312 map 327 lots Hunter estate. P M. Sept 9, due Aug 1, 1910, 5%. Oct 9, 1907. 4 0

Nembach, Henry with Isidor Blank. Home st, n e cor Jackson av, 40x100. Extension mort. Oct 3. Oct 7, 1907. 10:2652. nom

*Nelson, Bengt to Emma A Bedell. Seton av, e s, 100 n Randall av, 25x200 to w s Amundson av, Edenwald. Oct 3, 3 years, 6%. Oct 4, 1907. 750

*Olivete, Pasquale to Sadie B Clocke. Carroll lane, s s, 400 e Green lane and being lot 199 map No 2, St Raymond Park, 25x100. Sept 10, 3 years, 6%. Oct 8, 1907. 3,500

Olsen, Anetta A wife of and Cornelius to The Willson & Adams Co. 234th st, n s, 485 w Katonah av, 50x100. Sept 30, due Mar 30, 1908, 6%. Oct 4, 1907. 12:3375. 500

Oakley, Annabelli to Fredk W Devoe. Grand av, e s, 147.11 n West Fordham road, 50x100. Oct 3, due, &c, as per bond. Oct 4, 1907. 11:3203. 4,500

Perry, Wm H to Walter J Reeves. Hull av, s e s, 132.4 n e 205th st, 50x100. Oct 5, due Jan 5, 1908, 6%. Oct 8, 1907. 12:3350. 8 000

*Pletscher, Martin to LONG ISLAND LOAN AND TRUST CO exr Chas W Lynde. Grace av, s w s, 225 n w Lyon av, 25x100. due Dec 1, 1910, 5%. Oct 8, 1907. 3,000

Parker, Thurlow W to William Beaman. Cordova pl, w s, 138.4 s Van Cortlandt av, 50x100.3x50x100.8, except part for Grand Boulevard and Concourse. Oct 2, 3 years, 6%. Oct 4, 1907. 12:3311. 1,200

Passman, Nathan and Dora his wife to Joseph S Marcus. Hoe st or av, w s, 37.3 s Home st, 30x68.5x30x71.11; Hoe st or av, No 1177, w s, 67.3 s Home st, 30x65x30x68.5. Oct 3, due Jan 4, 1908, 6%. Oct 5, 1907. 10:2745. 2,500

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

*Pragnell, Agnes M to Caroline S J Meyer. Lyon av, n s, 30 w Parker av, 25x100. Oct 1, 3 years, —%. Oct 7, 1907. 1,500
Roos, Geo W to Anna M Ohlckers. Jackson av, No 1052, e s, 229 s 166th st, 17.4x87.6. Prior mort $4,000. Oct 3, 2 years, 6%. Oct 4, 1907. 10:2650. 2,000
*Rehbock, August to John J Donovan. Taylor st, w s, 450 s Columbus av, 50x100, except part for Taylor st. Oct 3, due Apr 3, 1908, 6%. Oct 9, 1907. 3,000
*Rehbock, Charlotte and August to Henry McCadden. Taylor st, w s, 450 s Columbus av, 50x100. Sept 12, due Mar 12, 1908, 6%. Oct 9, 1907. 2,000
*Ruffolo, James to A Shatzkin & Sons, Inc. Beech av, s s, 451 w Corsa av, 25x100, Laconia Park. P M. Oct 5, due Feb 1, 1909, 6%. Oct 7, 1907. 200
Richards, Frank to Beadleston & Woerz. 3d av, No 2969. Saloon lease. Oct 3, demand, 6%. Oct 7, 1907. 9:2375. 3,859.05
*Rauch, Louis to Henry Doemer. 224th st, n s, 180 e White Plains road, 25x114, Wakefield. Oct 5, 3 years, 5%. Oct 7, 1907. 2,000
Ruehl, Edw to August Brandes and ano exrs, &c, Henry G Peters. 168th st, No 426, s s, 30 e Brook av, 30x96. Oct 4, 3 years, 5%. Oct 5, 1907. 9:2393. 15,000
Same with Fannie T Taylor. Same property. Subordination mort. Oct 2. Oct 5, 1907. 9:2393. nom
Ryan, John J to Lizzie Hamilton. Arthur av, No 2156, e s, 150.1 n Oak Tree pl, 25x90. P M. 3 years, 6%. Oct 8, 1907. 11:3070. 2,850
Rayens, Edw F to James J Kelly. College av, No 377, w s, 75 s 143d st, 25x100. Prior mort $4,000. Oct 7, 3 years, 4%. Oct 8, 1907. 9:2323. 1,500
Smith, Minnie wife of Danl F to Edw H Cole. Nelson av, w s, 97 n 170th st, runs w 111.7 x n e 172.3 to w s Nelson av, x s 131.2 to beginning; also all that part of lots 15, 16, 17 and 18; Parcel 17 map subdivision of property of estate of Wm B Ogden which lies east of a line distant 100 e Plympton av which part of lots are bounded w by above line 100 ft n by lot 14 same map 97.3, e and s e by s e s lands late Wm B Ogden, 131.3 and s by part of lot 19 same map 12.2. Aug 15, due Aug 2, 1910, 5%. Oct 8, 1907. 9:2521. 8,000
*Shatzkin (A) & Sons (Inc) to Louis Frankenthaler. Beech av, s s, 76 e Elm st, 50x100, Laconia Park. Oct 8, 1907, 2 years, 6%. 1,200
*Same to same. Lot 184 same map. 2 years, 6%. Oct 8, 1907. 600
*Shatzkin (A) & Sons, Inc, to Sophie Schrank. 217th st, late 3d st, s s, 500 e 6th av, 25x109, Laconia Park. P M. Oct 4, 3 years, 6%. Oct 5, 1907. 600
Schlesinger, Siegmund to M Saml Stern. Walton av, w s, 113.3 s Fordham road, 51.2x82x49.2x82. Oct 4, 3 years, 5½%. Oct 5, 1907. 11:3188. 7,500
Somers, Thomas F to Amelia S Hewitt. 3d av, w s, 526 n 169th st, 25x104.8x25x104.4. Oct 4, 3 years, 5%. Oct 5, 1907. 11:2910. 5,000
Sabatini, Luigi and Nicola to Mary Chapman. Cromwell av, No 1423, w s, — n 170th st, 50x125. P M. Oct 10, 1907, 5 years, 5%. 11:2872. 4,000
Same to same. Same property. P M. Prior mort $4,000. Oct 10, 1907, 1 year, 6%. 11:2872. 1,000
*Schiffer, Mary E to Martin J Keogh. 232d st, n s, 105 w 6th av, 50x114, Wakefield. P M. Oct 3, 3 years, 6%. Oct 7, 1907. 375
Siegel, Gesiene to Augustin Schussler. 135th st, n s, 104 e Southern Boulevard, 16.8x75. Oct 2, 4 years, 6%. Oct 4, 1907. 10:2564. 400
Smith, Harry I and Ellen with SECURITY TRUST CO of Troy trustee Saml Bolton, Jr. 156th st, Nos 1044 and 1046 East. Extension mort. Sept 10. Oct 7, 1907. 10:2687. nom
*Shatzkin (A) & Sons, Inc, to Thomas Callahan. Beech av, s s, 426 w Corsa av, 50x100, Laconia Park. P M. Oct 4, due Apr 4, 1909, 6%. Oct 7, 1907. 450
Thomas, Annie E to Frank P Schimpf and ano. Ogden av, e s, 275 s 162d st, 50x115. Prior mort $40,000. Oct 4, 1907, 1 year, 6%. 9:2511. 5,000
Tobias, Saml to Jennie Kraus. Kossuth pl, n s, 100 e Mosholu Parkway North, runs e 92.11 to 208th st x n 16.9 x w 104.3 x s 43. P M. Oct 1, 1 year, 6%. Oct 9, 1907. 12:3326. 1,000
Thornton Brothers Co to Edw McK Whiting guardian John S Wilson. College av, e s, 96 n 169th st, 15.8x100. Oct 8, 3 years, 5%. Oct 9, 1907. 11:2783 and 2785. 3,000
Same to Lilian W Shiff. College av, e s, 80 n 169th st, 16x100. Oct 8, 3 years, 5%. Oct 9, 1907. 11:2783 and 2785. 3,000
Thornton Brothers Co to Lilian W Shiff. College av, e s, 80 n 169th st, 16x100. Certificate as to mort for $3,000. Oct 8. Oct 9, 1907. 11:2783 and 2785.
Same to Edw McK Whiting guardian John S Wilson. College av, e s, 96 n 169th st, 15.8x100. Certificate as to mort for $3,000. Oct 8. Oct 9, 1907. 11:2783, 2785.
Von Munster, Ernestine to Sebastian J Breihof. 198th st, No 630, s s, 55 w Briggs av, 25x98. Prior mort $7,500. Oct 3, 1 year, 6%. Oct 10, 1907. 12:3301. 4,000
Von Bremen, John to Anna K Koedding. Clinton av, w s, 291.2 s Jefferson pl, 58x100. Oct 10, 1907, 1 year, 6%. 11:2933. 2,000
Vogel, Lena with Mary E Townley et al trustee Geo H Ross. 136th st, No 599, n s, 900 w Home av, 25x100. Subordination mort. Oct 4, 1907. 10:2548. nom
Von Bremen, John to GERMAN SAVINGS BANK, N Y. Clinton av, w s, 291.2 s Jefferson pl, 51.1x100. Oct 7, 1907, due Oct 1, 1908, 5%. 11:2933. 35,000
Same and Martha Graham with same. Same property. Subordination mort. Sept 26. Oct 7, 1907. 11:2933. nom
Von Bremen, John and Anna K Koedding with same. Same property. Subordination mort. Oct 1. Oct 7, 1907. 11:2933. nom
Whitney, Howard H to TITLE GUARANTEE & TRUST CO. Walton av, No 2441, w s, 164.5 s Fordham road, 16.8x82. Oct 5, due, &c, as per bond. Oct 7, 1907. 11:3188. 2,500
Winkoop, Cath G to BROADWAY SAVINGS INSTN of City N Y. Prospect av, No 1342, e s, 75 n 169th st, 25x100. Oct 10, 1907, 1 year, 5½%. 11:2970. 7,500
*Wallerstein, Harres to Bankers Realty and Security Co. Broadway, s e cor Pelham road, 122.1x50x107.9x52, Tremont terrace. P M. Oct 8, 2 years, 5%. Oct 9, 1907. 1,150
Wright (Wm H) & Son (Inc) to Wm Eifler and ano exr, &c, Louis Eifler. Briggs av, w s, 100 n 194th st, 25x69.11x27x67.1. P M. Oct 1, 3 years, 6%. Oct 9, 1907. 12:3300. 4,000
*Wahldner, Robert to Louisa B Van Nostrand. Grant av, s s, 103 w Unionport road, 25x100. Oct 8, due Sept 1, 1910, 5%. Oct 9, 1907. 2,800
*Same to Ellen Swanson. Same property. P M. Prior mort $2,800. Oct 8, due Sept 1, 1910, 6%. Oct 9, 1907. 1,200
Zeller, Victoria to John M Gibson. 166th st, s s, 31.6 e Franklin av, 37.6x100.6. Prior mort $26,000. Oct 10, 1907, 2 years, 6%. 10:2607. 3,000
Same to same. 166th st, s s, 69 e Franklin av, runs s 100.6 x e 36 x n 0.10 x e 1.6 x n 100 to st x w 37.6 to beginning. Prior mort $26,000. Oct 10, 1907, 2 years, 6%. 10:2607. 3,000

## JUDGMENTS IN FORECLOSURE SUITS.

Oct. 3.

165th st, Nos 476 to 480 West. Salome Compbell agt Abraham Joachim et al; Smith Williamson, att'y; Martin H Murphy, ref. (Amt due, $19,293.96.)
Broadway, e s, 50.5 s 187th st, runs e 107.7 x n 50 to 187th st, x e 50 x s 150 x e 50 x s — x w — to Broadway, x n — to beg. Joseph C Levi agt Alfred E Hanson; Walter S S Newhouse, att'y; Wm J Barr, ref; action No 1. (Amt due, $46,740.)
Broadway, e s, 279.8 s 187th st, runs e 176.4 x n — x w — to Broadway, x s — to beg. Same agt same; same att'y; Henry A Powell, ref; action No. 2. (Amt due, $10,380.)
45th st, No 342 East. Agnes T Madden agt Paul P Zubiller; Constantine T Timoner, att'y; Geo W Collins, ref. (Amt due, $3,132.)

Oct. 5.

3d av, w s, 50.5 n 112th st, 25.2x100. Louise E Bettens agt Bridget D Fitzpatrick et al; Edw D Bettens, att'y; Francis X Carmody, ref. (Amt due, $2,058.99.)
Stebbins av, w s, 39.4 s 165th st, 31.4x44.6x45.10 x55.5. Lizzie Eder agt James K Duffy et al; Phanor J Eder, att'y; Jesse Silberman, ref. (Amt due, $1,056.55.)

Oct. 7.

175th st, s s, 100 w Audubon av, 150x73. Knickerbocker Trust Co agt Herman Strauss; A Lincoln Wescott, att'y; Philip J Sinnott, ref. (Amt due, $34,223.75.)
Marcher av, w s, 150 s 169th st, 50x279x51.7x 292, except part released. Orella D Brown agt Ida Douglass et al; John E Mille, att'y; H C S Stimpson, ref. (Amt due, $3,499.70.)
Lewis st, Nos 49 and 51. Nathan Lamport agt Morris Fisher et a.; Abraham D Levy, att'y; Benjamin Reass, ref. (Amt due, $6,152.)
Jackson av, w s, 134.3 n Clifton st, 19.9x75. Charlotte Wolff agt Julius H Newman et al; Herman Elfers, att'y; Charles Levy, ref. (Amt due, $3,500.)

Oct. 8.

95th st, s s, 125 w 1st av, 125x100.8. Lambert Suydam agt American Mortgage Co. Quackenbush & Adams, att'ys; Gabriel L Hess, ref. (Amt due, $25,944.44.)
Manhattan av, w s, 18.5 s 121st st, 15x80. Martin Morse agt August Ellingen; Eugene Cohn and Julius Levy, att'ys; John C Coleman, ref. (Amt due, $1,582.)
Lots 820 to 826, map of Sec D, Vyse estate, Bronx. Mary E Chatry agt John E Poillon et al; Wallach & Cook, att'ys; Stephen P Nash, ref. (Amt due, $5,639.60.)

## LIS PENDENS.

387 TENEMENT HOUSE LIS. PENDENS.
41 BUILDING DEPARTMENT LIS PENDENS.

Oct. 7.

179th st, Nos 531 and 533 West. John Ruffo et al agt Wallach Reisler Co et al; action to foreclose mechanic's lien; att'y, H L Widman.

Oct. 8.

Timpson pl, s e s, 100 n e St Joseph st, runs n e 119.4 x n e 369.3 x s e 120.9 x n w 1.7 x s w 104.7 x n w 75 to beginning. John V Van Pelt agt Ajax Construction Co et al; action to foreclose mechanic's lien; att'ys, Wherry & Morgan.
131st st, n s, 460 w 5th av, 25x99.11. John C Mayforth agt Hentar Sarafian et al; action to cancel mortgage, &c; att'y, J P McGovern.
Rockfield st, n s, 175 e Marion av, 25x100. Caroline McNicol agt Joseph W Hudson et al; partition; att'y, Berry & Davis.
84th st, n s, 201 w 2d av, 60x102.2. Jacob Freisner agt Parnass Dellon Realty Co; action to foreclose mechanic's lien; att'y, D W Rockmore.

Oct. 9.

14th st, No 133 West. Maximilian J Jahelka agt Bridget Kelly (specific performance); att'y, E Coffin.
143d st, n s, 275 w Broadway, 50x—. Herman Raabe et al agt Merrile Realty & Construction Co et al (action to foreclose mechanic's lien); att'ys, Phillips & Avery.
Scammel st, e s, whole front between Cherry and Waters st, —x—. Lieser Perlmutter et al agt the Newland Realty & Construction Co et al (action to foreclose mechanic's lien); att'ys, Krakower & Peters.
Lawrence st, Nos 8 and 10, and triangular strip of land in rear of No 12 Lawrence st.
Academy st, w s, 150 s Seaman av, 25x157.3x irreg.
Mary F Weston agt John C Weston individ and admr (partition); att'ys, Clarke & Clarke.
39th st, s s, 189 e 6th av, 21x90. Geo E Engel agt Alice B Scott et al (action to set aside conveyance); att'ys, Wesselman & Kraus.
49th st, n s, 325 e 5th av, 25x100.5. Helene Coste agt Mary Seaton (action to foreclose mechanic's lien); att'y, H A Vieu.
West Washington pl, No 87. Geo J Thole agt Annie L Kneer et al (partition); att'y, G W Carr.

Oct. 10.

82d st, n s, 175 e Park av, 75x102.2. Hermitage Co agt Joseph Shenk et al; specific performance; att'y, S G Gibboney.
Montgomery st, Nos 39 and 41. Adolph Schwartz et al agt Henry Wilchinsky et al; action to set aside conveyance; att'ys, Krakower & Peters.
82d st, n s, 57.3 e 3 av, 17.10x102.2.
82d st, n s, 139.5 e of w s 3d av, 17.10x102.2. Cerepta D Norton agt Ellsworth H Noble; action to remove cloud, &c; att'y, H Joerg.

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Oct. 11.

Maple av, w s, 25 n 214th st, 25x100. Frank Capodilupo agt James De Carlo; specific performance; att'ys, Menken Bros.

5th av, No 85.

16th st, Nos 5 and 7 East.

M F Westergren, Inc, agt Carrie M Butler et al; action to foreclose mechanics lien; att'ys, Phillips & Avery.

Madison av, w s, 24.9 n 30th st, 74x95. Daniel P Christie et al agt Colony Club et al; action to foreclose mechanics lien; att'ys, Appell & Taylor.

Broadway, e s, 75 s 76th st, 52.8x100.11x51.1x 114. James Beggs & Co agt Empire State Garage et al; action to foreclose mechanic's lien; att'ys, Putney, Twombly & Putney.

Audubon av, s e cor 169th st, 50x95. James Olley agt Louis Peck et al; action to foreclose mechanic's lien; att'y, F Eder.

## FORECLOSURE SUITS.

Oct. 5.

3d av, No 102. Sara F H Austin agt Chas E Horton et al; att'y, S B Robinson.

148th st, n s, 137.6 w 7th av, 112.3x99.11. Three actions. Isaac Mayer et al agt George Ricard et al; att'ys, Rose & Putzel.

92d st, Nos 202 and 204 West. City Real Estate Co agt Julia M Lord et al; att'y, H Swain.

Oct. 7.

Broadway, n e cor 187th st, 74.1x89.9x irreg. Solomon Mases et al agt Mary A Franklin et al; att'y, E Menocal.

Brook av, s w cor 163d st, 50.2x78.9x irreg. Geo A Macdonald agt Joseph Rueth; att'y, A W Fraser.

123d st, s s, 100 w Pleasant av, 100x100.11. Emanuel Arnstein et al agt Philip Siegel et al; att'y, A Pfeiffer.

142d st, n s, 150 e College av, 16.8x100. Harlem Savings Bank agt Florence Lerche et al; att'y, R Mapelsohn.

Washington av, No 1727. Hyman Fish agt Abraham Orently et al; att'y, M N Krakower.

Oct. 8.

5th av, n w cor 129th st, 99.11x100. Samuel Wacht agt Abram Horowitz et al; att'ys, Arnstein & Levy.

Webster av, s w cor 198th st, 28.7x91.11x irreg. Michael Leahy et al agt Nellie A Sullivan et al; att'ys, Van Allen & Dyckman.

2d av, n e cor 108th st, 50x100.

1st av, n w cor 108th st, 50x100.

117th st, Nos 127 to 135 East.

120th st, Nos 235 and 237 East, and

108th st, n s, 100 w 1st av, 300x100.11. Five actions. Isidore Jackson et al agt Raphael Kurzrok et al; att'y, A Stern.

Madison av, e s, 49.4 s 33d st, 49.4x100. Germania Life Ins Co agt Howard N Potter et al; att'ys, Dulon & Roe.

Poplar st, s s, 272 e Bear Swamp road to West Farms road and being lots 43 and 44 map in partition of Mary A Wells et al agt Ann M Storer et al. Mary Auten agt Henry Bonhagen et al; att'y, C P Hallock.

163d st, s s, 300 e Broadway, 65x99.11. Hudson Mortgage Co agt New Era Construction Co et al; att'y, A L Wescott.

158th st, n s, 375 w Amsterdam av, 50x99.11. Mutual Life Ins Co agt William Lyman et al; att'y, J McKeen.

Oct. 9.

105th st, n s, 136.3 w 2d av, 40.7x100.9. Maria Rothbard agt Jacob Massey et al; att'ys, Sachs & Spevack.

143d st, n s, 527 e Broadway, 75x99.11

Hamilton pl, s w cor 144th st, runs w 125 x s 99.11 x w 50 x s 99.11 to 143d st x e — to Hamilton pl x n e — to beginning.

Broadway, s e cor 144th st, 199.10x100 to 143d st.

Two Actions. The Realty Transfer Co agt John V Signell Co et al; att'y, H Swain.

1st av, s w cor 100th st, 120.11x100. Two Actions. Sender Jarmulowsky agt Isaac Kleinfeld et al; att'y, M Clark.

27th st, Nos 306 to 312 East. Pincus Lowenfeld et al agt Maria Wimpie et al; att'ys, Arnstein & Levy.

117th st, s s, 215 e Park av, 133.7x100.11. Same agt Harris Kahn et al; att'ys, Arnstein & Levy.

137th st, s s, 100 e Brook av, 120x100.

136th st, n s, 100 e Brook av, 120x100. Two Actions. Jennie Weill agt Gerson M Krakower et al; att'ys, Kantrowitz & Esberg.

St Nicholas av, e s, 50 n 184th st, 50x135x irreg. Geo W Wikcershan agt Maurice Simmons et al; att'ys, Strong & Cadwalader.

Oct. 10.

Greenwich st, No 186. Sophia Frank agt Frederick M Robinson et al; att'ys, L & A U Zinke.

Broadway, n e cor 143d st, 99.11x100.

Hamilton pl, s w cor 144th st, runs w 125 x s 99.11 x e 82.7 x n e 108.6 to beg.

Hamilton pl, n w cor 143d st, runs w 90.2 x n 99.11 x e 132.7 x s w 108.6 to beg. Three actions. Germania Life Ins Co agt John V Signell Co et al; att'ys, Dulon & Roe.

Rivington st, Nos 308 to 312. Italian-American Trust Co of the City of N Y agt Louis Aronowitz et al; att'y, F E M Bullowa.

117th st, s s, 215 e Park av, 133.7x100.11. Pincus Lowenfeld et al agt Harris Kahn et al; att'ys, Arnstein & Levy.

11th st, Nos 322 and 324 West. Annie Miller agt Annie Rubenstein et al; att'y, J Blumofe.

127th st, No 132 East. Benjamin Nieberg agt Samuel Goodman et al; att'ys, Krakower & Peters.

8th av, e s, 77.2 s 16th st, 26.1x93 6. Barbara Krebs agt Louise H Carpenter et al; att'y, E A Hassey.

Oct. 11.

105th st, n s, 176.10 w 2d av, 40.8x100.9. Mania Rothbard agt Jacob Massey et al; att'ys, Sachs & Spevack.

Grand st, Nos 494 to 498. Thomas Sealy agt S B Clark, Inc, et al; att'ys, Reed & Pallister.

Wales av, n w cor Dater st, 118.6x100. Edw G Black agt Katherine V V Speyers; att'y, A W Varian.

158th st, s s, 350 w Amsterdam av, 100x99.11. Samuel Wacht agt Abram Horowitz et al; att'ys, Arnstein & Levy.

149th st, s s, 180 e 8th av, 160x99.11.

149th st, s s, 460 e 8th av, 40x99.11. five actions. State Realty & Mortgage Co agt Mayer Hoffman et al; att'y, A J Shaw.

Jumel pl, w s, 213.8 e Edgecomb av or road, 25x100. Mihael Kirwan agt Roderick McDermott et al; att'y, E J Healy.

## JUDGMENTS.

**In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.**

**The Judgments filed against corporations, etc., will be found at the end of the list.**

Oct.

5 Aufenauger, Julius C—Harry Semken et al. ..... 127.60

5 Alger, Russell A, Jr—Geo H Robinson.... ..... 4,287.88

7 Abrahamson, Jacob—Republic Rubber Tire & Shoe Co ..... 120.91

7 Abrams, Louis—Leo Schlesinger .... 1,290.88

7 the same——the same ..... 519.31

9 Alcott, Delafield S—John Waitken et al. ..... 429.55

8 Allen, Oliver H—Butler Bros ..... 692.56

10 Acritelli, Peter P—Max H Scharf....181.73

10 Alexander, Henri P—Max H Scharf..181.73

10 Alexander, Henri P—Geo J Kirby et al.466.67

11 Abrams, Hyman—Samuel Lippmann..814.74

11 Alexander, Alfred B—Morris Mayers et al. .....64.41

11 Altman, Joe—Western Distillery Co....80.32

11 Allien, Matilda—George Hessinger.....46.16

5 Bantz, Katherine—Henry Von Glahn et al. ..... 83.16

5 Benson, John A—Adolph Trube ..... 89.72

5 Bernstein, Michael—Bennett & Gompper Co ..... 184.91

5 Breindl, Moses—Marcus Dreyfuss et al.. ..... 140.41

5 Baron, Paul—Joseph Newmark ..... 175 57

5 Berner, Theresa—Pleasant Spring Distillery Co ..... 117.37

7 Bowman, Sumner S—James A Smith et al.. ..... 100.97

7 Bonner, Helen—Malcolm N Butler....705.60

7 Boulton, John B—Albert Wilde ..... 346.62

7 Barondes, Adolph—Louis Dolgin .... 150.38

8 Bisconti, Joseph—Alfred Plaut et al..137.57

8 Baussmann, Peter C—Natl Lead Co .. 187.67

8 Black, Allan—Morris H Ulshen et al.133.51

8 Baxter, Geo M—Percy Fridenberg .... 79.85

8 Barrett, Frank M—Philip Baumann et al.. ..... 530 35

8 Bartholomeo, Thomasco—Hills Bros Co.. ..... 135.25

9 Brown, Frank A—James B Regan....500.62

9 Butler, Joseph D—Amy Mohr ..... 61.81

9 Boehm, Geo N—Mark E Harris ..... 44.99

9 Boltan, Jacob—Chester Mantel & Tile Co. ..... 846.46

9 Blumenreich, Jacob—Irving Realty Co.... ..... 282.03

9 Brazil, Andrew J—John R Smith .... 30.71

10 Berry, Chas S—Gorham Co.....36.47

10 Bruce, Thomas—Elias Gross .....229.15

10 Brandmarker, J Leon—N Y Telephone Co. ..... 37.11

10 Baumwald, Abraham—Isidore Katz....31.41

10 Boltan, Jacob—Gottfried Orthinger et al. .....652.41

10 Boon, Ella L—Geo C Engel .....753.83

10 the same——the same .....872.56

10 the same——the same .....980 66

11 Bergoff, P L—M P Smith & Sons.....17.67

11 Black, Samuel—Crandall & Godley Co.440.60

11 Bauer, Chas C—J Scott Anderson et al.59.41

11 Browne, Grant H—Daniel O Pierce..4,474.70

11 Beckon, Maurice—Angelo R Palladino et al .....358.34

11 Beck, Benedict—Al Powell et al.....67.80

11 Brennan, Felix—James E Nichols et al..99.17

11 Bard, Edw L & John—Charles Bornhaupt. .....65.72

11*Borle, Frederick—Daniel Buhre & Co.208.36

11 Burghard, Fritz—Erik Carlsson.....56.29

5 Cohen, Jacob* and Isaac* and Victor—Alcolm Co ..... 16.41

5 Cohen, Elias A—Joseph Newmark .. 175.57

5 Casey, Margaret M—Harry Levey .... 142.15

7 Carita, Ferdinand—Pasquale Gargiulo..72.05

7 Calhoun, Frederick G—Joseph Stewart.... ..... 795.41

7 Coen, Richard P—Edw P Moesheimer.... ..... 163.78

7 Colwell, Edwin S—Natl Lead Co ..... 27.00

7 Case, David K—Emma M Geiger .... 2,127.08

8 Corrier, Vincent C—John Simmons Co..533.36

8 Clark, John J—People, &c ..... 2,000 00

8 Cohen, Jacob—the same ..... 2,000.00

8 Clark, Maud K or Mrs Eugene—Herman K Keller ..... 151.53

8 Cohen, Wolf—Bertha Rauth ..... 131.91

8 the same——the same ..... 131.91

9 Conway, John H—Harry Rogers .... 59.41

9 Campbell, Edw P—Motor Car Service Co. ..... 66.55

9 Chemirinsky, Barnet—Isaac J Silverstein. ..... 27.84

9 Caggiano, Anzolone—Morris M Tischler.. ..... 208.91

10 Caldor, Schoma—Lizzie Cantor .....79.08

10 Chenowith, Alexander C—Land Brokerage Co .....137.90

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

10 Cooper, Harris Abraham Weckstein et al. ..... 210.75
10 Cohen, Simon—Abendroth Bros. ..... 717.62
10 Cochran, Wm R—Anthony Botty, costs, 78.07
10 Canas, Abraham—Glaser Rohrer & Co. 345.42
11 Carbonaro, Charles—Thomas Boyd et al. 65.15
11 Carrier, Vincent C Henry L Kreis. ... 554.00
11*Cohen, Barnett—Columbia Bank ..... 267.22
11 Carbano, John—Rose J Mandel ..... 116.91
5 Dooley, John—Alcolm Co ..... 44.41
7 Davis, L Depuy—Wm O Vedder ..... 154.86
8 Delaney, Thomas—Edward Schappe. ... 113.46
8 D'Amato, Nathaniel—Henry Eggers et al. ..... 37.18
8 Dworkowitz, Samuel—Marx Katzman. . 718.28
9 Dieterich, Chas F—James C Fargo .... ..... costs, 4.50
9 Dornbusch, Sigmund—James Blaine et al. ..... 534.72
10 Delscher, Helen G—Anne J Fitzpatrick. 117.74
10 Dahlberg, Melvin H—Wm R H Martin et al ..... 147 64
10 Driscoll, Ambrose C—Hilton & Dodge Lumber Co. ..... 1,400.00
11 Doebrech, Charles—N Y Butchers Dressed Meat Co. ..... 95.45
11 Diskin, Julius—Joseph Wallman ..... 92.98
11†Doe, John—Charles Bornhaupt ..... 65.72
11 Doe, John—Rose J Mandel ..... 116.91
5 Egi, Frederick—Verne W Alexander .. 32.67
5 Eisenberg, Abraham M—International Silver Co ..... 41.12
7 Enright, Louis—Chapman & Co. ..... 249.85
7 Epstein, Abraham—Mussgeller, Mangels Co. ..... 69.24
8 Edrich, Leon—Pittsburgh Plate Glass Ins Co ..... 108.01
8 Engelke, Geraldine—Nicholas H Engelke.. ..... costs, 132.34
9 Ewing, Wm B—Louis F Haffen. . costs, 16 85
9 Evans, Joseph J—Edouard, Inc ..... 65.65
11*Erico, Motello—Rose J Mandel ..... 91.91
11 Elinquist, Emma—Louis H Backman. . 212.91
5 Feldman, Adolph—Joseph Kraus .... 42.63
5 Fields, Wm H—Manhattan Collecting Co.. ..... 111.91
5 Fisch, Edward—Alcolm Co ..... 16.41
5 Feldman, Philip—N J Terra Cotta Co. 516.66
7 Fleashnicik, Bernard—Title Guarantee & Trust Co ..... 175.30
7 Fischer, Barbara—Theresa S Driscoll.... ..... 289.25
7 Fitzgerald, Agnes L—Wm T Mathies..... ..... costs, 110.20
8 Friedman, Armaud—Adolph Danziger..... ..... costs, 68.01
9 Friedman, Samuel—Van Norden Trust Co.. ..... 1,138.10
9 the same——the same ..... 1,138.10
9 Fleming, Jennie T—Natl Stone Renovating Co ..... 41.40
10 Fulton, Wm H—Styles & Cash ..... 51.17
10 Flanders, Wm P—Youmans ..... 34.91
10 Feinberg, Daniel—Samuel Koppleman..... ..... 5,042.16
10 Feigenson, David—Mayer Malbin et al. 215.91
10 the same——the same ..... 218.66
10 Fine, Samuel—Simon Manges et al. ... 46.12
11 Fagenson, Abraham—Julius Bohn. ... 175.81
11 Fanshawe, Henry E—Wm E Nichols et al ..... 440.41
11 Fuller, Ethel—Arthur D Hill ..... 334.81
11 Fickinger, Ernst H—Chas E Duross. . 2,202.52
11 Fickinger, Emil H—Chas E Duross. . 2,202.52
11 Fine, Mary* & Jacob J—Van Norden Trust Co. ..... 377.29
11 Francisco, Mammala—Rose J Mandel. . 40.91
11 Folkenflick, Wolf——the same ..... 49.41
5 Golden, Robert—Alcolm Co ..... 16.41
5 Galligan, Patrick—Maynard N Clement.. ..... 1,820.00
5 Hollingsworth, Eleanor—Edw M Bernstein. ..... 567.35
7 Gray, Wm T—Trust Co of America. . 7,819.10
7 Graham, Wm W—Colonial Bank .... 493 53
7 the same——the same ..... 672.64
7 Goldsmith, Louis—Egry Autographic Register Co ..... 31.47
8 Gradtr, Gus—Joseph Peyser ..... 41.21
8 Griffing, Columbus F—Wagener Press. . 121.92
8 Greene, Edwin S—Simpson, Crawford Co.. ..... 46.41
9 Gulich, Solomon, Jr, and Sr—N J Terra Cotta Co ..... 248.81
9 Goldgraben, Joseph—Roxbury Distributing Co ..... 247.53
10 Graham, Mary—Samuel J Bloomingdale. 103.61
10 Grosin, Israel—David Cohen et al. ..... 133.15
10 Gordon, Isaac—Joseph J Berkowitz..... ..... costs, 71 40
10 Garvey, John—Daniel O'Connell ..... 44.31
10 Greenwald, Emil—People, &c. ..... 1,000.00
10 Goldstein, Moritz—Wm A Thomas Co. 199.34
10 Gillingham, Geo O—Geo C Engel. ..... 753.83
10 the same—the same ..... 980.66
10 the same——the same ..... 872.56
11 Greca, Raffaele—Arthur Nicolaidis. ... 236.98
11 Green, Jacob—Jerome R Herzog. ..... 64 50
11 Gabriel, William—Nathan Greenberg. ... 36.40
11 Grill, Emil Maurice Newmark ..... 32.41
11 Gottlieb, Max—Benjamin Roth et al. . 123.91
11 Gordon, Abraham & Samuel—Frank Stock et al ..... 481.62
11 Ghee, John F—Andrew De Voe ..... 549.04
11 Green, John E—Durland Co. ..... 392.62
11 Goldstein, Samuel—Louis Bierman..... ..... costs, 139.26
11 Gilbert, Frank W—Chas H Fuller et al. 85.65
11 Glass, Geo D—Chas E Duross. ..... 2,202 52
7 Hu on, Martha B—Philip Carpenter... 267.90
7*Heller, John—Louis Leavitt ..... 95 33
7 Hardy, Mary E—Jacob S Glaser .... 155.32
8 Hoffman, Mayer and Isaac—Louis Baldinger et al. ..... 1,610.16
8 Haber, Morris and David—Mark Katzman. ..... 718.28
8 Hayden, Thomas J—Nicholas Klarmann.. ..... 1,188.50
9 Hindin, Theodore—Louis Beilenson. ... 164.35
9 Hjelstrom, John—Morris Rosenfield et al.. ..... —
9 Herenstein, Adolph—Morris Gold ..... 88.65
9 Hamburger, Isaac, Samuel, Manes, Henry L and Jonas—Nathan L Woolf .... 1,546.37
10 Honnecker, Geo A—Frank S Beard. ... 211.47
10 Hughes, Joseph J—John Dawson. ..... 351.05
10 the same——Geo A Elwood ..... 267.09
10 Harting, Ernest A—Benj Jacobs et al. . 29.63
10 Holmes, Myron W——the same ..... 42.49
10 Herbst, Anton—John Rollman ..... 137.71
10 Hesse, Fernando B—Hubert T Foote. . 9,955.58
11 Hoffman, Mayer—City Fireproofing Co. 424.26
11 Hoffman, Isaac* & Mayer——the same. 233.01
11†Hart, John—Oscar Oestreicher et al. ... 29.41
11 Halper, Charles—Joseph Wallman ..... 92.98
11 Hirshberg, Jacob—Louis Bierman. costs, 39.26
11 Hamburger, Moses—Nathan Edelman. 1,541.26
11 Homeyer, Henry—Pleasant Spring Distillery Co. ..... 184.13
5*Jonson, James—Alcolm Co ..... 44.41
5 Johnson, Joseph—Harry Eising et al. . 363.79
7 Jacobs, Louis—Simon Goddelman .... 89.41
8 Jacobs, Herbert E—Minnie A Hasbrouck.. ..... 430.97
8 Johannes, Adolph—Pittsburgh Plate Glass Co ..... 45.77
8 Jameson, Jane—Gustave Backes ..... 32.29
9 Jarns, Chas J—Ernst Peterson ..... 161.90
10 Johnson, Carl—Terry & Tench Co. costs, 78.18
10 Jewell, Walter H—Hubert B Foote. 9,955.58
11 Jordan, Sophia—Henry O'Neill. . costs, 109.55
7 Katz, Jacob—James Hogan et al ..... 76.11
7 Kleinmann, Joseph—H L Judd Co. ..... 29.59
7 Kurtz, Fannie—Kiva Farber ..... 261.65
8 Kirchner, Robert—Reliable Elect Co. ... 36.66
8 Kay, Wm H—Pittsburgh Plate Glass Co.. ..... 490.21
8 Kaine, Walter F—Frank Ramsteck et al.. ..... 177.85
8 Kotlar, Louis—Morris Syrkin et al. ..... 39.17
8 Kalchheim, Henry—Conron Bros Co. . 388 66
9 Kent, Louis—David Davis ..... 86.59
9 Kunkel, Joseph—Mussgiller, Mangels Co.. ..... 135.17
9 Kurzrok, Raphael—Raisler Heating Co. 270.66
9 Klein, Charlotte and Fannie—Barnet W Rod et al ..... 1,189.12
9 Knepper, Herman—Marco Bros, Inc. . 231.62
10 Kaufman, Louis B—James M Cahn et al. 95.15
10 Kirk, Wm B—Hilton & Dodge Lumber Co. ..... 1,400 00
10 Kaslof, Sam—Victor Bogolowitz ..... 74.31
10 Katz, John—Hyman Kornbluth ..... 226.98
11 Klineck, Herman—German Exchange Bank. ..... 1,108.74
11 Kay, Wm H—John Pitz, Inc. ..... 72 81
11 Konkel, Walter—Daniel Buhre & Co. . 208.36
11 Kiernan, John—Henry F Muller. ..... 34.23
11 Kornbluh, Adolph—Samuel Weil. ..... 843.33
11 Knoll, Walter C—Geo H Diehl. ..... 2,695.00
5 Leifer, Meyer—Athens Furniture Co. . . 132.45
5 Lyon, Bernard C—Meigs & Co. ..... 85 59
7 Levin, Leon—Jacob Greenberg et al. . 39.41
7 Levy, Sol—Carl Levy ..... 50.40
9 Lyman, Edw A—Hugo V Loewi ..... 90.80
8 Loewenstein, Bertha—Robert Loewenstein. ..... 1,008.08
9 Lipsky, Samuel—People, &c. ..... 100.00
9 Ludman, Joseph—Peter Cornes ..... 333.42
9 Lacombe, Chas F—Joseph E Haggerty.. ..... 4,031.05
9*Locke, Ray—Samuel J Bloomingdale et al. ..... 389.88
9 Lovell, Frank F—Frederick A Stokes Co. 79.41
9 the same——the same ..... 519.41
9 Loewy, Jacob—David Weiss ..... 848.20
10 Laizer, Philip—Abraham Zwick. ..... 32.00
10 Lee, Ephraim—Louis C Ullman. ..... 756.26
10 the same——Michael Loeb ..... 3,104.13
10 Lorge, Julius B—Wm F Bishop. . costs, 102.90
10 Lewinsohn, Sadie & Edward—Corn Exchange Bank ..... 113 91
10 Lower, Wm S—Anthony Boltz. . costs, 78.07
11 Levine, Joseph—Llewellyn R Thomas. . 111.81
11*Levene, Harry——the same ..... 111.81
11 Levy, Louis—Charles Bleiberg et al. ... 29.83
11 Lomonte, Fortunato C—City Fireproofing Co ..... 59.81
11 Lum, Albert C—Oscar Bartlestone et al. 134.62
11 Lardy, Charles—Rose J Mandel. ..... 91.91
5 Meli, Rosalie—Regina Golla ..... 240.52
5 Maher, Patrick—Olga Hirschman .... 480.10
7 Marcus, Isidor—Bronx Borough Bank. 169.39
8 Mamolen, Jacob—Louis Singer et al. ... 333.65
8 Mahoney, William—N Y & Boston Despatch Express Co ..... costs, 110.07
8 Mechling, Harry E—E O Evans ..... 985.74
8 Markofski, Otto—William Coller ..... 115.25
8 Minor, Robert B—London & River Plate Bank ..... costs, 98.88
8 Mendeleff, Cosmos—Albert E Denne. ... 341.62
8 the same——Geo R Philpot ..... 106.23
8 Montross, John D—Frederick A Slate. . 636.58
8 McAdams, Joseph P—Menko H Wolfe et al. ..... 111 92
8 Mastrodonato, Carlo—Bert K Bloch ... 179.40
8 McCune, Frank exr, &c—William Reiner.. ..... costs, 100.67
8 McNearney, Michael—Bert K Bloch. ... 179.15
9 Mitnick, Louis A—Joseph Bauman et al.. ..... costs, 69.29
9 Mandel, Henry—A Schwoerer & Sons.... ..... 1,040.09
9 Mills, Edwin P—Angelo M Lopez .... 198.92
9 Maine, Wm L—J Edw Ogden Co .... 202.08
9 Mulholland, John—Peter E Malmstrom.. ..... 10,398.07
9 McManus, James H and Ada M—Bronx Borough Bank ..... 218.17
9 McCormick, Anna—Anna B Rund..... ..... costs, 110.90
9 McGuire, Alice—Grove D Curtis .... 112.26
10 Marchi, Emil—Celestino Piva. ..... 434.28
10 Miller, Max—Joseph M Weinstein. ..... 582.37
10 Murphy, John—Chas J Daly. ..... 36.99
10 Mailloux, Alphonse—Terry & Tench Co. ..... costs, 79.18
10 Meyer, Chas G—David Temmer et al. . 92.92
10 Martin, Florence C—John A Molith. ... 641.99
10 McCord, Annie B & James B—Arthur N Pierson ..... 1,464.83
11 Morrill, Nathan F—Albert J Felton. ... 79.99
11 Muller, Henrietta—Seth B Robinson. ... 34 65
11 Mahoney, John J—German Exchange Bank ..... 1,108.74
11 Murray, William—Henry E Jaeger. ..... 361.91
11 Minacakes, Antonio—Leopold Jonas ... 218.31
11 Mayer, Leo M—Thomas J McLaughlin. 106.98
11 Moe, Geo W—Truman Parsons et al. 904.25
11*Markel, Adolph—Samuel Tischler. ..... 621.45
11 Marquette, Joseph R & Joseph R Jr—London & River Plate Bank. ..... costs, 228 85
11 Moran, James—Henry Stern. ..... 66.16
11 Micari, John—Rose J Mandel. ..... 116.91
11 Miller, James E—Edw W Ashley. ..... 188.99
7 Niemeyer, Albert—Bernard Schielich. ... 72.72
7 Nappi, Saverio—T A S Sheridan Co. . 191.92
7 the same——the same ..... 493.14
7 the same——the same ..... 139.18
7 the same——the same ..... 476.29
7 the same——the same ..... 44.99
9 Newmark, Maurice—M E Blasier Mfg Co. ..... 257.43
9 Newman, Wm D—Henry Rosenstein et al. ..... 107.06
9 Newfeld, Albert W—Samuel J Bloomingdale et al ..... 389.88
11 Neufeld, Morris & Charles—Henry L Kreis ..... 554.00
5 Olsen, Anton L—West End Mfg Co. . 211.39
8 O'Dea, James M—Wm R Brown. ..... 392.75
8 Oseroff, Isaac—Kings County Title & Security Co ..... 337.40
9 O'Keefe, Rose—Theodore A Bingham..... ..... costs, 19.05
9 Oman, Charles—Morris Rosenfield et al.. ..... 170.53
11 Orvis, Francis W—Geo R Sutherland. . 331.93
11 Oswald, Henry—Solomon Schiller. costs 112.50
5 Perrine, Wm H—Hapgoods ..... 30.72
7 Prior, Chas E—Merchants Natl Bank. . 204.60
7 Pacht, Harry—Bronx Borough Bank. . . 169.39
7 Peters, Dennis and Mary—Christian Herzog ..... 105.61
7 Potter, Albert—Colonial Bank ..... 672.64
7 the same——the same ..... 493.58
7 Patton, Isaac W—Alexander D Duff et al. ..... 620.28
8 Perry, Ida L* and Robert—Hamilton Bank. ..... 422.69
8 Probst, Frederick—Frederick M Schaefer.. ..... 10.00
8 Prager, Louis W—Charles Shapiro. ... 2,578.30
8 Pearsall, Harry F—Henry F Henning..... ..... 1,048.47
9 Persch, John P—Louis Adams ..... 973.82
10 Peck, Louis—Hyman Kornbluth ..... 226.98
10 Perlson, Lazarus—National Fireproof Sash & Door Co. ..... 165.21
10 Perna, Pasquale—Oresto Gallozzi. ..... 42.00
10 Pierson, Thomas M, Prest—Michael M Dolphin ..... 1,968.45
11 Perelson, Lazarus—Rapp Construction Co. ..... 269.36
11 Perdichizzo, Antonio—Thomas Boyd et al ..... 65.15
11 Powers, Chas H—Pease & Elliman. ... 585.49
11 Preininger, Joseph—George Bechtel Brewing Co. ..... 1,395.15
11 Pendelton, John—William Weather wax. 74.55
11 Pescla, Enrico V—Giuseppe B Rini. . 6,131.99
11 Paul, Sam,* Berthold & Nathan—Samuel Teschler ..... 621.45
11 Pedichizzi, Bernard—Rose J Mandel. ... 116.91
11 Parr, Wm J—Souvenir Post Card Co. ... 245.74
11 Perlmutter, Samuel—Henry L Kreis. . 554.00
5 Richards, Geo A—Edouard Sharvet .. 192.44
7*Ruecker, Henry—Mussgiller, Mangels Co. ..... 69.24
7 Rod, Barnet W—Colwell Lead Co .... 299.68
8 Rohm, Christian W—A F Young & Co... ..... 490.64
8 the same——Chas H Bahrenberg et al.. ..... 447.13
8*Robinson, Abe—Louis Baldinger et al.... ..... 1,610.16
8 Rosen, Samuel S—Emil Junger et al. . 103.45
9 Rosenblum, Abraham—Morris Gold .... 88.65
9 Rod, Barnet W—Colwell Lead Co .... 838.02
9 Rando, Frank—John Simmons Co. ... 2,110.47
9 Rafferty, Terence—N Y Edison Co .... 32.41
9 Raphael, Jacob—Mutual Milk & Cream Co. ..... 80 06
9 Robertson, Joseph L—Albert Frank & Co.. ..... 44.35
9 Reilly, Patrick—Joseph Seeman et al.... ..... 150.24
9 the same——F E Rosebrock & Co. . 180.04
9 Rubenstein, Isaac—Morris Finkelstein. . 27.65
10 Rosenberg, Louis—Ntl Fireproof Sash & Door Co. ..... 165.21
10 Rottenberg, Samuel—N Y Butchers Dressed Meat Co. ..... 80.17
10 Richardson, Edna R—Morris H Siegel. . 351.22
11 Rade, Wm M—Joseph M Fishel et al. 209.31
11*Robinson, Abraham—City Fireproofing Co. ..... 233.01

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11 Reshofsky, David—N J Tobacco Co...67.41
11 Richardson, William—Louis Siegel.....67.89
11 Roe, Richard—Charles Bornhaupt.....65.72
11 Rhodes, William—Wm B Smith et al..1,042.01
11 Ringe, Gustave—Nathaniel A Elsberg.441.41
11 Ragogrino, Genaro—Rose J Mandel...116.91
11 Riallo, Vinchenzo—Jacob Mandel.....51.41
11 Raitano, Harry E—Terence Forrest....54.67
11 Romanelli, Frank A—Samuel Weil....843.53
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7 Shapiro, Isaac—Michael Meyers..... 119.40
7 Sire, Henry B—Frank V Strauss & Co.... 1,146 26
7 Siegel, Barnett—Max Swirsky et al .... 39.02
8 Schwartz, Jacob—Louis Greenberg .... 53.84
8 Siegel, Max—the same ..... 481.50
8*Shatz, Abram—John Simmons Co.....533.36
8 Schwartz, Irving—Albert Plaut et al....514.65
8 Shaine, Maurice L—Judah L Weinberg..30 52
8 Smith, Edward—Chas N Beggeln ..... 37.13
8 Smith, Clement H—Henry I Henning..... 1,048.47
9 Saphristin, Fanny—People, &c ..... 100.00
9 Schlesinger, Geo C—Edward Sanders, M D. ..... 142.44
9 Spaunberg, Klara and Jacob—Abraham Schachter ..... 107.15
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9 Statis, John—Conron Bros Co ..... 323.64
9 Sugarman, William—N J Terra Cotta Co. ..... 248.81
9 Seeley, Herbert B—Howard Jones .... 168.05
10 Schrott, Joseph F—Frank Forman....314.60
10 Seymour, Frank E—Harry Carpenter..754.79
10 Stein, Abraham—Joseph J Berkowitz..71 40
10 Stein, Meyer—Julius G Kremer..costs, 69.52
10 Scheuer, Abraham—Bernard Schwerin..... 1,051.98
10 Seeley, John A—Hilton & Dodge Lumber Co..... 1,400.00
10*Scoboloff, Max—Hyman Kornbluth.....226.98
10 Shapiro, Barnet—Meyer Levenson.....789.64
10‡Spie, Francis J—John L Murray.....191.63
10 Scott, Alice B—Geo C Engel .....872.56
10 the same——the same .....980.66
10 the same——the same .....753.83
10 Standish, Henry J—Samuel J Bloomingdale et al ..... 27.90
11 Smith, Warren T & James F—J E Nichols et al .....168.07
11 Stodel, Joseph—Never Split Seat Co...51.78
11 Staud, Bertha & John A—John Scott..639.50
11 Shanley, Patrick—Lion Brewery of N Y City..... 271 43
11 Schnugg, Francis J—Bertha L Freitag..... 47,807.63
11 Sprung, Harry J—Phillip Weschler....427.34
11 Savage, Edward—Samuel H Kramer....30.57
11 Surmour, Chas D—John H Schober et al. .....165.60
11 Shaffer, Moses—Thomas H McCann...117.57
11 Stark, Wm H—Oliver H La Barre.....99.83
11 Seploro, Morris—Columbia Bank .... 267.22
11 Smithsel, Paul L—Van Norden Trust Co. .....377.29
7 Tager, Louis—James Hogan et al .... 76.01
7 Thomas, William—Louis Leavitt .....95.33
8 Thuor, Harry A—Louis Greenberg.....481.50
8 Treadwell, Frances J—Adam Unger ....36.51
8 Titzell, Geo F—Geo H Godson ..... 37.21
9 Tismer, Barthold and Josephine—Mary Ford ..... 800.00
9 Theodore, James—Conron Bros Co....323.64
9 Taddiano, Anthony—Morris M Tischler.208.91
10 Tager, Louis—Hyman Kornbluth.....226.98
11 Thomas, Henry W—Morris Mayers et al.59.41
11 Thaw, Mary C & Harry K—Chas L Dana. ..... 1,581.63
11 Ten Broeck, Charles—Geo R Sutherland. .....331.93
5 Vanderwerker, Stephen H—Arthur Williams ..... 224.39
7 Vingut, Bernard V H—Bell Jacobs ....184.72
7 Van Culin, John H—Leivin & Zussman.. ..... 25.29
7 Van Alst, Wm H—Ann E James et al.... ..... 308.83
5 Whitney, Peter—Fort Amsterdam Realty Co ..... 83.97
5 Waterbury, Lawrence—Paul Perret ..... 1,345.93
5 Warner, Chas S—William Farrell et al.. ..... 91.81
5 Weitzenblum, Lena—Jacob Baum et al.. ..... costs, 92.00
7 Weissman, Benjamin—Max Augner....519.31
7 Weil, Adolph—Isaac Wasserman .... 107.62
7 Wagenfohr, Chas W—Joseph Jerskey..49 30
7 Wit enberg, Ephraim Carl Levy ..... 50 40
7 Weinberg, Isidor—Leo Schlesinger...1,290.88
8 Whipple, Geo A—Mary E Long ..... 244.16
8 Walton, Francis I and Emma L—Arthur W Eager ..... 236.57
8 Wilensky, Henry—Kings County Title & Security Co ..... 337.40
8 Wayland, Victoria—Mary M Cohen .... 34.31
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9 Wagner, Henry C—Henry Meyer Co....63.42
9 Wittenberg, Joseph—Louis Julien .... 99.41
9 Wisansky, Anna and Benjamin—Emma Hilbring ..... 51.72
9 Weiss, Martha and Moses—Max Bak t et al ..... 268.29
9 Weekes, Chas P—John W Aitken et al.... ..... 429.55
10 Wilson, Wm G—Elias Gross .....168.85
10 Woods, Edward—Guiseppe Barretta...526.96
10 Wells, William & Nonie—Robert H M Dawban ..... 429.41
10 Weinstein, Jacob—Nathan Toplitzky....84.57
10 the same——the same ..... 62.41
11 Worden, Wilbertine T—N Archibald Shaw Jr..... 77 21
11 Weinstein, Max—Rose J Mandel.....49.41
9 York, Annie—Pleasant Spring Distillery Co..... 36.57
5 Zwicker, Max—Alcolm Co ..... 16.41
9 Zuckerman, Julius—Van Norden Trust Co. ..... 1,138.10
9 the same——the same ..... 1,138.10
11 Zeitler, George—Rose Pflaum .....1,428.04
11 the same——the same .....650 68
11 the same——Maria Brensel .....850.10

CORPORATIONS.

5 Rymanower Young Men's Benevolent Society—Ike Zimmerman ..... 69.15
5 Broc Barber Auto Ignition Co—Alcolm Co. ..... 44.41
7 Society (a corporation)—Benj Altman..478.68
7 Kingston Realty Co—Staines, Bunn & Taber Co ..... 421.18
7 the same——the same ..... 348 51
7 Buzzini & Co—Geo A Ray Mfg Co.....91.42
7 Traction Tread Tire & Tube Co—John H Vanderveer ..... 169.90
7 Times Square Amusement Co—Rowland M Bickerstaff ..... 1,403.48
7 J P Casey Co—Michael Trudden ..... 187.64
8 Aquatic Pleasure Club—Louis W Spangehl et al ..... 489.80
8 The Peoples Stores Co—Wagner Press..121 92
8 Silica Block & Brick Mfg Co—Albert W Meisel et al ..... 167.61
8 the same——Louis E Hinrichs .... 209.16
8 Cox Advertising Agency—Emil Dickman.. ..... 120 01
8 Gleason Peters Air Pump Co—Motor Boat Pub Co ..... 136.31
9 N Y Heating & Power Co—G W Siegmann et al ..... 139.61
9 Mount Morris Construction Co—Bernard Greenthal ..... 219.22
9 Laight Street Stores Co—William Roch.. ..... 775.70
9 the same——the same ..... 710.99
9 Climax Ice Machine Supply & Pump Co—John Aitcheson et al ..... 147.60
9 International Assn of Newspapers & Authors—Frederick A Stokes Co....519.41
9 Pere Marquette Railroad Co—H Marcus Skirt Co ..... 1,050 98
9 M P Reinhart Co—Henry A Caesar et al. ..... costs, 108 50
9 Columbus Co—North River Ins Co..18,726.42
10 George W Jump Co—George Oar et al.249.41
10*Belgium Corset Hospital—Lizzie Cantor.79 08
10 Schaefer Carroll Construction Co—Luther M Whitaker ..... 621.40
10 Independence League—Charles Scoville.120.71
10 American Sandwich Co—Charles Neidleman et al..... 115.81
10 General Building & Construction Co—Canavan Bros Co..... 522.63
10 Gillie Engine & Machine Co—Edmond Sire ..... 373 15
10 New York City Ry Co—James Cush....602.18
10 Duane Realty Co—Edw M Gardner....84.41
10 National Assurance Corporation of Virginia—Morris Brett .....1,216 53
10 Feist Trading Co—Adolph Leibholz ..... costs, 7.41
10 John M Thompson Co—Andrews & Coupe. ..... 164.43
11 Bradley & Munson—Llewellyn R Thomas 84 71
11 J P Casey Co—Wm H Penney et al..123 81
11 Waldorf Steam Laundry Co—Frank Richards Laundry Supply Co..... 116.59
11 The Whittelsey Paper Co—J Spencer Turner Co..... 277.23
11 City of N Y—James N Gallagher et al.699.34
11 Morgan Contracting Co and Metropolitan Surety Co—Uvalde Asphalt Paving Co. ..... 7,638.36
11 The Pullman Automatic Ventilator Co—Henry W Miller .....404.41
11 Horace Waters & Co—Caroline B Gerard... ..... costs, 108 40
11 New York Heating & Power Co—Nason Mfg Co. .....468.28
11 Union Ry Co of City of N Y—John Lavender .....595.84
11 the same—Sarah J Lavender....1,109.88
11 Atlas Embroidery Works—Albert Hauptle. .....1,529 84
11 The Orois Press—Geo R Sutherland..331.93
11 New Albert Hotel Co—Kilroy Co.....678 87

## SATISFIED JUDGMENTS.

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Alifeld, Rudolph—H W Bartlett. 1907....88.53
Abramson, Louis, Aaron Rappaport and Jacob Levin—H Frank et al. 1907 ..... $390.44
‡Altheimer, Max, Leopold Spier and Silvian Guggenheimer—B Lowenstein. 1907 .... 39.77
Abd-El-Nor, Caesar D—W W Bell et al. 1907. ..... 76.67
Bernstein, Benjamin—City of N Y. 1906...102 55
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Bascome, John H and Charles T Lent—J E Nichols et al. 1901 ..... 101.70
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‡Goodman, Joseph—I Hammerslough. 1902.. ..... 186 09
‡Goldberg, Max—Tenement House Dept. 1903. ..... 59.91
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Park, Wm G—Cathedral Realty Co. 1907.... ..... 1,240 05
Pomerantz, Samuel—W Bergman. 1907..117.31
‡Reilly, Patrick J—The Cook & Bernheimer Co. 1900 ..... 100.38
Sokoll, Samuel—L Loewenthal. 1907....322.91
Sykes, Thomas F—J W Surbrug. 1903....84 28
‡Stevens, James G—Cambridge Society. 1906. ..... 112.64
Storm, Geo H, Denison P Chesebro and Alfred E Davidson—M H Thomas. 1907.....1,309.71
‡Strair, Wm G—Zucker & Levett & Loeb Co. 1900 ..... 20 00
Stern, Monroe & David Rutsky—Twelfth Ward Bank of N Y. 1907 ..... 856.43
Sims, Thomas S—A G Smith. 1907.....998.20
Thomas, John P, Jr—Guaranty Trust Co. 1907. ..... 89.25
Von Arthur, M & Lester F Albo—Firestone Tire & Rubber Co. 1907 ..... 1,048.32
‡Weed, Hamilton & Frank M Barrett—P Baumann et al 1907 ..... 530 35
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CORPORATIONS.

‡New York Pneumatic Service Co—H A Schmoll. 1907 ..... 419 72
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Italian American Automobile Co—Valvoline Oil Co. 1907 ..... 115.22
Midwood Contracting Co—W O Fredenburg et al. 1907 ..... 201.45
‡Marine Engine & Machine Co—Pioneer Iron Works 1907 ..... 19,989.38
‡The National Park Bank of N Y—S C Steinhardt. 1906 .....658.72
The Bank of Savings in the City of New York—L Williams 1904 ..... ...1,256 83
Same——J H White. 1903 .....709.43
‡United States Regulation Fire Arms Co—C W Swift. 1906 ..... ...8,135 10

‡Vacated by order of Court. ‡Satisfied on appeal. ‡Released. ‡Reversed. ‡Satisfied by execution. ‡Annulled and void.

## MECHANICS' LIENS.

Oct. 5.

58—10 h st, s s, 231.8 e Av D, 92.3x101. Max L Rohman agt Max Rubin ..... $1,631.03
59—136th st, s s, 100 w Amsterdam av, 300x100. Standard Damp Proofing & Roofing Co agt Hyman Horwitz and Bessie C Clark..970 00
60—Same property. Same agt same.... 200.00
61—Willett st, No 68. Abe Warm agt Abraham Schwartz ..... 733.00
62—Satisfied.
63—Eldridge st, Nos 236 to 242. Simeon B Eisenbath agt Esther Minsky ..... 150 00
64—Market slip, No 85. Borough Iron Works agt Joseph Jacobson ..... 275 00
65—138th st, n s, 295 w 5th av, 75x100. Conroy Bros agt Hyman B Goldberg ..... 525.00
66—139th st, Nos 235 and 237 East. Brooks Engine Co agt Barnet Chenkin ..... 106.35

Oct. 7.

67—146th st, No 331 East, and College av, No 480 ..... John J Dowling agt Rosalie Meli .... 4,228.65

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ACME SANITARY TILING CO.

Overhead Tiling Without Extra Expense

PARK ROW BUILDING NEW YORK, N. Y.

68—5th av, s e cor 87th st, 52.2x110 2. Griffin Roofing Co agt Annie E Benjamin and H M Weed & Co ..... 27.69
69—St Nicholas av, e s, 59.2 n 114th st, 58.8x 124.3x irreg. Griffin Roofing Co agt Church of the Archangel and H M Weed & Co.. ..... 159.00
70—College av, n e cor 146th st, 100x122. Louis J Zimmerman agt Rosalie Meli..3,000.07
71—Columbia st, No 70. Francis Eckenroth agt Columbia Synagogue and Fuchs & Grillo ..... 314.07
72—38th st, Nos 257 and 259 West. Eureka Fire Hose Co agt Lulu Quigg and Plymouth Realty Co..... .....125.00
73—Water st, s e cor Corlears st, 232x190 to East River. Same agt Estate Chas A Coe and Wm J Olvanny..... .....848.54
74—Anderson av, w s , 164 s 165th st, 25x100. Zambetti Bros agt R S Garton, Gilbert Bros and Eugene Rose..... .....309.00
75—East Houston st, No 308. Max Balik agt Adler Bros and Kellinger and Schneider. ..... .....120.00
76—10th av, No 721. J P Donna Tile Co agt Patrick J Mullane and Joseph Ristell.....65.00
77—Same property. Hugh McDonnell agt same ..... .....106.00
78—Madison st, Nos 291 and 293. Isidor Kalfers agt Levin & Atlas and L Aronowitz.70.00
79—Madison av, n e cor 133d st, 50x25. Wm A Thomas Co agt Vincent C Corrider, Jacob Hofbinder and Jacob Schallek.....230.00
80—9th av, No 367. Louis Guerr agt Abraham N Jacob ..... .....161.30
81—31st st, No 402 West. Same agt same.314.41

Oct. 8.

82—131st st, Nos 528 to 532 West. Joseph M Weinstein agt J Goldman Realty & Construction Co..... .....7,000.00
83—College av, n e cor 146th st, 100x122. Marks Bros agt Rosalie Meli .....648.18
84—Satisfied.
85—49th st, No 53 East. Jasper & Goebel agt Lewis A Connor and H M Weed & Co..465.00
86—St Lawrence av, e s, 50 s Merrill st, 50x 100. Zambetti Bros agt Bessie Nelsen and Nelsen Rudof Levine Building Co.....357.00
87—Courtlandt av, s e cor 163d st, 55.9x90.6x irreg. Guarantee Electric Co agt Frank Ruther and D Linder.....110.00
88—East Broadway, No 226. Sam Braunstein agt Rebecca Stone and Glassman Bros..160.00
89—Av A, No 219. Murtha & Schmohl Co agt Birdie Schlesinger and Henry W Schlesinger ..... .....609.70
90—11th st, No 512 East. Harry Silberstein agt Edward Schoenberg and Nathan Goldman. ..... .....241.00
91—Union av, n w cor 150th st, 25x100. Nathan Paris agt Paul Dovino .....150.00
92—Amsterdam av, e s, 40 s 185th st, 39.11x100. Casper Rein agt Louis Meryash .....215.00
93—172d st, n s, 95 e Audubon av, 87.6x94.6. Same agt same ..... .....537.50
94—Anderson av, w s, 164 s 165th st, 25x100. Howes Mfg Co agt Robert S Garton and Rose Bros..... .....650.00
95—Franklin st, n s, 80 w Washington st, 43.8x 87.6. Isaac Moritz agt The Fruit Auction Co and William Fitzpatrick .....652.75
96—49th st, No 53 East. Jasper & Goebel agt Emma W H Conner and H M Weed & Co. ..... .....465.00
97—7th av, n e cor 146th st, 200x100 to 147th st. Eagle Iron Works agt Fleischman Realty & Construction Co..... .....2,450.00

Oct. 9.

98—112th st, No 535 West. Samuel Aginsky agt University Construction Co and Christian Steinmetz ..... 250.00
99—Riverside Drive, s e cor 97th st, 107.6x 71.11x irreg. Isidor Engel agt Robert T Lyon ..... 140.00
100—49th st, No 53 East. Brennan & O'Rorke agt Lewis A Connors and H M Weed & Co. ..... 369.75
101—Kingsbridge road and 194th st, s s, 2,500 s N Y C & H R R R, runs n — to Kingsbridge road x — to 194th st x — to Webster av x — to 199th st. The Ames Transfer Co agt N Y C & H R R R Co and Charlton and James Weston ..... 123.75
102—136th st, Nos 614 and 618 West. Sarah L Siegel agt Oppenheim Realty Co.....41.25
103—Lafontaine av, s w cor 178th st, 25x100. Richard Furlong agt J Chas Weschler and Andrew J Thomas ..... 867.00
104—49th st, No 53 East. E Bradley Currier Co agt Lewis A and Anna W H Conner and H M Weed & Co ..... 104.65
105—Satisfied.
106—Washington av, e s, 75 n 167th st, 125x 120. Same agt same ..... 850.00
107—Essex st, No 139. Schenker & Reichman agt Bernard Trusch ..... 700.00
108—75th st, Nos 417 and 419 East. Charles Wein agt William Babor and Robert V Hogan ..... 736.00
109—Chauncey st, e s, 125 n West Farms road, 25x100. Van Nest Wood Working Co agt John J Boylan and Udo S Baudesson.. ..... 446.56
110—23d st, No 318 West. M Abbott's Sons agt Estate of Wilhelmina L Hoff and H C Kennedy exr ..... 115.00

Oct. 10.

111—Chauncey st, e s, 125 n West Farms rd, 25 x100. Thos B Bowne & Son Co agt John J Boylan and Udo S Banderson.....461.77
112—Morris av, s w cor 166th st, 35x100. Standard Damp Proofing & Roofing Co agt Congregation Judah Heleri and Hebrew School ..... .....150.00
113—214th st, s s, 75 e Maple av, 25x100. Church E Gates & Co agt Ermino Corti.317.17
114—Anderson av, n s, 164 e 165th st, 25x100. Israel Bornstein agt R S Garton, Gilbert Bros and Eugene Rose.....265.00
115—Greenwich st, No 756. Isaac B Miller agt J D Greene and E L Greenin.....80.00
116—Lafontaine av, s w cor 178th st, 50x100. A C Newkirk & Co agt Chas H Weschler and Andrew J Thomas ..... .....326.56
117—96th st, No 258 West. T A S Sheridan Co agt Arnold Realty Co and Saverio Nappi. ..... .....677.76
118—Morris av, e s, 50 s 153d st, 75x70.3. Herman Horenburger agt Michael Santangelo. ..... .....111.56
119—Oak st, s s, 102.6 w Catherine st, 23.4x 58.9x irreg. Herman Horenburger agt Anton Cervino ..... .....50.00
120—17th st, No 10 West. Alex Youdelman agt Mary Lewis and Howard F Lewis..63.50
121—49th st, No 53 East. Wm D Munro agt Lewis A Conner and H M Weed & Co..265.00
122—37th st, No 36 West. Theodore W Morris & Co agt Thomas R Ball and Meade Roofing & Cornice Co..... .....1,533.77
123—Bedford st, Nos 31 to 35. Adolf Jacoby agt Buscani Building & Construction Co and Cerra and J N Prudovsky .....163.54
124—171st st, Nos 504 to 510 West. Harris Goldberg agt Meyer Hoffman, Dave Pollock and John Hazen ..... .....49.00
125—149th st, Nos 220 and 222 West. Same agt George Sprickerhoff, Dave Pollock and John Hazen..... .....20.00
126—75th st, Nos 417 and 419 East. Thomas Crump agt William Baber and Robert V Hogan ..... .....174.75
127—51st st, No 37 West. James W Foster agt James A Campbell & Sons.....806.62
128—3d av, No 1012. Pittsburgh Plate Glass Co agt Jacob and Bertha Cohen and Schwartz & Co..... .....95.00

Oct. 11.

129—Av B, No 173. Henry Newbury agt Levi W Rubenstein, Samuel Loeber, Nathan Leibson and Louis R Smith..... .....520.00
130—224th st, n s, 80 w White Plains rd, 100x 114. Same agt David M Mayerson, Mayerson & Brill Construction Co and Emilio Magaldi ..... .....1,114.00
131—Broadway, No 810. Roebling Construction Co agt Apartment Construction Co...685.00
132—146th st, n s, 50 w Broadway, 70x100. American Marble & Slate Works agt Rae Ginsberg and Sam Ginsberg.....557.00
133—113th st, No 83 East. Morris Bleiman agt Julia Levy and Isaac Levy.....25.00
134—William st, s e cor Centre av, 114.10x44x irreg. Frank P Von Riper agt Anna A Horton and Thomas F Kelly ..... .....57.00
135—Same property. Timothy M Hertnett agt same..... .....500.00
136—Same property. Longin P Fries agt same ..... .....500.00
137—11th st, n s, 605 e Av E, 50x299 to Tremont av. Same agt Henry L Neubert and Thomas J Kelly ..... .....165.00
138—Same property. Thomas Bibb agt same ..... .....350.00
139—Same property. Frank P Von Riper agt same..... .....22.00
140—Chauncey st, e s, 125 n West Farms rd, 25x100. Same agt John J Boylan .....43.00
141—Clinton pl, n s, 107.9 e Aqueduct av, 25x 100. Van Nest Wood Working Co agt Manierre Ellison and Gunderson Bros..500.00
142—224th st, n s, 80 w White Plains rd, 125x 114. Henry G Silleck, Jr, agt David Mayerson, Charles Brill, Louis Brill and Mayerson Brill Construction Co.....2,943.51
143—25th st Nos 232 to 238 West. E H Ogden Lumber Co agt Geo C Flint Co and Morris Levenson ..... .....724.53
144—3d av, s w cor 143d st, 25x100. American Marble & Slate Works agt Antonio Howard and Michael D Howard .....150.00
145—46th st, No 606 West. I Amdianitsky agt John Epstein and H Slepian.....180.00
146—Commonwealth av, Nos 93, 93½ and 94. Charles Rosenberg & Son agt Schecht & Pinkofsky ..... .....417.50
147—Union av, n w cor 150th st, 25x100. Nathan Paris agt Paul Doino.....150.00
148—75th st, No 62 East. David Bond agt Dr. Van Beuren and Robert Schnaier..210.00
149—145th st, n s, 100 e 8th av, 175x100.11. New Jersey Terra Cotta Co agt Northwestern Realty Co.....2,200.00
150—214th st, s s, 75 e Maple av, 25x100. Thos B Bowne & Son Co agt Ermino Corti. ..... 426.33
151—Union av, n w cor 150th st, 25x100. Wm T Hookey agt Paul Doino.....212.22
152—Teller av, No 1340. Morris Zeimmet agt Eugene Berten and J Waytack.....45.00
153—Park av, n w cor 97th st, 100.11x100. Samuel Ratzkin et al agt Isaac Fox..3,096.00
154—75th st, Nos 417 and 419 East. Robert V Hogan agt William Babor, owner and contractor .....396.00
155—Same property. Same agt same....1,145.00
156—Bowery, No 102. Leopold J Weyl agt Jennie Reichman, Herman Knepper, Knepper Realty Co.....233.00

## BUILDING LOAN CONTRACTS.

Oct. 5.

Pleasant av, s w cor 117th st, 75.7x94. Emanuel Glauber loans Benjamin Nieberg to erect two 6-sty apartments; 4 payments .....$30,000

Oct. 7.

Av A, n w cor 16th st, 92x94. Max Lipman and Max Gold loan Samuel Greenstein to erect two 6-sty tenements; 10 payments....50,000

Oct. 8.

3d av, Nos 474 and 476. George Ricard loans Max J Kramer and Henry Rockmore to erect a 6-sty building; 6 payments.....35,000
White Plains rd, e s, 115.7 s 216th st, 55x75. Alexander P Falconer loans Adelaide Burlando to erect a 4-sty tenement; — payments. ..... .....20,000

Oct. 9.

Whitlock av, w s, 250 s Tiffany st, 150x100. Manhattan Mortgage Co loans Albert Rothermel to erect six 3-sty apartments; 4 payments ..... $30,000

Oct. 11.

Grant av, e s, 32 s 166th st, 250x102.1. Manhattan Mortgage Co loans Max Cohen and Hayman Eckman to erect ten 3-sty dwellings; 12 payments ..... .....48,000
112th st, s s, 50 w Madison av, 67.9x irreg. Alice H Sturges loans Samuel Michelson to erect two — sty apartments; 6 payments. ..... .....35,000
Kingsbridge terrace, n s, 152.10 w Kingsbridge road, 26.6x147.2x26.5x129.10. Central Mortgage Co loans Carl E Arlblum to erect a —-sty building; — payments....$3,000

## SATISFIED MECHANICS' LIENS.

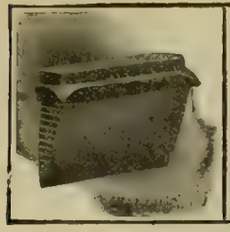
Oct. 5.

Park av, n w cor 97th st. Wm A Thomas Co agt Isaac Fox et al. (Oct 3, 1907).....$378.51
Tremont av, Nos 1007 and 1009. Harry Rothstein et al agt Ignatz Modry et al. (Oct 3, 1907) ..... .....445.00
[2]St Nicholas av, e s, whole front between 177th and 178th sts. Isaac Sagowitz agt Herman Strauss. (Jan 2, 1907) ..... .....150.00
[2]Same property. Pincus Schrank agt same. (Nov 26, 1906) ..... .....550.00
[2]Same property. Julius Rosenberger agt same. (Nov 28, 1906) ..... .....147.85
[1]Riverside Drive, s e cor 97th st. David Kraus agt Robert T Lyons. (Oct 2, 1907) ..... .....225.00

Oct. 7.

[1]61st st, No 540 East. Paul Wiehle agt 540 Park Avenue. (Sept 27, 1907).....430.00
137th st, n s, 100 w Cypress av. N Y Cornice & Skylight Works agt The Ignatz Flori Cooperative Assn Among Corleonesi. (Sept 27, 1907)..... .....625.00
Broadway, No 329. Muller & Bull agt Botany Worsted Mills et al. (Sept 4, 1907)...265.00
Brook av, s w cor 163d st. Kertscher & Co agt Joseph Rueth et al. (Oct 19, 1906).740.00
Matthews av, w s, 150 n Brady av.....
Matthews av, w s, 236 n Neil av.....
Muliner av, e s, 290.4 n Neil av.....
The Tucker Electrical Construction Co agt Fidelity Development Co. (Sept 25, 1907) ..... .....529.00
101st st, s s, 100.1 e 1st av. Joseph Rosenbaum agt Anna Cirrito et al. (Oct 2, 1907) ..... .....537.60
Canal st, s w cor Orchard st. Charles Weinstein agt Sender Jarmolowsky et al. (Oct 26, 1900) ..... .....2,611.32
Bryant av, No 1428. Frank Tundis et al agt John H Bauer et al. (Feb 20, 1907)...275.00
[1]7th av, n w cor 35th st. Racich Asbestos Mfg Co agt Libman Contracting Co. (Oct 3, 1907) ..... .....16.94

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**AMERICAN LUXFER PRISM CO., 160 Fifth Avenue, NEW YORK.**

Oct. 8.

87th st, No 206 East. Isidore Bregman et al agt Philip Menschel et al. (Sept 12, 1907) .....23.10

[3]10th av, Nos 823 and 825. Isaac B Miller agt Hannah Abraham. (Aug 15, 1907).1,574.10

93d st, n s, 50 e 3d av. A D Granger Co agt Jacob Ruppert et al. (Aug 19, 1907)...993.00

[2]101st st, Nos 408 and 410 East. Isaac Gordon agt Ashbrooke Building Corporation. (Aug 30, 1907) .....760.00

[2]Same property. Morris Joblydowski agt same (Aug 30, 1907) .....600.00

Oct. 9.

Stanton st, No 29. Henry C Fischer agt C Vonhof et al. (Oct 5, 1907) ..... 80.00

[2]St Nicholas av, n w cor 140th st. Thomas P Lancaster agt George Doctor. (Aug 21, 1907) ..... 3,000.00

[2]Montgomery pl, s w s, 75.4 from s w cor West Farms road. .....

Maclay av, n w s, whole front between Overing av and Montgomery pl .....

Maclay av, n w s, whole front between Montgomery pl and St Peter's av .....

Maclay av, s e cor St Peter's av, and.....

Montgomery pl, n e s, 144.6 from s e cor West Farms road .....

George Eblacher agt Bronx Mortgage Co. (Sept 27, 1907) ..... 3,773.25

Delancey st, Nos 64 and 66, and .....

Allen st, No 113 .....

John F Cronin agt Mark Hamerschlag et al. (Sept 10, 1907) ..... 478 26

Same property. Joseph Weine agt same. (Sept 9, 1907) ..... 417.00

Same property. Louis Hurwitz et al agt same. (Sept 12, 1907) ..... 700.00

Same property. Morris Weinberg agt same. (Sept 12, 1907) ..... 680.00

Delancey st, n w cor Allen st. Bregman, Rosenberg & Ratner agt Mark Hamerschlag et al. (Sept 12, 1907) ..... 337.00

Same property. Harry Goldsmith agt same. (Sept 17, 1907) ..... 395.00

Same property. Nathan Kohlretter agt same. (Sept 13, 1907) ..... 160.00

Same property. Giuseppe Ventemiglia et al agt same. (Sept 12, 1907) ..... 360.00

Broadway, e s, whole front between 158th and 159th sts. E F Keating Co agt Fluri Construction Co et al. (Oct 2, 1907) .... 1,325.62

Oct. 10.

Aqueduct av, e s, 100 s 183d st. E M Pritchard & Son Co agt Elizabeth Carl et al. (Oct 4, 1907) .....1,347.91

Broadway, e s, whole front between 158th and 159th sts. John A Murray agt Fluri Construction Co et al. (Sept 30, 1907).38.09

Lexington av, Nos 61 to 65. Edward Allison Kyle agt Elizabeth A Hayes et al. (Oct 3, 1907) .....1,000.00

James st, Nos 2 and 4. Rocco Carmevale agt Chas H Gordel. (Oct 31, 1906) .....5,000.00

110th st, Nos 441 to 449 East. Maresca Walsh Tile & Marble Works agt Epstein & Cohn et al. (Nov 7, 1906)..... .....875.00

119th st, n s, 113 w Pleasant av. The Union Stove Works agt same. (Nov 7, 1906)..684.00

Fairmount pl, n s, 337 w Prospect av. James C Forbes agt J Embree. (July 25, 1907)..836.00

Same property. Thomas B Bowne & Son Co agt John C Embree et al. (July 27, 1907) .....164.77

Same property. Church E Gates & Co agt same. (July 24, 1907) .....742.35

10th st, Nos 34 and 36. Andrew J Waddell agt Barndee & Co et al. (Oct 1, 1907).32.40

145th st, n s, 100 e 8th av. New Jersey Terra Cotta Co agt Northwestern Realty Co. et al. (Oct 9, 1907) .....2,200.00

[1]Honeywell av, w s, 184 s 180th st. T Lagattolla & Co agt Jacob Kohm. (Aug 13, 1907) .....40.00

[1]Riverside Drive, s e cor 97th st. Isidore Engel agt Robert T Lyons. (Oct 8, 1907)...140.00

Oct. 11.

[3]84th st, Nos 233 to 237 East. Jacob Freisner agt Parnass Dellon Realty Co. (Oct 8, 1907) .....925 00

[2]118th st, Nos 157 and 159 West. J Hooper agt Linda S Stachelberg. (July 13, 1907) .....3,500.00

[2]Wales av, e s, 165 s Dawson st. E F Keating Co agt Dawson Realty Co. (Sept 28, 1907) .....659.00

1st av, No 1593. Selig Elfin agt Aaron Wollheim. (July 17, 1907) ..... .....4,200.00

Bedford st, Nos 31 to 35. Adolf Jacoby agt Buscemi Building & Construction Co et al. (Oct 10, 1907) .....163.54

133d st, Nos 27 to 31 West. Adolph Grant & Co agt Abraham Silverson. (Aug 3, 1907.) ..... 259.50

85th st, Nos 436 to 440 East. Same agt same. (Aug 3, 1907) ..... 173.08

[2]223d st, n s, 230 e Barnes av. Nicholas Presutty agt Henry Ceburre. (May 13, 1907) ..... 180.00

[2]Same property. Clyde F Holmes agt same. (Oct 1, 1907) ..... 242.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Oct. 10.

49th st, No 53 East. H M Weed & Co on Dr Lewis A Conner to pay Margaret Kiernan..... .....1,646.28

39th st, No 241 West. Mead Roofing & Cornice Co on McGraw Realty Co to pay Theodore W Morris & Co..... .....6,813.86

## ATTACHMENTS.

Oct. 4.

McQuaide, Sarah S; Cathedral of the Incarnation in the Diocese of Long Island; $1,238.62; Beardsley & Hemmens.

Oct. 8.

Haskell, Joseph; Abraham L Lowenstein; $2,911.69; F H Levy.

Hirshfield, Martin & Morits Nagel; Textile Fabric Co; $1,000; J P Herren.

Gildersleeve, Edward J; Walter T McGinley; $800; J T Easton.

Steele & Condict, Inc; William Gibson; $713.37; C E Thornall.

## CHATTEL MORTGAGES.

Oct. 4, 5, 7, 8, 9 and 10, 1907.

AFFECTING REAL ESTATE.

Bamberger, J. 637 6th av..Nat G & E F Co. Gas Fixtures. 135

Goldberg, H B. 33-7 W 138th..H Gengel. Gas Fixtures. 290

Kurzrok, R. 325 E 108th..Union S Wks. Ranges. 371

Same. 319-21 E 108th....same. Ranges. 371

Neli, R. College av and 146th st..Colonial Gas F Co. Gas Fixtures. 375

170th Street Co. 170th and Amsterdam av.. Cohen & K. Gas Fixtures. 950

Perry Realty & Con Co. Amsterdam av and 148th..A B See E E Co. Elevator. 2,675

Palstein Realty & Con Co. Amsterdam av, between 114th and 115th sts..L Malinger. Gas Fixtures. 3,300

University Con Co. 12th st, west of Amsterdam av..L Malinger. Gas Fixtures. 430

# Construction News

(Continued)

YORK.—The York Trust Co. has accepted plans prepared by J. A. Dempwolf, of York, for a 9-sty business office building.

LANCASTER.—The Conestoga Traction Co. have purchased a site for a new carbarn and power plant. It is expected that work on the new plant will be started soon.

ROSEMONT.—Brockie & Hastings, 328 Chestnut st., Philadelphia, Pa., have plans ready for bids for a 2-sty stable, at Rosemont, for Wm. W. Curtin.

READING.—The Reading Mill Works Co., 440 Court st, wants subbids for a planning mill, consisting of a group of five buildings. The cost is estimated at nearly $80,000.

KANE.—Wm. S. Brickell, Buffalo, has prepared plans for a 3-sty assembly hall and officers' quarters for the Salvation Army, at Kane, to cost about $12,000.

CRESSON.—The erection of an insane hospital for Cambria Co. near Cresson is reported contemplated, at a cost of $350,000.

PHILADELPHIA.—Sowney Bros., 1204 Frankford av, will erect a 4-sty carriage factory building, at Frankford. Building will be brk, with slag roof, open plumbing, electric light fixtures.

SHARON.—Application has been made to the directors of the U. S. Steel Corporation for $2,500,000 for improvements at the Sharon and South Sharon plants. It is proposed to build a new blast furnace and 10 open-hearth furnaces. The company will also install an engine at the blooming mill, to cost $125,000.

### Miscellaneous.

OAXACA, MEX.—Dr. M. Damourett, of Oaxaca, is said to be planning the erection of a tuberculosis sanitarium here to cost about $500,000.

SIOUX CITY, IA.—The Great Northern Ry. Co. (A. H. Hogeland, ch. engr., St. Paul, Minn.), will construct a roundhouse, machine shops, an iron house, storage quarters, etc., in Floyd Valley. Estimated cost, $2,000,000.

SEATTLE, WASH.—The Trustee Security Co. intends erecting a building to be known as the Central Block, to cost $1,500,000. The Metropolitan Building Co. is reported incorporated to erect two office buildings on Union st and 5th av, at a cost of $500,000. Jas. A. Moore, C. F. White and others are interested. The New Washington Improvement Co. have in contemplation the erection of a wing to the New Washington Hotel, at a cost of $100,000.

BELMONT, N. C.—The Monarch Manufacturing Company is about to be formed with A. C. Lineberger, president, and S. P. Stowe, secretary and treasurer, and will build a cotton mill of 10,000 spindles; capital, $200,000.

WASHINGTON, D. C.—Plans have been completed in the office of Albert Kelsey and Paul P. Cret, architects, Philadelphia, Pa., for the new building to be erected at 17th and C sts, Washington, D. C., for the Bureau of American Republics. It will be a 2-sty building, measuring 160x160 ft., brick, stone and iron, fireproof, and will cost about $1,000,000. Philadelphia builders will figure.

MINERAL WELLS, TEX.—Messrs. Baker & O'Neil, it is stated, will erect a modern hotel, to cost about $400,000.

HODGENVILLE, KY.—John Russel Pope, New York City, is preparing plans for a 1-sty marble museum at Hodgenville for the Lincoln Memorial Association. Cost $150,000.

BAINBRIDGE, GA.—The Georgia, Florida & Alabama R. R. shops, burned here a few weeks ago, will be rebuilt. Work will begin for the erection of machine and repair shops at once, which will cost in the neighborhood of $250,000.

LONDON, ONT.—John M. Moore, C. E., of London, is the engineer in charge of the water system and power plant which it is proposed to install here at a cost of about $575,000. Date of opening bids for construction has not yet been decided upon. O. Ellwood is Secy.

CHICAGO HEIGHTS, ILL.—A varnish factory will be built at Chicago Heights by the Standard Varnish Works, 2620 Armour av, Chicago. The buildings will cover about 12 acres of ground, and may be extended so that 17 acres will be occupied. The company will invest about $300,000.

WOONSOCKET, R. I.—The Lawton Spinning Co., of this city, will construct mill equipped with 25,000 spindles. Estimated cost, $900,000.

YOUNGSTOWN, O.—Owsley & Boucherle are completing plans for a 4-sty court house, 237x136 ft., for Mahoning County. Granite and stone, plate glass, marble and mosaic or tile work, hard plaster, structural and ornamental iron and steel work, terra cotta trimmings, gas and electric fixtures, plumbing, etc. Cost, $1,000,000. Bids will be received by the County Auditor after Oct. 15.

SAN JOSE, CAL.—The National Park Electric Co. has completed surveys for development of 50,000 HP. on the Tuolumne River. The company contemplates an expenditure of between $4,000,000 and $5,000,000 in construction of power plants and transmission lines. A. C. Kuhn, Chas. J. Kuhn, Ralph Hersey, Charles Quilty, of San Jose, and B. P. Oliver, of San Francisco, are interested in the enterprise.

ST. LOUIS, MO.—The Holbrook-Blackweilder Co. is contemplating the erection of a mercantile building at 10th and Olive sts, to cost about $400,000.

# Metal Work

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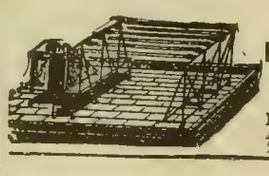
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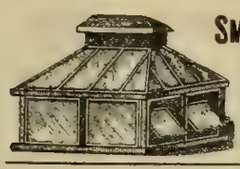
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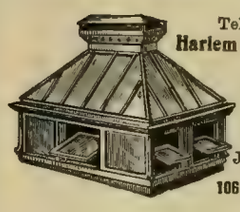
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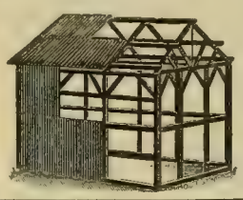


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**McAdoo Terminal Building**

IT SEEMS TO BE SETTLED that the space above the trolley terminal at Sixth Avenue and Thirty-third Street is to be improved with a huge hotel, and this decision will probably have an important effect upon the value of property in that vicinity. Probably the announcement that a department store was to be constructed on the property would have been more helpful to neighboring property owners; but a hotel is the next best thing to a department store. A great terminal such as that of the Pennsylvania Railroad Company is sure to demand an abundant supply of hotel accommodations in its neighborhood, and such is all the more likely to be the case when the neighborhood is so central that in any event a hotel should be a profitable business enterprise. The owners of the Imperial and the Martinique have both been so well satisfied with the income of their original buildings that they have either built or else arranged to build large additions, and projects are already being broached for a number of similar improvements. The restaurant business of any good hotel in this neighborhood ought to be larger than that enjoyed by the hotels near the Grand Central Station, and they would be more convenient both for business men and pleasure seekers. All this is tolerably obvious, but the doubtful question concerns the effect of these terminals and hotels in the side streets nearby, and on Seventh Avenue. In the ordinary course of events the side streets between Twenty-third and Thirty-fourth, west of Sixth Avenue, would be improved with a cheaper grade of loft buildings. Buildings of this class are already being erected in the twenties, and there is every reason to suppose that Seventh Avenue would eventually be covered with a better grade of the same sort of structure. The completion of the terminals and the erection of several large hotels might, however, check this tendency by making the property more valuable for other purposes. Five years from now the number of people who sleep and eat in this neighborhood will be increased by thousands over what it is at present; and hundreds of thousands will enter or depart from the terminals every week. The presence of many additional money-spenders should make the neighborhood the best in New York for the retail trade, and it may well keep it alive as an amusement centre. There seems to be no good reason why Seventh Avenue should not become a possible site for theatres; and the same is true of the side streets. The only transit deficiency under which the neighborhood suffers is the lack of Subway connections; and that is certain to be remedied in a few years. When it is remedied the so-called Pennsylvania Terminal district will be more accessible to more people than any other neighborhood in the city.

**New Subway Possibilities**

THE CHAIRMAN OF THE PUBLIC SERVICE COMMISSION, Mr. Willcox, has issued a statement during the week in which he asserts that the work of the Commission has in certain respects been misunderstood. It has not been engaged merely in an investigation of the affairs of the Interborough-Metropolitan Company. It has also been devoting a suitable proportion of its time to the questions of new Subway routes; and the results of its deliberations on this very important matter would in the course of time be given to the public. All this is reassuring, but it is one of the misfortunes of the constitution of the Commission that its powers in this respect are very limited, and that it can accomplish nothing without the co-operation of the Mayor and the Board of Estimate. The most serious problems connected with the laying out of new Subways are financial, and these problems cannot be solved without the establishment of a working agreement between the Board of Estimate and the Commission. It is the business of the Commission, if possible, to lay out Subways which can be built, and the kind of Subways which can be built depends upon the corporation, public or private, which is to build them. The new Subways must be arranged, that is, either to connect with the existing Subway or to be independent of it. If they are to be connecting, the existing law must be changed, and the lease lengthened, so that the Interborough Company can obtain a security which would be a basis for a sufficient loan. On the other hand, an independent Subway would have to be built and perhaps operated by the city; and how is the city to finance such an undertaking? These are questions which, as we have pointed out, are more within the proper province of the Board of Estimate than they are within that of the Public Service Commission; and what the Record and Guide would like to see is some evidence that these two bodies are ready and able to reach an agreement, and that they will present a joint demand to the Legislature for any legislation which they may need. It may be that the importance of such an agreement is fully appreciated, and that informal steps have already been taken to that end, but if so, no traces thereof have been allowed to transpire. But as soon as any such steps are taken, news to that effect should be given to the press. Public opinion is profoundly interested in the question, and should be consulted early in respect to any policy which may be adopted. The sooner a definite policy is formulated and adopted, the better.

**Street Railway Managers**

IT IS STATED THAT THE group of financiers who controlled the Metropolitan Street Railway for so many years are to retire, and that the management of the Interborough-Metropolitan Company will remain in the hands of Mr. Belmont and his associates. Everybody interested either in the securities of the company or in the future improvement of its service must hope that such will be the case. Confidence in the good faith of the management of the corporation will never be restored so long as the men whose policy has wrecked this fine property remain identified with its control. Mr. Belmont may not be all that the responsible head of a great public service corporation should be; but at any rate he stands for sound financial methods, and his branch of the system is the solvent branch, from the earnings of which the whole property may in the end be rehabilitated. The earnings of the Interborough Company over and above the interest on its bonds already amount to several per cent. on the preferred stock of the Interborough-Metropolitan Company, and after the Brooklyn tunnel has been in operation for six months it is possible that the Interborough Company alone could pay the whole dividend to which the preferred stock is entitled. Such being the condition, the Interborough interest obviously ought to control the property. The only conceivable alternative would be the dissolution of the merger. The situation of the Interborough Company is so much stronger than that of the City Railway that again we cannot help expressing our wonder that the merger was ever consummated. If Mr. Belmont had persisted in fighting, he could have had absolutely his own way. The Metropolitan Company could not have afforded to build Subways and its whole programme of Subway construction was merely a big bluff—undertaken apparently for the purpose of unloading on the Interborough Company.

**The Best Solution**

THE EXPECTATION IS THAT the receivership of the New York City Railway Company will result in such a scaling down of its charges as to make it a solvent concern and possibly an efficient public servant; but is it not worth while to advance another and more promising expectation? Could not the City of New York use the existing opportunity to place its whole relations with the Interborough-Metropolitan Company on a new and a better basis? One of the great handicaps under which the transit system of New York suffers from the point of view of the public welfare, is the large number of perpetual franchises possessed by the several corporations composing the merger, and the extinction of these franchises would be worth a large sum of money to the city. On the other hand, the value of these franchises to the company will in the long run be very much diminished, unless it be enabled to extend and develop its system. Could not some arrangement be reached between the city and the corporation whereby the latter might obtain a long lease of the new Subway in return for the extinction of these perpetual franchises, and their renewal for a term say of seventy-five years? Such an arrangement would be to the advantage of both the public and private interests involved. It might seem foolish for a corporation to surrender a perpetual franchise without an immediate cash compensation, but if the managers of the company are wise they will see that the most remunerative payment they can get will be really valuable Subway concessions. They should also realize that in the long run the city will not submit to the burden imposed by these perpetual franchises, and that they will be forced to sell in one way or another. But if the city must buy in the long run, the sooner it buys the better, and it can better afford to pay in concessions than in cash. Such an arrangement is the most practicable way of unifying the transit systems of Manhattan and the Bronx, and of supplying the means for early and efficient development. It is wholly improbable that it will be reached, because neither of the parties to the possible agreement is likely to see its interest in the right light; but it would none the less constitute the best solution of the transit problem of the two western boroughs. In any event the city ought to take some advantage of the difficulties of the Interborough-Metropolitan Company. If it were ruled by President Diaz, he would probably find means to buy on behalf of the city a controlling interest in the corporation at the present bargain prices.

**The Adams Estate**

THE AUCTION SALE of certain remaining properties belonging to the Adams estate passed off successfully during the past week. The executors were well-advised in the terms which they offered to bidders. Seventy per cent. of the purchase money was allowed to remain on bond and mortgage at five per cent., and a purchaser could not have obtained terms so good as these just at present from financial institutions. The consequence was that the success of the sale was made independent of the existing demoralized condition of the money market, and this independence partly accounts for the excellent prices which were obtained. Several of the parcels were situated in the so-called Pennsylvania Terminal section, and the prices which they brought, while by no means excessive, indicates that there are purchasers for real estate in this neighborhood at the existing level of speculative values. Testimony to this effect was the best that could be expected at the present juncture. Such properties will have to be carried at a loss for several years in the expectation that after the terminal is completed values will have advanced sufficiently more than to reimburse the owner. The basis of the current prices is, consequently, entirely speculative, and these speculative values are the first to feel the effect of any lack of confidence. That there is no indication of a lack of confidence at a time when speculation itself is almost at a standstill is assuredly an encouraging sign.

—Announcement is made by the West Side Y. M. C. A. of the evening lecture course on Investments for the coming season. The first lecture course was given in the fall and winter of 1905 under the direction of Mr. John Moody, editor of Moody's Manual. It is conducted along the same lines as all of the other classes in the Y. M. C. A., the object being, not to make money, but to give those interested an opportunity to receive a thorough course of intelligent instruction at a minimum cost.

## Electric Light and Power.

### An Electrical Engineer Opposes the Views of a Builder

To the Editor of the Record and Guide:

I was much interested in the letter signed "Builder," in regard to the charges of the New York Edison Co. and other general service corporations for electric light and power. While I agree fully with the writer of this letter as to the unreasonableness of the rate to the small consumer, I do not think that "Builder" is right in assuming that the Central Station is the logical service for all buildings. This proposition has been brought up to me for the past ten years. There is no doubt that if the supply of electricity to buildings was the only thing to be supplied, the Central Station service would be the logical method of supplying such service, and an isolated plant would be an anomaly. This is not the case, however. The supply of electricity to a building is a very small proportion of the energy requirements, as it is this fact that makes the isolated plant the logical solution rather than Central Service for one factor only.

In the modern office building or hotel building, besides electricity for lighting and for power, there must be supplied steam for heating, hot water, perhaps refrigeration of cold water, or for refrigerators, vacuum sweeping for cleaning offices, and hydraulic pressure for operating hydraulic or plunger elevators. It is perhaps fortunate for the isolated plant that the maximum demand for heating comes in the same period of the year as the maximum demand for lighting and for electric power; hence, it becomes possible to get a double use out of labor and out of fuel during the winter months, as the steam derived from the coal is first used for running the electric engines and then for heating the building; and the labor required for looking after the boilers, pumps and elevator equipment is also available in a large measure for looking after the electrical plant.

I have just had occasion to make a number of comparisons between buildings with and without electrical plants and in a great many instances the amount of coal used during the heavy winter months is less where a plant is installed than where no plant is installed. I should, perhaps, correct this by saying the cost of the coal used, rather than the amount. This follows from the fact that with the isolated plant installed, with its requirement of a fireman looking after the fires continually during the summer and winter, it becomes economical to install some system of draft, allowing the burning of the low-grade fuels, such as the very small sizes of anthracite or coke screenings. By this means coal costing $2.50 or $3 a ton is made to perform the work with an efficiency almost equal to that of the larger sizes of anthracite costing from $4 a ton up. It is not feasible to introduce these methods into buildings where low-pressure plants only are used for heating.

If it were possible to install a Central Station plant which would supply both steam for heating, electricity for lighting, as well as steam for operating hydraulic elevator pumps, it might be possible to dispense with the isolated plant. Unfortunately, it is not feasible to transmit exhaust steam for heating long distances without excessive cost of piping and excessive condensation in mains. It might be possible to do this if hot water circulating systems were used, but this would mean the entire change of the heating systems of buildings, together with an expensive franchise and an entire remodeling of the Central Station system and plants which are now designed for operating condensing. The transmission of high-pressure steam to buildings, where it is used to operate isolated plants, is really more logical than the transmission of electricity; but in this case the saving, due to concentration of large boilers in one plant, and the use of very small low-grade fuel in such a plant, under forced draft, is more than counterbalanced by the taxes, repairs on the mains, and the rental value of the space occupied by the central plant. Such a central plant can compete successfully with small buildings, and it is for such service that the New York Steam Company is particularly fitted. But for large buildings the isolated plant, containing its own steam and electric and refrigerating and hydraulic equipments, is the logical solution of the problem. It would, of course, be more economical if such a plant could be designed to take care of a whole block; and where the whole block is owned by a single owner, this method, of course, is resorted to; but the saving is not sufficient, apparently, to make it worth while for two owners to consolidate their interests to supply all the requirements from a single plant.

I think, too, that "Builder" is mistaken in saying the cost of plants is such a large amount. He is probably including in his estimate the cost of the complete steam and electric and hydraulic equipments. Only a comparatively small part of this cost is chargeable to the isolated plant, that is, the cost of the engines, dynamos, part of the switchboard, part of the boiler plant, part of the high-pressure steam work, and part of the electrical connections between the dynamos and the

(Continued on page 610.)

## Conveyancing.

THE NEED OF A MORE EFFICIENT SYSTEM OF REGISTRATION.

To the Editor of the Record and Guide:

CONVEYANCING, to, lawyers, was until the present generation of practitioners an art; and to operators in the earlier days of realty dealing as a business, an important part of the transfers of titles.

The present-day conveyancing because of the several elements herein reviewed has become in many instances reduced to the simple matter of drawing a deed, executing, acknowledging and delivering it.

To some this view seems an extreme exaggeration, but the experience of many corroborates the fact that many contracts for the purchase and sale of real estate are at the present day being drawn by brokers, or the parties (laymen) themselves; that title examination and searching too frequently is done by inexperienced persons, and in many instances properties are being passed from one person to another without any examination of title whatever.

The situation under existing conditions is not one to cause worry for the lawyer, for nearly every time that a flaw in a title is thus allowed apparently to escape, it creates some future opportunity for a man trained in the art of conveyancing to straighten out the difficulty. Nor does the title company, which institution was organized to aid the layman and insure him against loss occasioned by negligent work of the attorney, or unavoidable error, solve the problem. That many titles to this time remain defective is not to be disputed. Still, in spite of this knowledge and the fact that sooner or later the defects will be discovered, and that the title companies raise the questions when discovered, so that defects may be cured, persons to a large number are taking title to property without having the same examined.

The condition is perhaps the result of the increase in the number of realty transactions which took place in the past few years, which made real estate almost a merchandising article, to be bought and sold as a commodity; and now that the times have quieted and the excitement of trading has subsided, the situation should and can be calmly reviewed, the things to be avoided discovered and pointed out, and likely something suggested or developed to reduce the chances of loss.

Without malice to the brokers, let it be stated right here: they are in no sense conveyancers, and should not undertake to do anything connected with the transfer of title. The broker does his full duty when he brings the contracting parties together; his business should cease there; the few dollars that he can save the parties by drawing the contract are very frequently the cause of great loss to one or the other of them later on, and the losing one always blames the kind broker who drew the agreement.

The contract of purchase and sale is the first step in conveyancing. Brokers have read and heard contracts read time and time again, have seen them revised and corrected until they feel that they can draw them as well as necessary; and to aid the parties many of them volunteer to and do make it a practice to draw the contract, and in this they are encouraged by the principals in many instances, because they are at the time satisfied and often friendly, and attach comparatively little importance to the contract; the object being, as they state, "that the buyer wants the property and the seller wants to deliver it; the buyer wants no more than the seller has and that the seller agrees to convey."

Then, too, we often hear that "we need not be so particular; this or that is all right. I know Mr. ———, the seller," or vice versa. But right there the parties make one of the greatest mistakes. The contract very often decides the question as to whether a title must be passed or rejected; one cannot be too careful about the description of the property which is to be conveyed, nor of the incumbrances thereon, nor of the covenants and restrictions connected therewith, nor the rights appurtenant thereto.

The description, though it vary only by inches, may give rise to much controversy and considerable litigation and loss. The failure to state the due date of a mortgage may cause very great loss to the purchaser, or an incorrect statement of a mortgage give an opportunity for rejection of a title, to the loss of the vendor; so with the improper description of covenants or restrictions affecting the property; and in numerous other ways is specific and accurate knowledge required, which experience has shown is not generally possessed by the broker. Therefore let the broker attend to his part of the transaction, and that only, and one of the existing dangers is removed.

Coming, then, to the examination of the title, it is well known that to reduce the loss from errors allowed to escape in the examination, several companies were formed in this city which insure the vendee on taking same against loss because of defects; it is also well known that the companies will not pass upon a close question and where insurance is most needed—that is, on a questionable title, none can be obtained; and frequently the expense of clearing a defect must be re-

(Continued on page 618.)

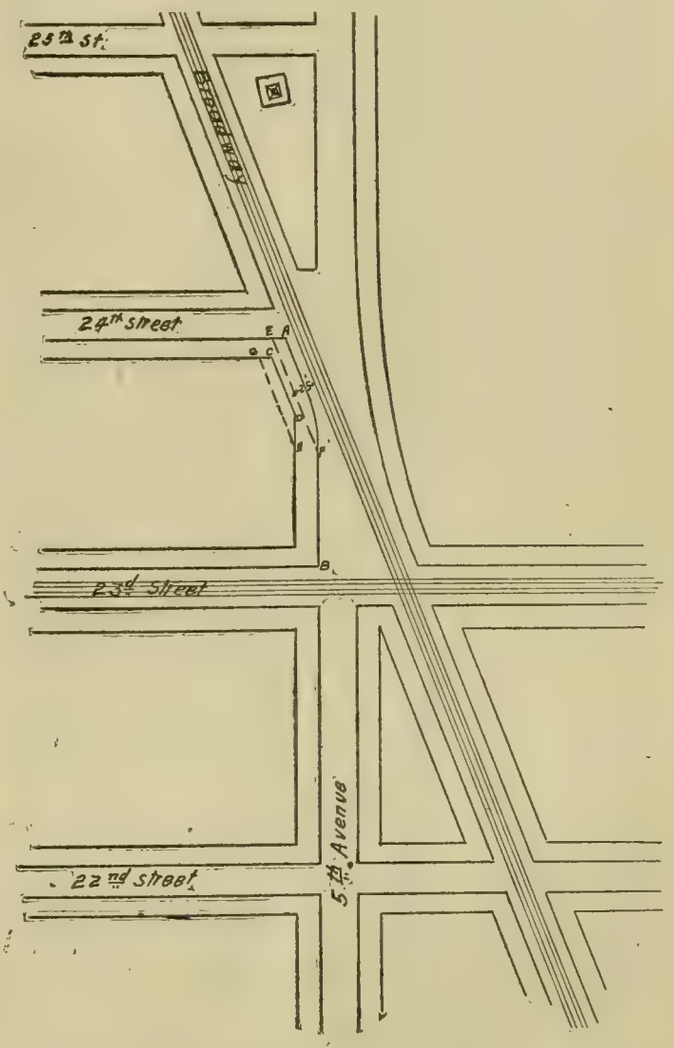
## Traffic Congestion in Madison Square.

To the Editor of the Record and Guide:

I herewith enclose you a little sketch indicating what I regard to be a most important suggestion in regard to the control of street traffic on Broadway and 5th av, from 23d to 25th st.

As at present operated, all street traffic southbound on 5th av is turned into 25th st on to Broadway and compelled to follow along the westerly side of the double line of street railroad tracks as far south as 23d st. From 24th st to a point approximately 120 ft. south there is a margin between the curb and the car tracks not to exceed 12 ft., and the result is continued congestion and annoyance to street traffic as well as foot passengers.

In view of the announcement that the Fifth Avenue Hotel is shortly to be torn down and rebuilt, I suggest that the city purchase a strip approximately 25 ft. in width in order to widen the street area to a total distance of 25 ft. between the tracks




and the street curb line. The black lines A-B and C-D indicate respectively curb line and building line. The purchase of sufficient ground to change these two lines to E-F and G-H would accomplish the purpose. This being done street traffic southbound on 5th av could readily be turned over to Broadway at 24th st and thus relieve the congestion between 25th and 24th sts, and very materially aid matters in giving sufficient room from 24th st south.

The city should at this early date take steps to procure by purchase or condemnation proceedings enough land to insure this being done. Your paper is the proper medium in which to set this before the authorities of the city.

MERRILL WATSON.

### Mainly Personal.

Bion J. Arnold has been appointed by the Public Service Commission to make a study of the subway and its equipment, including cars, platforms, stairways and stations, and submit a report on it to the commission. He recently made an examination of the Chicago traction system.

Mr. Franklin B. Ware of 1170 Broadway, whom the Governor has appointed State Architect, to fill the vacancy caused by the death of George L. Heins, is a member of the firm of James E. Ware & Sons, a leading firm of architects. He was a member of the Board of Aldermen for four years prior to 1905, and is corporal of the 71st New York regiment, and a member of the Republican Club. He is 34 years old.

# THE REALM OF BUILDING.

## French Building Materials.

Consul-General Frank H. Mason, of Paris, reports that the mortar or cement used in France in the construction of barns, outhouses, division walls between properties, storehouses, etc., varies in composition with the district in which it is made and used. He continues:

In the neighborhood of Paris such concrete is made by combining plaster, produced by pulverizing the native plaster rock peculiar to this district with river sand or gravel. This plaster, which costs $3.25 per cubic meter (35⅓ cubic feet) is mixed with coarse sand or gravel in the proportion of 200 kilos (440 pounds) to 1 cubic meter of sand for large thick walls which are wholly above ground in dry locations. When the wall is to be thin, the cement is strengthened by increasing the proportion of plaster-lime to 250 kilos (550 pounds).

Concrete of this kind can be used for substructures or foundations exposed to continuous dampness or action of water. For such foundations the mortar used is of ordinary quicklime and sand, strengthened, according to the humidity of location and weight of wall to be sustained, by the addition of hydraulic (Portland) cement, which is also known in France as "ciment de Boulogne," and costs in Paris $15 per 2,204 pounds. The best lime for mortar is known as "Chaux de Beffes," and comes from the Department of Cher. It costs in Paris $7.38 per metric ton.

These kinds of concrete or mortar are sometimes mixed by machinery, but usually the ingredients are combined in an open trough or bed with a hoe and used immediately afterwards.

The composition resembling concrete is known technically as "pise," and is little used in this district for the reason that one of its principal ingredients is the slag of blast furnaces or some volcanic scoria of similar nature, neither of which abound in the neighborhood of Paris. In districts where the volcanic scoria or blast-furnace slag are available it is pulverized and mixed with Portland (or Boulogne) cement in the proportion of 400 to 450 pounds of cement to a cubic meter of scoria. The usual method of mixing is combined with that of grinding or pulverizing the slag in a large circular trough around which travel two heavy stone disks driven by steam, water, or horse power. The cement and slag, after having been thoroughly ground and mixed, are withdrawn from the mill, mixed with water to the proper consistency, and used at once for the construction of barns, inclosing walls for fields and gardens, and even for ordinary dwellings in villages or the country.

In building division walls with this material a common method is to use a frame mold, consisting of two planks set vertically and held together by adjustable iron braces, which are lengthened or shortened by set-screws, the space between the two planks being the thickness of the wall. This frame is set upon the foundation, already prepared, and the mortar (pise) shoveled in and rammed down firmly. The frame is then loosened by the set-screws and raised to receive the next layer of concrete. Walls of this character, especially in buildings, usually receive an outer surface coating of plaster made of finer sand, lime and hydraulic cement.

Formerly stiff clay mixed with straw or tough wild grass was used in country districts for pise work in the cheapest class of construction, but such walls are available only in dry locations and soon disintegrate under the influence of continued moisture.

Another composition resembling concrete used in France, known as "beton," is thus described by Consul-General R. P. Skinner, of Marseille:

Lime beton has been in longer and more general use than cement concretes. It was a first-class material when made with ordinary quicklime, and since hydraulic lime has been used it is better. It is a cheaper composition than cement beton or concrete, easier to work, and if the initial load be not too great it is for nearly every purpose just as good. A good lime beton can be obtained by mixing mortar and stones, gravel, or cinders, mortar and good-sized stones making the best composition. Probably one-half of the houses in Marseille have been built of this material, and thousands of the older buildings, many hundred years old, are held together by ordinary lime. Walls built of quicklime beton must be laid up slowly, but with hydraulic lime beton they can be erected as fast as masons can work. The solidity of lime beton construction is shown by the sea walls and docks in Marseille, where masonry of this kind may be seen both above and below sea water, the most difficult test to which building material can be subjected.

The lime is weighed out to the cubic unit of sand and the two dry mixed. Water is added slowly with a sprinkler and the plastic consistency tested by forming a ball with the hand, which should exude a slight moisture, and being laid aside should neither flatten nor crack open. A mortar of 500 kilos (1,102 pounds) of lime to 1 cubic meter (1.308 cubic yards) of sand, mixed and beaten dry, has more resistance than an equal quantity of pure lime. A house-building mortar contains from 440 to 551 pounds of lime per cubic meter (1.308 cubic yards) of sand. This is sufficient also for small arches and viaducts. For tunnels, foundations and viaducts of considerable height the proportion of lime is increased by 110 pounds, while for important arches and dams subjected to pressure the amount of lime per unit of sand is from 661 to 771 pounds.

Stones or other cheap material are mixed with the mortar, thus constituting the beton. Cinders, coke and furnace slag may be substituted for stones in ordinary house and wall work. If broken stone is used, the pieces are from 0.78 to 2.36 inches in length. The proportions are usually two parts of stone for one of mortar for work under water; in open-air work the proportion of stone may be increased.

For open-air work a coffer or mold is built, into which the beton is poured, in horizontal layers from 8 to 12 inches thick, and then rammed. A layer of beton cannot be distributed above another which has already set until its surface has been picked and washed and finally given a coat of cement and water of the consistency of cream.

In both France and Germany a light-weight beton is made of cinders. Buildings several stories in height can be erected of this cinder beton, which can be laid as in the other cases cited or treated like armed cement. One-story structures require no anchorage bars. Several very large factories have been built at Lyon of this beton. Sometimes the cinders are worked into blocks and laid up like cut stone. In all cases the cinders must be screened, and then mixed at the rate of 1 cubic yard of cinders to one-half cubic yard of hydraulic mortar composed of 440 pounds of hydraulic lime to 35 cubic feet of sand, or the lime can be replaced by 330 pounds of Portland cement. The proportion of mortar can be shaded slightly if the materials are good.

The striking economies effected in France are obtained by the free use of cheap local material, whatever it may be, and by the equally free use of lime where cement probably would be used in the United States. If the work be carefully plannd and performed, hardly more lime is needed than if cement were used, and whereas a good Portland cement now costs from $10.22 to $10.60 per ton in Marseille, an equally good hydraulic lime costs but $6.35 per ton. In the rural districts the peasants use any kind of lime, and they build houses which last hundreds of years.

Buildings constructed with beton can be completed by a coating of lime or cement mortar, which, being laid on and lined, gives a finish that loses little by comparison with cut stone and effectually prevents the absorption of moisture.

Consul Alphonse Gaulin, of Havre, states that among the different compositions used in that part of France in the construction of the cheaper class of buildings is one resembling concrete, technically known as "agglomeres de machefer." He describes it as follows:

It is a mixture of slag, cement and lime, slag being the chief ingredient. It is is claimed that to obtain satisfactory results the slag selected should contain the smallest possible amount of cinders and coal. It should first be crushed or sifted and then mixed with the cement and lime. Water is added to complete the mixture, which is afterwards placed in special molds and subjected to heavy pressure. "Machefer" blocks of various sizes are made out of these molds, the largest being about 8 inches high, 20 inches long, and 10 inches wide, and the most common size measuring 2¼ inches high, 9 inches long and 4¼ inches wide. The slag from which the smaller blocks are made is crushed much finer than that which forms the larger blocks. While machefer is not used extensively in the cities, its use is becoming general in the rural districts, as it is quite durable and unquestionably the cheapest building composition to be found in this region.

### Twin Evils—The Blacklist and the Boycott.

President James W. Van Cleave, of the National Association of Manufacturers, makes an authoritative denial of the accusation that the employers' associations of the country are collecting a fund for the suppression of the labor unions.

In an address delivered at Battle Creek, Mich., October 8, he said that the charge that the federation which has just been created by the employers and citizens' organizations has been organized to crush labor unions is an absurd accusation and that nothing could be further from the purpose of the thoughts of the federation.

Mr. Van Cleave also denounced both the boycott and the blacklist in these words: "When I condemn the boycott I condemn it in all its forms and ramifications, including the blacklist, which

is only a boycott in another form. When used by labor unions to hurt employers or by employers' associations to hurt workers, the boycott and blacklist are un-American, immoral and vicious and have no place in a country like ours.

"I want to put myself on record by saying that in my life-long experience as an employer and in many years of experience as member and officer of employers' associations, I have never been connected with a concern or an organization employing the blacklist, and I want to put myself on record further in saying that I would not be a member or officer of a corporation or of an organization that employs the blacklist at any time in the future.

"Speaking particularly of the National Association of Manufacturers, which I have the honor to represent as president, I speak for every member of this great organization when I condemn the blacklist not only as much but even more so than the boycott."

## New Fifth Avenue Building.

THE DREICER BUILDING, on the southwest corner of 46th st and 5th av, will be ready for occupancy before the first of November, when J. Dreicer & Son will move into their new quarters. While some jewelers have very large and imposing structures, this one is a small building occupying only a lot 25x100, but is complete in every detail.

The house is constructed of marble and Indiana limestone and in the Louis XVI. period. The interior of the ground floor is sumptuously decorated in the Regent's period, the woodwork



DREICER BUILDING.
560 Fifth Avenue. Warren & Wetmore, Architects.

of the main room being in French oak with the decorations in bronze, fire gilded. The electric fixtures are also in the period and were designed and made in Paris. A new departure in the way of showcases, at least as far as this country is concerned, has been adopted.

These cases are made of rosewood and ormolu bronze, and are designed for the comfort of the purchaser rather than for the display of goods. The room in the rear of the main store is done in the same period in gray tone with trimmings of bronze, fire gilded. The interior of both rooms were executed by Nelson, of Paris, and put up by Marcotte & Co., of this city.

There is a suite of two rooms, which face on the side street, which will be occupied as an office and private salesroom. The top floor will be the workshop for the jewelry firm. The other floors in the building will be occupied by J. H. Bache & Co. and Eugene Glaenzer. Messrs. Warren and Wetmore are the architects. Mr. Dreicer is also the owner of Nos. 436 and 438 5th av, on the southwest corner of 39th st.

—Bids will be received by the President of the Borough of Brooklyn Wednesday, October 23, for regulating and repaving with asphalt pavement on a concrete foundation the roadway of Bradford st, from Fulton st to Atlantic av, George st, from Evergreen av to Knickerbocker av, Park pl, from Bedford av to Nostrand av, Sackman st from 100 ft. south of Eastern Parkway to Fulton st; Schaeffer st, from Broadway to Knickerbocker av. For fencing vacant lots with wooden rail fences, six ft. high, in various places and on various sts in Brooklyn; furnishing and delivering 500 barrels of Portland cement. For grading a lot on the north side of 41st st, between 6th av and 7th av.

## Building Operations for September.

Official building reports from 55 leading cities received by the American Contractor show that building operations continue decidedly active, with the exception of New York City, where there is a notable shrinkage, amounting to seven million dollars, or 40 per cent., as compared with September of 1906. Leaving out New York City, there is a slight gain in the aggregate.

This shows local causes for both gains and losses, and indicates an altogether healthful condition. The loss in New York is but a continuance of conditions that have prevailed here for many months. Chicago, where more liberal financial conditions prevail with respect to real estate loans, shows a gain of 20 per cent. One of the most notable gains is reported from Baltimore, amounting to 63 per cent.

| City. | Sept., 1907, cost. | Sept., 1906, cost. | Per cent., gain. | Per cent., loss. |
|---|---|---|---|---|
| Baltimore | $824,215 | $498,377 | 63 | .. |
| Birmingham | 102,210 | 66,735 | 50 | .. |
| Buffalo | 688,000 | 687,970 | .. | .. |
| Chicago | 5,523,605 | 4,599,200 | 20 | .. |
| Cambridge | 251,250 | 207,375 | 21 | .. |
| Cleveland | 874,165 | 871,426 | 3 | .. |
| *Chattanooga | 96,070 | 379,635 | .. | 74 |
| Cincinnati | 401,931 | 460,255 | .. | 12 |
| Davenport | 33,030 | 81,375 | .. | 59 |
| Dallas | 211,750 | 246,824 | .. | 14 |
| Denver | 472,230 | 386,010 | 24 | .. |
| Detroit | 1,191,500 | 781,300 | 52 | .. |
| Duluth | 308,408 | 103,135 | 199 | .. |
| Evansville | 91,260 | 85,782 | 6 | .. |
| Grand Rapids | 237,325 | 120,485 | 96 | .. |
| Harrisburg | 101,000 | 154,830 | .. | 34 |
| Hartford | 1,570,120 | 179,950 | 772 | .. |
| Indianapolis | 441,559 | 438,269 | .. | .. |
| Kansas City | 922,497 | 781,540 | 18 | .. |
| †Little Rock | 146,465 | 57,792 | 153 | .. |
| Louisville | 184,089 | 234,525 | .. | 21 |
| Los Angeles | 1,116,901 | 1,020,774 | 9 | .. |
| Milwaukee | 580,134 | 633,305 | .. | 8 |
| Memphis | 280,276 | 261,014 | 7 | .. |
| Mobile | 41,100 | 80,176 | .. | 48 |
| Newark | 626,085 | 732,451 | .. | 14 |
| New Orleans | 163,892 | 267,775 | .. | 39 |
| Manhattan | 5,265,905 | 10,739,110 | .. | 50 |
| Brooklyn | 3,783,690 | 4,960,850 | .. | 23 |
| Bronx | 1,292,369 | 1,665,150 | .. | 22 |
| New York | 10,341,964 | 17,365,110 | .. | 40 |
| Omaha | 396,155 | 335,450 | 18 | .. |
| Philadelphia | 3,113,810 | 2,414,350 | 28 | .. |
| Pittsburg | 1,124,632 | 1,230,295 | .. | 9 |
| Pueblo | 15,095 | 29,210 | .. | 48 |
| Portland | 941,795 | 440,440 | 113 | .. |
| Reading | 61,350 | 145,400 | .. | 57 |
| Rochester | 476,525 | 348,525 | 36 | .. |
| St. Joseph | 119,945 | 79,262 | 51 | .. |
| St. Louis | 1,966,956 | 2,031,069 | .. | 3 |
| St. Paul | 410,512 | 887,921 | .. | 53 |
| San Antonio | 245,240 | 101,905 | 141 | |
| San Francisco | 2,697,217 | 6,307,015 | .. | 57 |
| Scranton | 114,209 | 139,965 | .. | 18 |
| Seattle | 1,206,874 | 423,272 | 187 | .. |
| Spokane | 416,610 | 263,975 | 57 | .. |
| South Bend | 65,000 | 72,825 | .. | 17 |
| Syracuse | 234,740 | 279,949 | .. | 16 |
| Salt Lake City | 207,800 | 209,150 | 1 | .. |
| Topeka | 75,286 | 83,450 | .. | 9 |
| Toledo | 325,135 | 258,510 | 25 | .. |
| Terre Haute | 96,490 | 99,690 | .. | 3 |
| Tacoma | 300,495 | 202,130 | 48 | .. |
| Trenton | 171,231 | 150,585 | 13 | .. |
| Washington | 446,118 | 864,794 | .. | 48 |
| Worcester | 113,350 | 181,172 | .. | 37 |
| Wilkesbarre | 103,560 | 170,966 | .. | 39 |
| Total | 43,269,161 | 48,534,670 | .. | 10 |

*Chattanooga, Sept., 1906; one $300,000 permit.
†Little Rock, Sept., 1907; one $105,000 permit.

### New Wharf of Concrete and Steel.

The United Fruit Company of 17 Battery pl, New York, has obtained privileges from the Panama government for the erection of a large concrete and steel wharf and warehouse at a point known as Almirante, a few miles by water from Bocas del Toro, which is near Colon; also the right to build and operate a railroad from Almirante to the Banana River, and thence to connect with the company's railroads in the Changuinola district, where they have extensive banana plantations. This line of railroad from Almirante to Changuinola is about 13 miles in length and will be completed about Feburary, 1908. From Changuinola the railroad crosses the Sixiola River and enters the new banana country of Sixiola, from whence the fruit will go to the wharf at Almirante, where it is expected that one steamer a day will be loaded.

According to a report from the American Consul at Colon, the United Fruit Company has a contract with the Panama government for the filling in of the town of Bocas del Toro, the raising of the houses to the required grade, the installation of a sewer system, and the building of a sea wall. The sea wall and the sewer system have already been completed. The work of filling in the town is now progressing rapidly and will soon be finished. The contract calls for a number of new streets, avenues, gutters, sidewalks, etc. After Bocas del Toro has had these improvements completed, together with the sanitary cleaning now progressing under the direction of the American sanitary authorities of the canal zone, it will be one of the healthiest towns on the coast. Even now it is healthy.

## Electric Light and Power.

(Continued from page 606.)

switchboard. The rest of the cost would be incurred whether the isolated plant were installed or not.

The cost of such a plant, that is, the part of the cost due to the installation of the plant, will be between 1½ cent to 2 cents per cubic foot, or probably less than 5% of the cost of the building. In fact, in large buildings the cost may run as low as 3% of the cost of the building. The cost of the plant is, therefore, not a very great feature in the total cost; and the presence of a plant operates in many ways toward the improvement of the service. It will be found by investigation that the great majority of accidents to elevators occur in buildings where there is no isolated plant, that is, where there is no high-class chief engineer and force of mechanics to watch the operation of the machinery. In low-pressure plants for heating only, where there are also electric elevators in operation, the care of these elevators is left to some unskilled mechanic, and repairs are only attended to when they are called for by the insurance companies. Accidents are frequent in such places, and they would be still more frequent in high office buildings if there were not present a skilled force of mechanics and a trained licensed chief engineer, capable of watching the operation of the plant and elevators, and attending to repairs without waiting until the defects become dangerous. The presence of a plant also makes it possible to have heat at all times, winter or summer, as exhaust steam is always available, and it also makes possible a much more liberal use of light without excessive cost.

As regards the rates of the New York Edison and allied companies, I agree with the writer of the letter that the rates to private consumers and small consumers in general are exorbitant. There can be no possible excuse for a discrimination in rates of 300% and more between the rates to small shop people and the rates to large shop people. Nothing in the history of freight discrimination approaches such a discrimination in rates, and I have the earnest hope that the Public Service Commission will take this matter up and insist that the rate charged to the man who has a small store, 10 ft. or 20 ft.x100, shall not be three times the rate charged to the owner of a large store like McCreery's or Simpson & Crawford's. If the street service companies were not public service corporations there would perhaps be a justification for a slight discrimination in rates, due to the extra cost of billing and metering small consumers, as compared with large consumers. But it is an established fact in law, I believe, that a company entering upon a public service of this character, with an exclusive franchise grant, must treat all its consumers alike. But even if the principle is granted that a certain discrimination is proper between a large and a small consumer, this discrimination should be confined to the difference in cost of producing and delivering the current to the large and to the small consumer, and this could not be more than 15% or 20%. If a 3-cent rate is a fair rate to a large storeowner, the rate to the small storeowner should not exceed 3½ cents. This matter of rates is of great importance to every owner of property, and is one, I think, meriting the attention of the Real Estate Board of Brokers and other real estate bodies.

P. R. MOSES.

320 Fifth Avenue.

### A Cornish House and Garden.

The town of Cornish, on the New Hampshire side of the Connecticut River Valley, has a reputation of its own for its houses and gardens. In this neighborhood are almost a score of country places which have been designed with some regard for the consistency and the propriety of their total effect. The houses, with their approaches and gardens, have all formed part of a lay-out which has been carefully planned in advance, and which was supposed to take account of all the conditions relevant to the convenience of their inhabitants and the effectiveness of their appearance. If there has been any failure on the part of these people to bestow upon their places the final grace of complete propriety, that failure has been due more often to the lack of means rather than to lack of ability or will. For the country places in Cornish are not large and the people are not rich. In order to obtain the desired completeness of effect, they have frequently been obliged to build of wood, where they would have preferred to build of some more enduring material, and in many cases essential parts of the completed design have been omitted, merely because the owner could not afford to supply the omission. The house and garden situated in Cornish, which is illustrated herewith, is distinguished in these respects from many of its neighbors. The architectural design has been more completely carried out than has been the case with many other places in the vicinity; and it has been carried out in more permanent materials. And it obtains from this comparative completeness and substantiality of execution, a manifest increase of architectural dignity.



A HOUSE IN CORNISH, N. H. Chas. A. Platt, Architect.

### Railway Extension.

To say "railway building in the United States is at an end," as James J. Hill is reported to have said, or even that "there will not be much more railroad building in this country so long as the attitude of the public remains as it is today," as E. P. Ripley remarked, is to put the argument too strongly. That existing political and financial conditions are seriously impeding the promotion of new railway enterprises and may tend to discourage investment in the securities of new companies for the future is undeniable, in the opinion of the Journal of Finance. Innumerable branches and extensions which existing companies would be inclined to construct if conditions were favorable will remain unbuilt, and hundreds of communities which are clamoring for more railways or for a single connection with the outside world will have to put up their own money and build their own little roads, or wait until railway builders and investors can see some encouragement. But while this is true, it is some comfort to remember that a large amount of preliminary construction work was done last year, and this must and will be completed, even under adverse conditions. In March, 1906, The Railway Age enumerated new lines aggregating over 13,000 miles which then were under contract. About half of this mileage was completed in that year, but 7,000 miles or so were left over. Many of these commenced or projected enterprises now are meeting adverse conditions in the stock and bond market, but many other projects were so carefully financed and are so greatly needed that they will be pushed forward, and 1907 and 1908 will witness the addition of several thousand miles of railway track.

## Prospective Building.

Annexed is a list summarizing the principal building works recently announced in Manhattan. The first name is the owner's; the second, that of the architect; the third, the contractor's; the date is the date of announcement in the Record and Guide.

SOUTH OF CHAMBERS STREET.

Broadway, No 60 | 22-sty office building; cost, $1,700,000; The Downtown Building Co, 66 Broadway; ar'ts, McKim, Mead & White, 160 5th av; b'r, Geo A Fuller Co, Broadway and 23d st. Operations will be commenced as soon as the Consolidated Exchange moves to its new building at Broad and Beaver sts. Sept 22, 1906.

Exchange pl, n s, from Broadway to New st

West st, Nos 503-505, 5 and 7-sty seamen's home; cost, $150,000; American Seamen's Friend Society, 76 Wall st; ar'ts, Boring & Tilton, 32 Broadway; b'rs, Richard Deeves & Son, 305 Broadway; carpenter work, R B Ferguson, 252 Lee av, Brooklyn. April 21, 1906.

Pearl st, w s, 44.6 s Hague st, 6-sty loft building; cost, $36,000; Mrs Elizabeth McColgan, 159 Lexington av; ar't, Joseph Wolf, 320 5th av; b'rs, Mahoney Bros. One-half of the plot is still to be excavated; portion of building is up to the 2-sty tier beams.

Maiden lane, Nos 15 to 19 John st, Nos 18-20 | 20-sty office and store building; cost, $750,000; Edward Holbrook, 8 W 52d st; ar'ts, Clinton & Russell, 32 Nassau st; b'r, A J Robinson Co. It is expected to have building ready by May, 1908. Foundations and steel work well under way. See issue Apr 24, 1907.

Fulton st, Nos 172-174, 11-sty office and business building; cost, $300,000; New York Law School, 35 Nassau st; ar't, C P H Gilbert, 1123 Broadway; Chas A Cowen & Co, b'rs; structural steel work, Hay Foundry & Iron Works, Newark, N J. Foundations well advanced. Mar 16, 1907.

Maiden lane, Nos 68 to 76, intersection of Liberty st, 20-sty office building; cost, $1,000,000; German-American Ins Co, Liberty and Nassau sts; ar'ts, Hill & Stout, 1123 Broadway; b'rs, A R Whitney Jr & Co, 135 Broadway; steel, American Bridge Co, 42 Broadway; foundations, Foundation Co, 115 Broadway. Nov 17, 1906.

Broadway, No 247, 6-sty bank; cost, $500,000; The Importers & Traders National Bank, 303 Broadway; art, J H Freedlander, 244 5th av; b'rs, Marc Eidlitz & Son; exterior marble, B A & G N Williams; steel, Hinkle Iron Co; granite, Woodbury Granite Co. Exterior work well along. May 12, 1906.

Broadway, Nos 160-164, 18-sty office building; Lawyers Title Ins & Trust Co, 37 Liberty st; ar'ts, Clinton & Russell, 32 Nassau st; b'r, Geo A Fuller Co. Foundations under way. Sept 22, 1906.

Park pl, Nos 9 to 15, 5-sty addition to 5-sty loft building; cost, $150,000; The American News Co, 39 Chambers st; ar't, Fay Kellogg, 104 E 16th st.

William st, No 182, extensive alterations to 5-sty printing house; cost, $30,000; The New York Staats Zeitung, Tryon row; ar'ts, Schickel & Ditmars, 111 5th av; b'rs, Marc Eidlitz & Son, 489 5th av. Work under way; includes new plaster ceilings, plumbing, steam fitting and new floors throughout. Aug 10, 1907.

GREENWICH ST.—Nos. 156-158, Washington st, Nos. 163-165, 4-sty fireproof police station, prison and stable building, cost $230,000. City of New York, police department, 300 Mulberry st. Archs. S. B. Colt and Thornton Clard, 287 4th av, associated. No contracts let. Bids will soon be invited.

SOUTH WILLIAM ST. Nos. 5-7. Extensive improvements to office building; cost, $13,000; Percy Chubb, premises; ar'ts., Carrere & Hastings, 225 5th av; b'r, E. E. Paul Co., 289 4th av.

FULTON ST. No. 170. Extensive alterations to 5-sty store and lofts; cost, $10,000; Brill Bros., 279 Broadway; ar't, Robert T. Lyons, 31 Union sq; no contracts let; Oct. 12, 1907.

WILLIAM ST. Nos 165-167. 10-sty mercantile structure; cost, $125,000; R. Austin Reed, care architects; ar'ts, Bannister & Scheel, 69 Wall st; b'r., Chas H. Peckworth, 415 Hudson st. Work on foundations well advanced.

FOOT WHITEHALL ST.—Building a new ferry house for the Staten Island ferry at the Manhattan terminal at the foot of Whitehall st. Bids will be opened Oct. 31 by the commissioner of Docks.

## Points on the Material Market.

Eighty barge loads of Hudson River brick were taken in this market last week, representing an immense amount of brick building. Yet prices are falling.

At the present writing the cement situation is rather complex. It is generally known that only the best-equipped mills can make a small profit at current prices, even if they can do that, and a great many are losing money daily. It is generally believed that the market will "steady" by next spring, and prices be on a more reasonable basis to show a fair profit for the tremendous investment involved. Mr. W. P. Corbett, of the Alsen Portland Cement Co., 45 Broadway, says that some mills, without very well established reputations and without the very best equipments, seem to believe that they can sell cement at any price to get orders, and that their stockholders can stand the loss, and we presume they will have to learn the same bitter lesson that they had before. "Prices are too low, but how long they may continue is a question that no one of good judgment would be willing to attempt to forecast."

### New Catalogues.

ORNAMENTAL IRON AND BRONZE.—The Flour City Ornamental Iron Works have issued a handsome booklet—not a catalogue—illustrating styles of work, such as gates, stairs, railings, elevator enclosures, grills, marquises, entrance porches and lamp stands. The company's home address is Minneapolis, Minn.

MORRIS METALLIC PACKING.—The H. W. Johns-Manville Co., 100 William st, issues a special catalogue in the interests of Morris Metallic Packing, of which this company is selling agent. The packing is suited for Corliss valve stems and all piston rods.

## The New Electric Lamp Filament.

A good deal of attention has been attracted during the past few months by a new type of filament for incandescent electric lamps, which is the joint invention of Prof. Herschel C. Parker, of Columbia University, and Mr. Walter G. Clark. This is known as the "Helion" filament, and is the result of several years of experiment carried on by these two gentlemen, at first independently and later jointly.

In a recent issue of the Electrical Review, Mr. Clark gives an account of the experiments leading up to the invention, and of some of the main characteristics of the invention itself.

The Helion filament is a composite filament in which the base used is a very small carbon filament. It is possible for us to use other bases, but the carbon seems best suited to the requirements. Under the method by which we now make the filament, the small carbon base is mounted in a treating jar very similar to the one ordinarily used in treating or flashing the carbon filament. In this treating flask, a compound containing silicon is deposited upon the filament. For this purpose, we have developed apparatus which is very nearly as automatic as the method used in flashing the carbon filament. The material deposited is, apparently, at first carried into the carbon, but as the process is carried further, the filament takes on a surface deposit. As soon as this occurs, the emissivity increases very greatly and the color of the light changes from the characteristic color of a carbon filament to a much whiter light and this with practically no change in temperature.

The filament is built up with this deposit until the desired resistance is reached when the current is cut off. The filament is then ready to be mounted in the ordinary glassware used for a carbon filament. This resistance of the Helion filament is sufficiently high, so that we are able to utilize 110 volts in a single corrugated loop. That this filament exhibits the desirable characteristics above enumerated for both carbon and metallic filaments is evidenced by the fact that the filament has sufficient mechanical strength, so that it is practically impossible to break it without breaking the glass enclosing the lamp. The filament may be burned in any position and in some recent tests a temperature of 3,300 degrees centigrade was reached before the filament showed any very decided tendency to sag or soften. * * *

Another feature possessed by the lamp is that the decrease in candle-power appears to be very slight so that our experience at the present time indicates that the lamp would operate up to a point where the filament parts, with a reduction in efficiency of less than five per cent.

The filament, on account of its positive temperature coefficient when incandescent, withstands an overload remarkably well and an excessive voltage usually destroys the leading-in wires or the glass in the stem of the lamp without destroying the filament. * *

We have experienced considerable difficulty in producing a cement which would form a joint between the filament and the leading-in wire, as the ordinary carbon cement give us a carbonaceous gas which is detrimental to the filament and reduces its life, but we have now produced a cement which appears to fulfil the requirements.

The filament possesses another advantage over the metallic filament in that it can be manufactured in a factory equipped for making the ordinary carbon filaments with but very slight change in the equipment, and on account of the increased proportion of blue rays in the light emitted by the Helion filament, that light approaches more nearly to direct sunlight than any other lamps with which they have been able to compare it.

## Product and Appliance.

### Metal Ceilings.

In a building specially constructed, the interior is so arranged as to best display the output of its fabrics. The Berger Manufacturing Company invites inspection of the Berger Building, 11th avenue and 22d street, by people interested in metal building materials, steel office furniture and fixtures. The ceilings and walls of the several offices as well as the stairway leading up to them, are used to display in a convincing manner the practicability and attractiveness of Berger's "Classik" metal ceilings and wall coverings.

From the moment that the visitor enters the door to the stairway leading up to the Berger offices, until he leaves the building, he is pleasantly attracted and surprised by the different artistic patterns, colorings and schemes that are made possible by this new ornamental art.

Some of the offices are made to show decoration schemes which may be utilized in private dwellings—for its hallway, bathroom, living-room, library or kitchen. For the bathroom, the Berger Company displays an imitation tile wainscot which, when properly adjusted and decorated, compares favorably with the original article. The different ceiling schemes and patterns are all artistic and very effective.

There is no apartment in the private dwelling where metal ceiling and metal wall covering cannot be used with good effect. For the bedroom or living-room there is shown a remarkably striking scheme in white and gold for bath ceiling and walls. It not only looks good to the eye, but for hard service it is claimed to rank far ahead of either plaster or wood.

For the offices of the Berger Company, steel is the prevailing material used, not only for the wall and ceiling coverings, but also for the partitions, desks and the several filing devices, all of which are manufactured by the company.

The factories of the Berger Company, at Canton, O., have accomplished wonders in destroying the prejudices against metal ceilings of former days. Then the ambition of the manufacturers appeared to be satisfied with the covering up of space, regardless of the possibilities of artistic harmony, mechanical

construction and unity of design. But to-day this is all changed, and to the Berger Company must be given the credit for placing metal ceilings on a high plane of metal art.

On walking from the front to the rear offices of the Berger Company, the visitor passes through an arched passageway which serves as a vehicle for showing in a small way the possibilities of Berger's decorative sheet-metal work and exemplifies the possibilities in the way of decoration on proscenium arches, stage fronts, opera boxes and balcony fronts.

The easy application of this material over old or new work commends it for use in old buildings as well as new structures, and aside from the decorative features that can be produced, it costs less and is lighter in weight than it is possible to make plastic or stucco.

Berger's "Classik" steel ceiling is made in hundreds of designs; the quality of material, artistic effect and construction represent the best that skill can produce. The lines made by the Berger Manufacturing Company include embossed metal ceilings, metal office furniture and fixtures, lanterns, steel pumps (lever), metal lath and studding, fireproofing system, metal shingles, cornices, metal Spanish tile, ferrolithic plaster, multiplex steel plates, corrugated sheets, eaves troughs, wire hangers, steel hangers, shanks and circles, miters, conductor-pipes, elbows and shoes, conductor-hooks, cut-offs, strainers, sidewalk lights, steel roofing, steel siding, stove-pipe sheets, blued and polished sheets, continuous steel roofing, ventilators, skylights, metal window frames, finials and crestings and ridge rolls. The Berger Company claims to be the largest sheet-metal manufacturer in the world.

### WOOD VULCANIZATION.

Real estate men, contractors and builders are becoming interested in the Howard process of wood vulcanization, which they think will be of the greatest value to the extensive building operations in and about New York. Many inquiries have been received as to what this process consists of.

The Howard process was patented years ago, but never was pushed until recently because lumber at that time was cheap. Plants are now going up all over the South and one in this city to cheapen the first cost of lumber and prolong its life. All kinds of lumber and wood are treated by heat in a vacuum so that the green log can be turned into trim, guaranteed against checking, warping, shrinking or swelling, after 24 hours of heat. The trouble builders now have with trim that is sold for "seasoned" is well known. Very little of the trim put in can stand the first steam heat of fall without "pulling away" from the walls. The result is unsightly cracks and impatient tenants.

The Palermo, Nos. 125-7-9 East 57th st, is finished in Southern swamp gum—the wood of 50 per cent. moisture—which was put in 18 years ago, being made into trim in 48 hours after being sawed from the green log. The Howard process treated it so successfully that there is not a pin crack to be found in the beautiful cabinet work. This gum soon will be in great demand by trim men, for it has no grain and can be highly polished. It can be bought for much less than cypress, hard pine, oak and ash, and is prettier than any of those woods.

As is well known, lumber, trim, shingles, sashes and doors are stored in enormous quantities for the building now going on. It is said that there are $200,000,000 worth of lumber now stored in this country in the process of seasoning. The interest on this investment, insurance, storage charges, etc., amounts to nearly $20,000,000 a year.

### THE AUSTRAL WINDOW.

Since the first appearance of the Austral window in this country substantial improvements in the fixtures have been made which simplify the construction and facilitate the installation of the windows. While the window fixtures were simple at the start, still the operation of the window has been considerably improved. This year a number of prominent buildings have been equipped with these windows, notably the Evening Post building. Wherever installed the windows are said to be most satisfactory—for offices, factories, schools, libraries and dwellings. McKim, Mead & White have specified these windows for two new library buildings.

### Mr. Kelsey on the Money Situation.

President Kelsey of the Title Guarantee and Trust Company believes that capital for building and real estate operations will be in better supply in a few months. Speaking through the Herald of the mortgage companies that are putting the rate up to 6 per cent., in an effort to make the investment attractive to the lender, Mr. Kelsey said he thought a better policy would be to wait until conditions change.

"If there is the recession in the general mercantile and manufacturing business which is expected, and which a good many people believe they now see, there is certain to be an accumulation of money in the conservative investment market and mortgage rates should go down. I believe that we shall see this change soon after the turn of the year, probably by February."

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 47 | 30 |
| Estimated cost of new buildings.. | $2,774,400 | $505,260 |
| Total estimated cost of alterations for Manhattan and the Bronx.. | $166,450 | $238,660 |

### Particulars of New Long Beach Hotel.

The architects, Messrs. Seymour and Paul A. Davis, 16th and Chestnut sts, Philadelphia, Pa., are now taking figures on the new fireproof hotel which Jason Waters, of Philadelphia, is to erect on a plot covering an area measuring 700x400 ft., at Long Beach, Long Island, to cost in the neighborhood of $1,000,000. The structure will be of the French Renaissance type, five stories in height, containing seven hundred bedrooms, each having a private bath, supplied with hot and cold fresh and sea water. There will be a large dining-room measuring 200x180 ft. Another feature of the building will be a clock tower rising to a height of 150 ft. The exterior will be of brick, granite and terra cotta. F. T. Nesbit & Co., of No. 116 Nassau st, are now erecting a five-mile board walk at Long Beach, the cost of which is approximated at $750,000. Contracts for improvements of various kinds have already been executed, estimating nearly $5,000,000 in amount.

### Fifth Ave. Hotel Site Improvement to Go Ahead.

5TH AV.—Messrs. Maynicke & Franke, 298 5th av, architects for the new 14-sty office and store structure which is to replace the old Fifth Avenue Hotel, fronting on the west side of Broadway and extending from 23d to 24th sts, will soon be ready for figures from general contractors for the construction of the project, which is approximated to cost about $2,000,000. The size of the plot which the new building is to cover measures 197.6x260 feet ,taking in the entire ground area of the present building, and adjoining property on 24th st. The exterior will be of granite, light brick and limestone, with a slag roof and five buildings will be torn down. The present owners of the "Fifth Avenue," Messrs. H. C. & H. L. Eno, of Saugatuck, Conn., will be the owners of the new enterprise. Further details were previously announced in these columns. No building contracts have yet been placed.

### Bachelors' Hotel for Riverside Drive.

RIVERSIDE DRIVE.—It was announced in building circles the past week that John J. Cryan, formerly of the Hotel Boniface, on Columbus av, will soon purchase a large plot on Riverside Drive, 200x225x180x96 ft., adjoining 96th st, upon which he will establish a magnificent hotel exclusively for the use of bachelors. Particulars of plans, materials and further details will be given in later issues.

### St. Nicholas Ave. Improvement.

ST. NICHOLAS AV.—Plans are now being drawn for the immediate improvement of the southwest corner of St. Nicholas av and 165th st, with a high-class apartment building, to cost in the neighborhood of $125,000. Messrs. Murray & Hill, of 617 West 130th st, are the owners, and J. C. Cocker, 103 East 125th st, is architect. No contracts have yet been made for the construction work.

### Fuller Co. Gets Another Large Chicago Contract.

The Geo. A. Fuller Company, Broadway and 23d st, this city, has received another large general contract to erect a magnificent 9-sty fireproof club house for the University Club at the corner of Michigan av and Monroe st, Chicago, Ill., to cost approximately $1,000,000. Messrs. Holabird & Roche, 100 Jackson boulevard, Chicago, are the architects.

### Studios and Bachelor Apartments for Lexington Avenue.

LEXINGTON AV.—Maximilian Zipkes, 147 4th av, is planning extensive alterations to the 4-sty store building at the southeast corner of 60th st. and Lexington av. It is the intention to arrange the building for bachelor apartments with four studio rooms and baths on the top floor. Operations will be commenced at once. Mr. A. Siegel is the owner.

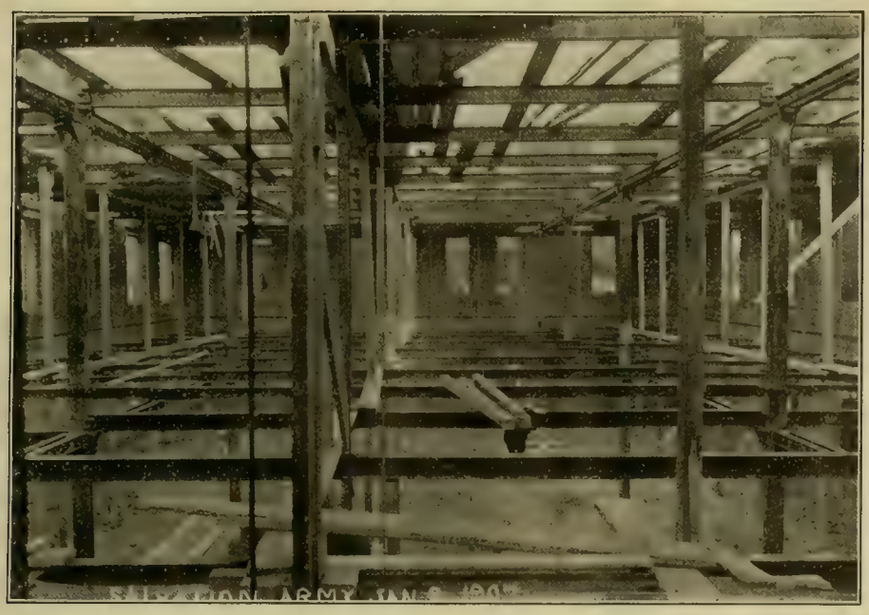
### Apartments, Flats and Tenements.

112TH ST.—Chas. M. Straub, 122 Bowery, is making plans for two 6-sty flat buildings, for Samuel Michelson, 22 West 112th st, to be situated on the south side of 112th st, 50 west of Madison av, to cost about $70,000.

130TH ST.—Work has been started on the erection of three 6-sty store and flat buildings for the Fleischmann Realty & Construction Co. at the southeast corner of 130th st. and Old Broadway, for which Maximilian Zipkes is the architect.

# WINTER BUILDING

is a subject of much solicitude on the part of architects, engineers and owners. Many give up the idea of building until spring on account of the extra cost of winter work by most of the building methods now pursued.



System M (Patents Pending). Showing the Skeleton Frame Ready for the Roof Tier.

Reinforced concrete constructions have been erroneously pronounced "out of the question," and passed by for the winter job in spite of their recognized economy.

But here comes a system to the front, which, although an economical reinforced concrete construction, is entirely available for winter building.

In System M of the Standard Concrete Steel Company the backbone and entire skeleton of the building is an independent steel frame fully capable of sustaining all the structural loads and carrying them in spite of the omission of or freezing and thawing of the concrete work. Unlike all other concrete constructions, the work can be carried up several stories ahead of the floor slabs, and when necessary the roof put on the building before the floors are installed, thus insuring protection from storms that would stop the work in other methods of procedure.

The accompanying photograph shows a building which was built under these conditions, and with several others was successfully finished in the most severe winter weather known in New York.

Send for System M booklet.—A lot of interesting data.

## THE STANDARD CONCRETE-STEEL COMPANY

**REINFORCED CONCRETE ENGINEERS AND CONTRACTORS**

**413-17 EAST 31st STREET NEW YORK**


PROSPECT AV.—Harry T. Howell, 3d av and 149th st, has on the boards plans for three 4-sty apartments for The Gaines, Roberts Co., of Prospect av and 163d st, to be located on the west side of Prospect av, 71.3 n of 163th st, two families on a floor, 8 rooms and bath each, with wash basins for bedrooms, steam heat and all improvements, to cost $90,000.

### Churches.

H. P. Upjohn, 96 5th av, Manhattan, has awarded contracts for the erection of a church for the congregation of the Church of the Holy Family, at West Orange, N. J. Rev. O. F. Humphrey is pastor.

Elliott Lynch, 347 5th av, Manhattan, has completed plans for a 1-sty basement brick church, 62.4x123.4 ft., for St. Rose of Lima, Brooklyn, to be situated on Washington av, north side, 200 ft. west of 1st av, Brooklyn, to cost $33,400.

St. Paul's Protestant Episcopal Church, Detroit, Mich., of which the Rev. Samuel S. Marquis is rector, has commissioned Messrs. Cram, Goodhue & Ferguson, 170 5th av, Manhattan, and Boston, Mass., to prepare plans for a cathedral to be erected at Detroit.

### Alterations.

3D AV.—The Thomas Conville Brewing Company, 336 East 46th st, will make improvements to the southwest corner of 3d av and 44th st.

MADISON AV.—S. B. Ogden & Co, 954 Lexington av, are making plans for alterations to No. 1787 Madison av, for Milton C. Henley, 2 East 128th st.

MULBERRY ST.—John White, 232 5th st, will make extensive alterations to No. 197 Mulberry st, for which Bernstein & Bernstein, 44 East 23d st, are architects.

8TH AV.—Bernstein & Bernstein, 44 East 23d st, are planning for $10,000 worth of changes to the southwest corner of 8th av and 45th st, for Jacob Harris, 677 8th av.

2ND AV.—Isaac Sprung, 126 West 118th st, will make $6,000 worth of alterations to the northeast corner of 2d av and 89th st, for which Fred'k Ebeling, 420 East 9th st, is planning.

118TH ST.—M. Zipkes is planning to alter the 5-sty tenement at 154 East 118th st, with new partitions, fireproof shafts, new plumbing, gas fixtures, marble and tile work to cost $5,000. Zipser Bros. are the owners.

108TH ST.—Maximilian Zipkes, 147 4th av, has plans for extensive alterations to No. 206 East 108th st, including carpenter, mason and plumbing work, also new fire-escapes, slag roof and painting for S. Lewis, owner, 5 Front st.

### Miscellaneous.

Messrs. Mills & Greenleaf, 345 5th av, Manhattan, have completed plans for St. Margaret's Girls' Home to be erected at Ralston, N. J., at a cost of about $50,000.

Davis, McGrath & Shepard, 1 Madison av, Manhattan, have completed plans for a $15,000 residence to be erected at Glen Ridge, N. J., for Thomas J. Terry, of that place.

Messrs. Palmer & Hornbostel, 63 William st, Manhattan, and Pittsburgh, Pa., will soon receive new bids for the three additional buildings to be erected at Schenley Park, Pittsburgh, for the Carnegie Technical Schools, to cost approximately $1,000,000.

### Estimates Receivable.

SPUYTEN DUYVIL.—Plans have been completed by Messrs. Schickel & Ditmars, 5th av and 18th st, for the garbage destruction plant to be erected at Spuyten Duyvil for the Nazareth Home of the Sisters of Charity.

### Contracts Awarded.

The contract to erect School No. 9 at Bayonne, N. J., has just been awarded to W. H. & F. W. Crane, of Manhattan, at $111,649.

MADISON AV.—Frederick G. C. Smith, 20 East 42d st, has awarded to Messrs. Bock & Schmitt, 3600 Park av, the contract for alterations to Nos. 505-511 Madison av, for William H. Burgess.

23D ST.—M. J. Zimmermann, 232 East 42d st, has the contract for improvements to the 4-sty store and office building No. 165 West 23d st, for S. M. Kohen, 1855 7th av, from plans by Chas. H. Richter, 68 Broad st. E. Sterck, 165 West 23d st, is lessee.

2D ST.—William M. Moore, 517 West 125th st, has obtained the carpenter and mason work, and Fred S. Shumann, 454 East 84th st, the plumbing contract for the 6-sty flat building, 24.9x92.6, to be erected at No. 171 2d st, to cost $31,000. Margaret W. Folsom, Waverly, Mass., is owner, and Messrs. Mills & Greenleaf, 345 5th av, the architects.

The Guarantee Electric Co., 1630 Park av, has received the contract for electric work on the following buildings: From The Columbus Circle Arcade Co., the reconstruction of the Arcade Building, situated in 57th to 58th st, Broadway and 8th av. For The Broadway & Seventy-Second St. Realty Co., the reconstruction of the office building situated on the southeast cor 72d st and Broadway, and for Messrs. Schneider & Herter, two elevator apartments, situated on the southeast cor Washington and Gates avs, Brooklyn.

### Bids Opened.

Luke A. Burke & Sons Co., Inc., 25-27 West 42d st, submitted the lowest bid, at $90,713, for erecting the addition to the Metropolitan Museum of Art.

Contractor Charles Wille, Nos. 34-36 Jackson av, Long Island City, submitted the only bid at $295,460 for rebuilding the interior of the Queens County Courthouse at Long Island City.

Bids were opened on Monday for the new Coney Island hospital to be erected on Ocean Parkway. Richard E. Heningham, 1 Madison av, at $328,475, was low bidder, and also received the contract.

Wm. F. Holding, builder, Davidson av and 185th st, Manhattan, at $11,500, submitted the lowest bid for improving the fences, roadways and walks at the Marine Hospital, Stapleton, N. Y. Other bidders were Joseph Johnson & Sons, West New Brighton, N. Y.; Neptune B. Smythe, W. H. C. Russell, New Brighton; Abbott-Gamble Co., 32 Broadway.

Bids were opened by the Department of Public Charities, Monday, Oct. 14, for the construction and completion of six ward buildings of the Sea View Hospital, situated on certain property owned by the city on the south side of the Manor road, Township of Castleton, Richmond, for which Luke A. Burke & Sons, 25 West 42d st, at $873,000, were low bidders, and received the contract. The Staten Island hospitals when complete will number eight buildings in all, for which an appropriation of $2,000,000 has been made.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Orchard st, No 26, 3-sty brk and stone loft building, 25x31; cost, $7,000; Jacob Sweetman, 210 Division av, Brooklyn; ar't, Max Muller, 115 Nassau st.—719.

2d st, No 171, 6-sty brk and stone tenement, 24.9x92.6; cost, $31,000; Margaret W Folsom, Waverly, Mass; ar'ts, Mills & Greenleaf, 345 5th av.—716.

13th st, s s, 318 e Av B, 6-sty brk and stone tenement, 20x90.3, plastic slate roof; cost, $20,000; Louis Block, Inc, 3 W 117th st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—717.

Av A, No 207, 1-sty brk and stone outhouse, 11.2x10; cost, $1,000; Mrs Minnie C Stuckel, on premises; ar't, Henry Regelmann, 133 7th st.—718.

#### BETWEEN 14TH AND 59TH STREETS.

Broadway, w s, 23d to 24th st, 14-sty brk and stone office and store building, 197.6x260, slag roof; cost, $2,000,000; H C & M L Eno, Saugatuck, Conn; ar'ts, Maynicke & Franke, 298 5th av.—723.

52d st, Nos 148-150 West, 1-sty brk and stone outhouse, 27x10.4; cost, $3,000; Edwin M Felt, 15 Tompkins av; ar't, J H Knubel, 318 W 42d st.—724.

5th av, No 250, 5-sty brk and stone bank and office building, 38x100, tile roof; cost, $140,000; the Second National Bank, 5th av and 23d st; ar'ts, McKim, Mead & White, 160 5th av.—721.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

80th st, No 183 East, 1-sty brk and stone garage, 16.6x30, slag or gravel roof; cost, $4,000; Mrs J C Bowron, Brookside Drive and Putnam av, Greenwich, Conn; ar'ts, Bosworth & Holden, 1170 Broadway.—720.

#### NORTH OF 125TH STREET.

Madison av, s e cor 136th st, 2-sty brk and stone office and storage building, 26x15; cost, $500; ow'r, ar't and b'r, Pure Oil Co, 152-158 3d st, Brooklyn.—722.

Broadway, s w cor 133d st, 6-sty brk and stone apartment house, 68.5x115; cost, $125,000; Daily & Carlson, 694 E 136th st; ar'ts, Neville & Bagge, 217 W 125th st.—725.

### BOROUGH OF THE BRONX.

Cross st, n w cor City Island av, 1-sty frame boat house, 18x45; cost, $750; Mrs Wm A Walters, on premises; ar't, Wm A Walters, on premises.—983.

Carroll Lane, n e cor Washington av, 3-sty frame dwelling, 25x52; cost, $9,000; Marie Conrado, 98 Castle Hill av; ar't, Henry Nordheim, Boston Road and Tremont av.—988.

Carroll st, n s, 225 w City Island av, 1-sty frame storehouse, 20x15; cost, $150; Henry Weaver, City Island; ar'ts, S H Booth & Sons, City Island.—1000.

Ferris Place, s e cor Westchester av, 2-sty frame hotel, 28.04x92.6 and 89.4; cost, $7,500; Marcus Nathan, 150 W 120th st; ar't, B Ebeling, West Farms Road.—994.

Loring pl, w s, 197.53 n 183d st, 2-sty and attic brick dwelling, peak tile roof, 25x48; cost, $9,000; Amos L Schaeffer, 2309 Loring pl, ow'r and ar't.—992.

Madison st, w s, 80 n Barnett pl, 2-sty frame dwelling, 21x52; cost, $6,000; P Harrison, 131 West Farms Road; ar't, B Ebeling, West Farms Road.—996.

182d st, s s, 28 e Crotona av, two 2-sty brick dwellings, 20x51 each; total cost, $10,000; Wm Schmitz, 1960 Anthony av; ar't, Franz Wolfgang, 787 E 177th st.—987.

189th st, s s, 140 w Bathgate av, 2-sty brick laundry and boiler house, 27x48.8; cost, $10,000; St Joseph's Institute, 188th st and Bathgate av; ar't, M J Garvin, 3307 3d av.—991.

227th st, s s, 180 e White Plains road, 3-sty frame tenement, 25x54.6; cost, $5,000; L Righetti, 77 Carmine st; ar't, Edwin Wilbur, 22 William st.—985.

Brook av, s e cor 162d st, three 5-sty brk tenements, 37.6x66.4x91.8x94.6x97.9; total cost, $140,000; Williams & Scheibel, 119 Nassau st; ar't, Harry T Howell, 3d av and 149th st.—997.

Forest av, w s, 54 s 160th st, 3-sty brick synagogue, 63x87.6; cost, $75,000; Cong Beth Hamedrash Hagodel, S Rosenfeld, 696 Cauldwell av, Pastor; ar'ts, Goldner & Goldberg, Jackson and Westchester avs.—993.

Hill av, w s, 175 n Randall av, 1-sty frame stable, 10x10; cost, $100; George Muller, on premises; ar't, Chas Stegmayer, 168 E 91st st.—1002.

Prospect av, s s, 275 e Fort Schuyler road, 2-sty frame dwelling, 21.6x52; cost, $4,500; Theo Davis, —— Hersell st; ar't, B Ebeling, West Farms Road.—995.

Perry av, w s, 289 s Gun Hill road, 2½-sty frame dwelling, peak shingle roof, 21x60; cost, $5,200; Mrs E Williams, Gun Hill road and Webster av; ar't, Wm Kenny, 2600 Decatur av.—984.

Spuyten Duyvil road, west junction N Y Central R R tracks, brk chimney stack, 13x13, 75 ft in height; cost, $1,800; Isaac G Johnson & Co, on premises; ar't, Alphons Custodis Chimney Const Co, 99 Nassau st.—998.

Spuyten Duyvil Parkway, — s, 1,180 s Van Cortlandt av, 2-sty brk incinerator, 30.8x14; cost, $3,000; Sisters of Charity of St Vincent de Paul, on premises; ar'ts, Schickel & Ditmars, 111 5th av.—999.

Van Nest av, s e cor Taylor st, two 3-sty frame stores and dwellings, 20x45 and 50; total cost, $11,000; Jacob Cohen, Berrian av and 179th st; ar't, Henry Nordheim, Boston Road and Tremont av.—989.

Webster av, e s, 750 n Wendover av, 1-sty frame coal pocket, 73x31; cost, $8,000; N Y C & H R R Co, Geo J Kuhn, on premises, lessee; ar't, Guarantee Const Co, 90 West st.—1001.

Whitlock av, w s, 250 s Tiffany st, fourteen 3-sty brick tenements, 25x65 each; total cost, $126,000; Albert Rothermel, 686 E 149th st, ow'r and ar't.—986.

West Junction, Spuyten Duyvil and N Y C R R tracks, 1-sty brick boiler house, 45.10x106.10; cost, $10,000; Isaac G Johnson Co, Spuyten Duyvil; ar't, Frederick Putnam Platt, 80 Wall st.—990.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Broome st, No 316, toilets, partitions, windows, stairs, to 4-sty brk and stone tenement and store; cost, $8,000; N Berman, 11 E 107th st; ar't, O Reissmann, 30 1st st.—2718.

Broome st, No 147, store fronts, to 3-sty brk and stone tenement; cost, $500; M Rosentover, 147 Broome st; ar't, O Reissmann, 30 1st st.—2743.

Columbia st, No 75½, partitions, windows, toilets, to 5-sty brk and stone store and tenement; cost, $3,000; Louis Zasuly, 293 Division av, Brooklyn; ar't, H Horenburger, 122 Bowery.—2714.

Essex st, No 29, partitions, windows, piers, to 5-sty brk and stone tenement; cost, $1,800; Mrs Mary O'Neill, 29 Essex st; ar't, Henry J Feiser, 150 Nassau st.—2741.

Houston st No 318 East, brk piers, girders, to 4-sty brk and stone store and office building; cost, $2,500; Moses Zimmermann, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—2731.

James st, No 66, partitions, windows, steel beams to two 4-sty brk and stone tenements; cost, $500; J Cononica, 64 Mulberry st; ar't, O Reissmann, 30 1st st.—2707.

Mulberry st, No 82, toilets to 1-sty frame and brick outhouse; cost, $1,000; Mary McGowan Murry, 301 W 104th st; ar'ts, Reiley & Steinback, 481 5th av.—2727.

Mulberry st, No 87, toilets to 1-sty brick and frame outhouse; cost, $1,000; Mary McGowan Murry, 301 W 104th st; ar'ts, Reiley & Steinback, 481 5th av.—2728.

Pine st, No 38, balcony, to 3-sty brk and stone office building; cost, $500; Northern Assurance Co, 38 Pine st; ar'ts, J B Snooks Sons, 73 Nassau st.—2709.

Ridge st, No 85, air shaft, partitions, windows, toilets, to two 3 and 5-sty brk and stone tenements; cost, $4,000; Wm P Fogarty, 362 W 17th st; ar't, O Reissmann, 30 1st st.—2744.

Stanton st, No 39, 1-sty brk and stone rear extension, 3.10x16, partitions, windows, to 5-sty brk and stone stores and tenement; cost, $3,000; H Strasbourger, s w cor 3d av and 86th st; ar't, H Horenburger, 122 Bowery.—2715.

3d st, No 132 East, partitions, windows, to 5-sty brk and stone tenement; cost, $3,000; Magdalena Sicks and Julius L Lehner, 550 E 87th st; ar't, A H Blankenstein, 121 Bible House.—2713.

6th st, No 410 East, bake ovens, toilets, to 5-sty brk and stone stores and tenement; cost, $1,200; Kittenplan & Rubinger, 5 Beekman st; ar't, L A Goldstone, 110 W 34th st.—2738.

9th st, No 30 East, 4-sty brk and stone rear extension, 25x40, alter attic, partitions, toilets, to 3-sty brk and stone dwelling; cost, $12,000; Sailors Snug Harbor, S Geisman & Co, 46 E 9th st, lessees; ar't, Oscar Lowinson, 18-20 East 42d st.—2719.

14th st, No 110 W, erect tank to 10-sty brk and stone loft bldg; cost, $250; Henry Singhi, Kingsbridge road and Aqueduct av; ar't, Henry Andersen, 138 E 22d st.—2697.

20th st, No 19 W, alter walls to 4-sty brk and stone show rooms and loft; cost, $300; Henrietta Kamholz, 117 W 115th st; ar't, Louis F Fick, 524 W 160th st.—2699.

23d st, No 165 W, 1-sty brk and stone rear extension, 22x42.6, partitions to 4-sty brk and stone store and offices; cost, $6,000; S M Kohen, 1855 7th av; ar't, Chas H Richter, 68 Broad st.—2701.

27th st, No 159 W, toilets, partitions, to two 4 and 5-sty front and rear stores and tenements; cost, $750; Benj Sire, 22 W 59th st; ar't, Thomas S Godwin, 302 14th st, Brooklyn.—2726.

34th st, No 314 E, partitions, 4-sty brick and stone rear extension, 11x28, to 4-sty brick and stone tenement; cost, $20,000; Joseph Finger, 152 Norfolk st; ar't, David Stone, Bible House.—2720.

42d st, No 210 W, 1-sty brick and stone rear extension, 20x23, to 5-sty brick and stone store and dwelling; cost, $800; Samuel McMillan, 212 W 42d st; ar't, Edward P Doane, Passaic, N J.—2725.

45th st, No 130 West, 3-sty brk and stone front extension, 20x20, partitions, plumbing fixtures, to 3-sty brk and stone store and dwelling; cost, $5,000; John W Barr, Jr, Louisville, Jefferson Co, Ky; ar'ts, Pollard & Steinam, 234 5th av.—2739.

47th st, No 35 West, 1 and 4-sty brk and stone rear extension, 23x7, and 11x15, partitions, electric wiring to 4-sty brk and stone dwelling; cost, $6,000; Alfred E Marling, 47 W 47th st; ar't, Engineers Building & Sanitary Inspection Co, 56 Maiden lane.—2740.

53d st, No 119 East, skylights, partitions, sinks, to 4-sty brk and stone tenement; cost, $400; Maze Realty Co, 43d st and Lexington av; ar't, Walter H C Hornum, 360 W 125th st.—2745.

60th st, No 138 East, partitions, skylights, baths, to 5-sty brk and stone store and tenement; cost, $1,000; Abraham Siegel, 144 East 59th st; ar't, M Zipkes, 147 4th av.—2735.

70th st, No 134 East, alter dumb waiter shaft, to 4-sty brk and stone dwelling; cost, $1,000; A Leo Everett, 134 E 70th st; ar'ts and b'rs, Edward Smith & Co, 43 Ann st.—2736.

75th st, No 1 E, wire cover ways to be set on walls to —sty residence; cost, $500; Stuart Duncan, on premises; ar't, Robert T McMurray, 365 Harman st, Brooklyn—2724.

80th st, No 102 West, alter pent house, to 8-sty brk and stone hotel; cost, $1,000; Anna R Mead, 120 W 80th st; ar't, Benj V White, 110 E 23d st.—2737.

80th st, n s, 100 w 3d av, windows, alter roof, partitions, dumb waiters, to 4-sty brk and stone residence; cost, $3,500; Mrs J C Bowron, Brookside Drive and Putnam av, Greenwich, Conn; ar'ts, Bosworth & Holder, 1170 Broadway.—2734.

84th st, No 426 East, partitions, toilets, stairs, erect 1-room extension to 2-sty brk and stone dwelling; cost, $1,000; Elizabeth E Kottmann, 426 E 84th st; ar't, Chas E Reid, 105 E 14th st. —2732.

106th st, Nos 302-304 East, toilets, windows, partitions, to two 3-sty brk and stone stores and tenements; cost, $2,300; August G Helmes, 318 E 31st st; ar't, Jas F Delany, 127 E 119th st. —2733.

113th st, Nos 320-322 E, partitions, alter beams to two 5-sty brick and stone tenements and stores; cost, $6,000; Antonio Spinelli, 321 E 113th st; ar't, Nathan Langer, 81 E 125th st.—2721.

122d st, No 147 W, add 1-sty to rear extension, windows, doors, to 3-sty brick and stone dwelling; cost, $1,000; Estate of Ernest H Haaren, 147 W 122d st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—2722.

122d st, No 215 West, 1-sty brk and stone rear extension, 22x20; cost, $800; B Ratkowsky, 58 East Broadway; ar't, Max Muller, 115 Nassau st.—2742.

125th st, No 260 W, partitions, new front to 3-sty brk and stone stores and office; cost, $900; Frazin & Oppenheim, 260 W 125th st; ar't, Harry Rocker, 366 74th st, Brooklyn.—2706.

Av A, Nos 103 and 105, partitions, windows, piers, doors to 7-sty brk and stone stores and loft; cost, $1,200; Wolf & Abraham, 103 and 105 Av A; ar't, Chas M Straub, 122 Bowery.—2698.

Av C, No 85, toilets, windows, skylights, to 4-sty brk and stone tenement; cost, $5,000; Geo E Folsom, 13 Astor pl; ar't, Alexander Brociner, 20 E 42d st.—2717.

Lexington av, w s, to Depew pl, and 44th to 45th sts, 1-sty brk and stone rear extension, 220x58 to 8-sty brk and stone post-office and office building; cost, $30,000; N Y C & H R R Co, Grand Central Station; ar't, A B Corthell, 314 Madison av.—2704.

Madison av, s w cor 111th st, partitions, to two 4-sty brk and stone loft buildings; cost, $300; Cyrille Carreau, 769 6th av; ar't, Louis Koenig, 608 E 150th st.—2711.

Madison av, Nos 505-511, stairs, doors, to 8-sty brk and stone stores and apartments; cost, $1,500; Wm H Burgess, on premises; ar't, Frederick G C Smith, 20 E 42d st.—2712.

Park av, No 799, partitions, store fronts to 5-sty brk and stone stores and tenement; cost, $150; Mrs C K Baum, 911 Park av; ar't, Ed A Meyers, 1 Union sq.—2703.

Vanderbilt av, n e cor 42d st, Grand Central Station, stairway to subway widened, alter roof, to 5-sty brick and stone station; cost, $4,000; N Y C & H R R Co, Grand Central Station; ar't, Chas A Reed, 314 Madison av.—2729.

West Broadway, No 362, new boiler, fireproof ceilings to 5-sty brk and stone loft; cost, $250; Wm J Mahoney, 280 Broadway; ar't, John E Kirby, 481 5th av.—2700.

1st av, No 53, partitions, windows, chimneys, fire-escape, stairs, toilets, to 5-sty brk and stone tenement; cost, $3,500; Samuel J Silberman, 83 Canal st; art, Max Muller, 115 Nassau st.—2702.

1st av, No 197, toilets, partitions, skylights, to 4-sty brk and stone tenement; cost, $5,000; Geo E Folsom, 13 Astor pl; ar't, Alexander Brociner, 20 E 42d st.—2716.

6th av, No 444, partitions, new plumbing, to 3-sty brk and stone store and office building; cost, $1,000; Walter J Soloman, 500 5th av; ar't, John H Knubel, 318 W 42d st.—2730.

8th av, No 908, partitions, stairways, windows, to 1 and 4-sty brk and stone store and tenement; cost, $5,000; Henrietta Karsch, 268 W 54th st; ar't, Jas W Cole, 403 W 51st st.—2710.

9th av, n e cor 40th st, store fronts, partition, toilets, to 1 and 5-sty brick and stone store and tenement; cost, $500; Geo Ehret, 1197 Park av; ar't, John H O'Rourke, 137 E 47th st.—2723.

10th av, Nos 214 and 216, add 4-stys to 2-sty brk stores and dwelling; cost, $1,350; Jacob Appell, 271 W 23d st; art, Henry Davidson, 255 W 69th st.—2705.

11th av, No 768, alter doorways, ceilings, to 4-sty brk and stone tenement; cost, $500; Henry Kesting, on premises; ar't, John H Knubel, 318 W 42d st.—2708.

### BOROUGH OF THE BRONX.

Bronx st, s e cor 180th st, 1-sty frame extension, 11x20, to 2½-sty frame factory; cost, $500; Charlie H Weigle, 201st st and Marion av; ar't, Neils Toelberg, Boston Road and Tremont av.—532.

Kelly st, w s, 115 n 167th st, new beams, etc., to 2-sty brick factory; cost, $400; Bernardt Petzoldt, 685 Elton av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—531.

132d st, s s, from Brook to St Anns av, new roof of wood, covered with Genasco roofing, to 1-sty brick roundhouse; cost, $3,500; N Y, N H & H R R Co, New Rochelle; ar't, A L Fowler, New Rochelle.—536.

152d st, n s, 280.8 w 3d av, new water closet to 3-sty frame tenement; cost, $100; Anna M Romer, Ridgewood, N J; ar't, Harry T Howell, 3d av and 149th st.—540.

177th st, s s, from Bronx River to West Farms Road, add 1 story of brick built upon 2-sty brick factory; cost, $500; Bronx Co, on premises; ar't, James & Leo, 124 W 45th st.—534.

214th st, n w cor Maple av, new windows, new partitions, etc., to 3-sty frame store and dwelling; cost, $2,000; Antonio Lamberti, on premises; ar't, Frank Hausle, 81 E 125th st.—533.

Bronx Boulevard, e s, 245 s 216th st, 1-sty frame extension, 3.6x 5.6, new toilet, to 2-sty frame dwelling; cost, $200; Julius Bross, 192d st and White Plains Road; ar't, J Melville Lawrence, 239th st and White Plains Road.—537.

Carpenter av, e s, 272 n 239th st, 1-sty frame extension, 6.10x12, to 2-sty frame dwelling; cost, $200; Frank Armitage, on premises; ar't, J Melville Lawrence, 239th st and White Plains road. —535.

Hoe av, w s, 158 n Freeman st, 1-sty frame extension, 29x11, to 1-sty frame stable; cost, $100; Chas G Jorgensen, 1283 Hoe av, ow'r and ar't.—539.

Nelson av, e s, 75 n 167th st, 1-sty frame extension, 12.4x15.6, to 2½-sty frame dwelling; cost, $300; Wm Doonan, on premises; ar't, J J McMillan, 205 E 205th st.—538.

Richardson av, e s, 200 n 239th st, add 1 sty to present 1-sty frame extension of 2-sty frame store and dwelling; cost, $200; E G Hill, on premises; ar't, J Melville Lawrence, 239th st and White Plains road.—541.

3d av, s e cor 149th st, new brick flue, to 2-sty brick stores and offices; cost, $500; Astor Estate, 23 W 26th st; Chas Kling, 2838 3d av, lessee; ar't, Harry T Howell, 3d av and 149th st.—530.

## Increased Building in 34th Street Section.

THAT the Pennsylvania-McAdoo stations are exerting a marked influence on building in the Greeley square and 34th st sections is more in evidence each day as the work of constructing the terminals advances. At this moment it is safe to venture the statement that in no other neighborhood of Manhattan does building as a speculation or investment offer greater attractions. Investors and operators have gradually been acquiring plots in that locality with the view of improving them with modern loft and office structures. A number of the sites have already been built upon, and the known results from income alone, even at this early date, have been sufficiently attractive to warrant the undertaking of larger operations. Not only are the terminal improvements largely responsible for this quickening, but the northward incursion of business concerns from the lower part of Manhattan is exerting an important part as well in the rehabilitation of the 34th st section.

Until within a few years it was with difficulty that realty interests could be induced to identify themselves in the construction of office buildings in the locality mentioned, but the urgent need of such structures, brought about by the rapid change in conditions, has reversed the old order of things; for not only may many new buildings of that character be seen in 34th st and on Fifth av, but structures of a similar type and of no mean proportions are also being erected in some of the less prominent streets nearby to satisfy the increasing demand in this direction. Nor is the easterly limit of the present activity to end at the dividing main thoroughfare, as already several operations are under way between Fifth and Madison avs, which marks the inevitable invasion of that quarter by office and mercantile structures.

Beginning with the completed improvements nearest the entrance to the mammoth terminals, one of the most prominent is the 16-sty Marbridge building at the northeast cor of 6th av and 34th st, owned by W. R. H. Martin. It occupies the former site of the Broadway Tabernacle. Further toward the east and on the northerly side of 34th st, among others, is the Monolith, which is also used for office purposes, and may be said to be one of the first concrete structures of that class in Manhattan.

Based upon the supposition that the opening of the Pennsylvania and McAdoo stations is likely to result in an extended increase in the movement of transient traffic through 32d and 33d sts, a number of plots in these thoroughfares have been improved with both loft and office buildings, equally as large and in some instances more imposing than those in 34th st. Typical of the high class of improvement now being carried out in that neighborhood is the new 11-sty Jaeckel building being erected at 16 to 20 West 32d st by the Thirty-second Street Building Company, in which M. & L. Hess are chiefly interested. The operation mentioned will involve a sum closely approaching $700,000, about equally divided between ground and building. One of the features in this structure will be the large cold storage rooms which will occupy more than half of the basement. Among the new operations projected in that zone mention should be made as well of the 20-sty Hudson and Manhattan building which will shortly be erected on the McAdoo terminal site, 6th av, 32d to 33d sts; the proposed improvement of the southeast cor of Broadway and 33d st with a 20-sty hotel by Geo. B. Wilson of Philadelphia, the estimated cost of which is $2,000,000; the 16-sty addition to the Hotel Martinque at 1266-1268 Broadway, and 54-56 West 33d st, the probable cost of which will equal $800,000, and a score of smaller loft and business buildings, work upon which is soon to be commenced. Although the demand for new mercantile structures in that quarter west of Broadway has as yet failed to seriously occupy the attention of builders, it is believed that as the work on the terminals assumes more definite form, activity in new undertakings will be influenced in proportion. In the meantime, realty interests are content to await developments.

## New Hope for an East Side Subway.

MUCH has been said of late about future subway construction with some adverse criticism to the new Fourth av subway in Brooklyn. The fault that has been found with this project is not so much that Fourth av should have a subway, but that other sections of Greater New York are more in need of additional transit facilities. When the Fourth av resolution was adopted last week, Commissioner Eustis voted in favor of it, but it is now unofficially reported that he did so with the understanding that the commission would, as soon as practical, take up the matter of the route which goes through the East Side of Manhattan, to the north limit of the Bronx. Mr. Eustis had the situation well in hand, as his was the deciding vote. Had he voted against it, the Fourth av subway would have been killed for the present. It is also said in this connection that there are financial means which make the building of a new subway possible.

—A test cast in the matter of licensing engineers for apartment houses is going to be instituted by the House and Real Estate Owners' Association. An owner was recently arrested for not employing a licensed engineer, and the attorney of the Association appeared on his behalf and had him released.

# Construction News Reports

## From the Surrounding Country

### Kings County.

14TH ST.—F. J. Berlenbach, 260 Graham av, is preparing plans for a school building, 58x100 ft., on 14th st, near 4th av, for the Church of the Holy Family, Rev. Francis X. Bettinger, pastor. Estimated cost is $75,000.

LEXINGTON AV.—R. T. Rasmussen, 30 Graham av, has prepared plans for 3 4-sty flat buildings, 33x88 ft., on Lexington, near Sumner av, for the Jamaica Construction Co., 16 Court st. Estimated cost is $54,000. Address owner.

SUTTER AV.—F. Buchar, 1774 Pitkin av, is making plans for a 4-sty flat and store to be erected on Sutter av, s s, 50 e Vesta av, 50x88.5, 23 families; cost, $24,000; Aaron Altman, 364 Hopkinson av, owner.

MAPLE ST.—W. H. Mehany, 170 Rogers av, will build on Maple st, n s, 309 e Nostrand av, 11 2-sty dwellings, 20x60, two families each; total cost, $38,500.

KINGSTON AV.—On Kingston av, n e cor Winthrop st, the City of New York will erect three brk hospital buildings, 102x33, 47.8x 18.6, 89.8x27.8, to cost a total of $255,000. Percy Griffen, 225 5th av, is architect.

EAST 12TH ST.—A. S. Bedell Co., Av C and East 15th st, owner and architect, will build on East 12th st, w s, 88 n Foster av, 4 2-sty and attic brick dwellings, 20x56.4, shingle roof, two families each; total cost, $24,000. Also on East 12th st, e s, 129 n Foster av, 4 2-sty similar buildings; total cost, $24,000.

### Queens County.

WATER MILL.—Gillespie & Carrel, New York, let general contract to Henry Fickenger, Water Mill, for a stable for H. P. Wallis at Water Mill; also a stable at Water Mill for Miss Ethel Moore.

FLATBUSH.—Pittman & Braun, 114 E 28th st, Manhattan, are receiving estimates for a 2½-sty residence and stable, 39x41 ft., at Flatbush, L. I., N. Y. for Charles Faber. Estimated cost $16,000.

CORONA.—A site for a modern brick school will be purchased in the north section of Corona at an early date. Rupert Thomas of Flushing represents the Queens Board of Education.

JAMAICA.—Kirby, Petit & Green, Manhattan, have prepared plans for a 2½-sty frame office and lodge building, to be erected on Midland Parkway, northwest cor of Hillside av, Jamaica, for the Jamaica Estate, 334 Fifth av, New York City, to cost $15,000.

FLUSHING.—On Grove st, south side, 335 west Main st, Flushing, Gus Bonacorsa, 69 Grove st, Flushing, will erect a new residence, 25x86, to cost $7,300. Frank M. Taccardo, architect.

MORRIS PARK.—B. Stemmermann, 473 Central av, Brooklyn, will erect on Bigelow pl, east side, 265 north of Broadway, a 2-sty frame dwelling, to cost $5,000. L. Berger & Co., architects.

EVERGREEN.—L. Jaeck and F. Keller, 286 Grove st, Ridgewood, will erect on Edsall av, south side, 50 west of Anton av, Evergreen, two 3-sty brick tenements, 20x55, to cost $8,000.

HEMPSTEAD.—Walter I. Abell will erect on Hempstead and Jamaica turnpike, 380 west Sherwood av, Queens, one 2-sty frame hotel and store, 38x55, to cost $6,000.

FLUSHING.—Dr. F. E. Brennan, Sanford av, will build on Cambrian pl, n s, 225 w Central av, Flushing, a 2-sty frame dwelling, 27x47 ft., to cost $9,000. A. Richardson, architect.

LAUREL HILL.—On Washington av, northeast cor of Long Island Railroad, Laurel Hill, owner and architect, General Chemical Co., 25 Broad st, New York City, will erect a 3-sty brick stable, 69x112, to cost $25,000.

RICHMOND HILL.—G. B. Davis, Richmond Hill, owner, C. W. Vandervecht, architect, are planning for a dwelling on Lexington st, 50 east Chestnut st, Richmond Hill, 19x38, to cost $5,000.

RIDGEWOOD.—On Cornelia st, south side, 20 east Doscher av, Ridgewood, Ignatz Martin, 957 Broadway, Brooklyn, will erect five 2-sty dwellings, 20x55, to cost $20,000. L. Berger & Co., architects.

COLLEGE POINT.—American Hard Rubber Co., 9-11-13 Mercer st, New York, will build on 3d st, south of 3d av, College Point, a 3-sty brick factory, 50x150 ft., to cost $38,000. H. Hauman, architect.

NEWTOWN.—On Witte st, west side, 155 south Myrtle av, Newtown, W. Choenalz and F. L. Enders, 24 Doscher av, Ridgewood, will build two frame dwellings, to cost $6,000. Ed. Neuschler, 23 Russell st, architect.

LONG ISLAND CITY.—Mrs. Russell Sage has contributed $85,000 for the erection of a new Y. M. C. A. building in Long Island City for the use of the men employed on the Long Island Railroad. President Peters, on behalf of the Long Island Railroad, has pledged the railroad for $15,000, making $100,000 needed. Of the $15,000 to furnish and equip the building $5,000 has already been pledged by Helen Gould. The old building will be torn down within a few weeks, and it is proposed to have the new building ready for occupancy by August 1, 1908.

### New York State.

MARBLETOWN.—The Board of Water Supply, 299 Broadway, New York, will receive bids Tuesday, Oct. 29, for the construction of a field office building, for division and section engineers in the employ of the Board of Water Supply, in the town of Marbletown, Ulster County.

CARTHAGE.—The board of directors of the Young Men's Christian Association will vacate their quarters in the Hall Block. The association contemplates building its own home and the task of securing funds for that purpose will begin this fall.

YONKERS.—Geo. S. Cowles has prepared plans for a 3-sty club house for the Irish Counties Athletic Union, same to cost $100,000.

TROY.—J. M. Wilson, 283 5th av North, will establish an amusement park at Powers Grove. A number of buildings will be erected.

WHITESBORO.—Plans for a complete fire department building is to be laid over until spring, when an additional appropriation is to be voted on. W. G. Frank, arch, Clarendon Bldg., Utica, N. Y.

SYRACUSE.—Frank C. Hamilton, 1718 West Genesee st., is promoting a combined hotel and office building to cost $1,500,000. It is to contain quarters for the Syracuse Chamber of Commerce.

### New Jersey.

ORANGE.—Charles Henry Baldwin, National Bank Building, Orange, architect, is ready for estimates under separate contracts for the erection of a 2-sty store and apartment building to be erected for Mrs. Celia Mindlin, of Orange. Estimated cost is $5,500.

HOBOKEN.—Plans have been completed by Architect Edward M. Patterson for the erection of two double flats on the northwest corner of 15th st and Willow av, Hoboken, for Bridget Bigley, of 14th st and Willow av. The cost will be about $50,000.

KEARNY.—Plans have been completed by Architects Rizzolo & Gonnellie, of 800 Broad st, Newark, for the erection of a 3-sty single frame flat at 81 Pomeroy av, Kearny. The building will be owned and built by Russmanno & Pizella, of 97 Boyden st, Newark.

JERSEY CITY,—Morris Cohen, of West 13th st, Bayonne, will be the owner and builder of three flats on the east side of Arlington av, between Carteret av and the Newark and New York branch of the Central Railroad. Eugene Reilly, architect.

LONG BRANCH.—Long Branch is to have a new $20,000 garage. It will be erected in West End av, near the West End Plaza, by Adolph Graef. Architect Clarence D. Wilson is completing plans. The building will be 100x115 ft. Architect Wilson says that the new garage will be modern in every way and very attractive.

NEWARK.—Charles Knapp has drawn plans for three detached 3-sty frame 3-family flats, to be erected at 140 to 144 Ridgewood av, for George Keller. The buildings will cost about $18,000. Work will be started soon on the erection of another large store and apartment building in the southwestern section of the city for Mark Brooks, at a cost of about $28,000. Plans have been drawn by Hyman Rosensohn. The apartments will be equipped with dumbwaiter, ranges, boilers and wash-trays.

TRENTON.—Plans for the new Engineering building at Rutgers College have been accepted by the trustees and within a few weeks ground will be broken for its erection. It is to cost $60,000, part of which was donated by Andrew Carnegie. The main portion is to be three stories high and will have a frontage of 134 ft. and a depth of 50 ft.

ELIZABETH.—Plans have been completed but no specifications have been written for the erection of a club-house for the Benevolent and Protective Order of Elks, Elizabeth City order, No. 209, which is to be erected in Westfield av, Elizabeth. Oakley & Son, of 1201 East Broad st, Newark, are the architects. The building will provide meeting rooms, banquet hall, billiard room, kitchen and sleeping rooms. No date has been set for the taking of estimates. The architects will superintend the construction, which they estimate will cost $15,000.

BOUND BROOK.—Pittman & Braun, 114 East 28th st, Manhattan, are preparing plans for a residence, 32x38 ft., at Bound Brook, for Paul Hanke, to cost $8,000; also a residence at Bound Brook for George Skelly; cost, $6,000.

KEARNEY.—Contracts have been awarded by Charles Breitenbucher, of Johnston and Kearney avs, for a store and apartment building to be erected at Devon and Tappan sts. Joseph Kennedy is the architect. The building will be 3 stories, 60x85. Loughlin Bros. will do the carpenter work. The operation will cost $12,000.

NEW BRUNSWICK.—Plans for the new engineering building at Rutgers College have been accepted. It will cost $60,000. The building will be erected on Neilson campus and will front on Bleecker pl. The architects are D. D. Williamson, of New Brunswick, and Messrs. Hill & Stout, of New York City.

JERSEY CITY.—Architect John A. Resch has completed plans for five detached double flats to be built on the westerly side of Van Horn st, near Communipaw av, by Samuel Gorlin, of 152 Bayview av. The buildings will be of frame, 25x54 each, and the cost of each is estimated at $8,000.

WEST HOBOKEN.—Architect E. M. Patterson has completed plans for the erection of a 5-sty brick apartment, to be built on Syms st, near West st, West Hoboken, by Wm. Dalton and G. Laura, of 3920 Boulevard, of that place. It will contain all modern improvements and the estimated cost is $25,000.

ORANGE.—Chas. H. Baldwin, architect, of Orange, is ready for estimates under separate contracts for the erection of a 2-sty store and apartment building, to be erected for Mrs. Celia Mindlin at the cor of Hickory and South sts. The estimated cost is $5,500.

### Connecticut.

MERIDEN.—The Charles Parker Co. is to have built an addition to their main plant on Elm st, a large new foundry for which the contract has been awarded to the H. Wales Lines Co. It will be modern and up-to-date.

NEW HAVEN.—Bids will be received until Nov. 1 for a brk school house on Green st. Brown & Von Beren are the architects.—Allen & Williams will prepare working plans for the 2-sty brk school building on State st for St. Boniface R. C. congregation. Rev. J. A. Schaele, pastor.

HARTFORD.—Plans are complete for the factory in this city for the Springfield Pump & Elevator Co., now at Springfield, Mass. Figures will be called for at once. H. A. Wolcott, 49 Pearl st, is the architect.

NEW HAVEN.—The Zion A. M. E. Church on Dixwell av will be planned by Brown & Von Beren. The new building will be of brk and limestone, with slate roof, and will seat about 600. Plans will be ready by last of this month. Rev. J. W. Davis is pastor.

NEW BRITAIN.—Frank Slater is preparing plans for a factory building to be constructed by Corbin Bros.' Corporation and to be used for manufacturing purposes. Mr. Slater is also preparing plans for a factory addition for the Union Mfg. Co.

HARTFORD.—Plans for the concrete building for the Open Hearth Mission, on Grove st, are ready to figure. The building will contain dormitories, baths, etc. W. D. Johnson, 26 State st, is architect.

QUOGUE.—Woodruff Leeming, 20 Broad st, Manhattan, let hot water heating contract to Hopson & Chapin, New London, Conn., for a 3-sty brk and frame residence, 40x80 ft., at Quogue, L. I., for A. S. Post, to cost $40,000.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| 1907. Oct. 11 to 17, inc. | | 1906. Oct. 12 to 18, inc. |
|---|---|---|
| Total No. for Manhattan | 192 | 232 |
| No. with consideration | 13 | 10 |
| Amount involved | $602,945 | $307,950 |
| Number nominal | 179 | 222 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 10,327 | 17,674 |
| No. with consideration, Manhattan, Jan. 1 to date | 699 | 1,070 |
| Total Amt. Manhattan, Jan. 1 to date | $39,319,127 | $57,776,487 |

| 1907. Oct. 11 to 17, inc. | | 1906. Oct. 12 to 18, inc. |
|---|---|---|
| Total No. for the Bronx | 173 | 183 |
| No. with consideration | 17 | 9 |
| Amount involved | $144,823 | $70,295 |
| Number nominal | 156 | 174 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 7,529 | 10,128 |
| Total Amt., The Bronx, Jan. 1 to date | $6,347,186 | $6,900,746 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **17,856** | **27,802** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$45,666,313** | **$64,677,233** |

**Assessed Value, Manhattan.**

| | 1907. Oct. 11 to 17, inc. | 1906. Oct. 12 to 18, inc. |
|---|---|---|
| Total No., with Consideration | 13 | 10 |
| Amount Involved | $602,945 | $307,950 |
| Assessed Value | $432,000 | $233,500 |
| Total No., Nominal | 179 | 222 |
| Assessed Value | $10,326,000 | $8,289,000 |
| Total No. with Consid., from Jan. 1st to date | 699 | 1,070 |
| Amount involved " " | $39,319,127 | $57,776,487 |
| Assessed value " " | $26,211,600 | $40,321,275 |
| Total No. Nominal " " | 9,627 | 16,604 |
| Assessed Value " " | $302,551,800 | $550,471,710 |

MORTGAGES.

| | 1907. Oct. 11 to 17, inc. Manhattan. | Bronx. | 1906. Oct. 12 to 18, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 176 | 126 | 279 | 169 |
| Amount involved | $3,273,126 | $1,036,838 | $5,750,382 | $1,030,923 |
| No. at 6% | 89 | 49 | 129 | 69 |
| Amount involved | $925,747 | $366,133 | $1,268,532 | $273,800 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 8 | 15 | 5 | 14 |
| Amount involved | $107,250 | $148,300 | $87,500 | $49,970 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 52 | 39 | 77 | 68 |
| Amount involved | $1,425,250 | $356,605 | $1,755,750 | $577,953 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 9 | 2 | 21 | ..... |
| Amount involved | $139,000 | $5,600 | $482,200 | ..... |
| No. at 4¼% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $12,000 | ..... |
| No. at 4% | ..... | ..... | 4 | 1 |
| Amount involved | ..... | ..... | $158,000 | $12,000 |
| No. at 3½ | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 18 | 21 | 42 | 17 |
| Amount involved | $675,879 | $160,200 | $1,986,400 | $117,200 |
| No. above to Bank, Trust and Insurance Companies | 21 | 14 | 44 | 10 |
| Amount involved | $729,000 | $156,000 | $2,184,720 | $159,500 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,099 | 14,872 |
| Total Amt., Manhattan, Jan. 1 to date | $271,282,299 | $299,801,492 |
| Total No., The Bronx, Jan. 1 to date | 6,804 | 7,486 |
| Total Amt., The Bronx, Jan. 1 to date | $63,667,547 | $54,866,496 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **17,903** | **22,358** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$334,949,846** | **$354,667,988** |

PROJECTED BUILDINGS.

| | 1907. Oct. 12 to 18, inc. | 1906. Oct. 13 to 19, inc |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 10 | 9 |
| The Bronx | 37 | 21 |
| Grand total | 47 | 30 |
| Total Amt. New Buildings: | | |
| Manhattan | $2,331,500 | $379,700 |
| The Bronx | 442,900 | 125,560 |
| Grand Total | $2,774,400 | $505,260 |
| Total Amt. Alterations: | | |
| Manhattan | $157,950 | $184,700 |
| The Bronx | 8,500 | 53,960 |
| Grand total | $166,450 | $238,660 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 857 | 1,489 |
| The Bronx, Jan 1 to date | 1,587 | 1,753 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,444** | **3,242** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $69,195,660 | $102,319,940 |
| The Bronx, Jan. 1 to date | 17,460,619 | 23,552,105 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$86,656,279** | **$125,872,045** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$14,263,269** | **$18,001,590** |

### BROOKLYN.

CONVEYANCES.

| 1907. Oct. 10 to 16, inc. | | 1906. Oct. 11 to 17, inc. |
|---|---|---|
| Total number | 601 | 880 |
| No. with consideration | 35 | 47 |
| Amount involved | $190,232 | $668,217 |
| Number nominal | 566 | 833 |
| **Total number of Conveyances, Jan. 1 to date** | **27,372** | **30,774** |
| **Total amount of Conveyances, Jan. 1 to date** | **$17,237,189** | **$23,894,410** |

MORTGAGES.

| | 1907. | 1906. |
|---|---|---|
| Total number | 607 | 940 |
| Amount involved | $2,039,389 | $3,987,728 |
| No. at 6% | 362 | 541 |
| Amount involved | $984,379 | $1,297,081 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 190 | 132 |
| Amount involved | $856,300 | $702,110 |
| No. at 5¼% | ..... | 1 |
| Amount involved | ..... | $2,750 |
| No. at 5% | 42 | 308 |
| Amount involved | $136,310 | $1,767,878 |
| No. at 4½% | ..... | 5 |
| Amount involved | ..... | $55,000 |
| No. at 4% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 13 | 37 |
| Amount involved | $62,400 | $162,911 |
| **Total number of Mortgages, Jan. 1 to date** | **28,201** | **31,456** |
| **Total amount of Mortgages, Jan. 1 to date** | **$122,164,591** | **$129,960,430** |

PROJECTED BUILDINGS.

| | 1907. | 1906. |
|---|---|---|
| No. of New Buildings | 167 | 130 |
| Estimated cost | $1,210,230 | $844,900 |
| Total Amount of Alterations | $148,611 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,433** | **6,891** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$56,552,728** | **$51,953,082** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,593,260** | **$4,316,983** |

## The Week.

SEVERAL sales of considerable importance were put through during the week which show a demand for property of the better class. One was a large dwelling in West 51st st, which brought about $300,000; a large apartment house on Cathedral Parkway was sold for approximately $400,000, and a plot in 43d st, running through to 42d st, commanded about $325,000. A number of medium-price private dwellings and apartment houses changed hands, and a better feeling prevailed in the offices of the real estate men.

Undoubtedly the number of private transfers would have been increased had it not been for the auction sales. Some of the holdings of the Adams estate were sold and brought more than was expected, and the offerings in the Garrison Heights sale had a decided effect on the local market.

The mortgage money market is still the black cloud hanging over the market. It is not reasonable to suppose that confidence will be renewed, or that people will be willing to risk money in any form of investment so long as such scandalous disclosures as are brought out almost daily through investigations and stock manipulations continue. Some of the mortgage companies are trying to make this form of investment attractive by putting up the rates, but there is a disinclination on the part of the investor to lend on any terms. There is a better feeling prevailing among the class of men who make this feature of the market a study, and it has been predicted by several that before spring there will be substantial betterment of prices, and then probably there will be some regrets that the opportunity to invest at the current rates of interest was not accepted. Probably the best argument that can be made for the real estate market appears at times like these, when "Wall street" is upset, every one trying to get the better of his neighbor, and the slogan of "dog eat dog" rather than "live and let live" is heard.

The Republic of Panama lent $120,000 in the Bronx in addition to the amount loaned last week, on a mortgage of $114,000 on some 145th st property. Two mortgages were recorded against the Stuyvesant Theatre Co., one for $325,000, and the second for $135,000, at 6%. A savings bank mortgage was placed on an apartment house on the upper west side for $200,000, at 5%. There was a slight increase in the real estate exchanges in the Harlem district.

The total number of private sales reported for the week is 61, of which 19 were below 59th st, 22 above and 20 in the Bronx.

—A real estate and mortgage broker, who knows Manhattan Island values and buyers, would like to connect with a real estate office. See Wants and Offers.

## THE AUCTION MARKET

THE marked increase in the attendance at the auction sales this week was due to the variety and character of the offerings. Included in the list was that of 193 vacant lots at Garrison Heights, in the Bronx, and a number of well-situated parcels representing the holdings of the "Al" Adams estate. The results of both sales emphasize the fact that in spite of the sluggish market and the continued unfavorable financial situation there is still a strong demand for well-situated real estate. Scattered through the large gathering on Wednesday were many prominent operators and investors, and if any among those present attended the Adams sale under the impression of securing bargains they were doomed to disappointment.

On Tuesday, Bryan L. Kennelly sold in foreclosure a 3-sty frame dwelling on the north side of 203d st, 350 ft. east of Marion av, 25x127, to Sebastiano Mardillo and others for $3,750. Also a 3-sty frame tenement, 25x100, on the north side of 203d st, 475 ft. east of Marion av, at a similar sale, to Chas. F. Muxall for $5,150.

At the stand of Joseph P. Day, 184 vacant lots at Garrison Heights, Bronx, were sold. The owner of the property was the Empire Development Co. The tract is bounded by Spofford and Randall avs, Tiffany and Manida sts at the easterly end of Longwood av, and midway between Casanova and Hunt's Point station on the Harlem branch of the New Haven road. Nine lots out of the number originally advertised were not offered, due to some question of title. For the remaining 184 lots $201,800 was realized. A plot of 4 lots at the southeast cor of Tiffany st and Spofford av, opposite Garrison square, brought $9,100. Lots in Tiffany st brought prices ranging from $800 to $1,500 each. In Casanova st prices averaged about $800 for lots on the west side of the way, and $1,000 was secured for those opposite. The northeast cor of Tiffany st and Randall av, 25x100, brought $1,800. Other corners on that avenue brought from $1,150 to $1,400 each, while inside lots fetched from $900 to $1,000.

On Wednesday, Mr. Kennelly succeeded in realizing a total of $515,000 for ten parcels owned by the "Al" Adams estate. This is considered remarkable at a time when money conditions are so unsettled. Moreover, the results exceeded by $35,000 the total sum figured on by the estate's appraisers. Most of the parcels are situated in the Pennsylvania terminal zone and possess unusual attractions as a speculative investment. The terms of sale were liberal, but strange to relate, did not attract the professional element. The prices obtained compared well with the results of previous auction sales in the terminal district, but no new records were established. Throughout the sale Mr. Kennelly commanded the closest attention, and it may be said that the sale was skillfully and expeditiously handled. No. 54 West 31st st, 20x63, a 3-sty business building with stores, was knocked down to Dr. O. L. Jones for $69,000. A parcel at 375 7th av, 21x75, a 3-sty tenement with stores, brought $60,000. The purchaser in this instance was Dr. Augustin A. Wolfe. No. 107 West 45th st, a 3-sty dwelling, 20x100.5, was acquired by Robert Taggart, Jr., owner of the adjoining corner, for $39,750. The Surety Realty Co. purchased Nos. 208-210 West 30th st, 3 and 4-sty front and rear tenements, 46x98.9, for $50,750. Over in West 35th st, a small frame store, 20x34, at No. 407, brought $7,250, the successful bidder being M. M. Kimball. The property Nos. 539-541 8th av, consisting of a 6-sty loft building, 28x100, elicited sharp bidding, but was finally knocked down to Wm. S. Lalor for Wm. Kirkham at $160,000, considered a good price. A 6-sty warehouse at 307 West 37th st, 25x98.9, was struck off to Mrs. Mary McGovern for $52,250, as well as a 4-sty flat, 21.3x43.6, with store, at 161 2d av, for which she paid $36,500. Another parcel at 1138 Manhattan av, southeast cor of Box st, Brooklyn, 3-sty front and rear buildings, 25x100, was knocked down at $16,000 to Joseph Newman, and the property known as 19½-23 Borden av, Long Island City, 1-sty frame buildings, 44x180, running through to West 3d st, was secured by Geo W. Lahey for $26,000.

At Mr. Day's stand among other parcels sold was a vacant lot, 25.3x100, foreclosure sale, which was knocked down to Nathan Marks for $20,810. On Thursday he succeeded in disposing of 172 East End av, a 5-sty double flat, 25x96, to Herman Schmonsees for the round sum of $25,500. The remaining parcels, including No. 7 West 14th st, a 5-sty brk leasehold, 25x103.3, were bid in by the plaintiffs. Taken as a whole, the week's auction business has been excellent, and its effect will doubtless go far toward creating a much better feeling than has prevailed for many months.

### The United R. E. Owners' Association.

The United Real State Owners' Association will give a reception and entertainment at the Harlem Casino on the 7th of January next. The arrangements are in charge of a committee, consisting of the president of the organization, James L. Conway; the financial secretary, Dr. Abraham Korn; P. M. Clear, Charles H. Schnelle and Frank Demuth, president of the West Side Taxpayers' Association. The election of officers will take place at the next meeting, to be held November 12.

## Conveyancing.

(Continued from page 607.)

peated each time that a title is closed, an affidavit or a release or what not obtained for one party must be again obtained when the same property is again sold. And finally to what does the whole matter of the defective title resolve itself? A considerable sum of money is spent for purpose of discovering that a title is defective, and then the owner either has to pay for the examination, or litigation ensues. What is needed is a system by virtue of which these pitfalls and risks are avoided.

But worse than the improperly drawn contract or the negligently examined title is the danger which arises from the transfer of titles without any contract, and without any examination of title—conveyances on faith, as they may be termed, and these are becoming surprisingly common—by which a person pays for a piece of property and relies on the warranty of the vendor, in the event that the title should later be found to be defective. For these dealers in real estate there is certainly needed some protecting interference. The dangers attendant upon the endeavors of this class to save expense are as great as they are manifest.

There is perhaps a system which will answer all these difficulties, and permit contracts to be so simplified that they will no longer be long technical instruments, that the title companies will no longer issue policies full of exceptions, which include all discoverable defects, and which will save the cost of a search only to discover the unmarketability of a title, and which will allow the ambitious real estate dealer to treat real property as he would any commodity or merchandise.

From time to time we have heard of such schemes, "land registration," the "Torrens system," and others; some of the States have already adopted them in one form or another; but there should be a system by which for a comparatively nominal charge one could find out in advance whether certain property or properties were free of defects or not, and in cases where the defects were known to disappear with time such information would be obtainable also; for instance, when restrictions expired, when questionable rights of heirs would be extinguished, and matters of like import; and finally a title once cleared of defects, by certificates, releases or affidavits would be forever freed and cleared without the necessity of repetition. It is imperative that New York, where millions and millions of property is being annually conveyed, should have the most efficient and safest system, by which its property holders and transferrees shall be protected.

B. H. TREIHARD.

### Allied Interests Ask for a Second Hearing.

A letter from Mr. Allan Robinson, as president of the Allied Real Estate Interests, to Mr. Herman A. Metz, Comptroller, asking for a further hearing on the budget for 1908, is printed in full. Mr. Robert E. Simon represented this organization at the public hearing before the Board of Estimate and Apportionment and requested that the society be given time to properly examine the budget in detail, so that the property owners' interests may be well taken care of. This request was criticized by some members of the Board and the following letter is the outcome:

Hon. Herman A. Metz, Comptroller.

Dear Sir: Representing a large number of taxpayers in this city, I respectfully ask through you for a hearing before the Board of Estimate and Apportionment on the New York City budget for 1908. A similar request made by a representative of this Association at the hearing on Friday last was criticized by some of the members of that Board. It was probably the first time that a similar request had been made, and it is fair to assume that the interests of the taxpayers of this city would not be ignored by the Board of Estimate and Apportionment if a proper method could be devised by which such a hearing could be granted. The provisions of the New York City charter relative to this matter provide as follows:

> Before finally determining upon the budget the Board of Estimate and Apportionment shall fix such sufficient time or times as may be necessary to allow the taxpayers of said city to be heard in regard thereto, and the said Board shall attend at the time or times so appointed for said hearing.

The only hearing which has been granted taxpayers pursuant to the above provisions was the hearing last Friday. This Association contends that this hearing was not such a one as was contemplated in the provisions above referred to, but merely a hearing on the applications of various heads of departments for appropriations for the coming year. I say without fear of contradiction that these applications are almost invariably for a sum largely in excess of the amount which it is expected will be voted by the Board of Estimate and Apportionment. Under such circumstances, a hearing on these applications is a mere farce. The statute clearly intended to provide for a hearing in reference to the city "budget," and we understand that this budget is made up of the amounts estimated by the Board of Estimate and Apportionment "to be required to pay the expenses of conducting the public business of the City

of New York * * * * and of the counties of New York, Kings, Queens and Richmond, for the then next ensuing year."

I do not presume to tell the Board of Estimate and Apportionment how such a hearing may be had, but if the Board decides that it is impracticable, such a decision will be taken by the taxpayers represented in this Association as plainly showing the need of a radical change in the present law relating to this important matter.

I have the honor to be very truly yours,

President.

Oct. 15, 1907.

[At yesterday's meeting of the Board of Estimate, Friday morning, Oct. 25, was fixed upon for a second hearing on the budget.]

## Conditions in East Houston Street.

The condition of the real estate market in Houston st, east of the Bowery, is prosperous. Houses are well rented, stores are well occupied and their occupants, as a rule, all do a good business. There does not seem to be a stringency of money in that locality for the ordinary transaction of business. Store tenants as a general thing are permanent, and there are few dispossess proceedings, considering that many of the stores are rented from month to month. though, of course, there are also a number on leases.

Four-family tenements with stores on the street floor is the rule, and a 11-ft. store with three rooms in the rear rents for between $50 and $60 a month, while those without the rear rooms command about $35 a month. The apartments are small, having three and four rooms each. The newer ones have improvements and are readily rented from $5 to $5.50 a room, while those without the improvements bring about $4 a room.

Several new buildings have been erected in East Houston st lately. The Fisher Building, which is just east of the Bowery, is a loft building and is renting nicely from 40 to 45 cents a square foot. The building directly east of Liberty Hall, better known as "Little Hungary," has been altered into a modern loft building and rents between 40 to 45 cents a square foot. This is a corner building, and so has its advantages. There is a row of tenements with stores nearing completion at Nos. 88 to 96 East 1st st which will rent between $5 and $5.50 a room. These houses will have all improvements, including hot water.

Mr. H. B. C. Stein, the manager for the McVickar-Gaillard Co.'s East Houston st branch, said that conditions were most satisfactory, and that things were on a good income basis. Property owners in that section, he said, have not felt the money stringency to any great extent. Owners of realty are very stiff on their prices, and are not willing to give any concessions to the purchaser. There is no free rent given to speak of, and as soon as a tenant moves out there are two anxious to take his place. A short time ago Mr. Stein said a large number of people went to Brownsville, but as soon as the severe winter weather set in they were glad enough to come back to the city again.

In speaking of the renting condition, Mr. Stein said that there was recently a house between Essex and Ludlow sts entirely renovated, and while the building was undergoing alterations all the tenants moved out. After the house was reopened it took just two weeks to fill all vacancies. Considering the trouble that some house owners in other parts of the city are having at the present time to find tenants, it would seem that this sections of the city is flourishing.

East Houston and the neighboring streets are lined with push cart pedlers, and in a measure they are a nuisance. They block the street for traffic, and at times it is hard to cross the highway; but the people who live and do business in that neighborhood do not object to them, in fact they patronize them extensively, so they really are more to be considered than the occasional visitor to that locality.

Houses are readily sold on an 8 to 9 per cent. basis. That is, a house that rents for $4,200 will readily command $45,000. The "Loss of rent" item is very small, as has been stated, and so the owner does not have to figure so large a gross rental to get a satisfactory net return on money invested.

### Republic of Panama Loans on Bronx Realty.

The Republic of Panama has again given evidence of its faith in New York City real estate by granting a loan of $120,000 at 5 per cent. for three years on the 6-sty elevator apartment house known as the "St. Regis," at the southwest corner of Prospect av and 163d st, Bronx. The building was erected by James F. Meehan and was completed Oct. 1.

### Further Public Hearing on Budget For 1908.

At the request of the Allied Real Estate Interests and upon the motion of Comptroller Metz, the Board of Estimate and Apportionment, at its meeting yesterday morning, decided to hold a further public hearing on the estimates for 1908. The public hearing will take place in the City Hall next Friday morning at 10:30, and to last one hour. All taxpayers are invited to attend.

## Second Public Hearing of the Torrens System Commission.

A second public hearing by the Torrens System Commission will be held in the room of the Board of Aldermen in the City Hall, Manhattan, New York City, on Friday, Oct. 25, 1907, at 2 o'clock p. m. The subject then to be discussed will be "Facts and Arguments Against the Torrens System of Registering Titles to Real Property and State Guarantee of the Same."

The Commission requests that those who oppose the Torrens System of registration present their reasons by oral arguments accompanied by briefs at this hearing. Full expression of public sentiment on this matter is urgently requested.

All persons desiring to be heard are asked to notify, as soon as convenient, the Secretary of the Commission, T. Winthrop Weston, Room 54, No. 55 Liberty st, Manhattan, New York City.

AT the public hearing given by the Torrens Commission, Assemblyman Ezra P. Prentice, the first speaker, related in a brief way the history of recent legislation in this State upon this subject, saying:

"For the last four years a bill has been introduced in the Legislature providing for the adoption by this State of the Torrens system of registering land titles. Because the Legislature has been taken up with other matters, and because of the largeness and importance of this subject, the Legislature has been unable to give sufficient time to its consideration. It was therefore suggested this year that a bill be passed, providing for the appointment by the Governor of a commission to examine the subject to report to the next Legislature.

"A good method of recording or registering titles is of the highest importance to every civilized country. Security of possession and security of title are essential. And ease of transfer, while not so imperative, is of great importance.

"The general features of the Torrens system are these: A court proceeding is had, the title is cleared, clouds removed, and the title established in the owner. The Registrar of Titles or appropriate officer then issues a certificate of title in duplicate, one of which he delivers to the owner, and the other remains upon the registration book. All liens and encumbrances are noted upon this certificate. Every future lien must be noted upon the certificate. Transfer is made by surrender of the certificate, and issue of a new one to the new owner. Everything which need be known about a title can be seen upon the certificate, and land can be sold or mortgaged without delay, and with little expense, and all the delay and expense attendant upon a search under the present system be avoided.

"The system was first introduced by Sir Robert Torrens, Collector of Customs at Adelaide, New South Wales, in 1858. It has gradually been adopted by the Australasian colonies of England, later by Canada and England, and has been adopted by some of our States, foremost among them Massachusetts and Illinois.

"It has been objected to upon constitutional grounds, and on the ground that it was not practical. It is obvious that if the system is constitutional and practicable, it will be of the greatest value, and it is the high duty of your commission thoroughly to examine the whole subject, and report your conclusion to the next Legislature. And in assisting you to reach a correct conclusion, I shall gladly do all in my power."

Mr. Camillus G. Kidder approved the system for the following reasons:

1. It will simplify searching of titles. 2. It will render parcels of real estate available as collateral for loans on call. 3. It will prevent the necessity of duplicated work—that is, work covering the same ground. Each certificate makes the holder a "first purchaser."

Mr. Kidder does not believe that the system should be compulsory; at any rate, not until after the lapse of sufficient time to judge of it as an experiment. The time required for certifying a title is likely to be greater, on the average, than would at first sight appear. He had to wait more than a year for the first certificate in a case in Massachusetts.

"For a speedy loan, in time of stress, upon property not already registered, it is probable that the title companies will still be availed of to a large extent, and the adoption of the act will not supplant or do away with the necessities of the title companies' business, although to some extent that business may be affected. Real estate lawyers are markedly conservative, and so radical a measure must make its way.

"The feature of the act which does away with general liens as affecting real estate and confines charges against a particular piece to those which are entered by the registrar as specific liens upon that particular parcel noted upon the registration certificate, is of great value and will save in the aggregate a large amount of searching which, under the present system, takes time and costs money and should not be required."

Mr. Kidder believes such an act to be constitutional in that it is merely a method of enforcing the well-known jurisdiction in equity of a bill to quiet title. Under such a bill, unknown owners may be barred by such notice as the Court prescribes. The indemnity fund provided by statute seems to be a fair and equitable provision for the relief of a claimant in a proper case.

## Certificate of Title.

Much has been said recently about the Torrens system, as it is used in this country, but few know what the certificate of title looks like. Herewith is a copy of a certificate so that readers may get an idea what it really is.

OWNER'S DUPLICATE CERTIFICATE.

Original certificate of title registered in book .... page .... No. ..... Entered pursuant to a decree of the Land Court dated at Boston, in the County of Suffolk and Commonwealth of Massachusetts, the .... day of ...., in the year ...., and numbered on the files of said Court.

Copy of Decree.

Commonwealth of Massachusetts, Suffolk, ss.:

In the matter of the petition of John Doe and others, numbered ...., after consideration, the court doth adjudge and decree that said John Doe, of ...., in the County of ...., State of .... married to Mary Doe, and Ann Doe, of said ...., widow, Mary Roe, of ...., in the County of ...., State of New York, married to John Roe, are the owners in fee simple of an undivided third part each of that certain parcel of land situate in ...., in the County of ...., and Commonwealth of Massachusetts, bounded and described as follows:

(Description follows.)

Estimated to contain .... feet of land.

All of said boundaries are determined by the court to be located as shown on a plan drawn by ...., C. E., dated ...., as approved by the court, filed in the Land Registration office, a copy of a portion of which will be filed with the original certificate of title issued with this decree.

(Should any right of way, etc., exist, it is inserted here.)

And the court doth adjudge and decree that said land be brought under the operation and provision of Chapter .... of the revised laws, and that the title of said John Doe, Ann Doe and Mary Roe to said land be confirmed and registered, subject, however, to any encumbrances mentioned in section thirty-eight of said chapter which may be subsisting.

Witness: ...., Judge of the Land Court, at Boston, in said County of Suffolk, .... day of ...., in the year ...., at .... o'clock and .... minutes in the after (or fore) noon.

Signed by ....., Asst. Recorder.

Time of transcription noted.

On the opposite page is a memoranda of encumbrances on the land described in the above certificate. Document number, kind, running in favor of, terms, date of instrument, date of registration, signature of assistant recorder and discharge.

On the back of the certificate there is printed the law requiring that the owner of the certificate must hold it free from encumbrances, except those that appear on the certificate, except in a few cases, which are noted.

### Not So Fair as it Would Seem.

One of the largest real estate operators in Jersey City has adopted a novel plan in the sale of his houses, of which he has lately built several in the vicinity of West Side Park. The Jersey City Journal thus explains it:

He places a value upon them, and gives the purchaser the privilege of paying a certain amount down and the rest on monthly payments a little higher than one would pay for rent, which payments include interest, taxes and water rents. At the end of every six months a statement is made up, and after the items of taxes, water rents and interest are deducted, the balance is applied to the principal.

The agent in charge of the houses explains that by this method a person buying a moderate sized house will be able in about twelve to thirteen years to so reduce the indebtedness as to be able to place a first mortgage for $2,500, but leaves it to the prospective purchaser to figure out what interest he is paying on the investment during that time. Several of the houses have been sold under this method. The idea of paying taxes and water rents is an absolutely new one for Jersey City, and makes an attractive feature to those who do not care to bother with such details, although there are many who prefer to handle such matters themselves.

This method is doubtless more convenient to the purchaser, as it relieves him from the necessity and annoyance of procuring his tax bills, but from the standpoint of economy he is paying dear for the privileges under the plan mentioned. The system of adjusting interest on semi-annual instalment mortgage balances is not so fair as it might be. A more equitable way would be to adjust the interest charge monthly, as most building companies do.

### Quotations: Real Estate, Building and Allied Financial Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 107 | 115 |
| Bond Mortgage Guarantee Co | 12 | Q-F | .. | 320 |
| Century Realty Co | 10 | A & O | .. | 185 |
| City Investing Co | 6 | M & N | 85 | 92 |
| Hudson Realty | 8 | Q-J | 100 | 110 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 200 | 225 |
| Lawyers Mortgage Co | 10 | Q-J | 170 | 185 |
| Mortgage Bond Co | 4 | Q-J | 87 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | .. | 190 |
| Realty Associates | 8 | A & O | 120 | 125 |
| Title Guarantee & Trust Co | 16 | Q-J | 400 | 415 |
| Title Ins. Co. of N. Y | 7 | A & O | 135 | 145 |
| Thompson-Starrett Co., common | 8 | J & J | .. | 80 |
| Thompson-Starrett Co., preferred | 8 | M & N | .. | 100 |
| U. S. Mortgage & Trust Co | 24 | J & J | 400 | 425 |
| U. S. Title Guaranty & Indemnity Co | 6 | Q-J | .. | 80 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 160 |

# PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

BLEECKER ST.—Susan M. Buffett sold 303 and 305 Bleecker st, two 3-sty buildings, 25.2x75, between Barrow and Grove sts. The property has been in the Buffett family since 1840.

CATHERINE SLIP.—Douglas Robinson, Charles S. Brown & Co. sold for Mrs. Edith McCreery 18 Catherine Slip, a 4-sty brick building, 20x40.

CANAL ST.—Jacob Finkelstein sold for Louis Gordon the 5-sty building at 159 Canal st, 25x25.

#### Resale in Fulton Street.

FULTON ST.—Douglas Robinson, Charles S. Brown & Co. resold for Weill, Wolf & Kramer, 178 Fulton st, a 4-sty building, 25.1x77. The property was held at $200,000. The block on Fulton st, between Broadway and Church st, facing St. Paul's, has been the scene of considerable activity in the past year. On the plot, 53x77, at 172 and 174, the New York Law School is erecting a 12-sty structure, and the old 5-sty building adjoining at Nos. 168 and 170, recently damaged by fire, is being rebuilt by Brill Brothers as lessees.

GREENWICH ST.—Bryant Park Realty Co. sold for Jabez Burns & Co. their building at 542 Greenwich st, running through to 521 Washington st, a 7-sty structure, 25x154.9, between Vandam and Charlton sts. The buyers are John L. Lucas & Co., paint manufacturers, who will establish their headquarters there.

HUDSON ST.—E. H. Ludlow & Co. sold for Harriet B. Hoffman, 153 and 155 Hudson st, near Laight st, two 5-sty buildings, 50x110.

#### Convent Sells Parcel in Henry Street.

HENRY ST.—The Ursuline Convent of St. Teresa has been granted leave by Justice Blanchard in the Supreme Court to sell its property on the north side of Henry st, near Rutgers, 25.9x100, to Patrick O'Keefe, for $27,000. The property is now used by the Board of Education as an annex to a public school. The proceeds of the sale will be used for the completion of the building now being erected for the convent at New Rochelle.

5TH ST.—Harry Levy bought through Louis Rosenswaike 520 East 5th st, a 5-sty tenement, 25x96, Astor leasehold.

13TH ST.—The Wolff estate sold 14 East 13th st, a 4-sty structure known as the Hotel Florida, 22x89.3x irregular.

13TH ST.—Polizzi & Co. sold for Alfonso Oliva the 6-sty tenement at 530 and 532 East 13th st, 50x103.3.

14TH ST.—Walter D. Starr, in conjunction with S. De Pasquale, sold for the Rosehill Realty Corporation 329 East 14th st, a 6-sty tenement, 25x103.3.

#### A Movement in Twentieth Street.

20TH ST.—Acme Building Co. sold to C. Grayson Martin 39 East 20th st, an 11-sty mercantile building, 25x92. The store and basement are leased to the Jay C. Wemple Co., who also occupy two adjoining buildings. The transfer appears in this issue.

20TH ST.—Folsom Bros. sold for the Jas. J. Lyon estate, to Bridget Duffy, 424 East 20th st, a 4-sty tenement, 20x92. This is the first sale of this property in 51 years.

31ST ST.—William Collins sold to a purchaser for investment, 208 East 31st st, a 3-sty dwelling, 20x98.9.

36TH ST.—S. B. Goodale & Son sold for N. Weiss to Thos. J. Daley the 4-sty tenement, with store, 402 West 36th st, adjoining the cor of 9th av.

#### Near Times Square.

43D ST.—H. I. Phillips sold for Alonzo Hornby 108 to 116 West 43d st, between 6th av and Times Square, five 3-sty dwellings, 100 x100.5. The property has been owned by the Hornbys since 1851. While the purchase price has not been stated, it is known that the property has been held at $325,000. The parcel is one of the few available for improvement in that neighborhood. No plans as yet have been made with a view to building, but it is likely that the plot will be improved with a business structure of some kind.

48TH ST.—D. J. McDonald sold for the Matthaus estate to Mary McArdle 420 West 48th st, 5-sty brick flat 25x100.5, between 9th and 10th avs.

51ST ST.—Clifford N. Shurman sold for the estate of Joseph C. Hoagland (Mrs. Fannie M. Godfrey), for about $300,000, to an out-of-town client, for occupancy, 27 and 29 West 51st st, a 6-sty stone dwelling, 38.8x100.5. The building was erected by the late Jos. C. Hoagland. It contains a large pipe organ.

BOWERY.—Douglas Robinson, Charles S. Brown & Co. sold for Mrs. Edith McCreery 292 Bowery, a 5-sty brk building, 22.6x77.10x irregular.

1ST AV.—I. Nagel bought of Mrs. Louisa M. Schmidt the 5-sty building with stores at the southeast cor of 1st av and 12th st, 28.3 x70. Krampner & Rosenthal were the brokers.

1ST AV.—Leon S. Altmayer resold for James Dendon to Gustave Gross the 4-sty tenement with stores, 19 1st av, between 1st and 2d sts.

### NORTH OF 59TH STREET.

60TH ST.—E. H. Ludlow & Co. sold for the Anna Schroeder Estate to D. B. Freedman 112 East 60th st, a 4-sty brownstone dwelling, 20x100.5, 120 ft. east of Park av.

64TH ST.—Henry Freiberger sold for John Davis to Nathan Schwitzer 230 East 64th st, a 6-sty flat, 25x100.

70TH ST.—Emil C. Seelig sold to a purchaser for investment, 308 West 70th st, a 3-sty and basement dwelling, 16.4x100.5.

71ST ST.—Davis & Robinson sold for the estate of Dr. Richard Derby to H. W. Sloane 113 East 73d st, just east of Park av, a modern 6-sty English basement dwelling, 20x100. The house was completed by the late Dr. Derby about a year ago.

71ST ST.—Otto H. Kahn, of Kuhn, Loeb & Co., purchased a 10 ft. strip of ground on the east of the plot recently acquired by him, 35x100.5, on the south side of 71st st, 175 ft. east of 5th av. It is understood that he is considering the erection of a modern dwelling on the enlarged plot.

74TH ST.—Ernst-Cahn Realty Company sold to Louis Meyer Realty Company the 6-sty new law house with stores, 421 to 425 East 74th st, 63x74.

# WANTS AND OFFERS

**No. 2785 BROADWAY.**
**STORE:**

suitable location for **BANK** or other high class business.

**Junction Broadway, West End Avenue, 107th St.**

**SCHUYLER SQUARE**

INQUIRE OF

**N. L. & L. OTTINGER, Room 602, 31 Nassau St.**

---

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

---

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

---

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y

---

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

---

WANTED—A first-class renting man, experienced in district south of 23d St.; only those thoroughly understanding the business and who have made good need apply. H. L. MOXLEY & CO., 320 Broadway

---

**Store Basement and Subbasement, modern building, 26 x 90, about 6,600 sq. ft., strongly constructed, fine shipping facilities, will divide to suit, elevators and power. 344 Bowery, one block from Cooper Sq. Inquire Dahnke, 206 Third Ave., or your own broker.**

---

TO LEASE IN JERSEY CITY.

Five minutes from ferry, plot 125x100, covered with buildings, on Hudson Street, between Morris and Sussex R. R. track in front. Possession May 1, 1908. Address J. R. PARSONS, 145 4th Ave., Brooklyn, N. Y.

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YOUNG MAN, three years in broker's office, desires permanent position with progressive real estate managing and selling concern. References. "EMPLOYED," Box 165, Record and Guide.

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Young man (21), four years' experience, wishes position real estate office; references. "ANXIOUS." c|o Record and Guide.

---

YOUNG MAN, thorough experience as salesman, desires position with real estate concern. BOX 160. Record and Guide.

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**WANTED—A Concrete Mixer, capacity 25 to 50 yards. State price and particulars. John Weber & Sons, 12 E. 23d St.**

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ADVERTISER at present connected with large Real Estate Operating Company desires employment with first-class Real Estate brokerage or operating company. Executive ability, well posted on values, excellent connections and acquaintances. Experienced broker and capable of handling large deals. Liberal arrangement, either in way of salary or drawing account required. Address "H.," c|o M. D., Room 618, 141 Broadway.

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ARCHITECTS occupying private house as offices will rent floor to contractor or business allied to building. JANES and LEO 124 West 45th Street.

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## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

**TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.**
**TITLE DEPARTMENT, 37 LIBERTY ST.** } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

EDWIN W. COGGESHALL, President and General Manager.

DAVID B. OGDEN, JOHN T. LOCKMAN, LOUIS V. BRIGHT, HENRY MORGENTHAU, } Vice Presidents.
THORWALD STALLKNECHT, Treasurer.
HERBERT E. JACKSON, Comptroller.
WALTER N. VAIL, Secretary.
LEWIS H. LOSEE, Asst. Genl. Manager.
ARCHIBALD FORBES, U. CONDIT VARICK, } Asst Treasurers.
GEORGE A. FLEURY, FREDERICK D. REED, } Asst. Secretaries.

EXECUTIVE COMMITTEE:

GEO. F. BUTTERWORTH, DUMONT CLARKE, EDWIN W. COGGESHALL, WILLIAM A. DAY, WILLIAM P. DIXON, JULIAN D. FAIRCHILD, JOHN T. LOCKMAN, HENRY MORGENTHAU, JAMES N. WALLACE.

---

WANTED—Position as superintendent apartment house or apartment hotel, take charge renting, collecting, repairs, management. References. "B. F.," c|o Record and Guide.

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YOUNG MAN, five years' experience as real estate and mortgage broker, knowing Manhattan Island values and buyers, desires connection live real estate office, salary and commission basis. "HUSTLER," c|o Record and Guide.

---

YOUNG MAN, 21, conversant with real estate business, desires position as stenographer, collector, or any outside work. At present earning $18 weekly. Box 170, c|o Record and Guide.

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## WANT

**Particulars of Business Property**

**FOR SALE OR LEASE**

**8th to 42d Streets**

## HEIL & STERN

UPTOWN OFFICE — 1165-1167 Broadway — N. W. Cor. 27th Street

DOWNTOWN OFFICE — 604-606 Broadway — S. E. Cor. Houston St.

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**If you want to know who is building, and who, therefore, is in the market for building materials, read the RECORD and GUIDE.**

---

## Hudson Mortgage Co.

*(Organized Under the Banking Law)*

**170 BROADWAY**

***CAPITAL $500,000***

**GOOD SECOND MORTGAGES**

**PURCHASED AND SOLD**

---

**42d St., near Broadway.**

229-231 West 42d St.

Elevator and Steam Heat.

**Stores** — large and well-lighted, suitable for Piano Wareroom, Tailor, Haberdasher, etc.

2d Floor — Opportunity for Hairdresser, Dentist, Real Estate Office, etc.; has large plate glass front.

**Stores**

**OFFICES AND FLOORS**

Excellent light and ventilation. Reasonable rents.

**Frank J. Cassidy, 229 West 42d St.**

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PRINCIPLES OF CITY LAND VALUES. $1.50. Office of Record and Guide.

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75TH ST.—George B. Jacques sold the lot, 25x65, on the north side of 75th st, 75 ft. west of West End av. The lot is part of a large parcel at this point owned by Mr. Jacques. He retains the 3-sty dwelling, 25x75, at the northwest cor. of West End av and 75th st.

76TH ST.—L. Blankstein and W. Glekman sold for J. Martinson to Nathan Bunkan, 422 East 76th st, a 5-sty tenement, 25x100.

87TH ST.—Leroy Coventry sold to a client for investment 10 West 87th st, a 7-sty dwelling, 20x100.

### Synagogue Secures Block Front.

114TH ST.—The Congregation Ansche Chesed, which has worshipped for several years in a building at 160 East 112th st, on lot 25x100.11, and which recently bought 122, 124 and 126 West 136th st, three 3-sty dwellings, 45x99.11, between Lenox and 7th avs, sold both properties to Golde & Cohen. In exchange for its holdings the congregation takes the block front 139.8x59.2x50.5x 108.8 on the north side of 114th st, between 7th and St. Nicholas avs. It is understood that the plot will be improved with a new synagogue.

116TH ST.—Paterno Bros. sold the easterly one of their new apartment houses on the south side of 116th st, between Broadway and Riverside Drive. The building occupies a plot 75x100.11, and is 10 stories in height. It faces Claremont av and Barnard College field. The parcel has been held at about $400,000.

125TH ST.—Simon Adler sold for a client to Cantor & Baker, 454 West 125th st, a 6-sty flat, 25x100.11

132D ST.—Samuel V. Braisted sold for Carrie M. Beattie the 3-sty brownstone dwelling, 154 West 132d st. The buyer will occupy the house.

### Harlem Flat Figures in a Trade.

133D ST.—Samuel A. Kelsey sold for Lewis H. Lazarus to Rose Brown 7 West 133d st, a 5-sty double flat, 25x100. The buyer gives in part payment lots in Paterson, N. J.

148TH ST.—Morris Rosenthal sold for Michael Haas 211 West 148th st, a 5-sty triple apartment house, 37.5x99.11, to Mrs. Jennie Rosenthal, who gives in part payment 101 East 103d st, cor of Park av, a 3-sty dwelling, 16x100.

WEST END AV.—L. H. S. Nevins sold to a purchaser for investment 310 West End av, a 4-sty dwelling, 18.8x70.

2D AV.—Moses Kinzler and A. J. Dworsky have bought from the McMahon estate 1349 2d av, northwest cor of 71st st, a 5-sty tenement, with store, 25x64. Max L. Gomprecht was the broker.

2D AV.—H. Feinberg & Co., formerly of the Bernstein-Feinberg Realty Co., sold for R. Simon the northeast cor of 2d av and 117th st, 25x85, a 5-sty flat, with store; also 107 and 109 East 110th st, a 6-st ybrk tenement with store, 42.10x100, for Sol Mayer.

### Upper Fifth Av. Corner Sold.

5TH AV.—Charles Goldberg sold for D. Greenberg to Levy & Gruenstein, 1474 5th av, southwest cor of 119th st, a 5-sty flat, 25.2x100.

156TH ST.—Walter S. Smith sold for a client to Franklin Provost 552 West 156th st, a 3-family flat, 16x100.

## BRONX.

DAWSON ST.—J. Clarence Davies sold for Louis J. Market the 2-sty brk 2-family dwelling 779 Dawson st, 200 ft. south of Longwood av, 25x100.

TIFFANY ST.—Meehan Construction Company (James F. Meehan, President) sold 937 Tiffany st, a 4-sty apartment house, two families on a floor, 35x105. This is the first house sold out of a row of 10, the only ones of their kind ever built in the Bronx.

184TH ST.—Clement H. Smith sold to a client for investment the two 5-sty flats at the northwest cor of 184th st, Davidson av and Evelyn pl.

214TH ST.—Clifford N. Shurman sold for Tri-Centennial Realty Co. to Hyman Shatzkin the plot, 75x100, on the north side of East 214th st, 100 ft. east of Paulding av.

236TH ST.—S. J. Taylor sold the plot of 7 lots, 175x100 ft., on the north side of 236th st, 150 ft. west of Kepler av, Woodlawn Heights, for E. M. Tessier, and the 2-family house, on lot 25x100.3, on the west side of Creston av, 319.7 ft. north of 196th st, for Ernst Keller. The above deal was in the nature of a trade.

236TH ST., ETC.—O'Hara Brothers sold for Louis Eickwort two dwellings on 236th st, west of Katonah av; also, for William C. Bergen a dwelling on the west side of Marion av, south of 198th st, Bedford Park, and for Lewis Audel two lots on Beech av, about 300 feet east of Corsa av, to a builder, who will improve the property.

AV B, ETC.—Kurz & Uren sold for Milton Realty Co. to a client of George Costar 8 lots at the northwest cor of Av B and 2d st, Unionport; also for Mrs. Jenny Levy 1141 and 1143 Vyse av, two 3-sty brk and stone 2-family dwellings.

BATHGATE AV.—Clement H. Smith sold the frame dwelling, 50x100, on the east side of Bathgate av, 53 ft. north of 175th st,

BRIGGS AV.—William H. Wright & Son sold the following 2-family houses on Briggs av: No 2655 to Edward J. Middleton, 2659 to Edward T. Murphy, 2665 to A. J. Ogden, 2681 to Frank O'Donnell, 2685 to E. J. McDonnell and 2687 to Andrew Otto.

GRAND AV.—James L. Libby, through B. H. Weisker, Jr., sold for H. U. Singhi the 3-sty dwelling, 15x55x97, at 2398 Grand av. This is the sixth house sold of the 10 now being built by Mr. Singhi.

JEROME AV.—Sarah A. Kelly sold to Anthony McOwen 1860 and 1862 Jerome av, two 3-sty tenements, 37x116.8x irregular.

LORILLARD PL.—Julius H. Haas bought from Arthur H. Siegler the 4-sty apartment house known as the Lorillard, on the west side of Lorillard pl, 233 ft. north of 3d av, giving in part payment the vacant property on the east side of Morris av, 100 ft. north of 182d st, 100x123. Michl. F. Kerby was the broker in the transaction.

McGRAW AV.—John A. Steinmetz sold for Chas. A. Schulz lots 228 and 229 on McGraw av, Westchester; also for Fredk. W. Marthens to Elsie Herbert, the 2-family dwelling on lot 133 on Parker av, St. Raymond Park; also for L. W. Devine to Jacob Fries the 1-family house on lots 154, 155 and 156 on Rosedale av, in the Mapes estate property.

PROSPECT AV.—Gaines & Roberts bought the plot, 120x195, on the west side of Prospect av, 70 ft. north of 163d st, from K. J. E. Wehner and others, and will erect three large apartment houses on the site.

## LEASES.

G. Carlucci & Co. leased for Max Keve to a client the 6-sty new-law tenement with store, 425 West Broadway, for a term of years.

William Richtberg leased for The Monolith Realty Co. to the Plumbers' Trade Journal half the 9th floor in their new building at 43-45 West 34th st, at an aggregate rental of about $28,000.

Denzer Bros. leased for a term of years, 15,000 sq. ft. in the building, 141-5 Wooster st; 10,000 sq. ft. at 119-25 West 25th st; 8,000 sq. ft. at 536-8 Broadway, and 7,500 sq. ft. at 112-16 Bleecker st.

Denzer Bros. have leased for a term of years 15,000 sq. ft. in the building 141-145 Wooster st; 10,000 sq. ft. at 119-125 West 25th st; 8,000 sq. ft. at 536-538 Broadway, and 7,500 sq. ft. at 112-116 Bleecker st.

H. H. Fuller Realty Co. has leased to the George A. Fuller Co. 25,000 square feet of space in the Varick Building, at the northwest corner of Hubert and Washington sts, running through to West st; also, to the Consolidated Telegraph & Electric Subway Co. the entire fourth floor in the Merchants' Association Building, at 66 to 72 Lafayette st.

Benjamin R. Lummis leased for Rev. Edward O. Flagg the private dwelling 358 Lexington av to Mrs. Helen C. Mostyn for a term of years.

Duross Company leased the 3-sty brownstone dwelling 65 7th av for Fanny P. Colton to John T. and Anna M. Downey for a term of years; also the 3-sty dwelling 68 West 12th st for a Mrs. Kurr to Marie McManus.

T. H. Raywood & Co. leased to Thomas Conville Brewing Co. the 5-sty building at the southwest corner of 3d av and 44th st for a term of years at an aggregate rental of $50,000. The lessee will make extensive alterations.

Louis Becker & Co. leased for Alexander White the private dwelling 515 West 157th st to Mrs. Sue A. Howard, for a term of years.

Charles F. Noyes Co. leased for Strong & Cadwalader, attorneys, to Frazin & Oppenheim the store, basement and sub-cellar 150-152 Duane st, 115-119 West Broadway, being the southeast corner, for a term of years, at an aggregate rental of about $40,000.

## REAL ESTATE NOTES

L. M. Smith, of 674 Columbus av, has opened a branch office at 3529 Broadway.

An experienced salesman desires position with real estate firm. See Wants and Offers.

A young man, three years in broker's office, desires position. See Wants and Offers.

To lease in Jersey City, plot 125x100, with buildings, on Hudson st. See Wants and Offers.

Mrs. H. W. Gavegan is the purchaser of the 5-sty dwelling 303 West End av recently sold by the Fuller estate.

The Bergen Realty Company denies the report that the private dwelling 92 Riverside Drive has been sold.

W. J. Schultz, manager of the Remco Company, sails for Naples, Italy, Oct. 24, to be gone three months.

A position as superintendent of apartment house or apartment hotel, is desired by a competent man. See Wants and Offers.

We know of a desirable store, basement and sub-basement in a modern building to let, near Cooper square. See Wants and Offers.

Mr. W. D. Rusher has moved his offices to room 1407 Times Building, where he is associated with K. F. Hargrave in the real estate business.

Leonard J. Muhlfelder formerly connected with the office of E. Tanenbaum & Co., is now associated with Denzer Bros. at 433 Broadway, Manhattan.

The House and Real Estate Owners' Association appointed a committee to wait upon the Governor to ask for an investigation of the City Railroad affairs.

Jackson & Moore have opened a branch office at No. 29 West 135th st, and are making a specialty of managing apartments for decent colored tenants in that neighborhood.

An experienced broker, capable of handling large deals, desires employment with large brokerage or operating company. Executive ability, well posted on values. See Wants and Offers.

Lehman & Harlem Co., formerly of 365 Lenox av, have moved to 31 Union Square West, room 1407, conducting insurance and mortgage loans. They have discontinued the real estate part of the business.

Joseph H. Cohen, owner of 81 East Broadway, Borough of Manhattan, has offered to sell the property to the city for $60,000, the same to be used for bridge purposes. The matter has been referred to the Comptroller by the Board of Estimate.

The city has leased from Messrs. Lipman & Eisman, owners, the seventh and eighth floors of the Merchants' Association Building, at 66-72 Lafayette st, for a period of five years, at $15,500 a year, for occupancy by the Municipal Civil Service Commission.

Mr. Bryan L. Kennelly in commenting on the auction sale of the Al Adams properties held at the exchange salesrooms on Wednesday said that the results exceeded his expectation, and that the large attendance and spirited bidding reminded him of some of the old-time auctions.

Emma L. Moller, Cortlandt Goodwin and others have petitioned the Board of Estimate that all the right, title and interest of the city of New York in and to certain land under water at the Spuyten Duyvil Creek be released to the petitioners for a purchase price to be fixed by appraisal. The petition has been referred to the Comptroller.

A special committee of the House and Real Estate Owners' Association was appointed to call on the Commissioner of Highways to insist that the Central Railroad erect bridges over Park av on streets connecting those streets which are at present closed. The Association thinks that it is especially needed in case of fire, so as to allow engines to cross.

Mr. F. M. Berkley announces that he has severed his connection with the firm of J. H. Harlam & Co., and has re-entered the newspaper field. He is running a comic series in the Evening World, which deals with flat dwellers, with the view of teaching the tenants to use the collectors of rents kindly. If Mr. Berkley can accomplish this he will get a general vote of thanks from the real estate world.

A dinner was given at the Hotel Astor, on Thursday evening last, by the Associated Agents of the Estates of Long Beach. Mr. J. J. McClusky presided, and William H. Reynolds, president of the Estates of Long Beach, was the guest of honor, and spoke on "Long Beach: Its Past, Present and Future." Among those present were representatives of the company from Atlantic City, Baltimore, Philadelphia and Washington.

### Opening Lecture in the Y. M. C. A. Real Estate Course.

ABOUT 600 men crowded into the auditorium of the West Side Y. M. C. A., 320 West 57th st, last Tuesday evening, to attend the opening session of the fourth year of the real estate school conducted by the branch. Most of the big real estate firms in the city were represented at the opening.

The speaker of the evening was Mr. Joseph P. Day, and his topic was "Auctioneering and Brokerage." Mr. Day said that the successful real estate broker depended on six things, namely, decision, directing the mind of the purchaser toward your decision, never making a misstatement, perseverance, balance and "signing up." Mr. Day gave concrete examples of how a successful real estate broker handled his clients, and finally conducted an imaginary auction sale of a parcel of land, which, after excited imaginary bidding, he finally knocked down for $99,400. The speaker explained to his audience that he held the imaginary auction sale to illustrate how the auctioneer holds the attention of his audience, and during the sale he explained a number of tricks of the auctioneer.

Mr. Henry Harmon Neill presided at the exercises of the evening, and preceding Mr. Day, Dr. Walter L. Hervey, of the Board of Education and chairman of the Educational Committee of the West Side Branch, made a short address. Among the well known real estate men in the audience were Hon. Lawson Purdy, president of the Board of Tax Commissioners; Charles Griffith Moses, Edward L. King, secretary of the Real Estate Board of Brokers, Loton H. Slawson, G. Richard Davis, M. Joseph Harson, A. L. Gitterman, Walter Lindner and Robert E. Simon. There is a large enrollment, both in the main course of twenty-five lectures delivered by real estate brokers, and in the course on real estate law, given by Henry F. Miller, Esq., and the course in management of a real estate business, conducted by Mr. Ronald C. Lee.

# PROPERTY OWNERS' SECTION.

## Tenement House Department Methods.

### I. HOW THEY CAN BE IMPROVED.

**By Ira J. Ettinger.***

THE large attendance of our citizens before the Board of Estimate and Apportionment at its meeting on Oct. 11, last, held for the consideration of the departmental estimates for the year 1908, has demonstrated that the interest of the taxpayers has been aroused. Never before was there such an outpouring of persons interested in the municipal budget.

The prominence which the Record and Guide gave to my remarks, urging economy in the administration of the Tenement House Department of our city, leads me to a few suggestions that may interest your readers, and may be the means of effecting desirable reforms in the conduct of that department.

I have had the honor during the past few years to represent at different times, as counsel, some nine or more taxpayers' organizations in the city of New York, and this has naturally brought me into close contact with nearly all of the municipal departments. It is my humble opinion that the taxpayers should be more alive to the importance of impressing upon our public servants, that in the administration of their respective offices, and in the performance of duties imposed upon them by the law, more conscientious regard should be had for the interest of real estate owners in the city of New York, who bear practically the whole burden of taxation.

In unity there is strength, and full justice will only be done to the needs, and to the just demands of the real estate interests of our city, when property owners shall have become even more strongly organized than they are today, and when they shall have as leaders in their movements for reform, men able, aggressive, unyielding and undeterred, whose vocabulary does not know the word defeat.

My first suggestion is that more inspectors be detailed by the Tenement House Commissioner, from the force which is now available, to inspect work done in conformity with notices of violations, so that cancellations and dismissals can be obtained with despatch, thus avoiding confusion and differences upon the closing of titles to real estate; so that moneys which should go to the vendors of real estate should not be held as deposits by the title companies pending the receipt of such cancellations.

My next suggestion is that the Deputy Tenement House Commissioner should be provided with at least six assistants who shall have authority to grant modifications of orders issued by the Department where this can be done as a relief to the taxpayer and without offending the true intent and spirit of the Tenement House Law; that property owners calling at the department should be treated with more courtesy and respect. It is a common experience that a person calling at the Tenement House Department today must usually wait two or three hours for an interview with the Deputy Tenement House Commissioner who seems to be the only person in authority who assumes to grant modifications of orders; he is so overwhelmed with work that he can rarely afford more than a two or three minutes' interview; if a taxpayer gets tired waiting for the Deputy Tenement House Commissioner and gets a ruling from one of the clerks he will later on receive a letter saying that the department is not bound by the verbal statements of subordinate officials.

I further respectfully submit that the head of the department the Tenement House Commissioner should at all times be accessible to the public, that the rule now enforced that the Commissioner can only be seen on two days of the week for a period of two hours on each day unless by special appointment is most unjust and unreasonable.

It must be the experience of a great many real estate lawyers that clients come to their offices and say that a violation has been served upon them; that there are six or eight houses of exactly similar construction adjoining theirs and that no violations have been filed against said properties; the owner who is affected is not satisfied with the explanation of the department that the other houses will have violations filed against them in due course of time and cannot understand why he should be singled out for prosecution and in some cases for persecution as it appears to him. There should therefore be more uniformity in the issuing of violations. The inspector who examines four, five or six houses of similar construction, and does not file violations against every one of such houses, should be instantly dismissed from the municipal service.

It has further been my experience that owners who receive violations from the Tenement House Department and totally ignore them, and thus show a contempt for the constituted authorities, are not annoyed very much by the receipt of duplicate violations, and prosecutions by the Corporation Counsel; whereas the owner who calls at the department immediately upon receiving a violation, and seeks the advice of the Tenement House Department officials, and perhaps some slight moification in the violation issued, is prosecuted to such an extent that in many instances it amounts to persecution, and this because his matter has become a celebrated case, and because of the consideration that he has given to the orders issued.

I might add that in making the few suggestions above outlined, I speak for myself and not officially for the various organizations which I have the honor to represent; but I know from contact with many thousands of real estate owners in our city, that I have truly reflected their sentiments.

I believe that the present Deputy Tenement House Commissioner, Mr. Harry G. Darwin, is a man of unquestioned integrity, of high character, and of proved efficiency; I trust, however, that even in his great wisdom, he will be able to appreciate that some reforms can and should be inaugurated in the conduct of the Tenement House Department.

*Counsel of the United Real Estate Owners Association of the City of New York.

### II.—THE TENEMENT HOUSE DEPARTMENT'S ANSWER.

**By Commissioner Edmond J. Butler.**

THE criticisms directed against the administration of the Tenement House Department by Ira J. Ettinger, counsel for the United Real Estate Owners' Association, and by members of that association, at the hearing given before the Board of Estimate and Apportionment at its meeting on October 11, and the further criticism on the same line published in the Record and Guide by Mr. Ettinger, are in the main of so general a character that it is difficult to reply to them except by equally general statements.

In view of the interests of the tenement dwellers of the city, however, which the Tenement House Department was established to protect, as well as the interests of the citizens at large, who have a common desire for the safe and sanitary housing of the dwellers in our city, I think it incumbent on me to reply to those criticisms which are specific in character, and to some of those which, while not specific, indicate the aim of the critic.

The main specific complaint made by Mr. Ettinger is that the department is in the habit of issuing so many violations of a trivial nature that inspectors cannot watch the progress of the work, owners are annoyed with too frequent notices, and the interests of the tenants are not appreciably advanced. He instances such matters as leaking roofs, cracked panes of glass, lack of hinges on water closet seats, and other small details.

It should be well known to Mr. Ettinger and every intelligent citizen that the Tenement House Department is established to carry out the provisions of a mandatory law. That law states in detail the conditions under which a violation of law arises, and when such violations come to the attention of the department its officials are obliged to take cognizance of them, or be justly criticised for neglect of duty.

Mr. Ettinger and other critics should realize that the Manhattan office of the Tenement House Department alone receives each year about 40,000 citizens' complaints, many of them as to matters that seem to him as trifling as broken panes or leaking roofs. The department is obliged by law to make accurate record of each complaint and give full attention to the same, whether the matter appears of greater or lesser importance.

The department distinctly does not send its inspectors out on its own initiative, seeking for trivial violations. It has directed its especial efforts in that direction to the remedying of the worst conditions. For instance, a canvass of the city was made and orders issued for the removal of all school sinks and privy vaults in the city, as far as they could be discovered.

Other canvasses have been made to discover lack of fire escape facilities, a condition surely of great importance and interest to tenement dwellers.

The law requires periodic sanitary inspections of tenements, and these, too, have been undertaken.

Again, it must be repeated that when an inspection of a house is undertaken at all, any violation of the matter under investigation must be reported, however trivial.

It is easy to see where the affairs of a city department would land if an inspector or even his chiefs were at liberty to decide what infractions of law were "trivial" and not to be noticed, and what of sufficient "importance" to be attended to.

As to the criticism that violations are filed on only one out of seven or eight contiguous houses of similar construction, while violations actually exist in all, if specific instances were produced it would probably be found that this action was taken because some one had made a specific complaint against the house in question, and not against the others.

If the department were filled with idle men, trying to occupy

their spare time by filing frivolous violations, as Mr. Ettinger seems to think, it would be easy to set them to scouring a neighborhood for similar violations when a complaint was made against one house only.

As a matter of fact, the conditions are just the reverse. The inspection force is not sufficiently large to permit of the thorough canvasses of different conditions that would keep all landlords aware at all times of the exact deficiencies in their properties.

Another criticism made is that it is almost impossible to obtain the dismissal of violations when the work has been properly complied with. This is one of those general criticisms which can only be denied in a general way. The situation alleged does not exist. In every case where an inspection is asked, on the ground that work has been properly done, it is made promptly. What does happen very frequently is that owners claim that work has been done properly when inspection shows it has not. Any delay complained of in securing dismissal notices is in most cases due to the fact that the orders issued have not actually been complied with at the time they have been stated to be.

As a matter of fact, if owners would make more sure of actual compliance before stating that work has been done, a large part of the "waste" complained of, in the shape of unnecessary inspections, would be avoided.

As to the criticism of unpleasant treatment received by persons calling at the department, and the difficulty of seeing the Commissioner and the Deputy Commissioner, this again is of a very general nature. Many persons insist upon seeing one of these two officials, when their business would well admit of their seeing other officials, as the Superintendent and his assistants and the Public Plan Examiner. Where the public does thus insist on seeing the Commissioner or Deputy, the privilege is granted, but where the number of these is so great it is obviously impossible for each to be attended to at once.

It is undoubtedly true that improvements in method can always be made in any large enterprise, and the department has such under way all the time. At the present moment a change in method of reinspections now about to be adopted will effect greater economy of labor than has before been possible; and any suggestions of citizens toward that end are always heartily welcomed, when prompted by a real interest in carrying out the purposes of the law, and not merely by a selfish desire to relieve themselves of the onerous consequences of it.

## Condemnation Proceedings.

176TH ST.—Opening and extending from Sedgwick av to the easterly line of the New York and Putnam Railroad, and from the westerly line of the Spuyten Duyvil and Port Morris Railroad to the Harlem river, in the 24th ward, Borough of the Bronx, City of New York. Report of commissioners will be presented to Supreme Court, Part III., for confirmation Oct. 18. Francis V. S. Oliver and Robert C. Ten Eyck, commissioners.

WEST 207TH ST.—Acquiring title between 9th and River avs. Report of Commissioners J. F. Higgins and Edward Isner will be presented to the Supreme Court for confirmation Oct. 18.

THAYER ST.—Acquiring title from Broadway to Nagle av, and Arden st, from Broadway to Nagle av, in the 12th ward, borough of Manhattan. Commissioners Patrick J. Casey, Max Bab, Richard O'Keefe give notice under date of Oct. — to parties interested to present claims within 10 days and announce a hearing for Oct. 25, 11 a. m., at 90 West Broadway.

GUN HILL ROAD.—Widening and extending from Webster av to Elliott av, Bronx, Commissioners Timothy E. Cohalan, John J. Mackin and Patrick McGuire give notice to parties interested to present claims within 10 days and announce a hearing for Oct. 25 at 12 noon, at 90 West Broadway.

FREEMAN ST.—Widening between Stebbins av and Intervale av. Commissioners Thomas R. Lane, Frank A. Spencer, Jr., and William J. Hoolahan give notice to parties interested to present claims within 10 days and announce a hearing for Oct. 25 at 2 p. m.

WALKER ST.—The Corporation Counsel will make application Oct. 29 for appointment of commissioners in matter of the property on the southerly side of Walker st (lots Nos. 3, 4, 5, 6, 7, 9, 10 and 11), between Baxter and Center, taken for subway purposes, with a frontage on the westerly side of Baxter st extending about 90 ft. 11 ins. southerly from the southerly side of Walker st, and with a frontage on the easterly side of Centre st extending about 128.81 ft. southerly from the southerly side of Walker st, in the Borough of Manhattan.

WEST 150TH ST.—Opening and extending from Broadway to Riverside Drive, Manhattan. Commissioners Thomas S. Scott, George W. O'Brien and John W. Jones give notice under date of Oct. 10 to parties interested to present claims and announce a hearing for Oct. 24 at 4 p. m. at 70 West Broadway.

CASTLE HILL AV.—Opening and extending from West Farms road to the public place at its southern terminus; and the public place at the southern terminus of Castle Hill av, fronting on Westchester creek, to the East river and Pugsley's creek in the 24th ward, Borough of the Bronx. The Corporation Counsel will make application to the Supreme Court for the appointment of commissioners Oct. 22. (Full description of the parcels to be taken will be found in the City Record of Oct. 11).

SUMMIT PL.—Acquiring title from Heath av to Boston av. Commissioners F. V. S. Oliver and John Rooney will present report for confirmation to Supreme Court Oct. 18.

HILL AV.—Perry av and Norwood (Decatur) av. Opening and extending between Mosholu Parkway North and Woodlawn road, across the lands of the former Jerome Park branch of the New York and Harlem Railroad, now the property of the New York City Railway Company, in the 24th ward, Borough of the Bronx. Commissioners James F. Donnelley and Roderick J. Kennedy give notice under date of Oct. 12 to parties interested to present claims and appoint a hearing for Oct. 28 at 12 o'clock at 70 West Broadway.

EDGEWATER RD.—Acquiring title from Garrison (or Mohawk) av to Seneca av. Commissioners William H. Keating, Michael J. Egan and James F. Delaney give notice under date of Oct. 12 to parties to present claims and announce a hearing for Oct. 28 at 3 p. m.

EDEN AV.—Opening and extending from East 172d to East 174th sts. Commissioners George W. Kearney, Charles P. Storrs and Albert Elterich give notice to parties interested to present claims. Hearing appointed for Oct. 28 at 2 p. m.

WEST 207TH ST.—Acquiring title between 9th and River avs. Commissioners James F. Higgins and Edward Isner presented final report for confirmation Oct. 18.

WEST 151ST ST.—Discontinuance and closing, from the easterly side of Riverside Drive extension to the United States bulkhead line, Hudson River. Commissioners Louis F. Doyle, Max J. Kohler and Alexander Schlesinger will present bill of costs at Special Term, Part I, Oct. 29.

TOWNSEND AV.—Acquiring title between East 170th to East 176th sts. Commissioners Frank E. Hipple, James Higgins, Charles Lutz, will present final report to the Supreme Court, Part III, for confirmation, Oct. 21, at 10:30.

BAKER (STREET) AV.—Acquiring title from Baychester av to the city line. Commissioners W. B. Dobbs, Eugene Archer and Thos. F. McGenniss, have completed assessments and will receive objections, if any, on or before Nov. 6, at 90 Broadway, where abstracts, maps and other documents have been deposited. Provided there are no objections, the final report will be presented for confirmation to the Supreme Court Part III, Jan. 21, 1908. The limits of the award are as follows: "Beginning at a point formed by the intersection of the easterly line of Wickman av and the northerly line of Nereid av; running thence northerly along said easterly line of Wickman av to its intersection with the northeasterly line of East 239th st; thence northwesterly along said northeasterly line of East 239th st to its intersection with the southeasterly line of White plains road; thence northeasterly along said southeasterly line of White Plains road to its intersection with the boundary line of the City of Mount Vernon; thence southeasterly, southerly and easterly along said boundary line of the City of Mount Vernon to its intersection with the westerly line of Hill av; thence southerly along said westerly line of Hill av to its intersection with the northerly line of Nereid av; thence westerly along said northerly line of Nereid av to the point or place of beginning; excepting from said area all streets, avenues and roads or portions thereof heretofore legally opened, as such area is shown upon our benefit maps deposited as aforesaid."

FOX ST.—Opening and extending from Prospect av to Leggett av. Commissioners John J. O'Brien and Henry Illwater give notice that final report will be presented for confirmation at Special Term, Part III, Oct. 25.

PIER (OLD) NO. 13, EAST RIVER.—Acquiring title. James A. Lynch, Charles J. Leslie and Samuel J. Foley have completed their estimate and have filed an abstract at 90 West Broadway. Objections may be filed on or before Nov. 7.

PIERS (OLD) NOS. 2 AND 3, EAST RIVER.—Acquiring title. Commissioners Benno Lewinson, Wilber Larremore and Frederick St. John have completed their estimate and filed an abstract at 90 West Broadway. Objections may be filed on or before Nov. 15.

WEST 161ST ST.—Acquiring title from Broadway to Riverside Drive. Commissioners Eugene A. Kennedy, James T. Meehan and Michael W. Rayens will present bill of costs and expenses to the Supreme Court, Oct. 29.

### Personal.

A great many have envied Mr. Joseph P. Day his success as a real estate auctioneer. The way he has executed large commissions has given him a high standing in the real estate world. But who was not shocked to hear of the terrible accident sustained by his wife while they were about to board a train together at their country home? The high courage with which the lady passed through the terrible ordeal, including the long waiting for surgical help, was extraordinary. Notwithstanding this heavy blow, Mr. Day kept his engagements for the following day—to conduct a large property sale in the auction room, and to deliver a lecture at the Y. M. C. A. in the evening, though the strain which he was enduring must have been extremely severe. These personal references will be pardoned under such an exceptionally sad affliction and when sympathy is so widely expressed.

## Assessments.

WEST 61ST ST.—Extension of sewer, between Central Park West and Broadway. Area of assessment: Both sides of 61st st, between Central Park West and Broadway. Assessment confirmed Oct. 8.

WEST 144TH ST AND BROADWAY.—Receiving basin, at the southeast corner. Area of assessment: South side of 144th st, from Broadway to Amsterdam av. Assessment confirmed Oct. 8.

WEST 163D ST.—Sewer, between Broadway and St. Nicholas av. Area of assessment: Both sides of West 163d st, from Broadway to St. Nicholas av. Assessment confirmed Oct. 8.

WEST 113TH ST.—Sewer, between the Harlem River and 10th av. Area of assessment: Both sides of 213th st, from Harlem River to 10th av; both sides of 212th st, from 9th to 10th av; both sides of 9th av, from 212th to 214th st. Assessment confirmed Oct. 8.

70TH ST.—Restoring asphalt pavement at the northwest corner of 70th st and Central Park West, and known as Lot No. 29, in Block 1123. Confirmed and entered Oct. 10.

42D ST.—Restoring asphalt pavement at the northeast corner of 42d st and 6th av, and known as Lot No. 1, in Block 1258. Confirmed and entered Oct. 10.

106TH ST.—Restoring asphalt pavement in front of premises Nos. 55 and 57 West 106th st, between Central Park West and Columbus av, and known as Lot No. 10, in Block 1842. Confirmed and entered Oct. 10.

COMPLETED AND FILED.

LEXINGTON AV.—List 9372. Sewer in Lexington av, west side, between 123d and 124th sts. Area of assessment: Lots Nos. 17, 55 and 56 of Block 1772 on the west side of Lexington av, between 123d and 124th sts. Assessments completed and filed Oct. 10.

216TH ST.—List 9387. Outlet sewer and appurtenances in 216th st, between Harlem River and Broadway; in 9th av, between 215th and 216th sts; and in 215th st, between 9th av and Broadway. Area of assessment: Both sides of 115th st, from 9th av to a point 175 feet west of Park Terrace East; both sides of 216th st, from Broadway to the Harlem River; both sides of 217th st, extending about 180 feet west of Park Terrace East; both sides of 218th, 219th and 220th sts, from 9th av to a point about 425 feet west of Broadway; both sides of 9th av, from 215th to 220th st, and from 220th st northwesterly to Broadway; both sides of Isham st, extending about 310 feet west of Broadway; both sides of Park Terrace East, from a point about 125 feet south of 215th st to 218th st; both sides of Broadway, from 212th st to Isham st; and both sides of 10th av, from 215th to 218th st. Assessment completed and filed Oct. 10.

EASTBURN AV.—List 9257. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Eastburn av, from 175th st to Belmont st. Area of assessment: Both sides of Eastburn av, from 175th st to Belmont st and to the extent of half the block at the intersecting streets and avenues. Assessment completed and filed Oct. 10.

SOUTHERN BOULEVARD.—List 8969. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Briggs av, from Kingsbridge road to the Southern Boulevard. Area of assessment: Both sides of Briggs av, from Kingsbridge road to the Southern Boulevard and to the extent of half the block at the intersecting streets and avenues. Assessment completed and filed Oct. 10.

FIRST AV.—Alteration and improvement to sewers in First av, between 81st and 84th sts, and in 82d st, between First and Second avs, and to curves in 81st and 83d sts, at First av. Area of assessment: Blocks bounded by First and Second avs, 81st and 84th sts; south side of 81st and 84th sts, between First and Second avs; east side of First av, between 81st and 84th sts. Assessment confirmed Oct. 15.

### West End Association's Meeting.

At the last meeting of the West End Association the matter of small Broadway parks was taken up. A bill has been passed which provided for their maintenance, and it is now necessary to provide for their restoration. The matter has been placed before the Comptroller but he has not given as yet the necessary help to this end.

This association has joined with the City Club and other bodies in the agitation to improve the condition of the streets, and their efforts have met with very good results. Regarding the tentative snow schedule for next winter there has been a conference with the Commissioner of Street Cleaning. The plan of the Merchants' Association was also approved, for an advisory Board of Engineers to aid the city authorities in connection with the condition of the streets. A report was read by Mr. J. L. Brower, comparing the condition of the streets in Italian cities with those of New York. The matter of house numbering was also brought up by Mr. Brower and suggested the members bring the attention of the police captains to the violations.

The following members were elected: William Arrowsmith, William Bryan, L. Barton Case, Albert Cromwell, Dr. S. Arthur de Waltoff, Landreth H. King, Frederick H. Lane, Thomas Lenane, Frederick I. Lockman, Louis Runkel, R. E. Savage, Siegfried Speiner.

## Public Works

MONROE AND FORSYTH STS.—The Sinking Fund Coms. have authorized the sale of those buildings and parts of buildings situated between Monroe and Forsyth sts, Borough of Manhattan, which are required for bridge purposes.

GRAY ST.—Acquiring title for lands necessary for Gray st, from the property of the New York Catholic Protectory to the junction of Tremont av. Resolution before the Board of Estimate.

TREMONT AV (OR 177TH ST).—Acquiring title for its extension to Long Island Sound at Locust Point. Will be considered by Local Board of Chester, Nov. 4.

THROGG'S NECK BOULEVARD.—Acquiring title from Eastern Boulevard to the East River. For consideration in Local Board of Chester, Nov. 14.

FORT SCHUYLER ROAD.—Acquiring title from Westchester Creek to East River and the shore drives from Fort Schuyler road to Fort Schuyler Park. For consideration by Chester Local Board, Nov. 14.

THROGG'S NECK'S SQUARE.—Acquiring title to Throgg's Neck Square, bounded by Throgg's Neck Boulevard, Dewey av, Sampson av and Fort Schuyler road, and intersected by Tremont av or East 177th st. For consideration by Chester Local Board, Nov. 14.

EAST 207TH ST.—Acquiring title from Woodlawn road to Perry av. Resolution before the Board of Estimate.

EAST 19TH ST. (ST. JAMES ST.).—Regulating, etc., from Jerome av to Creston av. Resolution before the Board of Estimate. Estimated cost, $12,000. Assessed value of the real estate affected, $267,400.

WEST 192D ST.—Closing and discontinuing from New York Central & H. R. R. R. to Harlem River. Adopted by Board of Estimate.

WEST 192D ST.—Regulating, etc., between Croton Aqueduct and Aqueduct av. Estimated cost, $3,400; assessed valuation, $81,595. Passed by Board of Estimate.

CONCORD AV.—Sewer between St. Joseph's st and St. Mary's st. Estimated cost, $2,800; assessed valuation, $18,800. Adopted by Board of Estimate.

AVENUE D.—A change in the map of the city by closing and discontinuing Av D between 15th and 16th sts, Manhattan, has been recommended by the Kip's Bay local board and transmitted to the Board of Estimate.

WEST 140TH ST.—Paving with asphalt block on concrete foundation, from Broadway to Riverside Drive. Estimated cost, $7,445. Assessed valuation affected, $220,000. Also paving with asphalt block between Edgecombe and St. Nicholas avs. Estimated cost, $2,600; assessed valuation of property, ———. Resolutions before the Board of Estimate.

WEST 141ST ST.—Paving with asphalt block, between Lenox and 5th avs. Estimated cost, $9,527; assessed valuation of property affected, $371,000. Resolutions before the Board of Estimate.

WEST 139TH ST.—Paving with asphalt block from Broadway to Riverside Drive. Estimated cost, $7,665; assessed valuation of property affected, $324,500. Resolution before the Board of Estimate.

RIVERSIDE DRIVE.—The matter of laying out a new street on the westerly side of Riverside Drive at about 194th st, has been laid over by the local board until April 1, 1908.

OVERLOOK TERRACE.—The matter of the extension of Overlook terrace northerly from 192d st, will come before the Local Board of Washington Heights the last Tuesday of October.

PARK AV. WEST.—Sewer and appurtenances between East 178th and East 180th sts. Estimated cost, $4,975; assessed value of property affected, $167,100. Resolution to Board of Estimate. Constructing sewers and appurtenances in East 187th st between Webster av and Park av west and in Park av west, between East 183d st and East 189th st (Welch st). Estimated cost, $9,300; assessed value of the real estate, with improvements, included with in the probable area of assessment is $126,450. Resolution to Board of Estimate.

### To the Property Owners and Others Interested in the Improvement of the Upper Section of the Bronx.

The members of the East Tremont Taxpayers' Association at their last meeting brought up the question about the extension of the fire line, and are very much opposed to the proceeding. Secretary John A. Steinmetz says:

"We are home-seekers and looking for cottages, not brick tenements. The latter take the home effect from our territory, and it will send the people to Brooklyn and Jersey. We need all the improvements we can get to keep up with our competitors. Real estate is practically at a standstill now, and holding back the frame dwellings will be a detriment to our residential section.

"The association claims there are less fires occur in frame dwellings than in brick houses. A frame dwelling is generally occupied by the owner, and he being on his own premises is bound to take better care and protect himself against fire. In mostly all cases fire comes through neglect and carelessness.

"We trust that one and all will fight in opposition to the extension of the new fire line, for the benefit of our association as well as other home-seekers."

*MISCELLANEOUS.*

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*Real Estate and Loans*
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## NOTICE TO PROPERTY OWNERS.

ASSESSMENTS DUE AND PAYABLE.

William st, Nos 1, 3, 5, 7 and 9, bet Stone and S William sts; restoring asphalt pavement.

ASSESSMENTS COMPLETED.

Decatur av, n e cor 209th st; receiving basin.
Grand Boulevard and Concourse, w s, bet 196th and 198th sts; sewers, &c.
Longfellow av and Home st; sewer connection.
Morris av, n e cor Tremont av; receiving basins.
Morris av, s e cor Tremont av; receiving basins.
189th st, Park av E and 3d av; receiving basin.
176th st, Arthur and Crotona avs; receiving basin.
Sheridan av, 161st and 165th sts; receiving basin.
162d st, Sheridan av and Grand Boulevard and Concourse; receiving basin.

REPORTS COMPLETED.

Summit pl, Heath av to Boston av.
Townsend av, 170th to 176th st.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Oct. 21.

3d av, widening, at 159th st, at 2p m.
A new avenue, located between Fort Washington and Haven avs, at 11 a m.
Beck st, Prospect av to Leggett av, at 1 p m.
Belmont av, E 175th st to Tremont av, at 1 p m.
W 177th st, Broadway to Riverside Drive, at 2.30 p m.
Boston rd, between Bronx Park and White Plains rd, at 10 a m.
Public park at Rae st, German pl and St Anns av, at 11 a m.
Haven av, W 177th st to W 181st st, at 12 m.

Tuesday, Oct. 22.

Bronx st, Tremont av to E 177th st, or E 180th st, at 1 p m.
Northern av, north of 181st st, at 4 p m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.

Wednesday, Oct. 23.

Grand Boulevard, E 158th st to E 164th st, at 2 p m.
Sedgwick av, bet Fordham rd and Bailey av, at 3 p m.
E 233d st, Bronx River to Hutchinson River, at 2 p m.
E 222d st, Bronx River to 7th av, at 3 p m.

Thursday, Oct. 24.

W 150th st, Broadway to Riverside Drive, at 4 p m.
St Nicholas Park, between westerly line Hamilton Terrace and easterly line Convent av, at 2 p m.
St Nicholas Park, near W 130th st, opposite southerly line W 128th st, at 12 m.
Crotona Park addition, east of Southern Boulevard, at 11 a m.
Corlears Hook Park addition, at 4 p m.
Two public parks, east of Boulevard Lafayette, at 2 p m.
Cypress av, closing, northerly line Harlem River & P R R Co's bulkhead line, at 3 p m.

Friday, Oct. 25.

Gun Hill rd, Webster to Elliott av, at 12 m.
Thayer st, Broadway to Nagle av, at 11 a m.
Freeman st, between Stebbins and Intervale avs, at 2 p m.

At 258 Broadway.

Monday, Oct. 21.

105th st, school site, at 11 a m.
20th and 21st sts, school site, at 1 p m.
Bridge 3, Section No 3, at 2 p m.
Willard Parker Hospital, at 2 p m.
12th st, school site, at 4 p m.
Queens bridge, at 4 p m.

Tuesday, Oct. 22.

10th av, library, at 12.30 p m.
Pier 51 East River, at 2 p m.
Fort George Rapid Transit, at 3 p m.

Wednesday, Oct. 23.

East Houston st, library, at 12.30 p m.
Queens bridge, at 4 p m.

Thursday, Oct. 24.

Clinton st, police station, at 10.30 a m.
Bridge 4, Section 3, at 2 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Oct. 19, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Barretto st, e s, 375 s Spofford av, 150x100, vacant (voluntary). F L Scheffly .... $6,300
Manida st, w s, 150 s Spofford av, 100x100, vacant (voluntary). A Rezzano ..... 4,400
Manida st, w s, 250 s Spofford av, 75x100, vacant (voluntary). E W Bond ..... 3,375
Manida st, w s, 325 s Spofford av, 100x100, vacant (voluntary). A W Guy ..... 4,200
Randall av, n w cor Manida st, 100x100, vacant (voluntary). A L Strang ..... 4,400
Manida st, w s, 100 s Spofford av, 25x100, vacant (voluntary). Wm Sinnott ..... 1,075
Barretto st, e s, 100 s Spofford av, 100x100, vacant (voluntary). A W Guy ..... 5,300
Barretto st, e s, 200 s Spofford av, 25x100, vacant (voluntary). Elias Samody ..... 1,200
Barretto st, e s, 225 s Spofford av, 50x100, vacant (voluntary). H J Farrell ..... 2,200
Barretto st, e s, 275 s Spofford av, 25x100, vacant (voluntary). Julia Bruton ..... 1,100
Barretto st, e s, 300 s Spofford av, 75x100, vacant (voluntary). E W Bond ..... 3,300
Tiffany st, w s, 164.6 s Longwood av, 25x100, vacant (voluntary). J Jacoby ..... 825
Tiffany st, w s, 189.6 s Longwood av, 100x100, vacant (voluntary). A W Guy ..... 3,300
Spofford av, s e cor Barretto st, 100x100, vacant (voluntary). B Gainsborg ..... 6,225
Manida st, w s, 17.3 s Spofford av, 82.7x50x100 to Spofford av x irreg, vacant (voluntary). J J Reilly ..... 1,675
Casanova st, w s, 100 s Spofford av, 100x100, vacant (voluntary). Nelkin & May .... 3,700
Longwood av, s w s, at w s Tiffany st, runs s e 59.5 x s 64.6 x w 100 x n 25 x n w 13 3 x n e 102.3 to beginning, vacant (voluntary). W J Nolan ..... 5,000
Tiffany st, w s, 64.6 s Longwood av, 25x100, vacant (voluntary). John Lawrence .... 1,250
Tiffany st, w s, 89.6 s Longwood av, 75x100, vacant (voluntary). H J Farrell .....3,600
Casanova st, w s, 300 n Randall av, 100x100, vacant (voluntary). H J Farrell ..... 3,700
Casanova st, w s, 400 n Randall av, 25x100, vacant (voluntary). Alfred Fergess .... 850
Casanova st, w s, 425 n Randall av, 75x100, vacant (voluntary). J J Blaine ..... 2,400
Casanova st, w s, 500 n Randall av, 50x100, vacant (voluntary). H J Farrell ..... 1,950
Randall av, n w cor Casanova st, 25x100, vacant (voluntary). J D Jennings ..... 1,300
Randall av, n s, 25 w Casanova st, 50x100, vacant (voluntary). J D Jennings ..... 2,150
Casanova st, w s, 100 n Randall av, 25x100, vacant (voluntary). F L Scheffly ..... 800
Casanova st, w s, 125 n Randall av, 25x100, vacant (voluntary). E W Bond ..... 700
Casanova st, w s, 150 n Randall av, 150x100, vacant (voluntary). A W Guy ..... 4,500
Tiffany st, e s, 400 s Spofford av, 125x100, vacant (voluntary). H J Farrell ..... 6,425
Tiffany st, e s, 150 n Randall av, 75x100, vacant (voluntary). A W Guy ..... 3,300
Tiffany st, e s, 75 n Randall av, 25x100, vacant (voluntary). J J Blaine ..... 2,850
Tiffany st, n e cor Randall av, 25x100, vacant (voluntary). E W Bond ..... 1,800
Tiffany st, e s, 25 n Randall av, 25x100, vacant (voluntary). W J Madden ..... 1,000
Tiffany st, e s, 50 n Randall av, 25x100, vacant (voluntary). A Samson ..... 900
Tiffany st, e s, 125 s Spofford av, 25x100, vacant (voluntary). Florindo Di Nerda .. 1,475
Tiffany st, e s, 150 s Spofford av, 50x100, vacant (voluntary). H J Farrell ..... 2,850
Tiffany st, e s, 200 s Spofford av, 50x100, vacant (voluntary). A L Strang ..... 2,850
Tiffany st, e s, 250 s Spofford av, 100x100, vacant (voluntary). J D Jennings ..... 5,600
Tiffany st, e s, 350 s Spofford av, 25x100, vacant (voluntary). W J Nolan ..... 1,400
Tiffany st, e s, 375 s Spofford av, 25x100, vacant (voluntary). E W Bond ..... 1,400
Barretto st, w s, 125 s Spofford av, 75x100, vacant (voluntary). H J Farrell ..... 3,525
Spofford av, s w cor Barretto st, 25x100, vacant (voluntary). J P Bastone ..... 1,875
Spofford av, s s, 25 w Barretto st, 50x100, vacant (voluntary). Thomas Flynn ..... 2,800
Spofford av, s w cor Casanova st, 25x100, vacant (voluntary). Nelkin & May ..... 1,775
Tiffany st, s e cor Spofford av, 100x175, vacant (voluntary). F L Scheffly ..... 13,225
Tiffany st, e s, 100 s Spofford av, 25x100, vacant (voluntary). E W Bond ..... 1,550
Barretto st, w s, 300 n Randall av, 25x100, vacant (voluntary). Mrs Sullivan ..... 1,000
Barretto st, w s, 325 n Randall av, 75x100, vacant (voluntary). J D Jennings ..... 2,925
Barretto st, w s, 400 n Randall av, 25x100, vacant (voluntary). F L Scheffly ..... 1,100
Barretto st, w s, 425 n Randall av, 25x100, vacant (voluntary). Caroline Voislawsky.. ..... 1,100
Barretto st, w s, 450 n Randall av, 75x100, vacant (voluntary). A W Guy ..... 3,600
Barretto st, w s, 200 s Spofford av, 25x100, vacant (voluntary). F L Scheffly .... 1,200
Casanova st, e s, 100 n Randall av, 100x100, vacant (voluntary). E W Bond ..... 2,800
Randall av, n e cor Casanova st, 100x100, vacant (voluntary). H J Farrell ..... 4,000
Randall av, n s, 25 w Barretto st, 75x100, vacant (voluntary). J D Jennings ..... 3,000
Randall av, n w cor Barretto st, 25x100, vacant (voluntary). C Capo ..... 1,150
Barretto st, w s, 100 n Randall av, 100x100, vacant (voluntary). A L Strang ..... 3,100
Barretto st, w s, 200 n Randall av, 100x100, vacant (voluntary). W J Nolan ..... 3,000
Casanova st, e s, 175 s Spofford av, 25x100, vacant (voluntary). L E Ganzemuller .. 1,175
Casanova st, e s, 200 s Spofford av, 25x100, vacant (voluntary). W J Nolan ..... 1,150
Casanova st, e s, 225 s Spofford av, 100x100, vacant (voluntary). A W Guy ..... 4,400
Casanova st, e s, 325 s Spofford av, 100x100, vacant (voluntary). W J Nolan ..... 4,150
Casanova st, e s, 425 s Spofford av, 100x100, vacant (voluntary). A W Guy ..... 3,925
Casanova st, e s, 525 s Spofford av, 25x100, vacant (voluntary). J J Blaine ..... 750
Spofford av, s e cor Casanova st, 50x100, vacant (voluntary). Luciano Colantuoni.. 3,300
Spofford av, s s, 50 e Casanova st, 25x100, vacant (voluntary). Mary A Farrell .. 1,375
Spofford av, s s, 75 e Casanova st, 50x100, vacant (voluntary). J J Blaine ..... 2,800
Casanova st, e s, 100 s Spofford av, 50x100, vacant (voluntary). A L Strang ..... 2,650
Casanova st, e s, 150 s Spofford av, 25x100, vacant (voluntary). W J Nolan ..... 1,225
Manida st, w s, 100 n Randall av, 25x100, vacant. (Voluntary.) F Edwards.....1,025
Manida st, e s 16.6 s Spofford av, 175x65.7x 176x42.7, vacant. (Voluntary.) James G Patten .....3,600
Manida st, e s, 191.6 s Spofford av, 75x76.7x 75.3x65.7, vacant (Voluntary.) Albert Gerhard .....1,575
Manida st, e s, 266.6 s Spofford av, 50x84x50x 76.7, vacant. (Voluntary.) A H Olsen..1,500
Spofford av, s s, 50 w Manida st, 50x100, vacant. (Voluntary.) Louisa Houpt and Wm Burden .....2,850
Meadow st, w s, lot 41, map of part of South Mount Vernon, 34x—. Sheriff's sale of all right, title, &c. Boudin & Liebman, for plaintiff .....$450
Lenox av, Nos 661 and 665 | n w cor 143d st, 40x 143d st, n s | 100, 6-sty brk tenement and store. Action No 1. (Amt due, $20,360.16; taxes, &c, $978.01.).....
Lenox av, Nos 669 and 671, w s, 40 n 143d st, 39.11x100, 6-sty brk tenement and store. Action No 2. (Amt due, $15,105.45; taxes, &c, $986.66.) .....
Lenox av, Nos 673 and 675, w s, 79.11 s 144th st, 40x100, 6-sty brk tenement and store. Action No 3. (Amt due, $15,081.45; taxes, &c, $453.83.) .....
Lenox av, Nos 677 and 679, w s, 40 s 144th st, 39.11x100, 6-sty brk tenement and store. Action No 4. (Amt due, $15,081.45; taxes, &c, $477.83.) .....
Lenox av | s w cor 144th st, 40x100, 6-144th st, No 100 | sty brk tenement and store. Action No 5. (Amt due, $20,369.01; taxes, &c, $676.36.) Emanuel Strauss, representing a party in interest ..... 268,075
Lenox av, Nos 661 to 679 | w s, whole front be-143d st | tween 143 and 144th st, No 100 | 144th sts, 199.10x 100, five 6-sty brk tenements and stores. (Amt. due, $7,825.06; taxes, &c., $2,883.54,) Adj to Oct 29.....—
*Fieldston av or road, w s, 175.10 s 261st st, 25x100, vacant. (Amt. due, $748.32; taxes, &c, $64.43.) Frederick P. Forster.....500
*70th st, No 428, s s, 161 w Av A, 38x100.5, 6-sty brk tenement and store. (Amt due, $5,394.73; taxes, &c, $250; sub to two morts aggregating $45,500.) Sadie Hoffberg..47,421
Central Park West, w s, 75.8 s 101st st, 25.3x 100, vacant. (Amt due, $4,892.60; taxes, &c, $ ——; sub to a prior mort of $15,000.) Nathan Marks .....20,810
*Hall pl, e s, 193.2 s 167th st, 45x—x43.11x52.7, vacant. (Amt due, $1,250.16; taxes, &c., $674.22.) Frederick Gordes .....1,000
*14th st, No 7, n s, 150 w 5th av, 25x103.3, 5-sty brk building and store. (Leasehold.) (Am due, $9,936.21; taxes, &c, $994.94.) Ada G Gray .....12,000
*139th st | n s, 575 e Lenox av 140th st, Nos 18 to 22, s s | 75x199.10 to 140th st, 2-sty brk stable. (Amt due, $18,142.44; taxes, &c, $876.90; sub to a mort of $42,000.) David Kadinsky .....43,263
East End av, No 172, w s, 25.9 s 88th st, 25x96, 5-sty brk tenement. (Exr's sale.) Herman Schmonsees .....25,500
Cherry st, No 244, n s, 160 w Rutgers st, 25.3x 138, 5-sty brk tenement with store and 3-sty brk dwelling in rear. (Voluntary.) Bid in at $24,250 .....—
1st av, No 157, w s, 46 s 10th st, 23.1x72, 5-sty brk tenement with store. (Voluntary.) Bid in at $25,000.....—

BRYAN L. KENNELLY.

203d st, n s, 475 e Marion av, 25x100, 3-sty frame tenement and store. (Amt due, $2,-370.37; taxes, &c, $769.26.) Chas F Muxoll .....5,150

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS: 1ST WARD. CRESCENT STREET—SEWER, from Payntar Avenue to Freeman Avenue. 13TH AVENUE—SEWER, from Broadway to Graham Avenue. 16TH AVENUE—SEWER, from Broadway to Jamaica Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. SEVENTH AVENUE—SEWER, west side, between 145th and 146th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 3 to 17, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of Assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX: 24TH WARD, ANNEXED TERRITORY. TEMPORARY SEWERS in WEST FARMS ROAD, from Bronx Street to Morris Park Avenue, etc.; in GARFIELD STREET, between Jackson Avenue and the Harlem River Branch of the N. Y., N. H. and H. R. R.; in VAN BUREN STREET, between Morris Park Avenue and Jackson Avenue, etc.; in TAYLOR STREET, from the existing sewer east of Columbus Avenue to the Harlem River Branch of the N. Y., N. H. and H. R. R.; in BRONX PARK AVENUE, between a point about 640 feet south of West Farms Road and 180th Street, etc.; in LEBANON STREET, between a point about 410 feet west of Bronx Park Avenue and Morris Park Avenue; in JEFFERSON STREET, between Morris Park Avenue and the property of the N. Y., N. H. and H. R. R., in ADAMS PLACE, between Columbus Avenue and the property of the N. Y., N. H. and H. R. R., etc.

HERMAN A. METZ,
Comptroller.

City of New York, October 1, 1907.
(38220)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 4 to 18, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 152D STREET—ALTERATION AND IMPROVEMENT TO SEWER, between Riverside Drive and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, October 3, 1907. (38308)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 9 to 23, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN.

22ND WARD, SECTION 4. WEST 61ST STREET EXTENSION OF SEWER between Central Park West and Broadway. 12TH WARD, SECTION 7. WEST 144TH STREET AND BROADWAY RECEIVING BASIN, at the Southeast corner. 12TH WARD, SECTION 8. WEST 163D STREET SEWER, between Broadway and St. Nicholas Avenue. WEST 213TH STREET SEWER, between the Harlem River and 10th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 8, 1907. (38385)

## PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,

For the electrical equipment of the University Heights Bridge.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges

Dated October 4, 1907. (38357)

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Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,

For the construction of train spacing signals for the Elevated Railway tracks of the Brooklyn Bridge.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated New York, October 9, 1907.

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building new ferry house at the Manhattan Terminal of the Staten Island Ferry (Contract No. 1099), will be received by the Commissioner of Docks, Pier A, Battery Place, until 12 o'clock, noon, Thursday, October 31, 1907. For particulars see City Record.
(38393)

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,
Borough of The Bronx.

For furnishing and delivering one thousand (1,000) cubic yards broken stone of trap rock, and five thousand (5,000) cubic yards screenings of trap rock (No. 4, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907,
Borough of The Bronx.

For furnishing and delivering thirty thousand (30,000) pounds No. 1 white clipped oats (No. 2, 1907), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

MONDAY, OCTOBER 21, 1907,

For furnishing and delivering milk to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals, the Hospital for Contagious Eye Diseases and the Research Laboratory of the Department of Health, City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated October 10, 1907.

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Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS will be received by the Park Commissioner at the above office of the Department of Parks, until 12 o'clock M. on

MONDAY, OCTOBER 21, 1907,

For the rental of the Lorillard Mansion and shed privilege, in Bronx Park; the rental of the Hunter Island Inn and the barn and shed in Pelham Bay Park, and the rental of the building in St. Mary's Park, with privilege for the sale of refreshments in each case.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks, Borough of The Bronx.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids will be received by the Commissioner of Docks at Pier "A," foot of Battery Place, until 12 o'clock noon on Wednesday, October 23d, 1907, for leases, with dumping board privileges, as follows:

1. North side of Pier foot of West 47th Street, North River.
2. Bulkhead between 94th and 95th Streets, East River.
3. South side of Pier foot of East 60th Street, East River.

(For particulars, see City Record.)
(38445)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

Boroughs of Brooklyn and Queens.

SEALED BIDS OR ESTIMATES will be received at the office of the Department of Public Charities, foot of East Twenty-sixth street, Borough of Manhattan, in The City of New York, until 2.30 o'clock P. M. on

THURSDAY, OCTOBER 24, 1907.

Title 1. For furnishing all the labor and materials required for the complete remodelling of the present Annex Building, situated on the grounds of the Kings County Hospital, Clarkson street, near Albany avenue, Borough of Brooklyn; or

Title 2. For furnishing all the labor and materials required for the complete remodelling of the present Annex Building, and for the erection and entire completion of two additions to said building.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated October 12, 1907. (38467)

## PROPOSALS.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

TUESDAY, OCTOBER 22, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing and delivering Nozzles, Tools, etc., for new Fireboat.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated October 9, 1907. (38460-1)

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

TUESDAY, OCTOBER 22, 1907,

Boroughs of Brooklyn and Queens.

For furnishing and delivering new Rubber Tires and Steel Wire.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated October 9, 1907. (38460-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, OCTOBER 30, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing and delivering miscellaneous supplies for laboratory.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, October 17, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

Borough of Manhattan.

List. 9372, No. 1. Sewer in Lexington avenue, west side, between One Hundred and Twenty-third and One Hundred and Twenty-fourth streets.

List 9387, No. 2. Outlet sewer and appurtenances in Two Hundred and Sixteenth street, between Harlem river and Broadway; in Ninth avenue, between Two Hundred and Fifteenth and Two Hundred and Sixteenth streets; and in Two Hundred and Fifteenth street, between Ninth avenue and Broadway.

Borough of The Bronx.

List 9257, No. 3. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Eastburn avenue, from One Hundred and Seventy-fifth street to Belmont street.

List 8969, No. 4. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Briggs avenue, from Kingsbridge road to the Southern boulevard.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before November 12, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, October 12, 1907. (38474)

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CORPORATION SALE OF REAL ESTATE.

Attention is called to the advertisement now appearing in the City Record of sale of premises located in the Borough of the Bronx and described as follows:

PARCEL I. being that part of Edgewater Road lying between Craven and Worthen Streets, and east of the west line of Leggett's Creek.

PARCEL II. being that part of East Bay Avenue east of the west line of Leggett's Creek and lying between Craven and Worthen Streets.

PARCEL 8 being that part of the bed of Worthen Street lying south and east of the west line of Leggett's Creek.

* * * to be sold at the New York Real Estate Exchange Salesroom, Nos. 14-16 Vesey Street, on Wednesday, October 30, 1907, at 12 M., sale to be made for cash at the minimum or upset price of $27,500, deed to be delivered within thirty days from date of sale.

For full particulars see advertisement in City Record of October 11, 1907, to October 30, 1907.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 11, 1907. (38478)

WATER SUPERVISION CO. Let us demonstrate how, by our care, your water tax bills will be reduced.

Tel., 2017 Cortlandt 3 PARK ROW, NEW YORK

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 16 to 30, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

19TH WARD, SECTION 5. ALTERATION AND IMPROVEMENT TO SEWERS IN 1ST AVENUE, between 81st and 84th Streets, and in 82D STREET, between 1st and 2d Avenues, and to curves in 81st and 83d Streets at 1st Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 15, 1907.

## PROPOSALS

Department of Health, corner of Fifty-fifth Street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

WEDNESDAY, OCTOBER 30, 1907,

For furnishing and delivering, as required, doctors' twill gowns and linen hoods, nurses' drill uniforms and twill gowns, and waitresses' sateen dresses and lawn aprons, to the hospitals of the Department of Health of the City of New York during the year 1907.

For full particular see City Record.

THOMAS DARLINGTON, M. D.,
President;

ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated October 17, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

Borough of The Bronx.

List 9411, No. 1. Receiving basin and appurtenances at the northeast corner of Decatur avenue and East Two Hundred and Ninth street.

List 9439, No. 2. Sewer and appurtenances in the Grand Boulevard and Concourse (west side), between East One Hundred and Ninety-eighth and East One Hundred and Ninety-sixth streets.

List 9412, No. 3. Temporary connection from the existing sewer in Longfellow avenue to the existing sewer in Home street at the intersection of Longfellow avenue and Home street.

List 9413, No. 4. Receiving basins at the northeast corner of Morris and Tremont avenues; southeast corner of Tremont and Morris avenues; at the northeast and southeast corners of Morris avenue and East One Hundred and Seventy-ninth street, and at the northwest corner of Morris avenue and East One Hundred and Seventy-ninth street.

List 9414, No. 5. Sewer and appurtenances in East One Hundred and Eighty-ninth street, between Park avenue East and Third avenue.

List 9440, No. 6. Sewer and appurtenances in East One Hundred and Seventy-sixth street, between Arthur and Crotona avenues.

List 9441, No. 7. Sewers and appurtenances in Sheridan avenue, between East One Hundred and Sixty-first and East One Hundred and Sixty-fifth Streets; in East One Hundred and Sixty-second street, between Sheridan avenue and the Grand Boulevard and Concourse, and in the Grand Boulevard and Concourse, between East One Hundred and Sixty-first and East One Hundred and Sixty-third streets.

Borough of Richmond.

List 9341, No. 8. Sewer and receiving basins in Arrietta brook watershed, designated Sewerage District No. 1-A, in the First and Second Wards; also in Richmond turnpike, south side, between Cebra and Fiedler avenues.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before November 18, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER, Secretary.

No. 320 Broadway, City of New York, Borough of Manhattan, October 17, 1907.

CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

BEING the buildings located on the east side of Sackman Street and on the west side of Powell Street, distant 200 feet south of Dumont Avenue and extending through from Sackman Street to Powell Street and immediately south of the existing site of Public School No. 109.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 10 o'clock a. m., on the premises.

AT THE REQUEST of the President of the Borough of Brooklyn public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction the buildings, part of buildings, etc., standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

1st. BEING all those buildings, parts of buildings, etc., on Butler Street, extending from Flatbush Avenue to Nostrand Avenue, in the 29th Ward of the Borough of Brooklyn.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 11.30 o'clock a. m., on the premises.

2d. BEING the two-story frame building and barn on East 14th Street, near Avenue S, acquired for the new station at Gravesend plant, Borough of Brooklyn.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 12.30 p. m., on the premises.

AT THE REQUEST of the Commissioner of Bridges public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

BEING all those buildings, parts of buildings, etc., on Pearl and York Streets, known as Nos. 93, 95, 97 and 99 Pearl Street and 93 York Street, in the Borough of Brooklyn.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 2 p. m., on the premises.

For further particulars regarding the description of the above described properties see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 11th, 1907.

203d st, n s, 350 e Marion av, 25x127.1, 2-sty frame dwelling. (Amt due, $2,733.40; taxes, &c, $575.00.) Sebastino Nardillo et al, defendants. ..... 3,750

31st st, No 54, s s, 80 e 6th av, 20x63, 3-sty brk bldg with stores. (Exr's sale.) Dr O L Jones ..... 69,000

7th av, No 375, e s, 25.3 s 31st st, 21x75, 3-sty brk tenement with store. (Exr's sale.) Augustin A Wolfe ..... 60,000

45th st, No 107, n s, 100 w 6th av, 20x100.5, 3-sty stone front dwelling. (Exr's sale.) Robert Taggert ..... 39,750

30th st, Nos 208 & 210, s s, 121 w 7th av, 46x98.9, one 3-sty brk tenement, one 4-sty brk and fr tenement with stores and two 3-sty brk tenements in rear. (Exr's sale.) Surety Realty Co..... 50,750

35th st, No 407, n s, 80 w 9th av, 20x24.9, 2-sty fr store. (Exr's sale.) M M Kimball ..... 7,250

8th av, Nos 539 and 541 | n w cor 35th st.
35th st, No 301 | runs n 28 x w 75 x n 21.3 x w 25 x s 49.4 x e 100 to beginning, 6-sty brk and stone loft building. (Exrs sale.) Wm C Lalor ..... 160,000

37th st, No 307, n s, 100 w 8th av, 25x98.9, 6-sty brk building. (Exr's sale.) Mrs. Geo McGovern ..... 50,250

2d av, No 1161 | n w cor 61st, 21.3x48.6, 4-sty
61st st, No. 257 | brk tenement with store. (Exr's sale.) Mrs. Geo McGovern..... 36,500

Bowery, No 43, e s, 165.2 n Bayard st, 20.5x69.10x20.4x71.8, 5-sty brk building with store. (Exr's sale.) Withdrawn .....

Lexington av, Nos 90 and 92, w s, 59.3 s 27th st, 29.6x78, two 3-sty brk dwellings. (Voluntary.) Brunswick Realty Co..... 50,100

SAMUEL MARX.

*Lenox av | n e cor 143d st, runs e 96.2 x n
143d st | 59.11 x e 16.7 x n 39.11 x w 27.10 x s 25 x w 85 x s 74.11 to beg, two unfinished tenements. (Amt due, $46,330.17; taxes, &c, $475; sub to a mort of $38,500.) The Jefferson Bank ..... 65,200

| | |
|---|---|
| Total ..... | $1,219,519 |
| Corresponding week, 1906..... | 1,643,985 |
| Jan. 1st, 1907, to date..... | 33,771,839 |
| Corresponding period, 1906..... | 23,795,404 |

## VOLUNTARY AUCTION SALES.

Oct. 23.

By BRYAN L. KENNELLY.

Forsyth st, Nos 39-39½, 5-sty brk building occupied as boarding stable, 32.9x100.

Riverside Drive, s e cor 122d st, vacant lot, 25 x100.

Webster av, near East 169th st, choice plot, 50x 159.10x irreg.

77th st, No 231 E, 3-sty brk dwelling with frame dwelling on rear of lot, 25x100.

127th st, No 213 W, 3-sty basement stone dwelling, 13x99.11.

13th st, No 144 W, 3-sty stone dwelling, with extension, 23.9x103.3.

Wakefield, 29 lots and plots, also 6 houses.

Oct. 24.

By JOSEPH P. DAY.

182d st, Nos 555-557 W, 2-sty frame building, 50x79.11.

Park av, s w cor 100th st, 5-sty brk tenement with stores, 25.11x73.3.

60th st, Nos 41-43 W, two 5-sty brk and stone flats, 50x100.

79th st, No 179 E, 3-sty stone dwelling, 22x 102.2.

95th st, No 10 E, 5-sty English basement dwelling, 18x100.8½.

Lexington av, No 671, 4-sty brk and stone dwelling, 20.5x78.

2d av, Nos 1848-1850, two 5-sty tenements, size each plot, 25x100.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Oct. 19.

No Legal Sales advertised for this day.

Oct. 21.

8th st, No 416, s s, 75 e Av D, 22x97.6, 3-sty brk tenement and store. Dry Dock Savings Institution agt Annie Grosser et al; Frank M Tichenor, att'y, 38 Park Row; James M Tully, ref. (Amt due, $4,508.00; taxes, &c, $148.49.) Mort recorded Mar 29, 1873. By Joseph P Day.

9th st, No 733, n s, 383 e Av C, 25x92.3, 5-sty brk tenement. Joseph Rosenzweig agt Chas M Siegel et al; Frederick D W Searing, att'y, 99 Nassau st; Chas D O'Connell, ref. (Amt due, $9,710.59; taxes, &c, $400.94; sub to four morts aggregating $40,750.) Mort recorded Apr 9, 1907. By Joseph P Day.

Oct. 22.

68th st, Nos 417 and 419, n s, 275 w Av A, 75x 100.5, two 6-sty brk tenements and stores. Pincus Lowenfeld et al agt Isaac Klapper et al; Arnstein & Levy, att'ys, 128 Broadway; Edw W Fox, ref. (Amt due, $23,470.55; taxes, &c, $298.) Mort recorded Jan 12, 1907. By Joseph P Day.

5th av
138th st, Nos 2 to 8 | s w cor 138th st, 99.11x 120, three 6-sty brk tenements, stores on av. Celia Uhlfelder et al agt David Schoenfeld et al; Max Silverstein, att'y, 309 Broadway; Joseph Gallagher, ref. (Amt due, $9,425.00; taxes, &c, $3,800.00.) Mort recorded June 30, 1905. By Joseph P Day.

Water st
Market slip, No 95 | s w cor Market slip, 46x25, 3-sty brk tenement and store. Wm R Bachmann admr agt Patrick H Roche et al; Holt & Gaillard, att'ys, 42 Broadway; Sylvester L H Ward, ref. (Amt due, $4,914.61; taxes, &c, $37.80; sub to a mort of $5,000.) By Edw J Roberts.

140th st, n s, 200 e St Ann's av, 100x95, vacant. Mary E Clark et al agt Robert M Silverman-Silverman Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Jacob W Block, ref. (Amt due, $13,946.25; taxes, &c, $50.) Mort recorded Dec 10, 1906. By Joseph P Day.

Oct. 23.

Aqueduct av, e s, 815 n 190th st, 50x232 to Croton aqueduct, x72.6x232.7, 2-sty frame dwelling and 2-sty frame stable and vacant. Irving Savings Institution agt Martha E Neill et al; Deyo, Duer & Bauerdorf, att'ys, 111 Broadway; James Kearney, ref. (Amt due, $4,879.81; taxes, &c, $1,877.44.) Mort recorded Apr 18, 1898. By Joseph P Day.

125th st, Nos 324 to 332, s s, 300 e 2d av, runs e 100.6 x s 100 x w 0.6 x s — x w — x n — x w 75 x n 100 to beginning, three 6-sty brk tenements and stores. Jennie Kraus agt Dora Dubinsky et al; Henry M Flateau, att'y, 61 Park row; Geo M S Schulz, ref. (Amt due, $10,402.42; taxes, &c, $2,500; sub to two morts on Nos 324 and 326, $42,500; two morts on Nos 328 and 330 of $43,000, and two morts on No 332 of $33,000.) Mort recorded Dec 31, 1906. By Joseph P Day.

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Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80. 3-sty brk synagogue. The Universal Building & Construction Co agt Moritz Waisman et al; Boudin & Liebman, att'ys for defdt Karp, 302 Broadway; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $975.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Oct 24.

Riverside Drive or av 129th st | s é cor 129th st, runs s 193.10 x n e 79.3 x n e 95, to beginning.

Riverside Drive or av, n e s, 243.10 s and s e 129th st, 141x141.11x163.4x—.

Manhattan st, s w s, 156.6 n w Broadway, runs n w 152.9 x s w — x s e 87.11 x e 106.8 x n e 39.10 x w 11.11 x n e 71.11 to beginning, parts of 1 and 2-sty brk factory.
Robert McGill agt Louis Meryash et al; Warner, Johnston, Galston & Wilson, att'ys, 49 Wall st; Alvin Untermeyer, ref. (Amt due, $41,584.21; taxes, &c, $2,600; sub to a mort of $368,500.) Mort recorded Sept 15, 1906. By Joseph P Day.

**HERBERT A. SHERMAN**
**REAL ESTATE**
**AUCTIONEER, BROKER**
**APPRAISER, AGENT**
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections. Private Wire Between Offices

3d av, Nos 1551 to 1553 | n e cor 87th st, 50x90, 87th st, Nos 201 to 205 | 6-sty brk tenement and store. Aaron Goodman agt Meyer Frank et al; Jehial M Roeder, att'y, 119 Nassau st; Henry Smith, ref. (Amt due, $22,482.87; taxes, &c, $1,313.79.) Mort recorded Nov 2, 1906. By Joseph P Day.

76th st, Nos 506 and 508, s s, 148 e Av A, 50x102.2, vacant. Samuel Korman agt Samuel M Hoffberg et al; Charles Schwick, att'y, 19 Av A; Vincent W Woytisek, ref. (Amt due, $6,905.13; taxes, &c, $318.64; No 506 sub a first mort of $4,067.96; No 508 sub to a first mort of $2,500, and a second mort of $1,432.04.) Mort recorded Feb 16, 1906. By Joseph P Day.

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w — x n 100 to beginning, 4-sty brk buildings and store. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys, 48 Wall st; James G Graham, ref. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Mort recorded Apr 29, 1865. By Joseph P Day.

Oct. 25.

143d st, No 306, s s, 100 w 8th av, 25x99.11, 5-sty brk tenement. Andrew J Stevens agt Clarence Person et al; Andrew H Weller, att'y, 203 Broadway; Frank Cochrane, ref. (Amt due, $6,561.79; taxes, &c, $564.18; sub to a mort of $21,000.) Mort recorded May 20, 1901. By Joseph P Day.

Oct. 26 and 28.

No Legal Sales advertised for these days.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

October 11, 12, 14, 15, 16 and 17.

### BOROUGH OF MANHATTAN.

Attorney st, No 174 / Houston st, No 319 East | e s, 46.4 s Houston st, runs s 21.8 x e 50 x n 21.8 x w 50 to e s Attorney st x n 46.4 to s s Houston st x e 24.10 x s 46.4 x w 24.10 to beginning, 5-sty brk tenement and store. Louis Gordon et al to Joseph S Eile. Mort $65,500. Oct 10. Oct 16, 1907. 2:345—11. A $28,000—$40,000. other consid and 100

Bodford st, No 11, w s, 177.9 s Downing st, runs w 38.8 x n w 37.8 x s w 15.2 x e 46.8 x e 38 to st x n 16 to beginning, 4-sty brk tenement and store. Ernest A Luhrs EXR Jacob W Luhrs to William J Luhrs, of Cranford, N J, and August L Luhrs, Sophie W C Luhrs and Fred H Luhrs, of N Y. Sept 31. Oct 14, 1907. 2:528—46. A $4,500—$5,500. nom

Broome st, Nos 16 and 18 / Mangin st, No 20 | n e cor Mangin st, 50x75, 6-sty brk tenement and store. John C Eberle to Edward F Eberle. Mort $78,500 and all liens. Oct 10. Oct 16, 1907. 2:322—60. A $20,000—$60,000. nom

Chambers st, Nos 43 to 47 / Reade st, Nos 21 to 25 | n s, 276.5 e Broadway, 75x151.4 to s s Reade st x74.10x151.5, 5-sty brk loft and store building. Century Investing Co and ano to Emigrant Industrial Savings Bank. B & S. Oct 10. Oct 14, 1907. 1:153—11 to 13. A $525,000—$630,000. other consid and 100

Charlton st, No 108, s s, 100 e Greenwich st, 25x100, 3-sty brk tenement and store.

Charlton st, No 110, s s, 78 e Greenwich st, 22x50x25x50, 3-sty frame brk front tenement and store.
with all title to alley adj.
Alfred L M Bullowa et al to James H Cruikshank, of Brooklyn. Mort $11,000. Sept 27. Oct 15, 1907. 2:597—46 and 47. A $18,500—$20,000. other consid and 100

Coenties slip, No 3, w s, 26.10 s Pearl st, 26x45x26x45.5, 5-sty brk loft and store building.

Water st, No 38 / Coenties slip, No 5 | n w cor Coenties slip, 23.2x53.1x22.4x53, 5-sty brk loft and store building.
Nicholas P Housman to Elm Park Realty Co. Mort $40,000. Oct 9. Oct 15, 1907. 1:7—23. A $22,200—$29,000; 42. A $13,000—$20,000. nom

Cortlandt st, No 42, n s, 85.5 e Greenwich st, 25.1x125.9x25.3x125.8, 4-sty brk loft and store building. Alexis P Bartlett to Hudson Companies, a corpn. Mort $75,000. May 1, 1906. Oct 11, 1907. 1:61—8. A $123,300—$135,000. other consid and 100

Dey st, No 49, s s, abt 155 e Greenwich st, 25x90, 5-sty brk loft and store building. Alexis P Bartlett to Hudson Companies, a corpn. Mort $60,000. July 23, 1906. Oct 11, 1907. 1:61—21. A $70,000—$85,000. other consid and 100

Dey st, No 53, s s, abt 105 e Greenwich st, 25x90, 5-sty brk loft and store building. Alexis P Bartlett to Hudson Companies, a corpn. Mort $50,000. Apr 2, 1906. Oct 11, 1907. 1:61—19. A $71,000—$80,000. other consid and 100

Dey st, No 55, s s, 77.11 e Greenwich st, 25x89.10, 5-sty brk loft and store building. Alexis P Bartlett to Hudson Companies, a corpn. Mort 45,000. Mar 16, 1906. Oct 11, 1907. 1:61—18. A $72,000—$80,000. other consid and 100

Dey st, No 51, s s, abt 130 e Greenwich st, 25x90, 5-sty brk loft and store building. George Hall to Hudson Companies, a corpn. Mort $45,000. Mar 1, 1906. Oct 11, 1907. 1:61—20. A $70,000—$80,000. other consid and 100

Dey st, No 48, n s, 174.3 e Greenwich st, 18.11x78, 5-sty brk loft and store building. Ross A Mackey to Hudson Companies, a corpn. Feb 13, 1906. Oct 11, 1907. 1:81—9. A $47,000—$57,000. other consid and 100

Dey st, Nos 54 and 56, n s, 74.1 e Greenwich st, 50x78.4x50.9x77.5, 5-sty brk loft and store building. Alexis P Bartlett to Hudson Companies, a corpn. Morts $120,000. Apr 16, 1906. Oct 11, 1907. 1:81—12. A $123,000—$150,000. other consid and 100

Dominick st, No 41, n s, 140 e Hudson st, 20x87.6, 2-sty brk dwelling. Ellen Bradley to Anton Dambacher. Mort $2,500. Oct 16. Oct 17, 1907. 2:579—40. A $8,000—$8,500. other consid and 100

East Broadway, Nos 265 and 267 / Montgomery st, | s e cor Montgomery st, 75x15 or 75x16.4x75x15.9.

Montgomery st, No 7, n e s, 14.9 s East Broadway, 24x75, 6-sty brk tenement and store.
Jacob Lazerowitz to Barnet Goldfein. ½ part. All title. Mt $91,500. Oct 10. Oct 15, 1907. 1:287—22. A $45,000—$85,000. other consid and 100

Front st, No 204, n s, abt 75 e Fulton st, 23.4x74.3, 4-sty brk loft and store building. Leila S Gleason widow of Wm H Gleason to Wm S Gleason, of Newburgh, N Y, Anna G Walsh, of N Y, Ella G Bogardus, of Jersey City, N J, and Arthur H Gleason, of N Y, children of Wm H Gleason dec'd. Q C and C a G. All title. Oct 14, 1907. 1:250—1. A $8,000—$16,000. nom

Front st, No 384, n s, 78.2 w Jackson st, 18x70, 3-sty frame tenement. John Fitzgerald to Ida Halpin daughter of John Fitzgerald. B & S. Oct 16. Oct 17, 1907. 1:243—78. A $3,000—$4,500. gift

Fulton st, No 214, s s, abt 105 e Greenwich st, deed reads s s, 25 ft, and bounded on w by lands heirs of Leonard Decline, 58 and 19.8, in rear by land Asa Hall and the North River Bank 22, e by heirs Richard Morris, 78 ft, 6-sty brk loft and store building. Alexis P Bartlett to Hudson Companies, a corpn. Mort $18,000. Apr 16, 1906. Oct 11, 1907. 1:81—21. A $42,000—$50,000. other consid and 100

Henry st, Nos 211 and 213, n s, 24 e Clinton st, 45.2x85, two 5-sty brk tenements. Ester Seligman to the Workmens Circle, a corporation. Mort $56,000. Oct 15. Oct 16, 1907. 1:286—2 and 3. A $30,000—$56,000. 66,000

Jones st, No 30, s s, 80.1 e Bleecker st, 21.1x97.6, 3-sty brk tenement. Friedrich Schmidt to Adelaide and Stefano Rolandelli. Mort $8,000. Oct 15, 1907. 2:590—13. A $8,500—$10,500. nom

Lewis st, No 86, e s, 145 s Stanton st, 20x100, 5-sty brk tenement and store. CONTRACT. Moses Weberman with Daniel London. Morts $23,550. Oct 3. Oct 12 ,1907. 2:329—44. A $12,000—$27,000. 28,000

Lewis st, No 203, w s, abt 25 n 6th st, 22.10x67 to alley, x22.8x70 s s, 7-sty brk loft and store building. Aaron Gottlieb to Caroline wife of Aaron Gottlieb. ½ right, title and interest. All liens. July 5. Oct 11, 1907. 2:363—22. A $7,000—$18,000. nom

Lewis st, No 117, w s, abt 125 s Houston st, 25x100, 7-sty brk loft and store building. David Feuer to Michael Spinrad. ½ part. Mort $36,950. Oct 15. Oct 17, 1907. 2:330—24. A $16,000—$38,000. other consid and 100

Manhattan st, s w s, 466.3 n w Broadway, 50x150, part 2-sty brk factory. Daniel Darrow et al to Darrow Realty Co. Mort $18,000. Oct 3. Oct 12, 1907. 7:1995—assessed with lot 19. other consid and 100

Monroe st, Nos 231 and 233, n s, 119.6 e Scammel st, 48x96, two 5-sty brk tenements. Morris Kaplan to David Feld, Lena Bergman and Rosa Gotthoffer. Mort $72,000. Oct 10. Oct 11, 1907. 1:266—18 and 19. A $26,000—$48,000. other consid and 100

Monroe st, No 125 / Rutgers st, No 47 | s e cor Rutgers st, 94x17.4, with all title to alley, 5-sty brk tenement and store and 3-sty frame and brk tenement and store.
Excepting s e cor Rutgers and Monroe sts, 17.4x53, 3-sty frame and brk tenement and store.
Sarah Weinstein to Chas B Meyer. Mort $18,000. Oct 14. Oct 15, 1907. 1:256—31. A $8,000—$13,000. other consid and 100

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Monroe st, No 124 | s e cor Rutgers st, 94x17.4, 3 and 5-sty brk
Rutgers st, No 47 | tenement and store.
Except a piece 17.4x53 on s e cor Rutgers and Monroe sts.
Bernard Goodman to Sarah Weinstein. Mort $14,000. Oct 9. Oct 14, 1907. 1:256—31. A $8,000—$13,000. nom

Mulberry st, No 195, w s, 223.6 s Spring st, runs w 68.6 to n s Delancey st x s e 69.1 to w s Mulberry st x n 9.10 to beginning, part 6-sty brk tenement and store. Release mort. The Bank for Savings to Francis Higgins and Annie E O'Brien. Oct 14. Oct 16, 1907. 2:481. nom

Same property. Francis Higgins and ano to John J White. Oct 5. Oct 16, 1907. 2:481. nom

Perry st, No 29.
Perry st, No 62.
Charles st, No 15.
6th av, No 62.
Washington pl, No 87.
4th st W, No 291.
4th st W, No 293.
4th st W, No 295.
Houston st W, No 97.
Houston st W, No 110.
Houston st W, No 112.
Spring st, No 14.
Spring st, No 63.
Spring st, No 65.
Spring st, No 176.
Elizabeth st, No 172.
Elizabeth st, No 174.
PARTITION. Agreement to sell above properties at auction on June 11, 1907, by Joseph P Day (auctioneer) appointment of attorneys, agents, &c. Geo J Thole, Bernardine M Kracht and Annie L Kneer HEIRS, &c, Henry Thole, dec'd, each with the other. May 17, 1907. Oct 11, 1907. 2:552. nom

Ridge st, No 79, w s, 125 n Delancey st, 25x73, 5-sty brk tenement and store and 4-sty brk loft building in rear. Max Rottenberg to Rosie Rothman. ½ part. Mort $23,000. Oct 12. Oct 15, 1907. 2:343—27. A $14,000—$17,000. other consid and 100

St Mark's pl (8th st), No 58, s w s, 300 s e 2d av, 25x97.6, 6-sty brk tenement. Isaac Sandusky to Samuel Finesilver. Mort $33,000. Oct 4. Oct 11, 1907. 2:449—18. A $18,000—$40,000. other consid and 100

Spring st, No 329, n s, 40.3 e Washington st, 18.11x60, 3-sty frame and brk tenement and store. Calvin A Stevens and ano EXRS, &c, Calvin Stevens to Erminie M Dambrose. May 29. Oct 16, 1907. 2:596—97. A $7,000—$8,000. 11,750

Spring st, No 215 (191) Miller pl | n s, abt 45 e Macdougal st, 23x72 to alley or Miller pl, x22x78 w s, with use of alley, 3-sty frame brk front tenement and store, with 2-sty brk extension. Celestino Piva to Francesco Zanolini. Mort $8,000. Oct 16. Oct 17, 1907. 2:504—45. A $11,500—$13,000. nom

Suffolk st, No 75, w s, abt 150 s Delancey st, old line now the s w cor Suffolk st and Delancey st, 25x100, 6-sty brk tenement and store. Mishkind-Feinberg Realty Co to Alexander Singer. 1-3 part. All liens. Sept 27. Oct 16, 1907. 2:352—57. A $21,000—$41,000. other consid and 100

Same property. Alexander Singer et al to Delancey-Suffolk Co, all of. All liens. Sept 27. Oct 16, 1907. 2:352. other consid and 100

Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2, 5-sty brk tenement and store. Release assignment of rents. Royal Bank of N Y to Morris H Feder and Louis Levin. Oct 2. Oct 14, 1907. 1:312. nom

Sullivan st, No 213, e s, 175 n Bleecker st, 25x100, 4-sty brk tenement and store and 3-sty brk tenement in rear. Hyman Rosenblum to Teresa and Battista Cordano. Mort $20,000. Oct 3. Oct 14, 1907. 2:539—3. A $15,000—$19,000. other consid and 100

Sutton pl, Nos 30 and 32 Av A | w s, 80.5 s 59th st, 40x86.6, two 4-sty brk tenements. Philip Scheyer to Gustave Setzer. Mort $12,000. Oct 15. Oct 16, 1907. 5:1370—24 and 25. A $14,500—$21,000. other consid and 100

State st, No 5 | n s, 111 w Whitehall st, runs n 58.11 x e 0.8
Pearl st, No 18½ | x n 41.2 and 113.6 to s s Pearl st x w 19.10 x s 108.9 x w 6 x s 104.8 to n s State st x e 24.5 to beginning, 4-sty brk loft and store building and 1-sty frame building in Pearl st.

Pearl st, No 20, s s, 53.8 w Whitehall st, runs s 81.7 x e 4 x s 15 x w 24.8 x n 97.8 to st x e 19.10 to beginning, 6-sty brk loft and store building.
Maud E Hewitt to Herman Wronkow. Oct 4, 1906. Oct 14, 1907. 1:9—5 and 26. A $99,700—$117,000. 100

Water st, Nos 357 and 359, s s, abt 40 w James slip, 33.4x76, two 4-sty frame brk front tenements and stores. Mary Healy to Pauline E Barber of Brooklyn. Mort $8,000. Oct 14. Oct 16, 1907. 1:110—30. A $12,500—$12,500. other consid and 100

Water st, No 338, n s, abt 85 e Roosevelt st, 19x65.6x18x64, w s, 4-sty brk tenement and store.

Water st, No 336, n s, abt 70 e Roosevelt st, 18.9x67.3x19.6x65.6 w s, 4-sty brk tenement and store.
Sheriffs sale under execution (Mar 6, 1900), of all right, title and interest, which Angelina Gamberlengo had on Feb 28, 1899. Nicholas J Hayes (sheriff) to Chas M Preston as recvr of N Y Building Loan Banking Co. Oct 14. Oct 15, 1907. 1:110—38 and 39. A $9,900—$16,000. each parcel 25.00

Watts st, No 44, n s, 24 w Sullivan st, 21x70.10x28.7x52, 6-sty brk loft and store building. Jane Remsen widow to Bessie H Humphrey, of Binghamton, N Y, and Carrie R Frantz of Wilmington, Del. B & S and C a G. June 1. Oct 17, 1907. 2:477—64. A $6,000—$13,000. nom

4th st E, No 61, n s, 142.5 e Bowery, 25x96.2, 5-sty brk tenement and store with 2-sty frame extension. Harris Mayer to Julius Martinson. Mort $23,500. Oct 15, 1907. 2:460—56. A $16,000—$21,000. other consid and 100

4th st E, No 218, s s, 342.9 e Av A, 24.9x96.2, 5-sty brk convent.
4th st E, s s, 342.9 e Av A, a strip runs s 96.2 x w 0.½ x n 30.2 x w 0.¾ x n 66 to st, x e 0.2 to beginning. All title.
Josephine Giefel and ano to School Sisters of De Notre Dame in State N Y. Oct 1. Oct 15, 1907. 2:399—19. A $14,000—exempt. nom

9th st E, Nos 804 to 810, on map Nos 804 and 806, s s, 80 e Av D, 81.6x93.11, two 6-sty brk tenements, store in No 804. Saml Cohen to Maurice Schwarz. ½ part. All title. Mort $90,500. Oct 15. Oct 17, 1907. 2:365, assessed with Nos 804 to 816. other consid and 100

9th st E, Nos 812 to 816, on map Nos 808 and 810, s s, 161.6 e Av D, 81.6x93.11, two 6-sty brk tenements. Maurice Schwarz to Samuel Cohen. ½ right, title and interest. Morts $90,500. Oct 15. Oct 17, 1907. 2:365, assessed with Nos 804 to 816. other consid and 100

11th st E, Nos 13 and 15, n s, 150 e 5th av, 47x103.3, 9-sty brk and stone hotel. Moe A Isaacs to Isaacs & Co, a corpn. Mort $185,000. Feb 6. Oct 17, 1907. 2:569—36. A $50,000—$185,000. other consid and 100

11th st E, No 830, s s, 320 e Av D, 180x94.9, 1-sty brk and frame stables and vacant. 2:367—21. A $45,000—$50,000.

10th st E, s s, 407.8 e Av D, 150x92.3, three 1-sty frame buildings and vacant. 2:366—22. A $35,000—$35,000.

9th av, Nos 879 to 885 57th st, No 401 | n w cor 57th st, 100.5x25, 5-sty brk tenement and store. 4:1067—32. A $45,000—$70,000.

10th st E, Nos 474 to 478, s s, 332.8 e Av D, 75x92.3, 1 and 2-sty frame building. 2:366—19. A $22,000—$23,000.
Frederick Hoch to Mary Hagenmeyer widow, Lizzie Walter, Martha J Hoch, Emma Krone and Mary and Eva Hagemeyer. All title. B & S. Oct 11. Oct 14, 1907. other consid and 100

13th st W, No 319, on map Nos 319 and 319½, n s, 250 w 8th av, 30x103.3, 5-sty brk tenement. Alexander Pfeiffer to Village Realty Co, a corpn. Mort $12,000. Oct 15. Oct 17, 1907. 2:629—51. A $14,000—$19,000. nom

20th st W, Nos 511 to 517 21st st W, Nos 510 to 516 | n s, 150 w 10th av, 100x184 to s s 21st st, five 4-sty brk tenements, 5-sty brk warehouse and 3-sty brk stable and office and vacant

20th st W, Nos 519 to 521 21st st W, Nos 518 to 520 | n s, 250 w 10th av, 50x184 to s s 21st st, 4-sty brk tenement and two 1-sty frame buildings and vacant.

20th st W, Nos 523 to 529 21st st W, Nos 522 to 528 | n s, 300 w 10th av, 100x184 to s s 21st st, eight 4-sty brk tenements.

20th st W, Nos 531 to 543, n s, 400 w 10th av, 175x92, 1 and 4-sty brk building and 3-sty brk office and vacant.
The General Theological Seminary of the P E Church in the U S to James S Herrman. All liens. Oct 17, 1907. 3:692—11 to 27 and 41 to 50. A $202,500—$280,000. other consid and 100

20th st W, Nos 531 to 543, n s, 225 e 11th av, 175x92.
20th st W, n s, adj above on west.
Encroachment agreement. The General Theological Seminary of the P E Church in the U S, with Augustus Meyers. Nov 1, 1901. Oct 17, 1907. 3:692. nom

20th st E, No 39, n s, 250 w 4th av, 25x92, 11-sty brk and stone loft and store building. Geo H Pigueron to Mary F Betts, of Norwalk, Conn. Mort $115,000. Oct 15, 1907. 3:849—28. A $50,000—P $110,000. nom

21st st W, Nos 48 and 50, s s, 645 w 5th av, 50x92, two 4-sty stone front dwellings. Edward B Bloss to Fischel Realty Co. Mort $210,000. Oct 14. Oct 16, 1907. 3:822—67 and 68. A $104,000—$114,500. other consid and 100

21st st W, Nos 19 to 23, n s, 334.8 w 5th av, 78.6x—x79.3x98.9, three 4-sty brk and stone dwellings. Benjamin Stern to David Spero. Q C. Mort $135,500. Aug 26. Oct 15, 1907. 3:823—26 to 28. A $164,000—$180,000. nom

23d st E, No 150 22d st E, No 145 | s s, 195 w 3d av, 25x197.6 to n s 22d st, 3-sty brk building and store and 5-sty brk tenement and store in 22d st. Solon L Frank et al to the Esseff Realty Co. ½ part. Mort $52,500. Oct 15. Oct 16, 1907. 3:878—28 and 50. A $55,000—$61,000. other consid and 100

25th st E, Nos 138 and 140, s s, 282 w 3d av, 44x98.9, 3-sty brk stable. Solon L Frank et al to the Esseff Realty Co. 2-3 parts. Mort $35,000. Oct 15. Oct 16, 1907. 3:880—61 and 62. A $26,000—$36,000. other consid and 100

25th st W, No 413, n s, 177.6 w 9th av, 22.6x98.9, 4-sty brk tenement. Patrick Reynolds et al HEIRS Ellen Reynolds to John Reynolds. B & S. July 1. Oct 11, 1907. 3:723—25. A $9,000—$11,500. nom

Same property. Patrick Reynolds to same. All title. Aug 24. Oct 11, 1907. 3:723. nom

25th st W, No 429, n s, 375 w 9th av, 25x98.9, 5-sty brk tenement. Isabel A Chase et al to Johanna Chase. Q C. Oct 5. Oct 14, 1907. 3:723—17. A $10,000—$23,000. other consid and 100

26th st W, No 445, n s, 472.7 w 9th av, 27.3x98.9, 5-sty brk tenement and store. Samuel Blumenstock to Henry Nechols. ½ right, title and interest. Mort $20,000. Oct 1. Oct 11, 1907. 3:724—14. A $10,000—$15,000. other consid and 100

32d st E, Nos 34 and 36, s s, 220 w 4th av, 40x98.9, 9-sty brk and stone hotel. Edw B McClellan to Alfred C McClellan. B & S All liens. Oct 12. Oct 17, 1907. 3:861—52. A $73,000—$238,000. nom

34th st W, Nos 320 and 322, s s, 275 w 8th av, 50x118.9, 2 and 4-sty brk and stone hospital. Cornelius F Sheahan to Louis, Oscar E and Mary Westphal EXRS Paul Westphal. 1-3 part. Q C. Mort $56,000. May 1. Oct 17, 1907. 3:757—50. A $52,000—$62,000. nom

36th st W, No 425, n s, 349.11 w 9th av, 25x98.9, 4-sty brk tenement and 2-sty brk building in rear. Dominic U Maravalle to Friars Minor of the Order of St Francis. C a G. Mort $7,500. Dec 4, 1906. Oct 2, 1907. 3:734—19. A $9,000—exempt. Corrects error in issue of Oct 5, when deed read Q C. nom

39th st E, No 309, n s, 150.6 e 2d av, 24.6x98.9, 5-sty brk tenement and store. Wolf Kandel to Domenico Belsito. Mort $15,000. Oct 15, 1907. 3:945—9. A $9,500—$16,000. other consid and 100

44th st W, No 522, s s, 325 w 10th av, 25x100.5, 5-sty brk tenement. Samuel Blumenstock to Henry Nechols. ½ right, title and interest. Mort $19,500. Oct 1. Oct 11, 1907. 4:1072—46. A $7,000—$18,000. other consid and 100

44th st E, No 320, s s, 300 e 2d av, 25x100, 5-sty brk tenement. Isabel A Chase et al to Henry Lingelbach. Q C. Oct 5. Oct 14, 1907. 5:1336—40. A $9,000—$20,000. other consid and 100

45th st E, No 230, on map No 232, s s, 219 w 2d av, runs w 30 x s 100.4 x e 40 x n 39.8 x n w 10.8 x n 56.8 to beginning, 5-sty brk tenement. Isabel A Chase et al to Johanna Chase. Q C. Oct 5. Oct 14, 1907. 5:1318—36. A $13,500—$30,000. other consid and 100

49th st W, No 522, s s, 348.8 w 10th av, 17.6x100.5, 5-sty stone front tenement and store. Isabella W Blair to Delia C Kiefer. Mort $10,750. Oct 10. Oct 11, 1907. 4:1077—47. A $5,500—$12,000. other consid and 100

50th st E, No 231, n s, 265 w 2d av, 29x100.5, 6-sty brk tenement. George Geffers to Sigmund B Hauser. Mort $35,000. Oct 15. Oct 17, 1907. 5:1324—14. A $13,000—$——. 100

51st st W, No 335, n s, 396.3 w 8th av, 17.6x100.5, 3-sty stone front tenement. Jennie M Low et al EXRS, &c, Letitia M Striker to Wm H Kilgannon. Sept 3. Oct 17, 1907. 4:1042—16. A $10,000—$14,500. 19,000

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52d st W, No 531, n s, 375 e 11th av, 25x100.5, 5-sty brk tenement. Rose K Benaim to Florence Cahen. Mort $21,000. Oct 11. Oct 14, 1907. 4:1081—16. A $7,500—$19,000. other consid and 100

55th st W, No 123, n s, 257 w 6th av, 17x100.5, 4-sty brk and stone dwelling. John O Baker to Lilly W Barney. Mort $16,000. June 26. Oct 16, 1907. 4:1008—22. A $20,000—$27,000. other consid and 100

55th st E, No 7, n s, 150 e 5th av, 27x100.5, 4-sty and basement stone front dwelling. Lavinia R Graves to Walter F Chappell. Oct 15, 1907. 5:1291—7. A $80,000—$92,000. nom

58th st W, No 5, n s, 125 w 5th av Plaza, or 325 w 5th av, 20x100.5, 7-sty brk office and store building. Raymond S Wood to Caroline L Foley. All liens. Oct 14. Oct 15, 1907. 5:1274—24. A. $70,000—$85,000. 100

58th st W, No 26, s s, 350 w 5th av, 24.11x100.5x24.6x100.5, 4-sty and basement brk and stone dwelling. Angeline J Krech to Edwin T Holmes. Mort $50,000. Oct 14. Oct 15, 1907. 5:1273—52. A $74,000—$90,000. other consid and 100

60th st E, No 139 | Lexington av, Nos 764 to 778 | n w cor Lexington av, 22x100.5, 5-sty brk tenement and store. Samuel Mayers to Lexington Operating Co. Sept 30. Oct 14, 1907. 5:1395—17. A $55,000—$70,000. nom

64th st E, No 132, s s, 105 w Lexington av, 15x100.5, 3-sty and basement brk and stone dwelling. Ethel S Hazen et al to Edward Zellenka. Oct 7. Oct 15, 1907. 5:1398—61. A $17,000—$21,000. nom

65th st W, Nos 52 and 54, s s, 550 w Central Park West, 49.11x100.5x50x100.5.
65th st W, s s, 556.3 w Central Park West, 49.8x100.5x50x100.5.
65th st W, s s, 550 w Central Park West, strip 0.3x100.5, two 5-sty brk tenements.
Solon L Frank et al to The Esseff Realty Co. Morts $30,000 on No 52 and $24,000 on No 54. Oct 15. Oct 16, 1907. 4:1117—55 and 56. A $36,000—$60,000. other consid and 100

72d st W, No 168, s s, 100 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Strange & Slawson Co to John Burlinson. Mort $40,000. Sept 20. Oct 15, 1907. 4:1143—60. A $30,000—$41,000. other consid and 100

72d st W, No 168, s s, 100 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. John Burlinson to West Seventy-second Street Corporation. Mort $52,000. Sept 20. Oct 15, 1907. 4:1143—60. A $30,000—$41,000. other consid and 100

72d st E | 73d st E | n s, 373 e Av A, 75x204.4 to s s 73d st, several 1-sty frame buildings and vacant. Godfrey Knoche and ano INDIVID and EXRS Henry Weiler to Bohemian American Workingmen's Gymnastic Association (Sokol) of N Y City. Correction deed. Oct 1. Oct 11, 1907. 5:1484—16 to 18—35 to 37. A $30,000—$30,000. nom

73d st E, No 307, n s, 150 e 2d av, 25x102.2, 4-sty brk tenement. Hyman Wind to Abraham Wind, his brother. ½ part. All title. All liens. Oct 25, 1904. Oct 14, 1907. 5:1448—7. A $9,000—$15,500. nom

73d st W, No 112, s s, 121 w Columbus av, 18x102.2, 4-sty and basement stone front dwelling. Harry A Buchman to Clarence Rapkin. Mort $29,000. June 4. Oct 15, 1907. 4:1144—38. A $12,500—$22,000. nom

76th st E, No 422, s s, 300 w Av A, 25x102.2, 5-sty brk tenement. Julius Martinson to Nathan Burkan. Mort $22,750. Oct 14. Oct 15, 1907. 5:1470—38. A $8,000—$19,000. other consid and 100

76th st W, No 319, n s, 229 w West End av, 22x102.2, 4-sty and basement brk and stone dwelling. Eliza J Arkenburgh to Grace S Montgomery. Oct 9. Oct 14, 1907. 4:1185—58. A $16,000—$34,000. nom

78th st E, No 107, n s, 137.9 e Park av, 18.9x102.2, 3-sty stone front dwelling. Leopold Kaufmann to Jonas Weil. Mort $16,000. Oct 11, 1907. 5:1413—6. A $18,500—$22,500. other consid and 100

78th st E, No 16, s s, 241 e 5th av, 17x102.2, 4-sty brk dwelling. Hatasatah Realty Co to Wm A Prime. Mort $42,000. Oct 8. Oct 11, 1907. 5:1392—63. A $44,000—$60,000. other consid and 100

78th st E, Nos 236 and 238, s s, 305 e 3d av, 25x102.2, 6-sty brk tenement and store. FORECLOS (Oct 10, 1907). Emmet J Murphy (ref) to Samuel J Grodginsky, Isaac Haft and Joseph H Schwartz. Mort $9,500. Oct 11, 1907. 5:1432—36. A $11,000 P $25,000. 30,500

78th st W, No 324, s s, 147.3 e Riverside Drive, 16x102.2, 4 and 5-sty stone front dwelling. Gouverneur K Haswell EXR Chas H Haswell to Adolph Wald. Sept 19. Oct 17, 1907. 4:1186—44. A $11,000—$22,000. 29,000

78th st W, No 223, n s, 261 w Amsterdam av, 20x102.2, 3-sty and basement stone front dwelling. Chas D Morrison to Lillian B Leavitt. Mort $20,000. Oct 14. Oct 15, 1907. 4:1170—21. A $15,000—$22,000. nom

80th st W, s s, 250 w Amsterdam av, 48.3x102.2, vacant. Release mort. Le Roy Edgar to Gustavus L Lawrence. Oct 14. Oct 15, 1907. 4:1227—43. A $—— $——. 40,000

81st st E, No 164, s s, 150.6 w 3d av, 20x104.4, 3-sty stone front dwelling. Josephine Dahn et al HEIRS Francis Frey to James Shea. Oct 15. Oct 16, 1907. 5:1509—43. A $10,500—$15,000. nom

81st st E, Nos 163 and 165, n s, 133.6 w 3d av, runs n 98.10 x n w 4.6 x w 38.2 x s 102.2 to st, x e 41.6 to beginning, two 3-sty brk dwellings. Emanuel Alexander to Arcade Realty Co. Mort $25,000. Oct 15, 1907. 5:1510—30 and 31. A $21,500—$25,000. other consid and 100

82d st E, No 132, s s, 35 w Lexington av, 20x70, 4-sty stone front dwelling. Kaufman Mandell to Caroline Mandell for life. Oct 1. Oct 11, 1907. 5:1510—58. A $9,000—$13,000. nom

82d st W, No 33 (43), n s, 345 e Columbus av, 20x102.2, 4-sty and basement brk and stone dwelling. Samuel T Carter to Chas F Schorer. Oct 7. Oct 12, 1907. 4:1196—14½. A $14,000—$24,000. nom

82d st E, Nos 109 and 111, n s, 125 e Park av, 50x102.2, 4-sty brk stable. Solon L Frank et al to the Esseff Realty Co. Mort $40,000. Oct 15. Oct 16, 1907. 5:1511—6. A $32,000—$55,000. other consid and 100

83d st E, No 208, s s, 127.1 e 3d av, 25.5x102.2, 5-sty brk tenement. John Finkbeiner to Charles Jost. Mort $25,000. Oct 15. Oct 16, 1907. 5:1528—43. A $10,500—$27,500. other consid and 100

84th st E, No 531, n s, 248 w Av B, 25x102.2, 4-sty stone front tenement. Henry Bloch to Anton Buhlmann. Mort $15,000. Oct 15, 1907. 5:1581—16. A $7,500—$15,000. other consid and 100

87th st E, No 153, n s, abt 40 e Lexington av, 25x½ block, 4-sty brk tenement and store. Daniel Kellard to Kate K Kenney. Mort $9,500. Oct 11. Oct 12, 1907. 5:1516—22. A $12,000—$14,000. other consid and 100

88th st W, No 35, n s, 429 e Columbus av, 21x100.8, 4-sty and basement stone front dwelling. Michael E O'Donovan to Anna E O'Neil. Mort $20,000. Oct 4. Oct 11, 1907. 4:1202—18. A $14,000—$29,000. nom

89th st W, No 31, n s, 292 w Central Park West, 20x100.8, 4-sty and basement stone front dwelling. Solomon Plaut to Fannie Liebowitz. Oct 15, 1907. 4:1203—21. A $13,500—$29,000 other consid and 100

91st st W, No 42, s s, 374 w Central Park West, 18x100.8, 3-sty and basement stone front dwelling. John .Davis to Hortense M S Weiss. Mort $16,000. Oct 14. Oct 15, 1907. 4:1204—47½. A $12,000—$20,000. other consid and 100

91st st W, No 260, s s, 190 e West End av, 17x100.8, 4 and 5-sty stone front dwelling. Henriette Lindenmeyr to Mary E Cautier. Oct 15. Oct 17, 1907. 4:1238—56½. A $8,500—$22,000. other consid and 100

94th st E, Nos 215 and 217, n s, 230 e 3d av, 45x100.8, 1 and 3-sty brk building. Chas M Parker to John H Parker, of Monmouth Co, N J. Mort $13,000. Sept 16. Oct 16, 1907. 5:1540—10, 11. A $14,000—$18,000. other consid and 100

95th st E, Nos 139 and 141, n s, 45.6 w Lexington av, 34x100.8, two 3-sty brk dwellings. Solon L Frank et al to the Esseff Realty Co. Mort $20,000. Oct 15. Oct 16, 1907. 5:1524—14½ and 15. A $18,000—$25,000. other consid and 100

97th st E, No 117, n s, 175 e Park av, 25x100.11, vacant. Bernard Schauman to Emma Reyerson. Mort $9,500. Oct 14. Oct 15, 1907. 6:1625—8. A $10,000—$14,000. other consid and 100

99th st E, No 303, n s, 106 e 2d av, 37x100.11, 6-sty brk tenement and store. Release mort. Albert Crane to Thomas Graham. Oct 3. Oct 11, 1907. 6:1671—6. A $9,000—P $35,000. 8,138.37

99th st E, No 303, n s, 507 w 1st av, 37x100.11, 6-sty brk tenement and store. Release mort. Asher and Benj M Holzman to Thomas Graham. Oct 11, 1907. 6:1671—6. A $9,000—P $35,000. 17,867.32

99th st W, Nos 245 and 247, n s, 100 w Broadway, 36x100.11, two 3-sty and basement stone front dwellings. S Levy Lawson to James F Gleason. All liens. Oct 17, 1907. 7:1871—8½ and 9. A $20,000—$36,000. 43,500

Same property. John H Lawson by Joseph C Levi GUARDIAN to same. All title. Oct 17, 1907. 7:1871. 4,500

101st st E, Nos 73 and 75, n s, 25 w Park av, 50x75.11, two 5-sty brk tenements and stores. Nathan Dorman to Hannah Leipziger. Mort $40,000. Oct 10. Oct 11, 1907. 6:1607—33 and 34. A $16,000—$31,000. other consid and 100

103d st E, No 162, s s, 182.6 e Lexington av, 27x100.11, 5-sty stone front tenement. Albert Erdman to Anna Siegel. Mort $16,000. Aug 28. (Re-recorded from Aug 29, 1907.) Oct 14, 1907. 6:1630—45. A $11,000—$20,000. other consid and 100

103d st W, No 133, n s, 262.6 w Columbus av, 18.9x100.11, 5-sty stone front tenement. Daniel S Dryer to Theresa Moran. Mt $16,000. Oct 16. Oct 17, 1907. 7:1858—22. A $7,500—$19,000. other consid and 100

103d st W, No 242, s s, 189 e West End av, 16x100.11, 5-sty stone front dwelling. Clifton O Smith to Lilien P wife of Manuel J Suarez. Mort $19,000. Oct 15, 1907. 7:1874—56½. A $8,900—$21,000. 32,000

104th st W, No 242, s s, 215 e West End av, 40x100.11, 6-sty brk tenement. Guide Realty Co to Morris Heyman. Mort $55,000. Oct 15. Oct 16, 1907. 7:1875—56. A $32,000—$75,000. other consid and 100

104th st W, No 242, s s, 215 e West End av, 40x100.11, 6-sty brk tenement. Chas W Kirby to Guide Realty Co. Mort $55,000. Oct 15. Oct 16, 1907. 7:1875—56. A $32,000—$75,000. other consid and 1,000

104th st W, No 242, s s, 215 e West End av, 40x100.11, 6-sty brk tenement. Guardian Trust Co as TRUSTEE to Chas W Kirby. Oct 15, 1907. 7:1875—56. A $32,000—$75,000. 90,000

105th st W, No 250, s s, 134.11 e West End av, 15x100.11, 4 and 5-sty stone front dwelling. Mary E Lester to Wm C Lester. Mort $12,500. April 1. Oct 16, 1907. 7:1876—58½. A $8,400—$19,000. nom

106th st W, Nos 53 to 59, n s, 223.11 e Columbus av, 73.7x100.11, two 6-sty brk tenements and stores. Abraham Felt et al to Celia W Fisch. Mort $114,000. Oct 9. Oct 11, 1907. 7:1842—10 and 12. A $36,000—P $60,000. other consid and 100

106th st W, Nos 53 to 59, n s, 223.11 e Columbus av, 73.7x100.11, two 6-sty brk tenements and stores. Celia W Fisch to Morris and Edward Badt. Mort $114,000. Oct 11, 1907. 7:1842—10 and 12. A $36,000—P $60,000. other consid and 100

106th st W, No 13, n s, 175 w Central Park West, 25x100.11, 5-sty stone front tenement. Mabel L Graham to Alice W and John E Stinson. Mort $20,000. Oct 15. Oct 16, 1907. 7:1842—25. A $12,500—$28,000. other consid and 100

106th st W, No 15, n s, 200 w Central Park West, 25x100.11, 5-sty stone front tenement. Bertha B Adams to Alice W and John E Stinson. Mort $20,000. Oct 15. Oct 16, 1907. 7:1842—24. A $12,500—$28,000. other consid and 100

112th st W, No 612, s s, 162.6 w Broadway, 87.6x100.11, 6-sty brk tenement. Jere B Morenus to Guardian Trust Co as TRUSTEE Maggie S Paine. Mort $142,000. Oct 15, 1907. 7:1894—58. A $49,000—$145,000. 220,000

112th st W, No 612, s s, 162.6 w Broadway, 87.6x100.11, 6-sty brk tenement. Porterfield Construction Co to Jeremiah B Morenus. Mort $130,000. Oct 15, 1907. 7:1894—58. A $49,000—$145,000. other consid and 100

113th st E, No 229, on map No 235, n s, 200 w 2d av, 25x73.11, 5-sty brk tenement. Charles Stadler to Joseph Heine. Mort $20,800. Oct 12. Oct 15, 1907. 6:1663—17. A $6,000—$18,000. other consid and 100

113th st E, No 14, s s, 225 e 5th av, 18.9x100.11, 5-sty brk tenement. Annie Goldflam to Emma F Garnsey. Mort $18,500. Oct 10. Oct 11, 1907. 6:1618—63. A $8,500—$15,000. nom

113th st W, No 113, n s, 200 w Lenox av, 25x100.11, 5-sty brk tenement. Abram Goodkind to Flora J Oppenheimer. Mort $21,000. July 25. Oct 17, 1907. 7:1823—23. A $11,000—$25,000. other consid and 100

114th st W, No 13, n s, 227.6 w 5th av, 17.6x100.11, 5-sty stone front tenement. Caroline Glatner to Sarah Hyams. Mort $17,250. Oct 16. Oct 17, 1907. 6:1598—28. A $9,000—$18,000. other consid and 100

114th st W, No 45, n s, 595 w 5th av, 25x100.11, 5-sty brk tenement. Michael Erlanger et al to Menco Stern. Mort $21,000. May 31, 1904. Re-recorded from May 31, 1904. Oct 17, 1907. 6:1598—13. A $13,000 $26,000. other consid and 100

114th st W, No 64, s s, 259 e Lenox av, 16x100.11, 3-sty and basement stone front dwelling. Charles Sieburg to Lena Michelson, of Coytesville, N J. Mort $10,000. Oct 15, 1907. 6:1597—60½. A $7,500—$9,500. other consid and 100

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115th st E, No 9, n s, 175 e 5th av, 25x100.11, 5-sty stone front tenement. Ida Weinstein to David H Hyman. Mort $25,500. Oct 16, 1907. 6:1621—8. A $10,000—$23,000. other consid and 100

116th st E, No 203, n s, 65 e 3d av, 20x100, 5-sty brk tenement. Louis N Adler to Jennie Adler. All title. Mort $16,500. Sept 7. Oct 14, 1907. 6:1666—4½. A $6,500—$16,000. other consid and 100

117th st E, No 546, s s, 456.2 e Pleasant av, 16.10x100.11, 3-sty brk tenement and store. Bernheimer & Schwartz Pilsener Brewing Co to Katharina wife of Wm Nachtigall. B & S and C a G. Mort $5,000. Sept 25. Oct 12, 1907. 6:1715—33. A $2,800—$6,000. nom

117th st W, No 272, s s, 175 e 8th av, 25x100.11, 5-sty brk tenement. Louis Levy to Ferdinand Brooks. Mort $21,000. Oct 15, 1907. 7:1922—57. A $12,000—$21,000. other consid and 100

118th st W, No 131, n s, 385 w Lenox av, 20x100.11, 3-sty and basement stone front dwelling. Caroline P wife of and Fredk E Sutton to John W Hill, of Brooklyn. Mort $22,000. Oct 15. Oct 16, 1907. 7:1903—16. A $9,600—$22,000. nom

120th st W, No 211, n s, 175 w 7th av, 25x100.11, 5-sty brk tenement. Allegiance Realty Co to Florence H Korn. Mort $14,000. Oct 17, 1907. 7:1926—24. A $11,000—$20,000. nom

121st st W, No 12, s s, 180 w Mt Morris Park West, 20x100.11, 4-sty and basement stone front dwelling. Sarah M Churchill to Albert Herskevits. Mort $20,000. Oct 15, 1907. 6:1720—25. A $10,000—$25,000. other consid and 100

123d st E, Nos 440 to 448, s s, 100 w Pleasant av, 100x100.11, three 6-sty brk tenements and stores. FORECLOS (Sept 5, 1907). James P Davenport ref to Corporate Realty Co. Mort $40,581.64. Oct 11, 1907. 6:1810—29 to 32. A $19,000—$50,000 and P $60,000. 53,250

128th st W, No 235, n s, 344 w 7th av, 16.6x99.11, 3-sty and basement stone front dwelling. James H Rogan to Catherine wife of James H Rogan undivided ½ part. Mort $7,500. April 13, 1905. Oct 17, 1907. 7:1934—17½. A $6,600—$9,500. nom

131st st W, No 458, s s, 175 e Amsterdam av, 25x99.11, 5-sty brk tenement. Isaac Acker to Solomon Levinson, of Yonkers, N Y. Mort $21,000. Oct 15. Oct 16, 1907. 7:1970—25. A $6,500—$21,000. 100

132d st W, No 503, n s, 100 w Amsterdam av, 25x99.11, 5-sty brk tenement. Estate Asher Simon to Aaron Simon. All liens. Oct 10. Oct 11, 1907. 7:1986—90. A $7,500—$21,000. nom

134th st W, Nos 62 and 64, s s, 285 e Lenox av, 50x99.11, 5-sty brk stable. Solon L Frank et al to the Esseff Realty Co. Mort $32,500. Oct 15. Oct 16, 1907. 6:1731—59. A $21,000—$55,000. other consid and 100

135th st W, No 40, s s, 335 e Lenox av, 25x99.11, 5-sty stone front tenement. Hannah Schnitzer to Isidor D Brokaw. All liens. Oct 12. Oct 16, 1907. 6:1732—58. A $12,000—$26,000. nom

135th st W, No 42, s s, 310 e Lenox av, 25x99.11, 5-sty stone front tenement. Hannah Schnitzer to Isidor D Brokaw. All liens. Oct 12. Oct 16, 1907. 6:1732—59. A $12,000—$26,000. nom

135th st W, No 44, s s, 285 e Lenox av, 25x99.11, 5-sty stone front tenement. Hannah Schnitzer to Isidor D Brokaw. All liens. Oct 12. Oct 16, 1907. 6:1732—60. A $12,000—$26,000. nom

136th st W, No 219, n s, 235 w 7th av, 16x99.11, 3-sty stone front dwelling. Richard See to Frederick Neugass. Mort $10,000. Sept 8, 1906. Oct 14, 1907. 7:1942—22. A $6,400—$11,000. nom

144th st W, No 228, s s, 150 w 7th av, 25x99.11.
144th st W, No 230, s s, 175 w 7th av, 25x99.11.
144th st W, No 232, s s, 200 w 7th av, 25x99.11.
three 5-sty brk tenements.
Jacob T Hildebrant to Floris T Whittaker. Oct 15, 1907. 7:2029—40 to 42. A $21,000—$48,000. nom

144th st W, s s, 275 w Broadway, 100x99.11, vacant.
Riverside Drive, s e cor 144th st, 100x10.7x99.11x6.3, vacant.
Leo M Klein to Jesse W Ehrich. 2-5 parts. Mort $40,000. Oct 14. Oct 16, 1907. 7:2090—45 to 49. A $32,500—$32,500. nom

144th st W, No 511, n s, 150.3 w Amsterdam av, 16.6x99.11, 3-sty brk and stone dwelling. FORECLOS (Sept 13, 1907). Ashbel P Fitch (ref) to Henry Powell. Oct 14, 1907. 7:2076—26. A $5,000—$10,000. 11,875

145th st W, n s, 230 w 7th av, 70x99.11, two 6-sty brk tenements. Release mort. Samuel Wacht and Solomon Braverman to W & B Realty Co, a corpn. Sept 30. Oct 11, 1907. 7:2031—Assessed with lot No 5. nom

149th st W, No 542, s s, 333.4 e Broadway, 16.8x99.11, 4-sty stone front dwelling. John Wild to Minna Vondrann. Mort $11,500. Oct 12. Oct 15, 1907. 7:2080—49. A $6,500—$12,500. nom

150th st W, n s, 100 w 7th av, 150x199.10 to s s 151st st, vacant.

151st st W, Simon E Bernheimer et al to Simon Uhlfelder and Abraham Weinberg. B & S. All liens. Oct 10. Oct 15, 1907. 7:2036—22 to 27 and 38 to 44. A $73,000—$73,000. nom

164th st W, Nos 442 and 444, s s, 225 e Amsterdam av, 50x112.4, 5-sty brk tenement. Dezso Fuchs to Gustav Schultz. Mort $64,000. Oct 10. Oct 11, 1907. 8:2110—74. A $15,000—$55,000. other consid and 100

182d st W, Nos 616 and 618, s s, 100 e Wadsworth av, 50x70, 5-sty brk tenement. Morris Bernstein Realty and Construction Co to Max Markel. Mort $37,000. Oct 10. Oct 17, 1907. 8:2165—7. A $10,000—$36,000. other consid and 100

182d st W, Nos 616 and 618, s s, 100 e Wadsworth av, 50x70, 5-sty brk tenement. Release mort. Max Marx to Morris Bernstein Realty and Construction Co. Oct 15. Oct 16, 1907. 8:2165—7. A $10,000—$36,000. 6,000

182d st W, Nos 616 and 618, s s, 100 e Wadsworth av, 50x70, 5-sty brk tenement. Max Markel to Morris Bernstein Realty & Construction Co. O C and C a G. Oct 9. Oct 15, 1907. 8:2165—7. A $10,000—$36,000. nom

Amsterdam av, Nos 2260 to 2268, 172d st, No 501, 173d st, No 500: n w cor 172d st, 194.6 to s s 173d st x100, five 5-sty brk tenements and stores. Tillie Rosenberg to Louis Rosenberg her husband. ½ part. All liens. May 15. Oct 14, 1907. 8:2129—45 to 52. A $106,000—$281,000. other consid and 100

Amsterdam av, Nos 2143 and 2145, e s, 50 n 166th st, 75x100, two 5-sty brk tenements and stores. Alexander H Pincus to Jacob Scheer. Mort $92,500. Oct 15. Oct 16, 1907. 8:2111—81 and 83. A $35,000—$84,000. other consid and 100

Bowery, No 223½, e s, 110.9 n Rivington st, 14x101.6x13.4x100.7, 3-sty brk tenement and store. The Bank for Savings to Joseph Ajello. B & S. Oct 14. Oct 15, 1907. 2:426—6. A $12,000—$14,000. 16,000

Bowery, No 75, e s, 125.2 n Canal st, 25x108.1, 5-sty brk loft and store building. Ralph Moody to Florence A B Cobb, of Cleveland, Ohio. All liens. Oct 5. Oct 11, 1907. 1:303—6. A $26,000—$44,000. exchange and 10,000

Broadway, Nos 1845 and 1847, w s, abt 120 n 60th st, runs w 89.10 x s 25 x e 25 x s 25 x e 93.11 to Broadway x n 57.9 to beginning, 4-sty brk tenement. Lewis A Mitchell to Upright Co. Morts $140,000. Oct 8. Oct 11, 1907. 4:1113—20. A $125,000—$130,000. other consid and 100

Broadway, Nos 2281 to 2299, 82d st, Nos 251 to 255, 83d st, Nos 250 to 260: s w cor 83d st, runs w 104 x s 102.2 x w 5.9 x s 102.2 to n s 82d st, x e 107.7 to w s Broadway, x n 204.4 to beginning, two 2-sty brk stores and 2-sty brk chapel. Lee Shubert to William Klein. 1-20 part. Mort $450,000. Oct 11. Oct 16, 1907. 4:1230—8 and 54. A $350,000—$380,000. nom

Columbus av, No 789, e s, 75.11 s 99th st, 25x74, 5-sty brk tenement and store. Heinrich Weber to Abraham Sandberg. Mort $18,000. Oct 15, 1907. 7:1834—64. A $15,000—$24,000. other consid and 100

Columbus av, No 701, 94th st, Nos 79 and 79½: n e cor 94th st, 25.8x80, 5-sty stone front tenement and store. Carl H Lehrburger et al to Emma Lehrburger. B & S. All liens. Oct 10. Oct 16, 1907. 4:1208—1. A $37,000—$47,000. nom

Edgecombe av, No 117, w s, 149.11 s 141st st, 25x85, 5-sty brk tenement and store. Baer Realty Co to Minnie Ricker. Mort $20,500. Oct 11. Oct 16, 1907. 7:2048—34. A $7,000—$18,500. other consid and 100

Fort Washington av, n e cor 160th st, runs e 33.11 x n w 37.6 to e s of av x s 10.3 to beginning, gore, vacant. Release mort. Yale University to City Real Estate Co. Sept 30. Oct 14, 1907. 8:2137—65. A $——-—$——. nom

Lenox av, No 95, 115th st, No 100: s w cor 115th st, 25.11x100, 5-sty brk tenement and store. Simon E Bernheimer et al to Albert E Lowe. Mort $35,000. Oct 7. Oct 12, 1907. 7:1824—36. A $31,000—$50,000. other consid and 100

Lexington av, Nos 1839 and 1841, 114th st, Nos 152 and 154: s e cor 114th st, 41.2x78, two 4-sty stone front tenements and stores. Rachel Lederer to Ida Hess. Mort $49,000. Oct 10. Oct 15, 1907. 6:1641—50 and 50½. A $22,500—$40,000. other consid and 100

Lexington av, No 1498, w s, 50.11 s 97th st, 25x80, 5-sty brk tenement and store. Lucy Schwab to Florence Cahen. ½ part, right, title and int. Mort $23,297.50. Dec 15, 1906. Oct 16, 1907. 6:1624—57. A $10,000—$18,000. other consid and 100

Same property. Florence Cahen to Rose K Benaim, all of. Mort $22,100. Oct 12. Oct 16, 1907. 6:1624. other consid and 100

Lexington av, No 579, e s, 37.9 n 51st st, 18.10x67, 3-sty stone front dwelling. Elizabeth Mathers to Peter J Mathers. B & S. Mort $7,000. July 30, 1892. Oct 17, 1907. 5:1306—21½. A $8,500—$11,500. nom

Madison av, No 1631, 109th st, Nos 52 and 54: s e cor 109th st, —x—. Agreement as to covenants in deed. Victor A Levor with Rosalie Goldberg. Oct 1. Oct 14, 1907. 6:1614. nom

Park av, Nos 480 and 482, 58th st, Nos 43 to 53, 59th st, No 54: w s, 50.5 n 58th st, runs n 50 x w 200 x n 100.5 to s s 59th st, x w 25 x s 100.5 x w 25 x s 100.5 to n s 58th st, x e 150 x n 50.5 x e 100 to beginning five 8-sty tenements, store in No 54. August Ellingen to Legal Realty Co. All liens. April 28, 1906. Oct 17, 1907. 5:1294—27, 29, 31, 35 and 45. A $460,000—$920,000. nom

Park av, No 1692, w s, 25.5 s 119th st, 25x90, 5-sty brk tenement and store. Release claims, &c, as to Park av viaduct. Samuel Gelb to Esther Reich. April 17, 1906. Oct 16, 1907. 6:1745—39. A $7,000—$18,000. other consid and 100

Park row, No 140, n s, abt 120 w Pearl st, 25x96, 5-sty brk tenement and store. Anna U Meighan and ano HEIRS, &c, John Q Underhill to Harry Newcorn. Mort $30,000. Oct 11. Oct 16, 1907. 1:159—45. A $27,000—$40,000. nom

Riverside Drive, e s, 225 n 116th st, 84x123.6 to w s Old Bloomingdale road, 85.11x105.5, with all title to c l of Old Bloomingdale road, vacant. Guide Realty Co to Porterfield Construction Co. Mort $51,000. Oct 15, 1907. 7:1990—61. A $70,000—$70,000. other consid and 100

Riverside Drive, No 3, e s, 103.5 s 73d st, 37x97x21.6x95.3, 5-sty stone front dwelling. Philip Kleeberg to Gordon S P Kleeberg. All liens. Mar 25. Oct 16, 1907. 4:1184—1. A $40,000—$80,000. gift

St Nicholas av, Nos 17 to 25, 112th st, No 114: s w cor 112th st, 118.5x109.11x100.11x48, 6-sty brk tenement and store. Myer Cohen to Berry B Simons and Jacob Hoersfelder. ½ part. Mort $170,000. Oct 14, 1907. 7:1821—46. A $65,000—$175,000. other consid and 100

St Nicholas av, Nos 1360 and 1362, 178th st: n e cor 178th st, runs n 50 x e 100 x n 50 x e 25 x s 100 to n s 178th st, x w 125 to beginning, three 5-sty brk tenements, stores on av. Samuel Potick and ano to Aaron M Janpole and Louis Werner. Mort $90,000. June 17. Oct 16, 1907. 8:2153—1 and 28. A $31,500—$65,000 and P $50,000. other consid and 100

West End av, No 779, 198th st, No 301: n w cor 98th st, 21x80, 4-sty and basement stone front dwelling. Robt T Dorning to Robert Alexander. ½ part. Mort part of $27,500. Oct 16. Oct 17, 1907. 7:1888—15. A $19,000—$35,000. nom

West End av, No 303, w s, 23 n 74th st, 19.2x100, 3-sty and basement brk and stone dwelling. Frances Fuller widow et al to Anna W Gavegan. All title. Oct 12. Oct 16, 1907. 4:1184—77. A $16,000—$26,000. nom

Same property. Edson D Fuller by Carnegie Trust Co GUARDIAN to same. All title. Oct 7. Oct 16, 1907. 4:1184. nom

1st av, No 1036, e s, 74.5 s 57th st, 18.3x71.6x23.3x71.6, 4-sty brk tenement and store. Rebecca M Greve EXTRX and TRUSTEE Wm M Greve to M Loretta Fallon. All title. Sept 30. Oct 16, 1907. 5:1368—48. A $6,000—$10,500. 13,000

1st av, No 408, 24th st, No 400: s e cor 24th st, 24.9x81.6, 5-sty brk tenement and store. Henry Heckmann to Chas J and Fredk W Kroehle. All liens. Oct 14. Oct 16, 1907. 3:955—50. A $19,000—$26,000. nom

1st av, No 19, w s, 58.4 n 1st st, 16.8x75, 4-sty brk tenement and store. Herman Heidenreich to Gustave Gross. Mort $11,000. Oct 15. Oct 16, 1907. 2:443—36. A $9,000—$11,000. other consid and 100

Same property. Gustave Gross to Leon S Altmayer and H Seymour Eisman. Mort $13,500. Oct 15. Oct 16, 1907. 2:443. other consid and 100

1st av, No 386, e s, 75.6 s 23d st, runs e 94 x s 23.3 x e 2 x s 0.11 x w 96 to av, x n 24.2 to beginning, 4-sty brk tenement and store. John Heil et al to Joseph L Buttenwieser. Mort $8,500. Oct 15, 1907. 3:954—57. A $12,000—$16,000. other consid and 100

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1st av, No 2361 | s w cor 121st st, 22x66.8, 4-sty stone front ten-
121st st, No 364 | ement and store. Henry A Wingert to Chas A Wingert. Mort $18,000. June 11. Oct 15, 1907. 6:1797—30. A $7,500—$16,000. other consid and 100

1st av, No 2380 | n e cor 122d st, 20x77.11, 4-sty brk tenement
122d st, No 401 | and store. Henry A Wingert to Chas A Wingert. Mort $18,500. June 8. Oct 15, 1907. 6:1810—1. A $8,000—$16,000. other consid and 100

2d av, No 2387, w s, 71.10 n 122d st, runs w 87.6 x n 29.1 x e 7.6 x n 0.11 x e 80 to av, x s 30 to beginning, 4-sty brk tenement. Adolph Aaron to Jacob and Adolph Loewe. Mort $22,375. Oct 15, 1907. 6:1787—23. A $10,500—$23,000. other consid and 100

2d av, Nos 1465 to 1469, w s, 25 n 76th st, 79.4x100, three 4-sty brk tenements and stores. Max Moscovitz to Morris Franklin. Mort $68,700. Oct 10. Oct 17, 1907. 5:1431—22 to 24. A $47,000—$67,000. other consid and 100

2d av, No 1467, w s, 51.6 n 76th st, 26.4x100, 4-sty brk tenement and store. Morris Franklin to Israel Lebowitz. ½ right, title and interest. Morts $22,900. Oct 17, 1907. 5:1431—23. A $15,000—$22,000. nom

2d av, No 1469, w s, 77.10 n 76th st, 26.6x100, 4-sty brk tenement and store. Morris Franklin to Israel Lebowitz (all of). Mort $22,900. Oct 17, 1907. 5:1431—24. A $16,500—$23,000. nom

2d av, No 915, w s, 70.5 s 49th st, 20x78, 3-sty stone front tenement. Solomon N Hershfield to Anna Epstein and Sarah and Jennie Hershfield. All liens. Oct 5. Oct 14, 1907. 5:1322—27. A $9,000—$11,000. other consid and 100

2d av, No 176, e s, 25.9 n 11th st, 25.10x100, 4-sty stone front dwelling. George Goldstein to Joseph Solomon. Mort $30,500 and lien for $77. Oct 11. Oct 12, 1907. 2:453—2. A $21,000—$29,000. other consid and 100

3d av, No 417, e s, 24.4 n 29th st, 25x110, 5-sty brk tenement and store. Joseph L Buttenwieser to Julius B Fox. Oct 17, 1907. 3:910—2. A $21,000—$43,000. other consid and 100

Same property. Julius B Fox to Joseph L Buttenwieser. Mort $35,000. Oct 17, 1907. 3:910. other consid and 100

3d av, No 913 | s e cor 55th st, 25.5x60, 4-sty brk tenement
55th st, No 200 | and store. Otto Schmidt to John B O'Donnell. Oct 15. Oct 16, 1907. 5:1328—45. A $20,000—$30,000. other consid and 100

Same property. John B O'Donnell to Adolph Hollander. Mort $30,000. Oct 15. Oct 16, 1907. 5:1328. other consid and 100

4th av, Nos 313 to 321 | s e cor 24th st, 98.9x100, 4 and 5-sty
24th st, Nos 100 to 106 | brk hotel "Ashland House." 3:879—79 to 81. A $213,000—$284,000.

4th av, Nos 434 to 440 | s w cor 30th st, runs s 90 x w 60 x s
30th st, Nos 50 and 52 | 8.9 x w 13.4 x n 98.9 to st, x e 73.4 to beginning, four 4-sty brk tenements and stores and 3-sty stone front dwelling. 3:859—45 to 49. A $214,500—$254,000.

30th st, No 46, s s, 86.8 w 4th av, 13.4x98.9, 3-sty stone front dwelling. 3:859—51. A $22,000—$25,500.

30th st, No 48, s s, 73.4 w 4th av, 13.4x98.9, 3-sty stone front dwelling. 3:859—50. A $22,000—$25,500.

Also out of town property.
Arthur H Masten TRUSTEE Willard Parker to Daniel M Stimson 1-6 part and Margaret Stimson 1-6 part, in all title, &c, to 1-3 part. All liens. June 10. Oct 15, 1907. 3:879 and 859. nom

5th av, No 134, w s, 105.2 s 19th st, runs w 110 x n e 13.1 x n w 50 x n e 18.5 x s e 50 x s w 6.6 x s e 110 to av, x s w 25 to beginning, with right of way over 17 ft alley in rear to 19th st, 4-sty brk office and store building. 3:820—44. A $170,000—$180,000.

Front st, No 120 (116), n s, abt 35 e Wall st, 18x51, part 5-sty brk building and store. 1:38. Assessed with No 122.

Wall st, No 98 (76), n e s, abt 70 n w Front st, 16.9x50.10, 4-sty brk office and store building. 1:38—3. A $27,300—$30,000.

Wall st, Nos 100 and 102 (78), n e s, 33.9 n w Front st, runs n w 34 x n e 51.10 x s e 17 x s w 18.4 x s e 16.4 x s w 34.7 to beginning, 4-sty brk office and store building. 1:38—2. A $52,200—$57,500.

Wall st, No 104 | n w cor Front st, 33.9x34.7x34.8x35.6, 5-sty
Front st, No 118 | brk office and store building. 1:38—1. A $64,400—$72,500.
The Beadel Realty Co to Edward Beadel. 1-3 part. C a G. Oct 23, 1906. Oct 11, 1907. 3:820; 1:38; 1:39. nom

7th av, Nos 711 to 715 | e s, 50.4 s 48th st, runs e 79 x n 50.4
48th st, Nos 168 and 170 | to s s 48th st, x e 41 x s 100.4 x w 120 to e s 7th av, and n 50 to beginning, three 4-sty brk and stone tenements and stores and two 3-sty brk and stone dwellings in st. Arthur McGlone to Fredk F Brueck, Samuel H Wilson and Wm Hoegg of N Y and Richard Cole, of Brooklyn. Mt $225,000. Oct 17, 1907. 4:1000—60, 61 A and 63 to 64. A $191,000—$199,000. other consid and 100

7th av, Nos 711 to 715 | e s, 50.4 s 48th st, runs e 79 x n 50.4
48th st, Nos 168 and 170 | to s s 48th st, x e 41 x s 100.4 x w 120 to e s 7th av, x n 50 to beginning, three 4-sty brk and stone tenements and stores and two 3-sty brk and stone dwellings in st. Thos L Watt to Arthur McGlone. Morts $175,000. Oct 15. Oct 17, 1907. 4:1000—60, 61A and 63 to 64. A $191,000—$199,000. other consid and 100

7th av, No 460 | s w cor 35th st, 24.9x50, 4-sty brk
35th st, Nos 200 and 206 | tenement and store and 1-sty frame store. Samuel Jackson to Jesse W Ehrich. ¼ part. Mort $62,500. Oct 14. Oct 16, 1907. 3:784—48. A $70,000—$74,000. nom

10th av, Nos 478 and 480 | s e cor 37th st, 49.5x72, two 4-sty brk
37th st, No 458 | tenements and stores. Pincus Lowenfeld et al to Charles Polifeme. Mort $45,000. Oct 15, 1907. 3:734—67 and 68. A $25,000—$33,000. other consid and 100

10th av, No 508, e s, 98.9 s 39th st, 24.8x100, 5-sty brk tenement and store. Henry Nechols to Samuel Blumenstock. ½ right, title and interest. Mort $29,625. Oct 1. Oct 11, 1907. 3:736—4. A $15,000—$22,000. other consid and 100

10th av, Nos 530 to 534 | s e cor 40th st, 49.5x60, four 4-sty
40th st, Nos 462 and 464 | brk tenements and stores. Harry Wingert to Chas A Wingert. Mort $37,000. Mar 30, 1906. Oct 16, 1907. 3:737—70 to 72. A $22,000—$27,000. other consid and 100

## MISCELLANEOUS.

Ante-nuptial agreement. Samuel Eisner with Dora R Levant. Oct 14. 1907. Miscl.

Assignment of all right, title and interest in estate of Edward Fuller to secure note of $9,500. Edw R Fuller et al HEIRS, &c, Edward Fuller decd to New York Finance Co. Nov 13, 1902. Oct 14, 1907. nom

Assignment of ½ right, title and interest under will Mary E Dewey. Wm P Dewey to N Y Finance Co. Nov 7, 1904. Oct 14, 1907. 20,320

Assignment of all right, title and interest in estate of Jules R Gimbernat, Sr, decd to secure note of $5,500. New York Finance Co to Wm B Wood. July 1, 1902. Oct 14, 1907. nom

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Clarke pl, s s, 255.5 w Sheridan av, former line, 25x95, vacant. Edmund Coffin to Michael Martire. Oct 10. Oct 15, 1907. 11:2839. nom

Clarke pl, s s, 280.5 w Sheridan av, old line, 25x95, vacant. Edmund Coffin to George Perretti. Oct 10. Oct 15, 1907. 11:2839. nom

*Chauncey st, e s, 100 n West Farms road, 25x100.
228th st, s s, 105 e 6th av, runs e 102 x s w — x n 63 to beginning, being gore 59 map Wakefield.
Sheil st, or 214th st, s s, 300 w 5th av, 25x100, Laconia Park. Mort on this $225.
Joseph Schneider to Emma N Polak. July 8. Oct 15, 1907. other consid and 100

Crotona pl, n w cor St Paul's pl, 84.10x50x95.5x51.1, vacant. Louis Wiener et al to St Pauls Construction Co. Mort $3,000. Oct 4. Oct 14, 1907. 11:2927. nom

Dawson st, No 779, n w s, 200 s w Longwood av, 25x100, 2-sty brk dwelling. Louis G Markert to Celia Leventhal and Fannie Schumacher. Mort $5,000 Oct 14, 1907. 10:2695. 100

Elsmere pl, No 778 (1038), s s, 475 n w Marmion av, 25x100, 2-sty frame dwelling. John A Gray to Charles Kronske. Oct 15, 1907. 11:2955. other consid and 100

Fox st, n w cor 156th st, 100x100, vacant. Rachel Lyon to Haase Lippmann Construction Co. Mort $15,250. Oct 14. Oct 15, 1907. 10:2707. other consid and 100

Home st, s s, 91.9 w Prospect av, 40.1x99.9x64.1x120.2, vacant. Release mort. Mutual Life Insurance Co of N Y to Abelman Construction Co. Sept 16. Oct 14, 1907. 10:2680. 4,000

Same property. Release mort. Morris Meyers to same. Sept 14. Oct 14, 1907. 10:2680. 2,500

Same property. Release mort. Robt L Luckey to same. Sept 14. Oct 14, 1907. 10:2680. 2,500

Jennings st, No 1056, on map No 1066 | s e cor Chisholm st,
Chisholm st, No 1346 | 75x25, 5-sty brk tenement and store. John A Prigge to Jacob Herb and Bertha H Heintz. Mort $20,000. Oct 14. Oct 16, 1907. 11:2972. other consid and 100

*Jefferson st, e s, 150 s Morris Park av, 25x100, Louis Hecht to Agnes K Mallone. Oct 15. Oct 16, 1907. other consid and 100

*Leland st, e s, 97 n Meadow Drive, 105.6x—x54.3x100.Hudson P. Rose Co to Giovanni Giuseffi. Oct 9. Oct 16, 1907. nom

*Leland st, e s, 42 n Meadow Drive, 50x100. Hudson P Rose Co to Giuseppe Perillo. Sept 30. Oct 15, 1907. nom

Loring pl, No 2297, w s, abt 460 s Fordham road, 25x100, 3-sty brk dwelling. Frederic J Middlebrook EXR Wm M Ryan to Delia wife Michael Gallagher. Oct 10. Oct 11, 1907. 11:3225. 10,000

Same property. Release mort. American Mortgage Co to Frederic J Middlebrook EXR Wm M Ryan. Oct 9. Oct 11, 1907. 11:3225. nom

Same property. Release mort. The N Y Trust Co to same. Oct 8. Oct 11, 1907. 11:3225. 5,500

*Marian st, n e cor 239th st, 100x50.
Marian st, s e cor 239th st, 100x50, and being lots 90 and 94 map South Washingtonville.
John Novak to Chas I Brusie. Mort $2,292. Oct 14. Oct 15, 1907. other consid and 100

Orchard st (closed), so much of said street as adjoins e s of plot conveyed on Marion av, e s, 94.10 s 199th st, 31.7x— to former w s of Orchard st. Ernest Hammer to Theordor Riehl. All title. Q C. Oct 16, 1907. 12:3284. nom

*Point st (Elizabeth or South Elizabeth st), s s, at w s land Chas G Mead, runs s 100 x w 100 x n 100 to st, x e 100 to beginning, City Island. Fairacre Realty Co to Samuel F Reynolds. Oct 9. Oct 12, 1907. other consid and 100

Rogers pl, Nos 967 and 967½, w s, 508.10 n Westchester av, 34.5 x70.9x35.1x71, two 3-sty frame tenements. Josephine Wennik to Dora Hartung. Mort $14,000. Oct 15, 1907. 10:2698. other consid and 100

Simpson st, No 1117, late Fox st, No 1151, w s, 246.8 n 169th st, 25x100, 2-sty frame dwelling. Leopold Hutter to Sarah Rosenberg. Mort $3,000. Oct 15, 1907. 10:2719. nom

*Shiel st or 214th st, s s, 125 w Tilden av, 25x100, Laconia Park. Geo H Lawrence et al EXRS, &c, Eliz H Sias to Abraham Shatzkin. Mort $225. Oct 14. Oct 15, 1907. 450

Tiffany st, s e cor Southern Boulevard, 100x125, vacant. Release mort. Wm R Rose to Henry H Cording. Oct 14. Oct 15, 1907. 10:2732. other consid and 100

*9th st, n s, 130 w Av C, 75x108, Unionport. Katie Roth to Chas A Laumeister and Teasdale Realty Co. Mort $2,200. Oct 8. Oct 15, 1907. other consid and 100

*12th st, n s, 280 w Av B, 25x108, Unionport. Chas A Laumeister and ano to Katie Roth. Mort $4,000. Oct 8. Oct 15, 1907. other consid and 100

*13th st, n s, 305 w Av C, 50x108, Unionport. Release mort. Annie Fitzpatrick to Eliz D Quinn. Oct 14. Oct 15, 1907. 500

132d st | n s, 54 w Willow av, 75x210 to s s 133d st, vacant.
133d st | Thomas L Pryor to City of New York. Oct 1. Oct 12. 1907. 10:2561. 25,000

133d st, Nos 721 to 731, n s, 500 e Cypress av, 100x103.5, 2-sty brk factory and 1-sty brk and frame stable. Louis Bornstein to N Y Metal Covered Door Co. All liens. Oct 9. Oct 15, 1907. 10:2562. nom

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REAL ESTATE BROKERS
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134th st, No 966, s s, 200 e Cypress av, late Trinity av, 25x103.8 x—x103.8, 3-sty frame tenement and store. John Schwenker to William Holschuh. Mort $5,000. Oct 14. Oct 15, 1907. 10:2562. omitted

135th st, No 622, s s, 275 w Cypress av, late Trinity av, 25x100, vacant. William B Potter to Jacob Cohen. Mort $3,500. Oct 15, 1907. 10:2547. nom

137th st, No 440 old No, No 706, s s, 425 e Willis av, 25x100, 5-sty brk tenement. Emanuel Mayer to Rika Mayer. Mort $19,000. Feb 28, 1906. Oct 11, 1907. 9:2281. other consid and 100

138th st, Nos 671 to 675, n s, 150 e Willis av, 50x100.
Willis av, Nos 366 to 370, e s, 90 n 142d st, 16.8x80.
Willis av, No 298, e s, old line, at s s 140th st, 16.8x80.
Alexander av, No 261, w s, 75 n 138th st, 125x100.
139th st, Nos 660 to 666, s s, 70 e Willis av, 65x100.
139th st, Nos 671 to 679, n s, 183.4 e Willis av, old line, 83.4x100.
139th st, Nos 691 to 699, n s, 350 e Willis av, old line, 83.4x100.
139th st, Nos 711 to 719, n s, 516.8 e Willis av, old line, 83.4x100.
139th st, Nos 731 to 739, n s, 683.4 e Willis av, old line, 83.4x100.
139th st, Nos 751 to 759, n s, 850 e Willis av, old line, 83.4x100.
140th st, Nos 662 to 670, s s, 100 e Willis av, old line, 83.4x100.
140th st, Nos 682 to 690, s s, 266.8 e Willis av, old line, 83.4x100.
140th st, Nos 702 to 710, s s, 433.4 e Willis av, old line, 83.4x100.
140th st, Nos 722 to 730, s s, 600 e Willis av, old line, 83.4x100.
140th st, Nos 742 to 750, s s, 766.8 e Willis av, old line, 83.4x100.
140th st, Nos 661 to 665, n s, 100 e Willis av, 57.5x100.
140th st, No 669, n s, 174.6 e Willis av, 17.9x100.
140th st, No 677, n s, 244 e Willis av, 17x100.
141st st, Nos 677 to 681, n s, 200 e Willis av, 50x100.
141st st, Nos 693 to 701, n s, 343.9 e Willis av, 93.9x100.
141st st, Nos 713 to 721, n s, 531.3 e Willis av, 93.9x100.
141st st, Nos 733 to 741, n s, 719.6 e Willis av, 93.9x100.
141st st, Nos 749 and 751, n s, 869.5 e Willis av, 40.3x100.
142d st, Nos 662 to 668, s s, 91.8 e Willis av, runs s 89.8 x e 8.4 x s 10.4 x e 58.4 x n 100 to st, x w 66.8 to beginning.
142d st, Nos 684 to 692, s s, 275 e Willis av, 75x100.
142d st, Nos 704 to 710, s s, 433.4 e Willis av, 66.8x100.
142d st, Nos 722 and 724, s s, 583.4 e Willis av, —x100.4x33.4x107.2.
142d st, Nos 750 to 756, s s, 816.8 e Willis av, abt 66.11x100.
142d st, n s, 619.5 e Willis av, runs n 88.7 x e — to c l Mill Brook x s — to st, x w 63.5 to beginning.
140th st, No 683, n s, 295 e Willis av, 17x100.
Prior mort $385,000. Joseph F O'Gorman to Elizabeth Gamble. Assignment of net or clear interest to extent of $5,000 of a legacy under will of Wm O'Gorman as additional security to secure mortgage (See Morts). Oct 14, 1907. 9:2283, 2284, 2285, 2286, 2287 and 2314. nom
Same to same. Agreement to assign so much of the proceeds of sale of above premises, &c, to which Joseph F O'Gorman is entitled to under will of Wm O'Gorman decd as may be necessary to pay off and satisfy indebtedness of above bonds and morts. (This agreement given as additional security to above.) (Recorded in deeds and morts.) Oct 14, 1907. 9:2283, 2284, 2285, 2286, 2287 and 2314. nom
141st st, No 605 (873), n s, 25 w Beekman av, 25x91.8x25x93.5, 5-sty brk tenement and store. Otto Gilcher to Diedrich Eggers. Mort $19,000. Oct 16. Oct 17, 1907. 10:2555. other consid and 100
145th st, No 439, n s, 373.7 e Willis av, 25x100, 5-sty brk tenement and store. Anna Knorr to Jacob and Adeline Rosenthal. Mort $18,000. Oct 15. Oct 16, 1907. 9:2290. other consid and 100
146th st, No 451, old No 719, n s, 265 w Brook av, 25x100, 1 and 2-sty brk and frame bath house. Release mort. Wm O Maden to Elizabeth Reilly. Oct 10. Oct 11, 1907. 9:2291. nom
146th st, No 545 (825), n s, 124.4 w St Anns av, 25x100, 5-sty brk tenement. Theresa Leshin to Edward Isner and Helen Fuchs. Mort $20,000. Oct 14. Oct 17, 1907. 9:2273. other consid and 100
147th st, No 438 (694), s s, 390 w Brook av, 25x102.2x25x99.9, 5-sty brk tenement. Philip Ernst to Patrick J Kennedy. Mort $22,000. Oct 9. Oct 15, 1907. 9:2291. other consid and 100
154th st, No 417, n s, 270 w Elton av, 25x100, 3-sty brk tenement. Carolina Bohlinger to Jacques Frentz. Mort $4,000. Oct 15 1907. 9:2376. other consid and 100
155th st, Nos 754 to 758, late Dawson st, s s, 43.5 e Wales av, runs s 96.8 x e 32.2 x n 7.1 and 61.3 to st, x w 73 to beginning, 6-sty brk tenement and store. Release mort. North American Mortgage Co to Dawson Realty Co. Oct 15, 1907. 10:2654. nom
155th st, No 308, s s, 475 w Courtlandt av, 25x100, except part for av, 4-sty brk tenement. Peter Diefenthaler to August Burger. Mort $10,000. Oct 14, 1907. 9:2414. other consid and 100
150th st, No 315, old No 551, n s, 375 w Courtlandt av, 25x118.4, 4-sty brk tenement and store. Wm F Fuhrmeister to George Cook. Mort $17,800. Oct 16, 1907. 9:2410. other consid and 100
150th st, No 317, old No 553, n s, 350 w Courtlandt av, 25x118.4, 4-sty brk tenement and store. Wm F Fuhrmeister to Chas H Cook, Jr. Mort $17,800. Oct 16, 1907. 9:2410. other consid and 100
150th st, No 534, old No 768, s s, 250 e Brook av, 25x100, 5-sty brk tenement. Margaret Siering to Paul Roehl. Mort $15,000. Oct 15. Oct 16, 1907. 9:2276. other consid and 100
165th st, s s, 150 e Stebbins av, 24.5x77x50.3x68.2, vacant. Francis M Bacon, Jr, and Pauline P his wife to John S Bernhard. Q C and Correction deed. Sept 25. Oct 14, 1907. 10:2698. nom
Same property, except part for st. John S Bernhard to George Tremberger. Sept 25. Oct 14, 1907. 10:2698. other consid and 100
Same property, except size is 25.5 front x72.6, e s, x x , vacant. Release claims, &c. John S Bernhard and ano to Francis M Bacon, Jr, and Pauline P Bacon. Q C and Correction deed. Oct 10. Oct 14, 1907. 10:2698. nom

168th st, No 728, old No 924, s s, 67.7 e Boston road, 16.6x82.4, 2-sty frame dwelling. Joseph Roberts to Eliz T Bell. Mort $5,250. Oct 15. Oct 16, 1907. 10:2652. other consid and 100
168th st, Nos 758 and 160, old Nos 940 and 942, s s, 62.1 e Forest av, 50x125, 5-sty brk tenement. John Yule to William Martin. Q C. Oct 8. Oct 17, 1907. 10:2662. nom
170th st, No 588 (838), s s, 157.8 e Fulton av, 16.6x115.8x16.5x 114.5, 2-sty frame dwelling. Olga B Martin to Elizabeth Bloch. Mort $3,750. Oct 16. Oct 17, 1907. 11:2931. nom
170th st, No 1101, n s, 39.9 w Bristow st, runs w 16.4 x n 86.9 x n e 19.9 x s 88 and 7 to beginning, 3-sty frame tenement. Bertha Van Gilder to Emma Buhler. Mort $5,500. Oct 15. Oct 16, 1907. 11:2963. other consid and 100
*173d st, w s, 175 n Gleason av, 25x100. Release mort. Isaac L Michael to Cogswell-Taylor Impt Co. Oct 9. Oct 16, 1907. 700
*Same property. Cogswell-Taylor Impt Co to Michael J Dowling. Mort $3,500. Oct 15. Oct 16, 1907. nom
175th st, Nos 1131 and 1133, n s, 80.1 e Mohegan av, 34.1x82.6x 33.5x89.2, two 3-sty frame tenements. Victor Gerhards to Louisa Schenck and Amelia Utecht. Mort $3,500. Sept 25. Sept 30, 1907. 11:2958. Reprinted from issue of Oct 5, when consideration was omitted. other consid and 100
175th st, No 1006, s s, 165.2 e Clinton av, 25x139, 3-sty frame dwelling. Pietro Tafuri et al to James P Archibald. Mort $5,500. Oct 15, 1907. 11:2948. other consid and 100
181st st, No 902, s s, 98 w Hughes av, 17.2x96.2x16.8x91.11, 2-sty frame dwelling. Felix A Milhomme to John S Biggio and Rose T Garbarino. Mort $2,500. Oct 15. Oct 16, 1907. 11:3070. nom
183d st, No 916, late Columbia av or Columbine st, s s, 50 w Hughes av, 25x75, except part for st, 3-sty frame dwelling. Paul C F Campbell to George Ramm. Mort $3,000. Oct 15. Oct 16, 1907. 11:3071. other consid and 100
183d st, No 1052, s s, 115.4 w Southern Boulevard, 16.8x125, 2-sty frame dwelling. Morris Goldfeder et al to Richard Cordes. Mort $5,250. Sept 25. Oct 15, 1907. 11:3113. other consid and 100
188th st, n s, 482.9 e Tee Taw av, 100x107.1x100x111.6.
Park View pl, e s, 727.9 s 190th st, 50x90.
vacant.
Jacob Rosborg to Sumner Deane. Mort $6,000. May 29. Oct 17, 1907. 11:3219. nom
188th st, n w s, 608.5 n e Tee Taw av, 25.1x102.4x25x104.11, vacant. Release mort. Joseph F Lippe to Hugh McLernon. Oct 10. Oct 14, 1907. 11:3219. 1,500
204th st, s e cor Valentine av, 2.4x23.3x2.4x22.9, a strip.
Valentine av, e s, in the rear of and adj on south lot 321 same map, and that part of lot 322 not taken for Valentine av, being 30x52.4.
Lot 321 map No 3 of N Y City Private Park.
Louis Ackermann to Louise Koch. Mort $——. June 12. Oct 15, 1907. 12:3309. nom
*213th st, n s, 100 e Maple av, 50x100, Williamsbridge. FORECLOS, Sept 25, 1907. Lawrence Cohen ref to Angela Merola (all right, title and interest which A Shatzkin & Sons had in mortgage). All liens. Oct 10. Oct 11, 1907. 1,550
*222d st, n s, 155 w 4th av, 25x114, Wakefield. Katie J Von Der Heyde to Dorethea Heym. Oct 7. Oct 16, 1907. nom
*222d st, n s, 105 w 4th av, 25x114, Wakefield. Dorethea Heym to Katie J Von Der Heyde. Oct 7. Oct 16, 1907. nom
*223d st, s s, 330 w 4th st, 25x114, Wakefield. Eliz M Green to Frank Gersten and Edw M Hart. Mort $5,000. July 20. Oct 15, 1907. other consid and 100
*223d st, n s, 230 e 4th av, 25x114.5, Wakefield. James Ceburre to Isabel M Howard. Aug 30. Oct 14, 1907. other consid and 100
*225th st, n s, 231.11 e Pauling av, 75x109. The Belmont Realty & Construction Co to A Shatzkin & Sons. Mort $1,815. Oct 12. Oct 16, 1907. other consid and 100
*227th st, late 13th st, s s, 105 e 4th av, 50x114, Wakefield. Martha M Youngs to Florence L Sick. Feb 1. Oct 17, 1907. nom
*232d st, late 18th st, n s, 255 w 6th av, 75x114, Wakefield. Swan Monson to Lisa J Monson. All liens. Oct 12, 1907. other consid and 100
236th st, late Opdyke av, n e cor Kepler av, late 3d st, 100x100, vacant. Antonio M Toscano et al HEIRS. &c, Francisco Toscano to Otto P Schroeder. All title. Oct 16, 1907. 12:3377. 6,000
236th st, n s, 160 w Katonah av, 25x100, vacant. Dora M Schrenkeisen to Joseph Wiedemann and Anna his wife tenants by entirety. Mort $3,000. Oct 10. Oct 11, 1907. 12:3377. nom
237th st, s s, 175 e Keppler av, 45x100, 2-sty frame dwelling. John W Farrington to the Veritas Realty Co, of Yonkers, N Y. Mort $4,500. Dec 2, 1905. Oct 12, 1907. 12:3377. other consid and 100
Arthur av, No 2508, s e s, 93.7 s w Pelham av, late Union av, 25x87.7, 1-sty frame building. Wm B Smith to Josie E Bell, of Houston, Texas. All title. B & S. All liens. Oct 8, 1902. Oct 11, 1907. 11:3078. 250
*Amundson av, w s, 275 s Randall av, 25x100. Land Co "C" of Edenwald to Thos P Hickie. Oct 17, 1907. nom
*Boston road, n w s, 125.2 s w Thwaites pl, 50x100.4x50x102.10, Westchester. Henry Armstrong to James Walsh. Sept 14. Oct 16, 1907. 2,700
*Briggs av | n s, 115 w 4th st, 50x213 to s s Ruskin st x50x216.
Ruskin st | CONTRACT. Aron Weinberger with Geo H Taylor. Mort $1,700. Sept 14. Oct 16, 1907. 3,050
Burnside av, No 539, n e s, 26.11 e Anthony av, 27.10x103.7x 25x91.5, 3-sty frame tenement. Thos W Seele to Anna Hepner. Mort $7,500. Oct 15. Oct 16, 1907. 11:3156. nom
Bainbridge av, Nos 2698 and 2700, s e s, 379.1 s 196th st, 50x 111.2x50.3x106.2, two 2-sty frame dwellings. Albert C Lum to Mary C Underhill. Mort $13,000. Sept 23. Oct 15, 1907. 12:3287. nom
*Bay av | n s, 294.10 w North av, 50x200 to s s Tier av, City Island.
Tier av | Margaret Scobie to Henry Freeman. Mort $2,400. Oct 14. Oct 15, 1907. other consid and 100
Bryant av, No 1220, e s, 79.10 s Freeman st, 20x100, 2-sty frame dwelling. Wm R Rose to Patrick H O'Neill. Oct 15, 1907. 11:2993. other consid and 100
Brook av, No 286, on map Nos 286 and 288, e s, 100.5 n 139th st, 50.2x121.6x50.11x126.7, 5-sty brk tenement and store. Geo J Lippmann et al to Rachel Lyon. Mort $50,000. Oct 15, 1907. 9:2267. other consid and 100

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

Brook av, Nos 190 to 208 136th st, No 779 137th st, No 778 | n e cor 136th st, 200 to s s 137th st x100, five 6-sty brk tenements and stores. FORECLOS (Oct 8, 1907). Stephen Callaghan (ref) to Manhattan Mortgage Co. Oct 16. Oct 17, 1907. 9:2264. 45,000

*Bronxwood av, e s, 327 n Kingsbridge road, 50x102. Harry K Brunner to John D Murray. Oct 9. Oct 15, 1907. nom

Same property. Manhattan Mortgage Co to the Brook Construction Co. Oct 17, 1907. 9:2264. other consid and 100

Broadway, e s, 124.7 n 231st st, —x—. Agreement as to division line. Henry Freund with Nathan Wise. Oct 17, 1907. 12:3267. nom

*Barnes av (4th av or st), s w cor 220th st (6th st or av), 114x105, Wakefield. Wm P Kelly et al to Wm J, Chas E and Harry D Gordon, firm William J Gordon & Sons. Oct 1. Oct 12, 1907. 100

Boscobel av, e s, 328.9 n Plympton av, 25x74.2x25.4x69.9, vacant. PARTITION, April 29, 1907. Wilbur Larremore ref to Fidalma Del Genovese. June 20. Oct 11, 1907. 11:2875. 3,600

Brook av, w s, 190.3 n 152d st, late Rose st, 52.6x— to Bergen av (owned by party 1st part).

Brook av, w s, adj above on north (owned by party 2d part). Party wall agreement. John E and Joseph Conron with Schwarzschild & Sulzberger Co. May 22. Oct 12, 1907. 9:2361. nom

Briggs av, n w s, 461.8 n 194th st, 22x97.5x31.7x95.9, vacant. Eliz J McDonnell to Andrew C Otto and Theresa his wife, tenants by entirety. Q C and correction deed. Sept 6. Oct 12, 1907. 12:3300. other consid and 100

Beaumont av, late Jackson av, w s, 240 n 183d st, late Columbia av, 60x100.

Beaumont av, late Jackson av, w s, 120 n 183d st, late Columbia av, 40x100.

Beaumont av, late Jackson av, w s, 200 n 183d st, late Columbia av, 40x100.

Beaumont av, late Jackson av, w s, 100 n 183d st, late Columbia av, 20x100, vacant.

John Mullaly and ano EXRS Mary A Kennedy to The Sisters of the Poor of St Francis of State of N Y. Aug 29. Oct 14, 1907. 11:3089. 14,000

*Crosby av, e s, 51.6 n Waterbury av, 69x101.7x92.9, gore. Hudson P Rose Co to Antonino Milazzo. Oct 5. Oct 15, 1907. nom

*Crosby av, e s, 50 s Waterbury av, 25x100. Same to Maria and Filomena De Canio. Oct 5. Oct 15, 1907. nom

Clay av, No 1387, n w s, 959.1 n e 169th st, 25x50, 3-sty frame dwelling. Hares Ulanoff to Rosie Ulanoff. All title to ½ part. Mort $4,500. June 7. Oct 17, 1907. 11:2782. other consid and 100

Creston av, w s, 99.8 s 198th st, 75x100.4, vacant. William Gully et al to Paul J Exner General Building and Construction Co. Mort $3,000. Oct 9. Oct 12, 1907. 12:3318. other consid and 100

Concord av 147th st | s e cor 147th st, late Dater st, 200x100, vacant. FORECLOS (Oct 3, 1907). Fred C Leubuscher (ref) to Abraham J. Dworsky. Morts $15,000 and assignment of $305.34 for opening East 149th st. Oct 11, 1907. 10:2577. 5,000 over and above said morts

Cypress av 135th st 136th st | n e cor 135th st, 200 to s s 136th st x95, vacant. Harry Harris to Abraham Reineman. All title. Mort $42,000. Oct 14, 1907. 10:2564. other consid and 100

*Carpenter av (2d st) w s, — s 224th st, and at line bet lots 1135 and 1136, and being part lot 1136 map Wakefield, 27.4x105. John McKee to William Hickey. Mort $5,000. Oct 11. Oct 14, 1907. 8,000

Decatur av, w s, 275 s 209th st, 25x100, 2-sty frame dwelling. Thos F Riley et al to Gavin Hamilton. Mort $5,000. Oct 14, 1907. 12:3351. other consid and 100

Daly av, n w cor 180th st, 35.2x96.

Daly av Honeywell av | w s, 35 n 180th st, 150x180.1 to e s Honeywell av x150x189.9, except part for Daly av, 2-sty frame dwelling and 2-sty frame stable and vacant.

Max Kurzrok to Anna T Sexton. ¼ part. All liens. June 6, 1905. Oct 11, 1907. 11:3125. other consid and 100

Daly av, n w cor 180th st, 35.2x96.

Daly av, w s, 35 n 180th st, 150x180.10x150x189.9, except part for av. vacant.

Anna T Sexton to Alonzo G McLaughlin, of Brooklyn, N Y, and Leo C Stern. June 6, 1905. Oct 12, 1907. 11:3125. other consid and 100

Edgewater road, w s, 58.2 n Garrison av, 230.11x—, contains 16,330 sq ft, vacant. 1-3 part. All title.

Being 24 lots deed made by Herrick to Dougherty, dated Jan 18, 1873, and recorded in L 831, page 36, Westchester Co, and on the date of this instrument the property to be conveyed by it is known on tax map as block 2759, and lot 18, in Sec 10.

Also lots 13 to 20 map Estate J B Herrick at West Farms. 1-3 part.

Wm A C Dougherty to James E Dougherty. July 5. Oct 14, 1907. 10:2759. nom

*Eastchester road, e s, abt 250 s Saratoga av, 25.3x95.9x25x92.7.

Eastchester road, e s, 109 s Seminole st, 27.3x137.7x25x147.5. Release mort. John J Brady to Hudson P Rose Co. Oct 12. Oct 15, 1907. 200

*Eastchester road, e s, abt 250 s Saratoga av, 25.3x95.9x25x92.7. Hudson P Rose Co to Mary and Filomena De Canio. Oct 5. Oct 15, 1907. nom

*Eastchester road, e s, abt 250 s Saratoga av, 25.3x95.9x 25x92.7.

Eastchester road, e s, about 109 s Seminole st, 27.3x137.7x25x 147.5.

Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. Oct 12. Oct 17, 1907. 1,200

Forest av, No 872 161st st, Nos 753 and 755 | n e cor 161st st, 21x98.6, 3-sty brk tenement and store and 3-sty frame tenement and store in st. Lester M Shapiro to Isaac Lintz. Mort $13,000. ¼ part. Oct 1. Oct 12, 1907. 10:2658. other consid and 100

Hughes av, No 2153, w s, 62.11 s Oak Tree pl, 16.8x95, 2-sty frame dwelling. FORECLOS (Oct 8, 1907). James A Foley (ref) to Rose Maaskoff. Oct 8. Oct 16, 1907. 11:3070. 4,000

Hughes av, w s, 382.8 s 180th st, 25.1x186.8x25.2x184.1, vacant. Wm H Ross to The Belmont Realty & Construction Co. Mort $2,000. May 24, 1905. (Re-recorded from May 24, 1905.) Oct 11, 1907. 11:3069. 100

Inwood av, w s McCombs road, e s | bet McCombs road and Belmont st, and being lot 24 map 25 lots of M Schurck estate at Jerome and Inwood avs, 172d st and McCombs road. Solon L Frank et al to The Esseff Realty Co. Oct 15. Oct 16, 1907. 11:2865. other consid and 100

Inwood av, w s McCombs road, e s 172d st, s s | bet Belmont st and McCombs road, and being lot 25 same map. Same to same. Oct 15. Oct 16, 1907. 11:2865. other consid and 100

Inwood av, e s 9th av, w s, or Private st | bet Belmont st and McCombs road, and being lot 18 same map. Same to same. Oct 15. Oct 16, 1907. 11:2859. other consid and 100

Inwood st, e s 9th av, w s, or Private st | lot 17 same map. Same to same. Oct 15. Oct 16, 1907. 11:2859. other consid and 100

Inwood av, e s McCombs road | bet Belmont st and McCombs road, and being lots 11, 12 and 23, map 25 lots M Schurck estate. Solon L Frank et al to The Esseff Realty Co Oct 15. Oct 16, 1907. 11:2859 and 2865. 100

Jerome av, w s, 29.1 n 172d st, late Walnut st, runs n 76.4 x e 50 x s 6.8 to w s Jerome av x s 85.8 to beginning, 1-sty frame store. Solon L Frank et al to the Esseff Realty Co. Oct 15. Oct 16, 1907. 11:2859. other consid and 100

Jackson av, No 888, e s, 154 n 161st st, 25.7x83, 3-sty frame dwelling. Jacob A Braun to Anna Lederer. ½ part. All liens. Oct 16. Oct 17, 1907. 10:2648. other consid and 100

Jackson av, No 738, e s, 108.9 s 156th st, 18.9x87.6, 3-sty frame tenement. Conrad Hock by Wm T Croak GUARDIAN to Adolph Wagner. Undivided right, title and interest. All liens. Oct 9. Oct 11, 1907. 10:2645. 2,156.25

*Kossuth av, n e cor Matilda st, 50x100, South Washingtonville. Daniel Berberich to Thos F Hickey. Oct 16. Oct 17, 1907. other consid and 100

Lillian pl (Division st), w s, abt 150 s Tremont av, at s s land David H Liebermann, runs w along said land and also land of Methodist Episcopal Church in West Farms, 100 x s 50 to land Saml Pierce x e 100 to pl x n 50 to beginning, 2-sty frame dwelling. Frederick Eckstein to P M Ohmeis & Co. Apr 14, 1906. Oct 17, 1907. 11:3005. other consid and 100

Lafayette av, s s, 310 e Whittier st, 50x92x50x93, vacant. Glycera J Waldron to Sarah E Le Compte. Aug 30. Oct 17, 1907. 10:2765. other consid and 100

Lind av, e s, 360.7 n from e s Sedgwick av (as in year 1870), and a line in prolongation of n s 161st st, a strip, runs e 84.4 x s 4 x w 84.10 to av x n 4 to beginning. Margaret Crowley to Oscar Hillstrom. B & S. Oct 10. Oct 17, 1907. 9:2523. other consid and 100

Lind av, e s, 428.8 n from e s Sedgwick av (as in year 1870), and a line in prolongation of n s 161st st, a strip, runs e 76.9 x s 4.10 x w 77.3 to Lind av and n 2.5 to beginning. Alice M Johnston to Wm C Reeber. B & S. Oct 14. Oct 17, 1907. 9:2523. other consid and 100

Lind av, e s, 335.7 n from e s Sedgwick av (as in year 1870), and a line in prolongation of n s 161st st, a strip, runs e 87 x s 4 x w 87.6 to av x n 4 to beginning. Oscar Hillstrom to Jean P Bailhe. B & S. Oct 10. Oct 17, 1907. 9:2523. other consid and 100

Lind av, e s, 385.7 n from e s Sedgwick av (as in year 1870), and a line in prolongation of n s 161st st, a strip, runs e 81.8 x s 4 x w 82.1 to av x n 4 to beginning. Wm C Reeber to Margaret Crowley. B & S. Oct 10. Oct 17. 1907. 9:2523. other consid and 100

Lind av, e s, 428.8 n from e s Sedgwick av and a line in prolongation of East 161st st, runs e 76.9 x n 50.10 x w 71.3 to Lind av x s 52.11 to beginning, vacant. Geo F Moody to J Clarence Davies. Mort $5,000. Oct 16, 1907. 9:2523. nom

Same property. Alice M Johnston to Geo F Moody. Oct 16, 1907. 9:2523. nom

Longwood av, No 1041, n e s, 147 n w Hewitt pl, 39x100, 5-sty brk tenement. Release mort. Geo F Johnson to George and Thos C Edgar. Oct 10. Oct 15, 1907. 10:2689. other consid and 100

Same property. Release mort. Title Guarantee & Trust Co to same. Oct 5. Oct 15, 1907. 10:2689. other consid and 100

Same property. George Edgar et al to Henry H Cording. Mort $28,000. Oct 7. Oct 15, 1907. 10:2689. other consid and 100

*Maple av, w s, 25 n 214th st and being lot 61 map New Village of Jerome, 25x100. James De Carlo to Antonio Lamberti. Mort $700 and all liens. Oct 10. Oct 11, 1907. other consid and 100

Morris av, No 1988, e s, 100 s 179th st, 20x100, 3-sty brk dwelling. August Jacob to Clementine Brodbeck. Mort $7,500. Oct 10. Oct 11, 1907. 11:2807. other consid and 100

Morris av, Nos 621 to 625, w s, abt 58.7 n 151st st, 58.10x100, three 3-sty frame tenements and stores. CONTRACT. Louis Lese with Tomaso Tucci. Mort $22,000. Sept 19. Oct 15, 1907. 9:2441 and Contracts. 27,000

Merriam av, e s, 257.4 n 169th st, 50x88x50x96.2, vacant. Herman Miller to James M Ryder. Mort $1,050. Oct 15. Oct 16, 1907. 9:2531. other consid and 100

*Monticello av, w s, 325 s Randall av, 25x100. Land Co "C" of Edenwald to Thos P Hickie., Oct 17, 1907. nom

*Morris Park av, s s, 140 e Rose st, 50x100. Thos W Unwin trading as Thomas Williams to Mary E wife John M Doxey. Q C. Aug 9, 1897. Oct 17, 1907. nom

*Monaghan av, w s, 175 s Randall av, 50x100. Land Co C of Edenwald to Emma C Carlson. Aug 2. Oct 15, 1907. nom

*Mulford av, e s, 53.1 n Pelham road, 25x100, Throggs Neck. Teresa V Mayham to Arthur E and Lillian Moore, tenants by the entirety. Mort $2,000. July 20. Oct 16, 1907. nom

*Same property. Arthur E Moore to Teresa V Mayham. Mort $2,000. July 20. Oct 16, 1907. nom

Marion av, e s, 94.10 s 199th st, 31.7x71.10 to w s Orchard st (closed) x31.3x76.7, vacant. Ernest Hammer to Theodor Riehl. Oct 16, 1907. 12:3284. other consid and 100

*Nelson av, s s, 400 w 5th av, 25x99.9x25.2x100.8. Land Co D of Edenwald to Ferdinand Woidscheck. Oct 15, 1907. nom

*Olmstead av (Av D), e s, 58 s Ellis av (13th st), 25x105, Unionport. Jacob Cohen to Wm B Potter, of Brooklyn. Mort $3,500. Oct 15, 1907. other consid and 100

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## HAMMERSTEIN & DENIVELLE CO.,

**451 WEST 54th STREET, NEW YORK, N.Y.** **Sole Agents for BERKSHIRE WHITE PORTLAND CEMENT CO.**


*Old White Plains road, s w cor 234th st, late 20th av, being gore lot 14 map of Wakefield. Harry J Douglas to Catherine O'Connor. Mort $2,500. Oct 10. Oct 16, 1907. other consid and 100

*Olmstead av, e s, 83 s Ellis av, 25x100. Same to same. Mort $3,500. Oct 15, 1907. other consid and 100

Park av, s w cor 179th st, 101.1 to Alden pl x100x100x115.1.

Park av / Alden pl, No 692 | w s, 131.5 s 179th st or Park av, s w cor Alden pl, 105.3x145x84x142.7, except part conveyed by Hillyer to Lindgren by deed recorded Dec 2, 1901, 3-sty frame tenement and vacant.

Plot begins 145 w Park av and 236.9 s 179th st, runs n 84 x e 17.4 x s 86.7 x w 17 to beginning.

Jacob Scheer to Alex H Pincus. Mort $19,000. Oct 15. Oct 16, 1907. 11:3028. other consid and 100

Perry av, No 3188, s s, 45.5 e 205th st, 25x100, vacant. Emil Doelzer to John J Bresnan. Mort $5,000. Oct 17, 1907. 12:3346. other consid and 100

*Pratt av, e s, 415.3 s Kingsbridge road, 25x100, Edenwald. Land Co "C" of Edenwald to John Fitzgerald. Sept 12. Oct 14, 1907. nom

Palisade av, late Bettners lane, w s, 349.5 n 254th st, late River av, runs n w 35.6 and 86 and 119 x w 88.7 x s 5 x s e 99.3 and 223 to lane, x n 50 to beg, with all title to land in lane bet old and new lines, contains 14,450 sq ft, vacant. Henry D Babcock et al EXRS and TRUSTEES Samuel D Babcock to N Y C & H R R R Co. Sept 30. Oct 14, 1907. 13:3427. 3,317.20

Prospect av, No 935 / 163d st | s w cor 163d st, 100x106, 6-sty brk tenement and store. Release mort. William Ebling to James F Meehan Co. Oct 10. Oct 15, 1907. 10:2677. 37,000

Riverdale av, e s, 200 s 260th st (Beech st), 75x100, vacant. John J Bashford to Cathleen Turney. Oct 12. Oct 16, 1907. 13:3423. other consid and 100

Riverdale av, e s, 125 s 260th st (Beech st), 75x100, vacant. Jane E Cornell to Cathleen Turney. Oct 14. Oct 16, 1907. 13:3423. other consid and 100

Ryer av, No 2038, e s, 184.4 n Burnside av, 23.8x95.4x18x95, 2-sty frame dwelling. Geo E Buckbee to Annie C Heil. Mort $4,000 and all liens. Oct 15. Oct 16, 1907. 11:3149. 100

*Rosedale av, w s, and being lots 457 and 458 block P amended map Mapes Estate, 50x—. Abraham Sapolsky to Henry L Moses. Mort $2,500. Oct 15. Oct 16, 1907. other consid and 100

*Rosedale av, n w cor Tremont av, 17.2x—x—, gore, and being lots 441 and 442 blk P map Mapes estate, except part for Tremont av. Theo H Schreppel and Josephine his wife to Josephine Schreppel. Oct 16, 1906. Oct 15, 1907. nom

*Rosedale av, e s, 25 s Merrill st, 50x100. Same to same. Mort $1,500. Oct 15, 1907. nom

*Randall av, n s, 125 e Amundson av, 75x103.1x75x101.5. Land Co "C" of Edenwald to Thos P Hickie. Oct 17, 1907. nom

Riverdale av, e s, 125 s 260th st, late Beech st, 150x100, vacant. Cathleen Turney to Max Marx. Mort $4,000. Oct 15. Oct 17, 1907. 13:3423. other consid and 100

Rochambeau av, n e cor 208th st, runs n along e s of av 489 x s w across said av 64.6 to w s of said av x s 465.4 to n s 208th st x e 60 to beginning, being land in bed of said av, vacant. John H Knoeppel et al to the City of New York. B & S. July 15. Oct 14, 1907. 12:3338. nom

*Rhinelander av, n s, 141.7 e Eastchester road, 100x89.9x100x93. Hudson P Rose Co to Edw J and Neils J Skou. Oct 2. Oct 14, 1907. nom

Stebbins av, e s, 150 n 170th st, 50x87.11x50.4x92.4, vacant.

Minford pl, w s, 100 n 172d st, 150x100, vacant. | Thomas Carrol to Stability Realty Co. Mort $21,000. June 14, 1905. Oct 11, 1907. 11:2965 and 2977. other consid and 100

Sedgwick av, e s, — n Washington Bridge Park, 25x140 and being lot 47 parcel 35 map subdivision estate Wm B Ogden at Highbridge, vacant. PARTITION, April 29, 1907. Wilbur Larremore ref to Fidalma Del Genovese. June 20. Oct 11, 1907. 11:2880. 1,550

St Anns av, No 670, on map No 672, e s, 426.10 n Westchester av, runs e 49.5 to c l of Two Rod road x s 15.5 x e 43.8 x n 39.9 x w 94.6 to av x s 23.8 to beginning, 5-sty brk tenement and store. Moses P Mulhall to Valentine Borst. Mort $14,000. Oct 15, 1907. 10:2617. other consid and 100

Southern Boulevard, s e cor Tiffany st, 125x100, vacant. Henry H Cording to Geo F Johnson. Mort $18,000. Sept 30. Oct 15, 1907. 10:2732. other consid and 100

*Sands av, s s, 162.11 e Pelham road, 25x100, Westchester. The Warranty-Realty Co to Emma Rau. Mar 25, 1904. Re-recorded from Mar 25, 1904. Oct 15, 1907. nom

*Sands av, s s, 137.11 e Pelham road, 50x100. Emma Rau to Dorothea Kuttner. Oct 8. Oct 15, 1907. nom

Spuyten Duyvil Parkway / Arlington av / 235th st | e s, at c l West 235th st, proposed, runs s w 289.4 x e 307.1 to c l Arlington av, proposed, x n 255 to c l 235th st x w 172.10 to beginning, vacant. Jacob Herb to John A Prigge. Mort $4,000. Oct 15, 1907. 13:3409. other consid and 100

Tinton av, No 726, late Beach av, e s, 123.5 s 156th st, 25.6x 105.6x25x110.6, 2-sty frame dwelling. Practical Waist Co et al to Jacob Bashein. All title. Mort $5,500. Oct 9. Oct 11, 1907. 10:2665. nom

Tremont av, Nos 1188 to 1194, s s, 25 e Daly av, 83.4x130, three 2-sty frame dwellings.

Tremont av, No 1184 / Daly av | s e cor Daly av, 25x130, except part for av, vacant.

Katy wife Wm Bloodgood to William Bloodgood. All liens. Oct 14. Oct 17, 1907. 11:2992. nom

Union av, No 1055, w s, old line, 329.8 n 165th st, runs w 170 x n 19.3 x e 64.7 x s 1 x e 105.5 to av x s 18.3 to beginning, except part for av, 3-sty frame tenement. Maria Schacht to Karl Haffner. Mort $5,000. Oct 15. Oct 16, 1907. 10:2670. 100

Union av, No 1165, w s, 71.3 n Home st, 43.7x91.1x45.9x91.1, 5-sty brk tenement. Max Rosenthal to Joseph Oshinsky and Abraham Kaplan. Mort $30,000. May 8. Oct 16, 1907. 10:2672. other consid and 100

*Virginia av, w s, 375 n Walter st, 50x101.3, Unionport. John Krebs to John Gallagher. Oct 15, 1907. other consid and 100

Valentine av / Tiebout av | e s, abt 600 n 184th st, 100x250 to Tiebout av, two 2-sty frame dwellings and vacant.

Tiebout av, w s, 700 n 184th st, 100x250.

Tiebout av / Valentine av | w s, 515 n 184th st, 100x250 to Valentine av, two 2-sty frame dwellings and vacant.

Valentine av, e s, 113 s 189th st, 100x235, 2-sty frame dwelling and vacant.

Copy of judgment annulling three deeds as above and recorded Mar 14, 1896, Aug 21, 1895, Sept 23, 1895, and also mort for $15,000, recorded Sept 6, 1904. The defendants are not entitled to any right, title and interest to lots 56, 57, 58, 71, 72 and 73 on map southerly part of farm of Peter Valentine at Fordham, the plaintiff is now seized in fee simple of lots 58 and 71 on said map; the defendant is seized as TRUSTEE for the plaintiff of lots 56, 57 and 73, and west strip or lot 25x100 of lot 72 on said map, except parts for streets; the defendant Marie L Collins is seized in trust for the plaintiff to any and all title conveyed by deed dated Feb 26, 1896, to said defendant from Henry Germond et al; the plaintiff is sole owner and is entitled to immediate possession of the following:

Valentine av, former e s, at n w cor of lot 58 on map southerly part farm Peter Valentine at Fordham at point 610.6 s from former s line of road leading from Macomb's Dam to Fordham Depot, runs s 275 x e 100 x s 25 x e 150 to former w s Tiebout av x n 100 to n s 187th st x w 100 x n 101.11 x e 100 to Tiebout av x n 100 x w 250 to beginning, except part for sts.

Marie J E Collins plaintiff agt Chas H Collins and Marie L Collins defendants. July 13, 1905. Oct 11, 1907. 11:3147. (Recorded in Miscellaneous only.) order of court

Valentine av, s e s, 180.9 n e 198th st, late Travers st, 50x98.11x 50x99.1, vacant. Martin B Hofman to Charlotte Salm. Mort $3,500. Oct 12. Oct 16, 1907. 12:3302. other consid and 100

Vyse av, Nos 1141 and 1143, w s, 200 n 167th st, 40x100, two 3-sty brk dwellings. Jennie wife Louis Levy to Herman D Junge. Mort $19,000. Oct 10. Oct 12, 1907. 10:2752. other consid and 100

Vyse av, Nos 1141 and 1143, w s, 200 n 167th st, 40x100, two 3-sty brk dwellings. Bernhard Klingenstein to Meyer L Friedman and Philip, Isaac, and Maier Breakstone. Mort $19,000. Oct 4. Oct 11, 1907. 10:2752. other consid and 100

Same property. Meyer L Friedman et al to Jennie Levy, of Brooklyn. Mort $19,000. Oct 4. Oct 11, 1907. 10:2752. 100

Van Cortlandt av, s s, 55.1 w Rochambeau av, 47.10x85.3x45x 101.4, vacant. Mary Dermody to Philip M Fisher. Mort $1,200. Oct 9. Oct 12, 1907. 12:3335. other consid and 100

Webster av, e s, 50 s Anna pl, 125x90, vacant. Max Miller to Harry Mendelwager. All liens. Sept 28. Oct 15, 1907. 11:2893. other consid and 100

Whitlock av, e s, 225 n Tiffany st, 25x125.10x25x126.11, 3-sty brk dwelling. George F Johnsons Sons Co to Kate A Wasserscheid. Mort $7,500. Oct 7. Oct 15, 1907. 10:2733. 13,000

Wendover av, No 492, old No 754, s s, 126.3 e Washington av, 25.3x123.2x25x126.10, 4-sty brk tenement and store. Adolf Weisberger to Louis Berger. Mort $27,330. Sept 30. Oct 14, 1907. 11:2912. other consid and 100

Washington av, No 1727, w s, abt 38 s 174th st, 65x90, 2 and 3-sty frame dwelling. Louis Wiener et al to St Pauls Construction Co. Mort $14,000. Oct 4. Oct 14, 1907. 11:2906. nom

*Washington av, e s, 243 n Westchester av, 25x100, Westchester. Marcus Nathan to Augusta B Fromm. Mort $500 and all liens. Oct 10. Oct 12, 1907. other consid and 100

*White Plains road (3d st), e s, 64 s 221st st, late 7th st (7th av), 50x105, except part for road, Wakefield. Patrick H Whalen to Anthony McOwen. ½ part. B & S and C a G. Oct 11. Oct 12, 1907. other consid and 100

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possesses advantages over all other forms of construction
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Washington av, s w cor 185th st, 50.2x92x50x96.6, except part for av, vacant. Abraham L Shongut to Ralph Cohen. Mort $10,000 and all liens. Oct 15. Oct 17, 1907. 11:3039. 150

*Wright av, w s, 250 n Nelson av, 50x100. Land Co "C" of Edenwald to Effie Murta. Oct 15. Oct 17, 1907. nom

*Wright av | e s, 275 n Nelson av, 25x187.10 to w s Pratt av
Pratt av | x28.1x175. Land Co "C" of Edenwald to Thos P Hickie. Oct 17. 1907. nom

Webster av, Nos 1736 and 1738, e s, 48.5 n 174th st, 50x84.3 to w s former Brook st x51x97.5, two 4-sty brk tenements. August Raible to Mary Millinger. Mort $25,000. Oct 10. Oct 11, 1907. 11:2899. other consid and 100

*Wilder av, e s, 325 n Randall av, 25x100. Edenwald Land Co "C" of Edenwald to Matilda wife John L Nelson. Oct 1. Oct 11, 1907. nom

Whitlock av, w s, 250 s Tiffany st, 150x100, vacant. Release three morts. Edw M Burghard to Albert Rothermel. Oct 14. Oct 16, 1907. 10:2732. nom

Whitlock av, w s, 375 s Tiffany st, 25x100, vacant. Release mort. Josephine F Burghard to Albert Rothermel. Oct 14. Oct 16, 1907. 10:2732. nom

Whitlock av, w s, 250 s Tiffany st, 125x100, vacant. Release mort. Josephine F Burghard to Albert Rothermel. Oct 14. Oct 16, 1907. 10:2732. nom

*Zulette av, s s, 450 e Mapes av, 25x100, being lot 185 map W A & H C Mapes, near Westchester. Release mort. Henry C Mapes to Sarah E Ball and Eureka Realty Co. Oct 7. Oct 11, 1907. nom

*Same property. Eureka Realty Co to Sarah E Ball. Oct 9. Oct 11, 1907. 1,000

3d av, No 2717, n w s, 125 s w Villa pl, now 145th st, 25x100, 3-sty frame brk front tenement and store. Jacob Erdenbrecher et al to John P Binzen, Jr, and Edward O Binzen. Mort $16,000. Oct 10. Oct 12, 1907. 9:2325. nom

3d av, Nos 4036 and 4038, e s, 35.1 n 174th st, 54.9x100, two 5-sty brk tenements and stores. Louis Berger to Adolf Weisberger. Mort $47,000. Sept 28. Oct 16, 1907. 11:2930. nom

3d av, e s, 29.8 n 172d st, 25x100, vacant. Max Cohen et al to Leah Goldstein. B & S and C a G. Oct 11. Oct 16, 1907. 11:2929. other consid and 100

3d av, No 3801 | n w cor 171st st, 25x100x30.5x100.1, 5-sty brk
171st st, No 753 | tenement and store. Henry Bosch to William Lang. Mort $18,000. Oct 15. Oct 16, 1907. 11:2912. other consid and 100

*Lots 188 and 189 map (No 426) of building lots near Williamsbridge Station. Release mort. Mark Lurie to Raffaele or Raphael and John Pantano. Oct 11. Oct 15, 1907. 200

Lots 21 and 22 map filed with judgment roll in partition action Schurck agt Schurck et al at County Clerks office May 20, 1902. Solon L Frank et al to The Esseff Realty Co. Oct 15. Oct 16, 1907. 11:2865. other consid and 100

Lots 30 and 31 and that part of lots 32 and 33 lying west of w s Valentine av, said lots being on map (No 903) of land of Metropolitan Real Estate Assoc at Fordham Ridge. Annie C Heil to Geo E Buckbee. Mort $1,000. Oct 15. Oct 16, 1907. 12:3304. 100

*New lot 331 map 120 lots Daily Estate, to be known on tax map as lot 31 of St Raymonds Park, which it adjoins. Fredk W Marthens to Elise Herbert. Mort $2,500. Oct 10. Oct 11, 1907. other consid and 100

Plot begins at s w prolongation of s e line of land G M Roden at n e line U S Pier and Bulkhead line of Harlem River Ship Canal, and runs n e 8 ft to point 80 ft at right angles from c l of original location of S D & P M R R, and contains 26,890 sq ft, except part reserved. N Y State Realty & Terminal Co to Estate of Isaac G Johnson, a corpn. July 24. Oct 11, 1907. 13:3410. nom

Plot begins at point in n line of land conveyed to N Y C & H R R R Co by Johnson & Co by deed recorded May 25, 1904, and distant 39 ft at right angles from c l of original location of S D & P M R R, runs w 12 to s w exterior line of S D & P M R R Co, 50 ft at right angles from said c l x n w 125 x s e 137 to beginning, contains 710 sq ft.

Spuyten Duyvil Creek, where hight water mark intersects w line land Isaac Dyckman and 125 s at right angles from c l of original location of S D & P M R R, contains 3,500 sq ft.
N Y C & H R R R Co and the S D & P M R R Co to Estate of Isaac G Johnson, a corpn. July 24. Oct 11, 1907. 13:3410. nom

Plot begins at s w exterior line land of Spuyten Duyvil & Port Morris R R Co and in west line of Spuyten Duyvil road, 25 from original c l of S D & P M R R, contains 1,800 sq ft. N Y C & H R R R Co to Estate Isaac G Johnson, a corpn. July 24. Oct 11, 1907. 13:3410. nom

Spuyten Duyvil Creek, begins at point in n w line of land under waters of said creek granted to Johnson by People of State N Y, June 18, 1870, and 50 s w from c l of Spuyten Duyvil & Port Morris R R, and runs to U S Pier and Bulkhead line of the Harlem River Ship Canal, contains 35,000 sq ft.

Spuyten Duyvil road, s e s, plot begins at n e line of land conveyed to S D & P M R R Co by Johnson by deed recorded in Westchester Co, Jan 5, 1872, and in s e line of Spuyten Duyvil road 50 from c l of original location of S D & P M R R, contains 19,690 sq ft.
Estate of Isaac G Johnson, a corpn, to N Y State Realty & Terminal Co. July 24. Oct 16, 1907. 13:3402—3407 and 3410. nom

Spuyten Duyvil road, n w s, 35 s w at right angles from c l of proposed alteration or change of route of the S D & P M R R at Spuyten Duyvil, and runs to Johnson av, contains 15,650 sq ft.

Johnson av, s w s, at line bet lands of party 1st part and M E Cox, contains 1,240 sq ft.

The right and easement to construct and maintain a four track tunnel beneath surface of said premises, &c.
Estate Isaac G Johnson, a corpn, to the Spuyten Duyvil & Port Morris Railroad Co. July 24. Oct 16, 1907. 13:3402—3407 and 3410. nom

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

October 11, 12, 14, 15, 16 and 17.

## BOROUGH OF MANHATTAN.

Attorney st, No 62. Surrender lease. Morris Benjamin to Conrad Eckhardt and ano INDIVID and EXRS Maria Eckhardt and George Eckhardt et al EXRS Leonard Eckhardt. All title. June 24. Oct 11, 1907. 2:342 ..... nom

Bayard st, No 14, basement store. Jennie Diamant to Simon Gordon; 2 years, from May 1, 1907. Oct 15, 1907. 1:291..960

Broome st, No 118, all. Gustav Kaliski and ano to Henry Weinberger; 3 years, from Nov 1, 1907. Oct 17, 1907. 2:337..2,700

Broome st, No 556. Extension of lease until Apr 1, 1912, at $2,300 per year. Stephen E England to Mary A O'Neill. Aug 22. Oct 11, 1907. 2:578 ..... nom

Cannon st, No 57, all. Charles Gartner to Michael Zimmerman; 3 years, from Oct 1, 1907. Oct 14, 1907. 2:333 ..... 3,990

Clinton st, No 129, all. Rebecca Haims to Isaak Brown; 5 years, from Oct 1, 1907. Oct 14, 1907. 2:347 ..... 4,600

Cortlandt st, No 46, store and basement. Samuel Brill et al to The Wilson Trading Co; 9 5-12 years, from Dec 1, 1907. Oct 17, 1907. 1:61.. ..... .....4,800 to 6,000

Crosby st, No 19, basement. Adolph Gressard to Thos W Brady; 3 years, from May 1, 1907. Oct 11, 1907. 1:233 ..... 240

Crosby st, No 21, s e cor Grand st, store. Adolph Gressard to Henry Brandt; 3 years, from May 1, 1907. Oct 11, 1907. 1:233 ..... 300

East Broadway, No 49. Agreement modifying lease. Joseph Solomon with Israel and Isaac Levy. Sept 13, 1906. Oct 17, 1907. 1:280.. ..... nom

Elizabeth st, No 124, all .....
Elizabeth st, No 122, rear building .....
Tony Lauria to Cono Cotignola et al firm Cotignola Bros & Ragone; 4 years and 364 days, from Nov 1, 1907. Oct 11, 1907. 2:470 ..... 5,400

Grand st, No 377½, 12.6x—, all. Morris Kosven to Rosalie Weisshoff; 3 years, from May 1, 1907. Oct 14, 1907. 2:351..1,500

Greenwich st, No 733, store. Owen Treanor to Salvatore Scelsa; 8 years, from May 1, 1907. Oct 11, 1907. 2:632 ..... 180

Henry st, No 146. Assign lease. Barnet Schwartz to Morris Rubin. Oct 2. Oct 11, 1907. 1:271 ..... nom

Henry st, No 146. Assign lease. Morris Rubin to Barnet Schwartz. Oct 2. Oct 11, 1907. 1:271 ..... nom

Hudson st, No 567, all. John M Williams to C Henry Davidsmeyer; 3 years, from May 1, 1909. Oct 14, 1907. 2:633..2,000 and 2,250

Lewis st, No 105½, store, bakery, &c. Wolf Tanenbaum to Nathan Fuchs; 3 years, from May 1, 1908. Oct 12, 1907. 2:330. .....780

Madison st, No 85. Subordination of lease to mort for $25,000. Samuel Tarshis and Abraham Churgen with Citizens' Savings Bank. Oct 16, 1907. 1:277.. ..... nom

Mangin st, Nos 123 to 135, 155.7x100, 5-sty factory. Katharina Kehr et al TRUSTEES Peter Kehr to Otto Lorence and Jacob Lazarowitz; 5 years, from Aug 1, 1907. Oct 16, 1907. 1:204. ..... 5,500

Mulberry st, No 58, store. Concordio Conforti to Antonio Mustico and ano; 3½ years, from Nov 1, 1907. Oct 11, 1907. 1:164. ..... 780

Stanton st, No 35½. Bill of sale of lease, saloon, &c. Giuseppe Riggio to Emanuele Geraci. All title. Sept 20. Oct 15, 1907. 2:421..... .....nom

Sullivan st, Nos 137 and 139. Assign lease. Raffaela Caccace to Gennaro Samele. Oct 17, 1907. 2:518.. ..... ..1,100

Sullivan st, No 146. Cancellation of lease. Nicholas Rago with Charles Wolf and Nathan Sperber. Oct 15. Oct 16, 1907. 2:-518..... ..... nom

Vesey st, No 26, basement, store and 1st loft. Oswald G Villard to Wm V Russ, of Newark, N J; 5 years, from May 1, 1907. Oct 15, 1907. 1:88..... .....4,300 and 4,600

Whitehall st, No 43, all. Wm Wilkening to Julius F Delventhal; 6 years, from May 1, 1908. Oct 16, 1907. 1:8..... .....5,600

Whitehall st, No 43. Surrender lease. dated April 13, 1901. Julius F Delventhal to William Wilkening. All title. Oct 16, 1907. 1:8 ..... nom

3d st, No 285, n e s, 146 s e Av C, 21x96.2. Assign lease. Sadie Lewis to Rosa Lewis. Oct 10. Oct 14, 1907. 2:373.....800

5th st, No 520 East. Assign lease. Philipp Neusch to Harry Levy, Oct 15. Oct 16, 1907. 2:400..... ...other consid and 100

5th st, No 520 East, westerly store and esterly basement. Philipp Neusch to Samuel Shanker; 5 years, from May 1, 1907. Oct 15, 1907. 2:400..... .....426

6th st, No 512 East, store, &c. Joseph Wanner ano ano to Louis Simon; 5 years, from May 1, 1908. Oct 15, 1907. 2:401....480

8th st, No 35 East, store, basement and small room above store. Frederick Schroeder to Martin Burckell; 10 years, from Oct 15, 1907. Oct 14, 1907. 2:560 ..... 2,500

14th st, No 3, n s, 100 w 5th av, 25x103.3. Assign lease. New Rochelle Trust Co as TRUSTEE Helen L G Stapler to Helen L G Stapler of Pelham Manor, N Y. All liens. Oct 1. Oct 16, 1907. 3:816..... .....nom

16th st, No 434 East. Assign lease. Morris Sorokin to Meyer Hurwitz. All title. Oct 2. Oct 12, 1907. 3:947..... ..other consid and 100

17th st, Nos 141 to 145 West, all. Bernard Crystal and ano to L Herzig & Co; 12 years, from Feb 1, 1908. Oct 14, 1907. 3:793 ..... 12,750

20th st, n s, 225 w 10th av, 50x92. Declaration by Elihu Chauncey as treasurer of the General Theological Seminary of the P E Church in the U S as to surrender of lease by Emil Fritsch in year 1900. Oct 17, 1907. 3:692.. ..... .....—

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

28th st, No 48 West, 1st floor. Robt L Hoguet EXR Hortense M Hoguet to John Gerakos and ano; 4 years, from Sept 1, 1907. Oct 14, 1907. 3:829 ..... 1,500 to 2,000

28th st, No 513, n e s, 175 n w 10th av, 25x98.9. Consent to assign lease. Marie M I de Courval to Walter W Chard. Oct 10. Oct 15, 1907. 3:700..... nom

Same property. Assign lease. Walter W Chard to Lawrence Garvey. Oct 15, 1907. 3:700..... nom

29th st, Nos 226 and 228 East, all. Surrender lease. Nicola Lasala to Angelo Legniti. All title. Oct 14. Oct 15, 1907. 3:909..... 1,320

35th st, No 412 West, all. Raoul Dupuy, of Paris, France, and ano to Charles Knoblauch; 3 years, from May 1, 1907. Oct 16, 1907. 3:732..... 1,200

35th st, No 412 West. Assign lease. Charles Knoblauch to M Grohs Sons. June 20. Oct 16, 1907. 3:732..... nom

39th st, No 309 East. Surrender lease. Tony May and ano to Wolf Kandel. Oct 15, 1907. 3:945..... 500

45th st, No 238, s s, 270 e 8th av, 20x100.5. Assign lease. Stephen O Lockwood EXR Maria Jones to John T Brook. Oct 15, 1907. 4:1016..... 6,000

48th st, No 338 East, all. John Scheldknecht to Max Rosenblum; 5 years, from Nov 1, 1907. Oct 11, 1907. 5:1340 ..... 1,500

49th st, No 31, n s, 417 w 5th av, 22x100.5. Assigns 2 leases. Harry J Douglas to Henry N Brinsmade, of Brooklyn. Mort $8,000. Oct 17, 1907. 5:1265. nom

51st st, No 337 East, all. Rosalie Rothschild to Leopold Lubin; 2 1-12 years, from Sept 1, 1907. Oct 16, 1907. 5:1344....1,000

67th st, No 27 West, apartment on 3d floor. The Sixty-seventh Street Studio Bldg Assoc to Helen A Russell; 1 year, with renewals, from Oct 1, 1907. Oct 17, 1907. (Re-recorded from Oct 1, 1907). 4:1120..... nom

Same property. Assign lease. Helen A wife of Walter Russell to Emilie B Risley. Sept 19, 1907. (Re-recorded from Oct 1, 1907.) Oct 17, 1907. 4:1120..... nom

74th st, No 317 East. Assign lease. Anton Picha to Elizabeth Stein. Sept 24. Oct 17, 1907. 5:1449..... nom

98th st, No 35 West, all. Richard G Wiener to Benjamin Ehrlich; 2 9-12 years, from Aug 1, 1907. Oct 12, 1907. 7:1834. ..... 2,500

101st st, Nos 318 and 320 East. Surrender lease. Louis J Albert and ano to Gustav Kaliski. All title. Oct 10. Oct 11, 1907. 6:1672 ..... 550

106th st, No 313 East, all. Surrender lease. Gaitano Baldonti to Virginio Bianchi. All title. Aug 23. Oct 14, 1907. 6:1678. ..... other consid and 100

108th st, n s, 70 e Madison av, 75x100.11, 3 lots. John Townshend to Martin Lyons; 14 years, from Nov 1, 1907. Oct 15, 1907. 6:1614..... taxes, &c, and 300

114th st, No 317 East. Assign lease. Adelina Matregrano to Davies J Marshall. Oct 10. Oct 14, 1907. 6:1686 ..... nom

Same property. Re-assign lease. Davies J Marshall to Adelina Matregrano. Oct 11. Oct 14, 1907. 6:1686 ..... nom

115th st, No 84 West, corner apartment on 1st floor. Albert E Lowe and ano to Albert Palitz; 3 years, from May 1, 1907. Oct 17, 1907, 3 years renewals at $960. 6:1598..... 900

125th st, No 121 East, store. Martin Rukeyser to Henry Rein; 1 year, from Nov 1, 1907, with 2 years renewal. Oct 15, 1907. 6:1774..... 1,200

209th st, n s, 125 w Columbus av, 25x ½ blk, all. Rebecca B Reynolds to James Flannelly; 5 2-12 years, from Mar 1, 1907. Oct 11, 1907. 8:2206 ..... 480 and 600

Av B, No 30, south store and basement and north 6 rooms on 2d floor. Rosie Nierenberg and Morris and Jacob Janos to Rachel Arnowitz; 7 years, from May 1, 1908. Oct 15, 1907. 2:398. ..... 1,620

Av A, No 257, store, &c. Mary Scheu INDIVID and EXTRX, &c, Philip Scheu to Edw J Hearty; 6 9-12 years, from Aug 1, 1904. Oct 17, 1907. 3:947..... 1,104 and 1,200

Av B, No 94, n w cor 6th st. Assign lease. Moritz Klein to Edward Wohlstadter. Nov 22, 1906. Oct 11, 1907. 2:402 ..... nom

Same property. Assign lease. Edward Wohlstadter to the Frank Brewery. Nov 22, 1906. Oct 11, 1907. 2:402 ..... nom

Amsterdam av, No 1993, double store. C R Co, a corpn, to Ferdinand Mackenrott; 10 years, from Nov 1, 1907. Oct 15, 1907. 8:2108..... 1,500 to 1,800

Amsterdam av, s e cor 148th st, 25x48, store. Henriette Ratz to Morris D Nelson; 5½ years, from Nov 1, 1907. Oct 11, 1907. 7:2062 ..... 1,800 and 2,000

Broadway, No 1446. Assign lease dated Apr 26, 1899. Gustav Schultz to Dezso Fuchs. Oct 10. Oct 11, 1907. 4:993 ..... nom

Same property. Assign lease dated Jan 22, 1906. Same to same. Oct 10. Oct 11, 1907. 4:993 ..... nom

Broadway, No 922, n e cor 21st st, 1st floor, 22x105, and east end of basement, 35x35. C W Bonyngne to James C Fargo as pres't of American Express Co; 5 years, from May 1, 1903 (and 10 years' extension at $7,500). Oct 11, 1907. 3:850 ..... 7,000

Columbus av, No 416 | store, &c. Columbus Park Hotel Co to 80th st, No 100 West | Herbert O. Castor and ano; 10 yrs, from Oct 1, 1907. Oct 17, 1907. 4:1210..... 1,386

Columbus av, No 853, south store. Sophia Schneider to Leone Pecoraro; 7 7-12 years, from Oct 1, 1907. Oct 11, 1907. 7:1837. ..... 840 to 960

Lenox av, No 120. Assign lease. Chas J Brenning to Julius Rosenhain. Oct 15. Oct 16, 1907. 6:1600..... other consid and 8,000

Madison av, No 1066, store and basement. Chas A Stein to Emil Valee and ano; 5 years, from Oct 1, 1907. Oct 12, 1907. 5:1492..... 2,500 to 3,000

Park av, No 1866, all. John J Holfelder to George Ringler & Co; 5 years, from Dec 1, 1910. Oct 11, 1907. 6:1752 ..... 1,500

Riverside Drive, s e cor 136th st, apartment No 45, on 4th floor. Lowell Realty Co to Millard F Kuh; 1 year, from Oct 1, 1907. Oct 16, 1907. 7:2002..... 1,020

West End av, No 303, all. T P Fuller to Chas G La Vake; 5 yrs, from June 1, 1903, with option to purchase for $30,000. Oct 16, 1907. 4:1184..... 1,800

Same property. Assign lease. Assign contract as above. Chas S La Vake to Anna W Gavegan. All title. Oct 15, 1907. Oct 16, 1907. 4:1184..... nom

1st av, Nos 413 and 415, two houses. Surrender lease. Louis Glaser to Louis Haims. All title. Sept 4. Oct 15, 1907. 3:930. ..... 350

1st av, No 413, all. Louis Haims to Isaak Brown; 5 years, from Oct 1, 1907. Oct 14, 1907. 3:930 ..... 3,500

1st av, No 408. Surrender lease. William Heckmann to Henry Heckmann. All title. Oct 14. Oct 16, 1907. 3:955..... nom

2d av, No 1840, store. Nathan Lubetkin to Thomas O'Connell; 10 years, from May 1, 1907. Oct 17, 1907. 5:1558..... 1,800

2d av, No 1506, south store, &c. Ferdinand Ruedi to Morris Hussokof; 3 years, from May 1, 1907. Oct 16, 1907. 5:1453..... 600

2d av, No 1568, store, &c. S T Brooker (AGENT) to Herman Fassler; 1 5-12 years, from May 1, 1907. Oct 11, 1907. 5:1544..960

Same property. Assign lease. Herman Fassler to Herman Hauptman. Nov 23, 1906. Oct 11, 1907. 5:1544 ..... nom

Same property. Assign lease. Herman Hauptman to Aaron Kordak. July 15. Oct 11, 1907. 5:1544 ..... nom

Same property. S T Brooker (agent) to Aron A Kardos. July 15, 1907. Two years' extension lease from expiration of above. Oct 11, 1907. 5:1544 ..... 1,000

2d av, No 1486, basement, store and 1st floor above store. Martha Michler to Morris Gelb; 5 years, from Nov 1, 1907. Oct 11, 1907. 5:1452 ..... 1,020

3d av, No 1523, store. Mary E Bagen to William Seggie; 4 years, from May 1, 1908. Oct 17, 1907. 6:1788..... 2,100

3d av, No 1228, space 13x5 on n s of building. Michael Pfeiffer and ano to Louis De Rosa and Pasquale Falsetta; 3 years, from Nov. 1, 1907. Oct 16, 1907. 5:1405..... Mutual agreement

3d av, No 1907, all. John Hinners to Berthold Landauer; 5 yrs, from May 1, 1908. Oct 16, 1907. 6:1665..... 1,300 and 1,440

3d av, No 1987, north store. Payne Estate to Lena Dann by Herman Lefkowitz atty; 4 11-12 years, from Nov 1, 1907. Oct 11, 1907. 6:1659..... 660

3d av, No 1288, s w cor 74th st. Assign lease. Patrick Reilly to Arthur Jost. Oct 14. Oct 15, 1907. 5:1408..... nom

5th av, No 2215, store, &c. Henry F Boehringer to Otto Hassold; 10 years, from Oct 15, 1907. Oct 15, 1907. 6:1732..... 1,380

5th av, No 1362, 3-sty and basement building. Solomon Wolffberg to Max Fertig; from Mar 1, 1908, to Feb 28, 1915. Oct 14, 1907. 6:1597 ..... 3,000 and 3,125

6th av, No 616, n e cor 36th st, all. Eliz F Russell to Timothy J Shine; 3 years, from May 1, 1918. Oct 17, 1907. 3:838..... taxes, &c, and 12,000

6th av, No 254, e s, 49.10 n 16th st, 20.9x65, all. Robt S Smith to Geo F Beatty, of Brooklyn, and ano; 10 years, from May 1, 1908. Oct 16, 1907. 3:818..... 11,916.67

7th av, No 2275, s e cor 134th st, store, &c. D Kempner & Son agents to Leroy Wilkins; 1 year, from Sept 1, 1907. Oct 17, 1907. 7:1918..... 1,500

Same property. New Amsterdam Realty Co et al to same; 4 8-12 years, from Sept 1, 1908. Oct 17, 1907. 7:1918..1,700 and 1,800

7th av, No 2394, cor store. Jacob Herb and Rosa Docter to Charles Blackham; 5 years, from Dec 1, 1907. Oct 14, 1907. 7:2025 ..... 1,320 to 1,500

8th av, No 2059, store, &c. Rosa Herschman to Louis Mansbach and ano; 5 years, from Oct 1, 1908. Oct 11, 1907. 7:1846. ..... 1,800

8th av, No 65. Assigns two leases. Thomas and Michael McGovern to Arthur Jost. Oct 10. Oct 11, 1907. 2:629 ..... nom

8th av, No 370, basement. John Heller to Carl Neppach; 3 years, from May 1, 1907. Oct 11, 1907. 3:778 ..... 360

10th av, No 203, store, &c. Jacob Appel to Wm H Knochenhauer; 2 years, from May 1, 1909. Oct 16, 1907. 3:694..... 2,000

10th av, No 203. Assign lease. Peter H Prange to Wm H Knochenhauer. Oct 15. Oct 16, 1907. 3:694..... nom

## BOROUGH OF THE BRONX.

*Prospect st, n s, at high water mark of L I Sound on east side of City Island, runs n 140 across Bonta lane, x w — to e line land Peter Curran, x s — to n s Bonta lane, x e — to w s of ice house, x s across Bonta lane to n s Prospect st, x e — to beginning; including easement over said lane and a strip 25 ft wide on w s of said ice house between said lane and st.....

Land under water of L I Sound, begins at same point as above, runs e 400 x n 140 x s w 400 x s 140 to beginning.....

Wm H Welbrock to Ernest Roeder; 5 years, from Oct 3, 1907; 3 years renewal at $750. Oct 15, 1907..... 667.66

156th st, No 720 East, s e cor Jackson av, store. John C Hegelein to Frank Hafferberg; 5 years, from Oct 1, 1907. Oct 11, 1907. 10:2645 ..... 840 and 900

166th st, Nos 428 and 430 East. Assign lease. Bohemian United Society to William Zoll. Sept 30. Oct 16, 1907. 9:2388.. ..... nom

Melrose av, No 745, store, &c. Richd Jorgensen to Mrs M Reider; 3 years, from May 1, 1907. Oct 12, 1907. 9:2403..... 360

St Anns av, No 349. Assign lease. John B Schmidt to William Zoll. Oct 14. Oct 15, 1907. 9:2268..... nom

Southern Boulevard, No 1460. Assign lease. Michael J Brown to Patrick O'Gara. Oct 15. Oct 17, 1907. 11:2981..... nom

St Anns av, No 467, store, &c. Alex W Lahn to John Heim; 2 years, from Jan 1, 1911. Oct 17, 1907. 9:2273..... 900

Same property. Assign lease. Recorded Mar 8, 1906. Anna Elsesser to Hans Hein. Oct 11. Oct 17, 1907. 9:2273..... nom

*Unionport road, No 506, store, &c. Anna Guerrisee to John Puppi; 5 years, from Nov 1, 1907; privilege 5 years renewal at $396 per year. Oct 17, 1907..... 336 and 360

Westchester av, No 589, east ½ of store, also bakeshop. August H Daum to Joseph Schiffer; 3½ years, from Nov 1, 1907. Oct 14, 1907. 10:2617 ..... 720 to 840

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# THE GEORGE A. JUST COMPANY

**239 Vernon Ave., Boro. of Queens, New York City**

# IRONWORK FOR BUILDINGS


## MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

October 4, 5, 7, 8, 9 and 10.

### BOROUGH OF MANHATTAN.

Abrahams, Mark L and Morris with BANK FOR SAVINGS in City N Y. 7th av, Nos 180 and 182. Extension mort. Oct 14. Oct 16, 1907. 3:770 nom

Abenschein, Anna to METROPOLITAN TRUST CO of City N Y. 12th st, No 268, s s, 116.11 e 4th st, 24.11x91.8x26.10x94.1. 5 years, 5%. Oct 14, 1907. 2:615. 24,000

Same and Joseph L Buttenwieser with same. Same property. Subordination mort. Oct 14, 1907. 2:615. nom

Adams, Isabella V to Dora Fetsch. Amsterdam av, No 454, s w cor 82d st, No 200, 27.2x87x27.2x86.11; Columbus av, Nos 181 to 189, n e cor 68th st, No 77, 100.5x30. All title. Prior mort $——. Oct 11, due July 1, 1908, 6%. Oct 12, 1907. 4:1121 and 1229. 1,500

Arnowitt, Rachel to U S Grand Lodge of the Independent Order Sons of Benjamin. 108th st, Nos 171 and 173, n s, 216 e Lexington av x33.6x100. Oct 10, 3 years, 4½%. Oct 11, 1907. 6:1636. 17,000

Arnowitt, Rachel to Emma Bendler. 108th st, Nos 171 and 173, n s, 216 e Lexington av, 33.6x100.11. Prior mort $17,000. Oct 10, 3 years, 6%. Oct 11, 1907. 6:1636. 4,000

American Mortgage Co with Louis Friedman and ano. 75th st, No 440 East. Extension mort. Oct 9. Oct 11, 1907. 5:1469. nom

Adams, Isabella V to Dora Fetsch. 34th st, Nos 413 and 415, n s, 100 e 1st av, 49.6x98.9; 34th st, No 417, n s, 149.6 e 1st av, 25.6x98.9. All title. Prior mort $——. 1 year, 6%. Oct 17, 1907. 3:966. 1,750

Averill, Cornelia K to Allen Broomhall. Carmine st, Nos 7 and 9, n w s, 118 n e Bleecker st, runs n w 70 x s w 0.10 x n w 30.5 x s w 38 x s e 100 to Carmine st x n e 43 to beginning. Prior mort $38,000. Oct 17, due Nov 1, 1909, 6%. Oct 17, 1907. 2:589. 5,000

Advance Realty & Construction Co to Walter Lewisohn et al exrs Leonard Lewisohn. 27th st, No 43, n s, 250 e 6th av, 25x98.9. Oct 15, 3 years, 5%. Oct 17, 1907. 3:829. 90,000

Same to same. Same property. Certificate as to above mort. Oct 15. Oct 17, 1907. 3:829. ——

Same to Wm L Sutphin and ano. Same property. Prior mort $90,000. Oct 16, 1 year, 6%. Oct 17, 1907. 3:829. 15,000

Same to same. Same property. Certificate as to above mort. Oct 16. Oct 17, 1907. 3:829. ——

Blake, Luther L to Harriet Humphrey. Assigns ½ interest in the business of the Standard Statistics Bureau at 15 Broad st as collateral to loan for $1,000. Oct 12, 1 year, 5%. Oct 17, 1907. 1,000

Beth Hamidrosh Hagodol of Harlem, a corpn, to Mollie Silverson. 105th st, Nos 110 and 112, s s, 100 e Park av, 37.6x100.11. Prior mort $25,000. July 25, due Oct 1, 1908, 6%. Oct 17, 1907. 6:1632. 6,000

Belsito, Domenico to Kips Bay Brewing and Malting Co. 39th st, No 309, n s, 150.6 e 2d av, 24.6x98.9. P M. Prior mort $15,000. Due, &c, as per bond. Oct 15, 1907. 3:945. 4,000

Belsito, Domenico to Wolf Kandel. 39th st, No 309, n s, 150.6 e 2d av, 24.6x98.9. P M. 3 years, 6%. Oct 15, 1907. 3:945. 3,000

Burlinson, John to Strange & Slawson Co. 72d st, No 168, s s, 100 e Amsterdam av, 20x102.2. P M. Prior mort $40,000. Sept 20, due July 1, 1908, 5½%. Oct 15, 1907. 4:1143. 12,500

Bernstein (Morris) Realty and Construction Co to Emily Uthe. 182d st, Nos 616 and 618, s s, 100 e Wadsworth av, 50x70. Oct 10, 3 years, 6%. Oct 15, 1907. 8:2165. 7,000

Same to same. Same property. Certificate as to above mort. Oct 10. Oct 15, 1907. 8:2165. ——

Broadman, Harry to CITIZENS SAVINGS BANK. 16th st, No 507, n e s, 119.3 s e Av A, 23.9x92. Oct 15, 1907, 5 years, 5%. 3:974. 14,000

Blanck, Max to Hyman Hein. West End av, Nos 843 and 845, w s, 31.5 n 101st st, 44.6x100. Oct 14, 1 year, 6%. Oct 15, 1907. 7:1889. 10,000

Bregman, Abrom and Saml and Benj Kaplan to Saml Cohen. 103d st, No 23, n s, 95 w Madison av, 25x100.11. P M. July 1, due Jan 2, 1909, 6%. Re-recorded from July 3, 1907. Oct 15, 1907. 6:1609. 725

Broderick, Anna extrx John Broderick with Harris Mayer. 4th st, No 61, n s, 142.5 e Bowery, 25x96.2. Extension mort. July 26. Oct 15, 1907. 2:460. nom

Berkowitz, Joel to Jules Weil. Lewis st, No 107, w s, 140 n Stanton st, 20x100. Oct 15, 3 years, 6%. Oct 16, 1907. 2:330. 3,000

Block, Anna to Bessie Agins. Lewis st, Nos 185 and 187, n w cor 5th st, Nos 819 and 821, runs w 114 x n 97 x e 22 x s 48.6 x e 85 to Lewis st, x s 48.10 to beginning. Oct 15, due Nov 15, 1907, 6%. Oct 16, 1907. 2:360. 1,000

Badt, Morris, Edward to Isaac Moss and ano. *106th st, Nos 53 and 55, n s, 260.8 e Columbus av, 36.10x100.11; *106th st, Nos

Brugman, Albert F to TITLE GUARANTEE AND TRUST CO. 6th av, No 254, e s, 49.10 n 16th st, 20.9x65. Due, &c, as per bond. Oct 16, 1907. 3:818. 50,000

Benjamin, Anne E with BANK FOR SAVINGS in City N Y. 87th st, No 2 East. Extension mort. Sept 19. Oct 14, 1907. 5:1498. nom

57 and 59, n s, 223.11 e Columbus av, 36.9x100; 37th st, No 420, s s, 275 w 9th av, 25x98.9; 52d st, No 449, n s, 150 e 10th av, 25x100.5; 102d st, No 175, n s, 225 e Amsterdam av, 25x96.8x25x96.6; 44th st, No 531, n s, 400 w 10th av, 25x100.5. P M as to parcels marked*.. Prior mort $193,000. Due Aug 11, 1908, 6%. Oct 11, 1907. 7:1842; 3:734; 4:1062; 7:1857; 4:1073. 20,000

Butterfield, Caroline M with Ettie Goldberg and ano. 122d st, No 222, s s, 491.8 e 8th av, —x—. Extension mort. June 6. Oct 12, 1907. 7:1927. nom

City Investing Co to American Mortgage Co. 72d st, No 29, n s, 450 w Central Park West, 25x102.2. Due, &c, as per bond. Oct 17, 1907. 4:1125. 30,000

Same to same. Same property. Certificate as to above mort. Oct 17, 1907. 4:1125. ——

Cording, Henry H to BOWERY SAVINGS BANK. 128th st, Nos 57 and 59, n s, 285 e Lenox av, 36.8x99.11. Oct 16, 3 years, 5%. Oct 17, 1907. 6:1726. 2,500

Cruikshank, James H to American Mortgage Co. Charlton st, Nos 108 and 110, s s, 78 e Greenwich st, runs s 30 x w 3 x s 20 x e 25 x s 50 x e 25 x n 100 to st, x w 47 to beginning; all title alley 3 ft wide on west. P M. Oct 15. 1 year, 5½%. Oct 15, 1907. 2:597. 17,000

Same to same. Same property. P M. Prior mort $17,000. 1 year, 6%. Oct 15, 1907. 2:597. 2,000

Cisin, Tooby and Morris to Isaak Goldberg and ano. Av B, No 145, e s, 23.3 n 9th st, 23x70. Oct 15, 1 year, 6%. Oct 16, 1907. 2:392. 2,900

Cumnock, Grace T to Sarah A Baker et al trustees Adam W Spies. Lexington av, s w cor 37th st, No 130, 49.5x19. Oct 15, 3 yrs, 5%. Oct 16, 1907. 3:892. gold, 40,000

Chester Mortgage Co with Thos J Mooney. Riverside Drive, n e cor 135th st, No 635, 102.5x102.2x99.11x125, "St Francis Court." Extension mort. Oct 14. Oct 16, 1907. 7:2002. nom

Dambrose, Ermine M to C Amory Stevens and ano exrs Calvin Stevens. Spring st, No 329, n s, 40.3 e Washington st, 18.11x60. P M. May 29, due June 3, 1912, 5%. Oct 16, 1907. 2:596. 9,500

Danziger, Simon with Edw D Thurston and ano exrs Sarah A Sands. 112th st, No 4 East. Extension agreement. Oct 3. Oct 14, 1907. 6:1617. nom

De Sisto, Angelo to Maria G Mormando. 113th st, No 239, n s, 150 w 2d av, 25x100.11. Oct 9, 8 years, —%. Oct 14, 1907. 6:1663. 500

Degree Society Independent Order Free Sons of Israel with Edwin Epstein. 72d st, No 223 East. Extension mort. Sept 7. Oct 17, 1907. 5:1427. nom

Davis, Flora C to Rosalind R Cane and ano. 117th st, No 303, n s, 100 w 8th av, 25x100.11. Oct 11, 3 years, 5%. Oct 17, 1907. 7:1944. 20,000

Delancey-Suffolk Co to Alexander Singer and ano. Suffolk st, No 75, w s, abt 150 s Delancey st, old line, now the s w cor, 25x100. P M. Sept 27, 1 year, 6%. Oct 16, 1907. 2:352. 50,000

Davidsmeyer, C Henry and F Wm Mahsmann to Lion Brewery. Hudson st, No 567. Saloon lease. Oct 8, demand, 6%. Oct 14, 1907. 2:633. 5,908

Dengler, Theobald J and Adam, of N Y, and Philip H Dengler, of Bingen on the Rhine, Germany, to Philip H Wallenstein. Amsterdam av, No 592, w s, 25.8 s 89th st, 25x100. Prior mort $20,000. Oct 16, 2 years, 6%. Oct 17, 1907. 4:1236. 11,800

Eile, Joseph S to Louis Gordon et al. Attorney st, No 174, e s, 46.4 s Houston st, No 319, runs s 21.8 x e 50 x n 21.8 x w to Attorney st, 50 x n 46.4 to s s Houston st, x e 24.10 x s 46.4 x w 24.10 to beginning. P M. Prior mort $——. Oct 15, 6 years, 6%. Oct 16, 1907. 2:345. 20,500

East River Savings Inst with Thomas Barrett. Broome st, No 500, n e cor West Broadway, Nos 371 and 373, 20x75. Extension mort. Oct 10. Oct 12, 1907. 2:487. nom

East River Savings Inst with Wm Slutzke or Slutske. Clinton st, No 218, s e cor Madison st, Nos 260 to 264, 25x93.9. Extension mort. Oct 11. Oct 12, 1907. 1:269. nom

East River Savings Institution with Jacob Cohen. Pitt st, No 18, s e cor Broome st, No 123, 80x25. Extension mort. Oct 11. Oct 12, 1907. 2:336. nom

East River Savings Institution with James A, Joseph A and Rudolph J Paglinghi. Minetta st, No 7, s e s, abt 145 n e Bleecker st, 30.4x67.5x—x50.2. Extension mort. Oct 11. Oct 12, 1907. 2:542. nom

EAST RIVER SAVINGS INSTITUTION with Sadie Dorfman. Rivington st, No 124, n s, 80 w Norfolk st, 20x75. Extension mort. Oct 11. Oct 12, 1907. 2:354. nom

EAST RIVER SAVINGS INSTITUTION with Estate of Henry Noll dec'd, George H Noll exr and Margaret Bihler extrx. 11th st, No 607, n s, 117.6 e Av B, 25.5x103.3. Extension mort. Oct 10. Oct 12, 1907. 2:394. nom

EAST RIVER SAVINGS INSTITUTION with Paul Berger. 12th st, No 607, n s, 93 e Av B, 25x103.3. Extension mort. Oct 11. Oct 12, 1907. 2:395. nom

EAST RIVER SAVINGS INSTITUTION with Samuel Gans. Av C, No 154, e s, 44.3 s 10th st, 24x85. Extension mort. Oct 11. Oct 12, 1907. 2:379. nom

EAST RIVER SAVINGS INSTITUTION with Samuel Gans. Av C, No 170, e s, 69.9 s 11th st, runs s 25 x e 52 x e 31 x n 25 x w 31 x w 52 to beginning. Extension mort. Oct 11. Oct 12, 1907. 2:380. nom

EAST RIVER SAVINGS INSTITUTION with Simon A Nies. 58th st, No 248, s s, 60 w 2d av, 20x100.5. Extension mort. Oct 10. Oct 12, 1907. 5:1331. nom

EAST RIVER SAVINGS INSTITUTION with Cath A Griggs. 68th st, No 168, s s, 100 w 3d av, 20x100.5. Extension mort. Oct 10. Oct 12, 1907. 5:1402. nom

EAST RIVER SAVINGS INSTITUTION with Dora Rodenbach. 51st st, No 523, n s, 300 w 10th av, 25x100.2. Extension mort. Oct 10. Oct 12, 1907. 4:1080. nom

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**HECLA IRON WORKS**
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

EAST RIVER SAVINGS INSTITUTION with Geo McGovern. 3d av, No 2321, n e cor 126th st, No 201, 21x76. Extension mort. Oct 11. Oct 12, 1907. 6:1791. nom

EAST RIVER SAVINGS INSTITUTION with Geo McGovern. 3d av, No 1985, n e cor 109th st, 19.11x74. Extension mort. Oct 11. Oct 12, 1907. 6:1659. nom

EAST RIVER SAVINGS INSTITUTION with Christian Petersen. 148th st, No 306, s s, 75 e Bradhurst av, 25x85. Extension mort. Oct 11. Oct 12, 1907. 7:2045. nom

EAST RIVER SAVINGS INSTITUTION with Max Goldberger. 73d st, No 421, n s, 275 w Av A, 25x102.2. Extension mort. Oct 9. Oct 12, 1907. 5:1468. nom

EAST RIVER SAVINGS INSTITUTION with Mary Kraus. 89th st, No 508, s s, 137.6 e Av A, 18.9x100.8. Extension mort. Oct 10. Oct 12, 1907. 5:1585. nom

Everard, James with Chas Seldenwerg. Av C, No 144, n e cor 9th st, No 701, 22.11x58. Extension mort. Oct 6, 1905. Oct 2, 1907. 2:379. Corrects error in issue of Oct 5, when mortgagees name was Seidenwerg. nom

EAST RIVER SAVINGS INST with Carrie M Beattie. 132d st, No 154, s s, 498.4 w Lenox av, 14.8x99.11. Extension mort. Oct 10. Oct 12, 1907. 7:1916. nom

EAST RIVER SAVINGS INSTN with Martin Kilpatrick. 153d st, No 528, s s, 400 w Amsterdam av, 25x99.11. Extension mort. Oct 10. Oct 12, 1907. 7:2084. nom

EAST RIVER SAVINGS INST with Ferdinand A Webb. Cherry st, No 43, s s, 24.5 w Roosevelt st, runs w 21.2 x s 35.6 x s w 38 x e 23.8 x n 73.3 to beginning. Extension mort. Oct 11. Oct 12, 1907. 1:109. nom

EAST RIVER SAVINGS INST with James K Shaw. Park row, No 108, n s, 74.7 n e Duane st, 24.8x102.11x24.8x101.11. Extension mort. Oct 10. Oct 12, 1907. 1:159. nom

EAST RIVER SAVINGS INST with Harry M Goldberg. Canal st, No 28, s s, 28.5 w Rutgers st, 28.6x92.11 to East Broadway, No 160, 25.8x79.8. Extension mort. Oct 10. Oct 12, 1907. 1:283. nom

EAST RIVER SAVINGS INST with Nathan Schancupp. Rivington st, No 325, s s, 61.7 e Goerck st, 18.9x75. Extension mort. Oct 10. Oct 12, 1907. 2:323. nom

EAST RIVER SAVINGS INST with Josephine Hirschberg. 2d av, No 109, w s, 73 n 6th st, runs w 100 x n 17.10 x e 2 x n 6.2 x e 98 to av, x s 24 to beginning. Extension mort. Oct 9. Oct 12, 1907. 2:462. nom

EAST RIVER SAVINGS INST with Paul L Bryant. 1st av, No 546, e s, 98.11 n 31st st, 25.2x100. Extension mort. Oct 10. Oct 12, 1907. 3:963. nom

EAST RIVER SAVINGS INST with Chas Koker. 124th st, No 236, s s, 180 w 2d av, 30x100.11. Extension mort. Oct 10. Oct 12, 1907. 6:1788. nom

EAST RIVER SAVINGS INST with Charles Weisbecker. 125th st, Nos 149 to 153, n s, 60 e Lexington av, 75x99.11. Extension mort. Oct 11. Oct 12, 1907. 6:1774. nom

Fine (M) Realty Co to John Lange. 116th st, Nos 424 and 426, s s, 262.9 e 1st av, 35.5x100.11. Prior mort $45,000. June 19, due July 1, 1908, 6%. Oct 11, 1907. 6:1709. 5,000

Fox, Julius B to Pauline Myers et al. 3d av, No 417, w s, 24.4 n 29th st, 25x110. 5 years, 5%. Oct 17, 1907. 3:910. 35,000

Fuhs, Hannah, of Brooklyn, N Y, to Abraham L Newberger. 117th st, No 309, n s, 175 w 8th av, 25x100.11. Oct 11, 3 years, 5%. Oct 17, 1907. 7:1944. 20,000

Fuhs, Clara to Solomon Plaut. 117th st, No 307, n s, 150 w 8th av, 25x100.11. Oct 11, 3 years, 5%. Oct 17, 1907. 7:1944. 20,000

Fuhs, Clara, of Brooklyn, N Y, to Adolph B Ansbacher. 117th st, No 305, n s, 125 w 8th av, 25x100.11. Oct 11, 3 years, 5%. Oct 17, 1907. 7:1944. 20,000

Fier, Jacob to Moritz Mark. 4th st, No 305, n s, 64.3 e Av C, 18x72. Prior mort $14,000. Oct 16, installs, 6%. Oct 17, 1907. 2:374. 2,000

Fine (M) Realty Co to John Lange. 116th st, Nos 428 and 430, s s, 298.2 e 1st av, 35.5x100.11. Oct 14, due July 1, 1908, 6%. Oct 15, 1907. 6:1709. 5,000

Fibel, Henriette with Jastrow Alexander and Barbara Porges. Doyer st, No 13 (11), w s, abt 100 s Pell st, 20x55x22x51 s s; Doyer st, No 15, w s, abt 75 s Pell st, 25x54.6x33x68.3 n s. Extension mort. Oct 11. Oct 14, 1907. 1:162. nom

Fischel Realty Co to Edward B Bloss. 21st st, Nos 48 and 50, s s, 645 w 5th av, 50x92. P M. Prior mort $210,000. Oct 14, 3 years, 6%. Oct 16, 1907. 3:822. 25,000

Fallon, M Loretta to Rebecca M Greve extrx Wm M Greve. 1st av, No 1036, e s, 74.5 s 57th st, 18.3x71.6x23.3x71.6. P M. 3 years, 5%. Oct 16, 1907. 5:1368. 10,500

Fine (M) Realty Co to Hyman Adelstein and ano. 3d st, s e cor Goerck st, Nos 148 to 164, runs s 181.1 to Houston st, Nos 490 to 504, x e 180 x n 81 x w 135 x n 94.3 to 3d st, x w 45.4 to beginning. Prior mort $251,000. Oct 15, demand, 6%. Oct 16, 1907. 2:356. 10,750

Same to same. Same property. Certificate as to above mort. Oct 15. Oct 16, 1907. 2:356. —

Fine (M) Realty Co to Hyman Adelstein and Abram Avrutine. 3d st, s e cor Goerck st, Nos 148 to 164, runs s 181.1 to Houston st, Nos 490 to 504, x e 180 x n 81 x w 135 x n 94.3 to 3d st, x w 45.4 to beginning, assignment of rents to secure mort of $10,750. Oct 15. Oct 16, 1907. 2:356. nom

Fous, Vaclav to Lily W Beresford trus Louis C Hamersley. 73d st, No 425, n s, 225 w Av A, 25x102.2. Oct 10, 5 years, 5%. Oct 14, 1907. 5:1468. 15,000

Foley, Caroline L to S William Jones. 58th st, No 5, n s, 125 w 5th av Plaza, also 325 w 5th av, 20x100.5. Oct 14, due, &c, as per bond. Oct 15, 1907. 5:1274. 1,000

Geraci, Emanuele to Kips Bay Brewing & Malting Co. Stanton st, No 35. Saloon lease. Oct 11, demand, 6%. Oct 15, 1907. 2:421. 910

Geis, Louise to BANK OF LONG ISLAND. 2d av, Nos 487 and 489; 16th st, No 501 East; 122d st, No 213 East; and Av A, n e cor 16th st, No 503. Sept 8, 1906, 6 months, 6%. Oct 17, 1907. 3:908—974; 6:1787. 5,500

Gautier, Mary E to Henriette Lindenmyer. 91st st, No 260, s s, 190 e West End av, 17x100.8. P M. Due, &c, as per bond. Oct 17, 1907. 4:1238. 22,000

Gleason, James F to S Levy Lawson guardian Wendall H Lawson et al. 99th st, Nos 245 and 247, n s, 100 w Broadway, 2 lots, each 18x100.11. 2 P M morts, each $12,000. 3 years, 4½%. Oct 17, 1907. 7:1871. 24,000

Same to S Levy Lawson. Same property. 2 P M morts, each $3,500. 2 prior morts, $—— each. 3 years, 4½%. Oct 17, 1907. 7:1871. 7,000

Garofalo, Louise to American Mortgage Co. Pleasant av, No 277, w s, 75.7 s 115th st, 13.1x74. 3 years, 5%. Oct 16, 1907. 6:1708. 3,500

Gavegan, Anna W to Henry Greene as admr Truman P Fuller. West End av, No 303, w s, 23 n 74th st, 19.2x100. Oct 15, 5 years, 4½%. Oct 16, 1907. 4:1184. 20,000

Gross, Gustave to Herman Heidenreich. 1st av, No 19, w s, 58.4 n 1st st, 16.8x75. P M. Oct 15, 5 years, 6%. Oct 16, 1907. 2:443. 2,500

Goldschmidt, Jeanette wife of and Jonas to Albert Kopp. Lexington av, No 1751, e s, 40.11 s 109th st, 20x68. 5 years, 5%. Oct 14, 1907. 6:1636. 9,000

Graham, Thomas to Nathan Krauskopf. 99th st, No 305, on map No 303, n s, 106 e 2d av, 37x100.11. 3 years, 5%. Oct 11, 1907. 6:1671. 27,000

Same and Frank Hillman and Joseph Golding with same. Same property. Subordination agreement. Oct 11, 1907. 6:1671. nom

Guggenheimer, Eliza extrx Randolph Guggenheimer with Geo H Pigueron. 20th st, No 39 East. Extension mort. Oct 15, 1907. 3:849. nom

Goldberg, Bernard and Geo Schancupp with John C Foster trustee Pierre Humbert and Leon Pizer and Edw and Saml Schnaper exrs Jacob Pizer. East Broadway, No 262, n e cor Montgomery st, Nos 1 to 5, 27x104 to s s Division st, No 249. Extension mort. Aug 20. Oct 15, 1907. 1:287. nom

Herrman, James S to General Theological Seminary of Protestant Episcopal Church in U S. 20th st, Nos 511 to 517, n s, 150 w 10th av, 100x184 to s s 21st st, Nos 510 to 516. P M. Oct 10, 5 years, 5%. Oct 17, 1907. 3:692. 70,000

Herrman, James S to General Theological Seminary of the Protestant Episcopal Church in U S. 20th st, Nos 531 to 543, n s, 400 w 10th av, 175x92. P M. 5 years, 5%. Oct 17, 1907. 3:692. 65,000

Herrman, James S to General Theological Seminary of The Protestant Episcopal Church in U S. 20th st, Nos 519 and 521, n s, 250 w 10th av, 50x184 to s s 21st st, Nos 518 and 520. P M. Oct 17, 1907, 5 years, 5%. 3:692. 32,000

Herrman, James S to General Theological Seminary of Protestant Episcopal Church in U S. 20th st, Nos 523 to 529, n s, 300 w w 10th av, 100x184, to n s 21st st, Nos 522 to 528. P M. Oct 17, 1907, 5 years, 5%. 3:692. 70,000

Hauser, Sigmund B to Geo Geffers. 50th st, No 231, n s, 265 w 2d av, 29x100.5. P M. Prior mort $35,000. Oct. 15, 4 years, 6%. Oct 17, 1907. 5:1324. 10,000

Herskovitz, Albert to Sarah M Churchill. 121st st, No 12, s s, 180 w Mt Morris Park West, 20x100.11. P M. Prior mort $15,000. 5 years, 6%. Oct 15, 1907. 6:1720. 5,000

Halloran, John H with Herrmann Realty Co. Amsterdam av, No 1493. Extension mort. Oct 11. Oct 15, 1907. 7:1971. nom

Horwitz, Isidor to Bernard Lazarowitz. Goerck st, No 8, e s, 125 s Broome st, 25x100. ½ part. All title. Oct 12, due Feb 15, 1908, 6%. Oct 15, 1907. 2:321. 1,300

Hubsch, Annie M and Lena F Harber to Emma Hassey. 1st av, No 106, e s 59 n 6th st, 21.3x70. Prior mort $12,000. 3 years, 6%. Oct 15, 1907. 2:434. 3,000

Heymann, Charles to Chas J Mundorff. Jansen av, s w cor 228th st, late Terrace View av, 85.5x50x96.5x51.3. Due Jan 2, 1909, 6%. Oct 15, 1907. 13:3402. 2,000

Harney, Sarah E with Wm S Young. 131st st, No 220 West. Extension mort. Oct 8. Oct 11, 1907. 7:1936. nom

Hatasatah Realty Co to FARMERS LOAN & TRUST CO. 78th st, No 16, s s, 241 e 5th av, 17x102.2. Oct 8, 5 years, —%. Oct 11, 1907. 5:1392. 42,000

Same to same. Same property. Certificate as to above mort. Oct 8. Oct 11, 1907. 5:1392. —

Hala, Frank and John Maly to Beadleston & Woerz. 73d st, No 418 East. Saloon lease. Oct 10, demand, 6%. Oct 11, 1907. 5:1467. 1,800

Hannon, Nora M to James E Gledhill trustee Henry Gledhill. Washington st, No 358, w s, abt 65 s North Moore st, 22x75. Oct 11, 3 years, 5%. Oct 12, 1907. 1:185. 26,000

Hamilton Fire Ins Co with Dorothea W Buttles. Madison av, No 76, w s, 25 s 28th st, 24.7x95x24.5x95. Extension mort. July 19. Oct 11, 1907. 3:857. nom

Harrison, Herbert A to Margaretha Forschner. 118th st, No 264, s s, 275 e 8th av, 25x100.11. Due, &c, as per bond, 5%. Oct 14, 1907. 7:1923. 16,000

Hanigan, Philip J to Mary J Hiller. 41st st, Nos 138 and 140, s s, 148.3 e Lexington av, runs s w 75 x s e 22.9 x n e 11.11 x s e 19.3 x n e 70.10 to st x n w 40 to beginning; 2d st, Nos 79 and 81, s s, 150 w 1st av, 50x73.8x50.5x80.1. Due Nov 1, 1908, 6%. Oct 14, 1907. 5:1295, 2:443. 2,000

Harris, Gussie to Geo G De Witt. 122d st, No 64, s s, 160 w Park av, 20.6x100.11. 5 years, 5%. Oct 14, 1907. 6:1747. 15,000

Heyman, Morris to Guide Realty Co. 104th st, No 242, s s, 215 e West End av, 40x100.11. P M. Prior mort $55,000. Oct 15, due, &c, as per bond. Oct 16, 1907. 7:1875. 15,000

Jessup, Jessie A and Frank and Francis A Allen with Louis W Weill. 8th av, No 2544, e s, 99.11 n 135th st, 24.11x100. Extension mort. Oct 2. Oct 15, 1907. 7:1941. nom

Jost, Charles to John Finkbeiner. 83d st, No 208, s s, 127.1 e 3d av, 25.5x102.2. P M. Prior mort $18,000. Oct 15, 3 years, 6%. Oct 16, 1907. 5:1528. 7,000

Jolland, Eugene O to METROPOLITAN TRUST CO of City N Y. 12th st, No 270, s s, 91.11 e 4th st, runs s 91.3 x e 3.7 x s 5.3 x e 23.2 x n 94.1 x w 25 to beginning. 5 years, 5%. Oct 14, 1907. 2:615. 24,000

Same and Joseph L Buttenwieser with same. Same property. Subordination mort. Oct 14, 1907. 2:615. nom

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**Mart & Lawton**
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New York, N. Y.


Janos, Morris and Jacob to Jacob C and Fredk S Heinsheimer. 7th st, Nos 111 to 115, n s, 264 w Av A, 62.9x82.5x69.6x111.9. Oct 11, installs, 6%. Oct 14, 1907. 2:435. 6,000

Jacobs, Anna, Katharina, Friedrich by guardian, and Henry Jacobs to TITLE GUARANTEE & TRUST CO. 101st st, No 231, n s, 150.1 w 2d av, 24.10x100.11. Oct 10, due, &c, as per bond. Oct 11, 1907. 6:1651. 9,000

Kaufmann, Leopold to American Mortgage Co. 78th st, No 107, n s, 137.9 e Park av, 18.9x102.2. 3 years, 4½%. Oct 11, 1907. 5:1413. 16,000

Kimball, Maud E to Chelsea Realty Co. 13th st, No 144, s s, 248 e 7th av, 23.9x103.3. Prior mort $8,000. Oct 11, 1 year, 6%. Oct 12, 1907. 2:608. 5,000

Krais, William and Natalie. 1st av, No 106, e s, 59 n 6th st, 21.3x70. Certificate that $3,000 has been paid on account of mort made by Wm Pfitzner, Jr, et al. Oct 15, 1907. 2:434. ——

Klein, Josef with Elias Epstein. Madison st, No 191. Extension mort. Oct 14. Oct 16, 1907. 1:273. nom

Korn, Henry with the Society for the Relief of the Destitute Blind of N Y City and Vicinity. 51st st, No 147, n s, 175 e 7th av, —x—. Extension mort. Aug 23. Oct 16, 1907. 4:1004. nom

Katz, Sigmund with BOWERY SAVINGS BANK. 1st av, No 1358. Extension mort. Oct 14. Oct 16, 1907. 5:1467. nom

Kroehle, Chas J and Frederick W to Henry Heckmann. 1st av, No 408, s e cor 24th st, No 409, 24.9x81.6. P M. Oct 14, due Nov 1, 1912, 5%. Oct 16, 1907. 3:955. 25,000

Kahn, Henrietta and Minnie Bachenheimer and Saml and Julius Siegler with LAWYERS TITLE INS & TRUST CO. Columbus av, No 586. Subordination mortgage. Oct 15. Oct 17, 1907. 4:1219. nom

Knochenhauer, Wm H to Peter Doelger. 10th av, No 203. Saloon lease. Oct 15, demand, 6%. Oct 16, 1907. 3:694. 4,000

Klingenstein, Jacob with Adolph B Ansbacher. 117th st, No 305, n s, 125 w 8th av, 25x100.11. Subordination agreement. Oct 11. Oct 17, 1907. 7:1944. nom

Klingenstein, Jacob with Rosalind R Cane and Blanche Rauh. 117th st, No 303, n s, 100 w 8th av, 25x100.11. Subordination agreement. Oct 11. Oct 17, 1907. 7:1944. nom

Kilgannon, Wm H to Jennie M Low et al exrs, &c Letitia M Striker. 51st st, No 335, n s, 396.3 w 8th av, 17.6x100.5. P M. prior mortgage $11,000. Oct 16, 1 year, 5½%. Oct 17, 1907. 4:1042. 1,000

Kilgannon, Wm H to LAWYERS TITLE INS & TRUST CO. 51st, st, No 335, n s, 386.3 e 9th av, 17.6x100.5. P M. Oct 17, 1907, 3 years, 5½%. 4:1042. 11,000

Kitching, Ella K wife of and Geo of Elizabeth, N J, to Manhattan Mortgage Co. 48th st, No 145, n s, 300 e 7th av, 20x100.5. 1-6 part. Oct 15, 1907, 1 year, 6%. 4:1001. 3,000

Kirby, Charles W to GERMAN SAVINGS BANK. 104th st, No 242, s s, 103.3 w Broadway, 40x100.11. P M. Due Oct 1, 1910, 5%. Oct 15, 1907. 7:1875. 55,000

Kahn, Henrietta and Minnie Bachenheimer to LAWYERS TITLE INS & TRUST CO. Columbus av, No 586, w s, 73 n 88th st, 27.8 x95. 5 years, 5½%. Oct 15, 1907. 4:1219. 32,000

Lalli, Michal to Fort Edward Brewing Co of Fort Edward, N Y. Bayard st, No 70. All title. Aug 24, due, &c, ——. Oct 15, 1907. 1:201. 3,279.72

Lyons, Martin to John Townsend. 109th st, Nos 56 and 58, s s, 95 e Madison av, 49.9x⅛ block; 108th st, Nos 55 and 57, n s, 70 e Madison av, 75x100.11. Leasehold. Prior mort $6,250. 2 years, 6%. Oct 15, 1907. 6:1614. 15,000

Levin, Hyman to Freehold Construction Co. 2d av, Nos 2410 to 2414, e s, 40 s 124th st, 60x80. Prior mort $45,000. Demand, 6%. Oct 11, 1907. 6:1800. 20,000

Same to same. Same property. Prior mort $65,000; also 121st st, Nos 330 and 332, s s, 300.10 e 2d av, 49.1x100.11. Prior morts $54,600. Demand, 6%. Oct 11, 1907. 6:1797 and 1800. 5,850

Levin, Hyman to CITIZENS SAVINGS BANK. 2d av, Nos 2410 to 2414, e s, 40 s 124th st, runs s 59.6 x e 43 x s 0.6 x e 37 x n 60 x w 80 to beginning. Due Nov 5, 1912, 5%. Oct 11, 1907. 6:1800. 45,000

Levy, L Napoleon with Lewis A Mitchell. Broadway, Nos 1845 and 1847. Extension mort. Oct 11, 1907. 4:1113. nom

Leipziger, Hannah to Nathan Dorman. 101st st, No 73, n s, 50 w Park av, 25x75.11. P M. Prior mort $20,000. Oct 10, due May 17, 1912, 6%. Oct 11, 1907. 6:1607. 2,000

Leipziger, Hannah to Nathan Dorman. 101st st, No 75, n s, 25 w Park av, 25x75.11. P M. Prior mort $25,000. Oct 10, due May 17, 1912, 6%. Oct 11, 1907. 6:1607. 2,000

Lyon, John D exr Wm G Lyon to BOND & MORTGAGE GUARANTEE CO. Maiden lane, No 24, s s, 18.2 w Nassau st, runs s 19.6 x w 5.10 x s 4 x w 11.10 x n 27.2 to Maiden lane x e 21.1 to beginning. Oct 10, due, &c, as per bond. Oct 11, 1907. 1:64. 45,000

Leader, Isaac and Jacob Bloom with Herman M Weaver. Bleecker st, Nos 259 to 263, e s, 17.1 n Cornelia st, 54x80. Agreement modifying mort. Sept 30. Oct 11, 1907. 2:590. nom

LoPiccolo, Salvatore to Jacob J Dorn. 17th st, No 426, s s, abt 220 w Av A, —x—. Oct 10, due as per bond, 6%. Oct 11, 1907. 3:948. 2,000

Lowe, Albert E to Simon E Bernheimer and ano. Lenox av, No 95, s w cor 115th st, No 100, 25.11x100. P M. Prior mort $35,000. 8 years, 6%. Oct 12, 1907. 7:1824. 25,000

Lyons (J C) Building & Operating Co to Louis M Schwan. 5th av, Nos 1206 to 1210, n e cor 101st st, No 1, 100.11x100. Oct 11, demand, 6%. Oct 14, 1907. 6:1607. 20,000

Levine, David and Hyman Atlas to Charlotte Hastorf. Madison st, Nos 291 and 293, n s, 45.2 w Montgomery st, runs w 46.9 x n 88 x e 23 x s 20 x e 23 x s 37 x e 0.8 x s 31 to beginning. Oct 14, 5 years, 5%. Oct 16, 1907. 1:269. 45,000

Levy, Harry to Philipp Neusch. 5th st, No 520, s s, 275 e Av A, 25x96.2. Leasehold. P M. Oct 15, installs, 6%. Oct 16, 1907. 2:400. 3,000

Same to Louis Rosenswaike. Same property. Leasehold. P M. Prior mort $3,000. Oct 15, 3 years, 6%. Oct 16, 1907. 2:400. 2,000

Levy, Alice S with Elias A Cohn. 60th st, No 131 West. Extension of mort. Oct 11. Oct 16, 1907. 4:1132. nom

Leipziger, Hannah to Nathan Dorman. 101st st, No 75, n s, 25 w Park av, 25x75.11. Prior mort $20,000. Correction mort. Oct 15, 5 years, 6%. Oct 16, 1907. 6:1607. 2,000

Labriola, Giuseppe to Frederic de P Foster and ano exrs, Sarah A Sands. 1st av, No 2233. Extension mort. Oct 15. Oct 16, 1907. 6:1686. nom

Lopez-Diaz, Julian A of New Rochelle, N Y, to Christian H Kruse and ano trustees Christian Kruse. Mulberry st, No 175, w s, abt 105 s Broome st, 24.10x75.6. Oct 16, 1907, 3 years, 5%. 2:471. 14,000

Levett, Harry S to American Mortgage Co. 32d st, Nos 340 and 342, s s, 170 w 1st av, 36x98.9. 5 years, 5%. Oct 16, 1907. 3:937. 35,000

Same to Rosehill Realty Co. Same property. Prior mort $35,000. Demand, 6%. Oct 16, 1907. 3:737. 10,000

Same to Harry McNally. Same property. Prior mort $45,000. 1 year, 6%. Oct 16, 1907. 3:737. 2,000

Lanier, James F D to N Y TRUST CO. 35th st, Nos 123 and 125, n s, 116.8 w Lexington av, 33.4x98.9. Oct 5, 2 years, 5%. Oct 16, 1907. 3:891. 17,000

Levin, Hyman to John Harney. Madison av, No 1531, n e cor 104th st, No 45, 17.7x70. Oct 15, 5 years, 5%. Oct 16, 1907. 6:1610. 17,000

Same and STATE BANK with same. Same property. Subordination agreement. Oct 15. Oct 16, 1907. 6:1610. nom

Liebowitz, Fannie wife of and Simon to Solomon Plaut. 89th st, No 31, n s, 292 w Central Park West, 20x100.8. P M. Oct 16, 3 years, 4½%. Oct 15, 1907. 4:1203. 25,000

Same to same. Same property. P M. Prior mort $25,000. Oct 15, 1907, 1 year, 6%. 4:1203. 8,000

McMillan, Samuel with Paterno Bros, a corpn. 116th st, Nos 620 to 624, s s, 325 w Broadway, 75x100.11. Subordination of mort for $17,500 to mort for $200,000. Oct 8. Oct 15, 1907. 7:1896. nom

Mead, John C with August Brandes and John A Prigge exrs, &c, Henry G Peters. 39th st, No 419, n s, 250 w 9th av, 25x98.9. Extension mort. Oct 14. Oct 15, 1907. 3:737. nom

Martinson, Julius to Harris Mayer. 4th st, No 61, n s, 142.5 e Bowery, 25x96.2. Oct 15, due May 15, 1910, 6%. Oct 16, 1907. 2:460. 1,900

Morgan, Mary F with the Society for the Relief of the Destitute Blind of the City of N Y and Vicinity. 1st av, No 1697, s w cor 88th st, —x—. Extension mort. Aug 19. Oct 16, 1907. 5:1550. nom

Mundorff, Arthur W to Eduard Michel. 127th st, Nos 101 and 103, n s, 100 w Lenox av, 50x99.11. Prior mort $52,000. Oct 15, 2 years, 6%. Oct 16, 1907. 7:1912. 7,000

Meli, Rosalia to John A Philbrick. 136th st, s s, 287.6 w Broadway, 87.6x99.11; College av, n e cor 146th st, runs n 109.8 x e 168.8 x s 150.2 to st x w 23.4 x w 59.6 to beginning. Oct 14, 2 years, 6%. Oct 16, 1907. 7:2002 and 9:2329. 20,000

McMahon, Julia E with Edw D Thurston and ano exrs Sarah A Sands. 31st st, No 314 West. Extension mort. Oct 3. Oct 14, 1907. 3:754. nom

Montgomery, Grace S to Eliza J Arkenburgh. 76th st, No 319, n s, 229 w West End av, 22x102.2. P M. Oct 9, 3 years, 5%. Oct 14, 1907. 4:1185. 25,000

Morrison, Edward to James W Friend. Broadway, No 1455, w s, 40.9 n 41st st, 20.11x54.4x20.3x55.3. Sept 18, due Mar 18, 1908, 6%. Oct 14, 1907. 4:994. 50,000

Murphy, Mary J to Alice S A Whitney. 119th st, No 355, n s, 100 w Manhattan av, 19x100.11. Oct 12, 2 years, 5%. Oct 14, 1907. 7:1946. 2,500

McDermott, John and Thos J to Chas G Elliott. 18th st, Nos 648 and 650, s s, 88 w Av C, 50x92. 1 year, 6%. Oct 11, 1907. 3:985. 3,500

Mygatt, Otis A to Sarah M Mygatt trustees Jacob A Robertson. 74th st, No 311, n s, 200 w West End av, 22x68.8x22x67.10. May 1, 3 years, 5%. Oct 11, 1907. 4:1184. 35,000

Michelson, Saml to Alice H Sturges. 112th st, s s, 50 w Madison av, runs w 67.9 x s 54.11 to c l Old Harlem road, x s w — x e 83.8 x n 100.11 to beginning. Oct 10, demand, 6%. Oct 11, 1907. 6:1617. 35,000

McGlone, Arthur to Thomas L Watt. 7th av, Nos 711 to 715, e s, 50.4 s 48th st, runs e 79 x n 50.4 to s s 48th st, Nos 168 and 170, x e 41 x s 100.4 x w 120 to av x n 50 to beginning. P M. Prior mortgage $175,000. Oct 15, due, &c, ac per bond, Oct 17, 1907. 4:1000. 50,000

Markson, Jennie with Ida Weinstein. 115th st, No 9, n s, 175 e 5th av, 25x100.11. Extension mortgage. Oct 14. Oct 16, 1907. 6:1621. nom

Morche, Ernest W, Brooklyn, N Y, to Max Hirschberg. 17th st, No 602, s s, 68 e Av B, 25x102.2. Oct 17, 1907, 3 years, 5½%. 3:984. 12,000

Moran, Theresa to Daniel S Dryer. 103d st, No 133, n s, 262.6 w Columbus av, 18.9x100.11. P M. Prior mort $16,000. Oct 16, 2 years, 6%. Oct 17, 1907. 7:1858. 1,750

Metropolis Securities Co to Eliz M Greene extrx Geo L Greene. 56th st, No 416, s s, 250 w 9th av, 25x100.5. Oct 15, 3 years, 5%. Oct 17, 1907. 4:1065. 16,000

Michelson, Lena and David Michelson in bond only, of Coytesville, N J, to Chas Sieburg. 114th st, No 64, s s, 259 e Lenox av, 16x100.11. P M. Prior mort $10,000. 2 years, 6%. Oct 15, 1907. 6:1597. 1,000

Morenus, Jeremiah B to Porterfield Construction Co. 112th st, No 612, s s, 162.6 w Broadway, 87.6x100.11. P M. Due, &c, as per bond. Oct 15, 1907. 7:1894. 12,000

N Y LIFE INS CO with Harry Fischel. 2d av, Nos 60 and 62, e s, 82.2 s 4th st, 41.2x100x irreg x125. Extension of mort. Oct 11. Oct 17, 1907. 2:445. nom

Nagel, Isaac with Isaac Stern. Suffolk st, No 15, w s, 125.5 n Hester st, 25x100.1x25x100.2. Agreement modifying mortgage. Oct 16. Oct 17, 1907. 1:312. nom

New York Finance Co to Wm B Wood. Assignment of all title under Estate Edw Fuller, to secure $9,500. Dec 1, 1902. Oct 14, 1907. Miscl. nom

Same to same. Assignment of one-half right, title and interest under will Mary E Dewey to secure $15,000. Nov 7, 1904. Oct 14, 1907. Miscl. nom

Same to same. Assignment of all right, title and interest under will Conrad Braker, Jr, to secure note of $15,000, payable July 5, 1908, at 6%. Mar 5, 1902. Oct 14, 1907. Miscl. 15,000

Same to same. Assignment of one-half right, title and interest in estate Danl C Kingsland to secure $7,500. Oct 20, 1904. Oct 14, 1907. Miscl. nom

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Newcorn, Harry to Anna U Meighan. Park row, No 140, n s, abt 120 w Pearl st, 25x96. P M. Prior mort $30,000. Oct 11, 3 years, 5%. Oct 16, 1907. 1:159. 18,000

Nachtigall, Katherina to Rose Wolf. 117th st, No 546, s s, 456.2 e Pleasant av, 16.10x100.11. P M. Sept 25, due April 1, 1910, 6%. Oct 12, 1907. 6:1715. 2,200

Same to Bernheimer & Schwartz Pilsener Brewing Co. Same property. Prior mort $7,200, given as collateral security for payment of chattel mortgages. Sept 25, demand, 6%. Oct 12, 1907. 6:1715. 1,793

O'Donnell, John B to Otto Schmidt. 3d av, No 913, s e cor 55th st, No 200, 25.5x60. P M. Oct 15, 5 years, 4½%. Oct 16, 1907. 5:1328. 30,000

Olson, John E to Hugo Wessler. Wooster st, Nos 116 and 118, e s, abt 130 s Prince st, 50x100. Oct 15, due Dec 15, 1907, 6%. Oct 16, 1907. 2:500. 18,000

Poppe, Arend H to Henry A Poppe. 9th av, No 328, s e s, 158.9 n e 28th st, 20x70. Leasehold. P M. Oct 10, 3 years, 5%. Oct 17, 1907. 3:752. 3,000

Paterno, Bros, a corpn, to BROOKLYN SAVINGS BANK. 116th st, No 620, s s, 325 w Broadway, 75x100.11. 3 years, 5%. Oct 15, 1907. 7:1896. 200,000

Same to same. Same property. Certificate as to above mort. Oct 15, 1907. 7:1896. ——

Polifeme, Charles to Pincus Lowenfeld and ano. 10th av, Nos 478 and 480, s e cor 37th st, No 458, 49.5x72. P M. Prior mort $45,000. Due April 15, 1910, 6%. Oct 15, 1907. 3:734. 5,000

Podolsky, David and Abraham Meller to John Meller. Av A, No 145, n w cor 9th st, Nos 441 to 447, 26.4x113; 100th st, Nos 319 to 325, n s, 300 e 2d av, 100x100.11. Prior mort $100,500. Due Oct 15, 1908, 6%. Oct 14, 1907. 2:437—6:1672. 8,000

Richardson, Harper to Lion Brewery. 7th av, Nos 776 to 780. Saloon lease. Oct 8, demand, 6%. Oct 14, 1907. 4:1022. 721

Reeber, Wm C and Geo A to Thomas Simpson. 107th st, Nos 415 to 423, n s, 170 w Pleasant av or Exterior or Marginal st, wharf or pl, 125x100.11. Oct 1, due, &c, as per bond. Oct 14, 1907. 6:1701. 15,000

Rosenhain, Julius to A Hupfels Sons, a corpn. Lenox av, No 120. Saloon lease. Oct 15, demand, 6%. Oct 16, 1907. 6:1600. 5,000

Rothwell, Patrick J, Clarence A and Irene I to TITLE GUARANTEE & TRUST CO. 149th st, Nos 557 to 561, n s, 100 e Broadway, 81x99.11. Due, &c, as per bond. Oct 16, 1907. 7:2081. 45,000

Russek & Klinger Realty Co to Simon Russek. 1st av, No 402, e s, 74.1 s 24th st, 24.8x81.6. Oct 15, 3 years, 6%. Oct 16, 1907. 3:955. 3,500

Rosenberg, Alex to VAN NORDEN TRUST CO. 2d av, Nos 732 to 736, e s, 49 n 39th st, runs e 75 x n 16 x e 25 x n 33.4 x w 100 x n 49.9 to beginning. Prior mort $60,000. Oct 15, 2 yrs, 6%. Oct 16, 1907. 3:945. 8,000

Ryshpan, Max and Lena Neuman to N Y LIFE INS AND TRUST CO. 5th st, No 712, s s, 185.6 e Av C, 25x96. Oct 15, 5 years, 4½%. Oct 16, 1907. 2:374. 25,000

Same and Julius I Livingston with same. Same property. Subordination mort. Sept 26. Oct 16, 1907. 2:374. nom

Rudinsky, Louis to Walter S Gurnee et al trustees for Mary E Scott will Walter S Gurnee. 2d st, No 122, n s, 292.3 e 1st av, 24.8x121.11. Oct 14, 5 years, 5%. Oct 16, 1907. 2:430. 35,000

Rosenberg, Saml with Louis Haims. Rivington st, No 20, n e cor Chrystie st, No 180, 25x100. Extension mort. Sept 30. Oct 15, 1907. 2:421. nom

Rubino, Jacob to Chas H DeWitt. 76th st, No 152, s s, 303.8 e Amsterdam av, 21.4x102.2. Prior mort $20,000. Oct 12, due Nov 1, 1907, 6%. Oct 16, 1907. 4:1147. 18,000

Rappaport, Rosa to Jules Weil. Monroe st, No 18, s s, about 245 e Catharine st, 25x50.10x25x47, e s; Hamilton st, No 21, n s, 244.2 e Catharine st, runs e 19.9 x n 62.10 x w 12.2 x n 4 x w 6.9 x s 66 to beginning; Allen st, No 173, w s, 50 s Stanton st, 25x88. Oct 16, due Apr 16, 1908, 6%. Oct 17, 1907. 1:253 and 2:416. 5,000

Rudinsky, Louis and Isabella Wilson with Walter S Gurnee et al trustee for Mary E Scott will Walter S Gurnee. 2d st, No 122 East, 24.8x121.11. Subordination agreement. Oct 10. Oct 17, 1907. 2:430. nom

Rudinsky, Louis and Sigmund Morgenstern with same. Same property. Subordination agreement. Oct 10. Oct 17, 1907. 2:430. nom

Rouse, Callman with Ruth A Bruce Brown. 101st st, No 62, s s, 155 w Park av, 25x100.11. Extension mortgage. Oct 8. Oct 16, 1907. 6:1606. nom

Rolandelli, Adelaide and Stefano to Friedrich Schmidt. Jones st, No 30, s s, 80.1 e Bleecker st, 21.1x97.6. P M. 2 years, 5%. Oct 15, 1907. 2:590. 8,000

Same to Chas Pessagno and ano. Same property. P M. Prior mort $8,000. 2 years, 5%. Oct 15, 1907. 2:590. 2,000

Richardson, Emma B to Georgianna Maclay. 56th st, No 54, s s, 81.6 e Madison av, 18.6x89. Prior mort $41,500. Oct 12, due, &c, as per bond. Oct 15, 1907. 5:1291. 5,500

Rousseau, Evelyn G wife of John M to Geo J Daniell and ano trustees for Anna W Daniell will of John Daniell. 131st st, No 214, s s, 175 w 7th av, 16.8x99.11. Due Oct 1, 1910, 5%. Oct 15, 1907. 7:1936. 8,000

Stuyvesant Theatre Co to Margt J P Graves. 44th st, Nos 109 to 121, n s, 125 w 6th av, 125x100.4. Oct 15, due, &c, as per bond. Oct 17, 1907. 4:997. 325,000

Same to same. Same property. Certificate as to above mortgage. Oct 15. Oct 17, 1907. 4:997 ——

Same to Isidor Jackson et al. Same property. Prior mort $325,000. Oct 15, 5 years, 6%. Oct 17, 1907. 4:997. 135,000

Same to same. Same property. Certificate as to above mortgage. Oct 15. Oct 17, 1907. 4:997. ——

Stein, Elizabeth to Lion Brewery. 74th st, No 317 East. Saloon lease. Sept 24, demand, 6%. Oct 17, 1907. 5:1449. 3,300

Spencer, Sarah with METROPOLITAN TRUST CO of N Y. 135th st, No 8 West. Extension mortgage. Oct 5. Oct 17, 1907. 6:1732. nom

Stearns, Horace W with METROPOLITAN LIFE INS CO. 108th st, Nos 235 to 239, n s, 200 e Broadway, 75x100.11. Extension mortgage. Oct 10. Oct 16, 1907. 7:1880. nom

Spear, Theresa R with Louis Turtle. 5th st, No 534 East. Extension mort. Oct 15. Oct 17, 1907. 2:400. nom

Stein, David and Nathan to Cath Singer and ano. Cannon st, No 55, w s, 124.10 n Delancey st, 25x100, due Jan 1, 1912, 6%. Oct 17, 1907. 2:333. 3,000

Shea, James to Annie Kimberly. 81st st, No 164, s s, 150.6 w 3d av, 20x104.4. P M. Oct 15, 3 years, 5%. Oct 16, 1907. 5:1509. 10,000

Suarez, Lilien P wife of Manuel J with Simeon H Smith, Jr, of Jersey City, N J. 103d st, No 242 West. Extension mort. Oct 15. Oct 16, 1907. 7:1874. nom

Silberberg, Bella to Silberberg Bros Waist Co. 118th st, No 281, n s, 80 e 8th av, 20x100.11. Prior mort $——. Oct 14, 1 year, 6%. Oct 16, 1907. 7:1924. 3,000

Stinson, Alice W and John E to Bertha B Adams. 106th st, No 15, n s, 200 w Central Park West, 25x100.11. P M. Prior mort $——. Oct 15, 5 years, 5%. Oct 16, 1907. 7:1842. 7,750

Stinson, Alice W and John E to Mabel L Graham. 106th st, No 13, n s, 175 w Central Park West, 25x100.11. P M. Prior mort $——. Oct 15, 5 years, 5½%. Oct 16, 1907. 7:1842. 7,750

Seaich, Wm H to BROADWAY SAVINGS INST of City N Y. Riverside Drive, No 78, e s, 166.5 n 79th st, runs e 47.10 x n 14.6 x w 7.6 x n 25.8 to st x w 33.8 to Drive x s 40.8 to beginning. Oct 15, 1 year, 5%. Oct 16, 1907. 4:1244. 50,000

Shaw, John E to Fleischmann Realty and Construction Co. Convent av, No 317, e s, 479.6 n 141st st, 20x100. Oct 7, due Jan 1, 1908, —%. Oct 16, 1907. 7:2050. 1,600

Stewart, John A, Chas H Marshall and John C Brown trustees LIVERPOOL, LONDON & GLOBE INS CO in N Y. 69th st, No 64, s s, 160 e Columbus av, 20x100.5. 2 extensions of mort. Sept 3. Oct 14, 1907. 4:1121. nom

Seligmann, Charles and Chas L Hirsh to Abram L Hirsh et al exrs Leon Hirsh. 84th st, Nos 154 and 156, s s, 174.6 w 3d av, 54x102.2. Oct 4, 2 years, 6%. Oct 14, 1907. 5:1512. 6,000

Schorer, Charles F to Saml T Carter. 82d st, No 33, n s, 345 e Columbus av, 20x102.2. P M. Oct 11, 5 years, 5%. Oct 12, 1907. 4:1196. 25,000

Sutherland, Wm E to Saml W Jones. Duane st, No 42, s w cor New Elm st, now Lafayette st, No 8, runs s 18.3 x s w 23.3 x n w 19.2 x n e 10.8 x n e 20.7 to s s Duane st, x s e 8.1 to beginning. Oct 10, due, &c, as per bond. Oct 11, 1907. 1:155. 1,000

Spero, Lazarus to Anna F Cooper. 75th st, No 167, n s, 210 w 3d av, 20x102.2; 1st av, No 1374, e s, 52.2 n 73d st, 25x87. Oct 10, due Nov 1, 1908, 6%. Oct 11, 1907. 5:1410, 1468. 1,200

Smith, Fannie wife of and Philip to Eberhard Schmidt. Norfolk st, No 57, w s, 150.3 n Grand st, 25x100. Due Sept 7, 1914, 6%. Oct 15, 1907. 2:351. 4,000

Seitz, Adam to GERMAN SAVINGS BANK in City N Y. 83d st, No 340, s s, 75 w 1st av, 25x100. 3 years, 5%. Oct 15, 1907. 5:1545. 10,000

Sandberg, Abraham to Heinrich Weber. Columbus av, No 789, e s, 75.11 s 99th st, 25x74. P M. Prior mort $——. 5 years, 6%. Oct 15, 1907. 7:1834. 15,000

Sharlow, Thomas with Louis Stahl. 42d st, No 442, s s, 275 e 10th av, 25x98.9. Extension mort. Oct 3. Oct 14, 1907. 4:1051. nom

Stewart, Robert A with Church Mission to Deaf Mutes. 5th av, Nos 2131 and 2133, s e cor 136th st, No 2, 37.6x100. Agreement as to ownership of mort. Oct 19, 1906. Oct 14, 1907. 6:1760. nom

Specter, Isaac to Emma Davidson. 72d st, Nos 433 and 435, n s, 100 w Av A, 50x102.2. 3 years, 6%. Oct 11, 1907. 5:1467. 9,000

Tripler, Caroline to Thomas E Tripler. 5th st, No 402, s s, 67.2 e 1st av, 20.9x65. Prior mort $11,000. Oct 10, 2 years, 6%. Oct 15, 1907. 2:432. 2,000

Tarshis, Saml to CITIZENS SAVINGS BANK. Madison st, No 85, n s, 223.4 e Catharine st, 25.1x100x25x100. 5 years, 5%. Oct 16, 1907. 1:277. 25,000

Same and Fannie Grayevsky with same. Same property. Subordination mort. Oct 16, 1907. 1:277. nom

Vondrann, Minna to John Wild. 149th st, No 542, s s, 333.4 e Broadway, 16.8x99.11. Prior mort $11,500. Oct 12, installs, —%. Oct 15, 1907. 7:2080. 3,354.32

White, John J to Francis Higgins and ano. Mulberry st, No 195, w s, 223.6 s Spring st, runs w 68.6 to n s Delancey st, x s e 69.1 to w s Mulberry st, x n 9.10 to beginning. P M. Oct 15, 3 years, 5%. Oct 16, 1907. 2:481. 7,500

Wise, Edward H to Samson Lachman. 52d st, No 44, s s, 200 e Madison av, 18x100.5. Oct 14, due April 15, 1908, 6%. Oct 15, 1907. 5:1287. 30,000

Weinstein, Sarah to Bernard Goodman. Monroe st, No 124, s e cor Rutgers st, No 47, 94x17.4, except piece of land 17.4x53 on s e cor Monroe and Rutgers sts. P M. Prior mort $——. 5 years, 6%. Oct 14, 1907. 1:256. 4,000

Wasserman, David with Margaretha Forschner. 118th st, No 264, s s, 275 e 8th av, 25x100.11. Subordination agreement. Oct 11. Oct 14, 1907. 7:1923. nom

Wendel, Louis, Jr, with Margaretha Forschner. 118th st, No 264, s s, 275 e 8th av, 25x100.11. Subordination mort. Oct 5. Oct 14, 1907. 7:1923. nom

Walton, David S and Emily H West widow and Florence L Mabee with BANK FOR SAVINGS in City N Y. Franklin st, Nos 132 to 142, n w cor Varick st, Nos 1 to 9, 123x87.6x irreg x100.2. Extension mort. Sept 11. Oct 11, 1907. 1:189. nom

Wallach, Reisler & Co to North American Mortgage Co. 174th st, s s, 95 e Audubon av, 75x100. Certificate as to mort for $1,000. Sept 27, 1907. Oct 11, 1907. 8:2130. ——

W & B Realty Co to Wilson M Powell. 145th st, n s, 230 w 7th av, 240x99.11. Consent to mort for $114,000. Sept 3. Oct 11, 1907. 7:2031. ——

Same to same. Same property. Certificate as to mort for $114,000. Sept 11. Oct 11, 1907. 7:2031. ——

W & B Realty Co to Wilson M Powell. 145th st, n s, 230 w 7th av, 240x99.11. Sept 30, due Sept 30, 1908, 6%. Oct 11, 1907. 7:2031. 114,000

Weiss, Hortense M S wife of Ludwig to John Davis. 91st st, No 42, s s, 374 w Central Park West, 18x100.8. P M. Prior mort $16,000. Oct 14, 4 years, 6%. Oct 15, 1907. 4:1204. 4,000

Weiss, Hortense M S to Hyman Hein. 91st st, No 42, s s, 374 w Central Park West, 18x100.8. Oct 14, 3 years, 6%. Oct 15, 1907. 4:1204. 4,500

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**J. B. KING & CO., No. 1 Broadway, New York**

Wells, Alexander to John C Gulick. 94th st, No 107, n s, 125 w Columbus av, 25x100.8. 3 years, 6%. Oct 15, 1907. 4:1225. 4,000

Weber, Geo L with Howard O Wood. 121st st, No 261, n s, 573 w 7th av, 17x100.11. Extension mort. Oct 10. Oct 14, 1907. 7:1927. nom

Whitehorne, Julia A to Willard I Pierce. 133d st, No 119, n s, 200 w Lenox av, 19x99.11. Oct 1, 4 years, 6%. Oct 15, 1907. 7:1918. 2,500

Whitehorne, Julia A to Emma P Whitehorne. 133d st, No 121, n s, 219 w Lenox av, 27x99.11. Prior mort $22,000. Oct 1, 4 years, 6%. Oct 15, 1907. 7:1918. 5,000

Wald, Adolph to Jennie B Ferguson. 78th st, No 324, s s, 147.3 e Riverside Drive, 16x102.2. P M. Sept 19, due Nov 1, 1912, 5%. Oct 17, 1907. 4:1186. 19,000

Wright, Harlan P to Julie Braun. 88th st, No 179, n s, 133.4 e Amsterdam av, 16.8x100.4. Prior mortgage $14,000. Oct 11, due Jan 1, 1909, 6%. Oct 17, 1907. 4:1219. 2,500

Zellenka, Edward to LAWYERS TITLE INS & TRUST CO. 64th st, No 132, s s, 105 w Lexington av, 15x100.5. P M. 3 years, 5½%. Oct 15, 1907. 5:1398. 14,000

Zisola, Mary, of Brooklyn, N Y, to Geo Schor. Columbia st, No 75½, w s, 60 n Rivington st, 20x49.8. Prior mort $16,100. Sept 5, due Mar 15, 1910, 6%. Oct 16, 1907. 2:334. 1,600

## BOROUGH OF THE BRONX.

Under this heading the * denotes that the property is in the new Annexed District (Act of 1895).

Ahlburn, Carl E to Central Mortgage Co. Kingsbridge terrace, n s, 152.10 w Kingsbridge road, 26.6x147.2x26.4x129.10. Oct 1, 3 years, 5½%. Oct 11, 1907. 11:3240. 5,000

*Archibald, Adelaide G with Belmont Realty & Construction Co. 225th st, n s, 231.11 e Paulding av, 25x109. Agreement apportioning mort. Oct 15. Oct 16, 1907. nom

Archibald, James P to Pietro Tafuri et al. 175th st, No 1006, s s, 165.2 e Clinton av, 25x139. P M. Prior mort $5,500. 1 year, 6%. Oct 15, 1907. 11:2948. 1,500

Aue, Marie to Bronx Security & Brokerage Co. Perry av, w s, 50 s Holt pl, 25x90. Assignment of rents to extent of $300 at 6%. Oct 15, 1907. 12:3343. nom

Abelman Construction Co to James G Wentz. Home st, s s, 91.9 w Prospect av, runs s 72.2 x s 47.11 x n w 64.1 x n e — to st x e 40.1 to beginning. Building loan. Oct 10, demand, 6%. Oct 14, 1907. 10:2680. 28,000

Same to same. Same property. Certificate as to above mort. Oct 14, 1907. 10:2680.

Biggio, John L and Rose T Garbarino to Felix A Milhomme. 181st st, No 902, s s, 98 w Hughes av, 17.2x96.2x16.8x91.11. P M. Prior mort $2,500. Oct 15, 3 years, 6%. Oct 16, 1907. 11:3070. 500

Brook Construction Co to Manhattan Mortgage Co. Brook av, n e cor 136th st, 200 to s s 137th st x100. P M. Oct 17, 1907, 1 year, 6%. 9:2264. 100,000

Same to same. Same property. P M. Prior mort $100,000. Oct 17, 1907, 1 year, 6%. 9:2264. 6,000

Bertin, Eugene to GERMAN SAVINGS BANK in City of N Y. Teller av, e s, 349.1 n 169th st, 25x81.8x25x81.11. Oct 17, 1907, 3 years, 5%. 11:2782. 2,500

Borst, Valentine to Katharina Heilman and ano exrs Francis Heilman. St Anns av, No 670, on map No 672, e s, 426.10 n Westchester av, runs e 49.5 to c l Two Rod road x s 15.5 x e 43.8 x n 39.9 x w 94.6 to St Anns av x s 23.8 to beginning. P M. Prior mort $14,000. 3 years, 5%. Oct 15, 1907. 10:2617. 2,500

Bartels, Henry to Consumers Brewing Co of N Y (Lim). River av, n w cor 149th st, 62.2x59x60.2x30. Aug 26, due, &c, as per bond. Oct 12, 1907. 9:2356. 31,500

Binzen, John P, Jr, and Edw O to Jacob Erdenbrecher and ano. 3d av, No 2717, n w s, 125 s w 145th st, late Villa pl, 25x100. P M. Prior mort $16,000. Oct 10, 3 years, 6%. Oct 12, 1907. 9:2325. 5,000

Burger, August to Peter Diefenthaler. 155th st, No 308, s s, 475 w Cortlandt av, 25x100, except part for st. Prior mort $10,000. Due Jan 1, 1911, 6%. Oct 14, 1907. 9:2414. 3,000

Buckley, Charles P and Nathaniel Niles trus Samuel I Hunt with Isidor Jellenek. St Ann's av, e s, 185.1 n Westchester av, runs e 70.9 to c l Benson or Carr av (closed) x n 37.6 x w 67.1 to av x s 37.11 to beginning. Extension mort. Oct 2. Oct 14, 1907. 10:2617. nom

Buckbee, Geo E to Annie C Heil. Lots 30 and 31 and all that part of lots 32 and 33 lying west of w s Valentine av as legally opened, said lots being on map land of Metropolitan Real Estate Assn at Fordham Ridge. Oct 15, 1 year, 6%. Oct 16, 1907. 12:3304. 2,200

*Conner, Rachel A wife Wm D to Walter W Taylor. Plots 235, 329, 338, 343, 516 and 517 map Arden Property, except part for Baychester av. Oct 4, 3 years, 6%. Oct 11, 1907. 1,200

Colcord, Fredk D, of Brooklyn, N Y, and Henry Korn, of N Y, to Newman Cowen. 156th st, s w cor Forest av, 33.6x90. Oct 9, 3 years, 5%. Oct 11, 1907. 10:2645. 26,000

Cohen, Max and Hayman Eckman to Manhattan Mortgage Co. Grant av, e s, 32 s 166th st, 250x102x250x100.6. Prior mort $27,000. Oct 10, due Sept 1, 1908, 6%. Oct 11, 1907. 9:2448. 48,000

*Cogswell-Taylor Impt Co to Charles G Marvin. 173d st, w s, 200 n Gleason av, 25x100. 3 years, 5%. Oct 16, 1907. 4,000

*Ceburre, James to Louis F Kuntz. 223d st, late 9th st, n s, 255 e 4th av, 25x114.5, Wakefield. Oct 10, due, &c, as per bond. Oct 14, 1907. 1,000

Commonwealth Security Co with NORTH SIDE SAVINGS BANK. Prospect av, No 742. Subordination mort. Sept 20. Oct 17, 1907. 10:2688. nom

Crowley, Margaret to Morris E Webber trustee for Abbottina Clapp will Abbott Hodgman. Lind av, e s, 360.7 n from e s Sedgwick av and a line in prolongation of n s East 161st st, runs e 84.4 x n 25.2 x w 81.8 to Lind av x s 25 to beginning. Oct 15, 3 years, 5½%. Oct 17, 1907. 9:2523. 3,000

Christian, Eugene with Alrick H Man as trustee Maria M C Wetmore. Riverdale lane, s s, at line bet lands of Erskine and Bicknell, runs s 136.1 x e 100.4 x n 156.9 to s s of lane x w 105.7 to beginning; also plot begins at line bet lands of Erskine and Bicknell, at point 136.1 s Riverdale lane, runs s 25 x e 100 x n 17 x w 100.4 to beginning. Agreement consolidating two morts for $1,500 and $7,500 into one mort for $9,000 at 5%. due Aug 19, 1910. Oct 11. Oct 14, 1907. 13:3421. nom

Caffrey, John P with Cecile R Swartz. Honeywell av, No 2013. Extension mort. July 10. Oct 17, 1907. 11:3123. nom

Cording, Henry H to Wm R Rose. Tiffany st, s e cor Southern Boulevard, 100x125. Prior mort $15,000. Oct 14, 3 years, 5%. Oct 15, 1907. 10:2689. 3,000

City Mortgage Co with Republic of Panama. Prospect av, No 935, s w cor 163d st, 100x106. Subordination mort. Oct 15, 1907. 10:2677. nom

*Chiappa, Louis to Therese Sorgenfrei. Van Nest av, s s, 25 e Van Buren st, 25x100. Prior mort $3,500. Oct 9, 2 years, 6%. Oct 15, 1907. 1,300

*Carberry, Agnes to Emma L Hull. Prospect terrace, n s, abt 1079 e Fort Schuyler road, 50x128.11x50x129, Westchester terrace. Oct 9, 2 years, 6%. Oct 11, 1907. 200

*Dowling, Michael J to Cogswell-Taylor Impt Co. 173d st, w s, 175 n Gleason av, No 1081, 25x100. Prior mort $3,500. Oct 15, due, &c, as per bond. Oct 16, 1907. 1,500

Del Genovese, Fidalma to Wilbur Larremore ref. Boscobel av, e s, 328.9 n Plympton av, 25x74.2x25.4x69.9. P M. June 20, 2 years, 5%. Oct 11, 1907. 11:2875. 2,520

Del Genovese, Fidalma to Wilbur Larremore ref. Sedgwick av, e s, — n Washington Bridge Park, 25x140, and being lot 47 parcel 35 map subdivision estate Wm B Ogden at Highbridge. P M. June 20, 2 years, 5%. Oct 11, 1907. 11:2880. 1,085

Davis, Hyman to Peter Sinnot and ano. Bryant av, e s, 75 s 172d st, 100x100. Prior mort $8,500. Oct 16, due Apr 15, 1908, 6%. Oct 17, 1907. 11:3000. 1,950

Dawson Realty Co to Max Monfried. 155th st, Nos 754 to 758, late Dawson st, s s, 43.5 e Wales av, runs s 96.8 x e 32.2 x n 7.1 x n 61.3 to st x w 73 to beginning. Prior mort $31,000. Oct 14, 3 years, 6%. Oct 15, 1907. 10:2654. 10,000

Same to same. Same property. Certificate as to above mort. Oct 14. Oct 15, 1907. 10:2654.

*Deeve, Mary to Fredk B Wightman. Union av, s e cor 3d st, 100x100. Oct 7, demand, 6%. Oct 15, 1907. 1,500

*Di Mattia, John to Mathias Haffen. Jerome st, s s, lot 16 map New Village Jerome, 25x100. Prior mort $2,500. Oct 14, 1 year, 6%. Oct 15, 1907. 1,000

Eickwort, Louis to Anna H Eickwort. Park av, e s, 217 n 178th st, runs n 133.8 x e 141 x s 108.2 x e 0.9 x s 25 x w 141.9 to beginning. Oct 5, due Apr 10, 1908, 6%. Oct 15, 1907. 11:3035. 10,000

Ebb, Coleman to John H Fedden. St Ann's av, w s, 26.6 n 134th st, 24.6x100. Oct 15, 2 years, 6%. Oct 16, 1907. 9:2262. 4,000

Elsen, Ottilie with Kunigunde Merz extrx Franz Merz. 157th st, n s, 92 e Courtlandt av, 25x100. Extension mort. Oct 15, 1907. 9:2404. nom

Elliott, Edw to TITLE GUARANTEE & TRUST CO. Morris av (Kirkside av), No 2758, e s, 94.9 n 196th st, late Wellesley st, 50x100.4, except part for av. Due, &c, as per bond. Oct 14, 1907. 12:3318. 6,000

Exner (Paul J) General Bldg and Construction Co (Inc) to Wm Gully and ano. Creston av, w s, 99.8 s 198th st, 75x100.4. P M. Prior mort $3,000. Oct 9, due, &c, as per bond. Oct 12, 1907. 12:3318. 3,750

EAST RIVER SAVINGS INSTN with Maria O Connor. Boston av, e s, 62.7 s 169th st, 28x125. Extension mort. Oct 11. Oct 12, 1907. 10:2663. nom

EAST RIVER SAVINGS INST with Francis Conlon. Crotona av, s e cor Tremont av, 100.3x20x100.3x20. Extension mort. Oct 10. Oct 12, 1907. 11:2950. nom

Frentz, Jacques to Carolina Bohlinger. 154th st, No 417, n s, 270 w Elton av, 25x100x75(?)x100, probable error. P M. Oct 15, 1907, 3 years, 5%. 9:2376. 8,000

Freund, Henry to Sarah T Umpleby exr John J Umpleby. Broadway, e s, 99.11 n 231st st, 24.11x59.6x24.4x59. July 22, demand, 6%. Oct 17, 1907. 12:3267. 11,500

Flach, Theresa L to Anna M Mentges. 160th st, s s, 33 e Forest av, 33x118.1. Oct 15, 3 years, 5%. Oct 17, 1907. 10:2656. 2,000

Same to same as committee of estate Anna L Mentges. Same property. Oct 15, 3 years, 5%. Oct 17, 1907. 102656. 500

Frankfeldt & Lippmann, a corpn, to Cumberland York Co. 165th st, n w cor Tiffany st, 68.3x98.3x74.11x93.3. Prior mort $47,500. Sept 23, due Apr 3, 1908, 6%. Oct 11, 1907. 10:2716. 7,000

Same to same. Same property. Certificate as to above mort. Sept 23. Oct 11, 1907. 10:2716.

Guggolz, Emma C to TITLE GUARANTEE & TRUST CO. North st, s s, 100 e Grand av, 25x100. Due, &c, as per bond. Oct 11, 1907. 11:3197. 6,500

Same to Annie E O'Connell. Same property. Prior mort $6,500. Due, &c, as per bond. Oct 11, 1907. 11:3197. 1,500

Gallagher, Delia wife Michl to Frederic J Middlebrook as exr Wm M Ryan. Loring st, No 2297, w s, abt 460 s Fordham road. 25x100. P M. Oct 10, 5 years, 4½%. Oct 11, 1907. 11:3225. 5,000

*Gordon, Wm J, Chas E and Harry D, firm Wm J Gordon & Sons, to Wm P Kelly et al. Barnes av, s w cor 220th st, 114x105, Wakefield. Oct 10, 5 years, 5½%. Oct 12, 1907. 3,700

Gundall, Rosa to Elizabeth Reinhardt. Bainbridge av, e s, 67 s 201st st, 25x95.6. 5 years, 5%. Oct 15, 1907. 12:3292. 5,500

*Giuseffi, Giovanni to Hudson P Rose Co. Leland st, e s, 97 n Meadow Drive, 105x—x54x100. P.M. Oct 9, due Nov 1, 1909, 5%. Oct 17, 1907. 400

*Howard, Isabel M to James Ceburre. 223d st, late 9th st, n s, 230 e 4th av, 25x114.5, Wakefield. P M. Prior mort $3,500. Aug 30, due Oct 10, 1909, 6%. Oct 14, 1907. 2,150

Heim, Hans or John to Lion Brewery. St Anns av, No 467. Saloon lease. Oct 11, demand, 6%. Oct 17, 1907. 9:2273. 4,100

*Hickey, Thos F to Daniel C Moynihan. Matilda st, n e cor Kossuth av, 100x50, South Washingtonville. P M. Oct 16, 5 yrs, 5%. Oct 17, 1907. 3,000

*Same to Daniel Berberich. Same property. P M. Oct 16, 3 yrs, 5%. Oct 17, 1907. 3,000

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ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

Hussmann, Theodor R to Henry Staats. Westchester av, No 806, s s, 61.9 w Eagle av, 29.4x85.9x29x90.5. Oct 17, 1907, 1 year, 6%. 10:2616. 1,000

Hecht, Regina and Henry Wallenstein trustees Selig Hecht with Margt Siering. 150th st, No 768, s s, 250 e Brook av, 25x100. Extension mort. Oct 12. Oct 16, 1907. 9:2276. nom

*Herbert, Elise to Minnie Marthens. New lot 331 map 120 lots Daily Estate, to be known on tax map as lot 31 of St Raymonds Park, which it adjoins. Oct 10, due May 10, 1910, 6%. Oct 11, 1907. 1,500

Holland, Thomas G and John L to Eliz L Holland. Tiebout av, e s, 70 s 189th st, 42.1x100; Katona av, n w cor 233d st, 99.10x36.6x86.6x38.10. Prior mort $2,500. Sept 17, due Oct 1, 1908, 5%. Oct 15, 1907. 11:3022 and 12:3374. 6,500

*Hoffman, Frederick T with James Ceburre. 223d st, n s, 230 e 4th av, 25x114.4, Wakefield. Extension mort. Sept 5. Oct 14, 1907. nom

Holschuh, William to Minnie Schwenker. 134th st, No 966, s s, 200 e Cypress av, late Trinity av, 25x103.8x—x103.8. P M. Prior mort $——. Oct 14, 1 year, 5%. Oct 15, 1907. 10:2562. 5,000

Heim, Louis to Mary A A Cross. Arthur av, e s, 125 s 180th st, 150x—, except part for Arthur av. Prior mort $15,500. Correction mort. Oct 14, 3 years, 6%. Oct 16, 1907. 11:3069. 3,500

Haffner, Karl to Maria Schacht. Union av, No 1055, old line, w s, 329.8 n 165th st, runs w 170 x n 19.3 x e 64.7 x s 1 x e 105.5 to av x s 18.3 to beginning, except part for av. P M. Oct 15, 3 years, 6%. Oct 16, 1907. 10:2670. 2,800

*Hitchcock, Cyrus with Henry C Wade and ano. 219th st, late 5th st, n s, 177 e White Plains road, 23x114, Wakefield. Extension mort. Sept 29. Oct 15, 1907. nom

Hamilton, Gavin to Thos F Riley and ano. Decatur av, w s, 275 s 209th st, 25x100. P M. Installs, 6%. Oct 14, 1907. 12:3351. 1,500

Hurley, Charlotte J, of Denver, Colo, with Edw J Welling. Jerome av, No 2353. Extension mort. Oct 14, 1907. 11:3198. nom

Same with same. Jerome av, No 2351. Extension mort. Oct 14, 1907. 11:3198. nom

*Herche, Albert W to Eureka Co-operative Savings and Loan Assoc. 232d st, late 18th st, n s, 55 e 5th av, 25x100, Wakefield (dated Sept 26, 1896). Oct 1, installs, 6%. Oct 11, 1907. 1,000

Holahan, John C to TITLE GUARANTEE AND TRUST CO. Jessup pl, No 1430, late 2d av, s e s, 110 s w Devoe st, 50x125, except part for Jessup pl. Oct 11, due, &c, as per bond. Oct 12, 1907. 11:2872. 3,500

Ignatz Florio Co-operative Assn Among Corleonesi to John J Dowling. 137th st, n s, 176 w Cypress av, 75x99.11. Prior mort $100,000. Given as collateral security for performance of contract. Oct 8, due Jan 1, 1909, —%. Oct 16, 1907. 10:2550. 10,000

*Justo, Angelo to Leopoldina Siebert. 221st st, late 7th st, s s, 155 w 4th av, 25x114, Wakefield. Oct 15, 3 years, 6%. Oct 16, 1907. 3,300

Kronske, Charles to John A Gray. Elsmere pl, No 778, s s, 475 n w Marmion av, 25x100. P M. 5 years, 5%. Oct 15, 1907. 11:2955. 3,500

Kennedy, Patrick J to Philip Ernst. 147th st, No 438, s s, 390 w Brook av, 25x102.2x25x99.9. P M. Prior mort $16,000. Oct 10, 4 years, 6%. Oct 15, 1907. 9:2291. 6,000

Kaufman, Abraham to Georgianna Bradbrook and ano trus. Longfellow av, e s, 225 n Freeman st, 25x125.6x25.5x120.7. Oct 14, due, &c, as per bond. Oct 15, 1907. 11:3007. 8,000

Kessinger, Ilza A with Saml Wenk. Bainbridge av, w s, 184.11 n 194th st, 26x73.5x26x72.5. Extension mort. Sept 23. Oct 11, 1907. 12:3294. nom

*Kaufman, Philip to James W Elgar. 10th st, s s, abt 58 w Tremont av, and 75 e from n e cor lot 228, runs s 108 x e 25 x n 108 to st, x w 25 to beginning, being part of lot 227 map Unionport. Oct 8, 3 years, 5½%. Oct 11, 1907. 3,500

*Same to same. 10th st, s s, abt 108 w Tremont av and 50 e from n e cor lot 228, runs s 108 x e 25 x n 108 to st, x w 25 to beginning, being part of lot 227 same map. Oct 8, 3 years, 5½%. Oct 11, 1907. 3,500

Kleinberg, Tobe wife Max to Henry H Jackson et al exrs Peter A H Jackson. 146th st, No 451, old No 719, n s, 265 w Brook av, 25x100. 3 years, 6%. Oct 11, 1907. 9:2291. 7,500

Knauf, Bertha to Mary Dumas. College av, No 1324, e s, 593.1 s 170th st, 16.8x100. Oct 15, 3 years, 5%. Oct 16, 1907. 11:2783—2785. 3,500

Same to same. College av, No 1322, e s, 609.10 s 170th st, 16.8x100. Oct 15, 3 years, 5%. Oct 16, 1907. 11:2783—2785. 3,500

Same and Hamilton Bank with same. College av, No 1324, e s, 539.1 s 170th st, 16.8x100; College av, No 1322, e s, 609.10 s 170th st, 16.8x100. Subordination agreement. Oct 8. Oct 16, 1907. 11:2783—2785. nom

Kilduff, Margt E widow to Catholic Women's Benevolent Legion, a corpn. Weeks (Clinton) av, e s, 150 n 173d st, 100x100, except part for av. Oct 12, 3 years, 5½%. Oct 16, 1907. 11:2792. 7,000

Kunkely, Max R to Anna M Kunkely. Park av East, e s, 29.11 n 158th st, 28.3x70.4x25x83.7. Nov 9, 1903, demand, —%. Oct 16, 1907. 9:2418. 2,000

Kelleher, Hannah M to whom it may concern. Sedgwick av, No 1780. Estoppel certificate. Sept 26. Oct 16, 1907. 11:2880. nom

Livermore, Arthur L trus Estate John P Kennedy with Leopold Solomon. 3d av, s e cor 174th st, 26.11x100. Extension mort. July 2. Oct 15, 1907. 11:2930. nom

LAWYERS TITLE INS & TRUST CO with Alma Romann. Cambreleng av, w s, 123.3 n 189th st, 16.9x100; Cambreleng av, w s, 106 n 189th st, 17.3x100. 2 extensions of morts. Oct 3. Oct 17, 1907. 11:3091. nom

Loughran, Eliz G to NORTH SIDE SAVINGS BANK. Prospect av, n e cor Leggett av, 25x80 Sept 23, 1 year, 5½%. Oct 17, 1907. 10:2688. 7,500

LAWYERS TITLE INS & TRUST CO with Wm E Diller. 162d st, n s, 40 w Teller av, 20x75. Extension mort. Oct 14. Oct 17, 1907. 9:2422. nom

Martire, Michael to Edmund Coffin. Clarke pl, s s, 255.5 w Sheridan av, old line, 25x95. P M. Oct 10, 7 years, 5%. Oct 15, 1907. 11:2839. 6,500

Martin, William to GERMAN SAVINGS BANK in City N Y. 168th st, Nos 940 and 942, s s, 62.1 e Forest av, 50x125. Oct 17, 1907, 3 years, 5½%. 10:2662. 32,000

Matshak, Samuel with Helen J Le Hon. Kingsbridge road, e s, 261.11 n Briggs av, 27.9x167.9x24.4x153.7. Extension mort. Oct 1. Oct 16, 1907. 12:3293. nom

Manzella, Salvatore, Biagio Calandra, Frank Falotico and John Rumore with Ignatz Florio Co-operative Assoc Among Corleonesi and John J Dowling. 137th st, n s, 450 w Home av, 150x100. Subordination mort. Oct 8. Oct 16, 1907. 10:2550. nom

McLernon, Hugh to Geo W Moore. 188th st, n s, 607.9 e Tee Taw av, 25.2x104.8x25x102.3. Oct 14, 1907, due Oct 12, 1912, 5½%. 11:3219. 4,500

*Murray, John D to Harry K Brunner. Bronxwood av, e s, 327 n Kingsbridge road, 50x102. P M. Oct 9, due Apr 1, 1909, 5%. Oct 17, 1907. 800

Meehan (James F) Co to Republic of Panama. Prospect av, No 935, s w cor 163d st, 100x100. 3 years, 5%. Oct 15, 1907. 10:2679. 120,000

Same to same. Same property. Certificate as to above mort. Oct 15, 1907. 10:2679. ——

Miller, Max to Wm W Burg. Webster av, e s, 50 s Anna pl, 125x90. Sept 26, 1 year, 6%. Oct 15, 1907. 11:2893. 3,500

Muller, Edward to Jacob Schlosser. Forrest av, w s, 233.10 n 165th st, late Wall st, 37.6x87.6. 3 years, 5%. Oct 15, 1907. 10:2650. 22,000

*Mirabella, Santo and Frank Miano to Cath Wagner. 226th st, late 12th st, s s, 130 w 4th av, 25x114.5, Wakefield. 3 years, 5%. Oct 11, 1907. 5,500

*Muller, Mary to Eliz Carpenter. Marian st, e s, 150 n 241st st and being lot 258 map Washingtonville, 50x100. 3 years, 6%. Oct 11, 1907. 1,500

Malcolm (Thomas D) Construction Co to GERMAN SAVINGS BANK. 157th st, s s, 100 w Elton av, 2 lots, each 50x115. 2 morts, each $35,000. 3 years, 5½%. Oct 14, 1907. 9:2378. 70,000

Same to same. Same property. Consent to above morts. Oct 14, 1907. 9:2378. ——

Same to same. Same property. Certificate as to above morts. Oct 14, 1907. 9:2378. ——

Matschak, Samuel to TITLE GUARANTEE & TRUST CO. Kingsbridge road, No 561, e s, 261.11 n Briggs av, 27.9x167.9x24.4x153.7. Oct 11, due, &c, as per bond. Oct 16, 1907. 12:3293. 3,000

*Moore, Arthur E and Lillian tenants by entirety to Herbert S Ogden. Mulford av, e s, 53.1 n Pelham road, 25x100. Prior mort $2,000. Oct 11, due Apr 1, 1909, 6%. Oct 16, 1907. 400

Moody, Geo F to METROPOLITAN SAVINGS BANK. Lind av, e s, 428.8 n from e s Sedgwick av and a line in prolongation of East 161st st, runs e 76.9 x n 50.10 x w 71.3 to Lind av x s 52.11 to beginning. 5 years, 6%. Oct 16, 1907. 9:2523. 5,000

McCooey, Francis J to Theo W Peirce. Valentine av, No 2084, e s, 37.9 n 180th st, 18.9x92.11x18.9x90.6. 3 years, 5%. Oct 16, 1907. 11:3144. 5,000

McMillan, Samuel with Bertha A Smith. 3d av, n e cor 138th st (?), probably 178th st, 55.1x117.1x55 to n s 178th st x113.9. Extension mort. Oct 14. Oct 15, 1907. 11:3061. nom

Nolan, John J to Major R Westervelt, Jr. Intervale av, w s, 293.10 n Westchester av, 50x100. Oct 7, 2 years, 6%. Oct 16, 1907. 10:2699. 3,500

One Hundred and First Street Co to James A Maxwell. McClellan st, s w cor Grant av, 200 to e s Sherman av x413 to n s 166th st x 200 to Grant av x 413; McClellan st, n w cor Grant av, 200 to e s Sherman av x139x200 to Grant av x139; McClellan st, n w cor Sherman av, runs w 200 to e s Sheridan av x n 538.2 to s s Tranverse road x e 97.1 to 167th st x e 94.9 to Sherman av x s 554 to beginning; 167th st, n w cor Sherman av, runs w 94.8 to Tranverse road at 167th st x w 72.7 to e s Sheridan av x n 484.10 to 168th st x e 60.7 to w s Sherman av x s 489.7 to beginning. Oct 1, demand, 6%. Oct 15, 1907. 9:2449-2452-2453-2456-2457. 25,000

Same to same. Same property. Certificate as to above mort. Oct 1. Oct 15, 1907. 9:2449—2452—2453—2456 and 2457. ——

*Oakley, Mary T to Foster L Haviland. Jefferson av, s s, 275 w Fox av, runs s 101.1 to n e s 19th av x n w 128.9 x n 20 to Jefferson av x e 100 to beginning, except part for 19th av, Edenwald. 3 years, 6%. Oct 15, 1907. 1,200

Oppenheim, Wm and Meyer Vesell to Wm Bloodgood. Willis av, s e cor 145th st, 50x99, except part for bet old and new line Willis av. 5 years, —%. Oct 14, 1907. 9:2289. 62,000

O'Gorman, Joseph F, of Babylon, L I, to Elizabeth Gamble. 138th st, Nos 671 to 675, n s, 150 e Willis av, 50x100; Willis av, Nos 366 to 370, e s, 90 n 142d st, 60x100; Willis av, No 298, e s, old line, at s s 140th st, 16.8x80; Alexander av, No 261, w s, 75 n 138th st, 125x100; 139th st, Nos 660 to 666, s s, 70 e Willis av, 65x100; 139th st, Nos 671 to 679, n s, 183.4 e Willis av, old line, 83.4x100; 139th st, Nos 691 to 699, n s, 350 e Willis av, old line, 83.4x100; 139th st, Nos 711 to 719, n s, 516.8 e Willis av, old line, 83.4x100; 139th st, Nos 731 to 739, n s, 683.4 e Willis av, old line, 83.4x100; 139th st, Nos 751 to 759, n s, 850 e Willis av, old line, 83.4x100; 140th st, Nos 662 to 670, s s, 100 e Willis av, old line, 83.4x100; 140th st, Nos 682 to 690, s s, 266.8 e Willis av, old line, 83.4x100; 140th st, Nos 702 to 710, s s, 433.4 e Willis av, old line, 83.4x100; 140th st, Nos 722 to 730, s s, 600 e Willis av, old line, 83.4x100; 140th st, Nos 742 to 750, s s, 766.8 e Willis av, old line, 83.4x100; 140th st, Nos 661 to 665, n s, 100 e Willis av, 57.5x100; 140th st, No

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669, n s, 174.6 e Willis av, 17.9x100; 140th st, No 677, n s, 244 e Willis av, 17x100; 141st st, Nos 677 to 681, n s, 200 e Willis av, 50x100; 141st st, Nos 693 to 701, n s, 343.9 e Willis av, 93.9x100; 141st st, Nos 713 to 721, n s, 531.3 e Willis av, 93.9x100; 141st st, Nos 733 to 741, n s, 719.6 e Willis av, 93.9x100; 141st st, Nos 749 and 751, n s, 869.5 e Willis av, 40.3x100; 142d st, Nos 662 to 668, s s, 91.8 e Willis av, runs s 89.8 x e 8.4 x s 10.4 x e 58.4 x n 100 to st x w 66.8 to beginning; 142d st, Nos 684 to 692, s s, 275 e Willis av, 75x100; 142d st, Nos 704 to 710, s s, 433.4 e Willis av, 66.8x100; 142d st, Nos 722 and 724, s s, 583.4 e Willis av, —x100.4x33.4x107.2; 142d st, Nos 750 to 756, s s, 816.8 e Willis av, abt 66.11x100; 142d st, n s, 619.5 e Willis av, runs n 88.7 x e — to c l Mill Brook x s — to st x w 63.5 to beginning; 140th st, No 683, n s, 295 e Willis av, 17x100. Prior mort $385,000. Oct 14, 1907, due, &c, as per bond. 1-8 part all title. 9:2283, 2284, 2285, 2286, 2287 and 2314. 5,000

Same to same. Same property. Agreement to assign so much of the proceeds of sale of above premises, &c, to which Joseph F O'Gorman is entitled to under will of Wm O'Gorman dec'd as may be necessary to pay off and satisfy indebtedness of above bonds and morts. (This agreement given as additional security to above.) Oct 14, 1907, recorded under deeds and morts. 9:2283, 2284, 2285, 2286, 2287 and 2314. nom

Prange, Henry, of Yonkers, N Y, to BOWERY SAVINGS BANK. Prospect av, s e s, 450.10 n e Tremont av, 79.1x150x78.11x150. Oct 14, 1907, 5 years, 5%. 11:3106. 2,000

*Potter, Wm B, of Brooklyn, N Y, to Jacob Cohen. Olmstead av, e s, 58 s Ellis av, 25x105, Unionport. P M. Prior mort $3,500. 2 years, 6%. Oct 15, 1907. 1,500

Perretti, George to Edmund Coffin. Clarke pl, s s, 280.5 w Sheridan av, old line, 25x95. P M. Oct 10, 7 years, 5%. Oct 15, 1907. 11:2839. 6,500

Prange, Henry, of Yonkers, N Y, with THE BOWERY SAVINGS BANK. Prospect av, s e cor 179th st, 99.11x150x78.11x150. Extension mort. Oct 14. Oct 16, 1907. 11:3106. nom

*Paulsen, Peter to Geo Brown. Columbus av, n e cor Fillmore st, 25x100. Oct 16, 3 years, 5%. Oct 17, 1907. 4,200

Reeber, Wm C to James F Golden. Lind av, e s, 385.7 n from e s Sedgwick av and a line in prolongation of n s 161st st, runs e 81.8 x n 45.9 x w 76.9 to Lind av x s 43.1 to beginning. Oct 15, 3 years, 5%. Oct 17, 1907. 9:2523. 3,000

Ronzone, Annie admrx, &c, Gabriel Case with Olga B Martin. 170th st, No 838 East. Extension mort. Oct 10. Oct 17, 1907. 11:2931. nom

Rosenberg, Sarah to Leopold Hutter. Simpson st, No 1117, late Fox st, No 1151, w s, 246.8 n 169th st, 25x100. P M. Prior mort $3,000. 3 years, 6%. Oct 15, 1907. 10:2719. 3,000

Rosenzweig, Ignatz to Agnes Carpenter. Washington av, w s, 225 n 179th st, 50x145. Oct 14, 3 years, 5%. Oct 15, 1907. 11:3036. 45,000

*Reynolds, Saml F to Frederick E Wood. Point st, s s, at w s line land now or formerly of Chas G Mead, runs s 100 x w 100 x n 100 x e 100 to beginning, City Island. P M. Oct 9, 5 years, 5½%. Oct 12, 1907. 4,700

Reich, Max to Herman H Moritz exr Carrie C Moritz. 149th st, No 758, s s, 100 e Brook av, 25x84.11. Oct 11, due Nov 24, 1910, 5%. Oct 12, 1907. 9:2275. 15,000

Ramm, Geo to Paul C F Campbell. 183d st, No 916, s s, 50 w Hughes av, 25x75, except part taken by city. P M. Prior mort $3,000. Oct 15, 2 years, 6%. Oct 16, 1907. 11:3071. 2,250

Rothermel, Albert to Manhattan Mortgage Co. Whitlock av, w s, 250 s Tiffany st, 150x100. Due June 1, 1908, 6%. Oct 16, 1907. 10:2732. 30,000

Reich, Chas R to Frederick A Lippold. 182d st, No 614, s s, 102.6 w Hughes av, 24.4x99.5x23.6x93.6. Installs, 5½%. Oct 11, 1907. 11:3070. 4,000

*Skou, Edwd J and Neils J to Hudson P Rose Co. Rhinelander av, n s, 141.7 e Eastchester road, 100x89.9x100x93. P M. Oct 2, 3 years, 5½%. Oct 14, 1907. 1,500

*Stephenson, Lillian B to Emily J Madden and ano. Prospect Terrace, w s, 128.4 n 226th st, late 12th st, 25x100. Oct 14, 1907, due, &c, as per bond. 3,000

*Scandura, Mariano to Hudson P Rose. Cruger st, e s, 50 s 187th st, runs e 43 x n e — to Bronxdale av x s e 40 x s w 71 x w 49 x n 50. P M. Aug 9, 2 years, 5%. Oct 14, 1907. 600

Suffin, Samuel to Madeline G France extrx, &c, Joseph R France. 183d st, No 936, s s, 33.4 w Belmont av, 16.8x75. Oct 3, 3 years, 5%. Oct 16, 1907. 11:3086. 3,000

*Shatzkin (A) & Sons, Inc, to Belmont Realty & Construction Co. 225th st, n s, 231.11 e Paulding av, 75x109. 3 P M morts, each $150. 3 prior morts, $455 each. Oct 12, due, &c, as per bond. Oct 16, 1907. 450

*Shatzkin, Abraham to Geo H Lawrence et al exrs Eliz H Sias. 214th st, s s, 125 w Tilden av, 25x—, Laconia Park. Oct 14, 3 years, 6%. Oct 15. 1907. 225

Solomon, Max with Geo J Lippmann and ano. Brook av, No 286. Extension mort. Sept 27. Oct 17, 1907. 9:2267. nom

Steen, Alphonso C to Chas H Patrick. Coster st, w s, 100 n Randall av, 25x100. Oct 1, due, &c, as per bond. Oct 17, 1907. 10:2768. 1,500

Steindler, Marie with Blanche M Hewitt. 136th st, No 597, n s, 925 w Home av, 25x100. Subordination agreement. Oct 8. Oct 15, 1907. 10:2549. nom

Schober, Max F and Geo O Sauer to Blanche M Hewitt. 136th st, n s, 925 w Home av, 25x100. Oct 10, 5 years, 5%. Oct 15, 1907. 10:2549. 10,000

Strasser, Josephine to Sarah Mason. 157th st, s s, 198.3 w Courtlandt av, 29x217.6. Prior mort $5,500. Oct 1, 3 years, —%. Oct 15, 1907. 9:2416. 5,000

*Scandura, Mariano and Maria to Julius H Giese. Lot 344 map 107 lots Hudson Park. Prior mort $4,500. Oct 5, 2 years, 6%. Oct 11, 1907. 2,000

Tremberger, George to TITLE GUARANTEE & TRUST CO. 165th st, s s, 150 e Stebbins av, 25.6x72.6x50.4x68.2. Building loan. Sept 25, demand, 6%. Oct 14, 1907. 10:2698. 6,000

Same to John S Bernhard. 165th st, s s, 150 e Stebbins av, 24.5 x77x50.3x68.2, except part for st. Prior mort $——. Sept 25, due Mar 25, 1908, 6%. Oct 14, 1907. 10:2698. 1,200

*Trent, Robert to American Co-operative Savings & Loan Assn. Deane pl, e s, 125 s Pierce st, 32x100, Westchester. Installs, 6%. Oct 11, 1907. 2,000

Turney, Cathleen to Jane E Cornell. Riverdale av, e s, 125 s 260th st, 75x100. P M. Oct 15, 3 years, 5%. Oct 16, 1907. 13:3423. 2,000

Same to John J Bashford. Riverdale av, e s, 200 s 260th st, 75x100. P M. Oct 15, 3 years, 5%. Oct 16, 1907. 13:3423. 2,000

Von Bartenfels, Anna A C E to Warren B Sammis. Decatur (Norwood) av, s s, 319.4 e 205th st, 150x100. Oct 16, 5 years, 5%. Oct 17, 1907. 12:3354. 3,500

Wuytack, Jospeh to GERMAN SAVINGS BANK in City N. Y. Clay av, No 1338, e s, 322.6 n 169th st, 25x90. Oct 17, 1907, due Oct 17, 1910, 5%. 11:2887. 7,000

Wormser, Jennie wife of and Samuel to John Gibel. 163d st, No 725 (929), n s, 44 e Jackson av, 25x86.4. Oct 14, 1907, 5 yrs, 5%. 10:2649. 12,000

Same and Anne Schneider with same. Same property. Subordination agreement. Sept 20. Oct 14, 1907. 10:2649. nom

Wiedemann, Joseph and Anna his wife tenants by entirety to Dora M Schrenkeisen. 236th st, n s, 160 w Katonah av, 25x100. P M. Prior mort $3,000. Oct 10, 9 years, 6%. Oct 11, 1907. 12:3377. 1,800

*Woidscheck, Ferdinand to Land Co "D" of Edenwald. Nelson av, s s, 400 w 5th av, 25x99.9x25.2x100.8, Edenwald. P M. 3 years, 5½%. Oct 15, 1907. 400

Wasserscheid, Kate A to George F Johnsons Sons Co. Whitlock av, e s, 225 n Tiffany st, 25x125.10x25x126.11. P M. Prior mort $7,500. Oct 7, 5 years, 5%. Oct 15, 1907. 10:2733. 3,000

## JUDGMENTS IN FORECLOSURE SUITS.

Oct. 11.

165th st, s s, 180.9 e Broadway, 20.11x117.1x20x118.11. Ehrich Parmly agt John A Picken et al; John French, att'y; Benjamin Reass, ref. (Amt due, $20,850.)

Webster av, e s, 125 s Anna pl, 75x90. Moses Hochster agt Samuel Swerling et al; Weil, Wolf & Kramer, att'ys; Irving Washburn, ref. (Amt due, $4,179.74.)

Webster av, e s, 175 s Anna pl, 50x90. David W Meyer agt Samuel Swerling et al; Weil, Wolf & Kramer, att'ys; W Otis Badger, Jr, ref. (Amt due, $4,179.74.)

Oct. 12.

Austin pl, s e s, 132.2 n e St Joseph's st, 502.1x 120.9x irreg; action No 1. Rosetta Jonson agt C A Hyde & Co; Morris Cooper, att'y; John Palmieri, ref. (Amt due, $12,450.)

Whitlock av, w s, 120.7 n St Joseph's st, 469.10 x136.10x419.1x134.3; action No 2. Same agt same; same att'y; same ref. (Amt due, $15,043 75.)

Austin pl, n w s, 120.9 s w 147th st, 561.5x 710.4x irreg. Philip Simon agt Same; same att'y; Joseph N Tuttle, ref. (Amt due, $12,965.28.)

Oct. 14.

61st st, n s, 245 e 3d av, 18x100.5. Louis W Slocum agt Noah W Mosher et al; Mayer, McLeer & Dobson, att'ys; Philip I Schick, ref. (Amt due, $931.14.)

11th av, Nos 440 and 442. Mutual Bank agt New Century Mfg Co; Rushmore, Bisbee, Rogers & Stern, att'ys; Wm J Bolger, ref. (Amt due, $18,700.27.)

Oct. 15.

Centre line of lane running from New York and Albany Post rd to Riverdale, adj land of Wm G Ackerman. Almon W Griswold agt Mary R Goodridge et al; Monay Williams, att'y; Geo E Weller, ref. (Amt due, $26,659.87.)

127th st, No 70 East. Alice H Sturges agt Simon Wolk et al; Stephen P Sturges, att'y; Henry L Maxson, ref. (Amt due, $15,472.50.)

Cancord av, w s, 79 n Dater st, 158x100. Edw G Black agt Sadie Klein et al; Alfred W Varian, att'y; George Parr, ref. (Amt due, $11,465 87.)

Oct. 16.

20th st, No 120 West. Whitehall Realty Co agt John P Walsh et al; Morris H Hayman, att'y; Adolph J Kohen, ref. (Amt due, $13,047.91.)

150th st, n s, 250 w 7th av, 40.11x99.11.

150th st, n s, 372.9 w 7th av, 40.11x99.11.

150th st, n s, 413.8 w 7th av, 40.11x99.11.

Chas A Fischer agt Barnet Miller; Nicholas Aleinkoff, att'y; John E Connelly, ref. (Amt due, $37,802.36.)

## LIS PENDENS.

Oct. 12.

138th st, s s, 262.6 e Southern Boulevard, 17.7x 100. August Hauser agt Joseph Louther et al; action to foreclose mechanic's lien; att'y, T Schuktheis.

Lewis st, w s, 175 n Delancey st, 25x100. Wm A Thomas Co agt Abraham Vexler et al; action to declare lien; att'ys, Scherer & Dashew.

West End av, No 441. James McCallagh agt Marie V Mestre et al; action to foreclose mechanic's lien; att'ys, Fettretch, Silkman & Seybel.

Oct. 14.

2d av, w s, lot 45 map of Williamsbridge, Bronx.

Bronxwood av, n w cor 217th st, 114x105, Bronx.

James McDermott agt Susan McGeehan et al; partition; att'y, A H Wadick.

Oct. 15.

74th st, s s, 98 e Av A, 125x102.2. Two actions. Axel Magnuson agt Hans C Clausen et al; actions to set aside deeds, &c; att'y, L H Freedman.

Edgecombe av, s e cor 142d st, 25x73.11x24.11x 71.3. Benjamin B Marco agt Emma Cohen et al; specific performance; att'y, M Mayer.

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Front st, Nos 32 and 36.
169th st, s w s, 100 n w Shakespeare av, 50x150.
Shakespeare av, n w s, 150 s w 169th st, 50x279x51.7x292.
Alfred P Delcambre agt Norman A Lawlor; notice of attachment; att'ys, Foster & Cunningham.
Power-house at Port Morris, at foot of 149th st. Eureka Fire Hose Co agt N Y C & H R R R Co et al; action to foreclose mechanic's lien; att'y, D S V Brun.
13th st, Nos 514 to 518 East. John W Munch agt Annie Hassel et al; partition; att'y, H C Botty.

Oct. 16.

Crosby av, e s, 275 s Waterbury av, 50x100. Pietro P Biundi et al Salvatore Ciarlo et al; specific performance; att'y, J H Corn.

Oct. 17.

133d st, No 66 West.
131st st, No 458 West.
John Scott et al agt Isaac Acker; notice of attachment; att'y, D J Goldstone.
49th st, Nos 142 to 146 West. Emergency Engineering Co agt Mary A C Hallahan et al; action to foreclose mechanics lien; att'ys, Fischer & Rosenbaum.

Oct. 18.

53d st, No 427 West. Oscar Aronovitz et al agt John F Gerdes et al; action to foreclose mechanics lien; att'y, H M Goldberg.
Pitt st, No 55. Helen Lehrfeld agt Annie Kraemer et al; action to impress vendee's lien; att'y, C S Rosenthal.
Av B, s w cor 7th st, 108x205, Bronx.
Henry st, s s, 108.11 w Gouverneur st, 20.7x109.2x20.7x110.4, and other property in Kings County.
Edna W Arden agt Chas W Arden et al; partition; att'ys, Wilder, Ewen & Patterson.
Goerck st, Nos 71 and 73. ½ part. Sara Cuperman agt Marcus Rosenthal et al; action to impress trust, &c; att'y, J M Ruck.

## FORECLOSURE SUITS.

Oct. 12.

Cathedral Parkway, s w cor Manhattan av, 100x72.11. Realty Operating Co agt Eden Construction Co et al; att'y, G E Hyatt.
115th st, No 77 East. Marianne Rosenzweig agt Annie Silver et al; att'y, J Rosenzweig.
149th st, s s, 180 e 8th av, 160x99.11.
149th st, s s, 460 e 8th av, 40x99.11.
Five actions. State Realty & Mortgage Co agt Mayer Hoffman et al; att'y, A J Shaw.

Oct. 14.

Bassford av, n w cor 182d st, runs n e 152.3 x w 71.10 x s 55.10 x e 35.1 x s 94 x e 9.6 to beginning. Harlem Savings Bank agt Harriet A Heylman et al; att'y, R Mapelsden.
6th st, No 423 East. Rebecca Haims agt the Zbarazer Realty Co; att'y, D Sternlicht.
2d av, n e cor 119th st, 25.6x75. Morris Rosentoves et al agt Max Roses et al; att'y, G M Galinger.
Seton av, e s, 100 n Nelson av, 50x100. Thomas W Gilmartin agt Nicholas Barry; att'y, M Sreinert.
146th st, s s, 125 w Lenox av, 150x99.11. Two actions. Max J Klein et al agt Abelman Construction Co et al; att'ys, Lese & Connolly.
28th st, No 9 East. City Real Estate Co agt Geo D Ebermayer et al; att'y, H Swain.
8th av, e s, intersection n s 150th st and n w s Macomb's Dam road, runs n e 203.5 to 151st st x w 96.7 x s 179 to beginning. Chas H Peckworth agt S & R Construction Co et al; att'y, W F Kimber.
2d av, n e cor 108th st, 50x100.
108th st, n s, 100 w 1st av, 300x100.11.
Two actions. Isidore Jackson et al agt Raphael Kurzrok et al; att'y, A Stern.
23d st, n e s, 106 s e center line block between 9th and 10th avs, 22x117.6x irreg. Sidney H Stuart agt Edw S Chase; att'y, A B Samuelson.

Oct. 15.

95th st, e s, 250 w 1st av, 50x100.8. Lambert Suydam agt David Kidansky et al; att'ys, Quackenbush & Adams.
Union av, e s, 312.6 n 152d st, 18.9x95. Mary E Doyle et al agt Mary M McAree; att'ys, Cohalan Bros.
146th st, s s, 100 w 7th av, 275x99.11.
144th st, n s, 100 w 7th av, 130x99.11.
Elkan Holzman agt Pazarus Perelson et al; att'ys, Arnstein & Levy.
Tinton av, e s, 168.10 s 168th st, 16.8x132.5. Mary E Doyle et al agt Robert L McNicol et al; att'ys, Cohalan Bros.
123d st, Nos 225 and 227 East. Pincus Lowenfeld et al agt Charles Chaimovitz et al; att'ys, Arnstein & Levy.
117th st, s s, 173 e Pleasant av, 50x100x irreg. Alice H Sturges agt Raphael Kurzrok et al; att'y, S P Sturges.
Lot 101 map of 150 lots in Bronx, being part of Crane Estate. Title Ins Co of N Y agt Broadway Reliance Realty Co et al; att'y, A L Wescott.

Oct. 16.

209th st, s s, 171 e Amsterdam av, 18x99.11. The New Amsterdam National Bank of N Y agt Mary E Strassburg et al; att'y, Parker & Aaron.
Washington av, n w s, 50 s w 159th st, 75x100. Wm F Steinebach et al agt Catherine Eberle; action to declare will invalid; att'y, J C Hoenninger.
8th av, n e cor 144th st, 100x159.10.
Tinton av, n w cor 158th st, 125x95x irreg.
8th av, s w cor 151st st, 99.11x100.
3d av, s e cor 179th st, 325.9x115.4xirreg.
Four actions. Samuel J Goldsmith agt Northwestern Realty Co et al; att'ys, Pratt & Koehler.
Monroe st, Nos 184 and 186. Georgiana Maclay agt Business Men's Realty Co; atty's, Stickney, Maclay & McBurney.
105th st, s s, 128 e 3d av, 36x100.9. Doretha S Warsower agt Mildred Realty Co et al; att'ys Eisman, Levy, Corn & Lewine.
116th st, n s, 248 e Pleasant av, 125x100.10. Edwin D Hays agt The M Fine Realty Co et al; att'ys, Eisman, Levy, Corn & Lewine.
116th st, Nos 428 to 434 East. Susan Van Praag agt same; atty's, Eisman, Levy, Corn & Lewine.
114th st, Nos 216 and 218 East. Leroy B Myers agt Mildred Realty Co et al; atty's, Eisman, Levy, Corn & Lewine.
Goerek st, No. 90. Pauline Rose agt Sere Davidowitz et al; atty's, Feltenstein & Rosenstein.

Oct. 17.

Amsterdam av, s e cor 73d st, 102.2x119.2. Mutual Life Ins Co agt Ripley Realty Co et al; att'y, J McKeen.
Dater st, n w cor Wales av, 100x118.6. Edw G Black agt Katherine V V Speyer; att'y, A W Varian.
Monroe st, s s, 132 e Corlears st, 44x70. Wm M Powell agt Morris Fisher et al; att'y, Wm Powell, Jr.
Amsterdam av, s w cor 114th st, 50.11x100 Althea R Ward agt William Oppenheim et al; att'ys, DeForest Bros.
2d av, No 43. Christopher Gulimann agt Martin Engel et al; att'y, G A Kaven.
185th st, s s, 100 e Park av, 16.8x100. John C Gulick agt Louis Scheuer et al; att'y, J C Gulick.
70th st, s s, 175 e Ave A, 148x100.4. Simon Uhlfelder et al agt Jacob Boltan et al; att'y, M Silverstein.

Oct. 18.

136th st, s s, 250 w Amsterdam av, 150x99.11; two actions. David Schaff et al agt Hyman Horwitz et al; att'ys, Arnstein & Levy.
Chisholm st, No 1340. Eberhardt Rommel et al agt Geo F Hill et al; att'y, A F Gescheidt, Jr.
8th av, e s, intersection n s 150th st and n w s Macomb's Dam rd, runs n e 203.5 to 151st st, x w 96.7 to 8th av, x s 179 to beg. Chas H Peckworth agt S & R Construction Co et al; att'y, W F Kimber.
149th st, s s, 100 e 8th av, 80x99.11; two actions. Empire City Wood Working Co agt Mayer Hoffman et al; att'y, J C Weschler.
77th st, Nos 307 to 311 East. Pincus Lowenfeld et al agt Samuel L Wallenstein et al; att'ys, Arnstein & Levy.
Beck st, s s, 100 w Av St John, 200x125. Lawyers Title Ins & Trust Co agt Herman Aaron et al; att'y, P S Dean.
137th st, Nos 59 and 61 West. Frank B French agt Philip L Cohen et al; att'ys, Foley & Martin.
Amsterdam av, e s, 50 s 158th st, 49.11x100. Alice Miller agt Middle-Town Realty Co et al; att'ys, Bowers & Sands.
158th st, s s, 100 e Amsterdam av, 50x99.11. Katharine A S Havemeyer agt Fee Simple Co et al; att'ys, Bowers & Sands.
Amsterdam av, s e cor 158th st, 50x100. Same agt Middle-Town Realty Co et al; att'ys, Bowers & Sands.
70th st, s s, 175 e Av A, 148x100.4. Simon Uhlfelder et al agt Jacob Boltan et al; att'y, M Silverstein.
143d st, n s, 275 w Broadway, 50x— (two actions). Arthur H Lewis et al agt Merrile Realty & Construction Co et al.. att'y, L U Frey.

## JUDGMENTS.

**In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.**

**The Judgments filed against corporations, etc., will be found at the end of the list.**

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14 Aronowitz, Louis—Union Stove Works..30.21
14 Adams, Lorenzo B—Otto Sampter .... 166.15
15 Alexander, Allan K—Anna J Geyer .. 113.71
15 Anderson, Emil—John W Parrish.... 108.70
15 Arnheimer, Louis—John Bottomley .... 74.71
15 Alperin, Jennie by guardian—Met St Ry Co. ..... costs, 87.78
16 Ashley, Eugene M—Isidore Kaufman..991.75
16 Alexander, Israel* & Samuel—Abraham Wolff ..... 233.58
16 Aronowitz, Louis—Chas M Straub....137.15
16 Adams, John R—N Y City Ry Co..costs, 77.78
16 Ascher, Minnie I—Robert A Chesebrough. .....385.48
17 Auerbach, Nathan—Henry Brody et al.329.41
18 Andes, George—Joseph Standinger.....130.44
12 Butterly, Peter—Peter McChesney....4,265.20
12 Brevoort, Edw R—Mark Ash et al..... 95.41
12*Borowsky, Louis—Jacob Feingold ..... 59.41
12 Barnes, Blakeslee—Title Guarantee & Trust Co ..... 97.41
12 Bush, David W—Louis Smith ..... possession of property and 265.00 or 102.65
14 Bumford, Marion or Mary—Laura K Larmonth ..... 275.00
14 Bollas, George—G T Lawrence & Gregory Co ..... 261.53
14 Baer, Louis—M Groh & Sons ..... 32.67
14 Bernstein, Edward—Eliseo Saggese....423.80
14 Bestor, Max—Twelfth Ward Bank.....485.86
14 Bennett, Samuel—Louisa Blum ..... 77.43
14 Barton, James D—Lincoln Trust Co..5,301.34
14 Boylan, Frank—Margaret O'Hara .... 167.67
14 Bernstein, Edward—Man Glass Tile Co.921.47
15 Bacon, Chas P—Frank B Cahn et al.13,245.39
15 Bougadis, Anton—Evangelos Kakouriolis.. ..... 306.85
15 Boeckelman, Philip—Maynard N Clement. ..... 600.00
15 Bash, Winfield S—James A Deering....422.37
15 Bonanno, Pedro* and Frank—Chichester Bros Chair Co ..... 66.50
15 Bougadis, Anton—Evangelos Kakouriolis... ..... 306.85
16 Bernstein, Michael—Marks Kerber.....519.65
16 Bernstein, Michael—Samuel Bernstein..63.36
16 Barnsdall, Theodore N—Ralph Ingalls .....3,192.97
16 Bolter, Henry—People, &c.....1,000.00
16 Bohm, Ludwig K—Central Syndicate Building Co .....876.94
16 Blumenfeld, Annie—Joe Feldstein.costs, 84.13
16 Benas, David—James Hays .....418.01
16 Black, James—Dimock & Fink Co.....84.70
16 Brennecke, Mary A—William Chiebes..287.58
17 Benner, Ernest and Kate—Penn Realty Co .....cost 112.82
17 Brewster, John H, Jr—S Robinson..1,825.07
17 Burch, Elizabeth S—Will Rafel.....121.16
17 Bronstein, Chas A—Eimer & Amend..177.51
17 Berlin, Louis—Morris Lustig.....111.91
17 Berger, Charles—H B Claflin Co..... 98.87
17 Brown, Joseph—Moritz Lenzberg..... 79.19
17 Birnbaum, Herman—Henry Brody et al .....329.41
17 Bankoff, Sarah—Brooklyn Heights R. R. Co .....113.20
17 Bankopp, Noach—Same.....107.20
18*Bookstaver, Peyser—Morris Meyers...390.74
18 Brislane, Wm E—Commercial Ntl Bank of Syracuse ..... .....12,631.42
18 Bostwick, James A—Joseph Moretto..... .....1,503.68
18 Brown, Chas A—City of N Y.....625.00
18 Brancato, Giocchino—Quinaro V Parodi et al .....100.99
18 Buckley, Thomas J—Frederick N Du Bois et al .....177.31
18*Buckley, Wm A—Wright S Traben....199.01
18 Berman, Samuel—Geo Fiencke.....138.29
18 Bronstein, Yetta and Max—Benj Schneider. .....52.77
18 Barasch, Abraham M—E Kohn et al...271.91
18 Browner, Harry—Chelsea Exchange Bank. .....1,464.75
18 Butterworth, Frank—Edw J Lusk....1,410.56
12 Cohen, Lazarus—Charles Eno ..... 93.75
12 Cooke, Samuel W—Frederick W Whitaker. ..... 150.15
12 Corrier, Vincent—David Brokaw .... 302.46
14 Clark, Chas S—Wm H Van Siclen et al.. ..... 235.42
14 Cohen, Simon—Meyers Bros Co ..... 191.51
14 Carmody, Michael F—Homan H Reals..849.68
14 Corrier, Vincent C—Twelfth Ward Bank of the City of N Y ..... 523.81
14 Conran, Chas S—Christopher Bailey et al.. ..... 626.88
14 Clement, Maynard N comr—Am Surety Co of N Y ..... costs, 108.35
14 the same——James B Beers..costs, 136.35
14 Copeland, Wm A—Robert Gordon .. 6,967.21
14 Caffery, Wm H—Geo H Peacock et al.5,778.18
15 Cebrelli, Antonio—Bernard Campbell et al. ..... 1,371.99
15 Connah, Douglass J—Thomas Dimond..773.77
15 Cohen, Isaac—Isaiah L Hoffman.....639.57
15 Cirillo, Carlo—Luigi Penco ..... 73.21
15 Castle, Geo C—Gus Schmitt ..... 50.10
15 Cohen, Jennie—Jacob Cohen et al..... ..... costs, 112.28
15 Conover, James B—Benj F Graley .... 36.76
15 Ceburre, Henry—A W Burrett Co.....93.39
15 Connors, James J—Edw H Kissam .... 115.32
15 Chatterton, Bertha W and Augustus L—Patrick A Geoghegan ..... 3,229.93
15 Coen, Richard F—Edw Cleary ..... 266.41
16 Chew, Alexander D—Louis P Mick et al. .....costs, 17.65
16 Cohen, Sarah—People, &c.....50.00
16 Cooper, Joseph B—Michael J Gannon..60.81
16 Caragy, Bernard—Francis Walker.....102.53
16 Campbell, Niel—Barnett Hamburger..519.65
16 Collins, Mary A—J L Meyers & Co....446.26
17 Campion, James—T J Clark et al.....386.38
17 Cass, Michael W—Am Ice Co..... 53.30
17 Camardella, James V—Benj T Elgar 2d... .....3,181.45
17 Connery, Patrick J—No Am Distilling Co.. .....121.19
17 Cronjager, Jules C—Cahn Belt & Co....540.92
17 Cody, James A—Harry Shipman..... 76.32
17 Carlos, Michael—James M Rankin....2,657.97
17 Campbell, Edward* & Harry—Max Schaumburger ..... 39.76
17 Carr, Thomas— F Pierce Hannon..... 46.81
18 Cahen, H Bennet—U S Gas Fixture Co.116.91
18 Clayton, Lee—J W Long.....costs, 108.40
12 Del Bello, Gaetano—Mechanics Am Natl Bank of St Louis ..... 2,587.39
12†Downing, Mary H—Mary L Blake .... 240.30
14 Durkin, Patrick—Willard Distilling Co.125.30
14 Deleney, Mary—Geo F Fletcher .... 143.96
15*Dutoit, Louis—Emanuel V Voska et al..279.69
15 Daniels, Peter—Maynard N Clement .. 10.00
15 De Abzugery, Jose B—D W Steele, Jr.119.41
15 Dickson, Clarence H—Bernard M Ewing.. ..... 674.12
15 Dalrymple, Orlando—Lion Brewery of N Y City ..... 87.66

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# BANZAI MATT ENAMEL

**Banzai Manufacturing Co., 24 East 23d Street**


15 Drubin, Max—Isaiah L Hoffman.....639.57
16 Derr, Ralph—Chas S Whiting.....871.26
16 Dietz, Joseph—Troy Public Works Co..229.45
16 Dinkelspiel, Louis W—Joseph M Davis.662.14
16 Dwyer, Edmund—Daniel O'Rourke....174.11
16 Domash, Wolf—Saal Mann et al.....39.35
16 De Saussure ,Wm P, Jr—Gustave Danker. .....129.41
16 Dessauer, Simon G—Max Schling.....89.21
16 De Caserta, Manuel—E Lamberjack & Co. .....348.35
17 Dawson, Brooks—Am Hay Co.....278.74
17 Dunn, William—Morris R Altman.....40.91
17 Dessauer, Hannah G—Saks & Co.....170.14
17 Dugro, P Henry—Chestnut Ridge White Brick Co.....357.15
17 Dreyfus, Emilie E—Thomas Williams et al .....costs 88.35
17 Dickerman, Horace—Isidor Straus et al.. .....costs 109.32
17*Dressler, Israel—Annie Pariser.....216.66
17 Dressler, Herman—Same.....216.66
17 Dunn, Ambrose C—Catherine Ritter et al.. .....136.13
17 Dietz, Wm H—Max Schaumberger.....100.96
18 Davis, David—Robert Rubenoff .....257.66
18 Dickenson, Bessie M—Emma J Snyder.172.17
18 Doino, Paul—Jule L Janover.....29.41
18 Dillman, Eugene—Union Ry Co of N Y City .....costs, 107.88
12 Ellenbogen, Samuel K—Louis Smith ..possession of property and 265.00 or 102.65
14 Emanuel, Joseph—Samuel Glantz.....177.71
14 Eldridge, Elliott—Robert Gordon ....6,967.21
14 Ellis, Geo B—Henry Schroeder ..... 49 84
15 Estroff, Samuel—Fourteenth St Bank..106.28
16 Epstein, Frank—People, &c .....2,000.00
17 Epstein, Solomon—Jefferson Bank.....144.91
17 Evans, Alice—Josephine Richards..... 97.53
17 Epstein, Charles—Annie Pariser.....216.66
17 Englander, Adolph—E H Hillman Co..126 01
17 Elliott, Chas T—S Robinson.....1,825.07
18 Feinberg, Clara—Julie Pollak..costs, 75.85
18 Ellwood, Athenaise D J—Charles Milkany. .....246.69
18 Engelberg, William* & Arthur—Pauline Jacob .....265.01
18 Edelson, Charles—Solomon Jacobs...2,301.72
12 Farber, Simon—David Lefkowitz..costs, 39.26
12 Foerst, Joseph—Mechanics Am Natl Bank of St Louis .....2,587.39
14 Fox, Hugh C and Francis F—Geo H Peacock et al .....5,778.18
14 Feldberg, Morris—George Colon ..... 254.54
14 Fischer, Morris—Abraham Kraus .... 523.60
15 Feldschup, Benjamin—Adolf Prince .. 172.46
16 Furcht, Louis—Samuel Friedman.....128.41
16 Fitzgerald, Henry—Franz Neilson.....149.52
17 Friedman, Mary* & Jacob—Samuel Josephs. .....123.41
17 Freedman, Lazar—Same.....74.41
17 Friedland, Harris—Morris Goodman.... 81.41
17 Fisher, Joseph—Jacob Cohen.....220.05
18, Flanagan, Wm W—Ferdinando Gatto.1,345.92
18 Faulkner, Frank A—Jacob Schwartz et al. .....costs, 24.28
18 Fitzgibbon, Wm J—Charles Britton..... costs, 23.47
18 Fleming, John—City of N Y.....625.00
12 Gallagher, Edw B—Sumner Healey....154.17
12 Gminder, Geo F—Mechanics Am Natl Bank of St Louis .....2,587.37
12 Georges, Christian——the same .... 2,587.37
14 Goldstein, Sarah—Jefferson Bank .... 493.05
14*Goodstein, William—Leopold Meisse et al. ..... 185.80
14 the same——the same ..... 287.81
14 Grosner, Louis—Bernhard Petzoldt ....521.40
14 Goldfarb, Louis—Max Wachsman.costs, 82.25
15 Glitenkamp, Charles—Nathan Frank et al. ..... 614.35
15 Gluckman, George—Wm H S Wood et al.89.86
15 Greenberg, Nathan—Levi W Rubenstein.. ..... 95.92
15 Galler, Alter—Wolf Ain ....;;....;..;; 37.40
15 Graff, John F—Nack D Adkins ..... 92.66
15 Goldstein, Samuel—Met St Ry Co.costs, 87.88
15 Goldman, Isidor—14th St Bank ..... 106.88
16 Goldfinger, Marcus—L Tannenbaum & Co.. .....153.31
16 Goerich, Gabriel—People &c.....500.00
16 Gilman, Daniel H—Geo H Aust.....1,884.07
16 Glatt, Chas C—Henry Birn .....25.32
16 Grey, John B—Mary K Velting.....79.41
16 Geller, Jeremiah—Isaac Colin.....80.85
16*Grant, Jacob—Jacob A Weisberg et al..255.07
17 Goldwasser, Morris—Max Shapiro.....624.11
17 Goldstein, Abraham S—H B Claflin Co. 98.11
17 Glistweib, Jacob—N Y City Ry Co.cost 70.18
17 Greisman, Nathan—Max Kotzen.cost 108.42
18 Goldstein, Abraham & Mary—Henry L Meltzer .....625.86
18 Goldberg, Herman—John Wanamaker..... .....costs, 68.30
18 Grant, Jacob—Annie Wolf .....489.00
18*Guinness, John F—County Fire Ins Co of Philadelphia .....246.14
18 Gordon, Otto—Harry Gordon .....76.65
18 Gehlen, Chas W, Wm J & Anna M—Thomas J Powers, Jr, et al .....1,856.19
18 Grant, John J—Daniel F Schwartz..... ..... costs, 110.95
18 Grant, Judson H—Consolidated Natl Bank of N Y ..... 8,247.94
18 Grotzky, Samuel—Joseph Hantcharon...35.15
18*Grant, David—Wright S Travis ..... 199.01
18 Geary, William admr—William Gould..... ..... costs, 108.45
12 Harrison, Meyer—Charles Eno ..... 93.75
12 Hoffmann, Martin—Mechanics Am Natl Bank of St Louis ..... 2,587.38
12 Herrington, Edw C and John J—John Simmons Co ..... 4,661.16
14 Huppert, Isaac—Eliseo Saggese ..... 423.81
14 the same——Man Gas Tile Co .....921.47
15 Herzog, Frederick—Chas A Doelger et al.. ..... costs, 68.97
15 Holland, Edwin J and Bertha F—Harold Cox ..... 348.56
15 Houghton, Chas B—D W Steele, Jr .. 119.41
15 Hartigan, Paul—Leclerc Cutter ..... 128.92
15 Holland, David—Chas H Wackerberg..125.72
15 Horwitz, Hyman—Frank Frankel et al.. ..... costs, 226.23
15 Hookey, Wm T—Syracuse Co of N Y..204.50
15 Heatley, Blanche—Interurban St Ry Co.. ..... costs, 87.78
15 Hirsch, Joseph—Abenroth Bros ..... 108 40
16 Hamburg, Louis E—Adolf Prince.....120.94
16 Howley, P J—John F Patterson et al..306.90
16 Hirsch, Isaac—Otto G Feldman.....72.11
16 Hamilton, Charles—Troy Public Works Co. .....229.45
16 Howard, Louis C—Morning Telegraph Pub Co. .....112.86
16 Herzfeld, Samuel—Theodore A Sippell..34.41
16 Hochman, Michael—August Jordan....162.15
16 Hurwitz, Herman—Neal & Scott Co....126.57
16 Harrington, May—Isidore Kaufman....991.75
16 Hibek, Chas E—Henry Conklin.....137.07
17 Horowitz, Abram & Isaac R—Twelfth Ward Bank of the City of N Y.....607.63
17 Hoxie, Albert N—Fred L Zimmerman.1,026.28
17 Heilbronner, Isidor—Union Ry Co of N Y City .....costs 107.88
17 Herter, Peter J—Chestnut Ridge White Brick Co .....357.15
17*Hirsch, Morris—H B Claflin Co..... 98.11
17 Hazlett, Wm C—Catherine Ritter et al.334.50
17 Hutchins, Walter T—Gerald van Casteel.. .....1,020.93
17 Heyn, Hulda—Sallie J White.....277.56
18 Howe, John A, Jr—Commercial Ntl Bank of Syracuse .....12,631.42
18 Hale, Eugene——the same .....12,631.42
18 Hale, Wm F—Yale Ntl Bank.....148.79
18 Hall, Chas M—N J Asbestos Co.....148.92
18 Henderson, William, Jr—Brooks Bros.73.52
18 Hall, James S* & Geo P—J Cramer Dry Plate Co..... .....112.16
18 Helm, Gustave A—Thomas A Ennis et al. .....costs, 478.95
18 Hannan, Frank K—County Fire Ins Co of Philadelphia .....246.14
18 Hodgson, J M—Julius Roehrs Co.....81.80
18 Howley, James F—Alexander E Squire..31.25
18 Huff, Thomas S—Grayson L Thornton.51.67
18 Hunziker, Christina—Samuel Till.....614.62
18 Hansen, James F C—John Norton.....59.72
18 Heiner, Henry—George Fiencke.....119.63
18 Hunger, Paul—Chas Leibling.....29.72
14*Israelowitch, Isaac—Robert W Hebberd et al .....99.40
17 Issing, St John—Ely J Rieser et al....221.16
12 Jurman, Jacob—Morris Molczadsky ... 135.15
14 Johnson, Geo F—Daniel McAnerney et al.. ..... 2,224.59
16 Jordan, John, Jr—Frank M Randall..597.18
16 Jones, Albert H—Henry C Piercy et al. .....costs, 108.70
16 Juhring, John C—Same .....108.70
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16 Jame, Harry—Adolf C Prince .....120.94
17 Jones, John M—National Alumni.....131.22
18 Jardine, John M—Henry N Bartlett....113.28
12 Kaplan, Joseph—David Goldstein et al.154.38
12 Kelly, Thomas F—Unionport Lumber & Mfg Co .....34.72
14 Kalishi, Hyman—Harry W Goldwater..89.99
14 Kennedy, Celia R—Met St Ry Co..costs, 87 88
14 Kraft, Isaac—Meyers Bros Co ..... 191.51
14 Kramer, Stella—Louis M Starr et al..787.85
14*Kleinfeld, Gerson—Leopold Meisse et al.. ..... 287.81
14 the same——the same ..... 185.80
14 Kopelowitz, Jacob——the same ..... 185.80
14 the same——the same ..... 287.81
15 Kitz, Augustus J—Oscar Wormser ... 726.87
15 Kaplan, Harris and Annie—Isaiah L Hoffmann .....639.57
15 Kuntze, Chas F—Patrick J Cullinan .... 25.02
15 Kanink, Max—Carl Schulz ..... 51.91
16 Kirby, Maurice—N Y City Ry Co.costs, 108.38
16 Keating, Hugh—Robt S Harnburger..1,222.17
16 Kelsey, Robert G—Peter A Hegeman.9,749.59
16 Kurzrok, Raphael—William Budd et al. ..... costs, 34.05
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16 Krom, John L—Stonewall J Lenper....36.26
16 Knollenberg, Frederick—August Kleffman. .....221.32
17 Kaufman, Jacob—Samuel Josephs..... 39.41
17 Katzman, Eva—Sacharize Isear..... 74.65
17 Kellar, Felix—Morris Lustig..... 59.41
17 Kahn, Harris—Louis Bossert et al....565.44
17 Kelly, John—Chas H Southard.....325.80
17 Kurzrok, Raphael—Edw Cribbon & Sons.. .....978.85
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17 Kurzrok, Raphael—Henry Huber Co.2,383.80
17 Kelly, John J—Patrick McCarthy.....968.50
18 Kessler, Max—Morris Meyers.....390.74
18 Kobitzsch, Adolph—John Miller.....14.72
18 the same—Fannie Trapp.....138.22
18 Kelly, Wm F—N Y Life Ins Co.costs, 38.18
12 Luscher, Max—Elver L Rice .....110.53
12 Leibowitz, Louis and Barnet—Charles Eno. ..... 93.75
12 Levinson, Sam—Benjamin Rubenstein..128.65
14 Leistner, Hyman—N Y City Ry Co..... .....costs, 87.78
14 London, Albert—Samuel M Bass ..... 324.36
14 Lefkowitz, Samuel—Thomas Dimon et al.. ..... 137.22
14 Lewis, George—Robert Gordon .... 6,967.21
14 Lockwood, Geo W—Max Wisser ..... 325.47
15 Liebermann, Jere—Leon Wechsler .... 663.28
15 Lever, John—George Brown.... costs, 27.50
15 Langdon, Martin D—August Strodtmann et al ..... 35.03
15*Liebman, Isidor—Adolf Prince ..... 172.46
16 Leggett, Francis H—Henry C Piercy et al. .....costs, 108.70
17 Lifshich, Leon—Samuel Josephs..... 74.41
17 Lazarus, Charles—Charles Sebiri..... 29.92
17 Lloyd, Thomas—Wm L Voorhees Grain Co. .....189.45
17 Lancaster, James H—Byron H Caples.. 40.51
17 Levin, Louis H, exr—Jacob Hyman..... .....costs 79.07
17 Leipsky, Philip* & Julius—H B Claflin Co. .....191.87
17 Lerner, Ezra—Edwin H Sayre et al.... 40.65
17 Lubelsky, Joseph—Moses Feltenstein et al .....223.65
17 Light, Benjamin—Mervyn Wolff....2,052 80
17 Levin, Jacob—Candee, Smith & Howland Co .....453.67
18 Lynch, Joseph W—Rudolph T McCabe et al. .....costs, 353.09
18 the same—Andrew McKinney.costs, 107.45
18 Levy, Nathan—William Rosenthal....274.41
18 Lauer, Julius C—Susan A Wendell...332.06
18 Lyons, Arthur L—Wright S Travers..199.01
18 Lehne, Mary—Joseph F Vion.....139.72
18 Levin, Morris—Edmund Kohn et al..271.91
18 Lind ay, Geo W Eimon A Lind.....438.19
18*London, Albert—Hyman Delinsky.....932.20
12 Mayer, Louis B—Madison Paper Stock Co. .....118.43
14 Miner, Edw M—Adolf Hirtenstein et al..70.85
14 Mintz, Michael and Gustav—Harry Fischel. .....219.15
14 Michalovitz, Sam—Henry Sommerfeld et al. .....39.66
14 Merrick, James L—John T Smith et al.... .....377.06
14 Malinger, Leo—Herman & Naegeli .... 67.22
15 Marmelstein, Mike—J C Bogert, Sr....224.56
15 Mallory, Geo B—Adrian B Herzog .... 94.82
15 Minter, Samuel F—Bank of Jarratt's..523.62
15 Malone, Frank E—Chas E Schuyler & Co. ..... 59.41
15 Miller, Zack T* and Robert* and Joseph E—Lewis E Barrington ..... 365.67
15 Millar, Wm C—Gustav Fialla et al....51.41
15 McManus, Ellen—Louis P Bartlett, Jr, et al. .....105.27
15 the same—Blog Shoe Finding Co....31.28
15 Martin, Walter C—Thos J Corcoran..181.97
16 Mayer, Louis—Am Farm Products Co..25.95
16 Meicher, David—Wm J Diamond.....59.72
16 Meyer, Davis—Albert London....costs, 68.87
16 Morton, J Hatfield—James McCreedy & Co. .....151.04
16 Murphy, John—W E Baker Co.....71.12
16 May, Ivax—Max Kaplan et al.....29.41
16 Moore, Robert M—Remington Typewriter Co. .....34.12
16 Miller, Wm H H—Carl H Ahrens.....512.66
16 McCrary, Pierce R—Featherstone Foundry & Machine Co .....64.86
16 Mann, Jesse—Major A Rothschild....887.40
16 McCauley, John J—Samuel L Kahn.....217.81
17 Markow, Morris—Samuel Josephs..... 74.41
17 Machsen, Edward—Morris Weinstein.. 32.85
17 Myerson, Eli P—Chas H Kedrich..... 30.86
17 McBride, James—Twelfth Ward Bank of the City of N Y.....607.63
17 Messner, Sigmund—David J Isaacs.... 17.41
17 Martin, Ralph & Alice—Leo J Bachmann.. .....41.27
17 Meyer, Jacob—Candee, Smith & Howland Co. .....453.67
17 Mallory, Harry C—John M Byers.....176.87
18 Marcus, Samuel—Robert Rubenoff ...257.66
18 Moonan, Chris—Merchants Union Ice Co. .....261.55
18 Mendelson, Louis—Rolly M Bronner..... .....costs, 108.85
18 Manwarring, Giler E—Commercial Natl Bank of Syracuse.....12,631.42
18*Moore, Harriet—Emma J Snyder.....172.17
18 Mensching, John J—Solar Light Co....88.16
18 Macfarland, Arthur—Joseph F Vion...139.72
18 Middleman, Isaac L—Benjamin Silverman. .....388.87
18 Margolies, Pincus—Joseph Langman..141.49
18 Meryash, Louis—Hyman Delinsky.....932 20
14 Nathan, Geo W—Hugo Schoolherr .... 690.90
16 Nolan, Catherine M—Edw H Kissam..115 32
16 Nappi, Saverio—Commercial Bank....327.29
16 the same....the same .....325.86
17 Noiman, Samuel—Jefferson Bank.....144.91
18 Noble, John—Alex Arnold.....46.01
18 Nappi, Saverio—Emanuel Meyer et al..130.73
12 Okun, Morris—Jacob Feingold ..... 59.41
12 O'Sullivan, Daniel—Mechanics Am Natl Bank of St Louis .....2,587.39
16 O'Connor, Luke—People &c .....1,000.00
18 Osmer, Herman—Royal Bank of N Y..215.09
18 O'Neill, James F—James D Campbell..200.18
18 O'Donnell, John L—H Herrmann Lumber Co .....costs, 38.18
12 Potter, Arthur W—Wm A Campbell..... .....costs, 114.46
12 Pritz, Jacob—Mechanics Am Natl Bank of St Louis .....2,587.39
12 Phelps, Homer V—Federal Office Equipment Co .....178.40
14 Packer, Wm V—David Karp et al.....36.31

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## AN ELASTIC ENAMEL PAINT which is NONPOROUS, NONPOISONOUS AND DURABLE, for Plaster, Wood and Metal Surfaces

## J. L. MITCHELL PAINT CO., Metropolitan Building, New York


14 Phassonlarides, Constantine D—John Counes. ..... 81.44
16 Philip, Wm H—Henry Kallin.....3,060.56
16 Philips, Sidney L—Walter E Cole....131.41
16 Pomeranz, Samuel—Chas M Straub——86.58
16 Piacenti, Pasquale—Bartolmes et al Zunino et al .....89.74
16 the same....Saverio A Mascia.....89.24
17 Pfister, Sophie—Daniel Meyer.....519.41
17 Paley, Bernard—Mary Berban.....40.31
17 Piccord, Anna—Am Farm Products Co. 41.10
17 Pfaff, Frederick—A Hillman Co..... 48.45
17 Peters, Joseph—Mark C Platt..... 29.31
17 Pluto, Florence R—Robert A Chesebrough ..... 243 60
17 Paris, John W—Republic Rubber Tire & Shoe Co..... 75.97
18 Polisink, Joseph—Susman J Valk et al.21.20
18 Page, Chas W—Frank Churchill.....98.81
18 Perlstein, Louis—Fishel Rosenthal....238.69
18 Penn, Harry A—Mayhard N Clement..600.00
18 Perelson, Lazarus—Solomon Frank et al. ..... 519 40
12 Quinn, Eugene J—Title Guarantee & Trust Co ..... 71.51
18 Quinn, Edwin—G Gustave Walz.....52.97
12 Robinson, Isidor—Chas Eno ..... 93.75
12 Rosenbush, William—Geo Schoenherr..417.26
12 Rich, Elliah and Gittel—H Herrmann Lumber Co..... 62.24
14 Runkle, Maurice—Charles Rosenberg et al.. ..... 218.17
14 Rigo, Janczi—Pauline Hanson ..... 173.91
14 Reamer, Laurence—Brooks Bros.....179.57
14 Rothschild, Jacob—Astor Co ..... 832.42
14 Redding, Henrietta—Met St Ry Co..... ..... costs, 77.78
15 Rankin, Wm J -Frank J Sedlak .... 406.48
15 Rosenberg, Louis—Wm H Penny et al.. ..... 325.76
15 Ryan, James F—George Brown .. costs, 27.51
15 Roeder, Hans and Elizabeth—Max Zlatis. ..... 293.81
16 Ratz, Gebhard—Frank E Gillies et al..172.03
16 Ritterhoof, Alvin A T J—James W Hoey. ..... 380.73
16 Rogers, Geo I—Alexander Mendelson....63.88
16 Rosenthal, Morris—David Kramer et al. ..... 79 00
16 Rosenzweig, Joseph—Edward Davis....70 22
16 Rowe, Alfred T—Wm H Headen..... 250.65
16 Robinson, Geo P—Franz Nielson.....149.52
16 Ramsey, Chas A—Frank Curtis.....225.34
16 Rappaport, Jacob A -Jacob A Weisberg et al. ..... 255.07
17 Reis, Hyman or Herman J—Eagle Lock Co. ..... 81.12
17*Russell, Thomas—Daniel Meyer.....519.41
17 Rosen, Frank—Samuel Josephs..... 74.41
17 Ratnoff, Nathan—Jefferson Bank.....144.91
17 Rubin, Max—Franklyn L Shepard et al.319.16
17 Same—Carter Black & Ayres.....267.27
17 Rotunda, Tobia—N Y City Ry Co.costs 68.88
17 Rafferty, Peter L & John J—Archibald G. Montgomery .....3,141 53
18 Rappaport, Jacob A—Annie Wolf.....489.09
18 Rosenberg, Abraham—Chas H Bellows et al ..... 409.51
18 Rosenbaum, Max—Benj Silverman.....388.87
18 Rosenberg, Louis—Solomon Frank et al 519.40
12 Sander, Fred—Rudolph Oelsner ..... 161.68
12*Silberstein, Leopold—Elver L Rice....110.53
12 Simson, Jacob—Bernard S Heller .... 637.66
12 Siegel, Israel—Chas Eno ..... 93.75
12 Selnik, Henry—Mack Bros Motor Car Co.. ..... costs, 68.46
12*Shatz, Abraham—David Brokaw .... 302.46
12 Soss, Joseph—John W Taylor ..... 10,100.00
12 Schaumburger, Julius—Thomas F Tuohy et al ..... 231.83
12 Schlobohm, Christian—Mechanics Am Natl Bank of St Louis ..... 2,587.39
12 Shalek, Jennie——the same .....2,587.39
12 Smith, Chas E W—Nathaniel Alumni..122.92
14 Seplow, Morris and Herman—Samuel Groiginsky et al ..... 1,029 46
14*Shatz, Abraham—Twelfth Ward Bank..523.81
14 Steinbeck, Ernest—Benjamin Pritz et al . ..... 553 22
14*Stavracos, John—G T Lawrence & Gregory Co ..... 261.53
14 Spence, Alice—Charles Root ..... 252.15
14 Sternberger, Morris S—Solomon A Arnstein ..... 136.91
14 Snyder, Meiser R Robert Gordon ..... ..... 6,967.21
14 Sachs, Nathan—Max Wachsman ..... 82.25
14 Senz Nathan -Maintenance Co ..... 163.11
15 Selleck, Frank S—Wesley W Devitt....239.44
15 Stubbert, John E or Dr J Edw—John R Hadin ..... 58.78
15 Shadbold, Sydney H—D W Steele, Jr..119.41
15 Stripp, Martin, Jr—Irving Natl Exchange Bank ..... 212 18
15 Scott, William, Jr—Colwell Lead Co....207.21
15 Schwartz, Isaac—Joseph N Colyer....206 98
15 Schaub, Geo F—John C Rodgers..costs, 68.18
16 Steinman, Adolph B—Louis Berliant et al. ..... 304 41
16 Schwartz Bernard—People &c.....500.00
16 Salter, Michael Same .....1,000 00
16 Schmidt, John—John Sinnott .....198.50
16*Schwartz, Jacob—Lionel D Daisel et al. ..... 117.16
16 Spiegel, Louis—L C Smith & Bros Typewriter Co ..... 62 22
16 Schwartz, Joseph—George Schuman....72 41
16 Stirer, Frederick—Samuel Schneider...39.97
16 Shrekinger, Simon—Same.....39.97
16 Shalet, Paul—Hyman Schoemann.....333.81
16 Sears, David C—Sarnott Strait et al....78.17
16 Sommerman, Sumer—Samuel Blick....335.96
17 Steiger, Fred—Mirabel Wine Co.....107.73
17 Straus, Nathan & Isidor—Elvira J Byrne.. ..... 15,155.03
17 Same—Thomas F Byrne.....634.05
17 Selig, Aaron E—Sidney L Katz.....390.78
17 Somach, Morris—Jacob Cohen.....220.05
17 Steingarten, Morris—Annie Pariser....216.66
17*Schmitt, George—Cahn Belt & Co.....548 92
18 Switzer, Andrew—Commercial Ntl Bank of Syracuse ..... ..... ..... ...12,631.42
18 Solomon, Louis—Bernard Bernbaum..161.91
18 Schuyler, Chas E—Black Boyd Mfg Co..59.41
18 Sugarman, Louis—Jacob O Leffler et al. ..... 221.30
18 Solomon, Ignatz—Benjamin Bergheimer et al..... 260.90
18*Schneider, John R—Arthur M Levy et al. ..... 419.31
18 Smith, Frederick R—Commercial Ntl Bank of Syracuse ..... .....12,631.42
18 Spalding, A Warren—Lambertson C Bobbink et al ..... 1,034.02
18 Sire, Henry B & Leander S—Candee, Smith & Howland Co.....1,785.91
18 Schmidt, Ida W—E Holdoway Pub Co.737.49
18 Shaw, John S—Leonard Keil.....44.41
18 Siemer, John A—Chas Le Boutillier..279.06
18 Seelye, Mary W—Henry C Coe.....588.51
14 Thayer, Geo L—Caesar Misch, Inc ....132.69
14 Tappey, Leopold C* and Wm H—John F Smith et al ..... 377.66
14 Taeffner, Charles—James H Rollins et al. ..... 458 84
15 Techipke, Kurt—Maynard N Clement...10.00
16 Taaffe, Thomas—E La Montague's Sons. ..... 557.72
16 Thedford, James—Henry L Herbert....382 27
16 Tehoinell, Henry M* and Harmon W* and Edwin M—Nassau Fertilizer Co.....50.63
16 Taslton, Ellen M—N Y City Ry Co..... .....costs, 110.88
16 Tiedemann, John C—Lionel E Wilder..565.62
16 Tack, Morris—Emil Goldberger ..... 169.68
17 Tripi, Salvatore—N Y City Ry Co. costs 68.88
17 Trautman, E Elliott—James M Rankin..... ..... 2,657.97
17 Tucker, Edwin & Walter C—J Hurley.3,044.04
17 the same—Empire Brick & Supply Co. ..... 5,036 68
17 the same—J Morrow.....582.54
17 the same—Pelham Operating Co....997.67
17 the same—Union Construction & Waterproofing Co.....826.50
17 the same—J Kane.....2,395.42
18 Thoms, David R—Import Tobacco Mfg Co. ..... 24.38
18 Tuck, William—Max Marx.....40.21
18 Traugott, Frank—Commercial Natl Bank of Syracuse .....12,631.42
18 Tivoli, Florence E—Arthur M Levy....419.31
18 Thode, Wm F—Ferdinand Westheimer et al ..... 163.22
18 Tookey, Patrick F—Emil Fleischl.....127.37
14 Vasilas, George—John Grammas ..... 52.73
17 Volk, Jacob—Star Co, possession of property .....131.95
12 Wessel, Louis—Franz Osswald et al..121.00
12 Wager, John J—Mechanics Am Natl Bank of St Louis ..... 2,587.39
12 Welp, August——the same ..... 2,587.39
14 Wolf, Isaac—Robert W Hebberd et al..99.40
14 Wolff, Edmund & Jules—Frederick Schnauffer ..... 935.96
14 Whitmore, Benj J—Geo H Corey .... 129.28
14 Wallenberg, Erik J- Hans Semler .... 278 71
14 Wadleigh, Thomas P—Kate M Wadleigh. ..... 779 11
14 Wright, James W—Dr Mark J Emelin..33.41
14 West, Wm T—Robert Gordon .... 6,967.21
14 Wildstein, Moishe H—Sacher Chaikin et al. ..... 189.50
14 the same——the same ..... 174 01
14 Weidemeyer, Elizabeth G—Alfred G Evans et al ..... 306.41
14 Waterbury, Lawrence—Udall & Ballou.725.11
14 Wise, Henry—Jacob Blumberg...costs, 61.63
15 Wilson, James—Henry C Webb et al....110.27
15 Ward, Chas M—Chas B Nichols et al..492.54
15 Westbrook, Frank—Isaac Sommers Co..66.03
16 Weinberg, Philip—Moses I Falk ....2,465.77
16 Wallace, Lewis—Henry C Piercy et al. ..... 108 70
16 Wittioff, Louis—Michael J Gannon....160.81
16 Weinberger, Samuel—Jacob Mittelman..483.47
16 Weissman, Samuel—Joseph Wollman....15.41
16 Weisman, Philip—Max Baer et al.....22.21
16 Wilchinsky, Henry—Chas M Straub....84.65
17 Wilkin, Wm P—Martha C Davidson...119.67
17 the same—Martha C Morgan.....317.17
17 Wallenstein, Samuel L—Louis Bossert et al ..... 735.36
17 Wolin, Samuel—Jefferson Bank.....144.91
17 Wiedmeyer, Elizabeth G—National Elevator Co ..... 69.20
17 Wait, Arthur M—Pelham Operating Co.104.98
18 Wagner, John—Commercial National Bank of Syracuse .....12,631.42
18 Wallenstein, Isaac—Louis Levy et al..36.41
18 Walsh, Patrick J—Abram J Kaplan....148.01
18 Widelitz, Samuel & Chair—Harry L Meltzer .....625.86
18 Williams, C Fuller—Grayson L Thornton. ..... 51.67
18 Wadsworth, Philip C—Henry Heide....171.37
18 Weinschenker, Charles—Benj H Kaufman. ..... 32.72
18 Wortman, Haris—Fredrick Herrmann.... .....costs, 38.18
18 Wolfman, Philip—Philip Lehron et al..429.34
18 Wallace, Francis J—Michelon Products Selling Co .....651.68
16 Yard, Fanny A—Honnet Lorge.....353.58
16 Zimmerman, Charles—Joseph Buellenbach. ..... 1,333.59
16*Zimmerman, Louis—Lionel D Waixel et al. ..... 117.16
16 Ziegler, August H—John B Forster....364.10
16 the same....J Frederick Scheffer..386.97
18 Zizick, David—William Schiller et al..38.05
18 Zwiebelson, Abraham—Joseph Hatcharon.. ..... 35.15
18 New York Foundry Co—P H & F M Roots Co. .....1,305.16
18 The Schilling Co—Wm C Van Post..2,078.92
18 Met St Ry Co—Joseph M Goodman...101.00
18 The Knickerbocker Construction Co—Harold C Mitchell.....1,314.58

CORPORATIONS.

12 National Switchboard Co—Waterbury Co.. ..... 1,761 39
12 Oscar C Brown Co—Thomas C Miller..170.22
12 New York Office Partition Co, Inc—Herbert S Ackerman ..... 256.78
12 the same——Geo D Lloyd ..... 171.34
12 the same——Herbert L Ackerman...478.90
12 Mead Roofing & Cornice Co—Burlington Transfer & Storage Co ..... 272.41
12 N Y City Ry Co—Nicolo Maroldo....2,390.05
14 Bay State Realty Co—Charles Rosenberg et al ..... 218.17
14 The Wald Individual Motor Co—Met Engineering Co ..... 248.42
14 Universal Light & Equipment Co—Germania Electric Lamp Co ..... 189.66
14 Empire City Audit Co—Mfrs Record Pub Co ..... 100.70
14 N Y City Ry Co—Louis Kern ..... 240.00
15 New York School of Arts—Thomas Dimond. ..... 773.27
15 Iron & Steel Refining Co—D W Steele, Jr.. ..... 119.41
15 Motor Mart—Chas E Schuyler & Co....81.16
15 Weber Self-Playing Piano Co—Mark D Nave ..... 310.41
15 Union Soap Co—Wilbur A Welch .... 728.25
15 Coin Novelty Co and International Coin Novelty Co—Sophie Bachem ..... 237.36
15 New York City Ry Co—Solomon Brick et al ..... 2,143 42
15 Mutual Reserve Life Ins Co—Wilson R Hunter ..... 792.70
15 Columbia Paper Bag Co—Island Paper Co. ..... 2,147.85
16 Joseph Vandenberg Opera Co—Harry Bissing ..... 152.85
16 Cope Automobile Co—Pyramid Garage Co. ..... 152.84
16 Motor Top Co of N Y—Morning Telegraph Pub Co. .....22.96
16 Interurban St Ry Co—Patrick Morrissey. ..... 418 67
16 Interborough Rapid Transit Co—Nellie I Ensley .....2,140.47
16 Metropolitan St Ry Co—Geo Werner..382.22
16 J M Guffey Petroleum Co—Herman Ganes. ..... 5,396.94
16 The A B Benesch Co—People's National Bank .....1,053.87
16 Dougherty & Co—Berea College....33,820.98
16 United Concrete Machinery Co—Am Contractor Pub Co .....198.56
16*J E Laheney Co—David Kraus.:.....132.22
16 Mount Morris Construction Co—Jacob A Weisberg et al .....255.07
16 Merralls Machinery Co—Elizabeth A Bend et al .....371.32
16 The Underwriter Engineering & Construction Co—Phoenix Towing & Transportation Co .....680.62
16 MacDonald, Hayward Co—Jabel C Spencer. ..... 57.02
16 Heating & Power Co—Pressed Radiator Co. ..... 2,876.57
17 W A Squire & Co—Milton Sommerich et al ..... 691.90
17 National Relief Assurance Assn—Florence J. Sullivan .....519.31
17 New York Contracting Co. Pennsylvania Terminal—Julia Lane .....17,696 38
17 McBride Co—Twelfth Ward Bank.....607.63
17 Harrigan Contracting Co—Swan & Finch Co. .....391.19
17 John V Signell Co—Dominick Peleso.7,778.44
17 New York City Ry Co—Geo Kirchner.312.41
17 the same—Kathryn Black.....3,000.00
17 Wight Easton Townsend Co—John Hurley—Pelham Operating Co.....104.98
18 National Relief Assurance Assn—Commercial Ntl Bank of Syracuse.....12,631.42
18 International Tailoring Co—Conrad Yogel. ..... 48.47
18 New York City Ry Co—Foster W Gillette. ..... 2,588.65
18 The Acme Building Co—Chas M Gray Marble & Slate Co..... .....803.61
18 The Gehlen Co—Thos J Powers Jr et al. ..... 1,856.19
18 J M Hodason Florist—Lambertin C Bobbink et al .....1,034.02
18 the same—John I Raynor.....1,559 89
18 the same—Hutchings & Co.....701.86
18 C A Tileston Co—Chas E Bedford...1,370.44

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CALEDONIANS—Dark Red Stretchers and Dark Blue Headers—Both Deeply Wire-cut.

VAN NEST PRESBYTERIAN CHURCH
Morris Park and Barnes Aves, N. Y. City
JAS. E. WARE & SON, Architects

18 Shoemaker & Simpson—Remington Typewriter Co. .....21.72
18 Jacobs & Sons—Chas E Ring ..... 320.21
18 National Pay Envelope Co—Louis Bauer.32.77
18 Maurice Campbell & Co—Remington Typewriter Co ..... 71.72
18 Plymouth Interior Construction Co—Louis G Jones .....440.93
18 North Western Realty Co—Benjamin Silverman .....388.87
18 Forty-Second St, Manhattanville & St Nicholas Av R R Co—Lillie Nelson..1,148.85

## SATISFIED JUDGMENTS.

October 12, 14, 15, 16, 17, 18.

Aborn, Milton—H Goodkind. 1901 .... 1,143.48
Benenson, Benjamin—H Ringel. 1907 .... 59.41
Bodinus, Herman—G Kustermann. 1907..236.39
Bowsky, Max—W D Chase. 1907 ..... 277.41
Bellows, David S—M Susskind. 1907 .... 119.65
Brodie, William—Bank of the Metropolis. 1904. ..... 1,085.81
Buckett, William—I Metzger. 1900 .....$515.69
[6]Bevillard, Edw P—N H White et al. 1898. ..... .....204.17
[6]Benoit, Adolph H & Julia—W A Watson. 1904. ..... .....900.00
[1]Cahill, Marcon—P K Wilson. 1907 .....109.07
Cohn, Hugo & Joseph Brussel—P Gargiulo. 1907 ..... .....214.65
Chard, Walter W—W Patton. 1906.....171.54
Coward, James S—N Y Edison Co. 1907..34.16
Crieger, Louis & Davis Meyer—A London. 1907. ..... .....68.87
Dorwin, Gustav S—Title Guarantee & Trust Co. 1903 ..... 102 86
Dyer, Lillian E—C R Christy. 1903....186.17
Edelman, Geo P—J Meurer. 1907..... $39.44
Fisher, Abraham & Morris—A Rosenberg. 1907 ..... .....1,541.91
Fickinger, Emil H and Geo D Glass—C E Duross. 1907 ..... 2,202.52
[1]Feldman, Philip—N J Terra Cotta Co. 1907.. ..... 516.66
Fisher, Robert C & Edw B—Tompkins W King. 1905 ..... ..... 1,714.21
Green, John E—The Durland Co. 1907...392.62
Goldfarb, Philip—I M Levy. 1907.....43.90
Garcia, Juan—F de Rosa. 1907 .....318.40
Heimerdinger, Eugene M—B Sandberg. 1900. ..... 34.15
Same——National Wallpaper Co. 1900....327.68
Ireland, John D C—E B Ripsom. 1905....179.90
Johnstone, Henry Q—M L Ernst. 1905....136.56
Kaughran, Susan A—T F Kaughran. 1907..35.75
Lefkowitz, Isaac—L Rosenthal. 1907.....688.98
[3]Matshak, Samuel—E Newburger. 1906...64.41
[4]Mintz, Jacob J—L M Jacobs. 1907.....477.99
Marcus, Simon—A B Beith. 1907.....411.76
Mintz, Jacob J—L M Jacobs. 1907.....420.93
[6]Marsh, Clarence—E L Burley. 1907.....40.91
[1]Mack, Willard B—J A E Werther. 1906.3,183.11
[1]Same——Same. 1907 .....59.31
McOwen, Anthony—P H Whalen. 1907 ..107.72
[1]Newman, Dube—Berman Realty Co. 1907.... ..... 1,235.63
O'Neill, Joseph P—A J Koehler. 1907 .... 72.41
Pepper, Julius—J W Kruger. 1906.....460.36
Rosenzweig, Ignatz—I Roganetsky. 1907..200.00
[6]Rando, Frank—John Simmons Co. 1907. ..... .....2,110.47
Rothschild, Jerome Wilcox & Gibbs Sewing Machine Co. 1902 ..... 136.41
Reeve, Edw H—I Metzger. 1900.....505.81
Shea, Patrick T and Fidelity & Casualty Co of N Y—P W Cullinan. 1906 ..... 104 00
Same——same. 1906 ..... 1,846 87
Solomon, Emanuel—Candee, Smith & Howland Co. 1907..... .....68.22
[1]Schiff, Max—A Sursky. 1907 ..... 305.35
Staehle, Eugene and Otto—M Knabe. 1906.. ..... 2,193.80
Tripler, Chas E—J T White et al. 1904..112.54
Vix, George & Thomas W Lamb—J Vesey. 1903 ..... .....77.28
Voss, Christiana D E M—A C Morrell et al. 1907 ..... .....108.39
Same——C F Fausner. 1907. .....109.89
Some—L Von Gilluwe. 1907..... .....106 37
Warring, Vechter—L Thorsh. 1907 .....175.69
Wood, Daniel M—S Kandall et al. 1906...73.01
[3]Wolfert, Louis—Henry McShane Mfg Co of Baltimore City. 1899 ..... 530.71
Wells, William & Nonie—R H M Dawbarn. 1907 ..... ..... ..... ..... 429.41

### CORPORATIONS.

F P Bhumgara Co—A L Marvin. 1907...420.78
[1]Ross Lumber Co—Fort Pitt National Bank. 1907 ..... ..... 1,977.18
The O J Gude Co and Newbold T Lawrence—G W Buskirk. 1907 ..... 697.01
[1]The Bank for Savings in the City of N Y—J H White. 1903 ..... 597.22
Bordens Condensed Milk Co—W Kappus. 1907. ..... ..... 250.00
Congregation Shaereth Israel in the City of N Y—H Cohen et al. 1906 ..... 137.70
The Chicago & Alton R R Co—W W Newcomer 1907..... .....25.00
Same——same. 1907 ..... .....532.22
[1]The National Park Bank of N Y—J Gerken. 1907 ..... ..... .....69.73
Empire State Surety Co—E M Grunwaldt. 1906. ..... .....64 41

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Oct. 12.

157—Barretto st, e s, 225 n 165th st, 75x100. William Apotheker agt Louis Stern and Charles Kausen ..... ..... $34.65
158—Broadway, w s, whole front between 133d and 134th sts, —x—. Wm H Jams agt Capital Realty & Construction Co and Rutherford Heating Co ..... 200.00
159—Washington av, s w cor 187th st, 50x101. Willson, Adams & Co agt James Mulholland. ..... ..... ..... 2,431.69
160—Centre st, s e cor William st, 44x114.10. Bronx. Joseph F Gold agt Anna A Horton and Thomas F Kelly ..... 2.0 00
161—Willet st, No 68. Picket, Passel & Miller agt Abraham Schwarz and Abe Warm..342.00
162—Same property. David Wann agt same.. ..... 269.70
163—1st av, n e cor 116th st, 26x74. Nathan Lyon agt Italian Co-operative Union Department Store and Michael Giaquinto .... 222.60
164—Broadway, 8th av, 57th and 58th sts, whole block. Isaac Goldberg agt Columbus Circle Arcade Co and Elias Nieberg ..... ..... ..... ..... 3,500.00
165—Washington st, No 609. M C Rosenbaum Co agt John H Joetschins.....5,208.00

Oct. 14.

166—Washington av, s w cor 187th st, 50x 100. Union Woodworking Co agt James Mulholland ..... ..... 2,875.00
167—Mulberry st, No 113. Bregman, Rosenberg & Ratner agt Mary E and Catherine C Ward and Geo J Reilly ..... 428.89
168—50th st, No 404 West. National Fireproofing Co agt A Buchsbaum and Geilhard & Gallagher ..... 145.60
169—Satisfied.
170—Macomb pl, Nos 21 to 39.....
8th av, Nos 284 and 288.....
National Fireproof Sash & Door Co agt S & R Construction Co..... .....150.00
171—East Houston st, Nos 488 to 496.....
Goerck st, Nos 352 to 256.....
3d st, Nos 396 and 398 East.....
Same agt M Fine Realty Co.....694.90
172—Washington st, s w cor 187th st, 50x101. John Kientsch agt James Mulholland..402.00
173—Nassau st, n e cor Spruce st, —x— to Frankfort st. Empire City Marble Co agt Tribune Assn and D C Weeks & Son...8,250.27
174—Washington av, s w cor 187th st, 100x 141. Michael J Gilleran agt James Mulholland ..... ..... ..... .....800.00
175—Lenox av, w s, whole front between 146th and 147th sts, 199.10x649. Carey Machinery & Supply Co agt Metropolitan Street Ry Co and New York City Ry Co.....816.00
176—50th st, Nos 126 and 128 West. Gerald Cahill agt John Doe and John J Whelan.230.00
177—116th st, No 122 East. Martin Ackerman agt John C Moore, John Gordon and John Stein ..... ..... ..... .....245.00
178—59th st, No 346 West. Same agt Cooper Realty Co, John Gordon and John Stein.140.00
179—Broadway, s w cor 46th st, 128x118x irreg. T A S Sheridan Co agt 46th Street & Broadway Realty Co and Saverio Nappi. ..... ..... ..... .....677.76
180—164th st, s s, 50 w St Nicholas av, 99x 100. Laflin & Rand Powder Co agt Maurice J Bernstein and Antonio Alteri .....547.66
181—7th av, Nos 462 to 468. Standard Iron Works agt Harry Levey and Louis Fagin. ..... ..... ..... .....150.00
182—8th st, Nos 311 and 313 East. Garaventa & Peirano agt Annie Kurzrok .....117.50
183—118th st, n s, 144 e 1st av, 50x87.11. A E Klotz Fireproofing Co agt Israel Grossman Samuel Goldman and Jacob Schwartz..75.50
184—10th st, Nos 236 and 238 West. Same agt Jacob Lippman, Samuel Root and Jacob Schwartz ..... ..... ..... .....253.67
185—97th st, No 32 West. Benjamin Silverman agt M H Feder and M Greenstein....71.10
186—3d av, No 2174. Otto Freyberg agt Sanders and Emma Gutman and John Regan ..... ..... ..... .....1,230.00
187—49th st, No 53 East. Henry H Meise agt Lewis A Connors and H M Weed & Co.53.00
188—8th av, Nos 2710 to 2724. Israel Middleman agt Northwestern Realty Co and Stevenson Raldiris & Co.....86.00
189—Avenue A, No 224.....
14th st, Nos 500 and 502 East.....
Frooks Engine Co agt C Realty Co and Alexander Ghindar ..... .....29.40
190—12th st, No 522 East. Same agt Aaron or Mushtick Libline ..... ..... .. .....22 35
191—Andrews av, e s, 75 n University av, 28x 100 National Fire Proofing Co agt James E Lough and New Century Contracting Co. ..... .....145.60
192—146th st, Nos 202 to 228 West. Henry Grier agt Lazarus Perelson and Louis Rosenberg ..... .....617.60
193—116th st, No 18 West. White Van Glahn Co agt Congregation Ohab Zedek ....1,019.48
194—68th st, No 9 East. Fitzgerald Spear Co agt Mary Bliss and Fountain & Choate.2,249.00
195—54th st, No 57 East. Abraham Levin agt John Doe and Charles Rasmussen.....2100

Oct. 15.

196—49th st, No 53 East. Dryer Mfg Co agt Lewis A and Emma H Connor and H M Weed & Co..... .....2000
197—Nassau st, n e cor Spruce st, 40x110 Leonard D Hosford agt Tribune Assn and D C Weeks & Son ..... .....8,940.39
198—101st st, Nos 202 to 210 West. Candee, Smith & Howland agt Bloomingdale Leasing Co and Unexcelled Garage Co..... .....414.85
199—Madison av, n e cor 133d st, 99.11x110. New England Mantel & Tile Co agt Abram Shatz and Vincent C Courrier.....602.00
200—98th st, No 46 West. James McLaughlin Co agt Josephine Levine..... .....50.08
201—5th av, Nos 954 and 956. Caroline Haas agt J Horace Harding and E G Hantsche & Co..... ..... ..... .....225.00
202—Andrews av, e s, 75 n University av, 25x 100. Thos B Bowne & Son agt James Lough and New Century Contracting Co.....324.38
203—214th st, No 738 East. National Mantel & Looking Glass Co agt Ermino Corti...98.00
204—Washington av, s w cor 187th st, 50x101. George Jung agt James Mulholland..2,850 00
205—Madison st, Nos 94 to 98. Leonardo Cario et al agt Louis Frank ..... ..... ...250.00
206—Mulberry st, Nos 207 to 211. Leon Rubin agt Michael Bonn ..... ..... .....2,300.50
207—Same property. Same agt Michael Bonn and David Perlman ..... .....3,196.00
208—3d av, No 2174. Union Woodworking Co agt Sanders and Emma Guttman and John Regan ..... ..... ..... .....479.50
209—Washington av, s w cor 187th st, 50x100. William Stelter agt James Mulholland...100.00
210—Centre st, s e cor William st, 40x114, Bronx. Standard Plumbing Supply Co agt Anna A Horton, Thomas F Kelly and Joseph F Gold ..... .....280.00
211—3d av, No 2130. N Hutkoff & Co agt Geo W Welsh and John Regan.....254.60
212—3d av, No 2174. Same agt T & A Gutman and John Regan ..... .....551 00
213—Webster av, Nos 3192 and 3194. Bronx Sash & Door Co agt Summit Avenue Construction Co..... .....546.00
214—Perry av, e s, 125 s 209th st, 25x100. G B Raymond & Co agt Helene Poppelan and John A Miller ..... .....74.85
215—Washington av, s w cor 187th st, 50x100. Same agt James Mulholland .....65.61
216—3d av, No 2174. Canton Steel Ceiling Co agt Sanders and Emma Gutman and John Regan & Son ..... .....420.00
217—Washington av, s w cor 187th st, 50x 100. John Bell Co agt James Mulholland. ..... ..... ..... .....1,783.97

Oct. 16.

218—3d av, No 2174. Louis J Zimmerman agt Sanders and Emma Guttman and John Regan ..... .....1,300.00
219—Same property. Henry H Meise agt same. ..... .....300.00
220—Washington av, s w cor 187th st, 50x100. Frank Miltner agt James Mulholland....655.00
221—Mulberry st, Nos 207 to 211. Standard Metal Ceiling Co agt Michael Bonn and Leon Rubin and David Perelman .....50.00
222—56th st, Nos 411 to 421 East. William Ehrlich agt Lewis Realty & Construction Co and Julius Berliner and Max Greenberg. ..... .....650 00
223—Washington av, s w cor 187th st, 50x101. Brennan & Ororke agt James Mulholland. ..... .....1,400.00
224—7th av, s e cor 125th st, 75x100. Rudolf Gersman agt Greenbaum & Kreisler..1,050.00
225—Willet st, No 68. Rachel Talsky agt Abraham Schwartz ..... .....250.00
226—Newman st., w s, 425 n 150th st, 75x111.6. Thomas Cowan agt John Hussen and Hussen Land Co .....14,284.00
227—3d av, No 2174. G Fred Mauser agt T & A Gutman and John Regan .....125.00
228—61st st, No 110 West. Elmer G Sharpe agt Anna Duross and John T Finn....500.00
229—105th st, Nos 212 and 214 East. James B Brady agt Mildred Realty Co .....297.00
230—68th st, No 9 East. Fitzgerald Speer Co agt Mary Bliss, owner; Alfred E Fountain, Jr., and Edw E Choate .....1,926.72
231—Lexington av, Nos 61 to 65. Patrick McKay agt Elizabeth A Hayes and Bernard Reich and John Jordan & Son.....2,078.75
232—101st st, Nos 206 and 210 East. Joseph Tino et al agt Bloomingdale Leasing Co and Unexcelled Garage Co .....115.00

Oct. 17.

233—105th st, Nos 212 and 214 East. Levine & Posner agt Mildred Realty Co.....1,425 00
234—59th st, No 53 East. Miller, Haas & Co agt Louis A Colmer and H M Weed & Co. ..... .....488.56
235—Jackson av, Nos 828 and 830. S Gold & Co agt Arthan Realty Co and Samuel Hecht ..... .....451.40
236—7th av, Nos 1975 and 1977. Stahl & Stahl agt Harry L Toplitz and Calumet Construction Co..... .....300.00
237—11th st, No 602 East. Louis Krauss agt Lober, Rubenstein & Libson and L R Smith. ..... .....99.87
238—Crosby st, Nos 101 and 103. Manhattan Concrete Co agt Mildred Realty Co.....160.00
239—105th st, Nos 212 and 214 East. Ludins Plumbing Contracting Co agt Mildred Realty Co..... .....2,650.00
240—101st st, No 315 East. Benjamin Kanner ag Schlesinger & Sisser.....135 00
241—Cauldwell av, No 673. S Sobel Co agt John Counes ..... .....1,301.00
242—Thompson st, No 58. Wm A Thomas Co agt Nicola Galgano and Victor Marturano.38.35
243—Hamilton st, No 5. Wm A Thomas Co agt Annie E Mahoney, Joseph Kantrowitz and Max Brooks ..... .....66 91
244—1st av, No 228. Wm A Thomas Co agt Morris Sworetzky and Benjamin Leff....77.55

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6

245—163d st, s s, 100 e Broadway, 265x99.11. Pasquale Vintiniglia et al agt New Era Construction Co and Abraham Friedman....295.00
246—49th st, No 53 East. Howden Tile Co agt Lewis A Connor and H M Weed & Co. .....41.00
247—152d st, n s, 100 e 8th av, 100x100. E F Keating Co agt W & J Bachrach and Rutherford Heating Co..... .....755.62
248—Riverside Drive, s e cor 139th st, 328x 100. Same agt Hensle Construction Co and Rutherford Heating Co.....280.74
249—Broadway, w s, whole front between 133d and 134th sts, 200x100. Same agt Capital Realty & Construction Co and Rutherford Heating Co..... .....1,625.52
250—7th av, e s, whole front between 141st and 142 sts, 200x100. Same agt Crystal Realty Co and Rutherford Heating Co..1,298 99
251 William st, s e cor Centre st, 44x114. David S Robinson agt Annie A Horton and Thomas F Kelly ..... .....62.00
252—Crosby st, Nos 101 and 103. George Delion agt Mildred Realty Co.....525.00
253—114th st, Nos 216 and 218 East. Same agt same ..... .....800.00
254—2d av, No 2423. John A Murray agt John Doe and R. McDermott .....500.00
255—Hudson st, s e cor Horatio st, 50x100. Person & Co agt Samuel Lippman and J J Schwartz ... ..... ..... .....124.60
256—49th st, No 53 East. Sergeant & Co agt Lewis A Connor and H M Weed & Co..111 39
257—118th st, Nos 411 to 415 East. Same agt Israel Grossman, Samuel Geldman and Jacob J Schwartz ..... ..... .....215.60
258—128th st, No 58 West. Israel Crystal agt Samuel Rosendorf ..... .....80.00
259—5th av, s w cor 218th st, 114x105. Marion De Luca agt Taylor Textile Works Co and Joseph Haas ..... ..... .....20.50
260—Centre st, s e cor William st, 44x114. Wm D Dayton agt Annie A Horton and Thomas F Kelly ..... .....43.55
261—79th st, Nos 231 and 233 East. Wm A Haase agt Louis Becker .....764.87
262—75th st, Nos 417 and 419 East. William Bach agt William Babor .....120.00

Oct. 18.

263—Horatio st, s e cor Hudson st, 40.5x55x 47.10x55. A E Klotz Fireproofing Co agt Samuel Lippman and Jacob Schwartz...113.07
264—Madison av, n e cor 133d st, 99.11x60. Joseph Barrone agt Vincent C Corrier and Abraham Shatz ..... .....4,700.00
265—101st st, Nos 206 and 210 West. Joseph Tino & Co agt Bloomingdale Leasing Co and Unexcelled Garage Co..... .....115.00
266—10th av, No 116. Hyman Shapiro agt Barter Realty Co and Feinstein & Cohen...108.30
267—Centre st, s e cor William st, 44x114, Bronx. William E Lowndes agt Annie A Horton and Thomas F Kelly .....160.62
268—177th st, n s, 100 w Amsterdam av, 100 x100. Harry First et al agt Portland Realty Co..... ..... ..... .....1,000.00
269—Westchester av, s w cor Southern Boulevard, 200x200. August Mugler agt American Real Estate Co and John Rendall..108 95
270—51st st, No 524 West. Plotken & Bress agt Maks Beck ..... .....560.00
271—117th st, No 7 East. Benjamin Roth agt John Hirschberg ..... .....29.25
272—117th st, No 5 East. Same agt John & Richard Gingold ..... .....22.75
273—114th st, Nos 216 and 218 East. Francis W Frod's Sons agt Mildred Realty Co. .....25.00
274—105th st, Nos 212 and 214 East. Same agt same ..... .....40.00
275—49th st, No 53 East. James McLaughlin Co agt Lewis A & Anna W H Conner and H M Weed & Co .....65.57
276 3d av, No 1183. Christian J Haug agt William Vogel and Ferdinand Maier....105.45
277—Mulberry st, No 8. Sam Iser agt Guiseppe Longobardi..... .....105.00
278—39th st, Nos 25 to 33 West. Braunfels, Browning & Co agt American Society of Mechanical Engineers & American Institute of Electric Engineers and Thomas J Fanning. .....101.80
279—40th st, Nos 18 to 22 West. Same agt York Club and Thomas J Fanning.....922.25
280—Amsterdam av, Nos 1101 to 1119. Selig Rosenberg agt The Polstein Realty & Construction Co .....750.00
281—East Houston st, No 196. William Rosenbaum & Bro agt Klar Bros and Tobias Schwartz & Joseph Klepper ..... 129.33
282—Washington av, n e cor 167th st, 60x110. Abraham Levin agt John Altieri and Greenbaum & Samuel ..... 132.00
283—49th st, No 53 East. James & Kirkland agt Lewis A and Emma W N Connor and H M Weed & Co ..... 75.00

## BUILDING LOAN CONTRACTS.

Oct. 12.

152d st, n s, 150 w Broadway, 100x—. City Mortgage Co loans Simon Uhlfelder and Abraham Weinberg to erect two 5-sty apartments; 5 payments .....$27,000

Oct. 14.

165th st, s s, 150 e Stebbins av, 25.6x68.2x irreg. Title Guarantee & Trust Co loans George Tremberger to erect a 3-sty flat; 4 payments ..... .....6,000

Oct. 15.

108th st, n s, 70 e Madison av, 75x100.11. John Townshend loans Martin Lyons to erect a — sty building; 4 payments .....15,000

Oct. 16.

Wooster st, Nos 116 and 118. Hugo Wessler loans John E Olson to erect a —-sty building;—payments ..... .....4,000

Oct. 17.

Brook av, n e cor 136th st, 200x100 to 137th st. Manhattan Mortgage Co loans Brook Construction Co to erect five 6-sty tenements; 9 payments ..... ..... .....69,000

Oct. 18.

Park av, n w cor 97th st, 100.11x100. David Kidansky and Louis J Levy loan Isaac Fox to erect a 3-sty building; 3 payments...10,000
145th st, n s, 230 w 7th av, 240x99.11. Wilson M Powell loans W & B Realty Co to erect six 6-sty tenements; 5 payments..114,000

## SATISFIED MECHANICS' LIENS.

Oct. 12.

145th st, n s, 100 e 8th av. John Lever agt Northwestern Realty Co. (June 4, 1907) ..... ..... ..... ..... .....$600.00
[2]18th st, Nos 157 and 159 West. C S Goss & Co agt Mrs Alfred M Rau. (July 8, 1907) ..... ..... ..... .....66.00

Oct. 14.

91st st, No 312 East. The Campbell Supply Co agt Abraham Selinger et al. (Sept 30, 1907)..... ..... ..... ..... .....150.64
Park av, n w cor 97th st. Ratzkin Berman & Prudovsky agt Isaac Fox. (Oct 11, 1907). ..... ..... ..... ..... .....3,096.00

Oct. 15.

Washington av, n e cor 181st st. Stephen H Welch agt Edw Murphy. (June 5, 1907).70.00
214th st, s s, 25 e Maple av. Albert Guidano agt Maria Parrotto. (Sept 27, 1907)..100.00
215th st, s s, 88.6 w Barnes av. Guiseppe Zeffino agt James De Carlo. (Sept 16, 1907) ..... ..... ..... .....195.00
4th av, No 98. Robert A Keasby Co agt The Trustees of Grace Church Neighborhood House et al. (May 10, 1907) .....47.81
Fulton av, n w cor 171st st. Marine F Bos agt Rev David H Greeg et al. (July 10, 1907) ..... ..... ..... ..... .....5,228.13
Amsterdam av, e s, whole front between 114th and 115th sts. Federal Tile Co agt Polsteon Realty & Construction Co. (Sept 14, 1907) ..... ..... ..... ..... .....800.00

Oct. 16.

12th st, No 533 East. Louis Perelman agt E Reichman et al. (Aug 24, 1907.).....160.00
Park av, n w cor 112th st. Estate of John B Friedlander agt Cohen, Epstein & Co. (June 19, 1907.) .....225.00
[1]0th st, Nos 67 and 69 East. Samuel A. Kremer agt Congregation Nachlath X Vee et al. (Oct 27, 1906.) .....90.00
[2]Lenox av, n e cor 135th st. E F Keating Co agt McKinley Realty & Construction Co et al. (Sept 30, 1907.) .....624.25
32d st, Nos 340 and 342 East. Harry McNally agt Harry S Levett. (Sept 19, 1907.) ..... ..... .....2,400.00

Oct. 17.

[1]8th av, Nos 2710 to 2724. Isaac L Midleman agt Northwestern Realty Co. (Oct 14, 1907) ..... ..... ..... .....86 00
West Broadway, Nos 570 to 576. Martin J Crosbie agt John Ireland et al. (Sept 14, 1906) ..... ..... ..... .....55.32
49th st, No 53 East. Miller, Hass & Co agt Louis H Conner et al. (Oct 14, 1907)..288.56
[1]Olinville av, w s, 600 n 216th st. Michael Billotta agt Gustav Blass. (May 6, 1907).10.00
[1]Jennings st, n s, 106 w Wilkens pl. John J Kelly agt Wm T Hookey et al. (July 18, 1907) ..... ..... .....3,000.00
[1]Honeywell av, w s, 184 s 180th st. Thomas Lagattolla et al agt Jacob Kohn. (Aug 13, 1907) ..... ..... .....40 0
24th st, No 17 West. Hyman Gottlieb agt Paul Shotland. (July 19, 1907) ..... .....160.5
Broadway, s e cor Wall st. L A Storch & Co agt No 1 Wall st Corporation et al. (July 17, 1907) ..... ..... .....1,077.05
Av A, No 219. Murtha & Schmohl Co agt Birdie Schlesinger et al. (Oct 8, 1907).609.70
College av, n e cor 146th st. John J Dowling agt Rosalia Mili. (Oct 7, 1907).....4,228.65
Same property. Louis J Zimmermann agt same. (Oct 7, 1907) ..... .....3,000 02
Same property. Morris Marks agt same. (Oct 8, 1907) ..... ..... .....648.18

Oct. 18.

Chrystie st, No 197. Max Gottlieb agt Esther Minsky et al. (July 11, 1907) .....110.00
Av A, No 219. Hyman Shapiro agt Birdie V Schlesinger et al. (Sept 19, 1907).....197.00
East Broadway, No 49. Max Muller agt Joseph Solomon et al. (March 22, 1906) .....175.00
Pleasant av, Nos 437 to 441. William Buess agt Furman, Weltfisch & Gertner. (May 29, 1907) ..... ..... .....154.25
Anthony av, e s, 200 s Prospect pl. Hydraulic Press Brick Co agt Resht Realty Co. (Sept 25, 1907) ..... ..... ..... .....170 07
115th st, No 340 East. Antonio Iadarola agt Rosario Negro et al. (Dec 12, 1906)...247.25
227th st, n s, 155 e Barnes av. Moore & Landsiedel agt Jacob Menke et al. (June 3, 1907) ..... ..... 25.00
Norfolk st, No 82. Hyman Levine agt Matilda Karg et al. (June 27, 1907) ..... 500.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Oct. 17.

Allen st, No 113. H Goldsmith on Catherine A & Mark Hamerschlag to A Diamond..150.00
Same property. Simon Jaffe on same to same. ..... ..... ..... ..... .....150.00
7th av, e s, whole front between 141st and 142d sts, 200x100. Rutherford Heating Co on Crystal Realty & Con Co to E F Keating Co. ..... ..... ..... ..... .....1,281.50
Riverside Drive, s e cor 139th st. Same on Hensle Con Co to same .....1,175.00
Broadway, w s, whole front between 133d and 134th sts. Same on Capital Realty & Con Co to same ..... .....'1,600.00
152d st, n s, 100 e 8th av, 100x100. Same on W & J Bachrach to same.....670.00

Oct. 18.

Wales av, s e cor Dawson st, 277.6x195.11x irreg. Municipal Iron Works on Dawson Realty Co to J Haberman & Son.....800.00
Holmes st, n s, whole front between Stebbins and Prospect avs, —x—. Same on M & V Construction Co to same .....300.00

## ATTACHMENTS.

Oct. 10.

Egloff, Frank V; Joseph Mayer's Sons; $17,-037.57; Page, Crawford & Tuska.

Oct. 12.

Moore, Albert P; Elbert M Wiley; $10,000; E A Robinson.

Oct. 15.

Meade Roofing & Cornice Co; Theodore W Morris & Co; $2,864.26; Moses, Morris & Westervelt.
Morales & Co; Seaboard Trading Co; $3,069.50; Eisman, Levy, Corn & Lewine.

Oct. 16.

Megna, Simone; Italian-American Trading Co; $214.64; Saitta & Thiele.
Enterprise Transportation Co; Geo C Engel Co; $3,603.12; Wesselman & Kraus.

## CHATTEL MORTGAGES.

Oct. 11, 12, 14, 15, 16 and 17.

AFFECTING REAL ESTATE.

Benincasa, M. 30th st and Lexington av.. Donegan & Swift. Boiler. $1,575
Baldwin (Wm J, Jr) Heating Co. 38 W 49th.. Gurney Heater Mfg Co. Boiler. 232
Baldwin (Wm J, Jr) Heating Co. 1181 Broadway..American Radiator Co. Radiators. 114
Goodrich, F W. 43 E 52d..B Murphy. Fixtures. 500
Kaba & Hattaab. 61 West..N Y French Range Co. Range. 35
Lent & Barnes. 139 E 25th..Sprague Elect Co. Electric Fixtures. 484
Stirling Press..Sprague E Co. Electric Fixtures. 283

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**Real Estate and Wall Street**

THOSE WHO ARE interested in the vast real estate interests of New York, owners, investors, speculators and brokers, are asking, "What will be the result of the serious financial disturbances that have occurred during the past week?" Conservative judgment is convinced that the outcome cannot be otherwise than beneficial. The country has long been and will continue to be on a sound business basis. While widespread prosperity has induced in some directions an overexpansion of development, there is a solid basis of legitimate business and corresponding profits that makes the country as "sound as a dollar." Hence it was never better able to withstand and recover from a temporary and local disturbance. Had this disarrangement been due to a deep-seated national condition at large, a "panic" far reaching and of long duration would have resulted. As a matter of fact our troubles, if not largely local, are at worst, reparable. The house-cleaning that has resulted in wholesale changes in trust company directorates no doubt has produced temporary alarm, but it must bring about a sounder business conduct of affairs and with that a renewal and even an increase of popular confidence.

**Improvement Ahead**

ALL THIS MUST RESULT in the betterment of the real estate field. The public has received a warning of the results of "wild cat" financiering, and even if there has been a heavy withdrawal of deposits a portion of it at least will be placed in solid real estate. The trust companies whose funds have been devoted to unwise schemes, will seek investment in desirable real estate loans. The real estate market as a result will improve in all its branches and the "Wall Street Panic" will come to be regarded as a blessing in disguise, to owners of and dealers in New York real estate. Mortgage money will be hereafter easier to procure in quarters where it has been selfishly held for private schemes for the profit of designing directors.

**Regulations that Conflict**

BUILDING OPERATIONS in this city are subject to the regulations and actions of a number of municipal departments, and the pressure of administrative control is rapidly increasing, until it almost seems that the day may arrive when every brick and trowel full of mortar will have to be duly inspected and regimented into position by half a dozen departments. We have nothing to say against the proper supervision of building operations. We do believe, however, that some objection may rightly be made to the vast multitude of legal requirements, often in a way conflicting, that are imposed upon the builder and owner by separated and independent bureaus. We cannot go much further without throwing building operations into a state of confusion. An attempt to harmonize more or less conflicting regulations is necessary. All laws that affect building in this city should be codified or unified. The interpretation and administration of these laws should be assigned to, or at least controlled by, some single administrative centre. A new building law is now under consideration, and a commission was recently appointed to revise the charter of Greater New York; herein lies an opportunity that should not be missed by the architects, builders and owners of this city. A committee of responsible men should be appointed to propose an adequate piece of machinery that, while it protects the public interests, will facilitate and simplify the transaction of building.

**How High to Build**

TENTATIVE PROVISIONS nearer the limits of reasonableness have succeeded others of an extreme nature in the committee on height and area of buildings of the commission charged with the work of preparing and reporting a revised building code. Substantially this commission is the Aldermanic Committee on Buildings aided by the borough presidents and superintendents of buildings, and also by a committee of expert architects and builders. Real property interests being not otherwise particularly represented, they are all the more anxious concerning the changes which may be suggested. Most important of the possibilities from the commission are, first, a limit to building height; second, a limit to building area; third, stricter regulations pertaining to building materials, and fourth, a further extension of the limits within which houses and other buildings of wood may not be erected. All these may affect the value of real estate, either by limiting the income which it is possible to derive from it, or by increasing the cost of building per cubic foot. The underwriters, always representing the most extreme provisions for safe construction, recommended at a public hearing that the height of fireproof office buildings should be restricted to one hundred and twenty-five feet and to an area of twenty or thirty thousand square feet, but that the height of non-fireproof and non-sprinkled mercantile and manufacturing buildings ought not to exceed five stories or fifty-five feet and an area of five thousand square feet. It is now reported that the committee has resolved to report to the main body a provision setting the limit for fireproof office buildings at two hundred and fifty feet in height. This is within two feet of the altitude of the New Plaza Hotel, it is five feet short of the top of the Commercial Cable Building in Broad Street, a hundred feet shorter than the Times Building and fifty-eight feet less than the Trinity Building. The desirability of limiting the height of buildings has been pretty generally admitted, but the practicability of so doing has been questioned, for it is realized that property interests are sufficiently powerful to bring about the repeal of a law unnecessarily radical, truly oppressive or destructive of values. There must be a reasonable mean between the unrestrained commercial spirit that would run structures a thousand feet skyward and cover every city block to the limit, and that other kind of commercialism, quite as inconsiderate in its way, which would take no account of real estate values and prevent owners from obtaining a legitimate income from their investments. There must be in the view of many serious observers of the trend of circumstances a reasonable limit somewhere to building bulk, or the streets of New York will become so congested as to make life a burden for future millions. Better spread the business population over a larger area than try to heap it layer upon layer upon a small surface. Granting that there must be a limitation to height, many will incline to the opinion that a very fair line of demarkation has been chosen.

**Developing the Bronx**

THE BRONX IS FARING WELL in the way of securing additional streets. Fully one-half of the thoroughfares to be opened through the efforts of the numerous commissions are situated across the Harlem River. Proceedings for the opening of more than a score were formally instituted by the Corporation Counsel on Tuesday. It is interesting to note that these are the first proceedings begun within about a year. Many of the old commissions are still taking testimony, though their work is fast drawing to a close. Quite wisely, perhaps, a large number of those selected to serve on the new commissions are members of the legal profession, and

it is expected that the work of street openings will be greatly accelerated thereby. Some of the new streets to be opened exceed two miles in length. The Street Opening Bureau has already laid out the area of assessment in these instances, and all necessary maps and surveys have been prepared. Improvements of this nature are usually followed by substantial increases in values. Much of the property affected was purchased during the recent boom in the Bronx and chiefly upon the supposition that new streets and avenues would be quickly opened. The delay in the necessary procedure has been admittedly long and no doubt will prove somewhat costly to a number of speculators who bought at top notch prices, but those who purchased intelligently are likely to be rewarded for their foresight.

## Recommended to the Charter Revision Commission.

THE MERCHANTS' ASSOCIATION, through its Board of Directors, has made a number of suggestions to the Charter Revision Commission as to desirable changes in the city charter.

One of the most important of these is that a special commission be appointed to analyze the functions of every branch of the city government, and formulate a proper system of accounting and statistical record for each, in order that the annual outlays of each may be effectively scrutinized and the annual requisitions presented in such form that the Board of Estimate and Apportionment can act thereon with full knowledge. The Association contends that at present the city's budget is largely voted upon requisitions in bulk without adequate exhibits of expenditures in detail, and without the statistical records necessary to intelligent judgment upon the proposed outlays. In consequence many of the appropriations for various purposes are largely in excess of the amounts actually needed, and cover great waste.

The Association believes that such a commission should be composed principally of business men with large experience in directing the accounting, reporting and auditing of large business enterprises with a view to economical administration by means of concrete and readily understandable reports in such form as to fully exhibit all transactions; and that the Comptroller should be ex-officio a member. The Commission should have at its command an adequate force of expert accountants, engineers and clerical assistants.

To do away with present conflicts of jurisdiction and concentrate responsibility the Association recommends that the Borough Presidents be divested of the control of highways, sewers and incumbrances; that the Department of Street Cleaning be abolished; and that the Department of Water Supply, Gas and Electricity be divested of the control of gas and electricity, of lighting of streets, and of the restoration of pavements removed for the laying of water pipes. It further recommends the creation of a new Department of Street Control, to have sole jurisdiction throughout the city.

(a) Of regulating and grading highways.

(b) Of construction and maintenance of pavements and sidewalks.

(c) Of openings in streets, pavements or sidewalks and the restoration of the pavement or sidewalk disturbed by such openings, including pavement removed by the Department of Water Supply.

(d) Of cleaning the streets and disposal of street wastes.

(e) Of building materials and other encumbrances in the streets.

(f) Of the operations in the streets of gas, electric lighting, telephone, steam and other public service corporations.

(g) Of lighting the streets.

(h) Of the construction and maintenance of sewers.

(i) Of the construction and control of vaults under sidewalks, openings into vaults, protection of areas, hoistways, etc.

(j) Of show-cases, awnings, obstructions on sidewalks, structures within the stoop lines and similar street encumbrances.

A progressive license fee, increasing with the time of use, is proposed for the storage of building materials in the streets.

It is suggested that when a new pavement is to be laid or a pavement opened for any large constructive work, notice be sent to all public service corporations to the effect that the pavement will be opened at a specified time and that such underground structures as they desire to make must be made forthwith; and that no public service corporation be permitted to make any opening for the installation of mains in such street for a period of one year thereafter. In the case of residence streets it might be desirable to require that when water and gas pipes and electric wires are laid in the street, service connection for each lot be extended from the mains to the curb line, in order that when connection with any residence is thereafter desired, such connection may be made without breaking the pavement.

An official map of underground structures in the streets is recommended, the absence of such map causing great delay in the construction of underground works, the removal of needlessly great expanses of pavement, and the unduly long continuance of openings in the pavements.

The Association believes that better asphalt pavements than those now in use can be had if the charter be so amended as to permit the use of bitulithic and other patented pavements.

It is recommended that push-cart traffic in the streets and sidewalk peddlers be abolished; and that push-cart traffic be concentrated in designated public places.

In order to expedite the work of condemnation commissions and stop the present great waste in the expenses of such commissions, the Association recommends exact rules of procedure for their government, to prescribe:

(a) Daily sessions of commissions on all working days from 10 A. M. to 4 P. M. until proceedings are completed.

(b) Compulsory attendance of claimants and witnesses under subpoena, for examination at such sessions.

(c) Full minutes of proceedings at each meeting of commission.

(d) Monthly report of progress, with copy of minutes to be filed with court, and abstract to be printed in City Record.

(e) Final report to be made within three months unless in the judgment of the court further time is reasonably necessary.

In view of the recent paralysis of the street cleaning department by a strike of its employees, the Association suggests charter provisions to prevent interruption of the public service by strikes. It proposes to place all city employees on a quasi-military footing, by making the basis of their employment similar in character to enlistment in the Army or Navy, involving the surrender of the right to strike and proper penalties for the refusal of duty. A suggested alternative is to make refusal of duty by any city employee a misdemeanor, and to require that resignations from the city's service shall be valid only after two weeks' written notice.

The Board of Directors have also unanimously passed the following resolution:

Resolved, That the Board of Directors of the Merchants' Association of New York recommends and urges that the Commission on Revision of the City Charter, in the execution of the important duty vested in it, shall make no recommendations tending to disturb the Board of Water Supply, or to impair its control over the work committed to it, of constructing the new Catskill water system, until that work shall have been duly and finally completed; and also, that it endorses the principle of conducting extensive works of construction of this kind by means of a special non-political commission, appointed to serve during the continuance of the work, with the expectation that, when finished, the completed work will be transferred to the proper department of the city government and the commission is discharged.

## Future of the Tenement House Department.

Changes in the city charter as proposed, embodying as announced in the newspapers a scheme to combine the Tenement House Department with the Department of Charities, and to divide the Building Department between the Department of Bridges and the Department of Docks, is being opposed by the Brooklyn Society of Architects, who are strongly of the opinion that, whatever advantages may otherwise be claimed for it, a scheme of the nature of that proposed would, if carried into effect, tend to aggravate rather than to lighten the grievances under which they, as practicing architects, now labor.

One of the main objections to the present system is that before commencing the erection of or alteration to a tenement house the architect or owner of the building is required to obtain two successive permits, the first from the Tenement House Department and the second from the Building Bureau. Regarding this mode of procedure, Mr. C. Whiteley Mullin, the secretary of the society, assures us that it involves an amount of duplicated labor and loss of time which are in themselves a hardship to the profession and an injustice to all parties concerned, and in an official letter which his society has forwarded to the Mayor he has also said:

Under present conditions the time consumed in obtaining permits for a building of the class referred to varies from one to two months, a week to ten days being the time usually required for the issuance of an ordinary building permit. The machinery of the Tenement House Bureau is, we claim, cumbersome and unworkable, but the whole trouble and difficulty would in our judgment be obviated if the present bicephalous arrangement were abolished and a single department under one competent head established in its place.

For the past eighteen months our society has been seeking by every available means to obtain a remedy for the evils complained of. Considerable progress has already been made in this direction, but we feel that your own co-operation would be invaluable for the attainment of our object. At the same time we wish it to be understood that we do not view this matter from a merely personal or professional standpoint. It is above all else a question of public convenience and economy, and it is as such that we approach you on the subject.

We have been assured by Borough President Coler that a saving of not less than 20 per cent. in the cost of administration would be effected by combining the Tenement House with the Building Department, that is, speaking for the Borough of Brooklyn alone. As this would doubtless include the reinforcement of the present staff necessary to meet the increased volume of business passing through the Building Department (an increase likely to continue unless checked by such schemes as that of including the whole Borough of

Brooklyn in the fire limits) the need of which is the cause assigned by Mr. Coler for the delay in transaction of business through that bureau, we respectfully urge that the charter be amended so as to combine the Building and Tenement House Departments in each of the boroughs of the Greater New York.

Unofficially the same recommendation has been made by other authorities, notably the late chairman of the Board of Examiners, Hon. William J. Fryer, who in a public letter before his death expressed the opinion that the Tenement House Department, having performed the work for which it was especially organized, could now be dispensed with. A less radical opinion favors relieving the department of any oversight over apartment houses of the better type, but not consenting that renters should be absolutely at the mercy of landlords. For this reason many believe that the Tenement House Department still has a work to do, though certain annoyances connected with the enforcement of the law, and certain requirements which bear too hard on owners, should be eliminated.

## Near-Panic in Wall Street.

THIS has been a trying week for trust companies, and also for some national banks. Their names had been referred to so derogatively that there was a loss of confidence, which manifested itself in heavy runs on some of the trust companies. The word Panic should not be used carelessly, yet conditions on Tuesday and Wednesday bordered on a panic. Crowds of men and women surged through the streets in the financial district, some excited and some wondering. The newspaper extras contained startling headlines, which the shouting newsboys repeated. A great deal was said about loss of confidence, distrust of high financiers, and speculating with other people's money.

Outside of New York there was no trouble among banks and trust companies, and the trouble here was due in reality to the status of a very few concerns, which were discredited by the operations of their officers, and also to the fact that the prices of stocks and securities which form a large part of New York City loans, are now the lowest they have been for many years. In other cities the proportion of bank loans based on collateral security is small. An announcement on Thursday, from a committee of bankers brought together by Mr. J. P. Morgan, that concerted action on the part of all trust companies of New York had been agreed upon and that they would stand by each other and the Trust Company of America and pour in all the money that might be needed, and a further announcement from the Secretary of the United States Treasury, Mr. Cortelyou, that all the money that was required to support the situation was forthcoming, marked the passing of the financial crisis. It was the first time in the history of trust companies that united action was ever taken. President Roosevelt in a speech at Nashville made a reference to the New York excitement, and also indirectly replied to the criticisms of some of the financial gentlemen who have been annoyed by the Government's investigations and its policy toward men who have been "successful in getting rich dishonestly," saying:

"All we have done has been to unearth the wrongdoing. It was not the fact that it was unearthed that did the damage. All I did was to turn on the light. I am responsible for turning on the light. I am not responsible for what the light showed. It is impossible to cut out a cancer without making the patient feel for a few days rather sicker than he felt before.

"It would, indeed, be an evil day for this nation, it would, indeed, mean the beginning of the end of our nation's greatness, if we ever permitted in this republic to grow up a spirit which would discriminate against the honest man who achieves business success."

Reassuring reports on Thursday from other cities set at rest any fear that the trouble might have extended throughout the country. In this respect as in some others New York is in a class by itself. The center and most of the circumference of the disturbance was in Wall Street, and the cause was a belief in the public mind that certain institutions were unsound. Only indirectly are real estate and building interests concerned or even interested. The ultimate effect on the real estate market can only be to strengthen it. Millions upon millions of capital have been drawn out of banks and trust companies recently—ten millions from the Trust Company of America on Wednesday, eight millions from the Knickerbocker on Tuesday. Some is secreted at home. We heard of a banker from another city who was carrying two hundred thousand dollars on his person, not knowing what to do with it. Another man got $175,000 out of the Knickerbocker and wisely took it to the Title Guarantee and Trust Company, and there invested it in real estate mortgages.

It is generally believed that large sums of money will presently, if not immediately, be seeking real estate investments, as real estate is always safe. This is the only real connection which real estate had with the excitement, and as the foundations of legitimate business are unimpaired, more and more attention will be given to real estate as a lucrative and perfectly safe investment.

Mr. Charles T. Barney, however, was a bond of interest. He was the head of the Knickerbocker Trust, which was forced by a lack of ready currency to close its doors on Tuesday. Other trust companies were rescued, but the Knickebocker went down before help arrived. Unlike the national banks, trust companies were incapable of concerted action, and the Knickerbocker had to fight single-handed. No doubt the institution is perfectly sound, though it is feared that Mr. Barney himself has suffered a heavy loss. He was one of the largest real estate dealers in the city, besides being a large owner individually and through various real estate corporations. He was a director in 34 corporations of various kinds, among which were the Alliance Realty Co., the Century Realty, the Chelsea Realty, the Title Insurance Co., the Hudson Mortgage Co., the New York Loan and Improvement Co., the U. S. Realty & Improvement, the New York Mortgage & Security and the New Theatre Co. He is a very large holder of unimproved lots on Washington Heights, but his activities in real estate flowed through many channels. His relations and colleagues in the real estate world were of the highest grade; his banking house, the Knickerbocker, grew to be the second largest in the city in the amount of its deposits. It had built for its principal branch a marble palace on 5th av, entirely fitting to its surroundings, and justified both on business grounds and by the rule that a bankings house owes something to the community in which it stands. For the downtown bank the Consolidated Exchange site was purchased, and a building is in course of erection which will return a good interest on the investment, as well as provide a suitable home for the institution. The cost of the new site was carried on the books, according to current report, at $1,250,000, and the total of the bank's real estate holdings on the books amount to $2,125,000.

During the week Mr. Barney transferred title in the 3-sty and basement dwelling, No. 115 West 55th st, for a nominal consideration to Walter B. Warren, who is employed in Mr. Barney's real estate office in the capacity of bookkeeper. Title to the property at the northeast cor of Broadway and Exchange pl, which the Knickerbocker Trust Company purchased recently from the Consolidated Stock and Petroleum Exchange, as the site for a 20-sty office building now in process of construction, was also assumed a few months ago by Mr. Warren. The records also disclose the fact that Mr. Barney has mortgaged his property at the northeast cor of Park av and 38th st for $150,000 in favor of Samuel M. Hoyt. The loan is for two years, at 5%.

Mr. Barney also turned over to the Knickerbocker Trust Company this week a large piece of real estate in the block bounded by Broadway and 7th av, 49th and 50th sts. The property is described as beginning on the west side of 7th av, 25 feet north of 49th st, and being, in size, "138.11 feet by irregular." The parcels covered by the transfer are probably 748 to 754 7th av, with a frontage of about 100 feet, and 1,614 to 1,620 Broadway, with a frontage of 75 feet—a group of properties running through the block which were formerly owned by the Century Realty Company and sold by it to Mr. Barney about two years ago. Three deeds affecting the properties were recorded on Wednesday. By one they were conveyed by James R. Hay, Mr. Barney's confidential man in real estate matters, to Mr. Barney; by another Mr. Barney transferred them to Charles L. Horton for a nominal consideration over a mortgage of $300,000. Mr. Horton immediately turned them over to the Knickerbocker Trust Company on the same terms. A reinforced concrete garage has recently been built on part of this plot.

The George A. Fuller Company on Thursday filed a mechanics' lien for $1,993,500.73 against the Downtown Building Company on property on the north side of Exchange pl, extending from Broadway to New st, a plot 132.7x67.4x66.10x irregular, known as Nos. 58 Broadway and 25 to 29 New st. The claim is for wrecking and partial demolition of the old building on the site and for steel work to be furnished for the building to be erected on the site.

This property was recently acquired by the trust-company as a site for a 20-sty office structure, plans for which were filed in August. Shortly after title was taken by Walter B. Warren, an employee of Mr. Barney, a loan of $1,200,000 at 4½ per cent. was advanced by Mrs. Russell Sage until February, 1908.

The significance of the filing of this claim by the Fuller Company is that it wishes to protect its contract with the Knickerbocker Trust Company for the demolition of the old exchange and the furnishing of the steel work and erection of the new structure.

In the deeds recorded on Thursday was one by John O. Baker, representing Mr. Barney, transferring a plot 200x99.11 at the northeast corner of Amsterdam av and 184th st to the National Bank of North America, one of the Morse-Heinze-Thomas institutions.

### THE FEELING IN REAL ESTATE CIRCLES.

Jefferson M. Levy in speaking of the effect the panic will have on the real estate market said: "While these conditions are disagreeable to face, still they right themselves speedily. Undoubtedly real estate will be affected favorably by this crash. It will make those people with money invest in real estate and mortgages. A lady of my acquaintance has deposited in the Knickerbocker Trust Company $200,000 and regretted not having put it in mortgages when she was advised. There are undoubtedly many more in her position. It is an ill wind that blows nobody good and the weather vane is pointing to real estate."

(Continued on page 663.)

# THE REALM OF BUILDING.

## The Concrete Pile Foundations for the New Hospital Buildings at Ellis Island.

By WALTER MUELLER.

FOUNDATION WORK of more than usual interest is at present being executed for the U. S. Government at the immigrant station at Ellis Island by the Raymond Concrete Pile Company of Chicago and New York. The scene of operations is on what is known officially as Island No. 3. It consists in placing the concrete pile foundations for the new group of hospitals which are to be devoted to the treatment of immigrants afflicted with contagious diseases.



FIG. 1.—A general view of Island No. 3 of Ellis Island, showing the new contagious disease hospitals under construction.

The buildings will occupy the whole of the island and will constitute an effective aid in guarding the country in general, and New York City in particular, against the introduction of diseased immigrants. The island being connected with the receiving station only by a narrow footbridge, can be practically isolated at any time. Thus active measures can be easily taken to prevent the mingling of diseased and healthy foreigners. The entire group is of fireproof construction throughout, being of reinforced concrete and hollow terra cotta tile. Aside from a utilitarian point of view, the buildings are architecturally attractive and when completed will do considerable towards enhancing the general appearance of the entire station.

The foundation work is rapidly approaching completion, and it is expected that the last pile will be placed within a week or ten days. A large proportion of the buildings is already under roof and the remaining structures are being rushed so that all exterior work will be finished before winter sets in. On account of some of the unusual features connected with the foundation work, the Raymond Company on Friday, October 18, invited a number of the leading architects and engineers of New York and vicinity to Ellis Island as its guests. About a hundred members of the architectural and engineering professions took advantage of the offer. The operations were followed with keen and critical interest, and the manner in which the obstacles encountered are being overcome was the occasion of considerable favorable comment.

Much of the ground occupied by the immigrant station is of fill, very soft and sticky in its nature and largely interspersed with rock and debris from dredging. This is particularly the case with Island No. 3, which is composed entirely of soil of this character. Under the circumstances wood piling was out of the question. On account of the great back pressure of the soil, concrete piles made without the protection of a permanent form were likewise impracticable. The Raymond pile was finally selected by the government's engineer, Frank S. Howell, as meeting all requirements, and the contract awarded to the Raymond Concrete Pile Company. The favorable results secured with this type of piling as foundations for the corridor of one of the hospitals on the main island, as well as for the academic group of buildings at the Naval Academy at Annapolis, were influencing factors in the selection. In the latter instance a saving of 50 per cent. over the cost of the wood-piling originally specified was effected.



FIG. 2.—A novel method of foundation construction as carried out at Ellis Island. The floor and foundation girders of the superstructures are built directly upon the tops of the concrete piles.

The increased bearing value claimed for piles of tapering shape is being fully substantiated in these operations. In most soils large, tapering concrete piles, 18 ins. or 20 ins. in diameter at the top and 6 ins. or 8 ins. in diameter at the point, are very much more effective than straight piles of greater length; particularly where a comparatively hard stratum is underlaid by softer material, as is the case at Ellis Island. In New York City 25-ft. tapering piles have been found to be equal to 40-ft. piles of uniform diameter. At Salem, Mass.,

20-ft. piles, tapering from 20 ins. at the top to 6 ins. at the bottom, developed greater bearing value than 35-ft. piles with less taper and larger point. In New Orleans, 20-ft. piles of the size just mentioned were found to be equal to 50 and 60-ft. wooden piles, which, while large, were nearly straight. At Boston, a pile 20 ft. in length, 20 ins. at the top and 6 ins. at the bottom, while it required a less total number of blows to drive, offered more final resistance than a 20-ft. pile of the same length, 18 ins. at the top and 13 ins. at the point.

The explanation lies in the fact that a tapered pile distributes its load more uniformly throughout its entire length. In a straight pile, on the other hand, the load is largely concentrated upon the limited area of the point. Thus, where a pile penetrates the hard stratum lying near the surface and into the softer underlying material, the bearing value of this upper

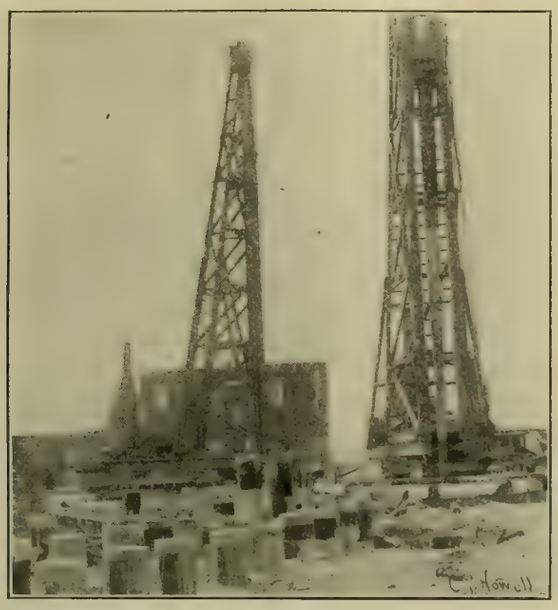


FIG. 3.—Pile drivers placing Raymond concrete piles at Ellis Island. The pile driver to the right shows the core and shell ready for placing. A number of completed piles are shown in the immediate foreground.

stratum is fully developed by the large, tapering wedge-shaped pile. This bearing value would be almost lost with a pile which is straight or nearly so.

Up to date some 1,200 piles, of an average length of 32 ft., have been driven. The safe carrying capacity of each pile is figured at 30 tons. The shells of the piles are driven by a core propelled by a 3,000-pound Vulcan steam hammer, falling 3 ft. and delivering ten blows for the final inch of penetration. The shells or forms are of 20 gauge sheet steel and the boots of 16 gauge.

An unusual feature of the construction and one which is attracting considerable attention on account of its novelty and economy consists in the floor and foundation girders of the superstructure being built 2, 3 and 4 ft. above ground. This eliminates all excavation and cuts down the concrete to the girders over the tops of the piles. These, instead of being cut off flush with the ground, are run up to the height desired, and the concrete girders built directly upon them.

## Height and Area of Buildings.

The committee on height and area of the building code revision commission have decided on 250 feet as the limit for office buildings and have so reported to the full board.

According to press reports the following provisions have been agreed upon in committee:

"The height of fireproof buildings, except such buildings that are occupied for office or hotel purposes, shall not exceed 100 feet, unless such buildings are of first-class construction, in accordance with Section 106 of this code, and are provided with an approved system of automatic sprinklers throughout, installed in accordance with the standard recommended by the National Board of Fire Underwriters, in which case the height shall not exceed 150 feet.

"Fireproof buildings to be occupied for office or hotel purposes over 100 feet in height shall be of first-class construction, in accordance with Section 106 of this code, but the height of such buildings shall not exceed 250 feet.

"All buildings of mill construction shall not exceed 75 feet in height.

"Buildings to be occupied for fair and exhibition purposes and towers for observation purposes and all other structures used for similar purposes, whether temporary or permanent, shall be constructed in such manner and under such conditions as the Superintendent of Buildings may prescribe, it being understood that the true intent and full purpose of this section shall be strictly adhered to.

"Every building hereafter damaged to an extent not greater than one-half of the value thereof, exclusive of the value of the foundations, may be repaired or rebuilt; but if such damage shall amount to more than one-half of such value thereof, exclusive of the value of foundations, then such buildings shall be rebuilt fireproof, in accordance with Sections 105 and 106 of this code."

"Every building used as a hotel and lodging house, the height of which exceeds 36 feet 6 inches; every building used as a lodge room, ballroom, concert hall, amusement hall without stage and having a seating capacity for not more than 300 persons, the height of which exceeds 60 feet, shall be constructed fireproof in accordance with Sections 105 and 106 (referring to fireproof floors) of this code. Every building to be occupied as a garage, light and power station and smokehouse shall be constructed in accordance with Sections 105 and 106 of this code.

"Every building to be occupied as a church, Sunday school, chapel or synagogue may be of ordinary construction provided the entire first floor is built fireproof in accordance with Section 106 of this code, but the height shall not exceed 60 feet and the spire 75 feet.

"Every building occupied as a dwelling or boarding house hereafter erected or altered which is more than 36 feet 6 inches in height and not exceeding more than 75 feet in height, shall have the first floor above the cellar, or lower story, constructed fireproof in accordance with Section 106 of this code, and every building the height of which exceeds 75 feet shall be constructed fireproof in accordance with Section 106 of this code."

It is provided that the floor area between fire walls in all fireproof buildings occupied for office or hotel purposes shall not exceed the following: "When fronting on one street, 12,000 square feet; when fronting on two streets, 16,000 square feet; when fronting on three streets, 20,000 square feet."

The area between fire walls in fireproof buildings not exceeding 150 feet in height is to be: "When fronting on one street, 6,700 square feet; when fronting on two streets, 8,000 square feet; when fronting on two streets, 10,000 square feet." This regulation would radically affect big department store and factory buildings. It is also provided in the new code that all fire walls are to be of a thickness corresponding to main bearing walls. The distance between fire walls for railroad stations, city halls, court houses, armories, schools, colleges, museums, libraries, churches, synagogues, light and power stations, hospitals, asylums, police stations, fire houses, jails and the structures for fair and exhibition purposes shall be left to the discretion of superintendents of buildings.

## A Break in Portland Cement.

With gilt-edge stocks and bonds far below normal, and the money stringency, it is not strange that Portland cement should be rather low in price. But this is not the only reason for it. For several weeks certain companies have been letting their product go out at basement prices, and the standard companies have at last had to yield. Prices are down officially and unofficially, and the market is unsettled. While manufacturers have confidence in the industry for the future, it is not on a satisfactory basis for their side of the market at this writing. However, a large amount is being utilized, and the fall in values simply represents inability to gauge the market, which two years ago was demanding the limit of manufacturing possibilities. Having thus encouraged the enlargement of facilities, and therefore of production, the market this year and last has lowered its pace, or at least has not kept pace with the supply. Last year the American Portland cement mills turned out 46,000,000 barrels; this year the output will reach 50,000,000 it is quite safe to say.

## A New Fireproof Material.

A TEST was made at Tilyou's Steeplechase Park, Coney Island, Saturday, Oct. 19, which demonstrated that Salamanderite is absolutely fireproof and waterproof. The test was conducted at the request of Mr. Tilyou in that section of Steeplechase Park which was completely devastated by fire this past summer, in order that he might determine the fireproof qualities of Salamanderite before deciding on what material he would use in the rebuilding of his mammoth enterprise.

A house was erected under the personal supervision of Mr. Warren, purchasing agent for Mr. Tilyou, the dimensions of which were 7x9x10 ft., the frame constructed of wood and the interior and exterior walls, sashes, door, floor, wainscoting and roof of Salamanderite, in thicknesses of from ⅛ inch as used for the outside walls, to 1⅜ inches for the door and sashes. The Salamanderite was fastened to the frame by patent fireproof furring strips. The only other material used in this test was Mississippi wire glass for the windows in the front wall and door. Inside the structure was placed a large quantity of old furniture and excelsior, which was saturated with kerosene. The fire was allowed to burn twenty minutes, during which time those present could see through the windows the intense flames; and they were surprised to find that while the heat radiation was great, the exterior walls and door remained so cool that it was impossible to ignite a match by placing same against any part of the surface. After burning twenty minutes a stream of water was applied and when the fire was quenched the door was opened and the guests and fire experts present were allowed to examine the interior. Portions of the Salamanderite which covered the wooden frame were cut out from different sections of the interior and exterior walls and showed that the wood had not been affected in the slightest degree. The Salamanderite did not spall, and proved to be waterproof as well as fireproof. Those present at the test were greatly impressed with the qualities of Salamanderite as a fireproof material, and Mr. Tilyou gave practical indication of his appreciation by placing a large order for Salamanderite.

The composition of Salamanderite consists chiefly of asbestos,

compressed and chemically treated to render it hard, pliable and of great tensile strength. It is adapted for use as a decorative covering for the walls, ceilings, etc., of public buildings, churches, theatres and private residences; in fact, wherever a fireproof substitute is desired for wood and the various inflammable materials heretofore used for these purposes. The following witnessed the test: J. K. Freitag, C. E.; Perez M. Stewart, E. S. Hand, J. W. Greene, J. Lind, representing Wm. J. Baxter, N. C., U. S. N.; N. H. Cowe, W. Seibert and F. F. Stone, Brooklyn Rapid Transit Co.; P. G. Farquharson, Royal Insurance Co.; F. C. Colton, architect; R. M. Gilmour, E. C. Caleyron, Jesse M. Auer, Cincinnati, Ohio; H. Allenberg, Spokane, Wash.; Inspector J. MacSweeny, Tenement House Department, Brooklyn; I. C. Mills, R. G. Dun & Co., Dr. Wm. Schaller, Nathaniel Zwerling, G. Mercadante, Wm. B. White, Wm. A. Anderson, John Bolger, Jr., Chas. Lorey, Herman Levy, Max Levy, Joseph M. Wade, Julius Bohm, C. H. Campbell, A. Irving Brewster, L. Alexander Mack, Alex. Hart, Jr., Leon Forst and many others.

## Prospective Building.

Annexed is a list summarizing the principal building works recently announced in Manhattan. The first name is the owner's; the second, that of the architect; the third, the contractor's; the date is the date of announcement in the Record and Guide.

BETWEEN 14TH AND CHAMBERS STREETS.

3d st, s s, 90 e Goerck st, 7-sty stable; cost, $63,000; Joseph Goldfine, 78 Mangin st; ar'ts, Shampan & Shampan, 772 Broadway, Brooklyn.

Hester st, No 55, 7-sty store and loft building; cost, $15,000; Ruben Satenstein, 841 E 138th st; ar't, Herman Horenburger, 122 Bowery. Site is excavated, owner is about to let various contracts.

Franklin st, Nos 178-180 North Moore st, Nos 56 to 62 | 9-sty warehouse; cost, $227,000; Henry O Heuer, 271 W 125th st; ar't, Richard R Davis, 247 W 125th st. Roebling system B type floors. Aug 10, 1907.

Walker, n w cor Lafayette st, 8-sty loft building; cost, $150,000; Chas Laue, 38 Fulton st; ar't, Thos W Lamb, 224 5th av. Mason work, M J Gilleran, Pond Place and 197th st; iron work, John J Radley & Co, 18th st and East River. No other contracts let. The excavating has just been completed.

Vandam st, Nos 95-97, 8-sty warehouse; cost, $60,000; Louise A Davids, New Rochelle, N Y; ar'ts, Renwick, Aspinwall & Tucker, 320 5th av; b'rs, Jacob & Youngs, 1133 Broadway; carpenter work, James S. Maher, 1267 Broadway; steam heating, Evans, Almirall & Co, 281 Water St; fireproofing, National Fireproofing Co, Broadway and 23d st; excavating, Joseph Garry & Son, 418 East 25th st. Concrete foundation under way.

Canal st, n e cor Sullivan st, 10-sty loft building; cost, $250,000; Alexander M Powell, 326 W 72d st; ar't, Henri Fouchaux, 105 Hudson st. No contracts have yet been placed. Work is to go ahead soon. June 29, 1907.

Rivington st, Nos 349-353, 5-sty stable and wagon rooms; cost, $18,000; Theodore Connolly, 355 Rivington st; ar't, Wm Kurtzer, Spring st and Bowery.

Ludlow st, No 55, 6-sty store and loft building; cost, $18,000; Mrs Elizabeth A Vail, Carroll st, City Island, N Y; ar'ts, Cleverdon & Putzel, 41 Union Sq. No contracts have yet been awarded. No work started.

Spring st, s e cor Crosby st, 12-sty loft building; cost, $425,000; John E Olson, 39 W 25th st; ar't, Chas I Berg, 571 5th av. Mr. Olson is general contractor. Steel, American Bridge Co. April 20, 1907.

Morton st, No 33, 3-sty stable. Minnie L Maher, Whitestone, L I; ar't and b'r, James S Maher, 1267 Broadway.

Goerck st, No 35, 7-sty store and loft building; cost, $25,000; Hyman Rosenblum, 442 E 58th st; ar't, Chas M Straub, 122 Bowery.

Orchard st, No 26, 3-sty loft building; cost, $7,000; Jacob Sweetman, 210 Division av, Brooklyn; ar't, Max Muller, 115 Nassau st. Oct 19, 1907.

12th st, No 8 E, 12-sty mercantile building; cost, $100,000; Master Builders Realty Co, 99 Nassau st; ar't, Samuel Sass, 23 Park row. Arthur W Reichow, 428 Central Park West, president; Joseph Ravitch, 120 East 93d st, treasurer; Max Heymann, 26 West 114th st, secretary. Oct 12, 1907.

## The George A. Just Company's New Works in Long Island City.

AN extensive water front and low-priced land in comparison with less favorable locations in Manhattan, has attracted many of the industries connected with the building trades to Long Island City. This is especially true of the great stone yards, marble and mosaic works, foundries and structural steel plants.

This section of the city, although rapidly developing, offers the large areas which are needed for such enterprises. It affords a good market for skilled and unskilled labor, and will soon be in intimate contact with the heart of Manhattan, because of the bridges and tunnels now nearing completion.

Among those who early appreciated the advantages which this part of the city affords to manufacturers is The George A. Just Company, prominent engineers and contractors. This company, which since its incorporation in 1903, has made a specialty of the manufacture and erection of steel and iron work for builders, erected for its exclusive use a two-and-a-half-sty steel frame and concrete building at 239 Vernon av at the corner of Division st. The whole of the first floor is devoted to executive offices, while the upper part is given over to the engineering department with its attendant drawing and printing rooms.

Adjoining the office building on the south, is a yard over 200 feet in depth, well stocked with unfabricated steel shapes, a cold saw, and a varied assortment of erection tools, and machinery. This yard faces Division st and extends to the head of the Standard Oil Creek, so that materials from the rolling mills are delivered by lighters directly on the company's dock. Adjoining the yard on the north, a shop 75 feet in width extends through the block to Nott av. The yard and shop are




connected with tracks on which run cars for the transfer of materials. No pulleys or shafting are to be seen, the power machinery being run exclusively by electricity. The company also controls the plot on Vernon av, adjoining the offices, which are readily reached by the 34th or 92d st ferries in conjunction with the Vernon av cars which pass the door.

Notwithstanding the general depression which at present exists in this line of work, The George A. Just Company is exceptionally busy. Some of the contracts which they have in hand are: An 11-sty loft building at 13 and 15 West 27th st, Messrs. Maynicke & Franke, architects; residence for George J. Gould, Esq., 5th av and 67th st, Horace Trumbauer, Esq., architect; New York Public Library, No. 31, Messrs. Babb, Cook & Willard, architects; Smallman & Ingram's department store, London, Canada, William G. Murray, Esq., architect; apartment house, 27-29 East 30th st, A. O. Hoddick, Esq., architect; stock house, 90th st and 3rd av, part of Jacob Ruppert brewery, Otto C. Wolf, Esq., architect; Bronx Borough court house, M. J. Garvin, Esq., architect.

Among contracts recently executed are these apartment houses: the "Marion," the "Stag" (Washington, D. C.), the "Markenfield," the "Sherman Square," and the "Mayfield." Also brewery buildings for George Ehret, Esq. (3 contracts), the Lion Brewery (2 contracts), and Jacob Ruppert, Esq. (3 contracts). Also stores and lofts for: the Fisher Realty Company, the Surprise Store, and the Star Publishing Company, besides the Namm Building and the Flushing Warehouse.

The Just Company has also completed contracts on the Wetzel Building (opposite Delmonico's), the Fresh Pond Crematory (2 contracts), the C. & P. Telephone Building (Baltimore, Md.), and extensions to the House of the American Society of Civil Engineers, to the Presbyterian Hospital, the James Butler stable, and the Amsterdam Opera House. Contracts for work on the New York Central & Hudson River Railroad were executed in the company's shop.

The officers of the company are: President, George A. Just, M. Am. Soc. C. E. Mr. Just has been identified with this branch

of engineering for over 25 years and is well known to architects, builders and the building trades. Thomas A. Harvey, C. E., is vice-president, and George L. Ballou, C. E., secretary. The general manager is David B. Richardson. The accompanying illustrations give some idea of the company's plant. A call by telephone (834 Greenpoint) always receives prompt attention.

## Bulletins from the Tenement House Department.

By permission of the Hon. Edmond J. Butler, Commissioner of the Tenement House Department, all the bulletins hereafter issued by the Department for the information of property owners will be printed in the Record and Guide. This will be the first time the bulletins have been regularly published as they appear. It is a striking instance of the policy of Commissioner Butler to serve the best interests of the public, and we hope to make this paper one where owners will find in regular order everything affecting their property.

BULLETIN NO. 17.—From and after November 1st, 1907, no fire-escape brackets will be accepted wherein the rivets, securing the braces to the bracket proper are less than one-half inch in diameter. Brackets not built in the wall before the above date must be altered before use, if necessary, to comply with the above order.

BULLETIN NO. 16.—The lighting and ventilating of water-closet compartments and bath rooms by the use of unoccupied spaces of adjoining premises, will no longer be permitted, unless there is filed with this department certified copies of easements from the owner of such adjoining property. In such latter cases a conditional approval may be granted.

BULLETIN NO. 15.—Concrete, within the meaning of the term as used in the department, shall consist of a mixture properly proportioned for the purpose for which it is intended to be used, and consisting of dry clean cinders, broken stone or screened gravel, combined with a suitable proportion of cement mortar. This cement mortar shall be made only of good cement and clean sharp sand, in the proportion of not less than one part cement to three parts of sand, properly mixed at the time it is needed for use and before water is added. When concrete is being prepared for use the cement mortar and the cinders, stone or gravel, must be mixed as needed on a proper mixing bed, in the proportion of not less than one part of cement mortar as above specified to two parts of cinders, broken stone or screened gravel, and not mixed in bulk in the place where it is to lie. Such concrete when placed in position must be properly rammed or rolled to bring the cement mortar well up to the top surface, and shall not be less than three inches in thickness at any point.

A finished coat, when called for by the plans or the rulings of the department, shall be applied before the rough concrete sets and shall be of a good grade of cement mortar mixed as defined above, and only as needed for application, and properly smoothed over and finished according to the necessities of the case, and the completed concreting, including rough concrete and finished coat, shall be not less than four inches in thickness at any point.

(Signed) EDMOND J. BUTLER, Commissioner.

## Taking Census of High Buildings.

A count of the skyscrapers on Manhattan Island has been made, and it shows that 540 buildings of ten or more stories have been erected since 1890. Twelve stories is the favorite number above ten, apparently, for the building Department's records show that 169 12-sty structures have been built or are now under way. Maybe superstition partly explains the fact that there are only 13 13-sty buildings.

Less than a dozen years ago the American Surety Building at 100 Broadway, 20-stys high, was a world wonder. Never, people said, would it be eclipsed. Now it is insignificant com




GEORGE A. JUST COMPANY'S WORKS—THE YARD.

pared to some others. The Singer rises 41 stys and the Metropolitan Life, now under construction, will break the record with 48.

Including the Metropolitan Life Building, which is not yet finished, the census of high buildings is as follows:

| No. of Buildings. | Height. | No. of Buildings. | Height. |
|---|---|---|---|
| 1 | 48 stories | 2 | 17 stories |
| 1 | 41 " | 19 | 16 " |
| 2 | 26 " | 19 | 15 " |
| 3 | 25 " | 18 | 14 " |
| 2 | 23 " | 13 | 13 " |
| 4 | 22 " | 169 | 12 " |
| 9 | 20 " | 101 | 11 " |
| 2 | 19 " | 164 | 10 " |
| 9 | 18 " | | |

The discovery of the structural possibilities of steel is what did it, and modern fireproofing methods have made the skyscrapers perfectly safe.

—Too often the carpenter takes it for granted that the mason has properly leveled his foundation, and accordingly proceeds to lay his sills, adopting the usual method of leveling with the ordinary spirit level. In nine cases out of ten, unless a straightedge is used by the mason, it will ultimately be found that the building is out of plumb and no amount of jacking up will remedy the defect which becomes particularly noticeable when the side walls are decorated.

# Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | 59 | 42 |
| **Estimated cost of new buildings** | $801,825 | $561,125 |
| **Total estimated cost of alterations for Manhattan and the Bronx** | $168,600 | $217,025 |

### Particulars of Henry Clews 5th Ave. Improvements.

5TH AV.—Mr. Henry Clews, the banker, having purchased the Joseph C. Hoagland mansion, Nos. 27 to 29 West 51st st, is to make immediate alterations to the building for his own occupancy. The property occupies a plot 38.8x100.5 feet and is modern in construction, containing many fine decorations. The interior partitions and ceilings will be raised in height and other various changes will be made, at an approximate cost of about $45,000. The plans are now being prepared by Messrs. Hoppin, Koen & Huntington, 244 5th av. Building operations will be started in about four weeks. Mr. Clews will also improve his present residence, No. 630 5th av, for business purposes upon the completion of his 51st st house. This property is a Columbia leasehold which Mr. Clews holds for a term of 21 years. The proposed alterations will be made to suit the tenants. The same architects will prepare the plans.

### Elevator Apartment For Morningside Heights.

116TH ST.—Paterno Brothers, Incorporated, Riverside Drive and 116th st, builders of high-class elevator apartment houses, will soon begin the erection of another fine nine-sty structure on a plot 50x100 feet on the south side of 116th st, 175 feet west of Broadway. The building will be similar in style to the other structures they have built on the same side of 116th st, west of Broadway. The plans have not yet been drawn. Messrs. Schwartz & Gross, of No. 347 5th av, in all probability will be the architects.

### A. & W. Gray & Co. Get 41st Street Contract.

41ST ST.—General contract has been awarded to A. & W. Gray & Co., 237 West 51th st, to erect the 6-sty store and loft building at No. 439 West 41st st for Messrs. Sharlow Brothers, 442 West 42d st, from plans by J. Henry Eames, 347 5th av. One building will be demolished. The exterior will be of light brick and galvanized iron, with tile coping. The heating will be by steam. The Liberty Iron Works, No. 462 10th av, near 36th st, has obtained the contract for the iron work.

### More Tenement Houses for the Bronx.

CLAY AV.—Plans are well under way among architects for the construction of several more flat buildings in the Bronx, above 150th st. On the east side of Clay av, south of 169th st, Albert J. Schwarzler, owner, architect and builder, No. 1340 Brook av, is soon to begin the erection of as many as fifteen 5-sty flat buildings, on plots measuring 35x68 ft., to contain all modern improvements, steam heat, electric lights, etc., at an approximate cost of $400,000.

### Latest Fifth Avenue Improvement.

5TH AV.—Augustus N. Allen, 571 5th av, has just completed plans and awarded to Alexander Brown, Jr., No. 156 5th av, the general contract, and J. J. Cooke, 79 East 52d st, the plumbing work on the store and loft building Nos. 328 to 334 5th av, which is to be immediately renovated for banking purposes. The exterior will be replaced with a marble front. The J. J. Astor estate, 23 West 26th st, is owner.

### Latest Washington Heights Improvement.

AMSTERDAM AV.—G. L. McGuire Construction Company, 3694 Broadway, will soon begin the construction of a high-class apartment house at the northwest corner of Amsterdam av and 178th st, to cost approximately $175,000. Architect George R. Enell is preparing the plans.

### Apartments, Flats and Tenements.

MADISON ST.—Charles M. Straub, 122 Bowery, is preparing plans for a 6-sty tenement for Harry Kay, 35 Nassau st, to be erected at No. 207 Madison st, to cost $30,000.

LEWIS ST.—Architect Samuel Sass, 23 Park row, is preparing plans for a 6-sty tenement with stores, 48.6x70 feet, to be erected on the northwest cor of Lewis and 5th sts for Mr. Louis Block, 3 West 117th st. Also plans for a 6-sty tenement with stores, 44x97 feet, irregular, to be erected on the plot north side of 5th st, 70 feet west of Lewis st, for the same owner.

### Alterations.

BLEECKER ST.—M. Zipkes will alter the two buildings Nos. 358 and 360 Bleecker st for Joseph and Max Marx of 128 Bowery.

1ST AV.—C. H. Dietrich, 42 Union sq, is architect for extensive changes to No. 639 1st av for Mary A. Larkin, 116 West 129th st.

133D ST.—M. Zipkes has plans for extensive remodeling of the southeast corner of 133d st and Lenox av for Joseph and Max Marx of 128 Broadway.

PRINCE ST.—Mitchel Goroning, 183 Mott st, will make extensive alterations to No. 193 Prince st, for which Edward Meyers, 1 Union sq, is planning.

19TH ST.—Hugh E. O'Reilly, Woodmere, Long Island, will make changes to No. 209 West 19th st, to cost about $6,000. F. Ebeling, 420 East 9th st, is architect.

LENOX AV.—Harry T. Howell, 3d av and 149th st, is making plans for $18,000 worth of alterations to Nos. 145-149 Lenox av for Alexander Grant, 866 East 163d st.

12TH ST.—Samuel Medlin, No. 84 West 12th st, has leased for a term of years the building No. 3 East 12th st, and will make extensive improvements for business purposes.

BRADHURST AV.—Messrs. Gross & Kleinberger, Bible House, are making plans for $7,000 worth of alterations to Nos. 122-124 Bradhurst av. Julius H. Reiter, 61 Park row, is owner.

5TH AV.—The first floor and basement of the old Hotel Cambridge, opposite the Waldorf, 5th av and 34th st, will be altered into offices for the Security Bank at an estimated cost of $25,000.

2D ST.—M. Zipkes, 147 4th av, will alter the southwest corner of 2d st and Avenue A for the Folsom estate to cost about $6,000. This corner was formerly occupied by the 14th Street Bank.

### Miscellaneous.

S. E. Gage, No. 1 Union sq, Manhattan, has plans for a new public school building for the Department of Education, Bayonne, N. J., to cost about $150,000.

Plans are being prepared by Architect Arthur C. Nash, 27 East 22d st, Manhattan, for a 3-sty city hall to be erected at Geneva, N. Y., to cost about $100,000.

Architect John W. Ingle, 109 West 42d st, is making plans for the new Y. M. C. A. building to be erected in Long Island City for the use of the men employed on the Long Island Railroad, for which Mrs. Russell Sage has contributed $85,000. No estimates have been taken or contracts let.

### Contracts Awarded.

The Raymond Concrete Pile Company, Manhattan, has obtained the contract for foundations of the power-house of the Home Electric Light & Power Co., at Tyrone, Pa.

6TH ST.—M. Goldberg, 286 1st av, has received the contract for improvements to No. 639 East 6th st, for Marks Rosenberg, 686 Broadway. Frank Straub, 10 East 14th st, is architect.

41ST ST.—Eugene C. Ludin, 248 West 45th st, has obtained the contract for alterations to No. 234 West 41st st for the Ludin Realty Co., 259 West 34th st, from plans by J. Harry O'Brien, 1123 Broadway.

5TH AV.—Baker, Smith & Co., 83 West Houston st, have the steam heating contract for the new Gould residence now under course of erection at 5th av, northeast cor 67th st. D. C. Weeks & Son, 289 4th av, are general contractors.

United Plumbing and Contracting Company, 323 Smith st, Brooklyn, has obtained the plumbing work on the new storage building, which the Great Atlantic & Pacific Tea Co. is erecting at a cost of $270,000 at Jersey City, N. J.

Gillespie, Walsh & Gillespie, 1135 Broadway, Manhattan, have received the general contract to erect a stable building at Staatsburg, N. Y., for R. P. Huntington of that place. Messrs. Hoppin, Koen & Huntington, 244 5th av, made the plans.

11TH AV.—Contract has been awarded to Albert L. Fessler, 451 West 40th st, for improvements to the two 4-sty buildings Nos. 680-682 11th av from plans by James W. Cole, 403 West 51st st. Frank J. Walgering, 235 West 52d st, is owner.

7TH AV.—Messrs. Hunt & McWilliams, 807 East 138th st, have obtained the general contract to erect the new transfer shed at Nos. 27-35 7th av for the Adams Express Company. Plans were prepared by George W. Hooper, No. 11 Broadway.

32D ST.—Contracts have been awarded for the new 12-sty steel frame office and loft building for the Pacific Realty Co. at Nos. 12 to 14 West 32d st, which is to be erected at a cost of about $200,000. The O'Rourke Engineering and Construction Co., 345 5th av, sinking caissons, James J. Duffy, 535 West 24th st, excavating, John J. Radley & Co., 18th st and East River, iron work, George Vassar's Son & Co., 1,170 Broadway, mason work. The architect, William L. Rouse, 11 East 43d st, is taking estimates on all other contracts. (See issue July 20, 1907.)

### Bids Opened.

The New York State Construction Co., 80 Broad st, at $17,303, has received the contract for furnishing material and building extension to pier between 51st and 52d sts, Brooklyn.

Bids were opened by the Park Board to construct a rustic masonry boundary wall around Sunset Park, Brooklyn, for which McHarg, Bart & Co., 299 Broadway, at $34,325, sub-

mitted the lowest bid. Other bidders were: Richard E. Henningham; Daniel Douglas, Pitkin av, Brooklyn; Charles Cranford, Foster av, Brooklyn; Kelley & Kelly, Inc., 45 E. 42d st; Bonacci & Varcelli Contracting Co.; Guidone & Gilardi, 1 Madison av; M. Marrone, Brooklyn; Haggerty Contracting Co., 13 Park row; Thompson & Kelsey; Bart Dunn, 444 E 68th st; John M. Fox, Brooklyn.

Following are the bids recently opened by the Armory Board for furnishing material and building an armory for the Second Battery, N. G., N. Y. (excepting excavating), at Franklin av and East 166th st, Bronx: Guidone & Garlardi, No. 1 Madison av, $398,500 (low bidders). Other bidders were: Thos. Cockerill & Son, $442,500; W. Werner, $448,400; Fleischmann Realty & Constr. Co., $444,000; Geo. Hildebrand, $473,000; L. A. Burke Sons Co., $460,000; R. E. Heningham, $414,892; P. Gallagher, $427,542; Kelly & Kelley, $465,147; John H. Parker Co., $407,985; Hearn Constr. Co., $540,000. For excavating the site Charles Schneider, 167th st and Findlay av, Bronx, at $23,750, submitted the lowest bid.

Bids were opened by the Board of Education Monday, Oct. 21: (No. 1) For installing heating and ventilating apparatus in P. S. 41, Manhattan. Harry L. Philip, $10,375 (low bid). Other bidders were: E. Rutzler Co., James Curran Mfg. Co., Frank Dobson Co., Inc., W. J. Olvany, the Baldwin Engineering Co. (No. 2) For gymnasium fittings for addition to Brooklyn Training School for Teachers. Narragansett Mach. Co., $5,820 (low bid). The only other bid received was that from A. G. Spalding & Bros. (No. 3) For installing heating and ventilating apparatus in P. S. 80, Brooklyn. E. Rutzler Co., $5,708 (low bid). Other bidders were: Frank Dobson Co., Inc., Harry L. Philp. (No. 4) For installing heating and ventilating and electric generating apparatus and electric elevator in the Parental School, Queens. E. Rutzler Co., $91,622 (low bid). Other bidders were: G. A. Suter & Co., Blake & Williams, Frank Dobson Co., Inc. (No. 5) For installing heating and ventilating apparatus for addition to P. S. 59, Manhattan. E. Rutzler Co., $26,033 (low bid). Other bidders were: W. J. Olvany, Gillis & Geoghegan, G. A. Suter & Co., Frank Dobson Co., Inc. (No. 6) For installing electric equipment in P. S. 171, Manhattan. LeBaron B. Johnson, $564 (low bid). (No. 7) For installing electric equipment in P. S. 59, Manhattan. T. Frederick Jackson, Inc., $7,250 (low bid). Other bidders were: LeBaron B. Johnson, Commercial Construction Co., E. J. Duggan. (No. 8) For installing heating and ventilating apparatus in P. S. 129, Brooklyn. Gillis & Geoghegan, $20,865 (low bid). Other bidders were: Frank Dobson Co., Inc., G. A. Suter & Co., Blake & Williams, W. J. Olvany, E. Rutzler Co. (No. 9) For gymnasium apparatus for P. S. 28 and P. S. 34, Bronx. Schoverling, Daly & Gales, $2,810 (low bid). (No. 10) For the erection of outside iron stairs at P. S. 18, 28, 67, 80, 127, Manhattan. All bids were rejected.

## BUILDING NOTES

Safer than a bank—real estate.

Bought right, a real estate investment always stays right.

Sometimes the earth trembles. But oftener banks tremble.

Money put in real estate stays there until wanted. No one can steal it.

The work of re-wiring Mendelssohn Glee Club Hall at No. 113 West 40th st has been completed, at the cost of about $10,000. Owing to the beautiful panels and mural decorations all the wires were "fished," which added greatly to the cost. The hall has been newly decorated and will presently open for the fall season.

First-class mechanical draftsmen, who are capable of laying out both steam and hydro-electric power plants and substations, and who have had experience in design and installation of such plants, are wanted for work at Madison, Wis. Salary, $1,500 to $2,000 and traveling expenses. Address "Reclamation, Carroll Block, Madison, Wis."

The Sandusky Portland Cement Co., Sandusky, O., manufacturers of Medusa waterproof compound, report that the material was used in the following work: Concrete foundations and cement plaster coat on the light well in the new concrete office structure known as the Pacific Building, San Francisco, In the construction work in the new plant for the District of Columbia Paper Mfg. Co., Washington, D. C. By the Aberthaw Construction Co., in concrete tanks and water filter for the Woronoco Paper Co., near Boston, Mass. For stopping leaks in the Illinois Tunnel Co., concrete subway work, Chicago, Ill., and by James Stewart & Co, Contractors, in the Linoleum plant being constructed by them at Lancaster, Pa.

### Bronx Sewers.

The actual cost of the Broadway sewer, from city line to Riverdale av, was $804,265, according to the last quarterly report of the borough president. The rebuilding of the sewer in East 149th st, near the New York, New Haven and Hartford Railroad crossing, cost $33,394, and the Morris av sewer, from East 164th to East 172d st, cost $54,052. The Farragut st outlet sewer, from East river to Hunt's Point rd, cost $361,027.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**

**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Broome st, No 316, 4-sty brk and stone store and meeting hall, 22.5x90; cost, $12,000; N Berman, 11 E 107th st; ar't, O Reissmann, 30 1st st.—735.

Columbia st, No 125, 1-sty brick and stone outhouse, 6.4x8.6; cost, $500; Benj Goldfarb, 109 Ridge st; ar't, C H Dietrich, 42 Union sq.—731.

Cooper st, s s, 200 e Hawthorne st, six 2-sty stone and frame dwellings, 16.8x45.6; total cost, $18,000; Theodore B Barringer, 34 W 84th st; ar't, Oscar Lowinson, 18-20 E 42d st.—732.

Delancey st, s e cor Mott st, 6-sty brk and stone tenement, 47x84; cost, $40,000; Susswein & Herman, 425 E 105th st; ar't, Jacob H Amsler, 1058 Jackson av, Bronx.—726.

Greenwich st, No 555, 1-sty brk and stone outhouse, 9.6x13.4; cost, $1,000; M Van Cott, 283 Elizabeth st; ar't, O Reissmann, 30 1st st.—730.

Wooster st, Nos 11-19 West Broadway, Nos 311-319 | 1-sty brk freight shed, 80x32; cost, $20,000; Adams Express Co, 59 Broadway; ar't, Geo K Hooper, 11 Broadway.—739.

13th st, No 644 East, 1-sty brk and stone outhouse, 9.8x10.11; cost, $800; F Rhonheimer, 289 E 3d st; ar't, O Reissmann, 30 1st st.—734.

#### BETWEEN 14TH AND 59TH STREETS.

41st st, Nos 450-452 West, 6-sty brk and stone stores and tenement, 33.4x85.9; cost, $35,000; Hugh King, 326 W 107th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—727.

41st st, No 439 West, 6-sty brk and stone store and loft building, 25x98.9, tar roof; cost, $30,000; Sharlow Bros, 442 W 42d st; ar't, J Henry Eames, 347 5th av.—729.

Av A, No 304, 1-sty brk and stone outhouse, 7x10.11; cost, $1,000; M Wiegand, 304 Av A; ar't, O Reissmann, 30 1st st.—736.

5th av, No 381, 6-sty brk and stone loft building, 24.5x100; cost, $60,000; I H Peller, 91 5th av; ar't, S Sass, 23 Park row.—738.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

108th st, s s, 295 e 1st av, 3-sty brk and stone stable and dwelling, 25x100.11 and 90.9, tar and gravel roof; cost, $8,000; Peter Stribhei, 415 E 109th st; ar't, Rudolph Moeller, 1007 Tinton av, Bronx.—728.

112th st, s s, 50 w Madison av, two 6-sty brk and stone tenements and stores, 38.9x87.11; total cost, $70,000; Samuel Michelson, 22 W 112th st; ar't, Chas M Straub, 122 Bowery.—737.

#### NORTH OF 125TH STREET.

Amsterdam av, w s, 831 n 190th st, 1-sty concrete and frame slide; cost, $3,000; Thomas Patten, 1 Broadway; ar't, Robert E Moss, 12 Elm st.—733.

### BOROUGH OF THE BRONX.

Bush st, n w cor Grand Concourse, 1-sty brk stable, 20x29; cost, $1,000; E Wenegman, 493 E 179th st; ar't, Chas Schaefer, Jr, 1 Madison av.—1019.

Theriot st, w s, 121.4 n Davis st, 2-sty frame storage bldg, 18x17; cost, $1,000; Gilardo Scelsa, 318 E 104th st; ar't, B Ebeling, West Farms road.—1005.

149th st, s s, 228 e Bergen av, 1-sty frame shed, 20x100; cost, $500; Fred Schnaufer, 714 E 149th st; ar't, Wm Schnaufer, 363 E 149th st.—1003.

200th st, n e cor Decatur av, four 3-sty brk stores and dwellings, one 20 and three 19.11x60 and 67.8; total cost, $24,000; Kingston & Smyth, on premises; ar't, Chas S Clark, 709 Tremont av.—1008.

212th st, n s, 221.33 e White Plains road, 4-sty brk tenement, 25x80.8; cost, $16,000; Tony De Angelo, Elliot av; ar't, Chas Schaefer, Jr, 1 Madison av.—1018.

219th st, n s, 180 e White Plains av, 1-sty frame stable, 44x20; cost, $200; Geo Cooke, Estate, Upper Mount Clair; ar't, Geo P Crosier, 223d st and White Plains road.—1007.

223d st, n s, 800 w White Plains av, 1-sty frame shed, 11x14; cost, $25; P S Crosier, 223d st and White Plains av; ar't, Geo P Crosier, 223d st and White Plains av.—1016.

233d st, s s, 230 e White Plains road, two 2-sty brk dwelllings, 20x50 each; total cost, $14,000; Gustav D Smith, 54 Manhattan st; ar't, B Ebeling, West Farms road.—1006.

236th st, n s, 150 w Kepler av, three 2-sty frame dwellings, 21x55 each; total cost, $18,000; Ernest Keller, 176th st and Walton av; ar't, J J Vreeland, 2019 Jerome av.—1013.

Av C, e s, 29 s 3d st, 2-sty frame dwelling, 21x50; cost, $4,000; Wm H Brady, 17 Battery pl; ar't, Otto C Krauss, 1188 Tremont av.—1014.

Clay av, e s, 34.6 s 169th st, 15 5-sty brk tenements, 35x68 each; total cost, $390,000; Albert J Schwarzler, 1340 Brook av, ow'r and ar't.—1017.

Melville av, w s, 200 n Van Nest av, 1-sty frame garage, 11x19; cost, $200; L Bergman, on premises; ar't, T J Kelly, Morris Park av.—1010.

Morris av, e s, 197 n 182d st, 1-sty brk store and shop, 20x55; cost, $2,000; Mauro Yarusso, 2258 Morris av; ar't, J J Vreeland, 2019 Jerome av.—1012.

Park av, e s, 108 s 178th st, 2-sty brk loft building, 25x80; cost, $4,000; Kate E Rogers, 105 St Johns pl, Brooklyn; ar't, L Howard, 1861 Carter av.—1020.

St Lawrence av, e s, 25 n Mansion st, 2-sty frame dwelling, 22x53; cost, $5,000; C Grossman, 188 Commonwealth av; ar't, H G Steinmetz, Bronx st and Tremont av.—1009.

Turnbull av, s s, 25 e Castle Hill av, 1-sty frame stable, 20.4x15.4; cost, $100; Di Fedele Ferdinando, Hermany and Havemeyer avs; ar't, Henry Conrad, Hermany and Olmstead avs.—1011.

Van Nest av, s e cor Cruger av, two 3-sty frame dwellings, 22x46 and 49; total cost, $12,000; Lieman & Kaplan, Van Nest av and Filmore st; ar't, Henry Nordheim, Boston road and Tremont av.—1021.

White Plains av, w s, 50 s 213th st, 1-sty frame store and storage, 45x116.6; cost, $5,500; Emily A Hall, 54 White Plains av; ar't, L Howard, 1861 Carter av.—1015.

Wallace av, e s, 175 s Morris Park av, 2-sty frame dwelling, 21x50; cost, $5,000; Bernard Malone, 268 Wallace av, ow'r and ar't.—1004.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Allen st, No 5, partitions, windows, toilets, store fronts, to 5-sty brk and stone tenement and baths; cost, $1,500; David Reich, 288 Madison st; ar't, Ignatz I Rosenberg, 99 7th st.—2759.

Beaver st, No 3, new front, stairs, windows, to 5-sty brk and stone store and office building; cost, $10,000; Geo F Lockwood, New Canaan, Conn; ar'ts, Westervelt & Austin, 36 W 34th st.—2754.

Bleecker st, No 171, store fronts, partitions, to 5-sty brk and stone tenement; cost, $500; Dominick Abtatre and Pietro Alvino, 171 Bleecker st; ar'ts, B W Berger & Son, Bible House.—2790.

Cherry st, No 15, toilets, partitions, to 4-sty brk and stone tenement; cost, $2,000; J Fitzgerald, 412 E 58th st; ar't, A E Nast, 147 4th av.—2748.

Charles st, Nos 93-95, partition, toilets, stairways to two 3-sty brick and stone dwellings; cost, $1,000; John H Cooper, 294 W 11th st; ar't, James W Cole, 403 W 51st st.—2770.

Canal st, s e cor Mott st, toilets, partitions, windows, skylights, to two 4-sty brick and stone stores and tenements; cost, $6,000; Fannie Goldberg, 57 E 96th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2773.

Columbia st, w s, 75 s Houston st, windows, doors, partitions, to 4-sty brick and stone tenement; cost, $500; Benj Goldfarb, 109 Ridge st; ar't, C H Dietrich, 42 Union sq.—2774.

Elizabeth st, No 242, toilets, partitions, skylights, windows, to 5-sty brk and stone tenement and store; cost, $2,500; Paolo Bonomolo, on premises; ar'ts, Gross & Kleinberger, Bible House.—2751.

East Broadway, No 165, skylights, to 7-sty brick and stone bank and office building; cost, $2,000; M & L Jarmulowsky, 165 East Broadway; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2772.

Grand st, Nos 581-585, toilets, partitions, to three 5-sty brk and stone tenements; cost, $500; Schmeidler & Bachrach, 203 Broadway; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2788.

Houston st, No 137 East, toilets, partitions, windows, to 5-sty brk and stone store and tenement; cost, $6,000; Johanna Abels, 619 Bergen av, Bronx; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2778.

Hudson st, s e cor Bank st, doors, store front, to 5-sty brk and stone store and loft building; cost, $200; John Bradley, 588 Hudson st; ar't, Fred Hammond, 943 Washington av.—2793.

Irving pl, No 66, tank to 5-sty brk and stone store and tenement; cost, $500; Fred Baar, 57 Lexington av; ar't, Fred Ebeling, 420 E 9th st; b'r, Peter Keller, 30 E 20th st.—2762.

Madison st, No 99, partitions, toilets, windows, to two 5-sty brk and stone tenements; cost, $1,500; Andrew M Campbell, 280 Broadway; ar't, F E Ryall, 23 Park row.—2747.

Marion st, No 17, toilets, partitions, to 5-sty brk and stone store and tenement; cost, $2,500; Wm H Schroeder, 749 Putnam av, Brooklyn; ar't, Chas Stegmayer, 168 E 91st st.—2752.

Monroe st, No 101, partitions, plumbing, tank to 5-sty brick and stone tenement; cost, $750; Mrs Letitia King Arnold, 233 W 52d st; ar'ts, Ross & McNeil, 39 E 42d st.—2771.

Norfolk st, No 145, partitions, windows, store fronts, to 5-sty brk and stone store and tenement; cost, $5,000; Pincus Malzman, 97 Orchard st; ar't, H Horenburger, 122 Bowery.—2765.

South st, No 166, skylights, to 2-sty brk and stone warehouse; cost, $200; Egleston Bros & Co, 166 South st; ar't, Wm S Boyd, 561 Hudson st.—2755.

Washington pl, No 88, partitions, iron columns, beams, to 5-sty brk and stone tenement and store; cost, $500; Joseph L Buttenwieser, 203 Broadway; ar't, L A Goldstone, 110 W 34th st.—2786.

6th st, No 652 East, toilets, partitions, windows, tank, to 4-sty brk and stone tenement; cost, $5,000; G E Folsom, 13 Astor pl; ar't, Alexander Brociner, 20 E 42d st.—2761.

6th st, No 639 East, partitions, show windows, to 5-sty brk and stone store and tenement; cost, $1,500; Marks Rosenberg, 686 Broadway; ar't, Frank Straub, 10 E 14th st.—2779.

11th st, No 709 East, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $2,500; R Bellino, 45 East Houston st; ar't, O Reissmann, 30 1st st.—2780.

11th st, No 327 East, partitions, to 6-sty brk and stone tenement and store; cost, $500; Hyman Rosenblum, 442 E 58th st; ar't, Chas M Straub, 122 Bowery.—2783.

12th st, Nos 331-337 East, toilets, skylights, windows, to four 4-sty brk and stone tenements; cost, $15,000; Geo S Folsom, 13 Astor pl; ar't, Alexander Brociner, 20 E 42d st.—2782.

13th st, No 644 East, windows, partitions, to two 3 and 4-sty brk and stone tenements; cost, $1,000; F Rhonheimer, 289 E 3d st; ar't, O Reissmann, 30 1st st.—2781.

17th st, Nos 141-145 West, erect tank, to 6-sty brk and stone factory; cost, $800; R P Zobel, 114-116 E 28th st; ar't and b'r, The Rusling Co, 26 Cortlandt st.—2757.

25th st, No 313 West, toilets, partitions, to two 4-sty brk and stone tenements; cost, $1,500; Robt E Walsh, 311 W 33d st; ar't, John H Knubel, 318 W 42d st.—2766.

27th st, No 244 East, partitions, store fronts, to 4-sty brk and stone store and tenement; cost, $500; Louis Geis, 35 Addison av, Rutherford, N J; ar't, Alfred L Kehoe, 206 Broadway.—2776.

31st st, Nos 310-312 East, partitions, toilets, fire escapes, to two 4-sty brk and stone tenements; cost, $5,000; Adolph Schlesinger, 7 Stanton st; ar't, Samuel Gross, Bible House.—2760.

34th st, Nos 108-110 West, iron columns, walls, to 12-sty brk and stone office building; cost, $400; Childs Co, 42 E 14th st; ar'ts, Westervelt & Austin, 36 W 34th st.—2750.

38th st, No 321 West, show windows, partitions, piers, to 4-sty brk and stone tenement; cost, $1,500; Max E Schmittberger, 321 W 38th st; ar't, John H Knubel, 318 W 42d st.—2753.

40th st, No 148 East, windows, brk walls, to 2-sty brk and stone dwelling and carriage room; cost, $400; L Dixon, 148 E 40th st; ar't, Vincent Scala, 73 Carroll st, Brooklyn.—2795.

41st st, No 234 West, 1-sty brk and stone rear extension, 20x35, new front, piers, to 1-sty brk and stone auto repair works; cost, $1,475; Ludin Realty Co, 259 W 34th st; ar't, J Harry O'Brien, 1123 Broadway.—2749.

41st st, No 131 West, elevator shaft, to 5-sty brk and stone loft building; cost, $1,500; estate of C C Shayne, 129 W 41st st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—2785.

52d st, s s, 10 w Park av, 1-sty brk and stone side extension, 12.8x36.8, doors, to 1-sty brk and stone transformer station; cost, $1,200; N Y C & H R R R, Grand Central Station; ar't, W H Knowlton, Grand Central Station.—2789.

108th st, No 206 E, windows, partitions, fire escape, to 4-sty brick and stone tenement; cost, $5,000; Samuel Lewis, 5 Front st; ar't, M Zipkes, 147 4th av.—2768.

Av A, No 264, skylights, partitions, windows, toilets, to 5-sty brk and stone tenement and store; cost, $3,000; Morris H Feder, 200 Broadway; ar't, Otto L Spannhake, 233 E 78th st.—2792.

Broadway, No 358, tank, to 5-sty brk and stone store and loft building; cost, $875; Franklin Building Co, 54 Wall st; ar't and b'r, The Rusling Co, 26 Cortlandt st.—2756.

West Broadway, No 471, 4-sty brk and stone rear extension, 25x39.10, alter roof, hoist, partitions, stairs, piers, to 2-sty and attic brk and stone factory; cost, $12,000; estate of Chas A Chesebrough, 33 Howard st; ar't, Henry J Feiser, 150 Nassau st.—2764.

1st av, No 1632, alter doors, windows, to 4-sty brick and stone store and tenement; cost, $500; Lesser & Weinberger, 1632 1st av; ar'ts, Gross & Kleinberger, Bible House.—2769.

1st av, No 1213, toilets, windows, to 4-sty brk and stone tenement; cost, $5,000; Henry Struve, 404 E 68th st; ar't, D J Comyns, 147 4th av.—2784.

1st av, No 36, toilets, partitions, windows, to two 4 and 5-sty brk and stone tenements; cost, $1,500; Mrs Wilhelmina Miller, 251 E 71st st; ar't, Henry Regelmann, 133 7th st.—2777.

1st av, No 78, partitions, windows, toilets, to 5-sty brk and stone tenement; cost, $3,000; estate of John Fath, 240 E 5th st; ar'ts, B W Berger & Sons, Bible House.—2791.

2d av, No 1643, toilets, partitions, skylights, to 4-sty brk and stone tenement; cost, $350; Threasa Metzger, 57 E 72d st; ar't, Walter H C Hornum, 360 W 125th st.—2746.

3d av, No 2033, fireproof ceilings, to 5-sty brick and stone tenement and shop; cost, $300; James A Renwick, 19 Bowne av, Flushing, L I; ar't, Wm F Wallace, 202 W 18th st; bldr, Wm Wallace, 202 W 18th st.—2775.

3d av, No 1987, store fronts, to 4-sty brk and stone tenement; cost, $400; Harry Payne, 231 E 129th st; ar't, Harry Zlot, 230 Grand st.—2794.

5th av Nos 328-334, partitions, stairways, marble front, to 6-sty brk and stone bank and office building; cost, $25,000; J J Astor estate, 23 W 26th st; ar't, Augustus N Allen, 571 5th av.—2763.

6th av, e s, 18th to 19th sts, tanks, to 7-sty brk and stone store; cost, $4,500; Siegel-Cooper Co, 6th av and 18th st; ar't and b'r, The Rusling Co, 26 Cortlandt st.—2787.

10th av, No 518, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,500; A Meschendorf & W Mahnken, 261 Bulls Ferry av, Union Hill, N J; ar't, John H Knubel, 318 W 42d st.—2767.

11th av, Nos 680-682, toilets, windows, stairs, to two 4-sty brk and stone stores and tenements; cost, $1,500; Frank J Walgering, 235 W 52d st; ar't, James W Cole, 403 W 51st st.—2758.

### BOROUGH OF THE BRONX.

Oakland pl, s s, 35 e Belmont av, 1-sty frame extension, 19x15.6, to 2-sty frame dwelling and factory; cost, $1,200; Gottfried Lehaile, 664 Oakland pl; ar't, Rudolph Werner, 787 E 177th st.—549.

Overing st, e s, 350 s Frisby av, move 2½-sty frame dwelling; cost, $1,500; Marcus Nathan, 150 w 120th st; ar't, B Ebeling, West Farms road.—556.

220th st, s s, 79 w White Plains av, new partitions, &c, to 2½-sty frame dwelling; cost, $700; Rebecca T Creed, 55 E 220th st; ar't, Geo P Crosier, 223d st and White Plains av.—558.

223d st, s s, 105 e White Plains av, 1-sty frame extension, 9x21, to 1-sty photograph gallery; cost, $600; Eberhardt Rommel, on premises; ar't, J Harold Dobbs, 120 E 220th st.—554.

232d st, n s, 50 e Bronxwood av, 2-sty frame extension, 7x11, to 2-sty frame dwelling; cost, $300; A Hesche, on premises; ar't, Carl P Johnson, 8 E 42d st.—551.

Columbus av and block bounded by Van Nest st, Adams st and N Y, N H & H R R, 2-sty frame extension, 37.6x55.4, to 2-sty frame mill; cost, $2,000; Van Nest Wood Working Co, on premises; ar't, B Ebeling, West Farms road.—547.

Decatur av, e s, 487 s Gun Hill road, two 1-sty frame extensions, 25.6x47 and 10x10, to 1-sty frame office and stable; cost, $500; Wm Seitz, on premises; ar'ts, Moore & Landseidel, 148th st and 3d av.—544.

Hoe av, No 1275, 2-sty frame extension, 10x10, to 2-sty frame store and dwelling; cost, $25; Chas Rosenthal, 353 E 73d st; ar't, Jac Kaestler, on premises.—543.

Morris Park av, n s, 25 e Victor st, 2-sty frame extension, 7x40 and 20 to 2-sty frame store and dwelling; cost, $1,000; Herman Heberstrict, on premises; ar't, T J Kelly, Morris Park av.—542.

Morris av, No 632, new partitions to 4-sty brk tenement; cost, $100; Salvator De Mio, 554 Courtlandt av; ar't, Louis Falk, 2785 3d av.—548.

Railroad av, n e cor 159th st, 2-sty brk extension, 20x51.6, to 2-sty brk engine house; cost, $7,000; City of New York; ar't, Alexander Stevens, 157 E 67th st.—553.

Starling av, n e cor Castle Hill av, 2-sty and attic frame extension, 20.2x20.2, to 2-sty and attic frame dwelling; cost, $2,000; Dr Glendenning, Westchester av; ar't, B Ebeling, West Farms road.—555.

Tinton av, n w cor 150th st, 2-sty frame extension, 20x15, to 2-sty frame dwelling; cost, $1,200; Lingera Liguori, on premises; ar't, Rudolph Werner, 787 E 177th st.—550.

Union av, Nos 660 and 662, 1-sty frame extension, 36x18, and new show windows, to 1-sty frame office and shed; cost, $600; John H Von Dohlen, 664 Union av; ar't, Chris F Lohse, 627 Eagle av.—545.

Union av, w s, 70 s Home st, 2-sty frame extension, 11x26, to 2-sty frame dwelling; cost, $1,500; John W Bock, on premises; ar't, Chris F Lohse, 627 Eagle av.—557.

Weeks av, w s, 151 n 175th st, add 4 ft. to 2-sty frame dwelling; cost, $450; John Kennedy, on premises, ow'r and ar't.—552.

3d av, n w cor 166th st, new seats, new partitions, etc., to 1-sty brick office and moving picture store; cost, $75; Lawrence Davies, 62 W 82d st; ar't, John Bahr, 335 E 80th st.—546.

### STATEN ISLAND.

Wood, Harmon & Co. sold to various buyers 15 plots, each 40x100, in their recently opened property at St. George Heights. Miss F. L. Hammett bought a plot with a frontage of 234 ft. on Symar av, near Little Clove road.

The Cole Estate tract, south of Tottenville, and between that place and Ward's Point, has been sold by the Cole family. It is said that a large shipbuilding plant is to be erected on the property by a Southern concern. The property consists of more than 70 acres, and has a long water front.

# Construction News Reports

## From the Surrounding Country

### Kings County.

BROADWAY.—On Broadway, s e cor Berry st, a 6-sty store and tenement will be erected, 43x113.10, 35 families; cost, $65,000; also on Broadway, s s, 42 e Berry st, a 6-sty store and tenement, 50x87.8, 33 families; cost, $50,000. The Realty Associates, 455 Washington av, owners, and Samuel Sass, 23 Park row, is architect.

KNICKERBOCKER AV.—Cannella & Samenfeld are planning to improve Knickerbocker av, e s, 22 s Jefferson av, with four 3-sty stores and dwellings, 19.6x55, gravel roof, 2 families each; total cost, $24,000. Jenny Livoti, 166 Meserole st, owner.

EAST 48TH ST.—The Empire League, 255 Flatbush av, will build on East 48th st, e s, 400 s Av L, ten 2-sty dwellings, 18x40, gravel roof, 2 families each; total cost, $40,000. N. H. Raymond, 225 Flatbush av, is architect.

50TH ST.—M. Hirsh, 177 Montague st, is planning for eight 3-sty flats, on 50th st, n s, 100 w 6th av, 25x69, 6 families each; total cost, $64,000; Strong & Friedland Const. Co., 100 Bristol st, owners.

EAST 26TH ST.—Clarke Construction Co., 44 Cortlandt st, Manhattan, will build on East 26th st, w s, 100 s Av C, ten 2-sty brick dwellings, 20x53.6, 2 families each; total cost, $80,000.

BEACH 45TH ST.—F. T. Cornell, 125 East 23d st, is architect for the improvement of Beach 45th st, west of Atlantic av, with a 2-sty frame dwelling, 48x29, shingle roof, 1 family, to cost $12,000. Jas. Fregarthen, Sea Gate, is owner.

SURF AV.—Surf av, n s, 377 e West 28th st, is to be improved with four 3-sty brick dwellings, 20x65, to cost $20,000. J. Balzanini, Bowery and Henderson Walk, is owner.

POWELL ST.—S. Millman & Son, 1782 Pitkin av, will build on Powell st, s e cor Liberty av, a 5-sty shop, 50x95, to cost $40,000; Isaac Midansky, 188 East New York av, owner.

17TH ST.—Lampert & Davidoff, 1782 8th av, are about to build on 17th st, n s, 198 w 8th av, a 4-sty tenement, to cost $20,000. M. J. Horrowitz, Pitkin av, cor Stone av, is planning.

9TH AV.—L. Bonert, 384 4th st, owner, and H. Pohlman, 5th av and 49th st, architect, will build on 9th av, e s, 20 s 16th st, eight 3-sty dwellings, 20x55, 2 families each; total cost, $52,000. Also on 9th av, n e cor Windsor pl, a 3-sty store and dwelling, to cost $8,000. Also on 9th av, s e cor 16th st, a 3-sty dwelling, to cost $8,000.

FLATBUSH AV.—Improvements will be made to Flatbush av, south of Av G, with five 3-sty dwellings, to cost $30,000. Also Flatbush av, north of Av G, with seven 3-sty dwellings; total cost, $45,500. The Abels, Gold Realty Co., 44 Court st, are the owners, and A. J. McManus, 44 Court st, architect.

### Queens County.

GLEN COVE.—Alfred L. Kehoe, 206 Broadway, Manhattan, has completed plans for a 3-sty flat building, at Glen Cove, L. I., for S. D. Multz, 214 Henry st.

COLLEGE POINT.—M. Houman, Central Bldg., Paterson, N. J., has completed plans for a 3-sty brick factory building, 50x150 ft., to be erected on the east side of 3d st, near 3d av, College Point, L. I., for the American Hard Rubber Co., 9-13 Mercer st, Manhattan, to cost $38,000.

### Westchester County.

MAMARONECK.—Arthur G. C. Fletcher, 1133 Broadway, Manhattan, is preparing plans for an addition to the high school building for the board of education, Mamaroneck.

WHITE PLAINS.—F. Blumenstein, 28 East 23d st, Manhattan, has completed plans for a residence, 34x34 ft., at White Plains, N. Y., for himself, to cost $6,500.

WESTCHESTER.—Cass Gilbert, 11 East 24th st, Manhattan, has completed plans for the new station, 39x73 ft., at Westchester, N. Y., for the New York, New Haven & Hartford R. R. Co. Estimated cost is placed at $40,000.

### New York State.

BUFFALO.—Plans have been drawn for a new edifice for the St. John's Episcopal Church on Lafayette av, of which the Rev. W. R. Lord is pastor. If acceptable it is probable that the new structure will cost about $75,000.

SYRACUSE.—Architect E. A. Howard is receiving bids for a 3-sty brk business building to be erected at 208 Butternut st by George Frey. The ground floor will contain a large-sized store with living apartments above. The building will be 25x60.

SCHENECTADY.—Herman Wagner is about to begin the erection of a 3-sty business building at the northeast cor of McClellan st and Eastern av, first floor to be occupied as a drug store.

YONKERS.—Building Inspector Enos Knapp reports granting the following permits: To John Palmiero, for a stone house at 19 Woodruff av, Gunther Park, 2 stories; size, 25x40 ft. James D. Burt, frame house, Birch road, Park Hill, 2½ stories, 29x34. C. E. Anderson, 53 Cliff av, 2 stories, 24x40. A. P. Sutton, frame house in Stone av, 2 stories, 22x26. City of Yonkers, brick addition to School No. 3, Hamilton av, 4 stories, 69x78; also brick building for School No. 5, Lockwood and Dartmouth avs, 2 stories, 45x88.

### New Jersey.

PAULSBORO.—Frank D. Moses, of Trenton, has secured the contract for building municipal gas plant for $28,000.

WILDWOOD.—Calvin W. Rogers, of Philadelphia, Pa., submitted the lowest bid for erecting the town hall, at $29,950. Appropriation was $20,000.

NEWARK.—Plans have been completed by Hyman Rosensohn, of 747 Broad st, for a brk store and tenement, 39x84, to be built on Monmouth st, between Spruce and Waverly avs, by Mark Brooks, of 238 Washington st.

MONTCLAIR.—The Board of School Estimate has appropriated $50,000 for a new school building to be situated on Lorraine av, Upper Montclair.

ELIZABETH.—Plans for the proposed church edifice for the congregation of the German Lutheran Church to be located at East Jersey and Reid sts have been completed by Louis Quien, Jr., of 251 Elizabeth av. The building will be 1 sty and basement and of stone construction. Size, 64x140, with a steeple 161 ft. from the ground. The estimated cost is $75,000.

ATLANTIC CITY.—H. A. Stout, architect, Bartlett Building, Philadelphia, has completed plans for an 8-sty hotel building, 90x200 ft., to be erected in this city. It will contain 135 rooms with baths, and be heated by steam, and cost about $150,000.

PLAINFIELD.—Evart Tracy has submitted plans to the police board for a 2-sty headquarters building, to be built at a cost of $70,000.

ELIZABETH.—Fred Kilgus has been awarded the contract to build a boiler-house and install a heating system in the Normal School, at a cost of $42,203.

PLAINFIELD.—Evart Tracy, of Rutgers College, has accepted plans of D. D. Williamson, of New Brunswick, and Hill & Stout, of New York City, for their new engineering building, which is to be erected at a cost of $60,000.

ASBURY PARK.—Geo. A. Schellenger, Manhattan, is receiving estimates for alterations and extension to 4-sty hotel, at Asbury Park, for Mrs. M. H. Frost.

BERGENFIELD.—Carl P. Johnson, 8 East 42d st, Manhattan, is preparing plans for a 2-sty and attic residence and store building, at Bergenfield, N. J., for Oluf Johnson, 228 East 34th st, to cost $5,000.

### Massachusetts.

WORCESTER.—George H. Cutting & Co. have been issued a permit to build a 5-sty brick shop, 224x87 ft., for the Reed & Prince Manufacturing Co., on Duncan av, at a cost of $60,000.

SPRINGFIELD.—Plans made by G. Wood Taylor for a house for the Nayasset Club have been approved by the board of managers; to cost $119,000.

SPRINGFIELD.—A concrete building, 130x68 ft., will be erected for the Brightside Home for Aged Men. D. J. Landers, of Holyoke, has secured contract for mason work, and Frank P. Morey, of Springfield, the carpentry. Architect J. W. Donohue, Walker Bldg., Springfield. John W. Donohue, 476 Main st, is preparing plans for an Italian church, to cost about $35,000. Rev. A. Dalla Pocta, Rector.

WILLIAMSTOWN.—The board of trustees of Williams College has decided to erect this spring the dormitory on Main st.

HAVERHILL.—The Haverhill Building Association have accepted plans and specifications for factory No. 2, to be erected on Walnut st. Estimated cost, $115,000. C. Willis Damon, Haverhill, Mass., architect.

LAWRENCE.—H. B. Fletcher, Boston, has prepared plans for a freight house for the Boston & Maine R. R., at Lawrence.

### Miscellaneous.

WASHINGTON, D. C.—Proposals will be received at the office of the Supervising Architect, Washington, until the 22d day of November, 1907, and then opened, for the construction (including plumbing, gas piping, heating apparatus, electric conduits and wiring) of the U. S. Post Office and Custom House at Portsmouth, Va., in accordance with drawings and specifications, copies of which may be had at the office of the custodian of site at Portsmouth, Va., or at this office, at the discretion of the Supervising Architect.

SAN FRANCISCO, CAL.—Rankin, Kellog & Crane, of Philadelphia, Pa., are preparing plans for a group of reinforced concrete buildings to be erected in San Francisco for the Transport Service of the Army Dept. The cost will be $1,250,000.

SPRINGFIELD, MO.—The City Council has appointed a committee to select a site on which it is proposed erecting a municipal building.

NORWOOD, O.—A site has been selected and a market house is to be erected. $35,000 has been appropriated for the purchase of a site and the erection of the building.

CINCINNATI, O.—Harry Hake, Union Trust Bldg., is preparing plans for a $40,000 firehouse, to be erected at Pearl and Martin sts. Des Jardins & Sheblessey, 4th Natl. Bank Bldg., are preparing plans for a $25,000 addition to the Cincinnati Sanitarium on College Hill.

CLEVELAND, O.—Henahan & King, Rose Bldg., have secured the contract for the foundation for the contagious disease hospital in connection with the city hospital. Hubbell & Benes, Citizens' Bldg., have completed plans for the superstructure of the West Side Market, and bids for the construction will probably soon be asked by W. J. Springborn, Pres. Bd. Pub. Service.

MEMPHIS, TENN.—The board of trustees of the Methodist Church (John Sherd, chairman) is planning the erection of a hospital to cost $200,000.

LOS ANGELES, CAL.—F. G. and P. F. Schumacher and Philip Wilson propose erecting a theater on Main st, to cost about $250,000. Harrison Albright, Laughlin Bldg., is preparing plans for the 10-sty, 150x126-ft. reinforced concrete building to be erected for the Consolidated Realty Co. at 6th and Hill sts, and as soon as plans are completed bids will be asked. The contract for excavating the site has been awarded to Carl Leonardt; H. W. Hellman Bldg.

ST. LOUIS, MO.—Architects have been commissioned to submit plans for the trades school, which has been endowed to the extent of $1,000,000 by David Ranken, Jr. It will be known as the David Ranken, Jr., School of Mechanical Trades, and will be erected at Newstead, Cook and Finney avs.

NEW HAVEN.—Sealed proposals will be received by the board of education, 87 Orange st, Nov. 1, for the erection of a public school building on Greene st. Plans, etc., at office of Brown & Von Beren, architects, 865 Chapel st. Geo. T. Hewlett, secy.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Oct. 18 to 24, inc. | | 1906. Oct. 19 to 25, inc. |
|---|---|---|---|
| Total No. for Manhattan | 136 | Total No. for Manhattan | 195 |
| No. with consideration | 8 | No. with consideration | 9 |
| Amount involved | $397,100 | Amount involved | $301,150 |
| Number nominal | 128 | Number nominal | 186 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 10,463 | | 17,869 |
| No. with consideration, Manhattan, Jan. 1 to date | 707 | | 1,079 |
| Total Amt. Manhattan, Jan. 1 to date | $39,716,227 | | $58,077,637 |
| | 1907. Oct. 18 to 24, inc. | | 1906. Oct. 19 to 25, inc. |
| Total No. for the Bronx | 156 | Total No. for The Bronx | 173 |
| No. with consideration | 5 | No. with consideration | 15 |
| Amount involved | $18,925 | Amount involved | $50,095 |
| Number nominal | 151 | Number nominal | 158 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 7,685 | | 10,301 |
| Total Amt., The Bronx, Jan. 1 to date | $6,366,111 | | $6,950,841 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **18,148** | | **28,170** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$46,082,338** | | **$65,028,478** |

**Assessed Value, Manhattan.**

| | 1907. Oct. 18 to 24, inc. | 1906. Oct. 19 to 25, inc. |
|---|---|---|
| Total No., with Consideration | 8 | 9 |
| Amount Involved | $397,100 | $301,150 |
| Assessed Value | $379,500 | $229,000 |
| Total No., Nominal | 128 | 186 |
| Assessed Value | $5,484,800 | $6,032,500 |
| Total No. with Consid., from Jan. 1st to date | 707 | 1,079 |
| Amount involved " " | $39,716,227 | $58,077,637 |
| Assessed value " " | $26,591,100 | $40,550,275 |
| Total No. Nominal " " | 9,755 | 16,790 |
| Assessed Value " " | $308,036,600 | $556,504,210 |

MORTGAGES.

| | 1907. Oct. 18 to 24, inc — Manhattan. | Bronx. | 1906. Oct. 19 to 25, inc. — Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 143 | 110 | 284 | 121 |
| Amount involved | $2,744,824 | $471,798 | $6,065,242 | $544,199 |
| No. at 6% | 63 | 48 | 105 | 59 |
| Amount involved | $532,170 | $189,348 | $1,494,524 | $206,889 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 10 | 16 | 3 | 13 |
| Amount involved | $616,500 | $50,750 | $106,500 | $26,160 |
| No. at 5¼% | ..... | 1 | ..... | ..... |
| Amount Involved | ..... | $5,000 | ..... | ..... |
| No. at 5% | 41 | 25 | 85 | 39 |
| Amount involved | $1,066,100 | $132,050 | $1,939,000 | $242,050 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 8 | ..... | 23 | ..... |
| Amount involved | $166,000 | ..... | $484,800 | ..... |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 1 | 1 | 3 | ..... |
| Amount involved | $45,000 | $3,000 | $300,000 | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 20 | 19 | 64 | 10 |
| Amount involved | $319,054 | $91,650 | $1,740,418 | $69,100 |
| No. above to Bank, Trust and Insurance Companies | 32 | 7 | 53 | 7 |
| Amount involved | $1,112,000 | $28,100 | $967,000 | $87,600 |
| | | 1907. | | 1906. |
| Total No., Manhattan, Jan. 1 to date | | 10,242 | | 15,156 |
| Total Amt., Manhattan, Jan. 1 to date | | $274,027,123 | | $305,866,734 |
| Total No., The Bronx, Jan. 1 to date | | 6,914 | | 7,607 |
| Total Amt., The Bronx, Jan. 1 to date | | $64,139,345 | | $55,410,695 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **17,156** | | **22,763** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$338,166,468** | | **$361,277,429** |

PROJECTED BUILDINGS.

| | 1907. Oct. 19 to 25, inc. | 1906. Oct. 20 to 26, inc. |
|---|---|---|
| Total No New Buildings: | | |
| Manhattan | 19 | 8 |
| The Bronx | 40 | 34 |
| Grand total | 59 | 42 |
| Total Amt. New Buildings: | | |
| Manhattan | $299,300 | $303,150 |
| The Bronx | 502,525 | 257,975 |
| Grand Total | $801,825 | $561,125 |
| Total Amt. Alterations: | | |
| Manhattan | $147,850 | $119,375 |
| The Bronx | 20,750 | 97,650 |
| Grand total | $168,600 | $217,025 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 876 | 1,497 |
| The Bronx, Jan 1 to date | 1,627 | 1,787 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,503** | **3,284** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $69,494,960 | $102,623,090 |
| The Bronx, Jan 1 to date | 17,963,144 | 23,810,080 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$87,458,104** | **$126,433,170** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$14,431,869** | **$18,218,615** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Oct. 17 to 23, inc. | 1906 Oct. 18 to 24, inc. |
|---|---|---|
| Total number | 546 | 649 |
| No. with consideration | 19 | 31 |
| Amount involved | $100,901 | $203,150 |
| Number nominal | 527 | 618 |
| **Total number of Conveyances, Jan. 1 to date** | **27,918** | **31,423** |
| **Total amount of Conveyances, Jan. 1 to date** | **$17,338,090** | **$24,097,560** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 586 | 766 |
| Amount involved | $2,008,545 | $2,857,394 |
| No. at 6% | 345 | 323 |
| Amount Involved | $773,603 | $767,556 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 181 | 131 |
| Amount involved | $1,005,555 | $760,301 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 45 | 257 |
| Amount involved | $183,815 | $1,051,089 |
| No. at 4½% | ..... | 3 |
| Amount involved | ..... | $40,000 |
| No. at 4% | 1 | 1 |
| Amount involved | $350 | $2,500 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 14 | 51 |
| Amount involved | $45,222 | $235,948 |
| **Total number of Mortgages, Jan. 1 to date** | **28,787** | **32,222** |
| **Total amount of Mortgages, Jan. 1 to date** | **$124,173,136** | **$132,817,824** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 146 | 279 |
| Estimated cost | $1,160,725 | $1,970,630 |
| Total Amount of Alterations | $59,860 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,579** | **7,170** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$57,713,453** | **$53,923,712** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,653,120** | **$4,388,268** |

## The Week.

Business in the real estate field was almost at a standstill this week. But this was to be expected, considering the upset condition of banking. There were two sales worthy of notice. The re-sale of 27 and 29 West 51st st and the "Antoinettes-Roland" sale. The 51st st house was formerly the residence of Joseph C. Hoagland. It was purchased by James G. Hurty last week and immediately resold by him to Henry Clews. Mr. Clews is going to make this house his home. His present residence at 630 5th av is going to be converted into a business building. It is on Columbia leasehold and directly opposite the Catholic Cathedral, between 50th and 51st sts. The "Antoinettes," five 8-sty apartment houses, and Hotel Roland figured in the other important sale of the week. The old Harlem Hospital site was given in part payment. This plot consists of sixteen lots facing the East River, between 120th and 121st sts. The "Antoinettes" and Hotel Roland occupy the block front on Park av, between 58th and 59th sts, except that portion occupied by the Board of Education building and Hotel Oxford. On 59th st it extends to the Lenox Lyceum, and on 58th st it extends about the same distance. There are about 30,000 sq. ft. in the plot. There was a falling off in the number of dwellings and tenements sold, and outside of those mentioned there was no transfer of note. The money market is in a bad way at present. It is impossible to get money this week, as every one is waiting to see the result of the "Wall street" situation. A great number of brokers feel that this condition in the street is the best thing that can happen for the real estate market, but it will require some little time before things adjust themselves. It is easy to make water muddy, but it requires time and peaceful conditions before the dirt will settle and the water become clear again. So it is with the real estate market. The brokers feel that when people realize that real estate holdings and mortgages are safe investments, they will be satisfied with the usual rate of interest, and unwilling to take any unnecessary chance of loss.

The total number of private sales reported for the week is 57, of which 18 were below 59th st, 13 above, and 26 in the Bronx.

—For the next few weeks the renting departments of the real estate offices will be very busy receiving complaints from newly acquired tenants who want pink paper on the dining-room walls and yellow in the drawing-room, and vice versa. If it is not the paper then it is the tiling in front of the fireplace, the lighting of the halls, the elevator boy who is many times absent, the annoying parrot in the adjoining flat and hundreds of other old and a few new kicks.

## THE AUCTION MARKET

CONSIDERING the upset condition of the money market this week the auction market did fairly well. During the latter part of the week business came to a standstill, but then the closing of the doors of several trust companies, runs on other institutions and call money on the Stock Exchange touching 100 per cent., were some of the things that it had to contend with. That any sales at all were made is the wonder.

At the stand of Joseph P. Day No. 416 East 8th st was sold to Minnie Fabbini for $9,900. There was $4,508 due on judgment against this property. Nos. 417 and 419 East 68th st was knocked down to Charles A. Murtha, Jr., for $88,822; amount due about $23,470.55. Nos. 324 to 332 East 125th st went to Henry Potthast for $134,800. A plot 50x232 on Aqueduct av, above 190th st, brought $8,000; amount due, $4,879.81.

Bryan L. Kennelly sold 39 and 39½ Forysth st to Frank Lashmer for $65,550. No. 144 West 13th st, 3-sty dwelling, to J. J. Campion for $20,000. A private dwelling in 127th st, No. 213 West, 13x99.11, was bought by Angelo Locanas for $10,000. Lowerre pl had a number of offerings, but most were withdrawn. No. 38 Lowerre pl was sold for $5,100 to E. D. Seamon. No. 40 Lowerre pl, the house adjoining, was sold privately before the auction, and the remainder of the row was withdrawn. No. 36, vacant, 19x80, to J. C. Adams for $1,100.

## Near-Panic in Wall Street.

(Continued from page 653.)

Joseph P. Day said: "This crisis is a most striking example of how good the real estate market is. The real estate market to-day is just as good as it ever was and affords just as much opportunity for intelligent investing as it has done during the five years just past. The only thing necessary is that the buying public must have confidence in it."

Allan Robinson, president of the Allied Real Estate Interests, said: "The financial crash in Wall Street has cleared away certain disturbing features, and should make for ultimate improvement. The immediate effect, however, of such a state of affairs is to induce the hoarding of money, and I expect to see reduced activity in the real estate market. No new schemes of any magnitude are likely to be undertaken, and a period of stagnation is likely to ensue which should result in a more healthy real estate market. When this improvement is likely to occur is hard to say. Investors will probably turn toward mortgage investments, but I doubt if there will be any speculation in New York real estate for some time to come."

A GOOD THING FOR REAL ESTATE.

Nathan L. Ottinger said: "This shake up is a very good thing for the real estate market. Those sections of the city in which the prices were not inflated have not lost any of their cash value. People will readily place their money, I think, on mortgage in centrally located property. The recent disclosures in the trust companies show rather plainly that there was a violent boosting of property values along the 5th av section and the side streets adjoining. There are only a limited number of people who can pay the prices asked for real estate and the rents demanded in this section, and they are the first to suffer. This trouble should lead to a more stable and legitimate market and create a better feeling among the investors. There are certain sections, namely the Bronx and Washington Heights, which have had their reaction, and are on a normal basis. It will teach people to invest in a stable article, which I believe is real estate and real estate mortgages."

Charles H. Voorhees, of Camman, Voorhees & Flood, said: "It is marvelous how real estate has held its own. How the prices have not been lowered. The real reason is that owners of real estate control what they own, while those who invest in the 'Street' have to let others manage their property for them. As far as I have been able to learn there are no tired holders of property. There is no disposition on the part of property owners to reduce their prices. The effect of this present trouble should make the mortgage market easier."

J. Clarence Davies said that he believed that ultimately this trouble would have a beneficial effect on the real estate market. Undoubtedly the mortgage market will be easier after this flurry passes over, and that he looks for a change for the better very shortly in the money market.

### Renting in Delancey Street.

In speaking of the renting condition of Delancey st a large holder of property in that section said that on that thoroughfare there was a material reduction of rents. This is due, he says, to the subway excavation. The street is so blocked up that it is almost impossible for the store keepers to do business. This condition will adjust itself as soon as these improvements are completed. For this reason, he says, only short term leases are given by owners, as a rule, and when the extension of Delancey st is completed and other improvements finished that are at present under way the prices will materially advance. At present the rents on Delancey st, he continued, are about the same as on the side streets in that neighborhood.

## Second Torrens Hearing.

The second public hearing of the Torrens Commission met at City Hall yesterday. The chairman, David A. Clarkson, was out of town, so the commission appointed Prof. Reeves as temporary chairman. The object of this hearing was to listen to those who were opposed to the Torrens or any other system, except the one now in use. Owing to the recent troubles downtown the attendance was small, and several gentlemen who expected to speak had to send regrets.

Prof. Reeves opened the meeting with a few words, explaining the position of the Commission. He said that the Commission was appointed by the Governor to look into the Torrens system and see how it might be applied in this state. Should this sytem not be found adequate the Commission was to endeavor to find out some system which will be practical. Should the members discover some system better than the one at present in use, they should introduce a bill in the next Legislature to that effect.

Walter Lindner of the Title Guarantee and Trust Co. was called upon, but did not appear.

James Holmes, Jr., representing the Lawyers' Title Insurance Co., spoke at some length against the system. He offered, on behalf of the company, any assistance that was in his power to simplify the present mode of title registration. He contended that titles are not safe under the Torrens. There are possibilities of fraud, that cannot be detected, such as forgeries, and a man loaning money on a forged deed, loses his claim on the property as soon as the title is declared defective. Mr. Holmes went on to say that the Title Company made its money on the loaning of money on mortgage. The Torrens system does not touch this end of the transfer. He cited the delay and expense of the original registration; he denied that the companies ever charged more than one-half of the original fees, though he said he understood the contrary was said at the last hearing. The title companies had always helped so far as lay in their power the simplifying of registration and also helped in introducing the block system and the lateral encroachment laws.

Mr. Edgar J. Levey was called, but did not respond, though the Commission had a communication from him stating that the recent upheaval had kept him from attending. Representatives of the United States Title Company, and the Home Title Company of Brooklyn were called, but did not respond.

F. H. Sincerbeaux, of Bowers & Sands, was called and spoke against the system. He designated it as dangerous and cumbersome, and that instead of helping matters along it would have the opposite effect.

## Real Estate Auctioneering and Brokerage.

JOSEPH P. DAY.*

We shall first consider "Brokerage" by asking ourselves the question, what is the meaning of the word "broker?" A "broker" is really the middle man or connecting-link between the owner on one side and the prospective buyer on the other. Now we inquire what are the essentials that make a successful broker?

First there is the system used by him, which must concisely give every detail about each particular property, so that he may have the data before him at a moment's notice. The next step is decision as to whom to offer the property. For instance, we would not think of offering a 5th av or Broadway parcel to a dealer in tenements only, nor would we offer a tenement house proposition to a 5th av operator. And with this we must have the creative mind, working out which would be the best of the different parties who might be interested in an offer and determine why they should be so interested. Present the property without any misstatements and be careful to know about what you are speaking. The next step is perseverance—hanging on to the proposition until a sale has been effected—and all this time endeavoring to get a "balance" between the owner and the prospective purchaser; and, having enough judgment to realize when you have them evenly balanced, so as to sign them up and close the deal.

In the auctioneering branch of the business, let us first study the causes of an auction sale. There are really only two, the Supreme Court and the voluntary cause. The former cause is divided into Supreme Court foreclosures and Supreme Court partition sales. Of course there may occasionally come into this class a trustee's sale, and in such an instance it would be a bankruptcy or liquidation sale. The voluntary sale might happen where a man is not realizing quick action at private sale and he tries to force action by putting it up under the hammer; or it may be that he has received numerous offers and decides that the best way to obtain proper results is by offering the property at auction and so allow those interested to fight it out.

In case of land development, after a company has completed their development work the question arises for their decision as to whether they will enter into an extensive and long-drawn-out campaign of private sale of the property, or whether they will endeavor to get quick results by means of an auction sale; and in cases where it is deemed desirable an auction sale is generally decided upon.

*From a lecture before the Real Estate Class of the West Side Y. M. C. A.

After an auction sale has been decided upon, the next question is the advertising—the publicity of it. First to be considered is originality. How to endeavor to get before this great pushing mass of New York humanity the fact of the sale and thus compel their attention to the property offered for sale. The next step in this advertising campaign is economy—practiced by concentration. If you concentrate upon one particular day a number of parcels the natural result is a larger amount of money to spend; and this will carry the publicity further than if the individual parcels were strung out and offered on different days.

And now we are ready for a pet phrase of mine, "brain impressions." How, by presenting to your public the necessary details, it is pushed in front of them first by newspaper advertising, then by means of cards in the street car system, so that a man riding in the street cars is bound to see it, and by putting it in front of the public on 9x12 foot and 9x24 foot billboards. Another link is by presenting it before them by signs under electric light—by pushing it before them by means of wall spaces fronting on some prominent thoroughfare. And, while this is going on, sending out booklets and posters by the thousand.

All of this is tending to pick out different possible purchasers from those to whom I have before referred—the great pushing mass of New York humanity—and getting them to consider the purchase of some one particular parcel of the special sale. When that has been accomplished and you have pulled them so far that they go to look at the property, half of the battle is won, and it is safe to say that they will be down in front of you at the time of the auction sale.

On the auction stand the terms of sale are read and the special points therein applying to the particular parcel are again mentioned in detail and the call for bids is then in order.

The successful auctioneer must endeavor to understand, in so far as he is permitted, the workings of the great natural law of "action and reaction" and the best and most simple example is the ordinary rubber band. We may pull the band, and pull it, and pull it, and pull it until our senses tell us that we have drawn it far enough, then we let it down—what have we done? We have controlled it. If we should take this same rubber band and pull it and stretch it until we had pulled it beyond its tension, it would break and we would have a smaller piece of rubber band, with proportionately less vitality and life. And this very same rule applies in dealing with an auction crowd.

## Active Centres of the Future.

Real estate operators and investors are figuring out probabilities for the sections around the terminals of the new bridges and tunnels. The Pennsylvania terminal section, together with the inland route and terminals of the McAdoo tunnels, have long been subjects of calculation; but the opportunities that may be provided by the Manhattan, Blackwell's and Williamsburgh bridges have only recently been taken up for consideration on the Manhattan side. The Tribune of recent date observed that there are indications that there will be three unusually active districts, namely:

The section bordering the Manhattan approach to the Manhattan Bridge and the Manhattan approach to the Blackwell's Island Bridge and on the central East Side. If only one-half of the projects now being planned for that part of the Bowery adjacent to the approach to the Manhattan Bridge are carried out next year or in the succeeding year, the lower section of the Bowery will probably be changed into an important jobbing house district, fashioned on the best lines. Many local jobbers in crockery and other household utensils have decided, it is said, that the most suitable sites for their business are near the approaches to the Manhattan and Blackwell's Island bridges, as the rehandling and distribution of goods exclusively for local trade can be done quicker and easier at these points than in any other section of the city. Moreover, property in the lower part of the Bowery and on the central East Side is not dear compared to the cost of property elsewhere suitable for jobbing houses doing only a local trade.

Along the East River front, just north of 59th st, there are many large unimproved sites especially suitable for jobbing and manufacturing concerns, which have an extensive local business and also include in their trade zones many Long Island, Westchester, Hudson River and New Jersey suburban towns. Most of the sites are adjacent to large modern public docks, so that goods can be quickly and cheaply conveyed from one place to another by barges if the shipper desires. Exterior st, which extends along the East River for several miles in a northerly direction from the Blackwell's Island Bridge, is one of the best laid out business thoroughfares in the city. About two years ago a number of shrewd operators bought several big vacant parcels in the section and improved them with factory and loft buildings. They quickly found tenants for those buildings and they would probably have continued to be active in that part of the town had not other districts unexpectedly become more attractive centres for building projects which they furthered. The opportunities for profitable building operations in this rapidly growing East Side district are many, and as alluring as in any other part of the city, and the section appears to be destined to be a great factory and loft centre in a few years, if not next year.

Fifty-ninth st and the region it serves contain special elements of growth. We think, in the first place, that the bridge will be used by a good class of people. It is certain to be largely patronized by people who drive for pleasure, and it is likely to be preferred over the Belmont tunnel by a large share of the commuting traffic to Flushing, Bayside and Whitestone, as well as to Elmhurst, Newtown and Corona. If ever a Hudson River bridge is built it will also cross at 59th st. Everything indicates a decided real estate movement for the East 59th st section after the bridge is completed.

## Why New York City Real Estate Pay—II.

A SINGLE ILLUSTRATION of the conditions as they exist in New York City to-day will serve to demonstrate the advantages of a real estate investment here so clearly set forth in Mr. Jefferson M. Levy's article "What New York City Real Estate Pays," printed October 5. In the New York Sun of Thursday, October 10, mention was made of the renting conditions of the lower East Side. The advantages of the lower East Side, from an investor's point of view, are reasoned out in the following paragraph:

"Given a stationary or diminishing supply of houses, it was argued that rents must continue to advance within walking distance of the factory district, as the immigrants employed there at low wages would not be likely to spend the time and money in travel that living elsewhere would require. The lower East Side, according to the general belief, would not be affected by the new transportation to the suburbs and by the overbuilding in Harlem, the Bronx and Brooklyn."

The result appears in the next few lines:

"Until this summer East Side landlords found that as soon as one tenant moved out another was ready to move in. Until a year ago the practice was to add 50 cents or a dollar to the rent whenever a vacancy occurred. Two-room apartments which had brought $8 or $9 a month were worth $12 or $13 by the spring of 1906."

Rents at the rate of $6 to $6.50 a room in the poorest neighborhood possible, with no improvements, and all the disadvantages a big city can give, may seem high and even a hardship to meet, but if poor people must live within walking distance of their work, they must also pay in rents for this convenience.

Investors must bear in mind there is a breaking point in gradually increasing rents, and from the Sun article it would appear that it had been reached in the lower East Side. It looks now, the Sun says, "that rents will decline at least 20 per cent. by next May." Those who found the strain getting too great were compelled to go to Brownsville or elsewhere where rents are lower in comparison.

The loss to the East Side property is but temporary. Their property is still near the great and growing dry goods manufacturing district, and the only warning owners and prospective investors must heed is not to speculate too freely on the advance in rents. There are two dangers—one personal and one public—in attempting to get beyond the high level of rents. The personal danger lies in the temporary money loss, and the public danger in instigating rent riots among the ignorant classes.

If the owners who purchased, not with the idea of speculating, but for an income-producing investment, are perfectly satisfied to draw in rents all the "immigrants employed there at low wages" can possibly afford to pay and no more, we will avoid any possibility of rent riots such as are now going on in Rome to-day.

New York City is a veritable beehive of industry and enterprise, and there is value to every foot of land for one purpose or another. Before it can be used the owner must first be reckoned with, and unless he is too exacting he can confidently look forward to an increasing share of the profits earned on the real estate he owns. This is one of the conditions that make an investment in New York City real estate one of the best and safest in the world. F. W. B.

### New Record Price on Madison Avenue.

The recent sale of No. 312 Madison av, which is reported in another column, adds an interesting chapter of events concerning a valuable plot of ground on the corner of 42d st and Madison av. Five years ago the Thompson-Starrett Company traded the Algonquin apartment hotel in West 44th st for the corner parcel, which extends for some distance along 42d st. This piece is covered by a taxpayer two stories in height. Subsequently 310 Madison av was acquired by the same people. Their holding shut in completely on both sides and rear this property, which has just been sold. The City Real Estate Company holds title to the surrounding properties. Mr. Alfred Schiffer, the new owner, is in no way interested in the adjoining property, so 312 Madison av may continue to be a good example of what real estate men call a "key" lot. This house was altered some months ago for business purposes. A new record price has been established per square foot in this section. About $257 a square foot was paid for the property, the best previous price being $241 a square foot. The old record price was made by the sale of this same house when Emma E. Cattus, the present seller, was its purchaser.

### Philadelphia Firm Opens New York Office.

Oscar J. Bamberger & Co. have opened a new office at No. 36 West 34th st, between 5th and 6th avs. This office is located between the Herald sq and 5th av sections, where recently there has been lively trading. Oscar J. Bamberger & Co. are from Philadelphia, where they have been prominent for some years, doing an extensive business in all branches of real estate. This office will be continued, but it was thought advisable to follow the example of some other Philadelphia concerns and open a New York place. The firm is very well connected in this city and intends to do a general real estate business, but making a specialty of selling, leasing and collecting rents.

# A Revolution in Record Systems

The relations of records to each other made clear in the

# Improved Record and Guide Quarterly

**for July, August, September, 1907**

The greatest advance in Real Estate Records of the Decade. Conveyances, Mortgages, Leases, Projected Buildings, Alterations, Wills Filed, collated in geographical and chronological order, showing the relation one bears to another in the following manner: The first is a conveyance; the second, a mortgage; the third, a recorded lease; the fourth, a projected building; the fifth, an alteration; and the sixth a will. These transactions are fictitious:

3d st, No 222, s s, 189.6 e Av B, 24.9x106, 6-sty brk tenement and store. Samuel Stern to Max Baker and Joseph Feiner. Mort $30,000. Mar 30, 1906. 2:385—16. A $12,000—$21,000.
other consid and 100
Max Baker, 222 E 23d st.

3D ST, No 222 E.
Baker, Max and Joseph Feiner to Saml Stern. 3d st, No 222, s s, 189.6 e Av B, 24.9x106. P M. Prior mort $——. Mar 30, 1906, due Dec 1, 1911, 6%. 2:385. 3,250
H Cohn, 19 Av A.

3d st, No 222 East, all. Max Baker and ano to Hyman Rosenberg; 3 years, from Apr 1, 1906. Apr 7, 1906. 2:385.....3,900

3d st, No 222 East, 7-sty brk and concrete storage bldg, 24.9x 106, felt and gravel roof; cost, $30,000; Max Baker, 294 Monroe; ar'ts, Jardine, Kent & Jardine, 1262 Broadway.—385.

3d st, No 222 East, alter floor beams, stairs, partitions, windows, to 7-sty brk and concrete storage bldg; cost, $3,000; Max Baker, 294 Monroe; ar'ts, Jardine, Kent & Jardine, 1262 Broadway.—489.

3d st, No 222 East, s s, 189.6 e Av B. 385-16. Max Baker estate, Sydney Baker, exr, 30 E 62d st; att'y, John Marcus, 43 Cedar; assess, $20,000—$30,000, 7-sty brk and concrete storage bldg, 24.9x106. WILL or LETTER of ADMINISTRATION FILED June 1, 1906.

Invaluable in appraising, brokerage, leasing or mortgaging. Write for particulars how this wonderful system may be made to pay for itself many times over, whether you be owner, broker or operator.

## KNOWLEDGE
OF REAL ESTATE
## IS POWER
**to Make Money in Real Estate**

AND OUR BUSINESS IS TO PRODUCE CASH RETURNS FOR YOU

# The Realty Records Co.

11 EAST 24th STREET NEW YORK CITY

# PRIVATE SALES MARKET

## SOUTH OF 59TH STREET.

### Sale at Catharine and Henry Streets.

CATHARINE ST.—Henry A. Goldman sold for Joseph Diamond the 6-sty double tenement, southwest cor of Catharine and Henry sts, 20x100.

CHERRY ST.—Joseph & Isaac O. Schiff bought from the Taglabue estate 370 and 372 Cherry st, two 5-sty buildings, 44.1x71.11. The property has not changed hands since 1851.

LEWIS ST.—Moses Weberman has sold to Daniel London 86 Lewis st, a 5-sty tenement, 20x100.

WASHINGTON ST.—Douglas Robinson, Charles S. Brown & Co. sold for the Vicomtesse Cecelia D'Andigne, of Paris, 213 Washington st, a 4-sty building, 26.5x90.3x irregular, bet Barclay and Vesey sts.

WASHINGTON ST.—Douglas Robinson, Charles S. Brown & Co. sold for a client 119½ and 121 Washington st, 2 and 3-sty buildings, 36.7x39.5x irregular, southeast cor of Carlisle st. The buyers are Mandelbaum & Lewine.

15TH ST.—The Duross Company sold for the Prudential Real Estate Corporation 159 West 15th st, a 3-sty dwelling, 20x103.3.

29TH ST.—F. & G. Pflomm sold for Mrs. M. K. Van Rensselaer 140 East 29th st, a 4-sty dwelling, 20.10x98.9, to Charles E. Nammack, who owns 42, adjoining.

44TH ST.—Julia A. House sold to W. J. Kelly 108 West 44th st, a 4-sty dwelling, 16.10x100.5. Mr. Kelly will alter the property for business use.

50TH ST.—Greene & Taylor sold for a client 334 East 50th st., a 4-sty dwelling, 20x100.5.

### Henry Clews Buys Hoagland Dwelling.

51ST ST.—Clifford N. Shurman resold the Joseph C. Hoagland house, Nos 27 and 29 West 51st st, for James G. Hurty to Henry Clews. This building was erected by the late Joseph C. Hoagland and was sold last week to Mr. Hurty. Mr. Clews intends to occupy this house after making various alterations. He intends to turn his present home, 630 Fifth av, into business property. It is said that $300,000 was paid for the 51st st house, which occupies a plot 38.8x100.5.

53D ST.—A. Hollander sold 430 West 53d st, a 5-sty tenement, 25x100.5. Pocher & Co. were the brokers.

AV D.—Douglas Robinson, Charles S. Brown & Co., sold for a client to Mrs. Mary L. Barbey the plot, 92x88, with a 2-sty building, on the west side of Av D, between 13th and 14th sts. Mrs. Barbey owns the two adjoining corners at 13th and 14th sts, and now controls the block front.

MADISON AV.—N. A. Berwin & Co. sold for Mrs. Emma E. Cattus to Alfred Schiffer 312 Madison av, a 4-sty building adjoining the southwest cor of 82d st, 30.9x33.3.

PARK AV.—The Legal Realty Company (Peter Herter) sold to John C. Sheehan the apartment houses known as the Antoinettes, together with the Hotel Roland, a group of 8-sty structures, at 480 and 482 Park av, 43 to 53 East 58th st, and 54 East 59th st, all adjoining one another in the rear. In part payment Mr. Sheehan gives the old Harlem Hospital site on the Harlem River at the foot of East 120th st, a plot of about 16 lots. The deal, which was negotiated by Salzman & Jelot, is said to have involved total considerations of $1,500,000.

## NORTH OF 59TH STREET.

### Resale in 75th Street.

75TH ST.—Emanuel Simon resold for Richard Wolkenstein 107 and 109 East 75th st, two 5-sty double flats, 53.6x102.2, to John H Block, who gives in part payment a cottage on Main st, Sayville, L. I., 144x289.

75TH ST.—William S. Lalor sold for M. M. Dryfoos to Thomas C. Naughton, the 5-sty brown stone flat, 113 East 75th st, between Park and Lexington avs, 27x102.2.

### East 81st Street Purchase.

81ST ST.—H. Goldberg sold for J. Miller to Max Kameny and another 239 East 81st st, a 4-sty double flat, 25x100.

84TH ST.—Edward C. H. Vogler resold for Edward Poppe to George Schmitt 109 West 84th st, a 5-sty apartment house on lot 40x100. M. Edgar Fitz-Gibbon represented the purchaser.

113TH ST.—Geiger & Braverman sold to Mrs. Annie Pizer 39 West 113th st, a 3-sty dwelling, 19x100.11.

116TH ST.—Frederick Zittel sold for John D. Crimmins to Paterno Brothers 50x100, south side of 116th st, 175 ft. west of Broadway. Paterno Brothers will erect on the site a 9-story apartment house similar to the two just completed by them on adjoining property to the west.

124TH ST.—George R. Read & Co sold for Amelia A. Schmidt 352 West 124th st, a 5-sty triple flat, 27.8x100.11, facing Hancock square.

MORNINGSIDE AV.—Hannah and Mary McGovern sold 107 Morningside av, a 5-sty flat, 24.8x89.

8TH AV.—Herman Arns & Co. sold to Thomas Scholes for Max Bernstein, 2431 8th av, a 5-sty double flat, with store, 26x100.

## WASHINGTON HEIGHTS.

131ST ST.—U. S. Tauco sold for Milton C. Henley 18 West 131st st, a 3-sty dwelling, 15x99.11.

### Syndicate Buys 139th Street Lots.

139TH ST.—H. Feinberg & Co. sold for Geiger & Braverman 5 lots, 125x100, south side 139th st, 175 ft. west of Broadway. An elevator apartment house will be erected on the site.

AMSTERDAM AV.—G. F. Gregory sold for Elkin & Herman 1726 Amsterdam av, a 5-sty flat with stores, 75 feet north of 145th st, 25x100, to an investor who will make extensive alterations.

FORT WASHINGTON AV.—The Chelsea Methodist Episcopal church, whose present place of worship is on the south side of 30th st, between 8th and 9th avs, bought from the Fort Washington syndicate the plot 80x102, at the northwest cor of Fort Washington av and 179th st.

## BRONX.

134TH ST.—Ernst-Cahn Realty Company sold to Newman Grossman 893 East 134th st, a 4-sty double flat, 25x100, and 497 East 167th st, a 4-sty triple flat, with stores, 26x120.

135TH ST.—Yetta Stern sold to Katherine Callahan 821 East 135th st, a 5-sty flat, 25x100.

140TH ST.—James J. Connor sold for Jacob Greenfield 603 East 140th st, a 6-sty flat, 40x99.1.

### Buyers for Bronx Flats.

156TH ST.—Kurz & Uren sold for the Bronx Realty Company to Isaac M. Rau 666 East 156th st, bet Melrose and Elton avs, a 6-sty apartment house, 39x100.

167TH ST.—Ernst-Cahn Realty Co. sold to Newman Grossman 497 East 167th st, a 4-sty triple flat with stores on 26x120.

188TH ST.—The Deane Realty Company sold to Hugh McLernon 100 x107, north side of 188th st, 290 ft. west of Aqueduct av. Mr. McLernon has sold the three 2-family dwellings, each 25x107, adjoining the foregoing plot on the east.

222D ST.—Smith & Phelps sold for David B. R. Chapman 100x103, north side 222d st, 280 ft. west White Plains road.

223D ST., ETC.—A. Shatzkin & Sons bought from J. Romaine Brown & Co. a plot, 100x109, north side of 223d st, 300 ft. west of Paulding av, a plot 30x144 on Corsa av, south of Paulding av. The same firm sold to Alfonso Rosati 25x105; west side of 5th av, 89 ft. north of 216th st; a lot 25x109, east side of 223d st, west of Laconia av; a lot 25x100, north side of Magenta st, east of Cedar av; to Carmelo Bruno, 25x100, east side of Beech av, north of Elm st, and a lot, 25x109, north side of 223d st, 200 ft. east of Paulding av.

223D ST.—Smith & Phelps sold for David B. R. Chapman 100x100, s s 223d st, 280 ft. west of White Plains av.

ANTHONY AV.—Marcus Rosenthal bought 1678 to 1682 Anthony av, running through to Carter av, new 2-family frame houses, 50x70.

BURNSIDE AV.—Clement H. Smith sold the 3-sty 3-family house 299 Burnside av.

CLAY AV, ETC.—Marcus Rosenthal bought through Liberman & Spero 1377 to 1381 Clay av, three 2-family brick houses, 50x100; also 1678 to 1682 Anthony av, running through to Carter av, new 2-family frame houses, 50x70.

EDSON AV.—The Whitehall Realty Company sold 50x97.6, west side of Edson av, 100 ft. south of Pitman av.

ELY AV.—Whitehall Realty Company sold plot 50x97.6, on the east side of Ely av, 100 ft. south of Nereid av.

### Bronx Borough Exchange.

ELTON AV, ETC.—Smith & Phelps sold for the Moorehead Realty & Construction Company the two 5-sty apartment houses, each 37.6 x88x100, at 784 and 786 Elton av. The Moorehead Realty & Construction Company takes from Louis Grimm in part payment eight lots on the s s of 149th st, 150 ft. w of St Ann's av. They will be improved with five modern apartment houses. The amount involved in the transaction is $170,000.

GRACE AV.—Martin Pletscher sold to William G. Erb the 2-family house on the west side of Grace av, 225 ft. northwest of Lyon av, 25x100.

GRAND AV.—G. Carlucci & Co. hold for Hattie F. Fowler the plot 50x90 on the west side of Grand av, 50 feet north of 184th st.

LONGWOOD AV.—J. Clarence Davies sold for Harry E. Berger the southwest cor Longwood av and Barry st, 75x90.

LOWERRE PL.—Bryan L. Kennelly sold for Charles J. Chapman 40 Lowerre pl, near 228th st, a 2-family brick house, 19x80. Mr. Kennelly was to have offered the parcel at auction to-day.

PROSPECT AV.—Henry Goldstein, as attorney, bought an "L" shaped lot on the east side of Prospect av, between 156th st and Macy place, from Kurzman & Frankenheimer.

ST. ANN'S AV.—Zinser & Clausen sold for Builder Mulhall the new 5-sty double flat 670 St. Ann's av.

UNION AV.—Ernst-Cahn Realty Company sold to Frank Feldman the northwest cor of Union av and 168th st, a 5-sty flat, 26x96. The new owner will put in stores.

### Bronx Deal on Third Avenue.

3D AV.—Adolph Cohn has sold 3820 3d av, a 5-sty triple flat, 25x010, to a Mr. Steffens.

## LEASES.

Lee & Rusk have leased 70 West 94th st, a 3-sty dwelling, and 35 West 98th st, a 5-sty tenement.

Pease & Elliman have leased a large apartment in the Wyoming at 7th av and 55th st for Potter & Brother to Norman B. Ream.

Bloodgood & Gilbert have leased to V. Everit Macy, for a term of years, a duplex apartment in the Osborne; also 38 East 33d st to Samuel Kennedy

Benjamin R. Lummis has leased for the Goelet estate the 3-sty dwelling 78 East 54th st. Also the 4-sty brownstone dwelling 356 Lexington av.

The John H. Fife Company has leased the Hotel Gregorian at 38 to 42 West 35th st to Harry J. Berry, for 15 years, at an aggregate net rental of $600,000.

Ludwig Traube, Jr., and Frederick Barry have leased for 3½ years 803 Lexington av, northwest corner of 62d st, for the Corner Realty Company to a client.

S. Steingut & Co. and John G. Folsom leased 84 2d av, a 5-sty tenement, for a term of years at an aggregate rental of $21,000. The lessee will make extensive alterations.

Brill Brothers have leased to the Wilson Trading Company for a long term the store and basement at 46 Cortlandt st. This store is opposite the new Hudson tunnel terminal.

Renton-Moore Co. has leased for Thomas Kilvert to Estelle Ehrlich for a term of years, 3-sty and basement with extension private dwelling, No. 540 West 148th st, on plot 17x99.11.

G. Carlucci & Co. have leased for Parson & Holzman the 5-sty tenement, 315 East 74th st, to a client for a term of five years, at an aggregate rental of $11,000; also for Max Keve, the 6-sty tenement with store 425 West Broadway.

Folsom Brothers have leased for W. Irving Clark and Hobart J. Park trustees, etc., to Samuel Medlin, for a term of years 3 East 12th st. Mr. Medlin contemplates making extensive alterations to the building for business purposes.

Heil & Stern have leased for A. J. Kerwin, Jr., to the Empire Cloak & Suit Company, the eighth and ninth lofts, comprising 20,000 sq. ft. of space, in the new building at 27 to 35 West 24th st. The lease is for a long term at a total rental of $75,000.

# WANTS AND OFFERS

**No. 2785 BROADWAY.**

**STORE:**

suitable location for **BANK** or other high class business.

**Junction Broadway, West End Avenue, 107th St.**

**SCHUYLER SQUARE**

INQUIRE OF

**N. L. & L. OTTINGER, Room 602, 31 Nassau St.**

---

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

---

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

---

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

---

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

---

YOUNG MAN, thorough experience as salesman, desires position with real estate concern. BOX 160, Record and Guide.

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WANTED—Young man experienced in leasing business property to cover district between 14th and 42d streets. Must have everlasting energy, patience and persistence, coupled with absolute faithfulness. NICHOLSON & CO., 150 Broadway, N. Y.

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WANTED—Thoroughly experienced office renting man for downtown office building. Address "HUSTLER," c|o Record and Guide.

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$500,000 TO LOAN OUT.

Wanted conservative applications for second mortgages on flats or tenements, in Manhattan Borough. Address DAVID GALEWSKI, Attorney-at-Law, 280 Broadway, N. Y.

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WANTED—Position, general real estate business, young man now in salaried capacity. References. "RELIABLE," Record and Guide.

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YOUNG MAN, 21, conversant with real estate business, desires position as stenographer, collector, or any outside work. At present earning $18 weekly. Box 170, c'o Record and Guide.

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ADVERTISER, at present connected with large real estate operating company, desires employment with first-class real estate brokerage or operating company; executive ability; well posted on values; excellent connections and acquaintances; experienced broker and capable of handling large deals; liberal arrangement either in way of salary or drawing account required. Address "H.," c|o M. D., Room 618, 141 Broadway.

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WANTED. — ENERGETIC YOUNG MAN TO SOLICIT SUBSCRIPTIONS IN NEW YORK CITY FOR THE RECORD AND GUIDE. MUST BE A THOROUGHLY LIVE MAN; AND PREFERENCE WILL BE GIVEN TO ONE FAMILIAR WITH THE FIELD COVERED BY THE RECORD AND GUIDE. GOOD, PERMANENT POSITION FOR RIGHT MAN. APPLY BY LETTER ADDRESSED TO BUSINESS MANAGER, RECORD AND GUIDE, 11 EAST 24TH STREET.

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YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c'o Record and Guide.

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## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.
TITLE DEPARTMENT, 37 LIBERTY ST. } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

OFFICERS:

EDWIN W. COGGESHALL, President and General Manager.

DAVID B. OGDEN, JOHN T. LOCKMAN, LOUIS V. BRIGHT, HENRY MORGENTHAU, } Vice Presidents.
THORWALD STALLKNECHT, Treasurer.
HERBERT E. JACKSON, Comptroller.
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GEORGE A. FLEURY, FREDERICK D. REED, } Asst. Secretaries.

EXECUTIVE COMMITTEE:

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## WANT

**Particulars of Business Property**

**FOR SALE OR LEASE**

**8th to 42d Streets**

## HEIL & STERN

UPTOWN OFFICE — 1165-1167 Broadway — N. W. Cor. 27th Street

DOWNTOWN OFFICE — 604-606 Broadway — S. E. Cor. Houston St.

---

**Store Basement and Subbasement, modern building, 26 x 90, about 6,600 sq. ft., strongly constructed, fine shipping facilities, will divide to suit, elevators and power. 344 Bowery, one block from Cooper Sq. Inquire Dahnke, 206 Third Ave., or your own broker.**

---

PRIVATE PARTY has money to loan on real estate; no brokers. BOX 195, c|o Record and Guide.

---

LEXINGTON AVE., corner near 59th St., ripe for alteration; price and terms right. Commission to brokers. B. B. WOOG, 135 Broadway.

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PRINCIPLES OF CITY LAND VALUES. $1.50. Office of Record and Guide.

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## Hudson Mortgage Co.

*(Organized Under the Banking Law)*

**170 BROADWAY**

***CAPITAL $500,000***

**GOOD SECOND MORTGAGES PURCHASED AND SOLD**

---

## 42d St., near Broadway.

229-231 West 42d St.

Elevator and Steam Heat.

**Stores** — large and well-lighted, suitable for Piano Wareroom, Tailor, Haberdasher, etc.

2d Floor — Opportunity for Hairdresser, Dentist, Real Estate Office, etc.; has large plate glass front.

**Stores**

**OFFICES AND FLOORS**

Excellent light and ventilation. Reasonable rents.

**Frank J. Cassidy, 229 West 42d St.**

---

**Rent man wanted by real estate firm; only experienced man need apply. State age, salary and last employment. Applications will be treated confidentially. Box 185, care Record and Guide.**

---

**Canvasser and solicitor wanted by real estate firm. State age, salary and last employment. Applications will be treated confidentially. Box 180, care Record and Guide.**

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Ames & Co. have leased the following dwellings: 203 West 41st st to C. Bresson, 354 West 27th st to S. Breslin, 458 West 22d st to K. Reinhold, 148 East 33d st to N. Leonard, 213 Lexington av to A. Newman, 341 West 55th st to J. O'Neil, and 254 West 102d st to W. Campbell.

Post & Reese have leased 1022 Park av to Angeline Thompson and sublet to Lyman T. Dyer; also 1024 Park av to Rosa Sichel; 123 East 78th st to a Mrs. Wood; 149 East 72d st, furnished, to John C. Livingston; 170 East 72d st to Chalmers Wood; 218 East 72d st to Mrs. Rosetta Wade; 128 East 71st st, furnished, to Arthur Turnbull; 140 East 62d st to W. B. Franklin, and 973 Lexington av to S. S. Auchincloss.

### Famous Fifth Avenue Corner.

A great deal of publicity has been given to the northwest corner of 5th av and 34th st this week owing to the suspension of the Knickerbocker Trust Company. This piece of land has figured in several deals, all of which caused widespread attention at the time on account of its peculiarly central location.

In the early forties a large brownstone dwelling occupied the plot and was considered one of the show places in town. The Springler Institute for young girls moved there and the building was occupied for school purposes. A. T. Stewart came along and purchased it and sold the building then occupying the lot for $10,000. He built what was afterwards known as the "Stewart Mansion," and lived there until the time of his death. This new structure was magnificent, being built mostly of marble imported from abroad. It was said to have cost him $1,000,000. After the death of Mrs. Stewart, the building was unoccupied for some years, and was finally rented to a Democratic club, which paid an annual rental of $40,000. After this lease expired the building was torn down and the common report is that the marble was cut up for tombstones. The property was sold to the Knickerbocker Trust Company and the present building was erected at a cost of about $450,000. A question about the front steps and pillars of this building encroaching on the street has been the subject of litigation.

—Queens owners think they should have the same rate of fare to the Battery as Bronx residents, via the Belmont tunnel, but Mr. Belmont can't see it. John W. Paris, secretary of the Long Island Real Estate Exchange, says that property owners in Queens demand that by paying a five cent fare on a trolley car in Queens they will be carried through the tunnel to Manhattan without an additional fare. There is a rumor that Mr. Belmont is willing to sell his tunnel to the city for $8,000,000 and then take a franchise to operate it, similar to the franchise for the operation of the subways in Manhattan.

## REAL ESTATE NOTES

Young man desires position in general real estate business. See Wants and Offers.

William E. H. Elfers is the buyer of 14 East 13th st, recently sold by the Wolff estate.

Renting agents expect a brisk demand for store property along the subway at Kingsbridge.

A thoroughly experienced office renting man is wanted for a downtown office building. See Wants and Offers.

Douglas Robinson, Charles S. Brown & Co. have been appointed appraisers to the Public Service Commission.

A store, basement and sub-basement in a modern building is for rent; will divide to suit. See Wants and Offers.

A Lexington av corner, near 59th st, is ripe for alteration, and the price and terms are right. See Wants and Offers.

Advertiser has $500,000 to loan out on second mortgages on flats or tenements in Manhattan. See Wants and Offers.

"Put your money in the ground," said Mr. Joseph P. Day, during a recent auction sale. "Be your own bank president and cashier." This advice brought out cheerful responses.



REAL ESTATE CLASSES, WEST SIDE Y. M. C. A.—OPENING SESSION, 1907.

318 West 57th Street. October 15.

East Side brokers report an unusual demand for saloon sites. "As every saloon wants to get on a corner, it may be necessary to open new streets for their accommodation," said an operator.

Oscar J. Bamberger & Co. have opened a new office for the conducting of a general real estate business at No. 36 West 34th st. The Philadelphia office on Chestnut st will be continued.

A communication from the Chief Engineer to the Board of Estimate shows that the burden assumed by the city for street and park openings during five years will approximate $40,000,000.

The Board of Estimate has passed the resolution to pave with asphalt block East 140th st, between St. Ann's av and Cypress av, Bronx, and St. Mary's st, between St. Ann's and Robbins avs.

Smith and Phelps, of the Bronx, negotiated the building loans on the twelve 3-sty triple brick houses now being erected by Albert Rothermel on the west side of Whitlock av, beginning 250 ft. south of Tiffany st.

A young man wants the management of improved property, renting and collecting. One conversant with the real estate business desires position as stenographer, collector or to do any outside work. See Wants and Offers.

Among the Wants and Offers it will be noticed that an advertiser requires a young man experienced in leasing business property, and a real estate firm needs an experienced rental man, besides an opening presents itself for a real estate canvasser.

Suit has been brought to sell the Yorkville Theatre, at 157 to 161 East 86th st, under foreclosure. The action is taken by William H. Hall against Meyer R. Bimberg, Julius Hurtig and Harry J. Seamon, for failure to live up to the terms of the $120,000 mortgage.

The steel structural work on the proposed Pike st bridge, Manhattan side, is being pushed ahead rapidly, and with its completion property owners in that section expect better rentals and higher prices. There is some talk of a new office building at the Pike st terminal.

The Broadway and Cathedral Parkway Company has borrowed from the Metropolitan Life Insurance Company $750,000 on the property at the northwest corner of Broadway and Cathedral Parkway. There is in the course of erection on this plot a 12-sty apartment house.

Plans have been filed for reconverting Nos. 93 and 95 Charles st into private dwellings. These buildings were originally built for dwelling purposes, but were changed into 3-sty tenements some time ago. This case is probably the only one of its kind in the history of real estate in New York.

An energetic young man is wanted to solicit subscriptions in New York City for the Record and Guide. Must be a thoroughly live man and preference will be given to one familiar with the field covered b ythe Record and Guide. Good permanent position for right man. Apply by letter to Business Manager.

An advertiser connected with large real estate operating company desires employment with first-class real estate brokerage or operating company; executive ability; well posted on values; excellent connections and acquaintances; experienced broker and capable of handling large deals. See Wants and Offers.

"Nothing doing with us in real estate," said the secretary of one of the large downtown realty companies yesterday, "until after this flurry in banking finances gets back to a normal level. While we believe that this trouble is all for the best, our people are going to be very conservative for a few weeks."

Hearings will be held on November 22d by the Board of Estimate over the proposed change of map of Manhattan by laying out an extension of West 184th st, from Amsterdam av to the unnamed street adjoining High Bridge Park. Also extending Sixth av and Seventh av southwardly to Varick st, and for widening Varick st, for which three different plans are submitted.

H. W. Watson, of J. Clarence Davies & Co., said that there is an inclination of lenders of money in the Bronx section to raise the rates of interest. Recently 6% interest was demanded for a 50% loan on property situated near 149th st and 3d av. A year ago this loan would have been snapped up at 4½%.

The demand for apartments renting at $45 and under on the West Side, in the neighborhood of 90th st, is unabated. Even five-room apartments at these figures are a scarcity below the Hundreds. Even on Amsterdam av, where before the advent of the subway a filled apartment house was a curiosity, now the reverse is the rule. Changes this fall in that locality have not been up to expectations.

I. T. Flatto, for several years connected with the Bureau of Real Estate in the Department of Finance, has resigned his position to devote his time to the subject and practice of law governing condemnation proceedings, with offices at 150 Nassau st. Mr. Flatto was adviser to Comptroller Grout and Comptroller Metz in many large Board of Estimate and Sinking Fund operations. Several important matters have already been placed in his charge by Comptroller Metz for expert report and analyses, one of them being the Delancey st assessment matter. He has also been retained as counsel on Manhattan Bridge acquirements.

# PROPERTY OWNERS' SECTION.

## Condemnation Proceedings.

JOSEPH RODMAN DRAKE PARK.—Acquiring title. Situated in 23d ward, Bronx, as laid out on map of Feb. 17, 1905. Commissioners Thomas R. Lane, James F. Delaney and Stephen J. Navin, Jr., have completed their estimate and filed an abstract at 90 West Broadway. Objections may be filed on or before Nov. 14.

WEST 22D AND 23D STS, 11TH TO 13TH AVE.—Acquiring title. Edward Hassett appointed a Commissioner of Estimate and Assessment Oct. 17 in place of Edward Duffy, resigned.

PIER (OLD) NO. 36, EAST RIVER.—Acquiring title. James Renwick Sloane appointed Commissioner of Estimate and Assessment Oct. 17 in place of Edward Duffy, resigned.

FORDHAM RD.—Acquiring title. Land and land under water with all riparian rights and interests necessary to be taken for the improvement of water front and harbor on the Harlem river in vicinity of Fordham road. Maurice S. Cohen appointed Commissioner of Estimate Oct. 16 in place of Thomas W. Timpson, resigned.

WEST 179TH ST.—Acquiring title from Broadway to Haven av. Commissioners John W. Russell, James J. McCormick and Thomas S. Scott have completed their estimate and have filed an abstract at 90 West Broadway. Objections may be filed on or before Nov. 16.

HULL AV, PERRY AV, NORWOOD AV.—Acquiring title. Between Mosholu Parkway North and Woodlawn road across the lands of the former Jerome Park Branch of the New York and Harlem Railroad, now the property of the New York City Railway Co., in 24th ward, Borough of Bronx. Commissioners James F. Donnelly, Roderick J. Kennedy and Frederick J. Schmelzlein give notice under date of Oct. 12 to parties interested to present claims and announce hearing for Oct. 28 at noon, at 90 West Broadway.

WILLIAMSBRIDGE ROAD.—Acquiring title. From West Farms road to Silver st. Protests received from the following: Thomas C. Arnow, John Murphy, Michael J. Cooney and about 55 other property owners and residents on Williamsbridge road. Duplicate protest signed by John H. Nichols, Ed. E. Miller, Owen F. Dolan and 18 other property owners and residents of Williamsbridge road; also protest signed by Timothy Power, Louis Olsen, James J. Smith and 13 others. (In re Silver st). The protests referred to read as follows: "The Williamsbridge road is one of the oldest roads in this section, and is about two and one-half miles long, and extends from West Farms road at Westchester Village to White Plains av at Williamsbridge. The part to be taken under this proceeding is in the village of Westchester and is about 1,000 feet in length, which is the business section of the road, improved with large and expensive buildings, while the remaining portion of the Williamsbridge road is vacant property. The widening of this valuable section would make the assessment within this proposed area very heavy and unjust, while if the entire road was opened the full length the expense of acquiring title to the business section of this road would then be levied upon the entire length, and not fall, as under this proceeding, upon this small section. If the Williamsbridge road is to be opened, let it be opened its full length to White Plains av."

## Assessments.

VYSE AV.—List 9415. Sewer and appurtenances in Vyse av, between Boston road and East 177th st, Borough of Bronx. Board of Assessors will hear objections at 320 Broadway, Manhattan, on or before Nov. 26.

BURNSIDE AV.—List 9196. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Burnside av from Tremont av to Ryer av, Borough of Bronx. Board of Assessors will hear objections at 320 Broadway, Manhattan, on or before Nov. 26.

VIREO AV.—List 9416. Sewer and appurtenances in Vireo av from East 235th st to East 236th st. Board of Assessors will hear objections at 320 Broadway, Manhattan, on or before Nov. 26.

WEST 61ST ST.—Extension of sewer. Between Central Park West and Broadway. Area of assessment: Both sides of 61st st. Confirmed Oct. 8. Payable within 60 days.

1ST AV.—Alterations to sewers between 81st and 84th sts, and in 82d st, between 1st and 2d avs, and to curves in 81st st and 83d st, at 1st av. Area of assessment: Blocks bounded by 1st and 2d avs, 81st and 84th sts; south side of 81st and 84th sts, between 1st and 2d avs; east side 1st av, between 81st and 84th sts. Confirmed Oct. 15. Payable within 60 days.

CENTRAL PARK WEST.—Northwest cor 70th st. Restoring asphalt pavement, plot 29 in block 1123. Entered Oct. 10. Payable within 60 days.

42D ST.—Northeast cor 6th av. Restoring asphalt pavement, lot 1 in block 1258. Entered Oct. 10. Payable within 60 days.

WEST 106TH ST.—Restoring asphalt pavement in front of Nos. 55 and 57, lot 10 block 1842. Entered Oct. 10. Payable within 60 days.

## Public Works

BEACH AND VARET STS.—The Sinking Fund Commission have authorized the sale of those buildings and parts of buildings situated at the southwest cor of Beach and Varet sts, known as 14, 16, 18 and 20 Beach, Borough of Manhattan, which are required for police purposes.

EAST 111TH AND 112TH STS.—The Sinking Fund Commission have authorized the sale of all those buildings and parts of buildings upon East 111th and 112th sts, known as 117, 119, 121, 123, 125, 127, 129, 131, 135, 137, 139 and 141 East 111th st and 130 East 112th st, Borough of Manhattan, which are required for school purposes.

WEST FARMS ROAD.—The Sinking Fund Commission have authorized the sale of those buildings and parts of buildings lying within the lines of West Farms road, between Rosedale av and Westchester Creek, 24th ward, Borough of Bronx, required for street opening purposes.

EASTERLY APPROACH TO CITY ISLAND BRIDGE.—The Sinking Fund Commission have authorized the sale of those buildings and parts of buildings in what is known as Parcel A of the easterly approach to the City Island Bridge, being the buildings lying within the lines of Main st, City Island, and the approach of the City Island Bridge to Long Island Sound, 24th ward, Borough of Bronx, required for a bridge approach.

MONROE ST AND THE BOWERY.—The Sinking Fund Commission have authorized the sale of those buildings and parts of buildings situated between Monroe st and the Bowery, Borough of Manhattan, required for bridge purposes.

EAST 194TH ST.—Widening. From Kingsbridge road to Webster av, Borough of Bronx. Proposed width, 80 feet. Petition before the local board.

WHITE PLAINS ROAD.—The Sinking Fund Commission have authorized the sale of those buildings and parts of buildings on White Plains road, between Van Nest av and West Farms road, Borough of Bronx, required for street opening purposes.

EAST 161ST ST.—The Sinking Fund Commission have authorized the sale of those buildings and parts of buildings lying within the lines of East 161st st from Jerome av to Walton av, 23d ward, Borough of Bronx, required for street opening purposes.

TREMONT AV.—The Sinking Fund Commission have authorized the sale of all those buildings and parts of buildings lying within the lines of Tremont av (West 177th st), between Aqueduct av and Sedgwick av, 24th ward, Borough of Bronx, required for street opening purposes.

WEST 136TH ST.—Paving with asphalt block from Convent av to Amsterdam av, Manhattan. Estimated cost, $4,200. Title to this block of West 136th st has been legally acquired. The street has been graded, curbed and flagged, and all of the subsurface improvements have been provided. St. Nicholas Park adjoins this street on its northerly side. Most of the abutting property on the southerly side has been improved. Improvement authorized by the Board of Estimate.

JACKSON AV.—Paving with block asphalt between 160th and 161st sts. Estimated cost $5,500. Authorized by Board of Estimate.

ANDERSON AV.—Change of drainage plan. Under the plan heretofore adopted the drainage from West 165th st west of Anderson av and from Anderson av south of West 165th st was to be removed eastwardly through a sewer to be built along the line of a drainage street. The engineer in charge of the Sewer Bureau advises that by slightly increasing the size of the sewer in Anderson av between West 165th and West 166th sts, the sewer proposed for the drainage street will not be required. Under the change, which has been authorized by the Board of Estimate, it is believed that the cost of construction will be materially diminished.

HILLSIDE AV.—To acquire title from Nagle av near Broadway to Nagle av near Dyckman st. A hearing will be given by the Board of Estimate Nov. 8. This resolution affects the whole length of Hillside av as laid out upon the map of the city, comprising two long blocks.

The street has a width of 50 feet. It is not in use at the present time, nor are its lines marked upon the ground. A power station of the Interborough Rapid Transit Company stands at the northerly end and a dwelling has been erected near the Broadway terminal. This street is located at or near the foot of the St. George bluff, and its lines and grades are such that it

probably will not be called upon to meet heavy traffic requirements. The resolution appears to be a proper one, and its approval is recommended by Chief Engineer Nelson P. Lewis, who also recommends that all of the costs of the proceeding, including the expenses of the Bureau of Street Openings and any damages allowed for intended regulating, be assessed upon the property benefited, and that a district of assessment be laid out to comprise the following area:

Beginning at the intersection of a line 100 feet southwesterly from and parallel with the southwesterly line of Hillside av, the said distance being measured at right angles to the line of Hillside av, with the easterly side of Broadway, and running thence northeastwardly along the southeasterly side of Broadway and the southeasterly line of Nagle av to the intersection with a line distant 100 feet northeasterly from and parallel with the northeasterly side of Hillside av, the said distance being measured at right angles to the line of Hillside av; thence southeastwardly, eastwardly and northeastwardly and always parallel with the northeasterly, northerly and northwesterly line of Hillside av and distant 100 feet therefrom, to the intersection with the southeasterly line of Nagle av; thence northeastwardly and along the southeasterly side of Nagle av and along the prolongation of the said line to the intersection with the prolongation of the westerly line of St. Nicholas av; thence southwardly and along the westerly line of St. Nicholas av and along the prolongation of the said line to the intersection with a line 100 feet southeasterly from and parallel with the southeasterly line of Hillside av, the said distance being measured at right angles to the line of Hillside av; thence southwestwardly, westwardly and northwestwardly and along a line always distant 100 feet from the southeasterly, southerly and southwesterly line of Hillside av, the said distance being measured at right angles to the line of Hillside av, to the point or place of beginning.

## A General Sewer Policy Under Consideration.

The city authorities have demurred against the proposition emanating from the engineer in charge of sewers in the Bronx requesting an appropriation for extending a storm relief sewer in Webster av from Wendover av to a line 200 feet north of Tremont av.

This would be another appropriation for the construction of relief sewers at the expense of the city at large. When the last authorization of such sewers was given, the Board of Estimate seriously considered the wisdom of this policy. The demands for large appropriations for various improvements to be paid for by the city without assessment for benefit have assumed such large proportions that it is the judgment of Chief Engineer Nelson P. Lewis that the Board should give careful consideration to such matters and agree, if possible, upon a general policy to govern its future action. Pending this determination probably no action will be taken authorizing the extension of the Webster av relief sewer.

On March 31, 1904, the Board of Estimate and Apportionment adopted a resolution providing for building a tunnel relief sewer to extend from Webster av near Wendover av to the Harlem river near High Bridge, at a cost of $700,000, the same to be placed entirely upon the city. On May 20, 1904, provision was made for acquiring an easement in the land required for the construction and the plan for the sewer was approved. The title proceedings were amended on February 2, 1906, by providing for the acquisition of a fee to the parcel between Macomb's road and Cromwell av, the cost of which was placed upon the city, following the same procedure as had been adopted in the case of the easement proceedings.

In reporting upon the plan for the tunnel relief sewer it was shown that it was intended as the first step in providing relief for the Webster av sewer draining the Mill Brook watershed, and that it would be necessary to provide for an extension northwardly to Pelham av to serve the territory which is without adequate drainage.

With the papers presented by the Borough President, are reports by the chief engineer of the borough and by the engineer in charge of sewers, showing that the tunnel relief sewer will be completed during the present year; that the section along Webster av between Wendover av and Tremont av is the one where greatest damage now occur from flooding; and that the construction of this section may be properly authorized now. The further extension to Pelham av which will ultimately be required it is believed can be deferred several years. The tunnel relief sewer has a diameter of 13 feet 6 inches and a length of about 6,800 feet. The extension along Webster av now proposed is designed to have a diameter ranging from 11 feet to 11 feet 9 inches and a total length of about 3,300 feet. The further extension to Pelham av will have a length of about a mile.

The records of the Board of Estimate and Apportionment show that plans are now under consideration for additional relief sewers and for sewer reconstruction requiring the following additional expenditures:

| | |
|---|---|
| Completion of relief sewers for the Borough of Brooklyn | $5,500,000.00 |
| Completion of Webster av relief sewer, Borough of the Bronx (estimated) | 500,000.00 |
| Reconstruction of sewers, Borough of Manhattan | 22,500,000.00 |
| Total | $28,500,000.00 |

Mr. Arthur S. Tuthill, the engineer in charge of the Division of Public Improvements, does not understand that there is any charter provision preventing the levying of an assessment for a sewer built to take the place of one which has been worn out, as in the case of repaving of streets (section 960 of the charter), nor can he see any reason why the property served by the sewer should not bear the cost of the new one required to take its place when its usefulness is outlived.

### Special Proceedings Against Unsafe Buildings.

(From the Quarterly Report of the Tenement House Department.)

Precepts authorizing action by the Superintendent of Buildings were obtained against the following unsafe premises:

| Property. | Owner. |
|---|---|
| No. 223 Division st | Louis Levin, Morris H. Feder, Harry L. Rosen and Amelia Hellman. |
| No. 354 Pearl st | Michael J. Mahoney and Daniel F. Mahoney. |
| No. 20 Beekman st | Margaret L. Foote, child of William M. Allen, deceased, owner. |
| Nos. 169 and 171 Broadway | Catherine L. Wessels and Mary B. Pell. |
| Nos. 429 and 431 West 53d st | Henry Holding. |
| No. 427 West 53d st | John F. Gerdes, Henry A. Gerdes and William A. Gerdes. |
| Nos. 2226, 2228, 2230, 2232 and 2234 3d av | Ministers, Elders, etc., of Reformed Low Church of Harlem. |
| No. 128 Christopher st | David Laemmle. |
| Nos. 298, 300, 302 South st, 585, 587, 589, 591, 593 and 595 Water st | Thomas R. Harris as Enoch Morgan's Sons. |
| No. 99 Crosby st | John Hayes. |
| Nos. 99 and 101 Crosby st | John Hayes and Mildred Realty Co. |
| Nos. 181 and 183 Thompson st | Darius O. Mills and Charles S. Meyerson. |
| Nos. 346 and 348 East 32d st | Louis Frankel, owner of No. 346, and Nathan Strauss, owner of No. 348. |
| N w cor of West 49th st and 8th av | New York City Railway Co. |
| No. 33 Cortlandt st | Andrew F. Kennedy. |
| Nos. 125 and 127 Christopher st | Annie C. Smith, George R. Smith, Edward C. Smith and John T. Smith. |
| N s of East 117th st, 248 ft. e of Pleasant av | Montefiore Realty Co. |
| No. 155 Suffolk st | Jonas Cohen. |
| Nos. 216, 218 and 220 Broome st | Jacob Levy, owner; Morris Somach, lessee. |
| Nos. 61, 63, 65, 67, 69 and 71 Greenwich av | Charles A. Bush, Caleb Bush, Jr., and William A. Ballentine, trustees; Joshua Bush, deceased. |
| Nos. 113 and 115 Broad st | Dow Realty Co. |
| S e cor of West 146th st and Bradhurst av | Austin B. Fletcher and Louis N. Schultz, trustees; Jacob S. Schultz, deceased. |
| S s of West 146th st, 75 feet e of Bradhurst av | Austin B. Fletcher and Louis N. Schultz, trustees; Jacob F. Schultz, deceased. |
| No. 209 Bowery | Charles L. Stickney. |
| No. 230 Wooster st | Sophia Elizabeth Carton, owner; Solomon Schneir, Patrick Singleton, Joseph Sisenwein and Jacob Ash, lessees. |
| Nos. 9 and 11 East 20th st | Philip Braender and John H. Hindley. |
| No. 122 East 125th st | James A. Whitcomb. |

### Annual Meeting of the West Side Association.

At the annual meeting of the West Side Taxpayers' Association, held at 267 West 34th st, resolutions were adopted requesting the Board of Aldermen to license automobiles using the city's parkways and park drives, on the hypothesis that the State license is not a source of revenue to the municipality, and that the cost of maintaining the drives has been largely increased since automobiles became popular.

A vote of thanks to Comptroller Metz was adopted by the association for the inauguration of a department in the Bureau for the Collection of Assessments and Arrears for the purpose of apprising property owners in the Bronx of assessments so that they may avoid the imposition of the seven per cent. penalty for arrears.

The following officers were elected: President, Frank Demuth; first vice-president, Charles Hvass; second vice-president, Herman Schumacher; reading and corresponding secretary, Charles A. Schrag; treasurer, Fred Keller; financial secretary, Julius Neke. Trustees—Dr. Gustav Scholer, Dr. George Wenner and Chris Dohm. Executive Committee and Delegates to the United Real Estate Owners' Associations—Dr. Scholer, Charles A. Schrag, H. Schumacher, Charles Hvass, Edward Appell, Henry Vehslage and Jacob Appell.

### A New Service for Bronx Property Owners.

Owners of property in the Bronx will be interested to learn that the City Finance Department has created a section in the Bureau for the collection of Assessments and Arrears, for the purpose of notifying owners of real estate who send in a memorandum of their holdings, of all assessments for street improvements that may hereafter become a charge against the property. An application for such information must be forwarded to the Division of Notifications at the Borough Hall, otherwise no notices will be mailed. The new service does not apply to assessments levied previous to the creation of the new department.

## Property Owners Favor Mortgage Investments.

Officers and members of the various property owners' associations are saying that a revival in the mortgage market will follow the heavy withdrawals of funds from the banks. In canvassing the situation, Charles H. Schnelle of 1326 Lexington av, secretary of the Real Estate Owners' Association of the 12th and 19th wards, said that he had talked with many of the members of that body and found them convinced that considerable money which had previously been deposited by them in banks will now seek investment in real estate mortgages. Mr. Schnelle further stated that the effect of the present disturbance in investments will also stimulate the purchase of real property throughout the city.

Mr. Adolph Bloch, of 99 Nassau st, counsel to the United Real Estate Owners' Associations of New York, said that he believed that the low prices in Wall st and the run on the several banks will have nothing less than a salutary effect upon real estate in the City of New York. People will realize that to dabble in Wall st is like a child playing with fire, and that keeping large amounts of money on deposit in trust companies for speculation is equally dangerous:

"I have this week seen not less than twenty clients of mine on the line in front of the Trust Company of America and they have all assured me that the money that they are going to withdraw will be used to pay off their mortgages and for investments in real estate, and I thoroughly approve of this course. The very best investment, and there can be no better, is that of loaning money on improved real estate in the City of New York upon a conservative basis. Real estate is not dependent on the fluctuation of a market. People must live and they must occupy houses and pay rent, and the owner's return as a profit is governed entirely by the amount of rent he receives.

"I think this present panic in banking circles, for such it must really be termed, will be over in a few days and it will have cleared the atmosphere and things will go on as before, but on a safer and more conservative basis."

### The Mayor and the Allied Interests.

The Allied Real Estate Interests obtained a second hearing on the proposed 1908 budget by the Board of Estimate and Apportionment on Friday morning in the City Hall.

The Allied Interests, through Mr. M. W. Ehrich, special counsel, protested against the method of procedure of the Board in arriving at its conclusions with regard to the budget. They alleged that they are kept in the dark as to the reasons for the increases or decreases in the appropriations for the several departmental items.

For the city, Mayor McClellan, Comptroller Metz, and President McGowan took part in the discussion, which appeared to be on the point that the Allied Interests are asking for the impossible, insomuch as the budget in its present form is purely tentative and liable to alteration at any time.

The two interests could not get together any closer at this meeting than at the last, and nothing definite was accomplished, except that the Mayor assured the Allied Interests that it is his intention and fixed purpose to reduce the tentative budget in every possible item. When it is finally presented he will give out with it a dictated statement showing the reasons for the several increases and decreases.

This assurance from the Mayor had a pacifying effect, and the hearing came to an abrupt close after a representative of the Bronx Taxpayers' Association protested against the proposed appropriation for the Tenement House Commission.

### Belmont Tunnel.

The trustees of the New York & Long Island Railroad Company are now in possession of the Belmont Tunnel, as the Degnon Contracting Company, which built it, finished the contract on the 15th of October, exactly on time, as usual. The Degnons have broken all tunnel records in these parts. They began the work July 14, 1905. The terminal stations and their equipment are still to be finished, and the general railroad equipment is yet to come. No connection with existing subways in Manhattan has yet been made.

In addressing the Flushing Business Men's Association, after their trip through the tunnel, Mr. Belmont said:

"We are open to any fair business proposition—any proposition that will meet the demands of Queens Borough and the city at large. It has been suggested by many persons that the city buy the tunnel outright, and to the great majority this would doubtless be the arrangement most preferred. There have been many discussions also with reference to the Interborough Company operating the tunnel itself, but underlying, there is a sentiment that the city should dictate the terms."

Mr. Belmont said there was a demand for a single fare, but that the Interborough could not operate the tunnel on that basis, except at a loss.

"The Interborough Company never promised a single fare," he continued. "In fact, it never made any promises at all, and as I have said before, the company has no proposition to make, but any fair proposition made to the Interborough Company by the city will be acceptable, and you, as business men, know what a fair business proposition is. Personally, I think it would be a mistake to advocate the operation of the tunnel on a single fare basis. Such a policy might defeat the purposes of the entire movement to put the tunnel in operation. You know as well as I that there are interests which do not want to see this tunnel in operation, and by advocating the single fare you might play into their hands instead of your own."

It is an encouraging sign of the times when the heads of public service corporations are willing to discuss matters with citizens' associations. It is unnecessary to speak of the legal proceedings which may have brought Mr. Belmont into this state of mind, more than to say that while he has the tunnel, the city has the franchise. If a cheap through-trip fare could be agreed upon (with proper compensation to the city for the franchise) there would in all probability be a larger return from the operation of the tunnel than if a high rate should be insisted upon.

## Action by The North Side Board of Trade.

ONE of the most influential organizations in the Bronx is the North Side Board of Trade. At the last meeting the following resolutions, offered by Mr. Albert E. Davis, the architect, 138th st and 3d av, were unanimously adopted:

Whereas, A direct East Side subway is the most imperative need of the boroughs of Manhattan and the Bronx to-day, and

Whereas, When the present Manhattan-Bronx subway was laid out in 1897 it was confessedly inadequate by reason of the court decision restricting the use of the city's credit to a sum less than $50,000,000, and

Whereas, By the present circuitous route, over two miles out of a straight line, the densely populated East Side of Manhattan and the most thickly populated sections of the Bronx south of 149th st are deprived of the benefits of the city's rapid transit system, therefore be it

Resolved, By the North Side Board of Trade, that the Public Service Commission be earnestly petitioned to seek legislative aid eliminating subway bonds from the debt limit and to take such other steps as will facilitate the early awarding of contracts for the construction of a 3d av subway than which no other route which has been laid out would serve so large a number of persons.

A resolution was also adopted opposing the extension of the fire limits in the Bronx.

Upon motion of Albert E. Davis the following resolution was unanimously adopted:

Whereas, Through the multiplication of clerks and inspectors and the adoption of cumbersome, unintelligent and interminable methods of administration, the Tenement House Act, beneficent in intent, has become oppressive and intolerable to owners, architects and builders, therefore be it

Resolved, By the North Side Board of Trade, that Mayor McClellan be respectfully requested to investigate the workings of the Tenement House Department with a view to its reorganization and simplification, and to determine whether it would not be in the public interest to recommend that the city charter and the Tenement House Act be revised and amended so as to consolidate the Tenement House Department with the Bureau of Buildings.

President Stephens appointed J. Harris Jones, William H. Stonebridge and Albert E. Davis a committee to appear before the Board of Estimate and oppose any increase in the appropriation for the Tenement House Department for the ensuing year.

### Street Changes in the Dyckman Tract.

A hearing will be given by the Board of Estimate Nov. 8 in regard to the following changes in the map, as recommended by the Local Board of Washington Heights: (1) Change in the line of Seaman av between Dyckman st and Academy st. (2) Laying out a new street between Dyckman st and Academy st, to extend from Seaman av to Broadway. (3) Change in the line of Bolton road between Seaman av and Prescott st.

Under the proposed changes Seaman av is to meet Dyckman st at right angles and about midway between Broadway and F St. This change will afford a better division of the territory for development than does the layout heretofore adopted.

A straight alignment is proposed for the Bolton road in place of the curved one shown upon the map heretofore adopted. The new street proposed between Seaman av and Broadway will sub-divide a block which would otherwise have a length of about 650 feet and a depth ranging from about 250 feet to about 475 feet. A two and one-half story brick building stands almost wholly within the lines of the street. Seaman av is to have a width of 80 feet to correspond with that fixed for the street north of Academy st, while the widths of the two other streets is, in each case, to be 60 feet.

The change is requested by the owners of a large portion of the property traversed by the street described, the same including the land occupied by the building referred to as located within the lines of one of the streets. A narrow roadway exists along the Bolton road and within the lines of Seaman av north of the Bolton road, aside from which no one of the streets named is in use at the present time.

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Oct. 28.

Hull av, from Montgomery av to Muller st, at 12 m.
Eden av, East 172d st to East 174th st, at 2 p m.
Edgewater rd, Mohawk to Seneca av, at 3 p m.
A new avenue, between Fort Washington and Haven avs, at 11 a m.
Hawkstone st, from Walton av to Grand Boulevard and Concourse, at 12 m.
East 233d st, Bronx River to Hutchinson River, at 2 p m.
East 222d st, 7th av to Hutchinson River, at 3 p m.
The Parkway, Grand Boulevard and Concourse and Claremont Park, at 1 p m.
Grand Boulevard, East 158th to East 164th st, at 2.30 p m.
Classons Point rd, Westchester av to East River, at 2 p m.
Spuyten Duyvil rd, Spuyten Duyvil Parkway to Riverdale av, at 4 p m.

Tuesday, Oct. 29.

Taylor st, Morris av to West Farms rd, at 2 p m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Bronx st, East 177th st to East 180th st, at 1 p m.
Northern av, north of 181st st, at 4 p m.
Boston rd, White Plains rd to northern line of city, at 11 a m.
Belmont av, East 175th st to Tremont av, at 1 p m.
Bronx Boulevard, Old Boston Post rd to East 242d st, at 3 p m.

Thursday, Oct. 31.

Two public parks, east of Boulevard Lafayette, at 2 p m.
Cypress av, closing, P R R property to bulkhead line, at 3 p m.
White Plains rd, closing, northern boundary of city to Morris Park av, at 11 a m.

At 258 Broadway.

Monday, Oct. 28.

East Houston st, library, at 12.30 p m.
20th and 21st sts, school site, at 1 p m.
Bridge 3, Section No 3, at 2 p m.
12th st, library, at 4 p m.

Tuesday, Oct. 29.

Willard Parker Hospital, at 2 p m.
Ft George Rapid Transit, at 3 p m.
Pleasant av and 119th st, school site, at 4 p m.

Wednesday, Oct. 30.

20th and 21st sts, school site, at 1 p m.
Whale Creek, dock, Brooklyn, at 2 p m.
Pier 51, East River, at 2 p m.

Thursday, Oct. 31.

Roanoke av, Far Rockaway, school site, at 10.30 a m.
Bridge 3, Section No 3, at 2 p m.

Friday, Nov. 1.

Bridge 4, Section No 3, at 2 p m.
East 12th st, school site, at 3 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Oct. 26, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*Riverside Drive or av 129th st | s e cor 129th st, runs s 193.10 x n e 79.3 x n e 95, to beginning.

Riverside Drive or av, n e s, 243.10 s and s e 129th st, 141x141.11x163.4x—.

Manhattan st, s w s, 156.6 n w Broadway, runs n w 152.9 x s w — x s e 87.11 x e 106.8 x n e 39.10 x w 11.11 x n e 71.11 to beginning, parts of 1 and 2-sty brk factory. (Amt due, $41,584.21; taxes, &c, $2,600; sub to a mort of $368,500, covering this and other property.) Robert McGill .....163,480

*3d av, Nos 1551 to 1553 | n e cor 87th st, 87th st, Nos 201 to 205 | 50x90, 6-sty brk tenement and store. (Amt due, $22,482.87; taxes, &c, $1,313.79.) Aaron Goodman..101,000

*76th st, Nos 506 and 508, s s 148 e Av A, 50x102.2, vacant. (Amt due, $6,905.13; taxes, &c, $318.64; No 506 sub a first mort of $4,067.96; No 508 sub to a first mort of $2,500, and a second mort of $1,432.04.) Samuel Korman .....11,055

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w — x n 100 to beginning, 4-sty brk buildings and store. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Adj to Nov 7th .....—

Lexington av, No 671 e s, 40.5 s 56th st, 20x78. 4-sty brownstone dwelling. (Voluntary.) W. A Publow .....24,750

95th st, No 10 s s, 200 e 5th av, 18x100.9,5-sty brk dwelling. (Voluntary.) Samuel Boyd.. .....39,000

Park av, s w cor 100th st, 25.11x73.3, 5-sty brk tenement with stores. (Voluntary.) Benj Paskus .....25,500

60th st, Nos 41 and 43, n s, 100 e Columbus av, 50x100.5, two 5-sty brownstone tenements. (Voluntary.) bid in at $88,000.....—

182d st, Nos 555 and 557, n s, 50 w Audubon av, 50x79.9, 2-sty frame building, vacant. (Voluntary.) F Stephen .....15,000

2d av, Nos 1848 and 1850, e s, 50 s 96th st, 50x100. Two 5-sty brk tenements with stores. (Voluntary.) Bid in at $57,500.....—

79th st, No 179, n s, 112 w 3d av, 22x102.2, 3-sty brownstone dwelling. (Voluntary.) Bid in at $19,500 .....—

8th st, No 416, s s, 75 e Av D, 22x97.6, 3-sty brk tenement and store. (Amt due, $4,508.00; taxes, &c, $148.49.) Minnie Fabbini....9,900

*9th st, No 733, n s, 383 e Av C, 25x92.3, 5-sty brk tenement. (Amt due, $9,710.59; taxes, &c, $400.94; sub to morts aggregating with interest, $26,335.) Joseph Rosenzweig..29,335

68th st, Nos 417 and 419, n s, 275 w Av A, 75x100.5, two 6-sty brk tenements and stores. (Amt due, $23,470.55; taxes, &c, $298.) Chas A Murtha Jr .....88,822

140th st, n s, 200 e St Ann's av, 100x95, vacant. (Amt due, $13,946.25; taxes, &c, $50.) American Mortgage Co .....9,000

Aqueduct av, e s, 815 n 190th st, 50x232 to Croton aqueduct, x72.6x232.7, 2-sty frame dwelling and 2-sty frame stable and vacant. (Amt due, $4,879.81; taxes, &c, $1,877.44.) Louis Meckes .....8,000

125th st, Nos 324 to 332, s s, 300 e 2d av, runs e 100.6 x s 100 x w 0.6 x s — x w — x n — x w 75 x n 100 to beginning, three 6-sty brk tenements and stores. (Amt due, $10,402.42, taxes, &c, $2,500; sub to two morts on Nos 324 and 326, $42,500; two morts on Nos 328 and 330 of $43,000, and two morts on No 332 of $33,000.) Henry Potthast .....134,800

143d st, No 306, s s, 100 w 8th av, 25x90.11, 5-sty brk tenement. (Amt due, $6,561.79; taxes, &c, $564.18; sub to a mort of $21,000.) Lowenfeld & Prager.....25,850

SAMUEL GOLDSTICKER.

Union av, Nos 1185-1187, w s, 41 s 168th st, 42x91.1, 5-sty brk tenement. (Voluntary.) Simon Greenberg .....38,250

BRYAN L. KENNELLY.

Riverside Drive, s e cor 122d st, 25x100, vacant. (Voluntary.) Bid in at $38,250.....—

13th st, No 144, s s, 248 e 7th av, 23.9x103.3, 3-sty brk dwelling. (Voluntary.) J J Campion .....20,000

Forsyth st, Nos 39 and 39½, w s, 92.8 s Hester st, 23.9x100, 5-sty brk building. (Voluntary.) Frank Lashner .....65,500

127th st, No 213, n s, 125 w 7th av, 13x102.2, 3-sty brownstone dwelling. (Voluntary.) Angelo Loconas .....10,000

77th st, No 231, n s, 305 w 2d av, 25x102.2, 3-sty brownsone dwelling. (Voluntary.) S Rizzo .....13,300

Webster av, e s, 225 s Anna pl, 50x151.5x50.8 x159.10, vacant. (Voluntary.) E Mack...8,000

White Plains rd. | n w cor 227th st, proposed | 227th st, 93x225 to Lowerre pl (Prospect Terrace) | Lowerre pl x 93 to 227th st proposed x225, vacant. (Voluntary.) Bid in at $16,850.....—

Lowerre pl (Prospect Terrace) e s, 93 n 227th st proposed, vacant. (Voluntary.) Withdrawn .....—

Lowerre pl, n w cor 228th st, 19x80, vacant. (Voluntary.) J C Adams .....1,100

Lowerre pl, w s, 19 n 228th st, 19x80, 2-sty brk dwellings. (Voluntary.) E D Seaman. .....5,100

Lowerre pl, w s, 38 n 228th st, 76x80, four 2-sty brk dwellings. (Voluntary.) Withdrawn .....—

228th st, n s, 105 w Loewerre pl, 100x114, vacant. (Voluntary.) Bid in at $3,750.....—

229th st, n s, 415 e White Plains rd, 33.4x114, 2-sty frame dwelling. (Voluntary.) E D Seaman .....4,350

233d st. | n w cor Old White Old White Plains rd | Plains rd, 81x134, to Byron st proposed. | Byron st proposed x 114.6 to beginning, gore, vacant. (Voluntary.) Bid in at $4,400.....—

1st st, e s, 110 n 224th st, 99x130x99x—, vacant. (Voluntary.) Withdrawn .....—

Prospect Hill rd (Pelham Lane), w s, 1,157 s Boston turnpike, runs s 61.2 x e — x s 211.10 x w 817.10 x n e 187 x n 636 x n e 541.2 to beginning, contains about 3¼ acres, vacant. (Voluntary.) Bid in at $14,600.....—

WM. KENNELLY, JR.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80, 3-sty brk synagogue. (Amt due, $22,290.76; taxes, &c, $975.) Adj sine die .....—

| | |
|---|---|
| Total | $851,092 |
| Corresponding week 1906 | $929,375 |
| Jan. 1st, 1907, to date | $34,622,931 |
| Correspond period, 1906 | $26,724,779 |

## VOLUNTARY AUCTION SALES.

Oct. 30.

BY BRYAN L. KENNELLY.

116th st, No 246 East, 2-sy brk stable, 23x100.11.
116th st, No 339 East, 3-sty and basement brownstone dwelling, 18x100.11.
116th st, No. 341 East, 3-sy and basement brownstone dwelling, 22x100.11.
116th st, No 343 East, 3-sty and basement brownstone dwelling, 20x100.11.
116th st, No 345 East, 3-sty and basement brownstone dwelling, 20x100.11.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Oct. 26 and 28.

No Legal Sales advertised for these days.

Oct. 29.

Lenox av, Nos 661 to 679 | w s, whole front between 143d st | 143d and 144th st, No 100 | 144th sts, 199.10x100, five 6-sty brk tenements and stores. Harry Fischel agt Max Kobre et al; J A Seidman, att'y, 61 Park Row; James A Donegan, ref. (Amt due, $7,825.06; taxes, &c, $2,883.54.) Mort recorded Nov 21, 1905. By Joseph P Day.

Carpenter av, e s, 150 n 240th st, 50x100, Wakefield. Frank Kucera agt Joseph Kucera et al; Eugene Archer, att'y, Wakefield, Bronx; William Allen, ref. (Partition.) By Samuel Marx.

5th av | s w cor 138th st, 99.11x 138th st, Nos 2 to 8 | 120, three 6-sty brk tenements, stores on av. Celia Uhlfelder et al agt David Schoenfield et al; Max Silverstein, att'y, 309 Broadway; Joseph Gallagher, ref. (Amt due, $9,425.00; taxes, &c, $3,800.00.) Mort recorded June 30, 1905. By Joseph P Day.

Water st | s w cor Market slip, 46x25, Market slip, No 95 | 3-sty brk tenement and store. Wm R Bachmann admr agt Patrick H Roche et al; Holt & Gaillard, att'ys, 42 Broadway; Sylvester L H Ward, ref. (Amt due, $4,914.61; taxes, &c, $37.80; sub to a mort of $5,000.) By Edw J Roberts.

Oct. 30.

Stebbins av, No 1021, w s, 39.4 s 165th st, 55.5x45.10x44.6x31.4, 3-sty frame tenement and store. Lizzie Eder agt Eliza A Humfrey et al; Phanor J Eder, att'y, 80 William st; Jesse Silbermann, ref. (Amt due, $1,336.26; taxes, &c, $444.44.) Mort recorded May 1, 1901. By Chas A Berrian.

Southern Boulevard, s e cor 141st st, 110.6x135.3 x92.5x76.3, vacant. Knickerbocker Trust Co agt Samuel Green et al; A Lincoln Wescott, att'y, 135 Broadway; Robert L Stanton, ref. (Amt due, $11,060.30; taxes, &c, $285.11.) By Samuel Goldsticker.

101st st, No 56, s s, 150 e Madison av, 20x100.11, 5-sty brk tenement and store. Abraham A Levin agt Emanuel S Gates et al; Abramson & Potter, att'ys, 140 Nassau st; Albert W Ransom, ref. (Amt due, $5,894.75; taxes, &c, $207.89; sub to morts aggregating. $18,000.) By Joseph P Day.

Shakespeare av, w s, 150 s 169th st, 50x200, vacant. Orella D Brown agt Ida Douglass et al; John E Miller, att'y, 20 Nassau st; Henry C S Stimpson, ref. (Amt due, $3,892.31; taxes, &c, $409.73.) Mort recorded Dec 21, 1904. By Joseph P Day.

Prince st, No 101, n s, 75 e Greene st, 25x99.8, 3-sty brk loft and store bldg and 1-sty frame shop in rear. Rebecca S Kettell indiv, &c, agt Emma Baxter et al; Herman W Schmitz, att'y; Emil Goldmark, ref. (Partition.) By Joseph P Day.

121st st, No 317, n s, 175 e 2d av, 25x100.10, 5-sty brk tenement. Annie Kovner agt Emanuel S Gates et al; Abramson & Potter, att'ys, 140 Nassau st; Charles Sullivan, ref; (Amt due, $9,237.16; taxes, &c, $475.19; sub to a mort aggregating $25,500.) Mort recorded March 2, 1907. By Joseph P Day.

121st st, No 319, n s, 200 e 2d av, 25x100.10, 5-sty brk tenement. Same agt same; same att'ys; Bankson T Morgan, ref. (Amts due, $9,184.91; taxes, &c, $475.19; sub to morts aggregating $25,500.) Mort recorded March 2, 1907. By Joseph P Day.

(Continued on page 675.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 4 to 18, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 152D STREET—ALTERATION AND IMPROVEMENT TO SEWER, between Riverside Drive and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, October 3, 1907. (38308)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 9 to 23, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN.

22ND WARD, SECTION 4, WEST 61ST STREET EXTENSION OF SEWER between Central Park West and Broadway. 12TH WARD, SECTION 7, WEST 144TH STREET AND BROADWAY RECEIVING BASIN, at the Southeast corner. 12TH WARD, SECTION 8, WEST 163D STREET SEWER, between Broadway and St. Nicholas Avenue. WEST 213TH STREET SEWER, between the Harlem River and 10th Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 8, 1907. (38385)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 16 to 30, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

19TH WARD, SECTION 5. ALTERATION AND IMPROVEMENT TO SEWERS IN 1ST AVENUE, between 81st and 84th Streets, and in 82D STREET, between 1st and 2d Avenues, and to curves in 81st and 83d Streets at 1st Avenue.

HERMAN A. METZ.
Comptroller.

City of New York, October 15, 1907.

## PROPOSALS

DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for building new ferry house at the Manhattan Terminal of the Staten Island Ferry (Contract No. 1099), will be received by the Commissioner of Docks, Pier A, Battery Place, until 12 o'clock, noon, Thursday, October 31, 1907. For particulars see City Record. (38393)

Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, OCTOBER 30, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing and delivering miscellaneous supplies for laboratory.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, October 17, 1907.

Department of Health, corner of Fifty-fifth Street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

WEDNESDAY, OCTOBER 30, 1907,

For furnishing and delivering, as required, doctors' twill gowns and linen hoods, nurses' drill uniforms and twill gowns, and waitresses' sateen dresses and lawn aprons, to the hospitals of the Department of Health of the City of New York during the year 1907.

For full particular see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated October 17, 1907.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M. on

MONDAY, OCTOBER 28, 1907,

For the transportation and burial of pauper dead in the Borough of Queens.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, October 16, 1907. (38570)

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

TUESDAY, OCTOBER 29, 1907.

For furnishing and delivering steel and hardware supplies to the Harlem River bridges during the year 1907.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated October 14, 1907. (38577)

## PROPOSALS

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10:30 o'clock A. M., on

THURSDAY, OCTOBER 31, 1907,
Borough of Manhattan.

No. 1. For furnishing all the labor and materials required for additions and alterations to the quarters of Engine Company 33, located at Nos. 42 and 44 Great Jones street.

No. 2. For furnishing all the labor and materials required for additions and alterations to the steam heating plant at quarters of Engine Company 31, located at Nos. 87 to 91 Lafayette street.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated October 18, 1907. (38562-1)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10:30 o'clock A. M., on

WEDNESDAY, OCTOBER 30, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing all the labor and materials required for repairs and alterations to Fireboat "Abram S. Hewitt" (Engine 77).

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated October 17, 1907. (38562-3)

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10:30 o'clock A. M., on

THURSDAY, OCTOBER 31, 1907,
Borough of The Bronx.

No. 1. For furnishing all the labor and materials required for additions and alterations to the quarters of Engine Company 71, located at Nos. 3134 and 3136 Park avenue, corner of One Hundred and Fifty-ninth street.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated October 18, 1907. (38562-2)

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, OCTOBER 31, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for completely erecting and constructing a comfort station in the Botanical Garden, in Bronx Park, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(38584) Commissioners of Parks.

## PUBLIC NOTICES.

CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

BEING the buildings located on the east side of Sackman Street and on the west side of Powell Street, distant 200 feet south of Dumont Avenue and extending through from Sackman Street to Powell Street and immediately south of the existing site of Public School No. 109.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 10 o'clock a. m., on the premises.

AT THE REQUEST of the President of the Borough of Brooklyn public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale, at public auction the buildings, part of buildings, etc., standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

1st. BEING all those buildings, parts of buildings, etc., on Butler Street, extending from Flatbush Avenue to Nostrand Avenue, in the 29th Ward of the Borough of Brooklyn.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 11.30 o'clock a. m., on the premises.

2d. BEING the two-story frame building and barn on East 14th Street, near Avenue S, acquired for the new station at Gravesend plant, Borough of Brooklyn.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 12.30 p. m., on the premises.

AT THE REQUEST of the Commissioner of Bridges public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN.

BEING all those buildings, parts of buildings, etc., on Pearl and York Streets, known as Nos. 93, 95, 97 and 99 Pearl Street and 93 York Street, in the Borough of Brooklyn.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings will be held by the direction of the Comptroller on

TUESDAY OCTOBER 29TH, 1907,

at 2 p. m., on the premises.

For further particulars regarding the description of the above described properties see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 11th, 1907.

CORPORATION SALE OF REAL ESTATE.

Attention is called to the advertisement now appearing in the City Record of sale of premises located in the Borough of the Bronx and described as follows:

PARCEL I. being that part of Edgewater Road lying between Craven and Worthen Streets, and east of the west line of Leggett's Creek.

PARCEL II. being that part of East Bay Avenue east of the west line of Leggett's Creek and lying between Craven and Worthen Streets.

PARCEL 8 being that part of the bed of Worthen Street lying south and east of the west line of Leggett's Creek.

* * * to be sold at the New York Real Estate Exchange Salesroom, Nos. 14-16 Vesey Street, on Wednesday, October 30, 1907, at 12 M., sale to be made for cash at the minimum or upset price of $27,500, deed to be delivered within thirty days from date of sale.

For full particulars see advertisement in City Record of October 11, 1907, to October 30, 1907

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 11, 1907. (38478)

CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Police Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for police purposes in the

BOROUGH OF MANHATTAN.

BEING all those buildings, parts of buildings, etc., on property situated at the southwest corner of Beach and Varet Streets, known as numbers 14, 16, 18 and 20 Beach Street.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto, will be held by the direction of the Comptroller on

WEDNESDAY, OCTOBER 30TH, 1907,

at 10 a. m., on the premises.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law will offer for sale at public auction the buildings, parts of buildings, etc., standing upon property owned by the City of New York, acquired for school purposes, located in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., upon East 111th Street and East 112th Street, west of Lexington Avenue, known as Nos. 117, 119, 121, 123, 125, 127, 129, 131, 135, 137, 139 and 141 East 111th Street and 130 East 112th Street.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

WEDNESDAY, OCTOBER 30TH, 1907,

at 11.30 a. m., on the premises.

For further particulars regarding the description of the above properties see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38590)

WATER SUPERVISION CO.
Tel., 2017 Cortlandt
3 PARK ROW, NEW YORK
Let us demonstrate how, by our care, your water tax bills will be reduced.

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction, all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for bridge purposes, in the

BOROUGH OF BROOKLYN,

BEING all those buildings, parts of buildings, etc., on property situated between Sands and Front Streets, in the Borough of Brooklyn, which were acquired for bridge purposes and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

MONDAY, NOVEMBER 18TH, 1907,

at 10:30 o'clock a. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38587)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction property owned by the City of New York, acquired for bridge purposes, located in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on property situated between Monroe Street and the Bowery, in the Borough of Manhattan, which were acquired for bridge purposes and which are more particularly described on certain maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the comptroller, on

FRIDAY, NOVEMBER 15TH, 1907,

at 10 o'clock a. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38588)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Commissioner of Bridges, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing upon property owned by the City of New York, located in the

BOROUGH OF BROOKLYN,

BEING all those buildings, parts of buildings and machinery included in the premises on Pearl and York Streets, known as Nos. 93, 95, 97 and 99 Pearl Street and 93 York Street, in the Borough of Brooklyn.

PURSUANT to resolutions of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and machinery will be held on

TUESDAY, OCTOBER 29TH, 1907,

at 2 p. m., on the premises.

The following is a list of the machinery included in the buildings 93 to 97 Pearl Street:

1 Horizontal tubular boiler, 42" x 16'.
Brickwork setting for same; set of five tools.
Cast iron mud drum—for boiler feed and boiler blow off.
1 "Burdon Iron Works" slide valve engine, 10" x 24" (original size) (bored out to 11"), Foundation for engine, incl. fly wheel pit.
2 "Niagara" steam pumps, No. 1 size.
1 "Schaeffer & Budenburg," No. 3, exhaust injector.
1 Feed water heater (pot heater).
1 "Worthington" water meter, 1" size.
1 Ash bucket (hinged door, etc.); takes ashes from cellar to street floor.
1 "Economic" boiler (new); brick work setting.
Stack for above—worn out and no value; set of five tools.
1 "Niagara" steam pump, size No. 1.
1 Exhaust pipe head (3" size).
1 Steam whistle, 3".
1 Sturtevant No. 3 pressure blower; wood frame and erecting fan.
6" galv. iron pipe for fan.
1 Hand hoist (no platform), incl. rope, chain, windlass, etc.
2 Brick forges, with hoods and pipes to chimney and 1 round forge, incl. blast pipe, etc.
1 McDougall & Potter steam hammer; foundation and erecting hammer.
1 Rack for bar iron (2½" x 7 timber and 1" round iron).

Pattern shop machinery:

1 Post band saw.
1 Wood turning lathe, 16" swing on wood shears with face plate rig on outer end and 2 countershafts.

First story machine shop tools:

1 triple geared engine lathe, 60" x 20" (raised 6"), and 4 face plate jaws; concrete foundation.
1 "Wood & Light" engine lathe, 28" x 25', incl. one 28" chuck.
1 "Putnam Mach. Co." engine lathe, 36" x 20" (raised 2" by small block), incl. one 30" chuck.
1 "Frasse" power hack saw.
1 "Bennett & Miles" 12" slotting machine; foundation for same.
1 L. W. Pond planer, 48" x 18', one head foundation.
1 "John Roach & Son" planer, 24" x 6' (one head).
1 "New Haven" planer, 20" x 4' 6".
1 "Gould Bros." (Newark) planer, 16" x 4'.
1 "D. W. Pond" engine lathe, 18" x 10'.
One 15" four jaw chuck.
One 4" three jaw chuck.
1 "Putnam Mach. Co." engine lathe, 16" x 6'.
One 12" three jaw chuck
One 12" four jaw chuck.
1 "D. W. Pond" engine lathe, 14" x 5' 6".
One 7" chuck.
1 "New York Steam Eng. Co." engine lathe, 14" x 5'.
One 9" chuck.
One 7" chuck.
1 "W. C. Young & Co." engine lathe, 9" x 3' 9".
1 "M. Sault" bench lathe, 12" x 4½'.
1 Double emery grinder, 12" wheels and countershaft.
1 "Gould" 8" shaper.
1 "Gould" 10" shaper.
1 "Garvin" 16" shaper.
1 Bolt threading machine, with dies 5-16" to 1".
1 "Blaisdell" engine lathe, 15" x 6', with 3 chucks.
1 (no name) engine lathe, 15" x 5'.
One 15" chuck.
1 Grindstone on wood frame.
1 Grindstone on wood frame.
1 "Putnam Machine Co." engine lathe, 28" x 20'.
One 24" chuck.
1 "Prentiss T. & S. Co." engine lathe, 15" x 6".
One 13" chuck.
One 9" chuck.
1 "Dwight Slate" 10" sensitive drill, with chuck on spindle.
1 "Blaisdell" No. 1 plain drill press, 20" swing.
1 "Putnam Machinery Co." drill press, 24" swing, sliding head, etc.
1 "E. Gould & Co." drill press, 12" swing.
1 "Inslee" drill press, 36" swing.
1 Extra heavy, special 54" sw. column drill press.
1 "Bickford" 3 ft. combination radical drill, plain table.
1 Suspended drill with C. sh. (no table or stand), hung from cast iron bridge pieces, with brace rods, etc.
1 Old pipe cutting machine, dies to 2½".
1 Old "Inslee" engine lathe, 20" x 9'
One 18" chuck.

Boards and boxes for gears, etc., in connection with machines on first story:

1 Hand crane, wood frame and with traveler.
1 Hand crane (iron) with traveler.
1 No. 3 "Niagara" steam pump, used for testing.
Enclosure for main belt, 1st floor.
1 Water box, 5' x 2' 6" x 1' 3".
1 Coke bin or box.
1 Water box, 5' x 18" x 9".
1 Shafting rack; cast-iron stands, etc.

Miscellaneous tools and attachments for use on machines, such as lathe, planer and slotter, tools, drills, boring bars, mandrels, blacksmith tools, etc., as per sheets A and B.
Miscellaneous steam, exhaust and water piping and connections (not including soil) pipes, plumbing work and gas pipe.
Jacketing or covering of steam pipes.
Sheet iron and asbestos lining in boiler room.
Shafting, collars, couplings, hangers and pulleys, 1st story.
Shafting, collars, couplings, hangers and pulleys, 3d story.
Leather belting (all).

Shop work, bench about 96 ft. long:

2 Wrought vises, 5½" jaw.
1 Wrought vise, 6½" jaw.
1 Parker (cast iron vise), 3¼" jaw.
2 Parker (cast iron vises), 5½" jaw.
1 Parker (cast iron vise), 4¼" jaw.
1 Merrill (cast iron vise), 6¼" jaw.

For further particulars regarding the description of the above described property and appurtenances, see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 21st, 1907. (38626)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Richmond, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for street opening purposes, located in the

BOROUGH OF RICHMOND,

BEING the buildings located on Lafayette Avenue, between Hatfield Avenue and Blackford Avenue, and on Hatfield Place between Richmond Avenue and Nicholas Avenue, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings will be held by the direction of the Comptroller on

MONDAY, OCTOBER 28TH, 1907,

at 12 m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38598)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of Richmond, public notice is hereby given that the Commissioners of the Sinking Fund by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for street cleaning purposes in the

BOROUGH OF RICHMOND,

BEING the three-story frame buildings and wagon house thirty-two feet by fifty feet, located sixty feet west of the westerly line of Jersey Street, on "Driscoll" property, New Brighton, Borough of Richmond, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

MONDAY, OCTOBER 28TH, 1907,

at 1 p. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 18th, 1907.

(38592)

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PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9196, No. 1. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Burnside avenue, from Tremont avenue to Ryer avenue. Together with a list of awards for damages caused by a change of grade.

List 9415, No. 2. Sewer and appurtenances in Vyse avenue, between Boston road and East One Hundred and Seventy-seventh street.

List 9416, No. 3. Sewer and appurtenances in Vireo avenue, from East Two Hundred and Thirty-fifth street to East Two Hundred and Thirty-sixth street.

BOROUGH OF RICHMOND.

List 9228, No. 4. Reregulating, regrading, curbing, recurbing, flagging, reflagging, paving, repaving Jewett avenue, from Egbert avenue to Cherry lane.

List 9400, No. 5. Storm water sewer and appurtenances in the extension of Forest avenue, from Brooks avenue to the Raymond brook at its intersection with Forest avenue extended.

List 9410, No. 6. Constructing an intercepting and combined sewer in Richmond terrace, from Nicholas street to Westervelt avenue, First Ward.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before November 26, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, October 24, 1907.

## PUBLIC NOTICES.

CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

PUBLIC NOTICE IS HEREBY GIVEN that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for street opening purposes in the

BOROUGH OF THE BRONX,

(1) BEING all those buildings, parts of buildings, etc., lying within the lines of Tremont Avenue (West 177th Street) between Aqueduct Avenue and Sedgwick Avenue, 24th Ward.

PURSUANT to a resolution of the Sinking Fund Commission, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

THURSDAY, OCTOBER 31ST, 1907,

at 10:30 a. m., on the premises.

(2) BEING the buildings lying within the lines of East 161st Street, from Jerome Avenue to Walton Avenue, 23d Ward.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, the sale of the above described buildings will be held by the direction of the Comptroller on

THURSDAY, OCTOBER 31ST, 1907,

at 11.30 a. m., on the premises.

(3) BEING all those buildings, parts of buildings, etc., on White Plains Road between Van Nest Avenue and West Farms Road.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above buildings will be held by the direction of the Comptroller on

THURSDAY, OCTOBER 31ST, 1907,

at 12.30 p. m., on the premises.

(4) BEING all those buildings, parts of buildings, etc., lying within the lines of West Farms Road between Rosedale Avenue and Westchester Creek, in the 24th Ward.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings will be held by the direction of the Comptroller, on

THURSDAY, OCTOBER 31ST, 1907,

at 1 o'clock p. m., on the premises.

FOR further particulars regarding the description of the above described properties see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38594)

CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of The Bronx, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for a bridge approach, located in the

BOROUGH OF THE BRONX,

(1) BEING the buildings in what is known as Parcel A of the easterly approach to the City Island Bridge, in the 24th Ward.

(2) BEING the buildings lying within the lines of Main Street, City Island, and the approach of the City Island Bridge to Long Island Sound.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller, on

MONDAY, NOVEMBER 4TH, 1907,

at 1 p. m., on the premises.

For further particulars regarding the description of the above described properties see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38596)

**HERBERT A. SHERMAN**
REAL ESTATE
AUCTIONEER, BROKER
APPRAISER, AGENT
GROUND FLOOR, ASTOR BUILDING
9 Pine and 10 Wall Street
Uptown Office, 530 and 532 FIFTH AVENUE
Corner 44th St., under 5th Ave. Bank
Tel. Connections Private Wire Between Offices

## PROPOSALS.

Sealed bids or proposals endorsed "Proposal for Public Rest Pavilion and Comfort Station for the City of Atlantic City, New Jersey," with the name of the person or corporation making the bid will be received by the Streets, Walks and Drives Committee at Council Chambers, in the City Hall of Atlantic City, New Jersey, between the hours of 8 and 8:30 P. M., Monday, November 11th, 1907.

The work to be done is the Reinforced Concrete, Public Rest Pavilion and Comfort Station, to be located on the outside line of the Boardwalk and New York Avenue, Atlantic City, New Jersey.

A certified check upon a National or State Bank or Trust Company, drawn to the order of Albert Beyer, City Treasurer, for the sum of ONE THOUSAND DOLLARS ($1,000) must accompany the sealed envelope containing the bid. The check must not be enclosed in the sealed envelope, but must be attached to the outside of envelope in such manner as to be easily inspected.

Surety Company (authorized to do business in the State of New Jersey) Bond will be required in the sum of one-half of the contract price for the entire work.

The Streets, Walks and Drives Committee reserves the right to reject any or all bids if it shall deem it for the public interest so to do.

Blank Forms or Proposals, Printed Envelopes, Specifications and Plans can be obtained upon application at the office of H. A. Stout, Architect, Rooms 600-628 Bartlett Building, Atlantic City, New Jersey.

By order of the Committee.

WILLIAM RIDDLE,
Chairman.
EDWIN A. PARKER,
JOHN S. WESCOTT,
SAMUEL S. PHOEBUS,
WALTER J. BUSBY.

## PROPOSALS.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m. on

THURSDAY, NOVEMBER 7, 1907,

Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering 50 sets double truck harness.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated October 24, 1907.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m. on

THURSDAY, NOVEMBER 7, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing and delivering lumber—plain white oak.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated October 24, 1907.

Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department until 3 o'clock P. M. on

THURSDAY, NOVEMBER 7, 1907,

Boroughs of Brooklyn and Queens.

No. 1. For repairs and alterations to and painting of fences around parks and on parkways in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

## ADVERTISED LEGAL SALES.

(Continued from page 672.)

Oct. 31.

Nelson av, 172d st | n w cor 172d st, runs n 731.5 to Featherbed lane, x w 194.10 to Plympton av, x s 692.10 x e Featherbed lane 193.2 to beg.

Plympton av, Featherbed lane | s w cor Featherbed lane, runs s 725.9 x w 100.3 x n 299 x e 10 x n 275.4 x w 66.9 to Aqueduct av, x n e and e 231.3 to beg, vacant.

Aqueduct av | Knickerbocker Trust Co et al agt Webster Realty Co et al; A Lincoln Wescott, att'y, 135 Broadway; Nathan Vidaver, ref. (Amt due, $96,161.75; taxes, &c, $1,278.97.) By Joseph P Day.

Bryant av, w s, 225 n 172d st, runs n 175 x w 82 x s w 3.11 x s e 51.1 x s 91.10 x s w 36.1 x e 100 to beg, vacant. Mary E Chatry agt John E Poillon et al; Wallach & Cook, att'ys, 33 Wall st; Stephen P Nash, ref. (Amt due, $5,251.87; taxes, &c, $310.77.) Mort recorded March 13, 1905. By Joseph P Day.

Nov. 1.

Broadway, Nos 4360 to 4370, 187th st | e s, 50.5 s 187th st, runs s — to n s 186th st | 186th st, x e — x n — x w 50 x n 150 to 187th st, x w 50 x s 50 x w 107.7 to beg, 3-sty frame dwelling and 2-sty frame stable and vacant. Joseph C Levi, trustee, agt Herman Aaron et al; action No 1; Walter S Newhouse, att'y; Wm J Barr, ref. (Amt due, $47,083.70; taxes, &c, $903.44.) Mort recorded Jan 13, 1905. By L J Phillips & Co.

Broadway, e s, 279.8 s 187th st, runs e 176.4 x n — to 186th st, x w — to Broadway, x s — to beginning, vacant. Same agt same; action No 2; same att'y; Henry A Powell, ref. (Amt due, $10,719.70; taxes, &c, $369.12.) Mort recorded Jan 13, 1905, at 12:30 P. M. By L J Phillips & Co.

45th st, No 342, s s, 70 w 1st av, 30x100.5. 2 and 4-sty brk building and store. Agnes T Madden agt Paul P Zubiller et al; Constantine T Timonier, att'y, 277 Broadway; Geo W Collins, ref. (Amt due, $3,364.41; taxes, &c, $292.25; sub to a prior mort of $10,000.) Mort recorded March 8, 1905. By Joseph P Day.

Nov. 2.

No Legal Sales advertised for this day.

Nov. 4.

Manhattan av, No 503, w s, 18.5 s 121st st, 15x80, 3-sty stone front dwelling. Martin Morse agt August Ellingen et al; Eugene Cohn & Julius Levy, att'ys, 132 Nassau st; John C Coleman, ref. (Amt due, $1,791.40; taxes, &c, $348; sub to a prior mort of $10,000.) Mort recorded May 1, 1905. By Herbert A Sherman.

Austin pl, e s, 132.2 n 144th st, runs n 502.1 x e 120.9 x s 519.8 x w 3.2 x s 56.7 x w 70.3 to beg, vacant. Rosetta Jonson agt New York Chartered Bond & Mort Co et al; action No 1; Morris Cooper, att'y, 20 Vesey st; John Palmieri, ref. (Amt due, $12,784.75; taxes, &c, $291.75.) By Joseph P Day.

Whitlock av, w s, 120.7 n 144th st, 496.9x 136.10x419.8x134.4, vacant. Same agt same; action No 2; same att'y; same ref. (Amt due, $15,374.50; taxes, &c, $292.52.) By Joseph P Day.

Austin pl, w s, 72.8 n 144th st, runs n 561.6 x w 120.8 x s 393.10 x w 1.7 x s 104.7 x e 71.1 to beg, vacant. Philip Simon agt New York Chartered Bond & Mortgage Co et al; Morris Cooper, att'y, 20 Vesey st; Joseph N Tuttle, ref. (Amt due, $22,300.03; taxes, &c, $1,029.31.) By Joseph P Day.

# REAL ESTATE RECORDS

## CONVEYANCES

October 18, 19, 21, 22, 23 and 24.

### BOROUGH OF MANHATTAN.

Academy st, w s, 150 s Seaman av, 25x153.3x25.3x157.3, vacant. John C Weston to Mary F Weston. ½ part. All title. Oct 24, 1907. 8:2233—40. A $3,500—$3,500. other consid and 100

Beaver st, No 18 | s s, abt 40 e New st, 25.8x68.1 to Marketfield st | st x25.8x67.6, e s, 4-sty brk club house. Caroline B Randell to Henry K S Williams. C a G. Oct 23, 1907. 1:11—9. A $66,700—$80,000. nom

Bedford st, Nos 31 to 35 | s w s, at n w s Downing st, 90x92.7, Downing st, Nos 35 to 43 | 6-sty brk tenement and store. CONTRACT. Busceim Bldg & Construction Co with Michele B and Giuseppe Di Santi. Mort $134,000. Oct 18, 1907. 2:528—77. A $40,000—$——. 176,000

Bleecker st, No 245 (237), e s, 83.8 s Cornelia st, runs e 66.6 x s 89 x e 33.6 x s 12.3 x w 100 to st x n 20.11 to beginning, 3-sty brk tenement and store. Sarah Herz to Marie wife of and Charles Siebert. Oct 24, 1907. 2:589—5. A $11,000 $12,500. other consid and 100

Commerce st, No 33, n s, abt 50 w Bedford st, 25x37x24.9x37, 3-sty frame tenement. Release annuity. Eliza M Hough to Chas E Neier. All title. Q C. Oct 11. Oct 18, 1907. 2:584—54. A $3,500—$4,000. nom

Division st, No 243, s s, 46 w Montgomery st, 23x48.6x23x48.7, 6-sty brk loft and store building. Edward Schoenberg to Victor Herbert. ½ part. Mort $21,700. Oct 14. Oct 18, 1907. 1:286—63. A $10,000—$21,000. nom

Division st, No 263, s s, 149 e Montgomery st, 20.6x41.10x20.6x42, 3-sty brk tenement. John C Maximos to Lewis A Mitchell. Oct 21. Oct 23 1907. 1:287—42. A $7,000—$8,000. nom

Division st, No 263, s s, 149 e Montgomery st, 20.6x41.10x20.6x42, 3-sty brk tenement. Hyman Wolff to John C Maximos. Mort $6,000. Sept 4. Oct 22, 1907. 1:287—42. A $7,000—$8,000. other consid and 100

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

East Broadway, s s, 290 w Market st, the part released lies west of above and is lot covered by No 49 East Broadway and a line in continuation of easterly independent wall thereof, 0.4x75. Release mort. The German Savings Bank to Joseph Solomon. Oct 18, 1907. 1:280. nom

Front st, No 204, n s, abt 75 e Fulton st, 23.4x74.3, 4-sty brk loft and store building. Leila S Gleason widow of Wm H Gleason to Wm S Gleason, of Newburgh, N Y, Anna G Walsh, of N Y, Ella G Bogardus, of Jersey City, N J, and Arthur H Gleason, of N Y, children of Wm H Gleason dec'd. Q C and Ca G. All title. Oct 14, 1907. 1:96—9. A $14,000—$20,000. Corrects error in last issue, when block No. was 250; also as to assessed valuations. nom

Grand st, No 258, n s, abt 50 e Chrystie st, 25x75, 6-sty brk loft and store building.

Grand st, No 260, n s, abt 75 e Chrystie st, 24.8x75, 6-sty brk tenement and store.

Jacob Korn to Morris Weinstein. ½ part. Mort $60,000. Oct 15. Oct 19, 1907. 2:418—27. A $45,000—$80,000. other consid and 100

James st, No 93 / New Chambers st, No 81 — w s, 49.6 s Batavia st, runs w 86.1 to New Chambers st x s e 33.1 x e 65.6 to James st x n 25.5 to beginning, 2-sty brk stable. Julia M Poillon widow to Archibald C M I Stewart, of Brooklyn. Oct 14. Oct 23, 1907. 1:111—36. A $10,000—$12,000. other consid and 100

Same property. Archibald C M I Stewart to Union Construction & Realty Co. Mort $34,000. Oct 22. Oct 23, 1907. 1:111. other consid and 100

Lewis st, No 205, n w s, about 50 n 6th st, 22.10x67 to alley x22.8x64, 3-sty frame tenement and store, with 1-sty brk extension. Louis Herman et al to David Stoddard, of Bangor, Pa. Mort $7,000. Oct 10. Oct 23, 1907. 2:363—21. A $6,000—$7,000. nom

Lawrence st, No 8, s s, 66.5 w from s s 126th st, 25.9x100, 4-sty brk tenement and store.

Lawrence st, No 10, s s, 92.2 w from s s 126th st, 25.9x100, 4-sty brk tenement.

John C Weston to Mary F Weston. ½ part. All title. Mort $10,000. Oct 24, 1907. 7:1966—81 and 82. A $16,000—$26,000. other consid and 100

Lawrence st, 12, s s, abt 260 w Morningside av E and 37.3 e from a point which is 300 w 9th av, said point being 137.11 n w from s s 126th st, runs s w 71.8 and 31.10 x s e 5.3 x n e 100 to st x n w 20 to beginning, 4-sty brk tenement and store.

Also triangular strip adj above on the s w rear side thereof, begins 71.8 s of Lawrence st and 300 w 9th av, runs s 31.11 x n w 14.8 x n e 28.3 to beginning, vacant.

John C Weston to Mary F Weston. ½ part. All title. Oct 24, 1907. 7:1966—83. A $5,000—$9,500—triangular strip assessed with lot No. 84. other consid and 100

Madison st, n s, 45.2 w Montgomery st, runs n 31 x w 0.8 x s 31 to st x e 0.9 to beginning. Release mort. James A Trowbridge to Hyman Atlas and David Levine. Oct 10. Oct 18, 1907. 1:269. nom

Same property. Release mort. Same to same. Oct 10. Oct 18, 1907. 1:269. nom

Monroe st, No 124 / Rutgers st, No 47 — s e cor Rutgers st, 94x17.4, with all title to alley, 5-sty brk tenement and store and 3-sty frame and brk tenement and store.

Excepting s e cor Rutgers and Monroe sts, 17.4x53, 3-sty frame and brk tenement and store.

Sarah Weinstein to Chas B Meyer. Mort $18,000. Oct 14. Oct 15, 1907. 1:256—31. A $8,000—$13,000. Corrects error in last issue, when Monroe st No was 125. other consid and 100

New Chambers st, No 55 / Roosevelt st, No 59 — n e s, at w s Roosevelt st, 27.3x—x20.2 to Roosevelt st x—, 5-sty brk tenement and store. Rudolph L Blumenthal to Hugo Cohn. 1-3 part. All title. Mort $5,000. June 7. Oct 24, 1907. 1:115—22. A $3,700—$4,000. other consid and 100

Norfolk st, No 167, w s, 68.9 n Stanton st, 29.5x47.6x29.7x47.6, 5-sty brk tenement and store. Abraham Teichman to Frederick Schlesinger and Samuel Siser. Mort $27,000. Oct 17. Oct 18, 1907. 2:355—28. A $19,000—$26,000. other consid and 100

Roosevelt st, Nos 119 to 125 / Water st, No 319 — s w cor Water st, 78.5x41.6x79.1x50.8, four 4-sty brk tenements and stores. David Rosing to Isaac Nacht. B & S. Mort $33,750. Oct 22. Oct 23, 1907. 1:108—31 to 34. A $21,900—$28,500. 100

Spring st, No 215 (191) / Miller pl — n s, abt 50 e Macdougal st, 23x72 to alley or Miller pl x22x78, w s, with use of alley, 3-sty frame, brk front, tenement and store, with 2-sty brk extension. Francesco Zanolini to Celestino Piva. Mort $8,000. Oct 22, 1907. 2:504—45. A $11,500—$13,000. nom

Sullivan st, No 111, e s, about 200 s Prince st, 25x100, 5-sty brk tenement and store and 5-sty brk tenement in rear. Luigia Cella widow et al to David and John Cella. All title. Oct 22. Oct 23, 1907. 2:503—8. A $15,000—$25,000. nom

Tompkins st, Nos 83 and 84 / Mangin st, Nos 84 and 96 — w s, 100 s Stanton st, 40x200.3 to Mangin st, two 1-sty brk and frame markets. Frank Etzel to Frank and George F Etzel joint tenants. Oct 16. Oct 21, 1907. 2:324—46, 47 and 56. A $18,000—$20,000. nom

3d st W, No 88, s s, 50.1 e Sullivan st, 25x76.3, 5-sty brk tenement and store. Frank M Franklin to Giovanni Canova. Mort $25,750. Oct 19. Oct 23, 1907. 2:539—16. A $12,000—$22,000. other consid and 100

5th st E, Nos 629 and 631, n s, 335.10 e Av B, 46.3x97, two 4-sty brk tenements and stores and 4-sty brk building in rear. Sam Golding to Isidor Kalt. Morts $80,200. Oct 22, 1907. 2:388—53 and 54. A $26,000—$32,000. other consid and 100

7th st E, No 127, n s, 125 w Av A, 25x97.5, 5-sty brk tenement and store. Jonas Kantrowitz to Hyman Boriss. 1-3 part. Mort $26,300. Oct 17. Oct 19, 1907. 2:435—39. A $17,000—$24,000. other consid and 100

11th st E, No 210, s s, 427 w 2d av, 18x95, 4-sty brk tenement. Andrew Maguire to John H O'N Maguire and Terence B McM Maguire. B & S. Mort $9,000. Oct 17. Oct 22, 1907. 2:466—14. A $12,000—$17,000. other consid and 100

12th st E, No 703, n s, 62.6 e Av C, 23.10x103.3, 5-sty brk tenement and store. Geo W May et al EXRS Mary A May to Philip Levitt and Jacob Kerner. Oct 17. Oct 22, 1907. 2:382—58. A $9,000—$19,000. 23,000

13th st E, Nos 530 and 532, s s, 220 w Av B, 50x103.3, 6-sty brk tenement and store. Giovanni Cangialosi et al to Alfonso Oliva. All title. B & S and C a G. Mort $76,250. Oct 17. Oct 18, 1907. 2:406—21. A $28,000—$80,000. other consid and 100

Same property. Alfonso Oliva to Giovanni Cangialosi, ¼ part, Ciro D'Amato, 7-20 parts, and Rosa D'Amato, 3-40 parts, and Andrea Oliva, 1-20 part. B & S and C a G. Mort $76,250. Oct 17. Oct 18, 1907. 2:406. other consid and 100

13th st E, Nos 530 and 532, s s, 220 w Av B, 50x103.3, 6-sty brk tenement and store. Alfonso Oliva to Ciro, Rosario, and Giovanni Canglialosi and Fedele Cetaopoli, each ¼ part or an undivided 11-40 or 11-60 of whole. All title. Mort $76,250. Oct 21. Oct 22, 1907. 2:406—21. A $28,000—$80,000. other consid and 100

16th st W, No 141, n s, 517.4 w 6th av, 17.4x92.1x21.1x92.

16th st W, No 139, n s, 500 w 6th av, 17.4x92.

Two 3-sty brk dwellings.

Joseph H Fargis to College of St Francis Xavier, a corpn. Mort $30,000. Oct 1. Oct 22, 1907. 3:792—14 and 15. A $21,500—$27,000. other consid and 100

18th st E, No 314, s s, 210 e 2d av, 14x78, 4-sty stone front dwelling. Henry Thoesen to Madeline M Laase. Mort $8,000. Oct 3, 1905. Oct 24, 1907. 3:923—56. A $6,000—$10,000. other consid and 100

31st st W, No 114, s s, 183.4 w 6th av, 20.10x107.3x21.4x103, 4-sty stone front tenement and store. John C Tredwell to Maurice Van Bever. Mort $50,000. Oct 18. Oct 22, 1907. 3:806—51. A $34,000—$37,000. other consid and 100

40th st W, No 339, n s, 275 e 9th av, 25x98.9, 4-sty brk tenement and store and 3-sty frame tenement in rear. Earl G Pier to Geo M Greene. Mort $15,000. Oct 24, 1907. 4:1031—12. A $14,000—$15,000. other consid and 100

44th st W, No 557, n s, 100 e 11th av, 25x100.4, 4-sty brk tenement and 2-sty brk tenement in rear. Elizabeth Gorgers and ano to Bernadina Gorgers. All liens. Oct 21, 1907. 4:1073—5. A $7,000—$12,500. other consid and 100

49th st W, No 335, n s, 500 w 8th av, 25x100.5, 3-sty brk stable. Leonhard Daub to Annie Widder. Mort $17,000. Oct 22. Oct 23, 1907. 4:1040—12. A $14,000—$19,000. nom

54th st W, No 45, n s, 228.4 e 6th av, 16.2x100.5, 5-sty brk dwelling. Wm L Walker to Edward D Winslow. Mort $50,000. Oct 15. Oct 18, 1907. 5:1270—10. A $33,000—P $50,000. nom

55th st W, No 115, n s, 183.4 w 6th av, 16.8x100.5, 4-sty and basement stone front dwelling. Chas T Barney to Walter B Warren, of Brooklyn B & S. Mort $84,000 on this and other property. Oct 21. Oct 22, 1907. 4:1008—25. A $20,000—$26,000. other consid and 100

57th st W, No 407, n s, 68 w 9th av, 21.7x100.5, 4-sty brk dwelling. Sigmund Gutwillig to Cath J and Delia E Flaherty. Mort $17,000. Oct 7. Oct 18, 1907. 4:1067—20. A $10,000—$17,000. 100

61st st E, No 44, s s, 229 e Madison av, 16x100.5, 4-sty and basement brk and stone dwelling. Margt P Barker to Chas M Brooks. Mort $30,000. Oct 24, 1907. 5:1375—43. A $30,000—$35,000. nom

61st st E, No 4, s s, 175 e 5th av, 50x100.5, 5-sty brk and stone dwelling. Eva M B Lane to Cath T Moulton. Oct 19. Oct 21, 1907. 5:1375—65. A $205,000—$300,000. other consid and 100

66th st E, No 42, s s, 50 e Madison av, 30x100.5.

66th st E, No 44, s s, 80 e Madison av, 20x100.5.

Encroachment and wall agreement. Jackson Realty Co with Emanuel Moses. Oct 7. Oct 22, 1907. 5:1380. nom

70th st E, No 428, s s, 161 w Av A, 38x100.5, 6-sty brk tenement and store. FORECLOS (Oct 16, 1907). Sylvester Malone ref to Sadie Hoffberg and Harry A Gordon. Mort $45,500. Oct 18, 1907. 5:1464—32. A $12,500—$43,500. 1,000

70th st E, No 8, s s, 227 e 5th av, 17.3x100.5, 4-sty and basement brk and stone dwelling. Leroy W Baldwin to Ettie L Baldwin. Mort $50,000. May 18, 1905. Oct 23, 1907. 5:1384—63½. A $60,000—$70,000. nom

72d st E, No 442, s s, 50 w Av A, 16.8x75, 3-sty and basement brk and stone dwelling. FORECLOS (Sept 18, 1907). Isaac Phillips (ref) to Ernest Schaefer. Oct 18. Oct 23, 1907. 5:1466—28. A $6,000—$7,500. 6,100

73d st W, No 106, s s, 63 w Columbus av, 19x102.2, 4-sty and basement stone front dwelling. Clarence A Hellman to Ella and Beatrice Hellman. Q C. Oct 14. Oct 18, 1907. 4:1144—35. A $13,000—$23,000. nom

Same property. Eugene A and Julian Hellman INDIVID and EXRS Sophie Hellman to same. Oct 14. Oct 18, 1907. 4:1144. 30,000

73d st W, No 116, s s, 159 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Grace H Barry et al EXRS John H Barry to Geo J Leeming. Mort $15,000. Jan 24, 1906. Re-recorded from Jan 26, 1906. Oct 21, 1907. 4:1144—39. A $13,500—$26,000. 33,000

76th st E, No 422, s s, 300 w Av A, 25x102.2, 5-sty brk tenement. Nathan Burkan to Victor Herbert. ½ part. Mort $22,750. Oct 18. Oct 19, 1907. 5:1470—38. A $8,000—$19,000. nom

78th st E, No 430, s s, 277.4 w Av A, 16.8x102.2, 3-sty brk tenement. Samuel Rosenbaum to Julius Bernstein and Fanny Raphaelowitz. Morts $8,000. Oct 18. Oct 19, 1907. 5:1472—37. A $5,000—$7,500. other consid and 100

78th st W, No 147, n s, 290 e Amsterdam av, 20x102.2, 3-sty and basement stone front dwelling. Thos M Stewart, Jr, to Fredk B Opper. Mort $15,000. Oct 21. Oct 22, 1907. 4:1150—12½. A $13,000—$22,000. other consid and 100

78th st W, No 157, n s, 191 e Amsterdam av, 19x102.2, 4-sty and basement stone front dwelling. Edgar Whitlock as EXR Fannie E Wright to Flora C Bolan. Oct 19. Oct 22, 1907. 4:1150—8½. A $12,500—$24,000. 31,000

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**HECLA IRON WORKS**
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

80th st E, No 305, n s, 100 e 2d av, 25x100.
80th st E, No 307, n s, 125 e 2d av, 25x100.
80th st E, No 309, n s, 150 e 2d av, 25x102.2.
3-sty brk building and store and frame buildings of coal yard.
Plot begins at c l blk bet 80th and 81st sts, at point 100 e 2d av, runs e 50 x n 23.9 x n w — to point 100 e 2d av x s 29.3 to beginning, being lots 47½ and 48½ on tax map, 1-sty brk wagon house.
Plot begins 150 e 2d av and 102.2 n 80th st, and being lots 45½ and 46½ tax map, being bet 80th and 81st sts, 1st and 2d avs, 22x43, 1-sty frame wagon house.
Julius Fox to Jacob Klingenstein. All liens. Oct 17. Oct 18, 1907. 5:1543—5 to 7. A $25,500—$31,000; and 45½, 46½, 47½ and 48½. A $1,800—$3,800. other consid and 100

93d st W, Nos 62 and 64, s s, 100 e Columbus av, runs s 100 x e 25 x s 0.8½ x e 50 x n 100.8½ to st x w 75 to beginning, also all right, title and interest to strip 0.4x100.8 adj above on east, 5-sty brk tenement. Mary A Deering to Joseph L Deering. 1-7 part. Mort 1-7 of $50,000. Oct 22, 1907. 4:1206—58. A $47,000—$75,000. gift
Same property. Joseph L Deering to Robt J Lamoreux, of Brooklyn. 1-14 part. Mort a portion of $50,000. Oct 22, 1907. 4:1206. nom

93d st W, Nos 62 and 64, s s, 100 e Columbus av, runs s 100 x e 25 x s 0.8 x e 50 x n 100.8 to st, x w 75 to beginning; also strip 0.4x100.8 adj above on east, two 5-sty brk tenements. Joseph L Deering to Robt J Lamoreux, of Brooklyn. 1-14 part. All title. Morts part of $50,000. Oct 24, 1907. 4:1206—58. A $47,000—$75,000. nom

94th st W, No 33, on map No 31, n s, 275 w Central Park West, 12.5x100.8, 4-sty stone front dwelling. Leopold Bleier to Sigmund B Steinman. Mort $19,000. Feb 24, 1896. Rerecorded from Mar 27, 1896. Oct 22, 1907. 4:1208—12½. A $6,500—$14,000. nom

94th st W, No 120, s s, 227.4 w Columbus av, 27x91.8 to n s Apthorps lane x27.4x—, with all title to ½ part of Apthorps lane, 5-sty stone front tenement. Thos McK Taylor to Wm M Benger. Mort $31,000. Oct 23, 1907. 4:1224—42. A $15,000—$31,000. other consid and 100

97th st E, No 117, n s, 175 e Park av, 25x100.11, vacant. Emma Reyerson to Mary Breithaupt. Mort $12,000. Oct 22, 1907. 6:1625—8. A $10,000—$10,000. other consid and 100

97th st E, No 106, s s, 125 e Park av, 25x100.11, 5-sty stone front tenement. Benjamin Weissman to Abraham Weissman. ½ part. All liens. Oct 17. Oct 22, 1907. 6:1624—67. A $10,000—$24,000. nom

97th st E, No 108, s s, 150 e Park av, 25x100.11, 5-sty stone front tenement. Abraham Weissman to Benjamin Weissman. ½ part. All liens. Oct 17. Oct 22, 1907. 6:1624. nom

98th st E, No 287, n s, 125 w 2d av, 25x100.5, 5-sty brk tenement. Morris H Feder to Martha I Douthitt. Mort $28,850. Sept 19. Oct 18, 1907. 6:1648—19. A $8,000—P $14,000. other consid and 100

99th st W, No 247, n s, 118 w Broadway, 18x100.11, 3-sty and basement stone front dwelling. James F Gleason to Frederick Pflomm. Mort $15,500. Oct 18. Oct 19, 1907. 7:1871—8½. A $10,000—$18,000. other consid and 100

99th st W, No 245, n s, 100 w Broadway, 18x100.11, 3-sty and basement stone front dwelling. Jas F Gleason to Henry A Collins Jr. Mort $15,500. Oct 18. Oct 19, 1907. 7:1871—9. A $10,000—$18,000. other consid and 100

101st st E, No 315, n s, 400 w 1st av, 25x100.10, 6-sty brk tenement and store. Mary wife Abraham Goldstein to Frederick Schlesinger and Samuel Siser. Q C and Correction deed. Oct 2. Oct 18, 1907. 6:1673—10. A $6,000—$27,000. nom
Same property. Frederick Schlesinger et al to Abraham Teichman. Mort $30,150. Oct 17. Oct 18, 1907. 6:1673. other consid and 100

108th st E, No 202, s s, 75 e 3d av, 24x88.4, 4-sty brk tenement and store. Borris L Feinblatt to Gersen Braunstein. Mort $14,500. Oct 21. Oct 22, 1907. 6:1657—45½. A $6,500—$14,000 nom

110th st E, No 412, s s, 170 e 1st av, 75x100.10, 1 and 2-sty brk and frame buildings and stores. John Bunke to Sophie Bunke. ¼ part. Mort $13,000. Apr 7, 1896. Oct 22, 1907. 6:1703—41 to 43. A $15,000—$17,500. nom

115th st W, Nos 17 to 21, n s, 270 w 5th av, 74.2x100.11, two 6-sty brk tenements. Louis Finkelstein to Gussie Farowich. ½ part. All title. Morts $95,500. Oct 21. Oct 22, 1907. 6:1599—24 and 26. A $39,000—$103,500. other consid and 100

115th st E, No 7, n s, 150 e 5th av, 25x100.11, 5-sty brk tenement. Samuel C Baum to Harry L Wolff. Mort $25,000. Oct 15. Oct 18, 1907. 6:1621—7. A $10,000—$23,000. other consid and 100

115th st W, No 215, n s, abt 265 w 7th av, —x—, 5-sty stone front tenement. Rachel Rosenberg to Fannie Lieberman. All title. Oct 8 Oct 21, 1907. 7:1831—21. A $8,800—$17,000. nom

116th st W, Nos 620 to 624, s s, 325 w Broadway, 75x100.11, 10-sty brk and stone tenement. Paterno Bros, a corpn, to Carolina T Paterno. Mort $200,000. Oct 21, 1907. 7:1896—83. A $51,000—P $55,000. other consid and 1,000

117th st W, No 316, s s, 221.3 w 8th av, 26.3x100.11, 5-sty stone front tenement. Samuel Weisglass to Louise Kennedy. Mort $20,500. Oct 18. Oct 19, 1907. 7:1943—42. A $11,500—$20,000. other consid and 100

118th st W, No 364, s s, 136 e Morningside av E, 18x100.11, 3-sty and basement brk dwelling. Florence V Van Praag to Helen Anspach. Mort $10,500. Oct 24, 1907. 7:1944—58½. A $7,900—$11,000. other consid and 100

118th st E, No 217, n s, 212.6 e 3d av, 18.9x100.5, 4-sty stone front tenement. Max Sulkess to Bessie Moss. All liens. Oct 7. Oct 19, 1907. 6:1783—9½. A $5,000—$12,000. 100

121st st E, Nos 434 and 436. Agreement as to interest of ownership, &c. Isidore Rubin with Kalman Rubin. July 16, 1906. Oct 24, 1907. 6:1808.

121st st W, No 117, n s, 220 w Lenox av, 20x100.11, 3-sty and basement stone front dwelling. Edgar T Weed to Helen Weed. June 2, 1899. Oct 22, 1907. 7:1906—22½. A $9,600—$19,000. nom

122d st W, No 207, n s, 116 w 7th av, 18x100.11, 3-sty and basement brk dwelling. Geo S Hopkin to Magdalene Walter. Mort $13,000. Oct 16. Oct 18, 1907. 7:1928—26½. A $7,900—$14,000. other consid and 100

123d st E, Nos 218 and 220, s s, 322 w 2d av, 40x ½ blk, two 3-sty frame dwellings. Leonhard Daub to Bettie Antony. Mort $10,000. Oct 22. Oct 23, 1907. 6:1787—39½ and 40. A $11,000—$13,000. nom

128th st E, No 147, n s, 375 w 3d av, 15x99.11, 3-sty stone front dwelling. Andrew Maguire to Robt E Maguire. B & S. Oct 17. Oct 22, 1907. 6:1777—21½. A $5,000—$7,000. other consid and 100

129th st W, No 245, n s, 443.9 w 7th av, 18.9x99.11.
129th st W, No 247, n s, 462.6 w 7th av, 18.9x99.11.
two 3-sty brk dwellings.
Eliza J Hayes to Thomas Healy. Oct 16. Oct 19, 1907. 7:1935—13 and 13½. A $13,000—$22,000. nom
Same property. Thomas Healy to Thos G Hayes and Eliza J his wife. Oct 18. Oct 19, 1907. 7:1935. nom

132d st W, No 123, n s, 243 w Lenox av, 17x99.11, 3-sty stone front dwelling. Henry G Peters to Anna M C wife Christian F Peters. B & S. Feb 18. Oct. 18, 1907. 7:1917—21½. A $6,800—$11,500. nom

135th st W, No 529, n s, 580 w Amsterdam av, 37.6x99.11, 5-sty brk tenement. James D Gagan to Empire City Wood Working Co. Mort $34,000. Jan 26. Oct 23, 1907. 7:1988—81. A $15,000—$43,000. other consid and 100

137th st W, Nos 6 to 12, s s, 85 w 5th av, 150x99.11, four 6-sty brk tenements and stores. FORECLOS (Oct 3, 1907). Isaac T Flatto (ref) to Sender Jarmulowsky. Morts $135,602 on this and other property. Oct 23. Oct 24, 1907. 6:1734—41 to 45. A $48,000—P $176,000. 10,000

148th st W, No 211, n s, 249.10 w 7th av, 37.5x99.11, 5-sty brk tenement. Michael Haas to Jennie Rosenthal. Mort $39,000. Oct 21, 1907. 7:2034—21. A $10,500—$35,000. other consid and 100

154th st W, No 425, n s, 191 e Amsterdam av, 18x½ block, 3-sty brk dwelling. Edward Carpenter to Valentine N Maginnis. Oct 24, 1907. 7:2068—54. A $4,700—$9,000. nom

162d st W. No 529, n s, 404 e Broadway, 18x99.11, 3-sty stone front dwelling. Washington L Cooper to Mamie E Cooper. Mort $13,000. Oct 15. Oct 18, 1907. 8:2122—12. A $7,500—$13,000. nom

163d st W, No 436, s s, 275 e Amsterdam av, 25x112.6, 5-sty brk tenement. Julius Weinstein to Harris Levenson. Mort $29,000. Sept 30. Oct 22, 1907. 8:2110—17. A $8,000—$24,500. other consid and 100

170th st W, No 558, s s, 125 w Audubon av, 25x95, 3-sty frame dwelling. Rose Burke to Thomas Brennan. Mort $5,000. Oct 21. Oct 22, 1907. 8:2126—12. A $6,000—$9,000. nom

Amsterdam av, No 825, e s, 50.3 n 100th st, 25.3x75, 5-sty brk tenement and store. Crown Realty Co to Theo L Flammer. Mort $17,500. Oct 17. Oct 18, 1907. 7:1855—3. A $14,000—$24,000. other consid and 100

Amsterdam av, n e cor 184th st, 99.11x200, except small triangular piece at s e cor of above which lies within line of New av, confirmed Jan 19, 1904, 1-sty frame building and vacant. John O Baker to The National Bank of North America, a corpn. Mort $37,000. Oct 2. Oct 24, 1907. 8:2149. other consid and 100

Bowery, No 204, w s, 160.5 n Spring st, 16.8x99.8x16.8x98.11, 1 and 2-sty brk store. City Real Estate Co to Wesley Thorn, of Plainfield, N J. B & S and C a G. Oct 22, 1907. 2:492—33. A $15,000—P $17,000. other consid and 100
Same property. Wesley Thorn to City Real Estate Co. B & S and C a G. Mort $12,000. Oct 22, 1907. 2:492. other consid and 100

Bradhurst av, Nos 184 and 186, e s, 49.11 s 151st st, 49.11x85, 6-sty brk tenement. Joseph Wolfson to Joseph Spector. ½ part. All title. Mort $51,850. Oct 23. Oct 24, 1907. 7:2046—22. A $10,000—$53,000. other consid and 100

Lenox av, Nos 572 and 574 | s e cor 139th st, 49.11x85.
139th st, Nos 68 and 70 |
139th st, No 66, s s, 85 e Lenox av, 40x99.11.
Two 6-sty brk tenements, stores on av.
Max Kobre et al to Abraham L Kass, of Brooklyn, N Y. 1-3 part. All liens. Oct 21. Oct 22, 1907. 6:1736—67 and 69. A $44,000—$113,000. other consid and 100

Lenox av, Nos 568 and 570, e s, 49.11 s 139th st, 50x85.
Lenox av, Nos 564 and 566, e s, 49.11 n 138th st, 50x85.
Two 6-sty brk tenements and stores.
Abraham L Kass to Max Kobre and Daniel Dober. 1-3 part. All title. All liens. Oct 21. Oct 22, 1907. 6:1736—3 and 71. A $50,000—$112,000. other consid and 100

Lenox av, Nos 560 and 562 | n e cor 138th st, 49.11x85.
138th st, No 69 |
138th st, No 67, n s, 85 e Lenox av, 40x99.11.
Two 6-sty brk tenements, store on av.
Abraham L Kass to Max Kobre and Daniel Dober. 1-3 part. All title. All liens. Oct 21. Oct 22, 1907. 6:1736—1 and 6. A $45,000—$114,000. other consid and 100

Lenox av | s w cor 121st st, 100.11x75, 6-sty brk tenement
121st st, No 100 | and store. Herman Harris et al to Mary A Franklin. Mort $165,000. Oct 14. Oct 19, 1907. 7:1905—36. A $80,000—P $85,000. other consid and 100
Same property. Mary A Franklin to Harry Goodstein and John Palmer. Morts $200,000. Oct 18. Oct 19, 1907. 7:1905. other consid and 100

Lenox av, Nos 145 to 149, w s, 25.2 n 117th st, runs w 75 x n 70.2 x n e 18 x e 57.10 to av x s 75.2 to beginning three 5-sty brk tenements. Israel Hoffman to Alexander Grant. Mort $85,000. Oct 23, 1907. 7:1902—30 to 32. A $54,000—$81,000. other consid and 100

Madison av, No 312, w s, 36.7 s 42d st, runs w 28 x s 7.5 x w 0.9 x s 16 x w 23.3 x s 18.9 x e 18.9 x n 11.5 x e 4.6 and 28.9 to av x n 30.9 to beginning, 5-sty stone front office and store building. Emma E Cattus Jr to Alfred Schiffer. All liens. Oct 17. Oct 18, 1907. 5:1276—57. A $115,000—$120,000. 100

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

Madison av, No 1787, e s, 67.11 n 117th st, 33x108, 5-sty brk tenement. Louis Bernstein to Milton C Henley. Mort $39,000. Oct 23. Oct 24, 1907. 6:1623—20. A $24,000—$40,000. other consid and 100

Madison av, No 1988, w s, 39.11 s 127th st, 20x85, 4-sty stone front dwelling Louis H Perlman to Frank B French. B & S. Oct 16. Oct 19, 1907. 6:1751—57. A $11,000—$17,000. nom

Manhattan av, No 553 123d st | s w cor 123d st, 18.5x74, 3-sty and basement stone front dwelling. Julia Tilford to Emil Bachmann. Oct 19. Oct 22, 1907. 7:1949—53. A $10,000—$17,000. other consid and 100

Manhattan av, No 446 119th st | s e cor 119th st, 34.3x95, 5-sty brk tenement. Herman Harris et al to Chas F Schorer. Mort $54,000. Oct 19. Oct 22, 1907. 7:1945—45. A $25,000—$53,000. other consid and 100

Manhattan av, No 446 119th st | s e cor 119th st, 34.3x95, 5-sty brk tenement. Harry Goodstein to Herman Harris and Saml I Siegel. Mort $54,000. Oct 14. Oct 19, 1907. 7:1945—45. A $25,000—$53,000. other consid and 100

Park av 103d st, No 101 | n e cor 103d st, 100.11x16, 3-sty stone front dwelling. Ferdinand Altheimer to Esther Haas. Mort $11,300. Oct 21. Oct 22, 1907. 6:1631—1. A $8,000—$9,000. other consid and 100

Park av 103d st, No 101 | n e cor 103d st, 100.11x16, 3-sty stone front dwelling. Jennie Rosenthal to Ferdinand Altheimer. Mort $8,300. Oct 21, 1907. 6:1631—1. A $8,000—$9,000. 100

Park av 77th st, Nos 100 to 112 Lexington av, No 1092 | s e cor 77th st, runs e 405 to Lexington av x s 102.3 x w 305 x s 51 x w 100 to av x n 153.3 to beginning, part 1, 2, 3 4 and 5-sty brk hospital. The City of N Y to The German Hospital & Dispensary in City N Y. All title. Q C. May 8. Oct 24, 1907. 5:1411—3. A $400,000—exempt. 5,000

Riverside Drive 86th st, No 340 | s e cor 86th st, 102.2x100, 12-sty brk and stone tenement. Ranald H Macdonald et al to Eliz A Wilcox, of Jersey City, N J. Mort $230,000 on this and adj property. Oct 18. Oct 22, 1907. 4:1247—assessed with lot No 53. other consid and 100

Riverside Drive, No 32, e s, 27.8 n 75th st, 25.6x94.4x25x89.4, 5-sty stone front dwelling.
Also right of way over 4 ft strip as follows:
75th st, n s, 375 w West End av, 4x27.2.
Abbie C Morrison to Sarah L Shanley. Mort $45,000. Oct 16. Oct 18, 1907. 4:1185—2. A $28,000—$60,000. 100

St Nicholas av 176th st | e s, 134 n 175th st, 65.10 to 176th st x100x73x—, vacant. Arthur W Saunders to Wm L Levy. ½ part. Mort $25,000. Apr 19. Oct 24, 1907. 8:2133—assessed with lot No. 7. other consid and 100

St Nicholas av 166th st, Nos 553 and 555 | n e cor 166th st, 26.2x65.6x25x57.7, 4-sty brk tenement and store. Julia D Bernard to Anthony F Koelble. Mort $20,000. Oct 22, 1907. 8:2124—24. A $11,000—$20,000. other consid and 100

St Nicholas av, e s, 183.9 s 145th st, 125x100, vacant. Sound Realty Co to Maurice Cohen. Mort $60,000. Sept 20. Oct 22, 1907. 7:2051—44 to 47. A $20,000—$20,000. nom

West Broadway, No 267, former No 141, n e s, 90.11 s Lispenard st, 32.8x100, 6-sty brk loft and store building. Mary S Bowen to Isabella McCormack. Mort $85,000. Apr 16, 1896. Oct 24, 1907. 1:192—18. A $20,000—$60,000. nom

Same property. Isabella McCormack to Conveyancers Realty Co. B & S. Oct 24, 1907. 1:192. other consid and 100

West End av, No 310, e s, 83.5 s 75th st, 18.8x63, 4-sty and basement brk dwelling. Louisa H S Nevins to Hallett M Carpenter. Mort $15,000. Oct 8. Oct 18, 1907. 4:1166—64. A $12,000—$21,000. nom

West End av, No 779 98th st, No 301 | n w cor 98th st, 21x80, 4-sty and basement stone front dwelling. Robt T Dorning to Robert Alexander. ½ part. Mort part of $27,500. Oct 16. Oct 17, 1907. 7:1888—15. A $19,000—$35,000. Corrects error in last issue, when st in brace was 198th st. nom

West End av, No 342, e s, 22.10 n 76th st, 19.10x90, 4-sty and basement stone front dwelling. Lloyd G McCrum to Abbotsford Realty Co. Mort $25,000. Oct 19. Oct 21, 1907. 4:1168—2. A $17,000 $32,000. nom

2d av, No 2207, w s, 50.7 n 113th st, 25.2x100, 6-sty brk tenement and store. Yetta Berkowitz to Henrietta Reismann. Mort $36,200. Oct 17. Oct 19, 1907. 6:1663—24. A $9,000—$33,000. nom

2d av, No 1573, w s, 58.1 s 82d st, 19x61.8, 4-sty brk tenement and store. Frank G Weiss to Conrad Ludwig. Mort $12,000. Oct 1. Oct 22, 1907. 5:1527—26. A $8,000—$11,000. other consid and 100

2d av, No 924 49th st, Nos 301 to 305 | n e cor 49th st, 25x100, 7-sty brk tenement and store. Mort $62,000. 5:1342—1. A $22,500—$55,000.

Av A, No 1353 72d st, Nos 437 and 439 | n w cor 72d st, 25.8x100, 6-sty brk tenement and store. Mort $48,000.
Harris Beckelman to Harry Geller. Also mortgage besides above on both parcels for $3,000. Oct 12. Oct 23, 1907. 5:1467—21. A $15,000—$30,000. other consid and 100

3d av, Nos 561 and 563 37th st, Nos 201 and 203 | n e cor 37th st, 49.5x105, two 5 and one 6-sty brk tenements and stores. Chas G Koss to John G Wendel, of Irvington, N Y, and Mary E A Wendel, N Y. Mar 3, 1904. Oct 18, 1907. 3:918—1 and 2 and 5. A $49,000—$69,000. 67,500

Same property. John G Wendel to Mary E A Wendel. All title. Oct 18, 1907. 3:918. 100

3d av, No 567, e s, 74.1 n 37th st, 24.8x105, 5-sty brk tenement and store. Chas G Koss to Mary E A Wendel, N Y, and John G Wendel, of Irvington, N Y. C a G. June 16, 1905. Oct 18, 1907. 3:918—4. A $20,000—$25,000. 25,000

3d av, No 567, e s, 74.1 n 37th st, 24.8x105, 5-sty brk tenement and store. John G Wendel to Mary E A Wendell. All title. C a G. Oct 18, 1907. 3:918—4. A $20,000—$25,000. 100

6th av, Nos 110 and 112 9th st, Nos 66 and 68 | s e cor 9th st, runs s 43.8 x e 77.6 x n 20.2 x e 1 x n 23.6 to st x w 77.6 to beginning, 7-sty brk tenement and store. Rosalind M Samson to Henry C Lytton, of Chicago, Ill. Mort $140,000. Jan 2. Oct 21, 1907. 2:572—8. A $70,000—$175,000. other consid and 100

6th av, No 654 38th st, Nos 72 to 76 | s e cor 38th st, 20x75, 5-sty brk tenement and store.

6th av, No 650, e s, 39.8 s 38th st, 19.8x75, 5-sty brk tenement and store.

6th av, No 652, e s, 20 s 38th st, 19.8x50, 5-sty brk tenement and store.

Interior lot, 50 e 6th av and 20 s 38th st, runs e25 x s 19.8 x w 25 x n 19.8 to beginning, part 2-sty brk building.
Chas G Koss to John G & Rebecca A D Wendel of Irvington, N Y and Mary E A Wendel of New York. Mar 17, 1903. Oct 23, 1907. 3:839—85. A $76,500—$88,000; 87, A $46,500—$54,500; 86, A $36,500—$44,000. $181,500

Same property. John G Wendel to Rebecca A D Wendel Swope (Wendel) of Irvington, N Y, and Mary E A Wendel, N Y, joint tenants. 1-3 right, title and interest. B & S and C a G. Oct 23, 1907. 3:839. 100

7th av, Nos 744 to 754 Broadway, Nos 1614 to 1624 | w s, 25.2 n 49th st, 100.4x143.6 to e s Broadway x100.5x138.11, 5-sty brk garage and vacant. James R Hay to Charles T Barney of N Y. B & S. July 17, 1905. Oct 23, 1907. 4:1021—26 and 40. A $275,000—$275,000. other consid and 100

Same property. Charles T Barney to Charles L Horton. Mort $300,000. B & S. Oct 21. Oct 23, 1907. 4:1021. other consid and 100

Same property. Chas L Horton to Knickerbocker Trust Co. C a G. Mort $300,000. Oct 23, 1907. 4:1021. nom

7th av, Nos 2504 and 2506, w s, 119.10 s 146th st, 40x100, 6-sty brk tenement and store. Joseph Silverson et al to Reuben E Fichthorn. Mort $44,000. Oct 22. Oct 24, 1907. 7:2031—assessed with lot No. 29. other consid and 100

7th av, Nos 2504 and 2506, w s, 119.10 s 146th st, 40x100, 6-sty brk tenement and store. Reuben E Fichthorn to Abraham M Baumann and Morris Freundlich. Mort $59,000. Oct 22. Oct 24, 1907. 7:2031—assessed with lot No. 29. other consid and 100

11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100, 3-sty brk loft and store building. FORECLOS (Sept 23, 1907). Oscar P Willmann (ref) to Wm F Harnett. Oct 24, 1907. 3:708—2 and 3. A $20,000—$28,000. 17,300

Same property. Wm F Harnett to Kneeland Moore. B & S. Oct 24, 1907. 3:708. nom

## MISCELLANEOUS.

Assignment of all right, title and interest in Estate of Christopher H Garden. Herman G Vetterlein to J Roy Vetterlein, both of Phila, Pa. Oct 16. Oct 22, 1907. Miscel. nom

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Beck st Prospect av, Nos 608 to 616 | n e cor Prospect av, runs e 136.6 x n 18.11 x n w 100 to e s Prospect av x s w 94.10 to beginning, 5-sty brk tenement and store. The Prospect Avenue Realty Co to Augusta Levy. Mort $75,000. Oct 23. Oct 24, 1907. 10:2685. nom

*Chauncey st, e s, 150 n West Farms road, 25x100. Peter Falkner to Frederick and Louis Kessler. Oct 17. Oct 18, 1907. other consid and 100

*Chestnut st, w s, 100 n Cornell av, 50x100, Arden property. CONTRACT. Lydia Taylor with Jos P Hennessy. Mort $750. July 31. Oct 21, 1907. 1,250

Fairmount pl Crotona av | n e cor Crotona av, 70x200, vacant. Elmer B Dixon to James Kearney. 1-24 part. B & S and C a G. Mort $1,000 on 1-6 part. Aug 28. Oct 22, 1907. 11:2950. nom

*Fillmore st, w s, 305 n Columbus av, 25x100, 2-sty frame dwelling. Grace G Schanz to Marie M Kirschkamp. Mort $3,900. Oct 15. Oct 22, 1907. other consid and 100

Faile st, No 880, e s, 100 n Seneca av, 25x100, 2-sty frame dwelling. Frederick McCarthy et al to Max Strauss. Mort $4,500. Sept 1. Oct 18, 1907. 10:2761. other consid and 100

*Forest st, w s, 325 n West Farms road, 50x100, Westchester. Louis Mattlage to Jennie Brown. June 15. Oct 19, 1907. nom

Fox st (Barretto st), e s, 200 n Home st, 80x100, vacant. Bankers Construction Corporation to Co-Operative Apartment Co. Mort $14,000 on this and other property. June 14. Re-recorded from June 15, 1907. Oct 23, 1907. 11:2974. nom

Kelly st, No 1036 Prospect av | s s, 80 w Av St John, runs s 78.6 x w 28.9 and 100 to s e s Prospect av to point 25 s w Kelly st x n e 25 to Kelly st x e 95.6 to beginning, 5-sty brk tenement and store. Prospect Avenue Realty Co to Mary Levitan. Mort $65,000. Oct 23. Oct 24, 1907. 10:2685. nom

Same property. Mary Levitan to Morris Bernstein. Mort $65,000. Oct 23. Oct 24, 1907. 10:2685. nom

Kingsbridge Terrace, w s, 221.10 n from e s Kingsbridge road, runs w 55.7 x n 25.2 x e 62.6 to st x s 25.2 to beginning, 2-sty frame dwelling. Fordham Realty Co to Geo E Buckbee. Mort $3,400. Oct 22. Oct 24, 1907. 12:3256. nom

*Lincoln st, w s, 350 n West Farms road, 25x100, Westchester. John Madden to Laurence J Kennedy and Patrick McCormack. Oct 22. Oct 23, 1907. 1,200

Loring pl, w s, 101.1 n 183d st, 21.4x100x21.4x101.4, 3-sty brk dwelling. Edwin C Dusenbury to Henry P and Laura J Mock joint tenants. Oct 21, 1907. 11:3225. other consid and 100

Minford pl, w s, 125 s 172d st, 75x100, vacant. Hyman Schulman to Esther Esberg. Q C. All liens. Oct 21, 1907. 11:2977. other consid and 100

*Poplar st, n s, all of lot B and part of lot A map of land at Westchester, being plots 18 to 23 incl of Andrew Arnow estate, begins at s w cor lot C, runs n 131.5 to lands N Y, N H & H R R Co x s w 50.8 x s e 83.7 and 39.2 to st x e 50 to beginning. Joseph Kaemmerlein to Joseph Newman. Mort $1,250. Oct 14. Oct 24, 1907. other consid and 100

*Schieffelins lane, e s, at n or n w s Boston road, runs n e 120.3 x n w 111.7 x s w 65.9 to said lane x s w 130.5 to beginning.

Baychester av, w s, 110.3 n w Boston road, 25x100.

Boston road, n s, 50 s w Baychester av, 25x112.6x25x111.9.
The Crawford Real Estate & Building Co to Saml T Sarson, of Plainfield, N J. Oct 12. Oct 18, 1907. other consid and 100

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# LENOX IRON WORKS, Inc.

**Beam Yard: 132d Street, Park to Lexington Avenues**

**STRUCTURAL STEEL AND ORNAMENTAL IRON**

**Office, 1959 Park Ave., CORNER 132d ST.**


*Wilson pl, n s, 100 e Barker av, 75x125, Lester Park. Fannie A Avery to North Bronx Realty Co. Mort $8,000. Oct 5. Oct 23, 1907. nom

*Wilcox st, e s, 200 s Barkley av, 75x100. Mary Reichert to Chas E Vodrazka. B & S and confirmation deed. Sept 7. Oct 21, 1907. no n

*Same property. Longin Mang et al to same. B & S and confirmation deed. Aug 27. Oct 21, 1907. no n

*Same property. Thos C Arnow and ano EXRS, &c, Longin Fries. to same. Mort $1,347.50. May 10. Oct 21, 1907. 10 0

*Willow lane, s s, 25 w Robin av, 25x96.9x25x95.11, Tremont Terrace. Bankers Realty & Security Co to Raffaela Iuvino. Aug 7. Oct 21, 1907. other consid and 1 0

*7th st, n s, 155 w Av B, 25x90, Unionport. Caroline Keller to Otto Endres and Johanna his wife tenants by entirety. Mort $4,000. Oct 15. Oct 21, 1907. other consid and 100

*7th st | s s, 305 w Av D, 100x216 to n s 6th st, Unionport
6th st | Augustus G Beyer to Wm C, Frederick, Edw I and John Schmidt and Margt S, Seeman and Louise S Hessmer HEIRS, &c, Wm C and Margt Schmidt. Q C. Oct 22. Oct 24, 1907. nom

*10th st, s s, 205 w Av D, 33.4x108, Unionport. Daniel J Dillon to Joseph Strauss. Mort $500. Oct 19. Oct 22, 1907. other consid and 100

*12th st, s s, 130 w Av C, 25x108, Unionport. Bernard Ebeling to Edward Piener and Wilhelmina his wife tenants by entirety. Mort $3,500. Oct 19. Oct 21, 1907. other consid and 100

*15th st, s s, 255 e Av B, 50x108, Unionport. Frank J Zentgraf to Margt D wife Frank J Zentgraf tenants by entirety. An undivided interest, the survivor to have the fee of said property. Oct 14. Oct 22, 1907. g f

138th st, No 755, n s, 194.1 e Southern Boulevard, 37.6x100, 6-sty brk tenement. Release mort. John A Philbrick & Bro to Max Walther and Estner Weitzer. Sept 12. (Re-recorded from Sept 18, 1907.) Oct 22, 1907. 10:2590. 3,100

139th st, No 593 (861), n s, 325 e St Anns av, 25x100, 4-sty brk tenement. Fredk H Hecht to Friedrich Wiedbusch. Mort $13,500. Oct 14. Oct 19, 1907. 10:2552. other consid and 100

140th st, No 879, on map No 607, n s, 460 e St Anns av, 40x95, 5-sty brk tenement. Charles Degen to Louis Kass, of Hoboken, N J. Mort $40,750. Oct 18. Oct 21, 1907. 10:2553. other consid and 100

150th st, n e s, 80 n w Tinton av, 25x100, vacant. Jacob Sonnick to John A and Amanda W Biglin joint tenants. Mort $1,500. Oct 21. Oct 23, 1907. 10:2642. other consid and 100

151st st, Nos 278 to 282, s s, 120 e Morris av, 100x118.5, 6-sty brk tenement and store and 1 and 2-sty frame dwellings. The Giliberti Construction Co to Giuseppe Landi. All liens. Oct 12. Oct 18, 1907. 9:2410. other consid and 100

167th st, No 459, n s, 189.5 e Park av, 27x100, 3-sty frame dwelling. Release mort. Almira J Brown to James E Delancy. Oct 19. Oct 24, 1907. 9:2289. nom

168th st, Nos 758 and 760, old Nos 940 and 942, s s, 62.1 e Forest av, 50x125, 5-sty brk tenement. William Martin to John A Philbrick and James Murray. Mort $32,000. Oct 17. Oct 18, 1907. 10:2662. other consid and 100

171st st, No 452, old No 714, s s, 125 e Park av, 25x90, 4-sty brk tenement. Israel Belinsky to Morris Silberberg. ½ part. Mort $16,000. Oct 18. Oct 19, 1907. 11:2902. other consid and 100

*174th st, e s, 288 s Westchester av, 25x100. Tillie M Stadler to Peter A Glass and Barbara Glass his daughter-in-law. Mort $4,000. Oct 18. Oct 19, 1907. other consid and 100

174th st, s s, 50 e Eastburn av, 50x100.

Parkway or Belmont st, n s, 35 w Morris av, 100x100.

Morris av, n w cor 174th st, 75x101.7, vacant.
Leo C Stern to Alonzo G McLaughlin, of Brooklyn. 1-6 part. Mort $14,893 and all liens. Oct 22. Oct 23, 1907. 11:2793—2824 and 2825. other consid and 100

176th st, No 793, old No 1055, late Woodruff av, n e s, 292 e Prospect av, 50x140.3x50x141.4, s e s, 2-sty frame dwelling. Susie Thomson to John Witzel. Q C. Oct 22, 1907. 11:2954. nom

Same property. John Witzel to Susie Thomson. Q C. Oct 22, 1907. 11:2954. nom

180th st, No 1046, s s, 22.2 w Mapes av, 24x87.11, 2-sty frame dwelling. Mathew Loeser to Mary wife Mathew Loeser. Undivided ½ part. Mort $3,500. Oct 19. Oct 22, 1907. 11:3109. no n

180th st, No 579, n s, 80 e Tiebout av, 20.1x90, 3-sty frame tenement. James E Delaney to Grazia Costa and Francesco Gitto. Mort $6,300. Oct 19. Oct 24, 1907. 11:3143. nom

184th st, No 403, n s, 71.5 w Walton av, 25x68.10x25x69.2, 2-sty frame dwelling. Henry E Hall to Lillian K Burke. Mort $4,800. Oct 19. Oct 21, 1907. 11:3188. 100

203d st, n e cor Grand Boulevard (Rockfield st), 20.9x127.5x18.4 x127.6, vacant. Release mort. Anna B Dyer to Jennie F Michelena. Aug 7. Oct 18, 1907. 12:3309. 100

Same property. Jennie F Michelena to Chas E Froatz. Oct 17. Oct 18, 1907. 12:3309. other consid and 10 0

*215th st, n s, 150 w Tilden av, 25x100, map Laconia Park. A Shatzkin & Sons to Frank Miraglia. Mort $600. Oct 16. Oct 22, 1907. 100

*216th st, n s, 225 w Tilden av, 50x109.

213th st, n s, 250 e Tilden av, 50x100.

213th st, n w cor Elwood pl, 25x100, Laconia Park.
Arthur J Mace to Emma N Polak. Sept 20. Oct 24, 1907. 1,261.12

*230th st (16th av), n s, 230 e White Plains road, 50x114, Wakefield; consideration at $2,800. Mort $1,250.

CONTRACT to exchange for

Kingsbridge road, n s, 50 e Rose pl, 25x100.
Geo J Fuckhafer with Geo A Prigge. Sept 10. Oct 23, 1907. * and contracts. exch

234th st, late Clinton av, s s, 110.2 e Verio av, late 1st st, runs e 110.2 x s 104.2 x w 21.2 x s 114 x w 82 x n 170.4 to beginning.

234th st, late Clinton av, s s, 466.1 e Verio av, late 1st st, runs s 73 x e — to w s Bronx River x n — to av x w 255 to beginning.

234th st, late Clinton av, s w cor Katonah av, late 2d st, runs w 100 x s 217.6 to n s 233d st, late Grand av, x e 79.9 x n 100 x e 25 to w s Katonah av, late 2d st, x n 144.9 to beginning.

233d st, late road from Eastchester to Mosholu, n s, begins at a stake, and runs n e 100 x s e 82 x n e 111 x s e 286.10 to land George Bussing x s w 217 and 68 to land conv'd by Berg s to Tier x n w 208.9 x s w 214.7 to road x n w 159.6 to beginning, contains 2 93-100 acres, formerly in Town of Yonkers.

Also so much of lands conveyed to Peters by Tier et al by deed dated Mar 28, 1864, as lies east of the Railroad of the N Y & Harlem R R Co, except land conveyed by Peters to the Woodlawn Cemetery, May 31, 1864.

Bronx River, c l, opposite junction of the old river, runs n w through c l of old river bed 290 x s w 25 x s w 220 x s e 150 x e 100 to center of said river x n e 120 to beginning, contains 1 1-100 acres.

Plot begins at a hickory tree on n s of highway leading from Mosholu to Eastchester, in s e cor lands late of John C Berges, runs s e 43.11 x n e along w s lands of said R R Co 782 x s w 240 and 161 and 217 and 114.6 and 169.6 to beginning, contains 2 1-100 acres.

Also small parcel formerly part of above and cut off by said highway and lying s of said highway and adj above.

234th st, late Clinton av, s s, 220.4 e Verio av, late 1st st, 102.9x160x104.5x104.2.

234th st, late Clinton av, s s, 418.5 e Verio av, late 1st st, 47.8x234x47.8x204.5, vacant.
Howard T Walden ASSIGNEE in bankruptcy of Wylie, Knevals & Co in place of Hugh N Camp dec'd to the Associates Land Co, a corpn. 3-250 parts. B & S and Confirmation deed. Oct 21. Oct 22, 1907. 12:3374—3399—3360 and 3395. order of court and 100

Same property. Panthea M Hopkins to same. Q C. Oct 17. Oct 22, 1907. 12:3374—3399—3360 and 3395. nom

235th st, s s, 275 w Katonah av, 25x100, 2-sty frame dwelling. Henry S Cross to John Donnell. Oct 9. Oct 21, 1907. 12:3375. other consid and 100

*237th st, n s, 72.2 w Byron st, 24.6x100x25x96.6. Saml McCarthy to Joseph C and Anna Walsh joint tenants. Mort $5,000. Oct 21, 1907. other consid and 100

238th st, s s, 200 w Keppler av, 25x100, vacant. Lena Deaken to Archibald Hoyt Murdock. Oct 17. Oct 21, 1907. 12:3372. other consid and 100

Aqueduct av, s e s, 477.6 s w proposed New st, runs s e 122.1 x n e 37.7 x n w 119.3 to av x s w 37.11, vacant. Chas Spillner to Julius Schork. Oct 15. Oct 18, 1907. 11:2876. other consid and 100

Arthur av, No 2508, s e s, 93.8 s w Pelham av, late Union av, 25x87.8, except part for av, 1-sty frame dwelling. Thomas Enright to Josie E Bell, of Houston, Texas. Q C. Sept 30. Oct 24, 1907. (Re-recorded from Oct 10, 1907.) 11:3078. nom

*Bassett av, w s, 50 s Saratoga av, 25x100. Hudson P Rose Co to Thomas Schneider. Oct 17. Oct 21, 1907. nom

Bathgate av, No 2109, late Madison av, w s, 52.9 n 180th st, late Samuel st, runs w 60.2 x n 19 x e 18 x n 3 x e 5 to av x s 52.9 to beginning, with all title to land in front to Bathgate av, except strip of about 26 ft wide of southerly portion conveyed July 6, 1904, 2-sty frame dwelling. Catherine Meacle to Sarah A Keveny. Q C. Correction and confirmation deed. Oct 10. Oct 23, 1907. 11:3047. other consid and 100

Belmont av, No 2497, late Cambreling av, w s, 253.8 s Pelham av, late Union av, 18.8x97.6, 2-sty frame dwelling. Anna P Hurlburt to Lars J Peterson. Q C. Oct 17. Oct 23, 1907. 11:3078. nom

Belmont av, No 2501, late Cambreling av, w s, 216.1 s Pelham av, late Union av, 18.10x87.6, 2-sty frame dwelling. Annie P Hurlburt to Chas Weis. Q C. Oct 17. Oct 23, 1907. 11:3078. nom

Belmont av, No 2503, late Cambreling av, w s, 197.4 s Pelham av, late Union av, 18.9x87.6, 2-sty, frame dwelling. Annie P Hurlburt to Giovanni Paloni and Marco Blasio. Q C. Oct 17. Oct 23, 1907. 11:3078. nom

Belmont av, No 2503, w s, 199.7 s Pelham av, 18.9x87.6, 2-sty frame dwelling. Giovanni Paloni et al to Anselmo Vecchio. Mort $4,000. Oct 17. Oct 19, 1907. 11:3078. other consid and 100

*Bronx Boulevard, late Marian st, n w s, 100 n 240th st, 50x100, Washingtonville. Julius Lewine to Eliz Caglieris. Mort $700. Oct 17. Oct 18, 1907. other consid and 100

Bathgate av, Nos 1964 to 1968, e s, 55.6 n 178th st, 53.5x80, three 3-sty frame tenements. Nathan Abrams to Samuel Marcus, ½ part, and Morris and Harris Marcus, ½ part, being all the undivided ½ right, title and interest of party first part. Mort $19,500 and all liens. Oct 22. Oct 24, 1907. 11:3044. other consid and 100

*Bassett av, w s, 50 s Saratoga av, 25x100.

Stillwell av, e s, abt 225 n Saratoga av, 25x100x24x100.

Stillwell av, w s, 29.6 s McDonald st, 29.4x98.6x28.4x99.
Release mort. John J Brady to Hudson P Rose Co. Oct 19. Oct 22, 1907. 300

Same property. Release mort. Lawyers Title Ins & Trust Co to Hudson P Rose Co. Oct 19. Oct 23, 1907. 9 0

*Bronx Boulevard, w s, 100 n 240th st, 50x100. Wm A Blair and ano HEIRS Wm Blair to Julius Lewine. Oct 17. Oct 18, 1907. 100

Bathgate av, No 2250 (Madison av), e s, abt 185 n 182d st, and 880.9 s 3d av, late Kingsbridge road, 17.4x100, 3-sty frame tenement. Clara M Franz to Paul C F Campbell. Mort $5,000. Oct 21. Oct 22, 1907. 11:3051. other consid and 100

Bainbridge av, s s, 142.3 w 201st st, 51x118x49x118, 2-sty frame dwelling and vacant. Helen Cash to Dora Cohn. All liens. Aug 27. Oct 22, 1907. 12:3292. nom

Belmont av, No 2499, late Cambreling st, w s, 234.11 s Union av, 18.9x87.6, 2-sty frame dwelling. Annie P Hurlburt to Margaretha Zanini. Q C. Oct 17. Oct 23, 1907. 11:3078. nom

Cauldwell av, w s, 74.9 n Westchester av, 225x115, vacant. Jonas Weil to Leopold Kaufmann. Mort $6,500. Oct 18. Oct 23, 1907. 10:2624. other consid and 100

Courtlandt av | s e cor 163d st, 56x115x50x90, 6-sty brk tene-
163d st, No 346 | ment and store. Annie Linder et al to Leon Friedland. All liens. Oct 19. Oct 22, 1907. 9:2408. nom

Clay av, No 1061, w s, 300 n 165th st, 25x100, 3-sty brk dwelling. Frank L Mueller to Samuel Gambetzky. Mort $7,500. Oct 14. Oct 18, 1907. 9:2428. other consid and 100

College av, e s, 559.10 s 170th st, 16.8x100, 2-sty frame dwelling. Release mort. Hamilton Bank of N Y to Bertha Knauf. Sept 18. Oct 18, 1907. 11:2783 and 2785. 100

Concord av, No 335, w s, 190 s 142d st, 20x100, 3-sty brk dwelling. Kate Montague to Bertha Kessler, of Albany, N Y. Mort $5,500. June 1. Oct 18, 1907. 10:2573. other consid and 100

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# IRONWORK FOR BUILDINGS


Courtlandt av, old w s, at n s 158th st, new line, a strip, 1.6 to n s old Milton st x100. Magdalena Knabeschuch widow and ano HEIRS Edwd Knabeschuch to Magdalena Siemon. Q C. Oct 7, Oct 18, 1907. 9:2418. 150

Cromwell av, e s, 236.5 n 169th st and at s line of lot 358 map of Inwood, runs e 50 x s e 57 x s 130 to n line lot 356 x n w 60 to av x n 86 to beginning.

Cromwell av, w s, 272.4 n 169th st, and being plot bounded e by w s of said av, s by lot 356, w and n by Cromwell's or Doughty's Brook and on n by lot 358 on said map, vacant.

Ellen Maher to Michael F Maher, Jr. Oct 19. Oct 21, 1907. 11:2864 and 2871. other consid and 100

Clinton av, No 1796, e s, 84 s 175th st, 27x84, 2-sty brk dwelling. Samuel Marcus et al to Nathan Abrams. All title. Mort $6,000 and all liens. Oct 22. Oct 24, 1907. 11:2948. other consid and 100

*Eastern Boulevard, n w cor Middletown road, runs n 155 to land Tremont Terrace x n (?) 75x155 to road x e 75 to beginning. Wm J Hyland to Mary G Reilly. ½ part. Oct 23. Oct 24, 1907. other consid and 1.0

Eagle av, No 555, n w cor 149th st, runs n 49.4 x w 100 x n 25 x w 20.11 x s 36 to n s Port Morris Branch R R x s e 44.2 to n s 149th st x e 85.8 to beginning, 2-sty frame dwelling. Bertha Levitt to Annie Drexler. ½ part. Mort $——. May 9, 1905. Oct 22, 1907. 10:2616. omitted

Eagle av, No 673, w s, 533.8 s 156th st, 19.6x99.5x19.10x99.5, 3-sty frame tenement. Adolf Eckenwalder to Caroline Rullman, of Brooklyn. Mort $5,500. Oct 17. Oct 18, 1907. 10:2617. other consid and 100

Same property. Caroline Rullman to Adolf Eckenwalder and Babette his wife. B & S and C a G. Oct 17. Oct 18, 1907. 10:2617 other consid and 100

*Elliott av, e s, 460 n Julianna st, 25x100, Olinville. Matilda L Helbeck to John V Braun. Sept 20. Oct 18, 1907. other consid and 100

Fordham av | w s, 110.10 s 176th st, late Mott st, a strip, runs s 3d av | 79 x e 1.10 to w s 3d av x n 79 x w 2.1 to beginning. Sarah A Taylor et al EXRS, &c, Thos M Taylor to William McGowan. All title. Oct 11. Oct 24, 1907. 11:2923. 14.10

*Grace av, w s, abt 826.2 s Boston road, 50x95. Irving Realty Co to Louis Schwoerer. Oct 10. Oct 19, 1907. other consid and 100

*Green av, e s, 50 n 4th st, 50x100, and being lots 181 and 182 map (No 398) of Sec 2 St Raymonds Park. Hugh Breslin to Louis Weydanz. Oct 21, 1907. other consid and 100

Hughes av, No 2134, e s, 119.4 n 181st st, 16.9x85.11x16.9x85.8, 2-sty frame dwelling. Grover Hallenbeck to Knepper Realty Co. Mort $6,300. Oct 7. Oct 23, 1907. 11:3082. nom

*Harrison av, w s, 50 s Cornell av, 25x100. Gustav Killenberg to Charles Killenberg. Mort $3,000. Oct 15. Oct 19, 1907. 100

*Harrington av, s s, abt 200 w Cornell av, 50x90. Charles Spillner to Julius Schork. Oct 15. Oct 18, 1907. other consid and 100

Heath av, e s, — n Kingsbridge terrace, and being lots 35 and 36 blk 3240 map (No 1187) of the Kingsbridge Real Estate Co's auction map of 272 lots Kingsbridge, 50x123x50.8x—. Geo E Buckbee to Fordham Realty Co, a corpn. Mort $2,100. Oct 22. Oct 24, 1907. 11:3240. nom

Hughes av, w s, 275 s 186th st, late William st, 25x87.6, except part for Crescent av.

Crescent av, n w s, 11.9 w Hughes av, runs w 80 x s 25 x e 59.7 to av x n w 32.4 to beginning, except part for Crescent av. Ante-nuptial agreement in lieu of dower, &c. Antonio Panzera with Caterina Tommasone. Oct 16. Oct 18, 1907. 11:3073. other consid and 100

Honeywell av, w s, 184.3 s 180th st, 22x140.3, 2-sty frame dwelling. Release mort. Hugh A McCaffrey to Jacob Kohm. Oct 21. Oct 22, 1907. 11:3123. 1,500

Hughes av, s e s, 125 n e 183d st, 25x100, vacant. Christina wife Peter W Schlosser to Fredk W Schlosser. Q C. Oct 17. Oct 22, 1907. 11:3071. nom

Jackson av, Nos 890 and 892, e s, 179.8 n 161st st, 47x83, 1-sty frame building and 2-sty frame dwelling. Henry C Lampka to Emilie K Stein and Anna Benham. Oct 19. Oct 21, 1907. 10:2648. other consid and 100

Jerome av, w s, 120 s 169th st, strip 0.10x120. Release mort. Edmund Coffin to Cath C Carlin. Oct 18. Oct 22, 1907. 11:2855. nom

Same property. Cath C Carlin to Chas A Wachter, of Brooklyn. Oct 19. Oct 22, 1907. 11:2855. nom

Jerome av | w s, 120 s 169th st, strip 1x177.8 to e s Cromwell Cromwell av | av. Release mort. Henrietta Fraser to Cath C Carlin. Oct 15. Oct 22, 1907. 11:2855. nom

Longwood av, No 1041, n e s, 147 n w Hewitt pl, 39x100, 5-sty brk tenement. Henry H Cording to Ferdinand N Bunger. 1-3 part. Mort $28,000. Oct 15. Oct 21, 1907. 10:2689. nom

*Middletown road, n w cor Eastern Boulevard (Willow lane) and bounded n by land Conrad Buhre and w by land Fredk Baxter, x—x. Geo B Mead Jr EXR Anna W Ferris to Wm J Hyland. Oct 22. Oct 23, 1907. 9,000

*Maple av, e s, 125 s 213th st, and being lot 103 map W F Duncan at Williamsbridge, 25x100. A Shatzkin & Son to Nicola Spinelli. Mort $750. Oct 18. Oct 19, 1907. other consid and 100

Morris av, No 1986, e s, 120 s 179th st, 20x100, 3-sty brk dwelling. August Jacob to Mary Kohring. Mort $8,000. Oct 21, 1907. 11:2807. other consid and 100

*Middletown road, n e cor Pilgrim av, 50.4x115.6x50x121.8, Tremont Terrace. Bankers Realty & Security Co to J Gertrude Baxter. Oct 12. Oct 21, 1907. other consid and 100

Montgomery av, w s, 315 s Popham av, 25x100, 3-sty frame dwelling. Sophia M Stetson to Frederic T Stetson. Mort $7,600. Oct 14. Oct 21, 1907. 11:2877. other consid and 100

Morris av, e s, 160 s 179th st, 20x100, 3-sty brk dwelling. Release mort. Lambert Suydam to August Jacob. Oct 17. Oct 18, 1907. 11:2807. nom

Same property. Release mort. Lambert S Quackenbush TRUSTEE Herman B Lanfer to same. Oct 17. Oct 18, 1907. 11:2807. nom

*Madison av, s s, 100 e Williams av, 50x100, Tremont Terrace. Lillian wife Alois Kramer to Albert G Nelson, of Bedford, N Y. Mort $975. July 8. Oct 18, 1907. other consid and 100

*Maple av, No 2. Assignment of security on deposit of $80 to secure rent under lease. Michael D'Angelo to William Carey. June 8, 1907. Oct 21, 1907. nom

Nelson av, e s, 133.3 n 167th st, 64.9x119x83.11x115.4, vacant. Melissa Thwaite to Wm H Nelson, of Mt Kisco, N Y. Aug 22. Oct 18, 1907. 9:2515. 1,000

Same property. Release mort. Minnie Smith to Melissa Thwaite. Aug 10. Oct 18, 1907. 9:2515. 2,000

*North Chestnut Drive, n s, and being lot 96 amended map Bronxwood Park, 40x100. Philip Herschowsky to Chas A Weber. Mort $3,800. Oct 16. Oct 18, 1907. other consid and 100

*Old Boston road, w s, 275.6 s Elizabeth st, 25x97.1x25x99.8, Olinville. Margt A Heath and ano to Felice and Maria Di Pietro. Mort $2,000. July 27, 1906. (Re-recorded from July 30, 1906.) Oct 22, 1907. 4,000.

Prospect av, No 1034, e s, 175.5 n 165th st, 16.8x81.5x16.8x81.4, 3-sty frame dwelling. Anna S McCormack to Jennie McCormack. All liens. Oct 18. Oct 21, 1907. 10:2691. nom

Prospect av, No 1036, e s, 192.1 n 165th st, 16.8x81.5, 3-sty frame dwelling. Same to same. All liens. Oct 18. Oct 21, 1907. 10:2691. nom

*Pelham road, s s, 52 e Broadway, 26x100.7x25x107.9, Tremont. Terrace. Henry S Bergman to Lillian Kramer. Mort $5,500. Oct 8. Oct 18, 1907. other consid and 100

Prospect av, No 2060A, e s, 281.6 s 180th st, old line, 16.6x150, 2-sty brk dwelling. Edward Schoenberg to Victor Herbert. ½ part. Mort $6,000. Oct 14. Oct 18, 1907. 11:3109. nom

Palisade av, s w cor Independence av, runs w along s s Palisade av 99.6 to n e s Palisade av x n w on curce — to n s Palisade av x e 143.11 to w s Independence av x s — to beginning, 2-sty frame dwelling. Walter W Cox and ano by Ella E Cox GUARDIAN to estate Isaac G Johnson, a corpn. All title. Aug 28. Oct 22, 1907. 13:3167. nom

*Paulding av, w s, 59.7 s 224th st, 53.7x101.4x88.9, gore. Charles Singer to Jacob Marx. Mort $1,022.50. Jan 28. Oct 18, 1907. 100

*Paulding av, s w cor 225th st, 34.6x109.6x34.6x111.4. Same to same. Mort $1,380. Jan 28. Oct 18, 1907. 100

Proposed road 40 ft wide, abt 400 w Broadway and — n 246th st and used as a right of way by Majory ATTY et al, e s, where s w s of land formerly of said Majory intersects n w s land this date conveyed by Majory to John Forsyth, runs e 100 x n 38 x w 100 to road x s 38 to beginning, being part of premises shown on map of Farm Joseph Delafield at Riverdale, 2-sty frame dwelling. David Forsyth to Isabella G Forsyth. Oct 19. Oct 21, 1907. 13:3415. nom

Prospect av, Nos 618 and 620, e s, 174.6 s Kelly st, 38x100, 5-sty brk tenement. Prospect Avenue Realty Co to Ida Strachstein. Mort $36,150. Oct 23. Oct 24, 1907. 10:2685. nom

Same property. Ida Strachstein to Max Goldstein, Joseph Strachstein and Adolph Siegel. Mort $36,150. Oct 23. Oct 24, 1907. 10:2685. nom

Prospect av, Nos 622 and 624, e s, 137.6 s Kelly st, 37x100, 5-sty brk tenement. Prospect Avenue Realty Co to Ida Strachstein. Mort $34,000. Oct 23. Oct 24, 1907. 10:2685. nom

Same property. Ida Strachstein to Max Goldstein, Joseph Strachstein and Adolph Siegel. Mort $34,000. Oct 23. Oct 24, 1907. 10:2685. nom

Prospect av, Nos 626 and 628, e s, 100 s Kelly st, 37.6x100, 5-sty brk tenement. Prospect Avenue Realty Co to Ida Strachstein. Mort $34,000. Oct 23. Oct 24, 1907. 10:2685. nom

Same property. Ida Strachstein to Max Goldstein, Joseph Strachstein and Adolph Siegel. Mort $34,000. Oct 23. Oct 24, 1907. 10:2685. nom

Prospect av, Nos 630 and 632, e s, 62.6 s Kelly st, 37.6x100, 5-sty brk tenement. Prospect Avenue Realty Co to Moses Leavitt. Mort $39,000. Oct 23. Oct 24, 1907. 10:2685. nom

Same property. Moses Leavitt to Abraham Simon. Mort $39,000. Oct 23. Oct 24, 1907. 10:2685. nom

Prospect av, Nos 634 and 636, e s, 25 s Kelly st, 37.6x100, 5-sty brk tenement. Prospect Avenue Realty Co to Mary Levitan. Mort $39,000. Oct 23. Oct 24, 1907. 10:2685. nom

Same property. Mary Levitan to Morris Bernstein. Mort $39,000. Oct 23. Oct 24, 1907. 10:2685. nom

*Rosedale av, w s, and being lot 482 blk P (map No 514) amended map of Mapes estate. Gustav Tapper to Wm H Field, of Portchester, N Y. Oct 3. Oct 18, 1907. 100

Southern Boulevard, or 200th st, n e s, 39.5 n w Perry av, 76.3x100.11x75x114.2, 2-sty frame dwelling and vacant. John Bambey to Julia E wife John Bambey. Mort $14,000. Oct 22. Oct 23, 1907. 12:3292. other consid and 100

Southern Boulevard, e s, 125 s Tiffany st, 250x100, vacant. Henry H Cording to Ferdinand H Bunger. 1-3 part. C a G. Mort part of $28,000. Oct 15. Oct 21, 1907. 10:2732. other consid and 100

*South Oak Drive, n s, and being lot 57 amended map (No 1038) of Bronxwood Park. Chas B Graham to Josephine L J and Emma L Graham. All title. B & S and C a G. Oct 9. Oct 22, 1907. other consid and 1,200

*Same property. Edw W Graham to same. All title. B & S and C a G. Oct 9. Oct 22, 1907. other consid and 1,200

*Same property. Susan M De Moya to same. All title. B & S and C a G. Oct 9. Oct 22, 1907. other consid and 1,200


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Topping, av, No 1757, late Lafayette av, w s, 280 n 174th st, 50x100, 2-sty frame dwelling. Sarah Greenebaum to Carrie Sonmers. All liens. Oct 16. Oct 21, 1907. 11:2798. no n

Tinton av, No 877, w s, 47 n 161st st, late Cliff st, 29.6x135, 3-sty frame dwelling and 2-sty frame building in rear. Mary Herter to Katie R Schell. C a G. Sept 26. Oct 21, 1907. 10:2658. other consid and 100

Tinton av 150th st, No 799 | n w cor 150th st, 50x94.9x50x94.7, 6-sty brk tenement and store. Prospect Avenue Realty Co to Moses Leavitt. Mort $57,000. Oct 23. Oct 24, 1907. 10:2653. no n

Same property. Moses Leavitt to Joseph Simon, Morris Ragovin and Morris Goldstein. Mort $57,000. Oct 23. Oct 24, 1907. 10:2653. nom

*Tilden av, e s, 50 s 215th st, 50x100.
Tilden av, e s, 75 n 214th st, 25x100.
214th st, n s, 200 e Tilden av, 25x100.
213th st, n s, 175 e Tilden av, 25x100, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Joseph Schneider. Sept 20. Oct 24, 1907. 1,430.25

Tremont av Morris av | s s, 31.7 w Morris av, runs s 104.11 x e 64.7 to Morris av x s 50 x w 135 x n 50 x e 17.2 x n 126.9 to Tremont av x e 50.1 to beginning, vacant. Gus C Odell to Mary F Gray. Morts $8,000. July 25, 1906. Oct 19, 1907. 11:2828. other consid and 100

*Unionport road, w s, abt 198 n Morris Park av, 25.1x137.11x25x135.5 s s. Lucy E Boyle to Timothy Power. Mort $2,800. Oct 17. Oct 18, 1907. other consid and 100

Union av, No 577 150th st | n w cor 150th st, 25x100, 5-sty brk tenement and store. Paolo Doino to Carlo Massaro. All liens. Oct 21. Oct 24, 1907. 10:2664. other consid and 100

Vyse av, No 1220, e s, 214.7 n Home st, 24.11x100, 2-sty frame dwelling. Jacob Blaesser and ano to William Giehl. Mort $3,000. Oct 18. Oct 21, 1907. 11:2903. other consid and 100

Webster av, No 1734, e s, 23.5 n 174th st, 25x97.4 to w s Brook st x 25.8x104.2, 4-sty brk tenement. Joseph Egan to Alexander Magnes and Barbara Hormuth. Mort $14,250. Oct 19. Oct 22, 1907. 11:2899. other consid and 100

Webster av, e s, 279.11 n e 168th st, 45x90, vacant. Peter Fox to John H Buscall. Mort $5,412.50. Oct 22, 1907. 9:2396. other consid and 100

Washington av, No 1457, w s, 362.6 s 171st st, late old 9th st, 18.9x150, except part for av, 3-sty frame tenement. John M Eames to Daniel G Griffin. Mort $6,000. Oct 4. Oct 22, 1907. 11:2902. other consid and 100

Same property. Daniel G Griffin to John M Eames and Sarah his wife. Mort $6,000. Oct 21. Oct 22, 1907. 11:2902. other consid and 100

*Westchester av Washington av | s e s, 21.3 n e Washington av, runs n e 75.11 x s e 126.7 x s w 101.3 to Washington av x n w 25.3 x n e 25.3 x n w 101.3 to beginning, except part for Westchester av.

Washington av, n e s, 582.3 s e Westchester av, runs n 106.3 x s e 101.3 x s w 108 to Washington av x n w 101.3 to beginning, Cebrie Park. Release mort. Eva C Stanton to Wm J Hyland. Sept 16. Oct 24, 1907. 1,500

West Farms road, late road from West Farms to Hunts Point road, w s, in block bet 173d st and 176th st, and adj land Daniel Mapes, Sr, runs w 243 x s .50 x e 236 to road x n 50 to beginning, except part for road. Harry Brownstein to Harry Resnik, of New Haven, Conn. Mort $28,750. Aug 19. Oct 22, 1907. 11:3015. nom

*Westchester av Washington av | s s, 25.3 e Washington av, runs e — x s — x w 101.3 to Washington av x n 25.4 x e 25.3 x n — to beginning, being lots 2, 3, 4 and 5 map Cebrie Park.

Washington av, e s, — s Westchester av, and being lots 24 to 27 same map, —x—.
The Colorado Realty Co to Hugh D Smyth ADMR Philip A Smyth. Oct 18. Oct 24, 1907. other consid and 100

*Wilder av, w s, 300 n Jefferson st, 25x100. Land Co "A" of Edenwald to Wm J Emelin. Sept 26. Oct 23, 1907. nom

Walton av, w s, 153.5 s Grand Boulevard and Concourse, at 165th st, strip, 1x100. Hannah C Doran to Chas L Doran. All liens. Oct 18. Oct 21, 1907. 9:2477. nom

*1st av, s e s, 200 n e 1st st, 100x100, Olinville. Mary E Callaghan to John Stahl. Sept 21. Oct 22, 1907. other consid and 100

3d av, No 3752, e s, 127.4 n St Paul's pl, late Julia st, 25x100, 3-sty frame tenement and store and 2-sty brk building in rear. Louisa Mazza to Chas N Mazza. Mort $8,000. Sept 30. Oct 22, 1907. 11:2927. nom

3d av, w s, new line Old Fordham av, w s | the strip bet old and new lines of av, 212 n 175th st, 27 long x 1.8 wide. Sarah A Taylor et al TRUSTEES, &c, Thos M Taylor to Margaret Watt. All title. Q C. Oct 11. Oct 21, 1907. 11:2923. nom

Interior lot, 100 s 181st st, and — e Creston av, and described as plot begins at s e cor lot 228 map Prospect Hill Estate, runs n 31.11 to point 100 s from s s 181st st x w 25 x s 31.2 x e 25 to beginning. Release mort. Wm Hubert to Edward L Burdick et al children and HEIRS Annie E Burdick. Aug 12. Oct 21, 1907. 11:3161. nom

Same property. Edward L Burdick et al children, &c, Annie E Burdick to Josephine Klar and Frank Tucek. Sept 21. Oct 21, 1907. 11:3161. 725

*Lots 12, 13, 18 blk 49 and lot 36 blk 52 section D of Edenwald. Release mort. Emma A Howson to Land Co D of Edenwald. Oct 17. Oct 18, 1907. 1,000

Plot begins 100 e from point in deed to property from Wright to Resler recorded Sept 18, 1899, runs n along rear of said property 22 x e 32 x s 22 x w 32 to beginning. Rosi Resler to Theresa Schmidt. Oct 21. Oct 22, 1907. 10:2673. nom

*Plot begins 49.11 n Wilson pl, on map of Lester Park, runs w 46.11 x n parallel with Barker av 50 x w 25 x n 25 x w 21.7 x n 25 x e 96.2 x s 99.11 to beginning, being part lot 4 blk A of Lester Park, lying w of Richard st or Olinville av. Release mort. Eloise Archer to Frank McGarry Oct 16. Oct 21, 1907. no n

*Plot begins 740 e White Plains road, at point 920 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Saml Geller to Henry Brennfleck. Mort $3,500. Oct 15. Oct 18, 1907. other consid and 10

# LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

October 18, 19, 21, 22, 23 and 24.

## BOROUGH OF MANHATTAN.

Canal st, No 71. Assign lease. De Witt C Flanagan and ano as TRUSTEES to John W Morrissey. Oct 15. Oct 22, 1907. 1:299. nom

Same property. Assign lease. John W Morrissey to Solomon Goldberg and ano. Oct 15. Oct 22, 1907. 1:299 nom

Cannon st, Nos 119 and 121, double store. Rosie Neidingberg and ano to Max Greenwald; 1 8-12 years, from Sept 1, 1907. Oct 19, 1907. 2:335 420

Chambers st, No 77, all. TRUSTEES of the First Baptist Peddie Memorial Church of Newark, N J, to Benoit Wasserman; 5 yrs, from May 1, 1908. Oct 23, 1907. 1:149 6,000 and 6,500

Cherry st, No 276, stable building. Hyman Eisenstadt and ano to Samuel Koerner; 5 years, from May 1, 1908. Oct 23, 1907. 1:256 4,500

Church st, No 308, part for cigar store. John Behrens and ano to Maurice Phillips; 4½ years, from Aug 1, 1906. Oct 24, 1907. 1:192 180

Columbia st, No 66, ½ of front loft on floor above store. Herman D Bob and ano to Nathan Fried; 3 years, from Nov 1, 1907. Oct 24, 1907. 2:333 services and 420

Columbia st, Nos 140 and 142, 2 floor, rear building. Louis Lewinthan to Chebra Niskoer Jeschuant Jacob, a corpn; 5 years, from Nov 1, 1903. Oct 24, 1907. 2:335 300

Division st, No 123, all. Rachel Friedman to Esther Goldman; 1 year, from Sept 1, 1907. Oct 23, 1907. 1:283 taxes, &c, and 1,00

East Broadway, Nos 17 to 23, cor store. Lazarus Levy to Julius Eichman; 4 years and 20 days, from Oct 14, 1907. Oct 19, 1907. 1:280 1,980 and 2,160

Franklin st, Nos 54 and 56, cor Cortlandt alley, 1st loft, store, basement and sub-basement. The Greyrock Land Co to Henry C Kelley & Co; 5 years, from Feb 1, 1908. Oct 18, 1907. 1:172. 7,500

Greenwich st, No 59, store, &c. Patrick A Murphy to Joseph Natale; 5 years, from Nov 1, 1907, with renewal. Oct 23, 1907. 1:19 900

Grand st, No 70, store, &c. Benjamin Bloom to Richard Vaillant; 7 7-12 years, from Sept 16, 1907. Oct 24, 1907. 2:475 1,000

Madison st, No 136. Surrender lease. Samuel Kaplan to Barnett Freeman and ano. All title. Oct 23, 1907. 1:274 711.14

Madison st, No 28, front building, except alley. Mary J McShane to Francesco Palumbo; 5 years, from Nov 1, 1907. Oct 21, 1907. 1:116 1,920

Madison st, No 28, rear building with alley. Mary J McShane to Teresa Piccinni; 5 years, from Nov 1, 1907. Oct 21, 1907. 1:116 2,880

Mercer st, No 113, store, &c. Isaac H Love to Joseph Streifer; 5 4-12 years, from Oct 1, 1907. Oct 18, 1907. 2:499 1,200

Same property. Assign lease. Joseph Streifer to Lizzie Streifer. Oct 10. Oct 18, 1907. 2:499 nom

Norfolk st, No 152, all. Morris Rosen and ano to Morris Backer; 3 years, from Oct 1, 1907. Oct 19, 1907. 2:356 4,182

Pitt st, Nos 30 and 32. Surrender lease. Samuel Wasserman to Jacob Finkelstein. All title. Oct 21. Oct 22, 1907. 2:337 379.65

Park row, No 156
Pearl st, No 466
Assign lease. Thomas Sullivan to Gustave Reiff. Oct 21. Oct 22, 1907. 1:160 nom

Rivington st, No 34, store. John H Scheier to Morris Prudowsky; 3 years, from May 1, 1907. Oct 18, 1907. 2:421 1,200

Rivington st, No 185, all. Abr C Weingarten to Sollie Greenberg and ano; 3 years, from Nov 1, 1907. Oct 22, 1907. 2:343 5,400

Thompson st, No 180, all. Mary F R Work to Aniello Manganaro; 5 years, from Nov 1, 1907. Oct 22, 1907. 2:525 2,400 and 2,500

West st, Nos 343 and 349. Bill of sale, assign lease, &c. Morris Goldfinger and ano to Sarah Goldfinger and ano. All title. Mort $4,400. Jan 21. Oct 22, 1907. 2:600 1,200

Water st, No 614, west store and 4 rooms above store. Charles Stadler to Daniel Mongno; 5 years, from Nov 15, 1907. Oct 22, 1907. 1:259 janitor's services and 216 and 264

White st, No 125, all. Geo R Bristor atty for Mary E Bristor to Carlo Guariglio and ano; 5 8-12 years, from Sept 1, 1907. Oct 24, 1907. 1:167 4,250 to 5,250

White st, No 123, all. Serafino Piana to Nicholas V Cantasano et al; 5 years, from Oct 1, 1907. Oct 24, 1907. 1:167 taxes, &c, and 90.0

Wooster st, No 131, store and basement. Clifford Landauer and ano to Meyer Bacal; 4 years, from Feb 1, 1909. Oct 21, 1907. 2:515 720

Willett st, No 66. Assign lease. Isaac Waldstreicher to Moses Tancer. Oct 22. Oct 23, 1907. 2:338 no n

West st, Nos 348 and 349. Assign lease. Rosie Goldstein and ano to Morris Goldfinger. All title. Mort $4,700. Oct 3. Oct 23, 1907. 2:600 nom

5th st, No 802 East, 1st loft. Wolf Rosenberg to Congregation B'Nei Jacob Joseph; 2 9-12 years, from Aug 1, 1907. Oct 23, 1907. 2:360 660

8th st, n w cor Av A, stores Nos 131 and 133. Sigmund Schnee to James Lee; 5 years, 7 months, from Oct 1, 1907. Oct 18, 1907. 2:436 2,760

9th st, No 20, s s, 97.5 w University pl, 25x93.11. Assign lease. Michael Ettlinger et al INDIVID and ADMRS Nettie Ettlinger to Joseph Ettlinger. 1-9 part. All title. Oct 15. Oct 24, 1907. 2:566 no n

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**JOHN C. ORR CO.,** India, Java and Huron Sts. and East River City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS AND HOUSE TRIM **LUMBER OF ALL KINDS FOR BUILDERS** Telephone 948 Greenpoint

10th st, Nos 416 and 418 East, east store. Julius Goldklang to Sam Goodman; 3 years, from May 1, 1907. Oct 22, 1907. 2:379. ..... 456

13th st, No 517 East. Surrender lease. Moses Naser to Anna C Storner. All title. Oct 23. Oct 24, 1907. 2:407 ..... 515

13th st, No 206 East, all. Marie Miller to Wm P and Bertha Westhoff; 5 years, from Oct 1, 1907. Oct 21, 1907. 2:469..1,100

17th st, No 148 West. Assign lease. Wm Kersting to The F & M Schaefer Brewing Co. All title. Oct 22. Oct 23, 1907. 3:792. ..... nom

23d st, Nos 401 to 407 | n e s, at n w s 9th av, 71.9x74, all. 9th av, No 213 | Margt V C MacNutt to Martha wife Emil W Willenbuecher et al; 21 years, from Nov 1, 1906. Oct 21, 1907. 3:721..... taxes, &c, and 3,200

23d st, Nos 244 and 246 West, 5th loft. Joseph E Higgons to Chas A Greenberger & Co; 3 years, from Feb 1, 1908. Oct 24, 1907. 3:772 ..... 1,300

24th st, No 440, s w s, 360 s e 10th av, 14.8x80. Assign lease. Annie J Smith to Thos F Brinn. Oct 1. Oct 18, 1907. 3:721. ..... nom

42d st, No 551 West, top loft. The Borine Mfg Co to The M Stein Cosmetic Co; 3 years, from June 1, 1907. Oct 18, 1907. 4:1071... ..... 720

45th st, No 156 West. Assign lease. Jacob B Wolff to Ebling Brewing Co. Oct 18. Oct 23, 1907. 4:997..... nom

45th st, No 156 West, all. Mary I Eisfeldt to Jacob B Wolff; 5 years, from Oct 1, 1907. Oct 23, 1907. 4:997.....2,800 to 3,600

45th st, No 236, s s, 290 e 8th av, 20x100.5. Assign lease. John T Brook to City Real Estate Co. Oct 17. Oct 21, 1907. 4:1016. ..... nom

53d st, No 438 West, all. Alex A Tausky to Israel Bober; 3 yrs, from Nov 1, 1907. Oct 19, 1907. 4:1062..... 2,000

64th st, No 404 East. Assign lease. Adolph Soergel to Fabian Wittmann. Jan 24. Oct 22, 1907. 5:1458 ..... nom

64th st, No 404 East. Assign lease. Fabrian Wittmann to Joseph Moser and ano. Mort $2,340. Oct 19. Oct 23, 1907. 5:1458. ..... nom

69th st, Nos 302 and 304 West. Assign lease and deposit Emanuel Realty Co to Augustus L Hayes. All title. Jan 30. Oct 22, 1907. 4:1180..... nom

70th st, No 308 West, all. Emil Seelig to T S Peters; 3 years, from Oct 1, 1906, with 1 years renewal. Oct 21, 1907. 4:1181. ..... 1,200

Same property. Assign lease. Thos S Peters to Kathryn M Brennan. Oct 14, 1907. Oct 21, 1907. 4:1181.... ..... nom

71st st, Nos 260 to 266, s s, 100 e West End av, 66.8x100.5. Assign lease. John A Murray to 151 West 68th Street Co. Oct 21. Oct 22, 1907. 4:1140..... nom

97th st, No 231 East, all. Morris Brady and ano to Antonio Gallo; 1 year, from Oct 1, 1907. Oct 22, 1907. 6:1647 ..... 1,600

113th st No 82 East, east store. The Prescott Realty Co to Margaretha Spielmann; 4½ years, from Nov 1, 1907. Oct 21, 1907. 6:1618..... 840

140th st, No 62 West. Surrender lease. Harry Horowitz to Henry Rosenstein. All title. Oct 15. Oct 18, 1907. 6:1737. ..... 150

Av B, Nos 50 and 52 | s w cor. Agreement as to assign-
4th st, Nos 240 and 242 E, ment by party 1st part of ½ interest in lease and management of said premises by party 2d part, &c. Erwin Horner with Chonel Stein. Oct 19. Oct 24, 1907. 2:399 .....

Amsterdam av, No 1989, store and basement, No 3. C R Co to Wm Pfitzner; 5 years, from Oct 1, 1907. Oct 24, 1907. 8:2108. ..... 600 to 840

Amsterdam av, No 2174, store, bakeshop, &c. Wm Zudreele to Gottlieb Brandstetter; from July 1, 1907, to May 1, 1912 (with option for renewal). Oct 24, 1907. 8:2123 ..... 1,080 to 1,200

Broadway, n w cor 12th st, runs w 87.2 x n 31.2 x — 13.3 x s 22 x e 61.4 to Broadway x s 27 to beginning. Mary H S Register and ano to The 821 Broadway Co; 21 years, from May 1, 1903. Oct 24, 1907. 2:564 ..... taxes, &c, and 9,666.67 for 1st 5 years and thereafter 8,000

Broadway, No 823, w s, 27 n 12th st, 22.2x59.1x22x61.4. Mary H S Register to The 821 Broadway Co; 21 years, from May 1, 1903. Oct 24, 1907. 2:564 .....taxes, &c, and 4,833.33 for 1st 5 years and thereafter 4,000

Broadway, Nos 821 and 823. Subordination of 2 leases to mort. Hopeton Drake Atterbury et al with Lawyers Title Ins & Trust Co. Oct 23. Oct 24 1907. 2:564 ..... nom

Broadway, No 141, bootblack privilege at Room 216. Surrender lease and agreement as to lease at $25 monthly. Reinhold Langenau with Pasquale Tronolone. Sept 30. Oct 24, 1907. 1:50. ..... 100

Broadway, No 353, store, basement and part sub-basement. Jas B Haggin to John Porter et al; 4 years and 6½ months, from Oct 15, 1912. Oct 18, 1907. 1:174..... 9,000

Broadway, 7th store from n w cor 136th st. Times Realty & Construction Co to Frank Bitz; 5 years, from May 1, 1907. Oct 21, 1907. 7:2 02..... 1,300

Same property. Assign lease. Frank Bitz to Henry J Beck. Apr 19. Oct 21, 1907. 7:2002..... nom

Columbus av, No 711, store, &c. Eva G Sauter to Mary Fick; 4 10-12 years, from July 1, 1907. Oct 23, 1907. 4:1208.....1,440

Columbus av, s e cor 67th st, all, except cor store. Conrad Michaels to Columbia Storage Warehouse, a corpn; 7 years, from May 1, 1908. Oct 23, 1907. 4:1119..... 12,600

Lexington av, No 2127, n e cor 128th st. Assign lease. Wm J Gillen to Thos J Carroll. Oct 19. Oct 22, 1907. 6:1777 .... nom

Same property. Assign lease. Thos J Carroll to Arthur Jost. Oct 19. Oct 22, 1907. 6:1777..... nom

Madison av, No 1631, south store. Victor A Levor to Channa W Wolf; 3 years, from Oct 1, 1907. Oct 18, 1907. 6:1614.....540

1st av, n e cor 18th st 18x70. Assign lease. Joseph H McGuire and ano EXRS Cath J McGuire to Joseph H McGuire. Oct 18. Oct 22, 1907. 3:950..... nom

1st av, No 1365, south store. Land & Mortgage Co Bohemia to Mary Celer; 3 years, from Aug 1, 1907. Oct 21, 1907. 5:1448. ..... 660

1st av, No 415, all. Louis Haims to Isaak Brown; 5 years, from Oct 1, 1907. Oct 19, 1907. 3:930..... 3,200

2d av, No 2337. Assign lease. Joseph C Wallace to William Zoll. Mort $3,100. Oct 19. Oct 22, 1907. 6:1784 ..... nom

2d av, No 1002, s e cor 53d st. Assign lease. Michael Dennigan and ano to Matthew O'Connor. Oct 18. Oct 22, 1907. 5:1345. ..... nom

2d av, No 2337, s w cor 120th st, store, &c. Isaac Roth and ano to Jos C Wallace; 10 7-12 years, from Oct 1, 1907. Oct 21, 1907. 6:1784..... 1,200 to 1,620

3d av, No 35. Assign lease. Andrew Maguire to John H O'N Maguire and ano. Oct 17. Oct 22, 1907. 2:465 ..... nom

3d av, No 796, all. Mary Carroll to Mark Mayer; 3 years, from July 1, 1907. Oct 21, 1907. 5:1303.....2,500 to 2,700

3d av, No 417, north store. Joseph L Buttenwieser to Fredk G Schilling; 2 10-12 years, from July 1, 1907. Oct 18, 1907. 3:910..... 720

3d av, No 2011. Assign lease. Annie Ryan to George Kienzle. Oct 8. Oct 18, 1907. 6:1660..... nom

Same property. Reassign lease. George Kienzle to Annie Ryan. Oct 9. Oct 18, 1907. 6:1660..... nom

3d av, No 1469, s e cor 83d st. Bill of sale, lease, &c. Mark Trautfield auctioneer to Louis Luessen. May 28, 1900. Oct 18, 1907. 5:1528..... 500

Same property. Assign lease. Louis Luessen to Charles Daners. Oct 16, 1907. Oct 18, 1907. 5:1528..... nom

4th av, No 73, e s, Consent to assign lease. Hamilton Fish Corporation to Louis and Max Goldsmith EXRS Solomon Goldsmith. June 25. Oct 19, 1907. 2:555..... —

4th av, Nos 71 and 71½, e s. Consent to assign lease. Hamilton Fish Corporation to Louis and Max Goldsmith EXRS Solomon Goldsmith. June 25. Oct 19. 1907. 2:555.... —

5th av, No 450. Surrender lease. The Whitcomb Metallic Bedstead Co to Simon Frankel. All title. Oct 1. Oct 21, 1907. 3:841..... nom

6th av, No 159, all. Geo H Beyer Jr et al to Henry Pleus; 5 years, from May 1, 1907. Oct 21, 1907. 2:607.....2,000

6th av, No 942, store, &c. James H Shady to Herman Kuhn; 10 years, from Oct 1, 1907. Oct 23, 1907. 5:1269.....1,800

6th av, No 691, all. Giovanna Maresi to Israel Raved; 2 years, from May 1, 1908. Oct 19, 1907. 3:815..... .....3,100

7th av, No 43, all. Wm G Howenstine to David Solomon; 3 years, from May 1, 1907. Oct 24, 1907. 2:609 ..... 1,080

11th av, No 642, store and floor above. A Leopold Auerbach and ano to Morgan J O'Brien; 5 7-12 years, from Oct 1, 1907. Oct 21, 1907. 4:1075..... .....1,200

Same property. Assign lease. Morgan J O'Brien to Childe H Childs. Sept 21. Oct 21, 1907. 4:1075..... nom

## BOROUGH OF THE BRONX.

135th st, No 842, s w cor St Anns av, most westerly store east of above. Minnie Israel and ano to Clara Anderson; 4 9-12 yrs, from Aug 1, 1907. Oct 18, 1907. 10:2547..... 240

146th st, No 719 East. Assign lease. Max Bard to Joseph Philip. All title. Apr 25. Oct 21, 1907. 9:2291 ..... 600

Same property. Surrender lease. Joseph Philip to Tobe Kleinberg. All title. Oct 16. Oct 21, 1907. 9:2291 ..... nom

183d st, No 624 East. Assign lease. Emanuel De Caro to Davies J Marshall. Mort $1,074.25 Oct 19. Oct 23, 1907. 11:3071. ..... nom

Same property. Reassign lease. Davies J Marshall to Emanuel De Caro. Oct 21. Oct 23, 1907. 11:3071..... nom

183d st, No 624 East, 3-sty building. John Marx atty of Magdela Marx to Emanuel De Caro and ano; 5 years, from Aug 1, 1907, with 5 years renewal at $1,320 and $1,380. Oct 21, 1907. 11:3071..... 1,080 and 1,200

Bathgate av, Nos 1964 to 1968, all.....
Clinton av, No 1796, all..... | Samuel Marcus et al to A M Lazarowitz; from Oct 20, 1907, to May 1, 1910. Oct 19, 1907. 11:3044. $1,200 for Bathgate av premises and $400 per annum for Clinton av.....

Bathgate av, Nos 1964 to 1968 | Assign lease. A M Lazarowitz to
Clinton av, No 1796 | Harris Marcus. All title. Oct 19. Oct 24, 1907. 11:3044 and 2948 ..... 250

Brook av, No 293, s w cor 140th st, cor store. The Hermann Stursberg Realty Co to Thos P Concannon; 11 months, from Oct 1, 1907, with 4 years renewal at $900. Oct 21, 1907. 9:2281..... 720

Courtlandt av, No 777, n w cor 157th st, store and basement. Simon Dreisel and ano to Gustav Mau; 5½ years, from Nov 1, 1907. Oct 18, 1907. 9:2417..... 1,200

*Morris Park av, No 318, 18x70, 2-sty frame building. Helen Hartmann to Giacomo Sparaco; 3 years, from Oct 1, 1907. Oct 18, 1907. ..... 480 and 504

*Morris Park av, s s, 61 w Unionport road, being lot 459 map Van Nest Park, all. Anton Ruzicka to Michael Polizzi; 3 years, from Oct 15, 1907. Oct 24, 1907 ..... 780

Southern Boulevard, No 1004, s e cor 137th st, 2-sty building. Emil Grabowsky to Adolph Yung; 5½ years, from Nov 1, 1907. Oct 21, 1907. 10:2565..... 1,200

Same property. Assign lease. Adolph Yung to The Ebling Brewing Co. Oct 16. Oct 21, 1907. 10:2565..... nom

St Ann's av, No 158. Assign lease. Clara Anderson to George Kienzle. Oct 18. Oct 22, 1907. 10:2547 ..... nom

Same property. Re-assign lease. George Kienzle to Clara Anderson. Oct 19. Oct 22, 1907. 10:2547 ..... nom

Webster av, No 2098, s e cor 180th st, store and basement. The Koelsch-Huebner Co to Anna Koch; 5 years, from Oct 1, 1907. Oct 21, 1907. 11:3029..... 300

Same property. Assign lease. Anna Koch to The Ebling Brewing Co. Sept 21. Oct 21, 1907. 11:3029..... nom

Webster av, e s, 25 s 202d st, 25x100, all. Mary E Wyckoff to Thomas Calladan; 10 years, from May 1, 1906. Oct 22, 1907. 12:3330 ..... taxes in excess of 25.33 and rental of 75 and 100

*White Plains av, No 38, Williamsbridge. Bill of sale, lease, &c. Mark Trautfield auctioneer to Adam Hoffman. Oct 17. Oct 23, 1907..... 500

*West Farms road, n e cor Berrian av. Assign lease. Joseph Bulger to John D Haase. Oct 17. Oct 18, 1907..... ...nom

*Same property. Reassign lease. John D Haase to Joseph Bulger. Oct 18, 1907..... nom

*West Farms road, n e cor Berrian av (Bronx Park av). Assignment of money that will become due on surrender of lease. Joseph Bulger to Bernheimer & Schwartz. All title. Oct 17. Oct 23, 1907..... nom

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**E. THIELE, Sole Agent,**
**99 John St., New York.**

# MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

October 18, 19, 21, 22, 23 and 24.

## BOROUGH OF MANHATTAN.

Abbotsford Realty Co to Howard T Gates. West End av, No 342, e s, 22.10 n 76th st, 19.10x90. Prior mort $25,000. 1 year, 6 %. Oct 21, 1907. 4:1168. 7,500

Same to same. Same property. Consent to above mort. Oct 21, 1907. 4:1168. ——

Same to same. Same property. Certificate as to above mort. Oct 21, 1907. 4:1168. ——

Altheimer, Ferdinand to Jennie Rosenthal. Park av, n e cor 103d st, No 101, 100.11x16. P M. Prior mort $8,300. Oct 21, 1907. 3 years, 6 %. 6:1031. 3,000

Acton Realty Co to Fanny Braun et al trus Ferdinand Braun. Ellwood st, c l, 300 n w c l Nagle av, runs n e 230 x n w 100 x s w 230 to c l Ellwood st x s e 100, except part for av and st. Oct 18, 3 years, 5½%. Oct 19, 1907. 8:2174. 10,500

Same to same. Same property. Certificate as to above mort. Oct 16. Oct 19, 1907. 8:2174. ——

Alexander, Emanuel to Fanny Alexander. Park Terrace East, s e cor 218th st, 193.8x78.8x100x51.5. Oct 23, 1907, 2 years, 5%. 8:2243. 7,000

Allen, Alice M to TITLE GUARANTEE & TRUST CO. 71st st, No 249, n s, 291.8 e West End av, 16.8x102.2. Oct 23, 1907, due, &c, as per bond. 4:1165. 10,000

Ashton, Mary to Joseph Polstein and ano. 166th st, No 458, s s, 125.4 w Edgecombe av, runs s 113.8 x w 25 x n w 12.7 x n 111.10 to st x e 37.6 to beginning. Prior mort $30,000. Oct 23, 1907, 2 years, 6%. 8:2111. 7,500

Atlas, Hyman and David Levine and JEFFERSON BANK with Charlotte Hastorf. Madison st, Nos 291 and 293. Subordination mort. Oct 14. Oct 18, 1907. 1:269. nom

Borsuk, Max to Josephine Rabinowitz. Norfolk st, No 121, w s, 60 s Rivington st, 20x50. Prior mort $11,000. Oct 22, 2 years, 6 %. Oct 23, 1907. 2:353. 2,000

Barr, Margt and Geo H, Josephine D Kluber and Maria L Fischer with St Mary's Free Hospital for Children. Barrow st, No 9. Extension mort. Aug 3. Oct 19, 1907. 2:590. nom

Badt, Morris, Edward to Isaac Moss and ano. *106th st, Nos 53 and 55, n s, 260.8 e Columbus av, 36.10x100.11; *106th st, Nos 57 and 59, n s, 223.11 e Columbus av, 36.9x100; 37th st, No 420, s s, 275 w 9th av, 25x98.9; 52d st, No 449, n s, 150 e 10th av, 25x100.5; 102d st, No 175, n s, 225 e Amsterdam av, 25x96.8x25x96.6; 44th st, No 531, n s, 400 w 10th av, 25x100.5. P M as to parcels marked *. Prior mort $193,000. Due Aug 11, 1908, 6%. Oct 11, 1907. 7:1842; 3:734; 4:1062; 7:1857; 4:1073. Reprinted from last issue when lines were separated. 20,000

Berman, Nathan to Dora Levy. 1st av, No 154, e s, 69.2 n e 9th st, 23.1x100. Due Apr 24, 1908, 6%. Oct 24, 1907. 2:437. 3,000

Same and Annie Kleinfeld, Annie Rothfeld and Dora Berman with same. Same property. Subordination agreement. Oct 24, 1907. 2:437. nom

Berkowitz, Julius and Manuel B, and Esther Frank to Mary E Tappenbeck. 1st av, No 149, w s, 23 n 9th st, 23.1x100. Due Nov 1, 1912, 5%. Oct 23, 1907. 2:451. 25,500

Brevoort, Wm H with UNION DIME SAVINGS INSTN. 25th st, Nos 134 and 136, s s, 375 w 6th av, 50x81.1. Extension mort. Oct 9. Oct 21, 1907. 3:800. nom

Borsuk, Max to Margt K Hoyle. Norfolk st, No 121, w s, 60 s Rivington st, 20x50. Oct 1, 5 years, 5½%. Oct 22, 1907. 2:353. 11,000

Barney, Chas T, of Southampton, N Y, to Saml N Hoyt. 38th st, No 101, n e cor Park av, 115x57.9. Mar 3, 1902, 2 years, 5%. Oct 22, 1907. 3:894. 150,000

Brennan, Thomas to Rose Burke. 170th st, No 558, s s, 125 w Audubon av, 25x95. P M. Oct 21, 5 years, 4½%. Oct 22, 1907. 8:2126. 5,000

Bernard, Julia D (and Anthony F Koelble in bond only) to Joseph Frey. St Nicholas av, n e cor 166th st, Nos 553 and 555, 26.2x65.6x25x57.7. Oct 21, 3 years, 5%. Oct 22, 1907. 8:2124. 20,000

Berliner, Julius and Max Greenberg to Business Mens Realty Co. Monroe st, Nos 184 and 186, s e cor Montgomery st, No 55, 60x20; Montgomery st, No 57, e s, 20 s Monroe st, 18x60. Oct 17, demand, 6%. Oct 22, 1907. 1:259. 3,000

Beale, Joseph, of Caln Township, Chester Co, Pa, to Geo B Roberts as pres't Penna R R Co et al. Courtlandt st, No 83, s s, abt 75 w Washington st, 22.6x58. Dec 21, 1888, due Dec 10, 1889, 4%. Oct 22, 1907. 1:58. 45,000

Cytryn, Abraham to Lion Brewery. Av B, s e cor 14th st. Saloon lease. Oct 14, demand, 6%. Oct 22, 1907. 2:396. 1,500

Clausnitzer, Louisa H to Philip Cowen and ano exrs Julia Cowen. 3d av, No 440, w s, 79.1 n 30th st, runs s 19.8 x w 100 x s 31 x e 40 x n 11.4 x e 60 to beginning. P M. Prior mort $12,500. 3 years, 6%. Oct 24, 1907. 3:886. 3,250

Curtis, Charles G to U S MORTGAGE AND TRUST CO. 70th st, No 18, s s, 75 w Madison av, 20x100; Park av, Nos 961 to 967, n e cor 82d st, 102.2x100. Due Apr 24, 1908, —%. Oct 24, 1907. 5:1384—1511. note, 40,000

Columbia Typewriter Manufacturing Co to Bertha Lesinsky. 115th st, Nos 37 to 43, n s, 470 w 5th av, 100x100.11. Prior mort $75,000. Oct 22, 3 years, 6 %. Oct 24, 1907. 6:1600. 10,000

Same to same. Same property. Certificate as to consent of stockholders to above. Oct 22. Oct 24, 1907. 6:1600. ——

Ciancimino, Peter, of Brooklyn, N Y, to Chas C Jacobs. 70th st, No 320, s s, 236.1 w West End av, 18.2x100.5. Oct 14, due Nov 1, 1908, 6%. Oct 19, 1907. 1:1181. 400

Conheady, Thomas and Patrick McKeogh with Mary Meyers. Lexington av, No 521, e s, 40.5 n 48th st, 20x70. Extension mort. Oct 2. Oct 18, 1907. 5:1303. nom

Cunneen, Carroll to Hulbert Peck. 9th av, No 551, w s, 98.9 n 40th st, 24.8x100. Oct 23, 1907, due Nov 1, 1915, 6%. 4:1050. 4,500

Cox, John W to U S SAVINGS BANK, N Y. 57th st, No 24, s s, 28.6 w Madison av, 18.6x100.5. Oct 23, 1907, 2 years, 5½% for 1st year and thereafter 5 %. 5:1292. 100,000

Cox, John W to U S SAVINGS BANK of N Y. 38th st, No 11, n s, 147.6 w Madison av, 23.9x98.9, 39th st, No 16, s s, 145 w Madison av, 25x98.9. Oct 23, 1907, 2 years, 5½% for 1st year and thereafter 5%. 3:868. 25,000

Crown Realty Co to Caroline W Sommer. Amsterdam av, No 833, e s, 25.11 s 101st st, 25x75. Prior mort $——. Oct 15, due Feb 1, 1908, 6%. Oct 18, 1907. 7:1855. 5,000

Same to same. Same property. Consent to above mort. Oct 15. Oct 18, 1907. 7:1855. ——

Cording, Henry H with BOWERY SAVINGS BANK. 128th st, Nos 57 and 59 West. Extension mort. Oct 16. Oct 18, 1907. 6:1726. nom

Crown Realty Co to Caroline W Sommer. Columbus av, No 943, e s, 25.11 n 106th st, 25x75. Prior mort $——. Oct 15, due Feb 1, 1908, 6%. Oct 18, 1907. 7:1842. 5,000

Same to same. Same property. Consent to above mort. Oct 15. Oct 18, 1907. 7:1842. ——

Daub, Leonhard to Chas L Antony. 49th st, No 335, n s, 500 w 8th av, 25x100.5. Oct 22, 1 year, 4½%. Oct 23, 1907. 4:1040. 3,000

Daners, Charles to Peter Doelger. 3d av, No 1469, s e cor 83d st, Nos 200 and 202. Saloon lease. Oct 16, demand, 6%. Oct 18, 1907. 5:1528. 8,000

Same to Louis Luessen. Same property. Saloon lease. Oct 16, demand, 6%. Oct 18, 1907. 5:1528. 2,500

Dippel, Bertha A M with Henrietta de Groot. 14th st, No 514 East. Extension mort. Oct 11. Oct 21, 1907. 2:407. nom

Doran, Kate and Mary F to Susan Devin. Madison av, No 1004, w s, 46 s 78th st, 15.2x74. 5 years, 4½%. Oct 22, 1907. 5:1392. 10,000

Dowling, Michael to Geo Ehret. Broadway, No 1489½, or 7th av, s w cor 43d st, No 200, 20.5x60; 43d st, No 202, s s, 60 w 7th av, 20x60.5. Leasehold. Prior mort $16,000. Oct 21, demand, 6%. Oct 22, 1907. 4:1014. 15,000

Dederer Abijah M and Corporate Realty Assoc with Hyman Horwitz. 146th st, Nos 506 to 520 West. Subordination agreement. Sept 23. Oct 22, 1907. 7:2077. nom

EMIGRANT INDUSTRIAL SAVINGS BANK with Henry W Berg. 7th st, No 98. Extension mort. Oct 22, 1907. 2:434. nom

EMIGRANT INDUSTRIAL SAVINGS BANK with Henry W Berg. 8th st or St Marks pl, No 101, n s, 200 e 1st av, 37.6x110. Extension mort. Oct 22, 1907. 2:436. nom

821 Broadway Co to LAWYERS TITLE INS & TRUST CO. Broadway, Nos 821 and 823. Certificate as to mort for $125,000. Oct 23. Oct 24, 1907. 2:564. ——

821 Broadway Co to Hopeton D Atterbury and ano. Broadway, No 823, w s, 27 n 12th st, 22.2x59.1x22x61.4; Broadway, No 821, n w cor 12th st, Nos 51 and 53, runs w 87.2 x n 31.2 x — 13.3 x s 22 x e 61.4 to Broadway x s 27 to beginning. Leasehold. Prior mort $250,000. Oct 23, 5 years, 5%. Oct 24, 1907. 2:564. 125,000

Same to same. Same property. Certificate as to above mort. Oct 23. Oct 24, 1907. 2:564. ——

Eighty-Ninth Street Co to U S TRUST CO. 89th st, s s, 100 e 5th av, runs s 95 x e 27.8 x s 5.8 x e 7.4 x n 100.8 to st x w 35 to beginning; 89th st, s s, 165 e 5th av, 41.1x100.8. Certificate as to 2 morts, aggregating $75,000. Oct 21, 1907. 5:1500. ——

Eighty-Ninth Street Co to U S TRUST CO of N Y. 89th st, s s, 100 e 5th av, runs s 95 x e 27.8 x s 5.8 x e 7.4 x n 100.8 to st x w 35 to beginning. Oct 17, due Nov 1, 1910, 5½%. Oct 21, 1907. 5:1500. 38,000

Eighty-Ninth Street Co to U S TRUST CO of N Y. 89th st, s s, 165 e 5th av, 41.1x100.8. Oct 17, due Nov 1, 1910, 5½%. Oct 21, 1907. 5:1500. 37,000

EAST RIVER SAVINGS INSTN with Louis Simon exr Estate Isidor Simon. Delancey st, No 40, n s, 75.4 e Forsyth st, 25.2x100.2; Delancey st, No 42, n s, 50 e Forsyth st, 25.2x100.2x25x100.1. Two extension of mortgages. Oct 14. Oct 22, 1907. 2:420. nom

EAST RIVER SAVINGS INSTN with Emanuel Isaac. Forsyth st, No 119, w s, 125 n Broome st, 25x100. Extension mortgage. Oct 18. Oct 22, 1907. 2:419. nom

EAST RIVER SAVINGS INSTN with estate Morris Solomon. Henry st, No 266, s s, 52.11 w Gouverneur st, runs s 113 x w 20.11 x n 110.4 to st x e 31 to beginning. Extension mort. Oct 14. Oct 22, 1907. 1:268. nom

EAST RIVER SAVINGS INSTN with estate of Morris Solomon. Henry st, No 264, s s, 24.10x110.4x24.10x111.8. Extension mort. Oct 14. Oct 22, 1907. 1:268. nom

EAST RIVER SAVINGS INSTN with George Karsch. 1st av, No 585, w s, 84.8 s 34th st, 21.1x100. Extension mortgage. Oct 14. Oct 22, 1907. 3:939. nom

EAST RIVER SAVINGS INSTN with Mary Rusk. 35th st, No 166, s s, 60 e 7th av, 18x67.3x18.10x72.9. Extension mortgage. Oct 15. Oct 22, 1907. 3:810. nom

EAST RIVER SAVINGS INSTN with David Melchner and Caroline Reis. 10th av, No 779, w s, 100.5 n 52d st, 25.5x100. Extension mortgage. Oct 15. Oct 22, 1907. 4:1081. nom

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EAST RIVER SAVINGS INSTN with Louis Simon. 8th av, No 337, w s, 21.8 s 27th st, runs s 26 x w 30 x w 20 x n e 27.4 x e 60 to beginning. Extension mortgage. Oct 14. Oct 22, 1907. 3:750. nom

EAST RIVER SAVINGS INSTN with John G W, Louisa, Harry C and Catherine Honeck. 2d av, No 495, s w cor 28th st, Nos 242 and 244, 24.8x100. Extension mortgage. Oct 15. Oct 22, 1907. 3:908. nom

EAST RIVER SAVINGS INSTN with Margt B Young. 84th st, No 139, n s, 347 e Amsterdam av, 22x102.2. Extension mortgage. Oct 14. Oct 22, 1907. 4:1215. nom

EAST RIVER SAVINGS INSTN with Margt B Young. 84th st, No 141, n s, 325 e Amsterdam av, 22x102.2. Extension mortgage. Oct 14. Oct 22, 1907. 4:1215. nom

EAST RIVER SAVINGS INSTN with Clara Frank. 49th st, No 156, s s, 88 w 3d av, 20x60. Extension mortgage. Oct 14. Oct 22, 1907. 5:1303. nom

EAST RIVER SAVINGS INSTN with The Wyandot Club. 58th st, No 232, s s, 370 e 3d av, 20x100.5. Extension mortgage. Oct 14. Oct 22, 1907. 5:1331. nom

EAST RIVER SAVINGS INSTN with Wm J O'Brien. 58th st, Nos 430 and 432, s s, 221.5 w Av A, 30.6x100.4. Extension mortgage. Oct 16. Oct 22, 1907. 5:369. nom

EAST RIVER SAVINGS INSTN with Catherine Duffy. Madison st, No 81, n s, 25x100. Extension mortgage. Oct 19. Oct 22, 1907. 1:277. nom

EAST RIVER SAVINGS INSTN with Chas H Louis. Mott st, No 161, e s, 25x91. Extension mortgage. Oct 18. Oct 22, 1907. 1:204. nom

EAST RIVER SAVINGS INSTN with Mary Healy. Cherry st, No 17, s s, 24.4x75.11x8.5x63.3, e s. Extension mortgage. Oct 16. Oct 22, 1907. 1:160. nom

EAST RIVER SAVINGS INSTN with Estate of Isaac Rinaldo. Madison st, No 107, n s, 25x106. Extension mortgage. Oct 15. Oct 22, 1907. 1:277. nom

EAST RIVER SAVINGS INSTN with John Callahan. Park Row, No 134, n w s, 185.2 s w Pearl st, runs n w 112.10 x n e 22.9 x s e 112.10 to Park row x s w 22.9 to beginning. Extension mortgage. Oct 14. Oct 22, 1907. 1:159. nom

EAST RIVER SAVINGS INSTN with John Callahan. Park Row, No 138, n w s, 162.5 s w Pearl st, runs n w 112.10 x n e 17.6 x s e 113.9 to Park Row x s w 22.6 to beginning. Extension mortgage. Oct 14. Oct 22, 1907. 1:159. nom

EAST RIVER SAVINGS INSTN with Hugh P Skelly exr Patrick Skelly. Canal st, No 381, n w cor West Broadway, Nos 238 to 242, runs n 82.6 x w 6.5 x s w 79.11 x e 22.1 to beginning. Extension mortgage. Oct 18. Oct 22, 1907. 1:227. nom

EAST RIVER SAVINGS INSTN with Wm Gamble. Washington st, No 292, w s, 19.10x48.9. Extension mortgage. Oct 17. Oct 22, 1907. 1:139. nom

EAST RIVER SAVINGS INSTN with Abraham Zubrinsky. Orchard st, No 25, w s, 26x70. Extension mortgage. Oct 17. Oct 22, 1907. 1:209. nom

EAST RIVER SAVINGS INSTN with Emily Buttenheim. Cherry st, No 171, s s, 26.5 e Market Slip, 25x60. Extension mortgage. Oct 14. Oct 22, 1907. 1:249. nom

EAST RIVER SAVINGS INSTN with Chevra Agudas Achim Anschei Kurlander. Eldridge st, No 175, w s, 149.10 s Rivington st, 24.5x100x24.3x100. Extension mortgage. Oct 16. Oct 22, 1907. 2:420. nom

EAST RIVER SAVINGS INSTN with Gertrude Schneider and John Gruel. 51st st, Nos 328 and 330 s s, 253 e 1st av, 33x100.5. Extension mortgage. Oct 15. Oct 22, 1907. 5:1362. nom

EAST RIVER SAVINGS INSTN with William Herbert. 93d st, No 323, n s, 325 e 2d av, 25x100.8. Extension mortgage. Oct 17. Oct 22, 1907. 5:1556. nom

EAST RIVER SAVINGS INSTN with Edwin A Beck. 127th st, No 19, n s, 228.9 e 5th av, 18.9x99.11. Extension mortgage. Oct 14. Oct 22, 1907. 6:1752. nom

EAST RIVER SAVINGS INSTN with Elias Sobel and Estate of Philip Sobel. East Broadway, No 148, n s, 25x62.6. Extension mortgage. Oct 17. Oct 22, 1907. 1:283. nom

EAST RIVER SAVINGS INSTN with Sophia E Blake. East Broadway, No 24, n s, 25x ½ blk. Extension mortgage. Oct 14. Oct 22, 1907. 1:281. nom

EAST RIVER SAVINGS INSTN with Mary A McGivney. 120th st, No 160, s s, 158.4 e 7th av, 16.8x100.11. Extension mortgage. Oct 16. Oct 22, 1907. 7:1904. nom

EAST RIVER SAVINGS INSTN with Max Altmayer. 129th st, No 212, s s, 150 w 7th av, 17x99.11. Extension mortgage. Oct 14. Oct 22, 1907. 7:1934. nom

EAST RIVER SAVINGS INSTN with Henry Neugass. 145th st, No 415, n s, 138 e Convent av, 18x99.11. Extension mortgage. Oct 14. Oct 22, 1907. 7:2050. nom

EAST RIVER SAVINGS INSTN with Geo Munstermann. 117th st, No 151, n s, 125 e 7th av, 25x100.11. Extension mortgage. Oct 16. Oct 22, 1907. 7:1902. nom

EAST RIVER SAVINGS INSTN with Cornelia Everell. Fulton st, No 50, s w s, 24.11x20x24.11x14.8. Extension mortgage. Oct 15. Oct 22, 1907. 1:75. nom

EAST RIVER SAVINGS INSTN with Abraham Zubrinsky. Hester st, No 19, n s, 25 w Suffolk st, 25x75. Extension mortgage. Oct 17. Oct 22, 1907. 1:312. nom

EAST RIVER SAVINGS INSTN with Elias Sobel and Estate of Philip Sobel. Division st, Nos 19 and 19½, s s, 25x ½ blk. Extension mortgage. Oct 17. Oct 22, 1907. 1:281. nom

EAST RIVER SAVINGS INSTN with William Gamble. 146th st, No 458, s s, 260 e Amsterdam av, 40x99.11. Extension mort. Oct 17. Oct 22, 1907. 7:2050. nom

EAST RIVER SAVINGS INSTN with Lizzie A Steers. 7th av, Nos 2211 to 2215, s e cor 131st st, No 158, 45.11x100. Extension mort. Oct 16. Oct 22, 1907. 7:1915. nom

EAST RIVER SAVINGS INSTN with John Brown and William Gamble. 146th st, s s, 250 w Broadway, runs s 99.11 x w 75 x n 24.11 to e s Riverside Drive x n e 77.5 to s s 146th st x e 58.10 to beginning. Extension mort. Oct 17. Oct 22, 1907. 7:2092. nom

EAST RIVER SAVINGS INSTN with John Brown and William Gamble. 147th st, n s, 225 w Broadway, 100x99.11. Extension mort. Oct 17. Oct 22, 1907. 7:2094. nom

EAST RIVER SAVINGS INSTN with Ellen McKnight. 117th st, No 185, n s, 92.6 w 3d av, 19x74.10x27x53. Extension mort. Oct 15. Oct 22, 1907. 6:1645. nom

EAST RIVER SAVINGS INSTN with Casper D P and Karen Schnoor. 104th st, No 48, s s, 70 e Madison av, 25x100.11. Extension mort. Oct 17. Oct 22, 1907. 6:1679. nom

EAST RIVER SAVINGS INSTN with Henry H Heert. 3d av, No 2321, n e cor 126th st, No 201, 50x90. Extension mort. Oct 16. Oct 22, 1907. 6:1775. nom

EAST RIVER SAVINGS INSTN with Henry H Heert. 3d av, Nos 2346 and 2348, n w cor 127th st, No 171, 49.11x100; 127th st, n s, 100 w 3d av, 9.11x100x9.10x100. Extension mort. Oct 16. Oct 22, 1907. 6:1776. nom

EAST RIVER SAVINGS INSTN with Ottilie Kessler. Av A, No 1556, e s, 21.5 n 82d st, 20x78. Extension mort. Oct 17. Oct 22, 1907. 5:1579. nom

EAST RIVER SAVINGS INSTN with George Gerold Jr. 90th st, No 411, n s, 194 e 1st av, 25.4x100.8. Extension mort. Oct 17. Oct 22, 1907. 5:1570. nom

EAST RIVER SAVINGS INSTN with Joseph Seiferd. 90th st, No 415, n s, 244.4 e 1st av, 25.4x100.8. Extension mort. Oct 15. Oct 22, 1907. 5:1570. nom

EAST RIVER SAVINGS INSTN with Katharina Kunz. 1st av No 1449, w s, 50 n 75th st, 25x73. Extension mort. Oct 14. Oct 22, 1907. 5:1450. nom

EAST RIVER SAVINGS INSTN with Edw and Geo W Kemp trustees estate William Kemp. 112th st, No 126, s s, 250 e 7th av, 20x100.11. Extension mort. Oct 17. Oct 22, 1907. 7:1821. nom

EAST RIVER SAVINGS INSTN with Max and Josephine Beck. 7th av, No 2021, n e cor 121st st, No 163, 25.11x92. Extension mort. Oct 17. Oct 22, 1907. 7:1906. nom

EAST RIVER SAVINGS INSTN with Jacob C Rosenblum. 130th st, No 160, s s, 175 e 7th av, 18.9x99.11. Extension mort. Oct 16. Oct 22, 1907. 7:1914. nom

EAST RIVER SAVINGS INSTN with Frederick Ockert. Columbus av, No 849, e s, 75.11 s 102d st, 25x80. Extension mort. Oct 14. Oct 22, 1907. 7:1837. nom

EAST RIVER SAVINGS INSTN with Robt L Waters. 128th st, No 49, n s, 385 e Lenox av, 25x99.11. Extension mort. Oct 16. Oct 22, 1907. 6:1726. nom

EAST RIVER SAVINGS INSTN with estate Patrick Skelly, Hugh P Skelly exr. 83d st, No 24, s s, 275 w Central Park West, 19 x102.2. Extension mort. Oct 18. Oct 22 1907. 4:1196. nom

EAST RIVER SAVINGS INSTN with Frederick Buse. 1st av, Nos 1106 to 1112, s e cor 61st st, Nos 400 to 418, 100.5x300. Extension mort. Oct 12. Oct 22, 1907. 5:1455. nom

EAST RIVER SAVINGS INSTN with Harry W Krumwiede. 8th av, No 876, e s, 60.5 n 52d st, 20x70. Extension mort. Oct 15. Oct 22, 1907. 4:1024. nom

EAST RIVER SAVINGS INSTN with Henry W Krumwiede. 10th av, No 776, e s, 50.2 s 53d st, 25x75. Extension mort. Oct 15. Oct 22, 1907. 4:1062. nom

EAST RIVER SAVINGS INSTN with Peter Hassinger. 57th st, No 219, n s, 250 e 3d av, 20x100. Extension mort. Oct 14. Oct 22, 1907. 5:1331. nom

EAST RIVER SAVINGS INSTN with Joseph Oshinsky and Jacob Goldstein. 35th st, Nos 529 to 535, n s, 325 e 11th av, 100x98.9 x99.10x98.9. Extension mort. Oct 18. Oct 22, 1907. 3:707. nom

EAST RIVER SAVINGS INSTN with John E and Margaretha Hertel. 10th av, No 639, w s, 25.1 n 45th st, 25.1x100. Extension mort. Oct 15. Oct 22, 1907. 4:1074. nom

EAST RIVER SAVINGS INSTN with John Schreyer. 10th av, No 583, w s, 75.5 s 43d st, 25x100. Extension mort. Oct 18. Oct 22, 1907. 4:1071. nom

EAST RIVER SAVINGS INSTN with Henry W Krumwiede. 29th st, No 509, n s, 125 w 10th av, 25x98.9. Extension mort. Oct 15. Oct 22, 1907. 3:732. nom

EAST RIVER SAVINGS INSTN with Henry A Sohl. 51st st, No 211, n s, 135 e 3d av, 25x100.4. Extension mort. Oct 14. Oct 22, 1907. 5:1325. nom

EAST RIVER SAVINGS INSTN with Reinhard Gennerich. Lexington av, No 585, e s, 100.5 s 52d st, 25x100. Extension mort. Oct 17. Oct 22, 1907. 5:1306. nom

EAST RIVER SAVINGS INSTN with Reinhard Gennerich. Lexington av, No 587, e s, 75.5 s 52d st, 24.11x100x25x irreg. Extension mort. Oct 17. Oct 22, 1907. 5:1306. nom

EAST RIVER SAVINGS INSTN with George W Schieck. 43d st, No 337, n s, 100 w 1st av, 28.6x100.5. Extension mort. Oct 15. Oct 22, 1907. 5:1336. nom

EAST RIVER SAVINGS INSTN with Samuel Wertheim. 2d av, No 804, s e cor 43d st, Nos 300 and 302, 20.5x81. Extension mort. Oct 17. Oct 22, 1907. 5:1335. nom

EAST RIVER SAVINGS INSTN with Hannah Morgenstein. 1st av, No 647, w s, 24.8 n 37th st, 24.8x78. Extension mort. Oct 14. Oct 22, 1907. 3:943. nom

EAST RIVER SAVINGS INSTN with John F Bauer. 2d st, No 251, s s, 97 w Av C 25x66.6x25.1x64.7 e s. Extension mort. Oct 16. Oct 22, 1907. 2:384. nom

EAST RIVER SAVINGS INSTN with John J Magner and Henry F Kain. 20th st, No 340, s s, 180 w 1st av, 20x92. Extension mort. Oct 15. Oct 22, 1907. 3:925. nom

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ATLAS PORTLAND CEMENT
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EAST RIVER SAVINGS INSTN with Henrietta Frank. 1st av, No 271, w s, 83.3 s 16th st, 20x80. Extension mort. Oct 14. Oct 22, 1907. 3:922. nom

EAST RIVER SAVINGS INSTN with George and Eva Kiesel. Av A, No 290, s e cor 18th st, No 500, 23x75. Extension mort. Oct 15. Oct 22, 1907. 3:975. nom

EAST RIVER SAVINGS INSTN with Tobias Asch and ano. Goerck st, Nos 153 and 155, w s, 68.6 n Houston st, 41.9x100. Extension mort. Oct 15. Oct 22, 1907. 2:356. nom

EAST RIVER SAVINGS INSTN with Chevra Eiz Chaim Anshe Wolosin. Madison st, No 209, n s, 130.7 e Rutgers st, 26.1x100. Extension mort. Oct 14. Oct 22, 1907. 1:271. nom

EAST RIVER SAVINGS INSTN with Emanuel Isaac. Clinton st, No 99, w s, 250.8 s Rivington st, 25.4x100. Extension mort. Oct 18. Oct 22, 1907. 2:348. nom

EAST RIVER SAVINGS INSTN with Edw J and William Brown. Cherry st, No 423, s s, 150.4 w Jackson st, 25.3x88.9. Extension mort. Oct 15. Oct 22, 1907. 1:260. nom

EAST RIVER SAVINGS INSTN with Elias Sobel and estate Philip Sobel. East Broadway, No 128, n s, 116.3 e Pike st, 25x63. Extension mort. Oct 17. Oct 22, 1907. 1:283. nom

EAST RIVER SAVINGS INSTN with Elias Sobel and estate Philip Sobel. East Broadway, No 134, n s, abt 185 e Pike st, 25x½ blk. Extension mort. Oct 17. Oct 22, 1907. 1:283. nom

EAST RIVER SAVINGS INSTN with Elias Sobel and estate Philip Sobel. East Broadway, No 132, n s, abt 160 e Pike st, 25x61. Extension mort. Oct 17. Oct 22, 1907. 1:283. nom

EAST RIVER SAVINGS INSTN with Elias Sobel and estate Philip Sobel. East Broadway, No 130, n s, abt 135 e Pike st, 25x63. Extension mort. Oct 17. Oct 22, 1907. 1:283. nom

EAST RIVER SAVINGS INSTN with Maria Capparelli and Mary Massucci. Hester st, No 161, n w cor Elizabeth st, 24.1x50.9x24x59.9. Extension mort. Oct 15. Oct 22, 1907. 1:238. nom

EAST RIVER SAVINGS INSTN with Louis Simon exr Isador and Louis Simon. Madison st, No 217, n s, 104.6 w Jefferson st, 25.1x100. Extension mort. Oct 14. Oct 22, 1907. 1:271. nom

EAST RIVER SAVINGS INSTN with Morris Shidlovsky. Catharine st, No 23, n e cor Henry st Nos 19 and 21 23.1x19.2.7x2.7x100. Extension mort. Oct 15. Oct 22, 1907. 1:280. nom

EAST RIVER SAVINGS INSTN with Morris Shidlovsky. Catharine st, No 17, e s, 73.4 n Henry st, 27.1x110.4x27x107. Extension mort. Oct 15. Oct 22, 1907. 1:280. nom

EAST RIVER SAVINGS INSTN with David Davis. Henry st, No 160, s s, 156.7 e Rutgers st, 26.1x100. Extension mort. Oct 15. Oct 22, 1907. 1:271. nom

EAST RIVER SAVINGS INSTN with Levin Hetzberg. Division st, Nos 39 and 39½, s s, 240.10 w Market st, 25.2x55.10.25.4x56.2. Extension mort. Oct 15. Oct 22, 1907. 1:281. nom

EAST RIVER SAVINGS INSTN with Abraham Zubrinsky. East Broadway, No 60, n s, 138.11 w Market st, 25.1x69x25.1x68.8. Extension mort. Oct 17. Oct 22, 1907. 1:281. nom

Faust, Wm H and Eliz with Frederic de P Foster and ano exrs Sarah A Sands Mulberry st, No 174. Extension mort. Aug 6. Oct 22, 1907. 2:171. nom

Fischbein, Fanny (and Nathan her husband in bond only) to Caroline C Bishop. 6th st, Nos 742 and 744, s s, 177 w Av D, 44x97. Oct 21, 5 years, 5½%. Oct 22, 1907. 2:375. 45,000

Fuller, Anna P to LAWYERS TITLE INS & TRUST CO. 9th st, No 25, n s, 361.2 w 5th av, 18.4x92.3. Oct 17, 3 years, 5 years 5 . Oct 22, 1907. 2:573. 11,000

Faulkner, Rosanna to TITLE GUARANTEE & TRUST CO. 102d st, No 246, s s, 160 e West End av, runs s 96.6 x s e 20 x n 97.6 to st x w 20 to beginning. Oct 7, due, &c, as per bond. Re-recorded from Oct 7, 1907. Oct 22, 1907. 7:1873. 10,000

Fischel Realty Co with Isidor Leipzig and Jacob Fischel. Henry st, Nos 287 and 289, n e cor Scammel st, —x—. Agreement modifying conditions in mortgage. May 1, 1906. Oct 24, 1907. 1:288. nom

Farowich, Gussie to Louis Finkelstein. 115th st, No 17, n s, 270 w 5th av, 28.6x100.11. P M. Prior mort $5,500. Oct 21, due Apr 21, 1910, 6%. Oct 24, 1907. 6:1599. 4,200

Francis, Isabell G with John Brown and John M Fimian. 148th st, No 630, s s, 266.8 w Broadway, 16.8x99.11. Extension mort. Oct 19. Oct 23, 1907. 7:2094. nom

Fichthorn, Reuben E to Joseph Silverson and ano. 7th av, Nos 2504 and 2506, w s, 119.10 s 146th st, 40x100. P M. Prior mort $44,000. Oct 22, due Nov 1, 1912, 6%. Oct 24, 1907. 7:2031. 15,000

Franklin, Mary A to Martha Palmer. Lenox av, s w cor 121st st, No 100, 100.11x75. P M. Prior mort $——. Oct 18, due July 1, 1908, 6 . Oct 19, 1907. 7:1905. 35,000

Fox, Isaac to David Kidansky. Park av, n w cor 97th st, 100.11x100. Sub to terms of building loan. Oct 17, due Jan 1, 1908, 6%. Oct 18, 1907. 6:1603. 10,000

Friedberg, Adolph and Bernhard and Benj Penner and Annie Schwartz to Isaac Grossman and ano. Madison st, No 212, s s, 183 e Rutgers st, 27.1x100. Oct 22, due Apr 15, 1910, 5%. Oct 23, 1907. 1:271. 1,000

Furman, Virginia D H to City Real Estate Co. 76th st, No 114, s s, 136 e Park av, 18x102.2. Prior mort $11,000. Oct 18, 1907, due, &c, as per bond. 5:1410. 6,000

Gruver, Annie C to Margt S Heydt. 35th st, No 41, n s, 375 e 6th av, 18.9x98.9. Oct 17, due Jan 1, 1909, 6%. Oct 18, 1907. 3:837. 2,000

Gibson, Frances M to U S TRUST CO of N Y. 37th st, No 144, s s, 152 e Lexington av, 14x98.9. Oct 16, due June 1, 1910, 5%. Oct 18, 1907. 3:892. 3,000

Granbery, Imogene wife of and Wm H to William Miller. 53d st, No 29, n s, 360 e 6th av, 25x100.5. Prior mort $——. Oct 10, due Nov 1, 1908, 6%. Oct 18, 1907. 5:1269. 43,500

Gainsborough Studios, a corpn, to METROPOLITAN LIFE INS CO. Central Park South or 59th st, Nos 222 and 224, s s, 325 w 7th av, 50x100.5. Oct 22, due Nov 1, 1912, 6%, until completion of building, and thereafter 5½%. Oct 23, 1907. 4:1030. 300,000

Same to same. Same property. Certificate as to consent of stockholders to above. Oct 22. Oct 23, 1907. 4:1030. ——

Gannon, Mary E to LAWYERS TITLE INS & TRUST CO. 34th st, No 241, n s, 240 e 8th av, 23x98.9. Oct 21, 1907, 3 years, 5% . 3:784. 25,000

Goldstein, Joseph to Charles A Cornell. 25th st, Nos 406 and 408, s s, 112 e 1st av, 38x98.9; 117th st, No 179, n s, 149.6 w 3d av, 19x100.11. Oct 18, 1906, 1 year, 6%. Oct 24, 1907. 3:956—6:1645. 562.50

Gordon, Samuel to Bertha Kommel. 110th st, No 62, s s, 95 e Madison av, 25x100. Prior mort $21,000. 2 years, 6%. Oct 22, 1907. 6:1615. 2,000

Goldberg, Solomon and Joseph Kaplan to Lion Brewery. Canal st, No 71. Saloon lease. Oct 15, demand, 6%. Oct 22, 1907. 1:299. 6,800

Golding, Sam to Sarah E Furnald and ano exrs Francis P Furnald. 5th st, Nos 629 and 631, n s, 335.10 e Av B, 46.3x97. 5 years, 5 . Oct 22, 1907. 2:388. 53,500

Harbater, Joseph and Solomon Silk to Mary A A Woodcock. 7th st, Nos 117 and 119, n s, 222 w Av A, runs n 97.6 x w 35.8 x n 15.x w 0.10 x s 111.9 to st x e 42 to beginning. Oct 21, 4 years, 5%. Oct 22, 1907. 2:435. 50,000

Same to Etel wife Solomon Silk. Same property. Prior mort $50,000. Oct 21, installs, 6%. Oct 22, 1907. 2:435. 20,000

Hall, N Brigham to Maude E Hall. 167th st, n s, 95 e Audubon av, 75x81.7. Prior mort $12,000. Oct 21, due, &c, as per bond. Oct 22, 1907. 8:2123. 3,500

Hickey, Adelaide R to N Y LIFE INS CO. 102d st, No 311, n s, 160 w West End av, 20x100.11. Oct 21, 3 years, 5%. Oct 22, 1907. 7:1882. 5,000

Hensle Construction Co to The Green-Wood Cemetery. Broadway, No 3200, n e cor Manhattan st. Certificate as to mort for $11,000. Oct 19. Oct 24, 1907. 7:1982. — —

Harnett Wm F to COMMERCIAL TRUST CO of N Y. 11th av, Nos 440 and 442, e s, 24.9 n 36th st, 49.4x100. Due, &c, as per bond. Oct 24, 1907. 3:768. 30,000

Same to same. Same property. Prior mort $38,000. Due, &c, as per bond. Oct 24, 1907. 3:768. 7,000

Herzog, Elsie L to N Y LIFE INS & TRUST CO. 68th st, No 41, n s, 419 w Central Park West, 18x100.5. Oct 21, 1907, 3 years, 4½%. 4:1121. 20,000

Hurwitz, Meyer and Caroline Gottlieb to Bella Moses. Lewis st, No 203, w s, 22.10x67x22.8x70. Oct 18, due, &c, as per bond. Oct 19, 1907. 2:363. 12,000

Hensle Construction Co to The Greenwood Cemetery. Manhattan st, No 131, n e cor Broadway, No 320, 47.2x100.1x98.4x112. Oct 23, 1907, 5 years, 5½%. 7:1982. 110,000

Jacobs, Pauline with Wolf Sheinker. Orchard st, No 70. Extension mort. Oct 15. Oct 23, 1907. 2:408. nom

Jones, Robert O, of Mt Vernon, N Y, to John Haydock and ano trustees John S Williamson. 20th st, No 328, s w s, abt 345 w 8th av, 16.7x91.11. Oct 8, 2 years, —%. Oct 21, 1907. Oct 22, 1907. 3:743. 8,000

Johnson, Robert U to Theodore L De Vinne. Lexington av, No 327, e s, 47.6 s 30th st, 23.6x80. Prior mort $20,000. Oct 22, 1906, 3 years, 4½%. Oct 18, 1907. 3:894. 5,000

Judd, Aspinwall to Leopold Eidlitz, Jr. 69th st, No 137, n s, 330 w Columbus av, 18x100.5. Apr 16, 2 years, 6%. Oct 18 1907. 4:1141. 3,000

Kalt, Isidor to Sam Golding. 5th st, Nos 629 and 631, n s, 335.10 e Av B, 46.3x97. P M. 5 years, 6%. Oct 22, 1907. 2:388. 22,000

Same to same. Same property. P M. Prior mort $75,500. Demand, 6%. Oct 22, 1907. 2:388. 4,700

Kohn, Solomon H with Joseph Weinberger. 9th st, No 608 East. Extension mort. Oct 8. Oct 22, 1907. 2:391. nom

Kwint, Michael to John Stemme. 118th st, No 75, n s, 165 e Lenox av, 20x100.11. Oct 7, 3 years, 5%. Oct 22, 1907. 6:1717. 10,000

Koelble, Anthony F to Julia D Bernard. St Nicholas av, n e cor 166th st, Nos 553 and 555, 26.2x65.6x25x57.7. P M. Prior mort $20,000. 2 years, 6%. Oct 22, 1907. 8:2124. 5,000

Kaufman, Benj H with Herbert L May and ano exrs Simon May. 116th st, No 14 East. Extension mort. Oct 4. Oct 21, 1907. 6:1621. nom

Korn, Daniel L with Thomas S Willets. 45th st, No 438, s s, 275 e 10th av, 25x100.4. Extension mort. Oct 14. Oct 18, 1907. 4:1054. nom

Kane, Bridget C, of Larchmont, N Y, to Michl McCormick. 3d av, No 1382, w s, 76.8 s 79th st, 25.6x100. 3 years, 5%. Oct 23 1907. 5:1413. 18,000

Legniti, Angelo and Domenico Impernoso with METROPOLITAN TRUST CO of N Y. Sullivan st, Nos 45 to 49. Subordination agreement. Oct 18, 1907. 2:476. nom

Legniti, Angelo and Rose Spiegel, Henrietta Lazarus and David Gutter with same. Same property. Subordination mort. Oct 16. Oct 18, 1907. 2:476. nom

Lyon, Anna E to Mortimer M Singer. 72d st, No 129, n s, 30 w Lexington av, 125x102.2. Prior mort $——. Oct 18, 1907, due June 1, 1908, 6%. Oct 18, 1907. 5:1407. 13,300

Levitt, Philip and Jacob Kerner to Geo W May et al exrs Mary A May. 12th st, No 703, n s, 62.6 e Av C, 23.10x103.3. P M. Oct 17, 5 years, 5%. Oct 22, 1907. 2:382. 19,000

Ludwig, Conrad to Frank G Weiss. 2d av, No 1573, w s, 58.1 s 82d st, 19x61.8. P M. Oct 1, installs, 6%. Oct 22, 1907. 5:1527. 2,000

Lottman, Rose to Henry Katzenberg. Willett st, No 98, e s 75 s Stanton st, 25x100. Due, &c, as per bond. Oct 24, 1907. 2:339. 22,000

Lippmann, Israel and Milton M Eisman to Michael H Eisman. Lafayette st, Nos 66 to 72 (Elm st), w s, 25 n Leonard st, runs w 45.9 x n 25 x w 45.6 x n 30.9 x w 5 x n 19.3 x e 5 x n 25 x e 90 to Elm st x s 100 to beginning; Broadway, No 414, e s, 33.8 s Canal st, runs s 26.11 x e 85 x n 27 x w 85 to beginning. Prior mort $579,650. Oct 19, 1 year, 6%. Oct 21, 1907. 1:171-196. 25,000

Same to same. Same property. Assignment of rents to secure mort of $25,000. Oct 19. Oct 21, 1907. 1:171-196. nom

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

Laase, Madeline M to Adam Treu. 18th st, No 314, s s, 210 e 2d av, 14x78. Prior mort $8,000. Due Oct 21, 1912, 5 . Oct 24, 1907. 3:923. 2,000

Legniti, Angelo to METROPOLITAN TRUST CO of N Y Sullivan st, Nos 45 to 49, n e cor Watts st, Nos 21 to 36, runs n 51.6 x e 120 x s 9.6 to Watts st x w 127.1 to beginning. 5 years, 5 . Oct 18, 1907. 2:476. 18,360

Mintz, Lina to FARMERS LOAN & TRUST CO. Eldridge st, No 111 (No 93), n w s, abt 110 s Broome st, 25.3x100. Oct 21, 1907, 3 years, due, &c, as per bond. 2:418. 30,000

Moeker, Jenny R wife of Henry E to S Luk's Hospital, a corpn. Lexington av, No 316, w s, 22 n 38th st, 19x75. Oct 12, due Nov 1, 1912, 5 . Oct 18, 1907. 2:384 25,000

Mayer, Mark to Jos Doelgers Sons. 3d av, No 796. Saloon lease. Oct 19, demand, 6 . Oct 21, 1907. 5:1303. 4,500

Muller, Rosalie with SEAMENS BANK FOR SAVINGS in City N Y. 141st st No 474 West. Extension mort. Oct 17. Oct 21, 1907. 7:2057. nom

Major, Kate O wife Duncan K to Jeremiah N Martin. 149th st, No 471, n s, 76 e Amsterdam av, 18x100.11. Prior mort $14,000. Oct 19, due Dec 31, 1908, - . Oct 21, 1907. 7:2057. 100

Metropolis Securities Co to Marian Davis Collamore and ano. 48th st, No 517, n s, 250 w 10th av, 25x100.5. Certificate as to mort for $18,000. Oct 15. Oct 24, 1907. 4:1077. —

Metropolis Securities Co to Eliz M Greene extrx Geo L Greene. 56th st, No 416, s s, 250 w 9th av, 25x100.5. Certificate as to mort for $16,000. Oct 15. Oct 24, 1907. 4:1084. —

Metropolis Securities Co to Wm Seymour trus Laura S Hasbrouck. 56th st, No 414, s s, 225 w 9th av, 25x100.5. Certificate as to mort for $19,000. Oct 15. Oct 24, 1907. 4:1084. —

Maginnis, Valentine N to Edward Carpenter. 154th st No 425, n s, 191 e Amsterdam av, 18x99½ block. P M. 5 years, 5 . Oct 24, 1907. 7:2068. 1,600

Myer, Julius to Bertha Tenzer. Mangin st, No 13, e s, 75 s Broome st, 25x51.6. Oct 21, 1 year, 6%. Oct 22, 1907. 2:321. 250

Mann, David to Max Mann. 8th st, No 371, n s, 258 e Av C, 25x93.11 Prior mort $20,000. Oct 21, due Feb 1, 1909, 6 . Oct 22, 1907. 2:378. 3,300

Myer, Julius to Harris Feiner. Mangin st, No 13, e s, 75 s Broome st, 25x51.6. Prior mort $15,000. Oct 21, due Apr 21, 1908, 6%. Oct 22, 1907. 2:321. 6,000

Mann, David to Max Mann. Forsythe st, No 188, e s, 75 s Stanton st, 25x100. Prior mort $30,000. Oct 21, due Feb 1, 1909, 6%. Oct 22, 1907. 2:421. 4,000

NEW YORK TRUST CO with Nannie J Faulkner. 37th st, No 162, s s, 80 w 3d av, 21x69.3. Extension mort. Oct 17. Oct 21, 1907. 3:892. nom

Nanz, August C to Christian H Kruse and ano trustees Christian H Kruse. 156th st No 523, n s, 225 w Amsterdam av, 25x99.11. Oct 21, 1907, 3 years, 5%. 8:2115. 20,000

Nanz, August C to Mary A A Woodcock. 156th st, No 521, n s, 200 w Amsterdam av, 25x99.11. Oct 21, 1907, 3 years, 5%. 8:2115. 20,000

Neilson, Mary N to BANK FOR SAVINGS in City N Y. 1st av, No 329, n w cor 19th st, No 361, 22.8x79.9. Oct 19, 1 year, 5%. Oct 21, 1907. 3:925. 5,000

Nute, Henry to Jacob Froehlich Cabinet Works. 8th av, No 2251. Leasehold. Oct 18, 4 months, 6%. Oct 19, 1907. 7:1053. notes, 2,400

Oppenhym, Christine G et al extrx, &c, Adolphe Oppenhym with Henry and Isidor Steiner and Joseph Kopperl. 95th st, No 174 West. Extension mort. Oct 18. Oct 19, 1907. 4:1225. nom

O'Connor, Michael J and John to TITLE GUARANTEE & TRUST CO. 59th st, No 208, s s, 150 w 7th av, 25x100. Oct 22, due, &c, as per bond. Oct 24, 1907. 4:1030. 25,000

Opper, Fredk B, of Stamford, Conn, to Mary R Stewart. 78th st, No 147, n s, 290 e Amsterdam av, 20x102.2. P M. Prior mort $15,000. Oct 21, due, &c, as per bond. Oct 22, 1907. 4:1150. 6,000

Parnass & Dellon Realty Co to Solomon Beresovsky. 84th st, Nos 233 to 237, n s, 201.8 w 2d av, 60x102.2. Certificate as to mort for $12,000. Oct 9. Oct 22, 1907. 5:1530. —

Press, Adolf to Samuel Jagoda. 119th st, Nos 336 and 338, s s, 230 w 1st av, 70x100.10. Prior mort $— . Oct 23, instal's 6 . Oct 24, 1907. 6:1795. notes, 1,200

Paterno, Carolina T to Paterno Bros, a corpn. 110th st, Nos 620 to 624, s s, 325 w Broadway, 75x100.11 P M. Prior mort $200,000. Oct 21 1907, due, &c, as per bond. 7:1896. 44,000

Pfeiffer, Joseph to Eliz C Pfeiffer. 62d st No 130, s s, 114 w Lexington av, 20x100.5. Oct 17, demand 6 . Oct 19, 1907. 5:1396. 1,500

Phelps, Luis J with James A Hawes individ and as exr Euphemia A Hawes. 55th st, No 60, s s, 159 e Madison av, 16x100.5. Extension mortgage. Oct 22, 1907. 5:1290. nom

Phelps, Luis J of Norfolk, Conn, with James A Hawes individ and as exr Euphemia A Hawes. 55th st, No 60, s s, 159 e Madison av, 16x100.5. Extension mortgage. Oct 22, 1907. 5:1290. nom

Peloso, Margarita wife Amodeo to Bernheimer & Schwartz Pilsener Brewing Co. 109th st, No 231, n s, 375 e 2d av, 25x100.11 Prior mort $— . Oct 17, demand, 6 Oct 18, 1907. 6:1081 2,150

Rizzotto, Antonio, Leoluca, Angelo and Salvatore to Harris Sarason and ano. 112th st, Nos 321 and 323, n s, 312.6 w 1st av, 54x100.11. Oct 23, 1907, 1 year, 6 . 6:1084 2,325

Quinn, Teresa to LAWYERS TITLE INS & TRUST CO. 45th st, No 130, s s, 56.3 e Lexington av, 18.9x70. Oct 18, 5 years, 5% Oct 19, 1907. 5:1250 8,000

Raab, Geo to Joseph F Mulqueen. Canal st, Nos 106 to 110, s w cor Forsyth st. Nos 25 to 29, 75x74. Prior mort $150,000. June 27, 1 year, 6 . Oct 18, 1907. 1:201. 3,000

Robertson, Donald to Jonas B Kissam. Amsterdam av, n w cor 167th st, No 501, 40x100. Oct 21, 1907, 3 years, 5%. 8:2123. 50,000

Register, Mary H S, of Haverford, Pa, Hopeton D Atterbury, of New Rochelle, N Y, and 821 Broadway Co to LAWYERS TITLE INS & TRUST CO. Broadway, No 821, n w cor 12th st, No 51 and 53, runs w 87.2 x n 31.2 x e 17.3 x s 22 x e 61.4 to Broadway x s 27 to beginning; Broadway, No 823, w s, 27 n 12th st, 22.2x59.1x22x61.4. Oct 17, due Oct 24, 1912, 5%. Oct 24, 1907. 2:564. 125,000

Rothschild, Rosalie to Geo W Maynard. 51st st, No 337, n s, 368.9 e 2d av, 18.9x100.5. 3 years, 5 . Oct 18, 1907. 5:1344. 8,000

Reiff, Gustave to Central Brewing Co. Park row, No 156, and Pearl st, No 466. Saloon lease. Oct 21, demand, 6%. Oct 22, 1907. 1:160. 868.42

Robertson, Donald to Jonas B Kissam. Amsterdam av, No 2170, w s, 40 n 167th st, 36.1x100. Oct 21, 1907, 3 years, 5%. 8:2123. 32,500

Rogers, Mary K wife Winthrop L Rogers to SEAMENS BANK FOR SAVINGS in City N Y. 70th st, No 121, n s, 226 e Park av, 20x100.5. Oct 14, due Oct 21, 1910, 5½%. Oct 21, 1907. 5:1405. 30,000

Ripley, Mary B widow to EQUITABLE LIFE ASSURANCE SOCIETY of the U S. 70th st, No 16, s s, 90 w Madison av, 35x102.2. Prior mort $75,000. Oct 23, 1 year, 5%. Oct 24, 1907. 5:1393. 15,000

Reyerson, Emma to Edw Kates. 97th st, No 117, n s, 175 e Park av, 25x100.11. Due, &c, as per bond, 6%. Oct 22, 1907. 6:1628. 2,500

Regenbogen, Betsy to Max Meyer. Madison st, No 401, n s, 150 e Jackson st, 25x65.2 to Grand st, No 557, x28x79. Prior mort $17,000. Oct 21, 2 years, 6%. Oct 22, 1907. 1:265. 2,000

Rabiner, Mayer, Samuel Bernstein and Abraham J Rabiner with Caroline C Bishop. 6th st, Nos 742 and 744, s s, 177 w Av D, 44x97. Subordination mort. Oct 16. Oct 22, 1907. 2:375. nom

Schloss, Martha individ and as trus Levi A Schloss, and Estelle Domroe individ to LAWYERS TITLE INS & TRUST CO. 36th st, No 228, s s, 480 e 8th av, 20x98.9. Oct 14, 5 years, 4½%. Oct 22, 1907. 3:785. 11,000

Spear, Theresa R with Anton Fergen. 5th st, No 530 E. Extension mort. Oct 14. Oct 22, 1907. 2:400. nom

Schaeder, Karl to Lion Brewery. Broadway, No 2126. Saloon lease. Oct 31, 1906, demand, 6% Oct 22, 1907. 4:1166. 9 000

Schaefer, Daisy C wife of and John V, Jr, to Sigmund Rothfeld. Convent av, No 322, w s, 19.11 n 143d st, 20x100. Oct 18, due Nov 1, 1910, 5%. Oct 22, 1907. 7:2059. 16,500

Steiner, Simon and Adolph Schwartz to Jules Weil. Houston st, Nos 426 and 428, n e cor Av D, No 2, 44.9x70. Oct 21, 1907, 3 years, 6%. 2:357. 12,000

Society of Tammany or Columbian Order in City N Y to GERMAN SAVINGS BANK, N Y. 14th st, Nos 141 to 147, n s, 100 w 3d av, 116x122.6. Oct 11, 1 year, 4½%. Oct 18, 1907. 3:870. 87,000

Sullivan, Hannah to EQUITABLE LIFE ASSURANCE SOCIETY of the U S. 731 st, No 511, s s, 175 w West End av, 25x102.2. Due Jan 1, 1913, 6%. Oct 18, 1907. 4:1184. 45,000

Stewart, Archibald C M I to Augustus F Holly. James st, No 93, w s, 49.6 s Batavia st, 25x118 to New Chambers st, No 81, except part for New Chambers st. Building loan. Prior mort $12,000. Oct 22, 1 year, 6%. Oct 23, 1907. 1:111. 22,000

Same to trustees of estate Anna L Poillon. Same property. Oct 14, 3 years, 5 . Oct 23, 1907. 1:111. 12,000

Stieglitz, Leopold O to Chas Liebman. 65th st, No 60, s s, 40 w 1st av, 20x100.5. Oct 23, 1907, 1 year, 5 . 5:1379. 5,000

Solomon, Joseph to GERMAN SAVINGS BANK in City N Y. East Broadway, No 49, s s, 290 w Market st, 25x75x25.5x75. Oct 17, due Oct 1, 1910, 5%. Oct 18, 1907. 1:280. 30,000

Stark, Isaac with LAWYERS TITLE INS & TRUST CO. Av C, Nos 55 to 61. Extension mort. Oct 15. Oct 18, 1907. 2:387. nom

Silverson, Joseph and Bernard London to VAN NORDEN TRUST CO. 7th av, Nos 2512 and 2514, w s, 40 s 146th st, 40x100. 5 years, 6%. Oct 24, 1907. 7:2031. 18,000

Schiff, Harry to Mayer Jones. 111th st, Nos 304 and 306, s s, 110 w 8th av, 37.6x106.2. Oct 25, 2 years, 6%. Oct 24, 1907. 7:1846. 12,500

Siebert, Marie wife and Charles to Sarah Herz. Bleecker st, No 245, e s, 83.8 s Cornelia st, runs e 66.6 x s 8.8 x e 33.6 x s 12.3 x w 100 to Bleecker st x n 20.11 to beginning. P M. 5 years, 5%. Oct 24, 1907. 2:589. 16,000

Silverson, Joseph and Bernard London to TITLE GUARANTEE & TRUST CO. 7th av, Nos 2508 and 2510, w s, 80 s 146th st, 39.10x100. Oct 23, due, &c, as per bond. Oct 24, 1907. 7:2031. 44,000

Silverson, Joseph and Bernard London to VAN NORDEN TRUST CO. 7th av, Nos 2508 and 2510, w s, 80 s 146th st, 39.10x100. 5 years, 6%. Oct 24, 1907. 7:2031. 18,000

Society of St Johnland with Josephine Ledeky. Lenox av, No 183, w s, 25 n 119th st, 18.11x75. Extension mort. Sept 3. Oct 23, 1907. 7:1904. nom

Sarasohn, Abraham H and Esther Zwisohn to Joseph S Marcus. East Broadway, No 204, n s, 157.6 e Jefferson st, 26.4x65. Oct 21, due Feb 21, 1908, 6%. Oct 24, 1907. 1:285. 4,000

Turner, Wm E exr Elias K Turner with Joseph Gottlieb. Sylvan pl, No 17, begins at point 175 n 160th st and 20.8 w Jumel Terrace, runs s 34.6 to n s Sylvan pl x w 20.8 x n 34.6 x e 20.8 to beginning. Extension mort. June 5. Oct 23, 1907. 8:2109. nom

Thorn, Wesley, of Plainfield, N J, to TITLE GUARANTEE & TRUST CO. Bowery, No 204, w s, 160.5 n Spring st, 16.8x99.8x16.8x98.11. Oct 22, 1907, due, &c, as per bond. 2:492. 12,000

Tripler, Caroline to Nellie Cawley. 5th st, No 402, s s, 67.2 e 1st av, 20.9x65. Prior mort $13,000. Oct 17, installs, 6%. Oct 22, 1907. 2:432. 1,355.19

Volinsky, Fannie to Harlan F Stone trus David Stevenson. Monroe st, No 5, n s, 99.9 e Catharine st, 25.11x101.4x27.4x101.4. Oct 22, 5 years, 5%. Oct 24, 1907. 1:276. 23,000

Van Bever, Maurice to John C Tredwell. 31st st, No 114, s s, 183.4 w 6th av, 20.10x107.3x21.4x103. P M. Prior mort $10 000. Oct 18, due Aug 1, 1908, 6%. Oct 22, 1907. 3:806. 5,000

Wise, Leo H to Walter S Gurnee et al trus for Delia E Gurnee will Walter S Gurnee. 63d st, No 28, s s, 83.6 e Madison av, 17x100.5. 1 year, 5%. Oct 22, 1907. 5:1377. 30,000

Walter, Magdalene to Geo S Hopkin. 122d st, No 207, n s, 116 w 7th av, 18x100.11. P M. Prior mort $13,000. Oct 17, due , &c, as per bond. Oct 18, 1907. 7:1928. 3,700

Webel, Bernard W, of Mt Vernon, N Y, to BOWERY SAVINGS BANK. 104th st West, Nos 463 and 465. 2 extensions of mort. Oct 18. Oct 22, 1907. 8:2111. nom

Wortman, Irving and Max to Samson Lachman and ano. 2d av, No 572, e s, 73.3 s 32d st, 25.6x75. Prior mort $13,000. Due Apr 24, 1908, 6%. Oct 24, 1907. 3:937. 3,000

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**J. B. KING & CO., No. 1 Broadway, New York**

Webel, Bernard W, of Mt Vernon, to BOWERY SAVINGS BANK. 164th st, Nos 463 and 465, n s, 125 e Amsterdam av, 2 lots, each 25x105.10, 2 morts, each $4,000. Oct 18, 1907, 3 years, 5%. 8:2111. 8,000

Weinstein, Morris to Joseph O Farrington. 4th av, No 73, e s, 174 n 9th st, runs n 20.4 to 10th st, Nos 74 and 76, x s e 53.8 x s w 8 x n w abt 12.5 x w abt 36.9 to beginning; 4th av, Nos 71 and 71½, e s, 146 n 9th st, runs n 28 x e abt 36.9 x s e abt 12.5 x s w abt 25.5 x w 40.8 to beginning. Leasehold. Oct 14, 3 years, 6%. Oct 19, 1907. 2:555. 15,000

Weinstein, Morris to Jacob Korn. Grand st, No 258 (240), n s, abt 50 e Chrystie st, 25x75; Grand st, No 260, n s, abt 75 e Chrystie st, 24.8x75. ½ part. P M. Prior mort $60,000. Oct 15, 1 year, 6%. Oct 24, 1907. 2:418. 20,000

Weston, Mary F to John C Weston. Lawrence st, No 8, s s, 66.5 w from junction of s s Lawrence and s s 126th st, runs s 100 x w 25.9 x n 100 to st x e 25.9 to beginning. 5 years, 5%. Oct 24, 1907. 7:1966. 8,000

Weston, Mary F to John C Weston. Lawrence st, No 12, s s, abt 260 w Morningside av E and 37.3 e from point on s s Lawrence st, which is distant westerly 300 ft from w s 9th av, also 137.11 n w from s s Lawrence st and s s 126th st, runs s w 71.8 x s w 31.10 x s e 5.3 x n e 100 to s s Lawrence st x n w 20 to beginning. All title to strip 71.8 s Lawrence st and 300 w 9th av, runs s 31.11 x n w 14.8 x n e 28.3 to beginning. 5 years, 5%. Oct 24, 1907. 7:1966. 8,000

Weston, Mary F to John C Weston. Lawrence st, No 10, s s, 92.2 w from junction s s Lawrence st and s s 126th st, runs s 100 x w 25.9 x n 100 to st x e 25.9. 5 years, 5%. Oct 24, 1907. 7:1966. 6,000

Weston, Mary F to John C Weston. Academy st, w s, 150 s Seaman av, 25x153.3x25.3x157.3. 5 years, 5%. Oct 24, 1907. 8:2237. 3,000

Williams, Samuel and Samuel Grodginsky to Manner Realty Co. 149th st, Nos 304 and 306 West. Certificate as to reduction of mort. June 13. Oct 24, 1907. 7:2045. ——

Zanolini, Francesco to Blanche P Webster. Spring st, No 215 (191), n s, abt 50 e Macdougal st, 23x72 to alley x22x78 w s, with use of alley. Oct 21, 1907, 3 years, 5%. 2:504. 8,000

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Abelman Construction Co to Arcangelo Altieri. 139th st, s s, 84.10 e Brook av, 37.6x100. Prior mort $40,250. Oct 23, due Apr 1, 1908, —%. Oct 24, 1907. 9:2266. 1,800

*Anderson, Hans to T Emory Clocke. Randall av, s s, 50 w Murdock av, 50x100, Edenwald. Oct 17, due Nov 1, 1910, 6%. Oct 22, 1907. 2,000

*Brown, Jennie to Louis Mattlage. Forest st, w s, 325 n West Farms road, 50x100, Westchester. P M. June 15, 3 years, 5%. Oct 19, 1907. 1,000

Buckbee, Geo E to Fordham Realty Co. Kingsbridge Terrace, w s, 221.10 n Kingsbridge road, 25.2x62.6x25.2x56.7. P M. Oct 22, due, &c, as per bond. Oct 24, 1907. 12:3256. 1,200

Brown, John J to Franz Munch. 180th st, n s, 31 e Clinton av, 41x135.2. 3 years, 5%. Oct 24, 1907. 11:3096. 2,500

Bracken, Mary individ and as extrx Henry Bracken with BOWERY SAVINGS BANK. 178th st, Nos 450 and 452. Extension mort. Sept 30. Oct 21, 1907. 11:3034. nom

Brown, J Romaine with John C Embree. Fairmount pl, n s, 300 w Marmion av, 25x100. Extension mort. Oct 14. Oct 24, 1907. 11:2955. nom

Biglin, John A and Amanda U to Jacob Sonnick. 150th st, n e s, 80 n w Tinton av, 25x100. P M. Oct 21, 3 years, 5½%. Oct 23, 1907. 10:2642. 1,500

*Buckley, Daniel to Herbert S Ogden. Amethyst av, e s, 100 n Morris Park av, 15x100. Oct 22, 3 years, 5½%. Oct 23, 1907. 2,000

*Bronx Mortgage Co, a corpn, to Chas Gawain. West Farms road, e s, Montgomery pl, s s, St Peters av, n s, blk front bet Montgomery pl and St Peters av, 244.2x225.2x198.6x373.3; West Farms road, e s, Overing av, s s, Montgomery pl, n s, blk front bet Overing av and Montgomery pl, runs n e 62.5 to Overing av x e 106.6 x s 50 x w 25 x s 98.3 to Montgomery pl x w 194.6 to beginning. Oct 15, due, &c, as per bond. Oct 24, 1907. 25,000

Benenson, Benj to Julia G De Haven. Arthur av, No 2133, w s, 25 n 181st st, 18.9x94.9x18.9x94.10. Oct 1, 3 years, 5½%. Oct 23, 1907. 11:3063. 6,250

Same to same. Arthur av, No 2135, w s, 43.9 n 181st st, 18.9x 94.8x18.9x94.9. Oct 1, 3 years, 5½%. Oct 23, 1907. 11:3063. 6,250

*Caglieris, Eliz to Julius Lewine. Bronx Boulevard, late Marian st, n w s, 100 n 240th st, 50x100, Washingtonville. P M. Oct 17, due Apr 17, 1908, 6%. Oct 18, 1907. 700

Cohn, Dora to Helen Cash. Bainbridge av, s s, 142.3 w 201st st, 51x118x49x118. Aug 27, due Oct 22, 1908, 6%. Oct 22, 1907. 12:3292. 6,000

Cordes, Charles H to August H Cordes. Willis av, s w cor 143d st, 16.8x100. Prior mort $13,000. Oct 21, 3 years, 6%. Oct 24, 1907. 9:2305. 4,000

Delaney, James E to Almira J Brown. 167th st, No 459, n s, 189.5 e Park av, 27x100. Prior mort $4,200. Oct 19, demand, 6%. Oct 24, 1907. 9:2389. 1,000

Doino, Paolo to Antonio D'Angelo. Union av, n w cor 150th st, 25x100. Oct 15, due, &c, as per bond. Oct 24, 1907. 10:2664. 4,000

Delaney, James E with Grazia Costa, Francesco Gitto and Almira J Brown. 180th st, No 359 East. Extension mort. Oct 19. Oct 24, 1907. 11:3143. nom

Dale, Ella R wife Joseph S to U S TRUST CO of N Y. Walton av, e s, 168.11 s 150th st, 20x86.9x20.10x88.10. Oct 19, due Nov 1, 1910, 5%. Oct 21, 1907. 9:2347. 3,000

EAST RIVER SAVINGS INSTN with Charles Zobel. Franklin or Crotona av, w s, 100 n e 175th st, late Fairmount av, 25x100. Extension mortgage. Oct 14. Oct 22, 1907. 11:2945. nom

EAST RIVER SAVINGS INSTN with John E McCarthy. 160th st, n s, 100 e Elton av, 101.8 to c l William st x69.7x55x50. Extension mortgage. Oct 16. Oct 22, 1907. 9:2382. nom

EAST RIVER SAVINGS INSTN with Caroline M Behnken. Willis av, s w cor 137th st, 25x81.6. Extension mortgage. Oct 16. Oct 22, 1907. 9:2299. nom

EAST RIVER SAVINGS INSTN with Anna Piser. 3d av, s w cor 145th st, 58.6x80x irreg x100. Extension mortgage. Oct 15. Oct 22, 1907. 9:2325. nom

EAST RIVER SAVINGS INSTN with August K Rasche. Prospect av, n w cor Dawson st, 25x94.7x25x93.7. Extension mortgage. Oct 17. Oct 22, 1907. 10:2675. nom

EAST RIVER SAVINGS INSTN with Henry L Phillips. Westchester av, n e cor Prospect av, 112x38.11x38.11x112. Extension mortgage. Oct 18. Oct 22, 1907. 10:2690. nom

EAST RIVER SAVINGS INSTN with Max and Eliza Magsamen. Webster av, e s, 130 n 169th st, 28.3x90. Extension mortgage. Oct 14. Oct 22, 1907. 11:2893. nom

EAST RIVER SAVINGS INSTN with John E McCarthy. Park av, e s, 100 n 174th st, 50x151. Extension mortgage. Oct 16. Oct 22, 1907. 11:2907. nom

EAST RIVER SAVINGS INSTN with Max and Eliza Maysamen. Webster av, e s, 130 n 169th st, 28.3x90. Extension mortgage. Oct 14. Oct 22, 1907. 11:2893. nom

EAST RIVER SAVINGS INSTN with Max and Eliza Magsamen. Webster av, e s, 73.10 n 169th st, 28.1x90x26.5x irreg. Extension mortgage. Oct 14. Oct 22, 1907. 11:2893. nom

EAST RIVER SAVINGS INSTN with Abraham Shatzkin. Washington av, w s, 50 n 173d st, 25x90. Extension mortgage. Oct 15. Oct 22, 1907. 11:2906. nom

*Endres, Otto and Johanna his wife tenants by the entirety. to Caroline Keller. 7th st, n s, 155 w Av B, 25x90, Unionport. P M. Prior mort $4,000. Oct 15, 2 years, 5%. Oct 21, 1907. 800

*Edwards, Robert to Thomas Jones. Gleason av, s s, 25 w 174th st, 25x106. Extension mort. Oct 10. Oct 19, 1907. nom

Frewen, John J to Timothy Collins. Andrews av, w s, 425 s Fordham road, 25x125. Oct 1, demand, 6%. Oct 24, 1907. 11:3225. 3,400

Furlong Peter A to Joseph C Furlong. 182d st, n s, 100 w Grand av, 25x100. Oct 12, 1 year, 5%. Oct 18, 1907. 11:3208. 1,500

Frankel, Maurice to Albert L Weindrug. Daly av, e s, 259.2 s Tremont av, runs se 152.3 x s 130 x n w 152.3 to av x n 130 to beginning. Oct 19, demand, 6%. Oct 23, 1907. 11:2992. 10,000

*Glass, Peter A and Barbara his daughter-in-law to Tillie M Stadler. 174th st, e s, 288 s Westchester av, 25x100. P M. Oct 18, 3 years, 6%. Oct 19, 1907. 1,500

*Giese, Julius H with T Emory Clocke. Cruger st, e s, 50 s 187th st, runs e 43 x n e — to Bronxdale av x s e 40 x s w 71 x w 49 to st x n 50 to beginning. Subordination agreement. Oct 19. Oct 22, 1907. nom

*Guerrero, Peter F to M Elise Evertz extrx Carl A Evertz. Commonwealth av, n w cor Beacon st, 50x100. Oct 18, 3 years, 6%. Oct 22, 1907. 4,000

Gambetzky, Samuel to Frank L Mueller. Clay av, No 1061, w s, 300 n 165th st, 25x100. P M. Prior mort $7,500. Oct 14, due Apr 1, 1908, 5½%. Oct 18, 1907. 9:2428. 2,500

Grodginsky, Samuel to Isabella Heimath, a corpn. Washington av, e s, 94.10 s Wendover av, 50x100. Oct 22, 1907, 3 years, 5%. 11:2912. 42,000

Goldfarb, Martin to Ella L Baker guardian Herbert N Dundon. Prospect av, e s, 314.6 s 180th st, late Samuel st, 16.6x150. Oct 3, 3 years, 5%. Oct 22, 1907. 11:3109. 5,000

Giehl, William to Jacob Blaesser. Vyse av, No 1220, e s, 214.7 n Home st, 24.11x100. P M. Prior mort $3,000. Oct 18, due Apr 18, 1909, 6%. Oct 21, 1907. 11:2993. 2,000

Gleason, Michael to Wm L Condit et al trustees Josephine L Peyton. Washington av, w s, 118 s Tremont av, late Morris st, 29.6x100, except part for av. Oct 18, 3 years, 6%. Oct 21, 1907. 11:2909. 10,000

Goldfarb, Martin and Marcus Rosenthal and Chas A Hitchcock with Ella L Baker guardian Herbert N Dundon. Prospect av, No 2058. Subordination mort. Oct 3. Oct 23, 1907. 11:3109. nom

*Gundersen, Peter J to Thos B Bowne & Son Co. Plot begins 1,090 e White Plains road at point 985 n along same from Morris Park av, runs e 95 x n 50 x w 95 x s 50 to beginning, with right of way over strip to Morris Park av. Prior mort $2,700. Oct 1, due June 1, 1908, 6%. Oct 19, 1907. 540.26

*Hartman, Helen, of Brooklyn, N Y, to Matilda Trebing. Morris Park av, n e cor Delancey pl, 45.5x92.7x45x86.11, except part for av. Sept 7, 1 year, 6%. Oct 18, 1907. 1,000

Horton Chas L to TITLE INS CO of N Y. Wales av n e cor St Marys st 131.3x—x—x101.9. Correction mort. Oct 16, bond dated June 22, 1905, due June 22, 1907, 5%. Oct 18, 1907. 10:2575. 8,000

Hecht, Ferdinand to Moses H Grossman. 3d av, w s, 140.3 s Wendover av, runs w 175 x s 100.9 x e 37.7 x s 131.10 to n s 171st st x e 25 x n 130.5 x e 100 to av x n 100 to beginning. Prior morts $37,000. Oct 1, due Jan 1, 1909, 6%. Oct 18, 1907. 11:2912. 4,500

Harlem, Louis W with Bertha Oppenheimer. 138th st, No 609, n s, 102.9 e Alexander av, 25.11x100. Extension mort. Oct 18, 1907. 9:2301. nom

*Hyland, Wm J to Geo B Mead, Jr, as exr Anna W Ferris. Middletown road, n w cor Eastern Boulevard, —x—. Oct 22, 3 years, 5%. Oct 23, 1907. 5,000

Hirsch, Jacob and Max J Adler to Joseph H Stoppani and ano firm Stoppani & Hotchkin. Concord av, n w cor 144th st, 122.5x110. Given as collateral security for margins due. 1 year, 6%. Oct 23, 1907. 10:2574. 5,000

Hall, Henry E to Anna C Edwards. 184th st, No 403, n s, 71.5 w Walton av, 25x68.10x25x69.2. Oct 18, 3 years, 5%. Oct 21, 1907. 11:3188. 4,800

Haskin, John B to Geo W Short. Park av, Nos 2516 to 2524, e s, abt 235 s 138th st, described in mort as New York & Harlem Railroad, s e s, 730 from centre of post in easterly end of the new bridge, runs s e 16.6 x s e 108 x s w 118 x n w 159 to said railroad x n e 100 to beginning, except part for Railroad av, also except part conveyed by Haskin to Young, Jan 28, 1889. Oct 23, due, &c, as per bond. Oct 24, 1907. 9:2332. 10,000

*Halsey, Lewis B to Emilie Leuthy. White Plains road, w s, adj land formerly of Jas W Anderson, contains 12 81-100 acres, except part conveyed by Halsey to City & County Contract Co Aug 17, 1906; also 5-18 parts of Post road from Eastchester to

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White Plains, w s, adj land Nathaniel Prime, contains 30 acres, except part conveyed to Annie B Russell by deed recorded in L 1139 cp 454 Westchester Co, and land conveyed by Halsey et al to Russell Jan 28, 1907; also except land conveyed by Halsey et al to City & County Contract Co Aug 20, 1906; also 5-18 parts of Reeds Mill road, c l, at line bet lands of estate S Faile and land hereby conveyed, contains 46 54-100 acres; except lots 2, 3, 4, 5, 13, 14 to 18, 21 and 22, 3 and 4, 1, 3, 5 and 7, 6 and 8 and 70 and 72 map of Kernels, Eastchester. Prior mort $34,500. Oct 21, 1 year, 6%. Oct 22, 1907. 15,500

*Harrison, Pincus to Egbert Winkler Sr. Plot begins 940 e White Plains road at point 570 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Oct 22, 1907, 3 years, 6%. 3,500

Harvier, Ernest to TITLE INS CO of N Y. Perry av, w s, 760.1 s Old road, now Gun Hill road(?), 25x111.4 to e s Drive x25x 107.7. Oct 18, 3 years, 5%. Oct 22, 1907. 12:3343. 3,000

Ittner Realty Co to Mary M Trageser. Ittner pl, n s, 90 w Park av, 90x102. Certificate as to mort for $5,000. Oct 21. Oct 23, 1907. 11:2899. —

Jacob, August to Amelia A Purdy. Morris av, e s, 160 s 179th st, 20x100. Oct 17, due, &c, as per bond. Oct 18, 1907. 11:2807. 8,000

Jaffe, Minna widow to HARLEM SAVINGS BANK. Arthur av, e s, 100 n 188th st, 87.6x100, except part for av. Oct 18, due as per bond, 5½%. Oct 19, 1907. 11:3077. 4,000

Klein, Wm T to David McClure and ano trustees Brian McKenney. 138th st, No 456, s s, 516.8 e Willis av, 16.8x100. Oct 18, due Nov 6, 1910, 5%. Oct 22, 1907. 9:2282. 7,000

Kohm, Jacob to GERMANIA FIRE INS CO of City N Y. Honeywell av, w s, 184.3 s 180th st, 22x140.3. Oct 15, 3 years, 5%. Oct 22, 1907. 11:3123. 5,000

Kessler, Bertha to Carl Ernst. Concord av, No 335, w s, 190 s 142d st, 20x100. P M. Prior mort $5,500. Oct 17, 5 years, 6%. Oct 19, 1907. 10:2573. 1,200

*Kessler, Fredk and Louis to Peter Falkner. Chauncey st, e s, 150 n West Farms road, 25x100. P M. Oct 17, due, &c, as per bond. Oct 18, 1907. 500

Kaliski, Gustav and Salomon Loewensohn to Wm A Gans. Brook av, No 887, w s, at s w s 161st st, runs s 19.11 x w 97 x n abt 20.5 x n e 54.11 to st x s e 49.3 to beginning. Prior mort $18,000. Oct 15, due Apr 1, 1910, 6%. Oct 18, 1907. 9:2365. 4,000

Same to same. Brook av, No 885, w s, 19.11 s 161st st, runs s 27.6 x w 97 x n 28 x e 97 to beginning. Prior mort $13,000. Oct 15, due Apr 1, 1910, 6%. Oct 18, 1907. 9:2365. 3,000

Kaufmann, Leopold to American Mortgage Co. Cauldwell av, w s, 74.9 n Westchester av, 3 lots, each 75x115. 3 morts, each $5,000. Oct 18, 3 years, 5%. Oct 23, 1907. 10:2624. 15,000

*Kennedy, Lawrence J and Patrick McCormack to John Madden. Lincoln st, w s, 350 n West Farms road, 25x100, Westchester. P M. Oct 22, 5 years, 5%. Oct 23, 1907. 700

Leavitt, Moses to Prospect Avenue Realty Co. Prospect av, Nos 630 to 632, e s, 62.6 s Kelly st, 37.6x100. P M. Prior mort $39,000. Oct 23, due, &c, as per bond. Oct 24, 1907. 10:2685. 3,400

Leavitt, Moses to Prospect Avenue Realty Co. Tinton av, n w cor 150th st, 50x94.9x50x94.7. P M. Prior mort $57,000. Oct 23, due, &c, as per bond, —%. Oct 24, 1907. 10:2653. 7,000

Levitan, Mary to Prospect Avenue Realty Co. Prospect av, Nos 634 and 636, e s, 25 s Kelly st, 37.6x100. P M. Prior mort $39,000. Oct 23, due, &c, as per bond. Oct 24, 1907. 10:2685. 2,900

Same to same. Kelly st, s s, 80 w Av St John, runs s 78.6 x w 28.9 x w 100 x n e 25 to Kelly st x e 95.6 to beginning. P M. Prior mort $65,000. Oct 23, due, &c, as per bond. Oct 24, 1907. 10:2685. 4,000

*Lang, Jacob with Herbert S Ogden. Amethyst av, e s, 100 n Morris Park av, 15x100. Subordination agreement. Oct 22. Oct 23, 1907. nom

*Mahon, Eliz to Katharina Gass. Cottage Grove av, e s, 296.5 s Guerlin pl, 25x110. Oct 14, 1 year, 6%. Oct 22, 1907. 600

*McGarry, Frank to William Taylor. Plot begins 50 s Morris st, runs s 74.11 x w 75 x n 25 x w 21.7 x n 25 x e 96.2 to beginning, being lots 3, 4 and 5 blk A map Lester Park. Oct 21, 1907, 3 years, 6%. 1,500

Maisel, Jacob and Max L Rohman to Abraham Rosen. Brown pl, n e cor 136th st, 200 to s s 137th st x90. Oct 18, installs, —%. Oct 19, 1907. 9:2264. 5,000

*Mayerson, David M to Philippine Young. 224th st, n s, 140 w White Plains road, 20x114, Wakefield. Oct 18, 3 years, 5½%. Oct 19, 1907. 3,000

*Same to Anna Young widow. 224th st, n s, 160 w White Plains road, 20x114, Wakefield. Oct 18, 3 years, 5½%. Oct 19, 1907. 3,000

Morgenthau, Maximilian, Jr, and Wm H Harden to Mary E Harding et al. Lawrence av, at intersection Graham square, 57.5x72x 92.1. Oct 18, 5 years, 5½%. Oct 19, 1907. 9:2527. 1,500

*Mallett, Wm A to Clara R Ward. Railroad av, n s, 197 e Union av, 100x141x100x144.9. Sept 4, due, &c, as per bond. Oct 18, 1907. 5,500

*Mayerson, David M to Henrietta Seeley and ano. 224th st, n s, 125 w White Plains road (3d st), 20x114, Wakefield. Oct 16, due Jan 1, 1911, 5½%. Oct 18, 1907. 2,700

*Same to Walter L Crow. 224th st, n s, 105 w White Plains road (3d st), 20x114. Oct 16, due Jan 1, 1911, 5½%. Oct 18, 1907. 2,700

*Same to Gottfried F and Henrietta S Laufenburger joint tenants. 224th st, n s, 145 w White Plains road (3d st), 20x114. Oct 16, due Jan 1, 1911, 5½%. Oct 18, 1907. 2,700

Mock, Henry P and Laura J to Amelia W Dusenbury. Loring pl, w s, 101.1 n 183d st, 21.4x100x21.4x101.4. P M. 3 years, 5%. Oct 21, 1907. 11:3225. 10,000

Same to same. Same property. P M. Prior mort $10,000. 1 year, 6%. Oct 21, 1907. 11:3225. 2,000

*McOwen, Josephine K to Mary Schaefer. 172d st, e s, 148 s Westchester av, 25x100. Oct 22, 3 years, 6%. Oct 24, 1907. 4,000

*Nathan, Marcus to Albert Mamlock. Cooper av, e s, 125 s Grant st, 50x100. Oct 12, 5 years, 6%. Oct 21, 1907. 1,500

*Newman, Joseph to Joseph Kaemmerlein. Poplar st, n s, at s w cor lot "C," runs n 131.5 x s w 50.8 x s e 83 x s e 39.2 to st x e 50 to beginning, being lot B and part of lot A map of Land at Westchester, being plots 18 to 23 Andrew Arnow Estate & Land, formerly of Morris Baisley. P M. Oct 23, 3 years, 6%. Oct 24, 1907. 900

*North Borough Home Co to Paul B Bader and ano. 2d av, e s, 125 n 234th st, 2 lots, each 25x105.6, Wakefield. 2 morts, each $4,500. Oct 17, due Jan 1, 1911, 5½%. Oct 18, 1907. 9,000

*Same to same. Same property. 2 certificates as to above mort. Oct 17. Oct 18, 1907. —

*O'Connor, Nellie to Katharina Gass. 218th st, late 4th av or st, Nos 32 and 34, n s, 355 w 4th av, 50x114, Wakefield. Oct 15, 1 year, 6%. Oct 22, 1907. 1,500

Parker, Thurlow W, of Brooklyn, to Milton P Day. Cordova pl, w s, 138.4 s Van Courtlandt av, 50x100.3x50x100.8, except part for Grand Boulevard and Concourse. Prior mort $1,200. Oct 21, 2 years, 6%. Oct 23, 1907. 12:3311. 500

*Polak, Emma N to Arthur J Mace and ano exrs Malinda G Mace. 216th st, n s, 225 w Tilden av, 50x109; 213th st, n s, 250 e Tilden av, 50x100; 213th st, n w cor Elwood pl, 25x100, Laconia Park. P M. Sept 20, 3 years, 6%. Oct 24, 1907. 1,250

Rosenzweig, Ignatz to Morris Garfinkel. Washington av, w s, 225 n 179th st, 50x145. Prior mort $45,000. Oct 18, 1907, 3 years, 6%. 11:3036. 15,000

Robinson, Robert to Theodora Finks. 165th st, s s, 96.9 n w Forest av, 19.5x100. Oct 18, due, &c, as per bond. Oct 19, 1907. 10:2649. 1,000

Reiss, Joseph to Manhattan Mortgage Co. 165th st, n s, 100 e Morris av, 84.10 to w s College av x62.6. Oct 22, due Sept 1, 1908, 6%. Oct 24, 1907. 9:2437. 26,000

Schlosser, Frederick W to Charles Funck and ano. Hughes av, s e s, 125 n e 183d st, 25x100. Oct 18, due May 3, 1910, 6%. Oct 22, 1907. 11:3071. 800

St John, Merle I to Russel F Sammis. 176th st, late Woodruff av, s e cor Vineyard pl, 50x70x50x64.6, except part for 176th st. Oct 8, 3 years, 5%. Oct 22, 1907. 11:2958. 2,500

*Stahl, John to John F Steeves exr Chas Chambers. 1st av, s e s, 200 n e 1st st, 100x100, Olinville. P M. Oct 17, 3 years, 6%. Oct 22, 1907. 2,000

*Schwoerer, Louis, of Liberty, N Y, to Irving Realty Co. Grace av, w s, abt 701.1 s Boston road, 50x95. P M. Oct 10, 3 years, 5%. Oct 22, 1907. 600

*Same to same. Same property. P M. Prior mort $600. Oct 10, 3 years, 5%. Oct 22, 1907. 150

Schmid, Maude A as guardian with Emma N Polak. Crotona Park North, s e cor 175th st, 17.8x99.3x17.5x101.8. Extension mortgage. Sept 30. Oct 22, 1907. 11:2944. nom

Strauss, Max to Fredk McCarthy and ano. Faile st, No 880, e s, 100 n Seneca av, 25x100. P M. Prior mort $4,500. Sept 1, 5 years, 6%. Oct 18, 1907. 10:2761. 3,300

Stolz, Joseph and John Stash to John Welply. Jackson av, w s, 125 n 158th st, 35.11x75.11. All title to strip in rear 7.6 wide. Oct 18, 1907, 5 years, 5%. 10:2637. 8,000

Schell, Katie R to Mary Herter. Tinton av, No 877, w s, 47.6 n 161st st, late Cliff st, 29x135. P M. Sept 26, 3 years, 6%. Oct 21, 1907. 10:2658. 5,000

Schell, Katie R to Ann Cronin. Tinton av, No 877, w s, 47 n 161st st, late Cliff st, 29.6x135. Prior mort $5,000. 2 years, 6%. Oct 21, 1907. 10:2658. 2,000

Strachstein, Ida to Prospect Avenue Realty Co. Prospect av, Nos 622 to 628, e s, 100 s Kelly st, 2 lots, each 37.6x100. 2 P M morts, each $4,875. 2 prior morts, each $34,000. Oct 23, due, &c, as per bond. Oct 24, 1907. 10:2685. 9,750

Stigler, Otto W to Dorothea Bauer. Arthur av, e s, 188.7 n 179th st, 16.8x116.6x16.9x115. Oct 21, 1907, due Apr 21, 1909, 6%. 11:3069. 1,500

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*Schneider, Joseph to Arthur J Mace and ano exrs Malinda G Mace. Tilden av, e s, 50 s 215th st, 50x100; Tilden av, e s, 75 n 214th st, 25x100; 213th st, n s, 175 e Tilden av, 25x100; 214th st, n s, 200 e Tilden av, 25x100, map Laconia Park. P M. Sept 20, 3 years, 6%. Oct 24, 1907. 1,400

*Shatzkin (A) & Sons, Inc, to Max Hoffman. Arthur st, s s, 175 w Paulding av, 25x93 to Briggs av x26.4x85, Laconia Park. Oct 15, due Dec 1, 1908, 6%. Oct 18, 1907. 400

*Same to same. Same property. Consent to above mort. Oct 15. Oct 18, 1907. —

*Same to same. Tilden av, w s, 75 s 215th st, 25x100. Oct 15, due Sept 1, 1908, 6%. 300

*Same to same. Same property. Consent to above mort. Oct 15. Oct 18, 1907. —

*Same to same. 218th st, n s, 75 w Paulding av, 25x93x36x120. Oct 15, 1 year, 6%. Oct 18, 1907. 200

*Same to same. Same property. Consent to above mort. Oct 15. Oct 18, 1907. —

*Same to same. 217th st, s s, 500 e Paulding av, 25x109. Oct 15, 1 year, 6%. Oct 18, 1907. 133

Same to same. Same property. Consent to above mort. Oct 15. Oct 18, 1907. —

Stein, Emilie K and Anna Benham to Louis W Harlem. Jackson av, Nos 890 and 892, e s, 179.8 n 161st st ,47x83. Oct 19, due Jan 1, 1911, 5¼%. Oct 21, 1907. 10:2648. 5,000

Stricker, Barbara to Rose Wicks. 3d av, No 3050, e s, 100 n 156th st, 25x96. Aug 1, 1 year, 4%. Oct 21, 1907. 9:2364. 3,000

Thornton Bros Co to GERMANIA FIRE INS CO. Findley av, w s, 98 n 169th st, 25.1x100.11x11.4x100. Oct 17, 3 years, 5%. Oct 18, 1907. 11:2783. 4,500

Same to same. Same property. Certificate as to above mort. Oct 17. Oct 18, 1907. 11:2783. —

Vecchio, Anselmo to Giovanni Paloni and ano. Belmont av, No 2503, w s, 199.7 s Pelham av, 18.9x87.6. P M. Prior mort $3,500. Oct 17, due, &c, as per bond. Oct 19, 1907. 11:3078. 500

Vosseler, Matthias with Philip Desel. Southern Boulevard, n s, 75 w Alexander av, 25x100. Extension mort. Aug 16. Oct 21, 1907. 9:2309. nom

*Vodrazka, Chas E to Thos C Arnow and ano exrs, &c, Longin Fries. Wilcox st, e s, 200 s Barkley av, 75x100. P M. Oct 18, due May 15, 1909, 5½%. Oct 21, 1907. 650

Wiener, Richard G to Anna C Wiener. Mott av, s e cor 150th st, 100x100.8x100x100.6, except part for av. Oct 23, 3 years, 5%. Oct 24, 1907. 9:2347. 25,000

Wardrop, C Louise to TITLE GUARANTEE & TRUST CO. 161st st, No 289, n s, 184.4 e Morris av, 16.8x146. Oct 22, 1907, due, &c, as per bond. 9:2421. 600

Wright (Wm H) & Son, Inc, to William Eifler and ano exrs Louis Eifler. Briggs av, w s, 125 n 194th st, 23.4x72.5x23.5x69.11. Oct 1, 3 years, 5%. Oct 22, 1907. 12:3300. 4,000

*Weydanz, Louis to Hugh Breslin. Green av, e s, 50 n 4th st, 50x100, and being lots 181 and 182 section 2 map St Raymonds Park. P M. Due, &c, as per bond. Oct 21, 1907. 1,500

*Walsh, Joseph C and Anna joint tenants to Samuel McCarthy. 237th st, n s, 72.3 w Byron st, 24.6x100x25x96.6. P M. Prior mort $3,000. Oct 21, 1907, 2 years, 6%. 2,000

*Walsh, Jos C and Anna joint tenants to Frederica Holl. 237th st, n s, 72.2 w Byron st, 24.6x100x25x96.6. P M. Oct 21, 1907, 3 years, 5½%. 3,000

*Zirngibl, Oscar to Xavier Seckler. Newell av, w s, 150 s Julianna st, runs w abt 246 to Bronx River x n 26.1 x e abt 219 to av x s 25 to beginning. Oct 19, 3 years, 6%. Oct 21, 1907. 500

## JUDGMENTS IN FORECLOSURE SUITS.

Oct. 17.

68th st, n s, 275 w Av A, 75x100.5. Isaac Lowenfeld agt Isaac Klapper; Arnstein & Levy, att'ys; Edw W Fox, ref. (Amt due, $23,071.70)

Oct. 18.

Prospect av, w s, 100 s Boston rd, runs s 98.7 x w 151.10 x n 46.2 x e 75.9 x n e 107.5 to beg. City Real Estate Co agt Louis Bernstein; Harold Swain, att'y; Hal Bell, ref. (Amt due, $8,958.06.)

Oct. 19.

15th st, No 28 West. Louis L Seaman agt Nellie Cotter; Strause & Anderson, att'ys; Abraham L Jacobs, ref. (Amt due, $26,591.74.)

Oct. 21.

Bathgate av, e s, 189 s 176th st, 27x95.6. Westchester Fire Ins Co agt James A McMahon et al; Frank M Tichenor, att'y; Edw C Graves, ref. (Amt due, $1,534.50.)

Oct. 22.

Madison av, Nos 706 and 708. County Holding Co agt Caroline L Foley; Merrill & Rogers, att'ys; Samuel Strasbourger, ref. (Amt due, $93,000.)

2d av, n w cor 126th st, 99.11x100. Rebecca Meryash agt Abraham Small; Johnston & Johnston, att'ys; William Klein, ref. (Amt due, $3,089.02.)

## LIS PENDENS.

October 19.

East Broadway, No 234.
Division st, No. 223.
Louis Hurwitz et al agt Amelia Hellman et al; action to foreclose mechanic's lien; att'y, L Scheuer.

24th st, No 43 West. Cyrus S King agt Philomena Schultz et al; partition; att'y, M Goodman.

Hester st, No 167. Antonio Varasano agt Adelina Varasano; action to declare deed void; att'ys, Jordan & Ingram.

Madison av, No 601. Trust Co of America agt Joseph A Blake et al; action to restore lien &c; at'y, J G Boston.

3d av, e s, 21 n 126th st, 78x76.
126th st, n s, 172.9 e 3d av, 64.9x99.11.
109th st, n s, 92 e 3d av, 18x100.11.
Two actions; Wm B Anderson agt Dorothy F Duggan et al; action to enforce statutory liabilities &c; att'y, W Williams.

5th st, No 329. Frank Gens agt Antonie Rybicki et al; action to impress lien; att'y, C Schwick.

Chauncey st, e s, 125 n West Farms rd, 25x100. Van Nest Wood Working Co agt John J Boylan et al; action to foreclose mechanic's lien; att'y, D S Decker.

October 21.

Manhattan av, w s, whole front between 107th and 108th sts, 201.10x100. Hyman Delinsky agt Selig Falk et al; action to foreclose mechanic's lien; att'ys, Phillips & Avery.

Willis av, w s, whole front between 134th st and Southern Boulevard, 200x171.6xirreg. Jason R Westerfield agt Central Trust Co of N Y et al; partition; att'y, A Falck.

Stanton st, No 300. Nicholas Fehlinger agt Jacob A Boos; action to foreclose mechanic's lien; att'ys, Herman & Hirschman.

East Houston st, No 470.
24th st, No 411 East.
Lena Einhorn et al agt D Elmer Wood et al; action to set aside deed; att'y, J Silverstein.

15th st, s s, 100 w Ave B, 25x80. William Klein et al agt John Bock et al; action to foreclose mechanic's lien; att'y, L W Harburger.

2d av, w s, lot 45, map of Village of Williamsbridge, Bronx.
Bronxwood av, n w cor 217th st, 114x105.
James McDermott agt Susan McGeehan et al; partition; att'y, A H Wadick.

6th st, s s, 171 w Lewis st, 42x97. Rose Treaman agt Henry Kalchheim; action to impress vendee's lien; att'y, J Wilkenfeld.

Oct. 23.

135th st, No 56 West. Charles Root agt Alice Spence et al; action to declare deed void, &c; att'y, W McConihe.

Lot 65, north ½, map of Arden property, Bronx. Michael Barry et al agt Walter W Taylor et al; action to debar claim; att'y, W M Saunderson.

158th st, s s, 300 w 10th av, 50x100. Lillian E Shrady agt Martha M Shrady; action to debar claim; att'y, J Reilly.

3d av, s w cor 143d st, 25.7x100. John Glennon et al agt Anthony Howard et al; action to foreclose mechanics lien; att'ys, Roelker, Bailey & Austin.

Oct. 24.

Madison av, w s, 79.2 n Talmadge st, runs w 56.9 x n 23.7 x e 48 x n 2 x e 5 x s 26.5 to beg. Patrick J Gilmartin agt Sarah A Keveny; action to reform contract; att'y, M J Sullivan.

7th av, w s, whole front between 144th and 145th sts, 199.10x100. Samuel Geisman et al agt Fleischman Realty & Construction Co; specific performance; att'ys, Kurzman & Frankenheimer.

Oct. 25.

28th st, s s, 212.6 e Madison av, 20.10x84.
33d st, s s, 50 e 10th av, runs e 31 x s 74 x w 25.8 x n w 74.3 to beginning.
Eliza D Pfender agt Hannah L Depew et al; partition; att'y, W Large.
144th st, s s, 350 e 8th av, 50x99.11.
Division st, No 265.
Max Rosman agt Raphael Kurzrok et al; action to impress lien; att'y, C L Hoffman.

## FORECLOSURE SUITS.

October 19.

60th st, No 239 West. Mamie Cowen agt Saul J Sachar et al; att'y, C A Strauss.

Tiffany st, s e cor 167th st, 79.3x74.6xirreg. Nelson Smith Jr agt Geo W Collier et al; att'y, N Smith.

125th st, s s, 300 e 2d av, 100x100.11.
125th st, s s, 249.6 w 1st av, .06x100.
Aetna Mortgage Co agt Dora Dubinsky et al; att'y, S B Rosenthal.

October 21.

Cathedral parkway, s w cor Manhattan av, 100x72.11. Realty Operating Co agt Eden Construction Co et al; att'y, G E Hyatt.

Ave St John, n e cor Kelly st, 186.1x115xirreg. Lawyers' Title Ins & Trust Co agt Philip Weinberg et al; att'y, P S Dean.

Crotona Park East, s s 120.1 w Wilkens av, runs s e 125.10 x w 204.6 x s e 137.2 x n w 264.3 x n e 34.11 x e 207.7 to beginning.

Franklin av, w s, 66.3 n 168th st, 50x115.3x 46.2x100.
Bronx Borough Bank agt Henry Villaume et al; att'y, J Kearney.

120th st, n s, 301.8 e Ave A, runs e 347.1 x n 112.7 x w 297.2 x s 100.11 to beginning. Wm S Patten agt Margaret Mulhall et al; att'y, M F Johnson.

79th st, s s, 185 e 3d av, 20x102.2. Philip Feldman agt Abraham Fusfeld et al; att'y, M Radin.

October 22.

175th st, n s, 95 w Amsterdam av, runs n 72.8 x n w 5 x n — x w 38 x s 99.11 x e 43.9 to beginning. Chas W Brand agt Arthur W Saunders et al; att'ys, Stern, Christiancy & Riegelman.

8th av, e s, intersection 150th st & Macomb's Dam rd, runs n e 203.5 to 151st st x w 96.7 to 8th av x s 179 to beginning. Chas H Peckworth agt S & R Construction Co et al; att'y, W F Kimber.

6th av, s e cor Sheil st or av, 100x100. Two actions; John Bussing Jr et al agt Michael Faulhaber et al; att'y, H V Morgan.

183d st, s s, 25 w Hughes av, 25x75. Carrie Stonebridge agt Magdalena Marx et al; att'ys, Berry & Davis.

9th st, n s, 248 w Broadway, 25x93.11. Leonard Hangen agt Ernst Drescher et al; att'y, H L Sweezy.

Oct. 23.

Riverside Drive, s e cor 122d st, 25x100. Eloise L B Norrie agt Clara C Thayer et al; att'ys, Smith & Simpson.

175th st, n s, 182.6 w Amsterdam av, 87.6x99.11, two actions. Chas W Brand agt Arthur W Saunders et al; att'ys, Stern, Christiancy & Riegelman.

86th st, Nos 157 to 161 East. Wm H Hall agt Jules Hurtig et al; att'y, T C Ennever.

Southern Boulevard, n s, 250 w Ave St John, 150x115. Realty Operating Co agt William Wainwright et al; att'y, G E Hyatt.

138th st, s s, 318 w Broadway, 14x99.11. Ann E Clark agt Bertha H Heintz et al; att'y, Wray & Pilsbury.

137th st, No 861 East. Nathan Sadowsky agt Joseph A Beisler et al; att'y, P Hellinger.

Oct. 24.

5th av, n w cor 129th st, 99.11x110. Samuel Wacht agt Abram Horowitz et al; att'ys, Arnstein & Levy.

Southern Boulevard, e s, 400 n Barretto st, 76.11 x100. Lawyers Title Ins & Trust Co agt Abraham Greenberg et al; att'y, P S Dean.

121st st, 230 West. Max Frankenheim agt Mary E Murphy et al; att'ys, Kantrowitz & Esberg.

Southern Boulevard, e s, 325 n Barretto st, 75x 100. Lawyers Title Ins & Trust Co agt Abraham Greenberg et al; att'y, P S Dean.

8th av, e s, 62.11 n 54th st, 23.8x80. George Ehret agt Amelia Stravrahn et al; att'y, E M Burghard.

Tiffany st, w s, 356.3 n 165th st, 90x100. Twelfth Ward Bank of The City of New York agt Ida L Alexander et al; att'y, E L Barnard.

158th st, s s, 100 e Amsterdam av, 50x99.11. Katharine A S Havemeyer agt Fee Simple Realty Co et al; att'ys, Bowers & Sands.

Intervale av, w s, 193.10 n Westchester av, 50x 100. Chas E Bigelow agt Annie Lomax et al; att'y, A Knox.

Bryant st, s e cor Jennings st, 125x100. Geo W Robinson agt Isaac Schwartz et al; att'y, A Knox.

Claremont av, s e cor 127th st, 119.8x100. Clementine M Silverman et al agt John V Signell Co et al; att'y, M Mendel.

Oct. 25.

156th st, n s, 300 w Amsteroam av, 78.6x99.11 (two actions). Henry Ettelson agt Louis Meryash et al; att'y, I B Stewart.

Amsterdam av, n w cor 122d st, 99.11x100. Ida Glickman et al agt Jacob H Horwitz et al; att'y, M D Steuer.

Lots 123 and 124, map of the property of The New Catholic Protectory, Bronx. The New York Catholic Protectory agt Edw A Schill et al; att'y, J T Ryan.

Lot 33, map of the property of The New York Catholic Protectory, Bronx. Same agt Jacob Cohen et al; att'y, J T Ryan.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Oct.
21 Anderson, Edward—John Eichler Brewing Co.....988.50
21 Astranckas, Kazimiras—Bert K Bloch..230.96
21 Adams, Nicholas & James—Frank J Stoltz et al .....184.71
22 Alexander, Arthur S—Dale Co.....336.94
22 Astheimer, Henry E—Syracuse Co of N Y. .....307.50
22 Adler, Louis—Butler Bros .....175.61
22 Aronowitz, Louis—Edward Printz .....34.81

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CONSOLIDATED GAS COMPANY OF NEW YORK

23 Albers, Henry F—Pyro Sign Co.....1,031.23
23 Albert, Louis—Samuel Goldberg.....701.17
23 Alexander, Vernon W—May Solomon..31.42
23*Alperin, Louis—Rogers Tea & Coffee Co.95.89
24 Arnold, Aaron—Israel Steinberg.....519.40
25 Attenborough, Geo T—Emma Heuson..370.37
25 Ammirato, Francesco—People, &c...1,000.00
25 Albert, Joseph——the same .....1,000.00
19 Bellanti, Sebastian—Arthur Wriedt....774.98
19 Bradbrook, Edwin—Butler Bros.....145.07
19 Badgley, Howard G—Realty Trust.....429.41
19 Buckley, Christopher J—Edw E Buckley. .....costs, 82.35
21 Benjamin, Abraham—Swift & Co.....34.11
21 Breskey, Morris—Samuel Shleman....130.01
22 Borden, Matthew S—Ernest V Hubbard.29.87
22 Bode, John J—Union Ry Co of N Y City. .....costs, 69.38
22 Birney, Bryan T—Daniel J Cuykendall.502.76
22 Burns, James—Armin E Rosenstock....76.08
22 Boos, Ferdinand—People &c.....100.00
22 Bourne, Robert W—Moses J Sneudaira..31.90
22 Berkowitz, Morris—Max Kitowich.....116.22
22 Bonanno, Louis—Christian J Dierckx..150.95
22 Browne, Grant H—William Guggenheim. .....5,344.42
23 Berkovitz, Geza D or Berko—Merriam Paper Co.....241.69
23 the same——the same .....241.65
23 Buzzini, John S—Italian-Ame Trust Co. .....586.01
23 Buckles, Frank M—Paul R Reynolds..140.78
23 Black, Samuel S—Jacob Rosenberg.....88.41
23 Benesch, Adolph B—Chas M R Ward.2,905.58
23 Beyea, Francis—Mary R Goelet et al.9,016.65
23 Brown, Dora S H—Edmund Fish....1,133.44
23 Bragg, Bartlett—Wilhelm Kwakkelstein.... .....524.34
24 Black, Samuel—J M Horton Ice Cream Co. .....465.40
24 the same——the same .....101.65
24 Bantz, William—Michael Hoffman et al.45.57
24 Blum, Alfred—Thomas Allison .....110.00
24 the same——the same .....110.00
24 Black, Samuel & Minnie—Joseph Kraus.217.74
24 Baummell, Jacob—Bella Horowitz.....262.41
24 Butcher, Henry C—David Stevenson Brewing Co.....862.81
24 Bennett, Tyler H—Edward Ely Co....159.07
24 Becker, Gdalia—Charles Hilikoff.....60.91
24 Baumohl, Samuel—Michael Moskowitz.406.30
24*Bamford, Joseph, Jr—Orion H Cheney.527.41
24 Baxter, Dennison E——the same .....527.41
24 the same——Orion H Cheney .....210.08
24 Berthold, Richard—Frederick W Dietz... .....1,917.57
25 Brandt, Solomon—Sigmund Stern.....425.68
25 Boyajian, Joseph* & Charles* & Morgaditch —John C Uhrlaub.....598.15
25 Busch, Chapman—Louis F Miller et al..31.88
25 Bauman, Adolph—C P Goerz American Optical Co .....251.59
25 Broadbent, Malcolm G—David A Findlay et al .....15 60
25 Bartels, Henry—Morris Rosenfield et al.139.05
25 Brill, William—Joseph Rueth.....94.39
19 Caccavajo, Joseph—Kaaterskill Realty Co. .....133.27
21 Carroda, Frank—Foundation & Construction Co. .....costs, 68.18
21 Ciarcia, Louis—Michael Larkin et al. .....costs, 68.18
21 Conrad, Felix—Clinton R James et al.116.15
21 Cann, Barry B—Nolan, Lenon & Damon. .....73.52
21 Crichfield, Geo W—Juan P Julia.costs, 233.28
21 Cohen, Samuel—Leonel Roseff .....385.11
21 Clark, George—City of N Y....costs, 116.85
21 Clark, K Farley—Wm J Faith.....1,514.58
22 Catlin, Geo L—Emanuel Heilner et al..79.91
22 Christ, S Robert—Allen W Webber....104.29
22 Conklin, Roland R—John V Schaefer Jr & Co. .....5,226.71
22 Craven, James F—Bert K Bloch.....147.11
22 Chandler, Jonas—John J Fox.....103.43
22 Cohen, Charles—Joseph Levine et al....48.85
22 Cohen, William—Rebecca Cohn..costs, 111.49
23 Carambelas, Christ—Nicholas Coumandaro. .....404.13
23 Crawford, Arthur W—Wm H Ferris....129.21
23 Carman, Chas A—Fulton Chambers Co. .....136.91
23 Christmann, Chas E—Edw J Connor....81.07
23 Cohen, Morris—Jacob M Shapiro.....29.06
23 Chase, Fred A—Danby Darke.....51.41
24 Chenkin, Barnet—Nahim Frooks.....17.19
24 the same——Louis Frooks et al....224.00
24 Cosgrove, Thomas J—Mary E Fleming..27.66
24 Conner, Herbert A—Edmund L Goodman.51.91
24 Clarke, Henry F—Isaac B Miller.....36.47
24 Cohn, Samuel—Thomas Allison .....110.00
24 Chapman, Wm H—Thomas Allison....110.00
24 Cybulsky, William—Lawyers Title Ins & Trust Co. .....260.86
25 Clayton, Walter H, Furman O, Sarah B & Anna A—Sterling Bronze Co.....172.25
25 Cirolli, Andrea—People, &c.....1,000.00
25 Chabot, Theodore J—Nora M Egan....323.10
25 Cochrane, Ned—Charles Turgrimson....77.41
19 Derr, William—Jacob K Schwalm.....24.07
21 Dale, John W—Sol R Gruhn et al....119.21
21 Davis, Anna—Moses Weissman et al....18.31
21 Dixon, Zacharias V—George Perry....50.32
21 Dreesbach, Ira S—James Peppler.....39.22
21 Dawson, Brooks—Frank A Champlin..214.82
21 Dunham, Theodore W—Madison Square Garden Co. .....756.46
22 Doring, Catharine—Morris M Sinske..117.51
22 Delaney, Dennis J—Thomas F Kelly..1,540.16
23 Douglas, Henry J—Wm H Ferris.....129.21
23 Desmond, Mary K—Henry Falk et al..61.31
23 Davidson, Aaron—Ragus Tea & Coffee Co. .....95.89
23 Derr, Ralph—Standard Motor Construction Co. .....1,084.79
24 Duncombe, Naomi or Ring—Grace Raymond .....8,162.54
24 Downing, John—John Kuhlman.....102.27
24 Dottory, Edward—Thomas Allison ....110.00
24 De Vido, Joseph—Maynard N Clement.600.00
24 Doctor, Albert A—Luis Salzman.....42.41
25 Drislane, Wm E—Commercial Natl Bank of Syracuse .....12,631.42
25 Diamond, Joseph—Harry Spindel.....259.08
25 Downs, John H—De Witt Wire Cloth Co.77.15
25 Dutch, J Fleming—Franklin B Lord....112.56
25 Dunn, John F—Estey Wire Works Co...21.50
25 Dochterman, Chas D & Paul—Feigi Mauer .....587.86
25 Dunne, M Walter—David A McMichael.959.54
19 Ezra, Max—Albert W De Long.....1,630.08
21 Elizah, Jonnia—Tannis Basha et al ....122.91
21 Elmendorf, John B—Walter E Lambert... .....2,289.32
23 Esterkes, Harry—Louis Lamchick et al.45.62
23 Efras, David—Louis Seiler .....93.46
24 Engelke, Nicholas H—Harry E Lee..1,070.01
24 Egan, John P—Thomas Allison .....110.00
24 Eder, Morris—Lawyers Title Ins & Trust Co. .....260.86
25 Earle, Edna—N Y Cab Co, Ltd.....92.16
25 Elliott, Edgar A—Georgiana E Elliott..392.08
25 the same——the same .....587.26
25 Evans, Alice B—Emily L Felt.....369.78
25 Engelke, Harry B—Carolina T Paterno.381.81
25 Egbert, Geo W—Abendroth Bros.....77.57
19 Friedlander, William—Adolph S Miller..34 31
19 Furniss, Wm P—Maria A Beament....142.41
19 Freeman, Charles—Glasser, Roper & Co. .....45.67
19 Frank, Benjamin—Joseph Franklin....102.06
21 Frankel, Benjamin—Ward & Upright Engineering Co. .....52.05
21 Fine, Morris—Louis Herman et al....388.87
21 Fring, Charles—City of N Y ....costs, 114.17
22 Faber, David—N Y City Ry Co.....69.38
22 Friedenberg, Jacques S—Simon Sichel..173.17
22 Ferguson, Alan R—Dale Co.....336.94
22 Flagg, Stewart—Paul Sholland.....9 64
22 Fine, Jacob J—Inland Type Foundry....30.37
22 Furniss, Sophia R S trustee—City of N Y. .....2,736.09
22 Foley, Dennis E—Armin E Rosenstock..76.08
22 Frederick, Leonard—Chas C Meigs Co..28.25
22 Flanzman, Harris—Geo F Moore Inc....68.31
22 Fuchs, Michael—Adam Ripp.....4,416.24
23*Fenno, Geo N—Paul R Reynolds .....140.78
23 Fragipane, Gaastano—Metal Stamping Co. .....257.61
23 Farrington, John W—Scotch Presbyterian Church in the City of N Y....costs, 68.89
23 Finkelstein, Alice—Aaron Blum.....318.06
24 Feldman, Harry—Gustave Becker et al.234.43
24 Falk, Max—Thomas Allison.....110.00
24 Friedman, Samuel—Franklin S Thomas.647.53
24 Fitzgerald, Mary A & James H, Jr—Edw C Aiken .....882.35
24 Faust, Sophie—Swan & Finch Co.....42.86
25 Feuschel, Herman & Pauline—Crane Co.499.33
25 Fox, Isaac—James F Swanick.....64.67
25 Freedman, Robert—Henry G Selleck Jr.579.45
25 Finkel, Morris—Ezekiel Lipshitz.....29.70
19 Gold, Jacob & Regina—Jacob Goldblatt.165.65
19 Gallo, Giovanni—Gaetano DeLuca.....80.03
21 Garland, Edward—Jacob J Hildebrant..91.41
21 Gabler, John C—Jacob Levin et al..1,710.30
21 Grayboys, Samuel—Margaret Barry....45.40
21 Grishaber, Charles—Pando Y Kamenoff.26.72
22 Goldberg, Joseph M—Rebecca Cohn..... .....costs, 111.49
22 Greenberg, Lewis H—the same..costs, 111.49
22 Gelof, Harry, gdn—Jacob Morgenroth et al. .....76.47
22 Gleason, Joseph J—Joseph W Dougan et al. .....53.95
22 Goldstein, Louis—Jacob Barron et al....89.04
22 Glintenkamp, Charles—John Dreyer...325.61
22 Gollubier, Adolf—Don Ziperowitz.....75.61
22 Gallagher, Bernard—V Loewers Gambrinus Brewing Co .....284.80
22 Goodman, Abraham L—Samuel Tischler et al. .....67.90
22 Gray, Joseph— City of N Y.....costs, 109.85
22 Grenny, Gertrude B—Henry Nordheim..54.72
22 Gelderman, Gustav—Grove D Curtis..... .....costs, 348.93
22 Guggolz, William—John Rendall.....376.09
22— the same—the same .....220.55
22 Gallauner, Edmund—Arthur P Will....137.53
23 Goumas, Petros—Morris Levin .....262.66
23 Goudio, Arthur or Albert C—S F Hayward & Co.... .....211.56
23 Goldberg, Hyman B & Flora—Fred L Beeton et al .....2,277.43
23 Goldstein, George——the same.....2,277.43
23 Greenstein, Samuel & Sarah—Edw A Koenig et al .....39.72
23 Glickman, Isaac—Ray Markel.....691.29
23 Gilbert, Jacob,* Esther & Barnet—Jacob Sarben .....133.90
23 Geilich, Solomon—N Y Telephone Co...28.49
24 Goldsmith, Simon—Oppenheim Collins & Co. .....68.60
24 Greenberg, Ike—Simon Brinn et al....387.42
24 Grant, Francis S—Isaac Shapiro.....235.52
24 Grosoff, Simon—Robert Pluym....costs, 72.18
25 Glore, Mary E—Nathan L Ottinger et al.51.91
25 Goldfarb, Nathan—Philip Bodenstein...367.23
25 Godbold, Wm A—Samuel Hopkins et al.. .....1,013.64
25 Gross, Ray—People, &c .....1,000.00
25 Goetchins, Harry B—Andres E Mognelo.323.75
25 Goldstein, Chas S—August S Heusing..... .....costs, 22.65
25 Goldstein, Charles & Benjamin—Jacob Goodman .....228.97
25 Goodstein, Wm L—Material Mens Mercantile Assn, Ltd..... .....86.57
19 Hauser, Irving—Louis Zinke et al.....29.42
19 Hoyt, Eugene F—Geo A Stanley et al..119.95
21 Haijck, Joseph—Tannis Basha et al....122.91
21 Horowitz, Abraham & Isaac R—Israel Caroline et al .....569.53
21 Harwood, Geo A—Wm S Bainbridge..414.62
22 Holler, John—Seaboard Nat Bank .....218.81
22 Herrmann, Henry—Maynard M Clement.10.00
23 Hewitt, Byron F—Gustav Stillgebauer et al .....128.57
22 Hamill, Frederick J—Oliver N Farrand.721.54
23 Hermandez, Manuel M—N P Ins Co.....18.69
23 Heller, Abraham—Henry H Dohnke et al. .....253.47
23 Holbrook, Isaac S—Edmund Fish et al.25.21
23 Holbrook, Augustus, Isaac S, Jr, & Emily—Edmund Fish et al .....1,133.44
23 Harrison, Edward—Hans Hansen et al.25.41
24 Hopkins, Ida C—Carrie E Cowles.....92.89
24 Higgins, James J—Frederick Schnaufer.119.22
24 Hazelton, Herbert H—Richard Bennett..43.55
24 Horowitz, Harry—Bella Horowitz.....262.41
24 Heimann, Martin—Thomas Allison....110.00
24 Hanley, Michael——the same .....110.00
24 Hodes, Benjamin——the same .....110.00
24 Howth, J De Lyon—John B Brosslau....84.96
24 Handy, Walter E—Isaac Shapiro.....235.52
24 Hillman, Wm S—Martin B Brown Co.75.07
25 Howe, John A, Jr—Commercial Natl Bank of Syracuse.....12,631.42
25 Hale, Eugene——the same.....12,631.42
25 Horn, George, Jr—John Beck et al....106.21
25 Hoffman, Isaac* & Mayer—Richard E Thibaut, Inc .....259.40
25 Hatzel, Frederick H—Joseph Oussani..263.83
25 Hall, Wm K—Northern Hotel Co.....44.72
25 Hanson, Adolph—Margaret Shanley..5,130.35
25 Hechheimer, Emanuel—Estella Pratel.1,087.07
21 Joyce, Frank—City of N Y....costs, 112.65
22 Jones, Margaret E—Frank Boroman..1,731.74
23 Jacobs, Carl—James B Brady.....382.45
23 Jacobs, John B—I Tanenbaum Son & Co. .....234.26
24 Johnson, Geo F—John H Gelhardt, Jr..326.04
19 Kessler, Henry—Kingan Provision Co..187.46
19 Kelly, Thomas F—Anita Floyd Jones. .....costs, 145.07
19 Kelly, Joseph—Joseph Harris.....166.91
19 Kaufman, Bernard—Bernard Shapiro....95.59
21 Kusy, Sigmund—Sullivan Printing Works Co. .....51.68
21 Klotz, Jacob—Louis Krause .....162.64
21*Kramer, Leo—Canton Steel Ceiling Co.247.41
21 Kohlreiter, Nathan—the same .....247.41
21 Kessler, Max & Annie—Nicholas M Wimpie et al .....258.91
22 Kaughran, Annabella McC—Walter H Merriam .....113.52
22 Kleinschmidt, Louis—Albert Krunnenaker. .....89.56
22 Kleeblatt, Simon—Chas C Meigs Co....26.51
22 Koster, Alfred—Mutual Milk & Cream Co. .....33.75
22 Kahn, Jacob H—Louis Lichtenstein....65.81
22 Kelly, John J—David E Sichler..costs, 108.18
22 Kalchheim, Henry—Conran Bros Co...378.66
23 Keller, Wm C—Wagner Electric Mfg Co. .....122.89
23 Krieger, Abraham—Daniel Woodcock & Co. .....356.76
23 Klein, Samuel L, Abraham, Julius & Rosie —Ray Markel .....691.29
23 Kleinfeld, Isaac—Samuel Probst.....459.65
23 Kanner, Samuel H—Philip Lesser et al.33.12
24 Krimsky, Julius—Frederick T Feltman et al .....180.54
24 the same——the same .....512.35
24 Keyser, E Edw—Michael Arkin et al....160.01
24 Katz, Benjamin—Am Credit & Indemnity Co of N Y .....costs, 68.39
25 Kerzner, Hyman—Nathan Kaufman....517.35
25 Krafft, Arthur B—Ludwig Littauer....319.84
25 Kaufman, Samuel—Paul Friedman....159.08
25 Kleinfeld, Gershem—Material Mens Mercantile Assn, Ltd .....86.57
25 Kopelowitz, Jacob——the same .....86.57
25 Klug, Martin J admr—Mary T Hicks...187.53
25 Kessler, Bernhard—West End Mfg Co...171.67
25 Kemy, Thomas J—Alfred Lewin .....66.61
21 Lichtenberg, Louis—Bernard Bernbaum.34.41
21 Linder, David—Nathan J Packard et al.. .....192.16
21 Lifshitz, Joseph—Edward Endelman....24.41
21 Levy, Benj J—Mutual Reserve Life Ins Co. .....costs, 108.85
21 Levin, Jacob—J Chas Wechsler.....113.38
22 Langerman, Walter L S—Paul Shotland. .....250.78
22 Lippner, Charles & Emma..Rudolph Federman .....164.75
22 Lutz, Frank—Michael Hallanan.....509.15
22 Lamb, Mary, admx—Third Av R R Co... .....costs, 87.78
22 Lesser, Pincus—Julius Finn .....115.76
22 Levy, Simon D—Jesse S Epstein et al.3,119.09
22 Lipschitz, Louis—Meyer Block.....608.67
23†Lindenfeld, Meyer—Theresa Lederer...472.25
23 Lamonti, Fortunato C—David Kornbluch. .....60.41
23 Lederer, Jacob—Robert Gordon et al..... .....costs, 68.18
23 Laird, Samuel E—Arthur S Luria....217.91
24 Levy, David B—A R Elliott Pub Co....69.42
24 Leitner, Rose—Abraham Josephson et al. .....196.79
24 Levere, Joseph—Thomas Allison .....110.00
24*Levine, Louis—Isaac Shapiro .....235.52
24*Lewis, Ethel E—Am Surety Co of N Y.47.16
24 Leibowitz, William—Simon Brinn et al.387.42
25 Leitner, Jacob—Samuel Ulrich.....68.32
25 Lester, Wm C & A Edw—Frank J Griffin. .....costs, 15.00
25 Langan, Patrick F—Moritz Langengen..80.46
25 Lewis, Jacob—Thomas Cunningham....126.81
25 Lynch, Fannie G—Morris J Gordon et al. .....1,383.29
19 Mandel, Louis—Joseph Steinberg.....84.81
19 Mosher, Thomas N—Abner C Hoysradt. .....251.32
19 Mahr, Henry J & Julian D—Alfred B Haynes .....4,488.04
21 Milano, Guiseppe—Sam S Glauber Inc..145.16
21 Markewich, Samuel—Morris M Tischler.90.01
21 Miller, Isaac—Richard E Thibaut Inc..347.04
21 McQuade, John J—Rooney & Otten Printing Co. .....120.91
21 Murphy, John D—Wm F Coghlan.....39.67

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

21 Messinger, Isaac—Morris Kreitman.....costs, 68.32
21 Meryash, Louis—Nicholas M Wimple et al.....231.34
22 Muller, Louise A—Norman W Harris et al.....36.51
22 Mooney, Hugh—People &c.....100.00
22 MacLean, Wm G—Carl Hummel....1,369.34
22 Miller, Otto—Mutual Milk & Cream Co..33.75
22 Maroni, Gregorio—Maynard N Clement.....600.00
22 Miller, Max—Samuel Gordon.....433.97
22 Max, Ezra & William—Union Exchange Bank.....4,945.04
22 McBride, Robert C—August F Karsten..317.20
23 Martin, Walter C—Aaron Futterman..214.72
23 Moss, Herman H—Frank A Hutchinson Co.....143.62
23 Marks, Edw B—Attucks Music Pub Co.36.28
23 Minden, Marcy F—Nathan Hess, Jr..1,224.33
23 McCabe, Mary admrx—Otto H Osenkop et al.....costs, 111.65
23 Meryash, Harry & Louis—Max Mann.494.26
24 Martin, Walter C—John R Ryon .....122.56
24 Montanye, Chas H—Eppens, Smith Co.....15,017.45
24 Mackie, Chas P—Thomas Allison.....110.00
24 Macartny, John W——the same .....110.00
24 McIntyre, William—the same .....110.00
24 McGill, Geo W——the same .....110.00
24 Margutis, Samuel & Dora—John F Cronin.....79.43
24 Minter, Samuel F—Benj E Cogbill....524.44
24 Mullen, John T—Am Surety Co of N Y.....47.16
25 Manganaro, Aniello—Maynard N Clement..1,896.32
19 Noblett, John—National Alumni.....77.57
21 Newbury, John W—Madison Square Garden Co.....765.46
22 Nichols, Dell D—Century Holding Co.....costs, 32.72
24 Nieman, Anna—Israel Leitman.....52.61
24 Nappi, Guiseppi & Salviro—Eugene F McGirr.....134.61
24 Neib, Maria L—City of N Y....costs, 126.05
22 Oseroff, Isaac—E H Ogden Lumber Co.863.07
23 O'Donnell, Joseph by gdn—H Herrmann Lumber Co .....costs, 108.18
24 Oestreicher, Henry—Alfred Freund et al.....242.53
25 Olsen, Lewis A—Albert Lajotti.....1,824.24
25 Ordine, Frederick—Frank Nathan.....45.00
19 Piller, Simon—H B Claflin Co.....363.18
19 Provost, Franklin Jr—Franklin Provost Sr.....1,214.30
21 Pati, Salvator—People &c .....1,000.00
21 Palestine, Samuel—James E Nichols et al.....201.30
22 Peck, Louis—Fiske & Co, Inc.....94.22
22 Parker, Frank M, at't—Milton G Bucky.....3,108.78
22 Pulch, Henry—V Loewers Gambrinus Brewing Co.....1,310.54
23 Pierce, Robert M—Merriam Paper Co.241.69
23 Pyle, J Lindley—Wilbur F Earp.....113.66
23 Popper, Fred—R & G Corset Co.....91.13
23 Perlman, David—M Zimmerman Co...237.78
23 Patton, Isaac W—Rogers Tea & Coffee Co.....19.52
25 Pierce, Henry F—E L Patch Co.....143.72
25 Peck, Chas F—Mary F Baldwin.....175.00
25 the same——Agnes H Cattus .....175.00
25 Purchase, William—Gardiner Stewart....39.21
25 Power, Hearn J—Alfred Lewin.....39.06
25 Perelson, Lazarus—Weisberg Mark Co.....2,578.56
25 Paglia, Alessio—Frank Nathan .....45.00
21 Quinn, Thomas C—Hamilton F Benjamin et al.....434.53
19 Ross, Wm A—James W Bell et al.....72.45
19 Reiner, Joseph—Charles Steiner.....35.00
21 Ronayne, John A—Alice Davis .....317.17
21 Roth, Ernst—Charles Dibner .....11.65
21*Rundbaken, Abraham—Louis Krause.162.64
21 Reid, Alexander—Josephine Weinberg et al.....194.16
21 Rafalsky, Henry S—James M Stout....176.27
21 Rothschild, David—People &c.....2,000.00
21 Rotter, Frank—Nathan J Packard et al.192.16
22 Rolf, Bernard—Lulu Albertson.....194.76
22 Reedy, James—Joseph V Rooney.....90.66
22 Ravden, Max—Moses M Shill.....152.91
22 Romer, Michael—Standard Plunger Elevator Co. .....costs, 163.18
23 Romm, Joseph—Henry H Dohnke et al.253.47
23 Rosenthal, Morris—David Kramer et al.....79.00
23*Rothfeld, Isaac—Samuel Probst.....459.65
23 Rothschild, Samuel—Albert Kloeblen..198.65
24 Reidlinger, Joseph—John J Shea.....66.37
24†Richards, Mary—Mathew Prevden.....42.66
24 Ring, Naomi or Duncombe—Grace Raymond .....8,162.45
24 Robinson, Frederick M—Am Exchange Ntl Bank .....8,540.78
24 Rabold, Harry B—Thomas Allison.....110.00
24 Roth, Alexander—Rudolph Bohm.....80.37
24 Ruzaro, Louis—Robert Pheym..costs, 72.18
24 Robinson, Isidor—Henry G Silleck, Jr.....1,910.07
24 Resht, Edw D——the same .....1,910.07
25*Robinson, Charles—Richard E Thibaut, Inc.....259.40
25 Rohdenberg, George—Morris Rosenfield et al .....159.05
25*Rosenberg, Louis—Weisberg Mark Co..2,528.50
19 Schoenfeld, Adolph—Dominico Diglio et al.....27.41
19 Siegel, Chas M—N J Fire Ins Co.....128.91
19 Staunton, Fred E—Glasser, Rohrer & Co.....45.67
21 Suser, Barnet—Morris M Tischler....90.11
21 Schachner, Celia—Emanuel E Kleiner et al.....82.74
21 Sanders, Geo E—Remington Typewriter Co.....115.34
21 Steckel, Solomon—People &c.....2,000.00
21 the same—the same.....
22 Silverman, Barnard—Meyer Block.....608.67
22 Shippey, Reghis W—Meyer Sichel....1,006.56
22 Saitta, Philip S—National Park Bank of N Y .....3,085.88
22 Shattuck, Edw L—John Simmons Co..1,134.64
22 Stambaugh, Chas C—Iron Clad Mfg Co.59.40
22 Scoboloff, Max—Fiske & Co, Inc.....94.22
22 Sparling, Louis—David Siegel.....44.72
22 Schachknow, Bruno—Frederick Hollender.....171.61
22 Steadman, Peter G—Met St Ry Co.costs, 87.78
22 Sias, Arthur W—Empire State Surety Co.....costs, 80.25
22 Schneider, Harris—Wolf Rosenberg....171.61
22 Siemann, Frederick—Edw A Weissauer.....270.72
22 Smith, Bernard J—Met St Ry Co..costs, 87.78
22 Smith, Thomas—V Loewers Gambrinus Brewing Co .....350.56
23 Schenck, Chas A—McVicker Gaillard Realty Co.....720.77
23 Shapiro, Morris—Louis Lamchick et al.45.62
23 Strong, Wilber—Elizabeth Donaldson..127.22
23 Stern, Joseph W—Attucks Music Pub Co.....costs, 36.28
23 Schlossman, Samuel—Leon Hirsch ....80.59
23 Schwartz, Jacob—Joseph S Marcus....72.20
23 Sachs, Nathan—Gerald Morrell .....39.72
23 Sheedy, Michael R—William Morris...654.55
23 Smith, Willett G—R Dickinson Jewett..111.03
23 Smith, Elizar Y—John Erikson.....552.28
23 Small, Abraham—Max Mann .....494.26
23 Sire, Meyer L—Candee, Smith & Howland Co.....1,522.43
23 Souther, Geo H—Sarah Holcombe....632.96
23 Sousa, John P—Jennie M Reynolds et al.....9,197.19
24 Schwarz, Louis—Alfred Freund et al..242.53
24 Shapiro, Philip I* & Aaron S—Mary Conklin .....253.41
24 Somberg, Yetta—James Santugge.....59.40
24 Spero, Lazarus—Thomas Allison.....110.00
24 Schwed, Frederick——the same .....110.00
24 Schwarzkopf, Oscar——the same .....110.00
24 Sheffield, George——the same .....110.00
24 St Denis, Walter—John B Brosseau....27.61
24 Schoonmaker, Carl—Atwood River Co.224.77
24 Schoenfeld, Nathan—Simon Brinn et al.387.42
24 Schwartz, Bertha—People, &c.....50.00
24 Smith, Carroll S—Thomas Allison....110.00
24 Scheinkman, Hyman—Harry Abramson et al.....485.65
24*Siegel, Herman—Isaac Shapiro .....235.52
24 Schlossberg, Louis—Harry Zalkin.....73.65
24 Stine, Henry L—John H Crockett....1,400.00
24 Scott, Henry B—Harry Eising et al....193.63
24 Strauss, Herman—Michael Taity et al.449.06
25 Switzer, Andrew—Commercial Natl Bank of Syracuse .....12,631.42
25 Strauss, William—Joseph Beck et al...103.95
25 Schlessinger, Abraham & Sarah—Crane Co .....499.33
25 Sussmann, Philip—James S Shea.....275.25
25 Schwarz, Alvin J—Garvin Machine Co..34.90
25 Stevenson, James—George Barrie et al..34.36
25 Smith, Frederick R—Commercial Natl Bank of Syracuse .....12,631,42
25 Smith, John C—Andres E Moynello....323.75
19 Trotter, Ernest J—Edw C Baumert et al.94.98
22 Taylor, Robert—Hugo Lieber .....59.58
22 Taube, Abraham—Adolf Rosenberg et al.....costs, 32.31
23 Turner, W Irving—Joseph Laemmle...173.91
24 Tidd, Austin W—Mathew Preveden....58.55
24 Trilling, David W—Thomas Allison....110.00
24 Temerson, Morris——the same .....110.00
24 Tochman, William or Winslau, & Kate or Kathrina—M Zimmerman Co.....403.05
25 Traugott, Frank W—Commercial Natl Bank of Syracuse .....12,631.42
25 Travers, Louis—Frank Reeber.....59.31
25 Thompson, John—Ludwig Littauer.....319.84
25 Uhrlaub, John C—Oriental Shop....3,149.12
25 Uhr, Philip—Joseph Weinstein ..costs, 24.20
19 Vizzard, William—Joseph Harris.....166.91
21 Violanti, Albert—People, &c .....1,000.00
22 Vashon, Victor J—Endurance Motor Car Co.....532.67
23 Von Pustau, Mary M—Daniel M Gerard.....102.94
23 Von Rodenstein, Herman G—Herbert C Taylor .....524.13
23 Van Nostrand, Phillip—Frederick C Biehl.....36.40
24 Vanderbeck, Jacob Z—Thomas Allison..110.00
25 Vernon, Mary B—Theodore B McCarthy et al .....142.50
25 Van Blarcom, Chas W—Deborah Herrman.....371.56
19 Ware, Frederick A—Samuel P Skinner..143.12
19 Waterbury, C Livingston—Wyckoff, Church & Partridge .....84.57
21 Weinstein, Max—Hyman Goldberg.....78.52
21 Wheelock, Henry D—Aeolian Co.....278.38
22 Wilchinsky, Hyman—Jacob Barron et al.89.04
22 Wellington, Samuel B—Island Realty Co.....255.19
22 Wolgen, Morris—Moses M Shill.....152.91
22 Winters, Wm H—Rudolph Federman..112.15
22 Wilensky, Harry—E H Ogden Lumber Co.....863.07
22 Wenzel, William—V Loewers Gambrinus Brewing Co. .....2,061.93
22 Witkind, Isidor—Rebecca Cohn..costs, 111.49
22 Wainwright, William—Raymond Van Praag Supply Co. .....1,054.15
22 the same—the same .....1,044.75
23 Wittenberg, Louis—Rudolph Joseph...106.30
23 Wood, Burton E—Walter S Rafferty et al.....159.60
24 Woods, Albert H—Edw J Radcliffe..1,898.24
24 Wanner, Wm H—Thomas Allison.....110.00
24 Wallach, Samuel——the same .....110.00
24 Warshauer, Labelle L——the same....110.00
24 Wohlheuter, Chas V—David Prager....516.28
24 Wasson, Lila H—Transit Realty Co...274.31
24 Westervelt, Huyler—Julius Marx et al..1,489.77
24 Wenzel, William—V Loewers Gambrinus Brewing Co.....2,061.93
24 Withstandley, Ethel E—Am Surety Co of N Y.....47.16
25 Wagner, John—Commercial Natl Bank of Syracuse .....12,631.42
25 Williams, Jane—Joseph E Lumbard....131.81
25 Wolff, Benjamin—Robert Schulman ....28.91
25 Willer, Frederick—Maynard N Clement.....1,903.82
25 Wiener, Louis—Louis Rifkin.....181.22
25 Wise, Monroe—V Loewers Gambrinus Brewery Co.....398.54
25 Werstein, Louis I—William Selkovith..39.31
23 Youngs, Martha—Alphonse M Constantin.....46.07
19 Zimmerman, Annie—Joseph Solomon....64.65
22 Zoller, Karl F—Henry Eggers et al...12.41
24†Zolla, Giovanni—Jersey Distributing Co.155.60

CORPORATIONS.

19 Northwestern Realty Co—Albert W De Long .....1,630.08
19 Bordens Condensed Milk Co—Catherine Breslin .....6,144.88
19 Suffolk Rubber Co—Aladdin Rubber Co.151.11
19 Central Cross Town R R Co—Christian Weber .....389.07
21 La Prevoyanti, Societe D'Assurance Contre L'Incendie De Paris, France—Milton G Bucky .....1,927.53
21 L'Atlas Ins Co—the same.....1,330.03
21 Credit Ntl Ins Co—the same .....1,927.53
21 L'Etincelle Ins Co—the same.....1,330.03
21 Man Sash & Door Co—Ward & Upright Engineering Co .....52.05
21 The M Fine Realty Co—Louis Herman et al .....388.87
21 The Metropolitan Surety Co—Simon Leiman.....626.55
21 Keystone Bonding Co—Geo F Sweeney..942.57
21 Dry Dock East Broadway & Battery R R Co—Fannie Joseph .....1,136.68
21 The Board of Education of the City of N Y—Henry F Albro .....1,727 09
21 New York City Ry Co—Albert J Redfar..12,129.29
21 the same—Rachel Kirchenbaum....224.41
22 Convertible Metal Mfrs—Dale Co.....322.41
22 New York City Ry Co—James Nevins.6,135.45
22 the same—Chriastiane Nieustedt....730.32
22 the same—Curtis Wilcher.....1,150.37
22 St Dunstan Society—Wm A Paulus et al.....629.05
22 Werner & Co—the same .....629.05
22 M Krolls Sons Inc—C Schmidt Co.....48.38
22 New York City Ry Co or Interurban St Ry Co—Annie Graham .....500.00
22 Spiral Nut Lock Co—Crucible Steel Co of America .....852.27
22 The City of N Y—Marguirite De Brand.628.42
22 Northwestern Realty Co—Union Exchange Bank .....4,945.04
23 National Relief Assurance Assn—Charles Gopp .....109.91
23 Manhattan Heating & Ventilating Co—Paul H Grimm et al .....1,083.49
23*Languages Printing Co—Merriam Paper Co .....241.69
23 the same——the same .....241.65
23 Buchan's Soaps Corporation—Merchants Review Pub Co.....639.08
23 Aetna Self Heating Food Co—Geo B McEntyre .....313.00
23 The 177th St Realty Co—Standard Damp Proofing & Roofing Co.....214.31
23 Union Ry Co of N Y—Wm W Weir.1,000.00
23 Interurban St Ry Co—Adolf Klein...519.91
23 Baltimcre & Ohio R R Co—Jacques Enthoven .....2,130.59
23 Borine Mfg Co—Chas E Dowdall....186.81
23 N Y City Ry Co—Moses Drefuss.....500.00
23 C A Tileston Co—Oscar Guttmann..2,215.08
23 David Lena Cohen Co—John Finck..1,003.82
23 Atlantic Cement Co—Crescent Brick & Supply Co .....155.51
23 Fitzgibbon Boiler Co—Man Realty Co.....costs, 60.32
24 Knickerbocker Law Pub Co—Eugene C Lewis Co.....63.08
24 The City of N Y—Wm F O'Brien....422.86
24 Mutual Reserve Life Ins Co—Wilson R Hunter .....451.96
24 Lithuanian St Dominick Society of Brooklyn—Michael Twarowsky.....127.40
24 Dust Proof Typewriter Cover Co—John M Bell .....1,578.48
24 Richard D Young Perfumery Co—Wm B Read.....132.16
24 N Y City R R Co—Michael J Lee.....65.00
24 Metropolitan Surety Co—Joseph Loria.1,208.88
24 N Y City Ry Co—Clara Boggio.....832.30
24 English Hotel China Co—Alexander Hilson .....26.26
24 The Atlantic Birmingham Fire Ins Co of Birmingham, Alabama—Chas M Oelrichs et al .....7,145.58
25 Winchester Speedometer Co—Vandyck, Churchill Co .....355.26

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The Sonoma.....55th St. and B'way
The Harvard Club.....22 W. 44th St.
Childs Restaurants .....City
W. K. Vanderbilt's residence.....City
F. K. Stratton's residence.....Mt. Vernon
C. Oliver Iselin's residence.....New Rochelle
New York Subway.

Metropolitan Life Bldg.
President of N. Y. Central's private car, and others—7.

Firms at Present Using "Nonalyke."

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C. H. Cottrell.....572 5th Ave.
The Gehlen Co.....583 5th Ave.
Tiffany Studios.....347 Madison Ave.
Rinehart & Son.....49 W. 31st St.
Frank T. Woods.....2 E. 33d St.
John Beatty .....245 W. 46th St.
Fred'k Bertsch .....2628 B'way
A. Neumann .....363 W. 42d St.
N. Y. Central R.R.....42d St.
The Peerless Rubber Co.....16 Warren St.
The Puritan Water Co.
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

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24 D E Baxter & Co—Orion H Cheney...627.41
25 The Never Stale Bread Co—Roy S Burgess. .....148.88
25 Carlson Automobile Co—Henry H Kutner. .....81.82
25 Gosman Ginger Ale Co—Chas G Riehl..61.91
25 D E Baxter & Co—Consolidated Natl Bank of N Y .....529.53
25 National Relief Assurance Assn—Commercial Natl Bank of Syracuse.....12,631.42
25 Roys System Co—Crane Co.....499.33
25 New York City Ry Co—Kate Dillon..350.00
25 Universal Light & Equipment Co—Felix Hamburger .....136.23
25 American Surety Co—Maynard N Clement. .....1,903.82
25 Federal Union Surety Co—the same.1,909.82
25 the same—the same .....1,896.32
25 The Preferred Accident Ins Co—Matilda Levy .....7,005.32
25 Silverman Realty Co—Mary E Clark et al. .....(D) 5,459.66
25 42d St, Manhattanville & St Nicholas Av Ry Co—Pasquale Dunuro .....2,158.54
25 Brooklyn Ferry Co of N Y—City of N Y. .....16,362.41
25 New York City Ry Co—Wm S Coleman..81.91
25 H D Comb Co—Klebold Press.....731.14
25 The Savage Mfg Co—James Seibert..2,381.96
25 Ben Franklin Ins Co—Milton G Bucky. .....3,288.44

## SATISFIED JUDGMENTS.

Oct. 19, 21, 22, 23, 24 and 25.

Altman, Joe—Western Distillery Co. 1907..80.32
Bidulph, Michael F—John Dewar & Sons Lim. 1907 .....84.75
Beith, Archibald B—I Schlesinger et al. 1907. .....$53.00
Brokaw, Wm B—W C Calhoun. 1905.....50.81
Brith, Archibald B—I Schlesinger et al. 1907. .....53.00
Burns, Kate A—H Held. 1906.....120.60
Colwell, Edwin S—National Lead Co. 1907. .....27.00
Cohen, Wolf..B Rauth. 1907 .....131.91
Ehret, Frank A & Ada—H Mannes et al. 1900. .....248.77
Ferrar, Charles—N Picket et al. 1907....395.73
Feltenstein, Sidonia—M L Ernst et al. 1906 .....204.50
Fechter, Hyman—J Epstein. 1907.....178.31
Freedman, Chas N & Abraham London—U S Gas Fixture Co of N Y. 1907.....464.41
Firestone, Charles—U S Title Guarantee & Indemnity Co. 1907.....3,095.42
Goss, Edward—R Mackey. 1906.....347.34
Gordon, Abraham & Samuel—F Stock et al. 1907 .....481.62
Gallagher, Patrick—N B Wilkes. 1907...666.04
Grace, Frederick J—Bank of Long Island. 1907. .....423.28
Herzog, Abraham S—J Heilbronn et al. 1907. .....146.94
Hirschfield, Max—C C Sibley et al. 1902..29.31
Hahn, John J—M Cohen et al. 1907.....50.47
Knight, Frank M & Albert W Van Ness—T C Scarborough. 1907 .....137.80
Kern, Jerome D—J A Cooper et al. 1907..187.68
Kantor, Leopold, Joseph B Cooper & Louis Witcoff—M J Gannon. 1907.....170.81
Koref, Ignatz—Eastern Brewing Co. 1907... .....1,113.22
Korn, Daniel L—A Shatzkin & Sons. 1907.22.15
Kneeland, Furman L—H G Myers. 1907...169.41
Kauser, Alice—B De Mille. 1907.....201.91
Loucher, Elizabeth D—John Wanamaker. 1906. .....172.41
Muller, Henriette—S B Robinson. 1907....34.65
[1]Macomber, Bertha & Rose Greenhoot—People &c. 1905 .....500.00
McCord, Annie & James B—A N Pierson. 1907. .....1,464.83
Moadinger, Eliza J—L Abraham. 1896...206.75
Offenberg, Oliver—B Butensky. 1907....138.44
Olsen, Anton L—West End Mfg Co. 1907.211.39
Polster, Solomon—The Belmont Stamping & Enameling Co. 1907 .....631.29
Radford, Isaac H—F E Sperring. 1906...754.87
Roeder, Hans & Elizabeth—M Zlates. 1907. .....293.81
Rankin, Grace F—D Lundenborn. 1907..145.19
Rendle, Arthur E—C J Chapman. 1907....82.04
Race, Arthur W—I Engel. 1907.....191.72
Roshke, Leib—S Rand. 1907.....191.72
Rothschild, Jacob—Aster Co. 1907 .....832.42
[2]Swartwout, Frank G—H B Goldman. 1906. .....187.82
Schutrum, Albert H—L Kaufman et al. 1907. .....104.95
Smith, Elizabeth—J F Swanick. 1907....320.41
[1]Straub, John—W Muirhead. 1903.....169.01
[1]Straub, John—W Muirhead. 1907.....519.01
Schaefer, Frank—A Pfaehler. 1907.....244.10
Same—P E Pfaehler. 1907 .....1,157.10
[1]Sileck, Henry G Jr—I Robinson et al. 1907. .....69.82
Schonhard, August—Bernheimer & Schwartz Pilsner Brewing Co. 1907 .....1,972.13
Thomas, James C—People &c. 1907.....2,000.00
Wiener, Harry & Herman J Ries—L Goldsmith et al. 1907 .....116.97
White, Geo W—The Martin B Brown Co. 1905 .....45.97

CORPORATIONS.

Buzzini & Co—C P Ketterer Co. 1907....461.45
The Acme Building Co—Chas M Gray Marble & Slate Co. 1907 .....803.61
Blessington Co—A Kallas et al. 1907.....266.30
Clark & Co—Crane Co. 1907.....489.94
Same—Cochburn Barrow & Machine Co. 1907. .....208.02
Gleason Peters Air Pump Co—U S Gage Co. 1907. .....76.46
The R N McCandlish Kenny Co—G Wallin. 1907 .....27.65
Burns, Arthur & Kate A—N Y Breweries Co. 1905 .....575 00
Thomann, William & Rosa—L Haase. 1905. .....2,636.18
John H Woodbury Dermatological Institute—M E Hyland. 1907. .....99.53
Same—same. 1906 .....1,087.54
Centaur Knitting Co—G Gherung. 1906...432.98

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

October 19.

284—Riverside drive, No. 230. Herman Miller agt Geo W Levy Building Co.....$1,013.90
285—56th st, No 421 West. Israel Bober agt Adolph Waibel .....39.75
286—Franklin st, n s, 75 w Washington st, 43.7x87.6. Charles Appel agt Fruit Auction Co and Wm Fitzpatrick.....429.83
287—98th st, No 46 West. Frank Stola agt Joseph Levine .....2,750 00
288—Spring st, No 48.
Mulberry st, Nos 209 and 211.
Harry Bilowitz et al agt Michael Bown and Max Levin .....117.22
289—Pier No 54 North River, foot of West 24th st. Michael J O'Brien agt Anchor Line Ltd and Woodhouse Mfg Co.....1,077.29
290—114th st, No 216 East. Lillian B Friedlander agt Mildred Realty Co .....50.00
291—Crosby st, No 101. Same agt same ..165.00
292—East Houston st, No 196. Samuel Solomon agt Samuel Klor & Barnett Klor and Tobias Schwartz .....450.00

October 21.

293—Riverside drive, n e cor 95th st, 109x174. Kertscher & Co agt Geo W Levy Building Co. .....10,804.00
294—177th st, Nos 501 to 507 West. Lewis Smith agt Portland Realty Co.....150.00
295—Post av, n s, 100 e Dykman st, 100x155. Same agt Anna Drobergg and Gustave Drobergg .....500.00
296—7th av, Nos 462 to 468. Otto Melin agt Harry Levey and Louis Fagin .....45.00
297—Riverside drive, n e cor 95th st, 109x174. William Buess agt Geo W Levy Building Co. .....1,855.00
298—Home st, n s, whole front between Prospect & Stebbins avs, —x—. A R Boss & Son agt M & V Construction Co and A B C Roofing Co, S Dore & John Nesbit .....46.69
299—Harlem river, e bank, 125 n Jerome av, 56x84. Wilson Adams & Co agt First Bohemian Boat Club and Taylor & Jenkins. .....1,938.98
300—Matthews av, w s, 150 n Brady av, 25x100
Matthews av, w s, 233 n Neil av, 25x100
Muliner av, e s, 150 s Brady av, 25x100
Harry Hall agt Fidelity Development Co .....2,155.74
301—115th st, No 67 West. Max Herbst agt Alice H Palmer and Greene & Taylor ..215.15
302—181st st, s s, 100 w Audubon av, 125x119. Standard Plumbing Supply Co agt Wm H Bingham Plumbing & Construction Co and Wm H Bingham .....2,798.67
303—Longfellow av, e s, 225 n Freeman st, 25x125. H Herrmann Lumber Co agt Albert C Swoboda.....130.00
304—136th st, Nos 504 to 518 West. Joseph Keller agt Besse C C Clark and Francis A Clark .....2,221.27
305—150th st, No 819 East. Antonio Paverelli agt Paulo Doino .....464.50
306—5th av, No 43. Nicholas Smith agt Wm E Finn .....200.00
307—Crosby st, Nos 101 and 103. Geo Dellon agt Mildred Realty Co and Wolf Solomon. .....525.00

October 22.

308—7th av, s e cor 129th s, 75x100. Rudolf Geisman agt Greenbaum & Kreisler....1,100.00
309—Riverside drive, n e cor 95th st, 109x174. Thomas C Edmonds & Co agt Geo W Levy Building Co .....2,139.00
310—Same property. Joseph Schrager agt same. .....365.00
311—115th st, No 67 West. Patrick J Tague agt Alice H Palmer and Greene & Taylor. .....49.25
312—Bryant av, e s, 75 s 172d st, 80x100. Thomas C Edmonds & Co agt Hyman Davis. .....142.00
313—91st st, Nos 311 to 317 East. A D Granger Co agt Anton Hoffman .....457.00
314—137th st, s s, 100 e Riverside drive, 170x 100. Hyman Delinsky agt Cathedral Parkway Realty Co .....975.00
315—Riverside drive, n e cor 95th st, 109x174. Scharff & Rosenfeld agt Geo W Levy Building Co .....882.00
316—Summit av, n e cor 164th st, 25x100. Morris Marks agt John Colleran .....463.00
317—Washington av, n e cor 167th st, 45x95.3. Same agt John Alteria .....27.83
318—Cherry st, No 27. Jacob Rubin agt Vincent Ligouri and Paulo Pamponio .....95.00
319—College av, e s, whole front between 165 and 166th sts, —x100. Hubbell, Hall & Randall Co agt St Marks Construction Co..2,895.00
320—98th st, No 46 West. John J McDonough agt Neils D W & Louise Jorgensen and Joseph Levine .....197.25
321—Bathgate av, No 2109. Charles Izmirian agt Sarah A Keveny and Catherine Mereli. .....100.00
322—8th av, e s, whole front between 52d & 53d sts, 200x—. Eureka Fire Hose Co agt N Y City Ry Co .....309.00
323—Lexington av, Nos 198 to 210. Same agt same .....862.40
324—54th st, n s, 100 e 9th av, 25x100.5. Chas E Eickhoff agt Gertrude Glokner and Clarence Young .....148.00
325—Mulberry st, Nos 209 and 211. Samuel Steinman agt Mitchell Bonn and Leon Rubin. .....306.00
326—Cherry st, No 144. New Jersey Terra Cotta Co agt Louis Pierce and Astor Construction Co .....190.00
327—Riverside drive, n e cor 95th st, 109x174. E Bradley Currier Co agt Geo W Levy Building Co .....3,148.15
328—181st st, s s, 100 w Audubon av, 125x 119.6. Same agt Wm H Bingham Plumbing & Contracting Co .....1,500.00
329—Greenwich st, w s, whole front between Albany and Carlisle sts, 114.10xirreg. Giant Construction Co agt Equitable Life Assurance Society and W L Crow Construction Co..261.11
330—Same property. Same agt Equitable Life Assurance Society and E Bagge Iron Works. .....1,340.26
331—112th st, No 535 West. Jennie W Clark agt University Construction Co.....88.20
332—Eagle av, No 686. Pierre Warny agt Rosa Sullo and Guiseppe Sullo.....12.50

October 23.

333—Webster av, e s, 975 n Woodlawn rd, 50x 82. William Sinnott agt William Maass. .....205.00
334—Findlay av, College av, 165th and 166th sts, whole block. Harlem Window Frame Co agt St Marks Construction Co.....1,446.00
335—Tiffany st, n w cor 165th st, 93.3x68.3. Rosen & Fritz agt Frankenfeldt & Lippman and David Garman.....104.00
336—Riverside drive, n e cor 95th st, 109x174. James McLaughlin agt Geo W Levy Building Co and James McNiece.....42.50
337—Same property. Same agt Geo W Levy Building Co .....93.00
338—150th st, No 819 East. G Mangilletti & Son agt Paolo Doine .....1,150.00
339—College av, e s, 165th to 166th sts, 440x 100. Person & Co agt S Marks Contraction Co .....614.55
340—Matthews av, w s, 233 n Neil av, 100x25
Matthews av, w s, 150 n Brady av, 100x25.
Multner av, e s, 150 s Brady av, 25x100.1
John Bruce agt Fidelity Development Co. .....181.00
341—Riverside drive, No 230. Edelson & Zaretzky agt Geo W Levy Building Co and Herman Miller .....269.00
342—5th av, No 85. Robert Love agt Carrie Butler and J D Butler .....145.15
343—Canal st, Nos 125 to 131. Brooklyn Vault Light Co agt Davis Schaff and Samuel L Silberman and Jacob & Sons Co. .....250.00
344—73d st, Nos 505 to 517 East. Abraham L Sarnya agt Frank Messer & Jacob Warm .....265.00
345—136th st, s s, 250 w Amsterdam av, 150x 100. Harlem Window Frame Co agt Bessie C Clark and Francis A Clark....998.00
346—Riverside drive, n e cor 95th st, 109x174. Braunfels, Browning & Co agt Geo W Levy Building Co .....63.20
347—3d st, Nos 91 to 97 East. East River Marble Co agt Joseph P Slater and Tobias Schwartz .....50.00
348—East Houston st, No 196. Same agt Barnet & Samuel Klar and Tobias Schwartz..50.00
349—8th st, No 366 East. Same agt Martha Braun and Tobias Schwartz .....33.00
350—224th st, n s, 205 e White Plains rd, 25x 114. Erich W Drewitz agt Dennis McGuire. .....130.00
351—Teller av, w s, 99 n 165th st, 216x100. Williams & Weymouth Co agt David Robinson .....367.26

Oct. 24.

352—Mangin st, No 10. Frank Realty & Construction Co agt Julius Myer.....3,500.00
353—Broadway, No 58.
New st, Nos 25 to 29.
Geo A Fuller Co agt Downtown Building Co. .....1,993,500.73
354—Tracks, &c, of New York City Ry Co on 59th st, 10th to 1st av and West st. Sicilian Asphalt Paving Co agt New York City Railway Co..... .....1,533.72
355—Tracks, &c, on 3d av, between 65th and 67th sts. Same agt same .....304.70
356—Tracks, &c, on Fulton st, 9th and Columbus avs, Washington and Gansevoort sts. Same agt same .....930.67
357—Tracks, &c, on 23d st, 29th st, 1st av and 2d av. Same agt same .....1.733.79

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358—Tracks, &c, on Fulton st, Columbus av and Amsterdam av. Same agt same .....372.33
359—Tracks, &c, on Park Row, Bowery to 3d av, between Grand and Broome sts. Same agt same .....182.71
360—Tracks, &c, on Park Row, from Ann to Centre st, Bowery, 4th av, Madison av and 42d st to 138th st. Same agt same.....278.42
361—Mulberry st, Nos 209 and 211. Pittsburgh Plate Glass Co agt Michael Bonn and Leon Rubin .....250.00
362—163d st, s s, 100 e Broadway, 150x90. Rosenberg & Rapaport Co agt New Era Construction Co .....125.00
363—Amsterdam av, e s, whole front between 114th and 115th sts, 200x100. Boleslaw Jelenski agt Joseph Polstein .....248.75
364—Amsterdam av, s e cor 185th st, 79x100. Mulligan & Tiernan agt Morris Goodman, Myer Bach, Albert London and Louis Meryash.....500.00
365—Av A, No 231. Morris Hochberg agt John Bornstein and Max, Rosen & Horowitz..25.00
366—Union av, n w cor 150th st, 25x100. New England Mantel & Tile Co agt Paolo Doino. .....99.35
367—3d av, Nos 1763 and 1765. Frederick Aldhaus agt Chas H & Samuel A Potter and Samuel L Bruck .....960.55
368—All street railways in the Borough of Manhattan, tracks, &c, belonging to N Y City Ry Co. Vulcanite Portland Cement Co agt New York City Railway Co & Metropolitan Street Railway Co.....2,183.92

Oct. 25.

368—Rutherford pl, No 2. Biagio Pernetti agt Mrs J N Osborn and Myron W Holmes.2,310.23
369—Riverside Drive, n e cor 95th st, 109x174. South Amboy Terra Cotta Co agt Geo W Levy Building Co.....900.00
370—West End av, s w cor 67th st, 81x100. H E Meyer Concrete Construction Co agt Aseroff & Wilensky. .....250.00
371—2d av, n w cor 126th st, 100x100. Murray & Hill Co agt Small & Meryash, Abraham Small and John Ore.....2,313.50
372—Broadway, Nos 2644 to 2658.
101st st, Nos 205 to 211 West.
A D Lamson Lumber Co agt Bloomingdale Leasing Co and Bay State Realty Co....948.99
373—100th st, Nos 205 to 209 West. Same agt Jules Hayman and Bay State Realty Co.135.94
374—Union av, n w cor 150th st, 25x100. Minnie Posnansky agt Paolo Doino.....200.00
375—Southern Boulevard, n s, 250 w Av St Johns, 150x121. Jacob Burckel agt William Wainwright .....931.00
376—East Houston st, No 196. Moses Launer agt Barnet & Samuel Klar and Tobias Schwartz .....39.00
377—163d st, No 370 East. Morris Dresler agt Mr Rotter and Mrs Annie Linder....35.00
378—123d st, No 414 East. August Adoiff agt Leonard Del Jenio and John Miglio....157.70
379—109th st, No 167 East. Charles Weiss agt Lena Cohen, Max Miller and Charles Cohen .....300.00
380—Union av, n w cor 150th st, 25x100. Alfred David agt Paul Doino.....1,150.00
381—6th av, No 791. Brooklyn Vault Light Co agt Isaac J Greenwood and Jacobs & Sons Co .....150.00
382—42d st, No 159 East. Same agt Estate of George Rothman and Jacobs & Sons Co.100.00
383—Attorney st, No 98. Joseph Rosenberg agt Dora Berman, Rosie Huppert and Clara Borak, Abraham Kowitsky, Jacob Koblowitz and W. Perez.....250.00
384—118th st, No 217 East. Herman Horenburger agt Lazarus Hannes.....35.00
385—Columbia st, No 77. Same agt Louis Zasuly .....25.00
386—29th st, Nos 232 to 238 West. Hassig & Miller agt Geo C Flint Co and Morris Levenson .....47.67
387—Southern Boulevard, s s, 100 e Alexander av, 100x100. Richard C Routledge agt Borden Condensed Milk Co and J P Farrell..143.50
388—172d st, n s, 100 w Amsterdam av, 87.6x94.6. William Williams & Co agt Albert London .....418.00
389—136th st, Nos 504 to 518 West. Hudson Brick & Cement Co agt Besse C Clark..713.33
390—72d st, No 14 East. Hoggson Bros agt Otto C Heinze .....350.00

## BUILDING LOAN CONTRACTS.

October 22.

Whitlock av, w s, 400 s Tiffany st, 150x100. Theodore Wentz loans Albert Rothermel to erect six 3-sty tenements, 4 payments..$33,000

October 23.

James st, No 93.
New Chambers st, No 81.
Augustus F Holly loans Archibald C M I Stewart to erect a 6-sty tenement; 7 payments .....22,000
59th st, s s, 325 w 7th av, 50x100.5. Metropolitan Life Ins Co loans Gainsborough Studios to erect a 14-sty studios; 7 payments. .....300,000

Oct. 24.

Hughes av, e s, 112.10 s Pelham av, 50x87.6. Richard S Collins loans Giovanina Damiano to erect two 3-sty tenements; 4 payments. .....12,500
Broadway, n w cor Cathedral Parkway, 90.10 x175x irreg. Metropolitan Life Ins Co loans The Broadway & Cathedral Parkway Co to erect a 12-sty apartment; 12 payments..... .....750,000
220th st, n s, 530 e Barnes av, —x—. Jacob Martin & Kiedy Lignoski loan Marian Kiedy Lignoski to erect a — sty building; —payments .....1,000
Andrews av, w s, 425 s Fordham av, 25x125. Timothy Collins loans John J & Elizabeth Frewen to erect a 2-sty dwelling; 5 payments .....3,400

## SATISFIED MECHANICS' LIENS.

October 19.

224th st, n s, 80 w White Plains road. Henry G Silleck Jr agt David Mayerson et al. (Oct 11, 1907.) .....$2,943.51
Same property. Henry Newbury agt same. (Oct 11, 1907.) .....1,114.00
25th st, Nos 41 and 43 East. Chas G Cornell Jr agt Daniel H Butts et al. (Mar 11, 1907.) .....99.50
[1]10th av, No 721. J P Donria Tile Co agt Patrick J Mullane et al. (Oct 7, 1907.)..65.00
[1]Same property. Hugh McDonnell agt same. (Oct 7, 1907.) .....106.00

October 21.

Union Square, No 32.
16th st, Nos 114 and 116 East.
Paul Glasser agt Geo H Pigueron et al. (July 12, 1907.) .....77.75
2d st, Nos 196 and 198 East. Abraham Steinberg agt David Lion. (July 10, 1907.)....23.75
[2]96th st, No 258 West. T A S Sheridan Co agt Arnold Realty Co. (Oct 10, 1907.).....677.76
Clinton pl, n s, 109 e East Aqueduct av. Thos B Bowne & Son Co agt Manierre Ellison. (Sept 21, 1907.) .....1,030.26
3d av, No 1051. Pasquale Russo agt Mary Sackman et al. (Sept 21, 1907.).....177.20
143d st, s s, 150 e 7th av. E F Keating Co agt Pekelner Bros et al. (Sept 28, 1907.) .....872.18

October 22.

Hudson st, s e cor Horatio st. A E Klotz Fireproofing Co agt Samuel Lippman et al. (Oct 18, 1907.) .....113.70
10th st, Nos 236 and 238 West. Same agt Jacob Lipman et al. (Oct 14, 1907.)....253.67
118th st, n s, 144 e 1st av. Same agt Israel Grossman et al. (Oct 14, 1907.) .....75.50
75th st, No 239 East. Jacob Levy agt A Callabellatto & Co et al. (Aug 17, 1907.)....275.00
Same property. Same agt same. (Aug 23, 1907.) .....200.00
[1]Westchester av, s w cor Southern Boulevard. August Mugler agt American Real Estate Co. (Oct 8, 1907.) .....108.95

October 23.

97th st, No 32 West. Benjamin Silverman agt M H Feder et al. (Oct 14, 1907.).....71.10
Clinton st, No 129. Morris Hochberg agt Louis Haims et al. (July 29, 1907.).....60.00
111th st, Nos 108 and 110 West. Fred S Schuman agt Louis Rosenthal et al. (Sept 29, 1905.) .....552.75
Amsterdam av, No 702. Samuel Bergoffen agt Selma Stahl. (Mar 29, 1907.).....215.00
7th av, Nos 2212 and 2214. Charles Pallman agt Gustave M Piermont et al. (July 19, 1907.) .....84.90

Oct. 24.

Lexington av, Nos 1653 to 1657. George Fischer agt Abraham Kosower. (June 1, 1907) .....455.25
Clinton pl, n s, 107.9 Aqueduct av. The Van Nest Wood Working Co agt Manierra Ellison et al. (Oct 11, 1907) .....500.00
[1]Washington av, e s, 200 n 171st st. The Gurney Mfg Co agt —— Grodginsky et al. (Sept 28, 1907) .....555.00
[2]56th st, Nos 411 to 421 East. William Ehrlich agt Lewis Realty & Construction Co et al. (Oct 16, 1907) .....650.00
Av A, No 219. Sam Litt agt Birdie V Schlesinger et al. (June 12, 1907) .....500.00
Barnes av, e s, 990 n Morris Park av. Alexander Obright agt A Riccardi et al. (Oct 1, 1907) .....100.00
Pearl st, Nos 486 to 492. Standard Plumbing Supply Co agt City Real Estate Co et al. (June 10, 1907) .....435.36

Oct. 25.

117th st, Nos 523 to 529 East. The Weisberg Mark Co agt Montefiore Realty Co. (July 24, 1907) .....3,100.00
117th st, n s, 248 e Pleasant av. Houghtaling & Wittpenn agt same. (July 25, 1907)..125.00
Same property. Hyman Frank et al agt same. (July 25, 1907) .....2,650.00
Morton st, No 5. A Gordon & Bro agt Moutner Contracting Co et al. (Aug 12, 1907)...103.00
35th st, No 41 West. Wyllie & Kobert agt Irving J Messenger et al. (Sept 24, 1907). .....225.00
Same property. Aubrey B Grantham agt same (Sept 24, 1907) .....40.00
Same property. Edw J Kobert agt same. (Sept 24, 1907) .....230.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Oct. 17.

Shipman, McKinney Co; Sterling Engraving Co; $478.05; G F Handel.

Oct. 18.

Jacobs M Brook; Cooperative Construction Co; $12,141.19; Goode & Miller.

Oct. 19.

State Savings Bank (a Montana corporation); Mercantile National Bank of the City of N Y; $108,075.94; Sullivan & Cromwell.
Bercioux, Eugene; Henry Jarde; $800; E L Parodi.

Oct. 22.

Louis Roth, Inc; Arcade Stable Co; $776.50; E J Dowling.
Kulla, Samuel; Herman Griese; $10,000; A Nelson.

Oct. 23.

Cuba Eastern R R; Fox Bros & Co; $2,000; Wetherhorn & Link.
Standard Milk Flour Co; Ernestine Klein; $1,000; A Dreyer.
Pennsylvania Knitting Mills of Reading; Catlin & Co; $4,556.26; Shepard & Houghton.

## CHATTEL MORTGAGES.

October 18, 19, 21, 22, 23, 24.

AFFECTING REAL ESTATE.

Capital Realty & Con Co. Broadway bet 133th and 134th sts..American M Co. Mantles. 116 at $13.50
Corrier, V C. 141st st, 150 e Cypress av..I A Sheppard & Co. Ranges. 625
Chasmar Printing Co. 311 W 43d..Sprague E Co. Electrical Fixtures. 1,785
East 97th St Corporation. 97th st bet Madison and Park avs..Union Stove Wks. Ranges. 68 at 11
Heffner S. 223 W 27th..V Loewers G B Co. Gas Fixtures. 104
Levy (George W) Building Co. 95th st and Riverside drive..A Larsen. Dumbwaiters and Refrigerators. 1,175
Levy (George W) Building Co. Riverside Drive and 95th st...A Larsen. Dumbwaiters and Refrigerators. 1,175
Mildred Realty Co. 216-18 E 114th..Union Stove Wks. Ranges. 28 at 9.75
Murray, J F. Decatur av, 250 n Mosholu Parkway..Pierce, Butler & Pierce Mfg Co. Radiators. 900
Same. Marion av, 150 s 198th st..Same. Same. 350
Newbery, P A. —..E J Gillies & Co. Refrigerators. 167
O'Neill, M. 141st and Amsterdam av..Union Gas F Co. Gas Fixtures. 275
Wainwright, W. Southern Boulevard, 400 n Prospect av..Union Stove Wks. Ranges. 126
Wallenstein, S. 118th st, 194 w Pleasant av.. American M Co. Mantles. 615

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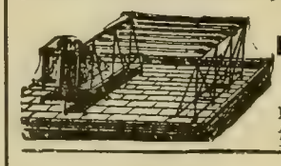
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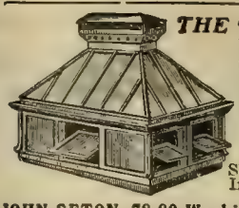
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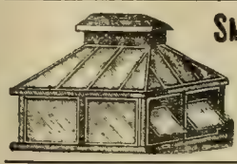
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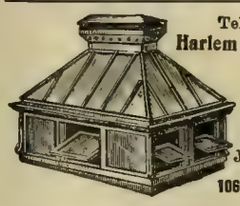


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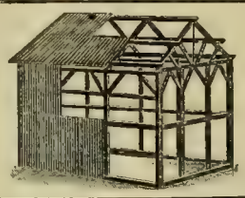


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THE FINANCIAL PANIC, from which the country is partially recovering, may prove to be an awful blessing, provided it results in some practicable and adequate scheme of currency reform. It is ridiculous that a business community should have itself exposed to panics of this kind, when their acuteness could be very much mitigated by the adoption of a sound and elastic currency system. The discouraging aspect of the situation is, however, that the measures of reform proposed by the bankers themselves are by no means either as elastic or as sound as they should be. The plan for a so-called asset currency, which could be issued when money was in demand and automatically retired when it was not in demand, is not in accordance with sound banking principles, because it provides for an increase of promises to pay while at the same time doing nothing to increase the reserve of lawful money. It is rarely brought out in the current discussions of this problem that the fundamental difficulty consists in the character of the currency issued by the national banks. The national bank notes are issued irrespective of the actual demand by the business world for currency. Their amount is not diminished in times of easy money, and now when there is a famine in the money market, the Comptroller has to beg the banks to issue as much currency as they are legally entitled to issue. The consequence is that in periods of inactive business, speculation is encouraged by an excess of currency, while in periods of stringency, liquidation is necessitated by the absence of any automatic increase in the circulating medium. It so happens, however, that both the government and the national banks would be unfavorably affected by any change in the method of issuing these notes. The government obtains much better prices for its bonds because of the demand on the part of the national banks, while the banks, which have purchased bonds at high prices for currency purposes, stand to lose a good deal, as a result of a change in the currency system. The difficulty will remain as long as the present system endures, and public opinion should begin to understand that under these conditions important banking interests are engaged in the conservation of a system which is opposed to sound banking principles, and consequently to the public interest.

ANOTHER RESULT of the financial crisis should be a different attitude on the part of depositors towards national banks as compared to trust companies for banking purposes. The trust companies have been increasing enormously in popularity, because of the interest which they paid for accounts, but depositors must realize that when they need their money most they may have to pay too dear for such interest. In all the trust companies which were, or were supposed to be, in difficulties, an ordinary depositor practically could not get his money, so that even if these companies did not nominally suspend, their condition was for his purpose equivalent to a suspension. But a national bank, as a member of the Clearing House Association, was obliged either to settle up or really to suspend; and if it were solvent it found means to settle up. Its depositors could get their money, in case they needed it, and the depositors in trust companies should be placed in a similar situation. Either the trust companies should be admitted to the Clearing House Association, or else depositors should transfer their accounts to banks that cannot be placed in the equivocal position of partially suspending payment. Fortunately it looks as if this second alternative will not be necessary. It is probable that the trust companies will anticipate corrective legislation by joining the Clearing House, and by conforming to every condition that is demanded by such a change of policy. If this change is brought about it will enormously strengthen the organization of the banks in this city, and improve the city's standing as the financial centre of the country.

THE SALE of the Port Chester and the Westchester roads to the New York & New Haven has passed almost without notice during the excitement of the week, but it is none the less an event of prime importance. These roads were both planned for the particular purpose of competing with the New Haven, and obtained their franchises from the local authorities with that express purpose in view. Now that they have been absorbed by the railroad corporation with which they were supposed to compete, it looks very much as if the inhabitants of Westchester County and the Bronx, who had worked hard for the purpose of encouraging the proposed competition, had been dished. Certain it is that the New Haven company will under existing conditions enjoy a virtual monopoly of the rapid transit privileges of the eastern part of the Bronx and Westchester; but we doubt whether the interests of the residents of that vicinity will suffer thereby. The Record and Guide has never believed in the value of competition in improving the transit service in and near a large city. The New Haven company will be in a position to give the people who live along the line of the two roads a better service than would an independent company. It may not be quite so eager to build; but when the time for building comes, it will control larger resources and can afford to inaugurate a better service. In one respect particularly should it be able to supply its patrons with more adequate means of rapid transit. The great defect of the plans, both of the Port Chester and Westchester companies, was that they failed to make any provision for the transportation of their passengers south of the Harlem. They terminated at the beginning of the Lenox Avenue Subway or a little further south, and their passengers would have been obliged to transfer to the Subway or elevated road. Under these conditions their value to their patrons would have been very much diminished. Such roads cannot give their passengers genuine rapid transit without a four-track line all the way to the City Hall. It is true that the New Haven Railroad is at the present time as incompetent in this respect as is either the Port Chester or Westchester company, but it is inconceivable that it will remain so. Surely the purchase of these roads means that the New Haven company will become a bidder for a four-track East Side Subway. Such a Subway, or even two such Subways, are absolutely necessary for the development of its system north of the Harlem River. It may be predicted with confidence that the New Haven company will within the next ten years build a Manhattan subway, and that it will own an independent terminus in that borough. The management of the road is too capable and too enterprising to overlook the necessity for such a development.

THE EFFECT of the financial crisis on the real estate market is, of course, for the time being, practically to prohibit business. But its ultimate effect will probably be to hasten the day when real estate and building can resume their normal activity, because its ultimate effect will be to accelerate the process of business contraction. if no crisis had occurred, the tide of general business would have receded very slowly; and it might have been a year or more before money would have become released in sufficient quantity for real estate and building operations. Now, however, a sharp contraction is necessarily taking place; and painful as the process is, it will at least have the effect of relieving the strain on the money market very much sooner. Probably money will be extremely plentiful in a few months, and when it becomes plentiful again, it is not

likely to be used to any considerable extent for a recovery in the stock market. A certain rebound in the price of stocks will probably occur as soon as the crisis is safely over; but it will not be carried very far, because the evidences of a reaction in business will become too palpable and too abundant. Railway earnings will begin to decline, and questions will begin to be raised whether they can maintain their dividends. Stocks, consequently, are not likely to find their normal level until it becomes definitely ascertained how far the business reaction will go, and what its effects will be. In the meantime, however, real estate speculation may reap the benefit of this hesitating attitude. Of course, real estate also, particularly in the business districts, will feel the effects of the business reaction; and it is probable that a marked decline will take place in the number of new loft and office buildings erected. But on the whole the real estate market will suffer less than the stock market and general business. By next spring there should be room for the resumption of tenement-house building; and such a resumption will surely take place provided money becomes as plentiful as now seems probable. Speculation will also revive in unimproved property in the middle reaches of Manhattan, and the development of the suburbs, particularly on Long Island and New Jersey, will be resumed. The tide of business may rise and fall, but the growth of a city like New York never ceases, and it will keep on providing multiplied opportunities for operations in real estate.

# How Title Insurance Protects

By WALTER LINDNER*

WHEN a transaction in real estate is undertaken some inquiry must be made whether the intending investor or lender will acquire that for which money is about to be paid. Real estate is a permanent possession passing from hand to hand and attached to its ownership are many technical legal incidents which make it necessary that this inquiry be entrusted to lawyers or to professional conveyancers. This work divides into two parts, investigation of facts, and the application of legal principles to the state of facts which appears from such investigation.

A person entering upon a real estate transaction may employ a lawyer or conveyancer to do this work, accepting the liability of the professional man thus employed as a sufficient assurance concerning the title to be acquired. If this is done, the limits of that liability must be clearly understood. The basic principle is that the lawyer or conveyancer is liable only for professional diligence and the application of ordinary skill to the problem. He does not guarantee that the facts which seem to be ascertained from his investigation are true, nor does he insure that the opinion which he expresses concerning the title, is well founded in law. The result of that is that if any of the information from which the conclusions of fact was drawn, be insufficient or untrue, but if the attorney has sought information from the usual sources in the ordinary manner, he is under no liability and the client carries the risk of error.

For instance, if statements of heirship be untrue, if recorded instruments be forged, or if searches made by official searchers be inaccurate, an attorney proceeding according to the usual methods of the profession in examining titles but who had been misinformed or misled, would not be liable but the loss would fall on the person who had invested money upon the advice founded on the erroneous information. Even if all facts necessary to be ascertained be accurately found or if the facts not ascertained but which might influence the result turned out not to cause loss, there still are numerous important and complicated questions of law to be considered with relation to the examination of every title to real property. All that an attorney undertakes in that regard is to render an opinion upon the validity of the title, using ordinary skill and applying reasonable professional learning. If, applying such skill and learning the conclusion is erroneous the attorney is not liable but the client carries the risk.

Title insurance protects better than an attorney's examination and opinion, because a policy of title insurance assumes for the insurer all the risks which are thrown upon an attorney and also all the risks which an attorney throws upon his employer, and expresses that liability in a definite instrument. Even though an attorney be liable, it may be years before a defect is discovered or a loss happens, and then the attorney may not be found, may have become insolvent or may be dead, and the holder of his abstract and opinion be remediless.

Title insurance protects better than attorney's examination because title insurance companies properly conducted do not become insolvent, cannot die and always respond to their obligations. Title insurance protects because it is known that titles insured by the companies have been examined with the best skill available and with the aid of the mechanism of the best searching plants which can be devised. The result of this is that an owner of property who is known to have a policy of title insurance upon his property is enabled to deal with it freely, purchasers contract with him knowing that his title is not only good but will also be insured to them, lenders consider applications favorably knowing that they can get mortgage policies quickly and can begin soon to earn interest on the sums to be invested.

Title insurance protects because the resources of the companies are ample to respond to any possible losses. The share capital of the companies is more than a sufficient indemnity fund and that is fortified by accumulations of surplus and by stockholders' liability. State registration systems which do not usually involve insurance to the holders of certificates, even if there be superadded an insurance system, have no such guaranties back of them. The only fund which is ready to respond immediately to claims of loss is the accumulation of premiums which at the rates usually provided for in adopted systems would result in an accumulation of $1,000 when risks amounting to $1,000,000 have been assumed.

Title insurance protects because the insurers are liable to their policy holders in the first instance, while under any registration system it is necessary that the certificate holder or person injured by the registration, even if entitled to resort to the indemnity fund, must at his own expense as to counsel fees and costs, exhaust his remedies against all other persons before resorting to the fund. In view of the paucity of the fund this is a necessary safeguard.

Title insurance protects because it is conducted by business men upon business principles and must therefore construe its policies liberally and meet claims promptly in manner satisfactory to the policy holder.

Objection is heard from time to time that title insurance does not protect because the companies decline to assume the risk of insuring titles which upon examination are found to be encumbered or invalid or which are liable to successful attack. This charge is founded upon a misunderstanding of the purposes and theory of title insurance. A policy of title insurance should indemnify against all undisclosed defects in the title; all defects which are known should be cured, or if a purchaser or lender desires to take the title of which it is known that it is defective, it is not proper that because the insured desires to speculate and take the possible profits of his speculation, he should throw the risk of known defects upon the title insurance companies. To do this is similar to asking a fire insurance company to issue its policy at ordinary rates upon a risk known to be extra hazardous, or while the property is burning. The companies try to insure all titles which appear to be good and marketable. If they sometimes err in judgment the error is in good faith and not by reason of a capricious declination to issue policies. The companies, being conducted by successful business men, know better than anyone else, that they can make many times more money out of the titles which they insure than out of the titles which they reject.

Title insurance protects the entire real estate community, the policy holders and all others, because the title insurance companies have become the known exchanges and markets for mortgage loans. Before this market was thus centralized, real estate was liable to be influenced immediately by every panicky condition, whether financial or inherent in the real estate business. Now the companies are naturally looked to to protect the real estate market from every such influence, and they have repeatedly done it successfully.

Title insurance protects because it is the natural outgrowth of our institutions and business conditions and is not an alien system attempted to be engrafted upon our institutions, and finally because there is no necessity for waiting until the United States Supreme Court has passed upon many doubtful questions of constitutional law before it can be determined whether the obligations of the title insurance companies are enforceable against them.

*Solicitor for the Title Guarantee & Trust Co.

### A "Skyscraper School."

The latest "wrinkle" in the way of an institution of learning is the "skyscraper school." It is conducted by the West Side Young Men's Christian Association, in 57th st. Its aim is to train men for a work that is becoming more and more important in New York and other cities, that of erecting high buildings. Successful architects, engineers and contractors have direction of the new school. Instruction is given in structural engineering, structural draughting and detailing, estimating, plan reading, and general building construction. The students are taught to work out plans, and to translate those plans into prices, materials or the completed building.

The strength, the weight and the fireproof qualities of different materials are impressed upon those who attend the school. In the buildings under construction all over New York they see illustrations of the lectures which they hear in the classroom. Most of the students are clerks in the offices of architects and contractors. There are some real estate men, too.

## Sites for Public Structures.

CHANGE PROPOSED BY THE ART COMMISSION IN THE MANNER OF SELECTING THEM.

THINGS are never just right. The Art Commission believes it should have more power. By the charter this board is the judge of art for municipal buildings, but not of location. Hence President Robert W. de Forest considers that it is placed in a delicate position. He does not exactly recommend that the duty of selecting sites for public structures be assigned to the Art Commission, but to a central authority, to which the Art commission would be adviser:

The question of location is of great importance. A mean or inartistic building is not only made more objectionable and ugly by giving it a prominent location, but excellent sites are all too few in any city, and they should be reserved for worthy buildings. A beautiful structure, upon the other hand, loses much of its beauty if placed in a poor location where it is elbowed by commonplace structures and so shut in that no proper view may ever be obtained. It is important, therefore, that the questions of artistic merit and value should be considered at the earliest stage before the city is committed to the acquisition of any location.

The city annually acquires a large number of pieces of property to be used as sites for public structures. In the main these sites have been selected purely from utilitarian considerations, principally cheapness, and are scattered about without any apparent relation one to the other. Of course there must be a certain amount of geographical distribution, but it is equally true that by using a little foresight certain foci might be created where there would be grouped the public buildings in that immediate neighborhood.

Take for example, Stuyvesant square. Within four minutes' walk from the park, there are four buildings which are owned and used by the city, but not one of them faces the park. Within the same area, there are sixteen semi-public buildings, such as churches, hospitals and charitable institutions, and six of them face the park. About Tompkins square, there are five semi-public buildings, but not one building belonging to the city, although there are six within a short distance. Seward Park is faced by only one public building, but there are seven within three minutes' walk, and there are two semi-public buildings which front upon it. Union square and Washington square can boast of no public buildings upon their borders; and Madison Square, Hamilton Fish Park, Mulberry Bend Park and Battery Park are each favored with only one; yet in every case, there are several public buildings in the immediate neighborhood which might have been grouped about these parks. The uptown parks are even more lacking than those down town. In Brooklyn, several public buildings recently erected near the new McLaughlin Park might easily have been located so as to front upon it. A number of other similar instances in that borough might be cited.

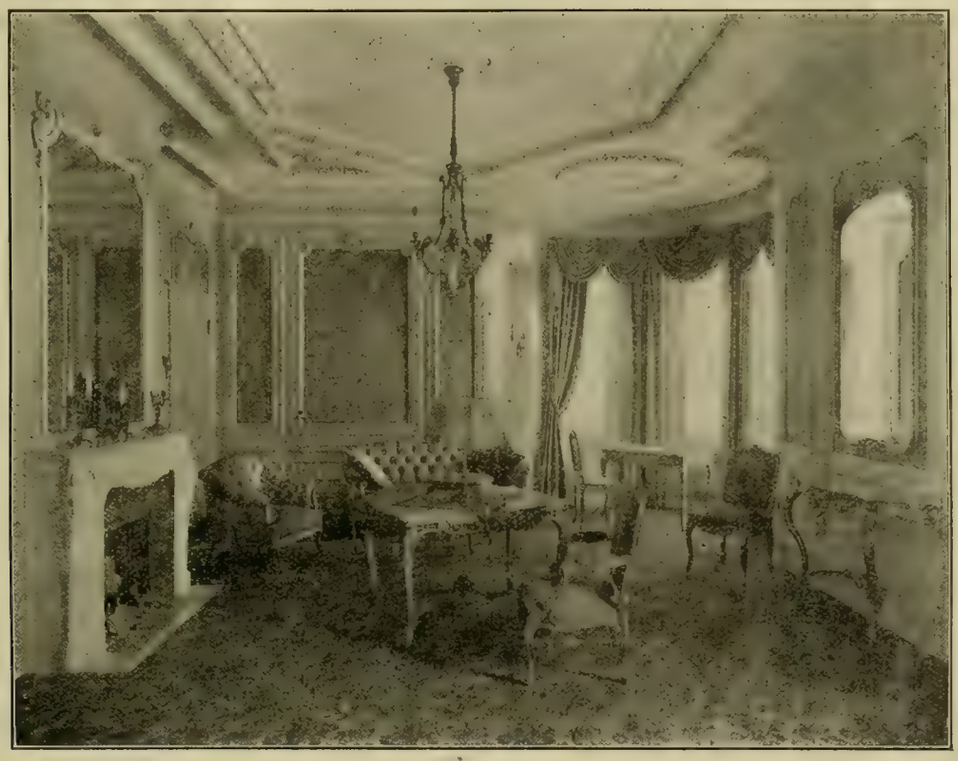
In spite of the evident reasons from the art point of view and the many utilitarian advantages arising from the grouping of the pubic buildings, Mr. de Forest considers that little has yet been accomplished in New York City. The only focus approaching a civic centre is City Hall Park where there are four municipal buildings, and soon to be five. Scores of buildings have been erected throughout the city in recent years, and many of them might have been grouped about the small parks. Since 1880, only a half dozen building sites on parks have been chosen by the city south of 23d st out of upwards of sixty sites acquired, and no attention has been paid to any plan for artistic grouping.

Plans for the grouping of public buildings have been formulated in several American cities, notably Washington, Cleveland, St. Louis, San Francisco, Minneapolis, Buffalo and Hartford. In Europe, much more has been actually accomplished than in the United States.

The financial side of the solution is also attractive in the view of Mr. de Forest:

The cost of the land for Seward Park was $1,811,127—an average cost per lot of about $39,000—which includes not only the land but the buildings thereon. It is reasonably accurate to say that the properties facing the park could have been purchased at the same time for the same amount per lot. Now, since 1894, when the project of a park in this district was first pushed, several lots have been acquired for public purposes in the immediate neighborhood of Seward Park, at an average of $35,000 per lot, without buildings. Therefore, if the lots bordering on Seward Park had been acquired when the park lands were bought, and if they had rented for amounts equal to the repairs, lost taxes and interest at the low rate paid by the city in the meantime—a reasonable supposition—the city to-day would not have had to pay as much for the fine sites on Seward Park as for the sites it has purchased in inferior locations.

It may be asserted that the price of land has risen throughout the East Side, and that this is merely equivalent to saying that if the city had purchased in 1894 the sites that it had to buy in 1906, it would have profited by the increase in land values. This is true in part, but it is also said that it is the laying out of a park by the city's own action that has caused, to a considerable extent, the rise in values. This is shown by a comparison of the assessed values of lots fronting the park and those at a considerable distance not affected by the creation of the park.



THE PLAZA—TYPICAL DRAWING ROOM.

From 1894 to 1906 the total assessed valuation of ten lots fronting Seward Park, with buildings that have not been changed during the period, increased 115 per cent. In the same period the average increase for lots with the same sort of buildings, but at a considerable distance from the park, increased only about 80 per cent. The increase in both instances was due in part to the raising of the ratio of assessed value to real value and the rise in real estate values generally, but the additional increase of 35 per cent. was due to the effect of the park. In other words, the city lays out the park and assumes the burden, but when it wishes to buy certain lots fronting on the park, it is asked to pay 35 per cent. more because by its own act it has made the lots it now wishes that much more valuable. President de Forest therefore asks in the annual report of the Art Commission just printed, "Why should not the city be authorized to do what a private corporation would do, viz., buy what additional land it was likely to need and thus save a considerable sum besides securing the suitable locations it ought to have for its public buildings?"

### New Theatre For Union Hill.

Property consisting of three lots with a frontage of 75 feet in Lewis st, and 100 feet on New York av, Union Hill, N. J., has just been purchased as a site for a new theatre building. The Star Theatre Company, capitalized at $100,000, organized by John and Joseph Hass, of 320 Union st, and Lawyer George Frankenstein, 414 Lewis st, Union Hill, will erect the structure, which they approximate will cost about $75,000. The material will be of light brick and limestone, and will contain a parquet, balcony and gallery, with a seating capacity of 1,200. No building contracts have yet been issued.

# THE REALM OF BUILDING.

## What Builders Need Most in the Law.

To the Editor of the Record and Guide:

The article in the editorial columns of your last week's issue, entitled "Regulations that Conflict," is very timely and to the point, and must receive the emphatic endorsement of every fair-minded reader, especially that part where you state that "it almost seems that the day may arrive when every brick and every trowel full of mortar will have to be duly inspected and regimented into position by a half-dozen departments" and also, "We cannot go much further without throwing building operations into a state of confusion." In so far as this latter applies to the Tenement House Department it has been for some time "confusion worse confounded."

There is no industry in New York City so vitally connected with its growth and progress than the building business. "As is the prosperity of the iron industry, so is the prosperity of the country; as is the prosperity of the building industry, so is the prosperity of the city." And the erection of tenement houses is a very important part of this. Such being the case one might assume that the city authorities would be especially interested in its progress and would give the men engaged in this industry every facility to perform their work with the least possible friction.

In the Building Departments of the various boroughs we find that the architects and builders get more or less sympathy, but as soon as we touch the Tenement House Department this all disappears, and we begin to feel that we are being treated like a gang of criminals. In fact, any man who reads the Tenement House Law of 1901 must feel that the men who drew it must have had the same spirit in mind.

If this seems to be a harsh statement of the case let any man visit the headquarters of the department at 44 East 23d st in the company of an architect or builder who is going there to amend his plans and see if what I state is not so. The latest addition, I understand, is a cage similar to that ordinarily used in connection with a court house, and from which the architect or builder is called when his turn comes. I understand that it is not unusual to be kept waiting there for from one to two hours, and in some cases, even after waiting that long, to be informed that the gentleman whom they are waiting to interview is so busy that he cannot see any more today.

If the above is a true statement of the facts, then it is time that the property owners, builders and taxpayers' associations should take the matter up and see that justice is done. It does not seem credible that in a great city like New York the administration of so important a department should be placed in the hands of men who are really theorists, with no practical knowledge of the building business, and that during the present year they were allowed to spend $669,000 of taxpayers' money to exploit their theories, and that for the next year they actually wanted $79,000 additional, notwithstanding that tenement house building throughout the city had almost ceased.

We all believe fully in building good houses for the poor (and the non-poor) to live in, with adequate provision for light, air, sanitation and cleanliness, but we do not believe that the architects, builders and owners of tenement houses should be subjected to the one thousand and one violations on little matters which in the end amount to a system of petty persecution. What we need in the Tenement House Department is a commissioner who delegates his powers to no man.

I notice in another column of your issue that there has been a suggestion from somewhere that the Tenement House Department be turned over to the Department of Charities. What in thunder has the Charities Department to do with building the "Ansonia" and similar buildings at $24,000 per annum an apartment? And they also suggest that the Department of Buildings be turned over to the Department of Bridges and Docks! What in name of turf has bridges and docks got to do with the erection of the Singer Building or the little frame dwelling that a man may be building in Williamsbridge? Are not these departments already cumbersome enough?

What we do need most is a consolidation under one roof of all departments that are in any way related to the erection of buildings in the boroughs in which they are to be erected, and all directly under the control and direction of the Borough Presidents. Then we can have some system and the voters will know where to place the responsibility for management or mismanagement as the case may be.

J. H. JONES.

Highbridge, New York City.

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—The store and loft building, Nos. 328 to 334 5th av, owned by the John Jacob Astor estate, is to have a new marble front. Alexander Brown, Jr., 156 5th av, is general contractor, Augustus N. Allen, 571 5th av, architect.

## Prevailing Rates of Wages.

A number of working plans in individual trades will expire on December 31 and negotiations are in progress for new agreements.

This (Saturday) afternoon there will be a convention composed of five delegates from each of forty-six trades at Labor Hall in East 53d st, when the subject of agreements for 1908 will be talked over. But in general, conditions affecting property interests are pretty well settled.

During the year negotiations for a settlement of the question of which mason trade, the bricklayers or the cement masons, shall do reinforced concrete work, have been proceeding, and a decision has just been rendered by the Arbitration Board in favor of the cement masons. These are the mechanics who lay cement sidewalks and floors, concrete foundations, and do all the various kinds of work that is done with concrete. The old-fashioned way was for a mason to do everything in the line of masonry—bricklaying, cement masonry, tile masonry, stone masonry, plastering and lathing—and this is still the rule in small places. But here in New York a bricklayer must not do cement work, tile work, plastering nor anything but bricklaying.

TILE SURFACE FOR CONCRETE BUILDINGS.

This decision is considered a heavy blow for the bricklayers. Mr. Ross Tomkins, the secretary of the Board of Agents for the Building Trades, himself an all-around mason, is inclined to take this view, as he is of the opinion that reinforced concrete has a great future in this city and vicinity, as well as throughout the country. His advices from San Francisco are that concrete is being heavily used in rebuilding the city and that beautiful work is being done by facing the concrete dwellings and buildings with tile. This, says Mr. Tomkins, is the answer to the question—"How can we make concrete beautiful?" We have learned to make it strong. Mr. Tomkins is persuaded that it is only a question of time when tile surfaces for concrete buildings will become the vogue in New York.

WAGE SCHEDULE.

Prevailing Rate of Wages—Issued October 1, 1907, by the Building Trades of New York City and vicinity, through the office of the Consolidated Board of Business Agents of the Building Trades. Headquarters, Groll's Hall, 145-147 East 53d st, New York City. (Phone 336 Plaza.) This schedule is based on 8 hours per day, except on Saturdays, when work ceases in the Building Trades at noon.

All work performed between the hours of 5 p. m. and 8 a. m., including Sundays and recognized legal holidays, to be figured as "Double Time."

Any person desiring the services of any Union Mechanic, Helper or Laborer, connected with the Building Trades, can secure the same through this office, by applying to the Board Secretary, who will transmit order to the Business Agent of the craft wanted.

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| Asbestos Workers, Heat, Frost and General Insulators | $4.50 |
| Asbestos Workers' Helpers | 2.80 |
| Bricklayers | 5.60 |
| Bricklayers' Laborers | 3.00 |
| Blue Stone Cutters, Flaggers, Bridge and Curb Setters | 4.50 |
| Boiler Felters and Pipe Coverers | 4.50 |
| Carpenters | 5.00 |
| Cabinet Makers | 4.00 |
| Cement and Concrete Masons | 5.00 |
| Cement, Concrete and Asphalt Laborers | 3.00 |
| Derrickmen, Riggers and Pointers | 3.75 |
| Decorators and Gilders | 4.50 |
| Electricians, Electrical Machinists | 4.50 |
| Electrical Fixture Workers | 4.50 |
| Engineers, Stationary | 4.50 |
| Engineers, Portable, $27.50 per week; daily | 5.50 |
| Framers | 5.00 |
| Gas Fitters | 5.00 |
| House Shorer, Mover, Sheath Piler | 3.50 |
| House Shorers' Helper | 2.65 |
| Housesmith, Bridgemen, Ironworkers | 4.80 |
| Metallic Lather | 4.50 |
| Marble Cutter and Setter, $5.00; Marble Carver | 5.50 |
| Marble Polisher, Bed Rubber, Sawyer | 4.00 |
| Marble Cutters' Helper | 3.00 |
| Marble Mosaic Workers | 4.00 |
| Marble Mosaic Helper | 2.75 |
| Machine Stone Worker and Rubber | 4.00 |
| Machine Stone Workers' Helper | 2.75 |
| Machinists | 4.50 |
| Plasterers, Plain and Ornamental | 5.50 |
| Plasterers' Laborers | 3.25 |
| Plumbers | 5.00 |
| Painters | 4.00 |
| Riggers on Machinery, Dynamos, Boilers, etc | 3.50 |
| Roofers on Metal | 4.50 |
| Roofers, Tar Felt, Composite Waterproof Workers | 3.75 |
| Sheet Metal Workers, Tinsmiths | 4.50 |
| Stone Cutters, $5.00; Stone Setters | 5.50 |
| Stone Masons | 4.40 |
| Steam and Hot Water Fitters, Hydraulic, Pneumatic Tube, etc. | 5.00 |
| Steam Fitters' Helpers | 3.00 |

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| Tile Layer, Ceramic Mosaic, Marbleithic, Rubber, Glass, Encaustic | 5.00 |
| Tile Layers' Helper | 3.00 |
| Wire Workers on Screens, Guards, Grills, etc | 4.50 |
| Wood Lathers | 4.50 |

LATER.—Among the agreements which expire this year are those in the sheet metal trade and the elevator constructing trade, and the men in both are expected to make the usual demands of an increase in pay from $4.50 to $5 a day each. But whether granted or not, there can be no strike under the arbitration agreement.

## Bulletins from the Tenement House Department.

BULLETIN NO. 14.—In all cases where it is proposed to amend Alteration Plans, after completion of work, for the purpose of removing violations filed against the work as done, it is required that the notice of violation be submitted with the amendment to the Plan Clerk. Amendments to completed alteration plans will not otherwise be accepted, but new plans and application must be filed. The "Reference Copy" need not be returned for such amendment.

BULLETIN NO. 13.—The Tenement House Department has recently made an examination of nearly 2,500 long hopper water closets located in yards of tenement houses throughout the entire city, the same being the entire number installed since the inauguration of the department, under plans conditionally accepted by it (the condition being that the closets should be maintained frostproof). The winter as a whole has been extremely mild, and the weather immediately preceding and during the examination was not at all severe, the temperature at no portion of the period having been below 4 degrees above zero. The department found that one-quarter of all the closets were frozen, and out of service on this account.

In consquence of this examination and the results observed, it has been decided that the department will no longer approve plans filed with it for the installation of long-hopper closets in yards of tenements, unless the plans indicate that the following conditions will exist:

(1) There will be a separate elevated flush tank for each closet.
(2) Such tanks will be located in a properly insulated space or enclosure.
(3) This space or enclosure will be properly heated and ventilated.
(4) The heating device will be of sufficient power to prevent the freezing of the tanks therein.

BULLETIN NO. 12.—Plans and applications that are filed for the alteration of any tenement house, and which include changes in or additions to the plumbing system of such a building, shall be accompanied by a drainage plan. Such plan must show clearly and distinctly the house drain or connections thereto and their material and diameters, the direction in which they run, and the point at which the house drain leaves the building to connect with the house sewer outside of the building. If, in the examination of any plan, it is discovered that the house drain connects with the drainage system of another building, it will be required that the plumbing system of the building in question be disconnected from the plumbing system of the building or buildings adjoining, and connected directly with the public sewer in the street, in front of the premises, if such public sewer is found to exist.

### Jersey City's New Building Code.

Jersey City is now working under a new building code, which recently was adopted by the Board of Aldermen and approved by the Mayor. The code commissioners were Messrs. Hugh Roberts, an architect, William Robertson, a builder, and Edlow W. Harrison, a mechanical engineer.

The model code recommended by the National Board of Fire Underwriters was followed closely in essentials, as: Height and area; thickness of walls for mercantile, manufacturing and dwelling house classes; protection for all vertical openings; regulations for construction of fireproof buildings; regulations for all heating and similar devices; chimney flues, ducts and vent shafts; reinforced concrete construction; requirements foor roof coverings which prohibit shingle or other combustible roofs within the city limits; the theatre section which provides that all theatres shall be absolutely fireproof and equipped with automatic sprinklers and other facilities for extinguishing fires; standards for fire doors and shutters, wire-glass window protection, automatic sprinkler installations, requirements for standpipe and hose for internal protection, and other provisions for the protection of property. New fire limits have also been established.

### A Wire Glass Test.

Recently the works of the Consolidated Color & Chemical Co., Newark, N. J., were totally destroyed by fire. Owing to the kind of business the flames were unusually fierce, the quality of the chemicals in combustion making about as ugly a fire as it is possible to imagine. Fortunately the buildings were equipped with metal frames in which quarter-inch ribbed and polished Mississippi wire glass were glazed, in accordance with the rules and regulations of the fire underwriters. Although 606 lights of the ribbed wire glass were much cracked and discolored, they are still all in place. Ninety-six plates of polished wire glass were also cracked, but they have been weather-proof and admit a free view and transmission of light. The tin clad fire underwriter's door in the south end of the varnish building appears to have suffered greater depreciation than the windows. The monitor and pitched sky lights glazed with wire glass resisted the fire equally as well as the windows.

### Fireproofing the Highest Dome in the World.

Nearly six hundred feet above crowded Broadway, workmen on the Singer Building have begun to fireproof the highest dome in the world. Only a fringe of the terra cotta blocks is visible at first, many stories above the brick work. Gradually the fringe will widen, upward and downward, until it covers the entire curved surface.

Extraordinary cool-headedness is required for this task. From Broadway the men engaged in it look like flies on the side of a wall. Thousands of people, on the street and in the high buildings, gaze up at the workmen every hour of the day.

On the dome alone there are 8,500 square feet of fireproofing hollow tile. Of the same material 230,000 square feet are used for the floors and 412 square feet for the partitions. In the whole building, as far as the structural part is concerned, it is said that there is not a bushel of combustible matter.

The exterior brick and stone are laid up to the thirty-seventh story at present. The unusual speed in the outside masonry work is partly due to the time saved in the construction of floors and partitions. In a day and a quarter six men can lay the 4,096 square feet of floor for one story. After one day, allowed for "setting," the floor is ready for use.

### Foreign Trade Opportunities.

(Inquiries in which addresses are omitted are on file at Bureau of Manufactures. In applying for addresses refer to file number.)

No. 1565. Electrical apparatus.—An American consul in the United Kingdom states that there is no importing of electrical apparatus at the place in question, but a merchant there, whose name he gives, would like to communicate with makers of such apparatus and thinks it probable that he and others might become importers.

No. 1566. Gas engines or gasoline engines.—An American consul in southern Asia furnishes the name of a business firm which would like to hear from American manufacturers of gas engines adapted to the use of "liquid fuel." The engine most in vogue is of 8 to 20 brake horsepower. Catalogues and quotations c. i. f., the place in question, are requested. Two newspaper woodcuts of the type of engine have been received by the Bureau of Manfactures and will be loaned to interested manufacturers.

No. 1567. Catalogues for foreign chamber of commerce.—One of the American consuls in Europe writes that the chamber of commerce in his district will be glad to receive and keep on file catalogues of American wares, and will call the attention of intending purchasers of foreign goods to them. This chamber of commerce has within its jurisdiction very large manufacturing and exporting interests which often desire foreign machinery and wares. As its influence extends to the importer as well as to the exporter, the consul sees no better method, except that of personal representation, for American exporters to call the attention of the buyers in his district to their goods than to mail their catalogues as requested. Advertising matter and catalogues in German, or partly so, would be preferred, although those in English will be acceptable.

No. 1569. Metal ceilings.—An American consular officer in southern Europe writes that a business man at the place in question would like to communicate with manufacturers of metal ceilings like a cut of which he forwards. This business man feels confident that a good sale of such ceilings can be effected.

No 1571. Competent engineer wanted.—One of the American consuls in Canada writes that the officials at the place in question are desirous of improving the navigation of a certain river and of securing the services of a competent engineer who has had experience in similar work, and who can give them information as to the development work needed, the probable cost, and the time needed to secure the improvement in navigation needed.

No. 1555. Egyptian public works and supplies.—Consul-General L. M. Iddings, of Cairo, has forwarded to the Bureau of Manufactures specifications for bids for certain public works and supplies required by the Egyptian government: (1) Electric installation for the quays at Alexandria; (2) hospital clothing; (3) bridge over the Bahr-el-Aama Canal; (4) road bridge over Nile at Boulac and at Cairo, respectively (limit Dec. 26). Full details and plans in both English and French may be secured from the Bureau.

No. 1556. Brass foundry and soda factory.—A limited liability company in India is desirous of adding a brass foundry and soda factory to their business, and ask to be furnished with estimates of cost of the necessary buildings and machinery. Address Director-General of Commercial Intelligence, Calcutta, India.

No. 1558. Electric fans.—One of the American consuls in Europe gives the name of a business firm in the city in question who would be glad to hear from makers of or dealers in electric fans.

No. 1559. American representative in China.—An American, who is now in China, writes to the Bureau of Manufactures that he has spent the past 18 years there and is quite familiar with the Chinese language. He states that he would like to establish business relations with the Chinese and represent American goods to them.

No. 1560. Bridge construction.—The "Bulletin Commercial" contains a notice to the effect that tenders are invited for the construction of a metal bridge for the railway over the road from Marcinelle to Couillet, at Charleroi, Belgium. The estimated cost is 30,580 francs (franc, 19 3-10 cents), and a deposit of 3,500 francs is required to qualify any tender. Information may be obtained by addressing M. Heymans, ingenieur en chef, Directeur de Service, Avenue des Viaducs 8, Charleroi, Belgium.

No. 1562. Railway bridges.—Bids will be received until Dec. 31 for the construction of five railway bridges in Chile. Address Minister of Communications and Public Works, Santiago, Chile.

No. 1570. Automobiles.—One of the American consular officers in Europe forwards the name of a business firm which would like to hear from American makers of automobiles in regard to the sale of their cars. He also adds the names of two other firms which might be interested. Correspondence with the first firm alluded to may be held in English.

# Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 29 | 57 |
| Estimated cost of new buildings.. | $574,100 | $1,270,700 |
| Total estimated cost of alterations for Manhattan and the Bronx.. | $148,660 | $152,085 |

### New Long Acre Square Theatre Plans.

BROADWAY.—Plans for the new playhouse which Charles B. Dillingham, David H. Taylor and Frederick Manners are about ot erect at No. 1555 Broadway (west side of the street) and Nos. 203 to 217 West 46th st., with a frontage of 23.10x89 feet on Broadway and 139 feet on 46th st., will not be ready for figures for some time yet. At the office of the architects, Messrs. Carrere & Hastings, 5th av., and 26th st., it was learned on Wednesday that only preliminary drawings have been prepared. The combined properties make up a plot of the size and shape most in demand among theatre builders; that is, with enough Broadway frontage to provide a suitable entrance connecting with a larger parcel of less valuable ground on a side street. The plot has a total area of about 16,000 feet, so that it will be one of the largest playhouses yet established in the amusement centre around the square. The Record and Guide announced the project several weeks ago, also the sale of this property by the Shanley Bros., through the McVickar-Gaillard Realty Co. as brokers, but the buyers' names at that time were withheld. The estimated cost of the building, it is figured, will reach about $1,000,000, while the site is said to have cost $600,000. The theatre will be called the "Gaiety."

### Particulars of Sheffield Farms New Uptown Plant.

The Record and Guide was informed on Tuesday, with reference to the new sanitary pasteurization bottling plant which the Sheffield Farms-Slawson, Decker Co. proposes to establish on a plot, 91x150 ft., on the south side of Manhattan st, near Broadway, that so far no plans have been perfected or building details determined upon. The company's milk depot in 57th st, west of 10th av, completed nearly two years ago at a cost of about $340,000, is the most complete and up-to-date plant for handling dairy products in this city. It is intended that the uptown structure, when erected, will be constructed along almost similar designs. In the 57th st plant are found many noteworthy features, suggested by similar establishments in Europe, which are highly recommended by the Board of Health. The building is six stories in height and 75x100 ft. in ground dimensions. Frank A. Rooke, 489 5th av, was the architect and Messrs. Dawson & Archer, 150 5th av, were general contractors. Further details will be given in later issues.

### Enlargement of the Harbison-Walker Works.

Owing to the large increased business being conducted the past six months by the Harbison-Walker Refractories Company, through the New York offices, the firm has been obliged to double the daily capacity of the works which are now still better equipped to handle without delay contracts of any size. The company has secured orders to furnish front brick for most of the largest buildings now being constructed in this city, which include the Hudson River Terminal buildings, the Silversmiths' Building, Van Schaick Building and the Marbridge Building. Since the company opened its New York offices it has made great progress. The office of the brick department is in the St. James Building, 1133 Broadway.

### Eugene Christian to Build in the Bronx.

Herbert M. Baer, architect, 542 5th av, is preparing plans for a residence for Mr. Eugene Christian, the well known food expert, to be located at 253d st, Riverdale, the Bronx. The house is to be built entirely of native stone, and will have a number of novel features, such as a private gymnasium, an open air dining room, and open air bedrooms on the roof of the large circular tower. The building will cost approximately $22,000, and the drawings will be ready for estimates in the course of two or three weeks.

### The Ritz-Carlton Hotel Project.

MADISON AV.—The new Ritz-Carlton Hotel which is to be built by English capitalists on property, it is said, located at the northwest corner of Madison av and 46th st, owned by the Goelet estate, fronting 105 feet on Madison av and 140 feet on 46th st, it is learned will be delayed indefinitely. The architects, Messrs. Warren & Wetmore, No. 3 East 33d st, have the plans well under way, but no figures have yet been taken or contracts let. The structure is estimated to cost about $1,500,000.

### Twelve-Story Office Building for Broadway and Franklin Street.

BROADWAY.—Louis M. Jones & Company, No. 350 Broadway, have commissioned Architect Frederick C. Browne, No. 143 West 125th st, to prepare plans for a 12-sty high class office building to be situated on a plot 50x150 feet at the northeast corner of Broadway and Franklin st. Materials for the exterior will be light brick, limestone and terra cotta. Figures will not be taken for some weeks yet. No contracts have been issued.

### Donald M. Mitchell to Alter a Gould Residence.

5TH AV.—Charles A. Gould of Portchester, N. Y., has awarded to Donald M. Mitchell, 306 West 53d st, the general contract to remodel his town house, No. 714 5th av, into stores and offices, for which Architect Woodruff Leeming, 20 Broad st, has completed plans. At the rear a side extension will be erected, one story will be added over the main building and extensive interior changes, including electric lighting, electric passenger elevator, partitions and plumbing fixtures.

### Apartments, Flats and Tenements.

SIMPSON ST.—H. H. Morrison, Westchester av and Southern Boulevard, Bronx, is preparing plans for three 5-sty flat buildings, to be erected at Dongan, Simpson and Fox sts, for the American Real Estate Co., Westchester av and Southern boulevard.

### Churches.

FOREST AV.—Goldner & Goldberg, Jackson and Westchester avs, have completed plans for the 3-sty synagogue, 63x87, to be erected on the west side of Forest av, near 160th st, for Congregation Beth Hamdrash Hagodel, 696 Cauldwell av.

Messrs. Carrere & Hastings, 5th av and 26th st, Manhattan, are preparing plans for a 1-sty church for the Christian Science congregation, Philadelphia, Pa. C. Moore, 1811 Filbert st, Philadelphia, Pa., can inform. The cost is placed at $75,000.

BROADWAY.—In the near future Grace Church, situated at Broadway and 10th st, will undergo alterations and interior changes which will cost in the neighborhood of $18,000 to $20,000. A new organ will be a feature. No plans have yet been drawn, architect selected or contracts let.

The new Episcopal Church House at Fulton av and 171st st, Bronx, is now ready for occupancy. The seating capacity is 1,300, the largest auditorium in the Bronx.

### Alterations.

4TH ST.—M. M. Loniger, 30 East 12th st, is planning for alterations to No. 56 East 4th st, owned by S. Reiner, 108 West 111th st.

20TH ST.—C. H. Dietrich, 42 Union sq, is making plans for extensive improvements to No. 200 East 20th st, for Henry Glaser, 7 Warren st.

5TH ST.—Mrs. Marie Werckle, 87 East 3d st, will make improvements to No. 614 East 5th st. C. H. Dietrich, 42 Union sq, is making plans.

WATER ST.—Alfred L. Kehoe, 206 Broadway, is preparing plans for $6,000 worth of improvements to Nos. 336-338 Water st, for G. Tuoti, 206 Broadway.

3D AV.—Sampson & Schwartz, 1111 Madison av, will improve No. 1670 3d av, at a cost of about $5,000. Sommerfeld & Steckler, 19 Union sq, are architects.

79TH ST.—Charles Hammel & Co., 1089 Lexington av, will make extensive alterations to Nos. 414 to 420 East 79th st, for which Otto L. Spannhake, 233 East 78th st, is making plans.

### Miscellaneous.

Architect L. C. Holden, 1133 Broadway, Manhattan, is preparing plans for a dormitory 42x100 feet for the Peekskill Military Academy, Peekskill, N. Y., to cost about $60,000.

Work will shortly be started on the new building to be erected at Marion, N. J., by the H. G. Kotten Co., 120 Liberty st, Manhattan, manufacturer of pneumatic tools. The company recently purchased a tract of land at Marion 150x250 ft., and a building 75x150 ft. is to be erected on the property.

### Estimates Receivable.

165TH ST.—J. C. Cocker, 103 East 125th st, will receive estimates Nov. 11 for a 6-sty apartment and store building, 90x125 ft., to be erected at 165th st and St. Nicholas av, for Murray & Hill, 103 East 125th st. Cost is placed at $100,000.

CANAL ST.—Henri Fouchaux, 105 Hudson st, has not yet awarded contracts for the 10-sty loft building which Alexander M. Powell, 326 West 72d st, is soon to erect at Canal, northeast corner Sullivan st, estimated to cost $250,000.

5TH AV.—Hoppen & Koen, 244 5th av, have plans ready for figures for the new 5-sty residence, 27x78 ft., which Mrs. J. J. Wysong, 38 East 34th st, will erect at the northeast corner of 5th av and 76th st, to cost $80,000. No contracts let.

DOWNING ST.—One building will be torn down at No. 42 Downing st, on which Edwin H. Sayre, 56 Hudson st, will erect a 4-sty brick and frame stable, 29x97.8 feet, to cost $25,000. A. G. Rechlin, 235 5th av, is architect. No contracts have yet been awarded.

BROADWAY.—Plans will soon be ready for figures on the general contract for 14-sty store and office structure which H. C. & M. L. Eno are about to erect on the west side of Broadway, between 23d and 24th sts, at an estimated cost of $2,000,000. Maynicke & Franke, 298 5th av, are the architects.

FULTON ST.—No contracts have yet been issued for the 3-sty store and restaurant building, 28x107.6 ft., which Messrs. Raub & Muhlhofer, 90 Nassau st, are to erect at No. 144 Fulton st. W. D. Hunter, 46 Wall st, is architect. Plans specify a brick exterior, mansard composition flat roof, steam heat, wire lath.

WALL ST.—Messrs. McKim, Mead & White, 160 5th av, will soon have plans ready for extensive changes to the old Custom House Building at Wall, Hanover, William sts and Exchange pl, which is to be renovated for banking purposes, and occupied by the National City Bank, now located at No. 52 Wall st. (See also issue Nov. 4, 1905).

### Contracts Awarded.

J. F. Gross & Co., 151 West 31st st, Manhattan, have received the plumbing contract for the new Mt. Vernon National Bank at Mt. Vernon, N. Y.

2D AV.—Barr & Gruber, 210 Bowery, have the contract for extensive alterations to the northeast corner of 2d av and 89th st, owned by Isaac Sprung, 126 West 118th st.

34TH ST.—John Jordan & Son, 449 West 28th st, have received the contract for extensive alterations to the hotel and store building No. 412 East 34th st, owned by John J. Radley, East River and 18th st.

18TH ST.—Thomas J. Buckley, 408 10th av, has received the contract for improvements to the 6-sty stable Nos. 131-137 West 18th st, for Greenhut & Co., 6th av and 18th st, from plans by James W. Cole, 403 West 51st st.

Milliken Bros., 11 Broadway, Manhattan, have obtained the contract to furnish 1,200 tons of structural steel for the Monteleone Hotel, New Orleans, La., to be 11 stories high, 97x126 ft., with 600 rooms. Total cost, about $500,000.

H. M. North, engineer in charge of construction of the Lake Shore & Michigan Southern Railway, has awarded the contract for the concrete piles for the footings of the Cuyahoga viaduct of the Cleveland Shore Line Road to the Raymond Concrete Pile Co., of New York and Chicago.

12TH ST.—Messrs. Seider & Stolar, Inc., general contractors, No. 150 Nassau st, have received contracts for alterations to Nos. 722, 724, 726, 728 East 12th st and 19-21 Dry Dock st, for Mr. Marcus Weil. Also to No. 1982 Fulton st, Brooklyn, for Mr. Max Weinhandler from plans by Chas. B. Meyers, and No. 242 Elizabeth st, for Mr. Paolo Bonomolo from plans by Gross & Kleinberger.

### Bids Opened.

Bids were received at the office of the Supervising Architect, Washington, D. C., for installing a flash light signal system for the elevators in the New York Custom House: Otis Elevator Co., New York, $7,280; Elevator Supply & Repair Co., New York, $7,280.

Bids were opened by John H. O'Brien, Commissioner Water Supply, Gas and Electricity, for constructing piers for two bridges over the Wantagh Stream, Hempstead, L. I., and to do certain grading of Seaman's road: Andrews Bros., $7,284 (low bid). Other bidders were: William Ficklen Co., Daniel Douglass, Abbot-Gamble Co., 32 Broadway; Phoenix Construction Co., 41 Park Row; Russell Contracting Co., 156 Fifth av; Dorlan & Kennedy, the Stobaugh Burns Construction Co., Walter M. Bristow.

### Plans Wanted in Competition.

Plans are wanted by the School Board, Coloma Station, Wis., for a schoolhouse. Address W. A. Roblier, district clerk.

Competitive plans are wanted by C. P. Cary, state superintendent Madison, Wis., for school buildings of one, two, three and four rooms. Prizes will be awarded.

The Y. M. C. A., Council Bluffs, Ia., is planning to erect a building next year, for which plans will be wanted. Harry Curtis is general secretary.

## BUILDING NOTES

The office of the Planet Cement Co. has been moved from No. 1 Madison av to the Townsend Building, 1123 Broadway.

A high-class man wants a position as solicitor for a general contracting firm or building line. See Wants and Offers.

A position as superintendent of an office building or large apartment is desired by a good man. See Wants and Offers.

An experienced builder and real estate man seeks change. See Wants and Offers.

"Constant Reader."—Jamaica has, since a previous note in this column, obtained a loan of £800,000 from the British Parliament. By the terms of the measure the treasury may advance by way of loan to the government of Jamaica, for the purpose of restoring, replacing, or improving public and other buildings damaged by the recent earthquake and subsequent fire in the colony or purchasing sites for new buildings to replace the same, or for the purpose of making loans to persons within the colony on such security and terms of repayment as may be authorized by the legislature of the colony for the purpose of restoring or replacing such buildings so damaged, or in other ways in repairing the loss and damage caused by the earthquake and fire, any sums not exceeding in the whole £800,000. Loans will be repayable by annuities of fixed amounts, running from seven to twenty years, with annual charges payable quarterly, and provision is made for interest at 3½ per cent. per annum and for the repayment of the principal within the period for which these annuities are made.

## New Catalogues.

VALVES AND HYDRANTS.—An illustrated catalogue from the Kennedy Valve Mfg. Co., 131 pp. It represents the dimensions, price lists and all other details as upon the date of issue, July 1. A word about the hydrants: These are so constructed that in case of any obstruction or occasion arising for examination or repair of any of the internal working mechanism, the internal parts, including the inlet valve and drip valve, may be easily lifted out by one man, without derrick or sling, by simply removing the cap and plate, leaving the standpipe undisturbed, obviating the necessity of digging up the street or disconnecting the standpipe from the water main. This feature is very important, enabling examination and replacement or repair of such parts needing it with the minimum of expense, trouble or delay. A drip valve, for draining the standpipe of any water that may remain in it after the main valve has been closed, is situated at the lowest part of the hydrant. It is lined with bronze to prevent corrosion, and is positive and automatic in its action, closed when the main valve is open and open when the main valve is closed, providing a means of escape for any water remaining in hydrant after use, and thus preventing all danger of freezing. This device renders a frost case, as sometimes used, an unnecessary expense. They furnish frost cases, however, at a reasonable price, when desired. Standpipes are amply large, being much greater in area than the inlet valve opening, thus practically eliminating loss of pressure through friction.

ELEVATORS AND DUMBWAITERS.—Catalogue J, from the Sedgwick Machine Works, 128 Liberty st, New York. Herein are illustrated leading types of Sedgwick handpower elevators and dumbwaiters for all purposes. The Sedgwick Automatic Brake Dumb Waiters are a great improvement. The automatic brake is independently supported, which relieves the machine of all end-thrust, strain and unnecessary wear. The brake does not lock fast, but is applied and regulated by the load, holding the car securely at any point, allowing it to be raised and lowered smoothly and easily without jumping and jarring. The Sedgwick hand elevators have a heavy iron frame, with steel braces, that prevents the bearings getting out of line and keeps gears properly in mesh. All shafting is of steel, and all bearings are fitted with steel anti-friction rollers. With the improved band brake and "locking device," the machine is under perfect control, by means of a brake line, from all floors and from the car. A slight pull on brake line partially applies the brake and controls speed of car in lowering, a final pull locks the brake and the outfit cannot move or be moved until the operator releases the brake by pulling up on the brake line. The brake band is lined with vulcanized fibre and is practically indestructible. Two hoist wheels allow the use of separate hoist cables, thus dividing the load, and one acting as a safety for the other. With the larger sizes are furnished two lift wheels or scored iron drum, as may be best suited to the work to be performed: or in place of two cables, one lifting cable and safety catch on the car. This elevator complete is in use in stores and factories for handling freight, also in private houses and hotels for trunk lifts. With passenger car it is suitable for invalid or passenger service.

TIMEKEEPING.—By the International Time Recording Co. of Binghamton, 23 pp. This company has purchased and succeeded to the business of the following named companies: The Bundy Mfg. Co. of Binghamton, the Willard & Frick Co. of Rochester, the Chicago Time Register Co. and the Standard Time-Stamp Co. The catalogue illustrates the Rochester Card System, the International Recorder, Bundy Key Recorder, Autograph Recorder, Dial Recorder, Standard Time Stamps, Railroad Parcel-Room Stamp, Book of Wage Tables, Pay-Roll Ledger, Filing Cabinet, Job Ticket File. By the Rochester Card System the operation of recording is simple and the results perfect. Each employee makes his record for a full week or pay period on a card by itself. At the beginning of each week or pay period cards are placed in the rack nearest the entrance, or the out rack—one card for each person. The employee, as he enters or leaves, takes the card having his number (and name if desired), passes by the clock and records the exact time (by means of the clock) on the card, verifying the record each time. The record being on a card enables a manufacturer, if he so desires, to utilize the back of the card for entering piecework or distributing the time worked on each job. This condenses at one point all details of each operator, and each kind of piecework or time spent on different orders can be entered so that it only needs adding up at the end of week or pay period to balance against the time recorded on face of card.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Downing st, No 42, 4-sty brk and frame stable, 29x97.8; cost, $25,000; Edwin H Sayre, 56 Hudson st; ar't, A G Rechlin, 235 5th av.—744.

Fulton st, No 144, 3-sty brk and stone store and restaurant building, 28x107.6, composition roof; cost, $12,000; Raub & Muhlhofer, 90 Nassau st; ar't, W D Hunter, 46 Wall st.—743.

Mulberry st, No 82, 1-sty brk and stone outhouse, 16.4x10.4; cost, $1,000; Mary McGowan Murray, 301 W 104th st; ar'ts, Reiley & Steinback, 481 5th av.—745.

Mulberry st, No 87, 1-sty brk and stone outhouse, 18.10x10.4; cost, $1,000; Mary McGowan Murray, 301 W 104th st; ar'ts, Reiley & Steinback, 481 5th av.—746.

2d av, No 43, 7-sty brk and stone stores and offices, 22.2x94, gravel roof; cost, $50,000; Minsky & Engel, 56 2d av; ar't, Fred Ebeling, 420 E 9th st.—742.

### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

5th av, n e cor 76th st, 5-sty brk and stone dwelling, 27x78, tile and slate roof; cost, $80,000; Mrs J J Wysong, 30 E 34th st; ar'ts, Hoppin & Koen, 244 5th av.—747.

### NORTH OF 125TH STREET.

Broadway, n w cor 127th st, 6-sty brk and stone apartment house, 80.2x90; cost, $125,000; Charter Construction Co, 198 Broadway; ar'ts, Schwartz & Gross, 347 5th av.—740.

St Nicholas av, w s, 25 s 173d st, 6-sty brk and stone store and tenement, 75x87, slag roof; cost, $125,000; ow'r, ar't and b'r, A B Kight, 1947 Broadway.—741.

## BOROUGH OF THE BRONX.

Crotona Park North, s s, opposite Clinton and Prospect avs, 1-sty brk grand stand, 206x25; cost, $30,000; City of New York; ar't, C B J Snyder, 500 Park av.—1036.

Harrison st, e s, 230.4 n Davis st, 1-sty frame office, 18x12; cost, $150; Giovanni Giuseppe, 319 E 111th st; ar't, Harry T Howell, 3d av and 149th st.—1028.

234th st, n s, 125 w Verio av, 2-sty frame dwelling, 20x55; cost, $6,000; Mrs W E Lockwood, Carpenter av; ar't, Louis Falk, 2785 3d av.—1026.

Brook av, Nos 587 and 589, 2-sty brk storehouse, 100x27.9 and 33.4; cost, $25,000; Jos and John E Couron, 13th st and 10th av; ar't, James S Maher, 1267 Broadway.—1035.

Beaumont av, e s, 220 s 187th st, two 3-sty brk tenements, 20x65 each; total cost, $18,000; Kathleen and Ellen Slattery, 159 E 89th st; ar't, Chas S Clark, 709 Tremont av.—1022.

Cromwell av, e s, 545 s 170th st, 1-sty frame shed, 80x16 and 32; cost, $300; August Ramphner, 33 Inwood av; ar't, J C W Ruhl, 3012 Woodlawn road.—1034.

Decatur av, e s, 150 s 201st st, 1-sty frame tool house, 9x16; cost, $150; Albert Teller, on premises; ar't, Geo H Budlong, 2303 Loring pl.—1027.

Glebe av, n w cor Zerega av, front 2-sty frame store and tenement, 25x65; cost, $8,000; Geo Hublutzel, cor Glebe and Parker avs; ar't, Louis Falk, 2785 3d av.—1032.

Glebe av, n w cor Zerega av, rear 1-sty frame stable and shed, 25x16; cost, $500; Geo Hablutzel, Glebe and Parker avs; ar't, Louis Falk, 2785 3d av.—1031.

Gleason av, n s, 50 w 174th st, two 2-sty frame dwellings, 21x54 each; total cost, $11,000; Samuel and Sarah McCarthy, 356 E 142d st; ar't, Samuel McCarthy, 356 E 142d st.—1025.

Matthews av, w s, 125 n Van Nest av, 2-sty frame dwelling, 21x38; cost, $3,500; Andrew J and Lawrence J Snyder, 212 W 105th st; ar't, Timothy J Kelly, Morris Park av.—1024.

Maple av, e s, 100 s 215th st, 4-sty brk store and tenement, 25x83; cost, $18,000; Sucirano Minutillo, 323 E 213th st; ar'ts, Briganti & Steneken, 205 E 17th st.—1030.

Manida av, e s, 225 s Randall av, 2-sty brk stable and 1-sty brk shed, 25x20 and 20x20; total cost, $1,200; Simon Dressel, on premises; ar't, Louis Falk, 2785 3d av.—1038.

Park av, e s, 54.6 s 153d st, 1-sty brk slaughter house and stable, 27.3x55 and 65; cost, $2,500; Fass & Yoels, 137 Eldridge st; ar't, Arthur Arctander, 523 Bergen av.—1033.

Tremont av, s s, 151.9 w Av B, three 2-sty brk dwellings, 20x52; total cost, $22,500; Caroline Keller, East 179th st; ar't, B Ebeling, West Farms road.—1029.

Tiebout av, e s, 357.4 n 184th st, 2-sty frame dwelling, 21.9x59.6; cost, $8,000; Mrs O B Hebert, 1 W 72d st; ar't, C H Schumann, 280 Broadway.—1037.

Long Island Sound, w s, from Greene to Morgan avs, 1-sty frame storage building, 22x18; cost, $300; Mrs A F Leverich, Throggs Neck; ar'ts, Hoppin & Koen, 244 5th av.—1023.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Broome st, No 264, 1-sty brk and stone rear extension, 19x10.10, partitions, stairs, store fronts, to 6-sty brk and stone store and shop; cost, $2,500; Mrs Mary O'Neill, 29 Essex st; ar't, Henry J Feiser, 150 Nassau st.—2839.

Bank st, s w cor Washington st, store rooms to 3-sty brk and stone warehouse; cost, $1,500; Western Electric Co, on premises; ar't, Thomas W Lamb, 224 5th av.—2819.

Cherry st, No 39, show windows, partitions, to 4-sty brk and stone tenement; cost, $800; Vincenzo Di Pasquale, 92 Roosevelt st; ar't, Chas E Miller, 111 Nassau st.—2836.

Grand st, No 598, partitions, windows, toilets, to 2-sty brk and stone dwelling; cost, $500; Peter P Cappel, 333 W 23d st; ar't, Henry J Feiser, 150 Nassau st.—2826.

Hester st, No 86, partitions to 5-sty brk and stone stores and tenements; cost, $100; Isidor Bloch, 1111 Forrest av; ar't, Samuel Sass, 23 Park row.—2814.

Madison st, Nos 182 and 184, partition, tank, plumbing to two 5-sty brk and stone tenements; cost, $1,500; Mrs Letitia King Arnold, 233 West 52d st; ar'ts, Ross & McNeil, 39 E 42d st.—2848.

Rivington st, No 319, toilets, windows, partitions, to 3-sty brk and stone tenement; cost, $700; Abraham Pasternack, 319 Rivington st; ar't, L F J Weiher, 103 E 125th st.—2834.

Rivington st, No 50, partitions, toilets, windows, to 5-sty brk and stone tenement; cost, $3,500; Mrs Martha Salomon, Mott av and Edgewater road, Far Rockaway; ar't, Max Muller, 115 Nassau st.—2818.

Reade st, No 127, erect sign to 5-sty brk and stone store and loft building; cost, $125; Estate of Early, 127 Reade st.—2823.

3d st, No 190 E, partitions, windows to 5-sty brk and stone store and tenement; cost, $150; Harry F Bruning, 31 Moore st; ar't, Henry Klein, 505 E 15th st.—2843.

4th st, No 98 East, windows, partitions, to 5-sty brk and stone tenement; cost, $500; L J Freimon, 69 E 123d st; ar't, O Reissmann, 30 1st st.—2800.

5th st, No 708, partitions, store fronts, to 6-sty brk and stone tenement; cost, $800; Jacob Ferbig, 708 5th st; ar't, Max Muller, 115 Nassau st.—2817.

6th st, No 654 E, toilets, windows, skylights, to 4-sty brk and stone tenement; cost, $5,000; G E Folsom, 13 Astor pl; ar't, A Brociner, 20 E 42d st.—2831.

10th st, Nos 184 and 186 W, toilets to 5-sty brk tenement; cost, $600; Henry Staads, 2538 Grand av, Fordham Heights; ar't, Louis Falk, 2785 3d av.—2842.

12th st, No 703 East, air shaft, partitions, toilets, windows, store front, to 5-sty brk and stone tenement; cost, $3,000; J Kerner, 19 Av A; ar't, O Reissmann 30 1st st.—2797.

13th st, No 14 East, partitions, show windows, to 4-sty brk and stone store and loft building; cost, $5,000; William Elfeis, 178 E 80th st; ar't, Geo M McCabe, 96 5th av.—2802.

15th st, No 519 E, toilets, partitions, windows, skylights, to two 4-sty brk and stone front and rear tenements; cost, $1,300; Thomas Krekeler, 83 Somers st, Brooklyn; ar't, Chas H Richter, 68 Broad st.—2813.

17th st, No 506 E, shaft, partitions, toilets, to 5-sty brk and stone tenement; cost, $800; Thomas Krekeler, 83 Somers st, Brooklyn; ar't, Chas H Richter, 68 Broad st.—2812.

18th st, Nos 131-137 West, metal chimney, to 6-sty brk and stone stable; cost, $2,000; Greenhut & Co, 6th av and 18th st; ar't, James W Cole, 403 W 51st st.—2803.

23d st, No 402 E, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $2,000; A M Robinson, 204 W 83d st; ar't, O Reissmann, 30 1st st.—2846.

28th st, Nos 13-15 W, erect iron and asbestos kiln to 12-sty brk and stone loft building; cost, $500; Eva Deutsch, on premises; ar'ts, Gross & Kleinberger, Bible House.—2840.

34th st, No 412 E, alter foundations to 3-sty brk and stone store and hotel; cost, $8,000; John J Radley, East River and 18th st; ar't, C H Schumann, 280 Broadway.—2845.

34th st, No 105 W, partitions, show windows, to 3-sty brk and stone residence; cost, $800; W H Hussey & Son, 150 W 35th st; ar't, Geo Keister, 11 W 29th st.—2829.

42d st, No 651 W, erect sign to 4-sty brk and stone hotel; cost, $200; James Carroll, 651 W 42d st.—2824.

46th st, No 231 E, partitions, windows, to 5-sty brk and stone tenement; cost, $1,600; John Gerhardt, 231 E 46th st; ar't, Otto L Spannhake, 233 E 78th st.—2838.

48th st, No 248 East, basement brk and stone rear extension, 18.8 x50, to 3-sty brk and stone dwelling; cost, $1,500; Anton Rasmussen, 252 E 48th st; ar't, Benj Z Stanger, 16 E 111th st.—2810.

53d st, No 343 W, erect sign to 2-sty brk and stone dwelling; cost, $60; John A Totten, 368 W 51st st; ar't, A Noblett, 147 E 126th st.—2828.

58th st, No 532 West, partitions, toilets, windows, to 5-sty brk and stone tenement; cost, $1,500; Abraham Greenberg, 140 Nassau st; ar't, Max Muller, 115 Nassau st.—2801.

59th st, No 306 West, partitions, floors, to 1-sty brk amusement hall; cost, $1,500; Chas E Appleby, 216 W 59th st; ar't, Wm Neil Smith 20 W 33d st.—2809.

64th st No 404 East, 1-sty brk and stone rear extension, 6.8x8.8, to 5-sty brk and stone tenement; cost, $300; Henry Ahrens, 584 11th av; ar't, John H Knubel, 318 W 42d st.—2804.

70th st, No 329 E, partitions, windows to 4-sty brk and stone tenement; cost, $225; Wolf Boroschek, 24 W 82d st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2841.

98th st, Nos 57-59 E, 1-sty brk and stone rear extension, 27x13, brk wall, to 6-sty brk and stone tenement; cost, $1,500; Morris Sheindel, 183 Prince st; ar't, Meyer J Harowitz, Pitkin and Stone avs, Brooklyn.—2833.

114th st, No 36 W, show windows to 3-sty brk and stone store and dwelling; cost, $500; J Sachs, 146 Henry st; ar't, F S Schlesinger, 1623 Madison av.—2835.

116th st, No 300½ W, new vault, columns to 1-sty brk and stone store and shop; cost, $1,200; Chas H Van Deshen, s w cor 116th st and 8th av; ar'ts, Denby & Nute, 333 4th av.—2844.

144th st, Nos 228 to 232 W, toilets, windows, partitions, to three 5-sty brk and stone tenements; cost, $5,000; Mrs Floris T Whittaker, 1987 7th av; ar't, Henry J Feiser, 150 Nassau st.—2827.

179th st, No 500 W, store fronts to 5-sty brk and stone store and tenement; cost, $100; John Mara, on premises; ar't, Louis Falk, 2785 3d av.—2821.

Av A, Nos 233-235, windows, partitions, skylights, to two 4-sty brk and stone stores and tenements; cost, $5,000; estate of Louis Josephthal, 43 Cedar st; ar't, Otto L Spannhake, 233 E 78th st.—2816.

Av B, No 15, partitions, windows, to 4-sty brk and stone hotel; cost, $3,000; S Weissberger, 15 Av B; ar't, Samuel Sass, 23 Park row.—2822.

Amsterdam av, e s, from 128th to 129th sts, erect two tanks to 3-sty brk and stone car house; cost, $4,500; New York City Ry Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—2830.

Broadway, No 1485, erect sign to 4-sty brk and stone store and tenement; cost, $200; E & S S Chamberlain, 1485 Broadway.—2825.

Lexington av, e s, from 129th to 130th sts, erect two tanks to 3-sty brk and stone car house; cost, $5,000; New York City Ry Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—2832.

Lenox av, No 423, toilets, partitions, skylights, store fronts, to 5-sty brk and stone store and tenement; cost, $700; Bauman Marks Realty Co, 47 Vesey st; ar't, Oscar Lowinson, 18-20 E 42d st.—2820.

1st av, No 2428, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $4,000; R Bellino, 45 East Houston st; ar't, O Reissmann, 30 1st st.—2796.

1st av Nos 199-201, toilets, windows, skylights, to two 4-sty brk and stone tenements; cost, $7,000; Geo E Folsom, 13 Astor pl; ar't, Alexander Brociner, 20 E 42d st.—2807.

1st av, No 388, toilets, partitions, windows to 5-sty brk and stone tenement; cost, $2,000; A M Robinson, 264 W 83d st; ar't, O Reissmann, 30 1st st.—2847.

2d av, No 69, partitions, storm door, to 5-sty brk and stone tenement; cost, $400; N Rosenzweig, on premises; ar't, O Reissmann, 30 1st st.—2799.

2d av, n e cor 89th st, show windows, partitions, to 5-sty brk and stone stores and tenement; cost, $6,000; Isaac Sprung, 126 W 118th st; ar't, Fred Ebeling, 420 E 9th st.—2815.

2d av, No 2401, stairs, skylight, to 5-sty brk and stone tenement; cost, $500; J C Hupfel Brewing Co, 229 E 38th st; ar't, B W Berger & Son, 121 Bible House.—2837.

5th av, No 714, 1-sty brk and stone side extension, 10.11x22.8, add 1 sty, partitions, electric elevator, plumbing fixtures, electric lighting, to 4-sty brk and stone store and office building; cost, $41,000; Chas A Gould, Portchester, N Y; ar't, Woodruff Leeming, 20 Broad st.—2811.

5th av No 1367, show windows, to 5-sty brk and stone tenement; cost, $300; L Siegman, 1642 Madison av; ar't, O Reissmann, 30 1st st.—2798.

7th av, No 257, 1-sty brk and stone rear extension, 15x20, partitions, show windows, to 4-sty brk and stone store and tenement; cost, $1,000; W R Heinrich, 325 8th av; ar't, John J Lawlor, 360 W 23d st.—2808.

7th av, e s, 40.1 s 7th av, 1-sty brk and stone rear extension, 14x20, partitions to two 4-sty brk and stone residences; cost, $800; James C Thomas, 493 7th av; ar't, Robt E L Washington, 243 W 30th st.—2849.

8th av, s e cor 114th st, erect balcony to 5-sty brk and stone store and tenement; cost, $1,500; Henry Kensing, 258 W 121st st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2805.

10th av, No 740, fireproof ceiling, to 4-sty brk and stone store and tenement; cost, $150; August Battenhausen, Valley Stream, L I; ar't, James W Cole, 403 W 51st st.—2806.

### BOROUGH OF THE BRONX.

Simpson st, w s, 246 n 169th st, 1-sty frame extension, 22x15, to 2-sty frame dwelling; cost, $1,000; Sarah Rosenberg, on premises; ar't, Henry Vollweiler, 696 Bushwick av, Brooklyn.—567.

156th st, No 359, 2-sty frame extension, 9.8x15, and new partitions, to 2-sty frame dwelling; cost, $800; Mrs Johanna Schusser, 733 Courtlandt av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—560.

156th st, s w cor Jackson av, new columns, new store front and new partitions, &c, to 5-sty brk store and tenement; cost, $1,000; Adolph Bloch, 99 Nassau st; ar't, Chas Stegmayer, 168 E 91st st.—562.

166th st, n s, from Jackson av to Boston road, 1-sty brk extension, 7.9x4.5, to 5-sty brk school; cost, $1,000; City of New York; ar't, C B J Snyder, 500 Park av.—568.

222d st, s s, 430 w White Plains av, move 2½-sty frame dwelling; cost, $400; J E Schaefer, 1235 3d av; ar't, John Davidson, 227th st.—571.

222d st, n s, 180.7 e White Plains av, move two 3-sty frame tenements; total cost, $1,200; Abraham Mogilisky, 221 White Plains av; ar't, J Harold Dobbs, 120 E 220th st.—569.

247th st, s w cor Delafield av, new windows, new partitions, to 3-sty stone dwelling; cost, $500; Mrs W E Dodge, Riverdale; ar't, J O Cummings, 5 West 31st st.—565.

Boston road, n w cor Tremont av, new store front to 3-sty frame stores and offices; cost, $150; Wm Wray, 1883 Vyse av; ar't, Chas S Clark, 709 Tremont av.—561.

Bailey av, s e cor 230th st, new partitions, to 2-sty brk dwelling; cost, $150; Martha Roman, 150 W 120th st; ar't, B Ebeling, West Farms road.—570.

Glebe av, s e cor Grace av, 1-sty frame extension, 12x12, to 2-sty frame dwelling; cost, $800; Martin Pletcher, Lyon av; ar't, B Ebeling, West Farms road.—566.

Summit av, e s, 175 s 162d st, add 1 story to present 1-sty extension, and new partitions to 2-sty brk shop and dwelling; cost, $400; Minna Steinberger on premises; ar't, Robt Glenn, 427 E 148th st.—563.

White Plains av, No 128, add 1 sty to present 1-sty extension of 2-sty frame dwelling; cost, $500; Mrs Rosa Muller, on premises; ar't, Louis Falk, 2785 3d av.—572.

3d av, No 3415, new partitions to 3-sty brk dwelling; cost, $50; Gustav Strobel, on premises; ar't, Louis Falk, 2785 3d av.—564.

Long Island Sound, from Green to Morgan avs, 1-sty frame extension, 14x10, to 1-sty frame garage; cost, $800; Mrs A F Leverich, Throggs Neck; ar'ts, Hoppin & Koen, 244 5th av.—559.

# Construction News Reports

## From the Surrounding Country

### Kings County.

SOUTH 2D ST.—R. T. Rasmussen, 30 Graham av, has plans for a 5-sty flat to be erected on South 2d st, n s, 150 e Marcy av, 31 families; cost, $40,000; Frank Pelcyger, 150 Hart st, is owner.

51ST ST.—Goldstein & Kraslon, 3923 Fort Hamilton av, will build on 51st st, s s, 140 e 2d av, three 3-sty flats, 26.10x70, 6 families; cost, $24,000. F. Buchar, 1774 Pitkin av, is architect.

JUNIUS ST.—Adolph Koeppel, 124 William av, will build on Junius st, s w cor Sutter av, a 5-sty tailor shop, 90x90, gravel roof; cost, $50,000. S. Millman & Son, 1782 Pitkin av, have prepared plans.

BUSHWICK AV.—Jacob Maziroff, 177 Hart st, will erect at once on Bushwick av, w s, 142 n Garden st, a 5-sty flat building, 39.6x62.7, 23 families; to cost $45,000. R. T. Rasmussen, 30 Graham av, is architect.

EAST 4TH ST.—Slee & Bryson, 189 Montague st, have plans ready for the improvement of East 4th st, e s, 100 n Av C, with nine 2-sty frame dwellings, 22x46, shingle roof, 2 families each; total cost, $49,500. J. L. Kendall, 240 East 12th st, owner.

5TH ST.—A. S. Hedman, 371 Fulton st, has completed plans for fourteen 3-sty brk dwellings to be erected on 5th st, west of Prospect Park West, for E. H. Bishop, 20 Halsey st, to cost a total of $84,000.

CHURCH AV.—A 2-sty dwelling will be erected on Church av, s w cor East 14th st, 33.6x36, shingle roof, 1 family; cost, $10,000. Geo. J. Moore, 95 Argyle road, owner; Geo. E. Schower, 800 Coney Island av, architect.

WASHINGTON AV.—Gilbert Elliott, 44 Court st, will improve Washington av, e s, 207.2 s Greene av, with a 4-sty flat, 54.4x108.9, 24 families; to cost $50,000. G. F. Skrzgneki, 350 Fulton st, is architect.

53D ST.—Two 4-sty flats will be erected on 53d st, west of 5th av, 40x88.6, 18 families; to cost $50,000. Dr. Boris De Waltoff, 451 47th st, is owner; Anslander & Green, 1390 Franklin av, architects.

HOPKINSON AV.—On Hopkinson av, w s, 467.11 s Pitkin av, will be erected four 4-sty tenements; total cost, $180,000; Sasulsky & Isakowitz, 316 Hopkinson av, owners; S. Millman & Son, 1782 Pitkin av, architects.

### Queens County.

FLUSHING.—E. A. Richardson, 97 Main st, is receiving estimates for a residence for Dr. F. E. Brennan, 445 Amity st. Cost, $9,500.

BAYSIDE.—E. A. Richardson, 97 Main st., Flushing, is preparing plans for a 2-sty residence at Bayside, L. I., for J. Graff. Cost, $6,000.

MURRAY HILL PARK.—E. A. Richardson is preparing plans for a residence at Murray Hill Park, for Edward Richardson, to cost $5,000.

JAMAICA.—Architect W. I. Halliday is preparing plans and is ready to receive bids for a 2-sty garage for Jones & Leonard, to cost $15,000.

GARDEN CITY.—Alfred Busselle, Manhattan, has awarded the general contract to Wm. C. Ansell, Garden City, for a stable at Garden City for Alfred Peters.

MALBA.—Godfrey, Emslie Co., Brooklyn, are receiving estimates on steam heating and plumbing for a 1-sty frame station at Malba, for the Malba Land Co. and L. I. R. R., New York City.

RICHMOND HILL.—Mary E. Wills, 231 Maple st, Richmond Hill, will build on Maple st, w s, 580 n of Lexington av, Richmond Hill, a 2-sty frame dwelling, 23x43, to cost $4,500. Architect, W. H. Wills.

WOODHAVEN.—C. W. Vanderbeck, architect, is planning for a 3-sty store and flat at Woodhaven, for G. Fenaro, Roebling st, Brooklyn. Cost, about $8,000.

UNION COURSE.—On Melville pl, n s, 92 e of Enfield st, Union Course; Drew av, w s, n w cor Melville pl, and Enfield st, n e cor of Melville pl, Union Course; Henry Meyer, 55 Norwood av, will build twenty 2-sty brk dwellings, 20x52; to cost $80,000. Chas. Infanger, architect.

ARVERNE.—The Lewis H. May Co. has sold for Edward B. Marks his Colonial cottage, on plot 80x100, on the west side of Jessica av, Arverne, L. I., to Mrs. N. Goldston, who will occupy the house after making extensive alterations.

MORRIS PARK.—On Vine st, w s, 90 s Broadway, Morris Park, W. H. Shier, Vine st, Morris Park, will build one frame dwelling, 20x50, to cost $4,300. H. T. Jeffrey, Jr., is architect.

### Westchester County.

NEW ROCHELLE.—Marshall L. Emery, 68 Bible House, Manhattan, is preparing plans for a brick and stone Y. M. C. A. building, 86x95 ft., to be erected at Ft. Slocum, New Rochelle, N. Y., to cost $40,000.

HASTINGS.—Marshall R. Grimes, Manhattan, has awarded to Thomas Hogan the masonry contract ,and carpenter work to Frederick Schmidt, both of Hastings-on-the-Hudson, for a 2-sty frame and stucco residence, at Hastings, for T. F, Reynolds. Cost is about $15,000.

MT. KISCO.—Architects Cram, Goodhue & Ferguson, Manhattan, have plans ready for a church at Mt. Kisco for St. Mark's parish.

### New York State.

SYRACUSE.—Frank C. Hamilton, 1718 West Genesee st, is promoting a combined hotel and office building, to cost $1,500,000. It is to contain quarters for the Syracuse Chamber of Commerce.

CANANDAIGUA.—It is understood that the Stecher Lithograph Company of Rochester will build a plant at Canandaigua to accommodate the increasing demand for pulp board and paper boxes.

ALBANY.—The Church of the Atonement, Reformed Episcopal, is planning to erect a new building at the southwest corner of Quail and Spring sts. The Rev. F. H. Reynolds is the pastor.

BINGHAMTON.—It is the intention of the committee appointed by the new Fifth Ward Republican Club to interest the members in a proposition to erect a club house. The details of the scheme have not yet been decided upon but it is thought that bonds or stock will be sold to raise funds for the proposed building.

ALBANY.—An eastern paper concern is planning to erect a factory on the Ham property on Central av, Rensselaer.

SYRACUSE.—A women's dormitory will be erected at the County Home, to cost $20,000. Bids are being received.—A new school building will be erected on Salina st, to cost $90,000.—The People's Ice Co. will build a large building to cost $10,000.

POUGHKEEPSIE.—Architect Percival M. Lloyd has drawn plans for an apartment house for Susie E. Scott at 26-33 Hamilton av.—E. B. Benson will remodel his 3-sty building.

UTICA.—A petition is being circulated for a new State Normal School to be erected in Utica.

ALBANY.—The building committee in charge of the Royal Arcanum is considering several sites for the erection of a large temple.—Charles A. Schlientz will erect a 2-sty frame flat house on Seneca st, between Woodlawn and New Scotland avs.—William Albert will build a house at 249 Second av.—Charles J. McDonough will erect two 2-sty houses at 250 and 252 Partridge st.

TROY.—Architect Harry P. Fielding has drawn plans for a 2-sty brick dwelling, to be erected by William Corrigan at 475 First st.—Walter L. Sanderson will build a house on Cooper av.

SCHENECTADY.—Harry Magee will erect a 15-family flat house on Bailey st, to cost $6,000.—Mr. Magee will also erect a 3-family house on Hegeman st, to cost $4,000.—H. Maloney will erect a 5-sty brick store and flat at 780 Albany st, to cost $19,600.—C. W. Turnbull will erect a house on Bedford road.—Mrs. L. K. Siver will build a 2-sty brick addition to her building at 27 Lafayette st.—B. Schermerhorn will erect a house on Haigh av.—Herman Wagner will erect a 3-sty building at the corner of McClellan st and Eastern av.—H. V. Gormley will erect an apartment house at 208-210 Clinton st, to cost $24 000.—John Viscusi will erect a house at 127 Bedford st.—E. Burton Ritchie will build a house on Oneida st, to cost $5,200.—The De Forest-Nichlas Co. will erect a 2-family house on Crane st.

COHOES.—Fuld & Hatch, the large knitting firm of Albany, has awarded a contract for the erection of an immense spinning mill to be built in Cohoes. The building will be 240 ft. on Saratoga st and 270 ft. on Oneida st, and is to be three stories in height.

### New Jersey.

NEWARK.—The First Troop of the National Guard of New Jersey is to have a new armory. Work on it will start as soon as the present structure in Roseville av, Newark, can be torn down. The new armory will be built on the site of the old one, and will be constructed of pink granite. Address, State Architect, Trenton, N. J. e

ATLANTIC CITY.—H. A. Stout, Bartlett Building, Atlantic City, has prepared sketches and will start working on plans soon, for an 8-sty hotel, 90x200 ft., on the beach front. Estimated cost is $150,000.

NEWARK.—Architect Julius Strombach has completed plans for a 3-sty frame flat, 30x60, to be erected on South 15th st, near Avon av, by Charles Spengler with offices in the Metropolitan building. The estimated cost of the building is about $9,000.

NEWARK.—The Calvert Construction Co., Fred Wright, secretary, is about to break ground for 10 single family houses on Lincoln av, between Delavan and Elwood avs. There are to be four houses built on Lincoln av and six on Elwood av.

ARLINGTON.—Plans have been completed by Hyman Rosensohn of 747 Broad st, Newark, for the erection of a 2-family house for Ike Dolgan & Co., of 176 Spruce st, on the northeast corner of Windsor and Grove sts, Arlington.

NEWARK.—About $27,000 will be expended by Max Fishman, 24 Spring st, on the erection of three double flats at 23-23-27 Hunter st. According to the plans, drawn by Arthur Connolly, of 142 Market st, each building will measure 27x70 ft. The owner will do the carpentry by day's work and award all other contracts.

EAST ORANGE.—Edward V. Warren, of 22 Clinton st, architect, has completed plans and is ready for estimates on the erection of a 2-family dwelling for W. H. R. Nostrand, of 39 Fourth av, East Orange. The cost is estimated at $5,500.

PATERSON.—K. Krinker is going to erect 2-sty dwelling houses at Nos. 117, 119, 121, 123, 125 and 127 Governor st, at a cost of $3,400 each. There are six other structures in course of erection near by, being built for Mr. Krinker.—George Williams proposes to erect a dwelling at 328 Totowa av, on plot 25x100, the cost being $4,500.—Frank R. Jackson, owner, northeast corner East 31st st and 14th av, will erect two dwellings, cost $4,000 each.—J. B. Florence, 629 and 631 Madison av, will erect a frame dwelling, cost $3,500.—William Partington, 91 North 4th st, will build frame dwelling, cost $2,500.

KEARNY.—Plans have been completed by Rizzolo & Gonnellie of 800 Broad st, Newark, for the erection of a 3-sty single frame flat at 81 Pomeroy av, Kearny. The building will be owned and built by Russmanno & Pizella of 97 Boyden st, Newark.

HOBOKEN.—Plans have been completed by Edward M. Patterson for the erection of two double flats on the northwest corner of 15th st and Willow av, Hoboken, for Bridget Bigley of 14th st and Willow av. The cost will be about $50,000.

NEWARK.—Edward A. Wurth of 75 Market st has completed plans for the erection of a new printing office for the New Jersey Freie Zeitung, located at 75 Market st. The new building will be of brick, three stories, 22x67 ft., and will be erected at 225 Washington st. The architect will superintend the construction and award all contracts, which he estimates will amount to $25,000.

PATERSON.—Architect William Fanning has nearly completed plans for the new 4-sty brick apartment pavilion and solarium to St. Joseph's hospital. There is a possibility of the work on the building being started before winter. The plans will probably be completed in two weeks.

JERSEY CITY.—Plans have been completed by Walter Hankin for the erection of seven 2-family houses on the north side of Virginia av, adjoining the Hudson Boulevard, by the Hudson Home Building Co. of 15 Exchange pl.

ELMER.—The Elmer Gas Co. will build a plant in Elmer. It is the company's intention to extend mains to Woodstown, N. J., and to supply intervening villages.

### Connecticut.

NEW HAVEN.—Architects Charles Coolidge Haight has plans well along and will be ready to figure in a few weeks for the recitation hall to be erected on Sheffield sq for the Sheffield Scientific School, for which Mrs. James B. Oliver of Pittsburgh, Pa., has given funds. It will be a limestone building, fireproof construction.—Plans are being drawn by Architects Allen & Williams for the schoolhouse to be erected corner Audubon and State sts for St. Boniface German Catholic Church Society. It will be of brick construction, two stories high, containing six rooms.

NEW HAVEN.—Architects Brown & Von Beren are drawing preliminary sketches for a skating rink to be erected on Chapel st for Dr. Paul C. Skiff, brick construction, one sty high, 190x60 ft., tar and gravel roof. Steam heat, gas and electric fixtures required.—Plans drawn by Brown & Von Beren are being figured for the store and apartment block to be erected on Orange and Canner st for Mrs. Mary Stiles.—Work has been started in connection with the new house to be erected on West Chapel st for Warner D. Judson. Foote & Townsend are the architects.

BRIDGEPORT.—Peter Dawe is to erect a new house in Clifford st. It will be frame, 25x44 ft., containing 15 rooms, with tar and gravel roof.—Plans are being drawn for the residence to be erected at Fairfield for Miss L. B. Perry, containing nine rooms. The rectory on Spruce st for St. Stephens' Hungarian R. C. church is being raised.—Electric Cable Co. will build a 1-sty addition to factory, south side of Crescent av.—Union Typewriter Co., a 1-sty addition to power house, south side Railroad ave.—Joseph Hedrick, a 3-family frame, south side of Orland st.—United Illuminating Co., a brick addition to plant, north side of John st.—St. Stephen's church, corporation, frame parsonage, north side of Spruce st.

### Pennsylvania.

CONNELLSVILLE.—Plans are being completed for a 5-sty building, to be erected at Pittsburgh and Main sts, for the Second National Bank.

ROSEMONT.—George E. Savage, Philadelphia, has plans ready for bids for a 2-sty stable, at Rosemont, for Mrs. A. E. Girvin.

KITTANNING.—Architect Chas. W. Bier, of Pittsburgh, has been commissioned by the Methodist Episcopal Church to prepare plans for a new brk and stone building, to cost about $50,000.

PITTSBURGH.—C. M. Bartberger, Westinghouse Bldg., has been selected to prepare plans for the new 10th ward schoolhouse, at Allegheny, to cost about $125,000.

PHILADELPHIA.—Architects Cope & Stewardson are preparing plans for a 2-sty library and museum, to be erected at a cost of nearly $300,000.

ERIE.—Architects Eisenwein & Johnson, Buffalo, N. Y., let general contract to Mosier & Summers, Buffalo, for a hotel at Erie, for Wellington Downing, to cost about $400,000.

POTTSTOWN.—George E. Savage, Philadelphia, is preparing plans for a church at Pottstown for the First Baptist congregation, Rev. J. F. Behrens, pastor.

RALPHTON.—Plans are being drawn by Architect Walker, Somerset, Pa., for a Catholic church, at Ralphton, for about 200 foreign laborers, mostly Poles. D. B. Zimmerman, Somerset, donated the site. The Pittsburgh diocese is promoting the movement and the committee is Rt. Rev. Mgr. John Boyle, Johnstown, and Rev. B. Dembinski, pastor St. Casimir's Polish Catholic Church, Johnstown.

PAOLI.—Duhring, Okie & Ziegler, Bailey Bldg., Philadelphia, are preparing plans for a residence at Paoli, for Geo. J. Wilson, same to cost $10,000.

WYNCOTE.—E. C. Clothier, 438 Bringhurst st, Philadelphia, will have plans prepared for a residence at Wyncote, to cost $15,000.

DOYLESTOWN.—Duhring, Okie & Ziegler, Philadelphia, are preparing plans for a 3-sty residence, at Doylestown, Pa.

HILLSIDE.—Hewitt, Stevens & Paist, Bullitt Bldg., Philadelphia, are preparing new plans for a residence at Hillside for C. L. Reynolds.

EBENSBURGH.—The county commissioners have voted in favor of erecting an addition to the county jail at Ebensburgh to cost about $50,000.

CARROLLTOWN.—The citizens have voted in favor of issuing $25,000 bonds to erect a fire house.

HARRISBURGH.—The State Board of Charities have approved plans for three jails to be erected, one each at Easton, Franklin and Allentown, and also plans for an addition to the dining room and an infirmary at the State Hospital for Chronic Insane at Wernersville.

PHILADELPHIA.—A new 3-sty 40x40 ft. wing at the West Philadelphia General Homeopathic Hospital is under consideration.

PHILADELPHIA.—Thos K. Patton has bequeathed to the Masonic Grand Lodge of Pennsylvania $1,000,000 as a fund for the establishment and maintenance of an institution for the support and education of male orphans of Masons.

PHILADELPHIA.—A $2,000,000 filtration plant, with a daily capacity of 50,000,000 gallons, to be erected on the site of the present Queen Lane pumping station and reservoirs, is under consideration by the Dept. of Pub. Wks. If the necessary funds are provided in the $10,000,000 loan the work of construction will be begun immediately.

TYRONE, PA.—The American Railways Company, through A. S. Nibbs, engineer, have awarded the contract for the foundations of the power-house of the Home Electric Light & Power Co., at Tyrone, Pa., to the Raymond Concrete Pile Company, of Chicago and New York.

ERIE.—Wellington Downing will erect a hotel to cost $400,000, from plans prepared by Architects Eisenwein & Johnson, of Buffalo, N. Y. The general contract has been awarded to Mosier & Summers, of Buffalo.

FORD CITY.—W. G. Eckles, architect, Lawrence Trust Building, New Castle, Pa., has been authorized to prepared plans for a public school building, which will be erected here next spring at a cost of approximately $100,000.

PITTSBURGH.—The East End Y. M. C. A., Penn av, has secured a site and will raise funds at once for a $300,000 building. No architect has been selected. Wilfred W. Frey, Pres., Penn av and 7th st, Pittsburgh, Pa., is interested.

### Miscellaneous.

VANCOUVER, B. C.—The British Columbia Electric Railway Co. has decided to expend $1,000,000 for extension and improvements to its system during 1908. R. N. Sperling of Vancouver is general manager.

MONTEREY, CAL.—Extensive improvements and extensions are to be made to the power plant of the Monterey County Gas & Electric Co. at a cost of $100,000. B. W. Collins is chief engineer.

CHIPPEWA FALLS, WIS.—Plans have been prepared by Claude & Starke, Badger Annex, Madison, Wis., for the erection of a sanitarium, to cost $250,000. Plans have been approved by the Progressive League.

CLEVELAND, OHIO.—The Anshe Chesed congregation has decided to erect a synagogue on Euclid av and East 82d st. Cost, $200,000.

CHATTANOOGA, TENN.—A company has been organized by C. M. Preston, G. B. Glenn and others, for a hotel to be erected, at a cost of $150,000. J. A. Wardlaw is temporary secretary.

ATLANTA, GA.—Fulton County Commissioners, Clifford L. Anderson, chairman, contemplate erecting jointly a city hall and county court house, to cost $1,000,000.

BALTIMORE, MD.—Wyatt & Nolting, architects, Calvert and German sts, will soon take bids on construction of children's hospital on the grounds of the Johns Hopkins Hospital, by the trustees of the Harriet Lane Johnston estate. Cost, about $250,000.

HAVERHILL.—The Haverhill Building Association has accepted plans and specifications for Factory No. 2, to be erected on Walnut st. Estimated cost, $115,000. C. Willis Damon, Haverhill, Mass., is architect.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

#### CONVEYANCES.

| | 1907. Oct. 25 to 31, inc. | | 1906. Oct. 26-Nov. 1, inc. |
|---|---|---|---|
| Total No. for Manhattan | 162 | Total No. for Manhattan | 265 |
| No. with consideration | 12 | No. with consideration | 11 |
| Amount involved | $312,375 | Amount involved | $383,250 |
| Number nominal | 150 | Number nominal | 254 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 10,625 | 18,134 |
| No. with consideration, Manhattan, Jan. 1 to date | 719 | 1,090 |
| Total Amt. Manhattan, Jan. 1 to date | $40,028,602 | $58,460,887 |

| | 1907. Oct. 25 to 31, inc. | | 1906. Oct. 26-Nov. 1, inc. |
|---|---|---|---|
| Total No. for the Bronx | 128 | Total No. for The Bronx | 197 |
| No. with consideration | 12 | No. with consideration | 5 |
| Amount involved | $68,560 | Amount involved | $54,144 |
| Number nominal | 116 | Number nominal | 192 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 7,813 | 10,498 |
| Total Amt., The Bronx, Jan. 1 to date | $6,484,671 | $7,004,985 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **18,438** | **28,632** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$46,463,273** | **$65,465,872** |
| **Total No. for Manhattan, for Oct.** | **772** | **980** |
| **Total Amt. for Manhattan for Oct.** | **$2,189,470** | **$1,596,800** |
| **Total No. Nominal** | **720** | **932** |
| **Total No. for The Bronx, for Oct.** | **675** | **831** |
| **Total Amt. for The Bronx, for Oct.** | **$287,833** | **$318,774** |
| **Total No. Nominal** | **631** | **786** |

**Assessed Value, Manhattan.**

| | 1907. Oct. 25 to 31, inc. | 1906. Oct. 26-Nov. 1, inc. |
|---|---|---|
| Total No., with Consideration | 12 | 11 |
| Amount Involved | $312,375 | $383,250 |
| Assessed Value | $306,800 | $253,500 |
| Total No., Nominal | 150 | 254 |
| Assessed Value | $6,268,000 | $9,687,000 |
| Total No. with Consid., from Jan. 1st to date | 719 | 1,090 |
| Amount involved " " | $40,028,602 | $58,460,887 |
| Assessed value " " | $26,897,900 | $40,803,775 |
| Total No. Nominal " " | 10,005 | 17,044 |
| Assessed Value " " | $314,304,600 | $566,191,210 |

#### MORTGAGES.

| | 1907. Oct. 25 to 31, inc. | | 1906. Oct. 26-Nov. 1, inc. | |
|---|---|---|---|---|
| | Manhattan. | Bronx. | Manhattan. | Bronx. |
| Total number | 151 | 111 | 333 | 187 |
| Amount involved | $2,860,861 | $632,457 | $12,425,088 | $1,069,248 |
| No. at 6% | 59 | 57 | 115 | 69 |
| Amount involved | $325,711 | $332.448 | $1,039,288 | $334,143 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 6 | 14 | 33 | 19 |
| Amount involved | $442,000 | $51,000 | $5,857,700 | $67,550 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 46 | 25 | 118 | 74 |
| Amount involved | $1,325,150 | $194,509 | $2,857,650 | $502,960 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 5 | ..... | 23 | ..... |
| Amount involved | $235,000 | ..... | $608,500 | ..... |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | 3 | ..... | 4 | 1 |
| Amount involved | $94,400 | ..... | $210,000 | $5,000 |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 2% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 32 | 15 | 40 | 24 |
| Amount involved | $438,600 | $54,500 | $1,851,950 | $159,595 |
| No. above to Bank, Trust and Insurance Companies | 21 | 6 | 62 | 25 |
| Amount involved | $879,500 | $39,500 | $7,110,200 | $180,345 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,393 | 15,489 |
| Total Amt., Manhattan, Jan. 1 to date | $276,887,984 | $318,291,822 |
| Total No., The Bronx, Jan. 1 to date | 7,025 | 7,794 |
| Total Amt., The Bronx, Jan. 1 to date | $64,771,802 | $56,479,943 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **17,418** | **23,283** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$341,659,786** | **$374,771,765** |
| **Total No. for Manhattan for Oct.** | **760** | **1,272** |
| **Total Amt. for Manhattan for Oct.** | **$14,012,987** | **$30,084,319** |
| **Total No. for The Bronx, for Oct.** | **543** | **731** |
| **Total Amt. for The Bronx, for Oct.** | **$3,100,166** | **$4,040,578** |

#### PROJECTED BUILDINGS.

| | 1907. Oct. 26 to 31, inc. | 1906. Oct. 27-Nov. 2, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 8 | 15 |
| The Bronx | 21 | 42 |
| Grand total | 29 | 57 |
| Total Amt. New Buildings: | | |
| Manhattan | $419,000 | $907,500 |
| The Bronx | 155,100 | 363,200 |
| Grand Total | $574,100 | $1,270,700 |

| | | |
|---|---|---|
| Total Amt. Alterations: | | |
| Manhattan | $139,910 | $132,350 |
| The Bronx | 8,750 | 19,735 |
| Grand total | $148,660 | $152,085 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 884 | 1,512 |
| The Bronx, Jan 1 to date | 1,648 | 1,829 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,532** | **3,341** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $69,913,960 | $103,530,590 |
| The Bronx, Jan. 1 to date | 18,118,244 | 24,173,280 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$88,032,204** | **$127,703,870** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$14,580,529** | **$18,370,700** |
| **Total No. New Bldgs., Manhattan, for Oct.** | **60** | **65** |
| **Total Amt. New Bldgs., Manhattan, for Oct.** | **$5,660,650** | **$3,123,750** |
| **Total No. New Bldgs., The Bronx, for Oct.** | **142** | **171** |
| **Total Amt. New Bldgs., The Bronx, for Oct.** | **$1,518,275** | **$1,259,985** |

### BROOKLYN.

#### CONVEYANCES.

| | 1907. Oct. 24 to 30, inc. | 1906. Oct. 25 to 31, inc. |
|---|---|---|
| Total number | 488 | 707 |
| No. with consideration | 21 | 48 |
| Amount involved | $184,993 | $258,760 |
| Number nominal | 467 | 659 |
| **Total number of Conveyances, Jan. 1 to date** | **28,406** | **32,130** |
| **Total amount of Conveyances, Jan. 1 to date** | **$17,523.083** | **$24,356,320** |

#### MORTGAGES.

| | | |
|---|---|---|
| Total number | 439 | 673 |
| Amount involved | $1,590,724 | $2,785,099 |
| No. at 6% | 236 | 314 |
| Amount involved | $572,673 | $1,076,474 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 156 | 137 |
| Amount involved | $812,500 | $680,862 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 32 | 203 |
| Amount involved | $152,988 | $915,163 |
| No. at 4½% | ..... | 2 |
| Amount involved | ..... | $21,000 |
| No. at 4% | 1 | 1 |
| Amount involved | $500 | $1,000 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | 5 |
| Amount involved | ..... | $21,000 |
| No. without interest | 14 | 11 |
| Amount involved | $52,113 | $70,100 |
| **Total number of Mortgages, Jan. 1 to date** | **29,226** | **32,895** |
| **Total amount of Mortgages, Jan. 1 to date** | **$125,763,860** | **$135,602,923** |

#### PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 78 | 161 |
| Estimated cost | $1,072,900 | $960,408 |
| Total Amount of Alterations | $110,358 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,657** | **7,331** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$58,786,353** | **$54,884,120** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,763,478** | **$4,472,678** |

## The Week.

THE week just past was, from a real estate standpoint, uninteresting. Inactivity—that is the summary of the week. Technically, the market is in somewhat better shape than this time last week. The fact that there have been no forced sales, that owners were able to keep their holdings, that with a couple of exceptions there were no large mortgages recorded, shows that real estate is in good hands. Of course it is to be expected that there are some people who, in the course of the next few weeks, will either have to raise money on mortgage or sell some of their holdings. It is generally believed that the number of people in this plight is so small that it will make no material differences in prices. The present holders of real estate in New York have steadfastly refused to make any concession in price, and they are satisfied to "stand their ground."

Some men who are both holders of real estate as well as securities in Wall st have sacrificed their stocks, and unfortunately the cream of their holdings in this line were the ones that had to be disposed of. They could not get a market on the so-called "cats and dogs." The thought of disposing of their real estate holdings was not considered. The net result of this combination is inactivity. This is the shopping period. Customers are going around from broker to broker asking, "What have you to offer?" After looking over the offerings and not finding many real bargains they leave to make a call on the next nearest broker.

The sales market offerings were pretty well distributed—what there was of them—but there were no sales really worth mentioning except the Manhattan st plot which was bought by a milk concern for a pasteurization plant, a business building in

West 23d st, the sale of 693 to 697 Broadway, 3 5-sty buildings and the adjoining property 4 and 6 West 4th st. In exchange 41 and 43 East 12th st, an 8-sty loft building, was given.

If there was any feature of the real estate business worthy of notice it is the leasing end. The brokers report leases in considerable volume, and while there is no lease of large proportions, still in the aggregate they compare favorably with last week's results.

The total number of private sales reported for the week is 56, of which 16 were below 59th st, 17 above, and 23 in the Bronx.

## THE AUCTION MARKET

The week just past was a very poor one from an auction standpoint. With the exception of one sale of 87 lots on Aqueduct av and surrounding streets, there was nothing to inspire special mention. This property brought less than the amount of the incumbrances and this was also the case of the other parcels that were sold by order of the Supreme Court.

It is small wonder that there are few bidders for property put up at auction, owing to the present stringency in the money market. One of the greatest arguments showing the strength of the realty market lies in the fact that there are not many forced sales. Last week there was a total of $851,092 realized in the auction mart against a figure of $929,375 for the corresponding week in 1906. From January 1st to date property has brought $34,622,931, as against $26,724,779 during the same period last year. There were several large sales earlier in the year, sales of some magnitude, including the Ogden, Thole, Adams and the Doherty offerings. The selling of these parcels brought the total to higher figures than last year.

Among those pieces offered during the week were parts of Edgewater road, between Craven and Worthen sts on the east side of Leggett's creek; also part of East Bay av, east of Leggett's creek, between the same streets; also parts of Worthen st, south and east of Leggett's creek. This sale was by order of the Comptroller. There were only two voluntary sales, 246 East 116th st, which was bought by John J. Doyle for $14,000, and 339 to 345 East 116th st, which was bought by Lounsberry and O'Connor for a client for $52,000.

There are no voluntary sales announced for next week.

At the sale of the lots foreclosed by the Knickerbocker Trust Co. the amount realized was $89,500. A syndicate was formed to lend $65,000 on this property covering a period of one, two, or three years at the rate of 6% per annum. As each lot was put up for auction the auctioneer, Joseph P. Day, announced how much money would be left on mortgage. This amount was considered an upset price and bids were made accordingly. On one lot the sum fixed was $450, and the bidder got it for $475. This means that he has $25 invested in the lot. There is a peculiar feature of this particular transaction. According to the terms of sale the bidder is required to pay at the time purchased 10% of the cost of the lot. In this instance it amounted to $47.50. When he takes title there will be due him $22.50, if he chooses to let the mortgage for $450 remain.

The southwest corner of Nelson av and Featherbed lane, and the lot on the southwest corner of Plympton av and Featherbed lane brought the highest prices of the day. Both these lots sold for $3,400. For lots on the west side of Plympton av prices ranged between $600 and $1,150 for full lots, one lot only bringing the latter figure. $475 to $800 was bid for shorter lots between Featherbed lane and a point opposite 172d st. At first it appeared as though an adjournment of the sale would be necessary. After consultation between Mr. Day and the plaintiff's attorney, an emergency call was made upon Justice McCall for the appointment of a special referee. Robert Jablinowski was accordingly appointed and the sale began about 1 o'clock. Of the $65,000 loaned on the purchase money mortgages, $25,000 was supplied by the Century Investing Company and $40,000 by clients of Howard F. Taylor, a lawyer of 111 Broadway.

### Small Strip of Land Deeded.

From Warsaw, Ind., comes a story about the transfer of one-sixteenth of an inch of land, so that a real estate deal could go through. The circumstances were as follows: A contract was signed for the delivery of a certain piece of land 120 feet front. This piece of property was owned by a local bank. The purchaser decided that he wanted to get out of taking the property and when the search showed that the bank only had 119 feet 11.98 inches, he tried to throw the contract up on this technicality. Louis Rosenstock was the broker in the transaction, and when this state of affairs was brought to his attention, he spoke to his father, Jacob Rosenstock, who happened to be the owner of 95 feet adjoining the property to be sold. In order that the sale might go through and his son make the commission, the elder Rosenstock deeded a section of his lot—less than one-half an inch of frontage—so that the title could be passed on a full 120-feet frontage. Under these circumstances the purchaser was obliged to take the property and the deal was consummated.

## Constitutionality and Feasibility.

THE TWO POINTS THAT ARE BEING PARTICULARLY INVESTIGATED BY THE TORRENS COMMISSION.

The members of the Torrens Commission appointed by the Governor have been doing a lot of "inside work." The Record and Guide printed the fact some weeks ago that the Commission had appointed two committees from out of their number, one to investigate the present system, as applied to New York State, to see what improvements, if any, were desirable, whether the Torrens, or any other system of title registration should be adopted and the present one discarded, and the second committee was to cover the same ground in states and territories outside of New York.

A letter was drafted by the Commission and sent to the Governor of each state in which the Torrens system was used, asking him to advise the Commission whether the plan was popular or the reverse; to state the good points as well as the bad ones. Another letter was sent to the registrar in each county in the state, asking the same questions, but from a local point of view. Still another letter was sent to the Governors of those states in which the Torrens system was not used, asking whether their present system is satisfactory, and whether they contemplated a change, and if so, why?

The Commission is going to take up very shortly the matter of sending letters to the American consuls in foreign countries, asking them to send data as to registration of titles, what systems are used and how they work out.

Much very valuable data has been obtained in this way. The Commission is doing all in its power to get at the bottom of the matter and sift out the facts. There are many points that have come up since this body first sat which have been very interesting. The members of the Commission have been in conference with many prominent lawyers from time to time, and they have all recommended the doing away with the dower right, courtesy and general lien of judgments. The lawyers claim that if these obstacles were disposed of it would make title passing very much easier.

Henry Pegram, the temporary chairman during the absence of David A. Clarkson, this week defined the position of the Commission in the following way:

"In the first place, this Commission was not appointed to investigate and report upon the merits or demerits of the Torrens system bill, which has been annually submitted to the Legislature for the past four years; but to investigate the subject of the Torrens system of title registration throughout the world and, if it should appear, after such investigation, that, in the judgment of the members of this Commission, the adoption of a similar system of title registration in this state would be desirable, then to prepare a suitable bill in order to carry its recommendation into effect.

"In the second place," said Mr. Pegram, "the scope of this Commission's inquiry is not confined to the Torrens system alone; but it is also part of its duty to investigate the nature and condition of real estate titles in this state.

"So that, irrespective of whether this Commission does or does not eventually decide to recommend the adoption of a Torrens system of title registration, it may report the defects discovered by it in our present land laws, with appropriate suggestions as to the method of remedying the same.

"Public hearings will probably be held," continued Mr. Pegram, "on this latter subject upon dates to be hereafter announced through the press."

Prof. Alfred G. Reeves, who is also connected with the Commission, said: "The individual members of the Commission were unbiased when they started. They were using and availing themselves of every avenue and means of getting information on the subject and aiming to gather all there is about it. We have a filing case which is very rapidly filling up with pamphlets and documents on modes of title registration. The public hearings were given to get the public sentiment, especially from dealers and workers in property matters.

"We have not taken any vote," continued Prof. Reeves, "on the question whether we should prepare a bill embodying the Torrens system. We want to be satisfied that some improvement in the real situation can be made, and if we discover this to be the case we shall recommend it. There are two questions relating to the Torrens system which are being exhaustively investigated; its constitutionality and its feasibility. That is the whole matter to be decided. There has been some talk about making whatever system is recommended mandatory, but this has not been decided."

NEXT PUBLIC TORRENS COMMISSION HEARING.

The next public hearing of the Torrens Commission will take place in the Aldermanic Chamber at City Hall on Friday afternoon, Nov. 15. The questions of the constitutionality and feasibility of this plan will be then discussed.

There will also be a public hearing in the Assembly Chamber in Albany on Nov. 29, when facts and arguments for and against the Torrens system and facts and arguments on the revision of the present land laws will be heard.

## The Transportation Situation in Queens.

There is every indication that large delegations from many civic bodies throughout Long Island, as well as representatives of realty interests, will attend the hearing on the Belmont Tunnel before the Public Service Commission on Nov. 14. The movement for the early opening and operation of the tunnel has become so comprehensive that the coming hearing, it is believed, will result in solving largely the transportation difficulties of Long Island. The delegations will be headed by D. Maujer McLaughlin, chairman of the Transportation Committee of the Real Estate Exchange of Long Island, H. Stewart McKnight, president of the Exchange, and the presidents of the leading civic bodies and realty companies of Queens Borough.

It was learned yesterday that the combined organizations will probably be represented before the Commission by a prominent lawyer, who will prepare a brief for reference and publication on the subject. While it was at first believed that the matter to be brought before the Commission would concern only the opening of the Belmont Tunnel, the question of a five-cent fare from all parts of Queens to the business centres of Manhattan and Brooklyn has come to the front. It is likely that the views of Queens on this phase of the subject will be presented also to the Commission.

Mr. McLaughlin, vice-president and manager of the McCormack Realty Co., who instituted this movement, in so far as the present combination of realty and civic interests is concerned, said yesterday in discussing the matter with a representative of the Record and Guide:

"I have been very much gratified to find that the substantial citizens of Queens Borough are awake to the importance of the transportation situation there. Nearly all of the more important organizations, and all of the large realty operators have joined in this movement to straighten out our problem. They want a continuous ride and a five-cent fare from the business centres of New York and Brooklyn into Queens Borough. They will get this between New York and the principal centers of population in Queens, over the lines of the New York and Queens Electric Railroad Company by way of the new Blackwells Island Bridge, and they are already getting it over some of the Brooklyn lines, by way of the Brooklyn Bridge.

"When the tunnel at the Battery is completed, Brooklyn Borough will have a continuous subway service at five-cent fares from the Long Island Railroad station to 59th st. Everybody in Queens would like to see a similar arrangement put into effect when the Belmont Tunnel to Long Island City is open for travel. It may be, of course, that this will be found impracticable. Mr. Belmont says that it is impracticable. That is the reason we have got together to present our views of the case to the Utilities Commission.

"The realty operators in Queens know that a very large population will establish itself in our borough as soon as the Belmont and Pennsylvania Tunnels and the Blackwells Island Bridge are ready for business. We know also that our natural accessions of population from Manhattan cannot reach their maximum if we cannot furnish a five-cent transportation system between Manhattan and the borough. We believe that we shall be able to impress upon the Utilities Commission the fact that the best interests of the congested areas in Manhattan, as well as the best interests of Queens Borough, will be subserved if the Commission exerts its authority to give us what Brooklyn already has and what the Bronx already has. We do not ask any more than our sister boroughs have, but we want as much as they have. Our case is rendered particularly strong by the fact that more than half of the only partially developed land in Queens Borough is geographically nearer to the retail section of Manhattan than are Brooklyn, the Bronx or Richmond."

### A Broadway Hotel Going Under the Hammer.

The Hotel Saranac property, situated on Broadway between 41st and 42d sts, and running through to 7th av, is advertised to be sold at public auction on Thursday, Nov. 14, at the real estate salesroom by Joseph P. Day. This building is 92.1 on Broadway x 99.10 x 89 on 7th av, x 124.7 on the southerly line. The building that covers the plot was built in 1874 and has been used for hotel purposes. It was purchased by the bank in January, 1904. A statement made by President F. W. Kinsman, Jr., concerning this sale is as follows:

"There has been much competition for the purchase of the property and so much interest manifested in it that it has been decided that in fairness to all the best plan would be to offer it at public auction, the directors feeling sure that Mr. Day will secure such a price for it as to justify this course. The New Amsterdam Bank has had recently numerous favorable propositions to lease this property, several of which were at the rate of $100,000 a year net for a long term."

The terms under which the property will be offered at auction are 10% on the day of sale, and the balance over an existing mortgage of $400,000 in 30 days.

Mr. Day will also offer for sale at auction on the same day the Poillon estate property, which includes 428 to 432 Broadway, 85 to 89 Bedford st, and 62 to 68 Barrow st. Some of these properties have been held in the Poillon family since 1804.

## Title Registration.

JABISH HOLMES, JR.*

WE open the brief statement which we propose to submit to you by the emphatic statement that this company† is in favor of any measure or measures which will increase the security and facilitate the transfer of interests in land, irrespective of the effect that such measures might have upon the question of the profits to be made by this corporation. We desire, also, briefly to correct some misrepresentations that have been made to you as to the work of title insurance companies as well as to the working of the Torrens System where it has already been introduced:

The title companies' rates, as originally established, were absurdly small, that is to say, as against previous rates, which were universally 1% and disbursements for the examination of title. The title companies' rates were, on sums up to $40,000, one-half of 1% and $50 covering all disbursements, and on sums in excess of $40,000 one-quarter of 1% and $150 covering all disbursements. In spite of the statement made to you of a subsequent increase in these rates, they have been adhered to by the three larger companies.

The earnings of title insurance companies have been by reason of the enormous expense involved in conducting such a professional business only a fraction of the amounts which have been stated as their enormous profits. The most profitable business of the title companies is in the loaning of money on bond and mortgage, a service which has not been included in or suggested to be included in any system of registration of titles, so that in the matter of the profits of such companies the introduction of a system of registration of titles could not be of material detriment.

It is naturally and properly made part of your duties to examine into the operation of the Torrens or similar systems introduced in other states. While the gentlemen who have already addressed you have stated in general terms that the working of such systems has been beautiful, we fail to discover any facts which they have given you to establish such a conclusion. You, of course, recognize that this branch of your work is of the utmost importance, since you would hesitate to suggest for the great State of New York and its enormous real estate interests a system which so far from having fully established itself in the public confidence should have been surrounded with difficulties and of which even its legal status remains still undetermined.

In 1903 a law was passed in Illinois making it compulsory upon executors and administrators in Cook County to register the lands held in trust by them, although it was provided that they might be excused from such registration by the acting judicial officer, if, in his opinion, it would work a hardship. In every case since the passage of that law, application to be excused from registration has been made by the representatives of the deceased. The executors and administrators of the property of Marshall Field, who held property in the heart of the city worth millions, asked to be excused from registration and were excused by the presiding judge. It is not considered advisable to register land under the Torrens system in Illinois. One of the registrars under a Torrens system in Ireland testified before a committee in Parliament that he himself would not think of registering his land under the system. It seems that the system must be made compulsory before the advocates of the Torrens system will avail themselves of its manifold advantages.

We have examined with great care the system known as the Torrens system of land transfer and are of the opinion that it, or any system of like character, is fundamentally and incurably inadaptable to the condition of things in this state.

Our reasons for this conclusion are: The first objection that has occurred to us, and which we suggest to you, is the cost and confusion of introducing such a system. Unless it be made compulsory, which we think there can be no question would be unconstitutional, the introduction of such a system will necessitate the continuance of the former system, added thereto the large cost which must necessarily be involved in establishing a plant for the inauguration of any system intended to affect the rapid transfer of real estate. The plants which the title companies have been obliged to collect in order to enable them to do their work efficiently and promptly have involved a cost of millions of dollars and long and patient work in their accumulation.

As to the promptness with which the system could be started, we call your attention to this important fact, that under our constitution no title can be registered in the first instance excep as a result of a decree of court. Waiving the question as to whether the rights of adverse claimants can be cut off by a notice "To Whom It May Concern" these proceedings will result either in a contest or in a decree by default. If a contest arises as to boundary lines or the rights of any person, then the action must necessarily become one in the Supreme Court and after issue is joined must be disposed of on a regular trial. Unless the courts will prefer these cases over all others on the calendar, then the delay of waiting for this case to be reached will amount to three or four years, during which time the title

*From an address before the Torrens Commission. †Lawyers Title Insurance & Trust Co.

is absolutely unmarketable and suspended. If, on the other hand, there is no contest, then the decree of the judge must be based upon the report of some examiner appointed by the register of the county. If the system is used to any extent, the numbers and expenses connected with the work of these examiners would be enormous, the register being compelled to have under him, if the system is a success, almost as many examiners as is now used in all of the title companies, which amount to about 1,200.

It must be evident to you, therefore, that the Torrens system cannot give an indefeasible title on registration; that it is in effect simply a guaranty system and that the system thus fails in its most essential particulars. The importance of this distinction is great because it resolves itself into the question "Shall the state, either by itself or by an assurance fund, go into the business of guarantying titles to land?" "Is this a proper function of government?"

The main and general argument in support of the Torrens system, as claimed by its advocates, is that after a title is once registered the subsequent transfers of that title are very simple and can be accomplished with great rapidity, and simply amounts to a surrender of the old certificate and the issue by the register of a new certificate. That may be possible in countries where there are no constitutions, but is absolutely impossible in this state. Now, for instance, no act can delegate to the register of any county or any register of titles any judicial functions, and on subsequent transfers of registered titles judicial questions will constantly arise, which to be binding upon anyone must be decided by a court. The question of the legal effect of deeds by trustees, the register's decision as to what the deed means would have no binding effect on anyone unless that it is construed after notice to all parties in interest by a court. The effect of the will as to the legal title stands on the same footing; whether a deed from the executors would be good or not would be a judicial question and the beneficiaries of that will would be bound by no decision which the register of the county could make. Questions arising from bankruptcy could not be passed upon by the register. Every transfer would require the employment of a lawyer to examine papers as much as at the present time.

The theory of the Torrens acts is that the certificate shall recite what incumbrances or liens or what papers have been filed affecting that title. These are filed in the register's office. The substance of these papers are not given and before a person knows what kind of a title he gets on a subsequent transfer somebody has to examine on his behalf practically all the papers which have been filed since the prior registration to determine what legal effect there may be. Leases may contain an option to purchase. Mortgages may contain unusual clauses and the exact condition of each one of these papers would have to be ascertained by the purchaser before he would know whether by the registration by him he obtains a title or not.

Every Torrens system that has been examined apparently exempts from the legal effect of the registered title any easements which may exist, so that a purchaser of a registered title must ascertain at his peril whether there are any easements of any kind affecting the property, as these easements are not affected or cut off in any way by registration. We are not aware that any system of registration contemplates covering the question of taxes or assessments which may be in arrears and searches of this character must be made before a person would take a registered title.

We could multiply the reasons which seem to us sufficient for our conclusion that the Torrens system is inapplicable in this state and that its introduction, in view of the grave questions which arise, both practically and legally, the latter of which remains undetermined by the courts, would be eminently unwise. This company has always considered it a part of its duty to inaugurate or aid any proper measures for the simplification of the law relating to the transfer of titles to real estate and extended such aid to the Block system of indexing which is now in force in this city and in the city of Brooklyn. It extended its aid to the passage of the law for the short forms of deeds and mortgages, and it effected the passage of the Lateral Encroachment Act, as well as other important measures.

We are satisfied that there are many important modifications of the law which might be made that may have a salutary effect, as for example, the abolition of dower in this state; the abolition of the general lien of judgments and a shorter statute of limitations; the question of affidavits which are the basis of orders by publication, etc., and we desire finally to put ourselves on record as expressing the opinion that no proper improvement either in the system of transfer of title to real property or the methods by which it is accomplished can either in principle or in the effects of their operation be detrimental to the interest of this company.

No Torrens system that we have seen insures against fraud, and therefore even the holder of a registered title is liable to have his registration set aside by reason of some fraud in connection with the proceedings subsequent to the original registration, and in this case the subsequent registered holder is without any remedy because he has no claim against the indemnity fund, and the same thing may be said in the case of deeds executed by infants or incompetents.

We desire to emphasize the fact that our objections are fundamental and, while they may be minimized, cannot be removed by the form in which any such system may be introduced.

## Current Opinion Among Brokers.

The opinion of real estate brokers is that the clearing up of the banking situation will greatly benefit real estate in all its branches. The queries that have come into brokers' offices during the week show a tendency on the part of the public to take up real estate as an investment. They want to have their capital safely placed, where it will not be a cause of worry to them.

Samuel D. Folsom, of Folsom Bros., said that the real estate situation, from a broker's standpoint, was at a standstill:

"No one can purchase property either for cash or place a mortgage on realty on account of the lack of legal tender. Until the banks put more money into circulation there will be nothing doing. At present we are thinking of the good times we have had in the past and the better times that are coming. I am optimistic on the situation in general, but it will take some little time for things to adjust themselves properly."

Mr. Gaillard, of the McVicker, Gaillard Realty Co., said: "Nobody can intelligently fortell the result and ultimate effect of this 'panic' until conditions get back to a normal basis. In a month or six weeks we will be in better shape to say what effect the present money flurry will have on Manhattan real estate."

Joseph P. Day, referring to the present financial situation said: "The monetary condition of the day is of great importance, not alone to present holders of real estate, but to prospective purchasers and investors. The only possible place where real estate will be affected is in certain speculative sections, but as they are almost, without exception, held in exceedingly firm hands, there should not be any unhealthy reaction. in fact, they should be benefited by the direction of moneys into this channel, both in the mortgage loan line and in investments.

"Of course," continued Mr. Day, "we cannot close our eyes to the financial, or Wall st., situation we are just passing through. Let us not waste time or thought in dwelling too much on it, only as it serves us as a means to an end. Let us hope that the situation in that quarter will quickly and properly strengthen itself, and in that way put a healthy and firm reaction into real estate."

Bryan L. Kennelly, appraiser of real estate to the Comptroller, City of New York, says: "In my experience the prices that I've obtained for properties during the past three weeks, at executors' public sales, have been very good and far above the appraised valuations.

"Take, for instance, the Adams sale on Oct. 16, the sale on Oct. 23, of improved properties in West 13th and 127th sts, East 83d st, and other locations; the prices were satisfactory to the owners. Then, at the James Wood estate sale of property in East 116th st, prices were good and above appraised valuations. All this tends to show that there is plenty of money for good real estate, and this class of investors seldom, if ever, invest in Wall st.

"There seems to be no limit to buyers, as was demonstrated at the Aldrich estate sale, when $5,000,000 worth of real estate was disposed of by me in less than two hours, two of the Broadway parcels bringing over one million dollars each. This sale, right in the midst of panicky times, which holds the world's record for the largest offering to the public in this or any other country, goes to show that there is no reasonable limit to the amount of property which can be absorbed by the public, provided the property is good and is properly handled.

"At my sale on Wednesday I saw no signs of lessening of interest in improved Manhattan realty, but I do not think that the present time is a propitious one for offering unimproved properties in the suburbs. I look for another splendid market for all classes of real estate after January 1, but I think that the wise ones, will buy now while things are a little quiet, rather than wait until the market becomes more active by reason of the completion of the McAdoo and Belmont tunnels, the new Blackwell's Island bridge, and the great reailroad depots now in the course of construction and some of which will be completed within the next year."

### Personal.

The engagement of Mrs. Adelaide Downey Hastings to Mr. George R. Read has just been announced, and though no date has been set for the wedding, it is understood that it will take place before Thanksgiving.

T. H. Raywood & Co., the real estate brokers, request us to state that they are not the owners of the property 2471 and 2473 Eighth av. The members of this firm do not operate in property for their own account, neither do they build, but confine themselves to the brokerage end of the business. This property in question is owned by a Raywood Company, but has no connection with the real estate firm of a somewhat similar name.

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**STORE:**

suitable location for **BANK** or other high class business.

**Junction Broadway, West End Avenue, 107th St.**

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CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

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IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

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PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

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149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

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YOUNG MAN, thorough experience as salesman, desires position with real estate concern. BOX 160, Record and Guide.

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TO LEASE IN JERSEY CITY.
Five minutes from ferry, plot 125x100, covered with buildings, on Hudson Street, between Morris and Sussex R. R. track in front. Possession May 1, 1908. Address J. R. PARSONS, 145 4th Ave., Brooklyn, N. Y.

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YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c/o Record and Guide.

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WANTED—By an exceptionally high-class man of wide experience, position as solicitor for a general contracting firm or any doing business in building line; well known in club and business circles; excellent references. "SOLICITOR," Record and Guide.

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A THOROUGHLY practical, experienced man of education, large acquaintanceship, best circles, wants position as superintendent office building or large apartment; highest references. "SUPERINTENDENT," Record and Guide.

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A CHANCE to secure services of experienced practical builder and real estate man, having education, appearance and erective ability. In position to meet best people. "BEST REFERENCES," Record and Guide.

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SUPERINTENDENTS, building construction, heating, cement work. Engineers, structural and mechanical. Draftsmen, designers; also salesmen and office men, with construction, building and machinery experience, wanted. Write HAPGOODS, 305 Broadway, N. Y.

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ASSISTANT ESTIMATOR.—Young man (19), 3 years' experience, general contractor, desires position. BOX 302, Record and Guide

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**A Remarkable Long Term Investment Opportunity.**

A thoroughly responsible Dry Goods Merchant will pay $20,000 per year rental to investor who will put up eight (8) story building in Brooklyn (Williamsburg section). He will agree to purchase building at end of period, subject to 60% mortgage. Total investment $220,000. Apply ROOM 1109, 320 Fifth Avenue.

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TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.
TITLE DEPARTMENT, 37 LIBERTY ST. } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

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WANTED. — ENERGETIC YOUNG MAN TO SOLICIT SUBSCRIPTIONS IN NEW YORK CITY FOR THE RECORD AND GUIDE. MUST BE A THOROUGHLY LIVE MAN; AND PREFERENCE WILL BE GIVEN TO ONE FAMILIAR WITH THE FIELD COVERED BY THE RECORD AND GUIDE. GOOD, PERMANENT POSITION FOR RIGHT MAN. APPLY BY LETTER ADDRESSED TO BUSINESS MANAGER, RECORD AND GUIDE, 11 EAST 24TH STREET.

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PRIVATE PARTY has money to loan on real estate; no brokers. BOX 195, c/o Record and Guide

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WANTED POSITION by young man, Real Estate Office; knowledge, stenography; experienced; references. Address G. F. care Record & Guide.

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**The RECORD and GUIDE reaches practically all real estate men. If you have anything to offer, why not put it in the most conspicuous place?**

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## Hudson Mortgage Co.

*(Organized Under the Banking Law)*

170 BROADWAY

*CAPITAL $500,000*

**GOOD SECOND MORTGAGES**
PURCHASED AND SOLD

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## WANT

**Particulars of Business Property**
**FOR SALE OR LEASE**
**8th to 42d Streets**

## HEIL & STERN

UPTOWN OFFICE
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PRINCIPLES OF CITY LAND VALUES.
$1.50. Office of Record and Guide.

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## Bronx Renting Outlook.

NO matter how other real estate owners and brokers may feel, those doing business in the Bronx are optimistic over the outlook in that locality. To them the Bronx holds out opportunities equally as great today as it did last year and the year before. The land is there and from all parts of Manhattan people come to make investments or seeking places in which to live.

In the many new apartment houses erected during the past year few vacant flats are found today. The four and five story apartment houses without elevator service are still very popular in the Bronx, but during the past year several six-story elevator apartments have been erected and quickly rented.

Mr. J. Clarence Davies, said this week that the general condition, at the present time, of Bronx real estate is a little quiet, owing, perhaps, to the scarcity and high rate of mortgage money.

"In face of everything," said Mr. Davies, "there is absolutely no evidence of a decline in prices today and I was very much surprised during the last six or eight weeks at the difficulty in getting owners to accept offers which I thought would be readily accepted on account of the money stringency. Of course, here and there a cheap lot or house, considered an unusual bargain has been picked up, but such chances have been few and far between. The firmness of the real estate market in this section is due, I think, to a realization that the increase in population is so rapid that it forbids any great setback for any length of time.

"The houses projected a year or two ago are now completed and pretty generally filled with tenants and by the coming spring there will again be a large demand for more apartments.

"To my knowledge," continued Mr. Davies, "there are no new apartment houses started or arranged to be built during the coming winter, which means, that by a year from now a large waiting list for apartments will have been created equalling the demand in 1904, when the demand far exceeded the supply. Then will come increase in rentals again and another and larger demand for real estate, both for apartment houses and private dwellings. This, to my mind, is almost inevitable.

"The situation in the Bronx today is very similar to the conditions said to exist with the large freight carrying railroads. They have all the freight they can possibly handle and more is offered every day, but they can't raise sufficient capital to increase their facilities for handling the same. We have plenty of tenants for which rooms will be needed during the coming year or two, but so far have been unable to finance new buildings which, we know, will be needed to accommodate our rapidly increasing population. The opportunities for investing in Bronx property which assure a steady income is very good today, and will remain so indefinitely. That confidence in real estate has not been materially shaken is shown by the two great auction sales held last week. At the arrison estate sale here in the Bronx over 200 lots were sold at fair prices and at the 'Al' Adams sale, down town, prices exceeded expectations."

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—When the banks in Harlem reopen next week real estate brokers expect a rushing business for a few days. They claim that many of the depositors have been looking up realty investments during the past week and will invest.

# PRIVATE SALES MARKET

## SOUTH OF 59TH STREET.

BEDFORD ST.—The Buscemi Building & Construction Co. sold to Michle B. and Giuseppe Di Santi 31 to 35 Bedford st, southwest cor of Downing st, a 6-sty flat, with store, 90x92.7.

### Estate Sells in Canal Street.

CANAL ST.—The estate of John S. Giles sold 171 and 173 Canal st, two 5-sty buildings, 41.8x100.1, 41 ft. west of Elizabeth st.

SPRING ST.—Lowenfeld & Prager have sold to Abbate & Alvino 68 and 70 Spring st, 2 4-sty buildings, 50x100.

### Activity in Water Street.

WATER ST.—E. H. Ludlow & Co. sold for a client 83 Water st, a 5-sty warehouse, 24.2x85, north of Old slip.

WATER ST.—Douglas Robinson, Charles S. Brown & Co. have sold 157 Water st, a 6-sty brk business building, 20x51.3x irregular, to Emily T. Kent, who owns the adjoining building, No. 159.

### West Fifteenth Street Dwellings Sold.

15TH ST.—Duross Co. sold four private houses in 15th st, 159 West 15th st, lot 20x103.3, for the Prudential Real Estate Corporation; also 338-340-342 West 15th st, each on lot 18.9x81.6, for the estate of Patrick H. Keahon.

15TH ST.—The Duross Co. has resold for the estate of Patrick Keahon to separate buyers the three 3-sty dwellings, 338 to 342 West 15th st, each 18.9x81.6.

17TH ST.—Smith & Stewart and H. J. Sachs & Co. have sold for the Domestic Realty Co. the new 6-sty loft building 114 to 118 West 17th st, 75x92.

### West 23d Street Purchase.

23D ST.—Louis Schrag has sold for Joseph Higgons the 7-sty business building 244 and 246 West 23d st, 37.6x98.9, to Minnie Traendley.

27TH ST.—W. Hamilton McBride has sold for a client of the Duross Co. 221 West 27th st, a 4-sty brk building with store, 21.6 x98.9. This is the first sale of the property in 27 years.

30TH ST.—Louis Rosenzwaike has sold for the Dobbs estate of Hoboken, N. J., to Lena Rosenzwaike, 242 East 30th st, a 5-sty double tenement, on lot 25x98.9.

51ST ST.—S. Osgood Pell & Co. sold for Com. E. C. Benedict his 2-sty private stable 103 West 51st st, 25x110, to E. Everett Thorp, who will alter the building and use it as his private garage.

### A Broadway Deal.

BROADWAY.—A transaction of some magnitude, involving two important business properties, came to light to-day. Frank A. Seitz has sold to Philip Braender 693, 695 and 697 Broadway, southwest corner of 4th st, three 5-sty buildings, 80.5x74; also the adjoining property, 4 and 6 West 4th st, a 6-sty building, 36x80. In exchange for the Broadway corner Mr. Braender gave the 8-sty loft building, 41 and 43 East 12th st, 50.8x117.7x irregular, between University pl and Broadway. Mr. Braender also owns the two loft buildings at 34 and 36 East 10th st, and it is understood that he will improve his Broadway purchase with a tall business building. Mr. Seitz acquired the Broadway parcel from the Equitable Life Assurance Society in April last year, and bought the adjoining street parcel from Baruch Wentheim. They make up a plot 80x110.

1ST AV.—Bryan L. Kennelly has sold for Joseph E. Murphy to the Venture Realty Co., of which Morris Baer is President, the 4-sty building with stores 407 1st av, near 24th st, 20x70.

9TH AV.—Peter P. Sherry has sold 60 9th av, a 4-sty business building, 17x100, for a Mrs. Bass to John Nickels.

### Operators Buy on Eleventh Avenue.

11TH AV.—Abram Bachrach sold through Robert Levers to Nechols & Blumenstock 670 and 672 11th av, two 4-sty flats with stores, 50x100.

11TH AV.—Chas. H. Christman has resold 210 to 216 11th av, 3 and 1-sty buildings, 98.9x100, at the southeast cor of 25th st, to Charles H. Zinn. The seller bought the property through Colin M. Eadie a few months ago.

## NORTH OF 59TH STREET.

MANHATTAN ST.—The Sheffield Farms-Slawson-Decker Co. has purchased through Bernard Smyth & Sons a large plot on the south side of Manhattan st, near Broadway. The seller was the John C. Orr Co., which sold the plot on the south side of Manhattan st, 375 ft. west of Broadway, 41x150, and the Penco Realty Co., which sold the plot on the south side of Manhattan st, 416 ft. west of Broadway, 50x150.

72D ST.—Kassel & Goldberg have sold 423 and 429 East 72d st, two tenements, each on lot 25x102.2.

73D ST.—Finney & Mathews, in conjunction with Greene & Taylor, have sold for William C. Adams 258 West 73d st, a 4-sty dwelling, 20x102.2. The buyer is Mrs. Julia A. House.

80TH ST.—John J. Kavanagh sold for Mrs. Helene Kisch 116 East 80th st, a 3-sty brownstone front dwelling, 18.4x102.2.

81ST ST.—W. W. & T. M. Hall have sold through Collins Marsh 23 East 81st st, a new 6-sty English basement residence, 20x102.2. The buyer is a prominent New Yorker. This house, together with the one adjoining, No. 21, was recently completed by the Halls and has been held at $145,000. Both dwellings are of the most advanced type of construction, being equipped with electric elevators and various other modern devices. Having been built at the same time, the yards at the rear of the houses have been so arranged as to provide a maximum of light and air.

94TH ST.—Mary Waters has sold to R. B. Knowles 106 West 94th st, a 3-sty dwelling, 16.8x100.

103D ST.—James J. Connor sold for Jacob Abraham the 4-sty double flat, 153 East 103d st, 24.6x100.11, to Hugo Heyman.

112TH ST.—White & Phipps sold for Louis Schreiber the 5-sty apartment house 13 East 112th st.

116TH ST.—Slawson & Hobbs have sold for Paterno Brothers, to an investor, the new 10-sty fireproof apartment house known as the Fiora Ville, No. 614-618 West 116th st, 75x100.11.

117TH ST.—Robert Levers has sold for Estelle C Hagedorn the 5-sty private dwelling 121 West 72d st, 18x100.11.

136TH ST, ETC.—S. Ullman and G. Kilp have sold 445 East 136th st, a 5-sty double flat, 25x100; also 579 East 180th st, a 3-family house, 20x91.

### Resale of 143d Street Parcel.

143D ST.—Lowenfeld & Prager have resold to Tony Eisler the 5-sty flat 306 West 143d st, 25x100.

153D ST.—Joseph Weill sold for George Hellmuth the 2-family frame house 382 East 153d st, near Melrose av; also for Jacob Keller a 2-family brk house on Chatterton av, Unionport.

182D ST.—R. I. Brown's Sons, in conjunction with William Stonebridge, have sold for Eliza Dayton the southwest cor of East 182d st and Hughes av. The purchaser will erect thereon a 5-sty apartment house with stores on grade floor.

3D AV.—Charles A. Weber has sold for a client to an investor 3625 3d av, a 5-sty double flat with store, 20x100 ft.; also sold for a client to Mr. Bopp for investment a 5-sty double flat with 2 stores, 25x100 ft., located at 544 Brook av.

3D AV.—William Richtberg has sold for C. Gitzen to I. Marks 1225 3d av, 50 ft. south of 71st st, a 4-sty and basement store property, 16.9x110.

3D AV.—A. B. Mosher & Co. have sold for Jas. M. Schaltzel and Edwin J. Gillies to M. Fraade 1441 3d av, a 4-sty building, 25x 100. Mr. Fraade has resold the property through John M. Reid to Ferdinand F. Brakmann.

7TH AV.—M. Bargebuhr has sold for Geismann & Musliener 2546 and 2548 7th av, a 5-sty flat, with store, 40x100, to a Mr. Philip Lotze.

7TH AV.—Parish, Fisher & Co. have sold for Austin B. Fletcher, Jabish Holmes, George B. Hurd and Samuel Robert the Chantilly apartment house, at the northeast cor of 7th av and 113th st, a 6-sty elevator structure, 100x100.11, to Isidor Friedlander. The purchase was an entirely cash transaction and was made for investment.

## WASHINGTON HEIGHTS.

163D ST.—The Reliable Board of Brokers has sold for Julius Weinstein 436 West 163d st, a 6-sty tenement, 25x112.

AMSTERDAM AVE.—Arnold & Byrne have sold for Israel Hoffman the southwest corner of Amsterdam ave and 168th st, old buildings, 50x100.

## BRONX.

151ST ST.—E. Califano has sold for C. Luciano to a client the 3-sty frame dwelling, on lot 50x116, at 537 and 539 East 151st st.

165TH ST.—Weil & Mayer have sold through L. Klinger & Co. to Adolph Schlessinger the northeast corner of 165th st and Stebbins ave, a new 6-sty apartment house, 50x113.4.

### Buyers for Bronx Dwellings.

175TH ST, ETC.—Edward Polak reports the following sales: To James P. Archibald 1006 East 175th st, a 2-family frame dwelling, 25x139; to E. Weiser 1715 Bathgate av, near 174th st, a 2-sty frame dwelling, 25x114; for the Thornton Bros. Co. to M. Rourke 1303 College av, a 2-sty frame dwelling, and for the same company to Frank Uher 311 East 169th st, a 2-sty frame dwelling.

179TH ST.—Clement H. Smith has sold the 1-family frame dwelling 230 East 179th st, near Anthony av, to a client for occupancy.

ANDERSON AV.—Louis Meckes has resold the plot of three lots, with building, east side of Anderson av, facing 164th st.

BATHGATE AVE., ETC.—Edward Polak reports the following sales: To E. Weiser, 1715 Bathgate ave, a 2-sty frame dwelling, 25x114; for the Thornton Brothers Company to M. Rourke, 1303 College ave, a 2-sty frame dwelling, and for the same company to Frank Uher, 311 East 169th st, a similar house.

BRUNER AV.—The Whitehall Realty Co. sold in the Bathgate estate property the plot on the east side of Bruner av, 300 ft. south of Nereid av, 50x97.6.

BROOK AV.—Ignatz Pick has bought the 4-sty tenement, 1514 Brook av, 25x100.

BROOK AV.—Charles E. Rosenthal has sold to a Mr. Bopp the 5-sty flat with stores 544 Brook av, 25x100.

EDISON AV.—Steven B. Ayres has sold for a client to Frederick L. Colver and another eight lots, 100x200, on Edison and Pilgrim avs, near the Westchester av extension.

EDENWALD.—The Edenwald Land Companies have sold to various buyers two lots at the junction of Jefferson and Wilder avs, one lot on Monticello av, three lots on Randall av, and one lot on Wright av.

### To Build at Van Cortlandt Terrace.

FANSHAW AV.—Henry Hawley sold for the Van Cortlandt Realty Co. the plot 51x200 on the east side of Fanshaw av, 450 ft. north of Leighton av, Van Cortlandt Terrace. The buyer, James S. Pettit, will erect a large frame dwelling on the plot.

JACKSON AV.—The Nicholls-Ritter Realty & Financial Co. has sold 890 and 892 Jackson av, between 161st and 163d sts, a 2-sty 2-family dwelling, 48x83, for Henry C. Lampka to E. K. Stein and E. Benham.

PITMAN AV.—The Whitehall Realty Co. has sold the plot 95x 97.6 at the northwest cor of Pitman and Edison avs.

STEBBINS AV.—The Woodstock Exchange has sold the 2-family dwelling, with store, 1084 Stebbins av, 25x168, for C. Vette to Matthew Buhleier.

TINTON AV.—J. Clarence Davies sold for Frederick H. Wefers the 2-family house 923 Tinton av, 25x100; also for Edward Hivsnay the 2-sty brk dwelling 338 Robbins av, 24x100.

UNION AV.—Paul Bultmann sold to an investor 676 Union av, a 4-sty double flat, 29x95.

WALES AV, ETC.—The Theodore Marks Co. sold for Attorney Rieger, 671 Wales av, a 4-sty double flat, 25x72.4x irregular; also, 673 Wales av, a 4-sty double flat, 25x86.8x irregular; also, for Ludwig Sauer, 183 East 205th st, a 3-family frame dwelling, 25x 117; also, 223 East 172d st, on the Gleason estate property, a 2-family frame dwelling, 25x100, for Elizabeth Hassard.

## LEASES.

DuBois & Taylor report that they have leased the 2-sty store building 477 West 150th st to a laundry company.

Peter P. Sherry has leased the 4-sty stable at 4 Gansevoort st for W. P. Quin to Thomas Cross for a term of years.

The Reliable Board of Brokers has leased for a Mr. Zelenka 556 West 132d st, a 5-sty tenement, to a client, for 5 years.

William Richtberg has leased several floors in the elevator apartment No. 331 Lexington av, southeast cor 39th st.

Maguire & Co. have leased for Sarah E. Mellen her 4-sty residence at No. 61 Riverside Drive for a long term of years.

Davis & Robinson have rented for J. Frederick Pierson, Jr, to Karrick Riggs for the Winter the dwelling 17 West 49th st.

George Nicholas has leased for a term of years, with a possession clause, the dwelling 9 West 35th st. George R. Read & Co. were the brokers.

D. Lang has leased for A. Scheibel the Holly, a 6-sty elevator apartment house at 55-57 West 116th st, for five years at an aggregate rental of $35,000.

John M. Reid leased for Ferdinand F. Drakmann to Frederick Bartenwerffer the store and basement 1441 3d av, for a term of 5 years, from Nov. 1, 1907, at the yearly rental of $1,800.

Shaw & Co. have leased for a term of years the plot 99.11x127 on the n w cor of 131st st and 5th av. The building is to be improved and used as a branch of the Hessing Institute of Germany.

James A. McCrea, general manager of the Long Island Railroad, has taken a lease of Mrs. Gardner Sherman's house at 17 East 54th st. It is a 5-sty American basement house and is fully furnished.

McVickar, Gaillard Realty Co. has leased for Mrs. W. E. Woodend to Mrs. James Shewan the residence No. 58 West 71st st, furnished; also for Felix Isman the 4-sty dwelling, No. 166 West 47th st.

Heil & Stern have leased in the Judge Building, 110-12 5th av, n w cor 16th st, the ninth loft, containing 15,000 sq. ft. of space, to John Bonwit & Brand. The lease covers a term of years at a total rental of $50,000.

Fallon & Co. have leased the following dwellings: For Minturn Post Collins 131 East 52d st; for R. Wertheim 143 East 52d st; for Henry Meyers 165 East 62d st, and 160 East 63d st, and for Bloomingdale Bros. 156 East 60th st.

Frederick Fox & Co. have leased for Stern & Zobel for a long term the entire 5-sty building 122 University pl to J. S. Lodewick & Co.; also for the estate of Henrietta Blumenstock the entire building 62 University pl to E. Pauly and S. Handel.

The McVickar, Gaillard Realty Co. has leased for Harry Levey to the Comptour d'Innovations pour Automobiles the store and basement at 1693 Broadway, and for J. Walter Rosenberg to J. Bun the first floor at 259 West 42d st, for a term of years.

The Westmoreland Automatic Shoe Cleaning Co. has leased, through George L. Eckersen, from the New York Electric Music Co., the store at the northeast cor of Broadway and 39th st. The company manufactures slot machines that are expected to put the Italian bootblack trust out of business.

Pease & Elliman have leased the following dwellings for Chas. A. Dards: 174 West 86th st, for N. & L. Ottinger; 981 Madison av, for Miss Alice Wilkes; 131 East 66th st, for Payson Merrill; 26 East 68th st, for Mrs. M. K. Brown; 38 East 38th st, for Hugo Baring, and 347 Lexington av, for Mrs. P. H. Hart.

Du Bois & Taylor have leased the following dwellings: 58 Hamilton Terrace, 413 West 148th st, 545 West 149th st, 511 West 182d st, 540 West 149th st, 556 West 149th st, northwest cor of Convent av and 148th st, 544 West 149th st, 428 West 154th st, 609 West 146th st, 577 West 145th st, and 531 West 147th st.

Herbert A. Sherman has leased for John Nichols to Mrs. Bertha E. Williams for a term of years No. 46 5th av, southwest cor of 11th st, a 4-sty brownstone house, 25x100, for occupancy. Mr. Nichols bought this property from the late Randolph Guggenheimer. He also owns No. 44, which adoins on the south.

John N. Golding has leased to the Carnegie Foundation for the Advancement of Teaching a large suite of offices in the Howard Building, at the southwest cor of 5th av and 47th st, for a long term at an aggregate rental of about $80,000; also for J. Sergeant Cram to Dr. G. Lenox Curtis, for a term of years, the 4-sty dwelling 17 East 45th st.

William Cruikshank's Sons have leased 53 West 37th st to a client for a term of years; also, in connection with George R. Read & Co., the top floor of the Glackner Building, at Fulton and Greenwich sts, to J. Edward Way; also, through the H. H. Fuller Realty Co., an entire floor in the new building of the American Felt Co., at 114 and 116 East 13th st, to the Andrew McLean Co.

Louis Schrag has leased for the United Wine & Liquor Co. the top loft in building Nos. 321 and 323 West 13th st, to the Gibson, Ballou & Co., for a term of years; also for Albert Higgons the fifth loft in the building Nos. 244 and 246 West 23d st, to Chas. Greenberger & Co., for a term of years; also for Thonet Bros. the first floor in their new concrete loft building, Nos. 536-8 and 540 West 36th st, to the Zanesville Tile Co., for a term of years.

Henry M. Weill has leased for Ellen A. Pincus the 4-sty dwelling at No. 256 West 34th st; for A. Altman the 4-sty tenement at No. 157 West 24th st; for G. Ury the dwelling at No. 203 West 34th st; for Mrs. Margaret Weill the two 3-sty and basement dwellings at Nos. 242 and 244 West 25th st to a Mrs. Thompson; for J. Kreshover the two upper floors in the building at No. 48 West 29th st; to a Mrs. Pontier the 3-sty dwelling at No. 206 West 25th st, and to A. Geaneret the 4-sty building at No. 106 West 32d st.

## STATEN ISLAND.

### Sales at St. George Heights.

Additional sales reported by Wood, Harmon & Co. at St. George Heights, Staten Island, are as follows: To Charles M. Petersen, a plot 40x100 on Cypress av, near Northern Boulevard; to C. C. Alheit a plot 40x100 on the same street; to August Beck a plot on Renwick av, 101 ft. south of Richmond turnpike; to John Carlson, a plot on Aymar av, 160 ft. west of Cypress av, and to C. G. Horst and W. Farley a large plot on the cor of Northern Boulevard and Cypress av.

## SUBURBAN.

### Recent Sales in Mount Vernon.

The Anderson Realty Co. has sold for William Adams his residence with 3½ acres of ground on North Columbus av, Mount Vernon, to Moe A. Isaacs. The same brokers have also sold for Louis Levy to Bernard W. Webel the dwelling on plot 74x106 at Park and Oakley avs, Chester Hill, Mount Vernon; also, for ex-Judge Frank A. Bennett to Theresa A. Kenney, of Atlanta, Ga., the dwelling 109 Overlook st, Chester Hill, and for the Franklin Adams Realty Co. to Chas. L. Kumpf, the new dwelling on Adams st, near Franklin av.

### Syndicate Sells New Jersey Tract.

Mark Katzman has sold for the Henry Freiberg syndicate to Mrs. Molly Streeter 234 lots in Wavetown, Ocean Co., N. J.

## REAL ESTATE NOTES

Mr. John Reiss has moved his offices to 161st st and 3d av.

Ludwig Traube, Jr., has changed his office to 1402 Lexington av, corner of 92d st.

The City of New York pays out to its employees the first of every month about $6,000,000.

A young man, 30, wants management of improved property, renting and collecting. See Wants and Offers.

Wilkens & Miller have recently moved their offices from 1105 Westchester av to 878 Prospect av, in the Bronx.

Julius Lowenthal has secured from Henry Corn a building loan of $75,000 on the property 32 to 36 West 18th st.

Frank J. Cassidy has to rent several stores desirable for piano warerooms, tailoring and haberdashery, in his new building 229 West 42d st.

E. J. Kehoe, real estate broker and agent, has moved his offices from Webster av, Bedford Park, to the Bishop Building, 271 West 125th st.

The managers of the Leonard Moody Real Estate Co. of Brooklyn have moved their New York office to 116 West 42d st. Geo. L. Long, manager.

Stores on Prospect av, Bronx, well located, are renting for $100 a front foot. Which is considered a very good price for that section.

Dean & Fuess, of the Bronx, have purchased 53 acres near Harrington Park, N. J., which they are having surveyed into 700 lots, to be opened early next spring.

Real estate dealers have regained a lot of courage during the past week and are looking ahead more hopefully for an early resumption of business activity in their line.

The New York insurance department has been investigating the Mutual Reserve Life Insurance Company for several months. Its report is expected at an early date.

Goldberg & Greenberg, real estate operators, have discontinued their downtown office at 140 Nassau st and will in the future transact all business at the Bronx office, 145 Brook av near 134th st.

Theodore Marks of Westchester av reports the present outlook for Bronx realty to be very promising. He is among the many who believe that the recent financial flurry will aid the real estate market.

Kurz & Uren of 3052 3d av, say that in their opinion the prevailing financial troubles will induce small investors to investigate the possibilities of safe investments in small parcels of real estate and first mortgages.

The fire insurance rate on the old Singer building was 16.7 cents, and brokers are wondering what will be the rate on the new building, and also on the Metropolitan tower. Brokers estimate between eighteen and twenty-six cents.

The 3-sty tenement houses on 31st st, facing the Pennsylvania property, which apparently are all occupied, are being held up with props against the early day when they are to be demolished to make room for new and modern buildings now being planned.

It is estimated by a real estate man, who has given the matter considerable attention, that during the past five years the population of the Bronx has increased about 110,000. It is expected that the next five years will show a much larger increase.

Among the Wants and Offers it will be noticed that a young man of experience seeks a position with a general contractor, and an advertiser wishes it known that he has a large plot in Jersey City to lease, situated within a few minutes' walk of the ferry.

One of the officials of a large title guarantee company is of the opinion that the present unsettled condition of the real estate market will not last more than a month. Then the business will pick up steadily so that by early spring it will again be in full swing.

A responsible dry goods merchant will pay $20,000 per year rental to an investor who will put up an 8-sty building in Brooklyn (Williamsburg section) and he will agree to purchase building at end of period, subject to 60% mortgage. See Wants and Offers.

Investors that expect a break in real estate prices by the first of November will be very much disappointed, for the expected break is not liable to take place, is the opinion of many brokers. In all parts of the city, but more especially on the East side, prices are very stiff.

F. A. Black, of West 125th st, says the fact that no one is throwing property away on account of the bank excitement shows that the people are keeping cool and that the prices of up-town realty will not be materially reduced, as many investors have been wishing.

Bronx property owners are unanimous in wishing and hoping for more adequate transportation facilities in the near future. The proposed 3d av subway can't come too soon to please not only them but also the many thousands who are compelled to travel daily in the present insufficient accommodations.

Next to 149th st the busiest subway station in the Bronx now is Prospect av, where during the rush hours two ticket agents have

all they can do to handle the crowds. It is estimated that on the average 10,000 tickets are sold at the Prospect av station each working day, an increase over last year of more than 30 per cent.

Renting of store properties in the 125th st district picked up considerably during the week. Three stores were rented on this thoroughfare and one on Madison av which have been vacant since early last summer. Mr. D. H. Scully says that there is considerable more demand just now for East Side than for West Side property.

There is much complaint heard from commission men in the larger brokerage offices that the ranks are being reduced gradually on account of the scarcity of business. "Alleged prospective buyers are found now and then, and some of them even dare to invade our offices," said an East Side broker, "but when a real bargain is shown to them it is quickly seen that what they really seek is not bargains, but pure and simple gifts."

While the prices of improved realty are held firmly, operators try to view existing conditions with hopefulness for an early change for the better. They argue that with the investor losing confidence in stocks and railroad bonds, the natural and after all the safest investment is in realty, and to that he will turn at the first indication of settled financial conditions. The average operator or broker is an optimist and it takes many hard knocks to discourage him for more than five minutes at a time.

William E. Harmon announces that Wood, Harmon & Co. will this month open "St. George Heights," the fifth of their properties at South New York, S. I. "St. George Heights" are situated at Clove Hill, one of the highest points in Staten Island. There are 350 lots in this section, and they are touched by three trolley lines. Mr. Harmon in speaking of this property said that he considers this the most attractively located of all the properties the company has developed in Richmond Borough.

Under the Saxe law an action may be maintained in this state against one or more trustees, directors, managers or other officers of a corporation to procure a judgment, compelling them to account for their official conduct, including any neglect of, or failure to perform, their duties in the management or disposition of the funds or property that have been committed to their charge. They can also be compelled to pay to the corporation, which they represent, or to its creditors, any money and the value of any property which they have acquired to themselves, or transferred to others, or lost, or wasted, by or through any neglect, or failure to perform, or by other violation, of their duties.

Long Acre square section is going to have another theatre, built by a company which was incorporated in Albany last week, with a capital of $500,000. Charles B. Dillingham, David H. Taylor and Frederick Manners are the incorporators. This property has a frontage of 23.10x89 feet on Broadway and 139 feet on 46th st. The sale of this property by the Shanley Brothers was reported some weeks ago, and at the time there was a rumor that a theatre was going to be erected on the site, but it could not be verified until the company was incorporated. This theater, which will be called the "Gaiety," is further uptown than any place of amusement until Columbus Circle is reached. Howard Gould is said to be backing the enterprise.

## Swiss Property Handling.

METHODS OF TRANSACTION—BUILDING ACTIVITY AND HIGH PRICES.

St. Gall, Switzerland.—Houses and real estate are for the most part sold in this city by agents to the purchaser. These agents receive for their services generally a commission of 1 per cent. from the owner and 1 per cent, from the purchaser—sometimes, indeed, 2 per cent. from the seller of the property. Sales for cash are not customary. In most cases an installment so considerable is paid that any risk from the side of the debtor in the event of a second sale is thereby obviated if the first seller should be obliged to recall the transaction, as, for instance, in the event of a bankruptcy. For further amounts beyond the installment, mortgages, first and second class, which pay 4½ to 5 per cent., are given. On every sale of a house in St. Gall an official registration fee of 2 pro mille (one-fifth of 1 per cent) is payable. There are about one-third house owners and two-thirds lessees; population about 39,000, with many suburbs under separate government.

House and rent values here are dependent on the prosperity of the export trade. Within eight years these have risen, according to the convenience of their situation for business, 40 to 100 per cent. The United States Government now pays $800 rent for rooms which, although not in the business centre, eight years ago cost $360. Exports to the United States of over $12,000,000, as compared with about $4,000,000 four years ago, explain the prosperity mentioned and account for the present almost mushroom growth of St. Gall. Buildings are going up everywhere, the population is increasing, and demand for dwellings, or rather quarters or flats, so far outruns the supply that at present buildings not yet started are completely rented for occupancy upon completion next year. Incidentally, exclusive of the rent question, St. Gall is the most expensive residence city in Switzerland, which, in view of the standard fixed in the Republic's cities to some extent by the liberality or extravagance of tourists, is saying a great deal. It might be also interesting to note that there are no single or detached houses for renting to one family. Only under exceptional circumstances, and at enormous rental, can such premises be secured.

LITTLE VARIETY IN HOUSES.

The usual form, from which there are few variations, is a three or four-story structure, with a flat or complete premises for one family upon each floor, each flat having assigned rooms in the attic for servants and boxes, in the cellar for fuel and stores, and each having a right to specific use of wash and ironing rooms in the basement. There are no housemeisters, as usual elsewhere on the Continent. In the midde or better class of such houses now going up, each flat has also bath with instantaneous gas heater, an independent hot-water heating apparatus for living rooms, kitchen gas stove, shelving, closets, etc., all furnished by landlord. Such flats of, say, from 5 to 12 rooms, rent, according to location, size, and character of finishing, from $450 to $1,500. Above this maximum in renting property are only to be found special cases, while below it range all grades of tenements.

Favorably situated building lots in the town have risen 300 per cent. in value in two years, since which time a number of bankers and more important exporters have erected, or intend to erect, splendid buildings. This is only possible by reason of the quite enormous development of the principal industry of this place—embroideries and laces. Some speculators in house buying or building do so on the chance of a favorable resale. Others again, builders of large banking or business houses, give the management of the building operations into the hands of an experienced architect, paying for the latter's plans for the building and a commission of about 5 per cent. on the value of the building for the entire building management. The architect intrusts the execution of his plans to a master builder after examination of and agreement to his estimates of cost of erection; the architect is thus supervising authority and the master builder executive authority. In quiet business times, when the spirit of enterprise is checked and ground values are low, architect and master builder collaborate in speculative building. Mortgages can often be had, after official valuation of the edifice, on houses which are only in process of building. As these valuers are responsible, they value the object—to avoid any personal risk—very low, and below the real value. [An architect and master builder of St. Gall, who is now conducting large building operations, both residence and business, upon the lines indicated, is listed at the Washington Bureau of Manufacturers. Mr. McFarland adds that from the person in question more specific information could be secured.]

S. C. McFARLAND.

### Photography Used in Securing Evidence of Violations.

In Newark the use of photography in securing evidence of violations of building regulations is being employed with great success. It is understood that previous to its adoption in that city the department officials experienced some difficulty in the prevention of violations, more particularly the smaller ones. In the past no effort has been spared to get at the offenders, but almost invariably by the time a suit is brought to trial the alleged violations have been remedied to such an extent that conviction is rendered difficult.

In advocating the adoption of the new system for Jersey City the Evening Journal of that place says:

"There is no reason why such an arrangement could not be worked advantageously in Jersey City, where the many restrictions of the new code will be violated, both intentionally and unintentionally, in the near future. The building laws of Jersey City have been so meagre and primitive that a new code covering all the modern details of construction is sure to impose many restrictions that may seem unjust and unreasonable to those who have built under the old law, and if they are at all unscrupulous they will doubtless attempt to evade them. In such cases, the use of the camera will aid greatly in detecting the offenders."

Speaking of the innovation, a person well informed with regard to the methods now in use in the New York City department ventured the opinion that its employment by that bureau was merely a question of time.

### My Good Old Real Estate.

I do not long for Western mines,
  I do not care for stocks,
I love Manhattan real estate,
  Just give me blocks and blocks.
They cannot take my house and lot,
  They can't manipulate
The grand old terra firma,
  My good old real estate.

No wave of crime affects it,
  No Wall street rumors can;
All classes are its owners—
  It makes a home, O man!
There are mansions for us waiting
  In our home above so great;
But our children will be happy
  With our good old real estate.

WALTER BEVERLEY CRANE.

# PROPERTY OWNERS' SECTION.

## Condemnation Proceedings.

EAST 105TH ST.—Acquiring title for a school site between Lexington and Park avs. Commissioners Edward L. Patterson, Francis O'Neil and Ferdinand Levy have completed their estimate. Objections may be filed within 10 days from Oct. 25 at room 401, 258 Broadway.

NORTH RIVER.—Acquiring title between West 15th and West 18th sts, and the easterly side of the Marginal st wharf or place adopted by the Board of Docks. Joseph M. Schenck, clerk, gives notice that a bill of costs and expenses will be presented to the Supreme Court Nov. 11.

SEAMAN AV.—Opening and extending from Academy st to Isham st. Commissioners Denis A. Spellissy, John S. Geagan and Michael B. Stanton will present final report to the Supreme Court, Special Term, Part III., Nov. 7.

EAST 197TH ST.—Opening and extending from Bainbridge av to Creston av. Commissioners Albert Elterich and Geo. P. Baisley will present final report for confirmation to the Supreme Court, Special Term, Part III, Nov. 7.

COSTER ST.—Opening and extending from Hunts Point road to Edgewater road. Commissioners Peter J. Everett and John A. Hawkins will present supplemental and final report for confirmation to the Supreme Court, Special Term, Part III, Nov. 7.

BECK ST.—Opening and extending from Prospect av to Leggett av. Commissioners Joseph Jacobs, Wm. H. Buckhout and Charles P. Storrs have completed their estimate and have filed an abstract at 90 West Broadway. Objections may be filed on or before Nov. 16.

3D AV.—Widening opposite East 159th st, Bronx. Commissioner John P. Cohalan and Walter Muller have completed their supplemental and amended estimate. Objections may be filed on or before Nov. 21.

CLEVELAND PL.—To acquire title, etc., for subway purposes, the Corporation Counsel will apply to the Supreme Court Dec. 11 for the appointment of three commissioners to ascertain and apprise the compensation to be made to the owners and all persons interested in the real property, rights, franchises, easements or privileges sought to be taken or acquired by the city of New York for subway purposes. The properties affected are known as lots Nos. 1 and 4, plot X, lot No. 31, lot No. 32, lots Nos. 39, 40, 41, 42 and 43, all of which lots taken together with said plot X form a parcel of land occupying the entire street front on the easterly side of Cleveland place (formerly Marion st), between Broome st and the extension of Delancey st, with a frontage on the northerly side of Broome st, extending about 126.65 feet easterly from the easterly side of Cleveland pl (formerly Marion st), and with a frontage on the southerly side of the extension of Delancey st, extending from Cleveland place (formerly Marion st) to Mulberry st, all in the Borough of Manhattan.

PERRY AV.—Acquiring title from Mosholu Parkway to the southern line of Woodlawn Cemetery. Commissioners Obed H. Sanderson and Maltus J. Newman will present supplemental bill of costs and expenses to the Supreme Court, First Department, at Special Term, Part I, Nov. 15.

PIER (OLD) No. 53, EAST RIVER.—Acquiring title. Commissioners John W. Russell, Louis Leavitt and Patrick J. Conway, under date of Nov. 1, give notice to persons interested to present claims at Room No. 401, 258 Broadway, within ten days from date of this notice.

CARTER AV.—Acquiring title from East 173d st to Tremont av. Commissioners John H. Judge, Pierre G. Carroll and Joseph G. Gay will present supplemental bill of costs and expenses to the Supreme Court, First Department, at Special Term, Part 1, Nov. 15.

### Henry Hudson Bridge.

At a hearing to be given on November 8 the Board of Estimate will consider the proposed situation for the Henry Hudson Memorial Bridge. The map of the City of New York as described in sections 438 and 439 of the charter includes bridges and tunnels and approaches to bridges and tunnels, and it is deemed proper by the city authorities to formally incorporate in the map of the city this bridge location. This can only be done by following the procedure outlined in section 442 of the charter and after a public hearing upon the plan submitted by the Commissioner of Bridges, and it is recommended that a date be fixed for such hearing.

The Commissioner of Bridges has submitted a plan showing the land required for the building of this bridge and stating that for a certain portion of this land an easement only is required, while for other portions it will be necessary to secure the fee. The Corporation Counsel is to advise the board in detail as to the procedure to be followed by it in the acquisition of such title as may be secured.

## Assessments.

PERRY AV.—Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences from East 207th st to Gun Hill road. Area of assessment: Both sides of Perry av, from 207th st to Gun Hill road, and to the extent of half the block at the intersecting sts. Assessment entered Oct. 24. Payable within 60 days to the Collector of Assessments and Arrears.

EAST 188TH ST.—Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences, from Park av to Beaumont av. Area of assessment: Both sides of 188th st, from Park av to Beaumont av, and to the extent of one-half the block at the intersecting and terminating sts and avs. Assessment entered Oct. 24. Payable within 60 days to the Collector of Assessments and Arrears.

EAST 62D ST.—Restoring asphalt pavement in front of No. 10, between 5th and Madison avs. Assessment entered Oct. 25. Payable within 60 days to the Collector of Assessments and Arrears.

POPHAM AV.—Opening from West 176th st to Montgomery av. Area of assessment: Beginning at a point formed by the intersection of the southeasterly line of Sedgwick av and the northwesterly prolongation of a line parallel to and distant one hundred (100) feet east of the easterly line of Palisade pl, running thence southerly along said northwesterly prolongation and parallel line to its intersection with a line parallel to and distant one hundred (100) feet northeasterly of the northeasterly line of Popham av; thence southeasterly along said parallel line and its southeasterly prolongation to its intersection with a line parallel to and distant one hundred (100) feet southeasterly of the southeasterly line of Montgomery av; thence southwesterly along said parallel line to its intersection with the southerly prolongation of a line parallel to and distant one hundred (100) feet southwest of the southwesterly line of Popham av; thence northwesterly along said last-mentioned prolongation and parallel line to its intersection with a line parallel to and distant one hundred (100) feet south of the southeasterly line of Popham av; thence southwesterly along said parallel line and its southwesterly prolongation to its intersection with a line parallel to and distant one hundred (100) feet southwest of the southwesterly line of East 176th st; thence westerly along said parallel line to its intersection with the southwesterly prolongation of a line parallel to and distant one hundred (100) feet northwest of the northwesterly line of Popham av; thence northeasterly along said southwesterly prolongation and parallel line to its intersection with a line parallel to and distant one hundred (100) feet west of the westerly line of Palisade pl; thence northwesterly along said last-mentioned parallel line and its northwesterly prolongation to its intersection with the southerly line of Undercliff av; thence easterly along said southerly line of Undercliff av and also the southerly line of Sedgwick av to the point or place of beginning. Assessment entered Oct. 23. Payable within 60 days to the Collector of Assessments and Arrears.

EAST 213TH ST.—Opening from Jerome av to Woodlawn road. Area of assessment: Beginning at the point of intersection of the westerly prolongation of the northerly line of 212th st with a line parallel to and distant 100 feet westerly from the westerly line of Jerome av, running thence northerly along said parallel line to its intersection with the westerly prolongation of the northerly line of the block bounded by Jerome av, Woodlawn road and East 213th st; thence easterly along said prolongation and northerly line of said block and its prolongation eastwardly to its intersection with the line parallel to and distant 100 feet easterly of the easterly line of Woodlawn road; thence southerly along said parallel line to its intersection with the easterly prolongation of the northerly line of East 212th st; thence northerly along said prolongation and northerly line of 212th st and its prolongation westerly to the point or place of beginning. Assessment entered Oct. 23. Payable within 60 days to the Collector of Assessments and Arrears.

KOSSUTH PL.—Opening from Mosholu Parkway to De Kalb av. Area of assessment: Beginning at the point of intersection of a line parallel to and distant 100 feet southwesterly from the southwesterly side of Mosholu Parkway North with a line at a right angle to the middle line of the block between Mosholu Parkway North and East 208th st at a point midway between Kossuth pl on the northwest and Steuben av on the southeast; running thence easterly along the last-mentioned line at a right angle to the middle line of the block between Mosholu Parkway North and East 208th st to its intersection with the southerly prolongation of that part of the middle line of the block between Kossuth pl and Steuben av lying northwardly of East 208th st; thence northerly along the last-mentioned southerly prolongation and middle line of the block to its intersection with a line

parallel to and distant 100 feet southeasterly from the southeasterly side of DeKalb av; thence northeasterly along the last-mentioned parallel line to its intersection with a line parallel to and distant 100 feet northeasterly from the northeasterly side of Gun Hill road; thence northwesterly along the last-mentioned parallel line to its intersection with a line parallel to and distant 100 feet northwesterly from the northwesterly side of DeKalb av; thence southwesterly along the last-mentioned parallel line and its prolongation southwesterly to its intersection with the middle line of the block between Mosholu Parkway North and East 208th st; thence southeasterly along the last-mentioned middle line of the block to a point at an equal distance from Jerome av on the northwest and Kossuth pl on the southeast; thence southwesterly on a line at a right angle to the last-mentioned middle line of the block to its intersection with a line parallel to and distant 100 feet southwesterly from the southwesterly side of Mosholu Parkway North; thence southeasterly along the last-mentioned parallel line to the point or place of beginning. Assessment entered Oct. 23. Payable within 60 days to the Collector of Assessments and Arrears.

RAILROAD AV.—Opening between Unionport road and Glebe av. Area of assessment: Beginning at a point formed by the intersection of a line parallel to and distant three hundred (300) feet southwesterly from the northeasterly line of Unionport road and the westerly prolongation of a line parallel to and distant five hundred (500) feet northerly from the northerly line of Railroad av; running thence easterly along said westerly prolongation and parallel line and its easterly prolongation to its intersection with the northerly prolongation of a line parallel to and distant three hundred (300) feet easterly from the westerly line of Glebe av; thence southerly along said northerly prolongation and parallel line to its intersection with the easterly prolongation of a line parallel to and distant five hundred (500) feet southerly from the southerly line of Railroad av; thence westerly along said easterly prolongation and parallel line and its westerly prolongation to its intersection with a line parallel to and distant three hundred (300) feet southwesterly from the northeasterly line of Unionport road; thence northwesterly along said parallel line to the point or place of beginning. Assessment entered Oct. 23. Payable within 60 days to the Collector of Assessments and Arrears.

CRESTON AV.—Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences from Burnside av to East 184th st. Area of assessment: Both sides of Creston av, from Burnside av to East 184th st, and to the extent of one-half the block at the intersecting and terminating sts and avs. Assessment entered Oct. 24. Payable within 60 days to the Collector of Assessments and Arrears.

EAST 161ST ST.—Regulating, reregulating, grading, regrading, curbing, flagging, laying crosswalks, building approaches, placing fences and paving, from Elton av to the Grand Boulevard and Concourse. Area of assessment: Both sides of East 161st st from Elton av to the Grand Boulevard and Concourse, and to the extent of half the block at the intersecting and terminating sts and avs. Entered Oct. 24. Payable within 60 days to the Collector of Assessments and Arrears.

EDGECOMBE AV.—Reregulating, regrading, recurbing and reflagging from 147th to 154th st. Area of assessment: Both sides of Edgecombe av, Manhattan, from West 145th st to 155th st and to the extent of half the block at the intersecting sts. Entered Oct. 29. Payable within 60 days to the Collector of Assessments and Arrears.

STEUBEN AV.—Opening and acquiring title from Mosholu Parkway to Gun Hill road. Area of assessment: Beginning at the point of intersection of a line parallel to and distant 100 feet southerly from the southerly line of East 206th st with a line parallel to and distant 100 feet easterly from the easterly line of Mosholu Parkway north; running thence northerly along the last-mentioned parallel line to its intersection with a line parallel to and distant 100 feet easterly from the easterly line of Steuben av; thence still northerly along the last-mentioned parallel line and its northerly prolongation to its intersection with the northeasterly line of Gun Hill road; thence northeasterly and at right angles to Gun Hill road to its intersection with a line parallel to and distant 100 feet northeasterly from the northeasterly line of Gun Hill road; thence northwesterly along the last-mentioned parallel line to its intersection with a line parallel to and distant 100 feet northwesterly from the northwesterly line of De Kalb av; thence southwesterly along the said parallel line to its intersection with a line parallel to and distant 100 feet southwesterly from the southwesterly line of Gun Hill road; thence southeasterly along said parallel line to its intersection with a line parallel to and distant 100 feet westerly from the westerly line of Steuben av; thence southerly along said parallel line to its intersection with a line drawn at right angles to the easterly line of Mosholu Parkway north, midway between Kossuth pl and Steuben av; thence southwesterly along said line drawn at right angles to its intersection with a line parallel to and distant 100 feet westerly from the westerly line of Mosholu Parkway north; thence southerly along said parallel line to its intersection with the westerly prolongation of a line parallel to and distant 100 feet southerly from the southerly line of East 206th st; thence easterly along said prolongation and parallel line to the point or place of beginning. Entered Oct. 29. Payable within 60 days to the Collector of Assessments and Arrears.

WALTON AV.—Regulating, grading, curbing, flagging sidewalks, laying crosswalks, building approaches and placing fences from East 172d st to Fordham road. Assessment entered Oct. 31. Payable within 60 days to the Collector of Assessments and Arrears.

QUARRY ROAD.—Regulating, grading, setting curbstones, flagging sidewalks, laying crosswalks, building approaches, placing fences and laying pipe from 3d av to Arthur av. Entered Oct. 31. Payable within 60 days.

EAST 169TH ST.—Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences, from Clay av to the Grand Boulevard and Concourse. Assessment entered Oct. 31. Payable within 60 days.

WHITLOCK AV.—Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences from Longwood av to Hunt's Point road. Assessment entered Oct. 31. Payable within 60 days.

EAST 100TH ST.—Extension of sewer between Harlem River and 1st av. Area of assessment: Both sides of 100th st from Harlem River to 1st av; on the east side of 1st av, between 99th and 100th sts. Assessment entered Oct. 31. Payable within 60 days.

WEST 164TH ST.—Sewer between St. Nicholas av and Broadway. Area of assessment: Both sides of 164th st, between St. Nicholas av and Broadway. Assessment entered Oct. 31. Payable within 60 days.

## Public Works

WAVERLY PL.—Regulating and repaving with asphalt from Christopher to Bank st. Bids will be received Nov. 7 by the Borough President.

BROADWAY.—Regulating and repaving with asphalt spaces between tracks and parkways where not already paved, from 110th st to 120th st. Bids will be received by the Borough President Nov. 7.

CENTRAL PARK SOUTH.—Repaving, etc., with asphalt from the Plaza Hotel to 6th av. Bids Nov. 7.

MADISON AV.—Repaving, etc., with asphalt from 23d st to 32d st. Bids Nov. 7.

AMSTERDAM AV.—Repaving with asphalt from 100th to 104th st. Bids Nov. 7.

EDGECOMBE AV.—Repaving with asphalt from 135th to 137th st. Bids Nov. 7.

19TH ST.—Repaving with asphalt from 9th to 10th av. Bids Nov. 7.

91ST ST.—Repaving with asphalt from 1st to 2d av. Bids Nov. 7.

AMSTERDAM AV.—Repaving with asphalt block from 135th to 141st st. Bids Nov. 7.

91ST ST.—Repaving with asphalt block from 2d to 3d av. Bids will be received by the Borough President Nov. 7.

PLATT ST.—Repaving with asphalt block from Gold to William st. Bids Nov. 7.

141ST ST.—Repaving with asphalt block from St. Nicholas av to St. Nicholas pl. Bids Nov. 7.

152D ST.—Repaving with asphalt block from St. Nicholas av to St. Nicholas pl. Bids Nov. 7.

153D ST.—Repaving with asphalt block from St. Nicholas av to St. Nicholas pl. Bids Nov. 7.

154TH ST.—Repaving with asphalt block pavement on concrete foundation from St. Nicholas av to Amsterdam av. Bids Nov. 7.

CORTLANDT ALLEY.—Repaving with asphalt block from Walker to Canal st. Bids Nov. 7.

JEFFERSON ST.—Repaving with asphalt from Henry to South st, where not already paved. Bids Nov. 7.

BROAD ST.—Repaving with asphalt from Stone to Water st. Bids Nov. 7.

PERRY ST.—Repaving with asphalt from Greenwich to Washington st. Bids Nov. 7.

CHAMBERS ST.—Regulating and repaving with asphalt from Centre st to Broadway. Bids Nov. 7.

STANTON ST.—Regulating and repaving with asphalt from Clinton st to the Bowery. Bids Nov. 7.

WESTCHESTER AV.—Change of grade between St. Peters av and Lane av, and of Overing st, between Westchester av and Traitman av. Will be considered by Board of Estimate Nov. 8.

MOTT AV.—Change of grade between East 138th st and a point 100 feet northerly therefrom. Will be considered by the Board of Estimate Nov. 8.

KINSELLA ST.—Opening and extending between Rose av and Bear Swamp road, and Columbus av between West Farms road and Bear Swamp road. A hearing advertised by the Board of Estimate for Nov. 8.

SEAMAN AV.—Extension from the northerly line of Academy st to Dyckman st; a new street from Broadway to the proposed extension of Seaman av, and a new street from the proposed extension of Seaman av to Prescott st, or "F" st; also to close and discontinue the portions of Seaman av and Bolton road not included in the streets laid out above, and lying between the northerly line of Academy st, Prescott st and Dyckman st, and also to establish grades for the street system, as changed, in the Borough of Manhattan. A hearing is advertised by the Board of Estimate for Nov. 8.

HILLSIDE AV.—Opening and extending from Nagle av near Broadway to Nagle av near Dyckman st. A hearing is advertised by the Board of Estimate for Nov. 8.

FILLMORE ST.—Opening and extending between Morris Park av and Columbus av, and Garfield st, between West Farms road and Morris Park av. A hearing is advertised by the Board of Estimate for Nov. 8.

118TH ST.—Regulating and repaving with asphalt pavement on concrete foundation from 1st to 5th av. Bids Nov. 7.

10TH AV.—Regulating and repaving with granite block pavement on concrete foundation from Little West 12th to 23d st. Bids Nov. 7.

19TH ST.—Regulating and repaving with granite block pavement on concrete foundation from 10th av to Marginal st. Bids will be received Nov. 7.

140TH ST.—Regulating, grading, curbing and flagging, from Broadway to Riverside Drive. Bids will be received Nov. 7.

160TH ST.—Regulating, grading, curbing and flagging from Broadway to Riverside Drive. Bids Nov. 7.

12TH AV.—Regulating and paving with granite block pavement on concrete foundation from 48th to 50th st. Bids Nov. 7.

SPRING ST.—Regulating and repaving with wood block pavement on concrete foundation from Broadway to Sullivan st. Bids Nov. 7.

139TH ST.—Regulating, grading, curbing and flagging 139th st from a point 425 ft. west of Broadway to Riverside Drive. Bids Nov. 7.

## City Finances and Public Works.

UNTIL such time as in my judgment the finances of the city warrant it you are herewith instructed not to advertise any new contracts for work in your department.—Mayor McClellan's order to heads of city departments.

The Mayor said this would hold up everything but supplies. Of course, it did not affect pavements and sewers, as they were under the jurisdiction of the borough presidents. All work already let out by contract could not be affected by this order. But all work, even authorized, will be held up, and this includes about $150,000,000 worth of improvements the city officials had contemplated.

The Board of Estimate and Apportionment, at a special meeting, approved the tax budget for 1908, with a total of $143,572,266.

The Mayor gave out a statement which included the following:

It is very gratifying to me and to my colleagues on the Board of Estimate and Apportionment to be able to present a budget for 1908 which is practically self-explanatory, owing to the segregation of appropriation accounts. This is an end to which I have been working for four years, and is the result of a careful study of the system in operation in the House of Representatives, and the application of that system, as far as possible at this time, in the making up of our budget. In this work I have had, during the last two years, the hearty co-operation and assistance of the present Controller, the Bridge Commissioner, the secretary of the Board of Estimate and Apportionment and the supervising statistician and examiner of the Finance Department. I hope next year to even further segregate the budget, and to continue along these lines until the entire budget is segregated.

In the preparation of the budget for the year 1908, it has been necessary to take carefully into consideration the financial condition of the city. The volume of the mandatory and absolutely necessary increases is so great—approximately $10,700,000—that, in my judgment, the city is not warranted in going unnecessarily a dollar beyond it.

A recapitulation of the items shows the contributions to the budget to be as follows:

| | | | |
|---|---|---|---|
| City of New York. | $122,756,666.16 | $135,474,403.89 | $12,717,737.73 |
| County of New York | 2,872,667.00 | 3,146,970.00 | 274,303.00 |
| County of Kings.. | 1,499,667.50 | 1,550,956.87 | 274,303.00 |
| County of Queens. | 214,930.00 | 302,088.01 | 87,158.01 |
| County of Richmond | 77,575.00 | 97,847.40 | 20,272.40 |
| Totals | $127,421,505.66 | $140,572,266.17 | $13,150,760.51 |
| Deficiencies in taxes, chapter 209, Laws of 1906 | 3,000,000.00 | 3,000,000.00 | —— |
| Totals | $130,421,505.66 | $143,572,266.17 | $13,150,760.51 |

The Mayor finds the mandatory increases to be $10,758,935.62. On this point he says:

The principal items in the budget, which, while not mandatory, are absolutely necessary to the maintenance of the departments and to do away with the issue of special revenue bonds during the ensuing year, are as follows:

| | |
|---|---|
| Department of Finance | $100,000.00 |
| Law Department | 80,000.00 |
| Commissioner of Accounts | 50,000.00 |
| President of Borough of Manhattan | 144,624.24 |
| President of the Borough of The Bronx | 174,925.85 |
| President of the Borough of Brooklyn | 224,812.53 |
| President of the Borough of Queens | 134,018.87 |
| President of the Borough of Richmond | 66,538.00 |
| Parks, Manhattan and Rihmond | 95,903.00 |
| Parks, Brooklyn and Queens | 218,871.00 |
| Parks, The Bronx | 103,763.57 |
| Total | $1,393,457.06 |

The following items may be considered as the only ones in the city budget which are optional and not absolutely required, either by law or to prevent deterioration in departmental work:

| | |
|---|---|
| Police Department (additional patrolmen) | $320,000 |
| Department of Water Supply, Gas and Electricity | 184,000 |
| Department of Correction (additional materials for manufacturing purposes in institutions) | 35,000 |
| Department of Health (extension of milk inspection and increased force) | 55,000 |
| Department of Street Cleaning (increase in the pay of the sweepers and others from $720 to $780 per annum; of boardmen and scowmen, $9,527.50; extra pay for Sundays, $12,295.30) | 184,100 |
| Fire Department (installation of three new companies in The Bronx) | 45,000 |
| Total | $832,100 |

As a result of several conferences between the Mayor, Controller and Chamberlain, representing the city, and Messrs. J. P. Morgan, of J. P. Morgan & Co.; George F. Baker, of the First National Bank, and James Stillman, of the National City Bank, arrangements have been made whereby the bankers are to provide the city with $30,000,000 for revenue bonds at par, with an option to take $20,000,000 more. These revenue bonds are to bear six per cent. interest.

The City Chamberlain explained the situation thus:

"Work must continue on many improvements and the actual work of the city cannot be held up. Money has not come in generously as it has in other years, and the city reached a point where it was necessary to make a big loan. We couldn't go on borrowing small sums.

"There is nothing remarkable either in the size of the issue or in the rate of interest paid. In the face of present conditions six per cent. is what might be called a reasonable rate of interest. It is more than we wanted to pay, of course. We tried to dispose of the bonds at a lower rate, but we could not do so. There are too many uses for money at present and people aren't buying bonds the way they sometimes do. We have paid six per cent. before. In fact the last issue, which was made early in October, was put out at six. Other big issues have been disposed of at four and a half and four and three quarters."

## Broadway Congestion.

WHAT is the cause of the congestion of traffic on Broadway at the intersection of Fulton, Chambers, Canal and 23d sts? What, if any, is the available remedy and how best apply it? These are questions over which city officials and municipal reformers are pondering and worrying. The trouble is growing more acute every week and existing conditions, which under normal conditions are aggravating, are still more intensified today by the frequent street excavations for underground repairs at intersecting points.

One of the most troublesome points at the present time is at Broadway and Chambers st, where the congestion at certain hours could hardly be made more acute. Chambers st has been torn up now for several weeks thereby crowding the immense traffic on that busy cross-street into the smallest possible space. This blocks the Broadway crossing at times when the east and west meets the north and south traffic, thereby retarding traffic up and down Broadway and across Chambers st.

Broadway in the neighborhood of Chambers st, like the entire downtown section, with a few exceptions, is lacking in actual street room to accommodate a sudden emptying of the large office buildings which daily are being more densely populated. Were the heavy traffic confined solely to the north and south travel on Broadway, without the cross-current travel on Chambers st—which includes the slow-moving horse cars besides ponderous trucks that are frequently overloaded and momentarily liable to accident—traffic regulation might be made adequate to cope with existing conditions, but it is the cross-town traffic which is believed to be chiefly responsible for existing conditions and which first must be relieved before permanent improvement may be expected.

Mr. Calvin Tomkins, who has made and is still making a study of street congestions, not only in this country but also in Europe, believes that the first relief must necessarily come by taking the cross-town cars off the surface, the same as has been done in Boston. He also believes that eventually some of the streets will have to be widened or arcaded. He says the primary cause for the congestion on lower Broadway at the intersection of Fulton, Chambers and Canal sts is the interference of the north and south with the east and west traffic—vehicular and pedestrian having increased very greatly within five years, the trouble is much more noticeable now than formerly. The street railway companies cited this cross traffic interference as the principal cause for their inability to run more cars, and this phase of the perplexity is now before the Public Service Commission. Mr. Tomkins said that along the line of the Strand and Piccadilly Circus, London, the street traffic is much greater than even in New York, but there the 'busses and cabs are not confined to definite lines of rails in streets, and as a consequence of a most effective policing system the larger amount of traffic is passed along with less delay than here in New York. The New York Police Department deserved great credit, he

added, for enforcing much better traffic arrangements than formerly prevailed in this city and the mounted police had accomplished much in a comparatively short time.

It was becoming very apparent, however, that the north and south and east and west intersections of the surface cars in this city were developing centers of congestion at the more important street crossings which would soon make it imperative to take the cross-town cars off the surface. This traffic across Manhattan should be provided for by cross-town subways, through such streets as 14th, 23d, 34th and Chambers sts. These should prove profitable from their inception, and, in Mr. Tomkins' judgment, the Public Service Commission together with the city authorities should promptly consider the building of them.

Some years since in Boston, owing to intolerable congestions and delays, the street cars, which were rapidly becoming useless as a consequence of such delays, were taken off the surface of Tremont st and put under ground. A similar policy would soon remove cars from Washington street, which is at present a most densely thronged street of that city. Of course the street congestion in New York was largely due to the tall buildings which house so many people. The convenience of handling the business of the port of New York made necessary such concentration in different points of Manhattan and principally at the lower part of the Island. The effect of the prospective tunnels and bridges across the East and Hudson rivers would accelerate and intensify this tendency. The removal of some of the lines of rails from the streets and the provision of better policing would materially help the situation, said Mr. Tomkins, but the real difficulty lay in the fact that in certain localities the city was rapidly outgrowing the capacity of its street system. In time it would be necessary to widen certain streets or to arcade them. The underground possibilities for handling traffic should be safeguarded to the utmost possible extent in all the streets of New York, so that underground facilities might be made ultimately as effective as possible.

## Will the New Haven Build the New Roads?

After hanging on the brink for several years the New York and Portchester (and Westchester) electric railroad projects have fallen gently into the arms of the New York, New Haven & Hartford Railroad Company. It transpires that the accident really happened a year ago, but it was not officially reported until this week. Previously the two projects had coalesced under the wing of the "Millbrook Company," which was controlled by Mr. Oakleigh Thorne, who is president of the Trust Company of America, in association with Mr. Marsden J. Perry, who is president of the Union Trust Company of Providence.

On the part of the New Haven Company it is announced that the construction of the roads will be undertaken as soon as the condition of the money market will allow and it is called for by public convenience. This does not mean immediately. Irrespective of any question of franchise limitations, it might mean that the new lines will not be advanced until the New Haven's own six-track electric improvement is finished and some idea obtained of just what additional traveling facilities the territory may need and be able to pay for. A natural suspicion would be that the acquisition of the two lines by the New Haven indicated the end of these two rivals, but this does not follow; for trunk lines have learned how to turn competing electric local roads into valuable feeders. The city can and no doubt soon will aid property owners to a better understanding of the practical possibilities.

One or both of the roads has a franchise from the city to cross the streets. This gives the Board of Estimate a look-in, and we are inclined to believe that it is still within the power of this board to determine when the road shall be built—or not built at all. Just at present the board is being restrained by an injunction from acting on a petition to change and combine the routes of the two roads for a distance. No doubt the New Haven will seek to keep the franchise alive, and consult its own financial convenience as to future proceeding, for which no one can blame the New Haven managers; but the city is a partner with the New Haven, as with every real estate owner in Greater New York, and it is the duty of the city to represent the natural rights of the public. It is hoped that private interests and public rights may be harmonized in this case, to the end that in one way or another the northern suburbs will obtain the improvements in commuting facilities which they stand in need of.

### Of Interest to Investors in Mortgages.

In transmitting interest payments due Nov. 1 to the holders of its guaranteed mortgages, the New York Mortgage and Security Company, 135 Broadway, Manhattan, takes the opportunity to congratulate the owners thereof upon their possession of a non-fluctuating security, wholly removed from the sphere of the present panic. According to a statement of the condition of the company on Oct. 30, 1907, the proportion which its capital and surplus bear to the amount of guaranteed mortgages outstanding (9.6%) is about double that required by European law and usage and is claimed to be greatly in excess of that shown by any other large mortgage guarantee company in New York.

## Local Taxation.

All real and personal property situated or owned within the State is taxable unless exempt by law. In the City of New York and certain other cities the tax on real estate is a valid lien whether or not the owner's name is correctly stated. Elsewhere it is necessary to state the name of the owner with substantial accuracy and to state separately the property of non-residents. All taxable property, both real and personal, must be assessed at its full value.

DETERMINATION OF ASSESSMENT AND PLACE OF TAXATION.

The amount of anyone's property liable to taxation which is held on the second Monday in January determines the amount of his lawful assessment in the City of New York. In other cities of the State the date is fixed by city charters. In the rest of the State the date is the first day of July. Every person is to be taxed in the tax district where he resides. A domestic corporation must be taxed at its principal office. The location of the principal office is determined by the place named in its certificate of incorporation.

The residence of a person on July first is deemed his residence for the purpose of taxation and assessment during that year. A person's residence is largely a matter of intention, and the place where his family lives, where he votes and stays the greater part of his time, and where he is assessed for personal taxes, is his residence for purposes of taxation.

When a person has acquired a residence in a tax district and has been taxed there, his residence is presumed to continue there for the purpose of taxation until he acquires another residence.

The following interesting information is from a publication of the N. Y. Tax Reform Association "Pocket Tax Law for Business Men."

TAXABLE PERSONAL PROPERTY.

The following personal property is taxable:

Cash on hand.

Cash on deposit, exclusive of deposits in savings banks.

Debts due from solvent debtors whether on account, contract, note, bond or mortgage. There is a special law for the taxation of mortgages recorded in this State on or after July 1, 1906. Debts secured by such mortgages are not otherwise taxable.

Merchandise and stock in trade, situated in this State, at market value.

Household furniture, jewelry, horses and carriages, and other chattels, situated in this State, at market value.

Rents reserved in leases of real property within the State in fee or for one or more lives, or for more than 21 years, capitalized at 6%.

EXEMPT PROPERTY.

The following personal property is exempt from taxation:

Money on deposit in savings banks.

Shares of stock of corporations. Bank stock is taxable, but the tax is paid by the bank, and not personally by the shareholder.

United States bonds. Bonds of the City of New York and some bonds issued by the State and municipalities of New York. Debts, including bonds issued by corporations, secured by mortgage, recorded in this State as a mortgage of real property on or after July 1, 1906.

Goodwill of a business.

Patent rights, copyrights, trademarks.

Cost price of goods on hand in unbroken original packages imported from foreign countries.

Vessels registered at any port in this State and engaged in ocean commerce between any port in the United States and any foreign port.

The accumulations of any incorporated co-operative loan association upon the shares of such association held by any person.

A woman, or a man who provides for a family, is entitled to an exemption on account of professional instruments, furniture, and library to the extent of $250.

Real and personal property of an active or disabled minister or priest to the value of $1,500.

There are certain exemptions because of the nature of the ownership of the property, such as property owned by Federal, State and local governments, by religious, charitable, educational, and other associations, which are outside the purview of this pamphlet; also certain exemptions of corporations described under the approuriate titles.

DEDUCTIONS FOR DEBT.

From the value of taxable personal property all debts which are legal obligations are to be deducted, provided such debts were not incurred in the purchase of non-taxable property. Debts incurred for the purchase of shares of stock of corporations may be deducted, but not debts incurred for the purchase of United States bonds or imported goods in unbroken original packages, or the good-will of a business.

One who is liable upon a bond secured by mortgage, whether or not he now owns the property mortgaged, may deduct the debt. Contingent liabilities as surety or indorser may not be deducted.

## Digest of Recent Legal Decisions.

EMINENT DOMAIN.

Greater New York charter (Laws 1901, p. 351, chap. 466), § 822, authorizes the acquisition by the city of land under water for improving the water front of a river, and provides that if the property of the riparian owner has been built on or improved, and part only of the property is taken, the just value of the entire premises shall first be ascertained, and then there shall be ascertained the value of the premises in the condition in which they will be after the part is taken, and the difference shall constitute the measure of compensation. The city sought to acquire lands originally under water for improving the water front of a river. It sought to acquire a part of a tract on which there were improvements. It also sought to acquire a part of a parcel originally under water, which would be brought to grade on an established street on the completion of the proposed improvement. Held, that the statute was applicable to both parcels, and special benefits resulting to the parcels not taken were properly deducted in estimating the compensation to be awarded for the land taken.—Matter of City of New York, 118 App. Div. 865, 105 N. Y. S. (139 St. Rep.) 750.

EASEMENTS.

Where the owner of land is in absolute possession inclosed it with a substantial fence, excluding all others from any interference with it, and there was no use of an easement over the land for 20 years, the same was extinguished. Judgment (Sup.), 51 Misc. Rep. 274, 100 N. Y. S. (134 St. Rep.) 1077, reversed.—Lewisohn v. Lansing Co., 119 App. Div. 393, 104 N. Y. S. (138 St. Rep.) 543.

A grantor, who sold lots and described them as bounded by a street running through his own land, without including in the conveyance the bed of the street, created a private easement for street purposes in favor of his grantee over the land designated as a street and of which he retained the fee; and this easement became appurtenant to the land conveyed, and followed it, unless it was in some way later extinguished. Judgment (Sup.), 51 Misc. Rep. 274, 100 N. Y. S. (134 St. Rep.) 1077, reversed.—Lewisohn v. Lansing Co., 119 App. Div. 393, 104 N. Y. S. (138 St. Rep.) 543.

Where a party had an easement in land for street purposes, his claiming an absolute title to the land was not an abandonment of his claim to an easement therein. Judgment (Sup.), 51 Misc. Rep. 274, 100 N. Y. S. (134 St. Rep.) 1077, reversed.—Lewisohn v. Lansing Co., 119 App. Div. 393, 104 N. Y. S. (138 St. Rep.) 543.

Where a party acquired an easement in a street by grant, the fact that before the street was opened, and before there was any occasion to use it as a street, he occupied and inclosed it, affords no presumption that he intended to abandon, as against any one else, the right to insist upon his easement. Judgment (Sup.), 51 Misc. Rep. 274, 100 N. Y. S. (134 St. Rep.) 1077, reversed.—Lewisohn v. Lansing Co., 119 App. Div. 393, 104 N. Y. S. (138 St. Rep.) 543.

PERFORMANCE OF CONTRACT.

A purchaser is entitled to a title that will enable him to hold the land in peace, and, if he wishes to sell it, to be reasonably sure that no fault or doubt will arise to disturb its market value, and is not required to accept a deed which he will be compelled to defend by litigation.—Wadick v. Mace, 118 App. Div. 777, 103 N. Y. S. (137 St. Rep.) 889.

A contract to convey land described therein as the most southerly 20 acres of a tract described required the vendor to execute and deliver "a proper deed," with the usual covenants conveying the property in fee simple free from all incumbrances, except, etc. It was thereafter agreed that the 20 acres should be surveyed, which was never done, but it was discovered that it carried across a street of which both parties had notice and deprived the vendor's remaining property along such street of frontage thereon, whereupon she tendered a deed in the language of the contract. Held, that such deed required a judicial construction to identify the premises conveyed, and was therefore not "a proper deed," as required by the contract.—Wadick v. Mace,, 118 App. Div. 777, 103 N. Y. S. (137 St. Rep.) 889.

RIGHTS AND LIABILITIES OF PARTIES.

A contract for the sale of land recited that one parcel thereof was subject to two mortgages, which were described therein. The mortgages, which were recorded, in addition to the usual conditions, each stipulated that, if at any time a law should be enacted imposing a tax on mortgages, such tax should be paid by the mortgagor or then owner of the land within 10 days after the enactment of the law, and in default of payment, or in the event the amount of the tax and interest should exceed the legal rate of interest, or in the event the payment of the tax by the mortgagor or owner of the land should be prohibited by law, the entire sum of the mortgage should become due and payable 30 days after the enactment of the law. Held, that the vendee, having notice of the mortgages, was chargeable with notice of the conditions thereof, and could not avoid his purchase because he did not have actual knowledge that the mortgages contained other than the usual conditions.—Schnitzer v. Bernstein, 199 App. Div. 47, 103 N. Y. S. (137 St. Rep.) 860. (Combined Official N. Y. Digest).

### The "Mayfield" a Paying Investment.

Owners of and investors in downtown apartment houses who have watched the progress of the recently completed "Mayfield" at 15 East 10th st, will be interested to learn that the building is entirely occupied, and may now be classed among the best paying investments of that kind in New York City.

The house is the first of its type to be erected in the Washington sq section, and is largely tenanted by families that have resided in that section for years. The building has six stories and contains 24 apartments of from five to eight rooms each, renting from $1,000 to $2,000 per annum.

The situation of the Mayfield appeals to those who, from necessity, are compelled to live within easy distance of the downtown business centre, since it may be reached in less than twenty minutes from Wall st via the subway. There are no dark rooms in the building, and without exception all have direct light and air. The apartments are arranged in suites of eight rooms in the front, and the rear apartments are in suites of five and six rooms. Each suite has a bathroom equipped with the latest conveniences. Every apartment is fitted up with a gas range as well as a porcelain lined refrigerator. The building contains eleven extra servants' rooms, and is supplied with an electric elevator which is in continuous operation both day and night.

The agents of the building are Messrs. Huston & Asinari of 25 Liberty st, who make a specialty of the management of estates. In speaking of the success of the project Mr. Huston said that it was made possible by its central situation. The building and land cost $300,000, and it is owned by the Mayfield Construction Company.

### Increased Cost of House Construction.

INDICATIVE of the increase which has taken place within the last few years in the cost of dwelling construction hereabouts a prominent builder remarked that once upon a time the unit of estimate for erecting frame dwellings was generally placed at about $200 per room, in towns outside of New York. It will thus be seen that if a person desired to build a house of eight rooms it would have cost him about $1,400, exclusive of the cost of the site. Today the price is more than double, due to the increase in the cost of material and the higher wages paid to labor. Were the same person to build at the present time, it is estimated that the cost per room in and around New York would be about $500, or a total of $4,000 for a dwelling of the size hereinbefore mentioned. This rule, which is for roughly estimating costs of frame houses of standard type, may be applied with modifications to more pretentious dwellings.

### Taxpayers to Fight Riverside Extension Assessments.

At a meeting of the Washington Heights Taxpayers' Association held at Corrigan Hall, 157th st and Broadway, a committee of five was appointed to confer with the Commissioners of Assessment and Award lately appointed, to make assessments for the Riverside Drive extension. It is the opinion of the association that the act recently passed imposing the burden of the extension on the owners of realty in the restricted section is unconstitutional, since the new roadway is park property and should be borne by the municipality. Failing to obtain satisfaction from the Commissioners the association will commence a taxpayers' suit to test the constitutionality of the act. That portion of the district affected is situated west of 8th av and the New York Central tracks and extends from 72d st to Spuyten Duyvil.

### Sustains Our Doctrine.

To the Editor of the Record and Guide:

A is the owner of a house which he authorized brokers B and C to rent. B wrote a letter to A that he had offered property to D for lease. Two weeks later C telephones that he has leased house and A accepted the lease. It turns out that the lessee is the same client to whom broker B showed the property. A executed the lease to D and paid the brokerage to C. B brought suit for brokerage and the judge has just decided that Broker C was entitled to commission and gave judgment for costs against B.

Answer.—The above stated case involving the law with regard to the earning of brokerage was sent in by one of our subscribers and is in exact line with the law as recently emphasized by us, that it is the broker who effects the sale who is entitled to the commission. This, too, is of the most difficult class to prejudge the outcome, the Court having to balance delicately the rival claims of brokers both of whom have contributed to the result finally accomplished and perhaps almost equally due to the efforts of both brokers.

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## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Nov. 4.

Briggs av, from Bronx River to Pelham Bay Park, at 2 p m.
A new avenue, bet Fort Washington av and Haven av, at 11 a m.
Hull av, Perry av, &c, at 12 m.
Edgewater rd, from Garrison av to Seneca av, at 3 p m.
Taylor st, from Morris Park av to West Farms rd, at 2 p m.
West 129th st, from Convent av to Amsterdam av, at 12 m.
Eden av, from 172d to 174th st, at 1 p m.

Wednesday, Nov. 6.

West 150th st, from Broadway to Riverside Drive, at 4 p m.
Classon Point rd, from Westchester av to East River, at 2 p m.
Tremont av, from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Sewerage District No 43, easements for, constructing trunk sewers, at 1 p m.
East 233d st, from Bronx River to Hutchinson River, at 2 p m.
Bronx Boulevard, from Old Boston Post rd to East 242d st, at 2 p m.

Thursday, Nov. 7.

Corlears Hook Park, addition, at 1 p m.
Public park at Rae, bounded by Rae st, German pl and St Anns av, at 11 a m.
Spuyten Duyvil rd, from Spuyten Duyvil Parkway to Riverdale av, at 4 p m.
Bronx st, from East 177th to East 180th st, at 1 p m.
White Plains rd, from Morris Park av to northern boundary (closing), at 11 a m.
Two public parks, east of Boulevard Lafayette, at 2 p m.
Cypress av, closing, at 3 p m.

Friday, Nov. 8.

Baker av, from Baychester av to city line, at 2 p m.
Main st, east approach of City Island Bridge to Long Island Sound, at 3 p m.

At 258 Broadway.

Monday, Nov. 4.

Houston and East 2d sts, at 12.30 p m.
Bridge 3, Section No 3, at 2 p m.
Willard Parker Hospital, at 2 p m.
Bridge 4, Section No 2 (Queens), at 3 p m.

Wednesday, Nov. 6.

20th and 21st sts, school site, at 1 p m.
Whale Creek, docfi, executive session, at 2 p m.
Bridge 4, Section No 2 (Queens), at 3 p m.

Thursday, Nov. 7.

Piers 2 and 3, E R (hearing on objections), at 10.30 a m.
Pier 13, E R (hearing on objections), at 11.30 a m.
Bridge 4, Section No 2 (2d), at 3 p m.
Fort George Rapid Transit, at 3 p m.

Friday, Nov. 8.

105th st, objections, at 11 a m.
Westchester av, Rapid Transit easements, at 11 a m.
Pier 51, East River, at 3 p m.
Bridge 4, Section No 2 (Queens), at 3 p m.
Carmine st, public dock, at 4 p m.

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending Nov. 2, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

**The total amount at the end of the list comprises the consideration in actual sales only.**

***Indicates that the property described was bid in for the plaintiff's account.**

JOSEPH P. DAY.

Lenox av, Nos 661 to 679 143d st | w s, whole front between 143d and 144th sts, 199.10x100, five 6-sty brk tenements and stores. (Amt due, $7,825.06; taxes, &c, $2,883.54.) Adj to Nov 12 ——
5th av 138th st, Nos 2 to 8 | s w cor 138th st, 99.11 x120, three 6-sty brk tenements, stores on av. (Amt due, $9,425.00; taxes, &c, $3,800 00.) Adj to Nov 12 ——
Bryant av, w s, 225 n 172d st, runs n 175 x w 82 x s w 3.11 x s e 51.1 x s 91.10 x s w 36.1 x e 100 to beg, vacant. (Amt due, $5,251.87; taxes, &c, $310.77.) John H Nickisch ..6,400
Nelson av, w s, 61 n 172d st, 25x96.5, vacant. A J Oliver .....725
Nelson av, w s, 86 n 172d st, 75x96.5, vacant. D H Taylor .....2,025
Nelson av, w s, 161 n 172d st, 50x96.5, vacant. R E Stockel .....1,375
Nelson av, w s, 211 n 172d st, 75x96.5, vacant. D H Taylor .....2,050
Nelson av, w s, 286 n 172d st, 150x96.5, vacant. N P Waldman .....4,375
Nelson av, w s, 436 n 172d st, 25x96.5, vacant. E Dannewitz .....800
Nelson av, w s ,461 n 172d st, 50x96.5, vacant. Joseph J Sideman .....1,725
Nelson av, w s, 120 s Featherbed lane, 100x96.5, vacant. Benj Schneider .....4,700
Featherbed lane, s w cor Nelson av, 48x120x48x113.6, vacant. Benj Schneider .....5,900
Featherbed lane, s s, 48 w Nelson av, 24x110x24x113.6, vacant. Louis Meckes .....2,200
Featherbed lane, s s, 72 w Nelson av, 48x103.2x48x110, vacant. Henry Krauss .....4,300
Featherbed lane, s s, 120 w Nelson av, 24x99.7x24x103.2, vacant. H L Kayser.....2,250
Featherbed lane, s s, 24 e Plympton av, 24x96.2x24x99.7, vacant. D H Taylor.....2,300
Featherbed lane, s e cor Plympton av, 24x92.8x24x96.2, vacant. Richard R Maslin....3,325
Plympton av, e s, 92.8 s Featherbed lane, 100x96.5, vacant. Petry & Gordon .....3,400
Plympton av, e s, 192.8 s Featherbed lane, 125x96.5, vacant. E H Dederer .....3,900
Plympton av, e s, 317.8 s Featherbed lane, 25x96.5, vacant. Daniel Ryan .....725
Plympton av, e s, 342.8 s Featherbed lane, 75x96.5, vacant. .....2,000
Plympton av, e s, 250 n 172d st, 25x96.5, vacant. Nathan Greenbaum .....650
Plympton av, e s, 200 n 172d st, 50x96.5, vacant. D H Taylor .....1,350
Plympton av, e s, 175 n 172d st, 25x96.5, vacant.. Dan Ryan .....700
Plympton av, e s, 125 n 172d st, 50x96.5, vacant. J J Vause .....1,400
Plympton av, e s, 100 n 172d st, 25x96.5, vacant. D H Taylor .....700
Plympton av, e s, 75 n 172d st, 25x96.5, vacant. J J Vause .....725
Plympton av, e s, 50 n 172d st, 25x96.5, vacant. E H Dederer .....750
Plympton av, n e cor 172d st, 50x96.6x55x96.5, vacant. Thomas Dwyer .....2,100
Featherbed lane, s w cor Plympton av, 27x108x25x98 3, vacant. D H Taylor .....3,400
Plympton av, w s, 108 s Featherbed lane, 25x75, vacant. E H Dederer .....800
Plympton av, w s, 133 s Featherbed lane, 25x75, vacant. Paul S Hayes .....775
Plympton av, w s, 158 s Featherbed lane, 25x75, vacant. James R A Hill .....575
Plympton av, w s, 183 s Featherbed lane, 25x75, vacant. James J Casey .....550
Plympton av, w s, 208 s Featherbed lane, 25x75x25.2x78, vacant. Louis Meckes.....525
Plympton av, w s, 233 s Featherbed lane, 25x78x25.2x81, vacant. D H Taylor .....500
Plympton av, w s, 258 s Featherbed lane, 150x90x150x81, vacant. Louis Meckes .....2,950
Plympton av, w s, 408 s Featherbed lane, 125x90xirregx100. D H Taylor .....2,925
Plympton av, w s, 533 s Featherbed lane, 50x100, vacant. F W Stephens .....1,300
Plympton av, w s, 583 s Featherbed lane, 50x100, vacant. D H Taylor .....1,325
Plympton av, w s, 633 s Featherbed lane, 25x100, vacant. Arnold Scherer .....725
Plympton av, w s, 658 s Featherbed lane, 25x100, vacant. Thomas Dwyer .....775
Plympton av, w s, 683 s Featherbed lane, 42x109x49x100.2, vacant. John H. Nickisch..1,850
Featherbed lane, s s, 27 w Plympton av, 78.8x x58.2xirregx98.3, vacant. Louis Meckes..4,500
Aqueduct av, s e s, 105.8 w Plympton av, 65.3x 57.4xirregx58.2, vacant. John H Nickisch. .....4,075
Aqueduct av, s e s, 170.11 w Plympton av, 30x66.7x23.8x57.4, vacant. Paul S Hayes. .....2,225
*101st st, No 56, s s, 150 e Madison av, 20x100.11, 5-sty brk tenement and store. (Amt due, $5,894.75; taxes, &c, $207 89; sub to morts aggregating $18,000.) Abraham A Levin .....18,500
*Shakespeare av, w s, 150 s 169th st, 50x200, vacant. (Amt due, $3,892.31; taxes, &c, $409.73.) Orella D Brown .....2,000
*Prince st, No 101, n s, 75 e Greene st, 25x99.8, 3-sty brk loft and store bldg and 1-sty frame shop in rear. (Partition.) Rebecca S Kettell indiv, &c .....28,600
*121st st, No 317, ns, 175 e 2d av, 25x100.10, 5-sty brk tenement. (Amt due, $9,237.16; taxes, &c, $475.19; sub to a mort aggregating $25,500.) Annie Kovner.....26,500
*121st st, No 319, n s, 200 e 2d av, 25x100.10, 5-sty brk tenement. (Amt due, $9,184.91; taxes, &c, $475.19; sub to morts aggregating $25,500.) Annie Kovner .....27,500
45th st, No 342, s s, 70 w 1st av, 30x100.5, 2 and 4-sty brk building and store. (Amt due, $3,364.41; taxes, &c, $292.25; sub to a prior mort of $10,000.) J Fleichhauer & Bro.$18,425
Nelson av, n w cor 172d st, 61x96.6x55x96.5, vacant. John Boyle .....2,100

McVICKAR, GAILLARD REALTY CO.

Water st Market slip, No 95 | s w cor Market slip, 46x 25, 3-sty brk tenement and store. (Amt due, $4,914.61; taxes, &c, $37.80; sub to a mort of $5,000.) Adj to Nov 12 ——

SAMUEL MARX.

Carpenter av, e s, 150 n 240th st, 50x100, Wakefield. (Partition.) Joseph Kucera, defendant .....3.000

JAMES L. WELLS.

169th st, No 927, n s, 40.2 e Fox (Barretto) st, 20x87.6xirregx80.8. 3-sty frame tenement with store (exr's sale). Henry Miller...9,400

SAMUEL GOLDSTICKER.

Southern Boulevard, s e cor 141st st, 110.6x 135.3x92.5x76.3, vacant. (Amt due, $11,060.30; taxes, &c, $285.11.) Adj to Nov 13.——

BRYAN L. KENNELLY.

116th st, Nos 339 to 345, n s, 170 w 1st av, 80x100.11, four 3-sty brownstone dwellings (voluntary). Lounsbury & O'Connor for a client. .....52,000
116th st, No 246, s s, 87 w 2d av, 23x100.11, 2-sty brk stable (voluntary). John D Doyle. .....14,000
Edgewater rd, being part of same, between Craven and Worthen sts, e of Leggett's Creek; part of East Bay av e of w l of Leggett's Creek between Craven and Worthen sts; part of bed of Worthen st, e s and e of w l of Leggett's Creek (corporation sale, by order of Comptroller). E L Bernard....27,500

L. J. PHILLIPS & CO.

*Broadway, Nos 4360 to 4370 187th st 186 th st | e s, 50.5 s 187th st, runs s 201.10 to c l 186th st, x e 176.5 x n 122.10 x w 50 x n 150 to 187th st, x w 50 x s 50 x w 107.7 to beg, 3-sty frame dwelling and 2-sty frame stable and vacant. Action No 1. (Amt due, $47,083.70; taxes, &c, $903.44.) Emily G Emanuel .....48,350
*Broadway, e s, 279.8 s 187th st, runs e 176.4 x n — to 186th st, x w — to Broadway, x s 27.4 to beg, vacant. Action No 2. (Amt due, $10,719.70; taxes, &c, $369.12.) Emily G Emanuel .....11,250

| | |
|---|---|
| Total | $381,750 |
| Corresponding week, 1906 | 291,157 |
| Jan. 1st, 1907, to date | 35,004,681 |
| Corresponding period, 1906 | 27,015,936 |

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Nov. 2.

No Legal Sales advertised for this day.

Nov. 4.

Manhattan av, No 503, w s, 18.5 s 121st st, 15x80, 3-sty stone front dwelling. Martin Morse agt August Ellingen et al; Eugene Cohn & Julius Levy, att'ys, 132 Nassau st; John C Coleman, ref. (Amt due, $1,791.40; taxes, &c, $348; sub to a prior mort of $10,000.) Mort recorded May 1, 1905. By Herbert A Sherman.
Austin pl, e s, 132.2 n 144th st, runs n 502.1 x e 120.9 x s 519.8 x w 3.2 x s 56.7 x w 70.3 to beg, vacant. Rosetta Jonson agt New York Chartered Bond & Mort Co et al; action No 1; Morris Cooper, att'y, 20 Vesey st; John Palmieri, ref. (Amt due, $12,784.75; taxes, &c, $291.75.) By Joseph P Day.
Whitlock av, w s, 120.7 n 144th st, 496.9x 136.10x419.8x134.4, vacant. Same agt same; action No 2; same att'y; same ref. (Amt due, $15,374.50; taxes, &c, $292.52.) By Joseph P Day.
Austin pl, w s, 72.8 n 144th st, runs n 561.6 x w 120.8 x s 393.10 x w 1.7 x s 104.7 x e 71.1 to beg, vacant. Philip Simon agt New York Chartered Bond & Mortgage Co et al; Morris Cooper, att'y, 20 Vesey st; Joseph N Tuttle, ref. (Amt due, $22,300.03; taxes, &c, $1,029.31.) By Joseph P Day.

Nov. 6.

85th st, No 336, s s, 375 w West End av, 25x102.2, vacant. Jacob Levy agt William Rosenzweig Realty Operating Co et al; Arnstein & Levy, att'ys, 128 Broadway; Elias B Goodman, ref. (Amt due, $2,936.05; taxes, &c, $222.74.) Mort recorded Jan 5, 1907. By Samuel Goldsticker.
Jackson av, No 887, w s, 134.3 n 161st st, 19.9x 75, 2-sty brk dwelling. Charlotte Wolff agt Julius H Newman et al; Herman Elfers, att'y, 277 Broadway; Charles Levy, ref. (Amt due, $3,794 60; taxes, &c, $——; sub to two morts aggregating $4,500.) Mort recorded July 19, 1899. By Samuel Marx.
165th st, No 546, s s, 180.9 e Broadway, 20.1x 117.1x20x118.11, 5-sty brk tenement. Ehrick

(Continued on page 720.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 16 to 30, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

19TH WARD, SECTION 5. ALTERATION AND IMPROVEMENT TO SEWERS IN 1ST AVENUE, between 81st and 84th Streets, and in 82D STREET, between 1st and 2d Avenues, and to curves in 81st and 83d Streets at 1st Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 15, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. EDGECOMBE AVENUE—RE-REGULATING, RE-GRADING, RE-CURBING AND RE-FLAGGING, from 147th to 154th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38907)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF RICHMOND:

1ST WARD. 2D STREET—OPENING, between York and Franklin Avenues. Confirmed July 29, 1907; entered October 29, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38877)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. 5TH AVENUE AND GRAHAM AVENUE—CATCH BASINS, on the Northeast and Northwest corners. WASHINGTON AVENUE—SEWER, from 5th to 9th Avenues. 3D WARD. 28TH STREET—SEWER, from 14th to 15th Avenues. 29TH STREET—TEMPORARY SEWER, between 14th and 15th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38898)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 12. STEUBEN AVENUE—OPENING, from Mosholu Parkway to Gun Hill Road. Confirmed July 15, 1907; entered October 29, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38887)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

29TH WARD, SECTION 16. LOTT STREET—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, between Vernon Avenue and Beverly Road.

HERMAN A. METZ,
Comptroller.

City of New York, October 24, 1907. (38629)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 161ST STREET—REGULATING, RE-REGULATING, GRADING, RE-GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, PLACING FENCES AND PAVING, from Elton Avenue to the Grand Boulevard and Concourse. 24TH WARD, SECTION 11. CRESTON AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Burnside Avenue to East 184th Street, EAST 188TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Park Avenue to Beaumont Avenue. 24TH WARD, SECTION 12. PERRY AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES AND PLACING FENCES, from East 207th Street to Gun Hill Road.

HERMAN A. METZ,
Comptroller.

City of New York, October 24, 1907. (38638)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. RADDE STREET—SEWER, from Webster Avenue to Payntar Avenue. ACADEMY STREET—SEWER, from Webster Avenue to Payntar Avenue. RADDE STREET—SEWER, from Jane Street to Payntar Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 14, 1907. (38649)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named avenues, place and street, in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. POPHAM AVENUE—OPENING, from West 176th Street to Montgomery Avenue. Confirmed July 29, 1907; entered October 23, 1907. 24TH WARD, SECTION 12. EAST 213TH STREET—OPENING, from Jerome Avenue to Woodlawn Road. Confirmed July 10, 1907; entered October 23, 1907; KOSSUTH PLACE—OPENING, from Mosholu Parkway to DeKalb Avenue. Confirmed June 25, 1907; entered October 23, 1907. 24TH WARD, ANNEXED TERRITORY. RAILROAD AVENUE—OPENING, between Unionport Road and Glebe Avenue. Confirmed July 31, 1907; entered October 23, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 23, 1907. (38658)

## PROPOSALS

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m. on

THURSDAY, NOVEMBER 7, 1907,

Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering 50 sets double truck harness.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated October 24, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m. on

THURSDAY, NOVEMBER 7, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing and delivering lumber—plain white oak.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated October 24, 1907.

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Office of the Department of Parks, Arsenal Building, Fifth avenue and Sixty-fourth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department until 3 o'clock P. M. on

THURSDAY, NOVEMBER 7, 1907,

Boroughs of Brooklyn and Queens.

No. 1. For repairs and alterations to and painting of fences around parks and on parkways in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

TO CONTRACTORS.

PROPOSALS FOR BIDS OR ESTIMATES.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, NOVEMBER 7, 1907.

For furnishing all the work, labor, services and materials required for the extermination of Rats and Mice, and for the extermination of Roaches and Water Bugs.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, October 26, 1907. (38717)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, NOVEMBER 7, 1907,

Borough of The Bronx.

For furnishing and delivering Three (3) Driving Horses for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(38724-1) Commissioners of Parks.

## PROPOSALS

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, NOVEMBER 7, 1907,

Borough of The Bronx.

For furnishing and delivering Two (2) Twelve-Ton, Three-Wheel Steam Road Rollers for the Department of Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(38724-2) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, NOVEMBER 7, 1907,

Borough of The Bronx.

For furnishing and delivering Five Hundred (500) Cubic Yards Screenings of Trap Rock (No. 5, 1907—Botanical Garden), for Parks, Borough of The Bronx.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(38724-3) Commissioners of Parks.

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, NOVEMBER 14, 1907,

Borough of The Bronx.

For furnishing all the labor and materials for building the granolithic and brick sidewalks and the granite curbing of the Concourse and approach to Baird Court, in the New York Zoological Park, in Bronx Park, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;

JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(38733) Commissioners of Parks.

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NOTICE TO CONTRACTORS.

Sealed proposals, suitably endorsed on envelope, for Tuberculosis Pavilion—Construction, Heating, Plumbing and Electric Work—at Central Islip State Hospital, Central Islip, N. Y., will be received up to three o'clock P. M. on Wednesday, the thirteenth day of November, 1907, by the State Commission in Lunacy, at the Capitol, Albany, N. Y., when bids will be opened and read publicly.

Drawings and specifications may be consulted and blank forms of proposals obtained at Central Islip State Hospital, Central Islip, N. Y., at the office of the State Commission in Lunacy, No. 1 Madison Avenue, New York City, or by application to Franklin B. Ware, State Architect, Capitol, Albany, N. Y.

Contracts will be awarded to the lowest responsible and reliable bidders unless the bids exceed the amount of funds available therefor, in which case the right to reject all bids is reserved.

N. B. Only bids for the complete work of construction, Heating, Plumbing and Electric Work combined, will be considered.

T. E. McGARR,
Sec'y., State Commission in Lunacy.

Albany, N. Y., Oct. 21, 1907.

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction, all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for bridge purposes, in the

BOROUGH OF BROOKLYN,

BEING all those buildings, parts of buildings, etc., on property situated between Sands and Front Streets, in the Borough of Brooklyn, which were acquired for bridge purposes and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

MONDAY, NOVEMBER 18TH, 1907,

at 10:30 o'clock a. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38587)

**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction property owned by the City of New York, acquired for bridge purposes, located in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on property situated between Monroe Street and the Bowery, in the Borough of Manhattan, which were acquired for bridge purposes and which are more particularly described on certain maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the comptroller, on

FRIDAY, NOVEMBER 15TH, 1907,
at 10 o'clock a. m., on the premises.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38588)

CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the President of the Borough of The Bronx, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for a bridge approach, located in the

BOROUGH OF THE BRONX,

(1) BEING the buildings in what is known as Parcel A of the easterly approach to the City Island Bridge, in the 24th Ward.

(2) BEING the buildings lying within the lines of Main Street, City Island, and the approach of the City Island Bridge to Long Island Sound.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 9th, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller, on

MONDAY, NOVEMBER 4TH, 1907,
at 1 p. m., on the premises.

For further particulars regarding the description of the above described properties see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

HERMAN A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 17th, 1907.

(38596)

## PUBLIC NOTICES.

DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, NO. 57 CHAMBERS STREET (STEWART BUILDING), NEW YORK, November 1, 1907.

IMPORTANT TO TAXPAYERS.

NOTICE IS HEREBY GIVEN TO ALL PERSONS whose taxes for the year 1907 have not been paid before the 1st day of November of the said year, that unless the same shall be paid to the Receiver of Taxes at his office in the Borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.;

Borough of The Bronx, corner Third and Tremont avenues, The Bronx, N. Y.;

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.;

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.;

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.;

—before the 1st day of December of said year, he will charge, receive and collect upon such taxes so remaining unpaid on that day, in addition to an amount of such taxes, one per centum of the amount thereof, as provided by sections 916 and 918 of the Greater New York Charter (chapter 378, Laws of 1897).

DAVID E. AUSTEN,
Receiver of Taxes.

## ADVERTISED LEGAL SALES.

(Continued from page 718.)

Parmly, trustee, agt John A Picken et al, John French, att'y, 59 Wall st; Benjamin Reass, ref. (Amt due, $21,214.80; taxes, &c, $825.75.) Mort recorded May 22, 1903. By Joseph P Day.

Rider av, No 251 | n w cor 138th st, 138th st, No 227 old, No 451, 100x75, 2-sty frame tenement and store. Leopold Gusthal agt Wm H Hamilton et al; Bowers & Sands, att'ys, 31 Nassau st; James A Allen, ref. (Amt due, $9,887.16; taxes, &c, $1,021.63; sub to two prior morts aggregating $10,000.) By Joseph P Day.

Nov. 7.

Park av, No 1711 | s e cor 120th st, 72x18, 4-sty 120th st, No 96 | brk tenement and store. Dierck Schomacker agt Sophia Michaels, Bushby & Berkeley, att'ys; Frederic C Leubuscher, ref. (Amt due, $4,057.60; taxes, &c, $295.95.) By Joseph P Day.

20th st, Nos 240 and 242, s s, 100 w 2d av, 44x92, 4-sty brk stable and 2-sty brk stable in rear, leasehold. Sarah Watson agt Mary H Heckmann; Wm C Roe, att'y, 370 Fulton st, Jamaica, L I; Ralph D Paoli, ref. (Amt due, $4,463.42; taxes, &c, $1,600.) Mort recorded March 8, 1872. By Joseph P Day.

Broadway | s e s, 125 s w Hawthorne st, runs Vermilyea av | s e 147.11 x n e 25 x s e 150 to Vermilyea av, x s w 75 x n w 298.6 to Broadway, x n e 50 to beg, vacant. Emil Heller agt Richard R Maslen et al; Chas L Hoffman, att'y, 320 Broadway; Thomas F Donnelly, ref. (Amt due, $9,752.56; taxes, &c, $1,802.16; sub to a first mort of $10,000.) By Joseph P Day.

Park av | s e cor 103d st, 100.11x103d st, Nos 102 to 110 | 80, two 6-sty brk tenements and stores. Max Levin agt Simon Cohen et al; Manheim & Manheim, att'ys, 302 Broadway; Bankson T Morgan, ref. (Amt due, $21,015.43; taxes, &c, $2,117.63; sub to a mort of $91,000.) By Joseph P Day.

253d st, s s, about 400 w Broadway, about 175 x irregular and described in legal notice as lane from N Y & Albany Post rd to Riverdale, c l, 5 chains and 8 links e land of Wm G Ackerman, runs s 13 chains and 1 link x e 2 chains and 97 links x n w 1 chain and 88 links x e 1 chain and 60 links x n 44 links x n 1 chain and 45 links, x n e 1 chain and 49 links x n e 7 chains and 1 link x w 6 chains and 13 links to beg. Almon W Griswold et al agt Mary R Goodridge et al; Geo E Weller, ref. (Amt due, $27,120.17; taxes, &c, $2,500.) Mort recorded Sept 24, 1897. By J Barry Lounsberry.

Concord av, w s, 79 n 147th st, late Dater st, 158x100, vacant. Edw G Black agt Sadie Klein et al; Alfred W Varian, att'y, 44 Pine st; George Parr, ref. (Amt due, $11,792.52; taxes, &c, $1,100.64.) Mort recorded Dec 6, 1904. By Joseph P Day.

127th st, No 70, s s, 165 w Park av, 25x99.11, 6-sty brk tenement and store. Alice H Sturges agt Simon Wolk et al; Stephen P Sturges, att'y, 55 Liberty st; Henry L Maxson, ref. (Amt due, $15,779.62; taxes, &c, $9,530.) Mort recorded Oct 16, 1906. By Joseph P. Day..

Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 50x100, two 6-sty brk tenements and stores. Nathan Lamport agt Morris Fisher et al; Abraham D Levy, att'y, 302 Broadway; Benjamin Reass, ref. (Amt due, $6,038.18; taxes, &c, $1,611.30; sub to two morts of $34,667.88.) Mort recorded July 30, 1906. By Joseph P Day.

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w— x n 100 to beginning, 4-sty brk buildings and store. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys, 48 Wall st; James G Graham, ref. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Mort recorded April 29, 1865. By Joseph P Day.

Nov. 8.

Stebbins av, No 1021, w s, 39.4 s 165th st, 55.5x45.10x44.6x31.4, 3-sty frame tenement and store. Lizzie Eder agt Eliza A Humfrey et al; Phanor J Eder, att'y, 80 William st; Jesse Silbermann, ref. (Amt due, $1,336.26; taxes, &c, $444.44.) Mort recorded May 1, 1901. By Chas A Berrian.

Nov. 9, and 11.

No Legal Sales advertised for these days.

# REAL ESTATE RECORDS

## CONVEYANCES

October 25, 26, 28, 29, 30 and 31.

### BOROUGH OF MANHATTAN.

Allen st, No 191, w s, 150 n Stanton st, 25x87.6, 6-sty brk tenement and store. Isaac S Heller to Celia Siegel. Mort $35,275. Oct 15. Oct 29, 1907. 2:417—25. A $14,000—$32,000. other consid and 100

Baxter st, No 91, e s, abt 125 s Canal st, 25x100, 6-sty brk tenement and store. Rose Guarino to Serafino Piana. Mort $30,500. Oct 30. Oct 31, 1907. 1:199—7. A $19,000—$40,000. other consid and 100

Cannon st, No 35, w s, 175 n Broome st, 25x100, 7-sty brk loft and store building. Wolf Kletzky to Fannie Kletzky. All liens. Oct 28. Oct 29, 1907. 2:332—64. A $13,000—$28,000. other consid and 100

Catharine st, No 24 | n w cor Henry st, 19x99.5x18.11x100, 6-Henry st, Nos 5 to 9 | sty brk tenement and store and 1-sty brk extension. CONTRACT. Joseph Diamond with Pietro Traverso. Morts $39,300. Oct 18 Oct 26, 1907. 1:279—53. A $24,000—$48,000. 58,200

Catharine st, No 66, w s, abt 25 n Oak st, 25x50, with use of alley 3 ft wide, 5-sty brk tenement and store. Cornelia R Nash to Martin Garone. Mort $15,000. Oct 29. Oct 31, 1907. 1:278—38. A $11,000—$17,000. nom

Cherry st, No 149 (168), s s, abt 130 w Market slip, 20x60, 5-sty brk tenement and store. Nicholas Taranto et al to Martin Garone. ½ part right, title and interest. Mort $10,000. Sept 23. Oct 29, 1907. 1:250—71. A $5,000—$10,000. nom

Delancey st, No 104, n s, 38.7 e Ludlow st, 25x75, 5-sty brk tenement and store. Bernhard Block to Louis M Block. All title. Q C. Oct 25. Oct 26, 1907. 2:410—69. A $20,000—$27,000. other consid and 50

Division st, No 251, s s, 27 e Montgomery st, 27x29.3x29.3x29.4, 3-sty brk tenement. Manfred T F Gouraud, Jr, son and HEIR Manfred T F Gouraud to Ferdinand T Hopkins as EXR, &c, Martha B T Hopkins. Q C deed and correction of a will. Sept 20. Oct 29, 1907. 1:287—48. A $6,000—$7,000. nom

Same property. Ferdinand T Hopkins INDIVID and as EXR, &c, Martha B T Hopkins to Ferdinand T Hopkins, Jr, of Brooklyn, N Y. Oct 17. Oct 29, 1907. 1:287. 10,000

Same property. Release covenant. Abraham Davis to Ferdinand T Hopkins EXR, &c, Martha B T Hopkins. Oct 16. Oct 29. 1907. 1:287. nom

Ferry st, No 14, s s, abt 280 w Cliff st, —x—, 5-sty brk loft and store building, and being all right, title and interest in real and personal property of party 1st part. Deed of trust. Lewis H Bullard, of Flushing, L I, to Lewis P Bullard and Gordon Gordon in trust for Mary E wife Lewis H Bullard. B & S. Oct 26. Oct 28, 1907. 1:99—assessed with lot No. 24. nom

Forsyth st, No 113, w s, 50 n Broome st, 25x50, 3-sty brk tenement and store. Geo L Kanzer to Harris Kanzer, of Brooklyn. All liens. Oct 23. Oct 31, 1907. 2:419—32. A $12,000—$14,000. other consid and 100

Grand st, Nos 249 to 253 | s w cor Chrystie st, 50.6x75x51.3x75, 7-sty Chrystie st, No 101 | brk tenement and store. Hermann De Selding to Anna J wife Hermann De Selding, of Summit, N J. ½ part. Mort $153,500. Oct 25, 1907. 1:304—21. A $70,000—$130,000. 23,500

Same property. Joel S De Selding to Anna S wife Joel S De Selding, of Brooklyn. ½ part. Mort $153,500. Oct 25, 1907. 1:304. 23,500

Greenwich st, Nos 802 and 804 | n w cor 12th st, 40.10x65.1x12th st, No 335 | 41.6x64.10, 3 and 4-sty brk tenements, store on cor. Harry M Blair to Anna M Buthfer. Mort $20,000. Oct 29. Oct 30, 1907. 2:641—57 and 58. A $17,000—$21,500. other consid and 100

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Greenwich st, Nos 802 and 804 | n w cor 12th st, 40.10x65.1x
12th st, No 335 | 41.6x64.10, 3 and 4-sty brk tenements, store on cor. Herman Nehmelman to Harry M Blair. Oct 29. Oct 30, 1907. 2:641—57 and 58. A $17,000—$21,500. other consid and 100

Lewis st, No 109, w s, 160 n Stanton st, 20x100, 5-sty brk tenement and store and 3-sty brk tenement in rear. FORECLOS, Oct 3, 1907. Maurice S Cohen referee to Mary Weiser. Mort $12,500. Oct 24. Oct 25, 1907. 2:330—28. A $12,500—$17,500. 18,050

Ludlow st, No 88, e s, 125 n Broome st, 26.6x87.6, 5-sty brk tenement and store. Samuel Werner to Celia Roth. All liens. Oct 28, 1907. 2:409—38. A $19,000—$32,000. other consid and 100

Madison st, No 293, n s, 46 w Montgomery st, 23x68, 2-sty brk tenement. |

Madison st, No 291, n s, 69 w Montgomery st, 23x88, 3-sty brk tenement. |

Hyman Atlas to Jacob Koffman. 1-3 of ½ part. Morts $31,000. Jan 16. Oct 31, 1907. 1:269—58 and 59. A $25,000—$28,000. 2,000

Mercer st, No 191, w s, abt 200 s Bleecker st, 25x100, 4-sty brk loft and store building. Alexander Reiman to Leona and Rosalind Reiman. C a G. Oct 9, 1906. Oct 31, 1907. 2:523—19. A $29,000—$31,000. nom

Monroe st, No 107, n s, 177.2 w Rutgers st, 26.3x100, 6-sty brk tenement and store. Release mort. Solomon Frankel to Amanda Basch. Oct 28, 1907. 1:272—14. A $18,500—$37,000. 1,000

Norfolk st, No 179, w s, 150 s Houston st, 25x100, 6-sty brk tenement and store. Morris Levin et al to Isaac Schneiderman. Mort $39,500. Oct 28. Oct 31, 1907. 2:355—22. A $19,000—$29,000. other consid and 100

Prince st, No 193 (177), n s, 25 w Sullivan st, 25x78, 4-sty brk tenement and store. Joseph Fritz et al to Michele Germino and Domenico Albano. Oct 10. Oct 31, 1907. 2:518—44. A $14,000—$15,500. nom

Reade st, No 146, n s, abt 218 w Hudson st, 25x63, 4-sty brk loft and store building. Frances L Glover to Earl G Pier. Mort $19,000. Oct 24. Oct 25, 1907. 1:141—8. A $16,000—$22,000. other consid and 100

Same property. Earl G Pier to Etagloc Holding Co, a corpn. Mort $33,000. Oct 25, 1907. 1:141. other consid and 100

Washington st, No 807, e s, 78.6 n Horatio st, runs n 18.1 x e 91 x s 12.1 x w 7 x s w 5.7 x w 85.5 to st at beginning, 3-sty brk tenement and store. Cornelius C Freeborn DEVISEE Cornelius S Cooper to Garrett H Freeborn, of Brooklyn. Mort $5,000. Aug 1. Oct 28, 1907. 2:643—40. A $7,500—$8,500. nom

Water st, No 50, n s, 156.5 e Coenties slip, runs w 23.5 x n 65 x e 5.10 x s 2 x e 0.4 x s 2.8 x e 17.5 x s 60.4 to beginning, 4-sty brk loft and store building. Daniel Birdsall to Frances L Glover, of Phillipstown, Putnam Co, N Y. Oct 28, 1907. 1:30—29. A $12,800—$17,500. other consid and 100

William st, Nos 93 to 97. |

William st, No 99. |

Agreement as to encroachments. North River Ins Co with Rebecca A D W wife Luther A Swope, of Irvington, N Y. Jan 25, 1906. Oct 25, 1907. 1:67. nom

1st st E, No 13, s s, 188.1 e Bowery, 19.8x74.4x19.10x77, 5-sty brk tenement and store. Maybelle Realty Co to Giuseppe Dimarco, Andrea Ribando and Antonio Buccola. Mort $23,000. Oct 31, 1907. 2:456—20. A $15,000—$22,000. other consid and 100

4th st E, No 385, n s, abt 105 w Lewis st, 20x75, 3-sty brk tenement. Joseph Krulewitch to Max and Hyman Rieder. Mort $11,750. Oct 26. Oct 28, 1907. 2:360—29. A $6,000—$7,000. other consid and 100

7th st E, Nos 117 and 119, n s, abt 220 w Av A, —x—, two 3-sty brk tenements. Release dower. Etel wife of Solomon Silk to Abraham Leipzig. All title. Q C. Oct 22. Oct 31, 1907. 2:435—43 and 44. A $26,000—$32,000. nom

9th st E, No 733, n s, abt 265 w Av D, 25x92.3, 5-sty brk tenement. FORECLOS, Oct 21, 1907. Chas D O'Connell ref to Joseph Rosenzweig. Oct 30. Oct 31, 1907. 2:379—48. A $15,000—$27,000. 3,000

11th st E, No 628, s s, 308 w Av C, 25x94.9, 5-sty brk tenement and store. Rebecca Harris to Leopold Harris. C a G. All title. Oct 31, 1907. 2:393—21. A $15,000—$31,000. other consid and 100

15th st E, No 415, n s, 369 w Av A, 25x103.3, 5-sty brk tenement and store and 1-sty frame building in rear. David Greenberg to Max Wachsman. Q C. Oct 25. Oct 26, 1907. 3:947—11. A $11,000—$16,000. nom

26th st E, Nos 328 and 330, s s, 200 w 1st av, 50.2x98.9x50.4x 98.9, two 5-sty brk loft and store buildings; also 8 inches of land in rear of lot 91 map Bellevue lots together known as Nos 328 and 330 E 26th st. Bellevue Realty Corpn to Jacob, German and Solomon Kahn. Mort $24,000. Oct 25. Oct 31, 1907 3:931—40. A $18,000—$40,000. nom

36th st E, No 111, n s, 155 e 4th av, 25x98.9, 4-sty stone front dwelling. Benj F Isherwood to Eliza A and Christine E M Isherwood joint tenants. B & S. Oct 30, 1907. 3:892—7. A $42,500—$58,500. gift

39th st W, No 431, n s, 400 w 9th av, 25x98.9, 5-sty brk tenement and store and 4-sty brk tenement in rear. Minnie C Euler to Henry Bollwinkel. Q C. Oct 25. Oct 31, 1907 3:737—17. A $9,000—$11,000. nom

40th st W, No 326, s w s, abt 395 w 8th av, 25x98.9, 5-sty stone front tenement and store and 3-sty stone front tenement in rear. Melvine R Ellis et al to Arnold H Ellis, of Willsborough, Essex Co, N Y C a G. Aug 29. Oct 25, 1907. 3:763—56. A $10,500—$19,000. nom

42d st E, &c. Agreement as to modifications in detail and of plans of terminals north of 42d st and approaches thereto. The City of N Y with N Y & Harlem R R Co and the N Y C & H R R R Co. July 8. Oct 25, 1907. 5:1277 to 1291 inclu and 1297 to 1310 inclu. nom

42d st, W, Nos 102 to 108 | s w cor 6th av, 100x80, 4 and 6-sty brk
6th av, Nos 729 to 735 | loft and store buildings. Julian B Hart to David B Hart. ¼ right, title and interest. C a G. All liens. Oct 31, 1907. 4:994—33 and 34. A $510,000—$570,000. nom

Same property. Declaration by Julian B and John I Hart that they hold ¼ interest in above for David B Hart. Dec 30, 1893. Oct 31, 1907. 4:994.

46th st W, Nos 552 and 554, s s, 100 e 11th av, 50x½ blk, 3 and 4-sty brk tenements with all real and personal estate of which Henry Meyer or Emma A King died seized. J I J Maguire to Hannah E Forbes and Lavinia R Conrow children of Henry Meyer. Release, Q C and correction deed. July 8. Re-recorded from Oct 30. 1907. 4:1074—59 and 60. A $13,000—$15,500. This and all following deeds on same property are Re-recorded in Section 6 block 1752 only. nom

Same property. Real and personal estate of which Henry Meyer and Emma A King died seized. William Knapp to Hannah E Forbes and Lavinia R Conrow, children of Henry Meyer. Release Q C, &c. Mar 28. Rerecorded from Oct 30, 1907. 4:1074—59 and 60. A $13,000——$15,500. nom

Same property. Frank E Young et al to same. Release Q C, &c. Mar 28. Re-recorded Oct 30, 1907. 4:1074; 6:1752. nom

Same property, with all other real and personal estate of which Henry Meyer and Emma A King died seized. Frank K Proud to Hannah E Forbes and Lavinia R Conrow children of Henry Meyer dec'd. Release, Q C, &c. Mar 28. Re-recorded Oct 30, 1907. 4:1074—59 and 60. A $13,000—$15,500. nom

Same property. James I J Maguire et al to same. Release Q C, &c. Mar 28. Rerecorded from Oct 30, 1907. 4:1074. nom

Same property, with all other real estate of which Henry Meyer or Emma A King died seized. Wm W King et al to Hannah E Forbes and Lavinia R Conrow children of Henry Meyer. Release Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074 59 and 60. A $13,000—$15,500. nom

Same property. Chas R King to same. Release Q C, &c. March 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property. Amanda Sutton to same. Release Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property. Belle F Madge to same. Release Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property. Chas F Proud to same. Release, Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property, with all real and personal estate of which Henry Meyer or Emma A King died seized. Mary K Totten to Hannah E Forbes and Lavinia R Conrow. Release, Q C, &c. Mar 28, Re-recorded from Oct 30, 1907. 4:1074—59 and 60. A $13,000—$15,500. nom

Same property. Wm G Young to same. Q C and release. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property, with all other real and personal estate of which Henry Meyer or Emma A King died seized. Ella Conover to Hannah E Forbes and Lavinia R Conrow children of Henry Meyer. Release, Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074—59 and 60. A $13,000—$15,500. nom

Same property. Addie S Everett to same. Release, Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property. Geo W Knapp to same. Release, Q C, &c. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

Same property. Emma M Harmon and Cecelia G Talley to same. Mar 28. Re-recorded from Oct 30, 1907. 4:1074. nom

46th st W, Nos 605 and 607, n s, 100 w 11th av, runs w 50 x n 85.6 x e 25 x n — x e 25 x s 100 to beginning, 3 and 4-sty brk tenements and stores. Joseph Ratzer to Pauline F wife of John Anderson, of Jersey City, N J. Oct 24, 1907. Oct 31, 1907. 4:1094—27 and 28. A $11,000—$13,500. nom

47th st W, No 35, n s, 526.6 w 5th av, 23x100.5, 4-sty stone front dwelling. TRUSTEES of Columbia College to Harry M Austin, of Astoria, L I. Oct 24. Oct 25, 1907. 5:1263—16. A $52,000—$58,000. other consid and 100

47th st W, No 35, n s, 526.6 w 5th av, 23x100.5, 4-sty stone front dwelling. Harry M Austin to Alfred E Marling. Mort $55,000. Oct 25. Oct 26, 1907. 5:1263—16. A $52,000—$58,000. other consid and 100

50th st E, No 334, s s, 295 w 1st av, 20x100.5, 5-sty stone front tenement. Gertrude L Ryan to Mary Palmer. Mort $6,000. Oct 30, 1907. 5:1342—39. A $8,000—$10,500. other consid and 100

51st st W, No 418, s s, 525 e 10th av, 25x100.5, 5-sty stone front tenement. John J Boylan to Elizabeth Boylan. Mort $16,000. Oct 24. Oct 28, 1907. 4:1060—43. A $11,000—$15,000. other consid and 100

51st st W, No 335, n s, 396.3 w 8th av, 17.6x100.5, 3-sty stone front tenement. Wm H Kilgannon and Elizabeth his wife to William Schek, Jr, of West Nyack, N Y. Mort $12,000. Oct 17. Oct 26, 1907. 4:1042—16. A $10,000—$14,500. nom

Same property. William Schek, Jr, to Elizabeth Kilgannon. Mt $12,000. Oct 17. Oct 26, 1907. 4:1042. nom

54th st E, No 323, n s, 250 e 2d av, 25x100.5, 5-sty brk tenement and 3-sty brk tenement in rear. Ida Pieper to Fidelia Mittelmann and Markus Weil. Mort $16,500. Oct 31, 1907. 5:1347—11. A $9,000—$17,000. other consid and 100

54th st E, No 343, n s, 160 w 1st av, 20x100.5, 4-sty brk tenement. Mary Cermak et al to Theresa Lenz. Oct 30. Oct 31, 1907. 5:1347—20. A $7,000—$11,000. 100

55th st W, No 115, n s, 83.4 (? should be 183.4) w 6th av, 16.8x 100.5, probable error, 4-sty brk dwelling. Walter B Warren to Chas T Barney. B & S and C a G. Mort $84,000 covering Nos 105 to 115 W 55th st. Oct 30, 1907. 4:1008—25. A $20,000—$26,000. other consid and 100

56th st E, Nos 411 to 417, n s, 174 e 1st av, 80x91.11x80.2x97.2, two 6-sty brk tenements and stores in Nos 411 and 413. Jacob Bloch to Jacob, Bernhard and Meda Bloch as TRUSTEES. ⅓ part. All title. Mort $83,000. Oct 28. Oct 31, 1907. 5:1368—8 and 10. A $24,000—P $30,000. other consid and 100

56th st E, Nos 411 and 413, n s, 174 e 1st av, 40x94.7x40.1x97.2. |
56th st E, Nos 415 and 417, n s, 214 e 1st av, 40x91.11x40.1x94.7. |
Two 6-sty brk tenements, stores in Nos 411 and 413. |
Release mort. Business Men's Realty Co to Lewis Realty & Construction Co. Oct 8. Oct 29, 1907. 5:1368—8 and 10. A $24,000—P $30,000. nom

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HECLA IRON WORKS
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BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

56th st E, Nos 411 to 417, n s, 174 e 1st av, 80x92x80.2x97.2, two 6-sty brk tenements and stores in Nos 411 and 413. Lewis Realty & Construction Co to Rachel Lederer. Mort $73,000. Oct 28. Oct 29, 1907. 5:1368—8 and 10. A $24,000—P $30,000. other consid and 100

Same property. Rachel Lederer to Jacob, Bernhard, and Meda Bloch as TRUSTEES. Mort $83,000. Oct 28. Oct 29, 1907. 5:1368. other consid and 100

56th st E, Nos 411 and 413, n s, 174 e 1st av, 40x94.7x40.1x97.2, 6-sty brk tenement and store. Release mort. N Y Trust Co to Lewis Realty & Construction Co. Oct 8. Oct 29, 1907. 5:1368—8. A $12,000—P $15,000. other consid and 1,000

56th st E, Nos 411 and 413, n s, 174 e 1st av, 40x94.7x40.1x97.2, 6-sty brk tenement and store. Release mort. N Y Trust Co to Lewis Realty & Construction Co. Oct 8. Oct 29, 1907. 5:1368—8. A $12,000—P $15,000. other consid and 100

56th st E, Nos 415 and 417, n s, 214 e 1st av, 40x91.11x40.1x94.7, 6-sty brk tenement. Release mort. N Y Trust Co to Lewis Realty & Construction Co. Oct 8. Oct 29, 1907. 5:1368—10. A $12,000—P $15,000. other consid and 1,000

Same property. Release mort. Same to same. Oct 8. Oct 29, 1907. 5:1368. other consid and 100

57th st W, No 559, n s, 83.4 e 11th av, 16.8x100.5, 3-sty brk and stone tenement and store. Frederick Van Wyck to Chas L Burnham. Mort $5,000. Aug 13. Oct 30, 1907. 4:1086—1C. A $6,500—$7,500. nom

58th st E, No 435, n s, 231.5 w Av A, 18.1x100.4, 3-sty brk and stone tenement. Simon F Bleyer et al EXRS, &c, Jacob S Bleyer to Morris Rollnick. Oct 25, 1907. 5:1370—15. A $6,500—$9,000. 11,000

58th st E, No 345, n s, 160 w 1st av, 20x100.5, 5-sty brk and stone tenement. J Henry Steinkamp to Wm H Steinkamp and Dora his wife tenants by entirety. Mort $10,000. Oct 21. Oct 25, 1907. 5:1351—20. A $8,000—$16,000. other consid and 100

61st st W, No 247, n s, 125 e West End av, 25x100.5, 5-sty brk tenement and store. Abraham H Altschul and ano to Israel H Goldberg, of Jersey City, N J. B & S. Oct 22. Oct 25, 1907. 4:1153—6. A $6,000—$14,000. other consid and 100

Same property. Israel H Goldberg to Fredk W Crawford, of Jersey City, N J. Mort $16,000. Oct 15. Oct 25, 1907. 4:1153. other consid and 100

65th st W, No 162, s s, 210 e Amsterdam av, 18x100.5, 4-sty and basement stone front dwelling. Max Solomon to Theo J Yost. Mort $14,000. Sept 27. Oct 29, 1907. 4:1136—56. A $10,000—$16,000. other consid and 100

65th st E, No 131, n s, 90 w Lexington av, 20x100.5, 3-sty and basement stone front dwelling. Wm B Isham to Flora I Collins, of Harrison, N Y. Aug 1, 1903. Oct 29, 1907. 5:1400—13½. A $30,000—$34,000. gift

66th st E, Nos 339 and 341, n s, 75 w 1st av, 37.6x100.5, 6-sty brk tenement. Louis J Jacoves et al to Tillie Wacht. Mort $49,800. Oct 25. Oct 26, 1907. 5:1441—22. A $16,000—$48,000. other consid and 100

66th st E, No 326, s s, 300 e 2d av, 16.8x100, 3-sty brk and stone dwelling. Joseph Gies INDIVID and as TRUSTEE for Anna M G Schneider et al to Pincus Lowenfeld and William Prager. Mort $6,000. Aug 19. Oct 30, 1907. 5:1440—40. A $5,500—$8,000. 10,875

Same property. Anna M G Schneider et al to same. Mort $6,000. Oct 30, 1907. 5:1440. nom

66th st E, Nos 335 and 337, n s, 112.6 w 1st av, 37.6x100.5, 6-sty brk tenement. Louis J Jacoves et al to Samuel Loewy. Mort $47,800. Oct 24. Oct 26, 1907. 5:1441—21. A $16,000—$48,000. other consid and 100

67th st E, Nos 342 to 348, s s, 75 w 1st av, 75x100.5, two 6-sty brk tenements. Louis J Jacoves and Joseph White to Newman Dube. All title. Mort $99,600. Oct 24. Oct 26, 1907. 5:1441—31 and 32. A $32,000—$96,000. other consid and 100

68th st W, No 45, n s, 455 w Central Park West, 20x100.5, 4-sty and basement stone front dwelling. Robt S Minturn and ano EXRS Anna M Quicke to Edgar H Rosenstock. Oct 22. Oct 30, 1907. 4:1121—14. A $15,000—$28,000. 35,000

Same property. Edgar H Rosenstock to Isaac Stern. Mort $20,000. Oct 30, 1907. 4:1121. nom

72d st W, No 250, s s, 210 e West End av, runs s 112.2 x e 15 x n 10 x e 5 x n 102.2 to st x w 20 to beginning, 4-sty and basement stone front dwelling. FORECLOS, Feb 27, 1901. Oswald N Jacoby ref to Franklin Bartlett. April 9, 1901. Oct 26, 1907. 4:1163—56. A $26,000—$42,000. 39,500

72d st E, No 219, n s, 225.5 e 3d av, 14.7x102.2, with all title to strip on w, 0.5x102.2, 3-sty stone front dwelling. The Industrial Realty Co to Maria Staats. Mort $10,000. Oct 24. Oct 25, 1907. 5:1427—9½. A $7,500—$10,500. 100

72d st E, No 423, n s, 250 w Av A, 25x102.2.
72d st E, No 429, n s, 175 w Av A, 25x102.2.
two 4-sty brk stone front tenements.
Isaac Goldberg et al to Fannie Cronheim. Mort $30,000. Oct 30. Oct 31, 1907. 5:1467—14 and 17. A $18,000—$32,000. nom nom

73d st E, No 29, n s, 18 w Madison av, 15x80, 4-sty stone front dwelling. Chas C Sargent to Mary E Sargent. Mort $15,000. Oct 25. Oct 28, 1907. 5:1388—16½. A $32,000—$36,000. nom

74th st E, Nos 210 to 214, s s, 135 e 3d av, 50x102.2, two 4-sty brk tenements and stores and 2 and 3-sty brk tenements in rear. Samuel Altschul and ano to Emanuel Levy, of Phoenix City, Alabama. Mort $28,700. Oct 28. Oct 29, 1907. 5:1428—42 and 43. A $22,000—$32,500. other consid and 100

75th st W, No 125, n s, 320 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Mary C Murray to Louis F Rothschild. All title. Oct 30. Oct 31, 1907. 4:1147—19. A $14,000—$28,000. nom

76th st W, No 164, s s, 180 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Albert A Morse to Jane and Thos M Jr Stewart and Robt H Hibbard EXRS and TRUSTEES Thos M Stewart. Mort $20,000. Oct 25, 1907. 4:1147—57. A $14,500—$25,000. other consid and 100

80th st E, No 172, s s, 159 w 3d av, 19x102.2, 4-sty stone front dwelling. Saul Deiches et al to Mary F Stanley. Mort $13,000. Oct 28, 1907. 5:1508—43. A $10,000—$16,000. other consid and 100

83d st E, No 418, s s, 281 e 1st av, 25x102.2, 5-sty brk tenement. Joseph Wunsch to Samuel Levin. Mort $7,500. Oct 30, 1907. 5:1562—37. A $8,000—$17,000. other consid and 100

93d st W, No 31, n s, 413 e Columbus av, 19x100.8, 4-sty and basement stone front dwelling. Robt C MacElrath to Mary W Finley. Mort $11,000. Oct 29. Oct 31, 1907. 4:1207—17¼ and 17½. A $9,500—$13,000. other consid and 100

93d st E, No 305, n s, 100 e 2d av, 25x100.8, 4-sty brk tenement. Rosa Jackle to Morris Spiegel. Mort $8,500. Oct 31, 1907. 5:1556—5. A $8,000—$13,500. exch and 100

93d st W, Nos 62 and 64, s s, 100 e Columbus av, runs s 100 x e 25 x s 0.8 x e 50 x n 100.8 to st x w 75 to beginning, with all title to strip, 0.4x100.8, adj on east, two 5-sty brk tenements. Joseph L Deering to Mary A Deering. 1-14 part. All title. All liens. Oct 24. Oct 25, 1907. 4:1206—58. A $47,000—$75,000. nom

96th st E, No 224, s s, 337 e 3d av, 32x100.8, 5-sty brk tenement. Max Augner to Mary A Smith. Mort $32,500. Oct 31, 1907. 5:1541—34. A $13,000—$29,000. nom

97th st W, No 259, n s, 89 e West End av, 18x91.11, 3-sty and basement brk dwelling. Eliza C Nicoll to Mary E Miller. Oct 30. Oct 31 1907. 7:1869—4½. A $8,500—$14,000. other consid and 100

100th st E, No 158, s s, 250 w 3d av, 25x100.11, 5-sty brk tenement. Moses N Glickman to Clara Glickman. All liens. Oct 21. Oct 26, 1907. 6:1627—47. A $8,000—$16,000. other consid and 100

101st st E, No 315, n s, 400 w 1st av, 25x100.10, 6-sty brk tenement and store. Abraham Teichman to Pesie Gang. Mort $30,150 and all liens. Oct 17. Oct 28, 1907. 6:1673—10. A $6,000—$27,000. other consid and 100

106th st E, No 239, n s, 100 w 2d av, 25x100.11, 4-sty brk tenement. FORECLOS (Sept 30, 1907). Edw J Dunphy (ref) to Alwine Ahnert. Oct 23. Oct 28, 1907. 6:1656—20. A $8,000—$15,500. 16,600

Same property. Alwine Ahnert to Rose Sullivan. Mort $11,000. Oct 25. Oct 28, 1907. 6:1656. other consid and 100

109th st W Cathedral Parkway | n s, 150 w Columbus av, 100x171.10 to s s Cathedral Parkway or 110th st, vacant. Wm G Park to Cathedral Realty Co. All liens. Apr 12, 1905. (Re-recorded from Oct 8, 1907.) Oct 29, 1907. 7:1864—23 to 26 and 39 to 42. A $109,000—$109,000. 98,000

110th st E, Nos 10 to 18, s s, 100 w Madison av, 128x100.11, five 5-sty brk tenements, stores in Nos 16 and 18. Mariamne Rosenzweig to Jennie Reichman. B & S. Oct 28, 1907. 6:1615—60 to 64. A $66,500—$103,000. other consid and 100

112th st W, No 321, n s, 120 e Manhattan av, 16.8x100.11, 3-sty and basement brk dwelling. Christopher H Steinkamp Jr to Wm H Steinkamp and Dora his wife tenants by entirety. ½ part. B & S and C a G. Mort $10,000. Jan 8, 1906. Oct 25, 1907. 7:1847—9. A $6,000—$9,000. other consid and 100

114th st E, No 123, n s, 175 e Park av, 15x100.11, 3-sty stone front dwelling. Harry Freedman to Isidor Freedman. Mort $7,250. Oct 30, 1907. 6:1642—9. A $6,000—$8,000. nom

115th st E, No 10, s s, 170 e 5th av, 25x100.11, 5-sty brk tenement. Herman Grohman to Joseph Wiener Jr. Mort $26,000. Jan 18, 1907. 6:1620—65. A $10,000—$23,000. Corrects error in issue of Jan 26, 1907, when st No was 110. other consid and 100

116th st W, Nos 614 to 618, s s, 250 w Broadway, 75x100.11, 10-sty brk and stone tenement. Paterno Bros, a corpn, to Jason R and Wm R Westerfield. Mort $200,000. Oct 31, 1907. 7:1896—80. A $51,000—P $55,000. other consid and 1,000

117th st E, No 7, n s, 135 e 5th av, 25x100.11, 5-sty brk tenement. Sadie Hirschberg to Joseph B Rosenback. Mort $22,375. Oct 30, 1907. 6:1623—6. A $11,000—$25,000. other consid and 100

117th st W, No 435, n s, 40 e Amsterdam av, 18.4x100.11, 5-sty brk and stone dwelling. William Gow to The Borough Bank of Brooklyn. Mort $15,000. Oct 29. Oct 30, 1907. 7:1961—39. A $13,000—$23,000. nom

117th st W, No 121, n s, 250 w Lenox av, 18x100.11, 5-sty brk dwelling. Estelle C wife of and Morris M Hagedorn to Wm C Hyde. Mort $17,250. Oct 25. Oct 30, 1907. 7:1902—21. A $9,300—$19,000. other consid and 100

118th st E, No 350, s s, 67 w 1st av, 16.6x50.5, 3-sty stone front dwelling. Lenoria Hughes to John J Walsh. Mort $3,300. Oct 25, 1907. 6:1689—30¼. A $2,500—$6,000. other consid and 100

118th st E, Nos 411 to 415, n s, 144 e 1st av, 50x100.11, three 3-sty stone front dwellings. Max Lipman to Max Gold. ½ part. Mort $13,200. Oct 15. Oct 25, 1907. 6:1806—7 to 8. A $12,000—$21,000. other consid and 100

118th st E, No 225, n s, 310 w 2d av, 16.8x100.10, 3-sty stone front dwelling. Release dower. Katie McGowan widow to James A Lynch. All title. Q C. Oct 22. Oct 31, 1907. 6:1783—12. A $4,500—$7,500. nom

119th st E, No 212, s s, 175 e 3d av, 37.6x100.5, 6-sty brk tenement and store. Abraham B Keve to Albert L Silberstein. Mort $50,000. Oct 30, 1907. 6:1783—41. A $10,500—$46,000. omitted

121st st W, No 101, n s, 80 w Lenox av, 20.6x75.11, 3-sty and basement stone front dwelling. Chas A Yost to Minnie Y Keeler, Geo A Yost and Lillie Y Jacka. Mort $15,000. Nov 20, 1905. Oct 29, 1907. 7:1906—28. A $8,500—$19,000. nom

122d st W, No 114, s s, 171 w Lenox av, 18x100.11, 3-sty and basement stone front dwelling. Clara V Simons to Fredk C Simons. Mort $12,000. Sept 11. Oct 31, 1907. 7:1906—40½. A $8,600—$18,000. nom

123d st E, No 414, s s, 212 e 1st av, 25x100.11, 4-sty brk tenement. Leonard Del Genio to Raffaela wife of Leonard Del Genio. ½ part. All title. All liens. Oct 22. Oct 31, 1907. 6:1810—40. A $5,000—$12,000. nom

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123d st E, No 154, s s, 285 w 3d av, 25x100.11, 6-sty brk tenement and store. Samuel Portman and ano to John A Sonntag. Mort $33,750. Oct 25. Oct 26, 1907. 6:1771—48. A $8,000—$32,000. other consid and 100

126th st E, Nos 121 and 123, n s, 290 e Park av, 50x99.11, two 6-sty brk tenements and store. Samuel Loewy to Minnie E White. Mort $83,400. Oct 25. Oct 26, 1907. 6:1775—13. A $16,000—$65,000. 100

127th st E, No 117, n s, 237 e Park av, 22x99.11, 5-sty brk tenement. John Bergmann to Emma wife of John Bergmann. Mt $20,000. Oct 25. Oct 26, 1907. 6:1776—11. A $6,000—$21,000. other consid and 100

127th st W, Nos 413 to 421, n s, abt 170 w Convent av, —x—, two 2 and two 3-sty frame dwellings.
4th st W, No 303, e s, abt 20 n Bank st, —x—, 2-sty brk dwelling.
Also property in Kings Co.
Lillian M Barrett to Geo A Lacas, Jr. B & S. 1-240 part. Oct 17. Oct 31, 1907. 7:1967—63. A $28,000—$28,000. 2: 615—2. A $7,500—$8,000. nom

127th st E, No 115, n s, 215 e Park av, 22x99.11, 5-sty brk tenement. Morris Rotter to Seventy-Eighth Street Realty Co. Mort $17,000. Oct 29, 1907. 6:1776—10. A $6,000—$21,000. other consid and 100

128th st E, No 6, s s, 110 e 5th av, 20x99.11, 3-sty stone front dwelling. Grace G Posey to Geo W Glaze. B & S. Oct 29. Oct 31, 1907. 6:1752—68. A $8,000—$17,000. nom

129th st E, No 109, n s, 140 e Park av, 25x99.11, 4-sty brk tenement and store. Emma F Garnsey to Annie Goldflam. All liens. Oct 31, 1907. 6:1778—7. A $6,500—$12,000. nom

129th st E, No 109, n s, 140 e Park av, 25x99.11, 4-sty brk tenement and store. Annie Goldflam to Emma F Garnsey. Mort $12,750. Oct 30, 1907. 6:1778—7. A $6,500—$12,000. nom

129th st W, Nos 34 and 36, s s, 460 w 5th av, 50x99.11, vacant. Aaron M Janpole et al to Napoleon Construction Co. Oct 25. Oct 26, 1907. 6:1726—55 and 56. A $20,000—$20,000. nom

129th st E, No 109, n s, 140 e Park av, 25x99.11, 4-sty brk tenement and store. Saul Adams to Annie Goldflam. Mort $12,750. Oct 25, 1907. 6:1778—7. A $6,500—$12,000. nom

130th st W, No 214, s s, 185 w 7th av, 15x99.11, 3-sty and basement stone front dwelling. Chas A Yost to Minnie Y Keeler, Geo A Yost and Lillie Y Jacka. Mort $6,000. Nov 21, 1905. Oct 29, 1907. 7:1935—41. A $6,000—$10,000. nom

131st st W, No 215, n s, 208.4 w 7th av, 15.8x99.11, 3-sty stone front dwelling. Geo J Godfrey et al to Honora M Godfrey. Q C. Oct 14. Oct 26, 1907. 7:1937—23. A $6,200—$9,500. nom

134th st W, No 524, s s, 524.3 w Amsterdam av, 43.9x99.11, 5-sty brk tenement. Release mort. U S Trust Co to Chas E Jones Co. Oct 25. Oct 26, 1907. 7:1987—53. A $15,000—P $30,000. 40,000

136th st W, No 166, s s, 137.6 e 7th av, 12.6x99.11, 3-sty stone front dwelling. Abram C Gibson TRUSTEE Benj F Roe to Eliz A Gibson, of West New Brighton, S I. Oct 26. Oct 28, 1907. 7:1920—58. A $5,000—$8,000. 8,100

139th st W, Nos 18 to 22 | n s, 575 e Lenox av, 75x199.10 to s s 140th st, 2-sty brk stable. FORECLOS (Oct 17, 1907). Richard H Clarke (ref) to David Kidansky and Louis J Levy. Mort $42,000. Oct 24. Oct 30, 1907. 6:1737—25, 26 and 27 and 46. A $36,300—$45,300. 1,000 over mort of 42,000

147th st W, No 439, n s, 325 w St Nicholas av, 22.6x79.11, 3-sty stone front dwelling. Mabel S Cowan to John and Matthias Haffen, of firm J & M Haffen. Morts $21,500. Oct 25. Oct 28, 1907. 7:2062—19. A $5,700—$14,500. nom

149th st W, No 528, s s, 310 w Amsterdam av, 15x99.11, 3-sty stone front dwelling. The American Missionary Association to The Norton Realty Co. C a G. Oct 23. Oct 29, 1907. 7:2080—44. A $6,000—$11,500. 13,250

164th st W, Nos 434 and 436, s s, 325 e Amsterdam av, 50x112.4, 5-sty brk tenement. Harris Rosenthal to Joseph Troy. Mort $63,000. Oct 24. Oct 25, 1907. 8:2110—78. A $15,000—$55,000. other consid and 100

164th st W, Nos 442 and 444, s s, 225 e Amsterdam av, 50x112.4, 5-sty brk tenement. Gustav Schultz to Lena Schultz. Mort $64,000. Oct 7. Oct 29, 1907. 8:2110—74. A $15,000—$55,000. other consid and 100

169th st W, n s, 518.3 w St Nicholas av, 50x86.7, vacant. FORECLOS, Apr 18, 1906. Elbert B Hamlin referee to Wm C Flanagan. Mort $2,000. May 15, 1906. Oct 25, 1907. 8:2138—183. A $6,000—$6,000. 9,000

169th st W, n s, 518.3 w St Nicholas av, 100x86.7, vacant. Wm C Flanagan to The Ascher Detective Agency. Mort $12,000. Aug 30. Oct 25, 1907. 8:2138—183 and 185. A $12,000—$12,000. other consid and 100

169th st W, n s, 568.3 w St Nicholas av, 50x86.7, vacant. Adolph F Lucker and ano to Wm C Flanagan. Mort $5,000. Aug 30. Oct 25, 1907. 8:2138—185. A $6,000—$6,000. nom

228th st W, late Terrace View av, w s, 100 s Marble Hill av, late Kingsbridge av, runs w 100 x s e 3.2 x e 97.2 to av x — 86.1 to beginning, 2-sty frame dwelling. Melissa Harvey to Reuben C Harvey. ½ part. Oct 29. Oct 30, 1907. 13:3402—579. A $4,500—$8,000. nom

Av D, Nos 55 and 57 | s w cor 5th st, 41x80, two 5-sty stone front
5th st, Nos 750 and 752 | tenements and stores and 2-sty brk tenement and store in st. Paul Shalet to Mary Sturtz. Mort $75,750. Oct 30. Oct 31, 1907. 2:374—33 and 34. A $42,000—$85,000. other consid and 100

Av D, No 108 | s e cor 8th st, 25x75, 4 and 5-sty brk
8th st, Nos 412 and 414 | tenements and stores. Paul Shalet to Mary Sturtz. Mort $34,500. Oct 30. Oct 31, 1907. 2:363—36. A $16,000—$25,000. other consid and 100

Amsterdam av | e s, 250 s from n s 172d st, runs e 100 x n
Highbridge Terrace | 50 x e 66.9 to w s Highbridge Terrace and bounded on e and s by said Highbridge Terrace on w by Amsterdam av and Edgecombe road.
Edgecombe road, e s, at s line Highbridge Park, runs s 599.2 x e — x n 595 to said Park x w 211.1 x s w 108.9 to beginning, vacant. John O Baker to Chelsea Realty Co. Mort $100,000. Oct 27, 1905. Oct 31, 1907. 8:2106—part of lot 375. other consid and 100

Amsterdam av, No 1726, w s, 74.11 n 145th st, 25x100, 5-sty brk tenement and store. Sarah Elkin and ano to Chas F Coy, of Yonkers, N Y. Mort $35,000. Oct 28. Oct 30, 1907. 7:2077—32. A $20,000—$30,000. other consid and 100

Amsterdam av, No 2364, w s, 65.4 s 178th st, 40.4x100, 5-sty brk tenement and store. Release mort. N Y Trust Co to Cascade Realty and Construction Co. Oct 30. Oct 31, 1907. 8:2132—40. A $17,500—$43,000 . other consid and 1,000

Audubon av, n w cor 173d st, 100x100, vacant. Wm H Jacob to Lawrence Jacob. Mort $47,000. Apr 30. Oct 25, 1907. 8:2130—19 to 21. A $36,000—$36,000. other consid and 100

Broadway, e s, 322 n c l Sherman av, and being plot 50 map (No 697) of 128 acres Estate Isaac Dyckman, begins at s w cor plot 49, runs e 202 x s e 53.3 x w 220.5 to Broadway x n 50 to beginning, vacant. Maurice W Halpin to Paul Halpin. Mort $10,000. Oct 16. Oct 25, 1907. 8:2175—6. A $18,000—$18,000. other consid and 100

Broadway, No 3672 | s e cor 152d st, 74.11x20, 3-sty stone front
152d st | dwelling. Clara S Crohen to Mai A Crohen. 1-5 part. All title. C a G. All liens. Oct 24. Oct 25, 1907. 7:2083—63. A $10,000—$21,000. nom

Broadway, s e cor 153d st, 24.11x100, vacant. James R Hay to Ashbel H Barney. Mar 5. Oct 25, 1907. 7:2084—61. A $22,000—$22,000. nom

Broadway, Nos 2281 to 2299 | s w cor 83d st, runs w 104 x s 102.2
82d st, Nos 251 to 255 | x w 5.9 x s 102.2 to n s 82d st x
83d st, Nos 250 to 260 | e 107.7 to Broadway x n 204.4 to beginning, two 2-sty brk stores and 2-sty brk chapel. Samuel Jackson to Samuel Eiseman. ½ part. B & S. Mort $450,000. Aug 6. Oct 31, 1907. 4:1230—8 and 54. A $350,000—$380,000. nom

Fort Washington av | w s, 45.3 s 182d st, runs s 253.6 to n s
181st st | 181st st, x w 105.9 x n — x e 105 to beginning, with all title to land lying on above to c l of 182d st, 3-sty brk dwelling and vacant. City Real Estate Co to Apostleship of Prayer. Q C. Mort $37,500. Feb 3, 1906. Oct 31, 1907. 8:2179—90. A $60,000—$65,000. 100

Lenox av, Nos 661 and 665 | n w cor 143d st, 40x100, 6-sty brk
143d st | tenement and store. FORECLOS (Oct 18, 1907). Joseph P Morrissey (ref) to Emanuel Strauss. Morts on this and other property $193,165. Oct 26. Oct 28, 1907. 7:2012—29. A $29,500—P $55,000. 2,000

Lenox av, Nos 669 and 671, w s, 40 n 143d st, 31.11x100, 6-sty brk tenement and store. FORECLOS (Oct 18, 1907). Joseph P Morrissey (ref) to Emanuel Strauss. Morts on this and other property $193,165. Oct 26. Oct 28, 1907. 7:2012—31. A $21,500—P $40,000. 2,000

Lenox av, Nos 673 and 675, w s, 79.11 s 144th st, 40x100, 6-sty brk tenement and store. FORECLOS (Oct 18, 1907). Joseph P Morrissey (ref) to Emanuel Strauss. Morts on this and other property $202,038. Oct 26. Oct 28, 1907. 7:2012—33. A $21,500—P $40,000. 2,000

Lenox av, Nos 677 and 679, w s, 40 s 144th st, 39.11x100, 6-sty brk tenement and store. FORECLOS (Oct 18, 1907). Joseph P Morrissey (ref) to Emanuel Strauss. Mort on this and other property $196,538. Oct 26. Oct 28, 1907. 7:2012—34. A $21,500—P $40,000. 2,000

Lenox av | s w cor 144th st, 40x100, 6-sty brk tenement
144th st, No 100 | and store. FORECLOS (Oct 18, 1907). Joseph P Morrissey (ref) to Emanuel Strauss. Morts on this and other property $190,463. Oct 26. Oct 28, 1907. 7:2012—36. A $29,500—P $55,000. 2,000

Madison av, Nos 1824 and 1826, w s, 40.11 s 119th st, 40x75, 6-sty brk tenement and store. Release mort. Sender Jarmulowsky to David Cohen. Oct 29. Oct 31, 1907. 6:1745—55. A $18,000—P $40,000. 10,000

Madison av, No 1839 | n e cor 120th st, 17.9x83, 3-sty stone front
120th st | tenement and store. Paul Shalet to Jacob Potsdam. All liens. Oct 30. Oct 31, 1907. 6:1747—1. A $17,000—$25,000. other consid and 100

Manhattan av, No 374, e s, 27.11 s 116th st, 36.3x87, 5-sty brk tenement. Joseph Lemelson to Simon S Friedberg. Mort $28,000. Oct 30, 1907. 7:1848—65. A $16,000—$29,000. nom

Nagle av, s e s, 530 s w from c l Ellwood st, runs s e 200 x s w 50 x n w 200 to av x n e 50 to beginning, vacant. Maurice W Halpin to Paul Halpin. Oct 22. Oct 25, 1907. 8:2171—10. A $10,000—$10,000. other consid and 100

Riverside Drive | s e cor 119th st, 100x100, 9-sty brk and stone
119th st | tenement. Nathan Loewy Realty and Construction Co to Emily Loewy. Mort $325,000. Oct 25. Oct 26, 1907. 7:1990—40. A $95,000—$140,000. other consid and 100

Riverside Drive, s e cor 129th st, runs s on curve — to n s 127th st x e 352.5 x n w 48.1 x n 156 to c l 128th st as formerly existed x w 12.3 x n e 70.7 to s w s Manhattan st at point 156.6 n w Broadway x n w 394.9 to s s 129th st x w 280.9 to beginning, except lots 1 to 4, 10 to 17, 23, 24, 33 to 43, 5 to 9, 44, 45 and 46, and west 7 ft of lot 47 on map of the Tiemann Tract filed in vol 2, 908, of maps, page 69. The premises intended to be conveyed are lots 18 to 22, 25 to 32, 48 to 53, and easterly 18 ft of lot 47 on said map, parts of 1 and 2-sty brk and frame factory. FORECLOS (Oct 24, 1907). Alvin Untermyer (ref) to Robert McGill. Morts $368,500. Oct 25. Oct 29, 1907. 7:1995—1. A $525,000—$550,000. 20,000 over morts, &c.

St Nicholas av, Nos 1360 and 1362 | n e cor 178th st, 50x100,
178th st, No 599 | 5-sty brk tenement and store. Aaron M Janpole et al to Patrick J, Clarence A and Irene J Rothwell joint tenants. Mort $60,000. Oct 28. Oct 29, 1907. 8:2153—1. A $25,000—$65,000. other consid and 100

St Nicholas av, No 762, e s, 72 n from former c l 148th st, now closed, 19.11x125x19.11x120, 4-sty stone front dwelling. Frank I Vander Beek Jr to Rebecca M wife Frank I Vander Beek Jr. Mort $18,000. Oct 24. Oct 25, 1907. 7:2053—124. A $8,000—$26,000. nom

Seaman av, n s, 475 w Emerson st, 50x182x50.7x189.9, vacant. Maurice W Halpin to Paul Halpin. Mort $5,600. Oct 16. Oct 25, 1907. 8:2248—111 and 112. A $5,600—$5,600. other consid and 100

Wadsworth av, e s, 100 s 187th st, 50x150, vacant. Eliz A Toal et al to Joseph P Fallon. Oct 31, 1907. 8:2166—64 and 65. A $14,000—$14,000. other consid and 100

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STRUCTURAL STEEL AND ORNAMENTAL IRON
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West End av, No 574, e s, 41.8 s 88th st, 19x99.6, 4-sty and basement brick dwelling. Eugenie Wolf to Annie M Devery. Mort $22,000. Oct 29. Oct 30, 1907. 4:1235—63. A $13,500—$26,000. other consid and 100

1st av, No 1581, w s, 150 s 83d st, 15.1x100.1x10.2x100, 5-sty stone front tenement and store. Seventy-Eighth Street Realty Co to Morris Rotter. Mort $14,000. Oct 29, 1907. 5:1545—25. A $6,000—$11,000. other consid and 100

1st av
125th st, Nos 343 and 345
126th st, Nos 334 and 336 | n w cor 125th st (as widened for bridge purposes), runs w 140 x n — to s s 126th st x e 50 x s 100.11 x e 25 x s 50.11 x e 65 to w s 1st av x s 50 to beginning, 1-sty brk office and frame shed of lumber yard. Harriet P Brown to Ronald K Brown. B & S. All liens. Apr 19, 1900. Oct 29, 1907. 6:1802—20 to 24 and 32 and 33. A $48,000—$49,000. nom

1st av, No 14, e s, 24.6 n 1st st, 32.6x70, 5-sty brk tenement and store. Paul Shalet to Jacob Potsdam. Mort $40,000. Oct 30. Oct 31, 1907. 2:429—2. A $24,000—$36,000. other consid and 100

2d av, Nos 1920 and 1922
99th st, No 301 | n e cor 99th st, 40.11x106, 6-sty brk tenement and store. Mary Schwartz and ano to Joseph Klein. Mort $70,095. Oct 24. Oct 25, 1907. 6:1671—1. A $20,000—P $55,000. other consid and 100

3d av, e s, 73.11 n 24th st, runs e 97.7 x n 0.7½ x s w — to beginning, gore. Ridgely Hunt to Ridgely Hunt Jr and Virginia L Hunt, of Morristown, N J. All title. Q C. Oct 23. Oct 30, 1907. 3:905. nom

3d av, No 440, w s, 79.1 n 30th st, runs n 19.8 x w 100 x s 31 x e 40 x n 11.4 x e 60 to beginning, 4-sty brk tenement and store. Philip Cowen et al to Louisa H Clausnitzer. Mort $12,500. Oct 12. Oct 25, 1907. 3:886—47. A $18,500—$24,000. other consid and 100

3d av, Nos 1717 and 1719, e s, 62.11 s 97th st, 37.9x100, 6-sty brk tenement and store. Paul Shalet to Jacob Potsdam. Mort $61,500. Oct 30. Oct 31, 1907. 6:1645—48. A $23,000—$53,000. other consid and 100

3d av, No 1441, e s, 77.1 n 81st st, 25.1x101.8, 4-sty brk tenement and store. James H Schmelzel et al to Ferdinand Brakmann. Mort $20,000. Oct 24. Oct 29, 1907. 5:1527—4. A $21,000—$28,000. nom

3d av, No 1831, e s, 25.11 n 101st st, 25x90, 5-sty brk tenement and store. Joseph Dobkin to Lizzie wife Joseph Dobkin. All liens. Oct 28, 1907. 6:1651—2. A $13,000—$24,000. other consid and 100

5th av, No 2004, w s, 42.3 n 124th st, 19.8x80, 4-sty and basement stone front dwelling. Harriet P Brown to Ronald K Brown. B & S. All liens. Apr 19, 1900. Oct 29, 1907. 6:1722—35. A $12,500—$18,500. nom

5th av, No 728, w s, 73.5 s 57th st, 27x125, 5-sty brk and stone dwelling. Chelsea Realty Co to Chas W Morse. Mort $150,000. June 16, 1905. Oct 29, 1907. 5:1272—38. A $250,000—$330,000. other consid and 100

5th av, No 853, e s, 75.5 n 66th st, 25x100, 4-sty and basement stone front dwelling. Grace G wife of and Chas C Dickinson to Anna E Kidd. C a G. May 27. Oct 31, 1907. 5:1381—4. A $175,000—$210,000. nom

6th av, No 843, w s, 41 s 48th st, 19.5x46, 5-sty brk tenement and store. Richard W Buckley EXR Dennis W Buckley to Richard P, Marie J, Eliz B and Cornelia B Lydon. Oct 24. Oct 25, 1907. 4:1000—35½. A $1,900—$2,400. nom

7th av, No 303, e s, 22.1 n 27th st, runs e 49.10 x n e — x n 1.3 x e 6.6 x n 14.6 x e 4.6 x n 10.8 x w 13.5 x s 1.1 x w 49.10 to 7th av, x s 27.9 to beginning, 5-sty stone front tenement and store.

28th st, No 160, s s, 56.11 e 7th av, runs e 18.7 x s 50 x w 13.9 x n 9.3 x w 4.7 x n 40.9 to beginning, 4-sty brk tenement and store.

Benjamin Sire to Richard J Donovan. All liens. Sept 30. Oct 26, 1907. 3:803—2. A $24,000—$29,000 and 72. A $13,000—$15,000. nom

7th av, No 2224
131st st, No 201 | n w cor 131st st, 24.11x75, 5-sty brk tenement and store. Frank Murphy to John J Murphy. ½ part. Mort $25,000. Nov 15, 1904. Oct 26, 1907. 7:1937—29. A $20,000—$35,000. other consid and 100

7th av, No 2532, w s, 53.6 s 147th st, 27x100, 5-sty brk tenement and store. Sigmond Bishop to Carmela Salvatore. Mort $20,000. Oct 30. Oct 31, 1907. 7:2032—34. A $12,000—$25,000. other consid and 100

7th av, Nos 2546 and 2548, w s, 80 n 147th st, 39.10x100, 5-sty brk tenement and store. Samuel Geisman et al to Philip Lotze. Mort $45,000. Oct 30. Oct 31, 1907. 7:2033—33. A $17,500—$45,000. other consid and 100

9th av, e s, 49.11 s 216th st, 50x100, vacant. Paul Halpin to Maurice W Halpin. Mort $5,880. Oct 16. Oct 25, 1907. 8:2196—6. A $8,000—$8,000. other consid and 100

11th av, Nos 670 and 672, e s, 50.2 n 48th st, 50.1x100, two 4-sty brk tenements and stores. Abram Bachrach to Samuel Blumenstock and Henry Nechols. Mort $28,000. Oct 16. Oct 28, 1907. 4:1077—3 and 4. A $18,000—$26,000. other consid and 100

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Butler pl, n s, 100 w Green av, 50x100, Cebrie Park. Louis Wechsler to John Williams. All liens. Oct 24. Oct 28, 1907. other consid and 100

*Same property. John Williams to Christian Moltzen. All liens. Oct 28, 1907. other consid and 100

*Green lane, s s, 404.9 e Castle Hill av, 25x103.7x25x103.9. Vito Pallitto to Mary M De Canio. Mort $225. Oct 24. Oct 30, 1907. nom

*Halperin st, n s, 150 w Blondell av, 25x100, Westchester. Wm A Mallett to Lillian M Coakley. Mort $3,500. Oct 22. Oct 28, 1907. other consid and 100

Hickory st, e s, — n North Oak Drive, and at line bet lots 77 and 78, same map, runs e 122.11 x n 10 x w 124 to st, x s 10 to beginning, being part lot 77 on said map.
Henry H Vought to Mary A Vought. April 10, 1900. Oct 25, 1907. nom

*Hickory st, e s, — n North Oak Drive and being lot 78 amended map (No 1038) of Bronxwood Park.

Loring pl, No 2301, w s, abt 410 s Fordham road, 25x100, 3-sty brk dwelling. Release mort. American Mortgage Co to Frederic J Middlebrook EXR Wm M Ryan. Oct 30. Oct 31, 1907. 11:3225. nom

Same property. Release mort. N Y Trust Co to same. Oct 30. Oct 31, 1907. 11:3225. 5,500

Same property. Frederic J Middlebrook EXR Wm M Ryan to Eliza wife Charles Elterich. Oct 31, 1907. 11:3225. 10,000

Loring pl, No 2291, w s, abt 535 s Fordham road, 25x100, 3-sty brk dwelling. Same to James O'Connell. Oct 31, 1907. 11:3225. 10,000

Lane or private road, w s, 124.2 n Boston road, 50x87.6, and being lots 19 and 20 map estate Benjamin Richardson near Kingsbridge, vacant. John J Brodbeck to Albert C Nathan. All liens. Oct 30. Oct 31, 1907. 12:3257. other consid and 100

Lane or private road, w s, 99.2 n Boston road, 75x87.6, and being lots 19, 20 and 21 map estate Benjamin Richardson near Kingsbridge, vacant. Wm T Washburn EXR, &c, Benjamin Richardson to John J Brodbeck. Oct 10. Oct 31, 1907. 12:3257. 1,260

Mt Hope pl, s s, 525 w Morris av, late Fleetwood av, 25x125, 3-sty frame tenement. Release mort. Title Guarantee & Trust Co to Solmax Realty Co. Oct 3. Oct 30, 1907. 11:2851. other consid and 100

Same property. Solmax Realty Co to Fannie wife William Conover. Mort $7,500. Oct 2. Oct 30, 1907. 11:2851. other consid and 100

Oliver pl
Decatur av | n s, 100 e Decatur av, runs n 100 x w 100 to e s Decatur av x n 1.3 x e 120 x s 100.5 to pl x w 20 to beginning, vacant. Release mort. John Halloran et al to Fredk P Fox. Oct 9. Oct 25, 1907. 12:3279. 3,500

Same property. Fredk P Fox to Mina M Edison, of Orange, N J. Oct 9. Oct 25, 1907. 12:3279. nom

*Palm st, e s, 100 s Albany av, 100x100, and being lot 386 map (No 1106) of the Arden property at East and Westchester. Rachel A Conner to Kath L Stewart, of Montreal, Can. Oct 9. Oct 25, 1907. nom

Rogers pl, No 956, e s, 300.1 n Westchester av, 25x90, 2-sty frame dwelling. Julius Bachrach to Harry and Rebecca Bachrach. Mort $3,000. Oct 28. Oct 31, 1907. 10:2699. 100

Tiffany st, e s, 100 s Spofford av, 25x100, vacant. Empire Development Co to Michele Fiorelli. Oct 30. Oct 31, 1907. 10:2767. 100

Tiffany st, e s, 100 s Spofford av, 25x100, vacant. Release mort. John H Judge EXR Cath M Andrews to Empire Development Co. July 12. Oct 31, 1907. 10:2767. omitted

*1st st or av
Nereid av | e s, 100 n 237th st, 275 to s s proposed Nereid av x100. Augusta M de Peyster et al to Haynes & Coryell, a corpn. Oct 1. Oct 25, 1907. other consid and 100

*2d st
224th st | n e cor 224th st, late 10th av, runs n 228 x e 205 x s 114 x w 100 x s 114 to n s 224th st, late 10th av, x w 105 to beginning, Wakefield. Wm F Norton to The Norton Realty Co. All liens. Oct 29. Oct 30, 1907. other consid and 100

*3d st, s s, 150 w Av D, 25x103, Unionport. Lorenzo Vitalone to Rosie Dilevo. ½ part. Mort $500. Oct 24. Oct 25, 1907. nom

*6th st
5th st | s s, 155 e Av C, 50x216 to n s 5th st, Unionport. William Roach to Thos G Roche. Oct 24. Oct 26, 1907. other consid and 100

*7th st, n s, 180 w Av B, 25x100, Unionport. Caroline Keller to August F Schultz. Mort $4,000. Oct 24. Oct 25, 1907. other consid and 100

136th st, No 445, n s, 395 w Brown pl, 25x100, 5-sty brk tenement. Leonard Grosjean to Elizabeth Cook. Mort $15,500. Oct 31, 1907. 9:2281. other consid and 100

136th st, No 378, s s, 166.6 w Willis av, 20x100, 3-sty brk dwelling. John Howes and ano EXRS Sarah Howes to John Quell. Oct 30. Oct 31, 1907. 9:2298. 9,000

Same property. John Howes et al HEIRS, &c, Sarah Howes to same. Oct 30. Oct 31, 1907. 9:2298. nom

136th st, No 362 (606), s s, 256.6 e Alexander av, 37.6x100, 3-sty frame dwelling. J Homer Hildreth to Cora B wife J Homer Hildreth. Mort $3,500. Oct 22. Oct 25, 1907. 9:2298. gift and 100

140th st, No 607, old No 879, n s, 460 e St Anns av, 40x95, 5-sty brk tenement. Louis Kass to Joseph and Max Weiss, of Branford, Conn. Mort $40,750. Oct 18. Oct 25, 1907. 10:2553. other consid and 100

140th st, n s, 200 e St Ann's av, 100x95, vacant. FORECLOS (Oct 22, 1907). Jacob W Block (ref) to American Mortgage Co. Oct. 24, 1900 (?); should be 1907. Oct 29, 1907. 10:2551 and 2552. 9,000

149th st, s s, 149.4 w St Anns av, 200x100, vacant. Louis Grimm to Moorehead Realty and Construction Co. Mort $40,000. Oct 25. Oct 26, 1907. 9:2275. other consid and 100

149th st, s s, 149.4 w St Ann's av, 200x100, vacant. Release mort. Adolf Mandel to Louis Grimm. Oct 25. Oct 28, 1907. 9:2275. nom

152d st, No 333, n s, 225 w Courtlandt av ,25x100, 3-sty frame dwelling. Angelo Tirabasso to Cristina Tirabasso. Mort $7,250. Oct 30, 1907. 9:2412. nom

155th st, No 336, s s, 175 w Courtlandt av, 25x99.3, 4-sty brk tenement. Geo W McDermott to Margaret McKeon. Mort $15,000. Jan 29. Oct 28, 1907. 9:2414. other consid and 100

160th st, No 315, old No 575, n s, 29.4 e Park av, 18.8x51, 2-sty frame dwelling. Elisabeth Pfluger to August Dooper, of Ilchester, Md. B & S. Oct 28. Oct 31, 1907. 9:2419. nom

165th st, No 588, s s, 60 w Cauldwell av, 25x120, 5-sty brk tenement. Kath M Tiernan to Rose G Cornell. Mort $22,000. Oct 29. Oct 30, 1907. 10:2622. other consid and 100

170th st, Nos 451 and 453, old Nos 715 and 719, n s, 126.4 e Park av, runs n 104 x e 23.4 x s 7.8 x e 24 x s 96.11 to st x w 48 to beginning, two 2-sty frame dwellings. Flora Schreiber to Joseph Isear. Mort $9,500. Oct 30. Oct 31, 1907. 11:2902. other consid and 100

*172d st, w s, 175 n Gleason av, 25x100. Elizabeth D Hassard widow and DEVISEE Robert Hassard to August A Hoglund. Mort $4,000. Oct 31, 1907. other consid and 100

172d st, No 1219, n s, 75 e Hoe av, 25x77.2x29.4x61.9, 2-sty frame dwelling. Pauline Itzkowitz to Henry Froehlich and Kath-

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# IRONWORK FOR BUILDINGS


arina his wife tenants by entirety to ½ part and Michael Herbert and Mary his wife tenants by entirety to ½ part. Mort $5,500. Oct 26. Oct 28, 1907. 11:2989. other consid and 100

*172d st, w s, 168 s Westchester av, 25x100. Dorothy Reutler to Mauro Salerno. Oct 26. Oct 28, 1907. other consid and 100

*173d st, e s, 265 s Westchester av, 50x100. Jos J Gleason to Bernard Rowley. Oct 12. Oct 29, 1907. nom

176th st, No 364 Walton av | s e cor Walton av, 26.10x100x51.5x102.11, 3-sty frame tenement. Caroline Keller to Ernst Keller. B & S. All liens. Oct 26. Oct 30, 1907. 11:2826. nom

177th st, s s, 85.9 e Jerome av, 75x125, vacant. Wm C Dewey to Fredk J Winston. Q C and correction deed. Oct 28. Oct 30, 1907. 11:2852. nom

*178th st, n s, and being lots 103, &c, map Neill estate, 24th Ward. Release restriction covenants, &c. Edw M Neill and Coles Morris EXRS J Josepha Neill with Joseph Green et al. March 11, 1907. Oct 25, 1907. nom

179th st, No 743, n s, 148 w Prospect av, 24x100, 2-sty frame dwelling. F Charles Heuser to Cecilia A Forman. Mort $3,000. Oct 30. Oct 31, 1907. 11:3094. other consid and 100

181st st, n s, 122.2 w Clinton av, 23x66.1, 2-sty frame dwelling. Harry Feller to Giovanni Ciofalo. Mort $4,500. Oct 28. Oct 29, 1907. 11:3098. nom

187th st, No 789, n s, 60.10 e Bathgate av, 22x72.7, 2-sty frame dwelling. Henry Brower to Catherine Cavanagh. Mort $2,900. Oct 29. Oct 30, 1907. 11:3056. nom

200th st, or Southern Boulevard | e s, 200 n Valentine av, 25x117.8x37.5x145.6, vacant. U S Trust Co of N Y EXR Josephine L Horton to Jules E E Lavanoux. Q C and Correction deed. Oct 24. Oct 31, 1907. 12:3306. nom

205th st (Ernescliff pl), n s, abt 472.2 s w Grenada pl, 28x117.11x25x105.7, 2-sty frame dwelling. Ludwig Sauer et al to Anthony Rieger. Mort $6,500. Oct 30. Oct 31, 1907. 12:3312. 100

208th st, n e cor Rochambeau av, runs n 489 x s w across Rochambeau av 64.6 to w s of said av x s 465.4 to n s 208th st x e 60 to beginning, being land in bed of said av, vacant. Robt M Farrington to the City of New York. B & S and Confirmation deed. July 25. Oct 28, 1907. 12:3338. nom

*214th st, s s, 125 w Tilden av, 25x100, Laconia Park. Abraham Shatzkin to A Shatzkin & Sons. Mort $225. Oct 25. Oct 28, 1907. 100

*215th st, late 1st av, n s, 439.8 e White Plains road, 28.4x86.6x28.4x92, w s, Williamsbridge. Gaspare Candino to Provvidenza Candino. Oct 24. Oct 29, 1907. other consid and 100

*215th st, late 1st av, s s, abt 357 w 5th av, 34.8x87.6, Wakefield. Francesco Maccarrone to Domenico Bonomolo. ½ part. All title. Mort $2,000. Oct 24. Oct 25, 1907. other consid and 100

*221st st, late 7th st or av, n s, 205 e 4th av, 100x114, Wakefield. Geo S Livingston et al to A Shatzkin & Son, Inc. Mort $3,375. Oct 25, 1906. Oct 26, 1907. other consid and 100

*225th st, late 11th av, n s, 205 e 2d st, 100x114, Wakefield. PARTITION, Sept 25, 1907. Geo A Steves ref to Jay Lehrbach. Oct 24. Oct 26, 1907. 4,025

*226th st, late 12th av, n s, abt 255 e 4th av and being part lot 345 map Wakefield, bounded n by lot 344 e by line parallel with most easterly line lot 345 and 25 w therefrom and w by line 50 w therefrom 25x114. Joseph Reitano et al to Agnes Stanion. Mort $4,000. Oct 25. Oct 26, 1907. nom

*226th st, late 12th av 2d st Bronx Terrace | n s, extends from w s 2d st to e s Bronx Terrace, 210x223, Wakefield. Wm F Norton to The Norton Realty Co. 1-3 part. Mort $7,000. Oct 7. Oct 30, 1907. other consid and 100

*229th st, late 15th av, n s, 255 e 2d st, 50x114, Wakefield. Oscar D Weed to Lydia Taylor. Mort $2,000. Oct 24. Oct 30, 1907. other consid and 100

236th st, n s, 175 e Oneida av, 175x100, vacant. Fredk G Lak to Ernst Keller. Mort $6,000. Oct 28. Oct 29, 1907. 12:-3371. other consid and 100

236th st, n s, 100 w Kepler av, 50x100, two 2-sty frame dwellings. Edw M Tessier to Fredk G Lax. Mort $4,000. Oct 26. Oct 29, 1907. 12:3371. other consid and 100

*239th st (Kossuth av), s w s, abt 109 e Fulton st, 36.4x137.6, South Washingtonville. Ida E B Lawrence to Maria L Luedke. Mort $3,000. Oct 22. Oct 28, 1907. other consid and 100

*240th st, late Westchester av, n e s, at s e s Matilda st, 100x100, being lots 149 and 150 map Washingtonville.

256th st (St Vincent av), s s, 176.1 w Sylvan av, 25.2x96.6x25.8x99.8, vacant. Release mort. The Park Mortgage Co to Kate Sheridan. Oct 28, 1907. 13:3421. nom

Same property. James S Segrave to Sadia E Baird. Oct 28, 1907. 13:3421. nom

*Arnow av, s s, 152 e Pelham road, 25x127x26.6x136.3. Louise Ludder to Chas H F King. Oct 25. Oct 28, 1907. other consid and 100

*Arnow av, s s, 127 e Pelham road, 25x136.3x26.6x145. Charlotte Recke to same. Oct 25. Oct 28, 1907. other consid and 100

Andrews av, w s, 475 s Fordham road, 50x125, vacant. Frederic J Whiton to Wm Richtberg. Oct 25. Oct 26, 1907. 11:3225. other consid and 100

Arthur av, No 2472, e s, 275 n 188th st or Bayard st, 25x87.6, 2-sty brk tenement and store. Mort $4,000.
Park av West, No 4445, w s, 299.6 s 182d st, 18x94.2x18x93.6, 2-sty frame dwelling. Mort $2,500.
Park av West, No 4447, w s, 281.6 s 182d st, 18x93.6x18x92.11, 2-sty frame dwelling. Mort $2,500.
Giuseppe Baldo to Rosino Baldo. Oct 24. Oct 25, 1907. 11:3077-3030. nom

*Beech av, s s, 76 e Elm st, 50x100, Laconia Park. Release mort. Josephine Chedsey to Abraham Shatzkin. Oct 21. Oct 25, 1907. 400

*Same property. A Shatzkin & Sons, Inc, to Frank Soricello. Mort $1,200. Oct 24. Oct 25, 1907. 100

Bryant av, e s, 75 s 172d st, 25x100, vacant. Release two mort. Jackson Construction Co to Hyman Davis. Oct 25. Oct 30, 1907. 11:3000. each, 100

Bryant av, e s, 100 s 172d st, 25x100, vacant. Release two morts. Same to same. Oct 25. Oct 30, 1907. 11:3000. each 100

Briggs av, w s, 193.8 n 194th st, 44x81.10x44.3x77.2, two 2-sty frame dwellings. William H Wright & Son, Inc, to Edna W Ogden. All liens. Oct 9. Oct 25, 1907. 12:3300. other consid and 100

Briggs av, w s, 148.4 n 194th st, 25.4x74.5x23.5x69.11. Mort $4,000.

Briggs av, w s, 171.8 n 194th st, 22x77.2x22.1x74.11, two 2-sty frame dwellings.
William H Wright & Son to Irene E Wright. Oct 22. Oct 31, 1907. 12:3300. other consid and 100

Briggs av, w s, abt 153.5 n 194th st, 27x77.2x27.5x74.2, 2-sty frame dwelling. Release mort. Wm H Valentine and ano to Wm H Wright & Son, Inc. Oct 23. Oct 25, 1907. 12:3300. 1,750

Briggs av, w s, 148.4 n 194th st, 23.4x74.11x23.5x72.5, 2-sty frame dwelling. William H Wright & Son, Inc, to Annie E Murphy. Mort $4,000. Oct 24. Oct 25, 1907. 12:3300. other consid and 100

Broadway, late South Broadway (Post road to Albany), e s, bet 234th st and 236th st, 75 n land conveyed to Wm L Burke by deed recorded in L 507 page 381 Westchester Co, runs e 200 x n 28.6 x w 200 to st x s 25 to beginning, except part for Broadway. Annie M English to Chas P McKenna. Mort $2,-500. Oct 30. Oct 31, 1907. 12:3269. other consid and 100

*Columbus av, n e cor Fillmore st, 25x100, 2-sty frame dwelling. Peter W Paulsen to Samuel Leiman and Louis Kaplan. Mort $4,200. Oct 21. Oct 28, 1907. other consid and 100

Creston av, No 2741, w s, 319.9 n 196th st, 25x100.4, 2-sty frame dwelling. Ernst Keller to Edward M Tessier. Mort $5,000. Oct 26. Oct 28, 1907. 12:3318. other consid and 100

Cauldwell av, w s, 74.9 n Westchester av, 225x115, vacant. Leopold Kaufmann to Jonas Weil. Mort $15,000. Oct 24. Oct 28, 1907. 10:2624. other consid and 100

Crimmins av, Nos 317 to 327, w s, 96.2 n 141st st, 143.6x80, three 5-sty brk tenements. Moritz Klein Realty & Construction Co to Mary Schwartz and Gertrude Hartnett, of Jersey City, N J. Mort $72,000. Oct 24. Oct 25, 1907. 10:2556. other consid and 100

Crimmins av, Nos 329 and 331, w s, 239.8 n 141st st, 47.8x80, 5-sty brk tenement. Moritz Klein to Mary Schwartz and Gertrude Hartnett, of Jersey City, N J. Mort $25,000. Oct 9. Oct 25, 1907. 10:2556. other consid and 100

Cauldwell av, w s, 399.7 n Westchester av, 25x115, vacant.

Cauldwell av, w s, 424.7 n Westchester av, 25x115, vacant.
Joseph Hyman to Hyman Construction Co. Mort $8,500 on this and other property. Oct 16. Oct 30, 1907. 10:2624. other consid and 100

Crotona av or Grove av | n e s, 294 n e 181st st, late John st, runs n w — to point 294 n e 181st st, late John st, x n w — to beginning, vacant. Frances A Regan to Bridget M Regan. All title. B & S. Oct 28. Oct 31, 1907. 11:3083. nom

College av, No 1350, e s, 376.8 s 170th st, 16.8x100, 2-sty frame dwelling. Bertha Knauf to Anna Stuebing. Mort $3,000. Oct 28. Oct 29, 1907. 11:2783 and 2785. nom

Crotona av, e s, 400 n 183d st, 20x100, 2-sty frame dwelling. John O'Leary to Patk J O'Rourke. Mort $6,750. Oct 23. Oct 25, 1907. 11:3102. other consid and 100

College av, No 1350, e s, 376.6 s 170th st, 16.8x100.

College av, No 1352, e s, 359.10 s 170th st, 16.8x100.
Two 2-sty frame dwellings.
Release mort. Hamilton Bank of N Y City to Bertha Knauf. Oct 8. Oct 29, 1907. 11:2783 and 2785. 100

College av, No 1352, e s, 359.10 s 170th st, 16.8x100, 2-sty frame dwelling. Bertha Knauf to Nicholas Bernhard. Mort $3,000. Oct 28. Oct 29, 1907. 11:2783 and 2785. nom

College av, w s, 62 n 165th st, strip 0.6x84.10. Release mort. Manhattan Mortgage Co to Joseph Reiss. Oct 22. Oct 26, 1907. 9:2437. nom

*Crosby av, e s, 275 s Waterbury av, 50x100. Salvatore Ciarlo et al to Pietro P Blundi. Mort $987.83. Oct 12. Oct 30, 1907. nom

Clay av, No 1041, w s, 49.11 n 165th st, 25.1x100, 3-sty brk dwelling. Eva Neugroschl to Amelia Neugroschl. Q C. Oct 24. Oct 30, 1907. 9:2428. nom

Decatur av, w s, 125 s 209th st, 25x100, 2-sty frame dwelling. Jacob H Amsler et al to Anna Moosbrugger. Mort $5,000. Oct 23. Oct 30, 1907. 12:3351. other consid and 100

Elton av, e s, 149 s 158th st and 51 n 157th st, runs e 100, boundary line agreement, &c. Moorehead Realty and Construction Co with John Paul. Oct 17. Oct 26, 1907. 9:2379. nom

Elton av, Nos 782 to 788, e s, 75 s 158th st, 75x100, two 5-sty brk tenements and stores. Moorehead Realty and Construction Co to Louis Grimm. Mort $52,000. Oct 24. Oct 26, 1907. 9:2379. other consid and 1,000

Fulton av, No 1346, e s, 466.10 n 169th st, 25x211, except part for av, 2-sty frame dwelling. Henry Goeltz to Henry Brune, of Brooklyn. Oct 31, 1907. 11:2931. other consid and 100

Franklin av, No 1188, s e s, abt 265 n 167th st, 30x100, 2-sty frame dwelling. George Friedgen to Mary wife George Friedgen. Q C and C a G. Oct 24. Oct 31, 1907. 10:2614. nom

Fulton av, No 1342, e s, 413.9 n 169th st, 25x207.8x25x207.9, 2-sty frame dwelling. Walter G Walsh to Maria wife Domenico Colucci. Oct 23. Oct 25, 1907. 11:2931. other consid and 100

*Fulton av or st, n w s, 200 n 239th st, 100x100.
Rosa Marini to Rafael Maretzek. B & S and C a G. May 11, 1857. Oct 30, 1907. 300

*Same property. Raphael Maretzek to Mrs Appotone B Maretzek his daughter-in-law. All title. June 27, 1857. Oct 30, 1907. nom

Forest av, No 780 (Concord), e s, 83.4 s Cedar st, or pl, now 158th st, 16.8x75, 2-sty frame dwelling. Chas W Callahan to Julia C Munro. Mort $2,500. Oct 29. Oct 30, 1907. 10:2655. other consid and 100

*Gunther av, w s, abt 331.10 s Barnes av, 50x97.6. Hugo Scheeren to Caroline Knobloch. Mort $1,100. Oct 24. Oct 28, 1907. other consid and 100

Hoe av, e s, 75 s 172d st, 25x100, vacant. The Belmont Realty & Construction Co to Eastburn Construction Co. Mort $2,000 and all liens. Oct 1. Oct 28, 1907. 11:2988. nom

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Jesup av, e s, 1,084.9 s Featherbed lane, 50x110, vacant. Lawrence Rath to City Real Estate Co. Mort $2,200. Oct 29. Oct 30, 1907. 11:2872. 100

Jackson av, No 1062, e s, 138.9 s 166th st, 20x77.8, 3-sty frame tenement. Mathilde Teschemacher to Christoph Glock. Mort $4,000. Oct 30, 1907. 10:2650. other consid and 100

Jesup av, e s, — s Featherbed lane, and being lots 163 to 167 map Upland Realty Co, 125x110, vacant. Release mort. Bankers Trust Co to Upland Realty Co. Oct 30, 1907. 11:2872. 5,000

Jesup av, e s, 1,084.9 s Featherbed lane, 50x110, vacant. Upland Realty Co to Lawrence Rath. Mort $——. Oct 28. Oct 31, 1907. 11:2872. 100

Jesup av, e s, 1,009.9 s Featherbed lane, 75x110, vacant. Upland Realty Co to John C Holahan. Mort $——. Oct 28. Oct 31, 1907. 11:2872. other consid and 100

Kingsbridge av (Church st), w s, 328 n proposed new st, which point is at n e cor land conveyed by Putnam to Law, Nov 10, 1885, 50x100. Thos E Thorn to Caroline A Thorn. B & S and C a G. Sept 13. Oct 30, 1907. 13:3406 . nom

Liebig av, late Forest st, w s, 175 n 259th st, late Rock st, 25x100, 2-sty frame dwelling. Charles Lohr to George Lohr. Oct 28. Oct 29, 1907. 13:3423. other consid and 100

Morris av (Av A), No 2272, e s, 75 s 3d st, 25x100.9, except part for av, 2-sty frame dwelling. John Glynn to Catherine wife John Glynn. All liens. Oct 25. Oct 28, 1907. 11:3171. nom

Marion av, No 2787, w s, 150 s 198th st, 25x70.8x25.3x66.11, vacant. Wm C Bergen to Joseph J Kriegel. Mort $4,500. Oct 25, 1907. 12:3289. other consid and 100

*Morris Park av, s w cor Jefferson st, 50x100. Bertha Knauf to Frances Fernekes. All liens. Oct 29. Oct 31, 1907. other consid and 100

Nelson av, s w cor Boscobel av, runs s 57.9 x w 100 x n 25 x e — x n e 63 to Boscobel av x s 32.9 to beginning, vacant. Catherine Duffy to Stephen J Duffy. Mort $2,870. Oct 18. Oct 31, 1907. 9:2521. 4,400

Ogden av, w s, 80 s 164th st, 75x94.6, part 2-sty frame dwelling. Cath C Messer widow and ano HEIRS James Sayers to Mary M McCann. Q C. Aug 10. Oct 28, 1907. 9:2524. nom

Pelham av, n s, 50 w Hoffman st, 50x93, vacant. James J Hart to Universal Cement Brick & Block Co. All liens. Jan 22. Oct 30, 1907. 12:3273. nom

Perry av, w s, 289.11 s Gun Hill road, 25x130.3x26.4x138.10, vacant. Charles Lindner to Mary E Sheehan. Mort $850. July 1. Oct 29, 1907. 12:3343. nom

Same property. Mary E Sheehan to Elizabeth Williams and Emma Jackson. Mort $850. Oct 29, 1907. 12:3343. nom

*Pelham av, w s, and being lots 107 and 108 map (No 1122) lands of the Duchess Land Co, Benson Estate, Throggs Neck. Release mort. Rose Baer to The Bronxdale Realty Co. Oct 26. Oct 29, 1907. other consid and 1,500

Reservoir Oval E, or "The Drive," e s, 75 s Holt pl, 50x110.9x60x89.8, vacant. Emma Smith to Abraham Oppenheimer. Mort $1,600. Oct 24. Oct 31, 1907. 12:3343. nom

*Rosedale av, n e cor Merrill st, 75x100. Lyman W Divine to Jacob Fries. Morts $4,000. Oct 24. Oct 25, 1907. other consid and 100

*St Lawrence av, e s, 75 s Merrill st, 25x100. Bessie Nelson to Jacob Schwartz and Abraham Docteroff. Mort $3,500. Oct 26. Oct 28, 1907. other consid and 100

*St Lawrence av, e s, 75 s Merrill st, 25x100. Nelsen-Rodof-Levine Bldg Co to Jacob Schwartz and Abraham Docteroff. Q C and Correction deed. Oct 26. Oct 28, 1907. other consid and 100

Southern Boulevard | s e cor Anthony av, now Grand Boulevard and
Anthony av | Concourse, runs s 81 x e 125.1 x n w 141.8 x s w 23.10 to beginning, except part for Grand Boulevard and Concourse, vacant. John C Barr to Jules E E Lavanoux. All title. Q C. All liens. Oct 31, 1907. 12:3306. nom

Tremont av, n e cor Webster av, 32x100, vacant. National Mortgage Co to Harry H Mecks. ½ part. Mort $——. Oct 23. Oct 26, 1907. 11:3027. nom

*Van Nest (Columbus) av, n s, 50 e Wallace av (Jefferson st), 50x100. Samuel Leiman et al to Peter W Paulsen. Mort $10,000. Oct 21. Oct 28, 1907. other consid and 100

Willis av, No 482, e s, 125 n 146th st, 25x100, 2-sty frame tenement and store. Dorothea Ludder widow et al HEIRS, &c, Frederick Ludder to Dorothea Ludder. B & S. Mort $1,172. Oct 19. Oct 29, 1907. 9:2291. nom

*Wright av, w s, 350 n Nelson av, 50x100. Land Co "C" of Edenwald to Thomas Callahan. Aug 30. Oct 28, 1907. nom

*Westchester av, e s, 89.4 s Ferris pl, 25x—x21.9x—, Westchester. Marcus Nathan to Thomas Masterson. Mort $——. Oct 15. Oct 28, 1907. other consid and 100

Washington av, Nos 2085 and 2087, w s, 42.10 s 180th st, 43x98, 2 and 3-sty frame dwellings. Emma Frank to Henry Prager. Mort $9,000. Oct 14. Oct 30, 1907. 11:3036. other consid and 100

Woodycrest av, e s, 25 n 165th st, late Devoe st, 75x100.9, vacant. Joseph Cohen to Annie R Levy. Mort $11,500. Oct 26, 1907. 9:2509. nom

*William av, e s, 69 n Centre st, 23x90, City Island. Sarah B Scofield to Charles Harold. Sept 17. Oct 26, 1907. other consid and 100

Washington av, Nos 1937 and 1939, w s, 135 s w 178th st, 81x150, except part for av, 2-sty frame dwelling and 1-sty frame store. Clara Waterman et al to The G H Lester Realty Co of N Y. Oct 24. Oct 25, 1907. 11:3034. other consid and 100

*West Farms road or road from Westchester Landing to Bear Swamp.

Madison av.
w s, 100 n 3d st, 50.3x123.6 to Madison av, x60x118, Westchester, 2-sty frame dwelling. Mary L Arnow to Owen F Dolen. Mort $7,335 and all liens. Oct 30. Oct 31, 1907. other consid and 100

Whitlock av, w s, 400 s Tiffany st, 150x100, vacant. Release mort. Josephine F Burghard to Albert Rothermel. Oct 28. Oct 31, 1907. 10:2732. nom

Washington av, e s, 65 n 167th st, 125x137, except part for av, vacant. FORECLOS (Oct 9, 1907). Maurice Block (ref) to the E and W Construction Co. Oct 30. Oct 31, 1907. 9:2372. 4,625

Same property. Release judgment. Philip Weinberg to same. Oct 30. Oct 31, 1907. 9:2372. nom

West Farms road, e s, 570.8 n 174th st, strip, 3.5x29, to bulkhead on w s Bronx River, x4.3x—. Edwin De Voe and ano EXRS et al HEIRS, &c, Smith W De Voe to Daniel Mapes Jr. QC. All title. Oct 10. Oct 25, 1907. 11:3020. 125

Willis av, No 327 | s w cor 141st st, 16.8x81, 2-sty frame
141st st, Nos 384 to 388 | dwelling and store. Release assignment of rents recorded June 8, 1907. London Realty Co to Emma F Tierney. Oct 25. Oct 28, 1907. 9:2303. 625

3d av, or | w s, 201.2 s 173d st, 50.1x80.6x50x85.5, vacant. PAR-
Fordham av | TITION, Sept 19, 1907. Francis L Patton, Jr, ref to Wm E Read, of Bayonne, N J. Oct 25, 1907. 11:2920. 9,500

5th av, e s, bet Rockwood st and Belmont st, and being lots 120 and 121 map Mt Eden, 100x100, except part for Belmont st. Adam T Green to Harold Swain. Jan 10. Oct 29, 1907. 11:2836 and 2838. 6,000

*Lots 355, 356, 373 and 434 to 437 map (No 1106) of Arden property at Westchester.

*Lots 9 and 10 on parcel 2 map Frances Scofield Estate on City Island, with a gore or strip bet lot 9 and lands conveyed by Scofield to Loundes by deed dated Nov 4, 1901. Geo A Scofield and ano EXRS, &c, Frances Scofield to Isabella C Cotter. Correction deed. Oct 26, 1906. Oct 28, 1907. other consid and 700

*Lots 11 to 16 and 23 to 26 blk 18.
Lots 30 to 32 blk 25, except part for Briggs av.
Lots 29 to 32 blk 27, all on map of Pelham Park.
Fanny B Moral to Agnes K Mulligan. Morts $——. Nov 16, 1906. Oct 30, 1907. nom

Plot 560, map (No 208) showing addition to map of Arden property as filed of plots 533 to 560.
Martha I Douthitt to Jacob Greenfield. Mort $3,900. Oct 18. Oct 31, 1907. 100

*Same property. Herman W Rapp to Martha I Douthitt. Mort $3,900. July 2. Oct 31, 1907. 100

### MISCELLANEOUS.

N Y & Harlem R R, e s, opposite Woodlawn Cemetery, and bounded on n, e and s by the Bronx River as it winds and turns, contains 5 630-1,000 acres.

N Y & Harlem R R Co, e s, and bounded on s and w by said railroad and n and e by Bronx River, contains 1 594-1,000 acres.

Also so much of the land conveyed to Peters by Tier et al by deed dated Mar 28, 1864, as lies east of said railroad, being part of the land excepted out of conveyance of Peters to Woodlawn Cemetery in deed dated May 31, 1864.

Bronx River, c l, opposite junction of the old river and bounded on w by former course of river and lands formerly of Jeremiah Tier and on e by present course of river, contains 1 1-100 acres.

Plot bounded e and n by Bronx River, s by small creek and w by line parallel with c l of the railroad and 75 e therefrom, contains 1 43-100 acres.
With all title to East 233d st, sub to exceptions as to awards and w ½ of Bronx River; also excepts parcels heretofore conveyed and parts for sts, &c.
The Associates Land Co, a corpn, to N Y, N H & H R R Co. B & S. Oct 29. Oct 31, 1907. 12:3360 and 3399. other consid and 100

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

October 25, 26, 28, 29, 30 and 31.

### BOROUGH OF MANHATTAN.

Attorney st, No 60. Surrender lease. Joseph Kohen to Karl M Wallach. All title. Oct 23. Oct 28, 1907. 2:342 nom

Bleecker st, Nos 27 to 31, store and basement. Leo Holstein to Paul M Berger et al; 3 1-12 years, from Jan 1, 1908. Oct 29, 1907. 2:529 4,400

Canal st, No 308, ground floor and basement. Mary J Mills to Leon L Chevanney; 10 years, from Feb 1, 1908. Oct 25, 1907. 1:210 2,100 to 2,700

Carmine st, Nos 7 and 9. Subordination of lease to morts for $43,000. Chas R Faruolo with Cornelia K Averill. Oct 25. Oct 26, 1907. 2:589 nom

Crosby st, s e cor Spring st. Subordination of lease to mort for $360,000. Sigmund Langsdorf et al with Metropolitan Life Ins Co. Oct 29. Oct 30, 1907. 2:482 nom

Front st, No 29, all. C Amory Stevens and ano EXRS, &c, Calvin Stevens to the J Pitman Co; 10 years, from May 1, 1908. Oct 28, 1907. 1:5 portion of taxes, &c, and 1,700

Front st, No 83, all. Joseph J O'Donohue to S A Schonbrunn & Co; 5 years, from May 1, 1908. Oct 29, 1907. 1:35 2,500

Greenwich st, Nos 102 and 104, 3d floor. Geo J Faour et al to German American Ins Co; 3 years, from Oct 15, 1907 (2 years' renewal). Oct 31, 1907. 1:53 2,400

Greenwich st, No 394, n w cor Beach st, all. Charles Bettels to Interstate Distributing Co; 5 5-12 years, from Dec 1, 1907. Oct 30, 1907. 1:216 3,500

Greenwich st, No 187 | Cancellation of lease. Brent Good with
Dey st, No 58 | Constantin M Scheid. Oct 29. Oct 30, 1907. 1:81

Houston st, No 273 East, all. Lillian Weber to Lewis Diamond; 3 years, from Apr 1, 1910. Oct 25, 1907. 2:350 1,850

Lafayette st, e s, bet Bond and Great Jones sts. Assign lease. Leon Rechtschaffen to Samuel Horowitz. Sept 21. Oct 25, 1907. 2:530. nom

Maiden lane, No 166. Assign lease. Henry W Schroeder to Harry Gauz. Oct 18. Oct 31, 1907. 1:37 nom

Monroe st, No 299, all. Sackett M Barclay to Wm Koster Jr; 3 years, from May 1, 1908. Oct 30, 1907. 1:263 700

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# JOHN C. ORR CO.,

India, Java and Huron Sts. and East River
City of New York, Borough of Brooklyn

SASH, DOORS, BLINDS AND HOUSE TRIM **LUMBER OF ALL KINDS FOR BUILDERS**

Telephone 948 Greenpoint


Mulberry st, No 230, all. Orazio La Cagnina to Vito Casalavino; 5 years, from Sept 1, 1907. Oct 31, 1907. 2:494 ..... 4,300

Norfolk st, No 142. Agreement as to additional security under lease, &c, Abraham Schwartz with Louis Joseph. Oct 25. Oct 28, 1907. 2:354 ..... —

Rivington st, No 355, s w cor Tompkins st, all. John R Doscher and ano EXRS Claus Doscher to Martin L McInerny; 5 years, from May 1, 1908. Oct 31, 1907. 2:323 ..... 1,200

St Mark's pl, No 12 (8th st), all, except room on 4th floor. The Deutsch Amerikanische Scheutzen Gesellschaft to Louis Werner; 2½ years, from Jan 5, 1908. Oct 29, 1907. 2:463 ..... 3,700

Same property. Assign lease. Louis Werner to Hudson County Consumers Brewing Co. Oct 17. Oct 29, 1907. 2:463 ..... nom

St Marks pl, No 17, east store, &c. Josephine Lederer to Max Corpuel; 3 years, from Aug 1, 1907. Oct 30, 1907. 2:464....756

Stanton st, No 178, stoop store. Marcus Neustaedter to Max Schimkevitz; 3 years, from April 1, 1907. Oct 25, 1907. 2:350. ..... 1,320

University pl, No 122, all. Louise Schultz to Harold Stern and ano; 5 years, from Feb 1, 1906, with 5 years renewal at $5,000. Oct 25, 1907. 2:571..... ..... 4,000 to 4,500

Water st, No 614, west store and 4 rooms over store. Charles Stadler to Daniel Mongno; 5 years, from Nov 15, 1907. Oct 30, 1907. 1:259.....janitors service and 216 and 264

Water st, No 674, south store, &c. Wolf Finkelstein to Chas Frick; 5 years, from May 1, 1907. Oct 30, 1907. 1:264....480

5th st, No 509 East. Assign lease. Stephan Bors to Joseph Rutmayer. Oct 25. Oct 29, 1907. 2:401 ..... nom

8th st, Nos 121 and 123 East, store. Sigmund Schnee to Sam Lewin; 3 years, from Nov 1, 1907. Oct 28, 1907. 2:436 .... 420

11th st, No 519 East. Surrender lease. Salaman Lachar to Jacob Kantor. Oct 29. Oct 30, 1907. 2:405..... .....nom

12th st, No 705 East, east store, &c. Gates Hamburger to Charles Jaeger; 5 years, from Feb 1, 1907. Oct 30, 1907. 2:382..... .....336

14th st, No 7 West. Assign lease. Sadie H Jacobs to Ada G Gray. Mort $4,000. Oct 29. Oct 31, 1907. 3:816 ..... nom

14th st, No 7 West, leasehold. FORECLOS (Oct 17, 1907). Abraham G Meyer (ref) to Sadie H Jacobs. Oct 29. Oct 31, 1907. 3:816 ..... 12,000

15th st, No 409 East, store. James Fellows to Charles Gauss; 5 years, from Oct 1, 1908. Oct 25, 1907. 3:947..... 600

Same property. Assign lease. Charles Gauss to Theodore Muller. Oct 10. Oct 25, 1907. 3:947..... nom

17th st, No 137, n e s, 170.11 n w 3d av, 20.11x92, all. Augustus Van H Stuyvesant to Elizabeth Assmann; 21 years, from Mar 1, 1907. Oct 30, 1907. 3:873.....taxes, &c, and 600

20th st, No 233, n s, 220 w 2d av, 20x40.6 .....
Plot begins 38.9 n 20th st and 200 w 2d av, runs n 28.3 x w 17 x s 13.1 x w 13 x s 16.1 x e 30.1 to beginning, with use of alley to 20th st .....
Edward Kates to Link Provision Co; 21 years, from Nov 1, 1907. Oct 31, 1907. 3:901 ..... taxes, &c, and 1,150

22d st, No 18 East, 26.4x98.9, all. Geo R Schieffelin to Philip Arzberger and ano; 10 years, from Feb 1, 1905. Oct 29, 1907. 3:850 ..... 4,400

28th st, Nos 253 and 255 West, all. Assign lease and consent by Chas A Wirch. Joachim Devoluy to Theo C Godron. All title. Oct 24. Oct 25, 1907. 3:778..... nom

33d st, No 10, s s, 200 w 5th av, 25x98.9. Assign lease. Robin D Compton and ano to Waring Denham. 1-3 part. April 15, 1905. Oct 26, 1907. 3:834..... ...4,170.80

Same property. Assign lease. Waring Denham to Fannie E Wright. 1-3 part. April 15, 1905. Oct 26, 1907. 3:834..4,170.80

35th st, No 41 West, all. Irvin J Messinger et al HEIRS, &c, Elmer S Messinger to Mordicay F Tepper; 5 1-12 years, from Sept 1, 1907. Oct 31, 1907. 3:837 ..... 3,000

36th st, No 553 West. Assigns two leases. Christian Cordes to John Meincke. Oct 14. Oct 28, 1907. 3:708 ..... nom

39th st, No 317 West, all. Daniel F Mahony to Benj G Rosenheim; 5½ years, from Nov 1, 1907. Oct 29, 1907. 3:763....2,200

42d st, No 420 West, store, &c. Daniel J McDonald to Fredk J Stroh and ano; 5 years, from May 1, 1906. Oct 30, 1907. 4:1051..... .....960 and 1,080

45th st, No 411 West, all. Aaron Coleman to Fannie A White; from Mar 1, 1907, to Oct 1, 1910. Oct 25, 1907. 4:1055.... .....1,400 and 1,500

47th st, No 35 West. Bill of sale of the building on leased land. Wm H Lefferts and Chas V Faile EXRS Sarah H Crane to the TRUSTEES of Columbia College. Mar 4. Oct 25, 1907. 5:1263. .....20,475.76

49th st, No 17, n s, 264 w 5th av, 25x100.5. The TRUSTEES of Columbia College to Richard Mortimer and ano HEIRS Anna E Mortimer; 21 years, from Oct 1, 1906 (with renewal). Oct 29, 1907. 5:1265 ..... 2,905

64th st, No 317 West, all. Cornelius Walke to Joseph C Roth; 10 years, from May 1, 1905. Oct 31, 1907. 4:1176..900 and 1,000

65th st, Nos 417 and 419 East, all. Mark Kahn to Tobia Acciani; 3 years, from Nov 1, 1907. Oct 31, 1907. 5:1460..4,850

65th st, Nos 421 and 423 East, all. Mark Kahn to Tobia Acciani; 3 years, from Nov 1, 1907. Oct 31, 1907. 5:1460 ..... 4,850

66th st, No 159 West, 5-sty flat. Alice M Beck to Micha Zuckerman; 5 years, from Nov 1, 1907. Oct 31, 1907. 4:1138 ....3,200

74th st, No 317 East. Consent to assign lease. Samuel Cohen to Elizabeth Stein. Oct 9. Oct 26, 1907. 5:1449.....nom

86th st, Nos 205 to 209 East, 2d or top floor. Frank D Ames to Diedrich O Woehrmann and ano; 5 years, from May 1, 1907. Oct 29, 1907. 5:1532 ..... 1,400

100th st, n s, 150 e Broadway, 50x66, all. Bloomingdale Leasing Co to Lucille R Hayman; 20 10-12 years, from June 1, 1907. Oct 30, 1907. 7:1872..... .....taxes, &c, and 100

100th st, No 158 East, all. Moses N Glickman to Julius B Garfunkel; 3 years, from Oct 1, 1907. Oct 26, 1907. 6:1627.... .....1,200 to 1,500

111th st, Nos 229 and 231 West, all. Isaac A Harris and ano to Jessie R Proctor; 4 11-12 years, from Nov 1, 1907. Oct 29, 1907. 7:1827. ..... 7,200

113th st, Nos 204 to 208 East. Surrender lease. Joseph Larocca to Leopold Harris. All title. Oct 22. Oct 26, 1907. 6:1662. .....732.32

113th st, Nos 241 and 245 East, all. Henry Rosenstein to Marco Marcini; 3 years, from Nov 1, 1907. Oct 26, 1907. 6:1663..5,100

121st st, Nos 407 and 409 East, 1-sty front building, 45x23. Abraham J Levin and ano to Wm Davis; from Dec 1, 1907, to Dec 31, 1915. Oct 25, 1907. 6:1809..... ..... ..... .. 840

123d st, No 414 East, east store and basement and 5 rooms on 1st floor east. Leonard Del Genio and ano ADMRS Joseph D'Amico to Joseph Fodor; 5 years, from Nov 15, 1907 (5 years renewal, $800). Oct 28, 1907. 6:1810 ..... 600

125th st, Nos 63 and 65, n s, 185 e Lenox av, 25x99.11. Assign lease. John P Flannery to Joseph Mitchell. Oct 28. Oct 30, 1907. 6:1723... ..... ..... ... ... ... ... . . nom

125th st, No 524 West. Assign lease. John Allen to Davies J Marshall. Oct 25. Oct 28, 1907. 7:1979 ..... nom

Same property. Re-assign lease. Davies J Marshall to John Allen. Oct 26. Oct 28, 1907. 7:1979 ..... nom

126th st, No 155 West, all. Jacob P Baiter to Harriet J Risbey; 2 11-12 years, from Nov 1, 1907. Oct 25, 1907. 7:1910..1,200

140th st, Nos 305 to 309 West, portions for college station. Hyman and Henry Sonn to U S of A by George von L Meyer, Postmaster-General; 10 years, from Dec 15, 1906. Oct 30, 1907. 7:2042..... ..... ..... ..... ..... .....6,000

Amstredam av, Nos 1697 to 1699, n e cor 144th st, store and basement. Martin D Fink to Charles Holscher; 5 years, from May 1, 1907. Oct 30, 1907. 7:2059.....1,200 to 2,000

Amsterdam av, No 1500. Assign lease. Wm H Muller and ano to Patrick J Cryan. Oct 21. Oct 29, 1907. 7:1988 ..... nom

Av A, Nos 1334 to 1344 | n e cor 71st st, runs n 204.4 to s s
71st st, Nos 501 to 509 | 72d st x e 98 x s 102.2 x e 100 x s
72d st, No 500 | 102.2 to n s 71st st x w 198 to beginning, with machinery, &c. Chas C Clausen to American Malting Co; 3 years, from Nov 1, 1907. Oct 28, 1907. 5:1483. ..... as per rent specified in contract dated Oct 21, 1907

Av B, No 30. Assign lease. Rachel Arnowitz to the Eastern Brewing Co. Oct 15. Oct 28, 1907. 2:398 ..... nom

Broadway, n w cor Cedar st, rear basement, &c. Title Insurance Co of N Y to Isaac Westervelt Co; 10 years and 15 days, from Nov 15, 1907. Oct 29, 1907. 1:50 ..... 4,000 to 6,000

Broadway, s w cor 96th st, Agreement as to 75-year lease, erection of new building, mortgage, &c. Leo M Klein et al with Jesse W Ehrich. Oct 26. Oct 30, 1907. 4:1243.....nom

Lenox av, No 113. Assign lease. Eugene L Lezinsky to Eugene L Lezinsky Co. Sept 28. Oct 31, 1907. 7:1825 ..... nom

Lenox av, No 136. Assign lease. John A Sonntag to Samuel Portman. Oct 25. Oct 26, 1907. 6:1600.....nom

Madison av, No 1663, store, floor with rooms in rear. Adolph Rosenberg to Regina Neuman; 2 years, from May 1, 1907. Oct 31, 1907. 6:1616 ..... 1,440 and 1,500

Madison av, No 1589, store, &c. Henry Steiner et al to Samuel Dressler; 7 years, from Sept 1, 1907. Oct 25, 1907. 6:1613. ..... .....1,200 to 1,440

Park av, No 1268, s w cor 98th st. Assign lease. Chas P McGovern to George Kienzle. Oct 24. Oct 25, 1907. 6:1603....nom

Same property. Reassign lease. George Kienzle to Chas P McGovern. Oct 25, 1907. 6:1603..... ..... .....nom

1st av, No 1740 | n e cor 90th st, cor store and bowling alley
90th st, No 401 | in basement. Charles Seiferd to Michael Knaisch; 5½ years, from Nov 1, 1907. Oct 31, 1907. 5:1570.. ..... 900 and 960

1st av, Nos 193 and 195, s w cor 12th st, store, &c. Louis Kalinsky to Antonio Rettino; from Nov 1, 1907, to Apr 30, 1912. Oct 25, 1907. 2:453..... ..... ..... ..... .....2,700

1st av, No 1605, 1st floor, store and basement on s s. William Holschuh and ano to William Sturzel and ano; 5 years, from Apr 1, 1907. Oct 29, 1907. 5:1546 ..... 900

1st av, No 1895, all..... ..... ..... .....
98th st, Nos 334 and 336 East, rear ½ of bsaement.....
Agreement modifying of lease; also as to assignment of rents. Bessie C Clark with Jacob Stahl Jr & Co. Oct 30, 1907. 6:1669. ..... .....nom

2d av, No 96. Agreement modifying lease, &c. Chas W Frank with Max Kahn. June 1. Oct 30, 1907. 2:447.....nom

2d av, No 489. Assign lease. Daniel Schatz to The Ebling Brewing Co. Oct 18. Oct 25, 1907. 3:908..... ..... nom

3d av, No 1338, store, &c. Lewis E Ransom EXR Phebe A B Ransom to Michael Lekas and ano; 7 years, from May 1, 1908. Oct 29, 1907. 5:1411 ..... ..... 1,400

6th av, No 697, s w cor 40th st. Assign lease. Louisa M and Laura C Dickinson to John D Haase. Oct 23. Oct 29, 1907. 3:815 ..... ..... ..... nom

Same property. Re-assign lease. John D Haase to Louisa M and Laura C Dickinson. Oct 24. Oct 29, 1907. 3:815 ..... nom

6th av, No 697, s w cor 40th st. Assign two leases. William Zoll to Louise M Dickinson. Oct 22. Oct 28, 1907. 3:815..nom

6th av, n e cor 42d st, Rooms 513, 514 and 515. Improved Property Holding Co to Joseph Fleischman; 19 years, from May 1, 1907. Oct 30, 1907. 5:1258..... ..... .....3,000

Same property. Consent to assign lease. Same to same and Fleischman Baths. Oct 10. Oct 30, 1907. 5:1258.....nom

Same property. Assign lease. Joseph Fleischman to Fleischman Baths. Oct 16. Oct 30, 1907. 5:1258.....nom

6th av, n e cor 42d st, Bryant Park Arcade Building, Rooms 509 to 512 on 5th floor, and all of 6th and roof floors. Improved Property Holding Co of N Y to Joseph Fleischman; 19 years, from May 1, 1907, with privilege of renewal. Oct 30, 1907. 5:1258..... ..... ..... ..... ..... .....29,000

Same property. Consent to assign lease. Same to Joseph Fleischman and Fleischman Baths, a corpn. Oct 10. Oct 30, 1907. 5:1258..... ..... ..... ..... ..... .....—

Same property. Assign lease. Joseph Fleischman to Fleischman Baths, a corpn. Oct 16. Oct 30, 1907. 5:1258.....nom

7th av, s w cor 46th st, store and basement. Joseph Silverson and ano to Maxwell Andress and ano; 5 4-12 years, from Jan 1, 1908. Oct 30, 1907. 7:2031..... 1,320 to 1,500

8th av, No 795, 2 upper floors above store. Joseph Cohen to Chas L Fox; 4½ years, from Mar 1, 1907. Oct 31, 1907. 4:1039.. 600

8th av, No 644, that part of American Hall known as Day Room. The N Y District Council of the Brotherhood of Painters, Decorators and Paperhangers of America to Journeymen Plasterers Society of City N Y, Local 24 O P I A; 3 years, from Sept 1, 1907. Oct 25, 1907. 4:1013..... ..... ..... .....425

8th av, No 2451, store, &c. Martin Bamberger to Albert Geugelin; 5 years, from May 1, 1907. Oct 25, 1907. 7:1958..... ..... ..... ..... ..... .....1,400 and 1,500

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ATLAS PORTLAND CEMENT

Is the Standard American Brand

30 Broad Street (Send for Pamphlet) New York

8th av, No 688, store, &c. Mary J Quinlan and ano to Raphael Steinthal and ano; 5 years, from May 1, 1908. Oct 29, 1907. 4:1015.....2,300

10th av, No 435 | Assign lease. Michael Dennigan and ano
34th st, No 501 West | to James Breen. Oct 18. Oct 29, 1907. 3:706.....nom

13th av, No 156, e s, 100 n 23d st, store. Charles Beckman to Paul Silberstein; 5 years, from Oct 1, 1907. Oct 30, 1907. 3:669.....2,500

## BOROUGH OF THE BRONX.

174th st, No 496 East, west store, &c. One Hundred and Seventy-Fourth Street Construction Co to Max Rubenstein; 4½ years, from Nov 1, 1907. Oct 28, 1907. 11:2915.....480 to 540

Bathgate av, No 1698, 2-sty frame dwelling. Adelbert S Nichols EXR to Ferdinand Forrest; 5 years, from May 1, 1908. Oct 29, 1907. 11:2921.....360

Boston road, No 1306, store, &c. Joseph Zeman to Rebecka Barre; 5 years, from May 1, 1908, with 5 years renewal at $1,800. Oct 25, 1907. 11:2961.....1,500 to 1,680

Melrose av, s e cor 152d st, all. Henry Kruse to Johann Bergmann; 5 years, from Sept 1, 1907. Oct 31, 1907. 9:2374.....1,200 and 1,500

Prospect av, w s, 155 n 160th st, 18x—, store and basement. James F Meehan to Joseph Brown et al; 7 years, from Oct 1, 1907. Oct 30, 1907. 10:2677.....1,800 to 2,100

St Anns av, No 741. Assign lease. John Berwind to The Ebling Brewing Co. Oct 25, 1907. 9:2360.....nom

Tinton av, n w cor 150th st, store, &c. Assign lease. Thos J Clines to John Hoey. Mort $2,500. Oct 28. Oct 29, 1907. 10:2653.....nom

3d av, No 4217. Bill of sale, lease, &c. Allan A Irvine (auctioneer) to Alexander Greenwald. Oct 31, 1907. 11:3043..210

# MORTGAGES

**NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.**

**Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.**

**The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.**

**Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.**

**Mortgages against Bronx property will be found altogether at the foot of this list.**

October 25, 26, 28, 29, 30 and 31.

## BOROUGH OF MANHATTAN.

Altman, Leopold to Louise M Lee. 5th st, No 746, s s, 102 w Av D, 22x95. 5 years, 5%. Oct 31, 1907. 2:374. 12,000

Averill, Cornelia K to Harriet A Boyd and ano. Carmine st, Nos 7 and 9. Certificate that mort dated Oct 17,1907, is a valid lien on above premises. Oct 23. Oct 26, 1907. 2:589. —

Austin, Harry M to trustees of Columbia College in City N Y. 47th st, No 35, n s, 526.6 w 5th av, 23x100.5. P M. Oct 24, 5 years, 4½%. Oct 26, 1907. 5:1263. 55,000

Ahnert, Alwine to Jacob Manheimer. 106th st, No 239, n s, 100 w 2d av, 25x100.11. P M. Oct 25, due, &c, as per bond. Oct 28, 1907. 6:1656. 11,000

Beglan, Eugene with Clair Foster, G Edw Escher and John H Hutaff. 29th st, No 542, s s, 200 e 11th av, 25x98.9. Extension mort. Oct 25. Oct 29, 1907. 3:700. nom

Bleier, Dora wife of and Ignatz to Virginia Danziger. Av C, No 105, s w cor 7th st, No 228, 21.1x83. Oct 23, 5 years, 5%. Oct 29, 1907. 2:389. 35,000

Birnbaum, Saml to Joseph Rabinowitz. 1st av, Nos 18 and 20, e s, 89 s 2d st, 44x100; Madison st, No 328, s w cor Scammel st, No 27, 25x90.6. Oct 28, installs, 6%. Oct 29, 1907. 1:266-2:429. notes, 2,300

Blumenstock, Samuel and Henry Nechols to Julia Bachrach. 11th av, Nos 670 and 672, e s, 50.2 n 48th st, 2 lots, each 25x100. 2 P M morts, each $12,000. 3 years, 5%. Oct 28, 1907. 4:1077. 24,000

Same to Abram Bachrach. Same property. 2 P M morts, each $2,000. 2 prior morts, $12,000 each. 2 years, 6%. Oct 28, 1907. 4:1077. 4,000

Brakmann, Ferdinand to James H Schmelzel and ano. 3d av, No 1441, e s, 77.1 n 81st st, 25x101.8. P M. Prior mort $20,000. Oct 28, due, &c, as per bond. Oct 29, 1907. 5:1527. 5,500

Brown, Eliz W and Julia A, and Caroline L Weeks to Fredk A Booth. King st, Nos 56 and 58, s s, 91.9 e Varick st, 41.8x180. Nov 15, 1905, 1 year, 5%. Oct 25, 1907. 2:519. 3,700

Blumenstock, Samuel and Henry Nechols to Abram Bachrach. 11th av, Nos 670 and 672, e s, 50.2 n 48th st, 50.1x100. P M. Prior mort $28,000. 1 year, 6%. Oct 28, 1907. 4:1077. 1,000

Brigando, Michael or Michele Brigante to ITALIAN AMERICAN TRUST CO of City N Y. Mulberry st, No 280, e s, 151.6 s Houston st, 20x90.7x20x90.2; Mulberry st, No 282, e s, abt 135 s Houston st, 20x ½ blk. Prior mort $34,500. June 12, due Dec 1, 1907, 6%. Oct 28, 1907. 2:509. 20,000

Bryan, William exr Annie V Bryan with Ruth A Bruce-Brown guardian William Bruce-Brown and ano. 96th st, No 228, s s, 401 e 3d av, 32.6x100.8. Extension mort. Oct 8. Oct 25, 1907. 5:1541. nom

Birkenfeld, Fannie to NEW YORK LIFE INS CO. 132d st, No 124, s s, 266.8 w Lenox av, 16.8x99.11. Sept 24, due Jan 1, 1911, 5%. Oct 25, 1907. 7:1916. 3,000

Blair, Harry M to Herman Nehmelman. Greenwich st, Nos 802 and 804, n w cor 12th st, No 335, 40.10x65.1x41.6x64.10. P M. Oct 29, due, &c, as per bond. Oct 30, 1907. 2:641. 20,000

Buthfer, Anna M to Harry M Blair. Greenwich st, Nos 802 and 804, n w cor 12th st, No 335, 40.10x65.1x41.6x64.10. P M. Prior mort $20,000. Oct 29, due, &c, as per bond. Oct 30, 1907. 2:641. 5,000

Block, Anna to Harry Bloch. Lewis st, Nos 185 and 187, n w cor 5th st, Nos 819 and 821, runs w 114 x n 97 x e 22 x s 48.6 x e 85 to w s Lewis st x s 48.10 to beginning. Oct 30, 1907, due Apr 30, 1908, 6%. 2:360. 2,500

Brien, Henry to Geo A Weber and ano exrs Caroline C Weber. 115th st, No 202, s s, 100 e 3d av, 25x100.11. Oct 30, 1907, 3 years, 5%. 6:1664. 15,000

Bissell, Kate to TITLE GUARANTEE & TRUST CO. 46th st, No 214, s s, 197.9 w Broadway, 18.7x100.5. Oct 29, due, &c, as per bond. Oct 30, 1907. 4:1017. 12,000

Bollwinkel, Henry to Morris S Thompson and ano exrs Mary A Cooper. 39th st, No 431, n s, 400 w 9th av ,25x98.9. Oct 30, 1907, 3 years, 5%. 3:737. 6,000

Burger, Jean to THE GERMAN SAVINGS BANK in City N Y. 64th st, No 18 (32), s s, 275 w Central Park West, 25x100.4. Oct 24, 3 years, 5%. Oct 25, 1907. 4:1116. 18,000

Coleman, Michael to Elihu Root and ano trustees Henry H Cook for benefit John G Evans et al. 38th st, Nos 52 and 54, s s, 245 e 6th av, 42x98.9. Aug 5, 10 years, 4%. Oct 30, 1907. 3:839. 90,000

Cremin, Anna C and Mary K Hennessy with Katie Freund. 2d av, No 988, e s, 40 n 52d st, 20x71. Extension mort. Oct 26. Oct 29, 1907. 5:1345. nom

Cohen, David to John R Waters. Madison av, Nos 1824 and 1826, w s, 40.11 s 119th st, 40x75. Oct 25, 5 years, 5%. Oct 30, 1907. 6:1745. 38,500

Cohen, Max to Abraham Alexander. Broome st, Nos 127 to 131, s s, 20 w Pitt st, 60x60. Prior mort $46,000. May 20, due, &c, as per bond. Oct 30, 1907. 2:341. 5,000

Coy, Chas F to Sarah Klein and ano. Amsterdam av, No 1726, w s, 74.11 n 145th st, 25x100. P M. Oct 28, due Jan 2, 1910, 6%. Oct 29, 1907. 7:2077. 4,000

Collins, Lena B wife Wm N, of North Hatley, Province Quebec, Can, Noel J Becar, of Santa Cruz, Cal, Mary J wife Wm H Lawton of Newport, R I, and Alfred Becar, now sojourning at Mt Clemens, Mich, to BOWERY SAVINGS BANK. Broadway, No 187, w s, 45.8 s Dey st, 25.6x100x25.6x100.2. Oct 4, 1 year, 5%. Oct 29, 1907. 1:63. 30,000

Clarke, Eliz J with Frederic de P Foster and ano exrs Sarah A Sands. 16th st, No 39 West. Extension mort. Oct 17. Oct 25, 1907. 3:818. nom

Crawford, Fredk W, of Jersey City, N J, to Israel H Goldberg. 61st st, No 247, n s, 125 e West End av, 25x100.5. P M. Oct 15, due July 1, 1908, 6%. Oct 25, 1907. 4:1153. 1,000

Clarke Construction Co to Eltoma Realty Co. Certificate as to mort for $51,000 on property in Kings Co. Oct 23. Oct 26, 1907. Miscl. —

Callender, Mary R with Morris Singer. 1st av, No 278, w s, 50 n 16th st, 19x94. Extension mort. Oct 25. Oct 31, 1907. 3:948. nom

Cronheim, Fannie to Abraham Kassel and ano. 72d st, No 423, n s, 250 w Av A, 25x102.2. P M. Prior mort $15,000. Oct 30, 3 years, 6%. Oct 31, 1907. 5:1467. 4,000

Casey, James with BANK FOR SAVINGS in City N Y. 87th st, No 343 East. Extension mort. Oct 29. Oct 31, 1907. 5:1550. nom

Century Holding Co to EQUITABLE TRUST CO of N Y. 24th st, Nos 117 and 119, n s, 204 e 4th av, 46x98.9. Certificate as to extension of mort for $37,000. Oct 31, 1907. 3:880. —

Cohen, Elias A with Isaac N Walter exr Emanuel Walter. St Nicholas av, No 81, n w cor 114th st, 59.2x108.8x50.5x139.8. Agreement as to assignment of mort and participation agreement, &c. Sept 12. Oct 30, 1907. 7:1824. nom

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Cunningham, Josephine E with Anna R Spring. Water st, No 671. Extension mort. Oct 5. Oct 25, 1907. 1:243. nom

Cohn, Bertha with Godspeed Realty Impt Co. 108th st, Nos 103 to 107 West. Extension mort. Oct 31, 1907. 7:1863. nom

Cronheim, Fannie to Abraham Kassel and ano. 72d st, No 429, n s, 175 w Av A, 25x102.2. Oct 30, 3 years, 6%. Oct 31, 1907. 5:1467. 4,000

Cascade Realty & Construction Co to Amelia R Godfrey. Amsterdam av, No 2364, w s, 65.4 s 178th st, 40.4x100. Oct 30, 3 years, 5%. Oct 31, 1907. 8:2132. 33,000

Dressler, Samuel to Lion Brewery. Madison av, No 1589. Saloon lease. Oct 23, demand, 6%. Oct 25, 1907. 6:1613. 2,250

Dummeyer, Henry to Lion Brewery. Cherry st, No 281. Saloon lease. Oct 25, demand, 6%. Oct 30, 1907. 1:247. 1,482.21

Donovan, Richard J to Peter Otten. 28th st, No 160, s s, 56.11 e 7th av, runs e 18.7 x s 50 x w 13.9 x n 9.3 x w 4.7 x n 40.9 to beginning. P M. Prior mort $8,000. Oct 24, 3 years, 6%. Oct 26, 1907. 3:803. 2,500

Dahn, Josephine to Francis Frey. 1st av, No 1789, w s, 75.8 s 93d st, runs s 25 x w 100 x n 25.8 x e 33.10 x s 0.8 x e 66.2 to beginning. Prior mort $16,000. 3 years, 6%. Oct 28, 1907. 5:1555. 3,500

Engel, Marie individ and extrx Carl Engel with Isidor Ollendorff. 116th st, No 140 West. Extension mort. Oct 26, 1907. 7:1825. nom

Ellis, Arnold H, of Willsborough, N Y, to Almira J Brown. 40th st, No 326, s s, 400 w 8th av, 25x98.9. Oct 25, 5 years, 5%. Oct 26, 1907. 3:763. gold, 15,000

Epstein-Cohen Co to Harris Mandelbaum and ano. 118th st, Nos 238 and 240 East; 119th st, Nos 441 to 449 East; 120th st, Nos 438 to 446 East. Extension of mort covering entire premises and assignment of rents of premises Nos 238 and 240 E 118th st. Oct 29. Oct 30, 1907. 6:1667 and 1807. nom

Epstein-Cohen Co to Harris Mandelbaum and ano. 120th st, Nos 436-446 East. Assignment of rents to extent of $98,-468.66. Oct 29. Oct 30, 1907. 6:1807. nom

EQUITABLE TRUST CO of N Y with Century Holding Co. 124th st, Nos 117 and 119, n s, 204 e Park av, 46x98.9. Extension mort. Oct 31, 1907. 3:880. nom

EMIGRANT INDUSTRIAL SAVINGS BANK with Henry S Schendel and ano. 104th st, No 224, s s, 260 e 3d av, 25x100.11. Extension mort. Oct 29. Oct 31, 1907. 6:1653. nom

EQUITABLE TRUST CO of N Y with Eliz K Lorillard. 39th st, No 40, s s, 360 e 6th av, 25x98.9. Extension mort. Oct 30. Oct 31, 1907. 3:840. nom

EMPIRE CITY SAVINGS BANK with Mabel E Brennan. 152d st, No 304, s e cor Bradhurst av, 125x34.3. Extension mort. June 24. Oct 25, 1907. 7:2046. nom

Finley, Mary W to Robert C MacElrath. 93d st, No 31, n s, 413 e Columbus av, 19x100.8. P M. Prior mort $11,000. Oct 30, due Jan 1, 1910, 6%. Oct 31, 1907. 4:1207. 4,000

Friedman, Sarah to Leopold Katzenstein. 92d st, No 18, s s, 237.10 e 5th av, 17.8x100.8. Oct 30, due, &c, as per bond. Oct 31, 1907. 5:1503. 25,000

Five Boroughs Realty Co to Selena Simpson. 56th st, Nos 146 and 148, s s, 145 e Lexington av, 40x100.5. Due, &c, as per bond. Oct 31, 1907. 5:1310. 30,000

Same to same. Same property. Certificate as to above mort. Oct 29. Oct 31, 1907. 5:1310. ——

Fletcher, Emeline T wife Geo M, of Oyster Bay, L I, to Frederic de P Foster trus. Carlisle st, Nos 1 and 3, n s, 59.2 w Greenwich st, 49.4x57.5x47.9x58.9. 5 years, 5%. Oct 31, 1907. 1:53. 16,000

Ficken, Rebecka to Elvina Quast. Mott st, Nos 69 and 71, n w s, 234.9 n w Bayard st, runs s w 38.7 x n w 100 x n e 35.9 x s e 100 to beginning. Oct 29, due Sept 17, 1910, 5%. Oct 31, 1907. 1:200. 7,000

Friesner, Mary wife of and Isaiah to UNION TRUST CO of N Y. 90th st, No 104, s s, 65 w Columbus av, 35x100.8. 5 years, 5%. Oct 31, 1907. 4:1220. 30,000

Fallon, Joseph E to Eliz A Toal widow John T Toal et al. Wadsworth av, e s, 100 s 187th st, 50x150. P M. Installs, 5%. Oct 31, 1907. 8:2166. 5,000

Funck, Charles and August with John F Frees. 115th st, Nos 307 to 311 East, leasehold. Estoppel certificate. Aug 31, 1907. Oct 26, 1907. 6:1687. ——

Flanagan, Wm C to A Henry Dickinson. 169th st, n s, 518.3 w St Nicholas av, 50x86.7. Prior mort $2,000. Aug 30, due, &c, as per bond. Oct 25, 1907. 8:2138. 3,000.

Farowich, Gussie with Louise Hartshorne. 115th st, Nos 19 and 21, n s, 298.6 w 5th av, 45.8x100.11. Extension mort. Oct 29. Oct 30, 1907. 6:1599. nom

Flanagan, Wm C to Adolph F Lucker. 169th st, n s, 568.3 w St Nicholas av, 50x86.7. Prior mort $5,000. Aug 30, due, &c, as per bond. Oct 25, 1907. 8:2138. 3,000

Goetschius, John H to Mary M Fitzpatrick. Washington st, No 609, e s, abt 58 s Morton st, 18.9x63.6x18.9x63 s s. Oct 29, 3 years, 5½%. Oct 30, 1907. 2:602. 20,000

Greeff, Ernest F to Chas F Schmidt. 88th st, No 37, n s, 408 e Columbus av, 21x100.8. 5 years, 4½%. Oct 31, 1907. 4:1202. 28,000

Garone, Martin to Daniel W Harnett. Catharine st, No 66, w s, abt 25 n Oak st, 25x50. P M. Prior mort $15,000. Oct 29, 5 years, 6%. Oct 31, 1907. 1:278. 8,000

Germino, Michele and Domenico Albano to Joseph Fritz et al. Prince st, No 193, n s, 25 w Sullivan st, 25x78. P M. Oct 30, due Jan 1, 1913, 5%. Oct 31, 1907. 2:518. 15,000

Godspeed Realty Impt Co to Helene Rendsburg. 108th st, Nos 103 to 107, n s, 100 w Columbus av, 75x100.11. Prior mort $31,000. 1 year, 6%. Oct 31, 1907. 7:1863. 4,000

Same to same. Same property. Certificate as to above mort. Oct 31, 1907. 7:1863. ——

Godspeed Realty Impt Co to Mary Frank. 85th st, s s, 75 e Madison av, 25x102.2. Prior mort $15,000. 1 year, 6%. Oct 31, 1907. 5:1496. 5,000

Same to same. Same property. Certificate as to above mort. Oct 31, 1907. 5:1496. ——

Godspeed Realty Impt Co and Bertha Cohn with Mary Frank. 85th st, No 42, s s, 75 e Madison av, 25x102.2. Subordination mort. Oct 31, 1907. 5:1496. nom

Gilson, Anna B to Edw F Browning. 107th st, Nos 60 and 62, s s, 55 w Manhattan av, 48.9x100.11. P M. Prior mort $40,-000. Oct 26, 1907, 5 years, 5%. 7:1842. 30,000

Gaynor, Edw F J to Chas A Vandehoof and ano exrs, &c, Albert H Randell. 88th st, No 151, n s, 357 e Amsterdam av, 17x100.8. Oct 25, 3 years, 5½%. Oct 26, 1907. 4:1219. 5,000

Gottilla, Ferdinando and Pietro Genchi to Charles K Beekman and ano trustees Wm B Beekman. 60th st, No 321, n s, 325 w 1st av, 25x100.5. Sept 30, 3 years, 5%. Oct 28, 1907. 5:1435. 12,500

Gottilla, Ferdinando and Pietro Genchi and STATE BANK with Charles K and Kath M Beekman trustees Wm B Beekman. 60th st, No 321, n s, 325 w 1st av, 25x100.5. Subordination mort. Sept 25. Oct 28, 1907. 5:1435. nom

Gottilla, Ferdinando and Pietro Genchi and Fitzhugh Smith with same. Same property. Subordination agreement. Sept 25. Oct 28, 1907. 5:1435. nom

Glover, Frances L, of Phillipstown, N Y, to Daniel Birdsall. Water st, No 50, n s, 156.5 e Coenties slip, runs w 23.5 x n 65 x e 5.10 x s 2 x e 0.4 x s 2.8 x e 17.5 x s 60.4 to beginning. P M. Oct 28, due, &c, as per bond. Oct 29, 1907. 1:30. 15,000

Garone, Martin to Cath Barbieri individ and as guardian. Cherry st, No 149, s s, abt 130 w Market slip, 20x60. Oct 29, 1907, 3 years, 5½%. 1:250. 10,000

Geugelin, Albert to Lion Brewery. 8th av, No 2451. Saloon lease. Oct 17, demand, 6%. Oct 25, 1907. 7:1958. 1,500

Goldman, Kalman, of Ellenville, N Y, and Saml Wohlstadter to Wm J Amend. Av D, Nos 112 and 114, n e cor 8th st, Nos 393 and 395, 47.6x77; also property in Kings Co. Oct 24, installs, 6%. Oct 29, 1907. 2:365. 6,100

Gucker, Henry to GERMAN SAVINGS BANK of N Y. Jones st, No 7, n s, abt 70 w 4th st, 25x100. Oct 29, 1907, 3 years, 5%. 2:590. 16,000

Harney, John with Geo Freygang. 2d av, No 2436, e s, 20.11 s 125th st, 20x75. Extension mort. Oct 16. Oct 28, 1907. 6:1801. nom

Harney, Eliza L to TITLE GUARANTEE & TRUST CO. 39th st, No 242, s s, 363.1 e 8th av, 17.1x98.9. Oct 28, due, &c, as per bond. Oct 29, 1907. 3:788. 8,500

Hillman, Frank to Solomon Frank and ano. 116th st, Nos 234 and 236, s s, 193 w 2d av, 39x100.11. Prior mort $41,000. Oct 28, due Nov 1, 1913, 6%. Oct 29, 1907. 6:1665. 15,000

Haims, Rebecca and Zbarazer Realty Co with Hannah Plastrik. 6th st, No 423 East. Agreement modifying mort. Oct 24. Oct 25, 1907. 2:434. nom

Hebert, Emma L wife of and Henry B to J Ralph Burnett as committee Mary A Wilkinson. 73d st, No 152, s s, 270 e Amsterdam av, 20x102.2. Oct 25, 1907, 1 year, 5%. 4:1144. 2,000

Harney, John with New York & New Jersey Land & Impt Co. 54th st, No 306 West. Extension mort. Oct 15. Oct 28, 1907. 4:1044. nom

Hensle Construction Co to The Greenwood Cemetery. Manhattan st, No 131, n e cor Broadway, No 3200, 47.2x100.1x98.4x112. Oct 23, 1907, 5 years, 5½%. 7:1982. Corrects error in last issue, when Broadway No was 320. 110,000

Hollander, Adolph to Chas L Halberstadt. 3d av, No 913, s e cor 55th st, No 200, 25.5x60. Prior mort $30,000. Oct 25, 1907, due Nov 1, 1909, 6%. 5:1328. 5,500

Hynes, Wm A to Lillian M Coffey. 3d av, No 1938, s w cor 107th st, No 174, 20x83. Prior mort $30,000. Oct 25, 1907, 3 years, 5%. 6:1634. 3,500

Hart, Phebe H, of Forest Hill, N J, to Augustus A Levey et al exrs Isaac Levy. Lexington av, No 347, e s, 55.7 s 40th st, 18.6x87. 1 year, 5%. Oct 31, 1907. 3:895. 12,000

Hall, Arlington L to Julia Hallgarten trustee Adolph Hallgarten. 80th st, No 124, s s, 315 w Columbus av ,20x102.2. Oct 30, 1907, 5 years, 4½%. 4:1210. 19,000

Hutcheson, Henrietta R to Siegfried Peierls and ano firm S Peierls & Co. 26th st, Nos 102 and 104, s s, 80 e 4th av, 40x98.9. Prior mort $85,000. Oct 30, 1907, secures agreement dated Dec 6, 1905, —%. 3:881. 30,000

Isaacs, Heiman S with Ruth A Bruce-Brown guardian William Bruce-Brown and ano. 11th st, No 323, n s, 117.3 w Greenwich st, 28.8x95.4x irreg x95.4; 11th st, No 327, n s, 174.4 w Greenwich st, 28.8x95.5. 2 extensions of morts. Oct 22. Oct 25, 1907. 2:634. nom

Jacoves, Louis J, of N Y, and Joseph White, of Bound Brook, N J, to Saml Wacht. 67th st, Nos 342 to 348, s s, 75 w 1st av, 75x100.5. Prior mort $——. Oct 24, installs, 6%. Oct 26, 1907. 5:1441. 4,000

Jacoves, Louis J, of N Y, and Joseph White, of Bound Brook, N J, to Saml Wacht. 66th st, Nos 335 to 341, n s, 75 w 1st av, 2 lots, each 37.6x100.5. 2 morts, each $2,000; 2 prior morts $—— each. Oct 24, due Oct 24, 1908, 6%. Oct 26, 1907. 5:1441. 4,000

Jaroslawsky, Meyer and Philip to Moses Phillips and ano. Front st, Nos 354 and 356, n s, 325.2 w Jackson st, 40.10x70. Due Nov 28, 1908, 6%. Oct 28, 1907. 1:243. 2,000

Jaeger, Louisa widow to Michael Ackermann. 84th st, No 608, s s, 152 e East End av or Av B, 20.6x102.2. Oct 24, 5 years, 4½%. Oct 26, 1907. 5:1590. 8,000

Jones, Louis M and Thomas W with Janet Muller. 134th st, No 524, s s, 524.3 w Amsterdam av, 43.9x99.11. Subordination agreement. Oct 25. Oct 26, 1907. 7:1987. nom

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Jones (Chas E) Co to Janet Muller. 134th st, No 524, s s, 524.3 w Amsterdam av, 43.9x99.11. Oct 25, 3 years, 5½%. Oct 26, 1907. 7:1987. 44,000

Same to same. Same property. Certificate as to above mort. Oct 24. Oct 26, 1907. 7:1987. —

Johannsen, Emil B to Philipp Messenkopf. 2d av, No 1804, e s, 50.8 n 93d st, 25x75. P M. Prior mort $10,000. 5 years, 6%. Oct 31, 1907. 5:1556. 7,000

Jacobs, Sadie H to Wm A Bragg. 14th st, No 7, n s, 150 w 5th av, 25x103.3. Leasehold. Oct 29, demand, 6%. Oct 31, 1907. 3:816. 4,000

Jaeger, Charles to Lion Brewery. 12th st, No 705 East. Saloon lease. Oct 23, demand, 6%. Oct 30, 1907. 2:382. 800

Jackson, Saml to Callman Rouse. Broadway, Nos 2551 to 2557, s w cor 96th st, No 250, 100.8x125. Leasehold. All title. Prior mort $12,500. Oct 24, 1 year, 6%. Oct 30, 1907. 4:1243. 5,000

Kosminsky, Isidor to Julia Samuels. 130th st, No 495, n s, 125 e Amsterdam av, 25x99.11. Prior mort $17,000. Oct 30, 1907, due Nov 1, 1909, 6%. 7:1970. 2,000

Keys, Chas H with Henry and George Freygang. West Broadway, No 253, s e cor Walker st, 18.8x60; West Broadway, No 251 (133), e s, 18.8 s Walker st, 18.8x57 to alley; West Broadway, No 249 (131), e s, 37.4 s Walker st, 18.8x60. Extension mort. Aug 8. Oct 29, 1907. 1:191. nom

Kresner, Lewis with Rosa R Martin. Delancey st, No 34, n w cor Forsyth st, No 137, 25x80. Extension mort. Oct 2. Oct 29, 1907. 2:420. nom

Koref, Ignatz to David Mayer Brewing Co. Av B, Nos 227 to 231, s e cor 14th st, Nos 600 and 602, 68.9x88. Prior mort $59,000. Oct 29, due, &c, as per bond. Oct 30, 1907. 2:396. 3,500

Koransky, Aaron S, of Brooklyn, N Y, to Robert Marsh and ano. Clinton st, No 93, w s, 175 s Rivington st, 25x100. Prior mort $28,000. Oct 25, due June 1, 1908, —%. Oct 31, 1907. 2:348. Secures indebtedness 3,300

Karpas, Gottlieb M to Joseph Wittner. 121st st, No 158, s s, 124 e 7th av, 18x100.11. May 17, 3 years, 6%. Oct 26, 1907. 7:1905. 5,000

Kuhn, Charles and David to LAWYERS TITLE INS & TRUST CO. Hamilton Terrace, No 9, e s, 90 n 141st st, 17.6x66.3x17.6x64.11. Oct 30, 5 years, 5%. Oct 31, 1907. 7:2050. 6,000

Keenan, Annie M to N Y LIFE INS & TRUST CO. 117th st, No 508, s s, 98 e Pleasant av, 25x100.10. Oct 25, 1907, 3 years, 5%. 6:1715. 8,000

Kleinfeld, Isaac and E H Ogden Lumber Co with American Mortgage Co. 160th st, n s, 100 e Broadway, 265x99.11. Subordination agreement. Dec 21, 1906. Rerecorded from Dec 24, 1906. Oct 25, 1907. 8:2119. nom

Keenan, Annie M to Abraham Beller. Pleasant av, Nos 310 to 314, e s, 50.5 s 117th st, 50.5x98; Pleasant av, No 308, e s, 80 n 116th st, 20.10x98. Oct 25, 1907, due Aug 14, 1909, 6%. 6:1715. 6,000

Kalchheim, Henry to Louis and Gabriel Herman. 6th st, Nos 806 to 812, s s, 129 w Lewis st, 84x97. Oct 29, 1907, due Apr 29, 1908, 6%. 2:360. 1,200

Kaplan, Samuel and Ely to Sadie Brill. 111th st, No 29, n s, 449 w 5th av, 30x100.11. Oct 28, 2 years, 6%. Oct 29, 1907. 6:1595. 2,000

Kalb, Edward M with Clair Foster, G Edw Escher and John H Hutaff. 29th st, No 544, s e s, abt 175 e 11th av, 25x98.9. Extension mort. Oct 16. Oct 29, 1907. 3:700. nom

Lederer, Rachel to Lewis Realty & Construction Co. 56th st, Nos 411 and 413, n s, 174 e 1st av, 40x94.7x40.1x97.2. P M. Prior mort $37,000. Oct 28, 5 years, 6%. Oct 29, 1907. 5:1368. 10,000

Lewis Realty & Construction Co to Virginia K White. 56th st, Nos 411 and 413, n s, 174 e 1st av, 40x94.7x40.1x97.2. Oct 10, 3 years, 5%. Oct 29, 1907. 5:1368. 37,000

Same to same. Same property. Certificate as to above mort. Oct 8. Oct 29, 1907. 5:1368. —

Lewis Realty & Construction Co to Joseph F Stier. 56th st, Nos 415 and 417, n s, 214 e 1st av, 40x91.11x40.1x94.7. Oct 8, 3 years, 5%. Oct 29, 1907. 5:1368. 36,000

Same to same. Same property. Certificate as to above mort. Oct 10. Oct 29, 1907. 5:1368. —

La Sala, Michele to Philip Durante. 108th st, No 216, s s, 237.6 e 3d av, 24.6x100.11. Prior mort $9,000. Oct 29, 1907, 3 years, 4%. 6:1657. 900

Lawrence, Joseph W trustee Bryan Lawrence with Eliz A Westendorf. 183d st, No 569 West. Extension mort. Oct 19. Oct 25, 1907. 8:2154. nom

Loewy, Samuel with Daniel C Moynihan. 126th st, No 123, n s, 315 e Park av, 25x99.11; 126th st, No 121, n s, 290 e Park av, 25x99.11. Extension of three morts. Dec 3, 1906. Oct 26, 1907. 6:1775. nom

Lauer, August G to Geo Weisensee. 10th av, No 468, e s, 24.8 n 36th st, 24.8x72. Oct 25, 3 years, 6%. Oct 28, 1907. 3:734. 4,000

Levin, Hyman to Myron A Livingston. 2d av, Nos 2410 to 2414, e s, 40 s 124th st, 60x80. Oct 21, 2 years, —%. Oct 28, 1907. 6:1800. 1,300

Levy, Mary exr Lewis S Levy with Cornelia K Averill. Carmine st, Nos 7 and 9. Extension mort. Oct 22. Oct 26, 1907. 2:589. nom

Luipold, Geo A with Wm J Wilson and ano exrs Cornelius Van Benschoten. 122d st, No 106, s s, 54 e Park av, 18x75. Extension mort. Oct 15. Oct 25, 1907. 6:1770. nom

Loewy, Emily to Nathan Loewy Realty & Construction Co. 119th st, s e cor Riverside Drive, 100x100. Prior mort $325,000. Oct 25, due Jan 1, 1911, 6%. Oct 26, 1907. 7:1990. 50,000

Lenz, Therese to Antonie Meyer and ano. 54th st, No 343, n s, 160 w 1st av, 20x100.5. P M. Oct 30, 5 years, 5%. Oct 31, 1907. 5:1347. 7,000

Levin, Samuel to Joseph Wunsch. 83d st, No 418, s s, 281 e 1st av, 25x102.2. P M. Prior mort $7,500. Oct 30, 1907, due Nov 1, 1910, 6%. 5:1562. 8,000

Marks, Henry and Casper Levy to whom it may concern. Amsterdam av, No 1726. Certificate as to amount due on mort. Oct 28. Oct 30, 1907. 7:2077. —

Moody, Geo F to TITLE GUARANTEE & TRUST CO. Madison av, No 695, e s, 41.4 n 62d st, 19.4x50. Due, &c, as per bond. Oct 30, 1907. 5:1377. 25,000

Meakim, Ellen V to EMIGRANT INDUSTRIAL SAVINGS BANK. 130th st, No 19, n s, 260 w 5th av, runs n e 104.11 x s e 25 x n e 10 x n w 75 x s w 15 x s e 30 x s w 99.11 to st x s e — to beginning. 3 years, 5%. Oct 30, 1907. 6:1728. 15,000

Murray, Geo W with Morris Singer. 1st av, No 276, w s, 25 n 16th st, 25x94. Extension mort. Oct 25. Oct 31, 1907. 3:948. nom

Miller, Mary E to Charles H Phelps and ano exrs John G Butler. 97th st, No 259, n s, 89 e West End av, 18x91.11. P M. 3 years, 5%. Oct 31, 1907. 7:1869. 12,000

McDermott, John to Thomas J Droogan. Perry st, No 8, s s, 107.8 w Greenwich av, 22x95. Oct 28, due Nov 1, 1908, 6%. Oct 31, 1907. 2:612. 3,000

Muldoon, John to Hulbert Peck. 58th st, No 444, s s, 350 e 10th av, 25x100.5. Oct 25, due, &c, as per bond. Oct 26, 1907. 4:1067. 15,000

Meincke, John to V Loewers Gambrinus Brewing Co. 36th st, No 553 West. Saloon lease. Oct 14, demand, 6%. Oct 28, 1907. 3:708. 901.98

Martin, Wm A with Frank J Baumert. 122d st, No 4 West. Extension mort. Oct 24. Oct 28, 1907. 6:1720. nom

Muller, Theo to Lion Brewery. 15th st, No 409 East. Saloon lease. Oct 10, demand, 6%. Oct 25, 1907. 3:947. 2,200

Morse, Chas W to John E Berwind. 5th av, No 728, w s, 73.5 s 57th st, 27x125. Prior mort $150,000. Oct 28, due Nov 1, 1908, 5%. Oct 29, 1907. 5:1272. 350,000

McGuire, Mary A to BOWERY SAVINGS BANK. 58th st, No 118, s s, 195 w 6th av, 20x100.5. Aug 5, 5 years, 4½%. Aug 6, 1907. 4:1010. Corrects error in issue of Aug 10, when distance w of 6th av was 495. 15,000

METROPOLITAN TRUST CO of N Y with Abraham E Levy individ and as exr, &c, Louis Levy et al. Park av, Nos 1652 and 1654, s w cor 117th st, No 70, 50.5x90. Extension mort. Oct 28. Oct 31, 1907. 6:1622. nom

N Y Finance Co to Cath S Wood and PROVIDENT LIFE & TRUST CO of Pa as exrs Wm B Wood. Assignment of all right, title and interest in estate of Danl C Kingsland to secure $15,000. Oct 17. Oct 25, 1907. nom

Nathan Loewy Realty & Construction Co with METROPOLITAN LIFE INS CO. Riverside Drive, s e cor 119th st, 100x100. Extension mort. Oct 18. Oct 30, 1907. 7:1990. nom

Norton Realty Co to American Missionary Assoc. 149th st, No 528, s s, 310 w Amsterdam av, 15x99.11. P M. Oct 23, due Nov 1, 1910, 5%. Oct 29, 1907. 7:2080. 10,000

Same to N Y Operating Co. Same property. P M. Prior mort $10,000. Oct 23, due, &c, as per bond. Oct 29, 1907. 7:2080. 2,000

Napoleon Construction Co to Austin B Fletcher and ano trustees Jackson S Schultz. 129th st, Nos 34 and 36, s s, 460 w 5th av, 50x99.11. Building loan. Oct 25, due June 1, 1911, 5%. Oct 26, 1907. 6:1726. 60,000

Same to same. Same property. Certificate as to above mort. Oct 25. Oct 26, 1907. 6:1726. —

New York & White Plains Construction Co to Martin M Stone. Certificate as to mortgage for $7,000 on property in White Plains, N Y. Oct 22. Oct 31, 1907. —

Ottinger, Marx and Moses to Charles Steckler. 116th st, No 371, n s, 136 e Morningside av East, 36x100.10. 5 years, 5%. Oct 30, 1907. 7:1943. 50,000

Our Saviour's Norwegian Evangelical Lutheran Church of Harlem to Treasurer of the Church Extension Fund of the Synod for the Norwegian Evangelical Lutheran Church of America. 123d st, No 237, n s, 230 w 2d av, 25x100.11. Oct 15, 5 years, ½%. Oct 31, 1907. 6:1788. 3,000

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Olson, John E to METROPOLITAN LIFE INS CO. Spring st, Nos 72 to 78, s e cor Crosby st, Nos 65 to 73, 100x100x100x92.4. Oct 29, 1907, 5 years, 6%, until building is completed, and 5½% thereafter. 2:482. 360,000

Pier, Earl G to Frances L Glover. Reade st, No 146, n s, abt 218 w Hudson st, 25x63. P M. Prior mort $19,000. Oct 24, due, &c, as per bond. Oct 25, 1907. 1:141. 11,000

Paton, Morton S to Chas Weiland. Reade st, No 131, s s, 25x75, and Chambers st, No 149, n s, 25x75. Leasehold. Certificate as to payment of $2,000 on account of mort. Oct 30, 1907. 1:140.

Price, Sabina to Lambert Suydam and ano trus Angelina Henry. 5th st, No 744, s s, 124 w Av D, 22x95. Due, &c, as per bond. Oct 31, 1907. 2:374. 12,500

Palmer, Mary to Gertrude L Ryan. 50th st, No 334, s s, 295 w 1st av, 20x100.5. P M. 3 years, 6%. Oct 30, 1907. 5:1342. 5,500

Phelan, Katherine to TITLE GUARANTEE & TRUST CO. Suffolk st, No 169, n w s, abt 125 s Houston st, 24x100. Oct 29, due, &c, as per bond. Oct 30, 1907. 2:355. 6,000

Rosenstock, Edgar H to TITLE GUARANTEE & TRUST CO. 68th st, No 45, n s, 455 w Central Park West, 20x100.5. P M. Due, &c, as per bond. Oct 30, 1907. 4:1121. 20,000

Rothschild, Louis F to Anita L Bassford. 75th st, No 125, n s, 320 w Columbus av, 20x102.2. Oct 30, due, &c, as per bond. Oct 31, 1907. 4:1147. 25,000

Ribaudo, Andrea, Antonino Buccola and Giuseppe Dimarco to Maybelle Realty Co. 1st st, No 13, s s, 188.1 e Bowery, 19.8x74.4x 19.10x77. P M. Installs, 6%. Oct 31, 1907. 2:456. 2,500

Realty Mortgage Co, Emanuel Heilner and Moses J Wolf with LAWYERS TITLE INS & TRUST CO. Morningside av West, s w cor 118th st, No 400, 125x100.11. Subordination agreement. Oct 30. Oct 31, 1907. 7:1961. nom

Rubino, Jacob to James B Haggin. 73d st, No 272, s s, 100 e West End av, 18x100. Oct 25, due Nov 25, 1907, 5%. Oct 26, 1907. 4:1164. 20,000

Reader, Ella R to U S TRUST CO of N Y. 93d st, No 266, s s, 84 e West End av, 16x84.5. Oct 25, due Feb 1, 1908, 6%. Oct 26, 1907. 4:1240. 3,000

Rafter, Edward to Joseph N Carpenter et al. 1st av, No 179, n w cor 11th st, Nos 343 and 345, 22.11x100. Prior mort $45,000. Oct 18, installs, 6%. Oct 28, 1907. 2:453. 10,000

Rhein, Meyer L to EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S. 61st st, No 38, s s, 177 e Madison av, 20x100.5. Prior mort $25,000. Oct 26, due Dec 1, 1908, 5%. Oct 28, 1907. 5:1375. 15,000

Rollnick, Morris to Simon F Bleyer et al exrs, &c, Jacob S Bleyer. 58th st, No 435, n s, 231.5 w Av A, 18.1x100.4. P M. Oct 25, 1907, 5 years, 5%. 5:1370. 7,000

Rodenbach, Wm J to Cath Wigand. Amsterdam av, No 953, e s, 25 s 107th st, 25.5x100. Prior mort $25,000. Oct 24, 1 year, 6%. Oct 29, 1907. 7:1861. 11,000

Seal, Harris to Dora Krugman. Ludlow st, Nos 141 and 143. Certificate as to payment of $2,500 at 6% from Dec 3, 1906. Dec 3. Oct 30, 1907. 2:411.

Swedish Evangelical Bethesda Church of City N Y (and Nels Hendrickson, Carl Holmquist and Carl Hallstrom in bond only) to John C Gulick. 50th st, Nos 138 and 140, s s, 260 w 3d av, 40x100.5. Oct 29, 5 years, 5%. Oct 30, 1907. 5:1304. 15,000

Schreiber, Isaac to Rudolph Teichman. Canal st, Nos 67 to 71, n e cor Allen st, No 14, 50x55.6. Due, &c, as per bond. Oct 30, 1907. 1:299. 1,500

Schenkein, Pesel widow, Joseph, Max, Benj and Louis, and Gittel Kister heirs Aaron Schenkein to Henry G Schloendorf and ano trus Adelaide C Korner. Av C, No 196, s e cor 12th st, No 700, 27.6x62.6. Prior mort $18,000. Oct 29, due, &c, as per bond. Oct 30, 1907. 2:381. 4,000

Schiff, Joseph to Sarah E Ames. 102d st, No 110, s s, 130 e Park av, 25x100.11. 3 years, 5%. Oct 30, 1907. 6:1629. 10,000

Silberstein, Albert L to Abraham B Keve. 116th st, No 36, s s, 414 w 5th av, 27x100.11. Oct 30, 1 year, 6%. Oct 31 ,1907. 6:1599. 4,000

Schreiner, Arthur to Wm F Murray. Manhattan av, No 443, w s, 50.11 s 119th st, 25x100. Prior mort $28,000. 1 year, 6%. Oct 31, 1907. 7:1945. 1,000

Schiff, Joseph, of Brooklyn, N Y, Jonas Weil, Bernhard Mayer and Morris Rosentover with Sarah E Ames. 102d st, No 110, s s, 130 e Park av, 25x100.11. Subordination agreement. Oct 28. Oct 31, 1907. 6:1629. nom

Securities Equity Co to PEOPLES TRUST CO of Brooklyn, trus. Consent and certificate to mort upon all stocks, bond, &c, of above Co. Oct 28. Oct 31, 1907.

Simpson, Ray to Max Reiss. 114th st, No 235, n s, 200 w 2d av, 25x100.11. Oct 26, due Oct 28, 1909, 6%. Oct 29,. 1907. 6:1664. 1,800

Salvatore, Carmela to Sigmond Bishop. 7th av, No 2532, w s, 53.6 s 147th st, 27x100. P M. Prior mort $20,000. Due, &c, as per bond. Oct 31, 1907. 7:2032. 7,000

Spiegel, Morris to Rosa Jackle. 93d st, No 305, n s, 100 e 2d av, 25x100.8. P M. Prior mort $8,500. 3 years, 6%. Oct 31, 1907. 5:1556. 5,000

Schwab, Mary B guardian for Henry B Schwab with Morris Lewkowitz. 8th av, No 2857. Extension mort. Oct 22. Oct 31, 1907. 7:2046. nom

Storch, Abraham and Saml Bleustein and Virginia Danziger and Wm Hyams exrs Max Danziger with Mayer Katzenberg. 3d av, No 1813. Subordination agreement. Apr 4. Oct 26, 1907. 6:1650. nom

Stanley, Mary F widow to Stephen D Pringle. 80th st, No 172, s s, 159 w 3d av, 19x102.2. P M. 5 years, 5%. Oct 28, 1907. 5:1508. 12,950

Sanders, Cora with Lawyers Mortgage Co. 83d st, No 62 West. Extension mort. Oct 21. Oct 28, 1907. 4:1196. nom

Sullivan, Rose to Alwine Ahnert. 106th st, No 239, n s, 100 w 2d av, 25x100.11. P M. Prior mort $11,000. Oct 25, due, &c, as per bond. Oct 28, 1907. 6:1656. 3,000

Schiff, Harry to Abraham Schiff. 111th st, Nos 308 and 310, s s, 185 e Manhattan av, 37.6x106.6. Prior mort $42,000. Oct 29, 1907, due, &c, as per bond. 7:1846. 12,500

Starr, Alfred R to Caroline F wife Millard F Griffiths. 92d st, No 8, s s, 158 e 5th av, 17x100.8. All title to strip on east 0.11 wide. Also easement of light and air over strip 3.10 wide x100.8 on east. Oct 26, 1 year, 4%. Oct 28, 1907. 5:1503. 3,500

Siegel, Celia to Isaac S Heller. Allen st, No 191, w s, 150 n Stanton st, 25x87.6. P M. Prior mort $30,000. Oct 15, 6 years, 6%. Oct 29, 1907. 2:417. 11,000

Sill, Harold M and Thomas H Dougherty, of Philadelphia, Pa, trustees Amelia W Dougherty with Wm Hafner. 20th st, No 134, s s, 428.11 w 6th av, 24.8x92. Extension mort. Oct 24, Oct 29, 1907. 3:795. nom

Sill, Harold M, of Philadelphia, Pa, with Wm Hafner. 20th st, No 134, s s, 428.11 w 6th av, 24.8x92. Extension mort. Oct 24. Oct 29, 1907. 3:795. nom

Siegel, Celia to Isaac S Heller. 62d st, s s, 350 e West End av, 50x100.5; given to secure P M mort on Allen st, No 191, w s, 150 n Stanton st, 25x87.6. Oct 15, due Feb 15, 1908, 6%. Oct 29, 1907. 4:1153. 5,000

Seventy-Eighth Street Realty Co to Morris Rotter. 127th st, No 115, n s, 215 e Park av, 22x99.11. P M. Prior mort $17,000. Oct 29, 1907, 3 years, 6%. 6:1776. 4,000

St Christophers Home, a corpn, with Eagan & Leake and Austin Leake. Macdougal st, No 8, s e s, 115.8 n e Spring st, 22x76.1x 21x75, with all title to alley adj on south. Extension mort. July 30. Oct 28, 1907. 2:504. nom

Schaefer Co to Moses Taylor Pyne and ano trustees, &c, Moses Taylor for benefit Kate W Winthrop and ano. 3d av, Nos 980 to 988, s w cor 59th st, Nos 152 to 164, 100.5x200. Oct 28, 3 years, 4½%. Oct 29, 1907. 5:1313. 125,000

Same to same. Same property. Consent to above mort. Oct 25. Oct 29, 1907. 5:1313.

Same to same. Same property. Certificate as to above mort. Oct 28. Oct 29, 1907. 5:1313.

Stanford, Mary A with Ruth A Bruce-Brown guardian Wm Bruce-Brown and ano. 102d st, No 12 West. Extension mort. Oct 8. Oct 25, 1907. 7:1837. nom

TITLE GUARANTEE & TRUST CO with Joseph Silverson and ano. 7th av, Nos 2512 and 2514, w s, 40 s 146th st, 40x100. Extension mort. Oct 23. Oct 28, 1907. 7:2031. nom

TITLE GUARANTEE & TRUST CO with Joseph Silverson and Bernard London. 7th av, Nos 2504 and 2506, w s, 119.10 s 146th st, 40x100. Extension mort. Oct 23. Oct 28, 1907. 7:2031. nom

TITLE GUARANTEE & TRUST CO with John D Murphy. 7th av, Nos 711 to 715, e s, 50.4 s 48th st, runs e 79 x n 50.4 to s s 48th st, Nos 168 and 170, x e 41 x s 100.4 x w 120 to av x n 50 to beginning. Extension mort. Oct 23. Oct 25, 1907. 4:1000. nom

Talbot, Charles N to Anna H Mildeberger. 100th st, No 255, n s, 70 e West End av, 15x85. Oct 24, 3 years, 5%. Oct 28, 1907. 7:1872. 16,000

Uhl, Christian to Louise Albers. 16th st, No 513 ,n s, 190.6 e Av A, runs — 92 x e 23.9 x — 92 to st x w 23.9 to beginning. Oct 30, due Jan 1, 1913, 5%. Oct 31, 1907. 3:974. 6,000

Uhl, Christian J to Louise Albers. 1st av, No 239, n w s, 23.3 n e 14th st, runs n w 79 x s w 23.3 to 14th st, Nos 351 and 353, x s e 79 to av x n e 23.3. Given as collateral security for mort of $6,000 on No 513 E 16th st. Oct 30, due Jan 1, 1913, 5%. Oct 31, 1907. 3:921. 6,000

Van Nest, Geo W with Grace G Posey. 60th st, No 117, n s, 160 e Park av, 20x100.5. Extension mort. Oct 25, 1907. 5:1395. nom

Van Norden Trust Co and Golde & Cohen, a corpn, with Henry Waters. Madison av, Nos 1824 and 1826. Subordination agreement. Oct 29. Oct 31, 1907. 6:1745. nom

Van Cott, Mary C to David J Oliver. Amsterdam av, No 1741, e s, 25 n 146th st, 25x100. Prior mort $26,000. Oct 25, 1 year, 6%. Oct 28, 1907. 7:2061. 4,000

Volinsky, Fannie and Jonas Weil and Bernhard Mayer with Harlan F Stone trustee for Marion S Buckler will David Stevenson. Monroe st, No 5, Subordination mort. Oct 21. Oct 25, 1907. 1:276. nom

Van Zandt Realty Co to UNION TRUST CO of N Y. William st, No 169, w s, 22.8 s Beekman st, runs s 26.8 x w 26.11 x n 1.11 x w 31.9 x n 26.6 x e 54.7 to beginning. Oct 24, due Nov 1, 1912, 5%. Oct 29, 1907. 1:92. 24,000

Same to same. Same property. Certificate as to above mort. Oct 24. Oct 29, 1907. 1:92.

Vigorito, Jack and Angelo Mottola to Lion Brewery. 120th st, No 239, n s, 160 w 2d av, 25x100.11. Oct 28, demand, 6%. Oct 29, 1907. 6:1785. 1,380.70

Wagner, Helen G to TITLE GUARANTEE & TRUST CO. 39th st, No 103, n s, 96.8 e 4th av, 16.8x98.9. Oct 29, 1907, due, &c, as per bond. 3:895. 30,000

Werner, Hyman Jennie Polowe widow, Martin Polowe, Tillie Weiner, Pessie R Mogilewsky widow, Annie Bernstein, Minnie Levine, Benj Mogilewsky and Fannie, David and Paul Mogilewsky children of Reuben Mogilewsky by Meyer Bernstein their guardian to Philip Polowe. Grand st, No 391, s e cor Suffolk st, No 32, 20.1x80.1. Prior mort $38,000. Oct 28, due May 15, 1910, 6%. Oct 29, 1907. 1:313. 22,000

Wacht, Samuel with Louis J Jacoves. 66th st, Nos 335 and 337, n s, 112.6 w 1st av, 37.6x100.5. Extension mort. Oct 28, 1907. 5:1441. nom

Watt, Thos L, of Scarsdale, N Y, to Henry A C Taylor. 48th st, Nos 168 and 170 West, and 7th av, Nos 711 to 715. Extension mort. Oct 12. Oct 25, 1907. 4:1000. nom

Wallau, Lottie to TITLE GUARANTEE & TRUST CO. 80th st, No 68, s s, 80.6 w Park av, 20x81.2. Due, &c, as per bond. Oct 28, 1907. 5:1491. 30,000

Wortmann, Eva widow to Scotch Presbyterian Church in City N Y, a corpn. 79th st, No 126, s s, 244 e Park av, 15x102.2. Oct 24, 5 years, 5%. Oct 25, 1907. 5:1413. 20,000

White, Minnie E wife Joseph, of Bound Brook, N J, to Samuel Lowey. 126th st, Nos 121 and 123, n s, 290 e Park av, 50x99.11. P M. Oct 25, due Apr 10, 1909, 6%. Oct 26, 1907. 6:1775. 1,900

Wilmerding, Ida S (now Ida S Costantini) by atty with Chas W Kane. 48th st, No 342 West. Extension mort. Oct 30. Oct 31, 1907. 4:1038. nom

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Weiser, Joe to Wm J Amend. Lewis st, No 109, w s, 160 n Stanton st, 20x100; all ½ part, all title to Delancey st, No 316, n s, 50 w Goerck st, 24.7x100; Stanton st, No 321, s e cor Goerck st, Nos 110 to 116, 30x81.4. Oct 24, due Feb 1, 1908, 6%. Oct 25, 1907. 2:330-328-324. 5,900

Westerfield, Jason R and Wm R to Paterno Bros, a corpn. 116th st, Nos 614 to 618, s s, 250 w Broadway, 75x100.11. P M. Prior mort $200,000. Due, &c, as per bond. Oct 31, 1907. 7:1896. 53,000

Wolf, Louis to Louis Volker. 2d av, No 1634, e s, 50 s 85th st, 25x88. Oct 29, 3 years, 6%. Oct 30, 1907. 5:1547. 4,000

West Side Construction Co to LAWYERS TITLE INS & TRUST CO. Morningside av West, s w cor 118th st, No 400, 100.11x125. 3 years, 5%. Oct 30, 1907. 7:1961. 200,000

Same to same. Same property. Certificate as to above mort. Oct 30, 1907. 7:1961. nom

Wilder, Wm R and John S and Janet F Baird trustees John Baird with Domenico Bonomolo. 12th st, Nos 336 and 338, s s, 412.8 e 2d av, 37.2x49.6 to c l of former Stuyvesant st x44x74. Extension mort. June 26. Oct 31, 1907. 2:467 or 453. nom

Wollheim, Bertha P and Isidor A with Lina E Roth. 79th st, No 308, s s, 127 e 2d av, 18.6x102.2. Extension mort. Oct 24. Oct 31, 1907. 5:1453. nom

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Betz, Sophia A O with John W Baird trustee John Baird. Jackson av, No 823, w s, 198.5 n 158th st, late Cedar pl, 18x75. Extension mort. Sept 10. Oct 30, 1907. 10:2637. nom

*Bonomolo, Domenico to Francesco Maccarrone. 215th st, late 1st av, s s, abt 357 w 5th av, 34.8x87.6, Wakefield. ½ part. All title. Prior mort $2,000. Oct 24, due June 1, 1910, —%. Oct 25, 1907. 1,000

Blass, Gustave to Conrad P Schmitt trustee Christiane Goenawein. Olinville av, w s, 600 n 216th st, 25x100.4. Oct 30, 3 years, 5½%. Oct 31, 1907. 4,200

*Bronx Mortgage Co to Harry H Meeks. Maclay av, e s, 300 n St Peter's av, runs n 89 to Overing av, x e 5 x s 48.4 x s e 127.7 x s 13.2 x w 129.5 to beginning; also all title to following strips, West Farms road, s s, bet old and new line of West Farms road, extends from St Peter's av to Overing av; St Peter's av, s e s, bet old line Union av, now St Peter's av, and present s e s St Peter's av; also strip known as Maclay av, extends from St Peter's av to Overing av; also strip bet Washington st, now Overing av, and new s w s Overing av, as now laid out; also all title to strip known as Montgomery pl. Oct 24, due, &c, as per bond. Oct 28, 1907. 10,000

Bernhard, Nicholas to Bertha Knauf. College av, No 1352, e s, 359.10 s 170th st, 16.8x100. P M. Oct 28, installs, 6%. Oct 29, 1907. 11:2783 and 2785. 2,500

Belmont Realty & Construction Co to Susan M Tuthill. Plot begins 184.1 from w s Hughes av and 382.8 s 180th st, runs s 25.2 x e 86.8 x n 25.1 x w 84.1 to beginning, with right of way 4 ft wide on east. Oct 26, due, &c, as per bond. Oct 28, 1907. 11:3069. 1,500

Belmont Realty & Construction Co to Susan M Tuthill. Plot begins 184.1 from w s Hughes av and 382.8 s 180th st, runs s 25.2 x e 86.8 x n 25.1 x w 84.1, with easement of right of way 4 ft wide on east. Certificate as to mort for $1,500. Oct 26. Oct 28, 1907. 11:3069. ——

Bauer, John A to Wm Seitz. Bryant av, e s, 275 s Jennings st, 25x100. Oct 15, 1 year, 6%. Oct 28, 1907. 11:2999. 500

Boyle, Margt C to Mary B Maltby. Grand (6th) av, c l, 334.4 n Fordham road or Fordham Landing or Highbridge road, runs n 41.2 x w 132.3 to Croton Aqueduct x s 41.2 x e 132.3 to beginning. Oct 25, 1907, 5 years, 5%. 11:3213. 4,000

*Brennfleck, Henry to Killian Klauer. Plot begins 740 e White Plains road, at point 920 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Prior mort $3,500. Oct 24, 5 yrs, 6%. Oct 25, 1907. 1,200

*Cohen, Hyman to David Cohen. 178th st, s s, 200 e Bronx Park av, 25x100. P M. Oct 12, 4 years, 6%. Oct 25, 1907. 1,000

Colucci, Maria wife Domenico to Walter G and Mary C Walsh joint tenants. Fulton av, No 1342, e s, 413.9 n 169th st, 25x207.8x25 x207.9. P M. Oct 24, 5 years, 5%. Oct 25, 1907. 11:2931. 7,000

Central Trust Co of N Y with Louis Grimm. St Ann's av, s w cor 149th st, 84.11x149.4. Agreement apportioning mort. Oct 23. Oct 28, 1907. 9:2275. nom

*Coakley, Lillian M to Wm A Mallett. Halperin st, n s, 150 w Blondell av, 25x100. Oct 22, 3 years, 6%. Oct 28, 1907. 2,200

Ciofalo, Giovanni to Harry Feller. 181st st, n s, 122.2 w Clinton av, 23x66.1. P M. Prior mort $4,500. Oct 28, 3 years, 6%. Oct 29, 1907. 11:3098. 1,750

Same to same. Same property. P M. Prior mort $6,250. Oct 28, due Apr 28, 1908, 6%. Oct 29, 1907. 11:3098. 500

*Dragnett, Amelia to Lion Brewery. Morris Park av, s s, 172 w Bronxdale av, 25x100. Oct 23, demand, 6%. Oct 25, 1907. 1,577.55

*Dolen, Owen F to Mary L Arnow, West Farms road, w s, 100 n 3d st, 50.3x123.6 to Madison av, x50x118. P M. Oct 30, 5 years, 5%. Oct 31, 1907. 7,335

Davies, Dora A to Albert Adler. 156th st, No 947 East. Certificate as to reduction of mort. Oct 26. Oct 30, 1907. 10:2701. ——

Davis, Hyman and Frank E Silverman to Jackson Construction Co. Bryant av, w s, 100 s 172d st, 125x100. Building loan. Prior mort $13,000. Sept 11, due July 15, 1908, 6%. Oct 29, 1907. 11:2995. 31,500

Davis, Hyman to GERMANIA FIRE INS CO. Bryant av, e s, 75 s 172d st, 2 lots, each 25x100. 2 morts, each $7,500. Oct 28, 3 years, 5½%. Oct 29, 1907. 11:3000. 15,000

Davies, J Clarence with LAWYERS TITLE INS & TRUST CO as trustee Abraham Scholle. Melrose av, n e cor 149th st, 78.2x — to w s 3d av, 88.5x—. Extension agreement. Oct 23. Oct 26, 1907. 9:2328. nom

*Dilevo, Rosie to Lorenzo Vitalone. 3d st, s s, 150 w Av D, 25x103, Unionport. P M. Prior mort $——. Oct 24, 1 year, 6%. Oct 25, 1907. 700

Deane, Wm C to Catharine E Weber. Jerome av, n e cor 165th st, 87.4x194.9 to w s Cromwell av x87.3x191.8. Oct 19, 3 yrs, 6%. Oct 25, 1907. 9:2503. 5,000

*Dragnett, John J to Lion Brewery. Morris Park av, No 105. Saloon lease. Oct 22, demand, 6%. Oct 25, 1907. 1,577.55

*D'Angelo, Antonio to BRONX SAVINGS BANK. Maple av, n w cor Logan st, 23x100.10, Williamsbridge. June 28, 3 years, 5½%. Correction mort. Rerecorded from July 1, 1907. Oct 25, 1907. 7,500

*Same to same. Maple av, w s, 23 n Logan st, 27x100.10, Williamsbridge. Correction mort. June 28, 3 years, 5½%. Oct 25, 1907. 5,500

Eastburn Construction Co to Belmont Realty & Construction Co. Hoe av, e s, 75 s 172d st, 25x100. P M. Oct 1, due, &c, as per bond. Oct 28, 1907. 11:2988. 2,000

E & W Construction Co to Gerson M Krakower. Washington av, e s, 65 n e 167th st, 125x137, except part for av. P M. Oct 30, due May 1, 1908, 6%. Oct 31, 1907. 9:2372. 2,000

Eggerking, Henry to TITLE GUARANTEE AND TRUST CO. Tinton av, No 1027, w s, 121 n 165th st, 18.9x100. Oct 30, due, &c, as per bond. Oct 31, 1907. 10:2660. 2,000

Ehrlich, Edw to Edwin B Meeks TRUSTEE. Decatur av, e s, at s w s, 201st st, 124.4x42.7x110x71.11. 3 years, 5½%. Oct 31, 1907. 12:3280. 8,500

Elterich, Eliza wife of Charles Elterich to Frederic J Middlebrook exr Wm M Ryan. Loring pl, No 2301, w s, abt 410 s Fordham road, 25x100. P M. 5 years, 5%. Oct 31, 1907. 11:3225. 8,000

Fitz Gerald, Thomas E and ano exrs Albert B Harley with Henry Brower. 187th st, No 789 East. Extension mort. Oct 20. Oct 30, 1907. 11:3056. nom

Feller, Harry with Morris J Bluen. 181st st, n s, 122.2 w Clinton av, 23x66.1. Agreement as to additional advance of $500 on mort dated June 27, 1907. Oct 28. Oct 29, 1907. 11:3098. nom

Faiella, Joseph to Sebastian J Breihof. Hoffman st, s w cor 187th st, 70.4x94.11x72.5x94.11. Oct 19, due Jan 2, 1908, 6%. Oct 28, 1907. 11:3054. 10,000

*Fries, Longin P to Sarah C Buckenham. Eastchester road, e s, 35.3 n of an old lane, 114.1x126.9x88.4x163.4. Oct 25, 3 years, 6%. Oct 28, 1907. 5,500

*Farrell, Alberta C to Wm W Penfield. Penfield av, s s, and being lots 157a and 157b map subdivision of portion Penfield property, lying east of White Plains av, Wakefield. P M. Aug 6, 1906, 3 years, 5%. Oct 28, 1907. 924

Grimm, Louis to Adolf Mandel. Elton av, Nos 782 and 786, e s, 75 s 158th st, 2 lots, each 37.6x100. 2 morts, each $12,000. 2 prior morts, each $26,000. Oct 25, due Apr 25, 1911, 6%. Oct 28, 1907. 9:2379. 24,000

Gaines-Roberts Co to Robt W Ebling. Prospect av, w s, 100 s 163d st, 42.11x106. 3 years, 5%. Oct 28, 1907. 10:2677. 30,000

Same to same. Same property. Consent to above mort. Oct 28, 1907. 10:2677. ——

Same to same. Same property. Certificate as to above mort. Oct 28, 1907. 10:2677. ——

Glock, Christoph to Mathilde Teschemacher. Jackson av, No 1062, e s, 138.9 s 166th st, 20x77.8. P M. Prior mort $4,000. 3 years, 5%. Oct 30, 1907. 10:2650. 1,000

Goldman, Nicholas to Georgiana Kendall. 189th st, No 210, s s, 145.5 w Valentine av, 22.7x93.4. Oct 29, 3 years, 5½%. Oct 31, 1907. 11:3152. 5,250

Heideman, Annie with GERMANIA FIRE INS CO. Bryant av, e s, 75 s 172d st, 25x100. Subordination agreement. Oct 22. Oct 31, 1907. 11:3000. nom

*Hoglund, August A to Eliz D Hassard. 172d st, w s, 175 n Gleason av, 25x100. P M. Prior mort $4,000. Due Nov 1, 1909, 6%. Oct 31, 1907. 1,200

Holmes, Emma G to Grace C Marvin. Anthony av, No 2017, w s, 44.5 n Bush st, 19.5x80.2x18.5x86.3. Aug 5, 2 years, 6%. Oct 30, 1907. 11:2813. 1,000

Harney, John with Salvatore Di Meo and Alessandro Risoli. Courtlandt av, No 554. Two extensions of mort. Oct 9. Oct 28, 1907. 9:2328. nom

*Haynes & Coryell, a corpn, to Augusta M de Peyster. 1st st or av, e s, 150 n 237th st, 275 to s s proposed Nereid av x100. P M. Oct 24, 5 years, 5%. Oct 25, 1907. 5,000

Harney, John with Joseph Stevenson. 237th st, n s, 200 e Katonah av, 75x200 to 238th st, x75x200; Martha av, s e cor 238th st, 100x100; Verio av, s w cor 238th st, 110x92.8x100x139.2; Katonah av, s e cor 237th st, 44.6x350x47.1x350. Extension mort. Oct 9. Oct 28, 1907. 12:3385-3386 and 3391. nom

Ignatz Florio Co-operative Assoc Among Corleonesi to Union Woodworking Co. 137th st, n s, 101 w Cypress av, 75x99.11. Given as collateral security for money due under contract. Prior mort $100,000. Oct 8, due Jan 1, 1909, —%. Oct 25, 1907. 10:2550. 10,000

Same to same. Same property. Certificate as to above mort. Oct 8. Oct 25, 1907. 10:2550. ——

Jackson Construction Co with GERMANIA FIRE INS CO. Bryant av, e s, 75 s 172d st, 2 lots, each 25x100. 2 subordination agreements. Oct 25. Oct 31, 1907. 11:3000. nom

Keller, Ernst to Fredk G Lax. 236th st, n s, 175 e Oneida av, 100x100. P M. Prior mort $3,500. Oct 28, due, &c, as per bond. Oct 29, 1907. 12:3371. 500

*King, Chas H F to Louise Ludder. Arnow av, s s, 127 e Pelham road, 50x127x53x145, Westchester. P M. Oct 25, 3 years, 6%. Oct 28, 1907. 425

Kunszler,, Kunzler or Kensler, Eliz widow, Frank Kunsler or Kensler, Emma Kuhlman, Frank Kunsler or Kensler, Cornelius A Kunsler or Kenzler children and grandchildren Franz Kunsler to Cath Kensler. Elton av, late Washington av, w s, 25 n 153d st, late Schuyler st, 25x100. Sept 13, 3 years, 5½%. Oct 28, 1907. 9:2375. 2,800

Klein, John to Sabina R Debus and ano. Bathgate av, No 2167, old line, w s, 150 n 181st st, old line, 25x147.4x25x146, except part for av. Oct 24, installs, 5%. Oct 25, 1907. 11:3049. 5,000

Kriegel, Joseph J to Wm C Bergen. Marion av, No 2787, w s, 150 s 198th st, 25x70.8x25.3x66.11. P M. Oct 25, 1907, 2 years, 5%. 12:3289. 1,250

Keeler, Saml trustee Sarah E Wilson with Hugh McKeon. 205th st (Ernescliff pl), n s, 320.2 s w Grenada pl, 25.7x124.9x25x131. Extension mort. Oct 24. Oct 25, 1907. 12:3312. nom

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NON-CRAZING TILE Mart & Lawton 1123 Broadway New York, N. Y.

LAWYERS TITLE INS & TRUST CO with John C Lankenau. 162d st, n s, 240 w Teller av, 20x115. Extension mort. Oct 5. Oct 31, 1907. 9:2422. nom

Lauritano, Guiseppe to Warren B Sammis. 180th st, s w s, 100 w Crotona av, 50x88.2. Oct 30, 1907, 3 years, 5%. 11:3080. 3,000

*Landgrebe, Hattie A to Regent Realty Co. Morris Park av, n s, 195 w White Plains road, 50x70, Bronx View Park. Oct 24, 3 years, 5½%. Oct 25, 1907. 6,000

Lester (G H) Realty Co of N Y to Leopold Loewus. Washington av, w s, 135 s w 178th st, 25x150, except part for av. P M. Oct 14, 3 years, 6%. Oct 25, 1907. 11:3034. 4,000

Same to Clara Waterman et al. Washington av, w s, 160 s w 178th st, 56x150, except part for av. P M. Oct 24, 10 years, 5%. Oct 25, 1907. 11:3034. 30,000

*Lignoski, Marzian to Jacob Martin. 220th st, late 6th av, n s, 255 w 5th av, 25x114, being part of lot 249 map Wakefield. Oct 22, 3 years, 6%. Oct 28, 1907. 1,000

*Lucke, Frederick to Sophia M Doepel. Catharine st, w s, 100 n Becker av, 50x100, Washingtonville. Oct 29, 3 years, 6%. Oct 30, 1907. 2,000

Lavelle Construction Co to Wm H Turrell et al trustees Helen E Weed. Bryant av, e s, 225 s 173d st, 25x100. Oct 29, due, &c, as per bond. Oct 30, 1907. 11:3001. 8,500

Lavelle Construction Co to Wm H Turrell et al TRUSTEES. Bryant av, e s, 225 s 173d st, 25x100. Consent of stockholders to mort for $5,000. Oct 29. Oct 31, 1907. 11:3001. ——

Same to same. Same property. Certificate as to mort for $5,000. Oct 29. Oct 31, 1907. 11:3001. ——

Liebertz, Joseph to Geo P McEneany. Prospect av, w s, 225 s 165th st, 65x160; Prospect av, n e cor 165th st, 25x81. Oct 30, demand, 6%. Oct 31, 1907. 10:2691, 2678. 10,000

Lamberti, Pasquale J to Eliz K Dooling. Arthur av, e s, 123.11 s Pelham av, 50x79.3x50x79, except part for av. Oct 30, 3 years, 5%. Oct 31, 1907. 11:3078. 20,000

Lavelle Construction Co to Daisey E Booss. Bryant av, e s, 165 s 173d st, two lots, each 20x100. 2 morts, each $8,000. Oct 30, 3 years, 5%. Oct 31, 1907. 11:3001. 16,000

Same to same. Same property. Two consents as to above morts. Oct 29. Oct 31 1907. ——

Same to same. Same property. Two certificates as to above mort. Oct 29. Oct 31, 1907. 11:3001. ——

Lavanoux, Jules E E to Eliz K Upham. Grand Boulevard and Concourse, n e cor 200th st or Tranverse road at 200th st, 48.4 x127.1x138x72.9. 3 years, 6%. Oct 31, 1907. 12:3306. 5,000

Muller, Geo A and Emma with Joseph C Hoffman. 164th st, No 759, n s, 259.11 w 3d av, 25x200. Extension mort. Oct 23. Oct 30, 1907. 9:2369. nom

*Magnalla, Charles to Lion Brewery. Av D, s e cor 13th st, Unionport. Saloon lease. Oct 1, demand, 6%. Oct 30, 1907. 1,019.73

Moosbrugger, Anna to Jacob H Amsler and ano. Decatur av, w s, 125 s 209th st, 25x100. P M. Prior mort $5,000. Oct 29, due Oct 23, 1910, 6%. Oct 30, 1907. 12:3351. 2,100

Munro, Julia C to Ellen Mulhare. Forest av, No 780, e s, 83.4 s 158th st, 16.8x75. P M. Prior mort $2,500. Oct 29, 3 years, 6%. Oct 30, 1907. 10:2655. 1,000

Meyer (Louis) Realty Co to Sigfried Steiner and ano. 134th st, No 623, n s, 525 e St Anns av, 25x100. Prior mort $8,500. Oct 28, due Jan 1, 1909, 6%. Oct 29, 1907. 10:2547. 4,500

Same to same. Same property. Certificate as to above mort. Oct 28. Oct 29, 1907. 10:2547. ——

*Milton Realty Co to Wm Hanselmann. Matilda av, w s, 100 n 237th st, 50x100. 3 years, 6%. Oct 28, 1907. 1,200

Meehan (James F) Co to Samuel E Jacobs et al exrs, &c, Elias Jacobs. Prospect av, s w cor 163d st, 100x106. Prior mort $120,000. Oct 25, 2 years, 6%. Oct 28, 1907. 10:2677. 20,000

Manzella, Salvatore, Biagio Calandra, Frank Falotico and John Rumore with City Mortgage Co. 137th st, n s, 450 w Home av, 150x100. Subordination agreement. Oct 22. Oct 25, 1907. 10:2550. nom

Same with Realty Operating Co. Same property. Subordination mort. Oct 22. Oct 25, 1907. 10:2550. nom

Manzella, Salvatore, Biagio Calandra, Frank Falotico and John Rumore with Ignatz Florio Co-operative Assoc Among Corleonesi, a corpn, and Union Wood Working Co. 137th st, n s, 101 w Cypress av, 75x99.11. Subordination mort. Oct 8. Oct 25, 1907. 10:2550. nom

Murphy, Annie E to Wm H Wright & Son, Inc. Briggs av, w s, 148.4 n 194th st, 23.4x74.11x23.5x72.5. P M. Oct 24, 3 years, 5%. Oct 25, 1907. 12:3300 4,000

Neugroschl, Amelia, Eva and Leopold to Annie A Colgate. Clay av, No 1041, e s, 49.11 n 165th st, 25.1x100. Oct 22, 3 years, 5%. Oct 25, 1907. 9:2428. 9,500

Same and Ernest Wenigman with same. Same property. Subordination agreement. Oct 22. Oct 25, 1907. 9:2428. nom

New York Academy of Sciences with Patrick Brennan. 135th st, s s, 133.11 w 3d av, runs s 100 x e 24.7 x n 49.9 x e 1.7 x n 50.4 to st, x w 26.10 to beginning. Extension mort. Oct 22. Oct 30, 1907. 9:2319. nom

*Newman, Joseph to George Decker. Augusta pl, w s, 274.5 n Eastern Boulevard, 25x103.11x25x103.5. Oct 23, 3 years, 6%. Oct 25, 1907. 2,000

Nathan, Marcus to Mary P Clonghen. Charlotte pl, n w cor Jennings st, being lots 759 to 761 map Section C Vyse estate. Oct 29, 3 years, —%. Oct 31, 1907. 11:2977. 5,000

O'Connell, James to Frederic J Middlebrook exr Wm M Ryan. Loring pl, No 2291, w s, abt 535 s Fordham road, 25x100. 5 years, 5%. Oct 31, 1907. 11:3225. 8,500

One Hundred and Seventy-Fourth Street Construction Co to Louis Lese. Bathgate av, s w cor 174th st, 100x114.5. Prior mort $82,500. Oct 24, due Aug 15, 1908, 6%. Oct 25, 1907. 11:2915. 7,700

O'Rourke, Patrick J to John O'Leary. Crotona av, e s, 400 n 183d st, 20x100. P M. Oct 23, 5 years, 5%. Oct 25, 1907. 11:3102. 2,000

Phillipp, Joseph to Chas J Miller Jr. Anthony av, s e cor 174th st, 21.9x100.2 to Carter av x23.1x100.5. Oct 25, 1907, due, &c, as per bond. 11:2889. 4,000

*Paulsen, Peter W to Samuel Leiman and ano. Van Nest (Columbus) av, n s, 50 e Wallace av (Jefferson st), 50x100. P M. Prior mort $10,000. Oct 21, 2 years, 6%. Oct 28, 1907. 1,200

*Pizzente, Cristoforo to Hudson P Rose Co. Crosby av, e s, 325 s Waterbury av, 25x100. P M. Oct 5, due Nov 1, 1910, 5½%. Oct 29, 1907. 550

Peck, Max to Paul Bultman. 133d st, No 677, n s, 100 e Cypress av, late Trinity av, 20x103.9. Oct 23, due, &c, as per bond. Oct 30, 1907. 10:2562. 5,500

Polzello, Domenico with GERMANIA FIRE INS CO. Bryant av, e s, 100 s 172d st, 25x100. Subordination mort. Oct 1. Oct 31, 1907. 11:3000. nom

Quell, John to Louisa Howes and ano. 136th st, s s, 166.6 w Willis av, 20x100. P M. Oct 30, 4 years, 5%. Oct 31, 1907. 9:2298. 5,000

Reichman, Jennie with Joseph Rosenzweig. Eastburn av, e s, 188.2 n 174th st, 50x95. Subordination agreement. Oct 18. Oct 28, 1907. 11:2796. nom

Rothermel, Albert to Theo Wentz. Whitlock av, w s, 400 s Tiffany st, 150x100. Building loan. Due July 1, 1908, 6%. Oct 31, 1907. 10:2732. 33,000

Rosenblum, Abram, Martin Rafalovitz and Joseph A Solomon to Leslie Coffman. Southern Boulevard, No 583, n s, 69 e Alexander av, 22.5x80; Southern Boulevard, No 585, n s, 91.6 e Alexander av, 20x100. May 1, due, &c, as per bond. Oct 26, 1907. 9:2296. 2,000

Reiss, Anna with Manhattan Mortgage Co. College av, n w cor 165th st, 62.6x84.10. Subordination agreement. Oct 22. Oct 26, 1907. 9:2437. nom

Richtberg, William to Carl A Bausch. Andrews av, w s, 475 s Fordham road, 50x125. P M. Oct 25, 3 years, 5%. Oct 26, 1907. 11:3225. 3,500

Read, Wm E, of Bayonne, N J, to Geo H Coutts. 3d av, w s, 201.2 s 173d st, part of Bathgate farm, 50.1x80.6x50x85.5. Oct 25, 1907, 3 years, —%. 11:2920. 6,000

Rath, Lawrence to Edna W McClellan. Jesup av, e s, 1 084.9 s Featherbed lane, 50x110. Oct 29, 2 years, 6%. Oct 30, 1907. 11:2872. 2,200

Swain, Harold to TITLE GUARANTEE & TRUST CO. 5th av, w s, 100 n Walnut st, 50x100, except part for Walton av; 5th av, e s, bet Rockwood st and Belmont st, and being lots 120 and 121 map Mt Eden, 100x100, except part for Belmont st; 5th av, n e cor Walnut st, 100x50; 5th av, e s, 150 s Walnut st, 50x100, except part for Grand Boulevard and Concourse. Aug 14, due, &c, as per bond. Oct 29, 1907. 11:2836. 5,000

*Stanion, Agnes to Joseph Reitano and ano. 226th st, late 12th av, n s, 255 e 4th av and being plot bounded n by lot 344, e by line 25 w from e s lot 345, s by 12th av and w by line 50 w from e s lot 345, being part of lot 345 map Wakefield. P M. Prior mort $——. Oct 25. Oct 26, 1907. 1,000

Stuebing, Anna to Bertha Knauf. College av, No 1350, e s, 376.8 s 170th st, 16.8x100. P M. Oct 28, installs, 6%. Oct 29, 1907. 11:2783 and 2785. 2,500

*Schuessler, Chriestina to Bernheimer & Schwartz Pilsener Brewing Co. Av B, s e cor 7th st, 100x50, Unionport. Prior mort $——. Demand, 6%. Oct 31, 1907. 1,500

Solmax Realty Co to Sol Rothschild. Mount Hope pl, s s, 525 w Morris av, late Fleetwood av, 25x125. Oct 2, 3 years, 5%. Oct 30, 1907. 11:2851. 7,500

Same to same. Same property. Certificate as to above mort. Oct 2. Oct 30, 1907. 11:2851. ——

Sinnot, or Sinnott, Peter and Samuel Rosen with GERMANIA FIRE INS CO. Bryant av, e s, 75 s 172d st, 2 lots, each 25x100. Two subordination agreements. Oct 25. Oct 30, 1907. 11:3000. nom

*Sumergrad or Somergrad, Barney, Ike Melnik and Hyman Ducor to Henry H Longstreet as trustees for Henry M Longstreet. Plot begins 590 e White Plains road, at point 595 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Oct 28, 3 years, 5½%. Oct 29, 1907. 3,500

*Shatzkin (A) & Sons, Inc, to Louis Frankenthaler. 214th st, s s, 125 w Tilden av, 25x100, Laconia Park. Oct 28, due May —, 1909, 6%. Oct 29, 1907. 600

Schwartz, Mary and Gertrude Hartnett, of Jersey City, N J, to Moritz Klein Realty & Construction Co. Crimmins av, Nos 317 to 327, w s, 96.2 n 141st st, 3 lots, each 47.10x80. 3 morts, each $17,250; 3 prior morts $24,000 each. Oct 24, 8 years, 6%. Oct 25, 1907. 10:2556. 41,750

Same to same. Crimmins av, Nos 329 and 331, w s, 239.8 n 141st st, 47.8x80. Prior mort $25,000. Oct 24, 2 years, 6%. Oct 25, 1907. 10:2556. 17,250

Sloane, Thos O'C with Henry Fuellert and ano. Washington av, No 2049. Extension mort. Oct 25, 1907. 11:3036. nom

Schwarzler, Albert J to City Mortgage Co. Washington av, w s, 108 n Fitch st, also 102.11 n 175th st, 80.2x112.10x80.1x112.10. Oct 24, demand, 6%. Oct 25, 1907. 11:2908. 60,000

Schaefer, Geo with GERMAN SAVINGS BANK in City N Y. 138th st, No 353, n s, 231.6 e Alexander av. Agreement modifying terms of mort. Oct 28, 1907. 9:2301. nom

*Salerno, Mauro to Dorothy Reutler. 172d st, w s, 168 s Westchester av, 25x100. P M. Oct 26, 3 years, 5½%. Oct 28, 1907. 4,000

*Same to same. Same property. P M. Prior mort $4,000. Oct 26, 3 years, 6%. Oct 28, 1907. 1,000

*Schwartz, Jacob and Abraham Docteroff to Bessie Nelson. St Lawrence av, e s, 75 s Merrill st, 25x100. P M. Prior mort $3,500. Oct 26, due Apr 21, 1909, 6%. Oct 28 ,1907. 850

*Shatzkin (A) & Sons (Inc) to Max Hoffman. Beech av, s s, 176 e Elm st, 25x100, Laconia Park. Oct 26, due Sept 15, 1908, 6%. Oct 28, 1907. 200

*Same to same. Cedar av, n s, 51 e Elm st, 25x100, Laconia Park. Oct 26, due Feb 1, 1909, 6%. Oct 28, 1907. 200

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BANZAI MATT ENAMEL

Banzai Manufacturing Co., 24 East 23d Street

*Same to same. 213th st, s s, 75 w 5th av, 25x114x—x—, Laconia Park. Oct 26, due Feb 1, 1909, 6%. Oct 28, 1907. 200

Same to same. 230th st, s s, abt 380 e White Plains road, 25x114, Wakefield. Oct 26, due Feb 1, 1909, 6%. Oct 28, 1907. 250

*Shatzkin (A) & Sons, Inc to Geo S Livingston and ano. 221st st, late 7th st, n s, 255 e 4th av, 25x114, Wakefield. P M. Prior mort $——. Oct 25, due Jan 4, 1909, 6%. Oct 26, 1907. 450

*Same to same. 221st st, late 7th st, n s, 205 e 4th av, 25x114. P M. Prior mort $——. Oct 25, due Jan 4, 1909, 6%. Oct 26, 1907. 450

*Same to same. 221st st, late 7th st, n s, 230 e 4th av, 25x114. P M. Prior mort $——. Oct 25, due Jan 4, 1909, 6%. Oct 26, 1907. 450

*Same to same. 221st st, late 7th st, n s, abt 280 e 4th av, 25x114. P M. Prior mort $——. Oct 25, due Jan 4, 1909, 6%. Oct 26, 1907. 450

Taylor, Geo to Alice P E Washburn as committee Maria J Edwards. 134th st, n s, 100 e Willis av, 25x100. Oct 25, 3 years, 5%. Oct 30, 1907. 9:2279. 3,000

Thornton Brothers Co to Bronx Investment Co. College av, w s, 123.9 n 169th st, 16.8x92.6. 3 years, 5%. Oct 31, 1907. 11:2785. 3,000

Same to same. Same property. Certificate as to above mort. Oct 31, 1907. 11:2785. ——

Tismer, Berthold to Susan W Wiggins. Cambreling av, w s, 20 n 189th st, 17.2x100. Oct 25, due, &c, as per bond. Oct 26, 1907. 11:3091. 500

Weisberger, Adolf to Lewis Landsberg. 3d av, Nos 4036 and 4038, e s, 35.11 n 174th st, 54.9x100; 159th st, No 374, s s, 217 e Courtlandt av, 50x98.4. Oct 28, due Nov 1, 1908, 6%. Oct 30, 1907. 11:2930—9:2405. 2,000

Walsh, Juliet L wife of Thomas to DOLLAR SAVINGS BANK of N Y. Briggs av, n w s, at n e s 198th st, 77.4x25x84x25.11. Due Dec 1, 1908, 6%. Oct 30, 1907. 12:3302. 10,000

Wainwright, Eliz to Paul M Herzog. Tiffany st, w s, 356.3 n 165th st, 90x100. Prior mort $10,000. Oct 25, demand, 6%. Oct 28, 1907. 10:2716. 300

*Zingaro, Flo ndo to Hudson P Rose Co. Stillwell av, s w cor Rhinelander av, abt 65x103.7x52.6x abt 129. P M. Oct 24, 3 years, 5½%. Oct 28, 1907. 900

*Zerrender, Jacob to Sami Leiman and ano. Grant av, s s, 175 e Garfield st, 25x100. Oct 28, 3 years, 5½%. Oct 29, 1907. 1,500

## JUDGMENTS IN FORECLOSURE SUITS.

Oct. 24.

10th st, n e s, 200 n w 3d av, 25x94.7. Catherine Biehm agt Mary Skiff; Francis M Eppley, att'y; Aaron J Colnon, ref. (Amt due, $6,253.)

Lot 1, map of property of Sisters of Charity on Eastern Boulevard, Bronx. Vivian Green agt Geo F Gminder; Jellenik & Stern, att'ys; Edward Browne, ref. (Amt due, $1,082.02.)

54th st, No 63 West. Mable R Cushing agt Netherlands Corporation of N Y; Roby & Taylor, att'ys, Paul L Kiernan, ref. (Amt due, $5,239.17.)

Rider av, n w cor 138th st, 100x25. Leopold Gusthal agt Wm H Hamilton et al; Bowers & Sands, att'ys; James A Allen, ref. (Amt due, $9,481.76.)

Oct. 25.

73d st, s s, 200 w West End av, 30.7x102.2. Geo H Robinson agt Mary de G Trenholm, extrx; Olney & Comstock, att'ys; Frank M Tichenor, ref. (Amt due, $16,067.50.)

141st st, s s, 100 e Robbins av, 75x102.11. Century Investing Co agt Broadway Reliance Realty Co; Action No 1; Richard G Babbage, att'y; Isaac B Brennan, ref. (Amt due, $7,244.01.)

Southern Boulevard, n w s, 144.5 n 140th st, runs w 115.9 x n 148.5 to 141st st, x e 50 x s 28.9 x e 117.9 to Wales av, x s 44.6 x s w 94.5 to beg. Same agt same; Action No. 2; same att'y; same ref. (Amt due, $26,802.90.)

Southern Boulevard, w s ,57.9 n 140th st, 86.7x 166.2x75.7x113.3. Same agt same; Action No 3; same att'y; same ref. (Amt due, $14,177.60.)

Robbins av, n e cor 139th st, 180x95. Same agt same; Action No 4; same att'y; Chas S Simpkins, ref. (Amt due, $9,882.64.)

139th st, n s, 95 e Robbins av, 75x180. Same agt same; Action No 5; same att'y; John J Hynes, ref. (Amt due, $5,948.86.)

Southern Boulevard, e s, 119.6 s 141st st, 57.9x 164.2x50x135.3. Same agt same; Action No 6; same att'y; same ref. (Amt due, $10,283.75.)

140th st, n s, 286.5 e Southern Boulevard, 50x 125. Same agt same; Action No 7; same att'y; same ref. (Amt due, $2,845.09.)

Southern Boulevard, s e cor 140th st, 115.6x 86.3. Same agt same; Action No 8; same att'y; Wm W Baldwin, ref. (Amt due, $16,560.)

140th st, s s, 161.8 e Southern Boulevard, 75x 100. Same agt same; Action No 9; same att'y; same ref. (Amt due, $4,916.25.)

149th st, n s, 144.4 e Southern Boulevard, 75x 100. Same agt same; Action No 10; same att'y; same ref. (Amt due, $4,916.25.)

149th st, n s, 294.4 e Southern Boulevard, 75'x 100. Same agt same; Action No 11; same att'y; James C Brady, ref. (Amt due, $4,657.)

139th st, n s, 369.4 e Southern Boulevard, 75x 100. Same agt same; Action No 12; same att'y; same ref. (Amt due, $4,657.50.)

117th st, n s, 98 e Pleasant av, 30x100.10. Benjamin Nieberg agt Cornelius O'Callaghan; Krakower & Peters, att'ys; Geo E Weller, ref. (Amt due, $9,922.75.)

Wales av, s w cor 141st st, 43.10x111.9x28.9x 117.9. Knickerbocker Trust Co agt Adolph Schoenberger et al; A Lincoln Westcott, att'y; Edw J McGoldrick, ref. (Amt due, $7,624.08.)

54th st, n s, 95 e 6th av, 04x—x03½x—, right, title, &c.

54th st, n s, 95.4 e 6th av, runs e 12.8 x n 100.5 x w 13 x s — x e 03½ x s — to beg. Geo J Daniel agt Netherlands Corporation of N Y; Baldwin & Blackman, att'ys; Paul L Kiernan, ref. Amt due, $31,566.67.)

Oct. 26.

Walton av, w s, 166.8 n e 150th st, 16.8x100. Germania Life Ins Co agt Lars G Ericson; Dulon & Roe, att'ys; Owen W Bohan, ref. (Amt due, $1,411.08.)

3d av, s w cor 182d st, 80x103. Henry R Hoy agt Jacob Rosborg; Chas K Carpenter, att'y; James A Donegan, ref. (Amt due, $15,647.91.)

Av A, No 1409. Mark J Kalashen agt Jacob Till et al; Lawrence E Brown, att'y; James A Foley, ref. (Amt due, $5,708.28.)

Oct. 30.

Old Broadway, s e cor 130th st, 125.1x100. Charlotte A Williams agt Fleischman Realty Co; Wesselman & Kraus, att'ys; Albert Ritchie ref. (Amt due, $21,500.)

102d st, n s, 227.6 e Park av, 50x100.11. Freehold Construction Co agt John W Gannon et al; Bowers & Sands, att'ys; Sylvester L H Ward, ref. (Amt due, $18,440.39.)

3d av, n e cor 79th st, 124.4x100. Isaac Lowenfeld agt Isaac Klienfeld et al; Arnstein & Levy, att'ys; Edw Endelman, ref. (Amt due, $44,310.71.)

## LIS PENDENS.

188 TENEMENT HOUSE LIS PENDENS.

Oct. 26.

7th av, w s, whole front between 144th and 145th sts,. 199.10x100. Samuel Geisman et al agt Fleischman Realty & Construction Co; counter claim; att'ys, Kurzman & Frankenheimer.

238th st, n s, 200 w Keppler av, 25x100. John Stahl agt Amelia C Wirsching et al; action to foreclose mechanic's lien; att'y, E L Barnard.

Oct. 28.

Cauldwell av, w s, 525 s 156th st, 26.7x115. Sem Sobel agt John Counes; action to foreclose mechanic's lien; att'y, D Galewski.

Oct. 29.

26th st, No 29 West. Carl A Stonehill et al agt Geo G Hastings et al; action to set aside deed; att'y, M H Cane.

12th st, s s, 130 w Av C, 25x108, Bronx. Bernhard Ebeling et al agt Edward Pirner et al; action to set aside deed; att'y, C P Hallock.

Valentine av, n s, 7.6 w Southern Boulevard, 112.6x62.6. George Ruffle agt Mary R Flynn et al; action to foreclose mechanic's lien; att'y, F G Wild.

24th st, No 43 West. May King agt Cyrus S King et al; admeasurement of dower; att'y, M Steinert.

112th st, n s, 200 e Broadway, 25x100.11. Jennie W Clark agt University Construction Co; action to foreclose mechanic's lien; att'ys, Augustine & Hopping.

Madison av, No 1318. R A Schoenberg & Co agt Gustav Stilljes et al; action to foreclose mechanic's lien; att'ys, Leventritt & Brennan.

130th st, No 55 West. Edw E Moffat agt Mary E Moffat; action to declare trust; att'y, C V O Hughes.

Oct. 30.

8th av, n e cor 54th st, 62.11x25. John R Prendergast et al agt Grace L Cloos-Longo; specific performance; att'y, J Conville.

Newman st, w s, 450 n 150th st, 75x111.6. Thomas Cowan agt John Husson et al; action to foreclose mechanic's lien; att'y, J Davis.

Oct. 31.

Forsyth st, Nos 39 and 39½. Caroline McCarthy agt Dora Frankenstein et al; action to impress lien; att'ys, Strauss & Anderson.

Railroad av, e s, lot 37, map of Fordham, Bronx

Cambreling av, n e cor Bayard st, 100x50. Julia T Martin agt Margaret McCann et al; partition; att'ys, Berry & Davis.

98th st, No 48 West. August Mugler agt Neils D W Jorgensen et al; action to foreclose mechanics lien; att'ys, Herman & Hirschman.

7th av, n e cor 146th st, 101x199.10 to 147th st. August Mugler agt Fleischman Realty & Construction Co; action to foreclose mechanics lien; att'ys, Herman & Hirschman.

Nov. 1.

126th st, No 419 West. Aaron C Horn agt New York Leasing Co; action to declare vendee's lien; att'y, E D Newman.

Southern Boulevard, n s, 150 w St Johns av, 150x121. Jacob Burckel agt William Wainwright; action to foreclose mechanics lien; att'y, M Gollubier.

146th st, s s, 175 e Broadway, 75x99.11. Charles Cohen agt Rae Ginsberg et al; action to foreclose mechanic's lien; att'y, I Seigel.

Broadway, n w cor 168th st, 180x150 to 169th st.

127th st, Nos 105 and 107 West. Loton H Slawson agt Alberta S Woodruff et al; partition; att'ys, Corbin & O'Ryan.

## FORECLOSURE SUITS.

Oct. 26.

28th st, No 9 East. City Real Estate Co agt Geo D Ebermayer et al; att'y, H Swain.

162d st, No 542 West. Directors' Realty Co agt Robert M MacDonald et al; att'ys, Shaw, Fisk & Shaw.

140th st, Nos 24 to 28 West. Morris Levy et al agt Afro-American Realty Co et al; att'y, G A Rogers.

Oct. 28.

Parts of lot 155, map of Village of Morrisania, Bronx, two actions. Catherine E Neher agt Jacob Blum indiv & adm et al; att'y, W H Siebrecht Jr.

Washington av, n w cor 186th st, 50x91. Lina Ettlinger agt Ignatz Roth et al; att'ys, Bowers & Sands.

126th st, No 120 West. The Mutual Life Ins Co agt Wm A Tuttle et al; att'y, J McKeen.

Robbins av, n e cor 149th st, 100x105. Anna B Graham agt Wm B Brownell et al; att'y, J A Walsh.

Oct. 29.

136th st, s s, 333.4 w Lenox av, 16.8x99.11. Trustees of Robert College of Constantinople agt Wm H Flitner et al; att'ys, Thornton & Earle.

109th st, No 234 East. Abraham Cohen agt David Leff; att'y, W J Lippmann.

166th st, s s, 90.2 e Edgecombe rd, 25x117.4x 25.3x121.1. Julius H Caryl agt Max Rollnick; att'y L Lewin.

Market st, No 85. Borough Iron Works agt Israel Jacobson et al; action to foreclose mechanic's lien; att'ys, Morrison & Schiff.

Lexington av, No 1841.Jacob T Hildebrant agt Ida Hess; att'ys, Wentworth, Lowenstein & Stern.

8th st, n s, 239.1 e Av B, 41.3x69.10. Lawyers' Mortgage Co agt Annie Kursrok et al; att'ys, Cary & Robinson.

Oct. 30.

Oak terrace, n e cor Crimmins av, 86.1x100. Wm H McCord et al agt Lorenz Weiher; att'y, F B Chedsey.

Washington av, w s, 75 n 173d st, 25x90. James Buchanan et al agt Margaret McAneny et al; att'y, S G Giboney.

123d st, s s, 100 w Pleasant av, 100x100.11. Harry Fischel agt Louis A Solomon et al; att'y, J A Seidman.

Union av, n w cor 150th st, 25x100. Moses S Nordlinger agt Carlo Massaro et al; att'y, S Nordlinger.

124th st, s s, 200 w Amsterdam av, 100x100.11. Mathilda Veith agt Geo W Sanford et al; att'y, E G Kremer.

Southern Boulevard, s s, 54.7 e Av St John, 420.7x102.7x390.9x100. Mutual Life Ins Co of N Y agt Northwestern Realty Co et al ;att'y, J McKeen.

St Nicholas pl, w s, 164.4 n 153d st, 60x104. Frederick N Du Bois agt Fran Frankel et al; att'y, W V Simpson.

Oct. 31.

Riverside Drive, e s, 600.2 s 127th st, 75x86. The Commonwealth Mortgage Co agt Rutland Realty Co et al; att'y, C L Westcott.

Same property. Metropolitan Improvement Co agt same; att'y, C L Westcott.

125th st, s s, 300 e 2d av, 100x100.11x irreg.

125th st, s s, 249.6 w 1st av, 06x100. Aetna Mortgage Co agt Dora Dubinsky et al; att'y, S B Rosenthal.

145th st, n s, 470 w 7th av, 205x99.11; two actions. Samuel Wacht et al agt Northwestern Realty Co et al; att'ys, Arnstein & Levy.

131st st, s s, 90 e Old Broadway, 85.3x107x irreg. Thomas Keenan agt J Goldman Realty & Construction Co et al; att'y, W A Schumacher.

117th st, Nos 523 to 529 East. Fanny Heilbrunn agt Montifiore Realty Co et al; att'y, M Silverstein.

Nov. 1.

Allen st, No 44. Hyman Hein agt Harris L Feldman et al; att'ys, Kuntz & Oppenheim.

68th st, n s, 150 w Av A, 50x100.5. Pincus Lowenfeld et al agt Richard Cross et al; att'ys, Arnstein & Levy.

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CONSOLIDATED GAS COMPANY OF NEW YORK

Lexington av, Nos 1590 to 1594. Doretha S Warsawer agt Lasar Wallenstein et al; att'ys, Eisman, Levy, Cohen & Lewine.
Jones st, No 9. Bergen Realty Co agt Frederick K Platt et al; att'ys, McKenna & Goodhue.

## JUDGMENTS.

Oct. and Nov.
26 Ardenti, George—Dairy Products Co..129.87
26 Aarons, Alfred H—Julia C Bauer et al 247.10
29 Alcott, Delafield S—Windsor Trust Co....7,120.61
29 Allen, John H—Eagle White Lead Co....43.56
29 Alexander, Henri P—Geo W Jacoby ....43.11
29 Ansorge, Mark P—Jeremiah C Lyons..111.50
29 Adams, Garrett B—Wyckoff Church & Partridge ....4,837.80
29 Albers, Henry F—Beaver Building Co..775.52
30 Averell, Florence L—Simpson-Crawford Co....235.91
30 Alexander, Henri P—Marston Lumber Co....62.31
30 Aronson, Max—Sarah Kaplan .....3,020.65
30 Allen, John W—Watson Wagon Co..1,607.00
30 the same——the same ....1,607.00
31 Aufenauger, Julius C—Samuel Wilds Sons Co....66.71
31 Andrews, Lillian H—Manhattan Leasing Co....392.79
31 the same——the same ....247.65
1 Appel, Benjamin—Edith R Schoenblum.131.91
1 Apolant, Lydia—N Y Telephone Co.....31.87
1 Andrews, Frank M—Robert Goelet ..5,109.28
26 Burlin, Wm A—Marcellus Roper....474.92
26 Beebe, Ira L Jr—Max Amberg.....434.98
26 Bronstein, Chas A—Acker, Merrall & Condit Co ....182.15
26 Bernstein, Herman—Maynard N Clement....1,822.82
26 Brown, Edw P—Louis Ettlinger.....363.19
28 Blum, Fanny or Fannie or Frances—City of N Y ....379.02
28 Bohan, Patrick F—Emma Hoecker....220.40
28*Blum, Bernard—Metile Construction Co.52.52
28 Barnett, George——the same ....52.52
28 Block, Jacob W—Lawyers' Co-operative Pub Co ....48.91
28 Bellanti, Sebastiano—Jeanette Goldreyer..459.08
28 Backus, Augustus—Michael Hoffman et al....113.61
28 Booth, Caroline—Henry Coggeshall....15.00
29 Biederbeck, Peter F—Irving J Ussiker..71.69
29 Bauer, Harry——the same ....71.69
29 Baumann, Adolph—Frank Wanier.....268.81
29 Berger, Rose—John S Sills et al.....47.46
29 Beagan, Owen—Frank J Derr.....38.91
29*Bernstein, Chas S—Philip Garfunkel....70.71
29 Bronstein, Chas A—Caroline Brickelmaier et al ....194.25
29 Bulino, Ruggiero..Antonio Bogarozky..30.00
30 Byrne, Daniel J—Hapgoods .....25.73
30 Beach, Frederick H. exr Mary F Rose....11,846.44
30 Brooks, Byron—Emil Jeffercorn.....78.72
30 Bleicher, Edward—James M Holland..153.51
30 Berger, Bernard..Charles Tomkins....504.40
30 Benoit, Ferdinand E—Emma Hoefling..217.01
30 Beers, Wm H—Herbert S Bridgman..420.67
30 Blaikie, William—Marston Lumber Co..62.31
30 Benz, Sylvester L—Augustus R Keller..113.41
30 Bell, Brinton C—Studebaker Bros Co of N Y ....204.12
30 Berry, Hattie D—C G Gunther Sons..169.22
30 Bennett, Chas L—Westboro Realty Co.784.64
31 Bosch, John—Mussgiller Mangels Co....44.92
31 Bernstein, Jacob—Philip Tanner.....29.72
31*Brown, Isidor—Herman Seimer et al ...39.08
1 Berkowitz, Yetta—Meyer Neveloff.....119.40
1 Baldwin, Marshall D—Mark Cross Co..138.66
1 Benedict, Bernard—N Y Telephone Co..26.40
1 Bauer, Alfred G—the same .....38.31
1 Benedict, Bernard——the same .....37.91
1 Bell, Geo M——the same .....51.90
1 Barnado, Fred W——the same.....62.93
1 Brenner, Samuel——the same .....32.17
1 Byrnes, Michael——the same .....41.33
1 Blum, Helen H——the same .....63.57
1 Baum, Pauline——the same .....24.95
1 Bertucci, Raphael——the same .....67.64
1 Brown, Pratt A—Geo A Chance .....225.36
26 Cardone, Antonio—People &c .....2,000.00
26 Curran, Thomas—David M Levy.....51.25
28 Cox, Chas P—Manhattan Leasing Co....39.31
28 Coleman, John S—City of N Y.....470.88
28 Chapey, Kate A—Lena T Pomeroy.....42.11
28 Chevelier, Thomas—Jacob Fein et al..118.51
29 Corrier, Vincent C—Hirsch Lumber Co.422.67
29 Clement, Maynard N comn—Lewis Saidman ....costs, 78.78
29 the same—Federal Union Surety Co....;costs, 77.40
29 Carlpftes, James G—People &c.....1,000.00
29†Clark, David B—Sovereign Bank of Canada....477.31
29 Carr, Joseph—Standard Plumbing Supply Co ....124.73
29 Craighead, Walter B—Tiffany & Co....173.88
29 Carver, Geo L—Frederick S Converse..47.23
30*Coleman, Eugene J—Chelsea Auto Storage Co ....229.41
30 Courmettes, Marius A—Nora E P Bergmann....costs, 208.82
30 Caggiano, Carmine—Tommaso Giobine..99.41
30 Casanova, Lanti—Carl Hirsch.....40.81
31 Crell, Thomas A—Georgiana McGinley.39.65
31 Ceburie, Generosa & Henry—Henry G Silleck, Jr.....98.68
31 Cohen, Henrich—Louis Gordon et al....86.73
31 Clark, Andrew—Robert G Thomas & Son....123.88
31 Cadieux, Victor C—Samuel G Estabrook.114.10
31 the same——Chas G Fischer et al....94.13
31 the same——Williamsport Furniture Co ....86.65
31 Cohen, Joseph C—Sun Ins Office.....costs, 201.38
31 Cohen, Louis J & Fanny—Jefferson Bank....374.41
31 Crowe, Marguerite admrx—Heermance Storage & Refrigerating Co.....costs, 76.50
1 Cooley, James C—Bouton Motor Co....305.09
1 Cassella, Giacomo—John Weber & Sons..costs, 68.18
1 Carman, Chas M—Edwin T Wood et al..152.65
1 Church, E Vail—National Lead Co.....85.52
1 Cohen, Nathan—Benjamin Griffen .....39.53
1 Corrier, Vincent C—Chas A Goldreyer.1,487.98
1 Colell, Edw H—Augustus Appel .....404.31
26 Da Via, Giovanni—Albert Zammatti..258.21
26 Duryea, Carll S—Press Pub Co.....18.20
28 Demorest, Horace E—LeRoy G Freeman....116.97
28 Dawson, Brooks—Eva M Vile.....351.76
28 DeVall, Samuel—Stallman & Fulton Co.328.20
29 Donohue, Thomas F—Harry B Arden....costs, 32.41
29 De Bruckeleer, or Enwer, Laura—Henry P Lincoln et al ....288.11
29 Dreyer, Louis—Louis A Jaffer...costs, 104.72
29 Dodge, D Frank—J Ottmann Lithographing Co ....818.69
29 Denison, Geo H—John Tilley.....293.65
30 Dixon, Elmer B—Lillian B Leavitt....563.86
30 Doring, Catherine—Title Guarantee & Trust Co ....115.91
31 Deutsch, Louis—Frederick J Groehl ....73.31
31 Dougine, James T—John Eckner..costs, 124.10
31 De Witt, Thomas D—Locomobile Co of Am....518.73
31 Doty, Henry—Mallard Distilling Co...98.35
28 Epstein, Leon—Grand Theater Co.costs, 68.38
29*Ellinger, August—Isidor Fajans.....440.83
29 Enwer or De Brackeleer, Laura—Henry P Lincoln et al ....288.11
29 Elijah, Touma—Jannis Basha et al....122.91
30 Ebbitt, Geo E—Foster Milliken..costs, 571.23
31 Eastman, Joseph, Albert B & Mary E—Long Island Sand Co.....786.58
31 Ettleson, Julius—Louis Ottman et al..374.18
31 Ellis, Frederick G—Nassau Bank.....59.74
26 Flatow, Charles—Barnett Berman.....49.41
26 Feldman, Max—Jacob Maisel et al.costs102.13
28 Frawley, James—Samuel E McRickard et al....114.22
28 Friedman, Armand—Adolph Danziger.....costs, 71.18
29 Feuer, David—Joseph L B Mayer....553.01
29 Frank, Felix—Louis H Abenheimer..924.42
29 Furniss, Wm R—Paul N Turner.....378.00
30 Friedman, Robert—Henry G Silleck, Jr.515.86
30*Feigensohn, Dr Daniel——the same..515.86
30 Fleming, Laurence—Hapgoods.....62.22
30 Fellerman, Isidor—Peter Eisenstein....111.91
30 Friedman, Robert—Morris Rose et al.1,018.99
30 Friedman, Charles & Henry—Chas H Daniels ....costs, 138.41
30 Fuchs, David* & Abraham—Franklin L Sheppar et al ....1,748.95
30 Flinn, Geo P—Hoshor Platt Co et al.....costs, 107.85
30 Flynn, James D—Norman F Kerr....120.93
31 Funkel, Minnie T* & Francis M—Allerton Clarke Co.....312.84
31 Feinberg, Maurice M—Charles Duttelbaum....160.47
31 Friedman, Robert—Moses Esberg.....829.40
31 Fox, Edward—Francis Higgins..costs, 233.45
1 Frisbie, Chester C—Erastus N Crandal et al....272 68
1 Fishman, Jacob—Jacob Barron et al....66.19
1 Faeder, Solomon—Joseph Schwartz .....costs, 32.61
1 Franco, Louis—Adam Ickstadt .....89.67
1 Flam, Salo—John C Tredwell .....654.41
26 Graber, Morsin—Louis Zuckerman et al.32.06
26 Goldman, Morris—Nathan Dalsimer et al....50.72
26 Graham, John—Rudolph Guenther.....44.66
28 Grover, Wm T & Leonard Jr—J Ottmann Lithographing Co ....1,668.48
28 Goldberg, Hyman B—Geo E Sealy ....112.72
28 Goldman, Harry—Chas A Miller et al..44.17
28 Goodman, Sol—Isaac Harris.....120.57
29†Goldstein, Abraham—Abraham Brill..519.41
29 Gabriel, Abraham—Tobias Zindler.costs, 75.43
29 Gantz, Maximillius M—Bert K Bloch..233.51
29 Goldstein, Isodore, by gdn—N Y City Ry Co ....costs, 138.88
29 Goldberg, Hyman B—Klingenbeck & Co....483.87
29*Greenfield, Louis—Peter Comes.....714.21
29 Garman, David—Frank L Froment et al....339.55
30 Groes, Marion—Simpson, Crawford Co..70.98
30 Ginty, Frank A—Acker, Merrall & Condit Co ....78.25
30 Gluck, Samuel—Diedrick Blendermann.158.07
30 Gaylord, Alice B—H Jantzen Shoe Co..19.51
30 Goodeve, Geo E—City Credit Co Inc....45.41
30 Goldberg, Hyman B & Isaac—Solomon Golembe et al ....74.81
30 Galt, James H—Richard H Williams et al....costs, 13.72
30 George, Ernest—Lawrence Bastable et al....269.00
30*Golden, Bernard F Jr—Wm H Penny et al....89.39
30 Ginsberg, Max—Butler Bros.....86.19
31 Greenberg, Ike—Simon Brinn et al..422.01
31 Gross, Joseph—Malka Madden et al....32.40
31 Grauert, Emil W—Henry Phipps.....76.31
31 Greenberg, Jacob—Nicholas E Kern et al....167.43
1 Grochowiak, Stanislaus—Bert K Bloch.486.35
1 Greenberg, Samuel—Adam Ickstadt.....89.67
1 Geory, Daniel* & Julia—Noah C Rogers.100.98
1 Geilhard, Robert J—Brislin Co .....364.66
1 Gallagher, Geo S——the same .....364.66
26 Hopeller, Sigmund—Ernst Grafe.....91.91
26 Howard, Louis C—Geo M Tuttle.....727.62
26 Hahn, Frank & Anna—Joseph L Rosenberg....1,015.14
28 Houghton, Ella V—Frederick Currie et al....765.40
28 Harris, Aaron—Emma Hoecker .....220.40
28 Hambrecht, Christofer—Dimock & Fink Co....88.42
28 Hanlon, Patrick—St Regis Hotel Co.....costs, 108.44
28 Hankinson, John C—Empire Brick & Supply Co ....1,135.35
28 Holst, Christian—James W Conlon...1,712.60
29 Haijck, Joseph—Tannis Basha et al..122.91
29 Hogg, James A—O J Gude Co.....115.98
29 Hackenbruch, Henry—Benjamin Pritz et al....167.05
29 Halleran, Aloysius G—Sterling Hardware Co ....146.33
29 Hoch, Henry—Edwin H Sayre et al..125.37
29 Herter, Frank W—Isidor Fajans.....278.22
29 the same —the same ....71.07
29 Hendrick, Frank..Samuel P Skinner..132.67
29 Hoenig, Edw A Isidore Ashley .....27.21
29 Hartlett, Geo D & Helen A—Edw D Sniffen....1,091.27
30 Homeyer, William—Acker, Merrall & Condit Co ....52.15
30 Herrich, Herman—Davide Jasse .....219.64
30†Hayes, Wm J—Chas P Pearson .....321.10
30 Hoagland, Thomas H exr—Mary F Rose....11,846.44
30 Herz, Leopold H & Max H—Sam Newman....30.91
30 Howth, James D L—Century Holding Co.89.72
30 Hartjens, Geo H—Charles Jacobs.....149.77
30 Hyman, William & Morris—Hyman Shapiro ....385.64
31 Holly, I Mac Munn—Cryder & Co.....84.48
31 Heineman, Isaac—Isbell Porter Co.3,113.70
31 Hoover, Wilson W—Frank M Jordan..415.89
31 Hall, Jessie M—Reine Conrad.....257.70
31 Hall, Chas M—Mary L Patterson.....143.32
31 Hennessy, Patrick—Morris Rosenfield et al....73.11
1 Hannes, Lazarus—Ignatz Bloch.....885.35
1 Hyman, Jacob—Abraham Fabricant...584.98
1 Honigsberg, Jake—Gus L Fleissner....14.65
1 Hansen, Nick—Lord & Taylor .....297.94
1 Hindin, Theodore—David L Gluck ....397.66
29 Irving, Ingram—William Fleming.....33.40
1 Isaacs, Phil—Joseph A Goulden et al....229.32
28 Jacobs, Louis—N Y Hollow Ware Co..65.11
29 Jaroff, Jacob—Morris Politzuier et al....66.76
30 Jackson, Edwin B—Walter A Builder....41.41
30 Jordan, John L & Isabella—Chelsea Exchange Bank ....7,097.36
31 Jetter, Frederick J—United Confectioners Supply Co.....293.64
1 Jakob, George—Swift & Co .....12.58
1 Jacobowitz, David—John Bogart .....438.65
1 Just, Joseph P—John W Johnston et al....1,915.56
1 Jacobowitz, Jacob—William Feuer.....27.40
1 Jurgenson, Edgar C—Cecil B Stockbridge....156.11
28 Klein, Edward—Louis Westpfal.....164.90
28 Keenan, Sarah A admx—Levi C Weir....costs, 28.47
28 Katz, Samuel—John D Nussbaum et al.41.41
28 Korn, Moritz—George Gotterman.....215.85
28 Kiefer, Frederick—Maynard N Clement.10.00
28 Klein, Edward—K M Forrest et al....156.03
29 Kobleuzer, Adolph—Isaac C Bishop....149.77
29 Kantrowitz, Joseph—Isidor Mosson et al....120.41
29 Killer, Wm C—A Silz.....120.41
29 Kelly, Carrie—George Schleicher.....34.41
29 Knepper, Herman—Morris Funk.....698.31
30 Kerrigan, Margaret Y admx—N Y City Ry Co ....costs, 107.88
30 Kleinfeld, Isaac—Pierce, Butler & Pierce Mfg Co ....2,706.56
30 Kessler, Samuel——the same .....2,706.56
31 Kamp, Chas J K—Albert B Gross et al..30.15
31 Kahn, Sam—Herman Levy .....116 31
31 Koch, Frank—Emil Brandstetter.....265.92
31 Kleinfeld, Isaac—German Exchange Bank....840.80
31 the same——the same .....1,957.30
31 Kowalewski, John—John Tomezak....143.66
31 Kleeman, Abraham—Horace London..103.02
31 Kenny, John,* Thomas & Timothy—Charles Young ....412.92
31 Kelly, Thomas F—Laurient Porier.....69.72
1 Kohn, Sigmund & Isidor—Levi C Weir....costs, 14.91
1 Kealinge, Joseph M—Bordens Condensed Milk Co... ....50.44
26 Lieder, Wm J A—Joseph W Strauss et al....175.73
26 Lewish, Herman—Hanie Freedman....costs, 69.03
28 Loughran, Eugene—Maynard M Clement.10.00
28 Langsam, Jacob—Adolf A Lindemann....costs, 68 22
28 Lublinsky, Mordecai—Pincus Friedman....costs, 17.65
28 Lefkowitz, David—Simon Farber.costs, 27.85
29 Leras, James—Peter Gianakouros.....131.20
29 Lauber, John—People &c .....1,000 00
29 Laddon, Esther—H B Claflin Co.....82.19
29 Lockwood, Robert H Jr—Henry B Simmons....375.70
30 Levick, M G—Clyde A Finley .....47.50
30 Leitner, Rosie—Morris Freedman et al.23.41
30 Lantry, Michael R—N Y City Ry Co....costs, 107.88
30 Leash, George—Mary F Rose.....11,846.44
30 Lange, Gustav G—Dr Paul Wilhelm et al....2,277.71
30 Linthwaite, Grace—Schwarzschild & Sulzberger Co ....101.36
30 Levy, Jacob—Marston Lumber Co.....62.31
30*Linden, William—Charles Jacobs.....149.77
30 Lum, Albert T, Harriet S & Albert C—Cleveland D Manville ....83.52
31 Luntz, Chas I—George Colon.....37.11
31 Longabardi, Guiseppe—Abraham Mach et al ....44.72
31 Leibowitz, William—Simon Brinn et al....422.01
31 Levy, Joseph—Mollie Markowitz.....144.41
31 Lavery, Richard—Export Corporation...85.77

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31 Levy, Benjamin—Isidor Aronsohn et al.172.15
31 Linthwaite, Grace—Chas A Bruhns...115.25
31 Leibovitz, Samuel—Claude W Gould.3,598.30
1 Lissner, Sigmund—William Davis ....102.41
26 Miller, Isaac—James W Pettit et al....100.45
....P F50.8GSW2.. .....v—N,1..x WV1
26 Miller, Hattie——same .....127.61
28 Marsh, Chas W—Geo A Lewis.....212.00
28 Meyrowitz, Herman or Hyman—City of N Y .....284.65
28†Metzger, Bernard—A J Bates & Co....59.72
28*Mahler, Stephen—Wm E Ehler.....34.72
28 Meyer, Adolph—Charles & Co.....40.02
28 Morgenroth, Jacob & Julius—Morris Gelof. .....1,600.06
28 McGuinness, Cornelius—Margaret Foley.37.41
29 Morgenroth, Nathan—Israel L Feinberg.513.31
29†Miller, Fred A—International Textile Co. .....52.75
29 Morrison, Llewellyn A—Ontario Bank.284.28
29 Murphy, Zedrick A, by gdn—Orlando W Butler .....costs, 68.18
29 McMullen, Robert M—Minnie L Wagman. .....937.20
29*Miller, Mary & Jacob C—Henry H F Lounbery .....costs, 102.82
29 Mayer, Bernard—Louis Ettinger....46,954.51
29 Medzigian, Martin & Dickson—Frederick Rode .....491.57
29 Morse, Wm F—Frederic Leure .....3,366.95
29 McCartney, Harry S—Chatham Nat Bank. .....4,088.42
30 Murphy, Thomas H—Oscar Bartelstone et al .....39 12
30 Meyer, Albert A—Thomas F Turley....76.72
30 Masterson, Terence—Interurban St Ry Co. .....costs, 107.88
30 MacDonald, Neil—Oscar A Daube....1,393.52
30 Mahon, Elizabeth, admx—Remington Construction Co .....costs, 108.18
30 Mallaghan, Sophia, admx—Chas T Wills. .....costs, 138.28
30 Manassehwitz, Jacob—Mary O'Brien....35.00
30*Messimer, Hillary C—Walter A Builder.41.41
30 Meadow, Jacob—Sarah Kaplan.....3,020 65
31 Martin, Benjamin—Don M Warner.....85.17
31 Mateer, Samuel A—Joseph A Solomon..111.81
31 Maiman, Morris—Herman Senner et al. .....39.08
1 Martin, John C & Jane—Mary C Simonds. .....35.41
1 Mierkiewicz, Michael—Bert K Bloch....142.05
1 Medole, Geo J—Florence Waters.....149.41
1 McDowell, Wm T—Chas S Knowles..129.66
1 Mooney, Chas J—Chas J O'Brien .....43 15
1 Milgrim, Max—William Feuer.....27.40
1 Murray, Walter A—Frederick Wolters..75.20
1 Malone, Frank E—Automobile Topics..198.95
1 McDonald, Robert M—Alfred J Walker..354.71
26 Nappi, Guiseppe & Saverio—Brown & Fleming Con Co .....394.19
30 Neuberger, Appolina—Standard Plumbing Supply Co .....101.72
30 Nelson, Chas H—Walter S Rafferty et al. .....167.77
31 Neuwirth, Henry C—Aaron Siegman....86.86
31 Nelson, Alexander—Emil Heuel..costs, 12.41
31 Newman, Max—David Rausch.....66 07
26 O'Brien, Sanford—Samuel Jacobs.....34.67
26 Owens, Benj A—Meyer C Jacobs et al.251.69
28 O'Gorman, Maurice J—John E Heins..30.59
28 Osborne, John—Stallman & Fulton Co.328.20
29 Orr, Frank—Andrew J Connick .....163.16
30 Outten, Frederick S—Ariston Realty Co.251.66
1 Oppenheim, Samuel—Alexander McBride Construction Co .....154.40
1 Ossmann, Emil—National Lead Co....127.80
26 Phillips, Henry—David Mayer Brewing Co. .....costs, 32.72
28 Puyo, Thomas—Diaggia Pecci.....18.67
28 Palmer, Washington—Occidental Realty Co. .....238 03
28 Paston, Charles—Fred Fear & Co.....27.29
28 Perlman, David—Israel Caroline et al..311.46
28 Perlman, Robert—Max Muller .....29.41
29 Post, Henry Mary Appiarius .....254.65
29 Packer, Flavius—Ellen E Warner..25,253.94
29 Page, Corneliu B—James Dempsey..... .....costs, 100.60
29 Person, Clarence A—John R Post....280 50
29 Phyfe, Alice J—Hugh R Healey.....1,397.05
30 Popper, Fred August Ernsthal et al..107.76
30 Philbrick, Allan E—Edwin C Philbrick.. .....4,670 90
31 Post Edwin M—Knickerbocker Trust Co. .....10,424.53
31 Pinles, Eli—Samuel Lauterbach.....373.77
31 Priesinger, Abbie—P T Kamenoff.....122.71
31 Pelton, David—David Kidansky et al.26,060 04
1*Prager, John N Y Telephone Co.....26 40
1 Parelle, James A—Fernando Montibello et al .....89.41
1 Pollard, Daniel W—Henry Wellbrock Co. .....166 72
1 Pulard, Teresa—Gaetano Lodato et al..... .....costs, 88.60
26 Quinn, James—Edward Poppe Co.....48 69
31 Quinn, Eugene—R Furlong.....118 22
26 Rega, Luigi—Carmela Rega....costs, 115 19
26 Rendle, Arthur E—Neal & Brinker Co..735 36
28*Rubin, Max—Israel Carloine et al....311.46
29 Raffel, Samuel—Philip Garfunkel .....70 11
29 Richman, Harris—Peter Comes.....714 21
29 Roth, Henry—Wm S Bainbridge.....183 62
29 Reichenbach, John G—Theodore D Werner .....310.15
29 Ripps, Gustav H—Geo F Weimann Co..237.40
30 Roth, Joseph—Jacob Hyman ....costs, 76.12
30 Ryan, Mathew G—Wm H Penney et al.89 39
30 Rothfeld, Isaac—Pierce, Butler & Pierce Mfg Co .....2,706 56
30 Rockwood, Geo G—Augustus W Schmidt.30.36
30 Regan, Patrick J—Vogel Clothing Co..47.09
30 Rexer, Helena—Emma Hoefling .....217.01
30 Roche, William—Chas G Riehl .....151.32
30 Rosenberger, Benjamin—J P Flannery... .....costs, 90.85
30 Rubin, Jacob—James Plunket et al....64.60
30 Rothschild, David—Orazio La Cagnina..163.41
30 Reissman, H Benno—T J McGuire Construction Co .....132.31
30 Rod, Barnet W—Pierce, Butler & Pierce Mfg Co .....1,432.07
31 Rouwell, Paul & Marie—James Bailey..216.65
31 Rothfeld, Isaac—German Exchange Bank.. .....840.80
31 the same—the same.....957.30
31†Reynolds, Benjamin J—Gaylord Wilshire. .....519.41
31 Runkle, Pauline & Maurice—Matthews M Black .....519.40
31 the same—the same.....519.40
31 Rheinheimer, Isaac—Julius Lehrenkrauss. .....542.40
31 Rosenthal, Sam, Abraham & Joseph—John S. Sills et al.....38.20
1 Rosenberg, Charles & Jacob—Chas R Partridge .....163.76
1 Randel, Oscar & Clara—Nannie E Fowler. .....26.72
1 Roberts, Alexander A—Hans Hansen et al. .....84.65
26 Sweeney, Ralph—Ballou, Dickson Co—70.61
26 Schmalholz, Edw B—Margaret Schmalholz. .....costs, 168.54
26 Sigman, William—Julius Goldstone et al. .....costs, 302.69
26 Stalls, Edmund K—First Nat Bank of Middletown, N Y .....10,151.23
26 Stratton, Wm D——same .....10,151.23
26*Slater, Isaac & Frank—Howard C Pyle et al .....47.20
26 Schwenker, John—Paul Pfeiffer.....175.41
26 Smith, John—People &c .....2,000.00
28 Sklaar, William—Electrical Repair Co..23 62
28 Spies, Francis—Patrick F Keogh.....422.57
28 Sora, Morris—Meyer Veself.....costs, 70 22
28 Schley, George—C Elmore Smith..costs, 107.97
28 Stewart, S H Gardyne—Frank F Blessing. .....2,081.60
28 Seessell, Sarah—Wm H Freystadt ....79.41
28 Selke, Richard—James Williams..costs, 23.20
28 Singer, Julius—Wm R Ehler.....34.72
28 Stoermer, Frederick M—Ernst C Bartels Aktiengesellschaft .....6,773.09
28 Stone, Frederick M—Oldham Mills..costs, 99.06
29 Stotz, Francis—Phelps Bros Co.....21.37
29 Sargent, Thomas P—Barnes Crosby Co.266.72
29 Sandfort, Henry—Lang & Co.....451.46
29 Soteldo, Chas A—Duparquet Huot & Moneuse .....152.87
29†Simmons, John—Ignac Neumann .....38.31
29 Schmitzerling Conrad—Eagle White Lead Co .....37.20
29 Sherman, Louis—People &c.....1,000.00
29 Still, Stephen G—Frank Habeck ....1,105.19
29 Safford, Louis L—Edmund P Fowler..160.00
29 Stannard, Ambrose B—John C Rodgers. .....11,465.58
29 Schmitt, Raymond—James B Johnston Co. .....costs, 108 18
29 Steurer, Chas D—Campbell Printing Press & Mfg Co .....1,131.40
29 Silverman, Isaac—Mayor Lane & Co..2,810 55
30 Sinelnik, Harris—Louis Halpert .....147.84
30 Struever, Herman—Acker, Merrall & Condit Co .....52.15
30 Strong, Geo W——the same .....82.50
30 Schwartz, Jacob—Schwartzschild & Sulzberger Co .....221 91
30 Stikeman, George—Justus J Wakelee et al. .....130.22
30 Stoddard, Leroy R—Bioplasm Co.....37.35
30 Stewart, William—Kaskel & Kaskel....65.27
31 Savage, Anna J—James W Henning..1,417 38
31 Silverman, Barnet—Barnet Sedolsky..350.48
31 Stuebing, Chas H—Martin Kramer....380.35
31 Schoenfeld, Nathan—Louis Brinn et al.422.01
31 Sukoff, Morris—Horace London.....103.02
31 Smith, Robert—Robert J Mahoney...3,655 22
31 Shapiro, Samuel—Samuel Teperson.....76.85
31 Schnittker, Harry F—Geo R Wilcoxson. .....402.95
1 Stanger, Louis—Herman Weinberg.....67.91
1 Shapiro, Isaac—Michael Meyers.....79.40
1 Shipman, Frank J—Ernest Tapking et al. .....81.93
1 Swanberg, Herman—Sterling Hardware Co .....66.90
1 Singer, Julius—Francis McD Sinclair et al .....38 56
1 Sachar, Saul J—Abraham Fabricant..584.98
1 Shippey, Reglus W—Meyer Sichel....2,077.84
1 Salzman, Israel—Herman Gerder.....265.91
1 Schaefer, Marie P—Edmund L Goodman.79 41
1 Shatz, Abram—Chas A Goldberger...1,487.98
1 Stanford, A Stanley—Hugh McCarren..121.33
1 Stone, Nina M—John D Hollingshead..... .....costs, 119.30
1 Stoecker, John P—Henry S Clark et al..73.34
1 Solomon, Louis A—Am Mortgage Co..... .....(D) 11,669.83
1 the same——the same .....(D) 11,669.83
26 Toher, Owen—J Marcus Woodworking Co. .....169.51
28 Thom, Chas I—James T Smith.....99.38
28 Trauneck, Carl V—Commercial Advertiser Ass'n .....costs, 113.82
29 Turk, William—Alpine Automobile Co..136.41
29 Thuman, Nathan—Samuel Michlowitz..39.41
30 Tolk, Nathan—Arthur M Levy.....356.04
30 Tegeler, John H—Simon C Marum..7,204.56
30 Thyll, Lillian M—Isidore Witmark....130.36
31 Typermass, Max—Horace London.....103.02
31 Taggart, Thomas J—Wm A Leggett et al.31.31
1 Taylor, Ralph P—Robert Goelet.....5,109.28
1 Tirabasso, Angelo—Vincent Spano.....53.41
29 Vitzutsky, Charles—People &c.....1,000.00
29 Van Clief, James—James Y Watkins & Son. .....449.37
26 Van Buren, Cora—North Am Distilling Co. .....160.33
26 the same——the same .....171.36
30*Volkommer, Joseph..Ariston Realty Co.251.66
31 Vidder, Emil* and Emma—Louis Frooks et al .....34.96
31 Vogel, John—National Gas Fixture Co..312.04
26 Weisen, Elias, Max, Leon & Henry—Pauline Beck .....230.15
26 Weil, Adolph—Colonial Distributing Co.178.47
26 Wiener, Julius—Hanie Friedman.costs, 69.03
28 Wolfson, Adolph—Israel Lewis et al....21.15
28*Wegner, Wm F—John G Wendel ....381.32
28 Wendelburg, Alexander——the same....381.32
28 Wolff, Anthony—Brookfield Glass Co..255.20
29 Wilgus, Sidney D—Ellen E Warner..25,253.94
29*Weiss, Barbara & John—Robert Dix Shoe Mfg Co .....123.67
29 the same——James Luddy et al....123.27
29 Weil, Jonas—Louis Ettlinger .....46,954.51
29 Whaley, Annie K—City of N Y..costs, 131.35
30 Waterbury, Nelson J—Utica City Nat Bank. .....4,011.09
30 Wilmot, De Borden—Acker, Merrall & Condit Co .....189.80
30 Walther, John W—Chelsea Auto Storage Co .....229.47
30 Welcker, Louis——the same .....229.41
30 Weiss, Wm S—Edison Co of N Y.costs, 17.41
30*Wegner, Wm F—Walter A Builder.....41.47
30 Waldo, Richard H—Sarah F Blake....100 01
30 Wagner, John—Morris Weiss.....89.61
30 Wattenberg, John—Henry A Ritchie et al. .....37.86
31 Watnick, Harris—Horace London.....103.02
31 Washburne, Susan N—Harcourt Realty Co. .....101.98
31 Wells, Chas M—Shaw Pub Co.....59.72
31 Wittigschlager, Gustav—Rudolph Deing... .....586.47
31 Weil, Leo—Mussgiller Mangels Co.....275.29
31 Waterbury, Lawrence—Chas E Ball....636.25
31 Weinberg, Frank—Johnstone Heating Co.. .....202.05
1 Wallenstein, Samuel—Herman Weinberg.80.01
1 Wright, J Bodine—Edmund L Goodman et al .....130.03
1 Whitner, Wm R—Hallock W Beals....150.51
1 Wiener, Louis—Samuel Wollman.....444.75
1 Wilcox, Algernon H—Frederick Wolters..37.33
1 Walter, Wm T—Emanuel E Kleiner et al. .....98.01
29 Young, Alexander C—Italian Am Trust Co. .....72.44
30 Young, John—Henry A Ritchie et al...95.41
30 Zarek, Siegfried S—Franklin Brewing Co. .....1,494.09

CORPORATIONS.

26 New York City Ry Co—Gabriel Nazzaro. .....250 00
26 The City of N Y—Adele Winckler....7,303.55
26 Met St Ry Co—Maria A Keim.....250.00
26 The Motor Top Co of N Y—Geo M Tuttle. .....727.62
26 Alabama Securities Co—First Nat Bank of Middletown, N Y .....10,151.23
26 Bruckner Engineering & Importing Co—Anna Holden et al .....25.51
26 The City of N Y—Elisabeth Ramsford.... .....costs, 103.45
26 N Y City Ry Co—Theodore Kunze....464.57
26 Mildred Realty Co—Henry B Senft....49.00
28 The Independent Building Material Co—Hiram Snyder et al.....199.73
28 Aster Co—Edw T Platt .....1,818.67
28 Michigan Millers Mutual Fire Ins Co—Milton C Bucky .....3,128.78
28 British Dominions Ins Co—the same..2,128.78
28 Thomas J Reilly Co—Jacob H Roberts.. .....3,156.70
28 City of N Y—Anton J Gerlich .....2,120.85
28 Woodhaven House & Home Building Co—Western Mantel Co .....364.77
28 Berman Painting & Decorating Co—Syracuse Co of N Y .....173.95
28 Wilkes Construction Co—Atlantic Cement Co .....1,534.70
28 Mildred Realty Co—Harry B Senft....324.35
28 The Birmingham News Pub Co—Dana A Patten .....1,356.34
28 Eastern Vitrae Mosaic Co—Martin Kellow. .....271.71
28 Morning Journal Ass'n & Star Co—Margaret Ensing .....3,155.14
28 Convertible Metal Mfrs—General Electric Co .....590.35
29 Union Ry Co of N Y City—Julius Kindermann Sr .....365.35
29 Nat Relief Assurance Ass'n—Commercial Nat Bank of Syracuse .....615.93
29 Pilleys Island Pyrites Co—Heller, Hirsh & Co .....677.78
29 The Newfoundland Exploration Syndicate ——the same .....6,183.65
29 Gleason Peters Air Pump Co—Waterbury Mfg Co .....207.12
29 N Y City Ry Co—Clara A Wood.....1,000.00
29 The H A Post Printing & Pub Co—J P Nawrath & Co.....34.72
29 National Food Products Co—Hygeia Distilled Water Co .....114.9

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29 City of N Y—Wm P Collins et al.costs, 176 56
29 Spiral Nut Lock Co—Chatham Nat Bank. ....4,088.42
29 Engineering & Development Co—the same. ....4,088.42
29 Old Dominion Steamship Co—Israel Eisenstein et al ....542.22
30 S & R Construction Co—Oscar E Kronkel. ....391 05
30 Stuyvesant Engineering Co—Ferdinand Steiger ....58.19
30 New York City Ry Co—Michele Maldarelli. ....1,336.48
30 the same—Henry Gold....206.20
30 the same—Morris Garber ....206 20
30 the same—David Blank ....209.20
30 Ludwins & Romm Realty Co—Morris Rose et al ....1,018.99
30 Alfred Boote Co—Andrew Kallas et al..159 33
30 Church Economist Pub Co—Herbert S Bridgman ....420.67
30 David & Abraham Fuchs—Franklin L Sheppard et al ....1,748.95
30 Stephanidis Bros Co—Musgiller Mangels Co ....247.11
30 Lexington Hotel Co—Frank B Hutchson. ....615.25
30 Jackson Baggage Express—Emma Van V Rapallo ....748.87
30 American Bonding Co of Baltimore—Pierce, Butler & Pierce Mfg Co....2,706.56
30 J P Case—Joseph Tino et al ....189.46
31 Heningway Paper Mfg Co—Eugene A Hardy ....27,473.74
31 Aetna Ins Co—Max Dick....707.75
31 Union Ry Co of N Y City—Jeremiah Fitzgerald ....243.75
31 Rialto Automobile Exchange—Claude W Gould ....3,598.30
31 Automatic Beverage Co—Sam Brosovan et al ....115.90
31 New York City Ry Co—Joseph Zurkowski. ....254 22
31 the same—Louis Klatt....124.22
31 Ribbed Concrete Building Co—John A Roeblings Sons Co, of N Y....46.76
31 Gregorian Hotel Co—Chas H Nolte....506.58
31 Hotel Rand—Daniel Winant Inc....138.27
31 Bay State Realty Co—Matthew M Black.519.40
31 Home Ins Co—Max Dick....2,049.68
31 Congregation Beth Hamedrasch Hagodol—Emma L Radler ....29.70
1 The City of N Y—Pearl Marcus ....433.10
1 Peckham Foster Box Co—Bernhard Kupfer et al ....223.70
1 Chas E Pearsall & Son—Wm G Saunderson ....302.65
1 Interborough Rapid Transit Co—Wm E Hicks ....309.00
1 Hamilton Carhart Manufactures Corp—Singer Sewing Machine Co....583.60
1 Hotel Rand—Paul M Herzog et al...120.77
1 the same—Paul M Herzog ....112.17
1 Sidgwick Flower Co—Edward Rode...207.92
1 Hemingway Paper Mfg Co—Joseph B Dickson et al ....249 70
1 The City of N Y—John Kahler ....200.00
1 T J Bartley & Co—N Y Telephone Co..140.20
1 Botolph Co—the same ....62.59
1 Barrena Mining Co—the same ....20.00
1 American Municipal Securities Co—the same ....35.73
1 The Stephanidis Bros Co—J M Horton Ice Cream Co ....486.33
1 New York City Ry Co—Benjamin Imershein. ....1,082.00
1 the same—Jane Connelly ....150.00
1 H O S Engineering Co—Felix Hamburger. ....12,418.62
1 Tuscarora Nevada Mines Co—Douglas Stewart ....89.89
1 Mfrs Mercantile Co & J T Stone Co—Morris Brett ....517.97

### SATISFIED JUDGMENTS.

Oct. 26, 28, 29, 30, 31 and Nov. 1.

Anderson, Clarence E—E G Brown. 1907.481.11
Same—same. 1907. ....871.21
Atwood, Frederick J H—F S Sanchz. 1900.214.59
Bieber, Max—M Friedner et al. 1907....85 01
Cohen, Wolf—B Rauth. 1907 ....131.91
Clayton, Walter H, Furman O, Sarah B and Anna A—Sterling Bronze Co. 1907....172.25
Cohn, Abraham—M Cohn. 1907 ....166.88
Delmore, Wm H—C E Diefenthaler et al. 1907. ....208.89
Dixon, Frederick B—J B Nash. 1902...$1,733 53
de Alaugary, J Baxera—M Crawley. 1907..130.36
Fox, Arthur W—City of N Y. 1906....211.39
Fargo, James C—Agents Supply Co. 1907..174.28
Fanshawe, Henry E—A D Meloy. 1907...293.41
Goldfarb, Philip—F Levy. 1907....74 65
Horowitz, Philip & Meyer, also Abraham Rosen—Bank of M & L Jarmulowsky. 1907..257.15
Harris, Harry, Edward Nimark & Joe Friedberg—N Lyons. 1907 ....123.45
Holmes, Myron W—B Jacobs et al. 1907..42.49
Lesser, Wm A—A G Evans et al. 1907....51.02
Lipkowitz, Philip—C F Smith. 1907....106.03
Lauria, Pasquale—H Cohen. 1907....1,531.48
Merrill, Winifred E—F De Jorio. 1907..122.16
Same—E Frank. 1907 ....83.55
Minter, Samuel F—The Bank of Jarratts. 1907. ....523.62
Mullins, Mary E—M Dicklauer. 1907....341.23
McNamara, Neally—Swift & Co. 1907....60.78
Murray, Mary C—The Greenwich Bank. 1907. ....716.23
Miller, Jacob—A Caplan. 1903 ....119 41
Mautner, Isaac & Joseph E, also Louis Jacoves—A Bleier. 1907 ....336.40
[1]Minter, Samuel F—B E Cogbill. 1907....524.44
Mendelson, Samuel—A Seligsohn. 1907....10.15
[1]Milgrin, Herman & Max Freyer—People &c. 1906 ....500.00
McGarry, Wm P—Vulcanite Paving Co. 1907. ....2,942.29
Maisel, John & Max L Rohman—B Conte et al. 1907 ....80.41
Oppenheimer, Max—Associated Merchants of N Y. 1905 ....75 01
Osterberg, Paul M—R Friedlander et al. 1907. ....100.72
Oestreicher, Henry & Louis Schwarz—A Freund et al. 1907 ....242.53
Ring, Chas E—H Johnston. 1907....32.40
Stern, Joseph W & Edw B Marks—Attucks Music Pub Co. 1907 ....36.28
Siegel, George—American Ice Co. 1907..113.92
Smith, Isaac L—E C Bridgman. 1900....223.70
[3]Shober, Chas E—W W White. 1907....1,821.24
Schmalholz, Edw B—M Schmalholz. 1907.168.54
Swoboda, Albert & Anton—J Y Mueller. 1900. ....417.80
Souther, Geo H—S Holcombe. 1907....632.96
Shepherd, Wm J—P McMahon. 1899....146.97
Sheldon, Walter S—A B Madden. 1907..1,705.87
Tucker, Chas A—W Crawford. 1898....630.77
Tismer, Berthold — Josephine M Ford. 1907. ....800.00
Vallerio, John B & Jacob Vigorito—People &c. 1907 ....500 00
[6]Wenzel, William—V. Loewer's Gambrinus Brewery Co. 1907 ....2,061.93
White, Michael J—H J Baierlein. 1906..315.55
[1]Woods, Albert H—E J Ratcliffe. 1907...1,898.24
Weisberg, Moritz—J P Hayes. 1907....226 63
Willeshauser, Adam—R H M Dawbarn. 1906. ....169.41
Ward, Julia—H Corn et al. 1907....47.19
[6]Zimmerman, Harris—H B Claflin Co. 1897. ....191.66

CORPORATIONS.

H D Comb Co—The Klebold Press. 1907..731.14
[4]The German-American Brewing Co—A Lilienthal et al. 1907 ....1,918.03
H O Co—W W Fawcett. 1907 ....526.12

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Oct. 26.

391—Broadway, Nos 766 to 770.
9th st, Nos 68 to 90 East.
4th av, Nos 54 to 58.
Yale & Towne Mfg Co agt John Wanamaker or A T Stewart Realty Co ....$2,896.00
392—34th st, Nos 43 and 45 West.
35th st, Nos 62 and 64 West.
Pittsburg Plate Glass Co agt Samuel Green. ....2,914.00
393—Home st, n s, whole frout between Prospect and Stebbins avs, 260x90xirreg. Manhattan Rolling Mill agt M & V Construction Co and Municipal Iron Works....72.31
394—Tremont av, n s, 25 e Clinton av, 75x88. M Noonan agt Ignatz Modry and John Higgins ....220.20
395—153d st, s s, 150 e 8th av, 100x100. New York Cornice & Skylight Works agt David Zipkin ....300.00
396—Worth st, s e cor Mulberry st, 48.5x42. Jacob Rubin agt Joseph Longobardi and Goodman Telzer ....550.00
397—136th st, Nos 504 to 518 West. John Cullo & Bro agt Besse C Clark ....625.00
398—Summit av, n e cor 164th st, 25x100. Louis C Bergman agt Margaret P Colleran and John Colleran ....70.00
399—Allen st, n w cor Delancey st, 75x100. Samuel Rosenberg agt Catharine Hamerschlag and Harry Slepian ....35 00
400—Spring st, No 191. John Callahan et al agt Catherine Bisso and Astor Construction Co ....107.75
401—Mapes av, n e cor 178th st, 115x145.2. Henry G Silleck, Jr, agt Herbert Realty Co. ....91.00
402—34th st, Nos 43 and 45 West.
35th st, Nos 62 and 64 West.
Kertscher & Co agt Robert S Minturn and Samuel Green ....12,684.62

Oct. 28.

403—34th st, Nos 43 and 45 West.
35th st, Nos 62 and 64 West.
Howell & Laurence agt John Doe and Samuel Green ....620.00
404—146th st, n s, 125 w Broadway, 75x99.11. American Marble & Slate Works agt Rae Ginsberg and Sam Ginsberg....557.00
405—136th st, s s, 250 w Amsterdam av, 50x100. Geo F Moore, Inc, agt Bessie C Clark. ....31.25
406—College av, e s, 97 s 166th st, 252x100. Emanuel Liguori agt St Marks Construction Co....4,950.00
407—165th st, Nos 953 and 955 East.
Tiffany st, Nos 1005 and 1007.
Geo Fiencke agt Frankfeldt & Lippmann and Henry Lippmann ....209.83
408—116th st, Nos 18 and 22 West. German Grob & Son agt First Hungarian Ohab Zedeck Congregation and Schaffer-Caroll Construction Co....445.00
409—Riverside Drive, e s, 332.2 s 127th st, 120 x100. Atlantic Terra Cotta Co agt Bergen Realty Co....987.00
410—34th st, Nos 43 and 45 West.
35th st, Nos 62 and 64 West.
Harry Alexander agt Robert S Minturn and Samuel Green ....5,240.10
411—Bradhurst av, s e cor 146th st, 119.10x 112.6. Berry B Simons agt Austin B Fletcher and Lewis H Schultz ....576.00
412—136th st, s s, 200 w Willow av, 25x100. Herrmann Horenburger agt Albertine E Ericsson and Ludwig & Co....6,453.31
413—Riverside Drive, n e cor 95th st, 109x174. W C Vosburgh Mfg Co agt George W Levy Building Co....3.182.50
414—124th st, No 510 West. A Larsen & Co agt Geo W Sandford ....71.78
415—34th st, Nos 43 and 45 West. A D Granger Co agt Robert S Minturn, The Monolith Realty Co and Samuel Green ....1,550.00
416—35th st, Nos 62 and 64 West.
34th st, Nos 43 and 45 West.
John Byrne agt Robert S Minturn and Samuel Green ....6,169.00

Oct. 29.

417—Satisfied.
418—Katonah av, s w cor 238th st, 85x100. Lozenpone Vitantonio agt Hibbert C Simmonds ....1,050.00
419—Washington st, n w cor Franklin st, 88x 75. Cosgrove Bros agt Fruit Auction Co and William Young Co....378.00
420—116th st, s s, 200 w 5th av, 100x100. Levering Gerrigues Co agt First Hungarian Congregation of Ohab Zedek and Schaeffer & Carroll Construction Co....1,000.00
421—Longfellow av, e s, 225 n Freeman st, 25 x125. Charles M Gray Marble & Slate Co agt Albert C Swoboda ....48.00
422—34th st, Nos 43 and 45 West.
35th st, Nos 62 and 64 West.
Frank Voigtman agt Robert S Minturn and Samuel Green ....1,025.00
423—Pelham av, Nos 561 and 563. Samuel Hodkinson agt Nathan Lamport and Universal Cement Brick & Block Co....225.00
424—Tracks, &c, of 42d St, Manhattanville & St Nicholas Ry Co on Broadway, from s s to n s Sherman Square. John P Kane Co agt 42d Street, Manhattanville & St Nicholas Ry Co and New York City Ry Co....565.00
425—Tracks, &c, of N Y City Ry Co on Park av, from s s 41st st to n s 42d st. Same agt Metropolitan St Ry Co and New York City Ry Co....68.00
426—Tracks, &c, of Metropolitan Street R R Co on Broadway, from s s to n s Houston st. Same agt Metropolitan Street R R Co and New York City Ry Co....124.00
427—Tracks, &c, of Metropolitan Street R R Co on 1st av, from 95th to 97th st. Same agt Metropolitan Street R R Co and New York City Ry Co....370.00
428—Tracks, &c, of Metropolitan Street R R Co on 3d av, from s s 65th st to n s 66th st. Same agt Metropolitan Street R R Co and New York City Ry Co....80.00
429—Tracks, &c, of Dry Dock, East Broadway & Battery R R Co on Grand st, from e s to w s Centre st. Same agt Dry Dock, East Broadway & Battery R R Co and N Y City Ry Co....48 00
430—Honeywell av, w s, 184 s 180th st, 75x100. Bronx Sash & Door Co agt Jacob Koehm. 495.40
431—214th st, s s, 118 w Barnes av, 25x100. Same agt Mary Capodilupo ....190.00
432—214th st, Nos 738 East. Same agt Ermino Corti ....235.00
433—Teller av, Nos 1354 and 1356. Same agt Isaac Brown ....777 82
434—34th st, Nos 43 and 45 West.
35th st, Nos 60 to 64 West.
John S Kelly agt Samuel Green ....2,200.00
435—53d st, n s, 250 w 8th av, 40x60. Eureka Fire Hose Co agt New York City Ry Co.309.00
436—3d av, No 2174. A C Horn Co agt Sanders and Emma Gutman, John Regan and Adolph Klein ....83.20
437—117th st, n s, 248 e Pleasant av, 75x100. B Masor & Co agt The Montifiore Realty Co. ....2,900 00
438—Riverside Drive. s e cor 97th st, 100x75. Same agt Robert T Lyons ....2,425.00
439—Corlears st, s e cor Water st, 190x232 to East River. The Barnett & Record Co agt Hecker-Jones-Jewell Milling Co....88,171.57

Oct. 30.

440—34th st, Nos 43 and 45 West. A D Granger Co agt Robert S Minturn & The Monolith Realty Co & Samuel Green ....1,550.00

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441—89th st, No 9 East. Fordham Stone Renovating Co agt Falcon Realty Co & H M Weed & Co .....85.00
442—Satisfied.
443—Essex st, Nos 85 and 87. Sam Biller agt Abraham Kosower .....96.50
444—1st st, No 91 East.
East Houston st, No 196.
Mallie Nusbaum et al agt Klar Bros & Tobias Schwartz .....215.00
445—1st av, No 1612. Isidor Sinkovitz agt David Nathan & Seider & Stolar Building Co. .....205.00
446—80th st, No 164 East. Israel Schneider agt Anna Garner & Wm F Garner Jr....63.00
447—117th st, n s, 248 e Pleasant av, 75x100. George Dellon agt Montifiore Realty Co.... .....2,200.00
448—Pelham av, Nos 561 and 563. Peter Smith agt John Doe & Universal Cement Brick & Block Co .....410.00
449—Pelham av, n s, 50 w Hoffman st, 50x93. Joseph Buellesbach agt Universal Cement, Brick & Block Co .....1,515.85
450—Van Nest av, e s, 25 s Van Buren st, 25x100. Philip Bauman et al agt John B Marion .....200.00
451—131st st, Nos 528 to 532 West. G Cerniglio Co agt I Goodman Realty & Construction Co .....5,300.00
452—Perry av, e s, 125 s 209th st, 75x100. Daniel Nathanson agt Helena Poppelan & John A Muller .....165.00
453—34th st, No 163 West. Jacob Fauerbach agt William L Sutphin & Pierri Rivesalles. .....189.03
454—Montgomery st, s e cor Monroe st, 50x100. Wm A Thomas Co agt John Berliner & John Greenberg & John Kowaleski & John Thomas .....66.25
455—3d st, No 231 East. Brown Supply Co agt Joseph Rothman & Hymes Construction Co. .....30.00
456—Broome st, s e cor Essex st, 25x75. Bohland & Ackier agt Albert Sokolski ..3,274.00
457—Pelham av, Nos 561 and 563. Reedy Elevator Co agt Universal Cement Brick & Block Co .....1,800.00
458—34th st, Nos 43 and 45 West.
35th st, Nos 62 and 64 West.
Berger Mfg Co agt Samuel Green & Robert S Minturn .....968.60
459—50th st, No 404 West. Rafferty Bros agt A Busehbaum & Geilhardt & Gallagher..50.88

Oct. 31.

460—Eastburn av, e s, 188 n 174th st, 50x95. Nicholas Mascio agt Eastburn Construction Co.....606.72
461—36th st, No 23 West. Cosgrove Bros agt Albert Friedlander and Aldhouse Construction Co .....431.00
462—54th st, No 30 East. Evans & Buscale agt Cornelia H Peabody and Mina H Peabody. .....1,422.00
463—146th st, s s, 125 w Broadway, 75x99.11. Caggiano & Carlucci agt Rae Ginsberg and Samuel Ginsberg .....800.00
464—1st av, No 176. Italian Building Trades Ass'n agt Carmelo & Guiseppe De Benedictis .....3,040.00
465—Houston st, No 196 East.
1st st, No 91 East.
Samuel Rosenberg agt Klar Bros and T Schwartz. .....45.00
466—146th st, Nos 506 and 508 West. L Rieger & Son agt Albert & Olive M Hughes.115.76
467—Cauldwell av, Nos 669 and 671. Marian Rachowski agt Joseph Hyman and Frank Miller .....115.00
468—3d av, s w cor 74th st, 52.2x104.10. Giovanni B De Marco agt Max Lurie and Jacob Weinstein and John Vogel.....250.00
469—98th st, No 48 West. August Mugler agt Niels O W & Louise Jorgenson.....160.00
470—Rutherford pl, No 2. C Volney King agt Josepha N Osborn, Myron W Holmes and Oreste Formigli .....263.05
471—Henry st, No 99. David Meyer agt Julius Tischman, and Solomon & Schwartz....151.00
472—Kelley st, No 48. Max Posner agt H Feinberg .....420.70
473—Prospect av, n e cor 164th st, 128.7x75. Brooklyn Fireproof Sash & Door Co agt Newmark Jacobs Construction Co.....150.00
474—Lenox av, n e cor 135th st, 99.11x110. Same agt Kinley Realty & Construction Co. .....600.00
475—68th st, Nos 433 and 435 East. Emil Janovic agt Fallak Millman and John Wolf. .....78.00

Nov. 1.

1—36th st, No 23 West. Simons & Mayer agt Albert Friedlander and Aldhouse Construction Co..... .....1,631.85
2—Eastburn av, e s, 188.4 n 174th st, 50x95. Long & Trenholm Co agt Eastburn Construction Co..... .....15,195.00
3—8th st, Nos 311 and 313 East. Garaventa & Peirano Co agt Annie Kurzrok .....120.00
4—42d st, No 251 West. David Shuldiner agt Regert Realty Co and Siegel Rosenberg Co. .....650.00
5—36th st, No 23 West. Kertscher & Co agt A B Friedlander, Albert Friedlander, James K Whottaker, Elizabeth D Robbins and Aldhous Construction Co..... .....820.00
6—36th st, No 23 West. Samuel S Palmer agt John Doe and Aldhous Construction Co. .....420.00
7—Daly av, e s, 260 s 177th st, 130x150. Thomas B Bowne & Son Co agt Maurice Frankel and Richard Keil .....2,084.40
8—12th st, No 413 East. Murtagh & McCarthy agt Giovanni A De Bellis and D'Ursie & Co..... .....2,102.50
9—Ryer av, w s, 202.11 n 181st st, 50x102. Thomas B Bowne & Son Co agt Richard Keil .....2,033.41
10—131st st, s s, 90 e Old Broadway, 85x107. Wise Fireproof & Construction Co agt J Goldman Realty & Construction Co.....130.00
11—All tracks of New York City Ry Co in Borough of Manhattan. Sicilian Asphalt Paving Co agt Dry Dock, East Broadway & Battery R R Co and New York Ry Co..235.87
12—Mulberry st, No 113. Santo Astorino agt Mary E and Catherine C Ward and Geo H Riley .....90.00
13—Pelham av, Nos 561 and 563. New York Tennis Racket Co agt James J Hart and Universal Cement Brick & Block Co....225.00

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[1]Editor Record and Guide.

I wish to state that I have paid in full John Jordan & Son, general contractors, for my new building, Nos. 61, 63 and 65 Lexington Avenue. I hold a bond for $25,000 furnished to me by the general contractors for protection against any liens that might be filed.

BERNARD REICH.

Oct. 30th, 1907.

## BUILDING LOAN CONTRACTS.

Oct. 26.

129th st, Nos 34 and 36 West. Austin B Fletcher and Lewis H Schultz loan Napoleon Construction Co to erect a — sty building; — payments .....$60,000

Oct. 29.

Bryant st, w s, 100 s 172d st, 25x100. Jackson Construction Co loans Hyman Davis and Frank E Silverman to erect six 3-family dwellings; 8 payments .....31,500

Oct. 31.

18th st, Nos 32 to 36 West. Henry Corn loans Julius Loewenthal to erect a 10-sty loft; — payments .....75,000

Nov. 1.

Washington av, w s, 102.11 n 175th st, 80x112. City Mortgage Co loans Albert J Schwarzler to erect two 6-sty tenements; 7 payments .....60,000
Zerega av, s s, 654.9 e Castle Hill av, 25x103. Pauline Hecht loans Allemanno Tozzini, Attilio Tozzini and Silvestro Tozzini to erect a 3-sty dwelling; — payments....5,000

## SATISFIED MECHANICS' LIENS.

Oct. 26.

157th st, Nos 511 and 513 West. Abraham Steckler et al agt Pauline Miller et al. (June 25, 1907) .....$125.00
Essex st, Nos 85 and 87. Max Cohen agt Abraham Kosower. (Aug 28, 1907)....93.00
Same property. Celia Grossman agt same. (Aug 23, 1907) .....1,562.60

Oct. 28.

Perry av, e s, 100 s 209th st. G B Raymond & Co agt Helene Oppelan et al. (Sept 9, 1907) .....74.84
66th st, Nos 335 to 339 East. Schneier Schaefer agt Louis J Jacoves et al. (April 16, 1907).....144.75
66th st, Nos 335 to 341 East. Samuel Eisenstein et al agt Joseph White et al. (April 30, 1907).....224.85
6th av, No 411. Theodore Thylstrup agt George H Denver et al. (April 27, 1907).42.25
[2]7th av, e s, whole front between 141st and 142d sts. E F Keating Co agt Crystal Realty Co. (Oct 17, 1907) .....1,298.99
102d st, No 124 East. Herman First agt Moses I Falk. (Aug 26, 1907) .....84.45
Wadsworth av, Nos 9 to 15. Frederick W Cohn agt Edward Osserman. (March 28, 1907).96.81
[2]Bryant av, e s, 75 s 172d st. Thomas C Edmonds & Co agt Hyman Davis. (Oct 22, 1907) .....142.00
34th st, Nos 33 and 35 West. Julius L Engel agt Oppenheim, Collins & Co et al. (June 11, 1907) .....894.00

Oct. 29.

Southern Boulevard, s s, 100 e Alexander av. Richard C Routledge agt Bordens Condensed Milk Co et al. (Oct 25, 1907) .....143.50
Morton st, No 5. Weisberh-Mark Co agt Mary Simpson et al. (July 12, 1907).....30.25
46th st, No 606 West. Sam Sitt et al agt John Epstein. (Sept 23, 1907) .....275.00
Downing st, No 17. Same agt Isaac Rubenstein. (Sept 23, 1907) .....125.00
[2]3d st, No 231 East. Wienza Kallach agt Joseph Rothman. (Sept 5, 1907) .....37.00
[2]Same property. Max Levine agt same. (Sept 5, 1907) .....98.00
[2]Same property. Issy Lewine et al agt same. (July 30, 1907) .....800.00
[2]Same property. Abraham Lichtig agt same. (Sept 5, 1907) .....152.00
8th av, e s, whole front between 52d and 53d sts. The Eureka Fire Hose Co agt N Y City Ry Co. (Oct 22, 1907) .....309.00
[1]108th st, Nos 339 and 341 East. Morris Rodomsky agt Raphael Kurkrok. (April 3, 1907) .....38.50
[1]Brook av, w s, 230 n 139th st. Moses Launer et al agt Joseph Wolkenberg. (March 14, 1907) .....56.00
Park av, s w cor 97th st. The Colonial Gas Fixture Co agt Philip Leizerkowitz et al. (July 10, 1907) .....440.00
[3]Bryant av, e s, 75 s 172d st. Thos C Edmonds & Co agt Hyman Davis. (Oct 22, 1907) .....142.00

Oct. 30.

13th av, Nos 156 and 158. John Karlson agt Charles Beckman et al. (Dec 12, 1906.).48.00
Same property. Erik Karlson agt same. (Dec 12, 1906.) .....48.00
St Lawrence av, e s ,50 s Merrill st, Bronx. Zambetti Bros agt Bessie Nelsen et al. (Oct 8, 1907.) .....357.00
[2]Madison st, No 162. Wm H Zerbe agt Emil Reibestein et al. (Aug 14, 1907.).....100.00
[2]Same property. Samuel Shanker agt same. (July 29, 1907.) .....210.00
Amsterdam av, e s, whole front between 158th and 159th sts. M Rambow & Co agt Vedorato Bros et al. (Aug 24, 1907.).....836.46
Riverside drive, s e cor 97th st. Kertscher & Co agt Robert T Lyons et al. (Oct 30, 1907.) .....11,069.50
Hudson st, s e cor Horatio st. Person & Co agt Samuel Lipman et al. (Oct 17, 1907.)..124.60
47th st, Nos 161 and 163 West. Wm G Maher agt Horace M Swetland et al. (Jan 24, 1907.) .....2,932.77

Oct. 31.

[1]Tremont av, n s, 25 e Clinton av. M Noonan agt Ignatz Modry. (Oct 26, 1907).....220.20
Villa av, e s, 25 s 205th st. J Marcus Woodworking Co agt Rosina Avallone et al. (Oct 29, 1907) .....457.88
East Broadway, No 131. Albino Bernardi et al agt Abraham Korn et al. (Aug 30, 1907) .....35.00
Washington st, No 609. W C Rosenbaum Co agt John H Goetschins. (Oct 12, 1907).5,208.00
118th st, Nos 411 to 415 East. Person & Co agt Israel Grossman et al. (Oct 17, 1907)..215.60
38th st, Nos 257 and 259 West. Eureka Fire Hose Co agt Lulu Quigg et al. (Oct 7, 1907) .....128.00
2d st, Nos 302 and 304 East. Horn Michael Co agt Joseph Wolkenberg. (Aug 3, 1907)..230.00
172d st, n s, 100 w Amsterdam av. Isidor Freudenheim agt Albert London et al. (June 1, 1907) .....750.00
Mt Hope pl, s s, 100 e Jerome av. Hyman Mink et al agt Solmax Realty Co. (April 23, 1907) .....550.00
[1]118th st, No 362 West. Julius Braustein agt Max M Pullman. (Oct 4, 1907).....400.00

Nov. 1.

East Broadway, No 131. Albino Bernardi et al agt Abraham Korn et al. (Aug 30, 1907) .....35.00
Water st, s s, whole front between Corlears and East River. Eureka Fire Hose Co agt The Estate of Chas A Coe et al. (Oct 7, 1907) .....848.54
[2]Broadway, s w cor 142d st. John A Murray agt Elias Gussaroff et al. (Sept 30, 1907) .....437.60
[2]Same property. Central Radiator Co agt same (Sept 28, 1907) .....1,042.87
[2]Same property. E F Keating Co agt same. (Sept 30, 1907) .....217.83
176th st, n s, 100 w Amsterdam av.....
177th st, n s, 100 w Amsterdam av.....
Isaac Cohen et al agt Abraham Bernikow et al. (Oct 3, 1907) .....4,675 00
[3]West End av, n e cor 101st st. John Wegmann agt Mulhearn Steam Heating Co. (Feb 11, 1907) .....847.73
Shakespeare av, e s, 127 n 169th st. H G Silleck Jr agt Wm H Carr et al. (Sept 28, 1907) .....474.81
16th st, No 606 West. I Amchanitzski agt John Epstein et al. (Oct 11, 1907) .....180.00
Same property. Louis Berger agt same. (Oct 3, 1907) .....53.00
[1]Prospect av, n e cor 164th st. Hyman Frank et al agt Newmark, Jacobs Construction Co. (Oct 30, 1907) .....150.00
Columbia st, No 70. Charles Fuchs agt Congregation Abawath Achim Aucher Ungarn. (Sept 4, 1907) .....4,850.00
Same property. Paul Gillo agt same. (Aug 8, 1907) .....4,850.00
Same property. Musson Bros agt same. (Sept 13, 1907) .....115.98
Same property. Eckenroth & Son agt same (Oct 7, 1907) .....314.07

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[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Oct. 24.

Mitchell Mining Co; Lemuel C Butler; $8,180.84; Ward, Mellin & Woodbridge.
Security Investment Co; Dominick & Dominick; $24,456.32; Simpson, Thacher & Bartlett.
Westinghouse Electric & Mfg Co; Electric Cable Co; $3,782.32; A P Nevin.
Burlingham, Hiram; Shoemaker, Bates & Co; $24,718.64; Zabriskie, Murray, Sage & Kerr.

Oct. 25.

Lord, Anna R; Santiago P Cahill; $100; S P Cahill.
Magnant, Georges; Herman Applebaum; $8,595; M D Steuer.

Oct. 26.

Dragon Automobile Co; G Wayne Ward; $700; Maguire & Griffin.
Walter Automobile Co; Pederson Mfg Co; $839.40; Hunt Hills & Betts.
Union Trust Co (a Rhode Island Corp); Corn Exchange Bank; $17,218.67; Bowers & Sands.

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REAL ESTATE RECORD AND BUILDERS GUIDE.
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C. W. SWEET

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Vol. LXXX. NOVEMBER 9, 1907. No. 2068.

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**Ten Months' Work**

TEN MONTHS of this building year having passed, its relative standing has been substantially settled. Measured by projected plans filed in the three principal boroughs for both alterations and new buildings, the year 1907 is but fifteen per cent. behind last year's record. This is the most cheerful way of stating it, and after all it is only fair to count what has been planned in Brooklyn [illegible] as well as in Manhattan and the Bronx. Brooklyn, [illegible] exceeding last year's appropriation by twelve per cent., brings up the general average, but Manhattan has fallen thirty-two per cent. below last year's record of the estimated cost of new buildings planned. Aggregate figures, for both new buildings and alterations in the three boroughs, are $167,000,000 for the ten months of 1907 to compare with $205,0000,000 for a like portion of 1906. We did only one hundred and twenty-five million in the same months of the year 1904, but in 1905 the mark stood at two hundred and twenty-six million by the first of November. But plans are not turned into finished buildings within the calender year in which they are planned—not by a large percentage. Much of the work planned in 1905 was not closed out until his spring or summer, so it would be quite fair when running historical parallels to pitch upon an average to represent the business of a period of about two years. If, then, we compare 1906-7 with 1904-5, the building trades of the three boroughs have nothing to complain of under the head of averages—and some depend more on averages than on totals. Not until recently have mechanics been inactive in any considerable number, in consequence of the tightness of money. The trades which have been checked down most are those which have to do with primal construction, such as masonry in its several branches; while those connected with the finishing of a building have noticed but little diminution of pressure until recently, as the operations which gave them employment were financed before the era of the money pinch. Notwithstanding the holding back of new work, there is still a great deal in hand. Brick building is within fifty per cent. of normal, and this work represents for the most part contracts newly begun and newly financed. Of recorded conveyance of real estate in Manhattan for the first ten months of the year there were 18,438, to compare with 28,632 in the corresponding period of 1906. During the last week of this term, which was a week of panic in banking circles, the number was one hundred less than in the corresponding week of 1906. In the Bronx for the ten months that have passed there have been 675 conveyances recorded to compare with 731, the record made last year. As pertains to money loaned on bond and mortgage, so far as mortgages filed represent the total business under this head, there is a nearer approach to agreement in the figures representing the two years. The difference is only about ten per cent. in Manhattan and the Bronx together, whereas the loss in plans filed is 31 per cent. and the falling off in the number of conveyances recorded 39 per cent. Great as has been the amount of money loaned on real estate this year, so far as the records comprehend it—$467,000,000 in three of the five boroughs—the total has been insufficient to keep the army of builders in full employment. New York is a city in which the building and real estate interests are of the highest importance among a great number of diversified occupations, and they so dominate the business life of the city that any injury to them is felt by the whole city, and seems also to be reflected over a large part of the country. It was in New York real estate that the money stringency was first noticed, and if analogies are followed New York real estate will be the first to feel the revival.

**Activity in the Suburbs**

THOSE WHO SCAN REAL ESTATE ADVERTISING must be impressed with the increasing number of out-of-town dwelling properties being offered to the public, which would indicate that the fancy for suburban homes among New York business men is growing more rapidly than ever before. Heretofore the home-buying movement has kept within the boundaries of the greater city, but with the new and contemplated improvement in suburban railroad accommodations a change has taken place in this respect. In this connection it may be interposed that with the continued increase in population within the city limits the need for better transit facilities becomes greater month by month. The time has arrived when patrons of the street car lines are subjected almost daily to vexatious delays in traveling between their homes and places of business, and students of conditions point out that unless relief is forthcoming quickly the migration from the city, due mainly to this cause, will become very large. All attempts to remedy this congestion have thus far failed to meet the exigencies of the situation, which are becoming worse instead of better. Realizing that there is little hope for any improvement in this direction, at least until some of the new subways authorized are completed, thousands of home buyers are turning Jerseyward with full ap[illegible] there is no limit to the means of [illegible] preciation of the fact that the McAdoo, [illegible] New York, and that communication between that state and [illegible] upon the completion of the McAdoo and Pennsylvania tunnels, together with the improved service afforded by many new and fast ferry-boats, transportation facilities can easily be made to keep pace with the requirements of the growing population. To such extent has the demand for Jersey property grown, and so profitable has become the handling of real estate in that zone, many corporations and firms heretofore engaged in developing property on Long Island and in the Bronx have opened offices in the state in question with the view of catering especially to the requirements of the New York City business man. Several of the larger companies are marketing dwellings averaging $5,000 in price, for which the present demand is far greater than the supply. Many houses recently completed are equal in construction and appointments to buildings of similar type found in Brooklyn, for which $8,000 to $9,500 is usually asked. From the standpoint of cost and maintenance alone it is no doubt true that the average business man can obtain more for his money in the suburban belt than in the city. These reasons account in no small degree for the marked increase in suburban realty transactions since the first of the year, aside from sheer physical pressure exerted from the interior to the circumference of the metropolitan district.

**How to Sleep Well**

OPPORTUNITIES FOR BROKERS AND OPERATORS in real estate stand out prominently under the present conditions of the money market. There is one way in which real estate brokers and operators may be of considerable service to themselves under the prevailing conditions of the market, as to securing loans on bonds and mortgages. Holders of bonds and mortgages upon real estate, especially such as are guaranteed by a mortgage guarantee company, possess a non-fluctuating security wholly removed from the sphere of the present panic. The recent slaughtering of values has left this security absolutely unaffected. Mortgage guarantee companies have, as a rule, taken only such as are secured by a wide margin of the conservative valuation of improved properties. For a long time prior to last week, these companies have had few purchasers for mortgages. Meanwhile, they have invested a good part of their capital in realty loans

at the high rates prevailing for a year past, with the result that there is on hand just now an unusually large stock of mortgages for sale at attractive terms. The companies guarantee the payment of both the interest and the principal, and the mortgages so guaranteed yield the purchaser five per cent. and five and one-half per cent. The former rate is furnished by mortgages on improved Manhattan realty, while the latter is the return on selected Brooklyn mortgages. These returns are possible because the companies themselves have placed the mortgages at five and one-half per cent. and six per cent., which have been the common rates in Manhattan and Brooklyn, respectively, for upward of a year. As the value of guaranteed mortgages is supported not only by the property which secures them, but also by the credit of the institutions which sell them, there can be no question as to their worth as investments. In case foreclosure proceedings become necessary, the expense is, of course, borne by the companies. Finally, the mortgages are exempt from taxation. There is consequently every reason to believe that the investment demand for such securities which developed last week will continue to grow and that the current forecasts of an easy mortgage loan market by next February will be realized. Lord Rothschild, of England, predecessor to the present holder of that title, arranged securities in two classes: "There are securities," said he, "which let a man eat well and securities which let a man sleep well. Bonds, considering the money poured upon properties, were, considering the added security of the issues, never so cheap as at present. The rest of a man owning well-secured mortgages will never be disturbed." The journals of the day note that one of the immediate effects of the run on the banks was the increased favor with which mortgage investments were regarded, and that many depositors who closed their bank accounts have put the money into guaranteed mortgages. The "Sun" says that those brokers and operators who have been unable to obtain loans, for one reason because of the inability of the mortgage companies to place their mortgages with large financial institutions, which apparently preferred temporarily the better interest-paying obligations of railroad and other corporations, "may well recommend the purchase of mortgages from any approved mortgage guarantee co[illegible] Washington Street, in the solvency of the Samuel Gree[illegible] Company by those whose faith [illegible] in the return of banks and trust companies has been so shaken as to induce them to withdraw and hoard their deposits." It is quite apparent to our learned contemporary that any considerable purchase of such mortgages would put these companies in the possession of funds for loaning anew, and that this would not only benefit the companies on account of their ability to secure the higher rate of interest now obtainable upon most satisfactory percentages of valuation, but would also benefit those interested as principals or brokers in the preservation or improvement of well-located real property.

## Elevated Sidewalks in Ferry Streets.

To the Editor of the Record and Guide:

THE letter of Julius Goldberg, in your issue of October 5, calls attention to a peril which the future historian will find it difficult to believe we allowed to come upon us without making the slightest effort to prevent it—that of the frightful overcrowding of the narrow streets in the skyscraper district in case of fire or panic. Of all the many evils attending upon our general policy of laisser faire in municipal administration, this is one of the most serious, and the results are already apparent in the condition of these narrow thoroughfares at the close of business hours. Mr. Goldberg's suggestion of overhead or elevated sidewalks to relieve the congestion recalls one put forward by the president of the Municipal Art Society, Mr. Charles R. Lamb and shown in the exhibition of our Society several years ago—the great advantage, the coming absolute necessity, of providing additional footways for the constantly increasing crowds of pedestrians. Since the surface of the earth refuses us sufficient space, it is necessary to go either higher or lower, and the elevated sidewalk offers many advantages over the subterranean one.

A practical working of this plan may already be seen in the double-decked ferry boats on our rivers, connecting, as they do, with upper platforms of the railroad stations on the Jersey shore,—it would seem that, having had wit enough to devise this very workable arrangement, we would have been enabled to carry it farther, where it was very much more needed. As it is, the traveler who crosses the North River comfortably in the upper cabin passes over the swinging little bridge on the same level into the upper story of the ferry house, and then is dumped down unceremoniously into crowded and muddy West street, to pick his or her way, as best may, across under the noses of the horses and between the wheels of the trucks. If the ferry boat bridges on the New York side were continued directly from the ferry houses to the stations of the elevated roads they could be continued on to Broadway with corresponding advantage and the gain would be enormous.

These sidewalks could be supported from the buildings either by strong braces underneath or suspended by chains with the wooden upright supports from the sidewalk while glass disks in the footway would admit light to the lower stories and the sidewalk below. Already many of these stores have solid roofed wooden sheds supported from the curb by posts obstructing the first story quite as much if not more, than our suggestion for a platform with glass disks and platform over. While the obvious advantage to each building from our suggestion is that they get better facilities for shipment on the street and can arrange office entrances from the upper platform connection, too, which can of course be made at each street corner by staircase similar to that of the elevated railroad.

Any objections that might be put forward against some such scheme as this as "impracticable" are answered by the plain facts that our present chaotic arrangements for street traffic in these congested business districts are impracticable and are fast becoming impossible. The intelligent foreigner who choses to land almost anywhere along this lower water front of the metropolis and make his way on foot to Broadway, by dodging, running and hurdling might well conclude that we as a municipality have failed to realize the entire changed conditions of traffic in the cross streets of lower New York.

The Elevated Platform would intersect with the second story of the large new ferry boats, thus forming a continuous sidewalk through to Broadway with staircase at each street corner. Entrances would also be secured to the second stories of all buildings, thus making them available for shops and office purposes.

MUNICIPAL ART SOCIETY,
M. H. Morgan, Ass't Sec'y.
CHARLES R. LAMB, President,
Municipal Art Society of New York.

## Insufficiency of the Torrens System.

By AUGUSTUS S. HUTCHINS.

I DO NOT CLAIM that anything I may here say* is new or novel, but as I have had much experience in real estate practice and have thought much of this question not only in its details but in its more important underlying aspects I trust that you will not consider what I may say as altogether without value.

I believe our present system to be, with perhaps some minor changes or amendments, as nearly perfect as can be devised. It has been gradually crystallized into the form now obtaining by a long line of practitioners, Legislators and Judges and any radical change, even should it prove to be for the better in the end—which I do not for a moment concede—would certainly in the interim be a most fruitful source of uncertainty and irritation to both the legal profession and the public.

The agitation for a change in our present system seems to come principally from certain interests who favor the so-called "Torrens" system. As I understand the proposed system it is in essence nothing more nor less than a form of State Title Insurance. I also understand that it is a system which originated in a British Colony of Australia. Great Britain, as you know, never had any system of title registration, such as we have—the muniments of title in the form of original deeds being generally kept in the possession of the family solicitor.

The Australian communities found themselves in the position of colonies in which most of the land was held by the government and the remainder largely, if not entirely, held by original settlers or "squatters" having no record title. Under such circumstances it became necessary to adopt some method of land registration and the state or government gave deeds or grants to various individuals, much the same as the United States government to this day gives deeds or grants of title to unoccupied lands which it owns in Southern Florida and the far West. Why we should change our present system which has for more than a century worked satisfactorily in order to copy this Australian experiment, which system was adopted as a necessity of the peculiar conditions there existing, I cannot imagine.

But there is an objection which goes still deeper—far deeper in my opinion. Australia and New Zealand are countries in which all sorts of socialistic and semi-socialistic schemes are being tried. Together they have a population scarcely as large as that of the City of New York, and they are as different from the State of New York in all respects as one could imagine. In those countries the government is not only in the title insurance business, but also fire insurance and life insurance. It also loans money to intending purchasers of land. It seems to me, therefore, that the real question involved in the present inquiry is simply this: Does the State of New York intend and desire to try some form of socialistic government?

*This paper has been submitted as a brief to the Torrens Commission.

If the State gives title insurance because such insurance can be given by the State somewhat cheaper than can be gotten under the present system—why, then, should it not give fire insurance, life insurance and casualty insurance for the same reason? A few American States, all largely infected with socialistic ideas, have tried this experiment, but I have yet to hear that real estate has risen greatly in value in those States by reason thereof. It has been argued that this proposed change would facilitate speculation in real estate. No doubt this seems a desirable thing to certain interests, but is it an argument that should carry much weight with people generally?

I might say here in passing that some years ago the Argentine Republic adopted the scheme of loaning money to purchasers of real estate on a valuation made by government appraisers. The result was a wild real estate speculation followed by a collapse in real estate values and a total disorganization of the national finances and business. I might also add that the greatest panics this country has seen have come from real estate speculation. The inevitable result of the proposed change would be that the average householder would be taxed for the benefit of the real estate speculators. Is this a thing to be desired? The more I have thought of this matter the more I am persuaded that it is a long step toward socialism. How those who advocate this proposition could with any consistency offer any opposition to State operation of railroads or State fire insurance, life insurance or banking, or any other form of individual or corporate human endeavor, I cannot imagine. There is not an argument that one can urge for this that one cannot urge for them.

These are but a few—a very few—of the objections that can be urged against this proposed measure. I could say much about the unfairness to a very large number of individual practitioners and to the title insurance companies who have spent hundreds of thousands of dollars and years of time in building up a business and who have been granted charters or licenses by the State to do this very business which it is now proposed that the State take from them and do itself, but is it necessary to urge any other objection than those already enumerated? The prime evil of to-day is the tendency toward socialism and the constant interference with the individual by the State. It used to be a maxim of government that that State governed best that governed least and that the State should never attempt to do anything which its individual members could do as such individuals. If we adopt this proposed measure we must in all consistency relegate this doctrine to the scrap heap. Have we not already traveled far enough in the path towards beaurocracy, centralization and socialism?

I do not claim that our present system is perfect, but after practicing under it for a quarter of a century I do say that it is so nearly perfect that the attempt should be to change it, if at all, as little as possible, and above all not to change it in any of its essential principles. When the Code of Civil Procedure was adopted it was fondly thought that the practice would be so simplified as to make it a simple matter to practice law. The same belief was entertained when the codification of the statutes relating to corporations was made in 1892. I did not practice under the old Code, but I have practiced in courts still operating under the old practice and I have talked with many who did practice under the old Code, and I am persuaded that our Code of Civil Procedure in its present form has rendered the practice of the law more complex than under the ancient practice.

My practice has been very largely in corporation law and I have found that the so-called simplification of the corporation law adopted in 1892 has resulted in great confusion and added much useless labor. The change in the courts made in 1896, or thereabouts, is another case in point. It was then believed that the abolition of the Superior Court and the Court of Common Pleas would greatly assist in clearing up the calendar. The result was immediately an added clogging of the calendar, which has continued to this day. All these things have satisfied me that nothing is more dangerous or more apt to result in disappointment in its results than a radical change in the laws relating to practice or for that matter any radical change in the laws. But once more in closing I would repeat that even if this proposed change would do all that its most ardent supporters claim, it would still in my opinion be a most inopportune exercise of power by the State and an opening of the door to countless socialistic schemes which would inevitably result in disaster to the body politic.

### Our National Wastefulness.

The Geological Survey is sending out some most timely and important bulletins. One of its latest bulletins calls attention to our wastefulness in deforestration; it shows that we allow more timber to be destroyed every year by preventable forest fires than is used in all the lumbering industries; it reiterates the fact that there is more coal left and lost in the ground, by reckless processes of mining, than is taken out, and that at the very most we and our descendants have only coal enough left for less than 100 years.

The size of our country and its enormous natural resources have led us to believe that many things were inexhaustible that on the contrary are being utterly and ruthlessly wasted at a most extravagant and foolish rate, and our people have developed habits of prodigality that spell ultimate national bankruptcy. In fires, for instance, we have gotten so that we really expect and plan for terrific losses. As an example, Washington's record has just been completed and there were 470 alarms of fire in the year resulting in damage of only $250,000. It is one of the lowest and most satisfactory records attained by any city in the land, yet our fires have inflicted a damage, small as we believe it to be, just 350% greater than that suffered by the average of sixteen European cities of equal size.

Incidentally, all the fire adjustment and the other accompaniments of the San Francisco disaster have been tabulated and arranged, and it now transpires that what was supposed to be a total damage of about $350,000,000 amounts to much nearer $600,000,000. Only $200,000,000 can be properly charged up to insurance and, therefore, the country has suffered a total wiping out of existence, an obliteration of property, to the amount of $400,000,000 by that one fire! A matter worthy of our most serious consideration and firm resolve to build so as to make impossible the recurrence of such an awful conflagration, a recurrence that is imminently possible now in several cities, notably New Orleans, Boston and Philadelphia.

## Tunnel and Subway Situation.

By JOSEPH CACCAVAJO.*

BEFORE going into detail, I should like to call your attention to the maps showing the subways and tunnels, under construction and proposed on January 1st of this year. These maps were prepared in my office, particularly to show the new subway routes which the then Rapid Transit Commission proposed to advertise for bids for construction and operation, and are substantially correct except that bids were asked for on the Lexington, Seventh and Eighth av routes without results.

There is one other slight change. The maps do not show the subway loop through Centre, Canal and Delancey sts, which was later approved by the Board and which is now being constructed to connect the Brooklyn, Williamsburgh and Manhattan bridges. It is expected that this loop will be completed inside of two years or about the time the Manhattan Bridge, now under construction, is completed and will tend greatly to reduce the present congestion at the Brooklyn Bridge entrance.

At the present time the so-called Belmont tunnel under the East River is nearest completion, though this statement may be challenged by Mr. McAdoo, who has a few tunnels of his own very nearly ready for carrying passengers under the North River. But the fact remains that cars have actually been run through the Belmont tubes and they are shortly to carry passengers from near the Grand Central Station in 42d st to Long Island City. The Long Island City terminal of these two tubes is about one-half mile north of the present L. I. R. R. Ferry, and it will take about four minutes to make the trip one way. The capacity is about 6,000 passengers an hour each way, not counting strap-hangers. The battery tunnels to Brooklyn connecting the present subway system of Manhattan with that borough are also practically completed, the compressed air has been removed without mishap, and these tubes should be carrying passengers to their capacity before January 1st. The work of constructing these tubes has been most trying and the difficulties which confronted the engineers and contractors, at times, seemed almost insurmountable, but now that they are substantially completed, they should, when in operation, greatly relieve the Brooklyn Bridge, affording, as they will, transportation for about 24,000 passengers an hour.

The Brooklyn tunnels at present extend only up through Joralemon st, Fulton st, and Flatbush av, to the Long Island R. R. depot, but provision has been made for connections with future subways out 4th av and up Lafayette av, and from the new Manhattan Bridge. Right here I might state that the intersection of Flatbush av, Fulton, Nevins and Navy sts is destined to be a second Herald Square, and the situation there is unique, there being car tracks on five levels one above the other. There are four other tubes now being constructed under the East River, but I will speak of these later, as they belong to the Pennsylvania system.

Just what the Hudson tunnels, better known as the "McAdoo Tunnels," mean to the owners of realty, not only in nearby Jersey, but on and near 6th av between 8th and 33d sts and in the vicinity of Cortlandt and Fulton sts, is probably better appreciated by real estate men than by anyone else. The uptown tubes, which cross under the North River at Morton st, a short distance south of the Christopher st ferries, were first begun in 1878 and failed in 1880, after about 1,200 feet had been built. From 1890-1892 about 1,800 additional were built, when the project again failed. About six years ago Mr. Wm. G. McAdoo secured control, organized the present company, and work has been carried on continually since that time. These tubes will probably be carrying passengers before Christmas from Hoboken to 18th st and 6th av, and when the tunnels and connections at both ends are completed it will be possible to ride from Newark to Herald Square without change of cars. A branch will also run across under 9th st from 6th av to 4th av and connect with the Astor pl station of the present subway. The McAdoo

(Continued on page 744.)

*From an address before the Acmy Real Estate Club.

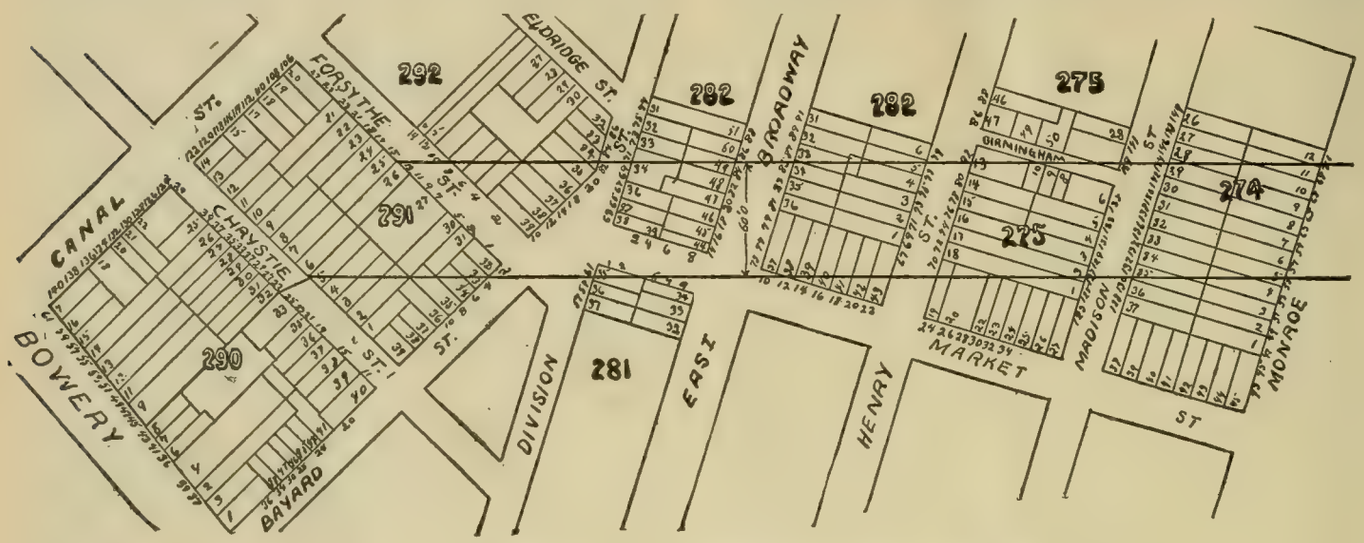
# THE REALM OF BUILDING.

## Work of the Department of Bridges.

[There is excitement among the tenants of those blocks bounded by South st, Bowery, Canal and Bayard sts at this writing. This property has been recently acquired by the city for the terminal of the new Manhattan Bridge. Notices were issued early this week on the tenants, ordering them to vacate the premises before November 15 next. Many protests were filed against this step, and Comptroller Metz has taken up the matter. The fact was brought to the Comptroller's attention that between one thousand and twelve hundred families were involved.

There does not seem to be any very pressing reason why these tenants should be evicted immediately. It has been announced that the work of demolishing the buildings in this terminal zone will not be commenced until next January, and perhaps not even so soon. The contract for the bridge approach has not been advertised as yet. When this will be done is now problematical, as an order has been issued by the Mayor forbidding the giving out of any more contracts until in his judgment the city finances warrant it.]

THE Board of Estimate and Apportionment has adopted a communication from the Comptroller recommending an amendment of the resolution passed on June 21, 1907. This resolution authorized the vesting of title on October 8, 1907, to property required for the approach to the new Manhattan Bridge, lying between Monroe st and the Bowery.




PROPERTY TO BE TAKEN FOR THE MANHATTAN BRIDGE—NEW YORK SIDE.

The amendment authorizes the vesting of title on May 2, 1908, to so much of the land as lies within the area bounded by Chrystie, Forsyth, Canal and Bayard sts, and the land bounded by the Bowery, Chrystie, Canal and Bayard sts, with the exception of lots 12 to 31, both inclusive, in block 290, section 1, on tax maps of the Borough of Manhattan.

The unfortunate experience of the first bridge across the East River which established a precedent for confining transportation over that bridge to the physical limits of the bridge, has created a situation which has become almost intolerable. It is hoped to avoid in the Manhattan Bridge the difficulties experienced on the Brooklyn Bridge. The duplication of the present condition at both ends of Brooklyn Bridge on any other bridge would be the work of folly.

The object most essential to people depending upon the bridges and tunnels as a means of being carried into and out of the Borough of Manhattan is not only transportation across a bridge or through a tunnel, but continuous transportation away from the terminals of a bridge or tunnel. The present condition of the Brooklyn Bridge, which furnishes an illustration of the necessity of providing for through transportation to and from some point far removed from either end of a bridge, can hardly be charged to those officials who are responsible for the construction of that structure.

An idea of how the present demands on that bridge have exceeded anticipations is obtained when one considers that the original bridge railroad was thought to furnish a means of carrying comfortably every passenger who might wish to ride across that structure. That the railroad, together with over 300 trolley cars per hour, which make round trips on that bridge during the rush hours, does not provide anything like adequate facilities for the comfortable accommodation of passengers need not be stated.

The capacity of the Brooklyn elevated trains has been increased during the rush hours from 36,000 passengers an hour last year to 45,000 this year, which is a gain of 25 per cent. Trolley service on this bridge has increased 10 per cent. and on the Williamsburgh Bridge 28 per cent.

As a means of preventing congestion at both ends of the bridges a subway loop plan has been adopted. This loop will extend from the Manhattan terminal of the Brooklyn Bridge under Centre st to the extension of Delancey st, which is now being opened by the city, under Delancey st to the Williamsburgh Bridge. The loop has a spur to Manhattan Bridge, which goes under Walker to Canal, and under Canal to the bridge. The railroad tracks from the Brooklyn Bridge will be depressed to connect with the subway loop. The city is building this loop, and has not, as yet, closed with any of the transit roads, either subway, elevated or surface to operate trains in the tunnel, but will make a contract with that company which offers the best inducements, both as to revenue to the city and accomodation of the public.

The Blackwell's Island Bridge will be the most important development in the Department of Bridges during the year 1908. This bridge will be opened about June 1, 1908, and will do twice the work of the Brooklyn Bridge. It will have four trolley tracks and will provide accommodations for four elevated or subway tracks. The roadways and footwalks will be much larger than those on the Brooklyn Bridge. It will probably be a popular route for automobiles between Manhattan and Long Island. Tunnels will undoubtedly furnish the means of taking care of swift-moving passenger trains, but bridges, and more of them, will be needed to care for the ever increasing surface traffic.

Ferries cannot be considered as an adequate means of carrying passengers between the Boroughs of Manhattan and Brooklyn. The rapid growth of Queens points, indubitably, to the time when ferries will be obsolete for the requirements of that borough. Ferries will be, it is true, for some time to come, a matter of local convenience. They permit of the transportation of vehicles from water-front to water-front which bridges do not provide. An approach of a bridge must by reason of physical necessities be removed some distance from the water-front.

The Department of Bridges is the custodian of approximately 10 per cent. of the real property owned by the city. The value of the real property has been variously estimated up to $1,000,000,000, and the value of the bridges and their sites is $100,000,000. The department has jurisdiction over 41 bridges in use and six under construction. The total length, if placed end to end, would be 13½ miles. A rough idea of the number of tunnels and bridges which are at the present time under construction and their cost can be had by glancing at the following table:

| | Estimated cost. | Probable date of completion. |
|---|---|---|
| Blackwell's Island Bridge | $15,000,000 | June 1, 1908. |
| Subway Loop | 15,000,000 | May 1, 1909. |
| Manhattan Bridge | 20,000,000 | January 1, 1910. |
| Brooklyn Bridge Improvement | 100,000 | December 1, 1907. |
| Pennsylvania R. R., East River | 50,000,000 | February 1, 1910. |
| Pennsylvania R. R., North River | 50,000,000 | February 1, 1910. |
| McAdoo Tunnel, uptown | 50,000,000 | November 1, 1907. |
| McAdoo Tunnel, downtown | 50,000,000 | January 1, 1910. |
| Battery Tunnel | 9,000,000 | December 1, 1907. |
| Belmont Tunnel | 4,000,000 | January 1, 1908. |
| | $263,000,000 | |

## Building Statistics.

FIGURES FROM 49 CITIES SHOW DECREASE IN PERMITS OF 5,232 IN 1906.

Building statistics for 1906, collected and about to be published by the United States Geological Survey, for 49 principal cities, show a decrease in the number of building permits issued from 185,806 in 1905 to 180,574 in 1906. The cost of buildings erected under these permits, however, increased from $644,620,873 to $678,710,969, a gain of $34,090,096, or 5.29 per cent. Although this is a large increase, it is, nevertheless, much smaller than the increase in 1905 to 1904, which was $185,960,866.

Seventeen of the 49 cities show a decrease in value of buildings erected, namely: Allegheny, Baltimore, Brooklyn, Cambridge, Chicago, Cincinnati, Columbus, Indianapolis, Kansas City, Mo.; Milwaukee, New York, Omaha, Pittsburgh, Providence, Reading, Scranton, and Washington. The smallest decrease—$38,854, or 1.85 per cent.—was at Scranton, while the largest—$23,067,872, or 12.95 per cent.—was at New York. No general reason can be assigned for the decline in cost of building in these cities, but local strikes, high cost of labor and material, high rates for money and over-production of buildings in 1905 are mentioned among the causes.

The largest increase was at San Francisco. The great destruction wrought by the earthquake and fire of April 18, 1906, produced an abnormal condition in that city, and the figures from May 19 to December 31 show that permits were issued to erect buildings to cost $34,827,396, an increase of $16,658,644 over the figures for 1905.

The largest actual increase, where normal conditions prevailed, was shown by Boston—$10,699,994—while Kansas City, Kan., showed the largest proportional gain—209.07 per cent. Seattle, Richmond, Va.; Atlanta, St. Joseph, Mo.; Toledo, Syracuse, New Haven, Worcester, Mass.; Cleveland, Jersey City, St. Louis, Detroit and New Orleans, also showed large gains, ranging in order named, from 77 per cent. to 25 per cent.

Notwithstanding its big loss, New York is still the foremost city in the United States in cost of building operations, reporting more than twice as much as the next city—Brooklyn. The cost of the buildings in these two cities constitutes more than one-third of the total reported in the 49 cities.

On the basis of one building to a permit, the average cost of each building in 1906 was $3,758, against $3,469 in 1905 and $3,337 in 1904. The average cost in the leading cities was as follows: New York, $18,076; Brooklyn, $3,951; Chicago, $6,081; Philadelphia, $2,278; San Francisco, $6,143; St. Louis, $3,331; Boston, $6,931; Los Angeles, $1,977; Pittsburgh, $4,112, and Detroit, $3,234.

### Column Business Consolidated.

The recent destruction by fire of the eastern factory of Hartmann Brothers Manufacturing Company at Mt. Vernon, N. Y., has resulted in the transferring of the column and porch material business of that company to its Chicago factory, operated by the Henry Sanders Company, at Elston and Webster avs. These two concerns, although operating under different names, have long been closely allied, their interests and methods being identical. The Sanders Company took care of the column business in the Central and Western States, while Hartmann Brothers supplied the Eastern and Southern demand.

When it was found Hartmann Brothers would not be able to erect a suitable factory in the East in time to care for this season's business in their extensive column trade, it was decided to consolidate that part of the business permanently in Chicago. This could be done conveniently and at once because the Sanders Company, within the past year, has moved into a splendid new factory with ample capacity to care for a rapidly expanding business. Its new Chicago plant is the largest and most completely equipped factory building in the world devoted exclusively to the manufacture of wood columns, pilasters and capitals. Koll's Patent Lock Joint Columns will hereafter be made at that factory.

The Sanders Company maintains an eastern office at 1123 Broadway, New York, and also has extensive warehouse facilities in this city. The fact that Mr. F. W. Hold, for the past six years in charge of the column department of Hartmann Brothers Manufacturing Company, has charge of this Eastern office assures a continuation of the courteous consideration and prompt attention to their wants that Eastern customers have always received. Mr. Hold, who has an extensive acquaintance with architects and contractors in the East, is thoroughly familiar with Eastern business customs and methods. He had charge of the organization of the Eastern office and was given every assistance in perfecting that organization so as to meet promptly and efficiently every demand made upon it. He began his new duties at 1123 Broadway on September 1.

The Sanders Company is the largest concern in the West engaged solely in the manufacture of columns, capitals and porch materials. It has splendid shipping advantages and with its New York office and warehouse facilities will be able to meet promptly all eastern demands for Koll's Patent Lock Joint Columns.

## Bulletins from the Tenement House Department.

BULLETIN NO. 7.—The department will hereafter require a detail of the glazed doors provided at the rear of the entrance hall under the stairs, showing the said door to contain not less than 9 sq. ft. of glazed surface. This detail plan shall be required for all plans filed in this department, where such doors are necessary.

BULLETIN NO. 8.—The department will conditionally approve windows on lot lines of tenement houses hereafter erected, under the following conditions only:

(a) That the same shall be supplemental to the windows required by the law.
(b) If the building is non-fireproof, that the windows shall be constructed entirely fireproof, and glazed with wire glass.
(c) If the building is fireproof, that all windows in lot line walls, less than ten feet horizontally or fifteen feet vertically from any part of the building on the adjacent premises, shall be constructed entirely fireproof and glazed with wire glass. Windows at a greater distance than noted above need not be fireproof.

BULLETIN NO. 9.—When there are stores on first floor, the protective fireproof floor at first tier of beams must be continuous to the front wall of the building. The bulkheading under show windows, which are within the building line, and for passageways to cellars has been found constructed of wood, without fireproof backing, which cannot be permitted. Lower flanges of steel beams and surfaces of iron columns must be properly protected by use of wire lath or terra cotta. Plastering directly upon the beams will not be tolerated. Such protection is not necessary in fireproof passageways not used as hallways. Soffits of stairways exposed in cellars must be protected by fireproof material as noted above.

BULLETIN No. 10.—In all alterations, other than very minor ones, such as new store fronts, which do not affect the building as a whole, all structural changes required by the law will be required to be made during the proposed alterations, and must be incorporated in the plans and application for same.

BULLETIN NO. 11.—Where the dimensions of halls, stairs, passageways, toilet compartments, etc., are specifically given in the T. H. Act as "not less than" a certain minimum width, it is required that such dimensions be specified on the plans as "in the clear" and builders will be held strictly to such specifications at every point of such halls, passageways, etc.

(See also issues Oct. 26, Nov. 2.)

## Points on the Material Market.

Spruce lath have dropped to $3.50, wholesale.

Trade in paints, oils and varnishes continues good.

Hardwood quotations are firm, under a demand that is termed very fair.

The October business of the American Bridge Company exceeded 20,000 tons.

Among builders there is a general agreement that the future will take care of itself in good style.

Business in sheet zinc is of a lukewarm nature, but with prices steady on the basis of $7.50 per cwt.

Copper product prices are for the most part unchanged, but the exceptions, such as bare copper wire, are higher.

Small producers of builders' hardware are cutting prices unmistakably, especially for orders of locks, knobs and other stock goods.

In lumber there is still a fair volume of trade, but dealers are satisfied to take circumstances as they come. Prices also are standing pat.

No readjustment of stock values is contemplated in building material lines, as the opinion is strongly held that this is but a sort of financial freeze, and that as soon as the currency trouble thaws out there will be a full restoration of business.

There has been a marked advance in some kinds of building papers. Rosin Sized Sheathing, 25 lbs. to roll of 500 sq. ft., is quoted at 48 to 58 cents per roll. Tarred Roofing Felt, single ply, per ton, $34 to $38. Slaters' Felt, 80 cts. per roll. Deafening Felt, $54.50 per ton.

"I think the condition in our trade is worse than it was in 1893," said President Hammond, of the Hudson River Brick Manufacturers' Association. "The adverse conditions seem more acute to us, at any rate, because when the panic of 1893 set in brick was being made on a low cost basis, and had been for a long period, so that the depression did not carry the severe effects of the present state of financial affairs, when manufacturing costs have been raised to a high level."

A movement is on foot to induce Congress to amend the Interstate Commerce Act so that the Commission shall pass upon an advance to be and not after it is made. It is also proposed that the shippers to be affected by any proposed advance may be heard, if objecting to it, before and not after it has become effective. The power now in the discretion of the traffic managers is held to be excessive and dangerous because redress may not come to aggrieved litigants until long after protracted periods of delay.

Brick manufacturers consider their trade in an unpleasant position. Demand has fallen off about half, arrivals are few

and there is a surplus in the market. The price for good brick is nominally $6 per M., but in order to get rid of waiting cargoes, that price is being shaded. Only about forty-five cargoes are being sold weekly, a number which the trade has learned to estimate as about one-half the normal requirement of the market. Fifty cargoes represent considerable brick building, but under existing circumstances not a very wide distribution.

## Tunnel and Subway Situation.

(Continued from page 741.)

Company has purchased the half block on the west side of Broadway from 32d to 33d st extending back 400 ft. towards the new Pennsylvania R. R. terminal at 7th av and are to erect a large building on this magnificent plot. The present buildings are now in course of demolition; in fact all have been razed but the Manhattan Theatre and Trainor's Hotel. I am under the impression that several lots on this site were purchased at record prices. The Fulton and Cortlandt st tunnels of the McAdoo Company are expected to be completed by July 1, 1908, the Manhattan terminal being under the Giant Twin Buildings now in course of construction at Church st. It is expected that over one-half million people will use these tunnels every twenty-four hours. There is to be a 15-foot passage under Dey st from the terminal to Broadway, where it will connect with the present subway station, thereby permitting passengers to use the Rapid Transit subway without coming to the surface.

There were some 220 miles of new subways proposed in Greater New York by the late Rapid Transit Commission, and as shown on the maps the Seventh, Eighth, Lexington Av and Third av routes were selected for immediate construction. All the necessary legal formalities were overcome by the Commission and under the direction of their engineers, contract drawings and specifications were prepared. The Seventh, Eighth and Lexington av routes were advertised early in the year, and as stated before, no one was found willing to bid for their construction, under the terms exacted by the amended Rapid Transit Act. There is no question that sooner or later these tunnels will be built, but when, is a doubtful and really unguessable proposition. It will be necessary to change the law as it now stands in order to get private capital to invest money in any new subways, and as we are uncomfortably close to the city debt limit, there is very little chance that any elaborate system of subways will be built by the city, although at the present time there is some talk of constructing the tri-borough route, which includes the Third av route in Manhattan, with the city's money. A subway through Third av, while it will be of great benefit to the East Side and the Bronx, is really the most expensive of the several mentioned to construct, and will on account of the elevated structure and the sub-surface conditions, take much longer to build than say the Lexington or Eighth av lines.

The completion and successful operation of our present subway demonstrated that it is possible to live far away from the congested districts and still get to and from out places of business without waste of time. Now that we have been given a practical illustration of what subway extention can do in the way of reducing distances and bringing what at present are almost suburban homes within easy reach of the business sections, we know that this island and in fact all of the boroughs of the city are destined in time to be honeycombed with subways. The time is fast approaching when Manhattan Island will have reached the limit of its population, and in fact as business buildings crowd out the residences on their rapid march uptown, the population will rather decrease than increase, and on account of its proximity to the business section of Manhattan we may look forward to see Brooklyn within a very few years greatly outnumber Manhattan in population. I am not an expert on realty values, but it seems to me that when you consider, as an example, that Fort Hamilton is no further from New York City Hall than 116th st, the question of the value of property along the proposed Fourth av subway should not be a question of doubt.

The capacity of the Brooklyn Bridge and the ferries to Brooklyn at present is less than 70,000 passengers an hour. When we consider that the Williamsburgh Bridge with its six tracks, having a capacity of about 72,000 passengers an hour, the Manhattan Bridge with its eight tracks and the capacity of 96,000 an hour, the Rapid Transit tunnels, nearly completed to Brooklyn, which will carry 24,000 an hour, we find that Brooklyn is soon to have facilities for handling four times as many people as at present, and I, for one, have no doubt of the future greatness of the Borough of Brooklyn. The area of the Borough of



"THE HERMITAGE"—DETAIL OF BASE.
7th Avenue, near 42d Street, Manhattan. Robert D. Kohn, Architect.

The most gigantic piece of tunnel work in the city, and probably in the world, is that of the Pennsylvania Railroad. The Manhattan terminal alone may be truly spoken of as a wonderful undertaking. Some slight conception of its magnitude may be grasped from the following figures:

| | |
|---|---|
| Area enclosed by retaining walls | 28 acres. |
| Length of retaining walls | 7,800 feet. |
| Total excavation required | 2,500,000 cu. yds. |
| Concrete required for retaining walls, foundations, street bridges, substructures, etc | 160,000 cu. yds. |
| Area of surface waterproofed | 25 acres. |
| Length of drain pipe required | 8 miles. |
| Steel required for street bridging | 22,000 tons. |
| Steel required for building | 22,000 tons. |
| Total length of tracks | 16 miles. |

The building above the street will be 433 ft. wide on 7th and 8th avs and 772 ft. long in 31st and 32d sts. The architects estimate the cost at four million dollars. The excavation for the terminal station was commenced in July, 1904, and the station will probably be completed by Jan. 1, 1910, though cars will no doubt be running into it sometime before that. The North River tunnels are practically completed, so much so, that cars could be run through in a very few months if the terminal accommodations were available. The East River tubes are now making fair progress and will undoubtedly be ready for use by the time the terminal is completed. The land tunnels from the terminal site to either river are nearing completion, and will be ready for cars in about a year. The Pennsylvania Railroad officials estimate that they will be able to accommodate 70,000 passengers an hour when their system is in operation.

Brooklyn will permit of a population of ten million without difficulty, and with real rapid transit facilities, its proximity to the financial and business centres of Manhattan, will surely mean that every available foot of land in that Borough will be in demand in the not distant future.

So far as the Borough of Queens is concerned, it will undoubtedly be greatly benefited by the increased facilities of the Borough of Brooklyn, and in addition to the Belmont tunnels already mentioned, will have the four Pennsylvania tubes accommodating nearly 50,000 passengers an hour, and the Blackwell's Island Bridge with its six tracks and capacity of 72,000 an hour. At the present time the outlook for any great increase of facilities to the Bronx is hazy, and when we consider that all the improvements leading to the Borough of Brooklyn and Queens which I have just mentioned, are actually under construction, and will soon be in full operation, it does not seem hard to decide that the growth of these boroughs in the near future will be nothing less than phenomenal.

In order to give some idea of what a stupendous transit problem the new Public Service Commissioners fell heir to, it may be well to say, that while the population of the city is increasing at the rate of about 5% per annum, the number of passengers carried on the various transportation lines is increasing at the rate of nearly 25% per annum; in other words, ten years from now, the population of the city will have reached 6,000,000 and should the passenger traffic increase in proportion, as it undoubtedly will, the year's fares in the Greater City, now about 850,000,000, would then be nearly 3,000,000,000, or over three times as many. The completion of all the subways proposed by the late Rapid Transit Board will scarcely be able to meet this demand, and it must be acknowledged by all that no time should be lost in beginning the construction of new subways.

With subway construction through the important thoroughfares of the city comes the question of what excavating the streets means to you gentlemen as representatives of the owners of adjacent and abutting property. No doubt you have, and will find yourself called upon to decide many questions as the work progresses.

There are two sides of the question that you and those you represent are called upon to consider. The city authorities and the contractors will insist that you should show a broad public spirit, and that public interests require that the welfare and the convenience of the people of the city as a whole shall have dominant consideration, and that no minor or bearable damage to private interest should be allowed to interfere with the construction of the subways. This is true, but the other and very important consideration is self-preservation. The contracts as drawn for the several lines of subways advertised last spring contained clauses which tended to protect the interest of the property owners from injury by making the contractor liable for injuries incident to the work. This did not mean loss of rental or interference with traffic, but direct damage due to the disturbance of foundations, the settling of the buildings, etc. The time is past when property owners will be so negligent of their own interests as to passively permit a repetition of the conditions that prevailed in 42d st during the construction of the subway through that thoroughfare, nor the conditions on Park av in the neighborhood of 38th st, where the line of the tunnel was moved, without the knowledge of the property owners, over under the fronts of the buildings, causing them to fall out. It has been demonstrated that if the property owners do not guard their own interests and keep in touch with the progress of the work, the method of construction is liable to be changed from time to time to convenience the contractor.

While recognizing the fact that the tunnel must be completed and the work should not be hampered by unnecessarily strict interpretations of the contract and specifications, the owners of realty should see that the contractor be not allowed to change the plan of construction with no better reason than a saving of cost to himself. It has been decided by the Court of Appeals that the contractor may not, merely to save cost to himself, so obstruct the streets and sidewalks as to cause loss of business and profits to merchants which might have been avoided by the adoption of other practical methods. Damage suffered through loss of trade comes under the head of consequential damages, and is quite difficult of proof, but as in the Everett House case, even in this respect the contractor is liable for avoidable injuries. Just what is avoidable and what is absolutely necessary in the way of obstructions is difficult to decide, unless one is in constant touch with the work, and has the necessary engineering knowledge and experience, and it is at this point that the services of an engineer are of value to the property owners.

## Product and Appliance.

The Sandusky Portland Cement Co., of Sandusky, O., manufacturers of Medusa Waterproof compound, report that that material was used in the following work: By the Atchison, Topeka & Santa Fe Ry. Co., in the concrete depot at Las Animas, Colo., and by the same railroad in their tie and timber treating plant at Albuquerque. In the roof of the North Chicago Hardware Co.; in a concrete reservoir for the Knickerbocker Ice Co., and in the Chicago Junction Ry. Co. and Chicago & Northwestern Ry. Co. track elevation at Chicago. The compound has also been recommended by the Engineer in Charge for the new Phipps Natatorium being constructed in Pittsburgh, this recommendation having been made after severe tests proved satisfactory.

## Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | 32 | 58 |
| **Estimated cost of new buildings** | $875,590 | $805,550 |
| **Total estimated cost of alterations for Manhattan and the Bronx** | $176,950 | $122,360 |

### No Plans Yet for Broadway and 43d Street Improvement.

BROADWAY.—So far as could be learned the past week no plans have yet been prepared for the proposed 12-sty store, office and theatre building which Harry Levey contemplates erecting at the southeast corner of Broadway and 43d st, fronting 104.2 ft. on Broadway and 193.9 ft. on 43d st. Mr. Levey has leased the site for a term of forty-two years at a fixed rental aggregating over $4,000,000. The lease contains three renewal privileges of twenty-one years each at 4% on the appraised valuation of the land. His plan is to have the building connect with the subway, so that passengers may directly enter the theatre or any part of the office building. Benjamin W. Levitan, of No. 20 West 31st st, has been Mr. Levey's architect in previous operations. The Record and Guide announced a similar theatre project on this site several months ago, but plans were abandoned.

### Latest Washington Heights Improvement.

AMSTERDAM AV.—Sommerfeld & Steckler, 19 Union Square, have been commissioned to prepare plans for three high-class apartment houses to be situated at the southeast corner of Amsterdam av and 158th st, and the east side of 158th st, 100 feet east of Amsterdam av, for Mr. J. Katzman, 622 West 137th st. Light brick, terra cotta and limestone fronts, marble, tile and mosaic work, steam heat, electric lighting, hardwood finish, dumb waiters. No sub-contracts have yet been issued. An old frame residence has for years occupied the site.

### Heins & La Farge to Plan Deaconess School.

CATHEDRAL HEIGHTS.—Plans are soon to be prepared by Architects Heins & La Farge, No. 30 East 21st st, for the construction of a fireproof school building for deaconesses to be situated on Cathedral Heights, on property of the Cathedral of St. John the Divine, above Morningside Park. Particulars as to materials, size of building, style of architecture, etc., will be announced in later issues. No figures have yet been taken or contracts let. Rev. Dr. Huntington, Chairman Building Committee, 804 Broadway, can inform.

### Mercantile Structure for Broadway and 4th St.

BROADWAY.—Philip Braender, builder, No. 143 West 125th st, is making arrangements for the erection of another store and loft building to cover a plot at the southwest corner of Broadway and 4th st now occupied by five and 6-sty buildings. So far as could be learned on Wednesday, no plans have yet been prepared, or architect selected. William C. Frohne, 26 East 21st st, has been architect for other buildings erected by Mr. Braender.

### Three-Story Dwellings for 105th Street.

105TH ST.—It is reported that Franklin Pettit, of No. 2 Wall st, has decided to build a number of 3-sty dwellings on the north side of 105th st, near Broadway. No plans have yet been drawn or contracts let.

### Apartments, Flats and Tenements.

149TH ST.—It is rumored that the Title Guarantee & Trust Co. will soon start building an apartment house in 149th st, west of 3d av.

149TH ST.—E. J. Byrne, 149th st and 3d av, is preparing plans for two 5-sty flats, with stores, to be erected on the south side of 149th st, near St. Anns av, for the Moorhead Realty & Construction Co., 462 East 142d st.

PROSPECT AV.—Work on the three new 40-ft. 5-sty apartment houses on Prospect av, north of 163d st, is expected to start early next month. There are to be sixteen rooms on each floor. Gaines & Roberts are the builders.

MELROSE AV.—It is reported that the American Real Estate Co., of Westchester av, will soon erect a building on their vacant plot on Melrose av, between 149th and 150th sts., fronting 180 ft. on Melrose av., 175 ft. on 150th st., and 150 ft. on 149th st.

### Churches.

The St. Alban's Presbyterian Church Association is to build an $8,000 frame structure at St. Mark's av and Remsen st, Brooklyn.

Messrs. Cram, Goodhue & Ferguson, 170 5th av, have completed plans for the Sage Memorial Church to be erected at Far Rockaway, Long Island, for the First Presbyterians. Contracts are about to be let.

### Alterations.

9TH ST.—Martin King, 148 1st av, owner, will make alterations to No. 400 East 9th st. D. Timendorfar, 1931 Broadway, is making plans.

17TH ST.—David M. Ash, 1 Madison av, is planning for $6,000 worth of changes to Nos. 534-538 East 17th st, owned by Robert E. Low, 534 East 17th st.

preparing plans for a 3-sty fireproof Mechanic Arts High School to be erected on Robert st and Central av, St. Paul, Minn., to cost about $200,000. The structure will be 3-stys, 100x200 ft. in size.

MADISON AV.—Walter J. Salomon, 500 5th av, is owner and general contractor for the theatre and store building situated on Madison av, east side, from 58th to 59th sts, which he will alter at a cost of about $30,000. Hedman & Schoen, 302 Broadway, are the architects.

Bids recently received for erecting the administration building for the Carnegie Institution, Washington, D. C., have been rejected by the Executive Committee. The building is to cost



THE PLAZA—MAIN CORRIDOR.
59th Street and 5th Avenue, New York. H. J. Hardenbergh, Architect.

MULBERRY ST.—Peter M. Coco, 114 East 23d st, is preparing plans for alterations to No. 28 Mulberry st, to cost $8,000. Andrew Tuneo, on premises, is the owner.

CHRYSTIE ST.—Gross & Kleinberger, Bible House, are making plans for $6,800 worth of improvements to No. 182 Chrystie st, owned by Adolph Schlesinger, 7 Stanton st.

8TH AV.—The Ethelia Realty Co., 39 Broadway, will make $10,000 worth of alterations to the northwest corner of 8th av and 126th st. B. W. Berger & Son, Bible House, are the architects.

### Miscellaneous.

H. Van Buren Magonigle, 7 West 38th st, Manhattan, has plans ready for alterations and a 3-sty addition to the high school building for the Board of Education, Auburn, N. Y. Plans for a new grammar school will be completed about Nov. 15.

Architect Cass Gilbert, 11-15 East 24th st, Manhattan, is

about $200,000. Carrere & Hastings, 28 East 41st st, New York, are the architects.

Alfred G. Vanderbilt has given to the Newport Young Men's Christian Association $100,000 for a new building as a memorial to his father, the late Cornelius Vanderbilt. Mr. Vanderbilt stipulates that he shall furnish the architect, and that the building shall be in accordance with his ideas. No plans have yet been drawn or architect selected.

### Estimates Receivable.

AMSTERDAM AV.—The G. L. McGuire Construction Co., owner, and George R. Enell, architect, 3694 Broadway, are about to take estimates on sub-contracts for the apartment house to be erected at the northwest corner of Amsterdam av and 178th st, to cost about $175,000. (See issue Oct. 26, 1907.)

CHERRY ST.—Messrs. Thom & Wilson, 1123 Broadway, have plans ready for the 5-sty stable, 24x55.6 ft., which Alice

Keteltas, 37 St. Marks Place, is to erect at No. 48 Cherry st, to cost about $16,500. The exterior will be of brick with tile coping, and felt and gravel roof. No contracts have yet been awarded.

RIVERSIDE DRIVE.—Wm. B. Tuthill, 287 4th av, has completed plans for the new 3-sty residence, 40x72 ft., which Mr. Morris Schinasi, 300 Central Park West, will erect on Riverside Drive, northeast corner 107th st, to cost about $180,000. Plans specify a brick exterior, mansard terra cotta tile roof, steel girders, yellow pine timber, copper cornices, steam heat. No contracts have yet been awarded or figures taken.

### Contracts Awarded.

The Barber Asphalt & Paving Co., 114 Liberty st, submitted the lowest bid for paving various streets in Brooklyn at $35,755.

19TH ST.—Barr & Gruber, 210 Bowery, have received the contract for extensive alterations to No. 209 West 19th st, for Hugh E. O'Reilly, of Woodmere, L. I.

GRAND ST.—L. Black & Bro., 148 Clinton st, have obtained the plumbing contract for the new branch building which the Mutual Alliance Trust Co. is erecting at the northwest corner of Grand and Forsyth sts.

BROAD ST.—The Dow Realty Co., 100 William st, has awarded to R. L. Walsh & Co., 100 William st, the contract for improvements to Nos. 113-115 Broad st, for which James R. Turner, 67 West 131st st, has prepared plans.

FULTON ST.—Messrs. Raub & Muhlhofer, 90 Nassau st, have awarded the Amsterdam Building Co., 41 West 24th st, the general contract to erect the 3-sty store and restaurant building, 28x107.6 ft., at No. 144 Fulton st. W. D. Hunter, 46 Wall st, is architect.

Contracts for the construction of the post exchange and gymnasium to be erected at Fort Jay, Governor's Island, N. Y. H., have been awarded as follows: Construction proper and electric wiring, to Nicholas H. Trapp, 17 Thames st, New York; plumbing, to John Wood, 95 4th av, New York; heating, Earl & Cook, 150 Nassau st, New York.

9TH ST.—The Libman Contracting Co., 1968 Broadway, has received the contract for extensive alterations and additions to the loft building No. 30 East 9th st for Messrs. S. Geismar & Co.; also for extensive alterations to the residence of Mr. Samuel Kubie at Wave Crest, Far Rockaway, L. I., and are now ready for figures on all material for same.

NORFOLK ST.—The J. C. Lyons Building & Operating Co., 4 East 42d st, have just obtained the general contract to remodel the 3-sty bank building Nos. 50 to 52 Norfolk st, for the State Bank, from plans by Architect Herbert R. Mainzer, 170 5th av. The improvement will cost about $25,000. O. L. Richard is president, Arnold Kohn vice-president, and A. I. Voorhis, cashier.

### Plans Wanted in Competition.

The city school commissioners, Baltimore, Md., will invite competitive plans, to be passed on by the Municipal Art Commission, for a school building, to be erected at the southeast corner of Auchentoroly ter and Morris av. Cost about $125,000.

The Rev. H. A. McCullough, pastor of the Methodist Episcopal congregation, Albemarle, North Carolina, wants to receive plans and specifications for a new church edifice.

E. O. Arnold, chairman building committee Y. M. C. A., Mt. Vernon, O., invites architects to submit plans and specifications for a new association building to cost in the neighborhood of $30,000.

## BUILDING NOTES

An electrician's helper, male, is wanted at a city hospital. See Wants and Offers.

Young man, with some knowledge of draughting, desires a position in architect's office. See Wants and Offers.

The Mutual Sash Weight Foundry have completed the erection of their new plant at Norman av and Monitor st, Greenpoint, and it is in full running order. They will make a specialty of sash and dumb waiters, water weights in all sizes and shapes.

A man with a thorough knowledge of reinforced concrete construction desires a position as superintendent. A bookkeeper and stenographer having had five years' experience with a large construction company is also open for a position. See Wants and Offers.

Thomas T. Hopper, for several years vice-president of Isaac A. Hopper & Son, Inc., has severed all connections with that firm and has taken offices in the Times Building, 42d st and Broadway, where he will continue to do general building and contracting in all its branches.

The opening of the course in "Business Management" of the West Side Young's Men's Christian Association, 318 West 57th st, was held on Thursday evening, Nov. 7, at 8 o'clock. Mr. Thomas E. Dockrell delivered a special address on the "Systematizing of Information for the Individual or Organization."

The New York office of the Raymond Concrete Pile Co., of Chicago and New York, is now in Suite 1309, on the 13th floor of the West Street Building, Cedar and West sts. The large increase in volume of business made it imperative for the Raymond Company to secure larger and more commodious quarters, and their present location will enable them to conduct their large and growing business with increased facility and dispatch. Among the recent contracts awarded to the Raymond Concrete Pile Co. is one by Mr. J. R. Savage, chief engineer of the Long Island Railroad. This contract is for the concrete pile foundation of the conduit line in the North Shore yards in Long Island City. The conduit, which will be of concrete, will be used for carrying the electric feed wires of the Long Island system. The application of concrete piles as the foundation of a conduit line is rather a novel one, and this particular instance is, we believe, the first one on record in which such an application has been made.

The New York, New Haven & Hartford Railroad is now running its thirty-five Westinghouse electric locomotives with local trains between the Grand Central Station, New York, and Stamford. The success of the operations involved has exceeded the expectations of the officials of the railway company and of the manufacturers, and it is understood that a considerable addition to the locomotive equipment is under negotiation. During the past few months numerous efforts have been made to cause the impression that the equipment has been unsatisfactory and therefore would not be accepted. As a matter of fact, however, the New Haven company, it is authoritatively stated, has paid the manufacturers practically in full for the work done to date and continues to pay as the work makes progress. Each locomotive was intended to haul only five-car local trains, but it frequently happens that trains of as many as eight cars are handled with ease by a single unit, and on a recent occasion one of these locomotives pulled a broken steam locomotive with its train into Stamford so that a new engine could be attached.

David Belasco's new theatre, the Stuyvesant, has 135 doors, through which the building could be emptied of its audience in three minutes. It has an open space—what is virtually a street—running all around it, so that the audience and actors could get out on four sides at once in case of fire. These numerous exits, and the elaborate fire-fighting appliances, may be called "additional precautions." They are chiefly valuable for the prevention of panic, because the theatre is built of such material that it cannot burn. The main structure is of steel and masonry. In the partitions have been used hollow blocks of terra cotta. Mechanical ingenuity reached its perfection in the Stuyvesant's stage, designed by Mr. Belasco himself. It has a height of 93 ft. and a drop through a "trap" 32 ft., making a perpendicular reach of 125 ft. There are four working galleries between floor and roof, instead of the usual two. A large elevator in the very centre of the stage enables the stage hands to clear away the "properties" with the least possible delay. It can be lowered to the basement and lifted again by the pushing of an electric button.

### Hendricks' Commercial Register.

The sixteenth annual (1907) edition of Hendricks' Commercial Register has been received. It is a very valuable book of reference for business men. The 15th annual 1906 edition required sixty-two pages to index its contents, while the present edition requires seventy-six pages. As each page contains 412 classifications, the fourteen additional pages contain 5,768 additional trade classifications, making for the seventy-six pages a grand total of 31,212 headings, each one of which represents the manufacturers, etc., of some machine, tool, apparatus, specialty or material.

The first edition of the publication was issued in 1891. It has been published annually since that time. It contained about five hundred pages, while the present numbers over 1,300 pages and contains upwards of 350,000 names and addresses classified under 31,212 trade headings.

The first edition required only eight pages to index its contents with 206 classifications on each page or a total of 1,648 classifications, and it was devoted solely to the building industry of the country, while the present covers not only that but also the engineering, mechanical, railroad, electrical, mining, iron, steel, export and kindred industries. The difference between it and the present edition will give some idea of the growth of the publication and the appreciation with which it has been received.

The publishers make no charge for fully classifying any firm's business, consequently they have the material for making a most complete buyer's reference. As an illustration of the system we might mention "Machinists and Founders." All firms who have a machine shop or a foundry are classified under that heading for mailing purposes, then each firm is sub-classified under headings that cover every variety of its product. This makes the work very complete for both buying and selling. Each annual edition is corrected so far as it is possible to secure the necessary information. Copies are expressed to any part of the United States on receipt of price, $10 each. S. E. Hendricks Co., publishers, 74 Lafayette St., New York.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

Cherry st, No 48, 5-sty brk and stone stable, 24x55.6, felt and gravel roof; cost, $16,500; Alice Keteltas, 37 St Marks pl, N Y; ar'ts, Thom & Wilson, 1123 Broadway.—752.

Mulberry st, No 22, 1-sty brk and stone outhouse, 3.8x6.8; cost, $300; J B Peirano, on premises; ar't, O Reissmann, 30 1st st.—751.

Mulberry st, No 24, 1-sty brk and stone outhouse, 6.1x7; cost, $500; J B Peirano, 22 Mulberry st; ar't, O Reissmann, 30 1st st.—748.

BETWEEN 14TH AND 59TH STREETS.

41st st, Nos 446 and 448 W, two 4-sty brk and stone outhouses, 4x15.10; total cost, $1,000; Shimans & Solomann, 201 W 41st st; ar't, John N Knubel, 318 W 42d st.—753.

BETWEEN 59TH AND 125TH STREETS, WEST OF 8TH AVENUE.

Riverside Drive, n e cor 107th st, 3-sty brk and stone residence, 40x72, terra cotta tile roof; cost, $118,000; M Schinasi, 300 Central Park West; ar't, Wm B Tuthill, 287 4th av.—749.

Broadway, Amsterdam av, 120th st, 121st st | the block, rubble stone retaining wall; cost, $1,140; Trustees of Teachers College, 120th st, between Broadway and Amsterdam av; ar'ts, Parish & Schroeder, 5 W 31st st.—750.

## BOROUGH OF THE BRONX.

161st st, s w cor Trinity av, 1-sty brk store, 50x73.6; cost, $7,000; Dr. John Riegelman, 800 Cauldwell av; ar't, M J Garvin, 3307 3d av.—1039.

175th st, w s, 230 s Westchester av, 1-sty frame storage, 19x14; cost, $500; H A Park, on premises; B Ebeling, West Farms road.—1046.

188th st, n s, 419.6 w Aqueduct av, three 2½-sty frame dwellings, peak shingle roof, 22x38; total cost, $15,000; Hugh McLernan, Park View pl near Tee Taw av; ar't, J J Vreeland, 2019 Jerome av.—1050.

Andrews av, e s, 287.7 s 183d st, 1-sty frame garage, 11x14; cost, $150; C O Woodhouse, Jr, 2220 Andrews av; ar't and ow'r.—1049.

Arthur av, w s, 269.9 n Belmont pl, two 6-sty brk stores and tenements, 50x105.3 and 105.9; total cost, $120,000; Pasquale Gargiulo, 47 Jay st; ar't, Lorenz F J Weiher, 103 E 125th st.—1045.

Carpenter av, e s, 100 s 238th st, three 2-sty frame dwellings, 21x54 each; total cost, $18,000; Richard Feehan, 546 W 140th st; ar't, J J Vreeland, 2019 Jerome av.—1041.

Carpenter av, e s, 100 n 237th st, three 2-sty frame dwellings, 21x54 each; total cost, $18,000; John Feehan, 542 W 160th st; ar't, J J Vreeland, 2019 Jerome av.—1040.

Franklin av, n e cor 166th st, 4 and 6-sty brk armory, 202.3x301.6; cost, $420,000; City of New York; ar't, Chas C Haight, 452 5th av.—1042.

Heath av, e s, 398 s Kingsbridge road, 2½-sty frame dwelling, peak shingle roof, 20x55; cost, $6,000; B Nery, Cortland, N Y; ar't, Alfred Ericson, 2585 Sedgwick av.—1047.

Heath av, e s, 523 s Kingsbridge road, two 2½-sty frame dwellings, peak shingle roof, 20x55 each; total cost, $12,000; Fordham Realty Co, 2585 Sedgwick av; ar't, Alfred Ericson, 2585 Sedgwick av.—1048.

Mosholu Parkway, s s, 130.9 w Webster av, 2-sty brk stable, 51.3x100.8½; cost, $13,500; John M Rauh, 3003 Marion av; ar't, Wm Schnaufer, 363 E 149th st.—1043.

Perry av, n e cor Woodlawn road, 2-sty and attic frame dwelling, peak shingle roof, 22x59; cost, $8,000; M N O'Donnell, 189th st and Tiebout av; ar't, Carl P Johnson, 8 E 42d st.—1053.

Prospect av, w s, 71.3 n 163d st, three 5-sty brk tenements, 40.2¾x96; total cost, $90,000; The Gaines & Roberts Co, on premises; ar't, Harry T Howell, 148th st and 3d av.—1052.

Southern Boulevard, e s, 25 n Jennings st, 3-sty frame store and tenement, 25x52; cost, $7,500; Peter Stumpf, 1209 Hoe av; ar't, Chas A Hunter, 1145 Freeman st.—1044.

Woodlawn road, n s, 104.7 w Webster av, 1-sty frame dwelling, 22x32; cost, $2,500; Jacob Zurneiden, 216th st and Barnes av; ar't, M J Garvin, 3307 3d av.—1051.

# ALTERATIONS.

Broad st, Nos 113 and 115, partitions, windows, plumbing to 3 and 5-sty brk and stone stores and tenements; cost, $3,500; Dow Realty Co, 100 William st; ar't, James R Turner, 67 W 131st st.—2856.

East Broadway, No 92, stairs, partitions, piers, to 5-sty brk and stone tenement; cost, $3,000; Joseph Goldman, 92 East Broadway; ar't, Max Muller, 115 Nassau st.—2861.

Grand st, Nos 600 and 602, partitions, windows to two 3-sty brk and stone tenements; cost, $1,000; Peter P Cappel, 333 W 23d st; ar't, Henry J Feiser, 150 Nassau st.—2870.

Hester st, No 19, partitions, windows to 5-sty brk and stone stores and tenement; cost, $150; A Zubrinsky, 38 Market st; ar't, H Horenburger, 122 Bowery.—2887.

Leroy st, No 108, 1-sty brk and stone rear extension, 25x34, stairs, alter beams to 4-sty brk and stone office and dwelling; cost, $4,000; Chas H Peckworth, 415 Hudson st; ar't, Chas R Fairchild, 415 Hudson st.—2872.

Lafayette st, No 176, stairways to 5-sty brk and stone stores and tenement; cost, $100; Michael Briganti, 19 Marion st; ar't, Chas M Straub, 122 Bowery.—2851.

Mott st, No 131, plumbing, toilets, to two 5-sty brk and stone tenements; cost, $1,300; J J Slevin, 25 Spring st; ar't, Wm J Dilthey, 1 Union sq.—2879.

Mulberry st, No 24, toilets, partitions, windows to two 4 and 5-sty brk and stone tenements; cost, $3,000; J B Peirano, 22 Mulberry st; ar't, O Reissmann, 30 1st st.—2858.

Mulberry st, No 22, toilets, partitions, windows to two 4-sty brk and stone tenement; cost, $4,000; J B Peirano, 22 Mulberry st; ar't, O Reissmann, 30 1st st.—2876.

Madison st, No 256, fireproof, shaft, partitions, stairs to 6-sty brk and stone tenement; cost, $3,500; Mrs Mary O'Neill, 29 Essex st; ar't, Henry J Feiser, 150 Nassau st.—2869.

Norfolk st, Nos 50 and 52, 3-sty brk and stone side and front extension, 17x80.1, interior dome, side walls to 3-sty brk and stone bank; cost, $25,000; The State Bank, 52 and 54 Norfolk st; ar't, Herbert R Mainzer, 170 5th av.—2854.

Pitt st, No 96, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $2,000; Theo Keller, 113 W 131st st; ar't, O Reissmann, 30 1st st.—2891.

Rivington st, Nos 11-13, bake oven, walls, to two 6-sty brk and stone tenements; cost, $1,000; Max Aaronson, 1200 Madison av; ar't, Harry Zlot, 230 Grand st.—2892.

South st, No 196, toilets, partitions, windows to 5-sty brk and stone tenement; cost, $1,500; Estate of Ella Wilson, 196 South st; ar't, Matthew Frey, 231 E 29th st.—2882.

Sheriff st, No 52, toilets, windows to 1-sty brk and stone shop; cost, $1,000; Hyman Garfunkel, on premises; ar't, Meyer J Horowitz, Pitkin and Stone avs, Brooklyn.—2884.

Thompson st, No 212, partitions, toilets, windows, columns, girders to 4-sty brk and stone store and tenement; cost, $2,500; D & G Cella, 25 Wooster st; ar't, John Ph Voelker, 979 3d av.—2853.

West st, Nos 15 and 16, toilets, partitions, windows, skylights, to two 4-sty brk and stone tenements; cost, $1,200; Stuyvesant estate, 141 Broadway; ar't, John H Friend, 148 Alexander av.—2875.

3d st, No 166 East, partitions, windows, to two 3 and 4-sty brk and stone tenements and stores; cost, $150; estate of Nicholas Schoen, 1191 Bushwick av, Brooklyn; ar't, Henry Klein, 505 E 15th st.—2888.

11th st, s s, 225 w 2d av, new stairs to 2-sty brk and stone church and Sunday-school; cost, $150; St Marks Church, on premises; ar't, E B Van Winkle, Jr, 115 E 70th st.—2873.

15th st, No 523 East, partitions, windows, skylights, to two 4-sty front and rear tenements; cost, $1,300; Thomas Krekeler, 83 Somers st, Brooklyn; ar't, Chas H Richter, 68 Broad st.—2896.

18th st, No 402 East, store fronts, to 5-sty brk and stone tenement and store; cost, $1,000; Geo Schultz, 242 E 23d st; ar't, Otto Strack, 66 E 92d st.—2895.

19th st, No 209 West, store fronts, toilets, to 4-sty brk and stone tenement and store; cost, $5,500; Hugh E O'Reilly, Woodmere, L I; ar't, Fred Ebeling, 420 E 9th st.—2878.

22d st, No 206 E, toilets, partitions, windows to two front and rear and 3 and 4-sty tenements; cost, $800; Katie Geisselbrecht, on premises; ar't, Chas H Richter, 68 Broad st.—2850.

23d st, No 404 E, toilets, partitions, windows to 5-sty brk and stone tenement; cost, $2,000; S Robinson, 404 E 23d st; ar't, O Reissmann, 30 1st st.—2857.

23d st, No 406 E, toilet, partitions, windows to 5-sty brk and stone tenement; cost, $2,000; S Robinson, 204 W 83d st; ar't, O Reissmann, 30 1st st.—2863.

23d st, Nos 408 and 410 E, toilets, windows, partitions to two 5-sty brk and stone tenement; cost, $4,000; M E Henderson, 204 W 83d st; ar't, O Reissmann, 30 1st st.—2864.

25th st, No 411 W, vent shaft, toilets, partitions to two 4 and 5-sty front and rear tenements; cost, $1,000; Julia E McMahon, 551 W 147th st; ar'ts, J B Snooks Sons, 73 Nassau st.—2867.

27th st, No 157 West, toilets, partitions, sinks, to 2 front and rear 4-sty brk stores and tenements; cost, $750; Benj Sire, 22 W 59th st; ar't, Thos S Goodwin, 302 14th st, Brooklyn.—2893.

41st st, Nos 446-448 West, toilets, partitions, windows, to four 4-sty brk and stone tenements; cost, $5,000; Shimans & Solomann, 201 W 41st st; ar't, John H Knubel, 318 W 42d st.—2881.

42d st, Nos 421 and 423 W, windows, partitions, skylights to two 5-sty brk and stone stores and tenements; cost, $5,000; N L & L Ottinger, 31 Nassau st; ar'ts, Schwartz & Gross, 347 5th av.—2860.

42d st, No 259 West, partitions, plumbing, to 4-sty brk and stone store and office building; cost, $500; J W Rosenberg, Philadelphia, Pa; ar't, John H Knubel, 318 W 42d st.—2899.

47th st, Nos 133-137 West, partitions, stairways, entrance to 12-sty brk and stone hotel; cost, $500; The One Hundred and Thirty-Five West 47th St Co., 135 Broadway; ar'ts, Buchman & Fox, 11 E 59th st.—2894.

101st st, No 102 W, partitions to 6-sty brk and stone store and hall; cost, $250; H Markowitz, 30 W 20th st; ar't, Thomas W Lamb, 224 5th av.—2859.

117th st, No 407 E, partitions, to 4-sty brk and stone tenement; cost, $250; Ph Potash, 2056 7th av; ar't, O Reissmann, 30 1st st.—2874.

118th st, No 158 E, partitions, windows, toilets, plumbing to 5-sty brk and stone tenement; cost, $6,000; S & E Zipkes, 283 East Houston st; ar't, M Zipkes, 147 4th av.—2855.

Av B, No 277, partition, windows, chimney, toilets to 5-sty brk and stone store and tenement; cost, $5,000; Isadore Sinkowitz, 89 E 1st st; ar'ts, Gross & Kleinberger, Bible House.—2868.

Amsterdam av, w s, 831 n 190th st, move Ferris wheel; cost, $3,000; Thos Patten, 1 Broadway; ar't, Robert E Moss, 12 Elm st.—2890.

Bowery, No 295, toilets, partitions, tank windows to 5-sty brk and stone store and shops; cost, $1,500; C R Farnolo, 45 E Houston st; ar't, O Reissmann, 30 1st st.—2865.

Greenwich av, n e cor 10th st, install bake oven, excavate cellar, to 3-sty brk and stone store; cost, $3,000; H B Cushman, 18 Greenwich av; ar't, A H Taylor, 6 E 42d st.—2889.

Lenox av, No 363, partitions, windows, to 5-sty brk and stone tenement; cost, $1,000; John Weber, 335 Lenox av; ar't, C H Dietrich, 42 Union sq.—2880.

Lenox av, Nos 145 to 149, partitions, windows, store front, to three 5-sty brk and stone stores and tenements; cost, $18,000; Alexander Grant, 866 E 163d st; ar't, Harry T Howell, 3d av and 149th st.—2886.

Madison av, e s, 58th to 59th sts, add 1-sty staircase, partitions to two 1, 2 and 3-sty brk and stone stores and hall; cost, $30,000; Walter J Salomon, 500 5th av; ar'ts, Hedman & Schoen, 302 Broadway.—2862.

Park av, No 629, 1-sty and cellar brk and stone rear extension, 22.8x29.11, partitions, dumbwaiter shaft, girder to 4-sty brk and stone store and tenement; cost, $2,500; Henry G Merkel, 624 Park av; ar't, John Ph Voelker, 979 3d av.—2866.

1st av, No 637, toilets, windows, partitions to 5-sty brk and stone tenement; cost, $3,000; Mary A Larkin, 116 W 129th st; ar't, C H Dietrich, 42 Union sq.—2852.

1st av, No 131, 1-sty brk and stone side extension, 11.9x8 to 5-sty brk and stone tenement; cost, $200; B Porges, 131 1st av; ar't, Jacob Fisher, 296 E 3d st.—2871.

2d av, No 1210 | alter freight elevator shaft, iron girders, to two

64th st, No 302 E| 4 and 5-sty brk and stone stable buildings; cost, $1,500; Peter Curran, 432 E 57th st; ar't, Chas Gens, Jr, 210 E 56th st.—2885.

2d av, No 1984, partitions, windows, show fronts, to 5-sty brk and stone tenement; cost, $500; M H Schonzeit, on premises; ar't, O Reissmann, 30 1st st.—2883.

2d av, No 156, alter partitions, to 3-sty brk and stone store; cost, $250; I H Rosenfeld, 156 2d av; ar't, Emery Roth, 20 E 42d st.—2898.

3d av, s w cor 44th st, plumbing fixtures, partitions, store fronts, to 4-sty brk and stone store and tenement; cost, $5,000; Thomas Conville Brewing Co, 336 E 46th st; ar't, Fred Ebeling, 420 E 9th st.—2897.

7th av, s w cor 140th st, store fronts to 7-sty brk and stone store and tenement; cost, $600; Herb & Doctor, 198 Broadway; ar'ts, Schwartz & Gross, 347 5th av.—2877.

### BOROUGH OF THE BRONX.

133d st, n s, 95.8 w Willow av, 2-sty frame extension, 11x13, new toilet, new partitions, &c, to 2-sty frame dwelling; cost, $2,000; Mrs Annie Roone, 741 Jennings st; ar't, Robt Glenn, 427 E 148th st.—579.

149th st, s e cor 3d av, new store front to 2-sty brk stores and offices; cost, $200; Fleischman Realty Co, on premises; ar't, Louis Falk, 2785 3d av.—573.

154th st, n s, 145.2 w Courtlandt av, new bathroom, new cornice, new partitions, &c, to 2-sty brk dwelling; cost, $800; Fred Dillemuth, 868 Courtlandt av; ar't, M J Garvin, 3307 3d av.—586.

175th st, e s, 168 s Tremont av, 1-sty frame extension, 18x8, to 2-sty frame store and dwelling; cost, $250; Selme McCarthy, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—582.

Anthony av, No 2066, 1-sty frame extension, 11x14, to 2-sty frame dwelling; cost, $500; Chas Brusie, on premises; ar't, Chas S Clark, 709 Tremont av.—575.

Alexander av, No 139, new door, new fireproof ceiling to 5-sty brk store and tenement; cost, $200; Frank A Antes, on premises; ar't, Franz Wolfgang, 787 E 177th st.—No 578.

Bryant av, No 1220, 1-sty brk extension, 11x5.6 to 2-sty frame dwelling; cost, $250; Patrick H O'Neill, on premises; ar't, Chas S Clark, 709 Tremont av.—574.

Commonwealth av, No 316, 1-sty frame extension, 13.9x10, to 2½-sty frame store and dwelling; cost, $250; Mary Noonan, on premises; ar'ts, Moore & Landsiedel, 148th st and 3d av.—587.

Gun Hill road, s w cor Olinville av, move 2-sty frame store and dwelling; cost, $500; Edward Brenan, 213th st and 2d av; ar't, John Davidson, 227th st and 2d av.—584.

Gun Hill road, s s, 36 e Stations pl, move and increase to 3 stories 2½-sty frame dwelling; cost, $500; George Lyden, on premises; ar't, Chas Schaefer Jr, 1 Madison av.—583.

Jerome av, e s, 99 s Woodlawn av, 1-sty frame and glass extension, 20.6x50.2 to 1-sty frame and glass greenhouse; cost, $500; G A Beetz, 233d st and Napier av; ar't, Paul C Hunter, 17 Broadway.—581.

Monroe av, No 1257, new bay windows, new partitions, to 3-sty frame store and tenement; cost, $350; Rudolph Walter, on premises; ar't, Franz Wolfgang, 787 E 177th st.—585.

Nelson av, n e cor 169th st, general repairs to 1-sty frame store; cost, $350; J & M Haffen Brewing Co, Melrose av and 152d st; ar'ts, Charles Baxter & Son, 360 Alexander av.—588.

St Lawrence av, e s, 100 s Merrill st, 1-sty frame extension, 14x15 to 2-sty frame store and dwelling; cost, $1,000; B J Reynolds, 122 E 98th st; ar't, B Ebeling, West Farms road.—577.

Tyndale av, w s, 300 s 259th st, 1-sty frame extension, 13.6x8 to 2½-sty frame dwelling; cost, $50; Mary Walsh, on premises; ar't, Wm H Walsh, on premises.—580.

3d av, No 3811, new columns, new partitions, &c, to 1-sty dwelling and amusement hall; cost, $300; Ferdinand Hecht, Wm Derrick, 613 W 144th st, lessee; ar't, Fred Hammond, 943 Washington av.—576.

# Construction News Reports

## From the Surrounding Country

### Queens County.

GLENDALE.—A 4-sty brk school, 154x166 ft., will be erected by the city on Myrtle av, n s, bet Washington av and Ridgewood pl, Glendale, for which Architect C. B. J. Snyder has prepared plans. The cost is placed at $315,000.

FLUSHING.—Mary E. Lever, Franklin pl, Flushing, will improve Main st, s w cor Locust st, Flushing, with a 3-sty brk store and office, 50x90, to cost $30,000. W. W. Knowles is architect.

LONG ISLAND CITY.—A frame storage building, 103x200 ft., will be erected on Vernon av, w s, 161 n Webster av, L. I. City, by the Bottlers & Manufacturers' Co, Vernon av, L. I. City. Architect, G. F. Koch.

FOREST HILLS.—Gown st, n s, 250 e Continental av and Seminole av, e s, 50 s Fyfe st, Forest Hills, will be improved by the Cord Meyer Development Co, of Elmhurst. Two frame dwellings, 27x30, will be built, to cost $10,000.

FAR ROCKAWAY.—Werner & Windolph, 27 West 33d st, Manhattan, have completed plans for a 2-sty dwelling, 23x43 ft., to be erected on Wavecrest av, Far Rockaway, by Louis Auerbach, 75 East 80th st, New York. Cost, about $13,000.

WOODHAVEN.—On Elwood pl, Woodhaven, Wm. H. Wade, Jr., 235 Elm st, Richmond Hill, will erect three frame dwellings, to cost $9,000. H. E. Haugaard is architect.

WOODHAVEN.—A. W. Ronniberger, of Mt. Carmel, Pa., will build on Woodhaven av, e s, n Dalrymple av, Woodhaven, three frame dwellings, 20x42, to cost $12,000. Henry E. Haugaard is architect.

LONG ISLAND CITY.—On Temple st, s w cor Crescent, L. I. City, the First Methodist Episcopal Church will erect a 1-sty brk church and Sunday school, 64x130, to cost $55,000. F. Y. Parsons is architect.

### New York State.

OSSINING.—Wilson Potter, Manhattan, has completed plans for a high school building for the board of eduction, Ossining, N. Y.

TROY.—The Polish Catholics will erect a church at the cor of Tyler and 4th sts. Stephen Bardar is chairman of the committee.

BUFFALO.—The Board of Governors of the Homeopathic Hospital has decided to erect a new hospital at Linwood and Lafayette avs, to cost $100,000.

ROCHESTER.—The D. B. N. Club, a fraternal organization of the 9th and 15th Wards, has purchased a plot of land at the southeast cor of Lyell av and Child st, and will erect a club house there. Plans are now in the hands of the house committee,

TROY.—The project of building an Odd Fellows Temple is under consideration. Address James Paterson, 2225 6th av, for information.

POUGHKEEPSIE.—Jackson & Rosencrans, 31 Union sq., Manhattan, were selected architects for the proposed Y. M. C. A. building at Poughkeepsie. L. H. Shaw is Gen. Secy.

### New Jersey.

NEWARK.—Sarah Wallace will erect a nursery at 27 Jay st. The cost will be $6,000. John A. Apgar is the architect.—George Keller will build a 3-family frame dwelling at 142 Ridgewood av. Charles Knopf is architect. Estimated cost is $4,000.—William Alexander Williamson will spend $8,000 in erecting a 1-family frame dwelling at 541 Clifton av. John H. & W. C. Ely are the architects.

JERSEY CITY.—Geo. M. Von Arx will prepare plans for a 2-sty public bath building for the city.

ELIZABETH.—J. A. Oakley & Son are preparing plans for remodeling the 3-sty club building for the B. & P. O. of Elks, at an estimated cost of $15,000.

BURLINGTON.—Members of the First Baptist Church are raising $40,000 with which it is proposed erecting a new edifice.

NEWARK.—John H. Dunn & Sons, real estate operators, Broad and Bank sts, have broken ground for another row of houses on 15th av. They propose building three 2-family houses at once, with a possibility of more in the near future. Estimated cost of three, $11,400.

NEWARK.—Plans have been completed and the architect, Edward A. Wurth, of 75 Market st, is ready for estimates under general or separate contracts for the erection of a 6-sty building for Edwin A. Kirch & Co., at 77-79 Market st. The new structure will be of brick construction, measuring 38 ft. square, and connect with the present building being used by the owners. The specifications call for a slate roof, floors of heavy mill construction, elevator and other improvements. Estimated cost, $18,000.

NEWARK.—John H. & Wilson C. Ely, of 800 Broad st, have completed the plans and are open for bids on a frame residence for Wm. A. Williamson, of 41 Nairn pl, this city. The structure, which will be located at 541 Clinton av, will cost $8,000.—About $6,500 will be expended by William H. Frey, of 253 Rose st, on the erection of a double flat at 701 South 20th st, according to plans as prepared by Wm. K. Schoenig & Son, of 418 Springfield av. The plans show a 3-sty building of frame construction, measuring 31½x56 ft. Each floor will provide two apartments, each consisting of five rooms and a bath.

ATLANTIC CITY.—Geo. E. Savage, of Philadelphia, is preparing plans for a 1-sty church for the Tabernacle M. E. congregation, Atlantic City, to cost $30,000.

SOUTH RIVER.—H. D. Dagit, of Philadelphia, has prepared plans for a church for the St. Mary's Roman Catholic congregation, South River.

ELIZABETH.—Louis Quien, Jr., 251 Elizabeth av, will receive estimates until Nov. 15 for the church, 65x140 ft., to be erected at Jersey and Reid sts, for the German Lutheran congregation. The cost is given at $100,000.

HOBOKEN.—F. Steigleiter is preparing plans for a 5-sty tenement and store building, 25x83 ft, at 613 Monroe st, for Sylvester Scutellaro, 609 Monroe st.

JERSEY CITY.—Geo. A. Flagg, 534 Summit av, is preparing plans for three 3-sty dwellings and stores, 50x56 ft., on Wayne, near Brunswick st, for Alphonse Lettieri, 268 Wayne st.

### Pennsylvania.

LANCASTER.—Seymour & Paul A. Davis, 1600 Chestnut st, Philadelphia, have prepared revised plans for the several buildings to be erected at the Thaddeus Stevens Orphan Home near Lancaster.

DANVILLE.—Contract for erecting buildings at the Hospital for the Insane at Danville, which was recently awarded, will probably be readvertised.

JOHNSTOWN.—The Johnstown Trust Co. is planning the erection in the spring of an 8-sty building, to cost $150,000.

HAZLETON.—Geo. W. Beard & Co., of Philadelphia, have secured the contract to erect an addition to the State Hospital at Hazleton at a cost of about $60,000.

EBENSBURG.—Boyd & Hall are preparing plans for the addition which the County Commissioners intend erecting to the jail at Ebensburg, to cost $50,000.

PHILADELPHIA.—The Stephen's Memorial Library Association, care J. F. Herbert, will have plans prepared for a 2-sty library building.

PITTSBURGH.—Alden & Harlow have completed plans for a 2-sty branch library building for the board of library trustees.

MYERSTOWN.—J. V. Poley, 160 and 162 2d av, Royersford, Pa., is preparing plans for a residence, 30x32 ft., for W. J. Deck, A. M., Myerstown.—J. V. Poley is also preparing plans for a residence, 32x32 ft., for C. A. Bowman, Myerstown.

BANGOR.—Wm. W. Bretherich, Real Estate Building, is preparing plans for three 3-sty twin residences, 32x50 ft., for Mr. Keenan, First National Bank Building.

### Massachusetts.

ATHOL.—It is stated that $15,000 and a site has been donated toward the erection of a Y. M. C. A. building on condition that an additional $15,000 is raised by the citizens.

BOSTON.—Contract to erect a factory for the Lovejoy Wharf Co. has been awarded to L. P. Soule & Co., 166 Devonshire st. Probable cost, $400,000. Winthrop Adams contemplates erecting a theatre on the site of the old Park Sq. Hotel, to cost $250,000.

SOMERVILLE.—The Board of Aldermen has decided to accept the offer of Andrew Carnegie to erect a library in West Somerville, at a cost of $25,000.

NEW BEDFORD.—N. C. Smith, Merchants' National Bank Bldg., has plans for a building for Abram Mendelson, 1135 Acushnet av, to contain two stores and four tenements. Cost, $10,000.

BELMONT.—C. H. McLare, 649 Massachusetts av, Cambridge, Mass., has plans for a residence at Belmont for A. N. Hederstedt, care T. H. Raymond, 678 Massachusetts av.

GREENFIELD.—Plans drawn by W. J. Howes, Holyoke, Mass., for a library building for the town have been accepted. Henry F. Nash is member of building committee.

LYNN.—Wheeler & Betton are preparing plans for an addition to the Episcopal Church of the Incarnation. Address Rev. W. I. Morse, pastor, 20 Kings Beach.

### Miscellaneous.

ALLEGHENY.—S. G. Mentel is preparing plans for a 2-sty stable for P. S. Hirckestein.

BANGOR.—The York-Bangor Slate Co. has formed for the purpose of constructing a plant near Bangor, to cost $200,000. It is stated that the quarries will be operated by electricity. M. G. Collings, of York, is president and Cotton Amy manager.

RED LION.—The School Board is considering a site, on which it is proposed erecting a 12-room school.

SAN FRANCISCO, CAL.—Armitage & Rowell, 1427 Post st, have prepared plans for an 8-sty steel frame building which is to be erected at Kearny and Sutter sts, by the Jacob Z. Davis Estate Co., to cost about $400,000.

ST. PAUL, MINN.—The State Board of Control is considering the erection of an addition to the city hospital to cost $120,000.

BALTIMORE, MD.—A site has been secured on Charles st and University Parkway on which it is proposed erecting a cathedral for the Episcopal Church of Maryland.

CHICAGO, ILL.—The Lithuanian-Americans of Chicago have secured a site at 46th st and Western av, on which it is proposed erecting a hospital costing $500,000. Jos. J. Elias is Pres. of Bd. of Control of the Trus.

KANSAS CITY, KANS.—W. W. Rose has prepared plans for a 3-sty Masonic temple for the Masonic Order, care Judge Holt and Dr. J. Lutz. Estimated cost is $100,000.

### Foreign Opportunities.

[Inquiries in which addresses are omitted are on file at Bureau of Manufacturers at Washington, D. C. In applying for addresses refer to the number.]

No. 1463. Sewer system and electric plant.—An American consul in South America reports that a city of about 200,000 inhabitants is about to issue a call for bids, open for four months, for contracts to supply drainage and electric power. He states that contracts will probably be tied together, and that interested houses should send an expert representative at once.

No. 1464. Sheet tin.—One of the American consuls in southern Europe writes that a large manufacturer of tin boxes in the city in question would like to correspond with American firms dealing in sheet tin, 20 by 28 inches, packed in cases containing 112 sheets. Prices to be quoted c. i. f. near-by city. If conditions were convenient, this firm would be disposed to make a contract for 10,000 cases yearly, monthly deliveries.

No. 1468. Cast-iron and Spiral-riveted steel piping.—An inquiry has been received by an American consul in Asia Minor for prices of American cast-iron and spiral-riveted steel pipes suitable for carrying water under pressure of from 50 to 70 pounds. The consulate requests that manufacturers of these articles interested in export business send their catalogues and price lists at once.

No. 1472. Catalogues for consulate.—The American Consulate, Amoy, China, would like to receive catalogues, commercial publications, etc., from all American business houses desiring to enter that field. American export houses dealing in foodstuffs, such as canned goods, dried fruits, grain, etc., are invited by the Consulate to send particulars.

No. 1577. Iron pipes, bars, sheets, and girders.—One of the American consuls in the Levant writes that a member of a well-known firm at the place in question called at the consulate recently and said that he felt confident that he could do a good business in wrought and cast-iron pipes for water and gas if he could arrange with some American dealer or manufacturer. The consul adds that a good trade is also carried on there in iron bars, sheets, and girders, there being from 4,000 to 5,000 tons of all descriptions imported annually from European countries.

No. 1585. Square galvanized tubes.—An American consular officer in Europe reports that a business man at the place in question would like to hear from American makers of square galvanized tubes with a resistance at breaking point of 40 kilograms (kilogram, 2.2 pounds) per square millimeter (square millimeter, .00155 square inch), and of the following dimensions: Seventy millimeters (millimeter, .0394 inch), side length, 3.75 millimeters thickness, 6 meters (meter, 39.37 inches) long; 35 millimeters side, 2.75 millimeters thickness, 13.25 meters long.

No. 1587. Hardware, metal beds, farm implements, firearms, etc.—One of the American consuls in South America reports that an extensive hardware dealer at the place in question has been induced to put in stock quite a full line of American goods. He wishes, so far as possible, to deal strictly with the manufacturer, and it is suggested that catalogues with prices, cash discounts, etc., be sent to his address. These catalogues should cover all lines of hardware, including bedsteads and springs, glass, wall paper, machine tools, lighter farm machinery and tools, arms and ammunition, etc.

No. 1590. New jail and market building supplies.—One of the American consuls in Latin America reports that the city in question has under consideration the erection of a new jail and also a new market building. At present the indications are that these buildings will be constructed of reinforced concrete.

No. 1592. Iron beams, hardware, surgical instruments, tiles, petroleum, etc.—One of the consular officers in the Levant reports that a business official there would like to hear from American manufacturers of or dealers in iron beams, hardware, surgical instruments, tiles, petroleum and oleomargarine.

## Public Parks in Greater New York.

HOW many parks are there in Greater New York? What is the area in acres? What is the tax valuation? There are comparatively few people who can answer these questions, even approximately correct. Were their names to be read to them, probably in a large number of cases the reply would be, "I have never heard of that one; where is it?"

There are about one hundred and six parks in Manhattan, Brooklyn, Queens and the Bronx. In Manhattan the three principal ones are Central, Riverside and Highbridge in the order named. The first one has 843 acres, of which 185 acres are in lakes, 400 in forests, in which have been planted one-half million trees and shrubs, 9 miles of roads, 5¼ miles bridle paths, 31 miles of walks. The assessed valuation is approximately $100,000,000. The second one on the list contains 140 acres and is assessed for about $5,200,000. The third one, 63 acres in size, is assessed for $725,000.

City Hall Park is the most valuable plot of land owned by the city, for its size. It contains 8 acres and is assessed for $27,000,000.

Battery Park is another very valuable holding. Twenty-one acres in size it is assessed on the books for about $14,775,000.

The total number of park acreage in Manhattan is 1,310, and the assessed valuation is $173,936,500.

The assessment figures are purely nominal. Were the property to be split up into building lots it would bring much more than these figures. As an example the old Stewart building on the northeast corner of Chambers st and Broadway not very long ago was sold for about $4,000,000. This property is 151.3 on Broadway, 225 on Reade st, 151 ft. on the easterly line and 227.10 on Chambers, or roughly speaking, about seven-eighths of an acre.

In Brooklyn the principal park is Prospect, which comprises 516 acres, and it also includes about 40 acres devoted to the parade ground. This public playground is assessed at about $27,912,000.

The total number of acreage devoted to parks in Brooklyn is 1,026, and the assessed valuation is about $40,000,000.

In the Borough of Queens, Forest Park is the largest, having 526 acres of ground. The valuation of this tract is about $1,750,000.

The parks of the Bronx lead in acreage over all the other boroughs, and probably some day will have the greatest value. There are sixteen all told, including Bronx, Pelham Bay and Van Courtlandt. Bronx Park has an acreage of 661, and the assessed valuation is $5,756,700. It will be remembered that the Zoological Gardens are located here, and in the course of a few years it is expected to make this the handsomest one of its kind in the world. The largest one in the whole city is Pelham Bay, which comprises 1,756 acres, and is assessed by the city for $7,638,500. There is a great deal of water front belonging to this part of the city's holdings and it has a great deal of natural beauty. The second largest is also situated in the Bronx. This one, Van Courtlandt, is 1,132 acres in area and is assessed for $9,851,000. One of the features of this last named place is its golf course. It is beautifully situated in both rolling and flat country, and is patronized very extensively by lovers of the sport.

The total acreage of all the parks in the Bronx is 3,851 and the assessed valuation $29,441,900.

The total number of acres that are devoted to park purposes in the four boroughs mentioned is 6,742 and the total assessed valuation is about $243,064,000.

### Brooklyn Builders Laying Plans for Coming Year.

Building operations in Brooklyn are still about $3,000,000 in advance of the previous year. Although the figures of the building department for October exhibit a continued lowering in the cost of new structures, for which plans were filed during the month preceding the present, when compared with the corresponding period in 1906, yet the total of new building for 1907 still exceeds that for 1906 by a considerable margin. Many builders are already laying plans for 1908, and from present indications it would seem that a greater number of small private houses will be erected next spring than those of the two-family type. It is generally conceded that the building of two-family houses has been overdone, especially in South Brooklyn, where there are still many to be had at low figures and on most any terms. Among the new buildings to be commenced in that section is a row of fourteen 3-sty brick dwellings to be erected by E. H. Bishop, of 20 Halsey st, at a cost of about $84,000. It is quite likely that similar operations will be started during the winter in both the Dyker Heights and Bensonhurst sections.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Nov. 1 to 7, inc. | | 1906. Nov. 2 to 8, inc. |
|---|---|---|---|
| Total No. for Manhattan | 198 | Total No. for Manhattan | 263 |
| No. with consideration | 7 | No. with consideration | 11 |
| Amount involved | $211,900 | Amount involved | $622,950 |
| Number nominal | 191 | Number nominal | 252 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 10,823 | 18,397 |
| No. with consideration, Manhattan, Jan. 1 to date | 726 | 1,101 |
| Total Amt. Manhattan, Jan. 1 to date | $40,240,502 | $59,083,837 |

| | 1907. Nov. 1 to 7, inc. | | 1906. Nov. 2 to 8, inc. |
|---|---|---|---|
| Total No. for the Bronx | 152 | Total No. for The Bronx | 235 |
| No. with consideration | 8 | No. with consideration | 42 |
| Amount involved | $35,775 | Amount involved | $86,670 |
| Number nominal | 144 | Number nominal | 193 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 7,965 | 10,733 |
| Total Amt., The Bronx, Jan. 1 to date | $6,470,446 | $7,091,655 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **18,788** | **29,130** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$46,710,948** | **$66,175,492** |

**Assessed Value, Manhattan.**

| | 1907. Nov. 1 to 7, inc. | 1906. Nov. 2 to 8, inc. |
|---|---|---|
| Total No., with Consideration | 7 | 11 |
| Amount Involved | $211,900 | $622,950 |
| Assessed Value | $138,500 | $542,000 |
| Total No., Nominal | 191 | 252 |
| Assessed Value | $8,828,700 | $10,137,300 |
| Total No. with Consid., from Jan. 1st to date | 726 | 1,101 |
| Amount involved " " | $40,240,502 | $59,083,837 |
| Assessed value " " | $27,036,400 | $41,345,775 |
| Total No. Nominal " " | 10,196 | 17,296 |
| Assessed Value " " | $323,133,300 | $576,828,510 |

MORTGAGES.

| | 1907. —Nov. 1 to 7, inc.— Manhattan. | Bronx. | 1906. —Nov. 2 to 8, inc.— Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 186 | 120 | 334 | 192 |
| Amount involved | $7,239,779 | $671,160 | $6,826,668 | $699,996 |
| No. at 7% | 1 | ..... | ..... | ..... |
| Amount involved | $20,000 | ..... | ..... | ..... |
| No. at 6% | 99 | 49 | 131 | 82 |
| Amount involved | $5,335,229 | $324.536 | $1,236,668 | $184,232 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 10 | 16 | 4 | 14 |
| Amount involved | $288,000 | $70,124 | $46,500 | $96,025 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 53 | 32 | 113 | 57 |
| Amount involved | $1,153,350 | $191,100 | $3,081,450 | $285,125 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 2 | ..... | 24 | 1 |
| Amount involved | $55,000 | ..... | $793,000 | $8,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 3 | ..... |
| Amount involved | ..... | ..... | $41,500 | ..... |
| No. at 3% | 1 | ..... | ..... | 1 |
| Amount involved | $1,300 | ..... | ..... | $3,500 |
| No. without interest | 20 | 23 | 59 | 87 |
| Amount involved | $386,900 | $85,400 | $1,627,550 | $123,114 |
| No. above to Bank, Trust and Insurance Companies | 26 | 3 | 61 | 36 |
| Amount involved | $1,155,000 | $10,800 | $2,171,150 | $62,091 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 10,579 | 15,823 |
| Total Amt., Manhattan, Jan. 1 to date | $284,127,763 | $325,118,490 |
| Total No., The Bronx, Jan. 1 to date | 7,145 | 7,986 |
| Total Amt., The Bronx, Jan. 1 to date | $65,442,962 | $57,179,939 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **17,724** | **23,809** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$349,570,725** | **$382,298,429** |

PROJECTED BUILDINGS.

| | 1907. Nov. 1 to 8, inc. | 1906. Nov. 3 to 9, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 7 | 17 |
| The Bronx | 25 | 41 |
| Grand total | 32 | 58 |
| Total Amt. New Buildings: | | |
| Manhattan | $137,440 | $598,300 |
| The Bronx | 738,150 | 207,250 |
| Grand Total | $875,590 | $805,550 |
| Total Amt. Alterations: | | |
| Manhattan | $168,950 | $109,410 |
| The Bronx | 8,000 | 12,950 |
| Grand total | $176,950 | $122,360 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 891 | 1,529 |
| The Bronx, Jan 1 to date | 1,673 | 1,870 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,564** | **3,399** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $70,051,400 | $104,128,890 |
| The Bronx, Jan. 1 to date | 18,856,394 | 24,380,530 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$88,907,794** | **$128,509,420** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$14,757,479** | **$18,493,060** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Oct. 31-Nov. 6, inc. | 1906. Nov. 1 to 7, inc. |
|---|---|---|
| Total number | 615 | 837 |
| No. with consideration | 26 | 67 |
| Amount involved | $173,654 | $401,597 |
| Number nominal | 589 | 770 |
| **Total number of Conveyances, Jan. 1 to date** | **29,021** | **32,967** |
| **Total amount of Conveyances, Jan. 1 to date** | **$17,696,737** | **$24,757,917** |
| **Total No. of Conveyances for Oct.** | **2,104** | **3,465** |
| **Total Amt. of Conveyances for Oct.** | **$600,745** | **$2,032,869** |
| **Total No. of Nominal Conveyances for Oct.** | **2,009** | **3,254** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 484 | 884 |
| Amount involved | $1,990,515 | $3,437,578 |
| No. at 6% | 300 | 390 |
| Amount involved | $1,025,940 | $1,032,887 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 133 | 162 |
| Amount involved | $523,700 | $820,050 |
| No. at 5¼% | ..... | 1 |
| Amount involved | ..... | $1,000 |
| No. at 5% | 39 | 305 |
| Amount involved | $289,075 | $1,489,766 |
| No. at 4½% | ..... | 1 |
| Amount involved | ..... | $150 |
| No. at 4% | ..... | 1 |
| Amount involved | ..... | $4,500 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 12 | 24 |
| Amount involved | $151,800 | $89,725 |
| **Total number of Mortgages, Jan. 1 to date** | **29,710** | **33,779** |
| **Total amount of Mortgages, Jan. 1 to date** | **$127,754,375** | **$139,040,501** |
| **Total No. of Mortgages for Oct.** | **2,107** | **3,581** |
| **Total Amt. of Mortgages for Oct.** | **$8,203,994** | **$15,077,913** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 98 | 119 |
| Estimated cost | $593,770 | $877,455 |
| Total Amount of Alterations | $121,425 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,755** | **7,450** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$59,380,120** | **$55,761,575** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,884,903** | **$4,530,168** |
| **Total No. of New Bldgs. for Oct.** | **480** | **931** |
| **Total Amt. of New Bldgs. for Oct.** | **$3,535,495** | **$6,379,308** |

## The Week.

The week just past was very quiet in the real estate field. Broken into as it was by Election Day, there was not very much accomplished from a sales standpoint. A 7-sty mercantile building in University pl was purchased by an investor, and a loft building on Broadway also figured in the sales reported. A number of middle-priced apartments and dwellings also changed hands. A number of leases were reported, the largest being the 5-sty building, 11 West 34th st. This house occupies a lot 25 ft. front and has an extra depth of 126.6. There is a right-of-way through to 35th st on this property which has caused a great deal of discussion in the past. The lease is for a term of twenty-one years, with two renewals, at an annual rental of $25,000. The same lessee has another large lease in the same street, situated at 1 West 34th st, for which she pays $20,000 a year. Both stores are next to the McCreery establishment, one on the easterly side and the other on the westerly.

The mortgage market is in better condition this week than it has been for some time past. While there were only a few large amounts loaned out, still the number of mortgages recorded showed an increase of about 25% in Manhattan. In the Bronx the number recorded was about the same as last week. The largest loan of the week was given by the Plaza Operating Co., of the Plaza Hotel, 59th st and 5th av, to the Trust Company of America. This mortgage is for $4,500,000, at 6%, and was drawn August 15 and is due on October 1, 1910. The estate of Russell Sage made a loan of $200,000 to Strange & Slawson on the property 110 ft. west of 6th av, on the north side of 40th st, for a term of three years, with interest bearing 5%. Another was made by John O. Baker, who represents Charles T. Barney, and was in the form of a building loan. Joseph Freedman is the borrower and is going to erect a large apartment house on the northeast corner of Riverside Drive and 94th st. On the house 17 East 51st st $150,000 was loaned by Fred. R. Coudert to Frank K. Sturgis.

The real estate brokers throughout the city are optimistic on the general market condition. Many of them have expressed themselves as being well satisfied with the condition of affairs. They say that while business has been slow for the last few months, still they look for it to pick up weekly from now on. The first of November is always a bad time for the money

market. Many mortgages fall due on this date, and the placing of new money in this branch of the real estate field does not really occur until all the old outstanding ones are out of the way.

The total number of private sales reported for the week is 32, of which 16 were below 59th st, 12 above and 4 in the Bronx.

## THE AUCTION MARKET

THE week just past was one of the worst in the year from an auction standpoint. On some holidays, such as July 4 and Labor Day, there are large sales in this branch of the business, but Election week and Christmas week have just the opposite result. People are thinking of other things, and especially at this time, when the city at large is upset by financial troubles of one kind or another, there are few inclined to buy, and would rather hold on to what they have. This is, of course, a mistake from a business standpoint, for to buy something cheap one must purchase when no one else wants it and must sell when there is a large demand. There were only twenty-two offerings, and with the exception of three pieces they were all either adjourned, bid in, withdrawn or purchased by the plaintiff or defendant. There was practically no outside buying. The parcels offered were of the general run, neither good, bad nor indifferent, and there was nothing of especial note to attract attention. At the stand of Joseph P. Day on Monday No. 503 Manhattan av, 3-sty dwelling, 15x80, was bought by the Legal Realty Co., and on the following Wednesday at the stand of Samuel Goldsticker No. 336 West 85th st, 25x102, vacant, was purchased by George Backer for $16,945. At the stand of Lounsberry & O'Connor a plot 400x800 irregular on Riverdale lane was knocked down to Earl G. Pier for $40,000.

## Prospects in the Bronx.

Real estate brokers in the Bronx feel much encouraged by the way prices have held in this section since the recent upheaval in the lower part of the city.

It is claimed, and it cannot be successfully disputed, that the Bronx has made its greatest strides during business depressions or immediately following so-called hard times. Bronx real estate dealers claim that already they can see an influx of renters from the West Side and other sections where rent is higher, and that a general business depression, or threatenings of one, would quickly fill the few vacant houses and apartments and warrant the investment of more money in improving real estate.

While some brokers hold that vacant lots on desirable business thoroughfares are being now held at prohibitive prices, they all agree that even at the present figures the builder can save a considerable sum of money by building in the Bronx. A smaller investment calls for smaller rents, and smaller rents attract more quickly profitable renters. That the titles of the best lots are now held by financially strong interests is evident by the very few bargains offered. In all sections prices are held firmly, and it is doubtful that with the larger sums of money now available for mortgage purposes at normal interest, if the expected shake-out will take place. Money for first mortgages is getting more plentiful daily and is expected to increase as depositors in several trust companies and savings banks are enabled to draw out their deposits.

Clement H. Smith, of Tremont av, said that with him business was pretty good and real estate in the Bronx was decidedly picking up. "All we want now is a little more elastic currency."

Geo. E. Buchbee, of 708 Tremont av, said that "people are finding out that after all real estate is the very best and safest investment. While business is still quiet, I believe that in a month from now there will be more buyers of improved real estate. But the real estate boom will not materialize until after Presidential election."

Mr. Bryan, of Williams & Bryan, of 2796 3d av, said they were getting many inquiries for small houses and were selling one occasionally. "Renting is now our best barometer of what the future holds out for Bronx property owners. We find," said Mr. Bryan, "that the demand now is for smaller apartments, and that three and four room apartments are renting better than larger ones."

E. J. Busher, of 627 East 149th st, said that business in the Bronx was normal. "Prices are being held remarkably well and it is only occasionally that an owner is anxious to sell at a sacrifice. Money for mortgages is getting more plentiful daily, and when the money tied up in banks is released much of it will be quickly diverted into real estate channels. Personally I anticipate good business after the first of January, as all the present indications point that way."

S. Marcus & Sons, of 3141 3d av, also anticipated an early resumption of real estate activity.

W. E. Brooker, of Tremont av, said that he believed the present financial flurry would act to strengthen the real estate market and that money for mortgages was now much easier to be had.

## Expert Testimony in Condemnation Proceedings.

By CHARLES GRIFFITH MOSES.

EXPERT testimony, in my opinion, is a subject that can be learned in the school of experience only, and many men of life-long training in the real estate business—men who are expert appraisers and veritable mines of real estate lore—do not make successful experts on the witness stand because they do not know how to convey this knowledge to the best advantage of their clients.

It has always seemed to me that the highest grade of real estate work is expert appraising, and that that one department, more than any other, raises the real estate business nearer to a profession. It is extremely difficult to lay down any rule, or series of rules, as to how to testify as an expert in a condemnation proceedings,* or to give you by rote any method of preparing yourself for this ordeal; and it is an ordeal I can assure you, until you become more or less callous to the searching cross-examinations of a bright and able assistant corporation counsel, or the sometimes very pertinent questions of a conscientious commissioner. But I will try to give you a few pointers gathered from my own experience and from the experience of some of my preceptors, which I hope may be of some value to you.

In the first place, I will give you a brief outline of what happens when a piece of real estate is taken for public purposes by condemnation under the laws of eminent domain. I won't go into the preliminary legal steps, as that part of the proceedings does not directly concern the witness, although it is very useful and valuable for him to learn. We will start after the various city departments, the local board, the board of estimate and apportionment, the Supreme Court, the commissioner and the corporation counsel have gotten matters under way. Briefly, after the three commissioners have been appointed, have organized, viewed the premises and received proof of title, they are ready for the witness.

The attorneys for the property owner whose real estate is to be taken put witnesses on the stand and endeavor to prove by them the fair market value of the land or buildings affected, as the case may be. Then the corporation counsel, through one of his assistants, cross-examines the witnesses for the property owners. Then the city puts its witnesses on the stand and they in turn are cross-examined by the various attorneys for the property owners. Then the commissioners fix the amounts to be paid the property owners, and finally the report of the commissioners is presented before a judge of the Supreme Court for confirmation. Some reports are confirmed at once, and some are sent back for review and change for various reasons. This all seems simple enough, but don't think that it is, and that the months and months and often years through which an apparently simple little street opening or school site proceeding seems to drag along is time wasted, because as a rule it is not. There are a thousand and one legal points and twists and theories to be argued and discussed and ruled on and objected to, before a final result is obtained.

Now, as to the experts' part in all this. First, and of most importance, he must know his subject. He must be able to appraise the real estate taken in the proceeding in which he is employed. He must be sure of his values, and—here is the meat of the whole thing—he must be able to prove the values that he is sure of. Some of the best and ablest and most experienced appraisers in the city make very poor witnesses because they cannot prove what they absolutely know.

In my opinion the best witnesses are those that confine themselves to one particular section of the city or one character of real estate. The reason for this is quite obvious, for no man, I don't care who he is, can possibly keep posted on all parts of the city and can know the real estate happenings both at Hunts Point and lower Broadway as well as the two men, each of whom make each of those sections his specialty. If a man, in his mind's eye, can see the surroundings of a piece of property in question, not only the very block, but the district a mile in every direction and can call to mind automatically as it were, the character of the buildings and improvements, the recent changes, the contemplated improvements, the most recent sales, leases and mortgages and the true consideration and inside history of these transactions, his testimony carries ten times more weight and conviction than the answer of the witness who can't remember or isn't sure, or who hesitates or makes mistakes of facts.

The simplest and most effective way of proving the value of a conventional regular sized piece of property is by quoting sales of similar pieces in the immediate vicinity or in a similar location. This is not always possible for various reasons. Firstly, there may not have been any recent sales analagous to the plot in question, or, if there be such a sale, it may be at a figure above or below, its, in your opinion, actual value by reason of special considerations. If too low, a forced sale or a foreclosure, or if too high, because the owner of an adjoining plot needed it to complete a large plot for some special improvement. The knowledge that there was some reason for a

*From an address before the West Side Y. M. C. A.

sale at a figure above or below what you consider the market value of the property you are handling comes only to those that know the real estate happenings of their special section. For ordinary appraising the price at which property is held in a certain section or vicinity and actual offers that you know have been made and refused would be and are justly so, good guides to and criterions of value; but they would not be admitted as competent before a commission. Right here I might say that a good working knowledge of the rules of evidence is a very handy and valuable adjunct to the expert. Many a time I have had an opportunity to get in an answer to a question that I knew perfectly well would be ruled out on objections as incompetent, immaterial or irrelavent, and while such answer was ruled out, I got it before the commissioners and, although technically they could not consider it they certainly had it called to their attention and indirectly it might carry some weight.

Lack of sales in some neighborhoods does not necessarily mean that there is no demand for property in that section, but frequently means that there is little or no property there that is in the market for sale. As in sections such as the heart of the financial districts where property is held by rich corporations or firms for their own occupancy for business or by old estates, many of which will not or cannot sell for legal or other reasons; or in the high-class residence districts where most of the dwellings are occupied by their owners who do not care to sell at any figure; or in some neighborhood (especially the outlying ones) that are in a transition stage and where the owners are willing and able to hold until the new order of things becomes an established fact and a new basis of value obtains. In such cases where sales are few or figures such as do not, on the surface, represent the actual values, an expert must fall back on his general knowledge, and, if, in his qualification, he has shown that he is thoroughly familiar with the neighborhood, his general knowledge carries weight, but if he has not so shown familiarity, much of the effect on the commissioner is lost.

Frequently a witness is asked, in cross-examination, if he knows of such-and-such a sale, at, possibly, a wide divergence in price from that which he quoted as his basis of value. Then again, his familiarity with the section stands him in good stead. He must know the whys and wherefores of this sale; if improved, what kind of buildings are erected there. It may be that it is a superior improvement to that on the piece he is testifying about, or, on the other hand, it may be inferior. It may be that while the building is a good one it is not a proper improvement for the land as a dwelling in a business section, or a very fine building in a neighborhood calling for cheap improvements. If vacant property, there may be a host of reasons why the figure is above or below the one he uses as a basis. For example, physical conditions, such as high rock or bad bottom, or vice versa, as compared to the plot in question. Or, perchance, it is a small lot between two substantial buildings, the owner of neither of which cares to buy, and which lot, by itself, is too small for adequate and proper improvement. These things, I repeat, the expert must know.

I have always found that in quoting sales, the little phrase, "I have sold," carries much more conviction and weight with commissioners than the quotation of sales made by others. This, too, bears out my belief in localization, because the man who testifies in neighborhoods where his principal business is done can surely quote more of his own sales in that vicinity than the one who will testify as to values of property all over town. While an absolute knowledge of values should, of course, be the principal qualification of an expert, there are many other matters of a technical nature that he must be thoroughly familiar with. One of the most important and difficult of these matters is the proper method of valuing short lots, those more than 100 feet in depth and those of irregular shape.

Many real estate men differ as to the relative values of short lots or long lots, or irregular plots, or easements, or plottage, or added value for improvements. No fixed rule as to the handling of these different subjects can be made except that one's own experience must develop certain facts that either prove or disprove one's theories on these varied phrases. I strongly advise the working out of theories that can be proven and made to hold water and then sticking to them. The use of the Hofman and the Harmon Neil rules must be understood thoroughly and their use intelligently applied or they will prove boomerangs. These rules, while by no means perfect, are, I think, the only standards recognized at all whereby the values of rearage and frontage may be compared.

These rules sometimes work very well and equitably in certain cases, and are valuless in others; so care must be taken in using and applying them so that what worked well and smoothly in one case may not be brought up against one in another case where it is not applicable.

This holds good for many theories about conditions which may add to or detract from the value of land. For example, a double frontage may add very little to the value of certain classes of private dwellings or cheap tenements, but may be of immense advantage to certain kinds of business buildings or office buildings or high-class apartment houses. To return for a moment to the Hofman rule, I think that an experience of mine may be interesting:

One of the brightest and ablest assistants in the corporation counsel's office in the Bureau of Street Openings, had always attacked my use of the Hofman rule in relation to certain kinds of land. He had always given me a great deal of trouble in maintaining my position which, though I felt sure of myself, I could not prove by the "I have sold" method. Finally, a transaction came up in my office whereby the owner of certain rear land desired to purchase land between his and the nearest street to give him frontage for his, comparatively, inaccessible property.

The owner of the frontage desired to sell, as his front land was hardly deep enough to use by itself. The two, however, could not agree on a price, so I suggested the application of the Hofman rule. This was agreed to and I effected the sale on that basis. So, the next time that I was under cross-examination by the aforesaid assistant corporation counsel, and applied the Hofmann rule, I was able to use the "I have sold" argument, and it proved a clincher. Since then I have sold several pieces, both frontage and rearage, where the price was based absolutely on this rule.

I have always found it a pretty safe practice to keep clear of glittering generalities and to limit general rules to specific cases. Some theories that at the time the testimony is given seem to be true for all cases may react on you in the future in some widely divergent case where they do not apply at all; and, as a copy of all your testimony is on file in the corporation counsel's office, carefully indexed; and, as the assistants usually have very good memories, some general rule you have established without limiting it to a specific case, may hurt the value of your testimony in another case very materially.

Another thing that, as a general rule, it is well to avoid on the stand, is to value property offhand or on a different theory than the one you have adopted, unless you are very sure of your ground. It is your privilege to take all the time you want for consideration of new facts or features introduced by the cross-examiner, and frequently an offhand answer leads the witness into deep water. Depend on your notes, especially for figures, as much as possible, thus keeping your mind clear and your wits sharpened to parry apparently innocent questions which may get one into trouble. Frequently a question must be answered by a "yes" or a "no," and qualification or explanation of your answer may not be allowed. If possible, get your explanation in first before the "yes" or "no" and even if it is stricken from the record, the effect is there.

There is one other point I would like to bring out here, a point that was given me by my friend, the late Thos. C. Smith, and one which I have always considered very useful. When I first started to testify as an expert he happened to hear of it and called at my office and said "I want to give you some advice.

"Many expert witnesses," he said, "after a few years of this work, either break down physically or go crazy. I don't want to see you follow in their paths, so I am going to give you my panacea," which same I will now transmit to you, and while it may seem a small thing, and apparently trivial, I have found it very useful to me:

"In preparing your cases, evolve your theories, make up your figures, work out your proof, and your qualifications, and reduce it to writing. Make full notes and then dismiss it from your mind. Just before going on the stand, look over your notes, and, if you think necessary, revise your figures, and use your papers while you are testifying. When you have finished, dismiss the proceedings from your mind again, and, above all things, don't try to carry your figures in your memory. Of course, if you have but one case on at a time the memorizing and thinking about your testimony will not seem irksome or much of a strain; but if you are engaged in testifying in several proceedings during the same period, you will find this method a great saving of fatigue and brain work."

As I said before, the work of an expert appraiser is the highest branch of the real estate business, because the expert is retained absolutely for his opinion, just as a lawyer or a doctor or any other professional man is. It is also, strange as it may seem, the most remunerative. I say strange as it may seem, for it is not always true that the higher branches of all kinds of work are the most profitable financially. Good experts and high class appraisers are always in demand, both by the city and by the attorneys for the property owners, and a man who can give good value can command high prices. Lawyers who make a specialty of this work appreciate the difference between a good and a poor or a mediocre witness, and are always ready to pay well for the best service.

Very few lawyers doing general litigation conduct condemnation proceedings in their own office, but associate themselves with the specialist in this line, and, as the so-called condemnation lawyers number comparatively few, it does not take long for an expert to become well known to the best of these. A conscientious expert, with good ideas, a convincing way of answering questions, and ability to take care of himself, and, incidentally, his client, while on the stand, can always find plenty of employment.

## Who's Who in Real Estate—II.

DARIUS OGDEN MILLS is well known on both the Atlantic and Pacific coasts. He has been closely associated with real estate and banking interests in the West as well as in the East. He founded the firm of D. O. Mills & Co. in Sacramento, Cal., which is still one of the leading banking houses in interior California.



Mr. Mills erected and is the owner of the Mills building in Broad st, one of the largest in the city. It was considered a skyscraper in those days, and while there have been many built since which are taller and larger, still the Mills building is one of the most comfortable in the city. Great care was taken that as much light and air as possible should be had, and much office room was sacrificed to attain this end.

Some years ago Mr. Mills conceived the idea of building and operating hotels designed for men with small means, or those who are looking for employment and trying to live within their means. Mr. Mills in his address at the opening of his first hotel explained the situation as follows: "The Mills Hotel is intended for such self-respecting, self-supporting men, who desire cleanliness, comfort and convenience, but want also to lay up something toward attaining an independence. It should be understood, however, that it is in no sense a charitable concern. It is the intention from the very beginning to conduct the enterprise upon a business basis; and this implies that it shall be self-supporting. No patron of the Mills Hotel shall receive more than he pays for, unless it be my hearty good will and best wishes. I hope to give him," went on Mr. Mills, "a larger equivalent for his money than has been heretofore possible."

Mills Hotel No. 1 is situated at No. 1 Bleecker st. The charges at this place are 10 and 20 cents a night. There are 1,554 bedrooms, besides reading, lounging, smoking rooms, a library with all the latest books. So successful was this enterprise that Mills Hotel No. 2 was built in Rivington st. This building has 600 bedrooms and was an instantaneous success. The result of these two undertakings was the erection of the latest Mills Hotel, known as "No. 3," on the northeast corner of Seventh av and 36th st. The rates at this house are more than in either of the downtown ones, ranging from 30 to 40 cents a night. There are 1,875 rooms in this building, and this makes a total of 4,029 bedrooms in the three hotels. If they are all filled every night in the year, and that has been pretty nearly the case with the two older hotels down town, the annual receipts will be $208,962.50, not including restaurant receipts. While Mr. Mills has never taken the public into his confidence as to the financial success of his hotels, still it is understood that they yield something over 3% on the investment. At least he considers the undertaking profitable enough to continue building hotels.

Mr. Mills has been connected with a number of charities. He endowed the Mills Professorship of Moral and Intellectual Philosophy in the University of California. He is trustee of the Lick estate and Lick Astronomical Observatory. Among his real estate holdings are the following pieces of property, 158 Bleecker st, 11 Broad st, 12 Rivington st, 13 Varick st, 111 West 52d st, and 481 to 489 7th av.

### The Hotel Saranac at Auction.

On Wednesday, November 14, Joseph P. Day is going to put up at auction at the exchange salesroom, the Hotel Saranac, Broadway, just south of 42d st. This hotel was formerly known as the Rossmore, and runs through to 7th av. It is, at the present time, owned by the New Amsterdam Bank, and is voluntarily put up for sale. There have been a number of offers to rent this property but the bank thought that the most satisfactory way to dispose of the question was to sell it, and the one who wanted it most would get it. The building covering the plot is quite an old one, having been built in 1874, but it is located in what is now one of the choicest sections of the city. It is in the heart of the theater district on the west side of Broadway, and is 92.1 on that street, with a frontage of 89 feet on 7th av. All previous records are expected to be broken as to price, and the result of this sale is looked forward to with a great deal of interest by both owners of property in that section and by the real estate brokers.

The Trust Company of America has placed a mortgage of $4,500,000 on the new Plaza Hotel. This mortgage is second to one of $5,000,000, made Aug. 15, is due Oct. 1, 1910, and bears interest at the rate of 6%.

# PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

CATHERINE ST.—Joseph Diamond sold to Pietro Traverso 24 Catherine st, northwest cor of Henry st, a 6-sty tenement, with store, 19x100.

CENTRE ST.—Elizabeth V. Swift sold to the M. J. Fitzgerald Co., the present occupant, 58 Centre st, a 6-sty building, 24.6x89x irregular.

UNIVERSITY PL.—Frederick Fox & Co. sold for Henry R. De Milt to a client for investment the 7-sty and basement mercantile building 64 University pl. The building is fully rented.

VANDEWATER ST.—William A. White & Sons sold for Edward S. Gowne, of Baltimore, 40 Vandewater st, a 4-sty tenement, with store, 21.6x35.11. The last transaction of this property was in 1879.

WASHINGTON ST.—Horace S. Ely & Co. sold for Samuel Wolverton as trustee, 289 Washington st, a 4-sty building, 20.3x50, adjoining the northeast cor of Chambers st.

#### West 25th Street Properties Sold.

25TH ST.—Edgar T. Kingsley sold for Patrick J. Fox and the Daniel F. Quinn estate 336 and 338 West 25th st, two 5-sty double flats, with stores, 50x75, with a 4-sty stable at the rear, 25x75. This is the first sale of this property since 1853.

30TH ST.—Louis Rosenzwaike sold for the Dobbs estate of Hoboken, N. J., to Lena Rosenzwaike 242 East 30th st, a 5-sty double tenement, 25x98.9.

39TH ST.—Judge P. Henry Dugro, as trustee for the estate of Anthony Dugro, sold to Salvatore Di Saldo 303 East 39th st, a 5-sty tenement, 26x65.6. This is the first sale of the property in fifty years.

39TH ST.—Weil & Mayer sold to Henry Harburger and others 348 and 350 West 39th st, two 5-sty flats, 25x98.9.

41ST ST.—Sharlow Bros. bought from the estate of Thomas Walsh 441 West 41st st, a 1-sty building, 25x98.9. Klinker & Stroh were the brokers. The buyers own No. 439, adjoining, and also the abutting property, 442 West 42d st. They will erect on the combined site, which fronts 50 ft. on 41st st, and 25 ft. on 42d st, a 6-sty store and loft building.

57TH ST.—Davis & Robinson sold for the estate of William V. Brokaw the dwelling 29 West 57th st, 23x100. The new owner will remodel the building.

### NORTH OF 59TH STREET.

64TH ST.—Pease & Elliman sold for the estate of Louis Schoolherr 33 East 64th st, a 4-sty dwelling, 20x100. The buyer will occupy the house.

111TH ST.—B. Chenken sold for Julius A. Lowenstein to a Mr. Horowitz 230 East 111th st, a 6-sty flat, 30x100.11.

132D ST.—M. Kahn & Co. sold for Mrs. M. S. R. Ford 113 West 132d st, a 3-sty and basement dwelling with 2-sty brk garage in rear, 25x99.11.

#### Corner Sold on Avenue A.

AV A.—I. L. Levin sold for a client to M. Diamondston and H. Schwartz the n e cor of Av A and 76th st, a 5-sty tenement, with store, 26x100.

AV D.—Louis Baraginsky sold 136 and 138 Av D, two 5-sty tenements, 54x80, to Barnet Goldfein, who gives in part payment 225 to 229 South 3d st, Brooklyn.

MADISON AV.—Henry J. Kantrowitz sold for the Liebenthal Construction Co. to Anthony F. Koelble the new 6-sty apartment house, 50x72.6, on the east side of Madison av, 50 ft. north of 128th st.

#### Manhattan Avenue Purchase.

MANHATTAN AV.—Simon S. Friedberg bought 374 Manhattan av, adjoining the s e cor of 116th st, a 5-sty apartment house, 36.3x87.

MORNINGSIDE AV.—Leon S. Altmayer sold to a client for S. Morrill Banner the 7-sty fireproof elevator apartment house, 100x100, on the n e cor of Morningside av and 122d st. The house was built by Henry L. Felt about five years ago. This property was purchased for investment in the present market and is an all-cash transaction. There are seven apartments to a floor and 48 families in the building.

8TH AV.—John R. Davidson sold for Silverson & London to James J. Martin the southeast cor of 146th st and 8th av, a 6-sty 4-family flat, with stores, 40x100.

### WASHINGTON HEIGHTS.

JUMEL PL.—J. H. Harlam & Co. sold to Jacob Weinstein 125x100 on the west side of Jumel pl, 241.4 ft north of 167th st.

143D ST.—J. C. Hough has sold for the James S. Shea Co. the two 4-sty double flats, 243-245 West 143d st, 50x99.11.

### BRONX.

HEWES ST.—G. P. Truslow Co. sold the 3-sty and basement brownstone dwelling No. 166 Hewes st for M. Church.

BALCOM AV, ETC.—William P. Hogan sold for Joseph Diamond to Frank McEachern, 75x100, west side of Balcom av, 200 ft. south of Latting st; to R. W. Devine 50x100 on west side of Ellison av, 225 ft. north of Marrin st, and to P. V. Mitchell 2 lots on east side of Balcom av, 50 and 250 ft. south of Latting st, 25x100 each.

ROSEDALE AV, ETC.—Hertz & Co. sold for S. B. Steinmetz the following: 151 and 152 Rosedale av, two 2-family houses; also cor Parker av and Raymond st, 3-family house, and on Lyon av, near Grace av, one 2-family house; also for John A. Steinmetz to H. B. Steinmetz 5 lots, 125x100, on Vyse av, 150 ft. north of 172d st; also for Jacob Cohen to Frank Studley 2-family house on Olmstead av, 33 ft. south of Ellis av, Unionport, who gave in part payment 2 lots, 50x100, on north side of Garden st, 10 ft. east of Prospect av; also for Mr. A. Bentley to Adolf Berman a 2-family house, west side of Trafalgar pl, 105 ft. south 176th st.

3D AV, ETC.—Hall J. How & Co. sold for W. T. Purdy to a client 2770 3d av, with an "L" at 625 East 146th st, 28x80x75.

## LEASES.

Renton-Moore Co. leased for John T. Dooling to E. D. Garvine for a term of years a 3-sty private dwelling, 524 West 140th st.

Charles E. Duross has leased the 3-sty and basement dwelling 139 West 12th st for Leonidas L. Mial to Albert Tanzier for a term of years.

Denzer Bros. have leased for a term of years for William Steiner Sons & Co. to Hays, Levi & Co. two lofts, 30,000 square feet, in the building at 257-63 West 17th st.

E. H. Ludlow & Co. have leased for Daniel B. Freedman to Britt, Loeffler & Weil, wholesale druggists, the 5-sty building 255 Canal st, between Broadway and Lafayette st, for a term of years.

The Bankers Investing Co. has leased for a term of years the 4-sty and basement brownstone dwelling, size 24x98.9, No. 39 West 34th st, formerly occupied by the Arts Club. The tenant will make alterations to the building for business purposes.

Heil & Stern have leased for Andrew J. Kerwin, Jr., in the new building 27 to 35 West 24th st, the tenth loft, containing 10,000 square feet of space, for a long term of years, at an aggregate rental of $40,000. The lessees are Charles M. Cohen & Co.

Darius Palmer has leased for Elizabeth H. Larkin and the estate of Annie M. Sands to Benjamin B. Myers the 2-sty and store building on the southwest cor of 130th st and Amsterdam av, and known as 1414 Amsterdam av., for a term of five years, from May 1, 1908.

Frederick Fox & Co. have leased from the Richmond Realty & Construction Co. two floors, containing about 15,000 square feet, in the new Richmond Building at the northeast cor of 5th av and 15th st. The lessees are Henry W. Mali & Co., woolen merchants, now at 85 Worth st.

J. H. Harlam & Co. have leased for Messrs. William and Julius Bachrach the 3-sty frame tenement at 507 West 166th st; also for John Katzman the store at the northwest cor of 168th st and Amsterdam av, for a term of years at the total rental of about $18,000.

The H. H. Fuller Realty Co. has leased for Lord & Taylor to the J. V. Sloane Co. the fourth floor in the building 11 West 36th st, also for the Isaac H. Blanchard Co. to Damsky & Katz the store and basement at 268 and 270 Canal st, southeast cor of Cortlandt alley, and in conjunction with Wm. Cruikshank's Sons a loft in the American Felt Co.'s Building, 114 and 116 East 13th st, to the Andrew McLean Co.

The United States Realty & Improvement Co. has made leases to the following tenants in the Trinity and United States Realty Buildings: Lehigh Car, Wheel & Axle Works, Indian Refining Co., Metropolitan Securities Co., Rosario Smelting Co., M. L. Malevinsky, Fidelity Funding Co., Wm. H. Parsons Paper Co., Middlesex Banking Co., E. B. and C. P. Cowles, Hudson & Manhattan Railroad Co., and Boughton & Haagsma.

Denzer Bros. have leased for a term of years for Richard Sidenberg 10,000 square feet at 111-13 Bleecker st; for the estate of Henry Bruner 10,000 square feet at 120-22 Wooster st; for Philip Braender 5,000 square feet at 7 and 9 East 20th st, and 5,000 square feet at 34-6 East 10th st. Also in conjunction with Douglas Robinson, Chas. S. Brown & Co., 11,000 square feet at 73-5 Wooster st; in conjunction with Daniel Birdsall 11,000 square feet at 21 Walker st, and in conjunction with Wm. C. Walker's Sons the fourth loft at 729-31 Broadway, northwest cor of Waverly pl.

## SUBURBAN.

WHITE PLAINS.—The Fox Realty Co. sold a large plot in the Knollwood Golf Club property, White Plains, to Ralph Holden, Earnest Elmo Calkins and S. Keith Evans, each of whom will build an attractive bungalow. The same brokers have also sold to Mrs. L. Tobias two acres, with a dwelling, adjoining the Knollwood Golf Club property.

ST. GEORGE HEIGHTS.—Daniel Hanlon has bought from Wood, Harmon & Co. a plot, 40x100, on Aymar av, between Cypress av and Little Clove road, at St. George Heights, Staten Island. Other recent sales in the same property are: To M. Johnson a plot, 40x100, on Northern Boulevard, between Cypress av and Little Clove road; to F. Fritsche a plot, 40x100, on Cypress av, near Richmond turnpike; to N. Wither, 40x100, on Cypress av, between Richmond turnpike and Aymar av, and to G. Bang a corner plot, 90x111, at the cor of Northern Boulevard and Logan av.

# REAL ESTATE NOTES

A canvasser, solicitor and renting man is wanted in a large real estate office. See Wants and Offers.

John H. Schmitt has opened an office at 601 West 178th st, where he will conduct a general real estate business.

Louis Reiss announces that he has moved his real estate office to 375 East 161st st, and is going to keep open every evening until nine o'clock.

Geo. F. Mahnken, of 3610 Broadway, believes that the real estate business will be good in a short time. His renting season has been very good this fall.

Comptroller Metz says that an increase of two cents per day, per man, in the employ of the city, means an increase of the city budget of $70,000 in round numbers.

Mr. Henry F. Gardner, of Gardner & Cleveland, report that business was a little better last week than for some time, and he looks for a bettering of conditions generally.

Mr. F. J. Wood, of Tremont av, has been kept busy by people looking around for cheap real estate, which they hope to buy after they can draw their money from the banks.

Gibbs & Kirby, of 2705 Broadway, say that the past business season was very satisfactory with them and that they expect real estate transactions will pick up when the banking situation clarifies.

The firm of Schnelle & Altstadt, real estate brokers, has been dissolved. The business is going to be carried on at the old address, 1326 Lexington av, by Charles H. Schnelle, who will assume all the indebtedness of the old firm.

H. Feinberg & Co., of 3415 Broadway, have opened a branch office at 2182 Amsterdam av, corner of 168th st. This is one of the very few West Side real estate firms that find present business good enough to permit branching out.

A bargain and sale deed given by the late William C. Whitney to Harry Payne Whitney covering the property on 5th av, southwest corner of 57th st, size 73.5x125, executed on Feb. 24, 1897, has just been recorded. The consideration was nominal.

The Russell Sage Institute of Pathology, incorporated on Friday of last week, has decided not to buy a site on Manhattan Island, but will build a large building on Blackwell's Island. It will be devoted to research in medicine and the maintenance of laboratories for that purpose.

Mr. Thomas F. McLaughlin, of 2687 Broadway, says that he is working hard trying to satisfy prospective real estate purchasers. "After the scare is over," said Mr. McLaughlin, "real estate should be greatly benefited, for, after all, real estate is the safest and surest investment on earth."

Owners of Jerome av and adjacent properties are hoping that the city will soon declare its intention to provide rapid transit facilities for that section. "Just now property in the upper Jerome av section is quiet," said an operator yesterday, "but we all know what will happen when the proposed new subway is started."

The officers of the recently incorporated Thor Realty Company are: H. B. Christensen, president; H. B. Christensen, Jr., vice-president; Otto Metz, treasurer, and J. S. Rose, secretary. The company has leased offices for a long term of years at the northwest corner of 86th st and Lexington av, where they will carry on a general real estate and brokerage business.

Geo. F. Brown, of Duff & Brown, 1715 Amsterdam av, is said to be the champion golfer among real estate brokers. Mr. Brown can't always pull off a big realty deal, but when it comes to a silver trophy he is there with the right stick. Two weeks ago he won the president's cup of his golf club, a handsome Tiffany piece valued at $250, which makes the nineteenth silver cup in his possession.

Mr. Joseph T. Mulligan, for some years associated with Moore Bros., real estate and insurance brokers, of 57 West 35th st, has severed his connection with that firm and opened offices at 135 Broadway, Suite 1105. Mr. Mulligan is a young and active broker, thoroughly familiar with values in all sections of the city, and any business entrusted to his care will receive immediate attention. Mr. Mulligan was recently elected a member of the Real Estate Board of Brokers.

A large proportion of the families that have been living, up to recently, in the section of the new Manhattan Bridge terminal have moved into the Bronx. As there are between one thousand and twelve hundred families who are going to move shortly, it will make a considerable difference to the owners of Bronx property. Houses that have suffered for want of tenants are filling up. Conditions that arose from causes such as this one will do more to relieve the over-built portions of the city than almost any other one thing. While in a manner it may change the character of the sections referred to, still when this class of tenants once move into a locality they rarely move out.

Word has just been received that the International Jury in the section of Social Economy at the International Book, Paper and Publicity Exposition, which closed in Paris last month, made an award of the Grand Prix to the American Museum of Safety Devices and Industrial Hygiene. A Diploma of Honor, the second highest award, was made to Charles Kirchoff and T. C. Martin, respectively chairman and vice-chairman of the Museum's Advisory Council, also to Dr. L. L. Seaman and Rudolph Lenz for their active interest in promoting the work of the Museum. The Museum is now occupying the whole fifth floor at 231-241 West 39th st, New York City, and all inquiries for space, exhibits and other information should be sent to Dr. W. H. Tolman, Director of the Museum.

## Quotations: Real Estate, Building and Allied Financial Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. % | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 95 | 105 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 275 | 300 |
| Century Realty Co | 10 | A & O | .. | 185 |
| City Investing Co | 6 | M & N | 80 | 90 |
| Hudson Realty | 8 | Q-J | 100 | 110 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 175 | 200 |
| Lawyers Mortgage Co | 10 | Q-J | 160 | 180 |
| Mortgage Bond Co | 4 | Q-J | 80 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | 170 | 185 |
| Realty Associates | 8 | A & O | 100 | 110 |
| Title Guarantee & Trust Co | 16 | Q-J | 340 | 360 |
| Title Ins. Co. of N. Y | 7 | A & O | 130 | 150 |
| Thompson-Starrett Co., common | 8 | J & J | .. | 80 |
| Thompson-Starrett Co., preferred | 8 | M & N | .. | 100 |
| U. S. Mortgage & Trust Co | 24 | J & J | 400 | 425 |
| U. S. Title Guaranty & Indemnity Co | 6 | Q-J | 70 | 85 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 150 |

# PROPERTY OWNERS' SECTION.

## Road Treatment.

AUTOISTS' RAVAGES AROUND NEW YORK—FRENCH EXPERIMENTS IN LAYING DUST.

FORMERLY it was said that automobile travel would not injure roads, but rather make them more compact and smooth. A different opinion is now being formed by highway commissioners along State roads and city boulevards, and measures may have to be adopted that will either tax automobiles more heavily, to help keep up the roads, or to further reduce the legal limit of speed. State roads are maintained by the State and counties in partnership and local highways by the abutting owners. Few country people own automobiles, and they cannot be blamed for having their own thoughts upon the gasoline vehicles from the city which not only wear out their good roads, but also raise a discourteous cloud of dust when flying furiously past.

The broad rubber tires of the touring cars not only pick up the screenings and dust forming the top dressing of the macadam roads and scatter it all over the adjoining fields, but finally, after loosening the cubes of broken stone, throw them up in the air and to one side of the road.

The effects of this are soon seen in the series of gullies, ruts and holes formed on all the traveled highways where extra measures have not been taken for their protection.

At the last meeting of the West End (Manhattan) Taxpayers' Association resolutions were adopted requesting the Board of Aldermen to license (tax) automobiles to help keep up the roads which they use. The maximum tax proposed is $5.

Tar-oil and screenings have been applied on 40 miles of the main thoroughfares in Queens Borough for a width of 15 ft. The material spreads somewhat until it covers the entire width of the 18-foot width macadam roadbed and makes a practically dustless road. The two coats put on last summer have lasted practically all through the season. But another is needed now, judging from the looks of the roads.

It would require a sprinkling with water four times per day to produce as good an effect. It is said that the use of coal tar and screenings is much more expensive and would not last enough longer to pay the difference. A stretch of this was applied on Thomson avenue, Long Island City, and Hillside avenue, Jamaica, by State Engineer Skene while he was in charge of Queens County roads. This coating lasted one year and cost about $350 per mile.

The main objection to the use of the crude oil is that when first put on it is tracked in houses and stores and smears the flagged sidewalks. Women's dresses and skirts are ruined often by it and men's clothing also. Carriages require careful washing every day when run over oiled roads.

A report has just been presented to the minister of public works in France, reviewing the advantages and disadvantages of four methods, considered as more or less effective in laying dust—a coating of crude tar mixture, heated petroleum, a solution of water and salts, and construction of a beton and tar surface.

To the mixture of crude tar, tar oil in the proportion of 10 per cent. is added to render it more fluid, and before sprinkling it on the road certain conditions are necessary—the road should be more or less cylindrical in shape, recently macadamized, dry, and swept of all dust. The tarring should be done in dry and warm weather, while no circulation of vehicles should be allowed until the coating is sufficiently dry.

The durability of the coating varies as to the time of the operation, whether in summer, autumn or winter. If done in the last two seasons, the tarring seldom resists until the following spring. Very frequently it disappears at the end of two or three months leaving in its place an abundant supply of disagreeable mud. As long as the coating of tar endures, the road bed is guaranteed against wear and tear, but once it gets diluted the road becomes deteriorated all the more rapidly, as the mud retains the water with greater facility. Although the quantity of the tar mixture employed varies with the absorbent nature of the road, a proportion of two pounds to the square yard is considered sufficient. Frost does not seem to have any evil effects on tarring, but great heat may soften it and render it slippery. The cost of tarring is estimated at 3 cents per square yard.

PETROLEUM, SALINE AND BETON MIXTURES.

The second method, or that of petroleum heated to boiling point, is used in the north of France and around Paris. The variety of oil employed is that known under the name of "mazout." The oil is placed in reservoirs similar to ordinary watering carts and sprinkled over the roads, previously swept. It is allowed to cool, after which the dust is swept back over it again; the dust is effectively laid and will not adhere to the car wheels. Unfortunately, autumn rains rapidly destroy this coating. In dry climates, however, the above two methods are very effective against dust.

The saline mixture consists in either plain sea water or a solution of certain salts (chloride of calcium or chloride of magnesium), which from their hygrometric properties maintain on the road the humidity of the atmosphere, thus prolonging the effect of ordinary watering. Information, however, is wanting as to the results of the experiments.

Westrumite is tar rendered soluble in water by the addition of ammonia and other cheap products. It is particularly useful in preparing a race track, as its effects are limited as to duration.

The fourth and last method is costly and has not yet been put into operation to any extent in France. It consists in constructing the road with beton or concrete, into which tar is incorporated. Further experiments are about to be made by the Government, not only for the purpose of adopting the best dust-laying substance, but also for determining the effect of the operation itself on the roads.

## Public Works.

PARK ROW, TRYON ROW, CENTRE ST.—The Sinking Fund Commissioners will offer for sale on Dec. 2 all the remaining buildings on the triangular block bounded by Park row, Tryon row and Centre st, acquired for bridge purposes, which were not sold at previous sales.

EAST 141ST ST.—The Sinking Fund Commissioners will offer for sale on Nov. 22 the frame stable at the southwest corner of 141st st and Brook av.

LIBERTY ST.—Concerning the application of the Mutual Life Insurance Co., requesting the Board of Estimate to revoke the resolution approved by the Mayor April 20, 1903, granting permission to that company to construct, maintain and use a tunnel under and across Liberty st, between Nassau and William sts, connecting Nos. 33 and 35 Liberty st and Nos. 41 to 49 Liberty st with 46 Liberty st, the Comptroller is authorized and requested to refund to the Mutual Life Insurance Co. of New York such proportion of the amount of compensation paid for the current year as will reimburse the company for the unexpired portion of the year, to wit, from November 1, 1907, to November 18, 1907, and cancel the bond deposited by said company in his office for the faithful performance of the terms and conditions of the consent.

EAST 113TH ST.—The Sinking Fund Commissioners will offer for sale on Nov. 21 the buildings and parts of buildings on the north side of East 113th st, known as Nos. 305 to 325, inclusive.

WEST 145TH ST, EDGECOMBE AV.—The Sinking Fund Commissioners will offer for sale on Nov. 21 the buildings and parts of buildings known as Nos. 335, 337, 339, 341 and 343 West 145th st, and No. 245 Edgecombe av.

N. Y. & PORTCHESTER RAILROAD.—Notice is given that the public hearing on the proposed form of contract consenting to certain modifications and alterations in the line of the route of the N. Y. & Portchester Railroad Company as laid down in the contract dated May 31, 1906, granting a franchise to that corporation, has been postponed to Dec. 13.

DUANE ST, CENTRE ST, CHAMBERS ST.—The Sinking Fund Commissioners will offer for sale on Dec. 2 all the remaining buildings in Duane st and Chambers st, between Park row and Centre st, which were not sold at previous sales.

EAST 113TH ST.—The Sinking Fund Commissioners will offer for sale on Nov. 21, the buildings and parts of buildings on the north side of East 113th st, known as Nos. 305 to 325, inclusive.

ELSMERE PL.—Paving with asphalt block, between Marmion av and Southern Boulevard, and setting curb where necessary. Petition will be presented to Local Board Nov. 14.

WEST 180TH ST.—Change of line, between Osborne pl and Aqueduct av, by moving the lines of that st 30 ft southerly from their present location. Petition will be presented to Local Board Nov. 14.

NELSON AV.—Regulating, flagging, etc., between Featherbed lane and Macomb's road, and West 175th st, between Nelson av and Macomb's road. Petition will be presented to Local Board Nov. 14.

EAST 169TH ST.—Paving with iron slag pavement, from Clay av to Morris av, and readjusting curb where necessary. Petition will be presented to Local Board Nov. 14.

CLAY AV.—Paving with wood block, between Webster av and 176th st. Petition will be presented to Local Board Nov. 14.

VAN COURTLANDT PARK SOUTH.—Widening, from Albany road to Mosholu parkway, to a width of 80 ft, and laying out public place at junction of Albany road and Van Courtlandt av, and changing grades where necessary. Petition will be presented to Local Board Nov. 14.

VAN COURTLANDT AV.—Acquiring title, from Sedgwick av to Van Courtlandt Park South. Petition will be presented to Local Board Nov. 14.

SEAMAN AV.—The proposed changes in laying out an extension of Seaman av, from the northerly line of Academy to Dyckman sts; a new street from Broadway to the proposed extension of Seaman av to Prescott st, Borough of Manhattan, was approved on Nov. 8 by the Board of Estimate.

WEST 156TH ST.—Laying out and extending between 8th av and marginal street adjoining Harlem River, Borough of Manhattan. Approved by Board of Estimate Nov. 8.

WESTCHESTER AV.—Change the grade between St. Peter's av and Lane av, and of Overing st, between Westchester av and Tratman av, Borough of Bronx. Approved by the Board of Estimate Nov. 8. The differences between the proposed grading improvement and the map adopted in 1904 are slight.

MOTT AV.—Change of grade between East 138th st and a point 100 ft. northerly therefrom, Borough of the Bronx. Approved by Board of Estimate Nov. 8. The Commissioner of Bridges stated that it is intended to improve Mott av to the grade decided upon for the Madison av bridge.

HILLSIDE AV.—Opening and extending from Nagle av, near Broadway, to Nagle av, near Dyckman st, Borough of Manhattan. Approved by the Board of Estimate Nov. 8. There are only two buildings upon the abutting property and it was resolved to assess the entire cost upon the property benefited.

KINSELLA ST.—The Board of Estimate on Nov. 8 acted favorably on the proposed opening and extending Kinsella st, between Mathews (Rose) av and Bear Swamp road, and Van Nest (Columbus) av, between West Farms road and Bear Swamp road, Borough of the Bronx. It is expected that a slight relief in assessment will be made in the case of Van Nest av owners, but the amount will not be fixed until after the dedication area has been determined.

RIVERSIDE DRIVE.—The matter of improving Riverside Drive, as recently widened, between West 139th st and West 142d st, Manhattan, was referred on Nov. 8 by the Board of Estimate to a select committee for report. The president of the borough requested advice as to whether the improvement will be paid for by the city at large, or assessed upon the property benefited. It was suggested that about one-half of the total be assessed, while the remaining portion of the work be included in the Riverside Drive improvement.

CENTRE ST.—A hearing will be held on Dec. 6 before the Board of Estimate relative to the proposed changing in grade of Centre st, between Chambers and Canal sts, with corresponding changes in the grade of intersecting streets, Borough of Manhattan. The maximum change consists of a raise in the grade of Centre st of about 5 ft. at a point located midway between Duane and Pearl sts. This is made necessary so as to permit the locating of a subway station for the connection with the Brooklyn Bridge.

## Condemnation Proceedings.

WHITE PLAINS ROAD.—Acquiring title, from northern boundary of the City to Morris Park av. Commissioners Chas. Donohue, Samuel McMillan and Edwin W. Fiske will present final, last partial and separate report to the Supreme Court, First Department, Special Term, Part III. Nov. 12.

WHITE PLAINS ROAD.—Acquiring title from northern boundary of the City to Morris Park av. Commissioners Chas. Donohue, Samuel McMillan and Edwin W. Fiske will present final supplemental report to Supreme Court Nov. 12.

WESTERLY TERMINAL, N. Y. & BROOKLYN BRIDGE.—Acquiring title for an extension. Under date of Oct. 3, Edward G. Whitaker was appointed a Commissioner of Estimate and Appraisal in this proceeding in place of Henry W. Bookstaver.

WEST FARMS ROAD.—Acquiring title from Bronx River to Westchester Creek. Commissioners Peter A. Scheil, W. H. Birchall and Geo. P. Baisley will present bill of costs and expenses to the Supreme Court, First Department, Part I., Nov. 19.

EAST 177TH ST.—Acquiring title from Boston road to the Bronx River. Commissioners Frederick L. Hahn and Martin J. Moore will present final report for confirmation to the Supreme Court, First Department, Part III, Nov. 14.

FILLMORE ST.—The Board of Estimate on Friday, after a public hearing, authorized opening proceedings in the matter of Fillmore st, between Morris Park av and Van Nest av (Columbus av), and Garfield st, between West Farms road and Morris Park av, Borough of Bronx. A resolution was also adopted authorizing proceedings before Public Service Commission.

## Assessments.

MORRIS AV.—Regulating, grading, etc., from St. James Park to Jerome av, at Park View terrace. Board of Assessors will hear objections at 320 Broadway, Manhattan, on or before Dec. 10.

WEST 139TH ST.—Sewer in West 139th st, between Riverside Drive and Broadway. Board of Assessors will hear objections at 320 Broadway, Manhattan, on or before Dec. 10.

EAST 205TH ST.—Regulating, grading, etc., from Mosholu Parkway to Jerome av. Board of Assessors will hear objections at 320 Broadway, Manhattan, on or before Dec. 10.

## Why New York City Real Estate Pays—III.

JUST as the immigrant who works for low wages pays well for the convenience of living within walking distance of the great dry goods manufacturing district, so the banker, broker, or any business man anxious to engage in business pays in proportion for the advantages offered in the district in which he desires to locate. The distinction made between the capitalist and the immigrant, when a footing is desired on Manhattan Island, is one of proportion only.

Competition for the land in New York City becomes keener every year, and those who have already acquired or fallen heir to real estate in the busy districts must take enjoyment in watching scores, yes, perhaps hundreds, working like bees in a hive cultivating to the highest extent the land he owns. He must also be happy in the thought that he has first call on the wealth produced. He can take care of the future increase by providing for a sliding increase in rents.

The more progressive the city the more valuable his land becomes, and the greater will be his income. All modern business methods introduced, all labor-saving machines put in use, all economies practiced help to add value to his land. Public as well as private improvements also contribute. Everybody works to the same end—increasing the value in land. In a centre like New York, where the community machinery is going at full speed all the time, values take leaps. The peculiar environments of this city reduce to a minimum the possibility of a loss in a real estate investment, if the bounds of reason are not overstepped.

What industry can be compared with a real estate investment here? If an industry grows powerful and threatens to become a monopoly, tremendous forces are set in motion to crush it.

The Evening World not long ago published an editorial encouraging investing in New York City real estate. Mention was made of a man who had become very wealthy by adopting the rule to acquire land here, not to improve it himself, but to hold it for the revenue there was in it. The article concluded by stating it is good everybody does not do the same thing. And so it is.

F. W. B.

### Taxpayers Denounce Plan to Block Improvements.

At a recent meeting under the auspices of the North Van Nest Taxpayers' Association, held at Morris Park and White Plains avs, those in attendance protested against the alleged hindering attitude of the representatives of the Astor estate, who have opposed the petitions before the Board of Chester for the opening of several highways in Van Nest which it is proposed to run through the property of that estate, north of the old Morris Park race track, to the Bronx and Pelham Parkway. The property in question is still assessed as farm land, while in the immediate neighborhood are hundreds of single parcels assessed as city lots. Many of those prominently identified with realty dealings in that section of the Bronx addressed the gathering, including Peter A. Shiel, William Henderson, Jr., Nicholas J. O'Connell and others. The following resolutions were drawn up and adopted:

"Whereas, The people of this section have petitioned the Local Board of Public Improvements for the opening of certain streets, to wit: Cruger, Holland, Wallace and Barnes avs, from the New York, New Haven & Hartford Railroad north to Bronx and Pelham Parkway; and

"Whereas, At a recent hearing before the board, these proposed openings, although shown to be an actual necessity fo rthe improvement and progress of this section, were opposed by the Astor estate, the owner of a tract of unimproved land in the immediate vicinity; and

"Whereas, We are informed and believe that this tract is assessed as farm land, while the property of the petitioners adjoining it is all assessed as city lots, thus producing a most unequal distribution of liability for taxation, which is not alone an injustice to the people, but which acts as a detriment and a drawback to the progress of the entire section.

"We submit that the opposition of the Astors to these petitions is only the pursuance of a general obstructive policy which they have heretofore adopted in other sections, whereby their property became improved at the expense of other surrounding small property owners; be it therefore

"Resolved, That we, citizens and taxpayers of Van Nest, in mass meeting assembled, protest against this opposition which attempts to restrain the carrying out of necessary improvements in our streets, and we respectfully ask the members of the Board of Chester to make a personal investigation of this section, to the end that its needs, as well as the desire of the majority of its property owners, may be conserved."

### New Publication on the Torrens.

There has just been published by the Lawyers' Co-operative Publishing Company "the Torrens System of Realty Titles," by William F. Beers, Jr. This work should be of great interest to the real estate world, coming before the public as it does at a time when so much is being said on this subject.

After a general introduction explaining the objects and expediency of the system the book is divided into four parts, namely: "Administration in General," "Initial Registration," "Transfers and Assurances." Each one of these parts is subdivided and headed so that by referring to the index any part of the subject may be readily found. Undoubtedly this book will explain many phases of the question and enlighten a number of people who have not up to the present time given the subject much thought.

## Renting Conditions on Columbus Avenue.

THERE are a number of stores to rent on Columbus av, between 72d and 86th sts, and there are several reasons for this state of affairs. The property owners have always tried to keep their property as nice as possible and have had a number of restrictions placed on it with the view of bettering the conditions of the neighborhood. For example, there are no saloons between 73d and 79th sts. This is remarkable for a business street, but the reason is that the necessary consents were not forthcoming, and so a license could not be obtained. During the past two years the Broadway section has been built up and many of the houses had stores put in on the grade floor.

To get tenants for these new stores the rents were put at a slightly lower figure than those asked on Columbus av. But to make matters worse the owners of property on this last named avenue raised the rents on expiring leases, and the storekeepers quickly took advantage of the Broadway opportunity.

For example, a certain store not very far from 75th st commanded an annual rental of $2,500. At this price the place was always occupied. Early this fall the owner informed the tenant that on the expiration of his lease, which was October 1, his rent would be $3,600 a year. A removal was the result, and, unfortunately, the place has not been rented since.

The upper part of Columbus av has always been considered from a storekeepers' standpoint a little better than farther down. It is a different class of trade, one being the apartment house dweller, as against the private house owner. The former does not buy the quantity but are more numerous, while the latter buys more and is willing to pay higher prices for the goods delivered. On Columbus av, between the streets named, a 15-ft. store rents for about $1,500, or a hundred a front foot, while on Broadway the rents are a shade lower.

This price does not, of course, include corner stores. The rentals on this class of store, of course, vary with the location.



THE PLAZA—TEA ROOM.
59th Street and 5th Avenue, H. J. Hardenbergh, Architect.

Many brokers along Columbus av say that if the rents are placed at the same figure that was asked during the year just past all these vacancies can be readily filled.

### Fourth Avenue (Brooklyn) Subway Not to Be Blocked.

Property owners along the route of the 4th av. subway have been considerably disturbed over the talk of holding off preparations to advertise for bids for that improvement on account of the condition of the city's finances, but there no longer seems to be any need for concern in that respect, for the controller, in an interview during the week, made it clear that he has no intention of blocking the project. "A great many people," said Mr. Metz, "seem to have misgivings that, on account of the present financial stringency, the construction of the 4th av subway will be delayed indefinitely. There is absolutely no foundation for their fear. It is true that the $23,000,000 which it is estimated the subway will cost, has not been appropriated, but that should not be any reason for alarm.

"As soon as the public service commission advertises and lets

# WANTS AND OFFERS


**No. 2785 BROADWAY.**

**STORE:**

suitable location for **BANK** or other high class business.

**Junction Broadway, West End Avenue, 107th St.**

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CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

YOUNG MAN, thorough experience as salesman, desires position with real estate concern. BOX 160, Record and Guide.

YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c/o Record and Guide.

PRIVATE PARTY has money to loan on real estate; no brokers. BOX 195, c|o Record and Guide.

WANTED.—Male; an electrician's helper at Bellevue Hospital. Salary, $40.00 per month, and maintenance. Apply to the Assistant Superintendent, Bellevue Hospital, 26th Street and First Avenue. (38955)

YOUNG MAN (25), little knowledge of draughting, good education and appearance, desires position in architect's office; salary no object. BOX 94, Record and Guide.

WANTED—To buy set of maps and book with last owners' names. Address "ORCHARD," Box 96, Record and Guide.

BUILDING SUPERINTENDENT, 8 years' practical and theoretical experience, desires position; thorough knowledge every detail building construction, reinforced concrete, etc. City or town. BOX 12, Record and Guide.

BOOKKEEPER and Stenographer, 5 years' experience large construction company, desires position. Excellent reference. BOX 13, Record and Guide.

**The RECORD and GUIDE reaches practically all real estate men. If you have anything to offer, why not put it in the most conspicuous place?**

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TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST. } MANHATTAN
TITLE DEPARTMENT, 37 LIBERTY ST. }

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

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**Particulars of Business Property**

**FOR SALE OR LEASE**

**8th to 42d Streets**

**HEIL & STERN**

UPTOWN OFFICE — **1165-1167 Broadway** — N. W. Cor. 27th Street

DOWNTOWN OFFICE — **604-606 Broadway** — S. E. Cor. Houston St.

PRINCIPLES OF CITY LAND VALUES. $1.50. Office of Record and Guide.

**Hudson Mortgage Co.**

*(Organized Under the Banking Law)*

170 BROADWAY

*CAPITAL $500,000*

**GOOD SECOND MORTGAGES**

PURCHASED AND SOLD

**WANTED.—Canvasser, solicitor and rent man in large real estate office. State experience, salary, age, etc. Applicants treated confidentially. Box 98, Record and Guide.**


the contract the money will be forthcoming. Of course, the board of estimate will not appropriate the whole $23,000,000 at one time. Enough will be allowed to start the work, and the rest will be available as the work progresses.

"All this talk that the subway is to be held up is nothing but pure nonsense. I will refuse to register only such contracts as are for unnecessary improvements. Nobody appreciates the necessity or is more in favor of the 4th av subway than I am, and when the time comes I will be prepared to register the contracts. There will be no delay."

## Railroad Companies' New Offices.

It is rather unusual to see a "For Sale" sign on a large office building in the heart of the financial district, yet on the southeast corner of Exchange pl and William st such a sign is placed in a prominent position.

The transfer of a piece of property of this size involves a considerable amount of money; in fact, the asking price for this particular building is $1,000,000. One would hardly suppose that an individual or a group of men would walk the streets looking for a means of investing their money. There are few large buildings for sale, that possession can be given to the tenant, and probably for this reason, the adoption of this idea among others to bring it to the notice of the prospective purchaser was adopted.

This building was for a time draped in black, in honor ern Railroad, but they have moved into their new offices at 90 West st, where they have better accommodations for their particular line of business.

This building, at the present time, is draped in black, in honor of the memory of Mr. Samuel Sloan, who was president of the road for some years and at the time of his death was a member of the Board of Directors and a very large stockholder in the road.

The large roads of the country are trying to colonize in one part of the city and have decided to move their executive offices into the new skyscrapers in the financial district. There has been keen competition among the agents of the new large office buildings to get reliable tenants. Inducements are offered in various ways, but the usual form that has been taken is the decoration of offices.

In some instances a whole year's rent has been expended in the fitting out of the suite, and much money is expended in the board rooms and executive offices. When one considers the requirements of one of the large railroads as to office space, it can be understood how it pays to expend this amount of money.

The Rock Island Company, with its subsidiaries, the San Francisco and Eastern Illinois, have recently leased a large space in the United States Realty Company Building, and a large amount of money has been spent in interior decorations.

The Illinois Central Railroad is another tenant in this same building, having moved, about two months ago, from offices in the Bowling Green Building. The offices of the Chicago, Milwaukee and St. Paul have moved to their new home at 42 Broadway from their former quarters which were located at 30 Broad st.

The Erie, which occupies a number of floors in the Bowling Green Building, has taken a lease of six floors in the new Hudson and Manhattan Building in Cortlandt st. This building will not be completed for some time to come, but arrangements have been made to lay out the offices to suit the convenience of the new tenant.

This wholesale moving of railroads from the older buildings is causing the agents considerable worry, for it is hard to replace them with new tenants. Those buildings having high ceilings, good light and air space will naturally fill up first, while those which give the minimum allowed by law will naturally suffer, for a time at least.

—Two fine apartments, eight rooms, all improvements, are for rent in fashionable locality of Brooklyn. Healthful conditions. Also two stores, one situated on a busy corner, the other in the centre of a block; former with butcher fixtures installed, latter suitable for stationery business. Terms, very favorable. For particulars apply Robt. Butschart, 582 Evergreen av.

## Commuting New Yorkers.

WERE the question asked the average New Yorker, "How many commuters does a certain railroad carry?" the answer would in all probability be very much in excess of the real number. The reason for this is that they are accustomed to see the rush for the depot in the evening, but overlook the fact that the rush is of comparatively short duration.

Some general information has been gathered on this subject, and while in some cases the figures are only approximate, still they are near enough to give the reader a fair idea of what the railroads are called upon to do. It must be remembered that the travel is all one way during the rush hours—in-coming in the morning and out-going in the evening, which of course adds to the troubles of the train dispatchers, and sometimes causes inconvenience to those using their service.

Only such points have been included as the railroads recognize as regular commuting points. Next comes those stations which are outside the inner circle, but which are near enough to New York to have special rates for the occasional commuter—the one who comes into town two or three times a week. This class of traveller usually uses the 10 or 50-trip ticket or a mileage book. The only class considered for the present are those who travel every business day.

The New York Central, Harlem and West Shore carry those who go to the north, New York and New Haven and Long Island those travelling eastward, Jersey Central and Pennsylvania go to the south, while the Erie and Delaware, Lackawanna & Western take care of those who live towards the west.

The extreme point of commutation on the New York Central is Poughkeepsie, 73 miles from Grand Central station, while on the West Shore, Cornwall is on the edge of the circle. The New York and New Haven carry the commuters as far as New Haven, about 75 miles; Brewster, 54 miles, on the Putnam division, and Pawling, 64 miles, on the main line of the Harlem. Middletown, 68 miles, on the Erie, Point Pleasant, 64 miles, and Trenton, 60 miles on the Pennsylvania, are about the farthest distant of the regular commutation stations of these roads.

The New York Central, Harlem River, Putnam Division, West Shore and New York and New Haven carry in winter about 30,000 commuting passengers, while during the summer months, the combined number of this class of ticket sold by these roads amounts to about 50,000.

The Erie makes a specialty of this class of business, and has established a suburban Home Information Bureau on Broadway, cor 27th st, under the charge of E. H. Barto. Information can be procured there concerning all the towns along the line, and also a renting list and a list of property for sale by the various brokers who have offices in the outlying districts. The brokers send their list of houses for sale or to let to the office of the company, and the agent in charge of the office will show the prospective commuter what can be rented for the summer or purchased along the line, and at what price. Then the client is turned over to the real estate broker who makes the commission. The railroad gets nothing out of it, except the sale of tickets. The company has printed a blank which it sends to the brokers to have them fill out and then it has another one that the client gets. On this latter blank such information as how many minutes' walk from the station, number of rooms, what improvements, general condition, size of grounds, shade or fruit trees, lawn or garden, monthly rental, is found, and those who have tried this system say that it works out beautifully. In other words, you at least know what there is to rent before you leave the city. You can tell whether there is a house in a certain town within your means or not.

The Erie sells on an average the year around of 23,000 commutation tickets monthly. The total number of tickets sold by this road for the fiscal year ending June 30, 1907, was 23,516,696 on the local branches, while through tickets for the same period amounted to 683,027. Pavonia ferry carried 19,718,466 passengers, about 5 per cent. of them not using the trains. The figures given out by the Pennsylvania were 8,000 commutation tickets. This road does not make any special bid for local traffic, and devotes a great deal of time catering to through service. They do not neglect the commuters, but still they direct their main efforts on the through business.

The Delaware, Lackawanna and Western does a very large local business and carried during the past year about 20,000 commuters. The Long Island is in a peculiar position, and it is hard to compare it with the other roads, as it does a very large race track and seaside resort business, which lasts only a few months. During the summer months the average is about 35,000 a month and in the winter it falls off to a very small percentage of the summer business. Many of these are not strictly commuters, as special inducements are made for the sea shore resorts, and there is competition with the local rapid transit roads, and so while commutation tickets are not sold, still the passenger can travel at commutation rates.

Every once in a while a newspaper will contain a "serious complaint" of some one whose train was a few minutes late in the morning. When the existing conditions are considered, how nearly all the railroads are either repairing or rebuilding their terminals, it is marvelous that the train service is so good. This is a construction period and when great improvements that are under way at the present time are completed, transit facilities will be greatly improved, and the railroads hope that that will be the time when there will be no more "serious complaints."



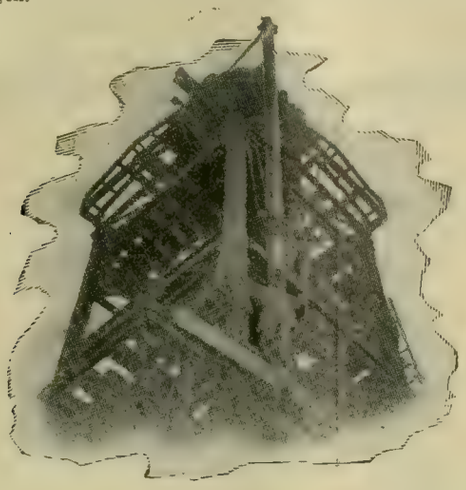
THE NEW ARC DU CINQUANTENAIRE, BRUSSELS, BELGIUM.

Charles Girault, Architect.

## The Flagpole Surmounting the Tallest Office Building in the World.

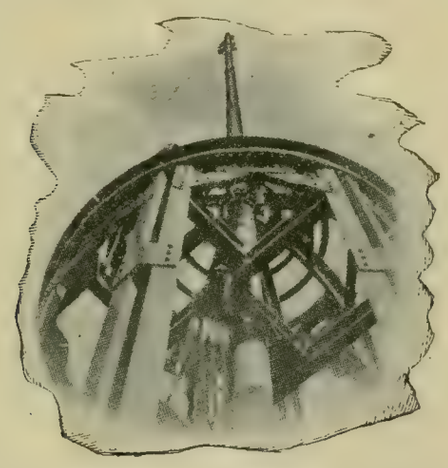
The crowning feature of the Singer Building, viz., the placing of the 90-ft. steel flagpole which surmounts the dome, gave not a little trouble to the contractors before its base was safely in position at the 43d story.

Composed of hollow steel tubing, the pole is imbedded for 30 feet of its length in a specially constructed steel pocket extending from the 43d floor to the top of the tower. The portion extending beyond the tower is 60 ft., or two-thirds of its total length.



At the 43d story is a 10-ft. length of steel tubing, its dimensions 9¾ ins. inside by 10¾ ins. outside. This is fitted at the wrought bottom into a rod steel shoe 18 ins. square. This portion of the pole projects through the 44th floor, and is screw-joined into a 20-ft. length of smaller piping, thus bringing the socket of the pole 3 ins. outside of the outlet ring which forms the highest part of the dome structure or lantern surmounting the main structure. At this point the slip-joint occurs, telescoping 9¾ ins. outside by 8¾ ins. inside into the 10-in. socket for a distance of 2 ft. 6 ins. From there above, the bolt is in five sections, 60 ft. over all, and tapers from the 9¾ ins. before mentioned to an ultimate 5⅝ ins. The four joints are accomplished by shrinking the larger over the smaller size piping for a distance of about 20 ins. In addition, each joint is tapped and bolted. At the top the pole is closed by means of a ball-bearing truck mounted on a cast-iron reducing coupling into which the king-pin is screwed.

The body of the cast-iron truck containing the 2 ins. by 4¾ ins. bronze sheaves revolves about the king-pin on two steel ball-bearings to provide against the flag wrapping itself about the mast. The body of the truck is surmounted by a ¾-in. galvanized iron rod, 3 ft. long, to the top of which is attached a 12-in. copper ball. The total weight of the pole is approximately 3 tons, or 6,300 lbs.



These provisions were necessary to obtain safety: first, that the pole be covered with a protective coating after being placed in position; second, that the effectiveness of the material chosen as a resistant to atmospheric conditions of all sorts be absolutely dependable. The first requirement was not easily met since the ordinary steeple-jack was found to be disinclined to accept a commission involving such danger as painting a flagpole 60 ft. high, 612 ft. above the ground. Ultimately, E. Capelle, of New York, a steeple climber of much experience, was found willing to undertake the work. For a material which would meet the requirements mentioned above, Voltax, an anti-corrosive compound made by the Electric Cable Co., of New York, was chosen. Owing to the difficulty in this instance of manipulating the compound in its ordinary consistency, because of the insecure position of the workman, it was deemed advisable to dilute it from its thickened state and to apply five coatings in its diluted form to insure proper protection.

## Values in New York Real Estate.

REAL ESTATE in Greater New York has again been demonstrated to be a safe and sound method of investing money. Those people who have their money in this form of investment have had reason to congratulate themselves. Their property has enhanced in value and today it is worth more than at the time of purchase.

Every piece of real estate in the city is unique. There are no two exactly alike, even though they adjoin and appear to be similar. There is some difference in the condition of the house, or one lot is nearer the avenue than its neighbor, or there is some improvement in the street in the rear of the property in question, or a hundred and one things might bear weight on the subject. Rest assured that there is some difference between every lot in the city. This is not the case in Wall street. You have in a given security the same thing that hundreds of others have. They are duplicates. If a purchaser cannot buy from one man, he can from another, and receive the identical article asked for. In the real estate market, if a purchaser wants a given house and will not pay the price, he will have to content himself with something else. The result is that the seller of a parcel has an advantage.

From the time of old Amsterdam, realty has been constantly enhancing in value. To be sure there have been temporary recessions, but they have been due to outside causes. The real intrinsic value of real estate has never been effected. It has always come out of these periods with colors flying, and reached a higher value than ever before.

Some idea might be had of the increase in realty values by reading the following figures which are the assessed values on the tax books of the City of New York. In 1850 the assessed value of lands and buildings was $313,053,864. Ten years after it reached $481,226,400; in 1870 the figures were raised to $742,202,525; in 1880, $902,041,109; in 1890, $1,317,189,227. With the



new century the figures crossed the two billion mark and were $2,053,744,586; in 1907 they read $5,704,009,652.

There are two things that must be taken into consideration, when considering the foregoing figures, namely, that in the last few years, "Greater New York" was created and that laws were passed making taxation possible on the full value of real estate. Notwithstanding these facts, there is no form of investment which shows as big a return as New York City real estate.

### Sale of City Buildings.

Through the efforts of I. T. Flatto, attorney for many property owners along the line of the Manhattan Bridge, and of the supreme foresight of Comptroller Herman A. Metz, the sale of the buildings on the southerly side of Canal street between the Bowery and Chrystie street, has been adjourned until May 1, 1908, this also takes in portions of buildings along the improvement, where the remainder is not taken by the city. The property owners and business men of this section have been saved from considerable hardship, as it is impossible to obtain new quarters until the next renting season.

### A Matter of Record.

To the Editor Record and Guide:

Please inform a subscriber through the columns of your paper, if there is a law on the statute book compelling the Register of New York City to make an entry of a certified copy of a deed on the page of the liber.

Answer.—Copies of records or recorded deeds if lost may be recorded. (Laws 1843, Chap. 210 and amendments.)

### Moving the Custom House.

The National City Bank is now in full possession of the old Custom House in Wall st, which was purchased from the U. S. Government seven years ago. It was formally turned over to them last Monday by W. W. Ludlow, the chief clerk of the Treasury Department at Washington, after the customs officers of all the bureaus had moved the books and records to the new Custom House at the foot of Broadway. The moving required four weeks on account of the immense amount of records that had accumulated during the past forty-five years of occupancy, all of which had to be assorted and much of it junked as being worthless.

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Nov. 11.

Edgewater rd, from Garrison av to Seneca av, at 3 p m.
Taylor st, from Morris av to West Farms rd, at 2 p m.
West 129th st, from Convent av to Amsterdam av, at 12 m.
A new avenue, between Fort Washington av and Haven av, at 11 a m.
Fifth new street, north of 181st st, at 2 p m.
West 167th st, public pl, &c, at 4 p m.
Bridge over Hutchinson River, at 4 p m.
Hull av, Perry av, &c, at 12 m.
Bronx Park addition, easterly side, at 10 a m.

Tuesday, Nov. 12.

Gun Hill rd, widening from Webster av to Elliott av, at 12 m.
Northern av, north of 181st st, at 4 p m.
"The Parkway," between Grand Boulevard and Concourse and Claremont Park, at 2 p m.
West 178th st, from Cedar av to R R, at 1 p m.
East 222d st, from Bronx River to 7th av, at 3 p m.
Bronx Boulevard, from Old Boston Post rd to East 242d st, at 2 p m.
Strip of land at Boulevard Lafayette, at 10.30 a m.
East 222d st, from 7th av to Hutchinson River, at 3 p m.

Wednesday, Nov. 13.

Nautilus st, sewer, at 2 p m.
Briggs av, from Bronx River to Pelham Bay Park, at 2 p m.
Tremont av, Eastern Boulevard to Fort Schuyler rd, at 11 a m.
West 150th st, from Broadway to Riverside Drive, at 2 p m.

Thursday, Nov. 14.

Thayer st, from Broadway to Nagle av, at 11 a m.
Two public parks east of Boulevard Lafayette, at 2 p m.
Cypress av, closing, at 3 p m.
Spuyten Duyvil rd, from Spuyten Duyvil Parkway to Riverdale av, at 4 p m.
Corlears Hook Park, addition, at 3.45 p m.

At 258 Broadway.

Monday, Nov. 11.

Pier 13, E R, (hearing on objections), at 10.30 a m.
105th st, objections, at 11 a m.
Houston and East 2d sts, brief or sum up, at 12.30 p m.
20th and 21st sts, school site, at 1 p m.
Bridge 4, Section No 2, at 3 p m.
Bridge 4, Section No 2 (Queens), at 3 p m.

Tuesday, Nov. 12.

Willard Parker Hospital, at 2 p m.
East 12th st, school site, at 3 p m.
Piers 2 and 3, E R, at 4 p m.

Wednesday, Nov. 13.

Carmine st, public dock, at 2 p m.
Bridge 4 (Queens), 2d proceeding, at 3 p m.

Thursday, Nov. 14.

Fort George, Rapid Transit, at 3 p m.

Friday, Nov. 15.

Pier (old) No 53, E R, at 11 a m.
Clinton st, police station, at 11 a m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Nov. 2, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

165th st, No 546, s s, 180.9 e Broadway, 20.1x117.1x20x118.11, 5-sty brk tenement. (Amt due, $21,214.80; taxes, &c, $825.75.) John C Schraeder ..... 23,800

*Rider av, No 251 | n w cor 138th st, No 227, old No 451 | 138th st, 100x75, 2-sty frame tenement and store. (Amt due, $9,887.16; taxes, &c, $1,021.63; sub to two prior morts aggregating $10,000.) Leopold Gusthal ..... 15,473

Austin pl, e s, 132.2 n 144th st, runs n 502.1 x e 120.9 x s 519.8 x w 3.2 x s 56.7 x w 70.3 to beginning, vacant. Action No. 1. (Amt due, $12,784.75; taxes, &c, $291.75.) Adj to Dec 10 .....

Whitlock av, w s, 120.7 n 144th st, 496.9x136.10x419.8x134.4, vacant. Action No. 2. (Amt due, $15,374.50; taxes, &c, $292.52.) Adj to Dec 10 .....

Austin pl, w s, 72.8 n 144th st, runs n 561.6 x w 120.8 x s 393.10 x w 1.7 x s 104.7 x e 71.1 to beginning, vacant. (Amt due, $22,300.03; taxes, &c, $1,029.31.) Adj to Dec 10 .....

Plympton av, e s, 342.8 s Featherbed lane, 75x96.5, vacant. D H Taylor. (Corrects error in last issue when purchaser's name was omitted.) ..... 2,000

Park av, No 1711 | s e cor 120th st, 72x18, 120th st, No 96 | 4-sty brk tenement and store (right, title and interest). (Amt due, $4,057.60; taxes, &c, $295.95.) Julius Mayer ..... 550

20th st, Nos 240 and 242, s s, 100 w 2d av, 44x92, 4-sty brk stable and 2-sty brk stable in rear, leasehold. (Amt due, $4,463.42; taxes, &c, $1,600.) Adj to Nov. 21 ....

Broadway | s e s, 125 s w Hawthorne st, Vermilyea av | runs s e 147.11 x n e 25 x s e 150 to Vermilyea av x s w 75 x n w 298.6 to Broadway x n e 50 to beginning, vacant. (Amt due, $9,752.56; taxes, &c, $1,802.16; sub to a first mort of $10,000.) Richard R Maslen, defendant ..... 22,385

*Park av | s e cor 103d st, 103d st, Nos 102 to 110 | 100.11x80, two 6-sty brk tenements and stores. (Amt due, $21,015.43; taxes, &c, $2,117.63; sub to a mort of $91,000.) Max Levin ..... 118,637

*Concord av, w s, 79 n 147th st, late Dater st, 158x100, vacant. (Amt due, $11,792.52; taxes, &c, $1,100.64.) Edw G Black .... 2,000

127th st, No 70, s s, 165 w Park av, 25x99.11, 6-sty brk tenement and store. (Amt due, $15,779.62; taxes, &c, $9,530.) Adj sine die .....

*Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 50x100, two 6-sty brk tenements and stores. (Amt due, $6,038.18; taxes, &c, $1,611.30; sub to two morts of $34,667.88.) Nathan Lamport ..... 70,697

HERBERT A. SHERMAN.

Manhattan av, No 503, w s, 18.5 s 121st st, 15x80, 3-sty stone front dwelling. (Amt due, $1,791.40; taxes, &c, $348; sub to a prior mort of $10,000.) Legal Realty Co....12,648

SAMUEL GOLDSTICKER.

85th st, No 336, s s, 375 w West End av, 25x102.2, vacant. (Amt due, $2,936.05; taxes, &c, $222.74.) Geo Backer ..... 16,945

SAMUEL MARX.

Jackson av, No 887, w s, 134.3 n 161st st, 19.9x75, 2-sty brk dwelling. (Amt due, $3,794.60; taxes, &c, $——; sub to two morts aggregating $4,500) Adj to Nov 27 ....

LOUNSBERRY & O'CONNOR.

253d st, s s, about 400 w Broadway, about 175 x irregular and described in legal notice as lane from N Y & Albany Post road to Riverdale, c l, 5 chains and 8 links e land of Wm G Ackerman, runs s 13 chains and 1 link x e 2 chains and 97 links x n w 1 chain and 88 links x e 1 chain and 60 links x n 44 links x n 1 chain and 45 links x n e 1 chain and 49 links x n e 7 chains and 1 link x w 6 chains and 13 links to beginning. (Amt due, $27,120.17; taxes, &c, $2,500.) Earl G Pier.. ..... 40,000

L. J. PHILLIPS & CO.

81st st, No 54, s s, 117 e Madison av, 16x102.2, 4-sty stone front dwelling (voluntary). Bid in at $35,000 .....

3d av, No 3995, w s, 201.9 n 173d st, 50.1x131.8, 2-sty frame dwelling (voluntary). Withdrawn .....

CHAS. A. BERRIAN.

Stebbins av, No 1021, w s, 39.4 s 165th st, 55.5x45.10x44.6x31.4, 3-sty frame tenement and store. (Amt due, $1,336.26; taxes, &c, $444.44.) Withdrawn .....

| | |
|---|---|
| Total | $323,135 |
| Corresponding week, 1906 | 90,625 |
| Jan. 1st, 1907, to date | 35,327,816 |
| Corresponding period, 1906 | 27,106,561 |

## VOLUNTARY AUCTION SALES.

Nov. 14.

BY JOSEPH P. DAY.

8th av, Nos 760 and 762, 4-sty building with store, 30x100.

46th st, No 233 West, 3-sty brk building, 25x100.

Broadway, Nos 1457 to 1461 | Hotel Saranac.
7th av, Nos 589 to 593 |

Broadway, s e cor Howard st, 6-sty business building.

Barrow st, n w cor Bedford st, seven 5-sty brk single flats.

BY D. PHOENIX INGRAHAM.

Broome st, No 423, 6½-sty building, 25x122x23x121, with alley to Crosby st.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Nov. 9 and 11.

No Legal Sales advertised for these days.

Nov. 12.

Lenox av, Nos 661 to 679 | w s, whole front between 143d and 144th sts, 199.10x100, five 6-sty brk tenements and stores. Harry Fischel agt Max Kobre et al; J A Seidman, att'y, 61 Park Row; James A Donegan, ref. (Amt due, $7,825.06; taxes, &c, $2,883.54.) Mort recorded Nov 21, 1905. By Joseph P Day.

5th av | s w cor 138th st, 99.11x138th st, Nos 2 to 8 | 120, three 6-sty brk tenements, stores on av. Celia Uhlfelder et al agt David Schoenfield et al; Max Silverstein, att'y, 309 Broadway; Joseph Gallagher, ref. (Amt due, $9,425.00; taxes, &c, $3,800.00.) Mort recorded June 30, 1905. By Joseph P Day.

Water st | s w cor Market slip, 46x25, Market slip, No 95 | 3-sty brk tenement and store. Wm R Bachmann admr agt Patrick H Roche et al; Holt & Gaillard, att'ys, 42 Broadway; Sylvester L H Ward, ref. (Amt due, $4,914.61; taxes, &c, $37.80; sub to a mort of $5,000.) By Edw J Roberts.

Nov. 13.

Southern Boulevard, s e cor 141st st, 110.6x135.3 x92.5x76.3, vacant. Knickerbocker Trust Co agt Samuel Green et al; A Lincoln Wescott, att'y, 135 Broadway; Robert L Stanton, ref. (Amt due, $11,060.30; taxes, &c, $285.11.) By Samuel Goldsticker.

Prospect av, w s, 219.8 n Jennings st, runs w 151.10 x n 46.2 x e 75.9 x n e 107.5 x s 98.7 to beg, 1 & 2-sty frame bldg in rear and vacant. City Real Estate Co agt Blanche Langan et al; Harold Swain, att'y, 176 Broadway; Hal Bell, ref. (Amt due, $9,291.58; taxes, &c, $454.87.) Mort recorded Sept 17, 1906. By Joseph P Day.

160th st, n s, 100 e Broadway, 265x99.11, six 5-sty brk tenements. Isaac Lowenfeld agt Isaac Kleinfeld et al; Action No 1; Arnstein & Levy, att'ys, 128 Broadway; John N Drake, ref. (Amt due, $19,736.52; taxes, &c, $3,075.98.) By Joseph P Day.

Nov. 14.

150th st, No 275, n s, 250 w 7th av, 40.11x99.11, 5-sty brk tenement.

150th st, No 281, n s, 372.9 w 7th av, 40.11x99.11, 5-sty brk tenement.

150th st, No 283, n s, 413.8 w 7th av, 40.11x99.11, 5-sty brk tenement.
Chas A Fisher agt Barnet Miller et al; Nicholas Aleinikoff, atty, 93 Nassau st; John E Connelly, ref. (Amt due, $38,169.78; taxes, &c, $2,338.32.) Mort recorded Jan 17, 1907. By Joseph P Day.

15th st, Nos 28 and 30, s s, 400 w 5th av, 25x99.2x25.8x93.4, 10-sty brk and stone loft and store building. Louis L Seaman agt Nellie Cotter et al; Strauss & Anderson, att'ys, 141 Broadway; Abraham L Jacobs, ref. (Amt due, $26,971.40; taxes, &c, $3,400; sub to a first mort of $80,000.) Mort recorded March 24, 1905. By Joseph P Day.

Bathgate av, No 1834, e s, 189 s 176th st, 27x95.6, 2-sty frame dwelling. The Westchester Fire Ins Co agt James A McMahon et al; Frank M Tichenor, att'y, 38 Park Row; Edw C Graves, ref. (Amt due, $1,718.09; taxes, &c, $1,200.) Mort recorded April 20, 1866. By Joseph P Day.

Broome st, No 423, s s, 49.10 e Crosby st, 25x122x25x121, 7-sty brk loft and store building. Geo F Tucker agt Ernest F Tucker et al; Montignani & Elmendorf, att'ys, Albany, N Y; Chas N Morgan, ref. (Partition.) By D Phoenix Ingraham & Co.

(Continued on page 765).

The COPARTNERSHIP carried on by the undersigned under name of Schnelle and Altstadt, 1326 Lexington Ave., brokers, is this day dissolved. The business will be continued at the old address by Charles H. Schnelle, who will assume all indebtedness of the old firm.

CHARLES H. SCHNELLE
Oct. 31st, 1907. GEORGE E. ALTSTADT

## DIVIDEND NOTICE

BOND & MORTGAGE GUARANTEE CO.
175 Remsen St., Brooklyn, N. Y., Nov. 8th, 1907.
A QUARTERLY DIVIDEND OF THREE PER CENT. has been declared, payable November 15th, 1907, to the stockholders of record at the close of business on November 9th, 1907.
CLINTON D. BURDICK, Treasurer.

# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. EDGECOMBE AVENUE—RE-REGULATING, RE-GRADING, RE-CURBING AND RE-FLAGGING, from 147th to 154th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38907)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF RICHMOND:

1ST WARD. 2D STREET—OPENING, between York and Franklin Avenues. Confirmed July 29, 1907; entered October 29, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38877)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. 5TH AVENUE AND GRAHAM AVENUE—CATCH BASINS, on the Northeast and Northwest corners. WASHINGTON AVENUE—SEWER, from 5th to 9th Avenues. 3D WARD. 28TH STREET—SEWER, from 14th to 15th Avenues. 29TH STREET—TEMPORARY SEWER, between 14th and 15th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38898)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 12. STEUBEN AVENUE—OPENING, from Mosholu Parkway to Gun Hill Road. Confirmed July 15, 1907; entered October 29, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38887)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 161ST STREET—REGULATING, RE-REGULATING, GRADING, RE-GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, PLACING FENCES AND PAVING, from Elton Avenue to the Grand Boulevard and Concourse. 24TH WARD, SECTION 11. CRESTON AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Burnside Avenue to East 184th Street, EAST 188TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Park Avenue to Beaumont Avenue. 24TH WARD, SECTION 12. PERRY AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES AND PLACING FENCES, from East 207th Street to Gun Hill Road.

HERMAN A. METZ,
Comptroller.

City of New York, October 24, 1907. (38638)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. RADDE STREET—SEWER, from Webster Avenue to Payntar Avenue. ACADEMY STREET—SEWER, from Webster Avenue to Payntar Avenue. RADDE STREET—SEWER, from Jane Street to Payntar Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 14, 1907. (38649)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 1 to 16, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the Borough of Manhattan:

12TH WARD, SECTION 6. 100TH STREET—EXTENTION OF SEWER, between the Harlem River and 1st Avenue. 12TH WARD, SECTION 8. WEST 164TH STREET—SEWER, between St Nicholas Avenue and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, October 31, 1907. (38963)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named avenues, place and street, in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. POPHAM AVENUE—OPENING, from West 176th Street to Montgomery Avenue. Confirmed July 29, 1907; entered October 23, 1907. 24TH WARD, SECTION 12. EAST 213TH STREET—OPENING, from Jerome Avenue to Woodlawn Road. Confirmed July 10, 1907; entered October 23, 1907; KOSSUTH PLACE—OPENING, from Mosholu Parkway to DeKalb Avenue. Confirmed June 25, 1907; entered October 23, 1907. 24TH WARD, ANNEXED TERRITORY. RAILROAD AVENUE—OPENING, between Unionport Road and Glebe Avenue. Confirmed July 31, 1907; entered October 23, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 23, 1907. (38658)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 1 to 16, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTIONS 9 AND 11. EAST 169TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, AND PLACING FENCES, from Clay Avenue to the Grand Boulevard and Concourse. 23D WARD, SECTION 10. WHITLOCK AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Longwood Avenue to Hunt's Point Road. 24TH WARD, SECTION 11. WALTON AVENUE—REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 172d Street to Fordham Road. QUARRY ROAD—REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES, PLACING FENCES AND LAYING PIPE, from Third Avenue to Arthur Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 31, 1907. (38979)

## PROPOSALS

Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, NOVEMBER 14, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for building the granolithic and brick sidewalks and the granite curbing of the Concourse and approach to Baird Court, in the New York Zoological Park, in Bronx Park, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
(38733) Commissioners of Parks.

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NOTICE TO CONTRACTORS.

Sealed proposals, suitably endorsed on envelope, for Tuberculosis Pavilion—Construction, Heating, Plumbing and Electric Work—at Central Islip State Hospital, Central Islip, N. Y., will be received up to three o'clock P. M. on Wednesday, the thirteenth day of November, 1907, by the State Commission in Lunacy, at the Capitol, Albany, N. Y., when bids will be opened and read publicly.

Drawings and specifications may be consulted and blank forms of proposals obtained at Central Islip State Hospital, Central Islip, N. Y., at the office of the State Commission in Lunacy, No. 1 Madison Avenue, New York City, or by application to Franklin B. Ware, State Architect, Capitol, Albany, N. Y.

Contracts will be awarded to the lowest responsible and reliable bidders unless the bids exceed the amount of funds available therefor, in which case the right to reject all bids is reserved.

N. B. Only bids for the complete work of construction, Heating, Plumbing and Electric Work combined, will be considered.

T. E. McGARR,
Sec'y., State Commission in Lunacy.
Albany, N. Y., Oct. 21, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, NOVEMBER 11, 1907,
Boroughs of Manhattan, The Bronx and Brooklyn

Contract for furnishing and delivering 150 Horse Blankets for street use.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.
Dated October 28, 1907. (39040)

## PROPOSALS

Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

WEDNESDAY, NOVEMBER 13, 1907.

For the Transportation and Burial of Pauper Dead in the Borough of Queens.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.
The City of New York, October 30, 1907.
(39026-1)

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

WEDNESDAY, NOVEMBER 13, 1907.

For furnishing and delivering Fresh Meats, Poultry and Yeast.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.
The City of New York, October 30, 1907.
(39026-2)

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Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS will be received by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on

FRIDAY, NOVEMBER 15, 1907.

For the Rental of Building and Shed in Pelham Bay Park, now occupied by the Tallapoosa Club.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks, Borough of The Bronx.
(39033-1)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, NOVEMBER 14, 1907,
Borough of The Bronx.

For furnishing all the labor and materials for building the Granolithic and Brick Sidewalks and the Granite Curbing of the concourse and approach to Baird Court, in the New York Zoological Park, in Bronx Park, in the City of New York.

For full particulars see City Record.

SAMUEL PARSONS, JR.,
President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.
(39033-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, NOVEMBER 13, 1907,
Boroughs of Manhattan and The Bronx.

For furnishing, delivering and erecting a system of water curtains, with all piping, valves, manifolds, sprinkler heads, brackets, supports, and all other appurtenances, complete in place and ready for operation in the high pressure pumping stations located at Oliver and South streets and at Gansevoort and West Streets, Borough of Manhattan.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.
The City of New York, October 30, 1907.
(39007)

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Office of the Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

THURSDAY, NOVEMBER 14, 1907,

No. 1. For furnishing and delivering poultry, salt pork, etc., for Thanksgiving dinner.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.
Dated October 29, 1907. (39000-1)

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Office of the Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

THURSDAY, NOVEMBER 14, 1907,
Borough of Manhattan.

No. 1. For furnishing all the labor and materials required for construction and completing of a twin screw steel passenger and freight steamer.

No. 2. For furnishing all the labor and materials required for constructing and completing a steel passenger steamboat.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.
Dated October 29, 1907. (39000-2)

WATER SUPERVISION CO. Let us demonstrate how, by our care, your water tax bills will be reduced.

Tel., 2017 Cortlandt 3 PARK ROW, NEW YORK

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

PUBLIC NOTICE is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for bridge purposes in the

BOROUGH OF MANHATTAN,

BEING all the remaining buildings on the triangular block bounded by Park Row, Tryon Row and Centre Street which were not sold at previous sales held on April 1st, 1907, and August 13th, 1907, and also the remaining buildings on Duane Street and Chambers Street, between Park Row and Centre Street. The property to be sold is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to resolutions of the Commissioners of the Sinking Fund, adopted at a meeting held on the 13th day of August, 1907, the sale of the above buildings and appurtenances thereto will be held by the direction of the Comptroller on

MONDAY, DECEMBER 2D, 1907,

at 11 o'clock, on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 29th, 1907.

(39061)

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PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved and unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9389, No. 1. Regulating, grading, curbing, guttering and laying cement sidewalks on Seventy-fourth Street, between Second and Seventh Avenues.

List 9397, No. 2. Regulating, grading, curbing, recurbing, paving and repaving sidewalks with cement on Gatling Place, between Eighty-sixth and Ninety-second Streets.

List 9418, No. 3. Regulating, grading, curbing and laying cement sidewalks on Dean Street, between Saratoga Avenue and Rockaway Avenue.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 3, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, October 31, 1907. (38946)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 8 to 22, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

26TH WARD, SECTION 13. SEWERS IN PITKIN AVENUE, between Euclid and Sheridan Avenues, and between Grant Avenue and Enfield Street, and SEWER BASINS at the following points: N. E. and N. W. corners of Atkins and Pitkin Avenues; N. E. and N. W. corners of Montauk and Pitkin Avenues; N. E. and N. W. corners of Milford Street and Pitkin Avenue; N. E. and N. W. corners of Logan Street and Pitkin Avenue, and OUTLET SEWERS in CRESCENT STREET, between Pitkin and Sutter Avenues, and in HEMLOCK STREET, between Pitkin and Sutter Avenues.

SEWERS IN ASHFORD STREET, from Pitkin to Blake Avenues; in CLEVELAND STREET, from Pitkin to Blake Avenues; in SUTTER AVENUE, from Ashford to Elton Streets; in BLAKE AVENUE, between Ashford and Elton Streets, and OUTLET SEWERS in ASHFORD STREET, from Blake to Dumont Avenues, and in CLEVELAND STREET, from Blake Avenue to New Lots Avenue. DUMONT AVENUE—REGULATING, GRADING, CURBING AND LAYING SIDEWALKS, from Schenck Avenue to New Lots Road. 28TH WARD, SECTION 11. PUTNAM AVENUE—SEWER, from Knickerbocker Avenue to the Borough line of Queens, and IRVING AVENUE—OUTLET SEWER, from Putnam Avenue to Palmetto Street. 29TH WARD, SECTION 16. EAST 17TH STREET—PAVING, between Albermarle Road and Beverly Road. WASHINGTON AVENUE—REGULATING, GRADING, CURBING AND LAYING CEMENT SIDEWALKS, from Gravesend Avenue to First Street. 30TH WARD, SECTION 18. 83D STREET—CURBING, RE-CURBING, LAYING CEMENT SIDEWALKS AND PAVING, between 2d and 3d Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, November 6, 1907.

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Police Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings parts of buildings, etc., now standing upon property owned by the City of New York, acquired for police purposes in the

BOROUGH OF MANHATTAN,

BEING the old station house situated at Coenties Slip, between the west side of South Street and the east side of Front Street, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described building will be held by the direction of the Comptroller on

THURSDAY, NOVEMBER 21ST, 1907.

at 10 a. m., on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907.

(39055)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for school purposes, in the

BOROUGH OF THE BRONX,

BEING the frame stable located at the southeast corner of 141st Street and Brook Avenue, adjoining public school No. 30, Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described building will be held on

FRIDAY, NOVEMBER 22D, 1907,

at 11 a. m., on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907.

(39063)

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DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, NO. 57 CHAMBERS STREET (STEWART BUILDING), NEW YORK, November 1, 1907.

IMPORTANT TO TAXPAYERS.

NOTICE IS HEREBY GIVEN TO ALL PERSONS whose taxes for the year 1907 have not been paid before the 1st day of November of the said year, that unless the same shall be paid to the Receiver of Taxes at his office in the Borough in which the property is located, as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.;

Borough of The Bronx, corner Third and Tremont avenues, The Bronx, N. Y.;

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.;

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.;

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.;

—before the 1st day of December of said year, he will charge, receive and collect upon such taxes so remaining unpaid on that day, in addition to an amount of such taxes, one per centum of the amount thereof, as provided by sections 916 and 918 of the Greater New York Charter (chapter 378, Laws of 1897).

DAVID E. AUSTEN,
Receiver of Taxes.

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CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for school purposes, in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on the north side of East 113th Street, between First and Second Avenues, known as Nos. 305 to 325 East 113th Street, inclusive, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

THURSDAY, NOVEMBER 21ST, 1907.

at 12 m., on the premises.

AT THE REQUEST of the Park Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for park purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on West 145th Street and Edgecombe Avenue, more particularly known as 335, 337, 339, 341 and 343 West 145th Street and 245 Edgecombe Avenue, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

THURSDAY, NOVEMBER 21ST, 1907.

at 2 p. m., on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907.

(39059)

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CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for bridge purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., lying between Duane and Park Streets, and between Centre Street, Pearl and Park Streets, in the Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held on

WEDNESDAY, NOVEMBER 20TH, 1907,

at 10 a. m., on the premises.

AT THE REQUEST of the Agent for the Carnegie Library Sites, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for library purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on East Broadway, between Jefferson and Division Streets, known as Nos. 1 and 3 Jefferson Street, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held on

WEDNESDAY, NOVEMBER 20TH, 1907,

at 2 p. m., on the premises.

For further particulars of the above described buildings see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907.

(39057)

## PROPOSALS.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m. on

FRIDAY, NOVEMBER 15, 1907,
Boroughs of Brooklyn and Queens.

No. 1. For furnishing and delivering hay, straw and oats for companies in the Boroughs of Brooklyn and Queens.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated November 2, 1907.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m. on

WEDNESDAY, NOVEMBER 20, 1907,
Borough of Manhattan.

For furnishing all the labor and materials required for additions and alterations to quarters of Engine Company 58, located at No. 81 West One Hundred and Fifteenth Street, and to quarters of Engine Company 35, located at No. 223 East One Hundred and Nineteenth Street.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated November 7, 1907.

## PROPOSALS.

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m. on

WEDNESDAY, NOVEMBER 20, 1907,

Borough of Manhattan.

N. 1. For furnishing and delivering five thousand feet of 3½-inch rubber fire hose for fireboats.

No. 2. For furnishing and delivering two thousand feet of 2½-inch rubber fire hose for fireboats.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated November 7, 1907.

## ADVERTISED LEGAL SALES.

(Continued from page 762).

Hillside st, c l, about 252 e Broadway, 50x226.2 x50x226.4, vacant. Margaret L Lamarche general gdn; Thomas C Byrnes, special gdn; James C McEachen, att'y, 45 Broadway. (Petitioners sale of all right, title, &c, of Phoebe & Anna M Stimmel.) By Solomon De Walltearss.

2d av, Nos 2461 to 2467 | n w cor 126th st, 99.11x
126th st, Nos 249 to 253 | 100, three 6-sty brk tenements and stores. Rebecca Meryash agt Abraham Small et al; Johnston & Johnston, att'ys, 256 Broadway; William Klein, ref. (Amt due, $16,661.50; taxes, &c, $123,766.) Mort recorded Dec 9, 1905. By Joseph P Day.

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w— x n 100 to beginning, 4-sty brk buildings and store. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys, 48 Wall st; James G Graham, ref. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Mort recorded April 29, 1865. By Joseph P Day.

Nov. 15.

54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk & stone dwelling. Mabel R Cushing agt The Netherlands Corporation of N Y et al; Roby & Taylor, att'ys, 40 Wall st; Paul L Kiernan, ref. (Amt due, $5,507.27; taxes, &c, $1,274.46; sub to prior mort of $31,980.19.) Mort recorded Aug 15, 1906. By Joseph P Day.

Nov. 16.

No Legal Sales advertised for this day.

Nov. 18.

47th st, Nos 232 to 236, s s, 375 e 8th av, 75x 100.5, 6 and 8-sty brk loft and store building. James T Backus agt Arthur J Morgan et al; Wm D Sporborg, atty, 10 Wall st; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which Arthur J Morgan had on Nov 18 1897, or since.) By Joseph P Day.

Southern Boulevard or Wales av 141st st | s w cor 141st st, 43.10x 117.9x28.9x111.9, vacant. Knickerbocker Trust Co agt Adolph Schoenberger et al; A Lincoln Wescott, att'y, 125 Broadway; Edw J McGoldrick, ref. (Amt due, $7,938.03; taxes, &c, $504.70.) Mort recorded Dec 15, 1905. By Joseph P Day.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing a Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable considera, tion and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deed. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only, and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

Nov. 1, 2, 4, 6 and 7.

### BOROUGH OF MANHATTAN.

Barrow st, No 31 (97), s s, abt 75 e Bleecker st, 18.9x80, 3-sty brk tenement. Joseph Cademartori to Luigia Ramazzotti. Mt $6,750. Nov 1, 1907. 2:590—56. A $5,500—$7,000. other consid and 100

Canal st, Nos 174 and 176, s s, 47.3 e Mott st, 45.10x100x46.9x 100, 6-sty brk tenement and store. Max Weil and ano to Morris Jacoby. Mort $——. Oct 31. Nov 1, 1907. 1:201—14. A $38,000—$75,000. 100

Canal st, No 159 (formerly 182 Walker st), n e s, abt 68 e Elizabeth st, 25.1x25x25.4x25, 5-sty brk tenement and store. Louis Gordon to Morris Jacoby. Mort $23,000. Nov 1. Nov 2, 1907. 1:203—34. A $8,000—$11,000. other consid and 100

Carmine st, No 35, n s, 175 e Bedford st, 25x100, 5-sty brk tenement and store. C Livingston Klemann to Eliz G Schmid. All liens. Nov 1, 1907. 2:586—35. A $15,000—$25,000. other consid and 100

Cathedral Parkway or 110th st | n s, 150 w 7th av, 100x100, vacant. Samuel Mandel to Irving I Lewine. ⅛ right, title and interest. Mort $90,000. Oct 30. Nov 1, 1907. 7:-1826—22 to 25. A $68,000—$68,000. other consid and 100

Cherry st, Nos 391 and 393, s s, 71.3 e Scammel st, runs s 73.9 x e 23.9 x s 6.3 x e 22 x n 80 to st, x w 45.9 to beginning, 6-sty brk tenement and store. Sarah Goldstein to Kassel Simon. Mort $50,800. Oct 31. Nov 1, 1907. 1:260—56. A $15,000—$50,000. 100

Cherry st, Nos 391 and 393, s s, 71.3 e Scammel st, runs s 82.9 to point 73.9 n Water st, x e 23.9 x n 4.7 x e 22 x n 80 to st, x w 45.9 to beginning, 6-sty brk tenement and store. Sarah Goldstein to Kassel Simon. Q C. Mort $50,800. Oct 31. Nov 1, 1907. 1:260—56. A $15,000—$50,000. 100

Duane st, No 141, n s, 99.6 e West Broadway, 25x75, 5-sty brk loft and store building.

69th st W, No 258, s s, 100 e West End av, —x—, 3-sty brk stable. Gladys S wife of and John R Keim to Ellen S Bates, of Boston, Mass. Undivided right, title and interest. C a G. All liens. Nov 4. Nov 6, 1907. 1:147—7. A $28,000—$37,000; 4:1160—60. A $9,500—$24,000. 750

Same property. Gladys S Keim by Walter D Clark GUARDIAN to same. All title. All liens. Nov 4. Nov 6, 1907. 1:147; 4:1160. 750

Eldridge st, No 15, w s, 150 s Canal st, 25x100, 5-sty brk tenement and store. Rachel wife of Albert Sokolski and HEIR Fanny Goldberg to Manuel Goldberg also HEIR Fanny Goldberg. ¼ part. Right, title and interest. Mort $34,000. Nov 4. Nov 6, 1907. 1:292—24. A $20,000—$39,000. other consid and 100

Greenwich st, No 78, w s, abt 165 s Rector st, 24x99.9x24x99.8 n s with strip in rear 10 ft wide with use of 20 ft alley, 5-sty brk loft and store building. Caroline LeRoy Bonaparte to William Laue, of Brooklyn. Oct 31. Nov 6, 1907. 1:18—42. A $21,200—$31,500. other consid and 100

Henry st, No 328, s s, 125 w Jackson st, 25x94.11x25.1x94.10, 5-sty brk tenement and store. Abraham Kahn to Samuel Cohen. Mort $36,500. Nov 1. Nov 2, 1907. 1:267—57. A $14,000—$30,000. other consid and 100

Hester st, No 103, n s, 50.8 e Eldridge st, runs n 100 x e 73 x s 50 x w 36.2 x s 50 to st, x w 36.10 to beginning, 6-sty brk tenement and store. Kassel Simon to Sarah Goldstein. Mort $94,000. Oct 30. Nov 1, 1907. 1:307—40. A $45,000—$95,-000. other consid and 100

Lewis st, No 84½, e s, 165 s Stanton st, 20x100, 2-sty frame brk front tenement and store and 5-sty brk tenement in rear. Louis Strumpf et al to Floris T Whittaker. Mort $18,700. Nov 1, 1907. 2:329—43. A $12,000—$15,000. other consid and 100

McDougal st, No 37, w s, 90 s King st, runs w 20 x w 39 x n 30 x e 22 x s 10.6 x — 6.6 x e 27 to beginning, 3-sty frame brk front tenement. Charles Devoe EXR Daniel M Devoe to Giuseppe Pietropinto. Nov 4, 1907. 2:519—41. A $5,000—$7,000. 9,200

Orchard st, No 176, e s, 50 n Stanton st, 25.6x87.9x25.10x87.9, 6-sty brk tenement and store. Paulina Ryshpan et al EXRS Solomon Ryshpan decd et al to Benjamin Rappeport. Mort $29,000. Oct 8. Nov 1, 1907. 2:412—3. A $18,000—$32,000. 10,600

Same property. Benjamin Rappeport to Moses Ryshpan 2-3 parts and Rachel Goldstein. 1-3 part. Mort $29,000. Oct 8. Nov 1, 1907. 2:412. 100

Pearl st, No 222, s e s, abt 108 w Burling slip, abt 22x abt 138, 5-sty brk loft and store building. Allen H Brown et al to Caroline B Brown, of Montclair, N J. 26-80 parts. June 17. Nov 6, 1907. 1:70—25. A $15,400—$25,000. 13,000

Ridge st, No 110, e s, 90.3 n Rivington st, 21x100, 6-sty brk tenement and store and 4-sty brk tenement in rear. Paulina Ryshpan et al TRUSTEES, &c, Solomon Ryshpan et al to Morris R Cohen. Mort $22,000. Oct 8. Nov 1 ,1907. 2:344—40. A $12,500—$25,000. 8,800

Same property. Morris R Cohen to Paulina Ryshpan. Mort $22,000. Oct 8. Nov 1, 1907. 2:344. other consid and 100

Rivington st, No 156, n s, 104 e Suffolk st, 23x100, 4-sty brk tenement and store and 5-sty brk tenement in rear. Felix Kunstler to Adolf D Lindemann. Mort $25,000. Oct 31. Nov 4, 1907. 2:349—33. A $20,000—$28,000. other consid and 100

Rivington st, No 193 Ridge st, No 95 | s w cor Ridge st, 25.7x72.11, 5-sty brk tenement and store with 3-sty brk extension. Morris R Cohen to Frimit Frolich, Fanny Dubovsky, Tillie Salivin and Annie Levine. Mort $41,500. Oct 8. Nov 1, 1907. 2:343—19. A $25,000—$35,000. other consid and 100

Spring st, Nos 68 and 70, s s, 50.4 w Lafayette st, late Elm st, 50x94.1x50x97.3, 3-sty brk and frame tenement and store and 4-sty brk loft and store building. Pincus Lowenfeld et al to Dominick Abbate and Pietro Alvino. C a G. Mort $35,000. Oct 25. Nov 1, 1907. 2:482—19 and 20. A $26,000—$27,500. other consid and 100

Stanton st, No 316, n s, 49.5 w Goerck st, 26.7x75, 5-sty brk tenement and store. Herman W Goldberg to Isaac Goldberg. Mort $24,000. Oct 30. Nov 1, 1907. 2:330—72. A $18,000—$23,000. omitted

Washington pl, or West Washington pl, No 87 (28) | n s, 80 e 6th av, runs n 92.4 x w 6.7 x s 42.10 x w 15 x s 21 x w 5 x s 26 to pl, x e 20 to beginning, 4-sty brk dwelling. Geo J Thole et al to Bernardine M Kracht. 2-3 parts. Oct 25. Nov 1, 1907. 2:552—72. A $8,500—$11,000. other consid and 100

Water st, Nos 115 and 117 Wall st, Nos 91 and 93 | s e s, at s w s Wall st, 40.4x64.3x 40.6x65.2, 8-sty brk and stone office and store building (Jauncey Bldg). Cedar Street Co to Island Realty Co. B & S and C a G. Mort $250,000. Nov 1. Nov 7, 1907. 1:33—19. A $271,700—$370,000. other consid and 100

William st, Nos 103 and 105, w s, 27.2 s John st, 41.8x77.7x36.1x 75.4, 6-sty brk loft and store building. Wendell Building Co to Maurice Wendell. Mort $175,000. Nov 1. Nov 2, 1907. 1:67—2. A $136,800 -$175,000. other consid and 100

1st st E, No 31, s s, 67.1 e 2d av, 26.2x72.7x36.7x63.7, 5-sty brk tenement. Isaac S Heller to Louis Kivovits. Mort $2[illegible],000. Nov 1, 1907. 2:442—11. A $20,000—$31,000. other consid and 100

1st st E, No 9, s s, 139.1 e Bowery, runs s 74.1 x e 11.3 x s 9.10 x e 12.5 x n 80.5 to st, x w 24.6 to beginning, 5-sty brk tenement and store. Release mort. Emma Pfund and ano to Henrietta Fisch. Oct 15. Nov 1, 1907. 2:456—18. A $20,-000—$28,000. nom

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1st st E, No 9, s s, 139.1 e Bowery, runs s 74.1 x e 11.3 x s 9.10 x e 12.5 x n 80.5 to st, x w 24.6 to beginning, 5-sty brk tenement and store. Henrietta Fisch to Louis Strumf and Morris Haber. Mort $30,500. Nov 1, 1907. 2:456—18. A $20,000—$28,000. other consid and 100

4th st E, No 279, n s, 238.7 w Av C, 24.9x96.3, 6-sty brk tenement and store. Paulina Ryshpan et al EXRS Solomon Ryshpan et al to David Klein. ½ part. All title. Mort $36,500. Oct 8. Nov 1, 1907. 2:387—47. A $16,000—$37,000. 6,250

Same property. David Klein to Paulina Ryshpan and Sara Hirshdansky. ½ part. All title. Mort $36,500. Oct 8. Nov 1, 1907. 2:387. 100

5th st E, No 338, s s, 125 w 1st av, 25x96.2, 5-sty brk tenement. Benj N Lefkowitz to David Hinderstein. Mort $38,500. Aug 15. Nov 1, 1907. 2:446—27. A $18,000—$35,000. other consid and 100

5th st E, No 638, s s, 164.3 w Av C, 24.9x95.2x24.9x96.2, 5-sty brk tenement and store. Paulina Ryshpan et al EXRS Solomon Ryshpan et al to Mary R Cohen. ½ part. All title. Mort $——. Oct 8. Nov 1, 1907. 2:387—29. A $15,000—$25,000. 2,000

5th st E, Nos 629 and 631, n s, 335.10 e Av B, 46.3x97, two 4-sty brk tenements and stores and 4-sty brk tenements in rear. Isidor Kalt to Rebecca Kalt. Mort $79,700. Oct 23. Nov 6, 1907. 2:388—53 and 54. A $26,000—$32,000. other consid and 100

7th st E, No 189, n s, 153 e Av B, 20x49.7x21.6x41.9, 4-sty brk tenement and store. Max Lindner to Louis Gluck. Mort $11,125. Nov 4. Nov 6, 1907. 2:390—61. A $7,500—$10,500. other consid and 100

7th st E, No 31, n s, 250 w 2d av, 26x74.10, 3-sty stone front tenement. Albert Herskovits to Harry Maurer. Mort $14,500. Oct 30. Nov 1, 1907. 2:463—42. A $13,000—$18,000. other consid and 100

9th st E, No 733, n s, abt 265 w Av D, 25x92.3, 5-sty brk tenement. Joseph Rosenzweig to the Knepper Realty Co. B & S. All liens. Oct 31. Nov 1, 1907. 2:379—48. A $15,000—$27,000. other consid and 100

10th st E, No 225, n s, 275 w 1st av, 25x94.10, 5-sty brk tenement and store. Abraham I Salinger to Rosie Salinger, of Brooklyn. All title. Mort $18,000. Sept 28. Nov 4, 1907. 2:452—45. A $16,000—$22,000. nom

15th st W, No 338, s s, 418.9 w 8th av, 18.9x81.3, 3-sty brk dwelling. Virginia Keahon to Margt L Hamilton. Mort $9,700. Oct 30. Nov 1, 1907. 3:738—61. A $7,000—$9,000. other consid and 100

15th st W, No 340, s s, abt 437.6 w 8th av, 18.9x81.3, 3-sty brk dwelling. Virginia Keahon to Peter McMahon. Mort $9,700. Oct 30. Nov 1, 1907. 3:738—62. A $7,000—$9,000. other consid and 100

17th st E, No 325, n s, 276 e 2d av, 14x92, 4-sty stone front dwelling. Thos F Maxcy to Mary A Maxcy. B & S. Nov 6. Nov 7, 1907. 3:923—17. A $8,000—$12,500. nom

17th st W, No 108, s s, abt 150 w 6th av, 25x100, 5-sty brk tenement, valued at $39,000. 3:792—43. A $16,000—P $32,000. CONTRACT to exchange for

46th st W, No 606, s s, abt 120 w 11th av, 25x100, 4-sty brk tenement, valued at $22,000. 4:1093—38. A $7,000—$14,000. Certificate as to satisfaction. Release, Discharge and Cancellation of above contract recorded Sept 27, 1907. Isidor and Lena Marcus with Simon Epstein. Nov 1. Nov 7, 1907. 3:792.

17th st W, No 108, s s, 150 w 6th av, 25x92, 5-sty brk tenement. Isidor Marcus and ano to Morris Jacoby. Mort $37,500. Nov 1, 1907. 3:792—43. A $16,000—P $32,000. other consid and 100

29th st W, No 134, s s, 429 w 6th av, 24.8x92, 5-sty brk tenement and store. William Hafner to Jacob Lederer and Bernard Weisl. Mort $33,000. Nov 1. Nov 2, 1907. 3:795—61. A $28,000—$45,000. other consid and 100

26th st E, No 326, s s, 250.4 w 1st av, 24.8x98.9, 5-sty brk tenement and store. Minnie Levin et al to Emanuel Schwal or Schwae. Mort $21,050, taxes, &c. Oct 14. Nov 4, 1907. 3:931—41. A $9,000—$19,000. other consid and 100

30th st W, No 256, s s, 80 e 8th av, 20x63.5, 4-sty brk tenement and store. Geo H Klages to Alice E Klages, of Brooklyn. 1-7 part. Nov 4. Nov 7, 1907. 3:779—73. A $10,000—$12,000. nom

30th st W, Nos 145 and 147, n s, 175 e 7th av, 50x98.9, two 4-sty brk tenements and stores. Cohn-Baer-Myers & Aronson Co to Carrie Hirsch. Mort $65,000. Oct 30. Nov 1, 1907. 3:806—10 and 11. A $52,000—$56,000. other consid and 100

31st st W, No 154, s s, 125 e 7th av, 25x98.9, 3-sty brk stable. Isaac Moss et al to Mary J McDonald. Mort $40,000. Nov 1. Nov 4, 1907. 3:806—72. A $32,000—$34,000. other consid and 100

33d st W, No 449, n s, 196.8 e 10th av, 18.10x99.2, 4-sty brk tenement. Annie L Gallagher to Henry Wollman and Jules S Bache. Mort $5,000. Nov 1. Nov 2, 1907. 3:731—14. A $5,500—$8,500. 100

33d st W, No 451, n s, 172 e 10th av, runs n 40 to c l Jersey st, x still n 59.4 x e 17.4 x s 99.2 to st, x w 18.10 to beginning, 4-sty brk tenement. Frank J Fee to Henry Wollman and Jules S Bache. Mort $5,000. Nov 1, 1907. 3:731—13. A $5,500—$8,000. other consid and 100

38th st E, No 147, n s, 170 w 3d av, 16x94, 5-sty stone front dwelling. Henry V Holcomb to Clara C Holcomb. Mort $14,000. Nov 1. Nov 6, 1907. 3:894—36. A $15,500—$22,500. other consid and 100

39th st E, No 32, s s, 209 e Madison av, 20.6x98.9, 4-sty stone front dwelling. Adelaide K Rhinelander to Thos J McLaughlin. Oct 31. Nov 4, 1907. 3:868—48. A $54,000—$80,000. other consid and 100

43d st E, No 225, n s, 227 w 2d av, 28x100.5, 5-sty brk tenement. Chas R Sommer to Edw C Sommer. ½ part. All title. Mort $23,500. Nov 1. Nov 2, 1907. 5:1317—15. A $12,000—$25,000. other consid and 100

45th st E, Nos 308 and 310, s s, 143.4 e 2d av, 52.8x100.5, two 4-sty brk tenements. Bernard Scheinkman to George Sanders. Mort $14,500. Nov 1. Nov 2, 1907. 5:1337—45 and 46. A $19,000—$32,000. nom

46th st W, No 606, s s, 125 w 11th av, 25x100.5, 5-sty brk tenement and store. Simon Epstein to Rubin Gordon. Mort $15,000. Nov 1, 1907. 4:1093—38. A $7,000—$14,000. other consid and 100

48th st E, No 246, s s, 126 w 2d av, 18.8x100.5, 4-sty stone front dwelling. Adam Lieb to Anton Rasmussen. Mort $10,000. Oct 31. Nov 1, 1907. 5:1321—31. A $7,500—$10,000. other consid and 100

48th st E, Nos 425 and 427, n s, 325 e 1st av, 50x100.5, 2-sty brk building and store and vacant. Wm J Peck to Nathan Peck. ½ part. C a G. Feb 20, 1902. Nov 2, 1907. 5:1360—14 and 15. A $13,000—$17,500. nom

49th st W, No 532, s s, 462.8 w 10th av, 25.10x100.5, 5-sty stone front tenement. Antonio Rossi to Julius Cloidt. Mort $15,000. Nov 1. Nov 4, 1907. 4:1077—52. A $7,500—$18,000. other consid and 100

49th st W, No 167, n s, 20.10 e 7th av, 20.10x80, 4-sty stone front dwelling. Robert Connor to Chas I McBurney. ½ part. All liens. Oct 31. Nov 7, 1907. 4:1002—2. A $31,000—$32,000. nom

51st st W, Nos 438 to 442, s s, 300 e 10th av, 60x100.5, 5-sty brk building. Albert A Morse to Jane and Thos M, Jr, Stewart and Robt H Hibbard EXRS, &c, Thos M Stewart. Mort $90,000. Nov 7, 1907. 4:1060—51. A $28,000—P $33,000. other consid and 100

52d st W, No 258, s s, 100 e 8th av, 20.10x100.5, 5-sty stone front dwelling. Margaret O'Connor to May I Eisfeldt. Mort $20,000. Oct 25. Nov 2, 1907. 4:1023—60. A $23,000—$25,000. other consid and 100

53d st W, No 339, n s, 300 e 9th av, 25x49.11x25x50.6.

53d st W, n s, 325 e 9th av, strip, 0.4½x25x0.11x25. 3-sty frame tenement.

Anton Hilpert and ano to Louisa Bechlein. Oct 31. Nov 1, 1907. 4:1044—13. A $6,000—$6,000. other consid and 100

53d st W, No 430, s s, 425 w 9th av, 25x100.5, 5-sty brk tenement. City National Realty Co to Benj F Poth. Mort $22,000. Nov 1. Nov 2, 1907. 4:1062—50. A $10,000—$22,000. other consid and 100

54th st W, Nos 48 and 50, s s, 117.6 e 6th av, 45.6x100.5, 8-sty brk and stone school. George Dickson et al to Solomon R Guggenheim. Mort $165,000. Sept 25. Nov 4, 1907. 5:1269—69. A $105,000—$225,000. nom

55th st E, No 16, s s, 125 w Madison av, 22.6x100.5 ,5-sty brk and stone dwelling. Thos J McLaughlin to Adelaide K wife of Philip Rhinelander. Mort $90,000. Oct 31. Nov 4, 1907. 5:1290—61. A $60,000—$130,000. other consid and 100

57th st W, No 29, n s, 500 w 5th av, 23x100.5, 4-sty and basement brk and stone dwelling. Release dower. Coralie C Roelker (formerly Coralie C wife of Wm G Brokaw) to Clifford V and Wm G Brokaw and Florence C Martin and Lilla Gilbert. Oct 23. Nov 4, 1907. 5:1273—17. A $90,000—$113,000. nom

58th st E, No 120, s s, 201 w Lexington av, 19x100.5, 3-sty brk and stone dwelling. Howard W Pierce to Andrew J McCosh. Mort $17,500. June 13. Nov 6, 1907. 5:1312—65. A $15,000—$20,000. nom

63d st E, No 227, n s, 205 w 2d av, 25x100.5, 6-sty brk tenement and store. Louis Kivovits to Isaac S Heller. Mort $31,400. Nov 1, 1907. 5:1418—16. A $12,000—$34,000. other consid and 100

63d st E, No 208, s s, 130 e 3d av, 25x100.5, 4-sty brk tenement and store. Release mort. Henry B Towle et al to Roy A Rainey. Oct 31. Nov 6, 1907. 5:1417—43. A $12,000—$15,000. 12,750

64th st W, Nos 153 to 157, n s, 264 e Amsterdam av, 54x100.5, three 4-sty and basement stone front dwellings. FORECLOS, Aug 13, 1907. Adam Wiener ref to Isaac Graf. Morts $63,750. Nov 6, 1907. 4:1136—11½ to 13. A $27,000—$46,500. 66,000

68th st W, No 239, n s, 425 w Amsterdam av, 25x100.5, 3-sty brk stable. Euphemia C Pearl to Chas A Miller, of Brooklyn. Mort $10,000. Nov 1, 1907. 4:1160—15. A $9,000—$19,000. other consid and 100

69th st W, No 258, s s, abt 102 e West End av, —x—, 3-sty brk stable. Release claims, &c. Rose F Lingg widow and ADMRX John B Lingg to Martin Bates Jr & Co. Feb 14, 1901. Nov 7, 1907. 4:1160—60. A $9,500—$24,000. nom

73d st W, No 268, s s, 136 e West End av, 18x100, 4-sty and basement brk dwelling. Eliz M Read to Wm J Underwood. Mort $14,000. Nov 6. Nov 7, 1907. 4:1164—59. A $14,000—$30,000. other consid and 100

73d st E, No 155, n s, 335 w 3d av, 17x102.2, 3-sty brk dwelling. William Goodman to Henry Goodman. Mort $9,000. Nov 4. Nov 6, 1907. 5:1408—22½. A $10,000—$12,000. other consid and 100

75th st E, Nos 188 and 190, s s, 150 w 3d av, 37.6x102.2, two 4-sty stone front tenements. Louis Livingston to Lester D Kauffman. All liens. Nov 1, 1907. 5:1409—43 and 44. A $23,000—$32,000. 100

76th st W, No 172, s s, 100 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Release dower. Ella F wife Wm C Dewey to Sarah H David. Nov 5. Nov 7, 1907. 4:1147—60. A $14,000—$25,000. nom

77th st E, No 73.

77th st E, adj above on west. Agreement as to division line and party wall, &c. Chas F Dieterich with Anna R Pearson. May —, 1907. Nov 6, 1907. 5:1392. nom

80th st E, No 172, s s, 159 w 3d av, 19x102.2, 4-sty stone front tenement. Mary F Stanley to Saul and Elkan Deiches. Nov 7, 1907. 5:1508—43. A $10,000—$16,000. nom

81st st E, Nos 528 and 532, s s, 223 w Av B, or East End av, 50x102.2, 6-sty brk tenement and store. Louis Fleischmann to Wilhelmine Fleischmann. April 30, 1904. Nov 6, 1907. 5:1577—36. A $15,000—$58,000. nom

81st st W, No 206, s s, 137.6 w Amsterdam av, 37.6x102.2, 5-sty brk tenement. Jennie B Hawkins to Isaac B Hyman 2-3 parts, and Montague E Hyman 1-3 part. Mort $40,000. Oct 31. Nov 1, 1907. 4:1228—39. A $23,000—$48,000. other consid and 100

83d st W, No 65, n s, 158.4 e Columbus av, 16.8x102.2, 4-sty and basement brk dwelling. Nathan L Ottinger and ano to Peter Biasetti. Mort $14,000. Nov 4, 1907. 4:1197—7. A $10,500—$18,000. other consid and 100

84th st W, No 109, n s, 184.8 w Columbus av, 40x102.2, 5-sty brk tenement. Sophia Bohling to George Schmitt. Mort $45,000. Nov 1, 1907. 4:1215—24. A $22,000—$50,000. other consid and 100

85th st W, No 163, n s, 122 e Amsterdam av, 17.6x102.2, 4-sty and basement brk dwelling. Strange & Slawson Co to David de L Hendrickson, of Haworth, N J. Mort $20,000. Nov 4. Nov 6, 1907. 4:1216—5½. A $9,000—$20,000. other consid and 100

86th st E, No 437, n s, 203 n w Av A, 18x100.8, 4-sty stone front tenement. Sarah Stein to Hyman Rubin. Mort $10,000. Oct 23. Nov 2, 1907. 5:1566—16½. A $6,000—$11,000. other consid and 100

90th st W, No 60 (78), s s, 100 e Columbus av, 18.9x100.8, 4-sty and basement stone front dwelling. Gem Realty Co to Marks L Frank. Mort $18,000. Nov 1. Nov 4, 1907. 4:1203—60. A $12,500—$20,000. other consid and 100

90th st E, No 240, s s, 175 w 2d av, 25x100.8, 5-sty brk tenement. Emanuel M Steindler to Marie Steindler. Mort $18,000. Nov 2. Nov 4, 1907. 5:1535—32. A $9,000—$21,000. other consid and 100

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

91st st W, No 252, s s, 58 w Broadway, 42x100.8, 6-sty brk tenement. Carrie J Weil to Palisade Realty Co. Mort $75,000. Aug 2. Re-recorded from Aug 3, 1907. Nov 1, 1907. 4:1238—54. A $30,000—$75,000. other consid and 100

91st st W, No 140, s s, 235.6 e Amsterdam av, 27x100.8, 5-sty stone front tenement. Annie E Taylor to Diedrich Von der Lieth. All liens. Oct 31. Nov 1, 1907. 4:1221—54. A $14,000—$32,000. 100

91st st W, No 252, s s, 58 w Broadway, 42x100.8, 6-sty brk tenement. James M Bell to Carrie J Weil. Mort $50,000. April 10. Re-recorded from Aug 3, 1907. Nov 6, 1907. 4:1238—54. A $30,000—$75,000. other consid and 100

95th st E, No 315, n s, 250 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Jennie Kind to Bertha Weindrug. Mort $42,000 and all liens. Oct 29. Nov 6, 1907. 5:1558—11. A $11,000—P $40,000. other consid and 100

95th st W, No 152, s s, 271 e Amsterdam av, 18x100.8, 3-sty and basement brk dwelling. Anna C Gruber to Leah de Sola Mendes. Mort $11,500. Nov 4. Nov 6, 1907. 4:1225—53. A $9,000—$12,500. nom

95th st E, No 307, n s, 137.6 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Jennie Kind to Bertha Weindrug. Mort $41,895. Oct 29. Nov 6, 1907. 5:1558—7. A $11,000—$44,000. other consid and 100

95th st E, No 309, n s, 175 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Jennie Kind to Bertha Weindrug 5,000-10,259 part, Geo E Koche 122-10,259 parts and E H Ogden Lumber Co 2,647-10,259 parts and John Holl 1,400-10,259 parts. Morts $42,445. Oct 29. Nov 6, 1907. 5:1558—8. A $11,000—$44,000. other consid and 100

95th st E, Nos 311 and 313, n s, 212.6 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Jennie Kind to Giuseppe Zibelli 4,511-10,006 part. Nathan Reisler 2,350-10,006 part, Structural Supply Co 2,145-10,006 part, and Bertha Weindrug 1,000-10,006 part. Morts $42,445. Oct 29. Nov 6, 1907. 5:1558—10. A $11,000—$44,000. other consid and 100

95th st E, No 307, n s, 137.6 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Celia Friedman to Jennie Kind. Mort $41,000 and all liens. Oct 29. Nov 4, 1907. 5:1558—7. A $11,000—$44,000. other consid and 100

95th st E, No 309, n s, 175 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Celia Friedman to Jennie Kind. Mort $40,500 and all liens. Oct 29. Nov 4, 1907. 5:1558—8. A $11,000—$44,000. other consid and 100

95th st E, Nos 311 and 313, n s, 212.6 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Celia Friedman to Jennie Kind. Mort $40,500 and all liens. Oct 29. Nov 4, 1907. 5:1558—10. A $11,000—$44,000. other consid and 100

95th st E, No 315, n s, 250 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Celia Friedman to Jennie Kind. Mort $42,000 and all liens. Oct 29. Nov 4, 1907. 5:1558—11. A $11,000—P $40,000. other consid and 100

95th st E, Nos 317 and 319, n s, 287.6 e 2d av, 37.6x100.8, 6-sty brk tenement and store. Celia Friedman to Jennie Kind. Mort $42,000 and all liens. Oct 29. Nov 4, 1907. 5:1558—13. A $11,000—P $40,000. other consid and 100

96th st E, No 334, s s, 140 w 1st av, 35x100.8, 6-sty brk tenement and store. Maurice Simmons to Samuel Solomon. Mort $38,300. June 12. Nov 4, 1907. 5:1558—33. A $10,500—$44,000. 100

97th st E, No 118, s s, 275 e Park av, 25x100.11, 5-sty stone front tenement. John C Prendergast to Elise C wife John C Prendergast. Mort $28,750. Oct 30. Nov 1, 1907. 6:1624—61. A $10,000—$24,000. nom

99th st W, No 260. General release of assignment of rents. Thos L Green to Peter Power. Nov 4. Nov 7, 1907. 7:1870. nom

99th st E, No 67, n s, 75 w Park av, 25x100.11, 5-sty brk tenement. Dora Wachtel to Hyman Littwin and Hyman Ferdinand. Mort $26,000. Nov 4. Nov 6, 1907. 6:1605—33. A $9,000—$24,000. other consid and 100

99th st E, No 69, n s, 50 w Park av, 25x100.11, 5-sty brk tenement. Dora Wachtel to Hyman Littwin and Hyman Ferdinand. Mort $26,000. Nov 4. Nov 6, 1907. 6:1605—34. A $9,000—$24,000. other consid and 100

101st st E, No 315, n s, 400 w 1st av, 25x100.10, 6-sty brk tenement and store. Pesie Gang to M Rosenthal, of N Y, A Newman, of N J. Morts $30,100 and all liens. Oct 28. Nov 2, 1907. 6:1673—10. A $6,000—$27,000. other consid and 100

105th st E, No 62, s s, 230 w Park av, 25x100.11, 5-sty stone front tenement. Samuel L Feiner to Samuel Friedman. Mort $23,600. Oct 31. Nov 4, 1907. 6:1610—48. A $10,000—$23,000. other consid and 100

107th st E, No 223, n s, 235 w 2d av, 25x100.11, 4-sty brk tenement and store. Mary A McGown widow to Ettie Rothenberg. Q C. Apr 20. Nov 7, 1907. 6:1657—15. A $7,000—$15,000. other consid and 100

109th st W, No 306, s s, 138 w Broadway, 25x100.11, 5-sty brk and stone dwelling. Joshua T Butler to Corporation Liquidating Co. Mort $36,500. June 23, 1907. Nov 4, 1907. 7:1893—22. A $16,000—$43,000. nom

111th st E, No 184, s s, 100 w 3d av, 17.6x100.11, 3-sty brk dwelling. Annie Maxwell to Annie Maguire. All title. Q C. Oct 24. Nov 4, 1907. 6:1638—40½. A $6,500—$8,000. 100

111th st E, No 133, n s, 609.3 w 3d av, 17.10x100.11, 3-sty stone front dwelling. Annie Maxwell to City of New York. All title. Q C. Nov 1. Nov 4, 1907. 6:1639—12½. A $6,500—$8,000. 100

112th st E, No 161, n s, 245 w 3d av, 25x100.11, 4-sty brk tenement. Alfred W Beck to Anna S wife of Geo H Finck. Mort $10,000. July 15, 1896. Nov 1, 1907. 6:1640—27. A $10,000—$15,000. 15,500

112th st E, Nos 132 to 136, s s, 78.6 w Lexington av, 53.7x100.11, 6-sty brk tenement. Mort $70,000.

Monroe st, Nos 184 and 186 | s e cor Montgomery st, 60x20, 3 and 4-sty brk and frame tenements and stores.
Montgomery st, No 55 |

Montgomery st, No 57, e s, 20 s Monroe st, 18x60, 3-sty brk tenement and store. Mort $67,000 on two last parcels. Julius Berliner and Max Greenberg to Berliner & Greenberg, a corpn. Oct 31. Nov 2, 1907. 6:1639—59. A $21,500—P $30,000; 1:259—51 and 52. A $19,000—$26,000. other consid and 100

112th st E, No 160, on map No 162, s s, 245 w 3d av, 25x100.11, 4-sty brk synagogue. Elias A Cohen to David Cohen. Mort $14,000. Nov 6. Nov 7, 1907. 6:1639—46. A $10,000—Exempt. other consid and 100

113th st E, No 229, on map No 235, n s, 200 w 2d av, 25x73.11, 5-sty brk tenement. Joseph Heine to Charles Stadler. Mort $20,800. Nov 1. Nov 4, 1907. 6:1663—17. A $6,000—$18,000. other consid and 100

113th st E, No 18, s s, 262.6 e 5th av, 18.9x100.11, 5-sty brk tenement. Julia Flower to Albert T Mitchell. Mort $17,850. Nov 1, 1907. 6:1618—61½. A $8,500—$15,000. other consid and 100

113th st W, No 39, n s, 487.2 e Lenox av, 18.10x100.11, 3-sty and basement brk dwelling. Sophie Braverman to Annie Peyser. Mort $11,000. Nov 1, 1907. 6:1597—21½. A $9,000—$11,500. other consid and 100

114th st E, No 311, n s, 140 e 2d av, 20x100.10, 4-sty brk tenement. Antonio Rizzo to Maria L Rizzo. All title. Mort $2,000. Nov 2, 1907. 6:1686—7. A $4,500—$10,500. other consid and 100

114th st W, No 33, n s, 455 w 5th av, 19.11x100.11x20x100.11, 5-sty brk tenement. Max Greenberg and Fannie his wife, N Y, to Max Greenberg, of Brooklyn. Mort $20,000. Oct 31. Nov 2, 1907. 6:1598—19. A $10,000—$20,000. other consid and 100

116th st E, Nos 349 and 351, n s, 116.8 w 1st av, 33.4x100.11, two 3-sty brk dwellings. Geo W Ridgley and ano to Leonore wife Joseph S Tanner. Oct 28. Nov 1, 1907. 6:1688—21 and 21½. A $9,000—$15,000. other consid and 100

116th st E, Nos 441 to 445, n s, 144 w Pleasant av, 57x100.10, 6-sty brk tenement. Susman Weil to Joel M Marx. Mort $27,500. Nov 6, 1907. 6:1710—19. A $15,000—P $20,000. other consid and 100

116th st W, Nos 614 to 618, s s, 250 w Broadway, 75x100.11, 10-sty brk and stone tenement. Release mort. Samuel McMillan to Paterno Bros, a corpn. Oct 31. Nov 1, 1907. 7:1896—80. A $51,000—P $55,000. 8,750

117th st E, No 417, n s, 194 e 1st av, 18.9x100.11, 4-sty brk tenement. William Klinkel et al to Henry Ciuzio. Mort $7,000. Oct 31. Nov 1, 1907. 6:1711—9. A $3,700—$8,200. other consid and 100

117th st E, No 407, n s, 110.8 e 1st av, 16.8x100.11, 4-sty brk tenement. Philip Potash to Tommaso Paolicelli. Mort $9,750. Nov 1. Nov 2, 1907. 6:1711—5½. A $3,200—$8,000. other consid and 100

117th st E, No 7, n s, 135 e 5th av, 25x100.11, 5-sty brk tenement. Joseph B Rosenback to Bertha Levy. Mort $22,375. Nov 1. Nov 2, 1907. 6:1623—6. A $11,000—$25,000. nom

121st st W, No 115, n s, 200 w Lenox av, 20x100.11, 3-sty and basement stone front dwelling. Anna A Stolts to Lillian A Jarecky. Mort $12,000. Oct 31. Nov 1, 1907. 7:1906—23. A $9,600—$19,000. other consid and 100

121st st E, No 436, s s, 200 w Pleasant av, 24.4x100.11.
121st st E, No 434, s s, 224.4 w Pleasant av, 25.8x100.11.
two 5-sty brk tenements.
Kalman Rubin to Yetti wife of Kalman Rubin. ½ part. All title. Mort $50,250. Nov 4. Nov 6, 1907. 6:1808—35 and 36. A $10,000—$43,000. other consid and 100

123d st E, No 435, n s, 357.10 e 1st av, 16.8x100.11, 3-sty stone front dwelling. David Hornick to Nicola Cappiello. Mort $5,000. Oct 30. Nov 7, 1907. 6:1811—15. A $3,300—$5,500. nom

124th st W, No 352, s s, 143.2 e Morningside av E or Columbus av, 27.8x100.11, 5-sty brk tenement. Amelia A Schmidt to Frederick Wohlfahrt. Mort $20,000. Nov 1, 1907. 7:1950—58. A $10,000—$25,000. other consid and 100

124th st E, No 59, n s, 230 w Park av, 17x100.11, 3-sty brk dwelling. Herman G Klippert to Jennie Klippert. Mort $9,000. Nov 4. Nov 6, 1907. 6:1749—27. A $6,500—$10,000. 100

125th st W, No 454, s s, 100 e Amsterdam av, 25x100.11, 6-sty brk tenement and store. Hyman Margolin et al to Fisher Becker. Mort $33,500. Nov 1. Nov 6, 1907. 7:1965—60. A $10,000—$33,000. other consid and 100

127th st E, No 74, s s, 127.6 w Park av, 12.6x99.11, 3-sty stone front dwelling. James M Ryder to Manhattan Land and Security Co. Mort $6,500. Nov 2. Nov 4, 1907. 6:1751—42½. A $4,000—$7,000. nom

127th st E, No 74, s s, 127.6 w Park av, 12.6x99.11, 3-sty stone front dwelling. Wm H Bormann to James M Ryder. Nov 2. Nov 4, 1907. 6:1751—42½. A $4,000—$7,000. 8,500

128th st W, No 105, n s, 93.5 w Lenox av, 18.3x99.11, 3-sty and basement stone front dwelling. Isaac N Merritt to Almira H Merritt. Nov 2. Nov 4, 1907. 7:1913—27½. A $7,200—$9,000. nom

128th st W, No 40, s s, 397.6 e Lenox av, 37.6x99.11, 6-sty brk tenement. Dezso Fuchs to Moser Arndtstein. Mort $56,000. Nov 1. Nov 2, 1907. 6:1725—55. A $15,000—$55,000. other consid and 100

133d st W, No 156, s s, 216.10 e 7th av, 16.8x99.11, 3-sty brk dwelling. Morris Franklin to Dora E Sarasohn, of Orange, N J. Nov 1. Nov 6, 1907. 7:1917—54½. A $6,600—$9,500. other consid and 100

134th st E, No 51, n s, 265 w Park av, 25x99.11, 5-sty brk tenement. Samuel Mandel to Irving I Lewine. All title. All liens. Oct 30. Nov 1, 1907. 6:1759—25. A $5,000—$17,000. other consid and 100

134th st W, No 125, n s, 375 w Lenox av, 25x71.7x31.1x90, 5-sty stone front tenement. Gustav Kaliski to Jennie Goodheim. Mort $14,000. Nov 1. Nov 2, 1907. 7:1919—16. A $9,500—$17,500. nom

135th st W, No 529, n s, 580 w Amsterdam av, 37.6x99.11, 5-sty brk tenement. Empire City Wood Working Co to Charles Geiger and Solomon Braverman, 2-3 parts, and Emanuel Arnstein and Samuel Levy, 1-3 part. Mort $34,000. Nov 1, 1907. 7:1988—81. A $15,000—$43,000. other consid and 100

136th st W, Nos 122 to 126, s s, 240 w Lenox av, 44.11x99.11, three 3-sty stone front dwellings. Elias A Cohen to Louis E

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Kleban. Mort $27,000. Nov 6. Nov 7, 1907. 7:1920—43½ to 44½. A $18,000—$30,000. other consid and 100

136th st W, Nos 122 to 126, s s, 240 w Lenox av, 44.11x99.11, three 3-sty stone front dwellings.

112th st E, No 162, s s, 245 w 3d av, 25x100.11, 4-sty brk synagogue.

Congregation Ansche Chesed, a corpn, to Elias A Cohen. Mort $33,000. Nov 1. Nov 6, 1907. 7:1920—43½, 44 and 44½. A $18,000—$30,000; 6:1639—46. A $10,000—exempt. 61,000

139th st W, s s, 175 w Broadway, 125x99.11, vacant. Charles Geiger et al to Abraham Reinlieb. Mort $32,000. Nov 1, 1907. 7:2087—41 and 42. A $41,000—$41,000. other consid and 100

Same property. Abraham Reinlieb to Empire City Wood Working Co. Mort $50,000. Nov 1, 1907. 7:2087. other consid and 100

143d st W, No 240, s s, 325 w 7th av, 25x99.11, 5-sty brk tenement. Elias Feinberg to Karl Sallmayer. Morts $30,500. Nov 6, 1907. 7:2028—47. A $8,000—$32,000. other consid and 100

143d st W, No 241, n s, 425 e 8th av, 25x99.11, 6-sty brk tenement. Ida Levy to Julia Flower. Mort $30,000. Nov 1, 1907. 7:2029—18. A $8,000—$32,000. other consid and 100

144th st W, No 416 | s w cor Hamilton terrace, 20x80, 4-sty brk
Hamilton terrace, No 72 | dwelling. Chas P Goldsmith to Agnes Goldsmith. Mort $16,000. Nov 1. Nov 2, 1907. 7:2050—63½. A $6,000—$21,000. 28,700

145th st W, n s, 125 w Lenox av, 75x99.11, vacant. FORECLOS, Oct 10, 1907. James R Deering referee to Pincus Lowenfeld and William Prager. Mort $30,000. Oct 31. Nov 2, 1907. 7:2014—24 to 26. A $33,000—$33,000. 1,000 over mort of 30,000

145th st W, n s, 200 w Lenox av, 75x99.11, vacant. FORECLOS, Oct 10, 1907. James R Deering referee to Pincus Lowenfeld and William Prager. Mort $30,000. Oct 31. Nov 2, 1907. 7:2014—21 to 23. A $33,000—$33,000. 1,000 over mort of 30,000

145th st W, n s, 230 w 7th av, 240x99.11, vacant. Release mort. Samuel Wacht and Samuel Braverman to W and B Realty Co. Nov 1. Nov 2, 1907. 7:2031—part of lot 12. nom

146th st W, Nos 230 and 232, s s, 362.6 e 8th av, 37.6x99.11, 6-sty brk tenement. Release mort. Cooper Realty Co to Joseph Bloch and Michael H Behrendt. Oct 31. Nov 1, 1907. 7:2031—49. A $10,500—P $25,000. 10,500

Same property. Release mort. Asher Holzman to same. Oct 31. Nov 1, 1907. 7:2031. 1,666.66

Same property. Joseph Bloch et al to Sam S Glauber, Inc, a corpn. Mort $32,000. Oct 31. Nov 1, 1907. 7:2031. other consid and 100

151st st W, No 527, n s, 385 w Amsterdam av, 40x99.11, 6-sty brk tenement. The Roosevelt Realty and Construction Co to William H Davidow. Mort $50,000. Nov 6, 1907. 7:2083—16. A $16,000—$50,000. other consid and 100

156th st W, No 557, n s, 100 e Broadway, 23.2x99.11, 3-sty frame dwelling. Lilian O Smith widow to William McGowan. B & S. Mort $8,000. Nov 1. Nov 2, 1907. 8:2115—59. A $7,200—$13,500. other consid and 100

159th st W, No 571, n s, 137.6 e Broadway, 37.6x99.11, 5-sty brk tenement. Joseph Newmark to David Lifland. Mort $42,000. Nov 1. Nov 4, 1907. 8:2118—70. A $15,000—P $40,000. other consid and 100

159th st W, No 573, n s, 100 e Broadway, 37.6x99.11, 5-sty brk tenement. Joseph Newmark to David Lifland. Mort $42,000. Nov 1. Nov 4, 1907. 8:2118—72. A $15,000—P $40,000. other consid and 100

160th st W, No 554, s s, 212.6 e Broadway, 37.6x99.11, 5-sty brk tenement. The Roosevelt Realty and Construction Co to Louis H Perlman. Mort $42,000. Nov 6, 1907. 8:2118—15. A $12,000—$40,000. other consid and 100

164th th st W, Nos 438 and 440, s s, 275 e Amsterdam av, 50x112.4, 5-sty brk tenement. Abraham E Levy to Simon J Levy. ½ part. Mort $64,000. Nov 1. Nov 7, 1907. 8:2110—76 and 78. A $30,000—$110,000. other consid and 100

182d st W, Nos 519 and 521, n s, 70 e Audubon av, 50x79.9, 5-sty brk tenement. Isaac Marcuson to Hyman Manassevitz. Mt $——. Nov 4, 1907. 8:2155—63. A $10,000—$40,000. nom

Amsterdam av, No 1181 | n e cor 118th st, 74.10x100, 6-sty brk
118th st | tenement and store.

118th st, n s, 100 e Amsterdam av, 50x100.11, 6-sty brk tenement.

Harry Malakoff to Abraham Felt. All liens. Oct 9. Nov 4, 1907. 7:1962—1 to 5. A $81,000—$——. other consid and 100

Amsterdam av, No 1726, w s, 74.11 n 145th st, 25x100, 5-sty brk tenement and store. Release mort. Max A Singer to Sarah Elkin and Gussie Herman. Oct 31. Nov 1, 1907. 7:2077—32. A $20,000—$30,000. 1,500

Audubon av, Nos 341 to 345 | n e cor 182d st, 79.9x70, 5-sty brk
182d st, No 523 | tenement and store. Isaac Marcuson to Kate Marcuson. B & S. Nov 4, 1907. 8:2155—35. A $18,000—$65,000. nom

Av A, No 1745 | s w cor 91st st, 25.10x94, 5-sty brk
91st st, Nos 442 and 444 | tenement and store. John Volz et al to John Arfmann. Mort $25,000. Nov 1. Nov 2, 1907. 5:1570—28. A $11,000—$23,000. other consid and 100

Av A, No 220, e s, 51.9 s 14th st, 25.9x96, 5-sty brk tenement and store and 5-sty brk tenement in rear. Samuel Rosenthal to Louis Finkelstein. ½ right, title and interest. Mort $24,000. Nov 1. Nov 2, 1907. 2:407—6. A $17,000—$27,000. other consid and 100

Broadway, No 441, w s, 74.10 n Howard st, 25x100, with all title to strip in rear, 25x5, 5-sty brk loft and store building. Charles Laue to Newbold Le Roy Edgar, of Tuxedo Park, N Y, and Webster A Edgar, of Cazenovia, N Y. Mort $70,000. Nov 1, Nov 2, 1907. 1:231—40. A $90,000—$95,000. other consid and 100

Broadway, No 3750 | s e cor 156th st, runs e 100 x s 99.11 x w
156th st | 25 x n 0.1 x w 25 x s 0.1 x w 50 to Broadway x n 99.11 to beginning, 6-sty brk tenement. Henry T Bulman to Anderson Price, of Rutherford, N J. All liens. Feb 14, 1906. Nov 2, 1907. 8:2114—5. A $75,000—$210,000. other consid and 100

Broadway, No 3750 | s e cor 156th st, runs e 100 x s 99.11 x w
156th st | 25 x n 0.1 x w 25 x s 0.1 x w 50 to e s of Broadway x n 99.11 to beginning, 6-sty brk tenement. Anderson Price to the Realty Company, of Fort Washington. Mort $180,000. Oct 4. Nov 2, 1907. 8:2114—5. A $75,000—$210,000. nom

Broadway, No 3157, w s, 308 n 125th st, 41.8x100, 6-sty brk tenement and store. Thomas Reynolds to Samuel Bookman and Joseph E Hoffman. Mort $62,000. Nov 1, 1907. 7:1993—88. A $25,000—$65,000. other consid and 100

Jansen av, n s, 318 w from s s Terrace View av, now 228th st, 33x100, 2-sty frame dwelling. Rose M Tobin to Thomas Conroy. Mort $5,500. Oct 29. Nov 1, 1907. 13:3402—283. A $3,300—$6,000. other consid and 100

Lexington av, Nos 2170 to 2184 | w s, extends from 130th to 131st
130th st | st, 199.10x80, four 6-sty brk
131st st | tenements with stores on both corners.

Park av, s e cor 131st st, 99.11x80, vacant.
FORECLOS, Oct 2, 1907. Joseph P Morrissey ref to Albert M Hersch. Mort $——. Nov 2. Nov 4, 1907. 6:1779—15 and 56. A $63,000—P $100,000 and 69 to 72. A $25,000—$26,000. 100

Lexington av, No 75, e s, 24.8 s 26th st, 24.8x62, 3-sty brk dwelling. Henry Van V Holcomb to Clara C Holcomb. Mort $10,000. Nov 1. Nov 6, 1907. 3:881—62. A $15,500—$22,000. other consid and 100

Lexington av, Nos 764 to 778 | n w cor 60th st, 100.5x22, 5-sty
60th st, No 139 | brk tenement and store. Samuel Mayers to Lexington Operating Co. All liens. Sept 30. (Re-recorded from Oct 14, 1907.) Nov 7, 1907. 5:1395—17. A $55,000—$70,000. nom

Madison av, No 1439, e s, 54.10 n 99th st, 27x100, 5-sty brk tenement and store. Samuel Bookman et al to Thomas Reynolds. Mort $27,500. Oct 30. Nov 1, 1907. 6:1605—22. A $21,000—$30,000. other consid and 100

Madison av, No 1506 | s w cor 103d st, 100.11x20, 5-sty brk ten-
103d st, No 26 | ement and store. Annie Maxwell to Maria Fallon. All title. Q C. Oct 24. Nov 4, 1907. 6:1608—56. A $23,000—$35,000. 100

Manhattan av, Nos 272 to 278 | n e cor 111th st, 100.11x100, 7-
111th st | sty brk tenement. Ellis Solomon to Max Solomon. All title. Mort $240,000. Nov 1. Nov 4, 1907. 7:1846—31. A $70,000—$245,000. other consid and 100

Morningside av East, No 107, e s, 76.5 s 124th st, 24.6x88, 5-sty brk tenement. Mary and Hannah McGovern to John Dietrich. Mort $15,000. Oct 31. Nov 1, 1907. 7:1950—64. A $11,000—$21,000. other consid and 100

Park av | s w cor 108th st, 100.11x16.8, 3-sty brk dwell-
108th st, No 88 | ing. Release claims, &c, as to Park av viaduct. John M Bowers et al TRUSTEES Wm H Gebhard to N Y & Harlem R R Co and the N Y C & H R R R Co. Aug 24. Nov 1, 1907. 6:1613—37. A $8,500—$10,500. 5,000

Riverside Drive, s e cor 129th st, runs s on curve — to n s 127th st x e 352.5 x n w 48.1 x n 156 to c l 128th st as formerly existed x w 12.3 x n e 70.7 to s w s Manhattan st at point 156.6 n w Broadway x n w 394.9 to s s 129th st x w 280.9 to beginning, except lots 1 to 4, 10 to 17, 23, 24, 33 to 43, 5 to 9, 44 45 and 46, and west 7 ft. of lot 47 on map of the Tiemann Tract filed in vol 2, 908, of maps, page 69. The premises intended to be conveyed are lots 18 to 22, 25 to 32, 48 to 53, and easterly 18 ft of lot 47 on said map, parts of 1 and 2-sty brk and frame factory. Robert McGill to Chas H Reed. B & S. Mort $400,000. Nov 4. Nov 6, 1907. 7:1995—1. A $525,000—$550,000. other consid and 100

St Nicholas av | n w cor 190th st, runs w 300 to e s Wadsworth
Wadsworth av | av x n 25 x e 100 x n 47.8 x e 200.5 to w s St
190th st | Nicholas av x s 85.11 to beginning, vacant. Joshua T Butler to Corporation Liquidating Co. B & S and C a G. Mort $45,000. Jan 31, 1906. Nov 4, 1907. 8:2169—1 and 53. A $46,000—$46,000. nom

St Nicholas av, No 81 | n w cor 114th st, 59.2x108.8 to e s 7th
7th av, No 1881 | av, x50.5x139.8, vacant. Max Levin to
114th st | Elias A Cohen. All liens. June 7. Nov 6, 1907. 7:1824—1. A $60,000—$60,000. other consid and 100

Same property. Elias A Cohen to Congregation Ansche Chesed, a corpn. Mort $80,000. Nov 1. Nov 6, 1907. 7:1824. other consid and 100

West End av, No 316, e s, 25 s 75th st, 20x36.5, also rear courtyard of above, begins at e line of above 12.10 s from n line thereof, runs e 11.5 x s 6.1 x s e 5.7 x s 4.10 x w 11.11 x n 4.9 x w 0.4 x n 3.8 x n 7 to beginning, 3-sty and basement brk dwelling. Mary E Roberts to Hugh H Baxter. Mort $15,000. Oct 25. Nov 7, 1907. 4:1166—62. A $10,000—$16,000. nom

West End av, No 487, w s, 59 n 83d st, 17x82, 3-sty and basement brk dwelling. Fredk C Gilsey to Alma M Gilsey. Mort $14,000. Oct 19. Nov 1, 1907. 4:1245—73. A $10,000—$18,000. nom

1st av, No 207, w s, 103.3 n 12th st, 20x86, 4-sty brk tenement and store. Theresa Hirsch EXTRX and TRUSTEE Bennett Hirsch to Samuel Grossmann. Oct 30. Nov 1, 1907. 2:454—40. A $10,000—$12,000. 23,000

1st av, No 416, e s, 49.5 n 24th st, 24.8x100, 5-sty brk tenement and store. Adolf Miller to William Heaslip. Mort $20,000. Oct 31. Nov 1, 1907. 3:956—3. A $13,000—$19,500. other consid and 100

1st av, No 286, e s, 23 s 17th st, 23x94, all interest in building, 3-sty brk tenement and store and part 2-sty brk building in rear. Terrence P Brennan to Samuel Glaser. B & S. Dec 1, 1906. Nov 4, 1907. 3:948—52. A $11,500—$14,500. nom

1st av, No 52, e s, 143.9 s 4th st, 24.6x94.11, 5-sty brk tenement and store. Louis Finkelstein to Samuel Rosenthal. ½ right, title and interest. Mort $34,000. Nov 1. Nov 2, 1907. 2:431—2. A $19,000—$30,000. other consid and 100

1st av, No 407, w s, 20.6 s 24th st, 19.9x70, 3-sty brk tenement and store. Josephine E Murphy to Venture Realty and Construction Co of N Y. Mort $7,000. Nov 4. Nov 6, 1907. 3:929—36. A $9,000—$12,000. other consid and 100

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REINFORCED CONCRETE For Factories and Warehouses
possesses advantages over all other forms of construction
Turner Construction Co., 11 Broadway, N. Y. ENGINEERS AND CONTRACTORS

2d av, No 385, w s, 48.10 n 22d st, 25.2x64, 4-sty brk tenement and store. Chas R Sommer to Edw C Sommer. ½ part. All title. Mort $17,000. Nov 1. Nov 2, 1907. 3:903—29. A $14,500—$18,000. other consid and 100

2d av, No 2101, w s, 101.3 s 109th st, 25x100, 5-sty brk tenement and store. Morris Kalman to Morris Lipschitz. Mort $24,000. Mar 29. Nov 2, 1907. 6:1658—24. A $9,000—$24,500. other consid and 100

2d av, No 2101, w s, 101.3 s 109th st, 25x100, 5-sty brk tenement and store. Morris Lipschitz to Morris Kalman. Mort $29,000. Mar 29. Nov 2, 1907. 6:1658—24. A $9,000—$24,500. other consid and 100

2d av, No 2420 | n e cor 124th st, 20.11x80, 3-sty stone
124th st, Nos 301 and 303 | front tenement and store. Hyman Bresler to Morris Wild. Mort $22,100. Nov 1. Nov 2, 1907. 6:1801—1. A $10,000—$20,000. other consid and 100

2d av, No 2199 | s w cor 113th st, 25x80, 4-sty brk tenement and
113th st, No 246 | store. Annie Maxwell to George Karsch. All title. Q C. Oct 24. Nov 4, 1907. 6:1662—28. A $12,000—$21,-000. 100

2d av, No 2282 | n e cor 117th st, 25x81, 5-sty stone front ten-
117th st, No 301 | ement and store. Karl Sallmayer to Elias Feinberg. Mort $31,000. Nov 1. Nov 6, 1907. 6:1689—1. A $13,000—$28 000. other consid and 100

2d av, Nos 1932 and 1934, e s, 40.11 s 100th st, 40x106, 6-sty brk tenement and store. Release mort. Albert Crane to Thomas Graham, of Brooklyn. Nov 2. Nov 7, 1907. 6:1671—51. A $15,000—P $45,000. 15,297.86

Same property. Release mort. Asher and Benj M Holzman to same. Nov 1. Nov 7, 1907. 6:1671. 19,062.14

2d av, No 1804, e s, 50.8 n 93d st, 25x75, 4-sty brk tenement and store. Philipp Messenkopf to Emil B Johannsen. Mort $10,000. Oct 30. Nov 1, 1907. 5:1556—3. A $10,000—$16,-500. other consid and 100

2d av, No 676, e s, 59.2 s 37th st, 19.7x78, 4-sty brk tenement and store. Mary Boelling to Wm H Tyler. Mort $12,000. Oct 31. Nov 1, 1907. 3:942—61. A $9,500—$12,500. other consid and 100

3d av, No 1389 | s e cor 79th st, 21x85, 5-sty brk tenement and
79th st, No 200 | store. Edward Lazansky to Emanuel S Cahn. ½ part. All title. Mort $53,000. Oct 31. Nov 1, 1907. 5:1433—45. A $20,000—$32,000. other consid and 100

3d av, No 1786 | w s, 175.11 s 100th st, 25.11 to 99th st
99th st, Nos 173 and 175 | x100, 4-sty stone front tenement and store and 1-sty brk extension. Annie Maxwell to Alvina Hagedorn. All title. Q C. Oct 24. Nov 4, 1907. 6:1627—33. A $20,000—$25,000. 100

3d av, No 1536, w s, 72.8 n 86th st, 28x100, 5-sty brk loft and store building. Rachel Lippman to Geo A Adams. Mort $36,-000. Oct 26. Nov 4, 1907. 5:1515—36. A $27,000—$46,000. other consid and 100

Same property. Geo A Adams to Sidney H Rosenthal. Mort $40,-000. Oct 26. Nov 4, 1907. 5:1515. other consid and 100

3d av, Nos 1551 to 1553 | n e cor 87th st, 50x90, 6-sty brk tene-
87th st, Nos 201 to 205 | ment and store. FORECLOS, Oct 24, 1907. Henry Smith ref to Aaron Goodman. Mort $78,000. Oct 24. Nov 6, 1907. 5:1533—1. A $64,000—P $70,000. $21,000 over and above said morts.

5th av | s w cor 57th st, 73.5x125, 2 and 3-sty brk and
57th st, No 2 | stone dwelling. Wm C Whitney to Henry Payne Whitney. B & S. Feb 24, 1897. Nov 7, 1907. 5:1272—39. A $900,000—$950,000. 100

5th av, No 1150 | n e cor 96th st, 25.9x100, 3-sty brk tenement
on map No 1180 | and store. Annie Maxwell to John S Phipps.
96th st | Q C. Oct 24. Nov 4, 1907. 6:1602—1. A $80,000—$83,000. 100

7th av, No 751, e s, 80 n 49th st, 20.4x62.6, 4-sty stone front tenement and store. Archibald M Maclay to Chas I McBurney. ½ part. All liens. Nov 1. Nov 7, 1907. 4:1002—1½. A $30,000—$34,000. nom

7th av, Nos 747 and 749 | n e cor 49th st, 80x20.10, 4-sty stone
49th st, No 169 | front tenement and store. Wm B McBurney to Chas I McBurney. ½ part. All liens. Oct 31. Nov 7, 1907. 4:1002—1. A $55,000—$63,000. nom

7th av, No 71, e s, abt 68 s 15th st, —x—, 3-sty brk tenement. Amelia Jantzen to Josephine L Jantzen her daughter, of Elmhurst, L I. All title. Oct 29. Nov 1, 1907. 3:790—73. A $19,000—$22,000. 3,600

8th av | s w cor 111th st, runs w 71 x s 100 x n e
111th st, No 300 | on curve 98.3 x n e 23.9 to beginning, 6-sty brk tenement. Bethoven Englander to Giuseppina Santangelo and Beatrice Tuoti. Mort $75,000. Nov 1. Nov 2, 1907. 7:1846—18. A $18,000—P $55,000. other consid and 100

8th av, No 2431, w s, 50.6 n 130th st, 25.6x100, 5-sty brk tenement and store. Max Bernstein to Thomas Scholes. Mort $23,000. Nov 1. Nov 4, 1907. 7:1958—8. A $14,000—$21,-000. nom

8th av, Nos 2902 and 2904, e s, 40 s 154th st, 39.11x100, 6-sty brk tenement and store. James L Rich to Teresa M Richter. Mort $55,500. Oct 30. Nov 4, 1907. 7:2039—63. A $13,000—$48,000. other consid and 100

11th av, Nos 210 to 216 | s e cor 25th st, 98.9x98.8, with all
25th st, Nos 564 to 568 | title to strip on e s 1.4 wide, 3-sty brk tenement and store, 1-sty brk stable and vacant. Chas A Christman to Mary, Martin and Arthur S Zinn. Mort $45,000. Nov 1. Nov 2, 1907. 3:696—65 to 68. A $35,000—$40,500. 100

11th av, Nos 599 to 603 | s w cor 45th st, 75.3x100, three 4-sty
45th st, Nos 600 and 602 | brk tenements and stores and 1-sty brk store in st. Pauline Jedel to Benj L and Berthold Weil. Mort $43,000. Sept 30. Nov 1, 1907. 4:1092—34 to 36. A $29,500—$33,000. other consid and 100

## MISCELLANEOUS.

Assignment of ½ interest of income in a 2-9 share of estate of the late James O Sheldon. James Sheldon to Lillian wife James Sheldon, of Putney, County of Surrey, England. Aug 16. Nov 6, 1907. gift

Trust agreement. Ella G G wife Joseph L Street, of Cincinnati, Ohio, with John J Coger, of Brooklyn. May 9, 1888. Nov 1, 1907. Miscl. 8,000

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Bronx Terrace, e s, 112 n 224th st, 112x105.

Bronx Terrace, w s, 160 n 224th st, 75x172.

Bronx Terrace, w s, 63.1 s 224th st, 178x150, Wakefield. Katharina Limberg ADMRX Cath Striegel, Striegal or Simon to Frank McGarry. Oct 31. Nov 4, 1907. 2,150

Boone st | e s, at n w s West Farms road, runs n e
West Farms road | along road 96.4 x n w 137.11 to e s of st x s w 8.11 x s still along st 154.9 to beginning, vacant. John E Poillon to Harry N Baruch. Mort $4,550. Oct 29. Nov 1, 1907. 11:3007. nom

Barry st, late Leggett av, s w cor Longwood av, late 145th st, 100x75, except part for Longwood av, vacant. Harry E Berger to Margt A Downey. Mort $6,000. Nov 6. Nov 7, 1907. 10:2736. other consid and 100

Chisholm st, No 1287, w s, 145.2 s Freeman st, 20x120, 3-sty frame tenement. Melville J Beckel to Theodore Kauhausen. Mort $7,000. Nov 6, 1907. 11:2970. other consid and 100

Chisholm st, No 1343, w s, about 55 s Jennings st, 25x76.6, 2-sty frame dwelling. Geo B Raymond to Margt Neill. Oct 26. Nov 6, 1907. 11:2971. other consid and 100

*Carpenter st, or late Catharine st, e s, lot 199, as described in deed dated June —, 1906, by Commonwealth Real Estate Co to Wilmer E Shoemaker. Certificate by Wilmer E Shoemaker that Chas C and Guy P Dean and Wilmer E Shoemaker are to share equal parts on all profits or losses on sale of said premises, &c. July 10, 1906. Nov 6, 1907.

*Concord st, e s, 196 n 236th st, 25x95. Fanny T Horan to Christopher Cunningham. Oct 30. Nov 7, 1907. other consid and 100

*Concord st, e s, 221 n 236th st, 25x95. Same to Thomas Payne, of Yonkers, N Y. Oct 30. Nov 7, 1907. other consid and 100

Chisholm st, No 1339, w s, 100 s Jennings st, 25x95x25.3x91.4, 3-sty frame tenement. Robert Machlett to George Hellmuth. Mort $5,000. Oct 31. Nov 1, 1907. 11:2971. other consid and 100

*Concord st, e s, 221 n 236th st, 25x95. Same to Thomas Pyne, W F Duncan at Williamsbridge, 25x100. Giovanni Guercio et al to Angelo Justo. Mort $750 on this and other property. Sept 25. Nov 4, 1907. nom

Faile st, No 889, w s, 175 n Seneca av, 25x100, 2-sty frame dwelling. Frederick McCarthy et al to Ellis L Withers. Mort $4,500 and all liens. Nov 6, 1907. 10:2761. other consid and 100

Fox st, No 1128 (Barretto st), e s, 101.11 n 169th st, 20x100, 3-sty frame tenement. Henry Linsmann and ano to Henry and Anna M Linsmann and Henry Thoede and Therese H his wife. Mort $5,000. Oct 1. Re-recorded from Oct 1, 1907. Nov 2, 1907. 10:2719. other consid and 100

*Fulton st, e s, — n 236th st, and being lots 41 to 45 and s 15 ft of lot 46 map of the Jacksonville property at Eastchester. Augusta M de Peyster widow et al to Irving Realty Co. Q C and correction deed. Oct 29. Nov 2, 1907. nom

*Fulton st, e s, — n 236th st, and being north 25 ft of lot 46 same map. Same to Nicholas and Agnes O'Neill. Q C and correction deed. Oct 29. Nov 2, 1907. nom

Garden st | n s, 365.2 w Southern Boulevard, runs —
Kingsbridge road | 227.2 to s s old Kingsbridge road x w 50 x s 227.7 to st x e 50 to beginning, with all title to land in bed of said old road as extended to s s 184th st, vacant. Stephen McBride to Angela Giliberti. Mort $5,000. Oct 31. Nov 7, 1907. 11:3100. other consid and 100

Home st | s s, 252.11 e Stebbins av, runs s 42.8 x s e 75.3 to
Intervale av | n w s Intervale av x n e 25 x n w 62.1 x n 32.7 to st x w 25 to beginning, vacant. PARTITION (Sept 25, 1907). Thos F Donnelly (ref) to Isaac A Benequit. Julius Weinberg and Morris Sonn. Mort $2,500. Oct 31. Nov 1, 1907. 10:2692. 775

Home st, No 1074, s s, 211.1 e Stebbins av, 17.1x69.2x23.9x85.8, 2-sty frame dwelling. PARTITION (Sept 25, 1907). Thos F Donnelly ref to Isaac A Benequit, Julius Weinberg and Morris Sonn. Mort $1,250. Oct 31. Nov 1, 1907. 10:2692. 1,900

Home st, No 1076, s s, 228.2 e Stebbins av, runs s 69.2 x n e 36.9 x n w 2.4 x n 42.8 to st x w 24.10 to beginning, 2-sty frame dwelling. PARTITION (Sept 25, 1907). Thos F Donnelly (ref) to Isaac A Benequit, Julius Weinberg and Morris Sonn. Mort $1,250. Oct 31. Nov 1, 1907. 10:2692. 2,325

*Hickory st, e s, — n North Oak Drive, and being lot 78 amended map (No 1038) of Bronxwood Park.

Hickory st, e s, — n North Oak Drive, and at line bet lots 77 and 78, same map, runs e 122.11 x n 10 x w 124 to st, x s 10 to beginning, being part lot 77 on said map. Henry H Vought to Mary A Vought. Apr 10, 1900. Oct 25, 1907. Reprinted from last issue when parcels were separated. nom

Jennings st, No 1113, n s, 106.3 w Wilkins pl or av, 37.6x100, 5-sty brk tenement. Abelman Construction Co to Wm T Hookey. All liens. Nov 4. Nov 6, 1907. 11:2965. nom

Jennings st, No 1113, n s, 106.3 w Wilkins pl or av, 37.6x100, 5-sty brk tenement. Wm T Hookey to Abelman Construction Co. All liens. Nov 4. Nov 6, 1907. 11:2965. nom

Kelly st, No 48, e s, 325 n 156th st, 25x100, 3-sty brk dwelling. Herman Feinberg to Joseph Friedman. Mort $10,750. Nov 1, 1907. 10:2708. other consid and 100

Lorillard pl, n e cor 187th st, 90.2x98x90x98

Hoffman st, n w cor 187th st, 100x96.6x100x96.11, vacant. Michael Santangelo to Joseph J Meaney. Mort $16,000. Nov 1. Nov 2, 1907. 11:3056. other consid and 100

Lorillard pl, Nos 2365 and 2367, n w s, 173.8 n from e s 3d av, runs n w 90 x n e 50 x s e 90 to pl x s w 50 to beginning, 4-sty brk tenement. Arthur H Sigler to Rosa P Easterbrook. Mort $30,000. Oct 31. Nov 1, 1907. 11:3055. nom

*Lebanon st, s s, 175 w Bronx Park av, 25x100. Chas H Stanton to the City and County Contract Co. Q C. Oct 29. Nov 6, 1907. nom

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

Lorillard pl, n e cor 187th st, 90.2x98x90x99.
Hoffman st, n w cor 187th st, 100x96.11x98x96.11. vacant.
Joseph J Meaney to Bethoven Englander. Mort $19,000. Nov 1. Nov 2, 1907. 11:3056. other consid and 100
*Lafayette st, e s, 125 s St Raymond av, 25x100x23.7x100. Giovanni Gaeto to North Side Cornice & Roofing Co. Nov 6. Nov 7, 1907. nom
*McDonald st, s s, 143 e Eastchester road, 22.11x100.
Stillwell av, s w cor Rhinelander av, abt 60.6x103.7x52.6x129.11.
Release mort. John J Brady to Hudson P Rose Co. Oct 26. Nov 1, 1907. 300
Parkview pl, s e s, 727.10 s w 190th st, 50x90, vacant. Sumner Deane to Virginia S Atwater. Mort $2,000. Nov 1, 1907. 11:3219. other consid and 100
Reservoir Oval W, w s, 246.2 s 210th st, 50x84.2x52x98, vacant. John J Lenihan to Nora O'Connor. Oct 26. Nov 1, 1907. 12:3343. other consid and 100
Same property. Nora O'Connor to John J Lenihan. Mort $1,000. Oct 28. Nov 1, 1907. 12:3343. other consid and 100
Simpson st, No 1178, e s, 322.11 n Home st, 25x100, 2-sty frame dwelling. George Meyer to Gusta Meyer. 1-3 part. Mort $4,000. Oct 31. Nov 1, 1907. 11:2975. nom
*10th st, s s, 205 e Av D, 100x108, Unionport. Mark Griffin to Patrick S Fanning and Peter Muth. July 7, 1877. Nov 6, 1907. 400
134th st, No 531, n s, 150 e Brook av, 28.4x100, 5-sty brk tenement. Mary F Stanley to Morris Steinberg. Mort $21,900. Oct 28. Nov 6, 1907. 9:2262. other consid and 100
134th st, No 410, s s, 115 e Willis av, 16.8x100, 4-sty brk dwelling. Alfred W De Lybove to Jennie Kind. Mort $6,000. Aug 1. Nov 6, 1907. 9:2278. other consid and 100
135th st, No 535 (841), n s, 125 w St Anns av, 25x100, 5-sty brk tenement. Yetta Stern to Catharine Callaghan. Mort $15,500. Nov 2. Nov 4, 1907. 9:2263. other consid and 100
136th st, Nos 704 and 706, s s, 80.10 e Southern Boulevard, 100 x100, 5-sty brk and stone factory and vacant. John Evans to Newby & Evans Co, a corpn. Mort $10,000. Mar 6, 1901. Nov 6, 1907. 10:2564. nom
Same property. Newby & Evans Co to Sally T Kernan of Phila, Pa. Mort $10,000. Mar 6, 1901. Nov 6, 1907. 10:2564. nom
138th st, No 766 Willow av | s s, 262.6 e Southern Boulevard, 17.7 to Willow av x100, 2-sty brk dwelling. Joseph L Louther et al to August Hauser. B & S. Mort $4,000. Nov 1. Nov 7, 1907. 10:2566. other consid and 100
138th st, No 766 Willow av | s s, 262.6 e Southern Boulevard, 17.7 to Willow av x100, 2-sty brk dwelling. August Hauser to Mary Zinser. All liens. Nov 4. Nov 7, 1907. 10:2566. other consid and 100
147th st, No 714, s s, 140 w Brook av, 25x100, 5-sty brk tenement. Elsie Schnell to Gotlieb F Schnell. All title. Nov 6. Nov 7, 1907. 9:2291. nom
151st st, No 338, s s, 100 w Courtlandt av, 25x118.5, 3-sty frame tenement and 2-sty frame tenement in rear. Moritz Arnstein to Chas G Weiss. Mort $7,500. Nov 1. Nov 2, 1907. 9:2410. other consid and 100
154th st, No 337 (577), n s, 146 w Courtlandt av, 20.8x100, 2-sty brk dwelling. Richard A and Sarah M Scanlan to Frederick Dillemuth. Mort $1,000. Nov 1. Nov 4, 1907. 9:2414. other consid and 100
157th st, No 307, n s, 325.5 w Courtlandt av, 27x101.6, 4-sty brk tenement. Christiana Honig to Frank Miller. Mort $9,250. Oct 31. Nov 1, 1907. 9:2417. other consid and 100
164th st, Nos 284 to 290, old Nos 528 and 530, s s, 150.5 e Morris av, 75.2x88.3x75x88.11, four 2-sty frame dwellings. Hirsh Seigler to Bertha Katcher. Mort $10,000. Nov 2. Nov 7, 1907. 9:2423. other consid and 100
165th st, No 792, s s, 127.9 e Tinton av, 20.6x100, 2-sty frame dwelling. Edwin D Merritt to Christina Ratzer. Mort $1,000. Oct 23. Nov 4, 1907. 10:2669. other consid and 100
165th st, No 856 (1026), s s, 85 e Prospect av, 18.3x91, 3-sty frame tenement. Katie Zorn to Kaspar Wagner. Mort $6,000. Oct 31. Nov 1, 1907. 10:2690. other consid and 100
165th st, Nos 1037 and 1039 Stebbins av, No 1020 | n e cor Stebbins av, 50x113.4, 5-sty brk tenement and store. Jonas Weil et al to Adolph Schlesinger. Mort $47,000. Oct 31. Nov 1, 1907. 10:2691. other consid and 100
172d st, No 719, n s, 90 e Park av, runs e 40 x n 129.11 x w 30 x s 30 x w 10 x s 99.11 to beginning, 2-sty frame dwelling. Robert Fisher to Samuel L Feiner. Mort $7,000. Nov 1. Nov 4, 1907. 11:2905. other consid and 100
175th st (Fairmount av), n s, bet Prospect av and Marmion av, and being at line bet lots 26 and 27, being lot 26, map Fairmount, 100x194. Albert Deuble to Albert Naef, as collateral. Mort $15,000. Apr 10. Nov 1, 1907. 11:2953. other consid and 100
177th st, s s, 85.9 e Jerome av, 75x125, vacant. Release dower. Ella T wife Wm C Dewey to Fredk J Winston. Nov 5. Nov 7, 1907. 11:2852. nom
178th st, No 1197, n e s, 136.11 e Daly av, 25x124.9x27.3x122, 2-sty frame dwelling. Thomas Connor to Frank X Fessler. Mort $5,800. Oct 31. Nov 1, 1907. 11:3127. other consid and 100
181st st, s w cor Ryer av, 43.5x158.10x36.7x161, vacant. Wm L Bjur to Agnes T wife Wm L Bjur. Mort $4,000. Nov 4, 1907. 11:3156. other consid and 100
183d st Adams pl, No 2233 | s w cor Adams pl, 48x120, 2-sty frame dwelling. Ernest Hammer to Checchina Carucci. Nov 4. Nov 6, 1907. 11:3071. other consid and 100
187th st Hughes av | s e cor Hughes av, 50x100, vacant. Bertha Eckstein to Joseph Teroso. Mort $3,000. Nov 1. Nov 2, 1907. 11:3074. other consid and 100
188th st, n w s, 608.5 n e Tee Taw av, 25.1x102.4x25x104.11, 2-sty frame dwelling. Hugh McLernon to Herman Nehmelman. Mort $4,500. Nov 1. Nov 2, 1907. 11:3219. nom
188th st, n w s, 633.7 n e Tee Taw av, 25.2x99.5x25x102.4, 2-sty frame dwelling. Hugh McLernon to Robert H Machlett. Mort $5,000. Oct 31. Nov 7, 1907. 11:3219. nom
205th st, No 197, n s, abt 292 w Mosholu Parkway, 25x131x25x134.3, 2-sty frame dwelling. Hugh McKeon to Geo W McDermott. Mort $7,250. Sept 7. Nov 7, 1907. 12:3312. other consid and 100
*214th st, s s, 200 w Tilden av, 25x100, Laconia Park. Geo H Lawrence et al to Adelaide Burlando. Q C. Sept 23. Nov 6, 1907. nom
*Same property. Mary E Gedney to same. Q C. Sept 27. Nov 6, 1907. nom
*Same property. Geo H Lawrence et al EXRS, &c, Eliz H Sias to same. Sept 23. Nov 6, 1907. 700
*Same property. Adelaide Burlando to Joseph C Lowenthal. Mort $500. Sept 23. Nov 6, 1907. nom
*214th st, s s, 200 w Tilden av, 25x100, Laconia Park. Joseph C Lowenthal to A Shatzkin & Sons. Mort $600. Nov 1. Nov 6, 1907. 100
*221th st, late 7th st, s s, 155 w 5th av, 50x114, Wakefield. Caterino Chiavenuto to Lena wife Albert Guidano. ½ part. Mort $1,300. Oct 28. Nov 4, 1907. nom
*224th st, late 10th av, n s, 105 w 4th st or av, 30x114, Wakefield. Angela Giliberti to Bridget McBride. Mort $11,000. Oct 30. Nov 7, 1907. other consid and 100
*228th st, late 14th av, s s, 155 w 4th st, 50x140, Wakefield. Release mort. Elizabeth Rippel to Emil Briegel. Feb 11. Nov 1, 1907. nom
*232d st, late 18th av, n s, 165 w White Plains road, 18x114, Wakefield. Albert W Seaman to Wm H Keating. Oct 22. Nov 4, 1907. nom
*232d st, late 18th av, n s, 183 w White Plains road, 18x114, Wakefield. Eliz M Smith HEIR Samuel T Skidmore to Wm H Keating. Oct 22. Nov 4, 1907. nom
236th st, s s, 400 e Keppler av, 25x100, 2-sty frame dwelling. Dora M Schrenkeisen to Euphemia M Baylis, of Queens Borough. Mort $3,000. Oct 31. Nov 2, 1907. 12:3376. nom
236th st, late Opdyke av, n e cor Kepler av, late 3d st, 100x100, vacant. Release dower. Alicia E Wilmot widow to Otto P Schroeder. Oct 19. Nov 1, 1907. 12:3377. nom
237th st, n s, 275 w Martha av, 25x100, 2-sty frame dwelling. Louis J Curtis to Sarah L Conklin. Q C. Oct 31. Nov 4, 1907. 12:3386. nom
Same property. Sarah L Conklin widow to John F Kaiser Jr. Mort $1,750. Nov 2. Nov 4, 1907. 12:3386. other consid and 100
*240th st, late Westchester av, n e s, at s e s Matilda st, 100x100, being lots 149 and 150 map Washingtonville.
*Fulton av or st, n w s, 200 n 239th st, 100x100.
Rosa Marini to Rafael Maretzek. B & S and C a G. May 11, 1857. Oct 30, 1907. 300
*Same property. Raphael Maretzek to Mrs Appotone B Maretzek his daughter-in-law. All title. June 27, 1857. Oct 30, 1907. Reprinted from last issue when parcels were separated. nom
Alexander av, n w cor 139th st, old line, a strip in front of No 277 Alexander av, runs n 17.1 x e 0.6 to present w s of av x s 17.1 x w 0.6 to beginning. William Stursberg et al HEIRS, &c, Babette Stursberg to Elizabeth Kelly. Q C. June 7, 1905. Nov 7, 1907. 9:2314. nom
Arthur av, Nos 2323 and 2325, w s, 94 n 184th st, or Belmont pl, 49x95.5x49x95.11, 5-sty brk tenement and store. Joseph Tesoro to Samuel Eckstein. Mort $24,000. Nov 1, 1907. 11:3065. nom
Brook av, Nos 898 to 902 162d st | s e cor 162d st, 126.11x82.2x103.8x142.3, two 2-sty frame dwellings and 1-sty frame store and vacant. Samuel Grodginsky et al to Adolph Scheibel, Samuel Williams and Isaac Haft. Q C. Oct 28. Nov 4, 1907. 9:2366. nom
Brook av, e s 3d av, w s 162d st, s s 161st st, n s | all right, title and interest in the block. Catherine D Bannon HEIR Joseph Althouse et al to Samuel Williams, Adolph Scheibel and Isaac Haft. B & S. Sept 25. Nov 4, 1907. 9:2366. nom
Burnside av Jerome av Davidson av | s w cor Jerome av, runs w 227.10 to e s Davidson av, x s 3.6 x e — to w s Jerome av, x n 76.8 to beginning, two and 3-sty frame hotel, with hotel fixtures, furniture, &c. Mary A Broderick to Julia A Ruvane, of Jersey City, N J. Mort $32,375. Oct 26. Nov 1, 1907. 11:2863. other consid and 100
Brook av, No 544, e s, 75 s 150th st, 25x99.11, 5-sty brk tenement and store. Elizabeth Little to Bernhard Bopp. Mort $19,500. Nov 1, 1907. 9:2276. other consid and 100
Beekman av, No 344, e s, 260 n 141st st, 40x101.3x40.3x102.8, 5-sty brk tenement. Moser Arndtstein to Dezso Fuchs. Mort $30,000. Nov 1. Nov 2, 1907. 10:2554. other consid and 100
*Burke av, w s, 200 s Jefferson av, 50x100, Edenwald. Fridolin Weber to George Blumler. Oct 31. Nov 1, 1907. other consid and 100
Belmont av, No 2424, e s, 630.5 s Pelham av, 17.1x100, 2-sty frame dwelling. Thos F Sullivan to Anthony Reale. Mort $1,300. Nov 4. Nov 6, 1907. 11:3075. other consid and 100
Belmont or Cambreling av, e s, 194.8 s Pelham av, late Union av, 37.6x100, vacant. Checchina Carucci to Ernest Hammer. Mort $17,000. Nov 4. Nov 6, 1907. 11:3091. other consid and 100
Burnside av, No 299 (577), n s, 91.5 e Ryer av, runs n 136.8 x e 18.6 x s 80 and 68.4 to av x w 22.6 to beginning, 3-sty frame tenement. William Stube to Bridget Murphy. Mort $7,000. Nov 1. Nov 2, 1907. 11:3144. other consid and 100
*Balcolm av, e s, 200 s Latting st, 75x100. Joseph Diamond to Frank McEachern. Nov 4. Nov 6, 1907. other consid and 100
*Balcolm av, w s, 50 s Latting st, 25x100.
Balcolm av, w s, 250 s Latting st, 25x100.
Joseph Diamond to Joseph V Mitchell. Nov 4. Nov 6, 1907. other consid and 100
Brook av, No 1514, e s, 100 n 171st st, 25x100.11, 4-sty brk tenement. Ignatz Braun et al to Ignatz Pick. Mort $15,000. Nov 6. Nov 7, 1907. 11:2895. other consid and 100
Bryant av, e s, 205 s 173d st, 20x100, 3-sty frame tenement. Lavelle Construction Co to Henry G Pepino and Humbert Marangelo. Mort $10,800. Oct 31. Nov 6, 1907. 11:3001. other consid and 100
College av, No 1303, w s, 123.9 n 169th st, 16.8x92.6, 2-sty frame dwelling. Thornton Bros Co to Michael J Rourke. Mort $3,000. Oct 31. Nov 4, 1907. 11:2785. other consid and 100
Crotona av, e s, 40 s 181st st, 25x102.
Crotona av, s e cor 181st st, 15x102.
Crotona av, e s, 15 s 181st st, 25x102. vacant.

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


Maurice Simmons to Alexander Simmons. 1-3 part. All title. Mort $5,850. July 8. Nov 4, 1907. 11:3096. 100

Crimmins av, Nos 313 and 315, w s, 48.4 n 141st st, 47.10x80, 5-sty brk tenement. Max Helfstein et al to Ascher Siegfried. All liens. Nov 2. Nov 4, 1907. 10:2556. other consid and 100

*Cottage Grove av, s w cor Cornell av, 50x100. Herbert L Brown to Geo C Bailey. B & S. Sept 30. Nov 4, 1907. other consid and 100

Creston av, No 2771, w s, 611.4 n 196th st, 16.8x100.4, 2-sty frame dwelling. John S Matthews to Fredk W Schwanewede. Mort $2,500. Nov 1, 1907. 12:3318. other consid and 100

Cauldwell av, No 911, w s, 543 n 161st st, 18x100, 3-sty brk dwelling. Harry Kinstler to Teresa A McCarthy. Mort $5,000. Oct 26. Nov 1, 1907. 10:2627. other consid and 100

Crotona av, No 2344, e s, 440 n 183d st, 20x100, 2-sty frame dwelling. Lorenz Weiher to Anthony Rieger. Mort $6,750. Nov 7, 1907. 11:3102. other consid and 100

Creston av, n e cor 197th st, 40.1x95, 2-sty frame dwelling. Release mort. Gussie Silverstein to Amalia Pirk. Nov 7, 1907. 12:3315. 5,000

Davidson av, w s, 150 s w 192d st, 50x100, vacant. Fredk W Devoe to Henry Staats. Oct 25. Nov 4, 1907. 11:3204. other consid and 100

Elton av, No 731, w s, 75 s 156th st, 25x100, 3-sty brk tenement and store and 2-sty frame tenement in rear. Louis Judelovitz to Jeanne M Dantin and Marie Dantin her daughter joint tenants. Mort $6,000. Oct 31. Nov 1, 1907. 9:2377. other consid and 100

Eastburn av, e s, 188.3 n 174th st, 50x95, two 2-sty frame dwellings. Eastburn Construction Co to Edw H Long. Morts $10,606.72 and all liens. Nov 7, 1907. 11:2796. nom

*Ellison av, e s, 225 n Marrin st, 50x100, Seton Homestead, Westchester. Joseph Diamond to Wm R Devine. Nov 4. Nov 6, 1907. other consid and 100

Forest av, No 765, w s, 200 n 156th st, 20x87.6, 3-sty frame tenement. Edmund Williams to Chas W Callahan. Mort $3,500. Nov 7, 1907. 10:2646. other consid and 100

Franklin av, e s, 194.4 s 168th st, strip 1.1x100. Emogene A Burnet widow and et al HEIRS, &c, Henry R Burnet to John J Barry. All title. Q C. Nov 1. Nov 2, 1907. 10:2614. nom

*Frisby av (2d st), n w cor Denson (Madison) av, 100x142.1x100 x137.11, Westchester. James F Donnelly to Mary Donnelly. B & S. July 29. Nov 4, 1907. nom

*Gleason av, n s, 25 w 174th st, 25x100. Rose V Malone to James Garvey. Nov 1. Nov 2, 1907. other consid and 100

*Grace av, w s, 175 s Lyon av, 25x100. Mort $4,000.

Parker av, e s, 225 s Lyon av, 50x100, Westchester. Mort $7,000.

Herman Tuchman to Marcus Nathan. Oct 23. Nov 7, 1907. other consid and 100

Grand av, w s, 50 n 184th st, 50x90, 2-sty frame dwelling. Hattie F wife Everett E Fowler to Jovo Tomanovich. Mort $9,000. Nov 6. Nov 7, 1907. 11:3212. other consid and 100

*Harrington av, n s, 225 e Mapes av, 100x100. Percy S Dudley to Theresa E Bernholz. Nov 1. Nov 4, 1907. nom

Intervale av, n w s, 655.7 n e 167th st, 75x72.10, vacant. PARTITION (Sept 25, 1907). Thos F Donnelly (ref) to Carl Eichhorst. Mort $5,500. Oct 31. Nov 1, 1907. 10:2692. 900

*Jefferson av | n s, 125 w Monaghan av, 50 to Baychester av
Baychester av | x100.

Jefferson av, n s, 50 e Bracken av, 125 to Baychester av x100, Edenwald.

Josiah A Briggs to David B Feins and John T Norton. All liens. Oct 1. Nov 1, 1907. other consid and 100

*Lamport av, s s, 425 w Ft Schuyler road, 25x100. Fred M Weiss to Carson and Wilhelmina A Miller. Mort $3,000. Nov 2. Nov 6, 1907. other consid and 100

*Lawrence av | e s, 200 n Railroad av, 25x200 to w s Main av,
Main av | Pelham Park. Bridget C Sullivan et al to Richard G Barter. Q C. Oct 10. Nov 7, 1907. 100

*Lawrence av | e s, 225 n Railroad av, 25x200 to w s Main av,
Main av | Pelham Park. Eliza Hogan widow to Richard G Barter. Q C. Oct 10. Nov 7, 1907. 100

Longfellow av, e s, 225 n Freeman st, 25x125.6x25.6x120.7. Abraham Kaufman to Hannah M Sloane. Mort $9,600. Oct 14. Nov 4, 1907. 11:3007. other consid and 100

*Nereid av, s s, 24.2 e Wickham av, 24.2x100. Vincenzo Manzione et al to Antonio Ciullo. Mort $490. Nov 1. Nov 4, 1907. nom

*Matthews av, e s, 200 s Brady av, 25x100. Fidelity Development Co to Ellen James and Joseph P McDermott joint tenants. Sept 27. Nov 1, 1907. 100

Morris av, e s, 200 s 179th st, 40x100, vacant. Release mort. Lambert Suydam to August Jacob. Oct 28. Nov 1, 1907. 11:2807. nom

Same property. Release mort. Lambert S Quackenbush as TRUSTEE Herman B Lanfer to same. Oct 28. Nov 1, 1907. 11:2807. nom

Mott av, Nos 564 to 568, e s, 125 s 150th st, 50x102.2x50x101.8, except part for av, three 3-sty brk dwellings. Anna C Wiener et al EXRS Joseph Wiener to Charles Wiener. Nov 4. Nov 7, 1907. 9:2347. 22,000

*Madison av, s w s, part lot 137 partition map Wm Adee at Westchester, begins 25 s e from n s lot 137, runs s w 100 x s e 25 x n e 86.5 x n 18.11 to av x n w 11.10 to beginning. Lily Pilkington to Augusta B Fromm. Mort $700. Nov 2. Nov 6, 1907. other consid and 100

Nathalie av, w s, bet 230th st and Boston av and 289.9 n land Tecca N Reed., 125.3x116x125x118.1. Marcus Nathan to Herman Tuchman. Mort on this and adj property $5,411.66. Nov 1. Nov 7, 1907. 12:3256. other consid and 100

Ogden av, w s, 80 s 164th st, 75x94.6, part 2-sty frame dwelling and vacant. Duncan C Sayers HEIR James Sayers to Mary M McCann. Q C. Aug 10. Nov 1, 1907. 9:2524. nom

Opdyke av, s s, 250 w 3d st, 50x100, vacant. Geo J Godfrey et al HEIRS, &c, Cath A Godfrey dec'd to Honora M Godfrey a daughter of Cath A Godfrey dec'd. Q C. May 29. Nov 4, 1907. 12:3370. nom

Prospect av, Nos 603 to 609 | s w cor 151st st, 75x100, two 5-sty
151st st | brk tenements and stores. Confirmation of stockholders as to deed by Martin Construction Co to Herman Cohen. Herman and Bella Cohen and Fredk B Schultz to Martin Construction Co. Oct 31. Nov 1, 1907. 10:2674.

Prospect av, Nos 603 to 609 | s w cor 151st st, 75x100, two 5-sty
151st st | brk tenements and stores. Martin Construction Co to Herman Cohen. Mort $77,000. Oct 31. Nov 1, 1907. 10:2674. other consid and 100

Prospect av, w s, 100 s 163d st, 42.11x106, 6-sty brk tenement. The Gaines-Roberts Co to John E Schmults. Mort $30,000. Nov 1. Nov 6, 1907. 10:2677. other consid and 100

*Rosedale av, w s, — n Tremont av, and being lot 475 blk P amended map (No 514) of Mapes estate, 25x80x—x—, 2-sty frame dwelling. John J Devins et al to Harris Mendelson. Mort $2,350. Nov 1, 1907. other consid and 100

*Rosedale av, e s, 75 s Merrill st, 50x100. James J Cahill et al to Joseph Schallhart. All liens. Oct 11. Nov 4, 1907. nom

*Stillwell av, s w cor Rhinelander av, abt 60x103.7x52.6x129.9. Hudson P Rose Co to Florindo Zingaro. Oct 24. Nov 1, 1907. nom

Stebbins av, No 1084, e s, 513.4 n 165th st, 25x170.10x25.4x 166.8, 3-sty frame tenement and store and 1-sty frame building in rear. Christoph Vette to Matthew Buhleier. Mort $5,000. Nov 4. Nov 7, 1907. 10:2691. other consid and 100

Stebbins av, No 1021, w s, 39.4 s 165th st, 55.5x45.10x44.6x31.4, 3-sty frame tenement and store. Eliza A Humfrey HEIR Isabella Brady to Mary Concannon. Mort $1,000 and all liens. July 15. Nov 6, 1907. 10:2690. 5,300

Same property. Eliza H Borer LEGATEE Isabella Brady to same. Q C. Sept 24. Nov 6, 1907. 10:2690. nom

Trinity av, No 982, e s, 320.6 s 165th st, 16.8x100, 2-sty frame dwelling. Nannie E Fowler to Kate Baker. Mort $4,000. Nov 6. Nov 7, 1907. 10:2639. other consid and 100

Teller av, No 983 | s w cor 164th st, 18.7x110x—x—, 3-sty frame
164th st | dwelling. August Dooper to Kunigunda Lucking. B & S. Oct 28. Nov 7, 1907. 9:2423. nom

Union av, No 1081, w s, 50 s 166th st, 20x90, 3-sty frame tenement. Matilda Kraft to Bernard H Joost. Mort $5,000. Oct 31. Nov 1, 1907. 10:2670. other consid and 100

Union av | e s, 100 n 166th st, 100 to s s 167th st x100, vacant.
167th st | Henry Schroder to Beatrice Mendelson. Mort $20,700. Oct 29. Nov 1, 1907. 10:2680. other consid and 100

Vyse av, No 1135, w s, 140 n 167th st, 20x100, 3-sty brk dwelling. Sarah Saul to David Bodenstein and Ester his wife tenants by entirety. Mort $8,000. Nov 1. Nov 2, 1907. 10:2752. other consid and 100

Vyse av, No 1159, w s, 380 n 167th st, 20x100.

Vyse av, No 1163, w s, 420 n 167th st, 20x100.
Two 3-sty brk dwellings.
Emanuel J Lasar to Alexander Bottstein. Mort $19,000. Oct 25. Nov 2, 1907. 10:2752. nom

*Watson av, n w cor Sycamore st, 100x100, Adren property in Eastchester and Westchester. John Eckner to James T Dougine. All title. B & S and C a G. Nov 2. Nov 6, 1907. 1,000

Willis av, s w cor 141st st, 16.8x81, Release assignment of rents. London Realty Co to Emma F Tierney. Nov 4. Nov 7, 1907. 9:2303. nom

West Farms road | n w s, at e s Boone st, runs n e along road 96.4
Boone st | x n w 137.11 to e s Boone st, x s w 8.11 x s still along st 154.9 to beginning. Agreement to secure performance of conditions in two leases of even date on No 964 St Nicholas av and No 162 West 144th st. Harry N Baruch with John E Poillon. Oct 29. Nov 1, 1907. 11:3007.

Woody Crest av, No 992, e s, 23 s 164th st, 27x100, 2-sty frame dwelling. Arthur H Kirkpatrick to Wm J Kirkpatrick. Mort $9,000. Nov 6. Nov 7, 1907. 9:2507. other consid and 100

Willis av, a strip as lies between old and new lines of said av in front of

Willis av, Nos 447 to 459, w s, 50 s 146th st, 75x106, two 2-sty brk tenements and stores with 2-sty brk building in rear and two 1-sty frame stores.
Henry R Kunhardt et al HEIRS, &c, Henry R Kunhardt dec'd to Anna Siegel. Q C. Oct 10, 1906. Nov 2, 1907. 9:2307. nom

Willis av, Nos 447 and 449, w s, 87.6 s 146th st, 37.6x106, two 1-sty frame stores and vacant. Francis A Curry et al EXRS, &c, Wm O'Gorman to Anna Siegel. Q C and Correction deed. Mar 1. Nov 2, 1907. 9:2307. nom

Westchester av, No 976 | s e cor 156th st, runs s 44.5 x e 65.8
156th st | x n e 6.10 to w s Tinton av, late
Tinton av, No 735 | Beach av x n 71.6 to s s 156th st x w 13.10 to beginning, 4-sty brk tenement and store. Abraham H Feuchtwanger to Emily D Hildenstab. Oct 30. Nov 1, 1907. 10:2654. other consid and 100

Washington av, Nos 1167 and 1169, w s, old line, 100 n 167th st, runs w 127 x n 22.6 x w 23 x n 22.6 x e 150 to av and s 45 to beginning, except part for av, two 3-sty frame tenements. Alois A Berman to Meta Haack. Mort $10,000. Oct 31. Nov 1, 1907. 9:2389. other consid and 100

Washington av, No 1167, w s, 100 n 167th st, 22.6x127, except part for av, 3-sty frame tenement. Meta Haack to Henry Harrje. Mort $5,000. Oct 31. Nov 1, 1907. 9:2389. other consid and 100

Wales av, Nos 671 and 673, w s, 312.7 s Westchester av, 50x 57.10x57.10x86.11, two 4-sty brk tenements. Anthony Rieger to Ludwig Sauer, N Y, ½ part, and Martin Sauer, of Queens Borough, ½ part. Mort $16,000. Oct 30. Nov 4, 1907. 10:2644. other consid and 100

*White Plains road, w s, — n 236th st, and being lots 27 to 32 same map. Augusta M de Peyster widow et al to Sound Realty Co. Q C and correction deed. Oct 29. Nov 2, 1907. nom

*Zulette av, s s, 125 e Mapes av, 25x100, Westchester. Herman C Kudlich to Emil H Lauterwasser. B & S and C a G. Oct 1. Nov 7, 1907. other consid and 100

*Zulette av, s s, 325 e Mapes av, 25x100, Westchester. Herman C Kudlich to Emil H Lauterwasser. B & S and C a G. Oct 1. Nov 7, 1907. other consid and 100

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LENOX IRON WORKS, Inc.
HUGH J. LAWLER, Treasurer
BEAM YARD: 132d STREET, PARK TO LEXINGTON AVENUES
STRUCTURAL STEEL AND ORNAMENTAL IRON
Office, 1959 Park Ave., CORNER 132D ST.

*1st av, e s, — s 224th st, and being lots 1275 to 1278 map Wakefield, 330x127x—x142. Patrick Ward to John W Ward. ½ part. Nov 2, 1907. nom

*2d av, w s, 600 n 216th st, late 2d st, 25x100.4, Olinville. Gustave Elass to Chas F Kalnin. Mort $4,200. Nov 2. Nov 6, 1907. other consid and 100

3d av, Nos 2817 to 2821 148th st, Nos 381 and 383 | n w cor 148th st, 63x92.11x51.9x56.11, 1, 2 and 3-sty brk and frame stores. Geo F Moody to August Kuhn. Mort $25,000. Nov 4. Nov 6, 1907. 9:2327. nom

3d av, No 3820, e s, 250 n 171st st, 25x100, 5-sty brk tenement and store. Gustav Thomas to Claus H Steffens. Mort $22,500. Oct 31. Nov 1, 1907. 11:2928. other consid and 100

3d av, No 3825, w s, 45.3 s Wendover av, 20x100, 5-sty brk tenement and store. Rudolph Weissker to Henry Fallerius. Mort $18,000. Oct 2. Nov 1, 1907. 11:2912. other consid and 100

3d av, No 4062, e s, 356.2 n 174th st, 33.6x100x32.8x100, 5-sty brk tenement and store. Lillian B Grossman to Jennie Goodheim. Mort $31,333.33. Oct 31. Nov 2, 1907. 11:2930. other consid and 100

Same property. Jennie Goodheim to Gustav Kaliski. Mort $31,333.33. Nov 1. Nov 2, 1907. 11:2930. other consid and 100

3d av, Nos 2817 to 2821 148th st, Nos 381 and 383 | n w cor 148th st, 63x92.11x51.9x56.11, 1, 2 and 3-sty brk and frame stores. August Kuhn to Geo F Moody. Mort $25,000. Nov 4, 1907. 9:2327. nom

*Eastchester Bay, at s w cor land Samuel G Dayton, runs e along n s land of Dayton, 115 to land of Scofield and n 100 to Bay av x w 139 to said Bay x s e 101 to beginning, City Island. Martin J Earley to Martin J Earley, Jr. Nov 6, 1907. other consid and 100

*Lot 19 map (No 1099) of subdivision plot 1 map of Classon Point. Mort $200.
Lot 19 map (No 1101a) of same map. Sub to all liens. Nicola Prezioso to Hudson P Rose Co. B & S. Nov 24, 1906. Nov 7, 1907. nom

*Lot 283 amended map Adee Park, east of Botanical Garden. Urbano Cavallucci to Agata Cavallucci his wife. Mort $4,350. Oct 24. Nov 4, 1907. nom

*Lots 381, 382, 391 and 392 map Adee Park. Michael J Mack to Grace C wife Michael J Mack. B & S. Oct 27. Nov 2, 1907. nom

*Lot 43, blk 4, lots 21, 22 and 23, blk 5, lot 11, blk 6, lots 17 and 18, blk 8, lots 10 and 13 blk 22, lots 69 and 70 blk 24, lots 11 and 12, blk 25, lots 10 to 15, blk, map (No 393) Sec A of Edenwald. Release mort. Mutual Life Insurance Co of N Y to Land Co "A" of Edenwald. Oct 14. Nov 6, 1907. 1,500

## LEASES

**(Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.).**

Nov. 1, 2, 4, 6 and 7.

### BOROUGH OF MANHATTAN.

Attorney st, No 110, basement. Morris Braunstein to Joseph Leff; 3 years, from May 1, 1907. Nov 1, 1907. 2:343.....168

Baxter st, No 62, all. Rachael Gossett to Pietro Statilo and ano; 3 years, from Dec 1, 1907. Nov 1, 1907. 1:167.....3,840

Bleecker st, No 136, all. Helen C Butler et al to Ulrich Schlaeppi et al; 5 years, from May 1, 1906. Nov 6, 1907. 2:524.....2,300

Same property. Assign lease. August Lober to Arnold Kellenberger. All title. April 6, 1907. Nov 6, 1907. 2:524.....nom

Canal st, No 125, n w cor Chrystie st, store and basement. Samuel J Silberman and ano to William Avidan; from Nov 1, 1907, to May 1, 1912. Nov 4, 1907. 1:303....3,500 and 4,000

Centre st, No 58, all. Eliz V Swift to M J Fitzgerald Co, a corpn; 5 years, from May 1, 1908. Nov 4, 1907. 1:166.....5,000

Chambers st, No 144, store. Abram V Whitman to Theodore Kemm. Agreement as to extension of lease for 3 years, from May 1, 1908. Nov 7, 1907. 1:137. as per agreement

Same property. Assign lease. Theodore Kemm to Lewis N Long. Nov 12, 1906. Nov 7, 1907. 1:137.....nom

Chambers st, No 144. Consent to assign lease. Abram V Whiteman to Theodore Kemm. Mar 1, 1905. Nov 7, 1907. 1:137.....nom

Clinton st, No 19. Assign lease. Philip Berman to Philip Baum and ano. ½ part of all right, title and interest. April 18. Nov 7, 1907. 2:350.....nom

Courtlandt st, No 11, front part of basement. Oscar M Lipton and ano to Peter Karadontis; from Aug 15, 1907, to May 1, 1912. Nov 4, 1907. 1:62.....2,000

Dey st, No 58, all. Brent Good to Constantin M Scheid; from Nov 1, 1907, to Apr 30, 1915. Nov 1, 1907. 1:81.....2,000

Division st, No 44, all. Louis Rubenstein and ano to Solomon Fishleber; 3 3-12 years, from Feb 1, 1907. Nov 1, 1907. 1:289.....2,600

Greenwich st, No 269. Assign lease. Peter Blumler to John Santimauro. Oct 31. Nov 1, 1907. 1:132.....nom

Lewis st, No 84½. Surrender of lease. Abraham Kurtz to Louis Strumpf and ano. All title. Dec 28, 1906. Nov 1, 1907. 2:329.....272.50

Madison st, No 28. Surrender lease. Teresa Piccinni to Mary J McShane. Oct 25. Nov 1,1907. 1:116.....nom

Madison st, No 28, rear building. Mary J McShane to Vito De Paolo; 5 years, from Nov 1, 1907. Nov 1, 1907. 1:116.....2,880

Mangin st, Nos 63 and 67, two buildings. Surrender lease. Moses Sperber to Gussie Goldbaum. All title. Oct 2. Nov 1, 1907. 2:323.....nom

Monroe st, No 260. Surrender lease. Isidor Rieger and ano to Moses Goldberg and ano. All title. Nov 1, 1907. 1:261.....other consid and 100

Mulberry st, No 126, store. Vitaliano Liberti to Luigi Leone; 2 years, from Nov 1, 1907. Nov 7, 1907. 1:205.....900

Same property. Same to same; 2 years, from Nov 1, 1909. Nov 7, 1907. 1:205.....900

Ridge st, Nos 119 to 127, w s, 100 s Stanton st, 100x100. Assign lease. Louis H Perlman to Isidor Bloch. ½ part. All title. Oct 29. Nov 2, 1907. 2:344.....nom

Rivington st, No 20, n e cor Chrystie st, store and part basement. Louis Morrison and ano to Benjamin Lichtblau; 5 years, from Mar 16, 1908. Nov 6, 1907. 2:421.....1,800

Rutgers pl, No 25, all. Lena Michelson to Samuel Kaplan; 8½ years, from Nov 1, 1907. Nov 1, 1907. 1:270.....4,625

Rutgers pl, No 25. Assign lease and agreement, &c. Samuel Kaplan to Hyman Goldstein. Collateral to secure notes. Oct 30. Nov 1, 1907. 1:270.....

Stanton st, No 105, s s, store and two basements. Klara Josephson to Jacob Goldberg; 3 years, from May 1, 1908. Nov 4, 1907. 2:411.....1,560

Thompson st, No 157.....

Houston st, No 109 West.....
Assign lease. Mali Goldner to George Kienzle. All title. Nov 4. Nov 7, 1907. 2:517.....nom

Same property. Re-assign lease. George Kienzle to Mali Goldner. Nov 7, 1907. 2:517.....nom

Walker st, Nos 119 and 121, all. Robt J Turnbull et al TRUSTEES Robt J Turnbull deceased to Victor A Harder, of Brooklyn; 21 years, from May 1, 1894. Nov 6, 1907. 1:198.....taxes, &c, and 2,000

Wooster st, Nos 164 and 166 Houston st, No 61 West | s e cor Houston st. Assign lease. John Vollmer and ano to Gaston E Sterck. All title. Nov 2. Nov 4, 1907. 2:514.....nom

4th st, No 174 West, cor store. Rosa Frankel and ano to Patrick Fallon; 5 years, from Oct 1, 1907. Nov 6, 1907. 2:590.....600 and 660

Same property. Assign lease. Patrick Fallon to De Witt C Flanagan and ano as TRUSTEES. Sept 9. Nov 6, 1907. 2:590.....nom

6th st, Nos 410 and 412 East. Agreement amending two leases. Joseph L Buttenwieser with George Muller et al. Oct 21. Nov 6, 1907. 2:433.....nom

9th st, No 30 East, all. The TRUSTEES of Sailors Snug Harbor to Solomon Geismar and ano; 10½ years and 23 days, from Oct 8, 1907. Nov 1, 1907. 2:566.....taxes, &c, and 2,000

11th st, No 118, s w s, 125 n w 3d av, 25x95. Robt R Stuyvesant to Henry Weiler; 23 7-12 years, from Jan 1, 1905. Nov 1, 1907. 2:556. Taxes, &c, and $550 per annum until May 1, 1906, and thereafter.....800

Same property. Assign lease. Anna Weiler EXTRX Henry Weiler to Anna Weiler. Oct 30. Nov 1, 1907. 2:556.....nom

11th st, No 116, on map No 120, s w s, 100 n w 3d av, 25x95. Robt R Stuyvesant to Henry Weiler; 23 7-12 years, from Jan 1, 1905. Nov 1, 1907. 2:556. Taxes, &c, and $550 per annum until May 1, 1906, and thereafter .....800

Same property. Assign lease. Anna Weiler EXTRX Henry Weiler to Anna Weiler. Oct 30. Nov 1, 1907. 2:556.....nom

11th st, No 114, s w s, 175 n w 3d av, 25x95. Robt R Stuyvesant to Henry Weiler; 22 4-12 years, from Jan 1, 1905. Nov 1, 1907. 2:556. Taxes, &c, and $550 per annum until May 1, 1906, and thereafter .....800

Same property. Assign lease. Anna Weiler EXTRX Henry Weiler to Anna Weiler. Oct 30. Nov 1, 1907. 2:556.....nom

11th st, No 120, on map No 116, s w s, 150 n w 3d av, 25x95. Robt R Stuyvesant to Henry Weiler; 23 7-12 years, from Jan 1, 1905. Nov 1, 1907. 2:556. Taxes, &c, and $550 per annum until May 1, 1906, and thereafter .....800

Same property. Assign lease. Anna Weiler EXTRX Henry Weiler to Anna Weiler. Oct 30. Nov 1, 1907. 2:556.....nom

11th st, No 68 East, store and basement. Sydney W Denzer to Benjamin Bloom; 3 10-12 years, from July 1, 1907. Nov 4, 1907. 2:562.....1,400

16th st, Nos 617 and 619 East, two buildings. Samuel Stern to Samuel Fleischman and ano; 3 years, from June 1, 1907. Nov 1, 1907. 3:984.....5,214

Same property. Assign lease. Samuel Fleischman and ano to Helen Ellis. All title. Oct 31. Nov 1, 1907. 3:984.....150

17th st, Nos 257-265 West, 8th and 9th floors. Henry Steiner et al to Isaac M Hays et al; 3 years, from completion of buildings to Jan 31, 1911. Nov 1, 1907. 3:767.....8,000

17th st, Nos 114 to 118 West, store, basement, 1st and 4th lofts. Domestic Realty Co to Louis Rosenheim; 6 years, from Feb 1, 1908. Nov 1, 1907. 3:792.....11,750 and 12,000

20th st, No 228 West, stable. Leon Dryer to Robt G Strange; 3 years, from Dec 1, 1907; 7 years renewal. Nov 7, 1907. 3:769.....3,600

25th st, Nos 119 to 125, n s, 225 w 6th av, 100x98.9. Assign lease. Anna Weiler EXTRX Henry Weiler to Anna Weiler. ½ part. Mort $125,000. Oct 30. Nov 1, 1907. 3:801.....nom

27th st, No 42 West, all. Gustav Cimiotti to Emilia Baum; 3½ years, from Nov 1, 1907. Nov 7, 1907. 3:828.....2,400 and 2,600

34th st, No 11 West. Assign lease. Ignace I Apfel to Frances A Harris. Oct 30. Nov 7, 1907. 3:836.....other consid and 100

34th st, No 11 West, all. Robt S Smith to Ignace I Apfel; 21 yrs, from Oct 1, 1908; with two renewals of 21 years each. Nov 7, 1907. 3:836.....taxes, &c, and 25,000

42d st, No 550 West, store. Louis Kendal to Theodore Kahn; 2 years, from Oct 1, 1907. Nov 6, 1907. 4:1070.....540

44th st, No 239, n s, 280 e 8th av, 20x100.5. Assign lease. Frederick H Palmer to Solomon Sprung. Oct 31. Nov 2, 1907. 4:1016.....6,500

46th st, No 151 East, all. Claude L Gouraud to Henry Broadhurst; 3 years, from May 1, 1908. Nov 6, 1907. 5:1301..1,200

48th st, No 65, n s, 798.6 w 5th av, 21.3x100.5. Assign lease. The Estates Settlement Co to Chas S Cosgrove. All liens. Oct 26. Nov 4, 1907. 5:1264.....other consid and 100

49th st, No 31 West. Consent to assign lease. TRUSTEES of Columbia College to Harry J Douglas. Oct 17. Nov 1, 1907. 5:1265.....

50th st, No 45 West. Assign lease. Annie I Howard to Arthur P Howard. All title. Oct 31. Nov 1, 1907. 5:1266.....nom

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67th st, No 329 West, store, &c. Elizabeth Mills to Antonio Maglio; 3 years, from Aug 1, 1907. Nov 7, 1907. 4:1179.....390

69th st, Nos 306 and 308 West. Assign lease. Pietro Pitrelli and ano to John D Haase. Nov 2. Nov 4, 1907. 4:1180....nom

Same property. Reassign lease. John D Haase to Pietro Pitrelli and ano. Nov 4, 1907. 4:1180.....nom

69th st, Nos 306 and 308 West. Assignment of money that will become payable on surrender of lease. Pietro Pitrelli and ano to Bernheimer & Schwartz. Nov 2. Nov 6, 1907. 4:1180..nom

69th st, Nos 306 and 308 West, two houses. Joseph Barksy to Pietro Pitrelli and ano; 5 years, from Nov 1, 1907. Nov 1, 1907. 4:1180.....4,800

97th st, Nos 72 and 74 East, s w cor Park av, store and basement. Philip Leizerkowitz to Moses Levy and ano; 5 years, from Dec 2, 1907. Nov 4, 1907. 6:1602.....960 and 1,200

100th st, No 125 West, all. Anna Schmitt to Ignazio Mastropeatro and Frank Celentano; 4 years, from Oct 1, 1907. Nov 2, 1907. 7:1885 ..... 1,320 and 1,440

115th st, No 334 East, all. Henry Alexander to Pietro Perciacante; 3 years, from Nov 1, 1907. Nov 4, 1907. 6:1686....1,680

117th st, No 329 East. Assign lease. Angelo Demuro to George Kienzle. Nov 2. Nov 4, 1907. 6:1689..... .....nom

Same property. Reassign lease. George Kienzle to Angelo Demuro. Nov 2. Nov 4, 1907. 6:1689..... ..... ..... nom

117th st, No 329 East, all. Golde & Cohen to Angilo Di Muro; 4½ years, from Nov 1, 1907. Nov 1, 1907. 6:1689..660 and 900

125th st, No 53 West. Assign lease. George Breng to Anna Modersohn. Mort $3,300. Nov 4, 1907. 6:1723.....nom

133d st, Nos 49 to 53 West, all. Collin H Woodward as RECEIVER (in action of David Shaff and ano plaintiffs agt Max Miller et al defendants) to Marguerite Booker; 1 year, from Oct 1, 1907. Nov 1, 1907. 6:1731..... .....6,600

133d st, Nos 49 to 53 W. Assign lease. Marguerite Booker to William Zoll. Nov 4. Nov 6, 1907. 6:1731.....nom

Same property. Reassign lease. William Zoll to Marguerite Booker. Nov 6, 1907. 6:1731... ... ... ... ... ... ... ...nom

135th st, No 635, n e cor Riverside Drive; all of St Francis Court. Thos J Mooney to Matthew J Hansen; 9 years, from Nov 1, 1907. Sub to mort $275,000. Nov 4, 1907. 7:2002..... .....20,850 to 23,600

137th st, No 30 West, east store. Benjamin Nieberg to Fred Hartig; 3 years, from Nov 1, 1907. Nov 4, 1907. 6:1734..480

137th st, No 32 West, west store. Benjamin Nieberg to Fred Hartig; 3 years, from Nov 1, 1907. Nov 4, 1907. 6:1734..300

144th st, No 102 West, all. Peter Meister to Abraham Levin; 4 11-12 years, from Nov 15, 1907. Nov 1, 1907. 7:2012..1,400

153d st, No 518, s s, 295 w Amsterdam av, 20x99.11, all. Edward Oppenheimer to Lizzie E Cropsey guardian Adelaide E Lessels; 21 years, from Nov 1, 1907. Nov 6, 1907. 7:2084.... ..... taxes, &c, and 300

Amsterdam av, No 1414, s w cor 130th st, all. Adam S Sands ADMR Annie M Sands dec'd and ano to Benj B Myers; 5 yrs, from May 1, 1908. Nov 4, 1907. 7:1984.....1,500 and 1,620

Av B, Nos 105 to 109... ... ... ... ... ... ... 

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& LOUNSBURY

NEW YORK

Astor, Wm W, of London, England, with Hannah C Young. Murray st, No 39, n s, abt 75 w Church st, 25x75. Extension mort. Oct 24. Nov 4, 1907. 1:133. nom

Altschuler, Simon J and State Bank with Mary A A Woodcock. Forsyth st, No 108, s e cor Broome st, No 307, 87.6x25. Subordination mort. Nov 1. Nov 6, 1907. 2:411. nom

Altschuler, Simon J and Irving H Eckstein with same. Same property. Subordination mort. Nov 1. Nov 6, 1907. 2:418. nom

Altschuler, Simon J and David Steckler with same. Same property. Subordination mort. Nov 1. Nov 6, 1907. 2:418. nom

Ahern, Mary E widow to UNION TRUST CO of N Y. 13th st, Nos 119, to 125, n s, 225 w 6th av, runs n 103.3 x w 56 x s w 41.6 x s 69 to 13th st, x e 82 to beginning. Oct 31, due Nov 1, 1912, 5%. Nov 2, 1907. 2:609. 46,000

Arfmann, John to Geo Ehret. Av A, No 1745, s w cor 91st st, Nos 442 and 444, 25.10x94. P M. Prior mort $25,000. Nov 1, 1 year, 5%. Nov 2, 1907. 5:1570. 10,500

Block, Betsy widow, and Israel Dora Philipofsky, Leah wife of Jacob Block, Jacob L, Peter, Bernard and Louis M Block and Sarah wife of and Saml Blumberg to Frederick T Hill. Delancey st, No 104, n s, 38.7 e Ludlow st, 25x75. Oct 30, demand, 6%. Nov 2, 1907. 2:410. gold, 2,000

Baldwin, Alice M to Jeanie L Ford guardian Juliet T Ford. 32d st, No 8, s s, 175 n w 5th av, 25x98.9. Prior mort $25,000. 1 year, 6%. Nov 2, 1907. 3:833. 2,000

Borck, Max to American Mortgage Co. 33d st, No 331, n s, 350 e 2d av, 25x98.9. 3 years, 5%. Nov 1, 1907. 3:939. 18,000

Borck, Max and Lena Mintz with American Mortgage Co. 33d st, No 331, n s, 350 e 2d av, 25x98.9. Subordination mort. Nov 1. Nov 2, 1907. 3:939. nom

Braker, Katharine G extrx Wm H Gelshenen with Max Mesner. Orchard st, No 150, e s, 125.6 n Rivington st, 25x87.10. Extension mort. Oct 14. Nov 1, 1907. 2:411. nom

Byrne, Julia A wife of Edw F Byrne to Harmon W Hendricks. 62d st, No 115, n s, 127 e Park av, 16x67.10x16x66.11, except plot begins 127 e Park av and 55 n 62d st, runs e 0.1 x n 12.5 x w 0.1 x s 12.5 to beginning. 3 years, 5%. Nov 1, 1907. 5:1397. 6,000

Bernstein, Edw to Sallie Simpson. 114th st, No 21, n s, 320 w 5th av, 25x100.11. Prior mort $20,000. 3 years, 6%. Nov 1, 1907. 6:1598. 5,000

Bowling Green Storage & Van Co to Chas A Moran as trustee. 65th st, Nos 248 and 250, s s, 175 e West End av, 50x100.5. Deed of trust. Prior mort $30,000. Nov 1, due May 1, 1917, 7%. Nov 7, 1907. 4:1156. gold bonds, 20,000

Same to same. Same property. Certificate as to consent of stockholders to above. Oct 31. Nov 7, 1907. 4:1156. ——

Buchner, Henry and Barbara with Max Feinberg. 9th st, No 426, s s, 238 w Av A, 25x93.11. Extension mort. Oct 31. Nov 6, 1907. 2:436. nom

Bergman, Henry to Bettie Simon. Av B, No 209, s e cor 13th st, Nos 600 to 604, 29.5x93. Nov 1, 3 years, 6%. Nov 7, 1907. 2:395. 7,000

Becker, Fisher to Hyman Margolin and ano. 125th st, No 454, s s, 100 e Amsterdam av, 25x100.11. P M. Prior mort $26,500. Nov 1, 4 years, 6%. Nov 6, 1907. 7:1965. 7,000

Bliven, Mary E and Rachel J exrs, &c, Sarah M Bliven with Edw Friedman. Bowery, No 338, w s, 87.3 n Bond st, 17.8x105.8x24.9x irreg. Extension mort. Oct 1. Nov 4, 1907. 2:530. nom

Biglin, James to Geo Ehret. Columbus av, No 917. Saloon lease. Demand, 6%. Nov 6, 1907. 7:1840. 5,000

Brown, Caroline B to Allen H Brown. Pearl st, No 222, s e s, abt 110 w Burling slip, 22x138. P M. Nov 1, 3 years, 5%. Nov 6, 1907. 1:70. 8,000

Biasetti, Peter to Nathan L Ottinger and ano. 83d st, No 65, n s, 158.4 e Columbus av, 16.8x102.2. P M. Prior mort $14,000. Nov 4, 1907, 2 years, 6%. 4:1197. 3,000

Same to same. Same property. P M. Prior mort $17,000. Nov 4, 1907, due Jan 5, 1908, 6%. 4:1197. 2,000

Beyer, Matilda W and Louise E and Josephine C Apelles to DRY DOCK SAVINGS INSTN. East Broadway, No 152, n s, 126.6 w Rutgers st, runs n 56.5 x w 24.6 x s 6.6 x — 50.1 to East Broadway x e 24.6 to beginning. Nov 4, 1907, 5 years, 5%. 1:283. 12,000

Benning, Jennie to Wm C Orr trustee Stephen Philbin. Water st, No 344, n s, abt 158 w James slip, 19.10x63.3x19.11x62.7. Nov 4, 1907, 5 years, 5%. 1:110. 5,700

Buckley, Thomas to TITLE INS CO of N Y. 54th st, No 210, s s, 125 w 7th av, 25x100.5. Nov 2, 3 years, 5%. Nov 4, 1907. 4:1025. 10,000

Bechlein, Louisa to Anton Hilpert and ano. 53d st, No 339, n s, 300 e 9th av, 25x49.11x25x50.6; 53d st, n s, 325 e 9th av, 0.4½ x25x0.11x25. P M. Oct 31, 5 years, 5%. Nov 1, 1907. 4:1044. 4,000

Bacharach, Julius with Ida Semel. 105th st, Nos 323 and 325 East. Subordination agreement. Oct 31. Nov 1, 1907. 6:1677. nom

Block, Louis (Inc) to Louis Block. Bradhurst av, e s, 39.11 s 153d st, 39.11x100. Prior mort $37,000. Oct 28, due Dec 1, 1907, 6%. Nov 4, 1907. 7:2046. 4,000

Corn, Henry to Julius Loewenthal. 18th st, Nos 32 to 36, s s, 335 e 6th av, 75x92. Building loan. Prior mort $350,000. Nov 1, 1907, due Feb 1, 1909, 6%. 3:819. 75,000

Cosgrove, Chas S to Thos E Greacen. 48th st, No 65, n s, 798.7 w 5th av, 22.3x100.5x21.3x100.5. Leasehold. P M. Oct 26, due Mar 27, 1910, 6%. Nov 1, 1907. 5:1264. 15,000

Ciuzio, Henry to William Klinkel and ano. 117th st, No 417, n s, 194 e 1st av, 18.9x100.11. P M. Prior mort $7,500. Oct 31, 1 year, 6%. Nov 1, 1907. 6:1711. 2,750

Collins, Lena B wife Wm N, of North Hatley, Province Quebec, Can; Noel J Becar, of Santa Cruz, Cal; Mary J Lawton, of Newport, R I, and Alfred Becar, of Bridgehampton, L I, with BOWERY SAVINGS BANK. Broadway, No 187. Extension mort. Oct 4. Nov 1, 1907. 1:63. nom

Cuff, William to Henry Heins. 101st st, No 319, n s, 342.6 w 1st av, 28.6x100.11. Nov 1, 1907, 2 years, 6%. 6:1673. 5,000

Cuneo, Maddelena widow, of Port Richmond, S I, to Roman Catholic Orphan Asylum. Mulberry st, No 232, e s, 202.5 n Spring st, 25x100. Nov 4, 1907, 3 years, 5%. 2:494. 22,000

Cloidt, Julius to Antonio Rossi. 49th st, No 532, s s, 462.8 w 10th av, 25.10x100.5. P M. Prior mort $15,000. Nov 1, installs, 6%. Nov 4, 1907. 4:1077. 5,000

Crowley, Hannah to Chas N Lee and ano trustees for Louisa M Lee will Wm H Lee. 109th st, No 166, s s, 220 w 3d av, 25x100.11. Nov 4, 1907, 5 years, 5%. 6:1636. 15,000

CENTRAL TRUST CO of N Y with Julius Dall. 63d st, No 240, s s, 225 e West End av, 25x100.5. Extension mort. Oct 18. Nov 4, 1907. 4:1154. nom

CENTRAL TRUST CO of N Y with Jacob B Underhill. 63d st, No 246, s s, 150 e West End av, 25x100.5. Extension mort. Oct 28. Nov 4, 1907 4:1154. nom

CENTRAL TRUST CO OF N Y with Lewis Newgass. Maiden lane, No 131, n s, about 20 w Water st, 19.8x54.11x20.9x55.3, w s, Extension mort. Oct 26. Nov 4, 1907. 1:70. nom

Comstock, Madeline B of Brookline, Mass, to LAWYERS TITLE INS & TRUST CO. 75th st, No 38, s s, 300 e Columbus av, 20x102.2. Nov 1, 3 years, 5½%. Nov 4, 1907. 4:1127. 26,000

Cascade Realty & Construction Co to Amelia R Godfrey. Amsterdam av, No 2364, w s, 65. 4 s 178th st, 40.4x100. Certificate as to mort for $33,000. Oct 18. Nov 4, 1907. 8:2132. ——

Cuneo, Maddalena widow to Ernest E M Bullowa. Baxter st, Nos 126 and 128, w s, 46.4 s Hester st, runs w 52.5 x s 17.2 x w 20 x s 34.6 x e 72.5 to st, x n 51.8 to beginning. Nov 4, 1 year, 5%. Nov 6, 1907. 1:207. 25,000

Century Investing Co and Alliance Realty Co with Strange & Slawson Co. 40th st, Nos 105 to 111 West. Extension mort. Oct 22. Nov 6, 1907. 4:993. nom

Cohen, Elias A to Congregation Ansche Chesed, a corpn. 112th st, No 162, s s, 245 w 3d av, 25x100.11. P M. Prior mort $14,000. Nov 1, due May 1, 1908, 6%. Nov 6, 1907. 6:1639. 3,000

Coutts, Geo H with N Y Listy Publishing Co. 2d av, No 1390½, e s, 54.5 s 72d st, 16.1x60x16.7x irreg. Extension mort. Sept 30. Nov 7, 1907. 5:1446. nom

Congregation Ahawath Auchim Ancho Ungaran to Isaac Manasse. Columbia st, No 70, e s, abt 80 s Rivington st, 22x99.11. Prior mort $13,000. 3 years, 6%. Nov 1, 1907. 2:333. 2,000

Cohen, Rachel L with Francis Speir and ano trustees. 115th st, No 280, s s, 80 e 8th av, 20x100.11. Extension mort. Nov 1, 1907. 7:1830. nom

Cappiello, Nicola to David Hornick. 123d st, No 435, n s, 357.10 e 1st av, 16.8x100.11. P M. Oct 30, due, &c, as per bond. Nov 7, 1907. 6:1811. 300

Coyte, Cath with May I Eisfeldt. 52d st, No 258, s s, 100 e 8th av. 20.10x100.5. Extension mort. Oct 25. Nov 6, 1907. 4:1023. nom

Capital Realty & Construction Co to City Mortgage Co. Broadway, Nos 3301 to 3319, n w cor 133d st, runs n 199.10 to s s 134th st, No 600, x w 100 x s 99.11 x w 25 x s 99.11 to n s 133d st, No 601, x e 125 to beginning. Prior mort $210,000. Nov 1, demand, 6%. Nov 7, 1907. 7:2000. 7,500

Same to same. Same property. Certificate as to above mort. Nov 1. Nov 7, 1907. 7:2000. ——

Congregation Ansche Chesed with Franklin B Lord trus Robert and Jane Stewart. 136th st, No 122, s s, 240 w Lenox av, 15x99.11. Extension mort. May 29, 1907. Nov 6, 1907. 7:1920. nom

Cohen, Eliz A to David Cohen. 136th st, No 126, s s, 270 w Lenox av, 15x99.11. Prior mort $7,000. Nov 4, 3 years, 6%. Nov 7, 1907. 7:1920. 2,000

Cohen, Elias A to David Cohen. 136th st, No 124, s s, 250 w Lenox av, 14.11x99.11. Prior mort $6,000. Nov 4, 3 years, 6%. Nov 7, 1907. 7:1920. 3,000

Cohen, Elias A to David Cohen. 136th st, No 122, s s, 240 w Lenox av, 15x99.11. Prior mort $6,000. Nov 4, 3 years, 6%. Nov 7, 1907. 7:1920. 3,000

Davis, Eliz A to MUTUAL LIFE INS CO of N Y. Fulton st, Nos 70 to 76, s e cor Gold st, Nos 48 and 50, 68.11 to Ryders alley x75.8x64.10x71.5 on Gold st. Prior mort $——. Oct 31, due, &c, as per bond. Nov 1, 1907. 1:76. 2,000

Dietrich, John to Mary McGovern and ano. Morningside av East, No 107, e s, 76.5 s 124th st, 24.6x88. P M. Prior mort $15,000. Oct 31, 3 years, 6%. Nov 1, 1907. 7:1950. 4,000

Deutsch, Meyer to David M Seiser. 4th st, Nos 386 and 388, s s, 69.9 e Lewis st, runs w 46 x n 94.8 x e 26.9 x n 19.8 x e 21.8 x n 72.2 to beginning. Prior mort $40,000. Nov 4, 1 year, 6%. Nov 6, 1907. 2:357. 2,000

Dahn, Josephine with SEAMENS BANK FOR SAVINGS, N Y. 141st st, No 472 West. Extension mort. Oct 31. Nov 6, 1907. 7:2057. nom

Donovan, Richard J to P Chauncey Anderson and ano exrs E Ellery Anderson. 7th av, No 303, e s, 22.1 n 27th st, runs e 49.10 x n e — x n 1.3 x e 6.6 x n 14.6 x e 4.6 x n 9.4 x w 63.3 to av, x s 27.9 to beginning. Prior mort $——. Oct 3, 1 year, 6%. Nov 6, 1907. 3:803. 4,000

Delacy, Peter to UNION TRUST CO of N Y. Broadway, No 1570 (7th av), s e cor 47th st, No 174, 20.5x79.10x20.5x79.11. Nov 7, 1907, 5 years, 5%. 4:999. 30,000

Davis, Eliphalet L to Lillian B Dreux. 34th st, No 223, n s, 275 w 7th av, 16.8x98.9. Nov 1, demand, 6%. Nov 2, 1907. 3:821. 1,000

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ATLAS PORTLAND CEMENT
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Dorfmann, Sadie wife Waldemar to Workmens Sick & Death Benefit Fund of the U S of A. Rivington st, No 124, n s, 80.7 w Norfolk st, 20.1x75x20x75. Nov 6, due Nov 1, 1912, 5%. Nov 7, 1907. 2:354. 15,000

Eisfeldt, May I wife of and Kurt to FRANKLIN SAVINGS BANK in City N Y. 52d st, No 255, n s, 184 e 8th av, 14x100.5. Oct 18, 1 year, 5%. Nov 1, 1907. 4:1024. 8,000

Epstein-Cohen Co to Pincus Lowenfeld and ano. 112th st, Nos 71-77 East. Assignments of Rents to secure two morts. Oct 29. Nov 7, 1907. 6:1618. nom

EMIGRANT INDUSTRIAL SAVINGS BANK with Albert Herskovits. 121st st, No 12 West. Extension mort. Nov 4. Nov 7, 1907. 6:1720. nom

Edson, Jarvis B, of Shelter Island Heights, N Y, to METROPOLITAN LIFE INS CO. 74th st, No 313, n s, 222 w West End av, 25x69.7x25x68.8. Nov 6, 3 years, 6%. Nov 7, 1907. 4:1184. 50,000

Equitable Trust Co with Jacob and Julius Fleischhauer and Saml K Johnson. 22d st, Nos 313 to 323, n s, 199.4 e 2d av, 150.8x98.9. Extension mort. Nov 1, 1907. 3:928. nom

Frankel, Solomon and Samuel Werner to U S TRUST CO of N Y. Av C, Nos 64 and 66, e s, 24 s 5th st, 48x83. June 4, due Nov 1, 1912, 5%. Nov 7, 1907. 2:374. 50,000

Frankel, Solomon to U S TRUST CO of N Y. 111th st, No 128, s s, 263.9 w St Nicholas av, 18x100.11. 5 years, 5%. Nov 7, 1907. 7:1820. 10,000

Frey, Francis, Jr, with TITLE GUARANTEE AND TRUST CO. 132d st, No 503, n s, 100 w Amsterdam av, 25x99.11. Subordination mort. Nov 2. Nov 6, 1907. 7:1986. nom

Friedman, Marcus and Morris to Jules Weil. 4th st, No 270, s s, 338.2 e Av B, 24.9x96.3. Nov 4, 3 years, 6%. Nov 6, 1907. 2:386. 3,000

Friedman, Isidore, of Pittsburg, Pa, to LAWYERS TITLE INS & TRUST CO. Attorney st, No 172, e s, 68 s Houston st, 23.11x50. Nov 1, 5 years, 5½%. Nov 4, 1907. 2:345. 14,000

Frazier, Herbert to Francis G Lloyd and ano trustee David Stevenson for benefit Margt S Bent. 70th st, No 159, n s, 131 e Lexington av, 19x100.5. Oct 30, 3 years, 5%. Nov 4, 1907. 5:1405. 16,000

Goldstein, Sarah to Kassel Simon. Hester st, No 103, n s, 50.8 e Eldridge st, runs n 100 x e 73 x s 50 x w 36.2 x s 50 to st x w 36.10 to beginning. P M. Prior mort $——. Oct 31, 3 yrs, 6%. Nov 1, 1907. 1:307. 3,300

Gundrum, Sophie to Henry Bloch. 28th st, Nos 247 and 249, n s, 4 w 2d av, runs w 48.10 x n 55.2 x e 20 x s 62.6 to beginning. Prior mort $12,000. Oct 22, 3 years, 6%. Nov 1, 1907. 3:909. 3,500

Gordon, Rubin to Simon Epstein. 46th st, No 606, s s, 125 w 11th av, 25x100.5. P M. Prior mort $15,000. Nov 1, 1907, 3 years, 6%. 4:1093. 7,000

Greenberg, Carrie with Henry M Sands, of Paris, France. Av C, No 80. Extension mort. Oct 31. Nov 1, 1907. 2:375. nom

Grossmann, Samuel to Theresa Hirsch extrx and trustee Bennett Hirsch. 1st av, No 207, w s, 103.3 n 12th st, 20x86. P M. Oct 30, 5 years, 5%. Nov 1, 1907. 2:454. 19,000

Grohs, Hulda to JEFFERSON BANK. 5th av, No 1405, e s, 50.5 n 115th st, 25.3x100. Oct 14, 1 year, 6%. Nov 1, 1907. 6:1621. 7,000

Geoghegan, Michael and Hannah to James D O'Brien. 185th st, No 511, n s, 166.6 w Amsterdam av, 16.6x53.7. Oct 31, due, &c. as per bond. Nov 4, 1907. 8:2156. 4,000

Goldman, Josseph or Joseph to Joseph Raskin. Av B, No 12, w s, 44.8 s 2d st, 22.4x80. Prior mort $19,000. Nov 1, 3 years, 6%. Nov 4, 1907. 2:397. 4,000

Goodman, Wm to Hermenia G Goodman. 73d st, No 155, n s, 335 w 3d av, 17x102.2. Nov 4, 1 year, 5%. Nov 6, 1907. 5:1408. 9,000

Garfinkel, Charles and Hyman Cohen with the SEAMENS BANK FOR SAVINGS, N Y. 112th st, No 45 West. Extension mort. Nov 4. Nov 6, 1907. 6:1596. nom

Gwyer, Geo W to Margt I Hannan and ano trustees Rachel Duffy for Mary A Murray. Hudson st, No 583, s w cor Bank st. No 90, 25x72.6x26x71.9; Hudson st, w s, 25 s Bank st, 24.10x75.4x25.2x72.6. Prior mort $——. Nov 1, 3 years, 6%. Nov 2, 1907. 2:634. 15,000

Same to Margt I Hannan and ano. Same property. Prior mort $——. Nov 1, 3 years, 6%. Nov 2, 1907. 2:634. 2,500

Goodman, S K, of Chicago, Ill, to the First Rubber Co, of Chicago, Ill. 126th st, No 66, s s, 90 w Park av, 20x99.11; also out of town property. All title. Prior morts $——. Oct 15, 1907, due Apr 15, 1909, 6%. Nov 7, 1907. 6:1750. 1,875

Graham, Thomas, of Brooklyn, N Y, to Wm S Adams. 2d av, Nos 1932 and 1934, e s, 40.11 s 100th st, 40x106. Nov 6, 3 years, 5%. Nov 7, 1907. 6:1671. 36,000

Same and Frank Hillman and Joseph Golding with same. Same property. Subordination mort. Nov 6. Nov 7, 1907. 6:1671. nom

Giallello, Leonardo and Michele Pittaro to Francesco Lorenzo and ano. 47th st, No 333, n s, 175 w 1st av, 25x100.5. Nov 6, 3 years, 6%. Nov 7, 1907. 5:1340. 2,400

Grossman, Isaac and Barnet Sundelevich to Theo Kempe. Allen st, Nos 180 and 180½, n e cor Stanton st, No 74 and 76, 65x45. Nov 1, due May 1, 1908, 6%. Nov 2, 1907. 2:417. 12,000

Goodman, Moses and Theresa Hirsch with U S TRUST CO of N Y. Av C, Nos 64 and 66. Subordination mort. Oct 25. Nov 7, 1907. 2:374. nom

Griffin, Daniel M admr Daniel M Griffin dec'd AGENT Thos P Hall admr John Clapp. Order of court amending judgment entered July 13, 1904, to correct an assignment of mort made by Ephraim D Brown to Daniel M Griffin, dated Nov 19, 1879. 54th st, No 107, n s, 54 e 4th av, 18x50.5. July 27, 1904. Nov 6, 1907. 5:1309. order of court

Goldfine (Joseph) Realty Co to Wm A Thomas. 3d st, s s, 90.9 e Goerck st, 45.4x82.9x45x88.6. Prior mort $50,500. Nov 6, 1 year, 6%. Nov 7, 1907. 2:356. 4,000

Gans, Carrie and Ralph with Alice G wife of and Edw J Markey. 131st st, No 149 West. Extension mort. Nov 6. Nov 7, 1907. 7:1916. nom

Gans, Ralph with William Ebeling. 71st st, No 221 East. Extension mort. Oct 31. Nov 7, 1907. 5:1426. nom

Goodheim, Jennie to Gustav Kaliski. 134th st, No 125, n s, 375 w Lenox av, 25x71.7x31.1x90. P M. Prior mort $14,000. Nov 1, 3 years, 6%. Nov 2, 1907. 7:1919. 4,000

Glauber (Sam S) Inc, to Franciska Glauber. 146th st, Nos 230 and 232, s s, 362.6 e 8th av, 37.6x99.11. P M. Prior mort $32,000. Oct 31, due Nov 1, 1910, 6%. Nov 1, 1907. 7:2031. 12,000

Haas, Jennie to Alice McIlroy. 127th st, No 33, n s, 366.3 w 5th av, 18.9x99.11. Nov 1, 5 years, 5%. Nov 2, 1907. 6:1725. 10,000

Heuer, Mary J with Konrad Vonhof. Amsterdam av, No 2110, w s, 27.11 s 165th st, 30x100. Extension mort. Oct 30. Nov 1, 1907. 8:2121. nom

Herring, Eliz A to LAWYERS TITLE INS & TRUST CO. 130th st, No 63, n s, 175 e Lenox av, 20x99.11. 3 years, 5½%. Nov 7, 1907. 6:1728. 13,000

Havana Post Publishing Co to GUARANTY TRUST CO of N Y. Certificate as to mort dated Nov 1, 1907. Nov 6. Nov 7, 1907.

Horowitz, Minnie to Adolph Rosenberg. Eldridge st, Nos 54 and 56, e s, 62.6 s Hester st, runs e 66.6 x s 20.10 x e 21 x s 20.10 x w 87.6 to Eldridge st x n 41.8 to beginning. Prior mort $87,000. Due May 10, 1908, 6%. Nov 7, 1907. 1:300. secures notes, 2,000

Hyman, Isaac B and Montague E to Jennie B Hawkins. 81st st, No 206, s s, 137.6 w Amsterdam av, 37.6x102.2. P M. Prior mort $40,000. Oct 31, due Nov 1, 1910, 6%. Nov 1, 1907. 4:1228. 13,750

Hutter, Wm and Louis to Albina Goldstein trustees for Gertrude Hutter. 100th st, Nos 335 and 337, n s, 100 w 1st av, 37.6x100.11. Nov 1, 4 years, 6%. Nov 6, 1907. 6:1672. 10,000

Haefelin, Joseph to BROADWAY SAVINGS INST. Broadway, No 3924, e s, 110.11 s 165th st, 25x100. 1 year, 5%. Nov 6, 1907. 8:2122. 20,000

Isaac, Lizzie to Geo Isaac. 119th st, No 66, s s, 295 w Park av, 27.6x100.11. Nov 1, 3 years, 6%. Nov 2, 1907. 6:1745. 4,000

Isabella Heimath, a corpn, with Max Feinberg. 9th st, No 426, s s, 238 w Av A, 25x93.11. Extension mort. Oct 9. Nov 6, 1907. 2:436. nom

Jacoby, Morris to Max Weil. Canal st, Nos 174 and 176, s s, 47.3 e Mott st, 45.10x100x46.9x100. P M. Prior mort $67,000. Oct 31, installs, 6%. Nov 1, 1907. 1:201. 60,000

Jarecky, Lillian A to Anna A Stolts. 121st st, No 115, n s, 200 w Lenox av, 20x100.11. P M. Prior mort $12,000. Oct 31, 5 years, 6%. Nov 1, 1907. 7:1906. 6,000

Jacoby, Morris to Louis Gordon. Canal st, No 159, n e s, abt 68 e Elizabeth st, 25.1x25x25.4x25. P M. Prior mort $——. Nov 1, 2 years, 6%. Nov 2, 1907. 1:203. 3,000

Ketzky, Annie, of Montgomery, Ala, to Louis B Rolston. Division st, No 228, n s, 112 e Clinton st, 24x74.11x27x65. Oct 16, due Nov 1, 1912, —%: Nov 1, 1907. 1:314. 18,000

Kenny, Michael C to Beadleston & Woerz. 6th av, No 612, s e cor 36th st, Nos 78 and 80, 24:7x62.6. Leasehold. June 18, demand, 6%. Nov 1, 1907. 3:837. 3,500

Kerr, Margt A to Emma M Osterrdorff and ano. 46th st, No 137, n s, 100 e Lexington av, 20x100.5. Oct 31, 3 years, 5%. Nov 1, 1907. 5:1301. 6,000

Krumwiede, Geo to Margt C Deppeler et al extrx, &c, John Deppeler. 51st st, No 510, s s, 175 w 10th av, 25x100.5. Oct 31, 3 years, 5%. Nov 2, 1907. 4:1079. 20,000

Kellenberger, Arnold, doing business as Schlaeppi Bros Co to Andrew Schlaeppi. Bleecker st, No 136, and West Broadway, No 500. Saloon lease, chattels, &c. Oct 16, installs, 5%. Nov 7, 1907. 2:524—23. notes, 2,500

Kaufman, Saml and Joseph Solomon with Clara R Bacon. Madison st, No 314. Subordination mort. Nov 4. Nov 6, 1907. 1:268. nom

Kelly, James S with the BANK FOR SAVINGS, N Y. 125th st, Nos 145 and 147 West. Extension mort. Nov 4. Nov 6, 1907. 7:1910. nom

Kaufman, Yette, Chas Simon and Michael H Eisman exrs, &c, Israel Kaufman with Joseph Bakst. East Broadway, No 278, n s. abt 85 w Gouverneur st, 21x59.5x21.2x59.7 w s. Extension mort. Nov 4, 1907. 1:287. nom

Kaufman, Samuel to Clara R Bacon. Madison st, No 314, s s, 60.4 w Gouverneur st, 25.11x112.5x25.11x113.6. 5 years, 5%. Nov 6, 1907. 1:268. 25,000

Kittenplan, Morris and Chas Rubinger to Joseph L Buttenwieser. 26th st, Nos 141 and 143, n s, 126.8 e Lexington av, 48.4x98.9. Oct 18, due May 1, 1908, —%. Nov 4, 1907. 3:882. 10,000

Katz, Herman J to Mount Sinai Hospital of City N Y. 72d st, No 160, s s, 98 e Lexington av, 18x104.4. Nov 2, 3 years, 5%. Nov 4, 1907. 5:1406. 2,000

Keenan, Annie M to Protective Realty Co. 117th st, No 508, s s, 98 e Pleasant av, 25x100.10. Prior mort $8,000. Nov 1, 1 year, —%. Nov 4, 1907. 6:1715. 5,000

Kalman, Morris to Lippe Scheinhous. 2d av, No 2101, w s, 101.3 s 109th st, 25x100. Prior morts $23,500. Nov 1, 3 years, 6%. Nov 4, 1907. 6:1658. 2,500

Kind, Jennie to Celia Friedman. 95th st, Nos 309 to 313, n s, 175 e 2d av, 2 lots, each 37.6x100.8. 2 P M morts, each $975. Oct 29, due Oct 1, 1908, 6%. Nov 4, 1907. 5:1558. 1,950

Kind, Jennie to Celia Friedman. 95th st, Nos 317 and 319, n s, 287.6 e 2d av, 37.6x100.8. P M. Oct 29, due Oct 1, 1908, 6%. Nov 4, 1907. 5:1558. 975

Kind, Jennie to Celia Friedman. 95th st, No 307, n s, 137.6 e 2d av, 37.6x100.8. P M. Oct 29, due Oct 1, 1908, 6%. Nov 4, 1907. 5:1558. 925

Kivovits, Louis to Isaac S Heller. 1st st, No 31, s s, 67.1 e 2d av, 26.2x72.7x36.7x63.7. P M. Prior mort $20,000. Nov 1, 1907, 7 years, 6%. 2:442. 11,000

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Kapelsohn (E) Co to Ennie Kapelsohn. 16th st, No 227, n s, 375 e West End av, 25x100.5. Prior mort $—. Aug 1, due, &c, as per bond. Nov 4, 1907. 4:1158. 4,000

Same to same. Same property. Certificate as to above mortgage. Aug 1. Nov 4, 1907. 4:1158. —

Knepper Realty Co to Joseph Rosenzweig. 9th st, No 733, n s, abt 265 w Av D, 25x92.3. P M. Oct 31, due, &c, as per bond. Nov 1, 1907. 2:379. 5,100

Lindemann, Adolph D to Felix Kunstler. Rivington st, No 156, n s, 104 e Suffolk st, 23x100. P M. Prior mort $25,000. Nov 1, 5 years, 6%. Nov 4, 1907. 2:349. 11,300

Lindemann, Adolf to Felix Kunstler. Rivington st, No 151, s s, 37.6 e Suffolk st, 18.5x52x18.10x52. Prior mort $22,000. Given as collateral security for mortgage of $11,300 covering No 156 Rivington st. Nov 2, 5 years, 6%. Nov 4, 1907. 2:348. 3,750

Lindemann, Adolf to Felix Kunstler. Rivington st, No 153, s s, 56 e Suffolk st, 19x52x18.9x52. Prior mort $22,000. Given as collateral security for mortgage covering No 156 Rivington st. Nov 2, 5 years, 6%. Nov 4, 1907. 2:348. 3,750

Larkin, Arthur G to Saml Lucatcher. 9th av, Nos 4 to 8, n e cor Little West 12th st, No 5, 77.4x51. Prior mort $40,000. Nov 1, 2 years, 6%. Nov 4, 1907. 2:628. 5,000

Same to Wm F Donnelly. Same property. Prior mort $45,000. Nov 1, due, &c, as per bond. Nov 4, 1907. 2:628. 2,500

Levy, Moses and Jessie Gittens to Lion Brewery. Park av, No 1248, s w cor 97th st, Nos 72 and 74. Saloon lease. Oct 30, demand, 6%. Nov 4, 1907. 6:1602. 912

Lindner, Max with Meyer Jarmulowsky and ano. 7th st, No 189. Subordination agreement. Oct 31. Nov 6, 1907. 2:390. nom

Loewy, Nathan with Isaac Kalinghoffer. 113th st, Nos 610 and 612 West. Agreement as to assignment and extension of mort. Nov 4. Nov 6, 1907. 7:1836. nom

Liebenthal Construction Co to Joseph Liebenthal et al. Park av, Nos 1731 to 1737, s e cor 121st st, Nos 100 to 104, 75.7x 90. Prior mort $80,000. Oct 28, 1 year, 6%. Nov 7, 1907. 6:1769. 15,000

Same to same. Same property. Certificate as to above mort. Nov 6. Nov 7, 1907. 6:1769. —

Lent, Solomon with Jonas B Kissam. 163d st, No 444 West. Subordination mort. Nov 1. Nov 7, 1907. 8:2110. nom

Lent, Solomon with Augustus F Holly. 163d st, No 446 West. Subordination mort. Nov 1. Nov 7, 1907. 8:2110. nom

Lowther, Geo Jr and Christopher M trus Christopher Meyer for benefit Margaretta M Paul with Abraham and Hyman Penn. Amsterdam av, No 1454, w s, 49.11 s 132d st, 25x100. Extension mort. Nov 6, 1907. 7:1986. nom

Lederer, Jacob and Bernard Weisl to Eliz Hafner. 20th st, s s, 453.8 w 6th av, 24.8x92. P M. Prior mort $33,000. Nov 1, due, &c, as per bond. Nov 2, 1907. 3:795. 5,000

Luke, David L to TITLE GUARANTEE AND TRUST CO. 87th st, No 353, n s, 118 e Riverside Drive, 19x100.8. Nov 1, due, &c, as per bond. Nov 2, 1907. 4:1249. 17,000

Lauber, Joseph to Joseph Hahn. 2d av, No 1113, w s, 80.5 s 59th st, 20x65. Prior mort $10,000. Due, &c, as per bond. Nov 1, 1907. 5:1332. 2,500

McMahon, Peter to Virginia Keahon. 15th st, No 340, s s, abt 437.6 w 8th av, 18.9x81.3. P M. Oct 31, 2 years, 5%. Nov 1, 1907. 3:738. 2,000

Maurer, Harry to Albert Herskovits. 7th st, No 31, n s, 250 w 2d av, 26x74.10. P M. Prior mort $14,500. Oct 30, due Nov 1, 1914, 6%. Nov 1, 1907. 2:463. 5,000

Michalover, Nathan and Barnet to Julius Goebel. Attorney st, Nos 10 and 12, e s, 100 s Grand st, 40.7x100. Nov 4, 1907, due, &c, as per bond. 1:315. 46,500

Maschke, Laura wife of and Jacob L to Virginia Danziger. Rivington st, No 113, s s, 24 w Essex st, 22x60.10x21.6x60.10. Prior mort $10,000. Nov 4, 1907, 3 years, 6%. 2:410. 1,000

McDonald, Mary J to Isaac Moss and ano. 31st st, No 154, s s, 125 e 7th av, 25x98.9. P M. Prior mort $——. Nov 1, due Sept 14, 1909, 6%. Nov 4, 1907. 3:806. 7,500

McLaughlin, Thomas J to FARMERS LOAN & TRUST CO. 39th st, No 32, s s, 209 e Madison av, 20.6x98.9. P M. Oct 31, 3 yrs, —%. Nov 4, 1907. 3:868. 60,000

Modersohn, Anna to Geo Ehret. 125th st, No 53 West. Saloon lease. Nov 4, 1907, demand, 6%. 6:1723. 1,500

Moses, Morris with GERMAN SAVINGS BANK, N Y. Madison av, No 1479, e s, 75.9 s 102d st, —x—. Agreement modifying mortgage. Nov 4, 1907. 6:1607. nom

Maguire, Annie with LAWYERS TITLE INS & TRUST CO as trustee for Annie Maxwell. 3d av, No 1786, w s, 175.11 s 100th st, 25.11 to n s 99th st, Nos 173 and 175, x 100. Trust agreement. Nov 1. Nov 4, 1907. 6:1627. nom

McMullen, Alex to Lion Brewery. 9th av, s e cor 59th st, Saloon lease. Oct 30, demand, 6%. Nov 4, 1907. 4:1049. 6,505

McBurney, Chas I to Wm B McBurney. 7th av, No 751, n e cor 49th st, Nos 167 and 169, runs n 100.4 x e 62.6 x s 20.4 x w 20.10 x s 80 to st x w 41.8 to beginning. P M. Prior mort $100,500. Due, &c, as per bond. Nov 7, 1907. 4:1002. 7,000

Moore, Sarah E with Saml Glaser. 1st av, No 298, e s, 95 n 17th st, 24x94. Extension mort. Nov 1. Nov 4, 1907. 3:949. nom

McKinley Realty and Construction Co to Moses M Valentine. Convent av, No 492, s w cor 152d st, 108.11x31.5x99.11x74.10. Prior mort $73,000. 5 years, 6%. Nov 6, 1907. 7:2066. 25,000

Maglio, Antonio to Lion Brewery. 67th st, No 329 West. Saloon lease. Nov 4, demand, 6%. Nov 7, 1907. 4:1179. 3,810.70

Miller, Jacob to Henry Necarsulmer and ano trustees Sarah Heinemann. 106th st, No 111, n s, 130 e Park av, 25x100.11. Oct 23, due Nov 4, 1910, 5%. Nov 6, 1907. 6:1634. 11,000

Miller, Jacob and Wm H Heddendorf with Henry and Edw Necarsulmer trus. 106th st, No 111, n s, 130 e Park av, 25x100.11. Subordination mort. Oct 23. Nov 7, 1907. 6:1634. nom

Morrison, Louis and Solomon Schechner to Ida Burnofsky. Rivington st, No 20, n e cor Chrystie st, No 180, 25x100. Prior morts $79,500. Nov 6, due May 1, 1909, 3%. Nov 7, 1907. 2:421. 1,300

Morse, Albert A to Jane Stewart. 51st st, Nos 438 to 442, s s, 300 e 10th av, 60x100.5. Prior mort $60,000. Nov 1, 5 years, 5%. Nov 2, 1907. 4:1060. 30,000

Mastopietro, Ignazio and Frank Celentano to Jetter Brewing Co. 100th st, No 125 West. Saloon lease. Sept 30, demand, 6%. Nov 2, 1907. 7:1855. 983.60

McGowan, Wm to Lilian O Smith. 156th st, No 557, n s, 100 e Broadway, 23.2x99.11.. P M. Nov 1, 2 years, 5½%. Nov 2, 1907. 8:2115. 3,000

McKesson, Geo C to SEAMENS BANK FOR SAVINGS in City N Y. Riverside Drive, No 24, e s, about 82 s 75th st, —x—x22.2 x101.5. 5 years, 5%. Nov 1, 1907. 4:1184. 30,000

Neustaedter, Mania to Frank Etzel and ano. 2d st, No 111, s s, 212.11 e 1st av, 25x105.11. Oct 31, 4 years, 4½%. Nov 1, 1907. 2:429. 20,000

Newstead, Nathan with National Academy of Design. 102d st, No 212, s s, 125 e Broadway, 25x100.11. Extension mort. Oct 28. Nov 6, 1907. 7:1873. nom

Neuman, Moritz with GERMAN SAVINGS BANK, N Y. 128th st, Nos 22 and 24, s s, 235 w 5th av, 2 lots, each 25x99.11. Two extensions of mort. Nov 6, 1907. 6:1725. nom

Nieder, Elesie, of Fanwood, N J, to Rosa Gentzlinger extrx Henry Gentzlinger. 95th st, No 67, n s, 125 w Park av, 25x100.8. 3 years, 5½%. Nov 6, 1907. 5:1507. 19,000

Nemecek, John to GERMAN SAVINGS BANK in City N Y. 73d st, No 428, s s, 175 w Av A, 25x102.2. Nov 1, 1907, 3 years, 5%. 5:1467. 13,000

Nemecek, Vaclav to GERMAN SAVINGS BANK in City N Y. 73d st, No 423, n s, 250 w Av A, 25x102.2. Nov 1, 1907, due Nov 1, 1910, 5%. 5:1468. 12,000

O'Rourke, Mary M, of Hoboken, N J, John A Clarke and Gerald V Clarke, of N Y City, and Joseph W Clarke, of Hoboken, N J, to Margt I and Rachel E Hannan. Greenwich st, Nos 46 and 48, w s, 40.5 n Morris st, 40.4x80.6x40.6x79.9. Prior mort $28,000. Nov 4, 2 years, 6%. Nov 7, 1907. 1:18. 7,000

Power, Peter to Thomas L Green. 99th st, No 260 West. Assignment of rents to extent of $1,000. Nov 6, installs, 6%. Nov 7, 1907. 7:1870. nom

Pescatore, Agostino to Antonio De Nicola. Mulberry st, Nos 78 and 80, e s, 150 n Bayard st, 50x100. ½ part. 2 years, 6%. Nov 7, 1907. 1:200. 7,000

Pequot Land Co to Carol H de Meli. Certificate as to mort for $7,000 on property in Tuckahoe, N Y. Nov 4. Nov 7, 1907. —

Plaza Operating Co to TRUST CO of AMERICA. Central Park South or 59th st, Nos 2 to 20, s w cor 5th av, No 768, or Plaza, runs w 250 x s 100.5 x e 25 x s 100.5 to n s 58th st x e 20 x n 100.5 x e 40 x s 100.5 to n s 58th st, Nos 1 to 3 and 7 and 13, x e 20 x n 100.5 x e 20 x s 100.5 to n s 58th st x e 125 to 5th av Plaza x n 200 to beginning, also machinery, &c. Prior mort $5,000,000. Aug 15, due Oct 1, 1910, 6%. Nov 7, 1907. 5:1274. gold, 4,500,000

Same to same. Same property. Certificate as to above mort. Aug 15. Nov 7, 1907. 5:1274. —

Pratt, John H to Wm H Flattau. Audubon av, s e cor 175th st, No 536, 78.8x19. Nov 4, 3 years, 5%. Nov 6, 1907. 8:2131. 9,000

Pietropinto, Guiseppe to Chas Devoe exr Daniel M Devoe. McDougal st, No 37, w s, 90 s King st, runs s 20 x w 39 x n 30 x e 22 x s 10.6 x e 6.6 x e 27 to beginning. P M. 4 years, 5%. Nov 4, 1907. 2:519. 6,500

Payne, Frederick W to Jessie Gillender. 103d st, No 153, n s, 320.7 e Amsterdam av, 31.3x100.11x31.1x101. Nov 1, 1907, 3 years, 5%. 7:1858. 26,000

Same and Herman Schwarz with same. Same property. Subordination agreement. Nov 1, 1907. 7:1858. nom

Payne, Fredk W and Johanna Schwartz with same. Same property. Subordination mort. Nov 1, 1907. nom

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Pilat, Oliver I to Eliza Livingston. 183d st, No 562, s s, 212.6 e St Nicholas av, 18.9x100.4. Nov 1, 1907, 3 years, 5½%. 8:2154. 8,000

Prehn, Thomas with TITLE GUARANTEE AND TRUST CO. 87th st, No 353 West. Subordination mort. Oct 23. Nov 2, 1907. 4:1249. nom

Paolicelli, Tommaso to Philip Potash. 117th st, No 407, n s, 110.8 e 1st av, 16.8x100.11. P M. Prior mort $8,000. Nov 1, due May 1, 1910, 6%. Nov 2, 1907. 6:1711. 1,750

Realty Co of Fort Washington to Palmer Realty Co. Broadway, No 3750, s e cor 156th st, runs e 100 x s 99.11 x w 25 x n 0.1 x w 25 x s 0.1 x w 50 to Broadway, x n 99.11 to beginning. P M. Prior mort $180,000. Oct 4, due Oct 31, 1909, 6%. Nov 2, 1907. 8:2114. 30,000

Same to same. Same property. Certificate as to above mort. Oct 4. Nov 2, 1907. 8:2114. —

Rodgers, Wm A to Jacob K Levy. 3d av, No 1925, n e cor 106th st, Nos 201 and 203, 25.2x110. Prior mort $62,000. Oct 31, 1 year, 6%. Nov 1, 1907. 6:1656. 12,000

Reinlieb, Abraham to Chas Gieger et al. 139th st, s s, 175 w Broadway, 125x99.11. P M. Prior mort $32,000. 2 years, 6%. Nov 1, 1907. 7:2087. 18,000

Raunheim, Emanuel to Wm Jay trustee Mary E B Field. East Broadway, No 214; Division st, No 213. Subordination mort. Oct 28. Nov 1, 1907. 1:286. nom

Ruton, Martha A L to Townsend Wandell. 18th st, No 318, s s, 220.2 w 8th av, 21.11x—x21.11x92. Nov 1, 1907, 3 years, 5%. 3:741. 1,000

Rasmussen, Anton to Adam Lieb. 48th st, No 246, s s, 126 w 2d av, 18.8x100.5. P M. Prior mort $10,000. Oct 31, 6 yrs, 6%. Nov 1, 1907. 5:1321. 3,000

Ryder, James M to Wm H Bormann. 127th st, No 74, s s, 127.6 w Park av, 12.6x99.11. P M. Nov 2, due, &c, as per bond. Nov 4, 1907. 6:1751. 6,500

Rothenberg, Ettie to Nanette Weber. 107th st, No 223, n s, 350 e 3d av, 25x100.11. Nov 6, due Oct 1, 1910, 6%. Nov 7, 1907. 6:1657. 12,000

Same to John Reinhardt. Same property. Prior mort $18,500. Nov 6, 2 years, 6%. Nov 7, 1907. 6:1657. 2,000

Russek & Klinger Realty Co to Simon Russek. 79th st, No 229, n s, 350 e 3d av, 25x102.2. Prior mort $14,000. 3 years, 6%. Nov 7, 1907. 5:1525. 3,500

Richter, Teresa M to Dollie P Rich. 8th av, Nos 2902 and 2904, e s, 40 s 154th st, 39.11x100. P M. Nov 2, 1 year, 6%. Nov 4, 1907. 7:2039. 3,270

Susswein, Rosa wife Henry, of City N Y, and Oscar Herrmann, of Browns Station, Ulster Co, N Y, to N Y Produce Exchange, a corpn. Mulberry st, Nos 196 to 204, e s, 111.5 s Spring st, runs e 50.1 x s 21 x e 50.1 x s 99.11 x w 78.7 to n s Delancey st x n w 21.1 to Mulberry st x n 119.1 to beginning. Nov 1, 1907, 3 years, 6%. 2:480. 80,000

Schwarz, Henry F. Certificate as to satisfaction of mortgage made by Charles Gahren to extent of $6,000, leaving still unpaid $10,000. West End av, No 802. Nov 4. Nov 7, 1907. 7:1870. —

Swords, Sarah W to Henry M Van Wyck and ano trus Sarah S Van Wyck. 72d st, No 147, n s, 63.9 e Lexington av, 18.9x102.2. 3 years, 5%. Nov 7, 1907. 5:1407. 16,000

Schulang, Philip with Charles Jacobson. 114th st, No 3 West. Extension mort. Nov 1. Nov 7, 1907. 6:1598. nom

Sturgis, Frank K to Frederic R Coudert guardian Chas Merillon et al. 51st st, No 17, n s, 75 w Madison av, 40x100.5. Oct 21, due, &c, as per bond. Nov 7, 1907. 5:1587. 150,000

Strasbourger, Samuel to Morris Levy. Suffolk st, Nos 150 to 158, s e cor Stanton st, Nos 151 and 153, 100x50. Leasehold. All title. Nov 1, 1 year, 6%. Nov 7, 1907. 2:349. 10,000

Schwal, Emanuel to Louis M Romer and ano. 26th st, No 326, s s, 250.4 w 1st av, 24.8x98.9. P M. Prior mort $21,000. Nov 1, due May 1, 1910, 6%. Nov 2, 1907. 3:931. 1,494.75

Sanders, Geo to Bernard Scheinkman. 45th st, Nos 308 and 310, s s, 143.4 e 2d av, 52.8x100.5. P M. Nov 1, 5 years, 6%. Nov 2, 1907. 5:1337. 9,000

Silverstein, Joseph and Saml Cohen with Israel Lewis. 54th st, Nos 442 and 444 West. Two agreements changing dates when installments are due. Nov 1. Nov 2, 1907. 4:1063. nom

Silverstein, Joseph and Saml Cohen to Louis Reichardt. 54th st, Nos 442 and 444, s s, 250 e 10th av, two lots, each 25x100.5. Two morts, each $18,000. Nov 1, 3 years, 5%. Nov 2, 1907. 4:1063. 36,000

Same and S Israel Lewis with Louis Reichardt. Same property. Two subordination morts. Nov 1. Nov 2, 1907. 4:1063. nom

Silver, Chas A and Sarah K to Wm Jay trustee Mary E B Field. Division st, No 213, s s, 46.8 e Clinton st, 23.4x110.3x23.4x 109.11 w s. 5 years, 5%. Nov 1, 1907. 1:286. 38,000

Sameth, Max to Celia Lasker et al exrs, &c, Gustav Lasker. Houston st, No 326, n s, abt 288 e Av B, 23x81.11x23x83.5 n w s. 5 years, 6%. Nov 1, 1907. 2:384. gold, 23,000

Schlesinger, Adolph to Jonas Weil and ano. 22d st, No 335, n s, 150 w 1st av, 25x77.9. Prior mort $12,000. Oct 31, 8 years, 6%. Nov 1, 1907. 3:928. 14,000

Schwarz, Aaron H, Martha Rosenbluth, Jennie Hirsch and Ethel A Weil to Frederic de P Foster and ano trustees for Anna B Day and ano, Sarah A Sands. 114th st, No 45, n s, 595 w 5th av, 25x100.11. 5 years, 5%. Nov 1, 1907. 6:1598. 20,000

Slifka, Morris to EAST RIVER SAVINGS INST. 112th st, No 226, s s, 275 w 7th av, 17x100.11. 5 years, 5%. Nov 1, 1907. 7:1827. 10,000

Siegel, Ruben and Jacob and Joseph Rosenberg with Austin B Fletcher trustee for Conrad M Braker will Conrad Braker. 109th st, No 214, s s, 260 w Amsterdam av, 39.11x100.11. Extension mort. Sept 18. Nov 1, 1907. 7:1880. nom

Stein, Alexander to TITLE GUARANTEE & TRUST CO. 113th st, No 18 East. Certificate that there is only one mort on above premises. Oct 31. Nov 1, 1907. 6:1618. —

Solomon, Wolf to Leon H Marks. Crosby st, Nos 101 and 103, s e s, 63.3 s w Prince st, 40x64.9x39.4x61.5. Oct 31, due Jan 1, 1908, 6%. Nov 1, 1907. 2:496. 3,000

Simerman, Joseph with Julius Goebel. Attorney st, Nos 10 and 12, e s, 100 s Grand st, 40.7x100. Subordination mortgage. Nov 4, 1907. 1:315. nom

Schlesinger, Adolph to Jonas Weil and ano. 101st st, Nos 334 and 336, s s, 100 w 1st av, 2 lots, each 25x100.11. 2 morts, each $12,000; 2 prior morts, $19,000 each. Oct 31, due Nov 1, 1915, 6%. Nov 1, 1907. 6:1672. 24,000

Stern, Edwin M and Gustav Hirschberg exrs Matilda Hirschberg to Babette Bachrach et al trustees Saml Bachrach. 86th st, No 151, n s, 62.2 e Lexington av, 25.6x100.8. Due, &c, as per bond. Nov 1, 1907. 5:1515. 24,000

Schaefer, John V to Wm C Lester and ano exrs, &c, John Pennington. Elwood st, w s, 350 n Nagle av, runs n 136.11 x w 32.2 x s w 213.3 x e 195.8 to beginning. Nov 1, 1907, 5 years, 5%. 8:2172. 11,000

Simerman, Joseph with Barnet and Nathan Michalover. Attorney st, Nos 10 and 12, e s, 100 s Grand st, 40.7x100. Agreement as to subordination of mortgage, &c. Nov 4, 1907. 1:315. nom

Sterck, Gaston E to F & M Schaefer Brewing Co. Wooster st, Nos 164 and 166, s e cor Houston st, No. 61. Saloon lease. Nov 2, demand, 6%. Nov 4, 1907. 2:514. 3,000

Sayre, Reginald H to U S TRUST CO OF N Y. 45th st, No 9, n s, 200 e 5th av, 25x100.5. Nov 4, 1907, 5 years, 5%. 5:1281. 55,000

Stadler, Charles to Joseph Heine. Water st, No 614, n s, about 75 w Gouverneur st, 26.2x64.5x26.3x65.6, e s; Water st, No 616, n s, abt 52 w Gouverneur st, 20.6x65.11x19.10x65.6, w s; 113th st, No 229, n s, 200 w 2d av, 25x73.11. Oct 31, 2 years, 6%. Nov 4, 1907. 1:259, 6:1663. 2,900

Spinella, Francesco to Winfield S Hoyt and ano trustees. 11th st, Nos 314 and 316, s s, about 232 e 2d av, 38.8x94.10. Nov 1, due Aug 1, 1910, 5%. Nov 4, 1907. 2:452. 40,000

Same and Jonas Weil and ano with same. Same property. Subordination mortgage. Nov 1. Nov 4, 1907. 2:452. nom

Simon, Aaron to TITLE GUARANTEE AND TRUST CO. 132d st, No 503, n s, 100 w Amsterdam av, 25x99.11. Nov 4, due, &c, as per bond. Nov 6, 1907. 7:1986. 12,000

Sarasohn, Dora E, of Orange, N J, to Morris Franklin. 133d st, No 156, s s, 216.10 e 7th av, 16.8x99.11. P M. Nov 1, 3 years, 5%. Nov 6, 1907. 7:1917. 4,150

Smith, Eugene T to DeWitt C Flanagan and ano trustees, &c. 10th av, No 260. Saloon lease. Oct 31, demand, 6%. Nov 6, 1907. 3:723. 8,100

Sutherland, Wm E to Wm A Spencer and ano trustees Lorillard Spencer for Eleanora L Canci and remainderman. Duane st, No 42, s w cor Lafayette st, No 8, runs s 18.3 x s w 23.3 x n w 19.2 x n e 10.8 x n e 20.7 to Duane st, x s e 8.1 to beginning. Nov 4, 5 years, 5½%. Nov 6, 1:155. 35,000

Strange & Slawson Co to Margt O Sage. 40th st, Nos 105 to 111, n s, 109.11 w 6th av, 90.1x98.9. Oct 21, due Nov 1, 1910, 5%. Nov 6, 1907. 4:993. 200,000

Same to same. Same property. Certificate as to above mort. Oct 21. Nov 6, 1907. 4:993. —

Same and Century Investment Co and Alliance Realty Co with same. Same property. Subordination mort. Oct 22. Nov 6, 1907. 4:993. nom

Tower, Joseph T to LAWYERS TITLE INS & TRUST CO. Broadway, Nos 687 and 689, w s, 50 n 3d st, 42.2x200 to Mercer st, Nos 250 and 252. 3 years, 5½%. Nov 7, 1907. 2:535. 125,000

Tanner, Leonore wife Jos S to Geo W Ridgley. 116th st, Nos 349 and 351, n s, 116.8 w 1st av, 33.4x100.11. P M. Oct 28, 5 years, 5%. Nov 1, 1907. 6:1688. 17,000

Weinstein, Joseph with Harlan F Stone trustee David Stevenson. 6th st, Nos 626 to 628 East. Extension mort. Oct 31. Nov 1, 1907. 2:388. nom

Wandell, Townsend to Townsend Wandell and ano trustees for Edw W C Arnold will Richd Arnold. 32d st, No 15, n s, 250 w 5th av, 25x98.9. Prior mort $37,000. Nov 1, 1907, 3 years, 4½%. 3:834. 35,000

Weil, Dora M to UNION EXCHANGE BANK. 77th st, No 142, s s, 412.6 w Columbus av, 17.6x102.2. Prior mort $22,000. Oct 24, 1 year, 6%. Nov 1, 1907. 4:1148. 5,000

Weisberger, Moritz to Ida Semel. 105th st, Nos 323 and 325, n s, 280 e 2d av, 40x100.11. Oct 31, 3 years, 5½%. Nov 1, 1907. 6:1677. 30,000

Wohlfahrt, Frederick to Augusta S Leary. 124th st, No 352, s s, 143.2 e Columbus av or Morningside av East, 27.8x100.11. P M. Prior mort $20,000. Nov 1, 1907, 2 years, 6%. 7:1950. 5,000

Wielandt, Michl and Mary wife of and Ernest Kreitzberg to John T Willets guardian Josiah M Willets. 6th st, Nos 208 and 210, s s, 130 e 3d av, 50x97. Nov 4, 1907, 3 years, 5%. 2:461. 60,000

Wang, Simon and Osias Springer to Reuben Feigenbaum. 19th st, No 35 West. Store lease. Oct 29, demand, 6%. Nov 4, 1907. 3:831. 750

Whittaker, Floris T to Mabel L Port. Lewis st, No 84½, e s, 165 s Stanton st, 20x100. P M. Prior mort $18,700. Nov 1, 2 years, 6%. Nov 4, 1907. 2.329. 2,300

Wronkow, Serena with Margt O'Connor. 52d st, No 218, s s, 100 e 8th av, 20.10x100.5. Extension mort. Feb 7, 1906. Nov 2, 1907. 4:1023. nom

Wiggins, Charles to John F Holmes. 134th st, No 19, n s, 177.11 w 5th av, 17.10x99.11. Nov 1, due, as per bond. Nov 6, 1907. 6:1732. 6,500

Wittner, Siegfried to Harris Mandelbaum and Fisher Lewine. 10th av, Nos 278 to 282 and 26th st, No 461 West. Assignment of rents to secure two morts. Oct 31, 1 year, —%. Nov 6, 1907. 3:724. nom

Wight, Marie L to BANK FOR SAVINGS in City N Y. 21st st, No 5, n s, 145 w 5th av, 25x98.9. Oct 17, due July 23, 1910, 5%. Nov 6, 1907. 3:823. 5,000

Wittner, Sigfried to Jonas B Kissam. 163d st, No 444, s s, 162.6 e Amsterdam av, 37.6x112.6. Prior mort $36,500. Nov 1, 2 years, 6%. Nov 7, 1907. 8:2110. 10,000

Wittner, Sigfried to Augustus F Holly. 163d st, No 446, s s, 125 e Amsterdam av, 37.6x112.6. Prior mort $36,500. Nov 1, 2 years, 6%. Nov 7, 1907. 8:2110. 10,000

Zahn, Maggie E to James B Kilsheimer. 126th st, No 137, n s, 366.8 e 7th av, 16.8x99.11. Nov 6, due, &c, as per bond. Nov 7, 1907. 7:1911. 1,000

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## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Arnold, Fred F to Beadleston & Woerz. Brook av, No 533 and 149th st, No 458 E. Saloon lease. Oct 25, demand, 6%. Nov 1, 1907. 9:2293. 3,300

Abelman Construction Co to Anna L Bachmann. Jennings st, No 1113, n s, 106.3 w Wilkins av, 37.6x100. Oct 29, due, &c, as per bond. Nov 6, 1907. 11:2965. 20,000

Same to same. Same property. Certificate as to above mort. Oct 29. Nov 6, 1907. 11:2965. ——

Same and Solomon Appel with same. Jennings st, n s, 106.3 w Wilkins av, 75x100. Subordination mort. Nov 3. Nov 6, 1907. 11:2965. nom

Ahnert, Alwine with Martha Lau. Brook av, No 1221, s w cor 168th st, 70x30. Subordination mort. Nov 1. Nov 4, 1907. 9:2394. nom

*Boyle, Annie M to Daniel J O'Conor trustee Owen Byrne. Saxe av, e s, 125 n McGraw av, 25x100. Nov 1, 3 years, 5%. Nov 4, 1907. 2,500

Bach, Emanuel G to Minnie Fisher. Southern Boulevard, n w cor Crotona Park East, late Penfold av, 25x100. Sept 26, 3 years, 6%. Nov 4, 1907. 11:2942. 1,500

*Burlando, Adelaide to Geo H Lawrence et al. 214th st, s s, 200 w Tilden av, 25x100, Laconia Park. Sept 23, due, &c, as per bond. Nov 6, 1907. 500

Blackburn, Robert with Harry Berend. Bathgate av, w s, 155 n 172d st, 25x114.5. Extension mort. Nov 4, 1907. 11:2914. nom

Billet, Margt J wife of Charles to Mary A Mooney. Vyse av, n w s, 404.4 s Tremont av, 25x145. Nov 2, due Jan 1, 1911, 6%. Nov 4, 1907. 11:2992. 5,000

Boecher, Adam to Margt Quenzer. Rogers pl, w s, 593.10 n Westchester av, 20x78x20x75.11. Nov 1, 1907. 5 years, 5%. 10:2698. 3,000

Baylis, Euphemia M to Dora M Schrenkeisen. 236th st, s s, 400 e Keppler av, 25x100. P M. Oct 31, 2 years, 6%. Nov 2, 1907. 12:3376. 400

*Blumler, Geo to Fridolin Weber. Burke av, w s, 200 s Jefferson av, 50x100, Edenwald. Oct 31, 2 years, 5%. Nov 1, 1907. 400

Balschun, Adolph to Lambert Suydam. Morris av, w s, 144.8 s Burnside av, 150x100. Oct 29, due, &c, as per bond. Nov 1, 1907. 11:2829. 10,000

Bergen, Wm C to Jacob Hysler. Marion av, w s, 58.7 s Mosholu Parkway, 37.6x113.6. 4 years, 5½%. Nov 1, 1907. 12:3281. 8,000

Bergen, Wm C to Anna Seiffert. Marion av, w s, 155.2 n 197th st, 22.7x86.7x15.6x88.9. Oct 31, due Jan 1, 1911, 5½%. Nov 1, 1907. 12:3289. 5,000

Boecher, Adam to Margt Quenzer. 163d st, late Strong av, n s, 78.11 e Tinton av, 21x82.11, except part for 163d st. 5 years, 5%. Nov 1, 1907. 10:2669. 4,000

Bodenstein, David and Ester his wife tenants by entirety to Sarah Saul. Vyse av, No 1135, w s, 140 n 167th st, 20x100. P M. Prior mort $8,000. Nov 1, 1 year, 6%. Nov 2, 1907. 10:2752. 1,000

*Beach, Clarence W to Willard P Beach. Lots 55, 56, 119, 120, 122, 181 to 201, 209 to 237 map 115 lots at Clasons point property Willard P Beach. Due Nov 1, 1908, 5%. Nov 1, 1907. 3,000

*Briesemeister, Arthur R W to Alfred Loweth. Lincoln st, e s, 225 s Columbus av, 25x100. 2 years, 6%. Nov 1, 1907. 600

Bergen, Wm C to Julia Hysler. 200th st or Southern Boulevard or Bedford Park Boulevard, n s, 100 w Valentine av, 25x117.6. 4 years, 5½%. Nov 1, 1907. 12:3306. 7,000

Baker, Kate to Nannie E Fowler. Trinity av, e s, 320.6 s 165th st, 16.8x100. P M. Prior mort $4,000. Nov 6, installs, 6%. Nov 7, 1907. 10:2639. 1,350

Buhleier, Matthew to Christoph Vette. Stebbins av, e s, 513.4 n 165th st, 25x170.10x25.4x166.8. P M. Prior mort $5,000. Nov 4, due, &c, as per bond. Nov 7, 1907. 10:2691. 4,000

*Bernholz, Teresa E to Percy S Dudley. Harrington av, n s, 225 e Mapes av, 100x100. P M. Nov 1, 3 years, 5%. Nov 7, 1907. 1,700

Callahan, Chas W to Ellen Mulhare. Forest av, No 765, w s, 200 n 156th st, 20x87.6. P M. 3 years, 6%. Nov 7, 1907. 10:2646. 2,500

Clark, Helen and Wm B and Grover C with Howard Haviland. 200th st, s e cor Jerome av, 98.3 x s e still along st 36.6 x s w 21.9 x n w 120.11 to e s Jerome av x n 28.6 to beginning, except part for Grand Boulevard and Concourse. Extension mort. Oct 31. Nov 4, 1907. 12:3320. nom

Concannon, Mary to Julia A Ford. Stebbins av, No 1021, w s, 39.4 s 165th st, 55.5x45.10x44.6x31.4. P M. July 15, 3 years, 5%. Nov 6, 1907. 10:2690. 2,500

Cook, John C to Julia A Morris. Washington av, e s, bet 169th st and 170th st and at s w cor lot 66 and being part lot 68 map Morrisania, 50x136x50x135. Nov 1, 1 year, 6%. Nov 4, 1907. 11:2910. 1,500

Cleland, Mary to Sabina A Mershon. 237th st, s s, 240 e Kepler av, 20x100. Prior mort $4,000. Aug 12, 1 year, 6%. Nov 4, 1907. 12:3376. 500

Callaghan, Cath to Yetta Stern. 135th st, No 535, n s, 125 w St Anns av, 25x100. P M. Nov 2, due, &c, as per bond. Nov 4, 1907. 9:2263. 2,000

*Devita, Matteo and Rosina and Raffaele Cossa to Andrea Belotti. 214th st, late Av A, s s, lot 35 map New Village Jerome, 25x100. Nov 2, 2 years, 6%. Nov 4, 1907. 400

*Devine, Wm R to Joseph Diamond. Ellison av, e s, 225 n Marrin st, 50x100, Seton Homestead. 2 P M morts, each $400. Nov 1, 3 years, 5½%. Nov 6, 1907. 800

*Dzikowska, Victoria to Adolph Handte and ano exrs Gottlob Handte. Barnes av, s e cor 222d st, 89.9x105, Wakefield. Due Jan 1, 1911, 5½%. Nov 1, 1907. 6,500

*Same to Adolph Handte. Same property. Prior mort $6,500. Due Jan 1, 1911, 6%. Nov 1, 1907. 1,000

Diehl, John to Louise Booss. Bathgate av, w s, 155 n 172d st, 25x90.7. Nov 1, due, &c, as per bond. Nov 2, 1907. 11:2920. 10,000

Duffy, John J to Mary T Donovan. Lorillard st, s e s, bet 3d av and 187th st, and being lot 121 map land at Fordham made by Andrew Findlay dated Mar 14, 1851, 50x100. ½ part. Nov 6, 1 year, 5%. Nov 7, 1907. 11:3054. 1,500

Downey, Margt A to Harry E Berger. Barry st, late Leggett av, s w cor Longwood av, late 145th st, 100x75, except part for Longwood av. P M. Nov 6, 1 year, 6%. Nov 7, 1907. 10:2736. 550

*Deile, Ernst with LONG ISLAND LOAN AND TRUST CO exr Chas W Lynde. Columbus av, n s, 75 w Taylor st, 25x100. Subordination mort. Nov 6. Nov 7, 1907. nom

*Earley, Martin J, Jr, to Martin J Earley. Bay av, — s, being plot adj land now or formerly Saml G Dayton and common high water mark, Eastchester Bay, runs e 115 x n 100 to av, x w 139 to said high water mark, x s e 101 to beginning. P M. 3 years, 6%. Nov 6, 1907. 5,000

Eckstein, Saml to Joseph Tesoro. Arthur av, w s, 94 n 184th st, 49x95.5x49x95.11. 3 years, 6%. Nov 1, 1907. 11:3065. 7,000

Fessler, Frank X to Thomas Connor. 178th st, No 1197, n e s, 136.11 e Daly av, 25x124.9x27.3x122. P M. Oct 31, 2 years, 6%. Nov 1, 1907. 11:3127. 2,300

Friend, Theo H to Tremont Building & Loan Assoc. 54 lots at Tremont, annexed to title in deed by U S Real Estate & Trust Co to Kountze. Nov 4, installs, 6%. Nov 6, 1907. 11:2854. 2,000

Fuchs, Dezso to Moser Arndtstein. Beekman av, No 344, e s, 260 n 141st st, 40x101.3x40.3x102.8. Nov 1, 3 years, 6%. Nov 2, 1907. 10:2552. 10,000

*Feins, David D and John T Norton to Josiah A Briggs. Jefferson av, n s, 50 e Bracken av, 75x100, Edenwald. P M. Oct 1, 3 years, 5%. Nov 1, 1907. 1,400

*Same to same. Jefferson av, n s, 125 e Bracken av, runs n 100 x e 50 to Bracken av, x s 100 x w 50 to beginning, Edenwald. Oct 1, 3 years, 5%. Nov 1, 1907. 900

Same to same. Jefferson av, n s, 125 w Monaghan av, runs n 100 x w 50 to Baychester av, x s 100 to Jefferson av, x e 50 to beginning. P M. Oct 1, 3 years, 5%. Nov 1, 1907. 900

Gifford, Cath M to Fordham Realty Co. Kingsbridge Terrace, w s, 297.1 n Kingsbridge road, runs w 71.3 x s 25.2 x e 67.5 to Kingsbridge Terrace x n 25 to beginning. Sept 4, 1 year, 5%. Nov 4, 1907. 12:3256. 500

Giliberti, Angela to Stephen McBride. Garden st, n s, 365.2 w Southern Boulevard, runs — 227.2 to s s Old Kingsbridge road, x w 50 x s 227.7 to st, x e 50 to beginning, with all title to land in bed of said Old road to s s 184th st. P M. Prior mort $5,000. Oct 30, 2 years, 6%. Nov 7, 1907. 11:3100. 2,000

Hellmuth, Geo to Robert Machlett. Chisholm st, No 1339, w s, 100 s Jennings st, 25x95x25.3x91.4. P M. Prior mort $5,000. Oct 31, due, &c, as per bond. Nov 1, 1907. 11:2971. 2,500

Hodes, Nicolas to Henry Weil. Jerome av, e s, 408.5 n 165th st, 90x113. Prior mort $5,000. Nov 1, due Jan 1, 1909, —%. Nov 2, 1907. 9:2503. 2,000

*Hoffman, Adam to A Hupfels Sons. White Plains av, No 38, Williamsbridge. Saloon lease. Oct 19, demand, 6%. Nov 1, 1907. 2,250

Harrje, Henry to Meta Haack. Washington av, No 1167, w s, 100 n 167th st, 22.6x127, except part for av. P M. Prior mort $5,000. Oct 31, due, &c, as per bond. Nov 1, 1907. 9:2389. 3,500

Hilbenstab, Emily D to Abraham H Feuchtwanger. Westchester av, No 976, s e cor 156th st, runs s 44.5 x e 65.8 x n e 6.10 to Tinton av, No 735, late Beach av, x n 71.6 to 156th st, x w 13.10 to beginning. P M. Oct 30, due Nov 1, 1911, 5%. 10:2654. 36,000

Same to same. Same property. P M. Prior mort $36,000. Oct 30, 2 years, 6%. Nov 1, 1907. 10:2654. 3,000

*Hogan, Ellen M to Egbert Winkler, Sr. 3d av, w s, 333.4 s 216th st, late 2d st, 33.4x100. Nov 1, 3 years, 6%. Nov 2, 1907. 2,800

Haffey, Michael to Adelia E Kenny. Summit av, w s, 111.6 s 166th st, 25.11x78.4. Nov 1, due, &c, as per bond. Nov 4, 1907. 1,000

Isele, Amelia to Emilie Isele. Weeks av, w s, 36 n 173d st, runs w 95 x s 30 x e 95 x n along w s of av 20 to beginning. Oct 21, 1 year, 5%. Nov 4, 1907. 11:2793. 1,650

Irving, James A to Eliz Wright. Valentine av, No 2058, e s, 163.6 s 180th st, 25.9x100. Nov 1, due Jan 1, 1911, 6%. Nov 2, 1907. 11:3142 and 3144. 4,500

Same to Smith Williamson. Same property. Prior mort $4,500. Nov 1, due Feb 1, 1908, 6%. Nov 2, 1907. 11:3142 and 3144. 350

*Johnson, Hilda T to EASTCHESTER SAVINGS BANK. Randall st, n s, 50 e Amundson av, 50x100. Oct 31, 3 years, 6%. Nov 1, 1907. 3,500

Jacobs, Adela with Mary Haber et al. 135th st, n s, 208.4 e Brook av, 27x100. Extension mort. Aug 1. Nov 1, 1907. 9:2263. nom

Jacob, August to Louis Noll. Morris av, e s, 200 s 179th st, 2 lots, each 20x100. Two morts, each $7,500. 3 years, 5%. Nov 1, 1907. 11:2807. 15,000

Jennings, Edward, of Brooklyn, N Y, to Geo E Cullom. Park av, w s, 101.4 n 179th st, 100x126. 3 years, 5½%. Nov 1, 1907. 11:3029. 2,000

Kaiser, John F Jr to Sarah L Conklin. 237th st, late 1st av, n s, 275 w Martha av, 25x100. Prior mort $1,750. Nov 2, 2 years, 6%. Nov 4, 1907. 12:3386. 600

*Keating, Wm H to Eliz M Smith. 232d st, late 18th av, n s, 183 w White Plains av, 18x114, Wakefield. P M. Oct 31, 5 years, 5%. Nov 4, 1907. 2,000

*Keating, Wm H to Albert W Seaman. 232d st, late 18th av, n s, 165 w White Plains road, 18x114, Wakefield. P M. Oct 31, 5 years, 5%. Nov 4, 1907. 2,000

Kind, Jennie to Alfred W De Lybove. 134th st, No 410, s s, 115 e Willis av, 16.8x100. P M. Oct 7, 2 years, 6%. Nov 6, 1907. 9:2278. 2,500

Kaplan, Israel to Saml Harris. 146th st, No 417, n s, 225 e Willis av, 25x100. Prior mort $6,500. Nov 4, due, &c, as per bond. Nov 6, 1907. 9:2291. 500

*Kalnin, Chas F to Emma Blass. 2d av, w s, 600 n 216th st, late 2d st, 25x100.4. P M. Prior mort $5,500. Nov 2, due, &c, as per bond. Nov 6, 1907. 1,000

*Kalnin, Chas F to Victor Gerhards. 2d av, w s, 600 n 216th st, late 2d st, 25x100.4. P M. Prior mort $4,200. Nov 2, due, &c, as per bond. Nov 6, 1907. 1,300

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Kapprell, Josephine with Cecile R Swartz. Honeywell av, No 2011. Extension mort. July 2. Nov 1, 1907. 11:3123. nom

Kelly, Francis C to Berkshire Industrial Farm. Tremont av, No 604. Extension mort. Oct 29. Nov 2, 1907. 11:2803. nom

Kelly, Martin to Patrick Kane. Hoe av, w s, 225 s Jennings st, 25x100. Oct 1, 3 years, 5%. Nov 1, 1907. 11:2980. 2,000

La Barre, Jeannette M to Charles and Ottilie S Kolbe. Washington av, No 2046, e s, 135.7 n Quarry road, former line, runs e 76.7 to n w s said Quarry road, x s w 23.8 x — 62.3 to av, x n 18.10 to beginning, with all title to said road. 3 years, 6%. Nov 7, 1907. 11:3046. 3,000

*Luke, Joseph C to LONG ISLAND LOAN & TRUST CO exr Chas W Lynde. Louise st, e s, 100 n Columbus av, 25x100. Nov 6, 3 years, 5%. Nov 7, 1907. 3,800

*Lauterwasser, Emil H to Herman C Kudlich. Zulette av, s s, 125 e Mapes av, 25x100, Westchester. P M. Oct 1, 3 years, 6%. Nov 7, 1907. 3,275

*Same to same. Zulette av, s s, 325 e Mapes av, 25x100, Westchester. P M. Oct 1, 3 years, 6%. Nov 7, 1907. 3,275

*Lowenthal, Joseph C to Adelaide Burlando. 214th st, s s, 200 w Tilden av, 25x100, Laconia Park. Sept 23, due, &c, as per bond. Nov 6, 1907. 100

Meyer, Gusta to Charles Hammel et al trustees Christian Hammel. Simpson st, No 1178, e s, 322.11 n Home st, 25x100. Oct 31, due Nov 1, 1912, —%. Nov 1, 1907. 11:2975. 5,000

McKeon, Margt to Francis J Cox. 155th st, s s, 175 w Courtlandt av, 25x99.3. Oct 30, 3 years, 5½%. Nov 2, 1907. 9:2414. 11,000

Same and Delia Mitchell with same. Same property. Subordination mort. Oct 30. Nov 2, 1907. 9:2414. nom

Miller, Frank to Christiana Honig. 157th st, No 307, n s, 325.5 w Courtlandt av, 27x101.6. P M. Prior mort $9,250. Oct 31, 3 years, 6%. Nov 1, 1907. 9:2417. 3,250

Martin Construction Co to David Werdenschlag. Prospect av, s w cor 151st st, 37.6x100. Oct 30, 3 years, 5%. Nov 1, 1907. 10:2674. 45,000

Same to same. Same property. Certificate as to above mort. Oct 30. Nov 1, 1907. 10:2674. —

*Mendelson, Harris to John J Devins and ano. Rosedale av, w s, — n Tremont av and being lot 475 block P amended map Mapes estate, 25x80x—x—. P M. Prior mort $1,500. 3 years, 6%. Nov 1, 1907. 1,850

Meuse, John H to Hudson Mortgage Co. Buchanan pl, n w cor Jerome av, 100x100. Prior mort $7,000. Oct 19, 1 year, 6%. Nov 4, 1907. 11:3196. 8,000

Same to same. Jerome av, s w cor 183d st, 100x100. Prior mort $12,000. Oct 19, 1 year, 6%. Nov 4, 1907. 11:3196. 8,000

Moody, Geo F to Helen S Ogilvie. 3d av, Nos 2817 to 2821, n w cor 148th st, Nos 381 and 383, 63x92.11x51.9x56.11. Nov 4, 1907, 3 years, 5%. 9:2327. 25,000

*McEachern, Frank to Joseph Diamond. Balcom av, e s, 200 s Latting st, 75x100. P M. Nov 4, 3 years, 5½%. Nov 6, 1907. 1,200

Meaney, Joseph J to Guiseppina Santangelo and ano. Lorillard pl, n e cor 187th st, 90.2x98x90x98; Hoffman st, n w cor 187th st, 100x96.11x100x98.11. P M. Nov 1, due May 24, 1909, 6%. Nov 2, 1907. 11:3056. 3,000

Machlett, Robert H to Lizzie Finkeldey. 188th st, n s, 633.7 e Tee Taw av, 25.2x102.3x25x99.5. P M. Oct 31, due, &c, as per bond. Nov 7, 1907. 11:3219. 5,000

McCormick, Margaret to Caroline Bossong. Summit av, e s, 25 n Kemp pl, 25x100. Nov 7, 1907, 3 years, 5%. 9:2525. 1,500

*Mitchell, Joseph V to Joseph Diamond. Balcolm av, w s, 50 s Latting st, 25x100, Seton Homestead. P M. Nov 4, 3 years, 5½%. Nov 6, 1907. 387.50

*Same to same. Balcolm av, w s, 250 s Latting st, 25x100. P M. Nov 4, 3 years, 5½%. Nov 6, 1907. 387.50

Neill, Margt to Geo B Raymond. Chisholm st, No 1343, w s, abt 55 s Jennings st, 25x76.6. P M. Oct 26, 3 years, 5½%. Nov 6, 1907. 11:2971. 5,800

Nugent, Charles H admr Henry R Nugent with Ludwig and Martin Sauer. Wales av, w s, 312.7 s Westchester av, 25x72.4x28.11 x86.11; Wales av, w s, 337.7 s Westchester av, 25x57.10x28.11x 72.4. Extension two morts. Oct 31. Nov 4, 1907. 10:2644. nom

Nickels, Wm to Walter B Hellen. 153d st, s s, 700 e Courtlandt av, 25x100. Due, &c, as per bond. Nov 1, 1907. 9:2374. 3,000

New York Mortgage and Security Co with Bathgate Realty and Construction Co. Bathgate av, n w cor 179th st, runs w 175.9 to e s Quarry road, x n e 60.7 x e 170.9 to av, x s 60.5. Extension mort. Oct 16. Nov 1, 1907. 11:3046. nom

Oppenheim, Wm to Meyer Vesell and ano. Willis av, s e cor 145th st, 50x74; 145th st, s s, 74 e Willis av, 25x50. Prior mort $62,000. Oct 31, demand, 6%. Nov 2, 1907. 9:2289. 10,000

O'Connor, Nora to Margt P Halsey. Reservoir Oval W, w s, 246.2 s 210th st. P M. Oct 26, 1 year, 5%. Nov 1, 1907. 12:3343. 1,000

Pepino, Henry G and Humbert Marangelo to Lavelle Construction Co. Bryant av, e s, 205 s 173d st, 20x100. P M. Prior mort $8,500. Nov 4, 4 years, 6%. Nov 6, 1907. 11:3001. 2,300

*Palinkas, Andrew to Frank De Martino. Columbus av, s s, 50 e Taylor st, 25x100. Oct 31, 5 years, 5%. Nov 1, 1907. 3,000

Pirk, Amalia to Edw P Orrell. Creston av, n e cor 197th st, 40.1x 95. Due Jan 7, 1908, 5%. Nov 7, 1907. 12:3315. 5,000

Roberts, Joseph to Geo Hoffman. 170th st, n w cor Bristow st, 15.10x9.3x48.4x55.3. Oct 31, due Jan 1, 1908, 6%. Nov 2, 1907. 11:2963. 470

Realty Operating Co with Anna L Bachman. Jennings st, No 1113, n s, 106.3 w Wilkins av, 37.6x100. Subordination agreement. Oct 29. Nov 6, 1907. 11:2965. nom

Reale, Anthony to Thomas F Sullivan. Belmont av, No 2424, e s, 657.6 s Pelham av, runs e 100 x n 17.1 x w 100 x s 17.1. P M. Prior mort $——. Nov 4, 3 years, 5½%. Nov 6, 1907. 11:3075. 1,550

Reedt, Emma S to Mathilda A Stier. 135th st, No 445, n s, 450 e Willis av, 25x100. 5 years, 5%. Nov 1, 1907. 9:2280. 2,250

Rothermel, Albert to Edward M Burghard. Whitlock av, s w cor Tiffany st, 150x100; Whitlock av, w s, 175 s Tiffany st, 425x 100. Oct 31, demand, 6%. Nov 1, 1907. 10:2732. 84,516.27

Sauer, Ludwig and Martin to Anthony Rieger. Wales av, No 671, w s, 337.7 s Westchester av, 25x57.10x28.11x72.4. P M. Prior mort $7,500. Oct 30, due, &c, as per bond. Nov 4, 1907. 10:2644. 3,500

Same to same. Wales av, No 673, w s, 312.7 s Westchester av, 25x72.4x28.11x86.11. P M. Prior mort $8,500. Oct 30, due, &c, as per bond. Nov 4, 1907. 10:2644. 3,500

Staats, Henry to Fredk W Devoe. Davidson av, w s, 150 s w 192d st, 50x100. P M. Nov 2, due, &c, as per bond. Nov 4, 1907. 11:3204. 2,000

*Sinclair, Daniel to John Robertson and ano. 233d st, late 19th av, n s, 330 w White Plains av, 50x114, Wakefield. Prior mort $2,000. Nov 4, 1907, due, &c, as per bond. 1,000

*Silberman, Solomon to LONG ISLAND LOAN AND TRUST CO exr Chas W Lynde. Columbus av, n s, 75 w Taylor st, 25x100. Nov 6, 5 years, 5½%. Nov 7, 1907. 3,500

Sullivan, Thomas F with John Bussing, Jr. Belmont av, e s, 640.5 s Pelham av, 17.1x100. Extension mort. Sept 4. Nov 6, 1907. 11:3075. nom

Schlesinger, Adolph to Jonas Weil and ano. 165th st, Nos 1037 and 1039, n e cor Stebbins av, No 1020, 50x113.4. Given as collateral security for mort of $14,000 on No 335 E 22d st, and mort of $12,000 on 334 and 336 E 101st st. Oct 31, 8 years, 6%. Nov 1, 1907. 10:2691. 38,000

Schwarzler, Joseph A, Jr, to Annie Ries. Park av, No 3750, e s, 352.6 s 171st st, 37.6x150. Prior mort $26,000. 5 years, 6%. Nov 1, 1907. 11:2902. 5,000

*Steinmetz, John A to Mary A Quinn and ano. 177th st, n s, 225 e Bronx Park av, 25x100. Oct 30, 4 years, 5%. Nov 1, 1907. 5,000

Schwarzler, Joseph A, Jr, to Albert J Schwarzler. Park av, e s, 315 s 171st st, 37.6x150.7. Prior mort $26,000. Nov 1, 3 years, 6%. Nov 6, 1907. 11:2902. 7,500

Stevenson, Joseph to Arthur D Williams. Verio av, e s, 734.4 s McLean av, 85.4x153x14.8x168.6, s s. Oct 29, 1 year, 5%. Nov 2, 1907. 12:3369, 3373 and 3398. 2,500

Thornton Brothers Co to Wm W Johnson et al will Alvin J Johnson for benefit Minnie A Worth. College av, e s, 111.8 n 169th st, 16x100. Oct 31, 3 years, 5½%. Nov 1, 1907. 11:2783 and 2785. 3,000

Same to same. Same property. Certificate as to above mort. Oct 31. Nov 1, 1907. 11:2783 and 2785. —

*Tozzini, Allemanno and Attilio and Silvestro to Pauline Hecht. Green lane, s s, 654.9 e Castle Hill av, 25x103. Building loan. Oct 31, 3 years, 6%. Nov 1, 1907. 5,000

Thornton Brothers Co to Bronx Investment Co. College av, w s, 107.1 n 169th st, 16.8x92.6. 3 years, 5%. Nov 7, 1907. 11:2785. 3,000

Same to same. Same property. Certificate as to above mort. Nov 7, 1907. 11:2785. —

Thornton Brothers Co to Bronx Investment Co. College av, w s, 90 n 169th st, 17.1x92.6. 3 years, 5%. Nov 7, 1907. 11:2785. 3,000

Same to same. Same property. Certificate as to above mort. Nov 7, 1907. 11:2785. —

Tierney, Emma or Emma F to Mary A Mooney. Willis av, s w cor 141st st, 16.8x81. Nov 6, due Jan 1, 1911, 6%. Nov 7, 1907. 9:2303. 5,000

Tuchman, Herman to Marcus Nathan. Nathalie av, w s, bet 230th st and Boston av and 289.9 n from n s lands now or formerly of Tecca N Reed, 125.3x116x125x118.1. P M. Nov 1, 2 years, 6%. Nov 7, 1907. 12:3256. 1,850

Union Avenue Realty and Construction Co with Ralph W Davis. Tinton av, No 152, late Beach av, e s, 105.5 n 152d (Kelly) st, 40.9x112.1x40x104.2. Agreement amending mort dated June 23, 1905. July 3, 1905. Nov 6, 1907. 10:2665. nom

Wiggers, Eleonore L widow Martha L W Collard of West Hoboken, N J, Jennie H Reid and Eleanore L W Edwards, of Glen Ridge, N J; Albert Wiggers of Jersey City, N J, and Wilbur A Reid; Albert Wiggers, Chas W Eggers and Chas E Collard exrs Albert Wiggers to Fannie V Higham. Webster av, proposed, w s, 450 n Southern Boulevard, runs w 120.11 x n 17.5 x n 32.6 x e 112.11 to av, x s 50 to beginning. Nov 6, 1 year, 6%. Nov 7, 1907. 12:3280. 5,000

Weiss, Chas G to Moritz Arnstein. 151st st, No 338, s s, 100 w Courtlandt av, 25x118.5. P M. Nov 1, due Apr 1, 1908, —%. Nov 2, 1907. 9:2410. 500

Wenigmann, Ernest and Theo to Margt J Becker. Webster av, w s, 220.2 s 181st st, runs w 184.11 to e s 181st st, x s 254.9 x e 243.11 to av, x — 250.2 to beginning. 3 years, 5%. Nov 1, 1907. 11:3143. 6,000

Same to same. 181st st, w s, 285.3 from angle in said 181st st, and at n s lot 32, runs w 124.5 to e s Tiebout av, x s 255 x — 25 to w s 181st st, x — 254.9 to beginning, being part of lot 32 map land in partition of heirs Rebekah Bassford. 3 years, 5%. Nov 1, 1907. 11:3143. 4,000

Withers, Ellis L to Fredk McCarthy and ano. Faile st, No 889, w s, 175 n Seneca av, 25x100. P M. Prior mort $4,500. 5 years, 6%. Nov 6, 1907. 10:2761. 3,250

Warch, John A to Charles P Hallock. Honeywell av, s e cor 178th st, 100x60.1. Nov 4, 1907, due Jan 4, 1908, 6%. 11:3121. 600

Wormser, Jennie wife of and Saml to Martha Lau. Brook av, No 1221, s w cor 168th st, 71x30. Nov 2, 3 years, 5½%. Nov 4, 1907. 9:2394. 14,000

Williams, Samuel, Isaac Haft and Adolph Scheibel to Augustus F Holly. Brook av, Nos 898 to 902, s e cor 162d st, runs e 142.3 x s 103.8 x w 82.2 to av x n 126.11 to beginning. Building loan. Oct 31, 1 year, 6%. Nov 4, 1907. 9:2366. 55,000

Wormser, Jennie to Sophie Wollreich. Brook av, w s, 71 s 168th st, runs w 30 x n 71 to n s 168th st x e 30 to av x s 71 to beginning. Prior mort $18,000. Nov 1, due, &c, as per bond. Nov 4, 1907. 9:2394. 3,000

## JUDGMENTS IN FORECLOSURE SUITS.

Oct. 31.

Carmine st, Nos 60 to 64½. Isaac Schmeidler agt Harry A Thuor et al; Wm M Golden, Jr, att'y; Arthur M Levy, ref. (Amt due, $16,322.55.)

Nov. 1.

Amsterdam av, e s, 45 n 185th st, 175x100. Rose Ash agt Louis Meryash et al; Alexander & Ash, att'ys; Maurice Goodman, ref. (Amt due, $10,862.50.)

Same property. Mark Ash agt same; same att'ys; same ref. (Amt due, $10,862.50.

Nov. 2.

163d st, n s, 175 e Amsterdam av, 50x112.6. Joseph A Goldfield agt Samuel Schenkein et al; Jaffer & Edelhertz, att'ys; Joseph P Morrissey, ref. (Amt due, $5,280.35.)

126th st, n s, 237.6 w 7th av, 12.6x99.11. John Spohr agt Mary L Pasco et al; Brewster & Farries, att'ys; Maurice Goodman, ref. (Amt due, $6,163.33.)

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Nov. 6.

3d av, n e cor 58th st, 50.2x105. Pincus Lowenfeld agt Barnett Hamburger et al; Arnstein & Levy, att'ys; Ralph D Paoli, ref. (Amt due, $43,605 37.)

3d av, e s, 139.10 n 174th st, 150x100. William Rosenzweig Realty Operating Co agt Robert M Silverman et al; Herbert H Maass, att'y; Rudolph A Seligman, ref. (Amt due, $7,413.)

3d av, e s, 87.4 n Julia st, 40x100. Aetna Mortgage Co agt Julius Eisman et al; Stephen B Rosenthal, att'y; Sylvester Malone, ref. (Amt due, $8,512.05.)

Mitchell pl, n s, 162 e 1st av, 18x80.10. Solomon Weill agt Henry Lewis et al; Moss & Feiner, att'ys; Clifford G Ludvigh, ref. (Amt due, $2,777.85.)

## LIS PENDENS.

305 TENEMENT HOUSE LIS PENDENS.

Nov. 2.

23d st, Nos 244 and 246 West. Minnie Traendley agt Joseph E Higgons; specific performance; att'y, J J Buckley.

64th st, s s, 20 e 4th av, 20x80, and Hester st, No 17, and Suffolk st, Nos 7 and 9. Amelia J Rachmil agt Augusta Jacobs et al; partition; att'ys, Davis & Kaufman.

146th st, No 419 West. Aaron C Horn agt New York Leasing Co; action to declare vendee's lien; att'y, E D Newman.

St Nicholas av, No 728. Estate of Simon Guiterman agt Chas A Coutant et al; notice of levy; att'y, D J Gladstone.

Nov. 4.

East Houston st, Nos 478 to 486. Goerck st, Nos 147 to 151. Moses Kass agt Louis Sorkin et al; action to foreclose mechanic's lien; att'y, M N Schleider.

William st, n e cor Centre st, 105x44, Bronx. Longin P Fries agt Anna A Horton; action to foreclose mechanic's lien; att'y, R H Arnold.

1st av, e s, 25 n 61st st, 25x95. Julius Braunstein agt Isaac Shapiro et al; action to foreclose mechanic's lien; att'y, L C Levy.

Nov. 6.

3d av, s w cor of 138th st, 43.1x57.3. Forrest av, w s, 405.11 s 165th st, 50x100. Frank A Carr et al agt Austin Carr et al; partition; att'y, J H Hildreth.

Anthony av, e s, 102.4 n 173d st, 50x61.10x irreg.

Clay av, n w s, 864.10 n e of 169th st, 50x100. Marcus Rosenthal agt Isaac Brown; specific performance; att'y, I L Broadwin.

7th av, s w cor of 19th st, 23x44. Jane Reilly agt Margaret Crosby et al; partition; att'ys, H A & C E Heydt.

Broadway, No 1626. Timothy B O'Rourke agt Cyrus Clark et al; action to foreclose mechanics lien; attorney, C J Early.

1st av, s s, lot 113, map of village of Jerome, Bronx. Rocco Arre agt Antonio Ruggiero et al; action to declare lien; att'y, M Goldwater.

Nov. 7.

Vyse av, w s, 350 s Charlotte pl, 25x100. Arthur H Sanders agt Sophie V Reynolds; specific performance; att'ys, Parker & Ernst.

47th st, Nos 114 and 116 West. Jacob Dietz et al agt Catherine Taylor; action to foreclose mechanics lien; att'y, H H Ritterbusch.

Nov. 8.

Corlears st, s e cor Water st, 200x232x irreg to East River. The Barnett & Record Co agt Hecker-Jones-Jewell Milling Co et al; action to foreclose mechanics lien; att'ys, Sheland, Shoemaker & Hedges.

82d st, s s, 70 e 3d av, 133x100. Stanley Hod Elevator Co agt Abram Hillman et al; action to enforce mechanics lien; att'ys, Eustis & Foster.

## FORECLOSURE SUITS.

Nov. 2.

Vyse av, n w cor 179th st, 120.9x306.5x irreg. Three actions. Baptist Ministers Home Society of N Y agt Charles Welch et al; att'y, C C Ferris.

92d st, n s, 94 e 1st av, 40x100.8, and 92d st, n s, 179 e 1st av, 40x100.8. The State Bank agt Harris Kahn et al; att'ys, J J & A Lyons.

131st st, s s, 90 e Old Broadway, 85.3x66.1x irreg. Thomas Keenan agt J Goldman Realty & Construction Co; att'y, W A Schumacher.

8th av, Nos 2902 and 2904. Mary Cohen agt James L Rich et al; att'ys, Feltenstein & Rosenstein.

Nov. 4.

Tremont av, s s, 31.7 w Morris av, 50.2x104.11x irreg. Nellie Morse agt Gus C Odell et al; att'ys, Quackenbush & Adams.

43d st, Nos 311 to 319 West. Eureka Fire Hose Co agt Arthur H Scribner; att'y, D S O'Brien.

Forest av, e s, 51.2 s 161st st, 25x100. Patrick T Brown agt Margaret A Barker et al; att'ys, Thornton & Earle.

Prospect av, s e cor Beck st, 144.6x96x irreg to Fox st. North American Mortgage Co agt Alfred E Hanson et al; att'y, C L Westcott.

Nov. 6.

136th st, s s, 447.6 e Lenox av, 37.6x99.11. Samuel Grossman et al agt Afro-American Realty Co et al; att'ys, Eisman, Levy, Corn & Lewine.

136th st, s s, 485 e Lenox av, 37.6x99.11. Same agt Breslauer Realty Co et al; att'ys, Eisman, Levy, Corn & Lewine.

136th st, s s, 522.6 e Lenox av, 37.6x99.11. Same agt John H Bodine et al; att'ys, Eisman, Levy, Corn & Lewine.

Walton av, w s, 176.7 n Burnside av, 75.8x100.11. Simon E Osserman agt Moses Miller et al; att'y, A H Atterbury.

30th st, n s, 175 e 7th av, 50x98.9. J Fred Pierson agt Cohn, Bayer, Myers & Aronson Co et al; att'y, L R Palmer.

18th st, n s, 340 w Av A, 25x92. Henriette Lippmann agt Martin Garone et al; att'y, S H Schwarz.

Nov. 7.

Walton av, w s, 176.7 n Burnside av, 75.8x100.11. Simon E Osserman agt Moses Miller et al; att'y, A H Atterbury.

8th av, e s, 62.11 n 54th st, 23.8x80. George Ehret agt Amelia Stavrahn et al; att'y, E M Burghard.

236th st, s s, between Oneida and Napier avs, lots 765, 774 to 779. E S Prince Co agt Geo W Lockwood et al; att'y, P M Crandell.

Nov. 8.

Lexington av, s w cor 123d st, 100.11x64.10; two actions. Reuben Sadowsky agt Abraham M Bachrach et al; att'y, P Hellinger.

Madison av, s w cor 96th st, 100.11x145. Max S Boehm et al agt Cades Realty Co et al; att'ys, Simpson, Werner & Cardozo.

Amsterdam av, n w cor 170th st, 100x100. Realty Mortgage Co agt Aaron S Shapiro et al; att'y, C C Smith.

19th st, n s, 216.8 e 4th av, 16.8x70. John A Stewart et al agt Walton L Oakley et al; att'ys, Philbin, Beekman & Menken.

120th st, Nos 96 and 98 East, Park av, No 1711. Gertrude Reissman agt Annie V Harnet et al; att'y, A A Silberberg.

## JUDGMENTS.

Nov.

2 Andrews, Benjamin F—Thomas C Edmonds & Co ..... $382.40
4 Adams, James,* Michael and Peter—Joseph Seaman et al ..... 156.00
4 Abia, Giuseppi—Arthur Bollermann..... ..... costs, 145.60
6 Agatston, Emil—Max Bakst and ano..247.00
6 Allen, Chas F—Highland Park State Bank. .....1,914.23
6 Allen, Oliver H—H L Judd Co.....953.77
6 Applegate, Chas A—International Magazine Co..... .....29.29
7 Acritelli, Angelo—Italian-Am Trust Co.167.70
7 Abrahams, William—Sophia Levine....539.15
8 Allen, Oliver H—Chas A Hauck.....227.68
8 the same—American Hard Rubber Co. .....185.51
8 Abramson, Louis—Mayer Fink et al..264.17
2 Briggs, Marsenus H—N Y Telephone Co. ..... 171.07
2 Bormay, Wm J——the same ..... 91.40
2 Bary, Rosie—Jacob Levin ..... costs, 60.28
2 Bendig, John—J Ernest Gignoux .... 146.91
4 Barasch, Abraham M—Edmund Kohn et al. ..... 271.97
6 Bornemann, Fredk*—Paul Baumgarten and ano..... .....119.18
6 Bertrom, Arthur——the same .....119.18
6 Breger, Benj—Eagle Embroidery Work.98.94
6 Bedell, John H & Susie M—Jas Plunkett. .....3,059.34
6 Becker, Edna—National Enameling & Stamping Co..... .....49.33
6 Bulger, William—J Plunket et al.....17.73
7 Bossie, Chas S—J E Linde Paper Co...60.66
7 Brunton, Robert F & Jack—Simon Busch. .....131.27
7 Bolam, Geo F—Emilie Steinhart.....49.86
7 Brandenburg, Daniel—Samuel Gross et al. .....costs, 68.23
7 Betts, Lydia A—Robert C Roth.....32.65
7 Berman, Nathan—Lena Rosenberg et al. .....costs, 16.91
7 Biggar, Walter C—Wm B Vause.....32.28
7 Bagge, Ernest—Richard Furlong.....193.91
8 Beck, Harry E—Anthony J Volk.....158.87
8 Baer, Joseph—Moris Polansky.....821.78
8 Brown, Carolyn R—Alfred G Evans et al. .....190.34
8 Bellows, Chas H—Seneca D Brown et al. .....688.55
8 Babor, Anna—Barber Asphalt Paving Co. .....costs, 108.18
8 Breger, Barnet—Louis Bralower et al..64.22
2 Cohn, Robert by guardian—Brooklyn Ferry Co of N Y ..... 114.25
2 Charap, Fishel—Jacob Lewin .. costs, 60.28
4 Cohen, Morris—Harry Epstein ..... 152.85
4 Carey, Robert—Sheffield Farms-Slawson-Decker Co ..... 105.72
4 Coughlan, Daniel W—Louis Silverman... ..... 179.31
4 Casper, Max—Harry Zirn ..... 119.40
4 Cohen, Isaac——the same ..... 119.40
4 Canter, Alexander D—Josiah Canter..190.17
4 Campbell, Joseph N—Benjamin Meyer..25.61
4 Campiglia, Pasquale—Pasquale Gannuzzi. ..... 254.41
4 Cargill, Peter H admr—Union Ry Co of N Y City ..... costs, 907.88
4 Coleman, Arthur—Robinson Clay Product Co ..... 142.80
4 Clark, James F—Frank Richter et al..215.09
6 Coleman, Richard—J Bierhoff .....108.18
6 Carson, John H—Mercantile Nat Bank.... .....12,853.84
6 Cosgrove, James B—Jos Beck et al....745.89
6 Cohn, Joseph M—Michael Cohen & Co..122.81
6 Chambers, Frank L—State Board of Pharmacy ..... .....29.67
7 Cunningham, Henry E—Leslie E Thompson .....39.41
7 Culver, Charles—Nathan Loewus .....32.72
7 Cohen, Isidore & Annie—Ntl Carpet Cleaning Co..... .....costs, 149.50
7 Carpenter, James N, Jr—Henry G Gabay. .....117.46
7 Campbell, Maurice—Ntl Alumni .....135.27
7 Cronin, Michael J or A—Sigmund Josephson ..... .....300.00
7 Curie, Charles—Robert Auerbach...8,170.24
7 Caccavajo, Joseph—Chelsea Exchange Bank .....1,047.01
7 Calum, Henry—Lawyers Advertising Co. .....112.51
7 Carter, Wm P—Joseph N Carpenter et al .....735.52
8 Cash, James D—Pettit & Reed, Inc.....85.49
8 Collins, Peter A—Van Nest Wood Working Co .....280.93
8 Coughlan, John—George Reubel .....534.41
8 Cohen, Fanny—James Talcott .....189.36
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8 Chappelle, Manuel S—Hudson Trust Co. .....255.67
8 Corey, Lester D—Mallard Distilling Co. .....207.94
8 Cohen, Hyman—Title Guarantee & Trust Co..... .....380.81
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8 Collins, John E—Triumph Electric Co..516.96
2 Daly, Martin—N Y Telephone Co ..... 42.90
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2 Doino, Paul—Wm T Hookey ..... 230.63
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4 Dane, Rachel—Anglo American Authors Assn ..... 42.22
6 De Fina, Rocco—Robt Biggart.....114.08
6 the same——J Cosel et al.....114.08
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6 Dietricht, Arthur*—Kate J Schmidt..339.80
6 Duffy, Agnes M*—Lawyers Advertising Co. .....140.64
7 Diel, Daniel J—John P Lamerdin.....367.10
7 the same——Anna B Diel .....1,317.10
7 the same——Otto Metz .....748.10
7 Dierks, Helen—Louis Gilliams et al.257.50
7 Dixon, John F—Geo Seaman .....175.68
7 Dewey, Harry S——the same .....175.68
7 Daly, Thomas M—Lawyers Advertising Co .....112.51
7 Davidson, Samuel—Samuel Goldberg....59.65
8 Dooley, William—Union Ry Co of N Y City .....costs, 134.00
8 Dickson, Clarence H—E F Keating Co.483.13
8 Dorf, Samuel—Benjamin Landau.....114.13
8 Dixey, Henry E—Emily Hall .....100.65
8 Dressel, Albert J—Isaac C Bishop....131.43
8 Dwinnell, Geo W—International College of Languages ..... .....25.22
8 Deutsch, Louis—Ephron Quat .....44.20
8 Dern, William—James H Smith....1,021.32
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2 Enteen, Rosa——the same ..... 36.74
2 Entract, Saul—Walter Emmerich et al.. ..... 278.32
4 Ehrlich, Abraham—Herman Vossnack, Jr, et al ..... 94.55
4 Englander, Bethoven—Richard V Harnett Co ..... 1,458.37
7 Ennis, Meyer—Andrew Vella.....433.51
8 Emerman, Joseph S—Am Surety Co of N Y. .....34.41
8* Ebener, W Emma—Geo B Hartell....132.36
2 Flam, Salo—John C Tredwell ..... 654.41
2 Frank, Bernhard—N Y Telephone Co...45.74
2 Freud, Leo M——the same ..... 51.40
2 Farrell, Thomas M——the same ..... 32.25
2 Flaumenbaum, Max——the same .... 169.75
2 Frank, Herman——the same ..... 37.67
2 Flanzenbaum, David—Louis Loos et al.. ..... 89.93
2 Fleishman, Wm L—Scientific American Compiling Dept ..... 71.88
2 Fay, Joseph L—Arthur McConnell ....534.93
2 Finke, Frederick—Herbert E Walter et al. ..... 20.41
4 Friedman, Maurice B—N Y Telephone Co. ..... 63.85
4 Fleigelman, Victor—Continental Playing Card Co ..... 425.62
4 the same——the same ..... 218.72
4 the same——the same ..... 523.72
4 Feldman, Alada—Joseph P Fasley .... 80.31
4 Felch, Frank W—Perkins, Goodwin Co... ..... 1,319.16
4 Feinberg, Herman—Benjamin Shapiro..35.11
6 Forshaw, George—Khassie Goldman....331.91
6 Fischer, Louis—Elsley & Held Co.....61.91
6* Fassig, Maria H—Lawyers Advertising Co. .....140.64
7 Feigensohn, Daniel—James B Brooks.219.26
7 Freifeld, Abraham—Joseph Stern et al..182.25
7 Ford, John—Florence Coventry.....65.00
7 Fisher, Barbara—Thos P Lally .....200.77
7 Fechter, Harris—Julius Mazo ..costs, 25.05
7 Friederang, Max—Galvanotype Engraving Co..... .....133.91
8 Friedman, Robert—Ike Strawgate ....523.24
8 Feldman, Jacob M—Isaac Greenbaum..234.42
8 Fanning, Elizabeth—N Y City Ry Co..... .....costs, 67.88
2 Goldstein, Barnet—Louis Zubrinsky .... 86.92
2* Granot, Alexander—Louis Loos et al....89.93
2 Goodman, Edmund L—Kiva Rudler..1,422.50
2 Goldstein, Abraham—Morris Aronson..215.80
4 Guttman, Leopold—Asher Brodfeld .. 25.15
4 Ghee, John F—Fiss, Doerr & Carroll Horse Co ..... 331.22
4 Grossman, Julius—A Singer ..... 222.49
4* Gilmartin, Seraphina E—N Y Telephone Co ..... 87.51
4 Guggenheimer, Adelaide E——the same.62.12
4 Gangels, David—Thomas Van Loan et al. ..... 74.30
4* Gordin, Jacob—N Y Telephone Co....73.25
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8 Goldberg, Ralph H & Alfred—Isaac Deckinger .....45.37
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8*Greenberg, Maurice B—B Landau....114.13
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8 Gilbert, Henry K—Quincy L Cushing..133.47
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2 Headen, Wm H—Jacob P Muller et al..32.67
2 Herzfeld, Herman—H B Claflin Co .. 308.70
2 Herrenschmidt, Gus—Saunders P Jones et al ..... 99.50
2 Hatch, Horatio N—Grace P Lindsley..172.15
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4 Lewis, Ralph C—Covell & Crosby Motor Co ..... 5,358.14
4 Levin, Morris—Edmund Kohn et al..271.97
4 Lazell, Bessie—Marist Bros ..... 121.55
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8 Luongor, Raffael—Chas S Hlawatich...36.12
8*Levin, Saml—Philip Levitt.....352.91
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8 Lehman, Daniel—H J Newman et al..144.31
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8 Luders, Grace G—Edwin G Adams....231.26
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2 Murphy, Wm M—Barbara Goldsmith .. 47.31
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4 Mogulesko, Zignum—N Y Telephone Co.73.25
4*Moshkowitz, Morris—the same ..... 73.25
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4 Miller, Meyer—Bernard Gross et al....92.20
4 Matthews, Levi—Covell & Crosby Motor Co ..... 5,358.14
6 Miller, Wm M—Browne & Co ..... 125.32
6 Moore, James—N Y Tel Co ..... 63.97
6 Mayer, Max——the same ..... 21.33
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6 Myers, Jesse—Malcolm W Niver..costs, 212.78
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7 Mendham, Maurice B & Louis P—Philip Morris & Co, Ltd .....955.21
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8 Moser, Henry—Henry F Kaufman.....64.82
8 Marks, Maurice E—Harold M Tuska...218.31
8 Marks, Ike—Ignatz Kraus.....215.88
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8 Momand, Raglan—Elouard —— .....107.67
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4 the same——the same ..... 85.97
4 Perlman, Davis—Jacob Levine et al..215.95
6 Phipps, Jesse M—Butler Bros ..... 146.36
6 Press, Mose—N Y Tel Co ..... 171.35
6 Peck, Chas F—Cora M Hill ..... 171.81
6 Perlman, Abraham—B Sel & Co .... 86.72
6 Pell, Mary H—S Linn Vander Veer....253.06
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6 Penney, William F—Chas T Rowley..2,609.14
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7 Pollock, Edward——the same .....48.44
7 Popper, Frederick—Jacob H Semel et al. .....199.25
7 Portugaloff, Jacob—Paul Rieger & Co..30.97
7 Perlman, Robert—Joseph Bilowitz....191.07
7*Patterson, John T—Joseph M Carpenter et al ..... 735.52
8 Peppercorn, Louis—John K McAfee.....30.41
8*Person, Clarence—Caroline H Johnston.287.64
8 Perry, John—Henry Klaus et al.....77.17
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4 Reiss, Julius—Continental Playing Card Co ..... 523.72
4 the same——the same ..... 218.72
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4 Rosenberg, Joseph—Henry Meisel et al.97.60
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4 Rubin, Max—Jacob Levine et al .... 215.95
4 Ramage, Geo W—John A Penton..... ..... costs, 98 97
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6 Rothfeld, Isaac—The German Exchange Bank ..... 307.15
6 Rechert, Thomas A, pres't—American Lithographic Co ..... 740.72
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7 Robertson, Joseph L——the same ....49.69
7 Robb, James——the same .....51.63
7*Robinson, Edw P——the same .....30.91
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2 Scoboloff, Max—Anton Larsen ..... 248.31
2 Strauss, Auguste—John Lever ..... 231.71
2 Sicker, Otto—Anna Faber .....1,157.00
4 Smith, Herman W—Edwin H Sayre et al.. ..... 102.67
4 Smith, Elmer P—Thomas Morch .... 138.73
4 Selleck, Robert R—Brooklyn Heights R R Co ..... 83.00
4*Schachter, Samuel—N Y Telephone Co.70.17
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4 Strauss, Leon—Transit Realty Co....257.91
4 Sundock, Philip—Van Sicien Realty Co..94.41
4 Siegel, Fred—Henry Meisel et al.....97.60
4 Seibert, Andrew and Joseph—Am Radiator Co ..... 270.47
4 Starr, Reginald H E—Margaret Berry..170.65
4 Struemill, Mathilde—Anna C Kampner.. ..... 107.99
4 Sandberg, Frank—Dirk Bragman...2,134.27
4 Sabra, Amin E State Bank ..... 806.89
4 Salsberg, Fred—Meyer Sinsheimer.....405.68
4 Sire, Meyer L—Wm R Torrence .... 256.36
4 Silverman, Louis—Robert M Rodgers..151.61
4 Sanborn, Noel B -Fanny L Waters....158.34
6 Sommerville, Alfred A—David C Goodman and ano ..... 80.11
6 Schultz, Leo—Anna R Schultz ..... 138.54
6 Sakolski, Albert—Julius Steiner and ano.. ..... 9.91
6 Swartwout, Frank G—John Bell Co....567.18
6 Sloman, Morris L H Zins ..... 52.51
6 Stavracos, Peter—G T Lawrence & Gregory Co ..... 179.67
6 Scheyer, Philip—Ralph H Goldberg..1,034.00
6 Stern, Nathan and Carrie—The Peoples Bank of N Y ..... 786.41
6 Scheiber, Philip and Pauline—M Berkman et al ..... 312.15
6 Smith, Harris—Elsley & Held Co.....61.91
6 Stein, Meyer—Irving I Kremer ..... 73.75
7 Souhami, Harry S—Philip Morris & Co. ..... 955.21
7 Schmidt, Samuel—Mike Edelson ..... 24.56
7 Schachnow, Beno—Morris Lowenstein.277.06
7 Scheuer, Louis Sarah Hart .....4634.12
7 Stout, Wesley B—Wm L Sutphin...1,219.52
7 Secor, Geo F—Lawyers Advertising Co.112.51
7 Schletter, George Raphael Tuck & Sons Co..... 181.02
7 Schnell, Elsie—Harry Ellenzweig.....122.22
7 Smith, Beulah G admrx—Bert K Bloch..209.46
7 Smith, Delavan C—Perk Press ..... 65.22
7 Schmidt, Julius—N Lawrence Co.....292.93
7 Schein, Hyman—Chas L Weeks et al..152.29
7 Simon, Celia -Henry M Blaskoff ..... ..... costs, 67.88
7 Smith, Chas D—Geo S Youngling....381.67
8 Schall, Jacob & Dora—Philip Levitt..352.91
8 Sinelnik, Harris—Philip Nodelstein....261.15
8 Schickler, Samuel—Adams Realty Co....32.55
8 Schoonmaker, Carl—Lasher & Lathrop..51.66
8 Steubing, Chas H—Mutual Milk & Cream Co. ..... 32.47
8 the same——James T Smith.....95.01
8 Schacknow, Benno—Joseph Beck et al.230.57
8 Siegel, Max—American Radiator Co....91.02
8 Solomon, Moses—Samuel Miller..... 20.01
8 Sportaro, Emanuele—Domenico Briganti et al ..... 105.17
8 Schack, Leo—Paul Wetzel ..... 183.76
8 Scocozza, Francesco & Vieto—N Y Telephone Co ..... 22.52
8 Scocozza, Vincent & Vieto——the same.115.00
8 Stone, Miriam——the same..... 64.28
8 Schnier, Albert——the same..... 37.17
8 Slutzkin, Adolph——the same..... 100.22
8 Schattman, Jacob——the same..... 49.60
8 Spring, Geo W——the same..... 32.10
8 Simon, Max M——the same..... 51.12
2 Sears, Geo B——the same..... 32.39
8 Strasser, Eugene——the same..... 20.57
8 Stevens, Ruth——the same..... 37.30
8 Siegel, Walter J——the same..... 48.39
8 Schroeder, Olivek & Ludolf G—C D Bernheimer ..... 2,078.25
8 Silleck, Wm R & Frances H—M J Potter. ..... 269.29
8 Sands, Louise C—Raquin, Ltd.....184.06
8*Seigelschipper, Herman—Ignatz Kraus.215.88
8 Stender, William—N Y City Ry Co..... ..... costs, 72.88
8 Schachnow, Benno—Albert Rosendahl..51.07
8 Sands, Joshua—Frank C Herrick.....266.41
2 Tucker, Mary L—Henry L Nasemann..519.41
4 Traub, Nathan—Josiah Canter ..... 190.17
4 Temmler, Ferdinand W and Louisa—John T Milligan ..... 487.07
4 Tobias, David—Samuel Sobel et al.... 88.22
6 Teal, Margaret—Wm S Kinsey & Co..630.47
6 Trinkowsky, Harry—B Sel et al....125.01
6 Tilford, Geo E—J McCormick.....1,361.71
7 Tannenbaum, Lippman* & Louis—Edw Van Dann ..... 1,638.51
8 Tebbutt, Samuel—N Y Telephone Co..24.34
8 Uhren, Leon—N Y Telephone Co..... 33.74
4 Van Clief, Jacob—Am Exchange Cigar Co. ..... 324.17
8 Vatijen, John C—Hudson Automobile Co. ..... 187.16
8 Van Bergen, Henry—Caroline H Johnston.. ..... 287.64
2 Walton, E Errold—Geo G Measure....52.21
2‡Williams, Edw H—Bernard H Berger et al. ..... 94.66
2 Wright, Ella B and Louis J—John Krell.. ..... 336.22
2 Wood, Ira L Buena Vista Improvement Co ..... 2,413.82
2 Woodward, Hattie A -Bronx Borough Bank. ..... 221.05
4 Wallace, Patrick—Arthur C James..... ..... costs, 109.57
4 Weil, Gustave—Studebaker Bros Co of N Y ..... 112.15
4 Wray, Albert A—Rudolf F Thiems .. 330.21
4 Wilkinson, James I—Samuel Mandel..68.81
4 White, Samuel T—Fanny L Waters...158.34
6 Waterbury, C Livingston—Anglo American Crockery & Glassware Co ..... 221.49
6 Wilber, Henry and Henrietta J—Margaret Gillespie et al ..... 155.63
6*Wagner, Henry C—H Herrmann & Sons.. ..... 129.06
6 Wagner, Margaret——the same ..... 129.06
6 Winkel, Julia—Rosalia J Purowarska..112.15
6 Walton, E Errold—Kantor, Cooper & Co.80.41
6 Wallace, Dana—Jacob Wiehe, Jr, et al.63.22
6 Wagner, Herman—Abram E Bamberger.68.90
6 Wawrowsky, Kate—Realty Iron Works Co. ..... 1,296.66
7 Weinstein, Mayer J—John F Evans..1,442.50
7 Wheat, Louis A—J E Linde Paper Co..78.93
7 Wisomirski, Martin—Rudolph Fixel ..137.60
7 Warrington, Leslie G—The Aeolian Co.300.22
8 Wilensky, Harry—Rider Edicsson Engine Co. ..... 268.69
8 Wilensky, Harry—Rider Ericsson Engine
8 Weisenfeld, Charles—Abraham Miller..66.15
8 Warrington, Leslie G—Thomas E Thorn et al ..... 79.51
8 Wandersee, Otto H—Bert K Bloch....174.72
7 Young, Alexander C—Italian-Am Trust Co ..... 167.70
7 Young, Alexander C—Hotel Latham Co. ..... 240.72
6 Zins, Simon Levy Goldstein ..... 105.41
7 Zottarelts, Pasquale—N Y City RyCo.....
7 Zellner, Emanuel—Henry D Kruck....28.17
8 Ziering, Philip—Herman S Schluchtner et al ..... 91.01
8 Ziegfeld, Hugo V—Am Ice Co.....53.55

CORPORATIONS.

2 Clark & Co—N Y Telephone Co ..... 81.78
2 Meade Roofing & Cornice Co Jacob Meurer ..... 228.53
2 The Union Ry Co of N Y City—Mary J Schildhaus ..... 100.00
2 The Imperial Coal & Coke Co—Chas J Basil ..... 1,307.10
2 Moore Blind Sticker & Overseamer Co—Apollonia Warth ..... 7,248.96
2 Supreme Council of the Catholic Benevolent Legion—Kate A Bastianelli .. 5,571.35
2 The City of N Y Sallie B Tanner .. 200.00
2 the same——Elizabeth C Lenz ....200.00
4 The Arizona Amalgamated Copper Co—Lords Court Building ..... 3,243.03
4 Spooner & Wells—Defender Photo Supply Co ..... 466.92
4 N Y City Ry Co—Annie Smith ..... 100.00
4 St Dominick Lithuanian Society of Brooklyn -Michael Twarowsky ..... 127.40
4 Metropolitan Improvement Co—Walter C Coffin ..... 1,042.32
4 Bowling Green Trust Co—Henry P Doremus et al ..... 5,097.96
4 The Palatine Ins Co, Ltd, of Manchester, England—Simon Uhlfelder ..... 4,105.23
4 The Arlington Co—Empire City Fire Ins Co of City of N Y ..... costs, 335.63
6 National Pay Envelope Co—Geo Lebeck. ..... 129.92
6 The North Western Realty Co—Broadway Building Co..... 823.45
6 New York Derrick Co—Julius Jonson's Sons. ..... 359.75
6 Pearl Realty & Const Co—B Sel & Co...86.72
6 Daimler Mfg Co—Dora Stadler admrx.... ..... 9,175.39
6 M Lane & Son, Inc—Jos H Parke.....406.35
6 N Y City Ry Co—John F Leyden by gdn. ..... 1,000.00
6 Concourse Athletic Club—Josephine Runde and ano exrs..... 242.00
6 The Castle Braid Co—Samuel H Katz.917.93
6 Met Real Estate Impt Co—Chas H Israels.. ..... 6,993.21
6 David Stevenson Brew Co—Leopold Geisler admr ..... 881.70
6 Northwestern Realty Co—14th St Bank.. ..... 2,508.55
6 the same——the same ..... 2,567.68
6 the same——the same ..... 3,099.73
7 United Engineering & Contracting Co—P Bertolami ..... 8,240.80
7 The City of N Y—Isabella Baird.....6,236.47
7 Crescent Brass Bed Mfg Co—Harry Friedland ..... 158.65
7 Neal & Brinker Co—Wm C Wotton et al. ..... costs, 109.88
7 N. Y. City Ry Co—Joseph Piscitello....278.91
7 N Y Evening Journal Pub Co—Wm F Simpson Advertising Agency .....costs, 68.23
7 Star Co——the same .....costs, 69.16
7 Neal & Brinker Co—Wm C Wottan et al. ..... 201.33
7 Louis Meyer Realty Co—Henry J Humphrey ..... costs, 116.96
7 Riker Basin System—N Y Telephone Co.47.34
7 A G Schoonmaker Co——the same ....112.69
7 Joseph J Gleason Co—Fred Roberts....69.35
7 N Y Telephone Co—Michael Kennedy..... ..... 10,696.96
7 American Bonding Co of Baltimore—Pierce, Butler & Pierce Mfg Co..... ....434.60
7 N Y City Ry Co—Wm Werner .....274.41
7 Hymer Construction Co—Abe Steckler et al ..... 65.55
7 The Grant Co—Wm G Piqueron .....92.75
7 Sims Union Realty Co Simon R Schultz ..... costs, 78.43
7 N Y City Ry Co—Philip Bannay ....672.53
8 Hotel Rand—Burns Bros.....197.05
8 the same——the same .....394.30
8 the same——Marseillaise French Baking Co..... ..... 244.96
8 Hotel Rand, Inc—Lock Stub Check Co..99.00
8 N Y City Ry Co—Chandler Smith....250.00
8 the same——Halcyon A Smith.....500.00
8 The Central Hay & Grain Warehouse Co—Floyd J Stevens .....281.68
8 Seaboard Rubber Co—W H Compton Shear Co..... ..... 78.37
8 Pennwood Coal Co—Arthur Koppel Co..522.23
8 Languages Printing Co—Chas B Church. ..... 197.90
8 East Side Metal Spinning Co—Samuel Tepfer .....1,462.35
8 Fidelity Mutual Life Ins Co—J R Marks.. .....1,130.12
8 N Y City Ry Co—Gustav Levy.....250.00
8 The City of N Y—Eugenie C Lievre..700.00
8 the same—Hannah Noyes.....4,000.00
8 the same—Catherine Wadsworth....500.00
8 Krulewich Realty Co—George Grosswan Co. ..... 317.01
2 N Y City Ry Co—Herman Alexander...60.00
8 The Rees Co—Robert Irvine .....134.17
8 Central R R Co of N J—Paul Elrban.1,596.87
8 N Y City Anti-Saloon League—James H Smith ..... 105.84

## SATISFIED JUDGMENTS.

Nov. 2, 4, 6, 7 and 8.

[1]Birnbaum, Herman and Nathan Auerbach—H Brody et al. 1906 ..... 329.41
Buketman, Samuel—State Bank. 1907 .. 69.22
Barnsdall, Theodore N—R Ingalls. 1907.... ..... 3,192.97
Bandouin, John F—A Powell. 1906.....1,328.46
Becker, Morris & Morris Cohen—H Epstein. 1907..... ..... 152.85
Bensaker, Isaac—A P Sonhann. 1901...194.54
Bensaker, Isaac——the same. 1901.....349.59
Cowper, Eleanor M—Metropolitan Printing Co. 1907 ..... 429.98
Chase, Frank C & Wm Stockbury—C C Sibley et al. 1904 ..... 237.47
Carr, Joseph—Standard Plumbing Supply Co. 1907 ..... 124.73
Dongine, James T—J Eckner. 1907 .... 124.10
Frank, John M—The Regulus Cigar Co. 1907. ..... 31.91
Frank, Louis J—F Tochtevman et al. 1907. ..... 709.15
Greenberg, Ike—Nathan Schoenfeld & William Leibowitz—S Brinn et al. 1907....422.01
Guentas, George 2d, Mary Irish, Mary A C Erb and Gertrude Skidmore—A Guentas et al. 1907 ..... 76.00
Same——same. 1906 ..... 135.95
Hirshfield, Max & Andrew L Nelden—J M Grossman. 1902 ..... 73.14
Haefelin, Joseph A—J B McDonald. 1904.151.75
Same——same. 1904 ..... 105.75
Hirschfield, Max—H M Toch et al. 1907..47.85
Helfstein, Max—A E Stilge trustee. 1906..33.93
[6]Henning, James W—A J Savage. 1905....74.72
Hartley, James—Marston Lumber Co. 1906.. ..... 113.00
Kohn, Sigmund & Isidor—L C Weir. 1907.14.91
Kiug, Martin J—M T Hicks. 1907 ..... 187.53
Kotzen, Louis—S Augenblio. 1907.....46.00
Luescher, Mark A—L L Weber et al. 1907... ..... 146.81
[1]Martin, Florence C—J A Mohlte. 1907..$641.99
Miller, Jacob & Edward Fox—H Rosenthal et al. 1905 ..... 75.41
Miller, Jacob—S Rothstein. 1901 ..... 38.01
[1]MacDonald, Edward—F H Wiederhold. 1901. ..... 369.22
[1]McDonald, Edward—C Cahn. 1905.....112.15
Nachtman, John & Louis Dutot—E V Voska et al. 1907 ..... 279.69
Potterton, John H & Geo A—F Montrose. 1907. ..... 984.78
Pigueron, Geo H—N Y Telephone Co. 1907. ..... 46.82
[4]Pietrowsky, Frank—J Gallagher. 1898..308.39
[4]Pietrowski, Frank—J Murray et al. 1898. ..... 874.32
Rose, Charles—D Kalman. 1903..... 76.71
Rittenhouss, Geo M & Samuel Bingaman—German Ins Bank. 1907 ..... 49.10
Rosenthal, Joseph and American Bonding Co of Baltimore—Pierce, Butler & Pierce Mfg Co. 1907 ..... 434.60
Rasmussen, Robert T—W Helburn. 1907..47.62
[1]Sugar, Moses—S Kandall et al. 1906 .. 330.56
[6]Schneider, Christina—N Morris et al. 1898. ..... 692.77
Schlesinger, Max I, Celia & Jacob—B Zeller. 1907 ..... 119.61
Walton, Lester R—M B S Walton. 1907...134.35
Voth, Richard C—Taylor & Porter. 1906..274.85
Vernon, Walter F—Clinton Point Stone Co. 1906 ..... 345.29
Yetter, Andrew B—A C Weil et al. 1907..32.41
Ziegler, Emilie—D M Koehler Son Co. 1897. ..... 211.10

CORPORATIONS.

[1]Baltimore & Ohio R R Co—J Enthoven. 1907. ..... 2,130.50
[6]Bordens Condensed Milk Co—A E Smith. 1905..... 424.54
Manilla Anchor Brewing Co—B Dorf et al. 1907 ..... 307.36
[1]National Switchboard Co—Waterbury Co. 1907. ..... 1,761.39
Thomas J Reilly Co—J H Roberts. 1907.. ..... 3,156.70

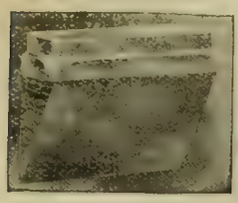
[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Nov. 2.

14—Nassau st, n e cor Spruce st, 40.5x100x irreg to Frankfort st. D C Weeks & Son agt Tribune Assn ..... $177,903.37

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**AMERICAN LUXFER PRISM CO., 160 Fifth Ave., NEW YORK**

15—117th st, s s, 100 w Lenox av, 25x100. Richard E Thibaut agt R M Bent and I Osserman ..... 500.00
16—Riverside Drive, n e cor 135th st, 100x 100. Same agt Thomas J Mooney and Isaac Osserman ..... 500.00
17—Claremont av, n e cor 125th st, 100x100. Same agt Neuthal Realty Co and I Osserman ..... 250.00
18—Amsterdam av, e s, whole front between 158th and 159th sts, 200x100. Same agt Abraham Ruth and I Osserman ..... 777.62
19—115th st, s s, 125 e Lenox av, 125x100. Same agt R M Bent and I Osserman..500.00
20—36th st, No 23 West. Thos C Edmonds & Co agt Albert Friedlander, A P Friedlander, James K Whittaker, Elizabeth D Robbins and Marion L Stevens and Aldhous Construction Co ..... 395.00
21—Ryer av, w s, 202 n 181st st, 50x102. L P Fries Co agt Richard Keil ..... 1,200.00
22—Madison st, No 342. Max Psaty agt Dora Levine ..... 836.00
23—Ryer av, w s, 202 n 181st st, 50x102. Peter Sinnott agt Richard Keil ..... 460.00
24—89th st, No 9 East. Fordham Stone Renovating Co agt Falcon Realty Co and H M Weed & Co ..... 85.00
25—117th st, Nos 525 to 529 East. Louis Bornstein agt Montifiore Realty Co....325.00
26—1st, No 91, and ..... | East Houston st, No 196 ..... | Tobias Schwartz agt Klar Bros .... 2,175.00
27—Spring st, Nos 40 and 42. Jacob Isseks et al agt Samuel Barkin and Nierrnberg & Levin ..... 127.00
28—214th st, s s, 75 e Maple av, 25x100. Tremont Iron Works agt Erminio Corti .. 240.00
29—Satisfied.
30—127th st, No 154 West. Chas E Dowdall agt Benjamin Altman and Sanitary Steam Laundry Co ..... 490.00

Nov. 4.

31—Nassau st, n e cor Spruce st, 90x100x irreg to Frankfort st. Baker, Smith & Co agt Tribune Assn and D C Weeks & Son... ..... 12,540.33
32—Union av, w s, whole front between Westchester av and 158th st, 363x113.11x irreg. Max L Rohman agt Max H Newman..1,820.00
33—Rutherford pl, No 2. A & J Palma agt Josifa N Osborn and Holmes & Formigli.. ..... 103.50
34—3d st, No 195 East. Thomas Galligan agt Joseph Katz and John Goldberg ..... 45.00
35—7th st, No 71 East. Nathan Braverman agt Michael Block and Abraham Davidoff.. ..... 106.00
36—5th av, No 1329. Louis Pinals agt Lena Kannersohn, Barnet Rubin and Benjamin Dimon ..... 400.00
37—Hamilton st, No 38. Paul Bernstein agt Morris Rosen, Tillie Talsky and Louis Rosen ..... 385.00
38—Commonwealth av, No 305. Meyer Polstein agt Max Lax and Hyman Seplowitz, and Morris Kutnik ..... 147.00
39—161st st, s s, 100 w Prospect av, 98.3x49. Racich Asbestos Mfg Co agt M F Cusack and Rutherford Heating Co ..... 65.00
40—Spring st, s w cor Mulberry st, 25x97.7. A Gordon & Bro agt Leo Rubin & David Perlman and Michael Boun ..... 600.00
41—Same property. Same agt same.....150.00
42—34th st, Nos 43 and 45 West ..... | 35th st, Nos 62 and 64 West ..... | E R Taylor Co agt Samuel Green....1,652.02
43—1st av, No 176. Joseph Shanski agt Carmela and Guiseppe De Benedicto and Italian Trades Assn ..... 365.00
44—Morris av, No 1648. Eliah Fialkin agt Jane Walsh and Henry Franklin ..... 30.00
45—12th st, No 413 East. John Shanski agt Giovanni A De Bellis and D'Urise & Co.... ..... 1,900.00
46—Villa av, No 3128. Borgia & Co agt Luigi Palatucci and Angela Gnazzo ..... 3,000.00
47—Same property. Same agt same.....600.00

Nov. 6.

48—Satisfied.
49—12th st, No 413 East. Henry G Silleck Jr agt Giovanni A De Bellis and Louis D'Ursia & Co ..... 1,140.13
50—1st st, No 91 East, and ..... | East Houston st, No 196 ..... | Samuel Solomon agt Samuel and Barnett Klar and Tobias Schwartz ..... 450.00
51—Washington av, w s, 240 n 178th st, 100x 125. Edward Weber agt Isadore Robinson. ..... 1,006.02
52—9th st, No 623 East. Morris Hochberg agt Izirkis & Fuchs and T Schwartz ..... 70.00
53—Convent av, No 426. East Side Iron Works agt Wm H Miller, Duryea & Potter and E G Potter Co ..... 490.00
54—Attorney st, No 98. Abe Steckler et al agt Dorman Berman, Rosie Huppert and Clara Borak, Abram Kravitzky, Jacob Kapalowitz and William Peretz ..... 97.70
55—62d st, No 42 West. Otis Elevator Co agt Sarah T McAnnister and Rees Co.... 3,000.00
56—Tremont av, No 855. Nathan Zalinsky agt Edward Nicholson ..... 50.00

Nov. 7.

57—8th st, No 366 East. Samuel Solomon agt Martha Braun, Ella J Elliott, Margaret Elliott and Isabella Elliott .....150.00
58—Same property. Same agt Martha Braun, Ella J Elliott, Margaret Elliott, Isabella Elliott and Tobias Schwartz ..... .....150.00
59—163d st, Nos 534 and 536 West. Thomas F Malia agt New Era Construction Co, Abraham Friedman and Frederick O Renard.... ..... .....4,786.18
60—138th st, No 99 West. Louis Selitzky agt William Davidson ..... .....385.00
61—Amsterdam av, e s, whole front between 114th and 115th sts, 200x100. National Mantel & Looking Glass Co agt Polstein Realty & Construction Co..... .....95.80
62—Tremont av, Nos 733 to 737. Sam Mesnik agt Ignatz Modry and Louis Wiener.....92.25
63—Same property. Louis Katz agt Ignatz Modry and Louis Wiener ..... .....92.25
64—Same property. Louis Wiener agt Ignatz Modry and M C Rosenbaum Co.....495.00
65—73d st, No 64 East. Joseph Warm agt Lewis C Ledyard, Jr, and Joseph Levenson. ..... .....15.00
66—87th st, No 206 East. Nathan Green agt —— Menschel and Patotzky & Patotzky..45.00
67—Sheriff st, No 96. Same agt Annie Zimmerman and Joseph Strumer .....53.50
68—137th st, s s, 255 w Broadway, 170x99.11. Cassidy & Son Mfg Co agt Cathedral Parkway Realty Co ..... .....2,444.03
69—113th st, No 1 East. Del Mar & Myers agt Samuel H Fink and Jacob Levy..126.36
70—Cherry st, No 27. J H Drew & Bro, Inc, agt Vincenz & Liguori and Paolo Pompnio. ..... .....100.00
71—Franchises, railroad tracks, &c, of Metropolitan St Ry Co. Post & McCord, Inc, agt Metropolitan St Ry Co.....11,845.00
72—Pike st, Nos 20 to 24..... | Henry st, No 99..... | Barnet Silverman agt Julius Tischman ..... .....180.00

Nov. 8.

73—53d st, No 425 West. Downtown Shop agt John F & Henry A Gerdes and Wm A Gerdes ..... .....1,552.00
74—68th st, No 9 East. Herbert L Brown Co agt Jeannette D Bliss and John V Schaefer, Jr, & Co ..... .....1,206.00
75—Pelham av, Nos 561 and 563. Daniel McLean agt Universal Cement Brick & Block Co and John Walsh ..... .....48.00
76—Lexington av, No 1352. Abraham L Saruya agt William Renn ..... ..... ...50.00
77—Essex st, No 81. Ike Merson agt Clara Guditzky and Joseph Beacher .....60.00
78—Walton av, w s, 176.7 n Burnside av, 75.8x 100.11. Antonio D'Angelo agt Moses Miller. ..... .....500.00
79—Riverside Drive, n e cor 94th st, 25.6x89.9. Antonio Descianno agt Joseph Freedman and Pasquale Trotta ..... .....31.70
80—Hughes av, w s, 125 n 179th st, 25x100. Person & Co agt Magdelaba Marx and John Marx ..... .....258.30
81—Lexington av, No 1809. Wm C Beith agt John and Louis J Block.....540.00
82—Burnside av, n e cor Morris av, 100x100. David Shapiro agt Lochinvar Realty Co.202.25
83—Eldridge st, No 205. Bernhard Greenthal agt Solomon Blinder and Solomon Tannenbaum ..... .....183.00
84—Broadway, Nos 149 to 163. Liberty st, Nos 79 to 93. Patterson-Sargent Co agt Singer Sewing Machine Co & Milliken Bros Inc.1,301.64
85—Madison av, s e cor 133d st, 100x100. Sam Lanes agt Corrier & Schatz.....450.00
86—172d st, No 457 East. Abraham Trojan agt Gussie Albert.....60.00
87—Riverside Drive, n e cor 95th st, 109x174. James McNiece agt George W Levy Building Co. .....227.50
88—Spring st, No 191. Isaac Greenbaum agt Joseph Paretti and Catherine Bisso and Louis Lipschitz .....95.00

## SATISFIED MECHANICS' LIENS.

Nov. 2.

39th st, No 32 East. August Mugler agt A K Rhinelander et al. (Aug 19, 1907)....70.00
Same property. Bernard H Eidel agt Adelaide K Rhinelander et al. (June 22, 1907.) ..... 213.00
Clinton st, No 183. David Greenwald agt Rachel Kurlanchik. (Sept 23, 1907) .. 400.00

Nov. 4.

Broadway, w s, whole front between 133d and 134th sts. E F Keating Co agt Capitol Realty Construction Co et al. (Oct 17, 1907) ..... ..... ..... 1,652.52
Clinton pl, n s, 107.9 e Aqueduct av, Bronx. H Dommisch & Son agt Manierre Ellison et al. (Sept 23, 1907) ..... 274.05

Nov. 6.

[2]153d st, s s, 150 e 8th av. N Y Cornice & Skylight Works agt David Zipkin. (Oct 26, 1907) ..... 300.00
[2]172d st, n s, 100 w Amsterdam av. Ferdinand Steiger agt Julius London et al. (Nov 21, 1906) ..... 7,300.00
Elizabeth st, No 122. Morris Rabinowitz agt Edna A Miller et al. (July 15, 1907)..275.00

Nov. 7.

1st av, No 1612. Isidor Sinkowitz agt David Nathan et al. (Oct 30, 1907).....205.00
[2]Water st, s e cor Corlears st. The Vulcan Iron Works agt Hecker-Jones-Jewell Milling Co. ( July 12, 1907). .....195.60
[2]Same property. John C Robinson et al agt same. (Sept 7, 1907).....55,000.00
[2]Same property. Sexauer & Lemke agt same. (June 13, 1907) .....2,888.85
[2]179th st, Nos 531 and 533 West. John Ruffo et al agt Wallach, Resiler & Co. (May 24, 1907) ..... .....400.00
[2]Same property. Jackson, McGlade & Co agt same. (Aug 8, 1907) .....800.00
[2]3d av, Nos 1763 and1765. Frederick Aldhous agt Samuel A Potter et al. (Oct 24, 1907) ..... .....960.55
[3]Amsterdam av, No 573. Guarantee Electric Co agt Nathan Wilson. (Jan 14, 1907).115.00
[3]Same property. Same agt same. (Jan 29, 1907) ..... .....56.28
[3]Same property. H E Meyer Concrete Construction Co agt same. (Jan 15, 1907).75.00
[3]Same property. Louis Grenky et al agt same (Jan 18, 1907) ..... .....65.00
[3]Same property. Manhattan Ceiling Co agt same. (Jan 14, 1907) ..... .....75.00
[3]Same property. City Fire Proofing Co agt same. (Jan 30, 1907) ..... .....28.00
Franklin st, No 176. Chas G Cornell, Jr, agt Ida M Powell et al. (July 13, 1907)...122.38
2d av, No 1542. Joseph Beduarski agt Wm S Hofstatter et al. (April 6, 1907)....1,100.00
111th st, Nos 213 to 219 West. Louis Prince agt Albert L Silberstein et al. (Aug 12, 1907) ..... .....61.95

Nov. 8.

[3]Broadway, n w cor Walker st. Joseph P Zurla et al agt Walker Realty Co et al. (July 20, 1907) ..... .....259.80
Broadway, e s, whole front between 8th and 9th sts. The Yale & Towne Mfg Co agt John Wanamaker et al. (Oct 26, 1907).....2,896.00
[3]172d st, n s, 100 w Amsterdam av. Berry B Simons et al agt Albert London et al. (Aug 28, 1907) ..... .....3,146.25
Park av, No 4053. Morris Zimmet agt Leo Hutter et al. (Nov 2, 1907) .....274.00
Orchard st, No 20. David Issek agt Jacob H Harris et al. (Oct 12, 1906).....83.00
[2]Riverside av, e s, 332.2 s 127th st. Atlantic Terra Cotta Co agt Bergen Realty Co. (Oct 28, 1907) .....987.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## BUILDING LOAN CONTRACTS.

Nov. 4.

Brook av, s e cor 162d st, 126.11x142.3x irreg. Augustus F Holly loans Samuel Williams, Isaac Haft and Adolph Scheibel to erect a —-sty building; — payments .. $55,000

Nov. 6.

94th st, n e cor of Riverside Drive, 139.9x76x irreg. John O Baker loans Joseph Freedman to complete building; 19 payments.... ..... ..... 150,000.00

## ATTACHMENTS.

Oct. 28.

State Savings Bank (a Montana Corp); Frederick F Middleton exr; $25,000; Engel, Engel & Oppenheim.

Oct. 29.

Lange, Gustave G; Dr Trenkler & Co; $2,164; T G Priolean.
San Pedro Gold Mining Co; Frederick Tench; $5,579; Marsh, Winslow & Wever.

Nov. 1.

Heins, John P; George Pfister; $6,990; J C McEachen.
State Bank & Trust Co; Empire Distillery Co; $120.28; S J Bloch.
Tucker, James H; William Carey, $1,055.34; Beardsley & Hemmens.
Carter Corey Co; John H Morice, Jr; $3,750; Curtis, Mallet, Prevost & Colt.

Nov. 2.

Decarie Mfg Co; John W Sullivan Co; $1,597.88; Alexander & Ash.
Northeast Cuba Development Co and Cuba Exploration Co; Fox Bros & Co; $2,000; Wetherhorn & Link.

Nov. 6.

Kalb & Berger Mfg Co; Mary Ritter; $2,000; G F Allison.
Turner, Chas L and Howard H; Erving V Dwyer et al; $1,603.12; R B Aldcroft, Jr.
King, Carbenio F; Lee T Alton; $17,644.08; Guggenheimer, Untermyer & Marshall.
Carter & Corey Co; Chas E Dean; $6,540; Conway & Williams.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Nov. 1, 2, 4, 6, 7.

Benety & Dorespiris. 265 W 134th..New England M & T Co. Mantels. 450
Cong. Ohavis Achrin Auscher Ungaren. Columbia..Raisler R Co. Radiators. 70 $675
Gweitz, L. 111 Division..Donegan & Swift. Boiler. 65
Goldberg & Kramer. 452-56 E 146th..Abendroth Bros. Ranges. 913
Levy & Frankel. 45 to 55 W 132d..W Kerby. Ranges. 887
Larsen, A. S s of 149th st, 100 feet e of 8th av..State Realty & M Co. Refrigerators and Dumbwaiters. Release. 475
Robinson, I. W s of Washington av, between 178th and 179th sts..Consolidated C Co. Gas Fixtures. 1,000
Stein, C A. 1046 Madison av..Reedy E Co. Elevator Fixtures. 2,000
Sugarman & Glick. 730-2 Prospect av..L H Mace & Co. Refrigerators. (R) 100
Wallenstein, L. 453 W 30th.. U S Gas F Co. Gas fixtures. 110

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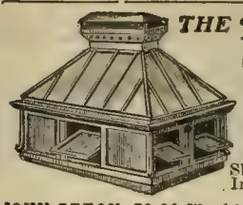
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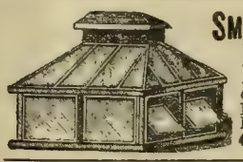
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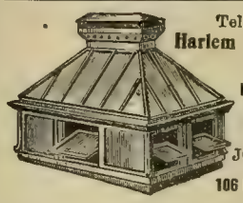
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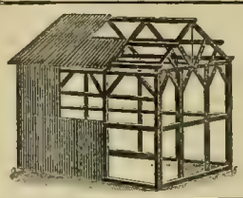


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## The Belmont Tunnel

WITHIN A FEW MONTHS of being completely finished and equipped for use, the Steinway (or Belmont) Tunnel is in a peculiar predicament. Its franchise, if the owners ever really possessed one, is considered by the city government to have expired. Before it can be operated as a public carrier there must be a franchise issued, it is supposed, and the Public Service Commission has been definitely advised by counsel to take out a writ of injunction that will prevent the tunnel from being put in service in advance of a legal authorization. It is deemed to be a wiser course for the authorities to enjoin the tunnel company before a service is begun than to try to stop it afterwards. Not that they do not wish to have the tunnel used at all, but rather that it shall not be worked without having a fair settlement with the city for the privilege. No one has reason to suppose that the proprietors expected to operate without any further consent or right than was conferred, or alleged to have been, by the Steinway charter which the present company has acquired; but as yet no application has been made for a new privilege, nor has any opportunity been given for stating, on the part of the city, the terms and conditions that would be acceptable. These are but a few surface facts in a situation really more complex and peculiar than any which the authorities have yet been called upon to deal with. We have seen many corporations applying for franchises to build transit lines, but never any before this applying for a franchise after the line has been finished. This is also the first occasion in at least a long period when the City has been so well armed to contend with a powerful public carrier. Mr. Belmont's enterprise is deserving of a large reward. Personal qualtiies of a high order, besides enormous financial resources, were necessary for an undertaking of such magnitude. We all admire a man who can swiftly seize a chance by the tail as it is escaping and land it successfully. But the People are partners with Mr. Belmont in this tunnel, and have a right to an accounting. Until that is effected there is no probability that the cars will run under the river, but that the time intervening cannot be prolonged indefinitely is apparent when the amount of the stake is considered. The tunnel could be made extremely useful in the development of Queens Borough, and it could almost be made to have the opposite effect, all depending on the terms to be arranged between the company and the city. An ideal outcome would be the unification of the tunnel into the subway system and a future extension of that system to Flushing and Bayside, but not this latter consummation until transit requirements in the old city, far more pressing, have been met. If a purchase by the city is improbable at the figures which Mr. Belmont is understood to ask, the next best thing is a five-cent fare, with liberal transfers, short of which but little benefit could come to Queens from the connection.

## The Knickerbocker Portico

FROM THE NATURE of the action against the Knickerbocker Trust Company, it is improbable that the owners of property abutting on Fifth avenue will accept the decision rendered by the Appellate Division in favor of the City—under which the great columns of the marble portico may temporarily remain, while the steps and areaway must be removed—as determining the right of the city to take possession of all court spaces on this avenue and remove all obstructions therefrom. A year ago the Corporation Counsel issued what was taken as "a warning" that the dooryard spaces would presently be required for street purposes, and it seemed that after many years of controversy the city fully intended to begin proceedings for widening the carriageway. By some commentators the suit against the Knickerbocker Company has been so interpreted, but when the case is analyzed it is found to be nothing more than one to restrain the violation of an ordinance. Certain ordinances allow areas and steps of certain dimensions, while this banking house has built steps of other dimensions, and so far as these go beyond the permissible limits they must, under this latest decision, be reduced. The Knickerbocker Trust Company has always claimed that in constructing, at the northwest corner of Fifth avenue and Thirty-fourth street, marble steps which appropriate, approximately, one-half the sidewalk of each street, the directors were not proceeding in violation of the city ordinances or the laws of the State, for the reason that the Common Council passed, in 1901, a resolution which gave (or "attempted to give," as the plaintiff states) the right, or privilege, to "erect and maintain porticos in front of their building." But the city now contends, and the courts have uniformly held, that the Common Council never possessed the power the pass this ordinance. The present decision affects projections beyond the old stoop line only, but there is nothing contained therein which restrains the city from proceeding, after due notice, against all owners—the Knickerbocker Company included—who are occupying any part of the street beyond the original building line. In the year 1844 the proprietors of lots between Twenty-third and Forty-second streets received permission to enclose a court, fifteen feet wide, with an open iron railing in front of their lots, on each side of the avenue, and to place the curbstone thirty feet from the line of the avenue on each side, and so leave a carriageway forty feet wide, with fifteen feet for sidewalk and fifteen more for court space on each side. But this permission was granted upon the condition that "if, in the opinion of the Common Council, the said courts shall hereafter be required for streets, the same shall be thrown open." While the present case does not affect the continued occupation of the same spaces as was embraced by the old courtyards, its effect is to emphasize anew that the city claims the right to take the court spaces for sidewalks and carriageway whenever it shall deem that necessity so requires, not alone under the condition contained in the ordinance of 1844, but on the further ground of the illegality of that ordinance. For the Knickerbocker Trust Company it has been stated, by counsel, that the company is not opposing any general scheme of widening that the city may have, but it objected to being singled out as a defendant when practically all the property on the thoroughfare is affected, an objection which the decision seems to confirm, so far as the occupying of court space is concerned, for the present—but not more than that.

## Public Improvement Plans

A SUPPOSED DETERMINATION of the Board of Estimate to suspend for a time the acquisition of more land for city parks has been the subject of protests from property owners in the districts which would be affected by this policy, though it must be known to them that a decision of this nature would not be taken because of any less appreciation for parks, or of the wisdom of acquiring them for new sections while the value of land contiues low, but because of the general monetary difficulties. At the same time, it cannot be gainsaid that a public announcement of such a policy would not be calculated to please those localities which have hoped to derive particular benefit from the city's former intention. In sections where projects for new parks have reached almost the culminating stage, and where private investments, plans and actual improvements have been predicated upon natural expectations, there is something of a hardship involved; but the city would not be the primal

cause of an "abandonment" of proceedings or of delay in their prosecution, as some protestants affect to believe. While it is to be presumed that for a time proceedings for the acquiring of land for park and other public purposes will not be carried forward with so great dispatch as in normal times, it is exaggerating matters to say that the city has "abandoned" park proceedings with any idea of finality; that real losses would follow from a brief interruption, or that a moral responsibility attaches somewhere in the city government for consequences attributable entirely to the money stringency. The fact is that suburban investors and developers—and most of the protests referred to come from the suburbs—put too great dependence upon what are simply possibilities. Merely tentative routes for new subways and slender possibilities for new parks are too often exaggerated into certainties in the local mind, and the overstatements which this gives rise to when inviting immigration and investments sometimes are the first cause of future disappointments. Some day all the subways for which routes have been officially marked out may be in operation, and all the parks now in contemplation in new parts of the city fully planted and grown; but many of us will not be here to use and enjoy them. It is better for all not to discount the future so heavily that a temporary setback would provoke resolutions like those passed in Long Island City. Oftentimes the investor who keeps his patience, and arrives on the scene after the event, rather than long before, saves both time and money. It is to be regretted that some of the plans for public works must for the time being be held in abeyance, but the governing officers are rather to be commended for having formulated them than criticised for being compelled to hold some back for reasons over which they have no control.

# Methods of Realty Operators

By ROBERT E. SIMON

THE real estate operator is one who has made the buying, selling and improving of real estate his business.* Many people have the mistaken idea that an operator is a speculator, but this is not so. In order for him to be successful, the real estate operator must make a thorough study of what goes to make up land values, and must never purchase a piece of property unless he knows beforehand just what he is going to do with it, or what it is adaptable for, or whom he could interest in it by demonstrating possibilities which have not been previously apparent.



ROBERT E. SIMON.

The real estate operators can be divided into three classes: Those that confine their purchases to one particular section; those that purchase one class of property, or property suitable for one class of improvement only, but are not restricted as to location; and those that purchase any class of property in any section.

In transacting his business, the operator naturally depends upon the broker, and it is very important that he should, in his dealings with a broker, be absolutely straightforward. If a piece of property is offered to him by one broker, he must not take it from another, nor should he use the information given him by one broker in dealing with another. As soon as it is apparent that the operator can be depended upon, he has established a good will which is invaluable. Second to his protecting the interest of the broker, comes quick action. With these two qualities, he will find himself constantly receiving diagrams and offers of almost every piece of property of importance or in his line that comes into the market.

The operator is a very important factor in the community. He does things, either directly or indirectly, by his ideas or with his capital. He creates value and increases the borrowing capacity of the city through increasing the tax valuation of property.

In handling improved property, the operator tries to increase the income by either raising the rents or decreasing the expenses, in order to be able to resell at a profit. For instance, in purchasing a flat house built under the old law, he m in steam heat and hot-water supply, and thus increa rents. He may take a building without stores, and by out the first floor and putting in stores, increase the va the property. He may take a building with a hydraulic ele necessitating a licensed engineer, and consuming much summer and winter, and change it to an electric elevator.

These changes are constantly going on around us, but we not stop to think who is behind them, nor do we consider the added comforts afforded the community thereby. Again, in handling a private dwelling, an old antiquated high stoop private house will be taken in hand by the operator, an extension put on, electric light installed throughout, modern plumbing, and in some cases it may even be altered from a high stoop to an American basement.

The private house is the one exception where the operator does not look for income. He very rarely rents a private house unless he has passed the season for selling, and does not wish to burden himself with the expense of carrying the house vacant. The reason for this is, that it is very difficult to sell private dwellings when they are leased.

The same alterations and changes hold good with business buildings. A store may be bringing $60 a month. By putting in a modern window in place of the old-fashioned one, the rent may be considerably increased. Of course quite frequently the operator will purchase a building which needs no improvement because he sees the march of improvements will, within a reasonable time, change the uses to which the property is being put, and materially increase the income, or make it adaptable for entirely new purposes, in which case his profit will be on the land and the building will be torn down. In such a case it is important for the operator not to make a long lease, but to sacrifice temporarily the income and take less rental and have a clause in the lease providing for cancellation on notice.

### WHAT IS DONE WITH VACANT LAND.

The operations in vacant land are usually divided into three classes: lots, plots and acreage. The operator purchases the lots, and if he does not sell them for a cash profit, he usually makes a building loan. This means that he gets a certain amount for the land and agrees in addition thereto to advance a certain amount toward the construction of the building. In financing these operations the attitude of the operator varies. Some purchase the lots and resell them as a means of keeping their additional capital employed at 6 per cent. in the shape of building loans. Those operators who are not so fortunate to have the capital necessary to make a building loan, borrow the money elsewhere, either in its entirety or in part.

Occasionally the operator will find that the institutions will not lend as much as he has agreed to lend, in which case he arranges to take care of a part of the building loan himself, and every time a payment of a certain amount is made, he also makes a payment of a lesser sum. Sometimes he agrees to go behind the building loan. That means that he will take a portion of the purchase money mortgage and make a second mortgage of it when the building loan is put on record, thereby guaranteeing the lender of the money that the operation will be successfully carried out. In thus financing building operations, it is necessary for the operator to see the plans and specifications, not only to protect himself, by seeing that the cost of the building will be such as to warrant the loan he is making, but also to see that it is the proper building for the neighborhood, so that it will rent and a substantial first mortgage be procurable on completion.

### A CASE IN POINT.

If the operator has the means to purchase a large parcel of lots, he can get the benefit of the improvements on a portion of them on the balance. Very often syndicates are formed, where a number of operators join because the operation is too large for one of them. One of the best examples of the development of a large parcel of lots is that of Messrs. Bing & Bing, who purchased the lots in West 136th and 137th streets, between Broadway and Riverside Drive, at about $6,000 each. At the time of the purchase streets were not cut through, there were no sewers, water or gas mains. It was generally believed that the lots were not fit for immediate improvement with even the ordinary five-story apartment. These gentlemen, however, had the courage of their convictions, and planned to build on part of these lots elevator apartment houses. The result was that they created a value on the balance of their lots at from $12,000 to $15,000 per lot. The elevator houses which they erected have been a tremendous success.

### WHEN BUYING ACREAGE.

In the buying of acreage it is very important that the operator see that, in addition to the price being right, his terms are liberal. That is, that the purchase money mortgage provides for releases, which means that a portion of the lots may be sold and released from the blanket mortgage on the whole. It is extremely desirable, whenever possible, to have the mortgage further provide a substitution clause that when such a portion of lots are released, that a new mortgage for a fixed amount be allowed to remain on them. The method of handling acreage property requires skill, ingenuity and patience. The property must be mapped out with streets, and improvements, such as sewer, water and gas, provided for, before the property is ready

*From a lecture before the West Side Y. M. C. A.

for sale. In some cases the purchasers hold auction sales. A great many of these sales have been held without making any improvements, and have proven successful.

The development companies who sell at private sale usually protect their property with restrictions and devise various schemes for interesting purchasers, such as installment mortgages, which permit the purchaser to pay for the lots in small payments at stated periods. In this connection I would like to draw attention to the very dangerous phase of this installment selling. Irresponsible companies are apt to purchase property subject to a blanket mortgage, and sell lots on the installment plan without making provision for the liquidation of the mortgage when the time comes for delivering title. The purchaser only receives a contract for his purchase, usually does not search the title, and after he has made his total payments, which may embrace a period of a year or more, he finds that the seller is unable to deliver him a proper title, free and clear. Such installment companies should, in my opinion, be under the jurisdiction of the State Banking Department, as they are in every sense of the word to these poor people savings institutions. A case in point was a park on Long Island, which, I believe, was called Deer Park, where over 400 people had to be served at the foreclosure of the blanket mortgage and were all wiped out of the money they had paid in, with no redress except against the person of the seller.

A GREAT DEVELOPMENT SCHEME.

In making up a price list for selling acreage property in lots, the seller must, in addition to the cost of the land, add expenses for holding it and preparing the land, and also carrying charges. One of the greatest development schemes in history is now going on in the town of Gary, Indiana, which I had the pleasure of visiting recently. The United States Steel Corporation purchased land having 12½ miles of frontage on Lake Michigan, and a depth of about 2½ miles. On one side of the railroad track they are building the largest steel plant in the country, and on the other side they have laid out a city and equipped it with sewers, water, gas, etc., for a city of 250,000 population. They have laid out miles of streets and built a fine theater, hotel and bank buildings, schoolhouse, etc., and, in addition, by next June will have completed 1,000 buildings for the workmen and others to live in. In all they will have an investment of about $50,000,000, and on June first the city will have an estimated population of 40,000 people. The lots on Broadway sold for $3,500, and on the side streets at from $500 to $600, which is on a basis of between $20,000 and $25,000 per acre. Before the Steel Company took this land in hand it was sand dunes selling at $1 per acre. In their plan they are carrying out the idea of getting the most benefit by distributing their buildings over a large area, leaving vacant lots between the houses, which will get the fullest benefit of all their improvements.

### New Loft, Office and Studio Building for 32d Street.

(With illustration.)

The Pacific Realty Company, owners (organized by M. & L. Hess) are erecting at Nos. 12-14 West 32d st, a 14-story loft, office and studio building, on a plot 34x100 ft. The building will be well lit with practically an all-glass front and rear and with windows on the easterly side above the fourth story of the adjoining building. The facade will be of limestone and granite, with a slate covered mansard. The tanks, ordinarily an eyesore, have been covered with a mansard and used as an architectural feature, and the space beneath, which is usually wasted, has been made rentable for studios.

Large spans are employed so as to eliminate the center lines of columns, giving an absolutely clear floor space for the whole building and the elevator machinery is placed on top of the shafts to give a maximum amount of room in the basement. The structure is estimated to cost about $200,000. There will be two electric elevators, steam heating system, and an electric plant. The O'Rourke Engineering and Construction Co., 345 5th av, have the contract for sinking caissons, James J. Duffy, 535 West 24th st, the excavating, John J. Radley & Co., 18th st and East River, iron work, George Vassar's Son & Co., 1170 Broadway, mason work. William L. Rouse, 11 East 43d st, is the architect.

### Cement Show in Chicago, Dec. 17-21.

The West is to have a cement exposition Dec. 17 to 21, inclusive, that promises to eclipse any event of the kind ever attempted.

It will be held in the great Coliseum in Chicago.

The Cement Products Exhibition Company has been organized permanently, and the opening show at the Coliseum is intended as the premier event that may be looked forward to each year by the trade.

The exposition will include displays of every possible use of cement and machinery that is allied with it, and to attend it will be as instructive as many months given to study on the subject. This event, together with the convention of the American Association of Cement Users at Buffalo, N. Y., in January, will make the winter fruitful in opportunities for instruction.



LOFT AND OFFICE BUILDING FOR 32D STREET.
Wm. L. Rouse, Architect.

# THE REALM OF BUILDING.

## To Test Eight Hour Law.

It was agreed this week between Comptroller Metz and a committee representing the Brotherhood of Carpenters, which some time ago submitted to him a list of 40 contractors alleged to be violating the eight-hour and prevailing rate of wages law in the erection of public school buildings and other public work, that a test case is to be brought against one of the contractors, whose pay is to be withheld pending determination of the case.

George J. Bohnen is the complainant in the case and the Comptroller is made a joint defendant with the contractor. An agreed case will be taken directly to the Appellate Division of the Supreme Court in order to lose no time in case an appeal is taken to the highest court.

Charles Wille has been selected by the contractors to make the test case. Mr. Wille is erecting a public school building in the Borough of Queens besides the County Court House. The following statement of the case has been made:

The labor men claim that Wille violated the labor law in buying his materials from L. Bossert. They assert that the men employed in the Bossert plant are compelled to work more than eight hours a day, and that they do not receive the prevailing rate of wages.

The question involved applies principally to the construction of the law. The contractors claim that the object and intent of the law are observed when the men employed in the actual construction of the building work only eight hours a day and receive the prevailing rate of wages.

The labor men insist that the law, in this respect, applies equally as well to the men in the shops which furnish the window frames and other materials. They contend that if these men are forced to work more than eight hours a day and do not receive the prevailing rate of wages the spirit and intent of the law are being violated.

In many instances the contractors have to bring these materials from outside of the city, and even out of the State. If in these places the men who manufacture the materials do not receive the prevailing rate of wages and work more than eight hours a day, the contractors are alleged to be running the risk of having their money held up by the city when a protest is filed by the labor organizations.

Comptroller Metz says it is a rather alarming situation. "I would not be surprised," he said, "if the courts sustain the claims of the labor organizations that it will be impossible for the city to get contractors to erect city buildings. It will place us in a position where we will have to get contracts to erect buildings on their own responsibility and buy the buildings from them after they are completed."

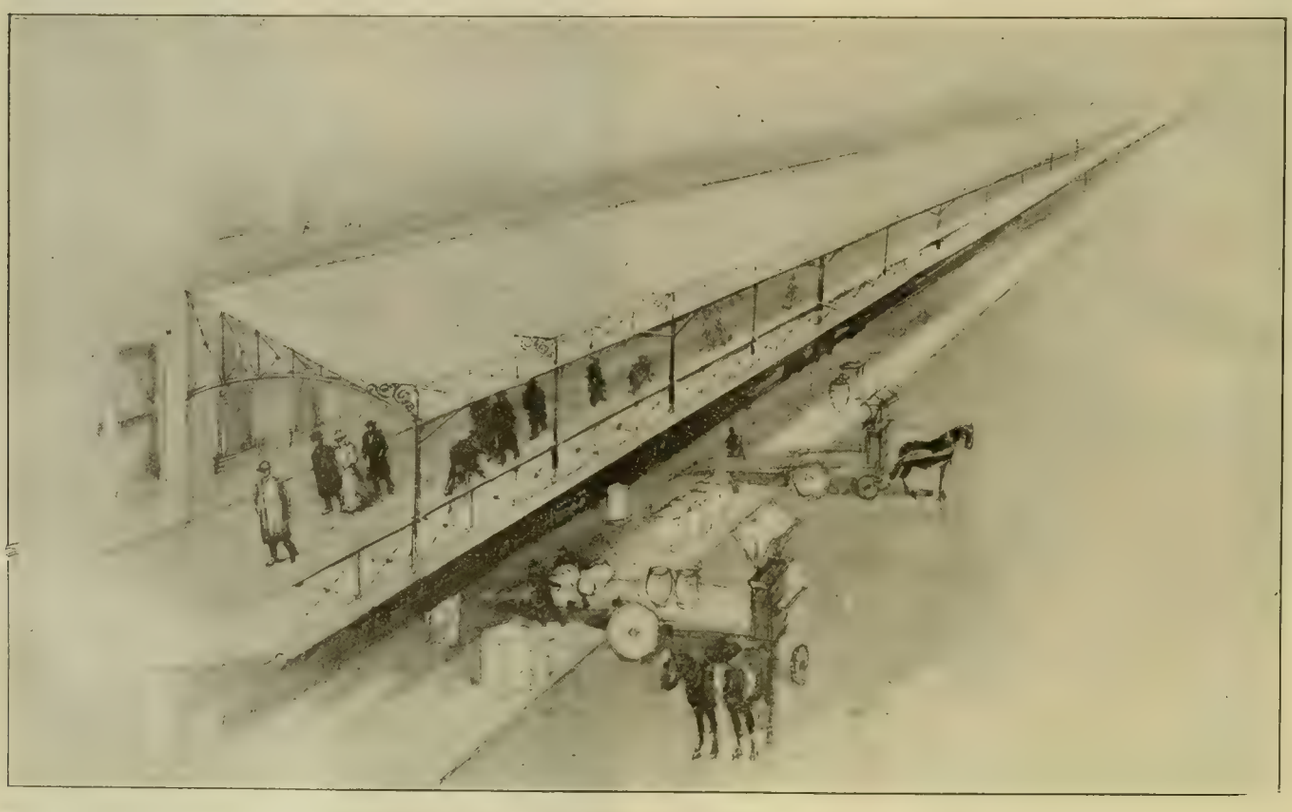
## Extreme Values.

THE position which the United States has held as a lumber-producing nation has, perhaps, been due more to white pine than to any other wood. The timber of this valuable tree which has played a most important part in the material development of the nation, is fast disappearing, and now it is as costly as the finest American hardwoods.

Rev. Edward Everett Hale, the chaplain of the United States Senate, who has always taken an interest in forestry, deplores the passing of white pine as our foremost wood, and tells how in his own lifetime he has seen the day when "the masts of every vessel that sailed the Seven Seas were made from New England grown pine; while today very little white pine is cut in New England big enough to furnish a good-sized spar." He tells also, to illustrate the increasing cost of the wood, that he ordered a set of book shelves on which the cabinet maker made a price, and then asked whether they should be of mahogany or white pine.

The white pine production has shifted from New England to the Lake States, and Michigan was the leading lumber-producing State for twenty years, from 1870 to 1890, with a supremacy based on white pine. In these two decades the cut was 160,000,000,000 board feet, valued, at the point of production, at not less than $2,000,000,000, or nearly half as much again as the value derived from all the gold fields of California from their discovery in the late forties until the present. The rich forests of Michigan were once thought inexhaustible and lumbering continued in a most reckless manner for years. Suddenly the people awoke to the fact that the thoughtless destruction of the trees had thrown 6,000,000 of acres on the delinquent tax list. These white pine barrens point to the terrible penalty of wasting the forest resources which should have been the heritage of all future generations.

An idea of the increasing scarcity of white pine timber is given by the New York F. O. B. quotations, on a basis of carload lots. "Uppers" of the best grade cost $97 to $114 a thousand board feet, and the "selects," or next lower grade, cost $79.50 to $99.50. Men who are not yet middle-aged remember the time when these grades could be purchased at $15 to $25 a thousand feet. The present quotations on quartered white oak, which are $75 to $80, offer another basis of com-



A SUGGESTION FOR ELEVATED SIDEWALKS IN FERRY STREETS.
Charles R. Lamb, President Municipal Art Society.

As a means of relief from the congestion in streets leading to ferries, Mr. Lamb proposes these sidewalks, which could be supported from the buildings either by strong braces underneath or suspended by chains with the wooden upright supports from the sidewalk, while glass disks in the footway would admit light to the lower stories and the sidewalk below. Already many of these stores have solid roofed wooden sheds supported from the curb by posts obstructing the first story quite as much if not more than the suggestion for a platform with glass disks and platform over. While the obvious advantage to the buildings from Mr. Lamb's plan is that they get better facilities for shipment on the street and can arrange office entrances from the upper platform connection, too, which can of course be made at each street corner by staircase similar to that of the elevated railroad.

parison which indicates the condition of the market for white pine.

The best stands of this timber now in this country are in scattered sections in Minnesota, New England, and parts of Idaho. The species in Idaho is sometimes called Silver Pine. Some of the country's best white pine is found on the Indian reservations in Minnesota and Wisconsin and scattered stands are found in the States of Wyoming, Montana, Colorado, and one or two other States. At the present rate of cutting the tree will soon be practically a thing of the past. The small stands in the National forests are inconsiderable, but they will be managed with the greatest conservatism by the Government through the Forest Service, and through this method and practice of reforestation it may be hoped that the fine old tree will furnish timber for other generations.

## Bulletins of the Tenement House Department.

BULLETIN NO. 1.—All plans for new buildings hereafter filed in this Department must indicate whether retaining walls are to be erected, and in every case must be accompanied by a sectional view showing the level of the earth on the property adjoining the location of the proposed walls, and whether the walls are to be erected on the property of the applicant or on the adjoining premises.

If retaining walls are to be erected on property other than the property upon which it is proposed to erect the building the right to erect such walls on adjacent property must be established to the satisfaction of the Department.

BULLETIN NO. 2.—Any and all changes required to be made on filed plans shall be made either by filing new drawings (if in the opinion of the Department the changes proposed are sufficient in magnitude to make same necessary) or by filing and affixing suitable "pasters" to existing drawings (pasters covering more than 25 per cent. of any drawing or sheet will not be permitted), or by making necessary changes in red ink. In all cases the changes or additions must be individually dated, and initialed or signed by party making same.

BULLETIN NO. 3.—In future plans must show distinctly whether there is necessity for landing gratings over areas, etc., below fire escapes, or for landing balconies suspended from the lowest balcony of the fire-escape system. In other words, plans must show distinctly that the fire-escape system will conform with Departmental requirements, and there must be a safe landing place directly below the opening (gate or hatchway) in the lowest balcony and not over 14 feet below the same. If there is a likelihood that the hatchway in the lowest balcony will be partially obstructed by cornices or other projections from the face of the building, the floor of the lowest balcony must be made solid and an opening or gateway provided in the railing.

BULLETIN NO. 4.—The Department will not hereafter approve plans where the location of the sink is such that the use of a sink back will interfere with the distribution of light from the window; if the sink is located directly in front of the window it must be specified that it will be without a back. Furthermore, where wash trays or other fixtures are located in front of windows, due allowance must be made for their projection in front of windows, in figuring the effective area of that window. The department will only allow for area of window above the line of the top of the fixture. Fixtures must not be located, as regards windows giving egress to fire-escapes, so as to obstruct such egress, but a passage, of not less than two feet in the clear, must be maintained.

BULLETIN NO. 5.—The doors at the bottom of dumbwaiter shafts hereafter erected must extend completely to the floor of the said shafts for the purpose of cleaning the bottom of said shafts.

BULLETIN NO. 6.—Wherever fire escapes not of the type prescribed in Section 12 are to be erected on new buildings, the details of the construction of such fire escapes must be clearly shown in a separate drawing to be furnished by the architect before the plans are approved. When new fire escapes are shown to be erected in the form of a "Common" fire escape between two buildings they will be obliged to, and separate fire escape required. Conditions may arise where a "Common" fire escape can alone be erected, which cases must be submitted for a ruling by the Commissioner. (See also issues Oct. 26, Nov. 2 and 9.)

### Hudson Memorial Bridge Plans.

The revised plans for the Hudson Memorial Bridge, at Spuyten Duyvil, which is accepted by the Municipal Art Commission, call for a reinforced concrete bridge, with an arch more than twice the length of any other in the world. The new plans provide for a concrete arch 710 ft. instead of a steel arch 815 ft. For 100 ft. on each side of the ship canal the arch will be 183 ft. in height, with seven arches alongside, four in the Bronx and three in Manhattan, each 100 ft. in width. The plans call for two roadways, one for pedestrians and vehicular traffic and the other for an extension of the Subway system. It is estimated that the bridge will cost $3,000,000.

## Building Operations for October.

Although building and construction throughout the United States has been exceedingly brisk for several years and has set a high record, this is nearly maintained at present, as indicated by a comparison of the past month with October, 1906. Official building reports from some fifty leading cities throughout the country received by The American Contractor, show that building operations continue decidedly active; twenty-nine cities show an increase varying from one to two hundred and ninety per cent, and twenty-two show a loss ranging from three to fifty-nine per cent.; in the aggregate the decrease, as compared with October, 1906, amounts to three and four-fifths per cent. Some of the principal gains are: Birmingham 97 per cent.; Buffalo, 27; Cleveland, 290; Grand Rapids, 35; Kansas City, 25; Little Rock, 113; Minneapolis, 12; Nashville, 116; New Orleans, 29; Omaha, 36; Paterson, 134; St. Paul, 77; Spokane, 81; Syracuse, 140; Worcester, 127; Wilkes-Barre, 86. Among those showing a decrease are: Baltimore, 34; Bridgeport, 18; Chattanooga, 50; Detroit, 20; Duluth, 33; Hartford, 43; Los Angeles, 44; Newark, 26; Philadelphia, 59; Pittsburgh, 36; Tacoma, 23; St. Louis, 54. Building operations have been exceptionally lively in St. Louis since the great exposition there, and this setback was to be expected. The details are as follows:

| City. | Oct., 1907, cost. | Oct., 1906, cost. | Per cent gain. | Per cent loss. |
|---|---|---|---|---|
| Baltimore | $425,255 | $646,580 | .. | 34 |
| Birmingham | 177,363 | 89,920 | 97 | .. |
| Bridgeport | 227,395 | 279,374 | .. | 18 |
| Buffalo | 631,000 | 493,510 | 27 | .. |
| Chicago | 4,957,150 | 5,219,900 | .. | 5 |
| Cleveland | 4,255,397 | 1,088,757 | 290 | .. |
| Chattanooga | 120,770 | 243,280 | .. | 50 |
| Davenport | 25,205 | 25,200 | .. | .. |
| Denver | 578,810 | 565,424 | 2 | .. |
| Detroit | 1,202,150 | 1,516,800 | .. | 20 |
| Duluth | 162,304 | 243,475 | .. | 33 |
| Grand Rapids | 333,872 | 246,282 | 35 | .. |
| Harrisburgh | 61,950 | 80,250 | .. | 22 |
| Hartford | 169,970 | 300,655 | .. | 43 |
| Indianapolis | 494,659 | 571,176 | .. | 11 |
| Kansas City | 951,710 | 764,700 | 25 | .. |
| Little Rock | 86,689 | 40,565 | 113 | .. |
| Louisville | 291,715 | 278,920 | 4 | .. |
| Los Angeles | 1,020,764 | 1,859,267 | .. | 44 |
| Milwaukee | 1,226,930 | 1,264,947 | .. | 3 |
| Minneapolis | 927,115 | 820,720 | 12 | .. |
| Memphis | 281,839 | 271,666 | 3 | .. |
| Mobile | 41,689 | 52,300 | .. | 22 |
| Nashville | 300,989 | 139,084 | 116 | .. |
| New Haven | 184,028 | 208,080 | .. | 11 |
| Newark | 776,695 | 990,448 | .. | 26 |
| New Orleans | 309,364 | 238,086 | 29 | .. |
| Manhattan | 6,384,710 | 3,834,765 | 66 | .. |
| Brooklyn | 4,603,660 | 6,208,738 | .. | 25 |
| Bronx | 1,579,540 | 1,513,755 | 4 | .. |
| New York | 12,567,910 | 11,557,258 | 9 | .. |
| Omaha | 500,543 | 365,150 | 36 | .. |
| Philadelphia | 1,763,905 | 4,379,600 | .. | 59 |
| Paterson | 120,577 | 51,466 | 134 | .. |
| Pittsburgh | 708,461 | 1,107,331 | .. | 36 |
| Pueblo | 16,900 | 15,495 | 9 | .. |
| Reading | 79,650 | 116,875 | .. | 33 |
| Seattle | 1,953,037 | 1,929,879 | 1 | .. |
| St. Joseph | 85,088 | 82,485 | 3 | .. |
| St. Louis | 1,284,315 | 2,853,976 | .. | 54 |
| St. Paul | 1,013,322 | 751,204 | 77 | .. |
| San Francisco | 4,906,430 | 6,046,369 | .. | 18 |
| Scranton | 203,989 | 244,070 | .. | 16 |
| Spokane | 596,585 | 328,345 | 81 | .. |
| South Bend | 75,105 | 66,500 | 12 | .. |
| Syracuse | 651,602 | 270,722 | 140 | .. |
| Salt Lake City | 223,900 | 183,400 | 22 | .. |
| Topeka | 99,995 | 54,860 | 82 | .. |
| Tacoma | 203,640 | 264,365 | .. | 23 |
| Worcester | 269,917 | 122,915 | 127 | .. |
| Wilkesbarre | 190,544 | 107,903 | 86 | .. |
| Total | $47,738,192 | $49,664,534 | .. | 3 4-5 |

## Points on the Material Market.

The structural steel mills are for the most part still running to capacity.

Milliken Bros., through the receivers of the company, have secured the contract for the steel work of the new Masonic Temple, at the corner of 6th av and 24th st. The work calls for 2,500 tons of structural material.

Henry C. Hunter, commissioner of the New York and New Jersey Metal Trades' Association, makes the following statement: "While business was active at this time last year, there is now almost a cessation of orders. In the last two months a large number of our shops have been working on stock work and laying off men when the work was done. The slackness of trade also applies to the shipyards. The reason is believed to be due to a lack of confidence in business circles, which it is to be hoped is only temporary. The men affected by the slackness of trade are principally blacksmiths, pattern makers, machinists and boilermakers."

The Iron Age says: Plunging from a record production in October to the first stages of what promises to be a very sharp reduction, within two weeks, is the extraordinary experience of the iron trade. During October our coke and anthracite furnaces produced the largest tonnage in the history of the country—

2,336,972 tons. Before the month was out, however, thirty blast furnaces had been blown out, and the capacity had declined from 511,397 tons a week on October 1 to 491,436 tons a week on November 1. Estimates of the lessened requirements of the country, temporarily, vary within pretty wide limits. A restriction of 30 per cent. is regarded as conservative by many.

## Tin Roofing.

ROOFING-TIN was first made in the United States in an experimental way in Philadelphia, in 1830, but practically all of the tinplates used for roofing purposes up to 1891 were imported plates, the product of the Welsh mills.

The McKinley Tariff at this time encouraged the manufacture of tinplate in America to such an extent that many works promptly sprang up in various parts of the country. In many cases the Welsh processes were transferred bodily to the American works.

American ingenuity has caused the introduction of many labor-saving devices which have made it possible to produce tinplates quickly and cheaply, the increase in the use of cheap grades of tinplate for various manufacturing purposes following the reduced cost of such plates.

Unfortunately, much cheap terne plate has flooded the market, and in many cases this cheap tin has found its way on the roof, utterly failing to give the satisfaction expected of this form of roofing material. American manufacturers can, and do, make tinplates that are fully the equal of any that have ever been made. They are equipped to make high-grade, durable roofing plates, and do make them for those who want them and are willing to pay the price. The manufacture of high-grade roofing-tin in this country to-day is an important industry that deserves the support of the master sheet metal workers and others interested in the roofing trade.

The thing that concerns the roofer most is the durability of the material after he has laid it on the roof. It is absolutely necessary that the plate should carry sufficient coating to properly protect the base. The use of cheap, light-coated plates is not advised and should be discouraged. The roofer should insist upon being paid a price which will enable him to use a heavily-coated plate.

STANDARD SPECIFICATIONS.

A handbook just issued by the National Association of Master Sheet-Metal Roofers makes the following recommendations:

Roof Incline: (a) If flat-seam, roof to have an incline of ½ inch or more to the foot. (b) If standing-seam, roof to have an incline of not less than 2 ins. to the foot. (c) Gutters, valleys, etc., to be designed with sufficient incline to prevent water standing in same, or backing up in any case far enough to reach standing-seams.

Shearing-Boards.—These shall be of good, well-seasoned dry lumber, narrow widths preferred, free from holes, and of even thickness. Boards to be laid with tight joints, or tongued and grooved, nail-heads well driven in. Green hemlock, chestnut, oak and ash are not recommended.

Standing-Seam.—The sheets shall be put together in long lengths in the shop, the cross seams locked together and well soaked with solder. All standing-seam roofing shall be applied the narrow way, fastened with cleats spaced 1 ft. apart. One edge of the course shall be turned up 1¼ ins. at a right angle, when the cleats shall be installed. The next course shall have the adjoining edge turned up 1½ ins. These edges shall be locked together, and the seams so formed shall be flattened to a rounded edge.

Valleys and Gutters.—To be of IX tin and formed with flat seams, using sheets the narrow way.

Flashings.—Wherever practicable, flashing shall be let into the joints of the brick or stone work and cemented. If counter-flashings are used, the lower edge of the counter part shall be kept at least 3 ins. above the roof.

All solder used on this roof shall be of the best grade, bearing the manufacturer's name, and guaranteed one-half and one-half (one-half tin and one-half lead), using nothing but rosin as a flux. Solder to be well sweated into all seams and joints. (Note—The terms "half-and-half" and "100 to 100" solder mean very little nowadays unless the proportions are guaranteed, and only new metals used.)

Painting.—All painting to be done by the roofer. Before laying, all tin to be painted one coat on the under side. The upper surface of the tin roof is to be carefully cleaned of all rosin, dirt, etc., and immediately painted. Paint to be of pure metallic brown iron oxide, or Venetian red as a pigment, mixed with pure linseed oil. No patent dryer or turpentine to be used. All coats of paint to be applied with a hand-brush and well rubbed on. Apply a second coat two weeks after the first. The third coat to be applied one year later.

General Instructions.—No substitution of a cheaper grade of tin will be allowed. The object of these specifications is to provide tin roofs of the same durable, satisfactory nature as those generally obtained in former years by the use of high-grade material and thorough, first-class workmanship. The roofer is expected to do good work, and only a first-class job of roofing will be accepted.

No unnecessary walking over the tin roof, or using the same for storage of materials shall be allowed at any time. It is recommended that workmen wear rubber shoes when on the roof. Wherever possible, tin should be laid with standing-seam, which allows for expansion and contraction.

To keep the roof in good condition, subsequent painting will hardly be necessary at shorter intervals than three to five years' time, even longer, depending upon local conditions. Since gutters are the natural receptacle for dirt, leaves, etc., they should be swept out and painted every two or three years.

## Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | **34** | **60** |
| **Estimated cost of new buildings** | **$1,163,990** | **$909,375** |
| **Total estimated cost of alterations for Manhattan and the Bronx** | **$195,175** | **$128,750** |

### Particulars of Jesuit College on Crow Hill

Instead of a cathedral, a Jesuit College will be built upon the site of the old Kings County Penitentiary, in Brooklyn. A church, a combined grammar and high school, a college building, and a faculty building, form the group of structures which will overlook the old town of Flatbush. They will surround a grass-covered yard about 100 yards square. Eventually there will be a parish building and a library.

In recent years insurance men have complained that universities and colleges do not take adequate precautions against fire, but in this case there will be no protest. The Jesuit College buildings will be fireproof. With outside walls of stone and brick, they will have inside walls of hollow terra cotta block. In the main college building will be an auditorium, a swimming pool, shower baths, a gymnasium and a museum, with the School of Science and the School of Arts on the upper floors. The faculty building will have executive offices, dining-room, 70 living and guest rooms, and, at the east end, a private chapel for the faculty. The capacity of the school building is estimated at 1,012 students in 24 class-rooms. Enough of the work upon it will be finished next September to afford accommodations to 676 students.

### Alfred G. Vanderbilt's Hotel Project.

PARK AV.—So far as could be learned this week it was generally assumed that the proposed 21-sty $2,500,000 structure which Alfred Gwynne Vanderbilt contemplates erecting on a plot at the southwest corner of Park av and 34th st, fronting 197.3 ft. on Park av and 80 ft. both in 33d and 34th sts, on the site of the old Cornelius Vanderbilt home, will be a hotel, and will be leased and operated by the Ritz-Carlton Hotel Syndicate of London. It was announced some months ago that the Ritz-Carlton Hotel would be built by English capitalists on property owned by the Goelet Estate, at the northeast corner of Madison av and 46th st, but this report, with reference to location, could not be verified. Plans have been prepared by Messrs. Warren & Wetmore, No. 3 East 33d st, for this project, but it was learned at their office that operations would be delayed indefinitely. The City Leasing Co., No. 54 Wall st, Carter, Ledyard & Milburn, as counsel, are said to represent the Ritz-Carlton Syndicate. (See also issue Nov. 2, 1907.)

### Structural Steel Contract for the New Masonic Temple.

6TH AV.—Contract has just been awarded to the Receivers of Milliken Brothers, No. 11 Broadway, for the structural steel for the new Masonic Temple to be erected by the Order of Free and Accepted Masons, on property abutting the rear of the temple, Nos. 46 to 54 West 24th st. The structure will be highly ornamental, will contain eighteen stories, with basement and sub-basement, and will be of the best fireproof construction, involving about 2,500 tons of steel. The exterior will be of granite or limestone in the first three stories, with brick and terra cotta above. The Wells Bros. Company, 160 5th av, are the general contractors and H. P. Knowles, No. 1 Madison av, is the architect. The Masonic fraternity and officers will occupy the six upper stories. William Sherer, 235 West 75th st, is President Board of Trustees. (See also issue Sept. 21, 1907.)

### Charles T. Wills to Build Schinasi Residence.

RIVERSIDE DRIVE.—The general contract for constructing the 3-sty residence for Mr. Morris Schinasi, on Riverside Drive, the northeast corner, and 107th st, has been awarded to Charles T. Wills, Inc., of 156 5th av. The cost will be about $180,000. The structure will be built of white marble, in the style of the French Renaissance, and measure 40x72 ft. in ground dimen-




WAREHOUSE AT CHRISTOPHER STREET AND WAVERLY PLACE, NEW YORK, WHICH WILL BE A WINTER JOB.




PARKWAY GARAGE.
A System M Job Nearing Completion at 4th Avenue and 51st Street, Brooklyn.

# WINDING UP THE WORK FOR THE WINTER

This is the cry of almost all "concrete builders." The hard weather of last winter has not yet passed from the memory of those who had a concrete building in course of construction; the delays and consequent loss of revenue are still fresh in their minds. They and others are casting about now for a system of construction which will take care of the new building, which must be started late to be ready for the early Spring, and are dubious about the inviting figures and uncertain promises of the concrete people.

"System M" is the ideal for which they are looking. Do they know it?

It is the concrete construction by which many buildings were uninterruptedly conducted during the terrible Winter of 1906-1907. Whenever steel could be erected the concrete was installed.

The Standard Concrete-Steel Company, who installs this valuable system, has now running many contracts which will go well into the cold weather, and is equipped to start any number of new contracts with the guarantee that Winter will not stop them. Their yard is full of stock beams of the light sections, which form their reinforcements, and their own beam and riveting shops take care of the fabrication of the entire steel work of the job. What better assurance can the intending builder want that his Winter Job will go through? He knows that with concrete construction *his price will be right.*

## THE STANDARD CONCRETE-STEEL COMPANY
**REINFORCED CONCRETE ENGINEERS AND CONTRACTORS**
**413-17 EAST 31st STREET NEW YORK**


sions. The roof will be of mansard terra cotta and tile, with steel girders, yellow pine timber, copper cornices, steam heating. Mr. Wills's contract does not include heating, wiring or plumbing. Wm. B. Tuthill, 287 4th av, is the architect. Mr. Schinasi is a large tobacco manufacturer.

### Plans for Raymond Street Jail Approved.

Plans for the large annex building to be erected in connection with the Raymond st jail, Brooklyn, were approved by the Municipal Art Commission on Tuesday of this week. The structure is to cost in the neighborhood of $350,000, and is to be similar in design to the present building. Messrs. D'Oench & Yost, 289 4th av, Manhattan, are the architects. Plans for the new 5-sty Nurses' Home and Training School of the Kings County Hospital, which is to cost $250,000, have also been approved.

### Another Apartment House for 79th St.

79TH ST.—The Stuyvesant Co-operative Builders, 437 5th av, will soon erect another high-class 12-sty apartment house at No. 310 West 79th st, to cost in the neighborhood of $500,000. Plans are being prepared by Messrs. Radcliffe & Kelly, No. 3 West 29th st. The Hedden Construction Co., 1 Madison av, is the builder of the 12-sty apartment house which the same owners are to erect at the southeast corner of 7th av and 58th st, for which architects Harde & Short, 3 West 29th st, have completed plans. (See issue July 20, 1907.)

### Nine 3-Story Dwellings for The Bronx.

BRYANT AV.—Harry T. Howell, architect, 3d av and 149th st, has plans on the boards for nine 3-sty two-family dwellings, to be erected on the west side of Bryant av, 225 ft. north of 172d st, Bronx, for James A. Banzer, of 534 Willis av. The exteriors will be of brick, and they will contain all up-to-date improvements. The cost is placed at about $72,000.

### Improvements at Sheepshead Bay.

Plans are being prepared for extensive additions to the Coney Island Club House at Sheepshead Bay, Long Island, to cost in the neighborhood of $60,000. The work will consist chiefly of increasing the capacity of the field stand and commissioners' paddock, and interior improvements to the club house. Messrs. Dodge & Morrison, No. 82 Wall st, are the architects.

### Thompson-Starrett Co. to Enlarge Wanamaker's Philadelphia Store.

It was learned the past week that the Thompson-Starrett Company, 51 Wall st, Manhattan, has received the masonry and steel work on the second half of the department store building which John Wanamaker is to erect on Chestnut and 13th sts, Philadelphia, Pa.

### Apartments, Flats and Tenements.

BROADWAY.—The Fluri Construction Co. will build on Broadway the northwest corner of 180th st, adjoining the Holy Rood Church, Washington Heights, several 6-sty high-class apartments.

ARTHUR AV.—L. F. J. Weiher, 103 East 125th st, has plans for a 6-sty flat building, 50x105.3 and 105.9 ft., for Pasquale Gargiulo, 47 Jay st, to be erected on Arthur av and Belmont pl, to cost about $120,000.

149TH ST.—The Dacorn Realty Co., of 7 Pine st., will erect on the northwest corner of 149th st and St. Ann's av two 6-sty flat buildings for 60 families each, 49x67 and 51x62 ft., to cost a total of $100,000. Plans will be completed within a few days and it is expected that the owners will take figures at once. Messrs. Moore & Landsiedel, 148th st and 3d av, are the architects.

### Alterations.

1ST AV.—Edward A. Meyers, 1 Union sq, is preparing plans for improvements to No. 689 1st av, for Isaac Heller, 71 Nassau st.

AMSTERDAM AV.—Martin Keppler, St. George, S. I., will improve No. 65 Amsterdam av. J. B. Snooks' Sons, 73 Nassau st, are making plans.

THAMES ST.—John H. Friend, 148 Alexander av, is planning for alterations to Nos. 21-23 Thames st, owned by John Terscher, 303 West 80th st.

46TH ST.—Wm. Kurtzer, Spring st and Bowery, is making plans for alterations to No. 235 East 46th st, owned by Michael C. Cross, 248 West 52d st.

MADISON ST.—Messrs. Shancupp & Goldberg, 157 East 72d st, will make extensive alterations to No. 346 Madison st. M. Zipkes, 147 4th av, is making plans.

### Miscellaneous.

3D AV.—It is learned that the building which the American Real Estate Co., 5th av and 44th st, proposes to erect at 3d av and 149th st, the northwest corner, will be a large dry goods store. (See also issue Nov. 9, 1907.)

Palmer & Hornbostel, 61 William st, Manhattan, have made revised plans and will soon call for new bids for the 3-sty memorial building for the board of trustees of the Soldiers' Memorial, Pittsburgh, Pa. The cost is estimated at $1,000,000.

Architect Cass Gilbert, 11-15 East 24th st, Manhattan, has completed plans for the 1-sty railroad station for the N. Y., N. H. & H. R. R. Co., to be erected at Cazenovia, N. Y., at a cost of $50,000; also for a 1-sty station for the same company to be built at Morris Park, to cost $40,000.

### Estimates Receivable.

253D ST.—Herbert M. Baer, 542 5th av, is about ready for figures for the new 2-sty residence, 43x49 ft., which Eugene Christian is to erect at 253d st, Riverdale, the Bronx, to cost $22,000. (See also Nov. 2, 1907.)

17TH ST.—The Domestic Realty Co., 28 West 22d st, is about to award contracts for the 7-sty mercantile structure to be erected at Nos. 121-125 West 17th st, for which Messrs. Schickel & Ditmars, 111 5th av, have prepared plans.

34TH ST.—No contracts have yet been awarded for $30,000 worth of improvements to the four 4-sty buildings, Nos. 149 to 155 East 34th st, for George G. Moore, 833 Madison av. Messrs. Ludlow & Valentine, 1 East 27th st, are the architects.

115TH ST.—Francis J. Lantry, Fire Commissioner, will receive bids until Nov. 20 for constructing additions and alterations to quarters of Engine Company 58, located at 81 West 115th st, and to quarters of Engine Company 35, located at No. 223 East 119th st.

BROADWAY.—Allen & Collens, 1170 Broadway, will receive estimates until Nov. 18 for the five buildings to be erected at Broadway, Claremont av, 120th and 122d sts, for the Union Theological Seminary, of 700 Park av. The project is estimated to cost about $1,000,000. The construction will be of steel, light brick and stone. The awards will not be made for some time yet.

TRINITY PL.—No contracts have yet been awarded for the 3-sty store and office building which the U. S. Express Company will erect at the southwest corner of Trinity pl and Rector st, to cost $75,000. The building will be used as an annex to the company's 23-sty structure. Clinton & Russell, 32 Nassau st, are the architects. Edward T. Platt is treasurer, Thomas C. Platt, president, Chauncey H. Crosby, vice-president, and Frank H. Platt, a director. The magnificent new structure now occupied by the company was erected by the Thompson-Starrett Co., 51 Wall st.

### Contracts Awarded.

MADISON ST.—A. H. Taylor, 6 East 42d st, has completed plans and awarded to P. Pomponio, 217 Mott st, the contract for changes to No. 311 Madison st.

LENOX AV.—Barr & Gruber, 210 Bowery, have received the contract for alterations to the northeast corner of Lenox av and 126th st, for H. H. Moritz, 117 South 9th av, Mt. Vernon, N. Y.

The Abbott-Gamble Co., 32 Broadway, Manhattan, has obtained the contract for the construction of a tunnel, laying water pipe and sewer lines for the Celluloid Company, 295 Ferry st, Newark, N. J.

AV A.—J. McKiernan, Broadway and 89th st, has obtained the general contract for $15,000 worth of improvements to Nos. 361-371 Av A, for the New York Railroad Co. Henry Erkins, 2187 Broadway, prepared plans.

2D A.—John J. Durkin, 1 Madison av, has obtained the masonry and carpenter work, and T. J. Tuomey, 1248 3d av, the plumbing for extensive improvements to No. 729 2d av, for Catherine Looram, 135 East 79th st. James J. F. Gavigan, 1123 Broadway, architect.

The receivers of Milliken Brothers, Inc., No. 11 Broadway, Manhattan, have recently received contracts for a considerable tonnage of steel work required for a paper mill in British Columbia, and also for an extension to the grand stand at the Sheepshead Bay Racetrack, Brooklyn, N. Y.

PARK AV.—General Contractor Wm. J. Taylor, 5 East 42d st, has sublet the carpenter contract to C. W. Kloppert's Sons, 328 East 25th st, and plumbing to Milton Schnaier & Co., 347 Columbus av, for the 12-sty apartment building, 51x90 ft., to be erected at 863 Park av, for the Eight Hundred and Sixty-Three Park Avenue Co., to cost $350,000.

PARK PLACE.—George Vassar's Son & Co. has awarded the steam heating contract to Wm. J. Wright Co., 90 West st, and plumbing to Chas. W. Barnett, 118 W. 26th st, for the 5-sty loft building addition to be erected at 9-15 Park pl, for the American News Co., 39 Chambers st. The operation is to cost $150,000. Fay Kellogg, 104 East 16th st, is architect.

12TH ST.—Ravitch Bros., Mangin st, have the general contract to erect the 12-sty mercantile building at No. 8 East 12th st, for the Master Builders Realty Co., of 99 Nassau st, to cost $100,000. Arthur W. Reichow, 428 Central Park West, is president, Joseph Ravitch, 120 East 93d st, treasurer, and Max Heymann, 26 West 114th st, secretary. Plans are by Samuel Sass, 23 Park row.

A recent contract awarded Frank B. Gilbreth, of Manhattan, is for a can factory for the Seacoast Canning Co., at Eastport, Me. The architect and engineer is Charles T. Main, of Boston, Mass. The structure is to be two stories in height, 120x130 ft. long. The first floor will be of reinforced concrete designed for a live load of from 200 to 900 lbs., while the second story and roof will be of the slow-burning type of mill construction.

## BUILDING NOTES

A committee of the Central Federated Union has been appointed to prepare plans for the organization of a new Central Building Trades Council in this city, one in which rival unions in the same trade may be brought together.

Announcement is made of the removal of the New York offices of the Raymond Concrete Pile Company to 140 Cedar st, in the new West Street Building. The steady increase in the business of the company made the abandonment of the former quarters necessary in order to gain greater floor space.

The Municipal Civil Service Commission, No. 229 Broadway, will receive applications until 4 p. m., Wednesday, November 27, for the position of topographical draughtsman. The examination will be held on Thursday, December 19, 1907, at 10 a. m. Also until 4 p. m., Tuesday, November 26, for the position of structural steel draughtsman. The examination will be held on Tuesday, December 17, 1907, at 10 a. m.

John A. and James Q. McCarthy, formerly of the firm of Murtagh & McCarthy, dealers in masons' building materials, for many years located at the foot of Rivington st, East River, have moved their office and yards to the foot of 3d st, East River, where a full line of building materials will be kept on hand for prompt deliveries. Mr. Wm. A. Thomas will be associated with the above. Telephones 520, 521 and 101 Orchard.

The Long Island Railroad will use concrete pile foundations for the new conduit line in the North Shore Yards at Long Island City. The contract has been awarded the Raymond Concrete Pile Company, of Chicago and New York, by J. P. Savage, Chief Engineer. The conduit, which will be of concrete, will be 1,100 ft. long, and will carry the feed wires for the electric system. The application of concrete piling to conduit foundations is a novel one, this being the first time such use has been made on a contract of any magnitude. The Abbott-Gamble Company are the general contractors.

The Cutler Mfg. Co., of Rochester, N. Y., inform us that since the publication of the present volume of Sweet's they have abandoned the manufacture of the old Standard Cutler Mail Chute, the use of which is no longer permitted by the Post Office Department, and this has been replaced by "Model F," a chute of entirely new design and construction, which complies perfectly with the new regulations and meets the requirements of modern business conditions. Its simplicity and their improved and extended facilities enable them to produce this form of mail chute at a much lower price than they have heretofore been charging.

Tax Commissioner Charles Putzel, for the American Publishing Company and the Journal of Commerce has compiled a book entitled "Commercial Precedents," containing 775 pages, covering over 375 subjects to embrace the entire field of commercial law. The book contains an index covering over 50 pages, and also a glossary for legal terms and definitions, and a set of forms. This book is designed to meet the wants of business as well as professional ones and really is an essential work of reference. Any one can find a subject or question in which he is interested at a glance. The alphabetical arrangement of the subject matter in the body of the book as well as in the index is about as near perfect as any one can find. Difficulties are overcome and the problems solved by the simple method adopted to find the matter desired. The American Publishing Company, of Hartford, with office at 156 Fifth av, is the selling agent. Mr. Putzel has been active in the general practice of the law in New York City for over 25 years.

### Cost of Concrete Posts.

Dellwood Park, a pleasure resort near Chicago, contains 62 acres of land, and is fenced with concrete posts. A thousand of these posts are 9 ft. long and the remainder 7 ft. They are 4x4 ins. in cross section at the top and 4x6 ins. at the base. They are made of one part Portland cement and two parts stone screenings, ranging from dust to one-four-inch pieces. Each post is reinforced with four ¼-in. Johnson corrugated bars, and on each corner.

According to the Cement Age, the average cost of the 9-ft. posts was 65 cents each, including all expenses, and based on the following prices: Cement cost $2 a barrel; screenings, 75 cents a cu. yd.; reinforcing steel, 3¼ cents a pound; the two laborers were paid $2 a day each. The posts were allowed to season at least a month after they were manufactured before they were set,

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Trinity pl, s w cor Rector st, 3-sty brk and stone store and office building, 46.4x78.10, tar and gravel roof; cost, $75,000; U S Express Co, 2 Rector st; ar'ts, Clinton & Russell, 32 Nassau st. —759.

11th st, No 700 East, 1-sty brk and stone outhouse, 6.2x6; cost, $200; estate of George Keil, 700 E 11th st; ar't, Henry Regelmann, 133 7th st.—760.

13th st, s s, 204 e Av D, 2-sty concrete and brk stable, 62.8x32.8, asbestos slate roof; cost, $8,000; ow'r, ar't and b'r, The N Y Mutual Gas Co, 36 Union sq.—754.

13th st, Nos 405-409 West, 1-sty brk and stone stable, 60x27, tar and gravel roof; cost, $5,000; The Astor estate, 23 W 20th st; ar't, James McWalters, 2434 Broadway.—757.

Broadway, Nos 364-366, 12-sty brk and stone store and office building, 50x100, slag or gravel roof; cost, $500,000; Louis M Jones & Co, 350 Broadway; ar't, F C Browne, 143 W 125th st. —758.

1st av, No 208, 1-sty brk and stone outhouse, 11.2x6.8; cost, $400; estate of Arthur M Foley, 200 Union st, Montclair, N J; ar't, Henry Regelmann, 133 7th st.—755.

### BETWEEN 14TH AND 59TH STREETS.

57th st, No 110 West, 6-sty and roof house brk and stone club house, 75x90, slag roof; cost, $300,000; The Lotos Club, 558 5th av; ar't, Donn Barber, 24 E 23d st; b'r, Marc Eidlitz, 489 5th av.—756.

### NORTH OF 125TH STREET.

Broadway, w s, 300 s Lafayette av, four 3-sty brk and stone dwellings, 100x25.1; total cost, $28,800; W L Sheafer, Pottsville, Pa; ar't, E L Brown, 12 North Broadway, Yonkers, N Y.—761.

## BOROUGH OF THE BRONX.

149th st, s s, 269 w St Anns av, two 5-sty brk tenements, 40x88; total cost, $80,000; Moorehead Realty & Const Co, 718 E 142d st; ar't, Edw J Byrne, 149th st and 3d av.—1055.

188th st, n s, 483.6 w Aqueduct av, 1-sty frame tool house, 12x8; cost, $40; Hugh McLernan, Park View pl and Tee Taw pl; ar't, J J Vreeland, 2019 Jerome av.—1062.

205th st, s w cor Villa av, 5-sty brk tenement, 25x90; cost, $25,000; Angelo Guazzo, 3128 Villa av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—1060.

216th st, s s, 150 w Laconia av, 2-sty brk dwelling, 18x26; cost, $2,500; Charles Davite, 293 E 151st st; ar't, Wm Thos Mapes, White Plains av.—1059.

Anderson av, e s, 452.6 n Jerome av, two 5-sty brk tenements, 37.6 x101.10; total cost, $40,000; J H Jones, 950 Ogden av; ar't, Lloyd J Phyfe, 950 Ogden av.—1058.

Belmont av, e s, 127.8 n 181st st, 1-sty frame stable, 25x16; cost, $350; C Pianisani, on premises; ar't, Chas S Clark, 709 Tremont av.—1054.

Boscobel av, e s, 100 n Nelson av, 2½-sty frame dwelling, shingle roof, 30x64; cost, $4,700; ow'r and ar't, H M Chute, 23 E 86th st.—1056.

Bryant av, w s, 225 n 172d st, nine 3-sty frame dwellings, 19.5 and 19.6½x55; total cost, $72,000; Jas A Bauzer, 534 Willis av; ar't, Harry T Howell, 149th st and 3d av.—1061.

Hull av, s w cor 205th st, five 2-sty brk dwellings, 17 and 20.9x42 and 46; total cost, $22,000; H & M Millinger, 773 E 157th st; ar't, Franz Wolfgang, 787 E 177th st.—1057.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Bank st, Nos 52-54, store fronts, partitions, dumb waiter shaft, to 6-sty brk and stone store and tenement; cost, $150; Chas M Straub, ow'r and ar't, 122 Bowery.—2916.

Canal st, No 35 / Ludlow st, No 6 — new plumbing, partitions, windows, to two 5-sty brk and stone stores and tenements; cost, $2,000; Bernard Cohen, 348 Central Park West; ar't, F W Fischer, 24 E 23d st.—2904.

Delancey st, s w cor Suffolk st, side and rear extension, to 6-sty brk and stone office building; cost, $20,000; Delancey-Suffolk Co, 156 5th av; ar't, S Sass, 23 Park row.—2936.

Elizabeth st, No 167, partitions, skylights, windows, to two 5-sty front and rear tenements; cost, $2,000; Peter J Lavelle, 228 Mulberry st; ar't, Thomas W Lamb, 224 5th av.—2928.

Grand st, No 364, 1-sty brk and stone rear extension, 17.8x28.5, toilets, partitions, to 4-sty brk and stone tenement and store; cost, $5,000; H Krug, 384 Grand st; ar't, O Reissmann, 30 1st st. —2942.

Great Jones st, No 38, partitions, toilets, windows, hoistway, to 4-sty brk and stone store and loft building; cost, $2,000; Richard and Gustav Jost, 156 Canal st; ar't, R Rohl, 128 Bible House. —2924.

Goerck st, Nos 71-73, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $3,000; Isac Brown, 1382 Clay av; ar'ts, Moore & Landsiedel, 3d av and 148th st.—2955.

Hudson st, No 159, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,500; Isabella C May, Washington, D C, and C d'Andique, Paris, France; ar't, Jacob S Glaser, 130 W Broadway.—2922.

Monroe st, Nos 42-44, partitions, windows, plumbing, skylight, toilets, to two 4 and 5-sty brk and stone tenements; cost, $500; Lawrence Drake, 330 W 57th st; ar'ts, John B Snooks Sons, 73 Nassau st.—2923.

Mulberry st, No 197, toilets, partitions, windows, sinks, to two 4-sty front and rear tenements; cost, $5,000; John White, 232 5th st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2939.

Madison st, No 15, alter walls, floors, to 5-sty brk and stone store and tenement; cost, $500; Samuel Aronson, 50 Mott st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—2907.

Madison st, No 311, toilets, partitions, plumbing, windows, to 5-sty brk and stone tenement; cost, $2,250; David Keane, 35 Wall st, Mrs P K Taylor, 226 W 70th st, Mrs C K Phelan, 107 W 76th st; ar't, A H Taylor, 6 E 42d st.—2945.

Orchard st, Nos 85-89, build passageway to 6-sty brk and stone tenement; cost, $500; I M Oshinsky, 144 Ridge st; ar't, O Reissmann, 30 1st st.—2920.

Pike st, No 34, alter stairs, to 3-sty brk and stone synagogue; cost, $75; Beth Hakneses Anshei Slutzk, 97 East Broadway; ar't, H Horenburger, 122 Bowery.—2900.

Spring st, No 329, store fronts, to 3-sty brk and stone store and dwelling; cost, $1,000; Ermini Dambroso, 323 Spring st; ar't, Fredk Jacobson, 1204 Broadway.—2950.

Wall st, Nos 14-18 / Nassau st, No 3 — store fronts, to —sty brk and stone office and store building; cost, $1,000; Adele Livingston Simpson, 63 Wall st; ar'ts, Schwartz & Gross, 347 5th av. —2937.

7th st, No 69 East, tank, to 4-sty brk and stone tenement; cost, $150; S Schnee, 69 7th st; ar't, O Reissmann, 30 1st st.—2954.

11th st, No 700 East, fireproof bakeshop, to 5-sty brk and stone store and tenement; cost, $300; estate of George Keil, 700 E 11th st; ar't, Henry Regelmann, 133 7th st.—2930.

12th st, No 20 East, build iron fence to 6-sty brk and stone factory; cost, $500; E Uthe, 177 Wadsworth av; ar't, O Reissmann, 30 1st st.—2943.

12th st, No 3 East, partitions, windows, piers, to 3-sty brk and stone store and loft building; cost, $2,000; Helen C Redmond, 82 William st; ar't, Thomas W Lamb, 224 5th av.—2911.

18th st, Nos 153-155 East, windows, partitions, to two 6-sty brk and stone tenements; cost, $500; Wm Arenfeld, 301 E 17th st; ar't, John H O'Rourke, 137 E 47th st.—2914.

18th st, Nos 212-214 West, toilets, to 4-sty brk and stone tenement; cost, $350; C D White, 128 W 22d st; ar't, Geo Haug, 30 E 20th st.—2935.

22d st, Nos 312-314 East, install iron posts to 6-sty brk and stone factory; cost, $500; Geo Schlegel, 138 Centre st; ar't, A G Rechlin, 235 5th av.—2921.

31st st, No 310 East, partitions, windows, toilets, to 4-sty brk and stone tenement; cost, $2,500; Adolph Schlesinger, 7 Stanton st; ar'ts, Gross & Kleinberger, Bible House.—2902.

34th st, Nos 149-155 East, 1-sty brk and stone rear extension, 83.4 x46.7, partitions, stairs, to four 4-sty brk and stone offices and dwellings; cost, $30,000; Geo G Moore, 833 Madison av; ar'ts, Ludlow & Valentine, 1 E 27th st.—2929.

34th st, No 39 West, new stairs, store fronts, partitions, to 4-sty brk and stone loft building; cost, $4,000; Bankers Investment Co, 1 W 34th st; ar't, John H Knubel, 318 W 42d st.—2934.

41st st, No 301 East, partitions, toilets, show windows, to 5-sty brk and stone tenement; cost, $200; H A Reilly, 301 E 41st st; ar't, Francis L Shea, 45 Lenox av.—2901.

46th st, No 229 East, toilets, partitions, to 5-sty brk and stone store and tenement; cost, $2,000; Louise Nuhn, 232 E 53d st; ar't, Otto L Spannhake, 233 E 78th st.—2940.

47th st, No 333 East, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $3,000; L Giallello, 330 E 24th st; ar't, C H Dietrich, 42 Union sq.—2949.

50th st, Nos 507-513 West, 5-sty brk and stone front and rear extensions, 44x17, stairs, toilets, partitions, to two 5-sty front and rear factories; cost, $15,000; Julius G Hocke, 669 Av C, Bayonne, N J; ar't, Henry Davidson, 255 W 69th st.—2932.

54th st, No 323 East, toilets, partitions, windows, stairs, to 5-sty brk and stone tenement; cost, $3,000; M Weil, 321 East Houston st; ar't, O Reissmann, 30 1st st.—2909.

63d st, No 183 West, partitions, iron stoop, show windows, to 5-sty brk and stone tenement and store; cost, $3,500; Alva Realty Co, 198 Broadway; ar't, Chas B Meyers, 1 Union sq.—2918.

67th st, Nos 52-54 West, alter elevator shaft, new hoist elevator, to 3-sty brk and stone garage; cost, $1,000; Wm H Hubbell, on premises; ar't, E Rossbach, 1947 Broadway.—2941.

71st st, No 413 East, partitions, toilets, windows, to two 2 and 3-sty brk and stone tenements; cost, $1,000; J Bohlman, 431 E 71st st; ar't, Adolph E Nast, 147 4th av.—2931.

80th st, No 183 East, steel beams, floors, columns, bathrooms, to 4-sty brk and stone garage and residence; cost, $4,000; Mrs J C Bowron, Brookside Drive and Putnam av, Greenwich, Conn; ar'ts, Bosworth & Holden, 1170 Broadway.—2925.

104th st, No 301 West, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, $500; Abraham Kassel, 120 E 73d st; ar't, Max Muller, 115 Nassau st.—2913.

117th st, No 508 East, pent house, skylights, to 3-sty brk and stone shop; cost, $900; Annie M Keenan, 353 W 119th st; ar'ts, B W Berger & Son, 121 Bible House.—2951.

156th st, No 420 West, toilets, to 2-sty brk and stone dwelling; cost, $500; Max Marx, 128 Broadway; ar't, M Zipkes, 147 4th av.—2944.

Av A, No 133, partitions, toilets, to 6-sty brk and stone stores and tenement; cost, $400; Sigmund Schnee, 230 Grand st; ar't, A Hopp, 185 E 104th st.—2927.

Av A, Nos 361-371, install freight elevator, boiler, partitions, to 3-sty brk and stone factory; cost, $15,000; N Y R R Co, on premises; ar't, Henry Erkins, 2187 Broadway.——2926.

Broadway, No 1263, show windows, to 4-sty brk and stone loft building; cost, $300; Jane E Britton, 1437 Broadway; ar't, L F J Weiher, 103 E 125th st.—2938.

Bradhurst av, Nos 122-124, partitions, toilets, windows, to two 5-sty brk and stone tenements; cost, $7,000; Julius H Reiter, 61 Park av; ar'ts, Gross & Kleinberger, Bible House.—2952.

Lenox av, n e cor 126th st, plumbing fixtures, partitions, store fronts, to 5-sty brk and stone store and office building; cost, $5,000; H H Moritz, 117 South 9th av, Mt Vernon; ar't, Fred Ebeling, 420 E 9th st.—2912.

Madison av, No 1787, partitions, floors, show fronts, to 5-sty brk and stone tenement and stores; cost, $2,000; Milton C Henley, 1394 Lexington av; ar'ts, S B Ogden & Co, 054 Lexington av. —2908.

1st av, No 639, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $3,000; Mary Larkin, 116 W 129th st; ar't, C H Dietrich, 42 Union sq.—2917.

1st av, No 307, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, $1,000; Mrs Emma Hatch, 53 3d av; ar't, Henry Regelmann, 133 7th st.—2905.

1st av, No 390, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $2,000; A M Robinson, 204 W 83d st; ar't, O Reissmann, 30 1st st.—2933.

1st av, No 60, alter tank, to 5-sty brk and stone store and tenement; cost, $250; John H Iden, 228 W 136th st; ar't, Wm Kurtzer, Spring st and Bowery.—2953.

1st av, No 2123, new chimney, partitions, toilets, windows, to 4-sty brk and stone tenement and store; cost, $1,000; M Battiloro, on premises; ar'ts, Moore & Landsiedel, 3d av and 148th st.—2948.

(Continued on page 831.)

# Construction News Reports

## From the Surrounding Country

### Kings County.

BERGEN ST.—Work is about to be started by Samuel Brash, 1871 Sterling pl, on the erection of three store and flat houses on the south side of Bergen st, east of Hopkinson av, from plans by L. Danancher, 377 Rockaway av. Cost, $40,000.

6TH AV.—Separate contracts will be let for interior furniture, furnishings, decorations, etc., for the new church and parochial school to be built at the northwest corner of 6th av and 8th st for the Sixth Avenue Methodist Episcopal Congregation as previously mentioned. George Constable, 35 Wall st, Manhattan, is the architect. Cost, $75,000.

ROGERS AV.—Mr. Wilfred Burr, 410 Hancock st, is still open for estimates for six store and dwelling houses which he is about to build on Rogers av 20 ft. south of Robinson st, at an estimated cost of $36,000.

14TH ST.—Plans have been completed by Millman & Son, 1782 Pitkin av, for a flat house for Julius Weiss, 270 Sackman st. It will be located on the north side of 14th st, east of 3d av. Approximate cost, $40,000.

### Queens County.

CORONA.—Jackson av and Cleveland st, Corona, will be improved by Chas. Diogardi, Jackson av and Cleveland st, with two 3-sty stores and dwellings, to cost $16,000. Architect, R. W. Johnson.

JAMAICA.—F. W. Scutt, Fulton st, owner, and H. E. Hauguard, architect, will build on Shelton av, east of Flushing av, Jamaica, four 2½-sty frame dwellings, 20x31, to cost $12,800.

LONG ISLAND CITY.—On Cooper st, n of Grand av, L. I. City, Eucke & Reinhardt, 67 Camelia st, L .I. City, will erect two 2-sty frame dwellings, to cost $9,000.

RIDGEWOOD.—L. Berger & Co. are planning for a brk dwelling on Madison st, n s, 124 e Forest av, Ridgewood, for John Eisenhauer, 123 Forest av, Ridgewood, to cost $4,000.

RICHMOND HILL.—Jamaica av, n s, 135 w Elm st, Richmond Hill, will be improved by John Bruns, Ward st and Liberty av, Richmond Hill, with two 3-sty brk stores and dwellings, 20x55, to cost $13,000. Walter J. Brown is architect.

FLUSHING.—Architect G. W. Wicke is making plans for two dwellings to be erected on Amity st, w of Union st, Flushing, for Elbert Hallen, 25 Main st, to cost $9,000.

LONG ISLAND CITY.—On 2d av, n of Potter av, L. I. City, Frank Zbenovac, 32 N. Washington pl, will erect one 2-sty frame dwelling, 22x42, to cost $4,000. Frank Schmelik is architect.

OZONE PARK.—John Mathing is planning for two dwellings to be erected on Welcome pl, w s, 236 s Rockaway road, Ozone Park, for Kate Deninger, Welcome pl, Ozone Park, to cost $4,200.

CORONA.—Thompson Bros., Grant st and Jackson av, Corona, will build on Evergreen av, e s, 200 n Shell road, a 2-sty dwelling, to cost $3,900. R. W. Johnson is architect.

BAYSIDE.—Linwood av, w s, 240 n Palace Boulevard, Bayside, will be improved by owner and architect, A. J. Douley, 69 Irving pl; a 3-sty frame dwelling, 30x33, will be erected to cost $4,000.

ASTORIA.—Work will be started at once for a new edifice which is to be erected for the First Methodist Episcopal Church at a cost of about $55,000 at Temple and Crescent sts.

MASSAPEQUA.—H. B. Upjohn, 96 5th av, Manhattan, has completed plans for a residence, 34x42 ft., at Massapequa, L. I., for Walter E. Sawyer.

STONY BROOK.—H. T. J. Fuehrman, 1161 Broadway, Manhattan, has drawn plans for a residence, 40x54 ft., at Stony Brook, L. I., for L. Johanns, Produce Exchange. Cost, $25,000.

ARVERNE.—Wm. F. Kemble, 112 W. 42d st, Manhattan, is preparing plans for eight 2-sty residences at Arverne, L. I., for the Somerville Realty Co.

### Westchester County.

NEW ROCHELLE.—R. E. Archibald, 149 E. 125th st, Manhattan, has completed plans for three 2-sty dwellings, 20x40 ft., at New Rochelle, N. Y., for E. Deierlein, 10 Oak st, Yonkers, N. Y.

### New York State.

GOUVERNEUR.—The proposition of building a new schoolhouse on the site of the East Side School now confronts the taxpayers. A new building such as would be suitable for a village of this size with a growing population would probably cost in the neighborhood of from $15,000 to $20,000.

NEWARK VALLEY.—T. I. Lacey & Son, Binghamton, have plans for the Spaulding and Tappan Memorial Library Building at Newark Valley.

POUGHKEEPSIE.—Jackson & Rosencranz, Manhattan, have been commissioned to prepare plans and obtain estimates for a new Y. M. C. A. building, to cost $100,000, to be erected on Market st.

REMSEN.—Bids will be received until Dec. 7 at the office of Walter G. Frank, architect, 17 Clarendon Bldg., Utica, for erecting the Didymas Thomas Library at Remsen.

WATERVLIET.—Contract to erect a shop and stock room at the Arsenal has been awarded to Elmer H. Havens, of Albany. The building is to be of concrete and brick, 50x80 ft.

### New Jersey.

NUTLEY.—James Ferrarra will erect a 2-family brk dwelling on Wilson st, Nutley, N J.

NEWARK.—Wm. K. Schoenig & Son, 418 Springfield av, have plans ready for a modern 6-family flat building for Adam Theim, a builder of 174 Hawthorne av, to be erected at Nos. 118-120 Hawthorne av, to cost $10,000.

UNION.—Hyman Rosensohn, of 747 Broad st, has completed plans for the erection of two attached double flats on Van Verst pl, in the town of Union, which will be owned and built by Marcus Goodman, of Newark. The fronts of the structures will be faced with buff-colored pressed brick, trimmed with terra cotta. The owner builds by day's work and will buy all materials. It is estimated that the cost of both buildings will be about $30,000.

SEA BRIGHT.—P. Hall Packer has just sold two lots on Lincoln av to David K. Blahan. Mr. Blahan will erect one new house during the winter.—George A. Harvey has given a contract to Jahnes & Welch to erect a new home on Washington av.

PATERSON.—Architect Wm. T. Fanning, Paterson, is completing plans for the erection of an operating pavilion at St. Joseph's Hospital. It is intended to start work at an early date. The structure will be 4 stories high, and with a basement.

NORTH ORANGE.—The congregation of the North Orange Baptist Church has pledged $25,000 toward the $40,000 building fund for the improvement of the lecture room and to the purchase of property for and improvements to the Emanuel chapel.

FAIRMOUNT.—At a school meeting it was voted to erect a brk school building in the Fairmount district to cost $55,000.

NEWARK.—Francis Averkamp, architect, is ready for bids for the erection of a large 4-sty brk building on the southwest cor of South Orange av and Grove st, for George Reiss. It will contain two stores and apartments for 20 families. It will be an ornate building faced with pressed brick and Indiana limestone. The apartments will be provided with all improvements except heat. About $35,000 will be expended.

JERSEY CITY.—Daniel E. Cleary will soon start work on the erection of a 4-sty brk storage building on the cor of Jersey av and Grand st, Jersey City. The building will contain all modern improvements, will be entirely fireproof and will have all the latest sanitary devices. Cost, about $28,000.

UNION HILL.—Jacob Platoff will shortly start work on the erection of a 4-sty office building on Bergenline av, between Franklin and Jefferson sts, Union Hill. The building will be 25x70 ft., and will be built of pressed brick with limestone trimmings. The cost of the building has not yet been made public.

WEST HOBOKEN.—The Congregation Beth Jacob, which was incorporated about a year ago, have just purchased from the First Presbyterian Church of West Hoboken property on the southeast cor of Clinton av and Hague st. The building now used as a church will be turned into a synagogue.

SUMMIT.—Plans have been completed and Architect H. King Cinklin, of 45 Clinton st, is ready for estimates under separate contracts for the erection of a double flat at Summit for Arthur M. Decker, of Decker Bros., Orange. The building will be erected under the supervision of the architect, and cost about $15,000.

HACKENSACK.—A new high school for Hackensack is contemplated to cost from $100,000 to $150,000.

METUCHEN.—Walker & Morris, New York City, let general contract to E. M. Waldron & Co., Newark, N. J., for a 3-sty school building for the Board of Education, Metuchen, to cost $41,000.

MORRISTOWN.—D. N. B. Sturgis, 96 5th av, Manhattan, has prepared plans for a stable at Morristown; also for a 2-sty residence, 95x95 ft., to cost $40,000.

ALPHA.—The Alpha Cement Co., Easton, Pa., is arranging to construct a power plant along the Pennsylvania side of Delaware River, near Foulrift, next spring.

NEWARK.—The citizens on Nov. 5 voted in favor of constructing a municipal electric light plant. Probable cost, $1,000,000.

ATLANTIC CITY.—Geo. E. Savage, Provident Bldg., Philadelphia, Pa., is preparing plans for a 2-sty stone parsonage and tabernacle, to be erected for the Atlantic City Methodist Church. Estimated cost, $30,000.

OCEAN CITY.—Plans are being prepared by Geo. E. Savage, Provident Bldg., Philadelphia, Pa., for a 1-sty stone church for the members of the Methodist Church, to cost about $30,000.

DEAL BEACH.—C. Powell Karr, 70 5th av, Manhattan, is preparing plans for a 2-sty residence, 33x44 ft., at Deal Beach, N. J., for W. F. Inman. Cost about $9,000.

MATAWAN.—H. A. Young, Keyport, N. J., has prepared plans for a 3-sty livery stable, 40x56 ft., for Harry B. Hulshach, Matawan.

ATLANTIC CITY.—The Tabernacle Methodist Episcopal Church of Atlantic City, N. J., has had plans prepared by Geo. E. Savage, architect, of this city. The new church will be built at Atlantic City. Cost will be about $28,000, and work will be started soon.

### Connecticut.

HARTFORD.—The Hoag Rapid Press Co., 32 Union pl., have decided to erect a new factory building on Bartholomew av.

NEW HAVEN.—Allen & Williams have plans ready for the new county home.

NORWICH.—Cudworth & Woodworth have plans for four concrete block houses and the industrial building for the Norwich Hospital for the Insane.

NEW HAVEN.—Allen & Williams have prepared revised plans for a parochial school building for St. Boniface R. C. Church.

SPRINGDALE.—Henry Marvin, Stamford, Conn., will have plans ready by the middle of this month for a 1-sty frame addition to the school house, at Springdale.

### Massachusetts.

NEW BEDFORD.—Wm. J. Dunn, of Fall River, is considering the erection of a department store here for J. V. Spare Dry Goods Co., of which J. Fuller is president.

SPRINGFIELD.—Plans have been made for a building for the Industrial House Charities, care Mrs. C. D. Hosley, to cost about $15,000.

BOSTON.—Shepley, Rutan & Coolidge are preparing plans for a bank building for the Old Colony Trust Co. Estimated to cost $500,000.

MALDEN.—Whiton & Haynes, 35 Federal st., Boston, were the lowest bidders for the erection of an armory, at Malden, as planned by Architects Spofford & Eastman, 50 Bromfield st, Boston.

(Continued on page 831.)

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Nov. 8 to 14, inc. | | 1906. Nov. 9 to 15, inc. |
|---|---|---|---|
| Total No. for Manhattan | 170 | Total No. for Manhattan | 224 |
| No. with consideration | 6 | No. with consideration | 14 |
| Amount involved | $3,432,175 | Amount involved | $522,675 |
| Number nominal | 164 | Number nominal | 210 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 10,993 | | 18,621 |
| No. with consideration, Manhattan, Jan. 1 to date | 732 | | 1,115 |
| Total Amt. Manhattan, Jan. 1 to date | $43,672,677 | | $59,606,512 |
| | 1907. Nov. 8 to 14, inc. | | 1906. Nov. 9 to 15, inc. |
| Total No. for the Bronx | 117 | Total No. for The Bronx | 237 |
| No. with consideration | 7 | No. with consideration | 9 |
| Amount involved | $53,037 | Amount involved | $132,250 |
| Number nominal | 110 | Number nominal | 228 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 8,082 | | 10,970 |
| Total Amt., The Bronx, Jan. 1 to date | $6,523,483 | | $7,223,905 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **19,075** | | **29,591** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$50,196,160** | | **$66,830,417** |

**Assessed Value, Manhattan.**

| | 1907. Nov. 8 to 14, inc. | 1906. Nov. 9 to 15, inc. |
|---|---|---|
| Total No., with Consideration | 6 | 14 |
| Amount Involved | $3,432,175 | $522,675 |
| Assessed Value | $5,648,500 | $343,500 |
| Total No., Nominal | 164 | 210 |
| Assessed Value | $11,461,500 | $7,036,100 |
| Total No. with Consid., from Jan. 1st to date | 732 | 1,115 |
| Amount involved " " | $43,672,677 | $59,606,512 |
| Assessed value " " | $32,684,900 | $41,689,275 |
| Total No. Nominal " " | 10,360 | 17,506 |
| Assessed Value " " | $334,594,800 | $583,364,610 |

MORTGAGES.

| | 1907. Nov. 8 to 14, inc. Manhattan. | Bronx. | 1906. Nov. 9 to 15, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 178 | 105 | 314 | 217 |
| Amount involved | $4,177,594 | $705,671 | $8,098,625 | $815,657 |
| No. at 7% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 6% | 71 | 65 | 114 | 54 |
| Amount involved | $554,055 | $415,302 | $1,401,841 | $231,752 |
| No. at 5¾% | 1 | ..... | ..... | ..... |
| Amount involved | $30,000 | ..... | ..... | ..... |
| No. at 5½% | 10 | 12 | 4 | 11 |
| Amount involved | $1.110,000 | $77,700 | $235,500 | $57,165 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | 55 | 15 | 119 | 115 |
| Amount involved | $1,899,239 | $88,075 | $3,604,244 | $263,606 |
| No. at 4¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4½% | 4 | ..... | 28 | 2 |
| Amount involved | $86,000 | ..... | $1,191,300 | $18,000 |
| No. at 4¼% | 1 | ..... | ..... | ..... |
| Amount involved | $75,000 | ..... | ..... | ..... |
| No. at 4% | 3 | ..... | 1 | ..... |
| Amount involved | $31,000 | ..... | $1,400 | ..... |
| No. at 3½ | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 33 | 13 | 48 | 35 |
| Amount involved | $392,300 | $124,594 | $1,664,340 | $245,134 |
| No. above to Bank, Trust and Insurance Companies | 22 | 8 | 64 | 29 |
| Amount involved | $1,949,500 | $89,500 | $2,825,000 | $217,667 |
| | | 1907. | | 1906. |
| Total No., Manhattan, Jan. 1 to date | | 10,757 | | 16,137 |
| Total Amt., Manhattan, Jan. 1 to date | | $288,305,357 | | $333,217,115 |
| Total No., The Bronx, Jan. 1 to date | | 7,250 | | 8,203 |
| Total Amt., The Bronx, Jan. 1 to date | | $66,148,633 | | $57,995,596 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **18,007** | | **24,340** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$354,453,990** | | **$391,212,711** |

PROJECTED BUILDINGS.

| | 1907. Nov. 9 to 15, inc. | 1906. Nov. 10 to 16, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 11 | 13 |
| The Bronx | 23 | 47 |
| Grand total | 34 | 60 |
| Total Amt. New Buildings: | | |
| Manhattan | $917,400 | $558,250 |
| The Bronx | 246,590 | 351,125 |
| Grand Total | $1,163,990 | $909,375 |
| Total Amt. Alterations: | | |
| Manhattan | $187,325 | $109,400 |
| The Bronx | 7,850 | 19,350 |
| Grand total | $195,175 | $128,750 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 902 | 1,542 |
| The Bronx, Jan 1 to date | 1,696 | 1,917 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,598** | **3,459** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $70,968,800 | $104,687,140 |
| The Bronx, Jan 1 to date | 19,102,984 | 24,731,655 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$90,071,784** | **$129,418,795** |
| Total Amt. Alterations: | | |
| **Manhtn-Bronx Jan. 1 to date** | **$14,952,654** | **$18,621,810** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Nov. 7 to 13, inc. | 1906. Nov. 8 to 14, inc. |
|---|---|---|
| Total number | 604 | 712 |
| No. with consideration | 32 | 43 |
| Amount involved | $255,648 | $290,765 |
| Number nominal | 572 | 669 |
| **Total number of Conveyances, Jan. 1 to date** | **29,625** | **42,679** |
| **Total amount of Conveyances, Jan. 1 to date** | **$17,952,385** | **$25,048,682** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 474 | 852 |
| Amount involved | $1,843,525 | $3,719,478 |
| No. at 6% | 285 | 350 |
| Amount involved | $955,840 | $1,024,403 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 136 | 168 |
| Amount involved | $645,950 | $981,350 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 36 | 292 |
| Amount involved | $168,485 | $1,419,006 |
| No. at 4½% | 1 | 4 |
| Amount involved | $5,000 | $76,000 |
| No. at 4% | 1 | 1 |
| Amount involved | $500 | $8,000 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 15 | 37 |
| Amount involved | $67,750 | $215,719 |
| **Total number of Mortgages, Jan. 1 to date** | **30,184** | **34,631** |
| **Total amount of Mortgages, Jan. 1 to date** | **$129,597,900** | **$142,759,979** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 97 | 195 |
| Estimated cost | $568,510 | $1,812,607 |
| Total Amount of Alterations | $71,664 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,852** | **7,645** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$59,948,630** | **$57,574,182** |
| **Total amount of Alterations, Jan. 1 to date** | **$5,956,567** | **$5,005,458** |

## The Week.

THE week in the real estate market, from a sales point of view, was brighter, and the brokers who reported sales were a little more encouraged. They report that they have a number under way, with a good chance of being put through, unless some new calamity happens. All they ask is to be let alone, and they will do business. While there was no material increase in numbers, still there was a better assortment, and a little broader market.

For example, 635 Broadway, a 34-foot front mercantile building running through to Mercer st, figured in a large trade, ninety lots in the Fort George section being given in part payment. Tenements in Mott and Houston sts changed hands and business buildings in Grand and Walker sts. A handsome dwelling in 6th st was sold, as well as the former home of President Chester A. Arthur in West 21st st. In the conveyances appear the following properties: Two 6-sty elevator apartment houses, 328 and 339 West 85th st, 327, 329, 331 East 105th st, 113 West 106th st, a 6-sty new-law house, Madison av, southeast corner of 96th st, a 6-sty elevator house, figured in a trade for four flats in 136th st. The 6-sty elevator apartment house at 158th st and Broadway was sold, giving Washington Heights its share of the business. This latter is exceptionally well situated, being very near Riverside Drive and the Audubon Park section. The trading in the Bronx was light, still it was an improvement over last week.

The leasing side of the realty market is holding its own splendidly. The feature of the week in this branch easily belongs to the lease put through by Messrs. M. & L. Hess. The property disposed of by them is 505 Fifth av, an 18-story store, loft and office building. The aggregate rental for the first flats in 136th st. The 6-sty elevator apartment house at 158th succeeding periods to be determined on a 5% basis. Besides this lease there were a number of large ones put through, mainly in the business section, though the usual number of dwellings were reported.

The mortgage market, as during the past few weeks, held the center of the stage. Many prospective purchasers were held off from buying from fear that they could not place a loan on the property, and in a number of instances they declared their intention as soon as it was shown that they would not have any difficulty in placing a reasonable amount. The total number of mortgages in Manhattan and Bronx recorded this week, up to the 14th of November, were 283 as against 306 for the corresponding period last week, and the total amount involved was $4,978,265 as against $7,910,939 last week.

There were several mortgages of considerable size recorded during the week. The Broadway and Cathedral Parkway Co. borrowed $750,000 on the northwest corner of 110th st and

Broadway at 5½% after the building that is in the course of construction is completed. In the interim the interest rate is 6%. This mortgage comes due Nov. 1, 1912. Harry Payne Whitney mortgaged his 5th av home, corner 57th st, for $500,000. The Pacific Realty Co. placed a mortgage on their holdings, 12 and 14 West 32d st, for $200,000. This mortgage bears 6% until the building now being erected is completed and then the interest rate is to be reduced to 5½%, and falls due Nov. 1, 1912. John T. Williams gave a mortgage to the Lawyers Title Ins. & Trust Co. for $160,000 on 778 and 780 Madison av, and the Title Insurance Co. loaned Albert Plant $100,000 on 118 William st.

The total number of private sales reported for the week is 36, of which 10 were below 59th st, 15 above, and 11 in the Bronx.

## THE AUCTION MARKET

There were several choice pieces of property put up at auction during the week just past and the prices brought by them were regarded as satisfactory considering the present condition of the money market. The principle offering was the Hotel Saranac, the sale of which is noted in another column. This parcel, together with the property owned by the estate of Letitia A. Poillon, and a 3-sty brick building in 46th st, between Broadway and 8th av, made an interesting sales day at the Exchange on Thursday last.

At the stand of Joseph P. Day the prices brought were as follows: The Hotel Saranac, $919,000; 428 to 432 Broadway, cor Howard st, to Bernando W. Benner, for a client, for $475,000; 85 to 89 Bedford st and 62 to 68 Barrow st, to Norman Harsell, a party in interest, for $80,000; 760 and 762 8th av, to Robert P. Zobel, for $60,000; 233 West 46th st, to Lewis Danahar, for $36,850. Several parcels in 150th st, near 7th av, went to the plaintiff for $125,000; 28 and 30 West 15th st to the plaintiff for $105,900. All right, title and interest in a couple of lots in Hillside st, near Broadway, to Andrew J. Larkin for $3,600; 1834 Bathgate av, to P. H. Mahon for $4,450, and the northwest corner of 2d av and 126th st to the plaintiff for $121,000.

At the stand of Joseph P. Day on Wednesday last six 5-sty flats in 160th st were knocked down to Simon Cyge, representing a party in interest, for $285,000. Prospect av, near Jennings st, to George Keller for $19,500.

## A Growing Section of the Bronx.

THAT the Bronx is growing, in spite of Wall Street panics and financial flurries, is shown conclusively by the transformation that is taking place in the Freeman st and Southern Boulevard section. There the carpenter's hammer has not been silenced, and instead of a recession in building, cellars for new houses are being dug, and houses are rushed because the demand for two-family houses and five and six-room apartments is still unsatiated.

Two years ago Freeman st and its vicinity were without a corporal's guard of houses; to-day it is well built up, and apartment houses are to be seen looming up in all directions. All the stores in Freeman st are occupied at good rentals, and the merchants appear to be very willing to pay from $60 to $100 for 20-ft. inside stores.

Real estate men report that the demand for two-family houses, to cost from $13,000 to $15,000, is considerable. The owners generally live on one floor and rent the other. Two years ago prospective purchasers demanded a ten per cent. income before buying small houses; but to-day they buy without having the income figured out to them to a cent.

During the year there have been built over forty two-family houses on Bryant av, and to-day they are nearly all sold. On Vyse av and Bryant av there are being started about twenty two-family houses. A number of 5-sty flats are being built on Hoe av, and at the corner of Freeman st and Southern Boulevard the Eichler Brewing Company has just completed a number of modern 5-sty, six-family flats.

One of the biggest building enterprises in the neighborhood is the solid block of modern 5-sty apartment houses completed by the Fleischmann Realty Co. The block is bounded by Wilkins av, Charlotte st, 170th st and Boston road, and consists of about twenty 40-ft. fronts, which all are finding ready rental. John P. Leo is building five 25-ft., 5-sty double flats in Southern Boulevard, south of Freeman st and the southeast corner of 170th st and Wilkins pl, is also completed and rented. With the building change a change in the class of tenants has also been noticed since the advent of the subway. The new class of residents want to be near rapid transit, and are willing to pay $5 to $6 per room. But when apartment houses are built away from the subway they are hard to rent.

—The Queens Home Realty & Construction Co., with offices at 139 East 59th st, recently incorporated with Harold B. Christens, president, Henry E. Jordon, treasurer, and Leo Green, secretary, has greatly enlarged its offices and reports a very encouraging prospect for future business.

## Weak Points in the Taxation System.

PROF. JOHN H. MacCRACKEN, of New York University, read a paper on Thursday morning before the National Conference on State and Local Taxation, being held under the auspices of the National Tax Association at Columbus, Ohio, on "Taxation of City Real Estate and Improvements on Real Estate as Illustrated in New York City," in which he strongly advocated a tax on the rental value of land improvements, and pointed out the strength and some of the weaknesses of the present system of real estate taxation in this city. Professor MacCracken said in part:

The taxation on real estate, as we have it in New York City, is probably on the whole the most equitable in its distribution, the simplest in its administration, and more productive in proportion to the sacrifice involved and carries with it fewer evil consequences than any tax system hitherto devised. To secure an annual revenue of eighty million dollars at an expense of about $600,000 for assessment and collection, with no greater sacrifice than is involved in the payment of 1½% on a 70% valuation, is a fine illustration of Colburt's supreme art of taxation—the plucking of the greatest number of feathers with the least amount of squalling.

In 1906, the receipts from the tax on real estate in New York City were approximately eighty million dollars. The same year the tax on personal property yielded only four and one-half millions, and the tax on franchises and the real estate of corporations only one and one-half millions.

The statistics are in many ways surprising. They show that of the total assessed value of New York real estate, 65.3% is land value and 37.7% is improvement value. Brooklyn is the only one of the five boroughs in which the buildings are rated as more valuable than the land, the percentage of improvement value being 55.2% as compared with 32.8% in Manhattan. This in spite of the fact that the skyscrapers and palaces are in Manhattan.

Weak points in our system of real estate taxation, according to Professor MacCracken, are the lack of success in assessing real estate at its market value, the relatively lower assessment placed on acreage property than on single lots and the unsatisfactory working of our tax on improvements. After citing some of the inequalities of the present tax on improvements, he said:

The substitution of a tax on the rental value of improvements will bring closer to the mind of the average citizen what he is paying for city purposes year after year. It will thus make the cost of city government a matter of more immediate interest to a majority of its population.

Just as Philadelphia is celebrated as a city of homes, so New York is celebrated as a city of tenants or occupiers, as they would be called in Great Britain. The number of those who own the homes they live in in New York has been placed as low as 10%. The remainder, of course, pay rent. The great majority pay no direct taxes. The result is, there is utterly lacking even among the more intelligent part of our population any just conception of what they pay for city government and municipal services.

The arguments for the tax on rentals are:

(1) Rental values are more readily ascertainable than the values of improvements, and furnish, therefore, a more exact basis of taxation.

(2) Rental values are a fair index of family income and a tax on rental values is, therefore, proportioned to ability to pay.

(3) A tax on rental values permits the exemption of a minimum rental, say, $100 a year from taxation, and if properly adjusted, would permit cheaper rents for the poorest class of dwellings or apartments.

(4) A tax on rentals, whether assessed against the occupier, as in Great Britain, or assessed against the owner (as is more desirable for the sake of ease of collection) would in its psychological effect be a direct tax for the majority of the population, and would give them an immediate concern in municipal expenditures.

New Yorkers are all alive to the fact that rents are very high in New York, but Professor MacCracken says that if we were to question a score of intelligent men, college professors included, as to what proportion of their payments for rent they thought went to pay the expenses of the city government, you would find their estimates wide of the mark. He imagines, therefore, that the proposal to introduce a tax on rental values of from 10% to 20% would appear at first sight as extortionate, and an impossible burden, but in reality it would be no greater than the tax now paid indirectly. It must be understood, of course, that to reach the rental value of the improvement it would be necessary to deduct from the total rental value a sum sufficient to yield a fair return on the assessed value of the land, say 3½% or 4% net.

For illustration, let us take a lot assessed at $50,000 with a house assessed at $10,000, and renting for $4,000. The present tax is $750 on the land and $150 on the house. Allowing $2,500 or 5% on the assessed value of the land, the rental value of the house would be $1,500, and a rental tax of 10% would be required to yield the same amount as at present. Again, take a commercial building, assessed at $350,000, standing on a lot assessed at $500,000 with rental value of $50,000. It now pays $7,500 on the land, and $5,250 on the building. If $2,500 were allowed as rental value of the land, it would require a tax of over 20% on the remainder of rental value to yield as large a tax as at present. It is evident, therefore, that while the property would pay no more into the city treasury than at present, the psychological effect would be magnified and the interest of the rent payer in municipal questions greatly increased. We should begin to understand that we were not so much better off with our present tax rates than our English cousins with their rates of two and three shillings in the pound, and we should begin to understand how some Londoners had begun to fear a rate of twenty shillings in the pound.

The objection may be raised against the proposed form of taxation that instead of diminishing it would increase the taxation of the poor, because the greatest gross rentals in proportion to the investment are paid by the poorest class of tenements. This, however, could be met in either of two ways: First, by a judicious exemption of rentals of small amounts, or second, by adopting cer-

tain fixed percentages to be applied to different classes of buildings to enable the assessor to estimate the net rental from the gross rental. To encourage the improvement of outlying property, I should favor also the exemption from the tax on rental value for the first two or three years, of both residential and commercial buildings when they were erected on property not previously improved.

With a tax on land and on franchises to bear the chief brunt of city taxation, a tax on the stock of certain classes of corporation, an excise tax, and a tax on the rental values of improvements, we should obtain, Professor MacCracken believes, at least so far as New York City is concerned, all needed revenue, with the least hardship, and with the greatest justice and largest incidental political and social benefits.

## Who's Who in Real Estate?—III.



JOSEPH L. BUTTENWIESER has been identified with real estate in all its branches in this city for years. By birth a Philadelphian, at an early age he came to New York and graduated from the College of the City of New York in 1883. While at college he won all the medals and first prizes in Latin and Greek during the course and stood at the head of his class during the five years' term. Then he took the law course and graduated from the University Law School of New York in 1887. He was the valedictorian of his class.

For two years and a half he taught school, and then he entered the real estate field. He chose operating on his own account and building as his field for operation. To get an idea of how active Mr. Buttenwieser has been in real estate, one must realize that he has built over three hundred houses and has bought and sold for his own account over a thousand houses in Manhattan.

Mr. Buttenwieser took very active part in the agitation which resulted in the repeal of the mortgage tax law and its substitution by the Mortgage Recording Tax Law. His speech before the joint Senate and Assembly Committees on Taxation and Retrenchment was widely distributed throughout the State.

As an owner of property, Mr. Buttenwieser has had nearly every class of building—private dwellings, apartment and tenement houses, loft and business buildings, etc. They have been located in all parts of the city. Most men have their likes and dislikes. Some favor one class of realty and some another. Not so with Mr. Buttenwieser; if any parcel appealed to him he bought it, and without hesitation. This is probably the cause of his success. His common sense and good judgment must not, however, be overlooked. He knew his locality, what it was he was buying, and the possibilities of increase in value. These qualifications added to boldness have borne their fruit, and today he is a large holder of real estate.

Among his holdings are the following pieces of property: 233 Lenox av, 636 Hudson st, 22 Morton st, 227 Waverly pl, 130 West 16th st, 232 East 23d st, 136 East 48th st, 101 Allen st, 319 West 58th st, 154 West 64th st, 154 East 70th st, 137 West 83d st, 1485 Park av, 1420 Third av, 252 West 124th st, 158 East 44th st, 150 Cherry st, 141-143 East 26th st, 6 Bank st, 88-90 Washington pl, 417 Third av, 41-43 Grand st, 386 First av, 39 Mott st, 410-412 East 6th st, 77 Sullivan st, 322 East 6th st, 340 East 6th st, 217-221 East 22d st, 29 East 7th st, 139 East 13th st, 158 East 26th st, 344 East 125th st, 342-344 West 30th st, 137-139 West 83d st, 528 First av, 101 Lexington av, 417 Third av, 425 Third av and 104-106 Houston st.

### Poor's Manual of Railroads.

The fortieth annual number of "Poor's Manual of Railroads" has just been published and is larger and more complete in detail than any of the previous issues. It divides the steam railroads into eleven groups, with a ready reference, so that information about any individual railroad can be easily found. A list of annual meetings, transfer agencies and dividend tables are also given. One of the features of this work is the list of maps. These are divided into two sections, the colored State maps, of which twenty-four are printed, form one section, and maps of individual companies (uncolored) of which there are seventy, comprise the second one. One can readily see by turning to the State map all the railroads that operate in that State, and then by turning to the individual map the entire territory covered by a given railroad can be seen at a glance. The industrial section gives the last statement published by the various companies, and also much information which heretofore has been omitted. This latest issue contains much more information than has ever before been attempted in this work. (Poor's Manual Co., 100 William st.)

## Apartment House Rules.

WHILE building up a system for the care of improved real estate, the Remco people (the Real Estate Management Company) have had many problems to meet and have had frequent occasion to issue circular letters of instruction to their employees. Some of these have dealt with the service, some with the care of machinery in use, others with the maintenance of the property, and all have been considered important to the welfare of the tenant and vital to the income of the property.

With time this material has become voluminous and of increasing value, it has been necessary to classify, index and arrange it for ready reference, and finally to complete it by covering the whole subject of apartment house management. In its final form it provides for a management service extending through the twenty-four hours of the day, and assembles in a convenient form for daily use instruction extremely valuable for owners, managers and the employees of apartment houses.

It is a pleasure—and also a surprise to us—to be able to announce that this manual has been published (through The McClure Company) in book form. It is entitled "Remco's Manual of Apartment House Service, and puts at the disposal of any one who will buy a copy the results of the wide and successful experience of this company. The text is for the most part arranged in the form of numbered rules, brief and pointed. There are three general divisions: Instructions to Janitors, Apartment House Rules, and Care of Plant and Property, and under the latter head there are rules for the running and care of elevators, steam boilers, hot-water boilers, electrical machinery, furnaces and pumps, ranges, doors, trim and mouldings, awnings, shades, wall paper, leaders, drains, and the like.

To our mind this marks an important step in real estate management. There have been no definite standards of service generally recognized, though each manager has had his own system. There has been an organization which janitors have joined and which has imparted instruction to its members, but this publication by the Real Estate Management Company, being the first of the kind, will serve the purpose of a standard or code of service, though to be modified to meet individual cases.

Altogether, there are 1470 rules in the Manual, and some three hundred pages. We note that the system requires complete house service to be given from 8 a. m. to 7 p. m. Some of the House Rules are as follows:

512. Children are not allowed on the roof or in the basement, and are not permitted to play in the halls or about the entrance.

513. Velocipedes or bicycles are not allowed in passenger elevators, or in the halls, passageways, areas, or courts.

514. Dogs, cats, parrots, mocking birds, or wild or domestic animals are not allowed, under penalty of forfeiture of the lease at the option of the management.

515. Where practicable, furniture and baggage is to be received and delivered through the basement doors.

516. Servants, messengers, and tradespeople are not allowed to enter or leave the building by the main entrance or to use the main elevators, excepting nurses accompanying children.

517. No male servant is allowed to room on the servants'-room floor.

518. Tenants desiring telegraphic or telephonic connections should advise the management. It will direct the electricians as to where and how the wires are to be introduced; without such directions no boring or cutting for such wires will be permitted.

519. Each tenant must keep the premises leased by him in a good state of preservation and cleanliness.

520. Tenants must not sweep, or throw, or permit to be swept or thrown from the premises leased by them, any dirt or other substance into any of the corridors or halls, elevators or stairways of said building, or into any of the light shafts or ventilators thereof.

521. Garbage and refuse must be sent down to the basement during the day when necessary, and at the hours fixed by the management.

522. Ashes must be sent down every morning between 7 and 8 o'clock.

523. Throwing refuse, garbage or paper down the dumb-waiter shaft and the placing of paper or garbage in papers or packages on top of or in the dumb-waiter car is prohibited.

524. The placing of ash cans, ashes or refuse of any kind in the dumb-waiter, except at the hour fixed for deliveries by the janitor, is prohibited.

525. The storing of ash cans in the dumb-waiter is dangerous, and is prohibited by the Fire Department.

526. The obstruction of the fire escapes is a menace to life, is against the laws, and is prohibited by the Fire Department, and also by the management.

527. No ash can, garbage can, coal holder, woodbox, kitchen supplies, ice, or other article shall be placed in the halls or on the staircase landings; nor shall anything be hung from the windows or balconies, or placed upon the window sills; neither shall any tablecloths, clothing, curtains or rugs be shaken or hung from any of the windows or doors.

528. The placing of pacakges, pots, or plants on window ledges is very dangerous and is expressly prohibited.

529. The storage in the basement or storerooms, or in any trunk, package or receptacle placed in the storeroom, of any excelsior, shavings or other inflammable material is expressly prohibited.

530. The storing of trunks, furniture or other effects in the hallways or vacant portions of the building is prohibited. The management assumes no responsibility for trunks, furniture or packages stored in the basement.

531. Visitors to the help of tenants are expected to leave at 10:30 p. m.; tenants' help are expected to return by 11:30 p. m.

532. All outside shades must be of a color approved by the management.

533. Employees are not permitted to receive registered mail or telegrams for tenants; they are required to deliver to the apartment a notice of the tender of registered mail or telegrams in the absence of the tenant.

534. Employees are not allowed to receive parcels, packages or tradesmen's deliveries except where the tenant has made a signed request for and has assumed all risks of such service.

535. Where fuel is sold by the management, deliveries are made by its employees. Employees must require fuel tickets against these deliveries; they are not allowed to accept cash for fuel. Unused fuel tickets will be redeemed at cost on demand.

536. Subletting without the authority of the management is prohibited.

## Lexington Avenue and Blackwell's Island Bridge.

LEXINGTON AVENUE for several blocks in the neighborhood of 59th st is changing from a residence to a business section. On all sides improvements are being made preparatory to the day when the new Blackwell's Island Bridge will be completed and opened for traffic.

Although the building of the bridge is being unavoidably delayed by the city, the conditions which will be created by this new line of transportation across the East River are known and now being taken into consideration.

The traffic, both pedestrian and vehicular, which will be diverted to the 59th st district is expected to be heavy and the question of providing street surface room naturally is the first to arise.

While the city has already taken possession of the blocks between the river and 2d av, and 59th and 60th sts, there are many property owners in the zone which will be effected by the bridge who, believing that a larger plaza than the one planned for, will be needed, want the city to acquire title to the block between 2d and 3d avs.

The narrowness of 59th and 58th sts, being only 60 ft. each, makes it necessary to plan for the divergence of the expected traffic east through 57th st, which is 40 ft. wider than the others.

It was at first thought to widen 59th st by taking 40 ft. from the abutting properties, but when the probable cost of such an operation was added up, and the figures found to reach the $34,000,000 mark, the scheme was quickly abandoned for the less expensive proposition of widening 2d av, between 57th and 59th sts, by 40 ft. and diverting the crosstown traffic to and through 57th st. This will prevent much of the congestion in 59th st, help to widen the business area in that district and comfortably take care of the newly created traffic.

One of the pioneer real estate firms in the 59th st zone to realize the gradual transformation from residence to business was James Kyle & Son, of 721 Lexington av, who, about two years ago, moved their offices from downtown. Opposite their offices on the corner of 58th st they have just completed the improvement of a commodious residence property into an elevator office building, with stores on Lexington av. The building is fitted up with all the latest improvements and is being rapidly filled with business and professional men who realize that this is the coming uptown business center.

"Lexington av," said Mr. Kyle, "between 57th and 63d sts, will soon be given up for business purposes and it will not be long before the whole street will be turned into a business thoroughfare. With the Grand Central depot improvements completed, and the construction of the proposed subway up Lexington av, the avenue will receive great benefits.

"It is yet too early to know just what Lexington av, below 57th and to 50th st, will be turned into. I believe that gradually it will be turned into an apartment-house district. One thing is certain, the present owners of Lexington av properties are of a very good class—men who can hold on to what they have and make improvements when the time warrants. To me the widening of 59th st east of 5th av is not among the impossibilities and could be carried through even to-day if the big property interests would stop fighting each other. All are agreed that 59th st is too narrow, but after that no two agree to a general plan."

S. J. Redlich, of 729 Lexingon av, is one of the young real estate men who early realized the coming possibilities of the 59th st zone and established his offices in the center of activity. Mr. Redlich said "that with the opening of the Blackwell's Island Bridge, in another year, thousands of people will travel through this district and property owners will receive commensurate benefits. Shrewd business men early saw the promise of great possibilities and took advantage of them. I am told that one of our great business houses has bought up several corners and other key properties on Lexington av at and near 59th st, so as to keep away possible competition. They must be believers in this locality and prize their vantage very much. Then, too, they are believers in real estate in this section and know that while present prices seem high, the chances for very great reductions in the near future are not promising. I have it on good authority that 59th st will not be widened, but instead 2d av, between 57th and 59th sts, will be widened by 40 feet, so as to take care and carry the expected great traffic from and to the bridge to 57th st, which is a 100-ft. wide street."

## Death of Charles T. Barney.

THE real estate world, in which he was a leader, was shocked by the announcement of Mr. Charles T. Barney's death and the attending circumstances. Individually and through various corporations with which he was identified as an officer or director he was the largest figure, if not the largest operator, of his time in New York real estate. Besides this he was a banker—the head of the second largest trust company, and a director in many financial concerns, but his renown and high standing among business men was mainly owing to his incomparable activities in real estate. He had to do with some of the largest transactions, and there is scarcely any measuring of his work in this respect, so wide were his interests.

He was an unfaltering believer in the soundness of realty values on Manhattan Island, and gave evidence of this confidence in ways almost startling on many occasions. Mr. Barney was financially and intellectually a large man, conducted large operations, associated with large men in business, moved in the best society, represented the best business spirit of the city and possessed the finest fruits of it.

He was a proud man, and the most searching investigation of his affairs has only further proved that he was an exceedingly upright one. It is not for us to comment upon the acts of those who hastily impugn the honor of men conscious of their own integrity.

The following statement was given out by the receivers, George L. Rives, Henry C. Ide and Ernst Thalmann: "The comparison with the books has not been completed, but the books appear to be in good order, and there is no evidence as yet discovered that any fraud or embezzlement has occurred. The securities appear to be all intact."

It is said that Mr. Barney made a fortune alone from such companies as the New York Mortgage and Securities Company, capitalized at $1,000,000; the Title Insurance Company, $2,000,000, of which Edgar J. Levey is president; the Chelsea Realty Company, $100,000, of which H. O. Havemeyer is president; the Century Realty Company, and the United States Realty and Improvement Company.

Mr. Barney first attracted attention as a real estate operator on a large scale by his deals on the West Side of New York. Then he went into trading on a larger scale in Washington Heights, and it was there that he made a large part of his fortune, which was estimated last summer to be from $8,000,000 to $9,000,000. All the syndicate holdings on the Heights were sold out, but Mr. Barney held on to about one-quarter of his individual holdings, which included about ninety parcels. These combined holdings are worth about $5,000,000. In Nutley, N. J., he also had extensive holdings standing in the name of his private secretary.

He was fifty-seven years of age, born in Cleveland, the son of A. H. Barney, once president of the United States Express Company, and was a graduate of Williams College. He married a sister of the late Hon. William C. Whitney.

### Expensive Storage.

Large corporations like the Equitable and New York Life acquire property in sections of the city where land is cheap and construct thereon a fireproof building, for no other use than that of storing old public documents.

There is now in storage in Nos. 13 to 21 Park row, old records of the Department of Water Supply, which cost the city about $2 per square foot. In the Hall of Records the Finance Department has a part of the building in which are stored old records of the Finance Department. In the same building there are stored old records of the Corporation Counsel, and now this Board has assigned room for the purpose of storing other old records of the city.

It seems to the Controller, and he has so recommended, that it would be an economic proposition for the city to buy a plot of ground 200 ft. square, have a fireproof building constructed thereon of a sufficient height to accommodate the needs of the city now and for the next ten or fifteen years. As it is not necessary to locate this building in a particular spot, the ground could be acquired at a very nominal rate compared with ground in the vicinity of City Hall, and the cost of the erection of a building thereon, to be absolutely fireproof, would be less than the cost of the erection of a public office building.

## Changes in Long Acre Square.

LONG ACRE SQUARE has been the center of quite a little real estate activity during the past few weeks. Several transfers have taken place, a number of large sales and leases including the Shanley plot, and later the lease of the southeast corner of Broadway and 43d st, also the auction sale of the Saranac Hotel, an account of which will be found in another column.

Some years ago 42d st was considered the "dead line." No one was supposed to cross that line. Mr. Oscar Hammerstein was the pioneer when he built his "Olympia," or as it is now known, the New York Theater; but even he could not overcome the "hoodoo" and the result spelt failure for him. But in the course of time the theaters were compelled to move up town and finally there was a grand rush to get favorable sites for that class of building.

Nothing could be done in that section until the large estates which owned nearly all the avenue property showed a disposition to either improve, lease or sell their holdings. The form that the operations took as a general thing was leasing. The Astors started the ball rolling when they built the Hotel Astor and tore down the old St. Cloud Hotel on the southeast corner of Broadway and 42d st, and built in its place the new Hotel Knickerbocker. The result of all these improvements, as well as having the subway finished, gave a tremendous boom to land values not only on Broadway, but also on the adjoining streets, and apartment hotels were planned almost over night.



LONG ACRE SQUARE FIVE YEARS AGO.

In 47th st, between Sixth av and Broadway, there are about eight of this class of buildings, and on 42d st, between Broadway and Eighth av, there are seven theaters.

When Shanley Brothers started their restaurant just over the "dead line" every one that was familiar with the section thought that it would be impossible for the business to pay, but contrary to all expectations it was a success from the start, and then Rector's opened on the block above and has done an immense business. An old broker in that section said to a representative of the Record and Guide last week: "Get them coming to a given section, and you can make them stay. People in a large city are creatures of habit. They continually go to one section of the city and seldom change their route. Yes, route is the correct word, they go over and over the same ground with hardly any variance. You ask some business man who lives on the West Side: 'How long is it since you were in the Museum of Art in Central Park?' and he will probably say, 'About fifteen years ago; but then I never get over to that part of the city.' Ask his wife and she will give about the same answer."

Some years ago when Pabst Hotel was built on the northwest corner of Broadway and 42d st, every one thought the future of that corner was definitely settled. It only remained there a few years, and though the building was in perfect condition, it was demolished to make room for the "Times" building. The new Stuyvesant Theater, which will be controlled by David Belasco when completed, will occupy the plot to the east of the Hotel Gerard, on 44th st, and will add one more beautiful structure to that growing neighborhood.

The section north of Long Acre Square has been given over to the automobile trade. Entire blocks are rented by concerns affiliated with this industry, and the rents paid in some cases are very large. They extend as far north as 64th st, though a few firms have rented stores even further up on the avenue.

The section below 42d st has not had an opportunity to have a real movement. It is today in exactly the condition that the Long Acre Square section was a few years ago. In all probability the Metropolitan Opera House will be the next large plot to be sold, though that will not take place until they have secured a suitable site on which to build a new home for music lovers. Several very flattering offers have been received for this property, but the directors of the Metropolitan Real Estate Company were unwilling to accept any of them, on account of the difficulty of procuring another site. The requirements of an enterprise of that size are numerous. For example, it must be centrally located, and that means there must be surface cars passing the doors. It must have plenty of side entrances to take care of the carriages. Many plots were offered to the company, but they were refused because they were all lacking in some essential point. It is the desire of many of the subscribers to have an opera house further uptown, where it will be free from the congestion of the Broadway traffic, and yet be easy of access. Columbia Circle was well thought of at one time, but it was afterward abandoned as undesirable.

The next few years will see many changes in Long Acre Square, as there are a number of large plots still to be developed.

### Fourth Torrens Hearing.

The fourth public hearing of the Torrens Commission was held Friday at City Hall, with David A. Clarkson in the chair. The first to address the meeting was A. E. Moreley, vice-president Allied Real Estate Interests, who read many extracts from reports from various cities where Torrens systems are in vogue. Only one of the many was favorable to the system. He said, in conclusion, that he personally objects to the system because, so far, he has failed to find a sufficient demand from property owners for its adoption.

Mr. Wheelock, vice-president Douglas Robinson, Charles Brown & Co., said that he could not speak on the constitutionality of the proposed act, but he could strongly endorse Mr. Moreley's attitude.

Commissioner Pegram read a letter from Edgar J. Levey, president Title Insurance Company of New York, in which Mr. Levey held that it was possible for the Commission to draw a bill which would prove more advantageous than hurtful to his company's business, and that a discussion before a bill is drawn must be on purely academic lines.

Henry F. Miller said that it seemed to him that the Torrens system was not in general demand and therefore the State should not favor it.

William Seeligsberg, of 35 Nassau st, saw no reason why the State or municipality should not have a title guarantee of its owns, as in Germany, where the costs of guaranteeing titles are very slight.

J. F. Parish said he saw no danger from public officials performing duties that are now entrusted to private corporations. He asked to be recorded as in favor of a Torrens system very much simplified.

Geo. A. Baker, Esq., did not believe that the State should go into the insurance business.

The chairman announced at the close that the next meeting of the Commission would be held in Albany on November 29th, at one o'clock, in the Assembly Chamber.

### Recording Lease.

To the Editor of the Record and Guide:

Will you be kind enough to decide a question as to the legality of the recording of a lease without having the same acknowledged before a notary, or whether a lease witnessed by ordinary witnesses and not by a notary can be recorded and considered binding or legal.

Answer.—Perfectly binding and legal, but it cannot be recorded. Should it be recorded, the Registrar would be guilty of a misdemeanor for placing on record an improper document.

## Stock and Real Estate Investments.

On a 6 per cent. dividend paying basis Baltimore & Ohio, at 125 a year ago, gave its holders a 4.8 per cent. income. Those who bought yesterday at 80¼ will, at the same dividend rate, net nearly 3 per cent. more.—N. Y. Herald.

**There is no security sold on any exchange in the world that is so safe and which has the chances for prospective increases in value as New York Real Estate. I should estimate the average yearly increase in value at from 6 to 10 per cent., so that we may safely say that the total yearly income from New York Real Estate is at least 10 per cent., and may go as high as 20 per cent.**

**JEFFERSON M. LEVY.**

## Hotel Saranac At Auction.

The Hotel Saranac property on Broadway, 51 feet south of 42d st, was sold at public auction by the New Amsterdam Bank on last Thursday at the Exchange Salesroom, 14 Vesey st. Joseph P. Day was the auctioneer. This property is so well known that it is not necessary to give any description of it here, except possibly to state that there is something like 11,000 square feet in the plot.

The property was sold subject to a mortgage of $400,009, bearing interest at 5%. This mortgage is due on September 1, 1910, and is held by the Equitable Life Assurance Society. There is a clause in the mortgage to the effect that it can be paid off any time after August 31, 1908. There are also some leases on the building which have not yet expired, but there is a clause by which they may be terminated on 60 days' written notice. The rentals amount to about $30,000 a year. The directors of the New Amsterdam Bank decided to leave up to 70%




THE SARANAC HOTEL SITE.

of the purchase price on second mortgages at 6% for one year. It was announced by Mr. Day that the property would be sold without reservation. A policy of title insurance free of charge goes to the purchaser.

The bidding was started by William Rosenzweig, who bid $600,000. This was raised $10,000 by David L. Phillips. Messrs. S. H. Stone, W. H. Wheelock, of Douglas Robinson, Charles S. Brown & Co., and William H. Chesebrough then started to raise the price, and they brought it up to $850,000. It was reported that Mr. Wheelock was bidding for the owners of the Metropole Hotel, which adjoins this property on the north. After the price had reached $850,000, William Simpson took a hand and bid the price to $919,000, and he was declared the purchaser. It was rumored that Mr. Simpson was acting for Brokaw Bros., the clothing house. Altogether there were 59 bids. When the $900,000 mark was reached there was a burst of applause from the crowd of excited bidders and onlookers.

It has been a long time since the salesroom has held such a large crowd of influential real estate men at one time, and it was certainly a scene to inspire confidence in times such as these when money is at a premium.

### More Money for Realty Operations.

Since the recent financial disturbances the stability of the real estate market has induced many persons with money to invest to lend on bond and mortgage or to offer it to some builder or company in order to help perfect a building operation. The Tribune, noting this, holds the view that this money situation, as regards the real estate market, will continue to improve. But at the same time the Tribune says there are brokers not able to see this change for the better which has recently taken place—because the recent financial disturbances impaired their vision of realty matters:

Because of this impairment of vision they think there is likely to be a big decrease in realty values in the near future, that hundreds of owners, failing to get mortgages renewed or extended, will be forced to sell their property at a large sacrifice, that building operations will be practically at a standstill and that the entire local real estate market will receive such a staggering blow that it will take a long time to recover from the effects of it. Could a gloomier picture of the probable realty trading in the near future be drawn? The Dowlings, the Chesebroughs, the Levys and the Morgenthaus of the realty market hold no such views. They know, as every careful student of realty affairs does, that the majority of Manhattan business buildings, tenement and apartment houses were never on a better rental basis. And the same can be said about most of the improved parcels in The Bronx. Most of the business properties on Manhattan Island and in nearly all the other sections of the city are leased, not on the monthly plan, but for a long term of years, and the earning power of such properties does not quickly depreciate unless business depression is widespread, resulting in many business failures.

Authorities will all concur, we think, that New York real estate, especially on Manhattan Island, holds an impregnable position at this time.

## N. J.—N. Y. Real Estate Exchange.

TO GIVE A REAL ESTATE EDITORS' DINNER.—PLANNING A COMBINED REAL ESTATE AND RAILROAD EXCHANGE.

In recognition of the effective and disinterested services rendered by the real estate editors of the Metropolitan press to the men engaged in the real estate business, the N. J.-N. Y. Real Estate Exchange has decided to tender them a complimentary dinner. It is to be held on the 23d day of November at Reisenweber's. Invitations to the joyous feast have been accepted by nearly all of the editors in question, and as the members of the Exchange are also subscribing for tickets liberally, a large and distinguished gathering is anticipated. In addition to the editorial guests, the individual members are inviting prominent New Jersey business men as their own guests, and in that way they hope to make the occasion truly representative of New Jersey's real estate and business world.

The New Jersey Exchange is promoting a very ambitious project, which is the formation on colossal lines of a combined transportation and real estate exchange. In a communication recently addressed by the Exchange to the various trunk lines having their termini in New Jersey, the scope and purpose of the proposed undertaking is explained as follows:

First, to unite under one roof, in the most suitably located building in New York City, the transportation and real estate interests of the State of New Jersey.

Second, to establish and maintain therein a combined transportation and real estate exchange, where each railroad company may be separately represented by its own Real Estate and Information Bureau and Ticket Agency.

Third, to enable the real estate developers, brokers and owners of New Jersey property to have a central headquarters for their business, where they will keep maps, records, literature, etc., relating to New Jersey real estate, and provide facilities for closing titles, making contracts, etc.

Fourth, to provide office accommodations for real estate men, title guarantee and mortgage loan companies, with a view to concentrating all the interests allied to the real estate business.

Fifth, to conduct a real estate auction sales-room for New Jersey real estate property exclusively.

When the Hudson Terminal Buildings will be completed, they will surely become the focussing point for the railroad and commercial interests of the State of New Jersey. Obviously, there will be a great advantage in locating the proposed Exchange in that building.

By providing commodious headquarters and assembling on one large floor all the varied business interests before mentioned, we create a central market-place, as it were, which will prove like a magnet in its power to attract the public. It will not be long before it will become familiarly and universally known that there is in the heart of New York City one particular spot where everybody can go and does go when he wants any information relating to New Jersey railroad and real estate matters, and where he is sure to get what he wants.

The Transportation and Real Estate Exchange is bound to become a rendezvous for New Jersey business men, for travelers, for home-seekers, for every person who looks to do business there, or to become a new resident of the State. After its usefulness will have been demonstrated, it will be generally regarded as an indispensable medium for the promotion of the State's growth and prosperity.

The negotiations have progressed sufficiently to indicate that the leading railroad lines are favorably impressed with the idea, and are considering the details of the proposition. It is expected of the railroads that they will locate their Real Estate Departments, Information Bureaus and Ticket Agencies in the united headquarters, which is likely to be named "The N. J.-N. Y. Railroad and Real Estate Exchange."

### Large Fifth Avenue Lease Consummated.

M. & L. Hess have leased for Mrs. Eliza Parsons, William Barclay Parsons, Schuyler Parsons and Howard Parsons, the property No. 505 Fifth av, together with an 18-story store, loft and office building, to be erected on the site covering 37x108 ft. The lease extends over a period of 21 years and four renewals, in all 105 years. The aggregate rental for the first 21 years is about $1,500,000 and the rental for the renewals is to be determined on a basis of 5% of the value at the end of each 21 years.

This house has been occupied by the Parsons family, of which the eminent engineer, William Barclay Parsons is one, for the past 50 years, and is now to be torn down to make way for the new building which is to be constructed under the personal supervision of Mr. Henry Corn. The lessee is the Improved Property Holding Co., of which Mr. Corn is president. The rental to be paid is the highest per square foot that has yet been paid on the avenue.

The fact that the building, 507 Fifth av, leased by M. & L. Hess to the Fleischman Realty Co., for the Ford Estate, will be only a 12-story building and the building situated at the northeast corner of 42d st and Fifth av (just south of the proposed new 18-story building) which is 6 stories in height and too good to be torn down, gives Mr. Corn a decided advantage

# WANTS AND OFFERS

INVESTMENT PROPERTY;
CHOICE LOCATIONS;
LISTS ON APPLICATION.
N. L. & L. OTTINGER,
31 NASSAU ST.

CASH CUSTOMER wants building or plot 100x100, suitable for heavy storage. JACOB A. KING, 51 W. 125th St., or 596 Broadway.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

PART of 125th St. store to let; first-class location. JACOB A. KING, 51 W 125th St., N. Y.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

PRIVATE PARTY has money to loan on real estate; no brokers. BOX 195, c|o Record and Guide.

FIRST-CLASS structural engineer wishes position as outside superintendent. Expert engineer and erector. "L. H.," Record and Guide.

WANTED—A modern dwelling house three or four stories, sixteen to twenty feet wide, between Lexington and Madison Aves., 50th to 72d Streets. If terms are right payment will be made in cash. Time of possession not important. Give full particulars. BOX 102, c|o Record and Guide.

CLERK, age 28, real estate, realty law and building; can draw all legal documents required in those businesses. Expert typewriter operator; salary, $18.00. BOX 104, c|o Record and Guide.

ARCHITECT, near Broadway and 23d Street, will rent portion of office to desirable party. "ELCEM," c|o Record and Guide.

YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c'o Record and Guide.

**If you want to know who is building, and who, therefore, is in the market for building materials, read the RECORD and GUIDE.**

**Lawyers Title Insurance & Trust Company**

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.
TITLE DEPARTMENT, 37 LIBERTY ST. } MANHATTAN
Title Department and Trust and Banking Department,
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RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.

LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.

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**HEIL & STERN**
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*CAPITAL $500,000*
GOOD SECOND MORTGAGES
PURCHASED AND SOLD

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California needs Contractors for small homes. Opportunity for responsible parties.
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of having light on four sides, thereby causing the proposed new building to have exceptional advantages as to light and air.

The consummation of these negotiations at this time conclusively shows the faith of the lessee in the value of New York City real estate. It is needless to point out the decidedly obvious advantages therein over stocks and bonds, the latter of which are subject to momentary depreciation.

M. & L. Hess also negotiated some time since, the lease of the property No. 507 Fifth av for the Ford Estate to the Fleischman Realty & Construction Co., upon which a 12-story office building is now being erected. The store and basement of which building they have leased to the Columbia Bank, both of which leases are for a long term of years.

### All in the Family.

To the Editor of the Record and Guide:

Wishing to see credit given to whom credit is due, I desire to correct a statement in the Real Estate Notes in your last issue, wherein Mr. George F. Brown, of the firm of Duff & Brown, is named as the champion golfer among real estate brokers. Mr. John T. Duff, of that firm, is the one who has won that distinction and incidentally has acquired the many beautiful and expensive cups to which reference is made. He is the champion of the Dunwoodie Club and holds the amateur record score for that course. Mr. Duff's well-known modesty would deter him from making this correction, so it is offered by

ONE OF HIS BEATEN OPPONENTS.

Nov. 12, 1907.

### Large Park Avenue Plot Leased.

Considerable interest was manifested along Park av, between 34th and 40th sts, when it was announced the other day that the newly incorporated City Leasing Company had leased the west side of 4th av, between 33d and 34th sts, and that in all probability a new hotel would be shortly erected. Mr. Alfred Vanderbilt has agreed to erect a large building, to cost about $2,000,000, but the exact nature of the structure has not been divulged, though those in a position to know have intimated that a hotel was to be built. The size of the plot is 197.6x80. Messrs. Whitehouse & Porter were the brokers who effected the lease. Park av begins at the north side of 34th st, and most of the property situated between this street and 40th st is restricted. Consequently, there is much speculation as to what the effect will be of a new hotel built in that neighborhood.

### Annual Meeting of the Board of Brokers.

The annual meeting of the Board of Brokers will be held in the Board room, 156 Broadway, on Tuesday, Nov. 19, at 3 p. m., for the election of four Governors, a nominating and auditing committee and also to vote on the following subjects: The incorporation of the Real Estate Board of Brokers of the City of New York; Changes in the Constitution and By-laws. Polls will be open from 10 a. m. to 3 p. m. The meeting will be called to order at 3 p. m. sharp. There will be reports from the Board of Governors, Treasurer and other officers and committees.

The nominating committee, which was elected on Nov. 20, 1906, reports as follows: For governors, to take the places of Messrs. Clarkson, T. W. Folsom, and W. C. Lester, whose terms expire, present the names of the following gentlemen, three of whom are to be elected to serve for three years: Alfred V. Amy, Joseph P. Day, William E. Davies, Charles Griffith Moses, E. A. Tredwell and Francis E. Ward. For governor, to serve the unexpired term of the late John R. Foley (viz.: one year), one of whom is to be elected, the following names: David A. Clarkson and A. N. Gitterman. For nominating committee, five of whom are to be elected, the following names: Wright Barclay, Joel S. de Selding, William C. Lester, Romaine C. Nichols, Robert R. Rainey, W. Willis Reese, David H. Scully, Walter Stabler, P. S. Tracey and C. E. Williams. For auditing committee the following names: Joel S. de Selding, H. P. Young and E. de Forest Simmons.

# PRIVATE SALES MARKET.

## SOUTH OF 59TH STREET.

GRAMERCY PARK.—The property, 10 Gramercy Park, a 4-sty dwelling, 26.8x92, was transferred by C. DuBois Wagstaff to J. Wesley Pullman, of Philadelphia, Pa. This property is near the National Arts Club and the Players' Club.

GRAND ST.—Max Fine, 40 Greenwich st bought from the Fleming estate, 402 Grand st, a 5-sty building, 25x100, between Suffolk and Clinton sts. This property has not been sold since 1835.

HOUSTON ST.—Emanuel Bach sold to William Fisher 51 East Houston st, a 5-sty tenement, 24.8x82.

MOTT ST.—Hugo Heyman sold to Henry Kensing, 75 Grand st, part of 187 Mott st not acquired by the city for the extension of Delancey st. The owner now has a corner on which he will make extensive alterations.

WALKER ST.—Ronald Thomas sold 59 Walker st, a 5-sty building, 24.6x98.6. Gardiner Hall Jr., is the buyer, and has been the tenant for 37 yrs. Douglas Robinson, Chas. S. Brown & Co., were the brokers.

3D ST.—M. Kahn & Co. has sold for Louis Levine, 65 East 3d st, a 3½-sty dwelling, on lot 20x96.2. The purchaser is the Congregation of Wisdom of Men of Plousk of N. Y., and it is going to be used as a synagogue.

14TH ST.—Duross Co. has sold for James S. Herrman to Robert Clark, the 4-sty single flat, 333 West 14th st, on lot 25x125. The asking price of this property has been $35,000.

21ST ST.—The dwelling at 34 West 21st st, for many years the home of President Chester A. Arthur, and the house in which he was married( was sold this week. The new owner is a client of the firm of Douglas Robinson, Chas S. Brown & Co. The dwelling is of the old 4-sty brownstone front type, and covers a frontage of 16.3 ft. Adjoining it on the east side is a 12-sty loft building of recent construction. A half interest in the property was owned by Mrs. Pinkerton, a sister of President Arthur.

27TH ST.—W. Clarence Martin has bought 221 West 27th st, a 4-sty house, 21.9x98.9.

34TH ST.—Gilsey, Havemeyer & Jenney sold for the estate of Mrs. Virena D. Fitch the 4-sty brownstone dwelling 149 East 34th st to George G. Moore, owner of Nos. 151 to 155, adjoining. The same brokers have leased the ground floor and basement in these properties to the Post Office Department for a term of ten years, at an aggregate rental of $125,000. The buildings will be remodeled, the upper floors being converted into bachelor apartments.

BROADWAY.—The 12-sty building at 625 Broadway, 34x200, running through to Mercer st, has been sold by Emma L. Jacobs to a group of operators, including Max Marx, A. M. Bendheim and John C. Rodgers, who give in exchange about 90 lots in the Fort George section of Washington Heights. The lots are on both sides of Fairview av, on an unnamed street leading off Fairview av, and on 191st and 192d sts. The transaction involves about $750,000. This mercantile building is in the heart of the wholesale feather and veiling district. The great majority of buildings on both sides of Broadway in this section are extra deep, running to the streets in the rear.

## NORTH OF 59TH STREET.

60TH ST.—Michael A. Devanny sold to Daniel B. Freedman 116 East 60th st, a 4-sty dwelling, 20x100.5.

69TH ST.—Edward Baumgarten sold for Ignatz Koref to Joseph Wabra the 3-sty brownstone dwelling, 320 East 69th st, 16.8x77.

106TH ST.—Charles S. Kohler sold for J. W. Kurtz a 6-sty new law house 113 W. 106th st, 25.6x100.11. Through this block, though nearer Amsterdam av, the old Croton aqueduct runs. The trolley cars pass this house connecting Columbus and Amsterdam aves.

123D ST.—The firm of J. B. Ketcham sold for a client to Mary Becker the 4-sty brownstone dwelling, 108 W. 123d st.

132D ST.—M. Kahn & Co. has sold for a client, 113 W. 132d st, a 3-sty dwelling, with 2-sty garage at the rear, 25x99.11. This property was sold last week by Mrs. M. S. R. Ford, M. Kahn & Co. being the brokers. Mr. L. Simpson is the present owner.

134TH ST.—The Kaliski Realty Company sold to Jennie Goodheim 125 West 134th st, a 5-sty tenement, 25x70x90.

AMSTERDAM AV.—T. H. Raywood & Co. sold to John Augus, 349 Amsterdam av, a 5-sty triple flat with stores, 25x100. This property was bought by Emma Blumenberg in January, 1906, and is subject to a mortgage of $29,000.

BROADWAY.—The property at the northeast cor of Broadway and 79th st, 100.7x irregular, was transferred yesterday by Robert E. Dowling to the Apthorp Co., 5 Beekman st, and was immediately reconveyed by that corporation to Archibald D. Russell. The Apthorp Co. takes in part payment 171 and 173 Macdougal st. This property has been rented for some years to a department store. It is covered with a 2-sty building.

MANHATTAN AV.—Chas. S. Kohler has sold for John F. Kohler, to J. Murphy, the 3-sty dwelling, No. 103 Manhattan av, 18x50. This house is directly opposite the orphan asylum.

MORNINGSIDE AV.—M. & L. Hess sold for Lester B. Churchill to Samuel May, No. 26 Morningside av, 5-sty double flat, 27x100.

MADISON AV.—H. D. Baker & Brothers sold for ex-Tax Commissioner Samuel Strasbourger, the southeast cor of Madison av and 96th st, a 6-sty elevator apartment house, 75.8x100. In part payment the buyer, Mr. Benjamin Nieberg, of 200 Broadway, gives the four 6-sty apartment houses on the north side of 136th st, 225 ft. west of 5th av. Three of the houses are each 37.6x100 and one 25x100. The deal involves about $450,000.

5TH AV.—H. J. Kantrowitz sold for William McGowan to the Liebenthal Co. the plot 50x110 on the east side of 5th av, 24 feet south of 128th st. The company will begin the erection of a high-class elevator apartment house.

## WASHINGTON HEIGHTS.

147TH ST.—John N. Golding sold for T. A. Christensen 545 West 147th st to James O'Connell; also 549 West 156th st for Max A. Schimp to J. McNiff; also 525 West 154th st to Thomas McGinnis.

175TH ST.—Harry White sold for Matthew McKeon, to Robert C. Rathbone, of 150 Broadway, 614 W. 175th st, a 2-sty frame dwelling, 25x65. This is the first sale of this property since 1853.

BROADWAY.—The Fluri Construction Co. sold the new 6-sty elevator apartment house, 99.11x100, at the northeast corner of Broadway and 158th st, to Hudson Realty Co. This is one of the finest apartment houses on the Heights, and is opposite to the intersection of Broadway and the new Riverside Drive.

## BRONX.

134TH ST.—Hugo Heyman sold to S. Young and Lena Masur the property at the n e cor of St. Ann's av and 134th st. I. Fragner was the broker in the deal.

EDENWALD.—Louis Lande bought from the Edenwald Land Co., 100x100, at Doon and Jefferson avs.

GRAND AV.—G. Carlucci & Co. sold for a client to G. Tomanovich 2381 Grand av, a 2-sty frame cottage, 50x100.

HALL PL.—Mrs. M. Leimbacher bought from Philip Ochs, through Jacob Harris, the 2-sty dwelling 1072 and 1074 Hall pl, 30x109, running through to Intervale av, between 165th and 167th sts.

LORING PLACE.—James L. Libby sold, through B. H. Weisker, Jr., for William D. Peck, 44x100, on the east side of Loring pl, 350 ft. north of 183d st. The Lochinvar Realty Co., which is the purchaser, is going to erect a private dwelling on this plot. It is understood that this property is restricted to one private dwelling.

LORILLARD PL.—M. F. Kerby has sold for Arthur H. Sigler the 4-sty brk flat 50x90 on the west side of Lorillard pl, 173 feet north of 184th st.

MORRIS AV, ETC.—M. F. Kelly traded for Julius H. Haas and a Dr. Esterbrook 100x126 on the east side of Morris av, 97 ft. n of 182d st; also the 4-sty brk flat, 50x90, on the west side of Lorillard pl, 173 ft, n of 184th st, owned by Arthur H. Sigler.

NELSON AV.—W. J. Huston & Son sold for David H. Taylor to Jennie H. Goldbraith, 3 lots, each 25x96, on the west side of Nelson av, 445 ft south of Featherbed lane; also 1 lot, 25x81, on the west side of Plympton av, 233 ft. south of Featherbed lane.

NELSON AV.—W. J. Huston & Son sold for David H. Taylor to Ada E. Mastin 3 lots, each 25x96, on the west side of Nelson av, 86 ft. north of 172d st.

PLYMPTON AV.—W. J. Huston & Son sold for David H. Taylor to Nellie K. Howell 5 lots, 125x100, on the west side of Plympton av, 432 ft. south of Featherbed lane.

ROSEDALE AV, ETC.—John A. Steinmetz sold for Charles A. Schrag to Anthony Vendrasco lots 228 and 229, McGraw estate; also for Anthony Vandrasco to Anna Steinmetz lots 465 and 466, Rosedale av, Mapes estate, with 1-family house.

UNION AV.—Paul Bultmann sold 676 Union av, a 4-sty double flat, 28.11x95, to Otto Haussmann.

WHITE PLAINS AV.—The Sound Realty Co. sold, through T. Ambacorta, to Luis Dursie & Michele Capiello, the n w cor of White Plains av and 213th st, 100.4x126.2x100x118. The purchasers will erect 4-sty tenement houses with stores.

3D AV.—The Kaliski Realty Co. has bought 4062 3d av, a 6-sty flat, 33x100.

## LEASES.

The Duross Co. has leased the 5-sty business building, 390-392 Hudson st, for the Skelley estate to the Crane Glass & Mfg. Co. for a term of years.

J. Arthur Fischer has leased to John Hewser the 4-sty building at the northeast cor of 39th st and 6th av for a term of years. Mr. Hewser will make extensive alterations to the property, to be utilized as a hotel.

Post & Reese have leased for Mrs. Douglas Burnham 44 East 50th st, a 5-sty American basement dwelling, to Dean Sage; also for A. Wright Post 42 East 63d st, a 4-sty dwelling, to James M. Edwards.

Mandelbaum & Paepke have leased for Mrs. Adele Livingston Sampson, of Paris, the ground floor of 14 and 16 Wall st to Weber & Heilbroner for a long term of years at an aggregate rental of $150,000.

Lee & Rusk have leased for the Jaffer & Wittner Realty Co. the four 6-sty elevator apartment houses covering the block front on the west side of Amsterdam av, between 111th and 112th sts. The lessee is the Upper Broadway Realty Co., represented by Hillenbrand & Nassoit. The lease is for a long term of years at an aggregate rental of $300,000.

Frederick Fox & Co. have leased for the Bankers' Construction Co. two floors in the building 29 to 35 West 32d st, running through to 30 to 34 West 33d st; also 10,000 square feet of space in the new mercantile building 26 to 32 West 17th st for Philip Braender; also for the Middleboro Realty Co. three floors in the new building 34 West 17th st, and for the same company 7,500 square feet in the 11-sty building 88 University pl, running through to 26 to 28 East 12th st.

M. & L. Hess have leased for Mrs. Eliza Parsons, William Barclay Parsons, Schuyler Parsons and Howard Parsons the property 505 5th av, together with the 18-sty store, loft and office building to be erected on the site covering 37x108 ft. The details of this lease will be found in another column.

S. B. Goodale & Son have leased for the Volunteers of America the upper floors in their new building No. 34 West 28th st for a term of years; also for Jennie E. McLellan to a Mrs. Fawcett the dwelling 234 West 48th st for a term of years.

The Duross Co. has leased for a Mrs. Laughlin the 3-sty dwelling 110 West 12th st, to Richard Pastor for a term of years.

W. H. Truesdale has leased the Bliss residence 4 Lexington av, a 3-sty brownstone dwelling, on lot 24.6x75.

Wm. R. Mason, in conjunction with Sidney Alexander, has negotiated a long lease of the entire building 643 8th av, near 42d st.

Gardner & Cleveland have leased for Allen W. Hill, of Baltimore, 637 West 142d st, a 4-sty dwelling, to Max Winsburgh; also for M. A. & S. Price 520 West 143d st, a 4-sty dwelling, and for Edgar Logan 509 West 144th st, a similar property.

Wilgus, Kelly & Co. have leased to a prominent restaurateur the store and basement at 3 East 14th st, for a term of years at an aggregate rental of $90,000. The same brokers have leased for Henry A. Dix & Sons space in the new Dix Building, 114-16 East 14th st, for a term of years to Aaron Kalischer.

John N. Golding has leased for J. Sargeant Cram 17 East 45th st to Dr. George Lenox Curtis for a term of years for his own occupancy; also 3 East 48th st for Dr. Howard A. Whiteside to Mrs. G. Glen Manley.

M. F. Kerby leased for the Bronx Safe Deposit Co. five floors in the new 6-sty fireproof building at the northwest cor of Tremont and Park avs, for a term of 10 years, to the Wm. A. Waite Storage & Van Co.

J. B. James has leased for the Van Cortlandt estate to the West Side Tennis Club for a term of 10 years a plot of about 5½ acres lying immediately south of Van Cortlandt Park and extending south to 238th st, between the New York & Putnam Railroad and Review pl.

## REAL ESTATE NOTES

The Kaliski Realty Co. has bought 4062 3d av, a 6-sty flat, 33x100.

The 4-sty double flat, 2243 1st av, has been reported sold by A. Marino.

W. Clarence Martin has bought 221 West 27th st, a 4-sty dwelling, 21.9x98.9.

Robert A. White and Maurice W. Halpin have moved their offices to 156 Broadway.

The sale of 78 Greenwich st, a 5-sty business building, near Rector st, has been reported.

The 5-sty double flat, 156 East 103d st, has been reported sold by Solomon & Altshuller, 27x100.11.

Propper & Horn sold the 5-sty double flat, 25x100, at 231 East 126th st. W. J. Pereira was the broker.

Benjamin B. Marco is the purchaser of the southeast corner Edgecombe av and 142d st, a 5-sty apartment house.

Mr. Lowther, of Hayes & Co., Fifth av, reports that suburban property, especially in the Westchester district, is more in demand.

It is reported that the property at the northwest corner of Washington av and St. Paul's pl, a 5-sty flat, 63x100, has been sold.

The Realty Trust, of Liberty st, has opened branch offices at the corner of Fifth av and 42d st, with Mr. B. C. Taylor as manager.

Thomas Wandell paid $60,000 for the house 250 West 42d st, 24.6x98.9. This property is situate two doors east of the Hackett Theater.

The Rexmore, a 6-sty elevator apartment house, 328 and 330 West 85th st, was reported sold by the Estate of Sigmund D. Rosenbaum.

An architect, near Broadway and 23d st, will rent a portion of his office to desirable party. A young man wants to manage improved property. See Wants and Offiers.

A young man, expert typewriter operator, who can draw legal documents, required for real estate, realty law and building, is open for a new engagement. See Wants and Offers.

C. M. Anderson & Co. have moved from 71 West 125th st to 44 West 125th st, where they have much larger quarters. The firm is composed of C. M. Anderson and A. F. Van Deventer.

The Taylor-Sherman Co., of 542 Fifth av, are getting some inquiries for high grade properties and say that their lists show some notable reductions in prices, revised since the financial trouble.

Mr. Frawley, of Frawley-Weil Realty Co., 789 Sixth av, is one of the staunch believers in Manhattan properties and that it will take more than a Wall Street panic to affect realty values.

The Metropolitan Life Insurance Company loaned the Pacific Realty Company $200,000 on the 12-sty building now in the course of construction at 12 and 14 West 32d st. M. & L. Hess negotiated the loan.

Rumbough, Bottolph & Nomand, of 404 Amsterdam av, are believers in an early resumption of real estate activity. They are receiving many inquiries for west side properties and believe that eventually many investors will be diverted to the real estate field.

F. Zittel, of 1026 3d av, has occupied his present real estate offices for 33 years, during which he has watched East 59th st section develop from farm lands into a business section which, with the completion of the Blackwell's Island Bridge, promises to receive its greatest boom.

Foreclosure proceedings have been started against Hamilton M. Weed by Joseph Hamerschlag. The property involved is situated at the southeast corner of 88th st and 5th av, and is a 6-sty dwelling occupying a plot 27x102.2. A lis pendens was filed on Tuesday against the property.

Benjamin Nieberg is the buyer of the apartment house in 96th st, on the southeast corner of Madison av. This house was recently sold by ex-Tax Commissioner Samuel Strasbourger. H. D. Baker & Brother were the brokers. Mr. Nieberg gave in part payment four flats in 136th st, near Fifth av.

E. A. Crowley, general manager Sea Girt Company, of 115 Broadway, says that with them the real estate business has picked up very much during the past two weeks and could not be expected to be better. Mr. Crowley believes that the worst of the financial flurry is now behind us and from now on all classes of real estate should be benefited.

D. C. Whearty, of Sixth av and 34th st, believes that the public is showing a tendency to wait and see what the financial flurry will bring forth before investing in real estate at this time. He sees no tendency towards a lowering of prices and doesn't know why there should be as, on the whole, good real estate is not being held at more than it is worth.

President Coler, of Brooklyn, again called attention in the Board of Estimate on Friday to the matter of telephone franchises and lower rates which has been before a select committee for a long while. On motion of Comptroller Metz, the committee was discharged. It was then ordered that all applications and all matters pertaining to the various telephone franchises be placed on special franchise calendar, the same to be acted on by the Board at its next regular meeting.

On the recommendation of Comptroller Metz, the Board of Estimate on Friday expressed its unwillingness, at this time, to purchase at $40,000, the property known as 44 Centre st, Manhattan, required for the Manhattan terminal of the New York and Brooklyn Bridge. It will come up again at the next meeting of the board. Comptroller Metz explained that his recommendation was for the purpose of saving money to the city by not having the matter go before a condemnation board, but arrive at some reasonable agreement with the property owners and not sign contract until the city has the money to pay for it. The question of the city purchasing at $95,000 property known as 129 and 131 Madison av, Manhattan, met with a like fate.

### Large Fifth Avenue Mortgage.

The United States Trust Company of New York loaned to Henry Payne Whitney $500,000 at 5% interest for five years from November 11th on the dwelling house on the southwest corner of Fifth av and 57th st. This property was given to Mr. Whitney by his father, the late William C. Whitney, on February 24, 1897, but the deed, which was a bargain and sale deed, was placed on record only last week. The size of the property is 73.5x125. When his new home on the northeast corner of Fifth av and 68th st was completed the 57th st house was vacated. This house was subsequently sold to James Henry (Silent) Smith for about $1,500,000. Mr. Whitney made the following statement:

"For some time past I have had, and still have on deposit to my credit in various banking institutions, cash to the amount of more than twice the sum above mentioned. Having no occasion to use $500,000 for purposes having no connection whatever with my father's estate, and believing that at the present time every one should do his part toward the ease of the financial situation and the restoration of confidence, I have declined to withdraw any part of my moneys from the various banks in which they were deposited, preferring to avail myself of a loan, upon easy terms, of funds seeking investment upon bond and mortgage."

Manifestly this is a proper stand to take and Mr. Whitney is quite right when he says that every one should do his part toward easing the financial situation. Transactions of this kind will certainly help.

### Trade on Washington Heights.

The 6-sty elevator apartment covering five lots on the northeast corner of Broadway and 158th st, known as Knowlton Court, containing forty-two apartments of from four to eight rooms, of which thirty apartments are already rented, has been sold by the Fluri Construction Company to the Hudson Realty Company, who gave in part payment the plot of twelve lots on the northwest corner of Broadway and 180th st, adjoining the Holy Rood Church. This plot will be improved immediately by the Fluri Construction Company in the erection of elevator apartments.

This will be the second operation of this character in this immediate locality. The Pinehurst Realty Company is completing two elevator apartments directly in the rear of this property on Fort Washington av. A total of about 400 lots extending from Broadway to Riverside Drive and from 177th st to 181st st, owned by the Fort Washington Syndicate, the Hudson Realty Company and the Buena Vista Syndicate, are now in process of development with elevator apartments; some of the property being suitable for private dwellings will be so improved.

This section is the only one on Manhattan Island now open for a private house development without any danger of objectionable improvements encroaching upon it. The Hudson River view from this property is unobstructed and free from factories or nuisances of any kind.

The trustees of the Chelsea M. E. Congregation have purchased the northwest corner of 178th st and Fort Washington av of this property and will begin the erection of a church immediately.

## Stocks vs. Real Estate.

Last year Reading common stock sold at 164, yielding from its 4 per cent. dividend only 2.44 per cent. to the investor, as against the 5 per cent. now obtainable. Reading stock sold yesterday at 78⅝. At that price its 4 per cent. dividend means a yield of 5 per cent. to the buyer.—N. Y. Herald.

**There is no security sold on any exchange in the world that is so safe and which has the chances for prospective increases in value as New York Real Estate. I should estimate the average yearly increase in value at from 6 to 10 per cent., so that we may safely say that the total yearly income from New York Real Estate is at least 10 per cent., and may go as high as 20 per cent.**

**JEFFERSON M. LEVY.**

# PROPERTY OWNERS' SECTION.

## Beautifying the North Side.

At the annual meeting of the Municipal Art Society, held Nov. 11, in the galleries of the National Arts Club, 14 Gramercy Park, Mr. Albert E. Davis, the architect, as chairman of a committee appointed for the purpose, submitted a report on the subject of the beautification of the Bronx, and giving an account of the means that have been taken to that end:

A number of the improvement projects for The Bronx advocated by the Municipal Art Society during the year are in process of fulfilment. Artistic railway stations are being erected at Baychester and Bartow, in Pelham Bay Park; a plan for parking the approaches to the Morris Heights Station on the Harlem River has been approved; the side of Crotona Parkway under the jurisdiction of Borough President Haffen has been paved; a Sound Shore Drive from Fort Schuyler to Pelham Bay Park has been placed upon the map, and a 150-ft. corso or parkway laid out through this section, the property in the vicinity of which has been acquired by a syndicate, which plans to restrict it to detached artistic cottages on not less than 50-ft. plots, and Park Commissioner Joseph I. Berry has awarded a contract for the planting of some 2,000 street trees—American and English elms and lindens, ash, Norway maples and Oriental plane.

The work is actively progressing, great care being exercised to insure the life and growth of the trees. Trenches or tree plots 15 ft. by 6 ft. by 3 ft. deep are excavated and filled in with first quality garden mould. Irrigation for the roots is provided by laying a 2-in. perforated round tile pipe in broken stone through the bottom of the trench, with a 6-in. pipe exended up to the street surface at the end. Wrought iron guards 6 ft. 6 ins. high and set 18 ins. in the ground are provided, and the contractor is to guarantee the trees for a period of two years, replacing any that may die prior to that date. The tree plots are to be covered with good healthy sod.

Commissioner Berry has recently tendered the use of the Lorillard Mansion in Bronx Park to the Bronx Society of Arts and Sciences, who will maintain a public exhibit therein, similar to that of the Colonial Dames in Van Cortlandt Mansion.

The Commissioner has not complied with the request to alter the course of the Old Passage Road through St. Mary's Park to its logical terminus at Cypress Avenue instead of midway between the blocks. The wisdom of the suggested change must eventually cause it to be made.

Complying with a resolution of the Board of Estimate and Apportionment directing its Chief Engineer, Nelson P. Lewis, to report "which of the plans advocated by the New York City Improvement Commission in its report of January, 1907, could advantageously be officially approved by the Board of Estimate and Apportionment at the present time," Mr. Lewis, under date of September 26th, 1907, mentions for The Bronx a park at the northeasterly end of the Hudson Memorial viaduct and between Palisade Avenue and the Hudson River as far as Yonkers, including the extension of Riverside Drive and park; and a strip of parkland west of Sedgwick and Cedar Avenues from MacComb's Dam Park to the Fordham Landing Bridge. The need of some such improvement along the Bronx bank of the Harlem to harmonize with the drive and park on the Manhattan side is so apparent as to require no argument.

The influence of the Municipal Art Society could not be used to better advantage in The Bronx than in centering its efforts upon the improvements mentioned in Mr. Lewis's report, and also in urging the acquisition of small parks for the congested southerly end of the borough. The history of New York City proves that such improvements increase the value of abutting property to an extent that makes the return in taxation to the City Treasury more than sufficient to pay the interest on the debt incurred for their completion.

Mr. Lewis's report states: "There are several suggestions for additional parks, but, as has already been pointed out, the park area of this borough is already so large that the Board has manifested a reluctance to further extend it." It is true that the total park area of The Bronx is large—three times that of Manhattan—but it should be borne in mind that the area of The Bronx itself is twice that of Manhattan, and that the major portion of its park area is in the extreme northerly and undeveloped section. Van Cortlandt Park, at the northwesterly city limits, 1,132.35 acres; Bronx Park, in the center, 661.60, and Pelham Bay Park, at the northeast end of New York City, 1,756 acres, or 3,550 of the 4,078 acres of park area, are in the north end of the borough, while in the thickly populated 23d Ward there are but three parks open to the public for recreation—MacComb's Dam Park of 27 acres, Cedar or Franz Sigel Park, of 17.47 acres, and St. Mary's Park, of 28.7 acres—a total of 73.17 acres.

The Commission of 1883, which selected the great parks for The Bronx, stated in its report to the Legislature that at public hearings "local interests demanded parks in particular sections, and while the majority evidently regarded the subject from a Metropolitan standpoint, favoring two or more large parks, others advocated the distribution of the proposed increase in the form of many and smaller parks or squares." The Commission seems to have leaned towards the "Metropolitan standpoint," deeming these new parks to be for the benefit of the entire city rather than of The Bronx, and such they have proven, as the attendance shows. But twenty-four years ago no one anticipated that there would be in the lower end of The Bronx a solid tenement house development similar to the lower East Side.

The need of neighborhood parks is now apparent, for while the acreage of parks is greater, the number of individual parks is less and their distribution less uniformly equable, so that it is possible for a greater portion of the population of Manhattan to participate in the benefits of a public park without the expenditure of car fare, than it is in The Bronx. Parks are promoters of health in the tenement districts, so that eliminating their relation to municipal art, or even to the increased taxes returned to the City Treasury, they constitute a public need as imperative in a great City like New York as schools, police, fire protection, or any other governmental function of the municipality.

The recommendation made in our last annual report can, with justice, be repeated with emphasis, that, considering the enormous expense at which the small parks in Manhattan have been acquired, the City should not longer delay the acquirement of similar parks in The Bronx.

ALBERT E. DAVIS,
Chairman, Bronx Committee.

Borough of The Bronx, Nov. 11th, 1907.

## The Amsterdam Avenue Tracks.

At the October, 1907, meeting of The West End Association, the chairman of its special committee on Amsterdam Avenue Tracks reported that during the past summer the tracks in question, extending from 72d to Manhattan st, had been removed, thus bringing to a successful conclusion one of the most important undertakings for the betterment of its district in which the association has ever engaged.

In accepting the report and discharging its committee, with thanks, the association provided for the publication of that report, together with the brief account of the matter from its commencement, over eleven years ago, which follows.

The history of the movement just ended divides, naturally, into two chapters: the first dealing with the attempt to prevent the operation of electric cars upon two of the four tracks on Amsterdam av; the second, with the attempt to compel the removal of these two tracks, the use of which had been discontinued. The first period covered the three years 1896-1899; the second, practically from 1899 to the present year.

I.

The effort to prevent the operation on Amsterdam av of electric cars upon four tracks was begun in 1896. At that time two companies operated cars, by horse power, on that avenue: the inner tracks being owned by the Metropolitan Company and the outer ones by the Third Avenue Company, through its ownership of the Forty-second Street, Manhattanville & St. Nicholas Avenue Railroad Company. Both of the operating companies having received from the State Board of Railroad Commissioners permission to change their motive power to electricity, and it being believed that the operation of the inner tracks would amply suffice for the needs of the traffic, and that the operation in addition of the two outer tracks would be both unnecessary, and, to a great extent, dangerous, it was determined to prevent such additional operation if possible.

This association, in October, 1896, endorsed the attempt made, in the Board of Aldermen, to procure the removal of the outer tracks, which, however, was unsuccessful.

In the summer of 1897 the Amsterdam Avenue Defence Committee was formed, on which the West End Association was represented, to whose funds it contributed largely, directly and indirectly, and two of whose counsel—John C. Coleman, Esq., and the late John McDonald—were active members of the association.

Thereafter the work of that committee and of the West End Association followed the same lines involving proceedings before the State Board of Railroad Commissioners to procure the revocation of its permit to the Third Avenue Company for change of motive power; in the Supreme Court on the application of that company for an order compelling the city to grant a permit to tear up the avenue and proceed with its work; and

in the same court and the Court of Appeals to compel the Railroad Commissioners to reopen the case, they having decided they had not the power to do so; the holding of numerous public meetings during the progress of the work; and before the Legislature in 1898 and 1899. Probably no series of meetings relative to local affairs ever evoked greater interest than was manifested in those held during the winter and spring of 1898-1899, which culminated in sending to Albany, to the hearing on the bill then under consideration and which ultimately became law (Chapter 371, Laws of 1899), one of the largest delegations ever sent from this city to the capital. This association's delegation crowded one car of the special train which carried the delegation. The passage of that Act effectually prevented the change of motive power, and in August, 1899, the Amsterdam Avenue Defence Committee reported the closing of its work.

This association, however, continued its efforts for the removal of the tracks, by means of a special committee, until December, 1901, at which time President Vreeland, of the railroad company, informed the committee that the Third Avenue Company would remove the tracks as soon as it should procure all the outstanding stock of the Forty-second Street Company. Failing, after long and patient waiting, to procure any further attention from the officers of the railroad company, the association in December, 1903, appointed the special committee, whose report follows:

II.

New York, October 7th, 1907.

To the West End Association:

Your Special Committee on Amsterdam Avenue tracks respectfully reports as follows:

This committee was appointed under a resolution adopted at a meeting of this association held on December 19, 1903, and consisted of the following members: A. Walker Otis, Chairman, John L. Brower, James Van Dyck Card, Josiah C. Pumpelly and Sinclair Tousey. The resolution was as follows:

WHEREAS, the two exterior tracks now on Amsterdam avenue are a menace to the safety of our citizens, an unlawful obstruction of the highway, and in effect a common nuisance.

RESOLVED, That it be referred to a committee of five to be appointed by the President, to ascertain and report what, if any, steps should be taken by this Association to secure their immediate removal.

In June, 1902, Hon. Jacob A. Cantor, then President of the Borough of Manhattan, had notified the Forty-second Street, Manhattanville & St. Nicholas Avenue Railroad Company that if these tracks were not removed by the latter within thirty days, the city would undertake the removal thereof at the expense of said company.

Immediately on the service of said notice the railroad company brought an action in the Supreme Court against Mr. Cantor and the city to enjoin the city from interfering with these tracks, and in said action obtained a temporary injunction. That action was pending at the time of the appointment of your committee. The work done by your committee during its four years of existence is spread upon the records of this Association, but a brief reference to a few facts may not be amiss.

In March, 1904, what is known as the Bedell bills were pending before the Legislature. These bills in effect would have permitted the Railroad Company to cease operating these Amsterdam Avenue tracks, or to remove same and at the same time hold its franchise. These bills aroused a universal protest and your committee went to Albany in March, 1904, and opposed same. The bills were subsequently defeated.

In April, 1904, the Cantor suit was decided in favor of the city by Justice Amend, but his decision was reversed by the Appellate Division in 1905, and the injunction so far as known to your committee, is still in force.

Failing to obtain relief through the Cantor suit, Mr. Charles De Hart Brower, one of the members of this association, at the request of your committee, applied as a citizen to Attorney-General Mayer and requested him to bring an action on behalf of the People against said Railroad Company to forfeit its franchise so far as Amsterdam avenue was concerned. The Chairman of your committee represented Mr. Brower as counsel on that application. The matter was finally submitted to the Attorney-General in May, 1906, and on December 3, 1906, he handed down his decision granting the application and appointing the Chairman of your committee as special counsel to prosecute said action.

On December 22d, 1906, said action was accordingly begun in the Supreme Court for the County of New York.

While the suit of the People was pending, and early in 1907, the railroad interests made another effort to obtain legislation which would nullify our efforts to remove these tracks, and thereupon in March, 1907, introduced into the Legislature what was known as the Sheridan bill, which was substantially the same as the Bedell bill of 1905, except that it provided that in the case of Amsterdam avenue the tracks should not be replaced without the consent of the Board of Estimate and Apportionment. This seemed to us an attempt to obtain our approval of the bill by granting some concession in the Amsterdam avenue matter, and thereupon on April 1st, 1907, this Association adopted a resolution opposing said bill. Said resolution among other things provided as follows:

RESOLVED, That we condemn the principle contained in said proposed bill, in that it permits a railroad company to abandon the operation of its line and remove the tracks therefrom, while at the same time allowing it to retain its franchise and the right to relay said tracks at its pleasure.

RESOLVED, That we are opposed to said bill for the reason that under the guise of the removal of the tracks from Amsterdam avenue we are asked to permit the railroad company to retain its franchises over nearly thirty miles of unused tracks in other portions of the city.

RESOLVED, That the only question which is being considered between the Railroad Company and this Association is the removal of the exterior tracks from Amsterdam avenue, and if said railroad company desires in good faith to remove said tracks an opportunity to do so by an offer of the appropriate judgment is presented in the suit of the People of the State of New York vs. The Forty-Second Street, Manhattanville and St. Nicholas Avenue Railroad Company now pending and at issue in the Supreme Court for the County of New York.

In June, 1907, the case of the People was tried, and on June 21st, 1907, a judgment in favor of the plaintiffs was entered as follows:

"ORDERED, ADJUDGED and DECREED that the defendant remove its tracks from that portion of Amsterdam Avenue in the Borough of Manhattan, in the City of New York, lying between Seventy-second Street and Manhattan Street and do restore the surface of said avenue to its condition prior to the removal of said tracks, within ninety days from the service of a copy of this judgment upon the attorneys for the defendant."

A copy of said judgment was served on the attorneys for the defendant on June 22d, 1907, so that the time within which to remove said tracks expired on September 20th, 1907.

Prior to September 1st, 1907, said tracks were removed pursuant to said judgment and since that time a large portion of the avenue has been paved with asphalt from the curb to the tracks of the Ninth Avenue Railroad Company, thus making Amsterdam avenue a handsome and useful thoroughfare.

We congratulate the Association upon its success in this matter, which proves that a body of public-spirited citizens like ours, with no motive or purpose except the public weal, can accomplish much for the benefit of the people of this city and thereby deserve their gratitude and esteem.

And now having accomplished the purpose for which it was appointed your committee asks to be discharged.

A. WALKER OTIS,
Chairman.

## Condemnation Proceedings.

PUBLIC PARK.—Opening and extending between Rae st, German pl, Carr st and St. Ann's av. Commissioners Francis W. Pollock, Martin J. Donnelly and Henry Illwitzer will present bill of costs and expenses to the Supreme Court Nov. 21.

HAWKSTONE ST.—Opening and extending from Walton av to the Grand Boulevard and Concourse. Commissioners Isaac N. Roth, F. De R. Wissman and Edward D. Dowling will present a supplemental and additional bill of costs and expenses to the Supreme Court, First Department, Nov. 27.

PUBLIC PARKS.—The Comptroller's resolutions for the discontinuance of proposed new park in the Bronx bounded by Rae st, German place, Carr st, and St Ann's av; also in relation to the extension of Joseph Rodman Drake Park was allowed to lie over.

FORDHAM ROAD.—Acquiring title between the Harlem River and Jerome av. Commissioners John E. Eustis and Geo. Karsch will present a supplemental and additional bill of costs to the Supreme Court Nov. 26.

## Assessments.

EAST 133D ST.—Opening from Cypress av to the Southern Boulevard. Area of assessment: Beginning at a point formed by the intersection of the northwesterly line of Walnut av with a line parallel to and distant 100 ft. southwesterly from the southwesterly line of East 133d st, running thence northwesterly along said parallel line to its intersection with the middle line of the blocks between Willow av and Cypress av; thence southwesterly along said middle line of the blocks to its intersection with a line parallel to and 100 ft. southwesterly from the southwesterly line of East 132d st, thence northwesterly along said parallel line to its intersection with the middle line of the blocks between St. Ann's av and Brook av; thence northeasterly along said middle line of the blocks to its intersection with a line parallel to and 100 ft. southwesterly from the southwesterly line of the Southern Boulevard; thence northwesterly along said parallel line to its intersection with the southeasterly line of Willis av; thence northeasterly along said southeasterly line to its intersection with a line parallel to and 100 ft. northeasterly from the northeasterly line of the Southern Boulevard; thence southeasterly along said parallel line to its intersection with the middle line of the blocks between St. Ann's av and Brook av; thence northeasterly along said middle line to its intersection with a line parallel to and 100 ft. northeasterly from the northeasterly line of East 134th st; thence southeasterly along said parallel line to its intersection with the northeasterly prolongation of the middle line of the blocks between Willow av and Cypress av; thence southwesterly along said prolongation and middle line to its intersection with a line

parallel to and 100 ft. northeasterly from the northeasterly line of East 133d st; thence southeasterly along said parallel line to its intersection with a line parallel to and 100 ft. northeasterly thence southwesterly along said line of Walnut av to the point or place of beginning. Entered Nov. 12. Payable within 60 days.

EAST 150TH ST.—Regulating, grading, etc., from the Harlem River to the east side of River av. Area of assessment: Both sides of 150th st, from the Harlem River to the east side of River av, and to the extent of half the block at the intersecting streets and avenues. Entered Nov. 12. Payable within 60 days.

## Public Works.

KINGSBRIDGE AV.—Change of grade between West 230th st and West 238th st. The Board of Estimate and Apportionment will consider Nov. 22.

SIXTH AV.—The Board of Estimate and Apportionment on Nov. 22 will consider the proposition to extend Sixth av and Seventh av southwardly to Varick st, and widening Varick st on its easterly side, between Carmine and Franklin sts. Project A. Extending Sixth av and Seventh av southwardly to West st; widening Christopher st on its southerly side, between Greenwich av and Greenwich st; widening Varick st on its westerly side, between Clarkson st and Franklin st; extending Varick st, as widened, northwardly to Christopher st; extending Varick st, as widened, southwardly to West Broadway; laying out public places at the intersections of Sixth av and of Seventh av with West st, and at the intersection of Sixth av with Canal st. Project B.

SEVENTH AV.—The Board of Estimate and Apportionment on Nov. 22 will consider the proposition to extend Seventh av southwardly to an intersection with Varick st; widening Christopher st on its southerly line, between Greenwich st and Greenwich av; widening Carmine st on its northerly side, between Sixth av and the extension of Seventh av; widening Varick st on its easterly side, between the extension of Seventh av and Canal st, and widening Vestry st on its northerly side, between Canal and West sts.

WEST 184TH ST.—The Board of Estimate and Apportionment on Nov. 22 will consider the proposition to extend West 184th st from Amsterdam av, easterly to the unnamed street adjoining Highbridge Park on the west.

UNNAMED ST.—About 1,500 feet north of West 181st st, extending between Fort Washington av to Northern av. The Board of Estimate and Apportionment will consider proposition to open on Nov. 22.

BECK ST.—Opening and extending between Intervale av and Tiffany st. The Board of Estimate will consider Nov. 22.

FOX ST.—Opening and extending between Leggett av and Longwood av. The Board of Estimate will consider Nov. 22.

SIMPSON ST.—Opening and extending between Barretto st and Dongan st. The Board of Estimate will consider No. 22.

ELM AV.—Opening and extending between Myrtle av and Sheridan st. The Board of Estimate will consider Nov. 22.

BRONX PARK AV.—Opening and extending between Tremont av and Morris Park av. The Board of Estimate will consider Nov. 22.

HANCOCK ST.—Opening and extending between Forest av and Sheridan st. The Board of Estimate will consider Nov. 22.

HANCOCK ST.—Opening and extending between West Farms road and Morris Park av. The Board of Estimate will consider Nov. 22.

ADAMS ST.—Opening and extending between West Farms road and Bronx Park av. The Board of Estimate will consider Nov. 22.

VAN BUREN ST.—Opening and extending between West Farms road and Morris Park av. The Board of Estimate will consider Nov. 22.

EAST 177TH ST.—Opening and extending between Tremont av and Morris Park av. The Board of Estimate will consider Nov. 22.

FIRST AV.—Borough President John F. Ahearn gives notice under date of Nov. 13 that a communication received requesting the repair of sidewalk at No. 1593 First av will be submitted to the Local Board Nov. 26.

WEST BROADWAY.—Borough President John F. Ahearn gives notice that a communication received requesting the repair of sidewalk at 566-568 West Broadway will be submitted to the Local Board Nov. 26.

92D ST.—Borough President John F. Ahearn gives notice under date of Nov. 13 that a petition received for constructing a sewer in 92d st, between 2d and 3d avs, will be submitted to the Local Board Nov. 26.

SHERMAN AV.—Borough President John F. Ahearn gives notice under date of Nov. 13 that a petition received for paving with asphalt block pavement the roadway of Sherman av, between Broadway and 10th av, and constructing parkways therein, will be submitted to the Local Board Nov. 26.

MANHATTAN ST.—Borough President John F. Ahearn gives notice under date of Nov. 13 that a petition received for constructing a receiving basin in Manhattan st, 87 ft. west of 12th av, will be submitted to the Local Board Nov. 26.

118TH ST.—Borough President John F. Ahearn gives notice under date of Nov. 13 that a petition received for constructing a sewer in 118th st, between 3d and Lexington avs, will be submitted to the Local Board Nov. 26.

LIBERTY ST.—Mayor McClellan has duly approved the resolution adopted by the Board of Estimate revoking the granting permission to the Mutual Life Insurance Company to construct, maintain, etc., a tunnel under Liberty st, between Nassau and William sts, Manhattan.

JEROME PARK RESERVOIR.—A communication from the Commissioner of Water Supply to the Board of Estimate, requesting approval of plans for the erection of a filter plant on land of eastern section of the Jerome Park Reservoir, and further requesting that steps be taken for the transfer of that land to the department, for the installation of said plant, and the issue of $4,000,000 corporate stock to provide for the cost of the work, has been referred to Comptroller and Chief Engineer.

WATER SUPPLY.—The Board of Estimate received a report on Friday from the Chief Engineer, recommending that the Board rescind its resolution adopted last June, which authorized the issue of $2,200,000 corporate stock for the improvement of the water supply system of the Boroughs of Manhattan and Bronx. A resolution authorizing the issue of $1,768,243 corporate stock for the purpose was laid over.

A NEW AVENUE.—Borough President Louis F. Haffen gives notice that a map or plan showing the locating and laying out of an avenue between Exterior st, west of N. Y. C. & H. R. R. and approach to Macombs Dam Bridge, near the United States pier and bulkhead line, is now on file for inspection in the Municipal Building, Crotona Park.

## Dower.

To the Editor of the Record and Guide:

As a great diversity of opinion prevails not only among laymen but even among many attorneys as to the exact status or extent of the dower right of a widow in her deceased husband's real estate, will you please tell us what a widow's portion is in real estate?

It is curious how many think that a Widow's Dower consists in the absolute ownership of one-third of her late husband's real estate, with a right to sell it, or do with as she wishes; whereas her right is only a life interest—so long as she shall live—in lands of which he was seized of an estate of inheritance at any time during their marriage. The marriage must have been legal; the existence of a prior legal wife would debar. It must be a beneficial estate; holding title merely for another as a "conduit of title," so-called, will not sustain dower.

The husband cannot deprive the wife of the right by any act of his, and the widow has been in many cases given dower rights in land which the husband, in contemplation of marriage, had fraudulently transferred to deprive her of dower in it. But she may agree by "jointure" papers before marriage not to claim dower.

In lands held conjointly by the husband with others there are peculiar distinctions, but generally, where in such cases the husband's interest was an absolute fee, though in partnership, her dower has been protected.

The only way formerly, except by a decree of divorce obtained against her, in which a wife could be deprived of her dower, was by her joining with her husband in a deed or mortgage and executing it with him; in the case of the mortgage her dower still attached to any surplus produced by a foreclosure of the mortgage, to which she had to be made a party in the action, and if the mortgage were paid off, her dower right was restored over the whole again.

Where the husband bought land and did not pay the full purchase price, but gave a purchase money mortgage, so-called, to secure the unpaid balance, her right was subject to the payment of this balance. A wife may now release her dower by power of attorney, given to her husband even.

On the death of her husband the widow becomes absolutely entitled, whereas before his death her interest is known as an inchoate right of dower, with no control or right to sell or dispose of.

If the husband has by will provided for her, on the condition that the provision is in place or lieu of dower, as it is called, she may elect whether to take the provision under the will, or retain her dower; but she cannot have both.

The legal proceedings to admeasure her dower after death of the husband have changed from time to time; they are now regulated in the form of an action by the Code of Civil Procedure, and are too technical to be discussed here.

Where land left by the husband is continued to be held unsold, a very general arrangement is to pay over to the widow one-third of the net rents of the property. If it be partitioned and sold, an agreement is generally had between the widow and the heirs or devisers, or a gross sum allotted her in the action from the proceeds, based on Life Tables, and the value of an annuity at a given age.

On the widow's death, if the land continues unsold during her lifetime, her dower ceases, of course, and the land is free from further claim with respect to her dower. The dower is apportionable up to the date of her death and then ceases. In these modern days of "business women," great criticism is made of the arbitrary provision of dower in favor of the wife, beyond control or disposition of the husband except with her consent, as against the corresponding "courtesy" right of the

husband in the wife's land, which she may cut off and dispose of without his consent at any time.

Many curious questions are often presented, too, in the frequencies of divorce and re-marriage under laws of other States, which laws, as respects cutting off the dower right of female citizens, this State is not obliged to respect, but which laws under the general comity of States it respects so far as giving some consideration to the status of the second wife. The contingency has been jocularly discussed, of a man who might die seized of land in this State, leaving three widows, all entitled to "thirds."

Note.—It is not intended that the rough and sweeping statements above made in a popular article on one of the most technical subjects of the law shall be too particularly applied, to the reader's undoing, as circumstances alter law as well as cases, and the popular treatise on law is often as dangerous as the "Every Man his Own Doctor." With this explanation, an effort has been made to give a little general popular information on a subject inquired about by a correspondent, as being little understood by the general public.

## Four Thousand a Year.

### WHAT A TENANT GETS FOR IT IN CHICAGO.

THE most fashionable apartment house in Chicago is at the corner of Lake Shore Drive and Cedar st, and is No. 23. It has no other name—simply No. 23. The rent is so high, Chicagoans either audibly or mentally say "Skidoo" when they pass.

The building has eight stories and but eight flats. The Chigago Tribune says that a visitor going into the building through the porte cochere entrance in Cedar st imagines he is in the entrance hall of a private dwelling. The main public entrance hall is colonial. It is a large room done in white enamel, with a huge welcoming fireplace built in one wall, with brass andirons, and tongs, and scuttle standing on the white tiling; a mirror and colonial candle sticks standing on the marble mantel, with palms growing in great garden urns on either side of the fireplace, and mahogany colonial hall chairs standing stiffly against the white walls.

A grandfather's clock stands beside the broad, winding staircase, oil paintings hang on the walls, and a colonial mahogany table is pressed up against the wall opposite the fireplace, and on it are set a Tiffany lamp and a desk telephone. And this is the public entrance hall to a flat building—a large, comfortable, hospitable room which might have been brought to Chicago from some fine old Mount Vernon homestead. Adjoining the main entrance hall is a little room—the chauffeurs' and footmen's "wait"—where the chaffeurs and footmen are sheltered from the cold while waiting for their employers.

At the end of the entrance hall, opposite the winding staircase, is the elevator—itself a thing of beauty. It is nothing more nor less than a miniature French drawing room, done in gray enamel and paneled with mirrors. So much for the entrance to the millionaires' apartment house. The apartments themselves are built after the plan of a three-story residence. The Lake Shore drive front is the first floor of the dwelling; the Cedar st. side is the second floor, or bedroom floor; the side which faces the court and looks toward the north and Lincoln Park is the third floor, and is occupied by "help's hall"—the servants' living and dining room, the private laundry, the servants' bedchambers, and the servants' bath.

The reception halls are entered from the private vestibule to each apartment, which is reached both by the elevator and the stairs. All of the main rooms of the apartment open into the reception hall, which in most of the apartments has been made one of the most attractive rooms and is without an exception one of the most handsomely furnished. The dining room is done in white enamel and mahogany, and its dimensions are 17x27 feet.

The kitchen is one of the most wonderful rooms in the apartment:

It is walled with cases and cupboards lined with tiling and containing receptacles for every food stuff to be had at your grocer's. The walls are a grocery store, and set into the north wall is a huge ice chest which carries up to the ceiling and is lined with tiling and has great, heavy glass doors. When the chef or maid opens one door out comes the butter, the cheese, etc. She opens another door and out comes the milk and cream, etc. There is no reaching in to this ice chest. The opening of the door pulls out the different shelves—could anything be more convenient?

BEDROOMS BIG ENOUGH TO DRESS IN.

The first door on the Cedar st. side as the visitor makes his way down this hallway leads into the grand salon chamber, done wholly in colonial style, with white enamel finish. This great bedchamber is 18x25 feet, and has two massive windows which look south. In fact, all the rooms, including baths, with the exception of the servants' rooms, have south exposure. No more beautiful bed chamber could be pictured in the minds of the Spanish castle builders than the bed chamber in the Chalmers' apartment. The beds are mahogany of colonial style, and the tapestries and draperies are in harmony with the furniture.

"It's a dream," murmured a debutante the other day, "and who would ever dream of finding such a bedroom in a flat."

And who would ever dream of finding two other bed chambers almost of the same size as the grand salon chamber in the same apartment? And who would ever dream of finding a bath connected with every bed chamber in the flat? And who would ever dream of finding an apartment in which every room has south exposure? And who would ever dream of finding a city flat in which the clothes closets not only are fitted with mahogany clothes hangers of every description and great clothes presses and chests of drawers, but are larger than hall bedrooms for which the city's toilers pay good money every week in their lives out of their week's wages?

MILLIONAIRES' BATH TRIPLE FILTERED.

Not only has each bed chamber a bathroom connected with it, but every bathroom has showers and every other imaginable convenience, and every drop of water used by the millionaires in their baths has been filtered three times before it is allowed to run into the tubs. So the water in which all the millionaires who dwell at No. 23 take their daily baths is as clear as crystal—good enough to drink, and purer and better than a million Chicagoans ever got to drink.

In the apartments are large trunk rooms in which huge cedar chests have been installed for the storing of the valuables the moths so love to destroy, and in each apartment are two steel vaults for the safe keeping of the silver and gold table service and the family jewels and valuables. The vaults are not only fireproof, but are also burglar proof.

The servants' quarters are no less remarkable than the tenants' quarters. They are entirely separated from the rest of the apartment by a fire wall and are entered only by one door from the hallway. The servants' quarters are a flat by themselves—with a separate hallway into which three bedrooms, the help's hall, and a huge bathroom open. In each servant's room is a private wash bowl and all the other conveniences.

The rooms in the millionaires' apartment building are worth going miles to see. The living room in the Salisbury apartment is furnished after the period of the French renaissance and the walls are done in rich tapestry paper. All of the upholstery is of rich fabricked silk tapestry and the furniture is of Italian oak and mahogany. Rare paintings adorn the walls and the bookcases are crowded with books of expensive bindings, many of them having been hand bound.

The reception hall in the Cobb Coleman apartment is furnished after the Italian renaissance and the walls are hung with costly and old Italian tapestries. The dining room of the Frazier apartment is another of the wonderful rooms in the building. The gardens of Versailles are reproduced on the walls and the furnishings are in perfect harmony.

Flats in this house rent for $350 a month, or $4,200 a year, which, as we understand, is the highest mark for an apartment or flat in Chicago.

### Agitating a Bronx-Queens Ferry.

Property owners in both Bronx and Queens keep up the agitation for the building of a municipal ferry to more directly connect the two boroughs. It is suggested that a ferry connecting Throggs Neck with College Point would, besides greatly facilitating the transportation of market products, have an increasing tendency to enhance the value of real estate in the neighborhood of both its terminals.

At present the Bronx can be reached only by a roundabout journey via the 34th st ferry or 99th st, and thence across the Harlem Bridge toward the north. It is argued that the use of the new ferry by the farmers of Queens would only be about one-half the tax that is likely to be put upon its facilities when in operation.

All the resorts on the north and south shores of Kings and Queens counties would be directly opened up to the Bronx by the establishment of such a means of communication. Since it may be said that both boroughs are in favor of the project it is reasonable to assume that the new Board of Aldermen will likely push the matter to a successful issue. It is learned that trolley connections at both ends are assured, and as the city owns both the docks and boats it will be seen that the initial expense for equipment will be comparatively small.

### United R. E. Owners' Associations Elect Officers.

At the annual meeting of the United Real Estate Owners' Associations, held at Turn Hall, Lexington av and 85th st, Manhattan, the following officers and directors were elected: President, Thos. Krekeler; 1st vice-pres., Geo. H. Beck; 2d vice-pres., Chas. J. F. Bohlen; treasurer, John Volz; recording secretary, Dr. A. Korn; corresponding secretary, Chas. H. Schnelle. Board of Counsel: Adolph Bloch, Ira J. Ettinger, Wm. Hauser and J. A. Hodge. Finance Committee: Henry Flicker, J. F. Boss, D. Gaussa, Chas. A. Schrag, Henry Ruschmeyer, Ralph Holzman and Chas. Lutz. Directors: Geo. G. Banzer, Chas. H. Schnelle, John Volz, Adolph Bloch, J. Fred. Boss, Geo. H. Beck—12th and 19th Wards; Chas. Lutz, Dr. Wenzel, F. Benzer, John Becker, Thos. Krekeler—10th, 11th and 17th Wards; Fred. Keller, Frank Demuth, H. Schumacher, Louis Schrag—West Side Taxpayers; Jas. L. Conway, Wm. Hauser, Ira J. Ettinger—12th and 22d Wards; Dr. A. Korn—Harlem Property Owners; D. Gaussa—4th, 6th and 14th Wards; Chas. J. F. Bohlen—18th Ward.

### Bronx Valley Sewer Bids.

Owing to the delay in obtaining certain lands in Yonkers for an outlet, the Bronx Valley Sewer Commissioners postponed the time of receiving bids for the construction of the sewer until Nov. 27, and contractors have been informed to this effect.

The Commissioners have taken steps to condemn all of the lands necessary for the sewer, and have made, through their counsel, application for a commission of appraisal to condemn right of way for the tunnel section through the city of Yonkers. Application for three other Commissions will be made to the Court within a short time.

### SUBURBAN.

OAKHURST, N. J.—Louis Wertheimer has bought the Thompson-Covert farm, comprising about 70 acres of land on West Park av, near Oakhurst, N. J. He will build a residence on the avenue frontage and dispose of the remainder of the property.

HASBROUCK HEIGHTS, N. J.—The Duross Co. has sold for Titus A. Brooks to Isidor Ach 7 lots on Columbia av, Hasbrouck Heights, N. J.

DOBBS FERRY, N. Y.—Alfred E. Toussaint sold for Ernst Bystrom 50x100 on Haines av, Dobbs Ferry.

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Nov. 18.

3d av, widening, at 159th st, at 2 p m.
E 222d st, from 7th av to Hutchinson River, at 3 p m.
Main st, from east approach of City Island Bridge to the Sound, at 3 p m.
A new avenue, between Fort Washington av and Haven av, at 11 a m.
Hull av, Perry av, etc, at 3.30 p m.
Edgewater rd, from Garrison av to Seneca av, at 11 a m.
Gun Hill rd, widening from Webster av to Elliott av, at 12 m.
Eden av, from E 172d to E 174th st, at 1 p m.
Grand Boulevard, from E 158th to 164th st, at 2.30 p m.
E 233d st, from Bronx River to Hutchinson River, at 2 p m.
Strip of land at Boulevard Lafayette, at 10.30 a m.
E 222d st, from 7th av to Hutchinson River, at 3 p m.

Tuesday, Nov. 19.

West 179th st, from Broadway to Haven av, at 2 p m.
Jos Rodman Drake Park, at 2 p m.
Bronx st, from E 177th to 180th st, at 1 p m.
Baker av, from Baychester av to city line, at 2 p m.
Northern av, north of W 181st st, at 4 p m.
E 222d st, from Bronx River to 7th av, at 4 p m.
Bronx Boulevard, from Old Boston Post rd to E 242d st, at 3 p m.

Wednesday, Nov. 20.

Freeman st, between Stebbins av and Intervale av, at 3 p m.
Tremont av, from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Sewerage District, No 43, at 1 p m.
Briggs av, from Bronx River to Pelham Bay Park, at 2 p m.
Boston rd, from Bronx Park to White Plains rd, at 10 a m.
Haven av, from W 177th to 181st st, at 12 m

Thursday, Nov. 21.

Beck st, from Prospect av to Leggett av, at 1 p m.
Spuyten Duyvil rd, from Spuyten Duyvil Parkway to Riverdale av, at 4 p m.
W 150th st, from Broadway to Riverside Drive, at 2 p m.
Two public parks east of Boulevard Lafayette, at 4 p m.
Corlears Hook Park, addition, at 4 p m.

Friday, Nov. 22.

3d av, widening, at 159th st, at 1 p m.

At 258 Broadway.

Monday, Nov. 18.

East Houston st, library, at 12.30 p m.
20th and 21st sts, school site, at 1 p m.

Tuesday, Nov. 19.

Whale Creek, at 2 p m.
Willard Parker Hospital, at 2 p m.
Carmine st, bath, at 2 p m.
Pier 51, E R, dock, at 3.30 p m.
Fort George rapid transit, at 3 p m.
12th st, school site, at 4 p m.

Wednesday, Nov. 20.

Hamilton pl, school site, at 1 p m.
Bridge 4, Sec No 2 (Manhattan), at 2 p m.

Thursday, Nov. 21.

Pier 36, at 10.30 a m.

Friday, Nov. 22.

Clinton st, station house, at 11 a m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Nov. 16, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Lenox av, Nos 661 to 679 w s, whole front between 143d st and 144th sts, 199.10x100, five 6-sty brk tenements and stores. (Amt due, $7,825.06; taxes, &c, $2,883.54.) Adj sine die.....

*5th av, 138th st, Nos 2 to 8 | s w cor 138th st, 99.11x120, three unfinished 6-sty brk tenements, stores on av. (Amt due, $9,425; taxes, &c, $3,800.) Celia Uhlfelder et al .....$111,630

54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk and stone dwelling. (Amt due, $5,507.27; taxes, &c, $1,274.46; sub to prior mort of $31,980.19.) Adj to Dec 12.....

Prospect av, w s, 219.8 n Jennings st, runs w 151.10 x n 46.2 x e 75.9 x n e 107.5 x s 98.7 to beg, 1 and 2-sty frame bldg in rear and vacant. (Amt due, $9,291.58; taxes, &c, $454.87.) Geo Keller .....19,500

160th st, n s, 100 e Broadway, 265x99.11, six 5-sty brk tenements; Action No 1. (Amt due, $19,736 52; taxes, &c, $3,075.98.) Simon Cyge, representing a party in interest..285,000

Broadway, Nos 1457 and 1461, 7th av, Nos 589 to 593 | w s 51.3 s 42d st, 92x99.11 to 7th av, x89x124.7, 7-sty stone hotel (Saranac) (voluntary). Wm Simpson, as agent..919,000

Broadway, Nos 428 to 432, s e cor Howard st, 52x123.5x101.8x irreg, 6-sty brk loft bldg with store (trustees sale). F W Benner. .....475,000

Bedford st, Nos 85 to 89 | n w cor Barrow st, 58x Barrow st, Nos 62 to 68 | 129x60x113, seven 5-sty brk tenements (trustees sale). Norman Harsell, party in interest.....80,000

8th av, Nos 760 and 762, e s, 50.5 s 47th st, 30x100, 4-sty brk building with store (voluntary). Robert P Zobel.....60,000

46th st, No 233, n s, 275 e 8th av, 25x100.5, 3-sty brk building (voluntary). Lewis Danahar .....36,850

*150th st, No 275, n s, 250 w 7th av, 40.11x99.11, 5-sty brk tenement.

150th st, No 281, n s, 372.9 w 7th av, 40.11x99.11, 5-sty brk tenement.

150th st, No 283, n s, 413.8 w 7th av, 40.11x99.11, 5-sty brk tenement.
(Amt due, $38,169.78; taxes, &c, $2,338.32.) Chas A Fisher .....125,000

*15th st, Nos 28 and 30, s s, 400 w 5th av, 25x99.2x25.8x93.4, 10-sty brk and stone loft and store building. (Amt due, $26,971.40; taxes, &c, $3,400; sub to a first mort of $80,000.) Louis L Seaman .....105,900

Bathgate av, No 1834, e s, 189 s 176th st, 27x95.6, 2-sty frame dwelling. (Amt due, $1,718.09; taxes, &c, $1,200.) James A McMahon (defendant) .....4,450

*2d av, Nos 2461 to 2467, 126th st, Nos 249 to 253 | n w cor 126th st, 99.11 x100, three 6-sty brk tenements and stores. (Amt due, $16,661.50; taxes, &c, $123,766.) Rebecca Meryash... .....121,000

McVICKAR, GAILLARD REALTY CO.

Water st, Market slip, No 95 | s w cor Market slip, 46x25, 3-sty brk tenement and store. (Amt due, $4,914 61; taxes, &c, $37.80; sub to a mort of $5,000.) Withdrawn....

D. PHOENIX INGRAHAM & CO.

Broome st, No 423, s s, 49.10 e Crosby st, 25x 122x25x121, 7-sty brk loft and store building. (Partition.) Adj sine die.....

SOLOMON DE WALLTEARSS.

Hillside st, c l, about 252 e Broadway, 50x 226.2x50x226.4, vacant. (Petitioners sale of all right, title, &c.) Andrew J Larkin..3,600

| | |
|---|---|
| Total | $2,346,930 |
| Corresponding week, 1906 | 263,100 |
| Jan. 1st, 1907, to date | 35,674,746 |
| Corresponding period, 1906 | 27,369,661 |

## VOLUNTARY AUCTION SALES.

Nov. 19.

JOSEPH P. DAY.

89 lots, Webster and Decatur avs, known as David B Cox property.

Nov. 20.

BRYAN L. KENNELLY.

97th st, 159 E. adjoining 3d av, 5-sty brown stone flat, 27x100.11.

2d av, No 1164, 5-sty brk, 3-family flat with stores, 25x75.

2d av, No 1174, 4-sty brk flat with stores, 25x 79.

Hudson st, No 546, 4-sty brk flat with store, 20.7x85x11.9x79.10.

123d st, No 523 W, 5-sty limestone and brk flat, 33.2x100.11.

25th st, No 330 W, 3-sty brk stable, 25x98.9.

Broome st, Nos 526½ and 528, two 3-sty brk and frame buildings, 40x75.

Greenwich st, Nos 708 and 710, 2½ and 3-sty brk and frame building, 50x93.

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Nov. 16.

No Legal Sales advertised for this day.

Nov. 18.

47th st, Nos 232 to 236, s s, 375 e 8th av, 75x 100.5, 6 and 8-sty brk loft and store building. James T Backus agt Arthur J Morgan et al; Wm D Sporborg, atty, 10 Wall st; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which Arthur J Morgan had on Nov 18 1897, or since.) By Joseph P Day.

Southern Boulevard or Wales av 141st st | s w cor 141st st, 43.10x 117.9x28.9x111.9, vacant. Knickerbocker Trust Co agt Adolph Schoenberger et al; A Lincoln Wescott, att'y, 125 Broadway; Edw J McGoldrick, ref. (Amt due, $7,938.03; taxes, &c, $504.70.) Mort recorded Dec 15, 1905. By Joseph P Day.

Nov. 19.

Manhattan av, No 503, w s, 18.5 s 121st st, 15x80, 3-sty stone front dwelling. John L Toscani et al agt August Ellingen; Foulds & Galland, att'ys, 25 Broad st; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which August Ellingen had on June 28, 1907, or since.) By Joseph P Day.

Av A, No 1409, on map No 1419 | n w cor 75th st, 75th st, No 443 | 25.6x75, 5-sty brk tenement and store. Mark J Kalashen agt Jacob Till et al; Lawrence E Brown, att'y, 37 Liberty st; James A Foley, ref. (Amt due, $6,013.58; taxes, &c, $400.94; sub to two prior morts of $31,000.) Mort recorded March 6, 1906. By Joseph P Day.

141st st, s s, 100 e Robbins av, 75x122.11x75.2x 118.3, vacant. Century Investing Co agt Broadway Reliance Realty Co et al; Action No 1; Richard G Babbage, att'y, 111 Broadway; Isaac B Brennan, ref. (Amt due, $7,560 90; taxes, &c, $945.12.) Mort recorded March 16, 1906. By Joseph P Day.

Southern Boulevard Wales av 141st st | n w s, 144.5 n e 140th st, runs n e 94.5 to Wales av, x n 44.7 x w 117.9 x n 28.9 to 141st st, x w 50 x s 148.5 x e 115.9 to beg, vacant. Same agt same; action No 2; same att'y; same ref. (Amt due $27,138.89; taxes, &c, $791.71.) Mort recorded March 16, 1906. By Joseph P Day.

Southern Boulevard, n w s, 57.9 n e 140th st, 86.7x166.2x75.7x113.3, vacant. Same agt same; Action No 3; same att'y; same ref. (Amt due, $14,503.49; taxes, &c, $1,006.63.) Mort recorded March 16, 1906. By Joseph P Day.

Robbins av 139th st | n e cor 139th st, 100.10x95, vacant. Same agt same; Action No 4; same att'y; Chas S Simpkins, ref. (Amt due, $10,214.98; taxes, &c, $4,200.) Mort recorded March 16, 1906. By Joseph P Day.

139th st, n s, 95 e Robbins av, 75x100.10, vacant. Same agt same; Action No 5; Same att'y; John J Hynes, ref. (Amt due, $6,235.39; taxes, &c, $874.28.) Mort recorded March 16, 1906. By Joseph P Day.

Southern Boulevard, s e s, 119.6 s w 141st st, 57.9x164.2x50x135.3, vacant. Same agt same; Action No 6; same att'y; same ref. (Amt due, $10,619.64; taxes, &c, $388.13.) Mort recorded March 16, 1906. By Joseph P Day.

140th st, n s, 286.6 e Southern Boulevard, 50x 125, vacant. Same agt same; Action No 7; same att'y; same ref. (Amt due, $3,851.30; taxes, &c, $331.57.) Mort recorded March 16, 1906. By Joseph P Day.

Southern Boulevard 140th st | s e cor 140th st, 115.6x144.1 x100x86.3, vacant. Same agt same; Action No 8; same att'y; Wm W Baldwin, ref. (Amt due, $16,895.89; taxes, &c, $1,152.62.) Mort recorded March 16, 1906. By Joseph P Day.

140th st, s s, 161.3 e Southern Boulevard, 75x 100, vacant. Same agt same; Action No 9; same att'y; same ref. (Amt due, $5,175.04; taxes, &c, $558.44.) Mort recorded March 16, 1906. By Joseph P Day.

139th st, n s, 144.4 e Southern Boulevard, 75x 100, vacant. Same agt same; Action No 10; same att'y; same ref. (Amt due, $5,175.04; taxes, &c, $235.28.) Mort recorded March 16, 1906. By Joseph P Day.

139th st, n s, 294.4 e Southern Boulevard, 75x 100, vacant. Same agt same; Action No 11; same att'y; James C Brady, ref. (Amt due, $5,009.82; taxes, &c, $229.02.) Mort recorded March 16, 1906. By Joseph P Day.

139th st, n s, 369.4 e Southern Boulevard, 75x 100, vacant. Same agt same; Action No 12; same att'y; same ref. (Amt due, $5,009.82; taxes, &c, $229.02.) Mort recorded March 16, 1906. By Joseph P Day.

Tiffany st 167th st | n w cor 167th st, 92.11x94.5x109.3x 75, vacant. Albert M Hersch agt Samuel Glassman et al; Eisman, Levy, Corn & Lewine, att'ys, 135 Broadway; Wm J Bolger, ref. (Amt due, $2,682.86; taxes, &c, $900; sub to two morts of $14,000.) Mort recorded June 29, 1905. By Joseph P Day.

10th st, No 83, n s, 175 w 3d av, 25x94.6, leasehold, 4-sty brk tenement. Katherine Biehn agt Mary Skiff; Francis M Eppley, att'y, 140 Nassau st; Aaron J Colnon, ref. (Amt due, $6,598.64; taxes, &c, $600.) Mort recorded April 30, 1902. By Joseph P Day.

(Continued on page 810.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. EDGECOMBE AVENUE—RE-REGULATING, RE-GRADING, RE-CURBING AND RE-FLAGGING, from 147th to 154th Streets.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38907)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF RICHMOND:

1ST WARD. 2D STREET—OPENING, between York and Franklin Avenues. Confirmed July 29, 1907; entered October 29, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38877)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Board of Assessors and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. 5TH AVENUE AND GRAHAM AVENUE—CATCH BASINS, on the Northeast and Northwest corners. WASHINGTON AVENUE—SEWER, from 5th to 9th Avenues. 3D WARD. 28TH STREET—SEWER, from 14th to 15th Avenues. 29TH STREET—TEMPORARY SEWER, between 14th and 15th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38898)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 30 to November 14, 1907, of the confirmation by the Supreme Court and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 12. STEUBEN AVENUE—OPENING, from Mosholu Parkway to Gun Hill Road. Confirmed July 15, 1907; entered October 29, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 29, 1907. (38887)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 161ST STREET—REGULATING, RE-REGULATING, GRADING, RE-GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, PLACING FENCES AND PAVING, from Elton Avenue to the Grand Boulevard and Concourse. 24TH WARD, SECTION 11. CRESTON AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Burnside Avenue to East 184th Street, EAST 188TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Park Avenue to Beaumont Avenue. 24TH WARD, SECTION 12. PERRY AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES AND PLACING FENCES, from East 207th Street to Gun Hill Road.

HERMAN A. METZ,
Comptroller.

City of New York, October 24, 1907. (38638)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. RADDE STREET—SEWER, from Webster Avenue to Payntar Avenue. ACADEMY STREET—SEWER, from Webster Avenue to Payntar Avenue. RADDE STREET—SEWER, from Jane Street to Payntar Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 14, 1907. (38649)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 1 to 16, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the Borough of Manhattan:

12TH WARD, SECTION 6. 100TH STREET—EXTENTION OF SEWER, between the Harlem River and 1st Avenue. 12TH WARD, SECTION 8. WEST 164TH STREET—SEWER, between St Nicholas Avenue and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, October 31, 1907. (38963)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of October 25 to November 9, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named avenues, place and street, in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. POPHAM AVENUE—OPENING, from West 176th Street to Montgomery Avenue. Confirmed July 29, 1907; entered October 23, 1907. 24TH WARD, SECTION 12. EAST 213TH STREET—OPENING, from Jerome Avenue to Woodlawn Road. Confirmed July 10, 1907; entered October 23, 1907; KOSSUTH PLACE—OPENING, from Mosholu Parkway to DeKalb Avenue. Confirmed June 25, 1907; entered October 23, 1907. 24TH WARD, ANNEXED TERRITORY. RAILROAD AVENUE—OPENING, between Unionport Road and Glebe Avenue. Confirmed July 31, 1907; entered October 23, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, October 23, 1907. (38658)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 1 to 16, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTIONS 9 AND 11. EAST 169TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, AND PLACING FENCES, from Clay Avenue to the Grand Boulevard and Concourse. 23D WARD, SECTION 10. WHITLOCK AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Longwood Avenue to Hunt's Point Road. 24TH WARD, SECTION 11. WALTON AVENUE—REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 172d Street to Fordham Road. QUARRY ROAD—REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES, PLACING FENCES AND LAYING PIPE, from Third Avenue to Arthur Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 31, 1907. (38979)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 13 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 150TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS AND PAVING, from the Harlem River to the east side of River Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907. (39158)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 13 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

23D WARD, SECTIONS 9 AND 10. EAST 133D STREET—OPENING, from Cypress Avenue to the Southern Boulevard. Confirmed March 29, 1904; entered November 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907. (39169)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 12 to 26, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF RICHMOND:

3D WARD. BLACKFORD AVENUE—OPENING, from Grant Street and St. Nicholas Avenue to a point about 170 feet east of Grant Street. Confirmed March 1, 1907; entered November 11, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 11, 1907. (39131)

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

MONDAY, NOVEMBER 25, 1907,

For furnishing all the work, labor, services and materials required for the extermination of rats and mice, and for the extermination of roaches and water bugs.

For full particulars see City Record.

ROBERT W. HEBBARD,
Commissioner.

The City of New York, November 11, 1907. (39124)

## PROPOSALS

Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m. on

WEDNESDAY, NOVEMBER 20, 1907,

Borough of Manhattan.

For furnishing all the labor and materials required for additions and alterations to quarters of Engine Company 58, located at No. 81 West One Hundred and Fifteenth Street, and to quarters of Engine Company 35, located at No. 223 East One Hundred and Nineteenth Street.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated November 7, 1907.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock a. m. on

WEDNESDAY, NOVEMBER 20, 1907,

Borough of Manhattan.

N. 1. For furnishing and delivering five thousand feet of 3½-inch rubber fire hose for fireboats.

No. 2. For furnishing and delivering two thousand feet of 2½-inch rubber fire hose for fireboats.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated November 7, 1907.

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed estimates for furnishing insurance on the Municipal ferry boats "Middleton," "Stapleton," and "Castleton," will be received by the Commissioner of Docks until 12 o'clock noon, on Friday, November 22, 1907, at Pier "A," North River. (For particulars see City Record.)

(39094)

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

PUBLIC NOTICE is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction the buildings, parts of buildings, etc., standing within the lines of property owned by the City of New York, acquired by it for bridge purposes in the

BOROUGH OF MANHATTAN,

BEING all the remaining buildings on the triangular block bounded by Park Row, Tryon Row and Centre Street which were not sold at previous sales held on April 1st, 1907, and August 13th, 1907, and also the remaining buildings on Duane Street and Chambers Street, between Park Row and Centre Street. The property to be sold is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to resolutions of the Commissioners of the Sinking Fund, adopted at a meeting held on the 13th day of August, 1907, the sale of the above buildings and appurtenances thereto will be held by the direction of the Comptroller on

MONDAY, DECEMBER 2D, 1907,

at 11 o'clock, on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 29th, 1907.

(39061)

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CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Police Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings parts of buildings, etc., now standing upon property owned by the City of New York, acquired for police purposes in the

BOROUGH OF MANHATTAN,

BEING the old station house situated at Coenties Slip, between the west side of South Street and the east side of Front Street, and which is more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described building will be held by the direction of the Comptroller on

THURSDAY, NOVEMBER 21ST, 1907,

at 10 a. m., on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907.

(39055)

WATER SUPERVISION CO. Let us demonstrate how, by our care, your water tax bills will be reduced.

Tel., 2017 Cortlandt 3 PARK ROW, NEW YORK

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9354, No. 1. Regulating, grading, curbing and laying cement sidewalks on Ninety-first street, between First and Second avenues and between Third and Fifth avenues.

List 9368, No. 2. Sewer in Fifty-eighth street, between Tenth avenue and New Utrecht avenue, and outlet sewers in Eleventh avenue, from Fifty-eighth to Sixtieth street; Twelfth avenue, from Fifty-eighth to Fifty-seventh street, and in Fifty-seventh street, from Twelfth avenue to New Utrecht avenue.

List 9286, No. 3. Regulating, grading, curbing and laying sidewalks on Belmont avenue, between Elton street and Chestnut street.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 17, 1907, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 13, 1907. (39142)

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CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for school purposes, in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on the north side of East 113th Street, between First and Second Avenues, known as Nos. 305 to 325 East 113th Street, inclusive, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

THURSDAY, NOVEMBER 21ST, 1907.

at 12 m., on the premises.

AT THE REQUEST of the Park Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for park purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on West 145th Street and Edgecombe Avenue, more particularly known as 335, 337, 339, 341 and 343 West 145th Street and 245 Edgecombe Avenue, and which are more particularly described on a certain map on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No. 280 Broadway, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held by the direction of the Comptroller on

THURSDAY, NOVEMBER 21ST, 1907.

at 2 p. m., on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907. (39059)

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CORPORATION SALES OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE:

AT THE REQUEST of the Bridge Commissioner, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for bridge purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., lying between Duane and Park Streets, and between Centre Street, Pearl and Park Streets, in the Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held on

WEDNESDAY, NOVEMBER 20TH, 1907,

at 10 a. m., on the premises.

AT THE REQUEST of the Agent for the Carnegie Library Sites, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for library purposes in the

BOROUGH OF MANHATTAN,

BEING all those buildings, parts of buildings, etc., on East Broadway, between Jefferson and Division Streets, known as Nos. 1 and 3 Jefferson Street, Borough of Manhattan.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described buildings and appurtenances thereto will be held on

WEDNESDAY, NOVEMBER 20TH, 1907,

at 2 p. m., on the premises.

For further particulars of the above described buildings see maps on file in the office of the Collector of City Revenue, Department of Finance, Room 141, No 280 Broadway, Borough of Manhattan.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907. (39057)

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PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9406, No. 1. Sewer in West One Hundred and Thirty-ninth street, between Riverside Drive and Broadway.

BOROUGH OF THE BRONX.

List 9267, No. 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Morris avenue, from St. James Park to Jerome avenue, at Park View terrace.

List 9277, No. 3. Regulating, grading, curbing, flagging, laying crosswalks, placing fences and building approaches in East Two Hundred and Fifth street, from Mosholu parkway to Jerome avenue.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 10, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 7, 1907. (39087)

## PROPOSALS.

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids for furnishing about 10,000 Tons of Anthracite Coal at 39th street, Brooklyn (Contract 1110), will be received by the Commissioner of Docks at Pier A, Battery Place, Borough of Manhattan, until 12 o'clock (noon), Wednesday, November 27, 1907.

(For particulars see City Record.)

## PUBLIC NOTICES.

CORPORATION SALE OF BUILDINGS AND APPURTENANCES THERETO ON CITY REAL ESTATE.

AT THE REQUEST of the Board of Education, public notice is hereby given that the Commissioners of the Sinking Fund, by virtue of the powers vested in them by law, will offer for sale at public auction all the buildings, parts of buildings, etc., now standing upon property owned by the City of New York, acquired for school purposes, in the

BOROUGH OF THE BRONX,

BEING the frame stable located at the southeast corner of 141st Street and Brook Avenue, adjoining public school No. 30, Borough of The Bronx.

PURSUANT to a resolution of the Commissioners of the Sinking Fund, adopted at a meeting held October 23d, 1907, the sale of the above described building will be held on

FRIDAY, NOVEMBER 22D, 1907,

at 11 a. m., on the premises.

For further particulars see City Record.

H. A. METZ,
Comptroller.

City of New York, Department of Finance, Comptroller's Office, October 28th, 1907. (39063)

## PROPOSALS.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

WEDNESDAY, NOVEMBER 27, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for building fifteen (15) scows.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 14, 1907.

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Police Department of The City of New York, No. 300 Mulberry street, Borough of Manhattan.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, until 10 o'clock A. M. on

WEDNESDAY, NOVEMBER 27, 1907,

For furnishing all the labor and materials required in making repairs to the heating systems, the Fifth, Sixth, Eighth, Ninth, Tenth, Eleventh, Twelfth, Fourteenth, Fifteenth, Sixteenth, Eighteenth, Twentieth, Twenty-first, Twenty-second, Twenty-fourth, Twenty-fifth, Twenty-sixth, Twenty-eighth, Twenty-ninth, Thirtieth, Thirty-first and 33d Precinct Police station houses and Traffic Squad stable, in the Borough of Manhattan; Thirty-ninth Precinct Police Station House, in the Borough of The Bronx; Forty-third, Forty-fourth, Forty-fifth, Forty-sixth, Forty-seventh, Forty-eighth, Forty-ninth, Fifty-first, Fifty-second, Fifty-third, Fifty-fourth, Fifty-fifth, Fifty-sixth, Fifty-seventh, Fifty-eighth, Fifty-ninth, Sixtieth, Sixty-first, Sixty-second, Sixty-third, Sixty-fourth, Sixty-fifth, Sixty-eighth, Sixty-ninth, Seventieth, Seventy-first Precinct Police Station Houses, in the Borough of Brooklyn; Seventy-fourth, Seventy-fifth, Seventy-sixth, Seventy-eighth Precinct Police Station Houses in the Borough of Queens.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 14 to 29, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

26TH WARD, SECTION 12. ALABAMA AVENUE—REGULATING, GRADING, CURBING, AND LAYING CEMENT SIDEWALKS, between Belmont and Sutter Avenues. 30TH WARD, SECTION 17. 54TH STREET—REGULATING, GRADING, CURBING, GUTTERING, AND LAYING CEMENT SIDEWALKS, between 13th and 15th Avenues. 32D WARD, SECTION 16. ELMORE PLACE—REGULATING, GRADING, CURBING, AND LAYING CEMENT SIDEWALKS, between Farragut Road and Glenwood Road.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907. (39174)

## ADVERTISED LEGAL SALES.

(Continued from page 808.)

Walton av, No 605, w s, 166.8 n 150th st, 16.8x100, 3-sty brk dwelling. Germania Life Ins Co agt Lars Ericson et al; Dulon & Roe, att'ys, 41 Park Row; Owen W Bohan, ref. (Amt due, $4,847.45; taxes, &c, $89.09; sub to a second mort of $1,411.08.) Mort recorded Aug 10, 1887. By Joseph P Day.

54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk dwelling. Geo J Daniell agt The Netherlands Corp of N Y et al; Baldwin & Blackmar, att'ys, 31 Nassau st; Paul L Kiernan, ref. (Amt due, $31,980.04; taxes, &c, $1,274.46.) Mort recorded Oct 9, 1904. By Joseph P Day.

Southern Boulevard, s e cor 141st st, 110.6x135.3 x92.5x76.3, vacant. Knickerbocker Trust Co agt Samuel Green et al; A Lincoln Wescott, att'y, 135 Broadway; Robert L Stanton, ref. (Amt due, $11,060.30; taxes, &c, $285.11.) By Samuel Goldsticker.

Nov. 20.

61st st, No 221, n s, 245 e 3d av, 18x100.5, 3-sty brk dwelling. Louis W Slocum agt Noah W Mosher et al; Mayer, McLeer & Dobson, att'ys, 189 Montague st, Brooklyn; Philip I Schick, ref. (Amt due, $10,158.31; taxes, &c, $425.) Mort recorded July 6, 1895. By Joseph P Day.

Willis av, Nos 130 to 136, s e cor 134th st, 100x134th st, No 400, 40, 6 and 7-sty brk hotel. Atlantic Dock Co agt The Bronx Bath Co et al; Geo G Dutcher, att'y, 40 Wall st; Cornelius J Early, ref. (Amt due, $19,781.89; taxes, &c, $6,483.39; sub to three morts of $67,000) Mort recorded June 22, 1903. By Joseph P Day.

Nov. 21.

Jackson av, No 887, w s, 134.3 n 161st st, 19.9x75, 2-sty brk dwelling. Charlotte Wolff agt Julius H Newman et al; Herman Elfers, att'y, 277 Broadway; Charles Levy, ref. (Amt due, $3,794.60; taxes, &c, $——; sub to two morts of $4,500.) Mort recorded July 19, 1899. By Samuel Marx.

102d st, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11, 6-sty brk tenement. Freehold Construction Co agt Benjamin F Bernsten et al; Bowers & Sands, att'ys, 31 Nassau st; Sylvester L H Ward, ref. (Amt due, $18,802.32; taxes, &c, $693.74; sub to six morts aggregating $62,500.) Mort recorded May 10, 1907. By Joseph P Day.

3d av 182d st | s w cor 182d st, 80x103, vacant. Henry R Hoyt agt Jacob Rosborg et al; Chas K Carpenter, att'y, 15 William st; James A Donegan, ref. (Amt due, $15,972.20; taxes, &c, $601.76.) Mort recorded Dec 1, 1905. By Joseph P Day.

117th st, No 509, n s, 98 e Pleasant av, 30x100.10, 6-sty brk tenement and store. Benjamin Nieberg agt Cornelius O'Callaghan et al; Krakower & Peters, att'ys, 309 Broadway; Geo E Weller, ref. (Amt due, $10,278.70; taxes, &c, $——; sub to three morts of $26,500.) Mort recorded Jan 20, 1907. By J Barry Lounsberry.

20th st, Nos 240 and 242, s s, 100 w 2d av, 44x92, 4-sty brk stable and 2-sty brk stable in rear, leasehold. Sarah Watson agt Mary H Heckmann; Wm C Roe, att'y, 370 Fulton st, Jamaica, L I.; Ralph D Paoli, ref. (Amt due, $4,463.42; taxes, &c, $1,600.) Mort recorded March 8, 1872. By Joseph P Day.

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w— x n 100 to beginning, 4-sty brk buildings and store. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys, 48 Wall st; James G Graham, ref. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Mort recorded April 29, 1865. By Joseph P Day.

Nov. 22 and 23.

No Legal Sales advertised for these days.

Nov. 25.

Southern Boulevard, w s, 100 s Av St John, 150x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

127th st, Nos 214 and 216, on map Nos 214 and 218, s s, 180 e 3d av, 40x99.11, 6-sty brk tenement and store. Emily V Satterlee agt John Batton et al; Wm H L Lee, att'y, 25 Pine st; Louis Adler, ref. (Amt due, $7,894.10; taxes, &c, $1,325.34.) Mort recorded May 23, 1898. By Samuel Goldsticker.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

November 8, 9, 11, 12, 13 and 14.

### BOROUGH OF MANHATTAN.

Bleecker st, No 171 Sullivan st, Nos 204 and 206 | n w cor Sullivan st, 25x100, 5-sty brk tenement and store. Dominick Abbate et al to Citizens Investing Co. Mort $47,500. July 1. Nov 12, 1907. 2:540—36. A $28,000—$43,000. omitted

Bleecker st, No 303, e s, 64.8 n Barrow st, 25.6x75, two 3-sty brk tenements and stores. Mary E Buffett to Henry Powell and Jacob E Ryttenberg. Mort $7,500. Nov 13, 1907. 2:591—3. A $13,500—$15,000. nom

Cannon st, No 8, e s, 100 n Grand st, 25x100, 7-sty brk stable and loft building. Isaac Stroh to Wilhelmina Lempert. 3-8 part. Q C. Nov 11. Nov 12, 1907. 2:326—3. A $14,000—$34,000. other consid and 100

Cherry st, n s, 135.4 w Roosevelt st, a strip, runs n 77.1 x e 0.7 x n 10.7 x w 1.3 x s 87.8 to st x e 0.8 to beginning. Bernard Golden to John A Weekes. ½ part. All liens. Nov 8. Nov 11, 1907. 1:112. nom

Duane st, Nos 154 and 156 West Broadway, Nos 120 to 124 | s w cor West Broadway, runs w 49.10 x s 54.8 x e 49.7 to West Broadway x n 54.3 to beginning, two 3 and 4-sty brk loft and store buildings. Wm A Gaston et al TRUSTEES for Mary B wife Edw D Brandegee and ano to Mary B Brandegee. Jan 31. Nov 13, 1907. 1:144—7 to 9. A $38,000—$46,500. nom

East Broadway, Nos 128 to 134, n s, 110.3 e Pike st, 100x63, four 5-sty brk tenements and stores. 1:283—55 to 58. A $80,000—$112,000.

East Broadway, No 148, n s, abt 180 w Rutgers st, 25x62.6, 4-sty brk tenement and store. 1:283—65. A $20,000—$27,000.

East Broadway, Nos 115 and 117 Pike st, Nos 12 to 16 | s w cor Pike st, 46.9x85, two 5-sty brk tenements and stores 1:282—19. A $45,000—$80,000.

East Broadway, No 104, n s, 135.1 w Pike st, runs n 70 x w 21 x s 4.7 x w 4 x s 65.5 to East Broadway, x e 25.1 to beginning, 5-sty brk tenement and store. 1:282—59. A $18,000—$25,000.

Henry st, No 268 Gouverneur st, No 21 | s w cor Gouverneur st, 24.7x53.8x24.7x 52.11, 5-sty brk tenement and store. 1:268—51. A $12,000—$22,000.

Division st, No 19½, on map Nos 19 and 19½, s s, abt 220 e Catherine st, 25x½ blk, 5-sty brk tenement and store. 1:281—55. A $18,000—$27,000.

Frederick Sobel to Sarah P Sobel EXTRX and TRUSTEE Philip Sobel. 1-5 part. All title. Sub to life estate of his mother Sarah P Sobel. B & S. All liens. Nov 11. 1907. Release indebtedness and 500

Franklin st, No 156, n s, abt 128 e Hudson st, 25x87.6, 7-sty brk loft and store building. Josephine Bleier to Ralph L Spotts. Oct 31. Nov 11, 1907. 1:189—10. A $20,000—$58,000. other consid and 10)

Gramercy Park, No 10, or 20th st, No 108 | begins 20th st, s s, 153.4 e 4th av, 26.8 x92, with use of Gramercy Park, &c, 4-sty stone front dwelling. C Du Bois Wagstaff to J Wesley Pullman, of Wyncote, Pa. Mort $32,000. Oct 25. Nov 9, 1907. 3:875—76. A $30,000—$39,000. 47,000

Grand st, Nos 426 and 428 Attorney st, Nos 24 and 26 | n e cor Attorney st, 40x90, with right to 10 foot alley on n, 6-sty brk tenement and store. Jacob Oppenheimer to Isaac Naiburg. 1-12 part. Mort $104,300. Nov 9. Nov 12, 1907. 2:341—34. A $50,000—$95,000. other consid and 100

Houston st, Nos 439 to 443 Cannon st, No 137 | s w cor Cannon st, 60.6x54.10, 7-sty brk tenement and store. Victor Muller to William Friedman. Mort $50,000. Nov 11. Nov 13, 1907. 2:335—63. A $35,000—$80,000. other consid and 100

John st, No 20, s s, abt 125 w Nassau st, —x—, 5-sty brk loft and store building. Consent to sale for not less than $85,000. Clara V Ruthven widow and HEIR James A Ruthven to Edwin C Dusenbury as TRUSTEE under said will. Oct 3, 1904. Nov 12, 1907. 1:65—22. A $94,000—$95,000. ——

Same property. Consent as above. Jeannette R Stuart daughter and HEIR James A Ruthven to same. Oct 3, 1904. Nov 12, 1907. 1:65. ——

Macdougal st, Nos 171 and 173, w s, 105 n Waverly pl, runs w 115.11 x n 11 x w 5.3 x n 23.1 x e 24.11 x n 16.4 x e 99.2 to st, x s 50.10 to beginning, 6-sty brk loft and store building. Archibald D Russell to Mary H Coats. B & S. Nov 13. Nov 14, 1907. 2:553—28. A $37,000—$85,000. other consid and 100

Same property. Mary H. Coats to the Apthorp Company. B & S and C a G. Mort $50,000. Nov 13. Nov 14, 1907. 2:553. other consid and 100

Mangin st, No 10, e s, 75 s Broome st, 25x51.6, 3-sty frame brk front tenement. Julius Myer to Abraham Rothstein. Mort $21,000. Nov 11. Nov 12, 1907. 2:321—32. A $6,000—$7,000. other consid and 100

Norfolk st, No 142, e s, 175 n Rivington st, 25x100, 5-sty brk tenement. CONTRACT. Abraham Schwartz with Max Jacobs. Mort $32,500. Nov 7. Nov 12, 1907. 2:354—44. A $19,000—$34,000. 42,000

Park pl, No 25 Murray st, No 22 | n s, 33.4 e Church st, runs e 37.11 x n 150 to s s Murray st, x w 21.4 x s 25 x w 16.3 x s 125 to beginning, 5-sty and stone loft and store building. Kips Bay Realty Co and Daniel B Freedman to 25 Park Place Company. Mort $135,000. Nov 4. Nov 9, 1907. 1:124—11. A $145,000—$180,000. other consid and 100

Prince st, Nos 7, 9 and 11, n s, 39.7 e Elizabeth st, runs n 53.10 x e 0.7 x n 27.3 x e 60.10 x s 91.1 to st, x w 61.2 to beginning, two 6-sty brk tenements and stores. Myron S Marx to Abraham B Marx. 1-9 part. Morts $58,000. Nov 11, 1907. 2:507—50 and 52. A $43,000—$75,000. other consid and 100

Same property. Same to Bertha wife of Charles Abrahams. 1-9 part. Mort $58,000. Nov 11, 1907. 2:507. other consid and 100

Same property. Same to Bessie Freedman, of Glen Cove, L I. 1-9 part. Mort $58,000. Nov 11, 1907. 2:507. other consid and 100

Rutgers st, No 52 Monroe st, Nos 118 and 120 | s w cor Monroe st, 16.10x75.4x17.1 x75.4, 5-sty brk tenement and store. Bernard Goodman to Simon and Joseph Silverberg. Mort $24,000. Oct 9. Nov 12, 1907. 1:255—30. A $15,000—$24,000. nom

Sheriff st, No 58, e s, 200 n Delancey st, 25x100, 4-sty brk tenement and store and 3-sty brk tenement in rear. Samuel Greenwald et al to Isaac Covner 4-5 part and Ary Covner 1-5 part. Mort $19,500. Nov 12. Nov 13, 1907. 2:333—6. A $15,000—$20,000. nom

Spring st, No 31. Agreement as to release from warranty in deed. Jacob A Mittnacht ADMR Rosa B Wiegmann et al with Wm H Wood. July 11, 1907. Nov 8, 1907. 2:494. 1,000

Wall st, Nos 53 to 57 William st Hanover st Exchange pl | the block, 5 and 6-sty stone custom house. The United States of America by Geo B Cortelyou, Secy of the Treasury, to National City Bank of N Y. All title. Q C. Nov 7. Nov 8, 1907. 1:27—1. A $5,000,000—$5,500,000. 3,265,000

Washington st, No 213, e s, 79.9 s Barclay st, runs s 26.6 x e 80 x n 26.6 x w 80 to beginning, 4-sty brk loft and store building. Cecilia C d'Andigne to Joseph M O'Brien. Oct 29. Nov 12, 1907. 1:84—39. A $24,000—$30,000. 100

Water st, Nos 390 and 390½, on map No 390, n s, abt 60 w Catharine slip, 20.6x60.2x20.4x60.2, 3-sty frame brk front tenement aand store. Isidor Ciner to Louis Ciner. ½ part. All liens. Nov 12, 1907. 1:251—55. A $4,500—$6,000. other consid and 100

3d st E, No 192, s w s, 128.4 n w Av B, old line, 24.3x105.11, 5-sty brk tenement and store. May Borman INDIVID and as wife of Jacob A Borman et al HEIRS Fredericka Tworoger to Benjamin Levy, of Brooklyn. Mort $34,975. Nov 6. Nov 8, 1907. 2:398—26. A $15,000—$33,000. other consid and 100.

Same property. Benjamin Levy to May Borman 1-3 part, Jacob A Borman 1-3 part and Theodore Tworoger. 1-3 part. Mort $34,975. Nov 6. Nov 8, 1907. 2:398. other consid and 100

3d st E, No 306, s s, abt 245 w Av D, 22.7x100, 3-sty brk tenement. Wolf B Lakritz to Mindel Leichtag. 1-8 part. Mort $11,000. Nov 8. Nov 12, 1907. 2:372—26. A $12,000—$13,000. nom

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8th st E | s s, 334 e 3d av, 26x120, 6-sty brk tenement
St Marks pl, No 24 | and store. Morris Janos et al to Jacob C and Fredk S Heinsheimer. ½ part. Mort ½ of $52,500. Aug 31. Nov 13, 1907. 2:463—21. A $21,000—$48,000.
other consid and 100

10th st E, No 28, s s, 148.9 e University pl, 46x92.3, 12-sty brk and stone loft and store building. E J Galway Building Co to Garfield Building Co. All liens. Nov 14, 1907. 2:561—9. A $75,000—P $83,000.
other consid and 100

10th st E, No 209, n s, 150 e 2d av, 25x94.10, 5-sty brk tenement. Isidor Harris to Robert Gerson. Sept 26. Nov 14, 1907. 2:452—53. A $16,000—$38,000. nom

10th st E, No 209, n s, 150 e 2d av, 25x94.10, 5-sty brk tenement. Robert Gerson to Isidor Harris. All liens. Aug 29. Nov 12, 1907. 2:452—53. A $16,000—$38,000. nom

14th st W, Nos 344 and 346, s s, 550 w 8th av, runs w 50 x s 46.1 x e 0.¾ x s — x w 0.1¾ x s — x e 50 x n 103.1 to beginning, 6-sty brk tenement. Wm Wasserstrom to Rebecca Rosenthal. Mort $87,000. Nov 11, 1907. 2:629—13. A $34,000—$85,000.
other consid and 100

17th st E, No 532, s s, 403.11-e Av A, 24.1x92, 4-sty brk tenement. William Abrahams to Paul Stern and Israel Schatz. All title. Mort $12,000. Nov 1. Nov 8, 1907. 3:974—43. A $7,000—$11,000. nom

17th st E, No 325, n s, 276 e 2d av, 14x92, 4-sty stone front dwelling. Mary A Maxcy to Thos F and Margt G Maxcy, as joint tenants. B & S. Nov 6. Nov 8, 1907. 3:923—17. A $8,000—$12,500. nom

19th st W, No 49, n s, 225.4 e 6th av, 18.11x92, with all title to strip adj on west, 0.4x92; also all title to strip adj on east, 0.2½x92, 5-sty brk building and store. Eliphalet L Davis to Emma L Canton. Mort $48,000. Oct 31. Nov 9, 1907. 3:-821—13. A $40,000—$46,000. 100

20th st W, No 204, s s, 85 w 7th av, runs w 20 x s 81.5 x e 5 x s 10.7 x e 15 x n 92 to beginning, 3-sty brk tenement and store. James McVickar to Beatrice Schavrien. Mort $7,000. Nov 8. Nov 9, 1907. 3:769—42. A $9,000—$10,500. 100

30th st E, No 242, s s, 125 w 2d av, runs s 98.9 x w 25 x n 38.9 x e 0.6 x n 60 to st, x e 24.6 to beginning, 6-sty brk tenement and store. Martin Daab, Jr, and ano EXRS, &c, Martin Daab to Rebecca Rosenswaike. Mort $10,000. Nov 8. Nov 9, 1907. 3:910—40. A $10,500—$20,500. 25,125

32d st W, Nos 16 to 20. |
32d st W, Nos 12 and 14. |
Party wall agreement. The Thirty-second Street Building Co with Pacific Realty Co. July 19. Nov 13, 1907. 3:833.
each company to pay $4,500, or ½ of cost of $9,000

34th st W, No 37, n s, abt 255 e 6th av, 24x98.9, 5-sty stone front building. CONTRACT. Kath I D Harnett with Robt S Smith. Mort $275,000. April 20, 1906. Nov 9, 1907. 3:836—11. A $190,000—$200,000. 325,000

34th st W, Nos 33 and 35. |
35th st W, Nos 48 to 52. |
Appointment of TRUSTEE, &c, Edw A Kerbs et al EXRS, &c, Walter A Schiffer appoint Jacob Wertheim as TRUSTEE under said will. Nov 8. Nov 12, 1907. 3:836.

36th st W, No 69, n s, 60 e 6th av, 20x86.4, 5-sty brk tenement and store. Josephine A wife Robt G Macdonald to John M Macdonald, of Belleville, N J. ½ part. All title. Mort $20,000. Nov 8. Nov 13, 1907. 3:838—6. A $47,000—$54,000.
other consid and 100

40th st W, No 416, s s, 200 w 9th av, 25x98.9, 5-sty brk tenement and store. Arnold H Ellis et al to Mary B Ellis, of Willsborough, Essex Co, N Y. C a G. Aug 29. Nov 14, 1907. 3:-737—47. A $9,000—$14,000. nom

42d st W, No 250, s s, 225 e 8th av, 24.6x98.9, 3-sty brk dwelling. John G Brown to Townsend Wandell. Nov 11, 1907. 4:-1013—55. A $55,000—$56,000. 60,000

42d st W, No 548, s s, 533.4 w 10th av, 19.7x98.9, 4-sty brk tenement. Josephine A wife Robt G Macdonald to John M Macdonald, of Belleville, N J. ½ part. All title. Nov 8. Nov 13, 1907. 4:1070—54. A $8,000—$9,500. other consid and 100

45th st W, Nos 517 to 525, n s, abt 250 w 10th av, —x—, 4-sty brk factory and 2-sty brk buildings in rear and 3-sty brk tenement. Assignment of all right, title and interest in estate of his father, Enoch Lumb, dec'd, will probated Oct 23, 1891. Geo W Lumb to Jennie wife of Geo W Lumb. Nov 16, 1904. Nov 8, 1907. 4:1074—18 to 21. A $41,500—$53,000. gift

46th st E, No 148, s s, 168 e Lexington av, 15x100.5, 4-sty stone front dwelling. Lena wife of Samuel Haas to Peter J Shields, of Brooklyn. Mort $14,500. Oct 22, 1906. Nov 11, 1907. 5:-1300—46½. A $9,500—$14,000. nom

47th st E, No 133, n s, 140 e Lexington av, 17.6x100.5, 3-sty stone front dwelling. Samuel Haas to Peter J Shields, of Brooklyn. Mort $14,500. Oct 22, 1906. Nov 11, 1907. 5:1302—25½. A $10,500—$14,500. nom

51st st W, Nos 27 and 29, n s, 433.4 w 5th av, 38.8x100.5, 4-sty stone front dwelling. James G Hurty to Henry Clews. Mort $135,000. Nov 4. Nov 11, 1907. 5:1267—19. A $120,000—$170,000. nom

51st st W, Nos 27 and 29, n s, 433.4 w 5th av, 38.8x100.5, 4-sty stone front dwelling. Fanny M Godfrey to James G Hurty, of Zanesville, Ohio. Mort $135,000. Nov 4. Nov 11, 1907. 5:-1267—19. A $120,000—$170,000. nom

51st st E, n s, 75 w Madison av, 40x100.5, 5-sty stone front dwelling. Sue T wife of James W Henning to Frank K Sturgis. Q C. Nov 11. Nov 12, 1907. 5:1287—12. A $135,000—P $220,000.
other consid and 100

52d st, W, Nos 556 and 558, s s, 125 e 11th av, 50x100, 5-sty brk storage building. 4:1080—58. A $15,000—$30,000.

52d st W, Nos 524 to 540, s s, 350 e 11th av, 150x100.5, 2, 3, 6 and 7-sty brk factory. 4:1080—45. A $42,000—$100,000.

52d st W, Nos 542 and 544, s s, 300 e 11th av, 50x100.5x50x—, 6-sty brk factory. 4:1080—51. A $15,000—$50,000.

51st st W, No 531, n s, 375 e 11th av, 25x½ block, 3-sty brk factory. 4:1080—16. A $7,500—$14,000.

Release dower. Eliz T wife of Francis C Travers to Commercial Twine Co. April 8 Nov 8, 1907 4:1080. nom

Same property. Release dower. Kath A wife of Vincent P Travers to same. April 8. Nov 8, 1907. 4:1080. nom

55th st W, No 60, s s, 223 e 6th av, 18x100.5, 5-sty brk and stone dwelling. Graeme M Hammond to Louise E Hammond. Nov 9. Nov 12, 1907. 5:1270—65. A $35,000—$60,000. nom

56th st E, Nos 419 and 421, n s, 254 e 1st av, 40x89.4x40.1x92, 6-sty brk tenement. Lewis Realty and Construction Co to Mayer Malbin and Israel Kammerman both of New Rochelle, N Y. Mt $35,000. Nov 8, 1907. 5:1368—11. A $12,000—P $15,000.
other consid and 100

56th st E, Nos 302 and 304, s s, 63 e 2d av, 37x100.5, two 3-sty brk dwellings. Release mort. Mutual Life Ins Co of N Y to Abram Hillman and Albert Price. Nov 8. Nov 11, 1907. 5:1348—48¼ and 48½. A $13,500—$19,000. 34,000

64th st W, No 138, s s, 380 w Columbus av, 17x100.5, 4-sty and basement brk and stone dwelling. Wm E Finn to William Rau. Q C. May 20, 1902. Nov 11, 1907. 4:1135—48. A $8,500—$16,000. nom

Same property. Alfred M Rau et al to same. Q C. Nov 6, 1907. Nov 11, 1907. 4:1135. nom

66th st E, Nos 324 and 326, s s, 275 e 2d av, runs s 50.5 x e 5.6 x s 50 x e 19.6 x n 0.5 x e 16.8 x n 100 to st, x w 41.8 to beginning, 3-sty brk dwelling and vacant. Pincus Lowenfeld et al to David Lentin. Mort $24,000. Nov 1. Nov 11, 1907. 5:1440—40 and 41. A $14,500—$17,000. other consid and 100

67th st E, No 222, s s, 310 e 3d av, 40x100.5, 6-sty brk tenement. Alexander Diker et al to Max Rubinson, or Brooklyn. Mort $51,250. Oct 31. Nov 9, 1907. 5:1421—36. A $20,000—$52,000. other consid and 100

68th st, E, No 419, n s, 275 w Av A, 37.6x100.5, 6-sty brk tenement and store. FORECLOS, Oct 22, 1907. Edw W Fox ref to Chas E Murtha, Jr. Nov 8. Nov 11 ,1907. 5:1463—13. A $13,-000—$43,000. 12,250

68th st E, No 417, n s, 312.6 w Av A, 37.6x100.5, 6-sty brk tenement and store. FORECLOS, Oct 22, 1907. Edw W Fox ref to Chas E Murtha, Jr. Nov 8. Nov 11, 1907. 5:1463—11. A $13,000—$43,000. 12,250

72d st W, No 250, s s, 210 e West End av, runs s 112.2 x e 15 x n 10 x e 5 x n 102.2 to st, x w 20 to beginning, 4-sty and basement stone front dwelling. Franklin Bartlett to Lydia S Cutting EXTRX and TRUSTEE Heyward Cutting. B & S. Nov 8. Nov 9, 1907. 4:1163—56. A $26,000—$42,000. nom

74th st E, Nos 421 to 425, n s, 254.8 e 1st av, 62x63.3x62.9x72.11, 6-sty brk tenement and store. Newman Grossman et al to Louis Meyer Realty Co. Mort $56,000. Nov 1. Nov 9, 1907. 5:1469—10. A $16,000—$56,000. other consid and 100

75th st E, No 107, n s, 143 e Park av, 26.8x102.2. |
75th st E, No 109, n s, 169.8 e Park av, 26.8x102.2. |
two 5-sty stone front tenements. Richard Wolkenstein to John H Block. Mort $48,000. Nov 11. Nov 12, 1907. 5:1410—7 and 8. A $42,000—$58,000. other consid and 100

76th st E, No 367, n s, 75 w 1st av, 25x102.2, 4-sty brk tenement. Ida M Milliken to George Larsen. Mort $12,500. Nov 4. Nov 9, 1907. 5:1451—23½. A $9,000—$15,000.
other consid and 100

77th st E, No 73, n s, 100 w Park av, 25x102.2, 3-sty brk stable. Chas F Dieterich to Alfred W Hoyt. Nov 4. Nov 8, 1907. 5:-1392—32. A $30,000—$42,000. other consid and 100

78th st E, No 62, s s, 133 w Park av, 17x102.2 ,4-sty stone front dwelling. Andrew J Larkin to Bertha A Deane. Mort $20,000. Nov 8. Nov 12, 1907. 5:1392—42. A $22,000—$27,500. nom

78th st E, No 62, s s, 133 w Park av, 17x102.2, 4-sty stone front dwelling. Bertha A Deane to Andrew J Larkin. Mort $20,000. Nov 8. Nov 11, 1907. 5:1392—42. A $22,000—$27,500. nom

79th st E, No 314, s s, 184 e 2d av, 20x102.2, 4-sty stone front tenement. Robert Gerson to Isidor Harris. All liens. Aug 26. Nov 12, 1907. 5:1453—45. A $7,500—$14,000. nom

79th st E, No 314, s s, 184 e 2d av, 20x102.2, 4-sty stone front tenement. Isidor Harris to Robert Gerson. All liens. Sept 26. Nov 14, 1907. 5:1453—45. A $7,500—$14,000. nom

82d st W, No 11, n s, 198 w Central Park West, 23x102.2, 4-sty and basement stone front dwelling. Abraham Kaufmann to Emma wife of Abraham Kaufmann. B & S and C a G. Mort $24,000. Oct 31. Nov 14, 1907. 4:1196—24. A $16,000—$29,000.
other consid and 100

82d st E, No 211, n s, 157.3 e 3d av, 17.10x102.2. |
82d st E, No 209, n s, 139.5 e 3d av, 17.10x102.2. |
two 3-sty brk dwellings.
Ellsworth H Noble to Cerepta D Norton. C a G and Q C. Oct 14. Nov 12, 1907. 5:1528—6½ and 7. A $14,000—$16,000. nom

83d st E, No 325, n s, 250 w 1st av, 25x102.2, 5-sty stone front tenement. Minnie L Hofacker and ano to Mary J Clark. Mort $12,000. Nov 14, 1907. 5:1546—16. A $8,500—$22,000. 100

84th st W, No 3, n s, 100 w Central Park West, 19x102.2, 4-sty and basement stone front dwelling. Edith H wife of and John V S Oddie to Annie Davis. C a G. Mort $15,000. Nov 4. Nov 8, 1907. 4:1198—28. A $11,000—$22,000. other consid and 100

84th st W, No 330, s s, 300 w West End av, 19.11x102.2, 3-sty and basement stone front dwelling. Thomas Adams, Jr, to Ellen Moffet. Nov 11. Nov 12, 1907. 4:1245—91. A $12,000—$20,000. other consid and 100

85th st W, No 336, s s, 375 w West End av, 25x102.2, vacant. FORECLOS, Nov 6, 1907. Elias B Goodman ref to George Backer. Nov 11, 1907. 4:1246—48. A $15,000—$15,000. 2,000

86th st E, No 339, n s, 225.6 w 1st av, 19.6x100.8, 5-sty brk tenement and store. Ferdinand Schaad to Henry Bloch. Mort $16,500. Nov 13. Nov 14, 1907. 5:1549—18. A $8,000—$15,-500. other consid and 100

87th st W, No 10, s s, 150 w Central Park West, 20x100.8, 4-sty and basement stone front dwelling. Isaac C Johnson to Fannie wife of Emanuel Van Raalte. Nov 8, 1907. 4:1200—39. A $13,500—$28,000. other consid and 100

89th st E, No 217, n s, 285 e 3d av, 25x100.8, 5-sty brk tenement. Jennie H Morrison to Olga Von Konarsky. Mort $20,000. Nov 14, 1907. 5:1535—12. A $9,000—$19,000. other consid and 100

89th st E, No 217, n s, 285 e 3d av, 25x100.8, 5-sty brk etnement. Olga Von Konarsky to Cayuga Realty Co. Mort $20,000. Nov 14, 1907. 5:1535—12. A $9,000—$19,000. other consid and 100

91st st E, Nos 124 and 126, s s, 275 e Park av, 41.8x100.8, 6-sty brk tenement. Geo H Toop to Eliz A Toop. Mort $55,000. May 27, 1905. Nov 9, 1907. 5:1519—60. A $25,000—$65,000.
other consid and 100

92d st W, No 4, s s, 125 w Central Park West, 45x100.8, 6-sty brk tenement. Carl Fischer-Hansen to Isaac V Brokaw. Mort $85,000. Nov 1. Nov 14 1907. 4:1205—40. A $30,000—$85,-000. 100

92d st W, No 8, s s, 170 w Central Park West, 45x100.8, 6-sty brk tenement. Carl Fischer-Hansen to Isaac V Brokaw. Mort $84,-500. Nov 1. Nov 13, 1907. 4:1205—42. A $30,000—$85,000.
other consid and 100

100th st E, No 158, s s, 250 w 3d av, 25x100.11, 5-sty brk tenement. Clara Glickman to Maurice J Katz. All liens. Nov 12. Nov 14, 1907. 6:1627—47. A $8,000—$16,000.
other consid and 100

101st st E, No 56, s s, 150 e Madison av, 20x100.11, 5-sty brk tenement and store. FORECLOS, Oct 30, 1907. Albert W Ransom ref to Abraham A Levin. Nov 2. Nov 9, 1907. 6:1616—46. A $7,500—$14,000. 500

102d st E, Nos 313 and 315. Certificate as to ownership, etc. Simon Goodman and Barnett Harris with Abraham Redbord. May 2. Nov 8, 1907.

103d st E, No 75, n s, 53 w Park av, 27x75, 5-sty brk tenement. Simon Clug to Louis Hayman, of Brooklyn. Undivided interest. Mort $26,000. Nov 12. Nov 14, 1907. 6:1609—34. A $8,500—$16,000. nom

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104th st E, No 242, s s, 150 w 2d av, 25x100.11, 6-sty brk tenement and store. Sarah Cohen to Ethel Heller. Mort $33,500. Nov 6. Nov 8, 1907. 6:1653—31. A $8,000—$20,000. other consid and 100

105th st E, Nos 102 and 104, s s, 20 e Park av, 40x100.11, 6-sty brk tenement and store. Celia Lazinsk to Nathan Glassheim and Harry M Goldberg. All title. Mort $44,500. Nov 14, 1907. 6:1632—70. A $16,000—$50,000. other consid and 100

105th st E, Nos 327 to 331, n s, 320 e 2d av, 60x100.11, two 6-sty brk tenements and stores. Max Kaufman to Sarah Weinstein. Mort $66,500 and all liens. Nov 8. Nov 12, 1907. 6:1677—14 and 15. A $15,000—$70,000. other consid and 100

106th st W, No 13, n s, 175 w Central Park West, 25x100.11, 5-sty stone front tenement.

106th st W, No 15, n s, 200 w Central Park West, 25x100.11, 5-sty stone front tenement.

Alice W Stinson to John E Stinson. ½ part. All title. All liens. Nov 12, 1907. 7:1842—25. A $12,500—$28,000. other consid and 100

107th st E, No 226, s s, 250 w 2d av, 25x100.11, 4-sty brk tenement. Louis Solomon et al to Minnie Grossman. Mort $11,000. June 20. Nov 11, 1907. 6:1656—35. A $7,000—$16,000. other consid and 100

108th st E, No 202, s s, 75 e 3d av, 24x88.4, 4-sty brk tenement and store. Gersen Braunstein to Borris L Feinblatt. Mort $14,500. Oct 30. Nov 8, 1907. 6:1657—45½. A $6,500—$14,000. other consid and 100

108th st E, No 202, s s, 75 e 3d av, 24x88.4, 4-sty brk tenement and store. Borris L Feinblatt to Pauline Goldsmith. Mort $14,500. Nov 7. Nov 8, 1907. 6:1657—45½. A $6,500—$14,000. nom

110th st E, No 129, n s, 255 e Park av, 16.8x100.11, 3-sty stone front dwelling. Mary E Jaffray to Minnie A Thomas. Mort $4,500. Oct 24. Nov 11, 1907. 6:1638—12. A $6,500—$7,500. nom

110th st E, No 126, s s, 125 w Lexington av, 25x100.11, 5-sty stone front tenement. Morris Steinberg to Breslauer Realty Co. All liens. Nov 6. Nov 11, 1907. 6:1637—61. A $10,000—$19,000. nom

113th st W, No 322, s s, 103.4 e Manhattan av, 16.8x100.11, 3-sty and basement brk dwelling. Francis M Jencks to Gustav Zimmermann. C a G. Nov 8. Nov 12, 1907. 7:1847—36. A $6,000—$9,000. other consid and 100

113th st W, No 17, n s, 214 w 5th av, 15.6x100.11, 3-sty and basement brk dwelling. Moses Haas to Lewis S Goldstein. Mort $8,500. Nov 14, 1907. 6:1597—28½. A $7,000—$8,000. other consid and 100

113th st E, No 24, s s, 118 w Madison av, 27x100.11, 5-sty brk tenement and store. Malvina Russom to Albert Peiser. Mort $27,875. Nov 11. Nov 13, 1907. 6:1619—61. A $12,000—$24,000. nom

117th st E, Nos 228 to 234, s s, 300 e 3d av, 75x100.11, three 2-sty frame dwellings and 1-sty brk stable. Samuel Mandel to Benj F Feiner. ½ part. All title. Mort $27,000. Nov 1. Nov 14, 1907. 6:1666—33 to 35. A $20,500—$29,000. other consid and 100

118th st W, No 26, s s, 385 w 5th av, 25x100.11, 5-sty brk tenement. Jacob Cooperman to Julius and Jennie Litwak. ½ part. Mort $31,700. Nov 9. Nov 11, 1907. 6:1601—52. A $13,000—$24,000. other consid and 100

120th st, E, Nos 325 and 327, n s, 275 e 2d av, 50x100.11, 2 and 3-sty brk tenements, store in No 325, and 1 and 2-sty brk building in rear. Bartlomeus Sulinski to Ladislaus W Schwenk, of Brooklyn. ½ part. Mort $27,500. Sept 3. Nov 8, 1907. 6:1797—12 and 13. A $12,000—$18,000. nom

Same property. Ladislaus W Schwenk to Geo H Piqueron of Brooklyn, all of. Mort $27,500. Oct 28. Nov 8, 1907. 6:1797. other consid and 100

120th st E, No 96 Park av, No 1711 | s e cor Park av, 18x72, 4-sty brk tenement and store. FORECLOS, Nov 7, 1907. Fred C Leubuscher ref to Julius Meyer. Mort $3,600. Nov 13. Nov 14, 1907. 6:1768—71. A $7,000—$13,000. 550

121st st E, No 319, n s, 200 e 2d av, 25x100.10, 5-sty brk tenement. FORECLOS, Oct 30, 1907. Bankson T Morgan to Annie Kovner. Mort $25,500. Nov 8. Nov 9, 1907. 6:1798—8. A $6,000—$25,000. 2,000

121st st E, No 317, n s, 175 e 2d av, 25x100.10, 5-sty brk tenement. FORECLOS, Oct 30, 1907. Chas Sullivan ref to Annie Kovner. Nov 7. Nov 9, 1907. 6:1798—7. A $6,000—$25,000. 1,000

124th st W, No 146, s s, 250 e 7th av, 25x100.11, 5-sty brk tenement. Carl Fetsch to United Workers Realty Co. Mort $25,500. Nov 6. Nov 8, 1907. 7:1908—53. A $12,000—$23,000. other consid and 100

124th st W, Nos 510 to 516, s s, 200 w Amsterdam av, 100x100.11, 7-sty brk tenement. Geo W Sanford to Eliz K Smith. Mort $230,000. Nov 8, 1907. 7:1978—41. A $41,000—$175,000. nom

126th st W, No 255, n s, 250 e 8th av, 25x99.11, 4-sty stone front tenement. Edward Muldoon to Laura wife Edward Muldoon. Oct 19. Nov 13, 1907. 7:1932—11. A $11,000—$17,500. nom

126th st W, No 257, n s, 225 e 8th av, 25x99.11, 4-sty stone front tenement. Edward Muldoon to Laura Muldoon his wife. Mort $9,000. Oct 19. Nov 13, 1907. 7:1932—10. A $11,000—$17,500. nom

126th st W, No 552, s s, 175 e Broadway, 25x99.11, 3-sty frame tenement and store. Benj F Frey to Rosa C Neumann. Mort $5,000. Aug 15. Nov 8, 1907. 7:1980—56. A $10,000—$11,000. other consid and 100

127th st E, No 22, s s, 240 e 5th av, 20x99.11, 3-sty stone front dwelling. Henry Gucker to Christina A Gucker. Mort $6,500. Oct 23. Nov 9, 1907. 6:1751—63. A $8,000—$12,500. gift

129th st E, No 109, n s, 140 e Park av, 25x99.11, 4-sty brk tenement and store. Saul Adams to Annie Goldflam. Q C and correction deed. Nov 8, 1907. 6:1778—7. A $6,500—$12,000. nom

131st st E, s s, 80 w Lexington av, 245x99.11, vacant. Doretha S Warsawer to Israel Lippmann and Milton M Eisman. B & S. All liens. Aug 19. Nov 12, 1907. 6:1779—60 to 68. A $40,500—$40,500. other consid and 100

132d st W, No 552, s s, 300 w Amsterdam av, 25x99.11, 5-sty brk tenement. Abraham Cohen to Hester Smith. All liens. Nov 11, 1907. 7:1986—45. A $7,500—$22,000. nom

132d st W, No 55, n s, 360 e Lenox av, 50x99.11, 6-sty brk tenement. Louis Franco to Morris Levy. ½ part. All liens. Oct 3. Nov 11, 1907. 6:1730—16 to 17. A $19,500—$——. nom

132d st W, No 113, n s, 150 w Lenox av, 25x99.11, 3-sty stone front dwelling. M Susanna Rudland Ford to Ida L Simpson. Mort $14,500. Nov 11. Nov 12, 1907. 7:1917—25. A $10,000—$14,000. other consid and 100

133d st W, No 220, s s, 358.4 e 8th av, 16.8x99.11, 5-sty brk tenement. Thos J Tuomey to Annie Goldflam. Mort $15,000. Nov 13. Nov 14, 1907. 7:1938—50. A $6,600—$14,500. other consid and 100

133d st W, Nos 233 and 235, n s, 375.6 e 8th av, 39x99.11, two 4-sty brk tenements. Abram Bachrach to Jonas King. Mort $30,000. Oct 16. Nov 8, 1907. 7:1939—16 and 17. A $16,000—$28,000. other consid and 100

136th st W, No 30, s s, 410 e Lenox av, 37.6x99.11, 6-sty brk tenement. Afro-American Realty Co to Edw A Isaacs, of Madison, N J. Oct 22. Nov 12, 1907. 6:1733—53. A $12,000—$46,000. nom

136th st W, Nos 15 to 19, n s, 235 w 5th av, 100x99.11, three 6-sty brk tenements.

136th st W, No 23, n s, 372.6 w 5th av, 37.6x99.11, 6-sty brk tenement.

Benjamin Nieberg to Samuel Strasbourger. Mort $42,450. Nov 8. Nov 9, 1907. Assessed with part of lot 21. 6:1734. other consid and 100

137th st W, No 178, s s, 125 e 7th av, 25x99.11, 5-sty stone front tenement. John V Coffey to Bernhard Oppenheimer. Mort $20,000. Nov 11. Nov 12, 1907. 7:1921—58. A $10,000—$24,000. other consid and 100

137th st W, No 228, s s, 324.6 w 7th av, 18.6x99.11, 3-sty stone front dwelling. Joseph L Rusling to Clara J Rusling (Van Dyck). Correction deed. Mort $9,000. Nov 8, 1907. 7:1942—46½. A $7,400—$16,000. nom

143d st W, Nos 514 to 518, on map Nos 516 and 518, s s, 275 e Broadway, 100x99.11, 6-sty brk tenement. Wove Realty Co to Irving Bachrach and Isaac Schmeidler. Mort $128,000. Nov 8. Nov 9, 1907. 7:2074—49. A $30,000—$130,000. other consid and 100

165th st W, No 546, s s, 180.9 e Broadway, 20.1x117.1x20x118.11, 5-sty brk tenement. FORECLOS, Nov 6, 1907. Benjamin Reass ref to Joseph C Schrader. Nov 11, 1907. 8:2122—82. A $8,000—$25,000. 25,800

166th st W, No 465, n s, 125 e Amsterdam av, 25x100, 5-sty brk tenement. Laurette Goldman to Samuel A Hamel. Mort $23,500. Nov 9. Nov 13, 1907. 8:2111—111. A $7,500—$21,500. 100

166th st W, Nos 458 and 460, s s, 125.4 w Edgecombe av, runs s 113.8 x w 25 x n w 50.6 x n 106.4 to st, x e 75 to beginning, two 5-sty brk tenements. Mary Ashton to Joseph Polstein and Joseph Roeder. All liens. Nov 7. Nov 8, 1907. 8:2111—55 and 57. A $23,000—$88,000. other consid and 100

172d st W, n s, 100 w Amsterdam av, 43.9x94.6, 5-sty brk tenement. Release mort. Title Guarantee and Trust Co to Albert London. Nov 1. Nov 11, 1907. 8:2129—53. A $9,000—P $28,000 8,750

172d st W, n s, 143.9 w Amsterdam av, 43.9x94.6, 5-sty brk tenement. Release mort. Title Guarantee and Trust Co to Albert London. Nov 1. Nov 11, 1907. 8:2129—55. A $9,000—P $28,000. 8,750

172d st W, n s, 100 w Amsterdam av, 87.6x94.6, two 5-sty brk tenements. Release mort. Joseph Gelberg to Julius London. Nov 6. Nov 11, 1907. 8:2129—53 and 55. A $18,000—P $56,000. 1,040

Same property. Release mort. Corporate Realty Association to Albert London. Nov 8. Nov 11, 1907. 8:2129. 25,500

172d st W, n s, 100 w Amsterdam av, 43.9x94.6.

172d st W, n s, 143.9 w Amsterdam av, 43.9x94.6.

two 5-sty brk tenements. Mose Press and ano to Albert London. Q C. Nov 7 Nov 11, 1907. 8:2129—53 and 55. A $18,000—P $56,000. nom

Same property. Release mort. Frank Barker as TRUSTEE to same. Nov 6. Nov 11, 1907. 8:2129. nom

179th st W, Nos 531 and 533, n s, 100 w Audubon av, 50x100, 5-sty brk tenement. Hayman Wallach et al to Wallach, Reisler & Co, a corpn. Mort $37,500. Oct 30. Nov 12, 1907. 8:2153—51. A $12,000—$45,000. 100

180th st W, n s, 100 e St Nicholas av, 75x100, vacant. Release mort. Fanny M Vinal to Martin Ungrich. Oct 21. Nov 8, 1907. 8:2153—84 to 86. A $18,000—$18,000. nom

Same property. Martin Ungrich to Max Hirshfeld. Mort $30,000. Oct 19. Nov 8, 1907. 8:2153. other consid and 100

Av A, No 1539, w s, 76.10 n 81st st, 25x106.6, 5-sty brk tenement. Hyman Fechter to Bessie Fechter, of Brooklyn. Mort $32,000. Nov 4. Nov 11, 1907. 5:1561—24. A $10,500—$23,500. other consid and 100

Av D, No 15, w s, 46.10 s 3d st, runs n w 53 x n e 15.11 x s e 53 to av x s w 15.7 to beginning, 3-sty brk tenement and store. Samuel Blum to Simon Silverman. Mort $7,900. Nov 1. Nov 13, 1907. 2:372—38. A $6,000—$9,000. other consid and 100

Av D, No 4, e s, 70 n Houston st, 28.7x90, 5-sty brk tenement and store and 5-sty brk tenement in rear. Isidor Harris to Robert Gerson. All liens. Sept 26. Nov 14, 1907. 2:357—1. A $17,000—$26,000. nom

Av D, No 4, e s, 70 n Houston st, 28.7x90, 5-sty brk tenement and store. and 5-sty brk tenement in rear. Robert Gerson to Isidor Harris. All liens. Aug 26. Nov 12, 1907. 2:357—1. A $17,000—$26,000. nom

Amsterdam av, Nos 2176 and 2178 168th st, No 500 | s w cor 168th st, 50x100, two 2-sty frame tenements and stores. Israel Hoffman to The Begrisch-Schorn Realty & Construction Co. Mort $34,750. Nov 12. Nov 13, 1907. 8:2123—94. A $30,000—$35,000. 100

Broadway | Cooper st | n s, 100 w Hawthorne st, 50x250 to s s Cooper st, vacant. Daniel Chauncey, Sr, to Frank L Nugent. Nov 7. Nov 8, 1907. 8:2238—27 and 28 and 15. A $19,000—$19,000. other consid and 100

Broadway | 186th st | e s, 279.8 s 187th st, runs e 176.4 x n — to n s 186th st, x w — to Broadway, x s 27.4 to beginning, vacant,. FORECLOS, Nov 1, 1907. Henry A Powell ref to Frank B Doughty. Nov 4. Nov 8, 1907. 8:2167—38. A $8,000—$8,000. 11,250

Broadway, Nos 4360 to 4370 | 186th st | 187th st | e s, 50.5 s 187th st, runs e 107.7 x n 50 to s s 187th st, x e 50 x s 150 x e 50 x s — to n s 186th st, x w — to Broadway, x n — to beginning, 3-sty frame dwelling and 2-sty frame stable and vacant. FORECLOS, Nov 1, 1907. Wm J Barr ref to Frank B Doughty. Nov 4. Nov 8, 1907,. 8:2167—39 to 46 and 50 and 51. A $70,000—$72,000. 48,350

Broadway | 180th st | w s, 133.2 s 181st st, runs w 147.3 x s 101.11 to n s 180th st, x e 114.9 to Broadway, x n 96.11 to beginning, vacant.

180th st, n s, 304.5 e Fort Washington av, runs n 110 x e 133.8 x s 5.9 x e 25 x s 102.2 to st, x w 147.5 to beginning, vacant. Hudson Realty Co to The Fluri Construction Co. Mort $77,000. Nov 14, 1907. 8:2176—138. A $45,000—$45,000, parcel on 180th st assessed with lot No 100. other consid and 100

Broadway, Nos 2220 to 2226 79th st, No 227 | n e cor 79th st, 102.2x99.6x102.2x 100.7, 2-sty brk store. Robt E Dowling to The Apthorp Company. Jan 10. Nov 14, 1907. 4:1227—13. A $170,000—$190,000. other consid and 100

Same property. The Apthorp Company to Archibald D Russell, of Princeton, N J. B & S and C a G. Mort $150,000. Nov 14, 1907. 4:1227. other consid and 100

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Broadway, No 3800 | n e cor 158th st, 99.11x125, 6-sty brk tene-
158th st | ment and store. The Fluri Construction Co to Hudson Realty Co. Mort $190,000. Nov 14, 1907. 8:2117—1 and 65. A $55,000—$——. exch and 100

Broadway, Nos 1744 to 1748 | s e cor 56th st, 131.9x90.2x120.2x
56th st | 122.7, 7-sty brk and stone tenement. 4:1027—23. A $500,000—$615,000.

5th av, No 400, w s, 65.4 s 37th st, 27x120. 5-sty stone front building and store. 3:838—47. A $330,000—$350,000.

6th av, No 501 | w s, 30 n 30th st, runs s 30 to n s 30th
30th st, Nos 101 to 109 | st, x w 144 to n s Stewart st (closed) x n 100 x e 100 x s 99.6 to n s Stewart st (closed), x e 41.5 to beginning, 4-sty stone front tenement and store and 1 and 2-sty brk and frame stable. 3:806—30 and 34. A $290,000—$308,000.

12th st W, Nos 44 and 48, s s, 454.7 w 5th av, 41.5x103.3, two 4-sty brk and stone tenements. 2:575—31 and 32. A $39,000—$50,000.

12th st W, No 39, n s, 425 w 5th av, 25x103.3, 4-sty brk tenement and 2-sty brk tenement in rear. 2:576—62. A $23,000—$29,000.

12th st W, Nos 41 and 43, n s, 450 w 5th av, runs n 54.6 x w 32.4 x s 6.9 x s w 13.8 x s e 49.6 to st, x e 26.6 to beginning, two 4-sty brk and stone tenements. 2:576—63. A $15,000—$21,000.

12th st W, No 47, n s, 402 e 6th av, runs e 21.7 x n 49.6 x n w — to point 410 e 6th av, x s 92 to beginning, 4-sty brk tenement. 2:576—65. A $13,000—$16,000.

30th st W, No 106, s s, 77.3 w 6th av, 25.8x102.9x26.3x90.8, 2-sty brk stable. 3:805—64. A $40,000—$42,000.

30th st W, Nos 128 to 132, s s, 363.7 e 7th av, 100x100x103x98.9, three 3-sty brk tenements and stores. 3:805—77 to 81. A $85,000—$87,500.

Ella C wife of Robt S Tam an HEIR Fredk P Jamess to Wm G Le Duc, of Hastings, Minn. 1-48 part. All title. B & S. May 27, 1896. Nov 12, 1907. 10,000

Same property. Wm G Le Duc to Julia L Butterfield. 1-48 part. All title. Oct 29, 1907. Nov 12, 1907. nom

Same property. Wm W Goodrich to Northwestern Farm Land Co. 1-48 part. All title. April 29, 1895. Nov 12, 1907. nom

Broadway, all right, title and interest to irregular plot on e s Broadway, abt 9.4 s 112th st, running through to s s 112th st, having a frontage of 46 ft on 112th st and 30 ft on Broadway and being all interest in that portion of Asylum or Hospital lane lying in blk bounded by 112th and 111th sts, Amsterdam av and Broadway, part 1-sty frame building. The Society of the New York Hospital to Wm P Dixon, Hannah E Barnes, Priscilla D Barclay, Courtlandt P Dixon, Geo A Dixon, Pauline W Stanton, Ephraim W Dixon HEIRS, &c, Hannah E Dixon. All title. Q C. Oct 9. Nov 12, 1907. 7:1883—assessed with lot No 59. 1,000

Same property. Wm P Dixon et al HEIRS, &c, Hannah E Dixon to A C and H M Hall Realty Co. All title. Q C. Oct 28. Nov 12, 1907. 7:1883. nom

Boulevard Lafayette, c l, — s Fort Washington av and 98.2 s from n line land Lucius Chittenden, runs s w 98.2 x s e 262.9 x n e 76 x n w 249.11 to beginning, being lot 55 map Lucius Chittenden at Fort Washington, except part for Boulevard Lafayette, vacant. Alex J Mayer to Frederic J Middlebrook. Oct 31. Nov 11, 1907. 8:2179. other consid and 100

Convent av, No 290, w s, 79.11 s 142d st, 20x100, 3-sty stone front dwelling. Wm Cumming to Catherine F Cumming his wife. Mort $16,500. Nov 6. Nov 14, 1907. 7:2058—15. A $6,000—$15,000. other consid and 100

Lexington av, Nos 90 and 92, w s, 59.3 s 27th st, 39.6x78, two 3-sty brk dwellings. Mayer S Auerbach to Brunswick Realty Co. Mort $30,000. Nov 4. Nov 11, 1907. 3:882—35 and 66. A $32,000—$38,000. other consid and 100

Lexington av, No 45, e s, 39.10 n 24th st, 19.8x50, 3-sty brk tenement and store. Mary E Jaffray to Minnie A Thomas. Oct 24. Nov 11, 1907. 3:880—26. A $11,000—$15,500. nom

Lexington av, Nos 1635 and 1637, e s, 50.11 n 103d st, 50x95, two 4-sty stone front tenements. Frank Bokor to Rosa Bokor. ½ part. All liens. Nov 12. Nov 14, 1907. 6:1631—20 and 21. A $21,000—$30,000. other consid and 100

Lexington av, Nos 2170 to 2184 | n w cor 130th st, runs w 80 x n
Park av, Nos 1921 to 1927 | 99.11 x w 202.6 x s 99.11 to n s
130th st, Nos 101 to 109 | 130th st, x w 122.6 to e s Park
131st st | av, x n 199.10 to s s 131st st, x e 405 to Lexington av, x s along av, 199.10 to beginning, seven 6-sty brk tenements and stores. Israel Lippmann et al to John H Bodine. B & S. All liens. Nov 9. Nov 12, 1907. 6:1779—1 and 15 and 56 to 72. A $137,000—P $185,000. other consid and 100

Lexington av, Nos 2170 to 2184 | n w cor 130th st, 199.10 to s s
130th st | 131st st, x80, four 6-sty brk
131st st | tenements and stores. 6:1779—15 and 56. A $63,000—P $100,000.

Park av, s e cor 131st st, 99.11x80, vacant. Albert M Hersch to Israel Lippmann and Milton M Eisman. B & S. All liens. Nov 2. Nov 12, 1907. 6:1779—69 to 72. A $25,000—$35,000. other consid and 100

Madison av | s e cor 96th st, runs e 100 x s 100.8 x w 20 x n
96th st, No 50 | 25 x w 80 to Madison av, x n 75.8 to beg nalg. 6-sty brk tenement. Samuel Strasbourger to Benjamin Nieberg. Mort $180,000. Oct 21. Nov 9, 1907. 5:1507—50. A $110,000—$195,000. nom

Park av, Nos 1921 to 1927 | n e cor 130th st, 99.11x122.6, three
130th st, Nos 101 to 109 | 6-sty brk tenements and stores. Merida Realty Co to Israel Lippmann and Milton M Eisman. All liens. May 10. Nov 12, 1907. 6:1779—1. $—— $——. other consid and 100

Park av, No 1316 | s w cor 100th st, 73.3x25.11, 5-sty brk tene-
100th st, No 76 | ment. Samuel Bienenzucht et al to Edward Diamond. Mort $24,500. Nov 8. Nov 9, 1907. 6:1605—40. A $10,500—$20,000. other consid and 100

Park av | s e cor 103d st, 100.11x80, two 6-sty
103d st, Nos 102 to 110 | brk tenements and stores. FORECLOS. Nov 7, 1907. Bankson T Morgan ref to Max Levin. Mt $91,000 and all liens. Nov 8. Nov 9, 1907. 6:1630—70 and 72. A $36,000—P $70,000. 20,000

St Nicholas av, No 45 | n w cor 112th st, 33.11x118.5x28.11x
112th st, No 123 | 136.2, 5-sty brk tenement and store. Casper D P Schnoor to Casper D P Schnoor and Karen his wife joint tenants. B & S. Oct 31. Nov 13, 1907. 7:1822—15. A $55,000—$68,000. nom

St Nicholas av, Nos 725 and 727 | n w cor 146th st, 74.11x100, 6-sty
146th st, No 401 | brk tenement. Geo Doctor to George Doctor Co. Mort $156,000. Nov 14, 1907. 7:2061—29. A $82,000—P $75,000. 100

St Nicholas av, No 1380 | n e cor 179th st, 100x100, 5-sty brk ten-
179th st | ement and store. Max Hirshfeld to Martin Ungrich. Mort $155,000. Oct 12. Nov 8, 1907. 8:2153—29. A $45,000—P $50,000. other consid and 100

Wadsworth av, n w cor 185th st, 60.2x95x61.5x95, vacant. Anthony F Koelble to James L Van Sant. ½ part. Mort ½ of $16,500. May 25, 1906. Nov 12, 1907. 8:2167—75 to 78. A $17,500—$17,500. other consid and 100

West Broadway, Nos 110 to 116 | n w cor Reade st, runs n 104.10 x
Duane st, No 158 | w 49.6 x n 74.8 to s s Duane
Hudson st, Nos 16 to 22 | st x w 24.11 x s 98.2 x w 10.5
Reade st, Nos 114 and 116 | to e s Hudson st x s 91.1 to Reade st x e 44.2 to beginning, 5-sty brk loft and store building. Wm A Gaston et al TRUSTEES for Mary B wife Edward D Brandegee and ano to Mary B wife Edward D Brandegee. Jan 31, 1907. Nov 13, 1907. 1:144—1. A $135,000—$225,000. nom

West End av, No 661 | n w cor 92d st, runs n 38.1 x w 25 x n 11.2
92d st, No 301 | x w 8 x s 49.3 to 92d st, x e 33 to beginning, 5-sty brk dwelling. Harry B Phinny to Fidelia S Phinny. Q C. Oct 25, 1905. Nov 8, 1907. 4:1252—15. A $18,000—$33,000. other consid and 100

West End av, No 228, e s, 67 n 70th st, 16.5x70, 3-sty brk dwelling. John P Korn to Edith P Korn his wife. Mort $10,000. Nov 13. Confirmation deed. Nov 14, 1907. 4:1162—3½. A $6,000—$13,000. nom

West End av, Nos 28 to 34 | s e cor 61st st, 100.5x100, four 5-
61st st, No 252 | sty brk tenements and stores. David Lion to Philip W Hessberg, of Richmond, Va. Mort $69,000. Nov 14, 1907. 4:1152—61 to 64. A $36,000—$70,000. 100

1st av, No 196 | s e cor 12th st, 28.3x70, 5-sty brk tenement and
12th st, No 400 | store. Louisa M Schmidt to Isaac Nagel. Mort $23,000. Oct 31. Nov 11, 1907. 2:439—8. A $20,000—$30,000. other consid and 100

1st av, No 353, on map No 355, w s, 40 s 21st st, 38x100, 6-sty brk tenement and store. Jacob Rosenbloom et al to Henry I Jacobs. All liens. Nov 12. Nov 13, 1907. 3:926—39. A $21,500—$57,000. nom

1st av, No 2252, e s, 25.10 s 116th st, 25x95, 5-sty brk tenement and store. Pasqualina Forrisi to Michele Ansalone and Teresa his wife, tenants by entirety. Mort $21,000. Nov 8. Nov 9, 1907. 6:1709—46. A $7,500—$22,000. other consid and 100

1st av, No 2380 | n e cor 122d st, 20.11x77.11, 4-sty brk tene-
122d st, No 401 | ment and store. Chas A Wingert to Joseph Strauss. Mort $18,500. Nov 7. Nov 9, 1907. 6:1810—1. A $8,000—$16,000. other consid and 100

1st av, Nos 1229 to 1235, w s, 50 n 66th st, 100.10x75, two 6-sty brk tenements and stores. Josef Weisel to Juli wife of Josef Weisel. All title. Mort $84,000. Nov 12, 1907. 5:1441—25 and 27. A $44,000—$100,000. other consid and 100

2d av, Nos 944 and 946 | n e cor 50th st, 40.5x70, 6-sty brk ten-
50th st, No 301 | ement and store. David Lentin to Pincus Lowenfeld and William Prager. Mort $62,000. Oct 7. Nov 11, 1907. 5:1343—1. A $26,000—$55,000. other consid and 100

4th av, No 432, w s, 86 n 29th st, 21.6x60, 4-sty brk tenement and store. James P Lee to James C Parrish. Q C. Nov 13. Nov 14, 1907. 3:859—43. A $39,000—$49,000. no n

5th av, No 1150, on map No 1180 | n e cor 96th st, 25.9x100, 3-
96th st | sty brk tenement and store. John S Phipps to Henry Phipps, of Westbury, L I. Q C. Nov 4. Nov 11, 1907. 6:1602—1. A $80,000—$83,000. nom

6th av, No 195, w s, 118.4 s 14th st, 17.8x65x18x65, 3-sty brk tenement and store. Wm B Duncan to Alex B Duncan. Nov 1. Nov 14, 1907. 2:609—44. A $35,000—$38,500. nom

8th av, No 2918, e s, 74.11 n 154th st, 25x100, 4-sty brk tenement and store. Max J Sulzberger et al to Sandel Segelbaum. Mort $19,700. Oct 28. Nov 13, 1907. 7:2040—4. A $8,000—$18,000. nom

8th av, No 491, w s, 55.7 s 35th st, 18.6x62, 4-sty brk tenement and store. Myron C Durkee et al to Chas E Moses, of Brooklyn. 5-6 parts. Mort $9,200. Oct 22. Nov 13, 1907. 3:758—42. A $26,000—$29,000. 25,000

8th av, No 491, w s, 55.8 s 35th st, 18.6x62, 4-sty brk tenement and store. Myron C Durkee TRUSTEE Chas De Baun to Chas E Moses. 1-6 part. Oct 22. Nov 13, 1907. 3:758—42. A $26,000—$29,000. 5,000

8th av, Nos 2746 and 2748 | s e cor 146th st, 40x100, 6-sty brk
146th st, No 260 | tenement and store. Joseph Silverson et al to James J Martin of the Bronx. Mort $70,000. Nov 7. Nov 8, 1907. 7:2031—61. A $23,500—P $40,000. other consid and 100

9th av, No 87 | s w cor 16th st, 25x100, 6-sty brk tene-
16th st, Nos 400 to 406 | ment and store. Ninth Avenue Realty Co to Jacob A Rauth. Mort $46,500. Nov 8, 1907. 3:713—36. A $17,000—$38,000. other consid and 100

10th av, No 489, w s, abt 50 n 37th st, 24.8x100, 5-sty brk tenement and store. Declaration of trust. Andrew Rohr to Geo H Rohr his son, in trust. Oct 29. Nov 11, 1907. 3:709—35. A $15,000—$29,000. gift

11th av, No 670, e s, 50.2 n 48th st, 25x100, 4-sty brk tenement and store. Samuel Blumenstock to Henry Nechols. ½ right, title and interest. Mort $17,000. Oct 28. Nov 13, 1907. 4:1077—3. A $9,000—$13,000. other consid and 100

11th av, No 672, e s, 75.3 n 48th st, 25x100, 4-sty brk tenement and store. Henry Nechols to Samuel Blumenstock. ½ right, title and interest. Mort $17,000. Oct 28. Nov 13, 1907. 4:1077—4. A $9,000—$13,000. other consid and 100

## MISCELLANEOUS.

All right, title and interest in blocks bounded n by 125th st e by Broadway s by 120th st and w by Claremont av, not heretofore conveyed by Michael Hogan or his heirs and particularly all title to land in bed of Bloomingdale road (closed) as it formerly extended through said blocks. Harriet Morgan HEIR Wm Hogan to Lucy R Ball. All title. B & S and C a G. Feb 11. Rerecorded from Apr 15, 1907. Nov 14, 1907. 7:1993. other consid and 100

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Arthur st, or 213th st, s s, 100 w 5th av, 25x114.6x27.3x125.5. A Shatzkin & Sons to Salvatore Carabotta. Mort on this and adj property $1,250. Nov 7. Nov 11, 1907. other consid and 100

Bristow st, No 1341, w s, 95 s Jennings st, 70x100, 2-sty frame dwelling and vacant. Louis E Bates and Wm C Oesting, Jr, to Bates & Oesting, Jr, Co, a corpn. Mort $6,000. Nov 12. Nov 14, 1907. 11:2972. other consid and 1,000

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Buchanan pl | s e cor Aqueduct av E, 105.5x50x113.11x50.8, the
Aqueduct av E | part released being a strip 5x50 in depth on Buchanan pl, the rear of above, two 2-sty frame dwellings. Release mort. Chas S Ward to Edw B Teichman. Feb 7. Nov 12, 1907. 11:3208. no n

Same property. Edw B Teichman to Rose V Malone. Nov 4. Nov 12, 1907. 11:3208. nom

Same property. James Frawley to same. Q C. Nov 11. Nov 12, 1907. 11:3208. other consid and 100

Freeman st, No 1103, n s, 165 e Stebbins av, 40x121.5x39.11x 118.11, 5-sty brk tenement and store. The Begrisch-Schorn Realty & Construction Co to Israel Hoffman. Mort $41,00 ). Nov 8. Nov 13, 1907. 11:2965. other consid and 100

*Halperin st, s s, 150 w Blondell av, 50x101.10x50.7x94 3, Westchester. Johanna Kurtz to John J Heapes, of Brooklyn. Nov 9. Nov 11, 1907. other consid and 100

Hoe st or av, Nos 1161 and 1163, w s, 247.3 s Lyon, now Home st, 50x100, two 5-sty brk tenements and stores. Simon Finck to Ray Davidov. 1-3 part. Mort $39,000. Feb 20, 1906. Nov 14, 1907. 10:2745. other consid and 100

Hoffman st, No 2414, e s, 110.11 n 187th st, 16.8x117.

Hoffman st, No 2412, e s, 94.3 n 187th st, 16.8x117.
two 3-sty frame tenements.
Harry S Dewey as RECEIVER of Dixon & Dewey to Eustace Conway as RECEIVER of Dixon & Dewey, composed of John T Dixon and Harry S Dewey. All liens. Oct 9. Nov 9, 1907. 11:3066. nom

Jennings st, No 1113, n s, 106.3 w Wilkins av, 37.6x100, 5-sty brk tenement. Release mort. N Y Trust Co to Abelman Construction Co. Oct 29. Nov 8, 1907. 11:2965.
other consid and 1,000

Perot st, No 3, n s, 115.9 w Sedgwick av, 15.9x98, 2-sty brk dwelling. Mary A Moore to Helen J Brennan. Mort $3,500. Nov 12. Nov 13, 1907. 12:3254. 100

Loring pl, e s, 351.11 n 183d st, 44x100, vacant. Wm D Peck to Eliz J Wellwood. Sept 24. Nov 13, 1907. 11:3225. nom

Loring pl, e s, 351.11 n 183d st, runs e 110 x n 44 x w 27.8 and 87.9 to pl x s 13.8 to beginning.

Loring pl, e s, at s line of mortgaged lands, runs e 110 x s 7 x w 110 to beginning, vacant.

Andrews av, e s, at n line of mortgaged land, runs e 100 x n 44.1 x w 109.3 to beginning.
Release mort. Mary T Clapp et al to Wm D Peck. Sept 20. Nov 13, 1907. 11:3225. 2,000

*Matilda st, n w s, 145.3 n 239th st, 59.6x100x43.6x100, Washingtonville. Edw H Mace to Joseph Wadick. B & S. Nov 12, 1907. nom

Oakland pl, No 742, s s, 123.7 e Clinton av, 23.7x100, 2-sty frame dwelling. Mary Diamond to Gaetano Annunziata 2-3 parts, and Teresa S Cristiano. 1-3 part. Mort $5,000. Nov 6. Nov 8, 1907. 11:3094. nom

*Pine st, w s, 100 s Magenta st, 25x125. Release mort. Milton Realty Co to Bernhard Lipset. Nov 1. Nov 12, 1907. 100

*Prospect terrace, n w cor 226th st, late 12th st, 25x100, Williamsbridge. Jennie A Clinchy to Eva J Bain. Mort $3,200. Nov 11. Nov 12, 1907. nom

Rogers pl, e s, 350.1 n Westchester av, 50x90, vacant. Louis Linetzky to Hannah Linetzky, of Brooklyn. Mort $4,250. Oct 24. Nov 12, 1907. 10:2699. other consid and 100

*Richard st, n w cor 198th st, runs w — x n — to n s former Thwaites pl, x e — to beginning, being land forming portion of bed of former Thwaites pl. Melissa Thwaite to Chas D Galvin. Q C. Nov 1. Nov 14, 1907. nom

*Sheil st, s s, 175 w Elwood pl, 25x100, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Emma N Polak. All liens. Nov 1. Nov 11, 1907. 200

*Tompkins st, e s, 225 s 152d st, 50x100, Classon Point. Harry V Fisse et al HEIRS Bernard C Fisse to Ada Jones. Mort $——. Sept 17. Nov 8, 1907. omitted

*Tacoma st | s s, 175 e St Lawrence av, 25x85.8 to n s Tremont
Tremont av | av, x27.2x75. Wm Muller to Louise wife of Wm Muller. Mort $1,000. Nov 14, 1907. nom

*Vine st, e s, 100 s Troy av, and being lot 340 map (No 1106) in Westchester Co of the Arden property, at Westchester, 100x100. Lydia Taylor to J Henry Esser, of Mt Vernon, N Y. Mort $500. July 23. Nov 11, 1907. other consid and 100

*2d st, e s, 64 n 219th st, 50x105, Wakefield. Frank C Murray to Frances Dunne. Nov 7. Nov 8, 1907. 100

Same property. Release mort. John H Burt to Frank C Murray. Nov 7. Nov 8, 1907. 1,200

*2d st, e s, 50 n 223d st and being part lot 1087 map Wakefield, bounded n by n 50 ft of lot 1087, s by s 50 ft of said lot, 14x 105. Release mort. Laura A Wiseburn to Abbie E wife of Harry G Marsh. Oct 26. Nov 8, 1907. nom

*10th st, s s, 355 w Av D, 50x108, Unionport. William Heinrich to Fides Land Co. Nov 7. Nov 8, 1907. other consid and 100

134th st, No 623, old No 893, n s, 525 e St Anns av, 25x100, 4-sty brk tenement. Newman Grossman and Frank Feldman to Sarah Grossman and Bella Feldman. Mort $13,000. Nov 11. Nov 13, 1907. 10:2547. nom

134th st, No 531, n s, 150 e Brook av, 28.4x100, 5-sty brk tenement. Morris Steinberg to Breslauer Realty Co. All liens. Nov 6. Nov 11, 1907. 9:2262. nom

134th st, No 623 (893), n s, 525 e St Anns av, 25x100, 4-sty brk tenement. Louis Meyer Realty Co to Newman Grossman and Frank Feldman. Mort $13,000. Oct 29. Nov 9, 1907. 10:2547. other consid and 100

140th st, s s, old line, 125 w Alexander av, a strip, runs w 17.9 x n 0.9 to s s 140th st, new line, x e 17.9 x s 0.9 to beginning. Edward Willis, Jr, et al HEIRS, &c, Edward Willis to James McMahon and John McKenna. Q C. June 26. Nov 8, 1907. 9:2314. 150

148th st, No 545, n s, abt 100 w St Anns av, 25x100, 5-sty brk tenement and store.

Hoffman st, Nos 2468 and 2470, e s, abt 65 s 189th st, 50x119.7 x—x118.9 n s, vacant.
Mary E Cooney to Margt A Downey. Mort $13,000. Oct 21. Nov 13, 1907. 9:2275; 11:3066. other consid and 100

162d st, late Union st, s w s, 186 s e Courtlandt av, strip 4x100. Sophia Brormann to Alfred W Delybove. Nov 7. Nov 8, 1907. 9:2408. other consid and 100

162d st, No 507, n s, 162.9 w 3d av, 25x100, 5-sty brk tenement. George Ott to Edward Crapser. Mort $13,000. Nov 7. Nov 8, 1907. 9:2367. other consid and 100

167th st, No 497, old No 761, n s, 114.6 w 3d av, runs n 122.4 x e 29.7 x s w 24.11 x w 1.11 x s 98 to st x w 26 to beginning, 4-sty brk tenement and store. Newman Grossman and Frank Feldman to Sarah Grossman and Bella Feldman. Mort $22,500. Nov 11. Nov 13, 1907. 9:2372. nom

167th st, No 497 (761), n s, 114.6 w 3d av, runs n 122.4 x e 29.7 x s w 24.11 x w 1.11 x s 98 to st, x w 26 to beginning, 4-sty brk tenement and store. Louis Meyer Realty Co to Newman Grossman and Frank Feldman. Mort $22,500. Oct 29. Nov 9, 1907. 9:2372. other consid and 100

169th st, No 311, n s, 91.8 w Findlay av, 16.8x80, 2-sty frame dwelling. Thornton Brothers Co to Frank Uher. Mort $3,300. Nov 9. Nov 12, 1907. 11:2783. other consid and 100

169th st, No 456, old No 716, s s, 115.7 w Washington av, 25x100, 4-sty brk tenement. Release dower. Emma wife Edward Lazarus to Antonia Wenzel. Nov 12. Nov 13, 1907. 9:2390. nom

176th st, No 1071, n s, 71 w Marmion av, 50x100, 2-sty frame dwelling and vacant. Nellie C Parslow to Lina McInnes, of Baltimore, Md. Mort $3,500. Nov 12. Nov 13, 1907. 11:2954. other consid and 100

188th st, n s, 370.9 w Aqueduct av, 100x111.7x100x107, vacant. Sumner Deane to Hugh McLernon. Mort $4,000. Nov 7. Nov 8, 1907. 11:3219. other consid and 100

202d st, late Summit av | n s, 689.3 w Briggs av(?) late Williams-
203d st | bridge road, runs n 100 x e 25 x n 100.6 to s s 203d st, late Jefferson av, x w 100 x s 100.6 x e 25 x s 100 to Summit av x e 50 to beginning, vacant. Josephine A wife Robt C Macdonald to John M Macdonald, of Belleville, N J. ½ part. All title. Nov 8. Nov 13, 1907. 12:3308.
other consid and 100

*216th st, s s, 275 w Tilden av, 25x100, Laconia Park. Release mort. Max Hoffman and ano to Irving Realty Co. Sept 3. Nov 13, 1907. 200

*Same property. Irving Realty Co to A Shatzkin & Sons. Mort $750 on this and adj property. Sept 3. Nov 13, 1907.
other consid and 100

*216th st, n s, 125 w 6th av, 25x109.

*216th st, s s, 175 w 6th av, 25x100.

Tilden av, e s, 50 s 215th st, 75x100.

214th st, n s, 200 e Tilden av, 25x100.

213th st, n s, 150 e Tilden av, 50x100 and lots 79 and 80 map (No 426) of lots near Williamsbridge station.
Joseph Schneider to Emma N Polak. Mort $1,400. Oct 25. Nov 11, 1907. other consid and 100

*217th st, late 3d st, n s, 175 e 6th av, 25x114.4, Laconia Park. Theodore Pfodenhauer to August L Becker. Nov 8. Nov 11, 1907. other consid and 100

*223d st, n s, abt 125 w Laconia av, 25x109.6. A Shatzkin & Sons to Giacomo Pisciotta. Mort $797.50. Nov 14, 1907. 100

235th st, s s, 400 e Keppler av, 25x100, 2-sty frame dwelling. Dora M Schrenkeisen to Orson H Suydam. Mort $3,000. Nov 12. Nov 14, 1907. 12:3375. nom

235th st, s s, 400 e Keppler av, 50x100, vacant. Fairmount Realty Co to Dora M Schrenkeisen. July 8. Nov 8, 1907. 12:3375. nom

*239th st, n s, 59 w White Plains road, 77.2x131.1x70.4x122, South Washingtonville. CONTRACT. John Novak with Lydia Taylor. Mort $2,292. July 16. Nov 11, 1907. 3,500

Same property. John Novak to August Boesche and Mary Wagner. Mort $2,292. Sept 16. Nov 13, 1907. nom

*241st st, late Becker av, n w cor Fulton st, 75x100, Washingtonville. James A Varian to Nemo Realty Co. Mort $14,875.55. Nov 1. Nov 8, 1907. other consid and 100

Anthony av, s w cor Minerva pl, 25x100, vacant. Adolph C Hottenroth to Sandrock Realty Co. All liens. Nov 5. Nov 8, 1907. 12:3319. nom

Bryant av, e s, 165 s 173d st, 20x100, 3-sty brk dwelling. Lavelle Construction Co to Annie J Scannell. Mort $10,800. Nov 9. Nov 11, 1907. 11:3001. other consid and 100

*Bronx Park av, w s, 75 n 179th st ,25x100. Henry Barker to Robert Adelman. Q C and confirmation deed. Oct 31. Nov 8, 1907. nom

Bryant av, e s, 125 s 173d st, 20x100, 3-sty brk dwelling. Lavelle Construction Co to Christian C Regelmann. Mort $9,500. Nov 11. Nov 12, 1907. 11:3001. other consid and 100

Bryant av, e s, 225 s 173d st, 25x100, 3-sty brk dwelling. Same to Harry B Buffington. Mort $10,500. Nov 9. Nov 12, 1907. 11:3001. other consid and 100

Bryant av, e s, 250 s 173d st, 25x100, 3-sty brk dwelling. Same to Maud Hamilton. Mort $11,500. Nov 11. Nov 12, 1907. 11:3001. other consid and 100

Bryant av, e s, 185 s 173d st, 20x100, 3-sty brk dwelling. Lavelle Construction Co to Jennie Wood. Mort $10,250. Nov 11. Nov 12, 1907. 11:3001. other consid and 100

Bathgate av, Nos 1964 to 1968, e s, 55.6 n 178th st, 53.5x80 (½ part), three 3-sty frame tenements.

Fairmount pl, No 718, s s, 224 e Crotona av, late Grove st as on map Fairmount, 26.2x96.9x26.8x95.8 (undivided interest), 4-sty brk tenement.
Saml Marcus to Harris Marcus. Mort $35,400. Nov 12. Nov 13, 1907. 11:3044 and 2959. 100

Bryant av, e s, 275 s 173d st, 25x100, 2-sty frame dwelling. Lavelle Construction Co to Barbara Lopard. Mort $11,000. Nov 11, Nov 12, 1907. 11:3001. 100

College av, No 1299, w s, 90 n 169th st, 17.1x92.6, 2-sty frame dwelling. Thornton Bros Co to Thos F Cavanagh. Mort $3,000. Nov 1. Nov 13, 1907. 11:2785. other consid and 100

College av, No 1301, w s, 107.1 n 169th st, 16.8x92.6, 2-sty frame dwelling. Thornton Bros Co to Chas R Brown. Mort $3,000. Nov 1. Nov 13, 1907. 11:2785. other consid and 100

*Castle Hill av, w s, 250 s Green lane, 25x105.2x25x103.7. John V Nelson to August Swanson. Nov 3, 1905. Nov 13, 1907. nom

Clay av, No 1323, w s, 314.10 n 169th st, 25x82.1x25x82.3, 2-sty frame dwelling. Agnes F Hayes to Catharine Hayes. Mort $2,500. Nov 13. Nov 14, 1907. 11:2782. nom

Cambreleng av, late Fulton av | n e cor 187th st, 150x72.4 to w s
Crescent av | Crescent av, x158.6 to 187th st,
187th st | x20.4, vacant. John Whalen to John Shady. B & S and C a G. Mar 20. Nov 8, 1907. 11:3090. other consid and 100

Courtlandt av, No 517 | s w cor 148th st, 27.6x94, 4-sty brk ten-
148th st, Nos 344 to 350 | ement and store. Max Monfried et al to Henry Steinberg. ¼ part. Mort $20,500. Oct 12. Nov 9, 1907. 9:2329. other consid and 100

Courtlandt av, No 517 | s w cor 148th st, 27.6x94, 4-sty brk
148th st, Nos 344 to 350 | tenement and store. Max Monfried et al to Jacob Berman. ¼ part. Mort $20,500. Oct 12. Nov 8, 1907. 9:2329. other consid and 100

*Doon av, w s, 150 n Jefferson av, 100x100. Land Co B of Edenwald to Max Chaikin. Nov 8. Nov 11, 1907. nom

Daly av, No 1980, e s, 225.9 n Tremont av, 25x46.9x25x46.1, 2-sty frame dwelling. Caroline Keil to Carl L Keil. Mort $2,300. Nov 11, 1907. 11:3126. nom

Eagle av, e s, 462.8 n Westchester av, 25x115, vacant.

Eagle av, e s, 487.8 n Westchester av, 25x115, vacant.
Abraham Vogel to The Hyman Construction Co. Mort $8,500. Nov 8. Nov 12, 1907. 10:2624. other consid and 100

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

*Edwards av, e s, 25 s Latting st, 50x100, Westchester. John Brew to Bernard H Kelly. Nov 12. Nov 13, 1907. other consid and 100

Fieldston av or road, w s, 175.10 s 261st st, 25x100, vacant and being lot 139 map 339 lots at Riverdale and Mosholu property F P and H A Forster. FORECLOS, Oct 15, 1907. Chas S Simpkins ref to Fredk P Forster. Nov 2. Nov 14, 1907. 13:3423. 500

*Grace av, e s, 178.5 s Boston road, 50x95. Irving Realty Co to Hermann Schlueter. Oct 15. Nov 13, 1907. other consid and 100

*Glebe av, e s, abt 127 s Lyon av, 25x123.8x26.3x115.9. Joseph Plante et al to George Rueckel. Mort $4,000. Sept 7. Nov 8, 1907. other consid and 100

Grand Boulevard and Concourse, n w cor 183d st, 97x84, vacant. Adah M McDermott INDIVID and EXTRX Michael J McDermott to Philip J Kearns. Mort $3,250. Nov 4. Nov 8, 1907. 11:-3164. 14,000

Hughes av, No 2130, e s, 36 n 181st st, 50x85.3x50x84.7, 2-sty frame dwelling. The Belmont Realty and Construction Co to Magdalena Marx. Q C and correction and confirmation deed. Oct 30. Nov 11, 1907. 11:3082. nom

Jackson av, No 1138, e s, 107.6 s Home st, 22.6x87.6, 3-sty brk dwelling. Theresa Rapp to Richard, Grace A, Margaretta and Robert Edwards and Eliz E Van Winkle. Nov 12. Nov 13, 1907. 10:2651. other consid and 100

*La Salle av, s s, 110.11 e Hobart av, runs e 50 x s 135.10 x w 25 x n 25 x w 25 x n 108.10 to beginning.

Hobart av, e s, 55.7 s La Salle av, 51x89.3x50x99.7.
Chas E Stahl to Elise Stahl. Mort $1,202.50. Nov 7. Nov 13, 1907. nom

Mohegan av, e s, 190 s 180th st, 41x145, except part for Mohegan av, vacant. Chas E Stahl to Elise Stahl. Mort $2,000. Nov 7. Nov 13, 1907. 11:3123. 1,000

*McGraw av, n s, 50 w Saxe av, 50x100, Westchester. Chas A Schrag to Anthony Vendrasco. Mort $1,000. Nov 8. Nov 13, 1907. other consid and 100

Mapes av, late Johnson av, n w s, 78.4 s 182d st, 61x150x75x150.5, except part for Mapes av, vacant. Leopold Oppenheimer to Joseph Strauss. Mort $4,000. Nov 7. Nov 11, 1907. 11:3110. nom

Mapes av, late Johnson av, n w s, 78.4 s 182d st, 61x150x75x150.5, except part for Mapes av, vacant. Joseph Strauss to Chas A Wingert. Mort $4,000. Nov 7. Nov 12, 1907. 11:3110. nom

*McGraw av, s s, 75 e Cottage Grove av, 25x100. Arthur H Lohse to Frank Gass. Mort $3,000. Nov 11. Nov 12, 1907. other consid and 100

*Monticello av, e s, 350 n Jefferson av, 25x100, Edenwald. Chas Kusterko to Adolph Brauner. Nov 9. Nov 11, 1907. omitted

Morris av, Nos 621 to 625, w s, abt 58 n 151st st, 58.10x100, three 3-sty frame tenements and stores. Louis Lese to Tommaso Tucci. Morts $21,375. Nov 12. Nov 13, 1907. 9:2441. other consid and 100

*Neried av, s w cor Bruner av, 48.10x100. Release mort. Whitehall Realty Co to Fridolin Weber. Nov 4. Nov 11, 1907. 1,015

*North Chestnut Drive, n s, and being lot 92 amended map (No 1038, filed in Westchester Co), of Bronxwood Park. Emma Jackson to John David and Michael Malanga. Mort $2,700. Nov 1. Nov 13, 1907. other consid and 100

Prospect av, w s, 185.9 s 163d st, 42.11x147.3, 6-sty brk tenement. The Gaines-Roberts Co to Claus Bosch. Mort $30,000. Nov 14, 1907. 10:2677. other consid and 100

Prospect av, w s, 142.11 s 163d st, runs w 106 x s 7.10 x w 41.2 x s 35.9 x e 147.3 to av, x n 42.11 to beginning, 6-sty brk tenement. The Gaines?Roberts Co to Henry Bosch. Mort $30,000. Nov 14, 1907. 10:2677. other consid and 100

Same property. Henry Bosch to Chas F Hulsebusch. Mort $30,000. Nov 14, 1907. 10:2677. other consid and 100

Pelham av, 191st st | n s, 200 w Hoffman st, runs w 100 x n 100 x e 50 x n 100 to 191st st, x e 50 x s 200 to beginning, together with such parts of College av as are opposite and continguous thereto, vacant. Wm D Powell HEIR Wm D Powell to Abby D Williams, Cornelia S D Pomeroy, Lucy H D Curran, Mary D Hurd and Harriette or Harriet C Dimon HEIRS, &c, Abagail Camp. Q C. Sept 7. Nov 13, 1907. 12:3273. nom

Same property. Walter E Sanford HEIR Annie Sanford to same. Q C. Sept 24. Nov 13, 1907. 12:3273. nom

Same property. Joseph Sanford to same. Q C. Sept 23. Nov 13, 1907. 12:3273. nom

Same property. Arthur F Sanford son and HEIR Annie Sanford to same. Q C. Sept 23. Nov 13, 1907. 12:3273. nom

Same property. Angerona E Rice to same. Q C. Aug 29. Nov 13, 1907. 12:3273. nom

Same property. Florence Powell to same. Q C. Sept 24. Nov 13, 1907. 12:3273. nom

Same property. Stephen C Powell HEIR Wm Powell to same. Q C. Aug 23. Nov 13, 1907. 12:3273. nom

Same property. Angie E P Miller HEIR Wm D Powell to same. Q C. Aug 19. Nov 13, 1907. 12:3273. 50

Pelham av, No 867, late Union av, n s, 212.6 e Hoffman st, 51x100x50x100, 2-sty frame dwelling. Thomas Dyer et al HEIRS, &c, John J Cooney to Julia Harms. B & S and C a G. Nov 6. Nov 11, 1907. 12:3273. 1,200

*Pelham road, e s, abt 125 s Arnow av, 50x119x51.7x115.1. Charlotte Recke to Wm Heinrich. Nov 8. Nov 11, 1907. other consid and 100

Prospect av, Nos 955 to 963, w s, 71.3 n 163d st, 120.8x195, two 2-sty frame dwellings and vacant. Kaspar J E Wehner et al to The Gaines-Roberts Co. Nov 11. Nov 12, 1907. 10:2678. other consid and 100

Rider av, No 251 | n w cor 138th st, 100x25, 2-sty frame tene-
138th st, No 227 | ment and store. FORECLOS, Nov 6, 1907. James A Allen ref to Leopold Gusthal. Mort $10,000. Nov 13. Nov 14, 1907. 9:2340. 5,250 over morts

Robbins av, No 338, e s, 176.8 n 141st st, 53.4x100, 2-sty brk dwelling and vacant. Edward Hizsnay to Frank Scolaro. Mort $6,300. Nov 1. Nov 12, 1907. 10:2573. other consid and 100

Rochambeau av, w s, 250 n 208th st, 50x100, vacant. Morris Busse to Jeanette Busse. B & S. Nov 8. Nov 12, 1907. 12:-3337. 100

*Rosedale av, w s and being lots 465 and 466 block P amended map (No 514) of Mapes estate. Anthony Vendrasco to Robert Adelmann and Marie Steinmetz. Mort $2,200. Nov 8. Nov 12, 1907. other consid and 100

*Rosedale av, w s, and being lot 484 blk P amended map (No 514) Mapes estate. William Buhl to Frank E Field. Mort $4,500. Nov 11. Nov 13, 1907. 100

*Rosedale av, w s, and being lot 481 blk P amended map (No 514) of Mapes estate. Louis Abesson to Wm H Field, of Westchester Co, N Y. Mort $4,000. Nov 12. Nov 13, 1907. 100

Ryer av, w s(?), plot begins 236.11 n 181st st, runs w 100.5 x n 16.8 parallel with w s Ryer av x e 102.1 x s 16.9 to beginning, error of omission, 3-sty frame tenement. CONTRACT. Richard Keil and ano with Hans P Hansen. Mort $——. Mar 25. Nov 12, 1907. 11:3157. 8,750

Summit av, No 915 | w s, 184.3 s Cross st, 24.3x116.4 to e s Sedg-
Sedgwick av | wick av x25x122.8, 3-sty brk dwelling. Merwin Realty Co to Augusta Schachtel. Nov 8. Nov 13, 1907. 9:2523. 100

St Anns av, No 140 | n e cor 134th st, 20x80, 4-sty brk ten-
134th st, Nos 571 and 573 | ement and store and 1-sty brk extension. Hugo Heyman to Lena Masur and Sol Young. Mort $16,750. Oct 29. Nov 12, 1907. 10:2547. other consid and 100

*Stillwell av, s e cor McDonald st, 53.4x100x49.6x100. Hudson P Rose Co to Bartolomeo Baronello. Nov 11. Nov 13, 1907. nom

Spuyten Duyvil road and being plot begins at n line of land conveyed to N Y C & H R R R Co by party 2d part by deed recorded May 25, 1904, begins 39 s w at right angles from c l of original location of S D & P M R R, contains 710 sq ft.

Spuyten Duyvil Creek, where high water intersects w line land heirs Isaac Dyckman and 125 s at right angles from c l of original location of S D & P M R R, contains 3,500 sq ft.

Plot begins at a point in the s w prolongation of s e line land of G M Roden, at n e U S pier and bulkhead line of the Harlem River Ship Canal, contains 26,890 sq ft.

Plot begins at point in s w exterior line of land S D & P M R R Co and in west line of the Spuyten Duyvil road, distant 25 ft radially from original c l of S D & P M R R Co, contains 1,900 sq ft; also

Land under water, &c, and reserves easements, &c, to said railroad company.
Estate of Isaac G Johnson, a corpn, to Isaac G Johnson & Co, a corpn, Oct 31. Nov 13, 1907. 13:3410. nom

Tee Taw av | n w cor 188th st, runs n e along av, 285 to s s
Parkview pl | Parkview pl, x s e 119.1 x n e 24.11 x s e 201.1 to
188th st | n w s 188th st, x s w 150.7 x w still along st, on curve 57.8 x w 200 to beginning.

Parkview pl, s e cor 190th st, 85x85x68.11x86.6, vacant.
Richard M Montgomery & Co to Chas A Christman. All liens. Nov 8. Nov 14, 1907. 11:3219. omitted

Tremont av, Nos 735 | n w cor Washington av, runs n
Washington av, Nos 1919 to 1923 | 110.10 x w 59.7 x s 20 x e 39.10 x s 93.11 to Tremont av, x e 20.5 to beginning, 3-sty frame tenement and store and two 1-sty frame stores. CONTRACT. Josephine and Frank Rheinish, EXRS, &c, Joseph H Reinish with Geo H Lester. Mort $35,000. Sept 30. Nov 9, 1907. 11:3034. 50,000

Union av | n w cor 168th st, runs n 26.7 x w 96.1 x s 22.6
168th st, No 801 | to st x e 96.2 to beginning, except part for st and av, 5-sty brk tenement. Newman Grossman and ano to Sarah Grossman and Bella Feldman. Mort $28,000. Nov 11. Nov 13, 1907. 10:2673. nom

Union av, No 986, e s, 255 s 165th st, late Wall st, 30x160, 4-
168th st, No 801 | brk tenement. Louis Meyer Realty Co to Newman Grossman and Frank Feldman. Mort $28,000. Oct 29. Nov 9, 1907. 10:2673. other consid and 100

Union av, No 986, e s, 255 s 165th st, late Wall st, 30x160, 4-sty brk tenement. Margt A wife of James P Treanor et al to Elizabeth Kelly widow. All title. B & S. Nov 8. Nov 9, 1907. 10:2678. gift

*White Plains road, w s, s ½ of n ½ lot 141 map Olinville, 25x—. Undivided interest. Mort $1,400.

White Plains road, n e cor Walkley pl, runs e 75 to w s Garden st, x w 63.1 to road, x s 95.9 to beginning, South Mt Vernon. All title in ½ part. Mort $5,000.
Samuel Marcus to Harris Marcus. Nov 12. Nov 13, 1907. nom

*Wilder av, e s, 151 n Jefferson av, 24x100. Land Co A of Edenwald to Genevieve E Norton. Oct 15. Nov 8, 1907. nom

Washington av | s w cor 185th st, 50.2x92x50x96.6, except part
185th st | for av, vacant. Ralph Cohen to Laura A Atwood, of East Orange, N J. All liens. Nov 7. Nov 8, 1907. 11:-3059. other consid and 100

Worthen av, e s, 450 n Randall av, 25x100, vacant. Empire Development Co to Mary A Hand. Nov 8. Nov 9, 1907. 10:-2767. other consid and 100

Washington av, No 1070, e s, 100 s 166th st, 67.8x200, except part for av, 2-sty frame dwelling and vacant. Jonas Weil et al to Celia Stern. Mort $15,000. Nov 6. Nov 13, 1907. 9:2370. other consid and 100

*White Plains road, e s, abt 100 s Bartholdi st, and being lot 1 map (No 1039) of supplementary map of Bronxwood Park. Bronxwood Realty Co to Jorgen F Mortensen. Mort $1,000. Nov 7. Nov 9, 1907. nom

*Washington av, w s, — s Halsey pl, and being lots 103 to 111 map (No 426) of Cebrie Park. Stephen McBride to Norwood Heights Realty & Construction Co. Mort $14,500. Nov 4. Nov 8, 1907. other consid and 100

3d av, Nos 3386 to 3394 | e s, 150 s 166th st, 112.6x70.7 to w s
Franklin av, No 1093 | Franklin av, x123.8x121.11, 3-sty brk tenement and store, two 2-sty frame tenements and stores and 2-sty frame dwelling on Franklin av. Albert Forsch to William Rosenzweig Realty Operating Co. B & S. Oct 30. Nov 8, 1907. 10:2608. nom

Same property. FORECLOS, Oct 8, 1907. Edward J McGean ref to Albert Forsch. Oct 30. Nov 8, 1907. 10:2608. 36,787.44

*4th av, e s, 52.4 s Sheil st, 26.5x112x25x120.8, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Emma N Polak. All liens. Nov 1. Nov 11, 1907. 75

**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

*4th av, or st, n w cor 226th st, late 12th av, 114x105, Wakefield. Pasquale F Giliberty to Angela Giliberty. 1-3 part. Mt $4,000. Nov 7. Nov 9, 1907. other consid and 100
Interior plot, begins at line between lots 44 and 45, subdivision property. Henry D Tiffany part Fox estate at point 72.10 n w Intervale av, runs n w 18.3 x e 24.8 to point 74.1 s Home st, x s 11.7 x s w 14.6 to beginning. PARTITION, Sept 25, 1907. Thos F Donnelly ref to Morris Franklin. Nov 7. Nov 8, 1907. 10:2692. 200
*Lots 545, 542, 543, 546, 547, 553 and 554 map Arden property. Geo B Gurley to Walter W Taylor. B & S. Nov 11. Nov 13, 1907. other consid and 100
*Lots 208 and 209, map J S Wood at Williamsbridge. Bernhard Lipset to Meyer Lipset. Mort $750. Nov 7. Nov 11, 1907. other consid and 100
*Lots 309 and 310 map (No 1108B) of subdivision of portion of Penfield property lying east of White Plains av. Clara F Liebman to Ida Schalkenstein. Mort $1,120. Oct 23. Nov 11, 1907. nom

## LEASES

Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

November 8, 9, 11, 12, 13 and 14.

### BOROUGH OF MANHATTAN.

Canal st, No 71. Assign lease. Joseph Kaplan to Solomon Goldberg. All title. Nov 6. Nov 8, 1907. 1:299.. .. .. .. .. ..nom
Cherry st, Nos 108 and 110. Surrender lease. Theresa Spalda to Francesca Sarra. Nov 4. Nov 12, 1907. 1:252.. .. .. .. ..nom
Church st, No 130, store and basement. Catherine Whittemore to Martin Joost; 5 years, from May 1, 1908. Nov 8, 1907. 1:133. .....2,500
Dry Dock st, n w cor 10th st, corner store, &c. Ignatz Reich and ano to Samuel Mayers; 4 10-12 years, from Nov 1, 1907. Nov 13, 1907. 2:380... ... ... ... ... ... ... ... ...1,020 to 1,200
Same property. Surrender lease dated Aug 19, 1907. Mark Meyer and ano to Ignaz Reich and ano. All title. Nov 9. Nov 13, 1907. 2:380... ... ... ... ... ... ... ... ... ... .....nom
East Broadway, No 51, all. Joseph Solomon to Alex A Bernstein; 8 years, from May 1, 1908. Nov 8, 1907. 1:280.....3,000
Fulton st, No 114, store and basement. Joseph Shardlow to J H and J Andrews; 5 years, from May 1, 1905. Nov 13, 1907. 1:78. ..... 3,300
Grand st, No 272, corner store and basement. Jacob Froelich to Joseph and Morris Sparber; from Dec 1, 1904, to May 1, 1909. Nov 12, 1907. 2:418.. .. .. .. .. .. .. .. ....1,380 to 1,500
Grand st, No 133. Assign lease. Adolph Gressard to Nicholas Schlernitzauer. Mort $6,000. Nov 11, 1907. 1:233.. .....nom
Greene st, No 207, store, basement and sub basement. Chas W West to Henry Packer and ano; 3 years, from Feb 1, 1908. Nov 9, 1907. 2:534..... .. .. .. .. ..2,100 and 2,200
Greenwich st, Nos 252 and 254, w s, 55.8x81.6x45.11x83.11 s s. Consent to assign lease. TRUSTEES of Columbia College to Wm M Van Anden and Geo R Read EXRS Newbury H Frost. Oct 17. Nov 11, 1907. 1:129.. .. .. .. .. .. .. .

# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


Amsterdam av, Nos 1040 to 1056 | w s, extends from 111th st to
111th st, No 501 W | 112th st. Subordination of
112th st, No 500 W | mortgage of $18,000 to four
leases dated Nov 12, 1907. Hulda Wittner with Joseph Wittner, Louis A Jaffer lessors and the Upper Broadway Realty Co lessee. Nov 12. Nov 13, 1907. 7:1833.. .. .. .. .. .. .. ....nom

Av A, No 1632, s e cor 86th st, store and basement. Simon Menke to Benjamin and Joseph Burkan; 3 years, from Mar 1, 1910. Nov 14, 1907. 5:1582 .....1,140

Broadway, No 3223, n w cor 129th st. Assign lease. Joseph J Cahill to Arthur Jost. Nov 11. Nov 12, 1907. 7:1996.....nom

Broadway, Nos 1046 and 1048, all. Joseph Wittner and Louis A Jaffer to the Upper Broadway Realty Co; 4 10-12 years, from Dec 1, 1907. Nov 13, 1907. 7:1833.. .....8,000

Broadway, No 4601, hotel and saloon. Frederick and Isidor Picker to Charles Malone and Michael J Connell; 5 years ,from Nov 1, 1907. Nov 13, 1907. 8:2180.. .. .. .. ....1,200 to 1,500

Columbus av, No 447, n e cor 81st st, store. Harry L Fairbairn and ano to George Polykranas; 1 year, from Oct 1, 1905; 9 years, renewal at $1,400 and $1,600. Nov 12, 1907. 4:1195. ..... .. .. .. .. .. .. .. .. .. .. .. .. .. .. ..1,200

Madison av, n w cor 116th st, two most westerly stores. Jacob Israelson et al to Aaron Perlus; 5 years, from Oct 1, 1907. Nov 13, 1907. 6:1622... ... ... ... ... ... ... ... ... ..1,200

Madison av, No 1684, top floor. Nachson Goldesman to Jacob Levin; 5 years, from Dec 1, 1907. Nov 12, 1907. 6:1617.. .. ..480

Old Broadway, No 2345. Assign lease. Jane Whalen to Davies J Marshall. Mort $1,030. Nov 9. Nov 13, 1907. 7:1984.....nom

Same property. Re-assign lease. Davies J Marshall to Jane Whalen. Mort $——. Nov 11. Nov 13, 1907. 7:1984.....nom

Park av, No 1056. Assign lease. Lawrence E Larsen to Edw B Herbert and Albert A Putz. Mort $5,000. June 5. Nov 13, 1907. 5:1498... ... ... ... ... ... ... ... ... ... ... ..... nom

Park av, No 1056, s e cor 87th st. Assign lease. Edw B Herbert and ano INDIVID and as co-partnership to John D Haase. Mort $6,776. Nov 12. Nov 14, 1907. 5:1498 .....nom

Same property. Re-assign lease. John D Haase to Edw D Herbert and Albert A Putz. Nov 13. Nov 14, 1907. 5:1498. nom

St Nicholas av, No 964, e s, 101.8 s 159th st, 25.5x118.5x25x 123.1, all. Harry N Baruch to John E Poillon; 5 years, from Nov 1, 1907. Nov 11, 1907. 8:2108.. .. .. .. ..3,180 and 3,100

West End av, No 749, all. Harry M Billings to Max S Rohman; 3 years, from Oct 1, 1907. Nov 14, 1907. 7:1887.. .. ....1,200

1st av, No 1380, 2 store, &c. John Bain, Jr, ATTY, to Adolph Pechner; 5 years, from May 1, 1908. Nov 13, 1907. 5:1468.. ..... ... ..... ..... ..... ... ... ... ... ... ... .....1,440

1st av, No 1378, north store. John Bain, Jr, ATTY, to Josef Kasper; 5 years, from May 1, 1908. Nov 13, 1907. 5:1468. ..... ... ... ... ... ... ... ... ... ... ... ... ... ... 720

2d av, No 1443. Assign lease. Frederick Furth to Samuel Stein. Oct 16. Nov 11, 1907. 5:1430... ... ... ... ... ... ... .....nom

2d av, No 2132. Subordination of lease to mort. Gaetano Riccio with Louis Pepe. Nov 12. Nov 13, 1907. 6:1681.....nom

3d av, No 2020. Assign lease. Gustav Weid and ano to Septimus W Granger. Nov 7. Nov 8, 1907. 6:1639... ... ... ..... nom

3d av, No 412, s w cor 29th st, all. Rickard S Howkins and ano to Peter Langdon; 4 7-12 years, from Oct 1, 1907; 5 years renewal. Nov 11, 1907. 3:884... ... ... ... ... ... ... ..2,000

5th av, No 582. Consent to assign lease. TRUSTEES of Columbia College to Jeannette P Goin. Oct 2. Nov 14, 1907. 5:1263. ..... ..... ..... ..... ..... ... ... ... ... ... ... ... ...

Same property. Assign lease. Jeannette P Goin to Ellen M Goin. Sept 30. Nov 14, 1907. 5:1263..... ..... ..... ... ... nom

5th av, s e cor 32d st, room 1103 in 11th sty. Improved Property Holding Co of N Y to Bernard Cohen; 3 7-12 years, from Oct 1, 1907. Nov 14, 1907. 3:861.. .. .. .. .. .. ..750 and 800

6th av, No 637, store and basement. Solomon May to Jacob Bomberger or Bamberger; 4 10-12 years, from Apr 30, 1912. Nov 12, 1907. 3:813..... ..... ..... ..... .....2,750

6th av, Nos 757, n w cor 43d st. Assign lease. Hector D McKenzie to Francis Draz & Co. Sept 23. Nov 14, 1907. 4:996. ..... ... ... ... ..... ... ... ... ... ... ... ... .....nom

7th av 146th st, No 201 W | n w cor 146th st, bill of sale. Saloon lease, &c. Mark Trautfield (auctioneer) to Emil Rosenbaum. Nov 1. Nov 9, 1907. 7:2032.. ..... .. .. .. .....650

Same property. Bill of sale, lease, &c. Emil Rosenbaum to John J Browne. All title. Nov 1. Nov 9, 1907. 7:2032... .. ..nom

8th av, No 2366, s e cor 127th st. Surrender lease. Max Hochstim to Helena L Bloch and Clarice Engel. Nov 4. Nov 11, 1907. 7:1932..... ..... ... ... ... ... ... ... ... ... ... nom

8th av, No 2642, double store and bake shop. Louis Grunig, Jr, to Jacob Mertens; 3 years, from May 1, 1908. Nov 12, 1907. 7:2026..... ... ... ... ... ... ... ..... ... ... ... ...1,500

8th av, No 970, n e cor 57th st, store. Walter J Salomon to Jas F Maguire; 5 years, from July 15, 1907. Nov 14, 1907. 4:1029..... ... ..... ..... ..... ..... ... ... ... ... 5,000

Same property. Ratification of above lease. Columbus Circle Arcade Co to same. Nov 12. Nov 14, 1907. 4:1029.. .. .. ..nom

9th av, No 724..... ... ..... ... ... ..... ... ... ..... 49th st, No 353 West ..... ..... .....

Assign lease. John Donohue to Davies J Marshall. Nov 7. Nov 8, 1907. 4:1040..... ... ... ... ..... ... ..... nom

Same property. Re-assign lease. Davies J Marshall to John Donohue. Nov 8, 1907. 4:1040..... ... ... ... ... ... ..... nom

## BOROUGH OF THE BRONX.

Freeman st, No 1214, s e cor Bryant st or av, store. Jesse M Talmadge to William Becker; 5 years, from May 1, 1907. Nov 8, 1907. 11:2993..... ... ... ... ... ... ... ... ..... 360 and 540

146th st, No 451 old No 719 East, all. Tobe Kleinberg to Joseph Philip; 4 years, from Nov 1, 1907; 2 years renewal at $1,500. Nov 13, 1907. 9:2291.. .. .. .. .. .. .. .. ..1,000 and 1,200

152d st, Nos 522 and 524, new Nos 288 and 290 East, double store and four rooms, known as apartment No 5. The Garibaldi Realty and Construction Co to Giovanni D'Agostino and ano; 3 yrs, from May 1, 1907. Nov 14, 1907. 9:2411.. .. .. .. .. .. .. 660

152d st, Nos 522 and 524, new Nos 288 and 290 East. Assign lease. Giovanni D'Agostino and ano to the Ebling Brewing Co. Nov 4. Nov 14, 1907. 9:2411.. .. .. .. .. .. .. .. .. .. ....nom

161st st, No 690 (872), s e cor Trinity av, Assign lease. Benj E Koeper to John D Haase. Nov 7. Nov 8, 1907. 10:2637..nom

Same property. Re-assign lease. John D Haase to Benj E Koeper. Nov 8, 1907. 10:2637... ... ... ... ... ... ... ... ....nom

168th st, No 768 East, all. Michael Gent to Wm F Hopwood; 5 years, from Nov 1, 1907. Nov 8, 1907. 10:2662.. .. .. ....276

Brook av, No 502, s ½ of store, all of basement and four rooms on 2d floor. John Diehl to Josef Huetter; 6½ years, from Nov 1, 1907. Nov 14, 1907. 9:2274... ... ... ... ... .....1,380

Brook av, n e cor 149th st. Assign lease. Martin Noonan to Michl McGarry. Nov 8. Nov 11, 1907. 9:2276.. .. .. ....nom

Brook av, No 502. Assign lease. Josef Huetter to the Ebling Brewing Co. Oct 25. Nov 14, 1907. 9:2274.. .. .. .. .. ..nom

Morris av, Nos 635 and 637. Assign lease. Filomena Moccia to Carmine Moccia and Filomena Moccia for Pietro. Oct 30. Nov 12, 1907. 9:2441..... ... ... ... ... ... ... ... ... ... .... 1,200

Same property. Consent to assign lease. Agnes Rizzuto to same. Oct 30. Nov 12, 1907. 9:2441... ... ... ... ... ... ... .....nom

Nelson av, n e cor 169th st, being lots 1 and 2 in block 2519, all. John Haffen and ano to Salvatore Pulici; 4 9-12 years, from Aug 1, 1907. Nov 8, 1907. 9:2519.. .. .. .. .. .. .. .. ..1,200

Prospect av, No 1408, store, &c. Katie Yutte to Edward Graef; 3 years, from May 1, 1908. Nov 13, 1907. 11:2963..600 and 660

Westchester av, No 1024, corner Simpson st, store. American Real Estate Co to Charles Viohl. Feb 2, 1907, from — to Sept 30, 1912. Nov 14, 1907. 10:2725... ... ... ... ... ...900 to 2,000

Willis av, No 463, s w cor 146th st. Assign lease. Leo Bender to Joseph Stader. Nov 4. Nov 8, 1907. 9:2307.. .. .. ....nom

Same property. Assign lease. Joseph Stader to the Ebling Brewing Co. Nov 7. Nov 8, 1907. 9:2307... ... ... ... .... ... nom

Willis av, No 341, w s, 80 s 142d st. Surrender lease. Adolf C Reiter with Ann E Trainor. All title. Nov 7. Nov 8, 1907. 9:2304..... ..... ... ... ... ... ... ... ... ... ... nom

Same property, all of. Ann E Trainor to August Dressler; 5 yrs, from Nov 1, 1907. Nov 8, 1907. 9:2304.. .. .. ....960 and 1,020

3d av, No 2649, w s, bet 141st and 142d sts, all. Emilie W Holbert to Harris Newcorn; 5 years, from May 1, 1908. Nov 14, 1907. 9:2322..... ... ... ... ... ... ... ... ... ...1,080

## MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given .

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

## BOROUGH OF MANHATTAN.

November 8, 9, 11, 12, 13 and 14.

Acconcia, Andrea to Jetter Brewing Co. 108th st, No 322 East. Saloon lease. Demand, 6%. Nov 8, 1907. 6:1679. 800

American Mortgage Co with Pasquale Pati and ano. Elizabeth st, No 90. Extension mort. June 13. Nov 11, 1907. 1:239. nom

Aronson, Harry to Isaac Goldowitz. 112th st, Nos 50 to 54, s s, 100 e Lenox av, 75x100.11. Prior mort $115,000. Nov 1, due May 1, 1908, 6%. Nov 12, 1907. 6:1595. 3,000

American Mortgage Co to William A White & Sons. Morningside av West, n w cor 118th st, No 401, 100.11x150. Certificate as to share ownership of mort. Mar 13, 1906. Nov 12, 1907. 7:-1962.

Ansalone, Michele to Margareta Galotta. 1st av, No 2252, e s, 25.10 s 116th st, 25x95. Nov 8, 3 years, 6%. Nov 9, 1907. 6:-1709. 1,000

Same to Pasqualina Forrisi. Same property. P M. Prior mort $——. Nov 8, 5 years, 6%. Nov 9, 1907. 6:1709. 7,000

American Mortgage Co with Jonas Weil and ano. 53d st, No 334 East. Extension mort. Nov 12. Nov 14, 1907. 5:1345. nom

Andrews, Ella R with Laurette Goldman. 166th st, No 465, n s, 125 e Amsterdam av, 25x100. Extension mort. Oct 26. Nov 13, 1907. 8:2111. nom

BANK FOR SAVINGS in City N Y to whom it may concern. 83d st, No 325 East. Certificate as to reduction of mort. Nov 14, 1907. 5:1546.

Broadway and Cathedral Parkway Co to METROPOLITAN LIFE INS CO. Broadway, n w cor Cathedral Parkway, runs w 175 x n 90.11 x e 100 x s 0.½ x e 75 to Broadway, x s 90.10 to beginning. Oct 23, due Nov 1, 1912, 6%, until building is completed and 5½% thereafter. Nov 14, 1907. 7:1894. 750,000

Same to same. Same property. Certificate as to above mort. Oct 23. Nov 14, 1907. 7:1894.

Burstein, Charles, Israel and Samuel with Austin B Fletcher and ano trustees Jackson S Schultz. 99th st, Nos 204 and 206, s s, 110 e 3d av, 49.10x100.11. Extension mort. Aug 26. Nov 13, 1907. 6:1648. nom

Bissell, Kate with TITLE GUARANTEE AND TRUST CO. 46th st, No 214, s s, 216.4 w Broadway, 18.7x100.5. Agreement correcting description in mort dated Oct 29, 1907. Nov 4. Nov 9, 1907. 4:1017. nom

Bruno, Richard M to Eliz Betz. 130th st, No 206, s s, 125 w 7th av, 15x99.11. Due July 9, 1910, 5%. Nov 9, 1907. 7:-1935. 6,000

Browne, John J to A Hupfels Sons. 7th av, n w cor 146th st, No 201. Saloon lease. Nov 1, demand, 6%. Nov 9, 1907. 7:-2032. 3,668.45

Brosseau, Geraldine M to BOWERY SAVINGS BANK. 29th st, No 128 West. Extension mort. Nov 11. Nov 13, 1907. 3:-804. nom

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

Baker, Hyman D to Mary Ehrmann. 108th st, No 325, n s, 175 w Broadway, 25x100.11. Nov 12, due, &c, as per bond. Nov 13. 1907. 7:1893. 25,000

Block, John H to Richard Wolkenstein. 75th st, Nos 107 and 109, n s. 143 e Park av, 2 lots, each 26.8x102.2. 2 P M morts, each $3,000; 2 prior morts, $24,000 each. Nov 1, 2 years, 6%. Nov 12, 1907. 5:1410. 6,000

Brosseau, Geraldine M to BOWERY SAVINGS BANK. 29th st, No 128, s s, 340 w 6th av, 20x98.9. 3 years, 4½%. Nov 11, 1907. 3:804. 8,000

Blum, Rebecca with Marie Rieth. 57th st, No 329 East. Extension mort. Nov 9. Nov 11, 1907. 5:1350. nom

Brunswick Realty Co to Mayer S Auerbach. Lexington av, Nos 90 and 92, w s, 59.3 s 27th st, 39.6x78. P M. Prior mort $30,000. Nov 4, 2 years, 5%. Nov 11, 1907. 3:882. 7,575

Beck, Marks to Abraham David. 51st st, No 524, s s, 325 w 10th av, 25x100.5. Prior mort $14,000. Nov 9, installs, 6%. Nov 11, 1907. 4:1079. 1,000

Beller, Rosa to Chas Seedorf. 4th st, No 372, s w s, 121 s e Av D, 23x96. Nov 7, 5 years, 5½%. Nov 8, 1907. 2:357. 9,500

Bennett, Josephine S to TITLE GUARANTEE AND TRUST CO. 51st st, No 239, n s, 205 e 8th av, 15x100.5. Nov 7, due, &c, as per bond. Nov 8, 1907. 4:1023. 10,000

Bishop, Charlotte D to Ella V Eldredge. 55th st, No 54, s s, 277 e 6th av, 18x100.5. 5 years, 5%. Nov 8, 1907. 5:1270. 30,000

Bunge, Frank with the SEAMENS BANK FOR SAVINGS. 100th st, No 161 West. Extension mort. Nov 2. Nov 8, 1907. 7:1855. nom

Bacharach, Julius with Julius Goebel. 105th st, Nos 319 and 321 East. Subordination mort. Oct 21. Nov 8, 1907. 6:1677. nom

Brown, Morris to H Koehler & Co. Av C, No 155. Saloon lease. Nov 7, demand, 6%. Nov 8, 1907. 2:392. 2,767

Bishop, Hutchens C with Alice H Reimer. 134th st, No 212, s s, 171 w 7th av, 18x99.11. Extension mort. Nov 11. Nov 14, 1907. 7:1939. nom

Bischoff, Henry Jr trustee Alex M Fischer with Henrietta Toplitz. 76th st, No 232, s s, 155 w 2d av, 25x102.2. Extension mort. Nov 7. Nov 14, 1907. 5:1430. nom

Bamberger, Jacob to Lion Brewery. 6th av, No 637. Saloon lease. Nov 8, demand, 6%. Nov 12, 1907. 3:813. 3,500

Cook, Mary C, Eliz V and James L individ and as trustees for Henry C Cook with Robert Muller. 87th st, No 246, s s, 100 w 2d av, 25x100.8. Extension mort. Oct 31. Nov 14, 1907. 5:1532. nom

C R Company to Julia M Foster. St Nicholas av, n w cor 158th st, 203.2 to s s 159th st, x41.1x199.10 to 158th st, x78.5 Nov 7, 5 years, 6%. Nov 8, 1907. 8:2108. 35,000

Same to same. Same property. Certificate as to above mort. Nov 7. Nov 8, 1907. 8:2108. —

C R Company, a corpn, to Mary J Kingsland. Amsterdam av, Nos 1997 and 1999, s e cor 159th st, 39.11x106. Oct 30, 5 years, 5%. Nov 8, 1907. 8:2108. 60,000

Same to same. Certificate as to above mort. Oct 30. Nov 8, 1907. 8:2108. —

Same to Israel Axelroad. Same property. Prior mort $60,000. Nov 7, 2 years, 6%. Nov 8, 1907. 8:2108. 15,000

Same to same. Certificate as to above mort. Nov 7. Nov 8, 1907. 8:2108. —

C R Co, a corpn, to Mary J Kingsland. Amsterdam av, Nos 1993 and 1995, e s, 39.11 s 159th st, 40x106. Oct 30, 5 years, 5%. Nov 8, 1907. 8:2108 45,000

Same to same. Certificate as to above mort. Oct 30. Nov 8, 1907. 8:2108. —

Same to Israel Axelroad. Same property. Prior mort $45,000. Nov 7, 2 years, 6%. Nov 8, 1907. 8:2108. 10,000

Same to same. Certificate as to above mort. Nov 7. Nov 8, 1907. 8:2108. —

C R Realty Co to Ruth L Huggins. Amsterdam av, Nos 1985 and 1987, e s, 39.11 n 158th st, 40x106. Oct 31, 5 years, 5%. Nov 8, 1907. 8:2108. 45,000

Same to same. Same property. Certificate as to above mort. Oct 31. Nov 8, 1907. 8:2108. —

C R Co to Ruth L Huggins. Amsterdam av, Nos 1985 and e s, 79.11 n 158th st, 40x106. Oct 31, 5 years, 5%. Nov 8, 1907. 8:2108. 45,000

Same to same. Same property. Certificate as to above mort. Oct 31. Nov 8, 1907. 8:2108. —

C R Co to Israel Axelroad. Amsterdam av, Nos 1989 and 1991, e s, 79.11 n 158th st, 40x106. Prior mort $45,000. Nov 7, 2 years, 6%. Nov 8, 1907. 8:2108. 10,000

Same to same. Same property. Certificate as to above mort. Nov 7. Nov 8, 1907. 8:2108. —

Central Trust Co of N Y trustee Emma L Higgins for Josephine W Livermore with Florence R wife of Milton C Blum. 70th st, No 248, s s, 475 w Amsterdam av, 17x100.5. Extension mort. Oct 5. Nov 11, 1907. 4:1161. nom

Cahn, Clara to Chas L Jones guardian Frederic Grosvenor Carnochan and ano. 72d st, No 50, s s, 95 w Park av, 20x102.2. 3 years, 5%. Nov 11, 1907. 5:1386. 45,000

Carew, Michael H to Christiana Gotthelf. 112th st, No 238, s s, 366.8 e 8th av, 33.4x100.11. Nov 7, 5 years, 5%. Nov 11, 1907. 7:1827. 25,000

Cavagnaro, Louis and John Garbarino to Lion Brewery. Pearl st, No 504. Saloon lease. Nov 8, demand, 6%. Nov 12, 1907. 1:166. 2,863.42

Covner, Isaac and Ary to Samuel Greenwald and ano. Sheriff st, No 58, e s, 200 n Delancey st, 25x100. P M. Prior mort $19,500. Nov 12, due May 15, 1913, 6%. Nov 13, 1907. 2:333. 5,500

Cirrito, Rosina to Rosa Musliner. 114th st, No 324, s s, 281.3 e 2d av, 18.8x100.11. Nov 11, 3 years, 5%. Nov 13, 1907. 6:1685. 8,000

Coe, Eva J to TITLE GUARANTEE AND TRUST CO. 10th st, No 50, s s, 278.11 e 6th av, 21.6x92.3. Nov 12, due, &c, as per bond. Nov 13, 1907. 2:573. 11,000

Central Trust Co of N Y with Thomas U Dudley, Jr. 63d st, No 244, s s, 175 e West End av, 25x100.5. Extension mort. Oct 25. Nov 8, 1907. 4:1154. nom

Carfolite, Genaro to Andrea Lertora. Wadsworth av, No 260, w s, 200 s 187th st, 50x150. Due, &c, as per bond. Nov 8, 1907. 8:2167. 6,000

Clark, Mary J to Albert H Pflug et al. 83d st, No 325, n s, 250 w 1st av, 25x102.2. P M. Prior mort $12,000. 5 years, 6%. Nov 14, 1907. 5:1546. 12,000

Coats, Mary H to Archibald D Russell. Macdougal st, Nos 171 and 173, w s, 105 n Waverly pl, runs w 115.11 x n 11 x w 5.3 x n 23.1 x e 24.11 x n 16.4 x e 99.2 to Macdougal st, x s 50.10 to beginning. P M. Nov 13, 1 year, 5%. Nov 14, 1907. 2:553. 50,000

Carfolite, Genaro to Giuseppe Mazza. Wadsworth av, No 262, w s, 175 s 187th st, 25x150. Oct 23, 2 years, 4%. Nov 14, 1907. 8:2167. 4,000

Clapp, Susan L, of Plainfield, N J, with Moses Haas. 113th st, No 17, n s, 214 w 5th av, 15.6x100.11. Extension mort. Nov 6. Nov 13, 1907. 6:1597. nom

Cannariato, Salvatore and Gaetano Scaccia to Ciro Carmeci. 75th st, No 238, s s, 150 w 2d av, 25x102.2. Nov 13, demand, 6%. Nov 14, 1907. 5:1429. 1,100

Charles, Emily widow and Howard W and John C Clark to Emil A Thibaut. 48th st, No 157, n s, 95 w 3d av, 25x100.5. Nov 12, 3 years, 5%. Nov 14, 1907. 5:1303. 15,000

Cohn, Leo with Bernhard Feifer. Delancey st, No 174, n s, 50 w Attorney st, 25x100. Subordination mort. Nov 13. Nov 14, 1907. 2:348. nom

Dorilton Corporation with METROPOLITAN LIFE INS CO. Broadway, No 2060, n e cor 71st st, No 171, runs e 110.5 x n 102.2 x w 150 to e s Amsterdam av x s 4.6 to e s Broadway x105.5 to beginning. Extension mort. Nov 7. Nov 14, 1907. 4:1143. nom

Davis, Annie to Edith H Oddie. 84th st, No 3, n s, 100 w Central Park West, 19x102.2. P M. Nov 8, 1907, 1 year, 6%. 4:1198. 5,000

Doughty, Frank B to Esperanto Mortgage Co. Broadway, Nos 4360 to 4370, e s, 50.5 s 187th st, runs e 107.7 x n 50 to s s 187th st x e 50 x s 150 x e 50 x s — to n s 186th st x w — to Broadway x n — to beginning; Broadway, e s, 279.8 s 187th st, runs e 176.4 x n — to n s 186th st x w — to e s Broadway x s 27.4(?) to beginning. Equal lien with two morts for $17,000 and $10,000, respectively. Nov 4, 3 years, 5%. Nov 8, 1907. 8:2167. 20,000

Same to same. Same property. Equal lien with two morts for $20,000 and $17,000, respectively. Nov 4, 3 years, 5%. Nov 8, 1907. 8:2167. 17,000

Same to same. Same property. Equal lien with two morts for $20,000 and $17,000, respectively. Nov 4, 3 years, 5%. Nov 8, 1907. 8:2167. 10,000

Dixon, Wm P and Dumont Clarke as exrs, &c, Josiah M Fiske with Katharina Balheimer. Hester st, No 110. Extension mort Aug 30. Nov 12, 1907. 1:301. nom

Diamond, Edward to Saml Bienenzucht and ano. Park av, No 1316, s w cor 100th st, No 76, 73.3x25.11. P M. Nov 8, demand, 6%. Nov 9, 1907. 6:1605. 4,000

Dempsey, Martha to Wm F Clare trustee Margt A Holly. Lexington av, No 222, n w cor 33d st, 26.8x100. Nov 7, 1 year, 6%. Nov 8, 1907. 3:889. 350

Dorilton Corpn to METROPOLITAN LIFE INS CO. Broadway, n e cor 71st st. Certificate as to extension of mort, &c. Nov 7. Nov 14, 1907. 4:1143. —

Dieckmann, Geo to Anna Bertsch. Waverly pl, No 193, e s, 74.11 s Charles st, 20x80. 3 years, 5%. Nov 14, 1907. 2:611. 6,000

Doctor, Geo to Joseph Salz. St Nicholas av, Nos 725 and 727, n w cor 146th st, No 401, 74.11x100. Prior mort $145,000. Aug 30, due, &c, as per bond. Nov 14, 1907. 7:2061. 11,000

Eichman, Julius to Lion Brewery. East Broadway, Nos 17 to 23. Saloon lease. Nov 8, demand, 6%. Nov 14, 1907. 1:280. 1,500

EAST RIVER SAVINGS INST with Albert L Hanscom. 125th st, Nos 239 and 241, n s, 350 e 8th av, 50x99.11. Extension mort. Nov 12. Nov 13, 1907. 7:1931. nom

EAST RIVER SAVINGS INST with Casper Levy guardian Albert L Frey and ano. 8th av, No 2429, w s, 25 n 130th st, 25.6x100. Extension mort. Nov 12. Nov 13, 1907. 7:1958. nom

EAST RIVER SAVINGS INST with John B Ebbets and ano. 7th av, No 2313, old line, e s, 111.11 n 135th st, 18x100, except part for av. Extension mort. Oct 22. Nov 11, 1907. 7:1920. nom

EQUITABLE TRUST CO of N Y with John Laimbeer, Jr. 86th st, No 105, n s, 50 w Columbus av, 20x100. Extension mort. Nov 8. Nov 12, 1907. 4:1217. nom

EAST RIVER SAVINGS INST with Zachary T Piercy. 89th st, No 304, s s, 100 w West End av, 20x100.8. Extension mort. Oct 30. Nov 11, 1907. 4:1250. nom

EAST RIVER SAVINGS INST with Frederick Bucki. 79th st, No 116, s s, 125 w Columbus av, 25x102.2. Extension mort. Oct 21. Nov 11, 1907. 4:1150. nom

EAST RIVER SAVINGS INST with Louis Stoiber. 117th st, No 130, s s, 325 w Lenox av, 25x100.11. Extension mort. Oct 29. Nov 11, 1907. 7:1901. nom

EAST RIVER SAVINGS INST with Theo A Schmitzlein. 7th av, Nos 2166 to 2172, w s, 19.11 s 129th st, 80x75. Extension mort. Oct 26. Nov 11, 1907. 7:1934. nom

EAST RIVER SAVINGS INST with Ferdinand Schindele. 8th av, No 2380, e s, 75 n 127th st, 24.11x100. Extension mort. Oct 22. Nov 11, 1907. 7:1953. nom

EAST RIVER SAVINGS INST with David and Max Yankauer. Av A, No 1612, e s, 25.8 n 85th st, 26x72. Extension mort. Oct 30. Nov 11, 1907. 5:1582. nom

EAST RIVER SAVINGS INST with Jacob Rabiner. 1st av, No 1567, w s, 75.8 n 81st st, 26.5x75. Extension mort. Nov 7. Nov 11, 1907. 5:1544. nom

EAST RIVER SAVINGS INST with Thomas Dalton. 74th st, No 303, n s, 80 e 2d av, 20x102.2. Extension mort. Oct 21. Nov 11, 1907. 5:1449. nom

EAST RIVER SAVINGS INST with Thomas Dalton. 74th st, No 305, n s, 100 e 2d av, 20x102.2. Extension mort. Oct 21. Nov 11, 1907. 5:1449. nom

EAST RIVER SAVINGS INST with Herman Siefke. 3d av, No 1349, n e cor 77th st, 21.5x74. Extension mort. Oct 23. Nov 11, 1907. 5:1432. nom

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EAST RIVER SAVINGS INST with John J Campbell. 94th st, No 176, s s, 65 e Amsterdam av, 35x91.6 to c l Old Apthorps lane, x35x90.3. Extension mort. Oct 31. Nov 11, 1907. 4:-1224. nom

EAST RIVER SAVINGS INST with Wm Hyams. 7th av, Nos 1889 to 1893, s e cor 115th st, 101.4x78 to w s St Nicholas av, Nos 93 to 97, x118.11x15.9; 7th av, Nos 1885 and 1887, e s, 100.5 n 114th st, runs e 78 to w s St Nicholas av, x s 58.8 x e (?) 108.8 to e s 7th av x n 50 to beginning. 2 extensions of morts. Oct 21. Nov 11, 1907. 7:1824. nom

EAST RIVER SAVINGS INST with Mathilde Wacker. 84th st, No 439, n s, 194 w Av A, 25.1x102.2. Extension mort. Oct 29. Nov 11, 1907. 5:1564. nom

EAST RIVER SAVINGS INST with Sarah Bennett. 121st st, No 108, s s, 115 e Park av, 25x100.11. Extension mort. Oct 21. Nov 11, 1907. 6:1769. nom

EAST RIVER SAVINGS INST with Tillie Tausig. Madison av, No 1516, n w cor 103d st, 25.10x95. Extension mort. Oct 22. Nov 11, 1907. 6:1609. nom

EAST RIVER SAVINGS INST with Henry and Charles Roffmann. Lexington av, No 1565, s e cor 100th st, 25.11x95. Extension mort. Oct 21. Nov 11, 1907. 6:1627. nom

EAST RIVER SAVINGS INST with Henry and Charles Roffmann. 104th st, No 155, n e cor Lexington av, No 1651, runs e 95 x n 100 x w 25 x s 75.11 x w 70 to av, x s 25 to beginning. Extension mort. Oct 21. Nov 11, 1907. 6:1632. nom

EAST RIVER SAVINGS INST with Adam and Peter and Phillip Meckel. Rivington st, No 248, n s, 25 w Sheriff st, 25x79; Rivington st, No 246, n s, 50 w Sheriff st, 25x100. Extension two morts. Oct 30. Nov 11, 1907. 2:339. nom

EAST RIVER SAVINGS INST with Louis Friedenburg. Division st, Nos 211 and 211½, s s, 23.4 e Clinton st, 23.4x110.6 to n s East Broadway, No 222. Extension mort. Oct 28. Nov 11, 1907. 1:286. nom

EAST RIVER SAVINGS INST with Herman Siefke. Wooster st, No 27, w s, 51.9 s Grand st, 28.2x113.6. Extension mort. Oct 23. Nov 11, 1907. 1:228. nom

EAST RIVER SAVINGS INST with Francis Vettel. Av A, No 217, w s, 77.6 n 13th st, 25.11x100. Extension mort. Oct 30. Nov 11, 1907. 2:441. nom

EAST RIVER SAVINGS INST with Solomon M Landsman. Broome st, No 232, n s, 43.6 w Essex st, 22x88.6. Extension mort. Oct 22. Nov 11, 1907. 2:409. nom

EAST RIVER SAVINGS INST with Adam Vanderbilt. Washington st, No 710, w s, 87 n Perry st, 23x81x24x75.6. Extension mort. Oct 22. Nov 11, 1907. 2:637. nom

EAST RIVER SAVINGS INST with Geo M Bruestle. 25th st, No 316, s s, 225 e 2d av, 25x98.9. Extension mort. Nov 1. Nov 11, 1907. 3:930. nom

EAST RIVER SAVINGS INST with Henry L Wolff. West End av, No 595, w s, 43.1 s 89th st, 20x80. Extension mort. Nov 6. Nov 11, 1907. 4:1250. nom

EAST RIVER SAVINGS INST with Oscar W Herman. 78th st, No 417, n s, 233 w Columbus av, 17x102.2. Extension mort. Oct 30. Nov 11, 1907. 4:1150. nom

EAST RIVER SAVINGS INST with Mary H Wood. 81st st, No 134, s s, 369 w 9th av, 18x102.2. Extension mort. Oct 15. Nov 11, 1907. 4:1211. nom

EAST RIVER SAVINGS INST with Louis Yankauer. 2d av, No 1345, w s, 25.1 s 71st st, 25x72. Extension mort. Oct 30. Nov 11, 1907. 5:1425. nom

EAST RIVER SAVINGS INST with Jacob Rabiner. 1st av, No 1472, e s, 102.2 n 76th st, 25x85. Extension mort. Nov 7. Nov 11, 1907. 5:1471. nom

EAST RIVER SAVINGS INST with Joseph Feldman. 79th st, No 206, s s, 105 e 3d av, 20x102.2. Extension mort. Oct 30. Nov 11, 1907. 5:1433. nom

EAST RIVER SAVINGS INST with May B Morgan. 46th st, No 203, n s, 75 e 3d av, 20x50.5. Extension mort. Oct 21. Nov 11, 1907. 5:1320. nom

EAST RIVER SAVINGS INST with Herman Siefke. 3d av, No 1351 (1357), e s, 21.5 n 77th st, 20.6x74. Extension mort. Oct 23. Nov 11, 1907. 5:1432. nom

EAST RIVER SAVINGS INST with Bella Goldsmith. 137th st, No 122, s s, 275 w Lenox av, 25x99.11. Extension mort. Oct 30. Nov 11, 1907. 7:1921. nom

EAST RIVER SAVINGS INST with Thomas Shiels. 149th st, No 416, s s, 211.10 w St Nicholas av, 20x99.11. Extension mort. Oct 22. Nov 11, 1907. 7:2063. nom

EAST RIVER SAVINGS INST with Amelia Herman et al. Bowery, No 88, s w cor Hester st, Nos 140 and 142, 50x100. Extension mort. Oct 18. Nov 11, 1907. 1:203. nom

EAST RIVER SAVINGS INST with Hyman Claman. Chrystie st, No 3, w s, abt 35 n Division st, 35x25. Extension mort. Oct 30. Nov 11, 1907. 1:289. nom

EAST RIVER SAVINGS INST with Yetta Friedman and estate of Mayer Baum. Chrystie st, No 8, s e cor Bayard st, No 13, 42x76.3. Extension mort. Nov 8. Nov 11, 1907. 1:289. nom

EAST RIVER SAVINGS INST with Frank Vettel, Jr. 18th st, No 341, n s, 180 w 1st av, 20x92. Extension mort. Oct 30. Nov 11, 1907. 3:924. nom

EAST RIVER SAVINGS INST with Frank, Jr, and Henry Vettel. 17th st, No 533, n s, 170.6 w Av B, 25x92. Extension mort. Oct 30. Nov 11, 1907. 3:975. nom

EAST RIVER SAVINGS INST with Estate James Jacobs. Rivington st, No 88, n s, 25 e Orchard st, 25x75. Extension mort. Oct 31. Nov 11, 1907. 2:411. nom

EAST RIVER SAVINGS INST with Francis Vettel. Av A, No 215, w s, 51.8 n 13th st, 24.10x100. Extension mort. Oct 30. Nov 11, 1907. 2:441. nom

EAST RIVER SAVINGS INST with Francis Vettel. 17th st No 435, n s, 469 e 1st av, 25x92; 17th st, No 439, n s, 69 w Av A, 25x92; 17th st, No 437, n s, 94 w Av A, 25x92. Three extensions of morts. Oct 30. Nov 11, 1907. 3:949. nom

EAST RIVER SAVINGS INST with Beatrice Scharrien. 7th av, No 160, w s, abt 90 n 19th st, 23x85. Extension mort. Nov 1. Nov 11, 1907. 3:769. nom

EAST RIVER SAVINGS INST with James S Herrman. 14th st, No 411, n s, 200 w 9th av, 25x103.3; 14th st, No 409, n s, 175 w 9th av, 25x103.3. Extension two morts. Oct 30. Nov 11, 1907. 3:712. nom

EAST RIVER SAVINGS INST with Estate Joseph Wille decd. Christopher st, No 176, s s, 113.4 e West st, 22x59.3x23x55.6. Extension mort. Oct 31. Nov 11, 1907. 2:604. nom

EAST RIVER SAVINGS INST with the Swedish Evangelical Lutheran Church of Gustavus Adolphus in City N Y. 22d st, No 151, n s, 95 w 3d av, 50x98.9. Extension mort. Nov 4. Nov 11, 1907. 3:878. nom

EAST RIVER SAVINGS INST with Edward C Sommer. 2d av, No 385, w s, 48.10 n 22d st, 25.2x64. Extension mort. Nov 1. Nov 11, 1907. 3:903. nom

EAST RIVER SAVINGS INST with Robert Niemann. 45th st, No 204, s s, 80 e 3d av, 25x100.5. Extension mort. Oct 21. Nov 11, 1907. 5:1318. nom

EAST RIVER SAVINGS INST with Louise Muller. 10th av, No 761, w s, 75.5 n 51st st, 25x100. Extension mort. Oct 22. Nov 11, 1907. 4:1080. nom

EAST RIVER SAVINGS INST with Lilian M Elliot atty. 25th st, No 328, s s, 450 e 9th av, 25x98.9. Extension mort. Oct 19. Nov 11, 1907. 3:748. nom

EAST RIVER SAVINGS INST with Maria Reilly. 40th st, No 530, s s, 350 e 11th av, 25x98.9. Extension mort. Oct 22. Nov 11, 1907. 3:711. nom

EAST RIVER SAVINGS INST with John E Ahrens. 53d st, No 330, s s, 300 w 1st av, 24.6x100. Extension mort. Oct 24. Nov 11, 1907. 5:1345. nom

EAST RIVER SAVINGS INST with Peter Wynen. 57th st, No 316, s s, 150 e 2d av, 25x100.4. Extension mort. Oct 22. Nov 11, 1907. 5:1349. nom

EAST RIVER SAVINGS INST with J Fred Cryer. 57th st, No 403, n s, 25 w 9th av, 21.8x100.5. Extension mort. Oct 29. Nov 11, 1907. 4:1067. nom

EAST RIVER SAVINGS INST with John T Bauer et al. 9th av, No 920, e s, 50.5 s 59th st, 25x100. Extension mort. Oct 23. Nov 11, 1907. 4:1049. nom

Epstein, Carrie wife of Alfred to Aster Co. 8th av, Nos 2898 and 2900, e s, 79.11 n 153d st, 39.11x100. Nov 11, demand, 5½%. Nov 13, 1907. 7:2039. 7,000

Ellis, Edith H to Maria L Hickey. Mercer st, No 55, w s, 224 n Grand st, runs n 25 x w 125 x s 38.8 x e 25 x n 13.8 x e 100 to beginning; Mercer st, w s, 249 n Grand st, strip, runs n 0.10 x w 50 x s — x w 75 x s 0.10 x e 125 to beginning. Nov 12, 1907, 3 years, 6% for 1st year and thereafter 5¾%. 2:474. 30,000

Fata, John to De Witt C Flanagan and ano trustees, &c. 113th st, No 324 East. Saloon lease. Oct 18, demand, 6%. Nov 8, 1907. 6:1684. 1,500

Fink, Simon to Mary I Simpson. Amsterdam av, No 1624, n w cor 140th st, No 501, 24.11x100. 3 years, 5%. Nov 11, 1907. 7:2072. 35,000

Fischer, Carl with Alexander Diker and Barnet Zilevitz. 67th st, No 222 East. Subordination agreement. Nov 8. Nov 12, 1907. 5:1421. nom

Frazier, Moses L to Chas A Belling. 134th st, No 116, s s, 262.6 w Lenox av, 55.11x99.11. Oct 14, installs, 6%. Nov 12, 1907. 7:1918. 4,900

Fischel Realty Co to Chas N Lockwood trustee John B Pierson. 113th st, No 62, s s, 266 e Lenox av, 17x100.11. Nov 12, 1907, 3 years, 5%. 6:1596. 9,000

Same to same. Same property. Certificate as to above mort. Nov 11. Nov 12, 1907. 6:1596.

Friedman, William to Victor Muller. Houston st, Nos 439 to 443, s w cor Cannon st, No 137, 60.6x54.10. P M. Prior mort $50,000. Nov 11, 12 years, 6%. Nov 13, 1907. 2:335. 29,750

Flint, Thompson J S, of Larchmont, N Y, and Chas B Halsey to Richd K Fox. Lexington av, No 99, n e cor 27th st, Nos 135 and 135½, 24.8x69. Nov 7, due, &c, as per bond. Nov 8, 1907. 3:883. 40,000

Fischer, Charles S to Mary M Fischer. 38th st, No 144, s s, 140 e Lexington av, 20x98.9. Prior mort $20,000. Oct 30, 5 yrs, 5%. Nov 9, 1907. 3:893. 1,264.25

Fallon, Joseph P to Henry McCaddin, Jr, Fund for the Education of Candidates for the Roman Catholic Priesthood in the Poorer Dioceses of the U S of America and Elsewhere, a corpn. Lexington av, No 1873, e s, 80 n 116th st, 20.11x86. Nov 7, 2 years, 5%. Nov 8, 1907. 6:1644. 6,000

Fox, Horace E with Frederic de P Foster and ano exrs Sarah A Sands. 84th st, No 21 West. Extension mort. Oct 31. Nov 14, 1907. 4:1198. nom

Flattau, Jacob D to Wm H Flattau. 8th av, No 2264, e s, 24.3 n from n e cor St Nicholas av, and 8th av, runs e 100 x n 25 x w 100 x s 25 to beginning. Prior mort $22,000. Nov 12, 1 year, 6%. Nov 14, 1907. 7:1927. 2,000

Gluck, David J to Edw Man trustee Sarah Tallack. 10th st, Nos 442 to 446, s s, 69.8 w Av D, runs s 49.9 x w 23.3 x s 31.2 x w 11 x s 11.4 x w 35.8 x n 92.3 to st, x e 70.1 to beginning. 5 years, 5½%. Nov 14, 1907. 2:379. 25,000

Gluck, David J to Alice Bullowa. 10th st, Nos 442 and 446, s s, 69.8 w Av D, runs s 49.9 x w 23.3 x s 31.2 x w 11 x s 11.4 x w 35.8 x n 92.3 to st x e 70.1 to beginning. Nov 12, 1 year, 6%. Nov 14, 1907. 2:379. 2,000

Goldstein, Lewis S to Moses Haas. 113th st, No 17, n s, 214, w 5th av, 15.6x100.11. P M. Prior mort $6,500. 3 years, 6%. Nov 14, 1907. 6:1597. 2,000

Galbraith, Elizabeth A to TITLE GUARANTEE AND TRUST CO. 129th st, No 310, s s, 175 w 8th av, 25x99.11. Nov 12, due, &c, as per bond. Nov 13, 1907. 7:1955. 16,000

Geer, Mary wife of Walter to Harriet P Collier. 71st st, No 253, n s, 258.4 e West End av, 16.8x102.2. Nov 12, 3 years, 5%. Nov 13, 1907. 4:1163. 15,000

Gorman, Mary A to LAWYERS TITLE INS & TRUST CO. Cherry st, No 428, n s, 136.6 w Jackson st, 13.6x107x12.6x100; Cherry st, No 428½, n s, 125 w Jackson st, 11.6x107. Nov 11, 3 years, 5½%. Nov 12, 1907. 1:261. 5,000

Grant, William to Thos F Burke. St Nicholas av, No 1250, e s, 53.2 s 173d st, 21.9x100, Estoppel certificate. Oct 25. Nov 12, 1907. 8:2129.

Gidion, Moritz to Cuno F Nagel. 5th av, No 1378, w s, 25.5 n 114th st, 25x100. Due Jan 1, 1913, 5%. Nov 11, 1907. 6:1598. 24,000

Goldberg, Solomon to Lion Brewery. Canal st, No 71. Saloon lease. Nov 6, demand, 6%. Nov 8, 1907. 1:299. 3,600

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**ARCHITECTURAL IRON WORK** | EXCELLENCE ECONOMY | **HERVEY THOMPSON** 176-178 E. 119th St., New York, N. Y.

Gagliano, Angelo to H Koehler & Co. 39th st, No 319 East. Saloon lease. Nov 6, demand, 6%. Nov 8, 1907. 3:945. 200

Gomberg, Rebecca to Louis Bleier. 101st st, Nos 121 and 123, n s, 193.4 w Columbus av, 31.8x100.11. Prior mort $43,000. Nov 8, 1907, due May 8, 1909, 6%. 7:1856. 3,500

Hechinger, Bertha wife of and Joseph to Emily T Mealio. Pitt st, No 12, e s, 125 s Broome st, 25x100. Nov 8, 1907, 5 years, 5%. 2:336. 3,000

Hechler, Charles to Isaac S Heller. 2d st, No 157, s s, 120.9 e Av A, 24.6x105.6. Leasehold. Nov 7, due, &c, as per bond. Nov 8, 1907. 2:397. 5,000

Harris, Augusta to James Suydam. Stanton st, No 237, s s, abt 25 w Willett st, 25x75. Oct 30, due, &c, as per bond. Nov 12, 1907. 2:339. 17,000

Hall, Abigail widow and Edw A, Florence N and Gilbert P Hall with the SEAMENS BANK FOR SAVINGS, N Y. 20th st, Nos 135 to 141 West. Extension mort. Oct 24. Nov 13, 1907. 3:796. nom

Hillman, Abram and Albert Price to Henry P Journeay. 56th st, Nos 302 and 304, s s, 63 e 2d av, 36.8x100.5. Nov 8, 5 years, 5½%. Nov 11, 1907. 5:1348. 37,000

Hillenbrand, E Frances to Upper Broadway Realty Co. 3d st, No 119, n w cor Macdougal st, No 125, 65.9x20. Prior mort $19,500. Given as collateral security for $1,541.67. Nov 12, due, as per bond without interest. Nov 13, 1907. 2:543. 1,700

Hamel, Samuel A to Henry Menken. 149th st, No 206, s s, 150 w 7th av, 25x99.11. Prior mort $18,000. Nov 12, 3 years, 6%. Nov 13, 1907. 7:2034. 5,000

Hunter, Susan M with Jacob Bernstein and ano. Lenox av, No 409, w s, 75.5 s 131st st, 25.4x90. Extension mort. Nov 7. Nov 12, 1907. 7:1915. nom

Hyman, Jacob to Henry Salant. Park av, Nos 1668 and 1670, w s, 100.11 n 117th st, 50.5x90. Prior mort $50,900. Due Jan 30, 1909, 6%. Nov 13, 1907. 6:1623. 1,750

Hub Realty Co to Amanda Chase. 80th st, No 153, n s, 358.4 w 3d av, 16.8x100. Nov 8, due, &c, as per bond. Nov 9, 1907. 5:1509. 10,000

Same to same. Same property. Certificate as to above mort. Nov 8. Nov 9, 1907. 5:1509. —

Haight, Helen D W to Jane E Barney. 128th st, No 268, s s, 208.4 e 8th av, 20.10x99.11. Nov 8, 5 years, 5%. Nov 9, 1907. 7:1933. 10,000

Hirsch, Verona to Kate B Happel extrx, &c, Henry Bruner. 119th st, No 53, n s, 460 w 5th av, 16.8x100.11. Nov 7, 3 years, 5%. Nov 8, 1907. 6:1718. 8,000

Harris, Ernestine, Cora L and Hyman Siegel with Matilda and Saml Stiefel exrs Louis Stiefel. 137th st, No 7, n s, 136.7 w 5th av, 36.7x99.11. Extension mort. Nov 6. Nov 8, 1907. 6:1735. nom

Hudson Realty Co to Saml Weil. Broadway, No 3800, n e cor 158th st, 99.11x125. P M. Prior mort $190,000. Due, &c, as per bond. Nov 14, 1907. 8:2117. 50,000

Horowitz, Josef and Abram Rubin to Hyman and Louis Finkelstein. Av A, s e cor 3d st (?) or 3d st, s s, 98 e Av A (?), runs s 88.6 x e 22 x s 17.5 x e 24.9 x n 105.11 x w 46.9 along st to beginning, probable error. Prior morts $54,500. Nov 13, 6 months, 6%. Nov 14, 1907. 2:398. 2,000

Jarmulowsky, Sender and Abram Hillman and Albert Price with Henry P Journeay. 56th st, Nos 302 and 304, s s, 63 e 2d av, 36.8x100.5. Subordination agreement. Nov 8. Nov 11, 1907. 5:1348. nom

JEFFERSON BANK and Abram Hillman and Albert Price with Henry P Journeay. 56th st, Nos 302 and 304, s s, 63 e 2d av, 36.8x100.5. Subordination agreement. Nov 8. Nov 11, 1907. 5:1348. nom

Kimball, Austin trustee Timothy C Kimball with Helen M Warner, Mabel H Smith and Ethel S Hazen. West End av, No 620, n e cor 90th st, No 275, 26x57.6. Extension mort. Oct 29. Nov 14, 1907. 4:1238. nom

Kaliski, Gustav and Solomon Sulzberger with Mary A A Woodcock. 99th st, No 4 West. Subordination mort. Nov 11. Nov 14, 1907. 7:1834. nom

Karp, Osias and Louis Klinger to Bernhard Feifer. Delancey st, No 174, n s, 50 w Attorney st, 25x100. Nov 13, 5 years, 5%. Nov 14, 1907. 2:348. 32,000

Kalfus, Isidore with Florinda J Tilford trustee John B Tilford. 2d av, No 2016. Subordinatien mort. Nov 7. Nov 9, 1907. 6:-1675. nom

Kamlet, Saml and Saml and Barnet Klar to Stephen Duncan. 4th st, No 145, n s, 137.11 e 1st av, 25x96.2. Nov 7, 5 years, 5%. Nov 8, 1907. 2:432. 25,500

Keller, Sophia C wife of Fredk K to HARLEM SAVINGS BANK. 123d st, No 363, n s, 100 e Columbus av or Morningside av E, 16.8x100.11. Due, &c, as per bond. Nov 13, 1907. 7:1950. 7,000

Kennedy, Andrew F with SEAMENS BANK FOR SAVINGS in City N Y. Cortlandt st, No 12. Extension mort. Nov 13 ,1907. 1:63. nom

Kennedy, Andrew F to SEAMENS BANK FOR SAVINGS in City N Y. Cortlandt st, No 12, n s, 123.1 w Broadway, 25x122.2. Nov 30, 3 years, 5%. Nov 13, 1907. 1:63. 21,500

Kaliski, Gustav to Mary A A Woodcock. 99th st, No 4, s s, 100 w Central Park West, 25x100.11. 3 years, 5%. Nov 13, 1907. 7:1834. 19,000

Kramer, William to Chas F Purdy. 58th st, No 450, s s, abt 40 w Sutton pl, runs s 100.5 x w 40 x n 20.5 x e 20 x n 80 to st x e 20 to beginning. Nov 12, 1907, 3 years, 5%. 5:1369. 5,000

Kroog, John to Emma Hassey. 126th st, No 316, s s, 275 e 2d av, 25x99.11. Nov 12, 1907, 3 years, 6%. 6:1802. 2,500

Karp, Israel with Mary A Ferris. Park av, No 1312, w s, 50.5 s 100th st, 25.3x73. Subordination mort. Nov 8. Nov 12, 1907. 6:1605. nom

Kreitzberg, Mary and Michael Weilandt to Max J Kramer and ano. 6th st, s s, 430 w 2d av, 50x97. Prior mort $60,000. Nov 4, 1 year, 6%. Nov 8, 1907. 2:461. 13,000

Kapelsohn (E) Co to Ennie Kapelsohn. 66th st, No 227, n s, 375 e West End av, 25x100.5. Prior mort $——. Aug 1, due, &c, as per bond. Nov 4, 1907. 4:1158. 4,000

Same to same. Same property. Certificate as to above mort. Aug 1. Nov 4, 1907. 4:1158. Corrects error in last issue, when location of property was 16th st. —

King, Jonas to Abram Bachrach. 133d st, No 235, n s, 375.6 e 8th av, 19.6x99.11. P M. Prior mort $12,000. Nov 1, 5 years, 6%. Nov 8, 1907. 7:1939. 1,550

King, Jonas to Abram Bachrach. 133d st, No 233, n s, 395 e 8th av, 19.6x99.11. P M. Prior mort $14,000. Nov 1, 5 yrs, 6%. Nov 8, 1907. 7:1939. 2,450

Lewis Realty & Construction Co to Wilson M Powell. 56th st, Nos 419 and 421, n s, 254 e 1st av, runs n 92 x e 40.1 x s 89.4 to st x w 40 to beginning. Nov 8, 1907, 3 years, 5%. 5:1368. 35,000

Same to same. Same property. Consent to above mort. Nov 8, 1907. 5:1368. —

Same to same. Same property. Certificate as to above mort. Nov 8, 1907. 5:1368. —

Laird Realty Co to Herbert S Rauh. 86th st, No 517, n e s, 150 s e Av A, 25x137.10. Nov 8, 1907, due May 8 ,1911, 5%. 5:1583. 20,000

Same to same. Same property. Consent to above mort. Nov 8, 1907. 5:1583. —

Same to same. Same property. Certificate as to above mort. Nov 8, 1907. 5:1583. —

Lambert, August V to Anna Schicle. Lexington av, No 1438, w s, 50.9 s 94th st, 16.7x75. Nov 7, due, &c, as per bond. Nov 8, 1907. 5:1522. 9,000

Lentin, David to Pincus Lowenfeld and ano. 66th st, Nos 324 and 326, s s, 275 e 2d av, runs s 50.5 x e 5.6 x s 50 x e 19.6 x n 0.5 x e 16.8 x n 100 to st, x w 41.8 to beginning. P M. Building loan. Nov 1, 1 year, 6%. Nov 11, 1907. 5:1440. 10,500

Larkin, Andrew J to TITLE INS CO of N Y. 78th st, No 62, s s, 133 w Park av, 17x102.2. Nov 8, 3 years, 5%. Nov 11, 1907. 5:1392. 20,000

Levy, Bertha to August Knatz. 140th st, No 233, n s, 519.2 w 7th av, 27.10x99.11. Prior mort $22,000. Due Dec 15, 1910, 6%. Nov 11, 1907. 7:2026. 8,000

London, Albert to Josephine H Griswold. 172d st, n s, 143.9 w Amsterdam av, 43.9x94.6. Oct 24, 3 years, 5½%. Nov 11, 1907. 8:2129. 32,000

London, Albert to Edward L Coster as committee John G Coster. 172d st, n s, 100 w Amsterdam av, 43.9x94.6. Aug 13, 5 years, 5½%. Nov 11, 1907. 8:2129. 32,000

Langdon, Peter to H Koehler & Co. 3d av, No 412. Saloon lease. Oct 30, demand, 6%. Nov 11, 1907. 3:884. 2,577

Levy, Ernest M with Israel Rosenkrantz. Willett st, No 49. Extension mort. Nov 1. Nov 12, 1907. 2:338. nom

Laue, William to Robt D Winthrop et al exrs Robert Winthrop. Greenwich st, No 78, w s, abt 165 s Rector st, 24x99.9x24x99.8 n s, with strip 10 ft wide in rear. Nov 13, 5 years, 6%. Nov 12, 1907. 1:18. 30,000

Lippmann, Israel to Harris Mandelbaum and ano. Grand st, Nos 425 to 429, s e cor Attorney st, Nos 14 and 16, 50x100. Prior morts $132,500. Nov 9, 5 years, 6%. Nov 12, 1907. 1:315. 25,000

Litwak, Julius and Jennie to Jacob Cooperman. 118th st, No 26, s s, 385 w 5th av, 25x100.11. P M. Nov 9, installs, 6%. Nov 11, 1907. 6:1601. 1,600

LAWYERS TITLE INS AND TRUST CO with J C Lyons Building and Operating Co. 5th av, Nos 236 and 238, w s, 112.10 s 28th st, runs w 125 x s 28.2 x e 25 x s 28.2 x e 100 to av, x n 56.4 to beginning, Agreement that three morts be consolidated and regarded as one blanket mort for $650,000 and consent by Edw S Rapallo. Nov 11. Nov 13, 1907. 3:829. nom

Liebenthal Construction Co to Esther Esberg. 13th st, Nos 624 to 628, s s, 299 w Av C, 39x103.3. Due May 13, 1908, 6%. Nov 13, 1907. 2:395. 1,000

Same to same. Same property. Certificate as to above mort. Nov 13, 1907. 2:395. —

Liebenthal, Joseph, Jacob and Louis with City Mortgage Co. Park av, Nos 1731 to 1737, s e cor 121st st, Nos 100 to 104, 75.7x90. Subordination agreement. Nov 8, 1907. 6:1769. nom

LAWYERS TITLE INS AND TRUST CO with Esther and Joseph Casper. 119th st, No 418, s s, 195 e 1st av, 30x100.10. Extension mort. Oct 19. Nov 9, 1907. 6:1806. nom

Lieberman, Joseph to Virginia Danziger and ano exrs Max Danziger. Eldridge st, No 231, w s, 100.2 n Stanton st, 37x100x 37.3x100. 5 years, 5%. Nov 14, 1907. 2:422. 46,000

Levy, Katherine wife of and Simon Levy to Saml Levin. 115th st, No 12, s s, 195 e 5th av, 25x100.11. Nov 13, due Jan 1, 1910, 6%. Nov 14, 1907. 6:1620. 500

Lynch, Jas A to Mary A Brolly. Broadway, e s, abt 238.6 n Nagle av, and being s ½ of plot 98 map (No 697) of 128 acres of land part of estate Isaac Dyckman, known as Fort George property, 25x150, except part for Kingsbridge road. Nov 6, due, &c, as per bond. Nov 13, 1907. 8:2172. 3,500

Miller, Adolph S to Madison Avenue Presbyterian Church, a corpn. 40th st, No 336, s s, 150 w 1st av, 25x98.9. Nov 14, 1907, 3 years, 5%. 3:945. 16,000

Mackay, Donald, of Englewood. N J, with Sarah Rothman. 5th st, Nos 537 and 539, n s, 149.6 w Av B, 41x97. Extension mort. Nov 6. Nov 13, 1907. 2:401. nom

Madison Avenue Reformed Church, a corpn, with Ellen S Auchmuty. 1st av, e s, 75.3 s 67th st, 25.1x113. Extension mort. Nov 4. Nov 13, 1907. 5:1461. nom

Madison Avenue Reformed Church, a corpn, with Ellen S Auchmuty. 1st av, s e cor 67th st, 75.3x113. Extension mort. Nov 4. Nov 13, 1907. 5:1461. nom

Mayer, Bernhard with Bernhard Feifer. Delancey st, No 174, n s, 50 w Attorney st, 25x100. Subordination agreement. Nov 12. Nov 14, 1907. 2:348. nom

MUTUAL LIFE INS CO of N Y with Ringland F Kilpatrick. Washington st, Nos 792 and 794, w s, 77.6 n Jane st, 39x69.10. Extension mort. Oct 29. Nov 8, 1907. 2:642. nom

Malbin, Mayer and Israel Kammerman of New Rochelle, N Y, to Lewis Realty and Construction Co. 56th st, Nos 419 and 421, n s, 254 e 1st av, 40x89.4x40.1x92. P M. Prior mort $35,000. Nov 8, 5 years, 6%. Nov 9, 1907. 5:1368. 10,000

Meyer (Louis) Realty Co to Newman Grossman and ano. 74th st, Nos 421 to 425, n s, 254.8 e 1st av, 62x63.3x62.9x72.11. P M. Prior mort $45,000. Nov 6, due Aug 1, 1908, 6%. Nov 9, 1907. 5:1469. 296.41

Mosher, Martha B to Howard H Mosher. 145th st, No 515, n s, 266.8 w Amsterdam av, 33.4x99.11. Prior mort $27,000. 2 yrs, —%. Nov 9, 1907. 7:2077. 5,500

Moffitt (William H) Realty Co to Wm H Moffitt. Certificate as to mort for $4,000 on property in Queens Co. Oct 28. Nov 8, 1907. Miscl. —

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

McDonald, Mary J to Robert L Wensley trustee Rachel A Elting. 39th st, No 520, s s, 300 w 10th av, 25x98.9. Oct 30 3 years, 5%. Nov 11, 1907. 3:710. 12,000

Mayhoff, Carl to Alfred B Dunn. 52d st, No 443, n s, 225 e 10th av, 25x100.5. Prior mort $18,000. Nov 8, due, &c, as per bond. Nov 11, 1907. 4:1062. 5,000

Murtha, Charles E, Jr, to Pincus Lowenfeld and ano. 68th st, No 419, n s, 275 w Av A, 37.6x100.5; 68th st, No 417, n s, 312.6 w Av A, 37.6x100.5. P M. Nov 8, 1 year, 6%. Nov 11, 1907. 5:1463. 23,074.03

Mooney, Lizzie K to Eliz D Miller et al trustees Eliz Herdtfelder. 76th st, No 119, n s, 182 w Columbus av, runs n 102.2 x w 18 x s 42.2 x w 0.6 x s 55 x e 0.6 x s 5 to n s 76th st x e 18 to beginning. Nov 12, 1907, 3 years, 5%. 4:1148. 15,000

Meller, Abraham and David Podolsky to Carl Son and ano. Av A, No 145, n w cor 9th st, Nos 441 to 447, 26.4x113. Prior mort $80,500. Nov 11, 1 year, 6%. Nov 12, 1907. 2:437. 20,000

McDonald, Mary J and Eliz Dietz with Robt L Wensley trustee Rachel A Elting. 39th st, No 520, s s, 300 w 10th av, 25x98.9. Subordination mort. Oct 30. Nov 12, 1907. 3:710. nom

Mayers, Saml to Jos Doelgers Sons. Dry Dock st, n w cor 10th st, Saloon lease. Nov 11, demand, 6%. Nov 13, 1907. 2:380. 1 650.50

Mount, Susan with Henry Weiler and Godfrey Knoche. 25th st, Nos 119 to 125 West. Agreement as to mort, tax, &c. May 1, 1905. Nov 13, 1907. 3:801. nom

Minturn, Robert S and Bertha H his wife and Susanna S Minturn to U S TRUST CO of N Y. 34th st, Nos 43 and 45, n s, 150 e 6th av, runs n 98.9 x e 3 x n 98.9 to s s 35th st, Nos 62 and 64, x e 30 x s 98.9 x e17 x s 98.9 to 34th st, x w 50 to beginning. Nov 4, due May 1, 1908, 4½%. Nov 13, 1907. 3:836. 75,000

Miller, Sarah with TITLE GUARANTEE AND TRUST CO. 129th st, No 310 West. Subordination agreement. Nov 12. Nov 13, 1907. 7:1955. nom

Marrone, Michael to Louis Pepe. 2d av, No 2132, e s, 50.8 s 110th st, 25x75. Prior mort $11,000. Nov 12, due, &c, as per bond. Nov 13, 1907. 6:1681. 5,000

Maclay, Archibald M and Chas I McBurney to John B English. 7th av, No 751, e s, 80 n 49th st, 20.4x62.6. Prior mort $25,000. Nov 1, due, &c, as per bond. Nov 13, 1907. 4:1002. 6,000

Netherland Club to Wm F Piek, Jr, 25th st, No 47, n s, 208.4 w 4th av, 16.8x98.9. Prior mort $25,000. Nov 13, due May 13, 1913, 5%. Nov 14, 1907. 3:855. 2,000

New York Mortgage and Security Co and Abraham Ruth with Ruth L Huggins. Amsterdam av, Nos 1989 and 1991, e s, 79.11 n 158th st, 40x106. Subordination mort. Oct 31. Nov 9, 1907. 8:2108. nom

Same with Israel Axelroad. Same property. Subordination mort. Oct 31. Nov, 9, 1907. 8:2108. nom

New York Mortgage and Security Co and Abraham Ruth with Ruth L Huggins. Amsterdam av, Nos 1985 and 1987, e s, 39.11 n 158th st, 40x106. Subordination mort. Oct 31. Nov 9, 1907. 8:2108. nom

New York Mortgage and Security Co and Abraham Ruth with Julia M Foster. St Nicholas av, n w cor 158th st, 203.2 to s s 159th st, x41.1x199.10 to 158th st, x78.5. Subordination mort. Oct 31. Nov 9, 1907. 8:2108. nom

Netherland Club, a corpn, to Henri P Wertheim. 25th st, No 47, n s, 208.4 w 4th av, 16.8x98.9. Due May 13, 1913, 4%. Nov 13, 1907. 3:855. 25 000

Necarsulmer, Henry and Edw trustees Sarah Loebenstein with Meyer Barber. Spring st, No 207. Extension mort. Oct 30. Nov 11, 1907. 2:504. nom

Necarsulmer, Henry and Edw trustees Sarah Heinemann for Albert L Blum with Amanda V Holmes. 42d st, No 635 West. Extension mort. Oct 28. Nov 11, 1907. 4:1090. nom

Necarsulmer, Henry and Edward trustees Sarah Heinemann with Sophia Fry. 83d st, No 309 East. Extension mort. Oct 30. Nov 11, 1907. 5:1546. nom

Nieberg, Benj to Sami Strasbourger. Madison av, s e cor 96th st, No 50, runs e 100 x s 100.8 x w 20 x n 25 x w 80 to av, x n 75.8 to beginning. P M. Prior mort $180,000. Oct 21, 5 years, 6%. Nov 9, 1907. 5:1507. 26,000

Necarsulmer, Ella with Thos J Mullen. Madison av, No 2080. Extension mort. Oct 31. Nov 11, 1907. 6:1755. nom

Necarsulmer, Ella with Henry C Koster. Park av, No 1873. Extension mort. Oct 31. Nov 11, 1907. 6:1776. nom

Nagel, Isaac to Louise M Schmidt. 1st av, No 196, s e cor 12th st, No 400, 28.3x70. P M. Prior mort $23,000. Oct 31, 10 years, 6%. Nov 11, 1907. 2:439. 8,750

Necarsulmer, Ella with Frank Rogers of West Point, Va. 10th av, No 316. Extension mort. Oct 15. Nov 11, 1907. 3:726. nom

Nugent, Frank L to Daniel Chauncey Sr. Broadway (Kingsbridge road), n s, 100 w Hawthorne st, 50x250 to Cooper st. P M. Nov 7, due, &c as per bond. Nov 8, 1907. 8:2238. 10,000

New York Mortgage & Security Co and Abraham Ruth with Mary J Kingsland. Amsterdam av, Nos 1997 and 1999, s e cor 159th st, 39.11x106. Subordination mort. Oct 31. Nov 8, 1907. 8:2108. nom

Same with Israel Axelroad. Same property. Subordination mort. Oct 31. Nov 8, 1907. 8:2108. nom

New York Mortgage & Security Co and Abraham Ruth with Mary J Kingsland. Amsterdam av, Nos 1993 and 1995, e s, 39.11 s 159th st, 40x106. Subordination mort. Oct 31. Nov 8, 1907. 8:2108. nom

Same with Israel Axelroad. Same property. Subordination mort. Oct 31. Nov 8, 1907. 8:2108. nom

Nast, Cecilie with Michael Knaisch. Av A, No 1497, w s, 43.4 n 79th st, 25x75. Extension mort. Nov 14, 1907. 5:1559. nom

Necarsulmer, Ella to Joseph Metzger and ano exrs Bernhard Metzger, 58th st, No 333 East. Extension mort. Nov 13. Nov 14, 1907. 5:1351. nom

Neumann, Rosa C to Benj F Frey. 126th st, No 552, s s, 175 e Broadway, 25x99.11. P M. Prior mort $5,000. Aug 15, due May 4, 1909, 5%. Nov 8, 1907. 7:1980. 3,750

O'Brien, Joseph M to Vicontesse Cecilia C d'Andigne. Washington st, No 213, e s, 79.9 s Barclay st, runs s 26.6 x e 80 to c l of blk x n 26.6 x w 80 to beginning. P M. Nov 12, 1907, due, &c, as per bond. 1:84. 25,800

Oppenheimer, Bernhard to John V Coffey. 137th st, No 178, s s, 125 e 7th av, 25x99.11. P M. Prior mort $20,000. Nov 11, 3 years, —%. Nov 12, 1907. 7:1921. 5,000

Oppenheimer, Bernhard to George Wolf. 137th st, No 178, s s, 125 e 7th av, 25x99.11; 151st st, No 7, n s, 135 w 5th av, 25x99.11. Prior mort $49,000. Nov 11, due May 11, 1909, 6%. Nov 12, 1907. 7:1921 and 6:1729 and 7:1921. 3,000

Olyphant, J Kensett to Townsend Wandell and ano trustees Richd Arnold for benefit Caroline H Johnston. 54th st, No 59, n s, 188 e Madison av, 22x100.5. Nov 8, 3 years, 5%. Nov 13, 1907. 5:1290. 42,500

Parrish, James C, of Southampton, L I, to TITLE GUARANTEE & TRUST CO. 4th av, No 432, w s, 86 n 29th st, 21.6x60. Due, &c, as per bond. Nov 14, 1907. 3:859. 25,000

Pullman, J Wesley, of Wyncote, Pa, to C Du Bois Wagstaff. 20th st, No 108, or Gramercy Park, No 10, s s, 153.4 e 4th av, 26.8x92. P M. Prior mort $32,000. Oct 25, due June 27, 1910, 4½%. Nov 9, 1907. 3:875. 15,000

Plaut, Albert to TITLE INS CO of N Y. William st, No 118, s e s, 89.6 n John st, runs s e 101.1 x s e 2 x s e 22 x n e 27.2 x n w 126.6 to William st, x s w 25.3 to beginning. 3 years, 5%. Nov 9, 1907. 1:77. 100,000

Power, Morris J L or Maurice J L to Martin M Goodman. 24th st, No 220 ,s s, 268.4 e 3d av, 24.4x98.9. Assignment of interest under will of Cath L Power to secure judgment of $2 300. Nov 11. Nov 13, 1907. 3:904. nom

Pacific Realty Co to METROPOLITAN LIFE INS CO. 32d st, Nos 12 and 14, s s, 225 w 5th av, 33.8x98.9. Nov 12, due Nov 1, 1912, 6%, until building is completed and 5½% thereafter. Nov 13, 1907. 3:833. 200,000

Same to same. Same property. Certificate as to above mort. Nov 11. Nov 13, 1907. 3:883.

Price, Moses to UNION TRUST CO of N Y. Orchard st, No 58, e s, 125 s Grand st, 25x87.6. Nov 7, 5 years, 5%. Nov 8, 1907. 1:309. 24,000

Peters, Anna M C to Chas R Ranken. 132d st, No 123, n s, 243 w Lenox av, 17x99.11. Nov 7, 1 year, 6%. Nov 11, 1907. 7:-1917. 2,000

Packard, Nathan J and Moses firm Packard & Co to Isaac V Brokaw. Central Park West, No 376, w s, 50.11 s 98th st, 50x100. Assignment of all title under assignment dated Jan 31, 1907. Nov 12. Nov 14, 1907. 4:1205. nom

Rau, Wm to Adolph D Bendheim. 64th st, No 138, s s, 380 w Columbus av, 17x100.5. Nov 11, 1907, 3 years, 5%. 4:1135. 15,000

Ryan, Agnes M to Henrietta Katz. 1st av, No 695, w s, 49.4 s 40th st, 24.8x75. Nov 7, 1 year, 6%. Nov 11, 1907. 3:945. 2,000

Rosenblum, Hyman to Francis B Chedsey. Goerck st, No 35, w s, 150 s Delancey st, old line, 25x100. Nov 8, 1907, 1 year, 5%. 2:337. 30,000

Robinson, Geo H to EAGLE INS CO of London, Eng. Canal st, Nos 271 and 273, n s, 152 e Broadway, 50x107.5x51.2x96.10; Howard st, No 31, s s, 24.4x100. All title. Nov 11, secures legacy, 6%. Nov 12, 1907. 1:209. 70,000

Rose, Albert to De Witt C Flanagan and ano trustees, &c. 115th st, Nos 348 and 350 East. Saloon lease. Nov 2, demand, 6%. Nov 12, 1907. 6:1686. 400

Reisenweiser, John with Domestic & Foreign Missionary Soc of the Protestant Episcopal Church in U S of America. 8th av, Nos 981 to 987. Extension mort. Nov 12, 1907. 4:1048. nom

Realty Mortgage Co, Emanuel Heilner and Moses J Wolf with Max Hirshfeld and Martin Ungrich. St Nicholas av, No 1380, n e cor 179th st, 100x100. Agreement as to extension of three morts, &c. Nov 4. Nov 8, 1907. 8:2153. nom

Rosenthal, Marcus to the STATE BANK. Madison av, Nos 1642 to 1646, w s, 43.11 s 110th st, 57x100. Nov 12, 6 months, 6%. Nov 14, 1907. 6:1615. Notes. 3,000

Reed, Latham G to American Mortgage Co. 54th st, No 113, n s, 280.10 w Lexington av, 17.3x100.5. Nov 14, 1907, 1 year, 5%. 5:1309. 10,500

Renwick, Wm C, of Summit, N J, and Edw J Brockett, of East Orange, N J, and John G Steenken trustees Wm R Renwick with Adam Wiener. 99th st, No 37, n s, 375 e Columbus av, 25x100.11. Extension mort. Sept 7. Nov 14, 1907. 7:1835. nom

Stern, Paul and Israel Schatz to William Abrahams. 17th st, No 532, s s, 403.11 e Av A, 24.1x92. P M. Nov 1, 2 years, 6%. Nov 8, 1907. 3:974. 3,700

Solomon, Max W and Morris Silverman to Julius Goebel. 105th st, Nos 319 and 321, n s, 240 e 2d av, 40x100.11. Nov 8, 1907, due, &c, as per bond. 6:1677. 28,500

Strongin, Louis to Isaak Goldberg and ano. Cherry st, No 236, n s, 76.6 e Pelham st, 25.6x100. Nov 7, installs, 6%. Nov 11, 1907. 1:255. Notes 3,000

Spotts, Ralph L to Greenwood Cemetery. Franklin st, No 156, n s, abt 128 e Hudson st, 25x87.6. P M. 5 years, 5%. Nov 11, 1907. 1:189. 50,000

Soley, Mary H to Ella N Haskell. 80th st, No 49, n s, 95 e Madison av, 25x102.2. Prior mort $45,000. Nov 9, due, &c, as per bond. Nov 11, 1907. 5:1492. 5,000

Schrader, Joseph C to Ehrick Parmly trustee Eleazar Parmly for Anna R Adams. 165th st, No 546, s s, 180.9 e Broadway, 20.1 x117.1x20x118.11. P M. Due, &c, as per bond. Nov 11, 1907. 8:2122. 18,000

Samuels, Lewis to U S TRUST CO of N Y. Park av, Nos 1095 and 1097, s e cor 89th st, No 100, runs e 82.2 x w 28.11 x s 0.6 x w 53.3 to av, x n 50.10 to beginning. Oct 25, 5 years, 5%. Nov 11, 1907. 5:1517. 50,000

Strassner, Hyman, David Fire and Philip Adelsberg to Henry G Schloendorff and ano trustees E Christian Korner. Lexington av, No 1641, e s, 50.11 s 104th st, 25x95. Nov 7, 2 years, 6%. Nov 11, 1907. 6:1631. 2,000

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Silverberg, Simon and Joseph to Bernard Goodman. Rutgers st, No 52, s w cor Monroe st, Nos 118 and 120, 16.10x75.4x17.1x75.4, P M. Prior mort $——. Nov 1, due May 1, 1914, 6%. Nov 12, 1907. 1:255. 10,500

Sanger, Virginia O to TITLE GUARANTEE & TRUST CO. 69th st, No 131, n s, 328.4 w 3d av, 16.8x100.5. Nov 12, 1907, due, &c, as per bond. 5:1404. 10,000

Simpson, Ida L to M Susanna R Ford. 132d st, No 113, n s, 150 w Lenox av, 25x99.11. P M. Prior mort $5,000. Nov 11, due, &c, as per bond. Nov 12, 1907. 7:1917. 9,500

Silverman, Simon to Saml Blum and ano. Av D, No 15, w s, 46.10 s 3d st, runs n w 53 x n e 15.11 x s e 53 to av x s w 15.7 to beginning. P M. Nov 1, 5 years, 5%. Nov 12, 1907. 2:372. 7,900

Sommer, Bertha to Mary A Ferris. Park av, No 1312, w s, 50.11 s 100th st, 25x73.3. Nov 7, 5 years 5%. Nov 12 1907. 6:1605. 10,000

Sforza, Benj F or Benj J with Marton Ehrenfeld. Front st, Nos 359; South st, No 382. Agreement modifying mort. Nov 12. Nov 13, 1907. 1:243. nom

Segelbaum, Sandel to Max J Sulzberger and ano. 8th av, No 2918, e s, 74.11 n 154th st, 25x100. P M. Prior mort $16,000. Oct 28, due Jan 1, 1908, 6%. Nov 13, 1907. 7:2040. 4,000

Segelbohm, Louis to Adolph Gross. 100th st, Nos 206 and 208, s s, 130 e 3d av, 50x100.11. Prior mort $25,000. Nov 8, 2 years, 6%. Nov 9, 1907. 6:1649. 3,450

Smith, Abraham J and Albert Seligman with Florinda J Tilford trustee John B Tilford. 2d av, No 2016. Subordination mort. Nov 8. Nov 9, 1907. 6:1675. nom

Skrilow, David to Solomon Herstenfeld. Stanton st, Nos 322 and 324, n e cor Goerck st, Nos 120 and 122, —x76.6x36.6x76.6. Prior mort $36,700. Nov 4, due Dec 10, 1907, —%. Nov 8, 1907. 2:325. 2,100

Steinheimer, Morris to Marianna Rothkopf. 2d av, Nos 501 to 507, n w cor 28th st, runs w 4.2 x n 68.4 x e 36 x s 55.4 to beginning. Due Dec 1, 1912, 5%. Nov 8, 1907. 3:909. 9,500

Smith, Abraham J to Florinda J Tilford trustee John B Tilford. 2d av, No 2016, e s, 25.11 s 104th st, 25x75. 5 years, 5½%. Nov 8, 1907. 6:1675. 12,500

Sloane, Alice E with Sandel Segelbaum. 8th av, No 2918, e s, 74.11 n 154th st, 25x100. Extension mort. Nov 9. Nov 13, 1907. 7:2040. nom

Schnoor, Casper D P to U S TRUST CO of N Y and ano trustees Andrew Soher. 8th av, No 2494, e s, 50 n 133d st, 25x100. Nov 6, 1 year, 5%. Nov 12, 1907. 7:1939. 20,000

Schaad, Ferdinand to Maria Ruman. 77th st, No 304, s s, 117 e 2d av, 21.8x102.2. Prior mort $——. Nov 13, 2 years, 6%. Nov 14, 1907. 5:1451. 2,000

Thompson, Robt W to TITLE GUARANTEE & TRUST CO. 97th st, No 166, s s, 193 e Amsterdam av, 17x100.11. Nov 12, 1907, due, &c, as per bond. 7:1851. 9,000

Thomas, Anne guardian John L Miner with Paul L Bryant. 1st av, Nos 542 and 544, e s, 49.5 n 31st st, 49.6x100. Extension mort. Nov 13. Nov 14, 1907. 3:963. nom

Terry, Seth S, of Montclair, N J, to Fredk A Clark. John st, No 20, s s, abt 125 w Nassau st, 25x64. Nov 12, 1907, 3 years, 4½%. 1:65. 75,000

Ungrich, Martin to Wm H Class, Jr. 180th st, n s, 100 e St Nicholas av, 75x100. Oct 18, 3 years, 5%. Nov 8, 1907. 8:2153. 30,000

Ulmar, Henry to Alfred Ulmar. 21st st, No 248, s s, 540.10 w 7th av, 22.10x92. Nov 1, 5 years, 4½%. Nov 12 1907. 3:770. 8,000

United Workers Realty Co to Carl Fetsch. 124th st, No 146, s s, 250 e 7th av, 25x100.11. Prior mort $25,500. Nov 6, installs, 6%. Nov 8, 1907. 7:1908. 8,000

Ungrich, Martin to Max Hirschfeld. St Nicholas av, No 1380, n e cor 179th st, 100x100. P M. Nov 8, 1907, due Jan 1, 1908, 6%. 8:2153. 8,800

Von Konarsky, Olga with Henriette Kaufman. 89th st, No 217, n s, 285 e 3d av, 25x100.8. Extension mort. Nov 14, 1907. 5:1534 or 1535. nom

Voorhis, Maggie A, of Nyack, N Y, with Fredk Beck. 85th st, No 429 East. Extension mort. Oct 30. Nov 8, 1907. 5:1565. nom

Van Raalte, Fannie wife Emanuel to Isaac C Johnson. 87th st, No 10, s s, 150 w Central Park West (8th av), 20x100.8. P M. Nov 8, 1907, 2 years, 5%. 4:1200. 20,000

Villano, Costanza to Michael Languna. Oak st, No 31, s s, abt 100 w James st, 25.6x70. Nov 1, 3 years, 4%. Nov 14, 1907. 1:111. 2,000

Wight, Marie L, now in Florence, Italy, with THE BANK FOR SAVINGS, N Y. 21st st, No 5 West. Agreement increasing rate of interest from 4½% to 5%. Oct 17. Nov 8, 1907. 3:823. nom

Wandell, Townsend to Townsend Wandell trustee for Edw W C Arnold will Richd Arnold. 42d st, No 250, s s, 225 e 8th av, 24.6x98.9. P M. 3 years, 4½%. Nov 11, 1907. 4:1013. 55,000

Wallach, Reisler & Co to North American Mortgage Co. 179th st, Nos 531 and 533, n s, 100 w Audubon av, 50x100. Prior mort $27,000. Due April 11, 1908, 6%. Nov 11, 1907. 8:2153. 13,500

Same to same. Certificate as to consent to above mort. Nov 11, 1907. 8:2153. ——

Wallach, Reisler & Co to Chas G Koss trustee James J Doherty. 179th st, Nos 531 and 533, n s, 100 w Audubon av, 50x100. 3 years, 5%. Nov 11, 1907. 8:2153. 27,000

Same to same. Same property. Certificate as to above mort. Nov 11, 1907. 8:2153. ——

Whitney, Henry Payne to U S TRUST CO of N Y. 5th av, s w cor 57th st, No 2, 73.5x125. 5 years, 5%. Nov 11, 1907. 5:1272. 500,000

Williams, John T to LAWYERS TITLE INS AND TRUST CO. Madison av, Nos 778 and 780, w s, 60.5 n 66th st, 40x80. Nov 8, 1 year, 5%. Nov 11, 1907. 5:1381. 160,000

Williams, Harry C to Letitia McMurtry. 128th st, No 50, s s, 297.6 e Lenox av, 26.6x99.11. Nov 4, 3 years, 5%. Nov 14, 1907. 6:1725. 10,000

Weil, Gertrude and Max with LAWYERS TITLE INS AND TRUST CO. 9th av, Nos 588 and 590. Extension mort. Oct 31. Nov 14, 1907. 4:1033. nom

Wightman, Orrin S to Chas S Wightman. 78th st, No 113, n s, 184 w Columbus av, 17x102.2. Due, &c, as per bond. Nov 8, 1907. 4:1150. 17,000

Weber, Max to Nathan Hebald. 27th st, No 219, n s, 202.2 w 7th av, 19.6x98.9. Nov 12, 1907, 1 year, 6%. 3:777. 5,000

Wallenstein, Lasar to Doretha S Warsawer. Lexington av, Nos 1590-1594. Assignment of rents. Nov 4. Nov 12, 1907. 6:1629. nom

Zimmermann, Gustav to North American Mortgage Co. 113th st, No 322, s s, 103.4 e Manhattan av, 16.8x100.11. P M. Nov 8, due, &c, as per bond. Nov 12, 1907. 7:1847. 9,000

Same to Francis M Jenks. Same property. P M. Prior mort $9,000. Nov 8, demand, 6%. Nov 12, 1907. 7:1847. 3,500

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Adelman, Robert to Wm H and Rachel Birrell, joint tenants. Bronx Park av, w s, 75 n 179th st, 25x100. Nov 7, due Jan 1, 1911, 5%. Nov 8, 1907. 2,500

Brook Construction Co to Manhattan Mortgage Co. Brook av, e s, extends from 136th to 137th sts, 200x100. Certificate as to consent to mortgage for $69,000. Nov 13. Nov 14, 1907. 9:2264. ——

Bates & Oesting, Jr, Co to City Mortgage Co. Bristow st, w s, 95 s Jennings st, 70x100. Nov 12, demand, 6%. Nov 14, 1907. 11:2972. 30,000

Same to same. Same property. Certificate as to above mort. Nov 13. Nov 14, 1907. 11:2972. ——

Brook Construction Co to Manhattan Mortgage Co. Brook av, n e cor 136th st, 200 to 137th st x100. Nov 13, due Oct 17, 1908, 6%. Nov 14, 1907. 9:2264. 69,000

Bosch, Claus to Henry Bosch. Prospect av, w s, 185.9 s 163d st, 42.11x147.2. Prior mort $30,000. 5 years, 6%. Nov 14, 1907. 10:2677. 15,000

*Busch, Basilius to Annie V H Tappenbeck. Unionport road, w s, abt 175 n Columbus av, 25x—x—x—. Nov 13, 3 years, 5½%. Nov 14, 1907. 7,000

*Banning, Cath S and Ellen S Betts with Leopold Salomon. 219th st, late 5th st, n s, 150 e White Plains road, 27x114, Wakefield. Extension mort. Sept 24. Nov 11, 1907. nom

Brown, Charles R to Thornton Bros Co. College av, No 1301, w s, 107.1 n 169th st, 16.8x92.6. P M. Prior mort $3,000. Nov 11, installs, 6%. Nov 13, 1907. 11:2875. 1,800

Buffington, Harry B to Lavelle Construction Co. Bryant av, e s, 225 s 173d st, 25x100. P M. Prior mort $8,500. Nov 9, 3 years, 6%. Nov 12, 1907. 11:3001. 2,000

*Bain, Eva J to Jennie A Clinchy. Prospect Terrace, n w cor 226th st, late 12th st, 25x100. P M. Prior mort $3,200. Nov 11, 2 years, 6%. Nov 12, 1907. 700

*Boylan, John J to Teachers Co-operative Bldg and Loan Assoc. Chauncey st, e s, 125 n West Farms road, 25x100. Installs, 6%. Nov 11, 1907. 720

*Becker, August L to Albert Taubert. 217th st, late 3d st, n s, 175 e 6th av, 25x114.4, Laconia Park. Prior mort $2,500. Nov 8, 3 years, 5%. Nov 11, 1907. 1,150

*Same to Theodore Pfodenhauer, Sr. Same property. P M. Nov 8, 3 years, 5%. Nov 11, 1907. 2,500

*Brauner, Adolph to Charles Kusterko. Monticello av, e s, 350 n Jefferson av, 25x100. Nov 9, 2 years, 5%. Nov 11, 1907. 200

Begrisch-Schorn Realty and Construction Co to Manhattan Mortgage Co. Freeman st, n s, 165 e Stebbins av, 40x121.5x39.11x118.11. Nov 7, due Dec 1, 1909, 6%. Nov 8, 1907. 11:2965. 11,000

Same to same. Same property. Certificate as to above mort. Nov 7. Nov 8, 1907. 11:2965. nom

*Bell, Eliz D with Nelley and Geo E Willan. Hill av, e s, 425 s Jefferson av, 100x irreg to w s Monticello av, x50x200, Edenwald. Extension mort. Oct 23. Nov 8, 1907. nom

Betz, John W to Joseph Chavenson. Hoe av, e s, 109.3 n Home st, 25x100. Nov 8, due Feb 8, 1908, 6%. Nov 9, 1907. 11:2986. 500

Brennan, Helen J to James K Knowles. Perot st, No 3, n s, 115.9 w Sedgwick av, 15.9x98. P M. Prior mort $3,500. Nov 12, due, &c, as per bond. Nov 13, 1907. 12:3254. 1,000

Barnard, Everett L with Andrew F Dalton. Hoffman st, Nos 2412 and 2414, e s, — n 187th st, and being e s lots F and G map 70 lots Cedar Hill plot of Powell farm, 50x117.1. Extension mort. Nov 8. Nov 9, 1907. 11:3066. nom

Church of St John to EMIGRANT INDUSTRIAL SAVINGS BANK. Kingsbridge av (Church st), w s, — n 230th st and at s e cor lands of the Church of the Mediator, runs w 163.6 x s 162.6 x e parallel with Riverdale av 163.6 to av x n 162.6 to beginning. Nov 11, 1907, 3 years, 4½%. 13:3403. 80,000

Cavanagh, Thos F to Thornton Bros Co. College av, No 1299, w s, 90 n 169th st, 17.1x92.6. P M. Prior mort $3,000. Nov 11, installs, 6%. Nov 13, 1907. 11:2785. 1,800

Cusick, Fredk S with Frederica Rosenfeld. Bristow st, e s, 45 n Jennings st, 20x100. Extension mort. Nov 2. Nov 11, 1907. 11:2964. nom

*Chaikin, Max to Land Co B of Edenwald. Doon av, w s, 150 n Jefferson av, 100x100, Edenwald. P M. Nov 9, 5 years, 5½%. Nov 11, 1907. 700

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Clark, Heymann and Fanny Grun to Ferdinand Cahn. 167th st, s w cor Hall pl, 113.4x40.4x108.10x49.11. Prior mort $14,000; Hall pl, w s, 49.11 s 167th st, 25x106.9x26.3x108.10. Prior mort $3,000. P M. Apr 2, 1906, due Oct 1, 1909, 6%. (Remort recorded from Apr 4, 1906.) Nov 14, 1907. 10:2691. 4,000

*Cossa, Raffaele and Giovanni to Nicola De Luccia. 213th st, s s, and being lot 149 map lots at Williamsbridge, property of W F Duncan. Building loan. 3 years, 6%. Nov 14, 1907. 2,500

Doyle, S Ella to Edw H Cole. 195th st, s s, 90 e Marion av, runs s 50 x e 10 x s 50 x e 27.4 x n 100 to st x w 37.4 to beginning. Oct 11, 3 years, 5½%. Nov 14, 1907. 12:3282. 6,500

*David, John to Emma Jackson. North Chestnut Drive, n s, and being lot 92 amended map Bronxwood Park. P M. Prior mort $——. Nov 1, due May 1, 1915, 5%. Nov 14, 1907. 1,500

Dixon, Wm P and Dumont Clarke exrs, &c, Josiah M Fiske with Fritz Selje. Courtlandt av, n e cor 162d st, 27.11x127.7x25x140. Extension mort. Aug 30. Nov 12, 1907. 9:2408. nom

Dowling, John J to Dimock & Fink Co. Pelham av, s s, 50.11 w Belmont av, 25.5x135.1x25.5x139.11. Nov 7, due Dec 31, 1907. —%. Nov 12, 1907. 11:3078. note, 2,500

Diehl, Paul of Amityville, N Y, to Louis Kohen. Albany road, late Old Albany Post road, e s, 779.5 n Bailey av, 50x96.5x50x94.9. Sept 26, 1 year, 6%. Nov 11, 1907. 12:3262. 3,000

*Dunne, Frances to John H Burt. 2d av, or st, e s, 64 n 219th st, 50x105, Wakefield. P M. Nov 7, 3 years, 5½%. Nov 8, 1907. 1,000

Dawson Realty Co to Morris Garfinkle. Wales av, s e cor Dawson st, 43.5x96.6x37.6x118.6. 3 years, 6%. Nov 8, 1907. 10:2654. 15,000

Same to same. Same property. Certificate as to above mort. Nov 8, 1907. 10:2654. ——

De Lybove, Alfred W to Adolph C Hottenroth. 162d st, s w s, 165 s e Courtlandt av, 25x100. Building loan. Nov 8, due Feb 12, 1908, 6%. Nov 9, 1907. 9:2408. 8,000

Delybone, Alfred W to Alfonso Lomonte. 162d (Union) st, s w s, 165 s e Courtlandt av, 25x100. Prior mort $11,300. Nov 7, demand, 6%. Nov 8, 1907. 9:2408. 2,000

Same to Sophia Brormann. Same property. Nov 7, due May 7, 1908, 6%. Nov 8, 1907. 9:2408. 300

EAST RIVER SAVINGS INSTN with Patrick Meade. 142d st, No 685, n s, 350 e Willis av, 25x100. Extension mort. Oct 24. Nov 11, 1907. 9:2287. nom

EAST RIVER SAVINGS INSTN with Mary I Nixon. Washington av, n e cor 174th st, 50x95. Extension mort. Oct 21. Nov 11, 1907. 11:2916. nom

EAST RIVER SAVINGS INSTN with Walter E Andrews. 175th st, n e s, 125 e Arthur av, 79x100. Extension mort. Oct 21. Nov 11, 1907. 11:2945. nom

EAST RIVER SAVINGS INSTN with Walter E Andrews. Tremont av, n s, 71.10 w Washington av, runs n 116.10 x w 22.11 x n 25 x w 16 x s 147.10 to st x e 39.6 to beginning. Extension mort. Oct 21. Nov 11, 1907. 11:3024. nom

EAST RIVER SAVINGS INSTN with Margt D Fitzpatrick. Willis av, e s, 107.4 s 142d st, 17.8x100. Extension mort. Nov 1. Nov 11, 1907. 9:2286. nom

EAST RIVER SAVINGS INSTN with John F Haase and Louis Sasse. Longwood av, s w cor Hewitt pl, 51x104.6. Extension mort. Oct 30. Nov 11, 1907. 10:2695. nom

EAST RIVER SAVINGS INSTN with Louis Hemmerdinger. Willis av, n e cor 144th st, 50.2x100. Extension mort. Oct 21. Nov 11, 1907. 9:2289. nom

Ford, Mary A wife of and Thos J to Frances A Gesner. 179th st, s s, 100 w Clinton av, 16.8x95. 3 years, 5%. Nov 8, 1907. 11:3092. 3,000

*Fides Land Co to Wm Heinrich. 10th st, s s, 355 w Av D, 50x108, Unionport. P M. Nov 7, 3 years, 5%. Nov 8, 1907. 2,000

Forbes, Mary to Alfred R and Alice Loweth. Arthur av, e s, 50.7 s 180th st, 25x96x25.5x100.4. Nov 12, 3 years, 6%. Nov 13, 1907. 11:3069. 3,000

*Field, Frank E to Wm Buhl. Rosedale av, w s, and being lot 484 blk P amended map Mapes estate. P M. Prior mort $3,500. Nov 13, 1907, 2 years, 6%. 1,000

Fitzsimmons, Eliza to August Honig and ano. 148th st, No 290, s s, about 250 w College av, 25x100. Nov 12, 3 years, 5½%. Nov 13, 1907. 9:2329. 3,000

*Forrest, Arthur E to Fredk Hecht. Byron st, e s, 50 n 235th st, 25x100. Nov 13, 3 years, 6%. Nov 14, 1907. 3,000

*Field, Frank E to Wm Buhl. Rosedale av, w s and being amended map Mapes estate. P M. Prior mort $3,500. 2 years, 6%. Nov 13, 1907. 1,000

Galewski, Helen with W Holden Weekes. 156th st, n s, 108 w Elton av, 50x100. Extension mort. Sept 19. Nov 13, 1907. 9:2378. nom

Gaines-Roberts Co to HARLEM SAVINGS BANK. Prospect av, w s, 142.10 s 163d st, runs e 106 x s 7.1 x w 41.2 x s 35.9 x e 147.2 to av x n 42.11 to beginning. Due, &c, as per bond. Nov 14, 1907. 10:2677. 30,000

Same to same. Same property. Certificate as to above mort. Nov 14, 1907. 10:2677. ——

Same to same. Prospect av, w s, 185.9 s 163d st, 42.11x147.2. Due, &c, as per bond. Nov 14, 1907. 10:2677. 30,000

Same to same. Same property. Certificate as to above mort. Nov 14, 1907. 10:2677. ——

*Gamache, Joseph to Louise Ebling. Morris Park av, n s, 265 e White Plains road, 25x95. Nov 9, demand, 6%. Nov 14, 1907. 2,500

Gray, Lucie S and Chas J W Boehm to Edward Miehling. 138th st, No 536, s s, 133.4 w St Anns av, 25x100; 138th st, No 590, s s, 937.6 w Home av, 37.6x100.11; Washington av, No 1477, w s, 90 s 171st st, 37.6x100. Nov 12, 1907, demand, 6%. 9:2265, 10:2550, 11:2902. 1,270

Gaines-Roberts Co to Kaspar J E Wehner et al. Prospect av, Nos 955 to 963, w s, 71.3 n 163d st, 120.8x195. P M. Nov 11, due Jan 10, 1910, 5%. Nov 12, 1907. 10:2678. 36,500

Hess, Moses to METROPOLITAN LIFE INS CO. Belmont av, e s, 100 n 183d st, 50x100. Nov 8, 3 years, 6%. Nov 9, 1907. 11:3088. 4,000

*Heapes, John J, of Brooklyn, to Johanna Kurtz. Halperin st, s s, 150 w Blondell av, 50x101.10x50.7x94.3, Westchester. P M. Nov 9, 5 years, 5½%. Nov 11, 1907. 4,000

*Heinrich, Wm to Louis Ludier. Pelham road, e s, abt 125 s Arnow av, 50x119x51.7x115.1, Westchester. P M. Nov 8, 3 years, 6%. Nov 11, 1907. 425

Hamilton, Maude to Lavelle Construction Co. Bryant av, e s, 250 s 173d st, 25x100. P M. Prior mort $11,000. Nov 11, 2 years, 6%. Nov 12, 1907. 11:3001. 500

Same to same. Same property. P M. Prior mort $8,500. Nov 11, 3 years, 6%. Nov 12, 1907. 11:3001. 2,500

Hyman Construction Co to City Mortgage Co. Cauldwell av, w s, 399.9 n Westchester av, 51.6x230 to e s Eagle av x50x230. Nov 12, 1907, demand, 6%. 10:2624. 31,500

Same to same. Same property. Certificate as to above mort. Nov 12, 1907. 10:2624. ——

Heck, Edmond T with Henry J Seib. Anthony av, w s, 50.10 n 180th st, 25.5x79.10x25x83.2. Extension mort. Nov 7. Nov 12, 1907. 11:3156 and 3161. nom

Haussmann, Annie to Julius Wolf. Union av, e s, 196 n 152d st, 29x95. P M. 3 years, 6%. Nov 14, 1907. 10:2675. 3,000

Harbourne, John E to Mary Graham. Topping av, No 1655, w s, 115 s 173d st, 20x95. Prior mort $6,500. Due, &c, as per bond. Nov 14, 1907. 11:2791. 1,000

Hulsebusch, Charles F to Henry Bosch. Prospect av, w s, 142.11 s 163d st, runs w 106 x s 7.1 x w 41.2 x s 35.9 x e 147.2 to av x n 42.11. P M. Prior mort $30,000. 3 years, 6%. Nov 14, 1907. 10:2677. 12,000

Jaeger, Karl to Henry Buttner. Belmont av, e s, 199.1 n 176th st, 50x100. Nov 1, 3 years, 5%. Nov 12, 1907. 11:2946. 8,000

Koop, Louis D to Hermann Eilers. Southern Boulevard, n s, 227.2 e St Anns av, runs n 86.1 x e 5 x n 1.11 x e 20 x s 82.10 to Southern Boulevard, x w 25.7 to beginning. Prior mort $9,000. Nov 1, due Jan 1, 1911, 6%. Nov 13, 1907. 10:2546. 3,000

Kingsley, Darwin P to METROPOLITAN LIFE INS CO. River av, s s, 1 foot e from e s Hudson River Railroad Co, runs s 650.6 across West av to c l alley, x s w 211 x s w 98 x n w 680.6 x n 295 to beginning, contains 4 437-1,000 acres, with use of alley. Due Nov 1, 1910, 6%. Nov 13, 1907. 13:3420. 25,000

Kearns, Philip J to Adah M McDermott. Grand Boulevard and Concourse, n w cor 183d st, 97x84. P M. Nov 4, due July 15, 1908, 6%. Nov 8, 1907. 11:3164. 8,500

Koop, Louis D to GERMAN SAVINGS BANK, N Y. Southern Boulevard, No 69, n s, 227.2 e St Anns av, runs n 86.1 x e 5 x n 1.11 x e 20 x s 82.10 to n s Southern Boulevard x w 25.7 to beginning. Nov 11, due Nov 1, 1908, 5%. Nov 12, 1907. 10:2546. 9,000

*Lesser, Simon and Giovanno Turco to Benj C Berliner. Bronx terrace, e s, — s 224th st, and 55 s from line between lots 1175 and 1174, runs e 105 x s 60 x w 105 x n 60 to beginning, being part of lot 1175 map Wakefield. Prior mort $800. Oct 28, due Dec 28, 1907, 6%. Nov 11, 1907. 300

*Loughman, Stephen to Louise Trost. Park Drive, n e s, at e s Business st, 159.2x100x158.2x100, Westchester. Nov 9, 3 yrs, 6%. Nov 11, 1907. 3,750

*Loughery, Joseph F to Workmens Sick and Death Benefit Fund of the U S of America, a corpn. Arthur st or 213th st, s s, 150 e 5th av, 25x100, Laconia Park. Nov 6, 3 years, 5½%. Nov 11, 1907. 5,500

*Same to Adolph Lifshutz. Same property. Prior mort $——. Nov 6, 2 years, 6%. Nov 11, 1907. 1,500

*Same to Workmens Sick and Death Benefit Fund of the U S of America. Arthur st or 213th st, s s, 125 e 5th av, 25x100. Nov 6, 3 years, 5½%. Nov 11, 1907. 4,500

*Same to Adolph Lifshutz. Same property. Prior mort $——. Nov 6, 2 years, 6%. Nov 11, 1907. 1,500

Lavelle Construction Co to Louise Booss. Bryant av, e s, 250 s 173d st, 25x100. Nov 11, 3 years, 5%. Nov 12, 1907. 11:3001. 8,500

Same to same. Same property. Consent to above mort. Nov 11. Nov 12, 1907. ——

Same to same. Same property. Certificate as to above mort. Nov 11. Nov 12, 1907. 11:3001. ——

Lochinvar Realty Co to Bernard H Weisker. Morris av, n e cor Burnside av, 113.9x100x100x100.11. Prior mort $34,250. Nov 12, 1907, due, &c, as per bond. 11:3178. 1,630.93

Same to same. Certificate as to above mort. Nov 12, 1907. 11:3178. ——

Limbert, August trustee Fredk C Gebhard with Tommaso Tucci and Louis Lese. Morris av, Nos 621 to 625. Extension mort. Nov 12. Nov 13, 1907. 9:2441. nom

Lauritano, Nicola to John C Gulick. 180th st, s s, 100.3 e Prospect av, 50x100. Nov 14, 1907, 3 years, 5½%. 11:3109. 3,000

Levinson, Leo to John E Alexandre. Brook av, e s, 87.3 n from e s Brook av and w s land of N Y & Harlem R R, runs n 22.11 x s e 49.11 x s w 21 x n w 40.9 to beginning. Nov 7, 3 years, 5½%. Nov 8, 1907. 9:2392. 7,000

Lopard, Barbara to Lavelle Construction Co. Bryant av, e s, 275 s 173d st, 25x100. P M. Prior mort $9,000. Nov 11, 3 years, 6%. Nov 12, 1907. 11:3001. 2,000

Massoth, Charles with John E Alexandre. Brook av, e s, 87.3 n from e s Brook av and w s land N Y & Harlem Railroad, runs n 22.11 x s w 21 x n 40.9 to beginning. Subordination agreement. Nov 8, 1907. 9:2392. nom

Miller, August with Bessie Seidman. Boone av, e s, 45.6 s West Farms road, 25x100. Extension mortgage. Nov 8. Nov 14, 1907. 11:3012. nom

Meyer, Albert F to GERMAN SAVINGS BANK of N Y. Southern Boulevard, No 67, n s, 201.9 e St Anns av, runs n 87.11 x e 5 x n 3 x e 20 x s 86.1 to Southern Boulevard x w 25.6 to beginning. Nov 9, 1 year, 5%. Nov 12, 1907. 10:2546. 9,000

Same to Albert Junge. Same property. Prior mort $9,000. Nov 9, 3 years, 6%. Nov 12, 1907. 10:2546. 4,500

Marx, Magdalena to Chas Massoth. Hughes av, No 2130, e s, 36 n 181st st, 50x85.3x50x84.7. Building loan. Nov 6, due May 1, 1908, 6%. Nov 11, 1907. 11:3082. 12,000

McLernon, Hugh to Sumner Deane. 188th st, n s, 370.9 w Aqueduct av, 100x111.7x100x107. P M. Prior mort $4,000. Nov 7, 1 year, 6%. Nov 8, 1907. 11:3219. 2,000

Murray, Thomas F to Jennie A Diamond. Park View pl, s e s, 527.10 s w 190th st, 25x90. Oct 22, 3 years, 6%. Nov 8, 1907. 11:3219. 1,000

Minton, John McK and ano trustees Sophie E Minton with Helen S Leube. St Anns av, No 745. Extension mort. Nov 8, 1907. 9:2360. nom

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Manhattan Mortgage Co with Theo Wentz. Whitlock av, w s, 250 s Tiffany st, 150x100. Subordination mort. Nov 8. Nov 9, 1907. 10:2732. nom

*Mortensen, Jorgen F to Bronxwood Realty Co. Lot 1 map No 1039, entitled supplementary map Bronxwood Park. P M. Nov 7, 2 years, —%. Nov 9, 1907. 400

McKenna, Chas P to Annie M English. Broadway, late South Broadway, e s, abt 12 s 236th st, 28.6x200x25x200. P M. Prior mort $2,500. Oct 30, 2 years, 6%. Nov 8, 1907. 12:3269. 850

New York Bible and Common Prayer Book Society, a corpn, with Value Realty Co. Willis av, No 151. Extension mort. Oct 31. Nov 9, 1907. 9:2297. nom

Oesting, Wm C with City Mortgage Co. Bristow st, w s, 95 s Jennings st, 70x100. Subordination of two morts. Nov 12. Nov 14, 1907. 11:2972. nom

Olsen, Sophia M with Albert Teller and ano exrs, &c, Robt Teller. Vyse av, No 1534. Extension mort. Oct 30. Nov 8, 1907. 11:2996. nom

Ott, Geo to Margaret Smyth. 162d st, No 507, n s, 162.9 w 3d av, 25x100. Nov 7, 1 year, 6%. Nov 8, 1907. 9:2367. 1,000

Olsen, Gustave to Mary S Todd. Summit av, e s, 75 s 165th st (Devoe st), 25x100. Nov 12, 1907, 3 years, 5½%. 9:2525. 3,000

*Patton, James G, of New Rochelle, N Y, to Kate B Belloni. Arnold av, e s, 175 s James st, 25x100. Nov 11, 3 years, 6%. Nov 12, 1907. 2,000

*Potter, Wm B, of Brooklyn, N Y, to Arthur E Smith. Olmstead av, e s, 83 s Ellis av, 25x105. P M. Prior mort $3,500. Oct 15, installs, 6%. Nov 9, 1907. 1,500

*Pisciotta, Giacomo to A. Shatzkin & Sons (Inc). 223d st, n s, about 125 w Laconia av, 25.109.6. P M. Nov 14, 1907, due, Feb 1, 1909, 6%. 237.50

Quinn, Thomas J to Realty Operating Co. Tinton av, w s, 190 n 166th st, 40x126.10. Prior mort $30,000. Nov 1, due, &c, as per bond. Nov 12, 1907. 10:2661. 5,204.33

Rogers, Francis to John Slattery. 143d st, n w cor 3d av, runs n 62.8 x w 77 x s 0.3 x w 23 x n 37.7 x w 50 x s 100 to st, x e 150 to beginning. 1 year, 6%. Nov 9, 1907. 9:2324. 39,000

Rueth, Joseph to Peretz Rosenberg and ano trustees. Brook av, s w cor 163d st, runs s 50.1 x w 58.4 x n 113.2 x e 79 to beginning. Prior mort $13,000. Due, &c, as per bond. Nov 8, 1907. 9:2384. 31,000

Same and Geo A Macdonald with same. Same property. Subordination agreement. Nov 8, 1907. 9:2384. nom

Same with same. Same property. Subordination agreement. Nov 8, 1907. 9:2384. nom

Reissman, Chas to Augusta K Werrick. Forest av, No 916, e s, 134.6 s 163d st, 18.3x95. Nov 8, 3 years, 6%. Nov 9, 1907. 10:2658. 4,500

*Rueckel, Geo to Joseph Plante et al. Glebe av, e s, abt 127 s Lyon av, 25x123.8x26.3x115.9. P M. Sept 7, due Oct 31, 1908, 6%. Nov 8, 1907. 1,000

Rothermel, Albert to Theo Wentz. Whitlock av, w s, 250 s Tiffany st, 150x100. Nov 8, due, &c, as per bond. Nov 9, 1907. 10:2732. 15,000

*Robinson or Robinovitz, Harry to LONG ISLAND LOAN AND TRUST CO as exr Chas W Lynde. Plot begins 195 w White Plains road at point 520 n along same from Morris Park av, runs w 100 x s 25 x e 100 x n 25 to beginning, with right of way over strip to Morris Park av. Nov 6, 5 years, 5%. Nov 9, 1907. 3,000

Redmond, Michl to Lawyers Realty Co. Bathgate av, n w cor 176th st, 108x129.5. Prior mort $82,000. 1 year, 6%. Nov 11, 1907. 11:2918. 2,500

Rosenzweig, Mariamne with Chas Massoth. Hughes av, No 2130, e s, 36 n 181st st, 50x85.3x50x84.7. Subordination mort. Nov 8. Nov 11, 1907. 11:3082. nom

Regelmann, Christian C to Lavelle Construction Co. Bryant av, e s, 125 s 173d st, 20x100. P M. Prior mort $8,500. Nov 11, 2 years, 6%. Nov 12, 1907. 11:3001. 1,000

Same to same. Same property. Prior mort $9,500. Nov 11, 1 year, 6%. Nov 12, 1907. 11:3001. 750

Rau, Wm to Henry Gottgetreu. Jerome av, e s, 325 n 200th st or Southern Boulevard, runs e 100 x n 100 x w 69.3 x s w 41 to Jerome av x s 78.2 to beginning. Oct 24, due, &c, as per bond. Nov 12, 1907. 12:3321. 5,000

Runge, Marie S with Charles Herrmann. Mapes av, No 2151. Extension mort. Oct 10. Nov 12, 1907. 11:3110. nom

Rosenzweig (William) Realty Operating Co to Albert Forsch. 3d av, Nos 3386 to 3394, e s, 150 s 166th st, 112.6x70.7 to Franklin av, No 1093, x123.8x121.11. P M. Oct 30, 3 years, 5½%. Nov 8, 1907. 10:2608. 32,000

Roberts, Joseph to UNION EXCHANGE BANK. Intervale av, No 1234, s e s, 219.4 n e Home st, 24.10x51.1x25.3x59.1. Nov 8, demand, 6%. Nov 11, 1907. 11:2974. 2,000

Robinson, Isidor to Morris H Hayman. Washington av, w s, 295.10 n 178th st, 53.10x145.9x53.8x146. Prior mort $——. Nov 11, 3 years, 6%. Nov 13, 1907. 11:3035. 20,000

Same to same. Washington av, w s, 242 n 178th st, 53.10x146x53.10x146.3. Prior mort $——. Nov 11, 3 years, 6%. Nov 13, 1907. 11:3035. 20,000

Ryan, John J to Chas H Hornby. Beaumont av, e s, 116.5 s 183d st, 23.5x128x24x133. Oct 8, due Jan 8, 1908, —%. Nov 14, 1907. 11:3101. 1,000

Rosen, Lena to Abraham Davis. Brook av, No 1370, e s, 97.8 s 170th st, 24.4x100. Nov 12, 1 year, 5%. Nov 14, 1907. 11:2894. 1,125

Smith, Arthur with Edward Whalen. 139th st, No 630 East. Extension mortgage. Nov 8. Nov 14, 1907. 9:2301. nom

Stegmann, Mary M with Annie Davis. Prospect av, w s, 244.3 n 152d st, 19.3x95. Extension mort. Nov 7, Nov 13, 1907. 10:2675. nom

Suydam, Orson H to Dora M Schrenkeisen. 235th st, s s, 400 e Keppler av, 25x100. P M. Prior mort $3,000. Nov 12, due May 12, 1918, 6%. Nov 14, 1907. 12:3375. 2,100

Schulz, Adam with Fredk Ohmeis. 166th st, s s, 41.8 e Union av, 41.8x85.6x41.8x95.3. Extension mort. Oct 30. Nov 11, 1907. 10:2679. nom

Schulz, Adam with Johanna M Leyendecker. 166th st, s s, 83.4 e Union av, 41.8x95.9x41.8x95.6. Extension mort and consent by Wm J Amend. Oct 30. Nov 11, 1907. 10:2679. nom

*Shatzkin (A) & Sons (Inc) to Irving Realty Co. 216th st, s s, 275 w Tilden av, 25x100, map Laconia Park. P M. Sept 3, due Mar 1, 1909, 6%. Nov 13, 1907. 325

*Schlueter, Hermann to Irving Realty Co. Grace av, e s, 178.5 s Boston road, 50x95, Bronx terrace. P M. Oct 15, 3 years, 5%. Nov 13, 1907. 600

Schachtel, Augusta to Merwin Realty Co. Summit av, No 915, old No 911, w s, 184.3 s Cross st, 24.3x116.4 to e s Sedgwick av, x25x122.8, except part for avs. P M. Prior mort $8,500. Nov 8, due Jan 5, 1910, 6%. Nov 13, 1907. 9:2523. 2,500

Shady, John to Wm S Devery. Fulton av, n e cor 187th st, 150x72.4 to w s Crescent av x158.6 to 187th st x20.4, except part for 187th st. P M. Nov 7, due, &c, as per bond. Nov 8, 1907. 11:3090. 760

Scolaro, Frank to Edward Hizsnay. Robbins av, No 338, e s, 176.8 n 141st st, 53.4x100. P M. Prior mort $6,300. Nov 1, due Sept 1, 1909, 6%. Nov 12, 1907. 10:2573. 2,100

Schiffer, Joseph to Herman Schleif. Westchester av, No 589. Store lease. Oct 12, demand, —%. Nov 12, 1907. 10:2617. notes, 600

Scannel, Annie J to Lavelle Construction Co. Bryant av, e s, 165 s 173d st, 20x100. P M. Prior mort $8,000. Nov 9, installs, 6%. Nov 11, 1907. 11:3001. 2,800

Tomanovich, Jovo to Hattie F Fowler. Grand av, No 2381, w s, 50 n 184th st, 50x90. P M. Prior mort $9,000. Nov 6, installs, 6%. Nov 8, 1907. 11:3212. 750

Taube, John and Ephraim with Frederica Rosenfeld. Bristow st, e s, 65 n Jennings st, 20x100. Extension mort. Nov 7. Nov 11, 1907. 11:2964. nom

Tucci, Tommaso to Louis Lese. Morris av, Nos 621, 623 and 625, w s, abt 58 n 151st st, 58.10x100. P M. Prior mort $15,000. Nov 12, due Oct 1, 1912, 6%. Nov 13, 1907. 9:2441. 6,375

*Vendrasco, Anthony to Anna M Steinmetz. McGraw av, n s, 50 w Saxe av, map McGraw estate. Nov 8, 2 years, 6%. Nov 13, 1907. 500

Wehrle, Peter to Henry Linsmann and ano. 135th st, n s, 100 e St Anns av, 25x100. P M. Prior mort $8,000. July 15, 2 yrs, 6%. Nov 11, 1907. 10:2548. 1,000

Wood, Jennie to Lavelle Construction Co. Bryant av, e s, 185 s 173d st, 20x100. Nov 1, 3 years, 6%. Nov 12, 1907. 11:3001. 2,250

Wellwood, Eliz J to Wm D Peck. Loring pl, e s, 351.11 n 183d st, 44x110. P M. Sept 24, 1 year, 6%. Nov 13, 1907. 11:3225. 5,000

Same to Bernard H Weisker, Jr. Same property. Prior mort $5,000. Nov 12, due, &c, as per bond. Nov 13, 1907. 11:3225. 500

Zemek (John) Association, a corpn, to GERMAN SAVINGS BANK. 148th st, n s, 250 w Morris av, 25x106.6. 3 years, 5½%. Nov 8, 1907. 9:2337. 7,500

Same to same. Same property. Certificate as to above mort. Nov 1. Nov 8, 1907. 9:2337 ——

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## JUDGMENTS IN FORECLOSURE SUITS.

Nov. 7.

147th st, No 618 West. Emma E Gross agt Charles Neuendorffer et al; L Wendel, Jr att'y; Francis P Pace, ref. (Amt due, $12,230.46.)

Nov. 8.

Washington av, n w cor 185th st, 100x91x irreg. George Daiker agt Joseph T B Jones; John E Brodsky, att'y; Richard J D Keating, ref. (Amt due, $13,478 47.)

Nov. 9.

Old Broadway, Nos 2376 and 2378. Henry Arnstein agt Rosie Goldman; Feltenstein & Rosenstein, att'ys; Chas L Hoffman, ref. (Amt due, $15,491.26.

Wales av, s e cor 152d st, runs w 295 to 151st st, x e 200 to Tinton av, x n 45 x w 100 x n 150 x e 100 x n 100 x w 200 to beg. Jennie Chabot agt Jacob Herb et al; Michael J Sullivan, att'y; Henry Waldman, ref. (Amt due, $64,210.)

Lexington av, No 1892. Anita Duchastel agt Louis Fine et al; Townsend Wandell, att'y; Edw J McGean, ref. (Amt due, $6,991.45.)

Nov. 11.

98th st, s s, 95 e Lexington av, 100x100.11. Mishkind Feinberg Realty Co agt Hyman Romm; Action No 1; Arnstein & Levy, att'ys; Wm G Brown, ref. (Amt due, $26,295.85.)

110th st, n s, 308.4 w 2d av, 41.8x100.11. Same agt same; Action No 2; same att'ys; same ref. (Amt due, $11,690.90.)

110th st, n s, 266.8 w 2d av, 41.8x100.11. Same agt same; Action No 3; same att'ys; same ref. (Amt due, $11,690.90.)

## LIS PENDENS.

305 TENEMENT HOUSE LIS PENDENS.

Nov. 9.

91st st, Nos 311 to 317 East. Abbott D Granger agt Anton Hoffman (action to foreclose mechanics lien); att'y, F DeL Smith.

Nov. 11.

13th st, s s, 198 e 5th av, 22x87.2x22.8x92.9. Michael Muller agt Joseph Steiner, exr, et al (action to determine ownership); att'y, L Levene.

Nov. 12.

144th st, s s, 350 e 8th av, 50x99.11.
Division st, No 265.
8th st, Nos 311 and 313 East.
Max Rosman agt Raphael Kurzrok et al (action to rescind contract, &c); att'y, C L Hoffman.

72d st, No 316 East.
Hester st, No 70.
2d av, No 176.
Fred L Beeton et al agt Flora or Florence Goldberg et al (action to set aside conveyances); att'y, S T Stern.

Scammel st, s e cor Cherry st, 151x71.3x156.6x 71.3. David Weledniger agt Abraham S Schomer et al (action to impress trust); att'y, L M Picker.

Nov. 13.

Norfolk st, No 142. Louis Joseph agt Abraham Schwartz; action to declare lien; att'ys, Freiman & Dobroezynski.

116th st, s s, 200 w 5th av, 70x100.11. German Grob & Son agt First Hungarian Ohab Zedeck Congregation; action to foreclose mechanics lien; att'y, W R Hill.

Nov. 14.

10th av, e s, 24.8 s 39th st, 24.8x100. James J O'Donnell agt Mary A O'Donnell; action to set aside assignment of mortgage; att'y, H Hogeboom.

Broadway, No 625.
Mercer st, No 172.
Eliza Beaudet et al agt Emma L Jacobs et al; action to compel conveyance; att'y, G W Minor.

Henry st, s s, 209 e Rutgers st, 78.3x100. Wm A Thomas Co agt Abraham Epstein et al; action to foreclose mechanics lien; att'ys, Gantz, Neier & McKennell.

60th st, No 229 East. Minnie T Brown agt Albert F Mando; action to declare lien; att'y, W H Merriam.

Nov. 15.

215th st, s s, lot 112, map of Village of New Jerome, Bronx, 25x125. Thos B Bowne & Son Co agt James De Carlo et al; action to foreclose mechanics lien; att'y, J Davis.

214th st, s s, lot 24, map of Village of New Jerome, Bronx, 25x100. Same agt Erminie Corfi et al; action to foreclose mechanics lien; att'y, J Davis.

Willett st, No 68. Abe Warm agt Abraham Schwartz et al; action to declare lien; att'ys, Freiman & Dobroezynski.

William st, n e cor Centre st, 114.10x44, Bronx. Longin P Fries agt Anna A Horton et al; action to foreclose mechanics lien; att'y, R H Arnold.

34th st, No 37 West. Robert S Smith agt Katherine I D Harnet; specific performance; att'ys, Rose & Putzel.

Convent av, No 426. Samuel Rubin agt Wm H Miller et al; action to foreclose mechanics lien; att'y, H E Herman.

Allen st, No 57. Abraham Mach et al agt Rose Frey et al; action to foreclose mechanics lien; att'ys, Herman & Hirschman.

11th av, n e cor 35th st, 98.9x70.
47th st, s s, 525 w 11th av, 115x41.
Land under water beg at intersection of high water mark of Hudson River and line running parallel to 57th st and distant 32.10 s therefrom, 897.10 to 13th av, x n 63 x e 919.11 x s — to beg.
Marietta M Stuhr agt Thomas Miller Jr et al; partition; att'y, W S Stuhr.

## FORECLOSURE SUITS.

Nov. 9.

147th st, s s, 115 w Brook av, 25x100.
147th st, s s, 165 w Brook av, 25x100.
Berthold Weil et al agt Ida Machiz et al; att'ys, Arnstein & Levy.

115th st, No 117 East. Helene Frank agt Meyer Frank et al; att'y, J J Frank.

105th st, n s, 320 e 2d av, 30x100. Fanny Heilbrunn et al agt Samuel Kadin et al; att'y, M Silverstein.

Nov. 11.

140th st, n s, 100 e St Ann's av, 100x95. Richard H Deeves agt The Northwestern Realty Co et al; att'ys, Thornton & Earle.

105th st, n s, 350 e 2d av, 30x100.11. Julius Bachrach agt Samuel Kadin et al; att'ys, M S & I S Isaacs.

Nov. 12.

34th st, s s, 100 w 1st av, 25x98.9. Wm J Donald agt Thomas Murtha et al; atty, L E Warren.

5th av, s e cor 88th st, 27x102.2. Joseph Hamerschlag agt Hamilton M Weed et al; att'ys, A L & S F Jacobs.

Brook av, No 998. Jacob Marx agt Nellie L Babcock et al; att'ys, Ernst, Lowenstein & Cane.

150th st, No 302 West. Edward Wolf aft Afro-American Realty Co; atty, E A Isaacs.

9th st, s s, 481.2 w 5th av, 25.1x93.11. Chas W Mix agt Caroline Dilks et al; att'ys, Carter & Haskell.

Rogers pl, e s, 350 n Westchester av, 50x90. David Melnik agt Louis Linetzky; att'y, M D Siegel.

Nov. 13.

Rogers pl, w s, 383.10 n Westchester av, 25x72. Nelson Smith agt Harry B Buffington et al; att'y, N Smith.

102d st, No 102 East. Elizabeth Silberhorn agt Josef Gertner et al; att'y, C H Hyde.

52d st, Nos 426 and 428 West; two actions. Patrik McCarthy agt William Goldberg et al; att'ys, Lese & Conolly.

7th av, n w cor Cathedral Parkway, 70.11x100. Mathilda Veith agt Maria E Herrick et al; att'y, J L Pinks.

Property, rights, franchises, &c, of Metropolitan Street Railway et al. Morton Trust Co agt Metropolitan Street Railway Company et al; att'y, B Winthrop.

13th st, s s, 299 w Av C. 39x103.3. David B Cohen agt Joseph Liebenthal et al; att'y, S L Josephthal.

Essex st, No 109. Morris Kittenplan et al agt Israel Bardfeld et al; att'y, A B Jaworower.

Nov. 14.

105th st, n s, 350 e 2d av, 30x100.11. Julius Bacharach agt Samuel Kadin et al; att'ys, M S & I S Isaacs.

148th st, n s, 137.6 w 7th av, 112.5x99.11; three actions. State Bank agt George Ricard et al; att'ys, J J & A Lyons.

128th st, No 129 East. Max Marx agt Lina Kahn et al; att'y, L S Marx.

31st st, No 316 West. James J Martin agt Mary A Maher; att'ys, Deyo, Duer & Bauerdorf.

Madison av, s e cor 72d st, 40x102.2.
72d st, s s, 40 e Madison av, 18.3x80.
Anna M S Baier agt Gertrude R Waldo; att'y, C Forster.

95th st, s s, 125 w 1st av, 125x100.8. Jared W Bell agt Samuel Grossman et al; att'ys, Bowers & Sands.

Nov. 15.

14th st, n s, 125 w 5th av, 25x103.3. Leasehold. Frederick T Van Beuren agt Julius J Lyons et al; att'ys, Mitchell & Mitchell.

36th st, No 453 West. New Amsterdam Realty Co agt Lasar Wallenstein et al; att'y, Arnstein & Levy.

8th st, Nos 311 and 313 East. Barnet Cohn agt Max Rosman et al; att'ys, Kuntz & Oppenheim.

2d av, Nos 787 to 791. Adam Schmalzer agt Edw P S Mulvay et al; att'ys, Jones & Neuburger.

184th st, s s, 110.2 w Grand av, 20x60.7x29.7x 59.10. Henrietta S Wallace agt Herbert Aldhous; att'y, L H Rogers, Jr.

Franklin av, e s, 142.6 n 168th st, 92.6x185.4. John O Ball et al agt William Lemberg et al; att'y, A P Bachman.

161st st, No 569 West. Margaret Scully agt John A Donnegan et al; att'y, D J Early.

184th st, s s, 90 n w Grand av, 20.2x58.10x20.2x 59.10. Henrietta S Wallace agt Herbert Aldhous et al; att'y, L Harding Rogers.

## JUDGMENTS.

Nov.

9 Abrahams, Jacob—N Y Telephone Co $29.07
9 Anderson, Chas J—Sol Leon.....404.48
9 Arent, Ann T—Elizabeth F Pegg et al... .....cost, 85.25
11 Allen, Oliver H—Rochester Tumbler Works. .....183.00
11 Azeez, Alice A—Morris Singer et al....189.91
11*Abramson, Isaac—Michael Massucci...142.67
11 Adams, Nicholas—Charles Loesch.....60.41
12 Adams, Union—Louis H Strouse et al...42.61
12 Allison, G Wallace—Cross, Austin & Ireland Lumber Co.....478.87
12 Albergo, Anorato—Alfredo Musso.....152.31
12 Anderson, Martin J—Minott M Govan..516.62
12 Adams, John F—Morris Rosenfield et al. .....105 70
12 Arnowitz, Solomon—Julius Myer .....241.85
13 Adams, Robert C—Ella Harding.....114.76
14 Alexander, Henri P—Tilton Optical Co..74.68
14 Armhaus, Bertha W—Am Farm Products Co. .....37.32
14 Adelman, Lizzie—Interborough Rapid Transit Co.....costs, 108.88
15 Amadeo, Herbert—Fernand Descours et al. .....820.97
15 Anderson, P Lewis—Karl C Smith.....47.12
9 Billings, Margaret S—John H Heims.68.02
9 Bantz, William—Samuel Nagle.....72.41
9 Bouton, Charles—Louis A Mitchell.....65.72
9 Bumford, Marion—Frank W Wilson..232.50
9 Bush, Chas D—Chas W Demarest et al.367.85
9 Bauer, George—Peale, Peacock & Kerr of N Y .....41.70
9 Beckner, Carrie S—Parker Norton....75.20
9 Bessey, James M—Charles Burnham.4,515 33
11 Baucus, Joseph D—Citizens Nat Bank of Saratoga Springs, N Y.....4,488 37
11 Benn, Charles & Louis—Hans O Swaboda. .....161.35
11 Bonfiglio, Munzio & Michele—Samuel T Slater .....2,025.86
11 Block, Joseph—Morris Sandzik.....104.56
11 Buck, Andrew R—P Brady & Son Co..31.27
11 Bauer, Louis—James A Hawes..costs 118.12
11 Bonanno, Frank* & Petro—Samuel J Rode et al .....108.81
11 Busby, Margaret—Gorham Co.....277.88
11 Brown, William—Wm H McDowell....161.14
11 Berman, Louis—Michael Massucci.....142.67
11 Buchar, Frederick—Chas B Hobbs et al.241.67
12 Birnbaum, Simon—George Goldblatt..444.41
12 Burditt, Wm F, Jr—Fuchs & Lang Mfg Co. .....219.45
12 Barney, Chas W—Abbie Kenyon .....35 41
12 Burns, Rilla A—Fred D Corey...costs, 48.60
12 Beauclerk, Henry W—Wm F Strause.1,224.64
12 Benesch, Adolph B—Chas E Ball et al..690.02
12 Bronson, Alfred H—Bigelow Co....1,330.94
12 the same——the same .....1,117.08
12 Brown, Rosie—People, &c .....35.00
12 Breislenstein, Louis—Maynard N Clements. .....10.00
12 Blank, Norbert—John Hammalian et al. .....82.38
12 Bensoman, Max E—Solomon May....48.70
12 Bradbrook, Edwin—Bank of Long Island. .....320.15
12 Beck, Henry M—Michael Mossucci.....182.65
12 Booras, John—Muossa David .....214.72
12 Brice, Stewart M—Christian F A Muhlenkamp .....2,218.26
12 Browne, Grant H—Leander H Thorn.6,317.28
13 Bittker, Isaac—Samuel Friedman..... .....costs, 127.51
13 Bowers, Chas R—Geo F Rammelsburg..171.33
13 Brown, Ernest B—Morris Brett .....270.75
13 Baron, Paul—Augustus W Jones....161.33
13 Beck, Benedict M—Chas A Christman..60.72
13 Butte, Wm N—John N Johnson.....52.36
13 Brown, Paul M S—Rudolph L Friedler.... .....1,107.90
13 Betman, Esther—N Y City Ry Co.costs, 67.88
13 Bernard, Jacob—Marcus Stern.....128.32
13 Bellah, Joseph* & Annie D—Wm B Riker & Son Co.....93.01
13 Bieger, Benjamin—Ernest Wohlgemuth et al .....211.70
13 Brehme, Waton H—Gertrude de Graffenried et al .....95.95
13 Burnham, John F—Jennie Kind .....73.91
14*Berg, Henry—Ntl Lead Co.....169.60
14 Bradley, John P—N Y Telephone Co..88 64
14*Breslauer, Morris D——the same .....22.49
14 Bevins, Caroline G——the same .....33.14
14 Bauhahn, Gus E——the same .....48.66
14 Bernstein, Jennie—Philip Dressner....44.30
14*Baum, Nathan—Harry Gottlieb .....62.49
14 Bonner, Thomas——the same .....62.49
14 Bordenhagen, John—Am Farm Products Co. .....118.72
14 Bonner, Paul R—Walter Abrams.....88.60
14 Bates, Albert C—John J Parker.....603.48
14 Bistritz, Baruch—State Fire Ins Co of Louisville, Ky .....117.40
14 Browne, Harrie W—Louis Silverman.4,017.50
15 Brenker, Jacob—Charles Budoff.....214.41
15 Bacanby, Anna—Solomon L Baron.....59.31
15 Bellando, Alesandro—People, &c.....500.60
15 Bang, Henry A—Ella Brower.....227.80
15 Breger, Benjamin—Samuel Kramer et al. .....73.77
9 Cooney, Elizabeth—Asvaldo Roe.....116.81
9 Coles, Nathaniel B—Taylor & Porter.1,081.23
9 Clendennin, Claude F—Isaac Harris...84.77
9 Calnan, Wm J—Mary S Lemmon.....118.62
11 Cohen, Simon—Max Levin.....(D) 1,311.21
11 Ciaramelli, Antonio & Guiseppi—Italian Am Trading Co. .....407.81
11 Cooper, Maria—Union Ry Co of N Y City. .....70.88
11 Clark, Robert M—Clarence M Walcott.124.36
11 Conway, Mary E—Robert W B Elliott et al .....230.38
11 Corrier, Vincent C—Harry W Bell....824.34
11 Carlos, Michael—Abraham J Dworsky..... .....15,002.08
11 Crowe, Joseph J—Marco Bros Inc.....28.62
11 Cash, Isaac—Ernest Dawson.....256.77
12 Coporoin, John—People, &c .....300.00
12 Carret, Victor—Marius Duche et al..2,039.47
12 Cohen, Gerschon—Theodore Sandberg..27.65
13 Coyle, Thomas—Caesar Misch, Inc....41.19
13 Cohen, Elias A—Augustus W Jones...161.33
13 Charlton, James H—Puritas Mineral Water Co.....120.89
13 Clark, Herman D—Emily J Deforest et al .....costs, 105.00
13 Collins, Michael—N Y City Ry Co..costs, 70.38

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14 Cohen, Elias A—J C Julius Langbein..331.63
14*Cohen, Nathan—N Y Edison Co.....137 25
15 Capone, Anthony—People, &c.....2,000.00
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9 Daly, Martin—Edwin Eyer et al.....116.81
11 Doe, John—Bonker Contracting Co....101.72
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11 Dudos, Geo H—the same.....256.42
12 Darrin, Ira S, recvr—Isaac A Hopper.... .....costs, 94.40
12 Douglas, Chas E—Transit Realty Co...342.14
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13 Davis, David—Abraham Bernhard et al. .....460.63
13*Denvir, Geo H—James Plunket et al..89.15
13 Doty, Allen T—Richard E Wiesner....47.81
14 Dykeman, James H—Earl H Burlingame. .....10,168.22
14 the same——Earl Burlingame.costs, 167.10
14 de Quesada, Louise—City of N Y..... .....costs, 32.41
14*Dixon, Thomas—Edwin H Sayre et al. .....84.96
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14 Deckson, Louis C—Interborough R T Co. .....costs, 108.88
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15 D'Alessio, Austin—Joseph Levin et al..305.20
15 the same——the same .....244.90
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11*Fox, Charles—Olin J Stephens Inc....87.83
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11 the same——the same .....306.78
12 Frank, Meyer Aaron Goodman.....3,625.00
12 Fogarty, Patrick A—H Jantzen Shoe Co.175.47
12 Fisher, Martin J—Theodore E Senor..126.47
13 Flanagan, John—Puritas Mineral Water Co. .....49.67
13 Friedman, Robert—Levy Myers .....129.36
13 Ferber, David—State Bank.....223.70
13 Feingold, Jacob——the same .....89.65
14 Freyhan, John A—N Y Telephone Co..22.48
14 Fraker, E Porter—A G Hyde & Sons..... .....costs, 108.80
14 Flynn, Patrick J—George Perry.....103.02
14 Friedman, Isaac—N Y Edison Co....19.41
14 Friedman, Samuel—N J Terra Cotta Co. .....1,112.68
14 Fisher, Morris—David Rifkin .....163 26
14 Felix, Frank—Samuel C Steinhardt...504.41
14*Feldman, Jacob—Louis Krumholz .....88.82
14 Frank, Samuel—Benj Moore & Co.....59.95
15 Forster, Elsworth—People, &c.....2,000.00
15 Francks, Margaret—N Y Telephone Co..43.45
15 Feldberg, Morris——the same .....54.01
15 Freeman, William——the same .....54.09
15 Foster, Florence S——the same .....76.24
15 Freedman, Lena——the same .....136.70
15 Flack, Alfred ——the same .....22.89
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15 Frank, Bernard—Henry M Fertig.....29.65
9 Gontink, Edw J—Lorenzo Rosario.....41.89
9 Gallauner, Edmund Paul J Engel.....23.28
9 Greenberg, Rubin—John S Roberts et al.86.42
9 Glass, Samuel—Adolph Schoenberger..649 88
11 Gibber, Abraham & Sarah—Jacob Weinstein. .....113.48
11 Goodman, Eugene F—Herbert E Sudderby. .....26.91
11 Gerbereaux, Edward—John Frick.....51.60
11 Glatt, Chas C—Abraham J Dworsky..... .....(D) 15,002.08
11 Gilbert, Henry I—Frank Kaufman....114.32
11 Greene, Edwin S—Olin J Stephen Inc.81.66
11 Gries, Wendelein—Henry Meyer Co...44.68
12 Globes, Alexander—Jennie Levin et al.... .....costs, 70.63
12 Giancontieri, Frank—N Y City Ry Co..... .....costs, 68.88
12 Greene, Phillip—William Kudlick.....77.68
12 Geier, Samuel—William Avidan.....169.41
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13 Gottesman, Ater—Joseph Jacobs et al...92.65
13 Grodnick, Alexander—Norman F Kerr..64.92
13 Gruber, Fred—Brown Forman Co...223.67
13 Gimbernat, Jules M—John J Dwyer et al. .....369.62
13 Goldstein, Jacob—Edw P Kupfer et al.... .....costs, 68.74
13 Grieco, Giovanni—Paul Seglie .....67.24
13 Gay, Geo H—James Hunket et al.....89.15
14 Grefe, Henry—David Stevenson Brewing Co. .....678.83
14 Gallagher, Catherine—P A Conroy....3,066 93
14 Griffin, John W—Edwin H Sayre.....84.96
14 Glaser, Samuel—N Y Telephone Co....43.84
14 Gabler, Julius—Joseph Lahres .....145.92
14 Goldberg, Barnet—Barnet Blitzstein....68.74
14 Gardner, Wm J—National Butchers & Drovers Bank .....908.32
14 Glaser, Samuel—N Y Telephone Co....37.42
14 Gilberty, Francis P—Thos B Bowne & Son Co.....167.22
14 Goldberg, Isaac—Cora Williams.....169.31
14 Gaylord, James P—N Y Edison Co....306 45
14 Goldstein, Julius——the same .....137.25
14 Goldman, Morris L—Nathan Wechsler.165.94
14 Greenfield, Charles—Union Ry Co..... .....costs, 67.88
14 Garthner, Francis—Joseph Halpin....181.76
14 Grusizinsky, Harris—Max Goldring....560.07
14 Graham, Robert E—Ferguson Tailoring Co. .....117.42
15 Gluck, Samuel—Diedrich Blendermann.120.24
15 Gerrity, John—People, &c.....1,000.00
15 Greenfield, Louis—Louis Cohen.....113.65
15 Goldbaum, Hersch—Wolf-Orgel et al..188.65
15 Goetchius, Harry B—Horace S Gould.4,519.60
9 Harris, Caryl S—Israel Weinberg.....86.02
9 Harcourt, Geo P—Geo W Stretton.....47.97
9 Hillemann, George—Isidore Cahn.....104.49
11 Hirschman, Samuel—Jacob Weinstein.113.48
11 Hartenstein, Morris—Christian Kuhlthay.. .....321.68
11 Havel, Joseph—People &c .....1,000.00
11 Hagen, Claude L—Eberhard Schneider.275.58
11 Hertzberg, Herman—Isidor Ullman et al. .....1,681.03
12 Hirschman, Ulrich—Swift & Co.....40 14
12 Hasenfratz, David—Samuel Preiser....109.66
12 Howard, Michael D—Wm I Kollisch et al. .....160.34
12 Hochster, Albert—Anna M Groge....4,374.90
12 Herron, Robert C—Marion P Herron..... .....costs, 114.46
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13 Heidelberg, Herman—Monroe Bank..... .....costs, 112.07
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13 Harrigan, Thomas F—Caesar Misch, Inc. .....99.54
13 Horn, Frederick—3d Av R R Co..costs, 108.88
13 Howard, Louis C—B & H Motor Car Co. .....125.00
13 Hochauser, Peter—Philip Maslansky et al. .....33.97
13 Hirshkowitz, Isaac—Joseph Jacobs et al. .....73.65
13 Hill, Geo H—N Y & N J Land & Improvement Co.....59.41
13 Holt, Edward—Geo R Sutherland.....380.30
14 Hill, Flora R—N Y Telephone Co....108.11
14 Halle, Louis—Philip Lo Bono et al....195.94
14 Hellman, Adolph—Jacob Richman et al..32.67
14 Hayne, Eugene R—Chas F Noyes Co..50.92
14 Halpern, Louis—Esther Rudner.....88.40
14 Hayden, John J—Union Trust Co of Maryland .....costs, 99.75
14 Hyman, Jacob—Abraham Rabinovitz et al .....1,132.43
14 Hookey, Wm T—Gaetano Saggese..2,825 31
15 Harnash, Abraham—People, &c .....1,500 00
15 Herbert, Frederick W—Wm F Allen..50 65
15 Hasemann, Bruno—N Y City Ry Co..... .....costs, 108.88
15 Hirsch, William—James M Lowe.costs, 70.35
13 Ireland, John B & Adelia D—Robert A Beatty .....costs, 10.00
9 Jones, Chas P—Walter L Frank.....440.89
11 Jacoby, Morris—John Cassidy.....31.85
11 Jaffe, Joseph—Benny Klitzner .....20.65
12 Jones, Robert H—William Lyman..... .....costs, 69.16
12 James, Isidore S—Julius Meyer .....241.85
13 Jones, Robert H—Sarah E Bowen.....125.41
13 Jenkins, Chas C—Virginia Redfield....87.65
13 Jarvis, Maurice R, Prst—Ernest Leuchtmann et al .....36.74
13 Judd, Frank—Milton L Simon.....38.41
13 Jacobs, Joseph—Annie Katz .....28.15
14 Jacoby, Jacob J—N Y Telephone Co....22.49
14 Jaffe, Samuel—N Y Telephone Co.....68.81
14 Johnson, Fred A—Robert Griffin Co...82.72
14 Jacobson, Leonard J—Anton Arnheiter..71.38
14*Jacobs, Lippman—Harry Bernstein et al. .....41 05
14 Jaffe, Louis—Samuel Gross et al....7,027.62
15 Jordan, John L—Geo D Glass et al...263.15
15 Jeremias, Simon—Standard Fashion Co of N Y .....168.61
15*Jacobs, Fred—T J Donigan Co.....98.88
9 Kalchheim, Henry—N Y Telephone Co..44 51
9 Kuhl, Joseph—Arthur L Cohn.....255.15
9 Kahn, George—Samuel Nagle.....90.41
9 Kaufman, Harry A & Abraham—Central Bureau of Engraving .....277.74
9 Keyser, Jeremiah, John, Elizabeth F, Charlotte D & Isaiah V—Elizabeth F Pegg et al .....cost 85.25
11 Kenney, Charles & Helen—Cornelia W. Slade .....80 09
11 Koevessy, Florence L—Augustus F Beckmann et al .....181.90
11 Kehoe, John—Bonker Con Co.....101.72
11 Kraft, Isaac—Max Levin .....(D) 1,311.21
11 Klair, Adeline—Elizabeth E Clark....752 98
11 Kugel, Aaron—Max Mohr .....154.91
11 King, Hattie—N Y City Ry Co.costs 67.88
12 Koehler, Augustus J—Griffin B Conklin. .....134.16
12 Kraus, Joseph—Samuel Black..costs, 22.65
12 Klein, Bernath—Nathan Lacher ....216 00
12 Kurtzman, Chas S—Harry T Pond....289.44
12 Kethman, Frederick—Terry & Tench Co... .....costs, 21.74
13 King, Julia—Cassie Fawcett....costs, 17.65
13 Kantrowitz, Jacob—Joseph Welpen....32.57
13*Kennelly, Wm S—Anna A Holden et al. .....211.90
13 Ketcham, James W—George F Vingut et al .....5,374.23
14 Kronenberger, Ferdinand—Chas L Feltman. .....17.42
14*Kojassar, Leon—N Y Telephone Co...43.84
14 Kittredge, Adin & Mary F—William Waterall .....74.08
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14 Kempf, Ferdinand—Mary Huber ....161.31
15 Kelly, George—People, &c .....1,000.00
15 Kelly, John—Robert Werk.....87.19
15 Kahn, Henry M—Barnet Kimles et al.40.76
15 Keltz, Samuel—Adolph Schwartz.....64.15
15 Kovalek, Louis—Jacob Grusbko.....139.15
9 Leonard, John J—Herbert L Miles et al. .....134.22
9 Larremore, Wilbur—Fanny Harris..... .....410.49
9 Luwish, Herman—Hanie Friedman.....69.03
9 Lawson, Wm S—Charles Burnham..4,515.33
11 Levy, Jacob—Morris Sandzik .....104.56
11 Lee, Harry E—John Dobson et al.....93.97
11 Leone, Luigi—People, &c.....1,000.00
11 Ludman, Joseph—William Buess.....231.74
11 Lesser, Elizabeth—Isaac Harris et al.... .....costs 70.13
11 Ludins, George E* & Waldimir—Olin J Stephens, Inc .....87.83
11 Lenet, Adolph—Louis Goodheim..costs 32.41
11 Langdon, Peter—Fred Opperman Jr Brewing Co. .....1,065.82
12 Leopold, Julius—Michael Mossucci....182.65
12*Loewenthal, Sandal—Harry Eising.....47.77
13 Lowenthal, Sandal—Edward Davis ....226.85
13 Larsen, Nicholas—N Y City Ry Co ..... .....costs, 108.88
13 Lipschitz, Fanny—Julian H Meyer et al. .....61.86
13 Leiterman, Max—Butler Bros.....114.64
13 Lynch, Patrick J—Stuyvesant Grain Co... .....135.36
13 Liverant, Isaac—Isidor Cohen .....54.79
13 Lowenstein, Louis—Abe Louis .....221.81
13 Larkin, James—Joseph W Jones.....83.71
13 Lischiwer, Charles—State Bank .....87.05
13 Ludman, Joseph—John Best .....182.05
14 Levy, Leo B—N Y Telephone Co.....42.67
14 Levin, Leon—United Electric Light & Power Co.....23.01
14 Levenson, Meyer—Moses Valenstein..... .....costs, 69.64
15 Lipschitz, Isaac—Harry Freeman.....519.41
15 Levinson, Harris & Jacob—W H Compton Shear Co.....25.97
15 Lipner, Nathan—Joe Weinberg .....164.16
15 Leonhardt, Waldemar P—Jos Brown....54.67
15 Levy, Joseph—People, &c.....1,000.00
9 Master, Louis A—James Gorman.....353.09
9 Miner, Edward—Lawrence L Levy.....92.82
9 Martin, Walter C—Hartford Rubber Works Co. .....2,036.09
9 Mahaney, Rowland B—Commercial Cable Bldg Co. .....225.00
9 Meyerowich, Ignatz—Peale, Peacock & Kerr of N Y .....18.42
9 MacDonald, Caroline—John H Little....33.66
9 Miller, Chas H—Fanny Harris..cost 410.49
9 Mills, Cuthbert—Charles Burnham..4,515.33
11 Marrenstein, Harry—Rawson L Wood et al. .....313.35
11 Martens, Wm J—Bennette J Goldberg..59.31
11 Morroffino, Sebastino—People, &c....1,000.00
11 Marshall, Morgan—Alison W Harlan..519.49
11 Miefson, David—Barny Klitzner.....70.65
11 Melbourne, Geo A—Saks & Co.....281.65
11 MacHale, Richard L—Edw F Laber et al. .....costs 109.82
11 Monahan, John—Joseph Gans.....47.15
11 Mantinband, Jacob—Olin J Stephens....94.86
11 Maggio, Provildenza, admrx—A H Meyer Co. .....costs 109.18
11 Maxwell, Joseph—Al Powell .....128.87
11 Markowitz, Abraham—Ernest Dawson.254.71
11 McGilham, Frank C—Pictorial Review Co. .....47.88
11 McCosker, Sarah J—Robert W B Elliott et al .....230.88
12 Murrell, Wm G* & George—John A Murray .....356.21
12 Machenbach, Ernest—Herman Schopflacher et al .....1,948.74
12 Milekovin, Mike—Western Distillery Co. .....97.91
12 Madlox, Samuel T, Jr—Arnold Rothstein. .....137.15
12 Morgan, Sarah—Met St Ry Co..costs, 67.88
12*McFerran, James—N Y Telephone Co....93.06
12 the same——the same .....106.09
12 Mellen, Maud A & Nathaniel C—Wm T Herlyn.....123.80
12 McGill, James—Graves Typewriter Co.27.56
13 McCarrier, John T—F R Welch.....901.82
13 McManus, James H—Ntl Lead Co.....120.06
13 Miles, William—Met St Ry Co..costs, 108.88
13*Movshovich, Morris—Jefferson Bank...166.91
13*Margulies, Benjamin—State Bank ....188.45
13 Molen, William—P W Engs & Sons...455.22
13 Millar, Wm M—Anna A Holden et al.211.90
13 Mizner, Wilson——Commission Merchants Assn .....322.62
13 Maslon, Wolf—Tobias Weichelbaum....82.65
13 Metzger, George Union Ry Co of N Y City .....costs, 108.88
13 Miller, Wm A—Riverside Yacht Club..221.59
13 Mandel, Louis—Joseph Steinberg.....104.66
13 Marcus, Samuel—Abraham Bernhard et al .....460.63
13*Martin, Geo W—Wellesley W Gage ....519.41
13 McNamara, Cornelius—Caesar Mischelac.30.67
13 McDonald, Anna—N Y City Ry Co ..... .....costs, 108 88
13 Mennis, Harry—Max Kramer et al....163.02

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13 McKeogh, John T—D Beckerman et al.246.15
14 McKinley, James G—J A Mahlstedt Lumber & Coal Co.....2,515.95
14 McCord, Wm M—Ntl Lead Co.....169.60
14 Milerick, John—N Y Telephone Co.....69.51
14*Mendelsohn, Hyman——the same .....43.84
14 Mahnken, Frederick & Oscar—Harris Salit .....359 94
14 Manson, Levi S—Diedrich H Bolte....70.88
14 Miller, John H—Frederick Boesenberg..130.24
14 Marsh, Caroline F—N Y Edison Co...306.45
14 Maguire, John T, exr—Continental Ins Co. .....costs, 21.74
14 Muhlethaler, Th—H Leerburger et al.2,214.97
15 Magaldi, Emilio—Raffaele Borrelli....122.52
15 Moore, Thomas M—Charles Heckman..347.20
15 Meyerhoff, Henry—Alfred A Harrington et al.....1,245.86
15 McHugh, Mary—Chris Evers et al.....77.21
15 McNamara, Bernard—Colonial Distributing Co.....81.15
15 Moreau, Henry M—Rodman B Ellison et al .....121.72
15 Munch, Otto—Christopher Ranft.costs, 108.24
15 MacArdell, Cornelius—Frederic P Olcott et al.....costs, 262.66
15 Mendelson, Wolf—Harry Freeman....519.41
15 Murphy, Robert P—Elmira Table Mfg Co. .....1,656.20
15 McDermott, Joseph—Guy W Harper....214.31
15 McCarthy, James V—Jacob Sternberg..15.01
15 McGinley, Chas F—Met Tobacco Co....65.81
9 Newman, Charles—James J Kegreisz.103.23
11 Ness, Abraham—N Y City Ry Co..costs 67.88
12 Norton, Timothy—Harry A Ensign .....costs, 21.74
13 Neiberg, Rose—Horace B Kiesler.....328.01
13 Neuberger, Jacob S—Butler Bros.....83.77
14 Nierenberg, Morris—Samuel Sass et al.... .....7,027.62
15 Norden, Carrie—Leopold Beringer.....36.24
15 Negri, Michele—Paul Seglie .....177.35
9 Owens, Samuel & Mary—Lawrence J Callanan .....71.07
9 O'Brien, Thomas P—Buscemi Bldg & Construction Co.....costs 47.45
11 O'Loughlin, Maria C—N Y City Ry Co. .....costs 69.38
11 O'Donnell, Francis X—Olin J Stephens.166.66
12 O'Shaughnessy, Michael J, Jr—Geo D Hamlen .....370.31
12 Ottensoser, Louis—Harry Eising et al..47.77
12 the same——the same .....61.11
13 Oswack, Jennis—N Y City Ry Co..costs 108.88
13 Oehler, Henry & Daniel H exrs—Christian F Becker .....1,559.08
13 O'Donnell, Francis X—John J Dowling.889.35
13 Ottensoser, Louis Thomas H Sullivan et al .....79.66
13 the same——Edward Davis .....226.85
14 Otten, Fred—Gude Bros .....269.61
14 Ohl, Henry Wm A Edwards.....144.73
15 O'Brien, John J—Elmira Table Mfg Co.... .....1,656.70
15 O'Brien, John or John Ward—People etc.. .....1,500.00
9 Power, Maurice J L—Martin M Goodman. .....2,300.00
11 Perlman, Abraham—Reliance Ball Bearing Door Hanger Co.....411.52
11 Peters, Edw S—Attwood Violett.....266.65
11 Popper, Frederick—New Columbia Shirt Co. .....129.83
11 Packtman, Meyer—Hyman Weinberg...202.13
11 Pagliocca, Gabriel—Clementina Mazzanella. .....63.72
12 Poussner, Morris—Wm B Harris Co..101.41
12 Pierce, Robert M—Chas B Church..8,791 06
12 Powell, Alma—John T Walker.....2,58N00
13 Pomeranz, Sam—Joseph Barone.....592.48
14 Pacht, Harry—Gude Bros.....130.35
14 Pisani, Victor P—N Y Edison Co.....79.71
14 Parks, Catharine—Benj Altman.....43.82
15 Poggi, Anthony J—Samuel J Bloomingdale et al .....6.83
15 Papas, Louis—People &c .....500.00
15 Petrocelli, Anthony J—the same.....2,000.00
15 Pannigiani, Joseph—the same .....2,000.00
14 Quinn, James B—J Philip Herrmann..46.83
14 Quell, Henry—Theodore T Baylor.....104.81
9 Ryan, Daniel J—Manning, Maxwell & Moore .....289.02
9 Robinson, Josephine D—Sigmund Neftilberger .....503.32
11 Robinson, Mary E—Nassau Trust Co of the City of Brooklyn .....7,555.76
11 Rosenthal, Elias—Thomas P Dunphy..47.21
11 Rogel, Isaac—Charles Burnstein.....39.40
12 Ruff, August—Anna M Groge .....4,374.90
12 Rapatsky, Philip—Morris Evelevsky...139.51
12 Ryan, Nicholas W—N Y Telephone Co.106.00
12 the same—the same .....93.06
12 Rubin, Isaac—Wm J Davidson et al..53.98
12 Romano, Pietro—Henry Eggers et al.41.55
12 Robinson, Adolphus G—Michael Hallanan. .....81.54
12 Rosenblum, Morris—Title Guarantee & Trust Co.....41.55
12 Rose, Eugene & Gilbert—A J Hamilton, Jr.....951.17
12 Raynes, Ethel Joseph Oussani .....76.03
13 Rabinowitz, Jeannette—John Bartels...44.41
13 Reader, Ella R Herbert J Hindes....337.84
13 Runkle, Maurice—H Van Bergen et al.470.84
13 Rosenblum, Abraham—Samuel Friedman.. .....cost 127.51
13 Rappaport, Samuel—Jacob Kamerman..38.41
13 Risch, Julius—Eliza Roess, et al..cost 78.58
13 Riley, Herbert J—Stephen Merritt Burial Co.....83.21
13 Rogers, Wm B—Walter J Currie.....592.56
13 Robinson, Mary E—German Exchange Bank. .....2,065.82
14 Ricciardo, Pietro & Federico—Lorenzo Silvestri .....88.53
14 Rohdenberg, George—David Stevenson Brewing Co.....678.83
14 Rubinsky, Moses—Samuel Gross et al.7,027.62
14 Roberts, Katherine S—Auto Renting Co.466.91
14 Reinhardt, Maurice—E B Hyde.....112.30
14 Rheinstrom, James—Motor Car Service Co of N Y .....44.95
14 Rudner, Reuben—Edwin Kaufman et al.49.14
14 Rines, Paul—Joseph Solomon.....27.01
14 Roth, Jacob—Nathan Wechsler.....165.94
14*Richelson, Reuben—B Blitstein .....68.74
15 Rohrbacher, Elmira—Merchants Union Ice Co .....costs, 107.70
15 Reinhardt, Sussman—John F. Niebahr.254.72
15*Reich, Felix—Alfred A Harrington et al. .....1,245.86
15 Reller, Michele—People, &c.....500.00
15 Rotter, Fannie & Frank—George Seaman.. .....146.40
15 Rosenthal, Nathan E—Philip H Lustig et al .....26.52
15 Rubin, Jacob & Joel—Barney Cohen..... .....costs, 130.65
15 Rohl, Fred R—Kips Bay Realty Co...360.59
15 Rothkowsky, Jacob—Max Schwartz....142.65
15 Runkle, Maurice—John H Mahnken Co... .....2,163.53
9 Steinreich, Geo L—Saks & Co.....107.21
9 Sirrine, Charles—Louis Ottmann .....230.67
9 Seguine, Edw M—Peale, Peacock & Kerr of N Y.....54.05
9 Seager, James M——the same.....116.37
9 Singer, Abert—Lucius Wilmerding et al.. .....1,228.57
9 Sullivan, Wm J—Charles Burnham..4,515.33
11 Saton, Frank A—Maynard N Clement..300.00
11 Spindler, Adam—H P Binswanger Co...377.42
11 Scartino, Louis—Allis Watson Co....129.67
11 Stupelli, Louis—N Y City Ry Co..... .....costs, 107.88
11 the same—Park Carriage Co..costs, 107.43
11 Stupelli, Angiolina——the same..costs, 129.70
11 the same——N Y City Ry Co..costs, 107.88
11 Schutte, Henry D—Fairbanks Co.....294.39
11 Squire, Benjamin—Ernst Ordemann..... .....costs, 98.46
11 Schwartz, Adolph—Joseph Eckert.....877.05
11 Steiner, Simon——the same .....877.05
11 Simon, Millie—People, &c .....50.00
11 Stern, Fannie——the same .....70.00
11 Schneider, John—Herman Vossnack, Jr, et al .....154.88
11*Shatz, Abram—Harry W Bell.....824.34
11 Stimberg, Abraham—Harry Greff .....40.77
11 Steele, Samuel C—Taylor & Porter ...78.29
11 Schaumberger, Julius—John Heim....98.25
11 Smith, Clarence E—Esther Carlish....37.67
11 Smith, Richard H—Wm H Sledge....189.96
12 Satori, Frank—People, &c .....300.00
12 Sanders, Geo E—Alice R Clark.....121.26
12 the same——D T Owen Co.....64.41
12 Sherlock, Corlyle R—Julius Cahn ....569.34
12*Sherman, Samuel—Wm J Davidson et al. .....53.98
12 Schachnow, Cecile & Benno—Morris Loewenstein .....541.50
12 Stern, Simon T—David Mayer .....596.45
12 Schuldin, David—Joseph & Samuel Abramson .....35.72
12 Stuebing, Chas HJBernard Borchardt.764.41
12 Stephenson, Edw P—H Jantzen Shoe Co. .....35.07
12 Slater, Frank—David Waters et al....186.75
12 the same——the same .....242.70
12 Simonson, Isaac D——the same .....242.70
12 Shapiro, Aaron S* & Philip D—Title Guarantee & Trust Co.....520.41
13 Solomon, Rebecca—N Y City Ry Co..... .....costs 107.88
13 Stevens, Henry J—Emily J De Forest et al .....costs 105.00
13 Sewell, James J—Wellesley W Gage..519.41
13 Sire, Henry B—George Floyd Vingut et al .....2,316.34
13 Stoever ,Chas M—Anna M Stoever....151.54
13 Schwartz, Tobias—William Rosenbaum et al .....113.40
13 Steinfeld, Bertha—Frank Healy et al.36.06
13 Spiro, Aaron—Geo E Kann et al.....145.36
13*Spero, Samuel S—State Bank.....223.70
13 Smith, Samuel G—N Y & N J Land & Improvement Co. .....59.41
13 Sheridan, John F—Jennie Kind.....479.41
14 Saxe, Frank B,* Simon P* & Lester J* & Wm A—Phelps Bros Co.....376.92
14 Salant, Henry—Abraham Rabinowitz.1,132.43
14 Stratton, Wm D—First Ntl Bank of Middletown .....4,085.49
14 Stallo, Edmund K——the same .....4,085.49
14 Sperry, Ida H—Lichtenstein Millinery Co. .....301.55
14 Stern, Louis A—N Y Telephone Co....43.84
14 Siragusa, Guiseppe—James Moran.....123.51
14 Sonkin, Nathan—Richard B Aldcroft, Jr. .....33.65
14 Sheridan, John F—Harry J Hildebrand et al .....29.65
14 Stavracos, Peter—Bennett, Sloan & Co.50.75
14 Stern, Louis A—N Y Telephone Co...37.42
14 Sichel, Daniel—Rosalie Sichel .....36.51
14 Spiro, Jacob—Isidore Scocolow.....31.56
14 Schatzberg, Samuel——Heywood Bros & Wakefield Co.....34.72
15 Schaffer, Max—G E Pierson .....2,140.15
14*Schultz, Lewis R—N Y Edison Co....306.45
15 Stein, William—Robert W. Bloom et al.112.15
15 Sturges, Elizabeth—A A Herman.....32.19
15 Straw, Fred V V—Louis Goldstein....21.23
15 Sayer, Robert A—Rachel Ranger.....221.31
15 Scott, John—Joseph Dillon.....costs, 67.88
15 Schwermer, Alexander—Eamnuel S Cahn et al .....50.19
15 Suess, J David—S Mandeltrot.....264.41
15 Strauss, Henry—S J Bloomingdale.....63.65
15 Standish, Clifford—S M Brickner.....163.41
15 Sheridan, John F—S L Baron .....59.31
15 Savignano, Michael—People &c .....2,000.00
15 Santangelo, Michael—the same.....1,000.00
15 Schrott, Adolph—Oscar Schlegel Mfg Co. .....84.35
15 Smith, Thomas—Martin Wolf.....112.66
15 the same——the same .....113.26
15 Smith, Geo D—Wm B Harris Co....185.78
15 Smith, John C—Horace S Gould....4,519.60
9 Tallman, Chas A—B F Goodrich Co of N Y. .....91.92
9 Tortorci, Giovanni—Societe di Mutuo Soccorso Triocula Caltabellatta.....29.72
9 Tito, Nicolas G—Moses Tuscano.....36.57
11 Tracy, J Evarts—Samuel S Slater....1,373.08
11 Tholheimer, Albert & Edward—Patrick H Feeney et al .....151.52
11 Teichman, Abraham—People, &c.....1,000.00
11 Thompson, John E—John C Schneider.69.43
11 Tierney, John J—Marcus Berliner et al. .....112.56
12 Thierman, Isidore—Jennie Levin et al.... .....costs, 70.63
12 Tuck, Abraham—Morris Klein .....338.06
12 Trommer, Sigmund—Mutual Milk & Cream Co.....288.22
13 Theimer, Robert—Musigiller Mangels Co. .....150.17
13 Tracy, J Evarts—Frederick R Welch..901.82
14 Silbermuntz, Abraham—N J Terra Cotta Co. .....1,964.35
14 Travers, Irving D—N Y City Ry Co..... .....costs, 67.88
14 the same——the same .....costs, 67.88
14 Tarnofker, Pinkus—Louis Grissler..... .....costs, 27.65
14 Thompson, John M—S M Brickner....61.91
14 Tribble, Rachael—N Y City Ry Co..... .....costs, 67.88
14 Thomas, Walter R—Robert T Gell et al. .....126.29
14 Tonjes, Henry—Sherman B Townsend..247.76
14 Taylor, Catherine—Patrick A Conroy.3,066.93
15 Tandlich, Michael—Alfred Gottlieb....142.03
15 Tracy, Jeremiah E—Wm G Peckham..942.54
9 Vigorito, Jack & Antonio—Moritz L Ernst et al .....(D) 353.68
9 Van Estenbell, Walter—Cornelius Scott.. .....131.89
11 Van Orden, Edw L—R H Deim.....197.37
11 Van Erlenbell, Walter—Philipp Spitzhoff. .....105.56
11 Van Horn, Edmund B—Jacob R Wyckoff. .....92.71
12 Vedder, Harrison N—Matilda A Kuhn.... .....(D) 2,500.00
12 Von Glahn, Augustus—Schwarzschild & Sulzberger & Co..... .....243.35
13 Von Erlenbell, Walter—California Wine.. Assn. .....128.78
14 Vigoureux, Victor—George Ronsse ....49.55
14 Van Erlenbell, Walter—Chas Dibner....62.65
14 Van Volkenburgh, Mary B* & Maxwell—Moses Solinger .....74.56
14 Van Camp, Carrie L—Mary E T Frazee.94 41
9 White, Val B—Max Baer et al.....22.97
9 Wallace, Geo D—N Y Telephone Co..26.68
9 Westhofen, John——the same.....27.83
9 Wasserman, Isidor* & Morris——the same. .....40.97
9 White, Fred——the same.....34.59
9 Ward, Theodore H—Clarke & Baker Co... .....90.12
9 Wiener, Julius—Harrie Friedman..cost 69.03
11 Withouski, Isaac M—Samuel Rappaport.116.02
12 Ward, Ward W—Nathan Coleman et al.76.22
12 Wainwright, William—Martha Manassa. .....112.22
12 Wittenberg, Louis—Bernard Lowenfeld et al .....97.69
13 Wolff, Michael—Samuel Nelson.....144.72
13 Wynne, Edw F—Anna A Holden et al.211.90
13 Walker, Jacob—Isidor Shakin.....43.31
13 Wiedemeyer, Elizabeth G—Frank M Randall .....274.76
13 Wilson, Edw W—Chas W Sloane et al..197.19
13 Walsh, Roger R—N Y & N J Land & Improvement Co. .....59.41
13 Wray, Geo B—Geo R Sutherland.....380.30
13 Ward, Patrick—Patrick J McDermott..72.81
13 Witherbee, Thomas S—Nella Goldenberg.. .....313.08
13 Weiss, Nathan—Samuel T Adams..cost 68.56
13 Wershow, Charles—State Bank.....87.05
13 Whitcomb, Frank J—Nelson B Burr..... .....costs 32.72
14 Wilson, Oliver E—Henry W Solfleisch Co. .....27.78
14 Wrede, John A—N Y Edison Co.....309.13
14 White, Annie S—Conrad Lickel et al..175.41
14 Wolf, Samuel—Louis Krunholz.....88.82
15 Winterbottom, Benj V R—People, &c..... .....2,000.00
15 Vlachos, Constantin—People, &c.....500.00
15 Vogel, Anna—Chris Evers et al.....77.21
15 Windeler, Peter—Jesse C Shriner.....47.80
15 Woolsey, Thomasene R—Geo A Raftery.587.59
15 Woodward, Rignal D—Samuel Ludlow, Jr. .....1,777.28
15 Weil, Julius—Fred H Mosler.....47.91
15 the same——the same .....2,000.00
15 the same——the same .....2,000.00
15 the same——the same .....2,000.00
15 the same——the same .....2,000.00
15 the same——the same .....2,000.00
15 the same——the same .....2,000.00
15 White, John J——the same.....500.00
15 Wiltramson, Charles——the same .....500.00
15 Ward, John or John O'Brien—People, &c. .....1,500.00
15 Whewell, Walter—Leopold Beringer...101.37
15 Weixelbaum, Henry J—Manhattan Leasing Co.....135.97
9 Young, Alexander C—Commercial Cable Bldg Co .....225.00
12 Young, John W—Bertha Webb.....89.47
14 Young, Lizzie—Heinrich Kleinegodinghaus. .....174.22
9 Zellman, Joseph B—N Y Telephone Co.32.34
9 Zimmerman, Clinton S—Joseph A Ward.245.93
9 Zagor, Jacob—N Y Telephone Co.....29.07
12 Zottarelli, Nicholas—E R Squibb & Sons. .....66.60

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13 Zales, Abraham—Albert Levy et al....39.01
14 Zarr, James E—Edw D Depew et al.342 32
15 Zerilla, Frank—People, &c.....2,000.00

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9 Washington Avenue Co—N Y Telephone Co. .....63.35
9 Rafters Bros Inc—the same.....31.87
9 The Ingram Corporation—the same..37.75
9 Thermopylae Pub Co—the same.....41 27
9 The Benjamin B Woog Co—the same.147.05
9 Woodstock Building Co—the same....33 60
9 Yorkville Theatre Co—the same.....69 06
9 N Y City Ry Co—Joseph H Harkow....27.00
9 the same—the same.....64.40
9 the same—Michael Joyce.....500 00
9 the same—Catherine M Joyce..1,500.00
9 The City of N Y—Moses Spiess.....900.00
9 Fashion Mfg Co—Blum Co .....4,027.57
11 42d St. Manhattanville & St Nicholas Av R R Co—John Fitzpatrick .....634.25
11 The Rees Co—Fred J Swentzel.....264.67
11 Geo L Mason Co—Annie Philips et al..63.06
11 Laxakola Co—Samuel Cuppler Envelope Co. .....137.46
11 Society Ahawath Achim Anshei Anzda—Isaac Himmelstein.....costs, 105 60
11 United States Automatic Weighing Machine Co—Fairbanks Co..... .....300.20
11 the same—the same .....294.39
11 N Y City Ry Co—Edward Murray..... .....costs, 156.50
11 Olean Cooker Co—Wood & Seleck.....454 50
11 The Manhattan Heating Ventilating Co—Wm H Sledge .....189.96
11 The Central R R Co of N J—Jacques R Simon et al .....869.82
11 The American Queen—Robert H Ingersoll et al .....31.87
11 The Richmond Amusement Co—Merle J Wightman .....256.42
11 Kohl-Hepp Brick Co—Theodore Koehler.539.33
12 Automatic Gas Producer Co—Bigelow Co. .....1,330.94
12 the same—the same .....1,117.08
12 Warranty Realty Co—Allen Advertising Agency .....177.09
12 Union Painless Dentist, Inc—the same. .....203.72
12 Wm J Matheson & Co, Ltd—Peretz Wieson. .....costs, 7.41
12 Albert Speirs Mfg Co—Wm E Patto....408.15
12 New York City Ry Co—Harry A Smith.... .....2,634.48
12 Metropolitan Surety Co—Simon Pearlman et al .....1,096 82
12 Evers Rehm Co—Frank Nolan .....50.00
12 Languages Printing Co—Chas B Church. .....8,791.06
12 The Gotham Despatch Express Co—Morris Goldberg .....14.65
12 Max Dreyfus Co—Studebaker Bros Co of N Y .....486.78
12 N. Y. City Ry. Co—James F Kenney..800.00
12 the same—Lorenzo De Luca .....300.00
12 the same—Wm O'Brien .....250.00
13 The Motor Top Co of N Y—B & H Motor Car Co. .....125.00
13 New York Evening Journal Pub Co—Edward Dinkelspiel .....costs 89.90
13 Eden Construction Co—Wellesley W Gage. .....519 41
13 W A Squire & Co—Milton S Sommerich et al .....864 32
13 Oriole Construction & Realty Co—Henry Van Bergen et al.....470.84
13 The City of N Y—Charlotte Perey....450.00
14 Cafe Enterprise—Harry Albin.....91.59
14 the same—Samuel S Kogan.....620.55
14 Remington Construction Co—Chas E Taylor .....costs, 181.80
14 Automatic Beverage Co—Liquid Carbonic Co .....1,341.83
14 The City of N Y—Emma Perez .....450.00
14 Sulzer Realty Co—Max Sofer et al.....319.90
14 Yorkville Theatre Co—N Y Edison Co.327.24
14 Atlantic Mutual Ins Co—Anna Gross..1,038 71
14 Frank Whitecomb Co—United Electric Light & Power Co.....40.31
14 Knickerbocker Trust Co—Adrian Iselin, Jr. .....costs, 109.20
14 Meers Artificial Leather Co—Ntl Lead Co. .....169.60
14 Chemical Works Co, Ltd—Henry Leerburger et al .....2,216.97
14 The Manhattan Life Ins Co—Richard Deeves & Son .....costs, 103.00
14 The M Fine Realty Co—Fiss, Doerr & Carroll Horse Co..... .....364.87
15 McDermot Transfer Co—Guy W Harper.214.31
15 N Y City Ry Co—Joseph Spencer..1,333.30
15 The Northwestern Realty Co—Broadway Building Co..... .....170.51
15 Bay State Realty Co—John H Mahnken Co. .....2,163.53
15 Star Co—Margaret Ensing .....250.00
16 J H Schneider & Co—Edw C Daly.....39.56
15 Empire Mica Co—N Y Telephone Co..108.13
15 Electric Time Switch Mfg Co—the same.31.39
15 Colaizzi, Hotel D'Hote Co—the same...77 73
15 Eton Cigarette Co—Wilton J Rosenberg.93.32

## SATISFIED JUDGMENTS.

Nov. 9, 11, 12, 13, 14 and 15.

Bonanno, Frank—The Chichester Bros Chair Co. 1907 .....66.50
Bleier, Josephine—Curtis Blaisdell Co. 1907. .....202.04
Braker, Henry J—Isbell-Porter Co, 1906...831.51
Benjamin, Wm E—C L Folsom. 1898....47.65
Carpenter, Richard E—L D Hasford. 1901.30 15
Cohen, Max—M Solomon. 1906 .....68.26
Coppola, Francesco and Gensloro Pera—W Ryerson. 1907 .....47 01
Cullinan, Mortimer—J A Freyhau. 1907..484 99
Cohen, Wolf—N Y Edison Co. 1904.....76.84
Chew, Alexander D—L P Mick et al. 1907.17.65
Cronin, Michael L or Michael A—S Josephson. 1907 .....300.00
Diamond, Joseph—H Spindel. 1907 ....259.08
Fuchs, Abraham—F L Sheppard et al. 1907. .....1,748.95
[6]Frankfeldt, Leopold, Jacob Frankfeldt & Herman Frankfeldt—J H Eckhardt. 1906 ...17.00
Fitzpatrick, Eugene—H Clausen & Son Brewing Co. 1900.....1,383.15
[6]Flomerfelt, Zacharieh V—M B Flomerfelt. 1907 .....4,110.60
Gibbs, Michael J or Michael A—S Josephson. 1907 .....300.00
Goldman, Harry—C A Miller et al. 1907.44.17
Glick, Samuel—W H White. 1907.....116.54
Hookey, Wm T—I Sacks. 1907 .....1,118.88
Hoffman, Chas F, Jr—City of N Y. 1902.49.60
Hunziker, Christina—S Tile. 1907.....620.11
Same—same. 1907.....614.62
Harris, Samuel—W G Clark. 1907.....25.00
Same—same. 1906 .....427.67
Johnson, Wm J—J C Stouffer. 1906.....112.61
Johnson, Albert W—J Doyle. 1907.....300.00
Levitt, Abraham & Henry Hetkin—A Rosenberg 1907.....27.41
Same—same. 1907 .....561.06
[6]Lester, Geo H—Northwestern Mutual Life Ins Co. 1901 .....521.00
London, Albert—S M Bass. 1907 .....324.36
Same—R F Young. 1907 .....288.00
London, Julius & Moses Press—Chesebro Whitman Co. 1907 .....136 11
[6]Levenson, Morris & Max Bochner—People, &c. 1907 .....100 00
Minton, Chester W—J L Graf et al. 1904..202.81
Muldoon, Margaret—P B McDonell. 1906..326.10
Maher, Edw A, Jr—C R Browning. 1906...116.98
Meltzer, Harry—Geo F Moore, Inc. 1907..71.33
Morton, Baxter—Stubblefield Banking & Trust Co. 1907 .....216.08
Mildenberg, Samuel H—I Metzger. 1901..569.78
Myers, Jesse—M W Niven. 1907.....212.78
Maher, Edw A, Jr, and Clarence Weisblatt—G Case. 1903 .....755.90
[1]MacDonald, Neil—O A Daube. 1907...1,393.52
Newgold, Morris—National Fireproofing Co. 1907 .....121 81
[1]Neuman, Moritz—City of N Y. 1907....264.91
Pratt, Caroline A—F Hertel. 1907 .....102.72
[1]Pomeranz, Sam & Sam Moshowitz—A Fisher. 1907 .....162.90
Peppercorn, Louis—J K McAfee. 1907....30.41
Ratz, Gebhard—F E Gillies et al. 1907....172.03
Richman, Nathan J—L Burger. 1905.....328.91
Rosenfield, Aaron or Joe Adams—A L Silberstein. 1907.....189.31
Renz, Pelazo—R. P Beyer. 1903.....324.06
Rathkowsky, Jacob—M Schwartz. 1907....120.65
Rowden, Max & Morris Wolgen—M M Shill. 1907.....152.91
Reid, John F, Michael L Reid and Wm J MacDonald—D J Long. 1907 .....250.00
[1]Shapiro, Isaac—M Meyers. 1907.....119.40
Smith, Elmer P—T Morch. 1906 .....1,900.39
Same—same. 1906 .....1,900.39
Simis, William, Jr—W C Solomon et al. 1906. .....233.81
Sprung, Harry J—P Weschler. 1907.....427.34
Smith, Elizur Y—E G Welch et al. 1907.402.80
[6]Spero, Lazarus—I Singer. 1901 .....349.54
[6]Same—same. 1901 .....33.73
[6]Same—N Y Telephone Co. 1901.....85.06
[6]Same—N Y Edison Co. 1901 .....238.56
Truesdell, Herbert J—C J Earley. 1907...34.72
Taylor, Ralph P & Frank M Andrews—R Goelet. 1907..... .....109.28
Wilson, James—Pabst Brewing Co. 1907..108.96
Weinberg, Philip—M I Falk. 1907....2,465.77
Wolf, Pauline—Manhattan Ry Co. 1906...118 85
Weitzenblum, Lena—J Baum et al. 1907...92.00
Same—J Baum et al. 1907.....195 24
Winn, Chas A—A A Gardner et al. 1894...93 37

CORPORATIONS.

Predilecta Mining Co—G E Roe et al. 1907.201.33
Borine Mfg Co—C E Dowdall. 1907....186.81
The Birmingham News Publishing Co—D A Patten. 1907.....1,356 34
Muglers Iron Works—J Hogan et al. 1906.124.11
Fidelity Mutual Life Ins Co—J R Marks et al. 1907.....1,130.12
[1]East Side Metal Spinning Co—S Topfer. 1907. .....1,462.34
[1]Krulewich Realty Co—George Grossman Co. 1907 .....317.01
Sims Union Ry Co—S R Schultz. 1907.....78.43
[1]The Gehlen Co, Chas W Gehlen, Wm J Gehlen and Anna M Gehlen—T J Powers, Jr, et al. 1907 .....1,856.19
[1]The Central R R Co of N J—J R Simon et al. 1907 .....869.82

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Nov. 9.

89—Lexington av, n w cor 102d st, 77x145. E H Ogden Lumber Co agt Goldstein & Freidel .....$777.79
90—53d st, n s, 375 w 9th av, 25x145.5. Levin & Levin Contracting Co agt John F, Henry A & Wm A Geides .....9,119 80
91—Park av, s e cor 154th st, 52.4x66.8. Nicholas Aquilino et al agt Denis M Gall.. .....1,317 19
92—146th st, No 346 West. John H Silvio agt Samuel & R Ginsburg and American Marble & Slate Works .....225 00
93—Lexington av, Nos 161 and 163. Frederick B Benedict agt Michael Benincasa and Pietro Altieri .....150.00
94—Same property. Same agt same ....2,225.00
95—133d st, Nos 503 to 509 West. Same agt Carmine and Pietro Altieri .....728.00
96—23d st, Nos 214 to 220 West. Marmac Construction Co agt Otto Strack .... 1,200.00
97—Daly av, e s, 259.3 s 177th st, 130x150. Richard Keil agt Maurice Frankel .. 26,900.00
98—Cherry st, No 27. David Brand agt Vincenzo Ligueri and Nicola Pica ..... 150.00
99—Av B, Nos 84 to 88. Barnett Rosenstein agt Mac Fischer and Isidore Katz .... 42.00

Nov. 11.

100—Madison av, n e cor 133d st, 100x100. Pittsburgh Plate Glass Co agt Carrier & Shatz .....650.00
101—Pelham av, Nos 561 and 563. Albert Blechner agt Universal Brick Block & Cement Co .....460.54
102—162d st, No 378 East. Pauline Bornstein agt Alfred W De Lyhre ..... 100.00
103—Amsterdam av, s w cor 170th st, 100x125. Jacob Dolieh agt One Hundred and Seventieth Street Co .....40.00
104—127th st, Nos 152 and 154 West. Chas E Dowdall agt Sanitary Steam Laundry Co .....490.00
105—Park av, No 4053. Fidler & Straub agt Leo Hutton and Wm F Lennon ..... 27.00
106—50th st, Nos 238 and 240 East. Abe Godin agt Elizabeth & Emma Tinsky and — Sullivan .....162.00
107—Broadway, s e cor 184th st, 75.7x103.1. Cornelius Link agt William Lyman .. 297.44
108—Kelly st, No 48. Samuel Markowitz agt Joseph Fridman, owner and Herman Feinberg .....591.00
109—6th st, No 324 East. F N DuBois & Co. agt Bella Altman and Henry Altman..1,849.53
110—Tiebout av, w s, 175 s Clark st, 25x100 .....
Tiebout av, w s, 125 s Clark st, 25x100 .....
Andrew Angeloro agt Domenicus S Voorhees, Charles Cohen & L A Soule ...1,380.00
111—Lexington av, n w cor 102d st, 145.9x77.6. John B Brady agt Arthur A Goldstein & Louis Freidel .....262.00

Nov. 12.

112—Lexington av, n w cor 102d st, 100x150. N J Terra Cotta Co agt Goldstein & Freidel .....1,250.00
113—College av, e s, whole front between 165th and 166th sts, 480x100. Joe Raparowitz agt Max Kessler, Peyser Bookstaveer, Benjamin Lederer and St Mark's Construction Co .....176.00
114—62d st, No 42 West. Norman Fireproof Construction Co agt Sarah T McAnnsty and The Rees Co .....
115—166th st, s s, whole front between Audubon av and Kingsbridge road, 90x100. Kertscher & Co agt Ellen and Michael Ryan and Louis L Cavinato .....200.00
116—East Broadway, No 92. Louis Pinals agt John Goldman & Max Nilkin and John Sekosky .....120.00
117—Westchester av, n w cor 158th st, 100x100. Globe Fireproof Sash & Door Co agt Max H Newman .....200.00
118—Riverside Drive, n e cor 95th st, 100x174. Ballou Dickson Co agt Geo M Levy Building Co .....668.42
119—Riverside Drive, s e cor 137th st, 102.6x100. Wm M Moore agt Noel Realty Construction Co .....1,750.00
120—70th st, No 336 East. Benjamin F Vineburg agt Henry Mindlin and Twenty-Sixth Ward Realty Co .....121.15
121—151st st, n s, 150 e Broadway, 75x200. Patrick Reddy agt Lorue & Jorrisch..1,200.00
122—Hamilton st, No 5. Max Brooks et al agt Gerardo Guidice & Matteo Tresante..775.
123—127th st, Nos 403 to 409 West. Frederick W Cohn agt Arnold Realty Co.....59.71
124—Morris av, s e cor 153d st, 50x70. James Conforti et al agt Robert Friedman..1,360.00

Nov. 13.

125—34th st, No 124 West. Thomas F Smith agt Isabella Watts and Walter Von Ellenbell .....$210.00
126—10th av, No 282. 26th st, Nos 461 to 465 West. Raisler Heating Co agt Sigfried Wittner.600.00
127—10th av, n e cor 26th st, 74x125. Fred S Schuman agt Same.....6,394.25
128—10th av, n e cor 26th st, —x—. Empire City Wood Working Co agt same.....2,595.00
129—10th av, n e cor 26th st, 100x100. Jacob S Haft Co agt same.....757.94
130—10th av, n e cor 26th st, 74x125. Simon & Mayer agt same.....5,199.50
131—Tiebout av, w s, 125 n Clark st, 25x100. Tiebout av, w s, 175 n Clark st, 25x100. Henry Muskat agt Domicus S Voorhees and L A Soule.....140.00
132—Daly av, e s, 259.3 s 177th st, 130x150. Same agt Maurice Frankel and Richard Keil .....900.00
133—105th st, s s, 164 e 3d av, 33x100.9. Wolf Gelband agt Mildred Realty Co.....605.00
134—Amsterdam av, n w cor 109th st, 100x100. Anderson & Storaker agt Irving Judis.150.00
135—10th av, n e cor 26th st, 74x125. Jackson McGlade & Co agt Sigfried Wittner....662.20
136—Lexington av, n w cor 102d st, 79x144. Rudolph Jostich & Co agt Arthur A Goldstein and Louis Freidel.....9,350 00
137—6th st, No 425 East. Louis Holzberg agt Chas A Friedenberg.....7.00
138—Pelham road, Nos 561 and 563. Marks Bros agt Universal Brick Block & Cement Co and Joe Liebertz.....63.50

Nov. 14.

159—108th st, No 325 West. Edwin Dumble agt Hyman D Baker.....13,738.00

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F. K. Stratton's residence.....Mt. Vernon
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The Gehlen Co.....583 5th Ave.
Tiffany Studios.....347 Madison Ave.
Rinehart & Son.....49 W. 31st St.
Frank T. Woods.....2 E. 33d St.
John Beatty.....245 W. 46th St.
Fred'k Bertsch.....2628 B'way
A. Neumann.....363 W. 42d St.
N. Y. Central R.R.....42d St.
The Peerless Rubber Co.....16 Warren St.
The Puritan Water Co.
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

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160—82d st, Nos 211 and 213 West. Colonial Chandelier Works agt The Louis Burghardt-Mills Co and Blizard & Aptsy.....30.00
161—10th av, n e cor 26th st, 74x125. Geo F Moore, Inc, agt Sigfried Wittner .....191.75
162 Villa av, No 3128. Borgia & Co agt Luigi Palatucci and Angelo Guazzo.....920.00
163—10th av, n e cor 26th st, 74x125. Neal & Brinker agt Sigfried Wittner .....826.59
164—Intervale av, No 1234. Bronx Window Shade & Awning Co agt Joseph Roberts et al.....19.25
165—Fox st, No 1165. Same agt same.....28.50
166—Washington av, w s, 242 n 178th st, 107.7 x145. John Bell Co agt Isidor Robinson and Morris H Hayman .....1,167.65
167—3d av, No 3052. E H Watson & Co agt Adam Stein .....432.00
168—98th st, No 46 West. James Hogan agt John Doe and Joseph Levine.....128.80
169—Lexington av, n w cor 102d st, 144x79. Hogan & DiGenno agt Louis Friedland and Arthur Goldstein .....850.00
170—2d av, Nos 1094 and 1096. Frances M Faulkner agt Louis Zimmerman and Jos Gottlief .....40.00
171—79th st, n s, 98 e Av A, 125x100. Emilie Valente agt Jacob Sherman and Jacob Weinstein .....1,650.00
172—10th av, n e cor 26th st, —x—. John Cullo et al agt Sigfried Wittner .....350.00
173—Cherry st, No 27. Marx & Jacobson agt Vincenzo Liguori and Paolo Pompnio...215.00
174—Lexington av, n w cor 102d st, 144x79. Atlantic Cement Co agt Arthur A Goldstein and Louis Freidel .....1,619.97
175—Amsterdam av, w s, 40 n 134th st, 119.10 x100. Leslie Bros agt Interborough Building Co.....1,241.50

Nov. 15.

176—Harrison av, w s, 500 n Tremont av, 100x 114. Simon Josephson agt Theodore H Nickisch .....450.36
177—Park av, n w cor 97th st, 100x100. Leon Noel agt Isaac Fox, Samuel Ratzkin, Samuel Berman and Jacob Prudovsky .....486.10
178—18th st, Nos 157 and 159 West. Hogan & De Genno agt John Doe and Frank W Rose.....176.00
179—133d st, Nos 503 to 509 West. Chesebro Whitman Co agt Carmine Altieri.....40.00
180—Washington av, n e cor 167th st, 29x140. Same agt same .....40.00
181—152d st, n s, 250 w Broadway, 80x100. Structural Supply Co agt Simon Uhlfelder, Abraham Weinberg, Joseph Beacher and Louis Beacher .....464.10
182—46th st, Nos 337 and 339 East. Voss Ice Machine Works agt United Provision Co.117.70
183—19th st, No 447 West. Max Blechman agt Fannie Cohen and Samuel Dworkowitz.48.25
184—8th av, n e cor 139th st, 50x100. Nathan Coleman et al agt Henry Albers and John Vogel .....30.00
185—36th st, No 630 West. Same agt John Doe and John Vogel .....75.52
186—Mapes av, n e cor 175th st, 100x150. Hogan & Di Genno agt Herbert Realty Co.....473.20
187 West End av, s e cor 76th st, 79.4x100. Watson Flagg Engineering Co agt Seventy-Sixth Street Co.....1,756.36
188—112th st, n s, 20.1 e Broadway, 25x100.11. Same agt University Construction Co...407.00
189—10th av, n e cor 26th st, 74x125. City Fire Proofing Co agt Sigfried Wittner..300.74
190—24th st, No 425 East. M W Kellogg Co agt J J Little & Co and Thomas J Brayd Co.....1,900.00
191—7th av, Nos 2308 and 2310. Louis Hurwith et al agt Joel Marks and Abraham Rosenberg .....1,300.00
192—14th st, No 612 East. Knickerbocker Iron Works agt Paole Tremminelli, Orazio La Cagniva and Paolo Vitale .....300.00
193—36th st, No 23 West. Globe Fire Proofing Door & Sash Co agt Elizabeth P Robbins, Estate of Katherine Whittaker and Aldhous Construction Co.....300.00
194—Water st, No 656. Paul Bernstein agt M & B Jaffe and Elias Rieger .....869.36
195—162d st, No 279 East. Abram Leet Engineering Co agt Consistory of the Reformed Dutch Church of the Comforter.....2,242.00
196—Riverside Drive, — cor 137th st, —x—. Atlantic Cement Co agt Noel Realty & Construction Co.....2,020.40

## BUILDING LOAN CONTRACTS.

Nov. 9.

Whitlock av, w s, 250 s Tiffany st, 100x170. Albert Rothermel loans Theodore Wentz to erect six 3-family dwellings; 3 payments.....$15,500

162d st, s w s, 165 s e Cortlandt av, 25x100. Adolph C Hottenroth loans Alfred W De Lybove to erect a 3-family dwelling; 2 payments.....8,200

Nov. 11.

Business pl, n e cor Park Drive, 100x158.2x 100x159.3. Louise Trost loans Stephen Loughman to erect a 2-sty dwelling; 3 payments.....3,750

Hughes av, e s, 36.1 n 181st st, 50x85.3. Charles Massott loans Magdalena Maix to erect three 2-family dwellings; 6 payments.....12,000

Nov. 13.

32d st, Nos 12 and 14 West. Metropolitan Life Ins Co loans Pacific Realty Co to erect a 12-sty office bldg; 8 payments....$200,000

Cauldwell av, w s, 399.1 n Westchester av, extending to Eagle av, 51x51. City Mortgage Co loans Hyman Construction Co to erect a 5-sty tenement; 8 payments...31,500

Nov. 14.

213th st, s s, 175 e Carlisle pl, 25x145. Nicola De Luccia loans Raffaele Cossa and Giovanni Guercio to erect a 2-sty dwelling; 2 payments.....2,500

## SATISFIED MECHANICS' LIENS.

Nov. 9.

[1]Broadway, n w cor 143d st. Antonio Galati agt Thomas McLaughlin Jr et al. (Sept 17, 1907) .....$150.57

[1]Broadway, e s, whole front between 133d and 134th sts. Wm H James agt Capital Realty & Construction Co. (Oct 12, 1907) ....200.00

[3]72d st, Nos 438 and 440 East. Morris Schack agt Louisa Fink. (July 25, 1907) .... 105.00

Sheriff st, No 96. Green Bros agt Annie Zimmerman et al. (Nov 7, 1907) ..... 53.50

[2]Barnes av, e s, 62.4 n 215th st. Andrew Bickhardt agt Anna Habicht. (Apr 4, 1907)..34.13

Nov. 11.

17th st, No 22 West. Wm A Hynds et al agt John Seaman et al. (July 12, 1907)..83.00

Pelham av, Nos 561 and 563. Samuel Hodkinson et al agt Nathan Lamport et al. (Oct 29, 1907) ..... 225.00

Monroe st, No 283. Atlantic Cement Co agt Charles Stutz et al. (Sept 21, 1907)..883.39

Park pl, Nos 5 and 7. John W Rapp agt Broadway Savings Institution et al. (May 15, 1907) ..... 140.00

Same property. P & F Corbin of N Y and same. (May 15, 1907) ..... 520.00

Burnside av, n e cor Morris av. David Shapiro agt Lochinvar Realty Co. (Nov 8, 1907) ..... 202.25

[3]Nassau st, n e cor Spruce st, 90x100x irreg to Frankfort st. Baker, Smith & Co agt Tribune Assn et al. (Nov 4, 1907) ..12,540.33

Nov. 12.

Amsterdam av, w s, whole front between 134th and 135th sts. O'Shea Contracting Co agt Interborough Building Co. (Dec 27, 1906) ..... 7,950.00

Tremont av, No 855. Nathan Zolinsky agt Edward Nicholson. (Nov 6, 1908).....50.00

8th av, No 2336. The Peck Bros & Co agt David W Bishop estate et al. (May 20, 1907.) .....1,692.00

[2]Lenox av, n e cor 135th st. Brooklyn Fireproof Sash & Door Co agt McKinley Realty & Construction Co. (Oct 31, 1907)....600.00

172d st, n s, 100 w Amsterdam av. John Liddle agt Moses Press et al. (Apr 8, 1907.) .....3,500.00

Same property. Same agt same. (Jan 24, 1907). .....3,700.00

51st st, No 524 West. Jacob Plotken et al agt Marks Beck. (Oct 18, 1907.).....500.00

Chauncey st, e s, 125 n West Farms road. Frank P Van Riper agt John J Boylan. (Oct 11, 1907.) .....43.00

Same property. Thos B Bowne & Son agt same. (Oct 10, 1907.) .....461.77

Same property. Van Nest Wood Working Co agt same. (Oct 9, 1907.) .....446.56

11th st, No 511 East. Isidore Bregman et al agt Joseph Weinstein et al. (Sept 12, 1907.) .....24.00

[3]149th st, No 616 East. Louis Herman agt Loeb & Kaufman. (Jan 14, 1907.) .....200.00

Broadway, e s, 99.10 n 231st st. John P Nugent agt Henry Freund. (Sept 27, 1907.) .....11,100.00

Nov. 13.

St Marks pl or 8th st, No 58 East. Barnet Miller agt Meyer Berman et al. (July 1, 1907.) .....$145.00

553d st, No 106 West. Frank A Young agt Wm S Pyle et al. (April 24, 1907.)..440.00

60th st, Nos 243 to 247 West. Barnet Goldstein agt Louis Wallins et al. (Nov 1, 1906.) .....405.00

Nov. 14.

Riverside Drive, e s, 224 s 127th st. Jacob Wanderman et al agt Bergen Realty Co et al. (Oct 29, 1906) .....750.00

Riverside Drive, e s, 116 s 127th st. Same agt Lispenard Realty Co et al. (Oct 29, 1906) .....750.00

[2]165th st, Nos 953 and 955 East. Herman Rosen et al agt Frankfeldt & Lippman et al. (Oct 23, 1907) .....104.00

[2]Same property. Central Radiator Co agt same. (Sept 28, 1907) .....323.87

Broadway, No 833. S Steinberg agt The Goelet Estate et al. (Aug 26, 1907) ....50.00

99th st, No 211 East. Louis Polstein agt David Chodorow et al. (Jan 5, 1907) .....486.00

54th st, Nos 48 and 50 West. Charles H Darmstadt agt George Dickson. (March 28, 1907) .....834.87

[3]32d st, No 43 West. Slawson Graham Co agt Realty Securities Co. (July 1, 1907)....233.00

[2]Amsterdam av, e s, whole front between 158th and 159th sts. Richard E Thibaut, Inc, agt Abraham Ruth et al. (Nov 2, 1907)....777.62

Nov. 15.

Columbus st, No 70. Spray Electric Co agt Cong Havas Achin Anebe Ungan et al. (Aug 14, 1907) .....50.00

34th st, Nos 43 and 45 West.....
35th st, Nos 62 and 64 West.....
Harry Alexander agt Robert S Minturn et al. (Oct 28, 1907) .....5,240.10

34th st, Nos 43 and 45 West.....
35th st, Nos 60 to 64 West.....
John S Kelly agt Samuel Green. (Oct 29, 1907) .....2,200.00

Amsterdam av, Nos 1101 to 1119. Selig Rosenberg agt The Polstein Realty & Construction Co. (Oct 18, 1907) .....750.00

72d st, No 144 West. John K Turton agt Frederick W Gunther. (March 17, 1907)...2,218.13

Daly av, e s, 259.3 s 177th st. Henry Muskat agt Maurice Frankel et al. (Nov 13, 1907).....900.00

Barretto st, e s, 225 n 165th st. William Apothekler agt Louis Stern. Oct 12, 1907) .....34.65

144th st, n s, 100 w 7th av. Barnet Mason agt Lazarus Perelson et al. (Aug 23, 1907.) .....1,520.00

146th st, s s, 100 w 7th av. Same agt same. (Aug 23, 1907) .....3,400.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Nov. 13.

Amsterdam av, s w cor 114th st, 150x100. Hyman Glick & Samuel Allen on Simon Wolk to South Amboy Terra Cotta Co.$2,150.00

42d st, No 251 West. Siegel, Rosenberg Co on Regent Realty Co to Picket, Passel & Miller .....420.00

## ATTACHMENTS.

Nov. 7.

McCoy, James A; Church Cooperage Co; $467.25; J W & C J McDermott.

San Domingo Improvement Co of N Y; Caroline S Chittenden extrx; $97,315.45; C C Cormany.

Megna, Simone; Italian-Am Trading Co; $723.90; Saitta & Thiele.

Nov. 9.

United States Carriage Co; Annie Kozclouzck; $825; C D Donohue.

Apperson, Elmer & Edgar; Warren F Hayes; $2,698.92; Honnecker & Magen.

Rivaldi, Foscolo; John S Colucci; $3,000; F Wasserman.

Nov. 12.

Cocula, Gabriel; Abel Reggio; $1,936.94; H & J J Lesser.

Kenedy, Geo M; Times Square Automatic Co; $2,200; W P Buchler.

Nov. 13.

Berg, Henry; Ferdinand Gutmann & Co; $5,679; Alexander & Ash.

## CHATTEL MORTGAGES.

Nov. 8, 9, 11, 12, 13, 14.

AFFECTING REAL ESTATE.

Adelson, H M. 178th st, 100 ft w of St Nicholas av..P I Ansorge. Gas Fixtures. 925

Browne, M T. 344 W 11th..H Strater & Sons. Pump. 235

Bergman, A. 322 Canal..S Reshetnik. Plumbing Fixtures. 600

Barkin, S. 191-193 E 3d..Abendroth Bros. Ranges. 357

Bernknoff, N. 169 E Broadway..Duparquet, Huot & Moneuse Co. Range. 51

Daly & Carson. 140th st & Broadway..Consolidated C Co. Gas and Electric Fixtures. 1,500

Jacobson, J. 138th st, 120 ft w of 5th av.., Central Gas Fixture Wks. Gas Fixtures. 425

New Era Construction Co. 163d st, west of Amsterdam av..A Larsen. Refrigerators. 123 at 8.50

Dumwaiters. 24 at 35

New Era Construction Co. 163d st, 100 ft e of Broadway..American M Co. Mantels. 990

Portland Realty Co. 176th st, 100 ft e of Audubon av..Roys System Co. Steam Fixtures. 815

Regent Realty Co. 251 W 42d..Roeser & Sommer Co. Gas and Electric Fixtures. 150

Signell (J. V.) Co. 135th st & Riverside Drive..Consolidated C Co. Gas and Electric Fixtures. 1,300

Wittner, S. 26th st & 10th av..Union Stove Works. Ranges. 78 at 15.25

Wittner, S. 26th st & 10th av..Union Stove Works. Ranges. 78 at 15.25

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## ALTERATIONS.

(Continued from page 793.)

2d av, No 729, 1-sty brk and stone rear extension, 20x35, bulkhead, to 4-sty brk and stone tenement; cost, $4,500; Catherine Looram, 135 E 79th st; ar't, James J F Gavigan, 1123 Broadway.—2947.

2d av, No 2065, partitions, stairs, steel beams, to 4-sty brk and stone store and storage building; cost, $5,000; Israel Sachs, 243 E 106th st; ar't, Frank Straub, 10 E 14th st; b'r, A Sonken, 32 Union sq.—2910.

3d av, No 539, partitions, toilets, windows, to 3-sty brk and stone store and tenement; cost, $500; Samuel Brandmark, 4036 3d av; ar't, Chris F Lohse, 627 Eagle av.—2903.

6th av, n w cor 43d st, toilets, partitions, windows, to 4-sty brk and stone store and tenement; cost, $12,000; Geo H Macy, 255 W 145th st; ar't, J S White, 227 4th av.—2946.

7th av, s w cor 27th st, show windows, to 4-sty brk and stone tenement and store; cost, $1,200; George Stack, on premises; ar'ts, B W Berger & Son, 121 Bible House.—2915.

10th av, No 847, skylights, partitions, to 4-sty brk and stone tenement; cost, $300; Estate of Geo C Keil, 122 Tischer av, White Plains, N Y; ar't, Henry Regelmann, 133 7th st.—2906.

12th av, e s, 42d to 43d st, erect pent house and tank, to 1 and 2-sty brk and stone car barn; cost, $5,000; N Y City Railway Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—2919.

### BOROUGH OF THE BRONX.

Station pl, e s, 800 s Gun Hill road, new plumbing to 3-sty brk and frame tenement; cost, $100; Jos Scottellaro, 168 Mulberry st; ar't, J J Kennedy, Riverdale.—592.

157th st, n e cor Robbins av, new partitions, &c, to 5-sty brk store and tenement; cost, $1,000; Leopold Barth, 50 E 96th st; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—594.

165th st, No 727, new stairs, new fireproof ceiling, to 3-sty frame tenement; cost, $200; Philip Held, on premises; ar't, Otto L Spannhake, 233 E 78th st.—596.

180th st, No 357, 1-sty frame extension, 11x10, to 3-sty frame store and dwelling; cost, $250; Mrs Wm A Dougherty, on premises; ar't, Wm A Dougherty, on premises.—595.

222d st, s s, 167 e Carpenter av, move 2-sty and attic frame dwelling; cost, $300; Mrs S Wilkenson, White Plains av and Pelham Parkway, ow'r and ar't.—591.

Bainbridge av, e s, 145 s 201st st, 2-sty frame extension, 13x18, new partitions, to 2-sty and attic frame dwelling; cost, $2,000; Dora Cohn, 201st st and Perry av; ar't, Arthur L Britton, 63 E 105th st.—589.

Castle Hill av, n e cor Chatterton av, new stone front to 1-sty frame store and dwelling; cost, $300; Emma A Wolfrath, 158th st and Courtlandt av; ar't, Henry Laue, Zerega and Lyon avs.—593.

Forest av, w s, 124 n 165th st, move 2-sty frame dwelling; cost, $1,000; Elizabeth Hatton, on premises, ow'r and ar't.—598.

Tinton av, s e cor 156th st, new brk wall to 5-sty brk store and tenement; cost, $200; Valentine Gies, 37 Tinton av; ar't, Otto L Spannhake, 233 E 78th st.—597.

Westchester av, No 542, new partitions, new floors, to 1-sty brk store and slaughter house; cost, $1,000; Harry Jacobs, 663 Tinton av; ar't, N S Baudesson, 185 Jackson av.—599.

Wales av, Nos 430 and 432, new toilet, columns, pilasters and new partitions, &c, to two 3-sty frame tenements; cost, $1,000; Michael Tremberger, 622 E 138th st; ar't, Herman Horenburger, 422 E 159th st.—590.

3d av, w s, 75 s 138th st, new store front, new partitions, to 2-sty frame store and dwelling; cost, $500; Peter Doelger, 407 E 55th st; ar't, Harry T Howell, 149th st and 3d av.—600.

## Construction News

(Continued)

### Miscellaneous.

CALUMET, MICH.—The stockholders of the Calumet Gas Co. have decided to increase its capital from $1,000,000 to $1,500,000, and propose making additions to the plant.

HOUSTON, MISS.—The Bd. of Superv. of Chickasaw Co. has ordered an issue of $65,000 bonds to erect a court house and will consider plans.

ST. PAUL, MINN.—The erecting of a new wing at the City and County Hospital (Dr. A. B. Decker, Supt.), to cost about $120,000, is reported under consideration. Clarence H. Johnston, Manhattan Bldg., is the architect.

BALTIMORE.—Rev. Edw. M. Weigel, rector of the Sacred Heart R. C. Church, is planning the erection of an edifice costing $150,000 at 3d st and Foster av.

ST. JOSEPH, MO.—Members of the First Christian Congregation are planning the erection of an edifice at 10th and Edmond sts, to cost $75,000.

BERKELEY, CAL.—A permit has been issued for the Berkeley National Bank, an 8-sty structure, which is to be erected at Centre st and Shattuck av, to cost about $140,000.

LOS ANGELES, CAL.—Mulvihill & McInerney intend erecting on 15th and Main sts a 3-sty hotel, according to plans prepared by A. C. Smith, 307 S. Broadway.

OAKLAND, CAL.—Olivzer & Foulkes, of Oakland, have completed plans for a 7-sty concrete and brk building, which is to be erected for doctors and dentists at Jackson and 13th sts, at a cost of about $300,000.

GREEN BAY, WIS.—The Bldg. Com. recommended plans of C. E. Bell, of Minneapolis, Minn., for the Court House, and those of Foeller & Schober, Fox Blk., for the jail.

FT. MACKENZIE, WYO.—Bids will be received by Capt. Wm. D. Davis, Q. M., U. S. A., until Nov. 27 for the construction of brk quartermaster storehouse, brk quartermaster stable, brk fire station, frame coal shed, steel-clad magazine and for the installation of plumbing, heating, electric wiring and electric fixtures in buildings where specified at this post.

### Foreign Opportunities.

[Inquiries in which addresses are omitted are on file at the U. S. Bureau of Manufactures. In applying for addresses refer to file number.]

No. 1594. Raw materials and machinery for flint-glass factory.—A new and up-to-date flint-glass factory is about to be erected in New South Wales, Australia, and correspondence with manufacturers of all classes of machinery and of raw materials applicable to the business is desired. For further information correspondence should be addressed to the Agent-General for New South Wales, 123 and 125 Cannon street, London E. C., England.

No. 1595. Motor cars.—According to the local newspapers of Trondhjem, Norway, it has been decided to establish a motor-car service between Stenkjaer at the end of the Trondhjem Fjord and Rodhammer, on the way to Namsos. It is reported that if this proves a success other services may be taken into consideration in the district including services for carrying merchandise. American motor manufacturers and dealers might do well to communicate with the American consul at Bergen, Norway.

No. 1596. Harbor improvement.—The Government of the Argentine Republic has recently authorized the Executive Department to expend 8,950,000 pesos gold (peso=96½ cents in American currency) in works for enlarging and improving the accommodation for merchant shipping in the "Darsena Norte," Buenos Aires. Particulars may be had by addressing the Ministry of Marine, Buenos Aires, Argentine Republic, S. A.

No. 1597. Machinery representation in South America.—A business man writes to the Bureau of Manufactures that he would like to represent in South America such lines of machinery as mining and farm machinery, automobiles, and gas engines. He states that he has had experience both in selling and running such articles.

No. 1601. Cast-iron pipes.—Bids will be received until December 9 by the Deputy Postmaster-General, Brisbane, Queensland, Australia, for the supplying of 300 tons of cast-iron pipes, 3-in. diameter.

No. 1603. Telephone equipment.—The Postmaster-General's Department, Adelaide, South Australia, will receive bids until March 11, 1908, for the supplying of one common battery switchboard, 400 subscribers' telephones, and 400 protectors.

No. 1604. Dredging and wharf construction.—Consul W. S. Hollis, of Lourenco Marquez, advises that tenders are to be called for for wharf construction and for dredging at that Portuguese East African port. The plans and specifications are at present in the hands of the Minister for the Navy and the Colonies, His Excellency Dom Ayres d'Ornellas, at Lisbon, Portugal, and the consul has been informed unofficially that advertisements calling for tenders will be soon published in a number of Continental, English, and American papers. For further information, letters should be addressed to the official named, at Lisbon.

No. 1608. Locomotives.—Consul A. A. Winslow, of Valparaiso, reports that the Government of Chile has advertised for bids to supply 70 locomotives, as follows: 40 wide-gage freight, 15 wide-gage passenger, and 15 narrow-gage freight, built in conformity with the specifications and details which may be consulted in the office of the "Service of Locomotives and Equipment," Valparaiso, Chile. Proposals must be received not later than January 2, 1908.

No. 1610. Metal ceilings.—An American consul in France sends the name of an architect there who would like to receive illustrated catalogues and price lists of metal ceilings.

No. 1611. School furniture and apparatus.—An American consul in one of the Central American countries reports that the Board of Education at the place in question contemplates the purchase of new and improved school furniture and apparatus. The consul thinks that some United States manufacturers in this line might interest the board through correspondence, although if a personal representative were to visit there he would be more successful.

No. 1612. Locomotives, tenders, flat cars and steam crane.—Short-term tenders will be received by the Turkish Government for the supplying of 4 locomotives with tenders, 30 25-ton "open goods trucks," and one 13-ton steam crane. Address Direction du Chemin dē Fer, Hamidie-Hedjaz, Constantinople, Turkey.

No. 1616. Safety Vaults for New Bank.—An American consulate in Europe reports that the officials of a new bank at the place in question are ready to receive and consider offers for the supply and the construction of safety vaults.

No. 1622. New School Fittings and Gymnasium.—An American consul in Europe writes of the proposed erection of a new school building equipped with modern fittings and appliances, together with a large gymnasium and a hot-air system for heating the building. The consul suggests the opportunity for American bids, and furnishes the address to which correspondence should be addressed.

No. 1623. New Electric Railway and Electric Lighting Company.—One of the American consular officers in Asia reports the granting of a concession for the construction of an electric railway, for the lighting of streets, and the supplying of electric power at the place in question. He furnishes the names of the officials of the new company, and states that it would be a profitable investment for the manufacturers of electrical goods to maintain an active agent there to take advantage of trade opportunities as they present themselves.

No. 1625. Panama Canal Supplies.—Sealed proposals will be received by the Isthmian Canal Commission, Washington, D. C., until December 2, for the furnishing of one stern-wheel towboat. (Circular No. 401.)

No. 1626. Harbor Improvements at Valparaiso.—Consul A. A. Winslow, of Valparaiso, reports the name of the concessionaire to whom the Chilean Government has awarded the contract for the harbor improvements at Valparaiso.

No. 1627. Petroleum Marine Engines.—An American consul in the Levant writes of two business men there who desire catalogues and price lists of American marine engines which burn petroleum fuel. He suggests that if catalogues printed in French were sent they would be greatly appreciated.

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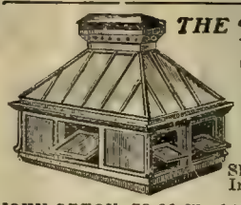
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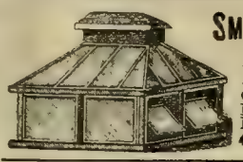
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**New Forms of Building**

IT IS STATED that the committee of the Building Code Commission which is formulating the regulations limiting the heights of buildings has somewhat modified its recently reported provision, and that it now contemplates "a progressive reduction" in the area of each story of a hotel or office building for all stories above a two hundred-foot height. The other portions of the section, providing that other buildings shall not be erected over one hundred and fifty feet in height, etc., remain about as first drafted. Why "other" buildings should not enjoy the same privilege as hotels and office buildings is not altogether apparent, for the latter are rather more in need of restriction than the former, and it really seems useless to provide against dwellings, theaters, warehouses and factories being built over twelve stories high. A regulation, however, not setting a definite height limit, but actually limiting by the working out of its provisions, seems a happy expedient, for such a restriction is much less likely to meet with serious opposition. The pyramidal form will, moreover, curtail but little the light and air which are so valuable in lower Manhattan, and will undoubtedly result in pleasing architectural effects in the way of towers and steep mansard roofs, such as contribute so largely to the beauty of structures like the West Street building and the Washington Life. But it seems as if this new regulation loses sight entirely of a fundamental upon which it should be based, namely, that the proper height for a building should be some portion of the width of the street upon which it faces, if the considerations of light and air and the capacity of the streets be observed. A twenty-story building on Broadway may not be improper, while it would be highly so on Nassau street. Again, this regulation should make the stepping-back particularly apply to the street front, else much of its value will be lost. The Building Code Commission has very wisely granted the public the privilege of expressing their views at public hearings relative to needed changes in the old code, and it is to be hoped that the public may again have a like opportunity to be heard when the commissioners have drafted such new provisions as they will suggest to the Board of Aldermen.

**After January First**

REALTY AND BUILDING interests, both in Manhattan and the Bronx, are taking new courage from an assurance that the Public Service Commissioners are seriously preparing "to give their attention" to these sections of the tri-borough transit system, and for our own part we attach more importance to the announcement than to any previous promise of subway extension in several years, believing the commissioners are fully resolved to preserve the balance between the boroughs. At the time when the decision was made to build on the Fourth avenue route in Brooklyn it seemed that the door had been closed against the possibility of financing any similar undertaking in Manhattan and the Bronx for a period of years, but recently there have been intimations that when the tax values are again computed they will disclose that the borrowing capacity has been enlarged sufficiently to warrant the city incurring obligations for the construction of additional lines immediately. This assurance being strong, it has tended to allay much opposition in Manhattan and the Bronx to the authorization of the Brooklyn work. While it is assumed that it is the particular duty and business of the Commission to build on all the subway routes that have been legally adopted as speedily as it is possible to make financial arrangements for them, an official utterance more definite in respect to time and place would be appropriate at this juncture, seeing that there have been so many disappointments in the past, and that so much is at stake. The opening of a subway extension through South Brooklyn and Bay Ridge to Fort Hamilton and Coney Island, making the cheaper houses and lands of at least some of these sections more accessible in point of time from the City Hall than are parts of the Bronx and even of Manhattan, would be a blow so severe to property interests here, if it were not counterbalanced by the opening of a similar line in the opposite direction, that we cannot conceive of the Commission working such an injustice, and it would be no more than fair to have the Manhattan and Bronx sections of the tri-borough system selected and advanced to the same stage as the Fourth avenue route in Brooklyn before any construction contract is signed. An even-handed policy like this on the part of the Public Service Commissioners would be sufficient of itself almost to restore good times in New York. None would note it with more appreciation than the countless number of deserving people who have attested their faith in the city by investing in real estate which depends for its development upon fair treatment from the transit commissioners.

**Street and Park Openings**

IN A RECENT PROCEEDING for opening a small park the expense of acquiring the land, which was assessed at $4,300, reached the sum of $336,000. It is the practice to place upon the city all the cost of opening parks, half the cost of public places and a portion of the expense of opening streets exceeding sixty feet in width. From tables exhibited this week before the Board of Estimate it appears that during the last five years relief has been extended, in the cases of streets over sixty feet wide, in 151 proceedings, and that in 19 proceedings the whole cost of street openings has been placed upon the city. The number of park openings (all the cost assumed by the city) has been 35, and the number of public-place openings (one-half the cost placed on the city) has been nine. The resulting addition to the bonded debt is estimated by the Board's engineers at forty million dollars, more than half of which is chargeable to park openings. The certain consequences of continuing a policy so liberal compose a problem that gives the Board of Estimate much concern. Formerly all public improvements were assumed to carry a local benefit. Thus, about thirty-two per cent. of the cost of acquiring title to Central Park was levied upon the property benefited; and it was all collected in one installment. The Chief Engineer for the Board of Estimate, Mr. Nelson P. Lewis, holding the view that the whole question of assessment for benefit can be reduced to a scientific basis, has raised the question as to the wisdom of continuing the policy of the past five years, and whether it would not be better to assess the whole cost of proceedings for the acquisition of title to streets, parks and boulevards upon the property benefited, in so far as benefit can be established. Virtually this would be a return to the basis of assessment in vogue previous to July 25, 1902, with this exception, that it was customary to grant relief, after laying the assessment, whereas now the Board probably would fix a maximum benefit to be allowed, and formulate a rule for determining the proportion of general benefit in park proceedings. An obvious consequence of the change, with a strict adherence to the new principles, would be fewer petitions for large improvements, also, a more careful scrutiny on the part of taxpayers of the bill of costs in condemnation proceedings, and, in brief, a saving to the city at large. The general proposition seems to commend itself at this time of financial stress, especially as it could be discontinued or modified at any time should it be found to work a real hardship in any particular.

## How the City Can Save Money.

To the Editor of the Record and Guide:

The Honorable Charter Revision Commissioners are now considering the revision of the present city charter, and I think it is a good time for all taxpayers to personally or representative papers urge the reconciliation between the New York City budget and laws that make the rate of taxes according to valuations for each year from the first to the last day of each year and the present system of confirming and collecting the yearly taxes, which only begins on the first Monday of October of each year.

While there is no fault to be presented as to either of these city departments as they exist and are administered under the present laws, it is a fact that the city is compelled to borrow for its wants from the first part to the first Monday of October and the city only begins to collect at that time to repay for short period bonds that it has issued and the remaining part of the year, which is less than three months. In the year 1906 the city paid about two million eight hundred thousand dollars for interest on such bonds. From information it is fair to estimate that during the first week that the taxes were collectible this year that over fifty millions were collected within a week, and nearly half of the taxes were paid within a short time after the taxpayers were permitted to pay them, showing that the money to pay taxes was waiting while the city was in great need of money by reason of the great financial crisis.

I conceived the idea over 25 years ago and have advocated ever since that the taxpayers should be permitted to furnish the city the money for its needs during the year to avoid the borrowing on short period bonds and save to themselves the cost of the present system. To do that will require either a change of our present charter or a special law to change the present system of the confirmation and collection of taxes so that in date it will meet the necessity of the yearly budget and permit taxpayers to give the city their taxes and prevent the necessity of borrowing for nine months as is now done.

As the leading real estate paper in the city I hope you will be able to advocate these views as you have in the past and use all possible influence to bring about the change. The best city statesmen have approved of the proposed change from the year 1885 to the present time and I believe now the change can be made by and through the revision of the charter.

796 Sixth Ave., City. CYRILLE CARREAU.

## Doing Harm to Real Estate.

To the Editor of the Record and Guide:

The gratuitous advertising by the New York Herald, showing the advantage of purchasing railroad and industrial stocks at the prevailing prices, is working indirectly to the disadvantage of realty interests.

An example recently brought to my attention will clearly show the drift. A woman of moderate means having withdrawn her savings account prior to the enforcement of the 60-day clause by the savings banks, became interested in the Herald's paragraphs and purchased stock of the New York Central Railroad. Realizing that she would in the ordinary course of events receive a far larger interest return than the 4 per cent. paid by the savings banks, she has encouraged her friends to do likewise, and as the result of her efforts in this single instance, there will be at least a dozen withdrawals at the earliest opportunity, for the purpose of making similar investments.

What has this to do with Real Estate? **The calling in of many past due mortgages by the savings banks to meet such withdrawals, that otherwise might have remained.**

I think the New York Herald owes as much to its Real Estate patronage as it does to that from the financial world, and that it should either stop this gratuitous advertising or conduct one on the same lines, advising investments in good income paying Real Estate that would bring in a greater net revenue than the average railroad share and at the same time be safer and less liable to fluctuate.

WILLIAM C. LESTER.

### A Damper to Irresponsible Developments.

It is generally believed among development companies that in the revision of the banking laws of New York, contemplated by the Governor, that provisions will be added requiring that corporations operating in real estate shall be under the supervision of the State Banking Department. Should such a measure become a law it will cause a stronger feeling of public security and stimulate the purchase of vacant lots in the outlying sections of New York City. It is understood that the larger companies will welcome any reasonable state supervision. The necessity for legislation in this respect is said to be due to the increasing number of land companies and the questionable methods employed by some in the sale of lots on the instalment plan. In this connection it can be said that Mr. R. E. Simon in a recent lecture directed attention to the dangerous phase of instalment selling, maintaining that "irresponsible companies are apt to purchase property subject to a blanket mortgage and sell lots on the instalment plan without making provision for the liquidation of the mortgage when the time comes for delivering title. The purchaser only receives a contract for his purchase, usually does not search the title, and after he has made his total payments, which may embrace a period of a year or more, he finds that the seller is unable to deliver him a proper title free and clear."

Mr. Simon cited a case where more than four hundred persons had to be served at the foreclosure of a blanket encumbrance which resulted finally in the loss of all moneys paid in by them.

## Outlook in the Mortgage Market

By MORTIMER M. SINGER

WE have had so many reviews and opinions of the money situation lately, very little remains to be said of the present position of capital and credit. Lord Rothschild once stated "That the wisest man was one that never prophesied to any audience, be it large or small." On your request, however, I will give you, in a brief way, my idea of the outlook of to-day on mortgage investment in New York City.

Time loans for a period exceeding one year on any security are always difficult to obtain. One year in the financial world is a long period, during which many things can occur. War, riot, famine, panic, pestilence, earthquake as well as a great fire, naturally change the price, value, and earning capacity of any local security. A good definition of value is simply "A state of mind," which state of mind at large, is bound to be affected by the general governing conditions. If conditions were normal at present, mortgages would be easier to place at lower interest rates than ever before in the history of Manhattan Island, as the laws governing mortgages on real property have been modified and amended in such a way as to invite capital from the entire world to invest in this security under the most favorable circumstances, and, furthermore, we all know that Manhattan Borough is an island of which no condition can alter the physical aspect, being bounded on all sides by water, making the annexation of one extra lot an impossibility.

THE INTEREST RATE.

For a long number of years many large estates and wealthy individuals were driven away from loaning on bond and mortgage by the fact of mortgages being assessed under the law as personalty, which meant an annual deduction of about one and a half per centum from the interest rate indicated on the face of the mortgage. Then in July, 1905, came the mortgage tax, which, in turn, was amended a year later by the Legislature at Albany, in such a manner that we now have a recording tax, which tax being very justly paid by the borrower, means that an investor from now on, has an opportunity to loan on improved income producing real estate on Manhattan Island under conditions that could not be made more favorable for him. Unfortunately, since the new law went into effect the entire world has experienced a great scarcity of capital. For no other reason than this, the interest rate on mortgages in New York has advanced generally about one per cent. a year. This increase in the interest rate appears to be attracting money from many sources that never before were interested in loaning on real estate. I find that the larger percentage of available money at present is in small amounts, which sums range in the neighborhood of ten thousand dollars each. Therefore, in the matter of placing small applications that have merit, I find it to be more a question of terms than anything else. It is difficult just now to secure mortgages for large amounts owing to the world-wide scarcity of capital, but in my opinion within the next year money will be "as easy as an old shoe" in New York City.

FUTURE OF REAL ESTATE.

Regarding the future of Manhattan real estate I doubt very much if it will at any time decrease in value to any greater extent than it has during the past year. It is safe to say that prices have decreased about ten per cent. from the high figures recorded in 1905 and 1906, but property, I find, is now generally in strong hands and a large amount of the speculating and operating has ceased. Building Department statistics indicate that building has receded some 55 per cent., which is a good healthy sign. The only soft spots in the realty field are the loft buildings, and in those sections where an undue amount of building has taken place, such as in the neighborhood of First av and 100th st, as well as in the section bounded by Fifth av on the east and Eighth av on the west, and running from 136th st to 145th st.

Washington Heights south of 155th st has withstood the crisis wonderfully well, owing no doubt to its physical superiority, and I find the apartments on the Heights, from 155th st south, are well rented and carrying themselves satisfactorily to their owners.

From our records it appears that the city's annual growth from immigration alone is upwards of one hundred and twenty thousand souls, which single fact makes me confident that by the close of 1908, we shall see even the present weak sections well rented, and values throughout the city generally increased,

## Proposed Widening of Fifth Avenue to Improve Traffic Conditions.

THE agitation for widening the roadbed of Fifth av, from forty to sixty feet, makes it worth while to take it up from a different and perhaps more practical point of view than any from which it has been presented heretofore to the public.

The picture here presented appeared in one of the daily papers last June, and gives a good idea of what is proposed.

What the legal complications and difficulties will be, I do not intend to discuss. It is inconceivable to suppose that any one has erected a building without first getting the lines from the city engineer and having the plans approved by the building department. If such precautions have been taken, it would seem the city would have to pay all costs of changes, and also be liable for any losses entailed during the time when the changes were going on, due to loss of rent, etc.

The important question is, what is to be gained, and will it be worth the price?

A moving vehicle needs eight feet in width and one standing by the curb seven feet. It is unsafe to allow less. These figures are the result of a close study of street traffic conditions extending over a period of seven years.

The present roadbed is forty feet wide, or six feet narrower than is absolutely necessary for six lines of vehicles, and two feet wider than is required for five lines of vehicles. If the roadbed were widened six feet, or three feet on a side, it would answer for six vehicles. Eight feet in all, or four feet on a side, would be better and ample. This would make the total roadbed forty-eight feet. Four feet from each sidewalk could be spared and, if necessary, it would not be a serious or very expensive job to set the steps and railings back three or four feet.

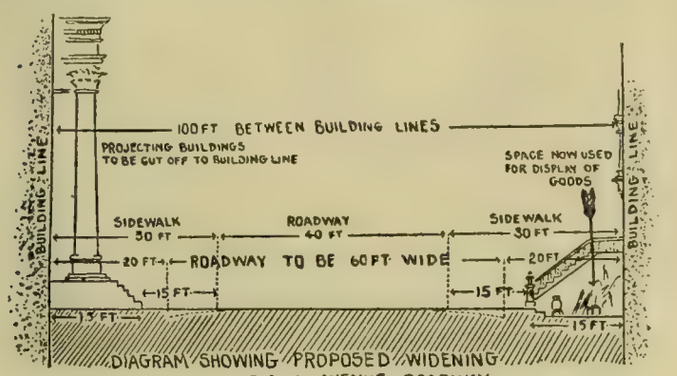


DIAGRAM SHOWING PROPOSED WIDENING OF FIFTH AVENUE ROADWAY.

It will be seen that the proposal of making the roadbed sixty feet wide is not a good one, as it falls from two to four feet short of providing for eight lines of vehicles, and is six feet wider than necessary for seven lines. Besides this, to regulate traffic simply and easily on such a street as Fifth av, there is very little to be gained by having space for an odd number of lines of vehicles. There should be space for either six or eight. I believe six is enough. The crossing for pedestrians of eight lines of vehicles is a serious matter, and there are other reasons why six lines are better. The expense of making the roadbed sixty-two feet wide and cutting back the buildings would be enormous, while that of making it forty-eight feet would be comparatively small and very easy to do, and, from a traffic standpoint, on the whole, would be better, even if the expense were the same.

The trouble of nearly all such schemes is that they are gotten up by people who have not given sufficient study to the questions to have a practical knowledge of the necessities. They jump at conclusions without thought or consideration of the harm which would be done if their plans were carried through. The traffic problems in New York are continually getting more serious and more important, and will need the best thought and a great deal of money to solve properly. By all means widen the roadbed of Fifth av to forty-eight feet, but more would be criminal stupidity.

In connection with the foregoing I recommend that refuges be placed on Fifth av at all crossings. They should be located with their ends about three feet above and below the sidewalk lines of the intersecting street. They should be three feet wide and twelve feet long. There should be a lamp post in the middle and a stone or iron post at each end. The posts should not extend beyond the curb and the ends of the refuges should be elliptical rather than round.

The preceding description seems desirable, because all the refuges that have been put up so far have not only been wrongly constructed but usually placed too far from the intersecting street lines.

WILLIAM PHELPS ENO.

—As the value of guaranteed mortgages is supported not only by the property which secures them, but also by the credit of the institutions which sell them, there can be no question as to their worth as investments. In case foreclosure proceedings become necessary, the expense is, of course, borne by the companies. Finally, the mortgages are exempt from taxation.

## Advisability of the Torrens System.

By FRANK H. SINCERBEAUX.

IN discussing the question as to the advisability of introducing the so-called "Torrens System" of registering land titles into the Laws of New York, we are laboring somewhat at a disadvantage in having before us no definite statute or proposition.* But Niblack's definition may be taken as indicative of what the system or series of systems stand for. The definition is as follows:

"By Torrens Systems generally are meant those systems of registration of transactions with interests in land whose declared object is under governmental authority to establish and certify to the ownership of an absolute and indefeasible title to realty, and to simplify its transfer. An important feature of the system is an indemnity fund to compensate anyone who may be injured by the operations of the act."

It must be clear that the establishment and the certification as to the ownership of titles under governmental authority is at once a participation by the government in private enterprise. It must have the effect of compelling the State to enter into a business which has heretofore been carried on by lawyers and title companies. To that extent it is socialistic and paternal in its character, and the question is immediately raised whether in this State we desire to take such a step towards government monopoly.

Will the State perform as effectively and economically by public officials the work which is now done by private individuals and by private enterprise, and will the certificate made by an officer having no particular interest in the success of his business be as reliable as the abstract made by a strong company or a private individual, whose success depends largely upon the quality of its output?

It is notorious that because of our political system the business of the State and its various municipalities is often improvidently and inefficiently administered. If the State of New York cannot build and administer its canals economically, and if its cities cannot keep their streets properly paved and clean, is it probable that it will properly conduct a complicated system of examination of real estate titles, where the work requires the highest degree of ability and skill.

As a comparison of public service with private enterprise in the certifying of land titles, a member of the Chicago Real Estate Board referred to the Torrens System in Chicago as follows:

> "I regard certifying as to land titles by a public officer as compared with such service by a private corporation, as I regard the professional service of a city or county physician as compared with my chosen family physician; I don't wish the public service in either case. I would rather pay more and get a service I can rely upon. The test of such service is not its cheapness, but its goodness."

A set of officers once having become the occupants of the positions made possible by this system, have a natural impulse not to attain a high degree of skill in the conduct of the office, but rather to maintain the ascendancy of the political party through whose efforts they may have secured their positions. And when it is considered that probably not less than a thousand such officers would be necessary in the County of New York alone the seriousness of this matter is at once apparent.

That the public in those States of the United States in which the Torrens System has been employed have not the confidence in the system which its ardent advocates had anticipated is certainly clearly shown by the facts. A law patterned after the Torrens idea, though in many respects differing radically from the original Torrens System, as used in Australia, was passed in Massachusetts in 1898 under the advice of the late Governor Russell. In the nine years in which it has been in effect the slowness of its progress is remarkable.

The following reports of the progress of the system are taken from various registration districts of that State. These reports were received in answer to requests from the Allied Real Estate Interests, and are taken as representative of the various parts of the State. In Worcester District only 49 decrees have been entered and 300 transfers; in Barnstable only 22 certificates; in Norfolk County 136 decrees; in Bristol County, Fall River District, an average of 2 or 3 titles each year; in Bristol County, Northern District, 3 titles in all; in Franklin County there never has been a single application for registration. These figures were taken in the early part of June, 1907. The Recorder's Office in the Land Court of Boston offers the following remarkable showing which summarizes the progress of the law in the State of Massachusetts. Less than one-half of the towns and cities of the entire Commonwealth have ever had petitions filed for registrations of land titles in the Land Court (165 out of the total 353); and during the whole nine years in which petitions have been filed the total assessed value of the property registered up to the 17th of May last past was $16,919,797.36. The total amount of fees for registration paid last year was but $15,933.12.

But the lack of progress of the system in Cook County, Illinois, is even more pronounced than that in Massachusetts,

(Continued on page 384.)

*This paper has been submitted as a brief to the Torrens Commission.

# THE REALM OF BUILDING.

## Outlets for Sixth and Seventh Avenues.

On May 24, 1907, a petition was presented to the Board of Estimate and Apportionment, requesting the approval of a plan for changing the map by the provision of adequate outlets at the lower ends of 6th av and 7th av, in the Borough of Manhattan. (Project A.)

In the report of the New York City Improvement Commission of January, 1907, it is suggested that 6th av and 7th av be extended southwardly to West st, and that further minor modifications of the street system in this vicinity be provided, for the purpose of opening additional facilities for traffic. (Project B.)

In 1905 the suggestion was made by the Municipal Art Society of the City of New York that by widening Carmine st, between 6th av and Varick st, and by extending 7th av southwardly to the intersection of Carmine st with Varick st, it would be possible to remove the dead ends at the lower terminals of 6th and 7th avs. (Project C.)

The three plans are the subjects of consideration in a report by Chief Engineer Nelson Lewis to the Board of Estimate and Apportionment. Mr. Lewis designates them as Projects A, B and C, respectively. Extracts from the report follow:

Project A.

The changes in the city map described in this petition include the following:

The extension of 6th av from its present southerly terminus at Minetta lane, southwardly in a straight line to Varick st.

The extension of 7th av from its present southerly terminus at Greenwich av, southwardly to the intersection of Carmine st and Varick st.

The widening of Varick st on its easterly side, between Carmine st and Franklin st.

The 6th and 7th av extensions are each to have a width of 100 feet, which also is the width proposed for Varick st.

A deflection is proposed in the line of 7th av, at Greenwich av, which, I am informed, is for the purpose of avoiding a number of expensive buildings, including the recently erected Carnegie Library at St. John's Park.

The petition bears 332 signatures representing the ownership of 768 parcels of property located on 7th av south of West 57th st, on 6th av, south of West 20th st, and in the vicinity of the new street system proposed.

| Street and Limits. | Assessed Valuation. Land. | Buildings. | Total. |
|---|---|---|---|
| 7th av, Greenwich av to Christopher st | $515,000 | $206,000 | $721,000 |
| 7th av, Christopher st to Varick st | 790,000 | 722,000 | 1,512,000 |
| Varick st, 7th av extension to 6th av extension | 318,000 | 47,000 | 365,000 |
| Varick st, 6th av extension to Canal st | 221,000 | 110,000 | 331,000 |
| Varick st, Canal st to Franklin st | 412,000 | 582,000 | 994,000 |
| 6th av, Carmine st to Varick st | 1,081,000 | 578,000 | 1,659,000 |
| Total | $3,337,000 | $2,245,000 | $5,582,000 |

Project B.

This project, as described in the report of the City Improvement Commission, includes the following changes:

An extension of 6th av southwardly to the intersection of Chambers st and West st.

The extension of Varick st, from Christopher st to West Broadway.

A southerly extension of 7th av to the junction of Canal st with West st.

The widening of Christopher st, between Greenwich st and Greenwich av.

The map submitted with the report indicates that the 6th av extension is intended to be a direct line from Minetta lane to the intersection of Chambers st with West st. A public place is also shown on West st, extending northwardly from Chambers st to Jay st.

The 7th av extension is shown as being a direct prolongation of the lines of 7th av as laid out north of Greenwich av to the intersection with Christopher st, at which point a deflection is made in the line to lead it to West st at the intersection of the latter with Canal st. A public place on West st is indicated as extending from Spring st southwardly to Canal st.

The plan also shows a widening of Varick st on its westerly side through the entire length of the street as now laid out, together with one extension in a direct line northwardly to Christopher st and another southwardly to West Broadway. A widening of Christopher st on its southerly side between Greenwich st and Greenwich av is also indicated.

Each of the proposed new streets is to be given a width of

(Continued on page 850.)

## Freak Building.

ON LOWER BROADWAY there is a real estate puzzle, in daily evidence, which no one cares to try unravel at this time. The twenty-foot northerly end of the old Consolidated Stock Exchange building, minus one side wall, is all that is left by the wreckers who demolished and removed the rest of the building, preparatory to the advent of a new 22-sty office building, the contract for which was let to the Geo. A. Fuller Co. by Charles T. Barney prior to the Knickerbocker Trust Company's financial difficulties. This ragtag of the once-splendid Consolidated building, erected in 1877, is utterly useless to anybody in its present condition, and matters will not be greatly improved upon when, with the building of the contemplated new tall building, the southerly side wall will be provided. The building, which is taken up almost entirely by the several elevators, walls and stairway of the old Exchange, could not be rented without the expenditure, first, of a considerable sum of money, which the leaseholders will not make, as in five years, at the expiration of the lease, the building will have to be turned over to the owners.

When President Barney purchased the Consolidated Exchange building and the leasehold he tried to purchase the twenty-foot northerly strip from the Schermerhorn estate, offering for it what was considered by down-town real estate appraisers a fabulous price. The Consolidated held a 21-years' lease, with two renewals from the Schermerhorn estate, which was bought in fee and which has five years more to run. Not being able to buy the property, Mr. Barney dropped all negotiations, let the contract for the tearing down of that part of the building not on the Schermerhorn plot, and made other preparations for the proposed new skyscraper. It was his intention not to touch the Schermerhorn part of the building, but to pay the annual rental, and at the expiration of the lease in 1912 turn it over to the owners. If the Barney plan is carried out, and the building left unimproved and untenanted for five years, it will present a unique spectacle, the first of its kind in Manhattan real estate history.

And what will the Schermerhorn estate then do with a twenty-foot inside frontage? Will it hold another freak structure, or will the owners be able to sell it to one of the adjacent property owners? The next five years may bring even greater changes to lower Broadway than did the last five, but experienced real estate men say that the price recently offered for the Schermerhorn property will not be exceeded within that period.

The trustees of the Schermerhorn estate say that they are not worried so long as they receive the contracted rental, and decline to prophesy as to the future.

### Where Outside Fire Escapes Are Not Needed.

In June last at the request of Mr. Egerton L. Winthrop, Jr., President of the Board of Education, a committee was appointed consisting of a representative of each of the Bureaus of Buildings of the various boroughs, a representative of the Fire Department and a representative of the Department of Education to consider the recommendations of the Fire Department, dated April 25, 1907, as to fire protection in public schools; also to formulate some rules whereby a school building might be judged as to its safety or adequate equipment with stairways or fire escapes; and, further, to make whatever recommendations might seem proper in the premises.

The committee has held several meetings and adopted rules for the general betterment of conditions in non-fireproof schools. It being admitted by the Fire Department that it would take the first or nearest fire company on an average of about three minutes to reach the scene of a fire and prepare for work, within that period the majority of schools would be free of occupants and the Fire Department would have free and unobstructed entrance thereto; the committee is, therefore, of the opinion, as the result of its investigations, that outside fire escapes on the average public school are not required, as under the present system of drilling the scholars they can be much better and more expeditiously handled and guided by their teachers on a continuous line of stairs leading to exits than they could if compelled to pass through rooms and halls leading to windows or openings onto broken lines of outside stairs; and as the stairways in most schools at the present time are practically fireproof, the danger of fire or smoke obstructing any or all of the several lines of stairs within the short space of three minutes is very remote. The Building Committee of the Board of Aldermen is considering the report.

## Two-Family Dwellings Popular in The Bronx.

Among the highest grade of improvements completed in the Bronx are those made by the American Real Estate Company on its extensive holdings along Westchester av from its intersection with Prospect av to the Bronx River. A few years ago this was a district of towering trees and green lawns. To-day it may well be called a city within a city, for in a few years to come the building operations of that company alone will include a population of 50,000.

The first operation undertaken by the realty company was the construction of 20 two-family dwellings on Faile st. These houses were generally considered the best of their class ever built in the metropolis, and the question was raised in the minds of many real estate men as to whether two-family houses of such a grade could be readily marketed. That company has answered the question by not only selling all the houses in this row, but by building 22 additional dwellings of a similar type.

Following the first operation the company's next move was to construct 12 non-elevator apartment houses of 15 apartments each in Simpson st. These apartments, like the two-family houses, are of exceptionally high grade, and yet have been filled rapidly with well satisfied tenants. One of the most interesting features of that region is the provision which has been made by the realty company for the comfort of its tenants by opening up to them as a private park—the block between Simpson and Fox sts, formerly the residence site of the Simpson family.

Another operation in this section attracting some attention is the row of two-family houses built by Geo. F. Johnson's Sons Company on Whitlock av. The buildings are of the semi-detached type, each 20x55, with 10-ft. intervening spaces. The houses cost $13,000 each, the average amount of cash paid by buyers being $2,000. The upper apartments rent for $35 and the lower is usually occupied by the owner, who figures his rent at about $525.

## Points on the Material Market.

The brick manufacturing season on the Hudson has ended for all the open yards.

Illuminating engineering work in most towns and cities of the country continues large.

Many of the Atlantic coast lumber mills have shut down for various reasons, one of which is the condition of the market, which is well supplied.

The recession in the price of copper has had a stimulating effect in electrical engineering, and lower prices for gas pipes and fittings is benefiting gas engineering.

Reports from architects and engineers in many cities of over 50,000 population show that contracts for ordinary work—such as do not require vast means—are going forward in spite of monetary tightness in other markets.

Prices of good brick are down to the level of five years ago, when the cost of manufacturing and handling was much lower than it is to-day. It cost close to $5 per M. to put bricks in New York five years ago, and since then a number of strikes by laborers at the yards, boatmen and by handlers in the city have raised that level so that manufacturers and dealers are worse off than when market quotations were formerly at the same figures. The opportunity presented to builders and those who can use brick would be extremely exceptional if it were not for the currency difficulties—so often here spoken of in the last seventeen months that nothing can be added to the score. Sales are averaging about fifty cargoes weekly, but deliveries are slow on the part of dealers, so that the barges are longer unloading than ordinarily. The slow circulation of currency is thus reflected in the slower movements of the boats between the market and the works. Dealers, in a word, are looking for certainties as to payments before putting their goods on the job. The market, outwardly so inert, is inwardly full of a compressed force. Every day is diminishing the former surplus of unfilled houses. The over-supply on Washington Heights is reported to be less than is always figured by owners as a fair allowance for vacancies—ten per cent. Reports from other sections of Manhattan also show a high per cent. of occupancy which will increase during the winter. Bronx apartments are in a strong position again, and altogether there is a pent-up demand which is daily turning the hand on the gauge. With the money climax passed—and President Roosevelt says it has passed—there will be an immense building force stored up when next spring arrives.

### New Catalogues.

EXPANSION BOLTS, 46 pp. Issued by the Philadelphia Expansion Bolt Works, and Steward & Romaine Mfg. Co., 124 North 6th st, Philadelphia. This catalogue contains descriptions and lists of but a few of the many styles of bolts made by these works. The machine bolt expansions are made of steel, the lag bolt expansions of malleable iron.

"CONCRETE REINFORCEMENT," by the American Steel and Wire Company, 136 pp.; cloth.

This is a handbok and catalogue combined. It comprises a study of the subject from the engineering standpoint, and includes tables of quantities of materials, safe-loading and reinforcement for stone concrete beams, tables of weights, areas and sizes of triangular and square-mesh reinforcements, tables and diagrams of safe bending moments, weights and thickness of slabs, areas of steel, etc., and tables of weights and areas of round and square bars. Various phases of the advantages of reinforced concrete as discussed in detail, including chapters on "How Good is Concrete," "Economic Use and Properties of Reinforced Concrete," "Costs," "Approximate Cost of Concrete," "Strength of Concrete," "Steel for Reinforcing," "Protection of Steel or Iron from Corrosion," "Fire Protection," "Modulus or Coefficient of Elasticity," "Bonding Old and New Concrete," "Effects of Freezing," "Classification of Cements," "Finishing Surfaces of Reinforced Concrete," "Facing and Finishing Exposed Concrete Surfaces." A number of illustrations of uses of reinforced concrete are included at the end of the book. The book is published at $2, but we understand that architects, engineers and contractors actively interested in the subject of reinforced construction can obtain copies without charge by addressing the American Steel & Wire Co., Concrete Dept., Chicago, Ill.

### Value of a Builder's Reputation.

ONE of the famous builders of a previous era was named Bogart. The A. T. Stewart mansion was one of his jobs. He acquired a fortune and the writer became acquainted with him when he was living retired at Nyack, where he died at a very old age. Speaking of getting on in the building trades of New York, Mr. Bogart said that a man who once had acquired a reputation for good work would never have any trouble here, notwithstanding all the competition:

"It is impossible for some men to do poor work. They are personally not constituted and their business is not organized so that they can. It got so with me that I never had to look for work, because it came to me."

He related instances of this. In some cases whether a building would be financied or not depended on whether he would agree to do the work, because investors wanted to bank on a certainty. They wanted the work done right, with no disappointments and for that they were willing to pay whatever it was worth.

### How a Warehouse Can Be Protected From Fire.

The Newark Warehouse Company has completed a 7-sty fireproof building in Mechanic st, between Ward and Lawrence sts. It is 360 feet in length, with a width varying from 130 feet on Lawrence st to 160 feet on Ward st, and it has a capacity of 1,200 carloads of freight.

The building is a steel frame structure, with reinforced concrete walls and floors. This is good fire-resisting stuff, so far as the structure is concerned. But the contents is another story. The Insurance Press specifies with approval the following equipment:

It is equipped throughout with the dry system of sprinklers, installed by the General Fire Extinguisher Co. Water can be obtained from the high pressure service of the city of Newark, maintaining a pressure of 140 lbs. to the square inch; from two hemispherical bottom tanks of 30,000 gallons capacity each, carried 25 feet above the roof of the building; or from two 750-gallon-per-minute electrically-driven centrifugal pumps, drawing on a 150,000-gallon reservoir in the basement of the building.

There are standpipes on each floor, with connections for 2½-inch hose, which can be used in case of necessity, and an approved watch clock system with several stations on each floor to insure the proper patrol of a number of watchmen.

The building has its own private fire-alarm system, which is more of an advantage in Newark than it would be in New York, where fire-boxes are thicker.

## Product and Appliance.

ANOTHER MANUFACTURER OF BIG GAS ENGINES.

As an indication of the rapid development in the manufacture of big gas engines and the importance of the field occupied by this type of prime mover, it is of interest to note that another manufacturer of large Corliss steam engines has actively taken up the manufacture of gas engines, and is bidding strongly for engines in medium and large sizes. The Wisconsin Engine Company, with works at Corliss, Wis., which has built some very large Corliss steam engines, is building gas engines for all services in sizes from 400 B.H.P. to 5,000 B.H.P. The engines utilize natural gas, producer gas, coke-oven gas or blast-furnace gas in the Otto cycle (4-cycle), and are of the horizontal tandem and twin-tandem double-acting type. This company controls the Sargent patents on internal-name combustion engines and has employed Mr. Charles E. Sargent as the engineer of its gas engine department. Mr. Sargent, in 1898, designed the first horizontal tandem double-acting gas engine, which was a wide departure from the accepted practice of those days, when the most prominent manufacturers of gas engines declared such a type was impracticable, and doomed to failure. However, the largest and most successful gas engines are of the horizontal twin-tandem double-acting 4-cycle type, and with one exception this is the only type in which large units are being built in this country to-day. The gas engines built by the Wisconsin Engine Co. bear some of the distinctive features of their big Corliss engines, and utilize in design most of the Sargent patents. The design embodies features which are of considerable interest to the engineer and power user. There is but one poppet valve for each explosion chamber, and as this is on the bottom of the cylinder the cumbersome and unsightly air and gas pipes, as well as the stairs, galleries, and railings found on most horizontal tandem engines, are entirely eliminated; provision is made for preventing the dangerous pressures caused by possible pre-ignitions; and the engines are started automatically. Tests of even small Sargent engines show a heat consumption of less than 9,000 British Thermal Units per brake horse-power hour. This company has recently shipped some large steam engines to such concerns as the Illinois Steel Co., Jones & Laughlin Steel Co., Packard Motor Car Co., American Sheet & Tin Plate Co., Amoskeag Mfg. Co., New Hampshire Spinning Mills, National Tube Co., City of Milwaukee, Carnegie Steel Co., American Woolen Co., United States Envelope Co., and the Carnegie Natural Gas Co., and has built up an unusual reputation for shipping "on time." It promises to do as well on gas engine orders.

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx..... | 33 | 75 |
| Estimated cost of new buildings.. | $340,565 | $2,195,050 |
| Total estimated cost of alterations for Manhattan and the Bronx.. | $129,400 | $163,290 |

### Foundation Company's Contracts.

Concrete piles are being extensively used at present for the foundations of buildings in localities where the soil is of an extremely poor character. The extent to which they are being used is shown by the large number of contracts which are at present calling for the use of such foundations. Simplex Concrete Piles have been used for the foundations of the Fruit Auction Exchange Building, corner Franklin and Washington sts, this city. Also for the foundations for the Isaac G. Johnson Steel Castings Foundry on Spuyten Duyvil Creek, Spuyten Duyvil, New York, and for the refuse destructor for the Borough of Richmond, City of New York, foot of Taylor st., West New Brighton, S. I.; for the foundations for the addition to the plant of the Standard Oil Co. at Claremont av, Jersey City. The Foundation Company, 115 Broadway, New York City, have just been awarded the contract for borings and for placing Simplex Concrete Piles in the foundations for a new refining plant for the S. T. Baker Oil Co., of New York City, at Bay Way, Elizabeth, N. J. These piles are to be used in the foundations of the tanks, the walls of the filling house, storage house and tank house.

### Improvements to Fleischman's Vienna Restaurant.

BROADWAY.—Plans are being prepared for the Fleischman Vienna Restaurant Company for a new restaurant on the northwest corner 11th st and Broadway. There will be a large dining room on the first floor, 90x160 feet, and a lunch room in the basement, 90x100 feet, with complete electric, heating and ventilating plant and kitchen arrangements for both upper and lower restaurant. The main dining room will be simple in treatment, but part of the dining room bordering on Broadway will be decorated with marble and caen stone, and will be treated as a classic garden, with all the various accessories, and will recall in a way the garden that exists in the old restaurant, which has so long been a picturesque feature of that section of Broadway. The show windows on Broadway will be arranged to open completely, so that during six months of the year open air dining will be a feature of the place. The estimated cost of the work is $120,000. William L. Rouse, 11 East 43d st, is the architect.

### The Army and Navy Club Improvements.

44TH ST.—The Army and Navy Club, 107 and 109 West 43d st, having purchased No. 108 West 44th st, which abuts the club's present home, is soon to undergo extensive improvements. The club also has an option on the purchase of the adjoining plot, No. 106 West 44th st, which will afford a plot equal to the 43d st frontage. The present plan of the club is to throw the buildings into one, eliminating the present 43d st entrance, making the main entrance in 44th st. Plans have been submitted by several architects, but as yet, none have been chosen, or contracts let. Wm. Arthur Cable, 1183 Broadway, was architect for $30,000 worth of changes recently made by the club.

### Latest Thirty-First St. Improvement.

31ST ST.—Robert Smith, No. 52 West 14th st, will proceed at once remodeling the 4-sty structure, No. 15 West 31st st, into stores and studios. At the front and rear 2-sty extensions will be added, and general interior changes will be made. Benjamin W. Levitan, 20 West 31st st, has the plans ready, but no contracts have yet been awarded for the work. The improvement will cost about $30,000.

### Mutual Milk and Cream Co. Not to Build.

The Record and Guide was informed on Thursday, at the New York office of the Mutual Milk & Cream Company, No. 214 East 22d st, that the report, in other newspapers, that the company would erect a large milk condensary next spring at DeKalb Junction, New York, to cost in the neighborhood of $100,000, is positively incorrect, and was announced without any knowledge of the company.

### More Tenements for Upper Bronx.

WHITE PLAINS AV.—Messrs. Dursie & Capiello, through T. Ambacorta, White Plains av and 213th st, have purchased a large plot 100.4x126.2 and 100x118 ft, on the northwest corner of White Plains av and 213th st, Bronx, and as soon as the title is passed, they will begin the erection of several 4-sty flat and store buildings. So far as could be learned on Wednesday, no plans have yet been drawn.

### Latest Mott Street Improvement.

MOTT ST.—Henry Kensing, No. 258 West 121st st, has acquired No. 187 Mott st, now covered with a 5-sty structure, not taken by the city for the extension of Delancey st, which now becomes a corner plot. Mr. Kensing informs the Record and Guide that he will make extensive improvements to the building for business purposes. No plans, however, have yet been drawn or architect selected.

### Improvements at Lenox Av and 117th St.

A row of dwelling houses on the west side of Lenox av, between 117th and 118th sts, one of the very few left in that neighborhood, are being altered for business purposes. Lenox av below 127th st has changed character materially during the past year.

### Apartments, Flats and Tenements.

BRYANT AV.—H. G. Steinmetz, Bronx st and Tremont av, Bronx, has completed plans for two 3-sty flat buildings, to be erected on Bryant av near 173d st, Bronx.

J. O. Bunce, 1133 Broadway, Manhattan, is preparing plans for three 3-sty flat buildings, 39x113 ft., to be erected at Ridgewood, New Jersey, for W. W. Wilsey, care architect.

BELMONT AV.—Work will soon be started at Belmont av, near 180th st, Bronx, by P. D'Auria, who is on the premises, for a 5-sty flat and store building, to cost $45,000. A. Boehmer, 177th st and 3d av, is architect.

CONEY ISLAND AV.—Louis Danancher, 377 Rockaway av, Brooklyn, has completed plans for eight 3-sty tenement and store buildings, to be erected at the southeast corner of Coney Island av and Turner pl, Brooklyn, for Morris Weintraub, 640 10th st.

POPLAR ST.—Frederick Musty, 177 Cherry st, is preparing plans for four two and five-story tenements and store buildings for Adam Moran, 50 Madison st, to be erected on Poplar st, south side, 85 feet west of Henry st, Brooklyn, to cost about $100,000.

116TH ST.—Work will soon be started by Paterno Bros., Inc., Riverside Drive and 116th st, for the apartment house which they are to erect on 116th st, 175 feet west of Broadway, for which Schwartz & Gross, 347 5th av, have prepared plans. (See issue Oct. 26, 1907.)

151ST ST.—Moore & Landsiedel, 3d av and 148th st, are preparing plans for a 6-sty tenement building, 50x103 ft, for Albert Gunino, 414 East 141st st, to be erected on the south side of 151st st, 100 ft west of Morris av, to cost $50,000. The owner will do the mason and carpenter work. Plans will be completed in about two weeks, and will specify, structural iron, marble, tile, ornamental iron, lighting fixtures, concrete floors and sidewalks, sheet metal cornices, fire escapes, dumbwaiters, gas, plastic slate roof.

### Dwellings.

ROBBINS AV.—Wm. T. La Velle, 1145 Freeman st, Bronx, will soon start the construction of eight 3-sty dwellings on Robbins av, Bronx, to cost about $70,000.

HULL AV.—Franz Wolfgang, 787 E. 177th st, has plans for six 2-sty dwellings for H. M. Millinger, 773 East 157th st, to be erected at the southwest corner of Hull av and 205th st, Bronx.

CARPENTER AV.—J. J. Vreeland, 2019 Jerome av, has completed plans for six 2-sty dwellings, 21x54 ft., to be situated on the east side of Carpenter av, 237th and 238th sts, Wakefield, Bronx, for Richard Feehan, 546 W. 140th st.

### Alterations.

9TH AV.—Geo. M. McCabe, 96 5th av, has plans ready for alterations to Nos. 6 and 8 9th av, owned by A. J. Larkin, 15 9th av.

47TH ST.—H. Horenburger, 122 Bowery, is making plans for alterations to No. 330 East 47th st, for Aaron Avrutis, 302 Broadway.

MONROE ST.—Jacob Israelson, 139 Monroe st, will make extensive improvements to No. 139 Monroe st. Benj. Sackheim, 1900 Beyer st, is making plans.

GOERCK ST.—M. Zipkes, 147 4th av, is preparing plans for $7,000 worth of alterations to Nos. 51-53 Goerck st, for Messrs. Goldberg & Schancupp, 157 East 22d st.

### Miscellaneous.

Messrs. Marvin & Davis, 1133 Broadway, Manhattan, have completed plans for the 3-sty club building for the Elk's Lodge, Port Jervis, New Jersey, to cost $20,000.

Messrs. Lawlor & Haase, 69 Wall st, Manhattan, have plans for a mechanical and electrical laboratory structure, for the Rensselaer Polytechnic Institute, to be erected at Troy, N. Y. The cost is estimated at $350,000.

Messrs. Hill & Stout, 1123 Broadway, Manhattan, and D. D. Williamson, New Brunswick, N. J., associate architects, have

plans for a 3-sty engineering building to be erected at New Brunswick, New Jersey, for Rutgers College, to cost $60,000.

Messrs. Boring & Tilton, 32 Broadway, Manhattan, are preparing plans for a public library, 85x220 feet, to be erected at Springfield, Mass., to cost about $290,000. Operations will not be started before spring. No contracts have yet been awarded.

Jabez, Burns & Sons, 542 Greenwich st, Manhattan, will erect a $50,000 2-sty factory building, 157x275 ft., at Claremont av and Halsey st, Jersey City, for which John T. Rowland, 15 Exchange Place, Jersey City, has prepared plans. No awards have yet been made.

The Board of Aldermen has adopted a resolution approving the issuance of $40,000 corporate stock with which to erect a 2½-sty temporary building to be used for an additional court room at Chambers and Centre sts, in City Hall Park. So far as could be learned the past week, no plans have yet been prepared.

### Estimates Receivable.

Bids will be received about December 1 for the 3-sty school building, which Architects Boring & Tilton, 32 Broadway, Manhattan, are planning to be erected at Stamford, Conn.

Wm. H. McElfatrick, 1402 Broadway, Manhattan, has completed plans and is taking figures on the carpenter and mason work for the theatre building, which the Orpheum Theatre Company is about to erect at Greenpoint, Long Island.

WILLIAM ST.—No contracts have yet been awarded for the 6-sty store and loft building which the Van Zandt Realty Co., 154 West 80th st, will erect at No. 169 William st, to cost $18,000. Geo. Keister, 11 West 29th st, has plans ready.

Albert E. Parfitt, 26 Court st, Brooklyn, will take estimates about December 1 for the 3-sty parish house to be erected by St. Augustine's Roman Catholic Church, Brooklyn, to cost in the neighborhood of $175,000. Rev. W. McCarthy is pastor.

### Contracts Awarded.

The American Bridge Company has obtained the contract for the steel work for the Brooklyn loop between the Williamsburg and Brooklyn bridges.

71ST ST.—J. K. Turton, 1123 Broadway, has received the contract for extensive improvements to the residence of Francis G. Lloyd, No. 157 East 71st st, from plans by Trowbridge & Livingston, 527 5th av.

Milliken Bros., Ltd., 11 Broadway, Manhattan, have obtained the contract to furnish 2,500 tons of steel for the White House, San Francisco, Cal. They report the closing of construction contracts involving 8,600 tons of steel since Nov. 1.

3D AV.—The Mechanics Construction Co., 210 East 56th st, has received the mason and carpentry, and Neukam & Eagan, 828 1st av, the plumbing work, for improvements to No. 690 3d av, owned by the estate of H. Herold, 325 East 8th st. Chas. Gens, Jr., 210 East 56th st, is architect.

MAIDEN LANE.—John Tucker, 248 4th av, has obtained the plumbing contract for the new 20-sty German-American Insurance flatiron building at Maiden Lane and Liberty st. A. R. Whitney, Jr., & Co., 135 Broadway, is the general contractor; Messrs. Hill & Stout, 1123 Broadway, the architects.

39TH ST., BROOKLYN.—S. B. Opdyke, Jr., 1931 Broadway, Manhattan, has received the general contract to erect the 2-sty brick warehouse, 145x100 ft., for the Roessler & Hasslacher Chemical Co., 100 William st, at the foot of 39th st, Brooklyn, to cost $40,000. Maynicke & Franke, 298 5th av, are the architects.

5TH AV.—G. A. Suter & Co., 112 Wooster st, have obtained the steam-heating contract to equip the new residence of Edward S. Harkness, at the northeast corner of 5th av and 75th st, estimated to cost $500,000. Charles T. Wills, Inc., 156 5th av, is general contractor, and Hale & Rogers, 11 East 24th st, are the architects.

### Plans Wanted.

Hella Temple (Shriners), Dallas, Tex., have decided to build a temple and auditorium. The building will be fireproof in every particular, covering a space of 175x250 or 200 ft. square, as may be determined by the site to be secured. Estimated cost of building, without site, will be from $100,000 to $125,000. Plans and specifications are wanted. Bids will be received in January or February next year. Address Joe G. Hunter, chairman committee.

## BUILDING NOTES

A young man desires position as tracer in architect's office. See Wants and Offers.

Common labor is getting cheaper, due to the finishing up of the practical completion of the Belmont tunnel, the two Hudson River tunnels, the Battery tunnel, and much other large and small work. Foremen who have been getting from $125 to $150 per month are now willing to work for $3 per day, so great is the demand for positions.

On the 29th of June last the works of the Consolidated Color & Chemical Company, Newark, N. J., were totally destroyed. It was a splendid manner in which Mississippi Wire Glass, installed in the plant of the Sherwin-Williams Co., withstood the tremendous heat of the fire. Several of their buildings faced the destroyed property for a distance of about 250 ft. Fortunately, the Sherwin-Williams buildings were equipped with metal frames in which quarter-inch ribbed and polished wire glass were glazed, in accordance with the rules and regulations of the fire underwriters. Although 606 lights of the ribbed wire glass were much cracked and discolored, they were still in place. Ninety-six plates of polished wire glass were also cracked, but they have been weather-proof and admit a free view and transmission of light. The tin-clad fire underwriter's door in the south end of the varnish building appears to have suffered greater depreciation than the windows. The monitor and pitched skylights glazed with wire glass resisted the fire equally as well as the windows. The Sherwin-Williams plant is one of the largest and most modern paint and varnish factories in the country.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

SOUTH OF 14TH STREET.

William st, No 169, 6-sty brk and stone store and loft building, 26.9x50, slag roof; cost, $18,000; Van Zandt Realty Co, 154 W 80th st; ar't, Geo Keister, 11 W 29th st.—765.

BETWEEN 14TH AND 59TH STREETS.

Depew pl, 145 n 42d st, Grand Central Yard, 1-sty frame shed; cost, $700; N Y C & H R R Co, Grand Central Station; ar't, W H Knowlton, 335 Madison av; b'r, John Peirce Co, West st Bldg.—766.

57th st, Nos 525 to 531 W, three 1-sty frame lumber stalls, 16.4x10 and 16.4x48; total cost, $600; Estate of Conrad Stein, 10th av, near 56th st; ar'ts, Holmes & Barry, 1757 Undercliff av.—763.

1st av, No 641, 1-sty brk and stone outhouse; cost, $500; Jacob and John Alban, 641 1st av; ar't, John J Delehanty, 696 2d av.—764.

110TH TO 125TH STREET, BETWEEN 5TH AND 8TH AVENUES.

113th st, s s, 75 w Lenox av, 3-sty brk and stone stores and dwelling, 25x45; cost, $20,000; Joseph Roberts, 1165 Fox st; ar't, Geo Fred Pelham, 503 5th av.—767.

NORTH OF 125TH STREET.

Amsterdam av, n w cor 178th st, 6-sty brk and stone tenement, 100x90, plastic slate roof; cost, $175,000; T J McGuire Const Co., 100 West 139th st; ar't, Geo Raymond Euell, 3694 Broadway.—762.

### BOROUGH OF THE BRONX.

149th st, s s, 39 w Trinity av, 1-sty frame shed, 10.9x27.2; cost, $10; Charles Riper, 324 E 149th st; Theobald Thorn, 670 E 149th st, lessee; ar't, M J Garvin, 3307 3d av.—1069.

172d st, e s, 381.7 s Gleason av, four 2½-sty brk dwellings, 20x50 each; total cost, $20,000; James J Gleason, Westchester av and 172d st; ar't, B Ebeling, West Farms road.—1072.

205th st, s s, 75 w Hull av, 2-sty brk dwelling, 20x55; cost, $7,000; Henry and Marie Millinger, 773 E 157th st; ar't, Franz Wolfgang, 535 E 177th st.—1083.

213th st, s s, 100 w Bronxwood av, 2-sty brk dwelling, 24x31.11; cost, $3,500; Salvatore Carrabotta, 45 E 128th st; ar't, J B Viticonte, 3858 3d av.—1080.

237th st, s s, 300 w Spuyten Duyvil Parkway, 1-sty frame shed, 28x14; cost, $75; Patk J Morris, Riverdale; ar't, John J Kennedy, Riverdale.—1063.

Aqueduct av, w s, 524.10 n 183d st, 2½-sty brk dwelling, peak slate roof, 34.2x49.6; cost, $9,000; Oscar Willgerodt, 6th av near 18th st; ar't, J I Campbell, Woodycrest av and 163d st.—1077.

Andrews av, e s, 516.4 n 183d st, 2-sty brk stable, 20.2x50.4; cost, $3,000; Oscar Willgerodt, 6th av near 18th st; ar't, J I Campbell, Woodycrest av and 163d st.—1076.

Baychester R R yard, n e cor, and 540 n Main st, 1-sty brk substation, 43x32; cost, $18,000; N Y, N H & H R R Co, New Rochelle; ar't, A L Fowler, New Rochelle.—1081.

Duncomb av, e s, 150 s Elizabeth st, 4-sty brk stable, 47x100; cost, $15,000; estate of L Fleischmann, 141 Broadway; ar't, Adolf Mertin, 23 Union sq.—1065.

Ellis av, n s, 205 e Pugsley av, 2-sty brk dwelling, 25x00; cost, $5,000; Daniel J Labey, Unionport; ar't, Chas Kreymborg, 908 Jennings st.—1073.

Grace av, e s, 225 s Lyon av, 2-sty and attic brk dwelling, 20x52; cost, $6,000; Herman Tuchman, 14 Parker st; ar't, B Ebeling, West Farms road.—1079.

Glebe av, n w cor Zerega av, rear, 1-sty frame stable, 20x24; cost, $350; Geo Hablutzel, Parker and Glebe avs; ar't, Louis Falk, 2785 3d av.—1075.

Glebe av, n w cor Zerega av, 3-sty frame dwelling, 20x65; cost, $8,000; Geo Hablutzel, Parker and Glebe avs; ar't, Louis Falk, 2785 3d av.—1074.

Holler av, s s, from Harper to Steinwick avs, 1-sty frame storage, 77x44; cost, $2,000; L B Holler, South 1st av, Mt Vernon; ar't, J R Serviss, 27 Stevens av.—1078.

Lyon av, s s, 80 e Grace av, 2-sty frame dwelling, 21x52; cost, $5,000; S B Steinmetz, West Farms road and Bear Swamp road; ar't, H G Steinmetz, Bronx st and Tremont av.—1071.

McGraw av, n s, 13.3 e Tremont av, 2-sty brk dwelling, 21.6x52; cost, $6,000; A Vendrasco, 466 Rosedale av, ow'r and ar't.—1082.

Pilgrim av, e s, 185 s Liberty av, 2½-sty frame dwelling, peak and flat tin and shingle roof, 16x22; cost, $2,000; P Stumpfel, Pilgrim av; ar't, Wm Kenny, 2600 Decatur av.—1064.

Stebbins av, w s, 46 s 163d st, two 3-sty brk dwellings, 20x52; total cost, $12,000; Jas C Gaffney, 1137 E 167th st; ar't, Wm C Giesen, 1436 Bryant av.—1068.

Spuyten Duyvil Parkway, n w cor 227th st, 1-sty frame garage, 25x35; cost, $1,000; estate I G Johnson, on premises; ar'ts, Ahnemann & Younkheere, 3320 Bailey av.—1066.

Washington av, No 1185, rear, 1-sty brk workshop, 21.4x55; cost, $2,500; B Greenthal, on premises; ar't, C A Miltner, P O Box 157, White Plains.—1067.

Washington av, No 1185, rear, 1-sty frame storage, 40x15; cost, $300; B Greenthal, on premises; ar't, C A Miltner, P O Box 157, White Plains.—1070.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Bleecker st, No 81, show windows, to 3-sty brk and stone store and loft building; cost, $150; John Ranft, 83 Bleecker st; ar't, C M Straub, 122 Bowery.—2991.

Columbia st, No 130, toilets, partitions, windows, to 3-sty brk and stone tenement; cost, $500; B Flettner, 128 Columbia st; ar't, O Reissmann, 30 1st st.—2962.

Canal st, No 38, store fronts, to 4-sty brk and stone store and office building; cost, $500; Henry Jacobs, 180 Henry st; ar't, David Stone, Bible House.—2983.

Clinton st, No 29, stairs, partitions, to 5-sty brk and stone tenement; cost, $——; Messrs Rotkowitz Bros, 165 Stanton st; ar't, O Reissmann, 30 1st st.—2990.

Fulton st, s w cor Gold st, partitions, windows, to 6-sty brk and stone store and loft building; cost, $500; D E Seybel, 41 Park row; ar'ts, J B Snooks Sons, 73 Nassau st.—2986.

Greenwich st, No 127, toilets, partitions, windows, skylights, to 5-sty brk and stone tenement and stores; cost, $1,500; estate Morris Littman, 249 W 51st st; ar't, L A Goldstone, 110 W 34th st.—2984.

Gouverneur st, No 66, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,500; Edwin W Halsey, 401 Grand st; ar't, O Reissmann, 30 1st st.—2988.

Liberty st, No 45, partitions, toilets, windows, to 5-sty brk and stone stores and offices; cost, $5,000; Mutual Life Ins Co, 32 Nassau st; ar't, Fred Ebeling, 420 E 9th st.—2985.

Mott st, No 228, partitions, windows, tank to 5-sty brk and stone tenement; cost, $1,500; David Abraham, 32 Pike st; ar't, Max Muller, 115 Nassau st.—2964.

Park st, No 63, partitions to 6-sty brk mission building; cost, $400; Five Points Mission, 63 Park st; ar'ts, M L & H G Emery, 68 Bible House.—2956.

Prince st, No 193, plumbing, skylights, partitions, to 4-sty brk and stone tenement and store; cost, $5,000; Mitchel Goroning, 18 North Moore st; ar't, Edward A Meyers, 1 Union sq.—2976.

Sullivan st, No 81, alter brick walls, oven to 4-sty brk and stone tenement; cost, $1,000; J De Lucia, 81 Sullivan st; ar't, A Vendraso, 466 Rosedale av, Van Nest.—2967.

University pl, No 45, alter roof, stairs, partitions to 5-sty brk and stone loft building; cost, $2,000; Sutherland & McNeill, 265 Greene st; ar't, G Thompson, 23 E 5th st.—2960.

1st st, No 108, toilets, partitions, to 3-sty brk and stone dwelling, cost, $100; Wm Ruge, 419 Madison st; ar't, O Reissmann, 30 1st st.—2977.

3d st, No 109 E, plumbing, partitions, windows to 5-sty brk tenement; cost, $1,000; Morris Weisinger, 147 Orchard st; ar't, L F J Weiher, 103 E 125th st.—2959.

3d st, No 168 E, skylights, windows, to two 4-sty brk stores and tenements; cost, $1,000; Elizabeth Christman, 168 E 3d st; ar't, James W Cole, 403 W 51st st.—2958.

10th st, Nos 240-242 West, partitions, toilets, windows to two 6-sty brk and stone tenements; cost, $1,300; Estate of Joseph Haight, 143 Liberty st; ar't, M C Merritt, 58 W 31st st.—2966.

12th st, Nos 323 and 325 E, partitions, windows to 6-sty brk and stone tenement; cost, $400; Benj Bernstein, 230 E 123d st; ar't, C H Dietrich, 42 Union sq.—2965.

12th st, No 728 E, toilets, partitions, windows to 4-sty brk and stone tenement; cost, $500; M Weil, 321 East Houston st; ar't, O Reissmann, 30 1st st.—2969.

24th st, No 41 West, partitions, bathrooms, to 8-sty brk and stone store and office building; cost, $7,500; Edward H Litchfield, 3d st and 3d av, Brooklyn; ar't, F C Zobel, 114 E 28th st.—2982.

26th st, Nos 463 and 465 W, toilets, partitions to 6-sty brk and stone tenement; cost, $500; John Clark, 463 and 465 W 26th st; ar't, Louis Falk, 2785 3d av.—2971.

31st st, No 15 West, 2-sty brk and stone front and rear extension, 25x7.4 and 34, alter beams, partitions, toilets, to 4-sty brk and stone stores and studios; cost, $30,000; Robert Smith, 52 W 14th st; ar't, B W Levitan, 20 W 31st st.—2975.

42d st, No 237 East, toilets, partitions, to 5-sty brk and stone tenement; cost, $1,800; R Marraffino, 241 E 42d st; ar'ts, Thain & Thain, 4 E 42d st.—2987.

53d st, Nos 418-420 East, new chimney, to 2-sty brk and stone boiler room; cost, $500; Peter Block, 1028 Av A; ar't, Franklin Baylies, 33-34 Bible House.—2978.

54th st, No 323 E, toilets, partitions, windows to 3-sty brk and stone tenement; cost, $200; M Weil, 321 East Houston st; ar't, O Reissmann, 30 1st st.—2961

59th st, No 304 East, partitions, skylights, fire escapes, to 5-sty brk and stone store and tenement; cost, $750; John Drucker, 304 E 59th st; ar't, Wm Huenerberg, 754 Cauldwell av, Bronx.—2980.

79th st, Nos 414-420 East, windows, skylights, to four 5-sty brk and stone tenements; cost, $5,000; Chas Hammel & Co, 1080 Lexington av; ar't, Otto L Spannhake, 233 E 78th st.—2992.

106th st, No 339 E, 1-sty brk and stone rear extension, 16x16, bake oven, windows to 5-sty brk and stone tenement; cost, $1,000; Antonio Sorge, 2057 1st av; ar't, H Harlach, 419 E 117th st.—2963.

116th st, Nos 60-62 West, platform, columns, posts, to 2-sty brk and stone garage; cost, $5,500; Samuel Tauber, 8 E 108th st; ar't, B W Levitan, 20 W 31st st.—2974.

125th st, No 260 W, show windows, partitions to 4-sty brk and stone store and office; cost, $900; T Fowler, on premises; ar't, Harry Rocker, 366 74th st, Brooklyn.—2968.

Av C, Nos 186-190, skylights, windows, to 6-sty brk and stone loft building; cost, $350; Henry Goldwater, 186 Av C; ar'ts, Gross & Kleinberger. Bible House.—2972.

3d av, No 690, 1-sty brk and stone rear extension, 13x18, windows, to 5-sty brk and stone store and tenement; cost, $1,500; estate of H Herold, 325 East 87th st; ar't, Chas Gens, Jr, 210 E 56th st.—2973.

3d av, No 1866, partitions, show windows to 5-sty brk and stone tenement; cost, $500; John Schreiner, 104 W 123d st; ar't, Otto L Spannhake, 233 E 78th st.—2957.

3d av, No 74, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $2,500; C A Sims, 74 3d av; ar't, O Reissmann, 30 1st st.—2989.

5th av, No 548, partitions, show windows, to 4-sty brk and stone dwelling and store; cost, $3,000; F R Kingman, 548 5th av; ar't, Geo Fred Pelham, 503 5th av.—2979.

8th av, n w cor 126th st, partitions, windows, alter brk work to 5-sty brk and stone tenement; cost, $15,000; Ethelia Realty Co, 39 Broadway; ar'ts, B W Berger & Son, 121 Bible House.—2970.

10th av, e s, 50 n 25th st, partitions, windows, to 3-sty brk and stone brewery; cost, $7,000; Flanagan, Nay & Co, 441 W 25th st; ar't, L C Smith, 209 E 94th st.—2981.

### BOROUGH OF THE BRONX.

222d st, n s, 52.6 e Carpenter av, move 3-sty brk store and tenement; cost, $1,600; Salvatore M De Pasquale, on premises; ar't, J Harold Dobbs, 120 E 220th st.—601.

Gerard av, e s, 73 n 158th st, 2-sty brk extension, 22.2x24.2, and move 3-sty frame dwelling; cost, $2,500; Louisa Holldick, 506 So 8th av, Mt Vernon; ar't, Gustav Schwarz, 302 E 158th st.—603.

Longwood av, No 1129, 1-sty frame extension, 20x29, to 2-sty frame store and dwelling; cost, $800; Cisimir Ilg, on premises; ar't, Chris F Lohse, 627 Eagle av.—606.

Park av, e s, 140 n Wendover av, build 2 stories of brk upon 3-sty brk factory; cost, $12,000; The Dressel Railway Lamp Co, on premises; ar't, S W Dressel, on premises.—602.

Tremont av, No 706, new girders, new columns, &c, to 4-sty brk stores and tenements; cost, $5,000; Dr C A Becker, 702 Tremont av; ar'ts, Heins & La Farge, 30 E 21st st.—605.

Union av, w s, 361 s Boston road, 1-sty brk extension, 6.5x12.6, to 2-sty frame dwelling; cost, $150; Dr S T Willis, on premises; ar't, Harry B Van Benschoten, 1296 Union av.—604.

## Construction News

(Continued)

### Kings County.

WILLIAMS AV.—Williams av, e s, 231.11 s Hegeman av, will be improved with six 2-sty frame dwellings, 2 families each; total cost, $27,000, by S Racinsky, J. Brown and A. Greenberg, 72 Junius st. S. Millman & Son, 1782 Pitkin av, architects.

WASHINGTON AV.—A. R. Koch, 26 Court st, has drawn plans for operations on Washington av, n s, 135 w Ocean Parkway, for three 2-sty dwellings, total cost $14,400. Patrick Farrell, on premises, is the owner.

ROCKAWAY AV.—The Amico Realty Co., 132 Graham av, will build on Rockaway av, w s, 230 n New Lots av, five 3-sty brk stores and dwellings, total cost $35,000. L Danancher, 377 Rockaway av, is architect.

PITKIN AV.—On Pitkin av, s e cor Ames st, A. Kaplan, 1695 Eastern Parkway, will erect a 4-sty store and tenement, 30x83.7, 17 families; cost, $38,000. S. Millman & Son, 1782 Pitkin av, are the architects.

PARK PL.—M. Meyers, 851 Eastern Parkway, will erect on Park pl, n s, 120 e Rogers av, six 4-sty tenements, 8 families; total cost, $84,000. Wm. Debus, 914 Broadway, is architect.

PITKIN AV.—Wm. Debus, 914 Broadway, is also planning for M. Meyers, 851 Eastern Parkway, who will erect on Pitkin av, s s, 30 e Ames st, two 4-sty stores and tenements, 35x81.11, 15 families each; total cost, $80,000.

EAST 14TH ST.—John C. Walsh, 4 Court sq, has prepared plans for the improvement of East 14th st, w s, 190 s Av T, with a 2-sty and attic frame dwelling, 2 families; cost, $7,000. Chas. A. Weeber, East 10th st, owner. Also a 3-sty brk dwelling for E. Lieberman, 1169 39th st, to cost $10,000.

### Queens County.

FLUSHING.—Lincoln st, s s, 150 w Union st; owner, L. Connell, 187 Lincoln st, Flushing; architect, A. Mignone; one 2-sty frame stable, 24x41. Cost, $600.

FLUSHING.—Myrtle av, n s, 87 ft. w 13th st; owner, Edward Richardson, 45 Percy st, Flushing; architect, A. E. Richardson; one 2-sty frame dwelling, 26x28. Cost, $2,500.

BAYSIDE.—5th st, n e cor Warburton av; owner, Jacob Graff, New York City; architect, A. E. Richardson; one 2-sty frame dwelling, 26x32. Cost, $3,000.

FLUSHING.—3d st, e s, 200 ft. s 3d av; owner, American Hard Rubber Co., 9-11 and 13 Mercer st, N. Y.; architect, H. Housman, Central Bldg., Paterson, N. J; one 2-sty brk factory, 50x100. Cost, $22,000.

DOUGLAS MANOR.—Manor road, n s, 109 ft. w West Drive; owner, P. M. Ewart, 157 West 123d st, N. Y.; architect, Albert Maney; one 2½-sty frame dwelling, 35x38. Cost, $7,000.

### New York State.

MT. VERNON.—The Mount Vernon National Bank will erect a new building.

MT. KISCO.—St. Mark's congregation will erect a new church.

BATH.—The Citizens' Electric Service Co. will erect a power plant. William S. Brickwell, of Buffalo, is the architect.

GRANVILLE.—A new public library will be erected at a cost of $10,000.

SCHENECTADY.—Architect George H. Abrams is preparing plans for six 2-sty residences, to cost $6,000 each. They will be of fireproof construction.——It is probable that four more school buildings will be erected during the coming year.

TROY.—The Polish Catholic congregation will erect a new church on 4th st, between Polk and 1st sts.——William G. Patterson has been awarded the contract to build a 1-sty brick building in the rear of No. 1315 5th av, for Richard P Stack.——Brownell Garney will make alterations to his house at 36 Belle av.——Fred. Mahoney will erect a storage building, 100x200 ft. for his iron foundry business.——James Patterson, 2225 6th av, is chairman of a committee to look up the proposition of erecting a new Odd Fellows' temple.

ALBANY.—A gasoline engine company is negotiating with Ira H. Shoemaker, industrial agent for the Delaware and Hudson R. R., relative to locating and erecting a large building in Albany.

COHOES.—The Fuld and Hatch Co. will shortly commence work on a new factory to be erected in Cohoes.

ALBANY.—The New York Central R. R. Co. will erect three new buildings at West Albany.——The Church of the Messiah, Rensselaer, will erect a parish hall.—Architects Fuller & Pitcher have plans for a 3-sty Masonic Temple at Ravena.

TROY.—The Iroquois Paper Co. will erect a new mill at Schuylerville.—Peter Schnell will build an addition to his house on 8th st.

SCHENECTADY.—The Mohawk Gas Co. will build a generator boiler and engine house on Villa road, to cost $11,000.——George Gifford will erect a house on Eastern av.——The Swits property in Crane st will be remodelled and improved.——Jeneatte E. Conde will remodel the house at 28 Parkwood Boulevard.——Le Roy Craig will erect a house on Eastern av.——James E. McCormack will remodel the house at 125 Elm st.——Fritz Morgan will remodel his residence on Eastern av.——The Althouse estate wil lremodel the building owned by them in Centre st.——Oresti Lazzaro will erect a 2-sty frame house at 87 Cheteenham av.——Otto Salmonsen will erect a house at 100 Cleveland av.——Mary Valockovic will erect a 2-sty frame building at the corner of Webster st and 8th av.

RAVENA.—The first floor of the new Masonic Temple will be made over to accommodate a bank.

ROME.—The plant of the Metallic Bedstead Co. was destroyed by fire with a loss of $70,000.

ENDICOTT.—Lars P. Nystron, of Worcester, Mass., will erect a 3-sty brick building.

HUDSON.—The contract to erect a cottage at the N. Y. State Training School for Girls at Hudson has been awarded by Frank E. Ware, State Archt., at Albany, to Peter Keeler Bldg. Co., of Albany, at about $30,000.

### New Jersey.

ELIZABETH.—Nathan Finkel, 233 Elizabeth av, Elizabeth, has had plans prepared by Jacob Wind, Jr., for the erection of a store and tenement building at 331 East Jersey st, Elizabeth.

WOODRIDGE.—J. H. Dayton, Perth Amboy, is receiving estimates for a 2-sty bank building, at Woodbridge, for the First National Bank, to cost $11,000.

ELIZABETH.—Brown & Von Beren, of New Haven, Conn., have completed plans for an addition to the St. Elizabeth Hospital, corner of Broad and Pearl sts, Elizabeth, and David B. Provost, an architect, of 72 Broad st, Elizabeth, has been selected to superintend the construction, accept bids and award contracts. The plans call for a 3-sty and basement addition.

GLEN RIDGE.—Plans have been completed in the office of Davis McGrath & Shepard, 1 Madison av, New York, for the erection of a private residence on Woodland av, Glen Ridge, for Thomas Lee, of New York city.

ELBERON.—Albert Phillips, of 70 Park pl, architect, Newark, has completed plans and is ready for estimates for the erection of a private residence for E. A. Wilkinson, of the firm of Wilkinson, Gaddis & Co. The building will be located at Elberon, N. J., and cost about $30,000.

EAST ORANGE.—Edward V. Warren, of 22 Clinton st, Newark, has plans in progress for the erection of a three-family dwelling which is to be built for Harry Kolodin, of 351 Main st, East Orange, on North 15th st, near Park av, East Orange.

ORANGE.—About $16,000 will be expended by Carmine Freda of 150 Essex av, Orange, on the erection of a sixteen-family tenement, from plans prepared by Charles Henry Baldwin, National Bank Building, Orange.

MONTCLAIR.—Ground has been broken for the erection of a private residence on Highland av, Montclair, for Frank S. Turnbull, of 41 Grand pl, Arlington, N. J. The building, which will be of stone and frame construction, with a stucco exterior, was designed by William W. Knowles, of 1135 Broadway, New York.

WEST ORANGE.—Plans have been completed by George Krug, of 212 Main st, Orange, for the erection of a private residence for Charles Hicks, of 324 Halsey st, on the Meeker tract, on the mountainside in West Orange. The building will be modern in every respect and contain ten rooms. The architect has entire charge, and estimates the cost at $10,000.

SUMMIT.—Plans have been completed in the office of Hyman Rosensohn, 747 Broad st, Newark, for the erection of a store and tenement building, to be built for Samuel Katz, of Summit, N. J., on the north side of Central av, between 1st and 2d sts. The building will be of brick, 4-stys, 34x100 ft.

BAYONNE.—Rev. Father Scykora, pastor of St. Joseph's Slavish Roman Catholic Church, Bayonne, will shortly have work started on a new edifice and rectory, at Av E and 25th st. Bishop John J. O'Connor has approved the plans and specifications, drawn by Architect James F. Bagnell, of Bayonne. The new church and rectory will cost $50,000. The church will be 60 ft. wide and 125 ft. deep and will be constructed of brick with terra cotta trimmings.

ORANGE.—J. N. Vandervall is to erect a store and office building, 50x100 ft., at Oakwood and Probst avs, Orange. It will cost about $25,000. The architects are Aschenbach & Scull, of Newark. Lewis Parker & Son will erect a 1-sty brick garage 70x90 ft. in ground dimensions, at Frelinghuysen av and Wright st. The estimated cost is $8,500. John Goeller will build a frame dwelling at 87 Renner av. The estimated cost is $6,500.

MAPLEWOOD.—Albert Phillips, Newark, is working on plans for a house that Chauncey Sayre will erect at Maplewood. It will be of stucco construction, 60x30 ft.

NEWARK.—Henry Baechlin, Newark, is architect of the three-family frame dwelling that Kaplan Brothers will build at 375 South 6th st.——Charles Roenbeck will erect two buildings from plans by J. Fred Cook. Both will be of brick construction. One will be an apartment house at the corner of Cabinet st and Littleton av. The estimated cost is $34,000. The other structure is a brick dwelling to be erected on Cabinet st, near Littleton av. Cost, $6,000.

SECAUCUS.—Bids are being received by the Board of Chosen Freeholders (Walter O'Mara, Clk.), Jersey City, for erecting a tuberculosis hospital at Secaucus. Fredk. Hensel, 246 Summit av, Hoboken, is architect.

ELIZABETH.—The Board of School Estimates and the Board of Education have decided to erect a school to take the place of School No. 3 on High st; estimated cost, $65,000. The erection of a new high school to cost $150,000 is also reported under consideration.

### Connecticut.

NEW HAVEN.—Work is to be started next spring on the apartment building to be erected at the cor of Whalley av and Garden st for Edward Malley. C. E. Joy is the architect. The building will cost about $20,009.

ALLINGTOWN.—Architects Allen & Williams will have plans for the new county home building in Allingtown completed soon, and it is expected that estimates will be made at once. The structure will be three stories high, of brk, and will cost about $100,000.

NEW MILFORD.—Dr. Claude Blackman has purchased a lot on South Main st as a site for a new residence.

MERIDEN.—The Meriden Gas Light Co. has bought land on Colony st and will within a year erect a 2-sty office building on the site. No plans have been made as yet. The land has a frontage of 35 ft. and an average depth of 130 ft.

WILLIMANTIC.—Estimates are being made on plans drawn by C. H. Preston, of Norwich, for the proposed addition to Dr. Louis I. Mason's sanitarium in this place. It is expected that the contracts will be awarded soon.

MORRIS COVE.—Architect C. E. Joy has drawn sketches for a fine residence to be built at Morris Cove for L. R. Hammond, of the Palladium. It will be a large house of concrete, 43x52 ft., with a slate roof. There will be 10 rooms, with three bathrooms. The rooms will be finished in hardwood and will be provided with mantels, fireplaces, hardwood floors, etc. The heating will probably be by hot water. The house will cost about $12,000.

NEW HAVEN.—The committee in charge of the schoolhouse to be erected on Greene st have instructed Brown & Von Beren to revise the plans for the structure, and estimates are to be obtained as soon as possible. The building will be erected after the plans submitted in competition and will be of brk, costing about $65,000.

STAMFORD.—The A. M. E. Z. Church society have purchased a building lot on Smith st as a site for the new edifice which the society will build. William Brown, Stamford National Bank Bldg., is a member of the committee. Architect Nelson E. Emmons has drawn sketches for the building, but nothing definite has been decided upon as yet.

STAMFORD.—Architect Nelson E. Emmons has completed plans for two fire engine houses to be erected on Lockwood st and West Main st. Each will be of brk, 2 stories high, with gravel roofs, and will cost about $15,000 each. George Smith is chairman of the committee in charge.

NEW CANAAN.—Herbert Whitney has bought five acres of land on Bank st. It is reported that he will erect a new residence on the site.

NEW BRITAIN.—G. P. B. Alderman & Co., Holyoke, Mass., have completed plans for the parish building at New Britain, for the Polish R. C. Church, Rev. Lucyan Bojnowski, pastor.

NEW HAVEN.—H. C. Prescott, cashier of the Bigelow company, has purchased a building lot on Brownell st, having a frontage of 40 ft. Mr. Prescott will erect a new residence on the site but as yet no plans have been drawn.——Brown & Von Beren have completed plans for the church to be erected at the corner of Dixwell av and Charles st for the Zion A. M. E. Church. The building will be of brick, with limestone trimmings, slate roof, and will have a seating capacity of 500 persons.——Architect L. W. Robinson has drawn plans for a building on Pitkin st for William R. Pitkin, to be occupied by the Howe & Stetson company. Work will not be started until spring.

### Miscellaneous.

SEATTLE, WASH.—The Sisters of Providence will erect a hospital at 17th av and Jefferson st at a cost including site of about $800,000.

SPARTANBURGH, S. C.—The Southern Power Co. (W. S. Lee, Jr., Ch. Engr., Charlotte, N. C.) is preparing plans for a steam-electric plant to be constructed near Spartanburg, to cost about $2,000,000. It is stated it will be built in sections, work to commence next year.

DES MOINES, IOWA.—Cohen Bros., 307 East 3d st, iron and metal dealers, have secured a site on which they propose erecting a steel roller mill costing about $100,000.

ST. STEPHENS, ALA.—John R. Markley, of Markley & Miller, of Chicago, Ill., is interested in a company which proposes constructing a cement plant in St. Stephens. Probable cost, $2,000,000.

MEMPHIS, TENN.—The Weber Concrete Co., Randolph Bldg., will soon erect a 6 or 8-sty building, to cost $150,000. The board of directors of the Y. M. C. A. have secured a site at Madison av and 4th st, and will have plans prepared at once for a building.

TORONTO.—A site has been secured on which it is proposed erecting new buildings for the Knox College, the cost of site and buildings to be about $500,000. Rev. Dr. John Gray may be able to give further information.

CINCINNATI, O.—The congregation of the Bene Israel of Avondale is planning the erection of a synagogue costing about $200,000. Simon Greenbaum is Pres. of the congregation.

PASADENA, CAL.—A site has been selected on which the members of the Christian Science Church propose erecting a $100,000 edifice.

MACON, GA.—The erection of an entirely new building for the Masons, instead of remodeling the old building, is contemplated. Estimated cost is $100,000.

SOMERSET, KY.—Cincinnati, New Orleans & Texas Pacific R. R. Co. will erect a passenger station here to cost about $100,000.

DECATUR, ILL.—The St. Patrick R. C. Church is planning the erection of a $100,000 edifice.

### Foreign Opportunities.

[Inquiries in which addresses are omitted are on file at U. S. Bureau of Manufacturers at Washington, D. C. In applying for addresses refer to the number.]

No. 1637. Bridge.—One of the American consuls in the Mediterranean region writes that a new bridge is to be built and that the proper official requested him to bring the project to the attention of American bridge constructors. A blueprint of the river at the point where it is proposed to build the bridge was prepared by the municipal engineer and may be had of the Bureau of Manufactures. The consul particularly requests that the French language be employed in correspondence.

No. 1651. Pumps and Electric Motors.—Bids will be received until January 15, 1908, by the municipality of Manila, Philippine Islands, for the supplying of pumps and electric motors for sewage works.

No. 1652. Prize Designs.—Prizes of approximately $2,500, $5,000 and $10,000 are offered by the Public Works Department, Buenos Aires, Argentine Republic, South America, for designs for new buildings for the faculty of science. The time limit is February 1, 1908.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Nov. 15 to 21, inc. | | 1906. Nov. 16 to 22, inc. |
|---|---|---|---|
| Total No. for Manhattan | 198 | Total No. for Manhattan | 268 |
| No. with consideration | 15 | No. with consideration | 20 |
| Amount involved | $1,598,163 | Amount involved | $1,165,000 |
| Number nominal | 183 | Number nominal | 243 |
| Total No. Manhattan, Jan. 1 to date | 11,191 | | 18,884 |
| No. with consideration, Manhattan, Jan. 1 to date | 747 | | 1,135 |
| Total Amt. Manhattan, Jan. 1 to date | $45,270,840 | | $60,771,512 |
| | 1907. Nov. 15 to 21, inc. | | 1906. Nov. 16 to 22, inc. |
| Total No. for the Bronx | 134 | Total No. for The Bronx | 201 |
| No. with consideration | 4 | No. with consideration | 30 |
| Amount involved | $23,350 | Amount involved | $152,550 |
| Number nominal | 130 | Number nominal | 171 |
| Total No., The Bronx, Jan. 1 to date | 8,216 | | 11,171 |
| Total Amt., The Bronx, Jan. 1 to date | $6,546,833 | | $7,376,455 |
| **Total No. Manhattan and The Bronx. Jan. 1 to date** | **19,407** | | **30,055** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$51,817,673** | | **$68,147,967** |

**Assessed Value, Manhattan.**

| | 1907. Nov. 15 to 21, inc. | 1906. Nov. 16 to 22, inc. |
|---|---|---|
| Total No., with Consideration | 15 | 20 |
| Amount Involved | $1,598,163 | $1,165,000 |
| Assessed Value | $1,086,000 | $987,500 |
| Total No., Nominal | 183 | 243 |
| Assessed Value | $8,007,300 | $9,595,600 |
| Total No. with Consid., from Jan. 1st to date | 747 | 1,135 |
| Amount involved " " | $45,270,840 | $60,771,512 |
| Assessed value " " | $33,770,900 | $42,676,775 |
| Total No. Nominal " " | 10,543 | 17,749 |
| Assessed Value " " | $342,602,100 | $592,960,210 |

MORTGAGES.

| | 1907. —Nov. 15 to 21, inc.— Manhattan. | Bronx. | 1906. —Nov. 16 to 22, inc.— Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 206 | 107 | 355 | 199 |
| Amount involved | $7,702,346 | $618,110 | $8,681,935 | $1,034,254 |
| No. at 7% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 6% | 91 | 58 | 180 | 55 |
| Amount involved | $1,171,803 | $190,440 | $2,368,504 | $249,125 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 18 | 14 | 8 | 9 |
| Amount involved | $904,300 | $105,400 | $265,500 | $26,550 |
| No. at 5¼% | ..... | ..... | 1 | ..... |
| Amount Involved | ..... | ..... | $35,000 | ..... |
| No. at 5% | 53 | 13 | 112 | 97 |
| Amount involved | $1,844,519 | $159,750 | $3,119,550 | $536,444 |
| No. at 4¾% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $14,000 | ..... |
| No. at 4½% | 4 | 1 | 42 | 1 |
| Amount involved | $131,000 | $80,000 | $1,105,300 | $3,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | 1 | ..... | ..... |
| Amount involved | ..... | $1,000 | ..... | ..... |
| No. at 3% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 40 | 20 | 61 | 37 |
| Amount involved | $3,650,724 | $81,520 | $1,774,081 | $219,185 |
| No. above to Bank, Trust and Insurance Companies | 36 | 7 | 71 | 24 |
| Amount involved | $4,926,000 | $123,800 | $2,893,100 | $165,710 |
| | | 1907. | | 1906. |
| Total No., Manhattan, Jan. 1 to date | | 10,963 | | 16,492 |
| Total Amt., Manhattan, Jan. 1 to date | | $296,007,703 | | $341,899,050 |
| Total No., The Bronx, Jan. 1 to date | | 7,357 | | 8,402 |
| Total Amt., The Bronx, Jan. 1 to date | | $66,766,743 | | $59,029,850 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **18,320** | | **24,894** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$362,774,446** | | **$400,928,900** |

PROJECTED BUILDINGS.

| | 1907. Nov. 16 to 22, inc. | 1906. Nov. 17 to 23, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 8 | 28 |
| The Bronx | 25 | 47 |
| Grand total | 33 | 75 |
| Total Amt. New Buildings: | | |
| Manhattan | $214,800 | $1,825,875 |
| The Bronx | 125,765 | 369,175 |
| Grand Total | $340,565 | $2,195,050 |
| Total Amt. Alterations: | | |
| Manhattan | $107,350 | $149,190 |
| The Bronx | 22,050 | 14,100 |
| Grand total | $129,400 | $163,290 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 910 | 1,570 |
| The Bronx, Jan 1 to date | 1,721 | 1,964 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,631** | **3,534** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $71,183,600 | $108,513,015 |
| The Bronx, Jan. 1 to date | 19,228,749 | 25,100,830 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$90,412,349** | **$131,613,845** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$15,082,054** | **$18,785,100** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Nov. 14 to 20, inc. | 1906. Nov. 15 to 21, inc. |
|---|---|---|
| Total number | 488 | 650 |
| No. with consideration | 13 | 39 |
| Amount involved | $189,450 | $347,875 |
| Number nominal | 475 | 611 |
| **Total number of Conveyances, Jan. 1 to date** | **30,113** | **43,329** |
| **Total amount of Conveyances, Jan. 1 to date** | **$18,141,835** | **$25,396,557** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 465 | 814 |
| Amount involved | $1,765,707 | $3,135,997 |
| No. at 6% | 296 | 314 |
| Amount involved | $902,367 | $929,542 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 116 | 164 |
| Amount involved | $630,500 | $786,875 |
| No. at 5¼% | ..... | 1 |
| Amount involved | ..... | $7,000 |
| No. at 5% | 37 | 290 |
| Amount involved | $165,974 | $1,281,617 |
| No. at 4½% | 1 | 1 |
| Amount involved | $4,500 | $4,000 |
| No. at 4% | ..... | 1 |
| Amount involved | ..... | $2,000 |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 15 | 43 |
| Amount involved | $62,366 | $124,965 |
| **Total number of Mortgages, Jan. 1 to date** | **30,649** | **35,445** |
| **Total amount of Mortgages, Jan. 1 to date** | **$131,363,607** | **$145,895,976** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 96 | 141 |
| Estimated cost | $333,975 | $764,920 |
| Total Amount of Alterations | $88,990 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **7,948** | **7,786** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$60,582,605** | **$58,339,102** |
| **Total amount of Alterations, Jan. 1 to date** | **$6,045,557** | **$5,067,128** |

## The Week.

WHILE the number of sales reported was about the same as last week, still there were a few consummated that are well worthy of notice. The Oscawana, on West End av and 79th st, occupying a plot 100x102.2, was sold to a speculator who has placed it on the market again for sale. 115 West 119th st, a 4-sty dwelling, also an American basement dwelling at 316 West 107th st, No. 116 East 80th st, and 314 West 78th st, all private dwellings, changed hands. The Rhinelander, a 30-foot 7-sty elevator apartment house, situate 534 West 124th st, and two 6-sty elevator apartment house in 143d st, 90 feet west of Hamilton pl, were exchanged, Nos. 227 to 233 West 141st being given in part payment. This transaction involved about $550,000. There were no notable sales in the Bronx. Probably this was due in a measure to the sale by auction of 89 lots, and the intending investors took this means of purchasing.

There was the usual run of leases consummated during the week, but nothing out of the ordinary, except a $1,000,000 lease of the Hotel Walton, in Philadelphia, Pa., to Louis Lukes, the details of which appear in another part of the paper.

There were quite a number of large mortgages recorded this week, and it shows a tendency to easier money conditions. Corporations are willing to lend their hoardings out if the security is satisfactory. This is a decided improvement in the state of affairs of a few weeks ago, when practically no money could be procured at any price. The largest mortgage was obtained by Eliza A. Wilcox from the Metropolitan Life Insurance Company on 340 Riverside Drive, on the southesat corner of 86th st $525,000, being the amount loaned at 5½ per cent. for 5 years. The house occupies a lot 100x102. The Metropolitan Life also lent the "West 72d Street Company" $400,000 on the hotel at 55 West 27th st. This is due Nov. 1, 1912, and is at 5 per cent. The Mutual Life Insurance Co. placed $300,000 on 845 and 846 Fifth av, cor 66th st, 50x100. This property is situated in the heart of fashionable New York. The due date and rate do not appear in the mortgage, but are in the bond. The Lawyers' Title Insurance and Trust Company gave James B. Haggin a loan amounting to $225,000 on a dwelling 70 feet east of Fifth av on 48th st. Washington Heights also came in for its share of mortgage money this week. Harry Lehr received a loan of $160,000 at 6 per cent on the northeast cor Amsterdam av and 167th st. This piece is 86x100x50x100. George Daily also borrowed $130,000 from the Dry Dock Savings Institution on Broadway, southwest cor 140th

st, 99.11x75. This last mortgage is for 1 year at 5 per cent. interest

The total number of mortgages recorded for Manhattan this wek were 206, as against 178 last week, and in the Bronx 107 this week, as against 105 last week. The total amount involved is $8,320,456, as against $4,883,255 last week.

## THE AUCTION MARKET

THE week just past was a notable one in the auction market. At the stand of Joseph P. Day, 89 lots, known as the David B. Cocks property, in the 24th Ward of the Bronx Borough, were put up for sale on Tuesday. This tract was divided into two groups, the Woodlawn and the Fordham properties. The total amount realized for the lots was $145,525, which, under the circumstances, was considered very good.

Under the terms of sale all taxes, assessments and water rates, which at the time of sales were liens, were allowed by the seller or paid out of the purchase money, providing that the purchaser, previous to the delivery of the deed, produce proofs of such liens. Sixty per cent. of the purchase money was allowed to remain upon mortgage at the option of the purchaser. Title insurance by the Title Guarantee and Trust Co. was furnished free of cost.

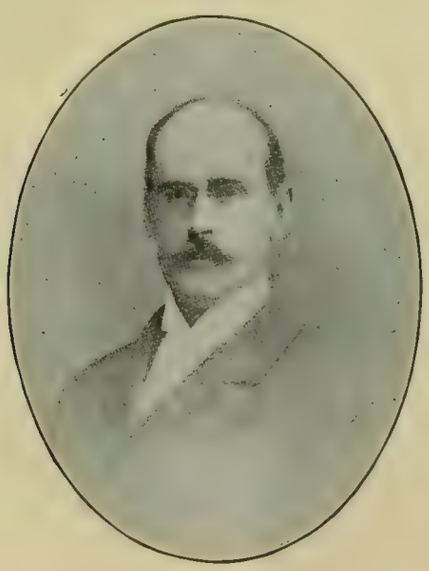
The Woodlawn Heights property brought from $500 to $2,100 a lot. The latter price was paid for the northeast corner of Mt. Vernon av and 233d st. On Herkimer pl, $400 to $700 a lot was the price brought, and Mt. Vernon av. inside lots went at $775 to $900 each. Corners on 233d st were knocked down at $1,000, and inside lots $525 to $700. On Webster av, west side, running to Decatur av, lots sold for from $5,400 to $5,500. On the opposite of Decatur av, $2,900 and $3,000 each were paid for lots 145 feet deep. Others on this avenue brought $2,575 each.

At the stand of Bryan L. Kennelly, a 5-sty double flat, 27x100.11, near 3d av, went to Walter Heilbrun for $24,250; 1174 2d av to A. Schneider, a 4-sty flat, with 2 stores, brought $22,600; 546 Hudson st, 20.7x80.5 irregular, 4-sty brick flat, to C. H. Benner for $15,750; 526½ and 528 Broome st, 40x75, 2 and 3-sty buildings, to Alfred L. M. Bullowa for $25,100; and 523 West 123d st, 5-sty limestone triple flat, 33.2x100.11, to M. B. Ehrman for $46,000.

The success of these sales shows pretty clearly that the small investor is turning towards real estate. He realizes that he can purchase property that will net him a good return on his money, and he is taking advantage of the situation.

## Annual Meeting Board of Brokers.

THE Real Estate Board of Brokers held their annual meeting on Tuesday. David A. Clarkson, Francis E. Ward, Joseph P. Day and Alfred V. Amy were elected to the Board of Governors, who in turn elected David A. Clarkson, president;



DAVID L. CLARKSON.

Joseph P. Day, vice-president; Edward L. King, secretary; and Richard Alexander, treasurer.

The standing committees are as follows:

Ways and Means.—Joel S. de Selding, chairman; Frederick D Kalley, Robert R. Rainey, David H. Scully, George W. Short, Wm. Crittenden Adams, Edwin H. Hess.

Admissions.—F. R. Wood, chairman; William E. Davies, Thomas P. Graham, W. Willis Reese, E. A. Tredwell.

Floor.—A. N. Gitterman, chairman; Richard Alexander, J. Hamilton Hunt, W. H. Warren, C. E. Williams.

Records.—Frank D. Ames, chairman; Edward L. King, F. R. Wood.

Arbitration.—John P. Kirwan, chairman; Frederick A. Booth, Edward L. King, Walter Stabler, E. A. Tredwell.

Brokerage Claims.—Edwin H. Hess, chairman; A. V. Amy, Joseph P. Day, A. W. McLaughlin, Edward McVickar.

Legislation and Taxation.—Thomas W. Folsom, chairman; Wright Barclay, David A. Clarkson, A. N. Gitterman, William C. Lester, Francis E. Ward, C. E. Schuyler.

Stock List.—Wm. Henry Folsom, chairman; J. Clarence Davies, Edward McVickar.

Diary.—Edward L. King, chairman; A. N. Gitterman, Francis E. Ward.

Auditing Committee.—Joel S. de Selding, chairman; Charles E. Duross, H. C. Senior.

Nominating Committee.—Wright Barclay, chairman; Joel S. de Selding, William C. Lester, W. Willis Reese, Walter Stabler.

It was decided to incorporate the Board of Brokers. A constitution was adopted, with several new features. Provisions were made for the admission of non-resident members to the board, and also for the securing of associate members, through the board's Committee on Legislation and Taxation.

Miss A. W. Fox received a vote of thanks before the meeting adjourned for her able and conscientious management of the board's offices.

## Renting Conditions on Washington Heights.

A GREAT deal has been said and written about the overbuilt condition of certain parts of the city, notably Washington Heights, but this situation has now been done away with, and for the present at least there is a dearth of vacancies. It is hard for those who are unfamiliar with the real estate market to realize how a change such as this could possibly take place in so short a space of time. When one considers that the class of people who can afford to pay between $30 and $60 a month rent are in the great majority, as compared with the class of apartment house dwellers who can afford to pay more, it can be understood more readily. There is only a very limited amount of land on that narrow strip of ground. Only so many houses can be built, and with the normal increase in population it does not take long to fill up vacancies.

For the past two years the renting situation has given the real estate men a good deal of trouble. One of the prominent renting brokers on the Heights said the other day: "It is a most remarkable state of affairs. Money tight, practically no sales, few trades, and yet renting splendid.

"The inquiries for medium-class apartments," he continued, "have not been so numerous during the two years just past as they are at the present time. Before the 1st of last October we brokers in this part of town were pretty blue, and many thought that we had to face another hard winter. But this has not been the case. The house owner," continued this broker, "who has a mortgage on his property that has some little time to run, is in a good position, for he is getting a splendid return from the money invested in his house."

W. W. Babcock, in the office of Duff & Brown, said, in speaking of this side of the real estate market: "Conditions are surprisingly good. We have no complaint to make. A certain house not far from 143d st, which, on September 1 had 18 vacancies, is to-day all full. This is not an isolated case, but many houses have had similar experiences."

Mr. Knap, of Knap & Co., said, in regard to the renting of apartments this fall on the Heights: "This section of the city is divided into two parts: That section from 135th st to 160th st, and the other section above that street to Fort George. Naturally, the flats that are centrally located rent the quickest. There are many inquiries for apartments that overlook the river. The stores on Broadway are in demand, and are renting readily. On Amsterdam av, in the 140th's streets, there are but few vacancies. There is practically nothing doing in the private dwelling line. Why? Because there is nothing to rent. Everything is taken."

Charles D. Hobbs, of the firm of Slawson & Hobbs, said: "We have met with great success in renting apartments on Washington Heights. This fall we have received more applications from prospective tenants who wish to locate in this section than ever before in our experience. A couple of years ago people hunting for apartments would ask us, 'Where is Washington Heights?' Now they come into the office and ask, 'What have you got on the Heights?' There is no question in my mind that the apartment dwelling people are getting educated to that section of the city. They are just beginning to see the natural beauties. It takes some time before they can fully realize all the advantages. I repeat that we are more than gratified with the success that we have had in renting in this part of town."

Unfortunately, during the past few years several houses have gone up that were badly constructed. Men of small capital did the building, and they were working pretty close to the wind. This sort of thing never does a neighborhood any good, for if the building is completed it is not the class of house that is desirable, and if it is foreclosed it is questionable what the result will be, but at best it will resolve itself into the fact that a poorly built house is finished. Those houses on the Heights that have been generously built have been invariably a success—houses where the minimum amount of floor space was not strictly adhered to, and where a little more was given than was absolutely necessary by law. This class of house

always has tenants. There are many instances of this kind on the Heights.

A canvass was made of Washington Heights, and while it did not include every house, still enough were taken into account to get a clear idea of the situation. There are a number of houses that are in course of construction. Manifestly, these have not been included, as they are not ready for occupancy. In the course of a few months they will open their doors, and then there will be more apartments on the market. No anxiety is felt, however, on this score, because their completion will be so gradual that there will not be much trouble to get tenants to fill them.

There are several important foreclosure suits pending. When these properties are acquired by the new owners the general condition of the Heights market will be improved, because these parcels will have been placed in stronger hands.

Attention should be called to several things that appear in the appended list. The number of vacancies are really not so numerous as they appear. For example, the house on Riverside Drive, near 135th st, is still unfinished. The reason it was put on the list was that it shows clearly the fact that people are renting ahead. Out of 29 apartments, 15 are rented and 14 are vacant.

The house on Amsterdam av, near 135th st, a 6-sty walk-up, with 22 apartments and 3 stores all rented, speaks for itself. Three houses on Audubon av, near St. Nicholas av, opened Oct. 15, show only 5 vacancies out of 39 apartments. Broadway, near 147th st, only 9 apartments and 7 stores; everything rented and a waiting list. 158th st, near Broadway, a new elevator house just opened, but unfinished, has only 10 empties out of 42 apartments.

| Location. | No. of families. | Rents. | Vacancies. |
|---|---|---|---|
| Amsterdam av, near 135th st | 22 | $20-28 | 0 |
| Amsterdam av, near 136th st | 16 | 30-45 | 0 |
| Amsterdam av, near 164th st | 16 | 18-24 | 0 |
| Amsterdam av, near 165th st | 16 | 16-22 | 0 |
| Amsterdam av, near 165th st | 10 | 22-26 | 0 |
| Audubon and St. Nicholas avs | 13 | 39-42 | 1 |
| Audubon and St. Nicholas avs | 13 | 39-42 | 2 |
| Audubon and St. Nicholas avs | 13 | 39-42 | 2 |
| Broadway, near 145th st | 16 | 55-93 | 0 |
| Broadway, near 145th st | 22 | 45-55 | 1 |
| Broadway, near 147th st | 9 | 55-65 | 0 |
| Broadway, near 162d st | 24 | 30-45 | 2 |
| Broadway, near 163d st | 24 | 30-45 | 1 |
| Hamilton pl, near 140th st | 15 | 30-43 | 1 |
| Hamilton pl, near 140th st | 15 | 30-43 | 1 |
| Hamilton pl, near 141st st (L) | 26 | 45-80 | 0 |
| Hamilton pl, near 141st st | 29 | 26-45 | 2 |
| Hamilton pl, near 142d st (L) | 26 | 45-80 | 0 |
| Hamilton Terrace, near 142d st (L) | 28 | 45-50 | 1 |
| Riverside Drive, near 135th st | 29 | 45-93 | 14 |
| St. Nicholas av, near 150th st (L) | 21 | 60-80 | 0 |
| St. Nicholas av, near 183d st (L) | 24 | 50-70 | 2 |
| St. Nicholas av, near 183d st (L) | 20 | 35-45 | 0 |
| 143d st, near Broadway | 36 | 40-55 | 0 |
| 144th st, near Broadway | 5 | 30-33 | 0 |
| 144th st, near Broadway | 5 | 30-33 | 0 |
| 145th st, near Broadway | 10 | 40-45 | 0 |
| 145th st, near Amsterdam av | 10 | 40-45 | 0 |
| 145th st, near Amsterdam av | 10 | 40-45 | 0 |
| 146th st, near Riverside Drive | 24 | 28-45 | 1 |
| 146th st, near Convent av (L) | 24 | 30-50 | 1 |
| 146th st, near Broadway | 20 | 27-40 | 0 |
| 147th st, near Broadway | 20 | 30-42 | 1 |
| 148th st, near Broadway | 13 | 43-50 | 0 |
| 149th st, near Amsterdam av | 20 | 35-42 | 2 |
| 151st st, near Broadway | 24 | 21-28 | 0 |
| 151st st, near Amsterdam av | 21 | 45-60 | 0 |
| 151st st, near Amsterdam av | 21 | 45-65 | 0 |
| 153d st, near Broadway | 14 | 30-45 | 0 |
| 158th st, near Broadway (L) | 42 | 40-100 | 10 |
| 164th st, near Edgecombe av | 20 | 15-20 | 3 |
| 180th st, near Audubon av | 18 | 27-36 | 0 |
| 180th st, near Audubon av | 13 | 25-32 | 0 |
| 182d st, near St. Nicholas av | 17 | 28-36 | 2 |
| 182d st, near St. Nicholas av | 13 | 32-44 | 0 |
| 184th st, near Audubon av | 15 | 27-38 | 0 |
| 184th st, near Audubon av | 13 | 27-44 | 0 |
| Total | 875 | | 50 |

This makes the average about 5½ per cent. vacant, but by taking out the unfinished buildings and computing those that are in full running order, this percentage is reduced to about 3%. Certainly this is a gratifying state of affairs, and only shows that with each year the Heights is growing in favor as a residential section.

## Stocks vs. Real Estate.

Last year Reading common stock sold at 164, yielding from its 4 per cent. dividend only 2.44 per cent. to the investor, as against the 5 per cent. now obtainable. Reading stock sold yesterday at 78⅝. At that price its 4 per cent. dividend means a yield of 5 per cent. to the buyer.—New York Herald.

**There is no security sold on any exchange in the world that is so safe and which has the chances for prospective increases in value as New York Real Estate. I should estimate the average yearly increase in value at from 6 to 10 per cent., so that we may safely say that the total yearly income from New York Real Estate is at least 10 per cent., and may go as high as 20 per cent.—Jefferson M. Levy.**

## Advisability of the Torrens System.

(Continued from page 833.)

taking into consideration the size of the city of Chicago, and the large values of the real estate in that city.

We quote the following statistics from Charles G. Little, an examiner of titles, who, at the request of the Register of Cook County, submitted to the Allied Real Estate Interests the following statistics on or about the 24th of May, 1907:

"The first statute was passed in Illinois in 1895, and declared unconstitutional, and the present law was adopted on May 1st, 1897, and the office of the Registrar of Titles opened May 1st, 1899."

| | | | | | |
|---|---|---|---|---|---|
| In 1899 | there | were | registered | ..... | 128 titles. |
| In 1900 | " | " | " | ..... | 116 " |
| In 1901 | " | " | " | ..... | 115 " |
| In 1902 | " | " | " | ..... | 251 " |
| In 1903 | " | " | " | ..... | 279 " |
| In 1904 | " | " | " | ..... | 346 " |

For the period of those six years the total assessed value of the land thus registered was $6,192,810, or about what two of New York's large downtown office buildings are valued at.

In 1905 there were 387 titles registered, and the assessed value of the land so registered was $1,442,500; in 1906 there were 355 titles registered, and the value of the land was $1,550,550. The entire number of titles registered since the law took effect up to the 24th day of May, 1907, was but 2,071, and the total assessed value of the land thus registered at $9,492,660. The conveyances under the Torrens System during the year 1906 were 911, expressing a consideration aggregating but $1,685,995; incumbrances filed under the Torrens System during the year 1906 were 595, securing loans aggregating $1,111,718. Compare with this the fact that, under the old system, for the fiscal year ending November 30, 1906, the transfers filed in Cook County were 29,795 in number, expressing a total consideration of $132,000,156; the Recorder states that the receipts for the year 1906 were $14,756, and the estimated expense for conducting this system during the year 1907 was about $18,000.

A representative of the Northwestern Mutual Life Insurance Company, one of the largest lenders on real estate in the city of Chicago, says that he knows of no large tract or any valuable property that registration has been applied for, even by those who are advocating the system and had the law passed. The Northwestern Life Insurance Company in all its real estate loans will not accept any title under the Torrens law, and will not make a loan on any property that has been entered for registration under it.

An examiner of titles under the first Torrens Act in Illinois, and who therefore should be very familiar with the Torrens System, wrote as follows, in reply to the inquiry of the Allied Real Estate Interests:

"Unless living under a constitution as in England, giving or allowing the legislative branch of government a free hand, no Torrens Act can be of any valuable service, because constitutional rights cannot be impaired by this procedure; consequently, if a Torrens certificate is to be relied upon, the person proposing to take it must know the title prior to the certificate as thoroughly as if the certificate had been granted him; he must examine the registration and be sure that it is conclusive. This deprives the certificate of all its claimed virtues. The market value of his title is impaired, because he limits his market to those only who would accept Torrens certificates."

This opinion, taken from an observer of the system in Chicago, probably indicates a fundamental reason why the system has made no greater progress in the United States. For though the showing of the system in Massachusetts and Illinois is not a good one, it seems to have met with as little public approval in other States of the Union where it has been tried. Ohio adopted a Torrens Statute, and after it had been pronounced unconstitutional in 1898, the statute was unanimously repealed. The system in California appears never to have taken serious root in the real estate situation there, and is almost a dead letter.

There apparently is something in the system not in harmony with the nature of our institutions and the character of our government. That the system may have succeeded to a certain degree under those governments where the Parliament is the supreme law of the land is not denied; but it is our belief that the system can never succeed where the constitution does not permit the exercise of judicial authority by a mere ministerial officer, and where property cannot be taken without due process of law. However, the former objection may be overcome by the special institution of a land court, as in Massachusetts, it is difficult to see how the latter objection may be met, especially when it is remembered that the attempt of the Torrens System is to certify an indefeasible title as against all the world.

A condition precedent to the registration of titles under the Torrens System, and the subsequent conclusive effect of the certificate of such registration, is the final extinguishment of all outstanding claims and interests which have not become valid and subsisting liens on the property: Can such a barring be accomplished as is attempted under the Torrens System by a notice to all whom it may concern? Is a person who has a claim against a parcel of land properly brought under the jurisdiction of the court by such a notice, so that his property is not taken without due process of law? It would seem that the entire procedure of registration is in the nature of a bill to quiet title and not in the nature of an action in rem, and that

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the same method or process must be invoked as to fulfil the requirements of judicial process as the term is used pertaining to the ordinary adjudication of the rights of persons.

Justice Holmes, in his opinion upholding the statute in Massachusetts, contends that the proceeding is one of the nature of a proceeding in rem. But in so contending he is directly at variance with the decision of People vs. Guilbert, 56 Ohio State, 575. The Court there says, in reference to the contention of the proceeding being in the nature of an action in rem (referring to the land):

> "It is not to be sold with a view of the distribution of its proceeds, and it partakes, therefore, less of the nature of a proceeding in rem than does the foreclosure of a mortgage. The land is not a thing of shifting situs like a ship, against which obligations may accrue to-day in one jurisdiction and to-morrow in another. The status of the land is not changed by registration. The substantial thing determined by registration is that the person who makes the application has a right of property in the land to the exclusion of all other persons. The judicial force of the proceeding is wholly expended in a conclusive determination of the rights of persons in the land."

Which opinion decided that the method of service provided in that State was unconstitutional.

In Illinois the Supreme Court, in passing upon the statute of that State, in which the constitutionality of the law was raised, merely held that the law might be enforced in such a manner as not to be unconstitutional; but baldly stated that so much of the act as provided that "any person having an interest or lien upon the land, who has not been actually served with process or notified of the filing of such application or the pendency thereof, may, at any time within two years after the entry of such order or decree, and not afterwards, appear," etc., was unconstitutional.

From none of the State courts has a case gone to the United States Supreme Court on its merits, and never till the question of what constitutes due process of law, so far as it is involved (and it is fundamental in the Torrens System), is settled by the United States Supreme Court, does it seem that the system can ever make much headway. Until such a decision is reached, those States having the Torrens Systems are bound to have those titles beclouded, and no purchaser can feel a certainty as to his title which he felt under the old system.

Mr. Niblack, the Chicago writer on the Torrens System, states that an important feature of the system is an indemnity fund to indemnify anyone who may be injured by the operation of the Act. Viewed from a practical standpoint, this indemnity fund does not appear to have grown of sufficient size to be of any real value. In Cook County, Ill., where the total assessed value of the land registered was $9,492,660, the indemnity fund in June of this year amounted to less than $10,000. It can be seen that it would not require many claims such as arise where there are enormous values in real estate to entirely obliterate such a fund.

The question as to the right of the government to take such a fund from A, B, C, for the purpose of presenting it to X, Y, Z, whom presumably the government has wronged by taking away their property, is a very serious one. Certainly it cannot be said that such moneys are taken for public purposes. At least it seems rather paradoxical that the State should be making restitution to those from whom it has taken property by no other means than due process of law.

That there are, therefore, one, and perhaps two, serious constitutional objections to the Torrens System or systems cannot be doubted. That the system has proved unpopular and of little practical value in those States where it is in vogue is probably true. But that the system should have a full and complete test, it is argued that it must be made compulsory. That when purchasers are forced to accept such titles, despite their serious objections, and it is a settled fact that a decree may be entered which, after the running of a short statute of limita-

tions, becomes final as against the world, then the real simplicity and benefits of the Torrens System will appear. There are two answers to this suggestion: first, if the system is a good one compulsion is unnecessary; second, if it is a bad one, it is unjust. The late Governor Russell, in making his recommendations to the Legislature, said:

"The first point which should be noted in connection with the Torrens System is that its use is optional and not compulsory; existing methods of transfer can be continued precisely as at present. It remains entirely within the option of every landowner whether he will avail himself of the privileges offered by the new system, and therefore no one loses any right which he now possesses. The new method must secure support from the public, not through compulsory legislation, but through the greater advantage which it offers."

But, judging from the statistics which we have been able to secure, we believe that never in the United States will the Torrens System secure support from the public through its greater advantages. However well the system may work in countries where no constitutional barriers stand in the way, and where the fiat of a parliament is the supreme law of the land, the system cannot succeed where the provisions of the Constitution make certain very vital elements of the Torrens System the subjects of grave uncertainty.

## Divisions of Real Estate.

(Extracted from a lecture by Henry F. Miller, Esq., before the West Side Y. M. C. A.)

The words usually adopted in referring to real estate are lands, tenements and hereditaments. The word hereditament has the widest meaning of the three—it means anything which may be inherited; using the word inherited in the technical sense, that it would pass to the heir and not the executor or personal representative of one who died. Hereditaments would be of two classes, corporeal and incorporeal.

A corporal hereditament is something of a physical nature, as land and buildings, and, in the English law, heirlooms which pass to the heir. An incorporeal hereditament is something of an intangible nature, as a right connected with real estate, although in itself a part of the real estate.

The word tenement signifies anything which may be held. It is not confined, in real estate law, to the popular meaning given to the word at the present time, and used in relation to tenement houses.

The word land is the most restricted in meaning of the three terms used and signifies the soil, but the ownership extends indefinitely downwards and upwards, and anything erected on the land, subject to the qualifications that I pointed out in discussing fixtures, belong to the land.

Estates in land are divisible into two great classes—(1) Freeholds, (2) Estates less than freeholds.

Freeholds are divided into two classes—freeholds of inheritance and freholds not of inheritance, or life estates. Freeholds of inheritance are otherwise termed fees, and these fees are known either as a fee simple or as a base or qualified fee. A fee simple means an absolute estate in perpetuity. A base or qualified fee means an estate which would pass to the heir, but clogged with certain limitations or conditions.

Freeholds not of inheritance are either conventional, i. e., they arise by the act of the parties, or they are legal, which means that they arise by operation of law. Those that arise by the act of the parties are created by writing—those that arise by operation of law require no writing, and are best illustrated by the estates of curtesy and dower.

Estates less than freehold are divided into various classes, i. e., estates for years, from year to year, and estates at will, and at sufferance.

The distinction between estates of freehold and estates less than freehold is that a person is said to be seized of an estate of freehold, and is said to be possessed of an estate less than freehold.

An estate in fee simple is the highest estate known to the law. It is sometimes called a fee simple absolute, but this means the same thing. The owner has the absolute control over it, so that he could carve out of it any inferior estate. An estate in fee simple, upon the death of the owner, passes to his devisees, and in case he leaves no will, to his heirs at law. Heirs at law are the persons who inherit the real estate. The term is to be distinguished from next of kin who are the persons entitled to receive the personal estate. In most cases these persons would be the same, but there are a number of cases where they would be different. The personal property is always the first fund for the payment of debts. The real estate can only be resorted to, after the personal property is exhausted, unless the testator, by his will, subjects the real estate to the discharge of his debts.

A base or qualified fee is one clogged with some condition—if the condition be broken, the grantor, or his heirs, would have the right to reenter and repossess the estate. This is illustrated by a reported case (Nicoll vs. Erie R. R. Co., 12 N. Y., 121). In that case an estate in fee was given to the Erie R. R. Co., upon condition that the company should build its road in a certain place within three years. This was an estate upon condition.

Other illustrations of estates on condition, or base or qualified fees which have been held valid in this State, are, a grant on condition that the grantee, his heirs and assigns shall not, at any time, manufacture or sell intoxicating liquor on the premises, and a grant on condition that the grantee should support the grantors.

In all of the cases that I have just referred to, the condition was what is called "a condition subsequent."

There are two kinds of conditions—precedent and subsequent. A "condition precedent" is one which must occur before any title vests in the grantee. A "condition subsequent" is one in which the title actually vests in the grantee, but is liable to be defeated by the breach of the condition imposed.

If the condition precedent is not complied with, no estate passes. If a condition subsequent is broken, the estate is not immediately ended, but the grantor, or his heirs, have the right to enter after the condition is broken. This right of entry must be exercised in a legal way, which is by bringing an action of ejectment.

### The Troublesome Broker's Commission.

A firm of brokers have received the following letter:

Dear Sirs: In reply to yours of October 18, you misunderstand my position, as I agreed with you on the following facts:

That what I wrote you in August I confirmed again in October, as to full commission.

That the lease in question is a five-year lease (I make no question on this score). Further, I have no reason to doubt that the tenants came to the property through you. My position is this: On going to the premises last Monday I saw the parties looking, as I thought, at the bulletin boards in front of the building. I asked them if they were looking for anybody, and they told me they wanted to know about the loft, and asked me if I knew anything about it. I said "yes," that I was the agent of the property, and they said that I was just the one they wanted to see.

After some negotiations at that meeting the terms of the proposed lease were agreed upon, subject to their obtaining the premises immediately from the then current tenant, whose lease ended February 1.

In the negotiations I had told them that a three-year lease was the limit the owner wished to give. They stated that that would be useless for their purpose, and had some fear for possible changes in future rent. I then suggested this two-year additional, subject to cancellation. This all happened on Monday.

Early Tuesday morning I had had their references, etc., and had drafted up the conditions of the lease.

What I am trying to bring out is the fact that I had no knowledge nor suspicion that these people had come to the premises through any broker, and I made all these lease conditions with that impression. Tuesday noon was the first time I learned that Mr. McDonald had been connected therewith. Before I allowed the lease to be executed I saw Mr. McDonald and explained to him the position I was in. I told him three years was all I was allowed to involve the owner in; further that I wanted to do all I could, and would give him a check for full commission on three years, and asked him what was best to be done. His reply was to the effect, "Suppose we'll have to make the best of it."

The reason of sending the check so promptly was that I told Mr. McDonald the moment the lease was closed I would send him check.

There has been additional five horsepower put on the lease, increasing the rent $250, to which I take it you are entitled, and I enclose check for $7.50, the difference.

I am frank to say that I have never had anybody give me a check where lease had been closed under similar circumstances, although I have had many such cases.

If this explanation is not satisfactory, please let me know.

Very truly yours, ——— ———.

October 21, 1907.

Ed. Note.—The above copy of a letter enclosed by a subscriber for comment and decision shows the doubts and uncertainties as to rights in which the best and most honorable brokers differ. In this case the brokers who did so little to effect a letting and were so generously treated by the owner's agent should be grateful for a commission on the three years' basis.

### Death of Frederick Southack.

Frederick Southack, of Frederick Southack & Alwyn Ball, Jr., real estate brokers, died at his home, 48 West 53d st, on Monday last from pneumonia.

A New Yorker by birth, and while still a young man, he entered the real estate field and never changed his business. After some years he met Mr. Ball, and they formed the partnership which is only severed by death.

Mr. Southack was a member of several clubs, among which were the Metropolitan, Automobile Club of America, Union League, New York Athletic, Morristown, Down Town, Riding, Morris County Golf and the Mid Day Club.

He was a director in several companies, notably the Alliance Realty Company, the Broad-Exchange Company, the Citizens' National Bank, the Continental Finance Company, the General Realty Company, the New Jersey Company, the Improved Property Holding Company and the Standard Safe Deposit Company.

### Hotel to Be Sold at Auction.

The Hollywood Hotel at 110 and 112 West 39th st, is going to be sold at public auction early next month. This hotel occupies a plot 50x98.9 and is six stories in height. This property is to be sold to satisfy a judgment of about $108,000, secured by Smith Ely against Vira G. Matthews and others. $19,000 back taxes are unpaid on this property. Joseph P. Day will be the auctioneer.

# PRIVATE SALES MARKET.

## SOUTH OF 59TH STREET.

### Sale of Beekman Street Building.

BEEKMAN ST.—The Ruland & Whiting Co. sold for Tunis G. Bergen and others to Henry Leerburger the 5-sty building 54 Beekman st, 25x87, who is a tenant of the building. Mr. Leerburger also owns property in Pearl and Water sts.

NORFOLK ST.—Abraham Schwartz sold to Max Jacobs, of 103 Rivington st, 142 Norfolk st, a 5-sty tenement, 25x100.

SHERIFF ST.—M. Salmanowitsh bought for R. B. Valiels 85 Sheriff st, 4-sty front and rear buildings, 25x100. Frank & Kreielsheimer represented the seller.

4TH ST.—Samuel Grossman bought 351 East 4th st, a 3-sty building, 22x97.

8TH ST.—Joseph P. Day has sold for Louis Wolf, a party in interest, 416 East 8th st, a 4-sty flat with store, 22x97.6.

### West 42d Street Garage Sold.

42D ST.—John J. Boylan sold for E. G. Gason 4-sty garage 635 West 42d st to Walter A. Wells. This property is opposite the Consolidated Gas Co.'s plant and near the Weehawken Ferry; 21 x100 with "L" 25x50.

56TH ST.—Pocher & Co. sold the 5-sty double tenement with stores 419 West 56th st, 25x100, for Wm. C. Hyde to J. J. MacDonald. This property has been placed on the market for sale, the new asking price being $27,500.

AV B.—M. Salmanowitsh bought for Morris Singer the southeast cor of Av B and 7th st, two 6-sty buildings, 60x93. The new asking price is $185,000.

AV B.—S. H. Frankenhejm & Co. sold for the Prince estate to G. Blum 95 Av B, a 4-sty tenement, 20x93.

1ST AV.—Frank Sanicola bought for Vincenzo Locicero from Isaac S. Heller the 5-sty tenement 689 1st av, between 39th and 40th sts.

3D AV.—Adolph Hollander sold to a client of Leon S. Altmayer the 4-sty building with stores on the southeast cor of 3d av and 55th st, 913 3d av, 25.5x60. The building has a 1-sty extension. It was purchased for investment on account of new bridge terminal.

## NORTH OF 59TH STREET.

67TH ST.—Dr. Samuel Bookman sold his 4-sty dwelling, 47 East 67th st, 20x100, to Dr. George E. Brewer. This house was purchased by Dr. Bookman only a short time since from Dorothea McCartney.

### Sale of 78th Street Dwelling.

78TH ST.—Wm. Nathan Tuthill sold for Mrs. Harriet H. Holder to Louis A. Loew, of New Rochelle, N. Y., 314 West 78th st, a 4½-sty American basement dwelling, 16x102.2. The asking price was $29,500.

80TH ST.—Frederick T. Barry sold for J. Cooper Mott to Joseph Humphreys 116 East 80th st, a 3-sty and basement stone front dwelling, 16.4x102.2.

107TH ST.—Arnold & Byrne sold for Charles Buek 316 West 107th st, a 5-sty American basement dwelling, 20x100.5. The buyer, Louis Bernstein, will occupy the house.

118TH ST.—E. Califano, in conjunction with J. Caplan, sold for J. Gertner 417 East 118th st, a 4-sty flat, 17x100.11, to B. Calfure.

119TH ST.—Porter & Co. sold for S. H. Emanuel the 3-sty brownstone dwelling 115 West 119th st, 18x50x99.11, to Jacob Zweig.

123D ST.—Marks Lipman bought 239 East 123d st, 3-sty dwelling, 25x100.11.

### Oscawana Apartment Sold.

WEST END AV.—Henry D. Cochrane sold for Amanda M. De Graas the Oscawana apartment house, southwest cor 79th st and West End av, 100x102.2. The new owner, Howard A. Raymond, purchased this building for speculation and is asking $250,000 for it. Directly opposite is the Apthorpe, the new Astor apartment and the New Central and Monticello apartments occupy the remaining corners. 79th st is an extra wide street and is in the heart of the residential section.

## WASHINGTON HEIGHTS.

### Large Washington Heights Trade.

143D ST.—Delta Realty Co. sold 17 lots in the north side of 143d st, 90 ft. west of Hamilton pl, to the West Side Construction Co. They gave in part payment two 6-sty elevator apartment houses 227 to 233 West 141st st, 125x99.11. The amount involved in the trade is about $550,000. This includes all the remaining vacant land in the block bounded by Broadway, Hamilton pl, 143d and 144th sts. This plot, together with the adjoining property, was formerly owned by the Colored Orphan Asylum. The West Side Construction Co. (Jacob Axelrod) resold some of the lots. H. D. Baker & Bro. and H. I. Schoeman were the brokers.

AUDUBON AV.—C. M. Silverman & Son sold to John Valz 255 Audubon av, 40x100.

## BRONX.

FEATHERBED LANE.—W. J. Muston & Son sold for David H. Taylor to Julia Carpendale 25x99, south side Featherbed lane, 25 ft. east of Plimpton av.

151ST ST.—E. Califano resold for J. Gertner 537 and 539 East 151st st, a 3-sty frame house, 50x116, to D. Rosenblum and C. Calusky.

213TH ST, ETC.—John H. Behrmann sold for the Bates estate to Edgar D. Smith 4 lots at the northeast cor of 213th st and Olinville av, and resold the same to A. Shatzkin & Sons, Inc.; also for William Garrett one 2-family house on the east side of Carpenter av, 76 ft. north of 229th st; also for J. Melville Lawrence and Ida E. B. Lawrence the house on the south side of 239th st, 100 ft. west of White Plains av, 56x137.

215TH ST, ETC.— A. Shatzkin & Sons bought from a Mr. Hill 100x100 on the northeast cor of 215th st and 6th av; also from John Harrington 25x100 on the south side of 214th st, 125 ft. east of Maple av; also sold to N. Galante the northwest cor of 216th st and 5th av, 39x105; also to R. Sommer 25x109 on the north side of 223d st, 300 ft. east of Paulding av; also to a Mr. Romeo 25x109 on the north side of 223d st, 325 ft. east of Paulding av; also 25x100 on the north side of 233d st, 350 ft. east of Paulding av, to a Mr. Katzberg; also to A. Faro 25x100 on the south side of 216th st, 200 ft. east of Tilden av; also 50x100 on the south side of 6th av, 50 ft. north of 216th st, to J. P. Olin, and the northeast cor of 6th av and 215th st, 50x100, to a Mr. Barello.

BRYANT AV.—W. R. Rose sold to Patrick O'Neill the 1-family frame dwelling 1220 Bryant av, 20x100.

VYSE AV, ETC.—J. J. Haggarty sold for E. S. Levi 1434 Vyse av, a 2-family frame dwelling, 25x100, to Patrick Daunt; also for W. R. Rose the 1-family frame dwelling 1220 Bryant av, 20x100, to Patrick O'Neill.

WHITLOCK AV.—Smith & Phelps sold 75x100 on the east side of Whitlock av, 642 ft. south of Leggett av, to Robert J. Gray. This property is situated near the proposed depot at the junction of the Pennsylvania and New York & New Haven Railroads.

## LEASES.

The Manhattan Rubber Co. and Abbey & Imbrie leased for 10 years the 4-sty building 18 Vesey st.

Henry Brady leased for the Atlantic Realty Co. the 4-sty and basement dwelling 164 West 72d st.

J. E. Mihlig leased the building 464 West Broadway for R. A. Kinkele to P. L. Savale & Co. for a term of 5 years.

John H. Behrmann leased for Sherman Wager his property for a term of years on the north side of 220th st, 80 ft. east of White Plains av.

The Duross Co. leased the building at the northeast cor of Bleecker and West 10th sts for the Hermitage Co. to Dennis O'Neil for 10 years.

The John H. Fife Co. leased the Hotel Rand, at 38 to 42 West 49th st, to Henry S. Duncan for 11 years, at an aggregate rental of $396,000. Mr. Duncan will change the name of the house to Hotel St. Charles.

Heil & Sterm leased for the Astor estate the store, basement and sub-basement in the building 573-575 Broadway, running through to Mercer st. The lease is for a long term of years. The lessees are Messrs. Kahn & Frank.

Three-quarters of the 18th floor in the United States Realty Building at 115 Broadway has been leased for a term of years to Gen. Edward P. Meany, general counsel for the American Telegraph & Telephone Co. from Dec. 15, by Pease & Elliman.

John P. Kirwan leased for Brill Bros. the store and basement in 1439 Broadway, near 40th st, formerly part of Martin's Hotel. The lease is for a term of 19 years at an aggregate rental of $275,000. The premises will be occupied by Morris A. Forgotston.

Louis Schrag leased for the Bettini Phonograph Co. the building 156 West 23d st to the Alcohol Utilities Co. for a term of years; for Mrs. Sarah H. Wilson the store at 56 West 21st st to E. Pulvermacher; for Guy Van Amringe, in connection with Messrs. Dike Bros., the 4-sty dwelling 126 East 29th st to Mrs. J. S. Kasson for a term of years.

Pease & Elliman leased 30 West 49th st for L. L. Stanton to Dr. George William Douglass; 40 East 40th st to George C. Clausen; 125 East 40th st to J. L. B. Mott; 48 West 11th st to E. C. Zanetti; 17 West 37th st to Mrs. M. Hickox; 58 West 51st st to Miss La Montagne; 51 West 52d st to Richard G. Wood; 128 East 38th st to Philip Curtis; 115 East 72d st to Henry C. Ide; and 882 Park av to Atherton Blight.

### $1,000,000 Lease in Philadelphia.

The Matthew J. Ward Co. sold for Mrs. Robert Stafford, proprietor of the Hotel Imperial, this city, the furniture and unexpired term of the lease of the Hotel Walton, Philadelphia, Pa., to Louis Lukes, former proprietor of the Hotel Marseille, Broadway and 103d st, this city, and Zahn Bros., who are now in possession. The consideration, it is said, was about $175,000. The same brokers also negotiated an extension of the lease with the owners, the Robert Goelet estate, for a term of years at a rental aggregating more than $1,000,000.

Heil & Stern report the following leases: For the Richman Realty Co., 6,500 sq. ft. in 73 5th av; for Weil & Mayer, 10,000 sq. ft. 580 and 582 Broadway; for Weil & Mayer, 10,000 sq. ft. 584 and 586 Broadway; for William Appleby, 7,500 sq. ft. 1162 Broadway; for D. L. Newborg, 7,500 sq. ft. 699 Broadway; for the Garfield Building Co., 15,000 sq. ft. 28 East 10th st; for E. S. Ullman, 15,000 sq. ft. 9 and 11 East 16th st; for Blauner Bros., 10,000 sq. ft. 18 to 22 West 18th st; for Henry Corn, 7,500 sq. ft. 32 to 36 West 18th st; for Max Solomon, 5,000 sq. ft. 136 and 138 West 22d st; for Robt. M. Silverman, 5,000 sq. ft. 17 and 19 West 17th st; for Isaac Meinhard, 6,000 sq. ft. 97 and 99 Bleecker st.

M. & L. Hess report the following leases: For August Oppenheimer to Emden & Wormser the 4th and 5th lofts (15,000 sq. ft.) in 91-3 5th av, for a term of years at a rental aggregating $26,000; also for Alland Bros. to Schwartz Bros. the 10th and 11th lofts (5,000 sq. ft.) in 14-16 West 17th st, for a term of years at a rental aggregating $21,000; also for Henry Corn to M. L. Herman & Co. the 7th loft (5,000 sq. ft.) in 56-8 West 22d st, for a term of years at a rental aggregating $9,000; also for Henry Corn to Sol. L. Rosenthal the 10th loft (7,50 0sq. ft.) in 32-6 West 18th st, for a term of years at a rental aggregating $13,500; also for Knoche & Weiler to Susquehanna Silk Mills the top loft (20,000 sq. ft.) in 511-19 East 72d st, running through to 510-18 East 73d st, at a rental aggregating $13,500; also for the E. J. Galway Bldg. Co. to Louis Finfer & Co. the 4th loft (5,000 sq. ft. in 26-28 East 10th st, for a term of years at a rental aggregating $8,000; also for Security Mortgage Co. to Carl Lindemann & Co. the 2d loft (8,30 0sq. ft.) in 149-55 West 24th st, for a term of years at a rental aggregating $15,000; also for the Hoffman Estate to Acme Waist Co. the 1st loft (7,000 sq. ft.) in 43-5-7 East 10th st, for a term of years at a rental aggregating $10,000.

## SUBURBAN.

YONKERS, N. Y.—E. Nelson Ehrhart has sold for D. C. Hayes two 8-room houses on South Broadway, Yonkers, 50x125.

YONKERS, N. Y.—Samuel Goldsticker has sold for the Arcade Realty Co. to Emanuel Alexander 72 Locust Hill av, Yonkers, a 3-sty private dwelling and garage, 60x157.

ORANGE, N. J.—John Randall & Co., of Orange, N. J., report the sale of the flat and business property at the northwest cor of Main and Baldwin sts, East Orange, formerly owned by the Condit estate.

WESTBURY, L. I.—Edward J. Sullivan sold to the Westbury Terrace Realty Co. 15 acres at Westbury, L. I. The price was $2,000 per acre. The company will convert it into a high-class development.

MANHASSET, L. I.—Andrew J. Cobe bought the F. W. Wright property at Manhasset, L. I., consisting of 56 acres, with shore front on Manhasset Bay. Mr. Cobe will develop the property into a residential park.

HUNTINGTON, L. I.—Pease & Elliman sold for Richard F. Carmen his property known as the Baylis farm, at Huntington, L. I., containing 105 acres, with a large new house, stables and all improvements, to Joseph H. Everett, of this city. Mr. Everett will occupy it as his country home. The price was about $100,000.

BOLTON, LAKE GEORGE.—Mr. Charles Elliot Warren, Pres. of the Bankers' Association of the State of New York, sold to Countess Casimir L. Mankowski his villa at Bolton, on Lake George, Warren Co., N. Y., Mr. Warren having previously secured a summer residence on Long Island. The transaction was closed by George Nicholas.

## REAL ESTATE NOTES

Helen Grant sold the 4-sty dwelling 430 West 48th st, 18.9x100.5.

The Seewald estate sold 329 East 119th st, a 4-sty house, 20x100.11.

A 4-sty tenement at 447 West 41st st, has been reported sold by Peter Zir.dell.

More than 110 miles of paved streets are now contained in the Borough of the Bronx.

George Hensle recently opened a real estate and insurance office at 271 W. 125th st.

An advertiser wants sections 2, 3, 4, City Record, Manhattan, 1906. See Wants and Offers.

E. Montgomery, Jr., sold 731 3d av, a 5-sty business building, 20x80, through Ames & Co.

R. Tabitoff sold through G. A. Derschuch 252 and 254 West 143d st, two 4-sty flats, 50x99.11.

The 4-sty dwelling, 19x100.8, at 31 West 93d st, has been reported sold by Robert C. MacElrath.

The triple flat at 1917 Second av has been sold by Max C. Baum. Joseph P. Day was the broker.

Judge Warren McConihe reports that he has sold 447 West 41st st, a 4-sty tenement, for a client.

Mrs. Marion Story is the buyer of 25 Park av, recently sold by Colgate Hoyt through Whitehouse & Porter.

An experienced man wants a position in a renting department, south of 42d st. See Wants and Offers.

Renton-Moore Co., of 1685 Amsterdam av, find that seekers after moderate priced apartments are still numerous.

G. A. Derschuch sold for Ella Benner the Rhinelander, a 7-sty elevator apartment, 50x100.11, at 534 West 124th st.

The southeast cor of 7th av and 113th st, a 7-sty apartment, 100x100, has been reported sold by Ellinwood & Cunningham.

Fairbanks & Coy have formed a partnership and are fitting up commodious real estate and insurance offices in the Bishop building, West 125th st.

A young man, experienced in selling and renting in Manhattan, desires to connect with a real estate firm for outside work. See Wants and Offers.

Brokers report that large sums for mortgages are still unavailable and that some large real estate transactions are being held up solely on that account.

A prominent brokerage firm in the Bronx has a placard in the window which reads: "Real Estate exchanged for Knickerbocker Trust Co.'s accounts at full value."

J. J. Barry, of 1533 Amsterdam av, looks ahead cheerfully and believes that the real estate business will be the first to feel the good effects of the financial clean-up.

A deficiency judgment for $20,089 has been entered against Simon Cohen and Isaac Kraft in favor of Louis Golde. This is due to the foreclosure sale of 124 East 107th st.

The Metropolitan Life Insurance Company loaned to the "130 West 57th St. Company" $475,000 on its property at that address. A 4-sty studio apartment is going to be erected on this site.

The next meeting of the Board of Trade and Transportation will be held November 27th at 3.15 o'clock, when the committee on "tall buildings," of which Mr. Tomkins is the chairman, will make a report.

Jonas Weil and Bernhard Mayer, composing the firm of Weil & Mayer, recorded a building loan to Harry Lehr of $160,000 on the block front in the north side of 167th st, between Amsterdam av and Jumel pl, 238.7x irreg.

Thomas & Son, of 1742 Amsterdam av, report that property in that district is taking care of itself. There is very little vacant property, and as for stores, the rents have doubled during the past two years and still the demand is very good.

Abraham Small had entered against him yesterday a deficiency judgment amounting to $16,187 in favor of Rebecca Meryash. This judgment is the result of the foreclosure sale of 249 and 251 East 126th st and 2461 to 2467 2d av.

A corporation sale will be held on Monday, Dec. 2, at 11 o'clock, by direction of the Comptroller. The buildings now remaining on the triangular block bounded by Center st, Tryon and Park row. At this sale the old Staats-Zeitung building will be disposed of.

Mr. Meyer, of Lauten & Meyer, 2566 Broadway, says that nowadays bargains in good property are hard to find on the West Side. Since the advent of the subway, five years ago, vacancies on Broadway have been scarce, because people who have a good thing are holding on to it.

A real estate office, down town, wants a renting man of ability. A young man of seven years' experience desires the management of property. An old-established down town real estate firm, about to open an uptown office near Madison square, wants first-class man to acquire an interest. See Wants and Offers.

An advertiser, 14 years in real estate and law, desires to have the management of real estate holdings of one or two owners. He would also consider a proposition to establish and manage a real estate department in a law firm, or assume charge of a department or office for an established real estate firm. See Wants and Offers.

Joseph P. McDonough was appointed receiver of rents of the premises 308 to 312 Rivington st, two 6-sty tenements. A suit was recently brought by the Italian-American Trust Co. against Louis Aronowitz and others to foreclose a mortgage made February 6, 1906, for $12,500. There are other mortgages on the property amounting to $62,500.

Judge O'Gorman of the Supreme Court signed an order giving the Union Republican Club of the 23d Ward in the Bronx permission to dispose of its clubhouse providing they can receive $41,000 for it. There is a deficit of about $2,000 so far this year and the club thought it advisable to sell the property and pay off the debts. The clubhouse is at the corner of 165th st and Boston road. The club was organized in 1905.

The General Supply & Construction Co. filed a lis pendens on 1618 to 1624 Broadway running through to 7th av amounting to $31,009.30. This action is brought against the Knickerbocker Trust Co., owner, and James R. Hay, owner and contractor. This property has just been improved with a concrete garage. Mr. Charles T. Barney transferred this property to the trust company shortly after his resignation as president.

### Overdue Mortgages.

The real estate market is successfully weathering the storm. Unless there is another severe attack of "bank panic" there is every reason to believe that Manhattan and Bronx real estate will continue to show improvement. But the Evening Post says it has generally been known that many builders, especially those who have operated on Washington Heights have been hard pressed:

It is also public knowledge that many mortgages are overdue on properties in all parts of the city. Now that the worst of the crisis seems to be over, it is gratifying to look about and see in how few cases these loans have been called. There was some slight tendency to reduce the principals and increase the rates, but even that was apparent in only a few scattered cases. Had the holders of these mortgages seen fit to close out their interests they might have caused somewhat of a real estate panic, for in the recent condition of the mortgage market it would have been next to impossible to replace some of the loans.

The confidence of the people has not been shaken by any tampering with overdue mortgages. If they had had as little to fear from other sources as from that one there would have been nothing to start "the run."

### Torrens Commission to Meet in Albany.

A meeting of the Torrens Commission will be held at Albany on Nov. 29. David A. Clarkson, Esq., Chairman of the Commission, makes the following statement:

"A mistaken impression as to the power and scope of the Torrens Commission has operated thus far to deprive the commission of certain information which it greatly desires to obtain. The Legislature in creating this commission conferred upon it authority to suggest changes in the present system of land transfer. Persons familiar with real estate transfers realize that the system now in use needs to be modified and simplified. Different portions of the State have different needs in this respect, and the commission desires to be put in possession of information showing these various needs. The hearing in the Assembly Chamber at Albany at 1.30 p. m. on Nov. 29 has been planned for this purpose, as well as to hear arguments for and against the Torrens system. Persons desiring to be heard on that date are requested to notify the Secretary at once and be prepared to submit at the hearing a brief statement of the facts and arguments they desire to present. All communications should be addressed to T. Winthrop Weston, Secretary, Room 54, 55 Liberty st."

### Large Sale in Maiden Lane.

The 20-sty building now in course of construction situate at 15 to 19 Maiden lane, and running through and including 18 and 22 John st, has been transferred by Edward Holbrook to the Maiden Lane Realty Co. The consideration as stated on the transfer is $1,250,000, subject to a mortgage of $535,000. This property was acquired by Mr. Holbrook in 1904. This is one of the important plots that is being improved, and lies in the heart of the wholesale jewelry district. On the Maiden lane side directly to the east is the Hays Building, and on the west is the Jewelers' Building. On the John st side on the west is the Anderson Building, and on the east a 5-sty business building. Mr. Holbrook, President of the Gorham Manufacturing Co., organized a company to erect this building. It is expected that the building will be ready for occupancy about May 1, 1908. The approximate cost of building and ground is $2,000,000. There will be an arcade running through the middle of the building from street to street.

### Insurance on Big Buildings.

The New Plaza has been insured for $5,000,000, of which $500,000 is on the contents. The largest line taken by any one insurance company was $250,000. Dutcher & Edmister placed the insurance, and they also have the placing of the insurance of the City Investing Building, which will also amount to $5,000,000.

# PROPERTY OWNERS' SECTION.

## Mr. Bloch on the Tenement House Law.

ANNUAL MEETING OF THE ACMY REAL ESTATE CLUB.

The annual business meeting of the Acmy Real Estate Club was held at Reisenweber's on Monday evening, November 18. The following officers were elected: President, Pierre M. Clear; vice-president, Charles J. Harvey; secretary, Geo. A. Haynes; treasurer, William Moran; executive committee, Joseph P. Day, E. A. Tredwell, Julius Goldberg and Past President Arthur Truslow.

Mr. Adolph Bloch, Counsel for the United Real Estate Owners' Association, was the guest of the evening; he addressed the members on the Tenement House Law, its conception, operation, the various attempts made to perfect it and the changes that are still contemplated in it.

Mr. Bloch traced the history of the Tenement House Law from its enactment on April 12, 1901, which he said "came like a thunderbolt from a clear sky. It was unannounced, unexpected and unsuspected." In referring to the bill being a creation of charity organizations, of which Mr. De Forest was the leading spirit, Mr. Bloch said it was due to Mr. De Forest that a tenement-house law was in existence, but that however good might have been the spirit which prompted it, it was UNFORTUNATE **that the conditions of tenement house property in Cherry st, Baxter st and the lower East Side had been taken as typical of all tenement house property in the City of New York.**

At Mr. De Forest's request Governor Roosevelt had appointed a commission to inquire into the subject and the commission subsequently presented a proposed tenement house law, and the speaker paid his respects to Mr. Veiller, as treasurer, secretary and working member of the commission, "upon whose shoulders the burden was cast of the physical labor connected with preparing the provisions of the law which, in April, 1901, they offered to the Legislature." People alive to the interests of real estate in New York knew nothing about it; they were unable to procure a copy of the commission's report; but few people were able to get even a copy of the bill; it was swept through the Legislature, and it was not until it had reached Governor Odell that members of the Real Estate Owners' Association woke up and a few members got together and went to Albany before the Governor on April 11.

They told the Governor it was a drastic bill, which seriously affected conditions in New York, and that it would be wise to give it consideration. The Governor replied that its being presented by Mr. De Forest gave great force to it. The privilege of submitting briefs was requested, and the Governor gave ten days from April 11 for that purpose; but, the very next day Governor Odell subscribed his name to the bill, which became the "Tenement House Law."

That bill required extensive alterations in then existing houses—some of its requirements rendered houses unfit for occupation. Vested interests were cast aside and swept away, without a hearing or an opportunity to be heard by the owners, and excitement was raised to such a pitch that a body called the "United Real Estate Owners' Association" was formed, who represented to Mr. De Forest the hardships resulting from the bill by explaining to him provisions of the law which he admitted were absolutely new to him, and he then saw how unworkable and impracticable the law was.

Many were the instances where the savings of a lifetime invested in tenement house property were swept away, regardless of the condition of the premises or the fact that they were constructed to comply in all respects with the law up to that time. The bill permitted no discretion to the officers who were to enforce it, and as a result, Mr. Bloch, as Counsel for the United Real Estate Owners' Association, instituted suit in the famous case of the Tenement House Department against Moschen. The speaker then traced the conduct of that suit from its trial in the Municipal Court to the decision in the United States Supreme Court adverse to the property owners.

Mr. Bloch repeatedly in his address said that he had nothing to say against the theory, spirit or intent of a tenement house law, but everything in its favor; his criticism was directed towards an enforcement of the law which worked such great hardship upon innocent owners.

In referring to efforts to amend the law Mr. Bloch dwelt upon Commissioner Butler's invitation to real estate owners to meet him in conference, together with members of the Board of Brokers or the Architects' League, to consider a revision of the law, which invitation was extended during the past winter; but, that conference never came about, despite vigorous efforts to get Mr. Bloch to meet them. Then, at the eleventh hour the department's own amendments were introduced in the Legislature, without any opportunity of a public hearing. The speaker did not hesitate in expressing his opinion of the manner in which the department endeavored to pass his bill and, in concluding, urged upon those present the necessity of interesting themselves in legislative work, to the end that when a bill should come up that is bad they would be heard from in no uncertain terms.

Among those present were Vice-President Beck and Corresponding Secretary Schnelle of the United Real Estate Owners' Association.

## West End Association.

The Hotel Marseilles, at Broadway and 103d. st, will be the scene of the Annual Dinner of the West End Association.

At the last meeting the Treasurer reported the balance on hand as $2,110.89. The following new members were elected:

S. Morrill Banner, 52 Broadway, proposed by G. C. Batcheller.
Leander A. Bevin, 150 W. 76th st, proposed by J. S. Durand.
Frank G. Burke, 338 W. 89th st, proposed by E. H. Laing.
James S. Lehmaier, 132 Nassau st, proposed by J. C. Coleman.
Robert A. Parker, 81 Fulton st, proposed by J. S. Durand.
Samuel Siegler, 489 Columbus av, proposed by DeB. Wilmot.
Richard Thibaut, 26 W. 95th st, proposed by Thomas Edgar.
James L. Wandling, 81 8th av, proposed by J. S. Durand.

The resignations of Wm. S. Crandall, Jesse W. Ehrich, Winchester Fitch, H. A. Guinzburg, Edwin W. Inslee, A. D. Middleton, Isaac Stiebel and Fred. F. Waters were accepted.

A complaint as to a bad condition of the sidewalk in West 70th st has been taken up with the Bureau of Highways and attention is promised, but not yet given.

The members of the Committee on Railroads reported that they had communicated with the New York City Railway Co. and later with the Public Service Commission as to the failure of the railway company to obey the side-gate ordinance..

Messrs. A. Walter Otis, Warren C. Crane, William P. Glenney, De Borden Wilmot and Waldron Williams were appointed a committee to nominate officers for 1908.

Mr. Wentz of the 79-96th st special committee reported that the committee had decided that the only way in which to accomplish its object was by means of an action at law. The committee is satisfied that it has sufficient evidence to justify such action, but cannot proceed unless assured of the necessary funds. The other associations represented on the committee hold that the major portion of such funds should be provided by the West End Association.

Mr. Moran, Treasurer of the Joint Committee of West Side Association, reported having in hand about $3,000, subscribed for the purposes of abating the nuisances of smoke and blasting on the Jersey shore of the Hudson, which objects have been practically attained. He asked the sense of the meeting as to the disposition of such fund.

On motion of Mr. Bovee a resolution was adopted instructing the treasurer of the Joint Committee to communicate with the subscribers to its fund and ask their permission to turn it over to this association, to be disbursed by it, in its discretion, for the removal of Riverside Park water-front obstructions or any kindred purpose.

On motion of Mr. Studin, a resolution was adopted authorizing the chairman of the 79-96th st special committee to contribute two-thirds of any amount necessary to complete its work, up to the limit of whatever funds may be received from the Joint Committee, upon condition that the other organizations associated with the said 79-96th st special committee contribute one-third of the amount necessary for its work.

On motion of Mr. Bovee a resolution was adopted requesting the Commissioner of Water Supply to take the necessary measures to prevent the pollution of water in the Upper Reservoir of Central Park by gulls. Referred to the Committee on Grievances for presentation.

On motion of Mr. Otis a resolution was adopted that the Committee on Grievances take up with the Borough President the matter of completing the paving with asphalt of Amsterdam av, between 72d and Manhattan sts.

On motion of Mr. Lawson a resolution was adopted referring to the Committee on Sanitary Affairs the matter of soft coal used by New York Central locomotives, especially by night.

Next meeting Monday, December 2.

### Million Dollar Park Proceedings Suspended.

The municipality has suspended proceedings for the acquisition of the property between the northerly end of Sigel Park, at 158th st and the southerly terminus of the Grand Boulevard and Concourse at 161st st, including the small parcels on each side of the Concourse plaza, between 161st and 164th sts. The property to be acquired practically included all of the land east of Walton av, between 158th and 164th st. The order abandoning proceedings is said to be due to the condition of the city's finances. It is estimated that the land would have cost the city a sum approaching a million dollars.

## Apartment House Service.

(From Remco's Manual.—Published By The McClure Company.)

DIRECTIONS FOR THE CARE OF HARDWOOD FLOORS.

By the Buttle's Parquet Floor Company, 36 West 27th st, New York.

Dusting: To remove dust from floors use a wool duster. It is the best article for the purpose. A substitute may be had by taking six or eight yards of new cheesecloth brought together in a fluffy bunch; this will absorb the dust as a sponge does water. Do not use a feather duster; never wash the cheesecloth, simply shake it out and the dust is gone. When necessary to wash it use it for some other purpose and get a new piece for the floor. Do not dust furniture after dusting the floor. Always dust floor last and you will have it clean and bright.

Floor Enemies: Water should never be used in cleaning hardwood floors; it will dull the most perfect finish, and in time will cause the colors to change. Imperfect castors on furniture that must be moved about is certainly an enemy to a well-kept floor. We have the "colonial castor cups"; they will protect the finish from injury.

Floor Refinishing: Your floors should be polished with a finish that is made to walk on. Use for waxed floors, "Buttle's Colonial" make of liquid wax. Rub on with a dry cloth, then polish with a heavy brush. For hardwood floors use Buttle's floor tonic. Rub on with a cloth till it drys; it will polish of itself.

DIRECTIONS FOR REFINISHING HARDWOOD FLOORS.

By Paul Thoms, 1238 3d av, New York City.

To polish hardwood floors clean well with turpentine, using cheese cloth in applying it. Sandpaper worn spots well. To wash or remove stains use oxalic acid (do not get the acid on your hands or clothes; it will burn them). Then finish with a mixture of one-third wood alcohol to two-thirds of orange shellac.

BRASSWORK.

Store all fenders, fixtures and fittings in your storeroom.

Iron fixtures should be covered with oil to prevent rust and should not be kept on the floor. Make a hanger of 2x4 lumber and hang your gas fixtures from the ceiling of your storeroom and clear of the floor.

AWNINGS AND SHADES.

The house supplies awnings for the front windows only. Awnings should be taken down about October 15th and labeled and stored in a dry place and should be repaired in March and put up about April 1st, or as soon thereafter as requested by the tenants.

The house supplies tenants but one set of shades. These are always of uniform color and are for outside use. Inside or dark shades are not suplied by the house. Shades in the main hall must always look fresh and must be replaced as soon as they are torn or show soil or wear. Before tenants move in, all torn, faded or soiled shades should be replaced. Equip every shade with a cord; never take hold of the shade itself; raise or lower it by its cord.

When storing them wrap unused shades in newspaper to keep out dust and to prevent them fading. Keep thme off the floor and away from any moisture.

FURNISHINGS—WALL PAPER.

Do not allow the house furnishings to get shabby. In June (the dull month) of every year, have your main hall and house furniture done over or replaced and have your draperies, rugs and carpets clean.

Also do any necessary work on the walls and ceilings of the main halls and vestibules during this month.

In relaying stair carpets see that they are shifted to insure an even wear.

As often as necessary to keep them looking fresh, have your lace and window or door curtains cleaned.

Replace roller shades in your main hall if they become faded or otrn at once.

Keep your skylight glass clean.

Keep the main hall lighting fixtures looking like new. If they need refinishing, do the work in June.

Use wire or rubber door mats. They are clean and durable.

Keep in the main hall an umbrella stand, a large umbrella and a mail box.

Wrap up, label and store in your work room all left-over wall paper. You will need it for repairs. Keep it dry and well covered to keep out dust.

## The Income from Real Estate.

Pennsylvania Railroad stock sold as high as 147½ last year, at which investors bought it, seemingly content with the return of 4.75 per cent. which its 7 per cent. dividend then gave.—New York Herald.

**When you speak of the income derived from New York real estate, the first consideration that comes to mind is that in addition to the usual income received, as in the way of rent, there is, and I may say, always has been, such a uniform advance in values that it is perfectly proper to say that the income actually received, calculated over a period of years, is at least double the ordinary or rental income.—Jefferson M. Levy.**

## Outlets for Sixth and Seventh Avenues.

(Continued from page 836.)

100 feet, which seems also to be the width proposed for the widening of Christopher st and Varick st.

The taxed value of the property which would have to be acquired in carrying out the improvements described in this report, as determined from the assessed valuation for the year 1907, is as follows:

| Street and Limits. | Assessed Valuation. Land. | Buildings. | Total. |
|---|---|---|---|
| 7th av, Greenwich st to Christopher st | $585,000 | $358,000 | $943,000 |
| 7th av, Christopher st to Varick st | 254,000 | 102,000 | 356,000 |
| 7th av, Varick st extension to West st | 1,164,000 | 439,000 | 1,603,000 |
| Varick st, Christopher st to 7th av extension | 212,000 | 137,000 | 349,000 |
| Varick st, 7th av extension to Carmine st | 355,000 | 217,000 | 572,000 |
| Varick st, Carmine st to 6th av extension | 305,000 | 207,000 | 512,000 |
| Varick st, 6th av extension to Canal st | 169,000 | 93,000 | 262,000 |
| Varick st, Canal st to West Broadway | 650,000 | 326,000 | 976,000 |
| 6th av, Carmine st to Varick st | 1,029,000 | 538,000 | 1,567,000 |
| 6th av, Varick st to Canal st. | 356,000 | 70,000 | 426,000 |
| 6th av, Canal st to Chambers st | 1,727,000 | 995,000 | 2,722,000 |
| Christopher st, Greenwich av to Greenwich st | 620,000 | 376,000 | 996,000 |
| Total | $7,426,000 | $3,858,000 | $11,284,000 |

Project C.

The suggestions made by the Municipal Art Society did not clearly show how the improvement in the street system which was evidently in mind was to be carried out, but it has been assumed that the widening of Carmine st would be made on the northerly side where there would be the least damage, and that the connection between Varick st and 7th av would be made by prolonging the former street northwardly and the latter southwardly to their intersection. It has also been assumed that it was intended to give each street a width of 100 feet. No suggestion seems to have been made for the widening of Varick st, south of Carmine st, although such a widening would seem to be required if the traffic facilities in both 6th av and 7th av are to be materially increased.

The assessed valuation for the year 1907 of the property which would have to be acquired to carry out the proposition as above defined, would be about as follows:

| Street and Limits. | Assessed Valuation. Land. | Buildings. | Total. |
|---|---|---|---|
| Carmine st, 6th av to Varick st | $212,000 | $176,000 | $388,000 |
| 7th av, Greenwich av to Christopher st | 585,000 | 358,000 | 943,000 |
| 7th av, Christopher st to Varick st extension | 405,000 | 238,000 | 643,000 |
| Varick st, 7th av to Carmine st | 323,000 | 235,000 | 558,000 |
| Total | $1,525,000 | $1,007,000 | $2,532,000 |

Project D.

The result which each one of the above described projects is intended to accomplish is unquestionably the provision of an adequate southerly outlet for both 6th and 7th avs, and there can be no doubt but that an effort has been made, particularly in the case of the project designated as A, to accomplish this result at a minimum cost. Neither can there be any question but that some such improvement as has been described in each of these projects is required not only to meet present traffic requirements, but also to permit of the growth of the section of the city affected, and to properly care for future transportation needs.

The project submitted by the City Improvement Commission is undeniably one of great merit, but the cost of carrying it out is so great that I hardly believe that it can receive serious consideration as a whole.

This project presented by the petitioners fails to include the much needed widening of Christopher st, and does not provide for a suitable connection between the lower end of Varick st and West st. It includes a widening of Varick st, between Canal st and West Broadway at a very great cost, which widening could, in my judgment, be omitted without seriously detracting from the other advantages which would be obtained. It also includes the extension of 6th av diagonally across seven blocks at a very great expense.

For the purpose of securing the needed outlets and of minimizing the expense of accomplishing the same, Project D has been prepared, and may be described as including the following:

An extension of 7th av southwardly from Greenwich av to the intersection of Carmine st with Varick st, a deflection being made in the line at Greenwich av.

A widening of Christopher st on its southerly side between Greenwich st and Greenwich av.

A widening of Carmine st on its northerly side between 6th av and Varick st.

A widening of Varick st on its easterly side between Carmine st and Canal st.

A widening of Vestry st on its northerly side between Varick st and West st.

The new streets included in this plan are assumed to have a width of 100 feet, which is also assumed to be that given to those which are widened.

The value of the property which would have to be acquired to carry out these changes, as based on the 1907 assessed valuations, is as follows:

| Street and Limits. | Assessed Valuation. Land. | Buildings. | Total. |
|---|---|---|---|
| 7th av, Greenwich av to Christopher st | $515,000 | $206,000 | $721,000 |
| 7th av, Christopher st to Varick st | 790,000 | 722,000 | 1,512,000 |
| Christopher st, Greenwich av to Greenwich st | 575,000 | 333,000 | 908,000 |
| Carmine st, 6th av to Varick st | 189,000 | 144,000 | 333,000 |
| Varick st, Carmine st to Canal st | 595,000 | 167,000 | 762,000 |
| Vestry st, Varick st to West st | 387,000 | 254,000 | 641,000 |
| Total | $3,051,000 | $1,826,000 | $4,877,000 |

Mr. Cornelius C. Hickok, who has appeared as a representative of the petitioners for the modifications in the map, has furnished me with a list of sales of fifty parcels of property within the last two years located in the vicinity of the proposed new street system. This list shows a total consideration of $1,541,550. The assessed valuation of the same parcels for the year 1907 is $1,231,700, and it would therefore appear that the actual value of property in this vicinity is about 25 per cent. greater than that at which it is assessed. Thirty-one of these parcels were disposed of at private sale and the remainder at auction. The total consideration for the former was $902,500, or 30 per cent. more than the assessed valuations, and the prices for the various parcels ranged from one coinciding with the present assessed valuations to one 70 per cent. greater. The auction prices ranged from 98 per cent. of the assessed valuation to a figure 70 per cent. greater, the average of all being 19 per cent. greater. I believe that the probable cost of the land required, if taken under condemnation proceedings, might be safely estimated as 50 per cent. greater than the present valuation as fixed for taxation purposes.

Assuming this to be the case the approximate cost of the improvements described in this report would be as follows:

| | |
|---|---|
| Project A | $8,373,000 |
| Project B | 16,926,000 |
| Project C | 3,798,000 |
| Project D | 7,316,000 |

Engineer Lewis recommends that hearings be given on the plans designated as Projects A, B and D, and technical descriptions for each have been submitted. These projects include all of the changes provided by Project C and the other changes which are required to make it a practicable one. It is his belief that Project D will prove the most advantageous one to follow, and he recommends its adoption, with the understanding that all or a large portion of the assessment for the acquisition of title to the new streets will be borne by the owners of property who are benefited.

## Condemnation Proceedings.

WEST 167TH ST.—Opening and extending from Broadway to St. Nicholas av; Public pl, bounded by Broadway, St. Nicholas av and West 167th st; Public pl, bounded by West 166th st, St. Nicholas av, West 167th st and Broadway. Commissioners John H. Judge, Robert J. Daly and Thos. S. Scott give notice to parties interested to present claims before Nov. 30 at 90-92 West Broadway.

BRIDGE OVER HUTCHINSON RIVER.—Commissioners Ernest Hall, Geo. H. Engel and Wm. A. Cokeley give notice to parties interested to present claims before Nov. 30 at 90-92 West Broadway.

FIFTH NEW ST.—North of West 181st st. Opening and extending from Broadway to first new av west of Broadway. Commissioners Harvey Watterson, Gustav Lange, jr. and Jas. S. Meng give notice to parties interested to present claims before Nov. 30 at 90-92 West Broadway.

JOSEPH RODMAN DRAKE PARK.—By direction of the Board of Estimate proceedings for increasing the area of Joseph Rodman Drake Park have been abandoned.

OAK TREE PL.—Opening and extending from Lafontaine av to Hughes av. Commissioners Henry A. Gumbleton and Albert Sanders will present final and separate report to the Supreme Court Nov. 26.

RAE ST.—Proceedings for the acquisition of land to increase the size of the small park at Rae st, German pl, Carr st and St Ann's av have been discontinued as a result of the city's policy of economy.

PLEASANT AV.—Opening and extending from Gun Hill road to East 219th st. An application will be made to the Supreme Court on Nov. 27 for appointment of Commissioners of Estimate and one Commissioner of Assessment.

BAXTER ST.—Northwesterly cor of Hester. School site. By an order of Supreme Court, dated Nov. 11, Jas. W. Boyle was appointed a Commissioner of Estimate and Appraisal in place of Elliot S. Benedict, resigned.

EAST 214TH ST.—Opening and extending from White Plains road to Barnes av. An application will be made to the Supreme Court on Nov. 27 for appointment of Commissioners of Estimate and one Commissioner of Assessment.

GARRISON AV.—Opening and extending from Longwood av to Hunts Point road. Commissioners Albert Elterich and Jas. Hay will present bill of costs and expenses to the Supreme Court, First Department, Nov. 29.

WEST 163D ST.—Opening and extending from Amsterdam av to St. Nicholas av. An application will be made to the Supreme Court on Nov. 27 for appointment of Commissioners of Estimate and one Commissioner of Assessment.

LUDLOW AV.—Opening and extending from Tremont av, near Av A, to Whitlock av; Whitlock av, as widened, between Hunts Point road and the public place at the intersection of Whitlock av and the Southern Boulevard. An application will be made to the Supreme Court on Nov. 27 for appointment of Commissioners of Estimate and one Commissioner of Assessment.

PAULDING AV.—Opening and extending from East 233d st to East 222d st. An application will be made to the Supreme Court on Nov. 27 for appointment of Commissioners of Estimate and one Commissioner of Assessment.

BELMONT ST.—Opening and extending from Clay av to Morris av. Commissioners Pollock and Jas. T. Lane will present amended final report to Supreme Court Nov. 29.

## Public Works.

PROSPECT COURT—Map showing laying out referred back to Local Board by Chief Engineer with suggestions that it be extended to Union av.

BRONX BOULEVARD.—Petition for regulating, grading, etc., from Old Boston Post Road to East 242d st. Awaiting report to Local Board.

TELLER AV.—Opening from East 170th st to Morris av. Proceedings initiated.

EAST 194TH ST.—Widening from Kingsbridge road to Webster av. Petition denied by Local Board.

LIND AV.—Constructing a sewer between West 167th st and first summit south of West 170th st. Proceedings initiated.

LONGFELLOW AV.—Regulating, grading, etc., from Lafayette av to N. Y., N. H. & H. R. R. Laid over indefinitely owing to excessive cost.

BOSTON ROAD.—Regulating, grading, etc., from Bronx Park to White Plains road. Awaiting report of Chief Engineer.

ANNA PL.—Paving with wood blocks between Brook av and Webster av. Petition before Local Board.

WEST 172D ST.—Regulating, grading, etc., between Nelson av and Shakespeare av. Proceedings initiated.

EAST 236TH ST.—Acquiring title to the lands from White Plains road to Barnes av. Proceedings initiated.

EAST 236TH ST.—Regulating, grading, etc., East 236th st, from White Plains road to Barnes av. Awaiting report of the Chief Engineer.

WALKLEY PL.—Constructing temporary sewers and appurtenances in Walkley pl and Summer st, between White Plains road and Garden pl, and in Garden pl, between Baychester av and Walkley pl. Laid over indefinitely because there are no sewers to connect with.

WALLACE AV.—Regulating and grading Wallace av, from the New York, New Haven & Hartford Railroad to the Bronx or Pelham parkway. Awaiting report of Chief Engineer to be presented.

CHESTER DISTRICT.—There will be a public hearing on Dec. 20 before the Board of Estimate on the matter of fixing grades for parts of Randall av, Lacombe av and Metcalf av, in the Chester district, Bronx.

WEST 174TH AND 175TH STS.—A hearing in the matter of acquiring title to West 174th and 175th sts, between Undercliff av and Aqueduct av; to West 176th st, between Sedgwick av and Aqueduct av, and to Popham av and Montgomery av, between West 174th and West 176th sts, Bronx, will be held before the Board of Estimate on Dec. 20th.

WEST 179TH ST.—On Dec. 20 the Board of Estimate will hold a public hearing in the matter of acquiring title to West 179th st, between Osborne pl and Aqueduct av, Bronx.

WEST 218TH ST.—The petition of property owners for relief from a portion of the assessment for opening West 218th st, from Seaman av to 9th av, Manhattan, has been referred to the Comptroller by the Board of Estimate.

EAST 177TH ST.—The Board of Estimate has authorized the opening and extending East 177th st, or Wyatt st, from Tremont av to Morris Park av and Bronx Park av (Berrian st), from Tremont av to Morris Park av, Bronx.

WEST 235TH ST.—A communication from the President of the Bronx, recommending a widening of West 235th st, between Cambridge av and Riverdale av, has been referred back to the President by the Board of Estimate.

BECK ST.—The Board of Estimate acted favorably in the matter of opening and extending Beck st, from Intervale av to Tiffany st; Fox st, from Leggett av to Longwood av, and Simpson st, from Barretto st to Dongan st, Bronx.

HANCOCK ST.—The Board of Estimate has given authority to open and extend Hancock st (Melville st), from West Farms road to Bronx Park av (Berrian st), and Van Buren st, from West Farms road to Morris Park av, Bronx.

CENTER ST.—The Board of Estimate has voted to purchase from the Guggenheim estate the plot No. 44 Center st for $40,000, to be used for the Manhattan approach of the Manhattan bridge.

WEST 184TH ST.—After the public hearing before the Board of Estimate it was decided to extend West 184th st, from Amsterdam av easterly to the unnamed st adjoining High Bridge Park on the west.

KINGSBRIDGE AV.—The lines and grades from West 230th to West 238th sts will be changed, by order of the Board of Estimate, so as to reduce the damage to improved property.

EAST 140TH ST.—Paving with asphalt block from St. Ann's av to Cypress av. Proceedings initiated.

ST. MARY'S ST.—Paving with asphalt block between St. Ann's av and Robbins av. Proceedings initiated.

CONCORD AV.—Constructing a sewer between St. Mary's st and East 152d st. Proceedings initiated.

## Assessments.

BARRETTO ST.—Opening and acquiring title from Westchester av to Edgewater road. Entered Nov. 18. Area of assessment: Beginning at a point formed by the intersection of the northeasterly pierhead line of the East river with the southerly prolongation of a line parallel to and 100 feet westerly from the westerly line of Tiffany st; running thence northerly and northwesterly, along said prolongation and parallel line and its northwesterly prolongation to an intersection with the southerly prolongation of a line parallel to and 100 feet westerly from the westerly line of that portion of Kelly st lying north of Dongan st; thence northerly along said last mentioned prolongation and parallel line to an intersection with a line parallel to and 100 feet northwesterly from the northwesterly line of Westchester avenue; thence northeasterly along said last mentioned parallel line to its intersection with a line parallel to and 100 feet westerly from the westerly line of Barretto st; thence northerly along said last mentioned parallel line to its intersection with a line parallel to and 100 feet northerly from the northerly line of East 167th st; thence easterly along said last mentioned parallel line to its intersection with a line parallel to and 100 feet easterly from the easterly line of Barretto st; thence southerly along said last mentioned parallel line to its intersection with a line parallel to and 100 feet northwesterly from the northwesterly line of Westchester av; thence northeasterly along said last mentioned parallel line to its intersection with a line parallel to and 100 feet easterly from the easterly line of Southern boulevard; thence southerly along said last mentioned parallel line to its intersection with a line parallel to and 100 feet northeasterly from the northeasterly line of Hunt's Point road; thence southeasterly along said last mentioned parallel line to its intersection with the northerly prolongation of a line parallel to and 100 feet easterly from the easterly line of Coster st; thence southerly along said last mentioned prolongation and parallel line to its intersection with the northeasterly pierhead line of the East river; thence northwesterly along said northeasterly pierhead line to the point or place of beginning. Payable within 60 days to the Collector of Assessments and Arrears.

EAST 189TH ST.—Sewer and appurtenances between Park av East and Third av. Area of assessment: Both sides of 189th st from Park av east to Third av. Assessments entered Nov. 19. Payable within 60 days.

MORRIS AV.—Northeast cor Tremont av; southeast cor Tremont and Morris avs; at northeast, southeast and northwest corners of Morris av and East 179th st. Receiving basins. Area of assessment: Block bounded by Tremont av, Morris av, Creston av and 179th st; block bounded by Tremont av, Morris av, 177th st and the Grand Boulevard and Concourse, and blocks bounded by Walton av, Creston av, 179th st and Burnside av. Assessments entered Nov. 19. Payable within 60 days.

LONGFELLOW AV.—Temporary connection from existing sewer in Longfellow av to existing sewer in Home st. Area of assessment: Both sides of Longfellow av from 167th st to West Farms road. Assessment entered Nov. 19. Payable within 60 days to the Collector of Assessments and Arrears.

EAST 176TH ST. (List 9333.)—Regulating, grading, etc., from Arthur av to the Southern Boulevard. Assessment completed. Objections may be filed with the Secretary of the Board of Assessors at 320 Broadway, Manhattan.

WEST 169TH ST. (List 9399.)—Regulating, grading, etc., from Broadway to Fort Washington av. Assessment completed. Objections may be filed with the Secretary of the Board of Assessors at 320 Broadway, Manhattan.

HEATH AV. (List 9362.)—Regulating, grading, etc., from Bailey av to Fort Independence st. Assessment completed. Objections may be filed with the Secretary of the Board of Assessors at 320 Broadway, Manhattan.

VYSE AV. (List 9360.)—Regulating, grading, etc., from 172d st to 182d st. Assessment completed. Objections may be filed with the Secretary of the Board of Assessors at 320 Broadway, Manhattan.

### Applications for Loans.

To the Editor of the Record and Guide:

Owner A goes to Broker B and asks him whether he can obtain a loan for A upon bond and mortgage. Broker B examines the property, goes to a title insurance company and gets them to send their appraiser to look at it and pass upon the loan. The title insurance company accepts the loan and notifies B orally or by telephone. B within a week from the time of application writes to A that the title insurance company has accepted the loan, and encloses a filled-in blank form of application for a loan, asking A to sign it. A does not sign it, but telephones B to do nothing more, as A has secured a loan from other parties. B thereupon claims his commission. Is he entitled to it? B claims that as the request to him was for a loan at 5½ per cent., of which he obtained an acceptance within a few days, and which A declined on the ground that he had meanwhile obtained one at 5 per cent., entitles him to his commission. A is of the opinion that no commission was due until the title had been examined, the loan approved and the money ready.

Answer.—The courts have decided again and again that in these mortgage loan cases the broker is not entitled to his commission until the loan is carried through. A loan broker, under the general custom, tries to place a loan subject to the risk of loss of his commission through the acceptance of the loan elsewhere pending his efforts. The whole subject is very unsatisfactory both in law and logic, but where applications for loans are sowed broadcast among loan brokers some injustice, or at least hardship, must result to them in the scramble.

### Proposed Legislation to Affect Electric Wiring.

It is now proposed to license electricians, so that no one not having a license can work at the business. In advocating a State Board with powers to grant licenses to qualified electrical mechanics, Mr. Jas. R. Strong in a recent article in the Electrical Contractor says:

Electrical wiring is a class of work which should noly be done in a thoroughly efficient manner, because it has a rule concealed from view and because it has to control or insulate an active and desfructive force. Poor wiring or apparatus are a needless menace to a building.

If the co-operation of all parties in interest can be effected it is expected that a bill will be brought up at the next meeting of the Legislature. It is in outline as follows:

A state board to be appointed by the Governor, composed of representatives of insurance, contracting and engineering interests. This board will be empowered to grant licenses to properly qualified master electricians to engage in electrical contracting work in all cities of the state. Those who have been established in business for three years or more will not have to pass an examination, but new applicants will have to satisfy the board as to their fitness. Master electricians are defined as any person, firm or corporation engaged in installing or contracting to install apparatus or wires in buildings for furnishing or carrying current for light, heat or power. The license fee, at first proposed to be $250, has been reduced to $25. This has seemed wise in order to eliminate possible injustice in cases where a large fee might be an unfair handicap, excluding deserving men from taking advantage of legitimate opportunities of starting on an independent career. The board to have the further and important power of revoking licenses for sufficient cause. The proof of culpable negligence or wilful infraction of the Underwriters' rules governing electric work would constitute such cause.

Systematically operated, it is claimed that this board would in effect constitute a further check on poor and therefore dangerous contract work.

### Can't Block the Big Sewer.

Another attempt to block the effort to begin the construction of Westchester sewer was checked in the United States District Court when Judge Holt refused to grant a temporary injunction prohibiting the commissioners from opening bids and awarding contracts.

The cost of construction is to be assessed upon the communities immediately affected. It is limited to $2,250,000. The sewer is to run from White Plains south to the New York city line after which it is to run by a tunnel to the Hudson River at Yonkers.

The attempts to prevent the construction of this sewer have been carried on by the Anti-Pollution Society, whose object is to better the conditions in the Hudson River. With the growth of population and sewer systems this river has become a foul stream, and the cities and towns up the State are adopting other means of disposing of sewage than turning it into the rivers. They think New York and Westchester should do likewise. It is erroneous to say that sewage is carried out to sea. Experiments prove the contrary, and it is only a question of time, unless remedial measures are taken, before the Hudson will be changed wholly from a stream of pure water into an open sewer.

*MISCELLANEOUS.*

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WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Nov. 25.

Weiher Court, opening between Washington av and 3d av, at 3 p m.
Grand Boulevard, extension, from E 158th to E 164th st, at 2.30 p m.
Main st, City Island, opening, at 3 p m.
Hull av, Perry av, etc., opening, at 3.30 p m.
West 179th st, opening, from Broadway to Haven av, at 2 p m.
Public park, between Southern Boulevard, Pelham av and Crotona av, at 3 p m.
Fairview av, opening, from 11th av to Broadway, at 2 p m.
East 222d st, opening, from 7th av to Hutchinson River, at 4 p m.
Lane av, etc., opening, at 11 a m.
Eden av, opening from East 172d to East 174th st, at 1 p m.
Haven av, opening, from 177th st to 181st st, at 12 noon.

Tuesday, Nov. 26.

Bronx st, opening, from East 177th st to East 180th st, at 1 p m.
Bronx Boulevard, opening from Old Boston Post rd to 242d st, at 3 p m.
Northern av, opening north of 181st st, at 4 p m.
Freeman st, widening between Stebbins av and Intervale av, at 3 p m.
Edgewater rd, opening from Garrison av to Seneca av, at 10 a m.
A new avenue, opening from Fort Washington av to Haven av, at 11 a m.
Baker av, opening from Baychester av to city line, at 2 p m.
West 150th st, opening from Broadway to Riverside Drive, at 2 p m.
Bronx Park, addition, at 10 a m.

Wednesday, Nov. 27.

Tremont av, opening from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Briggs av, opening from Bronx River to Pelham Bay Park, at 2 p m.
Beck st, opening from Prospect av to Leggett av, at 12 noon.

Friday, Nov. 29.

Delancey st, widening from Clinton st to Bowery, at 11 a m.
Baychester av, opening from West 4th st to Pelham Bay Park, at 10 a m.
Sewerage District, No 43, at 1 p m.

At 258 Broadway.

Monday, Nov. 25.

Hamilton pl, school site, at 1 p m.
Bridge 4, at 2 *p m.
Bridge 3, Section No 3, at 2 p m.
Bridge 4, Queens, at 3 p m.

Tuesday, Nov. 26.

Pier 51, at 2.30 p m.
Fort George, Rapid Transit, at 3 p m.

Wednesday, Nov. 27.

20th and 21st sts, school site, at 1 p m.
Whale Creek, dock, at 2 p m.
Piers 32 and 33, at 2 p m.
Bridge 4, Section No 2, Queens, at 3 p m.

Friday, Nov. 29.

East Houston st, library site, at 12.30 p m.
Bridge 4, Section No 2, Queens, at 3 p m.
East 12th st, school site, at 3.30 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Nov. 22, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

The total amount at the end of the list comprises the consideration in actual sales only.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Webster av, w s, 33.7 s 193d st, 25x101.9 to Decatur av x 10.7x104.1, vacant. (Voluntary.) S Langan.....$3,900
Webster av, w s, 58.7 s 193d st, 25x93.9 to Decatur av x 25.2x101.9, vacant. (Voluntary.) D L Delaney.....5,450
Webster av, w s, 83.7 s 193d st, 25x95.8 to Decatur av x25.2x98.9, vacant. (Voluntary.) Mrs S Luxemberg.....5,400
Webster av, w s, 108.7 s 193d st, 25x92.7 to Decatur av x 25.2x95.8, vacant. (Voluntary.) Sarah Langan.....5,400
Webster av, w s, 133.7 s 193d st, 25x89.7 to Decatur av x25.2x92.7, vacant. (Voluntary.) Anna McHugh.....5,400
Webster av, w s, 158.7 s 193d st, 25x86.7 to Decatur av x 25.2x89.7, vacant. (Voluntary.) V Tobin.....5,500
Webster av, w s, 183.7 s 193d st, 25x83.7 to Decatur av x25.2x86.7, vacant. (Voluntary.) B Wood.....5,400
Webster av, w s, 208.7 s 193d st, 25x80.7 to Decatur av x25.2x83.7, vacant. (Voluntary.) C A White.....5,450
Webster av, w s, 233.7 s 193d st, 25x77.7 to Decatur av, x 25.2x80.7, vacant. (Voluntary.) Chas H Cronan.....5,500
Webster av, w s, 258.7 s 193d st, 50x71.7 to Decatur av x50.4x77.7, vacant. (Voluntary.) Mrs Mary Annan.....11,000
Decatur av, w s, 34.8 s 193d st, 25x145.9x22.2 x145, vacant. (Voluntary.) Catherine Tierney.....3,000
Decatur av, w s, 59.8 s 193d st, 50x143.2x50 x145, vacant. (Voluntary.) Julius Grossmann.....5,800
Decatur av, w s, 109.8 s 193d st, 25x143.3x 21 to Dorothea pl x irreg, vacant. (Voluntary.) Voorhies & Sullivan.....2,900
Decatur av, w s, 24.10 n Kingsbridge rd, 67.2x80.6x65.8x82.9, vacant. (Voluntary.) P Moral.....9,800
Decatur av, w s, 92 n Kingsbridge rd, 50x 78.9x50x80.6, vacant. (Voluntary.) Julius Grossmann.....5,100
Decatur av, w s, 142 n Kingsbridge rd, 100x 75.3x100x78.9, vacant. (Voluntary.) P Moral.....9,650
Decatur av, w s, 242 n Kingsbridge rd, 25x 74.6x25x75.3, vacant. (Voluntary.) Julius Grossmann.....2,575
Decatur av, w s, 267 n Kingsbridge rd, 25x 73.7x25x74.6, vacant. (Voluntary.) P Moral.....2,575
233d st, n w cor Napier av, 25.2x96x25x99.7, vacant. (Voluntary.) Chas Trainor.....1,000
233d st, n s, 25.2 w Napier av, 25.2x99.7x25 x103.4, vacant. (Voluntary.) Wm Wallace.....600
233d st, n s, 50.4 w Napier av, 50.4x110.8x50 x103.4, vacant. (Voluntary.) Wm Wilson.....1,225
233d st, n e cor Herkimer pl, 100.9x150x100 x135.9, vacant. (Voluntary.) Henry Mahnken.....3,875
Herkimer pl, e s, 150.7 n 233d st, 50x100, vacant. (Voluntary.) J J Haggerty.....950
Herkimer pl, e s, 125.7 s 235th st, 50x100, vacant. (Voluntary.) Owen Henratty.....950
Herkimer pl, e s, 100.7 s 235th st, 25x100, vacant. (Voluntary.) Hannah Payne.....500
235th st, s e cor Herkimer pl, 25x100.7x25x 100.2, vacant. (Voluntary.) Wm Lechmyer.....900
235th st, s s, 25 e Herkimer pl, 25x99.7x25x 100.2, vacant. (Voluntary.) J W Curran.....725
235th st, s s, 50 e Herkimer pl, 100x97.10x100 x99.7, vacant. (Voluntary.) Anna Pyne.....3,000
235th st, s w cor Napier av, 50x97x50x97.11, vacant. (Voluntary.) L Varian.....1,725
Napier av, w s, 97 s 235th st, 50x100, vacant. (Voluntary.) Michael Redmond.....1,400
Napier av, w s, 147 s 235th st, 75x100, vacant. (Voluntary.) John Curran.....1,800
Napier av, w s, 96 n 233d st, 25x100, vacant. (Voluntary.) Chas Trainor.....700
235th st, s w cor Herkimer pl, 25x95x25x95.5, vacant. (Voluntary.) Wm Wallace.....900
235th st, s s, 25 w Herkimer pl, 25x95.5x25x 95.10, vacant. (Voluntary.) Tim Hurst.....650
Mt Vernon av, s e cor 235th st, 80.11x79.9x 70.10x116, vacant. (Voluntary.) Tim Hurst.....2,800
Mt Vernon av, e s, 80.11 s 235th st, 27.7x 127.6x25x116, vacant. (Voluntary.) Henry W Schmidt.....1,025
Mt. Vernon av, e s, 108.6 s 235th st, 54.7x 99.7 x irreg x 87.7, vacant. (Voluntary.) B W Homans.....1,550
Mt Vernon av, e s, 163.1 s 235th st, 54x220 to Herkimer pl, x50x199.7, vacant. (Voluntary.) F W Bingen.....2,400
Mt Vernon av, e s, 217.1 s 235th st, 53.4x119 x irreg x105.2, vacant. (Voluntary.) Julia E Curran.....1,600
Mt Vernon av, n e cor 233d st, 60.6x122x40.6 x104.7, vacant. (Voluntary.) F H Vreeland Bldg Co.....3,250
Mt Vernon av, e s, 60.6 n 233d st, 78.5x104.7 x75x81.4, vacant. (Voluntary.) B W Homans.....2,875
Mt Vernon av, e s, 139.1 n 233d st, 52.8x126.4 x irreg x114, vacant. (Voluntary.) Joseph Keller.....1,950
233d st, n s, 122 e Mt Vernon av, 50.4x108.1 x50x115.6, vacant. (Voluntary.) F H Vreeland Bldg Co.....1,500
233d st, n s, 172.4 e Mt Vernon av, 75.7x97 x75x108.1, vacant. (Voluntary.) Tommazo Giorano.....1,650
233d st, n w cor Herkimer pl, 50.4x89.6x50 x97, vacant. (Voluntary.) Julia E Curran.....1,475
Herkimer pl, w s, 89.7 n 233d st, 25x130, vacant. (Voluntary.) Geo Stern, Jr.....700
Herkimer pl, w s, 114.7 n 233d st, 75x115x irreg x125, vacant. (Voluntary.) G C Connor.....1,575
Herkimer pl, w s, 95 s 235th st, 25x90, vacant. (Voluntary.) John Standinger.....475
Herkimer pl, w s, 120 s 235th st, 25x100, vacant. (Voluntary.) Daniel Foley.....400
*Manhattan av, No 503, w s, 18.5 s 121st st, 15x80, 3-sty stone front dwelling. (Sheriff's sale of all right, title, &c.) John L Toscani et al.....$500
*Av A, No 1409, on map No 1419 | n w cor 75th st, No 443 | 75th st, 25.6x75, 5-sty brk tenement and store. (Amt due, $6,013.58; taxes, &c, $400.94; sub to two prior morts of $31,000.) Mark J Kalashen.....33,000
*141st st, s s, 100 e Robbins av, 75x122.11x 75.2x118.3, vacant. Action No. 1. (Amt due, $7,560.90; taxes, &c, $945.12.) Century Investing Co.....6,350
*Southern Boulevard | n w s, 144.5 n e 140th Wales av | st, runs n e 94.5 to 141st st | Wales av, x n 44.7 x w 117.9 x n 28.9 to 141st st, x w 50 x s 148.5 x e 115.9 to beginning, vacant. Action No. 2. (Amt due, $27,138.89; taxes, &c, $791.71.) Century Investing Co.....24,000
*Southern Boulevard, n w s, 57.9 n e 140th st, 86.7x166.2x75.7x113.3, vacant; Action No 3. (Amt due, $14,503.49; taxes, &c, $1,006.63.) Century Investing Co.....14,000
*Robbins av | n e cor 139th st, 100.10x95, va-
139th st | cant. Action No. 4. (Amt due, $10,214.98; taxes, &c, $4,200.) Century Investing Co.....8,550
*139th st, n s, 95 e Robbins av, 75x100.10, vacant. Action No. 5. (Amt due, $6,235.39; taxes, &c, $874.28.) Century Investing Co.....5,050
*Southern Boulevard, s e s, 119.6 s w 141st st, 57.9x164.2x50x135.3, vacant; Action No 6. (Amt due, $10,619.64; taxes, &c, $388.13.) Century Investing Co.....10,000
*140th st, n s, 286.6 e Southern Boulevard, 50x125, vacant. Action No. 7. (Amt due, $3,851.30; taxes, &c, $331.57.) Century Investing Co.....3,000
*Southern Boulevard | s e cor 140th st, 115.6x
140th st | 144.1x100x86.3, vacant. Action No. 8. (Amt due, $16,895.89; taxes, &c, $1,152.62.) Century Investing Co..15,000
*140th st, s s, 161.3 e Southern Boulevard, 75x100, vacant. Action No. 9. (Amt due, $5,175.04; taxes, &c, $558.44.) Century Investing Co.....5,000
*139th st, n s, 144.4 e Southern Boulevard, 75x 100, vacant. Action No. 10. (Amt due, $5,-175.04; taxes, &c, $235.28.) Century Investing Co.....4,500
*139th st, n s, 294.4 e Southern Boulevard, 75x100, vacant. Action No. 11. (Amt due, $5,009.82; taxes, &c, $229.02.) Century Investing Co.....4,000
*139th st, n s, 369.4 e Southern Boulevard, 75x100, vacant. Action No. 12. (Amt due, $5,009.82; taxes, &c, $229.02.) Century Investing Co.....3,750
*Tiffany st | n w cor 167th st, 92.11x94.5x109.3x
167th st | 75, vacant. (Amt due, $2,682.86; taxes, &c, $900; sub to two morts of $14,000.) Albert M Hersch.....14,904
*10th st, No 83, n s, 175 w 3d av, 25x94.6, leasehold, 4-sty brk tenement. (Amt due, $6,598.64; taxes, &c, $600.) Catherine Biehn.....8,125
*Willis av, Nos 130 to 136 | s e cor 134th st,
134th st, No 400 | 100x40, 6 and 7-sty brk hotel. (Amt due, $19,781.89; taxes, &c, $6,483.39; sub to three morts of $67,000.) Atlantic Dock Co.....93,537
54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk dwelling. (Amt due, $31,980.04; taxes, &c, $1,274.46.) Adj to Dec 17.....—
Southern Boulevard or | s w cor 141st st,
Wales av | 43.10x117.9x28.9x
141st st | 111.9, vacant. (Amt due, $7,938.03; taxes, &c, $504.70.) Century Investing Co.....7,900
*102d st, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11, 6-sty brk tenement. (Amt due, $18,802.32; taxes, &c, $693.74; sub to six morts aggregating $62,500 covering this and other property.) Freehold Construction Co.....41,064
*3d av | s w cor 182d st, 80x103, vacant.
182d st | (Amt due, $15,972.20; taxes, &c, $601.76.) Henry R Hoyt.....15,500
*20th st, Nos 240 and 242, s s, 100 w 2d av, 44x92, 4-sty brk stable and 2-sty brk stable in rear, leasehold. (Amt due, $4,463.42; taxes, &c, $1,600.) Sarah Watson.....8,800
21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x c .03 x s 40 x w 23.3 x n e — x w — x n 100 to beginning, 4-sty brk buildings and store. (Amt due, $11,148.98; taxes, &c, $1,-659.83.) Adj to Dec 5.....—
47th st, Nos 232 to 236, s s, 375 e 8th av, 75x100.5, 6 and 8-sty brk loft and store building. (Sheriff's sale of all right, title, &c.) Withdrawn.....—

(Continued on page 854.)

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DEAR SIRS: In reply to your letter of the 4th instant we beg to state that your service of water supervision has proved itself to be entirely satisfactory, and we take pleasure in recommending it whenever an opportunity presents itself. Very truly yours,

(Signed) F. GAILLARD, Branch Manager


# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 1 to 16, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the Borough of Manhattan: 12TH WARD, SECTION 6. 100TH STREET—EXTENTION OF SEWER, between the Harlem River and 1st Avenue. 12TH WARD, SECTION 8. WEST 164TH STREET—SEWER, between St Nicholas Avenue and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, October 31, 1907. (38963)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 1 to 16, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTIONS 9 AND 11. EAST 169TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES, AND PLACING FENCES, from Clay Avenue to the Grand Boulevard and Concourse. 23D WARD, SECTION 10. WHITLOCK AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from Longwood Avenue to Hunt's Point Road. 24TH WARD, SECTION 11. WALTON AVENUE—REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES AND PLACING FENCES, from East 172d Street to Fordham Road. QUARRY ROAD—REGULATING, GRADING, SETTING CURB STONES, FLAGGING SIDEWALKS, LAYING CROSSWALKS, BUILDING APPROACHES, PLACING FENCES AND LAYING PIPE, from Third Avenue to Arthur Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, October 31, 1907. (38979)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 13 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 150TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS AND PAVING, from the Harlem River to the east side of River Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907.
(39158)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 13 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

23D WARD, SECTIONS 9 AND 10. EAST 133D STREET—OPENING, from Cypress Avenue to the Southern Boulevard. Confirmed March 29, 1904; entered November 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907.
(39169)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 12 to 26, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF RICHMOND:

3D WARD. BLACKFORD AVENUE—OPENING, from Grant Street and St. Nicholas Avenue to a point about 170 feet east of Grant Street. Confirmed March 1, 1907; entered November 11, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 11, 1907. (39131)

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 20 to December 5, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. BARRETTO STREET—OPENING, from Westchester Avenue to Edgewater Road. Confirmed March 1, 1907; entered November 18, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 18, 1907.
(39242)

## PROPOSALS.

DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids for furnishing about 10,000 Tons of Anthracite Coal at 39th street, Brooklyn (Contract 1110), will be received by the Commissioner of Docks at Pier A, Battery Place, Borough of Manhattan, until 12 o'clock (noon), Wednesday, November 27, 1907.

(For particulars see City Record.)

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

WEDNESDAY, NOVEMBER 27, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for building fifteen (15) scows.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 14, 1907.

Department of Corrections, No. 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, DECEMBER 3, 1907.

No. 1. For furnishing all the labor and materials required for making and completing the alterations and repairs to the steamer "Massasoit."

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated November 18, 1907. (39234-1)

Department of Corrections, No. 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, DECEMBER 3, 1907.

Borough of Manhattan.

No. 1. For furnishing and delivering supplies for manufacturing purposes, etc.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated November 18, 1907. (39234-2)

Department of Corrections, No. 148 East Twentieth street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

TUESDAY, DECEMBER 3, 1907.

Borough of Manhattan.

No. 1. For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated November 18, 1907. (39234-3)

MAIN OFFICE OF THE DEPARTMENT OF STREET CLEANING, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, DECEMBER 2, 1907.

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for the removal of snow and ice.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 15, 1907. (39213-1)

Police Department of The City of New York, No. 300 Mulberry street, Borough of Manhattan.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York at the Bookkeeper's office, until 10 o'clock A. M. on

WEDNESDAY, NOVEMBER 27, 1907,

For furnishing all the labor and materials required in making repairs to the heating systems, the Fifth, Sixth, Eighth, Ninth, Tenth, Eleventh, Twelfth, Fourteenth, Fifteenth, Sixteenth, Eighteenth, Twentieth, Twenty-first, Twenty-second, Twenty-fourth, Twenty-fifth, Twenty-sixth, Twenty-eighth, Twenty-ninth, Thirtieth, Thirty-first and 33d Precinct Police station houses and Traffic Squad stable, in the Borough of Manhattan; Thirty-ninth Precinct Police Station House, in the Borough of The Bronx; Forty-third, Forty-fourth, Forty-fifth, Forty-sixth, Forty-seventh, Forty-eighth, Forty-ninth, Fifty-first, Fifty-second, Fifty-third, Fifty-fourth, Fifty-fifth, Fifty-sixth, Fifty-seventh, Fifty-eighth, Fifty-ninth, Sixtieth, Sixty-first, Sixty-second, Sixty-third, Sixty-fourth, Sixty-fifth, Sixty-eighth, Sixty-ninth, Seventieth, Seventy-first Precinct Police Station Houses, in the Borough of Brooklyn; Seventy-fourth, Seventy-fifth, Seventy-sixth, Seventy-eighth Precinct Police Station Houses in the Borough of Queens.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

MAIN OFFICE OF THE DEPARTMENT OF STREET CLEANING, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, DECEMBER 2, 1907.

Borough of Brooklyn.

Contract for furnishing all the labor and materials required for the removal of snow and ice.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 15, 1907. (39213-2)

(For other Legal Advertisements see page 876.)

## AUCTION SALES OF THE WEEK.

(Continued from page 853.)

SAMUEL GOLDSTICKER.

Southern Boulevard, s e cor 141st st, 110.6x135.3x92.5x76.3, vacant. (Amt due, $11,060.30; taxes, &c, $285.11.) Gerhard Kuehne, Jr, for a client ..... 12,000

BRYAN L. KENNELLY.

97th st, No 159, n s, 100 w 3d av, 27x100.11, 5-sty brownstone tenement with stores. (Voluntary.) Walter Heilbrun .....24,250

2d av, No 1164, e s, 25.5 n 61st st, 25x75, 5-sty brk tenement with stores. (Voluntary.) Bid in at $29,750 .....

2d av, No 1174, e s, 50.5 s 62d st, 25x79.7, 4-sty brk tenement with stores. (Voluntary.) A Schneider ..... 22,600

25th st, No 330, s s, 350 w 8th av, 25x98.9, 3-sty brk stable and tenement. (Voluntary.) Bid in at $19,675 .....

Hudson st, No 546, e s, 67.4 s Perry st, 20.8x80.5x irreg, 4-sty brk tenement with store. (Voluntary.) C H Benner, Jr .... ..... 15,750

123d st, No 523, n s, 266.10 w Amsterdam av, 33.2x100.11, 5-sty brk tenement. (Voluntary.) M Behrman ..... 46,000

Greenwich st, Nos 708 and 710, w s, 68.8 n 10th st, 50x93.9x irreg, 2½ and 3-sty brk and frame building. (Voluntary.) Bid in at $33,000 .....

Broome st, Nos 526½ and 528, n s, 80 w Thompson st, 40x75, two 3-sty brk and frame buildings. (Voluntary.) Alfred L M Bullowa ..... 25,100

J. BARRY LOUNSBERRY.

*117th st, No 509, n s, 98 e Pleasant av, 30x100.10, 6-sty brk tenement and store. (Amt due, $10,278.70; taxes, &c, $——; sub to three morts of $24,500.) Benjamin Nieberg. ..... 26,200

| | |
|---|---|
| Total ..... | $644,355 |
| Corresponding week, 1906 ..... | 1,386,775 |
| Jan. 1st, 1907, to date ..... | 36,319,101 |
| Corresponding period, 1906 ..... | 28,756,436 |

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.

Nov. 22 and 23.

No Legal Sales advertised for these days.

Nov. 25.

Southern Boulevard, w s, 100 s Av St John, 150x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

127th st, Nos 214 and 216, on map Nos 214 and 218, s s, 180 e 3d av, 40x99.11, 6-sty brk tenement and store. Emily V Satterlee agt John Batton et al; Wm H L Lee, att'y, 25 Pine st; Louis Adler, ref. (Amt due, $7,894.10; taxes, &c, $1,325.34.) Mort recorded May 23, 1898. By Samuel Goldsticker.

Nov. 26.

Webster av, e s, 50 s Anna pl, 75x90, vacant. Moses Hochster et al agt Samuel Swerling et al; Weil, Wolf & Kramer, att'ys, 68 William st; Irving Washburn, ref. (Amt due, $4,438.30; taxes, &c, $890.99; sub to a prior Mort of $8,324.67.) Mort recorded Jan. 13, 1906. By Hugh D Smyth.

Walton av, No 605, w s, 166.8 n 150th st, 16.8x100, 3-sty brk dwelling. Germania Life Ins Co agt Lars Ericson et al; Dulon & Rde, att'ys, 41 Park Row; Owen W Bohan, ref. (Amt due, $4,847.45; taxes, &c, $89.09; sub to a second mort of $1,411.08.) Mort recorded Aug 10, 1887. By Joseph P Day.

Nov. 27.

3d av, Nos 1391 to 1401 | n e cor 79th st, runs 79th st, Nos 201 and 203 | n 124.4 x e 100 x s 22.2 x w 14.10 x s 102.2 x w 85.2 to beg, 3 6-sty brk tenements and stores. Isaac Lowenfeld agt Isaac Kleinfeld et al; action No 2; Arnstein & Levy, att'ys, 128 Broadway; Edward Endelman, ref. (Amt due, $44,735.36; taxes, &c, $3,624.29.) Mort recorded Sept 6, 1906. By Joseph P Day.

Jackson av, No 887, w s, 134.3 n 161st st, 19.9x75, 2-sty brk dwelling. Charlotte Wolff agt Julius H Newman et al; Herman Elfers, att'y, 277 Broadway; Charles Levy, ref. (Amt due, $3,794.60; taxes, &c, $——; sub to two morts aggregating $4,500.) Mort recorded July 19, 1899. By Samuel Marx.

61st st, No 221, n s, 245 e 3d av, 18x100.5, 3-sty brk dwelling. Louis W Slocum agt Noah W Mosher et al; Mayer, McLeer & Dobson, att'ys, 189 Montague st, Brooklyn; Philip I Schick, ref. (Amt due, $10,158.31; taxes, &c, $425.) Mort recorded July 6, 1895. By Joseph P Day.

Jackson av, No 887, w s, 134.3 n 161st st, 19.9x75, 2-sty brk dwelling. Charlotte Wolff agt Julius H Newman et al; Herman Elfers, att'y, 277 Broadway; Charles Levy, ref. (Amt due, $3,794.60; taxes, &c, $——; sub to two morts of $4,500.) Mort recorded July 19, 1899. By Samuel Marx.

Nov. 29.

Mitchell pl, No 10 49th st | n s, 162 e 1st av, 18x80.10; 4-sty stone front tenement. Solomon Weill agt Henry Lewis et al; Moss & Feiner, att'ys, 35 Nassau st; Clifford G Ludvigh, ref. (Amt due, $3,034.24; taxes, &c, $93.52; sub to a prior mort of $5,000.) Mort recorded Feb 2, 1905. By Joseph P Day.

146th st, n s, 100 w 7th av, 125x99.11; vacant. Milton Greenebaum as trustee agt James J Kennedy et al; Alexander S Bacon, att'y, 37 Liberty st; Adelina H Burd, ref. (Amt due, $8,380.30; taxes, &c, $519.70; sub to a prior mort of $36,000.) Mort recorded Jan 26, 1906. By Joseph P. Day.

Carmine st, Nos 60 to 64½ Bedford st | s w cor Bedford st, 75x60; 6-sty brk tenement and store. Isaac Schmeidler agt Harry A Thuor et al; Wm M Golden, Jr, att'y, 203 Broadway; Arthur M Levy, ref. (Amt due, $16,728.77; taxes, &c, $1,282.89; sub three morts aggregating $65,500.) Mort recorded July 21, 1906. By Joseph P Day.

26th st, No 225, n s, 275 w 2d av, 25x98.8; 3-sty brk tenement and 3-sty brk tenement in rear. Lillian Hague agt Ellen Mayer et al; Geo W Foren, att'y, 258 Central av, Far Rockaway, N Y; Joseph Gallagher, ref. (Amt due, $1,500; taxes, &c, $——.) By Joseph P Day.

Nov. 30 and Dec. 2.

No Legal Sales advertised for these days.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

November 15, 16, 18, 19, 20 and 21.

### BOROUGH OF MANHATTAN.

Allen st, Nos 137 and 139, w s, abt 60 s Rivington st. Agreement as to division of proceeds of sale, &c. Morris Punch with Meyer Ellenbogen and Joseph Corn. Nov 12. Nov 18, 1907. 2:415. nom

Same property. Certificate as to purchase of premises also as to ownership. Morris Punch with Meyer Ellenbogen. Aug 30. Nov 18, 1907. 2:415.

Beekman st, No 54, n s, 71.7 w Gold st, 24.11x87.1x23.2x87.1, 5-sty brk loft and store building. Francis H Bergen to Tunis G Bergen, of Brooklyn. ¼ part. All title. C a G. Nov 20, 1907. 1:100-9. A $25,200—$37,500. 15,000

Same property. John W H Bergen to same. ¼ part. All title. Nov 20, 1907. 1:100. 15,000

Same property. Hulda H Bergen Brown by Tunis G Bergen ATTY to Henry Leerburger. ¼ part. Nov 20, 1907. 1:100. 15,000

Same property. Tunis G Bergen to Henry Leerburger. ¾ parts. Nov 20, 1907. 1:100. other consid and 100

Broome st, No 424, n s, 75 e Crosby st, 25.4x106.2x25x107.7, 7-sty brk loft and store building. Jacob D Ranck to Thomas Williams Sheppard. Mort $62,500. Nov 14. Nov 16, 1907. 2:482—41. A $36,000—$65,000. nom

Charles st, Nos 139 and 141, n s, 61.2 e Washington st, runs n 14.10 and 21.1 x e 10.5 x n 21 x e 41 x s 43.1 to st, x w 60 to beginning, 5-sty brk loft and store building. Ralph Lyon to Whitney Lyon. ½ part. Right, title and interest. B & S. Nov 16. Nov 19, 1907. 2:632—34. A $15,000—$25,000. nom

Cherry st, Nos 238 to 242 Pelham st, No 14 | n s, 131.3 w Rutgers st, runs n 139.8 x w 150.5 x s 24.4 x w 26.5 to e s Pelham st, x s 17.8 at point 109.7 n Cherry st, x e 26.5 x s 8.5 x e 75.5 x s 100 to Cherry st, x e 75.10 to beginning, 2-sty brk stable and two 6 and 7-sty brk tenements in rear. Release mort. Sarah Bluestone to Myer S Perlstein. ½ part. Sept 16. Nov 19, 1907. 1:255—17. A $40,000—$60,000. nom

Same property. Myer S Perlstein to Rosie Plotz. ½ right, title and int. Mort $50,000 on whole and ½ part of $20,000. Sept 16. Nov 19, 1907. 1:255. nom

Cherry st, No 372, n s, 24.5 w Gouverneur st, 21.1x71.10x20.1x71.11, 5-sty brk tenement and store.

Cherry st, No 370, n s, 45.6 w Gouverneur st, 23x71.10x22.5x71.11 e s, 5-sty brk tenement and store.

Chas J Tagliabue et al to Isaac O and Joseph Schiff. Nov 19. Nov 20, 1907. 1:259—35 and 36. A $10,000—$28,000. nom

Crosby st, No 163, e s, 101.6 s Bleecker st, 32.8x55.7x19.11x54.1, 5-sty brk loft and store building. Carrie A wife of H R Waite to Lucy M Rice. Q C. Nov 1. Nov 15, 1907. 2:522—30. A $15,000—$20,000. nom

Delancey st, No 266 Columbia st, Nos 50 and 52 | n e cor Columbia st, 25x100, 6-sty brk tenement and store. Samuel Karger to Fischel Weintraub. Mort $49,000. Nov 15. Nov 16, 1907. 2:333—77. A $25,000—$55,000. other consid and 100

Franklin st, No 156, n s, abt 125 e Hudson st, 25x87.6, 7-sty brk loft and store building. Ralph L Spotts to Ralph L Spotts and Walter L Hill EXRS Harford B Kirk. Mort $50,000. Nov 19. Nov 20, 1907. 1:189—10. A $20,000—$58,000. other consid and 100

Gold st, No 89, w s, abt 100 n Spruce st, —x—, 2-sty brk building and store.

Gold st, No 95, w s, abt 173 n Spruce st, —x—, 3-sty brk building and store.

Walker st, Nos 181 and 183, now Canal st, Nos 152 and 154(?), s s, abt 75 e Elizabeth st, —x—, two 2-sty brk tenements.

Deed of trust. Catharine Post to John F Delaplaine. In trust for Catharine Post during her life and upon her death to her daughter Matilda Delaplaine. Nov 29, 1851. Nov 19, 1907. 1:103—24. A $41,200—$55,000, and 21. A $10,600—$13,500; 202—16 and 17. A $22,000—$27,000.

Greenwich st, No 550, w s, 51.10 s Charlton st, 27.2x76.4x27.2x76.2, 5-sty brk tenement and store. Chas L Hadley EXR and TRUSTEE Wm A Martin to Henry J Scheuber. Nov 15, 1907. 2:596—75. A $9,500—$17,000. 22,300

Henry st, No 253, n s, 19.1 e Montgomery st, 28x84.4x28x85.8, 5-sty brk tenement. Jonas Weil et al to Israel Kirschenbluth. Mort $25,000. Nov 18, 1907. 1:287—2. A $19,000—$35,000. other consid and 100

Hester st, No 102 (116), s s, abt 75 w Eldridge st, 25.7x100.9x25.9x100.9, 6-sty brk tenement and store. Morris Silverstein to Fannie wife of Morris Silverstein. Mort $28,000. Nov 14. Nov 15, 1907. 1:301—18. A $20,000—$38,000. nom

John st, Nos 18 and 22 Maiden lane, Nos 15 to 19 | s s, 265.5 e Broadway, runs s 66.9 x e 0.1½ x s 82.3 to n s Maiden lane x w 49.6 and 22.10 x n 78.6 x w 2.4 x n 65.6 to John st at point 190.9 e Broadway x e 24.11 x s 64.2 x e 25.10 x n 64.4 to John st x e 24.9 to beginning, except strip off rear of No 17 Maiden lane, 2.10 on e s and abt 5.9½ on w s, 20-sty brk and stone office and store bldg being erected. Edward Holbrook to Maiden Lane Realty Co. Mort $535,000. June 1. Nov 16, 1907. 1:65—7 to 9 and 21 and 23. A $677,300—$818,000. 1,250,000

Lewis st, No 84½, e s, 165 s Stanton st, 20x100, 2-sty frame (brk front) tenement and store and 5-sty brk tenement in rear. Floris T Whittaker to Henrietta Fisch. Morts $21,000. Nov 2. Nov 16, 1907. 2:329—43. A $12,000—$15,000. other consid and 100

Same property. Henrietta Fisch to Joseph Hammersmith. Morts $21,000. Nov 15. Nov 16, 1907. 2:329. other consid and 100

Same property. Joseph Hammersmith to Isaac Watkin. Mort $21,000. Nov 15. Nov 16, 1907. 2:329. other consid and 100

Lewis st, No 78, e s, 124.9 n Rivington st, 25x90, 5-sty brk tenement and store and 5-sty brk tenement in rear. Barnet Fishman to Lena Kitt. ¼ part, being ½ of right, title and interest. Mort $26,500. Nov 19. Nov 20, 1907. 2:329—39. A $15,000—$27,000. other consid and 100

Lewis st, No 86, e s, 145 s Stanton st, 20x100, 5-sty brk tenement and store. Moses Weberman to Joseph Gans. Mort $23,550. Nov 18. Nov 19, 1907. 2:329—44. A $12,000—$27,000. other consid and 100

Market st, No 46, e s, abt 50 s Madison st, 25x87.8, 3-sty brk tenement and store. Chas R Scruton to Anna M wife of Louis F Roediger. Nov 18. Nov 19, 1907. 1:274—40. A $15,000—$18,000. other consid and 100

Mott st, No 280, e s, 101.6 s Houston st, 25x81.3x25x81.2, 5-sty brk tenement and store. Moritz Weil et al to Julius B Fox. Nov 19, 1907. 2:508—17. A $13,000—$24,000. nom

Same property. Julius B Fox to Moritz Weil and Alfred Weil. Mort $23,000. Nov 19, 1907. 2:508. nom

Norfolk st, No 152, e s, 75 s Stanton st, 25x100, 5-sty brk tenement. Morris and Louis Rosen to Samuel Rosen. 1-3 right, title and interest. All liens. Nov 1, 1906. Nov 19, 1907. 2:354—49. A $19,000—$37,000. nom

Perry st, Nos 113 and 115, n s, 85.1 e Greenwich st, runs n 26.2 x n 19 x e 14.7 x n w 17.3 x n 14.2 x e 24.8 x s 70 to st, x w 45 to beginning, with triangular strip 0.5x—x— adj on east, 6-sty brk tenement. Albert Peiser to Cora B Foster. Mort $43,000. Nov 15, 1907. 2:633—60. A $14,000—$42,000. other consid and 100

Rivington st, No 126, n s, 60 w Norfolk st, 20x75, 3-sty brk tenement and store. Max Movshovitch to Rosa Mintz, of Brooklyn. Mort $11,000. Nov 14. Nov 15, 1907. 2:354—34. A $15,000—$19,000. 100

South st, Nos 219 to 221 Water st, Nos 425 and 427 Market slip, No 103 | n w cor Market slip, runs n along slip 45 x w 46 x n 99 to Water st, x w 63 to point 109 w Market slip, x — to n s South st, x e 109 to beginning, two 3 and one 5-sty brk storage buildings and stores. Emma P A Seeberger to Wm F Bridge. Release 1-6 part. Oct 14. Nov 20, 1907. 1:249 and 250—15. A $50,000—$90,000. other consid and 100

Sullivan st, No 77, e s, 200 s Spring st, 25x100, 5-sty brk tenement and store. Joseph L Buttenwieser to Julius B Fox. Nov 20, 1907. 2:489—11. A $15,000—$24,000. other consid and 100

Sullivan st, No 77, e s, 200 s Spring st, 25x100, 5-sty brk tenement and store. Julius B Fox to Joseph L Buttenwieser. Mt $25,000. Nov 20. Nov 21, 1907. 2:489—11. A $15,000—$24,000. other consid and 100

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Sullivan st, No 39 Watts st, Nos 31 to 39 | s e cor extension of Watts st, runs e 71.5 x e again 11.6 x s 10.7 and 34 x w 86 to st x n 18.3 to beginning, 6-sty brk tenement and store. Antonio Crecco to Angelo Crecco. Nov 20. Nov 21, 1907. 2:476—10. A $23,000—$55,000. gift

University pl, No 64 (32), w s, 55.1 n 10th st, 21.8x105.3x21.7x103.9, 7-sty brk loft and store building. Henry R DeMilt to Francis D Evans. Mort $60,000. Nov 14. Nov 18, 1907. 2:568—23. A $33,000—$60,000. nom

Walker st, No 59, s s, abt 130 w Broadway, 25.1x100x24.10x100.1 w s, 5-sty brk loft and store building. Ronald Thomas to Gardiner Hall, Jr, of South Willington, Conn. Mort $9,000. Nov 14. Nov 15, 1907. 1:193—38. A $32,000—$47,000. other consid and 100

Water st, No 83, e s, 71.2 n Old slip, 24.2x85x24.5x85, 5-sty brk loft and store building. Julia G Fowler to Morris Weinstein. Mort $——. Nov 21, 1907. 1:33—4. A $16,500—$24,500. 32,500

Willett st, No 68, e s, abt 100 s Rivington st, 25.1x100.4, 5-sty brk tenement and store and 5-sty brk tenement in rear. Morts $35,000, valued at $47,000. 2:338—48. A $15,000—$22,000. CONTRACT to exchange for

143d st W, No 240, s s, abt 330 w 7th av, 25x99.11, 5-sty brk tenement. Morts $30,500, valued at $41,800. 7:2028—47. A $8,000—$32,000.

Abraham Schwartz with Karl Sallmeyer. Nov 19. Nov 20, 1907. exch

5th st E, No 604, s w s, 100 s e Av B, 17.11x96.2, 4-sty brk tenement. Max Friedman to Frances R Padwe, of Jersey City, N J, and Morris Rosenbaum, N Y. All liens. Nov 14. Nov 15, 1907. 2:387—12. A $10,000—$14,000. other consid and 100

7th st E, Nos 111 to 115, n s, 264 w Av A, 62.9x82.5x69.5x111.9, two 8-sty brk tenements. Morris Janos et al to Jacob C and Frederick S Heinsheimer. Mort $115,000. Nov 20. Nov 21, 1907. 2:435—45. A $42,000—$105,000. other consid and 100

8th st E, No 307, n s, 189.6 e Av B, 24.9x93.4, 6-sty brk tenement and store. Harry Schneider et al to Harry and Morris Schneider. All liens. Oct 25. Nov 16, 1907. 2:391—56. A $15,000—$37,000. 100

8th st, E, or St Marks pl, No 103½ | n s, 261.6 e 1st av, 13.6x93.11, 6-sty brk tenement and store. Beatrice C Ward to Caroline L Ward. 1-3 part. All liens. June 13, 1905. Nov 20, 1907. 2:436—48. A $8,000—$13,000. other consid and 100

9th st E, No 604, s s, 93 e Av B, 25x½ blk, 5-sty brk tenement and store. Morris Rosenbaum to Frances Padwe, of Jersey City, N J. ¼ part. Mort $32,500. Nov 14. Nov 15, 1907. 2:391—9. A $18,000—$31,000. other consid and 100

9th st E, No 604, s s, 93 e Av B, 25x½ block, 5-sty brk tenement and store. Meier Padwe to Ida wife of Meier Padwe, of Jersey City, N J. ½ part. All title. Mort $32,500. Nov 14. Nov 15, 1907. 2:391—9. A $18,000—$31,000. other consid and 100

9th st E, No 745, n s, 118 w Av D, 25x92.3, 7-sty brk tenement. Albert Wise to Mildred Wise. ½ part. B & S. All liens. Nov 18. Nov 19, 1907. 2:379—42. A $14,000—$36,000. nom

11th st E, No 612, s s, 193 e Av B, 25x94.9, 6-sty brk tenement and store. Morris Jacobowitz to Rachel Fedack. All liens. Nov 20, 1907. 2:393—14. A $15,000—$34,000. other consid and 100

13th st E, No 14, s s, 198 e 5th av, 22x87.2x22.8x92.9, with all title to road or lane in rear, 4-sty brk tenement and store. Joseph Steiner EXR Marie Wolff to William Elfers. Mort $17,000. Nov 15. Nov 16, 1907. 2:570—12. A $23,000—$27,000. 31,000

Same property. Emma Fehdmer to same. Q C. Mort $17,000. Nov 15. Nov 16, 1907. 2:570. nom

14th st W, Nos 158 and 160 | s e cor 7th av, 46.6x100, three 4-
7th av, No 53 | sty brk and stone tenements. Release covenant of restriction. The Greenwich Savings Bank mortgage and Seth M Milliken to City Real Estate Co. Nov 15. Nov 26, 1907. 2:609—7 to 9. A $57,000—$72,000. nom

15th st W, No 155, n s, 190 e 7th av, 20x103.3, 3-sty brk dwelling. James A Goldsmith et al EXRS Edw A Price to Carrie J Weil. 10-11 parts. Nov 21, 1907. 3:791—11. A $13,000—$16,000. 16,363.63

Same property. Marron B Price to same. 1-11 parts. B & S. Nov 21, 1907. 3:791. other consid and 100

15th st W, No 159, n s, 150 e 7th av, 20x103.3, 3-sty and basement stone front dwelling. Prudential Real Estate Corpn to Mary E Piggott. Mort $12,000. Nov 15. Nov 18, 1907. 3:791—9. A $11,500—$14,500. other consid and 100

17th st E, No 347, n e s, 122 n w 1st av, 22x92, 3 and 4-sty brk tenement and store. Henry Tishman to Joseph Harbater and Solomon Silk. Mort $12,500. Nov 15, 1907. 3:923—28. A $11,000—$14,000. other consid and 100

20th st E, No 34, s w s, 240 n w 4th av, 20x92, 5-sty brk building and store. William Duffy to Alice F L Duffy. ½ part. B & S. Mar 15. Nov 19, 1907. 3:848—52. A $40,000—$47,000. nom

21st st E, No 31, n s, 350.6 w 4th av, 24.6x98.9, 4-sty stone front building and store. Jane E Hill an annuitant under will Henry V Parsell to Henry V A Parsell. Q C. Nov 20. Nov 21, 1907. 3:850—24. A $50,000—$59,000. nom

25th st W, Nos 245 and 247, n s, 455 w 7th av, 43.2x98.9x44.10x98.9, two 4-sty brk dwellings. Charles Garneau and ano EXRS Joachim Decomps to Helen Walter. Mort $25,000. Nov 20. Nov 21, 1907. 3:775—15 and 16. A $22,000—$28,000. nom

27th st W, No 55, n s, 100 e 6th av, 100x98.9, 10 and 11-sty brk and stone hotel "Earlington." Metropolitan Life Ins Co to Seventy-Second Street Co. C a G. Nov 15, 1907. 3:829—7. A $225,000—$550,000. other consid and 100

27th st E, No 145, n s, 160 e Lexington av, 20x98.9, 3-sty brk tenement. Lillian Lippincott to Emma Turner. Q C. Nov 1. Nov 16, 1907. 3:883—34. A $12,000—$13,500. nom

Same property. Wm A Tooker, Jr, to same. Q C. Nov 2. Nov 16, 1907. 3:883. nom

Same property. Ella G wife of Jacob Smith to same. Q C. Nov 4. Nov 16, 1907. 3:883. nom

Same property. Emma B Sonntag or Schontag to same. Q C. Nov 4. Nov 16, 1907. 3:883. nom

Same property. Harriet B Utchman to same. Q C. Nov 4. Nov 16, 1907. 3:883. nom

Same property. Maria E Kent to same. Q C. Nov 1. Nov 16, 1907. 3:883. nom

29th st E, Nos 101 and 103, on map No 103, n s, 80 e 4th av, runs n 66.2 x e 20 x n 32.7 x e 25 x s 98.9 to n s 29th st, x w 45 to beginning, 7-sty brk tenement. Joseph Fleischman to Heather Realty Co. Mort $110,000. Nov 16. Nov 18, 1907. 3:885—6. A $36,000—$120,000. other consid and 100

33d st E, No 207, n s, 130.6 e 3d av, 24x107.4x24x107.5, 5-sty brk tenement. Leo Rovere to Ray Rovere. B & S. All liens. Nov 18, 1907. 3:914—7. A $12,000—$30,000. gift

35th st W, No 407, n s, 80 w 9th av, 20x24.9, 2-sty frame tenement and store. Chas F Bauerdorf and ano EXRS Albert J Adams to Marion M Kimball. Nov 14. Nov 15, 1907. 3:733—30. A $4,000—$4,500. 7,250

35th st W, No 407, n s, 80 w 9th av, 20x24.9, 2-sty frame tenement and store. Release dower. Isabella V Adams widow to Marion M Kimball. Nov 14. Nov 15, 1907. 3:733—30. A $4,000—$4,500. nom

37th st E, No 126, s s, 37.9 w Lexington av, 18.9x49.5, 4-sty stone front dwelling. Mary F Betts to Ida Douglass. Mort $20,000. Oct 15. Nov 18, 1907. 3:892—70. A $21,500—$29,500. other consid and 100

37th st W, No 307, n s, 100 w 8th av, 25x98.9, 6-sty brk loft and store building. Chas F Bauerdorf and ano EXRS Albert J Adams to Lizzie McGovern. Mort $20,000. Nov 19, 1907. 3:761—30. A $10,500—$24,000. 50,250

Same property. Release dower. Isabella V Adams widow to same. Nov 19, 1907. 3:761. nom

44th st W, No 108, s s, 133.2 w 6th av, 16.10x100.4, 5-sty stone front dwelling. Wm J Kelly to A and N Realty Co. Nov 18, 1907. 4:996—38. A $30,000—$32,000. nom

44th st W, No 108, s s, 133.2 w 6th av, 16.10x100.4, 5-sty stone front dwelling. Julie A House to Wm J Kelly. Nov 18, 1907. 4:996—38. A $30,000—$32,000. other consid and 100

45th st W, No 107, n s, 100 w 6th av, 20x100.5, 3-sty stone front dwelling. Chas F Bauerdorf and ano EXRS Albert J Adams to Robert Taggart, Jr. Mort $18,000. Nov 14. Nov 15, 1907. 4:998—28. A $38,000—$40,000. 39,750

Same property. Release dower. Isabella V Adams widow to same. Nov 14. Nov 15, 1907. 4:998. nom

46th st E, No 238, on map Nos 238 and 240, s s, 162.6 w 2d av, 37.6x100.5, 6-sty brk tenement and store. Theodore Kieval to Max Siff. Mort $38,000. Nov 1. Nov 18, 1907. 5:1319—33. A $10,000—P $40,000. other consid and 100

46th st E, No 242, s s, 125 w 2d av, 37.6x100.5, 6-sty brk tenement and store. Theodore Kieval to Max Siff. Mort $52,000. Nov 1. Nov 18, 1907. 5:1319—31. A $15,000—P $40,000. other consid and 100

48th st W, No 430, s s, 356.3 e 10th av, 18.9x100.5, 4-sty brk tenement. Helen Walter to John Stewart. Mort $9,000. Nov 20, 1907. 4:1057—50. A $8,000—$12,000. other consid and 100

50th st W, No 532, s s, 400 w 10th av, 25x100.5, 5-sty stone front tenement and 5-sty brk tenement in rear. Roseben Realty Co to Lena Frankel. ½ interest. Nov 14. Nov 18, 1907. 4:1078—49. A $7,500—$21,000. nom

58th st E, No 116, s s, 239 w Lexington av, 19x100.5, 3-sty brk dwelling. Howard W Pierce to Andrew J McCosh. Mort $15,000. July 12, 1906. Nov 19, 1907. 5:1312—67. A $15,000—$20,000. other consid and 100

61st st E, No 149, n s, 122.6 e Lexington av, 21x100.5, 4-sty brk dwelling. Richard P Lydon to Marie J, Eliz B and Cornelia B Lydon. ¼ part. B & S. Mort $8,000. Nov 18. Nov 19, 1907. 5:1390—24½. A $19,000—$23,000. nom

62d st W, No 220, s s, 300 w Amsterdam av, 25x100.5, 5-sty brk tenement. Joseph Levine to Eugene B Schiller. ½ part. All title. Mort $14,000. Nov 15. Nov 16, 1907. 4:1153—45. A $6,000—$15,000. other consid and 100

63d st E, No 157, n s, 200 w 3d av, 20x100.5, 3-sty and basement stone front dwelling. Carl H Lehrburger et al to Emma Lehrburger. ½ part. B & S. All liens. Oct 10. Nov 20, 1907. 5:1398—28. A $12,000—$16,000. nom

67th st E, No 47, n s, 120 w Park av, 20x100.5, 4-sty and basement stone front dwelling. Samuel Bookman to Geo E Brewer. Mort $50,000. Nov 19. Nov 20, 1907. 5:1382—31. A $50,000—$56,000. nom

67th st E, No 47, n s, 120 w Park av, 20x100.5, 4-sty and basement stone front dwelling. Dorothea M McCartney to Samuel Bookman. Mort $50,000. Nov 11. Nov 15, 1907. 5:1382—31. A $50,000—$56,000. other consid and 100

68th st W, No 68, s s, abt 110 e Columbus av, —x—, 4-sty brk dwelling. Last will and testament of Chas A Hess. July 7, 1902. Nov 15, 1907. 4:1120—60. A $16,000—$25,500. ——

68th st W, No 53, n s, 243 e Columbus av, 19x100.5, 4-sty and basement stone front dwelling. Eliz C wife of and Julian F Squire to Robt J Lamoreux, of Brooklyn. 1-10 of 2-15 parts. Nov 18. Nov 20, 1907. 4:1121—10½. A $14,500—$24,000. nom

70th st E, No 303, n s, 74 e 2d av, 26x100.5, 5-sty brk tenement and store. Eugene B Schiller to Joseph Levine. ½ part. All title. Mort $19,500. Nov 15. Nov 16, 1907. 5:1445—4½. A $9,500—$20,000. other consid and 100

72d st W, No 165, n s, 136 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Ida M Murphy to Minnie A Blanchard. Nov 15. Nov 16, 1907. 4:1144—6. A $27,000—$38,000. other consid and 1,000

Same property. Minnie A Blanchard to the West Seventy-Second Street Corpn. Mort $45,000. Nov 15. Nov 16, 1907. 4:1144. other consid and 100

73d st W, No 258, s s, 225.8 e West End av, 20x102.2, 4-sty and basement brk dwelling. Wm C Adams to Julie F House. Mort $25,000. Nov 19. Nov 20, 1907. 4:1164—55. A $16,000—$34,000. other consid and 100

74th st W, No 9, n s, 160 w Central Park West, 20x102.2, 4-sty and basement brk dwelling. Martha E Egbert widow to Margherita W Gray. June 16, 1904. Nov 18, 1907. 4:1127—25½. A $19,000—$37,000. nom

75th st W, n s, 75 w West End av, 25x65, vacant. Geo B Jaques to Frank Bradley. Oct 25. Nov 21, 1907. 4:1185—assessed with lot No 19. nom

76th st W, No 116, s s, 185.1 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. Julia W Little to John J Kirby. Mort $20,000. Nov 18. Nov 19, 1907. 4:1147—40½. A $14,000—$27,000. 36,000

77th st E, Nos 344 and 346, s s, 150 w 1st av, 50x102.2, two 4-sty brk tenements. Robert Johnson et al to Fanny Greenebaum. Mort $32,000. Nov 13. Nov 15, 1907. 5:1451—33 and 34. A $18,000—$28,000. other consid and 100

77th st E, No 57, n s, 125 e Madison av, 18.9x102.2, 3-sty stone front dwelling. Babetha Baruch to Yosta Rosenberg. All liens. Nov 14. Nov 15, 1907. 5:1392—26. A $22,000—$25,000. nom

78th st E, Nos 236 and 238, s s, 305 e 3d av, 25x102.2, 6-sty brk tenement and store. Joseph H Schwartz to Samuel Williams. All title. Mort $9,500. Oct 25. Nov 19, 1907. 5:1432—36. A $11,000—P $25,000. other consid and 100

78th st E, No 421, n s, 319 e 1st av, 25x102.2, 4-sty brk tenement. Louise Schnelle ADMR George Martz to Lena Schnelle, of Brooklyn. Nov 14. Nov 15, 1907. 5:1473—14. A $8,000—$15,000. nom

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81st st E, No 23, n s, 95 w Madison av, 20.6x102.2, 5 and 6-sty stone front dwelling. Release mort. The Bank for Savings, N Y, to Wm W and Thos M Hall. Nov 19. Nov 21, 1907. 5:1493—13. A $46,000—P $66,000. 10,000

81st st W, No 153, n s, 307.6 e Amsterdam av, 17.6x102.2, 3-sty and basement brk dwelling. David B Ingersoll to Harriet P Ingersoll. Mort $——. Nov 14. Nov 15, 1907. 4:1212—13. A $9,500—$15,000. nom

83d st W, No 37, n s, 408.9 e Columbus av, runs n 102.2 x e 16.3 x s 22.2 x e 3.9 x s 80 to st, x w 20 to beginning, 3-sty and basement brk dwelling. Babetha Baruch to Yosta Rosenberg. All liens. Nov 15, 1907. 4:1197—17. A $13,000—$17,000. nom

84th st E, No 445, n s, 137.9 w Av A, 18.9x102.2, 3-sty stone front dwelling. Ernst A Meinken and ano EXRS Claus Wilkens to Gesche M Wilkens. Nov 15. Nov 20, 1907. 5:1564—19½. A $5,500—$8,500. 10,000

Same property. Gesche M Wilkens to Adele C Wilkens. ½ part. B & S and C a G. Nov 19. Nov 20, 1907. 5:1564. nom

84th st E, No 146, s s, 306.1 w 3d av, 26.1x102.2, 3-sty brk tenement and 2-sty brk tenement in rear. Edith Jacobs to Beatrice R Wieser. Mort $14,000. Nov 20. Nov 21, 1907. 5:1512—49. A $13,500—$16,000. other consid and 100

94th st W, No 31, n s, 275 w Central Park West, 12.5x100.8, 4-sty stone front dwelling. FORECLOS, Oct 2, 1907. Rowland B Mahany ref to Edward A Acker. Nov 19. Nov 20, 1907. 4:1208—21½. A $6,500—$14,000. 18,000

94th st W, No 31, n s, 275 w Central Park West, 12.5x100.8, 4-sty stone front dwelling. Edw A Acker to David Goldberg. Mort $11,000. Nov 19. Nov 20, 1907. 4:1208—21½. A $6,500—$14,000. other consid and 100

96th st W, No 36, s s, 342 w Central Park West, 17x100.8, 5-sty brk dwelling. Arthur G Erlanger to Sydney B Erlanger. ¼ part. Mort $15,000. Nov 16. Nov 18, 1907. 4:1209—46½. A $10,000—$23,000. nom

97th st E, Nos 204 to 208, s s, 100 e 3d av, 81x100.11, three 4-sty stone front tenements. Bernard F Golden to John A Weekes. ½ part. Nov 7. Nov 18, 1907. 6:1646—42 to 44. A $25,500—$48,000. nom

98th st E, No 287, n s, 125 w 2d av, 25x100.5, 5-sty brk tenement. Martha I Douthitt to John J Myers, of Philadelphia, Pa. Mort $28,850. Oct 15. Nov 19, 1907. 6:1648—19. A $8,000—P $40,000. exch and 100

99th st E, Nos 216 and 218 s s, 260 e 3d av, 50x100.11, two 5-sty brk tenements and stores. Louis Oppenheim to Theo I Jacobus. ½ part. Mort $54,200. Nov 16. Nov 18, 1907. 6:1648—37 and 38. A $16,000—$36,000. nom

99th st E, Nos 216 and 218, s s, 260 e 3d av, 50x100.11, two 5-sty brk tenements and stores. William Gluck to Louis Oppenheim. Mort $51,700. Nov 14. Nov 16, 1907. 6:1648—37 and 38. A $16,000—$36,000. other consid and 100

100th st E, No 105, n s, 51 e Park av, 25x75, 5-sty brk tenement. FORECLOS, Sept 25, 1907. Wm F Wund ref to Joseph S Marcus. Nov 15, 1907. 6:1628—3. A $8,000—$18,000. 17,250

103d st E, No 165, n s, 125 w 3d av, 24.10x100.11x25x100.11, 4-sty brk tenement. Babetha Baruch to Yosta Rosenberg. All liens. Nov 11. Nov 15, 1907. 6:1631—31. A $10,000—$16,000. nom

103d st E, No 153, n s, 95 e Lexington av, 24.6x100.11, 4-sty stone front tenement. Jacob Abraham to Hugo Heyman. Mort $15,000. Nov 15. Nov 16, 1907. 6:1631—24. A $10,000—$14,000. other consid and 100

104th st W, No 302, s s, 82 w West End av, 18x60.11, 4 and 5-sty brk dwelling. Chas A Cowen to Mary E Cowen said Chas A Cowen reserves life estate. Mort $13,000 and all liens. Nov 18. Nov 19, 1907. 7:1890—62. A $7,500—$22,000. nom

105th st W, No 28, s s, 173.4 e Manhattan av, 16.8x100.11, 3-sty and basement stone front dwelling. Frances A Yard to James A Trowbridge, of Noroton, Conn. Mort $14,500. Nov 16. Nov 19, 1907. 7:1840—40¼. A $7,300—$11,000. nom

106th st W, No 113, n s, 175 w Columbus av, 25.6x100.11, 6-sty brk tenement and store. Marks G Levy to J William Kurtz. Q C. Nov 12. Nov 15, 1907. 7:1861—25. A $12,200—$35,000. 100

106th st W, No 113, n s, 175 w Columbus av, 25.6x100.11, 6-sty brk tenement and store. J William Kurtz to Annie E Taylor. Mt $29,000. Nov 13. Nov 15, 1907. 7:1861—25. A $12,200—$35,000. other consid and 100

109th st E, No 226, s s, 310 e 3d av, 25x100.10, 6-sty brk tenement and store. Santo Giacini et al to Carmela wife of Rocco Laraia and Carmela wife of Giuseppe Laraia. Mort $32,000. Nov 14. Nov 15, 1907. 6:1658—36. A $7,000—$30,000. other consid and 100

111th st W, No 211, n s, 183 w 7th av, 17x100.11, 3-sty and basement stone front dwelling. Frank Feldman to Bella wife of Frank Feldman. Mort $10,500. Nov 14. Nov 16, 1907. 7:1827—24. A $7,500—$13,000. other consid and 100

111th st E, No 230, s s, 240 w 2d av, 30x100.11, 6-sty brk tenement and store. Julius A Lowenstein to Meyer Chenkin. Mort $34,750. Nov 4. Nov 16, 1907. 6:1660—35. A $8,500—$36,000. other consid and 100

111th st, E, No 23, n s, 245 e 5th av, 25x100.11, 5-sty brk tenement. Samuel Berman et al HEIRS Bernard Berman decd to Rosa Berman widow Bernard Berman decd. Mt $21,000. Nov 15, 1907. 6:1617—11. A $11,000—$25,000 nom

111th st E, Nos 29 and 31, n s, 50 w Madison av, 50x100.11, two 5-sty stone front tenements. Robert Greenberg to Morris Goldberg of Brooklyn. Mort $43,000. May 14, 1906. Nov 15, 1907. 6:1617—13 and 14. A $22,000—$44,000. nom

113th st W, n s, 150 w Amsterdam av, 75x100.11, vacant. Marcus L Osk and ano to Sidney H Hersch. B & S. Nov 11. Nov 15, 1907. 7:1885—24 to 26. A $39,000—$39,000. 100

114th st E, No 221, n s, 310 e 3d av, 25x100.11, 5-sty stone front tenement. Josef Gertner to Carmela Luciano. Mort $20,000. Nov 15. Nov 19, 1907. 6:1664—13½. A $7,000—$22,000. other consid and 100

115th st W, No 215, n s, 265 w 7th av, 20x100.11, 5-sty stone front tenement. Martha Rosenberg and ano to Gussie Zeitel. All liens. May 18. Nov 18, 1907. 7:1831—21. A $8,800—$17,000. nom

117th st E, No 4, s s, 110 e 5th av, 37.6x100.11, 6-sty brk tenement and store. Minnie Crook HEIR Lizzie Emmerglick to Annie and Martha Emmerglick. 1-7 part. All title. Mort $51,000. Nov 6. Nov 18, 1907. 6:1622—68. A $17,000—$50,000. nom

117th st W, No 415, n s, 222 e Amsterdam av, 18x100.11, 4 and 5-sty stone front dwelling. Wm F Kotman to Joseph W Dougan. Q C. Nov 14. Nov 15, 1907. 7:1961—48. A $9,300—$23,000. nom

118th st E, No 303, n s, 80 e 2d av, 20x100.11, 4-sty stone front tenement. Robt A Stewart to Michael Sinsheimer and Samuel Loewy. Mort $11,000. Aug 23, 1900 or 1907 (?) Nov 16, 1907. 6:1795—4½. A $5,500—$12,000. 5,000

118th st W, No 362, s s, 154 e Morningside av E, 17x100.11, 3-sty and basement brk dwelling. Max M Pullman to Patrick T McGlynn. Mort $10,500. Nov 15. Nov 19, 1907. 7:1944—58. A $7,400—$10,500. other consid and 100

119th st W, No 5, n s, abt 80 w 5th av, —x—, 3-sty and basement brk dwelling, and being all right, title and interest in estate of James Campbell dec'd his father. Henry D Campbell, of Chicago, Ill, to James Campbell, Jr, of Minneapolis, Minn. Feb 13, 1903. Nov 21, 1907. 6:1718—32¼. A $6,000—$8,000. nom

Same property. Richard P Campbell to Lizzie, John S and James Jr Campbell EXRS James Campbell dec'd. All title. Aug 8, 1903. Nov 21, 1907. 6:1718. nom

121st st W, No 158, s s, 124 e 7th av, 18x100.11, 3-sty and basement stone front dwelling. Gottlieb M Karpas to Pauline Copanus. Mort $21,500. Nov 18. Nov 20, 1907. 7:1905—58. A $8,600—$18,000. other consid and 100

121st st W, No 263, n s, 590 w 7th av, 17x100.11, 3-sty and basement stone front dwelling. Chas A Yost to Minnie Y Keeler, Geo A Yost and Lillie Y Jacka. Mort $10,000. Nov 20, 1905. Nov 16, 1907. 7:1927—8. A $7,400—$12,000. nom

123d st W, No 226, s s, 475 e 8th av, 25x100.11, 5-sty brk tenement. Clifford S Peets to Florence E wife of Clifford S Peets. Mort $25,000. Sept 9. Nov 19, 1907. 7:1928—45. A $11,000—$24,000. other consid and 100

125th st E, Nos 324 to 330, s s, 300 e 2d av, 75x100.11.

125th st E, No 332, s w s, 375 e 2d av, 25x133 to c l Old Church road, x—x150.

125th st E, s s, 249.6 w 1st av, strip 0.6x100.

three 6-sty brk tenements and stores.
FORECLOS, Oct 23, 1907. Geo M S Schulz ref to Richard Hagedorn. Mort $118,500 and all liens. Nov 15. Nov 21 ,1907. 6:1801—35, 36 and 38. A $34,000—$136,000. 13,300

133d st W, No 220, s s, 358.4 e 8th av, 16.8x99.11, 5-sty brk tenement. Annie Goldflam to Emma F Garnsey. Mort $15,000. Nov 15, 1907. 7:1958—50. A $6,600—$14,500. nom

133d st W, No 63, n s, 185 e Lenox av, 25x99.11, 5-sty stone front tenement. Sarah or Sara Levine to Samuel Epstein and Max Rosenthal. Mort $23,250. Nov 12. Nov 16, 1907. 6:1731—9. A $10,000—$22,000. other consid and 100

134th st E, No 4, s s, 75 e 5th av, 25x99.11, 5-sty brk tenement. Maurice Frankel to Belle Secular. Mort $17,000. Nov 1. Nov 19, 1907. 6:1758—68½. A $6,000—$16,000. nom

135th st W, No 23, n s, 268.4 w 5th av, 16.8x99.11, 3-sty stone front dwelling. Rachel P Haggarty widow to C Le Roy Butler. Mort $8,000. Nov 18. Nov 20, 1907. 6:1733—26. A $8,000—$11,000. other consid and 100

136th st W, No 157, n s, 200 e 7th av, 12.6x99.11, 4-sty brk dwelling. Wm C Stuart and ano TRUSTEES for Virginia S Mackay-Smith will of Ellen E Ward to Fannie B Elting, of Brooklyn. Oct 31. Nov 15, 1907. 7:1921—10½. A $5,000—$9,500. 10,000

140th st W, Nos 59 to 63, n s, 125 e Lenox av, 75x99.11, two 6-sty brk tenements. Joseph Burke to Theresa F wife of Joseph Burke. B & S. Nov 19, 1907. 6:1738—7 and 9. A $21,000—$90,000. nom

143d st W, Nos 243 and 245, n s, 350 w 7th av, 50x99.11, two 4-sty brk tenements. Simon Schey to J S Shea Co, a corpn. Mt $33,000. April 15. (Re-recorded from April 15, 1907). Nov 18, 1907. 7:2029—16 and 17. A $16,000—$27,000. other consid and 100

143d st W, Nos 114 and 116, s s, 225 w Lenox av, 41.8x99.11, 6-sty brk tenement. Isidor Bloch et al to Matilda Epstein. Mt $52,750. Nov 14. Nov 18, 1907. 7:2011—43. A $15,000—$52,000. other consid and 100

145th st W, No 304, s s, 53.8 w 8th av, 25.8x99.11, 5-sty brk tenement and store. Chas A Sackett to J Romaine Brown. Mort $18,000. Jan 7. Nov 18, 1907. 7:2044—35. A $7,500—$21,000. other consid and 100

146th st W, n s, 350 w Amsterdam av, 50x99.11, vacant. Hugo L Lederer to Isaac M Berinstein. Mort $10,000. Nov 8. Nov 18, 1907. 7:2078—17, 18. A $20,000—$20,000. other consid and 100

149th st W, Nos 305 and 307, n s, 100 w 8th av, 50x99.11, 6-sty brk tenement and store. 7:2045—86. A $10,000—$55,000.

74th st E, No 410, s s, 213 e 1st av, 25x102.2, 7-sty brk tenement and store. 5:1468—40. A $8,000—$32,000.

Undercliffe av, w s, abt 346.9 s Sedgwick av, 50x100, vacant. 11:2880.
Henry Kuntz to Ray E Schenkman. All liens. Nov 15, 1907. other consid and 100

158th st W, n s, 100 e Broadway, 25x99.11, part 6-sty brk tenement and store. Release mort. Hudson Realty Co to the Fluri Construction Co. Nov 13. Nov 15, 1907. 8:2117—part lot 65. 500

159th st W, No 571, n s, 137.6 e Broadway, 37.6x99.11, 5-sty brk tenement. David Lifland to Louis L Samisch, of Brooklyn. Mt $44,000. Nov 15. Nov 20, 1907. 8:2118—70. A $15,000—P $40,000. other consid and 100

159th st W, No 573, n s, 100 e Broadway, 37.6x99.11, 5-sty brk tenement. David Lifland to Louis L Samisch, of Brooklyn. Mt $44,000. Nov 15. Nov 20, 1907. 8:2118—72. A $15,000—P $40,000. other consid and 100

160th st W, No 526, s s, 337.6 w Amsterdam av, 37.6x99.11, 5-sty brk tenement. Roosevelt Realty and Construction Co to Morris Gellert. Morts $43,000. Nov 18, 1907. 8:2118—24. A $12,000—$40,000. 100

182d st W, Nos 620 and 622, s s, 50 e Wadsworth av, 50x70, 5-sty brk tenement. Max Markel to Emily Uthe. Q C and C a G. Nov 11. Nov 15, 1907. 8:2165—6. A $10,000—$36,000. other consid and 100

191st st W, n s, 100 e St Nicholas av, 150x100, vacant. Julius G Miller to Emma L Jacob. Mort $20,000. Nov 14. Nov 16, 1907. 8:2161—120. A $24,000—$24,000. other consid and 100

192d st W, s s, 100 w Audubon av, 75x100, vacant. Sound Realty Co to Cathleen Turney. Nov 15. Nov 16, 1907. 8:2161—Assessed with lot 110. other consid and 100

192d st W, s s, 100 w Audubon av, 75x100, vacant. Cathleen Turney to Emma L Jacob. Mort $10,000. Nov 15. Nov 16, 1907. 8:2161—Assessed with lot 110. other consid and 100

192d st W, n s, 100 e St Nicholas av, 150x100, vacant. Sound Realty Co to Emma L Jacob. Mort $20,000. Nov 15. Nov 16, 1907. 8:2161—100. A $24,000—$24,000. other consid and 100

Amsterdam av, w s, 60.10 n 109th st, 40x100, 6-sty brk tenement and store. Release mort. Albert A Levi to Irving Judis. Nov 18. Nov 19, 1907. 7:1881—32. A $18,000—$——. 47,550

Amsterdam av
Jumel pl
167th st
n e cor 167th st, runs n 86.1 x e 100 x s 50 x e 100 to w s Jumel pl, x s 166.3 to n s 167th st, x n w 238.7 to beginning, vacant. Jonas Weil et

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al to Harry Lehr. Mort $60,500. Nov 18. Nov 19, 1907. 8:-2112—1 to 5 and 49 to 53. A $70,000—$70,000. other consid and 100

Amsterdam av, No 2154 | s w cor 167th st, 30x100, 4-sty brk tenement and store. Frederick Picker et
167th st, No 500 | al to Picker Bros Realty and Impt Co. Mort $22,000. Nov 18. Nov 19, 1907. 8:2123—62. A $18,000—$24,000. other consid and 100

Amsterdam av, No 647, e s, 82.5 n 91st st, 27.6x100, 5-sty brk tenement and store. Isaac and Morris Feigel to Frederick Grune. mort $29,500. Nov 16. Nov 18, 1907. 4:1222—4. A $19,00) —$30,000. other consid and 10)

Amsterdam av, No 454 | s w cor 82d st, 27.2x87x27.2x86.11, 5-sty
82d st, No 200 | brk tenement and store. 4:1229—36. A $30,000—$49,000.

Columbus av, Nos 181 to 189 | n e cor 68th st, 100.5x30, 5-sty
68th st, No 77 | brk tenement and store. 4:1121—A $60,000—$90,000.

8th av, Nos 870 and 872 | n e cor 52d st, runs n 40.5 x e 70 x n
52d st, Nos 271 and 273 | 60 x e 15 x s 100.5 to n s 52d st, x w 85 to beginning, two 4-sty brk tenements and stores and 3-sty brk dwelling in st. 4:1024—1, 2 and 4¼. A $75,000—$86,000.

8th av, No 640 | n e cor 41st st, 24.8x100, 5-sty brk
41st st, Nos 261 and 263 | tenement and store. 4:1013—1. A $60,000—$80,000.

8th av, No 830 | n e cor 50th st, 25.6x70, 4-sty brk ten-
50th st, Nos 253 and 255 | ement and store. 4:1022—1. A $38,-000—$43,000.

9th av, Nos 618 and 620 | s e cor 44th st, 40.2x100, two 3 and
44th st, Nos 358 and 360 | one 2-sty brk tenements and stores. 4:1034—61 and 62. A $40,000—$45,500.

52d st W, No 269, n s, 85 e 8th av, 15x100.5, 3-sty brk dwelling. 4:1024—4½. A $16,000—$17,000.

Walter C Adams to Anna R wife of Walter C Adams. ½ of all right, title and int. Nov 19. Nov 20, 1907. nom

Audubon av, No 255, e s, 41.10 s 178th st, runs e 100 x s 46.5 x w 100.2 to av, x n 40 to beginning, 5-sty brk tenement. Clementine M Silverman to Frank and John Volz. Mort $43,000 and all liens. Nov 13. Nov 18, 1907. 8:2132—26. A $12,500—$42,000. other consid and 100

Av B, Nos 107 and 109 | s e cor 7th st, 32.8x93.
7th st, No 184 |

Av B, No 105, e s, 32.8 s 7th st, 28x93.
two 6-sty brk tenements and stores.
Isaac Mendoza to Morris Singer. Mort $90,000. Nov 19. Nov 20, 1907. 2:389—7 and 9. A $66,000—$125,000. other consid and 100

Av B, Nos 105 to 109 | s e cor 7th st, 60.8x93, two 6-sty brk ten-
7th st, No 184 | ements and stores. Caesar Caspar to Isaac Mendoza. Q C. Correction and confirmation deed. Nov 16. Nov 20, 1907. 2:389—7 and 9. A $66,000—$125,000. nom

Av D, Nos 55 and 57 | s w cor 5th st, 41x80, two 5 and one
5th st, Nos 750 and 752 | 2-sty brk tenements and stores. Mary Stutz to Leo Lessler. Mort $30,750. Nov 15. Nov 18, 1907. 2:374—34. A $24,000—$40,000. other consid and 100

Bowery, No 121, e s, abt 75 s Grand st, 25x102, 3-sty brk loft and store building. Lucy Disbrow et al EXRS Hosea B Perkins to Chas L and Joseph S Levin. ½ part. Nov 11. Nov 16, 1907. 1:304—14. A $28,000—$32,000. 21,250

Same property. Lydia F McCreery et al to same. ½ part. Nov 11. Nov 16, 1907. 1:304. 21,250

Bowery, No 75, e s, 125.2 n Canal st, 25x108.1x25x109.9, 5-sty brk loft and store building. Florence A B Cobb and ano to Abby A Moody TRUSTEE for Ralph. Moody in trust, &c. Nov 16. Nov 20, 1907. 1:303—6. A $26,000—$44,000. nom

Bowery, No 43, s e s, 165.1 n e Bayard st, 20.5x69.10x20.4x71.9, 5-sty brk loft and store building.
Water st, No 361 | s w cor James slip, 39.4x21.9x38.11x22.3,
James slip, No 11 | 3-sty frame tenement and store.
Walter C Adams to Anna R wife of Walter C Adams. ½ of all right, title and int. Nov 19. Nov 20, 1907. 1:290—8. A $16,000—$30,000; 110—1. A $10,000—$11,500. nom

Broadway | s e s, 125 s w Hawthorne st, runs s e 147.11 x n e
Vermilyea av | 25 x s e 150 to n w s Vermilyea av, x s w 75 x n w 298.6 to s e s Broadway, x — 50 to beginnig, vacant. FORECLOS, Nov 7, 1907. Thos F Donnelly ref to Richard R Maslen. Mort $10,000. Nov 21, 1907. 8:2234—14 and 15, 29 to 31. A $23,000—$23,000. 11,925

Broadway, late Kingsbridge road, w s, abt 243 s Ft Washington av and at n s lot 12 map estate Lucius Chittenden at Ft Washington, said point being abt 277.10 s from n s of said estate, runs w 125 x s 25 x e 125 to road x n 25 to beginning. Frederick Picker et al to Picker Bros Realty & Impt Co. Mort $6,-000 and all liens. Nov 18. Nov 19, 1907. 8:2180. other consid and 100

Broadway | n e cor 147th st, 99.11x125, vacant. CONTRACT.
147th st | Charles Lowen with Braender Building and Construction Co of White Plains, N Y. Mort $82,500. June 26, 1907. Nov 21, 1907. 7:2079—1 to 5. A $76,000—$76,000. 112,500

Broadway, No 3800 | n e cor 158th st, 99.11x125, 6-sty brk tene-
158th st | ment and store. Release mort. Hudson Realty Co to the Fluri Construction Co. Nov 13. Nov 15, 1907. 8:2117—1 and 65. A $55,000—$——. nom

Broadway | s w cor 140th st, 99.11x75, 6-sty brk tene-
140th st, No 600 | ment and store. George Daily et al to Estelle F Taylor. Mort $130,000. Nov 15. Nov 16, 1907. 7:2087—97. A $63,000—$——. other consid and 100

Broadway, No 625 | w s, abt 200 s Bleecker st, 34x200 to e s
Mercer st, No 192 | Mercer st, 12-sty brk and stone loft and office and store building. Emma L Jacob to Sound Realty Co. Mort $245,000. Nov 14. Nov 16, 1907. 2:523—46. A $190,-000—$405,000. other consid and 100

Columbus av, Nos 301 and 303 | n e cor 74th st, 54x100, with
74th st, No 61 | strip 0.2x100 adj on n, 7-sty brk tenement and store. Robt W Holmes to Roselle wife of Robt W Holmes. All title. B & S. All liens. Aug 21. Nov 19, 1907. 4:1127—1. A $85,000—$155,000. nom

Edgecombe av, No 142 | s e cor 142d st, 25x73.11x24.11x71.3, 5-
142d st, No 318 | sty brk tenement and store. Emma Cohn and ano to Benj B Marco. Mort $24,000. Nov 14. Nov 18, 1907. 7:2043—28. A $8,000—$22,000. other consid and 100

Fairview av, s s, 102.1 w St Nicholas av, 163.5x95.3x131.9x77.1, vacant. Cathleen Turney to Thomas Alexander. Mar 1. Nov 16, 1907. 8:2170. part lot 400. other consid and 100

Fairview av, s s, 100.3 e Broadway, runs e and n e along av, 640.7 x s 33.7 and 581.4 x w 229 x n 85.10 to beginning, vacant.
Plot begins 90 n 190th st, and 98 w Wadsworth av, runs n e 698.11 x n 95.3 to s s Fairview av, at point 265.6 w St Nicholas av, x w 125 x s w 139.9 x s 520.2 x e 84 to beginning.
Fairview av, s s, 390.6 w St Nicholas av, runs s w 139.9 x s 520.2 x w 20 x s — x w — x n 581.4 x n e 33.7 to s s said av, at point 740.11 e Broadway, x e — to beginning, vacant.

Fairview av, n s, 276.11 w St Nicholas av, runs n w 59.5 x w 47.5 and 21.4 x s w 214.3 x w 80.8 x s 63 and 22.1 to n s of av, x n e 413.11 to beginning, vacant.
John C Rodgers to Emma L Jacob. Nov 13. Nov 16, 1907. 8:2170. other consid and 100

Fairview av, n s, 102 e Broadway, runs n 540.10 x e 100 x s 403.6 to av, x s 170 to beginning, vacant.

Plot begins 100 e Broadway and 1,569.8 n 187th st, runs n 100.10 x e 597.10 x s 59.5 to n s Fairview av, at point 276.11 w St Nicholas av, x s w along av, 597.10 x n 379.10 x w 168 to beginning, vacant.

Fairview av, s s, 100.3 e Broadway, runs e and n e along av, 571.10 x s 567.7 x w 205.5 x n 85.10 to beginning, vacant.

Fairview av, s s, 265.6 s w St Nicholas av, runs s 95.3 and 698.3 x w — x n — x n e along s e s of said av, — to beginning, vacant.
John S Rodgers to City Real Estate Co. April 23. Nov 16, 1907. 8:2170. other consid and 100

Fairview av, s s, 100.3 e Broadway, runs e and n e along av, 640.7 x s 33.7 and 581.4 x w 229.5 x n 85.10 to beginning. vacant.

Plot begins 90 n 190th st and 98 w Wadsworth av, runs n e 698.11 x n 95.3 to s s Fairview av at point 265.6 w St Nicholas av, x w along av 125 x s w 139.9 x s 520.2 x e 84 to beginning, vacant.

Fairview av, s s, 390.6 w St Nicholas av, runs s w 139.9 x s 520.2 x w 20 x s — x w — x n 581.4 to point 740.11 e Broadway x n e 33.7 to s s of av x e — to beginning.

Fairview av, n s, 276.11 w Av St Nicholas, runs n w 59.5 x w 47.8 and 21.4 x s w 214.3 x w 80.8 x s 163 and 22.1 to av, x n e 413.10 to beginning, vacant.

Fairview av, n s, 102 e Broadway, runs n 701.8 x e 529 x s w 214.3 x w 80.8 x s 163 and 22.1 to av, x s w 457.6 to beginning, vacant.
City Real Estate Co to John C Rodgers. B & S. Nov 13. Nov 16, 1907. 8:2170. other consid and 100

Greenwich av, No 94, n e s, 296.11 s e 13th st, runs n e 55 x n w 37.6 x s w 84 to av, x s e 20.10 to beginning, 3-sty brk tenement and store. John F Coot to Mary S Murray. ½ part. Mort $3,000 and all liens. Nov 4. Nov 20, 1907. 2:617—28. A $8,500—$10,500. nom

Lenox av, No 50 | n e cor 112th st, 36.5x100, 5-sty brk tenement
112th st, No 57 | and store. Mort $45,000.

Lenox av, No 52, e s, 36.5 n 112th st, 32x100, 5-sty brk tenement and store. Mort $36,000.
Simon E Bernheimer et al to Celia Mendelson. Nov 16. Nov 19, 1907. 6:1596—1 and 3. A $64,500—$105,000. other consid and 100

Lenox av, No 50 | n e cor 112th st, 36.5x100.
112th st, No 57 |

Lenox av, No 52, e s, 36.5 n 112th st, 32x100, two 5-sty brk tenements, store on cor.
Celia Mendelson to Albert E Lowe and Jacob Gordon. Mort $133,000. Nov 19. Nov 20, 1907. 6:1596—1 and 3. A $64,-500—$105,000. other consid and 100

Lexington av, Nos 1621 and 1623 | n e cor 102d st, 55x47.6, 5-sty
102d st | brk tenement and store.

2d av, No 2499 | s w cor 128th st, 25x75, 5-sty brk tenement and
128th st | store.
Walter C Adams to Anna R wife of Walter C Adams. ½ of all right, title and int. Nov 19. Nov 20, 1907. 6:1630—21. A $17,000—$33,000; 1792—28. A $9,500—$20,000. nom

Lexington av, No 1435, e s, 80 s 94th st, 20x85, 4-sty stone front tenement. Margaretha Forschner to Richard H and Geo S Forschner. Mort $8,500. Oct 15. Nov 20, 1907. 5:1522—52. A $12,500—$17,000. nom

Lexington av, No 533, e s, 33.9 s 49th st, 16.8x70, 4-sty stone front dwelling. The Cosmopolitan Realty Co to Andrew A Bibby. C a G. Nov 14. Mort $7,500. Nov 16, 1907. 5:1303—52¼. A $8,000—$11,000. other consid and 100

Lexington av, No 1839, e s, 21.5 s 114th st, 19.7x78, 4-sty stone front tenement and store. Ida Hess to Lulu Banford. B & S. All liens. Nov 13. Nov 19, 1907. 6:1641—50½. A $8,500—$14,000. other consid and 100

Lexington av | n w cor 120th st, runs n 100.10 x w 15
120th st, Nos 129 to 133 | x n 0.1 x w 50 x s 100.11 to n s 120th st, x e 65 to beginning, vacant. Michael Marrone to Harry Salkin. Mort $52,000. Nov 19, 1907. 6:1769—15. A $40,000—$40,000. other consid and 100

Madison av, No 1623, e s, 100.11 s 109th st, 16x70, 5-sty brk tenement and store. Helen M del Garcia to Annie Goldflam. Morts $15,250. Nov 13. Nov 16, 1907. 6:1614—19. A $8,000——$12,500. other consid and 100

Morningside av East, No 23, e s, 54.7 s 117th st, 27x100, 5-sty brk tenement. Lester B Churchill to Bertha S May. Nov 18. Nov 19, 1907. 7:1943—62. A $17,000—$27,000. other consid and 100

Same property. Bertha S May to Lottie S Weil. ½ right, title and int. Mort $25,000. Nov 18. Nov 19, 1907. 7:1943. other consid and 100

Pleasant av, No 306, e s, 54.6 n 116th st, 25.6x73, 5-sty brk tenement and store. Michael Laino to Rosa Laino. ½ part. All liens. Nov 19. Nov 21, 1907. 6:1715—3. A $6,000—$16,000. nom

Riverside Drive, Nos 65 to 67 | s e cor 79th st, 93.7x101.8x92.4x
79th st, No 326 | 86.4, 9-sty brk and stone tenement. Albertina Miller to Rellim Construction Co. B & S and correction deed. All liens. Nov 18. Nov 20, 1907. 4:1186—95. A $80,000—$——. nom

St Nicholas av, No 173, w s, 32.3 s 119th st, 22.9x107x19.5x95.1, 5-sty brk tenement. Annie U Rosenthal to Frances C MacIntyre. Mort $15,500. Nov 7. Nov 15, 1907. 7:1924—53. A $9,-500—$18,000. other consid and 100

Wadsworth av | s e cor 174th st, 50x100, 5-sty brk tenement. An-
174th st | thony Schwoerer, Jr, to Margaret Schwoerer his wife. Mort $60,000. Nov 20. Nov 21, 1907. 8:2143—8. A $22,000—$60,000. nom

Same property. Edward Osserman to Anthony Schwoerer, Jr. Mort $60,000. Nov 20. Nov 21, 1907. 8:2143. other consid and 100

West End av, No 228, e s, 67 n 70th st, 16.5x70, 3-sty and basement stone front dwelling. Edith P Korn to Margaret Unitt. Mort $10,000. Nov 20, 1907. 4:1162—3½. A $6,000—$13,000. nom

West End av, No 393 | s w cor 79th st, 48x100, 7-sty brk tenement.
79th st, No 300 | Amanda M DeGraaf to Howard A Raymond. Mort $100,000. Nov 14. Nov 15, 1907. 4:1186—83. A $60,-000—$160,000. nom

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


1st av, Nos 890 to 894 | n e cor 50th st, 80x39.1, 6-sty brk ten-
50th st, Nos 401 and 403 | ement and store. The Mount Morris Construction Co to Joseph J Bach. Mort $69,000. Nov 16, 1907. 5:1362—1. A $18,000—P $29,000. other consid and 100

1st av, Nos 1229 to 1235, w s, 50 n 66th st, 100.10x75, two 6-sty brk tenements and stores. Julie Weisel to Lippman Schnurmacher. Undivided right, title and interest. Mort $84,000. Nov 15. Nov 16, 1907. 5:1441—25 and 27. A $44,000—$100,000. other consid and 100

1st av, No 427 | s w cor 25th st, 24.9x75, 2 and 3-sty brk ten-
25th st, No 344 | ement and store. John H Voege to Peter Doelger. Mort $27,000. Nov 14. Nov 15, 1907. 3:930—34. A $17,500—$24,000. other consid and 100

2d av, No 877 | s w cor 47th st, 25x73, 5-sty brk tenement and
47th st, No 242 | store.

3d av, No 719 | s e cor 45th st, 25.1x80, 3-sty brk ten-
45th st, Nos 200 and 202 | ement and store.
Walter C Adams to Anna R wife of Walter C Adams. ½ of all right, title and int. Nov 19. Nov 20, 1907. 5:1320—29. A $22,000—$30,000; 5:1318—48. A $28,000—$35,000. nom

2d av, No 924 | n e cor 49th st, 25x100, 7-sty brk tene-
49th st, Nos 301 to 305 | ment and store. Mort $62,000. 5:1342—1. A $22,500—$55,000.

Av A, No 1353 | n w cor 72d st, 25x100, 6-sty brk ten-
72d st, Nos 437 and 439 | ement and store. Mort $48,000. 5:1467—21. A $15,000—$30,000.
Harry Geller to Phillip Tenzer, also mort on both parcels for $3,000. Nov 6. Nov 21, 1907. other consid and 100

2d av, No 2424, e s, 40.11 n 124th st, 20x80, 3-sty brk tenement and store. Sarah Williams to Paul F Seltenreich. B & S. All liens. Nov 19. Nov 21, 1907. 6:1801—2½. A $6,500—$9,500. nom

2d av, No 1161 | n w cor 61st st, 21.3x48.6, 4-sty brk tenement
61st st, No 257 | and store. Chas F Bauerdorf and ano EXRS Albert J Adams to Lizzie McGovern. Mort $12,000. Nov 14. Nov 15, 1907. 5:1416—21. A $13,000—$17,000. 36,500

Same property. Release dower. Isabella V Adams widow to same. Nov 14. Nov 15, 1907. 5:1416. nom

3d av, Nos 539 and 541 | s e cor 36th st, 49.5x100, two 3 and one
36th st, No 202 | 4-sty brk tenements and stores. 3:916—60 to 62. A $48,000—$61,000.

7th av, No 342 | n w cor 29th st, 20.9x64, 4-sty brk
29th st, Nos 201 and 203 | tenement and store.

7th av, No 344, w s, 20.9 n 29th st, 19x64, 4-sty brk tenement and store. 3:779—36 and 37. A $52,000—$60,000.

8th av, Nos 539 and 541 | n w cor 37th st, runs n 28 x w 75 x n
37th st, Nos 301 to 305 | 21.3 x w 25 x s 49.4 to n s 37th st, x e 100 to beginning, 6-sty brk loft and store building. 3:761—31. A $72,000—$107,000.

11th av, No 246 | n e cor 26th st, 25x98.4, 5-sty brk tenement
26th st, No 559 | and store. 3:698—1. A $11,000—$40,000.

34th st, Nos 413 and 415, n s, 100 e 1st av, 49.6x98.9, two 4-sty brk tenements and stores.

34th st, No 417, n s, 149.6 e 1st av, 25.6x98.9, 4-sty brk tenement and store. 3:966—5 to 7. A $48,000—$63,500.
Walter C Adams to Anna R wife of Walter C Adams. ½ part of all right, title and int. Nov 19, Nov 20, 1907. nom

3d av, No 334, w s, 42 s 25th st, 21x84, 4-sty frame brk front tenement and store. George Brown as COMMITTEE of Henry Brown to William Bradley. All title. Nov 13. Nov 15, 1907. 3:880—48. A $17,000—$21,000. 21,000

4th av, Nos 268 to 276 | n w cor 21st st, runs n 98.9 x w 75 x s
21st st, Nos 57 to 61 | 24 x e 15 x s 74.9 to n s 21st st, x e 60 to beginning, five 5-sty brk tenements and stores and 4 and 5-sty brk and stone tenements, with 2-sty brk building in rear. 3:850—37 to 43. A $178,500—$207,000.

Prescott av | s w cor Emerson st, runs w and s w along Emerson
Emerson st | st, 188.6 x s e 243.1 to Prescott av, x n 210 to beginning, gore. vacant. 8:2255—434, 438 and 443. A $4,800—$4,800.
Also out of town property.
Election to take real estate devised to them under last will of John Watts de Peyster decd to Mary J de Peyster Martin, Esther E de Peyster Hosmer and Carola A de Peyster Kip. July 30. Nov 15, 1907.

5th av, No 358, n w cor 34th st, owned by party first part.
5th av, Nos 362 and 364, owned by party second part.
Encroachment agreement. Knickerbocker Trust Co with Mary B Harrison. Dec 13, 1904. Nov 15, 1907. 3:836. nom

5th av, No 1333, e s, 25 s 112th st, 25.5x100, 5-sty stone front tenement and store. Samuel Berman et al HEIRS, &c, Bernard Berman to Fanny wife of Isaac Berman. Mort $22,000. Nov 15, 1907. 6:1617—70. A $18,000—$29,000. nom

5th av | s e cor 82d st, 27.2x100, 4 and 6-sty brk and stone
82d st, No 2 | dwelling. Benj N Duke to James B Duke, of Somerville, N J. Oct 31. Nov 15, 1907. 5:1493—69. A $195,000—$335,000. other consid and 100

5th av, No 1474 | s w cor 119th st, 25.10x100, 5-sty brk tene-
119th st, No 2 | ment and store. David Greenberg to Sarah Weinstein. Mort $47,000. Nov 15, 1907. 6:1717—40. A $23,000—$45,000. other consid and 100

Same property. Sarah Weinstein to Barnett Levy and Moritz Gruenstein. Mort $47,000. Nov 15, 1907. 6:1717. other consid and 100

5th av, Nos 521 and 523, e s, 104 n 43d st, 31.10x100.7x20.11x100.
43d st, n s, extends from 5th av, to Madison av, —x½ block.
43d st, s s, extends from 5th av to Madison av, —x ½ block.
Release covenants of restriction, &c. Joseph Milbank to Emanuel Congregation et al or to whom it may concern. June 26, 1906. Nov 19, 1907. 5:1278. nom

Same property. Release as above. Henry Phipps, Wm S Hawk and James J Belden to same. June 9, 1903. Nov 19, 1907. 5:1278. nom

Same property. Release as above. Anne C Rogers to same. May 25, 1907. Nov 19, 1907. 5:1278. nom

Same property. Release as above. Melissa C Wilson to same. July 6, 1906. Nov 19, 1907. 5:1278. nom

Same property. Release as above. Wm E Hoag to same. Dec 27, 1906. Nov 19, 1907. 5:1278. nom

Same property. Release as above. Lena K Hoag to same. Nov 1, 1907. Nov 19, 1907. 5:1278. nom

Same property. Release as above. N Y Exchange for Womans Work to same. April 1, 1907. Nov 19, 1907. 5:1278. nom

Same property. Release as above. Emanuel Congregation of N Y to Wm E Hoag et al or to whom it may concern. May 13, 1907. Nov 19, 1907. 5:1278. nom

6th av, Nos 843 and 847 | s w cor 48th st, runs w 65 x s 58 x e
48th st, Nos 100 and 102 | 19 x s 2.6 x e 46 to w s 6th av, x n 19.5 x w 46 x n 19.5 x e 46 to w s 6th av, x n 21.5 to beginning, two 5 and one 4-sty brk and stone tenements, stores on av. Richard P Lydon to Marie J, Eliz B and Cornelius B Lydon. ¼ part. B & S. Mort $28,000. Nov 18. Nov 19, 1907. 4:1000 35½, 36 and 36a. A $26,900—$29,000. nom

6th av, No 811, w s, 20 s 46th st, 20x80, 4-sty brk tenement and store. Release mort. William McKee to Robt J Hoguet. Nov 20, 1907. 4:998—35½. A $30,000—$35,000. 20,000

8th av, Nos 2581 and 2583, w s, 24.11 s 138th st, 50x100, two 5-sty brk tenements and stores. David S Kalman to Emilie Kalman. Mort $65,400. Nov 19. Nov 20, 1907. 7:2041—21 and 22. A $22,000—$52,000. other consid and 100

10th av, No 546, e s, 78.9 s 41st st, 20x64, 4-sty brk tenement and store. Elizabeth Greff widow to Louis Lublin. Mort $6,000. Oct 17. Nov 20, 1907. 4:1050—64. A $8,000—$12,000. other consid and 100

Westerly pier and bulkhead line of Harlem River at point 6,521.8 n and 724.11 e from monument at s e cor Amsterdam av and 155th st, runs s e 10.10 x s w 134.5 x s w again 7.10 x n e 145 to beginning, contains 24-1,000 acres.
Westerly pier and bulkhead line at point 6,949.1 n and 704.1 e from monument as above, runs s e 36 x s w 49 and 114.3 x n e 191 to beginning, contains 55-1,000 acres.
Wm H Taft, Secy of War of the U S to HEIRS of Chas A Chesebrough. All title. Q C. Feb 11. Nov 18, 1907. 8:2113. nom

## MISCELLANEOUS.

Appointment of trustee. Chas T Garland and ano TRUSTEES James A Garland decd to Robert Emmet as TRUSTEE under said will. June 12. Nov 21, 1907.

General release and release dower. Rose M Sullivan to Chas E Sullivan. Q C. All title. Mar 20. Nov 20, 1907. .....400

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Concord st, e s, 221 n 236th st, 25x95. Fanny T Horan to Thomas Pyne, of Yonkers, N Y. Oct 30. Nov 7, 1907. Corrects error in issue of Nov 9, when grantees name was Thomas Payne. other consid and 100

*Carlisle pl, e s, 164 n 211th st, 25x100, and being lot 130 map W F Duncan at Williamsbridge, 25x100. Giovanni Guercio et al to Angelo Justo. Mort $750 on this and other property. Sept 25. Nov 4, 1907. Corrects error in issue of Nov 9, when 1st line read *Concord st, e s, 221 n 236th st, 25x95. Same to Thomas Pyne. nom

Freeman st, s s, 100 e Hoe av, 25x95, 2-sty brk dwelling. Alonzo Jackson to Pincu Cohen. All liens. Nov 15. Nov 18, 1907. 11:2986. other consid and 100

Same property. Pincu Cohen to Giuseppe Raccina. ½ part. Mt $6,500 and all liens. Nov 15. Nov 18, 1907. 11:2986. 100

Garden st, n e s, bet Crotona av and Southern Boulevard and being lot 86 map South Belmont, 50x100. Franklyn J Studley to Jacob Cohen. Mort $2,900. Nov 15. Nov 18, 1907. 11:3100. other consid and 100

Home st, No 1154, s s, 41.3 e Fox st, 20x82.5x20.1x80.2, 3-sty frame tenement. Emma J Zumbuehl to Adam Gaffga. Mort $3,000. Mar 18. Nov 16, 1907. 10:2719. other consid and 100

Home st, No 1154, s s, 41.3 e Fox st, 20x82.6x20.1x80.2, 3-sty frame tenement. Release mort. Richard Webber to Emma J Zumbuehl. Nov 11. Nov 16, 1907. 10:2719. nom

*Matthews st, e s, 150 s Morris st, 50x100. John McGuirk to Peter McGuirk. All title. Mort $1,300. Nov 16. Nov 18, 1907. other consid and 100

Manida st, e s, 16.8 s Spofford av, runs n e 42.9 x s e 25 x s e again 151.7 x w 65.9 to st, x n 175 to beginning, vacant. Empire Development Co to James G Patton. Nov 14. Nov 19, 1907. 10:2768. 100

Manida st, e s, 266.8 s Spofford av, runs e 76.9 x s e 25.3 x w 80.5 to st, x n 25 to beginning, with all title to strip adj on east and formerly known as "Old Hunts Point road," vacant. Empire Development Co to Lina Johnsen. Nov 15. Nov 19, 1907. 10:2768. 100

Manida st, e s, 291.8 s Spofford av, runs e 80.5 x s e 25.3 x w 84 to st, x n 25 to beginning, with all title to strip adj on e, and formerly known as "Old Hunts Point road," vacant. Empire Development Co to Lina Johnsen. Nov 15. Nov 19, 1907. 10:2768. 100

Manida st, e s, 16.8 s Spofford av, runs s 408.4 x n e 100 x n w 78.3 x s w 13.7 x n w 317.8 x n w 25 x w 42.9 to beginning, with all title to land east of Manida st, lying in Hunts Point road and the old road to the public landing, vacant. Release mort. John H Judge EXR Cath M Andrews to Empire Development Co. Nov 14. Nov 19, 1907. 10:2767. 2,000

*Maple st, n w cor 214th st, late Av A, 25x100, New Village of Jerome. Rachela Belotta to Antonia Lamberti. Mort $7,200. Nov 15, 1907. other consid and 100

*Matthews st, e s, 150 s Morris st, 50x100. Filomena Cipolla to John and Peter McGuirk. Mort $1,000. Nov 14. Nov 15, 1907. nom

*Poplar st, n s, 113 e Bear Swamp road, 50x100, and being lot 7 partition map Wells et al vs Storer et al. Mary McCarrick to Jay J McCarrick. B & S and C a G. Nov 16. Nov 18, 1907. nom

Simpson st, e s, 150 n Barretto st, 75x105, that portion lying within lines of Simpson st as laid out on Sec 3 of final maps of 23d and 24th Wards, and adopted Dec 8, 1892, vacant. Release mort. Lawyers Title Ins & Trust Co to The City of N Y. Oct 29. Nov 18, 1907. 10:2723. nom

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

IRON and STEEL WORK
FOR
BUILDINGS, BRIDGES, &c.

Simpson st, e s, 75 n Barretto st, 75x105, vacant. Release mort. Same to same. Oct 29. Nov 18, 1907. 10:2723. nom

Simpson st, n e cor Barretto st, 75x105, vacant. Release mort. Same to same. Oct 29. Nov 18, 1907. 10:2723. nom

Simpson st, e s, 300 n Barretto st, 71.11x105, vacant. Release mort. Same to same. Oct 29. Nov 18, 1907. 10:2728. nom

Simpson st, e s, 225 n Barretto st, 75x105, vacant. Release mort. Same to same. Oct 29. Nov 18, 1907. 10:2723. nom

Simpson st, e s, at s e s Dongan st, runs n e 198.6 x n e, e and s e — to w s Southern Boulevard x s 227.4 x w 210 to Simpson st x n 75.5 to beginning, vacant. Release mort. Same to same. Oct 29. Nov 18, 1907. 10:2723. nom

Simpson st| Dongan st | n e cor Barretto st, runs n 371.11 x w 30 to c l Simpson st, x n — to s s Dongan st, x w 37.11 to s w cor Barretto st| Simpson st and Dongan st, x s 332.1 to n w cor Simpson st and Fox st, x e — to beginning, being a part of Simpson st, vacant. Elmore Realty Co to The City of N Y. B & S. Oct 29. Nov 18, 1907. 10:2723. nom

Simpson st| Dongan st | s e cor Dongan st, runs s 75.5 x w 30 to c l of Simpson st, x n — to s s Dongan st, x e 37.11 to beginning, being a portion of Simpson st, vacant. Hugh J Grant to the City of N Y. B & S. Oct 29. Nov 18, 1907. 10:2723. nom

Simpson st, n e cor Dongan st, runs n 1,061.11 to s s Westchester av, x s w 35.7 to c l Simpson st, x s 941.8 x w 30 to w s Simpson st, x s 100 to n s Dongan st, x e 60 to beginning (for street purposes only), vacant. Release mort. Mutual Life Ins Co of N Y to American Real Estate Co. Sept 27. Nov 19, 1907. 10:2724. nom

Simpson st, w s, at s e s Westchester av, runs s 921.5 x e 30 to c l Simpson st, x n — to s e s Westchester av, x s w — to beginning (lying within lines of Simpson st), vacant. Release mort. Newburgh Savings Bank to American Real Estate Co. July 10. Nov 19, 1907. 10:2724. omitted

Simpson st, e s, at s e s Westchester av, runs s along e s Simpson st, to n s Dongan st, and w — to w s Simpson st, x n — to s e s of said av, x n e — to beginning, being land lying in st, vacant. American Real Estate Co to The City of N Y. B & S. April 29, 1905. Nov 19, 1907. 10:2724. nom

Tiffany st, c l, at c l Southern Boulevard, runs n — to c l Barretto st x — to c l Fox st x n — to c l Dongan st x s w — to c l Intervale av x s e — to c l Fox st x n — to c l Tiffany st x e — to beginning, except part for sts and avs, vacant. Release mort. Same to same. Oct 29. Nov 18, 1907. 10:2723. nom

Tiffany st, e s, 125 s Spofford av, 25x100, vacant. Release mort. John H Judge exr Cath M Andrews to Empire Development Co. Nov 15. Nov 19, 1907. 10:2767. 700

Same property. Empire Development Co to Florindo Di Nardo. Nov 15. Nov 19, 1907. 10:2767. 100

Tiffany st, No 937, w s, 100 s Dongan st, 35x105, 5-sty brk tenement. Release mort. Lawyers Title Ins and Trust Co to Meehan Construction Co. Oct 29. Nov 16, 1907. 10:2711. nom

Tiffany st, No 937, w s, 100 s Dongan st, 35x105, 5-sty brk teneement. Meehan Construction Co to Amelia Haas. B & S. Nov 1. Nov 16, 1907. 10:2711. other consid and 100

Trafalgar pl, w s, 78 s 176th st, 22x65, 2-sty frame dwelling. Alice M Bentley and ano to Max Israelewitz and Adolph Berman. Mort $3,700. Nov 18. Nov 19, 1907. 11:2958. nom

*2d st, s s, 105 w Av B, 50x108, Unionport. Robt E Heun to Henrietta Isaacs. Mort $1,100. Nov 11. Nov 19, 1907. other consid and 100

*5th st, n s, 173.11 e Greene lane, 25x100, Westchester. Alphonso De Salvo to Antonio Ponessa. Mort $2,000. May 31. Nov 18, 1907. other consid and 100

*12th st, n s, 205 w Av E, 100x108, Unionport. Thomas Zink to Anastasia wife Thomas Zink. Mort $350. Nov 20, 1907. other consid and 100

*12th st, n s, 105 w Av B, 37.6x108, Unionport. Helen Assemann to George Rueckel. Mort $2,500. Nov 15. Nov 16, 1907. other consid and 100

139th st, No 591 (859), n s, 300 e St Anns av, 25x100, 4-sty brk tenement. Frederick Loeloff to Augusta Bischoff and Sophie Luessen. Mort $14,850. Nov 16. Nov 18, 1907. 10:2552. other consid and 100

142d st, Nos 522 and 524, s s, 150 e Brook av, 50x100, 5-sty brk tenement. Martin Tully to Maria wife of Martin Tully. All liens. Nov 15. Nov 18, 1907. 9:2268. other consid and 100

142d st, No 471, n s, 600 e Willis av, 25x100, except part for st, 2-sty frame dwelling. Harry M Goldberg to Furio Piccirilli. Mt $2,500. Nov 14. Nov 16, 1907. 9:2287. other consid and 100

147th st| Austin pl | n s, 450 e Prospect av, and 152.6 e Timpson pl, runs n 100 x e 156.7 to w s Austin pl x s w 120.9 to st x w 88.11 to beginning, vacant. Robt A Chesebrough EXR and TRUSTEE Marion M Chesebrough to Wm F Kenny. All title. Nov 15, 1907. 10:2600. 1,950

149th st, Nos 282 and 284, old Nos 514 and 516, s s, 150.3 e Morris av, as in 1850, 50x106.6, except part for st, two 3-sty frame tenements and stores. Theresa Lynch to Ann A Lynch. Q C and C a G. Nov 15. Nov 16, 1907. 9:2330. nom

150th st, No 230 (452), s s, abt 205 e Park av, 25x100, 3-sty frame tenement and store. Annie Levy to Edward Fitzgerald. Mort $13,000. Nov 18. Nov 21, 1907. 9:2338. other consid and 100

151st st, No 301, n s, 350.3 e Morris av, as on map Melrose South, runs n 116.10 x e 50 x s 24 x w 6.6 x s 92.8 to st, x w 43.6 to beginning, 2-sty frame dwelling. Carmela Luciano to Josef Gertner. Mort $11,000. Nov 16. Nov 19, 1907. 9:2411. other consid and 100

159th st, No 365, n s, 92 e Courtlandt av, 50x100, with strip bet 158th st and old n s of Waverly st, 6-sty brk tenement. Maurice Frankel to Morris Fried. Mort $54,000. Nov 18. Nov 19, 1907. 9:2406. nom

165th st, No 171, n s, 25.4 w Carroll pl, 25x124.6, except part for Transverse road or New Concourse or Boulevard, 2-sty frame dwelling. Geo W McAdam, Jr, to Geo W McAdam. Mort $3,000. Dec 15, 1903. Nov 19, 1907. 9:2462. other consid and 100

165th st, No 171, n s, as widened, known as Transverse road, 25.4 w Carroll pl, 25x109, 2-sty frame dwelling. Geo W McAdam et al to Gertrude G Kiernan. Mort $3,000. Nov 8. Nov 19, 1907. 9:2462. 5,500

165th st, s w cor Tiffany st, 55.2x73 and 22.3x50x98.11, vacant. Gus C Odell to Bronx Realty Co. Mort $5,750. April 24, 1906. Nov 19, 1907. 10:2715. other consid and 100

174th st, No 492, s s, 76 w Bathgate av, 38.5x100.2, 6-sty brk tenement. Release mort. Louis Lese to One Hundred and Seventy-fourth Street Construction Co. Nov 14. Nov 15, 1907. 11:2915. nom

Same property. Release mort. N Y Trust Co to same. Nov 12, Nov 15, 1907. 11:2915. 1,000

179th st, No 568, s s, 103.6 w Anthony av, 25x75.11x25x74.9, 2-sty frame dwelling. Arthur A Swany to Mary C Orr. All title. Release tax sale. Q C, &c. Apr 12, 1902. Nov 16, 1907. 11:2811. nom

Same property. Margt J Becker to same. All title. Release tax sale, Q C, &c. May 14, 1902. Nov 16, 1907. 11:2811. nom

179th st, No 568, s s, 105.2 w Anthony av, 25x70.11x25x69.9, 2-sty frame dwelling. Mary C wife Wm J Orr to Margt K O'Connor. Nov 14, 1907. Nov 16, 1907. 11:2811. other consid and 100

182d st, late Andrews pl | Davidson av | n s, 100 e Grand av, 100 to Davidson av, x100, 2-sty frame dwelling and vacant. Wm R Lowe to Mary Lowe. Mort $10,500. Nov 1. Nov 19, 1907. 11:3196. other consid and 100

183d st, No 1050, s s, 132 w Southern Boulevard, 16.8x125, 2-sty frame dwelling. Louis Eickwort to Alice F Moellhausen. Q C. Oct 17. Nov 21, 1907. 11:3113. nom

Same property. Alice F Moellhausen to Jessie H Skinner. Mort $5,500. Oct 17. Nov 21, 1907. 11:3113. other consid and 100

198th st, n e s, 77.7 n w Briggs av, 25.11x104x25x97.5, vacant. Thomas Longstaff and ano to Augusta S Knecht. Oct 19. Nov 21, 1907. 12:3302. other consid and 100

207th st | Norwood av | n e cor Norwood or Decatur av, 50.8x102.4x50x110.4, vacant. Marcus Nathan to Samuel Geller. Nov 20. Nov 21, 1907. 12:3355. other consid and 100

*213th st, s s, 25 w Carlisle pl, 25x100, Williamsbridge. A Shatzkin & Sons to Saverio Biele and Antonio Cataffo. Mort $600. Nov 15. Nov 16, 1907. 100

*215th st, n s, 352 w 4th av, runs w 43 x n 66 x w 60 x n 94 x e 108 x s 164 to beginning, Williamsbridge. Mary wife of Carmine Perillo to said Carmine Perillo. Mort $6,000. Nov 14. Nov 19, 1907. other consid and 100

*215th st, late 1st av, s s, abt 46 w 4th av, and being lot 113 map New Village of Jerome, 25x125. Antonio Ruggiero to Luigi Buonagurio. Nov 20, 1907. other consid and 100

*217th st, s s, 500 e 6th av, 25x109, Laconia Park. A Shatzkin & Sons to Francesco Santoro. Mort $733. Nov 14. Nov 15, 1907. 100

*220th st, late 6th av, n s, 280 w White Plains road, 25x114, Wakefield. Chas A Yost to Minnie Y Keller, George A Yost and Lillie Y Jacka. Mort $1,500. Dec 29, 1906. Nov 15, 1907. nom

*220th st, late 6th av, n s, 305 w White Plains road, 25x114, Wakefield. Chas A Yost to same. Dec 29, 1906. Nov 15, 1907. nom

*221st st, n s, 205 e 4th av, 25x114, Wakefield. A Shatzkin & Sons to Alfonso and Carlo Prisco. Mort $843.75. Nov 15. Nov 16, 1907. other consid and 100

*223d st, n s, abt 250 w Laconia av, 25x109.6. A Shatzkin & Sons to Anthony Ruggiero and Anthony Castelgrande. Mort $537.50. Nov 16. Nov 18, 1907. 100

*226th st, s s, 128.9 e Paulding av, 50x109. Margt L McDonald to Samuel Sperling. Mort $945. Nov 15. Nov 16, 1907. 100

*Same property. Samuel Sperling to A Shatzkin & Sons, Inc. Mort $1,345. Nov 15. Nov 16, 1907. 100

*228th st (14th av), s s, 230 w Prospect Terrace, 25x114, Wakefield. Ehrich Peterson et al to John Novak. Mort $3,500. Nov 14. Nov 15, 1907. other consid and 100

*229th st, late 15th av, s s, 355 w 6th av, 50x114, Wakefield. Antonine Klunder to Anthony and Antonine Klunder or Clonder. Oct 31. Nov 18, 1907. 100

*233d st, late 19th st, s e cor 5th av, 55x50, Wakefield. Ole A Dahl to Thomas Smyth. Mort $2,500. Nov 14. Nov 18, 1907. 3,850

236th st, s s, 162.6 w Napier av, 37.6x100, 2-sty frame dwelling. Hugh Lundergan HEIR Patrick Lundergan to Margaret McGuire formerly Margaret Lundergan widow of said Patrick Lundergan. B & S. Nov 14. Nov 20, 1907. 12:3364. nom

236th st, s s, 100 w Napier av, 62.6x100, vacant. Release dower. Margaret McGuire to her son Hugh Lundergan HEIR of Patrick Lundergan. Nov 14. Nov 20, 1907. 12:3364. nom

Aqueduct av, w s, 450.10 n 183d st, 63.2x100, vacant. Wm D Peck to Eliz M Clarke. Nov 1. Nov 18, 1907. 11:3218. nom

Aqueduct av, w s, 450.10 n 183d st, 63.2x100, vacant. Release mort. Geo D Ebermayer to Wm D Peck. Nov 1. Nov 18, 1907. 11:3218. nom

Albany rd, late Old Albany Post rd| Bailey av | e s, 309.10 n from w s Bailey av, runs e 64.5 to w s Bailey av, x n 50 x w 80.3 to e s Old Albany Post road, x s 55.3, vacant. Louis F Therasson to H Louisa Mulford. June 21. Nov 18, 1907. nom

Anderson av, s e s, 627.6 n e from n w s Jerome av, runs n e — x s e — x s w — x n w — to beginning, 2-sty brk and frame dwelling. Release mort. Washington Savings Bank to John F Kaiser. Nov 6. Nov 15, 1907. 9:2504. 10,000

Anderson av, s e s, 652.6 n e from n w s Jerome av runs n e 75 x s e 166.2 x s w 75.3 x n w 159.10, 2-sty brk and frame dwelling. John F Kaiser et al to Thos H Reynolds. Nov 7. Nov 15, 1907. 9:2504. other consid and 100

Aqueduct av (Ridge st), e s, 815 n 190th st, late St James st, 50x232 to w s Croton Aqueduct x72.6x232.8, 2-sty frame dwelling, 2-sty frame stable and vacant. FORECLOS, Oct 23, 1907. James Kearney referee to Louis Meckes. Nov 20, 1907. 11:3215. 8,000

*Av B, s w cor 5th st, 33x105, Westchester. Chas A Weber to Henry Rehling. Nov 14. Nov 15, 1907. other consid and 100

*Av B| 2d st | n e cor 2d st, 108x205, Unionport. Milton Realty Co to Fides Lands Co, a corpn. Mort $3,000. Nov 11. Nov 16, 1907. other consid and 100

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**HECLA IRON WORKS**
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Belmont av, w s, 280.2 n 181st st, and being parts lots 124 and 125 map Samuel Ryer Homestead, West Farms, begins at n s lot 124, runs w 80.7 x s 50 to n s lot 126 x e 79.3 to av, x n 50.2 to beginning, vacant.

Belmont av, w s, 204 n 181st st, a strip, runs w 86.2 x s 0.5 x e 86.2 to av, x n 0.5 to beginning.
William Seidman to The Belmont Realty and Construction Co. B & S. All liens. Nov 18. Nov 19, 1907. 11:3082.
other consid and 100

Belmont av, w s, 280.2 n 181st st, 49.5x80.7x49.5x79.3, vacant. The Belmont Realty and Construction Co to Jacob Levin and Abraham Sempson of Brooklyn. Mort $10,000. Nov 18. Nov 19, 1907. 11:3082. nom

Bedford Park Boulevard (Southern Boulevard), n s, 100 w Valentin av, 25x117.6, 2-sty frame dwelling. Wm C Bergen to Fredk H Wefer. Mort $7,000. Nov 20. Nov 21, 1907. 12:3306.
other consid and 100

Bathgate av, No 2309 184th st | s w cor 184th st, 35x94.5, 6-sty brk tenement and store. Arch Realty and Construction Co to Philip W Saitta, of Brooklyn. Mort $47,000. Nov 1. Nov 18, 1907. 11:3053. 100

Same property. Philip W Saitta to Chas A Edwards, of Brooklyn. Mort $47,000. Nov 12. Nov 18, 1907. 11:3053. 100

Brook av, No 373, w s, 50 s 143d st, 25x90, 4-sty brk tenement and store. Benj B Marco to Emma Cohn and Jennie Schlam. Mort $18,000. Nov 15. Nov 18, 1907. 9:2287. nom

*Boston Post road, s e s, adj land Chas H Ropes, runs s — x e along land Pelham Bay Park, — x s — to an inlet of Eastchester Creek or Hutchinson River, x s w — to main branch of said creek or River, x n — to e s East Chester Ship Canal, x n — to old creek or river, x n — to land of Lockwood, x n — to said road, x n e — to beginning, contains 41.4122 acres. Wm R Montgomery to National Mortgage Co. 1-3 part. Mort $81,000. Feb 2. Nov 15, 1907. nom

Bryant av, No 1450 Jennings st | s e cor Jennings st, 125x100, 2-sty frame dwelling and vacant. Isaac Schwartz to Cabot Investing Co. All liens. Nov 12. Nov 16, 1907. 11:2999. nom

Bathgate av, late Madison av, w s, 79.2 n 180th st, late Talmadge st, runs w 56.9 x n 23.7 x e 48 x n 2 x e 5 to av, x s 26.5 to beginning, with all title to lot as follows:

Bathgate av, late Madison av, w s, 79.2 n 180th st, late Talmadge st, runs n 26.5 x e 44 to Bathgate av, x s 25.6 x w 40.4, vacant. Sarah A Keveny to Patrick J Gilmartin. Mort $3,000. Oct 23. Nov 16, 1907. 11:3047. other consid and 100

Bathgate av, Nos 1647 and 1651, w s, 150 s 173d st, late 11th st, 70x120, except part for av, two 5-sty brk tenements. Rosie Herman to Isaac Herman. All title. All liens. Nov 8. Nov 19, 1907. 11:2914. other consid and 100

*Beech av, s s, 176 e Elm st, 25x100, Laconia Park. Release mort. Josephine Chedsey to A Shatzkin & Sons. Nov 13. Nov 20, 1907. 200

Boston road, No 1262, s e s, 242.7 s w 7th st, now 169th st, as in 1869, runs s e 125 x s w 7.5 x s e 55 x s w 34 x n w 58 x n e 7.5 x n w 125 to road x n e 60 to beginning, 2-sty frame dwelling and 2-sty frame stable and vacant. Anna E O'Leary to Eugene, L, Louis and Henry Harburger. Nov 15. Nov 16, 1907. 10:2663. other consid and 100

Brook av, No 1514, e s, 100 n 171st st, 25x100.10, 4-sty brk tenement. Release judgment. Morris H Koblin to Ignatz Pick. Nov 9. Nov 20, 1907. 11:2895. nom

Bryant av, e s, 145 s 173d st, 20x100, 3-sty brk dwelling. Lavelle Construction Co to Helena Leary. Mort $10,750. Nov 11. Nov 20, 1907. 11:3001. other consid and 100

*Crosby av, e s, 325 s Waterbury av, 25x100. Hudson P Rose Co to Cristoforo Pizzente. Oct 5. Nov 20, 1907. nom

*Crosby av, e s, 275 s Waterbury av, 50x100. Hudson P Rose Co to Salvatore Ciarlo and Giambatista Fortini. Correction and Q C deed. Mort $——. Aug 14. Nov 16, 1907. nom

*Cedar av, n e cor Elm st, 26x100, Laconia Park. A Shatzkin & Sons to Luigi Marrandino. Mort $700. Nov 11. Nov 16, 1907. 100

*Columbus av, s s, 78 e Adams st, 26x—x25x—. Angelo Tozzo to Filomena wife Angelo Tozzo. All title. Mort $1,600. Sept 7. Nov 15, 1907. nom

Creston av, e s, 120.2 s 198th st, 50x154.8x50x157.1, vacant. Julius I Livingston to Amalia Pirk. Oct 25. Nov 15, 1907. 12:3315. nom

Decatur av, No 3153, n s, 245 w 205th st, 25x100, 2-sty frame dwelling. Annie M J Muller to John R Lang. Mort $6,000. Nov 16. Nov 19, 1907. 12:3349. other consid and 100

Decatur av, s s, 113.4 w 205th st, 25x112.6, 2-sty frame dwelling. James Johnstone to Ernst A Hauser. Mort $5,500. Nov 20. 1907. 12:3353. other consid and 100

*Gainsborg av Eastern Boulevard | e s, 275 s Tremont road, 111.1x200.11 to w s Eastern Boulevard, x91.9x200. Bankers Realty and Security Co to Wm J Hyland. Nov 8. Nov 21, 1907. other consid and 100

*Grace av, w s, 200 n Lyon av, 25x100, Westchester. Release mort. Eliz F Hickey to Martin Pletscher. Nov 15. Nov 21, 1907. 600

*Glebe av, e s, abt 126 s Lyon av, 25x123x—x—, Westchester. George Rueckel to Helen Assemann. Mort $5,000. Nov 15. Nov 16, 1907. other consid and 100

Hoe av, w s, 91.2 n Home st, 25x87.9x25x89.7, vacant. Belindia T wife of Samuel Lyttle to Julius Buchler and Peter Sohmer. Mort $1,700. Oct 31. Nov 15, 1907. 11:2979. other consid and 100

*Hill av, e s, 200 n Randall av, 50x100. Land Co C of Edenwald to Frances wife Robert Kelly Nov 11. Nov 15, 1907. nom

Hughes av, n e cor 189th st, 40x87.6, vacant. Giuseppe Tuoti to Michael Giordano. Mort $1,200. Nov 18. Nov 19, 1907. 11:3078. other consid and 100

Hughes av, No 2144, e s, 202.6 n 181st st, 16x89, 2-sty frame dwelling. Morris Heller to Mary Miller. Mort $3,650. Nov 15. Nov 18, 1907. 11:3082. other consid and 100

Hunts Point road, w s (on map Hunt's Point, No 41 filed in Westchester Co and dated May 6, 1858), begins at line between lands of Spofford & Barretto, runs along w and s of said road as follows: S e 541 and 218, n e 569, s e 1,003.6, n e 376.6, s e 436 and 57.3 to n s lot 6 on said map, thence crossing road 50 to e s said road, thence along road, n e crossing South pl, 62 to intersection n s of South pl, with e s said road x n w along road 424 to s e cor North pl and said road, thence crossing the west end of North pl, 50 to n s of said road, thence along the n and e s of said road as follows: S w 11 to an angle in road, s w 400 n w 1,009, s w 557.6, n w 189.6 and 521.6 and 17.9, thence crossing road, s w 43.6 to beginning, except parts taken for sts, &c. Geo F Johnson to Augusta P Bedell, of Dover, Duchess Co, N Y. An undivided 6-2,800 parts. B & S. Nov 18. Nov 21, 1907. 10:2768, 2770, 2772, 2777, 2769, 2771, 2775, 2780. nom

Hughes av, late Jefferson av Belmont av | s e s, bet 179th st and 180th st, lots 163 to 166 map Samuel Ryer Homestead, 100x134 to Belmont av (?) x100.4x150, except parts for Belmont and Hughes avs, also a small gore now forming the s e cor Oakland pl and Belmont av, —x—x—. Martin Tully to Maria wife of Martin Tully. All title. Nov 15. Nov 18, 1907. 11:3080. other consid and 100

Intervale av, Nos 1146 to 1152, s s, 57.5 n e Kelly st, runs s e 80.3 x s 18.8 x e 29.11 x n 18.10 x e 10.4 x n 25 x e 10.4 x n 25 x e 18.1 x n 17.3 x n w 80 to av, x s w 100 to beginning, two 5-sty brk tenements and stores. Arch Realty and Construction Co to Philip W Saitta, of Brooklyn. Mort $77,000. Nov 1. Nov 18, 1907. 10:2706. 100

Same property. Philip W Saitta to Chas A Edwards, of Brooklyn. All liens. Nov 12. Nov 18, 1907. 10:2706. 100

*Jones av, w s, 200 n Jefferson av, 25x100. Land Co B of Edenwald to Marie Eisler. Nov 19, 1907. nom

*Livingston av, w s, 372 s Kingsbridge av, 150x87. Charles Kauders to Sigmund Schwartz. Mort $1,650. Nov 16. Nov 18, 1907. nom

Longfellow av, s e cor Jennings st, 25x100, vacant. Cath A Lavelle to Charles Spengler. Mort $1,500. Nov 9. Nov 19, 1907. 11:3007. other consid and 100

*Muliner av, w s, 332.4 s Bronx and Pelham Parkway, 25x100. Fidelity Development Co to Leon T J Lubin, of Boston, Mass. Mort $1,200. Oct 14. Nov 16, 1907. 100

Merriam av, e s, 102.11 s 170th st, runs s 140.3 x e 84.6 x n 115 x e — to Ogden av, x n 17.9 x w 134 to beginning.

Ogden av, w s, 50 s 170th st, 50x100.

Ogden av, w s, 117.9 s 170th st, 97.9x81.3x117x60, vacant. Whitehall Realty Co to Moe A and Reuben Isaacs. Mort $7,927. Nov 18. Nov 20, 1907. 9:2531. other consid and 100

Morris av, e s, 180 s 179th st, 20x100, 3-sty brk dwelling. Release mort. Lambert S Quackenbush TRUSTEE Herman B Laufer to August Jacob. Oct 21. Nov 15, 1907. 11:2807. nom

Same property. Release mort. Lambert Suydam to same. Oct 21. Nov 15, 1907. 11:2807. nom

*Monticello av, e s, 350 s Randall av, 50x100. Land Co C of Edenwald to Peter McIntyre. Oct 7. Nov 19, 1907. nom

Morris av, Nos 673 and 675, on map Nos 669 and 671 153d st, No 265 | n w cor 153d st, 50x100, 6-sty brk tenement and store. Harry Salkin to Michael Marrone. Mort $65,000. Nov 4. Nov 19, 1907. 9:2442. other consid and 100

Morris av, e s, 100 n 182d st, 100x133.10x100x136.4, except part for av, vacant. Julius H Haas et al to Arthur H Sigler. Mort $6,000. Oct 31. Nov 16, 1907. 11:3171. other consid and 100

Morris av, Nos 621 to 625, w s, abt 60 n 151st st, 58.10x100, three 3-sty frame tenements and stores. Tommaso Tucci to Congetta Zingaro. ½ part. Morts $21,375. Nov 14. Nov 15, 1907. 9:2441. other consid and 100

*Monaghan av, w s, 300 s Jefferson av, 50x100. Land Co A of Edenwald to Henry Reckhard. Nov 19. Nov 21, 1907. nom

*Newall av, e s, 150 s Elizabeth st, 50x125, Olinville. Henry Koehler to J Henry Giegelhaus. Nov 16. Nov 20, 1907. other consid and 100

*Old White Plains road, e s, abt 200 n 236th st, runs e 100 to White Plains road, x e 25 x s 98 x w 125 x n 72.3. Chas A Yost to Minnie Y Keeler, Geo A Yost and Lillie Y Jacka. Mort $3,990. June 4, 1906. Nov 15, 1907. other consid and 100

*Olmstead av, (Av D), e s, 33 s Ellis av (13th st), 25x105, Unionport. Jacob Cohen to Franklyn J Studley. Mort $3,500. Nov 15, 1907. Nov 18, 1907. other consid and 100

Perry av, w s, 289.11 s Old road or Gun Hill road, 25x130.3x 26.4x138.10, vacant. Emma Jackson to Elizabeth Williams. ½ part. Mort $850 and all liens. Nov 16. Nov 18, 1907. 12:3343. other consid and 100

Prospect av, w s, 50 n 167th st, 75x100, vacant. Joseph A Richter to William Loeb and Abraham Kaufman. ½ part. Mort $13,500. Nov 13. Nov 15, 1907. 10:2680. other consid and 100

Prospect av, n w cor 167th st, 50x100, vacant. Wm Loeb and ano to Joseph A Richter. ½ part. Mort $13,500. Nov 16, 1907. 10:2680. other consid and 100

Prospect av, No 591, w s, 155 n 150th st, 20x100, 4-sty brk tenement. Henry Kayser to Caroline H wife of Henry Kayser, of Palisade Park, N J. Correction deed. Mort $10,150. Feb 27. Nov 21, 1907. 10:2674. other consid and 100

Rochambeau av, e s, 300 s 212th st, 100x103.6, vacant, except land in sts. Arthur W Saunders to Annie E Delaney. Mort $3,000. Nov 20. Nov 21, 1907. 12:3328. other consid and 100

*Rosedale av, w s, and being lots 473 and 474, blk P amended map (No 514) of Mapes estate. Max Berkowitz and David Davidovitz to Harris Mendelson. Mort $950. Nov 15, 1907. other consid and 100

*Rosedale av, w s, and being lot 484 blk P amended map (No 514) of Mapes estate. Frank E Field to Wm H Field, of Portchester, N Y. Mort $4,500. Nov 13. Nov 15, 1907. 100

*Syracuse av, s e cor Birch st, 100x100, Arden property. Release mort. Walter W Taylor to City and County Contract Co. Oct 12. Nov 16, 1907. nom

*Syracuse av, s e cor Birch st, 100x100, Arden property. Release mort. Vivian L Macdonnell to City and County Contract Co. Aug 22. Nov 16, 1907. nom

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

*Stillwell av, s e cor McDonald st, 53.4x100x49.6x100. Release mort John J Brady to Hudson P Rose Co. Nov 14. Nov 15, 1907. 600

*South Oak Drive, n s, and being lot 57 amended map (No 1038) of Bronxwood Park. Chas B Graham et al EXRS, &c, Joseph F Graham to Chas B Graham, Joseph L J, Emma L and Edw W Graham and Susan M De Moya. Oct 7, 1905. Nov 20, 1907. 6,000

*Same property. Emma L Graham to Susan A, Chas B and Josephine L J Graham EXRS, &c, Joseph F Graham. All liens. Feb 20, 1900. Nov 20, 1907. nom

Shakespeare av or Marcher av (3d av) | w s, 150 s w 169th st, 50x279x51.9x292, vacant, except plot begins 200 n w of Shakespeare av late Marcher av and 200 s w 169th st, runs n w 79 x n w 51.9 x s e 92 x s w 50 to beginning. FORECLOS, Oct 30, 1907. Henry C S Stimpson referee to Robt I Brown. Nov 15, 1907. 9:2517. 2,000

Tinton av, No 923, w s, 79.9 s 163d st, 18.4x95, 3-sty frame dwelling. Fred H Wefer et al to Henry De Vivo. Mort $3,000. Nov 14. Nov 15, 1907. 10:2658. other consid and 100

Union av 168th st, No 801 | n w cor 168th st, 26.7x96.1x22.6x96.2, 5-sty brk tenement. Louis Meyer Realty Co to Newman Grossman and Frank Feldman. Mort $28,000. Oct 29. Nov 9, 1907. 10:2673. Corrects error in last issue when 1st line read: Union av, No 986, e s, 255 e 165th st, late Wall st, 30x160.4. other consid and 100

Union av, No 676, e s, 196 n 152d st, 29x95, 4-sty brk tenement. Julius Wolf to Annie Haussmann. Mort $10,000. Nov 14. Nov 15, 1907. 10:2675. other consid and 100

Union av, n e cor 167th st, 125x100, vacant. Joseph A Richter to William Loeb and Abraham Kaufman. ½ part. Mort $21,500. Nov 13. Nov 15, 1907. 10:2680. other consid and 100

Valentine av, No 2092, e s, 113.4 n 180th st, 18.11x87.4x18.9x84.11, 3-sty frame tenement. William Schroeder to Charles Flechtner. Mort $5,000. Nov 14. Nov 16, 1907. 11:3144. other consid and 100

Vyse av, Nos 1207 and 1209 (old Nos 1375 and 1377), w s, 91.4 n Home st, 40x100, two 3-sty brk dwellings. Matilda Epstein widow to Albert Peiser. Mort $19,000. Nov 15, 1907. 11:2986. other consid and 100

West Farms road, Nos 1818 to 1826, e s, 438.4 n 174th st, runs n 130 x e 29 to w s Bronx River, x s w — x w 15 to beginning, with all title to bed of Bronx River or West Farms creek, lying east of above, 2-sty frame building and vacant. Hawthorn Building Co to Harry Held. Mort $6,000. Nov 19. Nov 21, 1907. 11:3020. nom

Woodlawn road . s e cor Gun Hill road, runs s 527.1 x e 537.3 Gun Hill road | to w s Old road from Yonkers to Fordham formerly known as Gun Hill road (closed), x n 256.11 to s s present Gun Hill road, x w 380 to beginning, with all title to said Gun Hill road (closed), 2-sty frame dwelling and vacant. Release mort. Wm C Trull to J Allen and Edwin S Townsend. Nov 21, 1907. 12:3343. 40,700

Willis av, No 323, w s, 33.4 s 141st st, 16.8x81, 3-sty frame tenement and store. Irving S Charig to Isaac H Weil. Mort $4,000. Nov 18, 1907. 9:2303. nom

Woodycrest av, No 1003, w s, 100.9 n Kemp pl, 25.2x90.8, 3-sty frame tenement. CONTRACT. James Conway with Edw D Loughman. Mort $6,000. Oct 14. Nov 19, 1907. 9:2512. 8,500

Webster av Clay av 166th st 167th st | n w cor 166th st, 568.5 to s s 167th st, x180 to e s Clay av, x 568.5 to n s 166th st, x180 to beginning, vacant. Augusta M de Peyster to Ella De Peyster Shoemaker. Nov 16. Nov 20, 1907. 9:2426. nom

*West Farms road or road from Westchester Landing to Bear Swamp.

Madison av.
w s, 100 n 3d st, 50.3x123.6 to Madison av, x50x118, Westchester, 2-sty frame dwelling. Mary L Arnow to Owen F Dolen. Mort $7,335 and all liens. Oct 30. Oct 31, 1907. Corrects error in issue of Nov 2, when size of lot was 50.3x123.6 to Madison av, x60x118. other consid and 100

*1st av, e s, 100 n 213th st, late 1st st, 100x100, Olinville. Anna Thompson to Rachela Belotta. Mort $1,500. Nov 16. Nov 18, 1907. other consid and 100

*2d av, n e cor 213th st, late 1st st, 100x100, Olinville. Wm C Bates et al to A Shatzkin & Sons. All liens. Nov 15. Nov 18, 1907. other consid and 100

*2d av, e s, 100 n 213th st, 100x100 and being lot 37 map Olinville. CONTRACT. Anna Thompson with Frank Tofano. Mort $3,000. Aug 28. Nov 15, 1907. 4,000

3d av, No 2505, n w s, 176.7 n e 136th st, 25x100, 5-sty brk loft and store building. Wm R Rose to Isaac Boehm. All title. C a G. All liens. Sept 26, 1905. Nov 15, 1907. 9:2320. nom

3d av, No 3899, e s, 119 s 172d st, runs e 125 x n 19 x w 25 x n 8 x w 100 to av x s 27 to beginning, 4-sty brk tenement and store. Clara Lubo to Lizzie Barber. Mort $20,000. Nov 12. Nov 15, 1907. 11:2929. other consid and 100

3d av, No 4378 Quarry road 180th st | n e cor 180th st, runs n 74.2 to Quarry road, x n e 96.2 x e 138.5 to w s Monterey av, x s 160.6 to n s 180th st, x w 235.2 to beginning, 2-sty frame dwelling and store, 2-sty frame building and vacant. Michael F Kerby to Thos P Kelly. ½ part. All title. Mort $32,000. Nov 19, 1907. 11:3062. nom

*Lot 88 map New Village of Jerome.
Lot 104 same map.
Middle 1-5 of lot 55, map Olinville.
Lots 107 and 108, map New Village of Jerome.
Lots 111 and 112 same map.
James De Carlo to Filomena De Carlo. Mort $31,306. Nov 6. Nov 20, 1907. 500

*Parcel No 7 on damage map to open West Farms road, from Bronx River to Westchester Creek. Release mort. Clarence Jakobi to Marie T Dunn. Nov 13. Nov 18, 1907. nom

*Plot begins 740 e White Plains road at point 545 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. Samuel Geller to Marcus Nathan. Mort $3,500. Nov 20. Nov 21, 1907. other consid and 100

*Plot begins 940 e White Plains road at point 570 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Pincus Harrison to Samuel Kranowitz, ali of. Mort $3,500. Nov 16. Nov 18, 1907. other consid and 100

*Plot begins 940 e White Plains road at point 595 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. Same to Sarah Bornstein. ½ part. Mort $800. Nov 16. Nov 18, 1907. other consid and 100

# LEASES

Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

November 15, 16, 18, 19, 20 and 21.

## BOROUGH OF MANHATTAN.

Abingdon sq, No 14 Bethune st, Nos 2, 4 and 6 | store, &c. Michael Donnelly and ano to Edw D Hiserad; 10 years, from Dec 1, 1907. Nov 18, 1907. 2:624.. .. .... .. .. .. ....2,000

Beekman st, No 26 Spruce st, No 18 | basement and sub-basement, except vaults. J Archibald Murray to McNab & Harlin Mfg Co; 3½ years, from Nov 1, 1907. Nov 21, 1907. 1:101....1,500

Beekman st, No 26, all of the lofts..... ..... ... ... ... ..... Spruce st, No 18, all of the lofts ..... | J Archibald Murray to Butler & Kelley Co; 3 years, from May 1, 1908. Nov 18, 1907. 1:101 ... ..... ... ... ... 6,000

Bleecker st, No 285, all. Lorenzo Ciaffone and ano to Giuseppa . Giordano; 5 years, from Nov 1, 1907. Nov 20, 1907. 2:590. ..... ... ... ... ... ... ... ... ... ... ... ... ... ..... 2,450

Broome st, No 328, 3 upper floors. Heyman Harris to Abraham J Rabiner; 4 years, from Aug 1, 1907. Nov 18, 1907. 2:424. ..... ... ... ... ... ... ... ... ... ... ... ... ... ... ... 1,200

Chambers st, No 114, s s, 125 w Church st, 25x75. Rector, &c, Trinity Church of N Y to Charles G Weeber; 12 years, from May 1, 1907. Nov 18, 1907. 1:136..... .....2,500

Cherry st, No 39, store. Vincenzo di Pasquale to Prospero Spaldo; 3 years, from Nov 1, 1907. Nov 21, 1907. 1:109.. .. .. ....300

Cherry st, n e cor Rutgers st, store, &c. Davis Berkman and ano to Samuel Harkavy; extension lease, from Nov 1, 1907, to May 1, 1919. Nov 15, 1907. 1:256..... ..... ..... 1,200

Chrystie st, No 7, store. Peter Demarkos to Vincent De Martino; 3 years, from Nov 1, 1907. Nov 19, 1907. 1:289.....240

Columbia st, No 89. Surrender lease. Annie Goldstein to Benj Schwartz. Oct 29. Nov 16, 1907. 2:334. .....426.88

Delancey st, No 32. Assign lease. Elias Samson to John D Haase. Nov 16. Nov 21, 1907. 2:420.. .. .. .. .. .. ....nom

Same property. Re-assign lease. John D Haase to Elias Samson. Nov 18. Nov 21, 1907. 2:420.. .. .. .. .. .. .. .....nom

Delancey st, No 32. Assign lease. Frank Kempf to Elias Samson. Nov 16. Nov 20, 1907. 2:420... ... ... ... ... .....nom

Franklin st, No 156, n s, 25x87.6, all. Ralph L Spotts to H B Kirk & Co; 10 years, from May 1, 1908. Nov 21, 1907. 1:189. ..... ... ... ..... ... ... ... ... ... ... ... ... ... ... ... 6,000

Grand st, No 205, s e cor Mott st, all. Mary J Allan to Dominick Abbate; 10 years, from May 1, 1908. Nov 15, 1907. 1:238. ..... ..... ..... ..... ..... ..... .....3,750

Lawrence st, No 90, all. Ada A Vogdes to Charles Lorber; 7 5-12 years, from Dec 1, 1906. Nov 19, 1907. 7:1982.....300

Madison st, No 162. Subordination of lease to mort. Emil and Barnet Reibstein and Nathan and Harry Hirshfeld with Caroline C Bishop. Nov 15. Nov 20, 1907. 1:272. nom

Madison st, Nos 278 and 280... ..... ... ... ... ... ..... 10th st, Nos 380 and 382 East... ..... ..... ..... | Assigns lease. Max Goldstein to David Katz. Nov 16. Nov 18, 1907. 2:392, 1:269 ... ..... ..... ... ... ... ..... 350

Monroe st, No 39, all. David Kotler to Raffaele La Porta and ano; 3 years, from Dec 1, 1907. Nov 21, 1907. 1:276....3,100

Pitt st, No 67, all. Robt O Webb to Arnold Mollenick; 10 years, from Nov 1, 1906. Nov 20, 1907. 2:343... ... ... ..... 3,200

South st, No 75, s w cor Maiden lane, all. John N Crusius to Elisabeth Thuesen, of Hoboken, N J; 5 years, from May 1, 1912. Nov 15, 1907. 1:37..... ..... ... ..... .....3,600

Same property. Assign lease. Elisabeth Thuesen to Lena Albrecht. Nov 14. Nov 15, 1907. 1:37.....nom

Suffolk st, No 53, all. Robt O Webb to Arnold Mollenick; 10 years, from Nov 1, 1906. Nov 20, 1907. 2:351... ... ...3,400

West st, No 172, all except south store. Nathan B Coehn to Samuel Stern; 5 years, from May 1, 1907. Nov 15, 1907. 1:131..2,100

8th st, No 405 East, store, next floor and basement. Kalman Goldman and ano to Benjamin Jacoby; 5½ years, from Nov 1, 1907. Nov 21, 1907. 2:365.. ... ... . ... ... ... ... ... .960

13th st, No 14 East. Surrender lease, &c. Annie Essers to William Elfers. All title. Nov 15. Nov 16, 1907. 2:570.....nom

21st st, No 31 East. Subordination of lease to mort. Morse-Broughton with David J King et al EXRS, &c, Edw J King. Nov 19. Nov 21, 1907. 3:850. .. ..... ..... .... .....nom

22d st, No 142 East, all. Dr Leonard Landas to Robert Shepherd; from Nov 15, 1907, to May —, 1909. Nov 18, 1907. 3:877..... ... ..... ..... ..... .... .. ..1,350

27th st, Nos 142 to 146 East. Surrender lease. Fredk S Justice to Edward W Browning. Nov 13. Nov 18, 1907. 3:882.. ..nom

32d st, Nos 29 to 35 West 33d st, Nos 30 to 34 West | loft or room B in 4th sty. Bankers Construction Co to S J Manne & Bro; 5 years, from Feb 1, 1908. Nov 18, 1907. 3:834....3,375 to 4,000

40th st, No 336 East. Subordination of lease to mort. Antonio and Giuseppe Bartolatta with Adolph S Miller. Nov 12. Nov 15, 1907. 3:945..... ..... ..... ..... ..... .... nom

42d st, Nos 216 and 218 East, 50x—, all. Frank Dobson to Standard Oxygen Co; 15 5-12 years, from Dec 1, 1907. Nov 15, 1907. 5:1315..... ..... ..... .....5,000 to 6,000

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# LENOX IRON WORKS, Inc.

HUGH J. LAWLER, Treasurer

BEAM YARD: 132d STREET, PARK TO LEXINGTON AVENUES

STRUCTURAL STEEL AND ORNAMENTAL IRON

Office, 1959 Park Ave., CORNER 132d ST.


42d st, Nos 637 to 645 West, rear parts. Assign lease. Edward Mason to Walter A Wells. Nov 12. Nov 21, 1907. 4:1090. ..... nom

42d st, Nos 635 to 645 West. Assign lease. Harvey Auto Shop to Edward Mason. April 22. Nov 21, 1907. 4:1090.. ... ...nom

42d st, No 47 East, n e cor Madison av, 1st sty front and basement under store. Joseph Milbank to Childs Company; 4 7-12 years, from Oct 1, 1907. Nov 20, 1907. 5:1277.....16,000

43d st, No 527 West, store, &c. Paul Diehl to Hugh McDonough; 5 5-12 years, from Dec 1, 1907. Nov 19, 1907. 4:1072. .....600

44th st, No 520 West, all. Wilhelmina D Torney to Harry Hohenstein and ano; 5 years from May 1, 1908. Nov 19, 1907. 4:1072..... .....1,680 and 1,800

48th st, No 338 East, all except store and basement. John Schildknecht to Max Rosenblum; 5 years, from Nov 1, 1907. Nov 18, 1907. 5:1340..... .....1,500

50th st, No 23, n s, 378 w 5th av, 21x100.5. Assign lease. Henry R Winthrop to Alice W wife of Henry R Winthrop. B & S. All title. Oct 25. Nov 16, 1907. 5:1266.. .. .. .. .. .. .. ..nom

50th st, No 23, n s, 378 w 5th av, 21x100.5. The TRUSTEES of Columbia College, City of N Y, to Henry R Winthrop; 21 years, from June 1, 1906. Nov 16, 1907. 5:1266.. .. .. .. .. ..2,205

Same property. Consent to assign lease. Same to same. Nov 14. Nov 16, 1907. 5:1266.. .. .. .. .. .. .. .. .. .....—

106th st, No 337 East. Assign lease. Ferdinand Munch Brewery to Sebastino Di Palermo. Oct 31. Nov 21, 1907. 6:1678....nom

Same property. Assign lease. Sebastian Di Palermo to Consumers Brewing Co. Oct 31. Nov 21, 1907. 6:1678.. .. .. ..nom

114th st, No 341 East. Surrender lease. Giovanni Guarino to Mendel Tamor. All title. Nov 14. Nov 15, 1907. 6:1686..nom

122d st, No 504 West. Assign lease. Isaac Huppert and ano to Chas J Govern. Nov 4. Nov 19, 1907. 7:1976... ... ... nom

122d st, No 508 West. Assign lease. Isaac Huppert and ano to Chas J Govern. Nov 4. Nov 19, 1907. 7:1976.. .....nom

134th st, No 4, s s, 75 e 5th av, all. Maurice Frankel to Fannie Rabinowich; 3 years, from Oct 1, 1907. Nov 19, 1907. 6:1758. .....1,400

Amsterdam av, Nos 1046 and 1048, all. Joseph Wittner and Louis A Jaffer to the Upper Broadway Realty Co; 4 10-12 years, from Dec 1, 1907. Nov 13, 1907. 7:1883. Corrects error in last issue when location was Broadway, Nos 1046 and 1048, also block 1833. ..... .....8,000

Audubon av, No 271, store. Louis Cohen to Harris Strong; 3 years, from Sept 1, 1907. Nov 21, 1907. 8:2152.. .....420

Bowery, No 364, s w cor 4th st, all. Mary Defendorf to Eugenie Combe; 10 years, from Sept 1, 1907. Nov 18, 1907. 2:531. .....3,500

Broadway, No 3517, n w cor 144th st, store and basement. Geo A Fisher Co to Chas H Halper; 10 years, from Feb 1, 1908. Nov 19, 1907. 7:2091..... ...1,500 to 1,800

Broadway, No 699, basement and sub-basement. David L Newborg to Charles Zimmerman; 5 years, from Feb 1, 1909. Nov 19, 1907. 2:546... ... ... 3,000 and 3,250

Broadway, s w cor 140th st. Subordination of lease to mort. Woolfert Drug Co with Dry Dock Savings Inst. Nov 16, 1907. 7:2087..... ..nom

Broadway, No 625. Surrender lease. Ellsworth Childs to Emma L Jacob. All title. Nov 14. Nov 16, 1907. 2:523.. .. ....nom

Lexington av, No 1055, s e cor 75th st. Assign lease. Frank Toomey to John W Johnston. Nov 20, 1907. 5:1409.. ....nom

West End av, No 54, corner store and basement. Joseph Freedman to Michael Rowan; 8 6-12 years, from Nov 1, 1907. Nov 18, 1907. 4:1153..... .....1,500

1st av, No 176, store, basement and 1st floor. Carmela De Benedictis to Attilio Limongelli and ano; 5 years, from Dec 1, 1907. Nov 19, 1907. 2:438..... .....2,400

2d av, No 629. Assign lease as collateral for note of $1,000. Joseph Loewy to Edward Freund. Sept —, 1907. Nov 15, 1907. 3:915..... .....nom

2d av, No 2039, corner store, &c. Jere H Moore to Guiseppe Cudemo; 5 years, from Dec 1, 1907. Nov 21, 1907. 6:1654..1,140

3d av, No 1897, s e cor 105th st. Surrender lease. Cornelius Roche to I Henry Walker, of Bayville, L I. All title. Oct 1, 1906. Nov 18, 1907. 6:1654.. .....nom

3d av, No 1327, s e cor 76th st, No 200, all. Pauline Goldstein to Chas Daly; 7 7-12 years, from Oct 1, 1907. Nov 21, 1907. 5:1430..... .....3,500

3d av, No 670, store, &c. William Kellner et al EXRS Moritz Kellner to Meyer Silverman and ano; 7 9-12 years, from Aug 1, 1907. Nov 21, 1907. 5:1297..... .....1,600

3d av, No 1333, store. Kath R Saxton to Antonio Carelli and ano; 5 years, from May 1, 1908. Nov 21, 1907. 5:1431.. ..900

3d av, No 509, store, &c. Benj H Irving to Dederick Brakmann; 6½ years, from Nov 1, 1907. Nov 21, 1907. 2:915..1,300 and 1,400

3d av, No 1964, store, &c. Wm M Walker to Patrick J Moriarty; 5 years, from Dec 1, 1907. Nov 20, 1907. 6:1635.. .. ..1,680

5th av, No 1360, n w cor 113th st, store, &c. John McCarthy to Barney Mishking; 2 years, from May 1, 1910. Nov 19, 1907. 6:1597..... .....1,680

5th av, No 1354. Assign lease. Leon Botengoff to Louis Klein. All title. Nov 19, 1907. 6:1596.. ... ... ... ... ..... nom

6th av, No 217, w s, bet 14th and 15th sts, all. Laurent S Mitchell et al to Bernard and Samuel King; 5 years, from Sept 1, 1907. Nov 20, 1907. 3:790... ... ..... ... .. .... .....6,000

7th av, No 2056, store, &c. Merger Realty Co to Albert and Hattie Bechter; 4½ years, from Nov 1, 1906. Nov 20, 1907. 7:-1928..... .....1,272 to 1,392

7th av, s e cor 136th st, store, basement, &c. Irving Simon to Wm Koehler and ano; 10 years, from Jan 1, 1908. Nov 21, 1907. 7:1920... ... ... ... ... ... ... ... ... 1,800 to 2,300

7th av, No 468, stores. Harry Levey to Arturo Razzetti and ano; from Nov 15, 1907, to Oct 31, 1910. Nov 19, 1907. 3:785. .....1,380 to 1,620

8th av, No 2366, s e cor 127th st, store, &c. Selena L Bloch and ano to Thomas J Clines; 10 years, from Dec 1, 1907. Nov 19, 1907. 7:1932... ... ... ..... ... ... ... ... ..1,800 and 2,100

8th av, No 2366, s e cor 127th st. Assign lease. Thos J Clines to Davies J Marshall. Nov 19. Nov 20, 1907. 7:1932.....nom

Same property. Re-assign lease. Davies J Marshall to Thos J Clines. Nov 20, 1907. 7:1932... ... ... ... ... ... ..... nom

10th av, No 534, s e cor 40th st, store, &c. Chas A Wingert to Laurence Banks; 3 5-12 years and 15 days, from Nov 15, 1907. Nov 18, 1907. 3:737.. .. .. .. .. .. .... .. .. .. 1,200 and 1,500

## BOROUGH OF THE BRONX.

180th st, s e cor Prospect av, 1st floor and cellar. Tommaso Giordano to Isidore Wilson; 5 years, from May 1, 1907. Nov 18, 1907. 11:3096..... ... ... ... ... ... ... ...720 and 900

Bathgate av, n e cor 180th st, store, &c. Domenico Cilento et al to William Stacom; 5 years, from May 1, 1907. Nov 16, 1907. 11:3047... ... ... ... ... ..... ... ... .....720 and 900

*Boston road, cor South 5th av, 6 acres. Louis Keller to Mina Keller; 2 years, from Nov 13, 1907. Nov 21, 1907... .. ....1,160

*Holland av, s w cor Van Nest av, store. Guiseppe Natale to Giovanni Amendolari; 4 7-12 years, from Oct 1, 1907. Nov 21, 1907..... ... ... ... ... ... ... ... ... ... ... ... ... 600

Melrose av, No 869, store, &c. Stephen Kraser to Simon Pfifer; 5 years, from July 1, 1907. Nov 19, 1907. 9:2407..300 and 360

Morris av, s e cor 155th st, store, &c. Bertha Volkening to Henry S Heitmann; 3 years, from May 1, 1909. Nov 19, 1907. 9:2414..... ... ... ... ... ... ... ... ... ... ..... 1,000

Prospect av, w s, 77 w 160th st, store, No 4. James F Meehan to N Sakelos & Co; 5 years, from completion of store. Nov 21, 1907. 10:2677... ... ... ... ... ... ... ... ... .....1,200

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

November 15, 16, 18, 19, 20 and 21.

## BOROUGH OF MANHATTAN.

Albrecht, Lena to Elisabeth Thuesen. South st, No 75. Saloon lease. Nov 14, demand, 6%. Nov 15, 1907. 1:37. 9,100

An Association for the Relief of Respectable Aged Indigent Females in City of N Y, with Geo Kitt. Edgecombe av, No 142. Extension of mort. Oct 12. Nov 18, 1907. 7:2043. nom

Archer, Mary widow of Allendale, N J; Hattie E Archer widow of N Y; and Geo M to Augustine C Smith. 8th av, No 340, n e cor 27th st, Nos 265 to 273, 24.6x81.10. Prior mort $30,000. Nov 12, due May 1, 1909, 6%. Nov 18, 1907. 3:777. 18,000.

Apartment Construction Co with LAWYERS TITLE INS AND TRUST CO. 7th av, s e cor 111th st, No 150, 100.11x150. Agreement that mortgage will become due and payable Dec 14, 1907. Nov 15, 1907. 7:1820. nom

Acker, Edward A to Benj J Cohen and ano trustees Simon Cohen. 94th st, No 31, n s, 275 w Central Park West, 12.5x100.8. Nov 19, 3 years, —%. Nov 20, 1907. 4:1208. 11,000

Buckmann, Augusta C wife of Frederick J to Hebrew Orphan Asylum of City N Y, a corpn. Amsterdam av, No 1295, e s, 50.11 s 124th st, 25x100. Nov 19, 5 years, 5%. Nov 20, 1907. 7:1964. 18,000

Banks, Lawrence to Lion Brewery. 10th av, No 534, s e cor 40th st. Saloon lease. Nov 13, demand, 6%. Nov 18, 1907. 3:737. 3,500

Bohland, Wilhelmina and Rosina Alkier to Johann Steininger. Allen st, No 205, s w cor Houston st, Nos 163 and 165, 99.10x 43x99.11x43. Prior mort $78,000. 1 year, 6%. Nov 20, 1907. 2:417. 19,000

Bergenstein, Charles to BROOKLYN TRUST CO. trustee, &e, Edmund W Corliss. 56th st, No 139, n s, 72 e Lexington av, 20x 100.5. 3 years, 5½%. Nov 20, 1907. 5:1311. 15,000

Bradley, Frank to Geo B Jaques. 75th st, n s, 75 w West End av, 25x65. P M. Nov 11, 2 years, 5%. Nov 21, 1907. 4:1185. 10,000

Bohaty, Antonie to Mayer Katzenberg. 1st av, No 1308, e s, 34.4 n 70th st, 25x87. P M. Nov 21, 1907, due, &c, as per bond. 5:1465. 19,000

Brown, Harris to James Suydam. 9th st, No 619, n s, 25x92.3. Nov 21, 1907, due, &c, as per bond. 2:392. 18,000

Bloch, Henry M and Louis to Jacob Bloch. Broome st, No 250, n s, 57.1 w Ludlow st, 30.6x87.6. Prior mort $34,000. Nov 16, 5 years, 6%. Nov 21, 1907. 2:409. 11,000

Benoliel, David J with Charlotte Lederer. Av B, No 202, w s, 55 n 12th st, 18.4x60. Extension mort. Nov 1. Nov 20, 1907. 2:406. nom

Berg, Philip, of N Y, George Berg, of Hillsboro, Ohio, Margt Wolfe, of N Y, Chas F Berg and Susan Heinemann, of N Y, Chas Ingebrand, of St Paul. Minn, Mary I Allison, Margt I O'Bryan and Kath S Ingebrand, of St Paul, Minn, Geo C Ingebrand, of Williston, No Dak, Augusta A and Chas M Ingebrand, of St Paul, Minn, heirs George Berg to Frederic de P Foster. 7th av, No 377, s e cor 31st st, Nos 160 and 162, 25.3x75; 7th av, No 373, e s, 46.3 s 31st st, 21x75. Nov 16, 5 years, 5%. Nov 20, 1907. 3:806. 35,000

Birnbaum, Samuel to Abraham Rosenthal. Eldridge st, Nos 232 and 234, e s, 125 n Stanton st, 50x87.6; Madison st, No 328, s w cor Scammel st, Nos 25 and 27, 25x90.6. Nov 21, 1907, 10 months, 6%. 2:417, 1:266. notes, 2,000

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ARCHITECTURAL IRON WORK | EXCELLENCE ECONOMY | HERVEY THOMPSON 176-178 E. 119th St., New York, N. Y.

Bueren, Helen M to Eliza F Roxbury et al. 11th st, No 32, s s, 550.10 e 6th av, 22x94.10. Nov 15, 3 years, 5½%. Nov 21, 1907. 2:574. 17,500

Burke, Teresa C to UNION TRUST CO, N Y. 39th st, No 226, n s, 268.9 e 3d av, 31.6x98.9. Nov 14, due Oct 1, 1912, 5%. Nov 16, 1907. 3:919. 20,000

Blanchard, Minnie to Ida M Murphy. 72d st, No 165, n s, 136 e Amsterdam av, 20x102.2. P M. Prior mort $35,000. Nov 15, 1 year, 6%. Nov 16, 1907. 4:1144. 10,000

Same to Mary A A Woodcock. Same property. P M. Nov 15, 3 years, 5%. Nov 16, 1907. 4:1144. 35,000

Bibby, Andrew A to Cosmopolitan Realty Co. Lexington av, No 533, e s, 33.9 s 49th st, 16.8x70. P M. Nov 14, due July 10, 1909, 6%. Nov 16, 1907. 5:1303. 5,200

Byrd, Geo H with Julia A Meehan, Jane E Taaffe and Helen M Cain. 42d st, No 310, s s, 175 w 8th av, 25x98.9. Extension mort. Nov 6. Nov 15, 1907. 4:1032. nom

Bornhoeft, Edward to Emile Lams. 133d st, No 254, s s, 200 e 8th av, 29.2x99.11. 3 years, 6%. Nov 15, 1907. 7:1938. 4,000

Bernheim, Benj and Charles and Theresa Blumenthal to TITLE GUARANTEE AND TRUST CO. 37th st, No 210, s s, 141.7 w 7th av, 20.11x60. Nov 18, due, &c, as per bond. Nov 19, 1907. 3:786. 12,000

Bienenthal, James with BANK FOR SAVINGS in City N Y. 84th st, No 533 East. Extension mort. Nov 14. Nov 19, 1907. 5:1581. nom

Browning, Frank W to Edw de C Chisholm. South st, No 84, n s, abt 98 e Fletcher st, 17.9x74.5x18.1x74.7, n e s; also all that plot in rear South st, Nos 83 to 85, containing in breadth at s e end, 54.5 at n w end 55.7 and in length 90 on each side; South st No 85, n s, abt 45 w Burling slip, 17.9x74.7x17.9x74.9. Prior mort $166,000. Nov 16, 3 years, 6%. Nov 19, 1907. 1:7. 34,000

Bradley, Daniel to Adolph D Bendheim. Broadway, Nos 1367 and 1369, s w cor 37th st, No 122, 43.7x85.7x41.1x71.8. Due Feb 19, 1908, 6%. Nov 19, 1907. 3:812. 3,000

Bloomingdale Leasing Co to Morris H Hayman and ano. Broadway, Nos 2644 to 2654, s e cor 101st st, No 202, runs s 150 x e 150 x s 51.10 to n s 100th st, x e 50 x n 51.10 x e 25.8 to c l Old Bloomingdale road, x n — x w 229 to beginning. Leasehold. Nov 14, 5 years, 6%. Nov 19, 1907. 7:1872. 20,000

Same to same. Same property. Certificate as to above mort. Nov 14. Nov 19, 1907. 7:1872. nom

Brin, Henry and Morris Ettinger to Emma P Whiterhorne. Pleasant av, No 328, n e cor 118th st, No 500, 25.5x76. Nov 14, 5 years, 5%. Nov 19, 1907. 6:1815. 15,000

Same to Aaron Hirsch. Same property. Prior mort $15,000. Due Jan 1, 1913, 6%. Nov 19, 1907. 6:1815. 8,000

Burnett, Harry to Adolph Rosenberg. Delancey st, No 192½, n s, 41.10 w Ridge st, 25x51.10. Prior mort $——. Nov 14, due May 14, 1908, 6%. Nov 18, 1907. 2:343. 1,500

Browning, Frank W, of Norwich, Conn, with Chas F Noyes. South st, Nos 84 and 85, also plot in rear of Nos 83, 84 and 85 South st. Agreement as to clause in mort dated May 29, 1907. Nov 16. Nov 18, 1907. 1:72. nom

Berkman, Davis to Julius H Reiter. Market st, Nos 31 and 33, w s, 50 n Madison st, 50x88. Prior mort $80,000. Oct 29, installs, 6%. Nov 18, 1907. 1:277. 4,850

Broadway-Cortlandt Co to METROPOLITAN LIFE INS CO. Broadway, Nos 169 and 171, s w cor Cortlandt st, Nos 1 to 11, 56.6x104.2x56.1x106.1. Leasehold. Given as collateral security for mort of $1,250,000 covering Nos 165 and 167 Broadway and 15, 17 and 21 Cortlandt st. Nov 15, 1907, due Nov 1, 1917, —%. 1:62. 1,250,000

Broadway-Cortlandt Co to METROPOLITAN LIFE INS CO. Cortlandt st, Nos 13 to 27, s e cor Church st, Nos 13 to 17, runs e 208.9 x s 56.1 x e 104.3 to Broadway, Nos 165 and 167, x s 37.6 x w 103.3 x s 12.2 x w 33 x s 18.5 x w 103.7 x n 17 x w 64.1 to e s Church st x n 105.6 to beginning. Nov 15, 1907, 10 years, 6%. 1:62. 1,250,000

Same to same. Same property. Certificate as to above mort. Nov 15, 1907. 1:62. —

Bloch, Henry to James Suydam. 86th st, No 339, n s, 225.6 w 1st av, 19.6x100.8. Nov 15, 1907, 5 years, 5%. 5:1549. 15,000

Same and Charles Pfeiff with same. Same property. Subordination mort. Nov 15, 1907. 5:1549. nom

Bradley, William to George Brown as committee Henry Brown. 3d av, No 334, w s, 42 s 25th st, 21x84. P M. Nov 13, due, &c, as per bond. Nov 15, 1907. 3:880. 15,000

Bonn, Michael to Callinan Rouse. 17th st, Nos 227 to 239, n s, 280 w 7th av, 120x40x120.4x42.5; Spring st, No 48, s w cor Mulberry st, Nos 209 and 211, 25.3x98.9x25x93. Nov 14, 1 year, 6%. Nov 15, 1907. 3:767, 2:481. 5,000

Callender, Mary R with Paul Chopak. 12th st, No 527, n s, 346 e Av A, 25x½ blk. Extension mort. Oct 30. Nov 20, 1907. 2:406. nom

Campbell, Geo W and Jessie with Geo F Warren, Jr, exr Clara A James. 20th st, No 347, n s, 205 e 9th av, 15x91.11. Subordination mort. Nov 19. Nov 20, 1907. 3:744. nom

Cohn, Henrietta with Saml Goldberg. 103d st, No 141 East. Extension mort and consent to same. Nov 14. Nov 20, 1907, 6:-1631. nom

Crohn, Theo with Henry C Noble. 119th st, No 312 West. Subordination mort. Nov 14. Nov 20, 1907. 7:1945. nom

Central Trust Co of N Y with Elbridge H White. 84th st, No 343, n s, 417 w West End av, 16x102.2. Extension mort. Nov 20, 1907. 4:1246. nom

Cohen, David J to Josiah H DeWitt. Madison av, Nos 1828 and 1830, s w cor 119th st, 40.11x75. Nov 15, 5 years, 5%. Nov 20, 1907. 6:1745. 50,000

Same and Golde & Cohen, a corpn, and Van Norden Trust Co with same. Same property. Subordination mort. Nov 15. Nov 20, 1907. 6:1745. nom

Campbell, Chas W, of Millerton, N Y, to Lizzie, James Jr and John Campbell exrs James Campbell. 119th st, No 5, n s, abt 80 w 5th av, —x—. Assignment of all right, title, &c, in estate James Campbell to secure $1,498.67. July 31. Nov 21, 1907. 6:1718. nom

Cornely, Geo H, of Baychester, N Y, to TITLE GUARANTEE AND TRUST CO. 10th st, No 234, s s, 153 w 1st av, 22x92.4. Nov 19, 1907, due, &c, as per bond. 2:451. 2,000

Crawford, Louise H to TITLE GUARANTEE & TRUST CO. Beach st, No 55, n s, abt 25 w Collister st, 25x100. 1-3 part. All title. Nov 14, due, &c, as per bond. Nov 19, 1907. 1:214. 1,000

Chelsea Realty Co with Benj Nieberg. 136th st, Nos 15 to 19, n s, 235 w 5th av, 99.10x99.11; 136th st, No 23, n s, 372.6 w 5th av, 37.6x99.11. Extension of four morts. Nov 7. Nov 19, 1907. 6:1734. nom

Campbell, Geo W, of Brooklyn, N Y, to Geo F Warren, Jr, exr Clara A James. 20th st, No 347, n s, 205 e 9th av, 15x91.11. 3 years, 5½%. Nov 19, 1907. 3:744. 7,500

Chisholm, Geo E, of Morristown, N J, with Saml and Abraham Fine. 1st av, No 11. Extension mort. Nov 14. Nov 19, 1907. 2:442. nom

Camp, Antoinette with Jeremiah W Dimick. 7th av, Nos 271 and 273. Extension mort. Nov 4. Nov 18, 1907. 3:801. nom

Chapin, Eugenia with Mary T Casey. 8th av, No 2083, w s, 25.5 s 113th st, 25x100. Extension mort. Nov 15. Nov 18, 1907. 7:1847. nom

Cervante, Mary A A to Wm C Lester and ano exrs John Pennington. 134th st, No 114, s s, 233.6 w Lenox av, 28x99.11. 3 years, 5½%. Nov 18, 1907. 7:1918. 18,000

Crane, Rebecca R wife Clinton H with SEAMENS BANK FOR SAVINGS in City N Y. 70th st, No 120 East. Extension mort. Nov 15, 1907. 5:1404. nom

Crane, Rebecca R wife Clinton H to SEAMENS BANK FOR SAVINGS in City N Y. 70th st, No 120, s s, 224.8 e Park av, 20x100.5. Nov 15, 1907, 3 years, 5%. 5:1404. 15,000

Connolly, Mary with Julius Miller, Adolph Schwartz and Simon Steiner. Mangin st, Nos 3 to 11. Extension mort. Nov 13. Nov 15, 1907. 2:321. nom

Cromwell, Agnes wife Seymour LeG to TITLE GUARANTEE & TRUST CO. 53d st, No 8, s s, 175 e 5th av, 25x100.5. Nov 11, due, &c, as per bond. Nov 15, 1907. 5:1288. 100,000

Dougan, Joseph W to TITLE GUARANTEE & TRUST CO. 117th st, No 415, n s, 222 e Amsterdam av, 18x100.11. Nov 14, due, &c, as per bond. Nov 15, 1907. 7:1961. 12,000

De Waltoff, D Boris, of Brooklyn, to Mary L Fraser. 182d st, Nos 517 and 519, n s, 200 w Amsterdam av, 50x79.9. Nov 15, 1907, 5 years, 5%. 8:2155. 30,000

Draper, Ruth D to Lena Keighley. 36th st, No 125, n s, 100 w Lexington av, 14x98.9. 3 years, 5%. Nov 20, 1907. 3:892. 26,000

Decker, Wm F with Chas V Hoffman. 74th st, No 247 West. Extension mort. Nov 12. Nov 21, 1907. 4:1166. nom

Donohue, Philip to DeWitt C Flanagan and ano trustees, &c. Broadway, No 2188, e s, 77.4 s 78th st, 25.9x30.5x25.6x34.1. Prior mort $8,000. Nov 13, demand, 5%. Nov 16, 1907. 4:-1169. 12,044.72

Daily, Geo and John A Carlson to DRY DOCK SAVINGS INST. Broadway, s w cor 140th st, No 600, 99.11x75. Nov 15, 1 year, 5%. Nov 16, 1907. 7:2087. 130,000

Elting, Fannie B to Wm C Stuart and ano trustees for Virginia S Mackay-Smith will Ellen E Ward. 136th st, No 157, n s, 200 e 7th av, 12.6x99.11. P M. 3 years, 4½%. Nov 15, 1907. 7:-1921. 4,000

Ehmann, George to Peter Doelger. Property not given. Saloon lease. Nov 19, demand, 6%. Nov 20, 1907. 2:378. 1,000

EAST RIVER SAVINGS INSTN with Saml Davis. 81st st, No 324, s s, 257.6 e 2d av, 26.3x102.2. Extension mort. Nov 14. Nov 20, 1907. 5:1543. nom

EAST RIVER SAVINGS INSTN with Saml Davis. 81st st, No 326, s s, 283.9 e 2d av, 26.3x102.2. Extension mort. Nov 14. Nov 20, 1907. 5:1543. nom

EQUITABLE LIFE ASSUR SOC of the U S with Wm R Willcox. 57th st, No 10 East. Extension mort. Nov 20, 1907. 5:1292. nom

EMIGRANT INDUST SAVINGS BANK with Isabella Unger. 2d av, No 979, w s, 20.5 s 52d st, 20x70. Extension mort. Nov 6. Nov 19, 1907. 5:1325. nom

Fox, Julius B to Wm A Spencer and ano trustees Lorillard Spencer will Eleanora L S Cenci. Mott st, No 280, e s, 101.6 s Houston st, 25x81.3x25x81.2. Nov 19, 5 years, 5%. Nov 20, 1907. 2:508. 23,000

Fox, Julius B to Georgianna wife of and Geo C Keep, tenants by the entirety. Sullivan st, No 77, e s, 200 s Spring st, 25x100. P M. 5 years, —%. Nov 20, 1907. 2:489. 25,000

Fink, Diederich with Diedrich O'Haaren and Geo A Mohlman exrs Herman G Mohlman. Greenwich st, No 328, w s, 50 s Jay st, 25x80. Extension mort. Nov 8. Nov 19, 1907. 1:142. nom

Fantel, Anna with Mayer Katzenberg. 1st av, No 1308, Subordination mort. Nov 9. Nov 21, 1907. 5:1465. nom

Fairbanks, Ernest A, of Yonkers, to Fannie H Hamilton. Manhattan st, No 46, s w s, 203.4 n w 125th st, 25x81. Nov 15, 3 years, 5%. Nov 16, 1907. 7:1966. 18,000

Same to Martin Rothschild. Same property. Prior mort $18,000. Nov 15, 3 years, 6%. Nov 16, 1907. 7:1966. 4,000

Flood, Eugene J to LAWYERS TITLE INS AND TRUST CO. 40th st, No 216, s s, 200 w 7th av, 14.3x98.9. Nov 15, 5 years, 5%. Nov 16, 1907. 3:789. 6,000

Fuller, Frederic J to Sarah G Fuller. 145th st, No 456, s s, 142 w Convent av, 15x99.11. Due Oct 1, 1908, 6%. Nov 15, 1907. 7:2059. 2,000

Faulkner, Charles S to Albert R Shattuck and ano. 78th st, Nos 167 to 171, n s, 180.6 w 3d av, 54.6x102.2; 78th st, No 163, n s, 253 w 3d av, 18x102.2. Prior mort $——. Nov 18, 1 year, 5%. Nov 19, 1907. 5:1413. 2,000

Figge, Helene, of White Plains, N Y, to John Leinung. 15th st, No 137, n s, 194 w 3d av, 23.6x103.3. Prior mort $10,000. Nov 18, due, &c, as per bond. Nov 19, 1907. 3:871. 6,000

Fischer, Louis to Chas Fischer. 58th st, No 304, s s, 100 w 8th av, 21x100.5. Prior mort $40,000. Nov 16, 5 years, 6%. Nov 19, 1907. 4:1048. 10,000

Ferriberry, Joseph F to LAWYERS TITLE INS AND TRUST CO. 73d st, No 120, s s, 200 w Columbus av, 16.8x102.2. 3 years, 5½%. Nov 18, 1907. 4:1144. 15,000

Farrell, Katherine G and Mary A O'Brien to Frank G Budd. 3d av, No 2359, s e cor 128th st, Nos 200 to 204, 25x105. Prior mort $35,000. Nov 14, due, &c, as per bond. Nov 18, 1907. 6:-1792. 7,500

Fox, Horace E with Louisa Minturn. 84th st, No 19 West. Extension mort. Nov 1. Nov 15, 1907. 4:1198. nom

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

Gehringer, Wm G and Adolph Hell to Henry P Ammidown. 47th st, No 544, s s, 250 e 11th av, 25x100.4. Nov 13, 5 years, 5½%. Nov 15, 1907. 4:1075. 18,000

Goldwasser, Max, of Brooklyn, N Y, to Joseph Rabinowitz. Ludlow st, No 154, e s, 75 s Stanton st, 25x89.2. Prior mort $4,000. Nov 15, 1907, due May 15, 1911, 6%. 2:411. 4,000

Grune, Frederick to Isaac Feigel and ano. Amsterdam av, No 647, e s, 82.5 n 91st st, 27.6x100. P M. Prior mort $29,500. Nov 16, due, &c, as per bond. Nov 18, 1907. 4:1222. 4,900

Gudebrod, Fredk C to F A Drews. Amsterdam av, No 930, Store lease. Nov 18, 1907, installs, —%. 7:1877. Notes 800

Geller, Abraham to Joseph Larchan. 94th st, No 241, n s, 131.4 w 2d av, 25.9x100.8. Prior mort $17,000. Due June 1, 1910, 6%. Nov 18, 1907. 5:1540. 1,000

Goldberg, David to Edward A Acker. 94th st, No 31, n s, 275 w Central Park West, 12.5x100.8. P M. Prior mort $11,000. 1 year, 5%. Nov 19, 1907. 4:1208. 4,000

Gerlich, Charles to Marie Keuerleber. 97th st, No 157, n s, 127 w 3d av, 27x100.11. Oct 28, due Jan 1, 1910, 6%. Nov 19, 1907. 6:1625. 1,000

Gaige, Grace N to TITLE GUARANTEE & TRUST CO. 31st st, No 131, n s, 47.10 w Lexington av, 18.6x56. Nov 21, 1907, due, &c, as per bond. 3:887. 11,000

Gideon, David to Anthony N Brady. 79th st, No 159, n s, 318.6 w 3d av, 15.6x102.2. Nov 15, 2 years, 5%. Nov 21, 1907. 5:1508. 10,000

Grosberg, Robert with Robert G Monroe exr Martha G de Brulatour. Rutgers st, No 54. Extension mort and consent to same. Nov 7. Nov 21, 1907. 1:255. nom

Grodginsky, Samuel and Isaac Haft and Saml Williams to Margt G Colgate and ano trustees Abner W Colgate. 78th st, Nos 236 and 238, s s, 305 e 3d av, 25x102.2. Nov 19, 1907, 5 years, 5½%. 5:1432. 25,000

Greenberg, Abraham and Abraham Solomon with Wilson M Powell. Rivington st, No 189, s s, 50.7 w Ridge st, 25x102.11. Extension mort. Nov 20, 1907. 2:343. nom

Gussaroff, Elias with METROPOLITAN LIFE INS CO. Broadway, s w cor 142d st, No 600, 99.11x100. Agreement modifying terms of mort. Nov 20. Nov 21, 1907. 7:2088. nom

GREENWICH SAVINGS BANK with Thomas F Murtha. 53d st, No 213, n s, 72.9 w Broadway, also 425 e 8th av, runs n 100.5 x e 62 to w s Broadway, No 1697, x s 25.1 x w 39.8 x s 75.5 to st, x w 25 to beginning. Extension mort. Nov 18, 1907. 4:1025. nom

Hiserad, Edw D to Lion Brewery. Abingdon square, No 14, and Bethune st, Nos 2, 4 and 6. Saloon lease. Nov 13, demand, 6%. Nov 18, 1907. 2:624. 5,500

Hauser, Ernst A to GERMAN SAVINGS BANK, N Y. 65th st, No 321, n s, 250 e 2d av, 25x100.5. 3 years, 5%. Nov 20, 1907. 5:1440. 4,000

House, Julie F to Wm C Adams. 73d st, No 258, s s, 225.8 e West End av, 20x102.2. P M. Prior mort $25,000. Nov 19, 1 year, 6%. Nov 20, 1907. 4:1164. 5,000

Hanson, Thomas H exr Hester Hanson with Solomon Altschuler. 103d st, No 156, s s, 101.6 e Lexington av, 27x100.11. Extension mort. Nov 18. Nov 19, 1907. 6:1630. nom

Hatch, Emma to Henry C Noble. 119th st, No 312, s s, 200 w 8th av, 25x100.11. Nov 19, 5 years, 5%. Nov 20, 1907. 7:-1945. 20,000

Hoguet, Robert G to Ella V Eldredge. 6th av, No 811, w s, 20 s 46th st, 20x80. Nov 19, 5 years, 5%. Nov 20, 1907. 4:998. 30,000

Heine, Henrietta L also known as Elise Schwartz to Felicia Livor. 108th st, Nos 422 and 424, s s, abt 190 w Pleasant av, —x—; 120th st, Nos 445 to 451, n w cor Pleasant av, 125x100.11. Leasehold. Nov 19, installs, 6%. Nov 20, 1907. 6:1701. 1,000

Hall, Wm W and Thos M with THE BANK FOR SAVINGS in City N Y. 81st st, Nos 21 and 23 East. Extension mort. Nov 19. Nov 21, 1907. 5:1493. nom

Hagedorn, Richard to Jennie Kraus. 125th st, Nos 324 to 330, s s, 300 e 2d av, 75x100.11; 125th st, s w s, 375 e 2d av, 25x133 to c l Old Church road, —x150 w s; 125th st, No 332, s w s, 249.6 w 1st av, 0.6x100. P M. Nov 20, due May 15, 1908, 6%. Nov 21, 1907. 6:1801. 7,500

Haggin, James B to LAWYERS TITLE INS AND TRUST CO. 5th av, No 587, e s, 70.5 s 48th st, 30x125. Nov 14, 3 years, —%. Nov 15, 1907. 5:1283. 225,000

Haggin, James B to Helen M Kelly guardian Eugenia Kelly. 140th st, Nos 311 to 317, n s, 150 w 8th av, 100x99.11. Nov 14, 3 years, 6%. Nov 16, 1907. 7:2042. 45,000

Habermann, Johanna individ and as extrx et al with Henrietta B Lighte. Houston st, No 63, s s, 62.2 e Mott st, 24x—x24.11. —x—. Extension mort. Nov 14. Nov 16, 1907. 2:508. nom

Heymann, Leopold to Helena Berk. 46th st, No 204, s s, 100 e 3d av, 15x100.5. Prior mort $6,000. Nov 18, 3 years, 6%. Nov 19, 1907. 5:1319. 1,000

Harbater, Joseph and Solomon Silk to Henry Tishman. 17th st, No 347, n e s, 122 n w 1st av, 22x92. P M. 1 year, 6%. Nov 15, 1907. 3:923. 1,400

Hillman, Abram and Albert Price to TRUST CO OF AMERICA. 2d av, Nos 1060 and 1062, s e cor 56th st, No 300, 40.5x63. Nov 15, 3 years, 5%. Nov 18, 1907. 5:1348. 45,000

Hoe, Robt with METROPOLITAN LIFE INS CO. 98th st, No 303, n s, 80 w West End av, 120x100.11. Extension mort. Nov 12. Nov 16, 1907. 7:1888. nom

Horton, Horace T to Hamilton F Dean. 132d st, No 261, n s, 253 e 8th av, 16x99.11. Nov 15, 1907, 5 years, 5½%. 7:1938. 8,500

Haggin, James B to Harris D Colt trustee will Marie L Cameron. Franklin st, Nos 70 and 72, n s, 276 e Church st, 41.11 to alley x99.7x44.11x99.9. Nov 12, 2 years, 5%. Nov 15, 1907. 1:175. 70,000

Inter-County Realty Co to MUTUAL BANK. Certificate as to mort on property in Queens Co. Oct 18. Nov 20, 1907. ——

Jacob, Joseph with Gesina F Rose and ano. Eldridge st, No 230, e s, 100 n Stanton st, 25x87.6. Extension mort. Oct 24. Nov 20, 1907. 2:417. nom

Johnston, Marion individ and as extrx Nancy Johnston and ano with William Grunbaum. 104th st, No 53, n s, 230 w Park av, 25x100.11. Extension mort. June 29. Nov 15, 1907. 6:1610. nom

JEFFERSON BANK and Abram Hillman and Albert Price with TRUST CO OF AMERICA. 2d av, Nos 1060 and 1062, s e cor 56th st, No 300, 40.5x63. Subordination mort. Nov 14. Nov 18, 1907. 5:1348. nom

Judis, Irving to LAWYERS TITLE INS AND TRUST CO. Amsterdam av, w s, 60.10 n 109th st, 40x100. Nov 18, 5 years, 5½%. Nov 19, 1907. 7:1881. 52,000

Same and Harris Mandelbaum and Fisher Lewine. Same property. Subordination mort. Nov 18. Nov 19, 1907. 7:1881. nom

Same with same. Same property. Subordination mort. Nov 18. Nov 19, 1907. 7:1881. nom

Jacob, Emma L to Leonard Jacob et al trustees John R Lawrence. Fairview av, n s, 276.11 w Av St Nicholas, runs n w 59.5 x w 47.6 x w 21.4 x s w — x w 80.8 x s 163 x s 22.1 to av, x n w 413.10 to beginning. Nov 14, due, &c, as per bond. Nov 16, 1907. 8:2170. 29,194.51

Jones, Joseph W to FIFTH AVENUE TRUST CO trustee Thos Andrews. Broadway, No 2161, n w cor 76th st, No 235, 26.4x 89.6x25.6x83. Nov 15, due, &c, as per bond. Nov 16, 1907. 4:1168. 40,000

Jacoby, Benj to Lion Brewery. 8th st, No 405 East. Saloon lease. Nov 18, demand, 6%. Nov 21, 1907. 2:365. 1,300

Jacobs, Joseph with Aletta Borchers. Eldridge st, No 230, e s, 100 n Stanton st, 25x87.6. Extension mort. Oct 24. Nov 20, 1907. 2:417. nom

Kraus, Henry to TITLE GUARANTEE AND TRUST CO. Bleecker st, No 59, n s, 290 e Broadway, 25.3x100.3 to alley, x19.2x100. Due, &c, as per bond. Nov 20, 1907. 2:529. 25,000

Klein, Louis to Leon Botengoff. 5th av, No 1354. Leasehold. All title. Nov 19. Secures 14 notes, installs, —%. Nov 19, 1907. 6:1596. 1,230

Katz, Samuel to Abraham Jacobi. 3d av, No 536, w s, 49.5 s 36th st, 24.8x95. 5 years, 5%. Nov 20, 1907. 3:891. 15,000

Kehoe, James H to TITLE GUARANTEE & TRUST CO. 119th st, No 429, n s, 304.8 w Pleasant av, 16.8x100.10. Nov 21, 1907, due, &c, as per bond. 6:1807. 2,500

Kaufmann, Rosalie, Gustav and Max trustees for Rosalie Kaufmann, &c, will Leopold Kaufmann with Sophie wife of and Simon Sterns. 86th st, No 110, s s, 105 w Columbus av, 20x 102.2. Extension mort. Nov 12. Nov 20, 1907. 4:1216. nom

Kaufmann, Rosalia, Gustav and Max L trustees for Rosalie Kaufmann, &c, will of Leopold Kaufmann with David E and Flora Alexander. 115th st, No 28, s s, 509 e Lenox av, 20x 100.11. Extension mort. Nov 18. Nov 20, 1907. 6:1598. nom

Kessler, Levi L to Louis Stern. 117th st, No 140, s s, 24 w Lexington av, 16.2x100.11. Mar 7, 1902, demand, 6%. Nov 15, 1907. 6:1644. 553.62

Kirby, John J to Julia W Little. 76th st, No 116, s s, 185.1 w Columbus av, 20x102.2. P M. Prior mort $20,000. Nov 18, 3 years, 6%. Nov 19, 1907. 4:1147. 9,000

Kaufman, Etta to Paul E Bader and ano. 8th av, No 2118, e s, 80.11 n 114th st, 20x80. Prior mort $18,000. 3 years, 6%. Nov 19, 1907. 7:1830. 3,000

Keller, Eleanor I to Sol Kohn. 62d st, Nos 35 and 37, n s, 125 e Madison av, 40x100.5. Nov 18, 1 year, 6%. Nov 19, 1907. 5:1377. 10,000

Kalman, David S to Max J Bernheim. 8th av, No 2583, w s, 24.11 s 138th st, 25x100. Prior mort $29,500. Sept 16, due Mar 16, 1908, 6%. Nov 19, 1907. 7:2041. 2,000

Kirschenbluth, Israel to Jonas Weil and ano. Henry st, No 253, n s, 19.1 e Montgomery st, 28x84.4x28x85.8. P M. Prior mort $25,000. 8 years, 6%. Nov 18, 1907. 1:287. 18,000

Kelly, Wm J to Julie A House. 44th st, No 108, s s, 133.2 w 6th av, 16.10x100.4. P M. 5 years, 5%. Nov 18, 1907. 4:-996. 40,000

Kalman, David S to Albert Ottinger. 2d av, No 1209, w s, 70 s 99th st, 28x100. Feb 1, due Mar 1, 1907, 6%. Nov 18, 1907. 6:1648. 2,200

Kimball, Marion M to Chas F Bauerdorf and ano exrs Albert J Adams. 35th st, No 407, n s, 80 w 9th av, 20x24.9. P M. Nov 14, 3 years, 5%. Nov 15, 1907. 3:733. 5,075

Klepner, Rosa to Michl Bissert. 10th st, No 222, s s, 325 e 2d av, 25x92.4. Nov 14, 5 years, 6%. Nov 15, 1907. 2:451. 10,000

Levin, Abraham A with Cora B Foster. Perry st, Nos 113 and 115, n s, 85.1 e Greenwich st, 45x70x irreg x irreg. Extension mort. Nov 19. Nov 21, 1907. 2:633. nom

Lieberman, Joseph and Moses Goodman with Virginia Danziger and William Hyams exrs Max Danziger. Eldridge st, No 231. Subordination mort. Nov 14. Nov 15, 1907. 2:422. nom

Lederer, Hugo L to Gabriel Schwab. 146th st, n s, 350 w Amsterdam av, 50x99.11. Prior mort $10,000. Sept 24, due, &c, as per bond. Nov 18, 1907. 7:2078. Note 5,000

Lehr, Harry to Jonas Weil and ano. Amsterdam av, n e cor 167th st, runs n 86.1 x e 100 x s 50 x e 100 to w s Jumel pl, x s 166.3 to 167th st, x n w 238.7. Building loan. Nov 18, due Nov 1, 1908, 6%. Nov 19, 1907. 8:2112. 160,000

Same to same. Same property. P M. Nov 18, 1 year, 6%. Nov 19, 1907. 8:2112. 89,500

Longstreet, Archibald C and Saml H and Margt M Phillips and Lydia M Markham individ and as exrs, &c, Saml Longstreet with Chas F Ballard, of Bayonne, N J. 16th st, No 117 West. Extension mort. Sept 11. Nov 19, 1907. 3:792. nom

Little, Julia W to Mary A A Woodcock. 76th st, No 116, s s, 185.1 w Columbus av, 20x102.2. Nov 14, 3 years, 5%. Nov 19, 1907. 4:1147. 20,000

Lippmann, Israel and Milton M Eisman to Michl H Eisman. Broadway, No 414, e s, 33.8 s Canal st, runs s 26.11 x e 85 x n 27 x w 85 to beginning. Prior mort $145,000. June 1, due June 15, 1910, 6%. Nov 16, 1907. 1:196. 34,650

Levy, Ernest M with Israel Rosenkrantz. Willett st, No 49. Extension mort. Nov 1. Nov 21, 1907. 2:338. nom

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Levin, Chas H and Joseph S to Lucy Disbrow et al exrs Hosea B Perkins. Bowery, No 121, e s, abt 75 s Grand st, 25x102. P M. Nov 15, due, &c, as per bond. Nov 16, 1907. 1:304. 21,000

Levin, Chas H and Joseph S to Lydia F McCreery and ano. Bowery, No 121, e s, abt 75 s Grand st, 25x102. P M. Prior mort $21,000. Nov 15, due, &c, as per bond. Nov 16, 1907. 1:304. 9,000

Levy, Jefferson M to Reserve Fund of District Number 1 Order Kesher Shel Barzel, a corpn. Lexington av, No 1256, w s, 42.2 s 85th st, 20x67.2. Nov 21, 1907, due Dec 1, 1910, 5%. 5:1513. 12,000

Luciano, Carmela to Josef Gertner. 114th st, No 221, n s, 310 e 3d av, 25x100.11. P M. Prior mort $20,000. Nov 15, 5 years, 6%. Nov 19, 1907. 6:1664. 7,800

Little, Joseph J to EQUITABLE LIFE ASSUR SOC of the U S. 24th st, Nos 425 to 435, n s, 350 e 1st av, 150x98.9. Nov 21, 1907, due Jan 1, 1911, 6%. 3:956. 175,000

Leerburger, Henry to Tunis G Bergen. Beekman st, No 54, n s, 71.7 w Gold st, 24.11x87.1x23.2x87.1. P M. Prior mort $40,000. 2 years, 6%. Nov 20, 1907. 1:100. 15,000

Leerburger, Henry to Robert D Winthrop trustee under deed of trust. Beekman st, No 54, n s, 71.7 w Gold st, 24.11x87.1x23.2 x87.1. P M. 5 years, 4½%. Nov 20, 1907. 1:100. 40,000

LAWYERS TITLE INS AND TRUST CO with Adolph Schlesinger. 24th st, No 312, s s, 193.9 e 2d av, 18.9x98.9. Extension mort. Oct 24. Nov 19, 1907. 3:929. nom

Lublin, Louis to TITLE GUARANTEE AND TRUST CO. 10th av, No 546, e s, 78.9 s 41st st, 20x64. P M. Nov 19, due, &c, as per bond. Nov 20, 1907. 4:1050. 7,500

Levy, Herman and Arthur to J Rutgers LeRoy trustee for Amelia LeRoy 75th st, No 56, s s, 52 w Park av, 18x84. Nov 19, 5 years, 5%. Nov 20, 1907. 5:1389. 25,000

Murry, Geo W, of Montclair, N J, with Paul Choppak. 12th st, Nos 529, n s, 371 e Av A, 25x½ block. Extension mort. Oct 30. Nov 20, 1907. 2:406. nom

Meyer, John E with LAWYERS TITLE INS AND TRUST CO. 132d st, No 161, West. Extension mort. Nov 12. Nov 20, 1907. 6:1917. nom

Miller, Alice with BANK FOR SAVINGS in City N Y. Park av, Nos 940 and 942, n w cor 81st st, 52.2x100. Extension mort. Aug 15. Nov 19, 1907. 5:1493. nom

Moersch, Philip and Valentine Wille with Cath F Ryer. 12th av, c l or Bennett av (?) at c l 183d st, runs s 55 x e 155.11 to w s Broadway, x n 79.9 to point 24 n from c l 183d st, x 144.3 to c l 12th av, x s 24 to beginning. Extension mort. Nov 16. Nov 19, 1907. 8:2180. nom

MacDonald, John M, of Belleville, N J, to David Frank. 42d st, No 548, s s, 533.4 w 10th av, 19.7x98.9. Nov 21, 1907, due Dec 1, 1910, 5%. 4:1070. 5,000

Maslen, Richard R to Clairville M Benedict and ano trustees Lizzie A Benedict. Broadway, s e s, 125 s w Hawthorne st, runs s e 147.11 x n e 25 x s e 150 to n w s Vermilyea av x s w 75 x n w 298.6 to Broadway x — 50 to beginning. Nov 21, 1907, 3 years, 5%. 8:2234. 10,000

Same to Emil Heller. Same property. Prior mort $10,000. Nov 21, 1907, 1 year, 6%. 8:2234. 5,000

Milano, Dominick to Kate Canepa. New Bowery, Nos 44 to 48, n w s, 77 s w James st, runs w 79.2 x s 55.2 x e 22.5 to n w s New Bowery x n e 75.10. Nov 20, 2 years, 6%. Nov 21, 1907. 1:117. 2,000

Middle-Town Realty Co to METROPOLITAN LIFE INS CO. Amsterdam av, No 2180, n w cor 168th st, 50x100. Nov 21, 1907, due Nov 1, 1912, 5½%. 8:2125. 65,000

Same to same. Certificate as to above mort. Nov 21, 1907. 8:2125. —

Morris, Flora wife of Charles to Meyer Abraham. Frankfort st, No 19, s e cor William st No 198, runs s e along Frankfort st, 29.4 x s w 37.4 x n w 27.4 to William st, x n e 37.4 to beginning. All title. Prior mort $——. Sept 27, 1 year, 6%. Nov 15, 1907. 1:103. 1,500

McCauley, John J to Denis Horgan. 11th av, No 721, n w cor 51st st, Nos 601 and 603 25.1x100. 2 years, 6%. Nov 15, 1907. 4:1039. 5,000

MUTUAL LIFE INS CO of N Y with Wm H Nelson. 29th st, No 163, n s, 121 e 7th av, 23x98.9. Extension mort. Oct 2. Filed and discharged Nov 15, 1907. 3:805. nom

Marcuson, Isaac to Fredk S Isaac. Audubon av, Nos 341 to 345, n e cor 182d st, No 523, 79.9x70. Prior mort $56,000. Given to correct error in mort dated Sept 4, 1907. Oct 28, due Sept 4, 1912, 6%. Nov 15, 1907. 8:2155. 35,000

Moser, Clarence P to Adolph S Miller. 40th st, No 336 East. Certificate as to receipt for payment of $3,500 on account of mort. Nov 14. Nov 15, 1907. 3:945. —

Metzendorf, Solomon and Saml and Wm C Barrett to Lambert Suydam and ano trustees Angelina Henry. 13th st, Nos 220 and 222, s s, 233.2 e Greenwich av, 40.1x89.6x42.2x76.4. Oct 25, due, &c, as per bond. Nov 18, 1907. 2:617. 42,500

Same and Lambert Suydam with same. Same property. Subordination mort. Oct 25. Nov 18, 1907. 2:617. nom

Murtha, Thomas F to GREENWICH SAVINGS BANK. 53d st, Nos 215 and 217, n s, 72.9 w Broadway, also 425 e 8th av, runs n 100.5 x e 62 to w s Broadway, No 1697, x s 25.1 x w 39.8 x s 75.5 to 53d st, x w 25 to beginning. 1 year, 5%. Nov 18, 1907. 4:1025. 11,000

May, Bertha S to Sarah A Purdy. Morningside av East, No 26, e s, 54.7 s 117th st, 27x100. P M. Nov 18, 3 years, 5%. Nov 19, 1907. 7:1943. 21,000

Same to Lester B Churchill. Same property. P M. Prior mort $21,000. Nov 18, 2 years, 5%. Nov 19, 1907. 7:1943. 4,000

MacIntyre, Frances C to Annie U Rosenthal. St Nicholas av, No 173, w s, 32.3 s 119th st, 22.9x107x19.5x95.1. P M. Prior mort $——. Nov 15, 1907, due Dec 2, 1910, 6%. 7:1924. 2,500

Montifiore, Home with Louise Bell and Mary Klinker. 129th st, No 48, s s, 290 w Park av, 37.6x99.11. Extension mort. Oct 21. Nov 16 ,1907. 6:1753. nom

McGovern, Lizzie to Chas F Bauerdorf and ano exrs Albert J Adams. 37th st, No 307, n s, 100 w 8th av, 25x98.9. P M. Prior mort $20,000. 3 years, 5%. Nov 19, 1907. 3:761. 15,175

McTavey, Bernard to Hyman Levin. 55th st, No 540, s s, 225 e 11th av, 25x100.5. Prior mort $10,000. Nov 18, due Nov 29, 1908, 6%. Nov 19, 1907. 4:1083. 2,000

McGlynn, Patrick T to Max M Pullman. 118th st, No 362, s s, 154 e Morningside av, East, 17x100.11. P M. Prior mort $10,500. Nov 15, 1 year, 6%. Nov 19, 1907. 7:1944. 2,000

Mendelson, Celia to Simon E and Max E Bernheimer. Lenox av, No 52, e s, 36.5 n 112th st, 32x100. P M. Prior mort $36,000. 10 years, 6%. Nov 19, 1907. 6:1596. 17,000

Mendelson, Celia to Simon E Bernheimer and ano. Lenox av, No 50, n e cor 112th st, No 57, 36.5x100. P M. Prior mort $45,000. 12 years, 6%. Nov 19 ,1907. 6.1596. 35,000

Moser, Clarence P with Adolph S Miller. 40th st, No 336 East. Subordination agreement. Nov 14. Nov 15, 1907. 3:945. nom

McGovern, Lizzie to Chas F Bauerdorf and ano exrs Albert J Adams. 2d av, No 1161, n w cor 61st st, No 257, 21.3x48.6. P M. Prior mort $12,000. Nov 14, 3 years, 5%. Nov 15, 1907. 5:1416. 13,550

McGlynn, Patrick T to Geo L Donellan. 8th av, No 2180, e s, 50.5 s 118th st, 25x75. Prior mort $——. Nov 15, 3 years, 6%. Nov 19, 1907. 7:1923. 5,000

McKinley Realty and Construction Co to Max Oppenheim. Convent av, No 480, n w cor 151st st, 54.6x84.8x50x62.11. Prior mort $49,000. Nov 15, 5 years, 6%. Nov 19, 1907. 7:2066. 15,000

Same to same. Same property. Certificate as to above mort. Nov 15. Nov 19, 1907. 7:2066. —

Necarsulmer, Henry and Edw trustees Moses Loebenstein with Meyer Barber. Spring st, No 207. Extension mort. Oct 30, Nov 11, 1907. Corrects error in last issue when mortgage read trustees of Sarah Loebenstein. 2:504. nom

New York & White Plains Construction Co to Sadye Cohen. 60th st, No 141 East. Leasehold. Nov 19, due May 1, 1909, 6%. Nov 21, 1907. 5:1395. 10,000

NEW YORK LIFE INS CO with Ida A Mack. 82d st, No 309, n s, 120 w West End av, 20x102.2. Extension mort. Aug 31. Nov 21, 1907. 4:1245. nom

NEW YORK LIFE INS CO with L Jennie Percy. 25th st, No 56, s s, 80 e 6th av, 20x98.9. Extension mort. Nov 6. Nov 21, 1907. 3:826. nom

N Y LIFE INS CO with Harry Fischel. 2d av, Nos 60 and 62, e s, 82.2 s 4th st, 41.2x100x irreg x125. Extension mort. Oct 11. Nov 21, 1907. 2:445. nom

NEW YORK LIFE INS CO with J D Ranck. Broome st, No 424, n s, 75 e Crosby st, 25.4x106.2x25x107.7. Extension mort. Oct 1. Nov 21, 1907. 2:482. nom

Olyphant, Robert to LAWYERS TITLE INS AND TRUST CO. 52d st, No 16, s s, 270 e 5th av, 30x100.5. 3 years, 5%. Nov 18, 1907. 5:1287. 100,000

Ockendon Bros to Wm T Ockendon. Certificate as to extension of mort for $1,000. Nov 9. Nov 18, 1907. —

O'Connor, Wm to David McClure and ano trustees Brian McKenney. Madison av, No 2101, n e cor 132d st, 19.11x80. Nov 8, 1 year, 5%. Nov 19, 1907. 6:1757. 1,000

Oppenheim, Louis to Denes Gluck. 99th st, Nos 216 and 218, s s, 260 e 3d av, 50x100.11. P M. Prior mort $51,700. Nov 14, 3 years, 6%. Nov 16, 1907. 6:1648. 2,500

Olson, John E to Sigmund and Morris Langsdorf and Edward Rothschild, firm of S Langsdorf & Co. Spring st, Nos 72 to 78, s e cor Crosby st, Nos 65 to 73, 100x100x100x92.4. Prior mort $360,000. Building loan. Nov 18, due Feb 1, 1909, 6%. Nov 20, 1907. 2:482. 55,000

Parnass & Dillon Construction Co to Austin B Fletcher and ano trustees Jackson S Schultz. 84th st, Nos 233 and 235, n s, 201.8 w 2d av, 60x102.2. Consent to mort for $62,000. July 18. Nov 20, 1907. 5:1530. —

Same to same. Same property. Certificate as to mort for $62,000. Nov 20, 1907. 5:1530. —

Parness, Osias to Geo Ricard. Cherry st, Nos 352 and 354, n e cor Montgomery st, No 71, —x—; Montgomery st, No 69, e s, abt 22 n Cherry st 20x61. Aug 16, 1 year, 6%. Nov 20, 1907. 1:259. 20,000

Parsell, Henry V A to David J King et al exrs Edw J King. 21st st, No 31, n s, 350.6 w 4th av, 24.6x98.9. Nov 19, 5 yrs, 5½%. Nov 21, 1907. 3:850. 40,000

Parish, Henry and John P Kingsford trustee Daniel Parish to Henry Parish et al. 17th st, Nos 27 and 29, n s, 227.7 w 4th av, runs w 81 to w s Broadway, No 860, x n w 42.10 x n e 58.4 x n 129.10 to s s 18th st, Nos 32 and 34, x e 50 x s 184 to beginning. Aug 1, 1883, 1 year, 5%. Nov 21, 1907. 3:846. 180,000

Price, Moses to Max Reiss. Orchard st, No 58, e s, abt 125 s Grand st, 25x87.6. Prior mort $23,000. Oct 1, 1 year, 6%. Nov 15, 1907. 1:309. 5,500

Phelan (James J) Co with EQUITABLE TRUST CO. 9th av, Nos 261 to 269, s w cor 26th st, Nos 400 to 406, 98.9x100. Extension mort. Nov 14. Nov 15, 1907. 3:723. nom

Phelan (James J) Co to EQUITABLE TRUST CO. 9th av, Nos 261 to 269, s w cor 26th st, Nos 400 to 406, 98.9x100. Certificate as to consent to extension of mortgage for $50,000. Nov 11. Nov 15, 1907. 3:723. —

Padwe, Frances R, of Jersey City, N J, and Morris Rosenbaum, of N Y, to Max Friedman. 5th st, No 604, s w s, 100 s e Av B, 17.11x96.2. P M. Nov 14, 5 years, 5%. Nov 15, 1907. 2:387. 12,000

Same to same. Same property. P M. Nov 14, 2 years, 6%. Nov 15, 1907. 2:387. 1,000

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Prescott Realty Co to Edward J Thompson. 78th st, Nos 321 to 325, n s, 275 w 1st av, 75x102.2. Prior mort $54,000. 3 years, 6%. Nov 18, 1907. 5:1453. 6,500

Peuton, Belle D to Benj Fox. 20th st, No 354, s w s, 150 s e 9th av, 16.8x91.11. Nov 19, 1 year, —%. Nov 21, 1907. 3:743. notes, 350

Randall, Charles to FARMERS LOAN & TRUST CO. 3d av, No 669, e s, 75.3 n 42d st, 25.1x80. Nov 15, 1907, 3 years, —%. 5:1316. 17,000

Rubenstein, Nathan to Pincus Lowenfeld and ano. Mott st, Nos 212 and 214, n e cor Spring st, No 27, 109x23.3x114.5x23.9. Building loan. Nov 14, 1 year, 6%. Nov 18, 1907. 2:493. 20,000

Roediger, Anna M to Charles R Scruton. Market st, No 46, e s, abt 50 s Madison st, 25x87.8. P M. Nov 16, 5 years, 5%. Nov 19, 1907. 1:274. 15,000

Same to same. Same property. Nov 18, 5 years, 6%. Nov 19, 1907. 1:274. 5,000

Rudinsky, Louis to Ernest H Herb. 54th st, No 153, n s, 197 e Lexington av, 28x100.5. Nov 11, 5 years, 5½%. Nov 19, 1907. 5:1309. 35,000

Same and Isabella Wilson with same. Same property. Subordination mort. Oct 24. Nov 19, 1907. 5:1309. nom

Same with same. Same property. Subordination mort. Oct 24. Nov 19, 1907. 5:1309. nom

Rodgers, John C to Sound Realty Co. Fairview av, n s, 102 e Broadway, runs n — x e 529 x s w — x w 80.8 x s 163 x s 22.1 to corner formed by n s Fairview av, and w s Av St Nicholas, x s w 457.6 to beginning. Nov 13, due, &c, as per bond. Nov 16, 1907. 8:2170. 57,500

Reibstein, Emil and Barnet to Caroline C Bishop. Madison st, No 162, s s, abt 50 e Pike st, 23x100. 3 years, 5%. Nov 15, 1907. 1:272. 25,000

Rosen, Hyman to STATE BANK. Orchard st, No 182, e s, 127.6 n Stanton st, 25.1x87.9. Nov 15, 30 months. Secures notes, 6%. Nov 16, 1907. 2:412. 3,000

Rosenbluth, Sarah wife of Isidor to Chas K Beekman trustee Chas H Neilson. Lexington av, No 1440, w s, 34.3 s 94th st, 16.5x75. Nov 15, 3 years, 5%. Nov 16, 1907. 5:1522. 10,000

Roos, Andrew P to Ellen B Chamberlin. Broadway, n e s, 40.1 n e 225th st, late Terrace View av, runs n w 94.8 x n e 53.7 x n w 22 x n e 43.5 x s e 100 to Broadway, x s w 111.8 to beginning. 3 years, 6%. Nov 15, 1907. 13:3402. 10,000

Reichert, Chas F to Frederick Neff. Houston st, No 104, n s, 18 e Thompson st, 19.2x62. Nov 20, 2 years, 5%. Nov 21, 1907. 2:525. 7,000

Scheuber, Henry J to Chas L Hadley exr, &c, Wm A Martin. Greenwich st, No 550, w s, 79 s Charlton st, runs n 27.2 x w 76.2 x s 27.2 x e 76.4 to beginning. P M. Nov 15, 1907, 5 years, 5%. 2:596. 15,600

Seventy-second Street Co, a corpn, to METROPOLITAN LIFE INS CO. 27th st, No 55, n s, 100 e 6th av, 100x98.9. P M. Nov 15, 1907, due Nov 1, 1912, 5%. 3:829. 400,000

Strauss, Isaac to Wm P Douglas exr John G Kane. West End av, No 173, w s, 25.5 s 68th st, 25x100. 5 years, 5%. Nov 18, 1907. 4:1179. 20,000

Stuyvesant Theatre Co to Mutual Mortgage Co. 44th st, Nos 109 to 121, n s, 125 w 6th av, 125x100.4. Prior mort $460,000. Nov 12, installs, 5%. Nov 18, 1907. 4:997. 47,000

Scully, John H to Margt Keenan. 126th st, No 109, n s, 125 w Lenox av, 17.10x99.11. Nov 16, 5 years, 5%. Nov 19, 1907. 7:1911. 500

Secular, Belle to Maurice Frankel. 134th st, No 4, s s, 75 e 5th av, 25x99.11. Prior mort $17,000. Nov 1, 1 year, 6%. Nov 19, 1907. 6:1758. 1,500

Salkin, Harry to Michl Marrone. Lexington av, n w cor 120th st, Nos 129 to 133, runs n 100.10 x w 15 x n 0.1 x w 50 x s 100.11 to n s, 120th st, x e 65 to beginning. P M. Prior mort $52,000. 2 years, 6%. Nov 19, 1907. 6:1769. 5,000

Stuyvesant Theatre Co to Mutual Mortgage Co. 44th st, Nos 109 to 121, n s, 125 w 6th av, 125x100.4. Consent to mort for $47,000. Nov 12. Nov 19, 1907. 4:997. —

Same to same. Same property. Certificate as to consent to mort for $47,000. Nov 12. Nov 19, 1907. 4:997. —

Same to same. Same property. Consent to mort for $41,450. Nov 12. Nov 19, 1907. —

Same to same. Same property. Certificate as to consent to mort for $41,450. Nov 12. Nov 19, 1907. 4:997. —

Stuyvesant Theatre Co to Mutual Mortgage Co. 44th st, Nos 109 to 121, n s, 125 w 6th av, 125x100.4. Prior mort $507,000. Nov 12, due Mar 12, 1908, —%. Nov 19, 1907. 4:997. Notes 41,450

Schley, Eliz B to MUTUAL LIFE INS CO of N Y. 5th av, Nos 845 and 846, s e cor 66th st, 50.5x100. Due, &c, as per bond. Nov 19, 1907. 5:1380. 300,000

Schlam, Jennie wife of and Herman, and Emma Cohn with Nathan A and Emma Metzger. Edgecombe av, No 142, s e cor 142d st, No 318, 25.1x73.11x25x71.2. Extension mort. Apr 18. Nov 18, 1907. 7:2043. nom

Schiff, Isaac O and Joseph to Chas J Tagliabue and ano exrs Gaetano Tagliabue. Cherry st, No 372, n s, 24.5 w Gouverneur st, 21.1x71.10x20.1x71.11. Nov 19, 10 years, 5½%. Nov 20, 1907. 1:259. 11,500

Schiff, Isaac O and Joseph to Chas J Tagliabue and ano exrs Gaetano Tagliabue. Cherry st, No 370, n s, 45.6 w Gouverneur st, 23x71.10x22.5x71.11 e s. P M. Nov 19, 10 years, 5½%. Nov 20, 1907. 1:259. 12,800

Schneider, Marcus, Morris and Harry with Solomon K Kohn. 8th st, No 307 East. Extension mort. Oct 8. Nov 16, 1907. 2:391. nom

Stark, Max to Bernard Galewski. 12th st, No 518, s s, 270.6 e Av A, 25x103.3. Prior mort $29,000. 3 years, 6%. Nov 20, 1907. 2:405. 8,000

Singer, Morris to Isaac Mendoza. Av B, No 105, e s, 32.8 s 7th st, 28x93. P M. Prior mort $34,000. Nov 19, 10 years, 6%. Nov 20, 1907. 2:389. 10,000

Singer, Morris to Isaac Mendoza. Av B, Nos 107 and 109, s e cor 7th st, No 184, 32.8x93. P M. Prior mort $56,000. Nov 19, 10 years, 6%. Nov 20, 1907. 2:389. 15,000

Silberstein, David with Anna S Mittel. 135th st, No 120, s s, 299.11 w Lenox av, 25x99.11. Extension mort. Nov 15, 1907. Nov 19, 1907. 7:1919. nom

Schwartz, Max with BOWERY SAVINGS BANK. Houston st, No 251 East. Extension mort. Nov 14. Nov 21, 1907. 2:355. nom

Story, Fannie E D wife of and Wm C with BOWERY SAVINGS BANK. South st, Nos 178 and 179, and Water st, Nos 337 and 339. Extension mort. Nov 16. Nov 21, 1907. 1:110. nom

Sloane, Alice E with Sandel Segelbaum. 8th av, No 2918, e s, 74.11 n 154th st, 25x100. Extension mort. Nov 9. Nov 20, 1907. 7:2040. nom

Schwab, Mary B with Isidore Marans. Madison st, Nos 335-343, n w cor (?should be n e cor) Scammel st, 96x35.3x95.7x41, probable error. Extension mort. Nov 11, Nov 19, 1907. 1:267. nom

Stewart, John A and Chas H Marshall and John C Brown trustees of LIVERPOOL & LONDON & GLOBE INS CO in N Y with Solomon May. 77th st, No 35, n w cor Madison av, No 996, 15x82.2. Extension mort. Oct 28. Nov 20, 1907. 5:1392. nom

Sinkovitz, Isidor to Max Meyer. Av B, Nos 275 and 277, n e cor 16th st, No 601, 42x93; 1st st, No 89, s s, 393.8 w Av A, runs s 31.2 x e 0.7 x s 54.7 to n s Houston st, No 194, x w 17.9 x n 36.3 x n 23 x n 29.2 to 1st st x e 21 to beginning. Prior mort $——. Nov 16, due Jan 10, 1909, 6%. Nov 21, 1907. 3:984. 2,000

Schwoerer, Anthony Jr to Edward Osserman. Wadsworth av, No 15, s e cor 174th st, 50x100. P M. Prior morts $60,000. Nov 20, due Dec 24, 1907, 6%. Nov 21, 1907. 8:2143. 7,000

Sinclair, J Clarence to Richard Adler. 81st st, No 54, s s, abt 115 e Madison av, 16x100. Prior mort $30,000. Nov 15, demand, 6%. Nov 21, 1907. 5:1492. 1,000

Schiller, Eugene B to Joseph Levine. 62d st, No 220, s s, 300 w Amsterdam av, 25x100.5. Prior mort $14,000. Nov 15, 2 years, 6%. Nov 16, 1907. 4:1153. 3,000

Silverson, Abraham to Jacob Levy. 96th st, No 34, s s, 325 w Central Park West, 17x100.8. Nov 15, 1 year, 6%. Nov 16, 1907. 4:1209. 4,000

Smith, Mary E with Robt C Dorsett. Vermilyea av, n s, 250 w Emerson st, 75x150. Extension mort. Oct 7. Nov 15, 1907. 8:2235. nom

Silverson, Abraham to STATE BANK. 8th av, No 2911, n w cor 154th st, No 301, 24.11x100. Dec 11, 1906, 6 months, 6%. Nov 15, 1907. 7:2047. Notes. 5,000

Seligman, Jennie to Thomas J Morrow. 164th st, No 446, s s, 187.6 e Amsterdam av, 37.6x112.4. Prior mort $27,000. June 28, 1907, 2 years, 6%. Nov 15, 1907. 8:2110. 8,000

Taggart, Robert Jr to Chas F Bauerdorf and ano exrs Albert J Adams. 45th st, No 107, n s, 100 w 6th av, 20x100.5. P M. Nov 14, 3 years, 5%. Nov 15, 1907. 4:998. 9,825

Taylor, Annie E to J William Kurtz. 106th st, No 113, n s, 175 w Columbus av, 25.6x100.11. P M. Prior mort $29,000. Nov 14, due Dec 31, 1909, 6%. Nov 15, 1907. 7:1861. 10,000

Turner, Emma and Richard W, of N Y, John W Turner, of Brooklyn, N Y, to Julia Hallgarten trustee Adolph Hallgarten. 27th st, No 145, n s, 160 e Lexington av, 20x98.9. Nov 13, 3 years, 4½%. Nov 15, 1907. 3:883. 12,000

Trummel, Maximilian C to Geo Wolf. 83d st, No 610, s s, 173 e Av B, 25x87.2x25.3x83.8. 3 years, 6%. Nov 18, 1907. 5:1390. 4,000

Talley, John J with Lawyers Mortgage Co. 85th st, No 156 West. Extension mort. Aug 12. Nov 18, 1907. 4:1215. nom

Talsky, Tillie, Morris, and Louis Rosen to Morris Talsky. Hamilton st, No 38, s s, 164.6 w Market st, 27x96.6x25.5x103.6. Nov 16, 3 years, 6%. Nov 19, 1907. 1:253. 7,000

Thomson, Edw T with Frederic de P Foster and ano exrs Sarah A Sands. 32d st, No 553 West. Extension of mort at increased interest, from 4½% to 5%. Oct 6. Nov 19, 1907. 3:704. nom

Turney, Cathleen to Sound Realty Co. 192d st, s s, 100 w Audubon av, 75x100. Nov 15, due, &c, as per bond. Nov 16, 1907. 8:2161. 10,000

Uebelacker, Henry heir Christian Uebelacker to Emma W Wingate. 165th st, No 460, s s, 325 e Amsterdam av, runs s 73.9 x n w 25.2 x s 32.1 x e 50 x n 102.6 to st, x w 25 to beginning. 1-6 part. Nov 16, due Nov 16, 1908, 6%. Nov 18, 1907. 8:2111. 250

Uthe, Emily to Max Markel. 182d st, Nos 620 and 622, s s, 50 e Wadsworth av, 50x70. P M. Nov 11, 3 years, 6%. Nov 15, 1907. 8:2165. 7,000

Vance, Lillie B with SEAMENS BANK FOR SAVINGS in City N Y. 151st st, Nos 502 and 504 West. Extension mort. Nov 15, 1907. 7:2082. nom

Viemeister, Cath to GERMAN SAVINGS BANK, N Y. 4th st, No 238, w s, 29.7 n 10th st, 32.8x88. Nov 18, 3 years, 5½%. Nov 19, 1907. 2:620. 30,000

Same and Irving Eckstein with same. Same property. Subordination mort. Nov 16. Nov 19, 1907. 2:620. nom

Weinberger, Jennie with Adolph S Miller. 40th st, No 336 East. Subordination agreement. Nov 12. Nov 15, 1907. 3:945. nom

Winter, Pincus, of Brooklyn, N Y, to Rosie Winter. 122d st, No 60, s s, 201 w Park av, 21x100.11. Prior mort $19,200. Nov 15, 1907, 3 years, 6%. 6:1747. 1,500

Wilcox, Eliz A to METROPOLITAN LIFE INS CO. Riverside Drive, s e cor 86th st, No 340, 102.2x100. 5 years, 5½%. Nov 18, 1907. 4:1247. 525,000

Wait, Annie K, of Newburgh, N Y, to TITLE GUARANTEE & TRUST CO. 57th st, No 349, n s, 197 e 9th av, 22x100.5. Due, &c, as per bond. Nov 18, 1907. 4:1048. 20,000

Whitney Duplicating Check Co to Alice M Allen. Consent to chattel mort. Nov 16. Nov 18, 1907. —

Same to same. Certificate as to chattel mort. Nov 16. Nov 18, 1907. —

Warwick, Saml with A Frances M Clark. 32d st, No 555 West. Extension mort. Oct 17. Nov 19, 1907. 3:704. nom

Wallenstein, Saul to Abraham D Weinstein. 118th st, Nos 426 to 438, s s, 194 w Pleasant av, runs s 100.11 x w 50 x n 0.1 x w 50 x s 0.1 x w 25 x n 100.11 to st, x e 125 to beginning. Prior mort $127,000. Oct 18, demand, 6%. Nov 19, 1907. 6:1711. 5,000

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Weinstein, Chas I to Pincus Lowenfeld and ano. 7th av, s e cor 143d st, 99.11x150. Building loan. Nov 18, due Jan 18, 1908, 6%. Nov 20, 1907. 7:2011. 15,000

Weinstein, Sarah to David Greenberg. 5th av, No 1474, s w cor 119th st, No 2, 25.10x100. P M. Prior mort $40,000. Nov 15, 5 years, 6%. Nov 16, 1907. 6:1717. 7,000

Wendell, Maurice to Margt O Sage. William st, Nos 103 and 105, w s, 27.2 s John st, runs w 54.7 x w 20.4 x s 18.1 x s 18.1 x e 18.5 x e 58.9 to William st, x n 41.9 to beginning. 3 years, 5%. Nov 15, 1907. 1:67. 150,000

Wander, Nellie D to Jacob Mohr. 131st st, No 221, n s, 257.4 w 7th av, 17.7x99.11. Prior mort $4,000. Nov 15, due, &c, as per bond. Nov 16, 1907. 7:1937. 2,000

Weil, Carrie J to James A Goldsmith et al as exrs Edw A Price. 15th st, No 155, n s, 190 e 7th av, 20x103.3. P M. Nov 21, 1907, due, &c, as per bond. 3:791. 13,000

Walter, Helen to Charles Garneau and ano exrs Joachim DeComps. 25th st, No 245, n s, 455 w 7th av, 20x98.9. Nov 20, 5 years, 5½%. Nov 21, 1907. 3:775. 4,000

Walter, Helen to Charles Garneau and ano exrs Joachim Decomps. 25th st, No 247, n s, 475 w 7th av, 23.2x98.9x24.10x98.9. Nov 20, 5 years, 5½%. Nov 21, 1907. 3:775 4,000

Weinstein, Morris to BANKERS' TRUST CO Water st, No 83, e s, 71.2 n Old slip, 24.2x85x24.5x85. P M. Nov 21, 1907, 3 years, 6%. 1:33. 20,000

Wieser, Beatrice R to Edith Jacobs 84th st, No 146, s s, 306.1 w 3d av, 26.1x102.2. P M. Nov 20, 2 years, 6%. Nov 21, 1907. 5:1512. 3,000

Willcox, Wm R to EQUITABLE LIFE ASSUR SOC of the U S. 57th st, No 10, s s, 200 e 5th av, 25x120. Prior mort $75,000. Nov 15, due Jan 1, 1911, 5%. Nov 20, 1907. 5:1292. 15,000

Weinstein, Chas I to Pincus Lowenfeld and ano. Av B, Nos 195 to 203, n e cor 12th st, No 605, 129x93. Building loan. Prior mort $——. Nov 18, due Jan 18, 1908, 6%. Nov 20, 1907. 2:395. 15,000

Weinstein, Chas I to Pincus Lowenfeld and ano. Delancey st, No 238, n s, 75.2 e Willett st, 25x100. Building loan. Prior mort. $——. Nov 18, due Jan 18, 1908, 6%. Nov 20, 1907. 2:338. 4,000

### BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

AUBURN SAVINGS BANK with Emelia Walther. 156th st, s s, 33.6 w Forest av, 27x90. Extension mort. Oct 22. Nov 21, 1907. 10:2645. nom

*Aeschbach, Robert with Charlotte Ledogar. 6th st, s s, 180 w Av C, 25x216 to n s 5th st, Unionport. Extension mort. Oct 4. Nov 18, 1907. nom

Ahrens, Henry C to Ira O Miller. Boston road, No 1444, s s, 119.6 e Prospect av, 25x90. Nov 16, due Jan 16, 1908, 6%. Nov 18, 1907. 11:2963. 670

Boehm, Gustave S and Max S with Harriet W Winslow. Willis av, No 290. Extension mort. Nov 11. Nov 21, 1907. 9:2284. nom

Bentley, Alice M wife of and Arthur G Bentley with William Hodgson. Trafalgar pl, No 1829. Extension mort. Nov 18. Nov 19, 1907. 11:2958. nom

Brennan, Alice with Guiseppe Tuoti. Hughes av, n e cor 189th st, 40x87.6. Extension mort. July 31. Nov 19, 1907. 11:3078. nom

Bischoff, Augusta and Sophia Luessen to Fredk Loeloff. 139th st, No 591, n s, 300 e St Anns av, 25x100. P M. Prior mort $——. Nov 16, 3 years, 6%. Nov 18, 1907. 10:2552. 4,850

Bishop, Caroline C with Regina Fossing. Prospect av, No 736. Extension mort. Nov 11. Nov 18, 1907. 10:2687. nom

Bertin, Eugene and Pauline, tenants by the entirety to Jos A Wuytack. Teller av, e s, 374.8 n 169th st, 25x81.6x25x81.8. Nov 14, 1 year, 5%. Nov 18, 1907. 11:2782. 7,000

Beggs, Harry N with Jonas Weil. 136th st, s s, 225 w Willow av, 25x100. Extension mort. Sept 25. Nov 15, 1907. 10:2564. nom

Bisch, Carolina K to GERMAN SAVINGS BANK, N Y. Bergen av, w s, 149.4 n 152d st, late Rose st, 25x86.2. 1 year, 5½%. Nov 15, 1907. 9:2362. 8,000

*Belotta, Rachela to Wm Balser. Maple st, n w cor 214th st, 25x100, New Village Jerome. 3 years, 6%. Nov 15, 1907. 3,200

Buchler, Julius and Peter Sohmer, firm Buchler & Sohmer to Belinda T Lyttle. Hoe av, w s, 91.2 n Home st, 25x87.9x25x89.7. P M. Nov 14, due, &c, as per bond. Nov 15, 1907. 11:2979. 2,250

*Baronello, Bartolomeo to Hudson P Rose. Stillwell av, s e cor McDonald st, 53.4x100x49.6x100. P M. Nov 11, due Dec 1, 1910, 5½%. Nov 15, 1907. 1,000

*Buonagurio, Luigi to Anna Hall. 215th st, late 1st av, s s, abt 46 w 4th av, and being lot 113 map New Village Jerome, 25x125. P M. Nov 20, 1907, 3 years, 6%. 1,000

Barkin, Samuel with Max Lipchitz. Bathgate av, e s, 191.2 n 174th st, 41x110. Subordination mort. Nov 14. Nov 20, 1907. 11:2922. nom

City Mortgage Co with Max Lipschitz. Bathgate av, e s, 191.2 n 174th st, 41x110. Subordination mort. Nov 15. Nov 20, 1907. 11:2922. nom

Clune, Patrick H to Jane Morris. 156th st, s s, 90 e Eagle av, 37.6x100. Nov 12, 1 year, 6%. Nov 20, 1907. 10:2624. 1,500

Capo, Antonio to Eliz K Dooling. 151st st, s s, 325.3 e Morris av, 25x118. Nov 15, 3 years, 5½%. Nov 16, 1907. 9:2410. 4,000

Countess Goblet d'Alviella with Charles Penndorf. 162d st, s s, 160 w Teller av, 20x115. Extension mort. Oct 1. Nov 19, 1907. 9:2422. nom

Same with Barbara Poggenburg. 162d st, n s, 80 w Teller av, 20x75. Extension mort. Oct 11. Nov 19, 1907. 9:2422. nom

Cordes, Richard to John H H Blohme. 183d st, s s, 115.4 w Southern Boulevard, 16.8x125. Prior mort $4,000. Nov 14, 3 years, 5%. Nov 18, 1907. 11:3113. 800

Clarke, Eliz M to Saml Rushworth. Aqueduct av, w s, 450.10 n 183d st, 63.2x100. P M. Nov 1, 2 years, 6%. Nov 18, 1907. 11:3218. 4,000

Cohen, Pincu to Alonzo Jackson. Freeman st, s s, 100 e Hoe av, 25x95. P M. Nov 15, due, &c, as per bond. Nov 18, 1907. 11:2986. 6,500

Caspary, Mary I to TITLE GUARANTEE AND TRUST CO. Echo pl, No 248, s s, 136.9 w Anthony av, 24.11x100. Due, &c, as per bond. Nov 19, 1907. 11:2809. 4,000

Curedale, David G and Annie his wife and Mary Curedale to Edwin Butler. 235th st, n s, 85 e Katonah av, 50x100. Nov 20, due Jan 1, 1911, 6%. Nov 21, 1907. 12:3384. 1,200

Devaney, Mary, of Orange, N J, to Elmer A Allen. 238th st, n s, 420 e Keppler av, 20x100. Nov 18, due, &c, as per bond. Nov 21, 1907. 12:3379. 250

De Grasse, Thomas to Mary A Walsh. Ritter pl, No 821, n s, abt 175 w Prospect av, 25x102. Nov 12, due, &c, as per bond. Nov 18, 1907. 11:2969. 4,000

*D'Angelo, Antonio to Robt F Sheil. Logan st, n s, 100.10 w Maple av, 24.2x100. July 22, 3 years, 5½%. Nov 15, 1907. 500

*De Carlo, James to Filomena Cipolla. Lots 107 and 108 map New Village Jerome. July 11, due, &c, as per bond. Nov 20, 1907. 400

De Vivo, Henry to Fred H Wefer and ano. Tinton av, No 923, w s, 79.9 s 163d st, 18.4x95. P M. Prior mort $3,000. Nov 14, due Jan 3, 1910, 6%. Nov 15, 1907. 10:2658. 4,100

Ellner, Saul to David Ellner. 135th st, s s, 125 w Alexander av, 25x100. Prior mort $11,000. Nov 16, 3 years, 6%. Nov 18, 1907. 9:2310. 4,000

EAST RIVER SAVINGS INSTN with Herman Cyriaks. 139th st, No 637, n s, 506.6 e Alexander av, old line, 16.6x50. Extension mort. Nov 14. Nov 20, 1907. 9:2302. nom

Fried, Morris to Maurice Frankel. 159th st, No 365 (Waverly st), n s, 92 e Courtlandt av, 50x100, with strip lying bet n s Waverly st, as on map Melrose and present n s 159th st. P M. Prior mort $50,000. Nov 18, 4 years, 6%. Nov 19, 1907. 9:2406. 4,000

Flechtner, Charles to Wm and Clara Schroeder, joint tenants. Valentine av, No 2092, e s, 113.4 n 180th st, 18.11x87.4x18.9x84.11. P M. Prior mort $5,000. Nov 14, 3 years, 6%. Nov 16, 1907. 11:3144. 1,500

*Fides Land Co to Milton Realty Co. Av B, n e cor 2d st, 108x205 and being lot 41 map Unionport. P M. Prior mort $3,000. Nov 11, 2 years, 5%. Nov 16, 1907. 1,650

Fitz Gerald, Thomas E and ano exrs Albert B Hardy with Henry Brower. 187th st, No 789 East. Extension mort. Oct 20. Oct 30, 1907. 11:3056. Corrects error in issue of Nov 2, when mortgagees name was Harley. nom

Finkelstein, Dora and Rebecca J Seidman to Max Lipschitz. Bathgate av, e s, 191.2 n 174th st, 41x110. Nov 15, 3 years, 5½%. Nov 20, 1907. 11:2922. 26,000

Fox, Samuel to Henry Levis. Hoffman st, e s, 118.1 n 188th st, 50x115x50x115.4. Nov 15, 1907, 3 years, 6%. 11:3066. 1,000

Gaffney, James C to City Mortgage Co. Hoe av, s e cor Freeman st, 50x100. Nov 15, 1907, demand, 6%. 11:2986. 30,000

Gaffga, Adam to Emma J Zumbuehl. Home st, No 1154, s s, 41.3 e Fox st, 20x82.5x20.1x80.2. P M. Prior mort $3,000. Mar 18, due April 1, 1910, 6%. Nov 16, 1907. 10:2719. 2,000

*Gamache, Joseph to Philias Guillotte. Van Buren st, w s, 106.4 s Morris Park av, runs w 127.7 x s 110.9 x e 20 x n 97.6 x e 100 to st, x n 56.4 to beginning. Prior mort $5,000. Nov 1, 5 years, 5%. Nov 16, 1907. 4,000

Golderman, Philip S, of Fort Washington, Md, to James B Hixon. Plot begins at w s plot 11 on map (No 965) of land Alfred J Taylor et al, distant 70.6 s 184th st, runs w 135 x s 50 x e 135 x n 50 to beginning; plot begins at w s plot 11 same map, runs w 135 x s 2 x e 135 x n 2. Nov 18, 1 year, 6%. Nov 20, 1907. 11:3224. 3,000

Greenebaum, Max F to Harold S Vaughan. Proposed road, n s, 515 w Old Post road, 75x97.2x75x100.2, being lots 6, 7 and 8 map 60 lots of T & W Thorn & Co; Mosholu av, n s, lots 43 and 44 same map. Nov 18, 1907, 3 years, 6%. 13:3423. 2,000

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Giordano, Michael to Giuseppe Tuoti. Hughes av, n e cor 189th st, 40x87.6. P M. Prior mort $——. Nov 18, due May 18, 1909, 6%. Nov 19, 1907. 11:3078. 2,000

Greenless, Isabelle to EASTCHESTER SAVINGS BANK. 238th st, n s, 325 e Martha av, 25x100. Nov 1, due Nov 21, 1910, 6%. Nov 21, 1907. 12:3392. 3,000

German Evangelical Lutheran Church of St Matthew to HARLEM SAVINGS BANK. Union av, w s, 100 s 165th st, 75x164.5x75x 164.6. Nov 21, 1907, due, &c, as per bond. 10:2669. 9,000

Gerleit, August to Henry Ebbighausen. St Anns av, n w cor 148th st, 25x99.4. Prior mort $25,000. Nov 20, 1 year, 6%. Nov 21, 1907. 9:2275. 3,000

Geller, Samuel (and Marcus Nathan in bond only) to Joseph Cloughen. Decatur av, n e cor 207th st, 110.4x50x102.4x50.8. P M. Nov 20, due, &c, as per bond. Nov 21, 1907. 12:3355. 3,500

Geller, Samuel to Marcus Nathan. Norwood (Decatur) av, n e cor 207th st, 110.4x50x102.4x50.8. P M. Prior mort $3,500. Nov 20, 2 years, 5½%. Nov 21, 1907. 12:3355. 3,500

Gloede, Charles with Karl L Neff. Courtlandt av, No 714. Extension mort. Nov 15. Nov 21, 1907. 9:2401. nom

Gleason, Michl to Bridget Malone. 175th st, s s, 53.11 e Webster av, 26.6x75. Prior mort $7,650. Sept 19, 1 year, 6%. Nov 18, 1907. 11:2899. 3,000

Haas, Amelia to Meehan Construction Co. Tiffany st, No 937, w s, 100 s Dongan st, 35x105. P M. Prior mort $18,000. Nov 15, 3 years, 6%. Nov 16, 1907. 10:2711. 5,000

Harden, Wm S to Henry B Crawford. Morris av, w s, 280.7 s 183d st, 37.6x102.6x37.6x103. 1 year, 5%. Nov 18, 1907. 11:3182. 500

*Harden, Wm H to Henry C Harding exr, &c, Matilda H Craft. Morris Park av, s s, 20 w Washington st, 25x100. Nov 21, 1907, 1 year, 5½%. 1,000

Infuso, Louis M to Carmine Giorno. Ogden av, e s, 75 n 165th st, 20x90. July 25, due May 10, 1911, 4%. Nov 21, 1907. 9:2514. 1,000

Jacob, August to L Josephine Van Deusen. Morris av, e s, 180 s 179th st, 20x100. Nov 15, 1907, due, &c, as per bond. 11:2807. 8,000

Kiernan, Mary to Helen Williams. Carroll pl, n w cor Transverse road or 165th st, 109.10x24x108.8x25.2. Nov 13, 2 years, 5%. Nov 20, 1907. 9:2462. 2,000

Keim, Elizabeth extrx Henry Keim with Harry Harlib. Tinton av, late Beach av, n e cor Kelly st, 25x100. Extension mort. Nov 14. Nov 18, 1907. 10:2665. nom

*Kranowitz, Saml to Pincus Harrison. Plot begins 940 e White Plains road at point 570 n along same from Morris Park av, runs w 100 x n 25 x e 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. Prior mort $3,500. Nov 16, 2 years, 6%. Nov 18, 1907. 1,000

Kiernan, Gertrude G to Geo W McAdam. 165th st, No 171, n s, 25.4 w Carroll pl, 25x109. P M. Nov 8, installs, —%. Nov 19, 1907. 9:2462. 750

Knecht, Augusta S to Thomas Longstaff and ano. 198th st, late Travers st, n e s, 77.7 n w Briggs av, 25.10x104x25x97.5. P M. Nov 20, due Nov 1, 1910, 5%. Nov 21, 1907. 12:3302. 7,500

Same to same. Same property. P M. Prior mort $7,500. Nov 20, due Nov 1, 1909, 6%. Nov 21, 1907. 12:3302. 1,500

*Lax, Max to Margaret Elgar. Commonwealth av, e s, 225 s Merrill st, 25x100. Nov 14, 3 years, 6%. Nov 19, 1907. 4,500

Levin, Jacob and Abraham Sempson, of Brooklyn, N Y, to Belmont Realty & Construction Co. Belmont av, w s, 280.2 n 181st st, 49.5x80.7x49.5x79.3. P M. Prior mort $32,000. Nov 18, due, &c, as per bond. Nov 19, 1907. 11:3082. 10,000

Loos, Emilie wife August to August Zinsser. 166th st, Nos 434 and 436, s w s, 147 s e Park av, 50x118. Oct 29, demand, 5%. Nov 19, 1907. 9:2387. 1,500

Luciano, Carmelo to Tony Canero. 151st st (Gouverneur st), n s, 350 e Morris av, as on map Melrose South, runs n 116.10 x e 50 x s 24 x w 6.6 x s 92.8 to st x w 43.6 to beginning. Prior mort $9,500. Nov 16, due, &c, as per bond. Nov 19, 1907. 9:2411. 1,500

*Lubin, Leon T J, of Boston, Mass, to Fidelity Development Co. Muliner av, w s, 332.3 s Bronx and Pelham Parkway, 25x100. P M. Oct 14, 3 years, —%. Nov 19, 1907. 1,200

Leary, Helena to Lavelle Construction Co. Bryant av, e s, 145 s 173d st, 20x100. Nov 11, 2 years, 6%. Nov 20, 1907. 11:3001. 2,250

LAWYERS TITLE INS & TRUST CO with Kate B Nason. 162d st, n s, 60 w Teller av, 20x75. Extension mort. Oct 26. Nov 19, 1907. 9:2422. nom

Lavelle, Cath A with John F Steeves exrs Chas Chambers. Longfellow av, s e cor Jennings st, 25x100. Extension mort. Nov 9. Nov 19, 1907. 11:3007. nom

Lynch, Ann A and Theresa of N Y and Eleanor L Kerins to Theresa Lynch. 149th st, Nos 514 and 516 (Benson st), s s, 150.3 e Morris av, 50x106.6, except part for st. Nov 15, 3 years, 5½%. Nov 16, 1907. 9:2330. 7,000

Lechnyr, Marie to Maria Cermak and ano. Brook av, No 546, e s, 50 s 150th st, 25x100. Prior mort $16,500. Nov 9, 3 years, 6%. Nov 15, 1907. 9:2276. 6,000

Long, Edw H to Jacob S Carvallo. Eastburn av, e s, 188.3 n 174th st, 50x95. Prior mort $606.72. Nov 13, due June 1, 1908, 6%. Nov 16, 1907. 11:2796. 2,000

Louis, Eugene L and Henry Harburger to Bernard C Murray. Boston road, late Old Boston road, s e s, 242.7 s w 169th st, late 7th st, runs s e 125 x s w 7.5 x s e 55 x s w 34 x n w abt 58 x n e 7.5 x n w 125 to road, x n e 60 to beginning. P M. Nov 15, due, &c, as per bond. Nov 16, 1907. 10:2663. 13,000

*Lamberti, Antonio to Michael and Rachela Belotta. Maple st, n w cor 214th st, late Av A, 25x100, New Village of Jerome. P M. 3 years, 6%. Nov 15, 1907. 4,800

McCauliff, Eugene H to Louisa Worch extrx Fritz Elsaser. Bailey av, e s, 159.5 s from s tangent point in curve at s e cor Kingsbridge road and Bailey av, runs e 100 x s 50 x w 100 to av x n 50 to beginning. Nov 21, 1907, 2 years, 6%. 11:3239. 2,500

Marx, Hattie with Annie Levy. 150th st, No 230 East. Agreement modifying mortgage. Nov 9. Nov 21, 1907. 9:2338. nom

*McIntyre, Peter to Land Co C of Edenwald. Monticello av, e s, 350 s Randall av, 50x100, Edenwald. P M. Nov 7, 3 years, 5½%. Nov 19, 1907. 400

Marrone, Michael to Harry Salkin. Morris av, Nos 673 and 675, on map Nos 669 and 671, n w cor 153d st, No 265, 50x100. P M. Prior mort $65,000. Nov 19, 1907, due May 19, 1909, 6%. 9:2442. 3,000

Masor, Barnet to Louis Rosenburg and ano. Lorillard pl, s e s, 196.8 n e 3d av, 25x100. Prior mort $12,000. Nov 14, due &c, as per bond. Nov 18, 1907. 11:3054. 1,500

Montross, Amelia B with Margt K O'Connor. 179th st, No 230 East. Extension mort. Nov 15. Nov 18, 1907. 11:2811. nom

Meehan Construction Co to Henry Morgenthau Co. Tiffany st, No 937, w s, 100 s Dongan st, 35x105. Certificate as to above mort. Oct 31. Nov 16, 1907. 10:2711. ——

*McGuirk, John and Peter to Filomena Cipolia. Matthews st, e s, 150 s Morris st, 50x100. P M. Nov 14, due, &c, as per bond. Nov 15, 1907. 300

*Mendelson, Harris to Max Berkowitz and ano. Rosedale av, w s, and being lots 473 and 474 blk P amended map Mapes estate. P M. Prior mort $950. 1 year, 6%. Nov 15, 1907. 450

Meehan Construction Co to Henry Morgenthau Co. Tiffany st, No 937, w s, 100 s Dongan st, 35x105. Nov 1, 3 years, 5%. Nov 16, 1907. 10:2711. 18,000

Meckes, Louis to IRVING SAVINGS INSTN. Aqueduct av, e s, 815 n 190th st, late St James st, 50x232 to w s Croton Aqueduct x72.6x232.8. Nov 20, 1907, 1 year, 5%. 11:3215. 4,800

Minton, John McK and ano trustees Sophie E Minton with Isaak Syrop. Park av, s e cor 171st st, 90x25. Extension mort. Nov 21, 1907. 11:2902. nom

Mehler, Fridolin C and Louis Wagner with Jacob Pekelner. Hoe av, No 1151, Subordination mort. Nov 18. Nov 20, 1907. 10:2745. nom

Meehan (James F) Co to exrs estate Elias Jacobs dec'd. Prospect av, s w cor 163d st, 100x106. Certificate as to mort for $20,000. Oct 24. Nov 20, 1907. 10:2677. ——

MUTUAL LIFE INS CO of N Y with Jacob Blyn. 3d av, w s, 106.5 n 150th st, 27.2x irreg x20.5x89.5. Extension mort. Nov 11. Nov 19, 1907. 9:2374. nom

*Malone, Agnes K to Minnie Hummel. Jefferson av, e s, 150 s Morris Park av, 25x100. Nov 13, 3 years, 6%. Nov 20, 1907. 3,500

McNulty, Mary to Ella A Arnold. 170th st, No 878, s s, 100.11 e Franklin av, 46.6x100.5. May 4, demand, —%. Nov 15, 1907. 11:2935. 1,850

Newmark-Jacobs Construction Co to Harris Krakower. Prospect av, n e cor 164th st, 74.7x75. Prior mort $142,500. Nov 7, 5 years, 6%. Nov 16, 1907. 10:2690. 20,000

Same to same. Same property. Certificate as to above mort. Nov 7. Nov 16, 1907. 10:2690. ——

Same to Rebecca Isear. Prospect av, e s, 74.7 n 164th st, 54x85. Prior mort $77,500. Nov 7, 5 years, 6%. Nov 16, 1907. 10:2690. 15,000

Same to same. Same property. Certificate as to above mort. Nov 7. Nov 16, 1907. 10:2690. ——

*O'Brien, Michl J to Serial Building Loan & Savings Inst. Plot begins 240 e White Plains road, at point 350 n along same from Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way over strip to Morris Park av. P M. July 2, 1906, installs, 6%. Nov 21, 1907. 1,600

*Olivete, Pasquale to Clyde F Howes. Lot 199 map No 2 St Raymond Park. Nov 20, due May 20, 1908, 6%. Nov 21, 1907. 470

O'Connor, Margt K to Mary C Orr. 179th st, s s, 105.2 w Anthony av, 25x70.11x25x69.9. P M. Prior mort $3,300. Nov 15, 1 year, 6%. Nov 16, 1907. 11:2811. 1,000

O'Gorman, Maurice J to Jeanne W O'Gorman. 138th st, Nos 671 to 675, n s, 150 e Willis av, 50x100; Willis av, Nos 366 to 370, e s, 90 n 142d st, 60x100; Willis av, No 298, e s, old line, at s s 140th st, 16.8x80; Alexander av, No 261, w s, 75 n 138th st, 125x100; 139th st, Nos 660 to 666, s s, 70 e Willis av, 65x100; 139th st, Nos 671 to 679, n s, 183.4 e Willis av, old line, 83.4x 100; 139th st, Nos 691 to 699, n s, 350 e Willis av, old line, 83.4 x100; 139th st, Nos 711 to 719, n s, 516.8 e Willis av, old line, 83.4x100; 139th st, Nos 731 to 739, n s, 683.4 e Willis av, old line, 83.4x100; 139th st, Nos 751 to 759, n s, 850 e Willis av, old line, 83.4x100; 140th st, Nos 662 to 670, s s, 100 e Willis av, old line, 83.4x100; 140th st, Nos 682 to 690, s s, 266.8 e Willis av, old line, 83.4x100; 140th st, Nos 702 to 710, s s, 433.4 e Willis av, old line, 83.4x100; 140th st, Nos 722 to 730, s s, 600 e Willis av, old line, 83.4x100; 140th st, Nos 742 to 750, s s, 766.8 e Willis av, old line, 83.4x100; 140th st, Nos 661 to 665, n s, 100 e Willis av, 57.5x100; 140th st, No 669, n s, 174.6 e Willis av, 17.9x100; 140th st, No 677, n s, 244 e Willis av, 17x 100; 141st st, Nos 677 to 681, n s, 200 e Willis av, 50x100; 141st st, Nos 693 to 701, n s, 343.9 e Willis av, 93.9x100; 141st st, Nos 713 to 721, n s, 531.3 e Willis av, 93.9x100; 141st st, Nos 733 to 741, n s, 719.6 e Willis av, 93.9x100; 141st st, Nos 749 and 751, n s, 869.5 e Willis av, 40.3x100; 142d st, Nos 662 to 668, s s, 91.8 e Willis av, runs s 89.8 x e 8.4 x s 10.4 x e 58.4 x n 100 to st, x w 66.8 to beginning; 142d st, Nos 684 to 692, s s, 275 e Willis av, 75x100; 142d st, Nos 704 to 710, s s, 433.4 e Willis av, 66.8x100; 142d st, Nos 722 and 724, s s, 583.4 e Willis av, —x100 4x33.4x107.2; 142d st, Nos 750 to 756, s s, 816.8 e Willis av, abt 66.11x100; 142d st, n s, 619.5 e Willis av, runs n 88.7 x e — to c l Mill Brook, x s — to st, x w 63.5 to beginning; 140th st, No 683, n s, 295 e Willis av, 17x100; also property in Orange Co, N Y. Oct 12, 1907, due Nov 12, 1907, 6%. All title. Nov 18, 1907. 9:2283, 2284, 2285, 2286, 2287 and 2314. 6,000

One Hundred and Seventy-fourth Street Construction Co to Wm and Albert Bauman. 174th st, No 492, s s, 76 w Bathgate av, 38.5x100.2. Nov 14, 3 years, 5½%. Nov 15, 1907. 11:2915. 27,500

Same to same. Same property. Certificate as to above mort. Nov 14. Nov 15, 1907. 11:2915. ——

Oakley, Robt H trustee Thomas F Cock with Albert Cahn. 136th st, No 596 East. Extension mort. Nov 15. Nov 20, 1907. 10:2548. nom

Pirk, Amalia to Wm Hanselman. Creston av, e s, 120.2 s 198th st, 25x95. Nov 14, 3 years, 5%. Nov 15, 1907. 12:3315. 6,000

Same to Henrietta Brown. Creston av, e s, 145.3 s 198th st, 25x 95. Due Dec 1, 1910, 5%. Nov 15, 1907. 10:2315. 6,000

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*Ponessa, Antonio to Alphonso De Salvo. 5th st, n s, 173.11 e Green lane or av, 25x100, Westchester. P M. Prior mort $2,-000. Nov 15, 3 years, 6%. Nov 18, 1907. 1,000

Pirk, Amalia to Barbara Ehrhart. Creston av, e s, 145 s 198th st, 25x95. Oct 1, due April 1, 1908, 6%. Nov 18, 1907. 12:-3315. 1,000

Patton, Jas G to Empire Development Co. Manida st, e s, 16.8 s Spofford av, runs n (?) 42.9 x s 25 x s e 151.7 x w 65.9 to e s Manida st x n 175 to beginning, probable error. P M. Nov 14, due, &c, as per bond. Nov 19, 1907. 10:2768. 2,520

Pckelner, Jacob with Louis Wagner. Hoe av, No 1153, w s, 250 n 167th st, 25x100. Extension mort. Nov 18. Nov 20, 1907. 10:2745. nom

*Pletscher, Martin to Mary Welcher. Grace av, w s 200 n Lyon av, 25x100. Building loan. Nov 20, 3 years, 6%. Nov 21, 1907. 3,000

Rankin, Mary to Herman Naevy. Decatur av, e s, 288.4 s 205th st, 25x112.6. Nov 19, 1907, due Nov 1, 1910, 6%. 12:3353. 5,500

Roberti, Nicolas to Salvatore De Rosa. Bathgate av, w s, 49 n 182d st, 48x97. Nov 15, 2 years, 6%. Nov 18, 1907. 11:3050. 1,000

*Rueckel, Geo to Helen Assemann. 12th st, n s, 105 w Av B, 37.6x108. P M. Nov 15, 1 year, 6%. Nov 16, 1907. 1,400

Rühl, Joanna R to GERMAN SAVINGS BANK, N Y. Bergen av, w s, 174.4 n 152d st, late Rose st, 25x86.2. 1 year, 5½%. Nov 15, 1907. 9:2362. 8,000

Same and Augusta Schrimpe with same. Same property. Subordination mort. Nov 7. Nov 15, 1907. 9:2362. nom

Ritzel, Marie with Louis Wagner. Forest av, w s, 106.8 n Home st, 19.8x96.11. Extension mort. Nov 16. Nov 20, 1907. 10:2652. nom

Schroeder, William to Wm H Steinkamp. Valentine av, No 2092, e s, 113.4 n 180th st, 18.11x87.4x18.9x84.11. Nov 14, due Jan 1, 1910, 6%. Nov 15, 1907. 11:3144. 5,000

Smith, Robert H with Philipp Desel. Southern Boulevard, No 573, n s, 75 w Alexander av, 25x100. Extension mort. Nov 6. Nov 18, 1907. 9:2309. nom

Shoemaker, Ella de P to Augusta Morris de Peyster. Webster av, n w cor 166th st, 568.5 to s s 167th st x180. P M. Nov 16, 3 years, 5%. Nov 20, 1907. 9:2426. 100,000

*Schwarz, Louis and Morris Lewis to Eliz K Dooling. Morris Park av, s s, 75 e Garfield st, 25x100, except part for Morris Park av. Nov 19, 3 years, 5½%. Nov 20, 1907. 6,000

Simon, Joseph and Morris Ragovin and Morris Goldstein, of Brooklyn, N Y, to STATE BANK. Tinton av, n w cor 150th st, 50x94.9x50x94.7. Nov 1. Secures indebtedness, —%. Nov 16, 1907. 11:2653. 10,000

*Sperling, Saml to Margt L McDonald. 226th st, s s, 128.9 e Paulding av, 50x109. P M. Nov 15, due May 15, 1909, 6%. Nov 16, 1907. 400

*Studley, Franklyn J to Leonard J Studley. Av D, e s, 33 s Ellis av, 25x105, Unionport. P M. Prior mort $3,500. Nov 15, 2 years, 6%. Nov 18, 1907. 1,000

*Shatzkin (A) & Sons (Inc) to Mark Lurie. West ½ lot 80 map Olinville, 25x100. P M. Nov 16, 2 years, 6%. Nov 18, 1907. 750

*Same to Frank M Hill. 213th st, n s, 25 e Pleasant av, 75x100. P M. Nov 16, due Feb 15, 1909, 6%. Nov 18, 1907. 750

*Same to John H Behrmann. 213th st, late 1st st, n e cor 2d av, 100x100, Olinville. P M. Prior mort $4,250. Nov 16, due Dec 30, 1907, 6%. Nov 18, 1907. 700

*Same to Mark Lurie. West ¼ lot 80 map Olinville, 25x100. P M. Nov 16, 2 years, 6%. Nov 18, 1907. 1,000

*Same to same. Same property. P M. Prior mort $1,000. Nov 16, due Feb 15, 1909, 6%. Nov 18, 1907. 250

Same to same. East ¼ of lot 80 same map. P M. Nov 16, 2 years, 6%. Nov 18, 1907. 750

*Same to same. West ½ of e ½ of lot 80 same map. P M. Nov 16, 2 years, 6%. Nov 18, 1907. 750

Schenkman, Ray E, of New Market, N J, to Hyman Hein. Washington av, w s, old line, at n s 182d st, 100x100. Nov 18, due May 18, 1908, 6%. Nov 21, 1907. 11:3038. 3,500

Skinner, Jessie H to Alice F Moellhausen. 183d st, s s, 132 w Southern Boulevard, 16.8x125. P M. Prior mort $4,000. Oct 17, 3 years, 6%. Nov 21, 1907. 11:3113. gold, 1,500

Seipp, Charles with Louis Wagner. Hoe av, No 1153, w s, 250 n 167th st, 25x100. Extension mort. Nov 20, 1907. 10:2745. nom

*Scandura, Mariano with Julius H Giese. Cruger st, e s, 50 s 187th st, runs s 50 x e 49 x n e 71 to Bronxdale av x n w 40 x s w — x w 43 to beginning. Agreement as to correction of description in mort dated Oct 5, 1907. Nov 8. Nov 19, 1907. nom

Thomson, Elihu with Christopher Gaule. Grand av, e s, 25 n Buchanan pl, 25x100. Extension mort. Oct 18. Nov 16, 1907. 11:3196. nom

Winslow, Kathryn L to Robert C Walker. Freeman st, No 966, s s, abt 58(?) e Vyse av, 27.4x108.4x25x97.2. Nov 18, due Jan 1, 1911, 5½%. Nov 19 1907. 11:2993. 5,500

Wein, Fredk with James Mallon. Crotona av, n e cor 179th st, 25x100x26x100. Extension mort. Nov 19. Nov 20, 1907. 11:3095. nom

Williams, Eliz to Emma Jackson. Perry av, w s, 289.11 s Old road or Gun Hill road. 25x130.3x26.4x138.10. Nov 16, 1 year, 6%. Nov 18, 1907. 12:3343. 750

## JUDGMENTS IN FORECLOSURE SUITS.

Nov. 14.

39th st, s s, 125 w 6th av, 50x98.9. Smith Ely agt Vira G Matthews; Smith & Simpson, att'ys; John Palmieri, ref. (Amt due, $107,416.67.)

Walton av, w s, 176.7 n Burnside av, 75.8x100 11. Simon E Osserman agt Minnie Traendley; Albert H Atterbury, att'y; John E Duffy, ref. (Amt due, $2,978.25.)

137th st, s s, 255 w Broadway, 85x99.11. Wm R Rose agt Cathedral Parkway Realty Co; Action No 1; Gibson Putzel, att'y; Arthur R Walsh, ref. (Amt due, $16,017.15.)

137th st, s s, 340 w Broadway, 85x99.11. Same agt same; Action No. 2; same att'y; same ref. (Amt due, $16,017.15.)

Nov. 15.

St Nicholas av, n w cor 187th st, 15.10x80. Germania Life Ins Co agt John G R Lilliendahl et al; Dulon & Roe, att'ys; Emmet J Murphy, ref. (Amt due $8,619.24.)

150th st, s s, 100 w 8th av, 100x99.11. Paul M Herzog agt Irving Bachrach; Kendall & Herzog, att'ys; Vernon M Davis, ref. (Amt due, $7,401 33.)

150th st, s s, 100 w 8th av, 50x99.11. Same agt David Zipkin et al; same att'ys; same ref. (Amt due, $4,333.33.)

Nov. 18.

136th st, n s, 100 e Brook av, 125x100. Jennie Weil agt Gerson M Krakower et al; Action No 1; Kantrowitz & Esberg, att'ys; Edw J McGuire, ref. (Amt due, $8,970 53.)

137th st, s s, 100 e Brook av, 120x100. Same agt same; Action No 2; same att'ys; same ref. (Amt due, $9,021.65.)

113th st, n s, 200 w 2d av, 25x73.11. Adrian H Jackson agt Knepper Realty Co; Stephen H Jackson, att'y; John E Duffy, ref. (Amt due, $3,595.62.)

Nov. 19.

108th st, n s, 100 w 1st av, 300x100.11. Isidore Jackson agt Raphael Kurzrok; Action No 1; A Stern, att'y; Walter B Coughlan, ref. (Amt due, $225.42 28.)

2d av, n e cor 108th st, 50x100. Same agt same; Action No 2; same att'y; same ref. (Amt due, $39,027.65.)

1st av, n w cor 108th st, 50x100. Same agt same; Action No 3; same att'y; same ref. (Amt due, $34,096.)

117th st, Nos 127 to 135 East. Same agt same; Action No 4; same att'y; same ref. (Amt due, $39,133 74.)

120th st, Nos 235 and 237 East. Same agt same; Action No 5; same att'y; same ref. (Amt due, $15,239.50.)

138th st, n s, 350 e Lenox av, 75x99.11. B Aymar Sands agt Ezra Max et al; Bowers & Sands, att'ys; James T Brady, ref. (Amt due, $23,661.87.)

138th st, n s, 275 e Lenox av, 75x99.11. Same agt Jacob Scheer et al; same att'ys; Sampson H Weinhandler, ref. (Amt due, $23,661 87.)

138th st, n s, 250 e Lenox av, 25x99.11. American Mortgage Co agt Jacob Scheer et al; Bowers & Sands, att'ys; Auguste M Thiery, ref. (Amt due, $7,889.60.)

Nov. 20.

118th st, Nos 152 and 152½ East. Adolf Mandel agt Raphael Kurzrok; Lese & Connolly, att'ys; Richard H Clarke, ref. (Amt due, $16,598.28.)

Boston rd, e s, 112 n 145th st, 28x109.11x25x 122.6. Newman Grossman agt W J Schmidt & Co; Charles Stein, att'y; Terence J McManus, ref. (Amt due, $3,558.20.)

2d av, e s, 60.3 s 58th st, 40.2x100. Aaron Goodman agt Louis Zimmerman; Action No 1; Jehial M Roeder, att'y; John Sheedy, ref. (Amt due, $18,357.)

38th st, n s, 225 e 2d av, 25x98.9. Same agt same; Action No 2; same att'y; Frank B York, ref. (Amt due, $4,151.40.)

105th st, n s, 175 e 5th av, 25x100. Eva Diamondston agt Samuel L Wallenstein; O'Brien, Boardman & Platt, att'ys; Frank E Hipple, ref. (Amt due, $6,862.19.)

3d av, s e cor 179th st, 100.4x115.4x109.2x102.7. B Aymar Sands agt Samuel Mandel et al; Bowers & Sands, att'ys; Thomas L Feitner, ref. (Amt due, $6,253.)

## LIS PENDENS.

68 TENEMENT HOUSE LIS PENDENS.

Nov. 16.

111th st, No 230 East. Louis Hurwitz et al agt Barnet Chenken et al; action to declare lien; att'y, F E Silverman.

3d av, e s, 175 n 1st st, 25x100, Bronx. Mary D Sick agt Wm B Hogan; action to impress lien; att'y, A Kahn.

Nov. 18.

Maclay av, w s, whole front between Montgomery pl and Overing av, 148.4x125x irreg.

Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x125.

St Peters av, n e cor Maclay av, 125.3x300. Van Nest Wood Working Co agt Bronx Mortgage Co; action to foreclose mechanics lien; att'y, D S Decker.

60th st, No 229 East. Minnie T Brown agt Albert F Mando; specific performance; att'y, W H Merriam.

Broadway, No 810. Roebling Construction Co agt Atlantic Terra Cotta Co et al; counterclaim, &c; att'ys, Roe & McCombs.

55th st, No 131 East. John Barkley agt James H McLean; notice of attachment; att'y, W McConihe.

Nov. 19.

93d st, Nos 62 and 64 West. Mary A Deering agt Joseph L Deering et al; action to set aside deed; att'y, J Fennelly.

East Houston st, No 196 and 1st st, No 91. Tobias Schwartz agt Samuel Klar et al; action to foreclose mechanics lien; att'y, L Scheuer.

Harrison av, w s, Lots 51 to 54 in Block Z, map of property belonging to United Real Estate and Trust Co of Nebraska et al, Bronx. Simon Josephson agt Theodore H Nickisch; action to foreclose mechanics lien; att'ys, Goldfogle, Cohn & Lind.

St Nicholas av, s e cor 166th st, 54.10x62.3x 55.6x94.4. Louis Hurwitz et al agt Ellen Ryan et al; action to foreclose mechanics lien; att'y, L Scheuer.

Allen st, No 80. Moses J Cohen agt Gussie Fleck et al; partition; att'ys, Goldfogle, Cohn & Lind.

108th st, n s, 175 w Broadway, 25x100.11. Edwin Dumble agt Hyman D Baker et al; action to foreclose mechanics lien; att'y, W D Brush.

Nov. 20.

101st st, Nos 408 and 410 East. Morris Jabydowski agt Ashbrouke Building Co et al; action to foreclose mechanics lien; att'y, S N Tuckman.

Nov. 21.

34th st, No 42 West. Siegfried Blumenkrohn agt William T Newkirk; specific performance; att'y, M D Steuer.

Nov. 22.

18th st, n s, 152 e 8th av, 26x63x26x60.

18th st, n s, 225 w 7th av, 25x92. Annie E Slinn agt Chas E Ackerman et al; partition; att'y, G W McAdam.

146th st, s s, 112.6 w 8th av, 112.6x94.10x irreg. John Holmes agt Austin B Fletcher et al; action to foreclose mechanics lien; att'y, J C Weschler.

125th st, s s, 350 e 10th av, 25x100.11. Adam J Hafner agt Mechanics & Traders Realty Co; action to declare lien; att'y, H Swain.

## FORECLOSURE SUITS.

Nov. 16.

140th st, No 28 West. Hudson Mortgage Co agt Mary Timble et al; att'y, A. L. Wescott.

140th st, No 26 West. Same agt Hampden Realty & Construction Co et al; att'y, A L Wescott.

140th st, No 24 West. Same agt Afro-American Realty Co et al; att'y, A L Wescott.

184th st, n s, 200 w Amsterdam av, 50x99.11x irreg. E Louise Sands agt Isaac Schmeidler et al; att'ys, Bowers & Sands.

West Broadway, No 221. Eugene Ribn agt Venezia A Lilley et al; att'y, F B Wood.

116th st, n s, 248 e Pleasant av, 125x100.10. Jacob Scheer et al agt M Fine Realty Co et al; att'y, M H Hayman.

Nov. 18.

82d st, s s, 187 e Columbus av, 19x102.2. Almon W Griswold et al agt Charles McDonald et al; att'ys, C H & J A Young.

156th st, s s, 400 w Amsterdam av, 50x99.11. Albert M Kahn agt The Niemer Co et al; att'y, E Arnstein.

Nov. 19.

Kelly st, n e cor 167th st, 99.2x23.7x irreg. Julia Schneider agt Chas M Gray Marble & Slate Co; att'y, H Brill.

72d st, No 316 East. Felix Hisch et al agt Hyman B Goldberg et al; att'y, P N Turner.

49th st, No 46 West. Francis W Griffith agt Annie M Scott et al; att'ys, Bowers & Sands.

152d st, s s, 150 w Boulevard or Broadway, 75 x199.11 to 151st st. Lizzie M Fellows agt Isidor Bloom et al; att'ys, Potter & Miner.

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13th st, s s, 299 w Av C, 39x103.3. David B Cohen agt Joseph Liebenthal et al; att'y, S L Josephthal.

Nov. 20.

98th st, n s, 125 w 2d av, 25x100.5. Marcus Chargin agt Morris H Feder et al; att'y, H M Goldberg.

Brook av, No 923. Jennie Chabot agt Samuel C Baum et al; att'y, M J Sullivan.

Lafontaine av, s w cor 178th st, 25x100. Eliza N Hall agt Andrew J Thomas et al; att'y, E C Dusenbury.

139th st, s s, 84.10 e Brook av, 37.6x100. Realty Operating Co agt Abelman Construction Co et al; att'y, G E Hyatt.

Pontiac av, n s, lot 284, map of Wilton, Port Morris, Bronx, 50x100. Susan W Wiggins agt Edmond B O'Connell et al; att'ys, Carrington & Pierce.

Boone st, e s, 195.6 s West Farms rd, 25x100. Margaret Knox agt Mary Altieri, second, et al; att'y, A Knox.

Nov. 21.

111th st, No 230 East. Isidor Federman agt Meyer Chenkin et al; att'y, C Dushkind.

129th st, No 306 West. Henry L Wolff agt Rosalie Crager; att'ys, Kelley & Connelly.

Freeman st, n e s, 100 s e West Farms rd, 84.4 x133.9x irreg. Emma A Jaeger agt Abraham Greenberg et al; att'y, L M Berkeley.

Morningside av, e s, 56.5 s 116th st, 53.10x68.3x 47.8x93.3. Moses Packard agt Eugene McGarr; at'y, W Rosenbloom.

Nov. 22.

Riverside av, s e cor 122d st, 25x100. Eloise L B Norrie agt Clara Thayer et al; att'ys, Smith & Simpson.

Bedford st, No 51. Guiseppe Russo agt Antonio Barone et al; att'y, A S Fraser.

Lafontaine av, s w cor 178th st, 25x100. Eliza N Hall agt Andrew J Thomas et al; att'y, E C Dusenbury.

Audubon av, s e cor 189th st, 89.11x100. William Crawford agt Solomon Littenberg et al; att'ys, Bowers & Sands.

120th st, s s, 250 e Pleasant av, 150x100.11. Realty Mortgage Co agt Florence Realty & Construction Co et al; att'ys, Simpson, Werner & Cardozo.

98th st, No 287 East. Rachel Geiger agt Marcus Chargin et al; att'y, H M Flateau.

101st st, No 315 East. Mortimer M Singer agt Rosie Press et al; att'y, L A Carley.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Nov.

16 Adler, Philip, Max J, Morris and Sophie —Wm Fox .....273.42
16 Allen, Oliver H—Hamilton Rubber Mfg Co. .....83.40
18 Anspacher, Mortimer L—Bernard Kaufman. .....113.61
18 Asch, Paul—Chas W White.....61.61
18 Albers, Henry F—W I Lincoln Adams... .....2,101.92
18 Alexander, Rono B—Henry Ackerle....65.41
19 Adler, David—N Y Telephone Co.....28.25
19 Abrams, Abel——the same .....26.72
19 Allen, Wm H——the same .....46.97
19 Abeles, Henry——the same .....41.39
19 Adler, Sigmund—Vermont Marble Co..399.90
20†Abeles, Arthur—Met Tobacco Co.....18.64
21 Alexander, Edwin J—Floyd D Harvey..271.92
21 Acker, Henry—Met St Ry Co....costs, 87.78
21 Allen, Oliver H—Chas L Wilson.....35.78
21 Alexander, Reno—Moris Leff.....36.21
21 Algace, Abraham A—Thomas A McIntyre et al.....7,134.40
22 Armstrong, William—E M Steck..costs, 73.08
22 Amend, George—Henry A Salmon..costs, 22.92
16 Boeniger, John—Jean Laroche.....108.42
16 Brown, George—John Hubertus .....410.15
16 Black, Samuel—Esther Bonomo.....344.72
16 Bozzi, Louis—People, &c.....200.00
18 Brown, Chester—Chas F Roberts.....148.67
18 Brune, Frederick W.* and Henry—N. Y. Telephone Co.....36.79
18*Baker, Frank W——the same .....33.05
18 Bandman, Isidore C——the same .....19.46
18 Block, Joseph—Max Litowich.....30.11
18 Block, Julius—Osher Gordon et al.....28.51
18 Burns, Thomas R—W I Lincoln Adams.. .....2,050 09
18*Bentley, Silvanus F—Met Switchboard Co. .....718.96
18 Burns, Nathan—Henry A Blumenthal..89.65
18 Boyles, Henry—Abraham Lightstone..29.72
18 Brown, George and Rosa—Geo M Fishel et al .....606.22
18*Block, Morris—M Goldstein.....34.51
19 Blumlicht, Abraham—Geo C Batcheller & Co.....57.40
19 Butler, Simon—Henry O Wilbur et al..91.04
19 Bischitz, Ferdinand—M I Horowitz.....67.64
19 Brennan, James—C Volney King.....615.58
19 Brown, James N—John Coleman....3,534.12
19 Bandman, Isador C—M M Stone et al.1,112.07
19 Boyer, Hermann—N Y Telephone Co...24.54
19 Bond, Virginia——the same .....48.78
19 Barry, William——the same .....20.98
19 Burkhardt, Emil——the same .....22.35
19 Bartholf, Sophia——the same .....41.66
19 Bleyer, Carl J——the same .....24.17
19*Barry, Joshua—Allen Advertising Agency. .....108.38
19 Bernstein, Michael—Abraham Druson et al. .....1,119.52
19 Brown, Max—Matthew Bender et al....85.22
19 Burbank, Edw J—Chas C Meigs Co.....16.19
19 Bergman, Doris—Mary Aarons.....236.81
19 Bushe, George—Joseph Mallado.....39.57
19 Barber, Amzi L—Wm W Smith.....9,062.29
19 the same——the same .....35,261.51
20 Berry, Chas S—Daniel P Ritchey....380.52
20 Barnett, George—Morris D Silverstein..60.86
20 Borgia, Albert & Philip—F Koberlein..139.51
20 Bracker, Thomas—Banks & Co.....197.95
20 Binswanger, Henry—H T Jul Fuehrman.. .....costs, 69.87
20 Burke, F St John—N Y Telephone Co..35.44
20 Bellotti, Michael——the same .....43.16
20 Baum, Joseph——the same .....32.60
20 Braun, Leo——the same .....33.80
20 Beerman, Sarah—Jacob H Semel et al. .....134.94
20 Bercovici, Usher—Harry Abramovitz....84.41
20 Braunstein, Abraham——the same....84.41
20 Berman, Samuel—Toch Paint & Supply Co.....491.35
20 Berglass, Michael P—Morris Schleiff.1,060.24
20 Bernstein, Samuel I——the same .....1,060.24
20 Becker, Barbara by gdn—N Y City Ry Co. .....costs, 108.88
20 Becker, Hans—P & H Corbin of N Y..40.01
20 Busch, George—Nauss Bros Co.....23.08
20 Butterly, George—Allen Advertising Co.28.93
21 Brandt, Herman* & Solomon—N Y Telephone Co.....81.49
21 Bregman, Isidore—Joel Marks et al..... .....costs, 12.65
21 Bidwell, Goe R—Harry G Nostrand et al. .....184.22
21 Brown, Mary—People, &c.....35.00
21 Benigno, Rosario—Morris H Bernstein ..... .....costs, 68.18
21 Broder, David—Albert H Woods.....1,030.48
21 Betzy, Wilhelmina—John C Gabler....82.22
21 Budion, James A—Samuel Mitchell....62.70
22 Broderick, Joseph J—Edw W Searing..30.24
22 Benn, Charles & Louis F—Aetna Indemnity Co .....78.43
22 Benveniti, Robert—Eliza Guggenheimer.104.65
22 Brown, Chas A—Hugh C Fox et al....119.40
22 the same——the same .....119.40
22 Bernstein, Frank E—William Hauser..640.72
22 Buncore, Frank—Theodore Economy et al. .....85.01
22 Bloodgood, Harry L—Solomon R Simon..74.41
22 Beals, Benjamin—Edw C Van Glahn et al. .....163.83
22 Berman, Samuel—N Y City Ry Co..... .....costs, 108.88
16 Camner, Joseph and Morris—Mine Petry et al .....1,659.41
16 Caples, Ralph C—Earl B Barnes.....346.91
16 Cohen, Fanny—Chas F Richards et al.63.02
16 Cameron, Edna C—Wm B McNeil et al.80.88
16 Conway, Michael—James Flanagan....59.41
18 Conti, Joseph A* & August A—N Y Telephone Co.....66.88
18 Czekley, Steve—Samuel J Bloomingdale... .....costs, 23.08
18 Cohen, Simon—Louis Golde.....(D) 20,089.98
19 Clancy, Nellie—N Y City Ry Co..costs, 107.88
19 Cahn, Julius—Regina Springer.....534.72
19 Creevy, Thomas—Caesar Misch .....19.33
19 Cohen, Solomon—Hudes Drexler et al.454.72
19 the same——the same .....344.72
20 Cole, Geo I—N Y Telephone Co.....37.56
20 Carlone, Josephine——the same .....23 92
20 Cole, Benjamin W—the same .....42.73
20 Campbell, Arthur D——the same .....22.80
20 Capparelli, Vincent——the same .....33.67
20 Church, Sydney M—Washington L Tull.99.12
20 Collins, John E—Lemuel Littlefield..400.00
20 Corcoran, Wm A—John Byrns .....47.41
20 Crystal, Isaac—Hugo E Boessneck et al. .....235.88
21 Chappotin, Campbell S—Jeannette B Chappotin .....21,718.66
21 Cohen, Henry—Jacob Mendelsohn .....48.41
21 Chase, Norton—Isaac Brilleman.....374.79
21 Cohen, Sarah—Albert H Woods.....1,030.48
21 Cotter, John L—Samuel Shanker.....64.41
22 Clifford, Thomas—Walter B Cowperthwait .....costs, 23.08
18 Daniel, Joseph—N Y Telephone Co.....59.83
18 Demacos, Nicolo* & Peter——the same..38.40
18 Dehling, Joachim—N Y City Ry Co..... .....costs, 67.88
18 Drachman, Hyman—Louis Lust.....1,520.87
19 Dichl, Joseph—N Y Transfer Co Dodds Express .....costs, 23.08
19 Deutsch, Elias M & Louis—Gustav Becker et al.....120.27
19 Dugan, Thomas—Caesar Misch, Inc...43.57
19 Dalton, Edw T—Hollywood Co.....178.03
19 Dempsey, James—Susan Brady..costs, 86.00
19 Doe, John—Angelo Adamo .....544.40
19 Davidson, Aaron—N Y City Ry Co..... .....costs, 67.88
20 Denham, George—Isador Elbe.....145.40
20*Dupee, Geo P—Continental Color & Chemical Co.....93.57
20 Dinnebeil, Ludwig—Chas M Steinert...65.41
21 Defino, John—Bertha Kemelhor.....29.65
21 Dichman, Ernest—Robert W Holmes....709.39
21 Detrinco, Giuseppe—Bert K Bloch....154.63
21 Davis, Louis—Frederick Henderson et al. .....costs, 75.98
21 Davis, Essie——the same .....costs, 75.98
21 di Monda, Giovanni or Guilio Di Mondo —Henry L Baker .....112.22
21 Dettinger, L Frank—German Exchange Bank .....60.76
21 De Troy, Michael—Paul E Hunter.....33.11
21 Dodd, Wm S—Solomon Schwarzchild..1,561.93
22 Doyle, Katherine—M N Clement.costs, 79.32
22 Davis, Davis—Albert Robertson & Co..158.41
22 Dreschler, David—Title Guarantee & Trust Co.....78.38
22 De Cesare, Anthony or Antonio—Alexander T Colford .....50.29
22 Dunphy, Edw J—Al Powell .....50 00
16 Elson, George—N Y Telephone Co....106 49
18 Engel, Jacob—Abraham Lightstone.....79.97
19 Engelhardt, Newman—Caesar Misch, Inc. .....79.30
19 Edler, Geo F——the same .....80.87
19 Epstein, Samuel—Joseph Teimann....347.06
20 Ehrlich, Abraham—S Morris Schleiff..1,060 24
20*Etheridge, Wallace E—McCormick Hubbs & Co.....662.50
21 Eschbach, Geo F—Maximus A Lesser..37.64
21 Ennis, George—Benjamin Jacobs et al..38.01
22 Ehrlich, Abraham—Michael Lessler et al. .....173.01
16 Franzese, Salvatore and Assunda—People &c .....1,000.00
16 the same——the same .....1,000.00
16 Foster, Culver E—N Y Telephone Co...20.70
16 Friedman, Samuel—David Sachs.....159.40
16 Feldman, Samuel——the same.....159.40
16 Fine, Jacob I—Whitehall Realty Co..139.08
16 Freeman, David and Nettie—Harry H Redler .....costs, 113.40
18 Friedman, Bernard & Joseph—Peter Gluck .....48.14
18*Friedman, Joseph—N Y Telephone Co..50.16
18†Friedman, Abraham—Chas E Murtagh et al .....2,041.52
18*Fritzel, Geo L—N Y Telephone Co.....21.29
18 Fox, Gustav J——the same .....21.29
18 Feinstein, Benjamin—Jacob Wiener....52.65
18 Furey, Mary A—Interurban St Ry Co.... .....costs, 22.78
18 Fischer, Morris—Morris Goldstein.....34.51
19 Ferris, John M—Allen Advertising Agency. .....108.38
19 Farrow, Edw S—U S Addressing & Printing Co.....90.94
19 Fisher, Della M—Edw D Depew et al..20.48
19 Furcht, Louis—Morris I Horowitz....67.64
20 Freeman, Albert—Albert W Sanbern....66.17
20 Fain, Edmund & Simon—Wotherspoon Plaster Mills, Inc .....224.21
20 Feinberg, Barnet—Edward Hurley..2,017.40
20 Fleigelman, Isidore—N Y City Ry Co..... .....costs, 108.88
20 Finne, John——the same .....costs, 108.88
20*Friedland, Walter M—Morris D Silverstein .....60.86
20 Federer, Theodore—Isaac Weinstein....30.91
20 Falcidia, Mary—Interurban St Ry Co.... .....costs, 67.88
20 Friedman, Robert—Morris Rose et al..378.22
20 the same——the same .....378.20
21 Fusco, John—Bert K Bloch.....154.63
21 Fritz, Fannie—Ntl Fireproof Sash & Door Co.....102.80
21 Foster, Geo A—Albert Foster et al.costs, 94.55
21 Fackiamm, John—Richard G Hach....332.08
21 Feist, Fred—Kate E Munroe .....28.37
21 Fleischman, Albert—Consolidated Gas Co of N Y .....costs, 79.60
21 Fenlon, John T—Cremo Light Co.....286.83
22 Frawley, Patrick J—John J Reilly....493.35
22 Feuchtwanger, Sigmund—Geo A Hooper... .....2,315.78
22 Fassett, Arthur B—J P Duffy & Co...655.33
22 Foster, Morton H C—N Y & Harlem R R Co et al ... .....costs, 88.16
22 Ferris, C Dean—Alberene Stone Co....49.97
16 Gucciarone, Adolph—Greater N Y Film Rental Co.....67.97
16 Goldfarb, Philip—Fannie Levy.....104.65
16 Goodwin, Ida B—N Y Telephone Co....34.64
16 Garrigan, Edw A——the same.....33.25
16 Goski, Leon——the same .....31.38
16 Grana, Joseph——the same .....28.65
16 Galvin, Florence V——the same.....61.28
16 Goldberg, Louis——the same .....94.36
16 Gathmann, Max——the same.....19.02
16 Greenberger, Herman——the same ....53.60
16 Goodfellow, James——the same .....37.20
16 Gilmour, Alfred C——the same.....74.16
16 Gardner, Isaac G—Jacob Deshel et al..174.91
16 Grace, Michael—Mayor, Aldermen, &c... .....costs 115.85
16 Green, Nathaniel G—Henry Picard....439.41
18 Gavigan, Ambrose A—John F Cronin..306.71
18 Griffith, Arthur L* & Geo L—N Y Telephone Co.....79.68
18 Greco, Guiseppe—Frank Greco et al....189.53
18 Getzoff, Max—John S Sills et al.....8.74
18 Garner, James E—Sigmund Weftelberger. .....992.95
19 Grosin, Israel—Max Swirsky et al....177.81
19 Gluck, Louis—Thomas Zellner.....403.60
19 Gerety, Patrick—Met St Ry Co...costs, 87.78
19 Griffith, Geo W—Fred S Hall.....17,266.98
19 Ginsberg, Rae—Thomas C Edmonds & Co. .....242.56
19 Goldstein, Max—Harris Elias.....67.65
20 Graber, Benjamin—Morris Rosenzweig et al. .....81.06
20 Grossman, Edmund—Julius M Lyon....63.90
20 Gluck, Herman—Felix Kunstler.....82.21
20 Guttman, Harry G—Man Collection Agency. .....84.41
20 Glass, Max—Simon Bender.....464.40
20 Gregson, Montruvilla L—Josephine Forsythe .....costs, 17.72
20 Gunn, Robert A—Daniel P Ritchey....281.09
20 Gaiser, Geo F—North American Distilling Co.....93.32
21 Gans, Joseph S & Moses J—Floyd D Harvey .....271.92
21 Goldstein, Sarah admrx—N Y City Ry Co. .....costs, 107.88
21 Geiger, Chas G—Syracuse Co.....37.00
21 Gerstle, Ralph J F—Johnson Service Co. .....317.22
22 Germain, Edmund—Jerome H Remick et al .....182.61
22 Goldberg, Isaac—Wm A Thomas Co..113.15
22 Geilich, Abraham* & Solomon—Albert W De Long .....447.58
22 Gomberg, David—Lazar Brown .....46.07
22 Germain, Edward—Montague Co.....151.74
16 Hutchinson, Alonzo—N Y Telephone Co.60.75
16 Hughes, D Zane——the same.....24.40
16 Hazeltine, Sarah C——the same.....24.71

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# ACME SANITARY TILING CO.

## Overhead Tiling Without Extra Expense

PARK ROW BUILDING NEW YORK, N. Y.


16 Hartman, Clarence—Henry Schwarzwalder et al .....127.38
16 Hafleigh, Elizabeth—John W Aitken et al. .....341.57
18 Herrman, Aaron & Julia A—N Y Telephone Co. .....26.00
18 Hall, Chas M—August F Karsten.....123 26
18 Helms, August G—Gustav Stephan....328.01
18 Henschen, John W—Rudolph Hruska..367.61
18 Hagemann, Bernard—Man Ry Co.costs, 108.88
18 Hope, John—Engel Heller Co.....375.51
18 Hanrette, James J—Metropolitan Switchboard Co. .....718.96
18 Harris, George—Anton L Olsen.....111.81
18 Henschen, John W—Rudolph Mathesheimer .....157.51
18 Hill, Geo H—Chas L Doran.....42.45
18 Heims, Albert—Clarence W Rickerson.113.02
18 Hagen, Patrick—N Y City Ry Co. .....costs, 107.88
18 Hart, Max—Geo G Termant et al.....64.41
19 Hathaway, Clara A—N Y Telephone Co.45.46
19 Hochberg, Max——the same .....70.03
19 Hafner, Adolph F——the same .....32.98
19 Halley, Benjamin R—N Y City Ry Co. .....costs, 67.88
19 Hammond, James A—John H Kerr ...105.20
19 Hiers, Eugene H—Caesar Misch, Inc....23.75
19 Hilsman, Emil A—Edw D Depew et al..93.25
19 Hanson, Alfred E—J C Levi.....(D) 82.24
19 the same——the same .....(D) 46.93
20 Halle, Louis—Ettie Lesser .....148.36
20 Harris, Louise—Minnie F Hirsch .costs, 126.00
20 Hookey, Wm T—U S Gas Fixture Co.1,099.48
20 Hafleigh, Elizabeth—Saks & Co.....430.97
20 Hayes, Chas M—Union Ry Co of N Y City. .....costs, 22.78
20 Hoffman, George admr—North River Savings Bank. .....costs,134.88
20 Henschen, John W—Wm H Sheppard et al. .....229.41
20 Hodgson, Chas F—Pieter Ouwerkerk et al .....398.33
20 Howley, P J—Wm Teller et al.....1,622.46
21 Hatch, Edw S—John C F Gardner....5,140.63
22 Harsell, Norman—Leslie C Bruce.....817.57
22 Hamilton, Henry P—H L Judd Co.....22.66
22 Hartstein, Hana—M N Clement..costs, 82.32
22 Harkness, Edw S exr—E M Steck.costs, 73.08
22 Harper, Walter E—Valley Dew Distilling Co. .....121.90
22 Hoffman, Mayer & Isaac—Twelfth Ward Bank of the City of N Y.....3,119.29
22 Horowitz, Nathan—William Braun.....384 00
22 Hoffman, Mayer & Isaac—Twelfth Ward Bank of the City of N Y .....1,055.59
22 the same——the same .....1,054.10
22 Ieron, Carl—M N Clement.....costs, 83.82
19 Jetter, Elizabeth & J Edw—Karoline Hachemeister ..... costs, 107.80
19 Jones, Samuel—Jacob Rosenberg et al..29.41
19 Jewell, Edw H—John Coleman.....3,534.12
19 Jordan, John L—Huston & Corbett Co. .....1,401.76
20 Jacobosky, Louis—N Y Telephone Co..43.17
20 Jewett, Albert F—Wm J Kelly.....2,639.40
21 Johns, Geo C—Topping Bros.....127.53
21 Jones, John M—Scientific American Compiling Dept. .....109.62
21 Johnson, John A—Eugene E Hinkle et al. .....68.18
22 Jacobowitz, Nathan—Ocean Steamship Co. of Savannah ... .....costs, 23.08
22 Jacobs, Jacob—Imperial Glass Co....429.12
16 Knauer, Otto—People &c .....300.00
16 Kahn, Arthur L—Robert B Smith..1,889.01
16 Kahn, Fred—H B Claflin Co.....147.54
18 Kidd, Alexander B—Rudolph Hruska.367.61
18 Klein, Adolph—James Lavery.....93.26
18 Kramer, Julia—Louis Pick.....175.11
18 Kremer, Nathan—N Y City Ry Co. .....costs, 108.88
18*Kidd, Alexander B—Rudolph Mathesheimer .....157.51
18 Kraft, Isaac—Louis Golde.....(D) 20,089.98
19 Kane, James J—Times Square Automobile Co. .....137.34
19*Kampf, Herman D—Meyer Resnick....215.68
19 Kestler, Bruno B——the same.....215.68
19 Knepper, Herman—Lawyers Title Ins & Trust Co. .....151.95
19 Kellermann, Karoline—David Mayer Brewing Co. .....1,280.05
19 Klein, Benjamin—Robert W Bell.....267.66
20 Karpf, Leo M—N Y Telephone Co....26.54
20 the same——the same .....25.48
20 Kuhl, Joseph—Jacob Roseman et al....97.41
20†Kaufman, John—Abraham C Rothstein et al .....81.27
20*Kidd, Alexander B—Wm H Sheppard et al .....229.41
21 Kahn, Harris—Pietrowski & Konop Co..221.74
21 Kessler, Benjamin—Samuel B Feinberg et al .....147.51
21 Klein, William—John B Carss et al..580.47
22 Krivitsky, Abram—Wm A Thomas Co.198.22
22 Kaplowitz, Jacob*——the same.....198.22
22 Kessler, Bernhard—Wheeling Corrugating Co. .....360.54
22 Karpus, Gottlieb & Ray—R Ross Appleton. .....2,262.93
22 Kelly, Frank—Frederick Hollender & Co. .....29.61
22 Kritzer, Morris—Gotham Coal Co....750.51
22 Kantrowitz, Frank—Northern Bank of N Y .....125.02
22 Kliegman, Morris——the same .....750.51
22 Kelly, Joseph D—M N Clement....costs, 87.82
22 Kaufman, Lou B—Ely J Rieser.....440.13
16 Lippmann, Jonas—Julius Sonnenscheim et al .....917.78
16 Leclaire, Geo A—Albert O Brown et al.. .....2,791.34
18 Levin, Maurice—N Y Telephone Co....59.83
18 Lingg, Herman R—N Y Telephone Co...33.05
18 Levinsky, Jacob & Frank—Philip Feinberg. .....434.65
18 Lowenstein, Louis—Wm M Stewart et al. .....307.09
18 Levenson, Morris & Jacob—J & R Lamb. .....costs, 112.60
18 Lopopora, Poskali—Herman Cheifetz...146.25
18 Lavelle, John H—Chas L Doran.....42.45
18 Lowenthal, Emil—Geo M Fishel et al..606.22
19 Lacher, Nathan—Abraham Drusin et al.... .....1,119.52
19 Lamesdorf, Jacob—Patrick S Kelly..3,139.96
19 Larney, Wm A—Wm P Fiero.....216.17
20 Levinson, Leo admr—Union Ry Co of N Y City .....costs, 108.88
20 Lingeman, John A—N Y City Ry Co. .....costs, 107.88
20 Ladow, Robert—Continental Color & Chemical Co. .....93.57
20 Lester, Wm V—Isaac Heineman.....378.77
21 Larkin, James—Studebaker Bros Co of N Y .....591.77
21 Luhrman, John, Jr—Geo R Horvell....385.86
21 Levins, Wm J—N Y Telephone Co.....25.27
21 Langman, Jacob—Max Goldberg.....567.04
21 Long, Leonard—Geo N Reinhardt....1,137.98
22 Lewis, Howard F & Mary—Alex Youdelman .....78.11
22 Levine, Joseph—Charles Funck et al..974.95
22 Lustig, David L, Philip & Abraham B—Ely J Rieser .....959.22
22 Lipschitz, Frank—Henry S Brooks....63.48
22 Loeb, August—Neola Piano Player Co..71.72
22 Ling, Fong—Fong Ming .....174.74
22 Leininger, Ralph—John A Eckert...2,029.95
22 Lawrence, Richard & Geraldine M—Fordyce S Caldwell .....416.86
22 Lutz, Daniel H—William Braun.....384.00
16 Morris, Frank—John H. Bernstein....84.31
16 McKeon, Mary—John H Little.....121.76
16 Moore, James B—Marcelino Perez et al.. .....480 46
16 Matthews, Gardiner D and Janis—State Board of Pharmacy.....costs 73 37
18 McKay, Geo—Rudolph Hruska.....367.61
18 the same——Rudolph Mathesheimer.157.51
18 McKean, Jacob H—Henry Miller ....154.67
18 Moore, Robert W—Wm F Russell.....91.66
18 Meyerson, Abraham—Joseph Stern et al. .....115.51
18 Martin, Walter C—E Lambeyack & Co. .....1,114.08
18 Martoccia, John—Philip Siesering.....54.99
18 the same——Met Switchboard Co...35.57
18 Muntz, Herman—Clarence W Rickersons .....113.02
18 McManus, James H—Henry Huber Co..150.12
19 Murray, David—Alfred Koehn.....95.41
19 Mazoyer, Claude J—N Y City Ry Co. .....costs, 107.88
19 Moser, Arthur G F—Chas S Mackenzie.... .....3,023.18
19 MacDonald, Chas R—A Sulka & Co....53.20
19 Montgomery, Wm M—Locust Farms Co..99.28
20 Meryash, Louise & Harry—Max Mann.575.50
20 Motto, Midrele—Giovanni Aguino.....570 38
20 McGrehan, Cornelius D W—Gustavus L Lawrence .....137.22
20 Moore, William—James B Regan.....10.85
20 Murray, Joseph—Standard Plumbing Supply Co. .....123.47
20 Marcus, Millard—Augusta Kienninger.1,094.53
20 McHugh, Michael—Union Ry Co of N Y City .....22.78
20 McArthur, Alex P—Transit Realty Co..69.31
20 McKenna, Margaret—N Y City Ry Co. .....costs, 67.88
20*McKay, George—Wm H Sheppard et al. .....229.41
21 Marullo, Benedetto—N Y City Ry Co. .....costs, 108.88
21 Misell, David—N Y Telephone Co....103.52
21 Mangialetti, Gaetano & Dominick—Henry M Susswein et al .....162.61
21 Moore, Harrison B, Jr—Louis Sherry...103.80
21 Matthews, John—Bert K Bloch.....284.81
21 Martin, Walter C—Henry Altshul .... 139.67
21 McLean, J Lester—J Quintus Cohen....313.85
21 McCaffery, James—Wm B Birchall....236.42
21 Mueller, Oscar—Frank Stola .....121 84
21 Millar, Anna—John V Donisphan.....495.74
21 McGeary, Wm H—Patrick Gorman....329.72
22 Mazzeo, Camillo R—Alexander T Colford. .....50 29
22 Miller, Wm F—Chemical Realty Co..218.28
22 Marcus, Samuel—Albert Robertson & Co. .....158.41
22 Mayed, Benj F—St Dunstan Society ..44.09
22 Muller, Charles & Charles, Jr—Chilton Paint Co. .....267.41
22*Marshall, August—Amelia Marshall..5,109.61
22*Marschall, Harry L——the same.....5,109.61
22 Miller, John D—Hugh C Fox et al....119.40
22 the same——the same .....119.40
22 Momand Rogland—Ignatz Haas.....63.97
22 Muller, Elizabeth—Wm H Hennenberger et al .....179.24
22 the same——Mussgiller Mangels Co.239.96
22 McCord, John B—Hugh L Fox et al...189.92
20*Nunes, Victor N & Angelo S—N Y Telephone Co. .....26.54
20 Nellis, Edw G—Fred Bowers et al.....65.41
21 Newman, Walter G—Scientific American Compiling Dept .....19.22
21 Nelson, Chas A—Bert K Bloch.....271.13
21 Nordmann, Edw T—Richardson & Boynton. .....633.00
22 Naughton, John—Interurban St Ry Co.... .....costs, 107.03
22 Neubauer, Andrew J—Herman Gottlieb.329.31
22 Newman, Reuben—St Dunstan Society..94.21
22 Noorian, Elo—Palmer & Embury Mfg Co. .....101.44
16 O'Connor, Edmund—Show Pub Co.....59.72
18*Opperman, Charles—Godfrey Co.....246.88
19 O'Neill, Daniel—Caesar Misch, Inc....87.96
19 O'Leary, Lawrence A—Harvy M Voirs..81.80
20 O'Rourke, Daniel F gdn—N Y City Ry Co. .....costs, 108.88
20 O'Donnell, Thomas—John H Parker Co.... .....costs, 111.28
20 Orr, Charles—Cincinnati Abbatoir Co..415.15
20 O'Connell, John E—Israel Weinberg....42.31
20 Ouelto, Frederick E—McCormick, Hubbs & Co. .....662.50
21 Olsen, Wm—McClintic Marshall Construction Co. .....costs, 23.08
22 Ostroff, Joseph—David Amolsky.costs, 112.12
22 O'Connor, Morris—Henry Muller et al..76.24
22 O'Shea, John M—Patrick Kane.....46.98
22 O'Neill, Mary—Harry Wasserman.....51.21
22 Ott, Melchior—Joseph Flannery.....85.72
16 Peck, Louis—Ernst H Rainbow.....113.21
16 the same——the same .....221.07
16 Plikaytis, Peter A—Maynard N Clement.. .....500.00
18 Pelton, Frank B—W I Lincoln Adams.... .....2,050.09
18 Perrotta, Antoinetta—Man Ry Co.costs. 108.88
18 Poskali, Lopopora—Herman Cheifetz...146.25
18 Papozion, Mincas & Abraham—Samuel Mosher .....59.41
19†Pelwitz, John—Chas M Gray Marble & Slate Co. .....214.41
19 Perrone, Raffalle—Frank Brewery.....67.34
19 Post, Jacob—Isidore Bergman et al.....27.65
19 Pearsall, Leigh M—John Coleman..3,534.12
20 Phillips, Samuel—Gerald B Wadsworth Co. .....63.17
20 Pescia, Enrico V—Giuseppe B Rini....650.12
20 Perlitz, Magdaline—Jacob Levy.....59.96
20 Painga, Raffaela—Lawrence Cioffi.....30.01
20 Palmer, Edward—Daniel Weinstein' et al. .....234.65
20 Pandenovac, Vinko—A Slauson & Co. .....costs, 23.08
20 Pearson, Frederick C—Joseph Stewart..67.16
20 Pucci, Antonio G—Mary E How....2,265.36
21 Powell, Eugene M—Eugene M Travis..94.14
21 Provost, Franklin, Jr—N Y Telephone Co. .....28.18
21 Presutty, Nicholas——the same .....30.55
21 Perine, Lolita M——the same .....41.29
21 Pace, Jennie—Bertha Kemelhor.....279.03
21 Purtell, William—Paul E Hunter.....137.41
21 Pearsall, Geo W—August W Hammersen.76.24
21 Peck, Eugene H—Andrew J Richardson... .....1,113.51
22 Pluckham, Chas J—John Bechtold .....25.75
22 Poggi, Anthony J—Wm R Ehler .....40.12
22 Pocher, Maude—Irving Baer .....239.31
16 Quaglietta, Pasquale—People &c .....200.00
20 Quigley, Wirt S—Peter Korn.....46.21
16 Roder, Frank—Phillip Holland .....31.31
16 Riche, Pasquale A—People &c.....200.00
16 Rabinowitz, Osias—Joseph H Schwartz.708.82
18 Robertson, Joseph L—Albert H Weisgerber et al .....142.30
18 Rice, Isaac—Gustav Stephan.....40.16
18 Regan, John J—Interborough Rapid Transit Co. .....costs, 108.88
18 Reiss, Edw P—Edw E Hutchings et al.176.24
19 Roche, Maria—N Y City Ry Co.costs, 107.88
19*Rogers, Sarah T—John H Kerr.....105.20
19 Runkel, Maurice—Angelo Adams .....544.40
19 Roe, Richard——the same .....544.40
19*Rosenthall, Elias—Mathew Bender et al.85.22
20 Roche, Walter L—Chas E Scholes Co..258.80
21 Reisler, Frank—John B Carss et al....580.47
21 Rohrig, Wm F—N Y Telephone Co.....49.62
21 Russell, Augusta—Elfrieda Kunze.....118.49
21 Roemhild, Max—Theodore R M Hanne..56.20
21 Robinson, Mary E—Nassau Trust Co of City of N Y. .....5,805.15
21 Rosenberg, Hyman—Joel Marks et al. .....costs, 12.65
21 Ratner, Morris—Joel Marks et al.costs, 12.65
21 Rosenzweig, Morris—Augustus F Libby. .....1,238.52
21*Riegelhaupt, Abraham—Harry Eising et al. .....372.01
21 Ross, John H—Antonio Cebrelli.....808.53
21 Rodger, Wm C—Interborough Rapid Transit Co. .....67.88
21*Rosenman, Louis—Max Goldberg.....567.04
21 Robinson, Mary E—German Exchange Bank. .....4,026.84

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22 Rheinstone, Samuel M—Amelia Marshall.... .....5,109.61
22 Randall, Clarence D—Louis F Gottschalk. .....125.19
22 Roche, Walter L—L Sonneborn Sons Inc. .....354.71
22 Rappaport, Jacob R—Baldinger & Kupferman Mfg Co .....216.97
22 Robinson, Abe—Twelfth Ward Bank of The City of N Y .....3,119.29
16 Schwartz, Abraham—Isaac Wall et al.214.40
16 Schneider, Bessie—Moses Price .....56.94
16 Scoboloff, Max—Ernst H Rainbow....221.07
16 Stern, Samuel—Maurice J Weinman..... .....costs 61.34
16 Scoboloff, Max—Ernst H. Rainbow....113.21
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18 Singerman, Louis—Bronx Security & Brokerage Co.....649.54
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18*Schwartz, Isidor—Morris Goldstein....34.51
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19 Schwartz, Isaac—Samuel Shanker.....66.08
19 Schmitz, Edw A—Ellwood City Glass Co. .....274.04
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19 Slonov, Isidore——the same .....1,668.22
19 Shear, Albert—Hotel Register Realty Corp .....1,159.25
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20 Steinberg, Lena—Jacob H Semel et al.134.94
20 Siekto, William—Gilbert J V Smissen..51.64
20 Silverman, Harris—Geo S Hopkin.....50.32
20 Sporling, Louis—Isaac Wolansky ..... 17.41
20 Staunton, Frederick J—Frank Fetzer..334.56
20 Solomon, Moses—Samuel Miller...costs, 7.41
20 Small, Abraham—Rebecca Meryash..... (D) 16,187.34
20 Stickles, Edw H—Chas S Harturg .... 179.26
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20 the same——the same .....1,954.08
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20 Smith, Albert E—James B Regan ..... 17.70
20 Schwenker, Wm M Jr—Wessman.....876.61
20 Saxe, Templer—Isaac Heineman.....378.77
20 Spalding, Sarah F—Pieter Onwerkerk et al. .....398.33
21 Shapiro, Samuel—N Y City Ry Co..... .....costs, 108.88
21 Strong, Isabelle A—N Y Telephone So..36.37
21 Schaef, Max——the same .....34.47
21 Snook, Chas W——the same .....36.91
21 Simon, William—Philip Wolfson.....1,306.99
21 Schaeffel, Wm A—Diehl Mfg Co.....37.81
21 St Clair, Hector B—Frank S Schwab....99.31
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21 Shrage, Julius—Thomas J Gibbons....65.22
21 Singer, Abraham—Morris Mayers et al..51.91
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21 Sperry, Ida H—Franklin Simon et al..554.75
21 Shapiro, Hyman—Barnett Leberman....84.65
22 Somach, Morris—Michael Alfer.....517.10
22 Soell, Wm D—Alfred L Holihan.....84.45
22 Sturman, John H G Jr—Geo A Varnes et al .....267.36
22 Sugarman, Abraham—Albert W De Long. .....447 58
22*Schueler, Charles—Amelia Marschall..5,109 61
22 Singer, Julius—Daniel S Wilson.....147.79
22 Scherger, Aquilin—Northern Bank of N Y. .....1,125.02
22*Schwarz, Sol——the same .....1,125.02
22 Shaw, John C—Hoffman Miller et al..376.25
22 Samose, Nathan—Henry Freedberger et al .....34.41
18 Tracy, J Evarts—Metropolitan Paint Co.. .....1,374.80
18 Throssal, Joseph E—John S Silk et al..65.95
18 Tracy, Jeremiah E—Margaret Smith..... .....(D) 13,362.31
19 Tucciarone, Adolph—Greater New York Film Rental Co..... .....67.97
19 Tannenbaum, Jeannette—Erwin Rossbach. .....71.47
20 Tarlo, Beneanimo—Giovanni Aguino....570 38
21 Tonsky, Frank—Bert K Bloch.....184.65
21 Thumen, Nathan—Samuel Mechlowitz..615.24
22 Taylor, Wm A exr—E M Steck....costs, 73.08
22 Toreno, F & Orester—Frederick B Hinchman et al .....520.39
22 Townes, Willis G—Oppenheim, Collins & Co..... .....134.94
22 Thode, Wm F—Morris Rosenfield et al.109 05
18 Upton, John—N Y City Ry Co..costs, 108.88
21 Uhlfelder, Philip J—Leon C Weinstock.... .....costs, 72.68
16 Vedovato, William* and Vincent—Ernst H Rainbow .....221.07
19 Van Aken, Elmer S—Union Ry Co of N Y City .....costs, 67.88
16 West, Joseph—People, &c.....300.00
16 Witkin, Alexander—Maynard N Clement.. .....500.00
16 Walar, Louis—Charles Rosenberg et al.. .....costs 23.39
18 White, Jacob—N Y Telephone Co.....50.16
18*Wetzler, Sigmund——the same .....19.46
18 White, Joseph—Peter Gluck .....48.14
18 Wise, Marie—Geo F Ceely.....32.15
18 Wilensky, Wolf—Morris Rosenberg...185.81
18 Wolfson, Minnie—Emanuel Klein.....104.55
18 Werner, Louis—Nathan Ulman et al..181.82
18 Wilson, Chas E—Met St Ry Co.costs, 108.88
19 Woodbury, John H—Andrew Jergens Co. .....costs, 126.28
19 Wade, Frederick E—Johanna Wade..1,100.00
19 Wedaman, Elliott—N Y City Ry Co..... .....costs, 107.88
19 Wigdor, Max* & Meyer—Meyer Resnick. .....215.68
19 Wormser, Isidor, Jr—Albert See et al.4,692.45
19 Wiener, Louis——Chas M Gray Marble & Slate Co..... .....214.41
19 Wachtel, Morris—August Kleffman ....92.72
19 Wanderer, Morris—Frank Brewery ....248.04
19 Wade, Henry R—Friede Globe Tower Co. .....156.37
20 Walsh, Thomas—H Herrmann Lumber Co. .....97.96
20 Wells, Helen E—Mary C Gourlie et al.... .....2,500.00
20 Wollman, George—John Wanamaker....879 87
20 Williams, Susan R—S Morrill Banner..257.73
20 Watkins, Richard—Frank Boslit .....25.91
20 Wainwright, William—Gerald B Wadsworth Co .....104.57
21 Walker, Jerome—Floyd D Harvey.....271.92
21 Walsh, James—David A Strauss et al..30.11
21 Weixelbaum, Henry J—Manhattan Leasing Co..... .....278.27
21 West, Frank E—N Y City Ry Co.....67.88
22 Winans, John H—Scientific American Compiling Dept .....29.86
22 Wallenstein, Samuel L—Pancrazio Grassi et al..... .....895.37
19 Youngs, Martha W—John G Johnson..355.61
20 Youngs, Martha M—John G Johnson..... .....costs, 27.72
21 Yahr, Isaac—Harry Eising et al.....372.01
18 Zimmerman, Louis—William McShane..323.01
19 Zaborsky, Anna—N Y City Ry Co.costs, 67.88

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16 Schafran Bros—Raffaele Paganelli..1,856.95
16 Vesta Electric Co—Show Pub Co.....112.22
16 The Holland House Co—Angie M Kinsley. .....costs 417.85
16 American Soda Fountain Co—Frank G. Carrie et al .....2,462.45
18 National Inspection & Audit Co—Island Realty Co..... .....372.22
18 Savage Mfg Co—C Monteith Gilpen....549.67
18 C G Glover Co—Smith & Loughlin....227.18
18 Stadie Piano Co—H Oakley Hall et al.318.90
18 N Y & Pittsburgh Real Estate Co—Wm E Kearney ..... ...1,190.37
18 Berry Detective & Commercial Agency—Town Topics Pub Co.....345.16
18 N Y City Ry Co—Harry Godson .....538.90
18 the same——Eugene Mazoyer....1,172 42
18 Interurban St Ry Co—Isidore Berk....319.68
18 Hawthorne Building Co—Geo M Fishel et al .....606.22
18 New York City Ry Co—Wm H Smith..328.47
18 Aster Co—Wm H Burgess .....714.70
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18 Economic Power & Pump Co—George Schwarz..... .....57.32
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19 Bernstein-Levitt-Toube—N Y Telephone Co .....90.96
19 First Hungarian Congregation Ohab Zedek —Wm E D Vincent .....519.41
19 Bronx Mantle & Tile Co—Geo E Sharp.104.34
19 Tobacco Trades Expositon Co—Abraham Silverstein .....519.72
19 Woodbury, McGrath Co—Andrew Jergens Co..... .....costs, 126.28
19 The City of N Y—Catherine Bergen..3,617.45
19 The Home Library & Supply Assn—Dial Co..... .....21.28
19 United States Engineering Co—Benjamin Lissberger ..... .....326.27
19 City of N Y—Thomas Zellner .....507.10
19 Chas Wallerstedt Mfg Co—S Chas Hirschberg et al ..... .....615.00
19 N Y City Ry Co—Aaron Goldfarb....446 92
19 Union Ry Co of N Y City—Margaret Mosbach .....15,803.55
19 F W Woolworth & Co—Norman F Kerr.324.51
19 The City of N Y—John Carrigan....1,200.00
19 The Equitable Life Assurance Society of the U S—M Regensteich .....87.00
19 Kingston Realty Co—McNulty Bros..6,582.40
19 Rechnitz & Potruch Corp—Ulvade Asphalt Paving Co..... .....894.19
20 Crescent Mercantile & Realty Co—N Y Telephone Co .....192.64
20 Commercial Building Co——the same....41.27
20 Cohon Pharmacy——the same ..... 49.39
20 Cong Beth El—Edw P M Brown .... 519.40
20 Great Northern Ry Co of Canada—Isaac L Stern ..... .....1,339.14
20 Bay State Realty Co—James S Shea....274.81
20 New York City Ry Co—Sigmond Bishop.. .....173.81
20 the same— Maud O'Brien ..... 329.72
20 Concrete Plant Mfg Co—Olive F Judd.1,140.15
20 the same——Burnham C Stickney..292 88
20 Boylston Construction Co—Menks H Wolfe et al .....57.71
20 New York Office Partition Co, Inc—H Herrmann Lumber Co .....112.37
20 Champion Seal Co—Brookfield Glass Co.. .....545.64
20 The Business Men's Pub Co, Ltd—Clarence S S Nathan .....274.41
20 N Y City Ry Co—John Demphy .....379.41
20 the same——Ciro Capitelli .....597.41
20 Ludins Romm Realty Co—Morris Rose et al .....378.22
20 the same——the same .....378.20
20 N Y City Ry Co—Catharine M Callahan.. .....1,250.00
20 Syracuse & South Bay Ry Co—Am Bank Note Co .....1,310.22
21 Long Acre Square Theatre Co—N Y Telephone Co..... .....205.13
21 Norwood Realty Co——the same.....115.13
21 Long Island Display Advertising Co—Bathgate Realty & Construction Co.....113.87
21 Italian-American Trust Co—Peter De Silvestri .....128 07
21 A F Montanye Co—Frederick Muller et al. .....1,731 66
21 United American Construction Co—Antonio Cebrelli .....808.53
21 Florence Distilling Co—Cooke Bank Note Co..... .....15.91
21 Belle Fleur Poultry Farm Co—Harry G Nostrand et al ..... .....184.22
21 Columbian Reinforced Concrete Co—Robert R Sizer & Co..... .....633.89
21 N Y City Ry Co—James W Tucker..4,641.29
21 United Manufacturers' Mail Order Co—Corn Exchange Bank ..... ...1,610.14
22 N Y City Ry Co—Carl Mann.....355.00
22 N Y Contracting Co, Pennsylvania Terminal —Mary Watson ..... .....5,507.37
22 Star Pub Co—Herbert Kaufman .....946.89
22 Central Vermont Ry Co, The Grand Trunk Ry Co of Canada—Emil Weil et al....3,470.76
22 The Kalb & Berger Mfg Co—Wm M Merz .....386.71
22 The Kilroy Co—Albert Hotel Co..costs, 68.26
22 Rutherford Heating Co—Wm H James.268.01
22 The City of N Y—Mary Crennion....1,000.00
22 the same——Gustavus C Schogan....150.72
22 Zeltner Brewing Co—Paul R G Horst.3,159.02
22 N Y City Ry Co—Annie E Hocking...300.00
22 the same——Mary Lomas .....8,042 00
22 Haverstraw Trap Rock Co—Hugh C Fox et al .....119.40
22 the same——the same .....119.40
22 Brown & Fleming Contracting Co——the same .....119.40
22 the same——the same .....119.40
22 The Rees Co—Kirke B Harwood ....291.95
22 Botany Tailoring Co—Northern Bank of N Y .....1,125.02
22 N Y City Ry Co—Henry K Rogalin..1,272.60
22 Metropolitan St Ry Co—W C W Auferman, .....381.32
22 Jones Le Baron Prism Co—John J Donovan. .....241.71
22 Boston Wool Stock Co—Morris Torf et al. .....338.47
22 The Frederick J Quimby Co—Lulu F Largey ..... .....costs, 88.48

## SATISFIED JUDGMENTS.

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[6]Beck, Peiser—B Diehl. 1897.....2,656.51
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Finman, Jacob—O H Kragar. 1906. .....48 93
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Jacobson, Samuel A—Saks & Co. 1907.... 34.71
Juech, Chin M—J A Rooney. 1907.....211.85
Jones, Albert H, John C Juhring, Francis H Leggett and Lewis Wallace—H C Piercy et al. 1907 ..... .....108.70
Johnson, Geo F—J H Gelhardt, Jr. 1907..326.04
Krappe, Max—United Dressed Beef Co. 1906.. .....83.76
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[3]Kessler, Annie—Knepper Realty Co. 1907. .....301.90

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Lichtenberg, Louis—B Bernbaum. 1907..34.41
[1]Lynch, Fannie G—M J Gordan et al. 1907. ..... 1,383.29
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Monroe, Fred A—The Fairbanks Co. 1907..168.84
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Madden, Andrew B—W S Sheldon. 1907..1,340.50
[1]Machenbach,. Ernest—H Schopflocher et al. 1907 ..... 1,948.74
Machson, Edward—M Weinstein. 1907 .... 32.85
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O'Hara, Chas C—I Goldstone. 1907 ..... 48.41
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Parks, William and Kate—Swift & Co. 1907. ..... 134.71
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[1]Perham, Henry B and Thomas M Pierson—M M Dolphin. 1907 ..... 1,968.45
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[6]Schroeder, Gustav & Caeser—M A Connolly. 1907 ..... 1,889.32
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[1]Mexican Sugar Refining Co Ltd—Arthur Koppel Co. 1907 ..... 2,882.66
Star Co—M Ensing. 1907 ..... 250.00
Chemical Works Co, Ltd, formerly the Muhlethaler—H Lurburger et al. 1907.....2,216.97
Kestin, David & Isaac Rosenwasser—H Blum. 1907..... 29.05
Lichtenstein, Selma—A Lankow. 1905.....454.17
Pfeiff, Frederick—E H Moritz. 1905.....979.81
Scottish Union & National Ins Co—G E Wood et al. 1906 ..... 6,222.42
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F W Woolworth Co—N F Kerr. 1907.....324.51
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The Preferred Accident Ins Co of N Y—M Levy. 1907 ..... 7,005.32
Tide Water Building Co of N Y City—J Mulvey. 1905 ..... 1,282.15
Same——same. 1906 ..... 99.97

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Nov. 16.

197—162d st, No 279 East. James A Phillips agt Church of the Comforter and Avram Leit Engineering Co..... $440.00
198—Eldridge st, No 205. J Haberman and Son agt Solomon Blinder .....175.00
199—125th st, No 14 East. John Crane agt M Samuel Stern, Aldhous & Co and Dennis B Hoar .....51.00
200—14th st, s s, 188 e Av B, 25x103.3. Manhattan Rolling Mill agt Paolo Tumminelli and Knickerbocker Iron Works .....47.25
201—East Houston st, Nos 102 to 106. East River Marble Co agt Charles Lowe and Max Jorrisch .....150.00
202—3d st, No 82 East. Jordan & Fox agt Max Goldwasser and Jacob Portman...575.00
203—Ludlow st, Nos 13 and 15. Same agt Isidor Tage and Elias Riger and Jacob Portman. .....1,150.00
204—Cherry st, No 486. Charles Citrin agt Joseph Klein .....65.00
205—Hamilton st, Nos 14 and 16. Same agt Joseph Goldfine Realty Co and Joseph Goldfine.....80.00
206—West st, No 400. Abraham Goldman agt Michael Reynolds and James McGerty...335.00
207—Riverside Drive, s e cor 137th st, 111.7x 100. Alfred Booth Co agt Noel Realty & Construction Co... .....1,631.00

Nov. 18.

208—Maclay av, w s, whole front between Montgomery pl and Overing av, 148.4 x125x irreg .....
Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x125. St Peters av, n e cor Maclay av, 125.3x 300.....
Van Nest Wood Working Co agt Bronx Mortgage Co.....15,078.25
209—Union av, n w cor Beck st, 25x100. Bernhard Ebeling agt E M Bernheimer and Julius Welz.....25.00
210—112th st, n s, 200 e Broadway, 25x100.11. Neal & Brinker Co agt University Construction Co.....543.11
211—Riverside Drive, s e cor 137th st, 102.6x 100. Cambridge Tile Mfg Co agt Noel Realty & Construction Co.....700.00
212—10th av, n e cor 26th st, 74x125. James Goodfellow agt Sigfried Wittner ..... 155.10
213—Broadway, e s, whole front between 140th and 141st sts, 270x100. P & F Corbin of N Y agt Interborough Building Co....2,625.00
214—Hamilton st, No 5. Wm A Thomas Co agt Gerardo Gindice, Jonah Kantrowitz and Max Brooks .....66.91
215—Union av, n w cor 150th st, 25x100. George Vairo et al agt John Doe and Paul Daino.....60.00
216—42d st, No 251 West. Federal Tile Co agt Regent Realty Co and Siegel Rosenberg & Co.....86.25
217—53d st, Nos 127 and 129 West. Samuel Moran agt James Marshall and Lillian Marshall .....225.00
218—Mulberry st, No 113. Martin J Crosbie agt C & M E Ward and Joseph W O'Brien. .....150.00
219—Lenox av, n e cor 143d st, 75x100. New York Hod Hoisting Co agt Jefferson Bank, Morris Feldberg and Mueller Bros.....550.00
220—5th st, No 409 East. Max L Rohman agt Maria A Koch, Jacob Kapelowitz and Jacob Kravitzky .....600.00
221—Attorney st, No 98. Max L Rohman agt Dora Berman, Rosie Huppert, Clara Borak, Jacob Kapelowitz and Abram Kravitzky.500.00
222—44th st, No 143 West. Samuel Rosenberg et al agt International Geneva Assn, Beren Schieff, Mishkin and Levine ..... 305.00
223—101st st, No 62 West. Gustav Ernst agt G Harris and Gordon & Stein .....421.00
224—214th st, s s, 117.8 w 4th av, 25x100. Wm D Thompson et al agt Mary Capodilopo and Frank Capidulopo .....275.00
225—213th st, n s, 200 e White Plains rd, 50x 100. Same agt Colletti & Locorto & Co. .....1,626.00
226—214th st, s s, 75 e Maple av, 25x100. Same agt Ermino and Geo S Corti.....450.00
227—30th st, No 630 West. Coleman & Kramer agt John Doe and John Vogel.....75.52
228—42d st, No 251 West. Edward Smolka & Co agt Regent Realty Co and Blum & Barnett.....100.00
229—126th st, No 229 East. Same agt Charles Gerlich and Blum & Barnett.....231.55

Nov. 19.

230—1st av, No 154. Sam Krawitzky agt Nathan Berman, Abraham Krawitzky and William Peritz .....650.00
231—Satisfied.
232—146th st, No 417 East. Abram Walker agt Israel Kaplan .....36.00
233—Same property. Samuel Lifshitz agt same.....150.00
234—Same property. Philip Wilensky agt same .....30.00
235—Same property. Philip Okrent agt same. .....38.00
236—5th st, No 409. Isidore Ielinsky agt M A Koch, Jacob Kapluvitz and Abraham Krivitzky .....170.00
237—1st av, No 154. Harry Berkowitz agt Nathan Berman, Jacob Kapeluvitz, Abraham Krivitsky and Wolf Peretz.....1,075.00
238—162d st, No 632 East. Weisberg Mark Co agt Alfred W De Lybove..... .....325.00
239—118th st, s s, 149 w Pleasant av, 125x100. John La Spina agt Saul Wallenstein....900.00
240—2d av, n w cor 18th st, 34.8x98. Same agt same .....300.00
241—138th st, Nos 872 to 878 East. J P Donna Tile Co agt Robert Arnstein ..... ....222.00
242—West Farms rd, s s St Peters and Overing avs, —x—. Wilhelmina Muskat agt Bronx Mortgage Co.....2,600.00
243—Hall av, n w cor 205th st, 45x100. Meyer Cerebrinsky agt Emil Muller and George Vinager .....53.50
244—Essex st, No 81. Morris Levine agt Bernard Harris and Joseph Beacher ..... 107.00
245—Riverside Drive, s e cor 137th st, —x—. Atlantic Cement Co agt Noel Realty & Construction Co.....2,020.40
246—Mercer st, Nos 123 and 125. Struthers Wells Co agt Peter Winchester Rouss and Milne Water Tube Boiler Co .....2,458.85
247—East Houston st, No 196.....
1st st, No 91. .....
Tobias Schwartz agt Klar Bros.....2,374.00
248—Bryant av, e s, 125 s 173d st, 160x100. Morrell & Acito agt Lavelle Construction Co. .....300.00
249—1st av, 96th st, 2d av and 97th st, whole block. Yellow Pine Co agt Metropolitan St Ry Co.....963.45
250—Webster av, s e cor 171st st, 25x89. Fred Rado agt Mrs Ellen Cowman .....650.00
251—Same property. Donato Santolo agt Mrs Ellen Cowman and Thomas Cowman....400.17
252—Riverside Drive, n e cor 95th st, 108.8x 173.5. Jennie W Clark agt Geo W Levy Building Co..... .....462.27
253—North st, s s, 100 e Grand av, 25x100. Geo A Kuhner agt Emma C Guggolz and William Guggolz .....120.00
254—Boone st, No 1435. Lewis Miller agt William Kerr..... .....135.00
255—Union av, s w cor 158th st, 55.11x113 to Westchester av. M Altieri & Sons agt Max H Newman .....600.00
256—Maclay av, w s, whole front between St Peters av and Montgomery pl, —x—....
Maclay av, w s, whole front between Montgomery pl and Overing av, —x—.
Johanna Goodstein agt Bronx Mortgage Co. .....3,060.00

Nov. 20.

257—Broadway, Nos 1618 to 1624, and..... 7th av, Nos 752 and 754 .....
General Supply & Construction Co agt Knickerbocker Trust Co and James R Hay. ..... $31,009.30
258—Maclay av, w s, whole front between St Peters av and Montgomery pl, —x— ..
Maclay av, w s, whole front between Montgomery pl and Overing av, —x— .....
St Peters av, n e cor Maclay av, —x—. Donnelly Bros agt Bronx Mortgage Co..750.00
259—Same property. Same agt same .... 62.55
260—118th st, Nos 426 to 438 East. Jarcho Bros agt Saul Wallenstein ..... 7,000.00
261—42d st, No 251 West. Andrew Anderson agt Regent Realty Co and Seigel, Rosenberg & Co .....400.00
262—125th st, No 60 East. Theodore C Wood agt Henry E Fox, Sigmund Fox, Jacob Seiner and Israel Schwartz.....268.71
263—West End av, No 658. Robert Schnaier agt Lucette D Springer and F M Weller.... ..... 1,183.00
264—3d st, No 25 East. Barnett Rosenstein agt Jennie Friedman and Morris Kalich..26.00
265—Madison st, No 181. Joseph Mintzer agt Annie Goodman and Benjamin Torgornich.. ..... 170.00
266—Same property. Meyer Herrman agt same. ..... 138.55
267—1st av, No 561. Benjamin Bloom agt Theodore Lewis and Siegel, Rosenberg Co.. ..... 15.00
268—1st av, No 587. Benjamin Bloom agt Theodore Lewis and Siegel, Rosenberg Co.. ..... 75.00
269—42d st, No 251 West. Same agt Regent Realty Co and Siegel, Rosenberg Co.....80.00
270—64th st, No 61 East. Same agt —— Nichols and Alfred Lebeau ..... 76.00
271—East Broadway, No 62. Morris Hochberg agt Eliza F Dodd and Leiser Perlman..200.00
272—Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x125. Maclay av, w s, whole front between Montgomery pl and Overing av, 148.4x 125x irreg .....
St Peters av, n e cor Maclay av, 125x 300. .....
Thos B Bowne & Son Co agt Bronx Mortgage Co ..... 392.10
273—42d st, No 251 West. Madison Iron Works agt Regent Realty Co and Siegel, Rosenberg & Co .....100.00
274—Mulberry st, No 113. Hynd Bros agt Mary E Ward and Catherine C Ward and Joseph W O'Brien ..... 70.00
275—17th st, No 426 East. Louis Feinberg agt Salvatore & Guiseppino Loppoccolo.800.00
276—Same property. Morris Grossman agt Salvatore & Guiseppa Loppoccolo and Louis Feinberg ..... 650.00
277—162d st, No 632 East. Louis Durin agt Alfred W De Lybove ..... 600.00

Nov. 21.

278—Parker av, n e cor St Raymonds av, 25x 100. Thomas F J Moffett agt Amelia Steinmetz and S B Steinmetz.....38.75
279—102d st, No 224 East. Max Goldstein et al agt Isaac E Siekevitz .....1,028.00
280—110th st, No 234 East. Paul Posnansky Owen Costello .....130.00
281—146th st, s s, 125 e Broadway, 75x99.11. Leslie Bros agt Rae Ginsberg and Samuel Ginsberg .....400.00
282—1st av, Nos 258 and 260.....
15th st, Nos 401 and 403 East.....
Sam Stocky et al agt John Finnegan and Siegel & Cohen .....207.50
283—Bradhurst av, n e cor 154th st, 101.11x 89.6. Ross Lumber Co agt Birch Realty Co and Henry Raabe & Sons.....384.49
284—Maclay av, w s, whole front between Montgomery pl and Overing av, —x—...
Maclay av, w s, whole front between St Peters av and Montgomery pl, —x—.
St Peters av, n e cor Maclay av, —x—. Stefano La Sala agt Bronx Mortgage Co... .....5,500.00
285—Monroe st, Nos 184 and 186. John Tomczak agt Julius Berliner and Max Greenberg. .....100.00

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Interior Telephones, Pumps, Elevators Installed
15 West 29th Street, N. Y.

286—Henry st, No 99. Samuel Solomon agt Julius Tishman .....600.00
287—Morris av, s e cor 153d st, 50x100. Lampert & Co agt Robert Friedman .....90.00
288—139th st, No 518 East. Koen Levin agt John Doe and Wm J Kennelly & Son..34.00
289—Same property. Abraham P Kramer agt same.....24.35
290—Broadway, n w cor 18th st, 100x100. Wm H Hills agt John Forsythe and Electro Pneumatic Tube Co.....75.00
291—Worth st, Thomas st, Church st and West Broadway, whole block. Wm H Hilts agt H B Claflin Co and Electro Pneumatic Tube Co.....63.29
292—Eldridge st, No 205. Jacob Solomon agt Solomon Blinder and Samuel Tannenbaum.....145 00
293—Willett st, No 68. Isaac Goldberg agt Abraham Schwartz .....150.00
294—10th av, n e cor 26th st, 74x100. National Fireproof Sash & Door Co agt Sigfried Wittner .....200 00
295—Madison av, No 766. Grand Central Building & Construction Co agt Meyer H Ullman and Jeannette M Busse .....2,500.00
296—Broad st, No 63. Roth & Co agt Consolidated Stock & Petroleum Exchange Building Co and Edward Miller, Jr.....4,713.25

Nov. 22.

297—66th st, No 159 West. Samuel Schachen agt Alice M Beck and Robert W Beck..175.00
298—Varick st, No 163. Peerless Granite Co agt Samuel Suffin, Louis Beacher, Sr, and Joseph Beacher .....72.20
299—3d av, No 1762. Philip Levitt agt Kuseil Koslowski, Max Mishkin and Samuel Levine .....309 00
300—Varick st, No 67. Same agt Edmund Hendricks, Adam A Schapp and Theodore Hegemann .....185.63
301—Madison av, No 766. Grand Central Building & Construction Co agt Meyer H Ullman and Jeannette M Busse .....4,160.00
302—125th st, No 60 East. Jacob Leiner et al agt Henry E Fox and Sigmund Fox....775.00
303—Summit av, n e cor 164th st, 25x100. Isidor Langner agt Margaret R Colleran & John Colleran .....150.00
304—61st st, Nos 242 & 244 West. Bernard Narotsky agt Fannie Goldstein and Charles Goldstein .....106.25
305—179th st, n s, 95 w Mapes av, 75x100. Dimock & Finck Co agt Estate Fanny Moral and John T Grodon .....700.00
306—Right, franchises &c, of New York City Ry Co. International Steam Pump Co agt Metropolitan Street Ry Co and New York City Ry Co.....154.92
307—Same property. Henry R Worthington Corp agt same .....39.56
308—47th st, Nos 308 and 310 West. Harry Rosenbaum et al agt Sarah Barr and Jacob Paletz .....550.00
87th st, No 206 East. Jacob Levy agt Philip Menschel .....250 00
310—84th st, No 275 West. Elias L Wieser agt Sarah Bermingham and J T Bermingham.....110.00
311—146th st, No 417 East. Otto Goodman agt Israel Kaplan .....150.00
312—Madison av, No 766. Henry Hanlein & Son agt Meyer H Ullman and Grand Central Building & Contracting Co.....1,431.00
313—Madison av, Nos. 1772 and 1774. Pierre Warny agt Julian Benedict and Benjamin Watkins .....263.30

## BUILDING LOAN CONTRACTS.

Nov. 16.

Broadway, Nos 165 and 167.....
Cortlandt st, Nos 13, 15, 17 and 21.....
Metropolitan Life Ins Co loans Broadway Cortlandt Co to complete building; — payments .....$1,250,000.00
Freeman st, s e cor Hoe av, 100x50. City Mortgage Co loans James C Gaffney to erect a 5-sty flat; 5 payments.....30,000.00
Bristow st, w s, 95 s Jennings st, 70x100. Same loans Bates & Oesting, Jr, Co to erect a 5-sty flat; 8 payments.....30,000.00
57th st, s s, 390 e 7th av, 80x100. Metropolitan Life Ins Co loans 130 West 57th st Co to erect a 14-sty studio bldg; 9 payments.....475,000.00

Nov. 18.

Barnes av, s w cor 223d st, 114x105. Theodore Wentz loans Frank Boyle to erect five 3-sty dwellings; 3 payments .....15,000
Spring st, No 27.....
Mott st, Nos 212 and 214.....
Pincus Lowenfeld and William Prager loan Nathan Rubenstein to erect a 6-sty tenement; 10 payments .....20,000

Nov. 19.

167th st, n s, whole front between Amsterdam av and Jumel pl, 238.7x irreg. Jonas Weil and Bernhard Mayer loan Harry Lehr to erect two 6-sty apartments; 14 payments.....160,000
Spring st, s e cor Crosby st, 100.3x92.4x irreg. S Langsdorf & Co loan John E Olson to erect a — sty building; — payments .....55,000

Nov. 20.

Montgomery st, Nos 69 and 71.....
Cherry st, No 354 .....
George Ricard loans Osias Parnes to erect a 6-sty building; 6 payments .....20,000
Delancey st, No 238. Pincus Lowenfeld & William Prager loan Chas I Weinstein to erect a —-sty building; 4 payments .... 4,000
Av B, Nos 195 to 203, and.....
12th st, No 605 East .....
Same loan same to erect a —-sty building; 5 payments ..... 15,000
7th av, s e cor 143d st, 99.11x150. Same loan same to erect a —-sty building; 4 payments ..... 15,000

Nov. 21.

24th st, n s, 350 e 1st av, 150x98.9. The Equitable Life Assurance Society of the United States to erect an 11-sty printing and bookbinding building; 6 payments .....175,000

Nov. 22.

Grace av, w s, 182.10 s Glebe av, 25x100. Mary Welcker loans Martin Pletscher to erect a —sty bldg; 2 payments.....3,000
Heath av, e s, 344.6 n Kingsbridge terrace, 50 x123x50.7x131.3. Central Mortgage Co loans Fordham Realty Co to erect two — sty buildings; 3 payments ..... .....10,000

## SATISFIED MECHANICS' LIENS.

113th st, No 1 East. H Del Mar et al agt Samuel H Frank et al. (Nov 7, 1907)..$126 36
3—163d st, s s, 100 e Amsterdam av. Albert F Tuma agt New England Construction Co. (Dec 4, 1906).....3,300.00
3—Tracks, &c., of N Y C R R Co on e s Harlem River, w of Bailey av, between 188th and 194th sts. Stanley H Miner agt Kingsbridge Real Estate Co et al. (Sept 25, 1906)..899.28

Nov. 18.

72d st, No 18 West. Jono Konac agt Napoleon L Levy et al. (Sept 4, 1907) ....40.00
Same property. Parlo Zaghi agt same. (Sept 4, 1907) .....37.75
10th av, No 544. Bernard Cohen agt Elizabeth O'Brien. (Aug 13, 1906) .....55.00
Intervale av, e s, 57.4 n Kelly st. Russell & Erwin Mfg Co agt Arch Realty Construction Co. (July 11, 1907) .....534.55
Same property. Max Feld agt same. (July 10, 1907) .....250.00
Same property. Murray & Hill Co agt same. (July 9, 1907) .....1,523.00
Same property. John Bell Co agt same. (July 9, 1907) .....1,825.40
136th st, Nos 504 to 510 West. Calogers Duminuco agt Bessie C Clark. (Aug 23, 1907) .....1,041.25
24th st, No 425 East. M W Kellogg Co agt J J Little & Co. (Nov 15, 1907).....1,900.00
34th st, Nos 43 and 45 West.....
35th st, Nos 62 and 64 West.....
John Byrns agt Robert S Minturn et al. (Oct 28, 1907) .....6,169.00
[3]52d st, No 531 West. Barnet Miller agt Florence Cahen. (Aug 28, 1907) .....26.50
125th st, Nos 368 and 370 West. Charles Bayer Co agt Chas Weisbecker et al. (Aug 10, 1906) .....327 69
124th st, No 269 West. A P Bigelow & Co agt same. (Aug 10, 1906) .....719.98
124th st, n s, 100 e 8th av. Patrick J Commerford agt Same. (July 18, 1907) ..950.00

Nov. 19.

[1]Harrison av, w s, 500 n Tremont av. Simon Josephson agt Theodore H Nickisch. (Nov 15, 1907) .....450.36
[1]78th st, No 236 East. August A Wimmer agt Herman Morris Co. (June 15, 1907) ....50 00
[1]53d st, Nos 36 and 38 West. George Brown & Co agt S L Hine et al. (July 23, 1906).....2,578 00
[1]53d st, No 38 West. John H Drew and Bro agt Francis L Hine. (Aug 22, 1906)...180.00
Norfolk st, No 82. Hyman Levine agt Matilda Karg et al. (June 27, 1907) .....575.00
[2]238th st, n s, 200 w Keppler av. J Marcus Wood Working Co agt Louis Wirsching. (July 30, 1907) .....689.00
Mulberry st, Nos 207 to 211. Standard Metal Ceiling Co agt Michael Bonn. (Oct 16, 1907) .....50.00

Nov. 20.

Bleecker st, No 210. Baker, Smith & Co agt Immaculate Virgin Mission et al. (Mar 26, 1907) ..... $1,175.00
Bleecker, st, Nos 210 to 214. Laurence U Bertine agt Church of Our Lady of Pompeii et al. (May 10, 1907) ..... 475 00
[2]Teller av, w s, 99 n 165th st. Williams & Weymouth Co agt David Robinson. (Oct 23, 1907) ..... 367.26
2d av, s e cor 15th st. Adolph Klaber agt Trustees of Hebrew Technical School et al. (June 5, 1906) ..... 2,300.00
Same property. E G Hantsche & Co agt same. (June 16, 1906) .....4,682.69
10th st, No 12 West. Harry Smith agt John Sloane et al. (Sept 20, 1907) ..... 70.00
125th st, No 518 West. Same agt John Cohen et al. (Sept 20, 1907) ..... 87.00
125th st, No 526 West. Same agt same. (Sept 20, 1907) ..... 23.00
91st st, No 147 West. Same agt Trinity School et al. (Sept 20, 1907) ..... 148.50
1st av, No 176. Italian Building Trades Assn agt Carmel De Benedictus et al. (Oct 31, 1907) ..... 3,040 00
Same property. Joseph Shanske agt same. (Nov 4, 1907) ..... 365.00

Nov. 21.

[3]Prince st, No 203. Max Zimmerman et al agt Nicola Lanza. (March 25, 1907)....490.00
[2]111th st, s s, 135 e Riverside Drive. Kerischer & Co agt Harry Schiff. (Nov 19, 1907) .....1,245.00
98th st, No 48 West. August Mugler agt Neils D W Jorgensen et al. (Oct 31, 1907) .....160.00
Broome st, s w cor Suffolk st. Abe Warm agt Joseph Berkowitz et al. (Aug 29, 1907) .....1,906.00
139th st, Nos 534, 538 and 542 East. The Syracuse Co of N Y agt Abelman Construction Co et al. (July 13, 1907) .....200.00
22d st, Nos 217 to 221 East. Penney & Bunt agt 110th Street Co. (July 14, 1906)....300.00

Nov. 22.

8th av, s w cor 147th st, 149.11x125x irreg to 146th st. The Fowler Plumbing & Heating Co agt Philip Simon et al. (June 8, 1907.) .....8,363.61
Same property. John Higgins et al agt same. (June 10, 1907.) .....6,100.00
Same property. G Pelli & Co agt same. (June 12, 1907.) .....2,075.00
Same property. Neal & Brinker Co agt same. (June 13, 1907.) .....1,078.00
Same property. J Schrager et al agt same. (June 25, 1907.) .....500.00
8th av, s w cor 147th st. Hyman Frank agt same. (June 11, 1907.) .....310.00
185th st, s s, 50 w Audubon av. The Fowler Plumbing & Heating Co agt same. (June 8, 1907.) .....4,023.20
Same property. Richard E Thibaut agt same. (June 11, 1907.) .....362.45
Same property. G Pelli & Co agt same. (June 12, 1907.) .....220 00
Amsterdam av, n w cor 109th st E F Keating Co agt Irving Judis et al. (Sept 28, 1907.) .....579.71
Park av, n w cor, 112th st. Nathan Rubin agt Epstein Cohen Co. (June 18, 1907.) ....89.40
40th st, No 32 West. Robert E Mackay agt Trustees of the Engineers' club et al. (May 15, 1907.) .....1,457 10
Mulberry st, Nos 209 and 211. Pittsburg Plate Glass Co agt Michael Bonn et al. (Oct 24, 1907.) .....250.00
40th st, Nos 32 and 34 West. Herrmann & Grace agt Engineers' club et al. (May 15, 1907.) .....993.00
177th st, s s, 125 w Amsterdam av. Fortunato C Lomonte agt Portland Realty Co (Aug 5, 1907.) .....168.45
Cauldwell av, No 695. Abraham Goldner agt Rosa Wiederman et al. (Feb 23, 1907).80.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Nov. 16.

Washington av, w s, 242 n 178th st, —x—. Fred Steiger on Isadore Robinson to pay F N Du Bois & Co.....$1,600.00

## ATTACHMENTS.

Nov. 16.

Touring Car & Taxi-Cab Service Co; Emile Utard; $2,000; H Hoelljes.

Nov. 18.

Mexican National Sugar Refining Co; John Turl's Sons, Inc; $4,740; Niles & Johnson.

Nov. 20.

Mackey, Frank J; Alfred H Smith & Co; $14,000; F Bien.
Fusco, Ferdinando; Paolo Tramontana; $6,436.06; J Nicchia.

## CHATTEL MORTGAGES.

Nov. 15, 16, 18, 19, 20 and 21, 1907.

AFFECTING REAL ESTATE.

Agid & Zimmerman Bros. 133 Eldridge..Raisler H Co. Heating Fixtures. (R) 205
Blumenheim, E. 114-6 W 53d..Reflecting Gas L Co. Gas Fixtures. —
Bronx Bath Co. — Willis av..Borough Bronze Co. Gas Fixtures. (R) 725
Chinitz, A....E J Gillies & Co. Refrigerator. 60
Fox, I. 97th st and Park av..U S Gas Fixture Co. Gas Fixtures. 740
Fox, I. Park av and 97th st..Raisler H. Co. Heating Fixtures. 3,850
German Construction Co. E s of Bathgate av, s of 188th st..N England M Co. Mantels. 1,222
Hirshfield, M. 179th st and St Nicholas av.. U S Gas F Co. Gas Fixtures. 650
Merryash & London. 172d st, n s, 100 ft. w of Amsterdam av..C Jackson. Plumbing Fixtures. 6,500
Newman, M H. Westchester and Union avs and 158th st..Consolidated C Co. Gas Fixtures. 950
Paletz, J. 223 W 27th..V Loewers G B Co. Gas Fixtures. 104
Rotter & Linder. 370 E 163d..Eureka C Co. Gas Fixtures. 215
Rouchwerger, M. 2376 3d av..Ament & Fisher. Range. 105
Robinson, I. 1978-1993 Washington av..Consolidated C Co. Gas Fixtures. 1,000
Reiter & Newman. 158th st, Union and Westchester avs..L H Mace & Co. Refrigerators. 30 at 13 50
Villaume, H. 170th st and Crotona Park East..Eureka C Co. Gas Fixtures. 850
Wilchinsky, H. 39-41 Montgomery..Abendroth Bros. Ranges. 283
Wittner, S. 10th av and 26th st..Silberstein & S. Mantels. 675
Wittner, S. 10th av and 26th st..U S Gas F Co. Gas Fixtures. 550

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## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF November 21, to December 6, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 10. TEMPORARY CONNECTION from the existing sewer in LONGFELLOW AVENUE, to the existing sewer in Home Street, at the intersection of Longfellow Avenue and Home Street. 24TH WARD, SECTION 11. RECEIVING BASINS AT THE NORTHEAST AND SOUTHEAST CORNERS OF TREMONT AND MORRIS AVENUES; at the Northeast, Southeast, and Northwest corners of MORRIS AVENUE AND EAST 179TH STREET; EAST 180TH STREET—SEWER, between Park Avenue East and Third Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 19, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following propsed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 9465, No. 1. Sewers in Tenth avenue, from Seventy-seventh to Sixty-second street; Sixty-second street, from Tenth to Sixth avenue; Sixth avenue, from Sixty-second street to Sixty-fourth street; Sixty-fourth street, from Sixth avenue to New York Bay; Fort Hamilton avenue, from Sixty-second street to Sixtieth street; Sixtieth street, from Fort Hamilton avenue to Fourteenth avenue; Fourteenth avenue, from Sixtieth street to Forty-first street; Sixtieth street, from Fourteenth avenue to Nineteenth avenue; Nineteenth avenue, from Sixtieth street to Fifty-second street; Nineteenth avenue, from Fifty-seventh street to West street, crossing West street to Bergen lane; Bergen lane, from West street to Foster avenue; Foster avenue, from Bergen lane to East Ninth street; Foster avenue, from East Ninth street to Flatbush avenue; Flatbush avenue, from Foster avenue to Bedford avenue; East Fifteenth street, from Caton avenue to Foster avenue; Caton avenue, from East Fifteenth street to Parade place; Parade place, from Caton avenue to Ocean parkway; Ocean parkway, from Parade place to St. Paul's place; Bedford avenue, between Montgomery street and Flatbush avenue; First avenue, from Bay Ridge avenue to Wakeman place, Sixtieth street, between Second avenue and Third avenue, and outlet sewers in Sixtieth street, between First avenue and Second avenue, and in First avenue, between Sixtieth street and Sixty-fourth street; Fourteenth avenue, between Thirty-ninth street and Forty-first street; Thirty-ninth street, between Fourteenth avenue and New Utrecht avenue; Fortieth street, between Fourteenth avenue and New Utrecht avenue, and outlet sewers in Tenth avenue between Thirty-rinth street and New Utrecht avenue, and in New Utrecht avenue, between Fifty-second street and Sixtieth street; Seeley street, between Gravesend avenue and Eighteenth street, and outlet sewers in the following streets: Eighteenth avenue, between Vanderbilt street and Seeley street; in Vanderbilt street, between Eighteenth avenue and East Fifth street; in East Fifth street, between Vanderbilt street and Ditmas avenue; Ditmas avenue, between East Fifth street and Ocean parkway; Ocean parkway, westerly side, between Ditmas avenue and Foster avenue, and also to existing sewer in that portion of Vanderbilt street, between Prospect avenue and Eighteenth street; sewer and sewer basins on Coney Island avenue where not already built, from Caton avenue, north side, to summit of Coney Island avenue, south of Avenue G; in Fifteenth avenue, between Sixtieth street and Sixty-sixth street; Franklin avenue, from Montgomery street southerly about 100 feet to existing sewer, and in Montgomery street, from Washington avenue to Franklin avenue, and outlet sewers in Washington avenue, from Montgomery street to Malbone street, and in Malbone street, north side, from Washington avenue to Bedford avenue.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 23, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

SPECIAL NOTICE.

The Board will require all objections to be filed on or before the date mentioned, and will proceed with hearings on that day, and from day to day thereafter.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 22, 1907.

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Department of Health, Southwest Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 a. m. on

WEDNESDAY, DECEMBER 4, 1907.

For furnishing and delivering meat, as required, to the Riverside Hospital, at North Brother Island, Borough of The Bronx, and the Kingston Avenue Hospital, at Kingston Avenue and Fenimore Street, Borough of Brooklyn, City of New York, during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated November 22, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m., on

THURSDAY, DECEMBER 5, 1907.

Boroughs of Manhattan and The Bronx.

Contract for furnishing and delivering 10,000 North River bricks (red), 8,000 square fire bricks, 5,000 end wedge fire bricks, 50 barrels fire clay, 30 cubic yards Cow Bay sand.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 21, 1907.

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock p. m. on

WEDNESDAY, DECEMBER 11, 1907.

Boroughs of Manhattan and The Bronx.

For furnishing, delivering and erecting a system of water curtains, with all piping, valves, manifolds, sprinkler heads, brackets, supports and all other appurtenances, complete in place and ready for operation in the high pressure pumping stations located at Oliver and South Streets, and at Gansevoort and West Streets, Borough of Manhattan.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, November 21, 1907.

---

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock a. m. on

THURSDAY, DECEMBER 5, 1907.

Borough of Manhattan.

For furnishing and delivering hardware, paints, iron, steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated November 21, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9399, No. 1. Regulating, grading, curbing and flagging West One Hundred and Sixty-ninth street, from Broadway to Fort Washington avenue, together with a list of awards for damages, caused by a change of grade.

BOROUGH OF THE BRONX.

List 9333, No. 2. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East One Hundred and Seventy-sixth street, from Arthur avenue to the Southern boulevard, together with a list of awards for damages, caused by a change of grade.

List 9360, No. 3. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Vyse avenue, from One Hundred and Seventy-second street to One Hundred and Eighty-second street, together with a list of awards for damages, caused by a change of grade.

List 9362, No. 4. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Heath avenue, from Bailey avenue to Fort Independence street.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 24, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 21, 1907.

(For other Legal Advertisements see page 854.)

## Construction News.

### Pennsylvania.

PITTSBURGH. The improving of the Municipal Hospital, at a cost of about $150,000, is reported under consideration.

PHILADELPHIA.—The Lutheran Hospital has organized, with Rev. S. D. Dougherty, president, and Dr. Luther C. Peters, secretary, for the purpose of erecting a hospital.

FORD CITY.—W. G. Eckles, New Castle, is completing plans for a 2-sty school building for the Board of Education, Ferdinand Riesgen, clerk, Ford City, same to cost $80,000.

HARRISBURGH.—The plans of Chas. H. Bernheisel, 5 North 2d st, have been accepted for the 5-sty temple of the Harrisburgh Masonic Temple Association. W. L. Gorges, treasurer. Estimated cost $100,000. Bids will be wanted about Jan. 1, 1908.

BERWYN.—D. K. Boyd, Philadelphia, is preparing new plans for a 2-sty high school building, at Berwyn.

LLANERCH.—Plans and detailed specifications have been prepared by Henry L. Reinhold, Jr., Philadelphia, Pa., for a large residence to be erected at Llanerch, Pa. It will be of colonial design, and an exterior of stone, and will have interior finish of hardwood throughout, 3 stories high, 20x50 ft.

PHILADELPHIA.—Cope & Stewardson, 320 Walnut st, will invite estimates soon on a new building for the College of Physicians, at 22d and Ludlow sts. The structure will cost about $300,000. E. F. Durang, 1200 Chestnut st, has completed plans for the 5-sty addition which is to be built to the Catholic High School at the corner of Broad and Vine sts. The addition will be of marble, 70x140 ft. Cost, $150,000.

RIDLEY PARK.—A large auditorium will be built at Ridley Park, Pa., from plans by Rankin, Kellog & Crane, architects, of Philadelphia, Pa. It will be built of brick, and have steam heat, electric light, tile and mosaic work, etc.

### Massachusetts.

BOSTON.—The Old Colony Trust Co., Ames Bldg., is having plans made by Shepley, Rutan & Coolidge, 122 Ames Bldg., for a brick and stone bank building, to be erected at 23 Court st. Cost, about $500,000.

MALDEN.—Spofford & Eastman, Boston, have drawn plans for a armory at Malden.

WALTHAM.—All bids for an armory have been rejected. Hartwell, Richardson & Driver, 62 Devonshire st, Boston, are the architects.

POINT SHIRLEY.—G. Henry Desmond, Boston, has plans for the replacement of the burned club house at Point Shirley for the Point Shirley Club.

LAWRENCE.—Rev. Fr. John Gilday, pastor St. Patrick's congregation, South Lawrence, contemplates erecting a brk and granite-trimmed convent for the sisters who teach in the parochial school.

WORCESTER.—The school committee has voted to request the City Council to erect a $30,000 6-room addition to the Ledge st school, and the erection of a 12-room schoolhouse on Meade st. Nothing will be done until next month in regard to the recommendation to purchase the Moen property on Lincoln st, on which to erect a schoolhouse.

REAL ESTATE RECORD AND GUIDE.
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**Strategy In Transportation**

NOTHING IS MORE FUNDAMENTAL in real estate than the dependence of land values upon accessibility from great business centres. The nearer a place is in point of time to a great centre of thrift the greater the number of people who will fancy it, as a general proposition. Brooklyn demonstrated the principle twenty-four years ago when the Brooklyn Bridge was opened. In ten years Kings County grew from a population of 635,000 to a round million. Native New Yorkers crowded from the dwellings south of Madison Square and submerged Brooklyn with a tide of new population. A new illustration is Queens. When the enormous plans for getting people over and under the East River began to be hammered into visible shape the biggest land boom in the annals of real estate was started. The purchases of the Pennsylvania alone amounted to twenty-five thousand lots. Farms which had been considered as worth four to seven hundred dollars an acre have since brought five thousand dollars an acre, and in the market garden sections of Newtown lands for which one thousand dollars was once the top price are being held at five to fifteen thousand dollars an acre. Last year eighteen million dollars' worth of buildings were planned in Queens, against three million dollars' worth in 1900. A pamphlet written by the Secretary of the Long Island Railroad Company discusses the effect upon land values of transportation development and reminds us of many remarkable facts in the rapid growth of Brooklyn and Queens, but it is to be said that all the principles enunciated therein seem quite as applicable to the case of New Jersey. When all the tunnels and bridges are finished an extremely large portion of New York's business population will find it more convenient to commute to New Jersey than to Queens or Brooklyn. Nothing in the history of transportation can equal the strategical position of the subways constituting the approaches to the upper McAdoo tunnel on the New York side. Extending from Greeley Square on the north to Astor Square on the south, and touching Broadway at both extremities, they will be like wide open arms of invitation to the Jersey suburbs. For many thousands who spend their business days in the central and west side of the island it will be only a short walking distance to some one of a number of stations in these lines of exit; but to reach the entrance to any of the crossings to Brooklyn would for the same people require an extra car ride and fare. Under all the circumstances the members of the N. Y.-N. J. Real Estate Exchange, who have just risen from their first annual banquet, have a right to all their expectations for a wonderful era of growth for the country on the western side of the Hudson, in which it will share almost equally with Brooklyn and Queens in the benefits of the remarkable transportation developments of the time.

**In No Danger, But—**

REAL ESTATE being "in no danger," the "Herald" does not feel called upon to enlist in its defence, or to extend to realty interests the same degree of support which it is giving to railway and industrial securities. Moreover, it considers that real estate appeals mainly to capitalists, while stocks and bonds are within the reach of every householder who has scraped together a few hundred dollars. From the first proposition we do not dissent, and we leave the second to the judgment of the "Herald's" real estate patrons, with this one remark, that we have always been under the impression that the facts were the other way—that it is the man with the "few hundred dollars" who ordinarily buys those suburban lots and homes which are so plentifully advertised in our contemporary's pages, and mainly the capitalist who invests in railway stocks and industrial bonds—but who ought to put more of his surplus in New York City real estate and mortgages, where it would do both him and the community more good. THE PROSPERITY OF THE CITY OF NEW YORK DEPENDS IN A VERY LARGE DEGREE UPON ITS REAL ESTATE AND BUILDING INTERESTS. Nearly one hundred thousand men are employed in the building trades, many thousands more in producing the materials utilized in those trades, and other thousands in selling, managing and taking care of the product. They constitute a great army of consumers for the mercantile interests. These allied interests are now languishing for money—the money that is locked up in railway and other Wall Street securities. Thousands of mechanics are idle, and every day is adding to the number, and also to the consequent loss of local trade and of local business in all lines. Having called attention to this state of affairs, need we say where the ready money of the "Herald's" readers ought to be invested at this crisis in order to be of most benefit to the community, and to themselves as well, directly and indirectly? The "Herald's" first duty is to its own immediate friends—the people of New York and their business interests. Start a strong flow of money into real estate and building and into the securities of those institutions which lend to home buyers and builders, and new life will be put into the building trades and all the interests connected with and dependent on them. Real estate values may be "in no danger," but there are buildings waiting for money to complete them, plans waiting to be financed, buyers waiting for loans, mechanics for work, and merchants for trade. AND WHAT IS THE DAILY PRESS DOING TO HELP THEM?

**Holding Their Own**

ONE THING STANDS OUT PROMINENTLY in the confusion and distrust of the past few weeks. The carefully selected first mortgage on New York City real estate has been proven to be the most satisfactory investment for individual, trustee or corporation to carry through such times as we are having. Possibly, it may not be so readily sold and turned into cash, but we have reached the time when not much else can be readily sold or turned into cash, and what can be, is sold at a great sacrifice. With New York City bonds twenty or more points below their quotations of six years ago, and other high class bonds equally depreciated, and the best of stocks, many of them selling for half what they did three years ago, real estate mortgages alone, in the statements of institutions, are holding their own and are the investment bulwark of those who are fortunate enough to hold considerable lines of them. During the last six weeks the sales of mortgages by the title companies have gone on, not to the same extent as in ordinary times, but to a far better extent than has been the case with the average railroad or industrial bond. One of the title guarantee companies reports sales of mortgages for October of $3,300,000. The reason for the faith of the average person in a good real estate mortgage is not far to seek. It is the one thing about which he can form some judgment of his own. He may not be an expert in values, but he can see the property; he can inquire of others and he can exercise some judgment as to whether his money is well secured. In the next place, he does not have to trust anybody after he gets the mortgage into his possession; his security cannot be ruined by mismanagement and is not carried down by the mismanagement of something else tied to it, but, if good when selected, stays good. He gets his interest regularly and his principal when due or within a reasonable time thereafter. It is safe to predict that one ultimate result of

the upheaval which we are now in the midst of, will be a far larger drift of conservative investors to New York City mortgages when once they recover their equilibrium and are ready to consider trusting their money out of their possession.

## What Effect Will the Present Financial Situation Have Upon Real Estate?

IMPOSSIBLE it is to deny the fact that the present financial situation is also being felt by Real Estate. It certainly is, but will not last long. There are as many prospective purchasers in the market at the present time as ever, and many who have never before invested in real estate have decided to turn to this form of investment; you may say, why, then, are the real estate sales below the average for this season of the year? This question is easily answered: THE INABILITY TO OBTAIN MONEY.

In the near future, however, real estate will receive a great benefit in consequence of the present financial situation, for as soon as it becomes possible for investors in bonds and stocks to get out without sustaining great loss, a large percentage of this money will go into real estate.

For many years past the buying and selling of real estate has been almost entirely of a speculative nature, and while there will always be a certain element of speculation, the real estate market of the near future will again bring to the front the buyer known as THE INVESTOR.

This will create a demand for improved property of the most modern construction, both in large apartment houses and mercantile buildings, the business properties receiving the preference. These properties will be bought almost entirely on an investment basis, the price obtainable depending largely upon the rental.

The buying of investment properties, however, will not alone be the feature of the real estate market of the near future, for when the present financial situation is cleared there will again be plenty of money at a reasonable rate of interest, and first mortgages on New York City real estate will also be a popular form of investment—and mortgage money being plentiful real estate will be prosperous.

WRIGHT BARCLAY.

# How to Appraise City Property

By E. H. GILBERT*

THE power of appraising is neither an art nor a science—just a faculty of the judgment acquired by long familiarity with prices obtained and analysis of these and the resultant formulation of certain rules; these rules are few and simple. By their application we may arrive at approximate values, after establishing what is technically called a unit of value. No rules are absolute.

The unit of land value is the value of a single lot of land fronting on any street or avenue and lying about or near the middle of the block. On Manhattan Island this unit of value is calculated from such a lot 25 feet wide by 100 feet deep. In Brooklyn the unit of value is usually 20x100. The unit of value serves as a basis of all other calculations; it is therefore essential to determine the fair market value of a unit as a starting point.

The value of a lot of land is the measure of the best use to which it can be put, considering the location and the surroundings—represented in money. There is seldom any material recession in the value of land in the thickly settled districts of Manhattan Island from prices attained at any period, and this comparative stability enables us to say that the value of any land in that borough is its present value based upon a reasonable comparison of price quotations on lots similarly situated in a like neighborhood and amid like surroundings, where such quotations can be shown to be the outcome of agreements to buy and sell under normal and equable trade conditions—where quotations are obtainable they are the first facts to be sought as an indication of the unit of value. The sources of these facts are the copies of the records in the Register's office, which are published in handy form by the Real Estate Record and Guide—a trade journal devoted to the interests of real estate mainly in the City of New York; and the knowledge of other appraisers or of brokers or of buyers and sellers who may have traded in the neighborhood of the plot to be appraised. Some knowledge of actual cash transactions in the neighborhood is essential to accurate judgment.

These transactions may be sales or they may be leases of land for long periods, from the rental reserved in which, the fee value may be inferred. The knowledge of these may be personal or communicated upon satisfactory authority. Wherever quotations or such described knowledge cannot be had in the time given for an appraisal, the opinion of at least one competent judge should be obtained as a check against error. If there should be an error made in determining the unit of value, the appraisal, built upon it, will, of course, be inaccurate. The prime essential is therefore, a correct valuation of the unit. All the rest flows from this quite logically. The practical process of appraising may differ slightly with different men, but it is substantially the same in all offices.

Assuming that we are asked for the value of a single vacant lot about or near the center of the block, first look at it; is it excavated, and how deeply, or is it at grade or above grade; is there rock upon it and to what extent? What is the character of the bottom? Note the physical conditions and then examine the surrounding class of improvements. Is the property accessible? What are the prospects of the neighborhood? After the physical inspection, the history of the property is looked into and such sales of it in the past as have been made, are to be noted with dates or such price of adjoining lots or of lots in blocks similarly situated. As many sales as possible should be discovered and noted. If no quotations can be had from the records, inquiry must be made of persons familiar with sales in the neighborhood of the property as to prices which have obtained. Almost every neighborhood has one or more local brokers who is familiar with the conditions of his own locality and with its history. A large acquaintance of such representative persons is advantageous.

Where facts are to be had it is comparatively easy to estimate probable value. Where they are absent, as in the case of an absolute lack of transactions, the problem becomes more difficult, in which case, the opinion of those generally familiar with past history and present conditions must be had for comparison. The value of lots is estimated at grade. The cost of removing rock and earth vary as to season and condition of surroundings. The average cost where adjoining buildings do not have to be protected, is about $1.50 per cubic yard of earth and rock. The character of bottom is to be determined, if possible, by observation of outcroppings, but it is not easily or surely determined in any way. Surprises are frequent. The history of the neighborhood is important to determine bottom. Very old residents know more about it than any practical test will show. When the value of one lot is fully determined, the value of larger plots are usually multiplied units plus ten per cent. for the plottage. Plottage represents the value of the larger plot because of the economies possible in improving it; in short, the more profitable use to which it can be put.

Laws are passed from time to time affecting the value of land by reason of restrictions as to its use—some recent laws limiting the usefulness of single lots quite materially. In estimating the value of one lot standing by itself and so surrounded that it must be sold singly, this is an important consideration. I have known it to make a difference of 25 per cent. under the value obtainable from the same lot where such limitations were absent. The valuation of parcels containing an area of less than 2,500 square feet is more complex. Very irregular lots are especially difficult to appraise. In the case of lots that have the regular frontage of 25 feet or approximately that, but whose depth varies within 100 feet, a certain rule has been formulated based upon a graduated scale of values for each five feet of depth, the key to which is found in the presumption that the front half of the lot is worth two-thirds of the value of the whole.

This is called the Hofman Rule, by the name of its author. This rule has gained great authority and is in fact the only hard and fast rule that fits a great variety of conditions. It would not have stood the test of time if experience had not found it valuable. It has its exceptions, and must not be used slavishly. It is valuable as a check to the judgment and as suggesting a figure of value for subsequent consideration by the judgment and for comparison with concrete instances. There are cases where the front half of the lot is worth more or less than two-thirds of the value of the whole. These variations from the rule are appeals to the judgment of experience.

The most common form of small parcel of land is that which has a full depth of 100 feet but a width less than 25 feet. The builders of private residences divide a large plot into such small parcels—the very familiar forms of these are 15x100, 16.8x100, 18.9x100, 20x100. When the buildings are new, these lots are valued pro-rata at the value per front foot of the larger parcel from which they were divided, at the cost of the land to the builder. The cost of the building is estimated, a fair profit, usually ten per cent, is added to the sum of the two, and the appraisal is made. Such a small lot standing alone by itself and unimproved, is restricted in its usefulness and the value is proportionately less. There has been no rule to determine this proportion and conditions vary too frequently and widely to admit of any rule. Its value depends upon the number and availability of uses to which it can be put. If it can be disposed of in conjunction with other adjoining land, it should bring full pro rata unit value. If not the problem to be solved is, what can it be best used for and how available is such use for market purposes. If improved in a specific and most useful way, at a cost of so much what would the whole bring. The difference is the value of the lot.

The next proposition to be considered is the valuation of 25-

(Continued on page 892.)

*Of J. E. Leaycraft & Co. From a lecture before the Real Estate Classes of the West Side Y. M. C. A.

# THE REALM OF BUILDING.

## Modifications in the Fire Limits.

The growth of suburban New York will not be stayed. Frame buildings will be allowed under certain restrictions within the boundaries between the present fire limits and the new lines, as provided in the original report of the Fire Limits Committee. As affecting the Bronx, the revised ordinance specifies that buildings hereafter erected in that borough, south of Fordham and Kingsbridge rds, Pelham av and the Bronx River, shall be of brick or stone. In part it reads:

"This shall not be so construed as to prohibit within that territory between the following boundary lines, namely: Beginning at a point on the eastern bulkhead line of the Harlem River, 100 ft. south of East 116th st, running thence easterly and parallel with East 161st st to the east side of Sheridan av and 100 ft. therefrom, thence north on the east side of Sheridan av to a point 100 ft. north of the north line of 161st st, thence easterly and parallel to 161st st and 100 ft. therefrom to a point 100 ft. west of Park av, thence northeasterly and parallel to Park av and 100 ft. therefrom to a point distant 100 ft. west of Webster av, thence northerly and parallel to Webster av and 100 ft. therefrom to a point 100 ft. northerly of East 177th st, thence easterly and parallel to East 177th st and 100 ft. therefrom to 3d av, thence southerly along the westerly boundary line of Crotona Park, and thence easterly along the southerly boundary line of Crotona Park to a point distant 100 ft. east of Prospect av, thence along Prospect av and 100 ft. east therefrom to Westchester av, thence along Westchester av and 100 ft. east therefrom to a point 100 ft. east of the easterly line of Robbins av, thence southerly and parallel to Robbins av 100 ft. east therefrom to the Port Morris Branch Railroad, thence southeasterly along the Port Morris Branch Railroad to the East River, thence southwesterly along the East River, northwesterly along the Bronx Kills, and northerly along the Harlem River to the point of beginning, and the fire limits herein described, the erection of frame dwellings to be occupied by not more than two families, limited to 40 ft. in height and 3,000 sq. ft. floor area. Such buildings shall not occupy more than 80 per cent. of the width of the lot and shall not be built within two ft. of the boundary lines of the lot."

Changes of a like nature have also been made in that section of the report affecting the proposed regulation for both Queens and Brooklyn. The limits agreed upon which restrict frame construction in a wide territory of Long Island City, Richmond Hill, Jamaica, Far Rockaway, Rockaway Beach and Flushing, provide that certain classes of frame buildings may be erected within the brick building boundaries in those parts. The report is specific and says:

"This shall not be construed as to prohibit within the territory between the new fire lines the erection of frame buildings to be occupied by not more than two families, limited to 40 ft. in height and 3,000 ft. floor area, nor the erection of frame private stables limited to 25 ft. in height and 1,500 ft. floor area.

"Such buildings shall not occupy more than 80 per cent. of the width of the lot, and shall not be built within two ft. of the boundary line of the lot."

With respect to the provision to keep buildings within two feet of the property line it must be admitted that while the intervals to be preserved are of little practical use they will undoubtedly serve the purpose of insuring to the occupants increased light and a free circulation of air which are at all times desirable. The report is now ready to be presented to the Board of Aldermen.

### Garages Easy Prey for Flames.

In the last twelve months the losses in the United States from the destruction of garages by fire amounted to nearly $1,800,000. Gasoline naturally enough is chiefly responsible for this great loss. It is often handled carelessly, or else it is stored in a receptacle not suitable for it. It may be the cigarette of a chauffeur or a spark from his pipe, or a short-circuited electric current that sets the flames a-going. In most cases the damage came to only a few thousand dollars, but in two or three it mounted to six figures. As one runs down the list, "ignition of gasoline," appears as the explanation for at least half the cases.

Mr. Dave Hennen Morris, former President of the Automobile Association of America, solved the problem by building a terra cotta garage that could not burn, no matter what happened to the gasoline tank. With the floors of concrete, the walls are of hollow tile blocks.

Architects and builders are beginning to give considerable attention to automobile buildings now. Knowledge of Mr. Morris's terra cotta garage has spread far and wide, and many owners are planning to follow his example. That building was inexpensive and was built very rapidly. Insurance men are also "taking notice" of the astounding record of these fires, and are trying to institute reforms. The building regulations of New York have been made very strict in regard to the storing of gasoline. Now it has to be kept outside of the building, in a firproof receptacle sunk into the ground.

## A Certain Country Villa.

ONE of America's finest country villas is the home of Mr. James L. Breese, at Southampton. Elizabeth, O. Toombs, writing in Country Life, says that in no other estate have the Colonial and Modern styles of architecture been so well blended. Architecturally, the room is considered a good example of the Italian Renaissance. The carved ceiling and paneled walls are of English walnut. The floor is of highly polished teak wood, perfect background for the fur rugs.

The walls and ceilings of the billiard-room are formed of California redwood in smooth panels, the ceiling being heavily beamed. The solid chimney-piece, upheld by bending figures, is the reminder of an Italian visit.

The side of the room opposite the fireplace is composed of a series of windows and glass doors opening directly on to a wide, brick terrace; and this terrace is one of the favorite lounging places for the family and their guests, as the tennis courts are just below the shallow steps.

The flower room has a floor made of three-cornered Japanese wall tiles over three hundred years old; and the ceilings of the walls and dome are covered with a soft, green trellis on which ivy has been trained. Roman sarcophagi are used to hold the palms and plants, and a fountain plays on one side.

The dining-room is distinguished by its Delft mantel tiles and beautiful old plaques. The sideboard and other large pieces of furniture are Hepplewhite; the chairs and table, slender-legged and dignified, are genuine Chippendale and were once the glory of the Carroll mansion in Baltimore County, Md.

### German Opinion of American Skyscrapers.

A leading architect of Munich, who has just returned from a visit to the United States, says for print, according to a Berlin letter:

"New York is gradually becoming a city of architectural monstrosities and hideous erections without one vestigate of imagination in their construction. They start from barren, treeless streets and soar skyward, naked and unashamed. They steal the light of the sun. They hinder and scorch the eyes that would look at the sky. Little children pass under them and shiver in their cold shadows. The thinking man can see in them only miracles of ugliness, miracles of what man can do to deface the earth."

If that does not decide owners or authorities to pull down every building above five stories perhaps this will. It is from another German observer returning from New York, an interview with whom is printed here:

"It was one of the most deplorable things about New York that I found citizens—not a few, but multitudes of them—actually proud of these pretentious buildings. Why, their eyes glistened with tears of patriotic pride when they gazed up those walls. I heard them say: 'No other nation on the face of God's green earth could build houses like that.'

"They were right. No other nation would, if it could. They told me how high the Singer Building was, higher than the Great Pyramid, high as the Cologne Cathedral. They never thought they were guilty of architectural blasphemy in mentioning those superb creations in the same breath."

A prominent writer on the same subject says:

"It never occurs to New Yorkers to think that the wise foresight of the older civilization, and the finer aesthetic sensibilities of Europe, as well as Europe's inherited culture, will forever prevent the erection of such terrible buildings. Europe does not envy America the unlimited possibilities of its architecture."

### Building Limitations.

A number of large cities of the country have passed ordinances regulating building height, and recently the Secretary of the Treasury, who has control of the erection of Federal buildings in various States, has taken the matter under investigation and it is announced that the government will not erect any unusually high office buildings and that the limit observed in the national capital for government buildings will be observed elsewhere.

With the exception of the addition to the government printing office and the structure on Pennsylvania av that is occupied by the post office department, government architecture in Washington does not afford any examples of this type of building. The new structures now going up, and that will prove to be notable additions to the group of public buildings located there, are not designed on such lines. Three-story and 4-sty structures limit the upward course, but they cover a good deal

of ground and provide the accommodations which the modern building should have in a perpendicular direction.

The result is a dignified structure, and one that comes within the meaning of that term more readily than a building that towers into the sky. No one claims that the skyscraper is ornamental, but it is impressive. It is useful, however, and, what is more, it is economical up to a certain height.

A 150-foot limit on the height of all buildings erected in Kansas City in the future is one of the provisions of the new building regulation ordinance introduced in the upper house of the Council Monday night. Buildings that are not constructed of fireproof material are limited to sixty feet in height and no storage or store buildings that are only partly fireproof may be more than 100 feet high. Provisions are also made for floor area. In warehouses and stores it is limited to 5,000 square feet between fire walls when the building fronts on one street. Six thousand square feet are permitted if the building faces on two streets.

## The Relation of Architectural Principles to Illuminating Engineering Practice.

AT the regular monthly meeting of the New York Section of the Illuminating Engineering Society, which is to be held in the United Engineering Society's Building, 33 West 39th st, at 8.15 p m. Thursday, Dec. 12, a paper will be presented by Mr. Bassett Jones, Jr., on the above subject. At this meeting also Mr. Jones' paper will be discussed by a number of illuminating engineers and architects.

The subject of artificial illumination, it may be mentioned, has only recently been taken into serious consideration by architects and engineers. The questions which present themselves are of equal interest to both professions, but the engineers, it must be admitted, are far ahead of their architectural brethren in their attention to the science, artificial illumination. While the architect's interest in the subject is primarily with regard to the decorative possibilities of the case, the appropriate placing and treatment of the fixtures and the effect of the light-giving medium upon the scheme of interior treatment, the engineer concerns himself more particularly with the purely utilitarian aspects of illumination. He makes his appeal by economizing the light-giving medium and by improving the media for its proper transmission. To bring together the combined efforts of the exponents of utility and beauty in the field of artificial illumination means progress in a branch of building construction which for its great importance has thus far been unjustly slighted. We trust this word of explanation will sufficiently interest many of our readers to attend the meeting announced above.

### Mr. Schuyler Differs with the Art Commission.

The proper architectural treatment of a mass of which the function is mere inert "load" and in a material for the architectural treatment of which precedents are almost wanting is a fit if not a very promising subject for architectural discussion. But discussion is as different a process as possible from the blunt unreasoned rejection which the design for the Hudson Memorial Bridge has met at the hands of the actual Art Commission or from the "suspensory veto" with which the commission has "hung up" the design for the East River arch bridge, accompanied by a statement of reasons which the designer must be ingenious and fortunate if he can make anything of, much more find useful for edification. The "I don't like it" which is the stereotyped confession of lay helplessness in the presence of a work of art is really all that is to be got out of the Art Commission in respect to the general design of the Hudson Memorial or of the treatment of the masonry in the East River arch.

The fact remains that the two engineering projects most interesting from an architectural point of view which have come before the Art Commission during these many months have been, the one defeated, the other indefinitely postponed, by the appointed custodians of the city's artistic interests. It is not a showing which will increase the public usefulness of the commission by enhancing the public confidence in the intelligence and equity of its decisions.—Montgomery Schuyler in the Architectural Record for December.

### German Labor Conditions.

Each succeeding year shows an increase in the number of strikes and lockouts in Germany, and these are more marked in Saxony, on account of its great industrial development, than elsewhere. While the German workers have profited by the experiences of their fellow-workers in other lands, the employers have not failed to profit by the same experiences, and have formed employers' protective association, which now cover the whole country, and mutual associations of manufacturers for insurance against losses from strikes and lockouts.

The immediate future has small promise for industrial peace in Germany, nor has it much promise for the betterment of wages or hours of labor, as a constantly increasing friction is growing up between employers and employees.

## New Catalogues.

TIN ROOFING AND INSURANCE, a paper read before the National Association of Master Sheet-Metal Workers, at their convention in Cleveland, by Mr. Powell Evans, of Merchant & Evans.

"Tu-Bo" Wrought Steel Registers, from the Columbian Hardware Co., Cleveland, O., with illustrations, descriptions and price lists of various styles of registers for warm-air heating.

PAINTS AND COLORS, from the Apex Color Works, 40 Center st, New York, an indexed catalogue and price list, 56 pp.

MORRIS METALLIC PACKING, from H. W. Johns-Manville Co., 100 William st, New York.

The Morris Metallic Packing which this catalogue describes has a number of good points. Morris Metallic Packing will hold any steam pressure, and should, with care, last the life of the engine. It is applied to the stem, on the part usually covered by the old gland, and therefore can be applied without truing up the stem where scored by soft packings. It is self-adjusting and rotates with the stem. It cannot cut the stem. It reduces friction to a minimum, from the fact that the two hard ground bearing surfaces quickly develop a fine blue glaze on both packing rings and gland.

DAYLIGHTING, by the American Luxfer Prism Co., cor Madison st and Wabash av, Chicago.

This illustrated catalogue fully explains the facts and principles connected with prism lighting. There is plenty of daylight, but it is above or to one side of the point where the occupant of the store, the office or the factory can benefit from it. This briefly is the work performed by the Luxfer System—to so bend or divert the rays of light coming from above or either side that they shine into darkened rooms, and flood them with Nature's own illuminant—daylight. They are useful for lighting dark stores, offices, basements and factories.

MODERN FURNACE HEATING, by the Hess Warming and Ventilating Co., 906 Tacoma Building, Chicago.

Several chapters are devoted to suggestions on ventilating and heating by means of hot air furnaces. Plates and plan drawings are given to illustrate the various methods of installation, and separate chapters are devoted to ventilation, humidity, air conductors, registers and circulating room heaters. The Leader steel furnace, made by this company, is described and illustrated by broken views, which give a clear idea of its construction and method of operation. A summary of the data required for furnishing plans and estimates of cost for the installation of heating plants is also presented.

SYMONS CRUSHER, 16 pp. Issued by the Smith & Post Company, of Milwaukee, and Contractors' Supply & Equipment Company, 170 Broadway. This catalogue shows illustrations with descriptions of the Symons gyratory stone crusher.

THE SMITH MIXER, 20 pp. Issued by The T. L. Smith Company, of Milwaukee; contains much data and illustrations of the several styles of Smith cement mixers made by them and sold by the Contractors' Supply & Equipment Company, of Chicago and New York.

SYMONS DUMPING WAGON, 12 pp. This catalogue shows the famous Symons Dumping Wagon manufactured by the Symons Company of Sheridan, Ind., and sold by the Contractors' Supply & Equipment Company, of Chicago and New York.

## Points on the Material Market.

A very good time to build, so far as the cost of materials is concerned.

Recent contracts for public works have brightened the bluestone trade.

Red lead continues to move toward structural iron workers in good volume.

Spruce laths are down to $3 for dealers. That's the lowest quotation for some years.

Structural steel mills are creeping closer to deliveries, but still producing record-breaking tonnages.

Hudson River brick prices are close to the cost mark, if not below it, on the average of the kiln.

The Westinghouse Electric and Manufacturing Company's plants continue to do a large business and have no intention of shutting down.

Bids for the structural steel superstructure of the Manhattan Bridge are expected to be advertised next month in the natural course of events.

Pretty much everything is down low for Thanksgiving. Brick, lath, cement, and a number of other fundamentals can be had almost at the buyer's price.

The weather has been favorable for the paint and varnish trade, which continues to have a good movement. Only recently has any curtailment of requirement been noted.

The Interstate Commerce Commission will consider the recent advance in lumber rates, in the Northwest, on Dec. 10.

Senator W. A. Clark says regarding copper: "We have curtailed production 50 per cent. at Jerome, Ariz., and 60 per cent. in Montana. It is unprofitable to sell copper at 13 cents, when it costs 12 or 12½ cents to produce it."

There has been a perceptible decrease in the trade done in southern and central Mexico generally in American wall papers, which appear to be losing ground before similar products from France, as well as, in a smaller measure, from England and Germany. Upon a close inquiry the American Consul at Mexico City has discovered the following facts: The sample books offered by American travelers in this line of goods are usually much smaller in size than those sent out by European houses. In this particular class of goods, where the sample shown should, in a measure, give to the customer's eye the

general effect which the paper will ultimately have when hung, a small sample is very unsatisfactory. Some seven or eight years ago American wall papers were enjoying their best popularity in Mexico. Since then increased prices and a real or fancied decrease in the quality of the paper itself have laid them open to severe competition, chiefly from French sources.

## Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | **23** | **49** |
| **Estimated cost of new buildings** | **$1,145,200** | **$1,706,450** |
| **Total estimated cost of alterations for Manhattan and the Bronx** | **$153,900** | **$114,800** |

### Wilbur S. Knowles Plans New Jersey Hospital.

Wilbur S. Knowles, No. 1 West 34th st, Manhattan, has completed plans for a quarter of a million dollar extension to St. Mary's Hospital, in Centre st, Orange, New Jersey. The management of the hospital announces that the new structure, when completed, will be the finest hospital building in the State of New Jersey. The plans call for the most up-to-date contrivances and arrangements for the care of the sick. The interior will be of modern pattern and there will be approximately 250 rooms. The general plan is for extensions or pavilions to the north and south of the present building, with a tower six stories in height in the rear of the present building. The basement and six stories will be divided up into sections for the general public and private hospital patients and on the sixth floor of the tower will be located a modern operating amphitheatre. There will be meeting rooms for the various organizations connected with the place, and quarters provided for entertainments, libraries, etc.

### Alfred G. Vanderbilt's Building.

PARK AV.—The 21-sty structure which Alfred Gwynne Vanderbilt is soon to erect on a plot at the southwest corner of Park av, between 33d and 34th sts, fronting 197.6 feet on Park av, and 80 ft. in both 33d and 34th sts, on the site of the old Cornelius Vanderbilt home, will not be a hotel building, as was at first thought. The first five stories will be erected for heavy manufacturing purposes, and the upper portion above the fifth floor will be for offices. Six buildings now occupying the site will be demolished. The materials for the first six stories will be of light brick, terra cotta and limestone, architectural terra cotta, marble and bluestone coping, slag roof, cast-iron copper and glass windows, with steel frames, steam heating, electric lights, etc. The total height of the building will be 300 feet above the sidewalk. The City Leasing Company, 54 Wall st, of which Joseph W. Welch, is president, is the lessee. Messrs. Warren & Wetmore, 3 East 33d st, are the architects. (See also issue Nov. 16, 1907.)

### Architects to Compete for New Post Office Plans.

The Treasury Department, in charge of public buildings, has chosen the following eight New York architects to submit competitive plans for the new post-office building, which is to be erected in Manhattan: The plans will be opened on March 25, 1908. Those selected are: McKim, Mead & White, Carrere & Hastings, George B. Post, Heins & LaFarge, Whitfield & King, K. M. Murchison, Cass Gilbert, and H. Van Buren Magonigle. The judges to pass on the plans are Henry F. Hornbostel, of Palmer & Hornbostel, Manhattan; James G. Hill, Washington, D. C.; Frank Miles Day, Philadelphia, Pa., and E. M. Wheelwright, of Boston, Mass.

### F. T. Nesbit & Co. to Build Greenpoint Theatre.

GREENPOINT, LONG ISLAND.—General contract has been awarded to F. T. Nesbit & Co., 116 Nassau st, Manhattan, to erect the new theatre building, which the Orpheum Theatre Co. is about to build at Greenpoint, Long Island, to cost in the neighborhood of $200,000. William H. McElfatrick, 1402 Broadway, Manhattan, is the architect.

### Clinton Avenue and 180th Street Improvement.

CLINTON AV.—Building operations will be commenced soon at the southeast corner of Clinton av and 180th st, Bronx, a plot of seven and one-third lots, 122x150 ft., on which high-class flat buildings will be erected. The names of the owner and architect are for the present withheld. Leon S. Altmayer, 62 East 86th st, can inform. No contracts have yet been awarded.

### Office Building for Union Hill.

Jacob Platoff, of Union Hill, will shortly start work on the erection of a high office building on Bergenline av, between Franklin and Jefferson sts, Union Hill, New Jersey. The structure will be 25x70 ft., and will be built of pressed brick with limestone trimmings. The cost of the building has not yet been made public and no contracts have yet been awarded.

### Apartments, Flats and Tenements.

PITKIN AV.—Samuel Sass, 23 Park Row, has completed plans for four 4-sty flats, to be situated at southwest cor Pitkin av and Grafton st, Brooklyn, for David Spain, 201 Division st.

AVE. B.—Samuel Sass, 23 Park Row, has completed plans for a 6-sty store and tenement building, 47x93 ft., to be erected at the northeast corner of Ave B and 10th st, for Sam Golding, 230 Grand st. Estimated cost is $60,000.

METROPOLITAN AV.—Samuel Sass, 23 Park Row, has plans for a 6-sty store and flat 50x97 ft., to be erected at 245-247 Metropolitan av, Borough of Brooklyn, for Mrs. S. Willner, 67 Jay st, Brooklyn. Estimated cost is $50,000.

### Churches.

H. Van Buren Magonigle, 7 West 38th st, Manhattan, is preparing plans for a church to be erected at Auburn, N. Y., for the Greek Catholic congregation.

F. J. Berlenbach, Jr., Brooklyn, has completed plans for a church for the Church of the Assumption, Rev. Dr. Donaldson, pastor, to be erected in Brooklyn to cost $150,000.

Bishop John J. O'Connor has approved plans prepared by Jas. F. Bagnell, of Bayonne, for the edifice which is to be erected for the St. Joseph Slavish R. C. Church at Avenue E and 25th st, Bayonne, N. J., at a cost of $50,000.

### Alterations.

BAXTER ST.—Owner and architect, Jacob Finelite, 864 Lexington av, will make alterations to No. 18 Baxter st.

12TH ST.—Abraham Weiss, 130 Broome st, will make alterations to No. 302 East 12th st. Erwin Rossback, 1947 Broadway, is architect.

1ST AV.—B. Sackheim, 1900 Beyer st, Brooklyn, is preparing plans for alterations to No. 176 1st av, for Carmela De Benedittis, 156 Sullivan st.

115TH ST.—Antonio Capo, 2329 1st av, will make alterations to Nos 319-321 East 115th st, for which Otto L. Krauss, Westchester av, Bronx, is planning.

1ST AV.—Otto L. Spannhake, 233 East 78th st, is preparing plans for $4,000 worth of improvements to No. 1466 1st av, owned by S. Grodginsky, 60 East 93d st.

WEST END AV.—Messrs. Janes & Leo, 125 West 45th st, are preparing plans for $4,000 worth of alterations to No. 925 West End av, owned by Mary J. Thiley, on premises.

10TH AV.—John E. Rogers, 180 West 64th st, is preparing plans for $6,000 worth of changes to the northwest corner of 10th av and 38th st, for Barbara Porges, and F. M. Brooks, 36 Rivington st.

### Miscellaneous.

Messrs. Howells & Stokes, 100 William st, Manhattan, have been commissioned to prepare plans for an office building to be erected at Seattle, Wash.

The erection of an immigrant station on Governor's Island to cost about $250,000 is reported under consideration by the Immigration Dept. at Washington, D. C.

Messrs. Stephenson & Wheeler, No. 1 East 27th st, Manhattan, have completed plans for a 2-sty school building for the board of education, Chappaqua, N. Y., to cost $20,000.

Robins & Oakman, 27 East 22d st, Manhattan, have completed plans for a coal unloading house and coal conveyor bridge, at Jersey City, for the Hudson Companies.

Messrs. Hale & Rogers, 11 East 24th st, Manhattan, have been engaged to prepare plans for a $50,000 school to be erected in place of the present building on Cedar av, Montclair, N. J.

An ordinance providing an issue of $200,000 for securing an architect to prepare plans and specifications for new penitentiary buildings on Riker's Island, has been approved by the Mayor.

### Estimates Receivable.

Kenneth M. Murchison, 320 5th av, Manhattan, will receive bids about Dec. 15 for the 2-sty restaurant building, 85x120 ft, to be erected at Hoboken, N. J., for the Hoboken Land & Improvement Co.

John W. Ingle, 109 West 42d st, Manhattan, will receive bids about Dec. 15, for the 4-sty Y. M. C. A. building, to be erected for the Long Island Railroad Co., at Long Island City. The cost is placed at about $85,000.

Bids will soon be called for by the city for $12,000 worth of alterations to the 3-sty engine house, No. 91 Ludlow st; also for $16,000 worth of changes to a similar building No. 83 Lawrence st. Alexander Stevens, 157-159 East 67th st, has plans ready.

ST. NICHOLAS AV.—No contracts have yet been awarded for the storage structure, 76 x 102.10 ft, which Callahan & Paul, 643 St. Nicholas av, will erect at Nos. 641-643 St. Nicholas av, to cost $10,000. A. L. Kehoe, 206 Broadway has plans ready.

### Contracts Awarded.

LENOX AV.—Schlesinger & Schlesinger, 449 West 41st st, have obtained the contract for improvements to No. 95 Lenox av, for Albert E. Lowe, 230 Grand st.

The Geo. A. Fuller Co., Fuller bldg, Manhattan, has obtained the general contract to erect a brewing plant for the Chicago Heights Brewing Co., at Chicago, Ill., to cost about $115,000.

Wilson Potter, 1 Union sq, has awarded the general contract for the 3-sty high school building, for the board of education, Ossining, N. Y., to John V. Schaefer, Jr., Manhattan, to cost about $90,000.

J. H. L'Hommedieu's Son & Co., 1133 Broadway, has received the contract to build the 2-sty garage, 52x60 ft, at Lotus Valley, L. I., for L. C. Weir, 59 Broadway. Plans are by Messrs. Hiss & Weeks, 1123 Broadway.

6TH AV.—The Gillies-Campbell Co., 1 Madison av, have the contract for improvements to the 8-sty club house southeast corner of 6th av and 59th st, for the New York Athletic Club, from plans by Geo. K. Thompson, 66 Broadway.

The Baldwin Heating Co., 1181 Broadway, has received the steam-heating work, and James McCullagh, 218 West 36th st, the plumbing, for the 3-sty engine and hook and ladder house at Belmont av and 183d st, for the fire department.

2D AV.—Conrady Bros., 232 East 42d st, have received the contract for extensive alterations to the 4-sty hotel, No. 623 2d av, for A. F. O'Donnell. Henry Neus, 511 3d av, is the lessee. Chas. H. Richter, 68 Broad st, prepared the plans.

BEAVER ST.—W. D. Lewis Co., 90 West st, has the general contract for extensive alterations to the 5-sty store and office building, No. 3 Beaver st, which the Cruikshank Co. has leased for a long term of years. Messrs. Westervelt & Austin are the architects. (See also issue Aug. 17, 1907.)

PARK AV.—Stephen Ball, 3682 Broadway, has received the carpenter work for the 12-sty office building to be erected by the One Hundred and Three Park Av. Company, at the southeast corner of Park av and 41st st, to cost $650,000. Messrs. Mulliken & Moeller, 7 West 38th st, are architects.

The Power Engineering & Contracting Co., 1123 Broadway, has obtained the contract for the electrical work for the Hamburg Avenue Bath in Brooklyn, from Mr. George Hildebrand, general contractor, 38 Park Row. The same company has just completed the electric installation in a new ribbon mill for the Walter Emmerich Co., and also a six-story loft building for Mr. Hugh Getty, at 16-8 Jay st.

### Plans Wanted.

Preliminary sketches and terms for plans from architects will be received by Paul G. Schmidt, Northfield, Minn., until Dec. 15 for a ladies' dormitory at St. Olaf College, to accommodate 200 girls. Information on application. No remuneration is to be paid for the preliminary plans.

The I. O. O. F., Spokane, Wash., contemplates the erection of an 8-sty building, at a cost of about $250,000. The two or three upper floors will be retained for lodge purposes. The order owns a lot, 70x142 ft., worth $100,000. No plans have yet been made. Address Geo. A. Lovejoy, past grand secy., 1201 Broadway av, Spokane, Wash.

R. H. Graham, Smithville, Tex., will want plans about Jan. 1 for a water, light and ice plant to be erected at Elgin, Tex., to cost about $60,000.

## BUILDING NOTES

The Rhode Island Elevator & Machine Co., of Providence, R. I., has recently opened an office in the Townsend Building, 1123 Broadway. Mr. William H. Lemon is their New York selling agent.

The Committee on Constitution of the new Central Building Trades, consisting of thirty-three unions, formed in opposition to the Central Federated Union, has decided that the organization be named the Central Association of Building Trades of New York.

Proposal is to be made on the part of the employing sheet-metal workers, when the trade agreement of the Amalgamated Sheet Metal Workers expires at the end of December, to have two helpers for every sheet-metal worker instead of one as at present. Sheet-metal workers are paid $4.50 a day, while the helpers are paid from $16 to $18 a week.

The forty-first annual convention of the American Institute of Architects ended with a banquet to 150 members, with ladies, at Blackstone Hall, in the Art Institute at Chicago. Prof. Percy H. Nobbs of McGill University, Montreal, spoke on an American revival of Gothic architecture. Others who spoke were: Dwight H. Perkins, president of the Illinois chapter of the institute; Robert W. Hunt of Chicago, Bishop C. P. Anderson and Frank D. Millet of New York. At the annual election of officers Cass Gilbert of New York was elected president and Glenn Brown of Washington, secretary and treasurer.

The proposal recently made to reduce the wages of carpenters from $5 to $4.50 a day made by the Master Carpenters' Association is receiving considerable interest among carpenters and employers. The Association, which proposed a cut of 50 cents a day in wages when the present agreement expires, has made an alternative proposition. This is that the ban on handling what is known as "unfair" wood trim, consisting of manufactured woodwork such as window sashes, be taken off, and that the wages of the carpenters remain at the figure of $5 a day. By "unfair" wood trim is meant wood trim made under conditions where the wages are lower and the working hours longer than under union conditions in New York.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

BETWEEN 14TH AND 59TH STREETS.

Park av, w s, 33d to 34th st, 21-sty brk and stone manufacturing and office building, 197.6x79.9, slag roof; cost, $1,000,000; Alfred G Vanderbilt, Plaza Hotel; ar'ts, Warren & Wetmore, 3 East 33d st.—772.

Grand Central Yard, 230 ft n 42d st, and 40 ft e Vanderbilt av, eight 1-sty frame and concrete sheds for passengers, various sizes; total cost, $50,500; N Y C & H R R Co, Grand Central Station; ar't, W H Knowlton, 564 Fox st, Bronx.—768.

59TH TO 125TH STREET, BETWEEN 5TH AND 8TH AVENUES.

St Nicholas av, Nos 641-643, 1-sty brk and stone storage building, 76x102.10, slag roof; cost, $10,000; G Callahan & A Paul, 643 St Nicholas av; ar't, A L Kehoe, 206 Broadway.—770.

NORTH OF 125TH STREET.

Lenox av, n w cor 146th st, 2-sty brk and concrete car barn and offices, 199.10x365.8 and 649; cost, $——; New York City Railway Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—771.

Harlem River, n s, opposite 225th st, at foot of Jacobus pl, Marble Hill, 1-sty frame watchmans shanty, 10x4; cost, $100; N Y C & H R R Co, Grand Central Station; ar't, N D Runkle, 81 E 125th st.—769.

### BOROUGH OF THE BRONX.

Matilda st, w s, 150 n 237th st, two 2-sty frame dwellings, 22x53; total cost, $10,000; Thos J Reynolds, Richardson av and 237th st; ar't, Jobst Hoffman, 318 W 121st st.—1091.

2d st, s s, 125 e Madison st, rear 1-sty frame shed, 56x16; cost, $200; Albert Kuhnemuth, on premises; ar't, Chas R Baxter, Middletown road.—1087.

215th st, n s, 338.4 e White Plains av, 2-sty frame dwelling, 25x33; cost, $1,200; Michl Russo, 50 E 215th st; ar't, Wm R Crump, 3769 Barnes av.—1090.

223d st, n s, 180 w White Plains av, four 2-sty frame dwellings, 22x54; total cost, $20,000; Wm J Gordon, 128 E 219th st; ar't, Geo P Crosier, 223d st and White Plains av.—1085.

Andrews av, w s, 475 s Fordham road, 2-sty and attic frame dwelling, peak shingle roof, 30x58; cost, $8,000; Wm Richtberg, 729 6th av; ar't, Jas J F Gavigan, 1123 Broadway.—1084.

Belmont av, w s, 145.2 n 180th st, 5-sty brk stores and tenements, 50.2x67.5 and 68.11; cost, $38,000; Pasquale D'Auria, 2083 Belmont av; ar't, Arthur Boehmer, 3d and Tremont avs.—1088.

Grant av, e s, 125 n John st, 2-sty frame dwelling, 20x35; cost, $3,500; C R & G J Baxter, Middletown road; ar't, Chas R Baxter, Middletown road.—1089.

Grace av, n s, 200 e Lyon av, 2-sty frame dwelling, 21x37; cost, $3,800; Chester Improvement Co, L P Fries, Eastchester road, Treas; ar't, Chas R Baxter, Middletown road.—1086.

## ALTERATIONS.

Bleecker st, No 152, install moving picture machine to 6-sty brk and stone loft and show building; cost, $3,000; J C Lyons, 6 E 42d st; ar't, A Vendraso, 466 Rosedale av, Van Nest.—3012.

Bleecker st, No 358, partitions to 5-sty brk and stone tenement; cost, $300; Sound Realty Co, 128 Broadway; ar't, M Zipkes, 147 4th av.—2995.

Columbia st, No 81, partitions to 3-sty brk and stone hall; cost, $2,000; Wm Wunderlich, on premises; ar'ts, Katz & Goldrich, 218 5th st.—3013.

Essex st, No 49, fireproof shaft, toilets, partitions, skylight to 5-sty brk and stone store and tenement; cost, $2,500; Mrs A Goldburg, 222 E 72d st; ar't, Alfred L Kehoe, 206 Broadway.—3001.

Hudson st, No 633, windows, skylight, partitions, to 4-sty brk and stone tenement; cost, $900; Henrietta M Horton, White Plains, N Y; ar't, M J Callahan, 158 Varick st.—3031.

Ludlow st, No 91, iron stairs, skylights, walls, windows to 3-sty brk and stone engine house; cost, $12,000; City of New York, City Hall; ar't, Alexander Stevens, 157-159 E 67th st.—3003.

Lawrence st, No 83, partitions, windows, skylight to 3-sty brk and stone engine house; cost, $16,000; City of New York, City Hall; ar't, Alexander Stevens, 157-159 E 67th st.—3004.

Mott st, No 30, 3-sty brk and stone rear extension, 24x44, iron girder, beams to 3-sty brk and stone store and dwelling; cost, $10,000; Mrs S Kidder, 305 W 87th st; ar't, John H Knubel, 318 W 42d st.—2993.

Norfolk st, s w cor Broome st, 1-sty brk and stone rear extension, 6x25, add 1-sty to corner building, windows, partitions, tank to two 5 and 6-sty brk and stone stores and tenements; cost, $15,000; Maurice Frankel, 280 Broadway; ar't, Otto L Spannhake, 233 E 78th st.—3008.

Orchard st, No 21, show windows to 4-sty brk and stone tenement; cost, $300; Louis Dansky, 18 Orchard st; ar't, Max Muller, 115 Nassau st.—3015.

William st, Nos 157-159, posts and girders, columns, to 6-sty brk and stone store and loft building; cost, $800; Eddy Palmer, 374 Pearl st; ar't, Chas E Miller, 111 Nassau st.—3030.

4th st, No 46 W, 1-sty brk and stone rear extension, 20x15, girders, posts, stairs, partitions, to 3-sty brk and stone store and loft building; cost, $6,000; W Hyams, 38 W 3d st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—3023.

5th st, No 614 E, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $3,000; Mrs Marie Werckle, 87 E 3d st; ar't, C H Dietrich, 42 Union sq.—3017.

6th st, No 231 E, show windows, to 5-sty brk and stone store and tenement; cost, $400; James B Cauthers, 29 Broadway; ar't, Richard Rohl, 128 Bible House.—3007.

7th st, No 224 E, steel beams to 5-sty brk and stone tenement; cost, $800; I Friedman, 80 Cliff st; ar't, O Reissmann, 30 1st st.—3020.

12th st, No 718 E, air shaft, chimneys, windows, toilets, to 4-sty brk and stone tenement; cost, $4,000; M Benjamin & T Sieradzki, 222 W 141st st; ar't, O Reissmann, 30 1st st.—3021.

26th st, No 114 W, 1-sty brk and store rear extension, 21.9x33, doors, to 3-sty brk and stone cafe and restaurant; cost, $2,500; A L Roy, 159 Greenwich st; ar't, H C Rossell, 320 5th av.—3010.

36th st, No 561 W, 4-sty brk and stone rear extension, 25x42, gas piping, fire escapes, walls to 4-sty brk and stone shop and warehouse; cost, $3,500; C Shortmeier, 430 11th av; ar't, C F Winkelman, 1133 Broadway.—2994.

38th st, Nos 39-41 W, build laboratory, 13x29 ft, on roof, to 12-sty brk and stone office building; cost, not given; B S Castle, 39-41 W 38th st; ar'ts, Westervelt & Austin, 36 W 34th st.—2997.

41st st, No 424 W, toilets, partitions, windows to 4-sty brk and stone tenement; cost, $1,475; Rose C Bracelin, 435 W 50th st; ar't, James W O'Connor, 1123 Broadway.—3011.

46th st, No 235 East, partitions, windows, tank, toilets, to 5-sty brk and stone tenement; cost, $1,200; Michael C Gross, 248 W 52d st; ar't, Wm Kurtzer, Spring st and Bowery.—3029.

83d st, Nos 218 and 220 W, brk walls to —sty brk and stone stable; cost, $400; Thomas Ward, 218 W 83d st; ar't, C Rathbone, 207 W 93d st.—3006.

86th st, No 148 W, partitions, doors to 4-sty brk and stone dwelling; cost, $1,500; George Bernheim, 76 Duane st; ar'ts, Buchman & Fox, 11 E 59th st.—2999.

98th st, Nos 330-334 E, beams, girders, alter elevator, to 3-sty brk and stone stable and storage building; cost, $1,500; Benjamin Poth, 400 E 105th st; ar't, L A Hornum, 145 E 42d st.—3022.

103d st, Nos 303-307 East, toilets, skylights, plumbing, windows, to three 4-sty brk and stone tenements; cost, $3,000; Schmeidler & Bachrach, 203 Broadway; ar'ts, Sommerfeld & Steckler, 19 Union sq.—3028.

108th st, No 222 E, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $1,500; L Pitilli, 228 E 108th st; ar't, O Reissmann, 30 1st st.—3024.

146th st, n s, 440 w Lenox av, columns, windows, girders, to 4-sty brk and stone sub-station and shops; cost, $25,000; N Y City Railway Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—3027.

Av A, No 7, partitions, windows to 3-sty brk and stone dwelling and store; cost, $500; A Baumann, 755 Dawson st; ar'ts, Moore & Landsiedel, 3d av and 148th st.—3009.

Av A, No 65, toilets, partitions, windows, to two 4-sty brk and stone tenements; cost, $2,500; Catherine Ropke, 784 E 13th st; ar't, O Reissmann, 30 1st st.—3018.

Av A, No 67, toilets, partitions, windows, to two 4-sty brk and stone tenements; cost, $2,500; C Kopke, 784 E 13th st, Brooklyn; ar't, O Reissmann, 30 1st st.—3019.

Av C, Nos 186-190, 6-sty brk and stone rear extension, 37x15, toilets, partitions, piers, tank, to 6-sty brk and stone loft building; cost, $3,500; Henry Goldwater, 721 Beck st, Bronx; ar'ts, Gross & Kleinberger, Bible House.—3026.

Amsterdam av, n w cor 109th st, partitions, alter front, to 6-sty brk and stone tenement; cost, $1,200; Irving Judis, on premises; ar'ts, B W Berger & Son, 121 Bible House.—3016.

Lenox av, No 95, partitions, skylights, show windows to 5-sty brk and stone tenement and store; cost, $3,000; Albert E Lowe, 230 Grand st; ar't, Ed A Meyers, 1 Union sq.—3000.

1st av, No 641, 1-sty brk and stone rear extension, 23x7.6, partitions, windows to 4-sty brk and stone tenement; cost, $500; Jacob and John Alban, on premises; ar't, J J Delehanty, 696 2d av.—3002.

2d av, No 623, heating, tank, partitions, skylights, to 4-sty brk and stone hotel; cost, $5,000; A F O'Donnell, care of Henry News, 511 3d av, lessee; ar't, Chas H Richter, 68 Broad st.—2996.

3d av, No 174, erect sign to 3-sty brk and stone store and dwelling; cost, $75; M Richman, 174 3d av.—3014.

6th av, s e cor 59th st, skylights, roof to 8-sty brk and stone club house; cost, $1,000; New York Athletic Club, on premises; ar't, Geo K Thompson, 66 Broadway.—3005.

9th av, s e cor 54th st, erect pent house on roof to 1 and 2-sty brk and stone car barn; cost, $4,500; N Y City Railway, 621 Broadway; ar't, A V Porter, 621 Broadway.—2998.

10th av, s w cor 40th st, beams, doors, windows, girders, to 7-sty brk and stone storage building; cost, $5,000; D Stevenson Brewing Co, 521 10th av; ar'ts, Thorn & Wilson, 1123 Broadway.—3025.

### BOROUGH OF THE BRONX.

136th st, No 613, new beams, new partitions, to 4-sty brk store and tenement; cost, $1,200; Morris H Feder, 200 Broadway; ar't, Otto L Spannhake, 233 E 78th st.—608.

Arthur av, w s, 214 s 187th st, 3-sty frame extension, 25x5, to 3-sty frame store and tenement; cost, $2,000; Giovani Saccomano, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—609.

Castle Hill av, e s, 35 n Starling av, 2½-sty frame extension, 20.2 x21.2, and move 2½-sty frame dwelling; cost, $2,000; Michael Brennan, Willett av, Williamsbridge; ar't, B Ebeling, West Farms road.—610.

Maple av, s e cor 214th st, 2-sty frame extension, 20x16, to 2-sty and attic frame store and dwelling; cost, $350; Peter Serillo, on premises; ar't, L Howard, 1861 Carter av.—611.

Willow av, s w cor 138th st, new plumbing, new partitions, &c, to 2-sty brk dwelling; cost, $500; Jacob Zinsir, 1063 Simpson st; ar't, Wm C Geisen, 1436 Bryant av.—607.

# Construction News Reports

## From the Surrounding Country

### Queens County.

LONG ISLAND CITY.—On Hamilton st, s of Graham av, L. I. City, Julius Brown, 167 E. 67th st, Manhattan, wil lerect four 5-sty flats, to cost $28,000. Gross & Kleinberger, Bible House, N. Y., are the architects.

CORONA.—A. Daley, 209 Nassau st, Corona, will build on Randall av, e s, s Shell road, Corona, two 2-sty frame dwellings, 20x45, to cost $7,000. R. W. Johnson is architect.

FOREST HILLS.—The Cord Meyer Development Co. will build on Dekoven st, s s, 200 e Colonial av, Forest Hills, one 2-sty brk dwelling, 22x49, to cost $4,000.

HOLLIS.—Cherokee av, s e cor Choctaw av, Hollis, will be improved by J. P. Cunningham, 366 State st; architect, H. E. Hauguard; one 2½-sty frame dwelling, 34x38, to cost $6,000.

RIDGEWOOD.—Cornelia st, s e cor Doscher av, Ridgewood, will be improved by Ignatz Martin, 957 Broadway, Brooklyn; one 3-sty brk store and tenement will be erected.

FAR ROCKAWAY.—A frame dwelling will be erected on Cornaga av, w Franklin av, Far Rockaway, for Mrs. J. E. Murphy, Far Rockaway; architect, Thos. L. Kane, Jr.

ELMHURST.—Penfold road, e s, 180 s Woodside av, Elmhurst, will be improved by the Penfold Building Co., 180 Greenpoint av, Brooklyn; five 2-sty brk dwellings, 20x52, cost $20,000, will be erected.

BROOKLYN HILLS.—L. Berger & Co. are making plans for four 2-sty flats, to be situated on Park av, n Amber st, Brooklyn Hills; Franz Franz, 1311 Bushwick av, is the owner.

RICHMOND HILL.—Geo. Dauer, Jamaica, will build on Morris av, s Jamaica av, Richmond Hill, two 2-sty brk dwellings, 25x50; cost, $7,000.

BELLE HARBOR.—On Newport av, n w cor Hemley av, Belle Harbor, John C. Judge, 379 Clinton st, Brooklyn, will erect a frame dwelling, 43x28, to cost $7,000.

WHITESTONE.—Willets Point road, Peace estate, Whitestone, will be improved by Mrs. A. D. Peace, Willets Point road, Whitestone; architect, Wm. H. Cramer; one 2½-sty frame dwelling, 26x35; cost, $6,000.

ELMHURST.—Grandview av, n s, 750 s Warren st, Elmhurst, will be improved by Michael Decicoco, 207 Skillman av, Brooklyn; architect, C. W. Hewitt; one 3-sty frame dwelling, 25x50; cost, $3,000.

RIDGEWOOD.—Forest av, s e cor Jefferson av, Ridgewood, will be improved by Valentine Leiser, 306 Woodward av, Ridgewood; architects, L. Berger & Co; three 2-sty frame stores and tenements, 25 x66; cost, $12,000.

RIDGEWOOD.—Elm av, s w cor Forest av, Ridgewood, will be improved by C. Werbering. 713 Jefferson st, Ridgewood; one 3-sty brk store and dwelling, 22x60; cost, $7,600; architect, W. B. Wills.

### Westchester County.

NEW ROCHELLE HEIGHTS.—William H. Wood will erect a house at New Rochelle Heights, to cost $10,000.

NEW ROCHELLE.—The A. M. E. Zion congregation of New Rochelle will in early spring begin the erection of a new church,

### New York State.

ALBANY.—J. F. Lape will erect a 2-sty frame flat house at 187 Quail st.—Mrs. Louise Tanner will erect a 2-sty brk store and flat at 111 Central av.—John Flagler will erect two houses at 8 and 10 Yates st.—Fred C. Vedder will erect a 2-flat house at 12 Yates st.—J. G. Gerling will erect a 2-sty frame dwelling at 757 Lancaster st.—Michael Hart will erect a house at 112 Morton st.—J. A. Enselein will erect two 2-sty frame flats on Delaware av.—Mrs. Mary E. Parker will erect a house at 30 Spring st.—Work is being rushed on the new building for the Albany Billiard Ball Co., at the cor of Delaware av and Whitehall st.—P. C. Eames will build an addition to his house on Livingston av.—Architect Adolph Fleischman has prepared plans for a residence at Stop 33, Schenectady road, for W. Q. Gregg.—Same architect has plans for remodeling the building at 12 Broad st, owned by F. Finkelstein.

SCHENECTADY.—Van Voast & Rabinovitch will build an addition to the building at 447 South Centre st.—The building at 309 Front st, owned by John Johnson, was damaged by fire to the extent of $3,000.—The Schenectady Fireworks Co. will erect a building at 12 High st.—Meehan & Woods will remodel the Mohawk Baths in South Centre st.—Mary E. Winship will erect a house on Campbell av.—R. Martinelli will erect a large barn in North Jay st.—Fred Beekman will erect a garage at 1509 Union st.

SANFORD.—A new school building will be erected, to cost $20,000. Architect E. W. Van Slyke, of Binghamton, is the architect.

ALBANY.—Work will be started immediately on St. Ann's new school building at the cor of Franklin st and 4th av. Contracts have been awarded as follows: Mason work, Cassidy & Gallagher; carpenter work, Anton Gander; plumbing, J. P. Maguire.—The Babcock & Shannon Co. will remodel the building at 52-54 James st.—The Delaware & Hudson industrial department is negotiating with a large door sash concern which is considering the location of a plant in this city.—J. F. Clarke, Jr., will erect two 2-sty frame flats at 50-52 Manning Boulevard.

TROY.—Adell Trembley will erect three 2-family houses on 7th av, north of 3d st.—M. F. Toole will remodel the house on 4th av, North Troy, owned by himself, between 4th and 5th sts.—John Maloney will improve his property on Stowe av.—Norman B. Sherry will erect a 2-sty cement block dwelling on Jacob st, east of 15th st.—Charles Collins, 400 9th st, will erect a 2-sty building on 7th av.—E. E. Darling will remodel the house at 190 2d av.—The Vandercook Paper Box Co. will erect a factory at Green Island.—Work is being pushed on the plant of the Sirocco Engineering Co.—The 3-sty brk tenement house at 118 William st, owned by Jas. J. Campbell, was damaged by fire.—Francis Cross will remodel his house on Pinewoods av.—A. K. Feyl will remodel his house at 254 2d st.

### New Jersey.

PATERSON.—The J. A. Van Winkle Co. have purchased a plot of ground with the intention of erecting a new building. The plot purchased has a frontage of 40 ft. on Van Houten st, and extends back 100 ft. It is near Furman st, and was formerly owned by the late City Comptroller Daniel Miller, but after the big fire of 1902 was purchased by the late David Schmutz. Architect Fanning is preparing plans for the new building.

NEWARK.—Charles Elin will build a 16-family brk apartment house in Broome st, from plans by Hyman Rosensohn. The building will be 4 stories high and it will have two basement stores. The ground dimensions are 37x50 ft. The estimated cost is $22,000.—Alfred Walters has drawn plans for a 3-family frame dwelling in Chadwick av, near Clinton av. It will be erected by Chas. M. Lee. The estimated cost is $7,500.

IRVINGTON.—J. L. Zander will erect a store and dwelling at 22d st and 19th av, Irvington, after plans by Robert Sellick, of Newark. The structure will be of frame construction and it will be 3 stories high. The estimated cost is $6,000.

NEWARK.—Peter Charles has drawn plans for two 4-sty brk apartment houses that Theo. G. Gibson will erect on New st, between Plane and Washington sts. One will measure 29x80 ft. and the other 22x54 ft. The estimated cost for both is $40,000.

PLAINFIELD.—Work on the foundations to the extension of the Hand Storage barns on Craig pl has been begun by Wm. T. Smith, the contractor. The building is to measure 47x94 ft. It will be 3 stories in height and will be ready for occupancy about Mar. 1.

JERSEY CITY.—Architects Jas. E. Ware & Sons, of 1170 Broadway, New York, have completed plans and are ready for estimates for the construction of an office building for Halstead & Co., of Grove and 17th sts. The new building will be of brk construction, 2 stories in height and will measure 25x50. All modern improvements are called for and the estimated cost is about $7,500.

JERSEY CITY.—Plans have been completed by Architect Christian H. Zeigler for the erection of 24 2-family houses, which are to be built on Centre, Brooks and Bright sts by Robert and Jos. M. Hughes, of the house-moving firm of John M. Hughes & Sons. The buildings will be of frame construction, 2 stories, and will each measure 16.8x44 ft.

HARRISON.—The general contract for the construction of a factory building on the south side of Sussex st, between 4th and 5th sts, Harrison, has been awarded by the General Electric Co. of that town to Salmond Bros. Co., of 526 Elm st, Kearney. The new building will be of reinforced concrete, 3 stories in height, and will measure 62x121. Estimated cost, $32,000.

GLASSBORO.—H. M. Moffatt, 307 Market st, Camden, N. J., is preparing plans for a 3-sty hall building for the Junior Order United American Mechanics, Glassboro. Estimated cost is $20,000.

CAMDEN.—Ballinger & Perrot, Philadelphia, have prepared plans for a 1-sty boiler house for the Highland Worsted Mills, Camden.

FLEMINGTON.—Sealed proposals will be received by the board of chosen freeholders of Hunterdon County, Hopewell Hall Bldg., Dec. 12, for macadamizing a public road.

### Connecticut

NEW HAVEN.—Bids on the Greene st school were rejected as too high. Plans will be revised and refigured. Brown & Von Beren are the architects.

NEW HAVEN.—Contract for the Oliver Memorial Hall for Sheffield Scientific School, Yale University, has been let to Sperry & Treat Co., city. The estimated cost of the building is about $140,000. Chas. C. Haight, 452 5th av, New York City, is the architect. —Contract for the school house on State st for St. Boniface R. C. parish has been let to M. A. Durrschmidt, Derby, Conn., to cost $20,000.

HARTFORD.—New bids will be called for in the early spring by Architect W. D. Johnson for the building of the Open Hearth Mission. All previous bids have been rejected.

HARTFORD.—The Springfield Elevator & Pump Co. will build a brk factory, 200x82 ft., 1-sty high, on the east side of Windsor st.—L. Anderson will build a frame tenement on the north side of Benton st.—G. Levine will make alterations on the south side of Sheldon st.—H. R. Wood, a veranda at No. 577 Farmington av.—A. Holtz, a veranda at Nos. 1216 and 1218 Main st.—Thomas Hardie, a brk chimney and a frame addition at No. 279½ Park st.—Glenwood Congregational Church, a brk foundation on the south side of Park st.—Geo. B. Kirkbride, a veranda on the south side of Lincoln st.—William Allison, addition on the west side of Williams st.—Roger W. Sherman, a frame barn on the west side of Donald st.—G. Bansemes, a frame building at No. 356 Albany av.

### Massachusetts.

QUINCY.—The City Council has appropriated $70,000 for a school in Ward I. Architect, Chas. A. Brigham, 8 Exchange pl, Boston.

WORCESTER.—Chas. A. Colburn, 660 Pleasant st, will build a 2-family house for C. Herbert Colburn in Elbridge st; 60x29 ft., 2 stories, with shingled pitched roof. It was designed by J. P. Kingston, 518 Main st, and will cost approximately $5,000.—James A. Gallagher, 104 Union av, has the contract for the erection of a 3-tenement house at 3 Fay st for Mrs. Maria E. Ward.—Jeremiah J. Higgins, Pleasant st, will build a frame 3-tenement house in South st, near Chapin; cost, approximately $6,000.

### Pennsylvania.

PHILADELPHIA, PA.—A new edifice costing about $100,000 is contemplated by the members of the Calvary Methodist Episcopal Church (Rev. G. W. Izer, pastor).

PHILADELPHIA.—J. T. Windrim will prepare revised plans for a 2-sty gymnasium for Girard College, to cost $100,000.

PINE GROVE.—All bids were rejected (same being excessive) for building the state armory here. Benj. W. Demming, Secy., Harrisburgh; McCormick & French, Archs, Wilkes-Barre, Pa.

PHILADELPHIA.—The Philadelphia & Reading R. R. Co. has had plans prepared for a 1-sty engine house, at Wayne Junction, Philadelphia, Pa.

HANNIBAL.—The Heindel Mfg. Co. has awarded the general contract to the Perry Construction Co., New York City, for a 1-sty factory building at Hannibal, to cost $25,000.

### Miscellaneous.

LOS ANGELES, CAL.—Garrett & Bixby, 310 Currier Bldg., have prepared plans for a 3-sty apartment house to be erected at Grand av and 4th st for D. H. Steele and Bernard A. Vollmer, at an estimated cost of $75,000.

ATLANTA, GA.—Plans of R. H. Hunt, of Chattanooga, Tenn., for the Baptist Tabernacle and Institution, which is to be erected at Luckie and Spring sts, have been accepted. The plans provide for four buildings, which are to cost $250,000. Dr. Len G. Broughton is pastor.

BERKELEY, CAL.—Plans for the first section of the Doe Memorial Library at the State University have been definitely settled and work is to be started at once. This section will cost about $2,500,000. John Galen Howard, of the university, is the architect.

TORONTO, ONT.—Plans by R. McCallum, City Architect, City Hall, will probably be received in December for the erection of bath houses on Stephaine pl; probable cost, $40,000.

BALTIMORE, MD.—Mayor Mahool has signed the ordinance appropriating $54,000 from the $1,000,000 loan for the erection of a school at Mulberry and Payson sts, also an ordinance appropriating $10,000 to erect an addition to School No. 6, on S. Ann st.

MONTREAL, QUE.—A site has been purchased on which the Government buildings for Montreal are to be erected at a cost of about $3,000,000.

SAN FRANCISCO, CAL.—Steps are being taken to erect the Y. M. C. A. building at a cost of $800,000; also to erect the following buildings: A 12-sty building at Post and Montgomery sts, by the First National Bank, cost $1,250,000; D. H. Burnham & Co., Merchants' Exchange Bldg., are the architects; a 10-sty brk building at Bush and Battery sts, to cost $275,000, by Miss J. E. Crocker.

TOLEDO, O.—The Congregation B'nai Israel has accepted plans prepared by Sidney E. Aftel, Spitzer Bldg., for the synagogue, which is to be erected at Wodruff av and Union st, at a cost of $50,000.

### Foreign Opportunities.

(Inquiries in which addresses are omitted are on file at the U. S. Bureau of Manufactures, Washington, D. C. In applying for addresses refer to file number.)

No. 1656. Electrical machinery.—One of the American cousular officers in South America writes of the various contemplated electrical improvements in his district. He furnishes the several names to which correspondence might be profitably addressed.

No. 1659. Panama Canal supplies.—Bids will be received until December 13 by the Isthmian Canal Commission, Washington, D. C., for the supplying of lumber, stern spud for dipper dredge, repair parts for steam shovels, driving-wheel tires and centres for locomotives, motor-generator set, switchboard, electric fans, electric switches and fuse blocks, steel plates and angles, closet seats and attachments, ball cocks, chain, sink bolts, lag screws, pipe-threading machine, bolt taps, pipe bend, gage cocks, bibbs, steam whistles, copper pipe, salinometers, band saws, calorimeter, rules, planimeters, protractors, ranging poles, paper clips, paper-fastener presses and fasteners, pins, ink, stamp pads, blotter holders, twine, paper, index cards, cardboard, etc. (Circular No. 403.)

No. 1661. Municipal improvements.—Consul Edward J. Norton, of Asuncion, reports the incorporation of an American company, called the Asuncion City Improvements, Electric Light, Power and Tramways Co., to carry out the municipal improvements specified in the concession granted by the Paraguayan Government, which embraces the construction and control of a water and sewerage system, the operation of an electric tramway service, and an electric lighting plant. Consul Norton states that such improvements will create opportunities for the sale of bath tubs, toilets, water motors, bathroom fittings, plumber's goods and tools, lavatories, water pipe, insulated wire, bulbs and sockets, chandeliers, lamps, and all electric-lighting fixtures and supplies. He supplies a list of merchants to whom manufacturers of these lines of goods might do well to send catalogues, prices and full information, and they will find it well worth while to go into detail when soliciting business in this country. Prices should be quoted f. o. b. New York, and all discounts stated or net figures given. Catalogues will also be gladly received at the consulate, where they will be filed for reference purposes.

No. 1666. Railway sleepers.—The Railway Board, Calcutta, India, invite tenders until Jan. 6, 1908, for the supply of 60,000 timber sleepers for the Oudh and Rohilkhand Railway, delivery to begin April 15, and to be completed by June 30, 1908.

No. 1667. Saws and files.—Mr. Harald Michelsen, post-office box 65, Christiania, Norway, writes that he desires to represent American firms offering saws and files.

No. 1668. Electric and pumping plant.—The Superintending Engineer, Patiala State, India, is calling for tenders up to Jan. 6, 1908, for the electric and pumping plant required for the Patiala water supply, particulars of which may be had by addressing him.

No. 1669. Saw steel.—Herr Ferdinand Wiss, Vallendar am Rhein, Germany, is greatly interested in strap (band) steel for making metal saws and in sheet steel for making metal circular saws. He states that there is a special demand there for that kind of steel, such as used in America for making "Milford" buck-saw blades.

No. 1671. Price lists, etc., for consulate.—Consul Wm. C. Magelssen, of Bagdad, Turkey, requests American manufacturers to send him their catalogues, samples, price lists with quotations c. i. f. Bassorah, trade publications, and literature pertaining to American manufactured goods. He states that these will be most useful to him in his attempts to arouse interest in American things, and that he will place them where he believes they will bring the best results. He particularly asks that price lists be furnished of hardware, lamps, ice-making machines, small size; iron beams, office fixtures, oil stoves, street-railway material, wagons, and wood and lumber, with samples, if possible.

### A Patriotic Offer.

At a meeting of the Business Men's Association of Long Island City, held Friday evening a resolution was passed appointing a committee to present the proposition to the city officials that the association will erect a Borough Hall for Queens at the expense of the association. The city is to select the site in Long Island City of course, and adopt plans. Then the business men will subscribe the necessary money to buy the site and to erect the building. The plans for the building are likewise to be adopted by the city authorities. The business men agree to carry the building until such time as the city is able to buy it. The building will be turned over to the city for its original cost plus the carrying charges.—L. I. Star.

### Jersey is Expectant.

People are going to buy more good land than ever as soon as confidence is restored, assert the real estate brokers, and next spring will witness an avalanche of dealings far in advance of everything heretofore.—Jersey City Journal.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Nov. 22 to 27, inc. | | 1906. Nov. 23 to 28, inc. |
|---|---|---|---|
| Total No. for Manhattan | 156 | Total No. for Manhattan | 196 |
| No. with consideration | 7 | No. with consideration | 15 |
| Amount involved | $570,500 | Amount involved | $692,125 |
| Number nominal | 149 | Number nominal | 181 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 11,347 | | 19,080 |
| No. with consideration, Manhattan, Jan. 1 to date | 754 | | 1,150 |
| Total Amt. Manhattan, Jan. 1 to date | $45,841,340 | | $61,463,637 |
| | 1907. Nov. 22 to 27, inc. | | 1906. Nov. 23 to 28, inc. |
| Total No. for the Bronx | 90 | Total No. for The Bronx | 123 |
| No. with consideration | 3 | No. with consideration | 13 |
| Amount involved | $17,500 | Amount involved | $89,814 |
| Number nominal | 87 | Number nominal | 110 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 8,306 | | 11,294 |
| Total Amt., The Bronx, Jan. 1 to date | $6,564,333 | | $7,466,269 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **19,653** | | **30,374** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$52,405,673** | | **$68,929,906** |

**Assessed Value, Manhattan.**

| | 1907. Nov. 22 to 27, inc. | 1906. Nov. 23 to 28, inc. |
|---|---|---|
| Total No., with Consideration | 7 | 15 |
| Amount Involved | $570,500 | $692,125 |
| Assessed Value | $404,500 | $569,500 |
| Total No., Nominal | 149 | 181 |
| Assessed Value | $8,540,300 | $6,799,200 |
| Total No. with Consid., from Jan. 1st to date | 754 | 1,150 |
| Amount involved " " | $45,841,340 | $61,463,637 |
| Assessed value " " | $34,175,400 | $43,246,275 |
| Total No. Nominal " " | 10,692 | 17,930 |
| Assessed Value " " | $351,142,400 | $599,759,410 |

MORTGAGES.

| | 1907. —Nov. 22 to 27, inc.— Manhattan. | Bronx. | 1906. —Nov. 23 to 28, inc.— Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 126 | 81 | 301 | 163 |
| Amount involved | $1,760,255 | $478,407 | $8,516,519 | $705,025 |
| No. at 7% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 6% | 63 | 44 | 100 | 40 |
| Amount involved | $581,052 | $222,852 | $1,186,019 | $195,410 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 16 | 8 | 10 | 9 |
| Amount involved | $248,000 | $81,300 | $791,000 | $27,200 |
| No. at 5¼% | ..... | 2 | ..... | ..... |
| Amount involved | ..... | $32,000 | ..... | ..... |
| No. at 5% | 30 | 14 | 120 | 83 |
| Amount involved | $517,759 | $53,692 | $3,528,000 | $290,575 |
| No. at 4½% | 1 | 1 | 33 | 1 |
| Amount involved | $10,000 | $11,000 | $2,072.000 | $2,500 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 3 | 1 |
| Amount involved | ..... | ..... | $49,000 | $600 |
| No. at 3½% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $20,000 | ..... |
| No. at 3% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $5,000 | ..... |
| No. without interest | 16 | 12 | 33 | 29 |
| Amount involved | $403,444 | $77,563 | $865,000 | $188,740 |
| No. above to Bank, Trust and Insurance Companies | 11 | 1 | 51 | 15 |
| Amount involved | $256,000 | $25,000 | $2,390,500 | $107,800 |
| | | 1907. | | 1906. |
| Total No., Manhattan, Jan. 1 to date | | 11,089 | | 16,793 |
| Total Amt., Manhattan, Jan. 1 to date | | $297,767,958 | | $350,415,569 |
| Total No., The Bronx, Jan. 1 to date | | 7,438 | | 8,565 |
| Total Amt., The Bronx, Jan. 1 to date | | $67,245,150 | | $59,734,875 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | | **18,527** | | **25,358** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | | **$365,013,108** | | **$410,150,444** |

PROJECTED BUILDINGS.

| | 1907. Nov. 23 to 29, inc. | 1906. Nov. 24 to 30, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 11 | 6 |
| The Bronx | 12 | 43 |
| Grand total | 23 | 49 |
| Total Amt. New Buildings: | | |
| Manhattan | $1,060,500 | $846,500 |
| The Bronx | 84,700 | 859,950 |
| Grand Total | $1,145,200 | $1,706,450 |
| Total Amt. Alterations: | | |
| Manhattan | $147,850 | $98,750 |
| The Bronx | 6,050 | 16,050 |
| Grand total | $153,900 | $114,800 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 921 | 1,576 |
| The Bronx, Jan 1 to date | 1,733 | 2,007 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,654** | **3,583** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $71,244,100 | $107,359,515 |
| The Bronx, Jan. 1 to date | 19,313,449 | 25,960,780 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$91,557,549** | **$133,320,295** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$15,235,954** | **$18,899,900** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Nov. 21 to 26, inc. | 1906. Nov. 22 to 27, inc. |
|---|---|---|
| Total number | 374 | 507 |
| No. with consideration | 21 | 26 |
| Amount involved | $175,775 | $190,420 |
| Number nominal | 353 | 481 |
| **Total number of Conveyances, Jan. 1 to date** | **30,487** | **43,836** |
| **Total amount of Conveyances, Jan. 1 to date** | **$18,317,610** | **$25,586,977** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 389 | 691 |
| Amount involved | $1,475,189 | $3,018,866 |
| No. at 6% | 233 | 220 |
| Amount involved | $782,007 | $672.831 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 108 | 202 |
| Amount involved | $535,649 | $928,830 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 31 | 250 |
| Amount involved | $118,900 | $1,307,644 |
| No. at 4½% | 1 | 1 |
| Amount involved | $3,600 | $4,000 |
| No. at 4% | 1 | ..... |
| Amount involved | $1,333 | ..... |
| No. at 3½% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 15 | 18 |
| Amount involved | $33,700 | $105,561 |
| **Total number of Mortgages, Jan. 1 to date** | **31,038** | **36,136** |
| **Total amount of Mortgages, Jan. 1 to date** | **$132,838,796** | **$148,914,842** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 77 | 153 |
| Estimated cost | $480,805 | $1,245,062 |
| Total Amount of Alterations | $73,503 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **8,025** | **7,939** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$61.063,410** | **$59,584,164** |
| **Total amount of Alterations, Jan. 1 to date** | **$6,119,060** | **$5,111,793** |

## The Week.

From a real estate standpoint the week was dull and uninteresting. There were some "promises," but brokers report things pretty much at a standstill. The buying public, according to several well-known real estate operators, are simply holding their breath, waiting for future developments. Astonishment is sometimes expressed because there has been no serious reaction in values. Undoubtedly the situation has cleared to some extent. The talk of withdrawing the certificates issued by the Clearing House thus gives evidence that the money market is becoming easier.

The influence of Thanksgiving Day was naturally felt in the market, for many people went out of town from Wednesday until Monday. It is difficult for brokers to do business in the Holiday season, for people's minds are diverted into other channels, and they do not want to undertake the serious proposition of investing money.

The principal sale of the week was the purchase by Paterno Brothers of the plot, on Riverside Drive and 116th st. This plot is 81x100, and is going to be immediately improved by a 10-sty apartment house. This firm has had considerable experience in this section. They have built a number of houses and are considered to "know the section" and the wants of the class of apartment dwellers that live there.

The next sale of importance was that of the Jermyn apartment house on the southwest cor of 61st st and Broadway. This building was built in 1904 at an estimated cost of $575,000. It is a 12-sty high-class apartment house with stores. It is the only building of its kind between 59th and 66th st. Sixteen lots on Washington Heights were given in exchange.

Nos. 108 and 110 Charlton st were sold and resold. These houses are going to be altered into a 7-sty loft building. A 5-sty tenement, 68 William st, 25x100, figured in a trade for 240 West 143d st, a 6-sty flat, 25x100. A few of the medium-priced dwellings and flats were sold, but taking it all in all the week was rather disappointing.

Several large leases were reported in the business and loft building section, but nothing out of the ordinary. The mortgage market was quiet. But few mortgages of considerable size were recorded. The largest was given by the Montross Bond and Realty Co. to William McKenzie et al, covering the plot 100x100 on the south side of 77th st, 50 ft. east of Columbus av. The rate and due date appears in the bond only. The amount was $100,000. A mortgage for $60,000 was given by Thomas A. Emmet to John G. Brown, on 93 and 95 Madison av, the southeast cor of 29th st, two dwellings covering the plot, 50x100. The rate and due date as per bond, and the amount is $60,000. Philip Simon to Mary K. Starrett, a $59,000 3-year mortgage at 5% on 2753 and 2755 Eighth av, a 6-sty flat covering 50x85 ft.

The total number of private sales reported for the week is 23, of which 6 were below 59th st, 9 above, and 8 in the Bronx.

The total number of mortgages recorded for Manhattan this week were 126 as against 206 last week, and in the Bronx 81 this week as against 107 last week. The total amount involved was $2,238,662 as against $8,320,456 last week.

## THE AUCTION MARKET

The auction market was at a standstill this week. Thanksgiving day coming in the middle of the week had probably something to do with the few offerings. There were no voluntary sales. Owners are not anxious to voluntarily place their holdings on the market at the present time, on account of the existing conditions, but they think by the first of the year things will be in better shape and that property will command better prices. Nos. 214 and 216 East 127th st, a 6-sty brick flat, 40x99.11, with stores, went to Abijah M. Dederer for $34,250. The 3-sty brick dwelling, 605 Walton av, 16.8x100, to John G. Faron for $5,600. Three 6-sty brick tenements with stores, 124.4 x100x irreg, known as 1391 to 1401 3d av, were bought in by the plaintiff for $160,578. The 2-sty brick dwelling, 887 Jackson av, 19.9x75, went to the plaintiff for $4,800. The rest of the offerings were adjourned to an early date in December.

## Values in West 22d Street.

THE realty values in West 22d st, between Fifth and Sixth aves, have had a substantial increase within a few years. The first cause of the movement dates back to the period when 23d st became too congested, and prices became practically prohibitive. As the south side of 23d st was considered choicer, if anything, than the north side, naturally the overflow took the same direction and went to 22d st.

In this street some of the larger stores have entrances and they were quick to realize that it would be good business policy to acquire as much property on this thoroughfare as possible, the result being that all the property on the north side was speedily purchased. The next step was to go across the street and Benjamin Stern acquired several parcels on that side of the thoroughfare also.

About eighteen months ago property on this block was worth about $100,000 a lot, which was between $25,000 and $30,000 more than the prices obtained five years previous and $45,000 more than ten years ago. In 1902 Benjamin Stern paid $82,000 for 16 West 22d st, and in the same year No. 10 sold for $70,000, and was resold with 12 for $160,000, 28 to 32 was sold by the French Church du Saint Esprit for $200,000, size 82.9x98.9. This price is about $60,000 a lot. On this building has been erected a 6-sty modern office and loft building. The asking price at the present time is $425,000.

At the present time it is difficult to get a full lot on this block for less than $125,000, and even at that figure they are scarce; 24 and 26, which has a frontage of 50 feet, is held at $275,000, while 28 and 30, a modern 6-sty loft and office building, 50 feet wide, is valued at $425,000; 32 West 22d st, another 6-sty modern loft and office building, on a lot 32.9 feet wide, commands $350,000.

The asking price over a year ago for 34 in this same block was $125,000. This plot is 25 feet front; 36 West 22d st, 7-sty loft building, was held at $150,000 about two years ago, and also has 25 feet on the street; 40 and 42, 46 feet wide, is held at $175,000, while 44, in the same block, 23 feet wide, with an old building, is valued at $100,000 by its present owners.

In the leasing feature of this street, a 20-foot store rents for $3,750; a 25-foot store rents for $5,500, and 33-foot store commands $6,000. Lofts are held at about $1.20 a square foot.

### Which Pays Best?

Western Union Telegraph sold last year as high as 94¼, at which investors put it into their strong boxes, though it paid them but 5.3 per cent.—New York Herald.

**A private dwelling should pay 8 per cent. on its value; a fine flat house, with the most modern improvements, should pay from 12 to 15 per cent., according to the class of investment and cost of maintenance.—Frank H. Tyler, of Brooklyn.**

—It has been variously estimated that something like $100,000,000 to $150,000,000 has been withdrawn from the banks within the last six weeks and that less than $25,000,000 has been returned. In all probability $10,000,000 is being carried abroad by the foreign laboring element, and the remainder is most likely tucked away by the thousands of thrifty timid ones who no longer place trust in banks. This considerable sum must sooner or later find investment, and what safer investment can be found than well situated real estate within the boundaries of Greater New York.

## Who's Who in Real Estate—IV.

Edward L. King has for years been known as a specialist in real estate. The particular branch of the business to which he has devoted the major part of his time is Manhattan corners. He is considered an authority on values of this class of property, and was closely connected with the old firm of Richard V. Harnett & Co., for twenty years.

Mr. King has what is considered one of the most complete real estate offices in the city. In some respects it surpasses all others. He has a collection of records that he is extremely proud of. It is not only valuable, but is of material aid to him in the conduct of his business. For example, he has the only complete set of auction records (so far as known), dating back to 1867. These he bought at auction when the firm of Richard V. Harnett was dissolved. He has kept them up to date and they are a very valuable asset, as well as extremely interesting from a collector's standpoint.

Besides these records, Mr. King is the possessor of a complete set of auction maps and sales, giving names of purchasers and the prices paid for the parcels from 1868 to date. Many interesting facts on the gradual increase in the value of real estate in New York can be found by referring to the prices



EDWARD L. KING, SECRETARY OF THE REAL ESTATE BOARD OF BROKERS OF NEW YORK.

paid at various sales of the same property. Offers that were made under protest and only after urgent persuasion on the part of the broker, look today so cheap that it is a wonder they were ever accepted.

Mr. King, besides keeping the records already referred to, has a system of keeping tabs on all corners north of 14th st. There are three men out canvassing all the time. One has the eastern district, one the middle district and the other takes the western third of the city. Every corner is visited and on the card that is made out for a particular piece of property all data is filled in, such as size, height, occupancy, term of lease, when last transferred, price, if possible, condition, location of fire escapes, etc. All these are carefully arranged in order, the result being that the office has a record of every corner. If a piece of property is not in the market for sale, it is so noted, but it is just as carefully looked after, for fear that the owner might change his mind.

Mr. King has taken the stand that his office is his home during regular office hours, and frequently in the evening, so he has fitted it up to look as pretty and comfortable as possible. The walls are lined with a number of old prints, as well as pictures of prominent buildings, giving the effect of solid comfort. The furniture is of metal, stained to represent mahogany and is covered with glass, making it sanitary.

Mr. King was recently elected secretary of the Real Estate Board of Brokers of New York. He has been identified with this organization for years and is one of its moving spirits. Much of its success has been due to his efforts.

—Daniel Hanley was appointed receiver of rents of Hotel Severance, southeast cor Broadway and 94th st. The suit was instituted by the Bradley and Currier Co. et al against Ada Bingham et al to foreclose a second mortgage of $10,500. The Metropolitan Life Insurance Co. holds a first mortgage of $230,000.

## Park Avenue and Murray Hill.

What will be the future of Park av, between 34th and 40th sts? Will business creep into this avenue? These are hard questions to answer. It is questionable whether anyone could satisfactorily reply to either.

This avenue is uniquely situated. A little strip of land only six blocks in length, centrally located, of immense monetary value—and yet it has retained its hold as a residential district. The present occupants seem loath to leave it, and turn their homes over for commercial purposes. On all sides business has found a footing, and is thriving in the fullest meaning of the word.

Partly on this account property values on Madison and 5th avs have increased enormously in five years, and the natural result of this condition would be that the overflow would extend both east and west. This has been true so far as the west is concerned, for all the blocks between Fifth and Sixth avs on Murray Hill are being invaded by retail houses, such as silversmiths', tailors', dressmakers', milliners', etc.

This state of affairs, however, does not exist east of Madison av. On 40th st there were a number of stables, used by adjoining property owners. In several instances large offers were made, with the object in view of converting this street into business. On every occasion the offer was refused. Finally a builder came along and suggested that he erect modern dwelling houses of the most improved type, and on that condition the land was sold, and this idea was subsequently carried out. Park av has been kept free from business of every description. Much has been done to make it as attractive as possible. There is a parkway in the middle of the avenue, which is 140 feet in width, and in the last few years many of the dwellings have been remodelled and much money has been spent beautifying them.

Many fine residences line both sides of this avenue. Mr. and Mrs. Robert Bacon own and occupy No. 1 Park av, which is on the northeast corner of 34th st. This house is 25x100, with the entrance on 34th st, which gives the width on the avenue to be devoted to drawing rooms, etc. On the northeast corner of 35th st is Mr. J. H. Robb's residence, with a frontage of 49.5 feet, while across the way, on the northwest corner, is the 33-foot residence of Mr. and Mrs. P. H. Butler.

No. 39 Park av, on the northeast corner of 36th st, is owned by Mr. George S. Bowdoin and has a frontage of 48.9 feet. The residence of the late Charles T. Barney, 67 Park av, is situated on the northeast corner of 38th st. This plot is 57.9 feet on the avenue.

The James family have long been identified with this part of Park av. In 1872 Nos. 80-82 Park av, a 48.7 dwelling on the southwest ccorner of 39th st, was transferred to Mrs. Ellen G. James; various members of the family have purchased property in this locality. Some years ago, the northwest corner of 39th st, directly opposite the James home, was occupied by a church, who were desirous of selling. This plot was purchased by the Jameses and also by Mr. Dodge, who was in business with Mr. James. Four dwelling houses were erected on a frontage of 148 feet.

Mrs. Laura Jennings owns 86 Park av, which is on the northwest corner of 39th st, Mrs. Eliza McCullough owns No. 88, Mrs. Grace Dodge, No. 90, D. Willis James, No. 92. Later Mrs. Eliza Turner, who is also a member of the family, purchased No. 94. This completes the block front, except the southwest corner of 40th st, a dwelling owned at the present time by Mrs. Sarah L. Payne, and the adjoining residence, owned by Mrs. Henry Hall Forbes. These three last named houses were built some years ago as high-stoop houses, but were subsequently altered into modern American basement residences. The entrance of 98 was placed on the side street, while Nos. 94 and 96 were entirely remodelled and extensions built in the yards.

There are several reasons why this particular section is very desirable for residential purposes. It is centrally located, and yet is shut off on the north by the Grand Central Station, and on the south by the formation of the land, there being a



RESIDENCE OF HON. HORACE RUSSELL. RESIDENCE OF THE LATE CHAS. T. BARNEY.

PARK AVENUE, LOOKING NORTH FROM 34TH STREET.

RESIDENCE OF J. H. ROBB. RESIDENCE OF HARRY A. DAY.

heavy grade between 32d and 34th sts, which discourages heavy trucking to the Grand Central. This traffic is diverted to either Madison or Lexington avs.

It is the only avenue in the city at the present time that has two tunnels, one built over the other. It will be remembered that the tunnel on the lowel level is used by the Interborough, while the one on the higher level is used by the Metropolitan Street Railway. Thus with these two roads, to which can be added the cross-town lines at either end (34th and 42d sts), it is easily accessible from any part of the town.

Property on both sides of the avenue is restricted, not only by what is known as the "Murray Hill restriction," which prohibits foundries, factories, blacksmith shops, etc., but also every form of business, apartment and commodity houses, etc. In fact every kind of a building is barred, except those built for private dwelling purposes.

About four months ago a dwelling on the east side of Park av, between 39th and 40th sts was reported sold for $85,000. This building was about 20 feet in width. This price was considered at the time to be below the market. On the other side of the way $75,000 was offered and refused for a 16-foot dwelling.

## Points Against the Torrens System.

BY HENRY F. MILLER.*

The Torrens System of land registration so called is really not a system of land registration in the nature purely of a recording act, but goes further, in that it requires the State to insure the accuracy of the report, and thus practically imposes upon the State the functions of an insurance or indemnity company. The question naturally arises, why should the State undertake this business, any more than fire or life insurance? There is no real difference in principle from the insurance standpoint. If, however, it be deemed a proper function of the State, then that function should be exercised only if there is a controlling demand for it. This demand I do not think exists. The great body of land owners and citizens are not agitated in favor of such a system.

While not meaning to impugn the motives of the persons who are desirous of procuring the introduction of the Torrens System, I think it will be found that, with some unimportant exceptions, the persons thus expressing this desire are principally real estate brokers and operators. Their desire is based upon the theory that such a system would facilitate their business by reason of its cheapness and expedition. The operators think that they would be enabled to realize profits more frequently and rapidly, and the brokers think that they would earn commissions more frequently and rapidly. While this is a wholly proper desire for the persons thus interested, what public necessity exists for the passage of a law for the pecuniary advantage of one class of citizens?

The object sought to be attained is to make real estate practically as quick an asset as personal property. This will always be impossible, because of the radical difference in the nature of the two kinds of property, and the systems of law applicable thereto. Real estate is immovable and implies stability. Personal property is movable and fleeting, and implies fluidity rather than stability. Because of its immovability and stability, real estate is the backbone of all taxation and the goal sought to be attained for security and for liens. The imposition of the burdens of taxation and liens upon real estate naturally opposes its quick convertibility into cash.

Recording acts are an American institution. It seems to me they are beneficial and wise and prevent fraud; but they impose the necessity to search the records. This searching of the records implies special skill on the part of men trained in the subject and the employment of special skill entails expense.

To the extent that the proposed system is confined to a recording act which shall embrace concisely all the outstanding liens affecting a particular piece of property, it would be, if possible, a benefit. The only way to attain this result seems to me to be first to reduce the number of liens and next to require persons claiming liens to so file or declare them, that they could be readily indexed against certain properties, and should be liens only as to those properties. To make the system complete, there should be one central office where all these particulars should be ascertainable. I doubt whether this could be accomplished in the City of New York. If it could be accomplished, the entire existing system would have to be radically amended.

If it could be accomplished to have all the returns grouped at one office, the final question would arise whether these liens should be indexed against particular lots. If so indexed confusion would probably result by the changes subsequently made in the lines of the lots. It was this difficulty that induced the framers of the present law to adopt the block system rather than the lot system of recording. If, however, the liens were only indexed against blocks, the record would not be definite and precise, but on the contrary necessitate further inquiry as to particular lots in a given block.

But it seems to me essential that the State should not go beyond imposing upon its recording officers, the purely ministerial duty of recording and indexing rights, interests and liens filed in the office. To go further than this would be to clothe with judicial functions inferior officers not qualified to exercise them. For if the state stood ready to insure the sufficiency of the title of a piece of property upon the certificate of the various recording officers, these certificates would practically amount to judgments, and would impose heavy responsibilities and probably impair the constitutional right of trial by jury.

The Torrens system, I understand, originated in Australia. Many other ideas and so-called reforms were attempted in the same place. New communities are given to experiments. It might also be possible to originate such a system in the Western States, where titles, having their origin in United States patents, have been held by private parties for comparatively few years. But in a city like New York, where the recorded history of private ownership extends back for about two hundred years, the expense and difficulty of even starting such a system are so tremendous, that the question for this Commission to decide is, not whether such systems have succeeded fairly well elsewhere, but rather whether the advantages resulting therefrom have been so great as to warrant the risks and the cost of the attempt in this state.

Apart from the difficulties inherent in the task itself, there would be the added feature, that when the State, through its political appointees, endeavors to do work of such a character, it is public history that it costs more and is less ably done than if undertaken by private individuals.

To be equipped for this kind of work would require a large force of men, most of whom would have to be trained lawyers. When times of depression, like the present, arrived, it would not be readily possible to lessen the force and the expense would largely exceed the income.

If all the other difficulties suggested by me are open to removal, we confront the last proposition, that a state guarantee of titles is inherently impracticable. Even if we assume that the title to a piece of property has been examined and certified to a certain date, or even hour, it may well be that conditions would be entirely changed an hour afterwards. If, for example, the State, through its legal force, examines a title and finds it vested in A at a given time, it would be practically impossible for the recording officer to be able to certify the title of B (A's successor) without employing its legal force to search the title in behalf of B. The mere filing by B of an instrument, purporting to vest in him A's title, would not be sufficient. Various questions might arise requiring judicial functions on the part of the recording officer, or at least legal examination to justify the State to issue its guarantee.

Among the questions which would thus arise might be: The legal sufficiency of the instrument claimed to vest title, and the validity of its execution. If the grantor were married, whether the woman purporting to be the grantor's wife was actually such. Whether the grantor had the legal capacity to execute the deed, or to convey the title purported to be conveyed.

Whether the grantee had the legal capacity to take, or whether, for example, his purchase would be chargeable with a trust.

If the instrument were executed under a power of attorney whether the power was sufficiently broad and properly executed.

Whether there are any visible easements which would be indicated, by an inspection of the premises.

Whether, by reason of the possession of the premises in strangers, or from other sources, the grantee would be chargeable with notice of an outstanding title or interest.

If there had been any devolution of title, through death, various other questions might arise as to descent and alienage, testamentary capacity, capacity of devisee to take, whether trusts created by a will were valid, what powers became vested in the executors, under the will and the extent of such powers, whether any charges are to be implied by law constituting a lien upon the real estate.

Whether, in case of a will, children of the testator were born after the date of the will, and not provided for, so that partial intestacy resulted. The points to which I have called the attention are all points which would not be covered by the mere filing of a paper, but would require independent work outside of the recording office, and, in many cases, judicial functions.

If the real object sought to be attained is to make real estate a readily convertible asset, it would be essential that *all* real estate should come under the provisions of the act, because unless it was generally known and understood that every real estate transaction would be reduced to this simple basis (because *all* real estate was subject to the act), there would be uncertainty in any given case, whether or not that particular real estate would afford the opportunity of the desired simple transfer. To bring about this so-called simplicity in isolated cases, would not accomplish much good in rendering real estate, in general, a readily convertible asset, besides imposing a maximum expense for a minimum benefit.

On the other hand, to attempt to subject to the operation of such a law the real estate of an owner unwilling to have it thus subjected, would seem to me impossible of accomplishment in a legal way.

*At the fourth public hearing before the Torrens Commission, which was held on Friday, Nov. 15, at the City Hall, Mr. Henry F. Miller appeared in response to an invitation to present his views.

## Real Estate Brokers Dine.

(With Illustration.)

At the first annual banquet of the New York-New Jersey Real Estate Exchange, which was held at Reisenweber's, Nov. 23, the guests of honor were the real estate editors of the metropolitan district. Hon. Otto Kempner presided. Speeches were delivered by Hon. James L. Wells, Mr. Edward L. King, Secretary of the Real Estate Board of the City of New York, and Messrs. M. P. Walsh, Jos. W. Doolittle, Walter G. Muirhead, of Jersey City, Chester F. Parish, Frank Stevens of Jersey City, John W. Schmidt of Brooklyn, Robert Bridgeman, Henry Cyphers of Newark, Arthur F. Nicholson, Charles Moelspheni and Vice-President Jeffery of Berkeley Heights.

Others present were: Messrs. Elton Borroughs, F. P. W. Marquardt, W. P. Anderson, Albert V. Smith, Joseph E. Crowell, Joseph P. Day, John J. Nutt, S. L. Skinner, E. H. Lambert, F. M. Welles, Philip I. Hover, Richard M. Montgomery, W. Irving Scott, Samuel S. Scheuer, F. V. Pelletreau, C. Alfred Burhorn, William H. Brown, A. M. Burnett, Thos. A. Ryer, Chas. Singer, Jr., John V. Haas, James A. Romeyn, William A. Lambert, F. J. Beyer, A. Feist, F. L. Vrooman, George James Bayles, Walter W. Wilsey, W. W. Slocum, W. R. Squire, Robert Le Roy Pierce, F. W. Creighton, George A. Haynes, H. A. Rounds, Jesse L. Hedden, Asahel Chapin, J. Ward Smith, Henry V. Condict, H. C. Colville, William S. Welch, L. W. Naylor, E. D. Paulin, Siegfried Cedarstrom, S. M. Hodkinson, David Lippmann, Harry Lippmann.

## Observations in the Bronx.

THE TREMONT AV DISTRICT of the Borough of Bronx is keeping up to its record of continuous real estate improvements, and, even in these uncertain times, the word is Forward.

Renting in the Bronx is generally good, with the exception of the Morris Park and Van Nest section, which is nearly isolated by the almost impassable condition of West Farm Road.

Clement H. Smith, of Tremont av, believes that the financial troubles through which we are now passing will result eventually in the investing of many small accounts now in savings and other banks in moderate-priced homes and small mortgages.

"During the past two weeks," said Mr. Smith, "I have had many inquiries and have sold several small private and two-family houses. While in the aggregate these may not amount to very much, they show, to me, confidence is being rapidly restored.

"The demand for flats renting from $20 to $30 is good and today there are few vacancies in this neighborhood. Business property on Tremont av, between Third and Webster avs, has steadily increased in value and has more than doubled the past five years. During the same period the rentals of stores have been increased 100 to 150 per cent.

"At the northwest corner of Tremont and Park avs the elegant new stone building of the Bronx Safe Deposit Company is fast nearing completion. The first floor will be occupied by the Bronx Savings Bank, the basement will be fitted up for safe deposit vaults and the lofts will be used for fireproof storage. Adjoining the bank property, on Tremont av, Webber & Co., well known Harlem butchers, are erecting a 1-sty building, 125x100 ft., which will be used by them for a branch market. While the real estate business here in the Bronx could be better, it also could be very much worse, and on the whole we are satisfied and working harder than ever."



FIRST ANNUAL BANQUET OF THE NEW YORK—NEW JERSEY REAL ESTATE EXCHANGES.
Reisenweber's, November 23, 1907.

Mr. Joseph P. Day's personal guests were Salomon De Walltearss, J. Barry Lounsberry, John S. Mapes, John L. Parish; A. N. Arneberg, C. A. Berrian, Hon. James L. Wells, Samuel Goldsticker, Robert E. Simon, John W. O'Connor, Clarence J. Ramsay, Edward L. King, A. N. Gitterman, Stuard Hirschman, Thomas Scowcroft, Frank Boyle, Henry Polhemus, Fred W. Mehle, Harry Rascovar, Edward J. Carr, Charles Schaeffler, Edwin A. Pearsall, L. C. Ditmar, Jacob Meyers, Alexander Rossner, Robert Huntley, David Vogel, James M. T. Pope, T. Alexander Dumont.

Mr. Muirhead in the course of his speech said no one could foresee what the next twenty years would bring forth in Hudson County. The land is constantly becoming more valuable, and the number of real estate transactions will increase with the population. The real estate news that will record these changes must be accurate, it must be timely, it must be entertaining. To accomplish this result it will need the co-operation of the real estate broker.

"The smallest county in the State, but with the largest population, Hudson county has shown such progress with her tunnels and other transit facilities as to induce a large immigration of home-seekers and to make imperative that realty topics should be treated in a thorough and comprehensive manner."

The speech of Mr. Jeffery, on Bungalows, opening up as it did a novel subject, was much appreciated.

The occasion was a very pleasant augury for the imminence of an era of great progress in real estate for New Jersey.

—Titles to 13 parcels of real estate in the upper part of Manhattan have been transferred by J. O. Baker and James R. Hay to Chas. T. Barney. Messrs. Baker and Hay held these and other properties for Mr. Barney. This action is preliminary to the real property of the estate being taken over by the Barney Estate Co., which has been incorporated in Albany.

A HIGHWAY IN BAD SHAPE.

There are more than fifty flats vacant in East Bronx, most of them at Van Nest. Rents have been reduced and other concessions made. The trouble is not with the flats or the real estate agents, but with West Farms road, the only approach to Van Nest and Morris Park. This highway is in a bad condition and has been so during every wet period.

All year the road has been torn up, more or less, and the paving contractor is having his own troubles. Nearly all week the road was a sea of mud and muck, and as the granite blocks are being placed without a concrete or gravel foundation, the contractor was again forced to stop work, and the end of the difficulty is not in sight.

It has gotten to that point that stores will not agree to deliver goods in the isolated districts for fear of losing horses and wagons. The pavement on Morris Park av was promised for September 1st, but it is still far from completion. Last year William Peters & Co., of 1993 Boston road, sold several hundred houses in the affected district, but this year they have declined to even take prospective purchasers over there, because they consider it no use.

The transportation service helps to aggravate the situation. People going from downtown to Van Nest are forced to change cars three times.

The possibility of a conflagration, while the only thoroughfare is impassable, is what troubles property owners the most. Should a serious fire break out the probability of the city fire department reaching Van Nest or Mapes Estate in time to be of

service is very slight and the salvation of that entire district would rest with the volunteer department of Van Nest, consisting of a hand engine, some hose and a lot of courage. One and all real estate men in East Bronx are very much discouraged and their one wish now is that before next spring the paving situation will be sufficiently improved so as to allow the transaction of some business.

## PRIVATE SALES MARKET.

### SOUTH OF 59TH STREET.

CHARLTON ST.—Jas. H. Cruikshank sold to Arthur J. Collins 108 and 110 Charlton st, old buildings, 46x75. This property was immediately resold to the Charlton Contract Co. The new purchasers will erect at once a 7-sty loft building to be occupied by a wholesale liquor firm.

WILLETT ST.—Karl Sallmeyer sold to Abraham Schwartz 240 W. 143d st, a 5-sty flat, 25x99.11 taking in exchange 68 Willett st, 5-sty front and rear tenements, 25.1x100.4.

54TH ST.—Richtmyer & Irving and Sharrott & Thom sold for Charles Hauck 413 West 54th st, 5-sty front and rear tenements, 25x118. This house adjoins St. Elizabeth's Hospital.

LEXINGTON AV.—W. Clarence Martin sold to Michael Houlihan, a client of Charles Hibson & Co., the northeast cor of Lexington av and 33d st, 5-sty business building, 28x72. Since the announcement was made that Alfred G. Vanderbilt will improve his holdings on Park av, between 33d and 34th sts, property in this neighborhood has become a centre of interest. The new owner is going to utilize the building for his own liquor business. The property has been held at $150,000.

### NORTH OF 59TH STREET.

90TH ST.—Isabelle M. Jordan sold to Mr. McMahon 315 West 90th st, a 3-sty dwelling, 20x100.8.

116TH ST.—Harry L. Rosen bought 35 West 116th st, between 5th and Lenox avs, a 6-sty apartment house with stores, 25x100.11. This property is situated between the public school and the Columbia Typewriting Mfg. Co. on the west.

121ST ST.—The Duross Co. sold for John Murphy to John J. Duffy 230 West 121st st, 5-sty single flat, 17.6x100.11.

133D ST.—Henry D. Cochrane sold for Howard A. Raymond, to Peal & Parris, 160 West 133d st, a 3-sty dwelling, 17.6x99.11.

#### Jermyn Apartment House Sold.

BROADWAY.—The Jermyn apartment house on the southwest cor of 61st st and Broadway was reported sold to the Columbian Realty Company. This building was built and owned by the Jermyn Realty & Construction Company, and is a 12-story building with stores, 87.3x81.6x75.5x125. These stores are rented mostly as showrooms for automobiles, but a clause is inserted in the lease that there shall be no gasoline on the premises. This is on account of the insurance. It is reported that this transfer was in the nature of an exchange, several parcels having been given in trade. This building is the only large apartment house on Broadway from 59th to 66th st. It is in the heart of the automobile district. This property has been held at $750,000. In part payment the Columbian Realty Company gives the entire block of 16 lots bounded by Broadway, St. Nicholas av, 171st and 172d sts, 200x190x151x217.

#### Riverside Drive Corner Sold.

RIVERSIDE DRIVE.—Paterno Bros. purchased the northeast cor of Riverside Drive and 116th st from Lucius H. Beers. They have been associated with the district around Columbia College for some time past, and have in the last few years built several large apartment houses. This present purchase comprises about four lots and has a frontage of about 81 ft. on Riverside Drive by 100 ft. on the side street. This is the third transaction that this firm has completed in this street between Broadway and the Drive. The selling price was reported as $100,000. They have recently completed two 10-sty buildings on the south side of 116th st, known as the Flora-Ville and the Paterno. The first named was sold to Jason R. and William R. Westerfield. A short time since they purchased from John D. Crimmins two lots just east of the above. It is said that a 12-sty apartment house is going to be built on the recently-acquired corner.

RIVERSIDE DRIVE.—Slawson & Hobbs sold for the West Side Construction Company (Jacob Axelrod, president) to an investor the Terrace court apartment house, a new 10-sty fireproof building, 145 x117, at the southeast cor of Riverside Drive and 93d st. The house is one of the handsomest on the drive. Mr. Axelrod originally owned a plot of 10 lots at this point and built two 7-sty apartment houses on the drive, which he sold to different investors in October, 1905. The larger building on the corner, which he has now also disposed of, was held at $700,000.

#### Fairfield Realty Co.'s Purchase.

SEVENTH AV.—Arnold and Byrne sold for Louis Bernstein to the Fairfield Realty Co., the Milton, a 5-sty apartment house, 60x 100, at the northwest cor 148th st and Seventh av.

SEVENTH AV.—G. Schmegler sold for Sarah Hirshhorn the 5-sty flat and store, 2251 Seventh av, 25x75.

8TH AV.—John C. Hough sold for Jas. J. Martin to James S. Shea the 6-sty flats, with stores, 2746-2748 8th av, 40x100, at the southeast cor of 146th st. This plot was formerly part of the elevated railroad yards.

184TH ST.—Renton-Moore Co. sold for Hogenauer & Wesslau Co., builders, 558 West 184th st, to a client for investment the two new 5-sty apartment houses, 75x75 on the south side of 184th st, 75 ft. west of Audubon av. These two houses are the easterly ones of a row of four houses recently finished with a frontage of 37.6 ft. each. This section has been greatly benefited by the approach to the Washington Bridge and High Bridge Park.

### BRONX.

#### Philadelphian Buys Bronx Corner.

137TH ST.—W. E. Preble and V. F. Pelletreau & Co. sold to a Mr. Shaw, of Philadelphia, for about $30,000, the northeast cor of Willow av and 137th st, 100x125.

149TH ST.—Samuel E. Jacobs bought from Ferdinand Hecht 50x80 on the north side of 149th st, near 3d av.

BURNSIDE AV.—Richtmyer & Irving and Sharrott & Thom sold for Andrew L. Gardner the southwest cor of Burnside and Ryer avs, a 2-sty and basement brk house, 37x105.6x irregular.

FEATHERBED LANE.—Jesse C. Bennett & Co. sold for the Upland Realty Co. to Henry Kraus the southeast cor of Featherbed lane and Shakespeare av, about 5 lots and a dwelling. Mr. Kraus will occupy the house and will improve the remainder of the property with private dwellings.

#### 35 Lots Sold by Hall J. How & Co.

GUN HILL ROAD.—Hall J. How & Company sold for J. Allen and Edwin S. Townsend the block containing about 35 lots bounded by Gun Hill and Woodlawn roads, 210th st and Wayne av.

HALL PL.—The Woodstock exchange sold for Eugene Le Herise 25x130 on Hall pl, between 165th and 167th sts, to Robert Fletcher.

MORRIS PARK AV.—Van Winkel & Scott sold for a client to M. Damborajian the 3-sty brk flat with stores on the south side of Morris Park av, 85 ft. west of Unionport road, Van Nest.

PLYMPTON AV.—W. J. Huston & Son sold for David H. Taylor to Mary J. Flanagan the southwest cor of Plympton av and Featherbed lane, 27x108.

SOUTHERN BOULEVARD.—Pocher & Co. sold 50x100 on the west side of Southern Boulevard, 75 ft. south of Jennings st, for M. J. McDonald to Charles Reagan for improvement.

WOODYCREST AV.—James Conway sold to Edward D. Loughman 1003 Woodycrest av, a 3-sty frame tenement, 25.2x90.8.

### LEASES.

Alexander J. Roux & Co. leased the store and basement at the southeast cor of 5th av and 20th st to Scott & West, importers, for a term of years.

Mr. J. Burchill leased for Mr. and Mrs. G. E. Farrington of Englishtown, N. J., the 3-sty and basement house No. 258 West 133d st, Manhattan, for 2½ years from Dec. 1, 1907.

Wm. A. White & Sons, in conjunction with Ogden & Clarkson, leased for the Hamersley estate the building at the southwest cor of John and William sts for a long term of years.

Louise & Co., milliners, now on 5th av, have taken a 21-year lease of the entire building 7 East 47th st, owned by Wm. B. Dinsmore. The property is opposite the Windsor Arcade.

Louis Schrag leased for Mrs. Rose B. Walker the dwelling 351 West 20th st, to Miss M. J. Patterson for a term of years; and for a client of James N. Wells' Sons the dwelling 414 West 24th st to Nettie Grenier.

John N. Golding leased for John Wanamaker the 2d loft of the building at the northeast cor of Broadway and 8th st to Albert Hochheimer; also in the same building the entire 4th loft to Feltenstein & Joffe.

The United States Realty & Improvement Co. rented to James W. Osborne the entire Broadway front of the 20th floor in the United States Realty Building at 115 Broadway. The lease was negotiated by the Chas. F. Noyes Co.

The McVickar, Gaillard Realty Co. has leased for a client to Mrs. Maude Hennion the row 211 to 215 West 46th st. This property was recently sold by the Shanley Bros. Plans have been drawn for a theatre to be built on this site and managed by Charles Dillingham.

The Ruland & Whiting Co. leased for the Hudson & Manhattan R. R. Co. to J. Jungmann, Inc., the large store in the new Fulton Bldg., at the southwest cor of Fulton and Church sts, for a term of years from May 1 next at a total rental of over $250,000. The premises are to be used as a drug store.

Ogden & Clarkson leased for the Bankers' Construction Co. to D. Appleton & Co. for a long term of years the entire 7th floor, containing over 12,000 ft., in the new building at 29-35 West 32d st, extending through to 30-4 West 33d st. Also for Louise C. McCreery for 21 years the house at 18 W. 37th st, which is being altered for business purposes.

The Butler & Herrman Co. reports the following leases: For George Blair to Alm & Ryan, lofts in 40 and 42 Gold st; for Edward J. Barry the 2d loft in 62 Cliff st to Richard Tjader; for the Irving P. Lovejoy Co. the store at 320 and 322 Pearl st to M. Weinfeld; for Jefferson M. Levy the 1st loft in 93 and 95 Maiden lane to Wm. C. Dixie, and lofts in 213 Pearl st to Thompson Frey & Co.

#### London Times Leases From Fuller Co.

H. H. Fuller Realty Co. leased for the Bankers Construction Corporation to the London Times an entire floor containing approximately 15,000 sq. ft. in its new building 29 to 35 West 32d st, extending through to 30 to 34 West 33d st, for a term of years; also for C. Grayson Martin to Kawan Bros. the store at 252 5th av; for Henry A. Dix, Sons & Co. to Zuckerman & Joyce a loft in their new building at 116 and 118 West 14th st, for a term of years.

The Duross Co. leased the store and basement at 215 and 217 West 10th st for the Hermitage Co., to Denis O'Neill, for a long term of years, at an aggregate rental of about $15,000; also the store at 119 West 15th st, for H. Reubenstone & Sons to Henry S. True & Co.; also for Bernard Kreiger to Adolph Baidel the 3-sty dwelling 152 West 130th st for a term of years; also the 3-sty and basement dwelling 110 West 12th st for Geo. T. Bernard to Helen Marigla; also 62 West 12th st for Geo. E. Chisolm to Lena Gleiss.

The Chas. F. Noyes Co. has leased for J. V. & H. V. D. Black the 11th floor of the Black Building, William and Frankfort sts, to the Sterling Engraving Co. for a term of years at an aggregate rental of about $50,000. This building is situated just south of the Brooklyn Bridge and has among its tenants several well known publishing firms. Also lofts in the Schieren Building at Ferry and Cliff sts to Bauer & Black and Montross & Clarke at aggregate rentals of about $40,000; also 26 Beekman st to the McNab & Harlin Mfg. Co.

Pease & Elliman leased for Mrs. Trenor L. Park 17 East 63d st to F. Gray Griswold; also for Commodore E. C. Benedict 10 West 51st st to Rudolph Kissell; also for Louis T. Haggin 441 Madison av to Geo. Howard Carroll; also 35 East 30th st to Mrs. W. C. Crouch; 667 Madison av for Mrs. A. S. Browning to Minor C. Keith; 226 West 59th st for Mrs. L. A. Coddington; 80 Madison av to Miss Fitzgerald; 249 West 74th st for Mrs. Keys to Sigismond Stajowski, and 342 West 71st st for W. B. Erskins to Willard S. Burrows.

Heil & Stern report the following leases: For William Hyams, the store and basement at 444 Broadway to the Stern Trading Co.; for the estate of Leopold Sinsheimer the store and basement at 714 Broadway to B. Rinaldo, and for Herman Wronkow the store and basement at 175 and 177 Greene st to Roth & Lask; also to Harry Levey the store and basement on the southeast cor 72d st and Broadway. This building is being altered into store property. For years it was occupied as a school. This is one of the first residences in West 72d st to be converted into a commercial building.

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## SUBURBAN.

### Sales Along the Palisades.

John H. Fertig has sold to H. B. Lamothe plot 50x100 on the east side of Washington av, Palisades, N. J. C. E. Buckley sold to Lawrence Buckley plot 22x102 on the east side of Undercliff av, Edgewater. The Leonia Heights Land Co. sold to Hattie M. Seydler plot 50x150 on the south side of Highwood av, Leonia Heights, N. J.

The Columbia Investment & Real Estate Co. report the following sales: To Julius Fingerhut plot 50x100 on the south side of Day av, Hudson Heights, N. J.; to Harry E. Campbell plot 25x100 on the southwest cor of Palisades and Franklin avs, Grantwood, N. J.; to Moses M. Bailey plot 50x100 on the east side of Grove av, Grantwood, N. J.; to Michael Marinaro plot 29x95 cor of Oakdene av and Gorge road; to G. S. Jones plot 50x100 on the east side of Grove av, Grantwood, N. J. Further sales along the Palisades: The Hudson River Realty Co. sold to Emma L. McAubrey plot, 75x132 on the south side of Dorincourt road; also plot 280x151 on the east side of Cumbermead road, Palisades, N. J.

Wm. W. Porter has sold to Jas. H. Quigley plot 75x122 on the west side of Cumbermead road, Palisades Park. James Christie sold to Florence A. Balze plot 75x175 on the south side of Christie st, Leonia. Hudson Heights Realty Co. has sold to Hugh Davies plot 75x100 on the north side of McKinley st, Fairview. Herman Daul sold to Carrie Dorschel plot 50x100 on the northwest cor of Erckhoff and Hoym sts, Fort Lee. Wm. O. Ross sold to Paul Groborsch plot 50x225 on the north side of Undercliff av, Edgewater, N. J. The Property Corporation sold to Helene Wester plot 50x100 on the south side of Edsall Boulevard, Leonia. Annie J. Seamon sold to Jennie L. Henderson plot 50x100 on the east side of 2d st, Palisades Park. Palisades Realty Co. has sold to Elizabeth Kellogg plot 50x100 on the west side of Fairmount av, Palisades Park. Geo. Beck has sold to Geo. Maehrlein plot 50x100 on the west side of Furth st, Palisades Park.

### Alfred G. Vanderbilt Acquires Property.

Miss Alice G. Vanderbilt, executrix and trustee of the late William K. Vanderbilt and Chauncey M. Depew et al, executors and trustees of the late Cornelius Vanderbilt, transferred the following pieces of choice business property to Alfred G. Vanderbilt, 124 to 136 Nassau st, with 13 to 17 Beekman st, which is a large office building known as the Vanderbilt Building; 153, 154 and 155 South st, and 245 and 247 Front st, which abuts in the rear. This South st property fronts on the East River between Peck slip and Dover st, and is opposite the docks of the New Haven Steamship Line. One-half part of all the foregoing parcels was transferred. The northwest cor of 33d st and Park av, 30x107.6, and the southwest cor of 34th st and Park av, 20.3x90, as well as the house adjoining on 34th st, 20 feet west of the av, 19.9x90, was deeded to Mr. Vanderbilt.

### Money Depression Makes Cheaper Building.

Architect Fitzpatrick, of Washington, executive officer of the Building Inspectors' Society, speaking of building conditions in the country generally, asserts that the present is a most opportune time for people to build. The money stringency has developed some peculiar effects upon the building situation. Just prior to the so-called panic everything was at the highest, not only material, but labor. Wages were at the highest point ever reached and the amount of work done in a day was the lowest ever given. Labor was exceedingly independent and the result was that buildings cost anywhere from 20% to 60% more than they did a very few years ago. Tightening of money has scared people generally; manufacturers are anxious to get rid of their stock and get some money in and are making low prices on materials, and while wages have not been reduced to any great extent and are rendering immeasurably better service, it is only a question of a little time when conditions will have eased up and labor and materials will be at the same old high-priced standard.

Unmistakably the people have had a stiff enough dose of stock depreciation and have seen the folly of trying to make big returns by stock gambling. More and more will it be brought home to them that real estate and building constitute infinitely safer investments and it will not be long before we will have boom times again in building.

## How to Appraise City Property.

(Continued from page 878.)

foot lots that have a depth greater than 100 feet. This variation is not so common as others described. The first question always is how available is the extra depth for any purpose. As a rule it is only factory property that avails of extra depth lots to any material advantage. In districts where such property may be profitably built I add for a depth of 110 to 125 feet, 10 to 12% of the unit value. In the Bronx, where lots are comparatively low priced as in the suburbs, little attention is paid to extra depth except as it may serve for back gardens. The valuation of lots that have a frontage of less than 25 feet and a depth less than 100 feet is a more difficult task. Common forms of such lots are—23x75, 20x50, 20x75, 20x60, 20x80, 18.9 x75, 16.8x75, 18.9x50. If the unit of value be $10,000, what is the value of 18.9x50?

Valuations of such parcels submit to no rule other than the usual one of availability. What is the best and most marketable use to which they can be put? What would the improvement cost and what would the whole sell for either for investment upon a rental basis or as a residence for personal use? Establish the cost of the improvement and subtract it from the probable selling price of the whole, and the difference is the value of the land. If it is impracticable to determine the value of the whole if improved, examples should be sought for in the past few years of transfers of such small lots perhaps with old worn out buildings thereon which have lost their value and also of transfers in similar neighboring blocks, of full lots similarly situated and conditioned, and a comparison of values established. The average ratio of value of the smaller lot to the unit will be a guide to judgment, or a check on it. The reason that no rule of proportionate value of narrow and shallow lots to full lots can be established, is that the values of such small lots vary in proportionate usefulness in different neighborhoods, and also that the ratio that one dimension bears to the other is changing constantly and varies any resulting value very materially.

It may be said, however, that in any case like those cited above as common examples, that if the area be compared with the area of any 25-foot shallow lot to which the Hofman Rule may be applied, that that rule may be used in a way not intended as suggestive of relative value. For instance, it may be said to be true, beyond question, a lot 20x60 which contains 1,200 square feet is worth less than one 25x50 which contains approximately the same area, because of the loss from the more valuable dimension. The Hofman Rule says 25x50 in area or half a lot is worth 67% of the value of a full lot—then 20x60, which is practically half a lot, must be worth less than 67% of the value of a full lot.

Let us suppose a full lot to be worth $15,000. Then 25x50, containing 1,250 square feet, is worth 67% of $15,000 or $10,000. Now frontage is more valuable in proportion than depth, and though in the lot 20x60 the depth is increased 10 feet, while the frontage is decreased but 5 feet, the one is 10 feet in 100 feet, while the other is 5 feet in only 25 feet. The one is a 10% increase in depth against a 20% decrease in width. Hence, though by area the lot 20x60 would be worth the same as 25x50, it is really worth considerably less because the loss is proportionately greater in the most valuable dimension. How much less is it worth on this account? It is something gained to know that it is worth less than $10,000 or 67% of the unit. Is 20x60 worth 60% of the unit or $9,000, or 50% of the unit or $7,500? The value probably lies between these figures, and this narrows the question of judgment down to a difference of $1,500. Recourse is then had to the records of transfers and to judgment of others.

Corner lots are much more valuable than inside lots because they nave more frontage and prominence—they are closer to the passing crowd. The ratio of value between the inside lot and the corner lot used to be about 33 1-3%, but within the past twenty-five years, the ratio has rapidly increased so that I now estimate the value of a plot 100x100, including the corner, in the following manner:

| | |
|---|---|
| The lot at the center line of the block say (unit of value) | $10,000 |
| The next lot | 10,000 |
| To the lot adjoining the corner add 10% of unit | 11,000 |
| The corner lot (add 60% of adjoining inside lot) | 17,600 |
| | $48,600 |
| Add 10% plottage | 4,860 |
| Total value | $53,460 |

Corner lots in neighborhoods which are so situated that they are most useful for factory purposes are rated to be worth 50% of adjoining inside lot. This rule is founded upon analysis of sales made, and is approximate enough to be very reliable in average cases. There are, however, many exceptions to this rule, and it is not infrequent in some parts of the city, where the population is very dense, to find a corner lot selling for twice the value of the next adjoining inside lot, and where for trade reasons special value may attach—for even considerably more. The value of small portions of a corner lot is arrived at in the same manner as for small portions of inside lots, but the Hofman Rule may not be applied to the valuation of corner lots with a full frontage lacking depth. The main value lies at the apex of the corner.

There has been formulated a rule very similar to the Hofman Rule, based upon the theory, that a corner lot 25x50 is worth about 59% of the value of a full lot and the other dimension values are estimated upon this basis—such a rule is an assistance to the appraiser as a check upon the judgment. It is serviceable as an aid to consideration of value. It may be used as a starting point from which to estimate.

So far as the mere technical means of real estate valuation is concerned, the foregoing briefly covers the process. After all has been said upon the subject along this line, it remains true that constant daily contact with active operations in the market is necessary to sound judgment. No mechanical process can supply the indefinable power to estimate value truly, which comes from actual contact with things. It is impossible to obtain in any other way, than through actual experience, the fruits of experience.

## REAL ESTATE NOTES

Jefferson M. Levy sold 147 East 30th st, 5-sty apartment, 27x100.

The sale is also reported of 237 West 148th st, a 5-sty flat, 39 x99.11.

Robert A. White announces that he has moved his office to 156 Broadway.

The Atlantic Realty Company sold 289 and 291 Audubon av, 5-sty flat, 58x95.

The 5-sty double flat, 25x100, 531 East 135th st, is reported sold by Paul Bultmann.

It is reported that Henry Reese sold 293 (old No. 545) East 136th st, a 5-sty flat, 25x100.

Samuel Friedman has moved his real estate office from 1496 Second av to larger quarters at 1508 Second av.

The sale of 160 West 133d st is reported by Howard A. Raymond. This is a 3-sty dwelling, 17.6x99.11.

The northeast cor First av and 115th st, a 4-sty tenement, with stores, 25x75, was sold by the Estate of Meta Manner.

The sale of the 6-sty apartment house 502 and 504 Amsterdam av, 40x100, is reported. This house is between 84th and 85th sts.

The southeast cor of Clinton av and 180th st, 122x150, is reported sold. An elevator apartment house will probably be erected on this plot.

A lis pendens was filed the other day against the Afro-American Realty Co. on 24 West 140th st. The Hudson Mortgage Co. is foreclosing the property.

The Lawyers' Title Insurance Co. has given the Greene Court Building Co. a building loan of $40,000 on the lots on the southeast cor of 7th av and 111th st, 150x100.11.

It is reported that several downtown banking houses are looking for suitable locations on Tremont av, Bronx, intending to open branch banks in the near future.

H. O. Curtis Davis, successor to the firm of Eckerson & Davis, with offices at 12 East 42d st, will after Dec. 1 be associated as manager of the New York office of Elston M. French, 141 Broadway and Plainfield, N. J.

Suit has been brought in the Supreme Court against Marguerite Marie Odette d'Avenel de Romanet and others by Agusta U. Meinell for a petition and sale of 208 Bowery. This is a 6-sty business building with store on 1st floor, 16.8x100, and is opposite Rivington st.

Charles E. Ellis transferred as a gift, according to papers filed in the Register's office, to Florence T. Ellis, the property on the south side of 56th st, 122.7 east of Broadway, 50x120.2xirreg. The property comprises the building known as the Hotel Sterling, 208 and 210 West 56th st, and is an 8-sty building.

Abraham Eydenberg transferred to the Surety Realty Co. the northwest cor of Greenwich and Warren sts for a nominal consideration over a mortgage of $135,000. There is a 6-sty business building on this plot. About eight years ago the structure that then occupied the plot was destroyed by an explosion which killed several people. At that time it was occupied as a warehouse for Tarrant & Co.

Ranald H. Macdonald, President of R. H. Macdonald & Co., builders of many apartment houses and business buildings, has been elected a member of the Board of Trustees of the Title Guarantee and Trust Company. Mr. Macdonald is also a didector in the Bond and Mortgage Guarantee Company, and a trustee of the United States Life Insurance Company and the North River Savings Bank.

Among the transfers of the week was one by which Elizabeth K. Vingut transferred to William M. Cruickshank the following pieces of property: The northwest corner of Broadway and 41st st, 141.2xirreg; 135.10xirreg on the west side of Broadway, 19.9 feet north of 41st st; 46 and 48 West 34th st, 50x98.9; 39.5xirreg in the south side of Greenwich st, 47.7 south of Rector st; 47 Whitehall st, 24x31.6; 1½ and 2 Front st, 70xirreg, each.

# PROPERTY OWNERS' SECTION.

## Problems of the Inexperienced Owner.

One of the greatest problems that will confront an investor, particularly one of moderate means, is, where is the best locality to buy and what is the safest class of property to buy, and more particularly, what are the prospects of an enchancement in value of property?

Mr. Frank H. Tyler, prominent as a real estate broker in Brooklyn, gave answers to questions such as these before a real estate class in the Bedford Branch, Y. M. C. A. He said that a private dwelling should pay 8 per cent. of the cost of value; a fine flat house, with the most modern improvements, steam heat, hot water supply and open plumbing, should pay from 10 to 12 per cent., and a cold-water flat or tenement house from 12 to 15 per cent., according to the class of the investment and cost of maintenance.

Mr. Tyler said great care should be exercised when negotiating for suburban property: the investor should know with whom he is dealing, and the nature of the conditions which are cited in any contract of sale:

It is not an exceptional thing when some of these long named companies' principal assets are their stock and printed matter and they actually do not own one inch of the land or hold title to anything except, perhaps, articles of incorporation, which can be procured for a few dollars. These companies themselves sometimes enter into a long term contract for the purchase of land, paying down on a contract the smallest possible amount of cash. Ask that company to show you its deed or a policy of insurance on the title showing who is the real owner of record of the land and if the same is free and clear of all incumbrances.

Mr. Tyler advised that, when a purchaser is taking title to a piece of property, where he gives back a second mortgage for part of the purchase price that the purchaser has a "subordination clause" inserted in the mortgage, citing that in the event of the first mortgage becoming due and payable before the second mortgage you may place a new first mortgage on the property without disturbing or making a new second mortgage.

In reference to foreclosure suits, Mr. Tyler said his experience has been that over 50 per cent. of the foreclosure suits and loss of property have been caused by negligent management and niggardly methods in caring for the property—that is to say, to allow property to run down and adopt the method of so-called economy in never doing any repairs on the property, but when a new tenant comes in reduce the rent if he takes the place in its present condition.

Don't you know that when you reduce your rent you also reduce your value and reduce the mortgagee's security? I will venture to say that in the majority of cases that an owner, by consulting a practical real estate agent of experience, could save his property and continue ownership, for it is a rare exception that you will ever find any vacant flats or houses at the present market rentals which are in first class condition, all ready to move into at a moment's notice.

His advice as to drawing legal papers was—go to a lawyer.

## Bronx Sentiment on Park Openings.

The enlargement of Joseph Rodman Drake Park, the acquirement of Bensonia Cemetery for a park and the extension of the Grand Concourse to Cedar Park have been urged by the foremost civic bodies of the Bronx and by a united public sentiment in the borough, and in the case of "Drake Park" of the City, State and Nation. The executive committee of the North Side Board of Trade, of which Albert E. Davis is chairman, has adopted the following:

Whereas, it seems certain that these projects must eventually be carried out, and there will thus be no economy, but on the contrary needless additional expense to the City by postponing the acquisition of the sites by the increased property values in the interim, and

Whereas, the history of New York City demonstrates that the acquisition of property for public parks more than pays for its cost in the increased value of adjacent property, therefore, be it

Resolved, That the Mayor and Board of Estimate be respectfully requested to resume and continue proceedings for the acquirement of the necessary land for the proper completion of the aforesaid projects.

### Worth Knowing in the Maintenance of Property.

The peeling of cement coatings from brownstone stoops is due in a majority of instances to the improper method in which the repairing material has been applied. The parts to be coated should first be carefully chiseled and then thoroughly soaked with water. The coating material must be composed of one part cement and one part of fine quartz sand, carefully dry mixed. In giving the ingredients the proper consistency water should be added by spraying. Under no circumstances should cement be applied to dry surfaces.

## Condemnation Proceedings.

EAST 139TH ST.—Regulating and grading from a point about 100 ft. west of Cypress av to Locust av. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

WEST 162D ST.—Regulating and grading from Ogden to Woodycrest av. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

TOWNSEND AV.—Regulating and grading from East 170th st to East 176th st. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

WEST 213TH ST.—Regulating and grading from 10th av to Harlem River. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

KELLY ST.—Regulating and grading from Westchester av to Intervale av, north of 167th st. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

DEPOT SQUARE SOUTH.—Regulating, grading, etc., from Webster av to Depot Square East; Depot Square East, from Depot Square South to Depot Square North; Depot Square North, from Depot Square East to Webster av. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

WEST 216TH ST.—Regulating, grading, etc., from Broadway to Harlem River. The Board of Assessors give notice to parties interested to present claims on or before Dec. 17.

105TH ST.—Acquiring title, northerly side, between Lexington and Park avs. School site. The report of Commissioners Edward L. Patterson, Francis O'Neil and Ferdinand Levy will be presented for confirmation to Supreme Court Dec. 23.

TENTH AV.—Acquiring title on the easterly line, between 50th and 51st sts. The report of Commissioners S. Stanwood Menken, Adam T. Schneider and Ezekiel R. Thompson will be presented for confirmation to the Supreme Court on Dec. 27.

## Public Works.

EAST 237TH ST.—Petition for constructing temporary sewer in East 237th st, between White Plains road and Barnes av will be presented to Local Board by Borough President Haffen on Dec. 5.

EAST 217TH ST.—Petition for regulating and grading East 217th st, from White Plains av to Oakley av, will be presented to Local Board by Borough President Haffen on Dec. 5.

BEACH AV.—Petition for regulating and grading Beach av, from West Farms road to Westchester av, will be presented to Local Board by Borough President Haffen on Dec. 5.

MAPES AV.—Petition for paving Mapes av with asphalt blocks, from East 177th st to East 182d st, will be presented to Local Board by Borough President Haffen on Dec. 5.

HARLEM RIVER TERRACE.—Petition for regulating, etc., between Fordham road and Bailey av will be presented to Local Board by Borough President Haffen on Dec. 5.

EAST 179TH ST.—Petition for paving East 179th st with asphalt blocks, between the Grand Boulevard and Concourse and Anthony av, will be presented to Local Board by Borough President Haffen on Dec. 5.

KELLY ST.—Petition for repairing sidewalks at southwest corner of Kelly st and East 167th st will be presented to Local Board by Borough President Haffen on Dec. 5.

COMMERCE ST.—Petition to open Commerce st, from Sedgwick av to Washington Bridge, will be presented to Local Board by Borough President Haffen on Dec. 5.

## Assessments.

CROTONA PARKWAY IMPROVEMENT.—Regulating, grading, etc.; a space four feet wide (excepting the easterly sidewalk from Crotona parkway to the entrance to Crotona Park, near East 175th st, to Bronx Park, at East 182d st), laying crosswalks, building approaches and placing fences where necessary in Southern boulevard, from Boston rd, at or about East 174th st to the prolongation of the northerly line of St. John's College property eastwardly and crossing Southern boulevard.

The limits within which it is proposed to lay the said assessments include all the several houses and lots of ground, vacant lots, pieces and parcels of land situated on—

No. 1. Both sides of the Southern boulevard, from Boston rd, at about 174th st, to the northerly line of St. John's College property and crossing Southern boulevard and to the extent of half the block at the intersecting streets and avenues.

The Board of Assessors give notice to all parties interested to present their objections on or before Dec. 31.

VYSE AV.—Sewer, between Boston road and East 177th st. Area of assessment: Both sides of Vyse av, from Boston road

to 177th st. Assessment entered Nov. 26. Payable within 60 days.

BURNSIDE AV.—Regulating, grading, etc., from Tremont av to Ryer av. Area of assessment: Both sides of Burnside av, from Tremont av to Ryer av, and to the extent of half the block at the intersecting and terminating sts and avs. Assessment entered Nov. 26. Payable within 60 days.

VIREO AV.—Sewer, from East 235th st to East 236th st. Area of assessment: Both sides of Vireo av, from East 235th to East 236th sts. Assessment entered Nov. 26. Payable within 60 days.

### The Herald's Attitude Toward Real Estate and Buildings.

Replying to the letter of Mr. William C. Lester in last week's Record and Guide, the Herald says:

In times of financial depression real estate is the last thing to feel the effects of a downward movement. This is the case in the present crisis. While railway and industrial securities have depreciated from fifty to seventy-five per cent., real estate has not suffered to any notable extent. There is consequently no necessity for the Herald to defend interests which are not in danger. Furthermore, while stocks and bonds are within the reach of every householder who has scraped together a few hundred dollars, realty appeals mainly to capitalists and those whom demagogues have branded as "malefactors of great wealth."

Mr. Lester ought to congratulate himself and others in the same important line of business that realty is out of reach of the campaign of persecution which has brought industrial enterprises and other corporate interests to their present straits. If real estate could be dealt in as easily as railway and industrial stocks, Mr. Lester may rest assured that demagogues would begin to persecute every large group of real estate owners as a "trust." Then realty probably would begin to suffer in the same way as railway and other securities are now suffering, and the Herald certainly would be among the first to call the attention of the people to the advantages of investment in real estate.

The Herald hopes that such a situation may never arise, but if it should Mr. Lester will find the Herald's columns open to every argument that can be advanced in favor of realty. Fortunately, real estate is a highly privileged class of investment, and so far has scarcely felt any of the depreciatory effects of the existing crisis.

### Width of Sidewalks in Manhattan.

Few people in Manhattan give any thought to the width of the sidewalks, yet this is an important matter to owners of realty. It never occurs to them that a well defined schedule has been followed. The appended list gives the widths of sidewalks as laid out by the city:

In streets 40 ft. wide 10-ft. sidewalks are the rule; in streets 50 ft. wide, 13 ft; in streets 60 ft. wide, 15 ft.; in streets 70 ft. wide, 18 ft.; in streets 80 ft. wide, 19 ft.; in streets above 80 ft. wide and not exceeding 100 ft., 20 ft.; all streets more than 100 ft. wide, 22 ft.; Lenox and Seventh avs., north of 110th st, 35 ft.; Manhattan st, 15 ft.; Lexington av, 19 ft. 6 ins.; Madison av, 19 ft.; Fifth av, 30 ft.; St. Nicholas av, 22 ft. 6 ins.; Park av (49th to 56th sts and 96th st to Harlem River), 15 ft.; West End av, 30 ft.; Central Park West (59th to 110th sts, East Side), 27 ft.; Central Park West (59th to 110th sts, West Side), 25 ft.

While in isolated cases this rule is not a success, still as a whole the scheme has worked out admirably. It has proved to be efficient and the good judgment of the city officials is fully demonstrated. Since that time when this idea was put into use several unthought-of changes have occurred, such as the sky-scraper proposition, centers of the mercentile trade changing localities, etc., but all things taken into consideration the result is very satisfactory.

### Treating Hard Maple Floors to Stand Constant Wear.

In connection with a discussion of the best method of treating a hard maple floor which is subject to constant wear in the dining hall of a large hotel, objection being made to the use of wax on account of its slippery nature and to oiling the floor, as it will darken the wood in time, a recent issue of the Painters' Magazine contains the following comments presented in reply to a correspondent raising the question:

The best treatment of hard maple floors, when the natural color of the wood is to be well preserved, is to apply not less than two coats of bleached shellac varnish to the prepared floor, but for good work three coats are recommended. The white or bleached shellac varnish for this purpose should be the article known to the trade as grain alcohol shellac, which is bleached gum shellac, cut with denatured alcohol and far superior in every respect to the article made with wood alcohol. As wax is objected to, the shellac, in order to prolong its life and yet keep the wood light in color, should receive a coat of floor oil, composed of 9 parts raw linseed oil and 1 part drier, that is well rubbed in, which will produce a dull smooth finish.

As the floor becomes worn, it should be gone over with a floor oil at least once a month, if possible oftener, with a floor oil, that is made by mixing, say 8 pints of raw linseed oil, 2 pints turpentine and 1 pint white or orange shellac varnish. This should be applied with a brush and rubbed in by wrapping a cloth around a weighted floor brush, so that it becomes hard over night and does not remain sticky.

# LAW DEPARTMENT

### It Would be Better to Wait.

To the Editor of the Record and Guide:

How can a widow occupying a homestead residence and 30 feet of ground, free and clear of everything, give a clear title to the same to a purchaser, under the condition that one child will not be of age for some months. The rest of the children have all signed quittances, etc. A lawyer has assured us it could not be done, but I thought there must be a way around, and that in your larger experience you might inform me, off-hand, how such a condition is met in New York. The site is to be used for apartment house and widow (owner) is guardian and has other property.

Answer—The situation is too technical for even an off-hand opinion, but if the child under age has any rights in the property necessary to be joined with others to make title, such proceedings as could be had in the law to legalize transfer of the infant's share would take far more time than to await the few months to elapse to majority.

### The Attorney's Fee.

To the Editor of the Record and Guide:

A client of ours requested us to put out a certain amount of money for him on bond and mortgage. We submitted to him a mortgage which he accepted and his lawyers searched the title. On receiving a bill from the lawyers, we find an item in excess of the usual charges (for the title policy, bond and mortgage, etc.) of 1 per cent. of the amount of said mortgage, as fees. Inasmuch as we were the procuring cause and not the attorneys, are said attorneys entitled to charge the additional 1 per cent? We always understood that this is the fee where the attorneys procure the money and not where they merely search the title.

Answer.—The usual attorney's fees when attorneys examined titles were 1 per cent. and disbursements of official searches, etc. Now when the whole work is very generally done by the title companies for the lawyers, and a policy furnished, the attorney charges 1 per cent. for a counsel fee and the cost of procuring a title company's policy for his client, as a disbursement.

### Re-Loan Application.

To the Editor of the Record and Guide:

Owner R. calls at the office of Broker B., and makes application for a mortgage loan on real property at 5½% interest. In less than a week's time (and before Owner R. secured the acceptance elsewhere, so Owner R. informs Broker B. at the time) Broker B. secures the acceptance on terms applied for, and so notifies R. in person and by letter. R. promises to send her husband to Broker B.'s office to attend to the matter, but fails to do so. After two weeks' delay Owner R.'s husband telephoned Broker B. that he could do nothing in the matter for a few days, that they had been promised the money from another broker at 5%, and if he could secure it at that rate he would prefer to, but to hold the matter open for a few days when he would let Broker B. know. In about two weeks' time Owner R. sends her son to Broker B.'s office, who states the money had been secured at 5%, and therefore they would not accept Broker B.'s loan. Is Broker B. entitled to a commission, having secured the loan on the terms applied for and before Owner R. had secured an acceptance elsewhere? The party accepting the loan was a large title company fully able to carry out its part.

Answer.—In the Record and Guide of November 23 we so nearly covered this same state of facts that we refer our subscriber to that issue for answer, a possible exception to favor the broker in this case being the facts covered by parentheses above, that the broker obtained an acceptance and so notified the owner before he had in fact obtained the loan elsewhere at a lower rate of interest. As we understand the law to rule now, the broker is not entitled to recover his commission for a mortgage loan effected until the closing and actual passing of title; and the obtaining of the loan by the borrower elsewhere of itself revokes the contract, as death does a power of attorney.

### The Renting of a Business Building.

To the Editor of the Record and Guide:

The renting of a business building has now arrived at a point where the tenant considers good light as essential as space. There are hundreds of lofts and stores unrented at this time. Those that fulfill conditions as to space, etc., unless well lighted, will command the lowest rental.

Such premises can be lighted by the use of prism glass properly installed, at a cost not exceeding the advanced rental price of a well-lighted building.

Commenting on the statement of Mr. E. A. Tredwell, in your issue of Sept. 28th, in which he states that "many brokers have conceded that any space 27 feet away from a window was simply given away." I answer that such a condition need not exist if the real estate brokers would advise owners to use prismatic glass.

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## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Dec. 2.

Gun Hill rd, widening from Webster av to Elliott av, at 12 noon.
Third av, widening at 159th st, at 2 p m.
Joseph Rodman Drake Park, at 1 p m.
Taylor st, opening, from Morris Park av to West Farms rd, at 2 p m.
Classon Point rd, opening from Westchester av to East River, at 2 p m.
A new street between Broome and Spring and from Bowery to Elm, at 4 p m.
Boston rd, opening between Bronx Park and White Plains rd, &c, at 10 a m.
Lane av, opening between Westchester av and West Farms rd, &c, at 11 a m.
Eden av, opening from E 172d st to E 174th st, at 1 p m.
Cypress av, closing, at 2 p m.
Northern av, opening, north of W 181st st, at 4 p m.
Tremont av, opening from Bronx River to Eastern Boulevard, at 9.30 a m.
Beck st, opening from Prospect av to Leggett av, at 4 p m.
A new avenue, opening between Fort Washington and Haven avs, at 11 a m.
West Farms rd, opening from Bronx River to Westchester Creek, at 3 p m.
Freeman st, widening between Stebbins av and Intervale av, at 3 p m.

Tuesday, Dec. 3.

Spuyten Duyvil rd, opening from Spuyten Duyvil Parkway to Riverdale av, at 4 p m.
Hull av, Perry av, &c, opening, at 3.45 p m.
Edgewater rd, opening from Garrison av to Seneca av, at 10 a m.
Bronx Park, addition, at 10 a m.
Bronx st, opening from E 177th st to E 180th st, at 1 p m.
Baker av, opening from Baychester av to city line, at 2 p m.
Bronx Boulevard, opening from Old Boston Post rd to 242d st, at 3 p m.
Lyman av, opening extending from Tompkins av to Sumner st (Richmond), at 4 p m.
First av, opening from Jersey st to Pine st (Richmond), at 11 a m.
Haven av, opening from 177th st to 181st st, at 12 noon.

Wednesday, Dec. 4.

Butler av, opening between Eureka pl and Broadway, &c (Richmond), at 10 a m.
Tremont av, opening from Eastern Boulevard to Fort Schuyler rd, at 11 a m.

Thursday, Dec. 5.

Fifth new st, opening, north of W 181st st, at 2 p m.
Bridge over Hutchinson River, at 4 p m.
West 167th st, public place, &c, at 3 p m.
Two public parks east of Boulevard Lafayette, at 4 p m.
Corlears Hook Park, addition, at 4 p m.
Briggs av, opening from Bronx River to Pelham Bay Park, at 1 p m.

Friday, Dec. 6.

West 150th st, opening from Broadway to Riverside Drive, at 2.30 p m.

At 258 Broadway.

Monday, Dec. 2.

Willard Parker Hospital, at 11 a m.
Carmine st, public bath, at 2 p m.
Bridge 3, Section 3, at 2 p m.
Piers 32 and 33, at 2 p m.

Tuesday, Dec. 3.

Brooklyn Bridge, at 2 p m.
Fort George, Rapid Transit, at 3 p m.
Pleasant av, at 4 p m.

Wednesday, Dec. 4.

Pier 53, at 11 a m.
20th and 21st sts, school site, at 1 p m.
Pier 51, East River, at 2.30 p m.

Thursday, Dec. 5.

Pier 36, at 10.30 a m.

Friday, Dec. 6.

Clinton st, school site, at 11 a m.

## AUCTION SALES OF THE WEEK.

**The following is the complete list of the property sold, withdrawn or adjourned during week ending Nov. 29, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.**

JOSEPH P. DAY.

*Carmine st, Nos 60 to 64½, s w cor Bedford st, Bedford st, 75x60, 6-sty brk tenement and store. (Amt due, $16,728.77; taxes, &c, $1,282.89; sub three morts aggregating $65.500.) Isaac Schmeidler.....$81,549

*26th st, No 225, n s, 275 w 2d av, 25x98.8, 3-sty brk tenement and 3-sty brk tenement in rear. (Amt due $1,500; taxes, &c, $——; partition.) Lillian Hague .....16,600

Walton av, No 605, w s, 166.8 n 150th st, 16.8x100, 3-sty brk dwelling. (Amt due, $4,84[illegible]45; taxes, &c, $89.09; sub to a second mort of $1,411.08.) John G Faron..5,600

*3d av, Nos 1391 to 1401, n e cor 79th st, 79th st, Nos 201 and 203, runs n 124.4 x e 100 x s 22.2 x w 14.10 x s 102.2 x w 85.2 to beginning, three 6-sty brk tenements and stores. Action No. 2. (Amt due, $44,735.36; taxes, &c, $3,624.29.) Isaac Lowenfeld ..... 160,578

SAMUEL MARX.

*Jackson av, No 887, w s, 134.3 n 161st st, 19.9x75, 2-sty brk dwelling. (Amt due, $3,794.60; taxes, &c, $——; sub to two morts aggregating $4,500.) Charlotte Wolff. ..... 4,800

SAMUEL GOLDSTICKER.

127th st, Nos 214 and 216, on map Nos 214 and 218, s s, 180 e 3d av, 40x99.11, 6-sty brk tenement and store. (Amt due, $7,894.10; taxes, &c, $1,325.34.) Abijah M Dederer..34,250

HUGH D. SMYTH.

Webster av, e s, 125 s Anna pl, 50x90, vacant. (Amt due, $4,435.75; taxes, &c, $860.99; sub to prior mort $7,326.47.) Adj to Dec. 10 .....

Webster av, e s, 50 s Anna pl, 75x90, vacant. (Amt due, $4,438.30; taxes, &c, $890.99; sub to a prior mort of $8,324.67.) Adj to Dec. 10 .....

| | |
|---|---|
| Total | $303,377 |
| Corresponding week, 1906 | 554,913 |
| Jan. 1, 1907, to date | 36,622,478 |
| Corresponding period, 1906 | 29,311,349 |

## VOLUNTARY AUCTION SALES.

Dec. 2.

BRYAN L. KENNELLY.

Northern av, 426.3 n 181st st, 6 1-3 lots, 67.9x234.10x70.4x242.10.
83 lots and 7 houses on Whitlock av, Timpson pl, Austin pl, East 144th st (St Joseph's), receiver's sale.
Duane, Centre sts, Tryon and Park row (buildings only in above blocks), by order of Comp Metz.

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Nov. 30.

No Legal Sales advertised for this day.

Dec. 2.

Southern Boulevard, w s, 100 s av St John, 150 x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

Dec. 3.

126th st, No 227, n s, 237.6 w 7th av, 12.6x99.11, 3-sty and basement brk dwelling. John Spohr et al trustees agt Mary L Pasco et al; Brewster & Farries, att'ys, 198 Broadway; Maurice Goodman, ref. (Amt due, $6,527.18; taxes, &c, $——.) Mort recorded April 10, 1900. By Samuel Goldsticker.

175th st, No 933 Arthur av, No 1808, n e cor Arthur av, runs e 125 x n 100 x w 25 x s 25 x w 112.4 x s 75.10, 2-sty frame dwelling and vacant. Geo T McQuade agt Margherita Biggio et al; John M Jones, att'y, 147 Nassau st; Edw H Maddox, ref. (Partition.) By Joseph P Day.

Dec. 4.

3d av, e s, 139.10 n 174th st, 150x100, vacant. William Rosenzweig Realty Operating Co agt Silverman Realty Co et al; Herbert H Maass, att'y, 149 Broadway; Rudolph A Seligmann, ref. (Amt due, $7,792.15; taxes, &c, $1,199.06.) Mort recorded May 6, 1905. By Joseph P Day.

Washington av 185th st, n w cor 185th st, runs n 100 x w 101 x s 50 x e 10 x s 50 x e 91 to beg, vacant. George Dziker agt Joseph T B Jones et al; John E Brodsky, att'y, 49 Chambers st; Richard J D Keating, ref. (Amt due, $13,842.77; taxes, &c, $2,311.89.) Mort recorded Feb 8, 1905. By J Barry Lounsberry.

Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x49.8x112.3, 6-sty brk tenement and store. Henry Arnstein agt Lulu Banford et al; Feltenstein & Rosenstein, att'ys, 309 Broadway; Chas L Hoffman, ref. (Amt due, $15,898.10; taxes, &c, $1,129.90.) Mort recorded Feb 28, 1906. By Joseph P Day.

61st st, No 221, n s, 245 e 3d av, 18x100.5, 3-sty brk dwelling. Louis W Slocum agt Noah W Mosher et al; Mayer, McLeer & Dobson, att'ys, 189 Montague st, Brooklyn; Philip I Schick, ref. (Amt due, $10,158.31; taxes, &c, $425.) Mort recorded July 6, 1895. By Joseph P Day.

Dec. 5.

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w — x n 100 to beginning, 4-sty brk buildings and store. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys, 48 Wall st; James G Graham, ref. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Mort recorded April 29, 1865. By Joseph P Day.

3d av, Nos 973 and 975 58th st, Nos 201 to 207, n e cor 58th st, runs n 50.2 x e 105 x n 50.3 x e 50 x s 100.5 x w 155, two 6-sty brk tenements and stores. Pincus Lowenfeld et al agt Barnett Hamburger et al; Arnstein & Levy, att'ys, 128 Broadway; Ralph D Paoli, ref. (Amt due, $44,063.02; taxes, &c, $2,716.30.) Mort recorded Feb 9, 1906. By Joseph P Day.

163d st, Nos 459 and 461, n s, 175 e Amsterdam av, 50x112.6, two 6-sty brk tenements and stores. Joseph A Goldfield agt Samuel Schenkein et al; Jaffer & Edelhertz, att'ys, 150 Nassau st; Joseph P Morrissey, ref. (Amt due, $5,623.74; taxes, &c, $——.) Mort recorded Aug 29, 1906. By Joseph P Day.

Lexington av, No 1892, w s, 34.3 s 118th st, 16.8x55, 3-sty stone front dwelling. Anita Duchastel agt Alexander Schmidt et al; Townsend Wandell, att'y, 51 Chambers st; Edw J McGean, ref. (Amt due, $7,307.13; taxes, &c, $112.53.) Mort recorded Jan 25, 1906. By Joseph P Day.

All right, title, &c, to lands under and above water between middle lines of Piers 56 and 57 on w s East River, leasehold.

23d st East, foot of wharf or pier, leasehold.

East st, bulkhead, water right, &c, leasehold.

22d st East, foot of bulkhead, leasehold.

41st st, n s, 90 w bulkhead line, runs e — x n — to 42d st, x w 100 x s — to beg, leasehold.

Land under water beg at a point where n l East 42d st intersects bulkhead line at foot of said st, runs s 100 x e 150 x n 100 x w 150 to beg, leasehold, and property in Kings Co.

Knickerbocker Trust Co trustee agt Brooklyn Ferry Co of New York; Davies, Stone & Auerbach, att'ys, 34 Nassau st; John Quinn, ref. (Amt due, $6,774,132.25; taxes, &c, $4,118,550.49.) By Herbert A Sherman, at 12 o'clock noon at Brooklyn Real Estate Exchange, 189 Montague st.

Dec. 6.

Mitchell pl, No 10 49th st, n s, 162 e 1st av, 18x80.10; 4-sty stone front tenement. Solomon Weill agt Henry Lewis et al; Moss & Feiner, att'ys, 35 Nassau st; Clifford G Ludvigh, ref. (Amt due, $3,034.24; taxes, &c, $96.52; sub to a prior mort of $5,000.) Mort recorded Feb 2, 1905. By Joseph P Day.

146th st, n s, 100 w 7th av, 125x99.11; vacant. Milton Greenebaum as trustee agt James J Kennedy et al; Alexander S Bacon, att'y, 37 Liberty st; Adelina H Burd, ref. (Amt due, $8,380.30; taxes, &c, $519.70; sub to a prior mort of $36,000.) Mort recorded Jan 26, 1906. By Joseph P. Day.

98th st, Nos 142 to 148, s s, 95 e Lexington av, 100x100.11, three 6-sty brk tenements and stores. Mishkind-Feinberg Realty Co agt Hyman Romm et al; Action No 1. Arnstein & Levy, att'ys, 128 Broadway; Wm G Brown ref. (Amt due, $27,295.16; taxes, &c, $1,717.32.) Mort recorded Feb 6, 1907. By Joseph P Day.

110th st, Nos 223 to 227, n s, 308.4 w 2d av, 41.8x100.11, 6-sty brk tenement and store. Same agt same. Action No 2; same att'ys; same ref. (Amt due $12,200.60; taxes, &c, $766.49.) Mort recorded Oct 16, 1906. By Joseph P Day.

110th st, Nos 229 and 231, n s, 266.8 w 2d av. 41.8x100.11, 6-sty brk tenement and store. Same agt same. Action No 3; same att'ys; same ref. (Amt due, $12,192.80; taxes, &c, $868.49.) Mort recorded Oct 16, 1906. By Joseph P Day.

Dec. 7.

No Legal Sales advertised for this day.

Dec. 9.

St Nicholas av, No 1541 187th st, No 599, n w cor 187th st, 15.10 x80, 3 and 4-sty stone front dwelling. The Germania Life Ins Co agt John G R Lilliendahl et al; Dulon & Roe, att'ys, 41 Park Row; Emmet J Murphy, ref. (Amt due, $8,958.94; taxes, &c, $320.20.) Mort recorded Sept 18, 1895. By Joseph P Day.

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 22 to December 7, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

24TH WARD, ANNEXED TERRITORY. THE FIRST STREET (UNNAMED)—OPENING, east of the Bronx River, extending from Tremont Avenue to Bronx Park. Confirmed June 8, 1907; entered November 21, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 21, 1907.

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# WATER SUPERVISION CO.

3 PARK ROW, NEW YORK

Tel., 2017 Cortlandt Send for our book "WATER TAX?"

Read What Satisfied Clients Say

McVICKAR, GAILLARD REALTY CO., 489 Fifth Ave.

WATER SUPERVISION CO., 3 Park Row, New York Oct., 5, 1907

DEAR SIRS: In reply to your letter of the 4th instant we beg to state that your service of water supervision has proved itself to be entirely satisfactory, and we take pleasure in recommending it whenever an opportunity presents itself. Very truly yours,

(Signed) F. GAILLARD, Branch Manager


# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 13 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23D WARD, SECTION 9. EAST 150TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSSWALKS AND PAVING, from the Harlem River to the east side of River Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907.
(39158)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 13 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

23D WARD, SECTIONS 9 AND 10. EAST 133D STREET—OPENING, from Cypress Avenue to the Southern Boulevard. Confirmed March 29, 1904; entered November 12, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 12, 1907.
(39169)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 12 to 26, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF RICHMOND:

3D WARD. BLACKFORD AVENUE—OPENING, from Grant Street and St. Nicholas Avenue to a point about 170 feet east of Grant Street. Confirmed March 1, 1907; entered November 11, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 11, 1907. (39131)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF November 21, to December 6, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 10. TEMPORARY CONNECTION from the existing sewer in LONGFELLOW AVENUE, to the existing sewer in Home Street, at the intersection of Longfellow Avenue and Home Street. 24TH WARD, SECTION 11. RECEIVING BASINS AT THE NORTHEAST AND SOUTHEAST CORNERS OF TREMONT AND MORRIS AVENUES; at the Northeast, Southeast, and Northwest corners of MORRIS AVENUE AND EAST 179TH STREET; EAST 189TH STREET—SEWER, between Park Avenue East and Third Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 19, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 30 to December 18, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the EIGHTH WARD OF THE BOROUGH OF BROOKLYN, pursuant to the provisions of Chapter 365 of the Laws of 1889, and the act amendatory thereof, and Chapter 378 of the Laws of 1897, and Chapter 466 of the Laws of 1901, amendatory thereof.

41ST STREET—GRADING AND PAVING, from 2d to 3d Avenues. 41ST STREET—GRADING AND PAVING, from 5th to 6th Avenues. 43D STREET—GRADING, from 5th Avenue to the Old City Line (excepting from 5th to 7th Avenues). 44TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 44TH STREET—GRADING AND PAVING, from 5th to 6th Avenues. 45TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 46TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 46TH STREET—GRADING AND PAVING, from 5th to 6th Avenues. 47TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 48TH STREET—GRADING AND PAVING, from 5th to 6th Avenues. 48TH STREET—GRADING, from 5th Avenue to Old City Line. 50TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 52D STREET—GRADING AND PAVING, from 5th to 6th Avenues. 53D STREET—GRADING AND PAVING, from 5th to 6th Avenues. 54TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 55TH STREET—GRADING AND PAVING, from 5th to 6th Avenues. 57TH STREET—GRADING AND PAVING, from 1st to 2d Avenues. 57TH STREET—GRADING AND PAVING, from 2d to 3d Avenues. 57TH STREET—GRADING AND PAVING, from 5th to 6th Avenues. 6TH AVENUE—GRADING AND PAVING, from 39th to 41st Streets. 6TH AVENUE—GRADING, from 39th Street to the Old City Line. 6TH AVENUE—GRADING AND PAVING, from 44th Street to Old City Line. 7TH AVENUE—GRADING, from 39th Street to Old City Line.

HERMAN A. METZ,
Comptroller.

City of New York, November 29, 1907.
(39341)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 20 to December 5, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. BARRETTO STREET—OPENING, from Westchester Avenue to Edgewater Road. Confirmed March 1, 1907; entered November 18, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 18, 1907.
(39242)

## PROPOSALS.

MAIN OFFICE OF THE DEPARTMENT OF STREET CLEANING, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, DECEMBER 2, 1907.

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for the removal of snow and ice.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 15, 1907. (39213-1)

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MAIN OFFICE OF THE DEPARTMENT OF STREET CLEANING, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, DECEMBER 2, 1907.

Borough of Brooklyn.

Contract for furnishing all the labor and materials required for the removal of snow and ice.

For full particulars see City Record.

W. BENSEL,
Commissioner of Street Cleaning.

Dated November 15, 1907. (39213-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock p. m. on

WEDNESDAY, DECEMBER 11, 1907.

Boroughs of Manhattan and The Bronx.

For furnishing, delivering and erecting a system of water curtains, with all piping, valves, manifolds, sprinkler heads, brackets, supports and all other appurtenances, complete in place and ready for operation in the high pressure pumping stations located at Oliver and South Streets, and at Gansevoort and West Streets, Borough of Manhattan.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply, Gas and Electricity.

The City of New York, November 21, 1907.

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Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS WILL BE received by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on

FRIDAY, DECEMBER 6, 1907.

For the sole privilege of selling refreshments, spirituous liquors excepted, and renting bathing suits at bath houses at Orchard Beach, Pelham Bay Park, for one year.

For the rental of building and privilege of selling refreshments, spirituous liquors excepted, therein in St. Mary's Park, for one year.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks, Borough of The Bronx.

(39369)

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Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

TUESDAY DECEMBER 3, 1907.

For groceries, provisions, vegetables, ice, fresh meats, fresh fish, poultry and fluid milk.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, November 21, 1907.
(39276)

## PROPOSALS.

Department of Bridges, Nos. 13 to 21 Park Row, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Bridges at the above office until 2 o'clock P. M. on

MONDAY, DECEMBER 9, 1907.

For the construction of the masonry piers, surface and sub-surface changes, and steel superstructure of the Manhattan and Brooklyn approaches of the Manhattan Bridge, over East River, between the Boroughs of Manhattan and Brooklyn.

For full particulars see City Record.

JAMES W. STEVENSON,
Commissioner of Bridges.

Dated November 21, 1907. (39311)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

FRIDAY, DECEMBER 6, 1907.

For furnishing and delivering special Crossheads for Lampposts in the Borough of Brooklyn.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.

New York, November 22, 1907. (39348)

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Police Department of The City of New York, No. 300 Mulberry Street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of The City of New York at the Bookkeeper's Office, Central Department, until 10 o'clock A. M., on

FRIDAY, DECEMBER 6, 1907.

For furnishing and delivering one Gasoline Touring Five-passenger Car.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated November 21, 1907. (39355)

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Department of Public Charities, Foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, DECEMBER 5, 1907.

For furnishing and delivering:

1. Flour.
2. Coal.
3. Butter, eggs and yeast.
4. Ice.
5. Dry Goods, Rubber Goods, Plated Ware, Paints, Oils and Glass, and for other miscellaneous supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, November 23, 1907.
(39362)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth Street and First Avenue, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on

MONDAY, DECEMBER 2, 1907.

for—

No. 1. Meats.
No. 2. Fish and shell fish.
No. 3. Milk and cream.
No. 4. Poultry.
No. 5. Canned goods, vegetables, provisions, bread and rolls, hay and oats, ice, butter and eggs, groceries, etc.
No. 6. Crockery, hardware, dry goods, lumber, building materials, paints, rubber goods, uniforms, glassware, etc.
No. 7. Horses, harness and stable supplies.
No. 8. Coal.
No. 9. Engineer supplies.
No. 10. Medical supplies.

For full particulars see City Record.

JOHN W. BRANNAN,
President Board of Trustees, Bellevue and Allied Hospitals.

Dated November 19, 1907. (39253)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 22 to December 7, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF QUEENS:

1ST WARD. LATHROP STREET—OPENING, from Broadway to Jackson Avenue. Confirmed June 12, 1907; entered November 21, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 21, 1907.

(For other Legal Advertisements see page 913.)

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

November 22, 23, 25, 26 and 27.

### BOROUGH OF MANHATTAN.

Allen st, No 186, e s, 100.5 n Stanton st, 22.11x87.5x23x87.6, 5-sty stone front tenement and store. Benj L Weil and ano to Simon Lazerowitz, Herres Posner and Harry Rudowsky. Mort $21,000. Nov 20. Nov 25. 1907. 2:417—38. A $14,000—$25,000. other consid and 100

Beekman st, No 70, n e s, abt 63 s e Gold st, runs s e along st 25 x n e 41.4 x n w 0.7 x n e 70.7 x n w 25.3 x s w 106.8 to beginning, 5-sty brk loft and store building. 1:99—11. A $25,600—$42,000.

Gold st, Nos 66 and 68, s e s, abt 50 n e Beekman st, deed reads lot begins at c l of a 16-inch wall bet Nos 68 and 70 Beekman st at point 44.9 n e Beekman st, runs n e 37.11 to n e cor of Nos 66 and 68 Gold st x n w 70.11 to Gold st x s w 36.9 x s e 42.9 x s w 1 x s e 25.2 to beginning, 6-sty brk loft and store building 1:99—14. A $24,100—$42,000.
Angeline R Acker et al HEIRS, &c, Reuben R Finch to The Union Stove Works, a corpn. B & S. Nov 23. Nov 26, 1907. nom

Catherine slip, No 13 | s e cor Water st, 18.2x51.6x19.2x53.9,
Water st, Nos 393 and 395 | 3-sty brk tenement and store. Abraham Silverson to Silverson Construction Co. Mort $6,500. Nov 25. Nov 26, 1907. 1:250—35. A $6,500—$8,000. other consid and 100

Catherine slip, No 15, e s, 18.2 s Water st, 17.8x49.7x17.11x51.6, 3-sty brk tenement and store. Abraham Silverson to Silverson Construction Co. Mort $6,500. Nov 25. Nov 26, 1907. 1:250—36. A $4,000—$5,000. 100

Dyckman st, s e cor Sherman av, 100x150, vacant. John H Snell to Geo R Coughlan. Mort $38,000. Nov 26. Nov 27, 1907. 8:2174—38. A $32,000—$32,000. nom

Frankfort st, No 41 | westerly cor Gold st, runs n w along
Gold st, Nos 101 and 103 | Frankfort st 59.1 x s w 55.1 x s e 72.4 to s w s Gold st x n e 52.6 to beginning.
Frankfort st, No 39, s s, 59.1 w Gold st, 58.10x111.3 to alley x62.10x109.3, with ½ part of alley leading to Gold st, 9x125.
Gold st, No 99, w s, 52.6 s Frankfort st, runs w 72.2 x s w 54 to alley x s e 45.10 x n w 25 x s e 39 to st x n e 25 to beginning.
Gold st, No 97, n w s, abt 75 s Frankfort st, 25x39.
five 5-sty brk loft and store buildings.
Smith Ely et al EXRS, HEIRS, &c, Ambrose K Ely to Wm H Ely. B & S and confirmation deed. June 22. Nov 22, 1907. 1:103—18 and 19. A $152,500—$210,500. nom

Grand st, No 415, s s, 75 e Clinton st, 25x100, 6-sty brk tenement and store. Jacob Furmann to Benj M Kremer. Mort $41,000. Nov 22. Nov 23, 1907. 1:314—15. A $27,000—$47,000. 100

Greenwich st, Nos 278 to 284 | n w cor Warren st, runs n 91.10
Warren st, Nos 98 and 100 | x n w 75.6 to Bishops lane x s 26.3 x n w 0.6 x s 65.4 to Warren st x e 76 to beginning, with all title to said lane, 6-sty brk office and store building. Abraham Eydenberg to Surety Realty Co, ½ part, and Isidore Jackson and Abraham Stern, ½ part. Mort $135,000. Apr 19, 1905. Nov 27, 1907. 1:138—15. A $95,000—$175,000. other consid and 100

Hamilton st, No 38, s s, 164.6 w Market st, 27x96.6x25.5x103.6, 5-sty brk tenement and store and 4-sty brk tenement in rear. Morris Rosen et al to Tillie Talsky. All liens. Nov 18. Nov 23, 1907. 1:253—43. A $8,000—$17,000. nom

Same property. Tillie Talsky to Rosie and Rachel Talsky and Barnet Sponchick. All liens. Nov 18. Nov 23, 1907. 1:253. nom

Houston st, Nos 100 to 106, n s, 120.1 e Bowery, runs s e 75.2 x n e 34.11 x w 3.1 x n 24.3 x e 6.3 x n e 40.11 x n w 74 x n e 25.1 x n w 14.9 x s w 126.7 to beginning, two 6-sty brk tenements and stores. Max Jorrisch to Robt A Stewart. 1-3 part. Mort $153,000. Aug 23. Nov 22, 1907. 2:456—40 and 42. A $50,000—P $70,000. other consid and 100

Same property. Charles Lowe to same. 1-3 part. Mort $153,000. Aug 23. Nov 22, 1907. 2:456. other consid and 100

Hudson st, No 634, e s, 50.3 s Horatio st, 25.4x118x25.1x116.4, 4-sty brk tenement and store and 4-sty brk tenement in rear. Martin Garone to Gioacchino Gambardelle. Mort $19,000. Nov 11. Nov 26, 1907. 2:626—26. A $18,000—$23,000. other consid and 100

Irving pl, No 14 | n e cor 15th st, 21x80x20.8x80, 5-sty brk build-
15th st, No 123 | ing. Royal L Wolcott to Walter Wolcott. Mt $34,000. Sept 2. Nov 25, 1907. 3:871—25. A $27,000—$32,500. 25,000

Jackson st, Nos 71 to 77 | w s, 70 s Water st, 70 to Front st
Front st, Nos 386 to 390 | x78.2, five 2-sty frame tenements, store on cor. David Nissnewitz to Jacob Roses. B & S. Mort $43,000. Nov 22, 1907. 1:243—79 to 83. A $29,500—$36,000. nom

Jones st, No 19 (35), n s, 200 e Bleecker st, 25x100, 6-sty brk tenement and store. Josef Gertner to Joseph H Jones. All liens. Nov 21. Nov 25, 1907. 2:590—82. A $11,000—$32,000. other consid and 100

Lewis st, Nos 15 and 17, w s, 200 n Grand st, runs w 50 x n 25 x e 25 x n 15 x e 25 to Lewis st, x s 40 to beginning, two 5-sty brk tenements and stores. Abraham London to Barnet London. Mort $21,400. Nov 23. Nov 25, 1907. 2:326—16. A $13,000—$22,000. other consid and 100

Lewis st, No 84½, e s, 165 s Stanton st, 20x100, 2-sty frame (brk front) tenement and store and 5-sty brk tenement in rear. Louis Stumpf et al to Floris T Whittaker. Mort $18,700. Nov 1. Rerecorded from Nov 1, 1907. Nov 22, 1907. 2:329—43. A $12,000—$15,000. other consid and 100

Maiden lane, No 131, n s, abt 22 w Water st, —x—, 4-sty brk loft and store building. Copy last will of Lewis Newgass. June 26, 1903. Nov 22, 1907. 1:70—4. A $15,600—$19,000. —

Manhattan st, w s, 416.3 n w Broadway, runs s w 150 x s e 41 x n e 150 to st x n w 41, part 1 and 2-sty brk factory. Ella Drohen to Sheffield Farms-Slawson-Decker. Nov 21. Nov 26, 1907. 7:1995. nom

Nassau st, No 124, s e s, abt 108 s Beekman st, 18.10x78.2x16.7x77, 4-sty brk office and store building. ½ part. 1:92—29. A $55,500—$60,000.

Nassau st, No 126, s e s, 83.10 s Beekman st, 20.3x46.5x19.11x46.4 8-sty brk office and store building. ½ part.

Nassau st, Nos 128 to 136 | s e cor Beekman st, runs e 67.3 x s
Beekman st, Nos 11 and 13 | 101.9 x w 21.4 x n 20 x w 46.7 to Nassau st, x n 84 to beginning, 8-sty brk office and store building. ½ part. 1:92—30. A $408,500—$500,000.

Beekman st, Nos 15 and 17, s w s, 67.5 s e Nassau st, 49.4x99.9 x51.6x101.10, 14-sty brk and stone office and store building. ½ part. 1:92—31. A $225,000—$525,000.

South st, Nos 153, 154 and 155, n s, abt 62 e Peck slip, —x—, three 5-sty brk loft and store buildings. ½ part. 1:107—6 to 8. A $37,000—$57,000.

Front st, Nos 245 and 247, s s, abt 115 e Peck slip, —x—, two 4-sty brk loft and store buildings, ½ part. 1:107—19 and 20. A $11,000—$18,000.

33d st, No 57 | n w cor Park av, 30x107.6, 2-sty brk building.
Park av | all of. 3:863—42. A $83,000—$90,000.

34th st, No 72 | s w cor Park av, 20.3x90, 4-sty brk club house.
Park av | all of.

34th st, s s, 20.3 w Park av, 19.9x90, 4-sty brk club house, all of. 3:863 to last two parcels assessed as lot 44. A $130,000—$160,000.
Alice G Vanderbilt EXTRX and TRUSTEE Wm K Vanderbilt and Chauncey M Depew et al EXRS and TRUSTEES Cornelius Vanderbilt to Alfred G Vanderbilt INDIVID. Nov 11, 1907. Nov 23, 1907. nom

Park pl, No 27 | n e cor Church st, runs n 150 to s s
Murray st, Nos 24 and 26 | Murray st x e 50 x s 25 x w 16.8
Church st, Nos 109 to 123 | x s 125 to n s Park pl x w 33.4 to beginning, 5-sty brk loft and store building. Geo A Low to Chas A Low. ½ part. B & S. Feb 27, 1896. Nov 22, 1907. 1:124—12. A $200,000—$245,000. nom

Perry st, No 142, s s, 91.9 e Washington st, 21x97.4x21x97.5, 2-sty brk tenement. Anna De P Cooper et al to The Fleischmann Co, a corpn. B & S and C a G. Nov 14. Nov 25, 1907. 2:632—11. A $9,000—$10,000. nom

Pike st, No 32, w s, abt 75 s Henry st, 25x85, 4-sty brk tenement. Samuel Cohen to Pauline Cohen. B & S. All liens. Nov 22. Nov 23, 1907. 1:275—38. A $15,500—$25,000. nom

Reade st, No 74, n s, abt 100 e Church st, 25x61.4, except part for st, 5-sty brk loft and store building. Wm Laue to Ida C Stege. Mort $40,000. Nov 26, 1907. 1:150—10. A $37,000—$48,000. other consid and 100

Water st, No 379, s s, 66.10 e Oliver st, 16.2x80.3x16.3x80.3. 3-sty brk tenement and store. Louis W Slocum to Wm A Slocum, of Brooklyn. April 1, 1902. Nov 23, 1907. 1:251—25. A $4,500—$6,500. nom

5th st E, No 331, n s, 375 e 2d av, 25x97, 6-sty brk tenement and store. Albert E Lowe to Celia Mendelson. All liens. Nov 22. Nov 25, 1907. 2:447—43. A $18,000—$26,000. other consid and 100

8th st E, n s, 50 w Av D, 0.10x—x1.3x46.11. Aaron Gottlieb to Louis Kotzen. B & S. All liens. Nov 16. Nov 26, 1907. 2:378. nom

10th st W, No 224, s s, 93 w Bleecker st, 21.6x95, 3-sty brk tenement. Mary A Demarest widow to C Amanda Demarest, of Hackensack, N J. July 1, 1892. Nov 26, 1907. 2:619—23. A $9,500—$10,500. nom

13th st W, No 144, s s, 248 e 7th av, 23.9x103.3, 3-sty and basement brk and stone dwelling. Maud E Kimball to Jeremiah J Campion. Mort $13,000. Nov 26. Nov 27, 1907. 2:608—17. A $16,000—$20,000. other consid and 100

13th st W, No 144.
12th st W, No 38.
Agreement that in event of any action or recovery of claims shall be taken against 1st parcel, party of 2d part shall then be entitled to an interest to that extent in 2d parcel as above. Maud E Kimball to Jere J Campion. Nov 21. Nov 27, 1907. 2:575. —

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

14th st W, No 333, n s, 450 w 8th av, 25x125, 4-sty brk tenement. James S Herrman to Robt H Clark. Nov 15. Nov 27, 1907. 3:738 -17. A $17,000 -$21,560. nom

17th st W, Nos 114 to 118, s s, 225 w 6th av, 75x92, 6-sty brk loft and store building. Domestic Realty Co to James F Elder, of Brooklyn. Mort $150,000. Nov 26, 1907. 3:792—46. A $45,000—$125,000. other consid and 100

18th st E, No 421, n s, 315 w Av A, 25x92, 5-sty brk tenement and store. Gioacchino Gambardelle to Angelinna Bilangio. Morts $24,500. Nov 11. Nov 26, 1907. 3:950—16. A $8,500—$14,500. other consid and 100

Same property. Angelinna Bilangio to Martin Garone. ½ part. Mort $24,500. Nov 11. Nov 26, 1907. 3:950. other consid and 100

19th st E, No 219, n s, 344.6 w 2d av, 20x92, 3-sty dwelling. Colloman Wise to Phoebe Carpenter. Mort $8,000. Aug 24, 1898. Nov 25, 1907. 3:900—14. A $10,000—$14,000. nom

22d st W, No 240, s s, 378 w 7th av, 22x98.9, 3-sty and basement stone front dwelling. Agnes F Patterson to Mary Martell and Margt M Fitzpatrick. Q C. Nov 22. Nov 23, 1907. 3:771—60. A $12,000—$15,000. nom

23d st E, No 38, s s, 223 w 4th av, 27x98.9, 5-sty stone front office and store building. James L Breese to Eloise L B Norrie, of Tuxedo, N Y. B & S. Sept 3. Nov 27, 1907. 3:851—50. A $97,500—$110,000. nom

24th st E, No 402, s s, 81.6 e 1st av, 25x98.9, 5-sty brk tenement. Abraham London to Barnett London, of Brooklyn. All liens. Nov 23. Nov 25, 1907. 3:955—49. A $8,000—$19,000. other consid and 100

25th st W, No 253, n s, 539.2 w 7th av, 20.6x98.9, 4-sty brk dwelling. John Noonan EXR and TRUSTEE Eugene O'Brien to Mary J O'Brien. Nov 23. Nov 26, 1907. 3:775—12. A $10,500—$13,500. nom

28th st E, Nos 325 and 327, n s, 284.2 e 2d av, 40.10x98.9, 6-sty brk tenement and store. C Joshua Epstein to Isaac Silberberg. ¾ parts. All title. Q C and Correction deed. Morts $51,875. Nov 20, 1907. Nov 27, 1907. 3:934—14. A $16,500—$53,500. other consid and 100

30th st E, No 143, n s, 193.4 w 3d av, 26.8x98.9, 5-sty brk tenement. Julius B Fox to Joseph L Buttenwieser. All liens. July 11. 1905. Nov 27, 1907. 3:886—36. A $16,000—$38,000. other consid and 100

36th st W, No 413, n s, 200 w 9th av, 25x98.9, 2-sty brk tenement and store and two 2-sty brk tenements in rear. James E Hastings et al to Mary Hastings. B & S. Nov 21. Nov 22, 1907. 3:734—25. A $9,000—$10,000. nom

36th st W, Nos 542, 544 and 546, s s, 275 e 11th av, 75x98.9, 7-sty brk loft and store building. Albert Warner Jr to Jacob, August, Carl, Alfred, Victor, Theo, and Julius, firm Thonet Bros. C a G. Nov 21. Nov 26, 1907. 3:707—56 to 58. A $21,000—$——. nom

41st st E, No 329, n s, 310 e 2d av, 20x98.9, 4-sty stone front tenement. Mary E wife Thos D Boak et al to Mary Melia. Mort $5,400. Nov 21. Nov 27, 1907. 5:1334—13. A $6,000—$8,000. nom

44th st E, No 144, s s, 184.6 e Lexington av, 15x100.5, 3-sty stone front tenement with 1 and 2-sty extension. CONTRACT. Fannie E Paris with Hugh Douglas and Chas H Douglass. Mort $11,500. Oct 8. Nov 22, 1907. 5:1298—46. A $8,000—$11,000. 16,500

49th st W, No 540, s s, 225 e 11th av, 25x100.4, 1-sty brk and frame office and 4-sty frame tenement in rear.

49th st W, Nos 536 and 538, s s, 250 e 11th av, 55x104.11x24.11x100.5, 1 and 2-sty brk building and store.

James F Cusick to Kate Oliver, of Weehawken, N J. Mort $55,000. Nov 26. Nov 27, 1907. 4:1077—53 and 55. A $18,500—$23,000. other consid and 100

55th st W, Nos 150 and 152, s s, 181.3 e 7th av, 50x100.5, two 3-sty brk stable and studio buildings. John O Baker to Chas T Barney. Mort $37,500. May 7, 1903. Nov 22, 1907. 4:1007—56 and 57. A $58,000—$70,000. nom

56th st W, No 134, s s, 475 w 6th av, 25x69.8x25.2x67.8, part 5-sty brk stable. John O Baker to Chas T Barney. Feb 24, 1899. Nov 22, 1907. 4:1008—assessed with lot 51. A $70,000—$90,000. nom

56th st W, No 132, s s, 450 w 6th av, runs s 100.5 x w 125 x n 24.9 x e 100.4 x n 67.8 to 56th st x e 25 to beginning, part 5-sty brk stable. John O Baker to Chas T Barney. B & S. Mar 18, 1905. Nov 22, 1907. 4:1008—assessed with lot 51. A $70,000—$90,000. other consid and 100

56th st W, No 210, s s, 122.7 e Broadway, 50x116.2x50.2x120.2, 8-sty brk and stone hotel "Stirling." Chas E Ellis to Florence T wife of Chas E Ellis. All liens. Nov 12. Nov 25, 1907. 4:1027—40. A $80,000—$230,000. gift

57th st W, No 450, s s, 133.4 e 10th av, 33.4x100.5, 5-sty brk tenement. Isaac Meyers to Julia Meyers. Mort $32,000. Nov 26. Nov 27, 1907. 4:1066—59. A $18,000—$33,000. other consid and 100

58th st E, No 118, s s, 220 w Lexington av, 19x100.5, 3-sty and basement stone front dwelling. Howard W Pierce to Andrew J McCosh. Mort $17,000. July 2, 1906. Nov 27, 1907. 5:1312—66. A $15,000—$20,000. other consid and 100

60th st E, No 239, n s, 155 w 2d av, 21.6x100.5, 4-sty brk dwelling. Mary A Dempsey to Sarah C McCarthy. Mort $20,000. Nov 20. Nov 22, 1907. 5:1415—18. A $12,000—$17,000. other consid and 100

62d st E, No 30, s s, 63 e Madison av, 23x82.5, 4-sty and basement stone front dwelling. Martha Josephthal to Henry Koplik. Mort $48,500. Nov 27, 1907. 5:1376—50. A $38,000—$46,000. other consid and 100

64th st W, No 218, s s, 275 w Amsterdam av, 25x100.5, 5-sty brk tenement and store. Wm M Smith to James E Garner. Correction deed. Mort $12,000. Nov 21. Nov 25, 1907. 4:1155—44. A $6,000—$16,000. nom

66th st W, No 223, n s, 350 w Amsterdam av, 25x100.5, 5-sty brk tenement and store. Release mort. Solomon Feiner to E Kapelsohn Co. Nov 27, 1907. 4:1158—18. A $6,000—$14,000. nom

Same property. E Kapelsohn Co to Christopher B Wyatt. Mort $16,000. Nov 27, 1907. 4:1158. other consid and 100

68th st W, No 19, n s, 217 w Central Park West, 16x100.5, 4 and 5-sty stone front dwelling. Carsten Wendt to Albert Willcox. C a G. Sept 21, 1903. Nov 27, 1907. 4:1121—23½. A $13,000—$24,000. nom

69th st W, Nos 315 to 323, n s, 225 w West End av, 124.8x100.5, three 6-sty brk tenements and stores. FORECLOS (Sept 26, 1907). J C Julius Langbein (ref) to Archibald H Murdock. Morts $99,750 and all liens. Nov 27, 1907. 4:1181—19 to 23. A $36,000—P $111,000. 5,000

69th st E, No 320, s s, 158.4 e 2d av, 16.8x77.4, 3-sty and basement stone front dwelling. Ignatz Koref to Joseph Wavra. Mort $8,500. Nov 22. Nov 26, 1907. 5:1443—46. A $5,000—$8,000. other consid and 100

70th st W, No 25, n w s, 295 w Central Park West, 20x100.5, 4-sty and basement stone front dwelling. Albert L Wolfson et al HEIRS Rebecca Wolfson to Leopold Wolfson. Mort $14,000. Dec 10, 1906. Nov 22, 1907. 4:1123—20. A $18,000—$36,000. nom

74th st E, No 216, s s, 185 e 3d av, 25x102.2, 4-sty brk tenement and 2-sty brk tenement in rear. Louis Firstenberg to Hyman Harkavy and Harris Moskowitz. 1-3 part. All title. Mort $14,000. Nov 1. Nov 22, 1907. 5:1428—41. A $11,000—$16,000. other consid and 100

74th st W, No 252, s s, 99.6 e West End av, runs s 100 x e 0.6 x s 2.2 x e 20 x n 102.2 to st x w 20.6 to beginning, 3-sty and basement brk dwelling. Caroline E wife Henri L Gargan to Euphemia B Fuller, of Gilford, N H. Mort $3,000. Nov 25. Nov 27, 1907. 4:1165—60. A $15,000—$23,000. nom

75th st E, No 113, n s, 223.2 e Park av, 26.10x102.2, 5-sty stone front tenement. Rosa Freedman to Thos C Naughton. Mort $23,000. Nov 15. Nov 25, 1907. 5:1410—10. A $21,000—$29,000. other consid and 100

75th st W, Nos 168 to 180, s s, 30 e Amsterdam av, runs s 100 x e 70 x s 2.2 x e 75 x n 102.2 to st x w 145 to beginning, also strip adj on west, —x—, seven 4-sty brk and stone dwellings. John O Baker to Chas T Barney. B & S. Mort $140,000. Nov 8, 1888. Nov 22, 1907. 4:1146—58 to 63. A $102,500—$168,000. 280,000

76th st W, No 116, s s, 185.1 w Columbus av, 20x102.2, 4-sty and basement stone front dwelling. John J Kirby to Egbert H Grandin. C a G. Nov 22. Nov 23, 1907. 4:1147—10½. A $14,000—$27,000. nom

77th st E, No 231, n s, 305 w 2d av, 25x102.2, 3-sty brk tenement and 2-sty frame tenement in rear. John C Welwood to Salvatore Rizzo. Mort $11,000. Nov 20. Nov 26, 1907. 5:1432—12. A $11,000—$13,000. 100

79th st E, No 121 (owned by party 1st part).

79th st E, Nos 123 and 125 (owned by party 2d part).

Party wall agreement. Allen Tucker with Emma L Wesson and ano. May 17. Nov 25, 1907. 5:1508. nom

80th st E, Nos 236 and 238, s s, 147.1 w 2d av, runs w 40 x s 79.2 x s e — to c l of blk x e 5.6 x n 102.2 to beginning, 6-sty brk tenement and store. Pincus Lowenfeld et al to John H Bodine. Mort $24,150. Nov 26. Nov 27, 1907. 5:1525—31. A $15,500—P $18,000. other consid and 1,000

80th st E, No 205, n s, 82.11 e 3d av, 17.1x90, 3-sty frame tenement. Almet R Latson and ano EXRS Emma J Marshall to Jacob Simon. Oct 13, 1905. Re-recorded from Oct 25, 1905. Nov 25, 1907. 5:1526—4¾. A $6,000—$6,000. 6,000

80th st E, No 205, n s, 82.11 e 3d av, 17.1x90, 3-sty frame tenement. Max Blau to Anna Lurie. ½ part. All title. Mort $5,000. Nov 25. Nov 26, 1907. 5:1526—4¾. A $6,000—$6,000. other consid and 100

81st st E, No 23, n s, 95 w Madison av, 20.6x102.2, 5 and 6-sty stone front dwelling. Wm W Hall et al to Harry S Harkness. Nov 26, 1907. 5:1493—13. A $46,000—P $66,000. other consid and 100

82d st E, Nos 526 and 528, s s, 264.8 w East End av or Av B, 33.4x102.2, 6-sty brk tenement and store. Jacob Bren to David Karen, Louis Goldberg and Jacob Karen. Mort $41,500. Nov 22. Nov 27, 1907. 5:1578—38. A $10,500—$41,000. nom

85th st E, Nos 434 to 440, s s, 119 w Av A, 75x102.2, two 6-sty brk tenements and stores. Abraham Silverson to Silverson Construction Co. Mort $30,000. Nov 25. Nov 26, 1907. 5:1564—31 and 32. A $24,000—P $60,000. other consid and 100

88th st E, Nos 58 and 60, s s, 147.11 w Park av, runs s 53.7 x e 3.10 x s 47.1 x w 66.5 x n 100.8 to st x e 62.7 to beginning, 3 and 5-sty brk stable. Wm B Leeds to James F Elder. Sept 23. Nov 26, 1907. 5:1499—assessed with lot No 44. nom

Same property. James F Elder to Domestic Realty Co. Nov 19. Nov 26, 1907. 5:1499. other consid and 100

89th st E, No 223, n s, 225 w 2d av, 25x100.8, 5-sty brk tenement. Ida Fraade to Johanna Hutshing. Mort $25,000. Nov 19. Nov 27, 1907. 5:1535—15. A $9,000—$21,000. other consid and 100

96th st W, No 34, s s, 325 w Central Park West, 17x100.8, 5-sty brk and stone dwelling. Abraham Silverson to Jacob L Andron. Mort $28,000. Nov 2. Nov 26, 1907. 4:1209—46. A $10,000—$23,000. 100

97th st E, No 227, n s, 200 w 2d av, 25x100.11, 5-sty brk tenement and store. Mayme Katz to Ella Gross. Mort $23,050. Nov 18. Nov 23, 1907. 6:1647—16. A $8,000—$18,000. other consid and 100

98th st W, No 259, n s, 100 e West End av, 18x100.11.

98th st W, No 257, n s, 118 e West End av, 18x100.11.

98th st W, No 251, n s, 172 e West End av, 18x100.11.

three 4-sty brk dwellings.

James R Hay to Chas T Barney. B & S. June 29, 1899. Nov 22, 1907. 7:1870—5, 6 and 8. A $30,000—$54,000. nom

98th st W, Nos 247 and 249, n s, 190 e West End av, 35x100.11, two 4-sty brk dwellings.

98th st, Nos 253 and 255, n s, 136 e West End av, 36x100.11, two 4-sty brk dwellings.

John O Baker to Chas T Barney, of Southampton, L I. Mort $65,000. July 27, 1899. Nov 25, 1907. 7:1870—9 and 9½. A $19,500—$35,000 and 6½ and 7. A $20,000—$36,000. nom

99th st W, No 302, s s, 80 w West End av, 20x100.11, vacant. Herbert Realty Co to Julia Brown, of Brooklyn. Mort $11,500. Nov 22, 1907. 7:1888—26. A $11,000—$11,000. 100

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# THE GEORGE A. JUST COMPANY

**239 Vernon Ave., Boro. of Queens, New York City**

# IRONWORK FOR BUILDINGS


101st st W, No 64, s s, 200 e Columbus av, 25x100.11, 5-sty brk tenement. 7:1836—56. A $11,000—$24,000.

3d av, No 1909, e s, 40.4 n 105th st, 20.2x63.4x20.2x63.3, 3-sty frame tenement and store. 6:1655—2½. A $7,500—$10,000.
Clara Steiermann to Ferdinand Steiermann. B & S. All liens. Nov 22. Nov 26, 1907. nom

103d st E, No 156, s s, 101.6 e Lexington av, 27x100.11, 5-sty stone front tenement. Solomon Altshuler to Michael O'Leary. Mort $17,000. Nov 19. Nov 22, 1907. 6:1630—48. A $11,000—$20,000. other consid and 100

103d st E, Nos 139 to 147, n s, 294 e Park av, 81x100.11, five 3-sty brk and stone dwellings. Samuel Goldberg to Samuel Klepner. Mort $41,500. Nov 21. Nov 22, 1907. 6:1631—13 to 15½. A $30,000—$32,500. other consid and 100

105th st E, Nos 239 to 249, n s, 136.3 w 2d av, 81.3x100.9, two 6-sty brk tenements and stores. Jacob Massey to Mania Rothbord, of Brooklyn. Morts $103,900. Nov 22. Nov 23, 1907. 6:1655—16 and 18. A $24,000—P $100,000. nom

106th st E, No 59, n s, 150 e Madison av, 25x100.11, 5-sty brk tenement and store. Michael N Delagi to Barbara J Jordan. All liens. Oct 15. Nov 27, 1907. 6:1612—27. A $11,000—$20,000. other consid and 100

108th st W, Nos 4 and 6, s s, 100 w Central Park West, 50x100.11, 6-sty brk tenement. Abraham Silverson to Silverson Construction Co. Mort $30,000. Nov 25. Nov 26, 1907. 7:1843—37. A $23,000—$75,000. other consid and 100

108th st W, Nos 8 and 10, s s, 150 w Central Park West, 50x100.11, 6-sty brk tenement. Abraham Silverson to Silverson Construction Co. Mort $30,000 on this and other property. Nov 25. Nov 26, 1907. 7:1843—40. A $23,000—$75,000. 100

109th st E, No 20, s s, 119 w Madison av, 31x100.11, 5-sty stone front tenement. Max L Schallek to Morris Levy. ½ part. Mort ½ of $23,000. Nov 25. Nov 27, 1907. 6:1614—61. A $15,500—$30,000. nom

114th st W, No 18, s s, 191.4 w 5th av, 17.8x100.11, 3-sty and basement stone front dwelling. Abraham Halprin to Yetta Kraner. Mort $10,500. Nov 26, 1907. 6:1597—43½. A $8,000—$11,500. 100

115th st W, No 67, n s, 250 e Lenox av, 25x100.11, 5-sty stone front tenement. Alice H Palmer to Milton C Henley. Mort $29,000. Nov 26, 1907. 6:1599—12. A $13,000—$26,000. nom

116th st W, s s, 175 w Broadway, 50x100.11, vacant. John D Crimmins to Paterno Bros, a corpn. Nov 21. Nov 25, 1907. 7:1896—77 and 78. A $34,000—$34,000. other consid and 100

116th st E, No 246, s s, 87 w 2d av, 23x100.11, 2-sty brk tenement and store. Alicia L Laird INDIVID and as EXTRX Eliz Wood to John Doyle. Nov 20. Nov 25, 1907. 6:1665—30½. A $7,500—$10,000. 14,000

117th st E, No 329, n s, 350 e 2d av, 25x100.10, 2-sty frame tenement and store.

117th st E, No 328, s s, 350 e 2d av, 25x100.10, 2-sty frame dwelling.
David Cohen to Golde & Cohen, a corpn. All liens. Nov 26. Nov 27, 1907. 6:1689—15. A $6,000—$7,500; 1688—39. A $6,000—$7,500. other consid and 100

118th st W, Nos 146 to 156, on map Nos 148 to 154, s s, 125 e 7th av, 150x100.11, two 6-sty brk tenements. Harris Friedman et al to Charles and Henry Friedman. Mort $217,000. Nov 23, 1907. 7:1902—53 and 56. A $72,000—$260,000. other consid and 100

120th st E, Nos 520 to 554, s s, 250 e Pleasant av, 150x100.11, four 6-sty brk tenements. Florence Realty & Construction Co to Calogero Messineo. Mort $110,000. Nov 21. Nov 22, 1907. 6:1816 37 to 42. A $28,000—P $128,000. other consid and 100

122d st E, Nos 339 to 343, n s, 100 w 1st av, 75x100.11, three 4-sty brk tenements. Abe Schwalbe to Joshua, Louis and Elias Silverstein. Mort $34,000. April 24, 1906. Nov 25, 1907. 6:1799—21 to 23. A $16,500—$25,500. other consid and 100

125th st W, No 512, s s, 150 w Amsterdam av, 25x100.11, 5-sty brk tenement. Joseph Bierhoff to Elias Feinberg. Mort $16,000. Nov 25. Nov 26, 1907. 7:1979—39. A $10,000—$21,000. other consid and 100

125th st W, n s, 425 e Broadway, runs n 50 x e 18 x n 50 x e 15 x s w — to st x w 7 to beginning, vacant. Milton C Henley to Sadie Haas. C a G. Nov 21. Nov 22, 1907. 7:1980—assessed with lot 19. nom

128th st W, Nos 79 to 83, n s, 75 e Lenox av, 60x99.11, two 6-sty brk tenements. Abraham Silverson to Silverson Construction Co. Mort $30,000. Nov 25. Nov 26, 1907. 6:1726—5 and 6. A $24,000—$86,000. other consid and 100

128th st W, Nos 257 to 261, n s, 150 e 8th av, 108x99.11, three 4-sty stone front tenements. William Wallach to Lulu Banford. Mort $107,000. Nov 21. Nov 22, 1907. 7:1934—7 to 10. A $43,200—$83,000. other consid and 100

131st st W, No 18, s s, 265 w 5th av, 15x84.11, 3-sty stone front dwelling. Milton C Henley to Alice H Palmer. Mort $8,500. Nov 25. Nov 26, 1907. 6:1728—47. A $6,000—$10,000. other consid and 100

132d st W, No 552, s s, 300 w Amsterdam av, 20x99.11, 5-sty brk tenement. Hester Smith to Max Sommers. All liens. Nov 27, 1907. 7:1986—45. A $7,500—$22,000. nom

133d st W, No 161, n s, 200 e 7th av, 25x99.11, 5-sty brk tenement. Isaac Mannheimer to Sarah Weiss. Mort $21,000. Nov 27, 1907. 7:1918—10. A $10,000—$21,000. other consid and 100

Same property. Sarah Weiss to Morris Mannheimer. Mort $21,000. Nov 27, 1907. 7:1918. other consid and 100

133d st W, No 70, s s, 84 e Lenox av, 26x99.11, 5-sty brk tenement. Marcus Markiewicz to Bernhard Mainzer. ½ part. Mort $17,000. Sept 27. Nov 26, 1907. 6:1730—68. A $10,500—$27,000. other consid and 100

133d st W, Nos 27 to 31, n s, 360 w 5th av, 50x99.11, 6-sty brk tenement and store. Abraham Silverson to Nathan Hutkoff. Mt $52,400. Nov 21. Nov 22, 1907. 6:1731—21. A $21,000—P $60,000. other consid and 100

141st st W, No 559, n s, 100 e Broadway, late 11th av, 25.4x100, 3-sty brk dwelling. John O Baker to Chas T Barney, of Southampton, N Y. B & S. Feb 24, 1899. Nov 25, 1907. 7:2073—6. A $8,000—$15,000. nom

146th st W, Nos 265 to 273, n s, 100 e 8th av, 125x99.10, five 5-sty brk tenements. The Old Town Realty Co to Thos J Murtha. Mort $121,250. Nov 20. Nov 27, 1907. 7:2032—5 to 9. A $35,000—$92,500. nom

148th st W, No 204, s s, 137.6 w 7th av, 37.6x99.11, 5-sty brk tenement. Simon Lazerowitz et al to Benj L and Berthold Weil. Mort $37,000. Nov 22. Nov 25, 1907. 7:2033—40. A $10,500—$35,000. other consid and 100

148th st W, No 213, n s, 287.3 w 7th av, 37.5x99.11, 5-sty brk tenement. Mark Blumenthal to Etta Crakow. ¼ part. Mort $34,000. June 24. Nov 26, 1907. 7:2034—19. A $10,500—$35,000. other consid and 100

151st st W, No 524, s s, 280 e Broadway, 40x99.11, 5-sty brk tenement. Rose Cohen to Phillippine Friedeberg. Mort $46,500. Nov 25. Nov 26, 1907. 7:2082—50. A $16,000—$42,000. other consid and 100

156th st W, Nos 531 to 543, n s, 239.6 e Broadway, 235.6x99.11, six 5-sty brk tenements. 8:2115—51 to 59. A $96,000—P $228,000.

172d st W, n s, 187.6 w Amsterdam av, 87.6x94.6, two 5-sty brk tenements. 8:2129—57 and 59. A $18,000—P $56,000.

Amsterdam av, Nos 2533 to 2539 | e s, 128 n 185th st, 86.10 to 186th st | 186th st x100x90x100, two 6-sty brk tenements and stores. 8:2149—assessed with lot No 81.

Amsterdam av, e s, 40 s 185th st, 39.11x100, 6-sty brk tenement and store. 8:2149—35. A $12,800—$40,000.

118th st W, No 73, n s, 185 e Lenox av, 20.6x100.11, 5-sty brk tenement. 6:1717—9. A $9,700—$23,000.
Louis Meryash to Amsterdam Holding Co. All liens. Nov 7. Nov 26, 1907. other consid and 100

170th st W, s s, 365.11 w Broadway, late Kingsbridge road, 50x90, vacant. John O Baker to Chas T Barney. Mort $2,500. Mar 4, 1903. Nov 25, 1907. 8:2138——147. A $8,000——$8,000. nom

192d st W, s s, 175 w Audubon av, 75x100, vacant. Sound Realty Co to Cathleen Turney. All liens. Nov 15. Nov 25, 1907. 8:2161—part lot 150. other consid and 100

Av A, Nos 287 and 289 | s w cor 18th st, 46x94, three 5-sty brk 18th st, Nos 438 to 442 | tenements and stores. Louis Lewin to Martin Garone. 1-3 part. Mort $51,500. Nov 11. Nov 26, 1907. 3:949—30. A $22,000—$39,500. other consid and 100

Amsterdam av | e s, 220.10 n 185th st, runs n 573.9 to point 35.2
New av | n from s line proposed Washington Bridge av x e
186th st | 242.7 to w s Fort George or Speedway Park x
187th st | s — x w 351.10 to beginning, except part for
188th st | Washington Bridge av, vacant. James R Hay to Chas T Barney. Morts $188,000. June 9, 1905. Nov 22, 1907. 8:2149—93 and 108. A $138,500—$140,500. other consid and 100

Amsterdam av, e s, 30.9 n from s s 191st st, runs e 479.6 to w s Harlem River, x s — to pt 76.6 n 188th st, x n w 145 and 314.6 and 105 to av at pt 76.6 n 188th st, x — 673.9 to beginning, with all title to sts, land under water, &c, 2-sty frame dwelling and vacant. John O Baker to Chas T Barney, of Southampton, N Y. Q C. Mort $75,000. Mar 25, 1899. Nov 25, 1907. 8:2149—151 and 174. A $119,500—$222,500. nom

Amsterdam av, Nos 1940 to 1946 | n w cor 156th st, 100x125,
156th st, Nos 501 and 503 | 1 and 2-sty frame stable and two 2-sty frame tenements and stores. Abraham Silverson to Silverson Construction Co. All liens. Nov 25. Nov 26, 1907. 8:2115—38. A $78,000—$80,000. other consid and 100

Amsterdam av, Nos 502 and 504, w s, 40 n 84th st, 40x100, 6-sty brk tenement and store. Isaac Lowenfeld to Lillie Pfeiffer. All liens. Nov 21. Nov 27, 1907. 4:1232—31. A $33,000—P $48,000. other consid and 100

Broadway, Nos 2341 to 2355 | s w cor 86th st, runs w 179.6 x s
85th st, Nos 251 and 253 | 102.2 x e 44 x s 102.2 to n s 85th
86th st, Nos 250 to 276 | st x e 121.1 to w s Broadway x n 204.10 to beginning, two 7-sty brk tenements and four 5-sty stone front dwelling. John O Baker to Chas T Barney. B & S. Mar 25, 1899. Nov 22, 1907. 4:1233—53 to 59 and 7½ and 11. A $451,000—$816,000. nom

Broadway, No 3261 | s w cor 132d st, runs w 150 x s 99.11
131st, No 601 | x e 50 x s 99.11 to n s 131st st, x e
132d st, Nos 600 to 604 | 100 to Broadway, x n 199.10 to beginning, 6-sty brk tenement and vacant. John O Baker to Chas T Barney, of Southampton, N Y. B & S. Feb 24, 1899, or 1899(?) Nov 25, 1907. 7:1998—28 to 39. A $101,000—$ —. nom

Broadway | n w cor 152d st, 199.10 to s s 153d st,
152d st, Nos 601 to 607 | x125.8, 3-sty frame dwelling and 1 and
153d st, No 600 | 2-sty frame buildings and vacant. John O Baker to Chas T Barney. Mort $126,800. June 14, 1906. Nov 25, 1907. 7:2099—27 to 38. A $137,000—$138,300. other consid and 100

Broadway | s w cor 87th st, 50.1x92.2x50.8x95.9, vacant. John O
87th st | Baker to Chas T Barney. Mort $70,000. May 8, 1907. Nov 25, 1907. 4:1234—54 and 55. A $83,000—$83,000. other consid and 100

Broadway, late Kingsbridge road | w s, opposite c l of 170th st,
Fort Washington av | runs n along road, 551.2 x w
170th st | 480.4 to e s Fort Washington av,
171st st | x s on curve 225.10 x s along av,
172d st | 241.6 to c l 170th st, x e 666 to beginning, vacant. John O Baker to Chas T Barney, of Southampton, N Y. Q C. Mort $150,000. Mar 25, 1899. Nov 25, 1907. 8:2142——1, 50, 58 and 68. A $——$——. nom

Broadway, No 2361 | n w cor 86th st, 151x92.2½x150.8x81.7, vacant.
86th st, No 251 | John O Baker to Chas T Barney. B & S. Mar 25, 1899. Nov 25, 1907. 4:1234—13, 52 and 53. A $221,000—$221,000. nom

Broadway, No 2001 | n w cor 68th st, runs n 84.9 x w 59 x s 25 x
68th st, No 143 | w 2 x s 50.5 to n s 68th st, x e 99.9 to beginning, 1-sty frame shop and garage. Mary E Pinchot to Amos F Eno. Jan 26, 1906. Nov 25, 1907. 4:1140—10. A $130,000—$130,000. 170,000

Broadway, No 1451 | n w cor 41st st, 19.10x135 to 7th av
41st st, Nos 155 to 161 | x19.1x141.2, vacant. 4:994—1 and 5.
7th av, No 583 | A $245,000—$——.

Broadway, No 1453 | w s, 19.9 n 41st st, 20.7x130.3 to 7th av,
7th av, No 585 | 20x135.10, vacant. 4:994—2 and 6. A $152,500—$——.

34th st W, Nos 46 and 48, s s, 150 e 6th av, 50x98.9, 4 and 5-sty

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LENOX IRON WORKS, Inc.
HUGH J. LAWLER, Treasurer
BEAM YARD: 132d STREET, PARK TO LEXINGTON AVENUES
STRUCTURAL STEEL AND ORNAMENTAL IRON
Office, 1959 Park Ave., CORNER 132d ST.

brk and stone buildings, store in No 46. 3:835—68 and 69. A $400,000—$422,000.

Greenwich st, Nos 83 and 85 | s e s, 45.7 s w Rector st, runs s e Trinity pl, Nos 46 and 48 | 82.1 x n e 1.6 x s e 24.6 to n w s Trinity pl or New Church st at point 46 s w Rector st x s w 48.1 x n w 9.3 x n e 4.6 x n w 91 to Greenwich st x n e 39.5 to beginning, 5-sty brk office building. 1:19 -19. A $73,800—$100,000.

Whitehall st, No 47, e s, abt 38 n Front st, 24x31.6, 3-sty brk tenement and store. 1:8—2. A $29,000—$30,000.

Front st, No 1½, n s, abt 31 e Whitehall st, 13.6x70x12x70, part 3-sty brk tenement and store.

Front st, No 2, n s, abt 48 e Whitehall st, 18x70x20x70, part 3-sty brk tenement and store. 1:8—the last two parcels assessed as lot 13. A $22,200—$23,500.

Eliz K Vingut to William M Cruikshank, of Garden City, L I, Augusta F Bowen, of Setauket, L I. All title. Trust Deed. June 17. Nov 26, 1907. nom

Central Park West, Nos 393 and 394, w s, 40 n 99th st, 38.11x100, 6-sty brk tenement and store. Abraham Silverson to Silverson Construction Co. All liens. Nov 25. Nov 26, 1907. 7:1835—31. A $36,000—$55,000. other consid and 100

Central Park West, No 391 | n w cor 99th st, 40x100, 6-sty brk 99th st, Nos 1 to 7 | tenement and store. Abraham Silverson to Silverson Construction Co. All liens. Nov 25. Nov 26, 1907. 7:1835—29. A $48,000—$75,000. other consid and 100

Columbus av, Nos 141 to 147 | n e cor 66th st, 100.5x100, 4-sty 66th st, No 71 | brk building and store. John O Baker to Chas T Barney. B & S. Feb 24, 1899. Nov 22, 1907. 4:1119—1. A $150,000—$195,000. nom

Convent av | s w cor 129th st, runs s — to n s 128th st x w 76.5 x n 128th st | 244.6 to s s 129th st x e 114 to beginning, vacant. 129th st | David Cohen to Golde & Cohen. All liens. Nov 26. Nov 27, 1907. 7:1968—23. A $50,000—$50,000. other consid and 100

East End av, No 172 | w s, 25.8 s 88th st, 25x96, 5-sty stone front Av B, No 1702 | tenement. Henry Sturts EXR Helene J A Beck to Otto H Schlobohm. Mort $10,000. Nov 18. Nov 22, 1907. 5:1584—29. A $10,000—$22,000. 15,500

Fort George av | n s, abt 561 11 e St Nicholas av, and being plot St Nicholas av | 28 map (No 697) part estate Isaac Dyckman, begins at s w cor plot 27, runs n e 382 to s e s St Nicholas av x s w 444 x s e 147.8 to n w s Fort George av x n e 200 to beginning, vacant. John O Baker to Chas T Barney. Mort $60,000. June 14, 1905. Nov 25, 1907. 8:2149—249. A $16,000—$16,000. other consid and 100

Fort Washington av, w s, 175.7 s 170th st, 20.3x113.11x31.7x 107.2, vacant. 8:2139—159. A $7,500—$7,500.

Haven av, e s, 180.9 s 170th st, 31.5x106.11x31.7x114.9, vacant. 8:2139—140. A $2,500—$2,500.

John O Baker to Chas T Barney, of Southampton, N Y. Dec 11, 1902. Nov 25, 1907. nom

Lenox av | n e cor 143d st, runs e 96.2 x n 59.11 x e 16.7 x n 143d st | 39.11 x w 27.10 x s 25 x w 85 to av x s 74.11 to beginning, vacant. FORECLOS (Oct 18, 1907). Harry B Davis (ref) to Maurice Cohen. Nov 18. Nov 27, 1907. 6:1741—1. A $45,000—$45,000. 25,000

Lexington av, Nos 2170 to 2184 | n w cor 130th st, runs w 80 x n Park av, Nos 1921 to 1927 | 99.11 x w 202.5 x s 99.11 to n s 130th st, Nos 101 to 109 | 130th st x w 122.6 to e s Park 131st st | av x n 199.10 to s s 131st st x e 405 to Lexington av x s 199.10 to beginning, seven 6-sty brk tenements, stores on corners. John H Bodine to Keats Co. B & S. All liens. Nov 9. Nov 26, 1907. 6:1779—1 and 15 and 56 to 72. A $137,000—P $185,000. other consid and 100

Lexington av, No 515 | s e cor 48th st, 100.5x34, 7-sty brk tene- 48th st, No 134 | ment and store. Julius B Fox to Joseph L Buttenwieser. All liens. Oct 8. Nov 27, 1907. 5:1302 -51. A $45,000—$80,000. other consid and 100

Madison av, Nos 1824 to 1830 | s w cor 119th st, 80.11x75, two 119th st | 6-sty brk tenements and stores. David Cohen to Golde & Cohen, a corpn. All liens. Nov 26. Nov 27, 1907. 6:1745—55 and 58. A $43,000—P $90,000. other consid and 100

Madison av, No 1822, w s, 80.11 s 119th st, 20x75, 3-sty stone front dwelling. John O Baker to Chas T Barney. B & S. Jan 29, 1902. Nov 22, 1907. 6:1745—54. A $9,000—$13,000. nom

Madison av, No 719, owned by party 1st part.

Madison av, s e cor 64th st, adj above, owned by party 2d part. Encroachment agreement. Harriett A R Mills with Sixty-Fourth Street Co. Nov 15. Nov 25, 1907. 5:1378. nom

Park av, No 1970, w s, 80 s 133d st, 19.11x75, 4-sty brk tenement and store. Release claims, &c, as to Viaduct. John McManus to N Y & Harlem R R Co and the N Y C & H R R Co. May 23. Nov 25, 1907. 6:1757—37. A $4,000—$9,000. other consid and 100

St Nicholas av | n w cor 186th st, 114.10x100, vacant. John O Ba- 186th st | ker to Chas T Barney. Mort $42,000. June 14, 1905. Nov 25, 1907. 8:2166—78 to 82. A $50,000—$50,000. other consid and 100

1st av, No 689, w s, 123.5 s 40th st, 24.8x75, 5-sty brk tenement and store. Isaac S Heller to Vincenzo Locicero. Mort $24,000. Nov 23. Nov 25, 1907. 3:945—28. A $10,000—$15,000. other consid and 100

6th av, No 879, w s, 75.4 s 50th st, 25x100, 5-sty stone front tenement and store. Simeon Nauheim and ano EXRS Alexander Kuh to Moses A Kuh, Carrie Nauheim and Millard F Kuh. Mort $14,000. Nov 11. Nov 22, 1907. 4:1002—33. A $35,000—$45,000. other consid and 100

7th av, Nos 100 and 102 | n w cor 16th st, 53x63, one 3-sty brk, 16th st, Nos 201 and 203 | one 3-sty frame and one 4-sty brk tenements, stores on av. Catherine Courtney and Mary McGough INDIVID and HEIRS Bridget McGough to John M Ryan. Nov 21. Nov 26, 1907. 3:766—38 to 40. A $30,500—$40,000. nom

Same property. John M Ryan to Catherine Courtney, 1-3 part, and Mary McGough, 2-3 parts. B & S. Nov 21. Nov 26, 1907. 3:766. nom

7th av, No 375, e s, 25.3 s 31st st, 21x75, 3-sty brk tenement and store. Chas F Bauerdorf and ano EXRS Albert J Adams to Augustin A Wolfe. Nov 20. Nov 22, 1907. 3:806—77. A $34,000—$36,000. 60,000

Same property. Release dower. Isabella V Adams widow to same. Nov 20. Nov 22, 1907. 3:806. nom

7th av | s e cor 111th st, 100.11x150, 6-sty brk tenement and 111th st | store. The Apartment Construction Co to Greene Court Building Co. Mort $275,000. Nov 23, 1907. 7:1820—58 and 61. A $114,000—$——. other consid and 100

7th av, No 375, e s, 25.3 s 31st st, 21x75, 3-sty brk tenement and store. Augustin A Wolfe to Mary I Allison, Margaret I O'Bryan and Kath A, Augusta A and Chas M Ingebrand, all of St Paul, Minn; and Geo C Ingebrand, of Williston, North Dakota. 1-6 part. Mort $42,000. Nov 20. Nov 25, 1907. 3:806—77. A $34,000—$36,000. nom

Same property. Same to Philip and Chas F Berg, Susan Heinemann and Margt Wolfe, all of N Y, and Geo Berg of Hillsboro, Ohio. 5-6 parts. Mort $42,000. Nov 20. Nov 25, 1907. 3:806. nom

8th av, No 328, e s, 104.1 s 27th st, 22x100, 3-sty brk tenement and store. Jane A Hind to Wm H Hind. B & S. Nov 25, 1907. 3:776—4. A $19,000—$22,000. nom

8th av, Nos 216 to 230 | n e cor 21st st, runs n 150.7 to e s old 21st st, Nos 261 to 265 | Fitz Roy road x e 13 to c l said road x s e 2.5 x e 86.2 x s 148.3 to 21st st x w 100 to beginning, six 2 and four 3-sty brk tenements, stores on av. Abraham Silverson to Silverson Construction Co. Morts $230,000. Nov 25. Nov 26, 1907. 3:771—1 to 5 and 76 to 78. A $90,000—$118,500. other consid and 100

8th av, No 2917, w s, 74.11 n 154th st, 25x100, 6-sty brk tenement and store. Abraham Silverson to Silverson Construction Co. Mort $5,000 on this and other property. Nov 25. Nov 26, 1907. 7:2047 -32. A $8,000—$30,000. other consid and 100

8th av, Nos 2753 and 2755 | s w cor 147th st, 50x85, 6-sty brk 147th st, No 300 | tenement and store. Release mort. American Mortgage Co to Philip Simon, Henry Segall and Aaron F Kurzman. Nov 25. Nov 26, 1907. 7:2045—36. A $20,000—P $35,000. 3,500

8th av, No 2911 | n w cor 154th st, 24.11x100, 6-sty brk tene- 154th st, No 501 | ment and store. Abraham Silverson to Silverson Construction Co. Mort $——. Nov 25. Nov 26, 1907 7:2047—29. A $12,000—$45,000. other consid and 100

## MISCELLANEOUS.

Agreement as to division of estate in the matter of Bernard Gartlan decd, &c, under trust deed for $5,700. John Noonan et al with George Gartlan as ADMR. Aug 1, 1907. Nov 22, 1907. ——

Similar agreement as above. Same with same. July 25. Nov 22, 1907. ——

All right, title and interest in estate of Eliz F Floyd dec'd. Benjamin Van Horne Vingut to Wm M Cruikshank, of Huntington, L I, and Henry K Vingut, of Setauket, L I. Trust deed. Sept 21, 1904. Nov 26, 1907. nom

Exemplified copy last will of Anna Gerken dec'd. Dec 28, 1905. Nov 26, 1907. ——

General release, especially as to deficiency judgment which may arise from foreclosure of mortgage. Esmond Stiles to Perley S Crosier. June 18. Nov 25, 1907. nom

Order of court substitution trustees of estate. Emilie Bruhl widow et al heirs, &c, Samuel Bruhl dec'd petitioners, the court appoints Maurice Seligmann and Solomon Bass as TRUSTEES. Mar 31, 1900. Nov 26, 1907. ——

Will of Henry Davenport, of Boston, Mass. July 3, 1893. Nov 22, 1907. Wills. ——

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

*Byron st, e s, 185.9 n Kossuth av, 39.3x101.2x39.3x104.2. John Soukup to Wincencie Soukup. Q C. Nov 23. Nov 27, 1907. 2,900

*Concord st, e s, 96 n 236th st, 50x95. Thos J Horan to Herman Menaker. Mort $950. Nov 22. Nov 23, 1907. other consid and 100

*Concord st, e s, 146 n 236th st, 50x95. Mary A Horan to same. Nov 22. Nov 23, 1907. other consid and 100

Clinton pl, No 60, s s, 125 w Grand av, 25x100, 2-sty frame dwelling. Michael J Keenan to Chas J Ivimey and Charlotte his wife, as joint tenants. Mort $5,500. Nov 22. Nov 23, 1907. 11:3207. other consid and 100

Dawson st, e s, 699.9 n Longwood av, 40.7x100, 5-sty brk tenement. Mort $27,000.

Dawson st, e s, 740.4 n Longwood av, 40.7x100, 5-sty brk tenement. Mort $27,000.

Twelve Forty-two Dawson Street Co to Elliott Raymond, of New Rochelle, N Y. Also Mort $28,493 on this and other property and all liens. Nov 20. Nov 22, 1907. 10:2702. other consid and 100

Dawson st, e s, 659.2 n Longwood av, 40.7x100, 5-sty brk tenement. Same to Geo J Schnatz. Mort $27,000; also Mort for $28,493 on this and other property and all liens. Nov 20. Nov 22, 1907. 10:2702. other consid and 100

Dawson st, e s, 618.6 n Longwood av, 40.7x100, 5-sty brk tenement. Twelve Forty-two Dawson Street Co to John Miller. Mort $27,000, also mort for $28,493 on this and other propery and all liens. Nov 20. Nov 23, 1907. 10:2702. other consid and 100

Dawson st, e s, 537.4 n Longwood av, 40.8x100, 5-sty brk tenement. Twelve Forty-two Dawson Street Co to Anton W Gerstner, of Weehawken, N J. Mort $27,000; also mort of $28,493 on this and other property and all liens. Nov 20. Nov 23, 1907. 10:2702. other consid and 100

Featherbed lane, s w cor Plympton av, deed reads Old Undercliffe av, c l at line bet lands Marianna A and Wm B Ogden at point 131 e Aqueduct av, runs n along a line 100 w Plympton av, 299 x e 10 x n 100 and 125.11 and 49.4 x w 66.9 to e s Aqueduct av, at point 201.3 s Featherbed av, and w s Plymp-

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

ton av, x n along e s Featherbed lane or Aqueduct av, 201.3 to w s Plympton av, x s 725.9 to said division line, in c l of said av, x w 100.3 to beginning, vacant.
Featherbed lane, s s
Nelson av, w s
172d st, n s
Plympton av, e s
Leopold Weil to Robert Jablinowski as referee in suit of Knickerbocker Trust Co et al plaintiffs vs Webster Realty Co et al defendants. Q C. Nov 5. Nov 22, 1907. 11:2874 and 2875. nom

Home st, s s, 91.9 w Prospect av, 40.1x99.9x64.1x120.2, vacant. Abelman Construction Co to Irving W Young of White Plains, N Y. All liens. Nov 27, 1907. 10:2680. nom

Hall pl, e s, 193.1 s 167th st, 45x—x43.11x52.7, vacant. FORECLOS, Oct 17, 1907. Peter L Mullaly ref to Frederick Cordes. Mort $2,100 and all liens. Nov 8. Nov 22, 1907. 10:2700. 1,000

*Lowerre pl (Prospect terrace), w s, 38 n 228th st (14th av), 19 x80, Williamsbridge. Release mort. The Mt Vernon Trust Co to Chas J Chapman. Nov 11. Nov 25, 1907. 250

*Same property. Chas J Chapman to Alexander Thern. Mort $4,000. Nov 23. Nov 25, 1907. other consid and 100

*Same property. Release mort. Chas J Chapman to Alexander Thern. Nov 23. Nov 25, 1907. non

Simpson st, No 1041, w s, 241.3 n Westchester av, 43.9x100, 5-sty brk tenement. Release mort. Manhattan Mortgage Co to Louis Stern. Nov 16. Nov 26, 1907. 10:2726. nom

Tiffany st, w s, 43 n 165th st, 50.3x74.11x50.4x71.5, 5-sty brk tenement. Release mort. Greenwich Mortgage Co to Frankfeldt & Lippmann, a corpn. Nov 19. Nov 25, 1907. 10:2716. 20,000

Same property. Release mort. Cumberland-York Co to same. Nov 22. Nov 25, 1907. 10:2716. 3,000

134th st, No 410, s s, 115 e Willis av, 16.8x100, 4-sty brk dwelling. Jennie Kind to Alonzo Jackson. Mort $8,500. Oct 7. Nov 23, 1907. 9:2278. other consid and 100

137th st, Nos 618 and 620, old Nos 898 and 900, s s, abt 270 w Cypress av, also 625 w Home av, 50x100, two 4-sty brk tenements. Agostino Massa to Maria L wife of Agostino Massa. Mort $34,000. Nov 20. Nov 26, 1907. 10:2549. other consid and 100

139th st, No 542, s s, 100 w St Anns av, 37.6x100, 6-sty brk tenement. Minnie A Indellie et al to Abelman Construction Co. All liens. Nov 27, 1907. 9:2266. other consid and 100

149th st, No 340, s s, 125 w Cortlandt av, 25x106.6, except part for st, 3-sty frame tenement and 2-sty frame building in rear. Timothy F Sullivan to The Bungay Co of N Y. Mort $12,000. Nov 25, 1907. 9:2330. other consid and 100

155th st, No 318, late Mary st, s s, 375 w Courtlandt av, 25x100, 2-sty frame dwelling. Mary F wife of Detlef Sommer et al to Theo J Sommer. Nov 23. Nov 25, 1907. 9:2414. nom

165th st, No 655, No 849, n s, 334.3 e Boston road, 17.6x100.6, 3-sty frame dwelling. Timothy F Sullivan to The Bungay Company, of N Y. Mort $5,000. July 1. Nov 25, 1907. 10:2633. other consid and 100

165th st, No 1044, s s, 60 e Stebbins av, 20x77.8, 3-sty frame tenement. Franz Neumann to Mathilda Neumann. ½ part. All title. Mort $4,000. Nov 22. Nov 25, 1907. 10:2698. other consid and 100

169th st, No 1155, n e s, 40.2 s e Fox st or Barretto st, runs n e 80.10 x e 12.1 x s 0.3 x s e 10 x s w 87.8 to st x n w 20 to beginning, 3-sty brk tenement and store. Julius Heiderman EXR John M Mayer to Ernst Schoppe. Mort $5,000. Nov 22. Nov 23, 1907. 10:2719. 9,400

176th st, n s, 140 w Walton av, 25x125, 2-sty brk dwelling. Release mort. Title Guarantee and Trust Co to Solmax Realty Co. Nov 25. Nov 26, 1907. 11:2851. 100

179th st No 771 (Monroe st), n s, 60 e Bathgate av, late Madison av, 24.5x108, 2-sty frame dwelling. Dominick Stanislaw to Charles McConnell. Mort $4,000. Nov 21. Nov 22, 1907. 11:3045. 5,200

*214th st, late Av A, n s, 56 e White Plains road and being lot 68 map New Village of Jerome, 25x125. Frank Pettinati and ano to Raffaele Pettinati. Mort $3,400. Nov 26. Nov 27, 1907. nom

*216th st, s s, 150 e Tilden av, abt 69x100, Laconia Park. Mary J Hall to Samuel Sperling. Nov 25. Nov 26, 1907. other consid and 100

*Same property. Samuel Sperling to A Shatzkin & Sons. Mort $1,350. Nov 25. Nov 26, 1907. 100

*217th st, late 3d st, s s, 400 e 6th av, 25x109.4, Laconia Park. Arthur J Mace and ano EXRS Malinda G Mace to Jules Weill. May 15. Nov 22, 1907. nom

*218th st, late 4th st, s s, 131 e White Plains road, 50x114, Wakefield. Peter Kieran to Catherine Kieran. Mort $3,000. Nov 14. 1906. Nov 25, 1907. other consid and 100

*221st st, n s, 230 e 4th av, 25x114, Wakefield. A Shatzkin & Sons to Dante Imperatrice. Mort $843.75. Nov 18. Nov 27, 1907. 100

*222d st, s s, 130 e Barnes av (4th av), 25x25. Release mort. Mary J Story exr Edward Story to Abraham Schier and Leopold Buxbaum. Nov 1. Nov 26, 1907. nom

*224th st, (10th av), s e cor 2d st, now 2d av, 205x114, Wakefield. Wm F Norton to The Norton Realty Co. 1-3 part. B & S. Mort $3,000. Nov 26. Nov 27, 1907. other consid and 100

*233d st, n s, east ½ lot 678 map Wakefield.
233d st, n s, west ½ lot 638 map Wakefield.
Boundary line agreement. Walter Grant with Frank Vaccaro. Nov 22. Nov 26 1907. nom

***234th st, s s, 152.11 w Carpenter av, 25.9x114.7, Wakefield.** Eliza A Caterson to Marion M Caterson. B & S. Mort $1,800. and all liens. Oct 22. Nov 27, 1907. nom

Same property. Marion M Caterson to Fannie Saqui. Mort $1,800. Nov 20. Nov 27, 1907. other consid and 100

235th st, s s, 425 e Keppler av, 25x100, 2-sty frame dwelling. Dora M Schrenkeisen to Charles Bayer. Mort $3,000. Nov 22. Nov 23, 1907. 11:3375. nom

*236th st, s s, 100 e Bayard st, 25x100. Hudson P Rose Co to Charles Nelson. Nov 21. Nov 22, 1907. nom

236th st, No 273, n s, 185 w Katonah av, 25x100, 2-sty frame dwelling. John D Foley to Henry H Keough. B & S and C a G. Mort $4,500. Nov 26, ½ part. All title. Nov 27, 1907. 12:3377. other consid and 100

*Amundson av, w s, 475 s Jefferson av, 25x100. Land Co A of Edenwald to Wm A Brandt. Nov 19. Nov 25, 1907. nom

Anderson av, s e s, 777.6 n e from n w s Jerome av, 50x175.10x60.2x170.6, vacant. John F Kaiser et al to Charles Herrmann. Nov 25. Nov 26, 1907. 9:2504. other consid and 100

Briggs av, w s, 180.5 n 194th st, 26x72.2x26.5x79.11, 2-sty frame dwelling. Release mort. Wm H Valentine and ano to William H Wright & Son, Inc, a corpn. Nov 22, 1907. 12:3300. 1,750

*Bronx Park av, n w cor 179th st, 25x100, 2-sty frame dwelling. Minnie Schmidt to Louis Schmidt. Mort $7,300. Nov 25, 1907. other consid and 100

Briggs av, s w cor 197th st, runs w 92.2 x s 166.5 to n s Williamsbridge road, x e 104.3 to av, x n 124.4 to beginning, vacant. Mort $3,750.

197th st, n s, 53.10 e Briggs av, 25x90, vacant. Mort $1,000. Philip Stubenvoll to Frederick Stubenvoll. ½ part. All title. All liens. Nov 18. Nov 25, 1907. 12:3295, 3301. other consid and 100

Briggs av, w s, 171.8 n 194th st, 22x77.2x22.1x74.11, 2-sty frame dwelling. Irene E Wright to William H Wright & Son, Inc, a corpn. Nov 22, 1907. 12:3300. other consid and 100

*Burdett av, n s, 609.4 w Ft Schuyler road, 25x100. The Lamport Realty Co to Maria H Morelius. Nov 22. Nov 23, 1907. other consid and 100

Briggs av, w s, 148.4 n 194th st, 23.4x74.11x23.5x72.5, 2-sty frame dwelling. Irene E Wright to Annie E Murphy. Q C. Oct 23. Nov 22, 1907. 12:3300. nom

College av, s e s, 275 s w 171st st, 25x125, 3-sty frame dwelling. Christena K Shaw to Joseph Liccione of Mt Vernon, N Y. Nov 12. Nov 25, 1907. 11:2784. nom

Creston av, e s, 170.3 s 198th st, 25x95, 2-sty frame dwelling. Amalia Pirk to Emil Pufahl. Mort $6,500. Nov 7. Nov 23, 1907. 12:3315. other consid and 100

*Carpenter av, e s, 76.6 n 229th st, 25x105. William Garrett to Albert A Stolle. Mort $4,250. Nov 21. Nov 23, 1907. other consid and 100

*Columbus av, s e cor Louise st, portion Hunt estate, 50x100. Fritz Klenk to Samuel Leiman and Louis Kaplan. Nov 22. Nov 23, 1907. 100

*Columbus av, s w cor Madison st, 50x100. Henry Dressel to Christoph Wich. All title. Nov 21. Nov 25, 1907. other consid and 100

*Cedar av, s s, — w Corsa av and being lots 267 and 268 map Laconia Park. Release mort. Kassel Edelson and ano to A Shatzkin & Sons. Nov 18. Nov 25, 1907. 100

*Cedar av, s s, — w Corsa av and being lot 268 same map. A Shatzkin & Sons to Giovanni De Blasio. Mort $250. Nov 11. Nov 25, 1907. 100

Cambreleng av, Nos 2390 and 2401 188th st, No 956 | s e cor 188th st, 28.4x80, two 2-sty frame dwellings. Catherine Christena LeRoy Scharf to Anthony Iallorardo and Giuseppe Fiore. Mort $6,000. Nov 25. Nov 26, 1907. 11:3000. other consid and 100

Cromwell av.
Macombs road
Declaration as to restrictions, &c, as to property owned by said company and filed as map No 1148 in Registers office, except as to lots fronting on Cromwell av and Macombs road. The Upland Realty Co to whom it may concern. Nov 19. Nov 26, 1907. 11:2872.

Decatur av, e s, 288.4 s 205th st, 25x112.6, 2-sty frame dwelling. Release mort. John H Green to Mary Russhon. Nov 12. Nov 27, 1907. 12:3353. 1,000

Daly av, n w s, lot 279 map East Tremont and adj lot 280, runs n w 114 to point 98.11 s e Orchard av x n e 25.11 x s e 114 to av, x s w 25.11 to beginning. John G Ellendt to May K Ellendt his wife. ½ part. Mort $4,000. Nov 22. Nov 26, 1907. 11:-3122. nom

*Doon av, e s, 244.4 s Kingsbridge road, 25x100. Land Co B of Edenwald to Morris Davis. Nov 11. Nov 26, 1907. nom

Daly av, e s, 259.2 s Tremont av, runs s e 152.3 x s 130 x n w 152.3 to av, x n 130 to beginning, vacant. Maurice Frankel to Wm C Kelly. Mort $11,000. Oct 14. Nov 25, 1907. 11:2992. nom

Eagle av, No 688, e s, 345 s 156th st, 20x115, 2-sty brk dwelling. Joseph Fettretch and ano to Frank Valenti, Giuseppa Sanicola and Gaetano Cangialosi. Mort $6,000. Nov 20. Nov 26, 1907. 10:2624. nom

*Fishers Landing road, n e cor South 3d av, former White Plains road, runs n e along av 242.10 and 121.1 and 227.2 x s e 77.3 x n e 145.11 x s e 296.10 to c l of a small creek x s w 60.4 x n e 59.10 x s e 49 and 26.7 and 54.3 x s w 11.2 and 43.8 x n w 33.7 x s w 93.5 x s e 56.11 and 29.10 x s w 23.5 and 46.10 x s 16.3 x s e 76.5 and 36.6 x s w 57.8 x s e 261 and 216 to w s Old Eastchester Creek x s w 100 to new channel of Old Eastchester Creek x n w 38 x — on curve 182.6 x n w 94.9 x s w 209 to n s said road x n w 159.5 and 135.10 and 29.1 and 78.2 and 82.2 and 117.10 x n e 255 x n w 49 to c l of a brook x s w 294.5 to n s said road x n w 26 to beginning, Eastchester.

*White Plains road, e s, adj s s land formerly of the Methodist Church lot, runs e 75 x s w 145.3 x n w 75 to road x n e 145.3 to beginning.
Amand G Heller to Elias G Heller, of Newark, N J. B & S. Nov 25, 1907. nom

Forest av, e s, 200 n 156th st, runs e 100 x s 100 x e 35 x n 125 x w 135 to av, x s 25 to beginning, vacant. Edward Nicholson et al to Oscar L Lyons. Nov 4. Nov 25, 1907. 10:2655. other consid and 100

Franklin av, No 1331, w s, 309.2 n 169th st, 50x208, except part for av, 2-sty frame dwelling and 2-sty frame stable and vacant. John J Barry to Eliz M wife John J Barry. Mort $5,000. Nov 22, 1907. 11:2931. nom

Fulton av, No 2022, s w cor 174th st, 18.11x87.7x18.10x88.3, 2-sty brk dwelling. Stefano La Sala and Francesca his wife to Francesco La Sala. ½ part. All liens. Nov 21. Nov 22, 1907. 11:2930. other consid and 100

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Architectural Iron Work | Excellence Economy | Hervey Thompson 176-178 E. 119th St. NEW YORK, N. Y.

*Gainsborg av Eastern Boulevard | e s, 275 s Tremont road, 111.1x200.11 to w s Eastern Boulevard, x91.9x200, Tremont Terrace. Release mort. Washington Savings Bank to Bankers Realty and Security Co. Nov 7. Nov 27, 1907. 1,600

Grand Boulevard, w s, 177.7 s 165th st, 50x30.6x50.5x22.7, vacant. Joseph W Flynn to Wm L Saulpaugh. Nov 21. Nov 22, 1907. 9:2471. other consid and 100

Hughes av, late Frederick st, e s, 112.10 s Pelham av, late Union av, 50x87.6, vacant. Annie P N Hurlburt to Giovanna Damiano. Q C. Nov 21. Nov 26, 1907. 11:3078. nom

Hunts Point road Lafayette av | n w cor Lafayette av, 181x100x147.5 to n s Lafayette av x105.5, vacant. James F Meehan to Catharine Meehan. Mort $9,200. Nov 23. Nov 25, 1907. 10:2740. nom

*Jefferson av, n s, 75 w Hill av, 25x100, Edenwald. Gustave Engelhardt to David Robinson. Nov 23. Nov 25, 1907. other consid and 100

*Jefferson av, n s, 75 e Murdock av, 25x100, Edenwald. Same to David Robinson. Nov 23. Nov 25, 1907. other consid and 100

Kingsbridge road Bailey av Heath av | n w cor Heath av, runs n along av, — to lands N P Bailey x n w 225 to e s Bailey av x s — to n s of said road x e — to beginning, 2 and 3-sty frame dwelling and vacant. Arthur W Saunders to Edwin S Bennett. Morts $120,000. Sept 21. Nov 26, 1907. 12:3259. other consid and 100

La Fontaine av 178th st | n w cor 178th st, 225x100, 3-sty brk tenements, store on cor and vacant. Stefano La Sala and Francesca his wife to Froncesco La Sala. All liens. Nov 21. Nov 22, 1907. 11:3061. other consid and 100

Mapes av 178th st | n e cor 178th st, 48.6x145.2x48.8x145.2, vacant.

Mapes av, e s, 48.6 n 178th st, 66x145.2, vacant. Herbert Realty Co to Julia Brown, of Brooklyn. All liens. Nov 23. Nov 25, 1907. 11:3107. other consid and 100

Marion av Bainbridge av | w s, 351 n Kingsbridge road, late West Farms or Fordham road, 101x155.3 to e s Bainbridge av x101x152.6, except part for Marion av, 2-sty frame dwelling and vacant. Geo S Daniels to John L Daniels. Mort $12,000. Nov 2. Nov 25, 1907. 12:3286. other consid and 100

*Meade av, No 519, or Grant av, n s, abt 150 e Garfield st, 25x100, 2-sty frame dwelling. Wm P Petty to James J Broderick. Correction deed. Mort $2,700. June 4. Nov 27, 1907. other consid and 100

*Monticello av, e s, 325 s Randall av, 25x100. Land Co C of Edenwald to Annie wife Oscar Anderson. Oct 8. Nov 23, 1907. nom

Nathalie av, e s, 391.9 n Kingsbridge road, 37.6x125x42.11x125, vacant. Mary D Thomson to Emma R Thomson. ½ part and all title. Mort $250. Mar 29, 1902. Nov 22, 1907. 12:3253. nom

Ogden av Merriam av | w s, 175 s Aqueduct av, runs s 50 x w 77 x n w 77 to Merriam av, x n 50 x e 59.11 x n e 59.11, vacant. Antonio Guidone to Guidone & Galardi Co. Oct 23. Nov 26, 1907. 9:2536. nom

*Pratt av, e s, 315.3 s Kingsbridge road, 25x100. Land Co C of Edenwald to Timothy Horan. Nov 22. Nov 26, 1907. nom

*Pratt av, e s, 308.5 n Nelson av, 50x107.10x50x111.4. Land Co C of Edenwald to Carrie M wife of Gottfried Petterson. July 29. Nov 26, 1907. nom

Prospect av, No 2048, s e s, abt 60 n 179th st, 22x150, 2-sty frame dwelling. John Adams to Margaret Brown, of Brooklyn. Mort $6,000. Nov 23. Nov 25, 1907. 11:3109. nom

*Road from Westchester to Fort Schuyler, w s, lot 1 map heirs D Lynch Laurence at Throggs Neck, contains 5 24-100 acres. Lot 2 adj above, same map, contains 5 7-10 acres. Eugene R Dennis et al HEIRS, &c, Edw P Dennis to The Lamport Realty Co. Apr 3, 1905. Re-recorded from Apr 24, 1905. Nov 22, 1907. other consid and 100

*Rosedale av, w s, and being lots 436, 437 and 438 blk P amended map (No 514) of Mapes estate, except part for Tremont av. Mary M De Canio to Hudson P Rose. Mort $2,500. Nov 21. Nov 22, 1907. nom

Summit av, w s, 928.6 s 165th st, 29.3x95, 4-sty brk tenement. Release mort. The N Y Trust Co to Kemp-Jones Realty Co. Nov 15. Nov 22, 1907. 9:2523. other consid and 1,000

*Stillwell av, n w cor McDonald st, 30.6x97.11x25x80. Release mort. John J Brady to Hudson P Rose Co. Nov 22. Nov 23, 1907. 300

Sedgwick av Cedar av | n w s, lot 4 map entitled outline map of University Heights North, runs n e 235.9 x s w 157.10 to s e s Cedar av, x s w 154 x n e 203.7 to beginning, less a 30 ft strip at s e cor said pl, begins on Sedgwick av and runs through to Cedar av.

Cedar av, n w s, lot 5 same map, begins at n e cor lot 5 and runs s w 252.5 to s e s Harlem River terrace, x s w 215.11 and 111.4 x n e 100 to av, x — 495.2 to beginning.

Harlem River terrace, n w s, lot 6 same map, begins at s e cor said lot, runs n w along said terrace 147.1 x s w along land N Y & N R R Co, 179.3 x n e 100 to beginning.

Spuyten Duyvil & Port Morris R R, n w s, lot 7 same map, begins at n e cor said lot, runs n w 158.5 x s w 42.5 to e channel line of Harlem River, x s w 437.9 x s e 76.10 x n e 43.11 to said R R x n e 400.3 to beginning.

John O Baker to Chas T Barney. Feb 24, 1899. Nov 25, 1907. 11:3231, 3232, 3233, 3241 and 3242. nom

*St Raymond av, n s, 280 e Green lane and being lot 171 map Sec 2 St Raymond Park. Hudson P Rose to Hudson P Rose Co. Nov 21. Nov 23, 1907. nom

Spuyten Duyvil road. Agreement to release all claims, &c, by reason of any changes in grade of said road. Estate of Isaac G Johnson with N Y C & H R R R Co. July 24. Nov 26, 1907. 13:3407. nom

Stebbins av, No 1241, w s, 120 s 169th st, 20x100, 2-sty frame dwelling. Dora Leicht to Philippine D wife of John W Herrmann. Nov 25. Nov 26, 1907. 10:2694. other consid and 100

Sedgwick av Nathalie av | w s, adj land Chas L Anthony, runs n w along av 410.2 to land Nath P Bailey x n w 227.4 to e s Nathalie av x s 505.9 x n e 233.8 to beginning.

Heath av, n e cor Kingsbridge road, runs s e along road 47.8 x n e 295.9 to w s Nathalie av x n 531.3 x n w 257.9 to e s Heath av x s 624 to beginning, 3-sty brk dwelling and vacant.

Kingsbridge road, n w cor Heath av, runs n along av — to land N P Bailey x n w 225 to w s Bailey av x s — to n s of said road x e — to beginning, except strip at n e cor Kingsbridge road and Bailey av, and also strip on e s Bailey av, extending s from n boundary line which were formerly in bed of old road from Williamsbridge to Yonkers, 2 and 3-sty frame dwelling and vacant.

Bailey av, w s, at n e cor premises hereby intended to be described and adj land Josiah Valentine et al, runs n w 406.1 to high water mark Harlem River and Spuyten Duyvil Creek x s — to n s Kingsbridge road x e — to w s Bailey av x n — to beginning, with all right, title and interest to land under waters of said river and creek, except land conveyed by Peck to N Y & Boston R R Co Feb 9, 1872; also by Peck to S D & P M R R Co Apr 20, 1870, and also land in bed of Exterior st. James R Hay to Chas T Barney. Mort $145,000. Apr 11, 1905. Nov 22, 1907. 12:3253-3256-3259-3264-3265. other consid and 100

Teller av, No 1053, w s, 119.5 n 165th st, 20x100, 3-sty brk dwelling. Release mort. Adolf Mandel to David Robinson. Nov 23. Nov 25, 1907. 9:2428 and 2433. other consid and 100

Same property. Release mort. Same to same. Nov 23. Nov 25, 1907. 9:2428 and 2433. other consid and 100

Same property. David Robinson to Gustave and Marie Engelhardt. Mort $8,000. Nov 23. Nov 25, 1907. 9:2428 and 2433. other consid and 100

Trinity av 160th st, | s w cor 160th st, runs w 102.1 x s 153.8 x w 47.7 x s 52 x e 149 to av, x n 206 to beginning, vacant. Brown & Lapin Realty Co to Jennie Weill. All liens. Nov 26. Nov 27, 1907. 10:2630. other consid and 100

Washington av, No 1181, n w s, 195.2 n e 167th st, 40x140 3x40x140.4, 2-sty frame dwelling. Jacob Koronefsky et al to Bernard Greenthal. Mort $6,000. Nov 23. Nov 25, 1907. 9:2389. nom

Webster av, s e cor 170th st, 50x90, vacant. Isidor H Kramer to John W Atwood, Jr. All liens. Nov 2. Nov 27, 1907. 11:2893. nom

Washington av, No 1424, e s, 40.2 s St Pauls pl, 40.8x100.

Washington av, e s, 80.10 s St Pauls pl, 40.8x100, 2-sty frame dwelling and vacant. Elias A Cohen to Golde & Cohen, a corpn. All liens. Nov 26. Nov 27, 1907. 11:2911. other consid and 100

Westchester av, Nos 600 and 604 Eagle av Park st | s e cor Eagle av, runs s 115.2 x e 200 to Park st x n 155 to Westchester av x w 204.1 to beginning, 3-sty brk dwelling, 1-sty brk store and 1 and 2-sty brk stable and vacant. Elizabeth Wright widow to Moses G and Gilbert A Wright, N Y, and Marietta Benedict, of Hamden, Conn, and Elma W Conklin, of White Plains, N Y. Nov 20. Nov 22, 1907. 10:2623. other consid and 100

Willow av, n e cor 137th st, 100x125, vacant. The Lotus Realty Co to Julia B Reeve, of Brooklyn. Nov 1. Nov 26, 1907. 10:2589. other consid and 100

Washington av 189th st | n w cor 189th st, 100x95, vacant. Elias Feinberg to Joseph Bierhoff. Mort $11,000. Nov 23. Nov 26, 1907. 11:3033. other consid and 100

3d av, Nos 2808 and 2810 Willis av, No 509 148th st, | s e cor 148th st, 49.10x48.11 to w s Willis av, x65.5 to 148th st, x23.8 to beginning, 7-sty brk office and store building. The Willis Realty Co to Addie A Sullivan. Mort $120,000. Nov 22. Nov 26, 1907. 9:2397. 100

3d av, Nos 4031 and 4039 174th st, No 785 | n w cor 174th (12th) st, 100x34.1x100x40 except gore at s e cor lying bet w s Fordham and present w s 3d av, 5-sty brk tenement and store. Peter Wilkens to Laura Wilkens. All liens. Nov 22. Nov 27, 1907. 11:2922. nom

An overhead foot bridge or crossing across lands and right of way of party 2d part for benefit of party 1st part and adj lands party 2d part, Nazareth Home for Children, T A Sheridan and Ralph H McKelvey and D M Morrison. Agreement as to release, &c. Along the Hudson Co with N Y, C & H R R R Co. July 21. Nov 26, 1907. 13:3414. nom

*Lot 385 map Washingtonville. CONTRACT. Irving S Balcom with Julius Lewine. Mort $2,000. Mar 21, 1905. Nov 27, 1907. 2,500

*Same property. Assign contract. Julius Lewine to James A Braman. Nov 25, 1907. Nov 27, 1907. nom

*Lots 142A and 142B map subdivision of portion Penfield property lying east of White Plains av at Wakefield. General release of mort. Wm W Penfield to Julius Wolf. Nov 21. Nov 22, 1907. 1,200

Plot begins at point in east prolongation of division line bet lands under water of party 1st part and T A Sheridan distant 45 e at right angle from c l of original location of Hudson R R R, runs w 12 x n 386 x e 13 x s 380 to beginning, land under water, &c, Along the Hudson Co to N Y C & H R R R Co. Q C. July 24. Nov 26, 1907. 13:3411. nom

Plot begins at line bet lands under water of party 2d part and Nazareth Home for Children at point 100 at right angles from c l original location of said R R, runs e 143 x s 280 x w 143 x n 273 to beginning land under water, &c. Same to same. Q C. July 24. Nov 26, 1907. 13:3411. nom

Plot begins at line bet lands under water of party 1st part and T A Sheridan, 45 e at right angle from original c l of said R R, runs s 71.5 x s w 33 x n 141.5 x e 12 to beginning land under water, &c. Mary McKelvey to same. Q C. July 24. Nov 26, 1907. 13:3411. nom

Plot begins at line between lands under water of T A Sheridan and lands of Along the Hudson Co, 45 e at right angles from c l original location of said R R, runs s 58 x w 12 x n 58, x w 12 to beginning, land under water, &c. Ralph H McKelvey to same. Q C. July 24. Nov 26, 1907. 13:3411. nom

# LEASES

Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

November 22, 23, 25, 26 and 27.

## BOROUGH OF MANHATTAN.

Allen st, No 173, stoop, coffee saloon, &c. Rosie Rappaport to John Monturean and ano; 3 years, from Dec 1, 1907. Nov 25, 1907. 2:416..... ..... ..... ..... ..... .....420

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

Beaver st, No 46, 3 upper floors. Anthony Barrett to Chas I Rosenbaum and ano; 3 4-12 years, from Jan 1, 1908. Nov 27, 1907. 1:29. 2,050

Beekman st, No 20, all. Margt L Foote to Henry Lindenmeyr & Sons; 2 years and 23 days, from Apr 8, 1907. Nov 26, 1907. 1:101 ..... 5,000

Bleecker st, Nos 88 and 90 | s e cor, store and basement. Robt
Mercer st, No 210 | W Goelet to Ferdinand Grunwald; from Dec 1, 1907, to May 1, 1911. Nov 22, 1907. 2:523.....4,000

Broome st, Nos 171 to 177, 2d store, east of Clinton st. Isak Flam to Morris Nickols; 3½ years, from Nov 1, 1907. Nov 26, 1907. 2:346 ..... 444 and 480

Cherry st, No 39. Assigns lease. Prospero Spaldo to H Koehler & Co. All title. Nov 20. Nov 22, 1907. 1:109.....nom

Christopher st, No 128 | all. David Laemmle to Fredk G Laemmle;
Bedford st, No 117 | 10 years, from Dec 2, 1907 (5 years renewal at $4,800. Nov 27, 1907. 2:585..... 3,600

Cooper sq, No 27, store and basement. Martha R and James W McMullen to Henry C Shaab or Schaab; 3 years, from May 1, 1907. Nov 22, 1907. 2:461..... 2,200

Same property, 3/2 floors consisting of 11 rooms on n s upper part of premises. Same to same; 3 years, from May 1, 1907. Nov 22, 1907..... janitors service and 360

Goerck st, No 30, all. Surrender lease. Celia Rosenzweig to Fannie Wallowitz. All title. Nov 21. Nov 22, 1907. 2:322..nom

Grand st, No 462 | Surrender lease. Louis Kapit to Isidor
Pitt st, Nos 1 and 3 | Leipzig. All title. Nov 23. Nov 25, 1907. 2:341..... 539.59

Grand st, Nos 309 and 311. Assign lease. Max Resnicoff and ano to Russian Cafe, a corpn. Nov 25. Nov 26, 1907. 1:308. .....nom

Greenwich st, Nos 252 and 254, w s, 55.8x81.6x45.5x83.11, s s. TRUSTEES of Columbia College to James J McCluskey; 21 years, from May 1, 1908. Nov 25, 1907. 1:129 .... taxes, &c, and 2,800

Hudson st, Nos 310 to 314, 3d loft. Pittsburgh Plate Glass Co to Henry S Wellcome, trading as Burroughs, Wellcome & Co, of London, Eng, and N Y; from Feb 1, 1908, to Feb 1, 1911. Nov 26, 1907. 2:579 ..... 1,500

James st, Nos 73 to 79, s w cor Oak st, all. John Palmieri to Catarina Sciallis; 3 years, from Jan 1, 1908. Nov 27, 1907. 1:111 .....as per agreement

Madison st, Nos 278 and 280, all.....
10th st, Nos 380 and 382 East, all.....
Charles Bernstein to David Katz; 3 3-12 years, from Dec 1, 1907. Nov 23, 1907. 1:269 and 2:392. 9,700

Market slip, s e cor Water st, corner store. John Wallace to Joseph H Koerner; 3 years, from Dec 1, 1907. Nov 27, 1907. 1:249.....480

Reade st, No 109, s s, 25x75. Assign lease. Anna Reilly and ano to James T P Ryan et al. All title. Nov 23. Nov 25, 1907. 1:145..... nom

Sullivan st, No 102, all. Faust D Malzone to Luigi Russo; 4 4-12 years, from May 1, 1907. Nov 25, 1907. 2:504 ..... 3,900

West st, No 406, bill of sale. Mark Trautfield auctioneer to Joseph Anderson. Nov 11. Nov 26, 1907. 2:637.....200

3d st, Nos 40 and 42 East, cor store, two stores adj on s and basements. Jacob Roses to Andrew Calamaras and ano; 7½ years, from Nov 1, 1907. Nov 23, 1907. 2:444...3,060 and 3,300

4th st, Nos 125 and 127 East. Surrender lease. Abraham Fielman and ano to David Baron. All title. Nov 21. Nov 22, 1907. 2:446..... 1,003

7th st, Nos 254 and 256, all. Joseph Grumet to Joel Berkowitz; 3 years, from Dec 1, 1907. Nov 23, 1907. 2:376.....4,822

11th st, No 609 East, east store. Peter Engelmann to Clara Heyman or Hyman; 5 years, from Dec 1, 1907. Nov 27, 1907. 2:394.....648

Same property. Assign lease. Clara Hyman to Ferdinand Munch Brewery. Nov 2. Nov 27, 1907. 2:394 .....900

11th st, No 642 East .....
Pitt st, No 12.....
Assign two leases. Samuel Widhorn to Isidor Reiger. All title. Nov 27, 1907. 2:336 and 393 .....nom

14th st, No 7 West. Covenant by assignee under lease. Ada Gray with Frederick T Van Beuren et al. Nov 26. Nov 27, 1907. 3:816. .....nom

14th st, No 5, n s, 92 e 5th av, 33x129, leasehold. Phillipine Friedeberg to Rose Cohen. All title. Mort $23,500. Nov 25, Nov 26, 1907. 3:842 ..... other consid and 58,000

14th st, No 5 East. Assign lease. Phillipine Friedeberg to Rose Cohen. Nov 25. Nov 26, 1907. 3:842 ..... other consid and 58,500

Same property. Agreement as to covenants in lease. Rose Cohen with Henry S Van Beuren et al. Nov 25. Nov 26, 1907. 3:842. ..... nom

14th st, No 139 West, all. William Jay EXR, &c, Florence M Bognell to Richard Philbin; 3 years, from Oct 1, 1907. Nov 22, 1907. 3:790..... 2,400

17th st, No 29 West. Assign lease. David Deutsch and ano to Harry Nagler. Nov 22. Nov 26, 1907. 3:819 ..... 300

18th st, No 221, n e s, 326 n w 2d av, 23x92. Assign lease. Julius W Kruger to Annie B Kruger. Nov 26. Nov 27, 1907. 3:899..nom

18th st, No 221, n e s, 326 n w 2d av, 23x92, all. Rutherfurd Stuyvesant to Julius W Kruger; 21 years, from Nov 1, 1907. Nov 27, 1907. 3:899..... taxes, &c, and 850

20th st, No 237, n e s, 175 n w 2d av, 25x92, all. Matthew Smith to William Ottmann & Co; 5 years, from Nov 1, 1907. Nov 27, 1907. 3:901.... 1,700

30th st, No 3 West, all. Charles Joseph to "Joseph," a corpn; 10 years, from Dec 15, 1907. Nov 27, 1907. 3:832 ..... taxes, &c, and 14,000

34th st, Nos 43 and 45 West | Room A on 9th floor. The Mono-
35th st, Nos 62 and 64 West | lith Realty Co to The Plumbers Trade Journal Publishing Co; 5 years, from Feb 1, 1908. Nov 25, 1907. 3:836..... 2,200 to 2,500

39th st, No 53 West, 3d floor. W Franklin Paris to Arthur B Davies; 5 4-12 years, from June 1, 1907. Nov 23, 1907. 3:841. ..... 1,000 and 1,500

108th st, No 223 East, west store. Paul Kaskel et al to Mariano Miraglia; 5 years, from Sept 1, 1907. Nov 22, 1907. 6:1658..500

Same property. Assign lease. Mariano Miraglia to The Ebling Brewing Co. Nov 13. Nov 22, 1907. 6:1658..... .....nom

111th st, Nos 100 and 102 East. Cancellation of lease. Abram Brothers to Solomon Weinberg. Nov 18. Nov 26, 1907. 6:1638. ..... nom

139th st, Nos 507 and 509 West. Assign lease. Chas B Fraade to Maximilian Fraade. Nov 19. Nov 27, 1907. 7:2071..... .....other consid and 100

Same property. Assign lease. Maximilian Fraade to Rosa Lucatzer. Nov 19. Nov 27, 1907. 7:2071.... other consid and 100

Av A, No 103 | south ½ of store, &c. Abraham Wolf and ano to
7th st, No 128 | Max Hochstim et al; 5 years, from Jan 1, 1908. Nov 22, 1907. 2:434..... 4,500

Av D, No 75 | stores, &c. Henry W Berg to Ebling Brewing
6th st, No 756 East | Co; 3 years, from May 1, 1911. Nov 26, 1907. 2:375 ..... 1,380

Amsterdam av, No 63. Assign lease. Louis Baehr to Phillipp Duemig. Nov 23 (?), probable error. Nov 22, 1907. 4:1134. ..... 2,000

Amsterdam av, s e cor 73d st, store and basement. Ripley Realty Co to Herbert H Franklin et al, doing business as Franklin Automobile Co; 5 1-12 years, from Sept 1, 1907. Nov 26, 1907. 4:1164 ..... 7,000 to 9,000

Amsterdam av, No 1802, north and south stores. Louis Levy to Emil Engel and ano; 5 years, from May 1, 1907. Nov 22, 1907. 7:2081..... 1,900

Broadway, No 192 | n e cor. Assign lease. Henry Graves
John st, Nos 9 to 13 | and ano EXRS, &c, Henry Graves to Corbin Building;; 1-6 part. Nov 22, 1907. Nov 27, 1907. 1:79. .....nom

Same property. Assign lease. John R Maxwell to same. 1-3 part. Nov 22. Nov 27, 1907. 1:79.. .....nom

Same property. Assign lease. Austin Corbin et al EXRS, &c, Austin Corbin to same. ½ part. Nov 15. Nov 27, 1907. 1:79. .....nom

Broadway, Nos 169 and 171, s w cor Cortlandt st, basement. Lloyd Realty Co to Mercantile Lunch Co; from Jan 1, 1908, to May 1, 1925. Nov 27, 1907. 1:62.....9,000 and 10,000

Broadway, Nos 204 and 206 | s e cor Fulton st, 62.8x159.9x58.2x
Fulton st, Nos 146 to 150 | 160.2. Assign lease. William Gow to International Trust Co of N Y. Mort $200,000. Oct 21. Nov 23, 1907. 1:79..... nom

Broadway, Nos 3413 and 3415, north stores, &c. Harry Rosenthal to Jacob Horwitz; 5 years, from Oct 1, 1907 (5 years' renewal at $1,800). Nov 26, 1907. 7:2087 ..... 1,500

Broadway, Nos 169 and 171, s w cor Cortlandt st, 56.6x104.2x 56.1x106.1, all. Broadway-Cortlandt Co to Lloyd Realty Co; from May 1, 1906, to May 1, 1925. Nov 26, 1907. 1:62 ..... taxes, &c, and 75,000

Park av, No 1076, s w cor 88th st, store, &c. Gustav Eckert to Rosa Herschman and ano; 10 years, from Dec 1, 1907, with 10 years renewal at $1,920. Nov 23, 1907. 5:1392.....1,800

1st av, No 355, all. Henry I Jacobs to Gedalia Cohen; 3 years, from Nov 15, 1907. Nov 22, 1907. 3:926.....5,000

1st av, No 2014, store. Ferdenando Mazzacano to Vencenzo Monnella; 3 8-12 years, from Sept 1, 1907. Nov 22, 1907. 6:1697. .....900

Same property. Assign lease. Vincenzo Mennella to Gaetano Cesarano. Nov 13. Nov 22, 1907. 6:1697..... nom

2d av, n e cor 10th st, store, &c. Aaron Avrutis to Morris Dlugasch; 6 years, from May 1, 1907. Nov 27, 1907. 2:452..... .....1,380 and 1,560

3d av, No 1964. Assign lease. Patrick J Moriarty to George Kienzle. Nov 21. Nov 25, 1907. 6:1645..... nom

Same property. Reassign lease. George Kienzle to Patrick J Moriarty. Nov 22. Nov 25, 1907. 6:1645..... .....nom

5th av, No 2236 | n w cor. Consent to assign lease. George
136th st, No 1 West | Harris to James McMahon. Nov 19. Nov 25, 1907. 6:1734..... nom

Same property. Assign lease, bill of sale, &c. James J Doyle to William Zoll. Nov 11. Nov 25, 1907. 6:1734.....nom

Same property. Assign lease, bill of sale, &c. Wm Zoll to James McMahon. All title. Nov 19. Nov 25, 1907. 6:1734. ..... nom

5th av, No 507, e s, 64.5 n 42d st, runs n 36 x e 133 x s 25 x w 25 x s 11 x w 108 to beginning, with rights to 10-ft alley to 43d st, store and basement. Fleischmann Realty & Construction Co to Columbia Bank; from Aug 15, 1908, to Apr 30, 1928. Nov 23, 1907. 5:1277..... 25,000 to 27,000

Same property. Agreement modifying conditions in lease. James B Ford et al as TRUSTEES for Harriet F Herrick will John R Ford with Fleischmann Realty & Construction Co. Nov 19. Nov 23, 1907. 5:1277..... .....nom

5th av, No 2236 | Assign lease. James McMahon to John D
136th st, No 1 West | Haase. Nov 22. Nov 26, 1907. 6:1734. ..... nom

Same property. Re-assign lease. John D Haase to James McMahon. Nov 23. Nov 26, 1907. 6:1734 ..... nom

6th av, No 750, 2d, 3d and 4th floors. Albert H Bischoff to Lee Chee; 3½ years, from Nov 1, 1907. Nov 22, 1907. 5:1258..2,400

Same property. Agreement as to liability, &c, under lease. Same with same. Oct 21. Nov 22, 1907. 5:1258..... nom

6th av, No 750, all. Christian C Bohn to Albert H Bischoff; 1 9-12 years, from Aug 1, 1906. Nov 22, 1907. 5:1258.....1,800

6th av, No 476, e s, 43.5 s 29th st, 20x75, 3 l. Geo J Humphrys to Jos E Lemon et al; 1 year, from May 1, 1908. Nov 25, 1907. 3:830..... 3,400

8th av, No 258 | all. John Corse TRUSTEE Henry
23d st, Nos 273 to 277 West | Corse to Henry Offermann; 5 yrs, from May 1, 1908. Nov 25, 1907. 3:773..... .....9,000

8th av, No 670. Assign lease. William Shoemaker to Otto Bausch. Nov 22. Nov 27, 1907. 4:1014..... ..... ..... 100

9th av, No 535, store, basement and 2d floor. Matilda B Beinhauer EXTRX and TRUSTEE Ferdinand Beinhauer to Charles Weber; 5 years, from Nov 1, 1907. Nov 26, 1907. 3:737.... ..... At $114 and $119 monthly or gross rental of $6,960

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ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

## BOROUGH OF THE BRONX.

149th st, No 614, s s, 150 e Courtlandt av. Order of court apportioning rents under lease; also as to redemption of premises, &c. The Ebling Brewing Co (petitioner) agt Adam Nimphius (landlord). Nov 7. 9:2327.

Arthur av, No 2428, cor store, &c. Vincenzo Troya to William Elyers; 5½ years, from Nov 1, 1907. Nov 26, 1907. 11:3077. 420 and 480

Brook av, No 510, s e cor 148th st, store. Elizabeth Horling to Morris Friedman; 3 years, from Sept 15, 1907. Nov 25, 1907. 9:2274. 720 to 840

Boston Post road, n w cor 180th st, all. Adolph Bauer to Charles Meyer; 7 10-12 years, from July 1, 1907. Nov 25, 1907. 11:3138. 1,740 to 2,400

Southern Boulevard, No 1283 (old No 2303). Assign lease. Michael J Brown to Davies J Marshall. Nov 26. Nov 27, 1907. 11:2976. nom

Same property. Re-assign lease. Davies J Marshall to Michael J Brown. Nov 27, 1907. 11:2976. nom

Webster av, Nos 2519, w s, bet Fordham road and 189th st, room, &c. John Noonan et al to U S of America by James T McCleary, Acting Postmaster General; 5 years, from May 1, 1907. Nov 26, 1907. 11:3026. 1,350

Washington av, No 1291. Assign lease. Clarence Sturges to John M Nagel Jr. Sept 13. Nov 26, 1907. 9:2390. nom

Washington av, s w cor 169th st, stores. Brown & Lapin Realty Co to Anton Herbst; 10 years, from Jan 1, 1907. Nov 26, 1907. 9:2390. 1,200 and 1,440

Westchester av, No 994, store, &c. Henry Acker to Max and Harry Jackson; 3 years, from Sept 1, 1906, with 2 years renewal. Nov 22, 1907. 10:2676. 540

3d av, No 3387, n w cor 166th st, store, &c. Chas S Levy and ano to Chas Kingwell; 10 years, from Sept 1, 1907. Nov 22, 1907. 9:2371. 1,800 to 2,500

3d av, No 4026. Bill of sale, lease, &c. James Zottoli to Chas S Rubino. All title. Nov 26. Nov 27, 1907. 11:2930. 750

3d av, No 4029, 30.6x95, all. Harry Simon to Geo F Gminder; 5 years, from Oct 1, 1904. Re-recorded from June 30, 1904. Nov 23, 1907. 11:2921. 3,000

Same property. Assign lease. Geo F Gminder to Wm D Herr. Nov 10, 1904. Nov 23, 1907. 11:2921. nom

Same property. Assign lease. Wm D Herr to Augusta Gminder. July 8, 1907. Nov 23, 1907. 11:2921. nom

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

November 22, 23, 25, 26 and 27.

## BOROUGH OF MANHATTAN.

Ansonia Stable Co to Patrick Noon. 87th st, Nos 271 and 273 West. Certificate as to chattel mort for $5,000. Nov 22, 1907. 4:1235

Abbatte, Dominick or Domenico and Pietro Alvino to ITALIAN AMERICAN TRUST CO of City N Y. Christopher st, No 35, n s, 21.4 w Waverly pl, 21.4x72.9x21.4x74; Christopher st, No 37, n s, 42.9 w Waverly pl, 21.4x72x21.4x72.9; Christopher st, No 39, n s, abt 64.1 w Waverly pl, 21.4x72.9x21.4x70.1 w s. Building loan. July 22, due Jan 22, 1908, 6%. Nov 22, 1907. 2:610. 40,000

ALBANY COUNTY SAVINGS BANK to Edw Benneche. Great Jones st, No 43. Certificate as to reduction of mort. Nov 22. Nov 25, 1907. 2:530.

Altieri, Mary to Chas L Adams. Pleasant av, No 353, w s, 67.7 s 119th st, 16.8x75. Prior mort $6,500. Nov 20, 1 year, 5%. Nov 25, 1907. 6:1806. 2,027

Anderson, Joseph to A Hupfels Sons. West st, No 406. Saloon lease. All title. Nov 11, demand, 6%. Nov 26, 1907. 2:637. 4,100

Abrams, Abraham to Katharina Vetter. 52d st, No 399, n s, 60.3 e 1st av, runs n 22 x w 0.3 x n 50 x e 20 x s 72 to n s 52d st, x w 19.9 to beginning. Nov 26, due Jan 1, 1911, 5½%. Nov 27, 1907. 5:1364. 7,000

Blau, Max and Anna Lurie to Cath Wurster and ano trustees for John Schaible will of John Schaible. 80th st, No 205, n s, 82.11 e 3d av, 17.1x90. Nov 25, 1907, 3 years, 5%. 5:1526. 5,000

Bodine, John H to Lily W Beresford trustee Louis C Hamersley. 80th st, Nos 236 and 238, s s, 147.1 w 2d av, runs w 40 x s 79.2 x s e — x e 5.6 x n 102.2 to beginning. P M. Nov 27, 1907. 5 years, 5½%. 5:1525. 35,000

Breglia, Giuseppe or Joseph and Matilde Breglia to Joseph A Solomon. 1st av, No 2124 e s, 25.10 n 109th st, 25x95. Prior mort $7,500. Nov 22, due Sept 15, 1909, 6%. Nov 27, 1907. 6:1703 750

Bloch, Isidor to Abram Roseman. Hester st, Nos 86 and 88, s s, 29 w Allen st, runs s 50 x w 20.10 x s 25 x w 37.6 x n 76.3 to st x e 58.4 to beginning. Prior mort $——. Nov 25, 2 years, 6%. Nov 26, 1907. 1:300. 10,000

Berkowitz, Joseph and Solomon M Landsmann to Emanuel Neuman. Broome st, Nos 195 to 199, s w cor Suffolk st, No 59, 75 x50. Nov 25, 1907, 3 years, 6%. 2:351. 10,000

Bernstein, Louis to Eliz Herb. Madison av, No 1785, e s, 34.11 n 117th st, 33x108. Nov 25, 1907, due, &c, as per bond. 6:1623. 35,000

Brown, David S to Mary E Bruner. Riverside Drive, e s, 50.11 s 102d st, 25.6x107.6x25x102.4. Nov 16, 3 years, 5½%. Nov 23, 1907. 7:1889. 15,000

CITIZENS SAVINGS BANK with Solomon and Moses I Levin. Pitt st, No 34. Extension mort. Nov 21. Nov 22, 1907. 2:337. nom

Conkling, Howard to TITLE GUARANTEE & TRUST CO. 72d st, No 321, n s, 270 e 2d av, 30x102.2. Nov 22, 1907, due, &c, as per bond. 5:1447. 10,000

Cohen, Hyman and Louis Jacobs to Theresa Reinach. 105th st, No 120, s s, 133.9 e Park av, 18.9x100.11. P M. Prior mort $8,000. Feb 28, 5 years, 6% Nov 22, 1907. 6:1632. 5,000

Carr, Chas H and James F McDonald individ and exrs Michael Carr with The N Y Public Library, Astor, Lenox and Tilden Foundations. 3d st, Nos 40 to 44, s e cor Wooster st, Nos 232 and 234, 46x50. Extension mort. Nov 15. Nov 22, 1907. 2:534. nom

Cohn, Sarah with Bertha Lewis. 1st av, No 420. Extension of mort at increased interest from 4½% to 5%. Nov 20. Nov 25, 1907. 3:956. nom

Cohen, Harris and Abraham to Morris Markowitz. Worth st, Nos 164 to 172, s e cor Baxter st, Nos 19, 21 and 23, runs e 126.9 x s 2.4 x w 102.1 to Baxter st x n 77 to beginning. Prior mort $60,000. Nov 25, 1907, 3 years, 6%. 1:161. 20,000

Cianciosi, Sebastiano and Pantaleone Amorosi to Caesar Loforte. Park row, Nos 217 to 221, s e cor James st, No 2, runs s 48 x e 47.9 x s 2 x e 4 x n 48 to Park row x w 51.5 to beginning. Prior mort $68,000. Nov 26, 1907, 2 years, 6%. 1:117. 6,000

Cohen, Rose to Phillippine Friedeberg. 14th st, No 5, n s, 92 e 5th av. 33x129. All title. Nov 25, installs, 5%. Nov 26, 1907. 3:842. 850

Cohen, Jacob, and Joseph and Barnett to Edward Denbosky and ano. 123d st, No 235, n s, 255 w 2d av, 25x100.11. Oct 25, demand, 6%. Nov 26, 1907. 6:1788. 2,000

Congregation Kol Israel Anschi Poland, a corpn, to Arthur A Alexander Forsyth st, Nos 20 and 22, e s, 106.3 s Canal st, 44.2x100. Equal liens with four morts for $8,035, $8,000, $7,000 and $1,965 respectively. Nov 25, 5 years, 5½%. Nov 27, 1907. 1:292. 25,000

Same to Joseph Demmer. Same property. Equal lien with four morts of $25,000, $8,000, $7,000 and $1,965 respectively. Nov 25, 5 years, 5½%. Nov 27, 1907. 1:292. 8,035

Same to Florence N Harris. Same property. Equal lien with four morts of $25,000, $8,035, $7,000 and $1,965 respectively. Nov 25, 5 years, 5½%. Nov 27, 1907. 1:292. 8,000

Same to Morris Marans and ano. Same property. Equal lien with four morts for $25,000, $8,035, $8,000 and $1,965 respectively. Nov 25, 5 years, 5½%. Nov 27, 1907. 1:292. 7,000

Same to Jos C Levi guardian John H Lawson. Same property. Equal lien with mort for $25,000, $8,035, $8,000 and $7,000 respectively. Nov 25, 5 years, 5½%. Nov 27, 1907. 1:292. 1,965

Clark, Robt H to David W Cochran. 14th st, No 333, n s, 450 w 8th av, 25x125. P M. Nov 26, 1 year, 5½%. Nov 27, 1907. 3:738. 20,000

Coffman, Leslie and Otto Rehfeldt with GERMAN SAVINGS BANK in City N Y. 98th st, Nos 57 and 59 West. Two subordination agreements. Nov 26. Nov 27, 1907. 7:1834. nom

Cohen, Maurice to JEFFERSON BANK. Lenox av, n e cor 143d st, runs e 96.2 x n 59.11 x e 16.7 x n 39.11 x w 27.10 x s 25 x w 85 to av x s 74.11 to beginning. P M. Nov 18, demand, 6%. Nov 27, 1907. 6:1741. 25,000

Daily, Geo and John A Carlson to Joseph Hamershlag. Park av, Nos 1006 to 1012, w s, abt 50 s 85th st, 76.7x82.2, except part for av; Park av, No 1004, w s, 51.7 n 84th st, 25x82; Longwood av, n e cor Fox st, runs n 110 x e 210 to w s Southern Boulevard, x s 110 to Longwood av, x w 210 to beginning; Broadway, s w cor 133d st, runs w 125 x s 99.11 x e 50 x n 25 x e 75 to Broadway, x n 74.11 to beginning. Prior mort $495,000 on this and other property. Nov 22, due May 22, 1908, 6%. Nov 23, 1907. 7:1999; 10:2721. 15,000

Dolfini, Philip to Joseph F Tunney. 116th st, No 106, s s, 62.3 e Park av, 37.9x100.11. Prior mort $36,000. Nov 26, 1907, 2 years, 6%. 6:1643. 3,000

Doyle, John to Alicia L Laird. 116th st, No 246, s s, 87 w 2d av, 23x100.11. P M. Nov 20, 3 years, 5%. Nov 25, 1907. 6:1665. 8,000

Donnegan, John A to Theo Schmalholz. 128th st, No 10, s s, 150 e 5th av, 20x99.11. Nov 23, 2 years, 6%. Nov 25, 1907. 6:1752. 2,500

Dixon, Wm P and Dumont Clarke exrs, &c, Josiah M Fiske with Morris Williamson. Canal st, No 81. Extension mort. Nov 15, 1907. Nov 23, 1907. 1:130. nom

Drescher, Ernst to Geo Ehret. 9th st, No 52, s s, 248 w Broadway, 25x93.11. Leasehold. Nov 22, 1907, 1 year, 6%. 2:560. 13,500

Same and Bertha C Herrfeldt with same. Same property. Subordination mort. Nov 22, 1907. 2:560. nom

Davenport, Benj B, of Fairfield, Conn, to Geo C Engel. 39th st, No 56, s s, 189 e 6th av, 21x90. Prior mort $64,000. Nov 20, due Jan 11, 1909, 6%. Nov 23, 1907. 3:840. notes, 2,888.88

Dobroczynski, Oscar to Moriz Weinberger. Pitt st, No 121, n w s, 95 n Stanton st, 30x—x25x100 n s. Prior mort $32,000. Nov 22, 1907, due Feb 22, 1911, 6%. 2:345. 5,000

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Davenport, Geo H individ and as exr, &c, Henry Davenport, of Boston, Mass, Francis H Davenport, of Brookline, Mass, Caroline H Davenport widow, of N Y, and Annie W wife Clement Cleveland to Jonathan B Currey. 38th st, No 59, n s, 183.7 e 6th av, 18.4x98.9. Nov 19, 3 years, 5%. Nov 22, 1907. 3:840. 15,000

EQUITABLE LIFE ASSUR SOC of the U S with Joseph L Buttenwieser. Waverly pl, No 229. Extension mort. Apr 30. Nov 22, 1907. 2:613. nom

EQUITABLE LIFE ASSUR SOC of the U S with Stephen Corkemaz. West st, No 40, and Washington st, Nos 60 and 62. Extension mort. Oct 21. Nov 22, 1907. 1:17. nom

EQUITABLE LIFE ASSUR SOC of the U S with Mary B Ripley. 79th st, No 16 East. Extension mort. Dec 1, 1906. Nov 22, 1907. 5:1393. nom

EQUITABLE LIFE ASSUR SOC of the U S with Estelle L Hamlen. 72d st, No 43 West. Extension mort. Oct 1. Nov 22, 1907. 4:1125. nom

EQUITABLE LIFE ASSUR SOC of the U S with Cath Collins. 83d st, No 123 West. Extension mort. Sept 24. Nov 22, 1907. 4:1214. nom

EQUITABLE LIFE ASSUR SOC of the U S with Morris Cohen. 98th st, No 3 West. Extension mort. July 10. Nov 22 ,1907. 7:1834. nom

Empire League to Herman Boetticher. Certificate as to mort on property in Kings Co. Oct 22. Nov 22, 1907. Miscl. ——

Eisners Sons Embroidery Works, a corpn, to Isaac W Bober et al. Certificate as to mort dated Nov 22, 1907. Genl morts. ——

Elias, Katherine with N Y Public Library, Astor, Lenox & Tilden Foundations. 73d st, No 60, s s, 83 w Park av, 17.6x102.2. Extension mort. Nov 8. Nov 22, 1907. 5:1387. nom

EQUITABLE LIFE ASSUR SOC of the U S with August Oppenheimer. 153d st, n s, 325 e 8th av, runs n 99.11 x e 138.3 to w s McCombs Dam road x s 113.6 to n w cor McCombs Dam road and 153d st x w 84.4 to beginning. Extension mort. Oct 31. Nov 22, 1907. 7:2039. nom

Ely, Ambrose K, of Livingstone, N J, with Lippe Lunitz and ano. Madison st, No 148. Extension mort. July 26, 1906. Nov 26, 1907. 1:274. nom

Equitable Trust Co of N Y with Alois Gutwillig. 3d st, No 35, n s, 50 w Greene st, 45x102.8. Extension mort. Nov 25. Nov 26, 1907. 2:535. nom

Emmet, Thomas A to John G Brown. Madison av, Nos 93 and 95, s e cor 29th st, runs s 49.4 x e 100 x n 24.8 x w 38.6 x n 24.8 to st, x w 61.6 to beginning. Nov 27, 1907, due, &c, as per bond. 3:858. gold, 60,000

Feffercorn, Emil to James McWalters. 28th st, No 126, s s, 100 w Lexington av, 20x98.9. Prior mort $23,000. Nov 22, 1907, 1 year, 6%. 3:883. 9,790

Friedman, Charles and Henry to Harris Friedman and ano. 118th st, Nos 146 to 156, on map Nos 148 to 154, s s, 125 e 7th av, 2 lots, each 75x100.11. 2 P M morts, each $25,000; 2 prior morts, $108,500 each. Nov 23, 1907, due May 23, 1912, 6%. 7:1902. 50,000

Fairbanks, Ernest A, of Yonkers, N Y, to WASHINGTON TRUST CO. 7th av, No 1987, e s, 54 n 119th st, 26.11x98. Nov 21, 3 years, 5%. Nov 23, 1907. 7:1904. 30,000

Felt, Abraham to Henry W Post. 118th st, Nos 423 and 425, n e cor Amsterdam av, No 1181, 74.11x100x74.10x100. Prior mort $172,500. Nov 21, installs, 6%. Nov 22, 1907. 7:1962. 5,175

Ferris, Emery L Jr with Pauline Mathesius. 131st st, No 76, s s, 85 e Lenox av, 16.8x99.11. Extension mort. Nov 12. Nov 23, 1907. 6:1728. nom

Feinberg, Elias to Joseph Bierhoff. 125th st, No 512, s s, 150 w Amsterdam av, 25x100.11. P M. Prior mort $18,000. Nov 25, 5 years, 6%. Nov 26, 1907. 7:1979. 3,000

Fish, Stuyvesant, Jr, of Garrisons, N Y, to Oliver G Barton. 18th st, No 218, s s, 337 w 2d av, 25x92. Nov 26, 1907, 5 years, 5%. 3:898. 12,000

Grunwald, Ferdinand to F & M Schaefer Brewing Co. Bleecker st, Nos 88 and 90, Mercer st, No 210. Saloon lease. Nov 19, demand, 6%. Nov 22, 1907. 2:523. 4,000

Goodman, Urry to J Frederic Kernochan and ano as committee estate Marie Marshall. Division st, Nos 258 and 260, n e cor Ridge st, Nos 2 and 4, runs n 68.6 x e 11.4 x e 9 x n 2.5 x s 53.4 to Division st x w 44.10. Nov 22, 1907, 3 years, 5%. 1:315. 50,000

Same to Hyman Adelstein and ano. Same property. Prior mort $50,000. Nov 22, 1907, demand, 6%. 1:315. 22,000

Greene Court Bldg Co to LAWYERS TITLE INS & TRUST CO. 7th av, s e cor 111th st, 100.11x150. Building loan. Prior mort $275,000. Nov 23, 1907, demand, 6%. 7:1820. 40,000

Same to same. Same property. Certificate as to above mort. Nov 22. Nov 23, 1907. 7:1820. ——

Gehringer, Wm G and Adolph Hell, of Union Hill, N J, to Henry P Ammidown. 47th st, No 542, s s, 275 e 11th av, 25x100.4. Nov 20, 5 years, 5½%. Nov 25, 1907. 4:1075. 18,000

Gambardelle, Gioacchino to Louis Lewin. Hudson st, No 634, e s, 50.3 s Horatio st, 25.4x118.11x25.1x116.4. P M. Nov 11, demand, 6%. Nov 26, 1907. 2:626. 2,500

Groge, Anna M to Henry C Freeman. 55th st, No 157, n s, 95 w 3d av, 20x100.5. Nov 25, 10 months, 6%. Nov 26, 1907. 5:1310. 780

Green, Robt D to Aaron Coleman. 42d st, No 533, n s, 325 e 11th av, 25x100.5. Nov 19, demand, 6%. Nov 21, 1907. 4:1071. 400

Gahren, Auguste with Phillippine Friedeberg. 151st st, No 524, s s, 280 e Broadway, 40x99.11. Extension of mort, &c. Nov 20, Nov 26, 1907. 7:2082. nom

Gehringer, Wm G and Adolph Hell and Arthur Casper with Henry P Ammidown. 47th st, No 542 West. Subordination mort. Nov 22. Nov 27, 1907. 4:1075. nom

Goldsberry, Susan, of Quincy, Mich, with Hannah Lynch. 84th st, No 271 West. Extension mort. Nov 6. Nov 27, 1907. 4:1232. nom

Greenberg, Hyman and Davis and John Morris and N Y & White Plains Construction Co to Sol Brill. East Broadway, No 50, n s, 264.2 w Market st, 24.11x68.10x25x68.10. Leasehold. Nov 22, installs, 6%. Nov 27, 1907. 1:281. 1,500

Haber, Meyer to Hyman Greenberg. 133d st, No 144, s s, 300 e 7th av, runs e 24.9 x s 27.4 x s 74.6 x w 24.10 x n 99.11 to beginning. Prior mort $36,200. Nov 27, 1907, installs, 6%. 7:1917. 2,000

Holland, Adolph and Jacob Berger to whom it may concern. 28th st, Nos 321 and 323, n s, 243.4 e 2d av, 40.10x98.9. Estoppel certificate. Nov 21. Nov 27, 1907. 3:934. ——

Haight, Helen D W to Thomas S Ollive as committee Edwin O Brinckerhoff. 128th st, No 266, s s, 229.2 e 8th av, 20.10x98.9. Nov 27, 1907, 3 years, 5%. 7:1933. 10,000

Hirshhorn, Joe to Wolf Brand. 4th st, Nos 368 and 370, s s, 75 e Av D, 46x96. Prior mort $56,000. Nov 26, 4 years, 6%. Nov 27, 1907. 2:357. 8,000

Hartigan, Mary I to EMIGRANT INDUSTRIAL SAVINGS BANK. 124th st, No 71, n s, 125 w Park av, 17.6x100.11. Nov 26, 1907, 3 years, 5%. 6:1749. 4,000

Hentze, Peter A to Elisabeth Bastian. 120th st, No 241, n s, 135 w 2d av, 25x100.11. Nov 25, 1907, 5 years, 5%. 6:1785. 12,000

Higgins, Maria T with N Y Public Library, Astor, Lenox & Tilden Foundations. 3d av, No 1683, e s, 50.4 n 94th st, 25.1x99.6; 3d av, No 1685, e s, 75.5 n 94th st, 25.1x99.6. 2 extensions of morts. Nov 13. Nov 22, 1907. 5:1540. nom

Harris, Cecelia to Annie Davis. 95th st, No 176, s s, 263.9 e Lexington av, 18.9x100.8. Nov 21, due Aug 1, 1908, 6%. Nov 22, 1907. 5:1523. 500

Israel, Moses H to Harry Goodstein. 135th st, No 118, s s, 275 w Lenox av, 24.11x99.11. ½ part. Secures liability on notes made by Moses H Israel or firm of the Prager Co. Nov 19, due &c, ——. Nov 22, 1907. 7:1919. 3,000

Jackson, Isidor and Abraham Stern with Alfred Boreel. 39th st, No 54 West. Extension mort. Nov 14. Nov 22, 1907. 3:840. nom

Jaeger, Amalia wife Francis M with Benj Fox. 91st st, No 45, n s, 255 e Columbus av, 20x100.8. Extension mort. Nov 8. Nov 23, 1907. 4:1205. nom

Joline, Adrian H and Douglas Robinson as receivers of N Y City Railway Co with General Electric Co. Electrical equipment agreement, &c. Oct 19, due Dec 31, 1907, 6%. Nov 25, 1907. Genl Morts. 389,685

Keller-Smith Co to Philip Goerlitz. 15th st, Nos 234 to 242, s s, 444.4 w 7th av, 90x103x90x103.3. Prior mort $59,000. Nov 22, 1907, due, &c, as per bond. 3:764. 5,000

Same to same. Same property. Consent to above mort. Nov 22, 1907. 3:764. ——

Same to same. Same property. Resolution as to above mort. Nov 22, 1907. 3:764. ——

Same to same. Same property. Certificate as to above mort. Nov 22, 1907. 3:764. ——

Kuh, Millard F to Carrie Nauheim. 6th av, No 879, w s, 75.4 s 50th st, 25x100. 1-3 part. P M. Nov 11, due Dec 1, 1909. —%. Nov 23, 1907. 4:1002. 3,930.65

Kellogg, Ethel T wife of and John P to Charles E Rushmore and ano trustees Philip Dater. Morningside av East, No 81, e s, 66.10 n 121st st, 30x100. Nov 25, 1907, due, &c, as per bond. 5:1273. gold, 22,000

Kraner, Yetta to Abraham Halprin. 114th st, No 18, s s, 191.4 w 5th av, 17.8x100.11. P M. Prior mort $10,500. Nov 26, 1907, 2 years, 6%. 6:1597. 2,000

Kilian, Geo with Solomon Miller et al exrs, &c, Daniel Miller. 52d st, No 249, n s, 80.9 w 2d av, 19.3x75.5. Extension mort. Sept 19. Nov 25, 1907. 5:1327. nom

Kapelsohn (E) Co to Solomon Feiner. 66th st, No 223, n s, 350 w Amsterdam av, 25x100.5. Prior mort $——. Nov 27, 1907, 2 years, 6%. 4:1158. 4,500

Same to same. Same property. Certificate as to above mort. Nov 27, 1907. 4:1158. ——

Koplik, Henry to Martha Josephthal. 62d st, No 30, s s, 63 e Madison av, 23x82.5. P M. Nov 27, 1907, due &c, as per bond. 5:1376. 48,500

Lawrence, Joseph W trustee will Bryan Lawrence for Mary E Wagner with Clara R Gerken. Wall st, No 118. Extension mort, at increased rate of interest from 4½% to 5%. Oct 6. Nov 22, 1907. 1:37. nom

Lawrence, Jos W trustee will Bryan Lawrence with Bernard Ratkowsky. 120th st, No 50 West. Extension mort at increased interest from 4½% to 5%. Oct 16. Nov 22, 1907. 6:1718. nom

Lanzke, Clara wife Gustav A to George Brickelmeier, of Brooklyn. Assignment of legacy under will of Henry E G Luyties, dec'd. Nov 22, 1907, 2 months, —%. Miscl. secures note, 365

Lazerowitz, Simon, Herres Posner and Harry Rudowsky to Benj L Weil and ano. Allen st, No 186, e s, 100.5 n Stanton st, 22.11x87.5x23x87.6. P M. Prior mort $21,000. Nov 20, 5 years, 6%. Nov 25, 1907. 2:417. 10,000

Same to same. Same property. P M. Prior mort $31,000. Nov 20, 5 years, 6%. Nov 25, 1907. 2:417. 5,000

Leipert, John M to Lion Brewery. 100th st, No 13 West. Saloon lease. Nov 20, demand, 6%. Nov 25, 1907. 7:1836. 2,000

Locicero, Vincenzo to Isaac S Heller. 1st av, No 689, w s, 125.5 s 40th st, 24.8x75. P M. Prior mort $17,000. Nov 23, 4 yrs, 6%. Nov 25, 1907. 3:945. 7,000

Levy, Samuel and Lehman to Jacob Wicks Jr. 109th st, No 212, s s, 220 w Amsterdam av, 40x100.11. Nov 25, 3 years, 5½%. Nov 26, 1907. 7:1880. 35,000

Same to Myron Sulzberger. Same property. Prior mort $35,000. Nov 25, 2 years, 6%. Nov 26, 1907. 7:1880. 6,000

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Levy, Jefferson M to L Napoleon Levy. Fulton st, No 122, s s, 51.1 e Nassau st, 25.3x82.1x25.6x82. Nov 21, due Jan 1, 1909, 6%. Nov 27, 1907. 1:78. 15,000

Levy, Jefferson M to Smith Ely. Lispenard st, No 44, s s, abt 130 e Church st, 23x94. P M. Dec 30, 1898, due Dec 1, 1900, 5%. Nov 27, 1907. 1:194. 2,500

Mitchell, James E to Fredk Deming. 25th st, No 165, n s, 95 e 7th av, 20.2x78.9x18.8x78.9. Nov 21, 4 years, 5%. Nov 26, 1907. 3:801. 15,000

METROPOLITAN SAVINGS BANK with Peter Dolfini. 116th st, No 106, s s, 62.3 e Park av, 37.9x100.11. Extension mort. May 7. Nov 26, 1907. 6:1643. nom

Metropolitan Underwriting Co with Chase Andrews. Deposit of 8,000 shares of capital stock of Columbia Life Assur Soc as collateral security for loan of $60,000 to secure 3 notes in 8 months at 6%. July 10. Nov 23, 1907. 6:1593. —

Miller, Florence to Levi C Lathrop. 147th st, No 607, n s, 138 w Broadway, 12.6x99.11. Oct 15, 3 years, 5%. Nov 26, 1907. 7:2094. 10,000

Michaelson, Rachel to Mary E Blodgett. Allen st, No 198, e s, abt 125 s Houston st, 25x87.6. Nov 26, 1907, 5 years, 5%. 2:417. 16,000

McGuire (T J) Construction Co to North American Mortgage Co. Broadway, Nos 3692 and 3694, e s, 24.11 s 153d st, 75x100. Prior mort $32,500. Nov 25, due, &c, as per bond. Nov 26, 1907. 7:2084. 25,149.75

Same to same. Same property. Certificate as to above mort. Nov 25. Nov 26, 1907. 7:2084. —

McGuire (T J) Construction Co to Henry M Sands. Broadway, No 3694, e s, 24.11 s 153d st, 37.6x100. Nov 25, 3 years, 6%. Nov 26, 1907. 7:2084. 32,500

Same to same. Same property. Certificate as to above mort. Nov 25. Nov 26, 1907. 7:2084. —

Montague, Harriet A C wife of and Russell W to Isaac Bell. Greenwich st, Nos 211 and 213, s e cor Vesey st, No 65, 44.3x75 x41.1x90; Greenwich st, e s, lot 54A map Church farm, 22.1x 80.8x20.6x88 n s; Vesey st, s s, lot 51B same map, 20x61.8; Vesey st, s s, lots 51 and 51A same map, 40x82.3; Vesey st, s s, lot 50 same map, 25x82, except part for Greenwich st or College pl; Greenwich st, No 209, e s, 42.7 s Vesey st, 20.11x35.11x20.6 x38.3, being known as Greenwich st, Nos 207 to 213, and Vesey st, Nos 57 to 61. All title. Nov 18, 3 years, 6%. Nov 26, 1907. 1:85. 6,000

McGuire (T J) Construction Co to Charles F Ballard. Broadway, No 3692, e s, 62.5 s 153d st, 37.5x100. Nov 25, 3 years, 6%. Nov 26, 1907. 7:2084. 32,500

Same to same. Same property. Certificate as to above mort. Nov 26, 1907. 7:2084. —

Mendelson, Celia to Sidney Jones. 5th st, No 331, n s, 375 e 2d av, 25x97. Prior mort $——. Nov 22, due June 1, 1909, 6%. Nov 25, 1907. 2:447. 3,250

McCarthy, Callaghan B with N Y Public Library, Astor, Lenox & Tilden Foundations. 106th st, No 334, s s, 375 e 2d av, 25x 100.11. Extension mort. Nov 7. Nov 23, 1907. 6:1677. nom

Moore, John A to Jacob Mohr. Amsterdam av, Nos 129 and 131, e s, 60.5 s 66th st, 40x80. Prior mort $13,500. Nov 22, due, &c, as per bond. Nov 25, 1907. 4:1137. 5,500

Mann, David to The Rhinelander Mfg Co. Av C, No 201, w s, 51 n 12th st, 25x70; Av C, No 202, e s, 51.9 n 12th st, 25.9x 62.6; Broome st, No 274, n e cor Allen st, Nos 90 and 92, 22.4x75. Secures payment of $10,000 for ice boxes received by Max and Abraham Mann. Nov 15, Nov 23, 1907. 2:382-395 and 414. nom

Montross Bond & Realty Co to Wm McKenzie et al. 77th st, No 62, s s, 50 e Columbus av, 100x102.2. Nov 25, 1907, due, &c, as per bond. 4:1129. 100,000

Same to same. Same property. Certificate as to above mort. Nov 25, 1907. 4:1129. —

McAniney, Owen with Florence L Barker. 19th st, No 441, n s, 449.6 n w 9th av, 25x72. Subordination mort. Nov 21. Nov 22, 1907. 3:717. nom

Morlath, Harry, of Queens Borough, N Y, to TITLE GUARANTEE & TRUST CO. 2d av, No 437, s w cor 25th st, 19.9x60.7; 2d av, w s, 19.9 s 25th st, 19.9x60.7. Nov 21, due, &c, as per bond. Nov 23, 1907. 3:905. 20,000

Moses, Marks with N Y Public Library, Astor, Lenox & Tilden Foundations. 133d st, No 60, s s, 115 w Park av, 25x99.11. Extension mort. Nov 7. Nov 22, 1907. 6:1757. nom

Moses, Marks with N Y Public Library, Astor, Lenox & Tilden Foundations. 133d st, No 62, s s, 95 w Park av, 20x99.11. Extension mort. Nov 7. Nov 22, 1907. 6:1757. nom

Mendelsohn, Louis to Herman Schwartz. 110th st, No 137, n s, 330 e Park av, 25x100.11. Prior mort $20,000. Nov 19, 3 years, 6%. Nov 22, 1907. 6:1638. 2,000

Mennella, Vincenzo to Lion Brewery. 1st av, No 2014. Saloon lease. Nov 13, demand, 6%. Nov 22, 1907. 6:1697. 789.03

N Y TRUST CO with Isabel wife Lemuel B Bangs. 51st st, No 32, s s, 175 e Madison av, 25x64.8. Extension mort. Nov 18. Nov 23, 1907. 5:1286. nom

Norfolk Realty Co to Wm J Hutcheon. 152d st, Nos 534 and 536, s s, 150 e Broadway, 75x— to 151st st, Nos 535 and 537, Aug 26, demand, 6%. Nov 25, 1907. 7:2083. 10,000

Same to same. Same property. Certificate as to above mort. Aug 26. Nov 25, 1907. 7:2083. nom

New York Mortgage and Security Co with Heiman S Isaacs. 8th av, No 2436, e s, 75 n 130th st, 24.11x100. Extension mort. Nov 13. Nov 26, 1907. 7:1936. nom

O'Leary, Michael to Solomon Altshuler. 103d st, No 156, s s, 101.6 e Lexington av, 27x100.11. P M. Nov 19, 4 years, 6%. Nov 22, 1907. 6:1630. 4,000

Paterno Bros, a corpn, to John D Crimmins. 116th st, s s, 175 w Broadway, 50x100.11. P M. Nov 21, 2 years, 6%. Nov 25, 1907. 7:1896. 49,000

Phelps, Luis J with The Dr Richards Dyspepsia Tablet Assoc, a corpn. 57th st, No 453, n s, 241.8 e 10th av, 16.8x100.5. Extension mort. Nov 20. Nov 26, 1907. 4:1067. nom

Pfeiffer, Lillie to Isaac Lowenfeld. Amsterdam av, w s, 40 n 85th st, 40x100. P M. Prior mort $57,000. Nov 26, 4 years, 6%. Nov 27, 1907. 4:1232. 11,400

Polstein, Joseph to Alex Wolffe. 78th st, No 115, n s, 212.6 e Park av, 18.8x102.2. Prior mort $30,000. Nov 26, 1907, 1 year, 6%. 5:1413. 10,000

Prudential Real Estate Corpn to Florence L Barker. 19th st, No 441, n s, 449.6 n w 9th av, 25x72. Nov 22, 1907, 3 years, 5½%. 3:717. 8,000

Peerless Brick Co to GUARDIAN TRUST CO as trustee. Certificate as to mort or deed of trust dated May 31, 1904. Nov 19. Nov 22, 1907. —

Quinlan, Daniel J with Abraham Rosenthal. Rutgers pl, No 4. Extension mort. Nov 19. Nov 27, 1907. 1:257. nom

Rogers & Pyatt (Inc) to Brown Brothers & Co. Fletcher st, n s, 75.4 w South st, runs n 29.8 x w 0.8 x n 32.5 x w 43 x s 31.4 x w 27.3 x s 31.8 to Fletcher st, x e 69.2 to beginning, also all title to parcel of land at n w cor above premises consisting of plot abt 17.10 wide on n and s sides x abt 24.8 deep on e and w sides together known as 36 to 40 Fletcher st. Nov 13. Secures letters of credit, &c, —%. 1:72. Amount of mort $——;; mortgage tax, $625. —

Ransom, Emma to Gertrude J wife of Fred Ingraham. John st, No 39, n s, 77.1 s e Nassau st, runs n e 62.10 x n w 18.11 x s w 60.1 to John st, x s e 19 to beginning; Beekman st, No 16, n s, abt 70 e Nassau st, 23.2x100, except part for st. Nov 25, due Dec 1, 1909, 6%. Nov 27 1907. 1:78 and 101. 6,000

Rehfeldt, Otto to GERMAN SAVINGS BANK. 98th st, Nos 57 and 59, n s, 100 e Columbus av, 2 lots, each 25x100.11. 2 morts, each $17,000. Nov 27, 1907, 3 years, 5%. 7:1834. 34,000

Rubenstein, Isaac to Jacob Shevell. Madison st, No 211, n s, abt 158 e Rutgers st, 26.1x100. Prior mort $25,000. Nov 23, 3 years, 6%. Nov 25, 1907. 1:271. 2,500

Ryer, Henry L with Louise C Mariotte. 130th st, No 145, n s, 491.8 w Lenox av, 16.8x99.11. Extension mort. Nov 19. Nov 23, 1907. 7:1915. nom

Roses, Jacob with David Nissnewitz. Jackson st, Nos 71 to 75, Front st, No 386. Agreement as to payment of interest past due, also taxes and extension of 1st mort of $43,000; also as to satisfaction of 2d mort for $15,000; also option to repurchase within 6 months for $64,000, &c. Nov 22, 1907. 1:243. nom

Scheinhous, Lippe and Henry Calman to Jacob Klingenstein. Chrystie st, No 189, w s, 175 n Rivington st, 25x100. Prior mort $27,000. Nov 21, due Sept 1, 1908, 6%. Nov 22, 1907. 2:426. 6,000

Scheinhous, Lippe and Henry Calman to Wm K Thorn. Chrystie st, No 189, w s, 175 n Rivington st, 25x100. Nov 21, 5 years, 5%. Nov 22, 1907. 2:426. 27,000

Smith, Louis G to Clara L Drake-Smith and ano. 79th st, No 56, s s, 250 w Park av, 25x102.2. Prior mort $30,000. Nov 20, 3 years, 4½%. Nov 22, 1907. 5:1393. 10,000

Stein, Solomon with Frederic de P Foster and ano exrs Sarah A Sands. 81st st, No 421 East Extension mort. Nov 22, 1907. 5:1561. nom

St Mary's Free Hospital for Children with Rosina Christie. 123d st, No 104, s s, 40.1 e Park av, 20x100.10. Extension mort. Nov 7. Nov 22, 1907. 6:1771. nom

Shevell, Jacob to Isaac Rubenstein. Suffolk st, No 123, w s, 71 n Rivington st, runs w 34 x n 4 x w 44 x n 25 x e 78 to st x s 29 to beginning. Nov 23, 1907, 3 years, 6%. 2:354. 8,000

Schallek, Max L to LAWYERS TITLE INS & TRUST CO. 109th st, No 20, s s, 119 w Madison av, 31x100.11. Nov 22, 1907, 3 years, 5½%. 6:1614. 23,000

Salzman, Esther to Janet L McVickar et al trustees Janet S Lansing. Suffolk st, No 18, e s, abt 150 n Hester st, 25x100. Nov 25, 1907, 3 years, 5%. 1:313. 26,000

Sterns, Sophie to Rosalie Kaufmann et al trustees Leopold Kaufmann. 88th st, Nos 254 and 256, s s, 100 w Broadway, 2 lots, each 18x100.8. 2 morts, each $11,000. Nov 25, 1907, 3 years, 5½%. 4:1235. 22,000

Simon, Sarah D with Eliz Herb. Madison av, No 1785, e s, 34.11 n 117th st, 33x108. Subordination mort. Nov 22, Nov 25, 1907. 6:1623. nom

Silverstone, Mary to Mary K Starrett and ano. 107th st, No 69, n s, 145 w Park av, 16x100.11. Nov 26, 1907, 3 years, 5%. 6:1613. 6,000

Simon, Philip, Aaron F Kurzman and Henry Segall to John A Brown Jr. 8th av, Nos 2753 and 2755, s w cor 147th st, No 360, 50x85. Nov 25, 3 years, 5%. Nov 26, 1907. 7:2045. 59,000

Same and Sender Jarmulowsky with same. Same property. Subordination mort. Nov 25. Nov 26, 1907. 7:2045. nom

Simon, Philip, Henry Segall and Aaron F Kurzman and Maurice Cohen with same. Same property. Subordination agreement. Nov 23. Nov 26, 1907. 7:2045. nom

Simon, Philip, Henry Segall and Aaron F Kurzman and Martha W Weill with same. Same property. Subordination mort. Nov 23. Nov 26, 1907. 7:2045. nom

Senher, Henrietta to Chas L Denks. 123d st, No 348, s s, 212 e Morningside av East, 16x100.11. Nov 26, 1907, 3 years, 5%. 7:1949. 4,000

Sheffield Farms-Slawson-Decker Co to Ella Drohen. Manhattan st, w s, 416.3 n Broadway, runs s w 150 x s 41 x n e 150 to st x n w 41 to beginning. Prior mort $——. Nov 21, due Apr 22, 1908, 5%. Nov 26, 1907. 7:1995. 4,382

Strauch, Peter D to Susie K Anderson and ano. 95th st, No 36, s s, 389 w Central Park West, 18x100.8. Nov 27, 1907, 3 years, 5%. 4:1208. 12,000

Schmidt, Otto with Nathan Schwab. 10th st, No 81 East. Extension of mort on lease. Nov 19. Nov 27, 1907. 2:556. nom

Silverberg, Isaac to whom it may concern. 28th st, Nos 325 and 327, n s, 284.2 e 2d av, 40.10x98.9. Estoppel certificate as to above mort. Nov 27, 1907. 3:934. —

Segman, Louis, Jacob Bernardik and Louis Aronovitz to Kotzen Realty Co. Henry st, Nos 278 to 282, s s, 42.4 e Gouverneur st, 63.6x73.6x63x73.8. Prior mort $44,250. Nov 26, due July 26, 1908, 6%. Nov 27, 1907. 1:267. 3,000

Shweitzer, Rachel to Louis Whitestone. Av A, No 1237, w s, 80.5 s 67th st, 40x100; 67th st, No 436, s w cor Av A, 100x40.5; Av A, No 1239, w s, 40.5 s 67th st, 40x100. Prior mort $172,000. Nov 27, 1907. Due Jan 27, 1907 (?) probable error, 6%. 5:1461. 5,500

TITLE INS CO of N Y with R Clarence Dorsett. 207th st, s s, 100 w 9th av, 75x99.11. Extension mort. Nov 18. Nov 26, 1907. 8:2203. nom

Trustees of Columbia College in City N Y with Payne estate. 129th st, Nos 125 to 129 East. Extension mort. Nov 23. Nov 27, 1907. 6:1778. nom

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Truax, Alice H to Anna M Smith. 5th av, No 2034, w s, 60.10 s 126th st, 20x85. Nov 15, 3 years, 5%. Nov 26, 1907. 6:1723. 15,000

Treanor, Charles to Lion Brewery. 10th av, No 499, s w cor 38th st. Saloon lease. Nov 21, demand, 6%. Nov 26, 1907. 3:709. 4,000

Talsky, Tillie to Morris Rosen and ano. Hamilton st, No 38, s s, 164.6 w Market st, 27x96.6x25.5x103.6. P M. Nov 18, 3 years, 6%. Nov 23, 1907. 1:253 5,000

Thonet, Jacob, August, Carl, Alfred, Victor, Julius and Theodore, all of City of Vienna, Austria, to Edwin C Dusenbury trustee James A Ruthven. 36th st, Nos 542 to 546, s s, 275 e 11th av, 75x98.9. Oct 21, due Nov 1, 1910, 5%. Nov 26, 1907. 3:707. 75,000

Turney, Cathleen to Sound Realty Co. 192d st, s s, 175 w Audubon av, 75x100. P M. Nov 21, due, &c, as per bond. Nov 25, 1907. 8:2161. 10,000

Trustees of Columbia College in City N Y with Lillie A Beck. 2d av, No 2262, n e cor 116th st. Extension mort. Nov 1, Nov 25, 1907. 6:1688. nom

Termini, Giuseppe, of Brooklyn, N Y, to John Mangini. Mulberry st, No 3, w s, abt 45 n Park row, 30x25x29.9x25. Nov 23, 3 years, 5½%. Nov 25, 1907. 1:161. 5,000

Tunney, Patrick V to John Roos. Fort Charles av, s s, 289.4 w 227th st, 25x90. Prior mort $3,600. Nov 21, 1 year, 6%. Nov 22, 1907. 13:3402. 500

Union Stove Works, a corpn, to Luke Kouwenhoven. Beekman st, No 70, n e s, abt 63 s e Gold st, runs s e 25 x n e 41.4 x n w 0.7 x n e 70.7 x n w 25.3 x s w 106.8 to beginning; Gold st, Nos 66 and 68, s e s, abt 50 n e Beekman st, mort reads plot begins in c l party wall bet 68 and 70 Beekman st and distant 44.9 n e Beekman st, runs n e 37.11 x n w 70.11 to Gold st, Nos 66 and 68, x s w 36.9 x s e 42.6 x s w 1 x s e 25.2 to beginning. Nov 26, 1907, 3 years, 5%. 1:99. 40,000

Volunteers of America to METROPOLITAN TRUST CO. 28th st, No 34, s s, 300 e 6th av, 27.6x98.9. Nov 21, due, &c, as per bond. Nov 26, 1907. 3:829. 30,000

Van Dusen, Eliz B wife of Saml C Van Dusen to Anna W Daniell. 35th st, No 132, s s, 58.3 w Lexington av, 20.2x72.6. Nov 27, 1907, due Dec 1, 1908, 5½%. 3:890. 10,000

Wyatt, Christopher B to Augustus L Hayes. 66th st, No 233, n s, 300 e West End av, 25x100.5. Prior mort $——. Nov 27, 1907, Due Dec 1, 1909, 6%. 4:1158. 1,230

Wilder, Geo W to Emil Thiele. 108th st, No 329, n s, 100 e Riverside Drive, 40x100.11. All title to strip on west 10 ft wife. Prior mort $65,000. Due, &c, as per bond. Nov 27, 1907. 7:1893. 25,000

Weil, Jonas and Bernhard Mayer with Mary E Blodgett. Allen st, No 198. Subordination agreement. Nov 26, 1907. 2:417. nom

Weil, Jonas and Bernhard Mayer with Mary E Blodgett. Allen st, No 198. Subordination agreement. Nov 26, 1907. 2:417. nom

Weinstein, Chas I to Abraham D Weinstein. 109th st, Nos 7 to 17 East. Assignments of rents to secure $5,287 at 6%. Nov 25. Nov 26, 1907. 6:1615. nom

Wilkins, Leroy to Lion Brewery. 7th av, s e cor 134th st. Saloon lease. Nov 22, demand, 6%. Nov 26, 1907. 7:1918. 3,400

Wineburgh, Henry with LAWYERS TITLE INS & TRUST CO. Lexington av, No 1423, s e cor 93d st, Nos 148 to 154, 16.5x70. Extension mort. Nov 6. Nov 25, 1907. 5:1521. nom

Weil, Carrie J to Anna Fixman. 15th st, No 155, n s, 190 e 7th av, 20x103.3. Prior mort $13,000. Nov 21, 2 years, 6%. Nov 22, 1907. 3:791. 2,000

Wolfe, Augustin A to Chas F Bauerdorf and ano exrs Albert J Adams. 7th av, No 375, e s, 25.3 s 31st st, 21x75. P M. Prior mort $20,000. Nov 20, 3 years, 5%. Nov 22, 1907. 3:806. 22,000

Same to same. Same property. P M. Nov 20, 3 years, 5%. Nov 22, 1907. 3:806. 20,000

Weiderman, George to Goold Hoyt and ano trustees. Rose st, Nos 35 and 37, s e s, abt 350 w New Chambers st, 42.6x71.6x10x86.6 s w s. Nov 22, 1907, 3 years, 5%. 1:114. 40,000

Same to Union Construction & Realty Co and ano. Same property. Prior mort $40,000. Nov 22, 1907, 3 years, 5%. 1:114. 16,000

Williamson, Marion A, of Ridgewood, N J, to Frank M Tichenor. 121st st, No 214, s s, 173 w 7th av, 15x100.11. Prior mort $5,500. Nov 23, 1907, 1 year, 6%. 7:1926. 1,200

WARWICK SAVINGS BANK of Warwick, N Y, with Josef Preiser. 123d st, No 113, n s, 190 e Park av, 25x100.11. Extension mort. Nov 15. Nov 22, 1907. 6:1772. nom

### BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Ackerman, Joseph to Geo Hill. 152d st, n s, 131.11 w 3d av, 25x100. 1-3 part. Prior mort 1-3 of $7,000. Nov 19, 1 year, 6%. Nov 23, 1907. 9:2374. 1,500

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Abelman Construction Co to Robert H Mathews. Home st, s s, 91.9 w Prospect av, 40.1x irreg. Certificate as to mort for $4,250. Nov 22, Nov 25, 1907. 10:2680. ——

Abelman Construction Co to Robt H Mathews Co. Home st, s s, 91.9 w Prospect av, runs s 72.3 x s 47.11 x n w 64.1 x n e — to st x e 40.1 to beginning. Prior mort $28,000. Nov 22, due Nov 1, 1908, 6%. Nov 23, 1907. 10:2680. 4,250

*Anopol, Walter to Cath C Hill. Commonwealth av, e s, 210.11 s West Farms road, 25x100. Nov 25, 1907, 1 year, 6%. 1,000

Altieri, Mary to Harry W Bell. Webster av, s w cor 176th st, 37x91.7x37x93.8, except part for sts. Nov 20, 1 year, 5%. Nov 27, 1907. 11:2892. 1,403

*Belotta, Rachela to Anna Thompson. 1st av, e s, 100 n 1st st, 100x100, Olinville. Nov 16, 3 years, 6%. Nov 27, 1907. 1,500

*Same to same. Same property. Nov 16, due Jan 10, 1908, 6%. Nov 27, 1907. 1,000

Bache, Elizabeth and Jules S Bache and Leopold Rossbach exrs Semon Bache with Max and Samuel Salmowitz. Brook av, No 1504. Extension mort. Oct 4. Nov 27, 1907. 11:2895. nom

*Broderick, James J to Louise Langbein. Meade av, No 519, or Grant av, n s, abt 150 e Garfield st, 25x100. Nov 27, 1907, 3 years, 5½%. 3,000

Brady, John R to David McClure and ano trus. Broadway, w s, abt 405 n 234th st (?), and at n s land now or formerly Daniel T Hauxhurst, runs w 162 x n 62 x e 162 to Broadway x s 62 to beginning. Prior mort $6,000. Nov 20, 1 year, 5%. Nov 25, 1907. 13:3405. 1,000

*Brandt, Wm A to Land Co "A" of Edenwald. Amundson av, w s, 475 s Jefferson av, 25x100. P M. Nov 25, 1907, 3 years, 5½%. 300

Benson, John A to Jacob Berg. Hull av, s e cor 209th st, 25x100. Prior mort $74,000. Nov 25, 3 years, 5%. Nov 26, 1907. 12:3351. 4,000

*Baxter, Mervin R to John F Condon. City Island av, e s, at s s land now or formerly Scofield estate, runs s 100 x e 100 x n 100 x w 100 to beginning, except part for av, City Island. Nov 23, 2 years, 6%. Nov 25, 1907. 1,000

*Buser, Fredk A with John W Demler. Harrison av, w s, 159 n Westchester av, 50x— to Classon av x50x—. Agreement modifying mort. Nov 23. Nov 25, 1907. nom

*Bacon, Frank L, of Far Rockaway, N Y, to Magdalena and Lena Klotz tenants by the entirety. 222d st, s s, 230 w White Plains road, 75x114, Wakefield, except part for 222d st. Nov 8, 3 years, 6%. Nov 25, 1907. 5,000

Berliner, Abraham and Marcus to Nathan Berliner and ano. 3d av, No 4432, e s, 62.9 s Lorillard pl, runs n 61.6 x e 50 x s 101.6 to av x n w 64 to beginning. Nov 15, 3 years, 5%. Nov 23, 1907. 11:3054. 13,000

Bayer, Charles to Dora M Schrenkeisen. 235th st, s s, 425 e Keppler av, 25x100. P M. Nov 22, due Nov 22, 1918, 6%. Nov 23, 1907. 12:3375. 2,200

Cohen, David J and Louis Steinik to Herman Menaker. Monroe av, e s, 270 n 174th st, 2 lots, each 25x95. 2 morts, each $7,500. Nov 23, 1907, 2 years, 6%. 11:2798. 15,000

Central Mortgage Co with Michael J Keenan. Clinton pl, s s, 125 w Grand av, 25x100. Extension mort. Mar 1. Nov 25, 1907. 11:3207. nom

Colaizzi, Mary A wife of and Dominick to Louis Massucci. Hoe av, No 1176, e s, 79.1 s Home st, 25x100. All title. Nov 23, 3 years, 6%. Nov 26, 1907. 10:2752. 2,000

*De Blasio, Giovanni to A Shatzkin & Sons, Inc. Cedar av, s s, — w Corsa av, and being lot 268 map Laconia Park, 71x49x—x33. P M. Nov 11, due Feb 8, 1909, without interest. Nov 25, 1907. 250

Damiano, Nicola to Richd S Collins. Hughes av, late Frederick st, e s, 112.10 s Pelham av, late Union av, 50x87.6. Building loan. Nov 22, 1907, due Oct 15, 1908, —%. 11:3078. 12,500

*Daily, George and John A Carlson to Joseph Hamershlag. 217th st, late 3d st, s s, 100 w 6th av, 150x109.4, Laconia Park; also property in Yonkers, N Y. Prior mort $1,000. Nov 22, due May 22, 1908, 6%. Nov 23, 1907. 5,000

Ellendt, John C and Henry to John W Seeger. Daly av, No 2077, n w s, — n 179th st, 25.11x114. Nov 20, 3 years, 6%. Nov 22, 1907. 11:3122. 4,000

Engelhardt, Gustave to David Robinson. Teller av, No 1053, w s, 119.5 n 165th st, 20x100. Nov 23, 3 years, 6%. Nov 25, 1907. 9:2428 and 2433. 1,500

Fritzel, Eliz to John Eichler Brewing Co. Jackson av, w s, 253.3 n 165th st, 19.8x85. Prior mort $3,500. Nov 21, 1 year, 5%. Nov 23, 1907. 10:2640. 2,788.70

Fordham Realty Co to Central Mortgage Co. Heath av, e s, 344.6 n from tangent point in curve at n e cor Heath av and Emmerich pl, runs e 131.2 x n 25.4 x w 127.1 x s 25 to beginning. Nov 1, 3 years, 5½%. Nov 22, 1907. 11:3240. 5,000

Same to same. Heath av, e s, 369.6 n from tangent point in curve at n e cor Heath av and Emmerich pl, runs e 127.1 x n 25.4 x w 123 x s 25 to beginning. Nov 1, 3 years, 5½%. Nov 22, 1907. 11:3240. 5,000

Frankfeldt & Lippman, a corpn, to Xantha S Bartlett extrx Geo V Bartlett. Tiffany st, w s, 43 n 165th st, 50.3x74.11x50.4x71.5. Nov 22, 1907, 3 years, 5½%. 10:2716. 25,000

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Same to Greenwich Mortgage Co. Same property. Prior mort $25,000. Nov 22, 1907, demand, 6%. 10:2716. 2,000

Same to same. Same property. Certificate as to above mort. Nov 21. Nov 22, 1907. 10:2716. ——

Feinblatt, Jennie to Alva L Banks. Hoffman st, No 2408, e s, 52.7 n 187th st, 25x117.10x25x117.11. Nov 21, due Jan 1, 1911, 6%. Nov 22, 1907. 11:3066. 2,300

Feinblatt, Jennie to Esther J Williamson. Hoffman st, No 2406, e s, 27.7 n 187th st, 25x117.11x25x118.1, except part for st. Nov 21, due Jan 1, 1911, 6%. Nov 22, 1907. 11:3066. 2,300

*Frucht, Michael with Moses G Wright. Morris Park av, s s 75 w Taylor st, 25x100. Extension mort. Nov 21. Nov 25, 1907. nom

Frankfeldt & Lippmann to Xantha S Bartlett. Tiffany st, Nos 1005 and 1007, w s, 43 n 165th st, 50.3x74.11x50.4x71.5. Certificate as to mort for $25,000. Nov 13. Nov 25, 1907. 10:2716. ——

*Green, Joseph to Samuel F Pease. 178th st, n s, 233.4 e Berrian av, 16.8x90. Nov 26, due Jan 1, 1910, 6%. Nov 27, 1907. 3,000

*Green, Michael to Adeline Warner. 178th st, n s, 216.8 e Bronx Park av, now Berrian av, 16.8x90, Neill Estate. Nov 26, due Jan 1, 1910, 6%. Nov 27, 1907. 3,000

*Same to Marion W Voss and ano. 178th st, n s, 200 e Bronx Park av, now Berrian av, 16.8x90. Nov 26, due Jan 1, 1910, 6%. Nov 27, 1907. 2,000

Greenberger, Ignatz to Lucy R Comfort. Crotona av, n w cor 187th st, 75x80. Nov 25, 3 years, 5½%. Nov 27, 1907. 11:3105. 5,000

*Greenberg, Ella and Rebecca to Margt McGill. Grant av, s s, 228 w Unionport road, 25x100. Nov 23, due, &c, as per bond. Nov 26, 1907. 3,500

Goldman. Nicholas to Herman Goldman. 189th st, s s, 100 w Valentine av, 22.8x93.4; 189th st, s s, 145.5 w Valentine av, 22.7x93.4. Oct 31, due Nov 1, 1908, 6%. Nov 25, 1907. 11:3152. 2,100

Greenthal, Bernard to Jacob Koronefsky and ano. Washington av, No 1181, n w s, 195.2 n e 167th st, 40x140.3x40x140.4. P M. Prior mort $6,000. Nov 23, 3 years, 6%. Nov 25, 1907. 9:2389. 5,000

*Gillis, Charles to Wm B Wall. Rose st, e s, 254 n Morris Park av, 69.11x81. Nov 20, 2 years, 6%. Nov 23, 1907. 1,000

Gminder, Augusta to Central Brewing Co. 3d av, No 4029, s w cor 174th st, 30.6x95. Leasehold. Nov 21, demand, 6%. Nov 23, 1907. 11:2921. 4,000

Gargiulo, Pasquale to ITALIAN-AMERICAN TRUST CO, City N Y. Arthur av, n w cor 187th st, runs n 27.7 x w 113.9 x s 27.7 to st x e 113.10 to beginning, except part for av and st. Aug 7, due Jan 1, 1908, 6%. Nov 23, 1907. 11:3066. 25,000

*Hall, Emily A to Henry Kroger. 213th st, late 1st st, s s, 100 e 3d av, 121 to Old Boston road x100.2x117.6x100, Olinville. Nov 19, 2 years, 6%. Nov 23, 1907. 6,650

Herrmann, Charles to John F Kaiser. Anderson av, s e s, 777.6 n e from n w s Jerome av, 50x175.10x60.2x170.6. P M. Nov 25, 3 years, 5%. Nov 26, 1907. 9:2504. 3,710

Herrmann, Philippine D to Jacob Leicht. Stebbins av, No 1241, w s, 120 s 169th st, 20x100. Nov 25, due Jan 1, 1912, 5%. Nov 26, 1907. 10:2694. 3,500

Hatton, Eliz, Winifred Wood, also known as Winifred M Hatton, and Frank Wood, also known as Frank A Hatton to Martha Foggin. Forest av, w s, 123.9 n 165th st, also 121.4 n Wall st, as on map of Village Eltona, runs w 98.6 x n 75 x e 98.6 to av x s 75 to beginning. Nov 26, 1 year, 6%. Nov 27, 1907. 10:2650. 1,100

*Huntley, John W with Alice L Duncuff. 227th st (13th st), n s, 105 w Prospect terrace, 100x114, Wakefield. Extension mort. Nov 10. Nov 26, 1907. nom

Jacobs, Joseph and Louis to Edw Denbosky and ano. 139th st, n s, 125 e St Ann's av, 50x100. Prior mort $34,000. Mar 1, demand, 6%. Nov 26, 1907. 10:2551. 4,000

Kingwell, Charles H to Lion Brewery. 3d av, No 3387, n w cor 166th st. Saloon lease. Nov 19, demand, 6%. Nov 22, 1907. 9:2371. 6,402

Kemp-Jones Realty Co to Lois H Lyman. Summit av, w s, 928.6 s 165th st, 29.3x95. Nov 22, 1907, 3 years, 5½%. 9:2523. 16,000

Same to same. Same property. Certificate as to above mort. Nov 22, 1907. 9:2523. ——

Kelly, Wm C to Thos P Howley. Daly av, e s, 259.2 s Tremont av, 130x152.3. Building loan. Nov 21, due June 1, 1908, 6%. Nov 25, 1907. 11:2992. 11,000

Keim, Eliz extrx Henry Keim with Frank Gavenda. 144th st, n s, 115 w Brook av, 25x100. Extension mort. Nov 25, 1907. 9:2289. nom

Kurlan, Samuel to Baron De Hirsch Fund, a corpn. St Ann's av, No 278, e s, 30 n 139th st, 27.6x101.6x27.6x100.10. Nov 27, 1907, 5 years, 5¼%. 10:2551. 16,000

Same and Siegfried Rown with same. Same property. Subordination mort. Nov 26. Nov 27, 1907. 10:2551. nom

Kurlan, Samuel to Baron De Hirsch Fund. St Ann's av, No 280, e s, 57.6 n 139th st, 27.5x102.4x27.6x101.6. 5 years, 5¼%. Nov 27, 1907. 10:2551. 16,000

Same and Siegfried Rown with same. Same property. Subordination mort. Nov 26. Nov 27, 1907. 10:2551. nom

Kuehn, Reinhold with Henry Siebert, Jr. 176th st, s s, 26.10 e Walton av, 26.7x100. Extension mort. Sept 30. Nov 26, 1907. 11:2826. nom

*Leiman, Samuel and Louis Kaplan to Fritz Klenk. Columbus av, s e cor Louise st, 50x100. P M. Nov 22, due, &c, as per bond. Nov 23, 1907. 2,500

Lee, Mary J to John Eichler Brewing Co. Pelham av, n w cor Cambreling av, runs n 148.7 x w 100.x s 50 x e 60 x s 106 to Pelham av x e 40.9 to beginning. Prior mort $6,400. Nov 21, due Nov 1, 1908, 5%. Nov 23, 1907. 12:3273. 1,600

La Sala, Stefano to Emanuel Arnstein et al. La Fontaine av, n w cor 178th st, 225x100; also ½ part of Fulton av, No 2022, s w cor 174th st, 18.11x87.7x18.10x88.3. Nov 21, demand, 6%. Nov 22, 1907. 11:3061 and 2930. 2,000

Lyons, Oscar L to Ferdinand Kurzman and ano. Forest av, e s, 200 n 156th st, runs e 100 x s 100 x e 35 x n 125 x w 135 to av x s 25 to beginning. P M. Nov 4, 3 years, 6%. Nov 25, 1907. 10:2655. 7,000

Mulholland, James to David S Morrison et al. Washington av, s w cor 187th st, 50x100; 187th st, s s, 101 w Washington av, 40x100; Washington av, w s, 50 s 187th st, 50x101. Prior mort $——. Nov 15, due July 1, 1908, —%. Secures indebtedness for building materials, &c. Nov 27, 1907. 11:3040. 13,363.27

Mulholland, James to David G Morrison, Theron S Johnson and Michael J Gilleran as trustees. Washington av, s w cor 187th st, 50x101; 187th st, s s, 101 w Washington av, 40x100; Washington av, w s, 50 s 187th st, 50x101. Declaration of trust by parties of 2d part as to mortgages, &c. Nov 15. Nov 27, 1907. 11:3040. ——

Makransky, Samuel and Bernard Applebaum to John C Orr Co. Union av, w s, 83 s 168th st, 42x91.1. Prior mort $——. Nov 25, 2 years, —%. Nov 26, 1907. 10:2672. 2,500

Martin, Anna T to Wm H Nelson. Woodycrest av, w s, 100.6 n 167th st, 40x ½ blk. Nov 26, 1907, due, &c, as per bond. 9:2515. 22,000

Marshall, Fielding L trus Randell Lee with Jacob Koronefsky. Washington av, n w s, 195.3 n e 167th st, 40x140.3. Extension mort. Nov 14. Nov 25, 1907. 9:2389. nom

*Menaker, Herman to Mary A Horan. Concord st, e s, 146 n 236th st, 50x95. P M. Nov 22, due, &c, as per bond. Nov 23, 1907. 950

*Morelius, Maria H to Lamport Realty Co. Burdett av, n s, 609.4 w Ft Schuyler road, 25x100. P M. Nov 22, installs, 5%. Nov 23, 1907. 191

McConnell, Chas to Dominick Stanislaw. 179th st, No 771, n s, 60 e Bathgate av, late Madison av, 24.5x108. P M. Nov 21, due Dec 1, 1910, 5%. Nov 22, 1907. 11:3045. 4,000

Oppenheim, Wm to Minnie Weinstein. Tinton av, n e cor Westchester av, runs n e 204.11 x w 137.10 to e s Tinton av x s 151.7 to beginning. Prior mort $115,000. Nov 27, 1907, 1 year, 6%. 10:2655. 17,000

O'Gorman, Edward J trus Annie Briggs with Mary E Halley. 175th st, s s, 97 e Crotona av, runs e 24.5 x s 120 x w 24.5 x n 24 x w 3.6 x n 96 to beginning. Extension mort. Nov 20. Nov 26, 1907. 11:2948. nom

Pufahl, Emil to Amalia Pirk. Creston av, e s, 170.3 s 198th st, 25x95. P M. Prior mort $6,500. Nov 7, installs, 6%. Nov 23, 1907. 12:3315. 1,100

Robertson, Mary to Ernest McNeill and ano. 144th st, n s, 19.3 e College av, 19.3x50. Nov 23, due Nov 1, 1910, 6%. Nov 25, 1907. 9:2325. 3,200

Roberti, Nicholas to Adam Perrello. Bathgate av, No 2233, w s, 25 n 182d st, 24x97. Prior mort $——. Nov 15, 3 years, 6%. Nov 25, 1907. 11:3050. 2,100

Same to Nicola Lauritano. Bathgate av, w s, 49 n 182d st, 48x 97. Nov 15, 2 years, 6%. Nov 25, 1907. 11:3050. 1,000

Randall, Rufus R to Geo L Hensle. Topping av, w s, 105 s 176th st, 20.3x104x20x100. Nov 25, 1907, 3 years, 6%. 11:2800. 7,000

Reeve, Julia B, of Brooklyn, N Y, to the Lotus Realty Co. Willow av, n e cor 137th st, 100x125. P M. Nov 1, 2 years, 5½%. Nov 26, 1907. 10:2589. 22,000

*Rabell, Alice R T with John J Gilmartin and ano. Parker av, w s, 50 s St Raymond av, 25x100. Extension mort. Nov 27, 1907. nom

*Scheier, Abraham and Leopold Buxbaum with Mary J Story as extrx Edw Story. 222d st late 8th av, s s, 130 e 4th av, 25x 114, Wakefield. Extension mort. Nov 1. Nov 26, 1907. nom

Stern, Louis to Lena Brody. Simpson st, w s, 241.3 n Westchester av, 43.9x100. Prior mort $30,000. Nov 25, due May 25, 1910, 6%. Nov 26, 1907. 10:2726. 8,000

Same to Israel I Wolf. Simpson st, w s, 153.9 n Westchester av, 43.9x100. Prior mort $35,000. Nov 25, 3 years, 6%. Nov 26, 1907. 10:2726 5,300

*Sperling, Samuel to Mary J Hall. 216th st, s s, 150 e Tilden av, abt 69x100, Laconia Park. P M. Nov 25, 2 years, 6%. Nov 26, 1907. 1,350

Solmax Realty Co to Margaret M Woods. 176th st, n s, 475 w Morris av, late Fleetwood av, old line, 25x125. Nov 25, due, &c, as per bond. Nov 26, 1907. 11:2851. 8,000

Soeller, Alois, of Suffolk Co., N Y, to David Mayer Brewing Co. Anderson av, s w cor Devoe st, 50x100.8. Nov 22, 1907, due, &c, as per bond. 9:2508. 2,500

Steinmetz, John A to Wm H Steinkamp. Mapes av, n e cor 179th st, 102.11x24x103x24. Nov 25, 1907, 3 years, 4½%. 11:3108. 11,000

Schoppe, Ernst to Lizzie Lipman and ano. 169th st, No 1155, n e s, 40.2 s e Barretto st or Fox st, runs n e 80.4 x e 12.1 x s 0.3 x s e 10 x s w 87.8 to st x n w 20 to beginning. P M. Prior mort $5,000. Nov 22, 2 years, 6%. Nov 23, 1907. 10:2719. 2,500

Soeller, Alois, of Suffolk Co, N Y, to David Mayer Brewing Co. Lincoln av, n e cor 137th st, 25x100. Nov 22, 1907, due, &c, as per bond. 9:2313. 3,500

Tappen, Susan S with De Witt V Weed and ano. Decatur av or Norwood av, w s, 298.11 s Gun Hill road, 50x100. Extension mort. Oct 31. Nov 26, 1907. 12:3352. nom

Valenti, Frank, Giuseppa Sanicola and Gaetano Cangialosi to Park Mortgage Co. Eagle av, No 688, e s, 345 s 156th st, 20x 115. P M. Nov 20, due Oct 17, 1910, 6%. Nov 26, 1907. 10:2624. 1,500

*Vaccaro, Frank to Richard S Collins. 223d st, n s, 180.7 e White Plains road, 50.1x114.3. Nov 26, 1907, due May 15, 1908, 6%. 10,000

Weill, Jennie to Brown & Lapin Realty Co. Trinity av, s w cor 160th st, runs w 102.10 x s 153.8 x w 47.7 x s 52 x e 149 to av x n 206 to beginning. P M. Nov 26, 1 year, 6%. Nov 27, 1907. 10:2630. 28,000

Wilmerding, Ida S (now Ida S Costantine) by John M L Nash atty with Heinrich Kramer. Willis av, No 220, s e cor 137th st, —x—. Extension mort. Nov 22. Nov 26, 1907. 9:2281. nom

Weymann, Ernst C to Herman C Kudlich. 204th st (Potter pl), s s, 150.5 w Mosholu Parkway, 33.4x43.9x33.4x43.10. Prior mort $2,500. Nov 23, 1 year, 6%. Nov 25, 1907. 12:3309. 1,000

Wright (Wm H) & Son, Inc, to Richard C Valentine. Briggs av, w s, 171.8 n 194th st, 22x77.2x22.1x74.11. Nov 22, 1907, 3 yrs, 5%. 12:3300. 4,000

Wolbach, Edwin M to August Stolz. 206th st, n s, 439.11 w Perry av, 31.2x99.5x22.5x100. Nov 22, 1907, due, &c, as per bond. 12:3342. 6,000

Weber, Conrad, of Cooper, N J, to Annie L Kneer. 144th st, s s, 550 e Willis av, 25.1x108.5x25x106. Nov 21, 3 years, 5%. Nov 22, 1907. 9:2288. 12,000

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## JUDGMENTS IN FORECLOSURE SUITS.

Nov. 21.

73d st, n s, 98 e Av A, 150x102.2; Ruben Rubenstein agt Frank Messer et al; Myers & Schwersenski, att'ys; S L H Ward ref. (Amt due, $21,718.10.)

Nov. 22.

Amsterdam av, n w cor 122d st, 99.11x100; Jefferson Bank agt Jacob H Horwitz et al; Arnstein & Levy, att'ys; Terence J McManus, ref. (Amt. due, $22,916.67.)

Amsterdam av, s w cor 170th st, 75x100; Roosevelt Realty & Construction Co agt Barnet Miller et al; Saul Bernstein, att'y; Geo J Gillespie, ref. (Amt due, $5,468.63.)

Nov. 25.

Division st, No 265; Frederick Herrmann agt David Silberstein; Edward Herrmann, att'y; John J Lenehan, ref. (Amt due, $1,315.83.)

Nov. 26.

Cathedral Parkway, s w cor Manhattan av, 100x72.11; Realty Operating Co agt Eden Construction Co et al; Geo E Hyatt, att'y; Geo W. Clune, ref. (Amt due, $11,363.67.)

## LIS PENDENS.

170 TENEMENT HOUSE LIS PENDENS.

Nov. 23.

No Lis Pendens filed this day.

Nov. 25.

16th st, n s, 220 e 6th av, 21x92, and property in Kings County. Julia U Van Hise agt Nehemiah Underhill et al; partition; att'y, P S Dean.

Tremont av, n w cor Washington av, 20.5x93.11 x irreg. George H Lester agt Josephine Rheinish extrx et al; action to declare lien; att'ys, Langbein & Langbein.

90th st, No 315 West. Edwin Dumble agt John Jordan et al; action to foreclose mechanic's lien; att'y, W D Brush.

Bowery, No 208. Augusta U Meinell agt Marguerite M O A de Romanet et al; partition; att'y, A N Hand.

Nov. 26.

Eastburn av, e s, 188.4 n 174th st, 50x95. Solomon J Cohen agt The Eastburn Construction Co et al; action to foreclose mechanic's lien; att'y, J Rosenzweig.

53d st, No 425 West. The Down Town Shop, Inc, agt John F Gerdes et al; action to foreclose mechanic's lien; att'y, G A Viehmann.

Nov. 27.

Vyse av, w s, 350 s Charlotte pl, 25x100; Arthur H Sanders agt Sophia V Reynolds (specific performance); att'ys, Parker & Ernst.

Madison av, s w cor 54th st, 100.5x22.6; William Evans et al agt Cornelia H Peabody (action to foreclose mechanic's lien); att'ys, Brewster & Farries.

Nov. 29.

Lexington av, n w cor 102d st, 145.10x77.6x irreg; Arthur A Goldstein et al agt Benjamin Nieberg; action to set aside mortgage; att'y, P I Schick.

13th st, Nos 535 and 537 East. Moritz Kepes agt Joseph Green; action to declare lien; att'y, R L Cherurg.

68th st, Nos 433 and 435 East. Emil Janovie agt Fallak Millman; action to enforce mechanics lien; att'y, L Boehm.

## FORECLOSURE SUITS.

Nov. 23.

171st st, No 706 East. Wm J Diamond agt Benjamin Silberstein et al; att'y, H Cohen.

174th st, s s, 125 w Amsterdam av, 25x100. B Aymar Sands et al agt Samuel Greenberg et al; att'y, M S Borland.

140th st, No 24 West. Hudson Mortgage Co agt Afro-American Realty Co et al; att'y, A L Wescott.

140th st, No 26 West. Same agt Hampden Realty & Construction Co et al; att'y, A L Wescott.

140th st, No 28 West. Same agt Mary Timble et al; att'y, A L Wescott.

Amsterdam av, w s, 39.11 s 135th st, 119.10x100 x irreg. Sydney Bernheim agt Interborough Building Co et al; att'ys, Rose & Putzel.

Broadway, s e cor 141st st, 99.11x120. Benjamin G Paskus agt Interborough Building Co et al; att'ys, Rose & Putzel.

Prospect av, w s, 283 n 165th st, 42.8x175. Caroline Wiegand et al agt Louis Harrison et al; att'y, T Gilleran.

Park av, s e cor 120th st, 35.10x72. Henry S Golver agt Annie Harnett et al; att'y, P S Dean.

Nov. 25.

78th st, Nos 175 and 177 East. Harry A Levinson agt Chas S Faulkner et al; att'ys, Arnstein & Levy.

Lenox av, w s, 20 n 127th st, 20x100. Homer A Rogers agt Anthony F Koelble et al; att'y, L H Rogers, Jr.

132d st, s s, 125 e 7th av, 20.3x99.11. Maud E Cooke agt Amelia Bruns admrx; att'ys, Miller & Bretsfelder.

6th av, w s, 83.7 s 25th st, 19.10x100. Wm H H Hull et al agt Jacob F Haffner et al; att'y, A T Stoutenburgh.

Nov. 26.

Thompson st, No 15. Max Borck agt Barbara Fischer et al; att'y, C L Borck.

161st st, n s, 118.11 e Broadway, 18x99.11. Agnes A McGirr agt John A Donnegan et al; att'y, J F Rogers.

Park av, e s, 74 s 109th st, 26.11x76. Celia G Goldwater agt Rebecca Hyman et al; att'ys, E Cohen & J Levy.

8th st, n s, 280.6 w 5th av, 25.1x93.11. Mary E Robert agt Theodore Allen, adm'r, et al; att'ys, Bowers & Sands.

139th st, s s, 84.10 e Brook av, 37.6x100. Realty Mortgage Co agt Abelman Construction Co et al; att'y, G E Hyatt.

Bathgate av, s w cor 173d st, 100x70. Hene Cooper agt Solomon Geilich et al; att'y, J A Seidman.

174th st, s s, 125 w Amsterdam av, 25x100. B Aymar Sands et al agt Samuel Greenberg et al; att'y, M S Borland.

Nov. 27.

101st st, s s, 200 e 1st av, 22.6x100.11; State Bank agt Henry Wilchinsky et al; att'ys, J J & A Lyons.

139th st, s s, 347.4 e Brook av, 37.6x100; Realty Operating Co agt The Stemann Realty Co et al; att'y, C E Hyatt.

25th st, n s, 100 e 11th av, 195.7x98.9xirreg; Mutual Life Ins Co agt John M Cornell et al; att'y, J McKeen.

137th st, s s, 166.e 8th av, 15.6x99.11; Teachers' Building & Loan Ass'n of N Y City agt Louis Kean et al; att'y, J B Sabine.

120th st, s s, 250 e Pleasant av, 50x100.11; Realty Mortgage Co agt Florence Realty & Construction Co et al; att'ys, Simpson, Werner & Cardoza.

163d st, s s, 50 e Jackson av, 25x72; Jacob Weber et al agt Gussie Lindner et al; att'y, P A Hatting.

Sylvan pl, w s, 46 n 120th st, 80.10x95.1xirreg; The Title Ins Co of N Y agt Samuel Grodginsky et al; att'y, A L Westcott.

Lexington av, Nos 1635 and 1637; two actions; Jacob Tropp agt Louis Meyer Realty Co et al; att'y, S Goldstein.

Mulford av, w s, 175 n Alice st, 100x100; Joseph Schleman agt John E Turgeon; att'y, H Bernstein.

Nov. 29.

Lenox av, n w cor 130th st, 46.10x90. Morris Golde et al agt Nathan Hutkoff et al; att'ys, Manheim & Manheim.

144th st, s s, 550 e Willis av, 25.1x108.5. John H Tony agt Herman Schmuck et al; att'y, S S Terry.

Lots 356, 373, 434 to 437, 560 and 355, map of Arden property, Bronx; three actions; Walter W Taylor agt Jacob Greenfield et al; att'y, de La Mare & Morison.

105th st, s s, 164 e 3d av, 33x100.9. Harris Mandelbaum et al agt Mildred Realty Co et al; att'ys, Eisman, Levy, Corn & Lewine.

113th st, n s, 200 w 2d av, 25x73.11. Solomon J Cohen agt Leon Dauber et al; att'y, J Rosenzweig.

112th st, n s, 80 e Park av, 18.9x100.11. E H Ogden Lumber Co agt Hawthorne Building Co et al; att'y, G G Fry.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Nov.
23 Applegrin, Selig—Moritz Fisher .....194.15
25 Alexander, Henri P—United Cigar Stores. .....68.41
25 the same——the same .....66.91
25 Albers, Henry F—Geo B Hayes.....116.41
26 Aiello, Andrew—Abel S Holcomb.....64.41
26 Anderson, Charles—Arthur M Shrady..183.37
26 Altschul, Jacob—Adolph Gnielin .....165.53
26 Anderson, Clarence E—Ella G Brown.379.00
26 Abbott, Bertha—Sophie Cohen .....1,163.00
27 Adler, Philip—Friedman Bros Co.....97.46
27 Aronowitz, Nellie—Henry A Hussey et al. .....28.72
27 Arnowitz, Sal—Adolf Prince .....576.57
29*Abramson, Herman—Frederick H Norton et al .....261.54
29 the same——Edwin H Sayre et al..235.96
29 Auld, Walter S—Samuel Brill et al....33.81
29 Abrams, Hyman—Louis Frooks et al..164.71
29 Anderson, John R—Interurban St Ry Co.... .....costs, 108.88
29 Altmayer, Nathaniel—Isaac Lahm et al.. .....costs, 106.61
29 Aronowitz, Louis—Barnet L Abrams...182.15
29 Allen, David—Ann C Schlmeyer.costs, 133.53
23 Brady, Patrick J—Charles Sandhop..1,452.11
23 Bierman, Sol—Levi Spear .....302.01
23 Bien, Franklin, Jr—N Y Telephone Co..97.66
23 Bernosconi, Adolph* & Harry—S Jennie Sorg et al .....112.20
23 Barrett, Frank M—Philip Baumann et al. .....593.02
23 Bauman, Charles—Review of Reviews Co. .....34.05
25 Brackeleer, Edwin—George Alexander..49.11
25 Brown, George, def—Max Thorn .....42.31
25 Boller, Josef—M N Clement ....costs 214.12
25 Beals, Bruce L—Wm B Sharpe.....305.46
25 Boos, Ferdinand—Am Exchange Cigar Co. .....129.72
25 Brown, Chas A—Hugh L Fox et al....120.91
25 the same——the same .....120.91
25 Berman, Sam—Benj Silverman et al..230.93
25 Bookstaver, Peyser—N Y Telephone Co.37.52
26 Berman, Philip—Ballou Dickson Co....53.55
26 Brancato, Giocchino—Henry Eggers et al. .....149.31
26 Birkhahn, Chas D—Benjamin Scheer..122.18
26 Baron, Charles—Samuel Kahan .....105.65
26 Beagen, Owen—Robert J Mitchell.....97.41
26 Boeniger, John—David Gumanow et al..81.41
26 Barbour, Lillian G—Vaughn J Weatherly et al .....205.41
26 Bussel, Richard—Lockwood Co .....560.45
26 Browne, Geo C and H Webster—Herman Orlewitz .....806.76
26 Brand, Bertha—Sophie Cohn .....1,163.00
26 Barnes, George—Stephen L Toth.....116.81
27 Bagg, Geo R—James R Ely.....172.85
27 Brice, Stewart M—Jacob Schloss.....74.63
27*Berman, John—Lazarus Hannes .....318.15
27 Same——same .....113.15
27 Same——same .....276.94
27 Bensamon, Max E—Joseph Smulian....101.07
27 Barone, Guiseppe—Twelfth Ward Bank of the City of N Y .....506.75
27 Bates, Benj L M—Alvan W Perry..... .....costs, 89.75
27 Brit, Isaac L—Samuel Raffalovich....22.66
27 Baron, Moses—Schwarzschild & Sulzberger Co .....67.94
27 Britton, Charles—Wm J Fitzgibbon....150.00
27 Brockman, Julia..Sophie A McGrover et al. .....121.70
29 Bloomingdale, Chas A—Robert C Schanck et al .....596.45
29 Bronstein, Chas A—Johnson & Johnson. .....104.25
29 Baconby, Anna—U S Fidelity & Guarantee Co .....costs, 77.57
29 Berman, Louis—Frederick H Norton et al .....261.54
29 the same——Edwin H Sayre et al..235.96
29 Benaim, Jacob—Harry Steiner et al....131.81
29 Brous, Philip—N Y Telephone Co.....64.78
29 Berger, Chas K——the same .....23.19
29 Becherer, Edw C—Christian C Cramer..74.72
29 Buchanan, Chas P—Wm E Finn.....2,129.14
23 Cary, Daniel—Donegan & Swift.....134.30
23 Castorina, Pasquale—L Schepp Co..costs 23.08
23 Camardella, James V—Geo C Stetson et al .....1,316.21
25 Carson, Murray—Bernard M L Ernst et al. .....312.55
25 Callahan, John—M N Clement..costs 187.72
25 Cuming, Phillip E—Geo C Provost et al. .....costs109.38
25 Creevy, Thomas F—David M Levy.....92.02
25 Caro, Abraham—Nathan L Fischer.....176.21
25*Campbell, Wm F—C Volney King....1,539.03
25 Clarke, Ryland E—Emma J Snyder....611.31
25 Cedrone, Gortano—Mount Kisco Bottling Co .....52.42
25 Conner, Joseph—Geo M Reishmann et al.17.40
25 Conkling, David P B—Natalie B von Ohnesorge .....25,300.00
26 Chapman, Chas W—Broad Exchange Co.524.21
26 Cannella, Saverio—N Y City Ry Co.... .....costs 107.88
26 Carroll, John W—McCrain Howell Co.229.01
26 Crump, George—Westchester Electric R R Co.....costs 57.88
26 Courtney, Thomas—Wright Gillies....519.31
26 Cohen, Morris—Wolf Goldstein.....1,138.30
26 the same—Bernard Rockaway ..1,138.30
27 Conley, James J & Ella—Mahlon S Kemmerer et al .....135.22
27 Curran, Martin W—Isidor Brown.....60.82
27 Costello, Margaret A—George Legg....137.77
27 Cruzka, A M—Henry L Sprague ....118.68
27 Conhaim, Albert* and Abraham—Nathan Jacobs .....954.13
27 Cothren, Frank H—E L Hopkins ....2,489.57
29 Castellano, Liberto—Robert Hill.....80.93
29 Cahn, Gray—Henry Wheeler .....421.65
29 Carroll, Edw M—Edw M Smith.....809.92
29 Cooper, Joshua M—Kings County Savings Institution .....costs, 113.02
29*Cohen, Morris—N Y Telephone Co.....31.35
29 Canzler, Paul—Solomon L Reiss.....250.96
29 Claussen, Matthew B—Lylian Kaiser..253.27
29 Chichizola, Anthony—Joshua Rogers Son Co .....73.59
29 Chapman, Chas W—Am Multigraph Co.276.96
23 Dickson, Clarence H—Harry G White..225.51
25 Daly, Michael J—Eugene J Flood.....54.03
25 Deuker, Ernest, admr—N Y C & H R R R Co.....costs 231.40
25 Di Carlo, James—Guiseppe Zaffino.....105.67
26 Doellinger, Henry A—People, &c....1,000.00
26 Drechsler, David—Simon Kalmus .....70.29
26 Dreher, Chas A—Carl G Tieman.....29.72
26 Deinville, Paul E—H J Ruge Co.....141.24
27 Davids, Valley V—Christina J Higley....31.81
27 De Mar, J Edw—Continental Caoutchouc Co. .....80.09
27 Dickson, Geo W—Wm H Langley .....222.84
29*Del Bagno, Paul—Henry Lehman....116.88
29 Doyle, Michael C—Ebling Brewing Co.203.82
29 Dailey, James—Interborough Rapid Transit Co.. .....costs, 107.88
29 Davidson, A Miller—N Y Telephone Co..28.94
29 Dennison, Geo H—James De Wolf.....45.22
29 Davies, John W—Martin B Brown Co.233.17
29 Dessauer, Simon G—Albert Hartog....581.27
29 Doe, John—People, &c.....2,500.00
25*Ensley, Chas L—Remington Typewriter Co. .....122.72
25 Entwistle, Robert—Abraham Silverson.... .....costs 108.07
25 Enricht, Louis—Smith, Gray & Co....171.50
25 Elias, M Angelo—Milton Dryfoos.....81.57
25 Eckle, John—Emanuel Scholem.....30.82
25 Egolnitzer, Herman—Morris H Westin et al. .....221.82
26 Eisenstein, Joseph—David Shuldiner..181.49

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26 Edlich, Charles Columbia Wine & Liquor Co.....93.90
26 Evers, Frederick W Perry W Barton.... .....costs 109.68
27 Eversley, Daruley—Lawrence L Levy..29.72
29 Edmund, Theresa R—Maurice Laubheim.. .....costs, 22.31
29 Edmund, Louis C——the same....costs, 22.31
29 Engelberg, Kopel—Louis Dejonge & Co... .....139.66
29*Fischler, Abraham—N Y Telephone Co..24.58
23*Fish, Louis—Harris Bicowich .....207.23
23 Frank, Meyer—Wm M Young .....259.04
23 Fleck, Emil—James E Ratchford.costs 77.95
23 Fitzsimmons, William—Joseph Wittner et al .....144.41
25 Fulton, Wm H—Job E Hedges.....264.41
25 Frankel, Samuel W—Transit Realty Co..90.31
25*Frankel, Morris G—Samuel Mishkin...76.25
25 Friedman, William—Max Gruber.....672.78
25 Friedman, Samuel—Morris H Westin et al. .....221.82
26 Feltus, Edw H—Henry W Pitz.....170.46
26 Frisch, Max—Thomas J Gibbons .....49.72
26 Ferguson, John W—Eugene S Willard et al. .....4,129.88
26 Friedman, Robert—Rudolph Gersman..878.01
27 Foster, Marion L—N Y Telephone Co...40.64
27 Fritzel, William—Jacob Sternschuss et al. .....151.47
27 Falsia, Joseph—Paul Seglie.....73.61
27 Freese, John H—Press Pub Co.....29.66
27 Farrell, Thomas V——same .....29.16
27 Falls, John J Caesar Misch .....19.43
27 Fulling, Lottie—Sophie McGrover et al... .....costs, 121.78
29 Foy, Richard—American Ice Co.....307.17
29 Finkelstein, Max Lues Reiter .....293.86
29 Friedman, Samuel—Simon Silberman..194.70
29 Friedman, Robert—Harry B Raffel....164.56
29 Frost, Alice M—Julia Robert.....232.70
29 Fechter, Harris & Hyman—Jacob Epstein .....178 15
29*Fleckenstein, Andrew—W R Ostrander & Co. .....201.49
23 Goldman, Jacob—John F Steeves et al.1,049.60
23 Greenberg, Samuel A—Jacob Perelman et al .....95.24
23 Garcia, Juan—John Donovan .....321.62
26 Goldberg, Samuel—Samuel S Kogan....60.72
26 Gerstle, Ralph J F—Barrett Mfg Co..202.64
26 Gotthelf, John—O K Model Baking Co.118.77
26 Grote, Ida F—Augustus H Grote.costs 81.75
26 Gillman, Benjamin—Samuel Kahan ..105.65
26 Goldfarb, Philip—Fanie Levy .....92.72
26 Goetzel, Karl E—U T Hungerford Brass & Copper Co.....392.65
26 Gollauner, Edmund—Frank Stolo .....62.98
27 Golden, Arthur C—Man Shoe Co.....257.14
27 Ganim, Geo N—W M Alling .....574.20
27 Gross, Arnold—Alfred Frankenthaler et al. .....63.65
27 Greenberg, Jacob—Louis Edelman.....112.71
27 Gintzel, Ernest—Emil Greiner.....163.76
27 Golden, Samuel—Brooklyn Heights R R Co. .....121.20
27 Garrett, Seymour D—Charles James..187.75
27*Ganz, Jacob—Lazarus Hannes .....226.94
27 Same——same .....113.15
27 the same——the same .....318.15
27 Gannon, John W—Schmidt Gas & Electric Fixtures Co..... .....249.67
27 Greenberg, Frederick—M Darnsky.....388.75
29 Gildea, Dennis H—James W Cole.....114.67
29 Gerken, John, Jr—Robert Hill .....138.40
29 Grand, Israel——the same .....80.25
29 Goodspeed, Benjamin—George Barrie et al .....100.82
29 Grenn, John C—Geo R Harkness.....61.04
29 Goldstein, Meyer—India Wharf Brewing Co. .....costs, 23.08
29 Gillen, Joe—Rapid Safety Filter Co....29.41
29 Gould, Geo T—James De Wolf.....46.52
29 Gross, Herman—Robert Hill .....224.67
23 Hoffberg, Samuel M—John F Steeves et al .....1,049.60
23 Huntley, Margaret A—Helen B Hall...209.13
25 Heylman, Harriet A—Lawrence Bros, Inc. .....costs 143.95
25 Howth, James D L—Century Holding Co. .....114.28
25 Henderson, George—Leo Oppenheimer..29.41
25 Herczel, Edmund—Constantine P Casanges. .....366.91
25 Hurwitz, Myer—Barnet Fishman.....21.65
25 Hanna, Julia—Charles Lerman.....87.95
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25 Hofstatter, Adolph—Henry B Turner Coal Co. .....27.86
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26 Hinman, Anna A—N Y City Ry Co.costs 107.88
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26 Hunter, James P—Longwear Tinted Lead Co. .....78.94
26 Hoffman, John, Jr—Henry D Taylor.1,250.09
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26 Hammerstein, Harry—Gus Hill et al.1,040.38
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27 Harde, Richard J—Ceasar Misch.....20.31
27*Hoshkowitz, David—Isidor Mosson et al. .....176.05
27 Hulbritt, Minnie—Sophie McGrover..... .....costs, 121.78
29 Hollerith, Joseph—Russell W Smith...531.55
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29 Hertz, Emanuel—Solomon J Stappler..47.12
29 Hesser, Chas T—Chas G Halliday....686.72
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29 Hollerith, Joseph—Frederick Mulhan et al. .....70.72
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29 Hatch, J Leffingwell——the same .....38.28
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27 Jame, Isidor S—Adolf Prince.....576.57
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27 Kahn, Harris—Pietrowski Konop Co.206.51
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27 the same——the same .....851.74
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27 Kosansky, Hirsh—Schwarzschild & Sulzberger Co..... .....29.16
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29 Kaltman, Samuel & Max—Albert Alshuler. .....283.31
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26 Levy, Harry—Samuel Morgenbesser....519.84
26 Le Piemme, Louise C—Mamie Mayer..64.41
26 Levy, Meyer M—Samuel Aufhauser....494.31
26 Lyons, William—Bridget Lyons..costs106.30
26 Leonhardt, Belle or Belle Lee—Sophie Cohn. .....1,163.00
27 Levine, Benjamin A—Vincent Valentine et al .....184.41
27 Lewin, Julius—Henri P Alexander et al.73.84
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27*Olansky, Hyman—I Mason .....176.05
27 O'Brien, John H comr—N Y & Long Island R R Co..... .....costs, 136.50
29 Oderwald, Wm E—Moses Lowenstein...23.32
29 Osmer, Charles* & Herman—N Y Telephone Co..... .....46.12
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29 O'Neill, Michael—People, &c.....2,500.00
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23 Pfeiffer, Immanuel——the same .....83.63
23 Pomerehne, Henry—Oliver Typewriter Co. .....85.91
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25 Phassonlarides, Constantine O—Cassaanges & Gensiar Tobacco Co.....62.57
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25 Pariser, Abraham M—Samuel Mishkin.76.25
25 Peck, Edw M—W N Thayer Co.....1,158.80
25 Prudowsky, Jacob M—Benjamin Silberman et al .....230.93
26 Pfund, John P—People, &c.....1,000.00
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26 Peabody, Griswold H—Johanna Reilly.372.18
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27 Prudovsky, Jacob N & Joseph*—Lazarus Hannes ..... .....276.94
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26 Ryan, John E—Hamilton Bank of N Y City .....524.80
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26 Clark Construction Co—Robert R Sizer & Co. .....522.33
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27 Knepper Realty Co—Lawyers Title Ins & Trust Co... .....76.29
27 Manhattan Refrigerating Co—Julius Roehrs .....costs. 140.27
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27 the same——the same .....36,594 71
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27 John V Schaefer, Jr. & Co—James H Skinner .....447.20
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29 The Rankin Delivery Co—Park & Tilford. .....32.36
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29 the same——James Dougherty .....350.00
29 Metropolitan Surety Co—Joshua Seldin.... .....1,200 00
29 The Supreme Lodge Knights of Pythias—Martha Strange .....4,221.33
29 John T Hall Music Pub Co—Maurice Shapiro .....1,700.03
29 The Board of Education of the City of N Y —Francis E Moore .....141.01
29 Montifore Realay Co—Hary W Bell..1,134.60

## SATISFIED JUDGMENTS.

Nov. 23, 25, 26, 27 and 29.

Abel, Samuel—L R Jones. 1907.....253.56
Acker, Isaac and Isaac Miller—I Himmelstein. 1904 .....399.65
Bergoff, P L—M P Smith & Sons. 1907..17.67
Bloom, William—I J Lobenstein. 1905..1,087.38
Baron, Jennie—T E Conklin. 1906.....393.98
Buse, Herman—McDermott Bunder Dairy Co. 1899 .....324.22
Clason, Augustus—D Fink. 1906.....44.28
Clark, Bessie C—A I Spiro. 1907.....818.10
Cady, J Cleveland, Louis D Berg and Milton See -J Harden. 1907 .....7,720.84
Drescher, Ernest—N Y Telephone Co. 1906.29.44
[6]Daghistan, Hustin M—H F Tavshanjian. 1905 .....1,529.52
Edgett, James W—L C Raengener. 1899..479.85
Eaton, Luther W & Chas J Anderson—S Levy. 1907 .....404.48
Firestone, Charles—Title Guarantee & Trust Co. 1907 .....536.66
Fine, Jacob J—Inland Type Foundry. 1907.30 37
Feldstein, Abraham and Solomon Adolph—S Kon gsberg. 1906 .....437.66
Grossman, Julius—A Singer. 1907.....222.49
Goldfine, Joseph—H Gundrun. 1904.....98.95
Hall, Chas W—M Stark. 1907 .....898.34
Herbert, Frederick W—W F Allen. 1907..50.65
Hanlon, Thomas—H Herrmann. 1891....158.07
Hartman, Christian H—Feeney & McKanna. 1907 .....68.12
[1]Havel, Joseph and Abraham Teichman—People, &c. 1907 .....1,000 00
Horwitz, Hyman—F Frankel et al. 1907..226.23
Isaacs, Edw A—G Vassar, Jr. 1907.....27 35
Jenkins, Henry C—L D Manchester. 1904..34.06
Julian, Nick—B K Bloch. 1907.....164.50
Jacobowitz, David—J Bogart. 1907.....438.65
Koch, Wm F—Bollon Dickson Co. 1907...46.27
Kiernan, John—H F Muller. 1907 .....34.23
Kanner, Samuel H—P Lesser et al. 1907..33 12
Lange, Gustav—Dr Trinkle & Co. 1907.2,277.71
Lutz, Daniel H and Nathan Horowitz—W Braun. 1907 .....384.00
Lavelle, J Harry and Geo H Hill—C L Doran. 1907 .....42.45
Miller, Hattie—J W Pettit et al. 1907...127.61
Miller, Isaac——same. 1907 .....100.45
Marcus, Bernard and Max—J L Lissner. 1906. .....7.50
[1]Mandel, Samuel—S P Pearson Co. 1907.459 14
Messerschmitt, Carl—W Wenzel. 1897...1,530 18
Opitz, Frank—H Naprstek. 1906.....656.42
O'Hara, Peter I—Title Guarantee & Trust Co. 1907 .....271.65
Philbrick, Allan E—E C Philbrick. 1907..4,672.90
Rinaldo, Joseph—J Hoyer et al. 1907...1,014.45
Ryan, Daniel J—Manning, Maxwell & Moore. 1907 .....289.02
Reinhardt, Sussman—J F Neibuhr. 1907..254.72
Rotter, Sigmund S—B Hochbaum. 1907....71.20
Rodgers, John C & Wm J—M F Farmer. 1907. .....4,240 01
Sanford, Wm W—J Barkley. 1907.....173 25
[1]Staat, John and Isaac S McKee—People &c. 1907. .....200 00
[1]Same——same. 1907..... .....100.00
Traub, Nathan & Alexander D Canter—J Canter. 1907 .....190 17
Thaine, Maurice L—J L Weinberg. 1907...30.52
Weisburger, Moritz—J P Hayes. 1907....89.92
Warren, Harry J—A S Rosenthal Co. 1907. .....113.82
Weiss, Nathan—S T Adams. 1907.....68.56
Youngman, John—J D Church et al. 1903.650.05

CORPORATIONS.

Childs Unique Dairy Co—J McLaughlin. 1907. .....1,132.63
Gleason-Peters Air Pump Co—New Publication Co. 1907 .....192 24
MacDonald Hayward Co—I C Spencer. 1907. .....57.02
The Greater N Y Extracting Co, Meier Brauer, Julius Biederman, Isaac Kupperberg, Fizel Charap, Thomas Rod and Jacob Weissberg—M J Katz. 1907 .....340.65
Italian American Trust Co—P De Silvestri. 1907 .....128 07
Magnetic Separator Co—A T Porter. 1906.123.34
Same——same. 1906 .....1,417.10
[1]Zeltner Brewing Co—P R G Horst. 1907.3,159.02

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Warranty Realty Co—Allen Advertising Co. 1907 .....177.09
[1]The Singer Mfg Co—S Weinstein. 1907.1,134.60
[1]The Fidelity & Casualty Co of N Y—W H Woolverton. 1906 .....7,343.97
[1]Same—same 1905 .....160.57
Adams Dry Goods Co—N Y Market Gardeners Assn. 1906 .....114.32
Same—same. 1905 .....2,514.44
The Dacorn Realty Co—T F Devine. 1907.522.81
Same—same. 1907 .....201.53

[1]Vacated by order of Court. [2]Satisfied on appeal. [3]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Nov. 23.

314—Decatur av, w s, 350 s Woodlawn road, 54.5x111.10. Domenick Caffarelli agt Chas H Schroder and Antonio D'Angelo.....613.00
315—10th av, Nos 278 to 282. Isaac A Adler agt Sigfried Wittner .....316.00
316—146th st, Nos 506 to 512 West. M Levy agt Olive W Hughes and Albert Hughes.238.75
317—76th st, No 260 West. Yale & Towne Mfg Co agt 76th Street Company.....1,650.80
318—44th st, No 143 West. Otto L Spannhake, Inc, agt Jesse C Huffman and International Geneva Ass'n .....900.00
319—76th st, No 116 West. Thomas O'Callaghan agt E S Little.....25.15
320—Same property. John H Runcie agt same. .....51.00
321—Old Slip, foot of, abutting on South st pier, &c. John Monks & Sons agt Enterprise Transportation Co and New York & Baltimore Transportation Line .....486.32
322—Bradhurst av, n e cor 154th st, 100x100. Tafel & Rukeyser agt Birch Realty Co and Herman Raabe .....160.11
323—146th st, s s, 125 e Broadway, 75x99.11. Leslie Bros agt Rae Ginsberg and Samuel Ginsberg .....400.00
324—151st st, n s, 150 e Broadway, 75x— to 152d st. Colwell Lead Co agt Norfolk Realty Co and Lowe & Jorrisch, Alfred David 5,470.00
325—144th st, n s, 200 w Amsterdam av, 100x 99.11. Manhattan Window Shade Co agt Hyman Manheim, Abraham Weinstein and Ida Weinstein, Feinberg Realty Co.....100.00

Nov. 25.

326—86th st, s s, 100 e Columbus av, 25x 102.2. Regelsen & Fischer agt Sarah Harris and Tobias & Berman.....375.00
327—110th st or Cathedral Parkway, n s, 59.8 e 8th av Circle, 125x70.11. Same agt Harry Lehr and Tobias & Berman.....500.00
328—42d st, No 251 West. Max Gottlieb agt Regent Realty Co and Siegel Rosenberg & Co. .....245.00
329—75th st, No 240 East. Joseph Orabello & Co agt Salvatore Camamiato.....1,450 00
330—Av B, No 207. Bloom & Shapiro agt Abraham Cohen .....3,010.00
331—Maclay av, w s, whole front between St Peters av and Montgomery pl, —x —. Maclay av, w s, whole front between Montgomery pl and Overing av, —x—. St Peters av, n e cor Maclay av, —x—. Andrew S Wright agt Bronx Mortgage Co.....1,560.00
332—84th st, Nos 233 to 237 East. P Castro and Leo Medico agt Parnass & Dellon Realty Co.....700.00
333—Madison st, Nos 94 and 98. Francis W Ford's Sons agt Louis Frank.....60.00
334—Broadway, s e cor 184th st, 37x100. Aaron Appell agt William Lyman.....1,112.50
335—White Plains road, e s, 125 s 216th st, 40x100. Samuel Rosenberg agt Adelaide Burlando and Emanuel Burlando.....280.00
336—163d st, Nos 414 and 416 West. Arnold Jacob agt Sigfried Wittner.....785.11

Nov. 26.

337—Amsterdam av, w s, whole front between 134th and 135th sts, 200x100. E Bradley Currier Co agt Interborough Building Co. .....724.15
338—Broadway, e s, whole front between 140th and 141st sts, 270x— 141st st, s s, 70 e Broadway, 50x100. Same agt same.....1,600.00
339—Monroe st, No 35. Cantor & Aronowitz agt Jacob Weinstein and Joseph Hart....29.25
340—Hoppe st, s s, 91 w Prospect av, 145x100. North Bros agt Abelman Construction Co. .....2,026.03
341—Union av, n w cor 150th st, 25x100. Max Rochbart agt Paul Doino.....90.00
342—14th st, No 612 East. Knickerbocker Iron Works agt Paolo Tumminelli, Orizio La Cognius and Paolo Vitall .....300.00
343—217th st, n s, 207.6 e Paulding av, 25x100. N Y Cornice & Skylight Works agt Joseph Barone .....250.00
344—26th st, No 206 West. Hannah Paletz agt Terrence Smith and Mary McGarry.....218.25
345—Perry av, e s, 125 s 209th st, 75x100. John A Muller agt Helene Poppelan.....990.00
346—125th st, No 60 East. Schwartz & Ginkin agt Henry L Fox and S Fox.....121.00
347—Henry st, No 37. Samuel Grossman et al agt Kotzen Realty Co and Tobias & Berman.....258.00
348—2d av, No 912. Same agt Michele Voccoli and Tobias and Berman.....300.00
349—217th st, n s, 200 e 6th av, 50x114. Thos B Bowne & Son Co agt Patrina Barone and Joseph Barone .....1,899.11
350—Hull av, Nos 3204 or 3206. Oscar Goldberg agt Wm H Berry and James Nicholas. .....27.50
351—Riverside drive, n e cor 143d st, 99.11x65. H Herrmann Lumber Co agt Hawthorne Building Co.....4,260.00
352—57th st, No 37 West. Frederick J Moses rec'r agt Florence E Seligman, Ennis Freer and James A Campbell & Sons.....107.57
353—30th st, No 233 West. Philip Schuyler agt Mary Finck and John Finck.....200.00
354—118th st, Nos 411 to 415 East. Atlantic Terra Cotta Co agt Israel Grossman, Samuel Goldman and Jacob J Schwartz.....255.00
355—151st st, n s, 150 e Broadway, 75x200 to 152d st. John Liddle Cut Stone Co agt Norfolk Realty Co and Lowe & Jorrisch..2,542.00

Nov. 27.

356—152d st, s s, 150 e Broadway, 75x200 to 151st st. Kertscher & Co agt Norfolk Realty Co.....10,500.00
357—72d st, n s, 373 e Av A, 75x104.4. S P Pearson Co agt Workingmen's Bohemian Gymnastic Assn and M C Rosenbaum Co. .....19,237.50
358—Satisfied.
359—Water st, Nos 632 to 636. Scammel st, Nos 54 and 56. Cherry st, Nos 385 to 389. George Dellon agt Newland Realty & Construction Co.....800.00
360—217th st, n s, 207.6 e Paulding av, 25x 110. Chas M Straub agt Guiseppe Barone .....75.00
361—Lexington av, Nos 61 to 65. Metile Construction Co agt Elizabeth A Hayes and John Jordan & Son .....284.40
362—86th st, No 50 West. Schrager & Zhengelot agt Sarah Harris .....200.00
363—Mott st, Nos 302 and 304. Chautaqua Plaining Mills agt Michael Briganti and Ratzkin, Berman & Prudovsky.....500.00
364—Mulberry st, Nos 280 and 282. Same agt same.....500.00
365—162d st, s s, 165 e Courtlandt av, 20x100. Louis D'Ursi & Co agt Alfred W De Lybove .....600.00
366—65th st, No 154 West. Louis Seidman agt Clarence E Anderson.....235.00
367—Broadway, No 2646. Wheeling Corrugating Co agt Bloomingdale Leasing Co..1,207.80
368—Prospect av, No 2143. Charles Izmirian agt Venezia Pasquale and G Andriola..30.00
369—217th st, n s, 200 e 6th av, 50x114. Riccardi Bros agt Patrina Barone and Joseph Barone .....85.00
370—Henry st, No 99. Tobias Schwartz agt Julius Tishman .....1,169.00
371—26th st, No 225 East. Wm A Sanders agt Frances Jackson .....31.55
372—135th st, s s, 100 w Amsterdam av, 250x 100. Augusta Palmer agt William Sax, Samuel Sussman and Harry Halpin .....2,900.00
373-384th st, Nos 233 to 237 East. Mahl & Freidenheim agt Samuel Parnass and George Dellon .....150.00
374—Broadway, sw cor 25th st, 100x185. Frankel Marble Co agt F S Kinney and Thompson Starrett Co.....14,552.19
375—Mangin st, No 10. Adolf Mosson agt Julius Mayer.....122.32
376—Riverside Drive, n e cor 143d st, 65x100. W H McWhirter agt Hawthorne Building Co.....1,250.00
377—East Houston st, Nos 106 to 110. Mirabella & Miano agt Wm J Hutcheon and Lowe & Jorrisch .....800.00
378—Bryant av, w s, 230 s 173d st, 100x100. Percy I Ansorge agt Jacob Kronenberger and Schmidt Gas & Electric Fixture Co.550.00
379—5th av, No 954. H Krantz Mfg Co agt J Horace Harding and Russell Electric Co. .....132.00
380—5th av, No 956. Same agt same.....203.00
381—112th st, Nos 500 to 514 West. Arnold Jacob agt Wittner-Jaffer Realty Co....100.25
382—Amsterdam av, n w cor 109th st, 100x100. Becker Bros & Levine agt Irving Judis.300.00
383—151st st, n s, 150 e Broadway, 75x200. Mirabella & Miano agt Norfolk Realty Co and Lowe & Jorrisch .....2,300.00
384—Tiebout av, w s, 198 s 184th st, 25x100. Tiebout av, w s, 248 s 184th st, 25x100. Conell J Mitchell agt Domineck S Voorhees and L A Soule.....900.00
285—227th st, n s, 130 e Barnes av, 25x114. Elizabeth Leier agt Giacoma Zanetti....110.00

Nov. 29.

386—Broadway, s e cor 124th st, 100x175. H Herrman Lumber Co agt August Reis and Nicholas Conforti .....9,413.37
387—116th st, No 18 West. Mor Barton agt First Hungarian Cong Ohab Zedek...1,934.41
388—Union av, w s, whole front between Westchester av and 158th st, 36.3x18.3x irreg. Wm L Phelan agt Max H Newman ...1,200.00
389—Union av, s w cor 158th st, 55.11x113. Jamestown Mantel Co agt Max H Newman. .....3,954.60
390—Southern Boulevard, w s, 337.7 n 187th st, 37.5x75.4x36.11x80.11. A C Horn Co agt Universal Cement Brick & Block Co....400.00
391—Morningside av, No 16. Harry Federbusch agt Eugene McGarr .....159.00
392—Fox st, Nos 1034 and 1036, and..... Simpson st, Nos 1055 to 1061..... Kimler & Cohen agt Louis Stern and Max Greenberg .....449.26
393—Van Nest av, e s, 25 s Van Buren st, 25x 100. Howes Mfg Co agt John B Marion..39.45
394—96th st, No 44 West. P & F Corbin of N Y agt Lewis W & Edward Morrison, owners, and L W Morrison, contractor..786.24

## BUILDING LOAN CONTRACTS.

Nov. 23.

7th av, s e cor 111th st, 100.11x150. Lawyers Title Ins & Trust Co loans Greene Court Building Co to erect a 6-sty apartment; — payments .....$40,000

Nov. 25.

Daly av, e s, 259.3 s 177th st, 130x152.3 x irreg. Thos P Howley loans Wm C Keely to erect six 2-family dwellings; 4 payments. .....11,000
Jefferson st, e s, 125 s Morris Park av, 25x 100. Minnie Hummel loans Agnes K Malone to erect a 2-sty dwelling; — payments.3,500

Nov. 29.

223d st, n s, 183.7 e White Plains rd, 50.2x 114.4. Richard S Collins loans Mary Vaccaro to erect a 4-sty apartment; 3 payments .....10,000
2d st, w s, 100 n Flower st, 100x—, Bronx. John, Jr and Amanda Bussing loan Filomena and Carmine Cipolla to erect a 4-sty apartment; 3 payments .....10,000
165th st, n s, 100 e Morris av, runs e 84.9 to College av, x n 62 x w 84.9 x s 62 to beg. Manhattan Mortgage Co loans Joseph Reiss to erect a 4-sty apartment; 7 payments..26,000

## SATISFIED MECHANICS' LIENS.

Nov. 23.

79th st, n s, 98 e Avenue A. Emilia Valente agt Jacob Sherman et al. (Nov 14, 1907) .....$1,650.00
[3]Honeywell av, w s, 184 s 180th st. T Lagattolla & Co agt Jacob Kohn. (Aug 13, 1907) .....40.00
Broome st, s w cor Suffolk st. David Shuldiner agt Joseph Berkowitz et al. (Aug 28, 1907) .....499.46
8th av, s w cor 147th st. Isaac Antler agt Philip Simon et al. (June 11, 1907)....2,500.00
[1]Tiffany st, n w cor 165th st. George Fiencke agt Frankfeldt & Lippmann. (Oct 28, 1907) .....209.83
146th st, s s, 125 e Broadway. Robert L Leslie et al agt Rae Ginsberg et al. (Nov 21, 1907) .....400.00
56th st, No 421 West. Israel Bober agt Adolph Weibel. (Oct 19, 1907) .....39.75

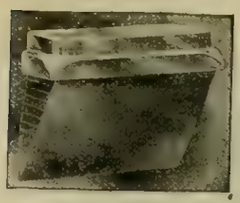
Nov. 25.

115th st, No 67 West. Patrick J Tague agt Alice H Palmer et al. (Oct 22, 1907)....49.25
Same property. Max Herbst agt same. (Oct 21, 1907) .....213.15
73d st, No 64 East. Joseph Warm agt Lewis C Ledyard, Jr. (Nov 7, 1907).....15.00
3d st, Nos 91 to 97 East. East River Marble Co agt Joseph P Slater et al. (Oct 23, 1907) .....50.00
32d av, s e cor 15th st. Edward A Isaacs agt Hebrew Technical School for Girls. (June 20, 1906) .....1,300.00
Spring st, No 52. Panoff & Barzansky agt Rocco Russo. (Aug 7, 1907).....37.95
1st av, No 154. Sam Krawitzky agt Nathan Berman et al. (Nov 19, 1907).....650.00
124th st, s s, 265 w 2d av. Leon Noel agt Hyman Horwitz et al. (Oct 4, 1907)....700.00

Nov. 26.

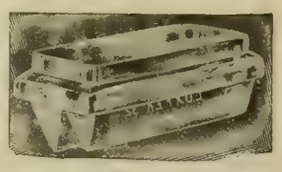
Washington av, s w cor 187th st. John Kientsch agt James Mulholland. (Oct 14, 1907) .....402.00
Same property. Michael J Gilleran agt same. (Oct 4, 1907) .....800.00
Same property. George Jung agt same. (Oct 15, 1907) .....2,850.00
Same property. William Stelter agt same. (Oct 15, 1907) .....160.00
Same property. John Bell Co agt same. (Oct 15, 1907) .....1,783.97
Same property. Frank Miltner agt same. (Oct 16, 1907) .....655.00
Same property. Willson, Adams & Co agt same. (Oct 12, 1907).....2,431.69

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Same property. John C Brennan et al agt same. (Oct 6, 1907).....1,400.00

Same property. Union Wood Working Co agt same. (Oct 14, 1907).....2,875.00

121st st, Nos 61 to 65 East. Abraham Wolff agt Joseph B Koller. (Sept 11, 1907)..145.00

80th st, No 164 East. I Schneider agt Anna Gamer. (Oct 30, 1907).....63.00

St Nicholas av, n w cor 119th st. Ross Lumber Co agt Joseph Brucker et al. (Aug 22, 1907) .....84.00

50th st, No 404 West. John J Rafferty et al agt A Buschbaum et al. (Oct 30, 1907)..50.88

[2]Simpson st, Nos 1049 to 1059. The Zanesville Tile Co agt Louis Stern. (Aug 10, 1907) .....1,453.12

[2]136th st, s s, 100 w Amsterdam av. Joseph Keller agt Bessie C Clark. (Oct 21, 1907). .....2,221.27

[1]151st st, n s, 150 e Broadway. Patrick Reddy agt Lowe & Jorrisch. (Nov 12, 1907)..1,200.00

Nov. 27.

[2]Amsterdam av, n w cor 109th st. Barnet Held et al agt Irving Judis et al. (Sept 11, 1907) .....108.00

[2]Same property. Central Radiator Co agt same. (Sept 28, 1907).....642.80

[2]Same property. E F Keating Co agt same. (Oct 2, 1907) .....579.94

Morris av, s e cor 153d st. Lampert & Co agt Robert Friedman. (Nov 21, 1907).....90.00

[2]136th st, s s, 100 w Amsterdam av. John Cullo & Bro agt Bessie C Clark. (Nov 11, 1907) .....625.00

146th st, No 417 East. Philip Wilensky agt Israel Kaplan. (Nov 19, 1907).....30.00

Same property. Otto Goodman agt same. (Nov 22, 1907) .....150.00

Same property. Philip Okrent agt same. (Nov 19, 1907) .....38.00

112th st, No 535 West. Samuel Aginsky agt University Construction Co et al. (Oct 9, 1907) .....250.00

[2]Cherry st, No 27. David Brand agt Vincenzo Liguori. (Nov 9, 1907) .....100.00

[2]Same property. James H Drew & Bro agt same. (Nov 7, 1907) .....100.00

[2]Same property. Marks & Jacobs agt same. (Nov 14, 1907) .....215.00

[2]Same property. Jacob Rubin agt same. (Oct 22, 1907) .....95.00

Nov. 29.

50th st, No 404 West. National Fire Proofing Co agt A Buchsbaum et al. (Oct 14, 1907) .....145.60

Convent av, No 426. Samuel Rubin agt William H Miller et al. (Nov 6, 1907)....490.00

[2]82d st, s s, 70 e 3d av. Stanley Hod Elevator Co agt Abram Hillman et al. (Sept 18, 1907) .....114.76

Goerck st, Nos 147 to 151.....
East Houston st, Nos 476 to 480.....
Moses Kass agt Sorkin-Riccardi Co et al. (May 25, 1907) .....260.00

Home st, s s, 91 w Prospect av. Robert H Mathews Co agt Abelman Construction Co. (Nov 27, 1907) ..... 3,939.82

110th st, No 217 East. David A Strauss et al agt Joseph Oussani et al. (Sept 7, 1907).. ..... 297.00

[2]34th st, Nos 43 and 45 West. E R Taylor Co agt Robert S Minturn et al. (Nov 4, 1907) ..... 1,652.02

[2]Same property. Berger Mfg Co agt same. (Oct 30, 1907) ..... 968.60

[2]Same property. A D Granger Co agt same. (Oct 28, 1907) ..... 1,550.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

### ATTACHMENTS.

Nov. 21.

Maddox, Joseph J & Joseph E; Hard & Rand; $844.22; Whitridge, Butler & Rice.

Nov. 23.

Bauer, John F; Xavier Stuetzle et al; $652; Roberts, Keogh & Brennan.

National Folding Box & Paper Co; Haverhill Box Board Co; $4,694.05; J S Lehmaier.

West Texas Bank & Trust Co; Hanover National Bank of the City of N Y. $50,000; P S Dudley.

The Defiance City Bank; De Winter & Co; $1,501.50; Marsh, Winslow & Wever.

United Cobalt Exploration Co; John P Flynn; $5,460; W V Goldberg.

Nov. 26.

Blanch, Joseph D; Wm H Delany; $4,000; Kendall & Herzog.

Carlleton & Hovey Co; American Lithographic Co; $1,192.27; J S Lehmaier.

Zipfel, John, Jr; Joseph F Sinclair; $3,120; J S Hess.

De Witt, Cornelius; Charles Heath; $6,015.28; E L Perkins.

### CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Nov. 23, 25, 26, 27 and 29.

Arch Realty Co. Intervale av & Kelly..H Basner. Gas Fixtures. 410

Day, A. 1418 Boston road..Albert G F Co. Gas Fixtures. 40

Friedman & Smith. 2410-14 2d av..Union S Wks. Ranges. 39 at 12.50

Levin, H. 309-11 E. 5th..Union S Wks. Ranges. 33 at 12.50

Miller, J. 205th st, northwest cor of Hull av.. Basner & B. Gas Fixtures. 98

Perluss, A. 21 E 116th..Albert G F Co. Gas Fixtures. 65

Silverman, A. 99th st & Central Pk W..A Larsen. Refrigerators & Dumbwaiters. 626

Saitta, P W. Bathgate av & 184th..U H. Dewey. Heating Fixtures. 1,680

Silverson, A. 434-6 E 85th..Union S Wks. Ranges. 56 at $10.50

Same. 27-31 W 133d st....same. Ranges. 33 at 10.50

Weinstein, C. I. 5th av & 108th st..A Larsen. Refrigerators. 56 at 8.50

Same. 97th st and Madison av..same. Refrigerators. 56 at 8.50

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# Notice to Contractors.

# Sealed Proposals

will be received by the Board of Education, of the City of Bayonne, at School No. 8, Avenue C and 27th street, Bayonne, N. J.,

**THURSDAY, DEC. 12TH, 1907,**

At 8:30 o'clock P. M.,

for all labor and material necessary for the construction of Public School building No. 10, between West 10th and West 11th streets, in the City of Bayonne, N. J., and in accordance with plans and specifications for the same on file in the Secretary's office, at School No. 8, Avenue C and 27th street, Bayonne, N. J., and at the office of S. Edson Gage and Donald G. Anderson, 3 Union Square, New York City, where the form of contracts which will be executed can be examined and where blank forms of proposals and agreement of sureties can be obtained.

Separate proposals will be received and separate contracts awarded for the general work, for the plumbing and gas fitting and for the heating and ventilating as follows:

GENERAL WORK.

All labor and materials necessary for the construction and completion of the building (excepting the plumbing, gas fitting, heating and ventilating) in accordance with the plans and specifications for the same. Proposals must separately state the cost of damp-proofing and the cost of iron fence.

No bid or estimate for the general work will be received or considered unless accompanied by a surety company bond for ten thousand dollars ($10,000) binding the bidder to execute the contract in case the same is awarded. Bonds to the amount of twenty-five thousand dollars ($25,000) will be required of the successful bidder for the faithful performance of the general work. Proposals must be enclosed in sealed envelopes endorsed, "Proposals for 'General Work,' School No. 10, Bayonne, N. J.," and handed to the Secretary of the Board of Education in open meeting when called for in the order of business relating to such proposals.

PLUMBING AND GAS FITTING.

All labor and materials necessary for the plumbing and gas fitting in accordance with the plans and specifications for the same. No bid or estimate for the plumbing or gas fitting will be received or considered unless accompanied by a surety company bond for ten thousand dollars ($10,000) binding the bidder to execute the contract in case the same is awarded. Bonds to the amount of three thousand dollars ($3,000) will be required of the successful bidder for the faithful performance of the work.

Proposals must be enclosed in sealed envelopes, endorsed "Proposals for Plumbing and Gas Fitting, School No. 10, Bayonne, N. J.," and handed to the Secretary of the Board of Education, in open meeting, when called for in the order of business relating to such proposals.

HEATING AND VENTILATING.

All labor and materials necessary for installing the Warren Webster heating and ventilating system, in accordance with the plans and specifications for the same.

No bid or estimate for installing the above named heating and ventilating system will be received or considered unless accompanied by a surety company bond for ten thousand dollars ($10,000), binding the bidder to execute the contract in case the same is awarded.

Bonds to the amount of three thousand dollars ($3,000) will be required of the successful bidder for the faithful performance of the work.

Proposals must be enclosed in sealed envelopes, endorsed, "Proposals for Heating and Ventilating School No. 10, Bayonne, N. J.," and handed to the Secretary of the Board of Education, in open meeting, when called for in the order of business relating to such proposals.

All surety company bonds, excepting those of the successful bidders, will be returned to the persons by whom they were submitted within three days after the contract is awarded, and the successful bidders' surety company bonds shall be returned to them upon the execution of their respective contracts, and the delivery and approval of their respective bonds with proper sureties.

These contracts will be awarded subject to the issuance of the necessary bonds by the Mayor and Council for the construction of the building.

The Board reserves the right to reject any and all proposals.

By order of the Board of Education.

J. F. DESMOND,
Secretary and Business Manager.

(For other Legal Advertisements see pages 895 and 896.)

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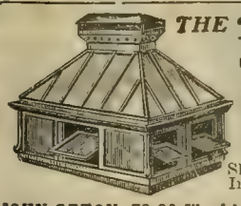
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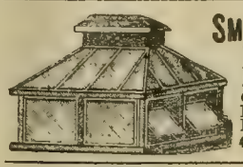
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## Our New Bridges

IN A RECENT NUMBER OF the "Architectural Record" illustrations showing designs of the Hudson Memorial Bridge were published, and certain strictures were made upon the Art Commission which disapproved the original design considered at meetings held on July 5th and 19th, 1906. In matters of opinion, of course, there is room for almost infinite latitude, but in matters of fact that is not the case. The design published in the article in the "Architectural Record" is not the design which was acted upon by the Art Commission. On November 11th, 1907, new designs for the bridge were submitted and discussed, and will again be brought up for action at the meeting to be held on December 10th. It is the opinion of experts who have compared the two designs that the later design is greatly superior to the earlier. Commissioner Stevenson also concurs with the judgment of the experts, for, at a meeting he thanked the Commission for the rejection of the first design, which made a very much happier solution of the problem possible. In regard to the designs for the "Hell Gate Bridge," they were dealt with at the meetings of the Commission held on June 11th and June 27th, 1907, and after full discussion were disapproved in the following terms: "The proposed Hell Gate Bridge is a monumental structure which will be visible from far and wide. It furnishes an unusual opportunity for artistic treatment. The plans have been prepared by a distinguished engineer, Mr. Gustav Lindenthal. Had these plans been purely structural and had the treatment of this bridge in all its parts been strictly utilitarian, your Committee would nevertheless have recommended the approval of the plans, though they would have regretted that this opportunity for artistic treatment had not been availed of. They are quite ready to accept the judgment of Mr. Lindenthal on all engineering or structural questions. It has been attempted, however, to give decoration to the towers and to the bases of the towers. This attempt has not, in the opinion of your Committee, been satisfactory from an artistic point of view. Your Committee cannot approve these decorative features, as they would have been ready to approve a strictly utilitarian construction, or better still, a scheme of ornamentation which would seem to them artistic and appropriate. They therefore recommend disapproval of the plans without prejudice to their resubmission with a different treatment of the towers and their bases."

## The Error Corrected

IN VIEW OF THE FOREGOING facts it is hardly fair for the "Architectural Record" to say that in either case there was a "blunt unreasoned rejection." The writer of the article in question probably was familiar with one-half the story, but had missed or overlooked the later history of the Art Commission's action in regard to the two bridges. There is absolutely no reason for saying that the two most interesting projects of the Art Commission had been the one defeated and the other indefinitely postponed. This statement is contradicted by the fact that the designs of the Hudson Memorial Bridge in greatly improved form are now before the Commission, to be acted upon at their meeting next week, and designs for the other bridge have been in effect approved as far as all engineering questions are involved, and are subject to revision as to the architectural details, which will be considered by the Commission as soon as they are presented. While speaking upon this subject it might not be amiss to turn to a more general phase of the matter. The public to-day should give more attention than it does to the work of the Commission, which deserves more hearty support than it actually receives. Of course we have all accorded to the Commission a species of general benediction and that vague approval which we are always ready to bestow upon a moral or intellectual project. This, while all very well, is by no means sufficient to meet the full merits of the case. The Art Commission is not merely a disinterested body of public spirited individuals (it includes Robert W. de Forest, Howard Mansfield, George B. McClellan, J. Pierpont Morgan, John Bigelow, A. Augustus Healy, Frank D. Millet, John J. Boyle, John B. Pine, Arnold W. Brunner, John Quincy Adams, Alice S. Clark), but is to-day the working realization of one of the best possibilities of our civic life. The Commission does its work ungrudgingly without compensation, and if at first its greatest usefulness has been negative or merely corrective—suppressing undesirable productions and raising, by advice and counsel, the quality of work actually permitted to be carried out, we must also not forget that its positive achievements have not by any means been inconsiderable. The Commission is not working at present under ideal conditions; its difficulties are complex and perplexing. Under more liberal esthetic circumstances much more could be accomplished, but it means much in the community to possess a thoroughly competent official body of disinterested men, publicly representing a sound standard of public taste. Our citizens have only to heartily and actively support a commission of this character in order to realize the highest possibilities at any moment attainable.

## Three Important Particulars

THE COMMITTEE ON BUILDINGS of the Board of Aldermen, acting in conjunction with a body of experts in building lines of its own selection, has submitted for adoption a complete revision of the Building Code, with the exception of the sections relating to fire limits, which are made the subject of a separate report. As certain of the provisions restrict the height of buildings, these are to be submitted for approval to the Board of Estimate before being passed upon by the Aldermanic board, and the reports have been laid over for two weeks. Though there is uncertainty as to what the fate of the new Code will be at the hands of the Aldermen, in view of the approaching reorganization of the Board, and the reported intention of the opposition to have it referred to a new commission for further revision, it is important to note the changes that have been made in the three particulars that have claimed the most public attention: (1) fireproof wood, (2) height and area of buildings, and (3) the fire limits. It will be recalled that the primary cause for undertaking the revision was an effort made by the builders and architects of the city to have the compulsory requirement for fireproof wood eliminated, and that Mayor McClellan, in vetoing a resolution to this effect, which had been passed by the Board of Aldermen, recommended a revision of the whole Code. The decision of the revisers in this respect is that no woodwork whatever shall be used in any of the partitions, furrings or ceilings of fireproof buildings, but ordinary wood may be used under certain limitations in buildings not exceeding one hundred feet high. Regarding building height, the maximum is fixed at two hundred feet, except in cases where the building shall have such offsets, yards and courts in excess of the regulations that the cubage of the building shall not exceed one hundred and seventy-four times the area of the lot. This is the limit for hotels and office buildings. Other fireproof buildings may not exceed one hundred feet, buildings of mill construction 85 ft. and church spires 90 ft. The fire limits in the Bronx are advanced to the Fordham and Kingsbridge roads, but with the understanding that the erection of frame dwellings, limited to forty feet in height and three thousand square feet floor and not occupying more than eighty per cent. of the width of the lot, shall not be interfered with. Similar exceptions in favor of frame dwellings are made for the other boroughs also, except Manhattan. Subject to a fuller expression of public opinion in regard to the building height, for which the Board of Estimate will give an opportunity, the Commission seems

to have had in these particulars at least full appreciation of the essentials of the time and a conscientious regard for the rights of property.

**Building Season Ended**

DECEMBER'S FIRST WEEK, bringing snow storms and freezing temperatures, signalizes the close of the outdoor building season, and, owing to the peculiar circumstances of the time, leaves but little to be added to complete the score of the calendar year. The eleven months that have passed have seen plans for less than a thousand buildings filed in Manhattan, to compare with fifteen hundred in the corresponding period of last year; and altogether in the two boroughs of Manhattan and the Bronx about thirty-five million dollars less appropriated for new buildings and operations than in the previous year. Real estate conveyances fell behind nearly eleven hundred in number for these two sections of the city, and the amount of loans, so far as represented by mortgages recorded, fully forty-five millions. Brooklyn is a little better than even with last year's record so far in the matter of building projects, but is thirteen thousand short in the number of conveyances, and some sixteen million dollars behind in the amount of mortgages. In times of real depression these smaller totals would spell serious losses in many channels, but with business in general good shape—despite some loss of confidence in financial markets—and likely to continue so, the difference between the totals of this year and the larger ones of the previous year represent simply work DEFERRED to a subsquent time and transactions put over to a more favorable season. No one can justify, even in a city having such an enormous annual growth as New York, an expectation that the business of each passing year will exceed in amount what was done in the previous one; and the best that can be hoped for is what seems to be assured—a fair average run of business covering a considerable period of years. But whatever may be the view which builders and brokers take, owners regard the situation with complacency. A surplus of rentable apartments resulting from three large building years is being converted through the increase in population into a shortage, so that values and rentals are, for the most part, maintained at the highest levels of the year, and fewer concessions are being made in order to fill new houses. Money is becoming more plentiful for real estate loans, but interest rates are high, and it is a fortunate borrower who can get a loan for a less period than five years under six per cent. The important fact is that it is becoming more available, for the rate will moderate with time.

**The New Sing Sing**

A TRACT of five hundred acres in the highlands of the Hudson has been selected by State commissioners as a new site for Sing Sing prison. Usually cities and towns are pleased to welcome State institutions, but none has asked for "Sing Sing," and several have protested when they have feared that it was coming to their vicinity. The new location is given as on the west shore of the river, "between Doodletown Bight and Popolopen Creek," and if no protest has been heard in this case, it may be because few have been able to identify the locality from the description. Popolopen Creek is a beautiful estuary of the Hudson, on the north bank of which stood Fort Montgomery, and on the south side Fort Clinton, in the War of the Revolution, barring the further progress of the British up the river. From the shore in front of Montgomery to the tip of Anthony's Nose on the opposite side of the river, stretched a great chain and boom, behind which was anchored the American Navy of that time. The forts were taken by a heavy force of the enemy landing at Stony Point and attacking in the rear, and the land which has been selected for the prison is the old battle-ground, including the site of Fort Clinton, and also taking in Highland Lake. It is one of the most picturesque regions in America, as well as one of the most historic, surpassing in both respects even the more famous West Point, which is some miles to the north. The nearest village is "Fort Montgomery," and two miles north is Highland Falls. The State gets the land for $75,000, which is something for New York appraisers to make a record of—beautiful villa sites on a trunk line railroad forty miles from the city selling for one hundred and fifty dollars an acre. In the public mind the place was being reserved for some great purpose, and at intervals unconfirmed reports have selected it as the seat of another Chautauqua, as a site for a railroad bridge across the Hudson and for a State park. The question that will be raised will be predicated upon the advisability of desecrating sacred soil and contaminating one of the most charming residential sections in the State with a hideous prison. The State can well spare the small sum mentioned, but the site should be reserved for some nobler public institution and the prison sent to some interior corner where nobody else wants to live.

## The Opening of the 207th St. Bridge.

By CHAS. GRIFFITH MOSES.

IT is a characteristic of New Yorkers as a class to be unobservant of important improvements under way in their own city, and, in many instances, to fail to realize until their accomplishment, the far-reaching effect of such improvements. The most recent and glaring illustration of this peculiarity of even those of our citizens who, as a class, are more especially affected by any public improvement—namely, the real estate world—was shown in the events that followed the opening of the subway in the fall of 1904. This work has been in course of construction for several years, and, in spite of that fact, real estate in many parts of the city to be directly benefited by its opening had been far from active and prices had remained stationary. No sooner, however, were trains in operation than commenced the remarkable period of activity in the northern end of Manhattan and in the Bronx, during which values rose in leaps and bounds, and, in many instances, almost doubled during a period which, from a retrospective point of view, seems almost over night. And so, even at the present time, there are numerous other public works under way whose benefits are perhaps not so widespread, but which are none the less important to the localities affected.

The prospective opening of the bridge crossing the Harlem River, at 207th street, is an event the importance of which I am sure has not been fully appreciated by the majority of even those most interested in the districts it will serve to connect. The work of building this bridge has been progressing in a comparatively unobtrusive fashion for a number of years and would have entirely escaped notice were it not for the fact that the draw is the one formerly in place over the ship canal at Kingsbridge, and, having been rendered useless by the necessity for a double-decked structure to carry the Rapid Transit Railroad, was moved down the river to its present location. This remarkable feat of engineering skill called for some newspaper description and comment and has been the sole means of informing the public at large that there was to be a bridge at 207th street. If we are to observe and profit by the history of the past in the development of New York real estate, it seems to me that we must recognize that the construction of a bridge means the development of a new center. New York is no longer a city of an insular character, self centered and self interested. Such may have been the case in the past, but now, as the city grows, all its boroughs benefit and there has been no factor more potent in this growth than the building of bridges. The territory tapped by the Manhattan end of the 207th street bridge is that section known as the Dyckman tract and the country tributary to it is practically all the northern end of the island. To all intents and purposes this entire section is virgin soil, and now that the upbuilding and populating of the section immediately to its south (the Washington Heights District) is well on its way toward successful accomplishment, presents unusual attractions for developments along varied lines. And, to my mind, it is just such an event as the opening of another and most important avenue of communication that will supply the necessary stimulus. This portion of Manhattan possesses one feature of almost incalculable value—its water front. The comparatively short distance from Academy street, north to the Ship Canal, is practically all the undeveloped water front left on this island. At the present time a few far-seeing business men have taken advantage of the opportunities here presented and have already built or are building plants of various kinds, but the bulk of the river front is untouched. The opening of this bridge, by providing direct interborough communication, must surely make most apparent the wide variety of usage to which this water front can be put.

The whole Dyckman section is comparatively small—say about a mile and a quarter long by a scant half mile wide, and is practically a vacant stretch. Most of the streets are opened, regulated, graded and sewered, and all of the most burdensome assessments are paid. Today this district is served by the Broadway branch of the Subway, and by the Kingsbridge Division of the Third Avenue Surface Line transferring to the Sixth and Amsterdam avenue lines without extra fare, and to the elevated railroad for a three cent additional fare; the opening of the 207th street bridge connects this entire section with the New York & Putnam Railroad and the New York Central & Hudson River Railroad at University Heights (the Bronx terminal of the bridge), as well as with the complete network of Bronx and Westchester trolley lines, thus giving this small area probably the most complete and far reaching system of transportation in the entire city of New York. The ease and con-

(Continued on page 929.)

# THE REALM OF BUILDING.

## Comparison With the Existing Code.

MEMORANDUM OF PRINCIPAL DIFFERENCES BETWEEN THE NEW BUILDING CODE AS SUBMITTED TO THE BOARD OF ALDERMEN AND THE EXISTING ONE.

REGISTRATION.

ALL men engaged in the superintendence of buildings shall be registered and known as registered constructors. A registered constructors' examining board is composed of architects, engineers and builders, appointed by the Mayor, who shall give a certificate of competency. It will be incumbent for such registered constructors to make the application to the Bureau of Buildings, even though they have not drawn the plans, and at the completion of the work to provide the Bureau of Buildings with an affidavit stating that the building had been erected according to their best knowledge and belief in accordance with the permit. Upon the basis of this affidavit a certificate of occupancy will be issued.

CLASSIFICATION.

Buildings are divided as follows: Public buildings, class "A"; theatres, class "B"; residence buildings, class "C"; mercantile buildings, class "D"; special hazard structures, class "E"; special structures, class "F." Mill construction is also defined and recognized.

Provisions are made for light and ventilation of all such buildings, not upon the basis of percentages, but on the minimum sizes of courts and yards, somewhat in the manner provided in the Tenement House Act. Natually all references to tenement houses are taken out of the Code.

HEIGHT AND AREA.

Mill-constructed buildings are allowed to the height of 85 ft. Concrete buildings are allowed to the height of 85 ft. Non-fireproof dwellings are allowed to the height of 75 ft. All garages, light and power stations must be built fireproof. Mercantile buildings generally may be built of ordinary construction to the height of 60 ft. All public buildings and theatres must be fireproof.

The height of fireproof buildings, except for offices and hotels, is limited to 150 ft. The height of offices and hotels shall not exceed 200 ft., except in case the building shall have such offsets, yards or courts in excess of those required by the ordinary provisions of light and ventilation, so that the cubage of the building measure above the mean grade street level shall not exceed 174 times the area of the lot.

Frame buildings outside of the fire limits shall not exceed 40 ft. in height.

All roofs within the city limits shall be of incombustible material.

The open areas of various classes of buildings within fire walls is restricted as follows: Classes A, C, D, E and F when non-fireproof and not exceeding 60 ft. When fronting on two streets 7,500 sq. ft., when fronting on three streets 10,000 sq. ft.

For fireproof buildings of the same class, not exceeding 150 ft. in height, when fronting on one street, 7,500 sq. ft.; when fronting on two streets, 10,000 sq. ft.; when fronting on three streets, 12,500 sq. ft.

The floor areas in all fireproof buildings not exceeding 60 ft. in height, when fronting on one street, 10,000 sq. ft.; when fronting on two streets, 12,500 sq. ft.; when fronting on three streets, 15,000 sq. ft.

The floor areas for all fireproof offices and hotels are as follows:

One street, 20,000 sq. ft.; on two streets, 25,000 sq. ft.; on three streets, 30,000 sq. ft. All of these areas may be very materially increased from 30% to 50% when sprinklers are provided.

Frame buildings outside the fire limits to be occupied for purposes other than tenement houses or dwellings are not to exceed 5,000 feet floor area on any one floor. This report also prescribes a restricted area south of Central Park, approximately from Eighth av to Park av and down as far as Chambers st, in which no new mercantile building may be erected unless built fireproof. A similar prescribed area is also laid out in Brooklyn. This does not prevent the building of low buildings of Classes D, E and F of certain defined areas within these limits, even if built non-fireproof, or the alteration of existing buildings.

FOUNDATIONS.

The loads upon the soils are slightly altered so as to allow six tons on firm sand and gravel, twenty-five tons on hardpan and fifty tons on rock. There is also a provision to insure equal distribution of loads on foundations and more explicit provisions are made for concrete pile and caissons.

(Continued on next page.)

## Early Brick Making.

BRICK making was one of the first forms of manufacturing in America. When people began to wish for houses handsomer and better than could be built of logs, they turned to masonry. Brick construction followed hard upon the heels of cut stone in New Amsterdam. In very early years the best houses were built of bricks imported from the old country. Ships coming for cargoes of American pelts added to their sparse loads from the other side quantities of Dutch-made bricks, as something more profitable than ordinary ballast. Before brick houses were very numerous chimneys and fireplaces in frame dwellings and warehouses were built of brick. But the grand old Dutch fathers were too thrifty to import for any great length of time, materials which they could make for themselves, and the "Clay-Worker" for November has a very interesting story of how they went about it, and began to make bricks in this vicinity:

At what is now North Hackensack, Abram Zabriskie built a house in 1735, which is still a model for architects to follow. It is of stone, with walls at least two feet thick and laid in cement so hard that it cuts like original stone. In some instances the cement is harder than the stone itself. Originally the building was all of stone, but later it was changed somewhat and the gables rebuilt with brick, made on the place. In fact, this same Abram Zabriskie was the first brickmaker in this portion of New Jersey.

He was an important man in the community. He owned a tide mill, where he ground the grain into flour and meal and sawed the timber, cut from the neighboring hills, into lumber. Undoubtedly, he finally used the power thus generated, in turning his pug mill. It is certain, however, that it was done for a time with horse power.

Mr. Zabriskie was a Tory and his whole establishment was confiscated and in 1781 the State Legislature of New Jersey gave the place to Baron Steuben for his services in drilling the New Jersey troops in the Revolutionary army. The Baron did not care for it, preferring his larger estate near Utica, N. Y., which had been presented him by New York. He retained the ownership of this property for a time, but subsequently sold it back to Mr. Zabriskie for $15,000.

While the date of the beginning of brickmaking here is lost, it is supposed to have been before 1750. After that date there is no record of importing any brick in this vicinity. Nor is it known when the next yard was started, but there are stray bits of information which seem to locate the next yard at Hackensack, sometime around 1800, and two were in operation in 1824.

The whole region along the Hackensack river is underlaid with clay. Around North Hackensack, where this early yard was located, the clay is many feet deep, varying, however, with the locality. Some borings have been made which show only a few feet. Others show often as much as fifty to seventy-five. It is of the best, and sand of proper quality is near. Sometimes the clay beds are overlaid with such sand as is wanted in making brick.

The Dutchman who couldn't see the possibilities in a combination like that deserved to be expatriated. He was no Dutchman, and Mr. Zabriskie, who, by the way, left a large number of descendents, most of whom are somewhat imbued with his characteristics, was made opulent by his originality in constructing and operating the first brick yard along the Hackensack. His imitators have been and are many. The river is lined with yards and sheds for miles now, but this yard, the site of which was miles from any of the others, remains as the historic reminder of the time when pug mills were not turned with electricity and when there were only the crudest means of burning.

It was not long before Mr. Zabriskie's neighbors discovered that they could obtain quite as satisfactory brick in their immediate vicinity as they could import from Holland, while the expense was naturally much less. Accordingly they began to patronize him and his business grew to liberal proportions. For years he had the trade to himself and supplied the surrounding country with what brick was wanted. It is said that he was the first to build any portion of his house of brick. But he could afford to do that, since he made them himself. It would have been too expensive for others to have undertaken it.

The country along the Hackensack river is flat and water power, excepting by means of the tide mills, was and is impossible. But the Dutchman came from a flat country and that did not deter him from undertaking the utilization of such power as he found. The tide at North Hackensack rises about five feet. At the mouth of a little creek which comes down from the low hills back of the hamlet, Mr. Zabriskie built his mill. The stones for grinding the grain came from France and

cost about $400 each. One is used as a step stone to the house now, and the other lies in the bottom of the river with the shaft which turned it projecting from the mud.

The rise of the tide filled his storage reservoir and when it ebbed he had sufficient water to do considerable work. The grain was ground here for the farmers from miles around. Then came the pug mill. The site is pointed out still and up to a few years ago traces of the yard were still visible. Now all have vanished.

Stranded close by the site of the mill is an old schooner, which a few years ago showed the high poop of the old time vessels, and it is said that this was used by Mr. Zabriskie in his trade with the settlements up and down the river and with New York. The remains of it are picturesque and they carry plenty of traditions of the olden time.

It has been said that this yard was the earliest in New Jersey and one of the earliest in the eastern part of the country. It was certainly in use before much of the country had been settled and could not have been much earlier and have been built by a white man. While the Indians of New Jersey were expert pottery makers, and some bits of the only painted pottery found east of the Allegheny mountains have been picked up around Hackensack, there is no record that they ever erected any structure of clay, either raw or baked.

## Comparison with the Existing Code.

(Continued from preceding page.)

MASONRY.

The wall thicknesses remain approximately the same with the exception that skeleton buildings may be built with 12-inch walls all the way up. Provisions are made for the measurement of the height of the wall from the roof downward so that the builder get the advantage of the minimum portion of the legal thickness. All buildings of Classes A. D, E and F must be built in cement mortar.

FIREPROOFING AND STRENGTH OF MATERIALS.

Careful requirements are made for the various materials, including the qualities of lumber and for the tests of all fireproof floors. First and second-class construction is defined and buildings of certain classes are required to be of first-class construction. All elevators must be enclosed, even when in fireproof buildings and no elevator and stair-well can be put in one enclosure.



A DESIGN FOR HENRY HUDSON MEMORIAL BRIDGE ACROSS SPUYTEN DUYVIL CREEK, NEW YORK CITY—LOOKING WEST. THE PALISADES IN THE DISTANCE.

Boller & Hodge, Walker & Morris, Associated Engineers and Architects.

Fire towers are provided instead of fire-escapes, after the manner of the Philadelphia law, in all new buildings, but small buildings may avoid this provision if the stairway is enclosed with fireproof material.

Metal sash and frames may be substituted instead of metal shutters. The fireproof wood provision in the present way is eliminated for buildings over 150 ft. in height, but metal covered wood is required in all buildings over 100 ft. First-class construction is only demanded in special hazard buildings.

The definition of a theatre still remains the same upon the basis of a seating capacity of 300 and stage apparatus, but it is made clear that offices may be placed in a theatre building if separated by a fire wall.

The courts of a theatre are only required on the side, and the front may be built over with exit going through same. A provision is made that in figuring the seating capacity no more than 6 sq. ft. shall be allowed for each occupant exclusive of aisles, this being for the purpose of preventing a building of large seating capacity evading the provisions of theatre section.

SKELETON BUILDINGS.

Cast-iron columns are not allowed in any building exceeding 75 ft. in height, and up to this building they may be used in cage construction. Safe distributed floor loads are slightly changed. The working stresses of various materials are changed, the change being in case iron columns for which the stress is reduced.

The method of figuring wind pressure is provided, but it may be disregarded when the building is less than 100 ft. in height.

A portion of the Code is devoted to regulations for reinforced concrete. In the bay-window section reference is made to the ordinances under which present permits are allowed. The regulations relating to fences and sky signs are as follows: The heights have not been changed, but any fence over 10 ft. high must be entirely of metal. Sky signs must be 50% open area. Signs covering window or door openings are prohibited. Superintendent of the Buildings is given authority to remove unlawful signs. Boiler rooms placed in cellar must be enclosed in fireproof enclosures.

PLUMBING REGULATIONS

are still left in the hands of the Superintendent of Buildings, but all changes in same must be published in the "City Record."

Gas pipes must be placed 2 ft. 6 ins. below the surface of the street.

Elevator regulations are embodied in the Code.

The discretion given to the Superintendent under section 410 of the Greater New York Charter is regulated as follows:

"Each Superintendent of Buildings in exercising the powers to vary the provisions of any existing law or ordinance as provided for in section 410 of the Greater New York Charter shall proceed strictly in the manner therein set forth. All such modifications and all interpretations, including the application with reasons for same, and the Superintendent's decision with reasons, shall be published in full in the 'City Record' within one week after the Superintendent's action, and may be cited as precedents in future cases.

### Experiments in Production of a White Cement.

The demand for a white cement that will be available for decorative work in concrete has stimulated the efforts of chemists and manufacturers in Europe and America. In a recent issue of "Canadian Cement and Concrete Review," A. G. Larsson, C. E., makes some interesting comments on the results of some experiments in the manufacture of such a cement that have been carried out.

Mr. Larsson points out that the coloring matter in Portland cement consists of oxide of iron, and some times oxide of manganese. In order to have a white color, the product must not contain Fe2O3 in a proportion higher than 0.80 per cent. Mixtures low in oxide of iron are, however, hard to burn. Experiments have been carried out successfully in making white Portland cement and white Roman cement.

The following analysis is that of a sample from Stettin, Germany:

| | | | |
|---|---|---|---|
| SiO2 | 19.82% | CaO | 61.60% |
| Al2O3 | 11.49% | MgO | 0.72% |
| Fe2O3 | 0.67% | SO3 | 1.99% |

Julius Gresley, president of the Leisberg cement mill in Switzerland, has analyzed a number of the best French Roman cements, from which he figures the following formula as a standard:

x[2(CaO.MgO).SiO2] plus y(2CaO.Al2O3) plus z(CaO.O.3).

In this formula the CaOSO3 is not necessary, but seems to make the mixture burn more readily. A cement of this type comes on the market under the name "Marbrit."

The following shows the proportions in the product:

| | | | |
|---|---|---|---|
| Moisture | 3.75% | CaO | 54.69% |
| SiO2 | 17.66% | MgO | 0.53% |
| Al2O3 | 16.52% | SO3 | 6.11% |
| Fe2O3 | 0.74% | Specific gravity equals. | 2.815 |

This cement is sound and finely ground, but quick-setting. Any kind of work will be hardened sufficiently to release from its mold in two hours, or even sooner. It is said to be easy to burn and cheap to manufacture.

—The State Civil Service Commission will hold examinations Dec. 14 for the following positions: Director's Assistant, State Library, $2,100; Inspector, State Board of Pharmacy, $780 to $1,200. The last day for filing applications for these positions is Dec. 7. Full information with application forms for any of these examinations may be obtained upon postal card request from Charles S. Fowler, Ch. Examiner of the Commission at Albany.

"A record, open to public inspection during business hours, of all such modifications shall be kept at the Bureau of Buildings, properly indexed under section numbers of the Code or ordinances to which it applies."

Provision is made that when the Superintendent of Buildings requests the Corporation Counsel to bring an action that the Corporation Counsel has no discretion, but must bring the action.

Provision is made for the publication during February of each year of complete list of all materials and appliances which have passed the necessary tests and have received the approval of the Bureau of Buildings, and compelling said list to conform in all boroughs.

Provision is made giving an owner the right of appeal in bills presented for emergency work and provide a Board of Arbitration somewhat after the manner of the Boards of Survey in the present Code.

Court procedure generally is not changed.

FIRE LIMITS.

In the Code as presented by the Commission the fire limits are left the same, but in a supplementary report, which will obtain, separate action in the Board of Aldermen, the fire limits are extended as follows:

All of the Borough of Manhattan; all of the Borough of Brooklyn, except the 29th, 30th, 31st and 32d wards, in which frame dwellings to be occupied by not more than two families are allowed under certain restrictions as to height and area, and such frame dwellings may have private stables attached.

Recommendation is made for the extension of the fire limits in the Borough of the Bronx in a somewhat similar way, as far as the Fordham road, and frame dwellings are allowed between the existing fire limits and the new ones under the same provisions as above.

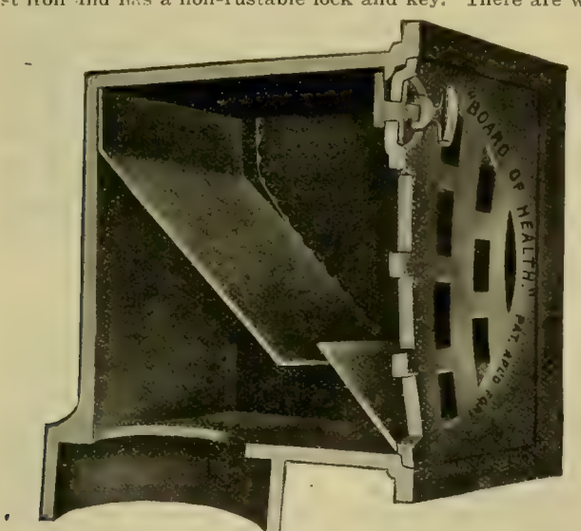
The limits in the Borough of Queens are extended in a similar fashion with the same provision in relation to dwellings.

Fire limits along the main streets of Flushing, Richmond Hill, Jamaica, Far Rockaway and Rockaway Beach are also provided.

C. H. I.

### Brayman Cesspool Boxes.

The "Board of Health" Yard and Area Cesspool Box is a sanitary device approved by the Department of Buildings of the City of New York. No water remains in the box to freeze or become stagnant and breed mosquitoes. It is made of heavy cast iron and has a non-rustable lock and key. There are within




THE "BOARD OF HEALTH" CESSPOOL BOX.
(Sectional view cut through the center, showing lead flashing.)

the box, beneath the strainer cover, two loose parts. The upper one a shed; the lower one a dirt dam. There is an open space between the two parts equal to the area of a three-inch cast-iron pipe. The lower part, or dirt dam, has small holes on each side to allow the water remaining back of the dam and below the overflow to drain out. What dirt or rubbish may have passed through the strainer cover is held by the dam which prevents its lodging in and choking underground pipes.

The old-style brick boxes have been a continual source of annoyance and expense. As the brick is porous, water percolates through, causing damp walls and cellars. Filled-in earth is easily washed away, leaving the bricks without support. If the box settles it causes the cement around it to break.

An oblong box is also made in the same manner as the yard and area box for use as a fresh-air inlet.

For factories, creameries, cellars or any floors where damp proofing is required the box is made in two parts, which are tightly drawn together with a sheet of lead 18 inches square between them, which serves both as a gasket and a flashing. The center of the sheet lead is cut out inside of the box and the edges calked back into the seam all around, making the joint absolutely water-tight. The outside remains a lead flashing to be worked into the waterproof section of the floor, making the connection between the floor and the cesspool box water tight. They are made with outlet either on the side, as shown in the illustration, or on the bottom. The lock and key are made of brass. For use in public building floors the tops are finished with bronze frames 7-16th of an inch thick with covers of the same metal made to fit perfectly. The surface of both frame and cover are finished and polished.

## Points on the Material Market.

Nails continue dull.

Sheet copper is in light demand.

Shingles are only in fair demand.

Tin plates are also firm, and some dealers expect a shortage in January or February.

Black sheets are moving slowly, but galvanized sheets are still in good requirement.

When normal conditions are re-established the deferred orders then coming out will aggregate very large.

North Carolina pine has a slow sale in New York, but orders from other sections are heavy. No change in quotations.

White wine wears its old expression. Stocks at eastern distributing points are fair only, and quotations hold their ground.

Eastern spruce lath have been coming along freely under a diminishing requirement, and wholesale prices have fallen to the low mark of $3.

Hemlock is dull and druggy locally, and the official price list is being shaded. A considerable amount of New York stuff has been accumulated at the mills.

The demand for flagstone in Greater New York is not so large as a year ago at this period, but outside business has maintained the general level, so that quotations to dealers have for a long period held very evenly, and practically the same as last year.

Winter weather entered hand-in-hand with December. The ground is covered with snow, the temperature occasionally falls below the freezing point—the natural end of the building season has arrived. For awhile the financial situation will not be so much in the minds of builders.

John P. Kane Company, prominent dealers in masons' building materials and manufacturers of the "Trowel" brand of Portland cement, have purchased the stock, fixtures and plant of the C. S. Goss Company, who were also dealers in masons' building materials, with a yard at 51st st and 11th av, New York City.

Nationally considered, the trade in builders' hardware continues heavy, but November statistics disclose a decrease below the corresponding month in 1906. Hardware suffered but little diminution of business until the money stringency became acute. Small producers are cutting prices for locks, knobs and other stock goods.

Running ice in the upper Hudson makes the close of navigation imminent under a continuance of cold temperature. President Hammond, of the Hudson River Brick Manufacturers' Association, reports the arrival in this market of the last regular supplies. Cargoes intended for the closed season are being covered up and taken out of the present market. This marks the natural end of the brick-building season. Quotations from manufacturers and agents are at the lowest level of the year. A large amount of stock will be carried over at the works.

## Iron Markets Abroad.

LIEGE.—The Belgian steel and iron market is so closely allied to that of Germany that the present unfavorable condition of the latter is a cause for grave disquietude, and the market here fails to offer anything like encouraging prospects for the future. Consumers have been slow in giving their orders, and matters have been made worse by concessions made on the part of certain producers, especially as regards export prices, in consequence of which quotations were published that were not accepted by the majority of concerns and that were decidedly below anything the market warranted.

The Belgian Steel Combine (Comptoir Belge des Acieries) has managed to maintain satisfactory prices for castings, but in view of the present difficult situation of the consumers of partially finished products has made reductions resulting in the following prices, viz: For blooms, $23.16 per ton; for ingots, $21.23 per ton; for largets and billets, $24.60 per ton. This lower scale of prices does not seem satisfactory to the rolling mills, and it looks as though further concessions must be forthcoming.

The weakening in prices of the finished products was notably emphasized during the last week in September, when steel bars were selling at from $26.28 to $26.76, and sheet iron and rods at from $31.18 to $32.63 f. o. b. Antwerp. There is no dearth of orders, however, and during the coming winter both steel works and machine builders will be kept busy. Bids were recently asked for by the Government for 34,000 tons of steel rails, and the order was secured by Belgian rolling mills at $30.96 per ton. The Societe des Acieries de France put in a bid for 5,000 tons at $31.65.

A. H. JOHNSON.

## New Catalogues.

"Modern Heating." Catalogue No. 103, by the Marshall-Wells Hardware Co., Duluth, Minn.

It is literally true, as the company states, that between the covers of this catalogue practically everything required for a heating job, from the boiler and radiators to the bronze for decorating, is to be found. Covering a large territory in the West, where in parts the population is widely scattered, house heating systems are necessarily installed, if at all, by such skill as is at hand. It is the aim of the company not only to supply all tools and materials for such installations, but to furnish plans and suggestions that will be of material assistance in such cases. To this end two pages of the catalogue are devoted to suggestions on figuring cost of steam and hot water heating, in which a typical heating plant is diagrammed and sample estimates are given. Besides listing, illustrating and describing hot water and steam heating apparatus and appliances, a number of pages are devoted to hot air furnaces, of which a variety suitable for coal and wood are listed. For the trade it is designed to reach, the catalogue should meet with great favor, since it furnishes much useful data and information concerning the line of goods to which it relates.

The Canton Art Metal Company, of Canton, Ohio, issues two very attractive little books entitled, "The Leaky Roof Question," and "Art Metal Interiors; a Little Light on This Subject." The first of these gives some very interesting information regarding the relative value of different roof materials. It describes the many advantages of the Canton Shingles and contains complete instructions for applying. The second book illustrates and describes the many beautiful effects which can be secured in the use of metal for ceilings and side walls. The Canton Metal Ceilings are embossed deep and the figures are clean and bold. East sheet is stamped separately, obtaining results which cannot be secured where from four to six plates are stamped at one operation. Both of these little books will be mailed to anyone interested, together with full details as to prices.

### Nels Poulson Plan Favored by Committee of 100.

At a meeting of the Committee of 100 at the Brooklyn Borough Hall the Nels Poulson plan for the relief of the bridge crush was considered and recommended to the city authorities. With this object in view a committee, headed by former Borough President J. Edward Swanstrom, was appointed.

The arguments advanced in favor of the Poulson plan were its simplicity and economy. The first step in its installation at the Manhattan terminal of the Brooklyn Bridge can be accomplished with $30,000, while the entire scheme can be put into operation with $250,000, it is asserted, as against the expenditure involved in carrying out the present plan of the Bridge Department.

Mr. Poulson, who was introduced by Borough President Coler, said that, in accordance with his plan, eighty or ninety trains an hour could be run out of the New York terminal without the slightest danger or trouble, thus almost doubling the present capacity of that terminal and allowing three minutes for the loading of each train instead of the half minute now allowed for passengers to board a train at the present platforms. The scheme would save the three minutes now expended in running trains back of the loading platforms and switching them.

### Transmitting Electrical Power Without Wires.

Consul John C. Covert advises that a very important and far-reaching invention is announced in the French city of Lyon, by which, it is said, electrical power can be transmitted without the use of wires, concerning which he says:

It may be called an extension of the wireless use of electricity. It is still kept a secret and it seems that only one person in Lyon possesses a knowledge of all the facts on the subject. He is a prominent broker who has financed the enterprise. He informs me that all the work in perfecting the invention was carried on in the country at the castle of a prominent manufacturer of Lyon and that only two persons were permitted to know what was going on. Some two weeks ago the first experiments were tried, and a miniature street car was moved over a flat space by electricity communicated from a distance of several yards.

The invention is being tried in Marseilles on a street-car line, and is also being applied to several different kinds of machinery.

### Queens Growing Rapidly.

Contrary to a prevailing opinion, more money has been spent for buildings in Queens this year than during the preceding period. Altogether 4,034 buildings were projected for the 12 months ending Dec. 1, involving an outlay of $16,461,644. This is an increase equalling nearly 600 structures in excess of the total number projected for 1906. It is estimated that there will be $3,000,000 more expended in building operations in that borough this year than during last, when the cost of new construction work equalled $13,676,484. Frame buildings lead as usual, although during the year there has been a noticeable increase in the number of plans filed for brick structures.

### Convention of Mechanical Engineers.

Members of the American Society of Mechanical Engineers were in annual convention at the Engineers' Building, 29 West 39th st, this week. Two sessions were held each day. On Wednesday they inspected the Hudson terminals as the guests of Chief Engineer Jacobs. Officers were chosen as follows: M. L. Holman, of St. Louis, was chosen president; L. P. Breckenridge, of Urbana, Ill., Fred J. Miller and Arthur West, of Pittsburgh, vice-presidents, and W. L. Abbott, Alexander C. Humphries and Henry G. Stott, managers.

## Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | **70** | **58** |
| **Estimated cost of new buildings** | **$1,118,750** | **$1,082,250** |
| **Total estimated cost of alterations for Manhattan and the Bronx** | **$82,225** | **$344,825** |

### Riverside Drive and 116th Street Corner.

RIVERSIDE DRIVE.—Messrs. Schwartz & Gross, 347 5th av, have been commissioned by Paterno Bros., Inc., to prepare plans for a 12-sty apartment building to be erected on a frontage of about 81 ft. on Riverside Drive by 100 ft. on 116th st. It is to be of fireproof construction, steel frame, 3 families to a floor, with all the accessories to a high grade elevator house. The front will be of granite limestone and a light colored brick, with ornamental iron railings, copper cornices, with a front court facing Riverside Drive. The building will be equipped with three electric elevators, vacuum cleaning system, laundry, special servants' quarters, besides the usual accessories. The cost will be about $350,000. No contracts have yet been awarded.

### $400,000 Improvement for Riverside Drive.

RIVERSIDE DRIVE.—Architect Wm. L. Rouse, 11 East 43d st, has been commissioned to prepare plans for the construction of two 6-sty high class elevator apartment houses to be situated at one of the most picturesque points of Riverside Drive overlooking the Hudson River. They will cover a plot 100x160 ft. on Riverside Drive, the north and south side of 161st st, and will cost in the neighborhood of $400,000. The exteriors will be of Indiana limestone, light brick and terra cotta; apartments will be of 7, 8 and 9 rooms each, with six apartments on each floor. Operations will be started immediately. The owners, Messrs. Klein & Jackson, 49 Wall st, will receive all estimates and award the contracts.

### Fuller Company's Latest Contracts.

The Geo. A. Fuller Co., Fuller Building, Manhattan, and Munsey Building, Washington, D. C., will erect the addition to the McKinley Manual Training School, Washington, D. C. to cost about $108,340; also the general contract for the construction of two dwellings at Nos. 2220 and 2222 16th st N. W., 25x100 ft. and 35x88 ft., to cost about $120,000. John B. Henderson, 1601 Florida av N. W., is the owner, and plans were prepared by George O. Totten, Jr., 808 17th st N. W., Washington. Another recent contract is that for a large brewing plant for the Chicago Heights Brewing Co., at Chicago, Ill., to cost in the neighborhood of $150,000.

### To Take Bids for the Ritz-Carlton Hotel.

MADISON AV.—Contractors will be invited to submit estimates after the first of the new year for the construction of the new Ritz-Carlton Hotel, which is to be built at the northwest corner of Madison av and 46th st, on a plot measuring 100x140 feet. The structure will probably be 14 stories in height and is estimated to cost in the neighborhood of $1,500,000. The architects, Messrs. Warren & Wetmore, No. 3 East 33d st, have the plans well advanced, but no figures have yet been taken or contracts let. (See issue Nov. 2, 1907.)

### Denby & Nute Plan Philadelphia Bachelor Apartment.

Messrs. Denby & Nute, No 333 Fourth av, Manhattan, have been commissioned to prepare plans for a high-class bachelor apartment house to be constructed in Walnut st, Philadelphia, Pa., for the Richardson Estate, of that city, to cost in the neighborhood of $200,000. Plans will call for a steel frame, light face brick and limestone, slag roof, tile and marble work, ornamental terra cotta, hardwood finish, and elaborate furnishings.

### New Department Store Building for the Bronx.

3D AV.—The American Real Estate Company, of 5th av, and 44th st, will build on a large plot at 3d av, 149th to 150th sts, the Bronx, a fireproof 6-sty department store building, of modern construction, equipped with all up-to-date store conveniences, including electric elevators, and to cost in the neighborhood of $400,000. H. H. Morrison, Westchester av, and Southern boulevard, has prepared preliminary plans.

### American Basement House for 86th Street.

86TH ST.—Messrs. Taylor & Levi, 24 East 23d st, have been commissioned to prepare plans for the erection of an American basement house on the plot 25x102.2 ft. on the south side of 86th st, 150 ft. west of Central Park West, for Dr. Herbert Fred Lange Ziegel, No. 218 West 14th st. No figures have yet been taken or contracts let. Building operations will not be started until March next.

### Latest Van Cortlandt Terrace Improvement.

No plans have yet been prepared, or architect selected, for the new residence which Mr. Lionel Kremer, of No. 249 West 107th st, is contemplating erecting on a plot 50x121 ft., on the west side of Fanshawe av, 60 ft. north of Amberson av, Van Cortlandt Terrace, Yonkers. It was learned on Tuesday that building operations will not be started for some time yet.

### New Church in East 28th Street.

28TH ST.—St. Leo's Roman Catholic Church has purchased the plot, 25x98.9 ft., at No. 9 East 28th st. The church adjoins it on the east, and it is said that it will be used as a site for a new building to be used for church purposes. Rev. Thomas J. Ducey is rector. So far as could be learned on Friday, no plans have yet been drawn.

### Apartments, Flats and Tenements.

17TH ST.—Bernstein & Bernstein, 24 E. 23d st, are preparing plans for a 6-sty store and tenement, 22x92 ft, to be erected at 347 E. 17th st, for Harbater & Silk, 520 E. 5th st.

AV. D.—Bernstein & Bernstein, 24 E. 23d st, have prepared plans for a 6-sty store and tenement, 47x51 ft, for Louis Kotzen, 230 Grand st, to be erected at Av. D, n w cor 8th st, to cost $40,000.

### Dwellings.

ANDERSON AV.—J. H. Jones, 950 Ogden av, will build fifteen 3-sty dwellings on the east side of Anderson av, 227.5 ft. north of Jerome av, Bronx. They will cost about $90,000.

The Ridgewood Development & Construction Company, Ridgewood, N. J., will soon begin the construction of several more fine dwellings at Ridgewood. Among those now under way are the following: In Wastena Park, house containing 8 rooms and bath, on lot 75x124, to cost $5,500; also, an 8-room house, 121x118, to cost $7,500. On Ethelbert av, four houses, 7 rooms and bath, to cost $4,500 each, and one on Garfield av, 109x165, to cost $4,000. The company is composed of Phillip I. Hover, president; J. Calvin Bogert, vice-president; John J. Moffatt, secretary and treas.

### Alterations.

35TH ST.—H. M. E. Lindemann, 342 West 87th st, will improve Nos. 217-219 West 35th st. J. W. Cole, 403 West 51st st, is making plans.

WASHINGTON ST.—A. Mertin, 33 Union sq, is planning for improvements to Nos. 155-157 Washington st for A. C. Zabriskie, 52 Beaver st.

107TH ST.—H. Lamport, 273 Canal st, will make $8,000 worth of improvements to No. 222 East 107th st, for which Geo. M. McCabe, 96 5th av, is preparing plans.

HENRY ST.—H. J. Feiser, 150 Nassau st, is planning for improvements to the southwest corner of Henry and Market sts, owned by H. Brown, 86 West 113th st.

### Miscellaneous.

Ewing & Chappell, 345 5th av, Manhattan, are preparing plans for a 3-sty and basement chemical laboratory building for Vassar College, to be erected at Poughkeepsie, N. Y.

The New York Public Library has approved the plans submitted by R. F. Almirall, 51 Chambers st, Manhattan, for the Central Library to be erected in Brooklyn.

Messrs Helmle & Huberty, 190 Montague st, Brooklyn, have completed plans for the nurses' home and training school, 5 stories, to be erected at the Kings County Hospital, Brooklyn, to cost about $250,000.

Messrs. Jackson & Rosencrans, 31 Union sq, Manhattan, have completed plans for a new Y. M. C. A. building to be erected at Plattsburgh, Pa., to cost about $60,000. The general secretary at Plattsburgh will receive estimates about Jan. 1.

Messrs. Ewing & Chappell, 345 5th av, Manhattan, are preparing the plans for the new Y. M. C. A. building which is to be erected at Newport, R. I., by Alfred G. Vanderbilt, as a memorial to his father, Cornelius Vanderbilt, to cost about $100,000.

### Estimates Receivable.

6TH AV.—No contracts have been awarded for the 4-sty store building, 20x100 ft, which Henry Hesse, 308 Grand st, is to erect at No. 399 6th av, to cost $50,000. Buchman & Fox, 11 E. 59th st, have plans ready.

BROADWAY.—Fred'k C. Browne, 143 W. 125th st, is receiving estimates for the 12-sty office building, 50x150 ft, for L. M. Jones & Co., 350 Broadway, to be erected at the n e cor of Franklin st and Broadway, to cost $500,000.

Bids will be received the 27th day of December for the installation of a vacuum cleaning system for the U. S. Custom House building on lower Broadway. Copies of plans may be had at the office of Cass Gilbert, 11 East 24th st.

108TH ST.—No contracts have yet been awarded for the 5-sty stable and loft building, 75x79.10x117 ft., which Israel Lippman, 102 West 118th st, is soon to erect on the south side of 108th st, 200 ft. west of 1st av, same to cost $80,000. Plans will specify plastic slate roof, brick exterior, terra cotta coping, steam heating, elevators. C. B. Meyers, 1 Union sq, is architect.

Bids are asked until Dec. 10, by John H. O'Brien, for furnishing lamps and gas and naphtha and for maintaining lamps in public streets, parks and buildings, from Jan. 1 to Dec. 31, 1908. Also for furnishing, putting in and maintaining gas regulators from Jan 1 to Dec. 31, 1908; and for furnishing steam for heating or power purposes to certain public buildings, from Jan. 1, 1908, to Dec. 31, 1908, both inclusive.

21ST ST.—No contracts have yet been awarded for the 12-sty store and loft building, 104.6x98.9 ft., which David Spero, 450 West End av, is to erect at Nos. 19 to 27 West 21st st, same to cost about $300,000. Five old buildings will be demolished. Plans specify the National Fireproofing Co.'s floor system, asphalt, felt and slag roof, stone coping, steam heat, galvanized iron skylights. Weiskopf & Stern, 68 William st, are the engineers, and Robert D. Kohn, 170 5th av, the architect.

### Contracts Awarded.

Contractor F. D. Hyde, 5 East 42d st, Manhattan, has obtained the general contract to erect a stable at East Orange, N. J., for Mr. L. Bush.

58TH ST.—Petter McCormick & Son, 83 East 52d st, have obtained the contract for improvements to the 5-sty residence of Virginia F. Williams, No. 34 West 58th st, from plans by Marshall R. Grimes, 39 East 42d st.

CHRISTOPHER ST.—Kastner & Dell, 1133 Broadway, have completed plans and have awarded contract to Chas. Staiger, 222 East 9th st, for extensive improvements to Nos. 167-169 Christopher st, for Beadleston & Woerz, 291 West 10th st.

BATH BEACH.—E. E. Paul, 289 4th av, Manhattan, has received the general contract to erect the 3-sty fireproof telephone building, 45x75 ft., at 16th av and 71st st, Bath Beach, Long Island, from plans by Messrs. Eidlitz & McKenzie, 1123 Broadway.

16TH ST.—Kieley & Stahl, 1123 Broadway, have received the plumbing contract for the power house, 50x92 ft., which the New York Edison Co., 55 Duane st, will erect at Nos. 27 and 29 West 16th st, to cost $65,000. The P. J. Carlin Construction Co., is the builder.

The Hinkle Iron Co., 534 West 56th st, has just obtained the contract for the iron work for the following structures: Greenpoint Theatre, Greenpoint av and Calyer st, Brooklyn; Fulton Theatre, Fulton st and Nostrand av, Brooklyn, and the Metropolitan Museum of Art, New York.

James Stewart & Co., 135 Broadway, Manhattan, and Chicago, Ill., have the general contract for the erection of a grain elevator at Waukegan, Ill., for the Corn Products Refining Co., 42 East Madison st, Chicago. It will cover 258x50 ft., 185 ft. high, be of reinforced concrete construction. The cost is about $150,000.

MAIDEN LANE.—Baker, Smith & Co., 83 West Houston st, have obtained the steam heating contract for the new 20-sty German-American Insurance building, at Maiden Lane and Liberty st. John Tucker, 248 4th av, will do the plumbing, and A. R. Whitney, Jr., & Co., 135 Broadway, is the general contractor.

32D ST.—Contract for steam heating work has been awarded to Messrs. Blake & Williams, 211 West 20th st, for the 12-sty store and office building which the Pacific Realty Co. is erecting at Nos 12 to 14 West 32d st, to cost $200,000. William L. Rouse, 11 East 43d st, is the architect. (For other contractors see issue Oct. 26, 1907.)

### Bids Opened.

Bids were received as follows Nov. 26 at the office of James Knox Taylor, Superv. Arch., Washington, D. C., for the installation of an elevator system in the post-office building, Providence, R. I.; Otis Elevator Co., 17 Battery pl, Manhattan, $17,975; Standard Plunger Elevator Co., 1 Broadway, Manhattan, $20,235.

Bids were received as follows by Col. John G. D. Knight, Corps Engrs., U. S. A., Army Bldg., Manhattan, on Nov. 25, for dredging in Mattituck Harbor, N. Y.: (A) scow meas.; (B) prism meas.: J. P. Randerson, N. Y., (A), 35 cts.; (B), 35 cts. Atlantic Dredging Co., N. Y., (A), 43.3 cts.; (B); 43.3 cts. J. Marvin Briggs, N. Y., (A), 28.4 cts.; (B), 34.8 cts. J. S. Packard, Providence, R. I., (A), 49 cts.; (B), 49 cts. Maritime Dredging Co., 78 Broad St., N. Y., (A), 23 2-3 cts.; (B), 23 2-3 cts.

The following are the bids opened by the Park Board, for furnishing and constructing material, granolithic and brick sidewalks and granite curb on concourse and approach to Baird Court, in the New York Zoological Park, in Bronx Park: Bart Dunn, $17,254; Kelly & Kelley, $15,933; John B. Malatesta, $13,699; Michael Marrone, $17,975; W. H. Masterson, $18,427; McHarg-Barton Co., $17,700; Murray Contracting Co., Inc., $17,484; John V. Schaefer, Jr., & Co., $15,360; Thompson & Kelsey, $18,400.

### Plans Wanted.

E. C. Wagner, Secretary Trustees, Girardville, Pa., will receive competitive plans for a nurses' home, for the State Hospital, near Ashland, Pa. Information can be obtained at office of Dr. J. C. Biddle, Supt., Fountain Springs, Pa., or from the Secretary.

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The Masonic Lodge, H. T. Caffey, Leeds, Ala., wants plans and specifications for a lodge hall. Address Frank R. Hearst or Dr. A. J. Farley, members of the building committee.

B. H. Graham, of Smithville, Tex., is the head of a stock company about to be formed, to construct an electric light plant, water-works and an ice plant, at Elgin, Tex., to cost between $50,000 and $60,000. Will be ready for plans about Jan. 1. No engineer yet selected.

### Government Work.

Office of Constructing Q. M., Fort Dade, Fla.—Sealed proposals will be received Dec. 19 for constructing three cypress cisterns at this post. Address Constructing Q. M., Fort Dade, Fla.

Fort Hancock, N. J.—Sealed proposals for constructing garbage crematory at this post will be received Dec. 17. Address M. N. Falls, captain and constructing Q. M.

Proposals for dredging will be received at the Bureau of Yards and Docks, Navy Department, Washington, D. C., Dec. 14, for dredging in slip at navy yard, Boston, Mass. Plans and specifications can be seen at the bureau or will be furnished by the commandant of the navy yard named. R. C. Hollyday, chief of bureau.

U. S. Engineer Office, Nashville, Tenn.—Sealed proposals for furnishing and delivering about 1,258,695 ft. b. m. long leaf yellow pine lumber will be received Dec. 14. Address Wm. W. Harts, maj., engrs.

Proposals for Dispensary Building will be received at the Bureau of Yards and Docks, Navy Department, Washington, Dec. 14, for furnishing a dispensary building and accessories for the naval station, New Orleans, La. Plans and specifications can be seen at the bureau or will be furnished by the commandant of the naval station named. R. C. Hollyday, chief of bureau.

Bids will be received at the general depot, quartermaster's department, New York City, until Dec. 18, for furnishing 538 chain bolts, 538 door bolts, 55 paint brushes, 300 yards cloth, 297 feet sash cord, 470 saw files, 495 hammer handles, 298 mattock handles, 918 pairs hasps, 1,006 pairs butt hinges, 6 pairs brass hinges, 1,164 pairs strap hinges, 448 pair tee hinges, 2,736 hooks and eyes, 2,925 screw hooks, 2 sets drawing instruments, 35,500 sheets galvanized roofing iron, 144 blank keys, 956 plain knobs, 144 door locks, 100 pounds nails, 102,284 pounds wire nails, 300 gallons mixed paint, 200 screw pulleys, 326 gross wood screws, 216 dozen papers tacks, 200 pounds washers, 13,500 pounds sheet zinc.

Bids were first advertised on April 7 last, for the sale of timber surrounding Bumpking Lake, involving about 63,000,000 feet of lumber, 2,000 telegraph poles and 20,000 ties. The timber is to be cleared from a zone which will be submerged when the lake level is raised by the construction of irrigation work. The new advertisement will call for either lump sum bids for the timber around each lake or by scaling.

There will soon be purchased by the Isthmian Canal Commission a small quantity of lumber, consisting of 251 pieces of oak and white lumber in boards, 119 pieces of ash lumber in boards, and 312 pieces white wood lumber, dressed on both sides, in boards. All said lumber to be of various sizes.

A deduction of $66,321 has been made from the contract of J. C. Robinson for the omission of special finish and decoration in the New York Custom House.

The contract for interior finish in room 64. New York Custom House, has been awarded to J. H. Carl, at $3,595.

### Cypress Bevel Siding.

The shifting scenes among the wood-working industries, the changing from one wood to another as the scarcity and high price of the one make some substitute either advisable or necessary, present some strange conditions once in a while, and then again lead to things that we wonder about afterward; wonder why we didn't think of it before. A case in point is the introduction of cypress bevel siding to a lot of the building trade that heretofore has been using white pine and poplar, says a writer in a recent issue of the Woodworker. The users of these woods have been hard to satisfy with a substitute, because white pine and poplar not only work nicely, but take paint better than most other woods. Some have turned to the west coast and redwood as a substitute, and as a result of this there is more redwood siding used in the middle States than most people have any idea of. But of late cypress has been growing into prominence, which leads to some wonder as to why it didn't become prominent sooner. The cypress lumber people seem to have been cutting more lumber than the market needed under existing conditions, the past few years, but when the surplus got heavy the cypress people got together and put an expert to work experimenting with the wood to see what its possibilities were in the way of more extended usage. As a result of this, and of the missionary work done by the cypress traveling salesmen, who have been very active this year, there has come a much more extensive use of cypress bevel siding outside of fire limits. The traveling men say, too, that wherever it has been tried it is liked, and that there is a great and growing future in it.

## BUILDING NOTES

December brought a snow squall. Any other kind of a squall would not have been so well received.

Everybody ought to do a little rooting for more money to loan and invest in real estate and building.

An advertiser acquainted with architects and contractors in New York and vicinity, is open for engagement. See Wants and Offers.

Builders have passed the season when the financial situation can trouble them. The natural end of the season has arrived when they are accustomed to take things easy.

The country is surprised that the great building and real estate interests of New York are so unmoved by the artificial panic which the bankers and high financiers have caused.

Authorities are coming to the opinion that more money is being set aside for real estate uses in proportion to the total set aside for investment than there has been for a long time.

The New York Central's third rail has been laid nearly to the Yonkers station, and it is the intention of the company to operate all the Yonkers locals by electricity by at least the first of the year.

A call has been issued by the American Federation of Labor for a conference in Washington with the idea of forming a department of building trades to work with the National Structural Building Alliance.

A grievance of the Brotherhood of Carpenters against material manufactured by the Bayer-Catton Co. is being settled by arbitration, with President Nicholas Murray Butler, of Columbia University, as umpire.

The new plant of the Weisberg-Mark Co., manufacturers of window frames, doors and trims for buildings, at Boulevard and Orchard st, Astoria, is so far advanced that they are in a position at the present time to furnish estimates on all classes of work in their line.

Samuel C. Walker, president of the Harbison-Walker Refractories Co., of Pittsburgh, one of the largest companies in the country making fire brick and refractory material, died at Shields, Pa—his home—on Nov. 23. He was 59 years old, and a brother of John Walker, of the Carnegie Steel Co.

The Kinnear sheet metal radiation is now being handled for Continental Europe by Carl Henckell, Hamburg, Germany, under the name Universum. The radiator is being extensively advertised with illustrations and tables which give the heights of the radiators and the surface which they present in terms of the metric system, a radiator of Model H, for example, having 0.23 square meters of surface per section when the radiator is 660 millimeters high.

The U. S. Civil Service Commission announces an examination on Jan. 8 and 9, to secure eligibles from which to make certification to fill a vacancy in the position of architectural draftsman in the Philippine Service at Manila, at $1,400 or $1,600 per year, and vacancies requiring similar qualifications as they may occur in the Philippine Service. Men only will be admitted to this examination. It is desired that only persons who are graduates of technical schools should apply. Competitors will be furnished with all the necessary drawing paper, but must bring drawing board about 18 ins. square and all other drawing materials and instruments. Age limit, 18 years or over. Application forms 2 and 375. Applications must be filed with the Commission at Washington before Dec. 28.

The old established firm of Smith & Dorsett Company, contractors for tile, slate, and metal roofing, as well as copper and galvanized iron cornices and skylights for buildings, still retain favor among prominent architects and builders for the excellence of their materials used, and the superior workmanship furnished on all their contracts. Their recent orders include the Staten Island Ferry Terminal at Staten Island, Carrere & Hastings, architects; Snare & Triest Company, contractors; United States Realty Building, Broadway and Cedar st, Francis H. Kimball, architect; Geo. A. Fuller Company, contractors. Trinity Building, 111 Broadway, Francis H. Kimball, architect; Geo. A. Fuller Company, contractors. City Investing Company's Building, now in course of erection at Broadway and Cortlandt st; Francis H. Kimball, architect; Hedden Construction Company, contractors. Communications, either by letter or telephone to their office and works at 403 to 407 East 47th st, will receive immediate attention.

### Warning to Building-Material Firms.

Mr. Franklin B. Ware, State Architect, Capitol, Albany, requests us to warn the public that a man, tall, slender, light mustache and hair, about 35 or 40 years of age, is going around imposing upon people by representing himself as a deputy State architect and inducing concerns throughout the State, particularly in New York City, to journey to Albany to figure on fictitious jobs. This causes not only loss of money and time to building-material firms, but annoys and embarrasses the State Architect's office.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**
When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

## BOROUGH OF MANHATTAN.

BETWEEN 14TH AND 59TH STREETS.

21st st, Nos 19-27 W, 12-sty brk and stone store and loft building, 104.6x98.9, asphalt , felt and slag roof; cost, $350,000; David Spero, 450 West End av; ar't, Robert D Kohn, 170 5th av.—773.

41st st, No 252 W, 1-sty brk and stone outhouse, 9.6x11.5; cost, $250; Ludin Realty Co, 259 W 34th st; ar't, Eugene C Ludin, 259 W 34th st.—776.

BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

66th st, s s, 275 e 2d av, 6-sty brk and stone tenement and store, 41.8x87.5; cost, $48,000; David Leuten, 92 St Nicholas av; ar't, Geo Fred Pelham, 503 5th av.—777.

108th st, s s, 200 w 1st av, 5-sty brk and stone loft and stable building, 75x79.10x117, plastic slate roof; cost, $80,000; Isreal Lippman, 102 W 118th st; ar't, Chas B Meyers, 1 Union sq.—775.

NORTH OF 125TH STREET.

Park av, s e cor 135th st, 2-sty brk office building, 20x25, slag roof; cost, $3,000; Chas Tisher, s e cor 135th st and Park av; ar't, Chas A Millner, White Plains, N Y.—774.

## BOROUGH OF THE BRONX.

Waldo pl, w s, 225 s Tremont road, 2-sty frame dwelling, 21x31; cost, $3,000; Charles Nystrom, 550 E 145th st, ow'r and ar't.—1092.

149th st, n w cor St Ann's av, two 6-sty brk tenements, 49x67.6 and 51x62; total cost, $100,000; Dacorn Realty Co, 7 Pine st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—1102.

169th st, No 32, 2-sty brk dwelling, 25x64; cost, $6,200; Mrs E Power, 30 E 169th st; ar't, William Kenny, 2600 Decatur av.—1112.

170th st, n s, 15.11 w Bristow st, 2-sty brk storage warehouse, 23.10½x109.3x108.1½; cost, $5,000; Chas Sprossig, on premises; ar't, Chas Kreymborg, 908 Jennings st.—1105.

172d st, e s, 67.2 s Westchester av, two 2-sty brk dwellings, 25x40 each; total cost, $12,000; Jos J Gleason, on premises; ar't, B Ebeling, West Farms road.—1099.

234th st, n s, 100 e Carpenter av, four 2-sty frame dwellings, 21x48 each; total cost, $22,000; North Boro Home Co, Max Germansky, on premises, pres; ar't, H Nordheim, Boston road and Tremont av.—1096.

Anderson av, e s, 227.6 n Jerome av, fifteen 3-sty brk dwellings, 20x52 each; total cost, $90,000; J H Jones, 950 Ogden av; ar't Lloyd I Phyfe, 950 Ogden av.—1097.

Arthur av, e s, 101.8 s 179th st, 5-sty brk tenement, 50.1¾x92.8; cost, $45,000; John McNulty, 179th st and Arthur av; ar't, Chas Schaefer, Jr, 1 Madison av.—1100.

Bainbridge av, w s, from Briggs av to Mosholu Parkway, three 1-sty frame portable schools, 25x31 each; total cost, $3,000; City of New York; ar't, C B J Snyder, 500 Park av.—1113.

Belmont av, w s, 280.11 n 181st st, 5-sty brk tenement, 49.5x80.6; cost, $40,000; Levin & Sampson, 1439 45th st, Brooklyn; ar'ts, Goldner & Goldberg, Westchester and Jackson av.—1110.

Briggs av, s w cor 197th st, five 2-sty frame dwellings, 21x62 each; total cost, $40,000; Frederick Stubenvoll, 2776 Briggs av; ar'ts, La Velle & Hunter, 1145 Freeman st.—1093.

Bathgate av, n w cor 182d st, 5-sty brk tenement, 25x87.3½; cost, $30,000; H J Schwarzler, 1340 Brook av; ar't, Chas Schaefer Jr, 1 Madison av.—1108.

Concord av, w s, 79 n Dater st or 147th st, eight 3-sty frame tenements, 19.9x64 each; total cost, $64,000; Tim S Sullivan, 956 Freeman st; ar't, Wm T La Velle, 956 Freeman st.—1101.

Fordham road, s s, 72 e Jerome av, 1-sty frame store, 30x40; cost, $1,200; W C Rollins, 2449 Walton av; ar't, Jas Odell, 2449 Walton av.—1106.

Fowler av, w s, 337 s Neil av, 2-sty frame dwelling, 22x52; cost, $3,500; Joseph Dale, 1993 Boston road; ar't, Henry Nordheim, Boston road and Tremont av.—1095

Gleason av, n s, 25 w 174th st, 2-sty frame dwelling, 21x50; cost, $4,500; James A Garvey, 171 White Plains av; ar't, Wm F Garvey, 171 White Plains av.—1111.

Hunt's Point road, s w cor Lafayette av, 2-sty frame stable, 30x30; cost, $1,500; Jas F Meehan, 840 Westchester av, ow'r and ar't.—1103.

Jerome av, e s, 90 s Fordham road, 1-sty frame store, 14x34; cost, $600; W C Rollins, 2449 Walton av; ar't, James Odell, 2449 Walton av.—1107.

Park av, e s, 125 s 179th st, seven 3-sty frame tenements, 19x65.6 each; total cost, $56,000; S Eickwort, 1911 Anthony av; ar't, W C Schrenkeisen, 1911 Anthony av.—1094.

Southern Boulevard, e s, 177.3 s Freeman st, five 4-sty brk tenements, 30x71.8 each; total cost, $75,000; John Leo, 770 St Nicholas av, ow'r and ar't.—1109.

Westchester av, s e cor 172d st, two 3-sty brk stores and dwellings, 25.5x58.8¾ and 62.2; total cost, $20,000; Jos J Gleason, on premises; ar't, B Ebeling, West Farms road.—1098.

Wilkins av, w s, 311 n Southern Boulevard, 1-sty brk store, 100x58.8 and 66; cost, $15,000; Jas F Meehan, 840 Westchester av, ow'r and ar't.—1104.

# ALTERATIONS.

Bleecker st, No 157, partitions, windows, to 3-sty brk and stone tenement; cost, $400; Louis Fugazi, 153 Bleecker st; ar't, Louis F Fick, 534 W 178th st.—3060.

Christopher st, Nos 167-169, beams, doors, piers, posts, to 3-sty brk and stone hotel; cost, $3,200; Beadleston & Woerz, 291 W 10th st; ar'ts, J Kastner & Dell, 1133 Broadway.—3045.

East Broadway, No 274, toilets, partitions, windows, to 3-sty brk and stone tenement; cost, $2,000; Chas McManus & Son, 99 Nassau st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—3037.

Mercer st, Nos 239-245, tank, to 6-sty brk and stone store and loft building; cost, $775; Isabella C May, Washington, D C; ar'ts and b'rs, The Rusling Co, 26 Cortlandt st.—3032.

Mulberry st, No 28, partitions, windows, toilets, to 6-sty brk and stone store and tenement; cost, $8,000; Andrew Cuneo, on premises; ar't, Peter M Coco, 114 E 23d st.—3054.

Orchard st, No 58, toilets, partitions, to 6-sty brk and stone tenement; cost, $500; M Price, 234 Madison st; ar't, O Reissmann, 30 1st st.—3052.

Water st, No 476, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, $600; Fredk Vogt, 474 Water st; ar't, Max Muller, 115 Nassau st.—3062.

4th st, No 56 East, windows, vent shaft, plumbing, to 5-sty brk and stone store and tenement; cost, $3,500; Solomon Reiner, 108 W 111th st; ar't, M M Loinger, 30 E 12th st.—3061.

15th st, No 623 E, partitions, windows, toilets, to 5-sty brk and stone tenement; cost, $500; Ellen R Brady, 9 Agate Court, Brooklyn; ar't, Wm Flanagan, foot E 26th st.—3058.

16th st, Nos 650-652 E, partitions, windows, skylights, to two 5-sty brk and stone tenements; cost, $5,000; Ada C Williams, 148 Hancock st, Brooklyn; ar't, M Zipkes, 147 4th av.—3041.

17th st, Nos 534-538 East, partitions, toilets, windows, to three 4-sty brk and stone tenements; cost, $6,000; Robert M & L Law, 51 E 122d st; ar't, David M Ach, 1 Madison av.—3049.

20th st, No 200 E, stairs, partitions, show windows, roof, to 4-sty brk and stone tenement; cost, $4,000; Henry C Glazer, 7 Warren st; ar't, C H Dietrich, 42 Union sq.—3038.

35th st, No 259 West, partitions, windows, to 4-sty brk and stone dwelling; cost, $300; Wm Schaeb, 495 9th av; ar't, O Reissmann, 30 1st st.—3051.

44th st , No 524 W, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $1,500; Henrietta Kellerborg, 524 W 44th st; ar't, John H Knubel, 318 W 42d st.—3040.

51st st, No 407 E, windows, tank, to 4-sty brk and stone tenement; cost, $600; August Goetz, 492 2d av; ar't, Thomas W Lamb, 224 5th av.—3036.

55th st, No 18 W, pent house to 5-sty brk and stone residence; cost, $150; Dr Henry F Walker, 18 W 55th st; ar'ts and b'rs, Otis Elevator Co, 17 Battery pl.—3057.

58th st, No 34 W, dumb waiter, shaft, skylights, to 5-sty brk and stone dwelling; cost, $5,000; Virginia F Williams, 34 W 58th st; ar't, Marshall R Grimes, 39 E 42d st.—3039.

66th st, No 168 East, partitions, windows, to 4-sty brk and stone club house; cost, $3,500; W T Smeed, New Utrecht av, Brooklyn; ar't, Leo F Krust, 164 5th av.—3053.

73d st, No 258 West, bath, partitions, to 4-sty brk and stone dwelling; cost, $750; Julie F House, 258 W 73d st; ar't, Frank Hausle, 81 E 125th st.—3064.

102d st, No 219 East, toilets, windows, partitions, to 5-sty brk and stone store and tenement; cost, $1,000; Max Tieger, 219 E 102d st; ar't, Samuel Sass, 23 Park row.—3048.

Av A, s e cor 2d st, show windows, walls, to two 5-sty brk and stone tenements; cost, $7,000; Geo W Folsom, committee for M Folsom, Lenox, Mass; ar't, M Zipkes, 147 4th av.—3042.

Av C, No 223, partitions, to 6-sty brk and stone store and tenement; cost, $850; David Moskowitz, 11 Av A; ar't, E Rossbach, 1947 Broadway.—3033.

Lenox av, s e cor 133d st, 1-sty brk and stone rear extension, 4x23, partitions, fire escapes, show windows, to 5-sty brk and stone tenement; cost, $5,000; Max Marx, 128 Broadway; ar't, M Zipkes, 147 4th av.—3043.

Morningside av, No 120, partitions, windows, to 4-sty brk and stone loft building; cost, $1,000; O A Fitzgerald, 126 W 34th st; ar't, George Haug, 30 E 20th st.—3047.

Wadsworth av, Nos 177-179, partitions, windows, to 6-sty brk and stone tenement; cost, $300; M Markle, on premises; ar't, O Reissmann, 30 1st st.—3050.

1st av, No 1466, 2-sty brk and stone rear extension, 20x19, toilets, partitions, show windows; to 4-sty brk and stone store and dwelling; cost, $5,000; S Grodginsky, 60 E 93d st; ar't, Otto L Spannhake, 233 E 78th st.—3034.

1st av, s e cor 36th st, 1-sty brk and stone rear extension, 28.3x43, to 1 and 2-sty brk and stone factory; cost, $1,000; P C & E O Anderson, 25 Broad st; ar't, Frank H Quinby, 99 Nassau st.—3056.

5th av, No 414, 1-sty brk and stone rear extension, 26x26.6, to 5-sty brk and stone store; cost, $7,000; Franklin, Simon & Co, 414 5th av; ar't, Edward Necarsulmer, 31 Union sq.—3044.

5th av, No 425, partitions, columns, to 5-sty brk and stone store; cost, $450; Hoffman estate, Barclay st; ar't, Theodore E Visscher, 425 5th av.—3063.

8th av, No 795, partitions, show windows, to 3-sty brk and stone store; cost, $400; Finfer & Levitt, 795 8th av; ar't, Paul R Allen, 1133 Broadway.—3035.

8th av, No 304, partitions, windows, to 4-sty brk and stone tenement and moving picture show; cost, $1,000; Donato & Fauchi, 79 Macdougal st; ar't, John A Rofrano, 34 Roosevelt st.—3055.

9th av, No 525, toilets, partitions, to 4-sty brk and stone store and tenement; cost, $100; Catherine Rocke, 52 W 76th st; ar't, Jas W Cole, 403 W 51st st.—3046.

10th av, No 253, toilets, partitions, windows, to 4-sty brk and stone tenement and store; cost, $700; T C Boenan, 159 7th av; Brooklyn; ar't, Wm G Clark, 438 W 40th st.—3059.

## BOROUGH OF THE BRONX.

138th st, No 339, new doors, ticket office, &c, to 5-sty brk tenement and amusement hall; cost, $200; Alphons Dryfoos, 42 W Broadway; ar't, Herman Horenburger, 122 Bowery.—612.

141st st, n s, 200 w St Ann's av, move 2-sty frame stable; cost, $200; Est of John J McQuade, 1328 Lenox av; ar't, Harry T Howell, 149th st and 3d av.—617.

156th st, No 531, new doors, new toilet, &c, to 4-sty brk store and tenement; cost, $250; Herman Sassens, on premises; ar't, Louis Falk, 2785 3d av.—616.

St Raymond's av, s s, 100 e Grace av, 1-sty frame extension, 13x14.10, 2-sty frame extension, 24x20, to 2½-sty frame dwelling; cost, $2,000; Jos Spagna, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—615.

Union av, No 604, 1-sty brk extension, 19x5, to 4-sty brk dwelling; cost, $1,000; Jacob Weinberg, on premises; ar'ts, Sommerfeld & Steckler, 19 Union sq.—613.

White Plains av, w s, 53 s 226th st, add 1 story to 2-sty frame store and office building; cost, $1,500; Wm H Keating, on premises; ar't, John Davidson, 227th st and 2d av.—614.

# Construction News Reports

## From the Surrounding Country

### Kings County.

39TH ST.—The Cortelyou Const. Co., 1501 Av C, will build on East 39th st, e s, 97.6 n Av J, two 2-sty and attic frame dwellings, 24x36, shingle roof; cost, $12,000.

HAWTHORNE ST.—Hawthorne st, n s, 106 ft. w Nostrand av, will be improved with a 2-sty brk dwelling, 20x55, gravel roof, 2 families; cost, $5,000. R. Ferguson, on premises, owner.

ROCKAWAY AV.—Rockaway av, e s, 225 ft. s Sutter av, will be improved with a 4-sty brk office and tenement, 37.6x96.6, 13 families; cost, $35,000. Mrs. R. Silberman, 1426 St. Mark's av, owner.

EAST 17TH ST.—H. W. Buckley, 825 New York av, will build on East 17th st, e s, 66.8 n Av O, a 2-sty and attic frame dwelling, 22x48, shingle roof, 2 families; cost, $9,000.

NEPTUNE AV.—Neptune av, n s, 20 ft. w Stillwell av, will be improved with a 3-sty frame dwelling, 20x60, slate roof, 2 families; cost, $5,000. S. Albert, owner.

EAST 26TH ST.—G. Craigan, owner, Av F and East 28th st, will build on East 26th st, n Newkirk av, two 2-sty brk dwellings, 20x35, to cost $10,000.

EAST NEW YORK AV.—On East New York av, s s, 44.2 w Saratoga av, will be erected a 4-sty brk store and tenement, 23.4x51, gravel roof; cost, $5,500. M. Bershadsky, owner, 106 Bristol st.

### Queens County.

COLLEGE POINT.—15th st, e s, 150 n 5th av, College Point, will be improved by John Tackelman, cor 15th st and 4th av, with one 2-sty frame tenement, 30x54, to cost $6,500. F. Johnson is architect.

BAYSIDE.—E. S. Knight, Bayside, will erect a frame dwelling on Montauk av, n e cor 6th st, to cost $7,000. Jennings & Booth are the architects.

FAR ROCKAWAY.—Sea View av, e s, 350 s Mott av, Far Rockaway, will be improved by Henry C. Miller. A. J. Bogert has made plans for one 2½-sty frame dwelling, 24x44, to cost $5,000.

RICHMOND HILL.—Bids will soon be advertised by the city for the erection of a 3-sty school on Johnson av, w s, bet Jamaica and Stewart avs, Richmond Hill, to cost $182,000. C. B. J. Snyder is architect.

ARVERNE.—B. F. Hudson has prepared plans for three dwellings to be erected on Carlton av, w s, 145 n L. I. R. R. tracks, Arverne, for William Shefts, Boulevard and Gaston av, Arverne.

RIDGEWOOD.—C. Meis, 1737 Green av, will build on Fairview av, n w cor Harmon st, Ridgewood, seven 2-sty frame tenements and stores, 25x68, to cost $28 000.

EVERGREEN.—On Fresh Pond road and Loftus av, Evergreen, J. Skinner, Fresh Pond road near Cooper st, will erect one 2-sty frame store and dwelling, to cost $5,000.

ELMHURST.—R. W. Johnson has completed plans for a frame dwelling in Grove st, n s, 180 w Hanover av, Elmhurst, for F. Al. Mehrtens, Forest av near Junction av, Corona.

HOLLIS.—Wm. A. Finn, Jamaica, L. I., is preparing plans and will receive bids for a 1-sty church, 36x85 ft, at Hollis, for the St Gerard Majella Catholic congregation, Rev. John S. Gresser, pastor.

### New York State.

DURHAMVILLE.—The following bids were received on Nov. 26 by F. C. Stevens, Supt. Public Works, Albany, for constructing an aqueduct for the Erie Canal, near Durhamville, N. Y.: Theo. F. Kalbfleisch, Glens Falls, N. Y., $56,093; N. D. Peters, Utica, N. Y., $60,532; The Foundation Co., 115 Broadway, Manhattan, $63,316; Casey & Murray, Rochester, N. Y., $60,389; Marcellus & Ballard, Oneida, N. Y., $69,530. Engineer's estimate, $46,455.

MIDDLETOWN.—State Architect Franklin B. Ware, Albany, is preparing plans for a 2-sty nurses' home, to be erected at Middletown, for the state, to cost about $100,000.

SYRACUSE.—Archimedes Russell will complete plans for the new women's building at the County Home by Dec. 15. The board of supervisors will then make an initial appropriation of from $10,000 to $15,000.

BINGHAMTON.—State Architect Franklin B. Ware, Albany, is preparing plans for a 2-sty nurses' home, to be erected at Binghamton, for the state, to cost about $100,000.

WEEDSPORT.—J. Miles Platt, Rochester, has plans for a district high school building to be erected at Weedsport to cost $40,000.

TROY.—F. M. Cummings, State Bank Bldg., is preparing plans for a dormitory and school building for the Emma Willard Association.

ROCHESTER.—J. Foster Warner has plans for No. 26 public school building for the city of Rochester, to cost $250,000.

AUBURN.—The Masonic Temple Association rejected all bids for the erection of the Masonic temple, and expects to invite bids again in the spring. G. Edward Cooper, Utica, N. Y., is architect.

### New Jersey.

NEWARK.—The New Jersey Ice Cream Co. will erect a brk stable and wagon shed on Mt. Pleasant av, near Clay st. The building will measure 118x100 ft., and it will be 3 stories high. The estimated cost is $21,000. A. Heintzelman drew the plans.—The General Electric Co. will add 3 stories to the brk building at Boyd st and 17th av. The cost is estimated at $76,500.

WEST HOBOKEN.—The Congregation Beth Jacob, which was incorporated about a year ago, has just purchased from the First Presbyterian Church of West Hoboken property on the southeast cor of Clinton av and Hague st. The building, now used as a church, will be turned into a synagogue.

PASSAIC.—The Passaic Realty & Construction Co., a concern recently organized here, has purchased three tracts extending from Brook av to the dividing line between Passaic and Delawanna and from Albion st to Franklin av. The property is a half mile long and 750 ft. wide. It is the intention of the purchasers to cut up the land, opening several streets, and laying out lots 25 ft wide and from 100 to 170 ft. deep. They will be sold from $350 to $1,000 each. The streets will be curbed, guttered, graded, sewered and flagged and water and gas mains will be put in. It is said that early next spring the purchasers will erect 60 houses at not less than $5,000 each.

PATERSON.—R. Godeffroy will prepare plans for a 2-sty club house for Turn Verein Harmonie.

ORANGE.—Aschenbach & Scull, Newark, have revised plans for a 3-sty lodge and store building, at Orange, for J. N. Vandervall, East Orange, N. J., to cost $15,000.

PATERSON.—M. Houman, Bank Bldg., Paterson, is preparing plans for a 3-sty building for the Manual Training Home, Paterson.

PATERSON.—Chas. E. White, Paterson, will prepare plans for an addition to the Park Av. Baptist Church, of which Rev. Kenyon is pastor.

PATERSON.—William Fanning, Paterson, will receive estimates about Dec. 10, for a 4-sty addition to the St. Joseph's Hospital, to cost $50,000.

### Pennsylvania.

GERMANTOWN.—Plans are being drawn by Wilson, Harris & Richards, Drexel Bldg., Phila., for the erection of a Methodist Episcopal church at Wayne av and Queen st, at a cost of $150,000. The structure will include a church to seat 600 people, a Sunday school for 250 and a lecture hall to seat 650. Work will be started in the spring. Plans have been approved by the Building Committee.

PITTSBURGH.—Controller John B. Larkin has submitted to Mayor Guthrie estimates for work proposed for Pittsburgh as follows: Preliminary filtration plant, $600,000; free bridges, $3,000,000; subway tunnel for traction purposes, with 2 spurs, $8,000,000; new city hall, $3,000,000, and new market house, $3,000,000.

ERIE.—The Erie City Iron Works has under consideration the erection of a 75x400-ft. storage building, in one bay, with a 30-ton crane. It has not been decided whether to use steel or concrete construction.

SCRANTON.—L. C. Holden, 1133 Broadway, New York, will prepare plans for a club house for the Scranton Country Club, at Scranton, to cost $40,000.

### Miscellaneous.

CHICAGO, ILL.—Plans are being prepared by Henry J. Schlacks, Arch., 99 Randolph st, for a hospital building for St. Anthony de Padua, at 19th st and Marshall Boulevard. The building is to conform with present structure. It will be five stories high, 50x116 ft., of brk, stone and fireproof.

LONG BEACH, CAL.—The Edison Electric Co., Los Angeles, Cal., plans to expend between $100,000 and $150.000 for a plant here. A. L. Selig, Los Angeles, is Mgr.

SAN FRANCISCO, CAL.—Steps will be taken at once to erect the following buildings: A 12-sty building at Post and Montgomery sts by the First National Bank directors, to cost $1,250,000; D. H. Burnham & Co., Merchants' Exchange Bldg., are architects. A 10-sty brk building at Bush and Battery sts, to cost $275,000, by Miss J. E. Crocker.

DENTON, N. C.—The Denton Cotton Mills Co. proposes to erect a cotton mill here. The company was lately incorporated with $100,000 capital by Berry Davidson, of Gibsonville, N. C.; J. W. Neel, of Lexington, N. C.; and J. A. Neel, of Roxboro, N. C.

CINCINNATI, O.—Samuel Hannaford & Sons, Hulbert Blk., are preparing plans for a building for St. Xavier College. Estimated cost, $200,000.

SPARTANBURG, S. C.—The Southern Power Co., Charlotte, N. C., is preparing plans for a steam power electric plant, capacity 50,000 HP., at Spartanburg, to cost $2,000,000. W. S. Lee, Jr., is Engr.-in-Charge.

CHICAGO, ILL.—Bids are asked until Dec. 9 at the office of the Commanding Officer, 16th st and Michigan av, for erecting an armory for the 7th Regt., I. N. G.; probable cost, $300,000. W. Carbys Zimmerman, State Arch., 1101 Steinway Hall.—D. H. Burnham & Co., Archs., Railway Exchange Bldg., 1 Jackson Boulevard, are completing plans for an office building to be built at the cor of Michigan av and Adams st for the People's Gas Light & Coke Co., on the premises. It will be 18 stories, 130x171 ft., brk and terra cotta exterior, and is estimated to cost $1,000,000.

COLUMBUS, O.—Richards, McCarty & Bulford, Archs., The Ruggery, have prepared plans and will receive bids for a 6-sty mercantile building for the Lazarus Realty Co. Brk, steel, terra cotta and reinforced concrete will be used for construction. Estimated cost, $250,000.

TOLEDO, OHIO.—Tiedtke Bros. intend to erect a building to cost between $200,000 and $300,000. Only six stories will be built at first, with provision for four more.

MONTREAL, QUE.—The proposed custom house for Montreal will cost $3,000,000. The building lot is bounded by McGill st, Youville sq, Youville and Normand sts. Fred Gelinas is Secy. Dept. Pub. Works, Ottawa, Ont.

COQUITLAM, B. C.—The British Columbia Government intends erecting a provincial asylum at Coquitlam, B. C., to cost about $200,000. Hon. F. J. Fulton is Provincial Secy., Victoria.

ST. LOUIS, MO.—The Southern Society of St. Louis, Murray Carleton, Pres., contemplates erecting a club house to cost $150,000.

COLUMBUS, O.—The Comrs. of the county are considering the erection of a cottage for women at the Longview Hospital, to cost $150,000.

MILWAUKEE, WIS.—Parkinson & Dockendorf have been selected to prepare plans for the Y. M. C. A. building, to cost $100,000. F. H. Hussey, of Lansing, Mich., has been engaged as consulting architect for the interior plans.

FALL RIVER, MASS.—The proposed contagious disease hospital for which L. G. Destremps, Bennett Blk., is preparing plans, will cost about $125,000.

COLUMBIANA, ALA.—The Columbiana Light & Power Co. have selected E. N. Cunningham, of New Orleans, La., to prepare plans for the installation of an electric light plant. After plans are completed bids will be received on equipment for complete plant.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Nov. 29-Dec. 5, inc. | | 1906. Nov. 30-Dec. 6, inc. |
|---|---|---|---|
| Total No. for Manhattan | 182 | Total No. for Manhattan | 369 |
| No. with consideration | 5 | No. with consideration | 20 |
| Amount involved | $166,000 | Amount involved | $598,020 |
| Number nominal | 177 | Number nominal | 349 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 11,529 | 19,449 |
| No. with consideration, Manhattan, Jan. 1 to date | 759 | 1,170 |
| Total Amt. Manhattan, Jan. 1 to date | $46,007,340 | $62,061,657 |

| | 1907. Nov. 29-Dec. 5, inc. | | 1906. Nov. 30-Dec. 6, inc. |
|---|---|---|---|
| Total No. for the Bronx | 166 | Total No. for The Bronx | 207 |
| No. with consideration | 48 | No. with consideration | 11 |
| Amount involved | $232,175 | Amount involved | $156,386 |
| Number nominal | 118 | Number nominal | 196 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 8,472 | 11,501 |
| Total Amt., The Bronx, Jan. 1 to date | $6,796,508 | $7,622,655 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **20,001** | **30,950** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$52,803,848** | **$69,684,312** |
| **Total No. for Manhattan, for Nov.** | **773** | **1,108** |
| **Total Amt. for Manhattan for Nov.** | **$5,876,488** | **$3,270,850** |
| **Total No. Nominal** | **736** | **1,040** |
| **Total No. for The Bronx, for Nov.** | **521** | **868** |
| **Total Amt. for The Bronx, for Nov.** | **$134,912** | **$502,884** |
| **Total No. Nominal** | **497** | **771** |

**Assessed Value, Manhattan.**

| | 1907. Nov. 29-Dec. 5, inc. | 1906. Nov. 30-Dec. 6, inc. |
|---|---|---|
| Total No., with Consideration | 5 | 20 |
| Amount Involved | $166,000 | $598,020 |
| Assessed Value | $83,500 | $472,000 |
| Total No., Nominal | 177 | 349 |
| Assessed Value | $13,589,700 | $14,598,700 |
| Total No. with Consid., from Jan. 1st to date | 759 | 1,170 |
| Amount involved " " | $46,007,340 | $62,061,657 |
| Assessed value " " | $34,258,900 | $43,718,275 |
| Total No. Nominal " " | 10,869 | 18,279 |
| Assessed Value " " | $364,732,100 | $614,358,110 |

MORTGAGES.

| | 1907. Nov. 29-Dec. 5, inc. Manhattan. | Bronx. | 1906. Nov. 30-Dec. 6, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 201 | 138 | 431 | 213 |
| Amount involved | $4,134,931 | $616,215 | $8,690,388 | $2,009,856 |
| No. at 6% | 107 | 88 | 186 | 64 |
| Amount involved | $1,252,626 | $300,366 | $1,826,886 | $323,425 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 22 | 14 | 4 | 27 |
| Amount involved | $542,500 | $80,149 | $52,450 | $194,311 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5⅛% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $45,000 | ..... |
| No. at 5% | ..... | ..... | ..... | 1 |
| Amount involved | ..... | ..... | ..... | $1,500 |
| No. at 5% | 41 | 21 | 117 | 79 |
| Amount involved | $1,697,353 | $158,650 | $2,869,955 | $640,785 |
| No. at 4½% | 5 | ..... | 43 | 3 |
| Amount involved | $121,500 | ..... | $1,347,600 | $411,000 |
| No. at 4¼% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $22,000 | ..... |
| No. at 4% | ..... | ..... | 4 | ..... |
| Amount involved | ..... | ..... | $554,000 | ..... |
| No. at 3½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 26 | 15 | 75 | 39 |
| Amount involved | $520,952 | $77,050 | $1,972,997 | $438,835 |
| No. above to Bank, Trust and Insurance Companies | 21 | 2 | 69 | 27 |
| Amount involved | $1,507,000 | $25,000 | $1,773,900 | $758,100 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 11,290 | 17,224 |
| Total Amt., Manhattan, Jan. 1 to date | $301,902,889 | $359,105,957 |
| Total No., The Bronx, Jan. 1 to date | 7,576 | 8,778 |
| Total Amt., The Bronx, Jan. 1 to date | $67,861,365 | $61,744,731 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **18,866** | **26,002** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$369,764,254** | **$420,850,688** |
| **Total No. for Manhattan for Nov.** | **749** | **1,519** |
| **Total Amt. for Manhattan for Nov.** | **$21,485,144** | **$36,905,328** |
| **Total No. for The Bronx, for Nov.** | **447** | **839** |
| **Total Amt. for The Bronx, for Nov.** | **$2,634,556** | **$3,975,341** |

PROJECTED BUILDINGS.

| | 1907. Nov. 30-Dec. 6, inc. | 1906. Dec. 1 to 7, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 5 | 12 |
| The Bronx | 65 | 46 |
| Grand total | 70 | 58 |
| Total Amt. New Buildings: | | |
| Manhattan | $481,250 | $446,000 |
| The Bronx | 637,500 | 636,250 |
| Grand Total | $1,118,750 | $1,082,250 |

| | | |
|---|---|---|
| Total Amt. Alterations: | | |
| Manhattan | $77,075 | $331,800 |
| The Bronx | 5,150 | 13,025 |
| Grand total | $82,225 | $344,825 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 926 | 1,588 |
| The Bronx, Jan 1 to date | 1,798 | 2,053 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,724** | **3,641** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $71,725,350 | $107,805,515 |
| The Bronx, Jan. 1 to date | 19,950,949 | 26,597,030 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$91,676.299** | **$134,402,545** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$15,318,179** | **$19,244,725** |
| **Total No. New Bldgs., Manhattan, for Nov.** | **39** | **70** |
| **Total Amt. New Bldgs., Manhattan, for Nov.** | **$2,683,140** | **$3,878,925** |
| **Total No. New Bldgs., The Bronx, for Nov.** | **118** | **185** |
| **Total Amt. New Bldgs., The Bronx, for Nov.** | **$1,409,705** | **$1,970,400** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Nov.27-Dec. 4, inc. | 1906. Nov. 28-Dec.5,inc. |
|---|---|---|
| Total number | 606 | 828 |
| No. with consideration | 29 | 51 |
| Amount involved | $280,753 | $399,418 |
| Number nominal | 577 | 777 |
| **Total number of Conveyances, Jan. 1 to date** | **31,093** | **44,664** |
| **Total amount of Conveyances, Jan. 1 to date** | **$18,598,363** | **$25,986,395** |
| **Total No. of Conveyances for Nov.** | **2,179** | **2,975** |
| **Total Amt. of Conveyances for Nov.** | **$809,218** | **$1,319,877** |
| **Total No. of Nominal Conveyances for Nov.** | **2,087** | **2,784** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 457 | 1,024 |
| Amount involved | $1,706,184 | $4,317,977 |
| No. at 6% | 304 | 425 |
| Amount involved | $803.719 | $1,257,591 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 101 | 195 |
| Amount involved | $667,850 | $967,625 |
| No. at 5¼% | ..... | 1 |
| Amount involved | ..... | $2,000 |
| No. at 5% | 31 | 369 |
| Amount involved | $103,970 | $1,865,331 |
| No. at 4½% | ..... | 4 |
| Amount involved | ..... | $97,000 |
| No. at 4% | ..... | 4 |
| Amount involved | ..... | $8,800 |
| No. at 3½% | ..... | 1 |
| Amount involved | ..... | $4,500 |
| No. at 2½% | 1 | ..... |
| Amount involved | $5,000 | ..... |
| No. without interest | 20 | 25 |
| Amount involved | $125,645 | $115,130 |
| **Total number of Mortgages, Jan. 1 to date** | **31,495** | **37,160** |
| **Total amount of Mortgages, Jan. 1 to date** | **$134,544,980** | **$153,232,819** |
| **Total No. of Mortgages for Nov.** | **1,956** | **3,578** |
| **Total Amt. of Mortgages for Nov.** | **$7,600,525** | **$14,838,616** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 83 | 153 |
| Estimated cost | $399,700 | $912,740 |
| Total Amount of Alterations | $90,015 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **8,108** | **8,092** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$61,463,110** | **$60,496,904** |
| **Total amount of Alterations, Jan. 1 to date** | **$6,209,075** | **$5,171,263** |
| **Total No. of New Bldgs. for Nov.** | **407** | **710** |
| **Total Amt. of New Bldgs. for Nov.** | **$2,427,125** | **$5,258,559** |

## The Week.

The realty market this week from a sales standpoint showed decided improvement. The total number of sales reported was considerably in excess of last week's showing. The class of property reported sold was varied, including good business, loft, apartment, dwelling and vacant.

In the section south of 59th st, 290 Bowery, a 5-sty business building, was sold, and on Greenwich st, No. 542, a 6-sty business building, 25x154.9, changed hands. There were several parcels of the tenement class disposed of. North of 59th st a vacant lot, 25x102, in West 86th st, was purchased by a private individual who contemplates erecting an American basement dwelling for his own use. A large plot of ground in West 125th st, 100x118, with a 2-sty building changed hands, and on Morningside av a 6-sty elevator apartment, 53x93, will shortly change ownership. Two flats on Amsterdam av, near 145th st, were also disposed of. In the Bronx the number of transfers was considerably increased and several sales worthy of notice at this time took place. A 5-sty new law house in East 140th st, 40x100, as well as a 6-sty new law house in East 129th st, 37.6x100, changed hands. The block front on 187th st, between Hoffman and Lorillard pl, was reported sold, besides several lots of more or less importance.

The feeling is far better among real estate brokers. They are looking up for almost the first time in a year. As one of the leading uptown brokers said the other day: "What? Can things get worse? I guess not. We have not made any sales; we have made but few leases; we cannot place any mortgages; we can't get anything that looks nearer like real money than a Clearing House Certificate. Please suggest something else that might happen. Don't you think that we have had everything that is coming to us? You can take it from me that when people open their eyes some fine morning and see conditions as they really are there will be a rush to get on board that will make the 14th st subway station look like Coney Island on a rainy day."

The leasing market was quite as good as last week in the aggregate. The largest lease reported was that of the Broadway Theatre Building, with the property on the south on the 7th av side. This lease dates from May 1, 1909, and is for 21 years. Negotiations are now under way concerning the renewals.

The mortgage market showed considerable livening. Last week the market was almost at a standstill, but conditions are now a little more cheerful. Quite a large number of mortgages of considerable size were placed on record. Notably one for $172,953.84 given by the Delta Realty Co. to the Colored Orphan Association covering the plot, 550x99.11, on the south side of 144th st, 100 ft. east of Broadway. This mortgage is due June 28, 1909, and bears interest at 5%. West Side Construction Co. also borrowed from the Colored Orphan Association $150,000 on 143d st, north side, 100 ft. east of Broadway, on six lots, 70.10x99.11, due June 28, 1909, at 5½%. The Union Trust Co. loaned to Julia M. Cary, of Ridgefield, Conn., on her house 33 West 51st st, which has a frontage of 42 ft., $110,000 for four years at 5½%. On the business property 542 and 544 Broadway, which is 75x55x irreg., a 5-year mortgage of $72,500 at 5% was given by Abraham and Louis Gerstenzang to Franklin B. Lord. Oppenheim, Collins & Co. borrowed from the Equitable Life Assurance Soc. $820,000 for five years at 5% on their property, which is located 265 ft. east of 6th av, on the south side of 35th st, and runs through to the north side of 34th st. This property has a frontage of 60 ft. in 35th st and 48 ft. in 34th st.

Two building loans of some importance were recorded. Conrad R. Gross and George Herbiner to the Title Guarantee & Trust Co., one on the plot, 90x99.11, at the northwest corner 140th st and Broadway, due Dec., 1908, for $145,000, at 6%, and the other by the same parties on the southwest corner Broadway and 141st st, due Dec. 2, 1908, for $145,000, at 5½%.

The principal mortgage recorded in the Bronx was one for $50,000. This was given to Eliz Green by Michael F. Cussack, of Brooklyn, and covered the southwest corner 161st st and Prospect av, 49x100. The term is three years and the rate 5½%.

The total number of mortgages recorded for Manhattan this week were 201 as against 126 last week, and in the Bronx 138 this week as against 81 last week. The total amount involved was $4,751,146, as against $2,238,662 last week.

The total number of private sales reported for the week is 44, of which 7 were below 59th st, 17 above, and 20 in the Bronx.

## THE AUCTION MARKET

In the auction market this week the principal sale was one of 83 lots in the Bronx. There are seven houses on the tract. Forty-two of these lots were sold last Monday at the stand of Bryan L. Kennelly and eight of them brought such small prices that the receivers refused to confirm their sale. These were situated on 144th st, between Timpson pl and Whitlock av. These were put up again at the upset price of $14,400 on Thursday, but no bid was received at that figure. On Monday, Morris Franklin bid $6,750 for four lots, comprising the block front on the north side of 144th st, between Austin and Timpson places. Four lots on the north side of 144th st, between Whitlock av and Austin pl, went to F. J. Goodwin for $775 each. Three lots adjoining on Whitlock av and the northwest cor of 144th st went to A. H. Alker for $4,300. The remaining forty-one lots were put up on Thursday. Twenty lots on the southeast side of Austin pl remained unsold and will be put up in foreclosure next week. J. S. Black bought two lots 73 ft. north of 144th st. on the west side of Austin pl for $1,050. The ten adjoining ones went to H. B. Wesselman for $575 and $680 each. The remaining eight were knocked down to a Mr. Brown for $625 each. The seven houses brought $34,625. This sale was held to satisfy mortgages amounting to $80,000 and interest. There are also outstanding against this property about $11,000 in assessments. The sale was ordered by the receiver to prevent a foreclosure if possible.

At the stand of Samuel Goldsticker, No. 227 West 126th st, a 3-sty and basement brick dwelling was sold to Ruth N. Smith for $7,575. The size of this house is 12.6x99.11. At the stand of Joseph P. Day, the northeast cor of 58th st and 3d av, 50.2x 155xirreg, was knocked down to John Kneisel for $208,518. This property consists of two 6-sty brick flats with stores. The amount due was $44,063.02, taxes, etc., adding $2,716.30. Ferdinand Cahn bought for $53,671 the two 6-sty brick flats, 459 and 461 West 163d st, 50x112.6. William L. Mitchell bought 221 East 61st st, a 3-sty brick dwelling, 18x100.5, for $15,525.

Taken all in all the prices obtained during the week were not good. It is foolish for any one to offer his property at voluntary sale at this time. It simply means that he will not get the full value. The bargain hunters so far have been disappointed in the private sales market, for people who hold property are not willing to let it go at a concession. The result of this state of affairs has been that the same bargain hunters are crowding the auction market in the hope that they will be able to pick up something cheap. Any one who can afford to keep their holdings should certainly do so for the time being.

## Eighth Av. Between 23d and 42d Sts.

EIGHTH av, between 23d and 42d sts, holds at the present time a unique position in Manhattan real estate. The business done in the retail line along this thoroughfare is very large. It draws from a large flat and tenement district, consequently the storekeepers do business. That portion of the avenue south of 33d st has suffered considerable owing to the improvements that are going on in that section. The Pennsylvania Railroad terminal, in the course of construction at the present time, is a detriment to those doing business on that part of the avenue. They look forward, however, to good times when this large undertaking is completed. At the present time the east sidewalk of the avenue at this point is impassable, and the west side, while it is open, no one would venture there unless compelled to. For years past Eighth av has been a popular with the shopping public, especially during the evening hours. Thousands can be seen walking along that thoroughfare, purchasing articles of one kind or another. The stores, as a rule, remain open during the evening to cater to this trade. The west side of the avenue is the most popular. The store rents, as well as the price that the property is held at, is considerably higher than on the east side of the avenue.

Probably the one thing that has retarded Eighth av is the fact that so much of the property is held by estates. They have let their holdings remain stationary, except in a few instances. They have not spent much money in fixing or improving, being apparently content to receive the rents from the stores. The upper part of the buildings rent for small amounts compared to what could easily be obtained were other buildings erected on the sites of the present structures. Times Square, or, as it was known at that time, Longacre Square, suffered from just such a period. It passed through this period of stagnation, but not until the large estates who owned property in that section, notably the Astors, improved their holdings, did prices begin to look up, and adjoining property changed hands.

The following list, giving the number of stories of the buildings along both sides of the avenue, between 23d and 42d sts, will plainly show that the buildings are small, and the store rentals almost entirely depended on for income. On the west side between the streets mentioned there are only two 6-sty buildings, seventeen 5-sty buildings, of which ten are in one block; seventy-two 4-sty buildings, forty-two 3-sty houses, and two structures 2 stys each.

On the east side of the avenue there is one 6-sty building—the American theater—eleven 5-sty buildings, and sixty houses 4 stys each; sixty-five that are 3 stys, and two houses 2 stys high.

It will be seen at a glance that on the west side of the avenue the 4-sty buildings are in the majority, while on the other side 3-sty houses are slightly more numerous than the 4-sty ones.

The upper part, as a rule, are flats and the rents that are obtained from these tenants are reasonable. The prices asked by the owners of property along this thoroughfare are so high that the rental return does not make it very attractive for the prospective purchaser. It must be a man who is going to use the building for his own purposes. On the east side of the avenue, between 34th and 35th sts, 23 ft front, brought about $76,000. On the west side on this same block, 25 ft were sold for about $80,000. This property was sold at auction in 1901 and brought $42,500. The same purchasers paid about $140,000 for the northwest cor of 34th st about two years ago. A 25-ft plot between 39th and 40th sts is held at about $70,000.

Between 29th and 30th sts, on the east side, a 20-ft building is held at $50,000, while another building similarly located can be purchased for about $35,000. This gives an idea of what different valuations different owners place upon their holdings. The rents obtained below 34th st are much lower than those procured by owners of realty above that street. Near 30th st, a 16-ft store rents for $1,100, while a 25-ft store brings about $1,800. Above 34th st several large leases have been made during the past few years. The southwest cor of 36th st, for instance, is rented for $4,500, but another lease has been signed starting from the first of next May, at $7,500 a year. A store that is about 36 ft wide, on the west side of the avenue, between 34th and 35th sts, has been rented for a five-year term at an annual rental of $6,000. The general feeling along this thoroughfare is that if some large commercial house would purchase a plot and erect a suitable building, they would do business and it would do more to stimulate trade than almost any other one thing.

## Upper Fifth Avenue Section.

Renting of stores and apartments has been very good all this Fall in that section of Harlem below 115th st, taking in Fifth av and east of that busy thoroughfare. On Madison and Fifth avs and the cross-section streets, between 100th and 115th sts, there are few vacant apartments to-day, compared to other sections of the city, and stores on the principal streets are difficult to get for any price.

Occasionally one will find a vacant store, but that is owing to the landlord's unwillingness to accept certain kinds of business. Single stores on Madison av rent for $55 and $60 a month, and on Fifth av it is difficult to find single stores for even $75; double stores bring in twice that amount. Apartments with all improvements, except elevator, rent for $5.50 and $6 a room, and cold-water flats for about $4.50 a room. These prices have prevailed for the last three years and, as a rule, so soon as one tenant moves out another is ready to move in.

It is conservatively estimated that more than 80 per cent. of the tenants in this district are Hebrews and in fact this average will nearly hold good all through Harlem. As profitable tenants they are unsurpassed. They pay promptly and are quiet and orderly neighbors. Real estate agents say that it is easier to raise a mortgage on a piece of property located in a district inhabited by Hebrews than any other, and Mr. I. Bier, of 1623 Madison av, tells that only a few days ago an owner in that neighborhood, in renewing a mortgage for $10,000, was offered an increase of $2,000.

The tearing down of a whole row of old houses on the north side of 111th st, between Lexington and Park avs, preparatory to the erection thereon of a new public school, with an outlet also on 112th st, is expected to benefit the neighborhood, as is also the contemplated beautifying of Central Park Circle, which will begin early in the Spring. It is to be noticed that in the 110th st section Fifth and Lexington avs are gradually taking away the better and larger stores from Third and Madison avs and it is freely predicted that inside of the next three years several large department stores will be established in or near 110th st.

The effort to make Seventh and Eighth avs, between 113th and 116th sts, an exclusive district, by asking on the average of $8 a room for flats, failed so far as the higher rentals were concerned. The demand for apartments at this price was far below expectations, with the result that finally the rents were reduced to $6 a room, which is the average price for the better class of apartments in this part of Harlem.

### Lease of the Broadway Theatre.

The southwest corner of Broadway and 41st st, known as the Broadway Theatre, has been leased to Felix Isman, of Philadelphia, Pa., for a term of 21 years. The papers have not as yet been signed, but the terms have been agreed upon and the matter is virtually closed. This property is owned by the Zborowski estate. It will be remembered that Count Elliott Zborowski was killed about four years ago in an automobile accident in France.

Leopold Weil, who has closed several other deals for Mr. Isman, was the broker who negotiated this transaction. This property has a frontage of 93 ft on Broadway, 158 ft on 41st st, 120 ft on 7th av, and is said to be valued by the heirs of Count Zborowski at $2,000,000.

This theater has had a long and varied history. At various times since it was built in 1888, it has been known as the Metropolitan Concert Hall, Metropolitan Casino, Alcazar, and the Cosmopolitan Theatre. At one time it was used as a roller skating rink. Then it was remodeled and rechristened the Broadway Theatre, and has held its name to date.

Such eminent artists as Edwin Booth, Lawrence Barrett, Mme. Modjeska, Fannie Davenport, and a score of others have appeared upon its stage, though in latter years it has been given up to light musical productions.

Messrs. Litt & Dingwall are the present lessees and their lease expires on May 1, 1909. A short time ago they were approached by representatives of the estate with the view to finding out whether they wished to renew at the rental of $75,000 a year. This proposition was declined. It is a larger amount than is paid by any theatre lessee in the city.

It is understood that Mr. Isman has a well defined plan for improvement with a business structure. There is a rumor that a large dry goods store will occupy the premises when the alterations are completed. This, however, could not be verified. Felix Isman has made several large leases and purchases of Manhattan property, notably the southeast cor of Fifth av and 42d st, which was purchased from the Columbia Bank in October, 1906, but there is a clause which does not give Mr. Isman possession until Jan. 1, 1908. The old Stewart building, Broadway and Chambers st; the southeast cor of Broadway and 33d st; also, 538 and 540 Fifth av, near 45th st, are among his holdings.

The rental of stores on Madison av, between 90th and 100th sts, has increased more than 40 per cent. during the last six years, which is only in keeping with the increased taxation during the same period.

## Decision for the Broker.

The Appellate Division handed down a decision recently, notable in real estate annals, in which it affirmed a judgment in favor of a broker who sued to recover his commission from a purchaser. Court records show that this is the only action of its kind successfully carried to the Appellate Division.

The action was started by Attorneys Johnston & Johnston for Samuel Friedman, a real estate broker, in the Supreme Court to recover $900 commission from Isaac Bittker and Abraham Rosenblum, the purchasers of a property in East 100th st, from Dr. George I. Miller.

It was alleged by the plaintiff, Friedman, that Dr. Miller gave him the exclusive right to sell the property for $90,000; that he called the attention of the defendants, Bittker & Rosenblum, to the property and that they asked him to withdraw from the negotiations, believing that they could procure the property from the owner for a less price. In return for withdrawing and furnishing the name and address of the owner, the defendants promised to pay Friedman the usual brokerage of 1 per cent. on the purchase price in the event of their buying the property. After Friedman saw that the defendants had taken title to the property, he went to Bittker first and Bittker said he did not buy the property and asked him why he did not go to Rosenblum; then he went to Rosenblum; he told him to go and see Bittker. This he did not do, but instead brought suit against Bittker & Rosenblum for his commission.

The suit was contested by the defendants, who swore to a general denial.

In rebuttal, the plaintiff called Dr. Miller, the owner of the house, who testified to having employed Friedman to sell the houses in question for him for $90,000, and his promise to pay him $900 commission if he sold the property. That Friedman told him that he had a firm by the name of Bittker & Rosenblum interested and that they had looked over the property. Soon after that Bittker came and, representing himself as a broker, asked if he had houses for sale on 100th st, and he then told Bittker that he had given his houses to Friedman. Bittker asked whether he would not give them to him and was told that there were no objections.

Later Bittker brought a man to his office whom he introduced as a responsible purchaser.

Dr. Miller thereupon told him that he had given the houses to no one for sale except Mr. Friedman, and asked if they knew him. Both emphatically denied ever having seen or heard of a man named Friedman. Only then did Dr. Miller tell Bittker that if he would bring him a purchaser with $90,000 for the houses, he would give them the whole $900 commission. Bittker then brought Rosenblum as the purchaser and contract was signed. The $900 commission was paid to Bittker & Rosenblum, but not before they again asserted that they did not know anything about Friedman, and they were not the men he originally brought as probable purchasers to Dr. Miller.

On these issues, the case was submitted to the jury, which brought in a verdict for the full amount in favor of the plaintiff. This was sustained by the Appellate Division, and the other day Mr. Friedman was paid his long-delayed commission, together with costs and interest.

## Condition of Broadway Realty.

Brokers who are prominent in Broadway real estate, especially in the district between 42d and 125th sts, are marveling at the impossibility to get Broadway property into the market. For weeks past men with real money and a strong desire to own "the best" realty, so-called, have hounded their brokers to get for them Broadway property at reasonable prices. The brokers, some of whom have watched weeks and almost months go by since putting through a remunerative transaction. The men who are to-day holders of Broadway properties are evidently strong financially, and when informed that they can sell if they want to, they invariably say, all right, and then proceed to name a price which in boom times would not be considered a bargain. And the men with the money are waiting and say that they will wait until after prices have taken a tumble. Some brokers say that the present values asked for Broadway and any other equally staple real estate are as low as they are liable to be for some time to come. "The investor who has his heart set on owning Broadway realty," said a prominent real estate man, "can buy it to-day as cheaply as he will six months or a year from now."

The easing up of money and the firmness of good real estate leads many brokers to hope and believe that the worst is now over. After the holidays business will start to pick up in earnest so that by spring even the most pessimistic broker, or operator, will again be cheerfully optimistic. The president of one of the largest insurance companies, so it is said, assured a broker yesterday that by spring money to loan on bond and mortgage would again be plentiful at 4½%. This reliable reassurance came not amiss, for that same broker had been trying for days to negotiate a loan of $10,000 on a second mortgage, without success.

# PRIVATE SALES MARKET.

## SOUTH OF 59TH STREET.

ATTORNEY ST.—Karl M. Wallach sold to S. Teichman, 60 Attorney st, a 5-sty tenement, 25x100. This building is within 25 ft of the anchorage of the Williamsburgh Bridge and adjoins a 3-sty and basement stable, 50x100.

### Canal Street Property in Trade.

CANAL ST.—No. 324 Canal st, a 5-sty business building running through to Lispenard st, was sold by Paul B. Pugh. This property is 25.5x101. Some property in West 111th st was given in part payment.

### Large Mercantile Building Sold.

GREENWICH ST.—Bryant Park Realty Co. sold for Jabez Burns & Sons 542 Greenwich st, a 6-sty business building, 25x154.9. This building has a frontage also on Washington st. The Lucas Paint Co., paint manufacturers, of Philadelphia, are the new owners and will occupy this property for their own business.

SPRING ST.—James M. Zunino sold for Thomas Hammill to Girardi Ditilo, the 5-sty tenement 178 Spring st, adjoining the s e cor of Thompson, 20.4x64.4, and is opposite the power house.

6TH ST.—Kittenplan & Rubinger sold 410 and 412 East 6th st, two 5-sty tenements, 50x97, to Neadle & Kornberg.

41ST ST.—E. Henry Eckhardt sold for Peter Zindel to S. Taber Bayles, of 786 5th av, and Mortimer Baldwin the 4-sty double tenement, 447 West 41st st, 25x98.9. Adjoining on the west is a vacant lot with a frontage of 95 ft. On the rear of this lot is a 4-sty building used as an iron works and occupies 50x90.

BOWERY.—Hedley R. Weeks sold for Mrs. Louisa A. Minturn of 22 Washington sq the 5-sty business building, 290 Bowery, 22x78. This property is 44 ft. north of East Houston st. The purchaser will occupy the premises.

## NORTH OF 59TH STREET.

70TH ST.—Richard Collins, in conjunction with Thomas L. Reynolds, sold the 3-sty English basement dwelling, 308 West 70th st, 16.4x100, to Thos. L. Reynolds for the party in interest.

84TH ST.—Irving T. Kempner bought from Helen M. Del Garcia 150 East 84th st, a 5-sty double flat, 26.6x102.2. Edgar F. Baker, of F. R. Wood & Co., negotiated the sale.

### 86th Street Lots Sold for Improvement.

86TH ST.—George Ranger sold for W. W. and T. M. Hall to Dr. Herbert L. Ziegel the lot, 25x102.2, on the south side of 86th st, 150 ft. west of Central Park West. The buyer will build an American basement dwelling. The sellers have been identified with this street for some time past. In March, 1905, they purchased from the Clark estate 300 ft. Four houses were erected on 88 ft. and a 25-ft. parcel was sold some time since to the Fleischmann Realty Co. Out of the original purchase there are two plots left with 112 ft. and 50 ft. frontage respectively.

91ST ST.—Emanuel Simon sold for Clara Sugarman to George Mundorff, of 142 1st av, the 5-sty triple flat, 162 East 91st st, 34x100. This house is just east of the "Highlands," two 50-ft apartment houses, 50x100 each.

103D ST.—Samuel C. Baum bought 109 East 103d st, a 3-sty brownstone dwelling, 16.8x100.

### Large 125th St. Sale.

125TH ST.—Hall J. How & Co. sold for William H. Picken the 2-sty building on the s w cor of 125th st and St. Nicholas av, known as the "Picken" building, 118x100.11. This building is centrally located, being on a ferry st, and having the cars pass the door. Directly on the west is the West End Theater, and on the south the 6-sty modern apartment, "Iona." On the s e cor of St. Nicholas av is a row of 5-sty apartments known as the "Roanoke." Across 125th st, on the n w cor of the avenue is another 6-sty apartment, the "Oneonta." J. Allen Townsend is the purchaser. $275,000 is reported as the purchase price.

### Three Apartments in East 135th St. Sold.

135TH ST.—M. Bernstein sold for Herst & Wronker to a Mrs. Frankel, the 3 5-sty double flats, with stores, 3, 5, and 7 East 135th st, 25x100 each. The buildings are each 76 ft deep. On the east is the Traders Hygiene Ice Co.'s plant. It is next to the corner of 5th av and across the way from Everards Brewery. The Union Railway Co.'s cars pass the door.

136TH ST.—The firm of J. B. Ketcham sold for Rudolph J. Mueller, of Hempstead, L. I., to Isidore Simon, the 3-sty brown stone dwelling 150 West 136th st, 16.8x99.11.

AVE. A.—Ernest N. Adler sold for Adolf Miller, 1437 Ave. A, a 4-sty tenement, with stores, 25x75, to David Buschweiler.

AV A.—Mark J. Collitzen sold the northwest cor of Av A and 75th st, a 5-sty tenement, 25.6x75.

CATHEDRAL PARKWAY.—Irving I. Levine sold to Mrs. Clementine M. Silverman the plot 100x100 on the north side of Cathedral Parkway, 150 ft. west of 7th av. The buyer gives Bronx property in exchange. Mrs. Silverman will erect on her purchase a 6-sty apartment house.

### Trade on Morningside Av.

MORNINGSIDE AV.—Osorio & Klee sold for Hendrika Buge to a Mr. Marsh, 16 Morningside av, a 6-sty elevator apartment house, known as the Pauline, 53.11x93.3xirregular. 603 East 140th st, a 5-sty new law house, 40x100, was given in exchange.

ST. NICHOLAS AV.—W. Alanson Alexander sold the s e cor of 133d st, and St. Nicholas av, 5-sty double flat, 26x92, for the Hoffman Realty Co., to Bolossy Kiralfy. Mr. Kiralfy is well known in the theatrical business as a producer of spectacles.

## WASHINGTON HEIGHTS.

178TH ST.—William Fischer and John H. Schmitt sold for Janpole & Werner the 5-sty apartment house 595 West 178th st, 25x100, to Louise Wagner.

178TH ST.—Janpole & Werner sold 599 West 178th st, northeast cor of St. Nicholas av, a 5-sty flat, 50x100. This property was purchased by an estate and there are three parties interested.

### Amsterdam Avenue Store Property Sold.

AMSTERDAM AV.—W. Hamilton McBride sold for the B. F. Hooper estate 1730 and 1732 Amsterdam av, two 5-sty flats, with stores, 50x75, 125 ft. north of 145th st, in teh business section of Washington Heights. This was an all-cash transaction. There is a trolley line which runs through 145th st, which connects the Heights with the Harlem section.

AMSTERDAM AV.—W. Hamilton McBride sold for the B. F. Hooper estate, 1730 and 1732 Amsterdam av, two 5-sty flats, with stores, 50x75, 125 ft north of 145th st, in the business section of Washington Heights. This was an all-cash transaction. 145th st is the only street on the Heights that has a trolley line running east and west, until 181st st is reached.

## BRONX.

139TH ST.—Louis Lese, Ignatz Roth, and Mark Blumenthal sold to H. Demley, 530 East 139th st, 37.6x100, one of the four 6-sty new-law flats recently purchased by them.

187TH ST.—G. Tuoti & Co. sold for M. Santangelo to B. Englander, of 170 Broadway, the block front on the s s of 187th st, between Hoffman st and Lorillard pl. Mr. Englander also owns 71 Convent av, 1465-9 Lexington av, and a plot on 111th st; also he has an interest in part of 506 to 516 West 126th st.

189TH ST.—S. Edmund McRickard & Co. sold a 2-family frame dwelling on the south side of 189th st, near Valentine av; also, a 50-ft. plot on the s s of Buchanan pl, near Aqueduct av, East, to Rose Lalone.

214TH ST.—J. Malispin bought the lot on the south side of 214th st, 25x100, 350 ft. east of Laconia av.

ANTHONY AV.—J. Clarence Davies sold for Isaac T. Meyer to Mary Eates, 59x135, on the northwest cor 174th st and Anthony av.

CROTONA AV.—Bridget Taggart sold the lot 25x200x irregular on the west side of Crotona av, 225 ft. north of 181st st.

CRIMMINS AV.—The Realty Syndicate bought from Gertrude Hartnett 317 to 323 Crimmins av, two 5-sty flats, each 47x80. The brokers in the deal were John E. Clark and A. E. Rich.

FRANKLIN AV.—J. Clarence Davies sold for E. D. Coulter 1090 Franklin av, a 2-sty brick dwelling, 32x167.

LIND AV, ETC.—Renton Moore Co. sold for Louis Hildenstein, 75x172 on the w s of Lind av, near 169th st; also 50x100 on the w s of Heath av, s of Kingsbridge road, and 50x100 on the e s of Bailey av, s of Kingsbridge road, to the Hogenauer and Wesslau Co.

NELSON AV.—W J. Huston & Co. sold for Ada E. Maslen to John E. Henry, 3 lots, each 25x100, on the w s of Nelson av, 86.10 ft n of 172d st.

### Three Sales in the Bronx.

PARK AV., ETC.—Edward Polak sold for Herman Ahrens and Henry Lang, the 3-sty brick stable on the east side of Park av, about 150 ft. north of 175th st, 50x150. The stable is built 50x145, has 150 stalls. The same broker leased the stable for the new owner for 5 years to Henry Ahrens. Also to J. Malispin lot No. 863 Laconia Park, south side of 214th st, 350 ft. east of Laconia av, 25x100; also for Bridget Taggart a lot on the west side of Crotona av, 225 ft. north of 181st st, 25x200, with 29x52 L in rear.

PARK AV.—Herman Ahrens and Henry Lang sold the 3-sty brk stable on the east side of Park av, about 150 ft. north of 175th st, 50x150.

UNIONPORT.—M. M. Henning sold for Jacob E. Bentz the 2-family house on the north side of 10th st, 205 ft. west of Av C, Unionport, and for Abraham Piser lots 130 and 131, Cebrie Park.

## LEASES.

The McVickar-Gaillard Realty Co. leased the houses 203-5 West 46th st to S. and R. Sherry.

William Richtberg leased for A. M. Rau the 4-sty building at 106 West 46th st to S. Glass.

E. A. Turner leased for Lowenfeld & Prager for a term of years 129 East 103d st, a 4-sty dwelling.

G. Tuoti & Co. leased for Simon Epstein 599 and 601 Morris av for a term of years at an aggregate rental of $11,500.

Post & Reese leased for Grenville B. Winthrop to Mrs. M. T. Campbell the 4-sty brownstone dwelling 25 East 62d st for a term of years.

Edward B. Smith & Co. leased for a term of years the ground floor banking office at 27 and 29 Pine st, formerly occupied by R. Kleybolte & Co.

William Sittenham leased for Mrs. Victorine Carmody through A. M. Johnson & Co. 60 West 37th st. The lease is for a term of years. Mr. Sittenham will alter the building.

Louis Schrag leased for Thonet Bros. the loft building 610 and 612 West 39th st to M. Spiegel & Co. for a term of years; also for the estate of Mary C. Goff the 4-sty dwelling 355 West 34th st to Cahill & Paret for a term of years.

Mandelbaum & Paepke leased for the Hudson & Manhattan Railroad Co. space on the concourse in its new buildings at Cortlandt, Church and Fulton sts to the Terminal Parcel Room Co. The lease is for a term of years at an aggregate rental of $150,000.

Geo. R. Read & Co. leased for the United Merchants' Realty & Impt. Co. to the Mercantile Lunch Co. the entire basement in the Wessells Building at the southwest cor of Broadway and Cortlandt st. The lease is for 17 years at an aggregate rental of about $170,000.

Peter P. Sherry leased for Leon Dryer 5-sty and basement stable at 228 West 20th st, to Mr. J. T. Strange for a term of years, to be occupied as a livery and boarding stable; also for R. F. Baar 4-sty building at 73 8th av, near 14th st, to various tenants for a term of years; also for Joseph Weintraub 4-sty building at 86 8th av, near 14th st, to Murphy the photographer, for a term of years.

### 125th Street Rentals.

The firm of J. B. Ketcham reports the following leases: For D. A. Doyle to J. Liebman the store at 58 West 125th st for 6 years; also for Arthur P. Windolph to the Green Shirtwaist Co. the store at 62 West 125th st for 6 years; also for C. Homer R. Gillies to the New York Shoe Repairing Co. the store at 45 West 125th st for 3 years; also for S. Hirschberg a loft at 33 West 125th st.

The United States Realty & Improvement Co. rented a large space on the 13th floor of the United States Realty Building, 115 Broadway, to Kiddle, Wendell & Varney, and on the 4th floor of the same building the Broadway front to R. Kleybolte & Co. The large ground floor banking room at 27 and 29 Pine st, now occupied by Kleybolte & Co., has been sublet to Edwd. B. Smith, now at 7 Wall st.

# REAL ESTATE NOTES

A. B. Mosher & Co. sold 515 West 145th st, a 5-sty flat, 33 x99.11.

Louisa Lenk sold 157 West 88th st, a 4-sty stone-front dwelling, 13x100.8.

William A. Kaufman is now associated with George F. Picken at 1987 7th av.

Hutter Bros. announce the removal of their office to 335 and 337 East 100th st.

Annie Pariser sold 227 and 229 East 73d st, two 5-sty tenements, 25x102.2 each.

Meyer Levenson sold for Meyer Lefkowitz 323 East 121st st, a 6-sty tenement, 50x100.

The 6-sty apartment house, 323 West 121st st, 50x100.11, has been sold by Meyer Lefkowitz.

Louis Auerbach, president of the Kry Lyn Realty Co., denies the reported sale of 587 3d av.

A man wants a position in the leasing department of an up-to-date firm. See Wants and Offers.

Advertiser wishes to buy sections 2, 3, 4 of City Record, Manhattan, 1906. See Wants and Offers.

Hotel manager is open for engagement with view of purchasing an interest. See Wants and Offers.

The sale of the southeast and southwest corners of St. Nicholas av and 180th st, 25x100 each, is reported.

The 6-sty apartment house, the "Robert," at 14 and 16 West 107th st, 60x100.11, has been reported sold by Carrie Lehman.

No. 36 New Chambers st, corner of Rose st, a 3-sty brick building, on a triangular plot, 17x36x31, has been reported sold.

Huston & Asinari, of 25 Liberty st, have been appointed renting agents for the new Masonic Temple, 46-54 West 24th st.

Samuel S. Friedman has moved his office from 1496 Second av to 1508 Second av. He will conduct a general real estate business.

W. Hamilton McBride was interested with Chas. Hibson & Co. in the sale of the northeast cor of Lexington av and 33d st, reported last week.

The 3-sty dwelling, 117 Manhattan av, has been sold through John R. Davidson, for Mrs. Adeline Molyneaux. The seller has left for California.

Renting of houses for this Winter has practically stopped and as a rule agents are unusually careful to look up all applicants who now desire to rent.

Experienced young man, seven years with last employer, wishes one or more high-class apartment houses or office buildings to manage. See Wants and Offers.

The Second United Cities Realty Corporation has declared a 2½ per cent. dividend on the preferred stock, Series B, payable January 1, to stockholders of record December 2.

The firm of Levy Brothers (Inc.), real estate brokers of 274 Lenox av, has been dissolved by mutual consent. Herman J. Levy will continue the business at the same place.

G. W. Barney, for seven years with Daniel Birdsall & Co., has opened a real estate office at 3 East 17th st, for the sale and leasing of business property between the Battery and 34th st.

An experienced man with exceptional facilities for obtaining acreage property within 25 miles of city desires a position with high-class real estate firm having clients for same. See Wants and Offers.

L. E. Levy, formerly of Levy Brothers (Inc.), real estate brokers, of 274 Lenox av, has opened offices in the Trinity Building, 111 Broadway, for the transaction of a general real estate business.

Owen W. Bohan was appointed by Justice Giegerich, in the Supreme Court, receiver for the assets of the Minsky Realty and Construction Co. This is the outcome of a suit brought by Louis Stackel, a creditor for $1,961.

Turner & Co., real estate brokers, 26½ East 42d st, who have for some years past made a specialty of suburban real estate, have decided to add Manhattan property to their list. They will do a general brokerage business in future.

Brokers report that there is a disposition among the trading element to again look around for bargains, but as a rule there is nothing accomplished, because each party claims that the other is holding his property at too high a price.

The Thor Realty Company of Lexington av and 86th st report that sales at their Long Island property are keeping up remarkably well for this season of the year and that the outlook for activity early next Spring is very promising.

The Bryant Park Realty Co. has purchased at Valhalla, N. Y., from the John L. Wyckoff Estate, about 70 lots, which this company will improve with cottages. Much property has been taken by the city for water shed purposes, and there is a demand for small cottages in that section.

Wm. J. Bolger has been named as referee to sell the 9-sty apartment house on the northeast cor of Park av and 83d st, 76.11x110.4x irreg., in the suit brought by the Title Guarantee & Trust Co. against the Hauben Realty Co. and others to foreclose 2 mortgages made in June, 1905, on which there is due $311,311.07.

The law office of Alex. W. Fraser and Geo. Alexander Macdonald has made a building loan of $27,250 to the company that is to erect a 7-sty loft building at 108-110 Charlton st. This property was reported sold last week to Arthur J. Collins and the building is going to be used by a wholesale liquor firm.

Bargain hunters are waiting for the drop in prices which many have been predicting. An old broker made the remark the other day, that in his experience few sales are made in a declining market, as the average so-called bargain hunter overwaits and gets in only after the real estate market has had a substantial raise.

C. E. Gilman, of the real estate firm of Gilman, Randall & Paterson, reports that they find applications for first mortgage loans in Manhattan are being readily accepted by their clients. They also report that there is a very good demand for lots and small acreage plots in the Bronxville and Hartsdale sections.

The announcement has been made that the firm name of Gilman & Randall has been changed to Gilman, Randall & Paterson, Mr. Robert W. Paterson being a special partner, represented by his son, Henry A. Paterson. This new firm will conduct as heretofore a general real estate business. A specialty will be made of Westchester real estate.

## Tenants Crowded Out by Bridge Approach.

Monday was the last day for the tenants to vacate the tenements in East Broadway, Monroe, Madison and Henry sts which are in the line of the Manhattan terminal to the new Manhattan Bridge. It is estimated that over three hundred families were compelled to seek new homes, the majority of them finding shelter in the immediate neighborhood.

The moving of so many households in one day made a holiday for the fortunate ones whose homes were not molested by the energetic strides of the greater city's advancement. To them the scene was not without its pathetic side. Neighbors and friends of years standing were now for the first time at the parting of the ways, which to many would be for a life time. Realizing how easy it is to be separated in New York by miles of brick and mortar, even the children seemed to feel the seriousness of the occasion. Dressed in their best "bib and tucker," the much scrubbed faces could not hide the funereal expressions. The parting salutations were in keeping with the occasion, and as load after load of furniture was dragged away either by horse or man power the departing family cast a backward glance towards the squalid tenement which was the only home they ever knew.

It was in the neighborhood, years before, that the emigrant first settled, worked and married. With the coming of the children came new responsibilities, and with their growth a fuller realization of their duties to the city and land of their adoption. All around them they witnessed signs of advancing prosperity, but their old neighbors, like themselves, proved deaf to the cry for new streets and modern tenements, and were content to remain wherever the smells were familiar. As the value of property advanced rents kept apace, and the same rooms for which was first paid $6 a month gradually increased until $14 was demanded and paid. What overcrowding and increased rentals could not accomplish, the city and its greater needs did in its own good way.

For months the tenants in the condemned district had known that the day for leaving the old surroundings was fast nearing, but they tarried and postponed the moving until the last day and the last moment. But the final call was for Monday last, and the caravans of the departing formed one long procession.

## The Opening of the 207th St. Bridge.

(Continued from Page 916.)

venience of communication certainly make for the development and consequent advance in values of land, and while most of the outlying portions of the various boroughs of this city have had their upbuilding started before even insufficient transit facilities were in existence, this section, with its complete system, has the tremendous advantage of remaining unspoiled by premature and unsuitable building operations.

The opening of this bridge, will, I think, as much as any one other factor, start the long-looked-for building movement in the Dyckman section under more auspicious and advantageous circumstances than even the most sanguine had reason to expect.

To the residents of the western part of the Bronx the opening of this bridge is an event of no less importance than to their neighbors of Manhattan. The entire section west of Fordham has been for years in sore need of additional transit facilities, and while a railroad up Jerome avenue is bound to come some day, that day seems far off at present.

The 207th street bridge, however, brings this part of the Bronx in immediate touch with the Subway through the station at 207th street, and helps to free a large population from the tyranny of New York & Putnam and New York Central railroad time tables. We are promised by those in authority to have the bridge turned over to public use about the beginning of the New Year, and I feel confident that this opening is sure to mark the beginning of an era of active development and of marked prosperity to the two sections most particularly concerned.

# WANTS AND OFFERS

INVESTMENT PROPERTY;
CHOICE LOCATIONS;
LISTS ON APPLICATION.
N. L. & L. OTTINGER,
31 NASSAU ST.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c/o Record and Guide.

**NEW JERSEY ACREAGE**

Wanted, by experienced man, having exceptional facilities for obtaining acreage property within twenty-five miles of city, position with high-class real estate firm having clients for same. No salary, but drawing account for expenses desired. "Jersey Acreage," Record and Guide.

A hotel manager that can manage and get results, also to get to the bottom of facts, operating expenses, etc., is open for engagement with view of purchasing an interest. Box 115 care of Record and Guide.

PARTY familiar with architects, general and cut-stone contractors, N. Y. and vicinity, will be open to represent some firm or manufacturer interested in building and construction line, Jan. 1st. BOX G40, Record and Guide.

TWELVE OFFICES which cover the entire building and construction field in America. Many positions open. We can interest any ambitious man, sales, office or technical. Write or call. HAPGOODS, 305 Broadway, N. Y.

YOUNG MAN, experienced, seven years with last employer; one or more high-class apartment houses or office buildings to manage; renting, collecting and repairs. "G. C.," c/o Record and Guide.

## WANT

**Particulars of Business Property For Sale or Lease. Battery to 34th Street.**

**G. W. BARNEY**

Telephone Connection 3 EAST 17th STREET

## Lawyers Title Insurance & Trust Company

**CAPITAL AND SURPLUS - $9,500,000**

TRUST AND BANKING DEPARTMENT, 59 LIBERTY ST.
TITLE DEPARTMENT, 37 LIBERTY ST. } MANHATTAN

Title Department and Trust and Banking Department, Brooklyn Branch, 188 Montague Street.

**RECEIVES DEPOSITS subject to check or on certificate, allowing interest thereon.**

**LENDS ON APPROVED STOCKS and Corporation Bonds as Collateral.**

**ACTS AS TRUSTEE, Guardian, Executor, Administrator, Assignee or Receiver, Transfer Agent or Registrar of Stocks of Corporations. Takes Charge of Personal Securities.**

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WILL PAY $5.00 for sections 2, 3, 4, City Record, Manhattan, 1906. REMCO, Broadway and 98th St.

WANTED—Position, leasing department, up-to-date firm. Man of long experience. "SUCCESSFUL," Record and Guide.

PRINCIPLES OF CITY LAND VALUES. $1.50. Office of Record and Guide.

## ATTENTION

**Have everything to Lease in Lofts, Buildings and Stores from the Battery to 59th Street.**

LONG LEASES AT ATTRACTIVE TERMS

Communications by letter or telephone will receive immediate attention

**A. L. HERNSTEIN & CO**

Phone 6268 Madison Sq. 1161 BROADWAY

## Hudson Mortgage Co.

*(Organized Under the Banking Law)*

170 BROADWAY

*CAPITAL $500,000*

GOOD SECOND MORTGAGES
PURCHASED AND SOLD

**The RECORD and GUIDE reaches practically all real estate men. If you have anything to offer, why not put it in the most conspicuous place?**

## Increased Interest in Long Island Realty.

Commenting on the realty situation on Long Island, President Edward J. McCormack, of the McCormack Real Estate Company, says:

"There are plentiful evidences of increased interest on the part of out-of-town elements in Long Island real estate. This is probably due in part to the successful retailing of an enormous number of lots. Several contracts were made by our company during the past week with out-of-town speculators, and the week's record shows that several other large purchases by the out-of-town element were made.

"It is interesting to note that Boston capital, following the example of certain local companies financed by foreign interests, has purchased about $1,700,000 worth of property in Nassau County.

"The fact that about 40,000 lots in Kings County are about to be developed and placed on the market seems to me," continued Mr. McCormack, "to be encouraging news to the real estate interests of Queens and Nassau counties. I say this for the reason that, in order to make a profit out of the proposed development of the lots mentioned in Kings, it will require that they be retailed at an average price of $1,750 for each 20-foot lot. The expense of developing, selling, commissions, etc., in connection with the preparing and marketing of the property in question, will bring the average price up to the amount I have stated.

"For the speculative builder on this property, this will, of course, mean that it will be necessary for him to build undetached houses. When this property is put on the market it will naturally increase the value of the adjacent and surrounding properties, but the real effect will be, I take it, to cause increased interest in well-situated properties in Queens and Nassau counties, where lots may be bought at half and at less than half the above price, and where the speculative builder can erect detached dwellings.

"The average homeseeker will prefer a detached home in a desirable location in Queens or in Nassau County, within the zone of good transportation, to living in an undetached row of houses in a section which can claim no better transportation facilities.

"Out-of-town capital is interested in the developing of the 40,000 odd lots to which I refer," said Mr. McCormack, "and this fact, taken together with the fact that out-of-town interest is being shown in Queens and Nassau properties certainly indicates that there is an equal, if not greater, confidence that the financial disturbance is not curtailing the buying of homes by the average family man."

Mr. McCormack said that lot sales by his company for December, judging by the sales of the first week and general indications, would pass the $100,000 mark, thus bringing the total sales for the year ending January 1, 1908, to the grand total of $2,000,000. This amount exceeds by $500,000 the expectations of the McCormack Company at the opening of the year 1907.

### Quotations: Real Estate and Building Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

This is the first time we have been able to get any quotations for some time. Conditions being more favorable, there is a better demand for bank and trust company stocks.

| | Int. rate. % | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 90 | 100 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 250 | 300 |
| Century Realty Co | 10 | A & O | ... | ... |
| City Investing Co | 6 | M & N | 50 | 60 |
| Hudson Realty | 8 | Q-J | 100 | 110 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 170 | 180 |
| Lawyers Mortgage Co | 10 | Q-J | 75 | 90 |
| Mortgage Bond Co | 4 | Q-J | 120 | 145 |
| N. Y. Mortgage & Security Co | 10 | Q-J | ... | 185 |
| Realty Associates | 8 | A & O | 100 | 110 |
| Title Guarantee & Trust Co | 16 | Q-J | 325 | ... |
| Title Ins. Co. of N. Y. | 7 | A & O | 100 | 135 |
| Thompson-Starrett Co., common | 8 | J & J | ... | ... |
| Thompson-Starrett Co., preferred | 8 | M & N | ... | ... |
| U. S. Mortgage & Trust Co | 24 | J & J | 325 | 400 |
| U. S. Title Guaranty & Indemnity Co | 6 | Q-J | ... | 85 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | ... | 160 |

# PROPERTY OWNERS' SECTION.

## New President for North Side Board of Trade.

THE nominating committee of the North Side Board of Trade, consisting of Messrs. Anderson, Bogart, Davis, Jones, Weiner, Wells, and Williamson, has nominated John F. Steeves for president for the ensuing year. This nomination is equivalent to an election, as Mr. Steeves has the good will of all the members. He was one of its charter members, having joined at its organization in 1894, and has been a vice-president for a number of years, as well as chairman of its committee on commerce and waterways, in which capacity he has taken an active interest in the development of the waterways of the Bronx, going with delegations to Washington to urge suitable appropriations in the Rivers and Harbors bill. Mr. Steeves was employed by Mr. E. C. Gates in Calais, Maine, about thirty-three years ago, to come to New York for the firm of Church E. Gates & Co. On the death of Mr. Church E. Gates, Mr. Steeves became manager of the firm, in which capacity he acted for several years, after which he became a partner in the firm in which he is still interested and actively engaged. The firm, besides being engaged in the lumber business, has always been a holder of large real estate interests, chiefly in water front properties. Mr. Steeves has been the representative of his firm in the New York Lumber Trade Association, of which he was at one time president. He is also a trustee of the Harlem Savings Bank.

A notice, issued this week to the members of the North Side Board of Trade, states:

"Fifty-seven thousand dollars of the $75,000 required to acquire the ground and erect the North Side Board of Trade building has been subscribed, $7,500 of which was obtained during the past week, notwithstanding the financial depression. Only $17,500 is now required, and if each member who has not already subscribed, will take one share, advantage could be taken of the present low price of material to proceed with the work at once.

"The par value of shares is $100. $10 down and balance on demand.

"If you have $100 to spare this is a good opportunity to invest it, where it will increase in value, and, at the same time, aid the board, of which you are a member, in securing a home of its own."

## Large Property Owners Hopeful.

OWNERS of large subdivisions are generally taking a cheerful view of the present financial situation, and many affirm that the widespread distrust among bank depositors is likely to stimulate the purchase of vacant lots in the suburban districts. An official of a prominent development corporation, in canvassing the situation lately, ventured the opinion that the results of the crisis would be favorable only to high grade propositions. While this theory will doubtlessly be disputed by owners of popular-priced developments, it is believed that as a result of recent disclosures among some of the cheaper land companies that the appetite of the public for low priced lots has been sufficiently satisfied, for a while, at least. In this connection it may be stated that a movement is already on foot to bring all lot companies under the supervision of the State Banking Department. This will, it is declared, eliminate the unreliable realty concerns and place the business of selling lots on a better standing. In speaking of a restricting act such as has been suggested, Mr. Remsen Johnson, of the Jere Johnson, Jr., Company, said:

"We are heartily in favor of, and will welcome, any legislation that will protect the small buyer of real estate, especially where such buyer is to pay for his purchase on the installment plan. At present the only real protection of the small purchaser is the probity and standing of the individual or corporation from whom he is purchasing. Unfortunately, however, whenever we have 'boom' times, the field of suburban realty is invaded by many individuals who have no standing, and to whom the meaning of the word probity is unknown.

"Selling real estate on easy payments in the environs of New York is not only a perfectly legitimate, but even a commendable business, provided the property is sold, without misrepresentations, at its real value, and provided the interests of the purchasers are properly safeguarded. It is possible, on the other hand, to pass a law so drastic in its provisions as to practically prevent the sale of any real estate on the instalment plan, and the result of such a law would prove a real misfortune. The objects of any legislation on this subject are, of course, that the purchaser shall, upon the completion of his contract, receive a perfectly good and marketable title, and that when he has paid any considerable amount on his contract such contract shall not be arbitrarily cancelled and the money paid thereon appropriated by his vendor."

## Eavesdropping on the Phone.

Apartment landlords will be interested in a recent decision by Justice Wauhope Lynn with respects to the right of privacy as relating to the use of the telephone. The evidence in the case at point brought out the fact that frequently when the wife of a former tenant of a West Side apartment house called a number on the 'phone, some member of the Superintendent's household cut into the circuit with the evident purpose of listening. Judge Lynn says:

It is contended by the landlord that his Superintendent was not guilty of these acts, but I find as a matter of fact . . . that this Superintendent was guilty of this unusual act of listening or what might be properly called eavesdropping over the telephone, and learning what was said by various people to this lady, and took opportunity of giving expression at different times in the hallway of this apartment house, announcing that the tenant was a woman having other loyalties than her husband, and intimating that her morals were not of that kind or character to warrant her remaining in that house.

Continuing, he says:

It has passed the period of experiment and is now a real living part of ourselves. It expresses the soul and mind of our feelings; the heart throbs of the human voice are felt as keenly over this instrument as when one person talks to another, and it can express its intonations and throbs when reflected by the human voice; and where it is installed as a part of an apartment house and made an inducing cause for the rental of such apartment, then its presence must be regarded as a sacred part of the home, entering into its privacies and secrets and giving communion with those we love and cherish.

When such abuse is made of it as was made by the plaintiff's agents in this case, then I hold that, as a matter of law, it is a deprivation of the peace and quietness with which our common law surrounds every household; it is an invasion of the domicile worse than eavesdropping, more vicious than scandal, and more detrimental to the welfare of the home-dweller than any other ordinary abuse a landlord is capable of heaping upon a tenant.

Eavesdropping by means of the telephone is a despicable act, but owners of apartments have it largely within their power to reduce this practice to a minimum by installing first-class exchange boards in their premises and employing none but trustworthy and competent operators.

When the opinion of several owners of large apartment houses was asked by the Record and Guide regarding the probable effect of Justice Lynn's ruling on other landlords, they said in general that if the case is appealed, the decision of Judge Lynn may be reversed. "But you might say," said a prominent Broadway landlord, "that we are burdened enough now with conflicting laws without adding new excuses for tenants to avoid living up to their contracts. What with our troubles over heat, ventilation, janitor service and what not, it is quite unnecessary to add eavesdropping of telephone conversation to our already long list of trials and tribulations. The owning and conducting with profit of apartment houses is getting more difficult every year in this city, and the signing of leases by tenants is getting more and more a formality."

### Hurrying Along the Tri-Borough Plan.

To expedite the matter of passing upon the Bronx section of the tri-borough rapid transit, the local improvement boards of that borough are about to request the Board of Estimate at its next meeting to have the municipality formally acquire title not later than the first of April to the property required for the extension of Westchester av, from the middle of Westchester village to Pelham Bay Park. Resolutions are now pending calling for the work of regulating and grading the extension to the avenue mentioned, and the board will be requested to approve those resolutions immediately upon adopting the resolution to acquire title. It will be recalled that as laid out by the old commission the tri-borough route, after passing through Brooklyn and beneath 3d av, Manhattan, extends along the Southern boulevard and Westchester av, in the Bronx. The route, as laid out, will be a straight line from the centre of Westchester village to Pelham Bay Park.

The estimated cost of opening and flagging Westchester av, from Westchester square to Pelham Park, approaches $190,000.

### Costly Assessments for the Bronx.

Owners of realty in the Bronx will be interested in the announcement made during the week by Borough President Haffen, that so far this year $3,520,000 has been paid by property owners in that borough for public improvements. Of this sum $2,156,895 has been for street assessments, including regulating, grading and paving. The remainder has been for sewer assessments. The assessment lists for all improvements that were completed up to July 1 this year, a large portion of which assessments have already been paid, have been turned over to the City Finance Department.

## Instructions to Janitors.

(Condensed from Remco's Manual.—Published by the McClure Company.)

You report to the management, and should know where and how to reach your owner, agent or superintendent quickly at any hour of the day or night. Enter in your record book his house address and telephone number for use after his office closes.

Enter the house address of all your help in your record book. You represent the management on the premises and are responsible to it for: The house service, the conduct and work of employees, the condition of the plant, the care of the property, the renting of the apartments, waste of steam, electricity, water, gas or of anything else. Waste hurts you with your employer and does not help you with your tenants. Systematize your work. Insist on having proper tools to work with. Have a place for everything. Fix a time for each part of the day's regular work.

Hang in your basement a schedule of service hours for each position. Require every employee to report for duty on time.

Do not leave the premises unless it is necessary. Before you leave, notify your superintendent or agent and your first assistant where to find you in case of fire or of an emergency.

Complete house service should be given from 8 A. M. to 7 P. M. Open front basement doors at 6 A. M. Open rear basement doors at 6 A. M. Open main entrance doors at 8 A. M. Open roof doors and skylights at 8 A. M., and ventilate the hall thoroughly by opening front doors before closing the roof doors. Close rear basement doors and lower your lights at 8 P. M., except on Saturdays and days before holidays. Close front basement doors and put out basement lights at 10 P. M., except on Saturdays and days before holidays.

On Saturdays and days before holidays close front and rear basement doors at 11 P. M. After the hour for closing the basement doors deliveries are to be made through the main entrance. Turn off all outside and vestibule lights at 10 P. M. Close main entrance vestibule doors and roof doors and skylights at 10 P. M. In houses having hall-boy service only, close main entrance vestibule doors and roof doors and skylights at the hour fixed for the hall-men to go off duty.

Supply hot water at all hours. Bank hot water heater fires at 10 P. M. Before banking fires see that the hot water tank is full of hot water. Supply steam heat from 6.30 A. M. to 10.30 P. M. daily during the term fixed by your lease; it is usually from October 15 to May 15. Bank your fire at 10 P. M. See that all tanks are full before you bank your fire. Insure your effects. In case of fire you must give your whole time to the care of your tenants and your house.

Your employers and the public will judge you by the character of the service you maintain. Set an example for the other employees in every way. Always be polite, obliging and prompt. Keep yourself, the other employees and your property as neat and clean as possible.

Have your uniforms cleaned every month. Get new uniforms twice a year, in March and September. Never allow uniforms to be worn away from the building. A breakdown in your elevator or dumbwaiter service, except as the result of an accident, is inexcusable and can only be due to your neglect to make inspections regularly or to your failure to order repairs in time.

Elevator and dumbwaiter and house-bell repairs must always be made quickly. The service must not be interrupted for a moment longer than is necessary. Night and day and Sunday work must be done to keep these in service.

Lack of heat, or of hot or cold water is bad management. See that you are not to blame for it. Fill your coal bins before September 1. Always have a month's supply of coal on hand.

You must be able to work fast in any emergency. Therefore enter in your record book and keep in your pocket-book a list of the names and addresses and 'phone numbers of the makers of all the machinery you use. Also record the numbers of all your machinery in both lists.

Enter in your record book and keep in your pocket-book the names of the mechanics usually employed by the office to make repairs to the plumbing, the steam plant, the hydraulic elevators, the electric elevators, the bells, the pumps, and the roof, and their night address and telephone numbers as well as their day addresses and telephone numbers.

Never promise tenants repairs that you cannot make yourself without cost to the owner; say that you will report the request to the office.

Make the tenants your friends. If they see that you are doing everything you can to make them comfortable and to perfect the house service they will be your friends.

Don't give information about your tenants to people who have no right to know about them. Discourage gossip—the less you and your help know about the tenants' affairs the better. Never talk back to tenants; if they don't treat you right, report the facts to the office.

Remember always that your house is a place of residence, therefore permit no unnecessary noise. It is much better to keep an old tenant than to get a new one, and it is less work for you and less expense to the owner.

## A Paying Building for a Narrow Lot.

WITH the completion of the 6-story physicians' and dentists' building at 23 West 36th st, the attention of property owners in that section is directed to the possibilities of utilizing to advantage single lots measuring less than the average width. The structure in question is built upon and covers a lot 18.9x 98.9, and is the first building of its kind to be erected in the 34th st district. Provision has been made by the owner, Alfred Friedlander, for sixteen suites, all of which have been laid out with due regard to the purposes for which they are now being used. The successful renting of the building is already indicated by the fact that the structure is more than two-thirds full, and had it been fully completed by the opening of the fall renting season no doubt would be entirely occupied by this time.

A novel feature is to be introduced in a portion of the basement, where a library and reading quarters will be maintained, containing periodicals and medical books which will be of interest to the professional occupants of the building. The plans for the laying out of the different suites were drawn by Mr. J. D. Trenholm, of the office of Mr. Benjamin R. Lummis, 28 West 33d st, he having previously laid out and managed the Sydenham Building, formerly the old Madison Avenue Hotel, at the northeast corner of 58th st and Madison av, which was the first building rearranged for the especial use of physicians in this city.

The idea of duplicating this undertaking in a smaller way by applying the plan to a single lot nearer 34th st suggested itself to Mr. Lummis some months ago, who engaged the services of the originator to carry out the scheme. The results clearly demonstrate that there is a demand for structures of the type mentioned, and judging by the interest taken in the Friedlander building by neighboring owners and others, the operation is likely to be followed by others of a similar nature.

## New Avenues Planned for Queens.

The new Second Ward map which is soon to come before the Board of Estimate and Apportionment for final approval is a very interesting topographical document and if all the changes in the arrangement of the streets are made as provided for on this map, Newtown will be quite a different looking place.

Aside from the changes in the street nomenclature—and they are many and interesting—many important thoroughfares have been widened and extended and a number of new ones are laid out.

Broadway, Astoria, is to be extended in a straight line southeasterly to connect with Broadway, Elmhurst, at the junction of this latter street with Woodside and Baxter avs.

TO CALL FLUSHING AVE. "ASTORIA" AVE.

Jackson av, from Woodside av to Flushing Creek, is to be widened from 100 feet to 150 feet. The Flushing and Astoria Road, or Flushing av, has been changed to Astoria av, and this name will probably be applied to that part of the thoroughfare which now runs through Astoria as soon as the changes have been made in the First Ward map. Jamaica av will be extended in a straight line from the westerly ward boundary line to Flushing Bay and the name changed to Patterson av. Grand av will also be extended without any change in name.

Several new avenues parallel to and north of Grand av are to be laid out, running straight eastward to Flushing Bay and to be known as Schurz, Siegel and Mansfield avs. Ditmars av, in Steinway is to be extended to East Elmhurst to connect with Bay Shore Terrace, where it will gobble up the latter's name and run in a southerly direction to Flushing or Astoria av.

BERRIAN AVENUE A SHORE DRIVE.

Wolcott and Riker avs are also to be extended to Flushing Bay. Berrian av will become one of the most picturesque and important thoroughfares in the upper part of the ward when it is extended according to the new map.

It will follow the bulkhead line along the river and bay from Steinway to Flushing Bridge. The proposed street now is mostly under water, but when the land is filled in it will form a shore drive of great attractiveness.

Four important new avenues have been laid out south of Jackson av and running parallel to it clear to Flushing Creek. They are named after these four Presidents of the United States: Hayes, Fillmore, Polk and Roosevelt, and have their westerly beginning at the ward boundary line. Anderson av in Woodside will be a part of Polk av.—Long Island Star.

## Stocks vs. Real Estate.

A few months ago Amalgamated Copper stock sold at 121¼ and returned 3.3 per cent. to the buyer. This compares with a yield of 8.23 per cent. to those who bought at yesterday's price of 48⅝, although the dividend is now only 4 per cent.—N. Y. Herald.

**Every year or two adds ten or twenty per cent. to real estate values in the more desirable sections of this city. The total INCREASE in land values alone last year, in Greater New York, was $190,000,000, which exceeds the whole real estate assessment of New Orleans or Milwaukee.**

## Life Estates and Tenants.

BY HENRY F. MILLER.*

Estates are also divided with reference to the time of their enjoyment. An estate to be enjoyed at once, is an estate in possession. An estate to be enjoyed in the future is a future or an expectant estate. Expectant estates are of two classes—remainders and reversions. These terms frequently arise in matters connected with real estate, and should be understood.

A remainder arises where a present estate is given to one person, and a future estate is given to another, to arise upon the termination or end of this precedent estate.

A reversion is the residue of an estate left in the grantor after conveying an estate less than a fee. For ordinary purposes, remainders and reversions are practically similar, excepting only that a reversion belongs to the grantor and a remainder belongs to a third person.

Sometimes estates are granted subject to a limitation over on the happening of a certain event, and are then to vest in some other person. This is called a conditional limitation, and when it arises by a will, is called an executory devise.

We need not go into the details and technicalities of this branch of the subject, it being sufficient for our purpose to have a general understanding of the matter. There is, however, one important thing to be noted with reference to future estates, and that is that they must vest now by statute, within a certain time. Formerly the power of a person to tie up his estate was practically unlimited, but the policy of the law has been to abridge this power so that estates cannot be tied up indefinitely. In New York the period within which the power of alienation can be suspended is two lives in being at the creation of the estate. If any one attempts to suspend the power of alienation for a greater time than this, his act is void.

Illustrations of this are most frequently found in wills, where testators, in their efforts to preserve intact their property, make provisions for tying it up, which transgress the statute, and this is a prolific source of defective titles to real estate.

FREEHOLDS NOT OF INHERITANCE ARE LIFE ESTATES.—So far as these life estates are created by act of the parties, they may assume various forms—they may be for the life of the tenant, or they may be for the life of a third person. A life tenant has only the right to *use* the property as distinguished from the right to take its substance—illustrating it by personal property: for example, if I had the right to use a library, it would not grant me the right to dispose of or destroy the books, but every reasonable use of the books would be permitted.

One of the incidents of a life estate is that the tenant for life is entitled to take *estovers*; that is, wood for fuel, fences and agricultural erections and purposes, but he is not entitled to this to the extent of injuring the freehold; if he did, he would commit what is called waste; nor could he cut timber for the purpose of sale or exchange, though he would be entitled to cut timber for necessary repairs.

Another incident of a life estate is called *emblements*—this means that the representatives of a tenant for life, who has died, become entitled to the crops not gathered before the tenant's death, but this applies only to crops which the tenant sows himself, not to such as are natural products of the soil, as, for example, grass or fruit, not the result of special cultivation.

Where estates are given for an uncertain period they are deemed life estates, as, for example, an estate granted to a widow during the period of her widowhood. Such an estate is deemed a life estate, because it might endure during the period of her life, although, of course, it would terminate upon her marriage. Such a life estate as I have just mentioned would not entitle the widow, who married, to the emblements, because the theory of emblements is that the tenant should not be deprived of the fruits of his own labor, and as the termination of his estate, by death, was through no act of his own, the law grants his representatives the profits, but where the widow, holding an estate during widowhood, terminates it by her marriage, she does it by her own act and, therefore, loses the emblements.

Life tenants can sell their estates, but when a life tenant does so, his grantee holds the estate, not for the grantee's life, but for the life of his grantor, the life tenant, and such estates, like estates in fee, are subject to the claims of creditors and may be sold under execution issued to obtain the satisfaction of judgments.

The tenant for life also has the power to lease the lands, but if he dies before the expiration of the term of the lease granted by him, the lease ends at that time, and the tenant for years has no right to continue. It is, therefore, unsafe for a person to lease lands from a tenant for life, because of the uncertainty of the duration of the lease. To obviate this difficulty, it is permitted that a power to lease be given to a tenant for life, and, by virtue of this power, the lease may extend beyond the period of his death, and to that extent bind the estate in remainder.

It is the duty of the life tenant of real estate to make tenantable repairs. If the property is damaged during his tenancy, it is called waste. Waste is of two kinds, voluntary and permissive. Voluntary waste is where the tenant himself does something to injure the freehold. Permissive waste arises where the tenant permits the property to deteriorate without any affirmative act on his part, due to his neglect, to keep the property in tenantable condition. Sometimes the life estate is granted without impeachment of waste, which means that the life tenant is not restricted to the ordinary rule, but may take some of the substance without being liable for waste. But even though the tenant for life may hold his estate without impeachment of waste, he is not authorized to commit malicious waste.

It is the duty of the life tenant to pay the ordinary income charges, as, for example, the annual interest on a mortgage, and the current taxes and water rents, and, in return, he is entitled to the rents and profits. Any expense which would be merely for the remainderman is not chargeable to the life tenant. Generally speaking, it is the rule that the life tenant should bear only such expenses which imply that he has received the benefit.

There is a mixed class of cases where an expense must be apportioned between the life tenant and remainderman, as, for example, in the case of an assessment for a public improvement. In such a case the life tenant receives some benefit from the enhancement of value of the property, and, on the other hand, the remainderman will also receive some benefit when his estate vests in possession. As the benefit is thus divided so the charge must be divided, and the expense is apportioned between the life tenant and remainderman.

Curtesy is an estate for life, granted to the husband in the lands which his wife died seized of an estate of inheritance. There are four requisites for an estate of curtesy: (1) There must be a marriage. (2) The wife must be seized of an estate of inheritance. (3) There must be issue born of the marriage during the wife's life. (4) The estate arises on the wife's death.

At common law, before any change was made in the statutes, the husband was entitled to the rents and profits of his wife's land during the marriage. This is no longer the case. Enabling statutes have increased the powers of married women, but the estate of curtesy still exists. If the marriage is childless, there is no curtesy. The child must also be born alive during the mother's lifetime. Where there is what is called a Caesarian operation, there is no curtesy. Curtesy may be lost by divorce, but not if the divorce be on the wife's fault. If divorce be granted to the wife for the husband's fault, he loses his right of curtesy. The right of the husband to curtesy is called *initiate* upon the birth of issue—it is *consummate* on the death of the wife. The wife, however, has full control over her own property, and may, without her husband's consent, sell and convey it in her lifetime, and this defeats the husband's right of curtesy. In this respect there is a distinction between curtesy and dower.

*From an address before the West Side Y. M. C. A.

## Competent Superintendents Necessary.

HOW to practice economy without reducing efficiency in the management of the present day office building is a subject to which owners of such structures will always give attention. In commenting on the subject an authority points out that one of several ideas now practiced by nearly all operators of large office buildings is to secure an efficient man to direct the management of the building and that many owners of office buildings make the grievous mistake of hiring a cheap man to manage their buildings. The employment as superintendents of men who are not only impractical but have also no knowledge of mechanics, means in the end a poorly conducted business and inevitably a disastrous one financially. As an argument showing how a practical man is a necessity, he says: "A door becomes warped and must be taken from its place to be planed down, or some slight detail in the plumbing system gets out of order. The practical man gets down to business and makes the necessary repairs, whereas the incompetent, not being able to adjust the defects, sends for a carpenter to fix the door, and a plumber to mend the break in the plumbing. In this manner time is lost, inconvenience is placed upon the tenants and money is lost to the owner. It is true an engineer can, and frequently does, remedy such defects, but his place is in the engine and boiler rooms, where he has enough detail work to keep him busily engaged. The above instances seem but a trifle, that is, if they were to arise but once a year, but they do not. They are constantly before the superintendent."

### Hotel Severance to be Sold at Auction.

The Hotel Severance, a 7-sty building on the southeast cor of 94th st and Broadway, is to be sold at auction on Monday, Dec. 23. This is to satisfy a judgment of $12,000 against Ada E. Bingham et al, secured by Bradley & Currier Co. The size of this plot is 83.3x146. The property has a prior mortgage of $230,000, and there are taxes and accrued expenses amounting to about $17,500. About two months ago this property was sold in foreclosure and was knocked down to Martin D .Fink, the plaintiff in the action, for $270,952.

## Condemnation Proceedings.

BELMONT AV.—Opening and extending from East 175th st to Tremont av. Commissioners John A. Hawkins, Roderick J. Kennedy and John B. Rae have completed their estimate and will hear objections at 90-92 West Broadway on Dec. 27. The limits of their assessments begin at a point formed by the intersection of a line parallel to and distant one hundred (100) feet southerly from the southerly line of East 175th st and a line parallel to and distant one hundred (100) feet westerly from the westerly line of Arthur av; running thence northerly along said line parallel to Arthur av and its northerly prolongation to its intersection with a line parallel to and distant one hundred (100) feet northerly from the northerly line of Tremont av; thence easterly along said last-mentioned parallel line to its intersection with a line parallel to and distant one hundred (100) feet westerly from the westerly line of of Hughes av; thence northerly along said last-mentioned parallel line to its intersection with a line parallel to and distant one hundred (100) feet northerly from the northerly line of East 179th st; thence easterly along said line parallel to East 179th st to its intersection with a line parallel to and distant one hundred (100) feet easterly from the easterly line of Belmont av; thence southerly along said line parallel to Belmont av to its intersection with a line parallel to and distant one hundred (100) feet northerly from the northerly line of Tremont av; thence easterly along said last-mentioned parallel line to its intersection with a line parallel to and distant one hundred (100) feet easterly of the easterly line of Crotona av; thence southerly along said line parallel to Crotona av to its intersection with a line parallel to and distant one hundred (100) feet southerly from the southerly line of East 175th st; thence westerly along said line parallel to East 175th st to the point or place of beginning, as such streets are shown upon the final maps and profiles of the 23d and 24th Wards of the City of New York, excepting from said area all streets, avenue and roads, or portions thereof, heretofore legally opened as such area is shown upon our benefit maps deposited as aforesaid.

WHITE PLAINS ROAD.—Opening from the northern boundary of the City of New York to Morris Park av. In re petition relative to damage caused by the closing, discontinuance and abandonment of old White Plains road, Elliott av and Barker av. Commissioners Chas. Donohue, Edwin W. Fiske and Saml. McMillan will present bill of costs and expenses to the Supreme Court.

BRIDGE OVER N. Y. CENTRAL TRACKS.—Acquiring title for approaches within the lines of 153d st, between Railroad av East and Sheridan av. Commissioners Arthur D. Truax and James W. Gerard will present a bill of costs and expenses to the Supreme Court on Dec. 16.

WEIHER COURT.—Opening and extending between Washington av and Third av; Commissioners Arthur Knox, P. E. Dolan, and William I. Brown, have completed their estimate and assessment and will hear objections on Jan. 6, 1908, at 90-92 West Broadway. The limits of their assessment begin at the point of intersection of the easterly line of Park av with a line parallel to and distant 100 ft northerly from the northerly line of East 165th st; running thence easterly along said parallel line and its easterly prolongation to its intersection with a line parallel to and distant 100 ft easterly from the easterly line of Cauldwell av; thence southerly along said last parallel line to its intersection with a line parallel and distant 100 ft southerly from the southerly line of East 164th st; thence westerly along said last parallel line to its intersection with the easterly line of Brook av; thence northerly along the easterly line of Brook av and the easterly line of Park av, to the point or place of beginning.

WEST 176TH ST.—Opening and extending from Broadway to Buena Vista av: Commissioners Emil Goldmark, John W. Jones, and Henry W. Herbert will present final report to the Supreme Court on Dec. 13.

## Assessments.

SUMMIT PL.—Sewer and appurtenances between Heath av and Boston av. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

AUSTIN PL.—Northeast and northwest corners of East 144th st, and on the s s of East 144th st, opposite Austin pl. Receiving basins and appurtenances. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

EAST 138TH ST.—Sewer and appurtenances, between Gerard av and Walton av. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

WEST 125TH ST.—Sewer. Between Broadway and Claremont av. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

WEST 157TH ST.—Paving with asphalt blocks and recurbing from Audubon pl to Riverside Drive. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

WEST 156TH ST.—Paving with asphalt blocks and recurbing, from Audubon pl to Riverside Drive. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

AMSTERDAM AV.—Sewer. East side, between 181st st and 186th st. Assessment completed. The board of assessors will hear objections on or before Jan. 8, 1908.

EAST 176TH ST.—Sewer and appurtenances between Arthur and Crotona avs. Area of assessment: Both sides of 176th st, from Arthur to Crotona av. Assessment entered Dec. 5. Payable within 60 days.

EASTBURN AV.—Regulating, grading, etc., from East 175th to Belmont st. Area of assessment: Both sides of Eastburn av, from 175th to Belmont st, and to the extent of half the block at the intersecting streets and avenues. Assessment entered Dec. 5. Payable within 60 days.

SHERIDAN AV.—Sewer and appurtenances between East 161st and East 165th sts, and in East 162d st, between Sheridan av and the Grand Boulevard and Concourse, and in the Grand Boulevard and Concourse, between East 161st and East 163d sts. Assessment entered Dec. 5. Payable within 60 days.

DECATUR AV AND EAST 209TH ST.—Receiving basin and appurtenances at the northeast corner. Area of assessment: East side of Decatur av, between 207th st and Gun Hill road. Assessment entered Dec. 5. Payable within 60 days.

BRIGGS AV.—Regulating, grading, etc., from Kingsbridge road to the Southern Boulevard. Area of assessment: Both sides of Briggs av, from Kingsbridge road to the Southern Boulevard, and to the extent of half the block at the intersecting streets and avenues. Assessment entered Dec. 5. Payable within 60 days.

EAST 196TH ST.—Regulating, grading, etc., from Jerome av to Marion av. Area of assessment: Both sides of East 196th st, from Jerome av to Marion av, and to the extent of half the block at the intersecting and terminating streets and avenues. Assessment entered Dec. 5. Payable within 60 days.

GRAND BOULEVARD AND CONCOURSE.—Sewer and appurtenances between East 198th and East 199th st. Area of assessment: West side of the Grand Boulevard and Concourse, from 196th to 198th st, including Lots Nos. 51, 54, 77 and 84 of Block 3315. Assessment entered Dec. 5. Payable within 60 days.

LEXINGTON AV.—Sewer, west side, between 123d and 124th sts. Area of assessment: Lots Nos. 17, 55 and 56 of Block 1772, on the west side of Lexington av, between 123d and 124th sts. Assessment entered Dec. 5. Payable within 60 days.

WEST 216TH ST.—Outlet sewer and appurtenances, between Harlem River and Broadway; and 9th av—Sewer between 215th and 216th sts; and West 215th st—Sewer between 9th av and Broadway. Area of assessment: Both sides of 215th st, from 9th av to a point 175 ft. west of Park Terrace East; both sides of 216th st, from Broadway to the Harlem River; both sides of 217th st, extending about 180 ft. west of Park Terrace East; both sides of 218th, 219th and 220th sts, from 9th av to a point about 425 ft. west of Broadway; both sides of 9th av, from 215th to 220th sts, and from 220th st northwesterly to Broadway; both sides of Isham st, extending about 310 ft. west of Broadway; both sides of Park Terrace East, from a point about 125 ft. south of 215th st to 218th st; both sides of Broadway, from 212th st to Isham st, and both sides of 10th av, from 215th to 218th st. Assessment entered Dec. 5. Payable within 60 days.

## Public Works.

WEST 177TH ST.—The Board of Estimate will consider on Jan. 10, 1908, the laying out of two public places between Cedar av and the land of the N. Y. & Putnam R. R.

JOHNSON AV.—Changing grades between Kappock st and West 231st st, Spuyten Duyvil road, between N. Y. C. & H. R. R. R. and West 231st st, and in the intersecting streets, Bronx. Public hearing will be given by Board of Estimate Jan. 10, 1908.

PARK OPENING.—Acquiring title to Seaman av, between West 215th and West 218th sts, Manhattan. Question will receive public hearing before Board of Estimate on Jan. 10, 1908.

A TRIANGULAR AREA.—The opening and extending of area bounded by Lafontaine av, Quarry road and the south side of Oak Tree pl, Bronx, was approved Friday by the Board of Estimate. Cost to be assessed to property benefited.

RESTORATION OF MAP.—Board of Estimate on Friday acted favorably on the Comptroller's recommendation to restore to the map of the city 2d av, as widened, from East 57th st to East 61st st, and also the block bounded by 2d av, 3d av, East 59th st and East 60th st, which was laid out Feb. 8, 1907, as an approach to Blackwell's Island Bridge, Manhattan, because the city does not require property.

CENTRE ST.—Changing grade from Chambers st to Canal st, and changing grade of new Reade st, Duane st, Park st, Pearl st, Leonard st and White st at their intersections with Centre st, Manhattan, was approved Friday by Board of Estimate.

AV D.—Discontinuing from East 15th st to East 16th st, the terminal, Manhattan, as land on each side has been acquired for Willard Parker Hospital, was approved Friday by the Board of Estimate.

PENFIELD ST.—Changing line between White Plains road and Wilder av, Bronx, was approved Friday by Board of Estimate.

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## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Dec. 9.

Freeman st, widening, between Stebbins av and Intervale av, at 3 p m.
Fairview av, opening, from 11th av to Broadway, at 2 p m.
Bronx Park addition, at 10 a m.
Public park, Southern Boulevard, Pelham av, Crotona av, at 1 p m.
West 151st st, closing, from Riverside Drive to bulkhead line Hudson River, at 11 a m.
Lane av, &c, opening, between Westchester av and West Farms rd, &c, at 11 a m.
East 222d st, opening, from 7th av to Bronx River, at 4 p m.

Tuesday, Dec. 10.

Eden av, opening, from East 172d st to East 174th st, at 1 p m.
Public park, Congress av, Myrtle av and Leavett st (Queens), at 3 p m.
Spuyten Duyvil rd, opening, from S D Parkway to Riverdale av, at 4 p m.
Northern av, opening, north of West 181st st, at 4 p m.
Boston rd, opening, between Bronx Park and White Plains rd, at 10 a m.
Baker av, opening from Baychester av to city line, at 2 p m.
Corlears Hook Park, addition, at 4 p m.

Wednesday, Dec. 11.

Tremont av, opening, from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Strip of land at Boulevard Lafayette, at 4 p m.

Thursday, Dec. 12.

Bronx Boulevard, opening from Old Boston rd to 242d st, at 3 p m.
Fifth new street, opening, north of 181st st, at 10 a m.
Two public parks east of Boulevard Lafayette, at 4 p m.

Friday, Dec. 13.

Edgewater rd, opening, from Garrison av to Seneca av, at 10 a m.

At 258 Broadway.

Monday, Dec. 9.

Carmine st, public bath, at 2 p m.
Piers 32 and 33, at 2 p m.

Tuesday, Dec. 10.

Brooklyn Bridge, at 10.30 a m.
12th st, school site, at 10.30 a m.
Pier 53, at 11 a m.
Willard Parker Hospital, at 2 p m.
Fort George, Rapid Transit, at 3 p m.
Grafton av, school site (objections), at 3 p m.

Wednesday, Dec. 11.

20th and 21st sts, school site, at 1 p m.
Pier 51, East River, at 2.30 p m.

Thursday, Dec. 12.

Pier 36, at 10.30 a m.
Bridge 4, at 2 p m.
Blackwell's Island Bridge, at 2 p m.
Fort George Rapid Transit, at 3 p m.
Brooklyn Bridge, at 2 p m.

Friday, Dec. 13.

Clinton st, school site, at 11 a m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Dec. 6, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

3d av, Nos 973 and 975 | n e cor 58th st, runs n 58th st, Nos 201 to 207 | 50.2 x e 105 x n 50.3 x e 50 x s 100.5 x w 155, two 6-sty brk tenements and stores. (Amt due, $44,063.02; taxes, &c, $2,716.30.) John Kneisel....$208,518
163d st, Nos 459 and 461, n s, 175 e Amsterdam av, 50x112.6, two 6-sty brk tenements and stores. (Amt due, $5,623.74; taxes, &c, $——.) Ferdinand Cahn.....53,671
Lexington av, No 1892, w s, 34.3 s 118th st, 16.8x55, 3-sty stone front dwelling. (Amt due, $7,307.13; taxes, &c, $112.53.) Withdrawn .....——
175th st, No 933 | n e cor Arthur av, runs Arthur av, No 1808 | e 125 x n 100 x w 25 x s 25 x w 112.4 x s 75.10, 2-sty frame dwelling and vacant. (Partition.) Adj to Dec 17 .....——
*3d av, e s, 139.10 n 174th st, 150x100, vacant. (Amt due, $7,792.15; taxes, &c, $1,199.06.) William Rosenzweig Realty Operating Co ..... 34,258
*Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x49.8x112.3, 6-sty brk tenement and store. (Amt due, $15,898.10; taxes, &c, $1,129.90.) Henry Arnstein..50,970
61st st, No 221, n s, 245 e 3d av, 18x100.5, 3-sty brk dwelling. (Amt due, $10,158.31; taxes, &c, $425.) Wm L Mitchell .... 15,525
*Mitchell pl, No 10 | n s, 162 e 1st av, 18x80.10, 49th st | 4-sty stone front tenement. (Amt due, $3,034.24; taxes, &c, $96.52; sub to a prior mort of $5,000.) Solomon Weill. .....8,513
146th st, n s, 100 w 7th av, 125x99.11; vacant. (Amt due, $8,380.30; taxes, &c, $519.70; sub to a prior mort of $36,000.) Isaac Helfer. .....37,900
*98th st, Nos 142 to 148, s s, 95 e Lexington av, 100x100.11, three 6-sty brk tenements and stores. Action No 1. (Amt due, $27,295.16; taxes, &c, $1,717.32.) Mishkind-Feinberg Realty Co..... .....118,579
*110th st, Nos 223 to 227, n s, 308.4 w 2d av, 41.8x100.11, 6-sty brk tenement and store. Action No 2. (Amt due, $12,200.60; taxes, &c, $766.49.) Mishkind-Feinberg Realty Co. .....54,525
*110th st, Nos 229 and 231, n s, 266.8 w 2d av, 41.8x100.11, 6-sty brk tenement and store. Action No 3. (Amt due, $12,192.80; taxes, &c, $868.49.) Mishkind-Feinberg Realty Co. .....54,525

BRYAN L. KENNELLY.

Austin pl, w s, 182 s 147th st, 200x100x irreg x 88.8, vacant. (Receivers sale.) Sub to approval of Supreme Court. J S Brown..5,000
Austin pl, w s, 382 s 147th st, 250x86.3x irreg x 100, vacant. (Receivers sale.) Sub to approval of Supreme Court. H B Wesselman .....5,465
Austin pl, w s, 72.7 n 144th st, 50x86.3x52.3 x71, vacant. (Receivers sale.) Sub to approval of Supreme Court. J S Brown....1,050
Austin pl, e s, 132.2 n 144th st, 50x96.2x 56.6x70.3, vacant. (Receivers sale.) Sub to approval of Supreme Court. J S Brown. .....1,250
Austin pl, e s, 182.2 n 144th st, 50x100, vacant. (Receivers sale.) Sub to approval of Supreme Court. E Kamak.....1,050
Austin pl, e s, 232.2 n 144th st, 200x100, vacant. (Receivers sale.) Sub to approval of Supreme Court. Dowd & Maslen.....3,600
Austin pl, e s, 432.2 n 144th st, 50x100, vacant. (Receivers sale.) Sub to approval of Supreme Court. J S Brown.....1,100
Austin pl, e s, 482.2 n 144th st, 152x120.7x 219.7x100, vacant. (Receivers sale.) Sub to approval of Supreme Court. A H Alker..3,775
Northern av, e s, 417.2 n 181st st, 67.8x 234.8x70.3x242.9, vacant (voluntary). John Cook .....22,000
Whitlock av, w s, 50 s 149th st, 171.4x136.5x 94.7x120.6, vacant. (Receiver's sale.) Sub to approval of Supreme Court. A H Alker. .....5,450
Whitlock av, w s, 221.4 s 149th st, 75x120.6x 75x123.7, vacant. (Receiver's sale.) Sub to approval of Supreme Court. Mrs E Quinlan .....2,250
Whitlock av, w s, 296.4 s 149th st, 50x125.8x 50x123.7, vacant. (Receiver's sale.) Sub to approval of Supreme Court. M S & J Goodstein .....1,500
Whitlock av, w s, 346.4 s 149th st, 200x134.2 x200x125.8, vacant. (Receiver's sale.) Sub to approval of Supreme Court. A H Alker. .....7,700
Whitlock av, w s, 20.6 n 144th st, 35x137x 35x138.6, vacant. (Receiver's sale.) Sub to approval of Supreme Court. A H Alker. .....1,700
Whitlock av, n w cor 144th st, 20.6x111.6x 79.10x81.7, vacant. (Receiver's sale.) Sub to approval of Supreme Court. A H Alker. .....2,600
144th st, n s, 81.7 w Whitlock av, 100x56.11x irreg x79.10, vacant. (Receiver's sale.) Sub to approval of Supreme Court. F J Goodwin .....3,000
Austin pl, w s, 120.7 s 147th st, 61.5x109.6x 88.9, gore, vacant. (Receiver's sale.) Sub to approval of Supreme Court. Anna Kinpling .....1,025
Timpson pl, e s, 120.7 s 147th st, 176.2x100x 243.8x120.7, vacant. (Receiver's sale.) Sub to approval of Supreme Court. M Rupprecht .....6,750
Timpson pl, e s, 296.9 s 147th st, 150x100, vacant. (Receiver's sale.) Sub to approval of Supreme Court. W F Kenny .....6,200
144th st | n e cor Timpson pl, runs n e 93.2 Austin pl | to Austin pl x n 72.7 x w 71 x s w 75 x s e 100 to beginning, vacant. (Receiver's sale.) Sub to approval of Supreme Court. Morris Franklin .....6,750
Timpson pl, Nos 2 and 4, e s, 100 n 144th st, 33.2x75x34.10x85.2, two 3-sty frame dwellings. (Receiver's sale.) Sub to approval of Supreme Court. W F Kenny .....9,550
Timpson pl, Nos 6 to 10, e s, 133.2 n 144th st, 50x100x52.2x85.2, three 3-sty frame dwellings. (Receiver's sale.) Sub to approval of Supreme Court. W O Beaton..13,875
Timpson pl, No 12, e s, 183.2 n 144th st, 17.7x 100x3.2x104.11, 3-sty frame dwelling. (Receiver's sale.) Sub to approval of Supreme Court. J C Roth .....5,250
Timpson pl, No 16, e s, 241.3 n 144th st, 20x 98.3x8x102.5, 3-sty frame dwelling. (Receiver's sale.) Sub to approval of Supreme Court. M Rupprecht .....6,050

HERBERT A SHERMAN.

All right, title, &c, to lands under and above water between middle lines of Piers 50 and 57 on w s East River, leasehold.....
23d st East, foot of wharf or pier, leasehold.
East st, bulkhead, water right, &c, leasehold.
22d st East, foot of bulkhead, leasehold....
41st st, n s, 90 w bulkhead line, runs e — x n — to 42d st, x w 100 x s — to beg, leasehold .....
Land under water beg at a point where n l East 42d st intersects bulkhead line at foot of said st, runs s 100 x e 150 x n 100 x w 150 to beg, leasehold, and property in Kings Co..... .....
(Amt due, $6,774,132.25; taxes, &c, $4,118,550.49.) To be readvertised.....——

J. BARRY LOUNSBERRY.

*Washington av | n w cor 185th st, runs n 100 185th st | x w 101 x s 50 x e 10 x s 50 x e 91 to beginning, vacant. (Amt due, $13,842.77; taxes, &c, $2,311.89.) George Daiker .....15,000

SAMUEL GOLDSTICKER.

126th st, No 227, n s, 237.6 w 7th av, 12.6x 99.11, 3-sty and basement brk dwelling. (Amt due, $6,527.18; taxes, &c, $——.) Ruth N Smith .....7,575

| | |
|---|---|
| Total | $783,849 |
| Corresponding week, 1906 | 485,150 |
| Jan. 1st, 1907, to date | 37,406,327 |
| Corresponding period, 1906 | 29,796,499 |

## VOLUNTARY AUCTION SALES.

BRYAN L. KENNELLY.

Dec. 10.

54th st, No 160 West, 4-sty high stoop brownstone dwelling, 18.9x100.5.

Dec. 12.

JOSEPH P. DAY.

111th st, s s, 25 w Lexington av, vacant, 40x 100.11.
124th st, No 247 East, 5-sty brownstone tenement, 28x100.11.
Lexington av, s e cor 123d st, 5-sty tenement and stores, 35x100.11.
Lenox av, n w cor 115th st, 6-sty brk elevator apartment and stores, 100x100.11.
125th st, 151-153 West, 3-sty iron and brk business building with store, 50x99.11.
Lexington av, n w cor 23d st, business building, 50x97.6.

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Dec. 7.

No Legal Sales advertised for this day.

Dec. 9.

St Nicholas av, No 1541 | n w cor 187th st, 15.10 187th s | x80, 3 and 4-sty stone front dwelling. The Germania Life Ins Co agt John G R Lilliendahl et al; Dulon & Roe, att'ys, 41 Park Row; Emmet J Murphy, ref. (Amt due, $8,958.94; taxes, &c, $320.20.) Mort recorded Sept 18, 1895. By Joseph P Day.
Southern Boulevard, w s, 100 s av St John, 150 x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

Dec. 10.

Wales av | s e cor 152d st, runs s 295 to 151st
Tinton av | st x e 200 to Tinton av x n 45 x
151st st | w 100 x n 150 x e 100 to Tinton
152d st | av x n 100 to 152d st x w 200 to beginning, vacant. Jennie Chabot agt Jacob Herb et al; Michael J Sullivan, att'y, Willis av and 148th st, Bronx; Henry Waldman, ref. (Amt due, $64,554.60; taxes, &c, $1,972.87.) Mort recorded Dec 28, 1904. By Joseph P Day.

Dec. 11.

Austin pl, e s, 132.2 n 144th st, runs n 502.1 x e 120.9 x s 519.8 x w 3.2 x s 56.7 x w 70.3 to beginning, vacant. Rosetta Jonson agt New York Chartered Bond & Mortgage Co et al; action No 1; Morris Cooper, att'y, 20 Vesey st; John Palmieri, ref. (Amt due, $12,784.75; taxes, &c, $291.75.) By Joseph P Day.

(Continued on page 937.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD OF November 21, to December 6, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 10. TEMPORARY CONNECTION from the existing sewer in LONGFELLOW AVENUE, to the existing sewer in Home Street, at the intersection of Longfellow Avenue and Home Street. 24TH WARD, SECTION 11. RECEIVING BASINS AT THE NORTHEAST AND SOUTHEAST CORNERS OF TREMONT AND MORRIS AVENUES; at the Northeast, Southeast, and Northwest corners of MORRIS AVENUE AND EAST 179TH STREET; EAST 189TH STREET—SEWER, between Park Avenue East and Third Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 19, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 20 to December 5, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

23D WARD, SECTION 10. BARRETTO STREET—OPENING, from Westchester Avenue to Edgewater Road. Confirmed March 1, 1907; entered November 18, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 18, 1907.
(39242)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 22 to December 7, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF QUEENS:

1ST WARD. LATHROP STREET—OPENING, from Broadway to Jackson Avenue. Confirmed June 12, 1907; entered November 21, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 21, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 22 to December 7, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

24TH WARD, ANNEXED TERRITORY. THE FIRST STREET (UNNAMED)—OPENING, east of the Bronx River, extending from Tremont Avenue to Bronx Park. Confirmed June 8, 1907; entered November 21, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 21, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. VYSE AVENUE—SEWER, between Boston Road and East 177th Street. 24TH WARD, SECTIONS 11 AND 12. BURNSIDE AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Tremont to Ryer Avenues. 24TH WARD, SECTION 12. VIREO AVENUE—SEWER, from East 235th to East 236th Street.

HERMAN A. METZ,
Comptroller.

City of New York, November 26, 1907. (39611)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—CONSTRUCTING AN INTERCEPTING AND COMBINED SEWER, from Nicholas Street to Westervelt Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 26, 1907. (39619)

## PROPOSALS.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock a. m. on

TUESDAY, DECEMBER 10, 1907.
Borough of Manhattan.

No. 1. For furnishing and delivering groceries, vegetables, provisions, yeast, forage, etc.
No. 2. For furnishing and delivering dry goods, hardware, paints, oils, leather, tin, crockery and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated November 27, 1907. (39628-2)

## PROPOSALS.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock a. m. on

TUESDAY, DECEMBER 10, 1907.
Borough of Manhattan.

No. 1. For furnishing and delivering fruits and vegetables.
No. 2. For furnishing and delivering ice.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated November 27, 1907. (39628-1)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids will be received by the Commissioner of Docks at Pier A, foot of Battery Place, until 12 o'clock (noon) on Monday, December 16, 1907, for a lease of dumping board privilege on bulkhead between 94th and 95th Streets, East River. (For particulars, see City Record.)
(39650)

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

THURSDAY, DECEMBER 12, 1907.
Borough of Manhattan.

Contract for furnishing all the labor and materials required for loading and trimming deck scows and other vessels of the Department, and for the privilege of sorting and picking over and appropriating certain of the refuse at the dumps.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated November 27, 1907. (39663)

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

MONDAY, DECEMBER 9, 1907,
Boroughs of Manhattan, The Bronx and Brooklyn.

Contract for furnishing and delivering 15 top buggies.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated November 25, 1907. (39670)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, DECEMBER 10, 1907.

For furnishing gas regulators, in public buildings in the Borough of Brooklyn, the City of New York.

For furnishing, putting in place and maintaining one hundred and sixty gas regulators, from January 1, 1908, to December 31, 1908, both inclusive.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.

New York, November 23, 1907. (39691-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, DECEMBER 10, 1907.
Borough of Manhattan.
Borough of The Bronx.
Borough of Queens.
Borough of Richmond.

For furnishing gas for and to the public lamps on the streets, supplying gas, etc., for new lamps when required, for making certain repairs to lampposts, and for furnishing gas to public buildings, from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing gas lamps, etc., on the streets, and so on, and for connecting, lighting, extinguishing, cleaning, repairing and maintaining the same, and also lamps belonging to the city, supplying new lamps when required and for furnishing burners and appliances for improved system of lighting on the streets, avenues, parks and public places from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing naphtha or similar illuminating material for the public lamps using same, and for furnishing, lighting, extinguishing, cleaning, repairing and maintaining such lamps, supplying naphtha, etc., for new lamps, for furnishing new lamps as required, for furnishing or making certain repairs to lamp-posts and for furnishing burners and appliances of improved system of lighting streets, avenues, parks and public places, from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing and maintaining electric lamps for lighting streets, avenues, public buildings, parks and public places, from January 1, 1908, to December 31, 1908, both inclusive.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.

New York, November 23, 1907. (39684-1)

## PROPOSALS.

Headquarters of the Fire Department of The City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

TUESDAY, DECEMBER 10, 1907.
Borough of Manhattan.

No. 1. For furnishing and delivering four hundred tons of anthracite coal for companies south of Fifty-ninth street.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated November 27, 1907. (39677)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, DECEMBER 10, 1907.

For furnishing gas lamps, etc., on the streets, and so on, in the City of New York.

No. 1. Borough of Manhattan.

For furnishing, putting in place and maintaining six hundred and thirty-five (635) gas regulators, from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing steam to public buildings in the City of New York, in the Boroughs of Manhattan and The Bronx.

For furnishing steam for heating or power purposes to certain public buildings, from January 1, 1908, to December 31, 1908, both inclusive.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.

New York, November 23, 1907. (39691-1)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

TUESDAY, DECEMBER 10, 1907.

For lighting streets, avenues, public buildings, parks and public places in the Borough of Brooklyn, the City of New York.

For furnishing gas for and to the public lamps, on the streets, supplying gas, etc., for new lamps when required, for making certain repairs to lamp-posts, and for furnishing gas to public buildings, from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing gas lamps, etc., on the streets, and so on, and for connecting, lighting, extinguishing, cleaning, repairing and maintaining the same, and also lamps belonging to the city, supplying new lamps when required, and for furnishing burners and appliances for improved system of lighting on the streets, avenues, parks and public places, from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing naphtha or similar illuminating material for the public lamps using same, and for furnishing, lighting, extinguishing, cleaning, repairing and maintaining such lamps, supplying naphtha, etc., for new lamps, for furnishing new lamps as required, for furnishing and making certain repairs to lamp-posts, and for furnishing burners and appliances of improved system of lighting streets, avenues, parks and public places, from January 1, 1908, to December 31, 1908, both inclusive.

For furnishing and maintaining electric lamps for lighting streets, avenues, public buildings, parks and public places, from January 1, 1908, to December 31, 1908, both inclusive.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner.

New York, November 23, 1907. (39684-2)

## PUBLIC NOTICES.

DEPARTMENT OF FINANCE, BUREAU FOR THE COLLECTION OF TAXES, NEW YORK, December 1, 1907.

NOTICE TO TAXPAYERS.

UNDER THE PROVISIONS OF SECTION 919 of the Greater New York Charter (chapter 378, Laws of 1897), notice is hereby given to all persons or corporations who have omitted to pay their taxes, "To pay the same in the borough in which the property is located," as follows:

Borough of Manhattan, No. 57 Chambers street, Manhattan, N. Y.;

Borough of The Bronx, corner Third and Tremont avenues, The Bronx, N. Y.;

Borough of Brooklyn, Rooms 2, 4, 6 and 8, Municipal Building, Brooklyn, N. Y.;

Borough of Queens, corner Jackson avenue and Fifth street, Long Island City, N. Y.;

Borough of Richmond, Borough Hall, St. George, Staten Island, N. Y.;

—and that under the provisions of section 916 of said Charter, "If any such tax shall remain unpaid on the first day of December, it shall be the duty of the Receiver of Taxes to charge, receive and collect upon such tax so remaining unpaid on that day, in addition to the amount of such tax, one per centum on the amount thereof, and to charge, receive and collect upon such tax so remaining unpaid on the first day of January thereafter, interest upon the amount thereof, at the rate of seven per centum per annum, to be calculated from the day on which said taxes became due and payable (October 7, 1907), as provided by section nine hundred and fourteen of this act, to the date of payment.

DAVID E. AUSTEN,
(39396) Receiver of Taxes.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9335, No. 1. Regulating, grading, curbing, flagging, a space four feet wide (excepting the easterly sidewalk from Crotona parkway to the entrance to Crotona Park, near East One Hundred and Seventy-fifth street, to Bronx Park, at East One Hundred and Eighty-second street), laying crosswalks, building approaches and placing fences where necessary in Southern boulevard, from Boston road at or about East One Hundred and Seventy-fourth street to the prolongation of the northerly line of St. John's College property eastwardly and crossing Southern boulevard, together with a list of awards for damages caused by a change of grade.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 31, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 27, 1907. (39548)

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PUBLIC NOTICE IS HEREBY GIVEN TO all persons claiming to have been injured by a change of grade in the regulating and grading of the following-named streets to present their claims, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, on or before December 17, 1907, at 11 o'clock a. m., at which place and time the said Board of Assessors will receive evidence and testimony of the nature and extent of such injury. Claimants are requested to make their claims for damages upon the blank form prepared by the Board of Assessors, copies of which may be obtained upon application at the above office.

BOROUGH OF MANHATTAN.

List 9444. West Two Hundred and Sixteenth street, from Broadway to the Harlem river.

List 9469. Two Hundred and Thirteenth Street, from Tenth avenue to the Harlem river.

BOROUGH OF THE BRONX.

List 9449. Kelly street, from Westchester avenue to Intervale avenue, north of One Hundred and Sixty-seventh street.

List 9450. Depot Square South, from Webster avenue to Depot Square East; Depot Square East, from Depot Square South to Depot Square North; Depot Square North, from Depot Square East to Webster avenue.

List 9451. Townsend avenue, from East One Hundred and Seventieth to East One Hundred and Seventy-sixth street.

List 9452. West One Hundred and Sixty-second street, from Ogden to Woodycrest avenue.

List 9453. East One Hundred and Thirty-ninth street, from a point about 100 feet west of Cypress avenue to Locust avenue.

BOROUGH OF QUEENS.

List 9445. Jamaica avenue, from the Boulevard to Steinway avenue.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 26, 1907. (39555)

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PUBLIC NOTICE IS HEREBY GIVEN TO the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF BROOKLYN.

List 8922, No. 1. Regulating, grading, curbing and laying sidewalks on Coney Island avenue, from 170 feet south of Plaza at Fort Hamilton avenue to Kings Highway, together with a list of awards for damages caused by a change of grade.

The limits within which it is proposed to lay the said assessments include all the several houses and lots of ground, vacant lots, pieces and parcels of land situated on—

No. 1. Both sides of Coney Island avenue, from a point 170 feet south of the Plaza at Fort Hamilton avenue to Kings Highway and to the extent of half the block at the intersecting streets and avenues.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before December 31, 1907, at 11 a. m., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

William H. Jasper,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, November 27, 1907. (39711)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 29 to December 14, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for OPENING AND ACQUIRING TITLE to the following named avenues in the BOROUGH OF BROOKLYN:

29TH, 30TH, 31ST AND 32ND WARDS, SECTION 16. FOSTER AVENUE—OPENING, from the westerly line of Flatbush avenue to the easterly line of Coney Island Avenue. Confirmed June 26, 1906; entered November 27, 1907. 30TH WARD, SECTION 17. 14TH AVENUE—OPENING, from 65th to 68th Streets. Confirmed July 31, 1907; entered November 27, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 27, 1907.
(39692)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 9, SEWER IN SHERIDAN AVENUE, between East 161st and East 165th Streets; and in EAST 162ND STREET, between Sheridan Avenue and The Grand Boulevard and Concourse, and in THE GRAND BOULEVARD AND CONCOURSE, between East 161st and 163rd Streets. 24TH WARD, SECTION 11. EASTBURN AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from 165th to Belmont Streets. EAST 176TH STREET—SEWER, between Arthur and Crotona Avenues. 24TH WARD, SECTION 12. EAST 196TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to Marion Avenue. THE GRAND BOULEVARD AND CONCOURSE (west side)—SEWER, between East 198th and East 196th Streets. DECATUR AVENUE AND EAST 209TH STREET—RECEIVING BASIN, at the northeast corner. BRIGGS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Kingsbridge Road to the Southern Boulevard.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 6, LEXINGTON AVENUE—SEWER (west side) between 123rd and 124th Streets. 12TH WARD, SECTION 8. WEST 216TH STREET—OUTLET SEWER, between Harlem River and Broadway; and 9TH AVENUE—SEWER, between 215th and 216th Streets; and WEST 215TH STREET—SEWER, between 9th Avenue and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. WEBSTER AVENUE—SEWER, from 1st Avenue to William Street. 3RD WARD (WHITESTONE). 20TH STREET—SEWER, from 8th to 11th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

## PROPOSALS.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 a. m. on

WEDNESDAY, DECEMBER 18, 1907,

For furnishing and delivering crockery, glassware, enameled ware, plated ware, etc., as required to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of The Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fenimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS H. DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 5, 1907.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

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SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m. on

WEDNESDAY, DECEMBER 18, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for the removal of snow and ice.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 5, 1907.

## PROPOSALS.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock a. m. on

TUESDAY, DECEMBER 17, 1907,

Borough of Manhattan.

For furnishing and delivering poultry, salt pork, etc., for Christmas.

The time for the delivery of the articles, materials and supplies, and the performance of the contract is by or before ten days.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 4, 1907.

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Department of Correction, No. 148 East Twentieth street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

MONDAY, DECEMBER 16, 1907.

Borough of Manhattan.

For furnishing all the labor and materials required for repairs to steamer "Minnahannock."

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 3, 1907. (39749)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owners or owner of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9456, No. 1. Paving with asphalt blocks and recurbing West One Hundred and Fifty-sixth street, from Audubon place to Riverside drive.

List 9459, No. 2. Sewer in Amsterdam avenue, east side, between One Hundred and Eighty-first and One Hundred and Eighty-sixth streets.

List 9466, No. 3. Sewer in One Hundred and Twenty-fifth street, between Broadway and Claremont avenue.

List 9467, No. 4. Paving with asphalt blocks and recurbing West One Hundred and Fifty-seventh street, from Audubon place to Riverside drive.

BOROUGH OF THE BRONX.

List 9446, No. 5. Receiving basins and appurtenances at the northeast and northwest corners of Austin place and East One Hundred and Forty-fourth street, and on the south side of East One Hundred and forty-fourth street, opposite Austin place.

List 9447, No. 6. Sewer and appurtenances in East One Hundred and Thirty-eighth street, between Gerard avenue and Walton avenue.

List 9448, No. 7. Sewer and appurtenances in Summit place, between Heath avenue and Boston avenue.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before January 7, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, December 4, 1907. (39756)

## ADVERTISED LEGAL SALES.

(Continued from page 935.)

Whitlock av, w s, 120.7 n 144th st, 496.9x 136.10x419 8x134.4, vacant. Same agt same; action No 2; same att'y; same ref. (Amt due, $15,374.50; taxes, &c, $292.52.) By Joseph P Day.

Austin pl, w s, 72.8 n 144th st, runs n 561.6 x w 120.8 x s 303.10 x w 1.7 x s 104.7 x e 71.1 to beginning, vacant. Philip Simon agt New York Chartered Bond & Mortgage Co et al; Morris Cooper, att'y, 20 Vesey st; Joseph N Tuttle, ref. (Amt due, $22,300.03; taxes, &c, $1,029.31.) By Joseph P Day.

Webster av, e s, 50 s Anna pl, 75x90, vacant. Moses Hochster et al agt Samuel Swerling et al; Weil, Wolf & Kramer, att'ys, 68 William st; Irving Washburn, ref. (Amt due, $4,438.30; taxes, &c, $890.99; sub to a prior mort of $8,324.67.) Mort recorded Jan. 13, 1906. By Hugh D Smyth.

Webster av, e s, 125 s Anna pl, 50x90, vacant. David F Meyer agt Samuel Swerling et al; Weil, Wolf & Kramer, att'ys, 68 William st; Wm O Badger, Jr, ref. (Amt due, $4,435.75; taxes, &c, $890.99; sub to two prior morts aggregating $7,326.47.) Mort recorded Jan. 13, 1906. By Hugh D Smyth.

21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x'e .03 x s 40 x w 23.3 x n e — x w — x n 100 to beginning, 4-sty brk buildings and store. Edward Townsend agt Elizabeth Hardenbergh et al; Coney & Townsend, att'ys, 48 Wall st; James G Graham, ref. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Mort recorded April 29, 1865. By Joseph P Day.

Dec. 12.

54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk and stone dwelling. Mabel R Cushing agt The Netherlands Corporation of N Y et al; Roby & Taylor, att'ys, 40 Wall st; Paul L Kiernan, ref. (Amt due, $5,507.27; taxes, &c, $1,274.46; sub to prior mort of $31,980.19.) Mort recorded Aug 15, 1906. By Joseph P Day.

38th st, Nos 110 and 112, s s, 125 w 6th av, 50x98.9, 6-sty brk tenement. Smith Ely agt Vira G Matthews et al; Smith & Simpson, att'ys, 135 Broadway; John Palmieri, ref. (Amt due, $107,764.81; taxes, &c, $19,000.) Mort recorded Oct 17, 1901. By Joseph P Day.

113th st, Nos 229, on map No 235, n s, 200 w 2d av, 25x78.11, 5-sty brk tenement. Adrian H Jackson agt Charles Stadler et al; Stephen H Jackson, att'y, 106 Lexington av; John E Duffy, ref. (Amt due, $3,810.47; taxes, &c, $——, sub to a mort of $16,000.) Mort recorded May 29, 1903. By Hugh D Smyth.

150th st, Nos 304 to 310, s s, 100 w 8th av, 100x99.11, two 6-sty brk tenements. Paul M Herzog agt Irving Bachrach et al; Kendall & Herzog, att'ys, 27 William st; Chas J Leslie, ref. (Amt due, $8,020.39; taxes, &c, $2,275.) Mort recorded Nov 16, 1904. By Joseph P Day.

150th st, Nos 304 and 306, s s, 100 w 8th av, 50x99.11, 6-sty brk tenement. Same agt S & R Construction Co et al; same att'ys; same ref. (Amt due, $4,957.26; taxes, &c, $1,135.) Mort recorded Mar 28, 1905. By Joseph P Day.

138th st, n s, 250 e Lenox av, 25x99.11, vacant. American Mortgage Co agt Northwestern Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Auguste M Thiery, ref. (Amt due, $8,304.48; taxes, &c, $222.31.) Mort recorded Dec 7, 1905. By Joseph P Day.

138th st, n s, 350 e Lenox av, 75x99.11, vacant. B Aymar Sands agt Ezra Max et al; Bowers & Sands, att'ys, 31 Nassau st; James T Brady, ref. (Amt due, $24,099.18; taxes, &c, $666.93.) Mort recorded Dec 7, 1905. By Joseph P Day.

138th st, n s, 275 e Lenox av, 75x99.11, vacant. Same agt Jacob Scheer et al; same att'ys; Sampson H Weinhandler, ref. (Amt due, $24,098.37; taxes, &c, $333.93.) Mort recorded Dec 7, 1905. By Joseph P Day.

23d st, No 318, s s, 165.7 w 8th av, 21.10x98.8, 4-sty stone front dwelling. Amelia Gee agt William Wheeler et al; ——, att'y; Walter B Caughlan, ref. (Partition.) By Joseph P Day.

Dec. 13.

2d av, Nos 1094 and 1096, e s, 60.3 s 58th st, 40.2x100, 6-sty brk tenement and store. Aaron Goodman agt Louis Zimmerman et al; action No 1; Jehial M Roeder, att'y, 119 Nassau st; John E Sheehy, ref. (Amt due, $18,759.28; taxes, &c, $556.12.) Mort recorded July 11, 1907. By Joseph P Day.

38th st, No 315, n s, 225 e 2d av, 25x98.9, 6-sty brk tenement and store. Same agt same, action No 2; same att'y; Frank B York, ref. (Amt due, $4,469.45; taxes, &c, $507.42.) Mort recorded June 7, 1906. By Joseph P Day.

Dec. 14.

No Legal Sales advertised for this day.

Dec. 16.

3d av, 179th st | s e cor 179th st, 100.4x109.1x102.7x115.4, vacant. B Aymar Sands et al trustees, &c, agt Northwestern Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Thomas L Feitner, ref. (Amt due, $6,607.43; taxes, &c, $3,828.91.) Mort recorded Jan 23, 1905. By J Barry Lounsberry.

105th st, No 9, n s, 175 e 5th av, 25x100, 2-sty frame dwelling. Eva Diamondston agt Samuel L Wallenstein et al; O'Brien, Boardman & Platt, att'ys, 2 Rector st; Frank E Hipple, ref. (Amt due, $7,188.76; taxes, &c, $450; sub to a prior mort of $10,000.) Mort recorded Feb 6, 1907. By Joseph P Day.

137th st, No 616, s s, 255 w Broadway, 85x99.11, 6-sty brk tenement. Wm R Rose agt Cathedral Parkway Realty Co et al; action No 1; Benjamin G Paskus, att'y, 128 Broadway; Arthur R Walsh, ref. (Amt due, $16,470.00; taxes, &c, $2,700; sub to five morts aggregating $174,052.) Mort recorded Oct 22, 1906. By Joseph P Day.

137th st, No 622 s s, 340 w Broadway, 85x99.11, 6-sty brk tenement. Same agt same; action No 2; same att'y; same ref. (Amt due, $16,486.00; taxes, &c, $2,700; sub to five morts aggregating $175,169.) Mort recorded Oct 22, 1906. By Joseph P Day.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

November 29 and 30, December 2, 3, 4 and 5.

### BOROUGH OF MANHATTAN.

Bank st, n w cor Greenwich av, 119.6x191 to s s 12th st x96.10 to Greenwich av x156.7, several 3-sty brk tenements, 5-sty brk tenement and 3-sty brk stable.

Commerce st, Nos 32 to 44 | s w cor Bedford st, 175x78.2x196.3x

Bedford st, Nos 73 to 77 | 75, two 2 and three 3 and one 2-sty frame (brk front) tenements, 1-sty brk stable and 2 and 3-sty brk buildings. 2:584—25 to 32. A $65,500—$74,000.

Broad st, No 91, s e cor Stone st, 10.6x20.6x13.10x20.3, vacant. 1:29—12. A $15,000—$15,000.

Mott st, No 139, w s, 250 n Hester st, 25x100x25.3x100, 3-sty brk stable. 1:237—21. A $16,000—$17,000.

12th st, s s, 96 w Greenwich av, 21.6x77.6x21.6x74.6, part 1 and 3-sty brk and frame stable.
Herbert G Dreyfous to Gertrude and Florence H Dreyfous as TRUSTEES. All title. B & S and confirmation of deed recorded June 5, 1895. Nov 27. Dec 4, 1907. 1:29 and 237, 2:584 and 615. nom

Same property. Walter A Dreyfous to same. All title. B & S and confirmation deed. Dec 3. Dec 4, 1907. 1:29 and 237, 2:584 and 615. nom

Charlton st, No 108, s s, 100 e Greenwich st, 25x100, 3-sty brk tenement and store.

Charlton st, No 110, s s, 78 e Greenwich st, 22x50x25x50, with alley adj on west, 3-sty frame (brk front) tenement and store.
James H Cruikshank to Arthur J Collins, of Woodhaven, L I. Morts $19,000. Dec 2. Dec 4, 1907. 2:597—46 and 47. A $18,500—$20,000. other consid and 100

Same property. Arthur J Collins to Charlton Contract Co. Morts $24,500. Dec 2. Dec 4, 1907. 2:597. other consid and 100

Cherry st, No 198, n e cor Mechanics alley, 20x109.6.

Mechanics alley, e s, 109.6 n Cherry st, 80x20.

Cherry st, No 200, n s, 20 e Mechanics alley, 25x199.5x25x201.7.

Cherry st, No 202, n s, 45 e Mechanics alley, 25x197.6x25x199.5,
2-sty brk and frame stables taken for Manhattan Bridge approach.
Elise M wife of Richard D Jewitt to said Richard D Jewitt of Nyack, N Y. B & S and confirmation deed. Nov 16. Dec 3, 1907. 1:254. nom

Cherry st, No 230 | n e cor Pelham st, 25.6x108.7x25.1x109.7,

Pelham st, Nos 16 and 18 | 6-sty brk tenement and store. Samuel Neuman to Morris Levy, Rachel Isaacs and Harry Levy. Mort $49,300. Dec 2. Dec 3, 1907. 1:255—12. A $18,000—$48,000. other consid and 100

Cannon st, No 102, e s, abt 25 s Stanton st, 25x100, 6-sty brk tenement and store. Abraham H Weisberger HEIR Aron Weisberger to Josephine Weisberger widow of Aron Weisberger. All title. B & S. Nov 26. Nov 29, 1907. 2:329—13. A $13,000—$33,000. nom

Front st, No 26, n s, 24.2 e Broad st, 23.9x62.9x23.3x64.5, 5-sty brk loft and store building. Mort $10,000.

Water st, No 23 | s e cor Broad st, runs s 80.9 x e

Broad st, Nos 105½ and 107 | 47 x n 25.5 x w 24 x n 57.8 to s s Water st, x w 23.5 to beginning, two 5-sty brk tenements and stores. Mort $40,000.
Louisa B Woolsey et al EXRS, &c, Theodorus B Woolsey to Adolph Hollander Realty Co. Sept 16. Dec 3, 1907. 1:7—9. A $11,400—$17,000 and 11 and 12. A $53,500—$68,000. nom

Same property. Adolph Hollander Realty Co to Adolph Hollander. Morts $112,000. Dec 5, 1907. 1:7. other consid and 100

Front st, No 126, n w s, 90.3 n e Wall st, runs n w 75 x s w 0.8 x n w 7.2 x n e 18.7 x s e 82.2 to st, x s w 18.6 to beginning, 3-sty brk loft and store building. Wm H Flitner to Henry O Havemeyer. Jan 31, 1907. Dec 5, 1907. 1:38—38. A $15,400—$21,000. nom

Fulton st, No 178, s s, abt 58 e Church st, 25x75, 4-sty brk loft and store building. Jacob Wolf to Adele Ackerman. Mort $120,000. Nov 27. Dec 2, 1907. 1:80—10. A $86,900—$94,000. other consid and 100

Same property. Adele Ackerman to Albert A Newman, of Chicago, Ill. Mort $140,000. Nov 27. Dec 2, 1907. 1:80. nom

Fulton st, No 125, old No 117 | n s, abt 100 e Nassau st, 25x118.11

Ann st, No 44 | to s s Ann st, x25.2x118.11, 5 and 6-sty brk loft and store building. 1:91—11. A $79,800—$95,000.

Pearl st, No 64 | s e s, 45.11 n w Coenties slip, runs s w 28.6 x

Water st, No 34 | s e 105 to n w s Water st, No 38, on map No 34 x n e 28.6 to Pearl st, x n w 103.6 to beginning, 5-sty brk loft and store building. 1:7—25. A $26,500—$38,000.

West End av, Broadway, 89th st, 90th st | n e cor 89th st, runs n 201.5 to s s 90th st, x e 325 to w s Broadway, x s 201.5 to n s 89th st, x w 325 to beginning, several 1-sty frame buildings and vacant. 4:1237—17. A $625,000—$625,000.

John st, No 26, s s, 50.3 w Nassau st, 25.2x64, 4-sty brk loft and store building. 1:65—25. A $87,400—$93,000.

Also property in Philadelphia, Pa, and Baltimore, Md; also all right, title and interest in estate of Thos W Evans decd.
Arthur E Valois et al EXRS Thos W Evans to Thomas W Evans Museum and Institute Society of Pa. All title. May 9. Nov 29, 1907. 1:7, 65, 91; 4:1237. nom

Same property. Same to same. All title. Mar 14. Nov 29, 1907. 1:7, 65, 91; 4:1237. nom

Same property. Same to same. All title. July 26. Nov 29, 1907. 1:30—65, 91; 4:1237. nom

Same property. Arthur E Valois et al EXRS, &c, Thos W Evans to same. All title. July 26. Nov 29, 1907. 1:7—65, 91 and 4:1237. nom

Same property. Same to same. All title. Sept 26. Nov 29, 1907. 1:7—65, 91 and 4:1237. nom

Same property. Same to same. All title. May 9, 1907. Nov 29, 1907. 1:7—65 and 91; 4:1237. nom

Same property. TRUSTEES of Amherst College to The Thomas W Evans Museum and Institute Society, a corpn. All title. Q C. Oct 28. Dec 2, 1907. 1:7—65 and 91; 4:1237. nom

Same property. Annie E wife of Wm W Heberton to same. Q C. All title for purpose of barring her dower rights. Oct 16. Dec 2, 1907 1:7—65 and 91; 4:1237. nom

Greenwich st, No 526, w s, abt 115 n Spring st, 23.3x81, 3-sty frame brk front tenement and store and 2-sty brk tenement in rear. Sarah M Pustkuchen to Rose Lippmann. Mort $7,000. Aug 15. Dec 2, 1907. 2:596—87. A $10,000—$11,000. nom

Hamilton st, No 16, s s, abt 175 e Catharine st, 17.4x103.6x17x103.6.

Hamilton st, No 14, s s, abt 160 e Catharine st, 17.4x103.6x17x103.6.
vacant.
Joseph Goldfine Realty Co to Isaac Cohen, Hyman Rich and Meyer Cohen. Mort $30,000. Dec 2, 1907. 1:253—55 and 56. A $14,000—$14,000. other consid and 100

Henry st, Nos 5 to 11 | n w cor Catharine st, 100x18.11x99.5x

Catharine st, No 24 | 18.11, 6-sty brk tenement and store; also all right, title and interest to lot begins 69.2 w Catharine st, and 19 n Henry st, runs n 0.6 x w 30.10 x s 0.6 x e — to beginning. Joseph Diamond to Pietro Traverso. Mort $34,800. Oct 24. Dec 5, 1907. 1:279—53. A $24,000—$48,000. other consid and 1,000

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# WATER SUPERVISION CO.

**3 PARK ROW, NEW YORK**

**Tel., 2017 Cortlandt** **Send for our book "WATER TAX?"**

**CARRISON REALTY CO., October 16, 1907.**

**GENTLEMEN: The service you rendered we consider invaluable, as it corrects any waste of water from carelessness, or leaks that would not come under the ordinary examination of the plumbing, and bring this to our attention each month, whereas any excessive use of water would not be discovered until the water bill is rendered. It is a satisfaction to us to know that our water tax interests at the EVENING POST building are under your care for the ensuing year. Your very truly, GARRISON REALTY CO. (Signed) SAMUEL WILLIAMS, Agent.**


Houston st, No 51, s s, 63.4 w Mott st, 24.8x84.3x24.9x82, 5-sty brk tenement and store. Fredk P Forster EXR, &c, Frederick Folz to William Fisher. Mort $14,250. Nov 29, 1907. 2:509—23. A $16,500—$22,000. 15,750

Houston st, No 249, s s, 37.6 e Norfolk st, 18.9x75, 2-sty brk tenement and store. Moritz Schwartz to Fishel Plancer. Mort $20,000. Nov 29. Nov 30, 1907. 2:355—51. A $13,000—$15,000. 100

Laight st, No 46, n s, 38 e Hudson st, 25x100, 5-sty brk tenement and store. Martin Garone to Max and Caroline Keve, of Brooklyn. Mort $20,000. Dec 3, 1907. 1:220—35. A $15,000—$24,000. other consid and 100

Lewis st, No 66, e s, 80 s Rivington st, 20x50, 3-sty brk tenement and store. Elk Koladinker to Barnet Lipshitz and Nathan Raynes. Mort $7,500 and all liens. Dec 2. Dec 3, 1907. 2:328—45. A $6,000—$7,000. other consid and 100

Monroe st, No 14 | s s, 201.2 e Catharine st, 25x115.7 to Ham-
Hamilton st, No 17 | ilton st, x25x117.10, 6-sty brk tenement and store. Sigmund Morgenstern to Sigmund Blourock of Brooklyn. All liens. Nov 27. Dec 5, 1907. 1:253—72. A $20,000—$45,000. nom

Monroe st, No 254, s s, 250 w Jackson st, 25x97.8, 3-sty frame brk front tenement and store and 2-sty brk tenement in rear. Rebecca Kalt to Joseph Warm. Mort $17,900. Nov 29. Nov 30, 1907. 1:261—47. A $13,000—$15,000. 100

Rivington st, Nos 172 and 174, n s, 50 w Attorney st, 50x100, two 6-sty brk tenements and stores. Abraham Teichman to Karl M Wallach. Morts $66,500. Nov 29. Nov 30, 1907. 2:349—69 and 70. A $40,000—$80,000. other consid and 100

Rose st, No 62 | n s, 75 w Pearl st, runs w 25.1 x n 17.11
New Chambers st, No 36 | to s w s New Chambers st, x e 28.10 x s 3.3 to n s Rose st, at beginning, 3-sty brk tenement and store.
Rose st, n s, at s w s New Chambers st, runs n w along s w s New Chambers st, 6.4 x s 3.3 to Rose st, x e 6.6 to beginning, vacant.
Martha E Baum to Louis P Weil, of New Haven, Conn. Mort $8,000. Dec 2. Dec 3, 1907. 1:119—1. A $8,000—$8,500. 100

Spring st, No 178, s s, 19.10 e Thompson st, 20.4x63.10x21.5x 63.1, 5-sty brk tenement and store. Thomas Hammill to Gerardo Di Tolla. Mort $8,500. Nov 29. Nov 30, 1907. 2:488—16. A $11,000—$15,000. other consid and 100

University pl, No 64 (32), w s, 55.1 n 10th st, 21.8x105.3x21.7x 103.9, 7-sty brk loft and store building. Francis D Evans to Emma L Spencer. Mort $60,000. Nov 15. Dec 5, 1907. 2:568—23. A $33,000—$60,000. nom

2d st E, Nos 214 and 216, n s, 74.9 e Av B, 60x111.10, two 4-sty brk tenements and stores and two 4-sty brk tenements in rear. Samuel Snow to Solomon and Michael Henig and Benjamin Kaufman. Q C. Nov 19. Dec 2, 1907. 2:385—63 and 64. A $37,000—$52,000. nom

2d st E, Nos 218 and 220.
2d st E, Nos 214 and 216.
Party wall encroachment agreement. Samuel Gross and ano with Solomon Henig and ano. Nov 25. Dec 2, 1907. 2:385. 1,500

Same property. An interest to extent of ¼ part in above agreement. Solomon and Michael Henig to Benjamin Kaufman. Nov 26. Dec 2, 1907. 2:385. nom

3d st E, No 352, s s, 31 w Manhattan st, runs s 46.2 x e 0.2 x s 12.8 x w 0.2 x s 10 x w 31.1 x n 68.11 to st x e 31.4 to beginning, 7-sty brk tenement and store. Sigmund Morgenstern to Sigmund Blourock, of Brooklyn. All liens. Nov 27. Dec 4, 1907. 2:357—12. A $17,000—$36,000. nom

3d st E, No 221, n s, 212.8 e Av B, runs n 19.6 and 43.11 and 32.8 x e 27.10 x s 96.2 to st, x w 26.5 to beginning, 6-sty brk tenement and store. Simon Dinerstein to Louis Young. Mort $28,000. Nov 30. Dec 2, 1907. 2:386—60. A $15,000—$41,000. other consid and 100

5th st E, Nos 220 and 222 (28), s s, 308.1 w 2d av, 41.11x92.4, two 3-sty brk tenements. European Medical & Electrical Institute to Martha Wolfman. All liens. Nov 27. Nov 29, 1907. 2:460—21 and 22. A $26,000—$32,000. other consid and 100

5th st E, No 234 (40), s s, 183 w 2d av, 21x96.2, 4-sty brk tenement. Chas A Benkiser et al INDIVID, EXRS, &c, Catharine Benkiser to Joseph E Dutey. Dec 2. Dec 3, 1907. 2:460—28. A $13,000—$19,000. 20,500

6th st E, No 410, s s, 150 s e 1st av, 25x97, 5-sty brk tenement and store. Mort $25,000.

6th st E, No 412, s s, 175 s e 1st av, 25x97, 5-sty brk tenement and store. Mort $25.000.
Joseph L Buttenwieser to Morris Kittenplan and Charles Rubinger. Dec 2. Dec 3, 1907. 2:433—12 and 13. A $28,000—$44,000. other consid and 100

Same property. Morris Kittenplan et al to Benjamin Neadle and Sulim Kornberg. Mort $77,500. Dec 2. Dec 3, 1907. 2:433. other consid and 100

10th st E, No 278, s w s, 213 n w Av A, 25x92.4, 5-sty brk tenement and store. Philip Hauck to Gustave Asch. Nov 11. Dec 2, 1907. 2:437—20. A $14,000—$21,000. other consid and 100

11th st E, No 608, s s, 143 e Av B, 25x94.9, 4-sty brk tenement and store. Stephen Meyer et al to Mary L Meyer, Frances M Kruger and Rutherford B Meyer. 2-9 part. All title. Nov 30. Dec 3, 1907. 2:393—11. A $15,000—$18,000. other consid and 100

12th st E, No 643, n s, 108 w Av C, 37.6x103.3, 6-sty brk tenement and store. Sigmund Morgenstern to Sigmund Blourock of Brooklyn. All liens. Nov 26. Dec 3, 1907. 2:395—40. A $22,000—$60,000. nom

14th st E, No 42 | s w s, 79.7 s e University pl, runs s 106.4
University pl, No 123 | x s e 0.4 x s 52.1 x n w 91 to s e s of University pl, x n e 26 x s e 62.3 x n e 130.4 to 14th st, x s e 26.6 to beginning, 5 and 6-sty brk loft and store building. 2:565—10. A $170,000—$210,000.

13th st E, No 43, n s, 77.1 e University pl, 19.2x47.10, 3-sty brk and stone loft and store building.
Wm F Bridge to Pauline P Bacon. ½ part. B & S. Sub to mort $47,500, also to lease. Nov 19. Dec 3, 1907. 2:565—1. A $18,000—$20,000. nom

15th st E, Nos 324 and 326, s s, 271.4 e 2d av, 26.4x103.3, 6-sty brk tenement. Louis Flato et al to Sol and Moses Krotosky and Theresa Flato. 1-3 part. All liens. Nov 25. Dec 4, 1907. 3:921—51. A $18,000—$42,000. nom

15th st W, No 155, n s, 190 e 7th av, 20x103.3, 3-sty brk dwelling. Carrie J Weil to Ezekiel Fixman. Mort $15,000. Nov 21. Nov 29, 1907. 3:791—11. A $13,000—$16,000. other consid and 100

17th st W, Nos 114 and 118, s s, 225 w 6th av, 75x92, 6-sty brk loft and store building. James F Elder to Wm B Leeds. Mort $150,000. Nov 26. Dev 2, 1907. 3:792—46. A $45,000—$125,000. other consid and 100

19th st W, No 255, n s, 198.4 e 8th av, 22.6x75.8, 3-sty brk tenement. James A Mulligan et al HEIRS, &c, Mary Mulligan to Helen G Mulligan. All title. B & S and C a G. Mort $5,000. Nov 14. Dec 4, 1907. 3:769—9. A $7,500—$9,000. nom

19th st E, Nos 332 and 334, s s, 280 w 1st av, 40x92, 6-sty brk tenement. Release dower. Minnie wife of Morris Goldberg to Rose Schindel. Q C. Oct 22. Dec 5, 1907. 3:924—48. A $20,000—$58,000. 150

21st st W, Nos 18 and 20, s s, 320 w 5th av, 50x½ block, 11-sty brk and stone loft and store building. Agreement as to option to purchase for $310,500, &c. Twenty-first Street Building and Construction Co with Myron H Oppenheim. Dec 24, 1906. Dec 3, 1907. 3:822—52. A $115,000—$190,000. nom

28th st E, No 9, n s, 200 e 5th av, 25x98.9, part stone front church. Geo D Ebermayer to Thos J Ducey. C a G. Mort $40,000. Aug 23, 1904. Dec 5, 1907. 3:858—9. A $62,500—$65,000. nom

34th st E, No 119, n s, 225.6 e 4th av, 22.9x98.9, 4-sty stone front dwelling. 3:890—13. A $38,500—$45,500.

West st, No 84, e s, 39.3 n Carlisle st, 19x85.1x18.11x85.3, 1-sty brk and frame store. 1:55—18. A $28,200—$29,000.

South st, No 92, n w s, 38 from w cor Fulton st, runs n e 18.7 x n w 59.9 x s w 3.6 x n w 3.11 x s w 12.11 and 3.6 x s e 6.1 x n e 1.10 x s e 59.10 to beginning, 6-sty brk hotel. 1:74—2. A $19,000—$27,000.

Prince st, No 92 | s w s, at s e s Mercer st, runs s e 26.6
Mercer st, Nos 132 to 138 | x s w 55 x n w 0.6 x s w 46 x n w 26 to Mercer st, x n e 101 to beginning, 1 and 2-sty brk building and store. 2:498—1. A $65,000—$66,000.

Howard st, No 19, s s, 100.2 w Elm st, now Lafayette st, runs s 72.8 x w 6 x n 3 x w 18 x n 69.11 x e along st, 24 to beginning, 3-sty brk loft and store building. 1:209—15. A $15,000—$18,000; also
All right, title and interest to n ½ of pier 11, North River.
Also to bulkhead between piers 11 and 12, North River; also any wharfage from Pier 9, North River, at foot of Carlisle st, and to wharfage from Pier 10, North River, at foot of Albany st, also land at White Plains, Mt Vernon and Eastchester, N Y.
Deed of further assurance as per agreements made in mortgage dated Aug 9, 1907. Paul G Thebaud and Mathilde E his wife to Robert Thorne and Eldon Bisbee as TRUSTEES. B & S. Sept 28. Dec 2, 1907. nom

35th st W, No 412, s s, 125 w 9th av, 25x98.9, 4-sty brk tenement and store and 2-sty frame tenement in rear. Mutual partition to Josephe D Paris, of Cazaubon, France 1-8 part. Eleonore D Lamarque, of Eauze, France 1-8 part, Julien Despeyroux, of Lupiac, France, 1-8 part; Marie P J Basso, of Lupiac, France, 1-8 part; Raoul Dupuy, of Nantes, France, ¼ part; Marie D Besian, of Landes, France, ¼ part. Each with the other. Oct 21. Dec 3, 1907. 3:732—47. A $9,500—$13,000.

37th st E, No 238, s s, the east line of which is 125 w 2d av.
37th st, adj above on east.
Party wall agreement. Wm R H Martin with Robt E Kelly. July 23. Dec 5, 1907. 3:917.

39th st W, the rear of which forms the side line of premises No 587 8th av. Agreement as to encroachment and wall. Mary E Green and Ianthe G Jennings, HEIRS, &c, Richard Fisher with Morris Alkus. Nov 16. Dec 3, 1907. 3:762.

41st st W, No 447, n s, 175 e 10th av, 25x98.9, 4-sty brk tenement. Peter Zindel to S Taber Bayles and Mortimer C Baldwin. Mort $15,500. Nov 30. Dec 2, 1907. 4:1051—8. A $10,000—$12,000. nom

48th st E, No 332, s s, 225 w 1st av, 25x100.5, 4-sty brk loft and store building. Edward Nay to Lucien Knapp of Borough of Queens. Mort $13,000. Nov 21. Dec 3, 1907. 5:1340—36. A $9,000—$16,000. other consid and 100

49th st W, No 516, s s, 269.8 w 10th av, 26.4x100.5, 5-sty stone front tenement. Bertha Roestel to Annie M Goudey. Mort $17,000. Nov 30. Dec 2, 1907. 4:1077—44. A $7,500—$18,000. 100

55th st E, Nos 333 to 345, n s, 161.1 w 1st av, 125.3x100.5, three 6-sty stone front tenements and stores. FORECLOS, Aug 30, 1907. Wm H Knox ref to Nathaniel D Reich. Morts $45,000. Costs, &c. Dec 2. Dec 3, 1907. 5:1348—16 to 19. A $48,000—P $75,000. 36,800

56th st W, No 419, n s, 275 w 9th av, 25x100.5, 5-sty brk tenement and store. Wm C Hyde to Mary J McDonald. Mort $20,000. Nov 29. Dec 2, 1907. 4:1066—21. A $10,000—$18,000. other consid and 100

56th st W, No 421. Release assignment of rents recorded June 25, 1907. Christian Schierloh to Adolph Waibel. Nov 27. Nov 30, 1907. 4:1066.

56th st W, No 421, n s, 300 w 9th av, 25x100.5, 5-sty brk tenement. Adolph Waibel to Samuel Floersheimer. Mort $19,750. Nov 1. Nov 30, 1907. 4:1066—20. A $10,000—$18,000. nom

60th st W, No 207, n s, 125 w Amsterdam av, 25x100.5, 5-sty brk tenement and store. Jacob Hyman to Abraham Feinberg. Mort $16,300. Dec 3. Dec 4, 1907. 4:1152—27. A $6,000—$15,000. other consid and 100

63d st E, Nos 332 and 334, s s, 200 w 1st av, 50x100.5, two 5-sty brk tenements and stores. John Bozzuffi to Arthur D V Lyons. Mort $24,000. Nov 29. Dec 2, 1907. 5:1437—35 and 36. A $18,000—$38,000. other consid and 100

66th st W, No 159, n s, 154.1 e Amsterdam av, 28.1x100.3x27.10x 100.1, 5-sty brk tenement. Alice M Beck to Rae Elansky. All liens. Nov 29. Dec 4, 1907. 4:1138—7. A $17,000—$30,000. nom

70th st W, No 231, n s, 332 w Amsterdam av, 18x100.5, 3-sty and basement stone front dwelling. Elizabeth or Dorothea E wife of Albert Prox to Standford D Foot. Morts $15,500. Dec 2. Dec 3, 1907. 4:1162—19. A $19,000—$20,000. other consid and 100

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72d st W, No 267, n s, 50 e West End av, 25x100, 4-sty and basement brk dwelling. Chas F Naething to Mary L B Naething his wife. All liens. July 28. Dec 5, 1907. 4:1164—3. A $35,000 —$60,000. gift

73d st E, Nos 227 and 229, n s, 200 w 2d av, 50x102.2, two 5-sty stone front tenements. Annie Pariser to Harry Kantrowitz. Mort $47,500. Nov 29. Nov 30, 1907. 5:1428—15 and 16. A $22,000—$45,000. nom

76th st W, No 174, s s, 80 e Amsterdam av, 20x77.2, 4-sty and basement stone front dwelling. Henry R Steele to Arthur W Saunders, of Brooklyn. Mort $20,000. Oct 21, 1902. Dec 4, 1907. 4:1147—61. A $12,500—$22,500. other consid and 100

76th st E, No 225, n s, 305 e 3d av, 25x102.2, 4-sty stone front tenement. Zippora F Heller to Mary H Thurlow. Mort $14,250. Nov 30. Dec 2, 1907. 5:1431—13. A $11,000—$16,000. other consid and 100

77th st W, No 4, s s, 125 w Central Park West, 25x102.2, 5-sty stone front dwelling. Louis Fleischmann to Wilhelmine wife Louis Fleischmann. Mort $70,000. Apr 30, 1904. Nov 29, 1907. 4:1129—38. A $35,000—$90,000. nom

78th st E, Nos 236 and 238, s s, 305 e 3d av, 25x102.2, 6-sty brk tenement and store. Samuel Grodginsky et al to Jacob Freedman. Mort $25,000. Nov 29, 1907. 5:1432—36. A $11,000—P $25,000. other consid and 100

78th st W, No 314, s s, 182 w West End av, 16x102.2, 5-sty stone front dwelling. Harriet H Holden to Louis A Loew. Dec 2. Dec 3, 1907. 4:1186—39. A $11,000—$25,000. other consid and 100

80th st E, Nos 236 and 238, s s, 147.1 w 2d av, runs w 40 x s 79.2 x s e — x e 5.6 x n 102.2 to beginning, 6-sty brk tenement and store. John H Bodine to Pincus Lowenfeld and William Prager. Mort $35,000. Nov 26. Nov 29, 1907. 5:1525—31. A $15,500 —P $18,000. nom

81st st E, No 239, n s, 125 w 2d av, 25x102.2, 4-sty stone front tenement. John J Mueller to Max Kameny and Edw Sinberg. Mort $12,000. Nov 30. Dec 3, 1907. 5:1527—19. A $10,500 —$16,500. nom

82d st E, Nos 115 and 117, n s, 175 e Park av, 75x102.2, two 5-sty stone front tenements. Joseph Shenk to The Hermitage Co. Mort $75,000. Dec 3. Dec 4, 1907. 5:1511—8 and 10. A $48,000—$88,000. nom

82d st E, No 229, n s, 228.8 w 2d av, 25.5x102.2, 4-sty stone front tenement. Charles Seiferd to Hannah Wallach. Mort $14,000. Dec 3. Dec 4, 1907. 5:1528—15. A $10,500—$15,500. exch and 100

83d st E, No 523, n s, 348 e Av A, 25x102.2, owned by party 2d part.

83d st E, No 521, adj above owned by party 1st part.
Release covenant as to water supply. Abram H Goldner and Sara Stein to Robert S Morris. Nov 19. Dec 3, 1907. 5:1580. nom

84th st E, No 530, s s, 173 w East End av, or Av B, 25x102.2, 5-sty stone front tenement. Franz X Leute to Wm J Frey. Mt $16,000. Dec 2, 1907. 5:1580—34. A $7,500—$17,000. other consid and 100

84th st E, No 523, n s, 273 e Av A, 25x102.2,, 4-sty stone front tenement. Adrian T Kiernan et al to Hannah Meyers. 2-3 parts. Mort $11,000. Nov 29, 1907. 5:1581—12. A $7,500—$15,000. nom

Same property. Dorothy Sherman by Chas H Dugro GUARDIAN to same. 1-3 part. All title. Mort $11,000. Nov 29, 1907. 5:1581. 2,416.67

87th st E, No 432, s s, 230 w Av A, 20x90, 3-sty stone front dwelling. The Queens County Trust Co to Isidor Simon. B & S. All liens. Dec 5, 1907. 5:1566—33. A $5,500—$7,500. nom

Same property. Isidor Simon to Kilian Klauer. Mort $6,000. Dec 5, 1907. 5:1566. other consid and 100

87th st W, No 343, n s, 217 e Riverside Drive, 20x100.8, 4-sty and basement brk dwelling. Lilian E wife of Henry B Ely to Isidor H Kempner. Mort $25,000. Nov 19. Dec 2, 1907. 4:1249—14. A $12,000—$32,000. other consid and 100

89th st E, No 114, s s, 285.6 (?) e Park av, 25x100.8, 4-sty brk tenement. Isaac Hirschhorn to Katie Hirschhorn. ½ part. Nov 21. Dec 2, 1907. 5:1517—62. A $15,000—$21,000. nom

89th st E, No 112, s s, 210 e Park av, 25.6x100.8, 4-sty brk tenement. Isaac Hirschhorn to Katie Hirschhorn. ½ part. Mort $18,000. Nov 14. Dec 2, 1907. 5:1517—63. A $15,000 —$21,000. nom

89th st W, No 330, s s, 365 w West End av, 20x100.8, 4-sty and basement stone front dwelling. Julia W Southack to Adolph Platky. C a G. Dec 2. Dec 5, 1907. 4:1250—54. A $13,000 —$32,000. other consid and 100

91st st E, No 162, s s, 191.8 w 3d av, 33.4x100.8, 5-sty brk tenement. Clara W Zucker to George Mundorff. Mort $42,750. Dec 2. Dec 3, 1907. 5:1519—45. A $17,000—$40,000. nom

92d st W, No 255, n s, 125 w Broadway, 40x100.8, 5-sty brk tenement. Percy E Walbridge to Eugenie C Langton. Mort $48,000. Nov 20. Dec 4, 1907. 4:1240—8. A $23,000—$52,000. nom

95th st W, No 123, n s, 250 w Columbus av, 17x100.8, 3-sty and basement brk and stone dwelling. Chas F Schorer to Josephine I Harrington. Mort $12,000. Apr 30. Nov 29, 1907. 4:1226—22. A $8,500—$12,000. other consid and 100

97th st E, No 221, n s, 274 w 2d av, 24.6x100.11, 5-sty brk tenement and store. Philip Bachrach to Harry Bachrach. Mort $18,625. June 28. Dec 5, 1907. 6:1647—13. A $8,000—$18,000. other consid and 100

99th st E, Nos 54 and 56, on map No 54, s s, 150 e Madison av, 37.3x100.11.

99th st E, Nos 62 and 64, on map No 60, s s, 225 e Madison av, 37.6x100.11.
two 6-sty brk tenements and stores.
The Hermitage Co to Joseph Shenk. Morts $93,200. Dec 1. Dec 4, 1907. 6:1604—42 and 45. A $28,000—$94,000. nom

102d st E, Nos 119 and 121, n s, 227.6 e Park av, 50x100.11, 6-sty brk tenement. FORECLOS, Nov 21, 1907. Sylvester L H Ward referee to Freehold Construction Co. Morts $62,500. Nov 29, 1907. 6:1630—10. A $16,000—P $35,000. $1,000 over and above morts

102d st E, No 302, s s, 100 e 2d av, 25x100.11, 5-sty brk tenement. The Prince Realty Co to Max Bache. All liens. Dec 4, 1907. 6:1673—48. A $6,000—$23,000. nom

103d st E, No 109, n s, 64 e Park av, 16x100.11, 3-sty stone front dwelling. Louis P Weil to Martha E Baum. Mort $8,500. Nov 23. Dec 3, 1907. 6:1631—3½. A $6,000—$6,500. other consid and 100

105th st W, Nos 140 to 144, s s, 375 e Amsterdam av, runs s 100.11 x e 67.8 to c l of old lane, x n e 90.9 x n 34 to st, x w 93.6 to beginning, three 5-sty brk tenements. Sarah J Towne to Maria Hackman. All title. Q C. Oct 31, 1906. Dec 3, 1907. 7:1859—46 to 49. A $39,000—$92,000. nom

107th st W, No 316, s s, 145 e Riverside Drive, 20x100.11, 5-sty brk dwelling. Abbie B wife and Charles Buek to Louis Bernstein. Mort $24,000. Nov 27. Nov 29, 1907. 7:1892—26. A $12,500—$30,000. other consid and 100

111th st E, No 226, s s, 270 w 2d av, 30x100.11, 6-sty brk tenement and store. Harris Daniel to Louis Micholisky. Mort $37,250. Nov 28. Nov 29, 1907. 6:1660—36. A $8,500—$36,000. other consid and 100

116th st W, No 10, s s, 100 w 5th av, 25x100.11, 6-sty brk tenement and store. Moses Schloss to Bernhard Bloch. ½ part. Mort $31,000. Nov 22. Dec 5, 1907. 6:1599—40½. A $15,000 —$34,000. other consid and 100

116th st E, Nos 339 to 345, n s, 170 w 1st av, 80x100.11, four 3-sty stone front dwellings. Maria Carman to Robert Kunitzer. Sept 27. Dec 2, 1907. 6:1688—17 to 19. A $22,000—$43,500. 100

118th st E, No 159, n s, 235 w 3d av, 25x100.11, 3-sty brk dwelling. Joseph I Kalinsky to Louis Bleier. Mort $13,700. Dec 3, 1907. 6:1767—27. A $8,500—$10,000. other consid and 100

118th st W, Nos 146 to 156, on map Nos 148 to 154, s s, 125 e 7th av, 150x100.11, two 6-sty brk tenements. Harris Friedman et al to Charles and Henry Friedman. Mort $217,000. Nov 23. (Re-recorded from Nov 23, 1907). Dec 3, 1907. 7:1902—53 and 56. A $72,000—$260,000. other consid and 100

119th st E, Nos 310 and 312, s s, 140 e 2d av, 40x100.11, two 5-sty stone front tenements. David Stern et al to Gabriel Delnunzio. Mort $38,400. Dec 2. Dec 3, 1907. 6:1795—47 and 48. A $5,600—$36,000. 100

119th st E, No 134, s s, 285 e Park av, 27x100.11, 5-sty brk tenement and store. Samuel Goldstein to Jacob Tropp. All title. Mort $26,000. Dec 4. Dec 5, 1907. 6:1767—60. A $7,500—$26,000. nom

119th st E, No 210, s s, 150 e 3d av, 25x100.11, 5-sty brk tenement and store. Hannah D Moore to John C Moore, of Brooklyn. All liens. June 21, 1899. Dec 5, 1907. 6:1783—42. A $7,000—$23,000. nom

119th st E, No 329, n s, 305 e 2d av, 20x100.10, 4-sty brk tenement. Meyer Hecht and ano EXRS Moses Seewald to James W Conlon. Mort $10,000. Dec 4. Dec 5, 1907. 6:1796—14. A $4,800—$11,500. 13,250

120th st E, Nos 207 and 209, n s, 100 e 3d av, 37.6x75.8, two 3-sty brk tenements and stores. Henry B Riecke to Caroline C Leaycraft. Mort $12,500. Aug 29. Nov 29, 1907. 6:1785—5 and 5½. A $9,000—$22,000. other consid and 100

121st st E, No 321, n s, abt 225 e 2d av, 25x100.10x23.10x99, with all title to gore on n e cor of above, 1.10x—x1.4.

121st st E, No 323, n s, 250 e 2d av, 25x100.11, 6-sty brk tenement and store.
Meyer Lefkowitz to Annie Pariser. Morts $66,500. Nov 27. Nov 30, 1907. 6:1798—9. A $12,000—P $58,000. other consid and 100

123d st E, No 239, n s, 380 e 3d av, 25x100.11, 3-sty frame dwelling. Mendel Diamondston et al to Max Lipman. Mort $6,500. Nov 29. Nov 30, 1907. 6:1788—16. A $7,000—$9,000. other consid and 100

129th st W, No 306 (deed reads No 306 W 120th st), s s, 125 w 8th av, 25x99.11, error, 5-sty brk tenement. Rosalie Crager to Mary A Smith. Mort $23,650. Dec 4, 1907. 7:1955—20. A $9,000—$21,000. nom

130th st W, Nos 601 to 607, n s, 100 w 11th av, and 75 w Broadway, 100x99.11, 3-sty brk building and 2-sty brk building in rear. Wm F G Geisse to Elmer L Heischmann, of Bloomfield, N J. Mort $50,000. Nov 23. Dec 2, 1907. 7:1997—25 and 27. A $24,000—$47,000. nom

132d st W, No 227, n s, 245 w 7th av, 15x99.11, 3-sty stone front dwelling. Arthur J Collins to James H Cruikshank. Mort $8,500. Dec 2. Dec 4, 1907. 7:1938—21½. A $6,000—$9,000. nom

134th st W, s s, 90 e Broadway, 117x99.11, vacant. Chelsea Realty Co to James A Deering. Mort $13,776 and all liens. Nov 27. Dec 5, 1907. 7:1987—55 and 59. A $36,000—$36,000. other consid and 100

135th st W, No 174, s s, 250 e 7th av, 25x99.11, 5-sty brk tenement. Gertrude D Hawes to Daniel Curtin. Mort $23,000. Nov 29, 1907. 7:1919—53. A $12,000—$24,000. 100

135th st E, Nos 3 to 7, n s, 25 e 5th av, 75x99.11, three 5-sty brk tenements and stores. Solomon Wronker et al to Hannah J Frankel. Mort $64,245. Nov 26. Nov 29, 1907. 6:1760—2 to 4. A $24,000—$63,000. other consid and 100

138th st W, No 131, n s, 256 e 7th av, 26x99.11, 5-sty brk tenement. Peter Freess to Pauline Nussbaum and Joseph Koch. Mt $26,500. Oct 31. Dec 2, 1907. 7:2007—17. A $10,000—$26,000. other consid and 100

139th st W, No 259, n s, 99.1 e 8th av, 19x99.11, 4-sty brk dwelling. Emma Orcutt to Max Weiss. Mort $11,000. Nov 30. Dec 2, 1907. 7:2025—5. A $6,000—$11,500. other consid and 100

141st st W, Nos 227 to 233, n s, 250 e 8th av, 125x99.11, two 6-sty brk tenements. West Side Construction Co to Delta Realty Co. Mort $169,000. Dec 2. Dec 3, 1907. 7:2027—11 and 14. A $45,000—$156,000. 100

142d st W, No 315, n s, 225 w 8th av, 25x½ blk, 2-sty frame tenement. Beekman Realty Co to Sophia Oppenheimer. ½ part. B & S. Dec 1. Dec 4, 1907. 7:2043—32. A $5,000—$6,000. nom

Same property. Same to Louis Kempner. ½ part. B & S. Dec 1. Dec 4, 1907. 7:2043. nom

143d st W, n s, 100 e Broadway, 425x99.11, part 1, 2 and 3-sty brk asylum. Colored Orphan Asylum and Association for the benefit of Colored Children in City N Y to West Side Construction Co. Dec 2. Dec 3, 1907. 7:2075 and part of lot 5. other consid and 100

143d st W, Nos 243 and 245, n s, 350 w 7th av, 50x99.11, two 4-sty brk tenements. J S Shea Co to Chas A Adam and Frederick Riese. Mort $33,000. Dec 2. Dec 4, 1907. 7:2029—16 and 17. A $16,000—$27,000. other consid and 100

144th st W, s s, 100 e Broadway, 550x99.11, part 1, 2 and 3-sty brk asylum. Colored Orphan Asylum and Association for the benefit of Colored Children in City N Y to Delta Realty Co. Dec 2. Dec 3, 1907. 7:2075 part of lot 5. other consid and 100

148th st W, No 237, n s, 158 e 8th av, 39x99.11, 5-sty brk tenement. Pincus Lowenfeld et al to Benj Rosenstiel. Mort $37,000. Nov 29, 1907. 7:2034—8. A $11,000—$36,500. other consid and 100

151st st W, No 525, n s, 345 w Amsterdam av, 40x99.11, 6-sty brk tenement. Cabot Real Estate Co to Loton Horton. B & S. Mort $50,000. Sept 12. Oct 21, 1907. 7:2083—17. A $16,000—$50,000. other consid and 100

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153d st W, s s, 250 w Broadway, 50.10x99.11, 2-sty frame stable and vacant. The Junction Realty Co to Richard F Carman, of Huntington, L I. Mort $12,500. Sept 20. Nov 29, 1907. 7:2099—44 and 45. A $8,000—$8,000. other consid and 100

175th st W, No 614, s s, 100 e Wadsworth av, 25x65, 2-sty frame dwelling. Matthew McKeon to Robt C Rathbone. Dec 3, 1907. 8:2143—48. A $5,000—$5,200. other consid and 100

178th st W, n s, 100 e St Nicholas av, 25x100, 5-sty brk tenement. Aaron M Janpole et al to Louisa Wagner. Mort $20,000. Nov 30. Dec 4, 1907. 8:2153—28. A $6,500—P $20,000. other consid and 100

182d st W, Nos 620 and 622, s s, 50 e Wadsworth av, 50x70, 5-sty brk tenement. Release mort. Max Marx to Emily Uthe. Dec 4. Dec 5, 1907. 8:2165—6. A $10,000—$36,000. 6,000

182d st W, Nos 554 and 556, s s, 43 w Audubon av, 35.8x70, two 3-sty frame dwellings. Caroline Denecke et al to Augusta E Mohr. Mort $8,000. Nov 26. Nov 29, 1907. 8:2154—16 and 17. A $7,000—$15,000. nom

184th st W, No 556, s s, 200 e St Nicholas av, 37.6x74.11, 5-sty brk tenement.

184th st W, No 554, s s, 237.6 e St Nicholas av, 37.6x74.11, 5-sty brk tenement.

The Hogenauer & Wesslau Co to Louis Hildenstein. Mort $37,000. Dec 3. Dec 4, 1907. 8:2154—77 and 79. A $13,000—$56,000. other consid and 100

208th st W, s s, 124.11 e 10th av, 125x99.11, vacant. Mary A Salmon to Nellie M Mahaney. Mort $7,000. Dec 2. Dec 4, 1907. 8:2204—10. A $15,000—$15,000. nom

Av A, No 1409, on map No 1419 | n w cor 75th st, 25.6x75, 5-sty
75th st, No 443 | brk tenement and store. FORECLOS, Nov 19, 1907. James A Foley ref to Anton Jiran. Dec 2. Mort $31,000. Dec 5, 1907. 5:1470—22. A $11,500—$27,000. 2,000

Av A, No 1437, w s, 50 n 76th st, 25x75, 4-sty brk tenement and store. George Korol to Adolf Miller. B & S and correction deed. Oct 29. Dec 2, 1907. 5:1471—23. A $7,500—$14,500. nom

Av A, No 1437, w s, 50 n 76th st, 25x75, 4-sty brk tenement and store. Adolf Miller to David Buchsweiler. Mort $15,000. Oct 31. Dec 2, 1907. 5:1471—23. A $7,500—$14,500. other consid and 100

Av A, Nos 287 and 289 | s w cor 18th st, 46x94, four 5-sty brk
18th st, Nos 438 to 442 | tenements and stores. Max Keve et al to Martin Garone. 2-3 right, title and interest. Mort $51,500. Dec 3, 1907. 3:949—30. A $22,000—$39,500. nom

Av A, No 1434 | n e cor 76th st, 25.6x98, 5-sty brk tenement and
76th st, No 501 | store. Max Lipman to Mendel Diamondston and Harris Schwartz. Mort $35,000. Nov 26. Nov 30, 1907. 5:1488—1. A $13,000—$32,000. other consid and 100

Av B, No 95, e s, 20.2 n 6th st, 20.2x93, 4-sty brk tenement and store. Solomon Prince and ano EXRS Raphael Prince to Jacob Blum. Mort $18,000. Nov 25. Nov 29, 1907. 2:389—2. A $16,000—$22,000. other consid and 25,000

Av B, No 207, e s, 29.3 s 13th st, 24.1x93.2x24.3x93.2, 4-sty brk tenement and store and 4-sty brk tenement in rear. Jonas Weil et al to Abraham Cohen. Mort $12,000. April 19, 1906. Re-recorded from April 19, 1906. Dec 3 ,1907. 2:395—7. A $13,000—$19,000. other consid and 100

Amsterdam av, No 8, w s, 75.5 n 59th st, 25x100, 5-sty brk tenement and store. Meyer H Ullmann to Morris Simon. ½ part. Mort $29,000. Dec 4. Dec 5, 1907. 4:1151—32. A $16,000—$28,000. other consid and 100

Amsterdam av, No 998, w s, 60.10 n 109th st, 40x100, 6-sty brk tenement and store. Release 2 morts. Harris Mandelbaum and ano to Irving Judis. Nov 27. Nov 29, 1907. 7:1881—32. A $18,000—$———. other consid and 100

Same property. Irving Judis to William Hafner. Mort $52,000. Nov 27. Nov 29, 1907. 7:1881. other consid and 100

Amsterdam av, No 349, e s, 77.2 s 77th st, 25x100, 5-sty brk tenement and store. Emma Blumenberg to Geo M Welch. Mort $29,000. Nov 30, 1907. 4:1148—64. A $19,000—$33,000. other consid and 100

Bowery, No 211, e s, 23.2 s Rivington st, 22.6x70x22.8x70, 3-sty brk front tenement and store with 1-sty brk extension.

Rivington st, No 1½, s s, 70 e Bowery, 30x45x30.1x45.3, 5-sty brk tenement and store.

Celia Vogel to Rosie Kraus. ½ part. All title. Mort $33,000. Dec 2, 1907. 2:425—15. A $16,000—$18,000 and 17. A $13,000—$21,000. other consid and 100

Broadway, No 1674 | n e cor 52d st, 75.11x69.11x75.5x61.10, 9-sty
52d st | brk tenement. Edw J McCutchen to Hobart Estate Co, a California corpn. B & S. May 28, 1906. Dec 4, 1907. 4:1024—31½. A $175,000—$240,000. nom

Broadway, No 3580 | n e cor 147th st, 99.11x125, vacant. Charles
147th st | Lowen to Braender Building & Construction Co. Mort $40,000. Nov 15. Nov 29, 1907. 7:2079—1 to 6. A $85,000—$85,000. other consid and 100

Lenox av, Nos 649 and 651, w s, 80 n 142d st, 39.11x100, 6-sty brk tenement and store. George Dellon and Jennie his wife to Samuel Parnass. ½ part. Morts $67,000 on this property and also Nos 653 and 655. Nov 12. Dec 2, 1907. 7:2011—33. A $21,500—$58,000. other consid and 100

Lenox av, Nos 653 and 655, w s, 119.11 n 142d st, 39.11x100, 6-sty brk tenement and store. Samuel Parnass and Annie his wife to George Dellon. ½ part. Mort on this and Nos 649 and 651 Lenox av $67,000. Nov 12. Dec 2, 1907. 7:2011—34. A $21,500—$58,000. other consid and 100

Lenox av, No 84, e s, 45 n 114th st, runs e 100 x n 55.11 x w 25 x s 25 x w 75 to av, x s 30.11 to beginning, 5-sty brk tenement. David Yesky to Leopold Yesky. ½ part. All title. Mort $48,750. Nov 29. Dec 2, 1907. 6:1598—3. A $24,000—$50,000. other consid and 100

Lenox av, No 450, e s, 75 n 132d st, 24.11x84, 5-sty brk tenement and store. Eva Cohen to Otto Penner and Louise his wife, tenants by entirety. Mort $24,000. Dec 2, 1907. 6:1730—4. A $13,000—$26,000. other consid and 100

Lexington av, No 1360 | s w cor 90th st, 20.4x81, 4-sty brk ten-
90th st, Nos 122 and 124 | ement and store with 1-sty extension. Also strip 20.7 s 90th st, and 80.11 w Lexington av, runs e 15.7 x n 0.3 x w 15.7 x s 0.3 to beginning.

Agnes Coady to Erada Realty Co. Mort $24,000. Dec 2. Dec 3, 1907. 5:1518—56. A $18,500—$25,000. nom

Madison av, No 1519, e s, 84.3 s 104th st, 16.8x70, 3-sty brk dwelling. Louis Strongin to Ellis Bonime. Mort $11,100. Nov 9. Nov 29, 1907. 6:1609—55. A $7,500—$9,500. nom

Madison av, No 1045, e s, 66.2 s 80th st, 19x82, 4-sty stone front dwelling. Emma Gutman to Olin D Gray. Mort $15,000. Dec 2, 1907. 5:1491—51½. A $31,000—$41,000. other consid and 100

Madison av, No 1913, e s, 20.11 n 123d st, 20x81, 3-sty stone front dwelling. Max Borck et al to Adolph A Himowich. Mort $14,000. Nov 30. Dec 2, 1907. 6:1748—36. A $10,500—$16,500. other consid and 100

Madison av, No 175.

Madison av, No 177.

Agreement as to encroachment and wall. Edith R Gellatly with Samuel H Valentine. Oct 16. Dec 3, 1907. 3:863.

Madison av, No 687, e s, 25 s 62d st, 25x63, 4-sty and basement stone front dwelling. Agnes Coady to Erada Realty Co. Mort $40,000. Dec 2. Dec 3, 1907. 5:1376—51½. A $44,000—$50,000. other consid and 100

Morningside av West | s w cor 118th st, 100.11x125, 6-sty brk ten-
118th st, No 400 | ement. West Side Construction Co to Andrew P Morison, of N Y City, and Montclair, N J. Mort $200,000. Nov 30. Dec 2, 1907. 7:1961—57. A $95,000—$———. other consid and 100

Morningside av E, No 16, e s, 53.2 s 116th st, 53x97, 6-sty tenement "Pauline," 7:1849—52. A $27,000—$70,000. CONTRACT to exchange for

140th st, No 603, n s, abt 360 w Cypress av, 40x95.

Hendrika Buge with J H Marsh. Nov 21. Nov 30, 1907. exch

Old Broadway, Nos 2376 and 2378, e s, 52.5 s 132d st, 51.6x100x49.8x112.3, with all title to strip adj on north, —x—, 6-sty brk tenement and store. FORECLOS, Dec 4, 1907. Chas L Hoffman ref to Henry Arnstein, of Orange, N J. All liens. Dec 4. Dec 5, 1907. 7:1986—50. A $17,000—$60,000. $5,000 over and above mort of 45,000

Park av, No 25, e s, 49.5 n 35th st, 24.8x80, 5-sty stone front dwelling. Colgate Hoyt to Marie H Story. Nov 15. Dec 5, 1907. 3:891—3. A $54,000—$69,000. nom

Park av, No 1503, e s, 74 n 109th st, 26x80, 4-sty brk tenement. Release claims as to Park av viaduct, &c. Michael Duggan to N Y & H R R Co and the N Y C & H R R R Co. Nov 22. Nov 29, 1907. 6:1637—4. A $6,000—$8,500. other consid and 100

Park av, Nos 1668 and 1670, w s, 100.11 n 117th st, 50.5x90, 6-sty brk tenement and store. Jacob Hyman to Rosa Hyman. Mt $52,650. Nov 29. Dec 3, 1907. 6:1623—37. A $18,000—$54,000. other consid and 100

Riverside Drive, e s, 332.2 s 127th st, 120x86, 6-sty brk tenement. Bergen Realty Co to Anna McAlpin. Mort $225,000. Dec 4. Dec 5, 1907. 7:1994—93 to 96. A $56,500—$———. other consid and 100

Riverside Drive, e s, 452 s 127th st, owned by party first part.

Riverside Drive, e s, adj above on north, owned by party second part.

Boundary line agreement. Marcy Realty with Bergen Realty Co. Nov 30. Dec 5, 1907. 7:1994. nom

Riverside Drive, e s, 332.2 s 127th st, 109x86, 6-sty brk tenement. The Ludlow Realty Co to The Bergen Realty Co. C a G. April 1. Rerecorded from Apr 9, 1907. Dec 2, 1907. 7:1994—part of lot 93. 81,750

Riverside Drive, e s, 441.2 s 127th st, 11x86, part 6-sty brk tenement. The Marcy Realty Co to The Bergen Realty Co. C a G. April 1. Re-recorded from April 9, 1907. Dec 2, 1907. 7:-1994—part of lot 93. 8,250

St Nicholas av, No 622 | s e cor 141st st, 20.1x105.4x19.10x108.9,
141st st, No 332 |

St Nicholas av, Nos 610 to 618, e s, 38.4 s 141st st, runs e 102.4 x s 62.1 x e 5 x s 27.11 x w 92.2 to av, x n 91.3 to beginning.

St Nicholas av, Nos 602 and 604, e s, 166.1 s 141st st, 36.6 to 140th st | 140th st, x80.1x36x86.2.

eight 5-sty brk tenements, store on cor 141st st.

Isaac Mannheimer et al to Marx Taylor. Mort $131,000. Dec 3. Dec 5, 1907. 7:2048—41, 42 to 44 and 47 and 48. A $42,500—$135,000. other consid and 100

St Nicholas av, No 456 | s e cor 133d st, 26.4x87.11x25.11x92.3, 5-
133d st, No 314 | sty brk tenement. The Hoffman Realty Co to Helen Kiralfy. Mort $30,000. Dec 2, 1907. 7:1958—38. A $15,000—$36,000. other consid and 100

St Nicholas av, No 289 | s w cor 125th st, 100.11x118, 2-sty brk
125th st, Nos 350 to 358 | store. Wm H Picken to J Allen Townsend and Edwin S Townsend. B & S. Mort $130,000. Nov 29. Dec 3, 1907. 7:1951—51. $110,000—$150,000. other consid and 100

St Nicholas av, No 710, e s, 145.10 n 145th st, 21x100, 4-sty stone front dwelling. Manuel Lopez to Calixto Lopez. Mort $17,000. Nov 23. Dec 3, 1907. 7:2053—77. A $8,000—$20,000. other consid and 100

Wadsworth av | s e cor 182d st, 70x50, 5-sty brk tenement and
182d st | store. Max Markel to Morris Bernstein Realty and Construction Co. Q C and C a G. All liens. Nov 21. Dec 2, 1907. 8:2165—4. A $16,500—$52,000. nom

West Broadway, Nos 542 and 544, w s, 161.10 s 3d st, runs w 75 x s 5 x w 15 x s 38 x e 90 to st, x n 43 to beginning, 6-sty brk loft and store building. Franklin B Lord et al to Abraham and Louis Gerstenzang. Dec 2, 1907. 2:537—23. A $32,000—$70,000. other consid and 100

West Broadway, Nos 566 to 576 | n w cor 3d st, runs n 209.6 to
3d st, Nos 65 and 67 | s s Washington Square South
4th st, No 72 | or 4th st, x w 25 x s 56.8 x w
Washington Sq S, No 64 | 25 x s 153 to n s 3d st, x e 50 to beginning, two 3, one 4 and one 10-sty brk and stone loft and store buildings. John B Ireland to James D Ireland. All liens. Dec 2, 1907. 2:538—23, 24, 38 and 39. A $98,000—$178,500. nom

West End av, No 505, w s, 30 n 84th st, runs n 34 x w 100 x s 18 x e 78 x s 16 x e 22 to beginning, 4-sty and basement brk and stone dwelling. Daniel B Childs and ano EXRS, &c, Blanche Sterling to Cecilia Muser. Nov 11. Nov 29 ,1907. 4:1246—30. A $15,000—$31,000. 48,000

1st av, No 1682 | s e cor 88th st, 25.8x80, 4-sty brk
88th st, Nos 400 and 402 | tenement and store and 1-sty brk store in st. Wm H Kohring to William Infeld. Dec 2, 1907. 5:1567—45. A $15,000—$26,000. 100

1st av, No 2048, e s, 25.11 s 106th st, 25x84, 5-sty brk tenement and store. Release mort. The State Bank to Patrick Garofalo. Nov 29. Dec 2, 1907. 6:1699—46. A $6,000—$18,000. nom

1st av, No 2243, w s, 40 n 115th st, 20x73, 4-sty stone front tenement and store. Antonio Marino to Giuseppe Dalesio and Luigia his wife, tenants by entirety. Mort $10,000. Dec 2. Dec 3, 1907. 6:1687—24½. A $5,800—$11,500. nom

2d av, No 2455, w s, 49.11 s 126th st, 25x105, 3-sty brk tenement and store. Herman Tausky to Dora Holzman. Morts $13,250. Nov 29. Dec 4, 1907. 6:1790—27. A $9,000—$11,500. other consid and 100

2d av, No 1006, e s, 20.5 n 53d st, 20x70, 5-sty brk tenement and store. Louis Flato to Joseph Kantrovitz. 1-3 part. All liens. Nov 25. Dec 4, 1907. 5:1346—2. A $9,500—$16,000. nom

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Same property. Same to Sol and Moses Krotosky and Theresa Flato. 1-3 part. All liens. Nov 25. Dec 4, 1907. 5:1346. nom

2d av, No 1728, e s, 25.8 s 90th st, runs e 25 (?) x s 25 x w 75 to av, x n 25 to beginning, probable error, 5-sty brk tenement and store. Bridget Lenaghan to Peter E Burns. Mort $17,000. Dec 3. Dec 5, 1907. 5:1552—50. A $11,000—$20,000. nom

2d av, Nos 19 and 21 / 1st st, Nos 26 and 26½ | n w cor 1st st, 35.9x70, two 4-sty brk tenements, store on corner. Isaac Hirschhorn to Katie Hirschhorn. Nov 14. Dec 2, 1907. 2:457—36 and 37. A $27,000—$39,000. other consid and 100

3d av, No 1847, e s, 25.9 n 102d st, 18x80, 3-sty brk tenement and store. Isadore Cohen to Emma Cohen. All title. All liens. Nov 12. Dec 2, 1907. 6:1652—2. A $8,000—$11,000. nom

3d av, No 731, e s, 81 s 46th st, 20x80, 5-sty brk tenement and store. Edw L Montgomery Jr to Mary W Montgomery. Mort $18,000. Nov 14. Nov 29, 1907. 5:1319—50. A $12,000—$16,500. other consid and 100

3d av, No 1225, e s, 50.2 s 71st st, 16.10x110, 4-sty brk tenement and store. Christopher Gitzen to Isidore Marks. Mort $12,000. Nov 30. Dec 4, 1907. 5:1425—47. A $11,000—$16,000. other consid and 100

5th av / 138th st, Nos 2 to 8 | s w cor 138th st, 99.11x120, three 6-sty brk tenements, stores on av. FORECLOS, Nov 12, 1907. Joseph Gallagher referee to Simon Uhlfelder and Abraham Weinberg. Morts $101,265.23 and all liens. Nov 29, 1907. 6:1735—40. A $50,000—P $150,000. 10,000

7th av, Nos 2560 and 2562 / 148th st, No 201 | n w cor 148th st, 59.11x100, 5-sty brk tenement and store. Louis Bernstein to Fairfield Realty Co. Mort $89,500. Nov 27. Nov 29, 1907. 7:2034—29. A $33,500—$95,000. other consid and 100

7th av, No 2251, e s, 74.11 n 132d st, 25x75, 5-sty brk tenement and store. Sarah Hirschhorn et al to Emil Roes. Mort $24,000. Nov 29. Nov 30, 1907. 7:1917—4. A $14,000—$22,000. other consid and 100

8th av, No 227 (223), w s, 95.9 n 21st st, 22.4x100, 3-sty brk tenement and store with 1-sty extension. Emma or Emeline Reiner to Edith A Jackson. Nov 27. Nov 30, 1907. 3:745—36. A $16,000—$19,000. nom

8th av, No 229 (225), w s, 118.1 n 21st st, 22.5x100, 3-sty brk tenement and store with 1-sty extension. Emma or Emeline Reiner to Edith A Jackson. June 29. Nov 30, 1907. 3:745—37. A $16,000—$19,000. nom

8th av, No 2382, e s, 74.11 s 128th st, 24.11x75, 4-sty brk tenement and store. Joseph T B Jones to Albertine M Melius, Ottilie M Boschen, Henry O Heuer and Diedrich Heuer EXRS &c, Henry Heuer. Mort $27,000. April 5. Dec 5, 1907. 7:1933—64. A $15,000—$19,000. 1,000

9th av, No 232, e s, 24.8 n 24th st, 24.8x100, 6-sty brk tenement and store. Meyer H Ullmann to Morris Simon. ½ part. Mt $40,000. Dec 3. Dec 5, 1907. 3:748—2. A $12,000—$33,000. other consid and 100

9th av, No 510, on map No 514, e s, 98.9 n 38th st, 24.8x100, 6-sty brk tenement and store. Beekman Realty Co to Sophia Oppenheimer. B & S. Dec 1. Dec 4, 1907. 3:762—assessed with lot 4 for A $35,000—$80,000. nom

9th av, No 508, on map No 512, e s, 74.1 n 38th st, 24.8x100, 6-sty brk tenement and store. Beekman Realty Co to Louis Kempner. B & S. Dec 1. Dec 4, 1907. 3:762—assessed with lot 4 for A $35,000—$80,000. nom

9th av, s w cor 215th st, 99.11x100, vacant. Pincus Lowenfeld et al to Rubie Schlesinger. Mort $22,015. Nov 29. Dec 3, 1907. 8:2211—21 to 24. A $21,500—$21,500. 100

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Bristow st, No 1379, w s, 75 n Jennings st, 25x87.2, 2-sty frame dwelling. Abraham Kaufman to Henry Ehrenberg. Mort $7,900. Nov 29. Nov 30, 1907. 11:2963. other consid and 100

*Birch st, w s, 100 s Chester av, 50x100. Israel Solowitz to Israel Goldenberg. Mort $250. Dec 4. Dec 5, 1907. nom

*Chestnut st, w s, 200 n Cornell av, 50x100, Westchester. Cleopatra Ice to Geo W Maxwell. Mort $500. Nov 26. Dec 2, 1907. other consid and 100

*Carlisle pl, w s, 125 s 213th st, 50x100, and being lots 118 and 119 map W F Duncan at Williamsbridge. A Shatzkin & Sons to Emilio Morante. Nov 27. Nov 30, 1907. other consid and 100

Dawson st, No 689, n w s, 116.8 s w Leggett av, 16.8x70.1x16.10x67.10, 2-sty frame dwelling. Samuel Cowen to Bertha Lowy. Mort $4,000. Nov 27. Dec 3, 1907. 10:2687. other consid and 100

Dawson st, No 1234, e s, 618.4 n Longwood av, 40.7x100. Certificate by John E Miller that he has received deed from Twelve Forty-two Dawson Street Co and which he holds in trust for David Miller 61-126 parts, Dominick Poloso 34-126 parts, and Theo C Wood 31-126 parts. Nov 20. Dec 4, 1907. 10:2702.

*Elizabeth st, s s, 100 e Newell av, 25x100. Grace W Hebberd to Mathew Creegan. Mort $600. Oct 12. Dec 5, 1907. other consid and 100

*Fillmore st, w s, 300 s Morris Park av, 25x100. Marie M Kirschkamp to Grace G Schanz. Mort $3,900. Oct 15. Dec 2, 1907. other consid and 100

Featherbed lane, s w cor Plympton av, 27x98.3x25x108, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowsky ref to Mary J Flanagan. Dec 2. Dec 3, 1907. 11:2875. 3,400

Featherbed lane, s s, 49.6 e Plympton av, 24.3x99.7x24.3x103.2, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Henry C Kayser. Dec 2. Dec 3, 1907. 11:2874. 2,250

Featherbed lane, s s, 24.3 e Plympton av, 24.3x96.2x24.3x99.7, vacant. FORECLOS, Oct 31, 1907. Same to Julia Carpendale. Dec 2. Dec 3, 1907. 11:2874. 2,300

Featherbed lane, s e cor Plympton av, 24.3x92.8x24.3x96.2, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Sophie M Carpendale. Dec 2. Dec 3, 1907. 11:2874. 3,325

Featherbed lane, s s, 72.10 e Plympton av, 48.6x110x48.6x103.2, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Henry Kraus. Dec 2. Dec 3, 1907. 11:2874. 4,300

Ford st, No 593, n s, 225 w Webster av, 25x100, 2-sty frame dwelling. Yetta Levitas to Jacob Schuman. Mort $3,500. Nov 22. Nov 30, 1907. 11:3143. other consid and 100

Hyatt pl, w s, 195 n Scott av, 25x100, valued at $3,650. Mort $2,425. CONTRACT to exchange for

*Harrison av, lots 41 and 42 map (No 1097) of 170 lots Siems estate, each lot 25x100, valued at $1,300. Mort $250.

Luigi Avitabile with Maria Nocita. Mort $2,425. Nov 19. Dec 5, 1907. Contracts only. exch

Ittner pl, s e cor River st, begins at point 167.10 w Park av, runs s 103.6 x w 25 to c l Old mill brook, x n — to pl, x e 29 to beginning, vacant. Joseph E Butterworth to E Louis Jacobs. All liens. Sept 3, 1906. Dec 5, 1907. 11:2899. other consid and 100

Knox pl, c l, 547.2 n Mosholu Parkway North, runs n 50 x w 130 x s 50 x e 130 to beginning, vacant. Cath Parker to Mary F Berrian, Adelia A Morrison, Ellen Caswell and Margt A St Cyr. Nov 18. Dec 4, 1907. 12:3324. nom

Loring pl, Nos 2307 to 2311, w s, 280 s Fordham road, 75x100, three 3-sty brk dwellings.

Loring pl, No 2303, w s, 380 s Fordham road, 25x100, 3-sty brk dwelling.
Release mort. American Mortgage Co to Frederick J Middlebrook EXR of Wm M Ryan. Nov 29. Dec 2, 1907. 11:3225. nom

Loring pl, No 2307, w s, abt 330 s Fordham road, 25x100, 3-sty brk dwelling. Release mort. N Y Trust Co to Frederic J Middlebrook EXR Wm M Ryan. Nov 29. Dec 2, 1907. 11:3225. 5,500

Same property. Frederic J Middlebrook EXR Wm M Ryan to Margt M Fealy. Nov 30. Dec 2, 1907. 11:3225. 10,000

*Mathilda st / 240th st | s e cor 240th st, runs s 25 x e 50.7 x s 26.6 x e 24.5 x s 48.6 x e 25 x n 100 to s s 240th st, x w 100 to beginning, Washingtonville. John Miller to John T Dooling. Mort $3,000. Aug 30, 1906. Dec 5, 1907. other consid and 100

*Storrow st, n e cor Benedict av, 25x101.7x25x102. Fredk C Schulze to Mary A Coman. Nov 25. Nov 30, 1907. other consid and 100

Wilkins pl, No 2334, e s, 228.1 n Southern Boulevard, 25x91.4x30.3x75.9, 3-sty frame tenement. Franklyn J Studley to Leonard J Studley. Mort $8,750. Nov 29. Dec 5, 1907. 11:2976. other consid and 100

135th st, No 531 (839), n s, 150 w St Anns av, 25x100, 5-sty brk tenement. Abraham Buxbaum to Kath M Tiernan. Mort $15,500. Dec 3. Dec 4, 1907. 9:2263. other consid and 100

136th st, No 293 (545), n s, 225 e Lincoln av, 25x100, 5-sty brk tenement. Henry Reese to Hannah J Frankel. Mort $19,250. Dec 2, 1907. 9:2312. other consid and 100

137th st, No 585, on map No 583, n s, 182.6 e St Anns av, 29.6x100, 4-sty brk tenement. Hermann W Marpmann to John Storck and Bertha his wife, tenants by entirety. Mort $14,750. Nov 30. Dec 2, 1907. 10:2550. 100

139th st, No 530, s s, 234.10 e Brook av, 37.6x100, 6-sty brk tenement. Release mort. Seymour Realty Co to Louis Lese and Mark Blumenthal and Ignatz Roth. Nov 29. Dec 2, 1907. 9:2266. 2,500

Same property. Louis Lese et al to Henry Demmerle. Mort $40,000. Nov 20. Dec 2, 1907. 9:2266. other consid and 100

139th st, n s, 144.4 e Southern Boulevard, 75x100, vacant. FORECLOS, Nov 19, 1907, Wm W Baldwin ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2591. 4,500

139th st, n s, 294.4 e Southern Boulevard, 75x100, vacant. FORECLOS, Nov 19, 1907. James C Brady ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2591. 4,000

139th st, n s, 369.4 e Southern Boulevard, 75x100, vacant. FORECLOS, Nov 19, 1907. James C Brady ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2591. 3,750

139th st, n s, 95 e Robbins av, 75x100.10, vacant. FORECLOS, Nov 19, 1907. John J Hynes ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2569. 5,050

140th st, No 598 (858), s s, 354.9 e St Anns av, 38x100, 5-sty brk tenement. Louis Scheinkman to Wm F Olpp. Mort $36,500. Nov 29. Dec 2, 1907. 10:2552. other consid and 100

140th st, s s, 161.3 e Southern Boulevard, 75x100, vacant. FORECLOS, Nov 19, 1907. Wm W Baldwin ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2591. 5,000

140th st, n s, 286.5 e Southern Boulevard, 50x125, vacant. FORECLOS, Nov 19, 1907. John J Hynes ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2592. 3,000

141st st, s s, 100 e Robbins av, 75x122.11x75.1x118.2, vacant. FORECLOS, Nov 19, 1907. Isaac B Brennan ref to Century Investing Co. Dec 2, 1907. 10:2569. 6,350

147th st, Nos 536 and 538 (814 and 816), s s, 174.6 w St Anns av, 50x99.9, 5-sty brk tenement. Morris Levy et al to Samuel Neuman. Mort $47,750. Dec 2, 1907. 9:2273. other consid and 100

148th st, No 315, n s, 375 w Courtlandt av, 25x106.6 4-sty brk tenement and store. Sebastiano Maraffino to Maria N Maraffino. ½ part. Mort $——. Dec 4. Dec 5, 1907. 9:2330. other consid and 100

151st (Gouverneur) st, n s, 35.3 e Morris av, as on map Melrose South, runs n 116.10 x e 50 x s 24 x w 6.6 x s 92.8 to st x w 43.6 to beginning. Josef Gertner to Lena Blanket. Mort $11,000. Dec 4, 1907. 9:2411. other consid and 100

151st st, No 338, s s, 100 w Courtlandt av, 25x118.5, 3-sty frame tenement and 2-sty frame tenement in rear. Moritz Arnstein to Chas G Weiss. Q C and correction deed. Nov 30. Dec 3, 1907. 9:2410. nom

152d st, No 757, n s, 125 w Wales av, 25x115.1x28.9x100.10, 4-sty brk tenement. Walter J Fraser to Lizzie S Cowen. Mort $15,750. Nov 29. Nov 30, 1907. 10:2644. other consid and 100

152d st, No 817, n s, 80 w Union av, 20x50, 3-sty frame tenement. Conrad Ruggaber to Margaretha wife of Conrad Ruggaber. Mort $2,500. Nov 29. Nov 30, 1907. 10:2665. nom

155th st, No 290, s s, 195.3 e Morris av, 25x100, 3-sty frame tenement. August Zehder to Barbara wife of August Zehder. B & S. All liens. Nov 30. Dec 2, 1907. 9:2414. nom

165th st, No 431, old No 703, n s, 330 e Park av, 28x213.9, 2-sty frame dwelling. Sebastiano Di Palermo to Antonina Di Palermo. ½ part. All title. Mort $4,000. Nov 30. Dec 5, 1907. 9:2387. other consid and 100

168th st, No 770, s w s, 378.4 s e Morse or Boston road, 25x125, 2-sty frame dwelling. William Bender et al HEIRS Maria Engehofein to Barbara Fimpel. Q C. Correction and confirmation deed. Nov 27. Dec 4, 1907. 10:2662. nom

*173d st, w s, 150 n Gleason av, 25x100. Release mort. Isaac L Michael to Cogswell-Taylor Impt Co. Dec 4. Dec 5, 1907. 700

*173d st, w s, 150 n Gleason av, 25x100. Cogswell-Taylor Impt Co to William Heinrich. Mort $3,500. Dec 3. Dec 4, 1907. other consid and 100

173d st, No 658, s s, 43 w Worth av, 17x69.5x17x67.11, 3-sty frame tenement. Mary H Thurlow to Zippora F Heller. Nov 30. Dec 2, 1907. 11:2888. 100

Same property. Zippora F Heller to Geo H Lester. Mort $3,750. Nov 30. Dec 2, 1907. 11:2888. nom

174th st, No 750, s s, 100 e Washington av, old line, 20x100, 1-sty frame store. Augusta Gminder to Mirjan Assarian. Mort $1,800. Dec 2. Dec 3, 1907. 11:2915. nom

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# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

# IRONWORK FOR BUILDINGS


174th st, No 750, s s, 90 e Washington av, new line, 20x100, 1-sty frame store. Release mort. Title Guarantee and Trust Co to George F Gminder and Christian Georges. Dec 2. Dec 3, 1907. 11:2915. 500

175th st | s s, 296.7 w Macombs road, 25x200 to Featherbed Featherbed lane | lane, vacant. Clara Dutt to John G Dutt. ½ right, title and interest. Mort $4,000. July 8. Nov 29, 1907. 11:2876. other consid and 100

185th st, No 692, s s, 183.4 e Park av, 16.8x100, 2-sty frame dwelling. Wm T Blauvelt to Eugenia Blauvelt. Mort $2,500. Dec 3. Dec 4, 1907. 11:3039. other consid and 100

203d st, late Rockfield st, n s, 350 e Marion av, 25x127.3, 2-sty frame dwelling. FORECLOS, Oct 15, 1907. Wm J Coen referee to Sebastino Nardillo. Nov 29, 1907. 12:3309. 3,750

203d st, late Rockfield st, n s, abt 25 e Valentine av and 600 e Marion av, 25x126.9, vacant.

203d (Rockfield) st, n e cor Valentine av, runs n 126.9 x e — to w s of above lot x s 126.9 to st, x w — to beginning, vacant. Hannah Wallach to Charles Seiferd. Dec 2. Dec 4, 1907. 12:-3309. other consid and 100

*223d st, n s, abt 175 w Laconia av, 25x109.6. Release mort. Elias Kadaner to Giuseppe Varonelli. Nov 1. Dec 3, 1907. 125

Same property. Release mort. Robt N Quinn to the Brownhill Co. Oct 30. Dec 3, 1907. 437.50

*224th st, late 10th av, n s, 205 e White Plains road, 25x114, Wakefield. Frederick Leibrock to Dennis McGuire. Q C. Oct 21. Nov 30, 1907. nom

253d st, s s, abt 400 w Broadway and being lane leading from N Y & Albany Post road to Riverdale, c l, 5 chains and 8 links e of e s lands Wm G Ackerman, runs s e 13 c and 1 l to land Joseph Delafield, x n e 2 c and 97 l x n 1 c and 88 l x e 1 c and 60 l, x n e 48 l x n w 1 c and 45 l x n w 1 c and 49 l x n e 7 c and 9 l to said lane, x w along c l said lane 6 c and 13 l to beginning, 2-sty frame dwelling. FORECLOS, Nov 7, 1907. Geo E Weller ref to Earl G Pier. Dec 5, 1907. 13:3421. 40,000

Same property. Earl G Pier to Newton Land Assoc. B & S and C a G. Mort $30,000. Dec 5, 1907. 13:3421. other consid and 100

*Av C, s e cor 8th st, 33x105, Unionport. Louis Spanier to Lillie Spanier. Nov 4. Dec 2, 1907. nom

Aqueduct av, s s, 27 w Plympton av, runs w 78.8 x s e 58.2 x s 15.2 x e 25 x n 98.3 to beginning.

Plympton av, w s, 208 s Featherbed lane, 200x90x200x75.

Featherbed lane, s s, 49.7 w Nelson av, 24.3x110x24.3x113.6, vacant.

FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Louis Meckes. Dec 2, 1907. 11:2874, 2875. 10,175

Arthur av | s w cor 188th st, 54.9x112.10x50.11x112.7, vacant.
188th st | Sebastiano De Palermo to Antonina De Palermo. 1-3 part. All title. Mort $4,400. Nov 30. Dec 4, 1907. 11:3066. other consid and 100

Brook av, Nos 278 to 282, e s, 25.1 n 139th st, 37.8x103.7x37.6x 100, 5-sty brk tenement and store. Martin Haase et al to Haase-Lippmann Construction Co. All liens. Dec 4, 1907. 9:2267. other consid and 100

Brook av, Nos 284 and 286, e s, 62.9 n 139th st, 37.8x107.2x37.6 x103.7, 5-sty brk tenement and store. Martin Haase et al to Haase-Lippmann Construction Co. All liens. Dec 4, 1907. 9:-2267. other consid and 100

*Bronx Park av, e s, abt 100 s Morris st, 75x90, Lester Park. Order of court declaring mortgage (recorded Jan 15, 1906), invalid and void. Chas H Braas as trustee in bankruptcy of Joseph J Murphy and Jerimiah J Moran individ and as members of firm Murphy & Moran bankrupts, plaintiff, vs Anna Moran, defendant. Nov 19. Dec 3, 1907.

*Beech av, s s, abt 426.2 w Corsa av, 25x100, Laconia Park. A Shatzkin & Sons to Frank Pitisano. Mort $450. Dec 2. Dec 4, 1907. 100

Boston road, Nos 2087 and 2089 | s w cor 180th st, 270x100, 1-sty
180th st | brk office and vacant. Release, &c, as to Elevated R R. Rachel Purdy to the City of New York. Oct 27, 1905. Dec 4, 1907. 11:3137. 2,700

Boston road, No 2061 | s w cor 179th st, 26x133.9, 2-sty frame
179th st | dwelling. Release, &c, as to Elevated R R. Rachel Purdy to City of New York. Oct 27, 1905. Dec 4, 1907. 11:3136. 260.10

Boston road, Nos 1993 to 1997 | n w cor Tremont av, 64.6 on road,
Tremont av | x—, two 3-sty frame tenements and stores. Release, &c, as to Elevated R R. Wm Wray to City of N Y. Nov 15, 1905. Dec 4, 1907. 11:3135. 644.80

Boston road, n e cor Tremont av, —x—. Consent of mortgagee to Elevated R R. Harlem Savings Bank to the City of New York (3 instruments). Nov 13, 1905. Dec 4, 1907. 11:3139. nom

Boston road, e s, 79.2 s Lillian pl, —x—. Consent by mortgagee to Elevated R R. Harlem Savings Bank to City of N Y. Dec 4, 1907. 11:3005. nom

Bryant av, No 1517, w s, 125 n 172d st, 25x100, 2-sty frame dwelling. Lewis V La Velle to Hannah Kauffmann. Mort $6,-000. Nov 29, 1907. 11:2996. nom

*Bracken av, w s, 100 n Randall av, 50x100. Land Co C of Edenwald to Kate Ostrow. Nov 29. Dec 5, 1907. nom

*Bracken av, w s, 175 n Randall av, 50x100. Same to same. Nov 29. Dec 5, 1907. nom

*Brady av, n s, 50 e Bogart av, 25x100. Release mort. Van Nest Land & Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Bogart av, e s, 375 s Neil av, 25x100.

Bogart av, e s, 525 s Neil av, 25x100.

Release mort. Van Nest Land and Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Bogart av, e s, 125 s Brady av, 25x100. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Balcom av, w s, 350 s Latting st. Joseph Diamond to Frank McEachern. Dec 4. Dec 5, 1907. other consid and 100

*Balcom av, w s, 325 n Marrin st, 25x100. Same to Joseph V Mitchell. Dec 4. Dec 5, 1907. other consid and 100

Bathgate av, No 1715, w s, abt 100 s 174th st, 25x114, 2-sty frame dwelling. Joseph Schneider to Elias L Wieser. Mort $5,000. Nov 30. Dec 2, 1907. 11:2915. other consid and 100

*Bronxdale av, e s, abt 90 n Matthews av, 28.7x83.4x25x97.5. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. Nov 25. Nov 30, 1907. nom

Burnside av, n s, 108.5 e Anthony av, 50.10x99.9x42.1x72.9, vacant. Referees report (James P Keenan, referee), that amount due on mortgage made by Regan to Cameron and recorded May 1, 1906, is $7,407.46. Wm A Cameron plaintiff agt James A Regan et al defendants. Nov 21. Nov 29, 1907. 11:3156.

*Bogart av, e s, 350 s Neil av, 25x100. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. Nov 25. Nov 30, 1907. nom

*Bogart av, w s, 375 s Neil av, 50x100. Release mort. Same to same. Nov 25. Nov 30, 1907. nom

*Same property. Fidelity Development Co to Robert G Morris. Nov 22. Nov 30, 1907. 100

Bryant av, No 1521, w s, 175 n 172d st, 25x100, 2-sty frame dwelling. Lewis V La Velle to Henry French and Chas S Steinberg. Mort $6,000. Nov 29. Dec 3, 1907. 11:2996. nom

Concord av, w s, 79 n 147th st, late Dater st, 158x100, vacant. Edw G Black to Timothy F Sullivan. B & S. Nov 27. Dec 3, 1907. 10:2579. nom

Concord av, w s, 79 n 147th st or Dater st, 158x100, vacant. FORECLOS, Nov 7, 1907. George Parr ref to Edward G Black. Nov 19. Dec 3, 1907. 10:2579. 2,000

Concord av, No 494 | n e cor 147th st or Dater st, 118.6x100, va-
Dater or 147th st | cant. Kath Van V Speyers to Adamant Real Estate Co. B & S. Nov 25. Dec 3, 1907. 10:2580. nom

Courtlandt av, No 517 | s w cor 148th st, 27.6x94, 4-sty brk
148th st, Nos 344 to 350 | tenement and store. Jacob Berman et al to Benj F McQuay. 1-10 part. Mort $20,500. Nov 27. Dec 3, 1907. 9:2329. nom

*Commonwealth av, e s, 216.8 n Mansion st, 33.4x100, Mapes estate. Jacob Pinkofsky to Abel Rose. ½ part. Mort $6,000. Nov 30. Dec 2, 1907. other consid and 100

*Commonwealth av, e s, 200 n Mansion st, 16.8x100. Adolph Schecht to Jacob Pinkofsky. Mort $3,000. Nov 30. Dec 2, 1907. other consid and 100

*Commonwealth av, No 424, e s, 50 s Beacon av, 25x100. Bernard J Reynolds to Harris Mendelson. Mort $3,000. Dec 4, 1907. other consid and 100

Crimmins av, Nos 329 and 331, w s, 239.8 n 141st st, 47.8x80.

Crimmins av, Nos 325 and 327, w s, 191.10 n 141st st, 47.8x80. two 5-sty brk tenements.

Gertrude Hartnett to Mary Schwartz, of Jersey City, N J. Undivided right, title and interest. Morts $83,500. Oct 24. Dec 5, 1907. 10:2556. other consid and 100

Crimmins av, Nos 317 and 319, w s, 96.1 n 141st st, 47.10x80.

Crimmins av, Nos 321 and 323, w s, 143.11 n 141st st, 47.10x80, two 5-sty brk tenements. Mary Schwartz to Gertrude Hartnett, of Jersey City, N J. Undivided right, title and interest. Morts $82,500. Oct 24. Dec 5, 1907. 10:2556. other consid and 100

Daly av, e s, 259.3 s Tremont, —x—.

Daly av, e s, adj above on north, —x—.

Boundary line agreement. Maurice Frankel with Edward H Peaslee. Sept 6. Nov 30, 1907. 11:2992. nom

*Eastchester road, e s, — —s Saratoga av, lot 8 map (No 1130) of 327 lots Hunter estate, 25x123x25x121. Hudson P Rose Co to Maria D Sabatini. Nov 23. Dec 3, 1907. nom

*Fowler av, e s, 575 s Neil av, 50x100, and lots 55 and 56 blk 45 map Morris Park. Release mort. Van Nest Land & Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

Franklin av, No 1200, e s, 174.10 s 168th st, runs e 100 x s 20.7 x e 90 x s 21.8 x w 190 to av, x n 42.3 to beginning, 2-sty frame dwelling and vacant. John J Barry to Jennie E Byrne. Mort $11,000. Dec 2. Dec 4, 1907. 10:2614. other consid and 100

Franklin av, s e s, between 167th st and 168th st and 206 from west cor lot 132, runs n e along av 20 x s e 100 x s w 20 x n w 100 to beginning, being part lot 125 map Morrisania. Agreement correcting deed and mortgage. Garrett W Fleming with Mary Smith INDIVID and Albert C Wiegand EXRS Nicholas A Smith decd and John J Barry. Nov 29. Dec 4, 1907. 10:2614; also to be recorded in morts. nom

Grand av, s e cor 182d st, 25x100.

Grand av, e s, 50 s 182d st, 50x100. vacant.

Emma Reiner to Edith A Jackson. Nov 27. Nov 30, 1907. 11:3195. nom

Grand av, w s, 150 n 192d st, 100x106, vacant. Release mort. Benj A Polhemus to Thos H Thorn. Nov 26. Dec 2, 1907. 11:-3215. 6,400

Grand av, w s, 150 n 192d st, 50x106, vacant. Release mort. Martina J Everett and ano EXRS, &c, Josephine Turner to Thos H Thorn. Nov 23. Dec 2, 1907. 11:3215. nom

Gun Hill road, No 1118, s s, 36.4 e Station pl, 49.8x75x50x72.6, two 2-sty frame dwellings. Wm F Carroll to John MacNamara. Nov 25. Dec 4, 1907. 12:3359. other consid and 100

Same property. John MacNamara to George Lyden. Mort $4,500. Dec 2. Dec 4, 1907. 12:3359. other consid and 100

*Hobart av, e s, 26.7 s Waterbury av, 77.5x78.11x abt 112.1, gore. Hudson P Rose Co to Angelo Muretti. Nov 1. Dec 3, 1907. nom

Hoe av, No 1311, w s, abt 200 s Jennings st, —x—, 2-sty frame dwelling. Frederick Bieper to Jacob Lorentz. Mort $5,000. Dec 2. Dec 4, 1907. 11:2980. other consid and 100

Heath av, w s, — s Kingsbridge road, being lots 45 and 46 map (No 1187) of 272 lots Bailey estate at Kingsbridge, 50.2x—x50x 106.10, vacant.

Bailey av, e s, — s Kingsbridge road, lots 105x106 same map, 50x100, vacant.

Louis Hildenstein to The Hogenauer & Wesslau Co. Dec 3. Dec 4, 1907. 11:3239. other consid and 100

Harrison av, No 1845, w s, 785.2 s from first angle point north of Tremont av, 20x119.6x20x119.4, 2-sty frame dwelling. Theodore H Nickisch to Henry Weber and William Recke. Nov 29, 1907. 11:2868. other consid and 100

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STRUCTURAL STEEL AND ORNAMENTAL IRON
Office, 1959 Park Ave., CORNER 132d ST.

Hughes av, No 2133, w s, 52.3 n 181st st, 23.9x95, 2-sty frame dwelling. Eliz F Kennedy to Kate T White. Mort $3,000. Aug 25. Dec 3, 1907. 11:3070. nom

Independence av, late Palisade av, e s, 154 s 254th st, late River st, 182x347x150x385, 2-sty frame dwelling. Geo D Eldridge to Alice T Eldridge. Mort $31,500. Dec 31, 1906. Dec 3, 1907. 13:3424. nom

Intervale av, No 1109, n w s, 80.7 n e 167th st, and being lot 67 blk 474 map part Fox estate, begins e s blk 474, 80.7 n from s s said blk, runs n w 91.5 x n 4.1 x w 25 x n 22.10 x e 22.3 x s e 99 to said e s of blk x s 25 to beginning, 3-sty frame tenement and store. John Mulstein to Annie G wife of John Mulstein, of Brooklyn. All liens. Dec 2. Dec 3, 1907. 10:2692 nom

Jackson av, No 772, e s, 330 n 156th st, 25x87.6, 2-sty frame dwelling. William Heinrich to Cath M and Mary W Boak. Mt $6,000. Dec 2, 1907. 10:2646. other consid and 100

Lind av, w s, abt 498.9 n 168th st, 75x155.6x—x172.4, vacant. Louis Hildenstein to The Hogenauer & Wesslau Co. Dec 3. Dec 4 1907. 9:2530. other consid and 100

*Lyon av, e s, 80 n e Grace av, 25x100, Westchester. Amelia Steinmetz to Marcus Nathan. Mort $3,500. Dec 5 1907. other consid and 100

*La Salle av, s s, abt 1139 e Fort Schuyler road, 50x102x50x101.11. Clara Dutt to John G Dutt. ½ part. Mort $854. July 5. Nov 29, 1907. other consid and 100

*Muliner av, w s, 157.4 s Bronx and Pelham Parkway, 50x100. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. Nov 25. Nov 30, 1907. nom

Melrose av, No 668 | n e cor 153d st, 100x20, 4-sty brk tenement
153d st, No 401 | and store and 2-sty frame tenement. August Zehder to Barbara wife of August Zehder. All title. B & S. All liens. Nov 30. Dec 2, 1907. 9:2375. nom

*Muliner av, e s, 233 s Neil av, 26.8x84.4x25x74.8. Release mort. Van Nest Land & Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Muliner av, w s, 207.3 s Bronx and Pelham Parkway, 50x100.
Muliner av, w s, 332.3 s Bronx and Pelham Parkway, 50x100. Release mort. Same to same. Dec 4. Dec 5, 1907. nom

*Matthews av e s, 200 s Brady av, 25x100.
Matthews av, e s, 150 s Brady av, 25x100.
Matthews av, e s, 100 s Brady av, 25x200 to Muliner av, x25x200. Release mort. Van Nest Land & Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Matthews av, e s, 275 s Brady av, 100x100, vacant. Release mort. Van Nest Land & Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Matthews av, w s, 250 s Brady av, 25x100.
Matthews av, w s, 325 s Brady av, 75x100. Release mort. Van Nest Land & Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

*Muliner av, w s, 400 n Lydig av, 75x100.
Muliner av, w s, 250 n Lydig av, 50x100. vacant. Release mort. Van Nest Land and Impt Co to Fidelity Development Co. Dec 4. Dec 5, 1907. nom

Morris av, No 846, e s, 50 n 160th st, 25x100, 3-sty frame tenement and store. Michael J Kelly to Mary A wife Michael J Kelly. Mort $3,000. Nov 27. Nov 29, 1907. 9:2420. nom

Nelson av, w s, 286 n 172d st, 150x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Nathan P Waldman. Dec 2. Dec 3, 1907. 11:2874. 4,375

Nelson av, w s, 270 s Featherbed lane, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Edward Dannewitz. Dec 2. Dec 3, 1907. 11:2874. 800

Nelson av, w s, 86 n 172d st, 75x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref, to Ada E Maslen.. Dec 2. Dec 3, 1907. 11:2874. 2,025

Nelson av, w s, 61 n 172d st, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Anthony J Oliver. Dec 2. Dec 3, 1907. 11:2874. 725

Nelson av, n w cor 172d st, 61x96.5x55x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Leo A Boyle. Dec 2. Dec 3, 1907. 11:2874. 2,100

Nelson av, w s, 161 n 172d st, 50x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Rudolph E Stoeckel. Dec 3, 1907. 11:2874. 1,375

*North Chestnut Drive, s s, and being lot 105 amended map (No 1038), of Bronxwood Park. Bronxwood Realty Co to Stephen Wray. Mort $400. Nov 27. Dec 2, 1907. nom

Nelson av, w s, 86 n 172d st, 75x96.5, vacant. Ada E Maslen to John E and Lewis A Henry. Mort $1,700. Dec 3. Dec 4, 1907. 11:2874. other consid and 100

Nelson av, w s, 220 s Featherbed lane, 50x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Joseph I Sideman. Dec 2. Dec 5, 1907. 11:2874. 1,725

*Olmstead av, (Av D), e s, 33 s Ellis av, 25x105, Unionport. Franklyn J Studley to Leonard J Studley. Mort $3,500. Nov 29. Dec 5, 1907. other consid and 100

*Parker av, n s, abt 35 e Castle Hill av, 25x100. Augusta Hagstedt to Hudson P Rose Co. Dec 2. Dec 3, 1907. nom

Park av, e s, 162 s 183d st, 72x143.1x72x145.1, vacant. Joseph T B Jones to Mary J Heuer. Mort $10,000 and all liens. June 6. Dec 5, 1907. 11:3038. nom

Prospect av, w s, 77.2 n 160th st, runs n 120.1 x w 210 x s 100.1 x w 5 x s 20 x e 215 to beginning, 2-sty frame dwelling and vacant. James F Meehan to Robt E Simon. 1-3 part. Mort $75,000. July 1. Dec 5, 1907. 10:2677. nom

Prospect av, s w cor 161st st, 49x100, 5-sty brk tenement and store. Release mort. The N Y City Church Extension and Missionary Society of the M E Church to Michael F Cusack, of Brooklyn. Nov 30. Dec 5, 1907. 10:2677. 25,000

Prospect av, s w cor 161st st, 49x100, 5-sty brk tenement and store. Michael F Cusack to Denis Sullivan. Mort $50,000. Dec 4, 1907. 10:2677. other consid and 100

Plympton av, w s, 183 s Featherbed lane, 25x75, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to James J Casey. Dec 2. Dec 4, 1907. 11:2875. 550

Prospect av, No 1346, e s, 125 n 169th st, 25x100, 2-sty frame dwelling. Andrew Schmidt to Maria Hofmann. Mort $5,500. Nov 27, Nov 29, 1907. 11:2970. nom

Prospect av, 161st st | s w cor 161st st, 49x198.3, except part for av, two 5-sty brk tenements, stores on av. N Y City Church Extension and Missionary Society of the Methodist Episcopal Church to Michl F Cusack. B & S. Confirmation deed. Nov 15. Dec 2, 1907. 10:2677. nom

Park av, e s, 208 s 176th st, strip 1.4x150. Release mort. J C Julius Langbein to Siegel Cooper Co. Nov 26. Nov 30, 1907. 11:2908. nom

Same property. Herman Ahrens to same. B & S. Nov 25. Nov 30, 1907. 11:2908. 1,500

*Park av | e s, 100 s 1st st, runs s 250 x e 180 to w s
White Plains av | White Plains av, x n e 52 x w 88 x n 200 x w 100 to beginning, Olinville. Carlos P Tucker to Edwin S and Fredk C Cabot as joint tenants, of Boston, Mass. Mort $13,000. Nov 12. Nov 30, 1907. other consid and 100

*Parker av, n e cor St Raymond av, 25x100, St Raymond Park. Amelia Steinmetz to Elizabeth Steinmetz. Mort $5,500. Nov 27. Nov 30, 1907. other consid and 100

Prospect av, No 2127 | n w cor 181st st, 66x150, being lot 77 map
181st st | East Tremont.
Part lot 76 same map, begins 66 n 181st st, or at n s lot 77 at point 100.1 w Prospect av, runs n 44 x w 50 x s 44 x e 50 to beginning, vacant.
Arthur G Larkin to James P Conlan. All liens. Oct 8. Nov 30, 1907. 11:3097. 100

Plympton av, e s, 275 n 172d st, 75x96.5.
Plympton av, e s, 200 n 172d st, 50x96.5, vacant.
FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Henry Ebbighausen. Dec 2. Dec 3, 1907. 11:2874. 3,350

Plympton av, e s, 350 n 172d st, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Daniel L Ryan. Dec 2, Dec 3, 1907. 11:2874. 725

Plympton av, e s, 75 n 172d st, 25x96.5.
Plympton av, e s, 125 n 172d st, 50x96.5. vacant.
FORECLOS, Oct 31, 1907. Robert Jablinowski ref to W Bernard Vause. Dec 2. Dec 3, 1907. 11:2874. 2,125

Plympton av, e s, 175 n 172d st, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Daniel L Ryan. Nov 6. Dec 3, 1907. 11:2874. 700

Plympton av, w s, 533 s Featherbed lane, 50x100, vacant. FORECLOS, Oct 31, 1907. Robert Jabinowski ref, to Frank W Stevens. Dec 2. Dec 3, 1907. 11:2875. 1,300

Plympton av, w s, 583 s Featherbed lane, 50x100, vacant. FORECLOS, Oct 31, 1907. Same to David H Taylor. Dec 2. Dec 3, 1907. 11:2875. 1,325

Plympton av, w s, 158 s Featherbed lane, 25x75, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to James Rahill. Dec 2. Dec 3, 1907. 11:2875. 575

Plympton av, w s, 233 s Featherbed lane, 25x81x25.2x78.
Nelson av, w s, 211 n 172d st, 75x96.5. vacant.
FORECLOS, Oct 31, 1907. Robert Jablinowski to Jennie H Galbraith. Dec 2. Dec 3, 1907. 11:2874, 2875. 2,550

Plympton av, w s, 408 s Featherbed lane, 125x100x irreg x90. vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Nellie K Howell. Dec 2. Dec 3, 1907. 11:2875. 2,925

Plympton av | w s, 133 s Featherbed lane, runs s 25 x w 75 x n w
Aqueduct av | 66.8 to Aqueduct av, x n e 30 x s e 57.5 x n e — x e 75 to beginning, vacant. FORECLOS, Oct 31, 1907. Same to Paul S Hayes. Dec 2. Dec 3, 1907. 11:2875. 3,000

Plympton av, w s, 633 s Featherbed lane, 25x100, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Arnold Scharer. Dec 2. Dec 3, 1907. 11:2875. 725

Plympton av, w s, 658 s Featherbed lane, 25x100.
Plympton av, n e cor 172d st, 50x96.5x55x96.6. vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Thomas Dwyer. Dec 2. Dec 3, 1907. 11:2874, 2875. 2,875

Plympton av, e s, 250 n 172d st, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Nathan Greebaum (?) or Greenbaum. Dec 2, 1907. 11:2874. 650

Plympton av, e s, 100 n 172d st, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Same to Samuel W Greenbaum. Dec 2, 1907. 11:2874. 700

Plympton av, e s, 92.9 s Featherbed lane, 100x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Chas F Petry and Joseph F Garlan. Dec 2, 1907. 11:2874. 3,375

Plympton av, e s, 50 n 172d st, 25x96.5, vacant. FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Pauline H Dederer. Dec 2, 1907. 11:2874. 750

Plympton av, w s, 109 s Featherbed lane, 25x75.
Plympton av, e s, 192.9 s Featherbed lane, 125x96.5. vacant.
FORECLOS, Oct 31, 1907. Robert Jablinowski ref to Chas H Dederer. Dec 2, 1907. 11:2874, 2875. 4,650

Prospect av, No 707 | n w cor 155th st, 25x94.7x25x93.7, 4-
155th st, Nos 841 to 845 | sty brk tenement and store. August K Rasche to Otto Gilcher. Mort $26,000. Dec 2. Dec 3, 1907. 10:2675. other consid and 100

Park av, No 3428, e s, 25.1 n Gouverneur pl, 25x90.10x24.8x95.2, 4-sty brk tenement and store. Henrietta Schubert to James T Gaffney. Mort $14,500. Dec 2. Dec 3, 1907. 9:2388. other consid and 100

Rochambeau av, w s, 250 n 208th st, 50x100, vacant. Jeannette Busse to Morris Busse. Nov 30. Dec 2, 1907. 12:3337. nom

*Seton av, e s, 400 s Jefferson av, 50x100. Land Co A of Edenwald to James Comerford. Nov 29. Dec 3, 1907. nom

*Stillwell av, e s, abt 103.5 s McDonald st, 25.2x100.
Stillwell av, e s, abt 53.4 s McDonald st, 25.2x100.
Seminole st, s s, 110 w Stillwell av, 30.9x100x7x102.9. Release mort. John J Brady to Hudson P Rose Co. Nov 26. Nov 29, 1907. 900

Robbins av, n e cor 139th st, 100.1x95, vacant. FORECLOS, Nov 19, 1907. Chas S Simpkins ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2569. 8,550

Southern Boulevard, e s, 75 s Jennings st, 50x100, vacant. Mary J McDonald to Wm C Hyde. Mort $6,000. Dec 2, 1907. 11:2980. other consid and 100

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**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

Southern Boulevard, s e cor 140th st, 115.6x144.1x100x86.3, vacant. FORECLOS, Nov 19, 1907. Wm W Baldwin ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2591. 15,000

Southern Boulevard | n w s, 144.5 n 140th st, runs w 115.9 x n
Wales av | 148.5 to s s 141st st, x e 50 x s 28.9 x e
140th st | 117.9 to w s Wales av, x s 44.7 to n w s
141st st | Southern Boulevard, x s w 94.4 to beginning, vacant. FORECLOS, Nov 19, 1907. Isaac B Brennan ref to Century Investing Co. Dec 2, 1907. 10:2570. 24,000

Southern Boulevard, w s, 57.9 n 140th st, 86.8x166.1x75.7x113.3, vacant. FORECLOS, Nov 19, 1907. Isaac B Brennan ref to Century Investing Co. Dec 2, 1907. 10:2570. 14,000

Southern Boulevard, e s, 119.6 s 141st st, 57.5x164.2x50x135.3, vacant. FORECLOS, Nov 19, 1907. John J Hynes ref to Century Investing Co. Nov 29. Dec 2, 1907. 10:2592. 10,000

*Stillwell av, w s, abt 163.2 s Seminole st, 53.6x105.7x50x125.10.

McDonald st, n s, 207 e Eastchester road, 50x100. Hudson P Rose Co to Henry Wich. Given in place of deed lost or destroyed. May 15, 1907. Dec 4, 1907. nom

*Saxe av, w s, 133 s Tremont av, 50x100. Augusta Glanz widow to Edmund Petersen and Selma his wife, tenants by entirety. All liens. Dec 4. Dec 5, 1907. other consid and 100

Summit av, No 991, w s, 607.10 s 165th st, 28.9x92. 4-sty brk tenement. Henry Borchers to Henry and Frieda C Borchers, tenants by entirety. Mort $18,000. Sept 16. Dec 5, 1907. 9:2523. other consid and 100

Southern Boulevard, w s, 172.11 s Home st, 75x100, vacant. Release, &c, as to Elevated R R. Ferdinand Hecht to the City of N Y. Nov 1, 1905. Dec 4, 1907. 10:2728. 750

Same property. Consent by mortgagee to above. Michael J Leahy to same. Oct 28, 1905. Dec 4, 1907. 10:2728. nom

Southern Boulevard, e s, 74.4 s Home st, 50x100, vacant. Release, &c, as to Elevated R R. Ferdinand Hecht to City of N Y. July ——, 1905. Dec 4, 1907. 10:2745. 500

Southern Boulevard, No 2308, e s, 79.11 n Freeman st, 17.9x103.3x 13.10x103.6, 2-sty frame dwelling. Release, &c, as to Elevated R R. Wm L Gaddis to City of N Y. Oct 23, 1905. Dec 4, 1907. 11:2980. 177,50

Same property. Consent of mortgagee to above. Release. Sallie Colgate TRUSTEE Jos Colgate to same. Oct 24, 1905. Dec 4, 1907. nom

Southern Boulevard, No 2305, w s, 25 n Freeman st, 25x102.11x 24.9x104.5, 4-sty brk tenement and store. Release, &c, as to Elevated R R. Anna A Gillies to City of N Y. Nov 25, 1905. Dec 4, 1907. 11:2976. 250

Same property. Consent of mortgagee to above. Release. Luke Kouwenhoven to same. Dec 15, 1905. Dec 4, 1907. 11:2976. nom

Shakespeare av, No 1298 (Marcher av), e s, 159.9 s 170th st, 20x 114, 2-sty brk dwelling. Gustav Stern to Isabel Stern. Mort $5,500. Nov 29, 1907. 9:2506. other consid and 100

Union av, w s, 133.4 n 156th st, 16.8x54.4x17.10x65.2, 2-sty frame dwelling. Clara Minami to Anna Wienecke. Mort $3,800. Dec 3. Dec 4, 1907. 10:2676. other consid and 100

Union av, No 1029, w s, 141.2 n 165th st, runs w 110 x s 17.11 x e 110 x n 17.11 to beginning, 2 and 3-sty frame dwelling.

*228th st, late 14th st, s s, 405 e 4th av, 75x114, Wakefield.

Plot begins s s lot 64 on revised map of Eltona and 122 w Union av, said point being 122.11 n 165th st, runs w 69.5 x n 74.2 x e 69.5 x s 74.5 to beginning, vacant.

Also strip extending from above to w s Union av, being 2.9 on av and 2.3 in rear, used as an alley.

Nanette L Schneider to John J Barrett. Mort $29,700 and all liens. Dec 3, 1907. 10:2670 and A T. other consid and 100

Vyse av, w s, abt 150 n 172d st, 136.2x100x197.11x117.6, vacant. John A Steinmetz to Amelia Steinmetz. Mort $5,000. Nov 27. Nov 29, 1907. 11:2989. 100

Vyse av, Nos 1879 and 1883 | w s, 197.10 n 176th st, runs w 142
Boston road | x n 75 x e 150 to Vyse av, x s 67 along av, and s w along Boston road, 8.9 to beginning, 2 and 3-sty frame dwelling and vacant. Release, &c, as to Elevated Railroad. Wm Wray to City N Y. Nov 14, 1905. Dec 4, 1907. 11:3135. 757.50

Vyse av, No 1434, e s, abt 200 s Jennings st, —x—, 2-sty frame dwelling. Emil S Levi to Patrick Daunt. Mort $3,600. Nov 25. Nov 29, 1907. 11:2994. other consid and 100

Woodlawn road | s e cor Gun Hill road, runs s 527.1 x e 537.6
210th st | to w s of old road leading from Yonkers to Ford-
Wayne st | ham (closed), x n 256.11 to s s Gun Hill road, x w 380 to beginning, with all title to land in said old road, 3-sty frame dwelling and vacant. J Allen Townsend to Wm H Picken. C a G. Nov 29. Dec 3, 1907. 12:3343. other consid and 100

Walton av, e s, 47 n 183d st, 50x100, vacant. Release mort. Sarah B McAdam widow to Nelson Smith. Nov 25. Dec 3, 1907. 11:3183. nom

*Westchester av, s s, abt 210 w Av D, 67x121x—x119.11 and being lot 386 map Unionport, except part for Westchester av. Henry Demmerle to Emma B Silbereisen. Mort $4,000. Nov 19. Dec 2, 1907. other consid and 100

Wayne av, n w cor 210th st, 15.11x44.2x41.2, gore, vacant. Max Just et al to Wm H Picken. B & S. Dec 2. Dec 3, 1907. 12:3343. nom

Westchester av, Nos 1261 to 1265, n w s, at w s Kelly st, runs n along Kelly st, 36.11 x s 10.9 x s w 78.9 to av, x n e 68 to beginning, three 3-sty frame tenements and stores. Release, &c, as to Elevated R R. Jennie E Teichman to The City of New York July 28, 1905. Dec 4, 1907. 10:2704. 680

Same property. Consent of mortgagee to above. Ellen Ingram to same. Aug 9, 1905. Dec 4, 1907. 10:2704. nom

Westchester av, w s, 56 s Fox st, runs s w 59.8 x w 12.9 x s 25.7 x e 91.4 to n w s 165th st, x n e 20 x n along av, 40.4 to beginning, vacant. Release, &c, as to Elevated R R. Wm Simpson to the City of New York. Nov 22, 1905. Dec 4, 1907. 10:-2726. 603.90

Same property. Consent by mortgagee to above. John, Jr, and Amanda Bussing to same. Nov 27, 1905. Dec 4, 1907. 10:-2726. nom

Westchester av, No 589, old No 817, n s, abt 25 w Eagle av, 25.6 x77.9x25x82.10 w s, 4-sty brk tenement and store. Release, &c, as to Elevated R R. Gustav Diegel to the City of New York. May 14, 1906. Dec 4, 1907. 10:2617. 255.20

Same property. Consent of mortgagee to above. Lydia R Crocker to same. May 31, 1906. Dec 4, 1907. 10:2617. nom

Westchester av, No 686, old Nos 924 and 926, s s, 190.2 w Wales av, 45x131.11x30.2x124.11, 5-sty brk tenement and store. Release, &c, as to Elevated R R. Mercury Realty Co to the City of New York. Oct 23, 1905. Dec 4, 1907. 10:2644. 450

Same property. Consent by mortgagee to above. Same and Commonwealth Mortgage Co to same. Oct 23, 1905. Dec 4, 1907. 10:2644. nom

*White Plains road, w s, 576.5 n Julianna st, 25x107, except part for road, Olinville. Louis F Brown to John O'Brien. Q C. Nov 21. Dec 4, 1907. nom

*White Plains road, w s, 576.5 n Julianna st, 25x107, except part for road, Olinville. John O'Brien to John W Fincke. Dec 2. Dec 4, 1907. other consid and 100

*1st av, e s, — s 224th st and being lots 1275 to 1278, map Wakefield. John W Ward to Patrick Ward. ½ part. Nov 2. Dec 4, 1907. nom

3d av, No 2770 | e s, 56 n 146th st, runs n 28 x e
146th st, No 367, old No 625 | 78.10 x s 75 to n s 146th st, x w 25 x n 50 x w 66.6 to beginning, except part for 146th st, 3-sty frame brk front tenement and store and 2-sty frame building in st. Wm T Purdy to Thomas Lenane. Mort $22,000. Nov 14. Dec 2, 1907. 9:2307. other consid and 100

*4th av, e s, abt 107 n Kingsbridge road, 26.11x90.4x25x82. Martha A Smith to John Porto. Mort $375. July 25, 1906. Dec 2, 1907. nom

*6th av, n e cor 215th st, 100x100, Laconia Park. Vitus Lachnicht to May Rosenblatt. Mort $1,000. Nov 11. Nov 30, 1907. other consid and 100

*Same property. May Rosenblatt to A Shatzkin & Sons. Mort $3,000. Nov 11. Nov 30, 1907. other consid and 100

Cromwells or Doughtys Brook, bet Inwood and Cromwell avs, and s of West 170th st. In the matter of the petition of the Erie Basin Impt Co for an order to perpetuate testimony of Chas H Dannewitz et al relating to real property before Thos P Dinnean referee. Sept 20. Nov 29, 1907. ——

Land under water, begins at west line of land conveyed to Hudson R R Co by James E Bettner, Nov 27, 1847, and 35 at right angles from original c l of N Y C & H R R Co, contains 10,263 sq ft. Colored Orphan Asylum and Association for the Benefit of Colored Children in City N Y to The N Y C & H R R Co. B & S. Feb 28. Dec 3, 1907. 13:3427. nom

Land under water, begins at east exterior line of land of party 1st part at line between land of party 2d part and T A Sheridan, runs w 33 x n 315 x s 317 to beginning, gore. N Y C & H R R Co to Along the Hudson Co. Q C. July 24. Dec 3, 1907. 13:3411. nom

Land under water, begins at line between land of party 1st part and the Nazareth Home for Children at point 100 w at right angles from original location of Hudson River R R, runs s 273 x w 160 x n 268 x e 168 to beginning. Same to same. Q C. July 24. Dec 3, 1907. 13:3411. nom

Land under water, begins at east exterior line of land of party 1st part at division line between lands of Along the Hudson Co and T A Sheridan, runs s 58 x w 33 x n 58 x w 33 to beginning. Same to Ralph W McKelvey. Q C. July 24. Dec 3, 1907. 13:-3411. nom

Land under water at east exterior line party 1st part at division line between lands of party 2d part and T A Sheridan, runs s w 73 x n 71.5 x e 22 to beginning, gore. Same to Mary M McKelvey. Q C. July 24. Dec 3, 1907. 13:3411. nom

*Lots 311 and 312 map (No 981 in Westchester Co) of Laconia Park. A Shatzkin & Sons to Vincenz Magaldi. Mort $650. Nov 30. Dec 2, 1907. 100

*Lots 233 to 236, 1st map of Westchester Heights. William Bettman to Bernhard Lichtenstein. Nov 29, 1907. nom

*Lot 109 map (No 1122 filed in Westchester Co) lands of the Duchess Land Co, Benson estate, Throggs Neck. Release mort. Rose Baer to The Bronxdale Realty Co. Dec 2. Dec 3, 1907. 750

## LEASES

Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

November 29 and 30, December 2, 3, 4 and 5.

### BOROUGH OF MANHATTAN.

Allen st, No 13, corner store and cellar. Fredk J Seelig to Louis A and Emanuel Levy; 5 3-12 years, from Feb 1, 1908. Dec 2, 1907. 1:293..... ... ... ... ... ... ... ... ... ...3,000 and 3,300

Broome st, No 387, back room of cafe. Pietro Sirignano to Enrico Fiore; 1 year, from May 1, 1907. Nov 30, 1907. 2:471....676

Broome st, No 204, east store. Isadore M Levy to Jacob Barron and ano; 3 5-12 years, from Dec 1, 1907. Nov 29, 1907. 2:352. ..... ..... ..... ..... ..... 660 and 720

Broome st, No 48. Surrender lease. Louis Ober to Nathan Freedman. All title. Nov 27. Nov 29, 1907. 2:327..... ..... ..... ..... ..... .....other consid and 150

Broad st, No 91, s e cor Stone st, 10.6x20.6x13.10x20.3, all. Leonard Weill et al to Edward Balzarini and ano; 5 years, from Jan 1, 1908. Dec 2, 1907. 1:29..... ... ..... ... ... ... ...1,000

Chambers st, No 114, s s, 125 w Church st, 25x75. Consent to assign lease. The Rector, &c, of Trinity Church to Chas G Weeber and Alexander L Don. June 13, 1901. Nov 30, 1907. 1:136..... ... ..... ..... ..... ... ... ... ... .....——

Same property. Consent to assign lease. Same to Chas G Weeber. Nov 19, 1907. Nov 30, 1907. 1:136.. ... ... ... ... .....——

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Same property. Assign lease. Chas G Weeber of Brooklyn, to Alex L Don, of Ridgewood, N J. Nov 29. Nov 30, 1907. 1:136. other consid and 100

Canal st, No 33, basement and cellar. M Kroll & Sons to Joseph Vidootzky; 1 year, from May 1, 1907 (1 year renewal). Dec 3, 1907. 1:297..... 600

Clinton st, s w cor Henry st, corner store, &c. Saml Rosenberg to Herman Goldstein; 5 years, from May 1, 1908. Dec 3, 1907. 1:270..... 1,260

Eldridge st, Nos 54 and 56. Surrender lease. Henry Witty and ano to Minnie Horowitz. All title. Apr 22. Nov 29, 1907. 1:300..... nom

Eldridge st, Nos 54 and 56. Surrender lease. Henry Witty and ano to Minnie Horowitz. All title. Apr 22. Nov 29, 1907. 1:300..... nom

Grand st, No 377½. Surrender lease. Rosalia Weishoff to Morris Kosven. Dec 4. Dec 5, 1907. 1:312..... nom

Grand st, No 276, store, &c. Edward J Sparenberg to Adolf Lorber; 8 years, from May 1, 1907. Dec 2, 1907. 2:418.. 2,100

Greenwich st, No 40, all. Augustus Van Cortlandt and ano to Nathan Laufer; from May 1, 1908, to May 1, 1913. Dec 3, 1907. 1:14..... 3,000

Houston st, No 282 E, store and basement and 1st floor. Martin B Ochs to Sigmund Levkovits; 4 years, from May 1, 1908. Nov 29, 1907. 2:397..... 2,400

James slip, No 2. Assign lease. Abraham Samilson to Thomas Brande. Dec 3, 1907. 1:251..... nom

Leroy st, No 44, all. Minnie Zenker to Alexander Villano; 5 years, from Sept 1, 1907. Dec 3, 1907. 2:586.. ... 600

Market st, No 59, corner store and basement.....
Hamilton st, No 48.....

Philip Cohen et al to Patrick Ronan; from completion of stores to Oct 31, 1917. Dec 4, 1907. 1:253.. 1,500

Orchard st, No 20, all. Chas B Harris to Samuel Postol; 5 years, from Dec 1, 1907. 5 years renewal. Dec 2, 1907. 1:298..3,300

Pike st, No 44. Surrender lease. Max Kaplan to Morris Rosenthal. Nov 29. Dec 4, 1907. 1:274..... nom

Rivington st, Nos 172 and 174. Surrender lease. Samuel Rothbaum to Abraham Teichman. All title. Nov 11. Nov 30, 1907. 2:349... other consid and 1,831.32

Spring st, No 200, s e cor Sullivan st, store, &c. Hugo V Meyer and ano to Joe Bernstein; from Nov 29, 1907, to May 1, 1911. Nov 30, 1907. 2:489..... 1,080

Sullivan st, No 144. Assign lease. Savino Rocco to Julia Lepora. Nov 20. Nov 29, 1907. 2:518..... 700

West st, No 140, all. Catharine and John H Steljes EXRS, &c, Martin Steljes to Joseph Meyer, of Brooklyn; 5 years, from Dec 1, 1907. Dec 3, 1907. 1:84... 1,800 to 2,300

Wall st, No 14, store on ground floor. Adele L Sampson to Milton Weber and ano; 10 4-12 years, from Jan 1, 1908. Dec 3, 1907. 1:46... 13,000

1st st, No 62, east store, &c. Max Schwartz to Carmelo Cardillo; 5 years, from Aug 1, 1907. Dec 5, 1907. 2:443..... 600 and 720

3d st, No 86 East, store, &c. Jacob Katz to William Bachem; 5 years, from May 1, 1908. Nov 29, 1907. 2:444..... 600

4th st, No 165, n s, 200 w Av A, 25x96.2. Assign lease. Hy P Wood and ano EXRS Mary Gunther to Philip Neusch. Dec 4, 1907. 2:432... nom

5th st, No 414, store and floor above and cellar. Henry Neugass to John Ferschmann; 5 years, from April 1, 1907. Dec 5, 1907. 2:432... 1,590

13th st, Nos 626 and 628 East, west store and basement. J J & L Liebenthal to Francesco Provenzano; 3 years, from Oct 1, 1907. Dec 2, 1907. 2:395... 540

14th st, No 214 East, store, cellar and yard. Benjamin Rosenstiel to Mary Adelman; 2 years, from Sept 1, 1908. Dec 5, 1907. 2:469..... 1,200

14th st, No 429 East, store, &c. Simon Green to Matteo Buono; 5 years, from Nov 1, 1907. Nov 29, 1907. 3:946..... 384

18th st, No 221, n e s, 261 s e 3d av, 23x92. Consent to assign lease. Rutherfurd Stuyvesant to Julius W Kruger. Nov 26. Dec 4, 1907. 3:899.....

18th st, No 16 East. Assign lease. Frank L Virtue to Hermann Weschky. Nov 27. Dec 2, 1907. 3:846..... nom

Same property. Consent to assign lease. Louis Bowsky to Frank L Virtue. Nov 27. Dec 2, 1907. 3:846..... nom

19th st, No 209 West. Surrender lease. Patrick J Reilly and Kips Bay Brewing and Malting Co to Hugh E O'Reilly. All title. Oct 1. Dec 2, 1907. 3:769..... nom

21st st, No 320, s s, 360 w 1st av, 20x92. Assign lease. Rosalie Hentscher INDIVID and ADMRX Chas F Smith to Adolph Humpfner. Dec 2. Dec 4, 1907. 3:926..... nom

29th st, No 527 West, all. James Stanley to Christian Moerlin Brewing Co; 10 years, from Nov 1, 1907. Dec 3, 1907. 3:701. 3,600

34th st, No 122 West, basement, store and parlor floor. Matthew Micolino to Isidore H Sulzbach; 7 years, from Dec 15, 1907. Dec 4, 1907. 3:809.. 3,700 to 6,000

37th st, No 48 West, basement store. Pa Adolph to S Karper or Korper; 6 years, from Dec 1, 1907. Dec 2, 1907. 3:838..... 1,400 and 1,600

39th st, No 317 West. Assign lease. Benj G Rosenheim to Davies J Marshall. Mort $2,480. Dec 2. Dec 3, 1907. 3:763..nom

Same property. Re-assign lease. Davies J Marshall to Benj G Rosenheim. Mort $——. Dec 3, 1907. 3:763.. nom

42d st, No 503 West, all. Jane E Graeff widow to Michael Kelleher; from Dec 1, 1907, to April 30, 1917. Dec 5, 1907. 4:1071. 960

47th st, No 517, n s, 250 w 10th av, 25x100.5. Assign lease. Wm R Bachmann to Minna Mark. Nov 27. Nov 30, 1907. 4:1076. 1,000

54th st, No 505 West, all, except part of basement. George Anthon to Arnold Bringman; 5 years, from May 1, 1907. Dec 2, 1907. 4:1083... 1,500

60th st, No 235 West, west store. Maria K Gray to John W Kirby; 5 years, from Dec 1, 1907. Dec 2, 1907. 4:1152.. 420

63d st, Nos 330 to 334 East. Surrender lease. Rosina Albano and ano to John Bozzuffi. All title. Nov 29. Dec 2, 1907. 5:1437..... nom

69th st, No 308 West, basement store. Joseph Barsky to Pietro Pitrelli and ano; 5 years, from Nov 1, 1907. Dec 2, 1907. 4:1180..... 360

69th st, No 308 West. Assign lease. Pietro Pitrelli and ano INDIVID and as copartners to Davies J Marshall. Mort $2,250. Nov 29. Dec 3, 1907. 4:1180..... nom

Same property. Re-assign lease. Davies J Marshall to Pietro Pitrelli and Francesco Micelli. Mort $——. Nov 29. Dec 3, 1907. 4:1180.. nom

74th st, No 412 East, all. City National Realty Co to Vincent Rosehella; 3 years, from Dec 1, 1907. Nov 29, 1907. 5:1468..2,700

98th st, Nos 5 to 13 East. Cancellation of lease. Marcus M Marks to General Leasing Co. All title. Nov 30. Dec 2, 1907. 6:1604..... 900

100th st, No 21 West, west store, &c. Margarethe Roth to H B Soderberg; 5 years, from Jan 1, 1908. Dec 3, 1907. 7:1836..360

102d st, No 234 East. Assign lease. Fannie Bressler to Louis Potash. Nov 29. Dec 2, 1907. 6:1651.. nom

105th st, Nos 54 and 56 East. Surrender lease. Solomon Antokoletz to George Strause. All title. Nov 25. Nov 29, 1907. 6:1610..... nom

116th st, Nos 236 and 238 West, ground floor and entire roof and part basement. Bernard Blumenthal to Leopold P Manheim; 3 years, from Nov 11, 1907. Nov 30, 1907. 7:1831.....2,600

121st st, No 206 West, all. Rosanna T Boyer to Henry Nathan and ano; from Dec 2, 1907, to Sept 1, 1918. Dec 4, 1907. 7:1926. 2,900 and 3,000

125th st, No 165 | n s, 90 w 3d av, runs n 199.10 to s s
126th st, Nos 168 and 170 | 126th st, x w 36 x s 75 x w 5 x s 124.10 to 125th st, x e 41 to beginning. Leasehold. Agreement extending option to April 1, 1909. The Washington Life Ins Co with Timothy D Sullivan and Geo J Kraus. Nov 30. Dec 4, 1907. 6:1774..... 1,200

135th st, Nos 69 and 71 West, all. Moersim Realty Co to John W Connors; 5 years, from Sept 1, 1907; 5 years renewal. Dec 2, 1907. 6:1733.. 5,000 to 5,250

Same property. Assign lease, dated Mar 22, 1907. Patrick Sullivan to John W O'Connor. Nov 23, 1907. Dec 2, 1907. 6:1733. nom

Av A, No 174, north store and basement..
Av A, No 176, basement.

Henrietta Fischer to Amone Martelli and Silvatore and Antonino Giordano; 3 years, from Dec 1, 1907; 2 years renewal at $1,080. Dec 2, 1907. 2:405. 960

Amsterdam av, s e cor 154th st, store, &c. Ferdinand C Bamman to The Profit Sharing Stores Co; 5 years, from Nov 1, 1907. Nov 29, 1907. 7:2068..... 1,300 to 1,500

Amsterdam av, No 1301. Assign lease. Robert Cormack to Conly S Eagle. Dec 2. Dec 4, 1907. 7:1965.. nom

Amsterdam av, No 2092, store, &c. Otto J Mertens to August Barklage; 3 years, from Sept 1, 1908. Dec 5, 1907. 8:2121. 1,500

Bowery, No 195, store and basement. Harris Schwartz and ano to Sam Sacks and ano; from Jan 1, 1908, to May 1, 1913. Nov 29, 1907. 2:425..... 3,300

Broadway, n e cor 101st st, store and basement. One Hundred & First St Co to Charles Haberman; 5 4-12 years, from June 1, 1907. Nov 29, 1907. 7:1873..... 1,900 to 2,100

Broadway, No 825, cafe and basement. P W Engs & Sons to Samuel May; 7 8-12 years, from Sept 1, 1907. Dec 2, 1907. 2:564..... 3,500 to 4,500

Broadway, w s, 46.4 n 140th st, store. Conrad R Gross and ano to Michael Bromstein; 5 5-12 years, from Dec 1, 1907. Dec 3, 1907. 7:2088... 900

Columbus av, No 579, s e cor 88th st, store, &c. Nellie Bookman to Fredk Kleinschmidt; 5 years, from May 1, 1907. Nov 30, 1907. 4:1201.. 2,000

Lenox av, s w cor 116th st. 2d floor and part basement. Sigmund Jonas to S Jonas Co, a corpn; from Dec 5, 1907, to April 1, 1916. Dec 5, 1907. 7:1825.. 4,500

Lexington av, No 1976, s w cor 121st st. Assign lease. Arthur G Schlemmer to Oscar P Schlemmer. Nov 23. Dec 4, 1907. 6:1769..... nom

Park av, No 1741, n e cor 121st st, store, &c. Anna C Larney to John Fitzgerald; 4 years and 5½ months, from Nov 15, 1907. Dec 3, 1907. 6:1770... 1,100 to 1,500

West End av, s e cor 67th st, store, &c. Assign lease. John Maloney to Thomas and John O'Dea. Nov 14. Dec 5, 1907. 4:1178..... nom

1st av, No 761, store and 1st floor. Montague Aaron and ano to Caspar Fl Stecher; 2 5-12 years, from Dec 1, 1907. Dec 3, 1907. 5:1335... 900

Same property. Assign lease. Caspar Fl Stecher to Charles George. All title. Dec 2. Dec 3, 1907. 5:1335.. nom

1st av, No 83, n w cor 5th st, store and basement. Hyman Spektorsky to Aaron Singer and ano; 7 5-12 years, from Dec 1, 1907. Dec 3, 1907. 2:447... 1,560 and 1,800

2d av, No 2039. Assign lease. Guiseppe Cudemo to Davies J Marshall. Nov 23. Dec 2, 1907. 6:1654... nom

Same property. Re-assign lease. Davies J Marshall to Guiseppe Cudemo. Nov 23. Dec 2. 1907. 6:1654... nom

2d av, No 1884, store, &c. Rose Levere to John Barrett; 10 5-12 years, from Dec 1, 1907. Dec 5, 1907. 6:1669.... 840

3d av, No 52, all. Ellen Earl to Sigmund Klein; 3 years, from Nov 1, 1907. Dec 5, 1907. 2:556.. 2,000

3d av, No 1923. Assign lease. Julius Scher to Christian Osterholz and ano. Dec 2, 1904. Dec 4, 1907. 6:1655.. other consid and 500

3d av, No 35, s e s, 46 n e 9th st, 23x70. Consent to assign lease and covenant. Augustus Van H Stuyvesant to John H O'N Maugire and Terence B McManus. Oct 31. Dec 3, 1907. 2:465. nom

3d av, No 2024, south store, &c. Menna Fabian to Harris and Morris Kossoff; 5 4-12 years, from Jan 1, 1908. Nov 30, 1907. 6:1639.... 840 to 900

3d av
97th st, No 200 East | s e cor 97th st, stores. Louis Meyer Realty Co to Joseph Coleman; 3 10-12 years, from Dec 1, 1907. Dec 3, 1907. 6:1646.. 1,200 to 1,900

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REINFORCED CONCRETE For Factories and Warehouses
possesses advantages over all other forms of construction
Turner Construction Co., 11 Broadway, N. Y. ENGINEERS AND CONTRACTORS

3d av, No 1923. Assign lease. Christian Osterholz and ano to Oscar L Lyons and ano. Nov 30. Dec 4, 1907. 6:1655.....nom
5th av, No 262. Assign lease. Meyer Auerbach to James F McCudden. Nov 30, 1907. 3:830..... nom
5th av, No 1413, 2d and 3d floors. Sigmund Jonas to S Jonas Co, a corpn; from Dec 5, 1907, to Aug 1, 1909. Dec 5, 1907. 6:1621..... 1,400
8th av, No 643, all. Bernard Karsch to Edward Friedman; 5 yrs, from May 1, 1908. Nov 29, 1907. 4:1032..... 4,500
8th av, s w cor 147th st, 50x85. Subordination of lease to mort. Philip Simon et al with John A Brown Jr. Nov 22. Nov 29, 1907. 7:2045..... nom
8th av, s e cor 145th st, part of cor store, &c. Fleischmann Realty & Construction Co to Peter Vafiopulos; 10 years, from Feb 1, 1908. Nov 29, 1907. 7:2030.....2,500 to 4,500
8th av, No 2802, s e cor 149th st, store, &c. Sigmund B Heine to John Haffey; 5 years, from May 1, 1908. Dec 2, 1907. 7:2034 ..... 1,440 and 1,680
8th av, No 2802, s w cor 149th st. Assign lease. John Haffey to John D Haase. Mort $3,600. Nov 30. Dec 3, 1907. 7:2034. ..... nom
Same property. Re-assign lease. John D Haase to John Haffey. Mort $——. Nov 30. Dec 3, 1907. 7:2034.....nom
10th av, n w cor 42d st, all. Jane E Graeff widow to Michael Kelleher; 5 years, from April 30, 1912. Dec 5, 1907. 4:1071. ..... 3,000
11th av, No 592, n e cor 44th st. Assign lease. Wm F Gillespie to Henry Keegan. Nov 20. Dec 4, 1907. 4:1073.....nom

### BOROUGH OF THE BRONX.

138th st, No 710 East, store, &c. John Robertson and ano to Henry Wagner and ano; 5 years, from Dec 1, 1907. Dec 3, 1907. 10:2566.. ..2,100 to 2,500
150th st, Nos 238 and 240 East, store, &c, and four rooms. Bartolomo Zunino to Vito Zeveli; 2 7-12 years, from Oct 1, 1907. Dec 3, 1907. 9:2338..... ...600
Bergen av, No 492, n e cor 147th st. Harry M Austin to William Elvers; agreement as to extension lease for 3 years, from May 1, 1911, same terms as lease recorded July 6, 1906. Nov 29, 1907. 9:2292..... nom
Hull av, s e cor 209th st, corner store. John A Benson to Joseph Deutsch; 3 years, from Jan 1, 1908. Dec 3, 1907. 12:3351..360
Prospect av, s e cor Fox st, store, &c. Elias Goldstein to Abraham Samuels; 9 7-12 years, from Dec 1, 1907. Dec 3, 1907. 10:2683..... 660 to 1,200
*White Plains av, w s, 50 s 213th st, 50x117, all.....
213th st, s s, 100 w White Plains av, 21x50, all.....
Emily A Hall to H Von Der Heyde (errors in description and also names). also omission in term. Aug 30, 1907, 10 years, from — —. Dec 2, 1907.....900

## MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

November 29 and 30, December 2, 3, 4 and 5.

### BOROUGH OF MANHATTAN.

Alley, Louisa J to Louisa L Kane. 22d st, No 114, s s, 215 w Lexington av, 20x98.9. Dec 3, 1907. 3 years, 5%. 3:877. 13,000
Asch, Gustave to Philip Hauck. 10th st, No 278, s w s, 213 n w Av A, 25x92.4. P M. Dec 2, 1907, 5 years, 5%. 2:437. 16,000
Ackerman, Adele to Jacob Wolf. Fulton st, No 178, s s, abt 58 e Church st, 25x75. P M. Nov 27, due Feb 1, 1909, 6%. Dec 2, 1907. 1:80. 20,000
Burns, Peter E to Joseph Weil. 2d av, No 1728, e s, 25.8 s 90th st, 25x75. Dec 5, 1907, 3 years, 6%. 5:1552. 3,000
Bringman, Arnold to Lion Brewery. 54th st, No 505 West. Saloon lease. Nov 21, demand, 6%. Dec 2, 1907. 4:1083. 2,181.96
Boyman, Herman to Edw P Simms. 64th st, Nos 217 to 223, n s, 250 w Amsterdam av, 100x100.5. Prior mort $——. Nov 11, due May 1, 1908, 6%. Dec 2, 1907. 4:1156. 3,000
Bernstein (Morris) Realty & Construction Co to Kath M Field. Wadsworth av, s e cor 182d st, 70x50. Certificate as to mort for $40,000. Dec 3. Dec 4, 1907. 8:2165. ——
Block (Louis), Inc, to Agnes Carpenter. Bradhurst av, e s, 39.11 s 153d st, 39.11x100. Dec 2, 1907, 3 years, 5½%. 7:2046. 30,000
Same to same. Same property. Certificate as to above mort. Dec 2, 1907. 7:2046. ——
Same and Louis Bloch with same. Same property. Subordination agreement. Dec 2, 1907. 7:2046. nom
Block (Louis), Inc, and Sarah M Bernstein with same. Same property. Subordination agreement. Dec 2, 1907. 7:2046. nom
Block (Louis), Inc, and Raphael Hurwitz with same. Same property. Subordination agreement. Dec 2, 1907. 7:2046. nom
Beakes, Charles H C to Louise Cronin. 103d st, Nos 205 to 209, n s, 100 w Amsterdam av, 80x100. Prior mort $119,000. Nov 29, due July 29, 1908, 6%. Nov 30, 1907. 7:1875. 6,000
Butterfield, Caroline F with Minnie wife Meyer Horowitz. Eldridge st, Nos 54 and 56, e s, 62.6 s Hester st, —x—. Extension mort. Sept 28. Nov 29, 1907. 1:300. nom
Bausch, Otto to Carl A Bausch. 53d st, No 420, s s, 300 w 9th av, 25x100.5. Nov 29, 1907, due Jan 1, 1911, 6%. 4:1062. 3,500
Blum, Jacob to Solomon Prince and ano exrs Raphael Prince. Av B, No 95, e s, 20.2 n 6th st, 20.2x93. P M. Nov 25, 2 yrs, 6%. Nov 29, 1907. 2:389. 3,000
Braender Building & Construction Co to Chas Lowen. Broadway, No 3580, n e cor 147th st, 99.11x125. P M. Nov 15, 2 years, 6%. Nov 29, 1907. 7:2079. 60,000
Brandes, Marie to Henry Menken and ano. 25th st, No 134, s e cor Lexington av, Nos 57 and 59, 72x39.6. ¼ part. Nov 27, 1 year, 6%. Nov 29, 1907. 3:880. 15,000
Benjamin, Wm E with New York Public Library, Astor, Lenox and Tilden Foundations. Washington pl or West Washington pl, s w cor Washington sq West, No 33, 44.6x23.9x irreg x55. Extension mort. Dec 2. Dec 3, 1907. 2:552. nom
Bernstein (Morris) Realty and Construction Co to Kath M Field. Wadsworth av, s e cor 182d st, 70x50. Dec 3, 1907, 5 years, 5½%. 8:2165. 40,000
Same to North American Mortgage Co. Same property. Prior mort $40,000. Dec 3, 1907, demand, 6%. 8:2165. 2,000
Same to same. Same property. Certificate as to above mort. Dec 3, 1907. 8:2165. ——
Same and Max Marx with Kath M Field. Same property. Subordination agreement. Dec 2. Dec 3, 1907. 8:2165. nom
Beyer, Gustav to Kate B Evans. 118th st, No 7, n s, 155 w 5th av, 27.3x100.11. Dec 3, 1907, 3 years, 5%. 6:1717. 10,000
Cary, Julia M wife of and Melbert B of Ridgefield, Conn, to UNION TRUST CO of N Y. 51st st, No 33, n s, 494 w 5th av, 42x100.5. Dec 2, 4 years, 5½%. Dec 3, 1907. 5:1267. 110,000
Conkling, Howard to TITLE GUARANTEE AND TRUST CO. 72d st, No 319, n s, 240 e 2d av, 30x102.2. Dec 3, 1907, due, &c, as per bond. 5:1447. 12,500
Curtin, Daniel to Gilbert R Hawes. 135th st, No 174, s s, 250 e 7th av, 25x99.11. Prior mort $23,000. Dec 3, 1907, due Oct 1, 1909, 6%. 7:1919. 4,500
City Real Estate Co with Howard Conkling. 70th st, No 157, n s, 289 w 3d av, 36x100.5. Extension mort. Dec 3, Dec 5, 1907. 5:1405. nom
Chisholm, Geo E, of Morristown, N J, with Wm L Marshall. Dry Dock st, No 3, s e cor 11th st, Nos 726 to 730, 114.6x106x irreg x71.7. Extension mort. Dec 3. Dec 5, 1907. 2:380. nom
Cohen, Harris and Abraham to Joseph H Cohen et al. Stanton st, Nos 199 and 203, s w cor Ridge st, Nos 129 to 135, 50x100. Prior mort $77,500. Nov 30, 2 years, 6%. Dec 3, 1907. 2:344. 35,000
Charlton Contract Co to Arthur J Collins. Charlton st, No 108, s s, 100 e Greenwich st, 25x100; Charlton st, No 110, s s, 78 e Greenwich st, 22x50x25x50. Prior mort $19,000. Dec 2, demand, 6%. Dec 4, 1907. 2:597. 27,250
Same to same. Same property. Certificate as to above mort. Dec 2. Dec 4, 1907. 2:597. ——
Same to same. Same property. P M. Prior mort $46,250 and equal lien with mort for $5,500. Dec 2, demand, 6%. Dec 4, 1907. 2:597. 11,500
Same to same. Same property. Certificate as to above mort. Dec 2. Dec 4, 1907. 2:597. ——
Collins, Arthur J. of Woodhaven, L I, to James H Cruikshank. Charlton st, No 108, s s, 100 e Greenwich st, 25x100; Charlton st, No 110, s s, 78 e Greenwich st, 22x50x25x50. P M. Prior mort $46,250 and equal lien with mort for $11,500. Dec 2, 1 year, 6%. Dec 4, 1907. 2:597. 5,500
Connor, John W to Lion Brewery. 135th st, Nos 69 and 71 West. Saloon lease. Nov 23, demand, 6%. Dec 2, 1907. 6:1733. 3,000
Cohn, Eliza to Bernhard Mayer. Lewis st, Nos 158 to 162, e s, 49 n 3d st, 71.11x100x81.9x100.5. Nov 27, 1 year, 6%. Nov 29, 1907, 2:358. 3,000
Collins, Michl J to Anton C Kapanka. 143d st, No 235, n s, 250 w 7th av, 25x99.11. Prior mort $12,000. Nov 29, 1907, due Dec 1, 1908, 6%. 7:2029. 3,000
Cleary, Wm H, Daniel X and Mary A individ and as admrs James A Cleary with N Y Public Library Astor-Lenox-Tilden Foundations. King st, Nos 47 and 49, n s, 125 e Varick st, 50x100. Extension mort. Nov 12. Nov 29, 1907. 2:520. nom
Cleary, Wm H, Daniel X and Mary A individ and as admrs James A Cleary with N Y Public Library Astor-Lenox-Tilden Foundations. King st, Nos 47 and 49, n s, 125 e Varick st, 50x100. Extension mort. Nov 14. Nov 29, 1907. 2:520. nom
Cohen, Abraham to Wolf Brand. Av B, No 207, e s, 29.3 s 13th st, 24.1x93.2x24.3x93.2. Prior mort $18,000. Dec 2, 1907, 1 year, 6%. 2:395. 1,000
Cohen, Abraham to Lambert Suydam and ano trustees Angelina Henry. Av B, No 207,e s, 29.3 s 13th st, 24.1x93.2x24.3x93.2. Dec 2, 1907, due, &c, as per bond. 2:395. 18,000
Coleman, Aaron to Frank H Patteson and ano exrs, &c, Henry B Patteson. 133d st, No 140, s s, 350 e 7th av, 25x99.11. Nov 27, 3 years, 5½%. Dec 2, 1907. 7:1917. 11,000
Cushman, Inez K to TITLE GUARANTEE & TRUST CO. 119th st, No 359, n s, 138 w Manhattan av, 19x100.11. Dec 2, 1907, due, &c, as per bond. 7:1946. 5,000
Cohen, Isaac and Meyer, and Hyman Rich to Joseph Goldfine Realty Co. Hamilton st, No 16, s s, abt 175 e Catharine st, 17.4 x103.6x17x103.6; Hamilton st, No 14, s s, abt 160 e Catharine st, 17.4x103.6x17x103.6. P M. Prior mort $30,000. Dec 2, 1907, 5 years, —%. 1:253. 20,000
City Mortgage Co with Agnes Carpenter. Bradhurst av, e s, 39.11 s 153d st, 39.11x100. Subordination agreement. Dec 2, 1907, 7:2046. nom
Coutts, Geo H with Moss Realty Co. West End av, No 52, e s, 25.5 s 62d st, 25x100. Extension mort. Dec 2. Dec 4, 1907. 4:1153. nom
Coutts, Geo H with Carrie Furth. 60th st, No 233 East. Extension mort. Dec 2. Dec 5, 1907. 5:1415. nom
Cardillo, Carmelo to Kips Bay Brewing & Malting Co. 1st st, No 62. Saloon lease. Nov 29, demand, 6%. Dec 5, 1907. 2:443. 500

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ATLAS PORTLAND CEMENT

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30 Broad Street (Send for Pamphlet) New York

Chisholm, Geo E, of Morristown, N J, with Mary B Schramm. 111th 111th st, No 136, s s, 287.6 e 7th av, 37.6x100.11. Extension mort. Nov 19. Dec 5, 1907. 7:1820. nom

Chisholm, Geo E of Morristown, N J, with Mary I Schramm. 111th st, No 140, s s, 250 e 7th av, 37.6x100.11. Extension mort. Nov 19. Dec 5, 1907. 7:1820. nom

Central Trust Co of N Y trus Isaac P Martin with Ella A wife John W Charlton. 140th st, No 475, n s, 40 e Amsterdam av, 18x99.11. Extension mort. Oct 14. Dec 5, 1907. 7:2057. nom

Dupuy, Raoul to Wm H Blymyer as atty et al. 35th st, No 412, s s, 125 w 9th av, 25x98.9. All title. Secures agreement. Dec 3, 1907. —%. 3:732. 1,898.28

Delta Realty Co with Colored Orphan Asylum and Assoc for benefit of Colored Children in City N Y. 143d st, n s, 100 e Broadway, 6 lots, each 70.10x99.11. Ownership agreement. Dec 2. Dec 3, 1907. 7:2075. nom

Delta Realty Co to Colored Orphan Asylum and Association for the benefit of Colored Children in City N Y. 144th st, s s, 100 e Broadway, 550x99.11. P M. Dec 2, due June 28, 1909, 5%. Dec 3, 1907. 7:2075. 172,953.84

Dalesio, Giuseppe to Antonio Marino. 1st av, No 2243, w s, 40 n 115th st, 20x73. P M. Prior mort $10,000. Dec 2, installs, 6%. Dec 3, 1907. 6:1687. 2,000

Davis, Edward to Lillie B Lillienthal. 76th st, No 112, s s, 145 w Columbus av, 20x102.2. June 18, 1894, due June 18, 1897, 5%. Re-recorded from June 18, 1894. Dec 3, 1907. 4:1147. 21,000

Delnunzio, Gabriel to David Stern and ano. 119th st, Nos 310 and 312, s s, 140 e 2d av, 2 lots, each 20x100.11. 2 P M morts, each $250. 2 prior morts, each $19,200. Dec 2, 2 years, 6%. Dec 3, 1907. 6:1795. 500

Dedrick, Julia C to Mary Ewald. 143d st, No 202, s s, 99 w 7th av, 26x99.11. Dec 5, 1907, due Jan 1, 1912, 5%. 7:2028. 20,000

Dusenbury, Edwin C trus James A Ruthven with Michael Miller. 74th st, No 402 East. Extension mort. Nov 21. Dec 5, 1907. 5:1468. nom

de Hierapolis, Emilie H to Chas A Carroll. 111th st, No 122, s s, 218.9 w St Nicholas av, 15x100.11. Prior mort $9,500. Dec 2, 1907, 2 years, 6%. 7:1820. 2,500

Donnelly, Maria L to Denis F Gerbereux. 6th av, No 50, e s, 57.6 s West Washington pl, —x74.1x19x75.4. Nov 29, 3 years, 5%. Nov 30, 1907. 2:552. 5,000

Don, Alex L, of Ridgewood, N J, to Chas G Weeber. Chambers st, s s, 125 w Church st, 25x75. Leasehold. P M. Nov 29, 3 yrs, 5%. Nov 30, 1907. 1:136. 6,000

Di Tolla, Gerardo to Thomas Hammill. Spring st, No 178, s s, 19.10 e Thompson st, 20.4x63.10x21.5x63.1. P M. Prior mort $8,500. Nov 29, due, &c, as per bond. Nov 30, 1907. 2:488. 5,000

Davis, Sarah M S to Frank H Patteson and ano exrs Henry B Patteson. 71st st, Nos 255 and 257, n s, 225 e West End av, 33.4x102.2. Nov 29, 3 years, 5%. Nov 30, 1907. 4:1163. 25,000

Edelmeyer, Emily C to TITLE GUARANTEE & TRUST CO. 71st st, No 117, n s, 150 w Columbus av, 25x102.2. Dec 4, due, &c, as per bond. Dec 5, 1907. 4:1143. 20,000

Eagle, Cornley S to Robert Cormack. Amsterdam av, No 1301. Store lease. P M. Prior mort $4,000. Dec 2, demand, 6%. Dec 4, 1907. 7:1965. notes, 3,000

EQUITABLE LIFE ASSUR SOC of the U S with Chessie E Zeller. Madison av, No 2013. Extension mort. Nov 20. Dec 2, 1907. 6:1752. nom

EQUITABLE LIFE ASSUR SOC of the U S with Adelaide S Browning. 5th av, No 554. Extension mort. Oct 31. Dec 2, 1907. 5:1261. nom

EQUITABLE LIFE ASSUR SOC of the U S with Solomon G Salomon. 6th av, Nos 968 to 976. Extension mort. Nov 12. Dec 2, 1907. 5:1270. nom

EQUITABLE LIFE ASSUR SOC of the U S with Matilda F Fitzsimons. 7th av, No 2360. Extension mort. Sept 1. Dec 2, 1907. 7:2024. nom

EQUITABLE LIFE ASSUR SOC of the U S with Jenny P Forbes. Park av, No 96. Extension mort. Nov 20. Dec 2, 1907. 3:869. nom

EQUITABLE LIFE ASSUR SOC of the U S with Hyman M Lazinsk. 136th st, No 232 West. Extension mort. Nov 27. Dec 2, 1907. 7:1941. nom

EQUITABLE LIFE ASSUR SOC of the U S with Mary C Blackman. 135th st, No 221 West. Extension mort. Nov 1. Dec 2, 1907. 7:1941. nom

EQUITABLE LIFE ASSUR SOC of the U S with Justine A wife Wm F Stafford. 79th st, No 6 East. Extension mort. Nov 14. Dec 2, 1907. 5:1393. nom

EQUITABLE LIFE ASSUR SOC of the U S with James P Silo. 73d st, No 128 West. Extension mort. Nov 26. Dec 2, 1907. 4:1144. nom

EQUITABLE LIFE ASSUR SOC of the U S with John Shea. 76th st, No 245 West. Extension mort. Mar 30. Dec 2, 1907. 4:1168. nom

EQUITABLE LIFE ASSUR SOC of the U S with Patrick J Frawley. 46th st, Nos 126 and 128 West. Extension mort. Oct 31. Dec 2, 1907. 4:998. nom

EQUITABLE LIFE ASSUR SOC of the U S with Ida R wife John Larkin. 53d st, No 47 East. Extension mort. Sept 1. Dec 2, 1907. 5:1289. nom

EQUITABLE LIFE ASSUR SOC of the U S with Star Holding Co. 43d st, Nos 228 and 230 West. Extension mort. Nov 22. Dec 2, 1907. 4:1014. nom

EQUITABLE LIFE ASSUR SOC of the U S with Henry W Freeman. 28th st, Nos 252-254 West. Extension mort. Oct 11. Dec 2, 1907. 3:777. nom

EQUITABLE LIFE ASSUR SOC of the U S with Herman Wronkow. Pearl st, Nos 18½ and 20, and State st, No 5. Extension mort. Oct 14. Dec 2, 1907 1:9. nom

EQUITABLE LIFE ASSUR SOC of the U S with Maurice H Cohen. King st, No 37. Extension mort. Nov 15. Dec 2, 1907. 2:520. nom

EQUITABLE LIFE ASSUR SOC of the U S with James H Newman. Barrow st, No 44. Extension mort. Oct 31. Dec 2, 1907. 2:588. nom

Ehret, George with William Josephy. 9th av, No 332, n e cor 29th st, No 361, 20.9x70. Subordination agreement. Nov 29. Dec 2, 1907. 3:753. nom

Frank, Emil with Helen Burns. 173d st, No 521, n s, 151.3 e Audubon av, 18.9x100. Extension mort. Nov 20. Dec 2, 1907. 8:2130. nom

Frasinetti, Angelo to Eliza M Zerega et al trustees Augustus Zerega. Thompson st, No 79, w s, 56.10 s Spring st, runs w 50 x s 42.2 x e 4.9 x n 5.4 x e 45.6 to w s Thompson st x n 36.11 to beginning. Nov 27, 3 years, 5½%. Dec 2, 1907. 2:489. 23,000

Forster, Frederick P to Inez K Cushman. 8th av, No 2161, w s, 80.11 n 116th st, 20x90. Nov 23, due Dec 1, 1908, 6%. Dec 2, 1907. 7:1943. 10,000

Fried, Philip to LAWYERS TITLE INS & TRUST CO. 82d st, No 428, s s, 156.6 w Av A, 25x102.2. Dec 2, 1907, 3 years, 5%. 5:1561. 15,000

Same and Valentine Yehling with same. Same property. Subordination mort. Dec 2, 1907. 5:1561. nom

Fisher, William to Fredk P Forster exr, &c, Fredk Folz. Houston st, No 51, s s, 63.4 w Mott st, 24.8x84.3x24.9x82. P M. Prior mort $14,250. Nov 29, 1907, 2 years, 6%. 2:509. 9,750

Freedman, Jacob to Saml Grodginsky et al. 78th st, Nos 236 and 238, s s, 305 e 3d av, 25x102.2. P M. Nov 29, 1907, due June 1, 1911, 6%. 5:1432. 5,000

Same to Saml Grodginsky. Same property. P M. Prior mort $5,000. Nov 29, 1907, 1 year, 6%. 5:1432. 500

Fleischman, Joseph to Chas T Lark. 31st st, Nos 12 to 16, s s, 166.4 w Madison av, runs e 75 x e 21.4 x s 17.8 x w 25 x s 19.10 x n 112.6 to st x e 53.8 to beginning. Prior mort $379,000. Nov 26, 1 year, 6%. Dec 4, 1907. 3:860. 25,000

Fogel, Morris to Ethel Turnbull. 114th st, No 212, s s, 164.7 e 3d av, 18x100.11. Dec 3, 5 years, 5½%. Dec 4, 1907. 6:1663. 7,000

Fox, Isaac to David Kidansky and ano. Park av, n w cor 97th st, 100.11x100. Dec 3, 1 year, 6%. Dec 4, 1907. 6:1603. 10,000

Frank, Louis to DOLLAR SAVINGS BANK of City N Y. 166th st, n s, 200 w Amsterdam av, 25x95. Dec 2, 3 years, 6%. Dec 3, 1907. 8:2123. 3,000

Fink, Simon with Clairville E Benedict and ano trustees Lizzie A Benedict. 184th st, s s, 300 w Amsterdam av, runs w 70 to e s Audubon av, x s 79.3 x e 70 x n 81.8 to beginning. Subordination agreement. Nov 29. Dec 3, 1907. 8:2155. nom

Garner, James E to Jennie Freed. 64th st, No 216, s s, 275 w Amsterdam av, 25x100.5. Dec 2, 1 year, 6%. Dec 3, 1907. 4:-1155. 7,250

Grosner, Pauline, Isaac Josephs and Joseph Schwartz exrs, &c, Morris Grosner and Pauline Grosner widow and Joel and Antoinette Grosner all of N Y and Cora Josephs and Florence Schwartz, of Brooklyn, N Y, to Margt J Bryant extrx Alex Bryant. 87th st, Nos 207 and 209, n s, 162.6 w Amsterdam av, 62.6x100.8. Prior mort $79,000. Dec 2, 1 year, 6%. Dec 3, 1907. 4:1235. 7,000

George, Charles to F & M Schaefer Brewing Co. 1st av, No 761. Saloon lease. Dec 2, demand, 6%. Dec 3, 1907. 5:1335. 1,000

Goldfine (Joseph) Realty Co to Geo Young. Hamilton st, Nos 14 and 16, s s, 158.5 e Catharine st, 34.8x103.6x34x103.6. Certificate as to mort for $30,000. Dec 3, 1907. 1:253. —

Gross, Conrad R and Geo Herbener to TITLE GUARANTEE AND TRUST CO. Broadway, s w cor 141st st, 99.11x90. Building loan. Nov 22, due Dec 2, 1908, 6%. Dec 3, 1907. 7:2088. 145,000

Griffin, John D with A Gertrude Cutter. Lexington av, No 645, e s, 75.5 n 54th st, 25x100. Extension mort. Aug 3, 1906. Dec 5, 1907. 5:1309. nom

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Gross, Conrad R and Geo Herbener to TITLE GUARANTEE AND TRUST CO. Broadway, n w cor 140th st, 99.11x90. Building loan. Nov 22, due Dec 2, 1908, 6%. Dec 3, 1907. 7:2088. 145,000

Glauber, Clara with Franciska Glauber. 95th st, No 335, n s, 110 w 1st av, 30x100.8; 95th st, No 337, n s, 80 w 1st av, 30x100.8. Two extensions of morts. Dec 2. Dec 3, 1907. 5:1558. nom

Gordon, Jacob and Albert E Lowe to Celia Mendelson. 115th st, No 84, s e cor Lenox av, 100x27.11. Prior mort $——. Nov 26, due June 1, 1910, 6%. Dec 2, 1907. 6:1598. 11,000

Garofalo, Patrick to Louis A Salomon. 1st av, No 2048, e s, 25.11 s 106th st, 25x84. Dec 2, 1907, due Dec 1, 1912, 5%. 6:1699. 18,000

Same to Emanuel Arnstein. Same property. Prior mort $18,000. Dec 2, 1907, due Mar 1, 1908, 6%. 6:1699. 1,000

Gerstenzang, Abraham and Louis to Franklin B Lord et al. West Broadway, Nos 542 and 544, w s, 161.10 s 3d st, runs w 75 x s 5 x w 15 x s 38 x e 90 to West Broadway x n 43 to beginning. P M. Dec 2, 1907, 5 years, 4½%. 2:537. 72,500

Gray, Olin D to Emma Gutman. Madison av, No 1045, e s, 66.2 s 80th st, 19x82. P M. Prior mort $15,000. Dec 2, 1907, due July 1, 1909, 5%. 5:1491. 20,000

Goetz, August to Jacob Meyer et al exrs Theobald Seelinger. 101st st, No 227, n s, 385 e 3d av, 25x100.11. Nov 30, 5 years, 5%. Dec 2, 1907. 6:1651. 7,000

Goldfine (Joseph) Realty Co to George Young. Hamilton st, No 16, s s, abt 175 e Catharine st, 17.4x103.6x17x103.6; Hamilton st, No 14, s s, abt 160 e Catharine st, 17.4x103.6x17x103.6. Dec 2, 1907, 5 years, 6%. 1:253. 30,000

Godspeed Realty & Impt Co to Mary Frank admrx Jos A Frank. 124th st, Nos 122 to 126, s s, 225 w Lenox av, 56.3x100.11. Nov 22, 2 years, 6%. Dec 2, 1907. 7:1908. 4,000

Same to same. Same property. Certificate as to above mort. Nov 22. Dec 2, 1907 7:1908. ——

Gerety, Mary with Abraham Mandelbaum. 118th st, No 110, s s, 90.6 e Park av, runs s 50 x w 0.6 x s 50.11 x e 25 x n 100.11 to st x w 24.6 to beginning. Subordination agreement. Nov 25. Dec 2, 1907. 6:1645. nom

Guth, Benj and Wolf Kufeld with UNION TRUST CO of N Y. 64th st, No 224 West. Extension mort. Nov 18. Dec 5, 1907. 4:1155. nom

Goldberg, Hyman B to Max Hirshson. 138th st, Nos 33 and 37, n s, 295 w 5th av, 75x100. Nov 30, demand, 6%. Dec 5, 1907. 6:1736. 2,500

Hyman, Sundel with LAWYERS TITLE INS & TRUST CO. 5th av, No 2154, w s, 35 s 132d st, 18x75. Extension mort. Nov 29. Dec 4, 1907. 6:1729. nom

Hirshfeld, Nathan L with Milton M Blumenthal. Ludlow st, No 53, w s, 25x87.6. Agreement as to payment of installment on mort, &c. Dec 3. Dec 4, 1907. 1:309. nom

Hollander (Adolph) Realty Co to Louisa B Woolsey et al exrs Theodorus B Woolsey. Front st, No 26, n s, 24.2 e Broad st, 23.9x62.9x23.3x64.5; Broad st, Nos 105½ and 107, s e cor Water st, runs s 80.9 x e 47 x n 25.5 x w 24 x n 57.8 to st x w 23.5 to beginning. P M. Prior mort $50,000. Sept 17, due, &c, as per bond. Dec 3, 1907. 1:7. 52,500

Same to same. Same property. Prior mort $102,500. Dec 3, 1907, due Mar 1, 1908, 6%. 1:7. 10,000

Huffman, Theodore P to UNITED STATES TRUST CO of N Y. 34th st, Nos 648 and 650, s s, 150 e 12th av, 49x98.9. Dec 5, 1907, 5 years, 5½%. 3:679. 10,000

Hyman, Samuel L and Miriam G Hirsch to David J King et al exrs, &c, Edw J King. 116th st, No 143, n s, 203.9 e 7th av, 28.6x100.11. Nov 29, 5 years, 5½%. Dec 5, 1907. 7:1901. 26,000

Himowich, Adolph A to Max Borck. Madison av, No 1913, e s, 20.11 n 123d st, 20x81. P M. Prior mort $14,000. Nov 30, 1 year, 6%. Dec 2, 1907. 6:1748. 1,000

Horton, Loton to Wm N Cromwell exr Augustus A Dame. 77th st, No 117, n s, 177 w Columbus av, 19x105.7x19x105.2. Nov 29, 3 years, 5½%. Nov 30, 1907. 4:1149. 18,000

Hilliard, George, of Central Islip, L I, to Wm H Miller. Goerck st, Nos 59 to 65, w s, 150 n Delancey st, 100x100. Prior mort $30,000. Nov 30, 1907, 2 years, 6%. 2:328. 6,000

Henig, Solomon and Michael and Benjamin Kaufman to Louis Gurfein. 2d st, Nos 214 and 216, n s, 74.9 e Av B, 60x111.10. Prior morts $64,750. Nov 20, due Feb 1, 1909, 6%. Nov 29, 1907. 2:385. 18,000

Haight, Helen D W wife and Fredk A to Society for the Relief of Poor Widows with Small Children. 128th st, No 270, s s, 187.6 e 8th av, 20.10x99.11. Nov 29, 1907, 5 yrs, 5%. 7:1933. 10,000

Hess, Martin to Martin D Fink. 151st st, No 558, s s, 150 e Broadway, 25x99.11. Prior mort $18,000. Nov 29, 1907, 2 years, 6%. 7:2082. 2,500

Hess, Martin to Grand Lodge of the United States of the Independent Order Free Sons of Israel. 151st st, No 558, s s, 150 e Broadway, 25x99.11. Nov 29, 1907, 3 years, 5%. 7:2082. 18,000

Hafner, William to Irving Judis. Amsterdam av, No 998, w s, 60.10 n 109th st, 40x100. P M. Prior mort $——. Nov 27, 3 years, 6%. Nov 29, 1907. 7:1881. 13,750

Harris, Hermen or Hernen to Hannah Friedman. 5th av, No 1462, w s, 25.11 n 118th st, 25x100. Nov 29, 1907, 2 years, 6%. 6:1717. 4,000

Hoffman, Fredk G with Benno Lewinson. 137th st, No 238, s s, 417 w 7th av, 18x99.11. Extension mort. Oct 19. Dec 2, 1907. 7:1942. nom

Hildenstein, Louis to Hogenauer & Wesslau Co. 184th st, Nos 554 and 556, s s, 200 e St Nicholas av, 2 lots, each 37.6x74.11. Two P M morts, each $6,500. Two prior morts, $19,000 each. Dec 3, due Dec 1, 1912, 6%. Dec 4, 1907. 8:2154. 13,000

Harris, Fanny to Flora Platt. Lenox av, No 150, e s, 75.10 n 117th st, 25x100. Dec 3, 1 year, 6%. Dec 4, 1907. 6:1601. 4,000

Henne, Fanny agt Pincus Turk and Moe A Isaacs. 88th st, No 442, s s, 157 w Av A, 25x100. Certified copy of judgment to cancel mort and assignment of mort. Nov 29. Dec 4, 1907. 5:1567. ——

Holzman, Dora to Herman Tausky and ano. 2d av, No 2455, w s, 49.11 s 126th st, 25x106. P M. Nov 29, 5 years, 6%. Dec 4, 1907. 6:1790. 3,250

Infeld, William to Wm H Kohring. 1st av, No 1682, s e cor 88th st, Nos 400 and 402, 25.8x80. P M. Dec 2, 1907, 5 years, 5%. 5:1567. 20,000

Same to same. Same property. P M. Dec 2, 1907, 5 years, 6%. 5:1567. 5,000

Jacobowitz, Jacob to Chas Seidenwerg. Ludlow st, No 152, e s, 100 s Stanton st, 25x89.1. Nov 29, due May 29, 1908, 6%. Dec 2, 1907. 2:411. 1,500

Johnson Estate to Cornelius F Kingsland as trus for Albert A Kingsland will Ambrose C Kingsland. Certificate as to mort for $12,000 on property in Kings Co. Dec 3. Dec 4, 1907. ——

Jacobs, Minnie, Bella Josephie, Frances Simons and Arthur Simons to Lillie B Lilienthal. 8th av, No 2096, e s, 75.5 n 113th st, 25.6x100. Jan 5, 1899, due Jan 5, 1904. Re-recorded from Jan 10, 1899, 4½%. Dec 3, 1907. 7:1829. 21,000

Kiralfy, Helen to Hoffman Realty Co. St Nicholas av, No 456, s e cor 133d st, No 314, 26.4x87.11x25.11x92.3. Prior mort $30,000. Dec 2, 1907, 5 years, 6%. 7:1958. 7,500

Koch, Joseph and Pauline Nussbaum to Peter Freess. 138th st, No 131, n s, 256 e 7th av, 26x99.11. P M. Prior mort $20,000. Dec 2, 1907, due Jan 2, 1911, 6%. 7:2007. 9,500

Kunitzer, Robert to Maria Carman. 116th st, Nos 339 to 345, n s, 170 w 1st av, 80x100.11. Nov 29, 3 years, 5%. Dec 2, 1907. 6:1688. 37,000

Kempner, Isidor H to Lilian E Ely. 87th st, No 343, n s, 217 e Riverside Drive, 20x100.8. P M. Prior mort $25,000. Nov 19, due Dec 2, 1910, 6%. Dec 2, 1907. 4:1249. 8,000

Keane, James R to Charles K Beekman and ano exrs Wm B Beekman et al. 76th st, No 265, n s, 77 e 3d av, 28x102.2. Dec 2, 1907, 3 years, 5½%. 5:1431. 14,500

Katz, Samuel to Albert Rosenbluth. Orchard st, No 188, e s, abt 170 s Houston st, 25x87.6. Nov 30, due June 9, 1908, 6%. Dec 2, 1907. 2:412. 2,200

Kotzen Realty Co to August Knatz. 1st av, No 854, e s, 50.4 s 48th st, 25x75. Nov 30, 1907, due May 26, 1909, 6%. 5:1359. 4,500

Keller, George to Chas L Weiher. 22d st, No 467, n s, 208.4 e 10th av, 16.8x98.9. Prior mort $7,000. Nov 30, 1907, due Mar 1, 1910, 6%. 3:719. 3,000

Kassel, Abraham or Abe to whom it may concern. 3d st, Nos 406 and 408, s s, 136.1 e Goerck st, 45.4x77x45x82.9. Estoppel certificate. Nov 27. Nov 29, 1907. 2:356. ——

Klarman, Maier to Kate Klarman. Stanton st, No 206, n s, 47.5 e Ridge st, 26x100. Prior mort $——. Nov 27, 1 year, 6%. Nov 29, 1907. 2:345. 2,000

Kiefer, Maria to Joseph Schmalzl. 94th st, No 338, s s, 100 w 1st av, 25x100.8. Dec 4, 1907, 3 years, 5%. 5:1556. 12,000

Knoedler, Clare M with Christian Wehdebrock. 129th st, No 52 West. Extension mort. Nov 18. Dec 4, 1907. 6:1726. nom

Kiernan, Andrew J to Laurence Curnen. 35th st, No 457, n s, 125 e 10th av, 25x98.9. Dec 3, 3 years, 5%. Dec 4, 1907. 3:733. 5,000

Kapelsohn, Emanuel with E Kapelsohn Co. 66th st, No 227, n s, 375 e West End av, 25x100.5. Extension mort. Dec 2. Dec 3, 1907. 4:1155. nom

Kerbs, Edward A and Jacob Wertheim trustee with EQUITABLE LIFE ASSUR SOC of the U S. 35th st, Nos 48 to 52, s s, 265 e 6th av, 60x98.9; 34th st, No 35, n s, 272 e 6th av, 24x98.9; 34th st, No 33, n s, 296 e 6th av, 24x98.9. Subordination mort. Nov 11. Dec 2, 1907. 3:836. nom

Kameny, Max and Edward Sinberg to John J Mueller. 81st st, st, No 239, n s, 125 w 2d av, 25x102.2. P M. Prior mort $12,000. Nov 30, due July 1, 1912, 6%. Dec 3, 1907. 5:1527. 3,700

Levin, Max to Golde & Cohen, a corpn. 107th st, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11. Prior mort $49,250. Nov 22, 5 years, 6%. Dec 4, 1907. 6:1634. 16,750

Lyons, Oscar L and Cord Jaeger to Geo Ehret. 3d av, No 1923. Saloon lease. Nov 30, demand, 6%. Dec 4, 1907. 6:1655. 6,000

Lisman, Fredk J to Helen S Ogilvie. 76th st, No 311, n s, 151 w West End av, 18x102.2. Dec 3, 3 years, 5½%. Dec 4, 1907. 4:1185. 23,000

Liquori, Vincenzo to Michele Berardini. Cherry st, No 27, s s, abt 190 w Roosevelt st, 29.6x68x25x67, e s. Prior mort $15,000. Dec 3, 3 years, 6%. Dec 5, 1907. 1:109. 4,000

Same to Cath A De Peyster. Same property. Dec 5, 1907, 5 years, 5%. 1:109. 15,000

Lyons, Arthur D V to TITLE GUARANTEE & TRUST CO. 63d st, Nos 332 and 334, s s, 200 w 1st av, 2 lots, each 25x100.5. 2 P M morts, each $12,000. Nov 30, due, &c, as per bond. Dec 2, 1907. 5:1437. 24,000

Lyons, Arthur D V to John Bozzuffi. 63d st, Nos 332 and 334, s s, 200 w 1st av, 50x100.5. P M. Prior mort $24,000. Nov 30, due Dec 1, 1917, 6%. Dec 2, 1907. 5:1437. 24,500

Lankenau, Richard, of Brooklyn, N Y, to James M Cahn et al. Monroe st, No 220, s w cor Scammel st, No 43, 25x93x25x94.8. Nov 30, due, &c, as per bond. Dec 2, 1907. 1:261. 20,000

Lippmann, Rose to Sarah M Pustkuchen. Greenwich st, No 526, w s, abt 115 n Spring st, 23.3x81. P M. Prior mort $7,000. Aug 15, due, &c, as per bond. Dec 2, 1907. 2:596. 2,000

Lyons, Oscar L to Christian Osterholz and ano. 106th st, No 340, s s, 175 w 1st av, 25x100.11; 106th st, No 342, s s, 155 w 1st av, 20x100.11. Prior mort $6,500. Nov 30, 3 years, 6%. Dec 2, 1907. 6:1677. 3,000

Lazinsk, Abraham and Joseph Lengel to Mary Glassheim. 119th st, Nos 341 and 343, n s, 175 w 1st av, 50x½ blk. Nov 25, 1 year, 6%. Nov 30, 1907. 6:1796. 2,000

Lempit, Samuel with Mary A Soontag. 114th st, No 72, s s, 67.6 w Park av, 37.6x100.11. Extension mort at increased interest from 4½% to 5%. Nov 25. Nov 29, 1907. 6:1619. nom

Lynch, Joseph to H Koehler & Co. 34th st, No 646 West. Saloon lease. Nov 27, demand, 6%. Nov 29, 1907. 3:679. 2,500

Morfit, Clarence as trustee Annie E Morfit with Adolf H Landeker. Madison av, No 1901, s e cor 123d st, No 50, 20.11x100. Extension mort. Nov 19. Dec 2, 1907. 6:1748. nom

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Levien, Tany and Henry to Wm O Green et al exrs Andrew H Green. East Broadway, No 239, s s, abt 215 e Clinton st, 23.7x ½ blk. Leasehold. July 12, due, &c, as per bond. Nov 29, 1907. 1:286. 5,000

Meyer, Joseph to Lion Brewery. West st, No 140. Saloon lease. Nov 30, demand, 6%. Dec 3, 1907. 1:84 2,000

Muhlenberg, Wm with Ignatz Weisberg. 85th st, Nos 211 and 213 East. Extension mort. Nov 11. Dec 3, 1907. 5:1531. nom

Mulgrew, Rachel to UNION TRUST CO of N Y. 21st st, No 403, n s, 60 w 9th av, runs w 27 x n 81.6 x e 22 x s 18.7 x e 5 x s 62.11 to beginning. Nov 1, 5 years, 5%. Dec 3, 1907. 3:719. 17,000

Milgrim, Herman and Dora Davis to Aaron Blume et al. Allen st, No 167, w s, 125 s Stanton st, runs s 25.6 x w 46 x n 0.6 x w 41.6 x n 25 x e 87.6 to beginning; all title to strip about 0.8x25 in rear. Dec 4, 1907, 3 years, 5%. 2:416. 25,000

Myers, Charles F with Tranquilla Cattaneo. 50th st, No 357, n s, 597.6 w 8th av, 19.2x½ block. Extension mort. Nov 30. Dec 3, 1907. 4:1041. nom

Meier, David with Frederic de P Foster and ano trus. 100th st, No 109 West. Extension mort. Oct 19. Dec 4, 1907. 7:1855. nom

Mark, Leontine A to Annie C Cochran, of Plainfield, N J. 128th st, No 102 East. Extension mort. Dec 2. Dec 4, 1907. 6:1776. nom

Martelli, Amone, Salvatore and Antonio Giordano to Henry Elias Brewing Co. Av A, Nos 174 and 176. Saloon lease. Nov 30, demand, 6%. Dec 2, 1907. 2:405. 475

McLean, Frank B to Jane B M Eldredge. 54th st, No 263, n s, 43.9 e 8th av, 18.9x62.11. Dec 4, 1907, 2 years, 6%. 4:1026. 16,000

Munday, Rose to CARNEGIE TRUST CO. Centre Market pl, No 5, e s, 212.2 s Broome st, 25x48. Nov 18, secures note, —%. Nov 29, 1907. 2:471. 3,500

Moore, John A to John Sharpe Jr. 26th st, Nos 515 to 519, n s, 194 w 10th av, 66x98.9. Prior mort $17,000. Nov 26, due, &c, as per bond. Nov 29, 1907. 3:693. 6,000

Merksamer, Leopold and Julius with James Stokes. 117th st, No 364, s s, 150 e Columbus av, Extension mort. Nov 26. Nov 29, 1907. 7:1943. nom

Miller, Isaac and Sigmund Miller with Clara Newmann. 120th st, No 147 West. Agreement that party 1st part shall not execute more than one mort not exceeding $16,500, &c. Nov 26. Nov 29, 1907. 7:1905. nom

Muser, Cecilia to Daniel B Childs and ano trustees Blanche Sterling. West End av, No 505, w s, 30 n 84th st, runs n 34 x w 100 x s 18 x e 78 x s 16 x e 22 to beginning. P M. Nov 27, due Nov 1, 1912, 5%. Nov 29, 1907. 4:1246. 30,000

Murdock, Archibald H to Harry J Van Cook. 69th st, Nos 315 to 323, n s, 225 w West End av, 124.8x100.5. Nov 27, due Jan 27, 1908, 6%. Nov 29, 1907. 4:1181. 24,000

Mannheimer, Isaac and Louis I Harris to Harry M Goldberg. St Nicholas av, No 622, s e cor 141st st, No 332, 20.1x105.4x19.10x 108.9; St Nicholas av, Nos 610 to 618, e s, 38.4 s 141st st, runs e 102.4 x s 62.1 x e 5 x s 27.11 x w 92.2 to av x n 91.3 to beginning; St Nicholas av, Nos 602 and 604, e s, 166.1 s 141st st, 36.6 to 140th st x80.1x36x86.2. Nov 29, 1907, 3 years, 6%. 7:2048. 12,000

Massa, Matilda wife Joseph to Mary F Wustrow. 114th st, No 312, s s, 160 e 2d av, 20x100.11. Nov 29, 1 year, 6%. Nov 30, 1907. 6:1685. gold, 1,000

Merritt, Alice to TITLE GUARANTEE & TRUST CO. 1st av, No 1610, e s, 76.7 s 84th st, 25.7x100. Nov 30, due, &c, as per bond. Dec 2, 1907. 5:1563. 5,500

Morison, Andrew P, of Montclair, N J, to West Side Construction Co. Morningside av West, s w cor 118th st, No 400, 100.11x 125. P M. Prior mort $200,000. Nov 30, due, &c, as per bond. Dec 2, 1907. 7:1961. 85,000

Maher, Minnie L to Chelsea Realty Co. Morton st, No 33, n s, 80 w Bedford st, 23.6x100. Prior mort $10,000. Nov 30, due May 30, 1908, 6%. Dec 2, 1907. 2:584. 4,000

Morrison, Edward to Louis W Morrison and ano individ and as exrs Zipporah Morrison. Broome st, Nos 472 and 474, n s, 50 w Greene st, 50x100. Nov 30, due, &c, as per bond. Dec 2, 1907. 2:486. 15,554.56

Moss, Octavia A to Chas L Jones guardian Frederic G Carnochan and ano. Madison av, No 543, e s, 50.2 s 55th st, 25.1x100. Dec 2, 1907, 3 years, 5%. 5:1290. 50,000

McAlpin, Anna to Bergen Realty Co. Riverside Drive, e s, 332.2 s 127th st, 120x86. Prior mort $225,000. Dec 4, due &c, as per bond. Dec 5, 1907. 7:1994. 45,000

McKinley, Hannah H, Madeleine L and Ellen T to Robert W Cooper. Hester st, No 169, n s, 71 e Mott st, 24.6x100. Dec 3, 3 years, 5%. Dec 5, 1907. 1:238. 6,000

Mercantile Trust Co as trus Wm J Haddock with Herman Reher. 11th st, No 276 West. Extension mort. Dec 3. Dec 5, 1907. 2:622. nom

MERCANTILE TRUST CO trus with Theresa S Taupier. 102d st, No 314 West. Extension mort. Dec 5, 1907. 7:1889. nom

North American Mortgage Co with Bergen Realty Co. Riverside Drive, e s, 332.2 s 127th st, 120x86. Extension mort. Dec 4, Dec 5, 1907. 7:1994. nom

Necarsulmer, Ella with Berry B Simons and ano. 108th st, No 65, n s, 175 e Columbus av, 25x100.11. Extension mort. Nov 26. Dec 3, 1907. 7:1844. nom

Needle, Benj and Sulim Kornberg to Morris Kittenplan and ano. 6th st, Nos 410 and 412, s s, 150 e 1st av, 2 lots, each 25x97. 2 P M morts, each $13,750. 2 prior morts each $25,000. Dec 2, 10 years, 6%. Dec 3, 1907. 2:433. 27,500

New York Cab Co, Lim, to Wm M Thomas. 87th st, Nos 257 and 259, n s, 150 e West End av, 50x100.8. Nov 29, 2 years, 5%. Dec 2, 1907. 4:1235. 52,000

Same to same. Same property. Certificate as to above mort. Nov 29. Dec 2, 1907. 4:1235.

Oppenheim, Collins & Co, N Y, to EQUITABLE LIFE ASSUR SOC of the U S. 35th st, Nos 48 to 52, s s, 265 e 6th av, runs s 98.9 x e 7 x s 98.9 to n s 34th st, Nos 33 and 35, x e 48 x n 98.9 x e 5 x n 98.9 to s s 35th st x w 60 to beginning. Dec 2, 1907, 5 years, 5%. 3:836. 820,000

Same to same. Same property. Certificate as to above mort. Dec 2, 1907. 3:836.

O'Conor, Daniel J as exr Daniel O'Conor with Adam Moran. Av A, No 1374, Extension mort. Jan 17. Nov 30, 1907. 5:1485. nom

Paddell, Timothy F to Geo Ehret. 7th av, Nos 592 and 594, w s, 49.4 s 42d st, 49.4x100; also all leasehold interest of party first part to premises on s w cor 7th av, Nos 596 and 598, and 42d st, No 200, 49.4x20 and to 42d st, No 202 West, 20x49.4, and 42d st, No 208, s s, 80 w 7th av, 20x50. Prior mort $519,500. Dec 2, 1 year, 5½%. Dec 3, 1907. 4:1013. 15,000

Postol, Samuel to H Koehler & Co. Orchard st, No 20. Saloon lease. Nov 30, demand, 6%. Dec 2, 1907. 1:298. 4,250

Popper, Barbara to Jerome J Danzig. 93d st, No 260, s s, 136 e West End av, 18x100.8. Prior mort $12,000. Nov 29, 1907, due Apr 25, 1908, 6%. 4:1240. 5,000

Pierce, Louis to David Gordon. Cherry st, No 144, n s, 340.1 e Catharine st, runs n — x n — x n — x e 26.4 x s — x s — x e 0.10 x s — x s — to st x w 27.2 to beginning. Nov 27, due May 29, 1908, 6%. Nov 29, 1907. 1:253. 7,500

Pariser, Annie to Abraham M Pariser. 121st st, No 321, n s, 225 e 2d av, 25x99x23.8x100.10 w s; 121st st, No 323, n s, 250 e 2d av, 25x100.11. Nov 29, 1907, 3 years, 6%. 6:1798. 3,000

Plancer, Fishel to Moritz Schwartz. Houston st, No 249, s s, 37.6 e Norfolk st, 18.9x75. Nov 29, 5 years, 6%. Nov 30, 1907. 2:355. 7,000

Pekelner, Herman and Saml to Pincus Lowenfeld and ano. 143d st, Nos 126 to 148, s s, 150 e 7th av, 250x99.11. Prior mort $144,000. Nov 29, demand, 6%. Nov 30, 1907. 7:2011. 6,000

Pettit, Franklin to One Hundred and First Street Co. Broadway, Nos 2660 to 2668, n e cor 101st st, No 215, 126.10x100. Certificate as to payment of $30,000 on account of mort. Dec 5, 1907. 7:1873.

Peper, John H to Frank J Breslin. Park av, Nos 1569 and 1571, s e cor 113th st, No 100, 100.11x27. Dec 2, 5 years, 5%. Dec 3, 1907. 6:1640. 21,000

Picken Realty Co with METROPOLITAN LIFE INS CO and Realty Mortgage Co. 141st st, Nos 465 to 469, n s, 88 e Amsterdam av, 3 lots, each 18x99.11; 141st st, Nos 453 to 457, n s, 196 e Amsterdam av, 3 lots, each 18x99.11. Extension of six morts and consent to same. Dec 3. Dec 4, 1907. 7:2058. nom

Platky, Adolph to Julia W Southack. 89th st, No 330, s s, 365 w West End av, 20x100.8. P M. Dec 2, 3 years, 5%. Dec 5, 1907. 4:1250. 28,000

Page, J Seaver with the BOWERY SAVINGS BANK. 56th st, No 119 East. Extension mort. Dec 3. Dec 5, 1907. 5:1311. nom

Poor, Constance E, of Tuxedo, N Y, to Margt O Sage. Lexington av, No 1, n e cor 21st st, Nos 123 and 125, runs n 123.5 x e 105 x n 14 to s s 22d st, No 134, x e 16.3 x s 98.9 x w 61.3 x s 98.9 to 21st st x w 60 to beginning. Dec 5, 1907, 3 years, 6%. 3:877. 100,000

Potick, Samuel and Sidney Stern to Emma Stern. 121st st, Nos 417 and 419, n s, 125 e Amsterdam av, 75x100.10. Dec 3, due June 17, 1908, 6%. Dec 5, 1907. 7:1963. 10,000

Provenzano, Francesco to Kips Bay Brewing & Malting Co. 13th st, Nos 626 and 628 East, Saloon lease. Oct 30, demand, 6%. Dec 2, 1907. 2:395. 750

Palmieri, John to Luke Kouwenhoven. 17th st, No 408, s s, 144 e 1st av, 25x92. Nov 30, due Nov 1, 1910, 5%. Dec 2, 1907. 3:948. 20,000

Ruff, Maria with Geo W R Matteson and ano trustee Harold Brown for Sophia A Sherman. 83d st, No 216 East. Extension mort. Nov 29. Dec 3, 1907. 5:1528. nom

Realty Investment Corpn of N Y City. Certificate as to chattel mort for $30,000 on furnishings in "Hotel Somerset," N Y. Nov 25. Dec 4, 1907. 4:999.

Rodbell, David with Sol Brill. Madison st, Nos 275½ and 277. Extension mort. Nov 22. Nov 30, 1907. 1:269. nom

Rehmke, Carolina C to General Synod of the Reformed Church in America, a corpn. 133d st, No 64, s s, 75 w Park av, 20x 99.11. Nov 29, 3 years, 6%. Nov 30, 1907. 6:1757. 3,500

Rehmke, Carolina C to General Synod of the Reformed Church in America. 133d st, No 25, n s, 270 e 5th av, 17.6x99.11. Nov 29, 3 years, 6%. Nov 30, 1907. 6:1758. 2,500

Same to Chas Wanninger. Same property. Prior mort $2,500. Nov 29, due, &c, as per bond. Nov 30, 1907. 6:1758. 1,000

Ralston, Kate J to Emily H Moir trus for Johannah S Seymour. 79th st, No 206, s s, 100 w Amsterdam av, 17x102.2. Dec 4, 3 years, 5%. Dec 5, 1907. 4:1170. 10,000

Roman Catholic Church of St John the Evangelist to Michael Reid et al. 55th st, No 351, n s, 100 w 1st av, 21.4x100.5. Dec 5, 1907, 4 years, 4½%. 5:1348. 15,000

Reiter, Emilie H with David J King et al exrs, &c, Edw J King. 116th st, No 143, n s, 203.9 e 7th av, 28.6x100.11. Subordination agreement. Nov 29. Dec 5, 1907. 7:1901. nom

Ritzen, Nicholas to METROPOLITAN SAVINGS BANK. Av C, No 281, w s, 46 n 16th st, runs n w 74.6 x n e 1.6 x n w 13.6 x n e 21.6 x s e 88 to w s Av C x s 23 to beginning. Dec 2, 1907, 5 years, 5%. 3:984. 2,500

Rau, Henry M to Rosalie Kaufmann et al exrs Leopold Kaufmann. 92d st, No 303, n s, 33 w West End av, runs n 52.10 x n w 6 x w 2.6 x n 18.7 x w 18.4 x s 75.8 to st x e 25 to beginning. Dec 2, 1907, 3 years, 5%. 4:1252. 22,500

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Reiman, Alice to LAWYERS TITLE INS & TRUST CO. 88th st, No 150, s s, 378 e Amsterdam av, 18x100.8. Dec 2, 1907, 5 years, 5%. 4:1218. 11,000

Reaney, Emma L to Cornelia G Chapin. 36th st, No 142, s w s, 138 s e Lexington av, 20.16x98.9. Nov 30, 3 years, 5½%. Dec 2, 1907. 3:891. 5,000

Simon, Charles with Frank H Patteson and ano exrs, &c; Hy B Patteson. 133d st, No 140 West. Subordination agreement. Nov 27. Dec 2, 1907. 7:1917. nom

Schnaibel, Frederick, of Jersey City, N J, to Abraham Mandelbaum. 118th st, No 110, s s, 90.6 e Park av, runs s 50 x w 0.6 x s 50.11 x e 25 x n 100.11 to st x w 24.6 to beginning. Dec 2, 1907, due, &c, as per bond. 6:1645. 15,000

Schmitt, Franz to Franz Lenz. 94th st, No 207, n s, 130 e 3d av, 25x100.8. Prior mort $11,000. Nov 27, due Jan 1, 1911, 6%. Dec 2, 1907. 5:1540. 5,000

Schmitt, Franz to Caroline Eppstein. 94th st, No 209, n s, 155 e 3d av, 25x100.8. Prior mort $10,500. Nov 27, due Jan 1, 1911, 6%. Dec 2, 1907. 5:1540. 6,000

Shearer, Geo L to Woodlawn Cemetery. 54th st, No 117, n s, 247.2 w Lexington av, 16.10x100.5. Nov 30, 3 years, 5%. Dec 2, 1907. 5:1309. 3,000

Sinnott, John J to TITLE GUARANTEE & TRUST CO. 44th st, No 456, s s, 150 e 10th av, 25x100.4. Dec 2, 1907, due, &c, as per bond. 4:1053. 6,000

Sinnott, Mary A with TITLE GUARANTEE & TRUST CO. 44th st, No 456, s s, 150 e 10th av, 25x100.4. Subordination mort. Nov 29. Dec 2, 1907. 4:1053. nom

Schwab, Mary B with Abraham Kassel. Grand st, Nos 554 and 556, n w cor Lewis st, —x—. Extension mort. Nov 11. Dec 2, 1907. 2:326. nom

Stiner, Hannah to Saml Stiner exr Moses Wasserman. 92d st, No 16, s s, 217.10 e 5th av, 20x100.8. Prior mort $35,000. Nov 21, 5 years, 5%. Dec 3, 1907. 6:1503. 25,000

Schmidt, Herman A, Chas D Donahue and Walter A Wells with Eugenie D Greco. 86th st, No 218, s s, 225 e 3d av, 22x100. Extension mort. Nov 29. Dec 2, 1907. 5:1531. nom

Stone, Louisa M with Theo B McCarthy. 4th st, No 166, w s, 76 n Cornelia st, 20.3x47.11x20x51.10. Extension mort. Nov 26. Dec 2, 1907. 2:590. nom

Seligmann, Maurice and Solomon Bass trustees Samuel Bruhl with Berthe Hummel and Sophie Kaffenburgh. 73d st, No 52 East. Extension mort. Nov 30. Dec 4, 1907. 5:1387. nom

Seligmann, Maurice, Henrietta Bruhl and Solomon Bass trustees Moses Bruhl with Rachel Schiff. 91st st, No 49 West. Extension mort. Nov 30. Dec 4, 1907. 4:1205. nom

Shenk, Joseph to The Hermitage Co. 99th st, Nos 54 and 56, on map No 60, s s, 225 e Madison av, 37.6x100.11. P M. Prior mort $44,150. Dec 1, 4 years, 6%. Dec 4, 1907. 6:1604. 3,550

Shenk, Joseph to The Hermitage Co. 99th st, Nos 62 and 64, on map No 60, s s, 225 w Madison av, 37.6x100.11. P M. Prior mort $44,150. Dec 1, 4 years, 6%. Dec 4, 1907. 6:1604. 3,550

Schwitters, Henry E to Elmira M Schwitters. Perry st, No 64, s s, 100 w 4th st, 20x94.7. Dec 3, 5 years, 4½%. Dec 4, 1907. 2:621. 5,000

Shepard, Augustus D to Mary N Shepard. Trinity pl, Nos 70 to 76, w s, 203.1 s Thames st, 104.4x42.4x108.9x52. Prior mort $100,000. Nov 29, 1907, due Aug 1, 1909, 6%. 1:51. 50,000

Schneider, Mary to GERMAN SAVINGS BANK. 94th st, No 105, n s, 100 w Columbus av, 25x100.8. Oct 24, 3 years, 4½%. Nov 29, 1907. 4:1225. 8,000

Short, Anna L to FARMERS LOAN & TRUST CO trustee Wm H Beadleston. 37th st, No 20, s s, 308.2 w 5th av, 20x98.9. Nov 27, 3 years, —%. Nov 29, 1907. 3:838. 35,000

Sloane, T O'Conor with Max Wetzstein. 10th av, No 526. Extension mort. Nov 21. Nov 29, 1907. 3:737. nom

Smith, Jas C to Wm Josephy. 9th av, No 332, n e cor 29th st, No 361, 20.9x70. Nov 29, 1907, 5 years, 5½%. 3:753. 20,000

Swift, Edward P to TITLE GUARANTEE & TRUST CO. 88th st, No 170, s s, 199.6 e Amsterdam av, 17.6x100.8. Dec 4, due, &c, as per bond. Dec 5, 1907. 4:1218. 14,000

Silberman, Samuel and David Shaff to Henry Klingenstein et al. Canal st, Nos 125 to 131, n w cor Chrystie st, No 45, 50x74.6, leasehold. All title. Dec 4, 1 year, 6%. Dec 5, 1907. 1:303. 30,000

Seligmann, Maurice and Solomon Bass trus Samuel Bruhl with PEOPLE'S TRUST CO trus Oscar F Hawley. Church st, No 212. Extension mort. Nov 27. Dec 5, 1907. 1:148. nom

Silverman, Robert M and Chas Stich to Andrew P Morison. Morningside av West, n w cor 117th st, —x—. Certificate as to reduction of mort. Nov 27. Dec 5, 1907. 7:1961. —

Simon, Morris, of Brooklyn, N Y, to Nathan Greenfeld. Suffolk st, No 12, e s, abt 75 n Hester st, 25x50. Dec 5, 1907, due Dec 5, 1908, 6%. 1:313. 1,500

Schiff, Haskel or Hoskel, of Brooklyn, N Y, and Herman, Israel, Solomon Schiff, of N Y, Ani Hoflich, Abraham Entlich and Samuel Lamensdorf, of N Y, to Wm J Amend. Stanton st, No 319, s w cor Goerck st, Nos 111 to 117, 50x75; also property in Kings Co. Dec 4, due Apr 4, 1908, 6%. Dec 5, 1907. 2:329. 6,750

Shepard, Mary N to Amelia A Paul. 71st st, No 303, n s, 50 w West End av, 50x25. Dec 4, 3 years, 5½%. Dec 5, 1907. 4:1183. 18,000

Schloss, Moses and Bernhard Bloch to Eliz Eisinger. 116th st, No 10, s s, 100 w 5th av, 25x100.11. Prior mort $31,000. Nov 22, due Jan 1, 1911, 5%. Dec 5, 1907. 6:1599. 4,400

Seltenreich, Paul F to Katherine Bissel. 2d av, No 2424, e s, 40.11 n 124th st, 20x80. Nov 29, 5 years, 5%. Nov 30, 1907. 6:1801. 7,000

Silver, Nathan with SEAMENS BANK FOR SAVINGS in City N Y. Catharine st, No 21. Extension mort. Nov 15. Nov 30, 1907. 1:280. nom

Smith, James C to Geo Ehret. 9th av, No 332, n e cor 29th st, No 361, 20.9x70. Prior mort $29,000. Nov 29, 1 year, 5%. Nov 30, 1907. 3:753. 5,000

Siegel, Amelia and Abraham Norwalk with Jacob Norwalk and Jacob Siegel. 133d st, No 46, s s, 120 e Madison av, 20x99.11. Extension of mort. Nov 25. Nov 29, 1907. 6:1757. nom

Siegel, Amelia and Abraham Norwalk with Jacob Norwalk and Jacob Siegel. 133d st, No 46, s s, 120 e Madison av, 20x99.11; 2 extension morts. Nov 25. Nov 29, 1907. 6:1757. nom

Traverso, Pietro to Joseph Diamond. Henry st, No 9, n w cor Catharine st, No 24, 100x18.11x99.5x19, with all right, title and interest to strip begins 69.2 w Catharine st and 19 n Henry st, runs n 0.6 x w 30.10 x s 0.6 x e — to beginning. P M. Prior mort $34,800. Dec 2, 1 year, 6%. Dec 5, 1907. 1:279. 4,500

TITLE GUARANTEE & TRUST CO with Solomon Prince et al. Av B, No 95, e s, 20.2 n 6th st, 20.2x93. Extension mort. July 3. Nov 29, 1907. 2:389. nom

Uhlfelder, Simon and Abraham Weinberg to North American Mortgage Co. Walker st, Nos 9 to 13, s s, 100 e West Broadway, 60x106. Prior mort $131,000. Dec 2, due Mar 2, 1908, 6%. Dec 3, 1907. 1:191. 2,500

Van Nest, Margt T to Robert T Varnum. 38th st, No 40, s s, 508 w 5th av, 21x98.9. Nov 20, due, &c, as per bond. Dec 2, 1907. 3:839. 5,000

Warm, Joseph to Joseph Golding. Monroe st, No 254, s s, 250 w Jackson st, 25x97.8. Nov 29, due Jan 1, 1909, 6%. Dec 2, 1907. 1:261. 12,000

Weil, Jonas and Bernhard Mayer with Abraham Cohen. Av B, No 207. Subordination mort. Dec 2, 1907. 2:395. nom

Wittnauer, Martha S with Georgette Brown. 31st st, No 46 East. Extension mort. Nov 27. Dec 4, 1907. 3:860. nom

Wallach, Reisler & Co to Seward Engineering Co. 174th st, Nos 522 and 524, s s, 132.6 e Audubon av, 37x100. Prior mort $38,000. Nov 21, due Feb 21, 1911, 6%. Dec 4, 1907. 8:2130. 1,550

White Construction Co to GERMANIA LIFE INS CO of City N Y. 183d st, No 574, s s, 100 e St Nicholas av, 75x104.11. Dec 4, 1907, due, &c, as per bond. 8:2154. 95,000

Same to same. Same property. Certificate as to above mort. Dec 4, 1907. 8:2154. —

Same to State Realty & Mortgage Co. Same property. Prior mort $95,000. Dec 4, 1907, 1 year, 6%. 8:2154. 16,000

Same to same. Same property. Certificate as to above mort. Dec 4, 1907. 8:2154. —

West, Maria A, Edw F Edwards, Lydia A Carll and Ruth W Stoothoff heirs Geo W Edwards with Frederic de P Foster and ano exrs Sarah A Sands. Christopher st, Nos 227 and 229. 2 extensions of morts. Oct 21. Nov 29, 1907. 2:427. nom

West Side Construction Co to Colored Orphan Asylum and Assoc for benefit of Colored Children in City N Y. 141st st, n s, 100 e Broadway, 425x½ block. Certificate as to 6 morts for $25,000 each. Dec 2. Dec 3, 1907. 7:2075. —

West Side Construction Co to Colored Orphan Asylum and Association for benefit of Colored Children in City N Y. 143d st, n s, 100 e Broadway, 6 lots, each 70.10x99.11. 6 P M morts, each $25,000. Dec 2, due June 28, 1909, 5½%. Dec 3, 1907. 7:2075. 150,000

Weil, Jonas and Bernhard Mayer with Lambert Suydam and Abraham C Quackenbush trustee Angelina Henry. Av B, No 207. Subordination agreement. Dec 3, 1907. 2:395. nom

Wilder, Samuel to Society for the Relief of the Destitute Blind of City N Y and its Vicinity. Chrystie st, No 115, w s, 125 n Grand st, 25x100. Dec 3, 1907, 5 years, 5½%. 2:423. 22,000

White, Wm E to Clairville E Benedict and ano trustees Lizzie A Benedict. 184th st, s s, 300 w Amsterdam av, runs w 70 to e s Audubon av, x s 79.3 x e 70 x n 81.8 to beginning. Dec 2, 3 years, 5%. Dec 3, 1907. 8:2155. 17,000

Wallach, Frank and Ferdinand and Rebecca W Von Inten and Madeleine A Fritsche as exrs Henry Wallach with Lillian Lipstadt. 2d av, No 1150, e s, 80.10 s 61st st, 25x75. Extension mort. Oct 29. Nov 29, 1907. 5:1435. nom

Waibel, Adolph with Edw Gross. 56th st, No 421, n s, 300 w 9th av, 25x100.5. Extension mort. May 1, 1907. Nov 30, 1907. 4:1066. nom

Waibel, Adolph with Anna Gottwald and ano. 56th st, No 421, n s, 300 w 9th av, 25x100.5. Extension mort. Oct 29. Nov 30, 1907. 4:1066. nom

Wittnauer, Martha S to Hedwig Glass. 25th st, No 54, s s, 100 e 6th av, 23x98.9. Prior mort $32,000. Nov 30, 1907, 1 year, 6%. 3:826. 10,000

Warm, Joseph to Rebecca Kalt. Monroe st, No 254, s s, 250 w Jackson st, 25x97.8. Prior mort $17,900. Nov 29, due Jan 1, 1909, 6%. Nov 30, 1907. 1:261. 4,070

Young, Louis to Simon Dinerstein. 3d st, No 221, n s, 212.8 e Av B, runs n 19.6 x n 43.11 x n 32.8 x e 27.10 x s 96.2 to st x w 26.5 to beginning. P M. Prior mort $28,000. Nov 30, due Dec 1, 1912, 6%. Dec 2, 1907. 2:386. 9,000

Zisola, Mary to Abraham Roffman. Columbia st, No 75½, w s, 60 n Rivington st, 20x49.8. P M. Prior mort $17,600. Nov 19, 3 years 6%. Dec 3, 1907. 2:334. 2,000

Zendman, Sarah with MUTUAL ALLIANCE TRUST CO of N Y. 109th st, No 244, s s, 537.7 w Amsterdam av, 37.5x100.11. extensions of morts. Oct 21. Nov 29, 1907. 2:427. nom

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Assarian, Mirjan to Augusta Gminder. 174th st, No 750, s s, 100 e Washington av, old line, 20x100. P M. Dec 2, 3 years, 5%. Dec 3, 1907. 11:2915. 1,700

*Angeloro, Andrea and Raffaele to Angelo Zanfardino. Maple st, e s, 75 s 215th st, 25x100. Nov 30, due, &c, as per bond. Dec 3, 1907. 1,100

Byrne, Edw J to Mary E Stamler. Garden st, No 706, s w s, 66.1 e Crotona av, 18.9x100. Dec 3, 3 years, 5%. Dec 4, 1907. 11:3099. 3,500

Byrne, Jennie E to John J Barry. Franklin av, No 1200, e s, 174.10 s 168th st, runs e 100 x s 20.7 x e 90 x s 21.8 x w 190 to av x n 42.3 to beginning. P M. Prior mort $5,500. Dec 2, 5 years, 5%. Dec 4, 1907. 10:2614. 5,500

Boyle, Leo A to Five Boroughs Realty Co. Nelson av, n w cor 172d st, 61x96.5x55x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,500

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Its pure white color, strength and close grained hardness, together with its hydraulic properties and its ability to withstand the elements, place it in a class by itself, unique in all its qualities, and indispensable at any price.

## HAMMERSTEIN & DENIVELLE CO.,

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Burland, Wolf to Sarah J Hallock. Hughes av, s e cor 183d st, 75x25. Dec 5, 1907, 3 years, 5½%. 11:3086. 6,000

Brown, Margt M with Ella L Kimball and ano admrxs will Eliza M Currier. Ryer av, w s, 520.1 n Burnside av, 22.11x119.3x25.11 x123.9. Extension mort. July 6. Nov 29, 1907. 11:3149-3156. nom

Same to same. Same property. Extension mort. July 6. Nov 29, 1907. 11:3149 and 3156. nom

Bloch, Eliz to Minnie B Gellert. 170th st, No 588, s s, 157.8 e Fulton av, 16.6x115.8x16.5x114.5. Prior mort $3,750. Oct 16, 3 years, 5%. Nov 29, 1907. 11:2931. 1,000

Berry, Joseph I to Mary Dunne. Valentine av, w s, 118.1 s 192d st, 31.3x100. Nov 30, 3 years, 5½%. Dec 2, 1907. 11:3154. 5,000

Burghard, Josephine F with Frank Hahn. Ogden av, w s, 150 s 166th st, 50x100. Extension mort. Dec 3. Dec 5, 1907. 9:2526. nom

Cipriani, Orlando to Pauline Hecht. Hughes av, w s, 128 s Pelham av, 25x87.6. Dec 2, 1907, due, &c, as per bond. 11:3078. 11,000

Cohen, David J and Louis Steinik to Rebecca Altman. Monroe av, e s, 270 n 174th st, 2 lots, each 25x95. 2 morts, each $1,300; 2 prior morts, $7,500 each. Nov 29, 1907, due, &c, as per bond. 11:2798. 2,600

Cowen, Lizzie S to Walter J Fraser. 152d st, No 757, n s, 125 w Wales av, 25x115.1x28.9x100.10. P M. Prior mort $15,750. Nov 29, 3 years, 6%. Nov 30, 1907. 10:2644. 2,750

Chambers, Margaret M to Thos B Bowne & Son Co. Honeywell av, e s, 109.7 s 182d st, runs e 20.3 x s 56.6 to n s old West st x n w 22.1 to av x n 53.4 to beginning. Prior mort $5,000. Nov 29, due May 29, 1908, 6%. Nov 30, 1907. 11:3125. 2,000

Conlan, Jas P to John R Davidson. Prospect av, n w cor 181st st, 66x150, being lot 77 map East Tremont, plot begins 66 n 181st st or at n s lot 77 distant 100.1 w Prospect av, runs n 44 x w 50 x s 44 to n s said lot x e 50 to beginning, being part of lot 76 map East Tremont. P M. Prior mort $8,000. Nov 29, 1 year, 6%. Nov 30, 1907. 11:3097. 5,500

*Cipolla, Filomena wife of Carmine to John Bussing. 2d st, w s, 100 n Flower st, runs w 226 to e s Bronx River x n and w 102 x e 216 to st x s 100 to beginning; also land under water Bronx River in front of above. Dec 3, 6 years, 6%. Dec 4, 1907. 10,000

Cusack, Michael F, of Brooklyn, N Y, to Eliz Green. Prospect av, s w cor 161st st, 49x100. Dec 4, 1907, 3 years, 5½%. 10:2677. 50,000

Cohn, Nathan and Nicholas Goldman to Margt Knox. Bryant av, w s, 100 s Jennings st, 50x100; Bryant av, w s, 175 s Jennings st, 75x100. Nov 29, demand, 6%. Dec 3, 1907. 11:2994. 2,000

Colgate, Annie A with Henry Linsmann. Elm pl, e s, 290.11 s Kingsbridge road, 25x78.1x25x78.10. Extension mort. Nov 29. Dec 3, 1907. 11:3023 and 3026. nom

Casey, James J to Five Boroughs Realty Co. Plympton av, w s, 183 s Featherbed lane, 25x75. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 450

Carpendale, Sophie M to Five Boroughs Realty Co. Featherbed lane, s e cor Plympton av, 24.3x92.8x24.3x96.2. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 2,400

Same to same. Featherbed lane, s s, 24.3 e Plympton av, 24.3x 96.2x24.3x99.7. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:-2874. 1,600

Cobb, W Bruce to Josephine M Purroy and ano. Hull av, s w cor Gun Hill road, 107x100x116x100.5. Nov 29, due, &c, as per bond. Dec 3, 1907. 12:3348. 8,000

*Creegan, Mathew to Grace W Hebberd. Elizabeth st, s s, 100 e Newell av, 25x100, Olinville. Oct 12, due, &c, as per bond. Dec 5, 1907. 600

Currie, Carrie G and Eliza B Hogue trustee Mary E Bird with Max Cohen and Emanuel Glauber. Leggett av, n w cor Hewitt pl, 28.8x86.2x56.9 to pl x69.9. Extension mort. Dec 2. Dec 4, 1907. 10:2695. nom

Decker, Anna M to Anna Keil. Tinton av, n e cor 161st st, 100x 35.1. Dec 2, 5 years, 5%. Dec 5, 1907. 10:2668. 18,000

*Disosway, Annie to Andrew J Bilhoefer. 220th st, late 6th st, n s, 180 e White Plains road, 50x114. Dec 4, 2 years, 6%. Dec 5, 1907. 500

Dederer, Chas H to Five Boroughs Realty Co. Plympton av, w s, 108 s Featherbed lane, 25x75. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 475

Dederer, Charles H to Five Boroughs Realty Co. Plympton av, e s, 242.8 s Featherbed lane, 75x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,650

Same to same. Plympton av, e s, 192.8 s Featherbed lane, 50x96.5. 2 P M morts, each $550. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,100

Dederer, Pauline H to same. Plympton av, e s, 50 n 172d st, 25x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 550

*Diamond, Joseph to James W Elgar. Edwards av, e s, 400 n Latting st, 125x100, Seton Homestead. Nov 29, 4 years, 6%. Dec 3, 1907. 10,000

Dietz, Alfred A to Meyer Butzel. Perry av, w s, 425 n Holt pl, 25x 81.11x25x81.1. Nov 29, 1907, 5 years, —%. 12:3343. 2,650

Same to W Bruce Cobb. Same property. Prior mort $2,650. Nov 29, 1907, 1 year, —%. 12:3343. 200

Demmerle, Henry to Louis Lese et al. 139th st, No 530, s s, 234.10 e Brook av, 37.6x100. P M. Prior mort $25,000. Nov 20, 5 years, 6%. Dec 2, 1907. 9:2266. 15,000

Elsmere Realty Co to John Bell Co. Elsmere pl, n s, 175.9 w Southern Boulevard, 70x100. Nov 14, 1 year, 6%. Nov 30, 1907. 11:2960. 6,800

Same to same. Same property. Certificate as to above mort. Nov 20. Nov 30, 1907. 11:2960.

Ellinghaus, August with Meyer Butzel. Perry av, No 3311. Subordination agreement. Nov 28. Nov 30, 1907. 12:3343. nom

Ernst, Carl with TITLE INS CO of N Y. Wendover av, No 488. Subordination mort. Dec 5, 1907. 11:2912. nom

Ebbighausen, Henry to Five Boroughs Realty Co. Plympton av, e s, 275 n 172d st, 75x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,650

Same to same. Plympton av, e s, 200 n 172d st, 50x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 1,100

*Fincke, John W to John O'Brien. White Plains road, w s, 601.4 n Julianna st, runs w 107 x s 25 x e 107 x n 25 to beginning, except part for road. P M. Dec 2, 3 years, 5%. Dec 4, 1907. 3,000

Fellenstein, Joseph and Charles Maurer to Aloysius Fellenstein. Bergen av, e s, 76.4 s 152d st, 38x76.8x38x54.9. Oct 26, 4 years, 5%. Dec 3, 1907. 9:2361. 2,000

Flanagan, Mary J to Five Boroughs Realty Co. Featherbed lane, s w cor Plympton av, 27x98.3x25x108. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 2,500

Fowler, Nannie E to Louisa L Jeremiah. Trinity av, No 892, e s, 150 n 161st st, 20x100. Dec 2, 3 years, 5%. Dec 5, 1907. 10:2638. 5,500

Fimpel, Barbara to Eliz Armstrong. 168th st, No 770, s w s, 378.4 s e Boston road (Morse av), 25x125. Nov 30, due Jan 1, 1911, 5½%. Dec 4, 1907. 10:2662. 4,500

Fleming, Garrett W with Mary Smith individ and Albert C Wiegand exrs Nicholas A Smith dec'd and John J Barry. Franklin av, s e s, bet 167th st and 168th st, and being 206 from west cor lot 132, runs n e along av 20 x s e 100 x s w 20 x n w 100 to beginning, being part lot 125 map Morrisania. Agreement correcting deed and mort. Nov 29. Dec 4, 1907. 10:2614, also to be recorded in deeds. nom

Goldman, Nicholas to Arthur C Hearle. 189th st, s s, 100 w Valentine av, 22.8x93.4; 189th st, s s, 145.5 w Valentine av, 22.7x 93.4. Nov 29, demand, 6%. Nov 30, 1907. 11:3152. 3,000

Gallo, Denis M to Lillian G Bitting. 154th st, s e cor Park av, 66.8x46.11x89.10x52.4. Dec 2, 2 years, 6%. Dec 3, 1907. 9:-2442. 3,000

Galbraith, Jennie H to Five Boroughs Realty Co. Nelson av, w s, 445 s Featherbed lane, 75x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,725

Greenbaum, Nathan to Five Boroughs Realty Co. Plympton av, e s, 250 n 172d st, 25x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 475

Galbraith, Jennie H to Five Boroughs Realty Co. Plympton av, w s, 233 s Featherbed lane, 25x81x25.2x78. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 450

Greenbaum, Samuel W to Five Boroughs Realty Co. Plympton av, e s, 100 n 172d st, 25x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 550

Haase-Lippmann Construction Co to Martin Haase and ano. Brook av, Nos 278 to 282, e s, 25.1 n 139th st, 37.8x103.7x37.6x 100. P M. Dec 4, 1907, due Mar 1, 1910, 6%. 9:2267. 3,000

Haase-Lippmann Construction Co to Martin Haase and ano. Brook av, Nos 284 and 286, e s, 62.9 n 139th st, 37.8x107.2x 37.6x103.7. P M. Dec 4, 1907, due Mar 1, 1910, 6%. 9:2267. 3,000

*Heinrich, Wm to Cogswell-Taylor Impt Co. 173d st, w s, 150 n Gleason av, 25x100. Prior mort $3,500. Dec 3, 3 years, 6%. Dec 4, 1907. 1,500

Hayes, Paul S to Five Boroughs Realty Co. Plympton and Aqueduct avs, w s, 133 s Featherbed lane, runs s 25 x w 75 x n w 66.8 to Aqueduct av, x n e 30 x s e 57.5 x n e —, x e 75 to beginning. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 2,125

Howell, Nellie K to Five Boroughs Realty Co. Plympton av, w s, 408 s Featherbed lane, 125x100x irreg x90. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 2,475

Hottenroth, Christian C to Sandrock Realty Co. Morris av, w s, 22 s 139th st, 26.9x10.1x25x1.8. Jan 2, 1904, due Jan 2, 1907. 5%. Dec 5, 1907. 9:2333. 1,500

Head, Kate A to Harry Held. Beaumont av, n w cor 183d st, 80x 25. Nov 25, installs, 6%. Nov 29, 1907. 11:3089. notes, 500

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Hidden, Thos B trustee Henrietta A Webb with Willis Realty Co. 3d av, s e cor 148th st, 49.10x48.11 to w s Willis av, 65.5x23.8. Extenscion mort. Nov 12. Nov 29, 1907. 9:2307. nom

Handy, Edw V and Martin A individ and as exrs Martin Handy to Mary Dunne. Field pl, s s, 52.6 e Morris av, 62.6x100. Nov 26, 3 years, 5%. Dec 2, 1907. 11:3172. 5,000

*Ippolito, Filippo to Victoria D'Andrea. Columbus av, n s, 75 w Rose st, 25x100. Prior mort $3,500. Nov 27, due Nov 1, 1908, 6%. Nov 29, 1907. 300

*Kitchen, Jane to Christian Sprado guardian Frieda Sprado et al. Madison st, e s, 175 s Morris Park av, 25x100. Dec 2, 3 years, 5½%. Dec 3, 1907. 3,500

Klein, Charles to Wm Bloodgood. 137th st, s s, 550 e Willis av, 25x100. Dec 2, 5 years, 6%. Dec 3, 1907. 9:2281. 11,000

Same to Hugo Wegener. Same property. Prior mort $11,000. Dec 2, 4 years, 6%. Dec 3, 1907. 9:2281. 4,000

Keller, Ernst to Martin L Henry. Creston av, No 2727, w s, 144.9 n 196th st, 25x100.4. Prior mort $5,000. Nov 29, due, &c, as per bond. Dec 3, 1907. 12:3318. 1,150

Kayser, Henry C to Five Boroughs Realty Co. Featherbed lane, s s, 49.6 e Plympton av, 24.3x99.7x24.3x103.2. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,500

*Kelly, Richard H to Chas P Hallock. Louise st, e s, 300 s Columbus av, 56.2x102.6x33.8x100. Nov 30, 3 years, 6%. Dec 2, 1907. 500

Kaysel, Edw A C with John Link. 153d st, No 667 East. Extension mort. Nov 26. Nov 29, 1907. 9:2375. nom

Lester, Geo H to Zippora F Heller. 173d st, No 658, s s, 43 w Worth av, 17x69.5x17x67.11. P M. Nov 30, 3 years, 5%. Dec 2, 1907. 11:2888. 3,750

Lowy, Bertha to Saml Cowen. Dawson st, No 689, n w s, 116.2 s w Leggett av, 16.8x70.1x16.10x67.10. P M. Dec 2, 1 year, 6%. Dec 3, 1907. 10:2687. 1,000

Lomonte, Alfonso with Adolph C Hottenroth. 162d st, s s, 165 e Courtlandt av, 25x100. Subordination agreement. Nov 12. Dec 4, 1907. 9:2408. nom

Mercurio, Joseph to Mary E Clark et al exrs John W Nunns. 175th st (Fairmount av), n e s, 150 s e Prospect av, 50x200, except strip 6 ft in width for st. Dec 2, due, &c, as per bond. Dec 4, 1907. 11:2953. 4,000

*Mendelson, Harris to Bernard J Reynolds. Commonwealth av, e s, 50 s Beacon av, 25x100. P M. Prior mort $3,000. Dec 4, 1907, 3 years, 6%. 2,000

MacNamara, John to Wm F Carroll. Gun Hill road, No 1118, s s, 36.4 e Station pl, 49.8x75x50x72.6. Nov 27, 5 years, 5%. Dec 4, 1907. 12:3359. 4,500

Murray, Edw J to Joanna Donnelly. Perry av, w s, 89.11 from Reservoir pl, runs w 100 x — 38.2 to pl x e 34 x e 94.1 to w s Perry av x s 50 to beginning. Prior mort $2,400. Nov 30, 1 year, 6%. Dec 4, 1907. 12:3343. 1,400

Murphy, John J and Forest Leasing Co to Kate B Belloni. Westchester av, n w s, 176 s w Concord av, runs n w 86.8 to Jackson av x n 148.3 x e 175 to Concord av x s 46.2 to Westchester av x s w 176 to beginning. Aug 12, due, &c, as per bond. Dec 4, 1907. 10:2645. 35,000

Murray, Alice and Wm H heirs at law of Chas Murray to Est of Isaac G Johnson. Pierce st, n w s, at cor of lot owned by Richd Tierney, runs n w 100 x s w 25 x s e 100 to st x — 25 to beginning. Nov 18, demand, 6%. Dec 4, 1907. 13:3407. 1,200

Meckes, Louis to Five Boroughs Realty Co. Featherbed lane, s s, 48.6 w Nelson av, 24.3x110x24.3x113.6. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,600

Same to same. Plympton av, w s, 258 s Featherbed lane, 50x87x 50.6x81. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 900

Same to same. Plympton av, w s, 208 s Featherbed lane, 25x75x 25.2x78. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 450

Meckes, Louis to Five Boroughs Realty Co. Featherbed lane, s s, 27 w Plympton av, runs w 78.8 x s e 53.2 x s 15.3 x e 25 x n 98.3 to beginning. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:-2875. 3,450

Same to same. Plympton av, w s, 308 s Featherbed lane, 100x 90x100.2x87. 2 P M morts, each $950. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 1,900

Maslen, Ada E to Five Boroughs Realty Co. Nelson av, w s, 86 n 172d st, 75x96.5. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,700

*Muretti, Angelo to Hudson P Rose Co. Hobart av, e s, 26.7 s Waterbury av, 77.5x78.11x112.1. P M. Nov 1, 3 years, 5½%. Dec 3, 1907. 675

Milton Realty Co with Wm G Wood and ano trustees for Emma O Edwards will Cath A Olssen. 236th st (Opdyke av), n e cor Verio av, 194.7x100x148.5x110. Extension mort. Nov 11. Dec 4, 1907. 12:3398. nom

*McEachern, Frank to Joseph Diamond. Balcom av, w s, 350 s Latting st, 25x100. P M. Dec 4, 3 years, 5½%. Dec 5, 1907. 387.50

*Mitchel, Joseph V to Joseph Diamond. Balcom av, w s, 325 n Marrin st, 25x100. P M. Dec 4, 3 years, 5½%. Dec 5, 1907. 387.50

Mellert, Frederick M to Robert W Von Felde and ano. Washington av, e s, 287.6 s 182d st, late Fletcher st, 37.6x134.4x38.1x 141.2, except part for av. P M. Dec 5, 1907, 5 years, 5%. 11:-3049. 28,000

Marshall, Fielding L guardian of Jas W Marshall et al with Mary wife of and Frank Habeck. Elm pl, w s, 56 n 189th st, 25.3x 51x25x52. Extension mort. Nov 19. Nov 29, 1907. 11:3023. nom

*Morante, Emilio to Mark Lurie. Carlisle pl, w s, 125 s 213th st, 50x100, and being lots 118 and 119 map W F Duncan at Williamsbridge, 2 P M morts, each $600. Nov 27, 3 years, 5½%. Nov 30, 1907. 1,200

Mullen, Cath A with Lawyers Mortgage Co. Union av, No 1075, Extension mort. Nov 25. Nov 29, 1907. 10:2670. nom

Mitchel, Mary P and Joseph M Purroy with Morris Prowler. Tremont av, No 1000. Extension mort. Nov 23. Nov 29 ,1907. 11:2951. nom

Maressa, John to John Haffen and ano. 187th st, late Jacob st, s w cor Hughes av, 25x100. Prior mort $17,000. Nov 30, 3 yrs, 6%. Dec 4, 1907. 11:3073. 4,000

Nardillo, Sebastino to Teachers Co-operative Building & Loan Assoc. 203d st, late Rockfield st, n s, 350 e Marion av, 25x 127.3. P M. Nov 29, 1907, installs, 6%. 12:3309. 2,880

Same to Marie Tamm. Same property. P M. Prior mort $2,880. Nov 29, 1907, 1 year, 6%. 12:3309. 700

Newmark, Amelia to Emil Stein. Sherman av, w s, 136.8 n 163d st, 20.10x100. Prior mort $7,500. Nov 29, 1907, 3 years, 6%. 9:2455. 2,000

*Neuhaus, Lillie with Adolph Hertsch, of Yonkers, N Y. Catharine st, w s, 150 n 237th st, 50x100. Wakefield. Extension mort. Nov 26. Nov 29, 1907. nom

*Norwood Heights Realty and Construction Co to Hugo C Cook. Washington av, w s, 101.3 s Halsey pl, 25x90.10x25x86.11, Cebrie Park. Dec 4, 3 years, 5%. Dec 5, 1907. 3,500

*North Borough Home Co to Thos B Bowne & Son Co. Carpenter av (2d st), e s, 175 n 234th st, 27x105, Wakefield. Dec 2, due June 1, 1908, 6%. Dec 5, 1907. 1,039.27

*Napolee, Dominick to Hudson P Rose Co. Eastchester road, e s, — s Saratoga av and being lot 13 map 327 lots Hunter estate. P M. Dec 2, 4 years, 5½%. Dec 5, 1907. 400

O'Gorman, Richard and Edw J exrs, &c, Marianne O'Gorman with Jeannette Auerhahn. Anthony av, No 2118. Extension mort. Nov 25. Dec 4, 1907. 11:3156. nom

Same with Norman Auerhahn. Anthony av, No 2116. Extension mort. Nov 25. Dec 4, 1907. 11:3156. nom

Oliver, Anthony J to Five Boroughs Realty Co. Nelson av, w s, 61 n 172d st, 25x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 575

*Ostrow, Kate to Land Co C of Edenwald. Bracken av, w s, 100 n Randall av, 50x100, Edenwald. P M. Dec 5, 1907, 3 years, 5½%. 550

*Same to same. Bracken av, w s, 175 n Randall av, 50x100, Edenwald. P M. Dec 5, 1907, 3 years, 5½%. 550

*Pinkofsky, Jacob to Abel Rose. Commonwealth av, e s, 200 n Mansion st, 16.8x100. P M. Prior mort $3,000. Nov 30, 3 years, 6%. Dec 2, 1907. 1,000

Prospect Avenue Realty Co to Abraham Simon. Prospect av, Nos 630 and 632. Certificate as to reduction of mort. Nov 29. Dec 2, 1907. 10:2685.

Pier, Earl G to Henry G Barbey et al exrs Henry I Barbey. 253d st, s s, abt 400 w Broadway and being lane leading from Albany Post road to Riverdale c l distant 5 chains and 8 links east land of Wm G Ackerman, runs s e 13 chs and 1 link x n e 2 chs and 97 links, x n 1 ch and 88 links, x e 1 ch and 60 links, x n e 44 links x n w 1 ch and 45 links x n w 1 ch and 49 links, x n e 7 chs and 9 links to said lane x w 6 chs and 13 links. P M. Dec 5, 1907, 3 years, 5%. 13:3421. 30,000

*Petersen, Edmund to Augusta Glanz. Saxe av, w s, 133 s Tremont av, 50x100. P M. Dec 4, 3 years, 5%. Dec 5, 1907. 5,000

*Pitisano, Frank to A Shatzkin & Sons, Inc. Beech av, s s, abt 426.2 w Corsa av, Laconia Park. P M. Dec 2, due Oct 1, 1909, without interest. Dec 4, 1907. 200

Purroy, Josephine M and Mary P Mitchell with Paul M Herzog. Webster av, s w cor 197th st, 100.2x100.11x100.2x100.1. Extension mort. Nov 23. Dec 2, 1907. 12:3278. nom

*Rumienski, John S to Edmund Williams. Huguenot st, n s, 25 w from s w cor lot 172, runs n 100 x w 25 x s 100 to st x e 25 to beginning, being part of lots 170 and 171 map Penfield property. Dec 2, due as per bond, 5½%. Dec 3, 1907. 3,500

Ryan, Daniel L to Five Boroughs Realty Co. Plympton av, e s, 350 n 172d st, 25x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 550

Richter, Eliz P to Richard Grant. Boston road, s e s, 50 n 165th st, 59.8x98x50x130. Prior mort $13,250. Dec 4, 1907, 2 years, 6%. 10:2622. 2,000

*Reynolds, Bernard J to John W Brice. Commonwealth av, e s, 50 s Beacon av, 25x100. Dec 4, 1907, 3 years, 6%. 3,000

Resht Realty Co to Jacob Sternstein. Anthony av, e s, 259.2 s Prospect pl, 59.2x92.3x83.6x90. Prior mort $13,500. Nov 21, due Dec 21, 1907, 6%. Nov 30, 1907. 11:2890. 9,500

*Rosenblatt, May to Katherine F Lachnicht. 6th av, n e cor 215th st, 100x100, Laconia Park. 4 P M morts, each $500. Nov 11, 3 years, 6%. Nov 30, 1907. 2,000

*Ringelstein, Charles to Charles Hauser. Louise st, w s, 100 s Columbus av, 25x95, Van Nest. Nov 25, due Dec 1, 1910, 6%. Nov 29, 1907. 3,500

Saltzsieder, Marie trustee Otto Schneider with Jonas Weil. 146th st, No 726 East. Extension mort. Aug 26. Dec 5, 1907. 9:2290. nom

Stern, Jacob with Louise Ebling. Prospect av, s w cor 149th st, 100x100. Extension mort. Nov 30. Dec 3, 1907. 10:2582. nom

Schneider, Benj to Five Boroughs Realty Co. Featherbed lane, s e cor Nelson av, runs w 48.6 x s 113.6 x w 49.6 x s 50 x e 96.5 x n 170 to beginning. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 5,000

Same to same. Nelson av, w s, 170 s Featherbed lane, 50x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,000

Sullivan, Timothy F to Edw G Black. Concord av, w s, 158 n Dater st, or 147th st, 79x100. P M. Nov 27, 5 years, 5%. Dec 3, 1907. 10:2579. 5,500

Same to same. Concord av, w s, 79 n Dater st, or 147th st, 79x100. P M. Nov 27, 5 years, 5%. Dec 3, 1907. 10:2579. 5,500

Stoeckel, Rudolph E to Five Boroughs Realty Co. Nelson av, w s, 161 n 172d st, 50x96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,150

*Schaefer, Mary to Margaret J Thomson. Pier av, w s, 175 n Lee st, 50x100. Aug 26, due &c, as per bond. Dec 3, 1907. 1,000

Stevens, Frank W to Five Boroughs Realty Co. Plympton av, w s, 533 s Featherbed lane, 50x100. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 1,000

Scharer, Arnold to Five Boroughs Realty Co. Plympton av, w s, 633 s Featherbed lane, 25x100. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 500

*Steeves, John F and Henry H Barnard to Peter McDowell. Av A, n e cor 10th st, runs n 108 x e 305 x n 108 to 11th st x e 675 to n w s Westchester Creek x s w 780 to beginning; Av A, n e cor 9th st, runs n 108 to Westchester Creek x s w — x w 480 to beginning. Prior mort $50,000. Oct 23, 3 years, 6%. Nov 30, 1907. 50,000

Soltman, Edward G with Meyer Butzel and W Bruce Cobb. Perry av, No 3313. Subordination agreement. Nov 27. Nov 30, 1907. 12:3343. nom

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*Shatzkin (A) & Sons, Inc, to Frank M Hill. 216th st, s s, 150 e Tilden av, 50x100, Laconia Park. Nov 29, 1 year, 6%. Nov 30, 1907. 500

*Same to same. 216th st, s s, 200 e Tilden av, abt 25x100. Nov 29, due Mar 1, 1909, 6%. Nov 30, 1907. 250

Stern, Louis to Manhattan Mortgage Co. Fox st (Barretto st), e s, 198.2 n 165th st, 75x100. Prior mort $44,000. Nov 27, due Nov 27, 1908, 6%. Nov 29, 1907. 10:2726. 10,000

Stern, Louis to Caroline Stern. Fox st (Barretto st), e s, 198.2 n 165th st, 2 lots, each 37.6x100. 2 morts, each $22,000. Nov 27, 3 years, 6%. Nov 29, 1907. 10:2726. 44,000

*Spero, Sarah to John F Steeves. Columbus av, n s, 75 w Madison st, 25x100. Nov 25 1 year, 6%. Dec 2, 1907. 559

Sidman, Jos I to Five Boroughs Realty Co. Nelson av, w s, 220 s Featherbed lane, 50x96.5. P M. Dec 2, 3 years, 6%. Dec 5, 1907. 11:2874. 1,150

Thomas, Rowland W to Geo L Hensle. 179th st, s s, 180.2 w Anthony av, 25x74.3x25x73. Nov 29, 3 years, 6%. Dec 2, 1907. 11:2811 6,500

Thorn, Thos H to Mary L Whitefield and ano extrxs George Whitefield Jr. Grand av, w s, 150 n 192d st, 50x106. Dec 2, 1907, 3 years, 5%. 11:3215. 7,500

Tirkot, John to Meyer Butzel. Perry av, w s, 400 n Holt pl, 25x81.1x25.3x84.3. Nov 29, 1907, 5 years, —%. 12:3343. 2,650

Tiffin, Edith with Sarah J Hallock. Hughes av, s e cor 183d st, No 634, 75x25. Subordination agreement. Dec 5, 1907. 11:-3086. nom

Tannenbaum, Jacob, Morris and Saml Weber to TITLE INS CO of N Y. Wendover av, No 488, s s, 75.9 e Washington av, 25.3x80.5x25x84. Dec 5, 1907, 3 years, 5%. 11:2912. 17,000

Trowbridge, Charlotte F, of Brooklyn, N Y, to Henry Miller. Westchester av, n s, 120.4 w Bryant av, runs n 113.8 x n e 81.3 to s s 167th st, x w 25 x s 89.1 x w 25.6 x s 116.6 to av, x e 50 to beginning. Dec 2, due Jan 1, 1911, 6%. Dec 5, 1907. 10:2751. 4,500

Taylor, Harry W to Railroad Co-operative Bldg & Loan Assn. Nathalie av, w s, 150 n Nindham pl, runs w 109.11 x s 37.9 x e 105.6 to av x n 37.6 to beginning. Dec 4, 1907, installs, 6%. 12:3256. 4,000

Tiernan, Kath M to Abraham Buxbaum. 135th st, No 531 (839), n s, 150 w St Ann's av, 25x100. Prior mort $15,500. Dec 3, 3 years, 6%. Dec 4, 1907. 9:2263. 3,000

Taylor, David H to Five Boroughs Realty Co. Plympton av, w s, 583 s Featherbed lane, 50x100. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2875. 1,000

Varney, Alfred, of Cedarhurst, L I, to Estelle Anderson. Rochambeau av, e s, 131.6 s Van Cortlandt av, 50x100. Nov 27, 3 years, 6%. Dec 4, 1907. 12:3335. 1,200

Vause, W Bernard to Five Boroughs Realty Co. Plympton av, e s, 75 n 172d st, 25x96.5; Plympton av, e s, 125 n 172d st, 50x 96.5. P M. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 1,650

Waldman, Nathan P to Five Boroughs Realty Co. Nelson av, w s, 286 n 172d st, 150x96.5. 2 P M morts, each $1,725. Dec 2, 3 years, 6%. Dec 3, 1907. 11:2874. 3,450

Weiffenbach, Sebastian to GERMAN SAVINGS BANK. Home st, Nos 759 and 761, n s, 147.1 w Tinton av, runs n 120 x w 20 x s 20 x w 20 x s 100 to st x e 40 to beginning. Dec 2, 1907, 3 years, 5½%. 10:2662. 8,000

Wieser, Elias L to Joseph Schneider. Bathgate av, No 1715, w s, abt 100 s 174th st, 25x114. P M. Prior mort $5,000. Nov 30, due Dec 1, 1909, 6%. Dec 2, 1907. 11:2915. 1,200

*Wich, Christoph or Christopher to Henry Dressel. Columbus av, s w cor Madison st, 50x100. Prior mort $——. Nov 21, 3 years, 5%. Nov 29, 1907. 1,700

*Weissinger, Louis F to John W Baehr. Lot 53 map building lots near Williamsbridge Station of N Y & Harlem R R, dated June 15, 1895. Nov 20, 1 year, 6%. Nov 29, 1907. 600

Zimmerman, Florence with Margaret L O'Brien. 167th st, n s, 172 e Park av, 20x100; also interior lot, 100 n 167th st and 127 w Washington av, runs n 22.6 x w 23 x s 22.6 x e 23 to beginning. Extension mort. Nov 26. Nov 29 1907. 9:2389. nom

Zuern, Chas F R and Emma to American Surety Co. Shakespeare av, e s, 225.5 s 169th st, 25x103.5x25x104.10. Nov 27, 1 year, 6%. Nov 29, 1907. 9:2506. note, 928.42

Zimmermann, Katharina or Katherine to Louis Zink. Leggett av, n s, 150 e Prospect av, 25x96.7x26.8x106.11. Dec 2, due, &c, as per bond. Dec 3, 1907. 10:2688 and 2695. 7,000

## JUDGMENTS IN FORECLOSURE SUITS.

Nov. 29.

10th av, n w cor 211th st, 99.11x100.

211th st, n s, 150 w 10th av, 350x99.11.

Broadway, n e cor 211th st, 133.11x50x99.11x139.3.
Michael Regan agt John J Mooney et al; Daniel Day, att'y; Edw D Dowling, ref. (Amt due, $16,773.33.)

Sedgwick av, e s, — n Washington Bridge, runs n 50 x e — x n 150 x e 134.9 to Undercliff av, x s 199.10 x w 283.3 to beg.

Washington Bridge, n s, whole front between Undercliff and Aqueduct avs, —x—.

Old Undercliff av, c l, whole front bet Plympton and Aqueduct avs, running to Featherbed lane, block.

172d st, Plympton av, Featherbed lane and Nelson av, block.
Knickerbocker Trust Co agt Five Boroughs Realty Co; A Lincoln Wescott, att'y; Nathan Vidaver, ref. (Amt due, $95,795.)

26th st, s s, 425 e 9th av, 25x98.9. Agnes F Ulrey agt Andrew Logan; Ferdinand E M Bullowa, att'y; Edward Browne, ref. (Amt due, $2,109.33.)

Timpson pl, s e s, 219.4 n e 144th st, 326.2x 120.9x393.10x100. William Hyams agt C A Hyde & Co; Gross & Sneudaira, att'ys; Samuel Cohn, ref. (Amt due, $8,344.45.)

Wales av, n w cor Dater st, 118.6x100. Edw G Black agt The Snare & Triest Co; Alfred W Varian, att'y; Isidor Wels, ref. (Amt due, $12,416.67.)

Southern Boulevard, n s, 250 w Av St John, 150 x115. Realty Operating Co agt William Wainwright; Geo E Hyatt, att'y; Henry A Friedman, ref. (Amt due, $7,781.11.)

109th st, n s, 250 w Manhattan av, runs n 72.11 x w — x s w — x s w 28.2 to Columbus av, x e 100 to beg.

Columbus av, n e cor 109th st, runs n 25 x e 16.6 x s e 1.10 x s w 28.1 to beg.
Thomas Alexander agt Anna Heyman; Alexander & Ash, att'ys; Chas L Hoffman, ref. (Amt due, $13,673.12.)

Cathedral Parkway, s s, 175 w Manhattan av, 50.3x72.11x irreg. James Alexander agt same; same att'ys; same ref. (Amt due, $7,746.12.)

Nov. 30.

116th st, n s, 256 e Park av, 25x100.11. Harry H Jackson agt Lizzie Abramson; Stephen H Jackson, att'y; Elek J Ludvigh, ref. (Amt due, $51,723.71.)

Mount Hope pl, n s, 450 w Fleetwood av, 150 x125. City Real Estate Co agt Aaron Miller Realty Co; Harold Swain, att'y; Wm C Beer, ref. (Amt due, $22,964.40.)

Bryant st, n e cor Jennings st, 125x100. Geo W Robinson agt Randolph Backer Co; Arthur Knox, att'y; Wm J Bolger, ref. (Amt due, $2,440.)

Dec. 3.

Pro peel av, w s, 70 s 187th st, 100x100. John Dalton agt Samuel Mayers; Homer Hildreth, att'y; Adolph Stern, ref. (Amt due, $5,739.04.)

120th st, n s, 125 w Pleasant av, 75x100.10. Chas E Rhinelander agt Max Helfstein; Bowers & Sands, att'ys; Paul L Kiernan, ref. (Amt due, $4,626.)

Rivington st, No 308. American Mortgage Co agt Sandel Hyman Bowers & Sands, att'ys; Geo E Kent, ref. (Amt due, $10,415.28.)

Dec. 4.

Wendover av, No 758. Julius Lichtenstein agt Leizer Ehrenhaus et al; Ernst, Lowenstein & Cane, att'ys; Paul L Kiernan, ref. (Amt due, $9,968.74.)

Park av, n e cor 83d st, 76x110.4x irreg. Title Guarantee & Trust Co agt Hauben Realty Co et al; Harold Swain, att'y; Wm J Bolger, ref. (Amt due, $311,311.07.)

## LIS PENDENS.

Nov. 30.

26th st, No 212 East. John E Duffy agt John A Delaney et al; action to dissolve partnership, &c; att'y, J P Everett.

140th st, No 603 East. James H Marsh agt Hendrike Buge et al; specific performance; att'ys, Marsh & Bennett.

Cherry st, Nos 87 to 91.

112th st, No 237 East.

East Houston st, Nos 100 to 106.

118th st, n s, 80 e 2d av, 20x100.11.

107th st, s s, 100 w Columbus av, 75x100.11.

152d st, s s, 150 e Broadway, 75x— to 151st st.
Six actions; Charles Lowe et al agt John Stewart et al; action to set aside mortgages; att'ys, Jaffer & Edelhertz.

Land fronting on East River, 225 s 149th st, 175x250. Crane Co agt Pace & McClintock Co et al; action to foreclose mechanic's lien; att'ys, Nathan, Leventritt & Perham.

Dec. 2.

Commonwealth av, e s, 75 n Mansion st, 50x100. Charles Rosenberg et al agt Adolph Schecht et al; action to foreclose mechanics lien; att'y, J W Bryant.

79th st, No 322 East. Moritz Shwartz agt Benjamin Oestreicher; specific performance; att'y, P I Schick.

Morningside av, No 16. James H Marsh agt Hendricka Buge et al; specific performance; att'ys, Marsh & Bennett.

Dec. 3.

Bayard st, Chrystie st, Canal st and Bowery, the block.

Monroe st, n s, 200.3 e Market st, 167.1x157.9x 167.1x139.6.

Madison st, n w cor Birmingham st, 129.11x 209.3 to Henry st, x189.7x200.2.

Henry st, n e cor Market st, 208.10x175.1 to East Broadway, x155.9x182.11.

East Broadway, n e cor Market st, 132x134.11 to Division st, x91.5x139.10.

Division st, s w cor Market st, 16.4x53.6x irreg.

Forsyth st, n e cor Bayard st, 145.9x131.1x7.11 x198.

Forsyth st, Bayard st, Canal st and Chrystie st, the block.
City of New York agt Margorie H Blyth et al; action to acquire title; att'y, F.K Pendelton.

Claremont av, s e cor 127th st, 119.8x100. Mulhearn Steam Heating Co agt Garfield Holding Co et al; action to foreclose mechanics lien; att'ys, Wesselman & Kraus.

105th st, n s, 300 e 5th av, 50x100. Union Stove Works agt Herman B Cohen et al; action to foreclose mechanics lien; att'ys, Wray & Pilsbury.

Dec. 4.

Stone st, Nos 24 and 26.

Pearl st, Nos 59 and 61.
Slawson Graham Co agt Wm G Pigueron et al; action to enforce lien; att'ys, Burke & Fay.

Dec. 5.

Union st, s w s, intersection s e s Highbridge av, 125x75.

1st av, s e s, 200 s w Highbridge av, 100x58.10.

Weeks st or av, w s, south ½ lot 13, map of Village of Mount Hope, Bronx, 50x100.
Two actions. Rose M Nolan agt James Nolan et al; dower, &c; att'y, T J Meehan.

Dec. 6.

Hillside av, w s, 515.8 n Glen rd, 25x100. Van Nest Wood Working Co agt Theodore Stafsholt; action to foreclose mechanic's lien; att'y, D S Decker.

James st, Nos 81 and 83. Samuel Zuckerman agt Sergio Carlucci; action to foreclose mechanics lien; att'ys, Feltenstein & Rosenstein.

Norfolk st, No 142. Max Jacobs agt Abraham Schwartz; specific performance; att'y, D Drangle.

8th av, n e cor 21st st, 150.7x100 x irreg. Charles Laue agt Abraham Silverson et al; att'ys, De Forest Bros.

161st st, n s, 118.11 e Broadway, 18x99.11. Agnes A McGirr agt John A Dounegan et al; att'y, J F Rogers.

## FORECLOSURE SUITS.

Nov. 30.

101st st, No 235 East. Louis Rosenthal agt Harris Kaplan et al; att'y, C S Rosenthal.

East Houston st, Nos 100 to 106. John Stewart agt Charles Lowe et al; att'y, F E M Bullowa.

137th st, n s, 125 e Willow av, runs e 100 x n 202 to 138th st, x w 30.6 x s 100 x w 100 x s 100. Jacob Mandelbaum agt Barnet Masor et al; att'ys, M S & I S Isaacs.

Prospect av, s e s, part of lot 96, map of Village of East Tremont, 22x150, Bronx. Friedhold Hermann agt John R Peterson et al; att'y, S S Terry.

31 av, e s, 29.8 n 172d st, 25x100. Duane S Everson agt Leah Goldstein; att'y, T Hooker.

Dec. 2.

11th st, s s, 125 w Av D, 72.4x90.1. James Buchman et al agt Adolph Schwartz et al; att'y, S G Gibboney.

Walton av, w s, 181.2 s w Fordham rd, 16.7x82. Christiana Gotthelf agt Leopold Schwartzkopf; att'ys, Russell & Perry.

Beech Terrace, s s, 111 e Crimmins av, 75x100. Wm H Greer et al agt Samuel Alderman et al; att'y, N W Chandler.

2d av, n e cor 119th st, 25.6x75. Morris Rosentover et al agt Max Roses et al; att'y, G W Galinger.

Edgecombe av, w s, 101.3 n 141st st, 25x116x 25x120. Albert H Atterbury agt Herman Determan et al; att'y, S G Gibboney.

McDougal st, e s, 153.3 s Prince st, 25x100. Same agt Moses David et al; att'y, S G Gibboney.

2d av, No 1952. Geo R Smith agt Elizabeth Whelan et al; att'y, J M Rider.

115th st, No 215 West. Annie Aaron agt Martha Rosenberg et al; att'y, M Aaron.

Dec. 3.

Lots 2 to 6, 9, 10, 11, 24, 40, 63, 64, 83, 84; 114 to 121, 124, 125, 126, 158, 159, 177, 178, 187, 188, 189, 198, 200, 210, 215, 235, 236, 255, 256, 257, 271 and 272, map of Estate of Joseph Husson, Clason's Point, Bronx. Joseph C Schrader agt Josephine F B Murphy et al; att'y, J C McEachen.

Rivington st, Nos 308 to 312. Italian-American Trust Co of City of N Y agt Louis Aronowitz et al; att'y, F E M Bullowa.

146th st, s s, 100 e 8th av, 187.6x99.11. Cooper Realty Co agt C Edward Ross et al; att'ys, Arnstein & Levy.

Broadway, n e cor 187th st, 74.1x85.9x irreg. Solomon Moses et al agt Mary A Franklin et al; att'y, E Monocal.

100th st, No 156 East. Maria Silverson agt Max M Pullman et al; att'y, W Bernard.

3d av, e s, 225 s 171st st, 50x100. Joseph T Dallas agt Herbert Realty Co et al; att'ys, Adams & Hahn.

Lot 199, part of map of Prospect Hill Estate at Fordham, Bronx. Thomas P Howley agt Richard Keil et al; att'y, M F Kelly.

10th st, s s, 150.8 s e 6th av, 42.2x92.3. Martha A Lawson agt Emily G Painter; att'y, J P Everett.

144th st, No 311 West. Francis H Ross agt Barbara S Jacobs; att'y, J J Fitzgerald.

163d st, No 436 West. Jacob C Harris et al agt Harris Levenson et al; att'y, M Mayer.

Dec. 4.

Lots 161 to 164, Map of Village of Williamsbridge, Bronx. Catherine Siess agt Raffaela Buongiovanni et al; att'ys, Hildquit & Hildquit.

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AND ALL LARGE CITIES

Broome st, Nos 19 and 21. The State Bank agt Pincus Ronginsky et al; att'y, J G Lyons.
Lexington av, No 1498. Amelia Wolff agt Mendel Cypress et al; att'y, B H Arnold.
164th st, s s, 225 e Amsterdam av, 50x112.4. Henry Rosenthal agt Max S A Wilson et al; att'y, S Friedlander.
100th st, No 76 East. Jonas Weil et al agt Cecilia Gottlieb et al; att'y, I S Heller.

Dec. 5.

115th st, s s, 320 e 1st av, 41.8x100.10. Realty Mortgage Co agt Giovanni Lordi et al; att'ys, Simpson, Werner & Cardozo.
West 12th st, n s, intersection s w s Greenwich av, 62.4x20.1x irreg.
Greenwich av, No 105. Louis Golde agt Paul Baron et al; att'ys, Manheim & Manheim.
113th st, n s, 150 w Amsterdam av, 75x100.11. Atlas Improvement Co agt Marcus L Osk et al; att'ys, Parker & Aaron.
99th st, No 262 West. Casimir C Patrick agt St Nicholas Home Co; att'ys, Kelly & Connelly.
51st st, Nos 235 and 237 East. Norbert Leibel agt Rosie Bronstein et al; att'y, M Kaufman.
34th st, No 318 West. Graham McAdam agt Lucius McAdam et al; partition; att'y, C A Reed.
75th st, No 442 East. Nathan Glassheim agt Gerty Resnick et al; att'y, H M Goldberg.
128th st, s s, 70 e Park av, 30x99.11. Jacob Marx agt Leontine A Marx et al; att'ys, Parker & Ernst.

Dec. 6.

100th st, No 156 East. Maria Silverberg agt Max M Pullman et al; att'y, W Bernard.
35th st, Nos 29 and 31 West. William Lyttle agt Urban Building Co et al; att'y, Merrill & Rogers.
Lots 12 to 15, map of Bruner Estate at Jerome av and Gun Hill rd. Minnie A Blanchard agt William Rosenzweig Realty Co et al; att'y, A L Wescott.

## JUDGMENTS.

**In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.**

**The Judgments filed against corporations, etc., will be found at the end of the list.**

Nov. and Dec.

30 Atwood, Frederick—Max A Graetz....$74.20
2 Adler, Sigmund—Rogers & Pyatt, Inc..77.01
2 Adler, Joseph D—Charles Vodrayka..714.78
2 Acken, John B—Chas E Morgan.....32.67
3*Adams, Eva—N Y Telephone Co.....44.09
3*Adams, Chauncey H—the same ....26.64
3 Allen, Oliver H—Reading Hardware Co.... .....152.50
3 Arent, Ann K—Thomas Crawford et al. ..... costs 23.35
3 Allen, James A—Theodore A Bingham.... .....costs 28.35
4 Adams, John G—N Y Telephone Co...88.87
4 Abraham, Benj M and Fannie—U S Exchange Bank .....269.95
4 Same—same .....268.84
4 Same—same .....267.76
5 Albertson, Geo S—N Y City Ry Co..... .....costs, 67.88
5 Arenella, Nicola—People, &c.....300.00
5 Ayello, Assunda—the same.....500.00
5 Alexander, Henry P—Julius Lewin ....73.84
6 Armhaus, Bertha—Harry T Pond.....99.41
6 Adams, Francis T—City of N Y.....480.86
6 Aaronson, Charles—same .....213.41
30 Buck, Gustav—Stephen Valentine.....975.68
30 Blum, Ernst—George Hilt.....costs, 115.86
30 Brecher, Josef—Henry Roth et al....189.40
30 Brown, George—Harry Held .....733.38
30 Beinfield, Hyman—Nicholas Grunzfelder. .....85.10
30 the same—the same .....146.59
30 Baussmann, Peter C—Barrett Mfg Co.413.97
30 Butterworth, Frank—James G Shaw..550.10
30 the same—the same .....554.72
2 Barnes, Arthur S—N Y Telephone Co..100.57
2 Battestin, Frank—Joseph Kraus .....36.06
2 Bauman, Philip—Benjamin Sel et al..522.67
2 Berkman, Hyman—Herman B Solomon.79.56
2*Berman, Samuel—Isidor Mosson et al.239.19
2 Bell, Ora C—Bella W Stevens.....46.57
2 Boos, Fernando—Daniel J Kerin et al.163.91
2 Bernstein, Edward—Gustave Schurnberger. .....105.64
2 Bryan, Wm B—James De Wolf.....20.36
2 Bonomolo, Agostino—Interurban St Ry Co. .....costs 22.78
2 Banaghan, James—James Butler.costs 23.08
2 Blatt, Max—Wm F Baker et al.costs 107.25
2 Brancato, Giaacchino—Italian Am Trading Co..... .....221.73
3 Bossard, William—Joseph Kraus .....67.65
3 Block, Joseph F—Title Guarantee & Trust Co..... .....44.04
3 Booth, Henry H—the same.....19.65
3 Butler, Mary or Mary Rowan—Morris Rosenfield et al .....103.04
3 Brussel, Richard—Alfred Bettermann..58.06
3 Behrens, Margaretta—Sarah S S Spurges et al .....costs 72.48
3 Bruckner, Frederick C—Archibald L Van Ness et al .....218.83
3 Bernstein, Selig—Conron Bros Co.....178.41
3 Bowe, Frank—Lawrence Keogh .....59.72
4 Byram, Wm C—N Y Telephone Co....30.55
4*Bolton, Michael J—same.....33.28
4 Brown, Irving—Barnet Michaelson et al.. .....36.65
4 Brown, Paul M S—James E Nichols et al. .....265 67
4 Broderick, Mary A—Metropolitan Tobacco Co. .....30.16
4 Beacher, Louis—Nason Mfg Co.....298.64
4 Bauer, Harry E—Curtis Blaisdell Co..459.99
4 Bill, John A—Bert K Bloch .....231.20
5 Berman, Louis—Clara Zwecker, et al.1,222.50
5 Brodies, Avery K—William Friedlander.84.45
5 Bird, Oliver W—Victor Peterson.....724.67
5 Badum, John F—Raymond Van Praag Supply Co..... .....9,527.44
5 Beyer, Mary—Leopold Beyer .....45.52
5 Barrett, Harry H—N Y Telephone Co..38.47
5 Brown, Mary A C—the same.....73 83
5 Brown, Pratt A—the same .....42.27
5 Bernstein, Michael—Schalam Goldberg.499.40
5 Bartak, William—Louis Solomon.....93.85
5 Bennett, Watson L & Mary V B—Fiss, Doerr & Carroll Horse Co.....479.09
5 Barry, Joshua H—William Cohen .....151.81
5 Bracho, Emilio—Armour & Co.....90.65
5 Basso, Edward—People, &c.....500.00
5 Botengoff, Leopold—Gomprecht Sausage Co. .....144.17
6 Balzer, Stephen M—City of N Y .....74.07
6 Blumberger, Louis—same .....213.41
6 Brennan, Thomas—same .....213.41
6 Bodin, John—same .....213.41
6 Broch, Emanuel—same .....213.41
6 Bittner, Charles—same .....213.41
6 Brooks, Frank P—same .....1,128.05
6 Bernard, William* and Mrs. William.. William Oppenheim .....35.11
6 Blanchard, Ottillie—N Y City Milling Co. .....36.06
6 Burleigh, William..Edw B Eising et al.117.04
6 Beals, Bruce L—Edw C Van Glahn....163.82
6 Berman, Samuel—Samuel Goldberg....259.33
6 Borchardt, Max—Frank Kobe .....1,507.99
6 Biedinger, August—Edwin Shuttleworth Co. .....costs, 108 18
6 Brennan, James—City of N Y.....203.50
6 Bootman, Robert W—same .....203.50
6 Botiomeck, Morris—same .....388.41
6 Byers, Wm H—same .....573.32
6 Blumke, Frank—same .....213.41
6 Burrows, Alfred C—same .....213.41
6 Butta, Anthony—same .....213.41
6 Boemermann, Henry—same .....213.41
6 Bode, Harry—same .....213.41
6 Bock, Charles—same .....213.41
6 Blake, Joseph—same .....213.41
6 Banford, Lulu—Henry Arnstein.....12,264.39
6 Becker, Joseph—Henry Frank Jr.....57.83
6 Butts, Edw T—N Y City Ry Co..costs, 67.78
6 Bernstein, Benjamin—M S Kaplan.....37.15
6 Bellotti, Michael and Rachele—C Buechleler .....114.20
30 Chandler, James E—Corn Exchange Bank. .....599.61
30 Collins, Marie—Dennis L Delaney....138.06
30 Carey, Marie—the same .....138.06
2 Cotter, John L—Chas B McLaughlin..88.67
2 Cingaro, Filippo—Union Ry Co of N Y City .....costs 22.78
2 Colcord, Samuel—Isaac Dincin .....1,190.26
2 Campbell, Henrietta—Ward, Inc.....115.68
2 Cressman, Henrietta—the same .....115.68
3 Cerrato, Michael—Eliott Young .....33.65
3 Caro, Ignatius H—Edwin J Schwabe..156.84
3 Carpenter, Frank W—Arthur C Ruff....43.54
3 Conrad, Felix—Commercial Cable Co..101.22
3 Caro, Ignatius H—Edwin J Schwabe..533.49
3 Ciletti, Samuele—Isaac Jaffe .....86 69
3 Cohen, Jacob—Fourteenth St Bank....854.40
3 Chenkin, Barnet and Fannie—Mutual Alliance Trust Co of N Y.....151.55
3 Connelly, Ellen—City of N Y....costs 121.85
4 Christman, Chas E—Isaac S Long et al. .....211.36
4 Same—W S Huselton & Co.....45.22
4 Cebulsky, Jacob—Jacob Meyers.....39.47
4 Carton, Andrew B—New Amsterdam Gas Co .....32.52
4 Ceburee, Henry—Chas A Mack .....56.72
4 Child, Louis J—Interborough Rapid Transit Co .....costs, 67.88
4 Capitelli, Vincent—Universal Credit System .....115.00
4 Cannon, Roxanno—Max Rogon.....262.24
4 Cohen, Frank—William Herrmann et al. .....111.22
5 Cleary, John H—Wm B Sherman.....47.17
5 Cohen, Max—Charles Westerberg.....19.27
5 Cronin, Chas G—N Y Telephone Co...104.68
5 Cammann, John F —the same .....77.86
5 Carney, Stella M—the same .....74.39
5 Clagett, Chas X—the same .....30.59
5 Cooke, Albert S—the same .....30.34
5 Campbell, Peter C—the same .....30.37
5 Caprio, Louis—the same .....87.08
5 Cohen, Annie—the same .....17 80
5 Correll, Frederick—Frances Latz....1,139.82
5 Cohen, Jacob—People, &c.....300.00
5*Cholakis, Leon—M Aronson .....321 44
5 Cormvokes, Louis—the same .....321.44
5 Clark, Francis A—White Hod Elevator Co. .....526.08
5 Campiglia, Nicholas—Charles Decker..161.08
5 the same—the same .....25.30
5 Carroll, Catherine—A C Dodge.....39.67
5 Colleran, John—Keller Smith Co.....479.57
6 Crossman, Henrietta—N Y Transportation Co .....123.97
6 Caplove, Abraham—Jacob Blum .....31.84
6 Carroll, James W—Realty Records Co..100.82
6 Campbell, Frederick C—City of N Y....213.41
6 Cassidy, James Jr—the same .....213.41
6 Campbell, Pearl F—the same .....213.41
6 Campbell, Maurice—N Y Cab Co.....123.36
6 ..... costs, 28.38
6 Cesare, Gueseppe—Interurban St Ry Co.
6 Cohen, Frank—William Herrmann et al.112.18
30 Duessel, Joseph—J & M Haffen Brewing Co.....823.16
2 Dichiara, Charles—Anthony J Gulotta.... .....1,017.29
2 Dubin, Samuel—Frederick T Fleitman et al .....225.98
2 the same—Charles Spielman et al.365.01
2 Durkan, Patrick—Fred A Brunner et al. .....380.31
2 Duke, Brodie L—Herman Norden et al.. .....6,463.59
2 Dietsch, Chas C—George Ringler & Co... .....3,299.51
2 Dessler, Charles—Bernard Burger ....69.72
3*De Nera, Savento—Bernardino Motortonto .....224.67
3*Dodge, Wm C—N Y Telephone Co....46.28
3 Dudgeon, Caroline A—John Weeks....967.48
3 Dawson, Brooks—Geo W Bristol.....36.91
3 Dworkowitz, Samuel—Samuel Levine..224.65
4 Deutsch, Leo—N Y Telephone Co.....65.40
4 Deery, James C—Burnham & Phillips.159.73
4 Dickson, Alexander—C Volney King....127.66
4 Drimmer, Abraham—Abraham L Kass.192.80
4 Day, Caroline—Met St Ry Co..costs, 87.78
5 Degnan, Anna or Mrs Joseph—N Y Telephone Co..... .....49.11
5 Darcy, Edward—Tice Mork .....90.92
5 Dawson, Brooks—Long Dock Mills & Elevator..... .....627.40
5 Dreyer, Morris H—Tillie Greenberg..724.84
5 Dougherty, Patrick J—City of N Y.....37.08
5 Dunphy, John F—the same .....758.22
5 Doty, Wm A—the same.....203.50
5 Dubin, Samuel—H B Claflin Co.....371.59
5†Davis, Benjamin—S H Draisin et al...25.81
6 Dierks, Helen—N Y Telephone Co.....44.06
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6 Donnelly, John—City of N Y.....74.07
6 Divito, Patty—the same .....213.41
6 Duff, John J—Robert J Haire.....7,703.85
6 Dworkowitz, Samuel—Henry Meyer Co.578.10
30 Edwards, James W—Washington Life Ins Co..... .....38.06
3 Elliott, Gustav—Henry L Herbert.....37.68
3 Etkin, Louis—Harry Rubin.....costs 235.65
4 Eppoleto, Thomas—N Y Telephone Co..74.11
4 Ellis, Thomas G—Smith-Premier Typewriter Co .....37.50
5 Economopoulos, Peter N—John Economopoulos .....978.67
5 Ely, Daniel B—Thomas K Skinner...235.63
30 Froman, Jacob—Nathan Froman .....70.00
2*Fafalios, Geo S—N Y Telephone Co....63.67
2 Fritz, William—Nicholas Lopard ....195.69
2 Feuerlicht, Fannie and Gesa—Samuel Tischler..... .....127.15
2 Feldman, Harris L—Citizens Trust Co of Brooklyn .....216.40
2 the same—the same .....113.87
2 Fine, Jacob—Lena R Jones.....119.41
2 Fox, Constance M—Theodore E Schulz..116.08
2 Fromme, Herman—Thomas H Persse.2,514.59
3 Fundanec, Joseph—Swift & Co.....131.72
3 Forsch, Carl—Max Weiner.....99.89
3 Feldman, Joseph C—Theodore P Muth.385.48
3 Fisher, John H—Union Ry Co of N Y City ..... .....costs 22.78
3*Fall, Albert W—F W Gesswein Co....118.82
3 Feldman, Harris L—Fourteenth St Bank. .....854.40
3 Finder, Henry A—Samuel Smokler...670.20
5 Feichs, Abraham—Herman Schmith..155.34
4 Fischell, Emma—Wm J Faith et al....234.07
4 Frazin, Louis—Belden J Rogers et al..131.03
4 Fata Giacinto* and Viovanni—Pasquale Garginlo .....144.62
4*Formigli Giovanni—C Schulz.....71.16
4 Fraser, James—City of N Y .....295.96
4 Fox, Frank—same .....37.08
4 Furbish, Frank R—same .....213.41
4 Freidman, Rubin—N Y Telephone Co....70.09
4 Friedman, Joseph* and Barnett—same.. .....41.21
4*Francis, Stanley—same .....30.55
5 Franceschini, Guiseppe—Isaac Chauser et al..... .....costs, 67.94
5 Frankel, Jacob & Ethel—Louis A Stern et al .....605.21
5 Ferris, John M—William Cohen.....151.81
5 Fuchs, Joseph—Charles Shamroth....767.80
5 Fine, Louis—Clara Zwecker et al..1,222.50
6 Eichner, Emanuel A—N Y Telephone Co... .....20.95
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6 Frank, Sam—same .....41.83
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6 Furber, Chas W—same .....61.70
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6 Finkelstein, Louis* and Joseph—Clark Hutchinson Co .....201.12
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6 Freeman, Wm C—Joseph W Lund ....307.03
6 Fodor, Katherine—James E Nichols et al .....46.41
6 Field, Rowland F—David S Walton et al.. .....116.72
6 Froelich, Philip—Holtz & Freysterdt Co.. .....costs, 33 08
6 Franklin, John W—David B Canavan et al. .....costs, 108.18
6 Fay, Bernard B—David Stevenson Brewing Co .....606.25
30 Greenbant, Morris—Ray Simon .....158.40
30 Geisler, Max—Frederick Herrmann et al. .....94.29
2 Gay, Harry G—Edmond J Butler..cost 65.15
2 Gradt, August C—Geo Ringler & Co.2,986.45
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2 Ginsberg, Max—Citizens Trust Co of Brooklyn .....113.87
2 the same—the same .....216.40
2 Goldring, Max—Morris Memirowsky....34.41
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2 the same—the same .....420.88
2 Goldstein, Morris—Samuel Hoffman..... .....costs 141.00
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3 Gilmartin, Hugh—the same.....213.41
3 Guibert, Chas A—the same .....758.22
3 Goldberg, Morris—the same .....203.50
3 Goldstein, Joseph A—Max Glaser.costs 128.15
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3 Glaessner, Frank C—Wm W Sample et al. .....135.54
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3 Greenspan, Meyer—Max Sass .....275.59

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6 Jaros, Arnold—N Y Cab Co.....costs 45.41
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2*Kleinfeld, Isaac—Gustave Scharnberger.105.64
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6 Kusy, Sigmund—H Eisenbach et al....146.41
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2*Lauria, Catello—N Y Telephone Co....19.05
2*Levy, Samuel——the same .....62.47
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5 Levy, Louis—Mary Ward.....costs, 23.08
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2 Mandel, Arthur C—Max Sturman.....34 65
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3 Mendelson, Wolf—Mutual Alliance Trust Co of N Y.....151.55
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30 Sender, Arthur—N Y Telephone Co....39.98
30 Schulhof, Leo—the same ....28.48
30 Stein, Pruden Else—the same ....35.32
30 Studwell, Geo L—Fred Hegener....215.91
30 Starke, William—John Scott ....193.82
30 Stiel, Louis—Joseph Wiener ....1,181.52
2 Steckler, Samuel—N Y Telephone Co..34.10
2 Strong, N Colim—the same....125.14
2*Schlichter, H Walter—the same....125.14
2*Salkind, Henry—the same ....62.47
2 Savitt, Morris—the same ....62.47
2 Speciale, Nunzio—the same ....19.05
2 Small, Abraham—the same ....72.44
2 Sheppard, James W—the same ....22 24
2*Stewart, Christopher—the same ....22.24
2 Stephamdis, Sotirios D—the same....63.67
2 Schulman, Philip—Dry Dock, East Broadway & Battery R R Co....costs 67.88
2 Saperstein, Sigimund—Abraham Ettinger. ....950.00
2 Seiferd, Louis and Charles—D W Wehrenberg ....5,335.74
2 Scallen, Chas R—A L Young....436.11
2 Silverstein, Benjamin—J K Allen....85.56
2 Schultz, Gustav—Samuel Frank....514.68
2 the same—the same ....409.06
2 Schachnow, Benno—Leoparld Barth et al. ....416.52
2 Silverman, Abraham—Stephen D Cooper.. ....461.25
2 Schutte, Henry D—Ludwell H Gilmer.204.12
2 Spindler, Adam—H P Binswanger Co.376.11
2 the same—the same ....165.68
2 Smith, John W—N Y Telephone Co....36.90
2*Smith, Louis J—the same ....100.57
2 Smith, Samuel—Abraham Ettinger....950.00
3 Sokol, Julius—Annie Schwartz....291.40
3 Shier, Louis—John R Terrell....141.50
3 Sargent, Elisa A—D Greene Coal Co..104.55
3 Signell, John V—Geo F Moore, Inc....425.28
3 Shea, Joseph E—N Y Telephone Co....59.96
3 Steinberg, Jennie or Jane—Max Glaser.. ....costs 128.15
3 Silverson, Abraham—Theodore C Wood.. ....1,441.85
3 Schiffer, Alfred—Max Wiener....costs 99.89
3 Salmon, Geo A—Title Guarantee & Trust Co. ....15.97
3 the same—the same ....15.97
3 Simpson, Lizzie E—the same....119.32
3 Shepherd, Scott B—James F Hammond.. ....131.73
3 Smith, Ward W—N Y Telephone Co...26.64
3 Schuch, George and Augustin—A B Beith. ....100.00
3 Silverson, Abraham—L C Lockwood..276.21
3 Spahn, Otto J—E J Butler et al....26.15
4 Sexsmith, Alfred W—Burnham & Phillips. ....59.71
4 Spooner, Frank E—Commercial Advertiser Ass'n ....760.95
4 Sauerstrom, Adolph—Corn Exchange Bank. ....625.81
4 Stulte, Esther G—Lichtenstein Millinery Co. ....718.11
4 Schultz, Gustav—Chas F Zenker....100.30
4 Siegel, Abraham—Maurice S Weiker....43.40
4*Schultz, Joseph—N Y Telephone Co....21.67
4 Shodorov, Keba—Saul Salzman....884.88
4 Sebberns, Rebecca E—Union Ry Co of N Y City ....costs 22.78
4 Smith, Albert E—Harry Carpenter..4,021.37
4 the same—the same ....4,021.37
4 Schultz, Carl—Peter Langdon et al.... ....costs 10.91
4 Stewart, Walter D—Gressmman Paper Box Co. ....67.56
4 Stivers, Geo L—Jadine F Gerome....77.90
4 Sauter, Mary E—Supreme Court of the Independent Order of Foresters..costs.116.64
5 Switzer, Andrew—James MacKellar..1,217.51
5 Shields, Emma B—Geo E Wilson....159.07
5 Stone, Thomas—People, &c ....300.00
5 Schlemmer, Arthur G—the same ....500.00
5 Spachner, Leopold—Bleinco Fireproofing Co. ....114.91
5 Sherman, Oscar—Max Halpern et al..352.41
5 Spero, Lazarus—Abraham David ....94.90
5 Schmidt, Arthur—Armour & Co....90.65
5 Stomach, Casper—City of N Y....388.41
5 Schmidt, William—the same ....213.41
5 Schreiber, Jacob—the same ....388.41
5 Sundstrom, Carl—the same ....213.41
5 Schlichting, John—the same ....213.41
5 Schlessinger, Morris—the same ....388.41
5 Swan, Eugene J—the same ....213.41
5 Sucher, Michael—the same ....213.41
5 Silverman, Adolph—the same ....388 41
5 Schenfele, Edw A—the same ....213.41
5 Stratford, Thomas—the same ....213.41
5 Schnell, Chas A—the same ....203.50
5 Schroff, Vernon—the same ....213.41
5 Simon, Chas O—the same ....111.05
5 Sokohl, Harris F—the same ....111.05
5 Sheer, David—the same ....203.50
5 Sefert, Clarence K—the same ....388.41
5 Smith, Wayland—the same ....213.41
5 Saletsky, Sarah—Wolf Greenberg ....121.15
6 Singer, Ernest—James Melde et al....87.15
6 Scanlan, Joseph A—C S Gross Co....271.19
6 Schmidt, Ida M—Carbureting Apparatus Co. ....233 84
6 Stewart, Walter D—M O'Neill & Co....91.51
6 Schwartz, Barnet—Leo Stein....695.22
6 Solomon, Samuel—Michael Schmitt et al. ....costs, 108.85
6 Sims, Samuel—Nathan Greenblatt.... ....costs, 109.30
6 Seitz, Theodore Minnie V Raitz....288 53
6 Shepherd, Frederick L—William Oppenheim ....100.11
6 Schuyler, Chas E—Realty Records Co..330.98
6 Schaefer, George—same ....100.82
6 Stineo, Sarah and Rockmeal—Jacob Blum. ....15.69
6 Schwartz, Barnet—Leo Stein ....695.22
6 Sage, Noah E—Chas Sinkler ....11,020.87
6 Stein, Benj, adm—Grandelee Cream Co.108.18
6 Schloeder, Nicholas gdn—Dinnick & Fink Co. ....costs 108.18
6 St Denis, Walter—Michael Girardi....89.72
6 Scoboloff, Max—Ermenio Vedovato....337.91
6 Skinner, Edw M—Peale, Peacock & Kerr of N Y. ....39.96
6 Stojohann, August—Morris Rosenfeld et al. ....105.32
6 Schoenberg, Isaac—Karl Light....71.46
6 Sugerman, Solomon M—Chas Hurwitz .... ....costs 97.75
6 Springer, Chas—Bernard Lowenfeld et al. ....85.11
30 Thomas, Thomas—N Y Telephone Co..30.39
2 Thorn, Chas J—Park & Tilford....25.67
2 Thum, Fanny—N Y City Ry Co.costs 107.88
2 Tappin, Margaret L—John B Thorpe..206.55
3 Truesdell, Clara I—Erie R R Co....555.55
3 Townes, Willis G—Park & Tilford....24.71
3 Talsky, Tillie—Jonas Kantrowitz....510.00
3 Tiras, Morris—Sussman Goldreyer....163.16
4 Tito, Gennora—Carl Schulz ....71.16
4 Trumpf, Katharina—Catharine Van Horn. ....2,628 73
5 Townsend, Lee R—Geo R Sutherland.156.49
*6 Tasch, Herman—Chas E McKaig....167 25
6 the same—Fedor Schmidt et al....147.92
6 Thompson, John M—Realty Records Co.402.45
6 Tyson, Frank L—Board of Education of City of N Y....costs 129.45
6 Till, Jacob—Mary J Kalasher....4,582.05
30 Vocaturo, Vincent—N Y Telephone Co.35.61
30 Van Keuren, Elizabeth A—the same..65.42
30 Van Doren, S Warren—the same....18.49
30 Van Schaick, Singleton—Harold S Corbusier ....68.66
2 Von Keller, A Reginald—N Y Telephone Co. ....160.11
2 Von Pein, Max A—Ferdinand Hartog, Jr. ....costs 17.72
2 Von Lome, Mary M—Solomon Lederer et al ....330.00
2 Von Derlaan, Albert—Import Cigar Co.23.10
3 Vergara, Joseph—N Y Telephone Co...44.09
3 Vogel, John—Robert Gordon et al....218 69
4 Voss, Katie—Duval & Co....106.46
4 Vogel, John—Joseph Lammey ....93.32
4 the same—the same ....281.65
4 the same—the same ....195.62
4 the same—the same ....367.14
5 Virgilio, Salvatore—J E Adams, Jr...1,754.78
30 Wilson, Maria A—N Y Telephone Co..20.62
30 Weidenfeld, Herman —the same....68.25
30 Wechsler, Max A —the same....24.98
30 Williams, V Wyatt—the same ....21 42
30 Welch, Nella—the same ....33.50
30 Williams, Wm F—the same ....53.13
30 Witt, Max S—the same ....26.86
30 Wolf, Samuel* and Max—Samuel Katz et al. ....88.13
30 Walter, Chas J—Cusenier Co....231.78
30 Wiener, Felix A—Harry Levy....36.43
30 Wallenstein, Lasar—Lester C Lockwood.667.18
2*Wallach, Joseph—N Y Telephone Co..34.10
2 Wood, Francis B—the same....100.57
2 Walsh, Wm M—Edward Olsen....85.86
2 Weiss, Louis C—Review of Reviews Co. ....33.01
3 Witte, August—N Y Telephone Co....30.83
3 Wynn, Wm S* & James C—the same..41.30
3 White, Eugene B—the same ....46.28
3 Woolf, Jacob—the same ....30.62
3 Wirth, Benjamin—the same ....63.08
3*Wilson, Geo R—the same ....59.96
3 Willner, Samuel—the same ....52.91
3 Ward, Theresa—G T Lawrence & Gregory Co. ....53.02
3 Wollenstein, Lazar—Union Stove Works.. ....333.50
3 Wolf, Simon—Max Wiener....costs 99.89
3 Weiss, John and Barbara—Wm Neely et al. ....177.83
3 Wacker, August—Morris Rosenfield et al. ....72 84
3 Wilinsky, Wolf—Selig Tartar et al....94.41
3 Walther, Max—Philander R Jennings..330.01
3 the same—the same ....346.22
3 Williams, Walter W—F W Gesswein Co.118 82
3 Wood, Alexander, gdn—42d St, Manhattanville & St Nicholas Av Ry Co.costs 107.88
3 Warren, Frederic B—Orion H Cheney et al ....161.91
3 Winterer, Louise—Curtis Blaisdell Co..63.75
3 Wayburn, Edw C—Nat M Wills....432.63
4 White, Jacob—N Y Telephone Co....41.21
4 Wallace, Francis J—Goodyear Rubber Tire Co. ....47.17
4 Wells, Jake—Frederick H Halstead.1,056.00
5 Wright, John W—John Palmer....64.41
5 Wigdarowitz, Benjamin—Herman Cohen et al. ....305.61
5 Weil, Tony—Joseph Fadenhecht et al.103 33
5 Weber, Joseph L—People, &c ....300 00
5 Wood, George—the same ....500.00
5 Webster, Max—the same ....300.00
5 Wall, Salome—F Wallace Howes ....50.25
5 Williams, Percy B—Nicola Mannino..202.61
5 Wiedemann, Louis—E Belcher Hyde...41.22
6 Wiley, Anna C—William Davis....50.16
6 Wang, Jacob—Bernard Lowenfeld et al..83.11
2 Zaring, Louis E—James De Wolf....18.72
3*Zurhorst, Alfred and Frances A—N Y Telephone Co. ....24.36
4 Zelkind, Israel—Met St Ry Co....costs 87.78
5 Zubkovics, Josefin—H Koehler & Co...172.22
5 Zimmerman, Albert—Lawyers Title Ins & Trust Co. ....272.78

CORPORATIONS.

30 Bay State Realty Co—Harry Held....733.38
30 Hawthorne Bldg Co—the same....733.38
30 N Y City Ry Co—Hugh P Ruane....2,633.25
30 Maison, D'Hygiene—Louis Bauer ....88.17
30 N Y City Ry Co—Maria Reilley....1,133 45
30 Atlantic Cement Co—Freehold Construction Co ....(D) 18,771 93
2 Hawthorne Bldg Co—Pasquale Caruso.... ....1,141.81
2 Manahan Parchment & Moth Paper Works—Manahan Moth Paper Co....1,274.53
2 H L Feldman Realty Co—Citizens Trust Co of Brooklyn. ....216.40
2 the same—the same ....113 87
2 John J Radley & Co—August Mugler..888.68
2 Interurban St Ry Co—Giulia Tagliagnonti. ....50.00
2 N Y City Ry Co—Dennis McNamara....64.41
2 the same—Edward Hackney ....64.41
2 Royal Bank of N Y—German Am Ins Co. ....costs 69.20
2 N Y City Ry Co—Margaret Harrington.150.00
2 John F Douthitt Co—Lillian B Leavitt... ....1,550.23
2 Interborough Bldg Co—Harry Caro....424.41
2 J P Galligan Sons—Travelers Ins Co.1,963.08
2 U S Automatic Weighing Machine Co—L H Gilmer ....204.12
3 John V Signell Co—Geo F Moore, Inc.425.28
3 O'Shea Contracting Co—Leopold Wallach. ....1,200.15
3 Acker, Merrall & Condit—Joseph V Jordan. ....costs 68.97
3 N Y City Ry Co—Louis Cosby....250.00
3 the same—Katie Cosby ....500.00
3 the same—Leopold Geissman....1,500 00
3 Medical Examiner & Practitioner Co—Emma G Wells ....114.49
3 City of N Y—N Y City Ry Co....costs, 105.59
3 The Metropolitan Surety Co—John W Lambert et al ....1,253.48
3 N Y City Ry Co—Anna Roos....750.00
3 the same—Mary A Strauss....600.00
3 Northwestern Realty Co—Albert W De Long ....1,836.38
3 L E Watkins Co—Solomon G Rosenbaum et al ....137.99
3 Consolidated Telegraph & Electrical Subway Co—Herman A Metz....costs 99.55
4 Mount Vernon Builders Supply Co—G B Raymond & Co. ....1,534.49
4 Broadway Reliance Realty Co—Century Investing oC ....(D) 2,028.87
4 the same—the same ....(D) 4,767.31
4 the same—the same ....(D) 1,389.09
4 the same—the same ....(D) 3,756.12
4 the same—the same ....(D) 1,498.33
4 the same—the same ....(D) 1,274.85
4 the same—the same ....(D) 568.20
4 the same—the same ....(D) 3,308.10
4 the same—the same ....(D) 855 67
4 the same—the same ....(D) 1,120 42
4 the same—the same ....(D) 1,696 49
4 the same—the same ....(D) 1,347 35
4 The D Morse Co—Scranton Belle....173.78
1 United States Automatic Weighing Machine Co—H Guion Dewey ....504.82
4 Fryer Engineering Co—City of N Y..116.12
4 NY City Ry Co—James Collins....150.00
4 Astor Co—Trade Press Co....246.07
4 Conreid Metropolitan Opera Co—Jeannette K Kahn ....2,829.07
4 Interurban Street Ry Co—Fannie Pollak. ....700.00

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Tiffany Studios.....347 Madison Ave.
Rinehart & Son.....49 W. 31st St.
Frank T. Woods.....2 E. 33d St.
John Beatty.....245 W. 46th St.
Fred'k Bertsch.....2628 B'way
A. Neumann.....363 W. 42d St.
N. Y. Central R.R.....42d St.
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The Puritan Water Co
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

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4 A H Hart & Co William Walsh.....150.00
4 Interborough Building Co—David P Canaban et al.....5,657.62
4 Consolidated Gas Co of N Y—Annie Robinson.....3,147.80
4 The John R Williams Co—Deposition Savings & Trust Co.....5,135 93
5 The City of N Y—Frederick A Baker..411.05
5 Aetna Indemnity Co—Adolph Stern et al. .....costs. 105.11
5 Long Clove Trap Rock Co—Richard Fitzpatrick.....197 86
5 N Y City Ry Co—James McGirr.....200.00
5 Albert Speirs Mfg Co—Aron Kohn..127.92
5 Interstate Paving Co—William Whitner & Sons.....403.68
5 U. S. Electric Protection & Construction Co—Jacob H Veil.....272.69
5 42d St. Manhattanville & St Nicholas Av R R Co—Wm S Olsen.....17,653.29
5 Interurban St Ry Co—Vincenzo Sammaritans.....costs, 170.62
5 Consolidated Ry Light Co—N Y Telephone Co.....135.58
5 Birch Run Coal & Coke Co——the same.164.13
5 B Rosenberg & Sons—Lazer Cohen...274.56
5 The John R Williams Co—Ntl Bank of Commerce of Kansas City, Mo.....10,601.49
5 Safety Tank Co—Woodbury Ayers Co..900.00
5 42d St. Manhattanville & St Nicholas Av Ry Co—Chas F Dorr.....1,609 45
5 New York City Ry Co—Edward Happel.250.00
6 Federal Match Co—Moses Tanenbaum.....7,615.58
6 Congregation Judah Halevi and Hebrew School—Standard Damp Proofing & Roofing Co.....171.97
6 Doubleday, Page & Co—Ellen R Dossett. .....costs, 135 63
6 Trident Tire Co—Standard Welding Co.....1,890.27
* Atlantic Wine & Grocery Co—Alphone Andre.....112.91
6 Ball, Fintze Co—Edwin A Denham Co.....1,027.52
6 Interborough Building Co—Andrew Kallas et al.....322.70
* Robinson, Wallace & Co—Johanna Wilkins.....122.61
6 N Y City Ry Co—Theresa Bacher.....874.34
6 the same——Margaret Killeher.....4.0 09
6 American Automatic Roller Window Screen Co—Clarence Whitman et al.....2,430 23
6 Jones, Lebaron Prism Co—Cambridge Glass Co.....189.92

## SATISFIED JUDGMENTS.

Nov. 30, Dec. 2, 3, 4, 5 and 6.

Alexander, Sarah—A Deutsch et al. 1905.....3,770.82
Albert, Louis—Thome F McCane Contracting Co. 1907.....82.31
Arkenburgh, Eliza J—O M Arkenburgh. 1900.....70.48
Becker, Gustav & Philip Jacken—M A Bosworth. 1900.....118.91
Becker, Hans—P & H Corbin of N Y. 1907.....40 01
Bates, Chas A—The Gazette Co. 1903....76.40
Same——R Colgate. 1904.....665.31
Same——The Ohio State Journal Co. 1904.60.91
Same——S Trimble. 1905.....225.31
Bates, Chas Aand Henry B Brandenberg—Cincinnati Times Star Co. 1903.....478.33
Bates, Chas A—D F Mallett. 1903.....93.92
Same——The Rams Horn Co. 1905.....328.91
Same——American Newspaper Publishers Ass'n. 1906.....1,156.44
Bates, Chas A and Henry V Brandenberg—Whitmier & Filbrick Co. 1903.....478 33
Same——same. 1904.....328.75
Bates, Chas A—J A Sperry et al. 1906..194.86
Same——Brooklyn Daily Eagle. 1906....372.38
Bowers, La Mont M—O Doepfner. 1907...88.24
[1]Cohen, Jacob—Fourteenth Street Bank. 1907.....854.40
Carberry, Henry—S Glatner. 1907.....46.63
Carter, Arthur—C H Nicoll. 1897.....86.17
Chanler, Robert W—E T Gerry. 1907...1,710 00
[1]Colcord, Samuel—I Dincin. 1907.....1,190.26
De Palma, Allissandro—S S Wortley. 1907.....29.72
Durler, Anton—S Cohn. 1895.....137.15
Same——same. 1896.....190.15
Same——same. 1895.....131.15
Same——same. 1895.....242.15
Ebelt, August and Sarah—D A Valentine. 1907.....188.59
Falardeau, Joseph—A J Guttman. 1903...107.70
Gordon, Isaac & Abraham Stein—J J Berkowitz. 1907.....71.40
Garner, James E—M Hillman. 1905.....59.15
Glick, Joseph—N Graubard. 1907.....1,097.98
Garcia, Jean—J Donovan. 1907.....321.62
[2]Graber, Charles—C E Pell et al. 1899....246 29
Gottlieb, Alfred—J C Simon et al 1907..150 37
Graber, John—J Kelly. 1907.....6,154 63
Glassberg, Azy and Harry—C A Gould. 1907.....256 82
Garner, James E—People, &c. 1907....2,000.00
[1]Halley, Benjamin R N Y City Ry Co. 1907.....67.88
[4]Herrman, James S—J Laemmle. 1907....69.28
Same——C Jutte. 1907.....69.28
Hagenbucher, Frank—W J Anderson. 1907.....23 97
Hochauser, Peter P Maslansky. 1907...33 97
Hartmayer, William—K J Schmidt. 1907.339 80
[1]Harris, George—A L Olsen. 1907.....111 81
[1]Herbst, Abram—M Lippman. 1907.....421.63
Hildreth, Percy S—City of N Y .1907....116.35
Same——same. 1905.....106.35
Same——same. 1906.....123.85
Kessler, Henry—Kingan Provision Co. 1907.....187.46
[1]Klein, Samuel—F H Leggett et al. 1902..359.24
[6]Kervan, Charles—Union Stove Works. 1900.....752 27
[6]Same—Bradley & Currier Co. 1900.....623.48
[6]Same—J Caro et al. 1900.....110.16
Lawson, Wm S, Cuthbert Mills, William J Sullivan and James M Bessey—C Burnham. 1907.....4,515.33
Ladd, I Gifford—F Ferguson. 1903.....79.23
Leiterman, Max—Butler Bros. 1907....114.64
Lewis, Israel and Harris—D M Oltard. 1903.....144.15
Mackay, August—E A Greene et al. 1907.108.60
McNeill, David—W Kerby. 1897.....177.96
Marks, Joel—A Lager. 1907.....12.41
Maxwell, Joseph A Powell. 1907.....128.87
Markowitz, Herman—C Ullman et al. 1907.....2,288.23
Murray, Thomas—B Stephen. 1907.....272.79
Post, Geo W, Jr—J W H Walden. 1901....753.55
Rosenbluth, Mina, Sarah Rosenbluth & Joseph Friedman—A Wainstein et al. 1907.236.40
Reed, Theodore F—C M Spooner. 1900..5,310.96
Rega, Luigi—C Rega. 1907.....115.19
Schaffert, Wolf—S Urbach. 1906.....277.25
Simon, Kallman M—N Y Contracting & Trucking Co. 1907.....118.72
Schiffer, Herman and Alfred—M Wiener. 1907.....828.95
[1]Scheuer, Louis—S Hart. 1907.....634.12
Santangelo, Michael—People, &c. 1907.1,000.00
Shear, Albert—The Hotel Register Realty Corp. 1907.....1,159.25
Smith, C Imbrie—A Dickson et al. 1899..214.47
Swartwout, Frank G—Dimock & Fink Co. 1907.....355.11
Smith, Wm M—People, &c. 1907.....1,000.00
Segall, Aaron and Henry—J Glass. 1906..190.93
Sternsch, Le Strange R—H Fischer. 1903..50.42
Stich, Chas—The Schubert Piano Co. 1907.....71.83
Schwenker, John—P Pfeiffer. 1907.....175.41
Shoemaker & Simpson—Remington Typewriter Co. 1907.....27 97
[6]Stein, Meyer—J C Kremer. 1907.....69.52
[6]Same——I I Kremer. 1907.....73.55
[1]Shalek, Jennie—Mechanics American National Bank of St. Louis. 1907.....2,587.31
Thomas, Benjamin F—People, &c. 1907.1,000.00
Titus, William and Mary Donohue—H D Greenwald. 1902.....172.38
Thain, Alexander—J McCreery et al. 1899.....360.60
Tonnele, Walter—C H Spencer. 1906....364.40
[1]Violante, Albert and Salvatore Pati—People, &c. 1907.....1,000.00
Van Horn, Edmund B—J R Wyckoff. 1907..92.71
Watkins, Wm—N Y Telephone Co. 1905..79 58
Wolfman, Philip—P Lehrer et al. 1907.479.34
Weinscheuker, Charles—B H Kaufman. 1907.....32.72
Williston, James R and Winthrop H Barnes—F F Huntington. 1907.....4,715.55

### CORPORATIONS.

M P Reinhart Co—H A Caesar et al. 1907.....108.50
Century Development Co—J Cadov. 1907.436.77
Newby & Evans Co—J Boeckwoldt et al. 1902.....848.43
Same——same. 1902.....110.88
[1]Herter Realty Co—A G Loomis. 1906..7,601.21
The Kilroy Co—The Albert Hotel Co. 1907.....68.26
[1]The Motor Engine Co, John H Brewster Jr and Chas T Elliott—S Robinson. 1907.1,825 07
[1]Sterling Bronze Co—A J Blumberg. 1907.1,874.05
H A Baker Co—J Frank. 1907.....566.04
The National Bank of Commerce in N Y—E C Day 1907.....1,066.02
Joseph J Gleason Co—F Roberts. 1907...69 25
Maurice O'Meara Co—J Messina. 1907...395.60
St Dominick Lithuanian Society of Brooklyn—M Twarowsky. 1907.....127.40
The Metropolitan Surety Co—J Seldin. 1907.....1,200,000
Woodhaven House & Home Building Co—Western Mantel Co. 1907.....364.77
Central R R Co of N J—P Urban.. 1907 1,596.87
Supreme Lodge Knights of Pythias—M Stronge. 1907.....4,221.33
[1]T P Gallagans Sons Inc—The Travelers Ins Co. 1907.....1,963.08
Smith, Eva W—H S Brush et al. 1906...658.54

[1]Vacated by order of Court. [3]Satisfied on appeal. [5]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Nov. 30.

395—79th st, No 120 East. A E Hubbell Co agt Mrs J L Enos and Allanson T Enos.....$5,699.00

396—Satisfied.

397—Avenue A, No 220. Augustus L Schulz agt Samuel Rosenthal.....200.00

398—Delancey st, No 238. Harold L Rockmore agt Chas I Weinstein.....700.00

399—Hamilton st, No 40. Samuel Krawitzky agt Patrick McGrath and Ellis Riger....150.00

400—Riverside Drive, n e cor 127th st, 86.6 x146.4x146.11x100. Francis W Fords Sons agt M S Shill.....45.00

401—51st st, No 37 West. Frederick J Moses, rec'r, agt James A Campbell & Sons and Ennis Freer.....107.57

402—Union av, s w cor 158th st, 55.11x113. Martha Manassa agt Max H Newman..137.20

403—Cherry st, No 144. Mahl & Freudenheim agt Louis Pierce and Astor Construction Co.....60.00

404—Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x—.....
Maclay av, w s, whole front between Montgomery pl and Overing av, 148x125..
St Peters av, n e cor Maclay av, 125x300
Wm H Callahan agt Bronx Mortgage Co.....7,248.91

405—Henry st, No 99. Adolph Shapiro agt Julius Tischman and Samuel Solomon..111.97

406—Pleasant av, No 314. Pittsburgh Plate Glass Co agt Protective Realty Co and Patrick H Keenan.....73.00

407—Avenue B, n e cor 12th st, —x—. Same agt Chas I Weinstein.....415.00

Dec. 2.

1—Riverside Drive, n e cor 143d st, 100x65. Constantino Landadio agt Hawthorne Building Co.....1,286.84

2—78th st, No 236 East. Harris Joseph agt Isaac Haft, Joseph H Schwartz and Samuel Grodginsky.....130.00

3—Riverside Drive, n e cor 143d st, 65x100. A Perlman Iron Works agt Hawthorne Building Co.....2,410.00

4—West End av, Nos 20 to 26. Freiman and Ginsberg agt Leopold Hellinger and Wadnick, Freiman & Olinsky.....700.00

5—Forsyth st, No 189. Louis Rubin agt Minnie Strasbourger and Isaac Galef...65.00

6—Essex st, Nos 85 and 87. Mike Kaplovitz agt Abraham Kosower and Jacob Kaplovitz.....144.00

7—Same property. Isaac Kaplovitz agt same.....105.00

8—Same property. Joseph Rabinowitz agt same.....105.00

9—Same property. Jacob Kaplovitz agt Abraham Kosower.....882.00

10—Same property. Isidore Rachlin agt Abraham Kosower and Jacob Kaplovitz.....60.00

11—West Broadway, Nos 230 and 232. Maurice V Kennelly agt estate Mary H Manley and Franklin G Manley.....1,694.46

12—49th st, Nos 304 and 306 West. Geo P Merryman agt John Doe and C F Pitney.....472.03

13—Tiffany st, Nos 1005 and 1007. H Herrman Lumber Co agt Frankenfeldt & Lippmann.....1,200.00

14—73d st, No 118 West. Adolf Bernhard agt Wm M McCord, Esther E McCord, Minnie E Schwarzwaelder and Clara B Elliot and Mrs. Shunway.....576.00

15—5th av, Nos 954 and 956. E G Hantsche & Co agt J Horace Harding and John W Hogencamp & Son.....5,434.42

16—Freeman st, n w s, 60 e Chisholm st, 30 x85. Carmine Cioffi agt Geo J M Ketner..290.00

17—69th st, Nos 315 to 321 East. B Masor & Co agt Archibald H Murdock and Wm T Hookey.....1,575.00

18—Pier, new No 45, together with 1-2 of bulkhead between said pier and pier new No 44 x ½ of bulkhead between pier new Nos 45 and 46, North River. John Mouks & Sons agt Clyde Steamship Co and Metropolitan Steamship Co.....28,040.77

19—St Nicholas av, n w cor 146th st, 76x100. Audley Clarke Co agt George Doctor..215.00

20—5th av, s e cor 108th st, 100.11x125. P Grassi & Bro agt Charles I Weinstein.1,800 00

21—7th av, s e cor 143d st, 99.11x150. Grassi Bros agt same.....5,800.00

22—Madison av, s w cor 97th st, 100.11x100. P Grassi & Bro agt same.....1,500.00

23—79th st, No 120 East. Chas H Parsons agt Mrs J L Enos and C E Hubbel Co.260.00

24—75th st, No 240 East. Beny Guttadauro agt Salvatore Connariato and Joseph K Orobello.....145.00

25—151st st, n s, 150 e Broadway, 75x200 to 152d st. Leonardo Cario et al agt Norfolk Realty Co and Lowe & Jorrisch....4,000.00

26—Amsterdam av, n w cor 156th st, 100x 125. George Colon agt Abraham Silverson and Silverson Construction Co.....4,000.00

27—235th st, s s, 75 e Napier av, 75x100. Charles Subitzky agt John Considine and Flood & Rice.....100.00

28—243d st, s s, 334.2 e White Plains road, 25x100. Same agt Max Wolfson and Flood & Rice.....125.00

Dec. 3.

29—Lexington av, n w cor 102d st, 145.9x 77.6. Fagan Iron Works agt Arthur A Goldstein and Louis Freidel and Morris Tobias and Barnet Berman.....800.00

30—2d av, No 912. Same agt Michele Voccoli, Morris Tobias and Barnet Berman.....240.00

31—Henry st, No 37. Same agt Katzen Realty Co, Morris Tobias and Barnet Berman.123.00

32—96th st, No 44 West. John Hankin & Bro agt Louis W Morrison.....75.72

33 Union av, s w cor 158th st, 55.11x113 John F Ernst agt Max H Newman....1,072.00

34—Decatur av, e s, 330 s Gun Hill road, 50 x190 to Webster av. G B Raymond & Co agt Cosmos Realty Co and Antonio Cebrelli.....851.91

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35—125th st, No 60 East. Ventimiglia & Guarneri agt Henry L Fox and S Fox..200.00
36—87th st, No 206 East. Jacob Levy agt Philip Menschel .....250.00
37—20th st, Nos 6 and 8 West. David Shuldiner agt 6 and 8 West 20th st.....1,729.00
38—178th st, No 585 West. Max Newman agt David and Beckee Laskowitz and Mrs Wilcox .....25.00
39—51st st, No 37 West. Smith & Lenhart agt James A Campbell & Son.....699.96
40—Coster st, w s, 100 n Randall av, 25x100. Harry Kamens agt Alphonse C Steen and J A Lane .....85.00
41—Maple av, n w cor 214th st, 25x100. John J Knewitz agt Antonio Lamberti and Walter Tinagero & Co.....360.00
42—151st st, n s, 150 e Broadway, 75x200 to 152d st. Frederick J Moses, rec'r, agt Norfolk Realty Co and Lowe & Jorrisch..262 78
43—121st st, No 413 East. Isaac Shapiro agt Louise H Heine, Sunie J Altschul and Henry G Heine .....121.50
44—46th st, Nos 57 and 59 West.....| 47th st, Nos 56 to 60 West.....| Jaces S Lawlord agt Augustus J Patterrson and Patterson Hotel Co.....258.04
45—Broadway, No 1618. Chas E Dowdall agt Knickerbocker Trust Co and the General Supply & Construction Co.....165.00
46—59th st, No 308 West. William Regon agt Watson L Savage and Edw S Corbin.. .....150.37
47—Tiebout av, w s, 198 s 184th st, 25x100. Tiebout av, w s 248 s 184th st, 25x100.| Frank B Van Dusen agt Domineck E Voorhees and L A Soule.....1,283.35
48—151st st, n s, 150 e Broadway, 75x199.9 to 152d st. Harry W Bell agt Norfolk Realty Co and Lowe & Jorrisch.....3,481.95

Dec. 4.

49—St Pauls pl, n w cor Crotona pl, 51.2x84.10. George Colon agt Louis Wirner and Harry Palevitz .....2,700
50—Maple av, e s, 125 s 215th st, 25x100. James Martineldi agt Willlie Di Niscia.275.00
51—224th st, n s, 180 w White Plains road, 100x100. Emilia Magaldi agt David M Myerson .....150.00
52—83d st, No 64 West. Standard Plumbing Supply Co agt Morris Wagner.....631.92
53—Avenue A, No 231. Meyer Lesht agt Louis Josephthal and Max Rosen and Harry Hurvitz .....48.00
54—Same property. Dave Steinberg agt same. .....48.00
55—Same property. Sam Gelin agt same....25.00
56—Mulberry st, Nos 209 and 211. Kive Kreindler et al agt Davis Perlman and Leon Rubin .....90.00
57—Maple av, n w cor 214th st, 25x100. Tinagero & Di Nicia agt Antonio Lamberti. .....1,000.00
58—Riverside drive, n e cor 143d st, 100x65. E H Ogden Lumber Co agt Hawthorne Building Co .....2,468.96
59—Union av, w s, whole front between Westchester av and 158th st, 36.3x18.4x113.11 x irreg. Frank B Van Dusen, trustee, agt Max H Newman.....1,332.14
60—Mott st, No 20.....| Doyer st, Nos 11 and 13.....| Fagan Iron Works agt Jastrow Alexander, Morris Tobias and Barnet Berman.....337.00
61—148th st, Nos 210 to 214 West. Jacob Moscowitz agt Joseph McConnell.....930.00
62—3d av, e s, 100 s 169th st, 50x50. Keller Smith Co agt The John Eichler Brewing Co and John Hollerith.....1,395.20
63—Brook av, w s, 50 s Anna pl, 125x90. James B Brady agt Brook Avenue Realty Construction Co and Laitmann & Retasky. .....67.90
64—126th st, Nos 326 to 330 East. New York Cornice & Skylight Works agt Francis Bentinegno Corleonese Co.....100.00
65—Satisfied.
66—Riverside drive, n e cor 94th st, 75x130. E I Du Pont De Nemours Powder Co agt Joseph Freedman and Pasquale Trotta.194.21
67—Carroll lane, s s, 400 e Green lane, 25x 100. Giuseppe G Zibelli agt Pasquale Alivete and Salvatore Boccagnia.....275.00
68—Kelly st, No 48. Pierre Warny agt Herman Feinberg and Joseph Friedman...254.20

Dec. 5.

69—Washington st, n e cor 11th st, runs n e 115 x n 56 x w 53 x n 5 x w 45 x s 75 to beg. Pneumatic White-Wash Co agt Builders Construction Co.....300.09
70—Hillsdale av, w s, 515.8 n Glen rd, 25x100. Van Nest Wood Working Co agt Theodore Stafsholt .....242.78
71—Amsterdam av, n e cor 118th st, 74 10x 150. Isaac Simon et al agt Abraham Felt and Harry Malakoff .....1,517.50
72—93d st, No 177 East. Philip Weinstock agt Rosana Rosenfeld, B Kuschner and Sol Cohen .....228.00
73—47th st, No 308 West. Wm A Thomas Co agt Sarah Barr and Jacob Paletz .....150.25
74—109th st, No 8 East. Joseph Bermann agt Julius Kline and Sydney S Cohen.....50.75
75—3d av, No 1762. Sam Levine agt Kresel Koslowsky .....600.00
76—Madison av, No 1591. Hyman Yillet agt Minnie Lisner .....12.50
77—93d st, No 177 East. National Fire Proof Sash & Door Co agt Solomon Cohen, Adolph Cohen and B Kushner.....50.00
c78—Broadway, s e cor 148th st, x—. Same agt William Lyman .....352.00
79—Essex st, Nos 41 and 43. Kalman Gerb et al agt Morris Kittenplan and Charles Rubinger .....900 00
80—118th st, No 303 East. Hyman Rappaport et al agt Charles Lowe, Max Jorrisch and Robert A Stewart .....1,200.00

Dec. 6.

81—Amsterdam av, n e cor 118th st, 74.10x150. Anton Larsen agt Felt & Malakoff .....669.75
82—Hudson st, Nos 105 to 109. Thomas B Leahy Building Co agt Ida M Powell..8,778.73
83—Hillside av, w s, 515.8 n Glen rd, 25x100. Van Nest Wood Working Co agt Theodore Stafsholt .....242.78
84—Riverside Drive, n e cor 194th st, 50x170. Federico La Mura agt Joseph Friedman and Pasquale Trottax .....193.47
85—Bryant st, Nos 1494 to 1500. Joseph Starobin et al agt Silveman & Davir.....100.00
86—Riverside Drive, s e cor 129th st, 100x100. Albert A Volk agt Louis Meryash and Gerard Glenn, recvrs, and Albert London....83.00
87—129th st, No 306 West. Daniel MacDougall agt Mrs R Craeger.....20.96
88—31st st, No 210 West, and 30th st, Nos 309 to 215 West. A P Bigelow & Co agt Roman Catholic Church of St John the Baptist and J K Brown Co.....175.12
89—126th st, n s, 190 e 4th av, 50x99.11. Anton Larsen agt Max Epstein and Harris Cohen .....30.00
90—Home st, s s, 91.8 w Prospect av, 153.3x 49x187.6x120. Gustav Ernst agt Abelman Construction Co.....1,200.00
91—104th st, Nos 111 to 117 West. Joseph Cohn agt Joseph Freidman.....480.00

## BUILDING LOAN CONTRACTS.

Dec. 2.

Monroe st, No 254. Joseph Golding loans Joseph Warm to erect a —-sty building; 6 payments .....$12,000.00

Dec. 4.

Broadway, s w cor 141st st, 99.11x90. Title Guarantee & Trust Co loans Conrad R Gross and George Herbener to erect a 6-sty apartment; 2 payments .....145,000
Broadway, n w cor 140th st, 99.11x90. Same loans same to erect a 6-sty apartment; 2 payments .....145,000

Dec. 5.

Riverside Drive, e s, 332.2 s 127th st, —x—. North American Mortgage Co loans Bergen Realty Co to erect a — sty building; — payments.....35,000

## SATISFIED MECHANICS' LIENS.

Nov. 30.

9th st, No 623 East. Morris Hochberg agt Izirkis & Fuchs et al. (Nov 6, 1907.)..$70.00
[2]Amsterdam av, n w cor 109th st. John Anderson et al agt Irving Judis et al. (Nov 13, 1907.) .....150.00
[2]Park av, s e cor 154th st. Nicholas Aquilino et al agt Dennis M Gallo. (Nov 9, 1907.) .....1,317.99
136th st, s s, 100 w Amsterdam av. The Standard Damp Proofing & Roofing Co agt Hyman Horowitz et al. (Oct 5, 1907.).970.00
Same property. Same age same. (Oct 5, 1907.) .....200.00
57th st, No 37 West. Ross Lumber Co agt Florence E Seligman et al. (Nov 26, 1907.) .....107.57
34th st, Nos 43 and 45 West.....| 35th st, Nos 62 and 64 West.....| Pittsburgh Plate Glass Co agt Samuel Green et al. (Oct 26, 1907.).....2,914.00

Dec. 2.

Daly av, e s, 259.3 s 177th st. Richard Keil agt Maurice Frankel. (Nov 9, 1907..26,900 00
[2]West End av, No 510. E Louis Frankfurter et al agt Simon Uhlman. (Sept 10, 1907.) .....814.00
[4]152d st, n s, 250 w Broadway. Structural Supply Co agt Simon Uhlfelder et al. (Nov 15, 1907.) .....464.10
[1]Prospect av, s w cor 161st st. Racich Asbestos Mfg Co agt M F Cusack. (Nov 4, 1907.) .....65.00
34th st, Nos 331 and 333 East. Michael Wielandt agt James E Brande et al. (July 24, 1906.) .....1,340 00

Dec. 3.

Morningside av, No 16. Henry Federbasch agt Eugene McGarr. (Nov 29, 1907.)..159.00
Madison av, No 766. Henry Hanlein & Son agt Meyer H Ullman et al. (Nov 22, 1907.) .....1,431.00
Same property. Grand Central Building & Construction Co agt same. (Nov 23, 1907.) .....4,160.00
Same property. Same agt same. (Nov 21, 1907.) .....2,500.00
72d st, n s, 373 e Avenue A. S P Pearson & Co age Workingmen's Bohemian American Gymnastic Ass'n et al. (Nov 27, 1907.).. .....19,237.50
68th st, No 9 East. Herbert L Brown Co agt Jeannette D Bliss et al. (Nov 8, 1907.).. .....1,206.00

Dec. 4.

3d av, No 2174. Union Wood Working Co agt Sanders Guttman et al. (Oct 15, 1907.).479.50
Same property. Henry H Meise agt same. (Oct. 16, 1907.).....300.00
Same property. Louis J Zimmerman agt same. (Oct 16, 1907.).....1,300.00
Same property. Otto Freyberg agt same. (Oct 14, 1907.).....1,230.00
Same property. Carlson Steel Ceiling Co agt same. (Oct 15, 1907.).....420.00
Same property. Nathan Hutkoff et al agt same. (Oct 15, 1907.).....554.00
64th st, No 61 East. Benjamin Bloom agt Nichols et al. (Nov 20, 1907.).....76.00
[2]110th st, n s, 59.8 e 8th av. Regelson & Fischer agt Harry Lehr. (Nov 25, 1907.).. .....500.00
[3]Avenue B, Uos 21 and 23. Thomas Hoelleser agt D Beningson. (July 17, 1907.).....290.00
3d av, No 2174. G Fred Manser agt F & A Gutman et al. (Oct 16, 1907.).....125.00

Dec. 5.

[2]Broadway, s e cor 184th st. Aaron Appell et al agt William Lyman et al. (Nov 25, 1907) .....1,112.50
[1]152d st, n s, 250 w Broadway. Structural Supply Co agt Simon Uhlfelder et al. (Nov 15, 1907) .....464.10
[1]Prospect av, s w cor 161st st. Racich Asbestos Mfg Co agt M F Cusack. (Nov 4, 1907) .....65.00
[3]Lenox av, No 315. Jacob Mendelowitz agt John Shields. (Nov 20, 1906).....640.09
[3]Same property. William Eisenstein et al agt same. (Nov 21, 1906) .....655.00
[3]Same property. Shaefer-Carroll Construction Co agt John Shields. (Nov 21, 1906).... .....3,006.00
82d st, Nos 211 and 213 West. H Hilfman agt Louis Burghardt Mils Co. (Nov 14, 1907).30.00
Park av, No 4053. Fidler & Strauber agt Leo Hutter et al. (Nov 11, 1907).....27.00
[2]Topping av, e s, 275 n 174th st. Patrick O'Neio agt Francis Schlosser. (Aug 13, 1907) .....62.50
[2]Same property. Newkirk & Co agt same. (Aug 7, 1907) .....365.14
[2]Same property. Harris Safety Co agt same. (Aug 20, 1907) .....125.00
[2]Same property. Wm L Phelan agt same. (Aug 8, 1907) .....50.00
[2]Same property. August Heil agt same. (Aug 7, 1907) .....400.00
[2]Same property. Thomas C Edmonds & Co agt same. (Aug 6, 1907) .....622.75
[2]Same property. Kertscher & Co agt same. (Aug 6, 1907) .....898.00
11th av, No 534. Morris Wolf agt Jacob Mayers. (July 17, 1907).....800.00
Riverside Drive, s e cor 97th st. Isidor Engel agt Robert T Lyons. (Oct 8, 1907)..140.00
Varick st, No 67. Philip Levitt agt Edmund Hendricks et al. (Nov 22, 1907).....185.63
Amsterdam av, e s, whole front between 114th and 115th sts. Moritz Arnstein agt Polstein Realty & Construction Co et al. (Dec 4, 1907) .....460.00
163d st, Nos 534 and 536 West. Thomas F Malia agt New Era Construction Co. (Nov 7, 1907) .....4,786.18

Dec. 6.

[3]54th st, No 51 West. Henry Magee agt O F Zollokoffer. (Nov 13, 1905).....87.56
Madison av, No 766. Adam Happel agt Meyer H Ullman et al. (Nov 30, 1907).....553.40
7th av, No 2193. Edwin C Worns agt Peter Oussani et al. (Apr 29, 1907).....96.76
7th av, No 1962. Same agt same. (Apr 29, 1907).....35.49
Fox st, Nos 1034 and 1036 .....|
Simpson st, Nos 1035 to 1041. .....| Herman Schmith et al agt Louis Stern. (Apr 13, 1907.....780.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Nov. 28.

Solomons, Harry L; Samuel Bierenbaum; $738.44; A M Schwarz.

Nov. 29.

St Louis Car Co; Class Journal Co; $1,370; Parker & Wagner.
York Silk Mfg Co; Pietro Gavazzi; $6,024.16; Gennert & Gennert.
Lasher, Lewis P; Wm P Woodbury; $534.63; W H Janes.

Dec. 3.

Illinois Nat Bank of Peoria; Dennis H McBride; $6,432.44; Beattys & Lamb.

Dec. 4.

Diebold Safe & Lock Co; Geo L Remington; $8,552.63; Duer, Strong & Whitehead.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Nov. 29, 30, Dec. 2, 3, 4, 5, 1907.

Dillon, G. 231-37 E 84th..I A Sheppard & Co. Ranges. 500
Friedman, J. 94th st and Riverside drive.. A B See E E Co. Elevator. 2,725
Fleischman Baths. 42d st and 6th av..Weinberg & Williams. Bath Fixtures. 1,133
Frank, L. 94-8 Madison..P I Ansorge. Gas Fixtures. 170
Goldberg & Kramer. 146th st between Willis and Brook av..Silberstein & S. Mantels. 510
Levy & Franco. 132dst bet Lenox and 5th av Con C Co. Gas Fixtures. 525
London, A. 172 st, 100 West of Amsterdam av..Western M Co. Mantels. 430
Levin, H. 427-35 E 121st..Union Stove Wks. Ranges. 66 at 12.50
Mildred Realty Co. 208 E 105th..Central C Co. Gas Fixtures. 135
Murray, J F. Perry av, 178 ft n of Mosholu Parkway..Pierce, Butler & Pierce M Co. Radiators. 327
Same. n s 198th st about 50 ft w of Briggs av..same. Same. 1,150
Pigueron, G H. 32 Union sq..National Elevator Co. Elevator. (R) 1,150
Schwartz, A. w s Kelly st, 130 ft n of 156th st..Con C Co. Gas Fixtures. 300
Tishman, J. 99 Henry..Abendroth Bros. Ranges. 180
Wallenstein, S. 438 E 118th..Union Stove Wks. Ranges, 108 at 9.50

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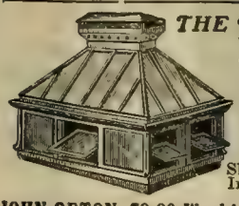
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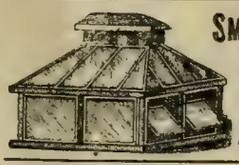
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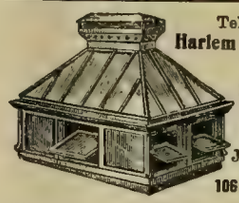
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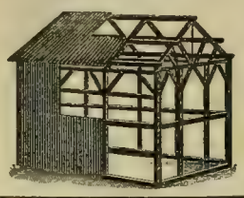
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**The Revised Code**

FEW BOOKS have been so well perused this week in New York as the Revised Building Code. It is the book of the hour for owners and builders, architects and engineers. Concerning the general plan and structure of the work, it may be remarked in the first place that it is not a new code, in the sense of being a complete departure from the old model and of taking nothing from the common stock of building regulations, but is simply a revision of the old book, following upon the same lines, and with much the same arrangement; but there has been added a great deal that is absolutely new and several features quite revolutionary. The old ordinance asked to be construed liberally, but this code declares there shall be no modifications of its requirements—except as provided for in the Charter, and such interpretations as the Superintendent of Buildings may make under that authority must be taken as precedents in future cases. Evidently if the commissioners could have eliminated discretionary power absolutely they would so have done. This is one of the most striking and important points of difference between the two ordinances. Another relates to registered constructors. No one will be permitted to file plans and specifications for the erection of a building without being registered at the Building Department, and in order to register he must hold a certificate of competency from a Board of "Constructors' Examiners," to be appointed by the Mayor. This registered constructor not only files the plans and statement before the erection of the building, but he also, upon the completion of the work, must make affidavit that it has been done in accordance with the plans and specifications. The present ordinance allows either an owner, lessee, agent, architect or builder to file the plans and statement of specifications, but hereafter, by the new code, it must be one who will be able to swear when the contract is finished that it has been done in accordance with the law. The necessity of having works inspected from the Building Department will seemingly no longer exist, as the registered constructor, or supervisor of the work, will be the responsible individual. The departmental inspector of construction work is not eliminated in terms, but it is obvious that his duties have virtually been delegated to another, who is responsible, not to the Superintendent of Buildings, but to the Board of Constructors' Examiners, which alone has power to cancel his certificate of competency, according to our reading of the text. Under the revised code the registered constructor would become an extremely important figure in metropolitan building, so much so that it is difficult to anticipate all the possibilities and consequences.

**Limitations for Concrete Construction**

THE DEFINITIONS AND CLASSIFICATIONS of the new revision of the Building Code constitute another of its important features. The old ordinance recognized the existence of an "apartment house," and there has been some curiosity as to whether the commission would make, or recommend, a distinction in terms between a tenement house and an "apartment house." The answer is in the negative: every residence building occupied by three or more families is a tenement house, as defined in the Tenement House Act. A hotel is "a residence building, other than a tenement house, containing more than fifteen sleeping rooms," regardless of whether it is intended, designed or used for supplying food and shelter. Definitions become extremely important when the law is rigidly applied. In the official classification all structures in which sleeping accommodations are provided are termed "residence buildings," and fall under Class C, which includes what are commonly called dwellings, boarding houses, tenement houses, hotels, apartment houses, hospitals, lodging-houses, club-houses, studios, convents, dormitories, police stations, fire houses and jails. It is apparent that the largest part of construction work will come under Class C. Mercantile buildings, such as lofts, warehouses and stores, also factories and workshops, printing houses, storage buildings, power stations and garages,—and intended to include all buildings used in the manufacture, sale and storage of inflammable products—are termed "special hazard buildings" and designated as "Class E." Here it is important to note that all buildings required to be of fireproof construction under the revised code in Class E must be of "first-class construction," and what is meant by first-class construction is described in precise terms in Section 112: that "the fireproof floor and roof contruction between the steel beams shall be in the form of segmental arches," to be composed of "Portland cement concrete, brick or hollow tile or hard-burned clay, or semi-porous or porous terra-cotta." The import to some firms engaged in fireproof construction is more fully set forth in a letter from Mr. Guy V. Waite in another column. Reinforced concrete construction is provided for under Section 117. Buildings designed in accordance with the requirements of this section will be deemed to be fireproof and permissible under the code, "as second-class construction." But as only "first-class construction," so called, "can be used in Class E buildings." Reinforced concrete is consequently debarred from that field.

**Larger Building Costs**

FOR PUBLIC BUILDINGS, theatres and places of assemblage, the regulations in the code which went into effect December 23, 1899, are followed closely, particularly with reference to open side courts or spaces, with corridors to the street. In instances where the old law is not definite in terms the provisions are amended by inserting requirements evidently suggested by the rules of the National Board of Fire Underwriters. Under the head of quality of materials it is noticed that the revised code recognizes two kinds of Southern yellow pine—shortleaf as well as longleaf, and more particularly such species as North Carolina pine and loblolly pine; and if Cuban, shortleaf and loblolly pine is grown under conditions that it produces a large percentage of hard summer wood, "so as to be equivalent to the wood produced by the true longleaf, it would be covered by the term 'longleaf.'" The significance of this will be understood when it is recalled that intimations were given some time ago that shortleaf or loblolly pine timber would be barred by the terms of the new code. But, in the matter of concrete, the new code makes a decided change, in specifying that concrete shall be made of "Portland cement," instead of merely "cement," with sand, broken stone or gravel. This eliminates from "concrete" construction the old natural cement, though it is not prohibited for cement mortar. Another feature of the new ordinance consists in the provisions for guarding window openings. The window-route will not be so easy for conflagrations in the future. As noted last week the fire limits of the city are extended, but detached frame building is not prohibited when not more than eighty per cent. of the lot frontage is occupied. Building height for office structures is limited for the first time in the history of the city, and if the new regulations are upheld the ultimate effect will be to spread the business section. A natural consequence of revising a building code is to increase building costs rather than diminish them, and this must mean in the end higher renting schedules. It would be interesting to know what the exact difference in cost would be for a building under Class E, for example—how much more it would cost to erect under the new law than under the old?

**"Bridges and the Art Commission."**

To the Editor of the Record and Guide:

I am surprised to find you willing to publish the two opening editorial paragraphs of your issue of last week. In them you chide, softly, and it is true, and much more in sorrow than in anger, a contributor to the Architectural Record for an article about "Bridges and the Art Commission," and incidentally but necessarily the editor of that periodical for admitting that contribution.

This in itself is rather puzzling. Which periodical is Mentor and which Telemachus? Or do they perhaps take turns? In

that case the reader ought to be warned beforehand, so that he may avoid the painful mistake made by a New York theatrical audience which, when the curtain rose upon the supposedly reputable and dignified "Dr. Jekyll," received him with roars of execration as "Hyde."

The case you make against your contemporary and its contributor is that since the Boller design for the Hudson Memorial Bridge was rejected, and last month, which is to say, after the peccant article was written and put in type, another design was submitted to the Art Commission upon which that body has not acted, but which the Bridge Commissioner thinks much better than the one he submitted before. As to the East River Connecting Bridge, if Mr. Lindenthal will leave out his architecture, it appears that the Commission will shut their eyes to the demerits of his purely utilitarian structure. But how can he leave out the architecture if, as I am advised, the towers are necessary as abutments? And how is he to know what form or formlessness in masses which exist solely for the sake of their resistance to thrust will meet the views of the Commission?

Now about that other design for the Hudson Memorial Bridge which "experts," including the Bridge Commissioner, find "greatly superior to the earlier." It has nothing to do with the case of the "R. & G." against the "A. R.," since it did not exist when the article in question was written. Artistically it seems that in its superstructure it is an imitation of masonry in metal. Is a sham of that kind, in the opinion of the Art Commission, quite the thing for a "monumental" bridge? But it also seems there are engineering questions involved as to the practicability of the construction, and I have sought for engineering opinions upon those. One engineer writes me that "a reinforced concrete arch of 700 feet span is nothing but a very expensive experiment," and that "there is no more necessity for a concrete arch bridge of 700 feet than there is for one of cheese, when a beautiful bridge can be built of steel for one-third the cost and of assured safety." Another engineer has been kind enough to go into the engineering questions thoroughly, and at length, in the statement which I subjoin, and which is so admirably lucid a piece of exposition that any layman can follow it to its conclusions. I commend it to you as worthy your attention and that of your readers, if not that of the Art Commission. M. S.

### The Hudson Memorial Bridge.

This structure, as described in Engineering News Nov, 21, proposes as the great central feature a composite concrete structure consisting of a so-called reinforced concrete arch, 725 ft. span, centre to centre of spring lines, with a rise of 177 ft., surmounted by a steel arcade and roadway cased in with concrete so as to give a stone effect.

The arch ring is 15 ft. deep at the crown and 25 ft. deep at the springing, and 70 ft. in width. Disposed within the arch ring are 48 steel box girders, all sides latticed, and the whole latticed together, and estimated at 8,500 tons in weight.

Is the above construction practicable?

1. The chasm of the river crossing has a water depth of 24 ft. and 60 ft. of soft bottom before sand is reached; into this bottom falseworks must be established to carry the concrete arch weighing (without steel) 100 tons per lin. ft., and an opening for navigation provided of at least 75 ft. clear water.

2. Reinforced concrete calls for a very small percentage of theory and a very large percentage of sound judgment and practical experience. It is predicated upon the ability to make a work monolithic with a perfect bond between the cement and steel reinforcement bars. This necessitates rapid, continuous work, so that the steel becomes buried in its proper place in the soft concrete before hardening, or otherwise all theory of proposition has gone by the board, with disastrous results.

3. The compressive value of concrete is determined from carefully conducted laboratory experiments on cubic specimens, which can hardly be expected to hold in great masses under practical conditions of placement.

Authorities differ as to the factor of safety or working compressive strength permissible. The usual practice is not to compress stonework beyond 1-6 or 1-10 the experimental ultimate strength. Portland cement concrete 1-2-4, as proposed to be used, experiments show an ultimate compressive strength of from 1,000 lbs. per sq. inch in 10 days to about 3,000 lbs. per sq. inch at the end of a year, with possibly 2,000 lbs. at the end of 30 days.

Allowing 1-6 crushing strength of the above concrete as a working value, at the end of a year there results 500 lbs. per sq. inch as the maximum or prudent safe basis in proportioning work, or a little over 300 lbs. at the end of thirty days.

Applying the above statement of facts to the proposed arch it would appear:

A. This arch would be beyond all precedent, being over three times the span of any concrete arch hitherto built, and dependence is placed on highly refined mathematical analysis, predicated upon certain assumptions and the ability to put it in space according to the figures, as designed on paper.

B. The enormous weight involved makes an unyielding falsework centering, in the soft river bottom, a very serious proposition, to which is attached more or less risk, especially considering the long time such a centering must be maintained, until the concrete is at least a year old.

C. The arch is of such huge proportion and massive volume that there is no mechanical device that can be designed that will enable a rapid and continuous depositing of the concrete necessary for a monolithic construction (on which the mathematics are based), to say nothing of the impossibility of making a vital bond between the steel and wet concrete, that must be at all times preserved.

D. The working pressure on the concrete (750 lbs. per sq. inch), adopted to save material and weight, is excessive for such a work, particularly in view of the comparatively slow and piecemeal manner in which it would have to be placed, coupled with the uncertain resulting value in such great masses of concrete that have to be worked in and around such a network of steel.

E. The question of cost is of no moment with the Art Commission which has to pass on the design, as long as its aesthetic taste is satisfied, but it is interesting to know that the "estimated" cost of this arch with its approaches is $3,800,000, a cost not developed out of reasonably studied detailed drawings, but "judged" from a general layout—a figure with which well developed working drawings would play havoc.

In view of the above considerations, it would appear that the proposed concrete arch is a visionary proposition, and worse than a mistake for the City of New York seriously to consider. The taxpayers should loudly protest. The lamentable failure of the huge Quebec Bridge is a sad calamitous warning against too great a confidence in figures, unbacked by a sound judgment. It is all very well to reason from small work. Numerous reinforced concrete arches have been built over the land and in other countries. But in making one jump from extreme existing experience to such a vast scale as that on which the arch under review is planned, entirely new considerations arise of a practical nature that vitiate all conclusions of mere mathematical theory.

## Fireproofing in the New Code.—II.

To the Editor of the Record and Guide:

I beg to call the attention of the readers of your paper to the proposed new building code now before the Board of Aldermen. This code has been rushed before the Aldermen without consulting the interests of real estate and property owners, whom it most vitally affects.

If this code becomes a law as printed in the City Record of Dec. 6, 1907, all real estate values on which fireproof buildings are hereafter erected will have to undergo readjustment. The steel and fireproof construction in such buildings will cost about 50% more than at present.

In section 31, all buildings are classified, and in sections 112 and 113 the fireproof construction for each class is specifically stated. All important buildings would have only one kind of arches in floors, i. e., segmental arches. The specification on concrete segmental arches is so unusual as to reinforcements, furrings around beams and girders, etc., that the construction would be limited to the hollow tile construction. All level ceilings could be had only by means of metal lath supported ceilings, the details of which would limit this construction to one contractor. In the second class buildings (see section 113) the specifications for concrete have the same objections as in first-class construction: the only floors here permissible would be flat hollow clay blocks.

In section 111 steel beams are limited in spacing to 5 ft. centres on all first-class buildings. With the heavier and more expensive arch; with the steel beams limited in spacing; with the extra cost of a metal lath ceiling; with the scratch coat of plaster; and with the monopoly which would probably be created, readers can draw their own conclusions as to the probable costs of fireproof buildings.

If good constructions, which stand approved after severe testing, and which have been used as standard constructions in more than 50% of the fireproof buildings in New York City for the last two years, are to be discontinued, your readers should have a chance to ask why.

If this code is to become law as published, section 117 relating to reinforced concrete structures should be eliminated because all buildings have been classified and the construction for each class has been specified in previous sections.

Also the absurdity in section 115 referring to tests to compare with some standard, not yet known, should be cut out, to save the cost of printing, as everything has been provided for in previous sections and there would be nothing left for such tested construction.

These are a few of the many things your readers should be interested in which are contained in the code as published in the City Record referred to. Very truly,

GUY V. WAITE.

## A Protest From the Concrete Industry.

President H. C. Turner, of the Turner Construction Co., has sent the following letter to President McGowan, of the Board of Aldermen in protest against the adoption of the report of the Committee on Buildings containing the revised building code:

Dear Sir: We have made a careful examination of the proposed building code reported to the Board of Aldermen on Dec. 2, and beg to state that should this code be approved great hardship and injustice would result to the concrete industry. We beg to call your attention to the following portions of the code:

Section 112, first class construction, requires structural steel framework with steel floor beams spaced not farther apart than 5 ft. on centres.

Section 113, second class construction, requires structural steel framework with steel beams spaced not farther apart than 8 ft. on centres.

Section 117, reinforced concrete construction is classed as second class construction. That is, it is to be assumed from this section that reinforced concrete buildings could be constructed in all cases where the code specifies second class construction. This section also contains the following: "No reinforced concrete construction shall be carried on during freezing weather." This prohibition would prohibit all concrete construction between about December 1 and March 1. It is well known that reinforced concrete work can be carried on with perfect safety and with entirely satisfactory results during the

(Continued on page 964.)

# THE REALM OF BUILDING.

## Mr. Babbage Urges Time for Consideration.

To the Editor of the Record and Guide.

I write to call your attention to the proposed Building Code which was submitted to the Board of Aldermen on December 2d, the consideration of which was postponed for two weeks. The provisions of this Code are of great interest and importance to owners of real estate throughout the city. It is very important, however, in my opinion, that the Code receive careful attention before its adoption, so that such criticisms as may be proper may be presented.

In preparing a document of this kind, there must necessarily creep into it provisions which do not contemplate all the emergencies of building or the circumstances relating to the improvement of certain parcels. The most important provisions of this Code, so far as real estate values are concerned, are contained in the provisions in relation to LIGHT AND VENTILATION, HEIGHT and AREA and the general provisions in relation to STAIR-CASES.

The provisions in relation to COURT-YARDS and in relation to height and area should be considered together. Their tendency is to increase the value of property on which high buildings have already been erected and to largely diminish the value of properties which have not as yet been improved.

Any person or corporation owning a plot of vacant ground or owning a plot occupied by buildings which are merely maintained for the purpose of paying taxes or carrying charges until some permanent improvement can be arranged for, WILL SUFFER GREATLY BY THE RESTRICTIONS IMPOSED BY THIS CODE.

I write this letter so as to suggest to you the importance of a free discussion of the provisions of this Code in your columns.

Yours truly,

R. G. BABBAGE,

(Vice-President of the U. S. Realty & Improvement Co.)

### LIGHT AND VENTILATION.

The intended new requirements under the head of "light and ventilation," which is one of the important divisions pointed out by Mr. Babbage, are contained in Sections 33 and 34 of Part VI. The first of these two sections deals with residence buildings, and reads, in full, as follows:

Sec. 33. Light and Ventilation of Residence Buildings, Class "C."—The provisions of this section shall apply to all residence buildings, except tenement houses and lodging houses.

Behind every such building hereafter erected there shall be a yard, extending across the entire width of the lot, at every point open from the ground to the sky unobstructed, except that when there are no sleeping rooms in the first story or basement, the yard may start at the level of the second story floor beams.

Except upon a corner lot, the depth of said yard measured from the extreme rear wall of the building to the rear line of the lot shall be not less than 10 ft. in every part, for buildings 60 ft. or less in height; and in the case of buildings over 60 ft. in height, said yard shall be increased in depth 6 ins. for every additional 12 ft. of height or fraction thereof above 60 ft.

In the case of such buildings hereafter erected upon corner lots, no yard shall be required behind the buildings, if a duct, open to the air, be provided not less than 10 ft. in width by 20 ft. in height from either street to the open yard, at the rear of the adjoining building, the bottom of said duct to be within 20 ft. of the grade line. Provided, however, that this exemption shall not apply for a distance of more than 50 ft. across the rear of the lot, measured from the street line.

Whenever any such building hereafter erected is upon a lot which runs through from one street to another street, a yard shall be provided the full width of the lot, midway between the streets and of the depth and height as in this section provided for interior lots, except that when said lot is less than 70 ft. in depth a yard need not be provided.

If any building is hereafter placed on the same lot with a residence building there shall always be maintained between the said buildings an open unoccupied space—across the entire width of the lot, extending from the ground upward to the sky, of a depth equal to twice that required for the yard of a residence building of the height of the highest of the buildings; except that when there are no sleeping rooms in the first story or basement, the open space may start at the level of the second story floor beams.

No such building shall be hereafter enlarged or its lot be diminished, so that the yard shall be less in depth than is prescribed for buildings hereafter erected.

No court used for the lighting or ventilation of a sleeping room in any building hereafter erected shall be less than five ft. in any dimension; and for every additional 12 ft. of height or fraction thereof, above 60 ft., there shall be an increase of 6 ins. in such dimension.

No such court of any building hereafter erected shall be covered by a roof or skylight, but shall be at every point open and unobstructed to the sky.

No offset from any court shall be used for lighting or ventilating a sleeping room, unless such offset is at least 4 ft. wide and its depth does not exceed its width.

For the purposes of this section the measurements of a court shall be taken at the ground level, except that where such building is partly used for other than residence purposes, they may be taken at the level of the floor beams of the lowest story used for or containing any sleeping rooms.

No such building shall be hereafter altered or enlarged, or its lot be diminished, so that any court shall be of less dimension than herein specified for buildings hereafter erected.

No court to be used for lighting or ventilation of any sleeping room shall hereafter be placed in any building unless such court conforms to the requirements herein specified for courts of buildings hereafter erected.

In any building hereafter erected every sleeping room shall be provided with a window or windows opening directly upon a street, yard or court. Each such window shall be not less than 12 square ft. in area between stop beads, and shall be so arranged that it can be opened to the extent of at least one-half its area. Such sleeping room shall be in every part not less than 8 ft. high from the finished floor to the finished ceiling. Such sleeping room shall be not less than 7 ft. wide for one-half its length and shall contain not less than 600 cu. ft. of space.

No sleeping room that does not conform to these requirements shall hereafter be placed in any building.

No sleeping room shall be hereafter placed in any cellar the ceiling of which is less than 2 ft. above the curb.

### MERCANTILE BUILDINGS.

Light and ventilation of mercantile and special hazard buildings are treated in Section 34. The provisions of this section also apply to such Public Buildings and Special Structures, Classes "A" and "F," as the Superintendent of Buildings may deem necessary:

Behind every such building hereafter erected, unless in this section otherwise provided, there shall be a yard extending across the entire width of the lot, at every point open to the sky.

The depth of said yard, measured from the extreme rear wall of the building to the rear line of the lot, shall be not less than 10 ft. in every part for buildings 60 ft. or less in height; and in buildings over 60 ft. in height said yard shall be increased in depth 6 ins. for every additional 24 ft. of height, or fraction thereof, above 60 ft.

When any such building is located on a lot which runs through from one street to another street, the said yard shall be provided midway between the streets, across the entire width of the lot, but the floor levels on each street may be connected by no more than two open fireproof bridges, not more than 10 ft. wide.

When any such building is located on a corner lot, no yard need be provided behind the building if a duct, open to the air, be provided not less than 10 ft. in width by 20 ft. in height, from either street to the open yard at the rear of the adjoining building, the bottom of said duct to be within 20 ft. of the grade line. Provided, however, that this provision shall not apply for a distance of more than 50 ft. across the rear of the lot measured from the street line.

No court shall be less than 10 ft. in any dimension, and for every additional 24 ft. in height, or fraction thereof, above 60 ft., there shall be an increase of 3 ins. in such dimension.

No such court shall be covered by a roof or skylight, but shall be at every point open to the sky.

For the purposes of this section, the measurements for yards or courts may be taken at the level of the second story floor beams, but never more than 20 ft. above the curb.

No such building shall hereafter be altered or enlarged or its lot be diminished so that the yard or any court shall be less in depth or dimension than herein specified for buildings hereafter erected.

### LIMITS OF HEIGHT.

The limitations on the height of buildings are given in the following section:

Sec. 35. Every building hereafter erected or altered of Classes A, B and C, except herein otherwise provided, shall be constructed fireproof in accordance with sections 110, 111, 113 and 114 of this Code. Every building used as a hotel or lodging house, the height of which exceeds 36 ft. 6 ins., and every building used as a lodge room, ball room, concert hall, amusement hall, without stage and having a seating capacity of not more than 300 persons, the height of which exceeds 36 ft. 6 ins., and every building of Classes D, E and F, except as herein otherwise provided, the height of which exceeds 60 ft., shall be constructed fireproof in accordance with sections 110, 111, 112, 113 and 114 of this Code. Every building to be occupied as a garage, light and power station and smoke house, shall be constructed fireproof in accordance with sections 110, 111, 112 and 114 of this Code. Every building to be occupied as a church, Sunday school room, chapel, synagogue, or for other religious purposes, may be of ordinary construction, provided the entire first floor is built fireproof in accordance with section 113 of this Code, but the height shall not exceed 60 ft. Spires shall be of fireproof material and shall not exceed 90 ft. in height.

Every building occupied as a dwelling or boarding house hereafter erected or altered, which is more than 40 ft. in height and not exceeding 75 ft. in height, may be of ordinary construction but shall have the first floor above the cellar or lower story constructed fireproof in accordance with section 113 of this Code, and every such building the height of which exceeds 75 ft. shall be constructed fireproof in accordance with section 110, 111, 113 and 114 of this Code.

Every tenement and apartment house hereafter erected or altered shall conform to the rquirements prescribed by the Tenement House Act.

The height of fireproof buildings—except such buildings as are occupied for office or hotel purposes—shall not exceed 100 ft., unless such buildings are of first-class construction in accordance with section 112 of this Code and are provided with a standard equipment of automatic sprinklers, in which case the height shall not exceed 150 ft., except in case of churches, where sprinklers will not be required.

Fireproof buildings to be occupied for office or hotel purposes over 100 ft. in height shall be of first-class construction in accordance with section 112 of this Code, except that floors and roofs may be of second-class construction, but the height of such buildings shall not exceed 200 ft. except in case the building shall have such offsets, yards or courts in excess of those required under section 34 of this Code that the cubage of the building measured above the mean street grade level shall not exceed 174 times the area of the lot.

All buildings of mill construction shall not exceed 85 ft. in height. The height of buildings with either walls, columns or girders constructed of reinforced concrete shall not exceed 85 ft.

Buildings to be occupied for fair and exhibition purposes, towers for observation purposes, sheds on piers, coal pockets, grain elevators, church spires and ice houses, and all other structures used for similar purposes, whether temporary or permanent, shall be constructed in such manner and under such conditions as the Superintendent of Buildings may prescribe, it being understood that the true intent and full purpose of this section and sections 24, 25, 26, 27 and 28 shall be strictly adhered to.

Frame sheds may be built within the fire limits when not exceeding 15 ft. in height, open on at least one side with the roof and sides thereof covered with metal or other approved incombustible material, but a fence shall not be used as a back or side thereof.

Frame outhouses may be built within the fire limits when not exceeding 8 ft. in height, but the roofs thereof shall be covered with metal or other approved incombustible material.

Frame buildings located outside of the fire limits may be erected, but the height shall not exceed 40 ft., except as provided in section 144, and the roof of every building hereafter erected outside of the fire limits shall be of metal, slate or other approved incombustible material.

## A Protest from the Concrete Industry.

(Continued from page 692.)

winter months. No such restriction obtains to-day in New York City or in any other city in this country.

Section 31, classification of buildings, Class E. "Special hazard buildings shall be construed to mean and include all mercantile buildings which are used for the manufacture, storage or sale of inflammable products, goods or materials; that is to say, materials that will readily ignite by application of a flame, or in which heavy machinery is used. Factories, workshops, lofts, printing houses, stores, warehouses, slaughter houses, rendering plants, light and power stations, smoke houses and garages shall be included in this class." This classification is not clear—but from the specification of the character of buildings to be included in this class, it is to be assumed that factories, workshops, lofts, printing houses, warehouses, etc., must conform to class "E" construction.

Section 111 states ALL BUILDINGS REQUIRED TO BE OF FIREPROOF CONSTRUCTION UNDER THIS CODE, IN CLASS "E," SHALL BE OF FIRST CLASS CONSTRUCTION. In other words, reinforced concrete, if classed as second class construction, would not be permitted for use in class "E" buildings. The great demand for reinforced concrete construction comes from owners of property desiring to erect factories, warehouses, printing houses, garages and similar buildings. As evidences of this we may mention the following buildings which have been erected during the last few years in New York City of reinforced concrete construction:

McGraw Building, New York.
Eastman Kodak Co. Building, New York.
Rogers & Pyatt Building, New York.
McNulty Building, New York.
Bowling Green Storage Co. Building, New York.
The Monolith, New York.
Packard Garage, New York.
Automobile Club of America Garage, New York.
Robert Gair Building, Brooklyn.
Bush Co.'s model factories, Brooklyn.
Mason Building, Brooklyn.
Graves Building, Brooklyn.
Eagle Warehouse & Storage Addition, Brooklyn.
McClure Publishing Co. Building, L. I. City.

Section 35, height of buildings. This section limits the height of second class construction to 100 ft., but makes a further limitation on reinforced concrete as follows: The height of buildings with either walls, columns or girders constructed of reinforced concrete shall not exceed 85 ft. This limitation would prevent the erection of all such buildings as the above mentioned buildings—nearly all of which are in excess of six stories. The only conclusion which can be drawn by the reinforced concrete industry is that the purpose of the above recited portions of the code is to restrict, if not prohibit, the use of reinforced concrete construction. We maintain that the present regulations are the outgrowth of careful investigation and tests made by the superintendent of buildings, and that all buildings which are now being erected of reinforced concrete in Greater New York are of excellent construction, embodying strength, durability and fire resistance, and at the same time possessing such advantages of economy as to induce manufacturers to erect fireproof buildings of reinforced concrete which would otherwise be erected of timber construction. Anyone who has made an examination of the Robert Gair Co. Building, covering an entire city block in Brooklyn, nine stories in height, used for the purpose of printing, lithographing and embossing, as well as storage, must advocate the construction of similar buildings in Greater New York. Their prohibition would be a great injustice to the owners of property who desire to erect manufacturing plants in Greater New York, as well as bringing a heavy loss upon the concrete industry having its money invested in such operations. We do not believe it the intention of the city to prohibit such construction, and the clauses above recited are probably the result of insufficient consideration of this question. There are many other portions of the code open to serious criticism, and we respectfully request that the Board of Aldermen will have the proposed code sent back to the building committee of the Board of Aldermen with instructions to grant public hearings. Yours very truly,

H. C. TURNER, President.

## Exhibition of the Concrete Association.

An educational exhibit of Portland cement concrete was informally opened on Wednesday afternoon on the eleventh floor of the Brunswick Building, 5th av and 26th st. More than a hundred architects, engineers and concrete contractors visited the exhibition, which is under the auspices of the Concrete Association of America, on Wednesday, and many were surprised at the artistic uses to which concrete is put by skilled




"Unit System of Reinforcement."—Tucker & Vinton Co., N. Y.

workmen trained to standardized modern methods of construction.

It is the intention of the association, formed by those desirous of encouraging and developing the intelligent and scientific use of concrete, to make the exhibit permanent, to which from time to time will be added other interesting concrete manufactures.

The ultimate object of the promoters is to interest the investing public, directly or through the architects, to the great possibilities which reinforced concrete brings into all classes of building construction. While the art is still in its infancy, great strides ahead were made during the past year. Those who are laboring in the prolific concrete field say that what is already accomplished is insignificant compared to what the future will develop now that the basic principles are thoroughly understood.

The work of educating the investing public is the practicability of adopting the various products of concrete rein-



Two Exhibits. (1) Webber Construction Co., showing 35-ft. reinforced girder. (2) Turner Construction Co. (N. Y.), scale model typical reinforced concrete building.

forcements and of materials which are closely allied with the concrete and fireproof building industries, although an undertaking of large proportions, will no doubt prove a light task, judging by the concerted efforts of the allied members to boom all branches of the industry regardless of competition. Self is not in evidence at the exhibition. At times you can hear an enthusiastic concrete man discourse on the beauties of a certain

exhibit, praising it unstintedly, you learn later that the exhibit is that of the declaimer's nearest competitor. A warm, though friendly, rivalry exists nevertheless, and it is rumored that some of the exhibitors are not yet showing their finest products, wishing to first feel out their competitors.

What is shown to-day is marvelous enough for a starter. The novices (and how many are not?) rubbed their eyes at the artistic and finished effects fashioned out of Portland cement. Beautifully rounded columns, with ornate capitals, delicately



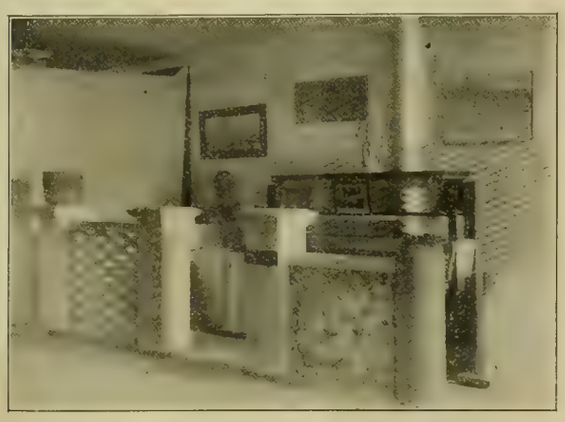

Asbestos "Century" Shingles.—Keasbey & Mattison Co., N. Y.

moulded medallions, faithful in execution and the equal to fine cut-stone work, are small samples of the unlimited possibilities to which good Portland cement can be decoratively adapted.

One of the elaborate exhibits and the first which greets your eye is that of Tucker & Vinton, who make a specialty of the unit system of reinforcement. Their exhibit shows the architectural possibilities which can be attained in the construction of standard columns and capitals, also fancy mouldings and color schemes in tile work. The detail of their column construction is especially interesting.

The Turner Construction Company has a striking exhibit in the model of a typical building, constructed of reinforced concrete, handsome in appearance, simple in detail and economical in construction. A view from the top shows the method of laying the reinforcement. This miniature is lighted by electricity, giving an unobstructed view of the several floors.

A full-sized 35-foot reinforced concrete girder, which im-



Expanded Metal Engineering Co., N. Y.—"Artistic Cement Finish."

presses one with great carrying powers, is the substantial exhibit of the Webber Construction Company.

The Expanded Metal Engineering Company shows various types of floor arches and the several applications to which expanded metal reinforcing may be put.

The J. F. Blanchard Company's exhibit consists of metal covered woodwork of all kinds, including especially doors and window casings.

By a series of photographic views the American Concrete Steel Company of Newark, N. J., shows its style of work in various stages of construction. The same method is used by the Expanded Metal and Corrugated Bar Company. A large screen of photographic plates show a multitude of structures in which corrugated reinforcing bars are used. M. L. Freeman, manufacturer of the "Infusal" fireproof blocks for partitions, dampproof wall furring and dry rooms, makes a comprehensive exhibition of his method of installing completely insulated cold storage plants.

The General Fireproofing Company, of Youngstown, O., shows a fair-sized booth built up of the several kinds of metal materials which they manufacture for reinforcing concrete, including its "Reliance" studding, "Herringbone" and "Bostwick" metal laths. The roof of the booth is of concrete slabs reinforced with trussed metal. Their well-known knobbed bar reinforcing in various sizes are made use of to form the rail at the entrance to this novel booth.

Five Portland cement manufacturing companies have or will have shortly elaborate exhibits, some of which will cost hundreds of dollars. The Vulcanite Portland Cement Company have well started their display. The others are the Alsen, the Alpha, the Pennsylvania and the Whitehall Portland Cement companies.

Displays are also made by Toch Brothers, cement filler and cement floor paint; Voigtmann & Co., metal windows of all kinds for all uses; Automatic Door and Gate Company, automatic elevator gates and fire doors; Asbestos Shingle Slate and Sheathing Company, who make a very complete display of their new fireproof material; Clinton Wire Cloth Company, metal lathing for floors; John W. Rapp, metal-covered woodwork, and the American Machinery Company's exhibit of "Keepsdry" skylight construction.

Those who are interested in concrete or fireproof building construction are invited to visit the exhibition. The secretary is in constant attendance, and from him visitors are assured cordial treatment.

The officers of the concrete Association are: Ross F. Tucker, president; H. C. Turner, vice-president; Merrill Watson, second vice-president; John T. Simpson, third vice-president; Ronald Taylor, treasurer; T. G. Barr, secretary, and R. C. Davison, assistant secretary.

## Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | **30** | **50** |
| **Estimated cost of new buildings** | **$422,625** | **$976,200** |
| **Total estimated cost of alterations for Manhattan and the Bronx** | **$168,500** | **$250,200** |

### V. Hugo Koehler Plans Broadway and 43d Street Theatre.

BROADWAY.—Architect V. Hugo Koehler, No. 489 Fifth av, will soon be ready to receive estimates for the construction of the proposed 12-sty store, office and theatre building which Harry Levey is to erect at the southeast corner of Broadway and 43d st, fronting 104.2 ft. on Broadway and 193.9 ft. on 43d st. Mr. Levey has leased the site for a term of forty-two years at a fixed rental aggregating over $4,000,000. The office building will front in Broadway and will have a stairway leading to the uptown station of the subway. The theatre will front in 43d st, and will contain a seating capacity of about eleven hundred. It is planned to have the theatre ready to open by October, 1908, and the office building completed by February. Mr. Levey's lease contains three renewal privileges of twenty-one years each at 4% on the appraised valuation of the land. No building contracts have yet been awarded. (See also issue Nov. 9, 1907.)

### Latest Thirty-Sixth Street Improvement.

36TH ST.—Work will soon be started on a new store and loft building, 37x88.9 ft., which F. A. Hill, of 29 West 34th st, will erect at Nos 247-249 West 36th st, for which Architect Charles E. Birge, 29 West 34th st, has completed plans. Two old buildings on the site will be demolished. Materials for the front will be light brick, tile and stone coping, with a composition roof, galvanized iron and glass skylights, metal ceilings, low pressure steam, exterior iron stairs, electric lights, and elevator. William T. Hill & Son will have the plumbing contract.

### Particulars of Broad and Stone Street Building.

BROAD ST.—Plans are being prepared by a Mr. Barrone, general contractor and architect, for the improvement of the small plot, 10x20 ft., at the southeast corner of Broad and Stone sts, which has been leased for a term of years to Messrs. Balzarini & Barrone, of No. 271 Tillary st, Brooklyn. So far as could be learned on Thursday, the structure will not be more than one story in height.

### 1st Avenue and 114th Street Improvement.

1ST AV.—Biagio Pernetti Co., 309 East 116th st, is having private plans prepared for the erection of a 4-sty brick and stone stable building, 48x90 feet, to be situated on the west side of 1st av, 50 feet north of 114th st. Estimates will be taken by the owners on or about January 15, 1908. It was originally planned to improve this site with a 6-sty tenement structure, but on account of the exodus of Italians during the last months the company now considers the erection of an up-to-date stable as the best investment.

### John C. Rodgers Submits Low Bid for Bridge Work.

John C. Rodgers, 13-21 Park Row, has submitted the lowest bid at $2,167,000 for the construction of the masonry piers, surface and sub-surface changes, and steel superstructure of the Manhattan and Brooklyn approaches of the Manhattan Bridge over the East River, between Manhattan and Brooklyn. Other bidders were: The Maryland Steel Co., 71 Broadway, $2,179,000; Williams Engineering Co., 13-21 Park Row, $2,416,820; McClintock-Marshall Const. Co., 13 Park Row, $2,667,978.

### Apartments, Flats and Tenements.

METROPOLITAN AV.—Samuel Sass, 23 Park row, has completed plans for a 6-sty store and tenement, 50x97 ft., to be erected at Nos. 245 and 247 Metropolitan av, Brooklyn, for Mrs. S. Willner, 67 Jay st. Estimated cost is $50,000.

ARTHUR AV.—Charles Schaefer, Jr., 1 Madison av, has completed plans for a 5-sty tenement, 50x98 ft., to be erected on the east side of Arthur av, near 179th st, for John McNulty, on premises. Estimated cost is $45,000. Bids are being received by the owner.

### Churches.

BROADWAY.—Potterton Bros., 215 West 28th st, have received the contract for improvements to Grace Church, Broadway and 10th st, from plans by Renwick, Aspinwall & Tucker, 320 5th av.

Carrere & Hastings, 5th av and 26th st, Manhattan, have been engaged to prepare plans for the edifice which is to be erected for the First Church of Christ (Scientist), at Walnut and 39th sts, Philadelphia, Pa.

Rev. Father Scykora, pastor of St. Joseph's Slavish Roman Catholic Church, Bayonne, will shortly have work started on a new edifice and rectory at Ave E and 25th st. Bishop John J. O'Connor has approved the plans and specifications drawn by Architect James F. Bagnell, of Bayonne. The new church and rectory will cost $50,000. The building will be 60x125 ft. in size, constructed of brick, with terra cotta trimmings.

### Alterations.

LUDLOW ST.—Samuel Sass, 23 Park Row, is preparing plans for improvements to No. 8 Ludlow st, for J. Horowitz, same to cost $6,000.

10TH ST.—J. R. Dardis, 555 West 140th st, is planning for alterations to No. 401 East 10th st, for Mrs. J. A. McLochlin, 323 West 89th st.

CENTRAL PARK WEST.—P. D. Dumont, 292 Central Park West, will make extensive alterations to Nos. 292-293 Central Park West. Clarence True, 130 Fulton st, is planning.

EAST HOUSTON ST.—B. W. Berger & Son, Bible House, are making plans for $4,000 worth of improvements to Nos. 96-98 East Houston st, for the estate of F. Krutina, 1 West 89th st.

### Miscellaneous.

Edward L. Tilton, 32 Broadway, Manhattan, is completing plans for a public library building to be erected at Cleveland, O., to cost about $50,000.

Henry J. Hardenbergh, 1 West 34th st, Manhattan, has completed plans for the hotel building to be erected at Oakland, Cal., for Walter J. Matthews, of that city.

Messrs. Whitfield & King, 160 5th av, Manhattan, have finished plans for the 2-sty library building to be constructed at Hickman, Ky., for the Public Library Association.

Lewis R. Kaufman, 160 5th av, has completed plans for the two-sty restaurant building, 100x150 ft., to be erected at Long Beach, L. I., for the Long Beach Casino Co., to cost $50,000.

Messrs. Howells & Stokes, 100 William st, Manhattan, are preparing plans for a 10-sty store and office building for a Seattle corporation, to be erected at Seattle, Wash., to cost $500,000.

### Estimates Receivable.

Bids are asked at the office of James Knox Taylor, Supervising Architect, Treasury Dept., Washington, D. C., until Dec. 27, for the installation of a vacuum cleaning system for U. S. Custom Building, Manhattan.

MANGIN ST.—Bids are wanted for the reconstruction and alteration to a stable building on Mangin st, 120x100 ft. in size. Plans may be seen and estimates will be received at the office of Max Sheinart, No. 320 Broadway.

BROADWAY.—No contracts have yet been awarded for the two-story store and office building, 100.11x160 ft., which Moses Sahlein, 71 Nassau st, will erect at the southwest corner of Broadway and 111th st, same to cost about $25,000. Arnold W. Brunner, 33 Union sq, has plans ready.

Kenneth M. Murchison, of 320 5th av, Manhattan, will receive bids about Dec. 17, for the restaurant building, 85x120 ft., to be erected at Hoboken, N. J., for the Hoboken Land and Improvement Company. This is the building that has been designed to replace the present Duke's House at the entrance to the Lackawanna Ferry.

### Contracts Awarded.

The Wm. L. Crow Construction Co., 289 4th av, Manhattan, has the general contract to erect the brick power house, 230x100 ft., for the Celluloid Co., of 295 Ferry st, Newark, N. J.

WILLIAM ST.—Edward Smith & Co., 43 Ann st, has received the contract for alterations to the 8-sty store and office building Nos. 62-64 William st, for the Germania Fire Insurance Co. on premises.

112TH ST.—John Miglio, 340 East 113th st, has received the contract for improvements to the 5-sty flat building, No. 311 East 112th st, owned by Raffaela Parlato, 221 East 120th st, from plans by Frank Hausle, 81 East 125th st.

LENOX AV.—M. Reid & Co., Inc., 114 West 39th st, has obtained the mason work for the 2-sty car barn and office building, 199x365 ft., which the New York City Railway Co. will erect at the northwest corner of Lenox av and 146th st.

BROADWAY.—James McWalters, 2434 Broadway, has obtained the general contract for $20,000 worth of improvements to the 6-sty store and loft building, No. 564 Broadway, for John Jacob Astor, 23 West 26th st, from plans by Chas. A. Platt, 11 East 24th st.

CHARLTON ST.—Sexauer & Lemke, iron contractors, 59 Mills st, Astoria, Long Island, have the contract for the erection of an iron awning to the 7-sty loft building Nos. 130-136 Charlton st, for Messrs. Basilea, Calandra & Cuneo. Peter M. Coco, 114 East 23d st, architect.

1ST AV.—The Louis Webber Building Co., 1 Madison av, has awarded the carpenter contract to Frank Burghard, 2528 7th av, and plumbing to Robert Law, 89 Barrow st, for the 5-sty brick market building for the Harlem Market Co., to be erected at 1st av and 102d st.

6TH AV.—The Geo. A. Fuller Co., Broadway and 23d st, has obtained the contract for $35,000 worth of improvements to the 6-sty store building southeast corner 6th av and 23d st, for the James McCreery Realty Co. An underground entrance connecting the building with the McAdoo subway will be installed.

The Abbott-Gamble Co., 32 Broadway, Manhattan, has received the contract from the Long Island Railroad Co., for the construction of the abutments in the North Shore yard, Long Island City, and also for the reconstruction of a portion of the main conduit line, in connection with the North Shore yard improvements.

The Bureau of Yards and Docks, Washington, D. C., has awarded contracts for laundry equipment as follows: Washington Naval Hospital, American Laundry Machinery Mfg. Co., 132 West 27th st, Manhattan, $3,150. Naval Medical Hospital, New Fort Lyon, Colo., Troy Laundry Machinery Co., 33 Warren st, Manhattan, $2,890.

Contract for the jetty work at Cold Spring Inlet, near Cape May, N. J., has been awarded to the Seacoast Construction Co., Manhattan, at the company's bid of $614,600. The contract has been sent to Washington for approval. The jetty construction is part of the $1,300,000 harbor the government intends to build at Cold Spring Inlet.

The Mack Paving & Construction Co., of Philadelphia, Pa., have received the contract, at $1,800,000, to build the Bronx Valley trunk sewer, which is to drain the territory from North White Plains to Yonkers, a distance of twelve miles, with an outlet to the Hudson River. There were twenty-four other bidders. The Sewer act was passed in 1905, after having been approved by all of the cities and towns along the Bronx River. The Commission has been hampered by litigation started by the New York Anti-Pollution Society that it could not give out the bids until now.

### Bids Opened.

Bids were received at the office of the Isthmian Canal Commission, Washington, D. C., for furnishing 30,000 cypress ties, 7x9 ins. x 8½ ft. Wm. P. Cook & Co., 100 Wall st, Manhattan, $24,000 (low bid). Other bidders were: Johnson & Winsatt, Washington; L. J. Merriman, Wilmington, N. C.; American Ice & Timber Co., 11 Broadway, New York; G. S. Baxter & Co., 17 William st, New York; G. Elias & Bro., Buffalo, N. Y.

Bids were opened by the city of Atlanta on November 25th for one 20,000,000-gallon vertical triple expansion crank and fly wheel pumping engine with a guaranteed duty of not less than 170,000,000 foot pounds per 1,000 pounds of dry steam. The following bids were tendered: Allis-Chalmers Co., 60-in. stroke, $134,700; Allis-Chalmers Co., 66-in. stroke, $149,300; Bethlehem Steel Co., 66-in. stroke, $132,000; Camden Iron Works (R. D. Wood & Co.), 66-in. stroke, $147,700; Holly Manufacturing Co., 66-in. stroke, $156,000; William Tod Co., 66-in. stroke, $157,400; William Tod Co., same pump with special terms of payment, $165,000; Wisconsin Engine Co., 60-in. stroke, $139,500. The following companies also bid upon centrifugal pumps driven by

steam turbines: Bethlehem Steel Co., $68,000; General Electric Co., $56,900; D'Olier, $39,500; Allis-Chalmers Co., $43,700. The contract has been awarded to Wisconsin Engine Co. for the vertical triple expansion pump. The centrifugal pump units were not considered, not only on account of the low duty guaranteed, but because of the unfavorable reports received from users of not only centrifugal pumps in municipal water works service, but from users of steam turbines. Neither the steam nor the water end of these units was deemed of sufficient reliability and durability to warrant the purchase of such a unit.

### Plans Wanted.

The Board of Education, Elizabeth, New Jersey, will have plans prepared for a school building, to be erected at Elizabeth. Estimated cost $100,000. Architect will be selected in January.

Plans and specifications are wanted for a school building, to cost about $40,000, to be erected at Brunswick, Ga. Address W. H. Bullard, secretary Board of Education.

## Building Operations for November.

According to expectations, building operations during the past month have suffered a considerable decrease, as compared with November, 1906. Official reports from forty-seven cities throughout the country, received by "The American Contractor," show a loss in the aggregate of 29 per cent. Fifteen cities scored a gain from 1 to 95 per cent., while thirty-two show a loss from 10 to 68 per cent. Building construction is generally considered the most sensitive of all financial undertakings, hence this decline may be taken as the most serious retrenchment in any industrial line. Plans in great numbers are ready and waiting for a subsidence of the financial "flurry," when it is confidently expected that building will assume its normal course. Among the cities that scored an increase are: Birmingham, 9 per cent.; Buffalo, 50; Cleveland, 8; Cincinnati, 32; Detroit, 95; Milwaukee, 29; Minneapolis, 12; Mobile, 31; Omaha, 10; St. Paul, 16; Scranton, 38; South Bend, 18. The principal losers were: Chicago, 52; Duluth, 58; Evansville, 81; Harrisburg, 64; Hartford, 65; Indianapolis, 62; Louisville, 65; St. Louis, 66; Trenton, 58, and Washington, 68.

| City. | Nov., 1907, cost. | Nov., 1906, cost. | Per cent gain. | Per cent loss. |
|---|---|---|---|---|
| Atlanta | $374,388 | $371,775 | 1 | .. |
| Baltimore | 354,945 | 505,231 | .. | 27 |
| Birmingham | 146,408 | 133,280 | 9 | .. |
| Buffalo | 826,000 | 548,500 | 50 | .. |
| Chicago | 2,205,150 | 4,615,300 | .. | 52 |
| Cincinnati | 521,332 | 393,300 | 32 | .. |
| Cleveland | 870,318 | 808,027 | 8 | .. |
| Dallas | 128,624 | 142,732 | .. | 9 |
| Davenport | 14,900 | 15,700 | .. | 5 |
| Denver | 345,355 | 458,155 | .. | 24 |
| Detroit | 1,408,450 | 722,200 | 95 | .. |
| Duluth | 56,055 | 132,586 | .. | 58 |
| Evansville | 37,071 | 203,162 | .. | 81 |
| Grand Rapids | 139,387 | 178,694 | .. | 21 |
| Harrisburgh | 26,875 | 75,550 | .. | 64 |
| Hartford | 76,940 | 219,885 | .. | 65 |
| Indianapolis | 163,255 | 434,197 | .. | 62 |
| Kansas City | 591,280 | 496,810 | 19 | .. |
| Louisville | 55,458 | 159,725 | .. | 65 |
| Los Angeles | 846,780 | 1,089,543 | .. | 22 |
| Milwaukee | 1,119,887 | 925,242 | 29 | .. |
| Minneapolis | 615,315 | 549,130 | 12 | .. |
| Memphis | 311,704 | 308,610 | 1 | .. |
| Mobile | 30,461 | 23,090 | 31 | .. |
| New Orleans | 151,741 | 222,280 | .. | 31 |
| New York | 7,465,470 | 11,467,089 | .. | 34 |
| Manhattan | 3,697,290 | 4,564,775 | .. | 19 |
| Brooklyn | 2,312,725 | 4,894,489 | .. | 52 |
| Bronx | 1,455,755 | 2,007,825 | .. | 27 |
| Omaha | 391,765 | 357,175 | 10 | .. |
| Philadelphia | 1,159,025 | 2,013,615 | .. | 42 |
| Paterson | 99,747 | 110,749 | .. | 10 |
| Pittsburgh | 813,001 | 1,062,992 | .. | 23 |
| Reading | 32,275 | 83,900 | .. | 61 |
| Rochester | 344,260 | 393,290 | .. | 12 |
| Scranton | 214,513 | 154,810 | 38 | .. |
| Spokane | 171,575 | 252,515 | .. | 36 |
| St. Louis | 789,186 | 2,351,071 | .. | 66 |
| St. Paul | 683,366 | 586,780 | 16 | .. |
| Seattle | 453,923 | 600,628 | .. | 26 |
| South Bend | 35,000 | 39,450 | 18 | .. |
| Syracuse | 233,730 | 336,850 | .. | 30 |
| Salt Lake City | 79,400 | 106,950 | .. | 25 |
| Tacoma | 150,250 | 171,915 | .. | 12 |
| Trenton | 50,131 | 120,669 | .. | 58 |
| Washington | 396,783 | 1,276,985 | .. | 68 |
| Worcester | 134,340 | 204,285 | .. | 34 |
| Total | $25,116,089 | $35,424,422 | .. | 29 |

### Building Slate.

One of the finest slate quarries in the vicinity of New York has just been opened at Port Murray, N. J. The property is owned by Irving C. Matthews and is about 32 acres in extent. This slate is of the finest texture and is admirably adapted for toilet slab fixtures and roofing slate. Mr. Matthews has had this product examined by experts who report that it is of superior quality. This property is for sale, either outright or on a royalty basis. Samples will be furnished upon application to Mr. Matthews, at 327 Wilton st, Philadelphia, Pa.

## BUILDING NOTES

The New York Chapter of the American Institute of Architects on December 11th passed a resolution indorsing the revision of the Building Code now before the Board of Aldermen.

The office of Frank E. Perkins, architect, 1133 Broadway, informs the Record and Guide that the rumor circulated that he is preparing plans for a $1,000,000 office building, to be erected on the Pacific coast, is incorrect.

The Pacific Wireless Telegraph Co., of 66 Broadway, of which Charles W. Lapham is general manager, is soon to erect on the south side of 170th st, 106 feet east of Jerome av, in the Bronx, tower buildings 30 feet square and 200 feet high, at a cost of $20,000, to be used as a wireless telegraph station.

The Municipal Civil Service Commission, 299 Broadway, will hold an examination on Jan 14, for the position of mechanical draftsman (electrical, heating and ventilating, sanitary) and junior mechanical draftsman. Applications will be received until Dec. 24 at 4 p. m. Candidates for mechanical draftsman must be not less than 21 years of age. Candidates for junior draftsman must be not less than 18. F. A. Spencer, Secy.

The Northwestern Cement Products Association has decided to hold its annual convention in Chicago on December 18 and 19. Meetings of this Association will take place in the second floor of the Coliseum Annex and will be in charge of the officers of that Association. This convention will bring several hundred people to the show who would probably not otherwise come, and will add greatly to the interest. The officers of this Association are as follows: President, Lee Stover, Watertown, S. D.; Vice-President, O. U. Miracle, Minneapolis; Wm. Simpson, Mandan, N. D.; C. A. P. Turner, Minneapolis; A. H. Laughlin, Lisbon, N. D.; John Wunder, Minneapolis; Secretary, M. T. Roche, St. Paul; Treasurer, J. M. Hazen, Minneapolis; L. L. Fest, Manager.

### Business Troubles.

A petition in bankruptcy has been filed against William T. Hookey, dealer in building materials at 129th st and 3d av, by these creditors: Reveley & Emmons, $4,500; Long Dock Mills and Elevator, $4,057, and Rockland Rockport Lime Company, $2,936. It was alleged that he is insolvent, and admitted in writing inability to pay his debts and willingness to be adjudicated bankrupt. Mr. Hookey was one of the largest dealers in building materials in this city.

## PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.**

**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Broome st, No 97, 7-sty brk and stone stable and loft building, 25x67; cost, $18,000; Saml J Mashkowitz, 48 East Broadway; ar't, Max Muller, 115 Nassau st.—782.

Madison st, No 207, 6-sty brk and stone store and tenement, 26x87; cost, $30,000; Harry Kay, 35 Nassau st; ar't, Chas M Straub, 122 Bowery.—780.

#### BETWEEN 14TH AND 59TH STREETS.

36th st, Nos 247-249 West, 7-sty brk and stone store and loft building, 37x88.9, composition roof; cost, $30,000; F A Hill, 29 W 34th st; ar't, Chas E Birge, 29 W 34th st.—779.

5th av, s w cor 51st st, 12-sty brk and stone store and apartment building, 36.1x121, slate roof; cost, $200,000; T R A Hall, 39 E 42d st; ar't, Alex M Welch, 11 E 42d st.—781.

#### 59TH TO 125TH STREET, BETWEEN 5TH AND 8TH AVENUES.

Broadway, s w cor 111th st, 2-sty brk and stone store and office building, 100.11x160, slag roof; cost, $25,000; Moses Sahlein, 71-73 Nassau st; ar't, Arnold W Brunner, 33 Union sq.—778.

### BOROUGH OF THE BRONX.

Freeman st, n s, 60 e Chisholm st, 2-sty frame storage building, 19x32; cost, $800; Geo J M Ketner, 1361 Prospect av; ar't, Niels Toelberg, Boston road and Prospect av.—1125.

Main st, w s, 191 s Silver st, 1-sty frame garage, 40x60; cost, $2,000; Larson & Thompson, on premises, ow'rs and ar'ts.—1127.

Poplar st, n s, 188.15 e Bear Swamp road, 1-sty frame shed, 15x40; cost, $500; Mary Scully, on premises; ar't, B Ebeling, West Farms road.—1119.

133d st, s s, 128 e Cypress av, 1-sty frame shed, 24x75; cost, $350; C Dumke, 641 E 141st st; John Hoffman, 660 E 154th st, lessee and ar't.—1116.

170th st, s s, 106.9 e Jerome av, steel wireless telegraph station, 30x30 at base, 200 in height; cost, $2,000; Pacific Wireless Telegraph Co, Chas C Lapham, 66 Broadway, Room 809, gen manager and ar't.—1115.

Aqueduct av, s e cor 183d st, 2½-sty frame dwelling, peak shingle roof, 27.4x46.4; cost, $9,000; Wm C Bergen, Andrews av and 180th st; ar't, Chas S Clark, 445 Tremont av.—1124.

Brook av, n e cor 159th st, 1-sty brk church, peak slate roof, 65x130.4; cost, $20,000; R C Church of St Peter and St Paul, Rev Wm Murphy, pastor, on premises; ar't, M J Garvin, 3307 3d av.—1122.

Decatur av, e s, 100 s 209th st, four 2-sty frame dwellings, 21x56 each; total cost, $24,000; Thos Giordano, 864 E 180th st; ar't, Chas S Clark, 445 Tremont av.—1123.

Edwards av, w s, 265.4 s Balcom av, five 2-sty frame dwellings, 20x51 and 23; total cost, $21,000; Jos Diamond, Bronx Park av; ar't, B Ebeling, West Farms road.—1120.

Hughes av, e s, 140 n 180th st, 3-sty brk dwelling, 20x52; cost, $6,000; Pasquale D'Auria, 2083 Belmont av; ar't, Rudolph Werner, 41 High st, Paterson, N J.—1121.

Heath av, e s, 348 s Kingsbridge road, two 2½-sty frame dwellings, 20x55 each, peak shingle roofs; total cost, $12,000; B Nery, Cortland, N Y; ar't, A Ericson, 2585 Sedgwick av.—1114.

Newbold av, n s, 331 w Castle Hill av, 1-sty frame church, peak slate roof, 45x30; cost, $5,000; The Methodist Episcopal Church of Unionport, on premises; ar'ts, Geisen & Pardy, 870 E 169th st.—1117.

Palisade av, w s, 280 s 261st st, 1-sty frame play house, 25x25; cost, $100; Colored Orphan Asylum, 259th st and Palisade av; ar'ts, Robertson & Potter, 160 5th av.—1118.

Unionport road, e s, 100 s Morris Park av, 3-sty brk store and dwelling, 25x60; cost, $10,000; Giovanni Levoli, Amethyst st; ar't, Henry Nordheim, Boston road and Tremont av.—1129.

Westchester av, s s, 50 w Green av, two 1-sty brk stores and dwellings, 25x60 each; total cost, $6,800; Edw Bentz, Butler pl and Green av; ar't, Chris F Lohse, 627 Eagle av.—1128.

Wales av, w s, 110 n 150th st, 1-sty frame shed, 37x16; cost, $75; Mary Smith, 603 Wales av; ar't, Gustav Schwarz, 302 E 158th st.—1126.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Broome st, No 269, partitions, windows, doors, to 4-sty brk and stone loft and store building; cost, $300; R Halbren, 265 Broome st; ar't, H Horenburger, 122 Bowery.—3066.

Broome st, No 424, stairways, boiler, hoistway, to 7-sty brk and stone loft building; cost, $3,000; Thomas W Sheppard, 60 W 83d st; ar'ts, Shampan & Shampan, 772 Broadway, Brooklyn.—3097.

Clinton st, No 93, vent shaft, toilets, partitions, windows, skylights, plumbing, to 5-sty brk and stone tenement; cost, $5,000; Samuel Koransky, 93 Clinton st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—3096.

Cherry st, No 67, partitions, windows, toilets, skylight, to 4-sty brk and stone tenement and store; cost, $600; Mary Jackson, 171 W 80th st; ar't, C Dunne, 214 E 14th st.—3086.

Charlton st, Nos 130-136, erect awning to 7-sty brk and stone loft building; cost, $300; Basilea, Calandra & Cuneo, 130 Charlton st; ar't, Peter M Coco, 114 E 23d st.—3080.

Canal st, No 332, erect balcony to 6-sty brk and stone loft building; cost, $100; Richard H Clark, 51 Chambers st; ar'ts, Gross & Kleinberger, Bible House.—3085.

Mangin st, No 81, girders, piers, windows, openings, to 2-sty brk and stone stable; cost, $10,000; Max Sheinart, 320 Broadway; ar't, Louis A Sheinart, 944 Stebbins av, Bronx.—3091.

Prince st, No 21, toilets, partitions, windows, to 4-sty brk and stone tenement; cost, $500; P Pati, 238 Elizabeth st; ar't, O Reissmann, 30 1st st.—3072.

Spring st, No 68, 1-sty brk and stone rear extension, 25.1x59.5, partitions, windows, skylights, to 3-sty brk and stone store and dwelling; cost, $5,500; Abbate & Alvino, 226 Lafayette st; ar't, Richard Rohl, 128 Bible House.—3071.

William st, Nos 62-64, erect pent house, to 8-sty brk and stone store and office building; cost, $3,600; Germania Fire Insurance Co, 62 William st; ar't, Edward Smith & Co, 43 Ann st.—3099.

Water st, Nos 336-338, toilets, windows, partitions, plumbing, to two 4-sty brk and stone stores and tenements; cost, $6,000; G Tuoti, 206 Broadway; ar't, Alfred L Kehoe, 206 Broadway.—3105.

2d st, Nos 263-265, 4-sty brk and stone side extension, 20x47.6x 48.8, to 4-sty brk and stone store and loft building; cost, $8,000; Sarah B Reynolds, Kingston, N Y; ar't, Chas M Straub, 122 Bowery.—3107.

5th st, No 432 E, partitions, girders, columns, to 5-sty brk and stone tenement; cost, $2,000; P Decker, 157 E 123d st; ar't, A E Nast, 147 4th av.—3090.

10th st, Nos 39-41 E, partitions, windows, to 5-sty brk and stone tenement; cost, $300; Edward S Renwick, Milburn, N J; ar't, Chas H Richter, 68 Broad st.—3076.

12th st, No 530 E, partitions to 5-sty brk and stone tenement; cost, $600; Mrs Franzesco Genovese, 416 E 11th st; ar't, Henry Regelmann, 133 7th st.—3081.

21st st, Nos 51-55 W, cut walls, to 6-sty brk and stone store building; cost, $250; Higgins & Seiter, 55 W 21st st; ar't, M C Merritt, 58 W 31st st.—3093.

22d st, No 54 W, steel beams, doors, to 6-sty brk and stone store; cost, $175; Estate of W H Brigham, 425 West End av; ar't, M C Merritt, 58 W 31st st.—3094.

33d st, No 337 East, toilets, windows, partitions, to 4-sty brk and stone tenement and store; cost, $500; Stuyvesant Real Estate Co. L I R R Station, L I City; ar't, Frank Hausle, 81 E 125th st.—3069.

34th st, No 122 W, 1-sty brk and stone rear extension, 20x39.9, stairs, partitions, windows, to 4-sty brk and stone store and office building; cost, $6,000; Geo Sulzbach, 130 W 34th st; ar't, Otto L Spannhake, 233 E 78th st.—3074.

38th st, No 306 West, bathroom, doors, to 4-sty brk and stone dwelling; cost, $450; Thomas J Byrne, 156 W 92d st; ar't, John H Knubel, 318 W 42d st.—3101.

44th st, s s, 133 w 6th av, partitions, windows, to 4-sty brk and stone dwelling; cost, $6,500; Army & Navy Realty Co, 107 W 43d st; ar't, D W Davin, 74 Irving pl.—3087.

92d st, No 169 E, partitions, windows, to 5-sty brk and stone tenement; cost, $250; Mrs E Colton, 537 West End av; ar't, Geo Hang, 30 E 20th st.—3073.

93d st, No 235 E, partitions, toilets, windows, skylights, to 5-sty brk and stone tenement; cost, $1,000; Geo Ehret, 235 E 91st st; ar't, Chas Stegmayer, 168 E 92d st.—3088.

105th st, No 153 E, show windows, front entrance, to 5-sty brk and stone store and tenement; cost, $500; Abraham P Lubell, 74 Canal st; ar't, Herman Horenburger, 122 Bowery.—3082.

112th st, No 311 E, partitions, shafts, windows, to 5-sty brk and stone tenement; cost, $1,500; Raffaela Parlato, 221 E 120th st; ar't, Frank Hausle, 81 E 125th st.—3075.

137th st, No 602 West, partitions, toilets, windows, show windows, to 6-sty brk and stone store and tenement; cost, $500; Bing & Bing, 198 Broadway; ar't, Louis Falk, 2785 3d av.—3104.

Av A, No 65, toilets, partitions, windows, to two 4-sty brk and stone tenements; cost, $2,500; Catherine Kopke, 784 E 13th st, Brooklyn; ar't, O Reissmann, 30 1st st. Corrects error in issue of Nov 30, when owners name was Ropke and address.—3018.

Amsterdam av, No 1342, partitions, windows, store fronts, to 3-sty brk and stone store and dwelling; cost, $2,000; Morris Weinstein, 1966 Broadway; ar't, Max Muller, 115 Nassau st.—3065.

Amsterdam av, No 1344, partitions, windows, store fronts, to 3-sty brk and stone store and dwelling; cost, $1,200; Morris Weinstein, 1966 Broadway; ar't, Max Muller, 115 Nassau st.—3088.

Bowery, No 204, 1-sty brk and stone rear extension, 16.8x31, show windows, skylights, to 3-sty brk and stone store and loft building; cost, $4,000; Real Estate Management Co, Broadway and 98th st; ar't, Benj Sackheim, 309 Grand st.—3067.

Bowery, No 151, stairs, partitions, to 3-sty brk and stone store and loft building; cost, $200; W & J B Simpson, 181 Bowery; ar'ts, J B Snooks Sons, 73 Nassau st.—3103.

Broadway, No 920, toilets, partitions, to 5-sty brk and stone store and loft building; cost, $450; Chas J Jones, 920 Broadway; ar't, Frank Hausle, 81 E 125th st.—3100.

Broadway, n e cor 10th st, brk wall, alter windows, to 1-sty brk and stone church; cost, $500; Corporation of Grace Church, Wm R Huntington, rector, 804 Broadway; ar'ts, Renwick, Aspinwall & Tucker, 320 5th av.—3068.

Broadway, No 564, elevator, staircases, partitions, iron columns, to 6-sty brk and stone store and loft building; cost, $20,000; John Jacob Astor, 23 W 26th st; ar't, Chas A Platt, 11 E 24th st.—3084.

Broadway, No 822, brk walls, skylight, to 5-sty brk and stone store and loft building; cost, $650; J F Kernochan, 44 Pine st; ar't, H B De Voe, 515 Columbus av.—3079.

Lenox av, No 525, windows, partitions, to 5-sty brk and stone tenement; cost, $800; Maximilian M Ruttenau, on premises; ar'ts, Kafka & Lindenmeyr, 34 W 26th st.—3102.

1st av, No 2251, partitions, windows, store fronts, to 4-sty brk and stone tenement and moving picture show; cost, $250; Vito Tannelli, 2249 1st av; ar'ts, Moore & Landsiedel, 148th st and 3d av.—3106.

2d av, No 2222, partitions, toilets, windows, to 5-sty brk and stone stores and tenements; cost, $1,800; Frank Garofalo, 419 E 116th st; ar't, Nathan Langer, 81 E 125th st.—3078.

3d av, No 1670, plumbing, toilets, to 5-sty brk and stone tenement; cost, $5,000; S H Schwarz, 1111 Madison av; D Lippmann, 1200 Madison av; H Lippmann, 250 W 88th st; ar'ts, Sommerfeld & Steckler, 19 Union sq.—3098.

3d av, No 440, partitions, windows, to two 4-sty brk and stone dwellings; cost, $350; Louisa H Clausnitzer, 157 E 21st st; ar't, John Clausnitzer, 157 E 21st st.—3108.

5th av, No 590, partitions, skylights, to 6-sty brk and stone store and lofts; cost, $1,000; Hermine Haan, 2 E 55th st; ar'ts, Trowbridge & Livingston, 527 5th av.—3092.

6th av, s e cor 23d st, build entrance to subway to 6-sty brk and stone store; cost, $35,000; James M Creery Realty Co, 112 W 42d st; ar't, J J F Gavigan, 1123 Broadway.—3095.

6th av, No 385, erect sign, to 5-sty brk and stone store and loft building; cost, $75; Marcus Loen, on premises.—3070.

8th av, n w cor 49th st, erect roof to one 3 and 5-sty brk and stone garage; cost, $2,500; New York City Street Ry Co, 621 Broadway; ar't, A V Porter, 621 Broadway.—3077.

8th av, s e cor 145th st, build vault, store front to 3-sty brk and stone store and loft building; cost, $500; Fleischmann Realty & Const Co, 170 Broadway; ar't, S H Levy, 111 W 143d st.—3089.

### BOROUGH OF THE BRONX.

148th st, Nos 230, 232 and 234, new partitions to three 3-sty brk tenements; total cost, $300; Robert Huson, South Orange, N J; ar't, Thos W Lamb, 224 5th av.—624.

Bronx pl, n s, 150 w Crawford lane, move 2-sty frame dwelling; cost, $500; Wm W Penfield, Wakefield, ow'r and ar't.—623.

Beaumont av, w s, 225 s 187th st, 1-sty frame extension, 10.3x11.9, to 2-sty frame dwelling; cost, $200; Jacob and Catherine E Tay, on premises; ar't, Edward A Reinisch, 2315 Cambreling av.—621.

Decatur av, w s, 245 s 205th st, 2-sty frame extension, 14.6x10, and new porch to 2-sty and attic frame dwelling; cost, $300; John R Lang, on premises; ar't, Oswald Benedix, 3166 Webster av.—620.

Palisade av, w s, 199.4 s 254th st, new windows, columns, plumbing, heating and new partitions, &c, to 3-sty frame dwelling; cost, $12,000; Thomas A Buckner, Riverdale; ar't, Robt M Byers, 835 Prospect av.—618.

Sedgwick av, n w cor Depot pl, 1-sty frame extension, 7.4x95, to 2-sty frame hotel; cost, $1,000; Michael Del Papa, 203 Grand st; ar't, G A Schellinger, 37 E 21st st.—622.

Westchester av, s e cor 156th st, new store windows, new partitions, &c, to 4-sty brk store and tenement; cost, $2,000; Emilie Hildenstab, 2095 Tiebout av; ar't, Franz Wolfgang, 535 E 177th st.—619.

Westchester av, n e cor Eagle av, new show window, to 4-sty brk store and tenement; cost, $1,500; Nicholaus Wielandt, 999 Summit av; ar't, Chris F Lohse, 627 Eagle av.—625.


## Better Than Wall Street.

No time like the present for the investment buyer. Western Union Telegraph stock, a 5 per cent. dividend payer, at the present price of 60½ returns 8.27 per cent. on the money.—N. Y. Herald.

**On May 16, 1907, we sold a six-family frame tenement in the Bronx on the installment plan. The buyer was to pay $50 per month until the price was paid over the first mortgage. November 30, 1907, makes about seven months he has owned the property.**

| | | |
|---|---|---|
| Seven months' payment at $50 per month | $350.00 | |
| Received rents, seven months | 582.80 | 932.80 |
| Insurance | 33.00 | |
| Taxes | 53.80 | |
| Interest | 200.00 | |
| Taxes | 22.10 | |
| Expenses | 23.90 | 332.80 |
| | | $600.00 |

**To November 30 he is credited on the purchase price $600, making 71 per cent. profit on an investment of $350 in seven months' time. This, we think, is almost as good as some of the things offered in Wall Street.**

WILLIAMSON & BRYAN.

# Construction News Reports

## From the Surrounding Country

### Kings County.

EAST 15TH ST.—Benj. Driesler, 13 Willoughby st, has completed plans for four 2-sty frame dwellings, 23x32 ft., for S. A. Brennan, 1768 East 12th st, to be erected on the east side of East 15th st, 100 ft. south of Av P, to cost $14,000.

SACKETT ST.—J. C. Cocker, 103 East 125th st, has plans ready for a 2-sty brick residence, 50x95 ft., for E. Mezyredi, 22 Mulberry st, to be erected on Sackett st, south side, 300 ft. west of Court st, same to cost $12,000.

5TH AV.—Operations will be started at once for three 3-sty brick stores and dwellings, 20x60 ft., which John E. Sullivan, 5819 5th av, will erect on 5th av, east side, 40 ft. south of 74th st, from plans by Eisenla & Carlson, to cost about $20,000.

SOUTH 3D ST.—Work will be pushed on the 6-sty store and flat, 35x82 ft., which Henry Katchheim, 835 Willoughby av, will erect on South 3d st, south side, 40 ft. east of Havemeyer st, to cost $45,000; Messrs. Hedman & Schoen, 302 Broadway, Manhattan, are the architects.

EAST 35TH ST.—The Standard Architectural Co., 150 Nassau st, Manhattan, has plans for the erection of ten 2-sty frame dwellings, 12x40.8 ft., one family, to be built on East 35th st, south of Av D, to cost about $25,000. Robert L. Waterbury, 354 East 19th st, is the owner.

WEIRFIELD ST.—A. Mayer, 936 Madison st, owner, L. Berger & Co., 300 St. Nicholas av, architects, are arranging to erect ten 2-sty brick dwellings, on Weirfield st, south side, 100 ft. west of Irving av, to cost $35,000.

HOWARD AV.—Applebaum & Rosenbaum, 366 Riverdale av, will build on Howard av, east side, 107.9 ft. n of St. John's pl, a 4-sty brick flat, 20x86 ft., to cost $40,000. L. Danancher, 377 Rockaway av, is architect.

### Westchester County.

MOUNT VERNON.—The commission appointed under an act of the Legislature to build the Bronx Valley trunk sewer, which is to drain the territory from North White Plains to Yonkers, a distance of 12 miles, with an outlet in the Hudson River, 50 ft. from tidewater, has awarded the contract for the construction to the Mack Paving & Construction Co., of Philadelphia. Of the 24 bidders this firm was declared by the commissioners to be the lowest responsible bid for the entire work. The Mack Co.'s bid aggregated about $1,800,000, which will be $450,000 below the maximum amount appriated by the Legislature. A member of the company states that the firm will be ready to begin the work as soon as directed by Chief Engineer George R. Byrne, who is in charge of the sewer.

### New Jersey.

LONG BRANCH.—The Coast Concrete Construction Co. has broken ground at Long Branch, N. J., for two new cottages for John H. Parker, on the Cloughly property, in Norwood av. Plans for a third cottage, to be built on the Dr. Slocum lot by Mr. Parker, are being prepared by Architect Sutphen.

ELIZABETH.—Louis Quien, Jr., 251 Elizabeth av, is preparing plans and will receive bids until Jan. 1 for a 1-sty and basement church, 65x140 ft., for the German Lutheran congregation, to cost $75,000.—C. Godfrey Poggi, 2 Julian pl, is preparing plans for a church, near Elizabeth, to cost $20,000.

NEWARK.—Abraham Glassner, the builder, has had plans drawn by Hyman Rosensohn for a 3-sty frame building which he is to build at Sherman av and Alpine st. The estimated cost is about $8,500.—Frank Grad has drawn plans for two houses which Mr. Bornstein will erect at 13, 15, 17, 19 Vernon st. Both are to be of cement block construction with the slap-dash finish. Both houses will be heated by steam and contain all improvements. The estimated cost for both is $12,000.

SOUTH ORANGE.—George W. Backoff, of Newark, is working on plans for a 2-family residence for Mrs. James Magee, which will be erected on Academy st, in South Orange. It will be located between 2d and 3d sts. It will have all improvements except steam heat.—George W. Backoff has drawn plans for a double residence which Thomas Burke will erect at 79 2d st, South Orange. The estimated cost is $6,000.

VAILSBURG.—Mrs. Emily Meisal has engaged George W. Backoff, of Newark, to draw plans of a double residence which she will erect at 53 Hazelwood av, Vailsburg. It will be fitted with all improvements, including steam heat. Estimated cost is $5,000.

SOUTH ORANGE.—A special committee of the South Orange Board of Education is looking for a site for a new public school building. Henry W. Foster is superintendent of school buildings.

BELLEVILLE.—The Board of Education will have plans prepared by Charles Granville Jones for a 3-sty brk school to be erected at Hornblower av and Rutgers st.

ATLANTIC CITY.—The First Presbyterian Church has decided to erect an $80,000 steel and stone edifice.

COLLINGSWOOD.—J. A. Quinto, 524 Pine st, Philadelphia, Pa., has secured the contract to erect a 2-sty factory building for the Enterprise Wall Paper Co., at a cost of $30,000.

ORANGE.—The enlarging and improving of St. Mary's Hospital at a cost of $250,000 is under consideration.

### New York State.

ROCHESTER.—J. Foster Warner, architect, Granite Bldg., has plans for No. 26 Public School for the city. Brick will be used in construction. Cost, $250,000.

UTICA.—The Special Committee of the State Fair Commission has adopted plans of Green & Wicks, 110 Franklin st, Buffalo, for developing the fair grounds, which include the erection of the manufacturers' and liberal arts building. The cost is $200,000.

ALBANY.—The Delaware & Hudson R. R. Co. will build an addition to its freight house on Gansevoort st.—John Miller will erect a 2-sty frame flat house at 4 State st. Estimated cost, $5,000.—The residence of John McIntyre at Prospect Heights, Rensselear, was destroyed by fire.—Alonzo Burt will erect a 3-sty brk house at the southwest cor of Delaware av and Whitehall road.—Whitney & Co. are considering the erection of a new stable to replace the one on Hudson av recently destroyed by fire.—The Glenmore Extension Co. will erect several more houses at the North End.

TROY.—William Dadson will erect a 2-family frame house on the east side of 9th av, North Troy, near 3d st. Estimated cost, $6,000.—The Vandercook Paper Co. will let contracts for a new factory building to be erected in Green Island.

PORT JERVIS.—The local Elks will erect a new building, to cost $20,000.

SYRACUSE.—M. L. Young is to build two houses, one for $3,000 at 113 East Lafayette av, and one for $3,800 at 101 East Lafayette av.—Jerome B. Johnson is to build a storehouse at 115 Tremont st, and Nicholas Farnett will build a stable at 125 East Brighton av.—The Paragon Plaster Co. is to spend $4,500 in a building at its plant in West Fayette st.—C. T. Alcott will build a $3,500 house at 107 East Lafayette av.—S. Martin Peterson has received a permit to build a $2,500 house at 219 Bryant av.

### Connecticut.

PINE ORCHARD.—The Rev. W. W. McLean, of Howe st, has had plans drawn for a shore cottage to be erected in Pine Orchard, and has awarded the contract for the erection of the same to Robert Bradley, of Stony Creek. The plans for this building were drawn by Brown & Von Buren, of New Haven, and call for a structure of frame construction, with a stained shingled exterior. Modern conveniences will be installed.

NEW HAVEN.—Plans are being drawn by C. E. Joy for two residences to be erected in Winthrop av, for the Edward Malley Real Estate Co. Each building will be of frame construction, 25x32 ft. A hot-air heating system will be installed in each house.—Architect Joy is also drawing plans for alterations to be made to the Seery House, on Grove st, Savin Rock. A new front will be put on to the building. Work on this building will be completed in the spring.

### Foreign Opportunities.

[Inquiries in which addresses are omitted are on file at the U. S. Bureau of Manufactures. In applying for addresses refer to file number.]

No. 1683. Sanitary improvements.—Consul-General Samuel M. Taylor, of Callao, Peru, reports that the municipality of Callao has negotiated a loan through the Banco del Peru y Londras in London, England, for the sum of $608,312 at a discount of 20 per cent. and 2½ per cent. commission, at 6 per cent. per annum, the debt to be liquidated in 25 years at the rate of 2 per cent. annually. The net sum which the municipality will receive is $471,442.19. The proceeds are to be employed in establishing water mains, sewerage system, and for general sanitation purposes. The sewerage system is well under way, and when completed as planned it will be well-nigh perfect. It is being constructed by London contractors.

No. 1684. Light material for fireproof partitions.—One of the American consuls in the British Isles forwards an inquiry from a business man there who desires to know if there is any material shipped from the United States which is as light as pumice stone and in crushed form. This material is desired for use in the manufacture of fireproof partitions, and must be cheap in order to compete with the materials used there, such as coke breeze, clinkers, etc. The consul states that he is not informed of the nature of this material, but he infers that it is some form of crushed lava rock.

No. 1685. Panama Canal supplies.—The Isthmian Canal Commission, Washington, D. C., will receive bids until Dec. 21 for the supply of 4 steel dump barges. (Circular No. 404.)

No. 1688. Metal goods.—An American consular officer in a European city furnishes a list of dealers in all kinds of metal goods, such as sheet iron, tubes, bolts, rivets, implements, shelf hardware, axles, ship's hardware, and all classes of iron and steel, etc. The consul states that these firms are in the market for such goods, and advises that offers be made to them.

No. 1692. Panama Canal supplies.—The Isthmian Canal Commission, Washington, D. C., will receive proposals until Dec. 23, for the supply of electrical material, consisting of cable, wire, flexible conduit, wire attachments, switches, push buttons, shade holders, annunciators, bells, lamp shades, electroliers, incandescent globes, dry cells, wire grips, bit braces, blow torches, fire pots, miter boxes, solder, insulating compound, red fiber, tape, screws, staples, rubber gloves, lineman's belts, etc. (Circular No. 405.)

No. 1693. Representation in South Africa.—Consul Edwin S. Cunningham, of Durban, Natal, reports that an American there, 32 years of age, with eleven years' experience as traveling salesman in Australia and South Africa, being five years with the present firm, having canvassed all the British colonies in South Africa, desires to make a change, and would like to correspond with an American export house desiring a manager for a branch house or to engage a general sales agent in South Africa.

No. 1695. Builders' hardware, stoves, etc.—An American consul in the Orient writes that foreign styles in building the exteriors and very often the interiors of houses have been largely adopted. He states that there is, therefore, a growing market for foreign builders' hardware, hinges, bolts, locks, latches, etc. He further states that corrugated iron is widely used there for roofing and for making temporary buildings. Good and inexpensive stoves should also sell well, and kerosene oil stoves, if properly introduced, would find a ready sale on account of their convenience. A list of hardware dealers at the place in question is furnished, and the consul says that much can be done with catalogues and price lists in this region, as the number of persons who can read English is large.

No. 1723. Street Railway Material.—An American consul in the Orient advises that one of the railroad companies there is considering the project of an electric street railway in one of the cities of the region in question. He suggests that it would be well for American manufacturers of and dealers in street railway material and supplies to communicate with the company referred to.

No. 1724. Paints.—One of the largest paint importers in a Mediterranean city states to the American consul there that he would be willing to import paints from the United States, provided that qualities and prices were on a level with those of European brands. He referred particularly to white zinc as being the pigment imported in the largest quantities. He also stated that quotations would have to be accompanied with samples in small tin boxes.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Dec. 6 to 12, inc. | | 1906. Dec. 7 to 13, inc. |
|---|---|---|---|
| Total No. for Manhattan | 129 | Total No. for Manhattan | 226 |
| No. with consideration | 7 | No. with consideration | 7 |
| Amount involved | $158,900 | Amount involved | $132,650 |
| Number nominal | 122 | Number nominal | 219 |

| | 1907. | 1906. |
|---|---|---|
| Total No. Manhattan, Jan. 1 to date | 11,658 | 19,675 |
| No. with consideration, Manhattan, Jan. 1 to date | 766 | 1,177 |
| Total Amt. Manhattan, Jan. 1 to date | $46,166,240 | $62,194,307 |

| | 1907. Dec. 6 to 12, inc. | | 1906. Dec. 7 to 13, inc. |
|---|---|---|---|
| Total No. for the Bronx | 101 | Total No. for The Bronx | 160 |
| No. with consideration | 11 | No. with consideration | 7 |
| Amount involved | $92,725 | Amount involved | $33,896 |
| Number nominal | 90 | Number nominal | 153 |

| | 1907. | 1906. |
|---|---|---|
| Total No., The Bronx, Jan. 1 to date | 8,573 | 11,661 |
| Total Amt., The Bronx, Jan. 1 to date | $6,889,233 | $7,656,551 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **20,231** | **31,336** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$53,055,473** | **$69,850,858** |

**Assessed Value, Manhattan.**

| | 1907. Dec. 6 to 12, inc. | 1906. Dec. 7 to 13, inc. |
|---|---|---|
| Total No., with Consideration | 7 | 7 |
| Amount Involved | $158,900 | $132,650 |
| Assessed Value | $103,500 | $93,500 |
| Total No., Nominal | 122 | 219 |
| Assessed Value | $4,642,500 | $8,699,200 |
| Total No. with Consid., from Jan. 1st to date | 766 | 1,177 |
| Amount involved " " | $46,166,240 | $62,194,307 |
| Assessed value " " | $34,362,400 | $43,811,775 |
| Total No. Nominal " " | 10,991 | 18,498 |
| Assessed Value " " | $369,374,600 | $623,057,310 |

MORTGAGES.

| | 1907. —Dec. 6 to 12, inc.— Manhattan. | Bronx. | 1906. —Dec. 7 to 13, inc.— Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 120 | 51 | 363 | 191 |
| Amount involved | $2,181,249 | $140,350 | $11,269,551 | $1,183,555 |
| No. at 6% | 61 | 22 | 114 | 66 |
| Amount involved | $779,299 | $42,550 | $877,386 | $316,274 |
| No. at 5½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 9 | 6 | 5 | 16 |
| Amount involved | $213,000 | $15,250 | $803,950 | $73,890 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5⅛% | ..... | ..... | 2 | ..... |
| Amount involved | ..... | ..... | $52,000 | ..... |
| No. at 5% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 31 | 10 | 133 | 70 |
| Amount involved | $714,550 | $14,150 | $3,013,190 | $510,861 |
| No. at 4½% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $13,000 | ..... |
| No. at 4½% | 1 | ..... | 47 | 2 |
| Amount involved | $15,000 | ..... | $4,544,000 | $12,850 |
| No. at 4% | ..... | ..... | 3 | 1 |
| Amount involved | ..... | ..... | $80,000 | $10,000 |
| No. at 3½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 18 | 13 | 58 | 36 |
| Amount involved | $459,400 | $68,400 | $1,886,075 | $260,180 |
| No. above to Bank, Trust and Insurance Companies | 14 | 1 | 76 | 35 |
| Amount involved | $419,751 | $10,000 | $3,729,500 | $297,400 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 11,410 | 17,587 |
| Total Amt., Manhattan, Jan. 1 to date | $304,084,138 | $370,375,508 |
| Total No., The Bronx, Jan. 1 to date | 7,627 | 8,969 |
| Total Amt., The Bronx, Jan. 1 to date | $68,001,715 | $62,928,286 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **19,037** | **26,556** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$372,085,853** | **$433,303,694** |

PROJECTED BUILDINGS.

| | 1907. Dec. 7 to 13, inc. | 1906. Dec. 8 to 14, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 5 | 12 |
| The Bronx | 25 | 38 |
| Grand total | 30 | 50 |
| Total Amt. New Buildings: | | |
| Manhattan | $303,000 | $372,100 |
| The Bronx | 119,625 | 604,100 |
| Grand Total | $422,625 | $976,200 |
| Total Amt. Alterations: | | |
| Manhattan | $150,700 | $241,150 |
| The Bronx | 17,800 | 9,050 |
| Grand total | $168,500 | $250,200 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 931 | 1,600 |
| The Bronx, Jan 1 to date | 1,823 | 2,091 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,754** | **3,691** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $72,028,350 | $108,177,615 |
| The Bronx, Jan. 1 to date | 20,070,574 | 27,201,130 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$92,098,924** | **$135,378,745** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$15,486,679** | **$19,494,925** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Dec. 5 to 11, inc. | 1906. Dec. 6 to 12, inc. |
|---|---|---|
| Total number | 416 | 593 |
| No. with consideration | 21 | 30 |
| Amount involved | $88,300 | $155,501 |
| Number nominal | 395 | 563 |
| **Total number of Conveyances, Jan. 1 to date** | **31,509** | **45,257** |
| **Total amount of Conveyances, Jan. 1 to date** | **$18,686,663** | **$26,141,896** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 496 | 806 |
| Amount involved | $1,934,749 | $3,213,352 |
| No. at 6% | 352 | 307 |
| Amount involved | $1,180,512 | $964,593 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 87 | 173 |
| Amount involved | $348,450 | $918,500 |
| No. at 5¼% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5% | 36 | 282 |
| Amount involved | $108,971 | $1,152,724 |
| No. at 4½% | ..... | 1 |
| Amount involved | ..... | $36,000 |
| No. at 4% | 1 | 2 |
| Amount involved | $1,100 | $5,000 |
| No. at 3% | 1 | ..... |
| Amount involved | $300 | ..... |
| No. at 1% | 1 | ..... |
| Amount involved | $1,200 | ..... |
| No. without interest | 18 | 41 |
| Amount involved | $294,216 | $136,535 |
| **Total number of Mortgages, Jan. 1 to date** | **31,991** | **37,966** |
| **Total amount of Mortgages, Jan. 1 to date** | **$136,479,729** | **$156,446,171** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 71 | 138 |
| Estimated cost | $392,150 | $1,096,170 |
| Total Amount of Alterations | $109,338 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **8,179** | **8,230** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$61,855,260** | **$61,593,074** |
| **Total amount of Alterations, Jan. 1 to date** | **$6,318,413** | **$5,332,854** |

## The Week.

There was a falling off in the volume of private sales put through during the week just past, though there were several worthy of notice. One of the features of the week was a large trade of three houses on Claremont av, Nos. 182, 184 and 186, 5-sty. apartment houses for a 7-sty. apartment on the northeast cor. of 118th st and Amsterdam av, which occupies 75x110. There were the usual number of small flat and dwelling houses changed hands, but none of them was really out of the ordinary. The Dyckman tract came in for a good transfer when Mrs. Mary T. Donovan acquired three lots on Broadway, 50 ft. north of Dyckman st. She is the owner of the adjoining 50 ft. and now has a total of 125x110. There were several sales and trades in the Bronx, but nothing worthy of more than passing notice. All in all it was not a week that will be remembered with anything but regret on the part of the brokerage concerns.

There is a decided feeling among the prominent houses that things will look more cheerful after the first of the year. At the present moment conditions are slightly changed from what they were a month ago. At that time people who had their money in the banks and trust companies were in a mad rush to withdraw their deposits. Today there is a much better feeling in this respect and confidence is in a measure restored and people are looking around to find a place to invest their hoarded money. Considerable money has been placed on mortgage. As yet only the high priced real estate has been accommodated. It will only be a question of a comparatively short time when this class of loans will have been entirely taken up, and then the money will have to be split into smaller amounts. It certainly is the time to invest in the mortgage market. Before long, when the rates of interest will have dropped, there will be many regrets from people who neglected to grasp this opportunity.

The mortgage market has showed some falling off this week in the total number recorded. This is in part accounted for by the fact that last week's figures as printed in the Record and Guide took in the last of November and the first part of December. Around the first of every month the mortgages as a general rule run a little heavier, and so the present falling off is in part expected. There were, however, several recorded during the week just past which are worthy of notice. The Republic of Panama placed $50,000 for three years, at 5% on the dwelling 14 West 72d st. Considering the fact that nearly all the loans for considerable amounts bear 6% interest, the rate in this particular case being placed at 5%, calls for special notice. Daniel A. Loring received $150,000 on 1270 to 1280 Broadway, which is on the southeast cor. of 33d st. This mortgage runs for 2 yrs. and bears 6% interest. The New York Trust Co. loaned the Mayfield Construction Co., on 13 to 19 East 10th st, 94.9x73.3x 27.7xirreg., $173,000 for 5 years, at 5%. Gilbert E. Jones re-

ceived from the Metropolitan Life Insurance Co. on 222 Madison av, $90,000 for 3 yrs. at 6%, due Dec. 10, 1910. This property is 25x95, and is on Murray Hill. Jefferson M. Levy gave a mortgage of $165,000 to William B. Bacon et al., trustee for Agustus Hemenway on 114 and 116 Fulton st, 82xirreg., due and rate as per bond.

There were fewer leases made this week, though there are several important ones under way. A large building downtown is going to be remodeled as soon as the lease is signed, and when it is announced it will probably be one of the most important recorded for some time past. Those who make a specialty of this side of the real estate field look for a good period prior to February 1st, when many of the business leases run out.

Taking all things together there will be a mighty sigh of relief when the brokers can tear the last day off the 1907 calendar and look ahead to the promises of the New Year rather than look back on the disappointments of the one just ended.

The total number of mortgages recorded for Manhattan this week is 120 against 201 last week, and in the Bronx 51 as against 138 last week. The total amount involved is $2,321,599 as against $4,751,146 last week.

The total number of sales reported is 31, of which 8 were below 59th st, 15 above and 8 in the Bronx.

## THE AUCTION MARKET

The market this week offered some very good pieces of property. At the stand of Joseph P. Day on Wednesday was offered some Bronx lots which were put up last week at an upset price of $14,400. A number of these properties brought better prices than those offered at last week's sale and they brought about enough to satisfy the incumbrances. This was only so in the case where 60% was allowed to remain on mortgage at 5½% for one or two years. Those lots that were all cash transactions went to the plaintiff as they attracted no outside buying. The next most important sale of the week occurred on Thursday when Mr. Day put up several parcels at voluntary sale. The northwest corner of Lexington av and 23d st was bid in at $200,000. This property was formerly owned by the American Ice Co. and they sold it to the Matlock Realty Co., who in turn transferred it to Arthur R. Parsons and Ralph M. Holzman. Nos. 103 to 109 Lenox av was sold to Sigmund Wechsler for a client for $276,000. This is a 6-sty elevator apartment with stores, and known as the "Stratford." It occupies 100.11x100. On West 125th st Nos. 151 and 153 went to Charles D. Hilson for $179,000. This is a 3-sty structure known as the "Hawthorne" Building, 50x 99.11. The southeast corner of 123d st and Lexington av, 35x 100.11, a 5-sty flat with stores went to Sigmund Wechsler for a client for $81,000. Dr. John J. Sweeney, who is the present occupant of 318 West 23d st, purchased that property for $23,-050. This is a 4-sty stone dwelling, 21.10x98.9, and was sold in partition. Nos. 304 to 310 West 150th st, two 6-sty flats, was adjourned to January 14. On the north side of 138th st, 275 east of Lenox av, 75x99.11, went to the plaintiff for $20,000. The amount due on this parcel was $24,098.37, besides taxes, etc., which added something like $666.93 to that total.

The net results of the week are about what was anticipated. There are few people unreasonable enough to expect wonders at a time like this. As long as sales are not a flat failure people should be content. Many people who ordinarily would purchase in the auction mart hesitate to do so at the present time, fearing that they will have difficulty in placing a mortgage on the property, and then they are in many cases satisfied to place their money directly on mortgage where they can get large interest returns. Undoubtedly the auction sales will be comparatively few until after the holidays when (according to that class of men who make this feature of real estate a specialty) things will probably become more active and prices obtained more satisfactory.

## Stocks vs. Real Estate.

"Big Four" at about 110, the highest price at which it sold this year, returned as a 4 per cent. stock the low rate of 3.6 per cent. on the investment. Cleveland, Cincinnati, Chicago and St. Louis ("Big Four") is a railway essential to the New York Central lines. Paying 4 per cent., at the low price of 54⅞ it returns 7.28 per cent. on the investment.—New York Herald.

**Those who invested in "Big Four" stock at 110 can sell it now for only half what they paid for it. Maybe it will come back, and maybe it won't.**

**But real estate in central sections of New York steadily increases in value. An instance: In the year 1901 a lot on Eighth avenue, 25x100, with an old building on it, was bought at auction for $42,500. A few months ago the same property sold for $80,000. It paid annually a good interest on the investment, over and above the carrying charges, and finally a profit of 90 per cent. on the purchase price.**

## Mr. Sands on the Mortgage Money Situation

In speaking of the condition of the mortgage money situation Mr. B. Aymar Sands said:

"While mortgage money has been very scarce and the rates of interest high during the past year, and particularly during the last three months, I am of the opinion that within a short time after the opening of the new year these rates will materially decrease, and money seeking investment in this form of security will become much more plentiful.

"Prior to the beginning of the present panic," continued Mr. Sands, "the rate of interest on mortgages had been high, on account of the great industrial activity not only of this country but of the commercial and manufacturing world. There was not sufficient money, either in currency or on credit, to finance this general expansion of trade, and rates of interest in all lines of business were very high. The panic, however, created a new and more aggravated condition of affairs. Frightened depositors withdrew great sums of currency from the banks and trust companies, and compelled these institutions to reduce their lines of credit.

"The alarm spread from the depositors to the banks themselves, and they, in turn, accumulated large amounts of currency, in many cases much in excess of their required reserve. To fill the void so created, $100,000,000 of gold was imported from abroad, the national bank circulation was largely increased, and the United States Treasury made large deposits of its surplus funds in the banks. These conditions have created a great contraction of business and a large reduction of loans; the net result has been a marked inflation of currency and the locking up of the money so added to this circulation in the vaults of the banks and in the pockets of individuals. The tide, I think, has now turned in the opposite direction, and confidence is being restored, so that hoarded money is being returned by the depositors to the banks, and by the banks, in the shape of loans, to the public. Business having been very much contracted, there will be less demand for credits, with the result that the deposits and reserves of the banking institutions will increase rapidly and to an unprecedented amount. Rates of interest will naturally fall, and the rates of interest on mortgages are likely to be correspondingly reduced.

"My views are based," continued Mr. Sands, "very largely upon the opinions of our leading banking authorities in this city, who all concur in thinking that money will be very cheap after the beginning of the year. From the point of view of my own personal experience, I see a little slackening in the interest rate on mortgages, and a more general disposition upon the part of lenders to make investments of this character. The growth of this disposition, for reasons which are generally known, must, however, be gradual, as none of the financial institutions, that is to say, the life insurance companies, the savings banks and the banks and trust companies, are at present in a position to invest money in mortgage securities. The only money now available is that coming from the charitable institutions, the smaller class of investors and the trust estates."

## Permanency of Manhattan Realty.

"Just wait for a little time before you buy. Don't be hasty. Things will soon be selling cheaper than they are at present." How many times have brokers heard words to this effect during the past twelve months. Have any bargains (?) been secured? Is property selling any cheaper than it did a year ago when these remarks were made? The answer would probably be "very few, indeed." When stocks went down in 1903 were there not dire predictions affecting the real estate market made? Did prices crumble?

The true state of affairs is that this city and country is growing. It is not decaying. We are only children as yet. This city must be built, rebuilt and built again before even stationary prices such as prevail in London at the present time will be the rule. If one looks carefully over the real estate field, taking almost any section, he can readily see the reason for all this.

Take, for example, a given lot 25x100, for which as vacant property $10,000 is obtained. A builder purchases it and, for argument's sake, we will assume that he has paid every dollar that the lot is worth. The observer will say "That man is going to lose money. He cannot possibly get out alive after paying the full market price." In the course of time the builder erects a private dwelling on this lot which, for the sake of easy figures, costs him $8,000 to build. He sells this lot with the dwelling erected on it for $22,000. The same remarks can be heard from all over the neighborhood that the purchaser has been landed, and when he wants to sell he will have the sympathy of the entire community.

This second owner either lives in his house or rents it. In the course of time things happen. Either it becomes desirable for residential purposes, or business in one form or another creeps in, or it is becoming an apartment house neighborhood.

Should the first of these last-mentioned contingencies arise, he raises the rents of his house, unless he is occupying it himself, and sells it at an advanced figure on an investment basis; or in the second event he does one of two things, sells it to a builder, who will proceed to convert it into a mercantile house

of some kind or other or does the converting himself. Or, should it become desirous to erect an apartment house, it probably would be put in for sale with the house next door and sold as plottage, in which form it will almost invariably bring a larger price. So, in one way or another, the property passes into stage number three. When the business building or apartment house is finished, it is of course rented on an entirely different basis, and the value of the lot differs from its first price.

There is not much doubt, but that several sections of the city have had their normal advance and in some instances have discounted future improvements to a certain extent, but after all the profit has been made, by one man or another. The proportionate amount that each of the successive owners received depended entirely on his knowledge as to when to buy and when to let go.

Owing to certain laws that have been passed the "private dwelling step" is gradually being passed over and in the newer sections of the city, such as the Bronx and Washington Heights, builders are erecting apartment and tenement houses on vacant property. The fire laws prohibiting the building of frame dwellings or frame buildings of any kind are in a measure responsible for this state of affairs, and then the laws that are in force at the present time regulating the size of rooms and amount of air-shaft area, etc., that must be given to each house, are having their effect. Where it was possible to build an apartment on a lot, say 25x100, some years ago, to-day it is not considered good policy by builders. Practically the only private dwellings that are being constructed in Manhattan at the present time are those that are being built for men of wealth, for their own use.

People must have a place to live. Whatever else they may deprive themselves of, this item is indispensible. On this point hangs the permanency of Manhattan realty values. Judgment, of course, should be exercised and desirable growing neighborhoods selected when purchasing. It is only reasonable to suppose that localities that have had enormous increases in values will have to remain quiet for a time until prices in other sections have adjusted themselves to the new conditions. It is the steady, normal enhancing of values that tells in the long run, and those who purchased property in any section of the city some years ago will find their property worth more to-day than ever before.

## Auction Market Statistics.

A GREAT deal of attention is being given at the present time not only by people in the real estate business, but also by intending purchasers to the auction market. There has been some hesitancy on the part of the investor to purchase at private sale, on the ground that he might be able to pick up something very cheap in the auction mart. The real estate broker on the other hand has been scrutinizing prices brought by various parcels with the view of finding out whether this branch of the business is interfering seriously with his own particular specialty.

There is a great deal to be said on both sides. Of course the present time is not the most favorable one imaginable to dispose of property either at private sale or at auction. In the case of the former the holders of realty have not made serious concessions and the prospective purchasers have held off for a drop in price, which has not as yet come and in the latter case the tightness of the money market has had a decided influence. It has been noticed that where a good sized mortgage is allowed to remain for a reasonable period that good prices have been obtained. On the other hand, when all cash has been required, in several instances, either very low bids or none at all have been received.

A notable instance occurred a couple of weeks ago when eight lots were put up at auction to prevent a foreclosure and the prices brought were so low that the receivers refused to confirm them. They were put up the following week with an upset price of $14,400, but not a single bid was received at that price. When foreclosed they went to the plaintiff who bid them in for about the amount of their liens.

High class property has brought very fair prices considering the condition of the present situation. The Hotel Saranac, which sold during the week ending October 16th for $919,000, was a remarkable example. It showed plainly that there were a number of people who were not afraid to place their money in well located realty. Undoubtedly this valuable parcel would have brought more money in quieter times, but then the price received is understood to be considerably more than was paid for it by the sellers.

During the quarter including July, August and September, which of course is considered the quietest one in the auction market, as they are the summer months, there were a total number of 96 parcels sold. The amount involved was $3,510,048. There were 34 pieces adjourned or withdrawn. Of these sales 48 were below 59th st and they brought $1,016,394. The sales above 59th also numbered 48 and $2,493,654 was received for them. Of those adjourned 10 were below 59th st and 24 above.

The largest sale below this street was 429 to 433 Greenwich st on the northeast corner of Laight st, 125.6x83x irreg. It was a 9-sty loft building with stores. It was a partition sale and was purchased by Edward T. Haywood for a party in interest, for $235,000. Above 59th st the property 620 Lenox av, which included 75 to 79 West 141st st, 99.11x150 three 6-sty brick tenements with stores on the avenue, went to Simon Guisburg for $165,000.

During October and November last 361 pieces of property were offered at auction, 316 of which were sold, and 45 were either adjourned or withdrawn. The total amount received for those knocked down was $7,440,573. The largest amount received for any one property was brought by the Hotel Saranac, as already referred to, $919,000. The following table giving week to week sales will give perhaps an idea of how the market has been acting recently.

| Week of | Amount Received. | No. of Sales. | No. Adjourned. |
|---|---|---|---|
| Oct. 5th | $892,854 | 18 | 2 |
| Oct. 12th | 477,461 | 16 | 1 |
| Oct. 19th | 1,219,519 | 94 | 4 |
| Oct. 26th | 851,092 | 23 | 13 |
| Nov. 2d | 381,750 | 58 | 4 |
| Nov. 9th | 323,135 | 11 | 9 |
| Nov. 16th | 2,346,930 | 13 | 4 |
| Nov. 23d | 644,355 | 77 | 6 |
| Nov. 30th | 303,377 | 6 | 2 |
| Total | $7,440,473 | 316 | 45 |

The total amount realized from property sold at auction from January 1, 1907, to Nov. 30, 1907, is $36,622,478.

For the corresponding period last year, $29,311,349, making a difference of $7,311,129 in favor of this year's total.

## PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

#### City to Purchase Walker Street.

WALKER ST.—The city decided to take one-half of the buildings at 119 to 125 Walker st, between Centre and Baxter sts, for the new Subway loop connecting the Brooklyn and Williamsburg Bridges. This property faces the Harry Howard sq.

18TH ST.—Peter P. Sherry sold for James Adam to Edward Holtin 324 West 18th st, a 3-sty dwelling, 20x92.

22D ST.—Colin M. Eadie sold for Mrs. Bridget Dawson to Chas. A. Christman 482 West 22d st, a 4-sty flat with stores, 20x74.1, leasehold, at the southeast cor of 10th st.

#### Dwelling Changes Hands in 26th St.

26TH ST.—Ames & Co. sold for Sarah Bell 26 East 26th st, a 3-sty brick dwelling, 19x50. The property is 81 ft. east of Lexington av, and is a key to the southeast corner of Lexington av and 26th st, and directly opposite the 69th Regiment armory.

37TH ST.—Douglas Robinson, Charles S. Brown & Co. sold for W. G. Pigueron 126 East 37th st, a 4-sty and basement stone front dwelling, 18.9x49.5, to Dr. J. M. Hitzrot.

3D AV.—John M. Reid sold for John J. Frielingsdorf the northwest corner of 3d av and 37th st, being a 4-sty building, with stores and basement, 27x80, building covering entire plot. Mr. Reid sold this property to Mr. Frielingsdorf over a year ago, who now realizes a substantial profit on this sale, showing a noticeable increase in values on the East Side, between 34th and 42d sts. Adjoining on the west is a row of brownstone private dwellings.

### NORTH OF 59TH STREET.

64TH ST.—Pease & Elliman sold to Mrs. Russell Sage the 4-sty dwelling, 20x100.5, No. 33 East 64th st, from Gustave Schooler. Mr. Russell Sage owned this house several years ago and sold it. This gives Mrs. Sage a plot 100x100.

#### Columbia Leasehold Transferred.

86TH ST, ETC.—The McVickar-Gaillard Realty Company bought for a client, for occupancy, 29 West 86th st, a 4-sty brownstone dwelling, 23x100.8; also sold to a client the Columbia leasehold property, 63 West 48th st, a 4-sty brownstone dwelling, 22.3x100.

111TH ST.—G. Tuoti & Co. bought for a client the 6-sty apartment house 300 West 111th st, southwest cor of 8th av, 71x74.2x irregular.

112TH ST.—Samuel Krakower bought for a client from Levy & Schilt the 6-sty elevator apartment house 250 and 252 West 112th st, 50x100.

#### Mandeline Apartment House Sold.

118TH ST.—Slawson & Hobbs sold for Abraham Felt to an investor the 7-sty elevator apartment known as the "Mandeline," 425 West 118th st, at the northeast cor. of Amsterdam av, 74.10x100. There are five apartments, with a total number of 29 rooms on a floor. There are also five stores. The asking price was $240,000.

120TH ST.—G. Tuoti & Co. sold for M. Marrone to Jacob Newmark, the northwest corner of 120th st and Lexington av, 65x100.11. Directly on the north is the "Dorothy" apartment house.

121ST ST.—George F. Picken sold for Mrs. E. Corcoran 127 West 121st st, a 3-sty brownstone dwelling, 20x100. This property was held at $28,000.

123D ST.—George F. Picken, as broker, sold 229 and 231 East 123d st, two 4-sty dwellings, 25x100. The asking price of this property was $18,500. These buildings have a depth of 35 ft. Mary Ehrhart purchased the property July 19, 1883.

COLUMBUS AV.—New Amsterdam Realty Company bought No. 225 Columbus av, a 5-sty triple flat, with store, between 70th and 71st sts, 25x100. The building has a depth of 87 ft., and it adjoins the "Tuxedo," a 50.5x100 6-sty apartment house, on the north.

#### Large Apartment House Trade.

CLAREMONT AV.—Slawson & Hobbs have sold for the Nova Realty Co. the three 5-sty apartment houses 182, 184 and 186 Claremont av. These houses have a frontage of 40 ft. each and are built to a depth of 88 ft. and are part of a row of 5 houses. They are subject to a mortgage of $11,500 each, and another of $46,000

# WANTS AND OFFERS

INVESTMENT PROPERTY;
CHOICE LOCATIONS;
LISTS ON APPLICATION.
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YOUNG MAN, 30, wants management of improved property, renting and collecting. Thoroughly understands management, repairs, etc. "J. P.," c/o Record and Guide.

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YOUNG MAN seeks position in repair dept. of estate or real estate firm; 12 years' experience mechanical trades, 2 years with real estate firm as outside supt. B. F. K., Record and Guide.

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YOUNG MAN, experienced, seven years with last employer; one or more high-class apartment houses or office buildings to manage; renting, collecting and repairs. "G. C.," c/o Record and Guide.

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A collector having a good knowledge of value of repairs, seeks position with an estate. "Realty," care of Record and Guide.

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**The RECORD and GUIDE reaches practically all real estate men. If you have anything to offer, why not put it in the most conspicuous place?**

due April 30, 1910. In part payment a 7-sty apartment house on the northeast cor of 118th st and Amsterdam av was given. This house occupies a lot 75.10x100.

BROADWAY.—Hall J. How & Co. sold for the Realty Operating Co. to Mrs. Mary T. Donovan, widow of Timothy Donovan, the 3 lots, 75x100, on the east side of Broadway, 50 ft. north of Dyckman st. Mrs. Donovan owns the northeast cor of Broadway and Dyckman st, 50x100, and now controls a plot 125x110.

### BRONX.

ELM PL.—Casey & Irwin sold for Thomas C. Lisk to Samuel R. Waldron a 2-family dwelling on the west side of Elm pl, near 189th st. This is the last one of a row of houses built by Mr. Lisk.

138TH ST.—George Price sold for Cornelius Van Cleef No. 493 East 138th st (old No. 751), a 5-sty double flat, about 200 ft. west of Brook av, to Frank H. Fischedick.

189TH ST.—G. Tuoti & Co. sold to N. Giordano 40x87.5 at the northeast cor. of 189th st and Hughes av.

### Operators Make Several Purchases.

218TH ST, ETC.—A. Shatzkin & Sons bought from Livingston & Turk a plot, 100x114, on the south side of 218th st, 181 ft. east of White Plains av. The same firm has sold to a client the northwest cor of 215th st and 5th av, 105x89; also, to a J. Mariano a plot, 50x109, on the north side of 216th st, 125 ft. east of 5th av; also, a plot, 100x109, on the north side of 223d st, 276 ft. east of 6th av, and to Vincenzo Magaldi lots 311 and 312 in Laconia Park, 50x100.

BROOK AV.—Titus Kroot sold for John J. Buscall to Mrs. August Raible 1255 Brook av, a 5-sty apartment, steam heat, hot water supply, 45x90.

COLLEGE AV.—Titus Kroot sold for Charles Knauf 1318 College av, a 2-family house, 16.8x100, to Gustave Scharre.

### E. H. White Sells Dwelling.

MARMION AV.—Warch & White sold for E. H. White the 4-sty 3-family brownstone dwelling at the cor of Marmion av and Fairmount pl, 25x100, to C. D. Degenshardt.

WEBSTER AV.—Titus Kroot sold for Mrs. August Raible 1736 and 1738 Webster av, two 4-sty double flats, 50x100, with hot water supply, to Mary Millinger.

WESTCHESTER AV.—Steven B. Ayres sold for the owner to James Forbes and another one-half of the plot fronting on Westchester av, between Home and Freeman sts. This property is directly across the street from the new station of the N. Y., New Haven & Hartford R. R. Co.

### Third Avenue Flat Purchased.

3D AV.—Adolph Cohn sold for Franz Hummel the 5-sty triple flat, 25x100, between 171st st and Wendover av, with store, 3818 3d av, to a Mr. Steffens, owner of the adjoining property, No 3820.

### LEASES.

Lee & Rusk leased 106 West 94th st, a 3-sty dwelling, 16.8x100.8, to Mrs. Jennie Hopkins, of Boston, Mass.

Henry Corn leased to Gitsky & Co. the 2d loft in 110 5th av for 5 years, at an aggregate rental of $50,000.

Whitehouse & Porter rented for Mrs. Austin Corbin the 5-sty American basement dwelling 76 Park av to John L. Elliott.

Whitehouse & Porter rented for Col. George R. Dyer the 5-sty American basement dwelling 45 West 55th st, to Alfred P. Hinton.

G. Tuoti & Co. leased for J. Pascusz the 7-sty tenements Nos. 54, 56 and 58 Elizabeth st, for a term of 3 years, at an aggregate rent of $40,000.

Dunworth & Gasser leased 222 West 48th st, a 4-sty building, for a term of years to E. Genot; also 115 West 28th st, a 4-sty building, to Francis Soubic.

Sol Stern leased to Leinhos, Engleke & Bock the store and basement at 151 Grand st, southwest cor of Lafayette st, containing about 10,000 sq. ft., for a long term of years.

S. W. Gallert & Co. leased from Alfred J. Cammeyer 16,000 sq. ft. in the Cammeyer Building, at the southeast corner of 6th av and 20th st, for 5 years, at an aggregate rental of $37,000.

John N. Golding leased to W. D. Hatch & Son for the estate of Charles T. Barney the offices formerly occupied by Mr. Barney on the third floor of the Empire Building, at 71 Broadway.

Mark, Werdenschlag & Pett leased for T. Zindler for a term of years 8 to 14 East 117th st, two 6-sty apartment houses, 80x100; also for Rose Brown, 7 West 133d st, a 5-sty double flat.

Duross Company leased for Joseph Solomon & Son the 5-sty business building, 162 West 20th st, for a long term of years, to the Sigmund Ziegel Company, who will make extensive improvements on the property for their business.

John Hoge, of Zanesville, Ohio, has leased the property 34 and 36 Cooper sq for 20 years from May 1, 1908, at an annual net rental of $10,000, to L. Barth & Son, now at 32 and 34 Cooper sq. William Spencer was the broker in the deal.

Pease & Elliman leased for Klein & Jackson the store at the southwest corner of Broadway and 83d st, for a term of years. The same brokers also leased the stable at 239 West 68th st. The lessee will convert the structure into a garage.

Chas. F. Noyes Co. leased for the Royal Ins. Co. nearly an entire floor in the Royal Building, William st and Maiden lane, to the American Bonding Co. of Baltimore, for a long term of years, and a

large suite of offices in the same building to Abm. S. See & Depew, Inc., for 5 years.

John N. Golding leased the store at 96 Broadway, in the Schermerhorn Building, to Spies & Long, for a term of years, at an annual rental of $7,500. Also a large suite of offices on the 16th floor of the City Investing Building to Alexander R. Gulick, F. F. Woodruff, R. H. Holland and A. C. Bassett.

Sol. Stern leased for Messrs. S. Langsdorf & Co. 50,000 sq. ft. of space in the new building Nos. 72-78 Spring st for a long term of years at an aggregate rental of about $250,000. Mr. Stern has also leased to Messrs. Leinhos, Engelke & Bock the store and basement of the building No. 151 Grand st, southwest cor Lafayette st, containing about 10,000 sq. ft, for a long term of years.

Cammann, Voorhees & Floyd leased for the estate of E. Christian Korner to the Baird-Daniels Company the building 143 and 145 West Broadway; also the building 62 Vesey st, for J. Archibald Murray; also the store at 51 Vesey st, to S. Schendel & Co.; also the store at 99 Pine st, for J. N. A. Griswald to De Forrest Hicks, and the southeast corner of Broad and Stone sts for Leonard Weill to Belzarini & Barrone, who will erect a building on the lot for their own occupancy.

Pease & Elliman leased for the Hudson & Manhattan Railroad Co. the store at the northwest cor of Cortlandt and Church sts to A. Schulte. With the lease goes the exclusive privilege of selling tobacco in any form in the great terminal buildings, and also the use of five booths in the two structures. One of these booths will be in the main corridor of the Cortlandt st building, another in the main corridor of the Fulton st building, and the remaining three at points on the concourse floor, below the street, one at each end and one in the middle. The corner store has an area of 600 ft., for which $30 a sq. ft. annually will be paid. No leases will be made by the McAdoo managers for a longer period than 12 years, and all leases begin May 1 next, when the buildings will be ready for occupancy. The present lease is the result of negotiations closed by Robert A. Grannis, Jr., vice-president of the Pease & Elliman corporation.

## SUBURBAN.

LITCHFIELD, CONN.—The McVickar-Gaillard Realty Company has sold Highland Farm, consisting of 500 acres and 21 buildings, near Litchfield, Conn.

INTERLAKEN, N. J.—Dunworth & Gasser sold at Interlaken, N. J., seven 50-ft. plots to Jacob Tobler, who will erect a country residence on the property.

ARROCHAR, S. I.—Cornelius G. Kolff sold for Anna M. King to Briton Davis, of Manhattan, the large dwelling, with grounds, at the corner of Tompkins and Richmond av, Arrochar, S. I.

The Columbia Investment & Real Estate Co. reports the following sales: To Max and E. Shidecker 50x100 on the northeast cor of Highland and Hillside avs, Grantwood. To Anton Bohm 37½x83 on the north side of Oakwood av, Hudson Heights.

RAHWAY, N. J.—R. Wilmarth Appleton bought through Spencer & Clarke the entire block front in Rahway, N. J., known as the Hotel Wyndham, together with the flats adjoining. The property is directly opposite the contemplated electric railroad terminal, and will undergo extensive improvement.

### Sales Along the Palisades.

Carrie N. Stenlein sold to Lewis M. Adams 39x100 on the southwest cor of Lincoln av and Grove st, Ridgefield Park. James Christie sold to Walter E. and Chas. P. Wood 25x100 on the south side of Myrtle av, Fort Lee. John Niewiadomsk sold to Peter Borek 50x100 on the east side of 7th st. Palisades Park. Edward B. Edwards sold to Patrick Murray plot consisting of 4 lots on Washington av, Coytesville. Charles Roland sold to Frank G. Brunella 100x128 on the west side of Palisade av. Fort Lee. John E. Ferdinand sold to John E. Ferdinand, Jr., 144x150 on the east cor of Winterburn Grove and Riverview av, Cliffside Park. Walter E. Ellis sold to James A. Van Valen plot 30x274 east of the centre of Undercliff av, Edgewater.

SOUTH NEW YORK, S. I.—Wood, Harmon & Co. report the following sales at South New York, Staten Island: To Morris M. Nathan, a plot on the west side of Decatur av; to R. Palet a plot at Richmond Turnpike and Merrill av; to William Donough, a plot on the east side of Northern Boulevard; to John Moran, a plot on east side of Northern Boulevard; to William Gallagher, a plot on the east side of Northern Boulevard; to Henry Larson, a plot on the south side of Bristol av; to William P. Davis, a plot on the west side of Northern Boulevard; to E. H. Phinney, a plot on the west side of Logan av; to Jeremiah Sullivan, a plot on Logan av; to C. W. Anderson, a plot 100x100 on the north side of Belvidere st; to W. R. Barbour, a plot on the west side of Herberton av, and to T. A. Corbett, a plot on the west side of Herberton av, near Watchogue road.

### Two Large Mechanic's Liens Filed.

The Dayton Construction Company filed a mechanic's lien against the Montross Bond and Realty Co. on 44 to 58 West 77th st, for $443,500. This lien is for labor, excavation work, foundation work and materials, consisting of cement, lumber, etc., to be furnished.

Another lien for $92,750 was also filed against this same company as owner, and the Dayton Construction Company as contractor, on the property 44 to 50 West 77th st, by Lewinson & Co., for plans, etc., and structional iron and steel work. The Montross Company was organized last year for the purchase of the Manhattan Square Hotel and the adjoining plot, with the intention of erecting a studio apartment to be run in connection with the hotel. The capital of the company is $250,000 and the directors include F. A. Wagner, J. T. Emery and C. R. Coulter.

### Auctioneers' Association's Annual Meeting.

The members of the Real Estate Auctioneers' Association held their annual meeting last week at their salesroom, 14 and 16 Vesey st. The following officers were re-elected: James L. Wells, President; Morris Wilkins, Vice-President; William F. Redmond, Treasurer, and D. Phoenix Ingraham, Secretary. The Executive Committee will be made up of Solomon de Walltearss, Chairman; Bryan L. Kennelly, Joseph P. Day, Samuel Goldsticker and J. Barry Lounsberry.

## REAL ESTATE NOTES

Charles A. Fox sold 143 East 73d st, a 3-sty dwelling, 15x102.2.

The sale of 195 St. Nicholas av, a 5-sty flat, 29.7x87.11xirreg.

J. F. Schuyler sold 249 West 126th st, a 4-sty single flat, 25 x99.11.

Mrs. Mary O'Neil denies that she has sold her dwelling, 361 West 19th st.

The Harlem Property Owners' Association held a meeting last night at 147 East 125th st.

The 5-sty single flat, 318 East 125th st, 18.9x100.11, has been reported sold by Matilda Rhellander.

Young man seeks position in repair department of estate or real estate firm. See Wants and Offers.

A collector having a good knowledge of value of repairs seeks position with an estate. See Wants and Offers.

The United Real Estate and Trust Company sold 2 lots on the west side of Grand av, 130 ft. south of Burnside av.

Schmertz Brothers, of 325 East 21st st, sold 195 St. Nicholas av, a 5-sty double flat with stores, 29x87 and irregular.

The Republic of Panama loaned $50,000 for 3 years at 5% to Mrs. Kate A. Rogers on the private dwelling, 14 West 72d st.

The regular meeting of the House and Real Estate Owners' Association was held last evening at Turn Hall, 85th st and Lexington av.

There is an opening for an active young man to engage in established real estate business. No salary but interest in commissions. See Wants and Offers.

Fitzgerald & Perry have recently opened a real estate and insurance office at 431 Lenox av. They are new comers to the city, but old-timers in the real estate business.

Archibald L. Hamilton filed a mechanic's lien for $2,435 against the Hamilton Bank as lessee on the property 213 and 215 West 125th st, for repairs on the building.

Isidor H. Kempner, of 626 Eighth av, is the buyer of the 5-sty building, 292 Bowery, near Houston st, sold recently. Mr. Kempner is the owner of other real estate in Manhattan.

Clementine M. Silverman placed a building loan of $70,000 on the property on the north side of 110th st, 150 ft. west of 7th av, 100x100. Madelbaum & Lewine were the lenders.

Justice Truax appointed David Ryan receiver of the rents of 158 to 162 East 84th st, pending a suit brought against Matthew F. Mulvihill et al by Jacob T. Hildebrant to foreclose a third mortgage of $15,000.

Eugene J. Busher was the broker in the sale of the plot 158x100 on the west side of Concord av, 150 ft. south of 149th st; also two 3-sty brick 2-family houses on the east side of 174th st, 100 ft south of Gleason av.

Jacob Leitner, of Westchester and Prospect avs, holds an optimistical view of next year's real estate development. Mr. Leitner sees no threatening clouds on the Bronx horizon, but he says that he notices an increasing number of investors looking around for gilt-edged realty.

William T. La Velle, of 1145 Freeman st, says that the Freeman st section is keeping abreast of the Bronx growth, and still it is difficult to find apartments for all who desire to locate there. As in other sections of the Bronx, building has not stopped and many two and three-family houses are being erected, which will all be rented almost before they are completed.

It is often the case that real estate men in almost adjoining offices will hold opinions in variance to the condition of business in their particular section. The optimist is generally the man who keeps busy, if not scouting for customers, getting his office ready for a rushing business, come when it may. The other fellow looks his part and makes a man with a pocketful of real money feel in sympathy.

### Small Broad Street Corner Leased.

On the records last week appears a lease to Edward Balzarini and another of the northwest corner of Broad and Stone sts. This is one of Manhattan's "littlest parcels." It has a history of some interest in lower Manhattan real estate. In 1896 the New York Telephone Company purchased the block front on the west side of Broad st, between Stone and Pearl sts, all except a small parcel on the northwest cor of Stone st. This piece of land is 10.6 on Broad st x 20.6 on the north x 13.10 on the west x 20.3 in Stone st. When overtures of purchase were made to the owner of this land he replied that it was for sale at a figure, but was undetermined just what price would buy it. It is understood that the Telephone Company offered $50,000 for this diminutive lot and the proposition was refused on the ground that the company would "need it." The Telephone building was built and this property was left out. Some time later this same land was sold at public auction for $16,200. Mr. Leonard Weill, the present owner, was the purchaser. The lease just recorded is for 5 years from January 1, 1908, and is at an annual rental of $1,000. There is going to be erected on the plot a two-story building.

# PROPERTY OWNERS' SECTION.

## Extension of Sixth and Seventh Avenues.

At a meeting of the Board of Estimate and Apportionment held on Nov. 22 in the interest of the extension of Sixth and Seventh avs and the widening of Varick st four plans were presented, known as A, B, C and D.

Plan A represented a petition of property owners of a majority of the assessed valuation of property on Seventh av; also over 500 properties in the old Ninth Ward, including a majority on lower Sixth av.

The petition has the endorsement of the Merchants' Association, the Merchants' and Manufacturers' Board of Trade, the Team Owners' Association and the Automobile Club of America, also 34 real estate brokers who have charge of property throughout the district, all being property owners. Besides, a number of large property owners and prominent persons distinguished in the affairs of the city have written personal letters to the Mayor in favor of the movement.

Plan B represents the City Improvement Commission, which practically endorses Plan A, but proposes to continue the extension of Seventh av to Canal st and West st and Sixth av to Chamber st and West st.

Plan C favors the widening of Carmine st on the north side and the extension of Seventh av, as proposed by Plan A.

Plan D, report of the engineer of the Board, proposes to substitute the widening of Carmine st for the extension of Sixth av and the widening of Varick st to Canal st only, both of which is opposed by the property owners, who have presented a strong protest against the report.

Mr. C. C. Hickok, who represents the property owners under Plan A, gave his views before the Board of Estimate on this subject, in part as follows:

"If one stands on 6th av and 4th st and there sees the number of men, women and children, waiting for a downtown car, I think you would agree with me that the extension of 6th av ought to be made, if for no other reason than in the cause of humanity.

"If you ask why the widening of Carmine st will not fill the same mission, the answer is, that under statute laws of the State a street railroad company before changing its motive power is required to obtain the consent of owners of one-half of the assessed valuation of property along the line of the proposed improvement.

"Trinity Corporation, owning a majority of the property in Varick st, from Clarkson to Canal st, has refused this consent to the Metropolitan Company for the reason that their trusteeship did not give them the power to deed away the rights of the corporation without receiving a proper compensation therefrom.

"The Metropolitan had its recourse by going to the Appellate Division of the Supreme Court and there asking for Commissioners to assess the damages, if any, but this was not done. Instead 6th av traffic was diverted through 3d and 4th sts to West Broadway, an already over-congested thoroughfare.

"Grant the extension of this avenue and the property along the line can be used in connection with that of Varick st not owned by Trinity, to obtain the necessary legal consents for the electrification of the road on this street and thus afford 6th av an opportunity for direct downtown transit, and by bringing the 4th st cars on 6th av to Broome st, close connection will be made with the 7th av lines, thus doing away with this delay at 4th st. A larger demand for up and downtown surface accommodations will be created on the completion of the Pennsylvania improvements, and 7th av offers the only opportunity for increasing the service. Canal st, is should be remembered, is the great downtown central artery between East and West sides. Furthermore, in addition to this traffic, the 8th av cars run on Canal st from Hudson to West Broadway; then there is a Canal st crosstown line, the Grand st and Williamsburgh Bridge line; also the 6th av, South Ferry line, crosses at this junction to West Broadway, making altogether five lines of cars already invading this thoroughfare. By widening Varick to Franklin st the 7th av cars will escape the congestion at West Broadway and thus afford to the travelling public the transit accommodations which they demand and are reasonably entitled to.

"This question of transit on the West Side has become a serious question to the property holder, as well as to the city, as shown by the startling figures and land values given by the engineer in his report, wherein the block from West 14th to 16th sts, where ample connections have been made with the adjoining street system, the assessed value is 79% greater than from West 11th to 12th st and between West 22d and West 23d sts 233% greater. Thus proving, beyond any question of doubt, that accessibility is one of the chief factors to property values.

"All along the Ninth Ward and along 6th and 7th avs, it would have been found that there are many blocks assessed only from one-half to two-thirds and some very much less than the block from 11th to 12th st. This, however, is not surprising when you consider that it is possible to go from City Hall to 72d st (by Subway) quicker than to Varick and Bleecker sts and to 145th st in less time than it is required to go to 14th st and 7th av, 5½ miles shorter distance.

"Such conditions are an injustice to the downtown property owners, who, instead of being a beneficiary in the growth of population and improvements, remains in statu quo. True, 7th av has been promised a subway and the old Board of Rapid Transit got so far as to get a right of way. Such a line will be shorter and easier to build, besides the difference in the cost over the lines laid out properly via Washington sq and West Broadway would amount to three times the cost of widening Varick st from Canal to Franklin sts."

The following is the petition presented to the Board of Estimate and Apportionment:

Greeting:

Your petitioners citizens, property owners and taxpayers, respectfully represent: that they are unalterably opposed to the widening of Carmine st as a substitute to their petition for the extension of 6th av, to the intersection of Broome and Varick sts; also, the holding back of the widening of Varick st at Canal st.

Respectfully sumbitted,

Signed,

Rhinelander Real Estate Co., Buscemi Building & Construction, The Butterick Publishing Co., Ltd.; Fulton Bag & Cotton Mills, Jas. C. Kuhn, Thos. H. Van Tine, Charles Percival, E. A. G. Interman, Hon. Jefferson M. Levy, Henry C. Lytton, William J. Innes, George Karsch, Estate of S. B. H. Judah, Estate of John J. Worden, O. O. Bigelow, M. J. Calahan, Lambert Suydam, Montgomery Hare, City Real Estate Co., Street & Smith, The Schaefer Brewing Co., George Ehret, Robert J. Hoguet, Judge C. M. Hough, Estate of Peter A. Hegeman, H. H. Commann, Comptroller Trinity Corporation; John J. Harrington, S. G. Cook, President West Side Savings Bank, James Quinlan, President Greenwich Savings Bank, Alfred J. Cammayer, Morris A. Eiseman, Consolidated Dental Mfg. Co., B. M. Kracht, The Weber Piano Co., Hotel Navarre and Importation Co., Hotel York, John Hayes, Estate Walden Pell, Clifford M. DeMott, William E. Powers, Hugh Slevin, Rebecoa Cahn, William C. Steger, Trustee J. C. Lyons Building & Operating Co.; Estate of J. Bookman, Anna L. Daly, by Daniel Daly, attorney; Estate Solomon Rich, C. C. Hickok.

## The Subway Balance.

A DEFINITE ANNOUNCEMENT.

While it is assumed that it is the particular duty and business of the Commission to build on all the subway routes that have been legally adopted as speedily as it is possible to make financial arrangements for them, an official utterance definite in respect to time and place would be appropriate at this juncture, seeing that there have been so many disappointments in the past, and that so much is at stake.—Record and Guide, Nov. 23.

Chairman Willcox announced last Saturday that the Commission had decided definitely upon the construction of the so-called tri-borough subway, the north end of which will be in Pelham Bay Park, and the south end on Coney Island.

The general scheme is to build a new subway on the East Side of Manhattan, to connect with the Fourth av line in Brooklyn, by way of the Manhattan Bridge, and so to have a through route from Pelham Bay Park to Coney Island.

### Commercial Precedents.

Charles Putzel, from his long and varied commercial-legal experience, has just completed this (his third book) which exceeds his others in importance and value, in that the number of cases discussed is greater and the range of material all new, covering the entire commercial legal field. Mr. Putzel, from his legal and literary training, is eminently well fitted to edit a book of this general and useful character. This book, from its every-day usage of commerce, makes it an essential one of reference for every man in business and applicable to all of the States throughout the Union. It presents the subject matter to the merchant, the banker, the manufacturer, the importer, trustee or man of business in a particularly clear and happy manner.

Mr. Putzel has been in active practice of the law since 1878, and has his office in 299 Broadway, New York City. In 1876 he graduated from the College of the City of New York, and in 1878 from Columbia College Law School. He studied law with Luther R. Marsh (partner of Daniel Webster).

Mr. Putzel identified himself with the subject of public education and for five years was chairman of the School Board of his district and for six years was a trustee of his alma mater, the College of the City of New York. He is a Tax Commissioner for Greater New York, being appointed by Mayor George B. McClellan on January 1st, 1906. In 1881 and in 1887 he edited books on commercial law for the American Publishing Company and the New York Journal of Commerce.

## Borough of Queens and the Belmont Tunnel.

To the Editor of the Record and Guide.

Referring to the articles appearing in the public press, following the public hearing on the Belmont tunnel, held before the Public Service Commission, on November 14th, many of which appear to convey the idea that the citizens of Queens Borough were particularly desirous of securing the opening of the Belmont tunnel for traffic purposes, regardless of the charges to be made for service, I beg to advise you that I am mailing you, herewith, a copy of the resolution which was adopted at a meeting held in Jamaica, previous to this public hearing before the Public Service Commission, and am likewise attaching thereto the names of the civic organizations which attended this meeting, showing the names of those voting for the resolution and the one voting against it. You will notice that out of thirty-three organizations voting on the question, thirty-two voted in favor of the resolution.

By a perusal of the resolution, you will readily see that it is far from the feeling of the citizens of Queens that this tunnel be opened except on terms that will be recognized as advantageous to the Borough of Queens. The sentiment is almost universal in the borough, that it would be preferable to the interest of the borough that the tunnel remain closed and inoperative, rather than it be opened on other conditions than those set forth in the resolution adopted.

We are likewise mailing you herewith a copy of a brief, covering the subject, prepared by an attorney employed by these civic organizations, which brief sets forth more in detail than the resolution itself, the reasons for the position taken by the citizens of Queens Borough.

The articles published in the various papers of the city, following this public hearing before the Board, were, in many instances, quite misleading as to the actual sentiments of the Borough of Queens.

I am taking the privilege of mailing you copies of this resolution and other information, so that you may know definitely just what the conditions are as regards the sentiments of the people in Queens Borough. If you should see fit to give any publicity to the matter presented herein, we would feel grateful.

Yours very truly,

REAL ESTATE EXCHANGE OF LONG ISLAND.

(By order of the Board of Directors, K. A. Wilson, Assistant Secretary.)

# LAW DEPARTMENT

### No Lien Law for Brokers.

To the Editor of the Record and Guide:

Following is an interesting point in regard to brokers' commissions, and the right of a broker to withhold a deposit, with the buyer's consent, until the owner or seller gives him some assurance that she will surely pay him his commission before the title passes.

A broker procures a buyer for a tenement, able, willing and ready to buy, on the terms given the broker by the owner. The buyer takes the contract to be signed by herself, to have her attorney look the contract over before she signs it. She delayed taking it to her attorney for about a month. Her attorney draws new contracts and leaves out the fact that the broker is entitled to his commission on the sale. The broker had a postal card from the owner stating that she was willing to sell at the price offered by the buyer.

The broker said that he wanted something in writing to show that the owner would pay him his commission on or before the closing of title. She refused to do so, and the broker did not give her the deposit. She left her lawyer's office without signing her contract, and would not accept the one signed by the buyer. The broker commenced suit for his commission. Before the trial of the case the defending owner or defendant tried several times to settle the matter, on one condition, and that was that the buyer pay for fire escapes that the seller had erected on the premises since the suit was started. The buyer refused. The case came to trial in the Sixth District Municipal Court. The broker and the buyer having given their sworn testimony the Judge ruled that inasmuch as the broker had demanded his commission, or else a letter stating that the seller must pay him his commission before he turned the deposit and the contract signed by the buyer over to the seller, it made his commission a part of the contract, which the seller would not agree to, therefore the broker had not earned his commission.

Has not a broker a right to protect himself where he mistrusts the seller's intentions, and believes that if the title closed without his receiving his commission, and he sued, even though getting a judgment, that the judgment will never be paid? I have always been under the impression, having read decisions many times, that a broker's commission is earned when he gets a buyer able, ready and willing to buy, still ready to buy, and he is authorized by the seller to sell at the price agreed on, and that his brokerage is due at the time of signing the contract, and he does not have to wait until title closes to demand his commission unless mutually agreed upon previous to the signing by the buyer. Is the Judge's point well taken, or is he wrong in dismissing the case before the defendant gives her testimony? Of course, I know that the defendant does not need to testify if her attorney rests his case, and moves for dismissal and it is dismissed by the Judge. Has a broker no right to secure himself against fraud where he suspects it will be practiced?

Your opinion as to the decision and rights of the broker will be appreciated and read by the thousands of real estate men and owners, readers and subscribers to your paper.

Trusting that you will kindly answer this and give your opinion in an early issue of your paper, I remain,

REAL ESTATE BROKER.

Answer.—The Judge's point is well taken. The broker has no lien on the first payment. He can only protect himself as others do by declining to do business with persons whom he cannot trust. He has no lien law to protect him. The commissions are due, of course, when the contract and purchaser are satisfactory to his principal, but we know of no arbitrary right on the part of the broker to deduct them on the spot, though frequently done.

### A BANKING QUESTION.

To the Editor of the Record and Guide:

A deposits with a certain trust company a note for $1,000 payable at an out-of-town bank. This trust company enters the note in A's pass book (for collection). The note is paid at maturity to the trust company's clearing-house agent two days after the trust company and the National Bank that clears for the trust company suspend. The receiver for the trust company refuses to credit this collection in A's pass book, because they have not yet received it. A has no means of reaching the National Bank, as they hold all collections made through them for the trust company against an indebtedness of the trust company to them. What are the legal rights of A?

Answer.—We think that the entry of the note in the pass book for collection is sufficient to make the bank responsible as a trustee to collect. The bank has received the money by a credit and the money becomes the debt of the bank to its depositor and is to be treated by the receiver as all the debts of the bank are treated, the depositor to be paid his debt in full or proportionally as the other debts are paid, and as the assets of the bank in the hands of the receiver will pay.

See also chapter 148, of laws of 1902, making it a felony for an officer, agent, teller or clerk of a bank to receive a deposit, knowing the bank to be insolvent. This chapter is an amendment of Section 601 of the Penal Code. We believe that in respect to the Penal Code a trust company must be considered a bank and its officers, agents, tellers or clerks must be held subject to the same penalties as if acting for a bank.

See also Section 162 of Banking Law (Chapter 689, Laws of 1892) which makes stockholders of a trust company individually responsible equally and rateably for the debts of the trust company to an amount equal to the par value of the stock held by the stockholders.

### A Worthless Check.

To the Editor of the Record and Guide:

I received, as payment from a man, his check on the Corn Exchange Bank. I put it through, and it came back marked "N. G." It has been learned that this man has no account at said bank or at any bank. How can I proceed? Is this act punishable by law. If so, to what extent?

Answer.—You can either sue for the money and interest and disbursements, or, if you have parted with money or property, you may proceed criminally against the maker of the check. (See Section 529 of the Penal Code.)

### Tax Assessors' Rules.

The Board of Tax Commissioners has made the announcement that in its assessment work "when lots are longer or shorter than 100 ft., the value is to be determined by the Neill or Hofman rule, and the Neill table is to be used to determine the value of a narrow lot of irregular depth when the lot unit of value has been employed."

### Quotations: Real Estate and Building Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. % | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 90 | 100 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 250 | 300 |
| Century Realty Co | 10 | A & O | 160 | 190 |
| City Investing Co | 6 | M & N | 55 | 65 |
| Hudson Realty | 8 | Q-J | 100 | 110 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 170 | 185 |
| Lawyers Mortgage Co | 10 | Q-J | 155 | 175 |
| Mortgage Bond Co | 4 | Q-J | 75 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | 125 | 150 |
| Realty Associates | 8 | A & O | 102 | 106 |
| Title Guarantee & Trust Co | 16 | Q-J | 340 | 355 |
| Title Ins. Co. of N. Y. | 7 | A & O | 100 | 125 |
| Thompson-Starrett Co., common | 8 | J & J | .. | .. |
| Thompson-Starrett Co., preferred | 8 | M & N | .. | .. |
| U. S. Mortgage & Trust Co | 24 | J & J | 275 | 350 |
| U. S. Title Guaranty & Indemnity Co | 6 | Q-J | .. | 85 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 150 |

## Public Works.

BRONX RIVER AV.—Laying out and fixing grade from Eteley av to Metcalf av. Board of Estimate will consider proposed change Dec. 20.

PATTERSON AV.—Laying out and fixing grade from Commonwealth av to St. Lawrence av. Board of Estimate will consider proposed change Dec. 20.

LACOMBE AV.—Laying out and fixing grade from pier and bulkhead line of Bronx River to St. Lawrence av, and from Castle Hill av to bulkhead line of Westchester Creek. Board of Estimate will consider proposed change Dec. 20.

METCALF AV.—Laying out and fixing grade from Bronx River av to East 177th st. Board of Estimate will consider proposed change Dec. 20.

RANDALL AV.—Laying out and fixing grade from pier and bulkhead line of Bronx River to Leland av, and from Havemeyer av to bulkhead line of Westchester Creek. Board of Estimate will consider proposed change Dec. 20.

COMMONWEALTH AV.—Laying out and fixing grade from Lacombe av to Ludlow av. Board of Estimate will consider proposed change Dec. 20.

TAYLOR AV.—Laying out and fixing grade from Lacombe av to Ludlow av. Board of Estimate will consider proposed change Dec. 20.

GRAND AV.—Opening and extending from Tremont av to Fordham road; Aqueduct av East, from West 180th st to West 184th st and West 180th st, from Davidson av to Aqueduct av. Proposed area of assessment to be considered by the Board of Estimate on Dec. 20th, begins:

First—Beginning at a point on the southerly line of West 181st st, at its intersection with the easterly line of Aqueduct av, and running thence eastwardly along the southerly line of West 181st st to a point distant 105 ft. westerly from the westerly line of Harrison av, the said distance being measured at right angles to the line of Harrison av; thence southwardly along a line parallel with Harrison av to its intersection with a line which bisects the angle formed between the southerly line of West 181st st and the northerly line of West 180th st; thence eastwardly along the said bisecting line to a point distant 100 ft. easterly from the easterly line of Harrison av, the said distance being measured at right angles to the line of Harrison av; thence northwardly along a line parallel with Harrison av to the southerly line of West 181st st; thence eastwardly along the southerly line of West 181st st to a point distant 90 ft. westerly from the westerly line of Davidson av, the said distance being measured at right angles to the line of Davidson av; thence southwardly along a line parallel with Davidson av to its intersection with the hereinbefore described bisecting line; thence eastwardly along the said bisecting line to its intersection with a line midway between Davidson av and Jerome av; thence southwardly along the said line midway between Davidson av and Jerome av to the intersection with the prolongation of a line distant 200 ft. south of and parallel with the southerly side of West 180th st, the said distance being measured at right angles to the line of West 180th st; thence westwardly along the said line distant 200 ft. south of and parallel with the southerly side of West 180th st to a point distant 90 ft. easterly from the easterly line of Grand av, the said distance being measured at right angles to the line of Grand av; thence southwardly along a line parallel with and always distant 90 ft. from the easterly line of Grand av to its intersection with the northerly line of Tremont av; thence southwardly along a straight line to the intersection of the southerly line of Tremont av with the westerly line of Davidson av; thence southwardly along the westerly line of Davidson av to its intersection with a line southerly from, parallel with, and always distant 100 ft. from the southerly line of Tremont av, the said distance being measured along a radial line; thence westwardly along the said line parallel with Tremont av to its intersection with a radial line drawn through a point on the northerly line of Tremont av where the said northerly line of Tremont av is intersected by a line westerly from, parallel with, and always distant 100 ft. from the westerly line of Grand av, the said distance being measured at right angles to the line of Grand av; thence northwardly along the said radial line to the northerly line of Tremont av; thence northwardly along the hereinbefore described line parallel with Grand av to its intersection with a line southerly from, parallel with and distant 200 ft. from the southerly line of West 180th st, the said distance being measured at right angles to the line of West 180th st; thence westwardly along the said line parallel with West 180th st to the easterly line of Aqueduct av; thence northwardly along the easterly line of Aqueduct av to the point or place of beginning.

Second—Beginning again at a point on the southerly line of West 181st st at its intersection with the easterly line of Aqueduct av, and running thence in a straight line to a point on the northerly line of West 181st st, distant 100 ft. westerly from the westerly line of Aqueduct av East, the said distance being measured at right angles to the line of Aqueduct av East; thence northwardly along a line parallel with and always distant 100 ft. from Aqueduct av East, to a point distant 100 ft. northerly from the prolongation of the northerly line of West 184th st, the said distance being measured at right angles to the line of West 184th st; thence eastwardly along a line parallel with West 184th st to a point distant 150 ft. westerly from the westerly line of Grand av as laid out immediately north of West 184th st, the said distance being measured at right angles to the line of Grand av; thence northwardly along a line parallel with and always distant 150 ft. from the westerly line of Grand av to a point distant 100 ft. northerly from the northerly line of Fordham road the said distance being measured on a radial line; thence eastwardly along a line parallel with and always distant 100 ft. from the northerly line of Fordham road to a point distant 100 ft. easterly from the easterly line of Grand av, the said distance being measured at right angles to the line of Grand av; thence southwardly along a line parallel with Grand av to its intersection with the northerly line of Fordham road; thence southwardly in a straight line to a point on the southerly line of Fordham road, distant 100 ft. easterly from the prolongation of the line of Grand av as laid out south of Fordham road, the said distance being measured at right angles to the line of Grand av; thence southwardly along a line parallel with Grand av and always distant 100 ft. therefrom, to its intersection with a line midway between Grand av and Davidson av as these streets are laid out between West 181st and West 184th sts; thence southwardly along the said line midway between Grand av and Davidson av to the northerly line of West 181st st; thence southwardly in a straight line to a point on the southerly line of West 181st st distant 90 ft. westerly from the westerly line of Davidson av, the said distance being measured at right angles to the line of Davidson av; thence westwardly along the southerly line of West 181st st to the point or place of beginning.

MAGENTA ST.—Opening and extending from White Plains road to Colden av, and Bartholdi st, from White Plains road to Bronxwood av. Proposed area of assessment to be considered by the Board of Estimate on Dec. 20th begins at the point where the easterly line of White Plains road intersects the line bisecting the angle formed between the centre line of Gun Hill road and Magenta st, as laid out adjoining and immediately east of White Plains road, and running thence eastwardly along the said bisecting line to the westerly line of Colden av; thence eastwardly at right angles to Colden av a distance of 160 ft.; thence southwardly parallel with and always distant 100 ft. easterly from the easterly line of Colden av to the intersection with a line which bisects the angle formed by the intersection of the prolongation of the centre lines of Duncan st and Magenta st, as these streets are laid out adjoining and immediately west of Colden av; thence westwardly along the said bisecting line between Duncan and Magenta sts to the intersection with a line 100 ft. easterly from and parallel with the easterly line of Bronxwood av, as laid out between Duncan st and the angle point north of Duncan st, the said distance being measured at right angles to the line of Bronxwood av; thence southwardly along the said line parallel with Bronxwood av to the intersection with the prolongation of a line distant 270 ft. southerly from and parallel with the southerly line of Bartholdi st, the said distance being measured at right angles to the line of Bartholdi st; thence westwardly along the said line parallel with the southerly line of Bartholdi st and the prolongation thereof to the centre line of Wallace av; thence northwardly along the centre line of Wallace av to its intersection with a line distant 175 ft. southerly from and parallel with the southerly line of Bartholdi st, the said distance being measured at right angles to the line of Bartholdi st; thence westwardly along the said line parallel with the southerly line of Bartholdi st to the centre line of Holland av; thence northwardly along the centre line of Holland av to the intersection with a line distant 100 ft. southerly from and parallel with the southerly line of Bartholdi st, the said distance being measured at right angles to the line of Bartholdi st; thence westwardly along the said line parallel with the southerly line of Bartholdi st to the intersection with the centre line of Cruger av; thence southwardly along the centre line of Cruger av to the intersection with a line distant 150 ft. southerly from and parallel with the southerly line of Bartholdi st, the said distance being measured at right angles to the line of Bartholdi st; thence westwardly along the said line parallel with the southerly line of Bartholdi st to the intersection with the easterly line of White Plains road; thence westwardly at right angles to White Plains road a distance of 200 ft.; thence northwardly and parallel with the westerly line of White Plains road and always distant 100 ft. therefrom to the intersection with a perpendicular to the line of White Plains road, as laid out between Magenta st ,and the angle point north of Magenta st, and passing through the point of beginning; thence eastwardly along the said perpendicular to White Plains road to the point or place of beginning.

EMMET ST.—Sewer between Pelham av and the lands of St. John's College. Engineer reports that title to this street has not been acquired, but evidences are presented to show that it has been dedicated through a portion of the length affected by the resolution, but not for the entire distance. The matter has been referred to Borough President Haffen.

PUBLIC PLACE.—Bounded by Parkside pl and Webster av, and also of those portions of Parkside pl and East 207th st which have not yet been acquired by the city. Opening and extending. Approved by the Board of Estimate.

TREMONT AV.—Changing grade from Devoe av to Rosedale av and of intersecting sts. Approved by the Board of Estimate.

PEARL ST.—At a recent meeting of the Board of Local Improvements of the Bowling Green District, the matter of the proposed widening of Pearl st from State to Whitehall sts came up for discussion, but no action was taken. It has been suggested to the representative of the petitioners that application for the widening be made direct to the Board of Estimate.

TIBBETS AND CORLEAR AVS.—Opening. Again laid over for final action by the Local Boards on Dec. 26.

UNNAMED ST.—Laying out unnamed st between the lines of Westchester av and 156th st, and extending from Cauldwell to Jackson av. Petition denied by Local Boards.

### To Improve Bronx Waterways.

Sixteen representative business men of the Bronx attended the annual National Rivers and Harbors Congress, held in Washington. There are 59 miles of water front in the borough, and the annual value of the commerce of the Harlem River alone is nearly $300,000,000. Twenty-nine years have elapsed since a general plan for the improvement of the Harlem River was decided upon by the engineers of the Federal Government. The plan as agreed to contemplated the expenditure of $2,000,000. Up to the present $1,350,000 has been expended. Work is practically at a standstill on the improvments of the Bronx and Hutchinson Rivers, Pelham Bay and Eastchester and Westchester Creeks.

## Condemnation Proceedings.

MACOMB'S ROAD.—Acquiring title from its junction with Jerome av, opposite Marcy pl, to Macomb's road, north of East 170th st. Commissioners Louis Munzinger and Hugh Donohoe will present an amended final report for confirmation to the Supreme Court on Dec. 17.

WEST 189TH ST.—Opening and extending from Exterior st to bulkhead line of Harlem River, as laid out July 14, 1905. Commissioners A. Bell, Robert Wallace and Jas. A. Miller, Jr., will present bill of costs and expenses to the Supreme Court on Dec. 23.

WEST 191ST ST.—Opening and extending from Exterior st to the bulkhead line as laid out July 14, 1905. Commissioners Ralph Hickox, Jas. Hay and Mark Lowenthal will present bill of costs and expenses to the Supreme Court on Dec. 23.

BRONXWOOD AV.—Acquiring title between Burke av and Gun Hill road; to Barnes av, between Williamsbridge road and Tilden st; and to Wallace av, between Williamsbridge road and Gun Hill road. Hearing will be given by Board of Estimate, Jan. 10, 1908.

WEST 129TH ST.—Opening and extending from Convent av to Amsterdam av. Commissioners Harold E. Nagle, Albert P. Massey and Wm. H. Wood have completed their estimate. Objections may be filed at 90-92 West Broadway. Area of assessment is bounded on the north by a line midway between West 129th and West 130th sts and by the prolongation thereof; on the east by a line 100 feet distant easterly from the easterly side of Convent av and parallel thereto, the said distance being measured at right angles to the line of Convent av; on the south by a line midway between West 129th and West 128th sts and by the prolongation thereof, and on the west by a line 100 feet distant westwardly from the westerly side of Amsterdam av and parallel therewith, the said distance being measured at right angles to the line of Amsterdam av.

WEST 179TH ST.—Acquiring title from Broadway to Haven av. Commissioners John W. Russell, Jas. J. McCormick and Thomas S. Scott will present bill of costs and expenses to Supreme Court on Dec. 24.

APPROACHES TO BRIDGE, over the Spuyten Duyvil and Port Morris Railroad. Acquiring title. Commissioners Wallace S. Fraser, Timothy E. Cohalan and Francis W. Pollock will present final report to Supreme Court on Dec. 17.

## Assessments.

WICKER PL.—Paving with asphalt blocks, curbing and recurbing, from Jansen av to Kingsbridge av. The Board of Assessors give notice that the proposed assessment for this purpose has been completed. Objections may be presented on or before Jan. 14.

TERRACE VIEW AV., SOUTH.—Paving with asphalt blocks, etc., from the westerly line of Jansen av to the westerly side of Kingsbridge av. The Board of Assessors have completed the proposed assessment for this purpose. Objections may be filed on or before Jan. 14.

TERRACE VIEW AV., NORTH.—Paving with asphalt blocks, etc., from Broadway to the westerly side of Jansen av. The Board of Assessors have completed the proposed assessment for this purpose. Objections may be filed on or before Jan. 14.

VAN CORLEAR PL.—Paving with asphalt blocks, etc., from a line 175 ft. west of Kingsbridge av southerly around the circle and northerly to Wicker pl. The Board of Assessors give notice that the proposed assessment for this purpose has been completed. Objections may be presented on or before Jan. 14.

TOWNSEND AV.—Opening from East 170th st to East 176th st. Assessment entered Dec. 10, 1907. Area of assessment includes all those lands, tenements and hereditaments and premises situate, lying and being in the Borough of the Bronx, in the City of New York, which taken together, are bounded and described as follows, viz.: On the north by the southerly side of Mount Hope pl, from the easterly side of Jerome av to the westerly side of Walton av; on the south by the northerly side of Elliot pl, from the easterly side of Jerome av to the westerly side of Walton av; on the east by the westerly side of Walton av, from the northerly side of Elliot pl to the southerly side of Mount Hope pl, and on the west by the easterly side of Jerome av, from the northerly side of Elliot pl to the southerly side of mount Hope pl. Payable within 60 days to the Collector of Assessments and Arrears.

### Steam Pounding.

One of the chief annoyances with which owners of flat property frequently contend results from pounding or water hammering in the piping system of a steam heating plant caused by traps or depressions in which water of condensation accumulates, through which steam is compelled to force its way. This may be obviated by properly grading all pipes and dripping by means of a small nipple or other connection, all places in the system where traps occur. If when running a branch from a main to a riser the proper fall cannot be given to the branch, it should be dripped by immediate connection into the regular water return.

### Mail Delivered to Apartments by Electric Carrier.

A device for the automatic delivery of mail to occupants of apartment houses is now in successful use. It consists of a vertical well, about 18 inches square, containing an elevating and lowering apparatus, which carries up and down a steel tray with small metal boxes. One of the chief features of the apparatus is that it works automatically, making no mistakes. As the postman enters the vestibule he deposits the mail in an automatic carrier, to which he keeps the key. After placing the matter in the proper receptacle he closes the door, which starts the electric carrier. By a simple operation the boxes are dropped off the carrier at the apartments to which they belong, and at the same time the contents are automatically deposited in a locked letter-box inside the apartment.

The carrier proceeds on its upward course until it reaches the top of the building, when it immediately descends, picking up the empty boxes as it passes.

The power necessary to operate the mechanism is slight. The device was recently approved by the Postmaster-General. The shaft mentioned, including the carrier, may be seen in operation at "The Courtenay," on Central Park West, Manhattan.

### A Convenient Privilege.

Property owners in the Bronx will be interested to know that arrangements have lately been made by the Central and Northern Union Gas Companies with the American Express Company whereby bills for gas consumed and appliances purchased may be paid at the branch offices of the American Express Company, located throughout that borough. For this convenience a small fee will be exacted by the express company. The new arrangement will not interfere with consumers making payments at the gas company's office or to its regular force of authorized collectors. The convenience of the privilege mentioned will doubtless be appreciated by property owners and others residing in the outlying sections of the Bronx. It will be recalled that the branch agencies of the express company are located generally in drug stores. It is understood that the plan adopted has met with success in Chicago and other large cities. The arrangement went into effect during the week.

### Adjacent Property Owners to Bear the Expense.

In spite of the fact that the Local Improvement Board of Morrisania recommended that the whole expense of acquiring title to the triangle made by the junction of Parkside pl and Webster av, from 207th st to a point nearly opposite 209th st, be borne by the city, the Board of Estimate has concluded to assess the whole expense upon property owners adjacent to the property to be taken, chiefly because of the fact that the improvement is said to be of only local value. It will be remembered that in laying out Parkside pl, so as to give 208th st an outlet to Webster av, a narrow ledge of rock was untouched between that thoroughfare and 208th st. The triangle is much too narrow to permit the erection of a building, since its maximum width is only about forty feet. The market value of the parcel will be determined by a commission in condemnation. The assessed value of the strip is $6,700.

### Few Voluntary Auctions.

In canvassing the real estate situation in Brooklyn a student of conditions in that borough called attention to the small number of voluntary auction sales which are taking place. In this respect he said that it is perhaps significant that no owners are conducting sales of this nature. Such auction sales as are being held he argued are the results of foreclosure proceedings and that plaintiffs do most of the bidding and buying. He further maintained that syndicates and private individuals, speculators as well as investors, are looking for bargains in the market these days and that they are not willing to pay market prices with money so scarce.

### Bricklayers' Agreement.

After conferences lasting more than a month the trade arbitration board of the Mason Builders' Association and the bricklayers reached an agreement by which the wages and conditions under the agreement which expires at the end of this year will continue for another year. There are about a dozen other building trade unions whose trade agreements expire at the end of this year, but this is the first trade to make a new agreement so far, and the result is looked on as an indication of the policy which will be pursued by the trade associations of employers in the Building Trades Employers' Association. About one-half of the bricklayers are idle at present, but the employers, in return for continuing the wages of 70 cents an hour, with double wages for overtime and Sunday and holiday work, will have the privilege of selecting the best men for any work they may have. It is believed that a similar arrangement will be made with the other trades.

### For Tri-Borough Rapid Transit.

To avoid any delay in passing upon the Bronx end of the tri-borough rapid transit route when the matter comes before the Public Service Commission for consideration, the Improvement Boards in Bronx Borough will request the New York Board of Estimate and Apportionment at its next meeting to have the city take title not later than April 1 to the land needed for the extension of Westchester av, from the centre of Westchester Village to Pelham Bay Park.

*MISCELLANEOUS.*

**W. P. MANGAM**
*Real Estate and Loans*
108 and 110 EAST 125TH STREET
Telephone, 222 Harlem — New York City
NOTARY PUBLIC

*MISCELLANEOUS.*

**JOSEPH P. DAY**
*Real Estate*
AUCTIONEER AND APPRAISER
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JOHN D. CRIMMINS, CHARLES T. BARNEY, } Vice-Presidents
CYRIL H. BURDETT, Secretary
CHAUNCEY H. HUMPHREYS, EDWIN A. BAYLES, } Asst. Sec'ys
WILLIAM N. HARTE, Treasurer
Hon. ABRAHAM R. LAWRENCE, Counsel

## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Dec. 16.

Bronx Park addition, at 10 a m.
Public park, Southern Boulevard, Pelham av, Crotona av, at 2 p m.
Freeman st, widening, from Stebbins av to Intervale av, at 3 p m.
Thayer st, opening, from Broadway to Nagle av, at 11 a m.
Tremont av, opening, from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Gun Hill rd, widening, from Webster av to Elliott av, at 12 m.
Strip of land at Boulevard Lafayette, at 4 p m.
Lane av, &c, opening, between Westchester av and West Farms rd, at 11 a m.
Classon Point rd, opening, from Westchester av to East River, at 2 p m.

Tuesday, Dec. 17.

Boston rd, opening, from Bronx Park to White Plains rd, at 10 a m.
Northern av, opening, north of West 181st st, at 4 p m.
Hull av, Perry av, &c, opening, at 3.45 p m.
Baker av, opening, from Baychester av to city line, at 2 p m.

Wednesday, Dec. 18.

East 222d st, opening, from 7th av to Hutchinson River, at 3 p m.
Third av, widening, at 159th st, at 2 p m.

Thursday, Dec. 19.

West 167th st, public place, &c, at 3.50 p m.
Corlears Hook Park, addition, at 4 p m.
Fifth new street north of West 181st st, opening, at 3 p m.
Bronx Boulevard, opening, from Old Boston rd to 242d st, at 3 p m.
Two public parks east of Boulevard Lafayette, at 4 p m.

Friday, Dec. 20.

Charles av, Richmond, opening, from Richmond av to St Nicholas av, at 3 p m.
Joseph Rodman Drake Park, at 1 p m.

At 258 Broadway.

Monday, Dec. 16.

Piers 32 and 33, at 2 p m.
Bridge 3, Section 3, at 2 p m.
Carmine st, public bath, at 2 p m.
Bridge 4, No 2 (Queens), at 3 p m.
Grafton av (executive), at 3 p m.

Tuesday, Dec. 17.

Brooklyn Bridge, at 10.30 a m.
Westchester av, rapid transit, at 11 a m.
Willard Parker Hospital, at 2 p m.
Fort George, rapid transit, at 3 p m.
Pleasant av, school site, at 4 p m.

Wednesday, Dec. 18.

East 12th st, school site, at 10.30 a m.
20th and 21st sts, school site, at 1 p m.
Hamilton pl, school site, at 1 p m.
Pier 51, East River, at 2.30 p m.

Thursday, Dec. 19.

Pier 36, East River, at 10.30 a m.
Brooklyn Bridge, at 2 p m.

Friday, Dec. 20.

Westchester av, rapid transit, at 11 a m.
Clinton st, school site, at 11 a m.
Hamilton pl, school site, at 1 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Dec. 13, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

*Austin pl, e s, 132.2 n 144th st, runs n 502.1 x e 120.9 x s 519.8 x w 3 2 x s 56.7 x w 70.3 to beg, vacant. (Amt due, $12,784.75; taxes, &c, $291.75.) Rosetta Jonson.....$12,000
*Whitlock av, w s, 120.7 n 144th st, 496.9x 136.10x419.8x134.4, vacant. (Amt due, $15,- 374.50; taxes, &c, $292.52.) Rosetta Jonson. .....14,000
21st st, No 58, s s, 146 e 6th av, runs e 23.10 x s 60 x e .03 x s 40 x w 23.3 x n e — x w — x n 100 to beg, 4-sty brk buildings and store. (Amt due, $11,148.98; taxes, &c, $1,659.83.) Louis H Herman .....58,100
Austin pl, w s, 120.7 s 147th st, 61.5x88.8x 109.7, gore, vacant. (Amt due, $——; taxes, &c, $——.) Estella Smith .....1,025
Austin pl, w s, 182 s 147th st, 50x100, vacant. (Amt due, $——; taxes, &c, $——.) F M Hill .....1,425
Austin pl, w s, 432 s 147th st, 25x100, vacant. x100, vacant. (Amt due, $——; taxes, &c, Mrs E Quinlan .....3,400
Austin pl, w s, 332 s 147th st, 50x100, vacant. (Amt due, $——; taxes, &c, $——.) F M Hill. .....1,700
Austin pl, w s, 382 s 147th st, 50x100, vacant. (Amt due, $——; taxes, &c, $——.) Wm G Schapp .....1,750
Austin pl, w s, 432 s 147th st, 25x100, vacant. (Amt due, $——; taxes, &c, $——.) R Pizzuteillo.....875
Austin pl, w s, 457 s 147th st, 50x100, vacant. (Amt due, $——; taxes, &c, $——.) M S & J Goodstein .....2,300
Austin pl, w s, 72.8 n 144th st, 175x71x irreg x100, vacant. (Amt due, $——; taxes, &c, $——.) R Pizzuteillo.....6,750
Lenox av, Nos 103 to 109, 115th st, No 101 | n w cor 115th st, 100.11x100, 6-sty brk tenement with stores (voluntary). Sigmund Wechsler, for a client.....276,000
125th st, Nos 151 and 153, n s, 100 e 7th av, 50x99.11, 3-sty brk building, with store (voluntary). Chas D Hilson .....179,000
124th st, No 247, n s, 80.6 w 2d av, 28x100.11, 5-sty brk tenement (voluntary). R V Wechsler, for a client .....30,000
Lexington av, No 28 | n w cor 23d st, 50x97.6, 23d st, Nos 131 and 133 | 2 and 3-sty brk buildings (voluntary). Bid in at $200,000.....
Lexington av, No 2021, s e cor 123d st, 100.11 x35, 5-sty brk tenement with stores (voluntary). Sigmund Wechsler, for a client.81,000
111th st, s s, 25 w Lexington av, 40x100.11, vacant (voluntary). Louis E Kleban..23,450
*Wales av, 151st st, Tinton av, 152d st | s e cor 152d st, runs s 295 to 151st st, x e 200 to Tinton av, x n 45 x w 100 x n 150 x e 100 to Tinton av, x n 100 to 152d st, x w 200 to beginning, vacant. (Amt due, $64,554.60; taxes, &c, $1,972.87.) Jennie Chabot..5,000
54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk and stone dwelling. (Amt due, $5,- 507.27; taxes, &c, $1,274.46; sub to prior mort of $31,980.19.) Adj sine die.....
150th st, Nos 304 to 310, s s, 100 w 8th av, 100x99.11, two 6-sty brk tenements. (Amt due, $8,020.39; taxes, &c, $2,275.) Adj to Jan 14 .....
150th st, Nos 304 and 306, s s, 100 w 8th av, 50x99.11, 6-sty brk tenement. (Amt due, $4,957.26; taxes, &c, $1,135.) Adj to Jan 14. .....
*138th st, n s, 250 e Lenox av, 25x99.11, vacant. (Amt due, $8,304.48; taxes, &c, $222.31.) American Mortgage Co.....6,500
*138th st, n s, 350 e Lenox av, 75x99.11, vacant. (Amt due, $24,099.18; taxes, &c, $666.93.) B Aymar Sands .....20,000
*138th st, n s, 275 e Lenox av, 75x99.11, vacant. (Amt due, $24,098.37; taxes, &c, $666.93.) B Aymar Sands .....20,000
23d st, No 318, s s, 165.7 w 8th av, 21.10x 98.8, 4-sty stone front dwelling. (Partition.) John J Sweeney .....23,050
*2d av, Nos 1094 and 1096, e s, 60.3 s 58th st, 40.2x100, 6-sty brk tenement and store. (Amt due, $18,759.28; taxes, &c, $556.12.) Action No 1. Aaron Goodman .....61,327
*38th st, No 315, n s, 225 e 2d av, 25x98.9, 6-sty brk tenement and store. (Amt due, $4,469.45; taxes, &c, $507.42.) Action No 2. Aaron Goodman .....28,765

BRYAN L. KENNELLY.

54th st, No 160, s s, 100 e 7th av, 18.9x100.5, 4-sty brownstone dwelling (voluntary). E S Burridge .....25,750

HUGH D. SMYTH.

*113th st, Nos 229, on map No 235, n s, 200 w 2d av, 25x73.11, 5-sty brk tenement. (Amt due, $3,810.47; taxes, &c, $——; sub to a mort of $16,000.) Adrian H Jackson..20,265

| | |
|---|---|
| Total | $903,432 |
| Corresponding week, 1906 | 519,333 |
| Jan. 1st, 1907, to date | 38,309,759 |
| Corresponding period, 1906 | 30,315,832 |

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Dec. 14.

No Legal Sales advertised for this day.

Dec. 16.

3d av, 179th st | s e cor 179th st, 100.4x109.1x102.7x 115.4, vacant. B Aymar Sands et al trustees, &c, agt Northwestern Realty Co et al; Bowers & Sands, att'ys, 31 Nassau st; Thomas L Feitner, ref. (Amt due, $6,607.43; taxes, &c, $3,828.91.) Mort recorded Jan 23, 1905. By J Barry Lounsberry.
105th st, No 9, n s, 175 e 5th av, 25x100, 2-sty frame dwelling. Eva Diamondston agt Samuel L Wallenstein et al; O'Brien, Boardman & Platt, att'ys, 2 Rector st; Frank E Hipple, ref. (Amt due, $7,188.76; taxes, &c, $450; sub to a prior mort of $10,000.) Mort recorded Feb 6, 1907. By Joseph P Day.
137th st, No 616, s s, 255 w Broadway, 85x 99.11, 6-sty brk tenement. Wm R Rose agt Cathedral Parkway Realty Co et al; action No 1; Benjamin G Paskus, att'y, 128 Broadway; Arthur R Walsh, ref. (Amt due, $16,- 470.00; taxes, &c, $2,700; sub to five morts aggregating $174,052.) Mort recorded Oct 22, 1906. By Joseph P Day.
137th st, No 622 s s, 340 w Broadway, 85x 99.11, 6-sty brk tenement. Same agt same; action No 2; same att'y; same ref. (Amt due, $16,486.00; taxes, &c, $2,700; sub to five morts aggregating $175,169.) Mort recorded Oct 22, 1906. By Joseph P Day.
St Nicholas av, No 1541, No 599 | n w cor 187th st, 15.10 x80, 3 and 4-sty stone front dwelling. The Germania Life Ins Co agt John G R Lilliendahl et al; Dulon & Roe, att'ys, 41 Park Row; Emmet J Murphy, ref. (Amt due, $8,958.94; taxes, &c, $320.20.) Mort recorded Sept 18, 1895. By Joseph P Day.
Southern Boulevard, w s, 100 s av St John, 150 x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

Dec. 17.

175th st, No 933, Arthur av, No 1808 | n e cor Arthur av, runs e 125 x n 100 x w 25 x s 25 x w 112.4 x s 75.10, 2-sty frame dwelling and vacant. Geo T McQuade agt Margherita Biggio et al; John M Jones, att'y, 147 Nassau st; Edw H Maddox, ref. (Partition.) By Joseph P Day.
54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk dwelling. Geo J Daniell agt The Netherlands Corp of N Y et al; Baldwin & Blackmar, att'ys, 31 Nassau st; Paul L Kiernan, ref. (Amt due, $31,980.04; taxes, &c, $1,- 274.46.) Mort recorded Oct 9, 1904. By Joseph P Day.
Madison av, Nos 706 and 708, 63d st | s w cor 63d st, 40.5 x70, two 5-sty brk and stone office and store buildings. County Holding Co agt Caroline L Foley et al; Merrill & Rogers, att'ys, 31 Nassau st; Samuel Strasbourger, ref. (Amt due, $117,974.09; taxes, &c, $4,262.84.) Mort recorded Feb 2, 1905. By Joseph P Day.
118th st, Nos 152 and 152½, on map No 152, s s, 67.9 e Lexington av, 25x100.11, 3-sty frame tenement and 2-sty frame tenement on rear. Adolf Mandel agt Raphael Kurzrok et al; Lese & Connolly, att'ys, 35 Nassau st; Richard H Clarke, ref. (Amt due, $16,972.13; taxes, &c, $354.24; sub to two morts aggregating $9,000.) Mort recorded March 31, 1906. By Bryan L Kennelly.
136th st, n s, 100 e Brook av, 120x100, vacant. Jennie Weill agt Gerson M Krakower et al; Action No 1; Kantrowitz & Esberg, att'ys, 320 Broadway; Edw J McGuire, ref. (Amt due, $9,245.03; taxes, &c, $446.53; sub to two prior morts aggregating $18,500.) Mort recorded June 5, 1905. By Joseph P Day.
137th st, s s, 100 e Brook av, 120x100, vacant. Same agt same; Action No 2; same att'ys; same ref. (Amt due, $9,397.15; taxes, &c, $492.46; sub to three prior morts aggregating $20,500.) Mort recorded June 5, 1905.) By Joseph P Day.
3d av, No 2750, e s, 112 n 145th st, 28x109.11x 25x122.6, 2-sty frame tenement and store. Newman Grossman agt W J Schmidt & Co et al; Charles Stein, att'y, 302 Broadway; Terence J McManus, ref. (Amt due, $3,776.65; taxes, &c, $512.24; sub to two morts aggregating $14,000.) Mort recorded May 10, 1906. By Joseph P Day.
Amsterdam av, Nos 1260 to 1266, 122d st, No 501 | n w cor 122d st, 90.11x100, two 6-sty brk tenements and stores. The Jefferson Bank agt Jacob H Horwitz et al; Arnstein & Levy, att'ys, 128 Broadway; Terence J McManus, ref. (Amt due, $22,470.32; taxes, &c, $3,759.51.) Mort recorded Aug 30, 1906. By Joseph P Day.
Amsterdam av, Nos 2212 to 2218, 170th st, Nos 500 to 512 | s w cor 170th st, runs s 75 x w 100 x s 20 x w 150 x n 95 x e 250 to beg, five 5-sty brk tenements, stores on av. The Roosevelt Realty & Construction Co agt Barnet Miller et al; Saul Bernstein, att'y, 149 Broadway; Geo J Gillespie, ref. (Amt due, $16,510.01; taxes, &c, $3,432.70; sub to five morts aggregating $225,000.) Mort recorded Feb 7, 1906. By Joseph P Day.
108th st, Nos 315 to 337, n s, 100 w 1st av, 300x100.11, six 6-sty brk tenements and stores. Isidore Jackson et al agt Raphael Kurzrok et al; Action No 1: A Stern, att'y, 31 Nassau st; Walter B Caughlan, ref. (Amt due, $225,- 882.83; taxes, &c, $6,302.10.) Mort recorded May 3, 1906. By Joseph P Day.
2d av, Nos 2100 and 2102, 108th st, No 301 | n e cor 108th st, 50x 100, 6-sty brk tenement and store. Same agt same; Action No 2; same att'y; same ref. (Amt due, $39,456.10; taxes, &c, $1,439.38.) Mort recorded May 18, 1906. By Joseph P Day.

(Continued on page 881.)

# THE GEORGE A. JUST COMPANY

239 Vernon Ave., Boro. of Queens, New York City

## IRONWORK FOR BUILDINGS


# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 22 to December 7, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named street in the BOROUGH OF THE BRONX:

24TH WARD, ANNEXED TERRITORY. THE FIRST STREET (UNNAMED)—OPENING, east of the Bronx River, extending from Tremont Avenue to Bronx Park. Confirmed June 8, 1907, entered November 21, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, November 21, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. VYSE AVENUE—SEWER, between Boston Road and East 177th Street. 24TH WARD, SECTIONS 11 AND 12. BURNSIDE AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Tremont to Ryer Avenues. 24TH WARD, SECTION 12. VIREO AVENUE—SEWER, from East 235th to East 236th Street.

HERMAN A. METZ,
Comptroller.

City of New York, November 26, 1907. (39611)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 9, SEWER IN SHERIDAN AVENUE, between East 161st and East 165th Streets; and in EAST 162ND STREET, between Sheridan Avenue and The Grand Boulevard and Concourse, and in THE GRAND BOULEVARD AND CONCOURSE, between East 161st and 163rd Streets. 24TH WARD, SECTION 11. EASTBURN AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from 165th to Belmont Streets. EAST 176TH STREET—SEWER, between Arthur and Crotona Avenues. 24TH WARD, SECTION 12. EAST 196TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to Marion Avenue. THE GRAND BOULEVARD AND CONCOURSE (west side)—SEWER, between East 198th and East 196th Streets. DECATUR AVENUE AND EAST 209TH STREET—RECEIVING BASIN, at the northeast corner. BRIGGS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Kingsbridge Road to the Southern Boulevard.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 6, LEXINGTON AVENUE—SEWER (west side) between 123rd and 124th Streets. 12TH WARD, SECTION 8. WEST 216TH STREET—OUTLET SEWER, between Harlem River and Broadway; and 9TH AVENUE—SEWER, between 215th and 216th Streets; and WEST 215TH STREET—SEWER, between 9th Avenue and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. WEBSTER AVENUE—SEWER, from 1st Avenue to William Street. 3RD WARD (WHITESTONE), 20TH STREET—SEWER, from 8th to 11th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—CONSTRUCTING AN INTERCEPTING AND COMBINED SEWER, from Nicholas Street to Westervelt Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 26, 1907. (39619)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. JEWETT AVENUE—REREGULATING, REGRADING, CURBING, RECURBING, FLAGGING, REFLAGGING, PAVING, REPAVING, from Egbert Avenue to Cherry Lane.

HERMAN A. METZ,
Comptroller.

City of New York, December 10, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS, SECTION 11. TOWNSEND AVENUE—OPENING, from East 170th to East 176th Street. Confirmed November 11, 1907; entered December 10, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, December 10, 1907.

## PROPOSALS.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9:45 a. m. on

WEDNESDAY, DECEMBER 18, 1907.

For furnishing and delivering crockery, glassware, enameled ware, plated ware, etc., as required to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of The Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fenimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS H. DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 5, 1907

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

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Department of Health, Corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

WEDNESDAY, DECEMBER 18, 1907.

For furnishing and delivering twelve (12) horses to the Department of Health during the year 1907.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.
President.
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 7, 1907. (39834)

## PROPOSALS.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock m. on

WEDNESDAY, DECEMBER 18, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for the removal of snow and ice.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 5, 1907.

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

WEDNESDAY, DECEMBER 18, 1907.

Boroughs of Manhattan and the Bronx.

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For furnishing, delivering and constructing Gate Vaults for the high pressure pumping stations located at Gansevoort and West streets and at Oliver and South Streets, Borough of Manhattan.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, December 3, 1907.
(39827)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M., on

MONDAY, DECEMBER 23, 1907.

For furnishing and delivering thirteen thousand (13,000) barrels of flour.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 10, 1907.
(39869)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M., on

THURSDAY, DECEMBER 26, 1907.

For furnishing and delivering bituminous and gas coal.

The quantities are as follows:

Boroughs of Manhattan and The Bronx.

15,000 tons bituminous coal.

900 tons gas coal.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 10, 1907.
(39876)

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Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS WILL BE RECEIVED by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on

MONDAY, DECEMBER 23, 1907.

For the rental of building and the privilege of selling refreshments (spirituous liquors excepted) and renting boats and skates, to be supplied by the successful bidder, at Indian Pond, in Crotona Park, for one year.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks, Borough of The Bronx.

(39891)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, DECEMBER 26, 1907.

Borough of Brooklyn.

For furnishing and delivering fresh beef and fish at the menagerie, Prospect Park.

For full particulars see City Record.

HENRY SMITH,
President.
JOSEPH I BERRY,
MICHAEL J. KENNEDY.

(39884)

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DEPARTMENT OF DOCKS AND FERRIES.

Sealed bids will be received by the Commissioner of Docks at Pier A, foot of Battery Place, until 12 o'clock (noon) on Monday, December 16, 1907, for a lease of dumping board privilege on bulkhead between 94th and 95th Streets, East River. (For particulars, see City Record.)

(39850)

**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
Works: Emmett Street & Avenue D, Newark, N. J.
New York Office: 1 Madison Avenue

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

## PROPOSALS.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing and delivering meat, as required to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street; the Hospital for Contagious Eye Diseases, at the northwest corner of One Hundred and Eighteenth street and Pleasant avenue, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of the Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering butter, cheese and eggs, as required, to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street, the Hospital for Contagious Eye Diseases, northwest corner of One Hundred and Eighteenth street and Pleasant avenue, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of the Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, the City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing and delivering timber, lumber, etc., to the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering, as required, bread, fish, ice, mineral waters, vegetables and fruits to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals and the Hospital for Contagious Eye Diseases, and ice only to the department disinfecting stations, laboratories and office buildings of the Department of Health, City of New York, in the various Boroughs, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

THURSDAY, DECEMBER 26, 1907,
Borough of Brooklyn.

Contract for furnishing and delivering forage.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 11, 1907. (39918-1)

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

THURSDAY, DECEMBER 26, 1907,
Boroughs of Manhattan and The Bronx.

Contract for furnishing and delivering forage.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 11, 1907. (39918-2)

## PROPOSALS.

Police Department of the City of New York, No. 300 Mulberry street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York, at the Bookkeeper's office, Central Department, until 10 o'clock A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing all the labor and materials and making and completing alterations, general repairs and improvements to the Forty-ninth, Fifty-fourth, Fifty-ninth and Sixty-second Precinct station houses in the Borough of Brooklyn, and the Seventy-fourth Precinct station house, in the Borough of Queens.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated December 11, 1907. (39910)

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering milk to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals and the Hospital for Contagious Eye Diseases of the Department of Health, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing and delivering white ash anthracite coal, as required, to the department steamboats in their bunkers, as directed, the place for coaling to be located along their routes, between the foot of East Sixteenth street, Borough of Manhattan, and North Brother Island, Borough of the Bronx, City of New York, or at docks within a radius of two miles of the terminal points on the East River, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D., President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF MANHATTAN.

List 9435, No. 1. Paving with asphalt blocks, curbing and recurbing Wicker place, from Jansen avenue to Kingsbridge avenue.

List 9436, No. 2. Paving with asphalt blocks, curbing and recurbing Van Corlear place, from a line 175 feet west of Kingsbridge avenue southerly around the circle and northerly to Wicker place.

List 9457, No. 3. Paving with asphalt blocks, curbing and recurbing Terrace View Avenue North, from Broadway to the westerly side of Jansen avenue.

List 9458, No. 4. Paving with asphalt blocks, curbing and recurbing Terrace View avenue South, from the westerly line of Jansen avenue to the westerly side of Kingsbridge avenue.

BOROUGH OF THE BRONX.

List 9417, No. 5. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in East One Hundred and Eightieth street, from Webster avenue to the Grand Boulevard and Concourse, together with a list of awards for damages caused by a change of grade.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before January 14, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, December 12, 1907. (39899)

## ADVERTISED LEGAL SALES.

(Continued from page 979.)

1st av, Nos 2105 and 2107 | n w cor 108th st, 50x108th st, Nos 339 and 341 | 100, 6-sty brk tenement and store. Same agt same; Action No 3; same att'y; same ref. (Amt due, $34,517.70; taxes, &c, $1,411.49.) Mort recorded Oct 12, 1906. By Joseph P Day.

126th st, Nos 235 and 237, n s, 185 w 2d av, 37.6 x100.11, 6-sty brk tenement and store. Same agt same; Action No 5; same att'y; same ref. (Amt due, $15,631.95; taxes, &c, $778.99.) Mort recorded Jan 8, 1907. By Joseph P Day.

**Dec. 18.**

117th st, Nos 127 to 135, on map Nos 129 to 135, n s, 65 w Lexington av, 75x100.11, two 6-sty brk tenements and stores. Isidore Jackson et al agt Raphael Kurzrok; Action No 4;; A Stern, att'y, 31 Nassau; Walter B Caughlan, ref. (Amt due, $39,532.64; taxes, &c, $2,037.14.) Mort recorded Nov 14, 1906. By Samuel Goldsticker.

73d st, Nos 503 to 513, n s, 98 e Av A, 150x102.2, four 6-sty brk tenements and stores. Ruben Rubenstein et al agt Frank Messer et al; Myers & Schwersenski, att'ys, 299 Broadway; S L H Ward, ref. (Amt due, $22,192.45; taxes, &c, $539; sub to eight morts aggregating $137,412.41.) Mort recorded Jan 12, 1907. By Joseph P Day.

Webster av, e s, 50 s Anna pl, 75x90, vacant. Moses Hochster et al agt Samuel Swerling et al; Weil, Wolf & Kramer, att'ys, 68 William st; Irving Washburn, ref. (Amt due, $4,438.30; taxes, &c, $890.99; sub to a prior mort of $8,324.67.) Mort recorded Jan. 13, 1906. By Hugh D Smyth.

Webster av, e s, 125 s Anna pl, 50x90, vacant. David F Meyer agt Samuel Swerling et al, Weil, Wolf & Kramer, att'ys, 68 William st; Wm O Badger, Jr, ref. (Amt due, $4,435.75; taxes, &c, $890.99; sub to two prior morts aggregating $7,326.47.) Mort recorded Jan. 13, 1906. By Hugh D Smyth.

8th st, n s, 205 w Av D, 33.4x108, Unionport.

8th st, n s, 238 w Av D, 33.4x108, same map.

2d av (late 1st av), e s, 100 s 216th st (late 2d st), 45x100.

Julianna st, n s, 95 e Duncomb av, 30x100.

Tacoma st, n s, 100 e St Lawrence av, 25x100.

Sarah J Gedney agt Andrew Purdy et al; Griffin & Young, att'ys, Ossining, N Y; James G Graham, ref. (Partition.) By Joseph P Day.

**Dec. 19.**

Division st, No 265, s s, 107.2 w Gouverneur st, 20.6x42.7, 3-sty brk tenement. Frederick Herrmann agt David Silberstein et al; Edward Herrmann, att'y, 261 Broadway; John J Lenehan, ref. (Amt due, $1,474.86; taxes, &c, $127.79.) Mort recorded June 27, 1906. By Joseph P Day.

Lenox av, No 620 | n e cor 141st st, 99.11x150, 141st st, Nos 75 to 79 | three 6-sty brk tenements, stores on av. Annie Hoffman et al agt Meyer Frank et al; Harry M Goldberg, att'y, 309 Broadway; Lawrence Cohen, ref. (Amt due, $20,891.53; taxes, &c, $1,930.48.) Mort recorded Oct 19, 1906. By Sam Marx.

Poplar st, n s, 763.2 e Bear Swamp rd, 50x101.7x68.6x100. Maria Autem agt Henry Bonhagen et al; Chas P Hallock, att'y, 2087 Boston rd, Bronx; J Addison Young, ref. (Amt due, $636; taxes, &c, $18.) By Chas A Berrian.

39th st, Nos 110 and 112, s s, 125 w 6th av, 50x98.9, 6-sty brk tenement. Smith Ely agt Vira G Matthews et al; Smith & Simpson, att'ys, 135 Broadway; John Palmieri, ref. (Amt due, $107,764.81; taxes, &c, $19,000.) Mort recorded Oct 17, 1901. By Joseph P Day.

**Dec. 20.**

Cathedral Parkway, No 50 | s w cor Manhattan av, Manhattan av | 100x72.11, 6-sty brk tenement. Realty Operating Co agt Eden Construction Co et al; Geo E Hyatt, att'y, 15 Wall st; Geo W Clune, ref. (Amt due, $11,693.52; taxes, &c, $4,385.62; sub to two prior morts aggregating $102,713.70.) Mort recorded July 9, 1906 By Joseph P Day.

176th st (proposed), s s, 100 w Audubon av, 150 x73x—x85, vacant. Knickerbocker Trust Co and Geo W Weill agt Amelia Cooper et al; A Lincoln Wescott, att'y, 135 Broadway; Philip J Sinnott, ref. (Amt due, $34,541.55; taxes, &c, $664.95.) Mort recorded June 2, 1905. By Samuel Goldsticker.

**Dec. 21.**

No Legal Sales advertised for this day.

**Dec. 23.**

Barnes av | n e cor 220th st, 50x105. John J Bell 220th st | agt Jacob Wexler et al; Earley, Weaver & Earley, att'ys, 229 Broadway; Francis W Pollock, ref. (Amt due, $2,271.25; taxes, &c, $216.35.) Mort recorded July 2, 1906. By Joseph P Day.

Broadway | s e cor 94th st, runs s 83.3 x e 94th st, No 216 | 100 x n 30.4 x e 51.8 x n 56.3 x w 146 to beg, 7-sty brk tenement with 1-sty brk ext in st. Bradley & Currier Co agt Ada E Bingham et al; Otis & Pressinger, att'ys, 60 Wall st; Arthur Hurst, ref. (Amt due, $12,002.70; taxes, &c, $17,406.66; sub to a mort of $230,000.) By Joseph P Day.

Broadway | n e cor 211th st, 133.11x50x99.11x211th st | 139.3, vacant.

211th st, n s, 150 w 10th av, 350x99.11, vacant.

10th av | n w cor 211th st, 99.11x100, vacant.

211th st |

Michael Regan agt John J Mooney et al; Daniel Daly, att'y, 40 Pine st; Edw D Dowling, ref. (Amt due, $16,139.23; taxes, &c, $6,499.42.) Mort recorded June 8, 1905. By Bryan L Kennelly.

HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

December 6, 7, 9, 10, 11 and 12.

### BOROUGH OF MANHATTAN.

Bleecker st, No 314 | s w cor Grove st, 20x83, 4-sty brk tenement
Grove st, No 48 | and store.
Bleecker st, No 308, w s, 60 s Grove st, 20x83, 4-sty brk tenement and store.
Arthur R Haxtun et al to Mary B wife John Hopson, of New London, Conn. 1,756-7,680 parts of all right, title and interest. B & S. Dec 7. Dec 12, 1907. 2:588—20 and 23. A $29,000—$34,500. 7,656.12

Same property. Myra H wife James McKown to same. 780-7,680 parts of all right, title and interest. Dec 10. Dec 12, 1907. 2:588. 3,927.09

Same property. Myra R wife Henry S Harper to same. 750-7,680 parts of all right, title and interest. B & S. Dec 10. Dec 12, 1907. 2:588. 3,776.04

Same property. Release dower. Lucy A Haxtun widow to same. Dec 7. Dec 12, 1907. 2:588. 1,481.09

Bleecker st, No 308, w s, abt 60 s Grove st, —x—, 4-sty brk tenement and store.
Bleecker st, No 314, s w cor Grove st, —x—, 4-sty brk tenement and store.
Christopher st, No 51, n s, 177 e 4th st, 25x93.2, 3-sty brk stable.
Undivided right, title and interest to 1-8 interest in Estate of William Haxtun dec'd. Flora L Vose et al to Lucy A Haxtun widow of John R Haxtun dec'd in trust, to be divided in 5 equal parts for benefit of Arthur R Haxtun, Harold A Haxtun, Kenneth G Haxtun, Edith L Haxtun and Constance Haxtun. Sept. 30, 1896. Dec 9, 1907. 2:588—20 and 23. A $29,000—$34,500; and 610—36. A $14,500—$16,500. nom

Broad st, No 94, w s, 52.11 s Stone st, 24.5x63.10x24.11x63, 5-sty brk loft and store building. Esther E McCord et al to The Mechanics National Bank of City N Y. All liens. Mar 26. Dec 10, 1907. 1:10—41. A $42,200—$49,000. nom

Broome st, No 526½, n s, 100 s e from n e cor Sullivan st, 20x78, with rights to alley in rear leading to Thompson st, 2-sty brk tenement and store.
Also all title to all estate, real or personal, of which Mary J Macfarlane died seized.
Kate L Bower to Josephine A Cutler. All title. B & S. Dec 7. Dec 10, 1907. 2:489—45. A $11,000—$12,000. nom

Same property. Ella F B Scott et al to Kate L Bower. All title. Oct 26. Dec 10, 1907. 2:489. nom

Cherry st, No 216, n s, 59.6 e Pike st, 25.1x117.7x24.7x118.8.
Cherry st, No 218, n s, 84.7 e Pike st, runs n 117.7 x e 19.7 x n 48.4 x e 17.10 x s 163.11 to st, x w 37.7 to beginning, two 6-sty brk tenements and stores.
Max Wolper et al to David Jacobowitz. Mort $108,000. Dec 5. Dec 6, 1907. 1:255—4 and 6. A $40,000—$115,000. other consid and 100

Cherry st, No 23, s s, abt 245 w Roosevelt st, 25.1x79.8x25.1x81.3, w s, 4-sty brk tenement and store.
Cherry st, No 25, s s, abt 220 w Roosevelt st, 25x95.7, 4-sty brk tenement and store and 2-sty brk tenement in rear.
Cherry st, No 29, s s, abt 175 w Roosevelt st, 12.9x84x12.11x84.
Cherry st, No 29½, s s, abt 163 w Roosevelt st, 12.5x—x12.7x—, Nos 29 and 29½ on map; No 29 is a 4-sty brk tenem't and store.
Pearl st, Nos 364 and 366, e s, 156.6 n Franklin square, runs n e 122.1 x n 5.5 x w 110.5 to st x s 36.5 to beginning, two 4-sty brk tenements and stores.
Eugenia M wife James E Campbell to Robt J Lamoreux, of Brooklyn. 1-9 of 1-7 part. Dec 11. Dec 12, 1907. 1:109—6, 7, 9 and 10. A $25,500—$33,500; 1:112—7. A $14,000—$18,000. nom

Christopher st, No 51, n s, 177 e 4th st, 25x93.2, 3-sty brk stable.
Release dower. Lucy A Haxtun widow to Myra R wife Henry S Harper. Dec 7. Dec 12, 1907. 2:610—36. A $14,500—$16,500. 612.87

Same property. Mary B wife John Hopson to same. 2,670-7,680 parts all title. B & S. Dec 10. Dec 12, 1907. 2:610. 5,562.49

Same property. Myra H wife James McKown to same. 780-7,680 parts all title. B & S. Dec 10. Dec 12, 1907. 2:610. 1,625.01

Same property. Arthur R Haxtun et al to same. B & S. 1,756-7,680 parts all title. Dec 7. Dec 12, 1907. 2:610. 3,168.01

Division st, No 115, s s, abt 85 e Pike st, 25x61, 5-sty brk tenement and store. Samuel Werstein to Sarah Werstein. All liens. Dec 7. Dec 9, 1907. 1:283—91. A $14,000—$24,000. nom

Forsyth st, No 199, w s, 269 s Houston st, runs w 67.2 x n 55.1 x w — x s 85.7 x e 57.10 x n 2.6 x e 67.2 to st, x n 27.11 to beginning, 7-sty brk tenement and store. David Jacobowitz to Samuel Cantor, of Brooklyn, and Max Wolper, N Y. Mort $91,750. Dec 5. Dec 6, 1907. 2:422—27. A $27,000—$85,000. other consid and 100

Greenwich st, Nos 733 and 735 | n e cor Perry st, runs n 56.6 x e
Perry st, Nos 117 and 119 | 70 x s 26.2 to n s Perry st, x w 85.1 to beginning, 6-sty brk tenement and store. Jacob Levy to David Cantow. Mort $68,000. Dec 9, 1907. 2:633—38. A $26,000—$70,000. nom

Gansevoort st, No 67, n s, 110.5 e Washington st, 25x80, 3-sty brk tenement and store. Consent to cancellation of mort, &c. Geo W Olivit to Mary wife and Bernard Hughes. All title. Q C. Aug 27. Dec 12, 1907. 2:644—63. A $11,500—$13,000. nom

Same property. Consent to cancellation of mort, &c. James Meehan to Mary wife of and Bernard Hughes. All title. Q C. Aug 27. Dec 12, 1907. 2:644. nom

Grand st, No 552, s s, abt 50 w Lewis st, 25x100, 6-sty brk tenement and store. Samuel Raab to Isidor Eichner. ½ part. All title. Mort $45,325. Dec 9. Dec 11, 1907. 2:326—26. A $18,000—$38,000. nom

Grand st, No 402, n s, 50 w Clinton st, 25x100, 3-sty brk tenement and store. Chas E Flaming to Max Fine. Mort $19,000. Dec 6, 1907. 2:346—31. A $25,000—$30,000. 100

Monroe st, Nos 26 and 26½, s s, 255.2 w Market st, 29.10x52x30.1x49.5, 6-sty brk tenement and store. Max Wolfer et al to Jacob Pick and Saul Levine. Correction deed. Dec 3. Dec 6, 1907. 1:253—94. A $10,000—$30,000. nom

Rivington st, No 227, s s, 50 w Willett st, 25x100, 5-sty brk tenement and store. Abraham and Esther Schwartz to Michael Noodelman. Mort $——. Dec 6. Dec 10, 1907. 2:338—17. A $20,000—$37,000. other consid and 100

Stanton st, Nos 322 and 324 | n e cor Goerck st, 32.2x70, 5-sty
Goerck st, Nos 120 and 122 | brk tenement and store. Davis Skrilow to Max Schenkman. ½ part. Mort $38,600. Dec 5. Dec 7, 1907. 2:325—40. A $18,000—$35,000. other consid and 100

Stanton st, No 171 | s e cor Clinton st, 25.4x100, two 6-sty
Clinton st, Nos 36 and 38 | brk tenements and stores. CONTRACT. Leon Pizer with John S Miller and David Podolsky. Morts as per agreement. May 3. Dec 6, 1907. 2:349—48. A $26,000—$50,000. Interest at 5% on $92,500, from May 18, 1907, to date of closing and $97,250.

Water st, No 614, n s, abt 75 w Gouverneur st, 26.2x64.5x26.3x65.6 e s, 6-sty brk tenement and store.
Water st, No 616, n s, abt 55 w Gouverneur st, 20.6x65.11x19.10x65.6 w s, 6-sty brk tenement and store.
Charles Stadler to Annie Schwartz. Mort $40,150. Dec 6. Dec 9, 1907. 1:259—8. A $10,000—$27,000. other consid and 100

3d st E, No 416, s s, 131.1 w Tompkins st, 40.4x68x40x62.11.
3d st E, No 418, s s, 90.9 w Tompkins st, 40.4x68x40x62.11, two 6-sty brk tenements.
Samuel Strauss to Mary Abramson. 1-8 part. Nov —, 1907. Dec 11, 1907. 2:356—43 and 45. A $28,000—$67,000. nom

Same property. Same to Benj Cohen. 1-8 part. Nov —, 1907. Dec 11, 1907. 2:356. nom

12th st E, No 639, n s, 145.6 w Av C, 37.6x103.3, 6-sty brk tenement and store. Sigmund Morgenstern to Sigmund Blourock of Kings Co, N Y. 1-3 part. All liens. Nov 26. Dec 6, 1907. 2:395—42. A $22,000—$60,000. nom

15th st W, Nos 234 to 242, s s, 444.4 w 7th av, 90x103.3x91.7x103.3, five 3-sty brk dwellings. The Keller-Smith Co to Elizabeth Smith and Katie Keller. Mort $65,000. Dec 9, 1907. 3:764—57 to 61. A $37,500—$45,000. other consid and 100

15th st W, No 115, n s, abt 172 w 6th av, 25x103.3, 3-sty brk tenement and 3-sty brk tenement in rear. Caroline M Hill widow et al HEIRS, &c, Benedict B Hill to Mabel M Hill. All title B & S. April 12. Dec 9, 1907. 3:791—31. A $16,000—$20,000. nom

15th st W, No 28, on map Nos 28 and 30, s s, abt 400 w 5th av, 25x99.2x25.8x93.4 e s, 10-sty brk and stone loft and store building. FORECLOS (Nov 14, 1907). Abraham L Jacobs (ref) to Louis L Seaman and Charles Strauss. Mort $80,000. Dec 10, 1907. 3:816—58. A $40,000—$110,000. 25,000

15th st W, No 342, s s, 325 e 9th av, 18.9x81.3, 3-sty brk dwelling. Virginia Keahon to Frank B Flaherty. Mort $6,000. Nov 25, 1906. Dec 10, 1907. 3:738—63. A $7,000—$9,500. other consid and 100

17th st W, No 414, s s, 174.7 w 9th av, 25.2x92, 3-sty brk stable. Sarah A Seaman to Atlantic Realty Co. Dec 10, 1907. 3:714—42. A $9,500—$14,000. other consid and 100

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# WATER SUPERVISION CO.

**3 PARK ROW, NEW YORK**

**Tel., 2017 Cortlandt** **Send for our book "WATER TAX?"**

**HUDSON REALTY CO., Oct. 4, 1907.**

**DEAR SIRS: We beg to advise that the service which you are rendering to us under various contracts is entirely satisfactory, and we regard the expenditure in connection with the supervision such as you furnish as a very good investment. In every case it has proven to us to save expense caused by wasting of water. We can recommend your company and its service very highly.**

**Very truly yours,**
**(Signed) SAMUEL JACOBS, Treasurer.**


17th st E, No 330 | Livingston pl, No 17 | s e cor Livingston pl, 53x120, 7-sty brk and stone tenement. Mort $160,000. Valued at $190,000. 3:922—82. A $65,000—$180,000. CONTRACT to exchange for 1st av, Nos 1961 to 1967 | 101st st, Nos 338 and 340 | s w cor 101st st, 100.11x100, three 6-sty brk tenements and stores. Valued at $170,000. 6:1672—27. A $38,000—$135,000. Isaac Polstein with Berman Realty Co. (See 1st av, s w cor 101st st.) May 23, 1907. Dec 12, 1907. exch

20th st E, Nos 30 and 32, s s, 260 w 4th av, 40x92, 7-sty brk office and store building. Lexington av, No 1890, w s, 50.11 s 118th st, 16.8x55, 3-sty stone front dwelling. Henry R Gabay HEIR Gertrude A Gabay to Henry G Gabay. Q C. All liens. June 5. Dec 6, 1907. 3:848—53. A $81,000—P $150,000. 6:1645—57½. A $4,500—$7,000. nom

21st st W, No 343, n s, abt 225 e 9th av, —x—, 3-sty brk tenem't. Hannah Geary to Sherman J Leary. ¼ part of all right, title and interest. Dec 6. Dec 7, 1907. 3:745—13. A $11,500—$14,000. nom

21st st W, No 451, n s, 225 e 10th av, 16.8x98.8, 4-sty brk dwelling. Wm G Conklin to Sarah M Le Brantz. B & S. April 18, 1906. Dec 9, 1907. 3:719—12. A $7,500—$10,500. nom

26th st E, No 136, s s, 81 e Lexington av, 19x49.4, 3-sty brk tenement. Sarah Bell to Julia D Bernard. All liens. Dec 9, 1907. 3:881—59. A $8,000—$11,500. nom

28th st E, No 35, n s, 183.4 w 4th av, 20.10x98.9, 3-sty brk dwelling. John Knox to Mary L Knox. B & S. All liens. Dec 10. Dec 11, 1907. 3:858—29. A $33,000—$37,000. nom

32d st E, Nos 302 and 304, s s, 72 e 2d av, 28x98.9, 4-sty brk tenement and store and 2-sty brk tenement in rear. John Volz to Frank Volz. ½ part. All title. Mort $9,000. Dec 7. Dec 9, 1907. 3:937—65. A $10,500—$13,000. other consid and 100

36th st W, No 402, s s, 65 w 9th av, 16x50, 4-sty brk tenement and store. Nathan Weiss and ano to Thos J Daley. Mort $5,500. Nov 22. Dec 12, 1907. 3:733—40. A $4,500—$6,000. other consid and 100

37th st W, No 10, s s, 206 w 5th av, 19.5x98.9, 5-sty brk dwelling. Josephine A Potter to Augusta C Field. Mort $72,000. May 15. May 29, 1907. 3:838—57. A $55,500—$75,000. Corrects error in issue of June 1, when st No was 16. other consid and 100

39th st E, No 303, n s, 74 e 2d av, runs n 49.4 x e 1 x n 16 x e 25 x s 11.4 x w 0.6 x s 54 to st x w 25.6 to beginning, 5-sty brk tenement and store. P Henry Dugro and ano TRUSTEES Anthony Dugro to Salvatore Disalvo. Dec 4. Dec 6, 1907. 3:945—6. A $8,000—$13,500. 19,075

45th st E, No 342, s s, 70 w 1st av, 30x100.5, 2 and 4-sty brk bldg and store. FORECLOS, Nov 1, 1907. Geo W Collins ref to Jacob and Julius Fleischhauer. Mort $10,000. Dec 7. Dec 9, 1907. 5:1337—30½. A $10,500—$13,000. 8,150

47th st W, No 119, n s, 600 e 7th av, 20x100.4, 4-sty stone front dwelling. Wm N Cohen to Robt T Oliver. Dec 9. Dec 10, 1907. 4:1000—25. A $33,000—$34,000. other consid and 100

47th st W, No 117, n s, 620 e 7th av, 20x100.5, 4-sty stone front dwelling. Wm N Cohen to Robt T Oliver. Dec 9. Dec 10, 1907. 4:1000—26. A $33,000—$34,000. other consid and 100

49th st E, Nos 152 and 154, s s, 100 w 3d av, 50x100.5, two 5-sty stone front tenements. David Lippmann et al to Whitehall Realty Co. ½ part. Mort $40,000. Nov 21. Dec 10, 1907. 5:1303—41 and 42. A $30,000—$56,000. other consid and 100

Same property. Whitehall Realty Co to Maze Realty Co, all of. Mort $40,000. Nov 25. Dec 10, 1907. 5:1303. other consid and 100

49th st W, No 219, n s, 141.5 w Broadway, 20.8x100.5, 4-sty brk dwelling. PARTITION (Aug 15, 1907). Edw A Maher, Jr (ref) to Emma O Nimocks, of Brooklyn. Dec 11. Dec 12, 1907. 4:1021—17. A $26,000—$27,000. 37,300

49th st W, Nos 152 and 154, s s, 100 w 3d av, 50x100.5, two 5-sty stone front tenements. Certificate that actual consideration paid in deed dated May 15, 1907, and conveyed to David and Harry Lippmann was $66,000. Sub to morts $40,000. Abraham Jacobi and George McAneny EXRS, &c, Jacob Meyer to whom it may concern. May 15. Dec 11, 1907. 5:1303—41 and 42. A $30,000—$56,000.

50th st W, No 237, n s, 220 e 8th av, 25x100.5, part 3-sty brk garage. Oscar T Mackey to Priscilla S Mackey. Dec 9. Dec 11, 1907. 4:1022—10. A $27,000—$35,000. nom

51st st W, No 447, n s, 280 e 10th av, 20x100.5, 3-sty stone front tenement. American Female Guardian Society and Home for the Friendless to Sarah M Le Brantz. All title. Q C. Sept 20, 1906. Dec 9, 1907. 4:1061—12. A $8,000—$12,500. 3,200

51st st W, No 103, n s, 100 w 6th av, 25x110.7x25.6x105.6, 2-sty brk stable. E Cornelius Benedict to Wm H Burgess, of Oyster Bay, N Y. Dec 6. Dec 9, 1907. 4:1004—28. A $30,000—$35,000. nom

54th st W, No 74, on map No 52, s s, 97.6 e 6th av, 20x100.5, 4-sty stone front dwelling. Harriet G Comey to John F Comey. May 26, 1896. Dec 11, 1907. 5:1269—70. A $44,000—$48,000. nom

54th st W, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk dwelling. The Netherlands Corporation of N Y to Patrick J McMahon. Q C. Dec 9, 1907. 5:1270—5. A $23,000—$43,000. nom

Same property. Caroline L Foley to same. All liens. Dec 6. Dec 9, 1907. 5:1270. nom

54th st W, No 413, n s, 200 w 9th av, 25x118.1x25.2x114.11, 4-sty brk tenement and store and 3-sty brk tenement in rear. Annie Hauck to Harry J Gough. Mort $11,900. Dec 10. Dec 11, 1907. 4:1064—24. A $10,000—$13,000. other consid and 100

Same property. Harry J Gough to Andrew L Gardiner. Mort $16,300. Dec 10. Dec 11, 1907. 4:1064. other consid and 100

55th st E, Nos 333 to 343, n s, 161.1 w 1st av, 125.3x100.5, three 6-sty brk tenements and stores. Nathaniel D Reich to Metropolitan Holding Co. C a G. Dec 9. Dec 11, 1907. 5:1348—16 to 19. A $48,000—P $75,000. nom

65th st W, No 132, s s, 496.5 e Amsterdam av, 18x100.5, 3-sty stone front dwelling. Bartholomew Dunn to J Ida L Hurlbut. Mort $13,000. Apr 6. Apr 10, 1907. 4:1136—45. A $11,500—$16,500. Corrects error in issue of Apr 13, when st No was 134. other consid and 100

70th st E, Nos 523 to 533, n s, 65.5 w Exterior st, 150x100.4, 1-sty frame stable and vacant. Ferdinand Marx to Margaret Mulligan. B & S and C a G. All liens. Dec 5. Dec 12, 1907. 5:1482—16 to 21. A $36,000—$36,000. nom

71st st E, No 161, n s, 300 w 3d av, 15x100, 3-sty brk dwelling. Chas A Cone to Geo P Messervy. Mort $21,000. Dec 10, 1907. 5:1406 -25½. A $12,000 -$19,000. other consid and 100

73d st W, No 118, s s, 179 w Columbus av, 21x102.2, 1-sty and basement stone front dwelling. Esther E McCord et al to The Mechanics National Bank of the City of N Y. All liens. Mar 26. Dec 10, 1907. 4:1144 40. A $14,000—$27,000. nom

74th st E, No 414, s s, 263 e 1st av, 25x102.2, 7-sty brk tenement and store. Joseph Kohen to Sylvia wife of Joseph Kohen. ½ part. All liens. Dec 7. Dec 9, 1907. 5:1468—38. A $8,000—$32,000. nom

76th st E, No 506 and 508, s s, 145 e Av A, 50x102.2, vacant. FORECLOS, Sept 27, 1907. Vincent W Woytisek ref to Saml Korman. Mort $8,000. Dec 9, 1907. 5:1487—45 and 46. A $11,500—$11,500. 3,000 over mort

80th st E, No 445, n s, 131.3 w Av A, 24.9x102.2, 5-sty brk tenement. A Edward Engel EXR John L Engel to Helena Engel and Katie Shine. Mort $6,000. Dec 4. Dec 9, 1907. 5:1560—19. A $8,000—$15,000. 21,000

Same property. Edward or A Edward Engel to same. B & S. Mort $6,000. Dec 4. Dec 9, 1907. 5:1560. nom

84th st E, No 417, n s, 201.6 e 1st av, 18.6x102.2, 4-sty stone front tenement. Helena Engel and ano to Edward or A Edward Engel. B & S. Mort $6,000. Dec 4. Dec 9, 1907. 5:1564—9. A $5,500—$11,500. omitted

Same property. A Edward Engel EXR John L Engel to same. Mt $6,000. Dec 4. Dec 9, 1907. 5:1564. 13,500

84th st E, No 150, s s, abt 140 e Lexington av, 25x100, 5-sty brk tenement. Helen M wife Lester M del Garcia to Irving I Kempner. Mort $23,000. Dec 9. Dec 10, 1907. 5:1512—47. A $13,000—$26,000. nom

95th st E, No 333, n s, 140 w 1st av, 35x100.5, 6-sty brk tenement and store. Hattie Miller et al to Lottie G Cohen. Correction deed. Mort $30,000. May 6. Dec 10, 1907. 5:1558—20. A $10,000—$42,000. nom

Same property. Lottie G Cohen to James Magnus. Mort $41,000. Dec 7. Dec 10, 1907. 5:1558. other consid and 100

97th st E, Nos 335 and 337, n s, 80 w 1st av, 59.9x100.11, two 5-sty brk tenements. Hyman and Bessie Fechter to Morris Faerber. Mort $47,250. Aug 1. Dec 10, 1907. 6:1669—21 and 22. A $11,800—$43,500. nom

97th st E, Nos 68 and 70, s s, 50 w Park av, 50x100.11, 6-sty brk tenement and store. Release mort. Equitable Life Assurance Soc of the U S to Philip Leizerkowitz. Dec 9, 1907. 6:1602—40. A $25,000—P $50,000. nom

98th st E, Nos 336 and 338, s s, 99.6 w 1st av, runs s 25.5 x w 0.6 x s 75.5 x w 50 x n 100.11 to st x e 50.6 to beginning, 5-sty brk factory. FORECLOS, Sept 27, 1907. Louis B Hasbrouck referee to Nathan Mayer. Nov 19. Dec 11, 1907. 6:1669—31. A $13,000—$30,000. 25,950

98th st E, Nos 336 and 338, s s, 99.6 w 1st av, runs s 25.5 x w 0.6 x s 75.5 x w 50 x n 100.11 to st x e 50.6 to beginning, 5-sty brk factory. Nathan Mayer to Fannie S wife Chas E Patterson, of Troy, N Y. Mort $20,000. Nov 19. Dec 11, 1907. 6:1669—31. A $13,000—$30,000. other consid and 100

101st st E, No 217, n s, 260 e 3d av, 25x100.11, 4-sty brk tenement and store. Sam Diamant et al to Rosie Ray. Mort $13,750. Dec 6. Dec 7, 1907. 6:1651—11. A $8,000—$12,000. other consid and 100

103d st E, No 101 Park av | n e cor Park av, 16x100.11, 3-sty stone front dwelling. Esther Haas to Max Rosenthal, of Jersey City, N J. Mort $11,300. Dec 11. Dec 12, 1907. 6:1631—1. A $8,000—$9,000. other consid and 100

105th st W, No 50, s s, 50 w Manhattan av, 18x100.11, 5-sty stone front tenement. James R Thomas to Chas B Foy. B & S. Mt $15,000. Oct 31. Dec 9, 1907. 7:1840—53. A $8,000—$20,000. other consid and 100

106th st E, No 59, n s, 150 e Madison av, 25x100.11, 5-sty brk tenement and store. Adolph Hollander to Michael N Delagi. Mort $25,000. Nov 20. Dec 6, 1907. 6:1612—27. A $11,000—$20,000. other consid and 100

Same property. Michael N Delagi to Barbara J Jordan. Correction deed. Mort $26,500. Dec 5. Dec 6, 1907. 6:1612. other consid and 100

113th st E, No 328, s s, 275 w 1st av, 25x100.11, 6-sty brk tenement and store. Louis Kovner et al to Harris Levy and Isidor Cohen. Mort $26,700. Dec 4. Dec 9, 1907. 6:1684—40. A $6,000—$26,500. other consid and 100

113th st E, No 173, n s, 100 w 3d av, 20x100.10, 3-sty stone front dwelling. John D Phillips et al to Jacob Schwartz. B & S. Mort $2,100. Nov 27, 1868. R S $3. Dec 10, 1907. 6:1641—32½. A $7,000—$8,500. 2,650

114th st E, No 85, n s, 30 w Park av, 25x100.11, 5-sty brk tenement and store. Maurice H Oser to Joseph Barrett. ½ part. Mort $23,750. Oct 18. Dec 12, 1907. 6:1620—34. A $10,000—$19,000. 100

115th st E, Nos 167 and 167½, n s, 245 w 3d av, 25x100, two 3-sty stone front dwellings. Jacob Hyman to Zusman Alpert, of Brooklyn. Mort $16,200. Dec 5. Dec 6, 1907. 6:1643—27 and 27½. A $8,000—$12,000. other consid and 100

118th st E, Nos 216 and 218, s s, 212.11 e 3d av, 37.1x100.5, 6-sty brk tenement. Joseph Gluck to Nathan Lefkowitz. ½ part. Mort $42,000. Dec 5. Dec 6, 1907. 6:1667—39. A $11,000—$45,000. other consid and 100

118th st E, No 402, s s, 93.8 e 1st av, runs s 45.8 x e 0.4¼ x s 45.3 x e 15.7 x n 100.11 to st x w 14.6½ to beginning, 2-sty stone front dwelling. Order of court declaring judgment in favor of plaintiff, also that deed recorded Feb 13, 1907, fraudulent, and that property be sold by the sheriff, &c. Harry H Redler ADMR of William Redler plaintiff vs. David and Nettie Freeman defendants. Nov 14. Dec 12, 1907. 6:1711—45. A $2,900—$4,600.

121st st E, No 362, s s, 66.8 w 1st av, 16.7x104, 3-sty brk tenement. Anna Kiedaisch and ano to Sol Danenberg. Mort $7,000. Dec 1. Dec 9, 1907. 6:1797—31. A $4,000—$7,500. nom

121st st W, No 242, s s, 408.4 w 7th av, 16.8x100.11, 3-sty and basement stone front dwelling.

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STRUCTURAL STEEL AND ORNAMENTAL IRON

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121st st, W, Nos 246 and 248, s s, 441.8 w 7th av, 33.4x100.11, two 3-sty and basement stone front dwellings.
Anna M Martling of Ridgefield, N J, to Farmers Loan and Trust Co ADMR, &c, Stephen H Martling dec'd. C a G. Dec 4. Dec 6, 1907. 7:1926–50, 51½ and 52. A $21,000—$36,000. nom

126th st W, No 227, n s, 237.6 w 7th av, 12.6x99.11, 3-sty and basement brk dwelling. FORECLOS, Dec 3, 1907. Maurice Goodman ref to Ruth N Smith, of Patchogue, L I. Dec 6, 1907. 7:1932–22. A $5,500—$6,500. 7,575

127th st W, No 261, n s, 493 w 7th av, 16x99.11, 3-sty and basement stone front dwelling.
Forsyth st, No 78, e s, 176 s Grand st, 25x100, 5-sty brk tenement and store.
Solomon Wronker to Selma wife of Solomon Wronker. Q C. Dec 9, 1907. 7:1933—11½. A $6,400—$10,500; 1:306—9. A $20,000—$40,000. gift

129th st W, Nos 251 to 255, n s, 199 e 8th av, 76x99.10, 6-sty brk tenement. Reinhold M F Buge to Eugene McGarr. Mort $145,000. Nov 7. Dec 12, 1907. 7:1935–9. A $30,000—$120,000. other consid and 100

129th st E, No 109, n s, 140 e Park av, 25x99.11, 4-sty brk tenement and store. Annie Goldflam to Mary O'Donnell. Mort $12,750. Nov 19. Dec 6, 1907. 6:1778—7. A $6,500—$12,000. nom

130th st E, No 19, n s, 230 e 5th av, 16x99.11, 3-sty stone front dwelling. Mary A Troy to Anna M wife of Jacob Low. B & S. Dec 5. Dec 9, 1907. 6:1755—10. A $5,500—$9,500. gift

131st st W, No 513, n s, 150 w Amsterdam av, runs n 99.11 x w 25 x s 36.3 x e 0.2 x s 63.8 to st, x e 24.10 to beginning, vacant. Abram L Libman et al to Charles Wynne and David Reggel. Mt $7,700 and all liens. Nov 22. Dec 6, 1907. 7:1986—26. A $7,500—$7,500. other consid and 100

133d st W, No 313, n s, 175 w 8th av, 25x99.11, 2-sty brk dwelling. Joseph T Jones to Annie Shaughnessy of Borough of Richmond. Mort $12,000. April 12. Dec 6, 1907. 7:1959—5. A $7,000—$9,500. 100

133d st W, No 212, s s, 292 w 7th av, 26.11x99.11x27x99.11, 5-sty brk tenement. Joseph Goodman to James N Thompson. Mt $20,000. July 15. Dec 6, 1907. 7:1938—46. A $10,800—$25,000. other consid and 100

134th st E, Nos 11 to 17, n s, 200 e 5th av, 100x99.11, four 4-sty brk tenements and stores. Jacob Levy to Maurice H Bronner. Mort $——. Dec 5. Dec 7, 1907. 6:1759—9 to 12. A $24,000—$52,500. nom

135th st W, s s, 375 w Amsterdam av, 125x99.11, vacant. Harris Cohen et al to Rebecca Rosenblatt, of Chicago, Ill. Mort $39,150. Dec 10. Dec 11, 1907. 7:1988—48. A $50,000—$50,000. other consid and 100

143d st W, No 536, on map No 534, s s, 100 e Broadway, 37.6x99.11, 6-sty brk tenement. Release mort. Realty Mortgage Co to Janpole & Werner Construction Co. Dec 9, 1907. 7:2074—59. A $12,000—P $18,000. 3,000

147th st W, n s, 500 w 7th av, 25x99.11, 6-sty brk tenement. Fredk W White to Fleischmann Realty and Construction Co. Q C. Correction deed. Nov 19. Dec 9, 1907. 7:2033—11. A $7,000—$ —. nom

147th st W, No 545, n s, 275 e Broadway, 16x99.11, 3-sty brk dwelling. Thusnelda A wife of and Augustus C Christensen to James O'Connell. Dec 6, 1907. 7:2079—13. A $6,000—$11,000. other consid and 100

149th st W, Nos 220 and 222, s s, 420 e 8th av, 40x99.11, 6-sty brk tenement. George Sprickerhoff to James C Austin. Mort $49,975 and all liens. Nov 25. Dec 9, 1907. 7:2034—47. A $10,500—$46,000. other consid and 100

149th st W, Nos 220 and 222, s s, 420 e 8th av, 40x99.11, 6-sty brk tenement. James C Austin to Samuel Raisler. Mort $49,000. Dec 11. Dec 12, 1907. 7:2034—47. A $10,500—$46,000. other consid and 100

169th st W | s s, 150 w Broadway, 100x180 to n s 168th st, va-
168th st W | cant. Milton M Silverman et al to James M Butterly, of Brooklyn. ½ of all right, title and interest. B & S. All liens. Nov 30. Dec 6, 1907. 8:2138, part lot 95. nom

Same property. Clementine M Silverman to same. ½ part of all right, title and interest. B & S. All liens. Nov 30. Dec 6, 1907. 8:2138. nom

Same property. Chas M Rosenthal to same. ½ part of all right, title and interest. B & S and all liens. Nov 30. Dec 6, 1907. 8:2138. nom

171st st W, No 564, s s, 125 e St Nicholas av, late 11th av, 25x95, 2-sty frame dwelling. Elizabeth Cromarty to Philip Cromarty. Dec 12, 1907. 8:2127—10. A $5,500—$8,000. other consid and 100

176th st W (proposed), s s, 100 w Audubon av, 150x73x—x85, vacant. FORECLOS, Oct 3, 1907. Philip J Sinnott ref to Frances Wallach. Nov 18. Dec 9, 1907. 8:2133, assessed with lot 7. 34,500

184th st W, n s, 200 e St Nicholas av, late 11th av, 90x99.11, vacant. Arthur Berel to Harry N Baruch. 1-3 part. All title. Mort $12,500. Dec 9. Dec 10, 1907. 8:2157—25 to 28. A $23,000—$23,000. nom

Av D, Nos 49 and 51, w s, 63 s 5th st, 44x80, 6-sty brk tenement and store. Samuel Bravo to Abraham Berstein. Mort $69,750. Nov 26. Dec 11, 1907. 2:374—37. A $22,000—P $50,000. other consid and 100

Av D, Nos 136 and 138, e s, 105 n 9th st, 54.2x80, two 5-sty brk tenements and stores. Louis Baraginsky to Barnet Goldfein. Mort $54,625. Nov 25. Dec 7, 1907. 2:366—6 and 7. A $26,000—$50,000. nom

Amsterdam av, No 6, w s, 50.5 n 59th st, 25x100, 5-sty brk tenement and store. Morris Simon to Meyer H Ullmann. Mort $29,000. Dec 4. Dec 6, 1907. 4:1151—31. A $16,000—$28,000. other consid and 100

Audubon av | n w cor 190th st, —x220.4x97.4 to n s 190th st
190th st | x220, 2-sty frame dwelling and 1-sty frame stable and vacant. Arthur Berel to Harry N Baruch. 1-3 part. All title. Mort $44,000. Dec 9. Dec 10, 1907. 8:2161—75. A $50,000—$50,000 nom

Audubon av, Nos 289 and 291 | s e cor 180th st, 38x95, 5-sty brk
180th st | tenement and store. Atlantic Realty Co to Sarah A Seaman. Mort $40,000. Dec 10, 1907. 8:2152—38. A $16,000—$52,000. other consid and 100

Audubon av, No 255, e s, 41.10 s 178th st, 40x100.2x46.5x100, 5-sty brk tenement. John Volz to Frank Volz. ½ part. All title. Mort $43,000. Dec 7. Dec 9, 1907. 8:2132—26. A $12,500—$42,000. other consid and 100

Broadway | s w cor 152d st, 99.11x150, 3-sty frame dwell-
152d st, No 600 | ing and vacant. Elias P Schinsky to Simon Epstein. All liens. Jan 2, 1907. Dec 12, 1907. 7:2098—33 to 37. A $76,000—$79,000. nom

Columbus av, Nos 424 and 426, w s, 51.2 n 80th st, 51x100, two 2-sty brk and stone stores. Amanda L Eitzen to August Eitzen. ½ part. B & S. Mort $35,000. Dec 6. Dec 9, 1907. 4:1211—31 and 32. A $70,000—$84,000. 100

Convent av, No 329, old No 61, e s, 100 s 144th st, 20x100, 3 and 4-sty brk dwelling. Richard L Sweezy to Geo P Sweezy. Mort $10,000. Apr 15, 1907. Dec 11, 1907. 7:2050—28. A $6,000—$19,000. nom

Lexington av, No 181, e s, 20 n 31st st, 19.6x85.5, 4-sty brk dwelling.

Lexington av, No 185, e s' 59 n 31st st, 19.6x85.5, 4-sty brk dwelling.

Lexington av, No 183, e s, 39.6 n 31st st, 19.6x85.5, 4-sty brk dwelling.

Lexington av, No 187, e s, 78.6 n 31st st, runs n 19.6 x e 100 x s 18 x w 14.7 x s 1.6 x w 85.5 to beginning, 4-sty brk dwelling.

31st st, No 137, n s, 85.5 e Lexington av, 18.6x80, 4-sty brk dwelling.
Emanuel Baruch to Yosta Rosenberg. Morts $147,500. Dec 5. Dec 9, 1907. 3:887—26 to 29 and 31. A $79,500—$97,500. other consid and 100

Lexington av, No 461, e s, 20 n 45th st, runs e 65 x n 9 x e 5.6 x n 11 x w 70.6 to av x s 20 to beginning, 4-sty brk dwelling. John T Eagan to Anna M wife Thos F Eagan. All liens. Dec 9, 1907. 5:1300—22. A $14,000—$20,000. nom

Madison av, No 1623, e s, 100.11 s 109th st ,16x70, 5-sty brk tenement and store. Annie Goldflam to Mary Els. Mort $15,250. Dec 3. Dec 9, 1907. 6:1614—19. A $8,000—$12,500. other consid and 100

Madison av, No 1623, e s, 100.11 s 109th st, 16x70, 5-sty brk tenement and store. Mary Els to Annie Goldflam. 1-3 part. Mort $15,250. Dec 4. Dec 10, 1907. 6:1614—19. A $8,000—$12,500. other consid and 100

Morningside av East, No 16, e s, 56.5 s 116th st, 53.10x68.3x47.8 x73.3, 6-sty brk tenement. Eugene McGarr to Eliz K Smith. Morts $81,000. Nov 29. Dec 6, 1907. 7:1849—52. A $27,000—$70,000. other consid and 100

Same property. Eliz K Smith to Rose Cohen. Morts $81,000. Dec 4. Dec 6, 1907. 7:1849. other consid and 100

Park av, No 1503, e s, 74 n 109th st, 26.11x80, 4-sty brk tenement. Release mort as to easement for viaduct, &c. Ella W Mills and Hoffman Miller exrs Abraham Mills to N Y & Harlem R R Co and the N Y C & H R R R Co. Oct 18. Dec 6, 1907, 6:1637—4. A $6,000—$8,500. nom

St Nicholas av, e s, 25 s 180th st, 75x100, vacant. John Whalen to Stephen J Egan. Dec 2. Dec 10, 1907. 8:2153—33. A $30,000—$30,000. other consid and 100

St Nicholas av | s w cor 188th st, 94.10x100, vacant. Arthur Berel
188th st | to Harry N Baruch. 1-3 part. All title. Mort $25,500. Dec 9. Dec 10, 1907. 8:2168–15. A $42,000—$42,000. nom

West Broadway, Nos 567 to 573 | n e cor 3d st, 90x50, 8-sty brk
3d st, Nos 55 and 57 | loft and store building. John B Ireland to James D Ireland. Mort $——. Dec 2. Dec 6, 1907. 2:538—7. A $62,000—$145,000. nom

West End av, No 247, w s, abt 55 n 71st st, —x—, 4 and 5-sty brk and stone dwelling. Agreement to sell as soon as $33,000 can be procured therefor. Orson C Hoyt with Chas E Ball, Louis E Whicher and L L Chinn firm Ball & Whicher. (Secures money loaned to party 1st part for purchase of stocks.) Oct 21. Dec 10, 1907. 4:1183—31. A $10,000—$25,000. nom

1st av, Nos 1961 to 1967 | s w cor 101st st, 100.11x100.
101st st, Nos 338 and 340 | Agreement appointing party 1st part as att'y to contract for sale of above for $158,000, sub to morts of $149,500. (See 17th st, s e cor Livingston pl.) Isaac Polstein with Louis Livingston, Myer S Perlstein and Isaac A Samuels. Dec 11. Dec 12, 1907. 6:1672. other consid and 1,000

1st av, Nos 1961 to 1967 | s w cor 101st st, 100.11x100, three
101st st, Nos 338 and 340 | 6-sty brk tenements and stores. Isaac Polstein to Louis Livingston, Myer S Perlstein and Isaac Samuels. Mort $149,500. Dec 11. Dec 12, 1907. 6:1672—27. A $38,000—$135,000. other consid and 100

1st av, s e cor 95th st, 100.8x103, vacant. William Bachrach et
95th st | al to Meyer Abramson. Mort $30,000. Nov 12. Dec 7, 1907. 5:1574—9 to 11. A $45,000—$45,000. other consid and 100

1st av, Nos 1933 and 1935 | n w cor 99th st, 40.11x100, 6-sty brk
99th st | tenement and store. Karolina Steyskal and ano to Lulu Banford. Mort $71,500 and all liens. Dec 10. Dec 11, 1907. 6:1671—23. A $17,000—P $56,000. other consid and 100

1st av, Nos 2061 to 2065 | s w cor 107th st, 63.5x50, 6-sty brk tene-
107th st, No 338 | ment and store. Henry B Kellner to Liborio Battaglia, Francesco Tavolacci and Salvatore Spitaleri. Mort $65,000. Dec 10. Dec 11, 1907. 6:1678—29. A $16,000—$50,000. other consid and 100

1st av, No 154, e s, 69.2 n e 9th st, 23.1x100, 5-sty brk tenement and store and 1-sty brk building in rear. Nathan Berman to Mendel Friedman. Mort $33,000. Dec 3. Dec 7, 1907. 2:437—4. A $16,000—$23,000. other consid and 100

2d av, Nos 152 and 154, e s, 65.7 s 10th st, 44.3x125, two 4-sty stone front tenements. Ignatz H Rosenfeld to Jacob G Adelsdorfer. Mort $37,000. Dec 11. Dec 12, 1907. 2:451—4 and 5. A $40,000—$56,000. other consid and 100

2d av, No 1917 | n w cor 99th st, 26x79, 5-sty brk tenement and
99th st | store. Max C Baum to Conde B Pallen, of New Rochelle, N Y. Mort $29,250. Nov 22. Dec 10, 1907. 6:1649—21. A $15,000—$27,000. other consid and 100

2d av, No 1349 | n w cor 71st st, 25x64, 5-sty brk tenement and
71st st, No 261 | store. Mary A McMahon et al HEIRS Peter McMahon to Moses Kinzler and Abraham J Dworsky. Mort $17,500. Dec 10, 1907. 5:1426—21. A $18,000—$27,000. nom

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

2d av, No 633, w s, 98.10 n 34th st, 19.8x76, 4-sty brk tenement and store. CONTRACT. Julius R Loeb and Silas Schwartz with Joseph Bachrach and Nathan Loewenstein. Mort $14,000. Sept 15. Dec 9, 1907. 3:915—32. A $12,500—$16,500. 18,500
7th av, No 363 ,e s, 23.3 n 30th st, 23x75, 1-sty brk tenement and store and 2-sty brk tenement in rear. Cohn-Baer-Myers & Aronson Co to Ray Weill. Mort $46,000. Dec 4. Dec 7, 1907. 3:806 -2. A $39,000—$42,000. other consid and 100
8th av, Nos 2746 and 2748 | s e cor 146th st, 40x100, 6-sty brk
146th st, No 260 | tenement and store. James J Martin, of the Bronx, to The J S Shea Co, a corpn. Mort $70,000. Dec 11. Dec 12, 1907. 7:2031—61. A $23,500—P $40,000. nom

### MISCELLANEOUS.

Appointment of Frank White, of Albany, N Y, as temporary receiver under bond of $200,000. The People of State N Y plaintiff (by Supt of Banks, State N Y) against The Hamilton Bank of N Y City defendant. Nov 16. Dec 12, 1907. ——
Exemplified copy of last will and testament of Juliet M Coleman, of Buffalo, N Y. Feb 14, 1905. Dec 11, 1907. Wills. ——
Revocation of power of attorney. Ernst Leitz to Edward Davieson. Nov 14. Dec 10, 1907. ——

### BOROUGH OF THE BRONX.

**Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).**

Dawson st, Nos 761 to 767, or 155th st, n s, 120.2 w Tinton av, late Beach av, runs n 100 x w 4.10 x s w 75.5 x s 68.9 to st, x e 79.10 to beginning, four 2-sty frame dwellings. Louis Leibsohn to Isarel (?) or Israel Leibsohn. All liens. Dec 2. Dec 6, 1907. 10:2654. other consid and 100
Faile st, No 891, w s, 200 n Seneca av, 25x100, 2-sty frame dwelling. Frederick McCarthy et al to Mary A Grief. Mort $4,500 and all liens. Dec 6. Dec 10, 1907. 10:2761. other consid and 100
Fairmount pl, n w cor Clinton av, 100x100, vacant. Jacob Gold et al to Henry S Gamp. 1-5 part. All title. Mort $6,200. Dec 9. Dec 11, 1907. 11:2950. other consid and 100
Hall pl, No 1068, e s, 193.1 s 167th st, 45x—x43.11x52.7, 2-sty frame dwelling and vacant. Release dower. Josephine Strackerjan widow to Frederick Cordes. Dec 12, 1907. 10:2700. 950
Same property. Affidavit by Frederick C Steffen in matter of release of dower as above. Dec 12, 1907. 10:2700. ——
A lane, s s, abt 99.2 w Nathalie av, 25x87.6, vacant. John J Brodbeck to Maurice J Buckley. All liens. Oct 30. Dec 10, 1907. 12:3257. other consid and 100
Hoffman st, w s, 127 n 3d av, late road leading from Kingsbridge to West Farms, 50x100, except part for st, vacant. Susan wife John Hopper to Mary E Bird. Mort $2,500 and all liens. Dec 9. Dec 10, 1907. 11:3054. 5,500
*Hancock st, e s, 425 s Columbus av, 25x100. Regent Realty Co to Bonfiglio Fugazza and Rosa his wife tenants by entirety. Dec 6. Dec 7, 1907. nom
Ittner pl, s e cor River st, begins 167.10 w Park av, runs s 103.6 x w 25 to cl Old Mill brook, x n — to pl, x e 29 to beginning. vacant. E Louis Jacobs to Tremont Mills, a corpn. Dec 4. Dec 6, 1907. 11:2899. other consid and 100
Oakland pl, No 972, s s, 100 e Crotona av, 24.6x100x23.11x100, 2-sty frame dwelling. Bernard Rolf to Ida P Rolf. Mort $2,750. Dec 18, 1906. Dec 9, 1907. 11:3095. 4,550
*Seminole st, s s, adj lot 152, runs w 3 x s 25 x e 10 x n 24.8 to beginning, being part lot 151 map (No 1130) of 327 lots Hunter estate. Release mort. The Hudson P Rose Co to Thos F Storey and Ferdinand Meyer. Dec 4. Dec 7, 1907. nom
*Sheil st, s s, 350 w 5th av, 25x100, Laconia Park. Concettino Bertone to Maria A Locascio. Dec 10. Dec 11, 1907. other consid and 100
*[illegible] st, n s, 261.2 w Av E, 229x112x210x84.11, Unionport. Mary M Henning to Jacob Blaesser. Dec 11. Dec 12, 1907. other consid and 100
136th st, No 375 (621), n s, 206.6 w Willis av, 25x100, 5-sty brk tenement. Sigmund Fischer to Regina G wife Sigmund Fischer. ¾ parts. All title. Mort $21,000. Dec 2. Dec 11, 1907. 9:2299. gift
137th st, No 634, old No 910, s s, 139.5 w Cypress av, 37.6x100, 5-sty brk tenement and store. Edw L Flasterstein to Hyman Berman. Mort $36,000. Dec 5. Dec 9, 1907. 10:2549. other consid and 100
147th st, No 540, s s, 149.6 w St Ann's av, 25x100, except part for st, 2-sty frame dwelling. Kassell Golod to Fannie Boskey. Undivided right, title and interest. Mort $6,000. Dec 6. Dec 10, 1907. 9:2273. nom
149th st, w s, 116.3 n Austin pl, runs n 87.2 x w 104.2 x s 50 x w 25 x s 25 x e 80.3 to beginning.
149th st, n w cor Austin pl, runs n 58.2 x w 97.7 x n 50 x w 112.7 x s e 120.8 x e 110 to beginning.
vacant.
Chas A Yost to Lillie Y Jacka, Minnie Y Keeler and G Andrew Yost. Oct 5, 1906. Dec 11, 1907. 10:2600. other consid and 100
169th st, No 456, s s, 115.7 w Washington av, 25x100, 4-sty brk tenement. Antonia Wenzel to Katharina Kramer. Mort $12,000. Nov 20. Dec 9, 1907. 9:2390. other consid and 100
170th st, s w s, 150.2 s from s e s College av, runs s e 102.5 x n e 25 x n w 101.2 to st, x n w 25 to beginning, vacant. Geo A Seib to Henrietta Schubert. Nov 27. Dec 6, 1907. 11:2783. other consid and 100
*174th st, e s, 106 s Gleason av, 50x100, Westchester. Daniel J Dillon to Timothy F Sullivan. Mort $9,000. Dec 4. Dec 11, 1907. nom
176th st, Nos 654 to 664 | s s, 314.11 e Anthony av, runs s w 103.1
Tremont av | x s e 50 x n e 25 x s e 25 x n e 50 x s e 25 x n e 121.11 to s s Tremont av x w along av and 176th st 130.10 to beginning, six 3-sty frame tenements. Anna M Smith and ano to John P Wenninger. Q C. June 6, 1906. Dec 11, 1907. 11:2892. nom
Same property. John P Wenninger to Chas A Ross. Dec 11, 1907. 11:2892. nom
185th st, No 682, s s, 100 e Park av, 16.8x100, 2-sty frame dwelling. Louis Scheuer to Anna wife of and Ernst Kiedaisch tenants by entirety.. Mort $2,500. Dec 1. Dec 9, 1907. 11:3039. other consid and 100
*214th st, late Av A, s s, 344 e White Plains road, 25x100, New Village of Jerome. Frank McGarry to Katie C Johnson. ½ part. All liens. Nov 1 Dec 7, 1907. nom
*Same property. David H Hunt to Frank McGarry. ½ part. B & S. Jan 23. Dec 7, 1907. nom
*Same property. James H Moran et al to Katie C Johnson. ½ part. B & S and C a G. All liens. Dec 4. Dec 7, 1907. other consid and 100
*214th st, s s, 319 e White Plains road, 25x100, New Village of Jerome. Mary Capodilupo to Marietta De Pasquale. Dec 9. Dec 11, 1907. other consid and 100
*216th st, s s, 150 e Tilden av, 50x100, Laconia Park. A Shatzkin & Sons to Andrea Vinciguerra. Mort $1,300. Dec 2. Dec 6, 1907. 100
*220th st, late 6th av, s e cor White Plains road, late 3d st, 105x114, except part for White Plains road, Wakefield. John O'Brien to Olinville Realty Co. B & S. Nov 4. Dec 9, 1907. 100
*233d st (19th av), n e cor 1st st, 105x114, Wakefield. Mary A Bahrenburg et al to William Nilsson. Dec 5. Dec 6, 1907. nom
236th st, late Opdyke av | n e cor Katonah av, late 2d st, 100x100,
Katonah av | except part for Katonah av, vacant. Wm J Eckert et al to John M Haffen. 1-3 part. Mort $4,000. Mar 13. Dec 6, 1907. 12:3385. 100
246th st, late Delafield lane or Dock road, c l, leading through farm of Joseph Delafield from Riverdale av to Hudson River, begins 15 n e from n line said farm where it joins land of Nevins at point 681.2 e from w s of wall of N Y C & H R R R Co, runs s e along said c l 535 and 200 x — on curve still along said c l e and s 150.2 x s e again 109.11 x s w 20.2 to s s said land or road x e 16.2 x n and w — x s 15 to beginning, 3-sty frame dwelling and vacant. Maturin L Delafield et al to Cleveland H and Grace H Dodge. July 25. Dec 7, 1907. 13:3418. nom
*Av D, e s, 33 s 13th st or Ellis av, 25x105, Unionport. Franklyn J Studley to Leonard J Studley. Correction deed. Mort $3,500. Nov 29. Dec 6, 1907. 100
*Amsterdam av, w s, abt 152 n Liberty st, 25x100, Westchester. Nettie J Jones to John J Bergman. Oct 31. Dec 10, 1907. nom
*Ash av, n s, 460 w Corsa av, 25x100, Laconia Park. Release mort. Workmens Sick & Death Benefit Fund of the U S of A to Louis Terminielli. Nov 20. Dec 9, 1907. 400
Belmont av, No 2383, late Cambreleng av, w s, 100 s 187th st, 25x87.6, 2-sty frame dwelling. Filomena Tesoro to Carmela Barba. Mort $1,500. June 5. Dec 9, 1907. 11:3074. other consid and 100
Bainbridge av, n e cor Niles st, 50x100, vacant. Eliz C Elliott to Gustave A Domidion. Dec 7. Dec 9, 1907. 12:3335. other consid and 100
Bathgate av, No 1834, e s, 189 s 176th st, 27x100, 2-sty frame dwelling. FORECLOS (Nov 14, 1907).. Edw C Graves (ref) to Cath E O'Connell.. Dec 9, 1907. 11:2923.. 4,450
Bailey av, e s, 709.5 s Kingsbridge road, 50x100, vacant. Isabella Arendt to Hester Smith. Mort $1,700. Dec 5. Dec 9, 1907. 11:3239. nom
*Bronx Park av, e s, 75 s Lebanon st, 25x100.
Bronx Park av, e s, 125 s Lebanon st, 25x100.
Henrietta R Sweitzer to Mollie Strumlaufer.. 1-3 part.. B & S All liens. Nov 26. Dec 9, 1907. other consid and 100
*Boston road, s w cor Cedar st, 50x67x50x90, Arden property, Westchester. Wm G Conklin to Sarah M Le Brantz. B & S. Apr 18, 1906. Dec 9, 1907. nom
*Bracken av, w s, 225 n Randall av, 25x100. Land Co C of Edenwald to Ernesto Magnetti. Sept 12. Dec 6, 1907. nom
*Baychester av, w s, 25 s Central av, 75x90, being parts lots 16, 17, 18 and 21, 22 and 23 block 16 map Pelham Park.
Baychester av, w s, part lot 13 block 25 same map, begins at s s lot 14, runs w 29.8 to Briggs av, x s e 16 x n e along an open plaza at junction of Briggs av and Baychester av, 25 to w s Baychester av, x n 1.1 to beginning.
Chas H Graham to Maria L Graham. Mort $1,575. Nov 20. Dec 6, 1907. nom
*Bronx Park av, e s, abt 100 s Morris st, 75x90, Lester Park. Chas H Broas TRUSTEE in bankruptcy of Joseph J Murphy and Jeremiah J Moran INDIVID and of firm Murphy & Moran to Josef Frenkel. All title. Dec 5. Dec 6, 1907. 2,250
*Bartholdi av, n s, 350 w Pine av, 25x100, Williamsbridge. The Co-operative Building Bank to Meta Schmidt. Mort $2,200 and all liens. Dec 6. Dec 7, 1907. 3,250
Burnside av, No 578, s w s, 380.2 s e of the approach to Concourse and 455.2 s e from e s Anthony av, runs s w 100 x n e 100 to av x n w 37 to beginning, 2-sty brk dwelling. Andrew L Gardiner to Annie Hauck. Mort $6,000. Dec 10. Dec 11, 1907. 11:2814. other consid and 100
*Bracken av, e s, 383.1 s Kingsbridge road, 25x100, Edenwald. Thos P Hickie to Timothy Maher. Oct 3. Dec 11, 1907. nom
Concord av, w s, 79 n 147th st, late Dater st, 79x100, vacant. Timothy F Sullivan to John J Greene. Mort $5,500. Dec 4. Dec 11, 1907. 10:2579. other consid and 100
Concord av, w s, 158 n 147th st, late Dater st, 79x100, vacant. Same to same. Mort $5,500. Dec 4. Dec 11, 1907. 10:2579. other consid and 100
*Commonwealth av, e s, 87.6 n Tremont av, 25x100. Hyman Seplovitz to Max Lax. ½ part. Dec 9. Dec 10, 1907. other consid and 100
Concord av, w s, 79 n 147th st, late Dater st, 158x100, vacant. Edw G Black to Timothy F Sullivan. Q C and Correction deed. Nov 27. Dec 10, 1907. 10:2579. nom
Clinton av | n e cor 179th st, late Lebanon st, 25x100x25.4x100,
179th st | vacant. Louise Fischer widow to Geo N Fischer. Mort $4,500. Dec 5. Dec 7, 1907. 11:3094. nom
*Columbus av, n s, 78 w Van Buren st, 26x—x25x107. Regent Realty Co to Louisa Chiappa. All liens. Dec 3. Dec 7, 1907. nom

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ATLAS PORTLAND CEMENT
30 BROAD STREET, NEW YORK

Courtlandt av, Nos 790 and 792, e s, 48.6 s 158th st, 50x91.6, two 3-sty frame tenements and stores. Abraham Kalish to Solomon Kalish. Mort $14,000. Apr 7, 1906. Dec 12, 1907. 9:2404. nom

*Eastchester road, e s, abt 401 s Saratoga av, 25.1x111.11x25x109.7. Hudson P Rose Co to Dominick Napolee. July 9. Dec 9, 1907. nom

*Edison av, w s, 169 n Liberty st, 50x100. David Jones to Fred Schroeder. Nov 14. Dec 11, 1907. other consid and 100

Heath av, e s, 595.3 s Kingsbridge road, runs e 131.2 x s 50.8 x w 139.5 to av x n 50 to beginning, vacant. Louis H Du Bois to Mae Du Bois his wife, of Orange, N J. Dec 12, 1907. 11:3240. nom

Hughes av, No 2128 181st st | n e cor 181st st, 36x90x60x93, 2-sty frame dwelling and vacant. Filomena Tesoro to Felice Abbenante. Mort $6,000. Nov 14. Dec 9, 1907. 11:3082. other consid and 100

*Highway leading from Westchester to Kingsbridge, e s, 222.6 n Old Boston road, 25x104.6x25x105.3, Westchester. Wm G Conklin to Sarah M Le Brantz. B & S. Apr 18, 1906. Dec 9, 1907. nom

Jackson av, No 887, w s, 134.3 n 161st st, late Clifton st, 19.9x75, 2-sty brk dwelling. FORECLOS (Nov 27, 1907). Charles Levy (ref) to Charlotte Wolff. Dec 6. Dec 9, 1907. 10:2638. 4,800

*Jefferson av, s s, 75 w Bracken av, 25x100, Edenwald. Joseph Hirschhorn to Henry Schwartz. Mort $600.. Dec 4. Dec 9, 1907. nom

Jackson av 156th st, Nos 707, on map No 703 | n w cor 156th st, 76.11x25x77.2x25, 5-sty brk tenement and store. Louis Leibsohn to Israel Leibsohn and Samuel Cowen. Mort $31,000. Aug 15. Dec 6, 1907. 10:2636. nom

Longwood av, No 871, n s, 186 w Hewitt pl, 39x100, 5-sty brk tenement. Release mort. Geo F Johnson to George and Thos C Edgar. All title. Sept 26. Dec 11, 1907. 10:2689. nom

*Muliner av, e s, abt 312 s Neil av, 26.9x103.9x25x94.
Neil av, s w cor Fowler av, 41.6x63.7x40x62.6.
Fidelity Development Co to Edw K Eisenhart, of Bangor, Pa. B & S. Oct 27, 1906. Dec 10, 1907. other consid and 100

Mapes av, No 2042 179th st, No 1063 | n e cor 179th st, 102.11x24x103x24, vacant. John A Steinmetz to Lyman W Divine. ½ part. Dec 11. Dec 12, 1907. 11:3108. other consid and 100

Mohegan av, e s, 645 s 180th st, late Samuel st, 82.6x150, with a right of way 42 ft. as in deed to George Wolfe dated Apr 13, 1886, vacant. Simon Ungef to Henry New. 1-3 part. July 3, 1907. Dec 9, 1907. 11:3123. nom

Nelson av, w s, 120.1 s Featherbed lane, 100x96.5.
Featherbed lane, s w cor Nelson av, 48.6x113.6x48.4x120.1, vacant.
FORECLOS, Oct 31, 1907. Robert Jablinowski referee to Benjamin Schneider. Dec 2. Dec 6, 1907. 11:2874. 10,600

Netherland av, n e cor 227th st, deed reads plot begins at n e cor land of Emily S Sage at a stone fence on s w line land of Estate Dan'l Ewen, runs s w 711.6 x s w 10 to point 40 n e from s w s Sidney st x s e 250 x n e 775 to said stone fence x n w 254.6 to beginning, contains 4 294-1,000 acres, 2 and 3-sty brk dwelling and vacant.
Also all right, title and interest to
Troy st, s e s, at n e s 227th st, late Sidney st, and at s w cor land now Emily S Sage, runs s e 288.3 x s w 10 x n w 288.3 to Troy st x n e 10 to beginning, contains 66-1,000 of an acre.
Edward E Sage to Emily S Sage. Dec 11, 1906. Dec 9, 1907. 13:3407. nom

Prospect av Fox st | n e cor Fox st, runs n e 155.6 x e 100 x s 84 to n s Fox st x —, 122.11, three 5-sty brk tenements, stores on cor. Hercules Realty Co to Phoebe Nalitt. All liens. Sept 6. Dec 9, 1907. 10:2684. other consid and 100

Plympton av, w s, abt 683 s Featherbed lane, 37x100.3x49x100.
Aqueduct av, s s, abt 105.9 w Plympton av, 65.4x57.5x—x58.2.
FORECLOS, Oct 31, 1907. Robert Jablinowski referee to John H Nickisch. Dec 2. Dec 7, 1907. 11:2875. 6,325

Park av, No 1439, w s, 367.6 s 182d st, 25x96.11x25x96.1, 2-sty frame dwelling. Chas L Meehan to Wm F Curran. B & S and correction deed. Dec 3. Dec 7, 1907. 11:3030. nom

Prospect av Kelly st Av St John | n e cor Kelly st, runs e 132.7 to w s Av St John x n 185.5 to e s Prospect av x s 228 to beginning, vacant. Edward Baer to Isaiah M Prell. 1-6 part. Mort $32,000 and all liens. Dec 2. Dec 7, 1907. 10:2686. other consid and 100

*Pratt av, e s, 408.5 n Nelson av, 25x103.5x25x104.3, Edenwald. Land Co C of Edenwald to Edward Cummings. Nov 26. Dec 11, 1907. nom

*Pratt av, e s, 590.3 s Kingsbridge road, 25x100. Land Co C of Edenwald to Denis McGowan. Aug 6. Dec 6, 1907. nom

Prospect av, late Taylor av, w s, 275 n 187th st, late Clay av, 25x100, vacant. Mary E Page widow and DEVISEE J Augustus Page to Smith Ely. B & S and C a G. Mar 27, 1887. Dec 10, 1907. 11:3104. 150

Randall av, s w cor Coster st, 50x100, vacant. Release mort. The Trust Co of America to East Bay Land & Impt Co. Oct 30. Dec 12, 1907. 10:2768. nom

Same property. East Bay Land & Impt Co to Luigi Ferracane Dec 12, 1907. 10:2768. other consid and 100

River av, e s, 330 n e 167th st, 100x150, vacant. Ernestine C Gardner to Oscar P Schlemmer, of Hartford, Conn. Mort $5,000. June 5. Dec 10, 1907. 9:2489. 15,500

Rochambeau av, e s, 25 s 208th st, 50x100, vacant. John L Turner to Winifred I wife John L Turner. All liens. Dec 6. Dec 10, 1907. 12:3336. other consid and 100

Stebbins av, No 1360, s e s, 433.9 n e Freeman st, 25x63.6x23.11x73.5, 2-sty frame dwelling. Joseph Schmid to John Gidor. 1-3 part. Mort $3,500. Dec 4. Dec 9, 1907. 11:2965. other consid and 100

Shakespeare av, s e cor Featherbed lane, 111.7x100x144.5x105.3, vacant. Release mort. Bankers Trust Co to Upland Realty Co. Dec 9. Dec 10, 1907. 11:2872. 14,500

Same property. Upland Realty Co to Henry Kraus. Dec 9. Dec 10, 1907. 11:2872. other consid and 100

Topping av, No 1770, e s, 195 s 175th st, 20x95, 2-sty brk dwelling. Rasha Arnold to Samuel A Potter. Mort $10,000. Dec 9. Dec 10, 1907. 11:2799. nom

Trinity av Park st Terrace pl | w s, 160.10 s Westchester av and at intersection of s s Terrace pl, runs s 348.7 x w 207.4 to e s Park st x n 174.11 to s s Terrace pl x n e 246.5 and 32.10 to beginning, 2 and 3-sty frame dwelling and vacant. Mary E Mack to Joseph Goldstein.. All liens. Nov 21. Dec 9, 1907. 10:2623. nom

Tinton av, e s, 355 s 165th st, strip 3.5x100x3x100. Gerald J Barry to Lillian A Robitzek. All title. Q C. Aug 27. Dec 9, 1907. 10:2669. nom

Union av, No 1296, e s, 323 s Boston av, 25x100, except part for av, 2-sty frame dwelling. Joseph Roberts to Jacob Mendelsohn. ½ part. Mort $2,000. May 29, 1906. Dec 9, 1907. 11:2969. other consid and 100

Union av, No 884, e s, 96.1 n 161st st, 37.6x100.
Union av, No 888, e s, 133.7 n 161st st, 37.6x100.
Union av, No 892, e s, 171.1 n 161st st, 37.6x100.
Union av, No 896, e s, 208.7 n 161st st, 37.6x100.
Union av, No 898, e s, 246.1 n 161st st, 37.6x100.
Union av, No 900, e s, 283.7 n 161st st, 37.6x100.
Six 6-sty brk tenements.
FORECLOS (Sept 5, 1907). William Allen (ref) to May B Strasbourger. Oct 25. Dec 12, 1907. 10:2677. 18,050

Vyse av, No 1141, w s, 200 n 167th st, 20x100, 3-sty brk dwelling. Herman D Junge to Flora wife of Isaac Levy. Mort $9,500 and all liens. Nov 26. Dec 6, 1907. 10:2752. other consid and 100

Villa av 200th st | n w cor 200th st or Southern Boulevard, 127.8x100x79.11x110.10, vacant. Chas H Graham to Maria L Graham. Mort $8,750. Nov 20. Dec 6, 1907. 12:3321. nom

Valentine av, w s, 217.6 n 200th st, runs w 125 x n 9.9 x n e 20.4 x e 111.6 to av x s 25 to beginning, vacant. Wm C Bergen to Ellen T Turner. Mort $7,000. Dec 10. Dec 11, 1907. 12:3306. other consid and 100

Woodycrest av, w s, 146.7 s 168th st, runs w 104.7 to w s old lane x n 30 x e 114.3 to av x s 60.2 to beginning, vacant. Geo W Collier to Mary McDermott. Q C and C a G. Nov 19. Dec 10, 1907. 9:2515. nom

Woodycrest av, No 1229, w s, 146.7 s 168th st, runs w 104.7 to w s old lane x s 50.11 x e 94.8 to av x n 50 to beginning, two 2-sty frame dwellings. Geo W Collier to Mary J Brown. Q C. Dec 9. Dec 10, 1907. 9:2515. nom

Washington av, No 2170, e s, 287.6 s 182d st, late Fletcher st, 37.6x134.4x38.1x141.2, except part for av, 5-sty brk tenement. Frederick M Mellert to Eliz B Hotaling. Mort $28,000. Dec 5. Dec 10, 1907. 11:3049. other consid and 100

Willow av 137th st | n e cor 137th st, 100x125, vacant. Julia B Reeve to Samuel H Shaw. B & S. Mort $22,000. Nov 22. Dec 7, 1907. 10:2589. omitted

Washington av, No 1048, e s, 99.3 n 165th st, 19.3x85, 3-sty frame dwelling. John Illig to John Koehn. Dec 4. Dec 6, 1907. 9:2370. other consid and 100

Same property. John Koehn to John Illig EXR of Mary or Maria Illig. C a G. Dec 4. Dec 6, 1907. 9:2370. other consid and 100

Whitlock av, e s, 324.4 s Hunts Point road, 25x127.5x25.3x128.8, 3-sty brk dwelling. Machiel Sweyd to Rebecca Sweyd. Mort $7,500. Dec 3. Dec 6, 1907. 10:2734. other consid and 100

Washington av Bassford av | e s, 68.6 n 183d st, late Taylor st, 50x175 to Bassford av or to e s of a lane 20 ft wide and except part for Washington and Bassford avs, vacant. Chas H Graham to Maria L Graham. Mort $6,000. Nov 20. Dec 6, 1907. 11:3053. nom

*Westchester av, s s, extends from 172d st to 173d st, a strip between old and new line of said av. Release easement of right of way, &c. Kirkarina Keller with Denis D O'Mahoney, Joseph J Gleason and Henry F Muller. Nov 18. Dec 6, 1907. nom

*2d av, e s, 333.4 s 216th st, late 2d st, 33.4x100, Williamsbridge. August Ellinghaus to Alma Schostak. C a G. All liens. Nov 23. Dec 9, 1907. 100

3d av 182d st | s w cor 182d st, 80x103, vacant. FORECLOS, Nov 21, 1907. James A Donegan ref to Peter J Shields, Brooklyn. Dec 5. Dec 6, 1907. 11:3048. 15,500

3d av, late road from Kingsbridge to West Farms Bathgate av | e s, 175 n from n w s Bathgate av, late Elizabeth st, 71x194 to n w s Bathgate av, late Elizabeth st, x50x145, vacant.

3d av, late road from Kingsbridge to West Farms, e s, 246 n from n w s Bathgate av, late Elizabeth st, 61x128x50x94, vacant.
Bradley & Currier Co to The Bradley & Currier Co (Lim). Q C. Mar 15. Dec 10, 1907. 11:3055. nom

5th av Walnut st | c l, at c l Walnut st, runs n along c l 5th av 225 x e 25 to e s 5th av x s 200 x e along n s Walnut st 50 x s 25 to c l Walnut st x w 75 to beginning, vacant. Harold Swain to Wm B Ewing. B & S. Nov 18. Dec 12, 1907. 11:2838. nom

*6th av, e s, 75 n 215th st or 1st st, 25x100, Laconia Park. A Shatzkin & Sons to Salvatore Lufrano. Mort $750. Dec 2. Dec 6, 1907. 100

*6th av, e s, 50 n 215th st or 1st st, 25x100, Laconia Park. A Shatzkin & Sons to Antonio Salerno. Mort $750. Dec 2. Dec 6, 1907. 100

*Part lot 52 as on former map of City Island, begins 340 from s part lot 52, runs e — to land Rodman Bown x n 50 x w across lot 52 — x s 50 to beginning, contains ¼ acre.
Minneford av, lot 765 map Eliz B King on City Island, and adj above on east, beginning at the s w cor and adj land Levina E Bell and lands of Joshua Leviness, runs e 13.6 to w s Minneford av x n 50.2 x w 7.2 x s — to beginning.
Levina A Ahmuty to James D Bell. Q C. Dec 3. Dec 6, 1907. nom

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"LARGEST DISTRIBUTORS OF FRONT BRICK IN THE WORLD."
FRONT ENAMELED AND GENUINE "HARVARD" BRICKS
FREDENBURG
289 FOURTH AVENUE, Corner 22d Street
Nazareth and Bath Portland CEMENT
ROSENDALE CEMENT & LOUNSBURY
NEW YORK

Strip of land at Riverdale, described in L 496 page 440 of Westchester Co, and dated Mar 19, 1863. Assigns CONTRACT. Wm C Osborn et al EXRS, &c, Wm E Dodge to Cleveland H and Grace H Dodge INDIVID. All title. June 3, 1907. Dec 7, 1907. 13:3418. nom

## LEASES

**Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.**

December 6, 7, 9, 10, 11 and 12.

### BOROUGH OF MANHATTAN.

Allen st, No 51, north store and basement. Jacob Levy to Hayman Finkelstein; 4 years, from May 1, 1908. Dec 9, 1907. 1:307 ..... 840

Attorney st, No 60, e s, 175 s Delancey st, all. Karl M Wallach to Abraham Teichman; 5 5-12 years, from Dec 1, 1907. Dec 9, 1907. 2:342 ..... 800

Bleecker st, No 203, store, &c. Gianbatista Perazzo and ano to Joseph Piantanida; 5 years, from May 1, 1907. Dec 12, 1907. 2:542 ..... 1,320

Christopher st, No 117, all. Moses Shapiro et al to Ferdinando Morino; 3 years, from Nov 1, 1906. Dec 6, 1907. 2:619...3,500

Cooper Square, Nos 34 and 36, all. John Hoge to Leopold and Harry Barth; 20 5-12 years, from Dec 1, 1907. Dec 7, 1907. 2:544... ..... taxes, &c, and 10,000

Courtlandt st, No 51, all. Samuel and Maurice Brill to Henry C Meyer; 12 years, from Oct 1, 1907. Dec 7, 1907. 1:60..... ..... taxes, &c, and 9,000 and 11,500

Grand st, Nos 620 and 622, all. Rosalie M Steele et al to James Morse; 3 years, from May 1, 1907. Dec 7, 1907. 2:317.....4,000

Hester st, No 163, all. Antonio Sacca to Francisco Gidari; 4 years, from July 1, 1907. Dec 6, 1907. 1:238.. .. .. .. ..1,500

Hester st, No 55, store, &c. Reuben Satenstein to Charles Oken; 3 years and 1½ months, from Mar 15, 1908. Dec 11, 1907. 1:310..... 1,500

Madison st, No 301. Assign lease. Nathan Weissbaum to Jacob Weissbaum. Nov 30. Dec 10, 1907. 1:269 ..... nom

Montgomery st, No 67, ground floor, &c. Jacob Klinger et al to Louis Morgenstern; 5 7-12 years, from Sept 15, 1907. Dec 10, 1907. 1:259 ..... 780 and 840

Same property. Assign lease. Louis Morgenstern to David Gingold and Jacob Straus. Nov 23. Dec 10, 1907. 1:259 ..... nom

Mulberry st, No 25, store, &c. Pius C Volta to Nichola Salamona; 5 years, from May 1, 1910. Dec 9, 1907. 1:161....1,200

Mulberry st, No 25. Assign lease. Nicola Salomone to John D Haase. Dec 6. Dec 11, 1907. 1:161..... nom

Same property. Reassign lease. John D Haase to Nicola Salomone. Dec 7. Dec 11, 1907. 1:161..... nom

Nassau st, e s, extends from Fulton to Ann st, —x—. Agreement cancelling covenants in lease as to erection of new building, &c. The Minister, &c, of the Reformed Protestant Dutch Church of the City of N Y with Sarah E Raymond widow. Dec 5. Dec 10, 1907. 1:91 ..... nom

Norfolk st, No 108, e s, 200.8 s w Rivington st, 25.1x100, all. U S Trust Co TRUSTEE Stephen Whitney to Henry Weiler; 5 years, from Jan 1, 1906. Dec 10, 1907. 2:353 ..... taxes, &c, and 1,000

Same property. Assign lease. Anna Weiler EXTRX Henry Weiler to Anna Weiler. Oct 30. Dec 10, 1907. 2:353 ..... nom

Norfolk st, No 110, e s, 175.7 s w Rivington st, 25.1x100, all. U S Trust Co TRUSTEE Stephen Whitney to Henry Weiler; 5 years, from Jan 1, 1906. Dec 10, 1907. 2:353 ..... taxes, &c, and 1,000

Same property. Assign lease. Anna Weil EXTRX Henry Weiler to Anna Weiler. Oct 30. Dec 10, 1907. 2:353 ..... nom

Orchard st, No 176, basement, cellar and 3 rooms on 2d floor. Moses Ryshpan to Jacob Zucker and ano; 3 years, from May 1, 1908. Dec 12, 1907. 2:412 ..... 1,470

Park row, No 156..... .....

Pearl st, No 466..... .....

Assign lease. Gustave Reiff to Thos E Hines. Dec 6. Dec 7, 1907. 1:160... ..... nom

Park row, Nos 53 to 63, cor Frankfort st, two stores north of main entrance, store room under sidewalk; also rooms 201 and 202 on 2d floor. The Press Publishing Co to Perry Pharmacy Association; 12½ years, from Nov 1, 1908. Dec 12, 1907. 1:121 ..... 25,000

Pine st, No 7, basement and rear part sub-basement, vault, &c. McVickar, Gaillard Realty Co to Felix Bertini and Henry Kendeler; 3 4-12 years and 29 days, from Dec 2, 1907. Dec 9, 1907. 1:46..... 5,000

Willett st, No 63, store, &c. Wolf Shipper to Benjamin Adams; 3 5-12 years, from Dec 1, 1907. Dec 6, 1907. 2:338.....600

2d st, Nos 214 and 216, all. Salomon Henig et al to L Joseph Arbeit; 5 years from day that certificate of occupancy is issued. Sept 14, 1907. Dec 9, 1907. 2:385 ..... 11,000

Same property. Assign lease. L Joseph Arbeit to Salomon and Michael Henig. Dec 7. Dec 9, 1907. 2:385 ..... 8,000

13th st, No 3 West, store and basement. Agnes M Strebeigh widow to Isaac S Kaliske; 8½ years, from Nov 1, 1907. Dec 6, 1907. 2:577... ..... 1,500

14th st, No 120 East, store, &c. Caroline E B Condit and ano to James E Bristol and ano; 10 years, from May 1, 1908. Dec 11, 1907. 2:559..... 5,250 and 5,750

14th st, No 3 East, east store and basement. The Metropolitan Safe Deposit Co to "The Why" Dairy Lunch Co; 5 years, from Nov 11, 1907. Dec 12, 1907. 3:842 ..... 3,500

17th st, No 148 West. Assign lease. Wm Kersting to William Wilde. All title. Dec 7. Dec 9, 1907. 3:792 ..... nom

18th st, No 227, n e s, 257 n w 2d av, 23x92. Rutherford Stuyvesant to Agnes C Lardner EXTRX Wm J Lardner; 21 years, from Nov 1, 1907. Dec 9, 1907. 3:899 ..... taxes, &c, and 850

18th st, Nos 157 and 159 West, stable. Linda S Rau to M Leonard Heffernan; 6 years, from Oct 1, 1907. Dec 11, 1907. 3:794..... 8,000 and 9,000

18th st, No 223 East, all. John H McGurk to Chas Gebhardt; 5 years, from Nov 1, 1907. Dec 12, 1907. 3:899 ..... 1,650

18th st, No 219 East, all. John H McGurk to Charles Gebhardt; 5 years, from Nov 1, 1907.. Dec 12, 1907. 3:899 ..... 1,620

18th st, No 219, n e s, 349 n w 2d av, 23x92, the lot. Rutherford Stuyvesant to John E McGurk; 21 yrs, from Nov 1, 1907, privilege of renewal for 21 years. Dec 10, 1907. 3:899..taxes, &c, and 850

18th st, No 213, n e s, 418 n w 2d av, 23x92, the lot. Rutherford Stuyvesant to Louise A McGurk; 21 yrs, from Nov 1, 1907, privilege of renewal. Dec 10, 1907. 3:889 .... taxes, &c, and 850

18th st, No 223, n e s, 303 n w 2d av, 23x92, the lot. Rutherford Stuyvesant to John H McGurk; 21 yrs, from Nov 1, 1907, with renewal. Dec 10, 1907. 3:899 ..... taxes, &c, and 850

20th st, No 237, n e s, 175 n w 2d av, 25x92, all. Hamilton Fish Corpn to Matthew Smith; 21 years, from Nov 1, 1907, with privilege of renewal. Dec 11, 1907. 3:901....taxes, &c, and 950

20th st, No 243, n e s, 100 n w 2d av, 25x92, all. Hamilton Fish Corpn to Matthew Smith; 21 years, from Nov 1, 1907, with privilege of renewal. Dec 11, 1907. 3:901....taxes, &c, and 950

20th st, No 241, n e s, 125 n w 2d av, 25x92, all. Hamilton Fish Corpn to Alice Smith; 21 years, from Nov 1, 1907, with privilege of renewal. Dec 11, 1907. 3:901....taxes, &c, and 950

34th st, No 1 West, store. Bankers Investing Co to Francizca, a corpn; from Jan 1, 1908, to Jan 1, 1929. Dec 11, 1907. 3:836. ..... 18,000 and 21,000

43d st, No 527 West. Assign lease. Hugh McDonagh to William Zoll. Dec 4. Dec 6, 1907. 4:1072... ..... nom

Same property. Re-assign lease. Wm Zoll to Hugh McDonagh. Dec 5. Dec 6, 1907. 4:1072... ..... nom

60th st, No 235 West. Assign lease. John W Kirby to George Kienzle. Dec 2. Dec 6, 1907. 4:1152.. ..... nom

Same property. Re-assign lease. George Kienzle to John W Kirby. Dec 3. Dec 6, 1907. 4:1152.. ..... nom

82d st, No 335 East. Assign lease. Abraham Leichtag to Wolf Franzblau. May 1, 1907. Dec 12, 1907. 5:1545 ..... 700

Same property. Agreement as to deposit of $500, etc., under lease. Sander Frankel and Sarah M Epstein with same. Oct 14, 1907. Dec 12, 1907. 5:1545 ..... nom

82d st, No 335 East, all. Sander Frankel and ano to Abraham Leichtag; 3 years, from Mar 1, 1907. Dec 9, 1907. 5:1545. ..... 1,400

112th st, Nos 306 and 308 East. Assign lease. Filosseno Aievoli to Davies J Marshall. Dec 7. Dec 11, 1907. 6:1683.....nom

Same property. Reassign lease. Davies J Marshall to Filosseno Aievoli. Dec 9. Dec 11, 1907. 6:1683..... nom

112th st, Nos 306 and 308 East, middle store floor, basement, &c. John Carfano to Filossino Aievoli; 3 years, from Nov 1, 1907. Dec 9, 1907. 6:1683..... 324 to 384

115th st, No 278 West, upper e s store, &c. David Auerbach to Hyman Atkin; 2 9-12 years, from Aug 1, 1907. Dec 10, 1907. 7:1830 ..... 420

144th st, Nos 251 and 253 West, east store and basement. Charles Wanderman et al to Frank Reiner; 5 years, from Oct 1, 1907. Dec 12, 1907. 7:2030 ..... 480 to 600

156th st, Nos 506 to 510, s s, abt 95 w Amsterdam av, —x—. Agreement modifying lease. Jos L Weil to Emil Fraad. Dec 9. Dec 11, 1907. 8:2114..... nom

Av A, No 372 | s e cor 23d st, store. Frances A Lawrence to 23d st, No 500 | August Moller; 4 years, from Oct 1, 1908. Dec 6, 1907. 1:292.. ..... 1,600

Av B, No 43, store and basement. The Estate of Philip Deffaa to Morris and Louis Gitlitz; 3 years, from May 1, 1906.. Dec 11, 1907. 2:399..... 1,200

Same property. Assign lease. Louis Gitlitz to Morris Gitlitz. ½ part. All title. Aug 23, 1906. Dec 11, 1907. 2:399.....nom

Same property. Assign lease. Max Gitlitz to M Zimmermann Co. Dec 7, 1907. Dec 11, 1907. 2:399.... ..... nom

Av D, w s, 68.9 n 13th st, 92x88, all. Edith McCreery to John Neely and ano; 5 years, from Feb 1, 1908. Dec 12, 1907. 2:383 ..... taxes, &c, and 1,600

Broadway, w s, 73.10 n 140th st, 21.11x—, store. Conrad R Gross and George Herbener to August Knippenberg; 8 3-12 years, from Dec 1, 1907. Dec 11, 1907. 7:2088.....1,600 to 2,100

Columbus av, No 503, store, &c. Wm H Callanan to David Murdock; 4 5-12 years, from May 1, 1908. Dec 10, 1907. 4:1208. ..... 1,800

Lexington av, No 1697, store, &c. Hulda Cohn to Osiele Beckerman; 5 years, from Jan 1, 1907. Dec 10, 1907. 6:1634..... 516

Lexington av, No 1276, 1st store south of entrance. Simon E and Max E Bernheimer to E L Burkenthein; 3 years, from May 1, 1908. Dec 11, 1907. 5:1514..... 660

Madison av, No 2080. Assign lease. Charles Morris to Edw L Fisher. All title. Dec 6. Dec 9, 1907. 6:1755.....nom

Old Broadway, No 73, store, &c. Mary J Morris to Albert Fensterer; 4 5-12 years, from Dec 1, 1907. Dec 10, 1907. 7:1985. ..... 780

1st av, No 1611, south 2d floor, store and basement. Adolph Jacobs to Wm F Heller; 3 years, from May 1, 1906. Dec 12, 1907. 5:1546 ..... 960 and 1,020

2d av, No 1012. Assign lease. Heyman Hirsch and ano to Edward Freund. Nov 18. Dec 11, 1907. 5:1364..... nom

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**KING'S WINDSOR CEMENT**

**For Plastering Walls and Ceilings**

**Elastic in its nature, can be applied with 25 per cent. less labor and has 12½ per cent. more covering capacity than any other similar material**

**J. B. KING & CO., No. 1 Broadway, New York**

3d av, No 1228, all. Clara Lalor and ano TRUSTEES James Kelly to Michael Pfeiffer and Geo Seewald; 5 years, from Nov 1, 1907. Dec 11, 1907. 5:1405..... 3,500
3d av, No 509, store, &c. Dederick Brakmann to Geo L Trenner; 6½ years, from Nov 1, 1907. Dec 7, 1907. 3:915..... 1,800
8th av, No 970. Assign lease. James F Maguire and ano to George Kienzle. Nov 11. Dec 11, 1907. 4:1029.....nom
Same property. Reassign lease. George Kienzle to James F Maguire and ano. Dec 9. Dec 11, 1907. 4:1029.....nom
8th av, s e cor 125th st, store; also store adj on east, basement, except part excluded. United Merchants Realty & Impt Co to John P Flannery; from Sept 1, 1907, to Apr 30, 1927. Dec 10, 1907. 7:1930..... 17,000 and 17,500
Same property. Assign lease. John P Flannery to Neil A Flannery. Aug 22. Dec 10, 1907. 7:1930..... nom
9th av, No 212. Surrender lease. Philip F Clark to Patrick J Clark. All title. Dec 3. Dec 10, 1907. 3:747..... nom

## BOROUGH OF THE BRONX.

138th st, No 651, n w cor Cypress av, Assign lease. Patrick Greene to Delia Greene. Dec 7. Dec 11, 1907. 10:2556.....nom
156th st, No 846 East, cor store. Pauline Muller to Emanuel J Girr and Robert C Levers; 3 4-12 years, from Jan 1, 1908. Dec 11, 1907. 10:2675..... 900 and 960
Brook av, No 1062, hotel, &c, all of. Leo Levinson to Martin Wellbrock; from Nov 1, 1907, to Apr 30, 1918. Dec 12, 1907. 9:2392..... 1,200 to 1,800
*Eastern Boulevard, — s, being plot begins 12 ft e of the Pottery building on line drawn from intersection of Eastern Boulevard with property of Robetzek, runs s 334 x w 197 x n 430.10 to Eastern Boulevard, contains 30 city lots. Release right of redemption of a lease dated Mar 22, 1905, also as to an agreement as to a right of way, &c. Charles Levy TRUSTEE in bankruptcy of the Unionport Pottery Co to Gustavus and Edward Robitzek, firm of G Robitzek & Bro. All title. Dec 6, 1907..... 75
St Anns av, No 349. Assign lease. John B Schmidt to George Kienzle. Nov 23. Dec 11, 1907. 9:2268..... nom
Same property. Reassign lease. George Kienzle to John B Schmidt. Nov 25. Dec 11, 1907. 9:2268.....nom

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresnonding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

## BOROUGH OF MANHATTAN.

December 6, 7, 9, 10, 11 and 12.

Aymar, Herbert R to GREENWICH SAVINGS BANK. 6th av, No 642, e s, 58.7 n 37th st, 20.3x75. Dec 9, 1 year, 5%. Dec 10, 1907. 3:839. 2,000
Bertini, Felix and Henry Kendeler to Lion Brewery. Pine st, No 7. Saloon lease. Dec 5, demand, 6%. Dec 9, 1907. 1:46. 3,000
Bernard, Julia D to Clara F Smith. 26th st, No 136, s s, 81 e Lexington av, 19x49.4. P M. Dec 9, 1907, 3 years, 5½%. 3:881. 8,000
Same to Sarah Bell. Same property. P M. Prior mort $8,000. Dec 9, 1907, due Nov 1, 1908, —%. 3:881. 3,500
Benaim, Rose K wife Jacob H with Amelia Wolff. Lexington av, No 1498, w s, 50.11 s 97th st, 25x80. Agreement of extension of rate of interest at 5½% and payment of principal sum of $17,500. Dec 6. Dec 9, 1907. 6:1624. nom
Bensel, John A to Romaine C Nichols. Fulton st, No 123, n e s, 125 s e Nassau st, runs n e 119 to s w s Ann st, No 46, x s e 25 x s w 119 to Fulton st, x n w 25 to beginning. Prior mort $65,000. Dec 5, due, &c, as per bond. Dec 6, 1907. 1:91. 10,000
Bacon, Mary E to U S TRUST CO of N Y. 39th st, No 109, n s, 155 e 4th av, 25x98.8. Dec 2, 3 years, 5½%. Dec 6, 1907. 3:895. 45,000
Bell, Margaret H to FRANKLIN SAVINGS BANK. 45th st, No 115, n s, 180 w 6th av, 20x100.5. Dec 5, 1 year, 6%. Dec 6, 1907. 4:998. 10,000
Bininger, Eliz D to LAWYERS TITLE INS AND TRUST CO. Lexington av, No 329, e s, 24 s 39th st, 23.6x80. Dec 6, 1907, 3 years, 5½%. 3:894. 21,000
Breen, Geo H to Caroline Levy. 2d av, No 1033, w s, 50.5 n 54th st, 25x75. Dec 6, 1907, due Dec 1, 1908, 6%. 5:1324. 1,000
Burke, Luke A to Chas R Stoughton, Manhattan av, n e cor 118th st, No 321, 25x95. Dec 6, 1907. Demand, 6%. 7:1945. 20,000
Beckel, Elsa A, of Brooklyn, N Y, to Geo W Beckel. 36th st, No 225, n s, 297.6 e 3d av, runs e 31.6 x n e 156.5 x n w 53.7 x s 64.1 x w 2.6 x s 98.9 to beginning. Prior mort $60,500. Dec 9, due Jan 13, 1909, 6%. Dec 10, 1907. 3:917. 3,000
Belkofsky, Rosie with Harry R Kohn. Delancey st, No 300. Extension mort. Nov 15. Dec 11, 1907. 2:328. nom
Same with Lajzer and Haris Herskowicz. Same property. Extension mort. Dec 4. Dec 11, 1907. 2:328. nom
Bertschinger, Otto T, of East Orange, N J, to Frederick Schuck. Lexington av, No 1516, w s, 150.11 n 97th st, 25x105. Dec 11, 1907, due Jan 2, 1913, 5½%. 6:1625. 16,000
Battaglia, Liborio, Francesco Tavolacci and Salvatore Spitaleri to Henry B Kellner. 1st av, Nos 2061 and 2065, s w cor 107th st, No 338, 63.5x50. P M. Prior mort $38,000. Dec 10, 7 yrs 6%. Dec 11, 1907. 6:1678. 27,000
Cornell, Robert C to Geo W Wickersham and ano trus Clarence Warden. Greenwich st, No 148, n w cor Liberty st, Nos 127 and 129, 24.8x87.11x25x86; also right of way over strip 9 ft wide. Dec 7, 1 year, 5%. Dec 10, 1907. 1:58. 6,000
Clark, Le Roy to LAWYERS TITLE INS & TRUST CO. 30th st, No 350, s s, 227.8 e 9th av, 18.4x98.9. Dec 9, 3 years, 5½%. Dec 10, 1907. 3:753. 10,000
Cooper, Mary E, of Bloomfield, N J, with John Gitz. 113th st, No 267, n s, 189 e 8th av, 35x100.11. Extension mort. Oct 10. Dec 9, 1907. 7:1829. nom
Coutts, Geo H with Carrie Furth et al. 84th st, Nos 305 and 307 East. Extension two morts. Dec 6. Dec 7, 1907. 5:1547. nom
Cloos-Longo, Grace L, of Pelham, N Y, to Geo Ehret. 8th av, Nos 910 to 914, n e cor 54th st, No 267, 62.11x25. Prior mort $50,000. Dec 6, 1 year, 6%. Dec 7, 1907. 4:1026. 4,000
Cromarty, Philip and Alice his wife to Elizabeth Cromarty. 171st st, No 564, s s, 125 e St Nicholas av, late 11th av, 25x95. Dec 12, 1907, 5 years, 5%. 8:2127. 2,000
Cromarty, Eliz to Wm Ludden. 171st st, No 564, s s, 125 e St Nicholas av, 25x95. Dec 7, due, &c, as per bond. Dec 12, 1907. 8:2127. 3,500
De Groat, James A with EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S. 6th av, No 506. Extension mort. Nov 19, Dec 12, 1907. 3:832. nom
Dixon, Wm P and Dumont Clarke exrs, &c, Josiah M Fiske with Ignatz Margareten. Mangin st, Nos 97 and 99. Extension two morts. Dec 9. Dec 12, 1907. 2:324. nom
Dixon, Wm P and Dumont Clarke exrs and trus Josiah M Fiske with Nathan Burkan and Victor Herbert. Division st, No 243. Extension mort. Dec 10. Dec 12, 1907. 1:286. nom
Daled Realty & Construction Co to General Theological Seminary of the Protestant Episcopal Church in U S. 37th st, Nos 413 and 415, n s, 175 w 9th av, 50x98.9. Dec 9, 1907, 5 years, 5%. 3:735. 45,000
Same to same. Same property. Certificate as to above mort. Dec 9, 1907. 3:735.
Dodge, Ida B to Henry Rose. 78th st, No 315, n s, 152 w West End av, 16x100. Prior mort $12,000. Dec 7, 1 year, 6%. Dec 9, 1907. 4:1186. 3,000
Danenberg, Sol to Jennie Goldstein. 121st st, No 362, s s, 66.8 w 1st av, 16.7x104. P M. Prior mort $7,000. Dec 1, 2 years, 6%. Dec 9, 1907. 6:1797. 1,900
Dexheimer, Henry with HUDSON CITY SAVINGS INSTN. 123d st, No 305 West. Extension mort. Nov 19. Dec 9, 1907. 7:1950. nom
Diehl, Christian to EQUITABLE LIFE ASSUR SOC of the U S. 132d st, No 126, s s, 283.4 w Lenox av, 16.8x99.11. Nov 30, due Jan 1, 1911, 6%. Dec 7, 1907. 7:1916. 7,500
Du Fais, John L as trustee under deed of trust with LAWYERS TITLE INS AND TRUST CO. 54th st, No 110 East. Extension mort. Nov 29. Dec 6, 1907. 5:1308. nom
Delagi, Michael N to Emil Fraad. 106th st, No 59, n s, 150 e Madison av, 25x100.11. Prior mort $25,000. Nov 23, due Mar 23, 1908, 6%. Dec 6, 1907. 6:1612. 1,500
Dotson, Henderson H, of Wise Co, Virginia, to Napoleon B Dotson. 72d st, No 304, s s, 45.6 w West End av, runs s 45.10 x w 9.7 x s 6.5 x w 13.8 x n 5.11 x e 5.3 x n 46.3 to st x e 18 to beginning. Dec 2, 1 year, 6%. Dec 10, 1907. 4:1183. 5,000
Di Salvo, Salvatore to P Henry Dugro and ano trustees Anthony Dugro. 39th st, No 303, n s, 74 e 2d av, runs n 49.4 x e 1 x n 16 x e 25 x s 11.4 x w 0.6 x s 54 x w 25.6 to beginning. P M. Dec 4, 5 years, 5%. Dec 6, 1907. 3:945. 12,000
Same to same. Same property. P M. Dec 4, 5 years, 6%. Dec 6, 1907. 3:945. 3,000
Enos, Jennie L to Alanson T Enos. 79th st, No 120, s s, 193 e Park av, 18x102.2. Prior mort $25,000. Dec 11, due, &c, as per bond. Dec 12, 1907. 5:1413. 10,000
Eberhart, Frank with Assoc for the Relief of Respectable Aged Indigent Females in City N Y. 94th st, No 334 East. Extension of mort. Nov 7. Dec 7, 1907. 5:1556. nom
Ely, Edwin A with Mitchell Lehman and ano exrs, &c, Annette Lehman. 43d st, No 256, s s, 253.9 e 8th av, 26.3x100.4. Extension mort. Dec 9, 1907. 4:1014. nom
Eisen, Fischel to Jonas Weil and ano. 73d st, Nos 228 and 230, s s, 125 w 2d av, 58.4x102.2. Dec 9, demand, 6%. Dec 10, 1907. 5:1427. 1,000
EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with John Veigel. 143d st, No 251, n s, 287.6 e 8th av, 37.6x99.11. Extension mort. Nov 27. Dec 9, 1907. 7:2029. nom
EQUITABLE LIFE ASSURANCE SOCIETY OF THE U S with Fredk Rohkohl. 143d st, No 253, n s, 250 e 8th av, 37.6x99.11; 143d st, No 255, n s, 212.6 e 8th av, 37.6x99.11. Extension of two morts. Nov 29. Dec 9, 1907. 7:2029. nom
Egan, Stephen J to John Whalen. St Nicholas av, e s, 25 s 180th st, 75x100. P M. Dec 2, 1 year, 5%. Dec 10, 1907. 8:2153. 32,000
Frey, Gustave with Fredk Schuck. Lexington av, No 1516. Subordination mort. Dec 6. Dec 11, 1907. 6:1625. nom
Farley, Michl F to Peter Doelger. 11th av, s e cor 22d st, —x—. Saloon lease. Dec 9, demand, 6%. Dec 10, 1907. 3:693. 10,000
Feinberg, Samuel to Nathan J Feinberg. 4th st, Nos 251 and 253, n s, 100 e Av B, 40x95.10x40x95.9. Prior mort $60,000. Dec 10, due Feb 10, 1909, 6%. Dec 11, 1907. 2:387. 3,000
Frankenstein, Louis to Ludviska H Larsen. 125th st, No 331, n s, 350 e 2d av, 23.1x99.11. Dec 11, 1907, 3 years, 5%. 6:1802. 6,000
Fleischman, Joseph to Chas T Lark. 31st st, Nos 12 to 16, s s, 166.4 w Madison av, runs s 75 x e 21.4 x s 17.8 x w 25 x s 19.10 x w 50 x s 112.6 to st x e 53.8 to beginning. Prior mort $379,000. Nov 26, 1 year, 6%. Dec 4, 1907. 3:860. Corrects error in last issue as to size of lot. 25,000
Fagan, Mary J, and Agnes and Charlotte E Dunphy to John A Cisco trus for Mary A Bostwick will John J Cisco. West End av, No 903, w s, 20.11 n 104th st, 20x98. Dec 9, due Jan 1, 1911, 5%. Dec 10, 1907. 7:1891. 18,000

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Federal Insurance Co with Meyer Mirken and Chas J Fox. St Mark's pl, No 7, n s, abt 120 e 3d av, 24x122.6x—x110.6, w s. Extension mort. Nov 29. Dec 9, 1907. 2:464. nom

Fine, Max to Chas E Fleming. Grand st, No 402, n s, 50 w Clinton st, 25x100. P M. Dec 6, 1907. Due Jan 1, 1911, 5%. 2:346. gold, 19,000

Freedman, Joseph to John O Baker. Riverside Drive, No 220, n e cor 94th st, runs e 139.9 x n 100.8 x w 50 x s 25.2 x w 68 x s 0.1 x w 30.4 to Drive x s 76 to beginning. Building loan. Prior mort $160,000. Dec 9, 1907, demand, 6%. 4:1243. 150,000

Fish, Jacob to Joseph Golding. 12th st, Nos 313 to 321, n s, 180.6 e 2d av, 100x103.3. Dec 5, demand, 6%. Dec 7, 1907. 2:454. 8,000

Finelite, David to Wm C Orr trus Mary J White. Baxter st, No 4, w s, 90.2 n Park row, 28x34.8x28x33.6. Dec 9, 5 years, 5%. Dec 12, 1907. 1:160. 4,300

Gerdes, John H to Geo Waddington trustee for Augustus C Van Rensselaer will Glen Van Rensselaer. Canal st, Nos 119 and 121, n e cor Lafayette st, runs n 92.4 x e 13.1 x s 92 to Canal st, x w 1.4; Lafayette st, e s, 92.4 n Canal st, runs n 3.3 x e 13.5 x s — x w 13.1 to beginning. Dec 6, 1907, due Jan 1, 1910, 5%. 1:208. 6,000

Golding, Sam to Hugo Cohn. Lewis st, Nos 22 and 24, n e cor Broome st, No 50, 75x25. Prior mort $16,000. Dec 6, due May 6, 1908, 6%. Dec 7, 1907. 2:327. 8,000

Garry, Peter A to Margaret A Weir. 34th st, No 143, n s, 132.6 e Lexington av, 17.6x100. Dec 5, 3 years, 5%. Dec 6, 1907. 3:890. 10,000

Greenberg, Charles and Telka Wolfson to Bertha B B Walker. 98th st, No 63, n s, 225 e Madison av, 25x100.11. Dec 6, 1907, 3 years, 6%. 6:1604. 20,000

Germania Life Ins Co to whom it may concern. 128th st, Nos 28 and 30 West. Certificate as to reduction of mort. Dec 5. Dec 10, 1907. 6:1725. —

Gough, Harry J to Annie Hauck. 54th st, No 413, n s, 200 w 9th av, 25x118.1x25.2x114.11. P M. Prior mort $11,900. Dec 10, due, &c, as per bond. Dec 11, 1907. 4:1064. 4,400

Glick, Morris, of Brooklyn, N Y, to Abraham L Lowenstein. 102d st, No 68, s s, 31 w Park av, 30x100.11. Prior mort $24,000. Dec 11, 1907, 3 years, 6%. 6:1607. 4,000

Hooper, Edith M guardian Emily M Hooper et al with C Leroy Butler. 135th st, No 23, n s, 268.4 w 5th av, 16.8x99.11. Extension mort. Nov 25. Dec 11, 1907. 6:1733. nom

Hart, Cath, Chas A and Esther to Henry J Tanner. 13th st, No 303, n s, 70.3 w 8th av, runs w 29.9 x n 25.10 x e 31.6 x s 6.3 x w 1.9 x s 19.7 to beginning. Nov 22, installs, 6%. Dec 11, 1907. 2:629. 200

Huggins, Rosa L to Bond, Mortgage & Securities Co. Mercer st, No 51, w s, 174 n Grand st, 25x100. Dec 9, 3 years, —%. 1-3 part. Dec 10, 1907. 2:474. 4,000

Hoertel, Fanny E with THE BOWERY SAVINGS BANK. 46th st, Nos 219 and 221 West. Extension mort. Dec 4. Dec 10, 1907. 4:1018. nom

Holzman, Dora to Herman Tausky and ano. 2d av, No 2455, w s, 49.10 s 126th st, 25x105. P M. Nov 29, 5 years, 6%. Dec 4, 1907. 6:1790. Corrects error in last issue, when size read 25x106. 3,250

Hines, Thomas E to Central Brewing Co. Park row, No 156, n cor Pearl st. Saloon lease. Dec 6, demand, 6%. Dec 7, 1907. 1:160. 588.61

Hunt, Cath C and Richd H exrs Richard M Hunt with Samuel Kramer. 84th st, No 122, s s, 370 w Columbus av, 30x102.2. Extension mort. Oct 7. Dec 9, 1907. 4:1214. nom

Hirsch, Ella and Samson M Hirsch with Solomon Plaut. Lexington av, No 1679, and 106th st, No 150 East. Extension mort. Dec 10. Dec 12, 1907. 6:1633. nom

Hammel, Magdalena and Chas, and Wm H Hottes exrs Christian Hammel and Magdalena Hammel individ to Samuel Scholle and ano. 2d av, No 1610, e s, 76.6 s 84th st, 25.6x100. Dec 12, 1907, 3 years, 5%. 5:1546. 17,000

Iselin, Adrian Jr trustee to Buffalo, Rochester & Pittsburgh Railway Co. Rolling stock, &c. Release agreement, &c. Dec 6. Dec 9, 1907. Genl Morts. nom

Jones, Gilbert E to METROPOLITAN LIFE INS CO. Madison av, No 222, w s, 106.8 s 37th st, 25x95. Dec 10, 1907, 3 years, 6%. 3:866. 90,000

Janpole & Werner Construction Co to Peter Donald. 143d st, No 536, on map No 534, s s, 100 e Broadway, 37.6x99.11. Dec 9, 1907, 5 years, 5½%. 7:2074. 36,000

Same to same. Same property. Certificate as to above mort. Dec 6. Dec 9, 1907. 7:2074. —

Koenig, Wm to Clara Hofeld as guardian. Lawrence st, Nos 20 and 22, s w s, 350 w Morningside av, runs s 76 x w 50 x n 98.3 x n e 3.7 to Lawrence st x s e 51.8 to beginning. Dec 9, 5 years, 5½%. Dec 10, 1907. 7:1966. 20,000

Koenig, Wm to Frederick C Halbe. Lawrence st, Nos 20 and 22, s w s, 350 w Morningside av, runs s 76.10 x w 50 x n 98.8 x n e 3.7 to st x s e 51.8 to beginning. Prior mort $20,000. Dec 9, due Jan 1, 1909, 6%. Dec 10, 1907. 7:1966. 6,000

Kean, Louis to Wm C Lutkins trus A M Cameron. 137th st, No 286, s s, 166 e 8th av, 15.6x99.11. Dec 10, 1907, 3 years, 5%. 7:1942. 10,250

Kreitzberg, Mary and Michael Wielandt to Max J Kramer and ano. 6th st, Nos 208 and 210, s s, 130 e 3d av, 50x97. P M. Prior mort $35,000. Mar 15, demand, 6%. Mar 16, 1907. 2:461. Corrects error in issue of March 23, when mortgagee's name was omitted. 10,000

Koplik, Isidor and Hyman Rosner to Jacob Silverstein. 2d av, No 1960, s e cor 101st st, No 300, 25.11x100. Prior mort $32,500. Dec 10, 1907, 3 years, 6%. 6:1672. 9,000

Kopp, Albert as committee Henry Kopp with William Sierichs. 12th st, No 421 East. Extension two morts at increased interest from 4½% to 5%. Dec 6, 1907. 2:440. nom

KNICKERBOCKER TRUST CO with Mayfield Construction Co. 10th st, Nos 13 to 19, n s, 100 w University pl, runs w 97.6 x n 60 x n e 25.5 x n 27.7 x e 73.3 x s 94.9 to beginning. Subordination mort. Oct 16. Dec 7, 1907. 2:568. nom

Knell, John with John Preusser. 122d st, No 302, s s, 66.1 w St Nicholas av, 25x100.11. Extension mort. Dec 5. Dec 6, 1907. 7:1948. nom

Koopmann, Emma to John Klemeyer. 10th st, Nos 157 and 159, n w cor Waverly pl, No 186, runs n 19.5 x w 75 x s 19.5 x e 75 to beginning. Dec 12, 1907, 1 year, 6%. 2:611. 5,000

Kurzrok, Annie to Wm H Manning. 50th st, No 409, n s, 77.11 e 1st av, 19.5x100.5. Prior mort $6,000. Dec 12, 1907, due June 12, 1909, 6%. 5:1362. 2,500

Kaleschitz, Anton to Paul Lisowski. 76th st, No 419, n s, 268 e 1st av, 20x102.2. Dec 3, 2 years, 6%. Dec 9, 1907. 5:1471. 1,000

Lien, Philip and Hyman Levy to Samuel Goldstein. 6th st, No 221, n s, 145.4 e Hall pl, 23.5x90.10. Dec 11, due Dec 19, 1908, 6%. Dec 11, 1907. 2:462. 2,000

Levy & Weinstein Realty & Construction Co to Ernest M Levy. 141st st, Nos 609 and 611, n s, 175 w Broadway, 75x99.11. Prior mort $90,000. Dec 9, due Jan 1, 1910, 6%. Dec 11, 1907. 7:2088. 13,000

Same to same. Same property. Certificate as to above mort. Dec 7. Dec 11, 1907. 7:2088. —

Lyons (J C) Building & Operating Co to Levi C Weir as Pres Adams Express Co. Madison av, No 616, n w cor 58th st, No 17, 100.5x95. Sept 12, 1904, due, &c, as per bond. Dec 11, 1907. 5:1294. notes, 125,000

Same to same. Same property. Certificate as to above mort. Sept 12, 1904. Dec 11, 1907. 5:1294. nom

Lyon, Anna E to Chas J Schmitt. 72d st, Nos 127-133 East. Assignment of rents for month of Oct, 1908, amounting to $2,166.66. July 31. Dec 10, 1907. 5:1407. nom

Laun, Johanna (and John Laun in bond only), to Morris L Woolf. 12th st, No 30, s w s, 325 n w 5th av, 25x103.3. Dec 6, 1907, 5 years, 5%. 2:575. 15,000

Lefkowitz, Nathan to Joseph Gluck. 118th st, Nos 216 and 218, s s, 212.11 e 3d av, 37.1x100.5. Prior mort $42,000. Dec 5, 5 years, 6%. Dec 6, 1907. 6:1667. 3,000

Lo Piccolo, Salvatore to Mary S Deaney. 17th st, No 426, s s, abt 220 w Av A, —x—. Dec 6, 1907, 2 years, 6%. 3:948. 1,000

Loeb, Jakob to Daniel Cunningham. Madison st, No 309, n s, abt 128 e Montgomery st, 26.6x90.7x26.6x89 e s. Dec 5, 5 years, 5%. Dec 6, 1907. 1:268. 30,000

Same and Ernst Winterhoff with same. Same property. Subordination mort. Dec 5. Dec 6, 1907. 1:268. nom

Langton, Eugenie C to Mutual Mortgage Co. 92d st, No 255, n s, 125 w Broadway, 40x100.8. Prior mort $40,000. Dec 7, 1907, due, &c, as per bond. 4:1240. 6,000

Loring, Daniel A trustee (under deed of trust by Mary E Hanley to Daniel A Loring) to C Wesley Holland. Broadway, Nos 1270 to 1280, s e cor 33d st, Nos 60 and 62 on map Nos 60 to 66, runs s 118.6 x e 87 x n 17 x w 30 x n 75 to st, x w 97.4. Dec 6, 2 years, 6%. Dec 7, 1907. 3:834. 150,000

Levie, Joseph M and Abraham Schulman with Caroline F Hoelzle. 133d st, No 65, n s, abt 158 e Lenox av, 25x99.11. Extension mort. Nov 22. Dec 7, 1907. 6:1731. nom

Lunitz, Lippe and Maurice Weingarten to Edward A Morrison and ano trustees Samuel Philips. Ridge st, No 132, e s, 67 s Stanton st, 27x100. Dec 9, 1907, 3 years, 5%. 2:344. 26,000

Leizerkowitz, Philip to D Comyn Moran and ano exrs Charles Moran. 97th st, Nos 68 and 70, s s, 50 w Park av, 50x100.11. Dec 6, 5 years, 5½%. Dec 9, 1907. 6:1602. 48,000

Same and David Kidansky and Louis J Levy with same. Same property. Subordination mort. Dec 9, 1907. 6:1602. nom

Leizerkowitz, Philip and Nancy Krakower with same. Same property. Subordination mort. Dec 9, 1907. 6:1602. nom

Levy, Esther B to TITLE GUARANTEE & TRUST CO. 103d st, No 303, n s, 100 w West End av, 20x100.11. Dec 12, 1907, due, &c, as per bond. 7:1890. 6,500

London, Albert to Metropolitan Holding Co. 172d st, No 503, n s, 100 w Amsterdam av, 43.9x94.6. Prior mort $32,000. Dec 11, due June 1, 1908, 6%. Dec 12, 1907. 8:2129. 10,000

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Lyons (J C) Building & Operating Co to Wm A Merrill. 79th st, No 54, s s, 275 w Park av, 25x102.2. Prior mort $90,000. July 12, due Aug 17, 1908. 6%. Dec 12, 1907. 5:1393. 25,000

Same to same. Same property. Certificate as to above mort. July 10, 1907. Dec 12, 1907. 5:1393. —

Levy, Jefferson M to John C Gray et al trus Augustus Hemenway. Fulton st, Nos 114 and 116, s s, 25.3 w Dutch st, runs s 82.6 x w 25.3 x s 1.3 x w 25.3 x n 83 x e 50.6 to beginning. Dec 12, 1907, due, &c, as per bond. 1:78. 165,000

London, Albert to Henry Ettelson. Amsterdam av, Nos 2525 to 2531, e s, 45.4 n 185th st, 2 lots, each 41.4x100. 2 morts, each $9,000. Dec 11, 3 years, 6%. Dec 12, 1907. 8:2149. 18,000

London, Albert to Wm L Condit. Amsterdam av, Nos 2529 and 2531, e s, 86.8 n 185th st, 41.4x100. Dec 11, due Oct 15, 1910, 5%. Dec 12, 1907. 8:2149. 33,000

London, Albert to MECHANICS & TRADERS BANK. Amsterdam av, Nos 2525 to 2531, e s, 45.4 n 185th st, 82.8x100. Prior mort $84,000. Dec 9, due Apr 1, 1908, 6%. Dec 12, 1907. 8:2149. 10,251.67

London, Albert to Julia A Groh. Amsterdam av, Nos 2525 and 2527, e s, 45.4 n 185th st, 41.4x100. Nov 15, due Oct 1, 1910, 5%. Dec 12, 1907. 8:2149. 33,000

LAWYERS TITLE INS & TRUST CO with Walter and Emma K Beam. 21st st, No 323, n s, 450 e 9th av, 25x98.9. Extension mort. Dec 2. Dec 12, 1907. 3:745. nom

Mayer, Nathan, of Brooklyn, N Y, to Irma M Ferulli. 98th st, Nos 336 and 338, s s, 99.6 w 1st av, runs s 25.5 x w 0.6 x s 75.5 x w 50 x n 100.11 to st x e 50.6 to beginning. P M. Nov 19, 3 yrs, 5%. Dec 11, 1907. 6:1669. 20,000

Marchesini, Gaetano and Louis to Joseph Devoto. Spring st, No 206, s s, abt 50 w Sullivan st, 25x100. Prior mort $22,000. Dec 7, due June 12, 1908, 6%. Dec 11, 1907. 2:490. 7,000

McGrath, Patrick to Walter O Beaton. 29th st, No 225, n s, 310 e 3d av, 25x98.9. Dec 11, 1907, 1 year, 6%. 3:910. 2,500

Mayer, Paul to Lillie B Lilienthal. 135th st, No 249, n s, 80 e 8th av, runs n 74.11 x e 11 x n 25 x e 9 x s 99.11 to st x w 20 to beginning. June 21, 1900, demand, 4½%. Rerecorded from June 25, 1900. Dec 11, 1907. 7:1941. 15,000

Miller, Adolf and Louis Fraenkel with Annie Saier. 182d st, n s, 125 e St Nicholas av, 75x79.9. Extension mort. Nov 21. Dec 10, 1907. 8:2154. nom

Murray, Kate with Geo W McAdam. 126th st, No 552, s s, 175 e Broadway, 25x99.11. Extension mort. May 4, 1906. Dec 9, 1907. 7:1979. nom

Meyer, Hugo to Saml Scholle and ano trustees Abraham Scholle. 75th st, No 57, n s, 88.4 w Park av, 20x102.2. Dec 5, 3 years, 5%. Dec 6, 1907. 5:1390. 22,500

Morse, James to Lion Brewery. Grand st, Nos 620 and 622. Saloon lease. Oct 15, demand, 6%. Dec 7, 1907. 2:317. 5,000

Mali, Pierre and Henry E Coe with N Y TRUST CO. 10th st, Nos 13 to 19, n s, 100 w University pl, runs w 97.6 x n 60 x n e 25.5 x n 27.7 x e 73.3 x s 94.9 to beginning. Subordination mort. Oct 16. Dec 7, 1907. 2:568. nom

Mottola, Angelo to Pasqualina Succurato. 2d av, No 2000, n e cor 103d st, 25.5x74.7. Dec 7, 1907, 1 year, 6%. 6:1675. 600

Mayfield Construction Co to N Y TRUST CO. 10th st, Nos 13 to 19, n s, 100 w University pl, runs n 94.9 x w 73.3 x s 27.7 x s w 25.5 x s 60 x e 97.6 to beginning. Dec 5, 5 years, 5%. Dec 7, 1907. 2:568. 173,000

Same to same. Same property. Certificate as to above mort. Dec 3. Dec 7, 1907. 2:568. —

Mellor, Sarah L to Mabel R Bauerdorf. 123d st, No 28, s s, 87 e Lenox av, 13x90.10. Dec 9, 1907, 1 year, 6%. 6:1721. 5,000

Moore, Katharine E to Katharine T Moore. 10th av, No 235, n w s, at s w s 24th st, No 500, 24.8x77.6. Nov 22, 3 years, 5%. Dec 9, 1907. 3:695. 10,000

Milano, Maria to Michele Lasala. 106th st, No 311, n s, 200 e 2d av, 25x100.11. Prior mort $16,000. Dec 11, 1 year, 6%. Dec 12, 1907. 6:1678. 700

Moran, D Comyn as TRUSTEE with Ignatz Mantler. 96th st, No 232 East. Extension mort. Sept 13. Dec 12, 1907. 5:1541. nom

Nimocks, Emma O, of Brooklyn, to TITLE GUARANTEE & TRUST CO. 49th st, No 219, n s, 141.5 w Broadway, 20.8x100.5. P M. Dec 11, due, &c, as per bond. Dec 12, 1907. 4:1021. 22,000

Norden, Mary H extrx Henry E Norden to Wm B Farrell. Amsterdam av, No 633, e s, 26.2 s 91st st, 25x100. Prior mort $23,500. Dec 9, 2 years, 6%. Dec 10, 1907. 4:1221. 5,000

Neugass, Frederick and Agostino Simeone and Clemente Marro with Jessie Gillender. 106th st, No 346 East. Subordination agreement. Nov 25. Dec 11, 1907. 6:1677. nom

O'Connell, James to Thusnelda A Christensen. 147th st, No 545, n s, 275 e Broadway, 16x99.11. P M. Dec 6, 1907, 5 years, 5%. 7:2079. 10,000

O'Donohue, Teresa M J to Kate B Happel extrx, &c, Henry Bruner. Columbus av, No 372, w s, 51.8 s 78th st, 26x103.11x26x104.8. Dec 6, 5 years, 5%. Dec 9, 1907. 4:1149. 20,000

Plancer, Fischel to Lillie B Stumpf. Houston st, No 249, s s, 37.6 e Norfolk st, 18.9x75. Dec 10, 2 years, 6%. Dec 12, 1907. 2:355. 1,000

Pipe Trucking Co to Henry W McMann and Geo W K Taylor. Consent to mort for $783.50 on personal property in No 123 W 17th st. Dec 11. Dec 12, 1907. —

Same to same. Certificate as to above consent. Dec 11. Dec 12, 1907. —

Prell, Mabel with Ignatz Mantler. 96th st, No 230 East. Extension mort. May 22. Dec 12, 1907. 5:1541. nom

Patti, Pasquale with Jacob Schmitt. Prince st, No 21, n s, 40 w Elizabeth st, 20.10x73.2x20x75.9. Extension mort. Dec 5. Dec 6, 1907. 2:508. nom

Pell, Herbert C, of Tuxedo Park, N Y, with Frederic de P Foster and ano trustees. Chambers st, No 203, and Reade st, No 195. Extension mort. Oct 25. Dec 7, 1907. 1:139. nom

Pick, Jacob and Saul Levine to Max Wolper and ano. Monroe st, Nos 26 and 26½, s s, 255.2 w Market st, 29.10x52x30.1x49.5. P M. Correction mort. Dec 3, due June 1, 1909, 6%. Dec 6, 1907. 1:253. 4,500

Pomrinse, Harry to STATE BANK. Catharine st, No 84, w s, 151.3 n Cherry st, 24.8x100x25x100; all title to strip in rear, 25.7x0.6x25.7x1.2. Nov 15, 25 months, secures notes, 6%. Dec 10, 1907. 1:252. 6,000

Pfeiffer, Lillie to Isaac Lowenfeld . Amsterdam av, Nos 502 and 504, w s, 40 n 84th st, 40x100. P M. Correction mort. Prior mort $57,000. Dec 5, 4 years, 6%. Dec 11, 1907. 4:1232. 11,400

Rhinelander Real Estate Co with SEAMENS BANK FOR SAVINGS in City N Y. 6th av, Nos 190 to 198, e s, 78.3 s 14th st, runs e 76.1 x s 128.3 to n s 13th st x w 76.1 x n 128.3 to beginning. Extension mort. Nov 21. Dec 7, 1907. 2:577. nom

Rothstein, Abraham (and Julius Myer in bond only) to Century Mortgage Co. Mangin st, No 10, e s, 75 s Broome st, 25x51.6. Dec 6, 3 years, 6%. Dec 9, 1907. 2:321. 14,500

Same to Alexander Marburger. Same property. Prior mort $14,500. Dec 6, 3 years, 6%. Dec 9, 1907. 2:321. 6,000

Rector, &c, of All Angels Church in City and County of N Y with BANK FOR SAVINGS IN CITY N Y. 80th st, Nos 251 and 253, n s, 100 e West End av, 50x— to s s 81st st, No 254. Extension mort. Dec 10. Dec 12, 1907. 4:1228. nom

Rosenberg, Marks to Gustav Frohlich. 52d st, No 334, s s, 230 w 1st av, 20x100.5. Prior mort $12,000. Dec 10, 4 years, 6%. Dec 12, 1907. 5:1344. 4,000

Rosenberg, Marks to Gustav Frohlich. 52d st, No 332, s s, 250 w 1st av, 25x100. Prior mort $18,000. Dec 10, 4 years, 6%. Dec 12, 1907. 5:1344. 6,000

Reiner, Frank to Lion Brewery. 144th st, Nos 251 and 253 W. Saloon lease. Dec 6, demand, 6%. Dec 12, 1907. 7:2030. 460

Rogers, Ratie A widow to Republic of Panama. 72d st, No 14, s s, 250 w Central Park West, 25x102.2. Dec 10, 3 years, 5%. Dec 11, 1907. 4:1124. 50,000

Rosenblatt, Rebecca, of Chicago, Ill, to Harris Cohen. 135th st, s s, 375 w Amsterdam av, 125x99.11. P M. Dec 10, 1 year, 6%. Dec 11, 1907. 7:1988. 20,000

Randall, Elizabeth B with Timothy J Sullivan. 8th av, No 17. Extension mort at increased interest of 4½% to 5½%. Nov 23. Dec 11, 1907. 2:625. nom

Rafter, Edward to Frederick M Hilton trustee Thos F Carhart. St Nicholas av, s e cor 180th st, 25x100. Dec 9, due, &c, as per bond. Dec 11, 1907. 8:2153. 14,000

Rafter, Edward to Fredk M Hilton trustee Thos F Carhart. St Nicholas av, s w cor 180th st, 25x100. Dec 9, due, &c, as per bond. Dec 11, 1907. 8:2162. 13,000

Rosenzweig, Pauline and Henry Seiler exrs Rosie Seiler; and Minnie and Isaac Seiler; Pauline Rosenzweig and Nettie Levy to Clement Le Boutillier. 3d st, No 293, n s, 230.4 e Av C, 20.8x96. Dec 10, 1907, 3 years, 5%. 2:373. 8,000

Rubano, Felice with Francis Eife. 116th st, No 304 East. Subordination agreement. Dec 5. Dec 10, 1907. 6:1687. nom

Riverside Stable Co to Jacob G Marston. 99th st, Nos 137 and 139, n s, 400 w Columbus av, 64.10x—x58x100.11. Prior mort $38,575. Nov 25, 3 years, 5%. Dec 10, 1907. 7:1854. 3,000

Same to same. Same property. Certificate as to above mort. Nov 30. Dec 10, 1907. 7:1854. —

Ryan, Cornelius J to Frank Curtis trustee Sarah M Moore. 7th av, No 556, n w s, abt 25 s 40th st, 24.8x100. Dec 4, due, &c, as per bond. Dec 6, 1907. 3:789. 35,000

Story, Fannie E D wife Wm C to Walter A Penfield. South st, Nos 178 and 179, n s, 62.9 e Roosevelt st, runs e 41.9 x n 75.8 x w 0.8 x n 76.1 to s s Water st, Nos 337 to 339, x w 37.4 x s 151.4 to beginning. Prior mort $16,000. Dec 11, 1907, 2 years, 6%. 1:110. 6,000

Schaefer, Louis with Thos E Greacen. Vandewater st, Nos 17 to 27, n s, 338 w Pearl st, runs n 81.10 x n e 10.2 x n 144.3 to s s Rose st, Nos 45 to 51, x e 91.11 to point 188.7 w Pearl st x s 106.3 x w 7.9 x s 87.2 to Vandewater st at point 204.10 w Pearl st x w 133.1 to beginning. Extension mort. Nov 30. Dec 12, 1907. 1:114. nom

Simeone, Agostino and Clemente Marro to Jessie Gillender. 106th st, No 346, s s, 104.4 w 1st av, 25.4x100.11. Nov 25, due Nov 10, 1910, 5%. Dec 11, 1907. 6:1677. 11,000

Snyder, Henry to Rosetta Hart. Columbus av, No 948, w s, 101.2 n 106th st, 25.1x100. Dec 11, 1907, due, &c, as per bond. 7:1861. gold, 17,000

Shenk, Joseph to The Hermitage Co. 99th st, Nos 62 and 64, on map No 60, s s, 225 e Madison av, 37.6x100.11. P M. Prior mort $44,150. Dec 1, 4 years, 6%. Dec 4, 1907. 6:1604. Corrects error in last issue, when location read w of Madison av. 3,550

Shenk, Joseph to The Hermitage Co. 99th st, Nos 54 and 56, on map No 54, s s, 150 e Madison av, 37.3x100.11. P M. Prior mort $44,150. Dec 1, 4 years, 6%. Dec 4, 1907. 6:1604. (Corrects error in last issue, when 2d line read map No 60, s s, 225 e Madison av, 37.6x100.11. P M. Prior.) 3,550

Strappone, Maria to Francis Eife. 116th st, No 304, s s, 80 e 2d av, 20x100.10. Dec 5, 5 years, 5½%. Dec 10, 1907. 6:1687. 9,000

Schmeidler, Benj with Bene Posner. Av C, Nos 117 and 119. Agreement modifying terms of mort. Nov 21. Dec 10, 1907. 2:390. nom

Shepard, Edward M trustee John R Ackerman with Edward B Corey. 70th st, No 62 West. Extension mort. Dec 2. Dec 6, 1907. 4:1122. nom

Schulz, Adam with Slavic Realty Co. 81st st, No 516, s s, 248 e Av A, 25x102.2. Extension mort. Feb 7. Dec 6, 1907. 5:1577. nom

Smith, Ruth N, of Patchogue, N Y, to Marion Smith. 126th st, No 227, n s, 237.6 w 7th av, 12.6x99.11. P M. Dec 5, due, &c, as per bond. Dec 6, 1907. 7:1932. 4,000

Segelbaum, Sandel to Max J Sulzberger. 8th av, No 2918, e s, 74.11 n 154th st, 25x100. Dec 2, due Jan 1, 1908, 6%. Dec 6, 1907. 7:2040. 2,200

Siefke, Herman to TITLE GUARANTEE & TRUST CO. Grand st, Nos 61 and 63, s s, 72.1 w Wooster st, 42x50. Dec 12, 1907. due, &c, as per bond. 1:228. 6,500

Stuyvesant Mortgage Co with LAWYERS TITLE INS & TRUST CO. 7th st, No 209 and 211 East. Agreement as to share ownership of mort. Feb 19. Dec 12, 1907. 2:390. nom

Shea (J S) Co to James J Martin. 8th av, Nos 2746 and 2748, s e cor 146th st, No 260, 40x100. P M. Dec 11, 3 years, 6%. Dec 12, 1907. 7:2031. 22,000

TITLE GUARANTEE & TRUST CO with Jacob Berlin. 9th st, No 428, s s, 213 w Av A, 25x94. Extension mort. Nov 6. Dec 9, 1907. 2:436. nom

Trustees of Columbia College in City N Y with Tillie Salvin. Grand st, No 212. Extension mort. Oct 31. Dec 11, 1907. 2:470. nom

Trustees of Columbia College in City N Y with Siegfried W Mayer. 17th st, No 206 West. Extension mort. Dec 10. Dec 11, 1907. 3:766. nom

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Thayer, Francis K with Aaron Guedalia. 117th st, No 19, n s, 110 w Madison av, 25x100.11. Extension mort. Dec 10. Dec 11, 1907. 6:1623. nom

Thayer, Geo A with Aaron Guedalia. 117th st, No 17, n s, 135 w Madison av, 25x100.11. Extension of mort. Dec 10. Dec 11, 1907. 6:1623. nom

Thoma, Andreas to Joseph L Graf. 66th st, Nos 414 to 418, s s, 200 e 1st av, 50x100.5. Dec 6, 1907, 3 years, 6%. 5:1460. 7,000

Termini, Giuseppe to TITLE GUARANTEE & TRUST CO. 2d av, No 155, w s, 49.1 s 10th st, 15.1x100. Dec 12, 1907, due, &c, as per bond. 2:465. 10,000

Ufland, Moses to Fannie Gomperts. 117th st, Nos 142 and 144, s s, 225 e 7th av, 50x100.11. Prior mort $54,000. Nov 19, 1 year, 6%. Dec 7, 1907. 7:1901. 2,000

Wirsing, Josephine widow and Wm A and Helen F Wirsing heirs Wm Wirsing with LAWYERS TITLE INS AND TRUST CO. 1st av, No 1001. Extension mort. Dec 5. Dec 7, 1907. 5:1347. nom

Wolf, Geo to Bertha B B Walker. 98th st, No 63 East. Subordination mort. Dec 4. Dec 6, 1907. 6:1604. nom

Williams, Louise L to J Harvey Ladew. 43d st, n s, 350 e 1st av, runs e — to exterior bulkhead line East River x n to s s 44th st x w — x s — to beginning, with land under water East River in front of above. 1-3 part. Dec 10, 1 year, 5%. Dec 11, 1907. 5:1355. 40,000

West, Maria A, Edw F Edwards, Lydia A Carll and Ruth W Stoothoff heirs Geo W Edwards with Frederic de P Foster and ano exrs Sarah A Sands. Christie st, Nos 227 and 229. Two extensions of mort. Oct 21. Nov 29, 1907. 2:427. Corrects error in last issue, when st was Christopher st, Nos 227 and 229. nom

Zaliels, Roman B and Esther Goldman to Louisa K Kuntz and ano. Sheriff st, No 85, w s, 175 n Rivington st, 25x100. P M. Dec 11, 5 years, 5%. Dec 12, 1907. 2:339. 20,500

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Ambriola, Maria G wife of and Gaeatano to Martin L Henry. Hughes av, e s, — n 189th st, and being lot 204 map property S Cambreling et al, 25x87.6. Nov 29, due Apr 1, 1909, 6%. Dec 7, 1907. 11:3078. 700

Adams, Margt S with Jacob Ott. Beaumont av, No 2286, e s, 52 s 183d st, —x—. Subordination agreement. Dec 7. Dec 9, 1907. 11:3101. nom

Abbenante, Felice to Joseph Tesoro. Hughes av, No 2128, n e cor 181st st, 36x90x60x93. P M. Prior mort $6,000. Nov 14, due, &c, as per bond. Dec 9, 1907. 11:3082. 1,900

*Blaesser, Jacob to Mary M Henning. 13th st, n s, 261.2 w Av E, 229x112x210x84.11, Unionport. P M. Dec 11, 3 years, 5%. Dec 12, 1907. 4,500

Bjorkegren, Charles to Wm Z Larned. Webster av, w s, 21.10 s 171st st, 100x54.8 to e s Clay av x100.8x64.2. Dec 11, 1 year, 6%. Dec 12, 1907. 11:2887. 3,000

Browning, Sarah to Jacob Ott. Beaumont av, late Jackson av, old line, e s, 52 s 183d st, late Columbia av, old line, 20.6x92.11x 20.11x97.4. Dec 7, 3 years, 5½%. Dec 9, 1907. 11:3101. 4,000

*Bell, James D to John Fleondon. Plot begins 340 from s part lot 52, runs e — to land Rodman Bown x n 50 x w — across lot 52 x s 50 to beginning, being part of lot 52 as on former map City Island, contains ¼ of an acre; Minneford av, w s, lot 765 map property Eliz R B King, City Island, and adj above on east, 50.2x13.6x—x7.2. Dec 3, 2 years, 6%. Dec 6, 1907. 3,000

Becker, C Adelbert to Mitchel Valentine. 3d av, e s, 119.6 n Tremont av, 95x125.2; Tremont av, n s, 88.11 e 3d av, 49.11x94x 48.11x103.11. Dec 6, 1907, 1 year, 5%. 11:3060. 30,000

Costello, Mary A to T Francis Flood. Hull av, w s, 200 s Woodlawn road, 25x110. Dec 10, 1907, 1 year, 6%. 12:3333. 1,000

Christmann, Henry, Jr, to Henry Christmann, Sr. Belmont av, No 2043, w s, 190 s 180th st, 18x69x17.11x71.3. Prior mort $2,500. Dec 11, due Jan 1, 1911, 5%. Dec 12, 1907. 11:3080. 1,200

*Chiappa, Louisa to Regent Realty Co. Columbus av, n s, 78 w Van Buren st, 26x—x25x107. P M. Dec 3, 3 years, 5½%. Dec 7, 1907. 1,600

*Cohen, Jacob to Mary M Stone. Av C, s w cor 7th st, 33x105, Unionport. Dec 9, 1907, 1 year, 6%. 4,000

*Cohen, Leah to Louis Kleintzky. Hancock st, e s, 205 n Columbus av, 25x100. Dec 7, 1 year, 6%. Dec 9, 1907. 250

Campbell, Bertha G to Annie Goldflam. La Fontaine av, e s, 57.8 s Quarry road, 20x95. Prior mort $2,500. Dec 5, 1 year, 6%. Dec 6, 1907. 11:3063. 600

*Dosso, John B to Nanny Reese. Unionport road, e s, 507.7 w White Plains road at point 461.8 n along same from Morris Park av, runs e 67.9 x n 16.8 x w 61.8 to Unionport road x s 17.8 to beginning, with right of way over strip to Morris Park av. Dec 4, due Jan 1, 1911, 5%. Dec 9, 1907. 2,500

Domidion, Gustave A to Eliz C Elliott. Bainbridge av, n e cor Niles st, 50x100. P M. Dec 7, 2 years, 5½%. Dec 9, 1907. 12:3335. 2,250

*Dosso, John B to Nanny Reese. Unionport road, e s, 513.7 w White Plains road at point along same 445 n Morris Park av, runs e 73.7 x n 16.8 x w 67.7 x s 17.8, with right of way over strip to Morris Park av. Dec 4, due Jan 1, 1911, 5%. Dec 6, 1907. 2,500

Devaney, James J to Lion Brewery. Babcock av, c l, being plot 26 map Villa Sites at Riverdale, formerly of Jos Rosenthal. 100x106.6x100x132.5. Dec 7, demand, 6%. Dec 10, 1907. 13:3426. 2,000

Dreyer, Henry F with Chas R Protze and Henry Acker. Morris av, n w cor 161st st, 108.6x irreg x135 to n s 161st st x146.6. Extension mort. Nov 19. Dec 9, 1907. 9:2444. nom

Dawson Realty Co (Morris Garfinkel and Harry Levin in bond only) to Abraham M Turkeltaub. Wales av, Nos 684 and 686, e s, 118.6 s Dawson st, 46.6x69.9. Dec 10, 1907, 3 years, 6%. 10:2654. 8,000

Same to same. Same property. Certificate as to above mort. Dec 10, 1907. 10:2654. —

Ellison, Manierre to Ellen M Lewis. Clinton st, n s, 275 w Grand av, 25x100. Prior mort $7,000. Dec 11, installs, 5%. Dec 12, 1907. 11:3207. 1,700

Ferracane, Luigi to East Bay Land & Impt Co. Randall av, s w cor Coster st, 50x100. P M. Dec 12, 1907, 5 years, 5½%. 10:2768. 2,200

Goldstein, Joseph to Mary E Mack. Trinity av, w s, 160.10 s Westchester av and at s s Terrace pl, as on map of Wilton, Port Morris and Morrisania, runs s 348.7 x w 207.4 to e s Park st x n 174.11 to s s Terrace pl x n e 246.5 and 32.10 to beginning. P M. Nov 21, due, &c, as per bond. Dec 9, 1907. 10:2623. 27,500

Gressard, Adolph to Beadleston & Woerz. 3d av, No 3038. Saloon lease. Dec 6, 1907, demand, 6%. 9:2363. 2,000

Grief, Mary A to Frederick McCarthy and ano. Faile st, No 891, w s, 200 n Seneca av, 25x100. P M. Prior mort $4,500. Dec 6, 5 years, 6%. Dec 10, 1907. 10:2761. 2,800

Heuser, Henry to Fredk Meyer. 150th st, No 531, n s, 200 e Brook av, 25x100. Prior mort $17,000. Dec 7, 1 year, 6%. Dec 9, 1907. 9:2276. 1,000

*Kratz, Antonie to Harry Siegel. Garfield st, w s, 350 s Morris Park av, 25x100, and lots 1041 to 1046 map Laconia Park. Dec 10, 1907, due June 16, 1908, 6%. 400

*Kratz, Antonie to Chas R Strong. Garfield st, w s, 255 n Columbus av, 25x100. Dec 10, 1907, 3 years, 5%. 3,000

Kiefhaber, Ernst to Chas F Dilberger. Prospect av, w s, 233.4 n 183d st, 16.8x95. P M. Prior mort $5,400. Dec 10, due, &c, as per bond. Dec 11, 1907. 11:3102. 2,000

Kirchner, August to Henry Ahr. 136th st, n s, 446.1 e Southern Boulevard, 25x100. Dec 7, due, &c, as per bond. Dec 9, 1907. 10:2565. 2,300

Kramer, Katharina to Antonia Wenzel. 169th st, No 456, s s, 115.7 w Washington av, 25x100. P M. Prior mort $12,000. Nov 20, 3 years, 6%. Dec 9, 1907. 9:2390. 3,000

Leonhardt, Minnie to Adam Stiehl. Eagle av, No 919, w s, 100 s 163d st, 25x125. Prior mort $16,000. Dec 12, 1907, 1 year, 6%. 10:2620. 1,000

Ludemann, Peter with Antonia Wenzel. 169th st, s s, 125 w Washington av, 25x100. Extension mort. Oct 30. Dec 9, 1907. 9:2390. nom

Lochinvar Realty Co to Herbert Scoville. Morris av, n e cor Burnside av, 113.9x100x100x100.11. Prior mort $50,000. Dec 11, 1907, due, &c, as per bond. 11:3178 and 3179. 3,500

*Locascio, Maria A to Angelina Bertone. Sheil st, s s, 350 w 5th av, 25x100, Laconia Park. P M. Dec 10, due, &c, as per bond. Dec 11, 1907. 600

LAWYERS TITLE INS & TRUST CO with Harry M Austin. Bergen av, No 494, s e s, 27.5 n 147th st, 27.5x83x25x94.2. Extension mort. Nov 19. Dec 12, 1907. 9:2292. nom

LAWYERS TITLE INS & TRUST CO with Joseph E Eron. Robbins av, w s, 175 n 149th st, 75x100. Extension mort. Nov 18. Dec 12, 1907. 10:2623. nom

Marcus, Rebecka to Jenny Oberworth. Marion av, e s, 125 n Dorothea pl, 50x98.4x41.6x98. Prior mort $6,000. Dec 6, due, &c, as per bond. Dec 7, 1907. 12:3276. 600

*Mirande, Felice to Hudson P Rose Co. Tompkins st, w s, 375 n 152d st, 69.11x—x20.10x100. P M. Sept 19, due Oct 1, 1910, 5½%. Dec 6, 1907. 700

*Nilsson, William to Mary A Bahrenburg. 233d st (19th av), n e cor 1st st, 105x114, Wakefield. P M. Dec 5, 3 years, 5%. Dec 6, 1907. 2,000

*Neuhaus, Lillie with Magdalena Knoll. 241st st, s w s, 50 w Catharine st, 50x100, Washingtonville. Extension mort. Dec 7. Dec 10, 1907. nom

Nickisch, John H to Five Boroughs Realty Co. Aqueduct av, s s, abt 105.9 w Plympton av, 65.4x57.5x—x58.2. P M. Dec 2, 3 years, 6%. Dec 7, 1907. 11:2875. 3,350

Same to same. Plympton av, w s, abt 683 s Featherbed lane, 37 x100.3x49x100. P M. Dec 2, 3 years, 6%. Dec 7, 1907. 11:2875. 900

*O'Hara, Richard to John B Grattarola and Frank Cavigila. Barker av, e s, 150 s Elizabeth st, 50x125, and being s ½ of lot 63 map of Olinville, No 2. Certificate as to reduction of mort by payment of $450. Dec 9. Dec 11, 1907. —

Piser, Susie E to TITLE GUARANTEE AND TRUST CO. 3d av, No 3394, e s, 125 s 166th st, 25x135 to Franklin av, No 1094, x27.6x137, except part for Franklin av, Dec 5, due, &c, as per bond. Dec 6, 1907. 10:2608. 10,000

Paolillo, Joseph to Lossie Minzie. Courtlandt av, No 578, e s, 49.6 n 150th st, 17x100. Prior mort $16,800. Dec 9, due June 10, 1908, 6%. Dec 10, 1907. 9:2397. 700

Roberts, Joseph to Jacob Mendelsohn. Fox st, w s, 116.2 n Home st, 25x59.1x26.3x67. Prior mort $5,000. Dec 9, 1907, due, &c, as per bond. 11:2974. 1,500

Reis, Abraham D with TITLE GUARANTEE AND TRUST CO. 3d av, No 3394, e s, 125 s 166th st, 25x135 to Franklin av, No 1094, x27.6x147. Subordination mort. Dec 6, 1907. 10:2608. nom

Roos, John G, Lillie D and Sophia and Annie A Buckham, Sophia F Young to Emily Roos. Grote st, No 998, late road for Fordham to West Farms, s w s, — e Crotona av, 120.9x196.3x100x128, n w s, except part for st. Dec 4, due Jan 1, 1909, 5%. Dec 6, 1907. 11:3100. 4,000

Rose, Wm R trus with Wm A Jackson. Vyse av, w s, 50 n 172d st, 25x100. Extension mort. Jan 17, 1902. Dec 11, 1907. 11:2989. nom

Roseman, Isaac to Amalia Jaeger. Brook av, No 1470, e s, 159.2 n St Paul's pl, 25x100.7. Dec 12, 1907, due, &c, as per bond. 11:2895. 9,000

*Schmidt, Carl to Co-operative Building Bank. Bartholdi av, n s, 350 w Pine av, 25x100. Dec 6, 1 year, 6%. Dec 7, 1907. 2,200

*Storey, Thos F and Ferdinand Meyer to Fred S Williams exr Susan N Williams. Seminole st, s s, 110 e Eastchester road, 30.9x100x7.10x102.7; also Seminole st, s s, adj lot 152, runs w 3 x s 20 x e 10 x n 24.8 to beginning, being part of lot 151 same map. Dec 6, 1907, due, &c, as per bond. 3,000

Tierney, Emma F wife Edw to Bronx Security & Brokerage Co. Willis av, s w cor 141st st, 16.8x81. All title. Dec 9, 1907, 1 year, 6%. 9:2303. 500

Uhlfelder, Simon and Abraham Weinberg with Howard Haviland. Courtlandt av, s w cor 159th st, 48.6x98. Extension mort. Nov 13. Dec 9, 1907. 9:2418. nom

Upham, Ruth B to Helen J Le Hon. Kingsbridge road, s w s, at n w s Sedgwick av, 30.6x100x71.10x108.5; Kingsbridge road, s w s, 30.6 n w Sedgwick av, 25x100. Dec 9, due, &c, as per bond. Dec 10, 1907. 11:3237. 6,000

*Vinciguerra, Andrea to A Shatzkin & Sons (Inc). 216th st, s s, 150 e Tilden av, 50x100, Laconia Park. P M. Dec 2, 1 year, 6%. Dec 6, 1907. 200

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*White, John to Henry Ludeking. Taylor st, e s, 150 s Morris Park av, 50x100. Dec 4, due June 1, 1908, —%. Dec 7, 1907. Note. 500

Winterroth, Emil J to Anna M Winterroth. Tiebout av, w s, 183.4 n 180th st, 28.8x95. Dec 3, 5 years, 5%. Dec 12, 1907. 11:3114—3113. 2,350

Warch, John A to August Knatz. Chisholm st, w s, 125 s Freeman st, 20.2x120. Dec 10, 1907, 1 year, 6%. 11:2970. 1,500

Weisker, Bernard H Jr with Herbert Scoville. Morris av, n e cor Burnside av, 113.9x100x100x100.11. Subordination mort. Dec 11, 1907. 11:3178 and 3179. nom

*Workmens Sick and Death Benefit Fund of the U S, with A Shatzkin & Sons. 6th av, n e cor 215th st, 100x100, Laconia Park. Agreement as to apportionment of mort. Nov 20. Dec 6, 1907. nom

## JUDGMENTS IN FORECLOSURE SUITS.

Dec. 5.

26th st, No 119 West. Irving M Shaw agt The Netherlands Corporation of N Y et al; Fisk & Shaw, att'ys; Frank T Fitzgerald, ref. (Amt due, $22,253.)

Willis av, n w cor So Boulevard, 25x115. Franklin Savings Bank agt Henry A Gumbleton et al; Wilson M Powell, att'y; Edmund J Tinsdale, ref. (Amt due, $11,731.81.)

Intervale av, w s, 193.10 n Westchester av, 50x100. Chas E Bigelow agt Max Powell; Arthur Knox, att'y; Martin H Murphy, ref. (Amt due, $3,657.16.)

Dec. 6.

117th st, s s, 173 e Pleasant av, runs s 100 x e 25 x s 101 x e 25 x n 100.11 x w 50 to beg. Alice H Sturges agt Raphael Kurzrok et al; Stephen P Sturges, att'y; Joseph Wilkenfeld, ref. (Amt due, $16,311.62.)

130th st, n s, 80 w Lexington av, 80x99.11. Harris Mandelbaum agt Isaac Sakolski et al; Eisman, Levy, Corn & Lewine, att'ys; Robert J H Powel, ref. (Amt due, $11,532.84.)

Amsterdam av, n e cor 121st st, runs n 191.8 to 122d st, x e 100 x s 191.8 x w 100 to beg. Same agt Solomon Lewine; same att'ys; Henry N Steinert, ref. (Amt due, $95,351.97.)

149th st, s s, 100 e 8th av, 40x99.11. Empire City Woodworking Co agt Mayer Hoffman et al, Action 1; J Chas Weschler, att'y; Chas L Hoffman, ref. (Amt due, $17,136.61.)

149th st, s s, 140 e 8th av, 40x99.11. Same agt same, Action 2; same att'y; same ref. (Amt due, $18,044.11.)

Dec. 7.

121st st, No 230 West. Max Frankenheim agt Mary E Murphy et al; Kantrowitz & Esberg, att'ys; Frederick W Sperling, ref. (Amt due, $12,426.44.)

Old Broadway, Nos 2368 and 2370. Selig Littman agt Samuel Solomon et al; M S & I S Isaacs, att'ys; William Klein, ref. (Amt due, $27,602.26.)

Lispenard st, No 41, right, title, &c.

Canal st, s s, 103 e Church st, 24.9x103.2x irreg.
Anna Woerishoffer agt Sydney W Peoples et al; Carter, Ledyard & Milburn, att'ys; Richard H Clark, ref. (Amt due, $89,545.)

Dec. 9.

Grand av, w s, 250 s 180th st, 100x100. Alfred H Marvin agt John H Ross et al; Sidney Nordlinger, att'y; Percival G Ullman, ref. (Amt due, $12,438.)

Lots 124 to 126, map 1100, 23d Ward, Josephine Hochbaum agt Mary Mueller et al; P H Goldbaum, att'y; Chas W Dayton, Jr, ref. (Amt due, $2,379.28.)

Amsterdam av, w s, 50.11 n 122d st, 40x100. Moses S Lorsch agt Jacob H Horwitz; Max Stern, att'y; Samuel B Pollak, ref. (Amt due, $13,192.83.)

133d st, n s, 285 e Lenox av, 50x99.11. David Shaff agt Samuel Zimmer et al; Arnstein & Levy, att'ys; Thomas N Cuthbert, ref. (Amt due, $14,268.12.)

Dec. 10.

Morris av, n w cor 164th st, 50x98. New York Mortgage & Security Co agt Thomas A Briggs et al; A Lincoln Wescott, att'y; Richard J D Keating, ref. (Amt due, $4,635.)

Brook av, No 1506. Joseph Goldstein agt Moritz L Ernst et al; Parker & Ernst, att'ys; Elihu B Frost, ref. (Amt due, $20,964.66.)

72d st, s s, 200 w West End av, 75x102.2x irreg. Mutual Life Ins Co agt Kate L Trenholm et al; James McKeen, att'y; Isaac B Brennan, ref. (Amt due, $63,925.)

9th st, s s, 481.2 w 5th av, 25x93.11. Chas W Mix agt Caroline Dilks; Carter & Haskell, att'ys; Alfred C Coxe, Jr, ref. (Amt due, $6,770.57.)

Dec. 11.

19th st, Nos 332 and 334 West. Rose Schindel agt Morris Goldberg; Lese & Connolly, att'ys; Isaac B Brennan, ref. (Amt due, $26,309.99.)

105th st, n s, 320 e 2d av, 30x100.11. Fanny Heilbrun agt Samuel Kadin et al; M Silverstein, att'y; George Rubenstein, ref. (Amt due, $5,400.)

4th st, s s, 568.4 w 5th av, 16.4x100.5. Francis W Griffith agt Annie M Scott; Bowers & Sands, att'ys; S L H Ward, ref. (Amt due, $7,604.16.)

St Nicholas av, e s, 50 n 184th st, 50x100. Geo W Wickersham agt Maurice Simmons; Strong & Cadwalader, att'ys; Edw W McDonald, ref. (Amt due, $23,032.48.)

148th st, s s, 367.6 w Amsterdam av, 15.6x99.11. Daniel J O'Conor agt Wm H Brandt; O'Brien, Boardman & Platt, att'ys; Isaac B Brennan, ref. (Amt due, $10,550.)

115th st, No 77 East. Marianne Rosenzweig agt Annie Silver et al; Joseph Rosenzweig, att'y; Chas J Leslie, ref. (Amt due, $8,638.94.)

Vyse av, n w cor 179th st, 120.9x100. Baptist Ministers Home of N Y agt Charles Welch et al; Action 1; C C Ferris, att'y; Chas S Brand, ref. (Amt due, $10,238.39.)

178th st, n s, 100 w Vyse av, 115.5x128. Same agt same; Action 2; same att'y; same ref. (Amt due, $8,191.11.)

179th st, n s, 215.5 w Vyse av, runs n 128 x w 111.6 to Daly av x s 132.1 x e 101 to beg. Same agt same; Action 3; same att'y; same ref. (Amt due, $11,262.78.)

## LIS PENDENS.

388 TENEMENT HOUSE LIS PENDENS.

Dec. 7.

Columbus av, w s, 51.2 n 80th st, 26.6x100. Aldine Mfg Co agt John H Feldscher et al; action to foreclose mechanic's lien; atty, J C Lenney.

117th st, No 332 East. Louis Merolla agt Margaret Lane; action to enforce vendee's lien; att'ys, Strasbourger, Weil, Eschwege & Schallek.

Dec. 9.

Washington av, — s, lot 37, map of Olinville, Bronx. Frank P Tofano agt Anna Thompson et al; specific performance; att'y, R Hickox.

Broadway, s e cor 62d st, 116.2x88.3x100.5x146.8. Pittsburgh Plate Glass Co agt Ella V Von E Wendell et al; action to foreclose mechanic's lien; att'y, S G De Kay.

Dec. 10.

Courtlandt av, No 808. Emma C Junge et al agt Anna D King et al; partition; att'y, O E Davis.

156th st, s s, 317 e 11th av, 16x99.11. Franklin Provost agt Fannie M Lathrop; action to enforce vendees lien; att'y, B L Peck.

30th st, Nos 208 and 210 West. Chas E Hess agt Chas F Bauerdorf et al; action to impress vendee's lien; att'ys, Wentworth, Lowenstein & Stern.

Lots 41, 42 and 43, map of Lester Park, Williamsbridge. Anna Moran agt Jeremiah J Moran et al; action to compel conveyance; att'y, A J Adams.

Dec. 11.

18th st, n s, 152 e 8th av, 26x63x26x60.

18th st, n s, 225 w 7th av, 25x92.

Property in Rockland county.
Annie A Slinn agt Chas E Ackerman et al; partition; att'y, G W McAdam.

Lots 27 to 33, Sec 3 of Edenwald, map 393, Bronx. C F Jonasson & Co agt Isaac Gold et al; action to declare lien; att'y, C P Caldwell.

Worth st, No 121. Winifred F Harding agt Eva K Conlon et al; action to declare deed void; att'y, L S Goebel.

Lot 140, map of property of Maria Shrady, deceased, in Kingsbridge. Price S Howard agt Paula V Howard; partition; att'y, J F Egan.

42d st, No 526 West.

42d st, s s, 278.9 w 10th av, 39.2x98.9.
Bernard Greenwood agt N Y Kindergarten Ass'n; action to foreclose mechanic's lien; att'y, R W Bernard.

115th st, s s, 320 e 1st av, 41x100. Roman Realty & Construction Co agt Realty Mortgage Co et al; action to set aside mortgage; att'y, A J Oishei.

86th st, No 111 west. Eric Sodergren agt Albert Hirsch; action to declare lien; att'ys, Marks & Wielar.

Dec. 12.

34th st, n s, 60 w 7th av, 15x76.1. Thomas C T Crain agt Gustave Ury; action to recover possession; att'ys, Clarke & Clarke.

Dec. 13.

Webster av, w s, 21.10 s 171st st, 100x54.7x100x64.2. Security Mortgage Co agt Charles Bjorkegren; specific performance; att'ys, Fletcher, McCutchen & Brown.

Harrison st, e s, 80.4 n Davis st, 50x100. Luigi Avitabile agt Maria Nocita; specific performance; att'y, J H Corn.

214th st, n s, lot 62 map of New Village of Jerome, 25x100. Walter Tinagero et al agt Antonio Lamberti et al; action to enforce mechanics lien; att'y, D S Decker.

## FORECLOSURE SUITS.

Dec. 7.

9th av, w s, 100 s 56th st, 16x100xirreg. Peter Doelger agt Bernard Connelly et al; att'ys, Amend & Amend.

84th st, Nos 158 to 162 East; three actions. Jacob T Hildebrant agt Matthew F Mulvihill; att'ys, Wentworth, Lowenstein & Stern.

148th st, n s, 249.10 w 7th av, 37.5x99.11. Simon Batd et al agt Jennie Rosenthal; att'y, S Nordlinger.

122d st, n s, 175 w 1st av, 50x100.11. Hyman Schnitzer agt Simon Weiss et al; att'ys, Marx & Freyer.

122d st, s s, 100 w Amsterdam av, 100x95.11x irreg. Thomas J Morrow agt Isaac Huppert et al; att'y, J C Weschler.

146th st, No 269 West. Wilson M Powell et al agt Joseph Kaufmann et al; att'y, W M Powell.

146th st, No 265 West. Kate V Barnum agt same; att'y, W M Powell.

99th st, No 262 West. Casimir C Patrick agt Saint Nicholas Dome Co; att'ys, Kelley & Connelly.

Dec. 9.

145th st, n s, 100 w 7th av, 130x99.11; three actions. The Mutual Life Ins Co of N Y agt Fleischman Realty & Construction Co et al; att'y, J McKeen.

146th st, No 267 West. Charles Griffen et al agt Joseph Hoffman et al; att'y, W M Powell.

146th st, Nos 271 and 273 West; two actions. Mary W Pell agt Joseph Kaufmann et al; att'y, W M Powell.

95th st, n e cor Riverside drive or av, 173.5x 108.8xirreg. The Maple Realty Co agt Geo W Levy Building Co et al; att'ys, M S & I S Isaacs.

135th st, n s, 335 e Lenox av, 37.6x99.11. Pincus Lowenfeld et al agt Hyman Horwitz et al; att'ys, Arnstein & Levy.

Dec. 10.

165th st, s s, 180.5 e 10th av, 20.2x53.8x irreg.

Parcel of land beginning at a point 180.5 e Amsterdam av, and 105.10 n 164th st, runs n 46 x e 19.6 x s 43.11 x w 19.6 to beg.
John Murray et al agt Geo H Epstein et al; att'ys, J V McAvoy.

Amsterdam av, e s, 53.5 s 185th st, 26.6x100.

Amsterdam av, s e cor 185th st, 26.11x100.
Harriet D Wolryche-Whitmore agt Louis Meryash et al; att'ys, Van Wyck & Mygatt.

Amsterdam av, e s, 26.11 s 185th st, 26.6x100.
Douglass Robinson et al agt Louis Meryash et al; att'ys, Van Wyck & Mygatt.

Bathgate av, s w cor 184th st, 35x94.1. Theodore Wentz agt Chas A Edwards et al; att'y, H Swain.

Manhattan av, n w cor 103d st, 17.7x75. Stephen H Davenport agt Clara R Lapham; att'y, F G Wild.

184th st, n s, 49.9 e Davidson av, 16.3x80. Emma Weber agt Nita Walker et al; att'y, C A Hitchcock.

21st st, s s, 320 w 5th av, 50x92. Harry Content agt 21st Street Building & Construction Co et al; att'ys, Hirsch, Scheuerman & Limberg.

140th st, No 877 East. Fleischmann Realty & Construction Co agt Robert Rosenthal et al; att'ls Hays & Hershfield.

148th st, n s, 299.2 w St Ann's av, 37.10x84.9. William Henne agt Emma M S Mestaniz et al; att'ys, Lese & Connolly.

Dec. 11.

Union av, w s, whole front between 158th and Westchester av, runs w 113.11 x s 50 x e 101.6 x n e 18.6 x n 36.3 to beg. Joseph Schwartz agt Max H Newman et al; att'y, C H Friedrich.

Ridge st, No 33, and right, title, &c, to lot of land adjoining on the w s, premises described. Maiden Lane Savings Bank agt Henry Eckhardt et al; att'ys, Olcott, Gruber, Bonynge & McManus.

151st st, n s, 150 e Broadway, 75x— to 152d st. Scheer Ginsberg Realty & Construction Co agt Charles Lowe et al; att'y, M H Hayman.

Walton av, e s, 47 n 183d st, 50x100. Nelson Smith agt Sarah B McAdam et al; att'y, N Smith.

95th st, s s, 250 w 1st av, 50x100.8. Jared W Bell agt Abraham Lipke et al; att'ys, Bowers & Sands.

Cherry st, Nos 87 to 91. Business Men's Realty Co agt Charles Lowe et al; att'y, A Nelson.

128th st, s s, 277.6 e Lenox av, 20x99.11. Sara Van Buren Meer agt Anna F Haendle et al; att'y, J H Henshaw.

125th st, No 257 East. Hayman Stoff agt Harry M Stoff et al; att'ys, Jones & Neuburger.

97th st, No 104 East. John J Mahony agt Eliza W Rose et al; att'y, D P Mahony.

146th st, n s, 175 e 8th av, 50x99.10; two actions. Jacob Schlosser agt Benjamin Light et al; att'ys, Davis & Kaufmann.

Glebe av, w s, 594 n Westchester Turnpike, —x—. Patrick Keirns agt The Colorado Realty Co et al; att'y, I Newton Williams.

Dec. 12.

96th st, n s, 300 w West End av, 100x100.11, excepting parcel of land beg at a point in centre line of block between 96th and 97th sts, 300 w West End av and 100.11 n 96th st, runs w 58.11 x s 5.11 x e 58.11 x n 5.11 to beg. Joseph R Buckley agt Robert T Lyons et al; att'ys, Roby & Taylor.

3d st, No 9 East. Harry Goldstein et al agt Barnett Levy et al; att'y, L Schafran.

Amsterdam av, s w cor 180th st, 25x100. Louis Bernstein agt William Rosenzweig Realty Operating Co; att'ys, House, Grossman & Vorhaus.

Dec. 13.

Macy pl, s s, 50 w Hewitt pl, 25x94.9. John L Varick agt William Wainwright et al; att'ys, Harris, Corwin, Gunnison & Meyers.

116th st, n s, 248 e Pleasant av, 100.10x125. Gamaliel C St John exr agt David G Ludins et al; att'y, J W Hawes.

Thompson st, No 58. Einor Chrystie agt Jennie S McKay et al; att'y, F W Wright.

Park av, e s, 74 s 109th st, 26.11x76. Katharine Vetter agt Adolf Miller et al; att'y, C Schwick.

Belmont av, w s, 229.1 n 181st st, 24x83. Mary Russhon agt Theresa Rafer et al; att'y, A Knox.

Broadway, s w cor 152d st, 99.11x150; two actions. Jennie Weill agt Unique Realty Co et al; att'ys, Kantrowitz & Esberg.

100th st, s s, 210 w Central Park West, 40x100.11. Louis Golde agt Emma Jacobs et al; att'ys, Manheim & Manheim.

122d st, n s, 143.7 w 2d av, runs n 95.6 x n e — x e — x s 100.11 x w 14.6 to beg and right, title, &c to gore lot in rear. Laura C Crane agt Margaret Schneider et al; att'ys, Crane & Lockwood.

Carriageway, running from 20th to 21st sts, e s, 39.5 s 21st st. 83.5x82.11. John J Gorman agt Augusta Siebold et al; att'y, F M Patterson.

Audubon av, s w cor 189th st, 99.11x100. City Real Estate Co agt Joseph Wilkenfeld et al; att'y, H Swain.

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## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Dec.
7 Arnowitz, Solomon—N Y Telephone Co..51.35
7 Arnheim, Ludwig—Julius Lewine .....344.22
9 Ackerman, Lillie—N Y Telephone Co...49.25
10 Abbate, Joseph—N Y Telephone Co....43.27
10 Abrams, Treadwell W—Kenneth H Nichols .....1,192.79
10 Albert, Morris—Old Dominion Steamship Co. .....268 35
10 Applebaum, Philip—Edw R Biehler....235.33
10 Allen, Oliver H—Richard M Colgate et al. .....217.48
11 Ardleigh, Hugh—Edouard Inc .....51.90
11 Abelsky, Jacob—Moses J S Abels.....317.15
11 Almond, Daniel—H Mueller Mfg Co..122.24
12 Atwater, Granger S—Anna B Sherman.100.56
12 Almond, Daniel—Schratwieser Fireproof Construction Co..... ..... .....163.21
12 Avallone, Constantine—Louis Stoller et al. .....111.81
12 Allen, Oliver H—Bliven & Carrington.250 78
12 Anhalt, Simon—Louis Waxman .....29.41
12 Anderson, Carl—Duval & Co .....91.72
12 Abraham, Joseph—Samuel Diamond..468.37
13 Allen, Dell B—John J Hoefelder.....48.79
13 Anderson, Robert L—Benjamin Jacobs et al .....28.75
13 Auspitz, Martin W—Frank Becker ...330.67
13 Arnold, Aaron—Louis Krinsky .....268.81
13 Applebaum, Henry—Geo E Sealy.....204.22
7 Becklman, Harris—Bernard Kreeger et al. .....71.31
7*Berliner, Julius—N Y Metal Covered Door Co .....114.60
7 Berman, Samuel—Geo F Moore Inc ....459.13
7 Bacher, Julius—Julius Lewine .....334.22
9 Browne, Grant H—Sovereign Bank of Canada .....1,199.44
9 Brice, Stewart M and Jane—Abraham Chopak .....98.61
9 Baldwin, Harry—Walter Benney .....55.26
9 Bush, James J—Merchants National Bank of the City of N Y.....3,359.38
9 Banker, Garret N—Fred Bowes et al....43.30
9 Bigler, Mrs Mary—Charles Gunther....54.15
9 Boffa, Donata—People &c .....1,500.00
10 Badoloto, Antonio—People, &c.....500.00
10 Borak, Leon—N Y Telephone Co.....35.51
10 Blick, Israel—Morris Politziner et al...31.15
10 Barrow, Ira—Walter K Hadley.....300.00
10 Buzzi, Antonio—Salvatore Tubbiolo....357.04
11 Bernius, Chas T—Isaac M Heller.....153.72
11 the same—Edw F Miller .....32.60
11 Broc, Victor H—Madeline Duchatellier.195.08
11 Barse, Mills W—A McArthur et al..12,575.64
11*Baum, Max—Max Zwerdling .....221.31
11 Berman, Philip—the same .....221.31
11 Birdsall, Harold F—N Y Telephone Co..28.26
11 Bronstein, Chas A—the same .....130.66
11 Barwise, Richard M—the same .....21.94
11 Bauer, Fay—the same .....39.04
11 Brown, Lizzie—the same .....31.55
11 Bernikow, Abraham—Louis A Rosswag.... .....costs, 12.65
11 Bartle, Wm A—Jaros Co .....66.91
11 Bock, Jacob—Louise F Swanney ....703.10
11 Block, Ernest* and Justin—E Argentier et al .....1,032.54
11 Baum, Nathan—Frank Crawford .....150 61
11*Bonner, Thomas V—the same .....150.61
11 Bergman, Walter—Morris Amster et al.150.76
11 Brukenfeld, Israel—Carl Callmann.....86.67
11 Binswanger, Morris—Arthur C Krings..45.66
12 Block, Joseph—Charles Lebenstein.....29.60
12 Boyd, Gilbert R—Williamsport Radiator Co .....641.83
12 Barnes, George—Van Nest Woodworking Co..... .....41.07
12 Besson, Camille—Frederick A Lambert et al .....49.25
12*Berman, Samuel—Samuel Lemkin ...1,451.07
12 Barwis, Elizabeth—Edw H Pinkham....21.65
12 Beckelman, Harris—Herman Rappaport et al... .....169.41
12 the same—Heyman Denker et al..169.41
12 Bos, Marius F—Scientific Am Compiling Department .....105.03
12 Barnoffsky, Louis—Dry Dock, East Broadway & Battery R R Co .....costs, 67.88
12 Bailey, Emma J—Selah B Strong.....713.24
12 Brown, A Fred—Oppenheim, Collins & Co, N Y .....125.24
12 Burns, Zenas—Breslin Hotel Co.....35.47
13 Brucker, Eugine—Albert L Silberstein..40.72
13 Bahr, Henry D—Wm Flynn .....200.00
13 Beere, James B—Theodore W Myers...634.74
13 Bensinger, Eleanor and Benj E—Joel B Erhardt ext .....141.47
13 Berkson, Wm F and James—Henry Klinger. .....78.14
13 Bennett, Mary A—D Appleton & Co ....69.72
13 Blank, Marco J—New Netherlands Pub Co. .....61.72
13 Bamberger, Emanuel—Joseph F Taylor et al .....100.81
13 Breger, Benjamin—Sol Harris .....84.84
13 Barron, Jacob—Jacob Rod .....costs, 17.65
13 Bennett, Harry N—Wm Loughlin .....25.55
13 Beckelman, Harris No 1—Chas L Kanofsky .....161.90
13 the same No 2—the same .....161.90
7 Colucci, John S—Kingan Provision Co.359.28 .....359.28
7*Coffey, John—the same .....359.28
7 Compton, Charlotta—People &c .....50.00
7 Corley, Peter—Moritz L Ernst et al ...29.31
7 Cammerer, Alfred A—Benjamin Altman et al .....162.22
7 Crow, Wm L—Michael McGowan ....844.94
9 Corrigan, Hugh—Joseph Glennon.costs, 106.85
9 Creasey, Susie, gdn—Union Ry Co of N Y City .....costs, 108.88
9 Cross, Albert H—Arthur M Bullowa ....19.49
9 Collins, Anna F—Nicholas Anson et al.33.91
9 Cooper, Hene—Samuel Joseph et al...105.42
9 Cohan, Philip J—Joseph K Parker....30.31
9 Cavanaugh, Joseph E—Frank A Bryant..43.44
9 Crump, Charles—City of N Y.....203.50
9 Colyer, Smith C—the same .....108.34
9 Crawford, David O—the same .....213.41
9 Carton, Andrew B—the same .....111.05
9 Cross, Samuel B—the same.....570.25
9 Carney, Luke—National Fireproofing Co. .....costs, 23.03
9 Conway, Wm E—Geo B Glover .....687.65
9*Chenkin, Bernard—Harry Freeman....138.44
9 Chickow, Israel—Brown Forman Co...168.80
10 Cotton, Wm J—Lucille Shering.....147.91
10 Same—Met Printing Co.....88.90
10 Cahn, Charles—Rudolph Fixel.....47.27
10 Cohen, Jacob—Eugene Higgins.....265.97
10 Cohen, J Quintus, trustee—Am Surety Co of N Y.....costs 49.02
10 Cohen, Jacob—Eugene Higgins.....25.09
10 Cohen, Harry—Henry Wald.....costs 86 37
11 Crane, Robert D—N Y Telephone Co...38.29
11 Clark, Julia T—the same .....64.30
11 Cohen, Harris—the same .....36 85
11 Cook, Harry E—the same .....60.90
11 Capsopoulas, Pythagoras C—the same.38.78
11 Cerra, Antonio—the same .....65.22
11 Carberry, Thomas F—the same .....44.44
11 Colwell, Henry S—Edw W S Howard..222.60
11 Cohen, Teny—Isaac Silberberg..costs, 27.41
11 Caullet, John J—Saul S Myers .....220.21
11 Callas, Nicholas—Auguste L Louis ....639.43
11 Cumisky, Terence, gdn—Cornell University. .....costs, 121 64
11 Chadwick, Frances—Waldorf Steam Laundry Co .....costs, 61.21
11 Chapin, Wm D—Thomas M De Laney..93.31
11 Collins, Daniel—People &c .....1,000.00
11 Cuff, William—the same .....1,000.00
12 Cubert, Jacob—Louie Segal .....35.65
12 Crosby, James B—Van Nest Woodworking Co..... .....96.46
12 Cuyler, Selamon—Henry Glenny et al.183.41
12 Cutter, John L—Leon Lawrowitz .....84.31
12 Comyns, David J—Joseph Jordan et al.128.16
13 Cobb, Louise—Richard J Hickson.....168.15
13 Carlo, Joseph gdn—Terrence Montague.... .....costs, 23.08
13 Coundouris, Spiro—Constantine S Galanopulo..... .....455.47
13 Canokos, Panos—Auguste L Louis.....330.12
13 Charlton, James H—United Electric Light & Power Co..... .....189.60
13 Congdon, Stewart H—John R Corbin Co. .....4,437.32
7 Doris, Edward—Steinhardt Bros & Co.10.00
7 Daniels, S—Julius Lewine .....334.22
7 David, Alfred—Cologero Faranda et al.... .....1,101 10
9 Douglass, Ira E—Otto L Sherer .....377.54
9 Di Sesa, Donato—People &c .....1,500.00
10 Dietrig, Joseph—City of N Y.....213.41
10 Daly, Thomas J—Homan H Beals....208.78
10 Dolan, John D—Benj F Meyer.....41.71
11 Drennon, John W—N Y Telephone Co.51.90
11 Delgado, Jose G—the same .....79.40
11 Dinkelspiel, Henry—the same .....23 19
11 De Carlo, James—Mayer Bros Co....135 02
11 Duryea, Chas M—Ellen McGlynn....1,233.38
11 Danneman, Charles* and John—Butler Bros. .....112.81
11 Dresser, Daniel Le Roy—Archibald S White .....4,880 97
12 Dougherty, John J—N Y Telephone Co.29.01
12 Dalton, Ernest—D Frank Parker.....488.69
12*Dougherty, Edw N—Joseph Jordan et al. .....128.16
12 Deegan, Luke—Hollywood Co.....211.91
12 Dougherty, John—D C Weeks & Son..... .....costs, 118.18
13 Downes, Daniel—Michael McDonald..... .....costs, 80.37
13 Dillon, Foster—Martin Kramer .....44.51
13 Dukoff, Harris—Paul E Hunter.....54.40
13 Duvinage, Pierre—Henry M Toch et al.227.37
13 Deiter, George—Abraham Grunberg.....70.59
9 Engel, Samuel—City of N Y.....213 41
9 Elliott, Edgar H—the same .....213 41
10 Elias, Abraham—Morris Politziner et al.51.05
10 Erskine, Archibald—Chas G Becker et al. .....37.99
11 Eidlitz, Chas L—Thomas J Murphy..4,947.75
11 Erlacher, George—Chas T Green .....99 31
12 Eitelberg, Harry—N Y Telephone Co....30.34
12 Elitzk, Nathan—Nathan Toplitzky.....151.74
13 Eckert, Katherine H—George Weaver et al .....costs, 101.70
7 Freeland, Chas E—Pabst Brewing Co.123.89
7 Friedman, Samuel—Cologero Farando et al. .....1,101.10
9 Feigensohn, David—Isidor Schwartz..114.48
9 Frank, Frederick—City of N Y.....213 41
9 Fitzpatrick, Edw W—the same.....213.41
9 Fernandez, Modesti—the same .....213 41
9 Fisher, Morris—Charles Citrim.....114.05
9 Fluri, Geo V—Melanie Huntley..costs, 104.29
9 Ferro, Charles—People &c.....1,500.00
10 Frank, Abraham—Ferdinand Munch Brewery .....105.50
10 Flitner, Wm H—Emma R Thomson...2,275.95
10*Fleischer, Max—N Y Telephone Co....30.52
10 Frederich, Bertha—Hungarian Restaurant Co..... .....costs 32.41
10 Finkelstein, Jacob—Solomon Kaplan et al. .....1,247.04
10*Foster, Florence S—A Hirsh & Co....355.72
10 Friedenberg, Solomon—Louis A Solomon.. .....costs 60.72
11 Freedman, Bernard and David S* and Edward—Morris Weiss et al.....367.57
11 Finkel, Morris—Ezekiel Lifshitz .....34.90
11 Fowler, Geo H—Edouard Charrot .....172.25
12 Fueher, Anna—N Y Telephone Co.....30.91
12 Fleissner, Emanuel H—Nathan Feinberg.29.41
12 Fireman, Samuel—Nathan Toplitzky...53.06
12 Friedman, Abraham—A L Jaffe.....314.40
12 Freidman, Alexander—Met St Ry Co..... .....costs, 22.78
13 Foote, John C—Katherine E Mills.....178.50
13 Friedrich, Bertha—Interborough Rapid Transit Co..... .....costs, 107.88
13 Favilla, Nicola & Guiseppi—Louis Handel. .....120.71
13 Flygare, Chas G—Edw C Van Glahn et al. .....316 43
13 Finkelstein, Louis* & Joseph—Jerome E Bates et al..... .....81.32
13 Fitzgerald, Ida M—Robinson Clay Product Co..... .....126.26
13 Flogel, Henry F—N Y Edison Co.....91.11
13 Fast, Hyman—Isaac Bernstein .....426.72
13 Falkenheim, Charles—C Albert Jacob..239.73
7 Goodman, Sadie—N Y City Ry Co.costs, 67.88
7*Greenberg Max—N Y Metal Covered Door Co .....114.60
9 Greenspan, Morris M—Interborough Rapid Transit Co .....costs, 67.88
9 Gassner, Leopold—Morris T Pfaelzer..... .....1,030.69
9 Gilmore, Barney—Richard K Fox.....159.17
9 Geilich, Abraham—Herman Horenburger et al .....153.40
9 Goodman, Abraham—the same .....153.40
9 Geilich, Abraham—Chas M Straub.....162.15
10 Girshel, George—Edmund J Curry....74.45
10 Glazer, Frank—Old Dominion Steamship Co..... .....costs 268 35
10 Grant, Donald—City of N Y....costs 85.15
11 Greenberg, William—Albert J Seligsberg et al .....201.72
11 Ginsberg, Max—Gude Bros .....67.74
11 Gross, Otto J Jr—Campbell Supply Co.350.28
11 Gruber, Henry—John L Sudask .....75.90
11 Grauber, Louis—Emil Reibstein .....101 56
11 Germansky, Max—Jacob H Gredinger..84.72
11 Gardner, Wm J—Henry Kaim .....1,000.64
11 Gray, Frank H—National Alumni.....93.12
11 Gottlieb, Samuel—Max Zwerdling .....221.31
11 Grossman, Samuel—James Beggs & Co..67.73
11 Guesman, Samuel —the same .....440 85
12 Green, Thad K—John O'Neill .....82.03
12 Gault, John H—N Y Telephone Co....42.68
12 Gunther, Chas A—the same .....43.70
12 Gray, Mary E—the same .....30.35
12 Gollubrei, Adolf Mc—Mercantile Printing & Stationery Co..... .....95.52
12 Gravely, James B—Thomas P Spencer..135 29
12 Gibbons, Chas De N—Philo P Safford.536.10
12 Goldberg, Harris—Interurban St Ry Co. .....costs, 67.88
12 Golod, Kassell—Hyman Glick et al...240.73
13*Goodwin, Minnie N—Hans J Crentz....214.41
13 Goodwin, John A—the same .....214.41
13 Grassberger, Frank J—Am Condiments Co .....36.41
13 Green, Ralph—United Electric Light & Power Co..... .....26.65
13 Gillies, Geo M—Edw O Schernikow..4,150.96
13 Greenway, Gilbert C—John J Dougherty. .....1,007.45
13 Gasau, Fred—State Board of Pharmacy.88.88
13 Goldman, Rosie—Henry Arnstein..... .....(D) 12,268.43
7 Heidingsfelder, Philip—N Y Telephone Co. .....30 28
7 Herrenschmidt, Gustav—the same....65.01
7 Hertz, Harry—the same .....76 16
7 Handsman, Jacob—the same .....45.57
7 Hart, Joseph D—the same .....20.78
7 Hosle, Florence—the same .....49.03
7 Hawkins, Geo W—the same .....22 09
7 Hussa, Theodore F—the same .....92 00
7 Hoar, Wm A—the same .....30.17
7 Horton, Mortimer S—the same .....67.53
7 Hawthorne, Ada—Leonard S Rau ....165.99
7 Hyman, Jacob—Louis H Levin .....538 22
7 the same—the same .....costs, 27 72
9 Hicks, Richard H—Mary E Kent .....261 41
9 Harstn, Alfred L—Jacob Markowitz....113.24
9 Hoffman, Meyer—M D Williamson Co..70.38
9 Hoffman, Meyer and Isaac—the same.203 80
9 Hettesheimer, William—Richard P White. .....1,057.44
9 Hill, Irving L—Theresa Kleinberger..141.65
10 Hagenah, Gustav—Chris Evers et al....84.07
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13 Wachter, Louis—Schwab Bros Co.....75.84
13 Wachter, Louis L—Topping Bros.....107.12
13 Wallenstein, Lasar—Rider Ericsson Engine
Co.....228.56
13 Weil, Toni—Solomon L Reiss .....172.61
13 Welsh, Henry B—John F Sife et al.....
.....costs, 27.72
13 Whitney, Peter—Horace W Bodine et al.
.....46.40
13 Ward, Patrick—Flora L Adams .....99.68
13 Williams, Geo D—Swift & Co.....32.41
13 Whitmore, Albert H—Samson Hirsh et al.
.....5,515.75
13 Wilichinski, Stephan—Landis Machine Co.
.....71.36
13 Weir, John—Adolph S Lowenthal.....
.....costs, 394.95
10 Young, Elizabeth—City of N Y.....758.22
11 Yokel, Antonia—Jacob Weis.....costs, 157.77
and possession of property or .....250.00
7 Zieler, Levi—Petera B Worrell.....445.08
9 Zeitler, George—George Zeitler.....180.66
10†Zottarelli, Nathan—Ridleys .....52.35
10 Zeigler, August H—City of N Y.....213.41
11 Zatz, Joseph—Aaron Fox .....324.65
13 Zimmerman, Nathan—H J Boldt....301.95
13 Zimmerman, John L—T F Foley.....934.72

### CORPORATIONS.

7 N Y City Ry Co—Pauline Mather.....200.00
7 the same—Geo B Mather .....50.00
7 Norton & Dalton Contracting Co—Lena E M
Zerrenner .....2,652.46
7 Rebman Co—Benno Loewy .....605.95
7 Gordon Heitzner Construction Co—N Y
Metal Covered Door Co .....163.40
7 The Butterick Pub Co—Daisy Hunt....633.69
7 N Y City Ry Co—Isabella Thompson....
.....costs, 500.00
9 Pearson Advertising Co—N Y Telephone
Co .....89.63
9 Metropolitan Stone Co—the same.....37.71
9 Gleason Realty Co—the same .....41.79
9 Commercial Lumber Co—the same..234.34
9 Property Owners' Plumbing Repair & Contracting Co of America—the same..125.93
9 Ariston Press Corporation—the same..53.19
9 Austin Hat Co—the same .....146.48
9 Westchester Traction Co—the same...36.27
9 Langan Realty Co—the same .....59.86
9 Shandls—the same .....26.30
9 Taylor-Storm Realty Co—the same ....68.59
9 Steiman Realty Co—the same .....34.89
9 Winslow Realty Co—the same .....104.82
9 Maloof, N N & Co—the same.....30.46
9 Metropolitan Surety Co—City of N Y.1,605.41
9 Mount Morris Construction Co—Abraham
Nussbaum .....1,256.68
9 N Y Finance Co—Louise C Moore....6,732.89
9 The School of Practical Illustrating—Hugh
Mulholland .....519.55
9 N Y City Ry Co—Elizabeth Martin....40.00
9 the same—Solomon Lent .....277.41
9 Supreme Lodge of the Order of the Iroquois
—Lucy Israelson .....1,144.10
9 Regulius Cigar Co—John P Flannery....
.....costs, 32.41
9 J L Mott Iron Works—Chas F Wood.5,373.26
9 The Elmira Sash, Door & Blind Co—Merchants' Nat Bank of City of N Y..3,359.38
9 N Y City Ry Co—Minnie Marx.....100.20
9 the same—Geo E Rosell .....169.31
9 Portman Realty Co—M D Williamson Co.
.....101.62
9 The City of N Y—Henry R Sherman....530.69
9 N Y City Ry Co—Desso Schussler....2,636.00
9 The Interurban St Ry Co—Wm S Murray.
.....2,693.80
9 Federal Union Surety Co—M N Clement.
.....1,925.32
9 Patterson Hotel Co—George Welker et al.
.....42.09
9 Builders' Construction Co—John Holt et al.
.....5,044.02
9 Long Beach Transportation Co—Curtis
Blaisdell Co .....266.25
9 The Bankers Surety Co—M N Clement....
.....1,894.32
9 N Y, N H & H R R Co—Mark N Cormack.
.....90.65
10 Met St Ry Co—Samuel Angelo.....850.00
10 Manahan Parchment & Moth Paper Works
—Geo W Miller et al.....10.745.19
10 Edwin C Hill Co—Perkins Goodwin Co.860.85
10 Interborough Building Co—Thomas I Crane
et al .....530.16
10 M Lane & Son—Theodore C Wethey et al.
.....489.95
10 State Motor Service Co—Sprague Umbrella
Co.....89.35
10 T H Armstrong Co—Chicago Color & Chemical Co.....320.97
10 N Y City Ry Co—Max Schwartz.....350.00
10 the same—Pauline Goldstein....590.57
10 the same—Bridget Lawler et al.1,380.78
10 the same—John J Roberts.....100.00
10 Union Ry Co of N Y City—Jacob Keller...
.....400.00
10 Union Associated Press—City of N Y.....
.....costs 37.08
10*Hawthorne Building Co—Jacob L Mincer.29.41
10 Star Co—Wm A Woodbury.....costs 134.95
10 J J Bamberger & Co—Menke H Wolfe et
al .....241.71
10 State Motor Service Co—Julian Van Wie
et al .....120.61
10 South Coast Hotel Co—Isaac H Hyman.149.91
10 N Y City Ry Co—Max Levin.....173.91
10 the same—Joe Levin.....68.91
10 the same—Rebecca Haber.....128.41
10 the same—Ellen Brady.....850.00
10 the same—Samuel Durst.....100.00
10 Gerthard & Gallagher Construction Co—
Empire Brick & Supply Co.....160.00
10 Penn, N Y & L I R R Co and The N Y
Contracting Co—Blanche Gordon.....137.97
10 Central Cross Town R R Co—L Bradshaw.
.....653.93
11 Interborough Rapid Transit Co—Solomon
Sturmlaufer .....171.07
11 Coleman Stable Co—Wm H Henshaw et al.
.....135.51
11 The Stephanidis Bros Co—Russell C Senior.
.....272.95
11 the same—the same .....costs, 12.75
11 City of N Y—Coldwell Lawn Mower Co.900.00
11 Metropolitan Plumbing Contracting Co—
Peck Bros Co .....652.94
11 Baltimore & Ohio R R Co—Jacques Enthoven .....2,140.94
11 Karliner Realty Co—Esther Perlin..2,019.97
11 Geo C Flint Co—Charles Bernard, Jr.115.91
11 the same—the same .....costs, 27.41
11 New York City Ry Co—Katie A Mullane.
.....800.00
11 the same—Martin Lynch ..costs, 132.62
12 N Y City Ry Co—Mary A Lender.....250.00
12 Commercial Wood & Cement Co—Northampton Portland Cement Co.....costs, 151.27
12 The City of N Y—Mary Hogan et al..2,250.00
12 Interborough Rapid Transit Co—Chas F
Dobson .....1,638.29
12 Dartmouth Realty Co—John C Orr Co.524.25
12 the same—the same .....870.23
12 The City of N Y—Charles Dunlop....1,631.45
12 The O'Connell Lime & Marble Dust Co—
Frederick Kleinmann .....904.59
12 N Y City Interborough Ry Co—Arthur Clement .....10,125.60
12 The O'Connell Lime & Marble Dust Co—
Frederick Kleinmann et al .....1,226.34
12 N Y City Ry Co—Carrie Disbrow..5,285.37
12 Crescent Park Co—Greenwich Printing Co.
.....270.88
12 Interborough Rapid Transit Co—Christina
Greithe .....595.21
12 N Y City Ry Co—Wm Neary.....1,125.00
12 the same—Harris Bernstein .....3,389.10
12 42d St, Manhattanville & St Nicholas Av
R R Co—Mary Burns .....1,700.00
13 N Y Contracting Co Pa Terminal—Nanina
Cremolino .....1,704.23
13 N Y City Ry Co—Sophie Solomon .....600.00
13 Met St Ry Co—Frank G McCort.....235.52
13 N Y City Ry Co—Herman Keller....3,141.20
13 Christie Direct Action Motor Car Co—Wm
G Brokaw .....19,195.63
13 General Bldg & Construction Co—James W
Finn .....6,991.05
13 Chas F Fischer Lumber Co—Maurice Endelman et al .....costs, 69.43
13 N Y City Ry Co—Harris Kamrass....334.91
13 the same—the same .....costs, 27.72
13 the same—Terence Sweeney ....100.00
13 Trust Co of America exr—Morris Jacoby et
al.....3,031.50
13 N Y City Ry Co—Haymus Swenson....50.00
13 H A Rost Printing & Pub Co—Ferdinand
Schieffer .....252.03
13 Met St Ry Co—Louis Luris .....250.00
13 Donald Steamship Co—Joseph B Morrell et
al.....776.93
13 Enterprise Light Co—C Albert Jacob..239.73

### SATISFIED JUDGMENTS.

Dec. 7, 9, 10, 11, 12 and 13.

Altheimer, Charles, Louis Stock and John Doe
—P Engel. 1892.....255.40
‘Armstrong, Paul—Robert Gair Co. 1907...268.43
Aaron, Samuel—T A Keppler. 1907.....25.39
Ardente, George—Dairy Products Co. 1907.129.87
Adler, Sigmund—Vermont Marble Co. 1907.399.90
Byrnes, John J & Nellie—A Schieck. 1907.39.72
Burger, Alexander—J J Kegreisz. 1906.....69.63
Bogner, John—J R Davidson. 1907.....990.96
Britton, Charles—W J Fitzgibbon. 1907..150.00
Benedict, Elias C—J W Simpson et al. 1900.
.....791.32
Bates, Chas A—The Hult & Wiborg Co of N Y.
1907 .....77.62
Benedict, Elias C—W J Logan. 1902...44.15

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Blum, Morris—H Marcus. 1905 .....67.65
Bates, Chas A—The Bates Realty Co and Henry V Brandenberg—H Kertscher et al. 1904.174.36
[1]Banford, Lulu—H Arnstein. 1907 .....12,268.43
Brettner, Julius, Julius Schoencke and Theito—A E Woolf. 1907 .....176.46
Cole, Andrew J—The Twelfth Ward Bank of N Y. 1907 .....274.61
[1]Cunningham, Ellen P—J Goldhammer. 1904. .....583.60
Clancy, Nellie—N Y City Ry Co. 1907.....107.88
Carpenter, Thomas B—J H Johnston et al. 1901 .....91.67
Camardella, James V & William Hettesheimer —P Igoe et al. 1907 .....331.04
Chandler, James E—Corn Exchange Bank. 1907 .....599.61
[4]Del Bello, Gaetano, Jacob Peitz and Christian Schlobohm—Mechanics American National Bank of St Louis. 1907.....2,587.39
[4]Same——A Wells. 1907 .....2,572.81
Etkin, Louis—H Rubin. 1907 .....235.65
Same——same. 1907 .....2,280.28
Feist, Max—L Block. 1906.....112.72
Same——same. 1906 .....2,345.37
[1]Ferguson, Beatrice & Hyman Feit—People, &c. 1906 .....500.00
Finkelstein, Alice—A Blum. 1907 .....318.06
Frank, Samuel—Benjamin Moore & Co. 1907.59.95
Fitzgerald, Agnes L—W T Matthies. 1907.110.20
[6]Gertner, Joseph—J F Betz. 1898.....124.15
Garlick, Abraham—D Feierstein. 1907....119.41
Glass, Samuel—A Schoenberger. 1907...649.88
Gibbons, Josephine—A Reichbart. 1900..2,133.27
Hewitt, Edward G—I Block. 1907.....35.47
Hirschfeld, Harry—J Beck et al. 1905..240.39
Harris, Moses H—C D Levin. 1907 .....409.98
Hatch, Edward S—J C F Gardner. 1907.5,140 63
Heller, Morris—B Liberman. 1905 .....95.40
Jacobowitz, Morris & Lena—J Babjak. 1907.149.60
Jakkowitz, Morris, Max Resnirooff and Barnet Schwartz—L Stein. 1907 ..... ...695.22
Kerr, John—E Kelly. 1907.....75.00
[6]Kervan, Charles—American Missionary Assn. 1900 .....7,719.02
[6]Same——R C Watson et al. 1900.....800.75.
[6]Same—American Missionary Assn. 1900..... .....7,719.02
Klingman, Frederick—L G Kirk. 1907.....91.41
Lustig, David L, Philip and Abraham B—E J Reiser. 1907 .....959.22
Lehman, Daniel—H J Neuman et al. 1907.144.31
Same——same. 1907 .....144.31
Lindsay, Richard and Wm G Wilson—Sherman Brown Clements Co. 1907 .....457.52
[6]Lewis, Julius—H P Alexander et al. 1907.73.84
Martens, Wm J—B J Goldberg. 1907.....59.31
[6]Mandel, Samuel—H Frank et al. 1907..1,264.75
[4]Metzger, Joseph—I Goldman. 1907.....588.48
Maynicke, Robert—Central Realty Bond & Transit Co. 1906 .....1,701.42
Same—same. 1906 .....79.86
Same—same. 1907 .....168.87
Noach, Carl & Anna—M Rosenfield et al. 1906 .....88.01
Osterberg, Paul M—R Friedlander et al. 1907. .....30.23
[4]Price, Joseph—B Schnitzer. 1906.....1,231.38
Pellicano, Antonio—P Stromberg. 1904....84.41
[1]Perlitz, Magdaline—J Levy. 1907.....59.96
Reinheimer, Ray—Hamilton Bank of N Y City. 1904 .....366.16
Scheffler, Wm W—O S Wightman. 1906...222.67
Sheehan, John C and John J O'Brien—R E Sugden. 1903 .....500.11
Souhami, Harry S, Maurice B Mendham and Louis P Mendham—Philip Morris & Co. 1907. .....955.21
Swartwout, Frank G—T Dwyer. 1897.....49.79
Schuch, George and Augustus—A B Beith. 1907 .....100 00
Spencer, Elliott L—I K Bernstein. 1907..221.60
[1]Simon, William—P Wolfson. 1907 .....1,306.99
Tucker, Mary A, Walter C and Edwin—J J Roberts. 1906 .....1,787.56
Weinstein, Joseph—M Peck. 1907.....566.50
Weisburger, Moritz—J P Hayes. 1906.....228.63
Weill, Henry M—W F Donnelly. 1904.....25.00
Same——same. 1903 .....114.41
Same——Real Estate Directory & Information Bureau. 1907 .....86.47
Same——G Zubst. 1907 .....66.91
Same——M Landau. 1907.....30.41

### CORPORATIONS.

National Umbrella Frame Co—K A Drewseu. 1907 .....3,655.68
H Koehler & Co—The Coleman Stable Co. 1907 .....329.65
Hauben Realty Co—G Sprickerhoff et al. 1907 .....819.38
Same——same. 1907 .....531.28
Gleason Peters Air Pump Co—The Motor Boat Pub Co. 1907 .....136.31
The Equitable Life Assurance Society of the U S—M Regenstreich, 1907 ..... 87.00

[1]Vacated by order of Court. [3]Satisfied on appeal. [5]Released. [4]Reversed. [6]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

### Dec. 7.

92—Bryant av, w s, 75 s 172d st, —x—. Harry Lancester Co agt Hyman Davis, Frank E Silverman and Walsh Parquet Flooring Co. .....391.30
93—136th st, Nos 504 to 518 West. John Cullo & Bro agt Besse C Clark.....150.00
94—93d st, No 177 East. National Fireproof Sash & Door Co agt Rosana Rosenfeld, Solomon Cohen, Adolph Cohen and B Kushner. .....50.00
95—William st, s e cor Centre st, 114.10x44, Bronx. Laurent Poirier agt Anna A Horton and Thomas T F Kelly .....65.00
96—101st st, Nos 408 and 410 East. Burt F Merriam et al agt Anna and Vincent Cirrito and Ratzkin, Berman & Prudovsky.500.00
97—118th st, Nos 421 to 425 West. Guarantee Electric Co agt Abraham Felt and Harry Malakoff. .....550.00
98—Amsterdam av, No 683. Max Herbst agt Mary F P and Brook H Wells, Wm Z Greene and Louis R Taylor .....57.00
99—Mulberry st, No 58. Frank C Hartnett agt Conforti Concordio .....100.00
100—118th st, Nos 421 to 425 West. Cammack & Seitz agt Abraham Felt and Harris Malakoff..... .....750.00

### Dec. 9.

101—116th st, No 122 East. Nathan Zolinsky agt Richard E Burne and Stein & Gordon. .....50.00
102—11th st, No 602 East. Same agt Samuel Lorber, Levi W Rubenstein, Nathan Liebson and Stein & Gordon .....45.00
103—Satisfied.
104—Willett av, e s, 150 n 213th st, 25x100. Moses Blumenfeld agt John Ivers and Hess & Kammerer .....100.00
105—134th st, No 15 East. Dix Painting Co agt Joe Block .....300.00
106—Lexington av, n w cor 102d st, 144x79. Wm T Hookey agt Arthur A Goldstein and Louis Freidel .....1,307.40
107—61st st, No 106 West. Greater N Y Tin & Tar Roofing Co agt Agnes F Adams and John Gallagher .....30.00
108—Maclay av, w s, whole front between Overing av and Montgomery pl, 148.4 x125x irreg .....
Maclay av, w s, whole front between Montgomery pl and St Peters av, 200x 125 .....
Maclay av, n e cor St Peters av, 300x 125.4 .....
Charles Subitzky agt Bronx Mortgage Co. .....4,455.00
109—42d st, No 251 West. Barney Blum agt Regent Realty Co and Siegel, Rosenberg & Co..... .....265.00
110—Amsterdam av, s w cor 114th st, 150.11x 100. Bell Bros agt Simon Wolk and Jacob Weinstein ...N..... .....5,010.80
111—2d av, s e cor 4th st, 41x100. Person & Co agt Adelstein & Avrutine and John Kruly & Co..... .....427.37
112—Hughes av, e s, 36 n 181st st, 50x100. Person & Co agt Magdalena Marx and John Marx .....258.00
113—99th st, Nos 151 to 161 West. Abraham Srager agt Samuel Friedelson .....112.50
114—Broadway, No 1618. Chas E Dowdall agt Knickerbocker Trust Co, Matheson Co o f N Y and General Supply & Construction Co. .....165.00
115—Amsterdam av, s w cor 114th st, 150.11x 100. John C Orr Co agt Simon Wolk..11,000.00
116—Chrystie st, Nos 138 to 142.....
Delancey st, Nos 21 to 25.....
Frooks Engine Co agt Isaac Kleinfeld, Isaac Rothfeld and Matthew T Brennan.....64.85
117—Vyse av, w s, 168 n Freeman st, 50x100. Morell & Acitto agt George Hoffman....425.00

### Dec. 10.

119—77th st, Nos 52 to 58 West. Canavan Bros Co agt Montross Bond & Realty Co and Dayton Construction Co.....42,293.46
120—151st st, n s, 150 e Broadway, 75x150. Leonardo Carlo et al agt Norfolk Realty Co and Charles Lowe & Max Jorrisch....2,000.00
121—11th av, No 656. Louis Tokson agt John Brown, Harry Brettholz and John Cohen.70.00
122—Riverside drive, s e cor 97th st, 100x100. Adolph Grant & Co agt Robert T Lyons.1,051.25
123—Riverside drive, n e cor 95th st, 100x174. Keefe & Murphy agt Geo W Levy Building Co..... .....4,636.82
124—Amsterdam av, s w cor 114th st, 150.11x 100. George Dellon agt Simon Wolk.10,250.00
125—101st st, s s, 100 e 1st av, 50x100. Rosen & Fritz agt Ashbroke Building Corporation and David Garman.....52.00
126—101st st, Nos 408 and 410 East. Pittsburgh Plate Glass Co agt Anna and Vincent Cirrito .....285.00
127—2d av, No 1210.....
64th st, No 302 East.....
Kalt Lumber Co agt Peter Curran and Henry Heum .....560.84
128—Riverside drive, n e cor 95th st, 108x173. Eastern Parquet Floor & Mantle Co agt G W Levy Building Co.....3,100.00
129—158th st, Nos 553 to 559 East. Bernat Nussbaum agt Francis A Henning and Alex J Drall .....44.14
130—Same property. Morris Knoepfler agt same .....43.10
131—138th st, Nos 33 to 37 West. Jacob J Harris agt Hyman Goldberg.....150.35
132—Columbus av, No 424. Plymouth Interior Construction Co agt John H Feldscher et al. .....6,870.00

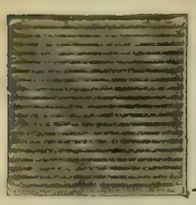
### Dec. 11.

133—235th st, s s, 200 e Napier av, 75x100. Van Nest Wood Working Co agt Martin J Considine, Thomas Flood and James Rice .....197.30
134—Maple av, n w cor 214th st, 25x100. Angelo Flaccadore agt Antonio Lamberti and Tinagero & Di Nicia .....125.00
135—118th st, Nos 421 to 425 West. Ross Lumber Co agt Abraham Felt and Harry Malakoff .....25.27
136—42d st, No 241 West. Victor Heating Co agt Lillie McGovern and Elix E Salkin.397.00
137—5th av, n w cor 16th st, 40x150. Robert E Leve agt Carrie Butler and J D Butler. .....145.15
138—Elizabeth st, No 122. Anton Prokopowitz agt Nepoleon Y Alken and D J Comyns & Co. .....85.00
139—13th av, Nos 156 and 158. Stephen Michel agt Charles Beekman and Charles Miller..40.00
140—Morris av, Nos 654 and 656. Harry W Bell agt Friedman Realty Co, Angalo Gagliano and Robert Friedman .....1,103.25
141—10th st, No 87 East. Stephen Michel agt Chas G and Appolonia Heutermann, Sophie Pfaffli and Charles Miller .....51.60
142—Broadway, No 1369. J S Kelly agt Matthew Bernheim .....211.25
143—77th st, Nos 44 to 50 West. Lewinson & Co agt Montross Bond & Realty Co and Dayton Construction Co.....92,750.00
144—77th st, Nos 44 to 58 West. Dayton Construction Co agt Montross Bond & Realty Co. .....443,500.00
145—Forest av, w s, 52.3 s 160th st, 63x87.6. Isidor Piser et al agt Beth Hamedrash Hagodol of the Bronx .....430.00
146—Allen st, No 90. Otto Reissmann agt Philip Teitelbaum .....10.00
147—Broadway, Nos 1367 and 1369. Pace & Cripps Co agt Matthew Bernheim and Bernheim & Co..... .....3,422.67
148—125th st, Nos 213 and 215 West. Archibald Hamilton agt The Hamilton Bank, lessee, and Bank Building Co..... .....2,435.20
149—115th st, No 609 West. George Bernard agt Oppenheim Realty Co and George Barnes .....19.10
150—136th st, Nos 618 and 620 West. George Bernard agt same .....12.00
151—Amsterdam av, s w cor 114th st, 150.11x 100. Isidor Glick agt Simon Wolk and Jacob Weinstein .....2,875.00
152—Same property. Abraham Gruskin agt same..... .....4,000.00
153—Same property. Hyman Glick et al agt same..... .....19,500.00

### Dec. 12.

154—Broadway, s w cor 37th st, 48.4x71.8. E J Electric Installation Co agt Daniel D Bradley and Mary B Averill and Matthew Bernheim .....1,095.12
155—Home st, s s, 91.9 w Prospect av, 145x50x irreg. Peter Muller agt Abelman Construction Co and Irving W Young .....7,400.00
156—Broadway, No 810. A Schwoerer & Sons agt Apartment Construction Co.....1,322.75
157—Ryer av, w s, 203.5 n 181st st, 50x97.3. Raymond Van Praag Supply Co agt Richard Keil and Schneider & Kehoel .....809.41
158—Broadway, s w cor 37th st. Raeser & Sommer Co agt Bernheim & Co and Matthew Bernheim .....100.00
159—115th st, No 156 East. Elias Chaimowitz agt Samuel Simon .....162.50
160—7th av, s e cor 129th st, 99.11x75. Anton Larsen agt Greenbaum & Kreiser..292.69
161—Brook av, w s, 50 s Anna pl, 125x80. Atlantic Cement Co agt Brookman Realty & Construction Co and Laitman & Repatatzky. .....1,076.97
162—Same property. James B Brady agt same .....67.90
163—Lexington av, n w cor 102d st, 145.9x77.6. David Schwartz et al agt Arthur Goldstein and Louis Friedel and Morris Tobias and Barnet Berman .....347.50
164—Amsterdam av, s w cor 114th st, 100x151. Sargent & Co agt Simon Wolk .....1,090.09
165—Same property. Alfred Ritchings agt Simon Wolk .....650.00
166—Lind av, w s, 374.4 n 168th st, 20x43. Wm H Nelson agt David Christie .....200.00
167—216th st, s s, 155 e Barnes av, 50x114. Chas E Staker agt Margare & Flanagan and Lawrence Flanagan and Mary L Flanagan. .....800.00
168—159th st, No 611 East. Louis Holzberg agt Maurice Frankel .....37.50
169—Vyse av, No 1163. Same agt Lizzie Frankel and Maurice Frankel ..... 12.00
170—Norfolk st, Nos 63 and 65. Same agt Maurice Frankel .....22.20

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171—Lexington av, n w cor 102d st, 145.10x 77.6xirreg. The Phoenix Iron Co agt Arthur A Goldstein and Louis Freidel and Tobias & Berman .....3,750.00
172—Maple av, n w cor 214th st, 25x100. Tinagero & Di Nicia agt Antonio Lamberti. .....2,380.00
173—8th av, No 688. Robert H Mathews Co agt West Shore Beef Co and Henry Glickman .....21.00
174—138th st, n s, 100 w Broadway, 75x200 to 139th st. Same agt Burlington Realty & Construction Co and Henry Glickman..209.00
175—5th av, No 358. Chas T Wills, Inc, agt Knickerbocker Trust Co .....21,771.25
176—Same property. Tiffany Studios agt same. .....800.00
177—Amsterdam av, s w cor 114th st, 150.11x 100. Builders' Stone Contracting Co agt Simon Wolk and Glick & Allen .....1,650.00
178—Allen st, No 57. Friedland & Levine agt Rose Fay and Saul Amsterdam .....30.80

Dec. 13.

179—136th st, s s, 100 e Brook av, 175x100. Sommerfeld & Manasse agt Grossman Bros & Rosenbaum and Ellis Wilson .....100.00
180—East Houston st, No 342. B Lebowitz agt Sarah Teitelbaum, A Greif and Louis Golden .....180.00
181—Same property. Morris Miller agt Sarah Teitelbaum, Alexander Greif, H Kleindienst & L Golden .....375.00
182—William st, No 233.
Park Row, No 93.
Gottlieb & Feinberg agt Morris Reich and Becka Kleinfeld .....5,567.00
183—109th st, No 8 East. Samuel L Corker agt Julius Kline and Sydney Cohen.....360.91
184—7th av, Nos 2132 to 2138. Sarah L Siegel agt Max G Rieser, George Keister and B Pomorantz .....35.34
185—Amsterdam av, s w cor 114th st, 150.11x 100. Locurto & Gallo agt Simon Wolk and Jacob Weinstein .....6,200.00
186—126th st, No 229 East. Max Margulies agt Charles Gerlich and Joseph Becker .....46.00
187—Wilkins av, Nos 1567 and 1569.
Crotona Park East, Nos 1444 and 1448.
Sam Brodsky agt Jerry Altieri and Jacob Altieri Co and Jacob Moskowitz .....225.00
188—Hoffman st, w s, 308.8 n 184th st, 37.6x 94.11. Thomas B Bowne & Son Co agt Joseph Faiella .....4,237.22
189—Bowery, No 102. Berger Mfg Co agt Herman Knapper and Knapper Realty Co...75.00
190—136th st, s s, 100 w Amsterdam av, 300x 100. Frank Fasano et al agt Hyman Horwitz and Bessie C Clark .....110.25
191—Broadway, No 1369. Pittsburgh Plate Glass Co agt Nathan Bernheim and Bernheim & Co .....22.00
192—Washington av, Nos 1987 to 1993. John Cullo & Bro agt Isidor Robinson .....200.00
193—Broadway, No 1624. Timothy B O'Rourke agt Harris D Colt and Franklin B Lord, trustees and H J Koehler Sporting Goods Co.910.00
194—Broadway, No 810. Harris H Uris agt The Apartment Construction Co .....697.85
195—Kelly st, No 48. Samuel Danman agt Joseph Friedman and H Feinberg .....340.00
196—West End av, No 520. John T Glaney agt Mary W Somerville and Harry B Rogers.100.00
197—45th st, No 156 West. David Buist agt May I Eisfeld, Jacob B Wolff, Jacob Wolff and Gustav Miller... .....1,496.00
198—Same property. Story & Flickinger agt same..... .....989.54
199—9th st, No 34 West. Milton Schnaier & Co agt Caroline Dilks .....608.15
200—2d av, No 831. King & Salkin agt Sigmund Levin .....1,125.00
201—Suffolk st, No 131. John L Cotter agt Morris Steckel .....902.00

## BUILDING LOAN CONTRACTS.

Dec. 12.

Charlton st, Nos 108 and 110. Arthur J Collins loans The Charlton Contract Co to erect a — sty loft bldg; 11 payments.....27,250
110th st, n s, 150 w 7th av, 100x100. Harris Mandelbaum and Fisher Lewine loan Clementine M Silverman to erect a 6-sty tenement; 9 payments .....70,000.00

Dec. 13.

5th st, n s, 100 s e 2d av, 50x97. Harris Mandelbaum & Fisher Lewine loan Hyman Levin to erect a 6-sty tenement; 2 payments..8,000
66th st, s s, 275 e 2d av, runs s 50.5 x e 5.6 x s 50 x e 19.6 x n .05 x e 16.8 x n 100 x w 41.8 to beg. Jacob Levy loans David Lentin to erect a — sty building; — payments..22,000

## SATISFIED MECHANICS' LIENS.

Dec. 7.

Hillside av, w s, 515.9 n Glen rd. Van Nest Wood Working Co agt Theodore Stafsholt. (Dec 6, 1907) .....$242.78
Hilsdale av, w s, 515.9 n Glen rd. Same agt same. (Dec 5, 1907) .....242.78
[2]Hull av, w s, 100 s Woodlawn rd. Harry Alexander agt Mary A Costello. (Sept 30, 1907) .....270.00

Dec. 9.

Washington av, s w cor 187th st. G B Raymond & Co agt James Mulholland. Oct 15, 1907) .....65.51
Washington st, Nos 719 and 721. Frederick Pearce Co agt Builders' Construction Co et al. (Dec 1, 1906) .....601.00
3d st, No 195 East. Jacob Goldberg agt Joseph Katz. (Aug 8, 1907) .....300.00
7th av, s w cor 131st st. Jackson Mantel & Grate Works agt Gustav M Piermont. (July 17, 1907) .....425.00
Same property. H Herrmann Lumber Co agt same. (July 18, 1907) .....1,519.54
Liberty st, Nos 91 and 93. Richard Thompson & Co agt The Singer Mfg Co et al. (Aug 24, 1907) .....923.00
[2]Villa av, e s, 82.5 n 204th st. Borgia & Co agt Angelo Gnazzo et al. (Nov 4, 1907) .600.00
[2]Same property. Same agt same. (Nov 4, 1907) .....3,000.00
Mangin st, No 10. The Frank Realty & Construction Co agt Julius Myer. (Oct 24, 1907) .....3,500.00
[2]White Plains av, e s, 125 s 216th st. Bronx Sanitary Plumbing Co agt Adelaide Burlando. (Nov 25, 1907).....280.00

Dec. 10.

98th st, No 202 East. Abraham Rosenberg et al agt Morris Goldfarb. (Oct 24, 1906). .....665.00
Ludlow st, Nos 13 and 15. Jordan & Fox agt Isidor Tager et al. (Nov 4, 1907)....1,150.00
Essex st, No 137. Harry Schenker et al agt Bernard Frusch. (Oct 9, 1907).....700.50
Hull av, No 3204. Oscar Goldfischer agt Wm H Barry et al. (Nov 26, 1907).....27.50

Dec. 11.

[2]Broadway, s w cor 25th st. Traitel Marble Co agt F S Kenney et al. (Nov 27, 1907) .....14,552.19
85th st, No 556 East. Central Radiator Co agt Isidor Ullman et al. (Sept 28, 1907).97.58
Madison av, No 1785. Nathan Zolinsky agt Louis Bernstein et al. (Dec 9, 1907)...9.50
Home st, n s, whole front between Prospect av and Stebbins av. Manhattan Rolling Mill agt M & V Construction Co. (Oct 26, 1907)..72.31
[3]124th st, No 269 West. A P Bigelow & Co agt Charles Weisbecker. (Aug 11, 1906).719.98
[3]Same property. Patrick J Commerford agt same. (July 15, 1906) .....950.00
[3]125th st, Nos 368 and 370 West. The Charles Bayer Co agt same. (Aug 10, 1906)....327.69
[3]124th st, Nos 267 and 269 West. Paul Peterson agt same. (Aug 13, 1906) .....540.00
[3]Same property. Wm H Disbrow agt same. (Aug 15, 1906) .....460.00
[3]Same property. Willson Adams & Co agt same. (Aug 16, 1906) .....313.34
[3]Same property. Frederick W Randall agt same. (Aug 30, 1906) .....281.50
[3]Same property. Joseph Di Benedetto et al agt same. (Aug 31, 1906).....1,560.81
[3]Same property. McDougall & Potter Co agt same. (Sept 7, 1906).....640.73
[3]3d av, s w cor 74th st. Giovanni B De Marco agt Jacob Weinstein et al. (Oct 3, 1907) .....250.00
[2]Washington av, No 1570. Louis D Prager agt Leon Salpeter et al. (Dec 26, 1905)..796.73

Decatur av, e s, 330 s Gun Hill rd. G B Raymond & Co agt Cosmos Realty Co. (Dec 3, 1907) .....851.91

Dec. 12.

149th st, Nos 220 and 222 West. Harris Goldberg agt George Sprickerhoff et al. (Oct 10, 1907.) .....20.00
5th av, s w cor 218th st, Bronx. Mariano De Luca agt Taylor Textile Works Co et al. (Oct 17, 1907.) .....20.50
[2]Riverside drive, n e cor 94th st. The E J Dupont de Nemours Powder Co agt Joseph Friedman et al. (Dec 4, 1907.) .....194.21
Madison st, No 162. Samuel Shanker agt E Reibstein et al. (July 29, 1907.) .....210.00

Dec. 13.

Hamilton st, No 38. Paul Bernstein agt Morris Rosenthal. (Nov 4, 1907.) .....385.00
20th st, Nos 6 and 8 West. David Shuldiner agt Six and Eight West Twentieth Street Co. (Dec 12, 1907) .....1,729.00

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Dec. 5.

Brown, Arthur L; Geo E Wilsen; $550; J B Curtis.
Cocula, Gabriel; Wm Hills Jr; $2,010; Griggs, Baldwin & Pierce.

Dec. 6.

Ascarelli, Ettore, Augusto Petrangeli and Giuseppe Ruggeri; A Muscia & Son; $1,349.50; Rushmore, Bisbee, Rogers & Stern.

Dec. 10.

Pupilla, Lorenzo; Luigi Catania; $1,658.71; H S Bird.
Whitcomb, James A; Otto Wagner; $500; Kneeland, La Fetra & Glaze.

Dec. 11.

Puritan S S Co, Lim; Francis M Wilson; $12,479.75; Wallace, Butler & Brown.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Dec. 6, 7, 9, 10, 11, 12.

Benincasa, M..Williamsbridge Plumbing Co, security for J Beacher on Houses on the n e corner of 30th st and Lexington aye. Plumbing Fixtures. 1,000
Bachrach, W & J. 152d st, 100 ft e of 8th av ..Silberstein & S. Mantels. 720
Braun, G. 143d st and Riverside drive..N England M Co. Mantels. 450
Cohen & Branfield. 137th st and 5th av.. Raisler H Co. Heating Fixtures. (R) 1,520
Hochstim, M. 134-6 E 13th..Raisler H Co. Heating Fixtures. (R) 276
Heischtin, J. 64 Rivington..J Halbren. Range. 25
Klenert, E C. 72d st and Broadway..Abendroth Bros. Ranges. 249
Kyle, .. 181st st..Basner & Basner. Gas Fixtures. 115
Olsen, A A. 3377 Broadway..Brunswick B C Co. Refrigerator. 90
Peters, M—E J Gillies & Co. Refrigerators. 148
Silverson, A. 99th st and Central Park W.. Silberstein & S. Mantels. 690
Same. n w cor 154th st and 8th av..same. Same. 208
Weierman, F. 4002 8th av (Bklyn)..Union G F Co. Gas Fixtures. 206
Weinstein, C I. 108th st and 5th av..Silberstein & S . Mantels. 780
Same. 97th st and Madison av..Same. Same. 852
Same. 108th st, 100 ft e of 5th av..Same. Same. 153
Walpole, H. 174th st, bet Gleason and Westchester avs..National Mantel and Looking Glass Co. Mantels. 192
Wolk, S. 114th st and Amsterdam av..Silberstein & S. Mantels. 1,132


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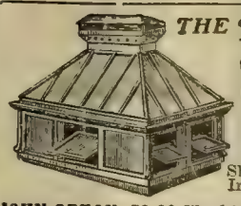
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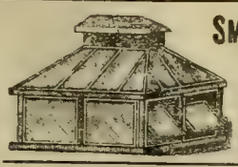
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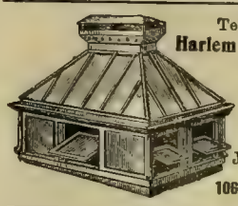
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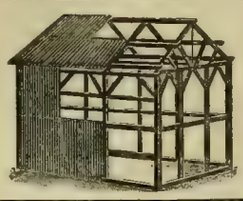
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ALL the leading banking authorities concur in thinking that money will be very cheap after the beginning of the year. The information or assurance is conveyed to the Record and Guide by one who is recognized as a foremost authority on monetary affairs in their bearing on real estate interests. This is really all that the industries should care to know in order to be confident of a full resumption of business in the course of the coming year. Confidence seems to be the thing most needed at this time, as it is in every crisis that confronts men. Our most dangerous enemy is our fears. When it is considered that there have been few important bank failures, and few in other lines, and that the wealth of the interior is unimpaired, there is strong ground for optimism. This is the feeling that should prevail among builders and brokers, for it is the only kind that wins out. The first of January will not only distribute vast sums of money in dividends, but will also, as supposed, mark the end of the period of partial suspension of cash payments by the banks with the resultant disorganization of local business. In spite of the present discouragements retail trade is generally reported brisk, though manufacturing lines continue to slow down, and jobbers and retailers to hold back. All that is disjointed in general trade we fully believe will be straightened out by the restoration of the flow of funds and their investment in those securities which best promote local business, namely real estate and building. Leaving Manhattan and the Bronx momentarily out of the question, the status of building industries in the rest of the metropolitan district during the year has on the average been fairly good. In Richmond the controlling circumstances have been favorable and prosperous, as we have it by authoritative special reports. In Queens, business has been at least normal, notwithstanding that several large construction companies stopped operations, and the same is true of Brooklyn, Westchester and New Jersey. In the Upper West Side of New York there has been a wonderful growth of apartments of good description, with fair prospects of a continuation in the spring, besides which there has been in the aggregate, and still continuing, a vast amount of work for public and semi-public buildings, such as schools, railroad terminals, tunnels and bridge. Under all the circumstances we are disposed to agree with one of the leading union delegates of the city, who writes us saying: "We may properly take the optimist's point of view and be thankful for what we have received in 1907 and look forward to brighter days in 1908."

A CORRESPONDENT calls attention to an apparent inconsistency between the official statements of the Public Service Commission and the unofficial assurances credited to its individual members. Officially, the Commission has not decided to build a new subway on the so-called Tri-Borough route, while unofficially the anxiety of property interests in the Bronx and in Manhattan is calmed by occasional assurances that simultaneously with the construction of the new Brooklyn underground road a subway will be built into the Bronx. It might well be that interests favorable to Brooklyn have without authority caused reports to go out that would serve to disarm the opposition of the people of the East Side and of the Bronx, but we prefer to believe that the reports of the good intentions of the Commissioners are well founded, and that while they have not in their official capacity decided to build the Manhattan and Bronx sections of the Tri-Borough route, beginning proceedings early in the year, they have privately so determined as individuals, believing that the state of the municipal finances early in the coming year will warrant the undertaking. Still, as the Record and Guide has counseled, something more than an unofficial assurance is due from the Public Service Commission, that such serious harm as the building of the Fourth Avenue subway in Brooklyn might work upon property values at the other extremity of the city will not follow from any mismanagement or wrongdoing on the part of the Board; for if it should be fully understood that there is not to be for a long period of years any road-building to the northward, to offset and compensate for the improvements and influences in the opposite direction, the people would be prepared to take such steps as would protect their interests from such consequences. Personally, the Record and Guide cannot conceive, as it has heretofore remarked, of the Public Service Board working such an injustice, but it would be an evidence of even-handed policy if the Manhattan and Bronx sections of the system should be advanced to the same stage as the Fourth Avenue project in Brooklyn before any construction contract at all is signed.

WITH SMALL PROBABILITIES that the Board of Aldermen will take decisive action upon the Revised Building Code that has been reported out of committee, interest in the measure has considerably relaxed, and the case seems to be closed for the time being. Those who did not before have an accurate idea of the difficulties in the way of producing a set of regulations for the construction of buildings that would be considered eminently fair by each one of the various interests affected, may be better informed at the present time, in view of the feelings which the new code has excited. It is not difficult to satisfy the claims of a single industry or profession, it is not impossible to frame a code in which there will be full recognition of the rights of property, nor one in which only the public safety would be considered as fully as the insurance companies think the public should be safeguarded; but the intricate problem is to render exact justice and satisfy all. That the board of revisers did not succeed in doing this can be said without in any wise impeaching the ability and fine intentions of the individual members. Their work has won the official commendation of the architectural profession, but has at the same time called forth protests from other authorities that have a right to be heard as well, and the division of sentiment gives a reason and an opportunity for the political powers to delay the ratification of the whole work, presumably until the political necessities of the case have been agreeably amended. In many respects the report is admirable, and it is to be regretted that the defects are serious in the opinion of important interests. Perhaps the fault most fundamental was in trying to do too much—striving for the ideal form of construction, rather than being content with what is reasonably practicable. Legitimate industries which impose no burden or wrong upon the community, and materials which have been considered fairly good and efficient, should not be ruthlessly debarred from fields which they have long occupied. Organic law and public necessity demand that buildings shall be safely and well constructed, but the highest factor of safety, and the best possible construction, are not required by the law, nor is it heresy to say that neither are they required by public welfare. Beyond the point of safety and reasonable regulation revision commissions can not expect to proceed very far without formidable opposition. Building costs can be made too high even for New York.

—The question whether real estate is going to suffer a substantial decline in values is very much in people's minds at the present time. A great deal, probably, depends upon the course of business in mercantile and manufacturing lines during the next year. The weight of opinion seems to be that while there may be some distress and there will certainly be contract-

ing of credits, as a rule, the merchants and manufacturers have been so prosperous that they can make sacrifices and reduce their volume of business without particular hardship, and while there will be some failures among weak and badly managed concerns, there will be no extensive crop of failures. If this judgment is correct, there will be a plethora of money and it would seem as if this would lead to a decided demand for conservative investments. Among these, nothing, after the experiences of the last two months, should appeal to the cautious investor so strongly as first mortgages on New York City real estate. It is generally expected, therefore, that within three months there will be a much better demand for good mortgages and that the support of this additional money flowing into the mortgage market will tend to sustain the real estate market and that the conditions now existing will be so short-lived as not to affect seriously real estate values, excepting possibly in the suburbs. Undoubtedly, this is the prediction which most real estate owners will wish to see come true. The next six months, or possibly four months, will determine whether it will come true.

## Architects and the Tenement House Law.

Brooklyn, N. Y., December 7, 1907.

To the Editor of the Record and Guide.

The Charter report, recently issued, is a document whose aim may be excellent but whose provisions certainly remain open to discussion. We therefore ask space in your columns for a few remarks bearing upon one of those provisions, viz., that relating to the Tenement House Department and the Building Bureau, in which we, as practicing architects, naturally take special interest.

The report of the Commission states that "No material change in the Fire, Tenement House, Building, Bridge or Law departments is recommended, but the appointment by the Mayor of a Deputy Tenement House Commissioner in any borough where conditions necessitate it is suggested."

It is to this announcement or "provision" that we take exception—not so much for what it conveys as for what it fails to promise—and that alike on the ground of broad principle and for reasons of a very practical nature.

For some time past our Society has been advocating the amalgamation of the Tenement House Department with the Building Bureau under a single head in each of the boroughs of the Greater City. We have been urging this amendment of the charter upon the Revision Commission which has just concluded its sessions; and from the way in which our representations were received by Chairman Ivins, we felt confident of a better result than appears to have attended our efforts. The situation of matters at present, briefly stated, is as follows:

The Tenement House Department and the Building Bureau, though operating separately, are practically identical in character and jurisdiction, each being a bureau established by the Legislature for the regulation and control of building construction within the city limits. A tenement house is merely a dwelling house in which three or more families are allowed to live in separate suites of rooms—this on condition that certain structural and hygienic requirements imposed by the Legislature are complied with.

So far as the planning and erection of such a building is concerned there is prima facie no valid reason whatever why the control of these should be transferred from the regular municipal building department to a separate bureau, the former having to deal with far more extensive and complicated structural problems than are involved in the erection of any tenement house. It is true, however, that the tenement house act contained a number of novel and, in the opinion of many, needlessly involved and impracticable provisions; and this in the judgment of its framers rendered it advisable—presumably for political or tentative reasons—to create a new department for the administration of the act. Had this department been entirely independent, and invested with full power to issue permits and superintend the construction of tenements, irrespective of the already existing Building Bureau, there might have been little objection to its establishment. As it is, however, it is neither independent of nor subordinate to the Building Bureau; while its requirements are not only frequently at variance with the latter, but involve an amount of duplicated labor and loss of time which constitute a serious grievance and hardship to all parties concerned.

Under the present regime it is required of any owner or his architect, before commencing the erection of or alteration to a tenement house, to obtain two successive permits, the first from the Tenement House Department and the second from the Building Bureau. These permits not only overlap each other to an absurd extent in the information required to be furnished by the applicant, but the time required for securing them is seldom less than five weeks, and sometimes runs on to two months; the time required for the issuance of an ordinary building permit being rarely more than a fortnight. We affirm that this fact alone ought to be considered fatal to a continuance of the present bicephalous system.

In addition to the foregoing, however, there are economic reasons, equally cogent, and such as may be supposed to appear to a much larger section of the public than those directly interested in building operations. Taking one branch of the service in each department as a fair criterion of the rest, as respects needless duplication of expense, we have under the present arrangement the following inspectors employed to secure the due enforcement of the law in the erection of a tenement house:—

| | |
|---|---|
| TENEMENT HOUSE..... | 1 Chief Inspector.<br>1 Light and Vent Inspector.<br>1 Sanitary Inspector.<br>1 Special Inspector. |
| BUILDING BUREAU..... | 1Chief Construction Inspector.<br>1 Chief Sanitary Inspector.<br>1 Construction Inspector.<br>1 Sanitary Inspector.<br>1 Iron Inspector. |

Allowing for a similar overlapping of functions, etc., throughout the two departments, it will readily be believed that Borough President Coler's estimate of a saving of not less than 20% in cost of administration, in case the two departments in question are combined, is a conservative one. We therefore urge the adoption of this amendment to the City Charter as being distinctly in furtherance of the cause of good government and the public interest.

THE NEW YORK SOCIETY OF ARCHITECTS (INC.),
C. WHITLEY MULLIN, Secretary.

January 5, 1907.

J. McKeown, Esq., Deputy Commissioner, Tenement House Department, 44 Court st., Brooklyn:

Dear Sir—As general practicing architects of the Borough of Brooklyn we desire to lay before you the following just complaints and grievances appertaining to the transaction of business with the tenement house department; and in doing so would express the earnest hope that you will lend your assistance to bring about such changes of administration in the department as will afford speedy and effectual relief. Complaints are substantially as follows:

(1) Undue delay in issuance of permits, which would indicate either an insufficient staff of employees or a needlessly complicated system of procedure.

(2) We are of opinion that the printed forms of applications are too voluminous, containing needless repetitions and requiring answers to superfluous questions, unnecessary references to the law and self-evident facts supposed to be known by the applicant and shown by the plans accompanying application papers.

(3) When location of property is shown on plans and so stated once in the application, it should be sufficient.

(4) A blue print copy of survey should be deemed sufficient if not marked on plans.

(5) One statement as to owner, architect, builder, address, borough, city and county and date should suffice.

(6) Questions not appertaining to the building in application should not be required to be answered in the negative.

(7) We request that application blanks be remodeled, so that buildings for more than two families on a floor and more than four stories in height be classified separately.

(8) At present needless duplication of measurements and markings on plans is insisted upon. It should suffice when horizontal and vertical measurements, with proper titles of rooms, halls and sanitary provisions for light and ventilation are indicated.

Certificates of occupancy should be issued without vexatious delay.

(9 We complain of unreasonable interpretation of the law as we know it to be intended, whereby we are compelled to institute court proceedings to secure rights.

(10) When an architect asks for copy of violations the same should be given to him as the owner's representative.

We wish to say in conclusion that we are actuated entirely by a spirit of fairness and are earnest in our efforts and desire not to antagonize but to co-operate with the department for a better understanding and a square deal.

Respectfully yours,
SOCIETY OF ARCHITECTS.

### Mr. Kelsey Denies Consolidation Rumor.

An old rumor of the probable consolidation, soon after the first of the year, of the Title Guarantee and Trust Company and the Title Insurance Company of New York, was vigorously renewed during the week. Asked to deny or confirm the report, President Kelsey, of the Title Guarantee and Trust Company, said to a representative of the Record and Guide yesterday: "There is absolutely no foundation for the rumor. It is idle gossip. We are not going to consolidate with anybody."

### Real Estate vs. Stocks.

United States Steel common stock, paying a dividend of 2 per cent., returns a net income of 7.76 per cent. to those who buy at the latest price of 25¾. United States Steel common stock when it sold, within a year, at the price of 50¼, returned from its 2 per cent dividend less than a 4 per cent income.—N. Y. Herald.

**No. 2795 3d av, a 4-sty brick tenement and store, was purchased ten years ago for $16,000. In 1904 the owner was offered $37,500, and refused it. To-day $45,000 will not buy it. Here is a net increase of 181.25 per cent., besides meanwhile receiving dividends in the form of rent. This sort of investment means "a good night's rest."**

# THE REALM OF BUILDING.

## Building Code Revision.

REPORT REFERRED BACK TO THE COMMITTEE—VIEWS AND OPINIONS.

THE Board of Aldermen will not meet again until December 31. At this week's meeting the report of the Building Committee, embodying the revised code, was by general consent, on motion of Alderman Sullivan, the majority leader, referred back to the committee, with a recommendation to grant a public hearing, and report at the next meeting of the Board. No discussion occurred. The probabilities are that the matter will die with the old board. Next year the subject may be taken up again.

MR. ISRAELS REPLIES TO MR. BABBAGE.

To the Editor of the Record and Guide:

As a member of the commission responsible for drafting the Building Code now before the Board of Aldermen I fully agree with Mr. R. G. Babbage that this document should receive the "most careful consideration before adoption." I also agree with his statement that the tendency of this proposed measure "is to increase the value of property on which high buildings have been erected," but I deny that these same provisions "will largely diminish the value of properties which have not yet been improved" and that "certain properties will suffer greatly by the restrictions imposed by this code," except by comparison with performances which have been largely responsible for many of the conditions which the new code endeavors to remedy.

The public became familiar with this same argument when the present Tenement House Act was before the Legislature. We were told again and again that houses would not be built for the people—but the result has been that the tenement and apartment dweller in New York has been supplied with better housing than he ever had under the old conditions, and to such an extent that the loaning companies now find it necessary to discourage rather than to encourage the building of further houses of this class, although old tenements were made more valuable but only during the time necessary for the new law house to show its advantages. The reform has been permanent, even though certain properties suffered a temporary financial slump, and with all its annoyances the Tenement House Act has been an unmixed blessing to New York, even if a few property owners lost money.

In the last analysis a Building Code is written for all the taxpayers, direct and indirect; the rent payers and the property owner both are entitled to proper consideration, and the provisions of the new code to which Mr. Babbage calls attention were prepared with special reference to existing evils with which the largest class of taxpayers are now afflicted.

The present code provides that a dwelling may cover 90% of the lot, and no restriction is placed upon the percentage of area which a mercantile building may occupy. In consequence of these provisions block after block of New York City is being built up solidly, and no one is secure in his ability to retain the light and air from the centre of the block absolutely necessary for healthy living conditions and the proper transaction of business.

Having closed up the rear of our houses we further permit the erection of stupendous skyscrapers, taking away the little light and air from the street side of our buildings, and at the same time creating a congested condition in our business centres which invites panic and disaster such as no municipality has ever seen.

The proposed restrictions in height and area are far less than Chief Croker advised. In almost every instance he considered these limitations far beyond the fighting power of his department. New York burns up at the rate of $3 per capita annually in comparison to about 30 cents in the six principal European cities. Why?

The staircase and fire tower sections were also dictated by a desire to cure existing evils. Hardly a day passes that the press fails to record deaths due to our faulty system in these matters, and according to the reports of the Fire Marshal shingle roofs, which it is proposed to prohibit in the outlying districts, are directly responsible for a fire loss beyond all comprehension.

It should not be forgotten either that under the new provisions many properties can be improved with steel frame buildings at a less cost than is possible at present and with a greater rentable area on account of the provisions for thickness of walls for such buildings.

Will not all properties finally gain by applying these remedies? Certain owners will find their properties increased in value and a few will temporarily face a decrease, but "cui bono?" The entire city is the gainer. CHARLES H. ISRAELS.

DISASTROUS TO CONCRETE INTERESTS.

Mr. W. P. Corbett, secretary of the Alsen American Portland Cement Company, remarked during the week that in his opinion the proposed Code, as regards concrete, is so plainly pernicious that he had no fear of its being put in effect.

"It would manifestly be disastrous to the use of concrete, which the country must naturally depend upon more and more for its highest grade construction in many lines.

"The manifest advantages of fireproof concrete construction are becoming so much more thoroughly known, even to the uninitiated, that there is in our belief little danger of any code so palpably erroneous going through.

"It would be the gravest injustice. Proof of this is so readily obtainable that little worry should be felt by the many concrete construction companies."

## Kalamein vs. Wood Trim.

BY Section 110 of the Revised Building Code, no woodwork or other combustible material shall be used in any of the partitions, furring or ceilings in any fireproof building, excepting, however, when the height of the building does not exceed one hundred feet, the doors and windows, and their frames and trims, casings, the interior finish when filled solidly at the back with fireproof material, and the floor boards and sleepers directly thereunder, may be of wood, but the entire space between the fireproof floor and any combustible floor shall be solidy filled with Portland cement concrete mixed in proportions of one of cement to ten of steam boiler cinders or other incombustible aggregates.

"When the height of a fireproof building exceeds one hundred feet, the floor surfaces shall be finished with stone, cement, tiling, rock asphalt or similar incombustible materials. All outside window frames and sash shall be of metal or of wood covered with metal.

"Inside window frames and sash and doors, trim and other interior finish shall be of metal, or of wood covered with metal, or of concrete or other approved incombustible material except wood.

"All window frames made of wood covered with metal before being installed shall be standard and approved."

During the week the views and opinions of a number of architects upon this section were sought, and the results have been summarized into the following form:

McKim, Mead & White: Have had successful results from the use of Kalamein, and while they are in favor of the proposed amendment as a whole to the Building Code, they decline to make a specific statement with regard to Section No. 110.

James B. Baker: Has extensively used Kalamein with satisfactory results and is in favor of Section No. 110 in the proposed amendment.

Warren & Wetmore: Through their representative indorsed Kalamein as a material, but were not in favor of Section No. 110 of the proposed amendment.

F. H. Kimball: Has used a copper finished Kalamein in most of his later large buildings. He spoke approvingly of the method of trim, doors, etc., in the U. S. Express Company's Building, which is of a stamped hollow steel. Further, was not in favor of the proposed amendment, Section No. 110.

Clinton & Russell: Col. Wells approves of Kalamein and has used it extensively. An adverse opinion was expressed with regard to Section No. 110.

Trowbridge & Livingston: Mr. Livingston has had extensive experience in the use of Kalamein; he thought it the best all-around proposition from a commercial standpoint. No opinion expressed with regard to Section No. 110.

N. LeBrun & Sons: Expressed themselves as in favor of a law prohibiting the use of wood for trim in buildings over 100 feet in height.

Ernest Flagg: Believes in Kalamein and kindred forms of metal trim, sash, doors, etc., especially for external fire protection, and further is in favor of the proposed amendment No. 110.

Henry Ives Cobb: Is not in favor of the proposed amendment No. 110.

Palmer & Hornbostel: Mr. Palmer thoroughly approves of Kalamein and has used the same extensively in their group of Carnegie buildings; however, declined to express his opinion with regard to proposed amendment.

Maynicke & Franke: Mr. Franke expressed himself as unfavorable to the proposed amendment.

Hale & Rogers: Mr. Rogers does not approve of the proposed amendment.

Buchman & Fox: Are not in favor of the proposed amendment.

R. W. Gibson: Thoroughly approves of Kalamein and all forms of construction which gives buildings better protection.

Kirby, Petit & Green: Have had experience with Kalamein and think well of it constructively; declined to express an opinion with regard to proposed amendment Section 110.

Howells & Stokes: Mr. Stokes, speaking for himself, in the absence of Mr. Howells, thought well of Kalamein.

Hoppin, Koen & Huntington: Approve thoroughly of Kalamein from a constructive standpoint; think it the best commercial proposition on general principles.

Herts & Tallant: Through their representative stated they were averse to Ka'amein, and preferred galvanized iron thereto; declined to express an opinion with regard to the proposed amendment, Section No. 110.

H. J. Hardenbergh: Prefers giving no opinion on any material in the market at the present time; declined to express an opinion with regard to the proposed amendment, Section No. 110.

Carrere & Hastings: Their representative said they were fully in accord with his statements and position, and that inasmuch as he was chairman of a committee appointed by the New York Chapter of the A. I. A. to further the passage of the Code, he felt disinclined to discuss the merits of any constructive material on the market at the present time, and declined to express an opinion with regard to the proposed amendment, Section No. 110.

## Cement Interests' Objections.

The following communication respecting the Revised Building Code has been submitted to the Board of Aldermen:

On behalf of the Masters' League of Cement Workers, the Concrete Association of America and several other interests allied thereto, I respectfully call to your attention some of the many objectionable features in the Building Code, reported out of Committee December 2 to the Honorable Board of Aldermen of the City of New York, and which is set down for consideration by the Honorable Board on the 16th inst.

If this Building Code be passed in the form proposed and submitted by your committee, it will needlessly increase the cost of many types of building by at least 30% and forbid the erection of many buildings for manufacturing and other purposes within the limits of the City of New York and will result in driving such manufactories to New Jersey, Connecticut and outside the limits of our city. This Building Code is against the interests of reinforced concrete construction.

It is manifestly unjust to limit the height of buildings of reinforced concrete to 85 feet (Sec. 35). With the classification of buildings in class E required to be built by Sec. 3 with steel floor beams, this will practically exclude the use of reinforced concrete for all buildings. There are several buildings in the City of New York, erected within the past two years, of reinforced concrete eight to eleven stories in height, exceeding 100 feet, the strength and safety of which has never been questioned.

It is unreasonable and unjust to forbid any "reinforced concrete construction to be carried on during freezing weather," as there are conditions under which concrete work can be carried on in freezing weather with perfect safety and without diminishing the strength and stability of the structure. The ordinance, as it is reported from the committee to the board and as printed in the City Record of December 5, would forbid reinforced concrete construction in freezing weather in an enclosed, heated building (Sec. 117).

Section 113, second class construction, provides that the reinforcing metal if in the form of rods or bars shall be spaced not more than 16 inches centre to centre, and "if in the form of mesh it shall have no opening smaller than 16 square inches." This is a most remarkable provision, the purpose of which is not apparent, unless indeed it have an ulterior motive. The material which is meshed and which is in use in reinforced construction, and which has been in use for many years, has no such openings as 16 square inches, and either this provision is in the interest of some particular class or kind of meshed reinforcing metal, or else the author of the clause is not familiar with reinforced construction. The meshed metal for reinforced concrete which is standard and which has been for ten years past all over the world, has openings of 9 to 12 square inches only, and if this provision of the Code be retained it cannot be used under any circumstances under the new Code.

Section 112, first-class construction, requires fireproof floor arches and roof construction to be reinforced and protected with steel rods or bars, renticulated or meshed steel or similar metal weighing not less than one pound per square foot of superficial floor area. Section 113, second-class construction, likewise requires rods or bars, renticulated or meshed steel for reinforcing to weigh not less than one pound per square foot of superficial floor area. It is not apparent to the concrete trade why the reinforcing steel is made as heavy in second-class construction as in first-class construction, especially in view of the fact that throughout the City of New York and throughout this continent fireproof floor and roof construction have been built with reinforcing metal weighing two-thirds of a pound per square foot, with recorded tests of a carrying capacity of 2,400 pounds per square foot on arches of 7-foot span.

Section 111, fireproofing, requires that all fireproof floors and roofs shall be constructed with steel floor beams, spaced not more than 5 feet on centres for class E buildings, which includes special hazard buildings, which means and includes mercantile buildings which are used for the manufacture, storage or sale of inflammable products, goods and materials. Class E also includes factories, workshops, lofts, printing houses, stores, warehouses, slaughter houses, rendering plants, light and power stations, smokehouses and garages; or in brief, all manufacturing plants, shops and stores. This requirement is not only restrictive in the extreme, but it is wholly unreasonable and unjust. It excludes reinforced concrete work from those buildings, plants, factories and shops in which it is most frequently employed. Section 111 should be amended so as to provide for and permit the use of reinforced concrete, or else Section 31 should be amended so as to take from clause E such buildings as factories, workshops, lofts, printing houses, stores and warehouses, light and power stations and garages, which are most frequently built of reinforced concrete throughout, without steel beams. A fair, reasonable and sensible ordinance or building code would require buildings to be erected for the purposes for which they were intended. Some factories, workshops, lofts and printing houses might contain no inflammable material whatever and might require a minimum load per square foot of floor area. It is within the knowledge of the members of your Honorable Board that some factories and workshops are employed in the manufacture of toys, clocks, typewriters, bicycles and such articles and utensils as are very light and would not require first-class construction. The requirement that all of the buildings designated in class E should have steel floor beams not more than 5 feet on centres is unreasonable and unfair to other forms of construction which do not employ steel beams at all and which are equally fireproof in their character as are buildings made of steel beams.

The spacing of the steel beams at not more than 5-foot centres for all those buildings designated as class E, is also unfavorable to the interests of reinforced concrete, as reinforced concrete is more economically constructed in longer or wider spans. This provision requires additional steel and makes the cost of fireproof buildings unnecessarily great, and it requires increased reinforcement because of the segmental form of the arch between the steel beams, which increases the weight of the floor system. Such a form of construction will cost more than the flat slab arches now generally used and which have stood all practical tests, not only as to their fireproof character, but as to their capacity to carry any and all loads imposed upon them.

Likewise Section 114, which described metal lath and plaster ceilings, is practically the specifications of a single contractor, and the requirements are wholly unnecessary.

The provision that "after the floors are constructed no openings greater than eight inches square shall be cut through said floors unless steel frames supported by the beams or girders are provided around such openings," is onerous and unnecessary and the purpose is not apparent.

The requirement that "where steel studs are employed in concrete or other partitions in buildings without metal lath and plaster ceilings, . . . provision shall be made for the expansion of the studs in case of fire," is wholly unnecessary, and a requirement that has not heretofore been in use or been what is considered good practice. It is a reminder of the old theory that street railway rails had to have spaces left between them to allow for expansion and contraction, which has long since been exploded and the use abandoned.

Another feature of this fireproof construction, as described in Sections 111 and 112, and which requires a segmental arch, is that it will in all buildings wherein a flat ceiling is desired require a furred and metal lath ceiling hung in the manner described in Section 114, which is practically the specification of a single contractor. This makes a monopoly of the ceilings of practically all of the fireproof buildings of the City of New York, which is a most extraordinary condition to be created by an ordinance or law of the City of New York.

It can hardly be conceived that the Building Code Commission of your committee intended that "every building hereinafter erected or altered in classes D, E and F, except as herein otherwise provided, shall be constructed fireproof, in accordance with Secs. 105 and 106 of this Code" (Sec. 36). A careful perusal of Secs. 105 and 106 will show the extraordinary incongruity of this part of your Code.

One particular feature of this Building Code noticeable throughout is the extended power granted to the Superintendent of Buildings, and which puts in his hands the power to not only prevent the use of certain systems of fireproofing in the City of New York, but gives him also the extraordinary power of breaking contractors who may incur his displeasure. Sec. 11, which provides that "the term 'standard' where used throughout this Code shall be taken to mean standards as approved by the Superintendent of Buildings and the National Board of Fire Underwriters," when taken in connection with other parts of the Building Code, confer upon him powers not possessed by many public officials in any State or municipal

government. The Building Code provides that "whenever required by the Superintendent of Buildings, the owner or the contractor, at his own expense, shall make load or other tests to prove the efficiency of the fireproof construction," and it authorizes the Superintendent of Buildings to condemn fireproof floors failing to develop the strength therein required. The Code then describes certain tests of floor construction which shall be made, which is to be compared with another so-called "legal construction to be erected by any reputable contractor for fireproofing who has furnished approved and first-class fireproof construction in New York City for at least five years, said contractor to be selected by the Superintendent of Buildings." These provisions of the Building Code invite competition among fireproof constructors to cultivate the favor of the Superintendent of Buildings, to the exclusion of new forms of construction. The Superintendent of Buildings may choose for the fire test any construction whatsoever, which he may call a standard; he may choose any contractor to erect this so-called standard, who may be the competitor of the contractor whose materials are to be tested, and the legal standard may be erected in any way which may suit the patentee's or owner's fancy. The standard, which is to be selected by the Superintendent of Buildings, will be that which is most favorable to the highest type of fireproof construction, and the system that is to be tested must be as good or better, not only in strength and fire resistance, but in every other respect equal to or better than the legal material. The Code does not explain who is to determine whether it is equal to or better than the legal material, but presumably it is also for the detrmination of the Superintendent of Buildings. It is extraordinary to empower a public official with such authority.

The temperature to which such fireproofing is subjected in the test is also raised above that which has heretofore been required, which has been considered ample.

The provisions of this article might have some semblance of justice and equity in them if it were provided that if the new material was superior to the legal construction, so-called, then it should supersede it, or if the Building Code provided for tests calculated to secure the very best fireproofing material. But no provision is made as to what shall be done with the new material if both it and the legal construction fail. If both go to utter destruction and it be determined by the Superintendent of Buildings that even slightly more damage is done to the new system of fireproofing than was done to the legal construction, then the new material is condemned and the legal construction has a continued lease of life. This is what may be expected because of the increased requirements and higher temperature provided for in the proposed Building Code. It is contended that such tests are not comparative or fair under the terms and language of Sec. 115.

Another instance of this extraordinary prerogative conferred upon the Superintendent of Buildings is found in Sec. 129, which provides that all I-beams shall have holes for tie-rods as near the centre of the thrust of the arch as practicable; that the distance between tie-rods shall not exceed six feet; and which then expressly provides that "in the construction of fireproof floors and roofs, tie-rods can be omitted if the weight of steel as called for in Sec. 113 is incorporated in the construction of the floor, unless specifically ordered to the contrary by the Superintendent of Buildings." In the light of experience of concrete construction, this provision respecting the omission of tie-rods is made in the interests of a single contractor. It destroys competition, makes a monopoly of fireproof construction and gives the Superintendent of Buildings the power to favor certain contractors. It should form no part of the Building Code.

The authority of the Superintendent of Buildings as conferred by the proposed Building Code is not confined to mere building construction or to the increase or decrease of the cost of work, and therefore to the determination of a successful competitor. Sec. 11 provides that the term "standard" shall be taken to mean standards as approved by the Superintendent of Buildings and the National Board of Fire Underwriters. This would seem to be objectional in the form in which it is drafted, as it may lead to a deadlock and to the failure to designate and to describe standards from lack of agreement of the Superintendent of Buildings and the National Board of Fire Underwriters.

J. C. W.

### Plans Approved for $4,500,000 Library.

Prospect Park Plaza is soon to be beautified by a handsome new building for the Brooklyn Public Library. Plans for the structure have been approved by the Municipal Art Commission, and the cost of the work is estimated at $4,500,000. The site to be occupied by the building is the trapezoidal plot bounded by the Eastern Parkway, Flatbush av and Prospect Park Plaza. The building will be four stories and attic in height. It will be of steel skeleton construction, faced with limestone above base course and granite below. The executive offices will face the Eastern Parkway. The rooms to be devoted to the use of the public will occupy the central portion of the structure, the Flatbush av side and a part of the Underhill av side. The main stack room will face the extension of Underhill av and will be equipped with thirteen tiers of steel book stacks.

## How a Strike Started.

To the Editor of the Record and Guide:

The lot of the New York City manufacturing woodworker has been a hard one for the last few years owing to the labor unions. Nine-tenths of the woodwork used in New York to-day is made out of town by cheaper labor, and the New York manufacturer must meet this competition and submit as well to the exorbitant and unfair demands of the labor organization.

We give the following as an instance, the truth we vouch for, as we are the victims (?) in the case. To start with, an apprentice boy who proved unsatisfactory was dismissed and a man put on in his place. This is grievance No. 1. About two weeks after this occurred we laid off one of the men, as we had long been dissatisfied with his services and having secured a more competent man in his place. This is grievance No. 2. Grievance No. 3 is that we used ordinary shop laborers for machine hands. Now in a woodworking plant there is considerable waste lumber, strips, etc., that must be disposed of, and it is customary to cut this up short for firewood or to convenient lengths for use in the fireroom; this was done on a swing saw operated by a shop laborer. Occasionally one of the laborers would be used on a rush job to feed a machine, or cut up rough material, but only to help out temporarily.

Grievance No. 4 is that our superintendent is not satisfactory. We are told that he is no mechanic and that he is a slave-driver and stands around watching the men all day. (This man happens to be interested financially in the company and would naturally look after its interest, but is withal well liked by the rest of the employees.)

The above complaints were made against us by the party of grievance No. 2 and our superintendent was ordered before the Strike Committee. He went to the headquarters accompanied by the writer, and we listened to the complaint and answered them, apparently satisfactory to the committee. This was on Wednesday evening and on the following Saturday morning a delegate came to our office with an ultimatum from the union. We were ordered to take back the boy, take back the man, discharge our superintendent, use no laborers on machines and, in other words, pay a man 50 cents an hour to cut up waste and clean shop. If we would do all this we would be allowed to continue our business.

Of course we promptly turned down their generous offer, and the following Monday morning, bright and early, our friend, Mr. Delegate, came and ordered out the men. Needless to say they are still out.

This is a plain statement of facts. Now, Mister North American, you of the personal liberty breed, where do you get off? We give it up, and hope that the readers of your paper will suggest a remedy.

P. S.—You will notice a question mark after the word "victim." Our men are on the street and Christmas is near.

HASBROUCK FLOORING CO.,
Per John Hasbrouck.

## New Catalogues.

PORTABLE INSTRUMENTS.—Permanent accuracy, the chief requirement of portable instruments, is claimed for the Type P3 voltmeters, wattmeters and ammeters, made by the General Electric Company, Schenectady, N. Y. In Bulletin No. 4554, just issued, these instruments are described and their details illustrated.

Mechanically, the instruments are strong and light, and of small size, so that several instruments may be carried with ease. They have a light-weight moving element not susceptible to damage in transportation, and one of the strongest recommendations of their reliability when used for laboratory or general testing purposes is their ability to give accurate indications when used in the vicinity of external magnetic fields. The voltmeters and wattmeters are constructed on the direct-reading dynameter principle, the ammeters on the well-known Thomson inclined coil principle. The pointer fluctuations are dampened by means of Foucault currents set up in a thin aluminum segment attached to the shaft. Pivots are made from the best grade of steel, specially hardened and highly polished, and are suspended in high-grade sapphire jewels. Catalogue numbers, capacities and list prices are given in the bulletin, and full-sized sample scales of the various instruments reproduced.

STANDARD SYMBOLS FOR WIRING PLANS.—The National Electric Contractors' Association of the United States and the American Institute of Architects have issued a chart of standard symbols showing various outlets, fixtures and other wiring devices. The General Electric Company, Schenectady, N. Y., has just issued a little booklet giving sample plans of an office or accounting room, and of a kitchen and dining room in which the symbols are illustrated.

The other pages of the brochure are used to illustrate and describe many of the G. E. specialties indicated by the symbols in the plans. Among the specialties mentioned are key sockets, "Security Snap" pendant sockets, ceiling rosettes, cabinet panels, wireless clusters, snap switches, flush pocket wall receptacles, floor outlets, receptacles for heating devices, lamp receptacles, combined switch and cut-outs, etc. The booklet is being given a very wide circulation among agencies for G. E. specialties, and it is hoped it will aid in the general adoption of the standard symbols. Copies of the charts giving all of the approved symbols may be had by application to the secretary of either the Contractors' Association or American Institute of Architects.

ALPHA PORTLAND CEMENT.—The works of this company are located at Alpha, New Jersey, five miles east of Easton, Pa., and 75 miles west of New York City, on the Lehigh Valley Railroad. This plant was established in 1891, and grew with the progress of the industry in this region until it reached an output of 2,000 barrels per day, when it was resolved to add entirely new and independent mills which gives a present total output of 7,500 barrels per day, or 2,700,000 barrels per annum. The company owns about 200 acres of land, most of which is underlaid with cement rock lying within a few feet of the surface and extending to an unknown depth. The Alpha Company also controls the entire output of the Martins Creek Portland Cement Company. The possible total output of all the mills is 7,500 bbls. a day.

## Bulletin of the Tenement House Department.

Bulletin No. 18.—Where several buildings are to be erected under one plan and the street numbers have not as yet been assigned to the proposed individual buildings, they should be designated on the plans and in the application as follows:

Where a row of buildings is erected on a north and south street, the southerly building shall be designated as No. 1, the next northerly building at No. 2, etc. In addition they shall be described by distance from intersecting street as No. 1, northwest corner; No. 2, west side, 40 ft. north of —— street; No. 3, west side, 80 ft. north of —— street, etc.

Where the buildings are erected on an east and west street, the easterly house shall be designated as No. 1 and the others in order towards the west. In each case the number and geographical location of the building shall be given as illustrated above.

Issued Dec. 12, 1907. EDMOND J. BUTLER, Commissioner.

For bulletins from No. 1 to 17 see issues Oct. 26, Nov. 2 and Nov. 9.

## Points on the Material Market.

Why not a good building year in 1908?

The tendency to reduce lines of credit continues.

Croton Point brick is marked a dollar less per M.

Local consumption of North Carolina pine is small.

Linseed Oil, after the fall advance in price, is quoted lower.

Quotations on conductor pipe, eaves trough, etc., are lower than for several weeks.

The belief is generally expressed in banking circles that the month of January will see normal monetary conditions restored.

About half the blast furnaces in the Pennsylvania region are out, which means, of course, a perpendicular fall in coke, coal, ore and iron tonnage.

Hemlock is in very light demand, and is now nominally quoted on the basis of $21.50 for New York City delivery—the most moderate official quotation of the year.

Paints sold into North Dakota must be pure. The U. S. Supreme Court sustains the constitutionality of the North Dakota statute of 1905 prohibiting the adulteration of white lead and mixed paints.

Steamfitters and heating concerns report a fair amount of alteration work, but little work for new buildings. Repair work and improvements to old buildings amount to as much as the same class of work did last December. Many journeymen are idle.

For November, the New England Car Service Association reports handling 167,880 cars, with an average detention of .35 for the railroads and 2.16 for consignees, or 2.51 for both, compared with 2.44 last year. Within the time limit of 96 hours, 92.3 per cent. of the cars were released.

The Harbison-Walker Refractories Company for the year ended Sept. 30, 1907, earned net profits of $1,962,168, an increase of $223,086 over the previous year. The surplus after preferred dividends were paid was $932,050, an increase of $155,095. The total profit and loss surplus on Sept. 30 is placed at $2,858,146.

The Iron Age quotes as follows for mill shipments of structural steel, tidewater delivery: Beams, channels, angles and zees, 1.86c.; tees, 1.91c. On beams, 18 to 24 ins., and angles over 6 ins., the extras is 0.10c. Material cut to length is sold from stock at 2¼c. to 2½c.

A careful scrutiny of the revised Building Code leads the Lumber Trade Journal to believe that the lumber trade has been treated, with one or two exceptions, in a fair manner. The most notable exception to this, however, it says, is the clause which provides that in all buildings over 100 ft. high no lumber whatever shall be used in their construction, and it sincerely hopes that this feature will be modified.

Rogers, Brown & Co. say of the iron market: "Without any marked change in conditions, confidence is gradually returning in iron and steel circles. The avowed intention of producers in both finished and raw materials to join in a general policy of co-operation in adjusting prices and production to the exigencies of the situation has gone far toward reassuring buyers as to the danger of a long period of accumulating stocks and declining prices. Most buyers are still hesitating as to purchases for delivery after Jan. 1. Until they show what orders they are likely to get for 1908, and have figured on what stocks they will carry over the first of the year, they are not going to make further purchases of pig iron."

## Building Operations.

### Statistics of Plans Filed.

**The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:**

| | 1907. | 1906. |
|---|---|---|
| **No. of the new buildings in Manhattan and the Bronx** | **23** | **37** |
| **Estimated cost of new buildings** | **$600,650** | **$430,100** |
| **Total estimated cost of alterations for Manhattan and the Bronx** | **$269,300** | **$206,625** |

### Plans for the Municipal Building.

The new municipal building which the city is to erect over the bridge terminal on the plot bounded by Park row, new Elm, Chambers sts and Tryon row, will have a height of at least 20 stories, and will contain more than 600,000 square feet of office space, exclusive of stairways, corridors, shafts and halls. The ground floor and basement will be used as the bridge terminal, and all the floors from the second story above will be expressly for city department offices. The present bridge terminal is to be reconstructed so as to allow cars to enter the building. The subway loop will also connect with the building, as will the lines to run over the Manhattan and Williamsburgh bridges. The estimated cost of the structure is placed at between $6,000,000 and $7,000,000. Estimates, it is thought, will not be called for before the fall of 1908. Competitive plans are to be submitted by April 15, 1908, by twelve New York architects, and the selection will be made by May 14. One thousand dollars is to be paid to each of the competing architects and three jurors will each get $1,000. The winning competitor will receive $5,000 if it is decided not to build. If actual building is carried out the customary percentage is to be paid. The competing architects are as follows: Carrere & Hastings, McKim, Mead & White, J. Stewart Barney, Clinton & Russell, J. H. Freedlander, Heins & La Farge, Howells & Stokes, Trowbridge & Livingston, Warren & Wetmore, H. R. Marshall, Hoppin & Koen, of Manhattan, and Helmle & Huberty, of Brooklyn. Architect Cass Gilbert, who was also elected by the Mayor to compete in the contest plans, has withdrawn from the competition, on the ground that there was no assurance that the award of the jury of experts would be conclusive. Mr. Gilbert has planned many noteworthy structures in Manhattan, among many the new Custom House, the West Street Building and scores in other cities.

### Boston to Have Grand Opera House.

Henry Russell, director of the San Carlo Opera Company, is making arrangements to erect a grand opera house at Boston, Mass. It is said that a generous patron of the arts in Boston has offered to provide the land and building. The plan contemplates a structure in which opera of excellent quality at moderate prices will be given at least three months of each year. Behind it will be the New England Conservatory of Music. The new house is likely to be built on vacant land near the New England Conservatory and Symphony Hall. It will be large enough to contain an audience of 2,000 or 2,500 persons. There will be two tiers of boxes, as in the Metropolitan. It is planned to open it in the autumn of 1909. No plans have yet been selected, contracts let or architect commissioned.

### Bids for Assembly Building in 79th Street.

79TH ST.—Architect Edwin C. Georgi, No. 603 East 83d st, will soon be ready to receive estimates for the construction of the proposed 5-sty assembly building which John King is to erect at No. 595 East 79th st. Materials for the front will be light brick, terra cotta and stone, exterior and interior iron stairs with marble treads and wainscoting, low pressure steam, electric lights and elevator, also interior decorations and bowling alley.

### Plans for Provident Loan Society Building.

4TH AV.—Architects Renwick, Aspinwall & Tucker, 320 5th av, are preparing plans for the new office building which the Provident Loan Society contemplates erecting on a plot 39.6x75 ft. at the northwest corner of 4th av and 25th st, now covered by two 4-sty buildings. The society purchased the site in April last through L. J. Phillips & Co. No estimates have yet been taken or contracts awarded.

### Second Avenue and 127th Street Improvement.

2D AV.—Operations will soon be started for the erection of a fireproof casino building to cover a plot 150x250 ft. at 2d av and 127th st, to cost in the neighborhood of $200,000. The structure will contain meeting halls, ball rooms and restaurant. Messrs. Morgan & Barkhausen, of 111 Broadway, are the architects, and the Harlem River Park Amusement Company will be the owners.

**Broadway and Astor Place Corner.**

BROADWAY.—Francis H. Kimball, 71 Broadway, is working on the plans for the office building of the O. B. Potter Trust to be erected at Broadway and Astor pl, the southeast corner. It is to be from twelve to twenty stories in height, covering a frontage on Broadway 92 ft. and Astor pl 295 ft. No figures have yet been taken or contracts let. (See also issue Sept. 7, 1907.)

**Particulars of U. S. Leather Co.'s Building.**

GOLD ST.—Plans have been completed by Architect William B. Tubby, 81 Fulton st, for the erection of a large 10-sty warehouse structure, to cover 18,000 square feet, to be situated at Gold and Front sts for the United States Leather Company, of 28 Ferry st. No contracts have yet been awarded and it is not quite certain how soon operations will be commenced.

**New 12-Story Building for 15th Street.**

15TH ST.—Edward F. Caldwell & Company (electric fixtures), 38 West 15th st, contemplates the erection of a 12-sty loft building, to cover a plot 50x100 ft. on West 15th st (location withheld), for which Messrs. McKim, Mead & White, 160 5th av, are said to be preparing plans. So far as could be learned no contracts have yet been awarded or figures taken.

**Apartments, Flats and Tenements.**

Lloyd I. Phyfe, 950 Ogden av, has completed plans for two 5-sty tenement buildings, 37x101 ft., to be erected on Anderson, near Jerome av, for J. H. Jones.

MONROE ST.—Samuel Sass, 23 Park row, has plans for a 6-sty flat building, 25x100 ft., for Joseph Warm, 171 East 110th st, to be erected at No. 254 Monroe st, to cost $35,000.

INTERVALE AV.—Robertson & Gammie, 986 East 138th st, will erect four 5-sty store and flat buildings, 98x185 ft., at the southwest corner of Intervale av and Jennings st, Bronx, to cost about $180,000. J. C. Cocker, 103 East 125th st, is making the plans.

CONCORD AV.—Wm. T. La Velle, 1145 Freeman st, has completed plans for eight 3-sty flat buildings, 19x64 ft., to be erected on the west side of Concord av, near 147th st, for T. S. Sullivan, 956 Freeman st, same to cost $64,000. Bids are being received by the owner.

WOODYCREST AV.—Moore & Landsiedel, 3d av and 148th st, are preparing plans for a 3-sty frame flat building, 20x58 ft., for James T. Obrien, 1023 Woodycrest av, to be erected on the west side of Woodycrest av, 200 ft. south of 165th st, to cost $6,000. The owner builds.

JESSUP PL.—Plans will be ready in a few days for one 4-sty brick flat building, 27.8x85 ft., for Wm. Masterson, owner and builder, to be erected on the east side of Jessup pl, 105 ft. north of 170th st, to cost $20,000. Moore & Landsiedel, 3d av and 148th st, are planning.

AMSTERDAM AV.—Moore & Landsiedel, 3d av and 148th st, will proceed at once with plans for a 6-sty brick flat building, 36x88 ft., for A. Victor Donellan, 109th st and Amsterdam av, to be situated on the east side of Amsterdam av, 78 ft. north of Washington Bridge Park, to cost about $50,000.

**Churches.**

118TH ST.—The 3-sty dwelling, 25x100 ft., No. 159 East 118th st, will be renovated into a synagogue by the Chevra B'nai Israel Salant Anche Zameit.

7TH AV.—No contracts have yet been awarded for the new synagogue, 50x137 ft., which the Congregation of Ansche Chesed, 160 East 120th st, will establish at the northwest corner of 7th av and 114th st, at a cost of $75,000. Edward I. Shire, 620 West 115th st, is the architect. Plans specify an exterior of light brick and limestone, stone cornices, tin and concrete slab roof, galvanized iron and wire glass skylights, steam heat.

**Alterations.**

CATHERINE ST.—M. Gerone, 173 Fulton Market, will improve No. 18 Catherine st. A. L. Kehoe, 206 Broadway, is architect.

BOWERY.—C. H. Dietrich, 42 Union sq, is preparing plans for $3,000 worth of alterations to No. 102 Bowery for J. Reichman, 212 Broadway.

121ST ST.—R. T. Boyer, Winsted, Conn., will make $10,000 worth of alterations to No. 206 West 121st st. M. M. Lowger, 30 East 12th st, is preparing plans.

38TH ST.—B. W. Berger & Son, Bible House, are planning for $4,000 worth of improvements to Nos. 220-222 East 38th st, owned by the J. C. G. Hupfel Brewing Co.

53D ST.—J. Kastner & Dell, 1133 Broadway, are making plans for extensive improvements to No. 415 East 53d st for the F. & M. Schafer Brewing Co., 110 East 51st st.

**Miscellaneous.**

Messrs. Warren & Wetmore, 3 East 33d st, are architects for the new pier shed to be erected at Pier 53, Chelsea, North River.

Messrs. McKim, Mead & White, 160 5th av, are preparing plans for a memorial dormitory to be erected on Columbia College grounds, to cost $300,000.

Plans for the new 5-sty training school, 50x125 ft., to be erected at the Harlem Hospital, are being prepared by Raymond F. Almirall, 51 Chambers st.

E. L. Tilton, 32 Broadway, will prepare plans for a 1-sty library building, 60x120 ft., for the Carnegie Library committee, to be erected at Little Rock, Ark., to cost $80,000.

E. L. Tilton, 32 Broadway, Manhattan, and Josselyn & Taylor, 213 S. 3d st, Cedar Rapids, Ia., are preparing plans for a 3-sty science hall, 55x140 ft., for Coe College, to be erected at Cedar Rapids.

C. P. H. Gilbert, 1123 Broadway, Manhattan, has completed plans for the handsome 3-sty residence for Dr. J. C. Ayers, to be erected at Glen Cove, Long Island. Estimated cost is placed at $75,000.

Supervising Architect, Washington, D. C.—Notice is hereby given that the time for opening bids for the iron window guards and gates for the U. S. Custom House, Baltimore, Md., has been extended from Dec. 18 to 3 o'clock P. M. Jan. 3, 1908.

**Estimates Receivable.**

5TH AV.—C. P. H. Gilbert, 1123 Broadway, is ready for bids for alterations to the residence of Mortimer L. Schiff, No. 932 5th av. Estimated cost, $25,000.

Estimates will soon be taken for the Sea Breeze Hospital at Long Island, for which McKim, Mead & White are the architects, and W. H. Allen, 105 East 22d st, agent.

SANDS ST.—No contracts have been awarded for the 6-sty addition for which Parish & Schroeder, 5 West 31st st, are preparing plans, to be erected to the Naval Y. M. C. A. building in Sands st, Brooklyn.

VARICK ST.—Messrs. Hoppin, Koen & Huntington, 244 5th av, have plans well advanced for the new police station, 5-stys, 107x100 ft., for the city, to be erected at Varick and Beach sts. No contracts let.

Clinton & Russell and Gordon, Tracy & Swartwout, associate architects, will take estimates in the spring for the 22-sty hotel and terminal station, 200x400, to be erected for the McAdoo Terminal Co., 6th av and 32d to 33d sts.

11TH AV.—The Metropolitan Street R. R. Co., A. V. Porter, architect, will take estimates in the spring for the new car barns to be erected at 11th av, northwest corner 23d st, covering an area of 240 ft. on 23d st and 100 ft. on 11th av.

Estimates will be received about April 1 by Messrs. Parish & Schroeder, 5 West 31st st, Manhattan, for the geological and biological laboratory to be erected by the Princeton University at Princeton, N. J. The cost is estimated at about $400,000.

AV C.—No contracts have yet been awarded for $60,000 worth of improvements to the stable building northeast corner of Av C and 16th st, to be altered for the Department of Street Cleaning, from plans by Westervelt & Austin, 36 West 34th st.

20TH ST.—No contracts have yet been awarded for $23,000 worth of improvements to the 5-sty store and loft building No. 122 West 20th st for Frederick Sackett, 247 West 125th st. Plans have been prepared by Richard R. Davis, 247 West 125th st.

Snelling & Potter, 37 East 30th st, are revising plans for the ferry terminal, Stapleton, S. I., the former bids having been rejected by the commission. The buildings will be two stories, 573x60, and one story, 108x186. The foundations have been put in by the Phoenix Construction Co., 41 Park row.

**Contracts Awarded.**

8TH AV.—H. Lax, 114 4th av, has received the contract for improvements to the store and office building No. 24 8th av for Mrs. O. D. Potter, 64 East 80th st, from plans by Charles H. Richter, 68 Broad st.

C. L. de Muralt, 114 Liberty st, Manhattan, has secured the contract for constructing power plant for the U. S. Naval Hospital at Ft. Lyon, Colo., for $72,000.

14TH ST.—Isaac C. Hoes Sons, 52 Gansevoort st, have the contract for improvements to the 5-sty store and office building No. 30 East 14th st, for W. I. Demerest, from plans by R. Simmonds.

Contract for the brass railing for the Greenpoint Theatre, Borough of Brooklyn, has been awarded by F. T. Nesbit & Co., Inc., 116 Nassau st, city; to M. Gould's Son & Co., 83 Reade st, Manhattan.

**Plans Wanted.**

The Public Library, Paul Blackwelder, assistant librarian, St. Louis, Mo., will soon receive sketches for two library buildings to be erected there.

Sketches are wanted by the First National Bank for a fireproof 2-sty bank building, about 50x55 ft., to be erected at Menominee, Mich. Address G. A. Blesch, cashier, Menominee, Mich.

The State has appropriated $25,000 for drawing the plans, which are to be decided by competition, for the new State's Prison which is to be erected on the west shore of the Hudson River, at Stony Point; $1,700,000 has been appropriated for the construction of the building.

# BUILDING NOTES

Ravitch Bros., erectors of steel and ornamental iron work for buildings, have removed their plant to Vernon and Pierce avs, Long Island City. The New York office at 1 Madison av is in charge of J. V. B. Rapp.

The Standard Oil's great undertaking just begun on the Kill von Kull helps to brighten building matters in the metropolitan district. Fifteen thousand tons of iron plates for tanks, 8,000,000 bricks and 18,000 tons of broken stone are some of the items.

Austin Lord Bowman, consulting civil engineer, has been appointed consulting engineer to the Department of Bridges of New York City, succeeding Mr. Henry B. Seaman, who recently resigned to become chief engineer of the New York Public Service Commission.

To Comptroller Metz the Board of Estimate yesterday referred the resolution of the Board of Aldermen requesting an issue of $25,000 special revenue bonds for the purpose of altering, repairing and furnishing Municipal District Court House to accommodate additional parts created by the laws of 1907.

We know of a superintendent for one of the largest construction firms in the city, for twenty years, thoroughly conversant with every detail of the building business, who is open for a new engagement, and desires to connect himself with either an architectural or a building firm. See Wants and Offers.

The Board of Estimate received a communication yesterday from the Commissioner of Bridges submitting a proposed agreement between the city and the Manhattan Railway Company and the Interborough Rapid Transit Company relative to depressing the elevated railway structure in Division st, Manhattan. This is made necessary for the operation of the elevated trains on Division st under the approach of the Manhattan Bridge. The communication was referred to the chief engineer.

The annual banquet and ball of the International Employing Plasterers' Association was held at the Harlem Casino, 124th st and 7th av, on Monday evening. The attendance numbered about 150, and the affair was in every way a huge success. The officers of the association are: Thos. J. Mannion, Pres.; Simon Green, vice-president; John Waters, secretary; Joseph Van Note, treasurer; John F. Niebuhr, business agent. The committee of arrangements were F. C. Lamonte, chairman; John Waters, Wm. H. Caldwell, Jr., Frank S. Phelan and J. H. Babcock.

Bulletin No. 14, Tests of Reinforced Concrete Beams, Series of 1906, has just been issued by the University of Illinois Engineering Experiment Station. The tests described are a continuation of the tests discussed in Bulletin No. 4. The topics investigated include the effect of quality of concrete upon the strength of beams, the effect of repetitive loading upon the action of beams and the resistance of beams to diagonal tension failures. The results of the investigation of diagonal tension failures throw light upon the amount of the vertical shearing stress which may be allowed in reinforced concrete beams not having metallic web reinforcement. The resistance of beams to diagonal tension may be the controlling feature of relatively short beams, and as such failures occur suddenly and without much warning, a knowledge of the resistance of the concrete is essential. Some beams gave surprisingly low values and it seems evident that the values allowed by many city building ordinances are higher than should be recommended. The tests of concrete columns and reinforced concrete columns and of reinforced concrete T-beams for 1906 have already been published.

### Receivers for J. C. Lyons Co.

Samuel Goldsticker and E. Ritzma De Grove were appointed by Judge Hough, of the United States Circuit Court, on Friday receivers of the J. C. Lyons Building and Operating Co., of 4 East 42d st. The value of the company's holdings is estimated in round numbers at $6,800,000, against which are mortgages aggregating $3,928,782. Admission of insolvency is alleged. The receivers' bonds were fixed at $100,000, and were authorized to continue the business for twenty days, with leave to apply for an extension. The petition in bankruptcy was filed by Thomas J. Tuomey, with a claim of "$500 and over;" Peter McKay, with a claim of $500, and J. Weber's Sons with a claim of $500.

### Building Code Hearing.

The Building Committee of the Board of Aldermen held a protracted hearing on Friday, Dec. 20, on the proposed new Building Code. At the close the members voted unanimously to refer it back to the Building Code Revision Commission with a recommendation that the building and contracting interests be granted time to be heard on the different sections.

With the exception of the representatives of the two leading commercial associations and the Board of Fire Underwriters, the hearing resulted in a general objection to the adoption by the Board of Aldermen of the Code in its present form. Among those who addressed the committee in opposition were: Isaac A. Hopper, president of the Building Trades Employers' Association; Calvin Tomkins, Lewis Harding, Mr. Wait, of Wait & Foster, Paul Starrett, Hugh Getty, J. H. Jones, Mr. Tucker, of Tucker & Vinton, Mr. Conover, of the Building Trades Employers' Association, J. F. O'Rourke, J. M. Brody, Mr. Remington, president the Foundation Co., Geo. W. Barth and C. H. Baucher.

# PROJECTED BUILDINGS

**The first name is that of the ow'r; ar't stands for architect, m's for mason, c'r for carpenter, and b'r for builders.**
**When character of roof is not mentioned, it is to be understood that the roof is to be of tin.**

## BOROUGH OF MANHATTAN.

### SOUTH OF 14TH STREET.

Broad st, s w cor Stone st, 1-sty brk and stone restaurant building, 10.6x20.6; cost, $1,500; Balzerini & Barone, 3 Baxter st; ar't, J A Rofrano, 34 Roosevelt st.—786.

Elizabeth st, Nos 218-220, two 1-sty brk and stone outhouses, 6.8x8.9; total cost, $1,200; M Diamondstone, 132 Nassau st; ar't, O Reissmann, 30 1st st.—784.

Waverly pl, No 112, 3-sty brk and concrete studio building, 22x18; cost, $1,000; trustees of Catherine d'Anglemont, 146 Broadway; ar't and b'r, Alfred C Doscher, 592 3d av.—783.

### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

79th st, No 595 East, 5-sty brk and stone assembly and meeting hall, 50x98; cost, $60,000; John King, Demorest, N J; ar't, Edwin C Georgi, 603 E 83d st.—785.

### 110TH TO 125TH STREET, BETWEEN 5TH AND 8TH AVENUES.

7th av, n e cor, and St Nicholas av, n w cor 114th st: 1-sty brk concrete and stone synagogue, 50x137; cost, $75,000; Congregation of Ansche Chesed, 160 E 120th st; ar't, Edward I Shire, 620 W 115th st.—787.

## BOROUGH OF THE BRONX.

Dongan st, n e cor Fox st, 5-sty brk tenement, 91.9x90.5; cost, $120,000; American Real Estate Co, Westchester av and Southern Boulevard, Edwin K Martin, 527 5th av, Pres.; ar't, Herbert H Morrison, Westchester av and Southern Boulevard.—1143.

Dongan st, n w cor Simpson st, 5-sty brk tenement, 94x90.5; cost, $110,000; American Real Estate Co, Westchester av and Southern Boulevard, Edwin K Martin, 527 5th av, Pres.; ar't, Herbert H Morrison, Westchester av and Southern Boulevard.—1144.

Dongan st, n s, 91.8½ e Fox st, 5-sty brk tenements, 40x88.5; cost, $45,000; American Real Estate Co, Westchester av and Southern Boulevard, Edwin K Martin, 527 5th av, Pres.; ar't, Herbert H Morrison, Westchester av and Southern Boulevard.—1145.

Manida st, n s, 266.7 e Randall av, two 3-sty frame dwellings, 21.11 x43; total cost, $10,000; Olsen & Johnson, 1292 Southern Boulevard; ar't, H H Olsen, 1292 Southern Boulevard.—1130.

141st st, n s, 200 w St Anns av, 1-sty frame shed, 18x93; cost, $200; Estate of John J McQuade, 1328 Lexington av; ar't, Harry T Howell, 3d av and 149th st.—1132.

151st st, s s, 100 w Morris av, 6-sty brk tenement and stores, 50x105.5; cost, $50,000; Bartolomeo Zunino, 414 E 141st st; ar'ts, Moore & Landsiedel, 148th st and 3d av.—1134.

181st st, n s, 62 e Webster av, 1-sty brk shed, 94x25; cost, $5,000; City of New York; ar't, M J Garvin, 3307 3d av.—1139.

Ash av, n s, 485 w Corsa av, 2-sty frame dwelling, 25x45; cost, $3,500; Francisco Meli, 60 Goerck st, ow'r & ar't,—1140.

Aqueduct av, e s, 50 s 183d st, 3-sty frame dwelling, 32x34; cost, $9,500; Wm C Bergen, 180th st and Andrews av; ar't, J R Serviss, 27 Stevens av, Mt Vernon.—No 1131.

Bainbridge av, e s, 150 s Woodlawn road, 2½-sty frame dwelling, peak slate roof, 21x45; cost, $6,000; John McNulty, 179th st and Arthur av; ar't, Chas Schaefer, Jr, 1 Madison av.—1133.

Hoe av, w s, 100 n Home st, 1-sty frame shop, 25x90; cost, $1,500; Sohmer & Buchler, Freeman and Chisholm st; ar't, Wm C Giesen, 870 E 169th st.—1141.

Park av, n w cor 181st st, 1-sty brk coal and sand bins, 61x28; cost, $10,000; City of New York; ar't, M J Garvin, 3307 3d av.—1137.

Park av, w s, 124.4 n 181st st, 1-sty brk shed, irregular size; cost, $5,000; City of New York; ar't, M J Garvin, 3307 3d av.—1138.

Unionport road, n w cor Mead st, 3-sty frame store and dwelling, 22x61; cost, $6,000; Jos Gamache, Van Nest av; ar't, Henry Nordheim, Boston road and Tremont av.—1146.

Webster av, e s, 103 n 181st st, 2-sty brk stable and wagon house, 96.3x91; cost, $50,000; City of New York; ar't, M J Garvin, 3307 3d av.—1136.

Webster av, n e cor 181st st, 1 and 2-sty brick shops, 83x62; cost, $30,000; City of New York; ar't, M J Garvin, 3307 3d av.—1135.

Zerega av, w s, 654 s Castle Hill av, 1-sty frame storage, 19x9; cost, $250; Salvatore Tozzini, on premises; ar't, Henry Nordheim, Boston road and Tremont av.—1142.

# ALTERATIONS.

## BOROUGH OF MANHATTAN.

Broome st, Nos 324-326, toilets, windows, partitions, to 5-sty brk and stone tenement; cost, $4,000; E J Brockatt, 401 Grand st; ar't, O Reissmann, 30 1st st.—3122.

Baxter st, No 128, toilets, partitions, windows, to 5-sty brk and stone tenement; cost, $2,500; M Cuneo, 28 Mulberry st; ar't, E Reissmann, 30 1st st.—3123.

Baxter st, No 126, toilets, partitions, windows, to 5-sty brk and stone tenements; cost, $1,500; M Cuneo, 28 Mulberry st; ar't, O Reissmann, 30 1st st.—3124.

East Broadway, No 51, alter roof, stairs, partitions, to 4-sty brk and stone tenement; cost, $3,500; Joseph Solomon, 77 E 89th st; ar't, Max Muller, 115 Nassau st.—3117.

Laight st, No 36, partitions, toilets, to 4-sty brk and stone tenement; cost, $300; A V McLaughlin, 264 Bowery; ar't, O Reissmann, 30 1st st.—3114.

Monroe st, No 108, show windows, partitions, to 5-sty brk and stone tenement; cost, $500; Sam Levy, 51 E 83d st; ar't, M Zipkes, 147 4th av.—3132.

Minetta lane, No 21, windows, doors, piers, to 3-sty brk and stone tenement; cost, $100; Thomas Rosson, 52 Spring st; ar't, Norman Lederer, 215 W 137th st.—3129.

Park pl, Nos 9-15, add 2 stories over 7 buildings, to seven 5-sty brk and stone loft buildings; cost, $100,000; American News Co, 41 Chambers st; ar't, Fay Kellogg, 104 E 16th st.—3112.

Stanton st, No 190, partitions, windows, plumbing, store fronts, to two front and rear 5-sty brk and stone stores and tenements; cost, $3,500; Isaac Cohen, 229 E 12th st; ar't, Erwin Rossbach, 1947 Broadway.—3109.

9th st, No 733 E, partitions, windows, piers, to 5-sty brk and stone store and tenement; cost, $1,000; Herman Knepper Realty Co, 212 Broadway; ar'ts, Siegel & Cohen, 81 E 125th st.—3136.

12th st, No 3 East, partitions, windows, to 3-sty brk and stone store and dwelling; cost, $1,000; Helen C Redmond, 82 William st; ar't, Thomas W Lamb, 224 5th av.—3113.

12th st, No 502 E, partitions, store fronts, tank, windows, piers, to 5-sty brk and stone store and tenement; cost, $2,500; Abraham Weiss, 130 Broome st; ar't Ervin Rossbach, 1947 Broadway.—3140.

14th st, No 30 E, new store front, to 5-sty brk and stone store and office building; cost, $2,600; W I Demerest, 15 E 14th st; ar't R Simmonds, 52 Ganesvoort st.—3134.

17th st, No 317 E, partitions, windows, to 4-sty brk and stone tenement; cost, $100; Geo Werfelman, premises; ar't, B W Berger & Son, 121 Bible House.—3133.

17th st, No 411 W, add 1-sty to 4-sty brk and stone stable and storage building; cost, $4,000; Popper, Gray & Co, 411 W 17th st; ar't, Chas R Fairchild, 415 Hudson st.—3120.

18th st, Nos 438-442 East, partitions, windows, plumbing, to four 5-sty brk and stone stores and tenements; cost, $6,000; Max Keve, 150 Nassau st; ar't, Alfred L Kehoe, 206 Broadway.—3111.

20th st, No 122 West, 6-sty brk and stone rear extension, 25x26, add 1 sty, partitions, iron stairs, pine beams, to 5-sty brk and stone store and loft building; cost, $23,000; Frederick Sackett, 247 W 125th st; ar't, Richard R Davis, 247 W 125th st.—3116.

22d st, No 528 W, add 1-sty runway, stalls, columns, to 3-sty brk and stone stable; cost, $5,500; Mrs S H Bevins, care ar't, 82 Wall st; ar'ts, Dodge & Morrison, 82 Wall st.—3138.

28th st, Nos 210-212 E, plumbing, partitions, tank, skylights, to 4 front and rear 4 and 5-sty tenements and stores; total cost, $12,000; David Keane, 35 Wall st; P K Taylor, 226 W 70th st; C K Phelan, 107 W 76th st; ar't, A H Taylor, 6 E 42d st.—3141.

28th st, No 214 E, toilets, partitions, plumbing, tank, toilets, to 5-sty brk and stone tenement; cost, $3,000; David Keane, 35 Wall st; P K Taylor, 226 W 70th st; C K Phelan, 107 W 76th st; ar't, A H Taylor, 6 E 42d st.—3142.

35th st, No 317 W, toilets, windows, skylights, to 5-sty brk and stone tenements; cost, $2,500; Ellen Carroll, 493 8th av; ar't, John H Knubel, 318 W 42d st.—3135.

39th st, No 449 W, toilets, partitions, windows, skylights, to 4-sty brk and stone tenement; cost, $1,800; Bernard Shevlin, 428 W 40th st; ar't, James W Cole, 403 W 51st st.—3128.

93d st, Nos 243-245 E, toilets, partitions, doors, windows, to two 5-sty brk and stone tenements; cost, $1,000; George Ehret, 235 E 92d st; ar't, Chas Stegmayer, 168 E 91st st.—3125.

112th st, No 257 West, windows, to 5-sty brk and stone tenement, cost, $100; Abraham Alexander, 50 W 129th st; ar't, Louis F Fick, 534 W 178th st.—3110.

114th st, No 2 East, partitions, windows, to 6-sty brk and stone store and tenement; cost, $500; Cohen & Glauder, 200 Broadway; ar'ts, Goldner & Goldberg, Westchester and Jackson avs.—3115.

Av A, No 1588, shaft to 5-sty brk and stone tenement; cost, $250; Chas Wedde, 1588 Av A; ar't, A E Nast, 147 4th av.—3131.

Av C, n e cor 16th st, new floors, cut openings, to 1-sty and mezzanine brk and stone stable; cost, $60,000; Department of Street Cleaning, Rark Row Bldg; ar'ts, Westervelt & Austin and Lederle & Provost, 36 W 34th st.—3118.

Av D, No 169, skylights, partitions, toilets, to 5-sty brk and stone tenement and store; cost, $2,000; Eliza Mulry Estate, 10 Perry st; ar't, Otto L Spannhoke, 233 E 78th st.—3137.

Broadway, Nos 10-12, erect roof house, to 12-sty brk and stone office building; cost, $500; New York Produce Exchange Bank, premises; ar't, J N Fennimore, 1245 Amsterdam av.—3130.

Park av, s w cor 59th st, fireproof floor, windows, steel columns, beams, to 9-sty brk and stone office building; cost, $15,000; City of New York, City Hall; ar't, C B J Snyder, 500 Park av.—3119.

2d av, n e cor 99th st, brick walls, columns, beams, to 6-sty brk and stone tenement; cost, $2,000; Joseph Klein, 1 E 114th st; ar'ts, Young & Groenenberg, 67 W 36th st.—3127.

3d av, No 869, partitions, to 4-sty brk and stone tenement; cost, $200; Elise Leuckerling, premises; art', Adam E Fischer, 23 Park Row.—3139.

6th av, No 886, alter entrance to 4-sty brk and stone store and tenement; cost, $100; Maxwell & Pfirmann, 144 E 47th st; ar't, Chas Stegmayer, 108 E 91st st.—3126.

8th av, No 24, partitions, store front, to 3-sty brk and stone store and offices; cost, $1,000; Mrs O D Potter, 64 E 80th st; ar't, Chas H Richter, 68 Broad st.—3121.

### BOROUGH OF THE BRONX.

Chisholm st, w s, 125 s Jennings st, move 3-sty frame dwelling; cost, $3,000; Anton Konvalinka, 1333 Chisholm st; ar't, Niels Toelberg, Boston road and Prospect av.—630.

153d st, n s, 100 w Elton av, 1-sty brk extension, 11.4x11.4, to 4-sty brk tenement; cost, $500; Bridget Carroll, 431 E 153d st; ar't, Harry T Howell, 149th st and 3d av.—629.

174th st, s s, 98 e Washington av, 1-sty frame extension, 6x30, to 1-sty frame store; cost, $300; M Assarian, 589 3d av; ar't, C S Clark, 445 Tremont av.—627.

Bergen av, s e cor 149th st, 1-sty brk extension, 4.7x11.4, to 5-sty brk shop; cost, $500; Charles D Steurer, on premises; ar't, Albert von der Dresher, Echo pl and Concourse.—626.

Eastern Boulevard, w s, 54 n Bradford av, 1-sty and 2-sty frame extension, 23.6x27 and 16x16, to 2½-sty frame hotel; cost, $1,500; Fred Schroeder, on premises; ar't, Harry T Howell, 149th st and 3d av.—628.

# Construction News

(Continued)

### Queens County.

ROCKAWAY BEACH.—Schoncke Bros. are planning to erect a 2-sty brick store and dwelling, 38x53, on Boulevard, north side, 230 east Centre st, Rockaway Beach, for J. Weisskapf, 140 Boulevard, Rockaway Beach; cost, $10,000.

ROCKAWAY BEACH.—On Pleasant av, east side, 500 south Boulevard, Rockaway Beach, T Keiley will erect two 3-sty frame dwellings, 36x50, to cost $8,000; W. T. Kennedy & Co., architects.

CORONA.—Benjamin st, 100 north Smith av, will be improved with two 2-sty brick dwellings, to cost $11,000. Owner, Jas. Reynolds, premises; architect, John Boylan.

GLENDALE.—L. Berger & Co. have completed plans for two 2-sty brick dwellings, 18x50 feet; cost, $7,000; to be erected on Glasser st, north side, 242 east Yale av, Glendale, for L. Engel, Putnam av, near Forest av, Ridgewood.

LONG ISLAND CITY.—Cooper st, east side, 105 north Grand av, will be improved by Frank Krombholz, 205 Grand av, with two 2-sty brick dwellings, 22x62 feet, to cost $10,000. architect, Edward Hahn.

ASTORIA.—W. H. Moorhouse, Jr., is planning for a 2-sty brick dwelling on Cooper st, west side, 175 north Grand av, Astoria, for owner, W. H. Moorhouse, 19 Cooper st.

LONG ISLAND CITY.—On Fourth av, east side, 425 s Ditmars av, Long Island City, Jos. Hedlicka, 893 Second av, will erect a 1-sty building, 31x47 feet, to cost $5,000. Architect, F. Schmaleck.

UNION COURSE.—Chas. Kalkhof, 7 Court pl, will erect five 2-sty brick dwellings on Court pl, east side, 125 south Graves pl, Union Course, to cost $17,500. Architect, A. Rose.

ELMHURST.—At Elmhurst, Grand st, east side, 44 south Van Dusen st, will be improved with three 2-sty brick stores and dwellings, 20x54, to cost $13,500. Owner, Frank Schimiski, Thomson av, Woodside; architect, Chas. Hendry.

### Westchester County.

NEW ROCHELLE.—Frank J. McGran has purchased a lot in Kress Park, where he will build a residence. H. G. Curran has had plans drawn for a residence for himself in Stonelea Park. It will be of stucco and cost about $12,000. James S. Eckley, of the Eckley Dental Supply Co., 36 East 23d st, Manhattan, has purchased a one-acre lot from the City Realty Co., and will erect a residence at a cost of about $15,000.

### New York State.

SCHENECTADY.—The A. M. E. Zion congregation will erect a new church on Hulett st, south of Albany st. It will cost about $14,000. The physicians of Schenectady who are advocating a new private hospital will incorporate, and plans will be called for shortly. The Delaware & Hudson Co. is planning to erect a new depot in the spring.

SYRACUSE.—The Paragon Plaster Co. will erect a new factory building. The Nettleton Shoe Co. will build a large addition to its present plant. A new women's building will be erected at the county home.

UTICA.—The special committee of the State Fair Commission has adopted plans of Architects Green & Wicks, 110 Franklin st, Buffalo, for developing the fair grounds, which include the erection of the Manufacturers and Liberal Arts Building, provided for in plans. Cost, $200,000 for building alone.

ALBANY.—At the next meeting the Board of Supervisors will consider the question of extensive improvements to the county jail, to include plumbing and fixtures.

BINGHAMTON.—State Architect Franklin B. Ware is preparing plans for a 2-sty nurses' home in connection with the State Hospital at Binghamton. Brick and stone, gas and electric fixtures, water closets, lavatories and bath tubs. The building will cost about $100,000.

RENSSELAER.—N. Paletz will remodel the brick building owned by him on Broadway, Rensselaer.

WEST ALBANY.—The New York Central R. R. Co. will immediately rebuild its hammer shop at West Albany, which was recently destroyed by fire.

TROY.—Architect F. M. Cummings, State Bank Building, is preparing plans for a dormitory and school for the Emma Willard School.

### New Jersey.

NEW BRUNSWICK.—Bids will be received by the Board of Chosen Freeholders of Middlesex County (Frank H. Pownall, Dir.) until Dec. 27 for the construction of stone and gravel roads, according to plans on file in the office of Morgan F. Larson, County Engineer, 121 Smith st, Perth Amboy.

MONTCLAIR.—One of the handsomest houses in Montclair, which has many magnificent residences, will be erected on the triangle at the intersection of Prospect and Englewood avs and Holmes pl on the mountain, for Mr. E. P. Earle. It will cost $100,000. Frank Wallis, of Montclair, is architect.

JERSEY CITY.—Bids will be received until Dec. 23 by the Board of Finance (Oliver H. Perry, Chairman) for erecting a public bath at 14th and Erie sts. Appropriation, $80,000. Geo. W. Van Arx, Architect, 15 Exchange pl.

BAYWAY.—The Standard Oil Co. is now constructing 11 steel tanks for the storage of petroleum at Bayway, N. J., and the machinery purchased a few weeks ago, which was noted in these columns, is, we understand, to be used in the construction of these tanks. The company has plans for extensive building operations at Bayway, and the carrying out of these will necessitate the purchase of quite a large amount of mechanical equipment. The work to be done at that point includes the construction of a refinery, to consist principally of stills, tanks, etc., together with several buildings, all of which will be built by the company's own forces.

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

**The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:**

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Dec. 13 to 19, inc. | | 1906. Dec. 14 to 20, inc. |
|---|---|---|---|
| Total No. for Manhattan | 167 | Total No. for Manhattan | 230 |
| No. with consideration | 8 | No. with consideration | 18 |
| Amount involved | $229,450 | Amount involved | $334,750 |
| Number nominal | 159 | Number nominal | 217 |
| | 1907. | | 1906. |
| Total No. Manhattan, Jan. 1 to date | 11,825 | | 19,905 |
| No. with consideration, Manhattan, Jan. 1 to date | 774 | | 1,190 |
| Total Amt. Manhattan, Jan. 1 to date | $46,395,690 | | $62,529,057 |
| | 1907. Dec. 13 to 19, inc. | | 1906. Dec. 14 to 20, inc. |
| Total No. for the Bronx | 108 | Total No. for The Bronx | 158 |
| No. with consideration | 7 | No. with consideration | 11 |
| Amount involved | $57,000 | Amount involved | $314,600 |
| Number nominal | 101 | Number nominal | 147 |
| | 1907. | | 1906. |
| Total No., The Bronx, Jan. 1 to date | 8,681 | | 11,819 |
| Total Amt., The Bronx, Jan. 1 to date | $6,946,233 | | $7,971,151 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **20,506** | | **31,724** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$53,341,923** | | **$70,500,208** |

**Assessed Value, Manhattan.**

| | 1907. Dec. 13 to 19, inc. | 1906. Dec. 14 to 20, inc. |
|---|---|---|
| Total No., with Consideration | 8 | 13 |
| Amount Involved | $229,450 | $334,750 |
| Assessed Value | $206,000 | $237,000 |
| Total No., Nominal | 159 | 217 |
| Assessed Value | $7,752,200 | $8,979,700 |
| Total No. with Consid., from Jan. 1st to date | 774 | 1,190 |
| Amount involved " " | $46,395,690 | $62,529,057 |
| Assessed value " " | $34,568,400 | $44,048,775 |
| Total No. Nominal " " | 11,150 | 18,715 |
| Assessed Value " " | $377,126,800 | $632,037,010 |

MORTGAGES.

| | 1907. Dec. 13 to 19, inc. Manhattan. | Bronx. | 1906. Dec. 14 to 20, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 165 | 80 | 414 | 178 |
| Amount involved | $2,856,882 | $294,349 | $11,161,447 | $1,364,393 |
| No. at 6% | 79 | 42 | 123 | 63 |
| Amount involved | $1,225,648 | $135,571 | $1,845,574 | $369,408 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 21 | 13 | 7 | 15 |
| Amount involved | $636,399 | $58,600 | $93,500 | $60,300 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 30 | 10 | 151 | 62 |
| Amount involved | $474,310 | $23,850 | $3,979,063 | $551,995 |
| No. at 4¾% | ..... | ..... | 2 | ..... |
| Amount involved | ..... | ..... | $94,500 | ..... |
| No. at 4½% | 2 | ..... | 59 | 5 |
| Amount involved | $63,000 | ..... | $3,483,255 | $114,000 |
| No. at 4¼% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $12,000 | ..... |
| No. at 4% | 1 | ..... | 4 | ..... |
| Amount involved | $11,500 | ..... | $162,000 | ..... |
| No. at 3½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 32 | 15 | 67 | 33 |
| Amount involved | $446,025 | $76,328 | $1,991,555 | $268,690 |
| No. above to Bank, Trust and Insurance Companies | 16 | 3 | 100 | 29 |
| Amount involved | $756,000 | $4,500 | $3,143,655 | $401,280 |

| | 1907. | 1906. |
|---|---|---|
| Total No., Manhattan, Jan. 1 to date | 11,575 | 18,001 |
| Total Amt., Manhattan, Jan. 1 to date | $306,941,020 | $381,536,955 |
| Total No., The Bronx, Jan. 1 to date | 7,707 | 9,147 |
| Total Amt., The Bronx, Jan. 1 to date | $68,296,064 | $64,292,679 |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **19,282** | **27,148** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$375,237,084** | **$445,829,634** |

PROJECTED BUILDINGS.

| | 1907. Dec. 14 to 20, inc. | 1906. Dec. 15 to 21, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 5 | 14 |
| The Bronx | 18 | 23 |
| Grand total | 23 | 37 |
| Total Amt. New Buildings: | | |
| Manhattan | $138,700 | $319,800 |
| The Bronx | 461,950 | 110,300 |
| Grand Total | $600,650 | $430,100 |
| Total Amt. Alterations: | | |
| Manhattan | $263,500 | $194,250 |
| The Bronx | 5,800 | 12,375 |
| Grand total | $269,300 | $206,625 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 936 | 1,614 |
| The Bronx, Jan 1 to date | 1,841 | 2,114 |
| **Mnhtn-Bronx, Jan. 1 to date** | **2,777** | **3,728** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $72,167,050 | $108,497,415 |
| The Bronx, Jan. 1 to date | 20,532,524 | 27,311,430 |
| **Mnhtn-Bronx, Jan. 1 to date** | **$92,699,574** | **$135,808,845** |
| Total Amt. Alterations: | | |
| **Mnhtn-Bronx Jan. 1 to date** | **$15,775,979** | **$19,701,550** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Dec. 12 to 18, inc. | 1906. Dec. 13 to 19, inc. |
|---|---|---|
| Total number | 428 | 574 |
| No. with consideration | 22 | 21 |
| Amount involved | $104,775 | $148,488 |
| Number nominal | 406 | 553 |
| **Total number of Conveyances, Jan. 1 to date** | **31,937** | **45,831** |
| **Total amount of Conveyances, Jan. 1 to date** | **$18,791,438** | **$26,290,384** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 448 | 804 |
| Amount involved | $1,316,396 | $3,367,300 |
| No. at 6% | 319 | 280 |
| Amount involved | $862,357 | $768,036 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 86 | 208 |
| Amount involved | $326,050 | $897,400 |
| No. at 5¼% | 2 | ..... |
| Amount involved | $3,500 | ..... |
| No. at 5% | 28 | 290 |
| Amount involved | $88,625 | $1,497,884 |
| No. at 4½% | 1 | 3 |
| Amount involved | $8,750 | $137,500 |
| No. at 4% | ..... | 1 |
| Amount involved | ..... | $7,500 |
| No. at 3% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 1% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 12 | 22 |
| Amount involved | $27,114 | $58,980 |
| **Total number of Mortgages, Jan. 1 to date** | **32,439** | **38,770** |
| **Total amount of Mortgages, Jan. 1 to date** | **$137,796,125** | **$159,813,471** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 68 | 90 |
| Estimated cost | $506,800 | $607,542 |
| Total Amount of Alterations | $54,445 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **8,247** | **8,320** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$62,362,060** | **$62,200,616** |
| **Total amount of Alterations, Jan. 1 to date** | **$6,372,858** | **$5,376,064** |

## The Week.

SEVERAL transactions of large size were put through during the week just past. It has been the first time in a couple of months that the realty market has started to "look up." This encouragement is not only due to the fact that sales of importance were consummated, but also that in several instances they were for all cash over the mortgage. The sale by F. R. Wood & Co. of the "El Dorado" apartment houses, which occupy the block front on Central Park West between 90th and 91st sts, is of especial significance at this time. It shows that people of means are perfectly willing to invest in gilt-edge property, preferring this class of investment rather than the nerve-racking Wall Street "securities." This is the third sale of importance that has been consummated recently by this firm. Since the panic (?) started they have sold the "Sterling" and "Carlyle," two 6-sty elevator apartment houses, which occupy the block front on Columbus av, between 85th and 86th sts, to Helen A. Thompson. This deal involved something like $750,000. They also sold Nos. 2220 to 2226 Broadway a 2-sty building, 102x100 ft. for Robert E. Dowling to Archibald D. Russell, who gave in part payment 171 and 173 Macdougal st. Two 6-sty flats in West 146th st, on Washington Heights, 80x99.11, were bought by a Mr. DuBois of Brooklyn, also 220 East 97th st, was traded for a Bronx lot valued at $1,800 and $18,200 cash.

The sale of 33 Spruce st, by the estate of Edward W. Currier, the United States Trust Co., trustee, is of some interest to holders of property in the heart of the wholesale leather district. Another sale of importance was the one reported by L. J. Phillips & Co. of the Rice mansion, southeast corner of Riverside Drive and 89th st. This property is one of the show places of the Drive and full particulars of the sale will be found in another column. The feature of this sale is that all cash was received over the mortgage of $175,000, which is held by the Greenwich Savings Bank. The purchaser declares that he will satisfy this mortgage as soon as it becomes due. The asking price of this property was $600,000. A sale of this kind at times like the present gives some hope for the future. It is cheering, in times of stress, to see that there are people who have faith in high-priced Manhattan realty. Mr. William Randolph Hearst is reported as the purchaser of a vacant lot, 25x100, at 336 West 85th st. It is understood to be Mr. Hearst's intention to erect a garage. Here is a case of a piece of property which was bought in by the plaintiff about a month since for $16,945. They were able to turn it over almost immediately in the worst possible market, while the former owners were unable to find a purchaser. Another important sale of the week was in the form of a trade. The "Elmore Court," a 6-sty elevator apartment house, in West 124th st, 108x100.11, was traded for 10 lots on the south side of 139th st, about 120 feet

east of Cypress av. Mr. Philip W. Hessberg, of Richmond, Va., bought four houses, Nos. 28, 30, 32 and 34 West End av, 100x100. These are four 5-sty flats and occupy a half a block frontage. The Bronx came in for its part in the sales programme of the week. The "St. Anthony," a 5-sty apartment house, 50x100, at 559 and 561 East 183d st, went to Michael J. Daly. This was a cash sale and the asking price was $85,000.

Leasing has become an important branch of the real estate business to brokers. There are quite a number of firms who are devoting their time exclusively to this end of the market. A few years ago the rent paid by many business concerns was only a fraction of what they now have to expend. The commissions earned by brokers in renting property runs up in some instances to large figures, and it would mean a sale of considerable size to earn a commission of equal amount. Manifestly, it is in the commercial section that the larger rents are received. Take for example the lease reported in last week's Record and Guide by Pease and Elliman for The Hudson and Manhattan Railroad Co. The large price of $30 a square foot was paid, for five booths, in the two structures. Some 600 ft. was taken by a cigar dealer. There was a clause in the lease giving him the exclusive right to sell cigars in the terminal building which probably had its bearing on the price paid.

The mortgage market showed a considerable improvement over the last week. Not only was the gross number of mortgages recorded larger, the amounts bigger but in some instances the interest rate lower. Sarah V. Baker gave a mortgage to Robert R. Perkins et al, for $287,500 for 3 years at 5½% on the two blocks, vacant, running from 178th to 180th sts., Broadway to Fort Washington av. The Hobart Estate Co. borrowed from the Union Trust Co. $125,000 at 5½% until Dec. 18, 1908, and at 6% thereafter to Dec. 1, 1911, on the northeast corner Broadway and 52d st. The Liverpool, London and Globe Insurance Co. figured as lender in two instances during the week. Allene T. Nichols borrowed $100,000 on Nos. 55 and 57 East 64th st for three years at 6% and the Masters Builders Realty and Construction Co. $75,000 for three years at 6% on Nos. 131 and 135 Prince st. A rather unusual mortgage was recorded by the City Mortgage Co. They loaned the Fleischmann Realty and Construction Co. $110,000 at 6% on the southeast corner of Old Broadway and 130th st, 101x irreg. This mortgage was drawn Dec. 12 and is due on demand.

The total number of mortgages recorded for Manhattan this week is 165 against 120 last week, and in the Bronx 80 as against 51 last week. The total amount involved is $3,151,231 as against $2,321,599 last week.

The total number of sales reported is 33, of which 7 were below 59th st, 18 above and 8 in the Bronx.

## THE AUCTION MARKET

THERE were no voluntary offerings during the week just past in the auction market. The fact is now realized that the present time is not propitious for sales of the character. The concensus of opinion is that good interest will be made by holding realty until Spring before disposing of it. Wherever owners are in a position to retain their holdings they are doing so.

It was a sad spectacle, the auction mart of the week just past. Offerings better than the usual run were put up, and the answer was either "to the plaintiff" or "adjourned," except in very few cases.

At the stand of Joseph P. Day on Monday, 616 and 622 West 137th st, two 6-sty flats, 85x99.11 each, subject to five mortgages, aggregating with accrued interest $135,000 on each house, brought $143,000, going to the plaintiff. At the stand of Lounsberry & O'Connor, the southeast corner of 179th st. and 3d av, 100.4x109x102x115.4, vacant, was purchased by Geats & Co. for $15,487. At the stand of Joseph P. Day on Tuesday, 796 and 798 Madison av, were adjourned sine die. Some interest was taken in this property due to the fact that Mrs. Russell Sage recently purchased 33 East 64th st, which completed a plot owned by her of 100x100. The five 5-sty flats 2212 to 2218 Amsterdam av and 500 to 512 West 170th st, subject to five mortgages went to the plaintiff for $250,000.

At the stand of Bryan L. Kennelly, 152 and 152½ East 118th st, 25x100.11, a 3-sty frame tenement and a 2-sty frame tenement in the rear, went to Samuel I. Siegel for $9,637. On Thursday at the stand of Joseph P. Day, 110 and 112 West 39th st, was put up at auction as the result of an action brought by Smith Ely against Vira G. Matthews to satisfy a judgment of about $108,000. The terms of the sale allowed $100,000 to remain on mortgage at 5½%. This was knocked down to George C. Whaley, as agent for the Goelet estate, for $135,000. The estate owns the 12-sty office building adjoining and now has a frontage of 125 feet directly east of the Casino theatre.

—One of the large Central Park West apartment houses recently carried a sign "modern apartments from five to twenty-four rooms, three to eight baths, to let." Many passers stopped out of idle curiosity to read the announcement and incidentally cogitate as to the manner of man and fortune that could afford a 24-room apartment with eight baths in Central Park West.

## The Policy of Savings Banks Approved.

SHARP criticisms are at present being directed at the savings banks for availing themselves of a clause in their by-laws which provides that depositors shall give 60 days' notice of their intention to withdraw their funds. That the position thus assumed by the banks is both sane and reasonable should be apparent to every fair-minded person when he considers that these institutions are more than mere depositories—that they pay their depositors a fair rate of interest and to be able to do so must necessarily invest their surplus funds in some form of securities. Even should these securities be United States bonds or State bonds a speedy conversion of them into cash cannot in every emergency be accomplished without incurring a heavy loss. As is generally known savings banks are large investors in first mortgage loans on real estate, and such loans cannot be recalled until their maturity.

Obviously, then, the banks are compelled to safeguard themselves by some such clause as the one to which exception is being taken. When by prudent forethought these institutions protect themselves they are at the same time protecting their depositors, whose interests are identical with their own. Wisdom has ever characterized the management of our savings banks, and on occasions like the late panic, when frenzied and misguided people questioned their solvency, they were committing a crime against one of the stablest of banking institutions.

As a matter of fact the monetary situation was not so bad as it appeared on the surface, and the financial sky would be perfectly clear to-day were confidence fully restored. Confidence is the one thing lacking. How to bring it about is perhaps a difficult matter, as so many factors enter into it. But it would seem that if financial institutions generally would resume their former methods of doing business—that is, act concertedly, as if there had been no panic, the future would be secure.

The only uncertain note in the real estate market to-day is the fear that matured mortgages may be called in and that they cannot be replaced through the ordinary channels that the loans have hitherto been obtained. But in such an event estate funds and individual funds would reap the benefit hitherto so largely enjoyed by banking concerns.

ALEXANDER WILSON.

## More Customers for Mortgages.

Mr. Clarence H. Kelsey, president of the Title Guarantee & Trust Company, being interviewed in regard to the mortgage situation, said:

"The mortgage situation is somewhat improved. The number of mortgages recorded in New York County last week was nearly seventy per cent. higher than that of the week preceding. In Kings and Queens, the proportion is even larger. There have been more customers this week for mortgages than last week. The signs are certainly hopeful. We see evidences of money held for investment, but investors seem very cautious as to where they will put their money.

"There is a feeling abroad that so far as the mortgage situation is concerned, the worst is past. Whether the feeling is justified or not, the next few weeks will probably tell. Certainly, mortgages have treated their holders far better than any other class of investment, without a single exception.

"Even New York City bonds show a depreciation of 20 points or more, in six years, and so far as availability is concerned, a savings bank treasurer told us last week that they had been able to get in more money to pay depositors with from past due mortgages than from their bond account. Most of the securities in that account could not be sold at all excepting at such losses to the bank that it could not afford to make them. Investors have begun to appreciate to a slight degree that the present opportunity is an unusual one. It has been at least 20 years since we have been able to get as good interest rates for mortgages where the security is beyond all question."

### Quotations: Real Estate and Building Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. % | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| Alliance Realty Co | 8 | Q-J | 90 | 110 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 255 | 300 |
| Century Realty Co | 10 | A & O | 175 | 190 |
| City Investing Co | 6 | M & N | 55 | 65 |
| Hudson Realty | 8 | Q-J | 100 | 115 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 175 | 185 |
| Lawyers Mortgage Co | 10 | Q-J | 160 | 175 |
| Mortgage Bond Co | 4 | Q-J | 80 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | 120 | 140 |
| Realty Associates | 8 | A & O | 101 | 107 |
| Title Guarantee & Trust Co | 16 | Q-J | 340 | 360 |
| Title Ins. Co. of N. Y. | 7 | A & O | 110 | 140 |
| Thompson-Starrett Co., common | 8 | J & J | .. | .. |
| Thompson-Starrett Co., preferred | 8 | M & N | .. | .. |
| U. S. Mortgage & Trust Co | 24 | J & J | 350 | 450 |
| U. S. Title Guaranty & Indemnity Co. | 6 | Q-J | .. | 85 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 150 |

## Statistics of the Year's Conveyances.

The following table has been compiled to exhibit the number of private sales reported by the Record and Guide during the period beginning January 1 last to December 14. It shows not only the weekly, monthly and yearly totals, but also subdivides Manhattan into two sections, north of 59th st and south of 59th st.

Besides these figures weekly and monthly comparisons are made for the total number of conveyances placed upon the records for both Manhattan and the Bronx. It will be seen that these latter figures are considerably larger than those reported by private sale. The reason for this is that everything in the form of a conveyance is included. The property that is deeded by will, sold at auction, as well as conveyed by deeds of trust, release dower, correction, quit claim, bargain and sale, partition and executors' deeds, etc., is all counted in these totals:

COMPARISON SALES TABLE.

Showing weekly, monthly and yearly totals of private sales compared with the total number of recorded conveyances.

| Week Ending | Total. | Below 59th St. | Above 59th St. | Bronx. | Manhattan Conveyances. | Bronx Conveyances. |
|---|---|---|---|---|---|---|
| Dec. 14th..... | 31 | 8 | 15 | 8 | 129 | 101 |
| " 7th..... | 44 | 7 | 17 | 20 | 182 | 166 |
| Total..... | 75 | 15 | 32 | 28 | 311 | 267 |
| Nov. 30th..... | 23 | 6 | 9 | 8 | 156 | 90 |
| " 23d..... | 28 | 11 | 10 | 7 | 198 | 134 |
| " 16th..... | 36 | 10 | 15 | 11 | 170 | 117 |
| " 9th..... | 32 | 16 | 12 | 4 | 198 | 152 |
| " 2d..... | 56 | 16 | 17 | 23 | 162 | 128 |
| Total..... | 175 | 59 | 63 | 53 | 884 | 621 |
| Oct. 26th..... | 57 | 18 | 13 | 26 | 136 | 156 |
| " 19th..... | 61 | 19 | 22 | 20 | 192 | 173 |
| " 12th..... | 64 | 11 | 31 | 22 | 158 | 145 |
| " 5th..... | 48 | 11 | 25 | 12 | 185 | 149 |
| Total..... | 230 | 59 | 91 | 80 | 671 | 623 |
| Sept. 28th..... | 50 | 12 | 15 | 23 | 138 | 98 |
| " 21st..... | 49 | 7 | 26 | 16 | 141 | 121 |
| " 14th..... | 61 | 13 | 21 | 27 | 123 | 149 |
| " 7th..... | 36 | 9 | 15 | 12 | 172 | 136 |
| Total..... | 196 | 41 | 77 | 78 | 574 | 504 |
| Aug. 31st..... | 44 | 9 | 15 | 20 | 99 | 115 |
| " 24th..... | 47 | 11 | 17 | 19 | 134 | 130 |
| " 17th..... | 51 | 15 | 19 | 17 | 117 | 114 |
| " 10th..... | 55 | 15 | 17 | 23 | 252 | 156 |
| " 3d..... | 49 | 17 | 17 | 15 | 192 | 166 |
| Total..... | 246 | 67 | 85 | 94 | 794 | 681 |
| July 27th..... | 55 | 9 | 26 | 20 | 172 | 179 |
| " 20th..... | 61 | 16 | 18 | 27 | 240 | 226 |
| " 13th..... | 60 | 18 | 20 | 22 | 228 | 424 |
| " 6th..... | 70 | 22 | 23 | 25 | 330 | 196 |
| Total..... | 246 | 65 | 87 | 94 | 970 | 1,025 |
| June 29th..... | 91 | 21 | 45 | 25 | 221 | 221 |
| " 22d..... | 95 | 30 | 34 | 31 | 309 | 276 |
| " 15th..... | 109 | 33 | 49 | 27 | 235 | 258 |
| " 8th..... | 139 | 57 | 38 | 44 | 380 | 253 |
| " 1st..... | 106 | 28 | 37 | 41 | 216 | 179 |
| Total..... | 540 | 169 | 203 | 168 | 1,361 | 1,187 |
| May 25th..... | 115 | 43 | 37 | 35 | 254 | 195 |
| " 18th..... | 139 | 48 | 45 | 46 | 288 | 196 |
| " 11th..... | 138 | 54 | 47 | 37 | 403 | 275 |
| " 4th..... | 163 | 46 | 72 | 45 | 374 | 215 |
| Total..... | 555 | 191 | 201 | 163 | 1,319 | 881 |
| April 27th..... | 152 | 59 | 47 | 46 | 282 | 218 |
| " 20th..... | 158 | 55 | 61 | 42 | 336 | 192 |
| " 13th..... | 127 | 46 | 57 | 24 | 238 | 139 |
| " 6th..... | 139 | 54 | 58 | 27 | 429 | 176 |
| Total..... | 576 | 214 | 223 | 139 | 1,285 | 725 |
| Mar. 30th..... | 165 | 57 | 76 | 32 | 229 | 177 |
| " 23d..... | 154 | 49 | 58 | 47 | 297 | 171 |
| " 16th..... | 135 | 45 | 63 | 27 | 249 | 132 |
| " 9th..... | 182 | 62 | 78 | 42 | 407 | 182 |
| " 2d..... | 159 | 55 | 75 | 29 | 239 | 175 |
| Total..... | 795 | 268 | 350 | 177 | 1,421 | 837 |
| Feb. 23d..... | 128 | 44 | 44 | 40 | 280 | 153 |
| " 16th..... | 120 | 49 | 44 | 27 | 185 | 171 |
| " 9th..... | 123 | 52 | 51 | 20 | 353 | 162 |
| " 2d..... | 152 | 67 | 59 | 26 | 221 | 145 |
| Total..... | 523 | 212 | 198 | 113 | 1,039 | 631 |
| Jan. 26th..... | 149 | 61 | 66 | 22 | 215 | 150 |
| " 19th..... | 139 | 65 | 58 | 16 | 315 | 180 |
| " 12th..... | 143 | 51 | 67 | 25 | 334 | 199 |
| " 5th..... | 94 | 42 | 37 | 15 | 357 | 147 |
| Total..... | 525 | 219 | 228 | 78 | 1,221 | 676 |
| Grand Total. | 4,682 | 1,579 | 1,838 | 1,265 | 11,850 | 8,658 |

The comparative figures of recorded conveyances both in Manhattan and the Bronx from 1903 to date are given in a supplementary table.

TOTAL NUMBER OF CONVEYANCES FROM 1903 TO DEC. 14, 1907.

| | 1903. | 1904. | 1905. | 1906. | 1907. |
|---|---|---|---|---|---|
| Manhattan ..... | 14,005 | 16,366 | 21,744 | 20,113 | 11,850 |
| Bronx ..... | 4,644 | 8,017 | 12,873 | 11,927 | 8,658 |
| Total..... | 18,649 | 24,383 | 34,617 | 32,040 | 20,508 |

From these foregoing figures it will be seen that there was a gradual increase in the number of sales up to the end of 1905, and then the figures show that there was a falling off. The number of sales recorded in the Bronx this year in round numbers amounts to about two-thirds of that of 1905 and is about the same as 1904 and double that of 1903. In Manhattan, however, the figures for 1907 show about one-half of 1905 and less by some two thousand than in 1903. The amount in dollars would show up far differently, as the prices involved are far greater than five years ago, even for the same property.

## Situation in the Bronx.

With the early completion of the electrification of the New York Central a new train schedule will go into effect which will be of importance to the Bronx. Last Saturday official notices were posted in the stations of the suburban lines modifying the present time table. Other and completer changes will not take effect until January 1, or so soon thereafter as the new work will permit.

Trains will be run practically on a schedule that will mean street car frequency service, with much faster time and better accommodation for the passengers. The best part, and the news which pleases the residents of the Bronx the most, is that these much needed improvements will be theirs to be had at the price of five cents per ride. The New York Central's proposed rapid service for the Bronx cannot be put into effect until after the completion of the big loop at the Grand Central Depot. With that done, trains will make the circuit without delay for switching or changing ends at 42d st. Among the possibilities is that before long the N. Y., N. H. & H. R. R. will decide upon another terminal, withdrawing its trains from the Grand Central altogether, thereby allowing more room for the handling of the increased suburban train schedule.

The past week has seen no marked change of importance in Bronx realty circles. If business is not what it should be the feeling among the brokers is more optimistic than that noticed in some other sections of New York. They claim, everything considered, that they are well satisfied and that business could be much worse.

"Here in the Bronx," said Mr. C. F. Mehltretter, of 703 Tremont av, "we stop for nothing. Others may and do stop to speculate over future possibilities and even tremble in trepidation of fearful consequences that may follow overindulgence in various forms of gambling, but we of the Bronx are far away from Wall Street and the only call to which we listen, is the call for moderate priced apartments, from the ever-increasing army that knocks at our doors.

"More than a year ago I heedlessly gave to the Record and Guide my prophecy of the probable future growth of the Tremont av section of the Bronx, and in spite of bank and other financial troubles, to-day you can see on every side the improvements that I then predicted. And the work of building continues to-day and will continue so long as people seek moderate priced homes in a healthy locality with ample school accommodations. We find the demand for two-family house apartments renting for about $25 very good; above that price they move slower. It is a fact that no sooner we put up a new sign on a building we have to take it down. Stores are also renting well at $65, and we certainly know no reason for complaining."

## PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

ALLEN ST.—Levinson & Bloom sold for L. Weil & Son the 5-sty tenement, 186 Allen st, to a Mr. Lagerowitz.

SPRUCE ST.—The United States Trust Co. as trustee for the estate of Edward W. Currier, sold the 5-sty business building, 33 Spruce st, 24.1x74.11x25.3x69.10, to a Mr. Hahn. This building is situated between North William and Gold sts, and is in the heart of the wholesale leather district. This building is built to the full depth of the lot. Ruland and Whiting Co. were the brokers.

31ST ST.—Ames & Co. sold for Michael Richard to A. Holland the 3-sty and basement brick dwelling, 20x98.9, No. 208 East 31st st, adjoining the Third Av. Theatre, for other consideration and $13,700.

46TH ST.—G. Tuoti sold for Simon Epstein to Jos. Marcus the 5-sty tenement, 606 West 46th st, 25x100.5.

### NORTH OF 59TH STREET.

76TH ST.—The McVickar-Gaillard Realty Company sold for Benjamin Natkins, 167 West 76th st, a 4-sty dwelling, 20x102.2, to Thomas W. Russell.

**William Randolph Hearst Purchases Lot.**

85TH ST.—The William Rosenzweig Realty Company sold to William Randolph Hearst the vacant lot at 336 West 85th st, 25x102.2. Huberth & Gabel were the brokers. The purchaser will build a private garage on the site. The sellers took this lot back last month, as plaintiff in a foreclosure sale, for $16,945. Mr. Hearst recently leased two apartments in the new Clarendon apartment house at the south cor of Riverside Drive and 86th st. Some

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YOUNG MAN, experienced, seven years with last employer; one or more high-class apartment houses or office buildings to manage; renting, collecting and repairs. "G. C.," c/o Record and Guide.

YOUNG MAN, eight years' experience, desires management of business buildings and apartment houses. Has complete knowledge of renting, collecting and repairing. "P. H.," c/o Record and Guide.

A GENTLEMAN, for the past twenty years general superintendent of construction for one of the largest building firms in this city, and who is thoroughly conversant with every detail of the building business, desires to connect himself with an architectural or building firm of high standing. Only those engaged in large operations need answer. Address "S. W. A.," c/o Record and Guide.

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months ago he bought a plot at the south cor of Riverside Drive and 105th st as a site for a residence. He is also the owner of the building formerly occupied as a hotel facing Columbus Circle, 59th st and Broadway.

94TH ST.—The trustees of the Nursery and Child's Hospital have been granted leave by Justice Greenbaum, of the Supreme Court, to sell 168 West 94th st, to Florence Cahn for $16,500. It is a 3-sty and basement dwelling, 17x94.7. irregular.

### Recent Purchases in 97th Street.

97TH ST.—L. N. Nicholas sold, for Marcus Nathan, 220 East 97th st, a 4-sty flat, with stores, 25x100. This is one of a row of 8 houses, built 60 feet deep, and is situated between 2d and 3d avs. On the rear of these houses, facing 96th st, is a row of 12 houses, 5 stories in height and built 89 feet deep. Besides a cash consideration of $18,200, a lot on the south side of 231st st, Wakefield, 25x100, valued at $1,800, was given. Mr. Marcus Nathan is the new owner of the 231st st lot, and Carmine Pandolfo et al acquire the 97th st building.

97TH ST.—The McVickar-Gaillard Realty Company sold for Julia G. Bernheimer to Dr. F. Ward Langstroth 156 West 97th st, a 4-sty dwelling, 20x100.11. Dr. Langstroth will take possession on April 1, 1908.

### Park Avenue Corner Traded for 105th Street Flat.

105TH ST.—L. J. Greenberger traded for a Dr. Fisher the 5-sty double flat, 62 East 105th st, 25x100.11, to Max Rosenthal, of 87 Av A, who gave in exchange the northeast cor of Park av and 103d st, a 3-sty dwelling, 16x100.11.

118TH ST.—Mortimer M. Singer sold 159 East 118th st, a 3-sty. dwelling, 25x100. The purchaser is the Chevra B'nai Israel Salant Anche Zameit. The house will be converted into a synagogue. The present structure is built to a depth of 36 ft. It is situated about 80 ft. west of Lincoln pl, a 21-ft. wide street, running north between Lexington and 3d avs, from 118th st to within 50 ft. of 119th st. There are 14 private dwellings in this place, each about 15 ft. wide.

### Trade in West 124th Street for Some Bronx Lots.

124TH ST.—The Sound Realty Company (Max Marx, president) sold "Elmore Court," a 6-sty elevator apartment house, 541 West 124th st, 108x100.11. This block is built up with high-class apartments. On the northeast cor Broadway is the "Clare Arms," a 6-sty apartment, 75x100, adjoining which is the "St. Regis," another 6-sty, 100x100. Then comes "Elmore Court," which is built to the depth of 90 feet. On the east are two 7-sty apartments, occupying 4 lots. Across the street are the "Semridge" and "Rhineland," two 6-sty apartments, 50x87x100. The buyer gives in part payment 10 lots on the south side of 139th st, 120 feet east of Cypress av. These lots were formerly part of the Crane Estate, and last May were transferred by Simon Uhlfelder et al to Jno. McCarthy, who on the same day retransferred them to Randolph Guggenheimer. At that time they were subject to a mortgage of $24,000.

141ST ST.—The Delta Realty Co. sold 227 West st, a 6-sty. elevator apartment house, 62.6x99.11. This is one of the houses recently acquired in a trade with the West Side Construction Co.

AMSTERDAM AV.—Bert G. Faulhaber & Co. sold for August Hassemer to an investor, No. 770 Amsterdam av, a 5-sty flat with stores, 25x92. This house has 2 flats of 5 rooms and bath each on a floor. The asking price was $38,000.

### Block Front on Central Park West Sold for Cash.

CENTRAL PARK WEST.—F. R. Wood & Co. sold the El Dorado apartments, two 8-sty fireproof elevator structures, occupying a block front on Central Park West, between 90th and 91st sts. The houses are on a plot 204 on the avenue x 100 feet deep, and are known as 300 and 302 Central Park West. The El Dorado Realty Company was the owner, and the transfer is in the form of a stock purchase. An estate, the name of which is withheld, purchased for cash the stock of the El Dorado Realty Co. These houses were built by John V. Signell about 6 years ago, and in 1905 were sold by F. R. Wood & Co. for Mr. Signell to the present sellers. The houses are among the largest buildings of this type on this avenue, and are laid out in apartments ranging from 6 to 14 rooms each, and rent from $1,000 to $4,500 annually. There is an entrance to Central Park at 90th st. The northwest cor of 91st st is vacant, and adjoining this plot on the north is Ardsley Hall, situated on the southwest cor of 92d st. On the southwest cor of 90th st is the "Juliette," another apartment house, 50x100. The entire north side of 90th st is given over to private residences, and so is the south side of 91st st, with the exception of three 25-foot apartments, which adjoin the El Dorado on the west. This property is assessed for $920,000, and is mortgaged for $915,000. The purchase price is said to have been considerably over $1,000,000. The total rental is about $120,000 a year.

### Riverside Drive Mansion Sold for Cash.

RIVERSIDE DRIVE.—L. J. Phillips & Co. sold the Isaac L. Rice mansion, at the southeast cor of Riverside Drive and 89th st, and known as the Villa Julia. Soloman Schinasi, of the firm of Schinasi Bros., cigarette manufacturers, is the purchaser. This house has been identified for some time past as the base of operations of the Society for the Suppression of Unnecessary Noise against steamboat whistles and various forms of street noises. The property has been held at an asking price of $600,000. The title will pass to Mr. Schinasi on January 2, 1908. This property is laid out to represent an Italian villa, and is one of the show places of the Drive. The building is built of marble and brick on a plot with a frontage of 111.5 feet on the Drive and 101 feet on 89th st. It is situated almost opposite the Soldiers and Sailors Monument and the residence of Bishop Potter, formerly known as the Alfred Corning Clark mansion. Mr. Rice purchased this plot in 1899 and built his residence in the year following. A short time since Morris Schinasi, the other member of the tobacco firm, bought a larger corner plot at 107th st and Riverside Drive. Plans have been prepared for the erection of a large dwelling on this lot. The two Schinasi residences will soon be among the "show places" of the Drive. The city instituted legal proceedings against the property some time since because of the encroachment of one of the walls on the 89th st side. This matter has not as yet been settled. All cash was paid for the property over a $175,000 mortgage, held by the Greenwich Savings Bank. This mortgage will be paid off, it is understood, as soon as it falls due.

WEST END AV.—David Lion sold to Philip W. Hessberg, of Richmond, Va., Nos. 28, 30, 32 and 34 West End av, at the southeast cor of 61st st, four 5-sty flats, 100x100, comprising one-half the block front.

## WASHINGTON HEIGHTS.

146TH ST.—Albert Hughes sold 506 to 510 West 146th st, two 6-sty flats, 80x99.11, to a Mr. DuBois, of Brooklyn. These houses are a part of a row of 5 which are built 87 feet each. They are situated on the south side of 146th st, 100 feet west of Amsterdam av. On this block is a large public school, the largest one on the Heights, which runs through to 145th st. Across the way is the building of the United Electric Light & Power Co.'s plant. There is considerable vacant property on the north side of the block towards Broadway. This is really the central portion of the Heights, being accessable to the down-town district by the subway express station at 145th st and the cross-town line running through this same street.

## BRONX.

### Edenwald Land Co. Sales.

EDENWALD.—Land Companies of Edenwald sold to John Carl Anderson a lot on Amundson av, 475 feet south of Jefferson av; to Henry Reckhard; two lots on Monoghan av, 300 feet south of Jefferson av; to Marie Eisler a lot on Jones av, 200 feet north of Jefferson av; to L. A. Stjernberg two lots on Amundson av, 422 feet north of Randall av; and to A. Benerofe a lot on Jones av, 175 feet north of Jefferson av.

142D ST.—C. H. Werner sold, through Kurz & Uren, No. 489 East 142d st, a 4-sty double flat, 25x100. There are 10 rooms on a floor. The title closes January 6, 1908. The asking price was $15,000.

### Harry White Sells the "St. Anthony."

183D ST.—Harry White sold for Thomas Smith the "St. Anthony," a 5-sty apartment house, at 559 and 561 East 183d st, 50x100, to Michael J. Daly. The house was fully rented before completion, all the tenants being on leases. There are 4 apartments on a floor, divided into suites of two 4 rooms and bath and two 5 rooms and bath. This was a cash sale, and the asking price was $85,000.

220TH ST.—John H. Behrmann sold for Charles W. and Eugene Stark to Christian and Elizabeth Adler, the house, with land, 50x114, on the north side of 220th st, about 350 feet west of White Plains av.

222D ST.—John H. Behrmann sold for Frank L. Bacon his house and 3 lots on the south side of 222d st, about 230 feet west of White Plains av.

228TH ST.—John H. Behrmann sold for R. Elkan and John Novak the two-family house on the south side of 228th st, about 200 feet west of Lowerre pl, to Henry Hellmers, who gave in exchange the plot, 50x114, on the north side of 234th st, about 225 feet east of Carpenter av.

TRINITY AV.—Louis Klinger and Osias Karp sold 992 and 994 Trinity av, a 5-sty. new law house, 37.6x100, through F. Gross.

THIRD AV.—J. Clarence Davies sold for the estate of Caspar Hake the northwest cor of 3d av and 158th st, a 3-sty business building, 26x100. The buyer, M. Bayard Brown, of 32 Nassau st, now controls the entire block front on 3d av from 158th to 159th st. This plot is diagonally opposite the Bronx High School building. Mr. Brown is also the owner of several houses in Perry st, as well as property in Bleecker, Greenwich and Hudson sts.

## LEASES.

Lee & Rusk have leased 123 West 87th st, a 3-sty dwelling, to a client for occupancy.

The Henry Bruner estate leased, to Frank & Lambert, the 6-sty loft building, 50x95, at 115 and 117 Wooster st, for 10 years.

Julius H. Hass has leased from C. C. Hottenroth the 6-sty apartment house, with stores, 700 East 161st st, for a term of 3 years.

McVickar-Gaillard Realty Company leased the 2d loft at No. 810 Broadway to the Direct Line Telephone Company, of San Francisco.

George Schaefer, in conjunction with Charles J. Deane, leased 2 floors in the building at 121 West 125th st to the Harlem Athletic Club.

G. Tuoti & Co. leased, for William Oppenheim, the northeast cor of 17th st and Av B for a term of years, at an aggregate rental of $19,500.

A. & M. Jacobs leased, for the Engs Company, the store and basement at 825 Broadway for a term of years, at a gross rental of about $75,000.

D. Lang has leased, for Joseph Shatman, the 6-sty apartment house, 151 and 153 West 123d st, to a client for 10 years, at an aggregate rental of $65,000.

Louis Becker & Co. leased, for Michael A. Hoffman, the entire brick stable building, Nos. 168 and 170 Dyckman st, for a term of years to Messrs. Brower & Deas.

L. N. Clark leased, for Thomas O. Riley to the Rev. E. C. Shaver, a dwelling on a plot on the east side of Kingsbridge terrace, 50 feet south of Perot st, Kingsbridge, overlooking Jerome Park reservoir.

Whitehouse & Porter rented, for Miss Adele Kneeland, the 5-sty American basement dwelling, 48 West 46th st, to Mrs. Marie Hunt Story; also for Miss Alice G. Messenger, 41 East 75th st to Mrs. William McCready.

The Ruland & Whiting Co. leased, for a term of years, for S. Lansdorf & Co., the 2 upper stories, comprising 20,000 square feet, in the new building, 72 to 76 Spring st, cor of Crosby st. Sol. Stern represented the lessors.

Andrew Coppola & Son leased the entire 7-sty flat house, 35 Monroe st, for J. Weinstein for a term of 5 years, at an aggregate rental of $20,000. This building occupies a plot 25x100, and has four families in 14 rooms on a floor.

The H. H. Fuller Company leased, for the Bankers' Construction Corporation, 5,000 square feet of space on the 5th floor of the building at 29 to 35 West 32d st, running through to 30 and 34 West 33d st, to E. G. Koegler & Co., for a term of years.

E. H. Wendell & Co. leased, for a client, to Eugene Hale, Jr., son of United States Senator Hale, 52 West 55th st, a 4-sty dwelling, for 5 years; also, to Miss Emeline Judson, for 5 years, 9 East 49th st, a 4-sty dwelling, 22.8x100.5, adjoining the Buckingham Hotel.

M. & L. Hess leased, for Dr. Reginald H. Sayre, for a term of 21 years, from May 1 next, the 4-sty and basement altered building at 136 5th av, at an aggregate rental of $250,000. The property measures 25x160, with an alley giving access to 19th st. The lessee is George T. Putney, restaurateur, now at Broadway and Broome st.

The Duross Company leased, for the David Stevenson Brewing Company, the 7-sty building, 175x80, at the southwest cor of 10th av and 40th st, adjoining the brewery. The lease is for a long term, at an aggregate rental of $200,000. The lessees, Spear & Company, will alter the structure for use as a furniture warehouse.

Renwick C. Hurry & Co. report the following leases: The 7th loft in the building, 13 and 15 West 28th st, for E. Deutsch to E. T. Church & Co., for 5 years, at an aggregate rental of $20,000; also, the 1st loft in the building, 2 East 29th st, for William H. Chesebrough to Margaret Asper, for 3 years, at an aggregate rental of $7,000.

The McVickar-Gaillard Realty Company reports that it has rented 2,500 square feet on the 19th floor of the Cortlandt Building, McAdoo Terminal, taking in nearly the entire southwest cor, to the Southern Railroad Company for a term of years; also a booth in the Fulton Building, Hudson Tunnel Terminal, to Charles Le Bihan for 12 years, from May 1, at an aggregate rental of about $25,000; also, to Gustav Knauth, now at 71 and 73 Nassau st, a booth in the centre of the concourse floor in the Hudson Terminal Buildings for a period of 12 years from May 1, at an aggregate rental of $30,000. Mr. Knauth will open a branch in the Terminal Buildings.

## SUBURBAN.

ST. GEORGE, S. I.—G. G. Haven sold, through the office of Cornelius G. Kolff, the remainder of his holdings on Staten Island, known as the Griswold property, to Mr. Carl Seitz. The property embraces about 31 acres, immediately adjoining Silver Lake Park, and is within walking distance of the St. George ferry landing. The purchase of this property, together with the ownership of the Col. Shaw place on Grymes Hill and the Nesmith property on the Serpentine road, Grymes Hill, makes Mr. Seitz a large owner of property on Staten Island. It is interesting to note that Mr. Seitz, within two days after signing the contract, was offered an advance of $10,000 on his purchase price of the Griswold property.

## REAL ESTATE NOTES

The next meeting of the Board of Estimate will be held on Jan. 10.

We know of a furnished real estate office on Lexington av for sale. See Wants and Offers.

A real estate man, experienced in managing property, wishes a position. See Wants and Offers.

There was a meeting of the West Side Taxpayers' Association held at 265-267 West 34th st Friday evening.

Whitehall Realty Co. sold on the west side of Baychester av, 100x87.6. This property is 100 ft. south of Nereid av.

It has been reported that Christoforo Zuccaro, of 444 East 13th st, sold his 6-sty tenement 509 and 511 East 13th st, 37½x103.3.

Partition proceedings have been begun affecting the property 282 and 284 Washington st, on the northeast corner of North Moore st.

Alexander Freund sold the 3-sty brownstone dwelling 108 East 85th st, 18.1x102.2. This property is situated 125 ft. east of Park av.

A canvass of the real estate offices shows that real estate for Christmas presents is not in great demand this year, much to the broker's regret.

An experienced and well-recommended man is wanted to manage the renting department of a centrally located office. See Wants and Offers.

The sale of 512 West 168th st by Herman H. Willenbrock, of 2179 Amsterdam av, a 3-sty brick dwelling, 16.8x95, was completed during the past week.

An up-to-date appraisal plant for sale at sacrifice, including Record and Guide bound from 1868 to date and annuals 1900 to 1906. See Wants and Offers.

A Broadway real estate broker found a mortgage bargain the other day. He bought a $5,000 first mortgage at 6% with a 10% bonus which matures next September.

The City Mortgage Co. has loaned the Fleischmann Realty and Construction Co. $110,000 on the property at the southeast corner of Old Broadway and 130th st, 125x101.

By the terms of the snow-removing contracts adopted by the Board of Estimate yesterday the city will save about $500,000 over the bids received on the first advertisement.

The sale of 2170 Amsterdam av, a 5-sty flat, with stores, next to the corner of 167th st, has been reported. This is a 4-family house, 37.6x100. Donald Robertson was the seller.

For Any System of Owners' Names

THE CHECKING INDEX

will keep your conveyances posted up to date, without labor and inaccuracy in your office, and—

*Will actually cost you less money than you are spending to-day. A postal will bring sample pages and full detail.*

THE REALTY RECORDS CO., 11 East 24th St.

At a meeting of the officers and directors of the Real Estate Board of Brokers it was decided to give the twelfth annual dinner of the Board at the Waldorf-Astoria, Thursday, Feb. 27, 1908.

Deficiency judgments for $12,657 have been entered against Louis Zimmerman in favor of Aaron Goodman, growing out of the recent foreclosure sale of 1094 and 1096 2d av and 315 East 38th st.

President Coler's resolution that Governor Hughes be requested to investigate all the city departments, and not stop with those of the Borough Presidents, was voted down in the meeting of the Board of Estimate yesterday.

Plans for twenty-five new buildings were filed in the Borough of the Bronx last week and the amount involved is $120,000. Fifteen of these plans call for small dwellings to be built between Tremont and the upper section of Bedford Park.

William Waldorf Astor took title this week from Martin Geisler to a plot at the northwest corner of Westchester av and Old Classon Point road, 372.8x123:10. The property carries a mortgage of $10,000. Mr. Astor has large holdings in the neighborhood.

S. L. Richmyer, of Richmyer & Irving, Broadway, believes that the realty market is now passing through just such a siege as we had five years ago. Now, as then, after the speculative interests were totally eliminated legitimate business picked up rapidly and good times followed.

According to a statement issued in the early part of this week, the Title Guarantee and Trust Co. sold last week nearly twice as many mortgages in Manhattan as during the previous week. In Kings and Queens counties the demand while not showing any increase is well maintained.

The sale of four 3-sty 2-family brick houses, 100x100 ft., situated west side Loring pl, about 260 ft. south of Fordham road, known as Nos. 2309-11-13-15 Loring pl, is reported. This sale is the remainder of 14 buildings and closes the estate of Wm. M. Ryan, one time among the largest auctioneers of this city.

"What are you going to do," said a prominent Broadway operator yesterday, "when you offer a reasonable advance price on a piece of property netting the owner only 4%, and she declines it in the face of her ability to place her money so that it will bring her in 6% on bond and mortgage? The buyer that I had in prospect wanted the building for business purposes."

A resolution introduced at the meeting of the Board of Estimate yesterday for the construction of a footbridge over 10th av, at 30th st, was referred to the Comptroller. It is alleged that this is the worst and most dangerous street crossing in Manhattan, and one speaker said, "The ward is filled with widows and crippled children on account of the menacing condition of this crossing."

There is considerable speculation as to the intentions of the Barney holding company with regard to the many pieces of choice Broadway property that are among the assets of the C. T. Barney estate. Some real estate men believe that most of them will be sold or leased when times are more favorable, as the carrying charges on so much unimproved realty may prove burdensome to the estate.

Hillenbrand & Nassoit, of Broadway, report business in their neighborhood not what they would like to have it. "In these bargain hunting times," said Mr. Nassoit, "when you succeed in finding a real bargain and offer it to the customer he admits that the property is cheap but in the next breath wants you to get a still lower price on it. What they want is a bargain bargain, and that is difficult to find to-day."

J. H. Keegan, who has been a well-known figure in the machinery trade for a number of years, and for the last six years was the New York manager of Hill, Clarke & Co., has been appointed special agent by the Cruikshank Company, which is in charge of the West Street Building, West and Cedar sts, New York. Mr. Keegan will direct his efforts toward securing tenants for this building, who are engaged in the machinery, metal and kindred trades.

Borough President Bird S. Coler is one of the largest owners of the newly organized corporation of Coler & Co., which, according to the papers of incorporation filed at Albany, will transact a real estate business. Its field of operation will be mostly in the Borough of Brooklyn. The capitalization of the company was placed at $50,000. President Coler would not give out more definite information at this time.

There are only a few what are considered highly desirable apartments vacant in Central Park West just now. There is one available for $5,000 for which real estate offices on Broadway received circulars recently. The description says that there are eleven rooms, three baths (needle and shower in one), four master bedrooms, kitchen, butler's pantry, laundry on the roof, one servants' room and storeroom in basement.

At a recent election held by the Association of Bronx Real Estate Brokers, Mr. J. Clarence Davies, Matthew Anderson and Edward Polak were elected governors for the ensuing year. Messrs. Davies and Anderson succeed themselves, and Edward Polak takes the place of Benj. F. McQuay, former secretary of the association, who resigns on account of ill-health. In conjunction with the other members of the board, composed of William I. Brown, Geo. W. Bard, Geo. W. Price, Walter Wheewell and Wm. Stonebridge, will meet and elect officers at the next regular meeting in January.

A committee made up of advertising managers of representative New York papers will judge the unique contest inaugurated by Wood, Harmon & Co. several months ago when they offered a new $5,000 dwelling to the person sending the best reason for purchasing property at South New York, Staten Island. Over 1,000 reasons have been received. Of these 18 contestants have had their guesses published and each received one of the weekly prizes of $10. The winner of the house will be chosen from these 18 contestants. The deed has been prepared and the award will be made on December 21. One guesser in Greater New York will receive a handsome Christmas present. The house is located in Addition 3 on Crafton av, between Richmond turnpike and Hurd av.

Hon. John F. Ahearn, who was re-elected on Thursday by the Board of Aldermen to the office of President of Manhattan, from which office he was recently removed by Governor Hughes, was not allowed to participate in the deliberations of the Board of Estimate yesterday. Mayor McClellan ruled at the opening that the election by the Board of Aldermen on the day previous was illegal, and that the office of Borough President of Manhattan was still vacant. Mr. Ahearn, President McGowan, of the Board of Aldermen, and Borough President Coler raised objections in various ways against the Mayor's ruling but the Mayor was firm and Mr. Ahearn retired, after requesting that his election certificate from the Board of Aldermen be placed upon the minutes. This also was refused by the Mayor.

### Municipality to Purchase Water Front.

The city is considering the purchase of a large water frontage at Halletts Cove, along the East River, Astoria. The parcel includes about 43,408 square feet situated west of the boulevard, on both sides of Jamaica av. The land is immediately in front of the Sohmer piano factory. About one-third of the property is upland, the remainder being under water, extending to the pierhead line. The purchase price said to have been agreed upon is $85,000. It is the intention of the municipality to improve the property with piers at an early date. The lack of pier accommodations in that section of Long Island City has frequently been complained about, and under existing conditions cargoes of all kinds must necessarily be transported from the lower end of that part of Queens to and beyond the ferry at 92d st. The proposed improvement will, it is thought, exert no little influence on the value of business property in that zone. The matter has been laid over temporarily owing to the condition of the city's finances.

# PROPERTY OWNERS' SECTION.

## A Real Estate Owner's Protest.

To the Editor of the Record and Guide:

I desire to protest against the acquisition of land bounded by Webster av, Parkside pl, 205th and 210th sts for park purposes in the manner approved recently by the Board of Estimate and Apportionment, viz: as a local improvement. Following are my reasons:

First. I am the owner of eight lots within the area of assessment abutting the proposed park.

Second. The petition for the proposed park was signed in January, 1907, by ten persons, none of whom claimed to own land abutting the proposed park.

Third. The petition was approved by the Local Board Jan. 10, 1907, at a time when all public park improvements were made at the cost of the city and not as local assessments.

Fourth. All properties within the proposed area of assessment have been assessed recently for all or some of the following improvements, viz: paving Webster av, regulating and grading Parkside pl, sewer in Parkside pl, regulating and grading Decatur, Hull and Perry avs, receiving basin Decatur av. And they are to be assessed for regulating and grading 209th st and widening Gun Hill road, from Webster to Elliott avs.

Fifth. During the present financial depression, when the wealthy City of New York is compelled to economize, the taxpayers should not be further embarrassed except for the most urgent necessities.

Sixth. The proposed park is not an urgent necessity at the present time.

I would very much appreciate any effort on your part to induce the Board of Estimate and Apportionment to reconsider their resolution in this matter. Yours truly,

———.

## Bronx Subway Prospects Apparently Indefinite.

To the Editor of the Record and Guide:

On or about Oct. 17 there appeared a report in the New York newspapers, of which the following is an excerpt: "It is possible that the subways in the Bronx and on the east side of Manhattan will be constructed as well as the 4th av subway in Brooklyn." Thereupon the Association of Bronx Real Estate Brokers, through its chairman of the Rapid Transit Committee, wrote to the Public Service Commission for the First District asking them if this report was true. On Oct. 24 the following reply was received:

Mr. Edward Polak,
149th St. and 3d Av., New York City.

Dear Sir—Replying to your communication of October 2, inquiring as to the truth of statements contained in a newspaper article regarding the Fourth Avenue Subway and subways in the Bronx, and on the East Side of Manhattan, I beg to inform you that the Public Service Commission for the First District has not taken any action on any of the subways mentioned by you except the Fourth Avenue Subway.

As to the Fourth Avenue Subway, the resolution of the Commission, to the effect that the steps necessary to making contracts for its construction shall be immediately taken, is conclusive and final.

Very truly yours,
(Signed) TRAVIS H. WHITNEY, Secy.

On Dec. 14 and 15 the New York newspapers, the Real Estate Record and Guide among them, contained interviews with Chairman Wilcox, of the Public Service Commission for the First District. On Dec. 14 a letter was sent by the Association of Bronx Real Estate Brokers to the Public Service Commission as follows:

Public Service Commission,
First District,
New York City.

Gentlemen—The Real Estate Record and Builders' Guide, of December 14, 1907 (page 975), published, under the caption, "A Definite Announcement," the following:

"Chairman Wilcox announced last Saturday that the Commission had decided definitely upon the construction of the so-called triborough subway, the north end of which will be in Pelham Bay Park and the south end on Coney Island.

"The general scheme is to build a new subway on the East Side of Manhattan, to connect with the Fourth Avenue line in Brooklyn, by way of the Manhattan Bridge, and so to have a through route from Pelham Bay Park to Coney Island."

Will you kindly inform me if the above statement has been officially announced by Chairman Wilcox, and if "the Commission has decided definitely upon the construction of the so-called tri-borough route"?

Very truly yours,
(Signed) EDWARD POLAK, Chairman,
Rapid Transit Committee,
Association of Bronx Real Estate Brokers.

On Dec. 16 the following reply to the above letter was received:

Mr. Edward Polak, Chairman,
Rapid Transit Committee,
Association Bronx Real Estate Brokers,
149th St. and Third Av., New York City.

Dear Sir—In acknowledging receipt of your letter of December 14, in regard to a statement attributed to Chairman Wilcox, I beg to advise you that the Commission has not decided upon the construction of a so-called tri-borough subway.

Very truly yours,
(Signed) TRAVIS H. WHITNEY, Secretary.

It appears from the above correspondence that the Public Service Commission does not contemplate constructing the great East Side subways, but has decided upon constructing the 4th av subway in Brooklyn alone. It is also plainly evident that somebody is working a press bureau overtime, for some ulterior purpose. It looks as if they are throwing sand in the eyes of the public so as to lull them into the belief that the East Side subways will be built so as to "pull off" the 4th av subways without opposition. But the public will not be fooled. They will keep "tabs" on the commission and the "traction ring." A vigorous campaign of opposition will be made by the Association of Bronx Real Estate Brokers and other civic bodies if the 4th av route is commenced, unless the great East Side and Bronx routes are started with it simultaneously.

Yours truly,
EDWARD POLAK,
Chairman Rapid Transit Committee, Association of Bronx Real Estate Brokers.

## The Assessment for Riverside Drive Improvement.

THE Commissioners of Assessment and Award afforded a public hearing on this matter on Tuesday, 17th inst., at the request of Washington Heights Taxpayers' Association, at which a number of representatives of that organization were present, with others representing the West End, Riverside, Dyckman and Harlem associations.

The Commissioners were addressed by Mr. John D. Beals, the president of the Washington Heights Taxpayers' Association, who presented the view which has been unanimously endorsed by the members that the cost of this great public parkway, only one-half of which is by law laid upon the city, should be spread over the widest area possible. The extent of this area is within the discretion of the Commissioners, who were earnestly requested to bear in mind the widespread benefit derived from the parkway by the citizens at large, and the injustice which would be shown to Washington Heights and the West Side if they alone should be burdened with the cost.

The immediate local benefit is deemed less than would appear, because the drive is not an avenue of business traffic, and the traffic upon it is transient. The city is considered the largest gainer by the improvement, since block fronts of vacant and low-priced land have been and are being improved with taxable property of great value. Such properties cannot, it appears, bear a due share, under the present law, of the improvement which is to be assessed upon an area now to be decided without special regard for actual improvement effected. This being so, it follows that the benefit is to be regarded as of wider character than that of an abutting or contiguous improvement, and the benefits derivable are regarded as affecting, even though indirectly, residents and areas comparatively remote from the actual work. This would logically lead to the conclusion that the work is one in which the whole city is interested, and some speakers advocated this view of the matter.

Messrs. Beals and Blauvelt, for the Washington Heights Taxpayers' Association, offered as a suggestion for meeting the present condition, that the area of assessment should as nearly as reasonable cover the whole borough, and the Commissioners were asked to consider, and promised to do so, an area from 14th st to the Ship Canal, from 4th av down to 23d st, and from Lexington av thence to the Harlem River, and all west of same to the tracks of the Hudson River R. R.

Much interest was evinced in this matter, as property owners are beginning to realize that without any power of objection on their part they are to be assessed under the terms of a legislative act to which they were not parties for half the heavy cost of this public parkway, a burden which will be felt the more severly if its area be restricted by a narrow view of the resultant benefits.

—All telephone franchises before the Board of Estimate were referred to a new special committee, consisting of Comptroller Metz, the Chief Engineer and the Corporation Counsel, with instructions to report back to the Board on Jan. 24.

## How to Reduce the Cost of Tenement Construction.



HEN explaining before the Real Estate Class of the West Side Y. M. C. A. the conditions and requirements of the Tenement House Law, Mr. Thomas P. Neville, of Neville & Bagge, architects, of 217 West 125th st, pointed out what he considered was the opinion of the majority of architects and builders as to the necessary modifications to the law—modifications which would lessen the cost of construction without nullifying the spirit and intent of the law. Architects and builders generally were in accord with the spirit of the law, Mr. Neville said, and even the average speculative builder had no desire to modify its main principles. They were just as anxious that buildings shall be well lighted and ventilated and in good sanitary condition as were reformers and philanthropists, through whose unselfish efforts had been brought about the present healthy conditions:

The principal objection that the majority of architects and builders have to the present law is not so much as to its requirements for ample light and ventilation as it is to the mandatory form in which the law has to be administered. In saying this, I do not mean to arraign the officials of the Tenement House Department, as I believe they are honestly and capably doing what they think to be their full duty, in administering the law; but the fact that the law itself states that no discretionary power whatsoever shall be used, necessarily gives rise to innumerable causes of friction between them and the building community.

The almost unlimited number of petty violations which necessitate a multitude of clerks to handle could be easily and speedily adjusted by some capable authority with the proper discretionary power, and thereby dispense with the endless amount of so-called "red tape" which practically clogs the workings of the Department, and entails an unnecessary expense upon the municipality.

If those who are most interested in the law, and who are anxious that the spirit of the same shall not be violated, are fearful lest this discretionary power be so used as to nullify the beneficent intentions of the law, and that political or other authority should so control it as to practically modify the entire purpose of the same, I would suggest that the matter of discretion be not left within the power of any one man, but that it be taken care of by a board of arbitration, somewhat similar to the board of examiners in the Building Department, consisting, say, of six or eight men of unquestionable integrity and acknowledged capability, who would be thoroughly representative of all the interests involved, it being composed, say, of a couple of representatives of the men who framed the law, an architect, a builder, a sanitary engineer, and perhaps a representative of the fire insurance companies or the fire department, but all to be men of experience and thorough practical knowledge.

Of the minor suggestions as to modifications of the law, Mr. Neville argues that inasmuch as all must admit that the new Tenement House Law of itself, irrespective of the recent advance in the prices of material, has so increased the cost of production that it has benefitted least those whom it was intended to benefit the most; namely, the very poor, and the lower medium class; and as this class of people is being compelled to move outside the limits of Manhattan Island, it is necessary for us to do all in our power to provide accommodations for them if possible, within the limits of Greater New York, so that the expense and loss of time in transportation may enable them to do business in the city proper. He therefore thinks it advisable to make such modifications as will reduce the cost of the production of the smaller houses and smaller apartments, and he is entirely in favor of removing the restrictions compelling a house built for only three families, one on each floor, to be constructed according to all the requirements of the twenty or thirty-family tenements.

I believe also that there is a crying demand for five and six-room apartments that can be rented to those who earn less than $20 a week, and who heretofore are able to pay from $18 to $22 for these apartments, but cannot afford to pay $30 to $40; and I would also recommend that a 5-story house with only two families on a floor, and ten families in the entire house, be constructed under the regulations now in force for a 4-story house with two families on a floor and only eight families in the house.

These suggestions are not made for the purpose of reducing the cost of the house, so that the builder may make more profit, but for the purpose of enabling the builder to rent his apartments at more reasonable terms, and thereby obtain for the community the ideal condition of having moderate priced apartments properly lighted and ventilated, thoroughly sanitary, and with the proper precautions taken against danger by fire.

The question of percentage of the lot occupied by the building could, to Mr. Neville's mind, be entirely removed from the law, and still not in any way deteriorate from its intention. If the present minimum size of courts, yards, etc., is sufficient to properly light and ventilate the rooms opening on them, he does not see any reason why these courts, yards, etc., should be increased in size to light and ventilate the rooms, simply to satisfy the question of percentage of lot covered. One can easily see how, in numbers of cases, much more rentable area could be obtained, without at all affecting the light and ventilation of the rooms.

Another suggestion is, that the hard and fast fixed rule of the size of inner courts be so modified as to allow us to substitute the equivalent in area of these courts, provided, of course, that it be the equivalent, and also providing for a minimum width of said courts:

For instance, the law demands an interior court to be 25 ft. in each direction, having a total area of 625 sq. ft.; hundreds of cases arise where a court, say, 20x31.3 would give as much if not better light and ventilation, would allow more ingenuity of planning, and would be better adapted to the requirements of special narrow and long lots.

As to outer courts, I would suggest that where two similar outer courts of adjoining buildings, erected at the same time, by the same or different owners, and that each court on its own lot is required to be, say, 6 ft. wide, that the double court so formed be somewhat reduced in width, say, to about 10 ft.; for if a 6 ft. court has proved to be sufficient light for rooms facing on same, and having a blank wall enclosing the court on the adjoining property, surely a 10 ft. court will better light and ventilate rooms facing on each side of said double court.

Furthermore, I would suggest that outer courts be arranged as to have their width in proportion to their length. At present a 6 ft. court may be 65 ft. in depth, whereas a court only 10 ft. in depth would still have to be 6 ft. wide, and I think some arrangement of a sliding scale of widths of 4 ft. up to 6 ft. in proportion to a sliding scale of depth from 10 ft. to 65 ft. would give all the light and ventilation necessary.

As to the question of fire escapes, architects are probably a little prejudiced as to their appearance on the front of buildings, but Mr. Neville thinks that in at least one instance, the present law should be modified, so that a fire escape might be placed in contiguous outer courts of adjoining buildings and in courts opening either to the street or to the yard, where escape could be made from one building to the building adjoining on the same floor level, the buildings being provided with an unpierced brick wall between them. Also, for the same reason, that where fire escapes are placed on the fronts of the buildings, and access can be obtained from one building to the building adjoining, by proper balconies, provided the buildings are separated by unpierced brick walls, that this means of escape would not only be as safe, but as a matter of fact, safer and more convenient, and more likely to be used and desired by the occupants than that called for by the present requirements, and that omitting the fire escapes from the front of the building in the first instance, and omitting the ladders connecting the balconies in the second instance, would greatly enhance the architectural beauty of our facades.

### Warning About Flues.

In a bulletin recently issued by a Western fire marshal a note of warning is sounded to property owners and householders respecting the necessity of giving closer attention to chimneys and stove pipes. In this connection he affirms that three-fourths of the fire losses due to defective flues would be saved if the occupant of each house, before the weather requires heaters to be rushed, would inspect chimneys and stovepipes. In part he says:

Fires from defective chimneys, usually being in the attic, get a good start in the driest of wood before the alarm is raised. Attics being difficult of access to one with a water bucket, the fire is likely to get beyond control. The settling of chimney foundations may open a crevice between the bricks or stones, so that sparks can escape. Sometimes a new chimney in settling forms a crack, because one side of it is held by floor timbers. A chimney built up from joists or a bracket is always a source of danger, because of the liability of cracks from springing of the timbers. Chimneys so built often have as their base a plank, whose only protection from sparks and heat is a layer of mortar on it. Many fires result from this practice. Salmon-tinted bricks disintegrate. Poor mortar crumbles out, leaving openings. Nails driven into brick chimneys are likely to come out, leaving holes. A joist-end should not rest in a chimney wall. Tile chimneys of all sorts are unsafe, because they are very likely to crack off at the level of the roof, where cold air strikes them. A hood should make no offset to hold soot.

The chimney-top should be inspected and the soot swept down and removed from below. A stovepipe must be clean. Jarring the soot out is not enough; a scraper should be used inside it to remove scales. Then it should be inspected, section by section, for rust-holes, which might permit sparks to fly outwards, instead of upwards. See that the pipe, when up, is sparktight throughout and is not pushed into the flue so as to choke it. An elbow in a stovepipe lessens the liability of particles kindling or fuel being drawn from the chimney-top and alighting still redhot on the shingles. If such sparks are given elbow-room, they are likely to bump in making the turn and fall back harmless. While a fire is burning, the air in a chimney travels up at the rate of 3 to 6 ft. a second. Unplugged and ragfilled stovepipe holes cause some fires. A stovepipe should not pass where it cannot be seen, as through a lath and plaster partition, or through an attic or unused room, because openings in it may occur from rust or the parting of a seam or joint. And, too, in such situation the pipe becomes covered with fluff, which is liable to ignite; neither should a pipe pass through roof, window or siding—even of a summer kitchen—for it is liable to become redhot. No flue should be smaller than 8 by 8 ins., which is the length of a brick. If any green wood is used, it should be 8 by 12 ins. A fireplace chimney must have at least one-tenth the area of the fireplace it serves.

This advice is well to heed for, notwithstanding the fact that the present New York building law requires the lining of flues with vitrified tile, there are still a large number of old-fashioned chimneys in existence hereabouts, and too much care cannot be exercised in their maintenance.

—Striking favorable conditions for the first time in the four years' struggle of building the four tubes of the Pennsylvania Railroad system under the East River, between 34th st, Manhattan, and Long Island City, Pearson & Son, Limited, the English contractors, are now going ahead at the best speed they have so far made. On both sides of the river the four tubes are reaching out well toward the middle of the river, and it is well understood that the whole four tubes will be "coupled up" within the next few months, barring unforeseen contingencies.

## Public Works.

OVERLOOK TERRACE.—Extension from West 193d st to Fort Washington av. A communication has been received by the Local Board from the Washington Heights Taxpayers' Association requesting that the matter be laid over until spring. The petition was denied.

SOUTH ST.—A public hearing will be held before the Commissioners of the Sinking Fund on Jan. 8, 1908, upon the application of the Commissioner of Docks to institute proceedings to acquire all the wharfage rights, etc., on the southerly side of South st, beginning at a point in the present bulkhead between Gouverneur slip and Jackson st where the westerly side of Pier (old) 53, East River, intersects said bulkhead, said point of intersection being perpendicularly opposite or southerly of a point in the northerly line of South st distant 31.01 ft. from the westerly line of Jackson st measured along the said northerly line of South st and running thence from said point of intersection westerly along the present bulkhead between Pier (old) 52, East River, and Pier (old) 53, East River, 573.08 ft. westerly to the easterly side of Pier (old) 52, East River.

MELVILLE AV.—Change of lines between Morris Park av and tracks of N. Y., N. H. & H. R. R., and reducing width five feet on each side by changing side lines so that Melville av will remain fifty feet instead of sixty feet as proposed. Petition for change will be submitted by Borough President Haffen to Local Board Dec. 26.

LACOMBE AV.—Acquiring title to lands necessary for Lacombe av, from bulkhead line of Bronx River to bulkhead line of Westchester Creek. Petition will be presented by Borough President Haffen to Local Board Dec. 26.

MORRIS PL.—Laying out from Park av eastwardly 150 ft., about 30 ft. in width over strip of land 150 ft. in depth, which is designated as Morris pl, and opens into Park av East, between East 169th and East 170th sts. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

DECATUR AV.—Sewer and appurtenances between East 193d st and Kingsbridge road. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

EAST 185TH ST.—Laying out between Prospect av and Crescent av, 60 ft. in width. Proceedings initiated.

VALENTINE AV.—Sewer and appurtenances between East 194th st and East 196th st. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

RANDALL AV.—Sewers and appurtenances between Tiffany st and Manida st, and in Manida st, between Randall av and Spofford av. Petition will be presented to Local Board by Borough President Haffen Dec. 26.

WEST 180TH ST.—Acquiring title from Davidson av to Aqueduct av East. Proceedings initiated.

AQUEDUCT AV EAST.—Acquiring title from East 180th st to East 184th st. Proceedings initiated.

EXTENSION OF UNIVERSITY PARK.—Engineer recommends that all or large portion of cost of acquiring title be assessed upon property benefited. Board of Estimate has referred the matter to President Haffen, of the Bronx.

EAST 182D ST.—Acquiring title between Tiebout av and Folin st and to land required for widening Tiebout av on its easterly side between Fordham st and East 183d st, Bronx. Board of Estimate will consider proposed change Jan. 17.

UNIONPORT ROAD.—Acquiring title between White Plains road and the N. Y., W. & B. Railway. Referred back to the President of the Bronx by the Board of Estimate.

CRUGER AV.—Acquiring title from Williamsbridge road to South Oak drive; Cruger av, from South Oak drive to Gun Hill road; Holland av, from Williamsbridge road to South Oak drive; and Maple st, from Gun Hill road to East 215th st, Bronx. Four resolutions of the Local Board of Chester district. Board of Estimate will consider Jan. 17.

RANDALL AV.—Laying out and fixing grades for Randall av, Lacombe av, Metcalf av, Bronx River av, Patterson av, Commonwealth av and Taylor av, Bronx. Laid over by Board of Estimate.

WEST 174TH ST.—Opening and extending from Aqueduct av to Underhill av; West 175th st, from Aqueduct av to Undercliff av; West 176th st, from Aqueduct av to Sedgwick av; Montgomery av, from West 174th st to West 176th st, and Popham av, from West 174th to West 176th sts, Bronx. Favorable action was taken by the Board of Estimate Dec. 20, and a district of assessment was suggested.

MAGENTA ST.—Opening and extending from White Plains road to Colden av, and Bartholdi st, from White Plains road to Bronxwood av, Bronx. Approved by Board of Estimate.

GRAND AV.—Opening and extending from Tremont av to Fordham road; Aqueduct av East, from West 180th st to West 184th st, and West 180th st, from Davidson av to Aqueduct av East, Bronx. Before Board of Estimate.

WEST 179TH ST.—Opening and extending from Osborne pl to Aqueduct av, Bronx. Before Board of Estimate.

BOSTON ROAD.—Change in grade between Bronx River and White Plains road and in the grade of intersecting streets. Resolution referred to President Haffen by the Board of Estimate.

WALTON AV.—Change in grade of Walton av and of Mott av north of East 138th st. A hearing will be given before the Board of Estimate on Jan. 17.

PUGSLEY AV.—Acquiring title from Westchester av to the East River, Bronx. Resolution of the local board referred by the Board of Estimate to the Borough President.

MANSION ST.—Acquiring title between Rosedale av and Clason's Point road. Referred to Borough President Haffen by the Board of Estimate.

ROSEWOOD ST.—Acquiring title between Bronx boulevard and Cruger av, Bronx. Board of Estimate will consider the change after a hearing on Jan. 17.

BECK ST.—Matter of proceedings for acquiring title between Intervale av and Tiffany st; to Fox st, between Leggett av and Longwood av, and to Simpson st, between Baretto st and Dongen st, Bronx. Board of Estimate has adopted a resolution rescinding the resolution of Nov. 22, and setting Jan. 17 for a hearing.

WEST 163D ST.—Paving with asphalt blocks from St. Nicholas av to Broadway. Proceedings initiated.

WEST 164TH ST.—Paving with asphalt blocks, curb and recurb from Amsterdam av to Broadway. Proceedings initiated.

## Condemnation Proceedings.

UNNAMED ST.—Opening of an unnamed street, about 1,500 ft. north of West 181st st. Application will be made to the Supreme Court for the appointment of Commissioners of Estimate and one Commissioner of Assessment. Area of assessment fixed by the Board of Estimate is as follows: Bounded on the west by a line distant 100 ft. westerly from and parallel with the westerly line of Northern av, the said distance being measured at right angles to the line of Northern av, on the north line by a line distant 100 ft. northerly from and parallel with the northerly line of the unnamed street to be opened, the said distance being measured at right angles to the line of the said street, and by the prolongation of the said line; on the east by a line always distant 100 ft. easterly from and parallel with the easterly line of Fort Washington av, the said distance being measured at right angles to the line of Fort Washington av, and on the south by a line 100 ft. distant southerly from and parallel with the southerly line of the new street to be opened, the said distance being measured at right angles to the line of the said street, and by the prolongation of the said line.

HANCOCK, ADAMS AND VAN BUREN STS.—Opening Hancock st, from West Farms road to Morris Park av; Adams st, from West Farms road to Bronx Park av; Van Buren st, from West Farms road to Morris Park av. Application will be made to Supreme Court for the appointment of Commissioners of Estimate and one Commissioner of Assessment. Area of assessment fixed by the Board of Estimate is as follows: Beginning at the intersection of the centre line of the West Farms road with the centre line of East 180th st and running thence northwesterly along the said centre line of East 180th st to the intersection with the centre line of Van Nest av; thence northeastwardly along the centre line of Van Nest av to a point distant 100 ft. southwesterly from the intersection of the said line with the southwesterly line of Adams st; thence northwesterly to a point on the southeasterly line of Morris Park av midway between East 180th st and Adams st; thence northwestwardly to a point on the northwesterly line of Morris Park av midway between East 180th st and Adams st; thence northwestwardly to a point on the southeasterly line of Bronx Park av midway between Adams st and East 180th st; thence northwestwardly at right angles to the line of Bronx Park av to a point distant 100 ft. northwesterly from the northwesterly line of Bronx Park av; thence northwestwardly and eastwardly parallel with and distant 100 ft. from the northwesterly and northerly line of Bronx Park av to the intersection with the prolongation of a line distant 250 ft. northeasterly from and parallel with the northeasterly line of Adams st; thence southeastwardly and parallel with the line of Adams st to the intersection with a line distant 225 ft. northwesterly from and parallel with the northwesterly line of Morris Park av, the said distance being measured at right angles to the line of Morris Park av; thence northeastwardly and always parallel with and distant 225 ft. from the northwesterly line of Morris Park av to the intersection with the prolongation of a line midway between Melville st and Taylor st; thence southeastwardly along the said line midway between Melville st and Taylor st, and along the prolongation of the said line to the intersection with the centre line of West Farms road; thence westwardly along the centre line of West Farms road to the point or place of beginning.

WEST 151ST ST.—Discontinuing and closing from easterly side of Riverside drive extension to U. S. bulkhead line, Hudson River. Commissioners Louis F. Doyle, Max J. Kohler and Alexander C. Schlessinger will present final report for confirmation to Supreme Court Dec. 23.

4TH AV.—Widening between 8th and 9th sts. John M. Schenck, clerk, will present supplemental bill of costs and expenses to Supreme Court Dec. 30.

BECK ST.—Opening and extending from Prospect av to Leggett av. Commissioners Joseph Jacobs, Wm. H. Buckhout and

Chas. P. Storrs will present bill of costs and expenses to Supreme Court Dec. 30.

WEST 214TH ST.—Acquiring title from Kingsbridge road to Harlem River. Commissioners Walter Muller and John R. Nugent will present supplemental and amended final report to Supreme Court Dec. 23.

EAST 233D ST.—Opening and extending from Bronx River to Hutchinson River; also the public place at the intersection of East 233d st with Morris Park av, and the public place at the eastern terminus of East 233d st and Hutchinson River, in the Twenty-fourth Ward, Borough of the Bronx, the City of New York, as amended by an order entered herein discontinuing the above-entitled proceeding, so far as the same affects that part of East 233d st lying between the westerly side of Baychester av and Hutchinson River. Commissioners T. Ellett Hodgskin, Daniel M. Corcoran and John W. Ward have completed their supplemental and amended estimate and assessment. Objections may be presented in writing at 90 and 92 West Broadway on or before Jan. 10 1908.

## Assessments.

12TH ST, NORTHWEST CORNER BROADWAY.—Restoring asphalt pavement, known as Lot No. 21, in Block 564. Assessment entered Dec. 17. Payable within 60 days.

17TH ST, NORTHWEST CORNER CENTRAL PARK WEST.—Restoring asphalt pavement (on Central Park West), known as Lot 29, in Block 1123. Assessment entered Dec. 17. Payable within 60 days.

WEST 139TH ST.—Sewer between Riverside drive and Broadway. Area of assessment: Both sides of West 139th st, from Riverside drive to Broadway. Assessment entered Dec. 17. Payable within 60 days.

## Tenement Invasion at Grantwood.

The Realty Trust owns about 36 acres on the brow of the Palisades, almost directly opposite Grant's Tomb, part of which they intend to devote to tenement house improvement. Residents and property owners in that section are greatly incensed at what they believe will deteriorate the value of their properties, and there is talk of appealing to the New Jersey Legislature to buy the property for park purposes.

During the last five years there have been many fine residences built in and near Grantwood and Palisade, and the owners view with grave apprehension the threatened tenement invasion. The officials of the Realty Trust say they see no reason for abandoning their plans for improving the tract. They assert that they own the land, that it is unrestricted and so soon as the plans are completed the work of building will commence.

### Freezing Plumbing Fixtures.

In consequence of numerous complaints received by the Tenement House Department during the winter of 1905 and 1906 concerning the freezing of fixtures in yard closets the Commissioner ordered a complete canvass of yard closets during a period cold enough to test them and found so large a proportion to be frozen that the department has since refused to accept unheated yard closet compartments. Recently proceedings were begun against the department for the purpose of enforcing the acceptance of certain patent appliances claimed to be anti-freezing closets. The experience of the department and the testimony of numerous experts in plumbing having shown conclusively the futility of trying to maintain any system of plumbing in yards free from the effect of freezing weather without the aid of heating appliances, the department vigorously opposed the action referred to, and the decision of Justice Burr, of the Supreme Court, second department, just handed down is as follows:

"The petitioner asks the Court to determine on conflicting evidence whether the flush tanks and pipes on the waterclosets about to be installed are properly protected against action of frost, and then to compel the commissioner to agree with such determination. The Court has no such power. Motion denied."

### Urge Necessity for Opening New Streets.

Property owners in the East Williamsburgh and Maspeth sections of Queens are complaining bitterly respecting the delay in legally opening some 300 or more streets in that zone, most of which are largely built upon. The work of grading, paving and other necessary improvements cannot proceed until proceedings in condemnation are completed. The thoroughfares mentioned are in reality a part of the Borough of Brooklyn and the sanitary requirements call for a comprehensive system of improvements in that quarter. Work on the northerly section of the town of Newtown, including nearly 8,000 acres, and the villages of Corona, Elmhurst and the Bowery Bay district, has been completed and the map is ready for adoption by the Board of Estimate. At the present moment the engineering corps is working on the southerly part of Jamaica and it is understood that the tentative map will be ready for consideration by the Board of Estimate early next summer. The urgent need for this work is apparent by the fact that scores of streets have been laid out by development syndicates who have already retailed thousands of city lots, and it is for the benefit of the purchasers, many of whom are preparing to build, that the official layout of the streets be determined upon without unnecessary delay.

## LAW DEPARTMENT

### Water Meters.

To the Editor of the Record and Guide:

Please answer the following: A tenant of mine received a notice to put in a water meter about six months ago, but I did not know a thing about it until I received a postal this week stating that the 30 days had expired, and if the meter was not put in in 10 days the city would put it in and charge it to the property. The place is occupied as a bakery, and the notice says to meter the business portion, basement and store. I have had the notice extended to January. I would like to know if the city can force me to put in a water meter, as I have read of several test cases which have been decided against the city, but which the city will probably appeal? The tenant now pays an annual extra rate.

Answer.—The Commissioner of Water Supply is authorized in his discretion to cause water meters to be placed in all places in which water is furnished for business consumption, and the expense of the meters and their setting shall be a lien upon the premises where such water is supplied. (See section 475 of New York City charter. We know of no decided case under this section.)

### A Commission Earned.

To the Editor of the Record and Guide:

A goes to B, who is the owner of a few houses, to rent a flat. B refuses to rent him the floor on account of his children. A few months later A comes around again and sees C, who is a real estate agent. C shows him the floor, and gives him his card to go to the owner, as A does not want to pay the rent asked by the owner. Then B rents him the floor this time, but refuses to pay the commission, claiming he knew him before C did, whereas C claims this is an entirely new transaction, as B refused him the first time and C is entitled to his commission.

Answer.—A somewhat delicate question to judge, but we incline to the belief that a court would award a commission to the broker.

### Waiting for Revised Plans.

The holding-up of the work of improving 161st st, between 3d and Brook avs, is attributed to some differences of opinion between the engineering department of the Bronx and the Board of Estimate and Apportionment. The thoroughfare at this point, incidentally one of the busiest streets in that section of the Bronx, is but 60 ft. in width, and during the rush hours the sidewalks and roadway are overcrowded. Some months ago public pressure was brought to bear and the borough authorities agreed to widen the thoroughfare to 100 ft., which is the width of the remainder of that highway. Later when the plans were submitted to the Board of Estimate, the engineers of that body announced that they would have to be altered materially before adoption. The plans are now being redrawn so that proceedings for the widening will take in the block immediately to the westward, upon which two small parks are laid out, although not officially widened. It is expected that the revised plans will shortly be submitted to the Board of Estimate.

## Product and Appliance.

### New "Arrow" Pail.

The Arrow Can Company, 35 Warren st, New York City, has put on the market the No. 12 pail, illustrated herewith. This pail is especially adapted for rough usage, such as sand and mortar buckets are subject to. It is 12x12 inches in dimensions, with outside cover having a beaded edge. The body, of one piece of heavy gauge steel, has 10 flutes, inside of which are strong steel rods run through holes in solid top and bottom formed in a die, and thoroughly riveted, thereby making it almost impossible to pull the top and bottom apart. The can has a heavy wire bail, held in thick gauge steel ears riveted securely top and bottom. The can is galvanized after manufacture, the bottom seam soldered in addition and made entirely water tight, and is offered for the severest duty in both public and private buildings.



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## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Dec. 23.

Grand Boulevard (southerly), opening, at 2.30 p m.
Tremont av, opening, from Bronx River to Eastern Boulevard, at 9.30 a m.
Bronx Park, addition, at 10 a m.
Public park, bounded by Southern Boulevard, Pelham av and Crotona av, at 2 p m.
Edgewater rd, opening, from Garrison av to Seneca av, at 2 p m.
Main st, (City Island), opening, at 3 p m.
Hull av, Perry av, &c, opening, at 3.45 p m.
Gun Hill rd, widening, from Webster av to Elliott av, at 12 noon.
Taylor st, opening, from Morris av to West Farms rd, at 2 p m.
Tremont av, opening, from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Strip of land at Boulevard Lafayette, at 4 p m.
East 222d st, opening, from 7th av to Hutchinson av at 3 p m.

Tuesday, Dec. 24.

Northern av, opening, north of West 181st st, at 4 p m.
City Island, bridge, at 1 p m.

Thursday, Dec. 26.

3d av, widening, at 159th st, at 3 p m.
Fairview av, opening, from 11th av to Broadway, at 2 p m.
Bronx Boulevard, opening, Old Boston rd to 242d st, at 3 p m.
Two public parks, east of Boulevard Lafayette, at 4 p m.

Friday, Dec. 27.

Belmont av, opening, from 175th st to Tremont av, at 1 p m.
Lyman av, extending (Richmond), at 3 p m.
Broadway, extending (Richmond), at 11 a m.
First av, opening, from Jersey st to Pine st (Richmond), at 12 m.
Butler av, opening (Richmond), at 2 p m.
Public park, bounded by Congress av, Myrtle av and Leavitt st (Queens), at 11 a m.
West 150th st, opening, from West Broadway to Riverside Drive, at 2.30 p m.
Freeman st, widening, from Stebbins av to Intervale av, at 3 p m.

At 258 Broadway.

Monday, Dec. 23.

Houston st, library, at 12.30 p m.
Bridge 3, Section No 4, at 2 p m.
Carmine st, public bath, at 2 p m.
Bridge 4, Section No 2 (Queens), at 3 p m.
Pleasant av, school site, at 4 p m.

Tuesday, Dec. 24.

Brooklyn Bridge, at 10.30 a m.
Westchester av, rapid transit, at 11 a m.
Willard Parker Hospital, at 2 p m.

Friday, Dec. 27.

20th and 21st sts, school site, at 1.30 p m.
Bridge 4, Section No 3 (Queens), at 3 p m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Dec. 20, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

175th st, No 933 Arthur av, No 1808 | n e cor Arthur av, runs e 125 x n 100 x w 25 x s 25 x w 112.4 x s 75.10, 2-sty frame dwelling and vacant. (Partition.) Ernest G Biggio, party in interest .....$4,000

54th st, No 63, n s, 95 e 6th av, 13x100.5, 5-sty brk dwelling. (Amt due, $31,980.04; taxes, &c, $1,274.46.) Adj to Jan 14.....—

Madison av, Nos 706 and 708 63d st | s w cor 63d st, 40.5 x70, two 5-sty brk and stone office and store buildings. (Amt due, $117,974.09; taxes, &c, $4,262.84.) Adj sine die .....—

*136th st, n s, 100 e Brook av, 120x100, vacant; Action No 1.....

137th st, s s, 100 e Brook av, 120x100, vacant; Action No 2 ..... (Amt due, $18,642.18; taxes, &c, $938.99; sub to prior morts aggregating $39,000.) Jennie Weill .....50,956

*3d av, No 2750, e s, 112 n 145th st, 28x109.11 x25x122.6, 2-sty frame tenement and store. (Amt due, $3,776.65; taxes, &c, $512.24; sub to two morts aggregating $14,000.) Newman Grossman.....16,451

*Amsterdam av, Nos 2212 to 2218 | s w cor 170th st, runs s 75 x w 100 x s 20 x w 150 x n 95 x e 250 to beg, five 5-sty brk tenements, stores on av. (Amt due, $16,510.01; taxes, &c, $3,432.70; sub to five morts aggregating $225,000.) The Roosevelt Realty & Construction Co.....250,000

*108th st, Nos 315 to 337, n s, 100 w 1st av, 300x100.11, six 6-sty brk tenements and stores; Action No 1. (Amt due, $225,882.83; taxes, &c, $6,302.10.) Isidore Jackson et al.....377,888

*2d av, Nos 2100 and 2102 108th st, No 301 | n e cor 108th st, 50x100, 6-sty brk tenement and store; Action No 2. (Amt due, $39,456.10; taxes, &c, $1,439.38.) Isidore Jackson et al .....91,925

*1st av, Nos 2105 and 2107 | n w cor 108th st, 50 x100, 6-sty brk tenement and store; Action No 3. (Amt due, $34,517.70; taxes, &c, $1,411.49.) Isidore Jackson et al .....94,562

*120th st, Nos 235 and 237, n s, 185 w 2d av, 37.6x100.11, 6-sty brk tenement and store. Action No 5. (Amt due, $15,631.95; taxes, &c, $778.99.) Isidore Jackson et al....50,803

*73d st, Nos 503 to 513, n s, 98 e Av A, 150x102.2, four 6-sty brk tenements and stores. (Amt due, $22,192.45; taxes, &c, $539; sub to eight morts aggregating $137,412.41.) Ruben Rubenstein et al .....155,852

8th st, n s, 205 w Av D, 33.4x108, Unionport. 8th st, n s, 238 w Av D, 33.4x108, same map. (Partition.) Christian Vorndran .....4,775

2d av (late 1st av), e s, 100 s 216th st (late 2d st), 45x100. (Partition.) Carmine Capolla.....2,000

Julianna st, n s, 95 e Duncomb av, 30x100. (Partition.) Albert Legoneix.....3,000

Tacoma st, n s, 100 e St Lawrence av, 25x100. (Partition.) Wolf Karnis .....3,425

*105th st, No 9, n s, 175 e 5th av, 25x100, 2-sty frame dwelling. (Amt due, $7,188.76; taxes, &c, $450; sub to a prior mort of $10,000.) Eva Diamondston .....12,000

*137th st, No 616, s s, 255 w Broadway, 85 x99.11, 6-sty brk tenement; Action No 1. (Amt due, $16,470; taxes, &c, $2,700; sub to morts aggregating, with accrued int, $135,000.) Wm R Rose .....143,000

*137th st, No 622, s s, 340 w Broadway, 85x99.11, 6-sty brk tenement; Action No 2. (Amt due, $16,486; taxes, &c, $2,700; sub to morts aggregating, with accrued int, $135,000.) Wm R Rose .....143,000

Division st, No 265, s s, 107.2 w Gouverneur st, 20.6x42.7, 3-sty brk tenement. (Amt due, $1,474.86; taxes, &c, $127.79.) Wm H Manning .....9,437

39th st, Nos 110 and 112, s s, 125 w 6th av, 50x98.9, 6-sty brk tenement. (Amt due, $107,764.81; taxes, &c, $19,000.) Geo C Whaley, as agent .....135,000

St Nicholas av, No 1541 187th st, No 599 | n w cor 187th st, 15.10 x80, 3 and 4-sty stone front dwelling. (Amt due, $8,958.94; taxes, &c, $320.20.) J Jacobs .....9,700

Cathedral Parkway, No 50 Manhattan av | s w cor Manhattan av, 100x72.11, 6-sty brk tenement. (Amt due, $11,693.52; taxes, &c, $4,385.62; sub to two prior morts aggregating $102,713.70.) José Pando, party in interest .....120,939

BRYAN L. KENNELLY.

118th st, Nos 152 and 152½, on map No 152, s s, 67.9 e Lexington av, 25x100.11, 3-sty frame tenement and 2-sty frame tenement on rear. (Amt due, $16,972.13; taxes, &c, $354.24; sub to two morts aggregating $9,000.) Samuel I Siegel .....9,637

SAMUEL GOLDSTICKER.

*117th st, Nos 127 to 135, on map Nos 129 to 135, n s, 65 w Lexington av, 75x100.11, two 6-sty brk tenements and stores; Action No 4. (Amt due, $39,532.64; taxes, &c, $2,037.14.) Isidore Jackson et al .....108,921

176th st (proposed), s s, 100 w Audubon av, 150x73x—x85, vacant. (Amt due, $34,541.55; taxes, &c, $664.95.) Withdrawn .....—

HUGH D. SMYTH.

Webster av, e s, 50 s Anna pl, 75x90, vacant. (Amt due, $4,438.30; taxes, &c, $890.99; sub to a prior mort of $8,324.67.) Adj to Jan 14.....—

Webster av, e s, 125 s Anna pl, 50x90, vacant. (Amt due, $4,435.75; taxes, &c, $890.99; sub to two prior morts aggregating $7,326.47.) Adj to Jan 14.....—

J. BARRY LOUNSBERRY.

3d av 179th st | s e cor 179th st, 100.4x109.1x102.7x115.4, vacant. (Amt due, $6,607.43; taxes, &c, $3,828.91.) Keats & Co .....15,487

CHAS. A. BERRIAN.

*Poplar st, n s, 763.2 e Bear Swamp rd, 50x101.7x68.6x100. (Amt due, $636; taxes, &c, $18.) Maria Autem .....1,025

SAMUEL MARX.

Lenox av, No 620 141st st, Nos 75 to 79 | n e cor 141st st, 99.11x150, three 6-sty brk tenements, stores on av. (Amt due, $20,891.53; taxes, &c, $1,930.48.) Adj to March 2.....—

| | |
|---|---|
| Total | $1,813,783 |
| Corresponding week, 1906 | 1,017,373 |
| Jan. 1st, 1907, to date | 40,123,542 |
| Corresponding period, 1906 | 31,333,205 |

## ADVERTISED LEGAL SALES.

**Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated.**

Dec. 21.

No Legal Sales advertised for this day.

Dec. 23.

Barnes av, No 220th st | n e cor 220th st, 50x105. John J Bell agt Jacob Wexler et al; Earley, Weaver & Earley, att'ys, 229 Broadway; Francis W Pollock, ref. (Amt due, $2,271.25; taxes, &c, $216.35.) Mort recorded July 2, 1906. By Joseph P Day.

Broadway 94th st, No 216 | s e cor 94th st, runs s 83.3 x e 100 x n 30.4 x e 51.8 x n 56.3 x w 146 to beg, 7-sty brk tenement with 1-sty brk ext in st. Bradley & Currier Co agt Ada E Bingham et al; Otis & Pressinger, att'ys, 60 Wall st; Arthur Hurst, ref. (Amt due, $12,002.70; taxes, &c, $17,406.66; sub to a mort of $230,000.) By Joseph P Day.

Southern Boulevard, w s, 100 s av St John, 150 x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

Dec. 24.

Columbus av, No 109th st | n e cor 109th st, runs n 25 x e 16.7 x n e — x e — x s 72.11 x w 100 to beg, 2 6-sty brk tenements & stores. Thomas Alexander agt Anna Heyman et al; Alexander Ash, att'y, 92 William st; Chas L Hoffman, ref. (Amt due, $14,087.10; taxes, &c, $2,004.30; sub to a mort of $17,000.) Mort recorded Apr 28, 1905. By Joseph P Day.

Cathedral Parkway, No 110th st | s s, 175 w Manhattan av, runs s 72.11 x w — x n e — x e 50.3 to beg, 6-sty brk tenement. James Alexander agt Anna Heyman et al; Alexander & Ash, att'ys, 92 William st; Chas L Hoffman, ref. (Amt due, $8,146.28; taxes, &c, $3,318.05; sub to a mort of $13,000.) Mort recorded Apr 28, 1905. By Joseph P Day.

116th st, No 123, n s, 256 e Park av, 25x100.11, 6-sty brk tenement and store. Henry H Jackson agt Solomon A Cohn et al; Stephen H Jackson, att'y, 106 Lexington av; Elek J Ludvigh, ref. (Amt due, $52,148.07; taxes, &c, $668.34.) Mort recorded Aug 18, 1904. By Joseph P Day.

Amsterdam av, Nos 1260 to 1266 122d st, No 501 | n w cor 122d st, 90.11x100, two 6-sty brk tenements and stores. The Jefferson Bank agt Jacob H Horwitz et al; Arnstein & Levy, att'ys, 128 Broadway; Terence J McManus, ref. (Amt due, $22,470.32; taxes, &c, $3,759.51.) Mort recorded Aug 30, 1906. By Joseph P Day.

Dec. 26.

Walton av, w s, 176.7 n Burnside av, 75.8x100.11, vacant. Simon E Osserman agt Moses Miller et al; Albert H Atterbury, att'y, 30 Broad st; John E Duffy, ref. (Amt due, $3,207.70; taxes, &c, $553.78; sub to a prior mort of $5,675.) By Hugh D Smyth.

Mt Hope pl, n s, 125.1 e Jerome av, 150x125, vacant. City Real Estate Co agt Aaron Miller Realty Co et al; Harold Swain, att'y, 176 Broadway; Wm C Beer, ref. (Amt due, $23,386.04; taxes, &c, $309.92.) Mort recorded Oct 30, 1906. By Joseph P Day.

120th st, Nos 435 to 441, on map Nos 437 to 443, n s, 125 w Pleasant av, 75x100.10, four 2-sty brk dwellings. Chas E Rhinelander agt Max Helfstein et al; Bowers & Sands, att'ys, 31 Nassau st; Paul L Kiernan, ref. (Amt due, $4,977.80; taxes, &c, $783.28; sub to prior mort of $23,500.) Mort recorded Apr 30, 1906. By Joseph P Day.

Dec. 27.

Park av, Nos 981 and 983 83d st, Nos 101 to 109 | n e cor 83d st, runs n 76.11 x e 39.10 x n .04 x e 48.6 x n 24.10 x e 21.11 x s 102.2 x w

(Continued on page 1021.)

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# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. VYSE AVENUE—SEWER, between Boston Road and East 177th Street. 24TH WARD, SECTIONS 11 AND 12. BURNSIDE AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Tremont to Ryer Avenues. 24TH WARD, SECTION 12. VIREO AVENUE—SEWER, from East 235th to East 236th Street.

HERMAN A. METZ,
Comptroller.

City of New York, November 26, 1907. (39611)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF THE BRONX:

23RD WARD, SECTION 9, SEWER IN SHERIDAN AVENUE, between East 161st and East 165th Streets; and in EAST 162ND STREET, between Sheridan Avenue and The Grand Boulevard and Concourse, and in THE GRAND BOULEVARD AND CONCOURSE, between East 161st and 163rd Streets. 24TH WARD, SECTION 11. EASTBURN AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from 165th to Belmont Streets. EAST 176TH STREET—SEWER, between Arthur and Crotona Avenues. 24TH WARD, SECTION 12. EAST 196TH STREET—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Jerome Avenue to Marion Avenue. THE GRAND BOULEVARD AND CONCOURSE (west side)—SEWER, between East 198th and East 196th Streets. DECATUR AVENUE AND EAST 209TH STREET—RECEIVING BASIN, at the northeast corner. BRIGGS AVENUE—REGULATING, GRADING, CURBING, FLAGGING, LAYING CROSS WALKS, BUILDING APPROACHES, AND PLACING FENCES, from Kingsbridge Road to the Southern Boulevard.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 6, LEXINGTON AVENUE—SEWER (west side) between 123rd and 124th Streets. 12TH WARD, SECTION 8. WEST 216TH STREET—OUTLET SEWER, between Harlem River and Broadway; and 9TH AVENUE—SEWER, between 215th and 216th Streets; and WEST 215TH STREET—SEWER, between 9th Avenue and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 6 to 20, 1907, of the confirmation by the Board of Revision of Assessments, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessments for LOCAL IMPROVEMENTS in the BOROUGH OF QUEENS:

1ST WARD. WEBSTER AVENUE—SEWER, from 1st Avenue to William Street. 3RD WARD (WHITESTONE), 20TH STREET—SEWER, from 8th to 11th Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, December 5, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of November 27 to December 12, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. RICHMOND TERRACE—CONSTRUCTING AN INTERCEPTING AND COMBINED SEWER, from Nicholas Street to Westervelt Avenue.

HERMAN A. METZ,
Comptroller.

City of New York, November 26, 1907. (39619)

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. JEWETT AVENUE—REREGULATING, REGRADING, CURBING, RECURBING, FLAGGING, REFLAGGING, PAVING, REPAVING, from Egbert Avenue to Cherry Lane.

HERMAN A. METZ,
Comptroller.

City of New York, December 10, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS, SECTION 11. TOWNSEND AVENUE—OPENING, from East 170th to East 176th Street. Confirmed November 11, 1907; entered December 10, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, December 10, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 16 to 31, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

ASSESSMENT FOR BENEFIT FROM PROSPECT PARK (for lands taken), under Chapter 244 of the Laws of 1878. THIRTIETH INSTALLMENT.

HERMAN A. METZ,
Comptroller.

City of New York, December 14, 1907. (40079)

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M., on

MONDAY, DECEMBER 23, 1907.

For furnishing and delivering thirteen thousand (13,000) barrels of flour.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 10, 1907. (39869)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2:30 o'clock P. M., on

THURSDAY, DECEMBER 26, 1907.

For furnishing and delivering bituminous and gas coal.

The quantities are as follows:

Boroughs of Manhattan and The Bronx.

15,000 tons bituminous coal.

900 tons gas coal.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 10, 1907. (39876)

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Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS WILL BE RECEIVED by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on

MONDAY, DECEMBER 23, 1907.

For the rental of building and the privilege of selling refreshments (spirituous liquors excepted) and renting boats and skates, to be supplied by the successful bidder, at Indian Pond, in Crotona Park, for one year.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks, Borough of The Bronx.

(39891)

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing and delivering meat, as required to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street; the Hospital for Contagious Eye Diseases, at the northwest corner of One Hundred and Eighteenth street and Pleasant avenue, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of the Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing and delivering timber, lumber, etc., to the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

## PROPOSALS.

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering butter, cheese and eggs, as required, to the Willard Parker and Reception Hospitals, at the foot of East Sixteenth street, the Hospital for Contagious Eye Diseases, northwest corner of One Hundred and Eighteenth street and Pleasant avenue, Borough of Manhattan; the Riverside Hospital, at North Brother Island, Borough of the Bronx, and the Kingston Avenue Hospital, at Kingston avenue and Fennimore street, Borough of Brooklyn, the City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

---

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering, as required, bread, fish, ice, mineral waters, vegetables and fruits to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals and the Hospital for Contagious Eye Diseases, and ice only to the department disinfecting stations, laboratories and office buildings of the Department of Health, City of New York, in the various Boroughs, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

THURSDAY, DECEMBER 26, 1907,
Borough of Brooklyn.

Contract for furnishing and delivering forage.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 11, 1907. (39918-1)

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Police Department of the City of New York, No. 300 Mulberry street.

SEALED BIDS OR ESTIMATES will be received by the Police Commissioner of the Police Department of the City of New York, at the Bookkeeper's office, Central Department, until 10 o'clock A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing all the labor and materials and making and completing alterations, general repairs and improvements to the Forty-ninth, Fifty-fourth, Fifty-ninth and Sixty-second Precinct station houses in the Borough of Brooklyn, and the Seventy-fourth Precinct station house, in the Borough of Queens.

For full particulars see City Record.

THEODORE A. BINGHAM,
Police Commissioner.

Dated December 11, 1907. (39910)

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Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering milk to the Willard Parker, Reception, Riverside and Kingston Avenue Hospitals and the Hospital for Contagious Eye Diseases of the Department of Health, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

---

Department of Health, corner of Fifty-fifth street and Sixth avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M., on

TUESDAY, DECEMBER 24, 1907,

For furnishing and delivering white ash anthracite coal, as required, to the department steamboats in their bunkers, as directed, the place for coaling to be located along their routes, between the foot of East Sixteenth street, Borough of Manhattan, and North Brother Island, Borough of the Bronx, City of New York, or at docks within a radius of two miles of the terminal points on the East River, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 13, 1907.

# WATER SUPERVISION CO.

3 PARK ROW, NEW YORK

Tel., 2017 Cortlandt Send for our book "WATER TAX?"

HUDSON REALTY CO., Oct. 4, 1907.

DEAR SIRS: We beg to advise that the service which you are rendering to us under various contracts is entirely satisfactory, and we regard the expenditure in connection with the supervision such as you furnish as a very good investment. In every case it has proven to us to save expense caused by wasting of water. We can recommend your company and its service very highly.

Very truly yours,
(Signed) SAMUEL JACOBS, Treasurer.


## PROPOSALS.

Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

THURSDAY, DECEMBER 26, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing and delivering forage.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 11, 1907. (39918-2)

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Office of the Department of Parks, Zbrowski Mansion, Claremont Park, Borough of The Bronx.

SEALED BIDS will be received by the Park Commissioner at the above office of the Department of Parks until 12 o'clock M. on

FRIDAY, DECEMBER 27, 1907,

For the privilege of selling Refreshments, Spirituous Liquors excepted, at the stand opposite main gate to Woodlawn Cemetery on Jerome Avenue, Van Cortlandt Park, for one year.

For full particulars see City Record.

JOSEPH I. BERRY,
Commissioner of Parks,
(40028-1) Borough of The Bronx.

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

MONDAY, DECEMBER 30, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing, repairing, placing and emptying vault pans, etc., at Mount Kisco, Westchester County, N. Y.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, December 16, 1907.
(40095-2)

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Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

MONDAY, DECEMBER 30, 1907,

Borough of Manhattan.

For furnishing and delivering hardware, paints, iron steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 14, 1907. (40014-1)

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Department of Health, corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

THURSDAY, DECEMBER 26, 1907,

For furnishing and delivering Forage, as required, to the Department Stable and the Research Laboratory, at the foot of East Sixteenth Street, Borough of Manhattan; the Riverside Hospital, at North Brother Island, and the Department Stable at Willow Avenue and East One Hundred and Thirty-fourth Street, Borough of The Bronx; the Department Stable at Kingston Avenue and Fenimore Street, Borough of Brooklyn; the Department Stable at Jamaica, Borough of Queens, and the Department Stable at the County Poor House Farm, Borough of Richmond, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 14, 1907. (40066)

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Main Office of the Department of Street Cleaning, Room 1403, Nos 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

FRIDAY, DECEMBER 27, 1907,

Boroughs of Manhattan and The Bronx.

Contract for furnishing all the labor and materials required for Shoeing the Horses of the Department of Street Cleaning.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 13, 1907. (40052-1)

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Main Office of the Department of Street Cleaning, Room 1403, Nos 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

FRIDAY, DECEMBER 27, 1907,

Borough of Brooklyn.

Contract for furnishing all the labor and materials required for Shoeing the Horses of the Department of Street Cleaning.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 13, 1907. (40052-2)

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Main Office of the Department of Street Cleaning, Room 1403, Nos 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

FRIDAY, DECEMBER 27, 1907,

Borough of Manhattan.

Contract for furnishing all the labor and materials required for loading and trimming deck scows and other vessels of the department, and for the privilege of sorting and picking over and appropriating certain of the refuse at the dumps.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 14, 1907. (40087)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

MONDAY, DECEMBER 30, 1907,

Borough of Richmond.

For furnishing and delivering nine hundred and fifty (950) gross tons of egg size anthracite coal.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, December 16, 1907.
(40077)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, DECEMBER 26, 1907,

Borough of Manhattan.

For furnishing and delivering Coal.

For full particulars see City Record.

HENRY SMITH, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated December 13, 1907. (40059-1)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, DECEMBER 26, 1907,

Borough of Manhattan.

For furnishing and delivering Forage.

For full particulars see City Record.

HENRY SMITH, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated December 13, 1907. (40059-2)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

MONDAY, DECEMBER 30, 1907,

Boroughs of Manhattan and The Bronx.

For furnishing materials, repairing and restoring artificial stone sidewalks and curbing and resetting natural stone curbing.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, December 17, 1907.
(40095-1)

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Office of the Department of Parks, Arsenal Building, Fifth Avenue and Sixty-fourth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Park Board at the above office of the Department of Parks until 3 o'clock P. M. on

THURSDAY, DECEMBER 26, 1907,

Borough of Manhattan.

For furnishing and delivering Beef for the Central Park Menagerie.

For full particulars see City Record.

HENRY SMITH, President;
JOSEPH I. BERRY,
MICHAEL J. KENNEDY,
Commissioners of Parks.

Dated December 13, 1907. (40028-2)

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Department of Public Charities, foot of East Twenty-sixth Street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

FRIDAY, DECEMBER 27, 1907,

For furnishing and delivering Fresh Meats, Fresh Fish, Poultry and Fluid and Condensed Milk.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 14, 1907.
(40035)

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Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

MONDAY, DECEMBER 30, 1907,

Borough of Brooklyn.

For furnishing and delivering bread, groceries, vegetables, provisions, meats, milks, fish, etc.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 14, 1907. (40014-2)

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Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

FRIDAY, DECEMBER 27, 1907,

Borough of Manhattan.

No. 1. For furnishing and delivering fresh meats, fresh fish, fluid and condensed milk.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 14, 1907. (40021)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on

THURSDAY, JANUARY 2, 1908,

For vegetables.

For full particulars see City Record.

JOHN W. BRANNAN,
President of the Board of Trustees,
Bellevue and Allied Hospitals.

December 19, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

FRIDAY, JANUARY 3, 1908,

For furnishing and delivering hospital supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 20, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, JANUARY 2, 1908,

For furnishing and delivering groceries, provisions, flour, vegetables, fodder, water, building materials and for other miscellaneous supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 20, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

TUESDAY, DECEMBER 31, 1907.

For furnishing and delivering fresh meats, fresh fish, fresh milk, yeast, poultry and ice.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 19, 1907.
(40125)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on

TUESDAY, DECEMBER 31, 1907.

For meats, fish, poultry, butter, eggs and flour, coal for Gouverneur Hospital, telephone, horses.

For full particulars see City Record.

JOHN W. BRANNAN,
President Board of Trustees,
Bellevue and Allied Hospitals.

Dated December 18, 1907. (40132)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 19, 1907, to January 3, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 139TH STREET—SEWER, between Riverside Drive and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, December 17, 1907. (40106)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz.:

BOROUGH OF RICHMOND.

List 9351, No. 1. Completing a system of pipe sewers in the former Village of Tottenville, now the Fifth Ward of the Borough of Richmond; also constructing a temporary outlet extension of a sanitary sewer in Fischer avenue, from the present terminus to a point about 180 feet, more or less, northward.

List 9442, No. 2. Regulating and grading Bidwell avenue, from Watchogue road to Indiana avenue; Demorest avenue, from Lathrop avenue to Watchogue road; Dickie avenue, from Columbus place to Indiana avenue; Garrison avenue, from Neal Dow avenue to Wooley avenue; Lathrop avenue, from Clinton B. Fiske avenue to Wooley avenue; Leonard avenue, from Jewett avenue to Wooley avenue; Livermore avenue, from Watchogue road to Indiana avenue; Maine avenue, from Willard avenue to Bidwell avenue, and Wooley avenue, from Watchogue road to Indiana avenue.

All persons whose interests are affected by the above-named proposed assessments, and who are opposed to the same or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before January 21, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, December 19, 1907. (40118)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to all persons claiming to have been injured by a change of grade in the regulating and grading of the following-named streets to present their claims, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, on or before December 31, 1907, at 11 o'clock A. M., at which place and time the said Board of Assessors will receive evidence and testimony of the nature and extent of such injury. Claimants are requested to make their claims for damages upon the blank form prepared by the Board of Assessors, copies of which may be obtained upon application at the above office.

Borough of Queens.

List No. 9284. Pomeroy Street, from Broadway to Jamaica Avenue.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway.

City of New York, Borough of Manhattan, December 14, 1907. (40042)

## OFFICIAL LEGAL NOTICES.

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 19, 1907, to January 3, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF BROOKLYN:

30TH WARD, SECTION 17. 58TH STREET—SEWER, between 10th and New Utrecht Avenues, and OUTLET SEWERS in 11TH AVENUE, from 58th to 60th Streets; in 12TH AVENUE, from 57th to 58th Streets, and in 57TH STREET, from 12th to New Utrecht Avenues.

HERMAN A. METZ,
Comptroller.

City of New York, December 17, 1907. (40099)

## ADVERTISED LEGAL SALES.

(Continued from page 1018.)

110.4 to beg, 9-sty brk tenement. Title Guarantee & Trust Co agt Hauben Realty Co et al; Harold Swain, att'y, 176 Broadway; Wm J Bolger, ref. (Amt due, $311,783.32; taxes, &c, $4,153.64.) Mort recorded June 12, 1905. By Joseph P Day.

Dec. 28.

No Legal Sales advertised for this day.

Dec. 30.

Wendover av, No 498, old No 758, s s, 176.10 e Washington av, 25.3x191x25x194.7, 4-sty brk tenement. Julius Lichtenstein agt Leizer Ehrenhaus et al; Ernst, Lowenstein & Cane, att'ys, 31 Liberty st; Paul L Kiernan, ref. (Amt due, $10,202.09; taxes, &c, $537.49.) Mort recorded Oct 2, 1906. By Joseph P Day.

Franklin av, No 1441, e s, 58.11 n 170th st, 51x—, 2-sty fr dwelling and vacant.

Clinton av, w s, abt 20 n 170th st, 46.9x—. Ferdinand Hecht agt Esther Eisenberg et al; action No 1; Rose & Putzel, att'ys, 128 Broadway; S L H Ward, ref. (Amt due, $3,784.25; taxes, &c, $250; sub to a mort of $11,500.) Mort recorded Jan 28, 1905. By Joseph P Day.

Franklin av, No 1408 170th st | n e cor 170th st, 57.4x100x48x100, 2-sty fr dwelling. Same agt same; Action No 2; same att'ys; Michael J Sullivan, ref. (Amt due, $7,055.72; taxes, &c, $280; sub to a prior mort of $9,000.) Mort recorded June 28, 1905. By Joseph P Day.

Clinton av 170th st | n w cor 170th st, 23x100x36x101, 2-sty fr dwelling and vacant. Same agt same; Action No 3; same att'ys; Wm H Grogan, ref. (Amt due, $3,851.07; taxes, &c, $525; sub to a prior mort of $5,000.) Mort recorded Jan 28, 1905. By Joseph P Day.

Southern Boulevard | n e cor Willis av, runs n Willis av | 25 x e 80 x n 75 x e 35 x s 100 x w 115 to beg, vacant. The Franklin Savings Bank in the City of N Y agt Henry A Gumbleton et al; Wilson M Powell, att'y, 29 Wall st; Edmund J Tinsdale, ref. (Amt due, $12,132.22; taxes, &c, $923.60.) Mort recorded May 4, 1899. By Joseph P Day.

# REAL ESTATE RECORDS

Key to abbreviations:

1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.

2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.

3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.

4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.

5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.

6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.

7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.

8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.

## CONVEYANCES

December 13 14, 16, 17, 18 and 19.

### BOROUGH OF MANHATTAN.

Beach st, No 10, s s, abt 120 w West Broadway, 27.3x73.7x25x85, w s, 3-sty brk tenement. James H Cruikshank to Charlton Contract Co. Mort $15,000. Dec 12. Dec 13, 1907. 1:190—38. A $13,000—$14,000. other consid and 100

Bleecker st, No 314 Grove st, No 48 | s w cor Grove st, 20x83, 4-sty brk tenement and store.

Bleecker st, No 308, w s, 60 s Grove st, 20x83, 4-sty brk tenement and store.

Flora L Vose to Mary B wife John Hopson, of New London, Conn. 780-7,680 parts. All title. Dec 12. Dec 13, 1907. 2:588—20. A $17,000—$20,000 and 23. A $12,000—$14,500. 3,927.09

Catharine slip, No 18, w s, abt 40 s Water st, 20x40, 4-sty brk tenement and store. Edith McCreery to Martin Garone. Nov 27. Dec 13, 1907. 1:251—20. A $4,000—$7,000. other consid and 100

Catharine st, No 66, w s, abt 25 n Oak st, 25x50, 5-sty brk tenement and store. Martin Garone to Joseph Parisi. Mort $23,000. Dec 14. Dec 16, 1907. 1:278—38. A $11,000—$17,000. other consid and 100

Christopher st, No 51, n s, 177 e West 4th st, 25x93.2, 3-sty brk stable. Flora L Vose to Myra R wife Henry S Harper. 780-7,680 parts. All title. Dec 12. Dec 13, 1907. 2:610—36. A $14,500—$16,500. 1,625.01

Essex st, No 46 (44), e s, 101.6 s Grand st, 25x100, 6-sty brk-tenement and store and 5-sty brk tenement in rear. Charles Polansky, Isaac and Samuel Polansky. 1-3 part. All title. Mort $47,800. Dec 13. Dec 17, 1907. 1:311—9. A $23,000—$38,000. other consid and 100

Lane running from w s Broadway, s 180th st, in a west and north direction to s s 180th st, as shown on Map (No 103 of) Fort Washington; also all title to land lying in semi-circular entrance or gateway of said lane at its junction with Kingsbridge road. John H Pugh et al to Fort Washington Syndicate. B & S. May 9. Dec 14, 1907. 8:2176—14½; 2177—83, 85 and 113. $—— $——. 250

Same property. John H Pugh and ano TRUSTEES for Ellen E Pugh to same. Feb 27, 1906. All title. Dec 14 ,1907. 8:2176 and 2177. 1,000

Same property. John Haven and ano to same. All title. Feb 27, 1906. Dec 14, 1907. 8:2176—2177. 2,500

Same property. Augustus D Hopkins and ano EXRS, &c, John M Hopkins to same. All title. Dec 14, 1907. 8:2176—2177. 1,250

Leroy st, Nos 48 and 50, s s, 75.1 w Bedford st, 50x90, two 5-sty brk tenements and stores. Francesco Pepe to Denis M Gallo. ½ part. Mort $48,000. Jan 12. Rerecorded from Jan 14, 1907. Dec 18, 1907. 2:582—26 and 27. A $23,000—$44,000. nom

Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 50x100, two 6-sty brk tenements and stores. FORECLOS, Nov 7, 1907. Benjamin Reass referee to Rose T Levisohn. Dec 12. Dec 13, 1907. 2:328—27. A $26,000—P $66,000. 35,000

Same property. Isaac Josephson to Rose T wife Herman Levisohn. Q C. Dec 12. Dec 13, 1907. 2:328. nom

Ludlow st, No 40, e s, 125.6 n Hester st, 25.3x87.6x25.2x87.6, 5-sty brk tenement and store. Bessie Hershkowitz to David Hershkowitz. ½ part. All liens. Dec 18. Dec 19, 1907. 1:310—4. A $18,000—$28,000. other consid and 100

Madison st, Nos 291 and 293, n s, 45.2 w Montgomery st, runs w 46.9 x n 88 x e 23 x s 20 x e 23 x s 37 x e 8 x s 31 to beginning. 2 and 3-sty brk tenements. Jacob Koffman to Hyman Atlas. Q C. Dec 9. Dec 17, 1907. 1:269—58 and 59. A $25,000—$28,000. nom

Same property. David Levine and Hyman Atlas to Samuel Harris. Mort $45,000. Dec 15. Dec 17, 1907. 1:269. other consid and 100

Monroe st, No 268, s s, 75 w Jackson st, 25x87x25x87.10, 6-sty brk tenement and store. William Weinstock to Alex A and Hinda S Tausky. Mort $28,000. Dec 19, 1907. 1:261—40. A $13,000—$31,000. nom

Same property. Alex A Tausky and Hinda S his wife to William Weinstock. Mort $25,000. Dec 19, 1907. 1:261. nom

Pitt st, No 66, e s, 100 s Rivington st, 25x100, 3-sty brk tenement and store and 6-sty brk tenement in rear. Max Kramrisch et al to Fredk Alexander, of Brooklyn, N Y. Mort $20,200. Dec 13. Dec 16, 1907. 2:338—10. A $16,000—$25,000. 100

Same property. Fredk Alexander to Max Kramrisch and John W Toothill. Mort $20,200. Dec 14. Dec 16, 1907. 2:338. 100

Sheriff st, No 86, e s, 175.4 n Rivington st, 25x100, 5-sty brk tenement and store and 4-sty brk tenement in rear. Samuel Stone et al to Henry M Flateau. Mort $31,500. Dec 10. Dec 13, 1907. 2:334—7. A $21,000—$28,000. other consid and 100

Same property. Henry M Flateau to Emma Schwab. Mort $31,500. Dec 13, 1907. 2:334. other consid and 100

Sheriff st, No 85, w s, 175 n Rivington st, 25x100, 4-sty brk tenement and store and 4-sty brk tenement in rear. Louisa K Kuntz and ano to Roman B Zaliels and Esther Goldman. All liens. Dec 11. Dec 13, 1907. 2:339—65. A $15,000—$20,000. other consid and 100

Stanton st, No 196, n s, 49.10 w Ridge st, 25.1x75x25x75, 5-sty brk tenement and store. Henry Klein to Max Schwartz. Mort $32,725. Dec 9. Dec 13, 1907. 2:345—31. A $18,000—$23,000. other consid and 100

Stanton st, No 198, n s, 25.1 w Ridge st, 24.9x75x24.11x75, 4-sty brk tenement and store. Henry Klein to Ray Schwartz. Mort $31,750. Dec 9. Dec 13, 1907. 2:345—30. A $18,000—$22,000. other consid and 100

White st, No 34 Church st, Nos 285 and 287 | n e cor Church st, 25x55, 3-sty brk loft and store building. Alfred E Davidson, of New Rochelle, N Y, to Chesebro-Davidson Realty Co. Mort $37,500. Jan 1, 1905. Dec 14, 1907. 1:193—17. A $40,000—$48,000. other consid and 100

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Water st, No 397, s s, 53.9 e Catharine Slip, 20x72.9, 2-sty brk stable. 1:250—34. A $5,000—$6,000.

West st, Nos 281 to 287 | n e cor Watts st, runs n 125 x e 103.9 x
Watts st, Nos 156 to 162| s 125 to Watts st x w 106.6 to beginning, three 5-sty brk loft and store buildings. 2:595—1, 4 and 5. A $109,000—$146,000.

Renwick st, Nos 15 to 19, w s, 102.1 n Canal st, runs n 54 x w 60 x s 33.7 x s e 20 x w 8 x e 11.11 x again e 34.2 to beginning, three 2-sty brk tenements. 2:594—48 to 50. A $11,000—$12,500.

Renwick st, No 21, w s, 330 s Spring st, 25x60, 3-sty frame (brk front) tenement. 2:594—47. A $6,000—$7,000.

Renwick st, No 25, w s, about 200 n Canal st, 18.9x60, 2-sty brk tenement. 2:594—45. A $4,500—$5,000.

Renwick st, No 27, w s, about 218 n Canal st, 18.9x60, 2-sty brk tenement. 2:594—44. A $4,500—$5,000.

All of above and ½ part of the following:

Bowery, No 71, e s, 75 n Canal st, 25x124.9x24.2x124.2, 5-sty brk loft and store building. ½ part. 1:303—4. A $30,000—$45,000.

Chrystie st, Nos 49 to 53, w s, 75.5 n Canal st, runs w 98.1 x n 25 x w 12.1 x n 50.4 x e 110 to st x s 76.4 to beginning, two 6-sty brk stable and shop buildings. 1:303—30 and 31. A $59,000—$105,000.

Chrystie st, No 47, w s, 50.3 n Canal st, 25.2x75x24.7x74.10, 2-sty brk stable. ½ part. 1:303—33. A $13,000—$20,000.

Smith Ely et al EXRS, HEIRS, &c, Ambrose K Ely to Smith Ely. All liens. B & S. Aug 10. Dec 17, 1907. nom

Water st, No 614, n s, abt 75 w Gouverneur st, 26.2x64.5x26.3 x65.6 e s,
Water st, No 616, n s, abt 55 w Gouverneur st, 20.6x65.11x19.10 x65.6 w s,
two 6-sty brk tenements and stores.
Annie Schwartz to Samuel Lemkin. Mort $39,300 and all liens. Dec 10. Dec 13, 1907. 1:259—8. A $10,000—$27,000.
other consid and 100

Water st, No 610, n s, abt 140 e Montgomery st, 24.10x63.3x25x 62.3 w s, 6-sty brk loft and stable building. FORECLOS, July 2, 1907. John Gruenberg referee to Isaac Goldberg. Dec 12. Dec 13, 1907. 1:259—6. A $5,000—$11,000. 11,700

Wooster st, Nos 70 and 72, e s, 190.2 n Broome st, runs e 100 x n e 35 x w 4.10 x n 25 x n w 95.2 to st, x s w 60 to beginning, 6-sty brk loft and store building. Joseph Toch to Abraham Kassel and Isaac Goldberg. Mort $90,000. Dec 17. Dec 19, 1907. 2:486—5. A $56,000—$95,000. other consid and 100

1st st E, No 89 | s s, 393.8 w Av A, runs s 31.2 x e 0.7 x s
Houston st, No 194|54.7 to n s Houston st, x w 17.9 x n 36.3 and 23 and 29.2 to st, x e 21 to beginning, 4 and 5-sty brk tenements, stores in Houston st. Isidor Sinkovitz to Lena Sinkovitz. All liens. Dec 17, 1907. 2:428—13 and 38. A $14,500—$22,000. 100

3d st W, No 66, s s, 25 w West Broadway, 25x100, 7-sty brk loft and store building. Barbara Cavinato to Leah Goldstein, Betsy Rosenberg and Ida Walker. Mort $30,000. Dec 17. Dec 18, 1907. 2:537—18. A $16,000—$48,000. 100

3d st E, Nos 354 and 356|s w cor Manhattan st, 62x69, two 7-sty
on map Nos 352 and 354 | brk tenem'ts and stores. Saml Mich-
Manhattan st | elson to Abraham Michelson, of Coytesville, N J. All liens. Dec 12. Dec 13, 1907. 2:357—12 and 14. A $42,000—$91,000. other consid and 100

4th st E, No 56, s s, abt 150 e Bowery, 25x96.2, 6-sty brk tenement and store. Wm R Wilder and ano EXRS, &c, Thomas Russell to Abraham Teichman. Dec 1. Dec 14, 1907. 2:459—14. A $15,000—$30,000. 45,000

7th st E, No 281, n s, 77 w Av D, 24x73.
7th st E, No 279, n s, 101 w Av D, 14x73.
two 5-sty stone front tenements. Jacob S Gluck to Betty Gluck. Mort $22,000. May 27. Dec 14, 1907. 2:377—47 and 48. A $16,000—$26,000. nom

7th st E, No 120, s s, 174.9 w Av A, 25x90.10, 6-sty brk tenement and store. Charles C Schaefer to Jessie Schaefer. Mort $15,000. Dec 14. Dec 16, 1907. 2:434—24. A $16,000—$24,000. gift

8th st E, No 130, s s, 70 w Av A, 30x73.2, 5-sty brk tenement and store. Chas C Schaefer to Jessie Schaefer. Mort $15,000. Dec 14. Dec 16, 1907. 2:435—29. A $16,000—$24,000. gift

10th st E, No 254, s s, 100 e 1st av, runs s 46.2 x w 10 x s 23.1 x e 10 x s 23 x e 28 x n 92.3 to st x w 28 to beginning, 4-sty brk tenement and store and 4-sty brk tenement in rear. Lester M Shapiro to Joseph Jacobs, of Brooklyn. 1-3 part. Mort $26,000. Oct 3. Dec 13, 1907. 2:437—9. A $16,000—$23,000. other consid and 100

10th st E, Nos 30 and 32, s s, 194.9 e University pl, 27.6x92.3, 4-sty brk loft and store building. Lilian O Shiff and ano to Lilian W Shiff, of Brooklyn. 1-7 part. B & S. Dec 17. Dec 19, 1907. 2:561—11. A $44,000—$53,000. nom

12th st W, No 72, s s, 187.10 e 6th av, 19.4x103.3, 3-sty brk dwelling. Mary wife of Pierre F Macdonald to Pierre F Macdonald. Mort $15,000. Dec 13. Dec 19, 1907. 2:575—19. A $18,000—$21,000. nom

14th st E, No 329, n s, 326 e 2d av, 25x103.3, 6-sty brk tenement and store. Rosehill Realty Corpn to Liborio Baldanza and Carmelo Albanese. Mort $30,000. Dec 16, 1907. 3:921—17. A $16,000—$40,000. nom

14th st W, No 314, s s, 200 w 8th av, 25x103.1x25.6x98, 4-sty brk tenement. Daggett & Ramsdell, a corpn, to The D & R Realty Co, a corpn. Oct 19. Dec 18, 1907. 2:629—28. A $17,000—$19,500. nom

16th st W, No 209, n s, 100 w 7th av, 17x65, 3-sty brk tenement. Catharine Gregg to Mary C and Elizabeth Gregg. Mort $5,000. Dec 13. Dec 14, 1907. 3:766—35. A $5,500—$7,000. nom

18th st W, No 219, n s, 250 w 7th av, 25x92, 5-sty brk tenement and store and 4-sty brk tenement in rear. Wilbur L Bedford and ano HEIRS, &c, Frank S Bedford to Matilda L and Geo P Bedford. ¼ part. All title. Dec 16. Dec 17, 1907. 3:768—25. A $10,500—$15,000. 3,500

19th st W, No 420, s s, 253.4 w 9th av, 22x92, 3-sty brk tenement. Wm B Spencer to John T Stanley. Mort $6,500. Dec 9. Dec 13, 1907. 3:716—48. A $8,500—$10,000.
other consid and 100

21st st W, No 35, n s, 521.2 w 5th av, 25x98.9, 9 and 10-sty brk and stone loft, office and store building. Edw H Litchfield to Hotel St James, a corpn. B & S and C a G. Mort $85,000. Dec 18. Dec 19, 1907. 3:823—19. A $52,000—$116,000. nom

21st st W, No 343, n s, abt 225 e 9th av, —x—, 3-sty brk tenement. Hannah Geary to Sherman J Geary. ¼ part of all right, title and interest. Dec 6. Dec 7, 1907. 3:745—13. A $11,500—$14,000. Corrects error in last issue, when grantees name was Leary. nom

21st st W, No 138, s s, 320.7 e 7th av, 23x92, 3-sty brk dwelling. Geo B Banks to Lillian E Banks, of New Rochelle, N Y. ½ part. All liens. Dec 5. Dec 13, 1907. 3:796—61. A $21,000—$24,000. nom

21st st W, No 158, s s, 107 e 7th av, 20.3x91.10, 3-sty brk dwelling. Geo W Greason to Christopher Postera. Correction deed. Dec 13, 1907. 3:796—71. A $13,000—$16,000. nom

30th st E, No 332, s s, 391.2 e 2d av, 21.2x98.9, 4-sty brk tenement. Geo L Hermes to Lena wife Geo L Hermes. All liens. Dec 16. Dec 17, 1907. 3:935—43. A $8,000—$11,000. nom

31st st W, No 54, s s, 80 e 6th av, 20x63, 3-sty brk tenement and store. Chas F Bauerdorf and ano EXRS Albert J Adams to John J Slater of Brooklyn. Mort $25,000. Dec 16. Dec 17, 1907. 3:832—76. A $43,000—$50,000. 69,000

Same property. Release dower. Isabella V Adams widow to same. Dec 16. Dec 17, 1907. 3:832. nom

31st st E, No 208, s s, 470 w 2d av, 20x98.9, 3-sty brk tenement. John J Dunn EXR Bridget A Collins to Arthur P Holland. Mort $9,000. Dec 14. Dec 19, 1907. 3:911—59. A $8,000—$11,000.
other consid and 13,700

37th st E, No 126, s s, 37.9 w Lexington av, 18.9x49.5, 4-sty stone front dwelling. Ida Douglass to James M Hitzrot. Mort $20,000. Dec 4. Dec 19, 1907. 3:892—70. A $21,500—$29,500.
other consid and 100

38th st E, No 315, n s, 225 e 2d av, 25x98.9, 6-sty brk tenement and store. FORECLOS, Dec 13, 1907. Frank B York (ref) to Aaron Goodman. Morts $25,925. Dec 18. Dec 19, 1907. 3:944—10. A $9,500—P $26,000. $2,000 over mortgage

41st st W, No 308, s s, 125 w 8th av, 25x98.9, 5-sty brk tenement and store. Millie Pelta widow to Max Heller. ½ part. Mort $16,000. Dec 14. Dec 16, 1907. 4:1031—38. A $14,000—$20,000. other consid and100

42d st W, No 252, s s, 200.4 e 8th av, 24.8x92.9, 5-sty stone front tenement and store. Wm L Miller to Joseph E Johnson. Mort $95,000. July 6. Dec 19, 1907. 4:1013—56. A $55,000—$56,000.
other consid and 100

Same property. Joseph E Johnson to Townsend Wandell. Mort $95,000. Nov 29. Dec 19, 1907. 4:1013. other consid and 100

42d st W, No 533, n s, 325 e 11th av, 25x100.5, 4-sty brk tenement and store and 4-sty brk tenement in rear. Meyer L Sire to Robt D Green. May 9, 1903. Dec 13, 1907. 4:1071—14. A $11,000—$15,000. nom

45th st E, No 154, s s, 113.9 w 3d av, 18.9x100.5, 3-sty stone front dwelling. Thomas Kristic to Anna Kristic. All liens. Dec 10. Dec 16, 1907. 5:1299—41½. A $11,000—$14,000. nom

46th st W, No. 233, n s, 275 e 8th av, 25x100.5, 3-sty brk tenement and store. Madison Square Mortgage Co to Lewis J Danahar. Mort $20,000. Dec 12. Dec 17, 1907. 4:1018—12. A $27,000—$28,000. other consid and 100

50th st W, Nos 406 and 408, s s, 125 w 9th av, 50x100.5, two 4-sty brk tenements and store in No 408 and two 3-sty brk tenements in rear. Louise M Nunnery LEGATEE Katherina Karl to Emma W Wingate of Brooklyn. 1-18 part. Mort $——. Dec 19, 1907. 4:1059—38 and 39. A $20,000—$32,000. nom

53d st E, No 45, n s, 185 e Madison av, 20x100.5, 4 and 5-sty stone front dwelling. Samuel Sloan to Samuel Sloan Jr, of Garrisons, N Y. Mar 23, 1903. Dec 18, 1907. 5:1289—28. A $39,000—$60,000. nom

57th st W, Nos 201 to 209| n w cor 7th av, 175x—.
7th av, Nos 902 to 910 |
57th st W, Nos 211 to 215, n s,adj above on west.
Agreement as to encroachment. Henrietta T Freeman, Grace T Ely and Alfredo S G Taylor with American Fine Arts Society. Dec 4. Dec 19, 1907. 4:1029. nom

65th st E, No 431, n s, 175 w Av A, 37.7x100.5, 6-sty brk tenement. Joseph Isaacs to Isaacs Realty Co, a corpn. All liens. Dec 13. Dec 14, 1907. 5:1460—17. A $12,500—$43,000.
other consid and 100

66th st W, No 14, on map No 30, s s, 225 w Central Park West, 25x100.5, 3 and 4-sty brk building. James B Duke to Whitney Lyon, of Larchmont, N Y. Dec 11. Dec 14, 1907. 4:1118—42. A $20,000—$25,000. other consid and 100

72d st E, No 140| s w cor Lexington av, 20x84.2, 4-sty and base-
Lexington av | ment stone front dwelling. Ann E Nolan to Jane M Riddle, Blanche M Nolan and Frank J Nolan. Dec 14. Dec 17, 1907. 5:1406—58. A $50,000—$60,000. gift

75th st E, No 442, s s, 100 w Av A, 25x102.2, 6-sty brk tenement and store. Abraham Orently to Saul Liberman and Samuel Horwitz. Mort $28,750. Dec 17. Dec 19, 1907. 5:1469—29. A $8,000—$30,000. other consid and 100

76th st E, Nos 506 and 508, s s, 148 e Av A, 50x102.2, vacant. Samuel Korman to Samuel Rosenberg. Mort $8,000 and taxes. Dec 13. Dec 18, 1907. 5:1487—45 and 46. A $11,500—$11,500. other consid and 100

76th st E, No 433, n s, 438 e 1st av, 25x140.9x25.3x145.3, 2-sty brk stable. Emily P Delafield to Otto Boden. B & S. Dec 13. Dec 17, 1907. 5:1471—18. A $9,500—$12,000. nom

77th st E, No 434, s s, 150 w Av A, 25x59.5x25.4x63.6, 2-sty stable. Isabella L Beekman to Otto Boden. B & S. Dec 16. Dec 17, 1907. 5:1471—31. A $6,000—$7,500. 100

77th st E, No 52, s s, 57.6 e Madison av, 12.6x102.2, 4-sty stone front dwelling. Emanuel Baruch to Yosta Rosenberg. Mort $15,000. Dec 16, 1907. 5:1391—52. A $14,000—$17,000.
other consid and 100

77th st E, No 447, n s, 94 w Av A, 25x102.2, 4-sty brk tenement. Release dower. Mary McNamara widow to Mary E McNamara daughter and HEIR Daniel McNamara. Dec 3. Dec 19, 1907. 5:1472—21. A $8,000—$12,500. omitted

79th st E, No 316, s s, 204 e 2d av, 20x102.2, 4-sty stone front tenement. William Zuckerman to Moritz Schwartz. Mort $13,000. Dec 19, 1907. 5:1453—44. A $7,500—$14,000.
other consid and 100

83d st E, No 536, s s, 123 w East End av or Av B, 25x102.2, 5-sty brk tenement. Andrew Weis exr Kunigunda Weis to John H Neuschaefer. ½ part. All title. Nov 6. Dec 19, 1907. 5:1579—32. A $7,500—$17,000. 11,675

Same property. George Weis et al to same. ½ part. All title. Dec 16. Dec 19, 1907. 5:1579. 100

83d st, E, No 536, s s, 123 w East End av or Av B, 25x102.2, 5-sty brk tenement. Release dower. Katie Weis by Henry Weis GUARDIAN to John H Neuschaefer. All title. Dec 16. Dec 19, 1907. 5:1579—32. A $7,500—$17,000. 370.82

84th st E, No 59, n s, 200 e Madison av, 25x102.2, 5-sty brk tenement. Otto Kuhn to Catherine Neus. Mort $21,000. Dec 16. Dec 17, 1907. 5:1496—29. A $25,000—$35,000.
other consid and 100

84th st W, No 124, s s, 375 e Amsterdam av, 25x102.2, 5-sty stone front tenement. Hermann Rixmann to Henry W Gennerich. B & S. Mort $25,000. Dec 10. Dec 13, 1907. 4:1214—49. A $14,000—$26,000. other consid and 100

85th st E, No 210, s s, 130 e 3d av, 25x100, with all title to strip 25x2.2 on rear, 6-sty brk tenement and store. Sophie Mayer to Milton Mayer. Mort $27,000. Dec 18. Dec 19, 1907. 5:1530—43. A $10,500—$31,000. other consid and 100

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JOHN COOPER, PROPRIETOR
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**IRON and STEEL WORK FOR BUILDINGS, BRIDGES, &c.**

86th st W, No 166, s s, 110 e Amsterdam av, 20x102.2, 4-sty and basement stone front dwelling. Emilie P Turner to Josephine A Thibaut. Dec 18, 1907. 4:1216—60. A $16,500—$30,000. 100

95th st E, Nos 328 to 336, s s, 125 w 1st av, 125x100.8, three 6-sty brk tenements and stores. Joseph Isaacs to Isaacs Realty Co, a corpn. All liens. Dec 13. Dec 14, 1907. 5:1557—32 to 35. A $35,000—$92,000. other consid and 100

97th st E, No 335, n s, 110 w 1st av, 29.9x100.11, 5-sty brk tenement. Morris and Rosie Faerber to Samuel Postol, all of. Mort $23,625, and all liens. Dec 9. Dec 16, 1907, 6:1669—21. A $5,800—$21,500. other consid and 100

97th st E, No 337, n s, 80 w 1st av, 30x100.11, 5-sty brk tenement. Morris and Rosie Faerber to Selig Rosenblum. ½ right, title and interest. Mort $23,625, and all liens. Dec 11. Dec 16, 1907. 6:1699—22. A $6,000—$22,000. other consid and 100

98th st W, No 46, s s, 450 w Central Park West, 25x100.11, vacant. Anna Moss to Clover Stables, a Corpn. Mort $14,600. Dec 16. Dec 17, 1907. 7:1833—51. A $11,000—$11,000. nom

98th st W, No 46. Power of attorney. Anna Moss to Benj A Levine. Dec 3. Dec 17, 1907. 7:1833. ——

103d st E, No 237, n s, 150 w 2d av, 25x100.11, 6-sty brk tenement and store. Louis Sternlieb et al to Annie and Dora Sternlieb and Fanny Augenstein. Mort $31,650. Dec 13, 1907. 6:1653—18. A $8,000—$31,000. other consid and 100

103d st E, No 105, n s, 32 e Park av, 16x100.11, 3-sty stone front dwelling. Mort $5,000 and all liens. 6:1631—2. A $6,000—$6,500.

Post av, n s, 200 e Emerson st, runs n 160 x e 25 x s 156.6 to 10th av x s 6.1 to Post av x w 20 to beginning, vacant. Sub to all liens. 8:2223—21. A $5,000—$5,000.

Samuel and Ida Pearl to Minnie Witte. Q C. Sept 18, 1903. Dec 18, 1907. other consid and 100

Same property. Chester A Luff et al to same. All title. B & S. All liens. Jan 31, 1906. Dec 18, 1907. 6:1631, 8:2223. nom

Same property. Anton Perl or Pearl et al HEIRS, &c, David Pearl to same. Q C. All liens. Dec 21, 1905. Dec 18, 1907. 6:1631 and 8:2223. nom

Same property. Reuben Pearl to same. Q C. All liens. Sept 18, 1903. Dec 18, 1907. 6:1631, 8:2223. 8,400

Same property. Leon Pearl to same. Q C. All liens. Apr 6, 1905. Dec 18, 1907. 6:1631, 8:2223. other consid and 100

Same property. Anna wife of and Max Greenbaum et al to same. Q C. Nov 18, 1905. Dec 18, 1907. 6:1631, 8:2223. nom

103d st E, No 158, s s, 128.6 e Lexington av, 27x100.11, 5-sty stone front tenement. Konrad Guhring et al to Ida Pieper. Mort $22,250. Dec 17. Dec 18, 1907. 6:1630—47. A $11,000—$20,000. 100

107th st E, Nos 124 to 128, s s, 91.8 w Lexington av, 50x100.11, 6-sty brk tenement and store. Golde & Cohen to Max Levin, of Brooklyn. Mort $49,250. Nov 22. Dec 18, 1907. 6:1634—60. A $20,000—P $55,000. other consid and 100

108th st E, No 121, n s, 125 w Lexington av, 25x100.11, 5-sty brk tenement. Elenora or Eleanora Oberender to David Brekes. Mort $14,000. Dec 16. Dec 17, 1907. 6:1636—12. A $10,000—$20,000. other consid and 100

111th st W, No 302, s s, 260 e Manhattan av, runs s 106.2 x e 33 x n e on curve to point 299 e Manhattan av x n 100 to st x w 39 to beginning, 6-sty brk tenement and store. William Oppenheim to Lena Weinstein. ½ part. Mort $58,000. July 18. Dec 18, 1907. 7:1846—20. A $18,000—P $55,000. other consid and 100

112th st W, Nos 531 to 535, n s, 325 w Amsterdam av, 125x47.11 to s s of a lane x138.4x107.11, with all title in said lane, several 1 and 2-sty frame buildings and vacant. Emma W Wingate to Theresa C Curran. All title. B & S. Nov 21. Dec 18, 1907. 7:1884—15 to 19. A $57,500—$57,500. nom

112th st W, Nos 531 to 535, n s, 325 w Amsterdam av, 125x47.11 to s s of a lane x 138.4x107.11, with title to said lane, 1 and 2-sty frame buildings and vacant. Genevieve Moloughney to Theresa C Curran. 1-11 of 1-6 part. Dec 16, 1907. 7:1884—15 to 19. A $57,500—$57,500. nom

Same property. Edward J Moloughney and ano EXRS' Michael Moloughney to same. 1-6 part. All liens. Dec 12. Dec 16, 1907. 7:1884. 8,800

113th st E, No 20, s s, 281.3 e 5th av, 18.9x100.11, 5-sty brk tenement. J Oscar Marshall to Bella Secular. Mort $18,000. Nov 22. Dec 19, 1907. 6:1618—61. A $8,500—$15,000. other consid and 100

115th st E, No 125, n s, 242.8 e Park av, 24.10x100.11, part 6-sty brk tenement and store. Release two mortgages. Sender Jarmulowsky to Penco Realty Co. Dec 16. Dec 18, 1907. 6:1643. Assessed with lot No 12. nom

Same property. Release mortgage. Empire City Wood Working Co to same. Dec 16. Dec 18, 1907. 6:1643. other consid and 100

115th st E, No 218, s s, 300 e 3d av, 25x100.11, 5-sty stone front tenement. Alvina W Boessennecker INDIVID and as widow and et al HEIRS &c John H Boessennecker to Leonard Grosjean. Mort $18,000. Dec 18, 1907. 6:1664—37. A $7,000—$20,000. other consid and 100

118th st E, No 224, s s, 285 11 w 2d av, 24.1x100.11, 3-sty brk dwelling. Leonard Weill to Samuel Levy. 1-3 part. Mort $8,500. Nov 29. Dec 17, 1907. 6:1667—36. A $6,700—$12,000. other consid and 100

118th st E, No 417, n s, 194 e 1st av, 16.8x100.11, 3-sty stone front dwelling. Jacob Furman et al to Octavia Carfagno. Mort $5,000. Dec 13. Dec 14, 1907. 6:1806—9. A $4,000—$7,000. other consid and 100

121st st E, No 72, s s, 100 w Park av, 25x100.11, 5-sty stone front tenement. Abram Bachrach to Isaac Helfer. Mort $22,500. Dec 16, 1907. 6:1747—23. A $10,000—$21,000. other consid and 100

121st st W, No 10, s s, 160 w Mt Morris av, 20x100.11, 4-sty and basement stone front dwelling. Henry M Day to Emily D Day. Dec 19, 1907. 6:1720—24. A $10,000—$25,000. other consid and 100

121st st E, No 72, s s, 100 w Park av, 25x100.11, 5-sty stone front tenement. Isaac Helfer to Abram Bachrach. Mort $22,500. Dec 17. Dec 18, 1907. 6:1747—23. A $10,000—$21,000. other consid and 100

121st st E, Nos 317 and 319, n s, 175 e 2d av, 50x100.10, two 5-sty brk tenements. Annie Kovner to Rubin Schlegman. Mort $50,500. Dec 1. Dec 17, 1907. 6:1798—7 and 8. A $12,000—$50,000. other consid and 100

123d st E, Nos 440 to 448, s s, 100 w Pleasant av, 100x100.11, three 6-sty brk tenements and stores. Corporate Realty Co to Metropolitan Holding Co. Dec 9. Dec 13, 1907. 6:1810—29 to 32. A $21,000—P $90,000. nom

124th st W, Nos 122 to 126, s s, 225 w Lenox av, 56.3x100.11, three 4-sty stone front tenements and store in No 124. Godspeed Realty Impt Co to Bertha Cohn. Mort $50,500. Dec 16. Dec 17, 1907. 7:1908—43 to 44. A $27,000—$42,000. other consid and 100

127th st E, Nos 214 to 218, s s, 180 e 3d av, 40x99.11, 6-sty brk tenement and store. FORECLOS, Nov 25, 1907. Louis Adler (ref) to Metropolitan Holding Co. Dec 16. Dec 17, 1907. 6:1791—40. A $10,500—$47,000. 34,250

127th st E, No 132, s s, 65 w Lexington av, 35.10x99.11x35.11x99.11, 6-sty brk tenement and store. Leon Grobman to Benjamin Nieberg. All liens. Sept 14. Dec 18, 1907. 6:1775—59. A $10,000—$43,000. nom

127th st W, No 213, n s, 125 w 7th av, 13x99.11, 3-sty and basement stone front dwelling. Angelina M De Quesada to Angela De Socarras. Q C. Nov 18. Dec 16, 1907. 7:1933—26½. A $5,200—$7,500. 100

127th st E Nos 75 and 77, n s, 70 w Park av, runs n 75 x w 20 x n 24.11 x w 28 x s 99.11 to st x e 48 to beginning, 6-sty brk tenement. Isaac Michelson to Louis Levine. ½ part. Right, title and interest. Mort $57,800. Sept 1, 1906. Dec 13, 1907. 6:1752—32. A $17,000—$55,000. other consid and 100

129th st W, Nos 244 and 246, s s, 256 e 8th av, 110x99.11, 7-sty brk tenement.

21st st E, No 27, n s, 400 w 4th av, 25x98.9, 10-sty brk and stone loft and store building.

Arthur Haberman to John D Godfrey. All title. Mort $——. Dec 12. Dec 13, 1907. 7:1934—51. A $40,000—$175,000; 3:850—22. A $51,000—$130,000. nom

132d st W, No 234, s s, 455 e 8th av, 15x99.11, 3-sty stone front dwelling. Max A Davis to Henrietta Davis. Mort $10,250. Dec 10. Dec 18, 1907. 7:1937—46. A $6,000—$9,000. other consid and 100

133d st W, No 63, n s, 185 e Lenox av, 25x99.11, 5-sty stone front tenement. Samuel Epstein et al to Rae Elansky. All liens. Dec 17, 1907. 6:1731—9. A $10,000—$22,000. nom

133d st W, No 212, s s, 292 w 7th av, 26.11x99.11x27x99.11, 5-sty brk tenement. James N Thompson to Joseph Goodman. Mort $20,000. Dec 6. Dec 18, 1907. 7:1938—46. A $10,800—$25,000. nom

134th st W, No 520, s s, 436.9 w Amsterdam av, 43.9x99.11, 5-sty brk tenement. Release mort. Louis M Jones and ano to Chas E Jones Co, a corpn. Dec 17. Dec 18, 1907. 7:1987—50. A $15,000—P $30,000. nom

Same property. Release mort. N Y Investment & Impt Co to same. Dec 17. Dec 18, 1907. 7:1987. 37,236.60

136th st W, No 150, s s, 266.8 e 7th av, 16.8x99.11, 3-sty stone front dwelling. Rudolph J Muller to Isidor Simon. Mort $9,000. Dec 16, 1907. 7:1920—52½. A $6,600—$12,000. other consid and 100

138th st W, n s, 350 e Lenox av, 75x99.11, 1-sty frame building and vacant. FORECLOS, Dec 12, 1907. James T Brady (ref) to Scheer-Ginsberg Realty & Construction Co. Dec 13. Dec 17, 1907. 6:1736—16 to 18. A $24,000—$24,000. 20,000

138th st W, n s, 275 e Lenox av, 75x99.11, vacant. FORECLOS, Dec 12, 1907. Sampson H Weinhandler (ref) to Scheer-Ginsberg Realty & Construction Co. Dec 13. Dec 17, 1907. 6:1736—13 to 15. A $24,000—$24,000. 20,000

138th st W, n s, 250 e Lenox av, 25x99.11, vacant. FORECLOS, Dec 12, 1907. Auguste M Thiery (ref) to Scheer-Ginsberg Realty & Construction Co. Dec 13. Dec 17, 1907. 6:1736—12. A $8,000—exempt. 6,500

141st st W, Nos 310 and 312, s s, 150 w 8th av, 33.2x99.11x33.4x99.11, two 3-sty brk dwellings. Annie Aaron to Henry E Reinheimer. ½ part. All liens. Feb 23. Dec 14, 1907. 7:2042—55 and 56. A $6,600—$14,000. nom

Same property. Henry E Reinheimer to Belle R Aul. ½ part. All liens. Dec 12. Dec 14, 1907. 7:2042. nom

150th st, W, No 275, n s, 250 w 7th av, 40.11x99.11.

150th st W, No 281, n s, 372.9 w 7th av, 40.11x99.11.

150th st W, No 283, n s, 413.8 w 7th av, 40.11x99.11.

Three 5-sty brk tenements.

FORECLOS, Nov 14, 1907. John E Connelly (ref) to Chas A Fisher of Hackensack, N J. Morts $90,000. Nov 26. Dec 19, 1907. 7:2036—14, 16 and 21. A $28,500—$111,000. 35,000

Same property. Chas A Fisher to Simon Shapiro. B & S. Mort $90,000. Dec 18. Dec 19, 1907. 7:2036. other consid and 100

163d st W, Nos 459 and 461, n s, 175 e Amsterdam av, 50x112.6, two 6-sty brk tenements. FORECLOS, Dec 5, 1907. Joseph P Morrissey (ref) to Ferdinand Cahn. Dec 14. Dec 17, 1907. 8:2110—101 and 102. A $16,000—P $30,000. 6,750

163d st W, No 461, n s, 175 e Amsterdam av, 25x112.6, 6-sty brk tenement. Release mortgage. Realty Mortgage Co to Ferdinand Cahn. Dec 10. Dec 17, 1907. 8:2110—102. Assessed with lot No 101. 20,000

Av B, Nos 275 and 277 16th st, No 601 | n e cor 16th st, 42x93, three 5-sty brk tenements and stores. Isidor Sinkovitz to Anna Tepfer of Brooklyn. Mort $——. Dec 17, 1907. 3:984—12 and 5. A $18,200—$30,500. 100

Av B, No 143 9th st, No 601 | n e cor 9th st, 23.3x70, 6-sty brk tenement and store. Jacob Stroh et al to Joseph Sookne. Mort $49,770. Dec 11. Dec 16, 1907. 2:392—1. A $24,000—$40,000. other consid and 100

Av C, No 215, w s, 23 n 13th st, 22.10x63, 5-sty brk tenement and store. Robert Rosenthal to Charles Degen. Mort $16,500. Dec 14. Dec 16, 1907. 2:396—36. A $8,000—$12,000. nom

Av D, Nos 205 and 207, w s, 68.9 n 13th st, 92x88, 2-sty brk office and 1-sty frame building in rear and vacant. Edith McCreery to Mary L Barbey. Nov 27. Dec 18, 1907. 2:383—31 to 34. A $18,000—$22,000. 100

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

Av D, No 11, n w s, abt 115 n 2d st, 23.5x93.
Av D, No 13, n w s, abt 45 s 3d st, 23.5x53, 6-sty brk tenement and store.
Sam Michelson to Abraham Michelson, of Coytesville, N J. ½ part. All liens. Dec 12. Dec 13, 1907. 2:372—39. A $24,000 -$55,000. other consid and 100

Av D, Nos 130 and 132, e s, 26.8 n 9th st, 52.10x101.11, two 5-sty brk tenements and stores. Louis Levine to Abraham Michelson, of Coytesville, N J. All liens. Dec 11. Dec 13, 1907. 2:366—2 and 4. A $28,000—$60,000. other consid and 100

Amsterdam av, No 770. w s, 50.5 s 98th st, 25x92.5, 5-sty brk tenement and store. August Hassemer to Robt S Streep. Mort $15,000. Dec 16, 1907. 7:1869—34. A $15,500—$25,000. other consid and 100

Amsterdam av, Nos 2525 to 2531, e s, 45.4 n 185th st, 82.8x100, two 6-sty brk tenements and stores. Mose Press and ano to Albert London. Q C. Nov 7. Dec 16, 1907. 8:2149—76 and 77. A $26,000—$92,000. nom

Same property. Release mortgage. Frank Barker as TRUSTEE to same. Nov 30. Dec 16, 1907. 8:2149. nom

Same property. Release mortgage. Rhode Island Hospital Trust Co to same. Oct 24. Dec 16, 1907. 8:2149. 15,000

Same property. Release mortgage. Corporate Realty Association to same. Nov 30. Dec 16, 1907. 8:2149. 28,000

Same property. Agreement as to consent of release mortgage. The Rhode Island Hospital Trust Co with Henry Ettelson. Louis Meryash, Amsterdam Holding Co and Frank Barker as TRUSTEE. Nov 30. Dec 16, 1907. 8:2149. nom

Same property. Agreement as to consent of release of mortgage. Henry Ettelson with Louis Meryash, Frank Barker as TRUSTEE and Amsterdam Holding Co. Nov 30. Dec 16, 1907. 8:2149. nom

Amsterdam av, Nos 2525 and 2527, e s, 45.4 n 185th st, 41.4x100, 6-sty brk tenement and store. Release mortgage. Henry Ettelson and ano to Albert London. Dec 7. Dec 16, 1907. 8:2149—76. A $13,000—$46,000. 7,500

Amsterdam av, Nos 2529 and 2531, e s, 86.8 n 185th st, 41.4x100, 6-sty brk tenement and store. Release mortgage. Henry Ettelson and ano to Albert London. Dec 7. Dec 16, 1907. 8:2149—77. A $13,000—$46,000. 7,500

Amsterdam av, Nos 2212 to 2218 | s w cor 170th st, runs s 75 x w 100 x s 20 x w 150 x n 95 to s s 170th st x e 250 to beginning, five 5-sty brk tenements, stores on av. FORECLOS, Dec 17, 1907. Geo J Gillespie referee to The Roosevelt Realty & Construction Co. Mort, &c, $227,675.87. Dec 17. Dec 18, 1907. 8:2126—36 to 44. A $77,000—P $145,000. 10,000

Audubon av, No 11, e s, 34.11 s 166th st, 35.4x96x48.6x95, 6-sty brk tenement. Release mortgage. Manhattan Life Ins Co to Isaac Liberman and Harris Friedman trustees for David Levy and ano. Dec 13. Dec 16, 1907. 8:2123—28. A $11,500—$40,000. 22,500

Amsterdam av, 169th st | n w cor 169th st, 101.7x100, vacant. Myer Cohen to Nathan Goldstein. Undivided right, title and interest. Mort $55,000. Dec 13. Dec 14, 1907. 8:2126—45 to 48. A $53,000—$53,000. other consid and 100

Bowery, No 292, w s, 66 n Houston st, 22.6x77.10x15.2x79.5, 5-sty brk loft and store building. Edith McCreery to Isidor H Kempner. Nov 27. Dec 14, 1907. 2:521—86. A $14,000—$21,000. other consid and 100

Broadway, n e cor 151st st, 49.11x100, vacant. David Shaff et al to Beckie Cohen. All liens. Dec 13, 1907. 7:2083—1 and 2. A $40,000—$40,000. other consid and 100

Broadway, No 2500, n e cor 93d st, —x—.

Broadway, No 2502, e s, 55 n 93d st, —x—.
Agreement as to encroachments. The Evangelical Lutheran Church of the Advent with The Ninety-Third Street Co. Nov 30. Dec 17, 1907. 4:1241. nom

Broadway, 172d st | s e cor 172d st, 100.6x84.9x95x117.8.

St Nicholas av, 172d st | s w cor 172d st, 95x100.

Broadway, 171st st | n e cor 171st st, 100.6x184.9 to w s St Nicholas av, x 95 x151.9, vacant.
Columbian Realty Co to Jermyn Realty & Construction Co. Mort $125,000. Dec 1. Dec 19, 1907. 8:2141—13 to 28. A $146,500—$146,500. other consid and 100

Broadway, Nos 1851 to 1855, 61st st, No 10 | s w cor 61st st, 87.2x125.4x75.5x81.6, 12-sty brk and stone tenement and store. Jermyn Realty & Construction Co to Columbian Realty Co. Morts $565,000. Dec 16. Dec 19, 1907. 4:1113—47. A $190,000—$525,000. other consid and 100

Broadway, w s,
Fort Washington av, e s, 179th st, n s, 180th st, s s, Broadway, w s, Fort Washington av, e s, 178th st, n s, 179th st, s s. | the block.
the block, with all title to n s of 179th st.
1 and 2-sty stone hospital and 1 and 2-sty frame buildings and vacant.
Fort Washington Syndicate to Sarah V Baker, of Borough of Richmond. B & S. Dec 17. Dec 18, 1907. 8:2176—13 and 14. A $275,260—$290,200. other consid and 100

Broadway, Fort Washington av, 180 h st | w s, at first angle n of Depot road or lane, runs s 22.6 x w 338 to e s Fort Washington av or Ridge road, x n 458 to s s road or lane leading from Kingsbride road to Hudson river, x e — to s s 180th st x e 314.6 to s s of a lane, x s e — x s — to Broadway x s 422 to beginning, except strip between n s and s s 179th st, between Broadway and Fort Washington av, 1 and 2-sty brk and stone hospital and 1-sty frame building and vacant. Release mort. Robert R Perkins et al EXRS Hosea B Perkins to Sarah V Baker. Dec 17. Dec 18, 1907. 8:2176—13—14. A $275,200—$290,200. nom

Same property. Sarah V Baker to Fort Washington Syndicate. B & S. Dec 17. Dec 18, 1907. 8:2176. other consid and 100

Lexington av, No 1837, e s, 41.2 s 114th st, 19.9x78, 4-sty stone front tenement and store. 6:1641—51. A $8,500—$14,000.

Commerce st, No 33, n s, abt 50 w Bedford st, 25x37x24.9x37, 3-sty frame tenement. 2:584—54. A $3,500—$4,000.
Chas E Neier to Emma M S Mestaniz. Mort $19,000. Dec 14. Dec 16, 1907. other consid and 100

Madison av, Nos 706 and 708, 63d st | s w cor 63d st, 40.5x70, two 5-sty brk office and store buildings. Caroline L Foley to Rutherfurd Realty Co. B & S. Mort $—. Nov 1. Dec 13, 1907. 5:1377—58. A $110,000—$140,000. 100

Madison av, No 1623, e s, 100.11 s 109th st, 16x70, 5-sty brk tenement and store. Annie Goldflam to Mary Els. Mort $15,250. Dec 13. Dec 16, 1907. 6:1614—19. A $8,000—$12,500. other consid and 100

Manhattan av, No 150. Certificate as to payment of transfer tax of $2,600.19. P C Dugan, Deputy Comptroller of State N Y to Estate Calvin E Brodhead, late of East Mauch Chunk, Pa. Dec 12. Dec 16, 1907. (Transfer Tax liber.)

Park av, Nos 1515 to 1521, 110th st, Nos 101 and 103 | n e cor 110th st, 100.11x35, 6-sty brk tenement and store. Godspeed Realty Impt Co to Samuel Portman. Mort $67,250. Dec 13. Dec 14, 1907. 6:1638—1. A $20,000—$55,000. nom

Riverside Drive, No 80, 80th st, No 325 | n e cor 80th st, runs e 41.9 x n 32.4 x e 5 x n 8x w 17.9 x n 0.8 x w 22.1 to Drive x s 41.6 to beginning, 5-sty brk apd stone dwelling. Andrew J Kerwin Jr to Mary A Jeffery. B & S. All liens. Dec 16, 1907. 4:1244—33. A $33,000—$58,000. nom

West Broadway, No 555, e s, 97 s 3d st, 22x128, 3-sty brk loft and store building and 5-sty brk tenement in rear. John B Ireland to Adelia A Sicard. Mort $25,000. July 23, 1906. Dec 16, 1907. 2:536—13. A $19,000—$23,000. nom

West End av, No 674, e s, 47.5 s 93d st, runs e 43.7 x s 9.10 x e 17.5 x s 13 x w 68 to av x n 20 to beginning, 5-sty brk dwelling. John F Doyle to Katharine W Rogers. Mort $15,000. May 22, 1902. Dec 19, 1907. 4:1240—63. $20,000—23,000

1st av, Nos 1961 and 1963, w s, 63.11 s 101st st, 37x100, 6-sty brk tenement and store. Louis Livingston et al to Henry Strauss. Mort $48,000. Dec 12. Dec 14, 1907. 6:1672—assessed with lot 27. other consid and 100

1st av, No 2209, w s, 50 n 113th st, 25x75, 5-sty brk tenement and store. Salvatore Laino to Chester A Luff, of Newark, N J. 1-10 part. Mort $10,500. Dec 13, 1907. 6:1685—27. A $7,000—$17,000. nom

1st av, No 1326, 71st st, Nos 401 and 403 | n e cor 71st st, 27.2x75, 4-sty brk tenement and store. 5:1466—1. A $15,000—$25,000.

73d st E, Nos 515 and 517, n s, 248 e Av A, 75x102.2, 1-sty brk bldg and vacant. 5:1485—11 and 13. A $18,500—$21,000.

73d st E, No 523, n s, 323 e Av A, 25x102.2, 3-sty brk stable. 5:1485—14. A $6,000—$12,000.

2d av, No 2109, 109th st, Nos 244 and 246 | s w cor 109th st, 26.3x100, 5-sty brk tenement and store. 6:1658—28. A $14,500—$33,000.

Stebbins av, No 1143, 167th st, Prospect av | n w cor 167th st, runs n along av, 85.3 x w 29.3 and 29.3 to e s Prospect av, x s 90 to n s 167th st, x e 34.1 to beginning, 1-sty frame building and vacant. 11:3081.

Crotona av, 180th st | n w cor 180th st, 135.2x66.1, vacant. 10:2693.
George Walsh et al to James McGee. B & S. Dec 11. Dec 16, 1907. 10:2693. other consid and 100

1st av, No 871, w s, 50.5 s 49th st, 25x100, 5-sty brk tenement and store. Mamie Nathan to Eva Nathan. ½ part. All title. Mort $23,200. Dec 16, 1907. 5:1341—28. A $12,000—$22,500. other consid and 100

2d av, No 2288, e s, 75.8 n 117th st, 25.3x100, 5-sty stone front tenement and store. Fedele Rinaldini to Leopold Freund. Mort $23,150. Oct 28. Dec 16, 1907. 6:1689—4. A $9,000—$22,000. other consid and 100

2d av, No 1034, e s, 80.5 s 55th st, 20x64, 4-sty brk tenement and store. Ignatz Pollak to Mary Arnstein. Mort $8,000. Dec 13. Dec 14, 1907. 5:1347—52. A $9,000—$13,000. other consid and 100

2d av, No 324, e s, 21.8 s 19th st, 21.8x100, 4-sty brk tenement. Charlotte Handley to Julia Toulmin. Mar 14. All liens. Dec 16, 1907. 3:924—62. A $13,500—$19,000. 3,000

2d av, No 2449, 125th st, No 259 | n w cor 125th st, 74.10x18, 5-sty stone front tenement and store. Leonard Weill to Samuel Levy. ½ part. Mort ½ of $14,000. Nov 29. Dec 13, 1907. 6:1790—24. A $14,000—$25,000. other consid and 100

2d av, Nos 1920 and 1922, 99th st, No 301 | n e cor 99th st, 40.11x106, 6-sty brk tenement and store. Joseph Klein to Joseph Hornstein. Mort $70,095. Dec 16. Dec 18, 1907. 6:1671—1. A $20,000—P $55,000. other consid and 100

2d av, No 561, 31st st, Nos 250 and 252 | s w cor 31st st, 20x77, 4-sty brk tenement and store with 1-sty frame extension. Leonard Weill to Samuel Levy. 1-3 part. Mort $20,000. Nov 29. Dec 17, 1907. 3:911—38. A $17,500—$23,000. other consid and 100

2d av, Nos 1094 and 1096, e s, 60.3 s 58th st, 40.2x100, 6-sty brk tenement and store. FORECLOS. Dec 13, 1907. John E Sheehy (ref) to Aaron Goodman. Morts $50,250. Dec 18. Dec 19, 1907. 5:1350—52. A $25,000—$35,000. $10,000 over morts

3d av, Nos 1356 to 1360, 77th st, No 177 | n w cor 77th st, 76.8x90, three 4-sty brk tenements and stores. 5:1412—33 to 35. A $61,000—$90,000.

77th st W, Nos 173 and 175, n s, 90 w 3d av, runs w 60 x n 102.2 x e 50 x s 25.6 x e 10 x s 76.8 to beginning, two 5-sty brk tenements. 5:1412—31 and 32. A $30,000—$56,000.

30th st W, Nos 151 to 155, n s, 75 e 7th av, 75x98.9, 2 and 3-sty brk laundry. 3:806—6. A $95,000—$105,000.

Lexington av, No 421, e s, 60.4 n 43d st, 19x90, 3-sty stone front dwelling. 5:1298—20. A $17,000—$21,000.

Madison st, Nos 356 and 356½ and 358, s s, 315.7 w Jackson st, 47x94.9, three 4-sty brk tenements. 1:266—59. A $24,000—$32,000.
Charles Germond to Mary Germond. Right, title and interst. Dec 12. Dec 18, 1907. other consid and 100

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# THE GEORGE A. JUST COMPANY

**239 Vernon Ave., Boro. of Queens, New York City**

# IRONWORK FOR BUILDINGS


3d av, No 1583 | s e cor 89th st, 25.8x—x—x31.6 on 89th st, 3-
89th st, No 200 | sty brk tenement and store. Release claims, &c, as to Elevated R R. Mary Archer to Interborough Rapid Transit Co, N Y Elevated R R Co and Manhattan Railway Co. Oct 10. Dec 19, 1907. 5:1534—1. A $19,000—$20,000. 750

3d av, No 430 | s w cor 30th st, 25x95, 5-sty brk tene-
30th st, Nos 158 and 160 | ment and store with 1-sty extension. Wm E Thorn as TRUSTEE to Mary A Grace. Dec 2. Dec 14, 1907. 3:885—49. A $31,600—$42,500. other consid and 100

5th av, No 1337 | n e cor 112th st, 25.2x96, 5-sty brk tenement and
112th st, No 1 | store. Isaac Reubenstone et al to Julia Crohn and Martha Rodenberg. Q C. Nov 29. Dec 16, 1907. 6:1618—1. A $26,500—$47,000. nom

5th av, No 601, e s, 73.5 n 48th st, runs e 100 x s 0.5 x e 25 x n 27.5 x w 125 to av x s 27 to beginning, 5-sty brk dwelling. Anson R Flower to Ida B Flower, of Watertown, N Y. Nov 20, 1903. Dec 17, 1907. 5:1284—4. A $255,000—$300,000. nom

6th av, Nos 33 to 39 | s w cor 4th st, runs s 105 x w 54 x n w
4th st | 27 to e s Cornelia st x n e 115.5 to s s
Cornelia st, Nos 2 to 8 | 4th st x e 9.3 to beginning, four 2-sty frame (brk front) tenements and stores, and three 3-sty frame tenements and stores. Leah Goldstein and ano to Barbara Cavinato. 2-3 parts. All title. Morts $65,000. Dec 17. Dec 18, 1907. 2:589—23, 25, 26 and 27. A $45,500—$50,000.
other consid and 100

6th av, No 811, w s, 20 s 46th st, 20x80, 4-sty brk tenement and store. Louisa Hoguet and ano to Robt J Hoguet. Q C. Nov 13. Dec 19, 1907. 4:998—35½. A $30,000—$35,000. nom

8th av, No 916, e s, 62.11 n 54th st, 23.8x80, 4-sty brk tenement and store. Nicholas Condack to Chris Stampul of Jersey City, N J. B & S and C a G. Oct 14. Dec 19, 1907. 4:1026—3. A $25,000—$29,000. other consid and 100

8th av, No 948 | n e cor 56th st, 20.5x90.
56th st, Nos 245 to 249 |
8th av, No 950, e s, 20.5 n 56th st, 40x90.
four 1-sty frame stores and vacant.
John F Betz Sr to John F Betz Jr. Nov 15. Dec 18, 1907. 4:1028—1 to 3. A $108,000—$108,000. gift

9th av, No 127 | s w cor 18th st, 25x100, 4-sty brk tene-
18th st, Nos 400 to 406 | ment and store and 2 and 3-sty frame tenements and stores in st. Jane E Hill annuitant under will Henry V Parsell to Henry V A Parsell. Q C. Nov 30. Dec 13, 1907. 3:715—35. A $17,000—$25,000. nom

9th av, No 521. Consent as to release of claims, &c, with Manhattan Railway et al. Augusta E Hemmer and Wm Krupff EXRS Fredk A Hemmer to Beadleston & Woerz and Ida Held. Aug 22. Dec 17, 1907. 3:736. 100

### MISCELLANEOUS.

All right, title and interest in trust created under will of Estate Fredrick Emanuel, deceased, to secure indebtedness. Juliana Emanuel to Louisa Davis. Dec 14. Dec 18, 1907. (Miscellaneous.) nom

Exemplified copy last will and testament of Alice A Williams, of N Y. Sept 7, 1899. Dec 14, 1907. Wills. —

Power of attorney. Vincenzo Colletti to Lizzie wife Vincenzo Colletti. July 1, 1899. Dec 16, 1907. —

Power of attorney. Jeannette Rosenblatt to Henry Wasserman. June 18. Dec 16, 1907. —

Power of attorney. Abraham Wasserman et al to Ludwig Gunzendorfer. June 20, 1907. Dec 16, 1907. —

Power of attorney. Sadie Brown to Julius and Katie Brown. Dec 9. Dec 16, 1907. —

### BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Austin pl, s e s, 132.2 n e St Josephs st, runs n e 502 x s e 120.9 x s w 519.9 x n w 3.2 x — 56.7 x n w 70.3 to beginning, vacant. FORECLOS, Dec 11, 1907. John Palmieri referee to Rosetta Jonson. Mort $12,000. Dec 16. Dec 17, 1907. 10:2601. 12,000

*Delancey pl or st, e s, 186 n Morris Park av, 194.11x90. |
Delancey pl or st, w s, 180 n Morris Park av, 100x95. |
Samuel Spiegler to Casriel Benjamin. All title. Mort $5,000. Dec 14. Dec 16, 1907. nom

Elm pl, No 11, w s, 84.4 n 189th st, 25.3x89.6x25x85.7, 2-sty frame dwelling. Sarah A Lisk to S R Waldron, of Huntington Manor, N Y. Mort $6,000. Dec 13, 1907. 11:3023.
other consid and 100

Elm pl, No 11, w s, 84.4 n 189th st, 25.3x89.6x25x85.7, 2-sty frame dwelling. Release mort. Robt W Todd to Sarah A Lisk. July 17. Dec 13, 1907. 11:3023. 500

Fox st, and being parcel 2 B on damage map for opening Fox st, from Prospect av to Leggett av. Release mortgage. MUTUAL LIFE INSURANCE CO of N Y to The City of New York. Nov 26. Dec 18, 1907. 10:2684. nom

Hewitt pl, w s, 135 n Macy pl, runs w 100 x n 5 x w 141.11 x n 40 x e 112.6 x n 5.5 x e 129.5 to Hewitt pl x s 50.5 to beginning, vacant. Esther Koller to Beatrice Zieger. Mort $13,500. Nov 8. Dec 16, 1907. 10:2688. nom

Home st, s s, 91.9 w Prospect av, 40.1x99.9x64.1x120.2, vacant. Irving W Young to Emoh Realty Co. B & S. All liens. Dec 19, 1907. 10:2680. nom

Jessup pl, e s, 105.10 n 170th st, 27.8x92.9x92.9x31.2x78.4, vacant. Thomas Marrin to William Masterson. Dec 12. Dec 13, 1907. 11:2872. other consid and 100

Jessup pl, e s, 105.10 n 170th st, 25x71.11 to w s 170th st x28.2 x78.11. |
Jessup pl, No 12, e s, 130.10 n 170th st, 25x104.11 to w s 170th st x28.2x91.11, |
2-sty frame dwelling. |
William Masterson to Thomas Marrin. Dec 12. Dec 13, 1907. 11:2872. other consid and 100

*McDonald st, n s, 257 e Eastchester road, 50x100. John A Johnson to Hudson P Rose Co. Dec 9. Dec 17, 1907. nom

*McDonald st, n s, 257 e Eastchester road, 25x100. Hudson P Rose Co to Margt M McCarty. Dec 14. Dec 18, 1907. nom

Palisade pl, n s, about 162.3 n w Popham av, 50x102.3, vacant. Geo F Moody to Henry L Phillips, J Clarence Davies and Lawrence Davies. Mort $2,000. Dec 9. Dec 17, 1907. 11:2877. 100

*Poplar st, n s, 13 e Bear Swamp road, and being lot 3, map (No 286) in partition action, Wells and ano agt Storer et al, 25x100. James La Porta to Mary M De Canio. Mort $4,500 and all liens. Dec 18. Dec 19, 1907. 100

Palisade pl, n s, 162.3 n w Popham av, 50x102.3, vacant. Henry L Phillips et al to Geo F Moody. Mort $2,000. Dec 14, 1907. 11:2877. other consid and 100

Park st (Terrace pl) | s w cor Terrace pl, 175x100, vacant. |
Terrace pl |
Eagle av | n e cor 149th st, 300x200 to Park st (Terrace pl), ex-
149th st | cept part for 149th st, 2-sty frame dwelling and vacant.
Milton Mayer to Joseph N Ulman. ½ part. Mort $48,000. Dec 14. Dec 16, 1907. 10:2623. nom

Simpson st | e s, at s e s Dongan st, runs n e 198.6 x n |
Dongan st | e, e, and s e — to w s Southern Boulevard, x |
Southern Boulevard | s 227.4 x w 210 to Simpson st x n 75.5 to beginning, vacant.
Whitlock av | w s, at s w s Hunts Point road, runs w, s w and
Hunts Point road | s along road — to e s Southern Boulevard,
Southern Boulevard | x — 267.3 x e 199.11 to av x n 106.10 to beginning, vacant.
Hugh J Grant to Henry Morgenthau. ½ part. Dec 17, 1907. 10:2723—2735. other consid and 100

*7th st, n s, 150 w Av B, 25x80, Unionport. Caroline Keller to Lena Henry. Mort $4,000. Dec 16. Dec 18, 1907.
other consid and 100

136th st | n s, 199.4 w Southern Boulevard, 68 to Cypress av x200
Cypress av | to s s 137th st, vacant. Charles Stich et al to Edwin
137th st | Schwab. B & S. All liens. Dec 14. Dec 16, 1907. 10:2565. nom

138th st, No 617, n s, 462.6 e St Anns av, 37.6x100, 6-sty brk tenement and store. Knepper Realty Co to Jennie Reichman. Mort $52,000. Nov 9. Dec 16, 1907. 10:2552.
other consid and 100

138th st, n s, 900 e Willis av, 25x100. |
138th st, n s, adjoining above on west, 25x100. |
Encroachment agreement. The Herman Stursberg Realty Co with Cornelius Van Cleef. Dec 9. Dec 19, 1907. 9:2283. nom

138th st, No 593, n s, 242.10 e St Anns av, 39.3x100.
138th st, No 601, n s, 321.5 e St Anns av, 39.3x100.
138th st, No 605, n s, 360.8 e St Anns av, 39.3x100.
Three 6-sty brk tenements and stores.
Abraham Kassel et al to Joseph Toch. Mort $135,714.28. Dec 17. Dec 19, 1907. 10:2551 and 2552. nom

148th st, No 527 (787), n s, 299.2 w St Anns av, 37.10x84.9, 5-sty brk tenement. Emma M S Mestaniz to Chas E Neier, of Richmond Hill, L I. Mort $33,500 and all liens. Dec 14. Dec 16, 1907. 9:2275. other consid and 100

150th st, Nos 285 to 289, n s, 170.3 e Morris av, 50x118.5, two 2-sty frame dwellings. Joseph Keck to Herman A Keck. B & S. Sept 26. Dec 17, 1907. 9:2410. 100

Same property. Herman A Keck to Joseph Keck and Therese his wife. B & S. Sept 26. Dec 17, 1907. 9:2410. 100

166th st | s s, present line, at c l Old Bremer av, as on map
Devoe st | Highbridgeville, runs s 178 x w 25.5 to w s Old
Old Bremer av | Bremer av x n 119.7 to Old Devoe st x s 20.8 x n 76.3 to 166th st x e 16.5, vacant. Wm J Walter to Elizabeth J Bagot, Mary J Hindley and Alice J Harris. Q C. Nov 30. Dec 14, 1907. 9:2513. nom

166th st, n s, 72.9 w Woodycrest av, runs w — to c l Old Bremer av x n — x n e — x s — to beginning.
166th st, s s, 53.3 w Woodycrest av, runs w 25.5 to c l Bremer av x s 178 x e — x n — to beginning, vacant.
Wm J Walter to Eliz J Bagot, Mary J Hindley and Alice J Harris. Q C. Nov 12. Dec 13, 1907. 9:2513. nom

169th st, No 383, n s, 42.6 w College av, 20x90, 2-sty frame dwelling. Thornton Bros Co to Edward Keil. Dec 12. Dec 14, 1907. 11:2785. other consid and 100

Same property. Release mort. Newbold Morris EXR Augustus N Morris to Thornton Bros Co. Dec 13. Dec 14, 1907. 11:2785. 2,000

169th st, s w s, 100 n w Shakespeare av, 50x150, except part for 169th st, vacant. FORECLOS, June 20, 1907. Lee Phillips (ref) to The Acme Building Co. Dec 18. Dec 19, 1907. 9:2517. 2,500

176th st, No 357, n s, 15 w Walton av, 50x125, 2-sty frame dwelling and vacant. Jacob Stroh to The Thousand Realty-Construction Co. Mort $4,500. Dec 11. Dec 16, 1907. 11:2851.
other consid and 100

178th st, s s, 160.7 w Daly av, strip, 2.3x81.4. Katherine P Hooks to J C Julius Langbein. ½ part. All title. Q C. Dec 9. Dec 13, 1907. 11:3121. other consid and 100

178th st | s w cor Daly av, 160.7x81.4, vacant. Same to same. ½
Daly av | part. All title. B & S. Mort $12,000 and all liens. Dec 9. Dec 13, 1907. 11:3121. other consid and 100

182d st | s w cor Hughes av, 50.7x65.10x50.1x64.10, with all title
Hughes av | to gore adjoining on south, —x—x—, vacant. Eliza Dayton to Marie wife August Krabo. Nov 25. Dec 19, 1907. 11:3070. other consid and 100

183d st, No 511 (767), n s, 70 w Bathgate av, 23x87.6, 2-sty frame dwelling. Marie Cerra to Peter Ross. ½ right, title and interest. Mort $4,225. Dec 14. Dec 16, 1907. 11:3053.
other consid and 100

183d st, No 916, s s, 50 w Hughes av, 25x75, except part taken for st, 3-sty frame dwelling. George Ramm to Antonino Laporta. Mort $5,250. Nov 25. Dec 18, 1907. 11:3071.
other consid and 100

184th st, s s, 90 w Grand av, 20.2x59.10, 2-sty frame dwelling. Herbert Aldhous to Jessie Batton. Mort $6,000. Dec 11. Dec 17, 1907. 11:3212. 7,500

188th st, s s, 225 w Bathgate av, 95x100, vacant. Kath T Martin and Alrick H Man EXRS Mary J Martin to Hubert E Rogers. July 9. Dec 16, 1907. 11:3057. 4,600

*216th st, late 2d st | n s, 50 w Ash av, runs n 165.8 x e 91.6 to w s
Ash av | Ash av x s 29.4 to w s Tilden av x s 78.8
Tilden av | to n s 2d st x w 50 to beginning, Laconia Park Edw A Kelly to Thos W Murray Jr. Dec 10. Dec 17, 1907. other consid and 100

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HUGH J. LAWLER, Treasurer
BEAM YARD: 132d STREET, PARK TO LEXINGTON AVENUES
STRUCTURAL STEEL AND ORNAMENTAL IRON
Office, 1959 Park Ave., CORNER 132D ST.

*223d st, late 9th av, s s, 330 w 4th av, 25x114, Wakefield. Edward M Hart to John W Holmes. ½ part. Mort $5,000. Dec 5, 1900 (?) should be 1907. Dec 18, 1907. other consid and 100

*226th st, late 12th av, n s, 105 e 5th av, 100x114, Wakefield. Yoodle Seligman et al to Sophie Seligman. Mort $2,500. Dec 2 . Dec 16, 1907. 100

*227th st, late 13th st (13th av), s s, abt 105 w 4th av, 50x114. Wakefield. Yoodle Seligman et al to Nellie Seligman. Mort $1,000 and all liens. Dec 16, 1907. 100

*227th st, late 13th st, s s, 80 e 5th av, 25x114, Wakefield. Giacoma Zanetti to Vigenza Russo. Mort $1,500. Dec 18, 1907. nom

*228th st (14th av), s s, 230 w Prospect Terrace, 25x114, Wakefield. John Novak to Henry Hellmers. Mort $3,500. Dec 18. Dec 19, 1907. other consid and 100

*234th st (20th st or av), n s, 231 e Carpenter av, 50x114, Wakefield. Henry Hellmers to John Novak. Dec 18, 1907. 100

236th st, late Opdyke av, n e cor Katonah av, late 2d st, 100x100, except part for Katonah av, vacant. John M Haffen to Emma L Eckert. Q C. Dec 5. Dec 16, 1907. 12:3385. nom

Aqueduct av (Ridge st), e s, 815 n 190th st, 50x232, to w s Croton Aqueduct, x72.6x232.8, 2-sty frame dwelling, 2-sty frame stable and vacant. Louis Meckes to John F Kaiser, of Mt. Vernon, N Y. Mort $4,800. Dec 6. Dec 18, 1907. 11:3215. other consid and 100

Anthony av, No 1857 Mt Hope pl | s w cor Mt Hope pl, 50x108.4x50x108.1, except part for av, 2 and 3-sty stone front dwelling. Wm R Montgomery to Matilda Leuchtenberg. Dec 12. Dec 13, 1907. 11:2802. nom

Belmont av 183d st | n w cor 183d st, 100x75, vacant. Release mortgage. Seymour P Kurzman to Wolf Burland. Dec 18. Dec 19, 1907. 11:3087. 4,000

*Bogart av, w s, 250 n Brady av, 50x100. Release mortgage. Van Nest Land & Impt Co to Fidelity Development Co. Dec 2. Dec 17, 1907. nom

*Burdett av, s s, 450 w Fort Schuyler road, 25x100.
Burdett av, n s, 584.4 w Fort Schuyler road, 25x100.
Burdett av, n s, 109.4 w Fort Schuyler road, 25x100.
Lamport av, s s, 550 w Fort Schuyler road, 25x100, Tremont Heights.
Release mort. Edw R Dennis et al to The Lamport Realty Co. Aug 3. Dec 17, 1907. 800

Bremer av, gore forming part of bed of Old Bremer av on map Highbridgeville and lying east of meridian line of blk 2513 and w of e s old line of said av and n of line parallel with n s 166th st and distant 77.3 n therefrom, measured along e s of said old av, vacant. William Doonan to Eliz J Bagot, Mary J Hindley and Alice J Harris. Q C. Dec 12. Dec 17, 1907. 9:2513. nom

*Bronx and Pelham Parkway Eastchester road | s e cor Eastchester road, runs s along e s of Eastchester road 84.8 x still s 162.7 x e 265.9 x n 165.11 x e 569.9 x s 352 x e 564 to Westchester Creek x n 261 and 264 to s s of Parkway x w 1,192 to beginning. National Mortgage Co to Isabella M Meeks. ½ part. Mort $63,000. May 23. Dec 16, 1907. nom

*Barker av, s w cor Morris st, 42.9x90x61.5x92.6, except part for Burke av, Lester Park. Release dower. Sadie T Le Mon to Henry C Jenkins or Joehncke. All title. Q C. Dec 2. Dec 16, 1907. 75

Brook av, No 1255, w s, 279.11 n 168th st, 45x90, 5-sty brk tenement. John H Buscall to August Raible. Mort $26,000. Dec 13. Dec 14, 1907. 9:2396. other consid and 100

College av, s e s, 50 n e 171st st, runs s e 100 x n e 25 x n 25.9 x n w 93.10 to av x s w 50 to beginning, vacant. J Clarence Davies to Geo F Moody. Mort $650. Dec 14, 1907. 11:2784. other consid and 100

*City Island av (Main st), e s, at s s land Scofield estate, runs s 100 x e — to high water mark of Long Island Sound x n — x w — to beginning, except
City Island av, e s, at s s land Scofield estate, runs s 100 x e 100 x n 100 x w 100 to beginning, City Island.
Plot begins at e s of City or Minneford av, at high water mark at line bet lands of City Island Athletic Club and —— Steifenhofer, runs s 100 x e 400 x n 100 x w 400 to beginning, being land under water.
Adam Hansen to Henry B Nevins. All title. B & S. Nov 12. Dec 13, 1907. nom

Clay av, No 1062, e s, 330 n 165th st, 27x80, 2 and 3-sty brk dwelling. Felicia L Denison to E N Sheppard. Mort $13,000. Dec 9. Dec 13, 1907. 9:2425. nom

Clinton av, w s, 26.1 n 181st st, 20x99.2, 2-sty frame dwelling. Release mortgage. Margaret Knox to Harry Feller. Dec 17. Dec 18, 1907. 11:3098. 4,500

College av, e s, 152.7 n 169th st, 50x100.
College av, w s, 765.2 n 169th st, 25x92.6.
College av, w s, 315.2 n 169th st, 400x92.6.
College av, w s, 190.2 n 169th st, 50x92.6.
vacant.
J C Julius Langbein to Joseph L Zoetzl. Morts $38,000 on this and other property and all liens. Dec 9. Dec 16, 1907. 11:2783-2784 and 2785. other consid and 100

College av, s e s, 50 n e 171st st, runs s e 100 x n e 25 x n 25.9 x n w 93.10 to av x s w 50 to beginning, vacant. Geo F Moody to J Clarence Davies. Dec 9. Dec 17, 1907. 11:2784. 100

Crotona av, w s, 275 n 181st st, deed reads at line between lots 55 and 56, map East Tremont, runs w — to c l Grove av x s 26.5 x e — to Crotona av x n — to beginning, vacant. Chas S Copeland et al EXRS and TRUSTEES Theron S Copeland to Bridget Taggart. Nov 8. Dec 17, 1907. 11:3083. 187.50

*Crosby av, n e cor Waterbury av, 25.9x98.10x25x105. Ercole Borrelli to Clemente D'Orsi. Mort $600. Dec 17. Dec 19, 1907. nom

*Commonwealth av, e s, 87.6 n Tremont av, 25x100. Max Lax to Hyman Seplovitz. ½ part. Mort ½ of $4,500. Dec 10. Dec 13, 1907. other consid and 100

*Castle Hill av, w s, 350 s Green lane, 25x153.8 to Washington pl x29.7x169.6. Salvatore Galasso to Hudson P Rose. Dec 12. Dec 13, 1907. nom

*De Milt av, s s, at w s lands conveyed to N Y C & H R R R Co by Wm D Penfield by deed dated July 3, 1903, runs s 266.1 to n s Bronx River pl x w 251.10 to c l Bronx River x n e — to s s De Milt av x e 70.11 to beginning.
De Milt av, s s, at w s land conveyed to New York Central & Hudson River Railroad Co by William W Penfield by deed dated July 3, 1903, runs w along av 75 to c l Bronx River x n — to s s of land conveyed to N Y State Realty & Terminal Co by Thos R Almond by deed dated Nov 7, 1905, x e 96 x s 108 to beginning.
Wm D Miller et al to N Y State Realty & Terminal Co. Dec 14. Dec 16, 1907. other consid and 100

Decatur av, or Norwood av, e s, 313.4 s 205th st, 25x112.6, vacant. Mary Russhon to Joseph Russhon. Mort $5,500. Sept 4. Dec 13, 1907. 12:3353. nom

Decatur av or Norwood av, n s, 250 e Mosholu Parkway North, 25x110, 2-sty frame dwelling. Wm C Bergen to Richard A McCormick. Mort $7,000. Dec 16. Dec 17, 1907. 12:3332. other consid and 100

*Eastern Boulevard (Willow Lane road), n s, at stone fence between land hereby conveyed and heirs of S Doty, runs n w 327 x s w 54.9 x s e 329 to st x n e 54.3 to beginning. CONTRACT. Benj F Nelson with Joseph Burke. Mort $2,100. April 5. Dec 18, 1907. 5,300

*Fowler av, e s, 325 s Neil av, 50x100. CONTRACT. Fidelity Development Co with Chas Wenzel. Dec 16. Dec 19, 1907. 3,000

Hughes av, No 2396, e s, 71.8 s 188th st, 24.10x87.6, 2-sty frame dwelling. Giovanni Russo to Jennie Reichman. Mort $8,000. Nov 6. Dec 16, 1907. 11:3076. nom

Hoe av, No 1206, e s, 109.3 n Home st, 25x100, 3-sty brk dwelling. John W Betz to Jeannette Betz. Morts $10,000. Dec 4. Dec 14, 1907. 11:2986. other consid and 100

Intervale av, w s, 266.11 s 167th st, 75x88x75.9x77.4, vacant. Jacob Hirsch to Josephine La Bahn. C a G. Sept 29, 1906. Dec 13, 1907. 10:2700. other consid and 100

Intervale av, e s, 144.3 n 165th st, 50x100, vacant. Jacob Levin to Rosie Levin. Dec 12. Dec 16, 1907. 10:2705. nom

Jerome av 171st st | s e cor 171st st, runs s 53.4 x n e 90.6 to s s 171st st x w 73.1 to beginning, gore, vacant. Edw L Woolf et al to John R Mackay. Dec 18, 1907. 11:2844—2845. other consid and 100

Jerome av, s e cor 171st st, runs s 53.4 x n e 90.6 to 171st st x w 73.1 to beginning, gore, vacant. John R Mackay to James R Roosevelt, Douglas Robinson and Robt H M Ferguson TRUSTEES Wm Astor for John J Astor and remaindermen. Dec 18. Dec 19, 1907. 11:2874—2875. nom

Lincoln av, Nos 161 and 163 135th st, Nos 258 to 262 | s w cor 135th st, 30.3x100, 4-sty brk tenement and store, with 1-sty frame extension. Leonard Weill to Samuel Levy. 1-3 part. Mort $10,000. Nov 29. Dec 17, 1907. 9:2317. other consid and 100

*Lyon av, s e s, — s Parker av, and being parts lots 25 and 26 blk C map Dore Lyons property at Westchester, begins 3 e line bet lots 24 and 25, runs s 100 x e 25 x n 100 to av x w 25 to beginning. Amelia Steinmetz to Henry Barge, of Astoria, L I. Mort $3,500. Dec 16. Dec 17, 1907. other consid and 100

Longfellow av, Nos 1487 and 1489, w s, 125 s 172d st, 50x100, two 3-sty frame tenements. Geo J Staab to Caroline Meyer, of Brooklyn. Mort $13,000. Dec 14, 1907. 11:3000. other consid and 100

*Madison av, s w s, part lot 137, on plot E, Estate Wm Adee, Westchester, begins at n e cor said lot 137, and s e cor lot 138, runs s w 100 x s e 25 x n e 100 to av x n w 25 to beginning.
St Lawrence av, e s, 100 s Merrill st, 25x100.
Bernard J. Reynolds to Sarah Clancy. ½ part. All liens. Mar 5. Dec 19, 1907. other consid and 100

Nelson av Aqueduct av | w s, 529 s from w s Macombs road, runs n w 200 to e s Aqueduct av x s w 50 x s e 200 to Nelson av x n e 50 to beginning, being a new st, vacant. Century Investing Co to The City of N Y. July 11. Dec 17, 1907. 11:2876. other consid and 100

Nelson av, e s, 200 s Macombs road, 25x85.9x26.9x76.3, vacant. Century Investing Co to Geo W Whiteside. Nov 12. Dec 16, 1907. 11:2876. other consid and 100

*North Oak Drive, e s, and being lots 69 and 70 amended map (No 1038) of Bronxwood Park, except so much as lies east of a line parallel to their east boundary line and 25 w therefrom. Walter W Taylor to Lillian M Austin. All liens. Dec 12. Dec 13, 1907. other consid and 100

*North Chestnut Drive, s s, and being lot 108 map (No 1038) amended map Bronxwood Park. Walter W Taylor to Lillian M Austin. All liens. Dec 12. Dec 13, 1907. other consid and 100

Oneida av, w s, 150 n 235th st, 25x100, 2-sty frame dwelling.
236th st, s s, 125 w Oneida av, 75x100, three 2-sty frame dwell'gs.
236th st, s s, 400 w Oneida av, 37x101.1x51x100, two 2-sty frame dwellings.
Geo W Lockwood to Joseph P Schwab. All liens. Nov 21. Dec 16, 1907. 12:3366. other consid and 100

Prospect av 181st st | n w cor 181st st, 66x150, being lot 77 map East Tremont, vacant.
Plot begins n s lot 77 or 66 n 181st st and 100.1 w from w s Prospect av, runs n 44 x w 50 x s 44 x e 50 to beginning, being part lot 76 map East Tremont, vacant.
James P Conlan to L Sonora H Harper. Dec 13. Dec 16, 1907. 11:3097. other consid and 100

Prospect av, No 981, w s, 217.2 s 165th st, 65x160, 2-sty frame dwelling, 2-sty frame stable and vacant. Joseph Liebertz to Eliz M Barry. Mort $30,000. Dec 9. Dec 16, 1907. 10:2678. nom

Plympton av, w s, 258 s Featherbed lane, 150x—x—x81, vacant.
Plympton av, w s, 208 s Featherbed lane, 25x78x25.2x75, vacant.
Aqueduct av or Featherbed lane, s s, 27 w Plympton av, 78.9x—x—x98.4 vacant.
Featherbed lane, s s, 48.6 w Nelson av, 24.3x110x24x113.6, vacant.
Louis Meckes to John F Kaiser, of Mt Vernon, N Y. Mort $8,300. Dec 5. Dec 18, 1907. 11:2874 and 2875. other consid and 100

Robbins av, s e cor 141st st, 100x111.4x101x98.9, vacant. Myer Cohn to Nathan Goldstein. Mort $18,500. Dec 13. Dec 14, 1907. 10:2569. other consid and 100

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**REINFORCED CONCRETE** For Factories and Warehouses
possesses advantages over all other forms of construction
**Turner Construction Co., 11 Broadway, N. Y.** ENGINEERS AND CONTRACTORS

Robbins av, n e cor 140th st, 125x100.10, vacant. Leonard Weill to Ernest Weill. 1-3 part. All liens. Dec 13, 1907. 10:2570. nom

*Rosedale av, e s, 100 n Merrill st, 50x100. Amelia Steinmetz to Henry Barge, of Astoria, L I. Mort $4,000. Dec 16. Dec 17, 1907. other consid and 100

*Road leading to Pelham, w s, s ½ of lot 2A on map estate Elijah Valentine at Westchester, 50x431 to mill pond x69x470, contains 493-1,000 acres. James Henderson et al to Lizzie H Burke. Q C. Jan 25, 1906. Dec 17, 1907. nom

*Same property. Euphemia M Cronin and ano to same. Q C. Mar 3, 1906. Dec 17, 1907. nom

*Same property. John Henderson to same. Q C. Jan 27, 1906. Dec 17, 1907. nom

Same property. Dora R Henderson widow and ano HEIRS George Henderson to same. Q C. July 18, 1907. Dec 17, 1907. nom

Randall av, s s, 50 w Manida st, 25x100, vacant. Releast mortgage. The Trust Co of America to East Bay Land & Impt Co. Nov 30. Dec 18, 1907. 10:2768. nom

Same property. East Bay Land & Impt Co to Francesco Zaccardo. Dec 18, 1907. 10:2768. other consid and 100

Southern Boulevard, Trafalgar pl, 175th st, 176th st — s w cor 176th st, runs w 126.9 to e s Trafalgar pl x s 49 x e 78 x s 235.8 to n s 175th st x e 128.9 to w s Southern Boulevard x n 271.6 to beginning, vacant. Emanuel Glauber et al to Morris Goldstein. Mort $28,500. Dec 18, 1907. 11:2958. omitted

Tinton av, late Beach av, s e cor 147th st, 50x100, vacant. David Schwartz to Samuel Tillis. ½ part. Mort $6,000. Dec 5. Dec 13, 1907. 10:2582. other consid and 100

*Unionport road, n w cor Grant av, 25x105. Frederick Rieper to Joseph Gamache. Mort $1,800. Dec 10. Dec 16, 1907. other consid and 100

Valles av, e s, at s w s, 256th st, 95.8x52.9x90.2x63.11, vacant.

Faraday av (Crescent av), n s, 194.11 on curve w Fieldston road, runs n 100 x w 150 x n 100 to s s Mosholu av x w 87.3 x s e 246.11 to n s Faraday av x e 92.6 to beginning, vacant. Release mortgage. The Park Mortgage Co to James S Segrave. Dec 12. Dec 17, 1907. 13:3421. nom

Valentine av, No 2924, s e s, 175.10 s w Bedford Park Boulevard or 182.6 s w Southern Boulevard, 37.6x100, 2-sty frame dwelling. Jane Kenn INDIVID and ano by Jane Kenn GUARDIAN to Chas H Busch. All title. B & S. Mort $3,750. Dec 17. Dec 18, 1907. 12:3297. 8,500

Same property. Chas H Busch to Grace Evangelical Lutheran Church. Mort $6,750. Dec 17. Dec 18, 1907. 12:3297. nom

*Westchester av, n s, 100 w Matilda st, 50x100, Washingtonville. John Slisz or Suss to Christina White. Q C. Nov 26. Dec 18, 1907. 100

Wales av, or Southern Boulevard, s w cor 141st st, 43.10x117.9x28.9x111.9, vacant. FORECLOS, Nov 19, 1907. Edward J McGoldrick (ref) to Century Investing Co. Dec 18, 1907. 10:2570. 7,900

*West Farms road, n s, about 7 e Bear Swamp road, and being part lot 38, partition map Wells et al vs Storer et al, begins at line between lots 37 and 38, and runs e along road 25 x n 60.7 x w — x s 58.3 to beginning. John T Donnelly to Martin Honohan. B & S. Dec 17. Dec 18, 1907. other consid and 100

*West Farms road, Poplar st — being part lot 38, same map, begins at line between lots 38 and 39, at point 60.7 n from West Farms road, runs n 60.7 to Poplar st x s w 25.5 x s 58.3 x e to beginning, except part for West Farms road. Wm F Donnelly to Mary E Farrelly. B & S. Dec 17. Dec 18, 1907. other consid and 100

Washington av, w s, 135 s w 178th st, 25x150, except part for av, vacant. The G H Lester Realty Co of N Y to Emma A Ingram. Mort $4,000. Dec 18. Dec 19, 1907. 11:3034. other consid and 100

Whitlock av, e s, 642.10 s Leggett av, 75x85, vacant. Thos F Somers to Robt J Gray. Dec 9. Dec 17, 1907. 10:2604. other consid and 100

Whitlock av, n w s, 120.8 n e St Josephs st, 496.9x136.10x419.9x134.3 to beginning, vacant. FORECLOS, Dec 11, 1907. John Palmieri referee to Rosetta Jonson. All liens. Mort $14,500. Dec 16. Dec 17, 1907. 10:2601. 14,000

West Farms road, Longfellow av, Home st — n w s, at n s Home st, runs n e along road 65.1 to w s Longfellow av x n 7.9 x n w 109.5 x s 33.9 x w 25 x s 81.5 to Home st x e 87.8 to beginning, vacant. Henry Barge to Amelia Steinmetz. Mort $7,000. Dec 16. Dec 17, 1907. 11:2993. other consid and 100

3d av, No 3664, e s, 264 s 170th st, old line, runs s e 209.8 x n e 50 x n w 209.6 to av x s w 50 to beginning, 3-sty frame tenement and store and vacant.

3d av, No 3662, e s, abt 290 s 170th st, also 75 n e from s w cor lot 86, runs s e 209.5 x n e 25 x n w 209.5 to av x s w 25 to beginning, being part of lot 86, map Morrisania, 3-sty frame tenement and store.

Also strip 2x209, lying north of above premises. John J Barry to Joseph Liebertz. Mort $24,500. Dec 9. Dec 16, 1907. 11:2925. nom

3d av, No 3963, late Fordham av, w s, 25 s w 173d st, late 11th st, runs s w 75.10 x w 95.3 x n 75 x e — to beginning, 2-sty frame dwelling and vacant; also all title to strip bet w s Fordham av as on map Central Morrisania and w s 3d av as legally opened. Charles Stich to Edwin Schwab. Mort $20,000. Dec 12. Dec 13, 1907. 11:2920. 100

*Lots 110, 111, 138, 139, 172 and 505 to 509 map Arden property at Eastchester and Westchester. Henry L Crane to Walter W Taylor, of Winterhaven, Fla. Mort $9,440 and taxes. Dec 13, 1907. other consid and 100

*Lots 318, 352, 360, 412, 413, 414, 433, 445, 446 and 447 map (No 1106 in Westchester Co) of Arden property, Westchester; plot 548 map (No 208 in N Y County) of Arden property, except parts for Baychester av, Walter W Taylor to Martha I Douthitt. Mort $8,550. July 6. Dec 17, 1907. other consid and 100

*Same property. Martha I Douthitt to Eugene Cocheu. Mort $8,550 and all liens. Dec 4. Dec 17, 1907. nom

*Lots 341, 342, 353, 359, 370, 378, 380, 381, 384, 385, 387, 388, 389, 392 to 395, 397 to 400, 417 to 429, 431, 432, 438 and 439 map (No 1106 filed in Westchester Co) of Arden property, Westchester; plots 533 to 540, 544, 549 to 552 and 555 to 559 map (No 208 filed in N Y County) of Arden property. Martha I Douthitt to Eugene Cocheu. Mort $35,000. Dec 5. Dec 17, 1907. nom

*Lots 9 to 14, 16 to 20, 51 to 65 blk 10 sec B map Edenwald.
Lots 50 to 64 blk 11 sec B same map.
Moritz Glauber to Charles Rosenberg. Morts $12,450. Nov 29. Dec 16, 1907. other consid and 100

*Plot begins 840 e White Plains road and 1,100 n along same from n e cor said road and Morris Park av, runs e 100 x n 25 x w 100 x s 25 to beginning, with right of way to Morris Park av. Vincenza Serra to Apollonia Gallo. ½ part. All title. Mort $3,000. Nov 21. Dec 13, 1907. nom

*Bronx River, plot begins in s w s of lot 20 on map South Mt Vernon, property of Geo J Penfield, at c l of said river, runs n w, w, n, n e, s and e along said c l of river — to n w s lands conveyed to party 2d part by Wm W Penfield by deed dated Dec 20, 1905, x s w 65 x s e 40 to n e s Mechanic st x n w 62 to s e s — st x s w 250 x s e 120 x s w140 x n w 120 to — st x s w 136 x s e 120 x s w 178 to beginning, except lot 40 on said map, with all title to Bronx River and all of Mechanic st, westerly of N Y & Harlem R R. Wm D Miller et al to N Y State Realty & Terminal Co. Dec 14. Dec 16, 1907. other consid and 100

## LEASES

Under this head all Leases recorded, Assignment of Leases and Leasehold Conveyances will be found. The expressed consideration following the term of years for which a lease is given means so much per year.

December 13, 14, 16, 17, 18 and 19.

### BOROUGH OF MANHATTAN.

Broome st, No 269, store.

Broome st, No 267, passageway.

Jennie Levin and ano to Herman Baum; 3 years, from Jan 15, 1908. Dec 18, 1907. 2:413. 2,100

Centre st, No 112, all.

Centre st, No 114, rear part.
Henrietta A A Stang to John H Voege; 5 years, from May 1, 1909. Dec 17, 1907. 1:167. 4,800 and 5,100

Cherry st, Nos 402 to 406, n s, 203.9 e Scammel st, —x—. Subordination of lease to mortgage for $12,000. Sarah Seletzsky with Annie Mintz. Dec 12. Dec 13, 1907. 1:261. nom

Chrystie st, No 203, all. Sara Brown to Morris Goldberg and ano; 3 years, from June 1, 1907. Dec 19, 1907. 2:426. 3,430

Columbia st, Nos 61 and 63. Assign lease. User Wolfson to Abraham Bernstein. Dec 10. Dec 14, 1907. 2:333. nom

Cortlandt st, No 46, 2d, 3d, 4th and 5th floors. Augusta G Southack to Wilson Trading Co; 8 years, from May 1, 1909. Dec 16, 1907. 1:61. 2,700

Elizabeth st, No 265. Geo J Stier to Antonio Ciolino; 3 years, from Nov 1, 1907. Dec 16, 1907. 2:508. 1,800

Forsyth st, No 184, surrender and release of lease. Samuel Graff and Samuel Riegelhaupt to Max Lancet, all title. Mar 4. Dec 13, 1907. 2:421 nom

Fulton st, No 20, west store. John Munro to Morris Sokolin; 4 2-12 years, from Dec 1, 1907. Dec 13, 1907. 1:74. 600

Grand st, No 70, n w cor Wooster st, store and basement. Benjamin Bloom to Louis H Sattzman and ano; from Dec 12, 1907, to May 1, 1915. Dec 17, 1907. 2:475. 1,600

Hancock st, Nos 2-6 and 8-12, two tenements. Abraham E Levy EXR Louis Levy to Aniello Caldarella; 5 years, from Dec 1, 1907. Dec 14, 1907. 2:527. 11,000

Houston st, No 168 East, basement. Isaac Wolf (agent) of estate Nathan Rosenberg to Joe Stein; 4 years, from May 1, 1908. Dec 13, 1907. 2:442 660 and 720

Leonard st, No 31, n s, 24.4x91.10x24.4x91.8. Assign lease. Benj E Freed to Thos B Russell et al, of Brooklyn. All title. Dec 1. Dec 14, 1907. 1:179. nom

Mulberry st, No 112, assign lease. Elia Napolitano to Davies J Marshall. Mort $1,430. Dec 12. Dec 13, 1907. 1:205. nom

Same property. Re-assign lease. Davies J Marshall to Elia Napolitano. Mort $——. Dec 13, 1907. 1:205. nom

New Chambers st, Nos 4 and 6, basement. Leopold Purcaro to W Nelson Edelsten; 7 years, from Dec 1, 1907. Dec 19, 1907. 1:121. 720 and 900

New Chambers st, Nos 52-4, store and part cellar. Bernard Golden and ano to Patrick J Tangney; 5 5-12 years, from Dec 1, 1907. Dec 19, 1907. 1:115. 720

Oliver st, No 36, store, &c. Teresa Siano to John Papadeas; 4 years, from May 1, 1908. Dec 19, 1907. 1:278. 720

Pearl st, No 106, cor Old Slip, all. Anna R Schutte and ano to Martin Von Glahn; 5 years, from May 1, 1908. Dec 17, 1907. 1:30 3,300

Pearl st, No 106, cor Old Slip. Assign lease. Martin Von Glahn to Arthur Jost. Dec 12. Dec 17, 1907. 1:30. nom

Pitt st, No 66, basement store. Kramrisch & Leibowitz to Mayer Schreter; 3 years, from May 1, 1907. Dec 13, 1907. 2:338. 480

Spring st, s w cor Lafayette st, ground floor, &c. Domenico Abbate and ano to Italian Savings Bank; 5 years, from May 1, 1906. Dec 18 1907. 2:482 5,000

Warren st, No 16, 1st loft and store, basement and sub-basement. Clement March to The Peerless Rubber Mfg Co of N Y; 5 years, from May 1, 1905. Dec 17, 1907. 1:135. 4,800

3d st, No 43 West, n w cor Wooster st, all. Bridget E Mullins to Agnes Muller; 3 years, from Oct 7, 1907. Dec 13, 1907. 2:538. 1,500

7th st, Nos 164 and 166, all. Henry Biermann to Elias Rubinovsky; 3 years, from Feb 1, 1906. Dec 16, 1907. 2:402. 4,600

10th st, No 83, n e s, 175 n w 3d av, 25x94.7, 4-sty brk tenement. Leasehold. FORECLOS Nov 19, 1907. Aaron J Colnon referee to Catherine Biehn widow; all title. Dec 13, 1907. 2:556. 8,125

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ATLAS PORTLAND CEMENT

30 BROAD STREET, NEW YORK

10th st, Nos 364 and 366 East, store. Wolf Brand to Simon Chaznow; 3 years, from May 1, 1907. Dec 17, 1907. 2:392.....444

14th st, Nos 116 and 118 West, all. Samuel Weil to Henry A Dix & Sons Co et al; 10 years, from Feb 1, 1908. Dec 19, 1907 2:609 .....21,000

17th st, No 414 West. Agreement to sell Trucking business and lease all of above premises for 1 year, from Jan 1, 1904, for $1,200 per year. Sarah A Seaman to Fredk A Kreher. Jan 2, 1904. Dec 19, 1907. 3:714.....nom

17th st, No 39 West. Assign lease. Charles Bernstein to Julius M Zittel. Dec 16, 1907. 3:819..... nom

17th st, No 422 West, s s. Subordination of lease to mort for $10,000. Anna Breidinger and Hyman Feit with Union Trust Co of N Y. Dec 3. Dec 14, 1907. 3:714.....nom

18th st, No 50 West, basement store and cellar. Henry Morgenthau to Abraham Weinstock; 3 1-12 years, from Jan 1, 1908. Dec 16, 1907. 3:818.....1,500 and 1,800

19th st, No 337, n s, 375 e 9th av, 24.9x91.11, all of the lot. Kath T Moore to Garret S Wright; 18 years, from Nov 1, 1907, (21 years renewal). Dec 13, 1907. 3:743.....taxes, &c, & 500

Same property. Bill of sale of buildings. 29th st, Nos 220 and 222 East. Surrender lease. Antonio Romanelli and ano to Angelo Legniti. All title. Dec 13. Dec 14, 1907. 3:900....nom

Same to same. Oct 22, 1907. Dec 13, 1907. 3:743.....400

36th st, No 241 West, all. Henry M Weill to Sidonie Marechal; 2 years, from May 1, 1907. Dec 18, 1907. 3:917..... .....1,200

38th st, Nos 108 and 110 West. Assign lease. Julius Conn to John A Kelly. Dec 18. Dec 19, 1907. 3:813.....nom

40th st, No 1 East. Assign lease. Taft & Belknap Co to Taft & Belknap Galleries, a corpn. All title. Feb 5, 1904. Dec 19, 1907. 5:1275 .....300

Same property. Assign lease. Taft & Belknap Galleries, a corpn, to Geo P Slade. Dec 18. Dec 19, 1907. 5:1275.....nom

59th st, Nos 330 to 338 West. Assign lease. The Afro-American Relaty Co(?), should be Realty Co to James G Thomas. Dec 10. Dec 14, 1907. 4:1049..... nom

66th st, Nos 131 to 135 East, n e cor Lexington av, 170x100.5, apartment B, 5th floor, 8th and 9th stories, also servants room, No 1 pent house. East Sixty-sixth Street Studio Building to Agnes G Troup; 93 years, from May 1, 1907. Dec 18, 1907. 5:1401.....2,000

95th st, No 338 East. Subordination of lease to mort for $10,000. Henry Mock to Eliza C Farnham. Dec 12. Dec 16, 1907. 5:1557..... nom

118th st, No 232 East, ground floor, &c. McKinley Storage & Van Co to Star Beef & Provision Co; 3 years, from Dec 10, 1907, with privilege of 10 years renewal at $1,500 per year. Dec 14, 1907. 6:1667..... 1,400

118th st, No 217 East, all. Lazarus Hannes to Daniel Zuckerman; 1 1-12 year, from Aug 1, 1907. Dec 17, 1907. 6:1783. .....for term, 650

121st st, No 228 East, store and cellar. Margt A Burns to Max Rosen; from Nov 15, 1907, to May 1, 1913. Dec 18, 1907. 6:1785 .....780

139th st, Nos 507 and 509, n s, 150 w Amsterdam av. Assign lease. Rosa Lucatzer to Maximilian Fraade. Dec 9. Dec 17, 1907. 7:2071.....other consid and 100

Same property. Assign lease. Maximilian Fraade to Chas B Fraade. Dec 9. Dec 17, 1907. 7:2071.....other consid and 100

Av B, Nos 50 to 54. Subordination of lease to mort for $70,000. Erwin Horner and ano with Elinor W Squier GUARDIAN Chas B Squier. Dec 17. Dec 18, 1907. 2:399..... nom

Broadway, Nos 2665 and 2667, w s, bet 101st and 102d st, store. Larimer A Cushman to Samuel Sussman and ano; 6 4-12 years, from Aug 1, 1905. Dec 19, 1907. 7:1873.1,800 and 2,000

Broadway, No 2667, store. Samuel Sussman to Louis Jacobson and ano; 3 11-12 years and 16 days, from Dec 16, 1907. Dec 19, 1907. 7:1873 .....1,000

Columbus av, No 442, south store. Moses H Harris to Madeline Wiedman; 3 years, from May 1, 1906. Dec 13, 1907. 4:1212. .....1,500

Columbus av, No 503, store, &c. David Murdock to Simon A Garson; 5 2-12 years, from Aug 1, 1907. Dec 18, 1907. 4:1198. ..... 1,800

Lenox av, No 239, s w cor 122d st, 20x80, all. James M Horton to Harry Levey; 21 years, from May 1, 1908. Dec 17, 1907. 7:1906.....taxes, &c, and 2,500

Lenox av, n e cor 135th st, cor store and two basements. McKinley Realty & Construction Co to Charles Meyer; 10 3-12 years, from Feb 1, 1908. Dec 16, 1907. 6:1733....4,000 to 4,500

Lexington av, No 1360, s w cor 90th st, cor store. Agnes Coady to George Christiansen; 5 years, 5 months and 15 days, from Nov 15, 1908. Dec 16, 1907. 5:1518..... .....1,800

1st av, No 1651, s w cor 86th st. Surrender lease. Isaac Stanislawsky to Morris Freundlich. All title. Dec 10. Dec 14, 1907. 5:1548..... other consid and 100

3d av, No 2180. Assign lease. Jacob Peck to Ida Nasilwitz. All title. Dec 11. Dec 13, 1907. 6:1767. nom

5th av, n e cor 38th st. Assign lease. Henry A Siebrecht to Emma S Siebrecht. All title. Dec 2. Dec 19, 1907. 3:867. .....other consid and 100

5th av, No 146, north basement store. Henry Marks and ano to Peter Neckles and Efthymios Demakos; from Dec 15, 1907, to May 1, 1911. Dec 19, 1907. 3:821.....660 to 900

7th av, No 2482, store adj cor store. Fleischmann Realty & Construction Co to Herman Schlosser and ano; 3 years, from Nov 1, 1907. Dec 16, 1907. 7:2030..... 600 and 720

9th av, No 81, all. Ellen Canavan to Patrick McDermott; 3 years, from May 1, 1906. Dec 19, 1907. 3:713.....900

Interior lot, 70 e Forsyth st and 101.10 n Division st, runs n 100.5 x e 55 x s 100.5 x w 55 to beginning, all of, with right of way through No 8 Forsyth st. Morris Kittenplan and ano to Jacob Louis and ano; 10 years, from Jan 1, 1906. Dec 13, 1907. 1:292.....4,250 to 5,000

## BOROUGH OF THE BRONX.

Ittner pl, n s, 90 w Park av, top floor of factory. Ittner Realty Co to Hygrade Steam Laundry Co; 5 years, from Jan 1, 1908. Dec 14, 1907. 11:2899..... 1,500

Jennings st, No 1122, store. Charles Danewitz to Bernhard Blumenthal; 3 years, from May 1, 1907. Dec 17, 1907. 11:2976.. .....300 to 396

*Main st, w s, opposite Mary st, Westchester. Saloon lease, chattels, bill of sale, &c. Mark Trautfield (auctioneer) to Wm S Fennell. Dec 6. Dec 17, 1907.....200

146th st, n s, 37.6 w College av, east store, &c. Wm Oppenheim to Clarice De Paola; 2 years, from Oct 15, 1907. Dec 18, 1907. 9:2329.....420 and 444

150th st, No 626 East, store floor and part basement. Christian Vorndran to Ludwig Forstner; 5½ years, from Nov 1, 1907. Dec 14, 1907. 9:2328..... .480

150th st, No 626 East. Assign lease. Hugo Glass to Ludwig Forstner. Dec 11. Dec 16, 1907. 9:2328..... nom

Same property. Assign lease. Ludwig Forstner to Christian Vorndran. Dec 13. Dec 16, 1907. 9:2328.... nom

184th st, No 699 East, n e cor Washington av. Assign lease. Beny Rowohlt to George Kienzle. Dec 14. Dec 17, 1907. 11:3053.nom

Same property. Re-assign lease. George Kienzie to Beny Rowohlt. Dec 16. Dec 17, 1907. 11:3053.....nom

235th st, n s, 400 e Keppler av, 25x100, all. Dora M Schrenkeisen to Henry E Alchorn; 8 months, from Nov 15, 1907, with agreement to purchase. Dec 19, 1907. 12:3376.....800

Bathgate av, No 2030, n e cor 179th st, store, &c. Wm C Mauch to George Renke; 3 years, from Sept 1, 1907. 2 years renewal at $600). Dec 17, 1907. 11:3045.....540

Ogden av, n e cor 165th st. Assign lease. Frank T Griffin to Chas Juran. Nov 27. Dec 17, 1907. 9:2526..... .....nom

St Anns av, No 169. Saloon lease, chattels, bill of sale, &c. Mark Trautfield (auctioneer) to Edward T Hauck. Dec 4. Dec 17, 1907. 9:2263 .....500

Washington av, No 922, store cellar and 4 rooms above store. Geo H Hyde to Samuel Young; 5 years, from Nov 1, 1907. Dec 17, 1907. 9:2367..... .....1,200

Washington av, No 875. Saloon lease, chattels, bill of sale, &c. Mark Trautfield (auctioneer) to Frank E Henderson. Dec 12. Dec 17, 1907. 9:2382.....200

Washington av, n e cor 184th st, store. Albert Henrich to Beny Rowahlt; 4 5-12 yrs, from Dec 1, 1907. Dec 16, 1907. 11:3053. ..... 660 to 960

3d av, No 3194. Assign lease. Nanita Wolaneck INDIV and as ADMX Chas Wolaneck to Edward Loewenthal. Dec 17. Dec 19, 1907. 10:2620 .....300

# MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

December 12, 13, 14, 16, 17 and 18.

## BOROUGH OF MANHATTAN.

Atterbury, Emma B wife of and Albert H to Julia A Dater. 100th st, No 203, n s, 200 e Broadway, 24.9x51.10x25.8x51.10. Dec 13, 1904, 1 year, 4½%. Re-recorded from Dec 23, 1904. Dec 19, 1907. 7:1872. 13,000

Aronson, Lena to Mark Aronson. Lexington av, No 798, w s, 44.2 s 62d st, 18.9x75. Dec 13, 1 year, 6%. Dec 17, 1907. 5:1396. 10,000

Adams, Wm S with Eileen Adams Sousa. 2d av, Nos 1932 and 1934. Participation agreement. Nov 12. Dec 13, 1907. 6:1671. nom

Auten, Mary A to Geo B Morris. 12th st, No 347, n s, 163 w Greenwich st, 22x80. Dec 17, due Jan 1, 1909, 5%. Dec 18, 1907. 2:641. 1,000

Alban, Jacob and John to GERMAN SAVINGS BANK. 1st av, No 641, w s, 24.8 s 37th st, 24.8x80. Dec 13, 3 years, 5%. Dec 16, 1907. 3:942. 14,000

Buse, Martha wife Fredk Buse to Richard L Hand. 57th st, No 446, s s, 124.7 w Av A, 17.10x90; also plot begins 106.5 w Av A and 90 s 57th st, runs w 36 x s 35.8 x e 36.1 x n 38.3 to beginning. Dec 18, 1907, 3 years, 6%. 5:1368. 5,000

Braunlich, Louise A to Dolores L Remsen. 82d st, No 153, n s, 150 e Amsterdam av, 17x91.9x17x93.1. Dec 16, installs, 6%. Dec 18, 1907. 4:1212. 2,000

Boehm, Abraham and Lewis Coon to Benj G Paskus. Broadway, Nos 832 and 834, e s, 100.6 s 13th st, 48x95.4x48x95.3. Prior mort $265,000. Dec 16, due, &c, as per bond. Dec 17, 1907. 2:564. 40,000

Bedford, Geo P and Matilda L and Mary E widow to Willard W Hunt et al trustees Perry D Hunt. 18th st, No 219, n s, 250 w 7th av, 25x92. Dec 16, 3 years, 5½%. Dec 17, 1907. 3:768. 11,000

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**E. THIELE, Sole Agent,**
**99 John St., New York.**

Bell, Mary H with Fischel Eisen. 73d st, No 230 East. Extension mortgage. Dec 9. Dec 17, 1907. 5:1427. nom

Boden, Otto to Emily P Delafield. 76th st, No 433, n s, 438 e 1st av, 25x140.9x25.3x145.3. P M. Dec 16, 3 years, 5½%. Dec 17, 1907. 5:1471. 12,197.97

Boden, Otto to Isabella L Beekman. 77th st, No 434, s s, 150 w Av A ,runs s 63.6 x n w 25.4 x n 59.5 to st x e 25 to beginning. P M. Dec 16, 3 years, 5½%. Dec 17, 1907. 5:1471. 6,302.03

Bernheim, Isaac W with Chas Seedorf and ano. 84th st, No 103, n s, 100 w Columbus av, 22.5x—. Subordination mortgage. Dec 9. Dec 17, 1907. 4:1215. nom

Brekes, David to Eleanora Oberender. 108th st, No 121, n s, 125 w Lexington av, 25x100.11. P M. Prior mort $14,000. Dec 16, due, &c ,as per bond. Dec 17, 1907. 6:1636. 4,000

Baer, Isaac to Meyer Weisberg. Av A, No 1741, w s, 50.10 s 91st st, 25x94. Prior mort $17,500. Dec 12, due Mar 12, 1908, 6%. Dec 17, 1907. 5:1570. 3,000

Baer, Isaac to Meyer Weisberg. Av A, No 1743, w s, 25.10 s 91st st, 25x94. Prior mort $17,500. Dec 12, due Mar 12, 1908, 6%. Dec 17, 1907. 5:1570. 3,000

Bloomingdale, Hattie, Samuel J, Hiram C and Irving I exrs, &c, Lyman G Bloomingdale to Eliz H Keys. 27th st, No 36, s s, 246 e 6th av, 23x98.9. Dec 13, 1907, due, &c, as per bond. 3:828. 34,000

Blatchford, Henrietta T to Cath Galle. Riverside Drive, No 37, e s, 44.1 s 76th st, 20.3x91x20x94.6. Dec 12, 1 year, 5%. Dec 13, 1907. 4:1185. 7,500

Breidinger, Anna wife of and John to UNION TRUST CO of N Y. 17th st, No 422, s s, 275 w 9th av, 25x92. Dec 13, 1907, 5 yrs, 5%. 3:714. 10,000

Bermingham, John T with Julia Livingston. 37th st, No 323, n s, 317 e 2d av, 25x98.9. Extension mort at increased interest of 5% to 5¾%. Dec 10. Dec 17, 1907. 3:943. nom

Bermingham, John T with Julia Livingston. 37th st, No 325, n s, 342 e 2d av, 25x98.9. Extension of mort at increased interest of 5% to 5¾%. Dec 10. Dec 17, 1907. 3:943. nom

Bassford, Anita L with Sara D Roosvelt. 65th st, No 49, n s, 134 w Park av, 17x100.5. Extension mort. Dec 10. Dec 17, 1907. 5:1380. nom

Baker, Sarah V, of Borough of Richmond, N Y, to Robert R Perkins et al. 180th st, 179th st, Broadway, Fort Washington av, the blk; 179th st, 178th st, Broadway, Fort Washington av, the blk. Dec 17, 3 years, 5½%. Dec 18, 1907. 8:2176. 287,500

Boldt, Herman J with Second Congregational Unitarian Church. Goerck st, No. 32. Subordination mortgage. Dec 27. Dec 16, 1907. 2:322. nom

Baldanza, Liborio and Carmelo Albanese to Rosehill Realty Corp. 14th st, No 329, n s, 326 e 2d av, 25x103.3. P M. Prior mort $30,000. Dec 16, 1907, 3 years, 6%. 3:921. 17,000

Bauer, John G with Jane E Oothout. Av A, No 1449 Extension agreement. Dec 6. Dec 16, 1907. 5:1488. nom

Bode, Elisa with Jane E Oothout. 1st av, No 1754. Extension mortgage. Dec 10. Dec 16, 1907. 5:1570. nom

Breidinger, Anna and Anna Schindler with UNION TRUST CO of N Y. 17th st, No 422 West. Leasehold. Subordination agreement. Dec 5. Dec 14, 1907. 3:714. nom

Bayley, Guy C, of New Hackensack, N Y, to TITLE GUARANTEE & TRUST CO. 85th st, No 255, n s, 148 e West End av, 16x 102.2. Feb 15, due, &c, as per bond. Mar 13, 1907. 4:1233. Corrects error in issue of Mar 16, when location was West End av, &c. 16,000

Bromberger, Henrietta with Lambert Suydam. 142d st, No 235, n s, 300 e 8th av, 25x99.11. Extension mort. Dec 18. Dec 19, 1907. 7:2028. nom

Bleyer, Sarah and Simon F, and Hyman Spiegel exrs, &c, Jacob Bleyer with Wm Ferris. 2d av, No 1852, e s, 25.8 s 96th st, 25 x100. Extension mortgage. Dec 14. Dec 19, 1907. 5:1558. nom

Clark, Nathan E with John T Willets guardian John M Willets. 83d st, No 128, s s, 329.10 e Park av, 29x102.2. Extension mortgage. Nov 20. Dec 19, 1907. 5:1511. nom

Churchill, Marguerite E L and Carola L with Loretta wife Fredk S Owles. Washington Terrace, No 14. Extension mortgage. Dec 18. Dec 19, 1907. 8:2156. nom

Central Trust Co of N Y with Stanley Crawford. Mercer st, Nos 217 and 219, w s, 305.9 s 3d st, 56.7x52x42.6x50. Extension mortgage. Dec 17. Dec 19, 1907. 2:533. nom

Cahn, Ferdinand to Wm R Wilder et al trustees John Baird. 163d st, No 461, n s, 175 e Amsterdam av, 25x112.6. Dec 14, 3 years, 5½%. Dec 17, 1907. 8:2110. 20,000

Central Trust Co of N Y individ and as trustees Emma L Higgins for benefit Reginald Brooks et al, with Zacharias A Oppenheimer. 88th st, No 131, n s, 359 w Columbus av, 16x100.8x16 x100.8. Extension mortgage. Dec 13. Dec 16, 1907. 4:1219. nom

Charlton Contract Co to Jas H Cruikshank. Beach st, No 10, s s, abt 120 w West Broadway, 27.3x73.7x25x85 w s. P M. Prior mort $35,000. Dec 12, 1 year, 6%. Dec 13, 1907. 1:190. 8,325

Consoli, Domenico to Henry Bloch. 106th st, No 233, n s, 175 w 2d av, 25x100.11. Prior mort $11,000. Dec 12, 2 years, 5½%. Dec 13, 1907. 6:1656. 500

Carfagno, Octavia to Jacob Furmann. 118th st, No 417, n s, 194 e 1st av, 16.8x100.11. P M. Prior mort $——. Dec 13, 1907, 3 years, 6%. 6:1806. 2,850

Cunningham, Mary M and Sarah M to Carleton Curtis and ano as committee Jeremiah W Curtis. 36th st, No 109, n s, 130 e 4th av, 25x98.9. Dec 13, due, &c, as per bond. Dec 16, 1907. 3:892. 25,000

Cahn, Ferdinand to Joseph A Goldfield et al. 163d st, Nos 459 and 461, n s, 175 e Amsterdam av, 50x112.6. P M. Prior mort $45,500. Dec 14, 10 months, 6%. Dec 16, 1907. 8:2110. notes, 5,000

Crohn, Julia M wife of and Marcus and Martha Rodenberg to Mary Judis. 5th av, No 1337, n e cor 112th st, No 1, 25.2x96. Dec 6, due Oct 1, 1910, 6%. Dec 16, 1907. 6:1618. 4,000

Diamond, Israel to Second Congregational Unitarian Church in City N Y. Goerck st, No 32, e s, 150 n Broome st, 25x100. Dec 12, 5 years, 5%. Dec 16, 1907. 2:322. 25,000

Devaney, Owen to Lion Brewery. 8th av, No 908, s e cor 54th st, —x—. Saloon lease. Dec 7, demand, 6%. Dec 16, 1907. 4:1025. 2,000

Duffy, Mary G wife of John G to Frederic W Jackson. 45th st, No 12, s s, 208.7 w 5th av, 16.5x100.5. Dec 17, 1907, 5 years, 5½%. 5:1260. 30,000

Danahar, Lewis J to Madison Square Mortgage Co. 46th st, No 233, n s, 275 e 8th av, 25x100.5. P M. Prior mort $20,000. Dec 12, 1 year, 6%. Dec 17, 1907. 4:1018. 10,000

Does, August with Gustavus Sidenberg. 134th st, No 238 West. Extension mortgage at increased interest of 5% to 6%. Dec 12. Dec 17, 1907. 7:1939. nom

Davidson, John, of Elizabeth, N J, to H Heyward Isham. 134th st, Nos 22 to 28, s s, 300 e 5th av, 100x99.11. Nov 18, 3 years, —%. Dec 17, 1907. 6:1758. 20,000

Emanu-El Congregation of City N Y with Marie R Dinger. Madison av, No 1119. Extension mortgage. June 15. Dec 17, 1907. 5:1495. nom

Epstein, Morris with Nicholas C Benziger and ano exrs Louis Benziger. 4th st, No 67, n s, 217.5 e Bowery, —x—. Extension mort. Dec 10. Dec 13, 1907. 2:460. nom

El Dorado Realty Co to Matilda W Brower. Central Park West, No 300, n w cor 90th st, No 1, 100.8x100. Prior mort $400,000. Dec 2, due, &c, as per bond. Dec 18, 1907. 4:1204. 57,500

Same to same. Same property. Certificate as to above mort. Dec 17. Dec 18, 1907. 4:1204. ——

El Dorado Realty Co to Matilda W Brower. Central Park West, No 302, w s, 100.8 n 90th st, 100.8 to 91st st, No 2, x100. Prior mort $400,000. Dec 2, due, &c, as per bond. Dec 18, 1907. 4:1204. 57,500

Same to same. Same property. Certificate as to above mort. Dec 17. Dec 18, 1907. 4:1204. ——

Eagan, Emma J to Chelsea Realty Co. 28th st, Nos 136 and 138, s s, 425 w 6th av, 50x98.9. Prior mort $55,000. Dec 14, 1 year, 6%. Dec 16, 1907. 3:803. 5,000

Fitzgerald, Ellen and Mary A Magee to Wm H Nickinless. 38th st, No 255, n s, 257.2 e 8th av, 17.1x98.9. Prior mort $——. Dec 14, 1907, 2 years, 6%. 3:788. 2,000

Fischer, Himan and Louis Ettinghoff to Sam Rozinsky. 9th st, No 744, s s, 118 w Av D, 25x93.11. Prior mort $——. Dec 10, due Aug 10, 1908, 6%. Dec 14, 1907. 2:378. 550

Flaherty, Frank B to John J Flaherty. 15th st, No 342, s s, 325 w 9th av, 18.9x81.3. P M. Dec 9, 1 year, 5%. Dec 16, 1907. 3:738. 10,000

Fleischmann Realty & Construction Co to City Mortgage Co. Old Broadway, Nos 2340 to 2350, s e cor 130th st, No 526, runs e 101 x s 26.8 x e — x s 73.4 x e 3.9 x s 35.9 x n w 22.5 to c l Schieffelin st, x w 83 to e s Old Broadway, x n 125 to beginning. Dec 12, demand, 6%. Dec 13, 1907. 7:1984. 110,000

Same to same. Same property. Certificate as to above mortgage. Dec 12. Dec 13, 1907. 7:1984. ——

Friedman, Meyer with John T Willets as guardian Josiah M Willets. Lewis st, No 156, e s, 25 n 3d st, 24x100.5x27.3x100.7. Extension mortgage. Dec 11. Dec 19, 1907. 2:358. nom

Franzen, Isabel L individ and extrx Annie E Lane to Townsend Wandell. 33d st, No 319, n s, 275 w 8th av, 16.8x78.9. Dec 16, 3 years, 6%. Dec 19, 1907. 3:757. 4,575

Fowler, Isabel D with Patrick McCarthy. Rector st, No 17. Extension mortgage at increased interest of 4½ to 5½%. Dec 14. Dec 19, 1907. 1:18. nom

Feifer, Bernhard to TITLE GUARANTEE & TRUST CO. 81st st, No 109, n s, 160 e Park av, 20x102.2. Dec 16, due, &c, as per bond. Dec 17, 1907. 5:1510. 10,000

Frankel, Bernard to Lewis Krieger. 102d st, No 404, s s, 120 e 1st av, 25x100.11. Prior mort $8,500. Dec 11, 2 years, 6%. Dec 13, 1907. 6:1675. 2,300

Goldsoll, Frank J to GERMAN SAVINGS BANK in City N Y. 8th av, No 2374, n e cor 127th st, Nos 281 to 287, 25x100. Prior mort $15,000. Oct 9, 1 year, 5%. Dec 19, 1907. 7:1933. 15,000

GREENWICH SAVINGS BANK with Jake Levine. Av B, Nos 46 and 48, w s, 48 s 4th st, 47.11x80. Extension mortgage. Dec 18, 1907. 2:399. nom

Gelb, Adolph to Saml Greenfeld. Cannon st, No 127, w s, 140 s Houston st, 20x100. Dec 16, due June 1, 1909, 6%. Dec 17, 1907. 2:335. 1,500

Galbraith, Anna M with Mary E Taylor. Lexington av, No 824, n w cor 63d st, 20.5x85. Subordination mortgage. Dec 12. Dec 16, 1907. 5:1398. nom

Griffin, E Harrison to Fanny G Van Wyck. 116th st, No 131, n s, 552.4 w 3d av, also 57.4 w Lexington av, 16.8x100.11. Dec 12, 3 years, 5½%. Dec 13, 1907. 6:1644. 8,000

Garone, Martin to New Amsterdam Realty Co. Catharine slip, No 18, w s, abt 40 s Water st, 20x40. P M. Prior mort $5,500. Nov 27, due Dec 13, 1908, 6%. Dec 13, 1907. 1:251. 1,300

Garone, Martin to Frederick D Weekes trustee. Catherine slip, No 18, w s, abt 40 s Water st, 20x40. P M. Nov 27, due Nov 1, 1912, 5%. Dec 13, 1907. 1:251. 5,500

Furey, Peter M to Wm Hayes. 105th st, Nos 114 and 116, s s, 137.6 e Park av, 37.6x100.11. Dec 18, 1907, 3 years, 5½%. 6:1632. 10,000

Gordon, Aaron to John Stemme. Norfolk st, No 140, e s, 150 n Rivington st, 25x100. Dec 18, 1907, 3 years, 5½%. 2:354. 20,000

Goldstein, Leah, Betsy Rosenberg and Ida Walker to Barbara Cavinato. 3d st, No 66, s s, 25 w West Broadway, 25x100. P M. Prior mort $30,000. Dec 17, due Jan 1, 1913, 6%. Dec 18, 1907. 2:537. 7,500

Grosjean, Leonard to Alvina W Boessennecker et al. 115th st, No 218, s s, 300 e 3d av, 25x100.11. P M. Prior mort $12,000. Dec 18, 1907, 3 years, 6%. 6:1664. 6,000

Grace, Mary A to Percy G Honeyman. 3d av, No 430, s w cor 30th st, No 158, 25x95. Dec 2, 5 years, 6%. Dec 18, 1907. 3:885. 8,000

Goshen Savings Bank with Isidor Kahn. Greene st, No 122, e s, 25 x100. Extension mortgage. Dec 5. Dec 13, 1907. 2:513. nom

Gluck Betty and Jacob S to Fredk W Loew. 7th st, Nos 279 and 281, n s, 77 w Av D, 38x73. Dec 13, 5 years, 5%. Dec 14, 1907. 2:377. 27,000

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289 FOURTH AVENUE, Corner 22d Street NEW YORK

Celber, Abraham, N Y, and Marie Rosenfeld, of Brooklyn, to Alexander Gelber. Stanton st, No 126, n e s, 127.6 n w Norfolk st, 22.6x98.2. Prior mort $25,000. Dec 13, 5 years, 6%. Dec 16, 1907. 2:355. 10,000

Galbraith, Anna M to Jacob Stern. Lexington av, No 824, n w cor 63d st, 20.5x85. Dec 12, 3 years, —%. Dec 16, 1907. 5:-1398. 21,000

Ganz, Mina with Katharina and Wm Carl admrs John Carl. 133d st, No 247, n s, 291.8 e 8th av, 16.8x99.11. Extension mortgage. Sept 5. Dec 13, 1907. 7:1939. nom

Grace, Mary A to Wm E Thorn. 3d av, No 430, s w cor 30th st, Nos 158 and 160, 25x95. P M. Dec 2, 5 years, 5%. Dec 14, 1907. 3:885. 40,000

Gilmartin, John T to TITLE GUARANTEE & TRUST CO. City Hall pl, No 24, n s, about 55 e Duane st, 24.2x85.8x24.2x86.7. Dec 3, due, &c, as per bond. Dec 14, 1907. 1:158. 20,000

Gilmartin, John T to whom it may concern. City Hall pl, No 24. Declaration as to merger of mortgage. Dec 13. Dec 14, 1907. 1:158. ——

Hoe, Robert and Chas W Carpenter, firm R Hoe & Co, to METROPOLITAN LIFE INS CO. Grand st, Nos 504 to 510, n e cor Sheriff st, Nos 2 to 20, runs e 87.6 x n 100 x e 112.6 to Columbia st, Nos 5 to 19, x n 200 to Broome st, Nos 83 to 91, x w 200 to Sheriff st x s 300 to beginning; Broome st, Nos 84 to 98, n e cor Sheriff st, Nos 22 to 36, runs e — to Columbia st, Nos 21 to 33, x n — to Delancey st, x w — to Sheriff st, x s — to beginning; except Columbia st, w s, 85.10 n Broome st, 45.4x 100, and Columbia st, s w cor Delancey st, 25x100. Dec 17, due Nov 1, 1910, 6%. Dec 18, 1907. 2:331 and 332. 250 000

Hertzfeld, Abe and Wolf with Solomon Plaut. 121st st, No 338 East. Extension mortgage. Dec 18. Dec 19, 1907. 6:1797. nom

Holland, Arthur P to Bessie D Kelly. 31st st, No 208, s s, 120 e 3d av, 20x98.9. P M. Dec 18, due, &c, as per bond. Dec 19, 1907. 3:911. 10,000

Hitzrot, James M to Ida Douglas. 37th st, No 126, s s, 37.9 w Lexington av, 18.9x49.5. P M. Prior mort $20,000. Dec 18, 1 year, 6%. Dec 19, 1907. 3:892. 10,000

Hillenbrand, Marie with Martha Salomon. Rivington st, Nos 46 to 50, n s, 20.1 w Eldridge st, 59.10x75. Extension mortgage. Nov 11. Dec 18, 1907. 2:421. nom

Holland, Arthur P to Charles P Fries. 31st st, No 208, s s, 470 w 2d av, 20x98.9. Prior mort $10.000. Dec 18, demand, 6%. Dec 19, 1907. 3:911. 1,500

Howard, Eliz S widow, of Newport, R I, with SEAMENS BANK FOR SAVINGS in City N Y. 14th st, No 313 East. Extension agreement. Dec 10. Dec 13, 1907. 3:921. nom

Hornstein, Joseph to Moritz Klein Realty & Construction Co. 2d av, Nos 1920 and 1922, n e cor 99th st, No 301, 40.11x100. P M. Prior mort $70,000. Dec 16, 4 years, 6%. Dec 18, 1907. 6:1671. 14,500

Hobart Estate Co to UNION TRUST CO of N Y. Broadway, No 1674, n e cor 52d st, 75.11x69.11x75.5x61.10. Dec 2, due Dec 1, 1911, 5½% until Dec 18, 1908, and 6% thereafter. Dec 18, 1907. 4:1024. 125,000

Same to same. Certificate as to above mort. Dec 10. Dec 18, 1907. 4:1024. ——

Haberman, Arthur to Theo I Jacobus. 129th st, Nos 244 and 246, s s, 256 e 8th av, 110x99.11; 21st st, No 27, n s, 400 w 4th av, 25x98.9. Dec 12, demand, 6%. Dec 13, 1907. 7:1934, 3:850. 2,500

Helfer, Isaac to Josephine Stein guardian Ella Stein et al., 121st st, No 72, s s, 100 w Park av, 75x100.11. P M. Dec 16, 1907, 5 years, 5%. 6:1747. 21,000

Same and Morris Schoenholtz with same. Same property. Subordination mortgage. Dec 16, 1907. 6:1747. nom

Holbert, Emma A to John Campbell. Marble Hill av, s s, 452.1 n e 225th st, 112.6x100. Nov 11, due, &c, as per bond. Dec 16, 1907. 13.3402. 600

Heltmann, Christian F with Adolf Hirshfeld. St Nicholas av, No 1380, n e cor 179th st, 100x100. Agreement as to share ownership of mortgage. Dec 9. Dec 16, 1907. 8:2153. nom

Imported Car Repair Co to Chas V Gilmer. Certificate as to consent of stockholders to mortgage made Dec 18, 1907. Dec 18. Dec 19, 1907. Gen Morts (file). ——

Jermyn Realty & Construction Co to Columbian Realty Co. Broadway, s e cor 172d st, 100.6x84.9x95x117.8. P M. Prior mort $120,000. Dec 1, due, &c, as per bond. Dec 19, 1907. 8:2141. 9,000

Same to same. Same property. P M. Prior mort $129,000. Dec 1, due, &c, as per bond. Dec 19, 1907. 8:2141. 4,000

Jermyn Realty & Construction Co to Columbian Realty Co. St Nicholas av, s w cor 172d st, 95x100; Broadway, n e cor 171st st, 100.6x184.9x95x151.9. P M. Prior mort $125,000. Dec 1, due, &c, as per bond. Dec 19, 1907. 8:2141. 37,000

Jacobson, Israel to Henry S Brightman. Market st, No 87, w s, 40.6 s Cherry st, 20x51. Prior mort $9,500. Dec 17, 1907, 2 years, 6%. 2:447. 2,000

Jansen, Anna M to Dora Millheiser. 18th st, No 237, n s, 144 w 2d av, 22.7x100x22.6x100. Prior mort $11,000. Dec 13, 1907, due &c as per bond. 3:899. 1,000

Jones (Chas E) Co to Thos G Field. 134th st, No 520, s s, 436.9 w Amsterdam av, 43.9x99.11. Dec 17, 3 years, 5½%. Dec 18, 1907. 7:1987. 40,000

Same to same. Same property. Consent to above mort. Dec 16. Dec 18, 1907. 7:1987. ——

Same to same. Same property. Certificate as to above mort. Dec 17. Dec 18, 1907. 7:1987. ——

Korn, Louis to Henry Jones and ano. 5th av, Nos 349 to 353, s e cor 34th st, No 2, 53.9x100. Leasehold. Prior mort $175,-000. Dec 19, 1907, 1 year, 6%. 3:863. 25,000

Kelly, John A to Julius Conn. 38th st, Nos 108 and 110, s s, 120 w 6th av, 40x98.9. Leasehold. Dec 18, 1 month, 6%. Dec 19, 1907. 3:813. note, 6,000

Koslow, Morris with John T Willets guardian John T Willets, Jr. Montgomery st, Nos 26 and 28, w s, 68 n Madison st, 45x92x irreg x69. Extension mortgage. Nov 11. Dec 18, 1907. 1:269. nom

Katz, Dora to Morris Baronsky. 115th st, No 14, s s, 220 e 5th av, 25x100.11. Prior mort $21,600. Dec 9, 5 years, 5%. Dec 19, 1907. 6:1620. 5,000

Konovitz, Wm to Sarah Konovitz. Broome st, Nos 72 and 74, n s, 50 w Cannon st, 47x75. Prior mort $——. Dec 12, installs, 6%. Dec 17, 1907. 2:332. 10,000

Kauffmann, Carrie with Isaac Bodenstein and Louis Cohen. 9th av, No 239, w s, 49.4 s 25th st, 24.8x100. Extension mortgage. July 1. Dec 16, 1907. 3:722. nom

Kauffmann, Carrie with Isaac Bodenstein and Louis Cohen. 9th av, No 237, w s, 74 s 25th st, 24.8x100. Extension mortgage. July 1. Dec 16, 1907. 3:722. nom

Konovitz, Wm to Sarah Konovitz. Henry st, Nos 233 and 235, n s about 138 w Montgomery st, 46x87.6. Prior mort $——. Dec 12, installs, 6%. Dec 17, 1907. 1:286. 10,000

Kamnitz, Podolski Unterstutzungs Verein, a Corpn to Louis Abramson. Attorney st, Nos 50 and 52, s e s, 60 n e Broome st, 40x 50. Prior mort $22,000. Dec 16, due Mar 1, 1916, 6%. Dec 17, 1907. 2:342. 5,000

Kimball, May with Jacob Schmidt. 19th st, No 354, s s, 140 e 9th av, 20x irreg x40x92. Extension mortgage. Dec 9. Dec 16, 1907. 3:742. nom

Kauffmann, Carrie with Helena L G Asinari. Park av, Nos 588 and 590, w s, 80.5 s 64th st, 39.11x75. Extension mortgage. Dec 10. Dec 16, 1907. 5:1378. nom

Kauffmann, Carrie with Lavinia J Cohen. 92d st, No 42, s s, 417.5 e Columbus av, 17x100.8. Extension mortgage. June 28. Dec 16, 1907. 4:1205. nom

Katzenberg, Carrie with Wanda Kalledey. 68th st, No 246, old No 242, s s, 166.8 w 2d av, 16.8x100. Extension mortgage. Dec 17. Dec 19, 1907. 5:1422. nom

Kosoff, Isaac to Samuel Arnhoff. Monroe st, No 129, n s, 235.10 w Jefferson st, 25x100. Dec 18, 1907, 2 years, 6%. 1:271. 2,000

Kane, Delancey A with Jane E Oothout. Broadway, No 676. ⅛ part. Extension agreement at 5%. Dec 9. Dec 16, 1907. 2:530. nom

Katzenberg, Ida with Jane E Oothout. Madison av, No 1315. Extension mortgage. Dec 9. Dec 16, 1907. 5:1504. nom

Kalman, Emilie to Joseph Hamerman. 8th av, No 2581, w s, 49.11 s 138th st, 25x100. Prior mort $34,000. Dec 13, due Oct 19, 1908, —%. Dec 14, 1907. 7:2041. 4,000

Krulewitch, Lewis to Wm H Ely. Birmingham st, Nos 2 to 16, n e cor Madison st, Nos 139 and 139½, runs e 37.6 x n 82 x e 25 x n 18 x w 25 x n 58 x w 37.6 to Birmingham st x s 158 to beginning. Dec 13, 1 year, 6%. Dec 16, 1907. 1:275. 14,000

Kempner, Isidor H to Frank Dunning and ano trustees Benj F Dunning. Bowery, No 292, w s, 66 n Houston st, 22.6x77.10x 15.2x79.5. P M. Dec 12, due Nov 20, 1910, 5½%. Dec 14, 1907. 2:521. 18,500

Landon, Emily L to Geo W Prest. 92d st, No 8, s s, 140 e 5th av, 18x100. All title to plot in rear, being 8½ inches in depth, n and s, and 18 ft in width, e and w. Dec 17, due Jan 1, 1909, 6%. Dec 19, 1907. 5:1503. 4,000

Lynch, Hannah to Henrietta Oliver. 84th st, No 271, n s, 84.6 e West End av, 16x80.2. Nov 29, due, &c, as per bond. Dec 19, 1907. 4:1232. 2,500

Lynch, James A and Richard T to Henrietta Oliver. 212th st, n s, 75 e 9th av, 250x99.11. Nov 1, due, &c, as per bond. Dec 19, 1907. 8:2193. 5,400

Levy, Fanny L to Elinor W Squier as guardian Chas B Squier. Av B, Nos 50 to 54, s w cor 4th st, Nos 240 to 244, 48x80. Dec 17, due Jan 1, 1911, 5½% for first year and 6% thereafter. Dec 18, 1907. 2:399. 70,000

Liebovitz, Simon to UNION TRUST CO of N Y. East Broadway, No 251, s s about 95 w Montgomery st, 23x75. Dec 18, 1907, 3 years, 5%. 1:286. 16,000

Lehmaier, James M and Geo G Benjamin with Ann A Le Fevre, of New Paltz, N Y. 59th st, Nos 316 and 318, s s, 425 e 9th av, 50x100.5. Extension mortgage at increased interest from 4½% to 5%. Dec 12. Dec 18, 1907. 4:1049. nom

Lee, Wm A L to Emily V Satterlee. 6th av, Nos 957 and 959, w s, 21.5 n 54th st, 39.1x90. Dec 10, 3 years, 6%. Dec 19, 1907. 4:1007. 7,000

Levisohn, Rose T to Eugenie R Raphael. Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 2 lots, each 25x100. Two morts, each $7,725. Dec 12, 1 year, 6%. Dec 17, 1907. 2:328. 15,450

Levisohn, Rose T to Charles Griffen et al trustees Samuel Willets. Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 2 lots, each 25x100. 2 P M morts, each $26,000. Dec 12, 3 years, 5%. Dec 13, 1907. 2:328. 52,000

Levisohn, Rose T wife Herman Levisohn to MUTUAL ALLIANCE TRUST CO of N Y. Lewis st, Nos 49 and 51, w s, 100 n Delancey st, 50x100. P M. Prior mort $52,000. Dec 12, due June 12, 1908, 6%. Dec 13, 1907. 2:328. 6,000

Levin, Hyman to Harris Mandelbaum and ano. 5th st, Nos 309 and 311, n s, 100 s e 2d av, 50x97. Building loan mort and assignment of rents to $8,000. Prior mort $76,100. Dec 11, due Feb 11, 1908, 6%. Dec 13, 1907. 2:447. 8,000

Lawrence, Beatrice E to Louis Bleier. 48th st, No 230, s s, 258.10 e 8th av, 16.8x100.5. Prior mort $12,500. Dec 13, 1907, 3 years, 6%. 4:1019. 2,000

Levy, Henrietta to Clarence M Lewis. 88th st, No 169, n s, 216.8 e Amsterdam av, 16.8x100.8. Prior mort $——. Dec 12, 2 yrs, 6%. Dec 13, 1907. 4:1219. 1,000

Lentin, David to Jacob Levy. 66th st, Nos 324 and 326, s s, 275 e 2d av, runs s 50.5 x e 5.6 x s 50 x e 19.6 x n 0.5 x e 16.8 x n 100 to st x w 41.8 to beginning. Building loan. Dec 10, 1 year, 6%. Dec 13, 1907. 5:1440. 22,000

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Lyon, Whitney, of Larchmont, N Y, to James B Duke. 66th st, No 14, on map No 30, s s, 225 w Central Park West, 25x100.5. P M. Dec 11, due, &c, as per bond. Dec 14, 1907. 4:1118. 20,000

Liberman, Isaac and Harris Friedman as trustee under deed of trust, Chas Friedman and David Levy to Ray E Matshak and ano trustees Samuel Matshak. Audubon av, No 11, e s, 34.11 s 166th st, 35.4x96x48.6x95. Dec 5, due, &c, as per bond. Dec 14, 1907. 8:2123. 26,000

Lesser, Rachel with Davis Rosenkrantz. 5th st, Nos 738-740, s s, 168 w Av D, 29.4x96. Extension mortgage. Dec 9. Dec 13, 1907. 2:374. nom

Link, Julius to Anna Weltecke admrx Wm Weltecke. 80th st, No 423, n s, 231.6 e 1st av, 25x102.2, given to secure notes. Prior mort $13,000. Dec 2, installs, 4%. Dec 16, 1907. 5:1560. 11,500

Leonhard, Geo to Charles Hoelfler. 129th st, No 158, s s, 125 e 7th av, 27.6x100.11. Dec 16, 1907, 3 years, 5%. 7:1913. 4,000

Luciano, Carmela to Clemantine Batiste. 2d av, No 2250, e s, 80.11 s 116th st, 20x80. Prior mort $10,000. Nov 16, 1 year, —%. Dec 16, 1907. 6:1687. 1,000

Lynch, Agnes to Catharine Mesigh. 22d st, No 146, s s, 279.2 s e 7th av, 20.10x98.9.; 22d st, No 148, s s, 258.4 s e 7th av, 20.10 x98.9. Dec 16, 1907, 2 years, 5%. 3:797. 25,000

Lyons (J C) Building & Operating Co to Mary C Kinney. 27th st, Nos 3 to 7, n s, 125 e 5th av, 57x98.9. Sept 6, 2 years, 6%. Dec 16, 1907. 3:857. 25,000

Same to same. Same property. Certificate as to above mortgage. Sept 5. Dec 16, 1907. 3:857. ——

Lechthaler, Barbara and Mary Gundelsheimer and Phoebe Wellner extrxces and trustees John Lechthaler with Katharina and Wm Carl admrs John Carl. Amsterdam av, No 2186, w s, 75 n 168th st, 25x100. Extension agreement. Oct 1. Dec 13, 1907. 8:2125. nom

Labatut, William heir Mary E Runyan to Mary E T McDermott. West Washington pl, No 108 (Barrow st), s w s, 101 n w 6th av, 21x75. Dec 18, 1907, due Nov 1, 1908, 5%. 2:592. 550

Meikle, Anna M wife Chas to John S Bussing. 97th st, No 121, n s, 588 e Amsterdam av, 15.6x100.11. Nov 1, 3 years, 5½%. Dec 16 ,1907. 7:1852. 10,000

Meehan, Thomas J to Eugene Angell. 151st st, No 452, s s, 254 e Amsterdam av, 21x99.11. Prior mort $15,000. Dec 14, 3 years, 6%. Dec 16, 1907. 7:2065. 3,000

Montgomery, Thomas to Eliza C Farnham. 95th st, s s, 100 w 1st av, 25x100.8. Dec 12, 5 years, 5%. Dec 16, 1907. 5:1557. 10,000

Maher, Minnie L to Anna M Ryan. Vestry st, No 35, s s, 151.8 w Hudson st, 24.10x98.2x24.10x101.8. Dec 14, 1 year, 6%. Dec 18, 1907. 1:219. 6,000

Mestaniz, Emma M S to Chas E Neier. Commerce st, No 33, n s, abt 50 w Bedford st, 25x37x24.9x37. Prior mort $3,000. Dec 14, due May 1, 1910, 5%. Dec 16, 1907. 2:584. 1,960

Moore, John A to Sampson H Weinhandler. 9th av, No 268, s e cor 26th st, 20x55. Prior mort $22,000. Dec 18, 1907, due, &c, as per bond. 3:749. 5,000

MacDonald, Solon W to Agnes S Ryley. 148th st, No 532, s s, 367.6 w Amsterdam av, 15.6x99.11. Given as collateral security for payment of rents for Nov and Dec, 1907, in premises No 242 5th av. Dec 17, due Dec 31, 1907, 6%. Dec 18, 1907. 7:2079. 1,681.66

Miles, Caroline E to Annie Mintz. Cherry st, Nos 402 to 406, n s, 203.9 e Scammel st, 64.1x97.8x64x97.8. Dec 12, 1 year, 5%. Dec 13, 1907. 1:261. 12,000

Magid, Charles and Isaac M Golomb to Louis Savitzky. 53d st, Nos 246 and 248 East. All title. Assignment of rents to secure $2,950. Oct 1, Dec 13, 1907. 5:1326. nom

MERCANTILE TRUST CO with Sara J Keene. 57th st, Nos 400-406 West. Extension mort. Dec 1. Dec 13, 1907. 4:1066. nom

McCarthy, Caroline to Theo Kopelman. 120th st, No 137, n s, 277 e 7th av, 20x100.11. Prior mort $16,000. Nov 12, due Dec 1, 1908, 5%. Dec 13, 1907. 7:1905. 3,000

MERCANTILE TRUST CO with Jacob Baumann and George Hahn trustees Albert Baumann. 8th av, No 2215. Extension agreement at increased interest from 5% to 5½%. Nov 25. Dec 13, 1907. 7:1946. nom

Master Builders Realty & Construction Co to John A Stewart et al trustees for LIVERPOOL & LONDON & GLOBE INS CO in N Y. Prince st, Nos 131 to 135, n s, 100 e West Broadway, runs e 60 x n 71.3 x w 60 x s 71.3 to beginning. Dec 16, 3 years, 6%. Dec 17, 1907. 2:515. 75,000

Same to same. Same property. Consent to above mortgage. Dec 14. Dec 17, 1907. 2:515. ——

Mills, John T with Geo P Bedford. 18th st, No 219, n s, 250 w 7th av, 25x92. Subordination agreement. Dec 16. Dec 17, 1907. 3:768. nom

Moore, Katherine E to N Y LIFE INS & TRUST CO. 23d st, Nos 534 to 538, s s, 400 w 10th av, 75x98.9. Dec 2, due Dec 12, 1912, 6%. Dec 17, 1907. 3:694. 30,000

McGowan, Jane to Charles Seedorf. 84th st, No 103, n s, 100 w Columbus av, 22.4x102.2. Dec 16, 3 years, 5½%. Dec 17, 1907. 4:1215. 18,000

Morrow, Thomas J with Wm R Wilder et al trustees John Baird. 163d st, No 461, n s, 175 e Amsterdam av, 25x112.6. Subordination mortgage. Dec 12. Dec 17, 1907. 8:2110. nom

Meyer, Michl and Chas E Day and Isaac Steigerwalt with Broad-Exchange Co. 1st av, No 223, w s, 43.3 n 13th st, 20x80. Agreement as as surety of $7,000 to secure lease. Apr 26, 1901. Dec 17, 1907. 2:455. nom

Master Builders Realty & Construction Co to Sarah H Witthaus and ano. Prince st, Nos 131 to 135, n s, 40 w Wooster st, 60x 71.3. Dec 16, 1 year, 5%. Dec 17, 1907. 2:515. 5,000

Minister, Elders and Deacons of the Reformed Low Dutch Church of Harlem with THE BANK FOR SAVINGS. 3d av, Nos 2226 to 2234, n w cor 121st st, 126.1x103.5. Extension mortgage. Dec 13. Dec 16, 1907. 6:1770. nom

Morrison, Emilie to Fredk S Myers. 128th st, No 215, n s, 183.4 w 7th av, 16.8x99.11. Dec 16, due June 16, 1907, 6%. Dec 19, 1907. 7:1934. 600

McNamara, Mary E to Gates Hamburger. 77th st, No 447, n s, 94 w Av A, 25x102.2. Prior mort $7,500. Dec 18, due, &c, as per bond. Dec 19, 1907. 5:1472. 1,500

Mandel, Adolf to Frederic de P Foster. Lexington av, Nos 1885 to 1895, s e cor 118th st, 100.11x67.9. Dec 17, 1907, 3 years, 5½%. 6:1645. 35,000

Malloy, Margt T to TITLE GUARANTEE & TRUST CO. West Washington pl, No 122, s w s, 236 n w 6th av, 18x71. Dec 18, due, &c, as per bond. Dec 19, 1907. 2:592. 5,000

Mendelson, Selma to Otto Friedlander. 86th st, No 403, n s, 74 e 1st av, 22x100.8. P M. Prior mort $10,000. Dec 18, due Apr 15, 1911, 6%. Dec 19, 1907. 5:1566. 4,750

Moses, Morris to Emanuel Arnstein. Amsterdam av, No 1626, w s, 24.11 n 140th st, 25x100. Dec 18, due Jan 1, 1911, 5%. Dec 19, 1907. 7:2072. 24,000

Same and Simon Fink with same. Same property. Subordination mortgage. Dec 14. Dec 19, 1907. 7:2072. nom

Moses, Morris and Wm G Gaston with same. Same property. Subordination mortgage. Dec 17. Dec 19, 1907. 7:2072. nom

Neuschaffer, John H to Barbara Weiss. 83d st, No 536, s s, 125 w Av B, or East End av, 25x102.2. P M. Dec 17, 2 years, 6%. Dec 19, 1907. 5:1579. 3,350

Nichols, Allene T to John A Stewart et al trustees for LIVERPOOL, LONDON & GLOBE INS CO in N Y. 64th st, Nos 55 and 57, n s, 75 w Park av, 25x100.5. Dec 17, 1907, 3 years, 6%. 5:1379. 100,000

Neus, Cath to Otto Kuhn. 84th st, No 59, n s, 200 e Madison av, 25x102.2. Prior mort $21,000. Dec 16, 5 years, 6%. Dec 17, 1907. 5:1496. 15,000

New Era Construction Co to Metropolitan Holding Co. 163d st, s s, 100 e Broadway, 265x99.11. Prior mort $246,900. Dec 10, demand, 6%. Dec 13, 1907. 8:2122. 10,000

Nichols, Amelia E, of Bernards, N J, to Lucy M Cronin. 47th st, No 145, n s, 241.8 e Lexington av, 16.8x100.5. Dec 18, 1907, 1 year, 5%. 5:1302. 12,000

New York & St Louis Mining & Mfg Co to whom it may concern. Certificate as to mort for $40,000 at 6% on property in Hickman Co, Tenn. Nov 13. Dec 18, 1907. Miscl. ——

Ostrander, Harriet E to Leslie R Prue. Greenwich st, No 178, s w cor Dey st, Nos 57 and 57½, 31.2x57.2x30.1x47.11. Prior mortgage $30,000. Dec 12, 1 year, 6%. Dec 14, 1907. 1:59 5,000

Oliver, Robert T to TITLE INSURANCE CO of N Y. 47th st, Nos 117 to 121, n s, 580 e 7th av, 60x100.4. Dec 16, 2 years, 5%. Dec 17, 1907. 4:1000. 50,000

Partridge, Edward L with Wm F Cunningham and Philip J Kearns. 91st st, Nos 434 to 440, s s, 94 w Av A, 100x100.8. Extension mortgage. Dec 1. Dec 16, 1907. 5:1570. nom

Pine Investing Co to Sound Realty Co. 145th st, n s, 125 e Broadway, 100x99.11. Prior mort $75,000. Dec 16, 2 years, 6%. Dec 17, 1907. 7:2077. 10,000

Same to same. Same property. Certificate as to above mortgage. Dec 12. Dec 17, 1907. 7:2077. ——

Powel, Marion C H wife Harford W H Powel, of Newport, R I, with SEAMENS BANK FOR SAVINGS in City N Y. 14th st, No 311 East. Extension mort. Dec 10. Dec 13, 1907. 3:921. nom

Pernetti, Biagio to Francis Hoffman. 2d av, No 2208, e s, 80.11 n 113th st, 20x80. Prior mort $8,500. Dec 12, 2 years, 6%. Dec 13, 1907. 6:1685. 800

Same to Deutscher Frauen Verein zur Unter Stutzung Hilfsbedurftiger Witwen Waisen und Kranken, a corpn. Same property. Dec 10, 3 years, 5½%. Dec 13, 1907. 6:1685. 8,500

Perkins, Robert R, Helen H Noe, Lucy Disbrow, Mary Payson and Wm J McCreery with Sarah V Baker. Broadway, w s, at 1st angle n of Depot road, runs s 22.6 x w 338 to e s Fort Washington Ridge road, x n 458 to s s Depot road, x e — to s s 180th st, x e 314.6 to s s of a lane, x s e — x s — to Broadway, x s 422 to beginning. Assignment of award to secure mort of $287,000. Dec 17, 1907. 8:2176. nom

Pfeiffer, Rachel H with Geo J Benjamin et al. 59th st, Nos 320 to 324 West. Extension mortgage. Dec 16, 1907. 4:1049. nom

Penco Realty Co to Roman Catholic Orphant Asylum in City N Y. 115th st, Nos 125 to 129, n s, 242.8 e Park av, 43.7x100.11. Dec 16, 1907, 3 years, 5%. 6:1643. 37,500

Same to same. Same property. Certificate as to above mortgage. Dec 16, 1907. 6:1643. ——

Portman, Samuel to Godspeed Realty Impt Co. Park av, Nos 1515 to 1521, n e cor 110th st, Nos 101 and 103, 100.11x35. Dec 13, due, &c, as per bond, given as collateral security for bond. Dec 14, 1907. 6:1638. 1,000

Renwick, Wm C of Summit, N J, Edw J Brockett of East Orange, N J, and John G Steenken trustees Wm R Renwick with Rosalie Crager. 129th st, No 306, s s, 125 w 8th av, 25x ½ blk. Extension agreement. Sept 10. Dec 16, 1907. 7:1955. nom

Rayburn, Emma C with Eliz F Gregory. Manhattan av, No 126, e s, 51.3 n 109th st, 17x70. Extension mortgage. Dec 7. Dec 13, 1907. 7:1841. nom

Rothbard, Maria, of Brooklyn, to Louis Rothbard. 105th st, Nos 235 to 249, n s, 136.3 w 2d av, 81.3x100.9. Prior mortgage $——. Dec 1, 2 years, 6%. Dec 16, 1907. 6:1655. 3,000

Ropke, Cath H to Wm H Schmohl and ano. Av A, Nos 65 and 67, w s, 64.1 n 4th st, 32x100. Prior mort $33,000. Dec 17, due Jan 1, 1909, 6%. Dec 18, 1907. 2:432. 3,000

Renwick, Wm C, of Summit, N J, and Edward J Brockett, of East Orange, N J, and John G Steenken trustee Wm R Renwick with Rosalie Posner. Lexington av, No 1940, w s, 40.11 s 120th st, 20x64.10. Extnsion mort. Sept 10. Dec 18, 1907. 6:1768. nom

Rozenberg, Osher and Henrietta Jacobs with METROPOLITAN TRUST CO of City N Y trustee Emile A Thomas. Madison st, No 219. Subordination mort. Dec 17. Dec 18, 1907. 1:271. nom

Rozenberg, Osher and Herman Fichter with same. Same property. Subordination mort. Dec 17 Dec 18, 1907. 1:271. nom

Rosalsky, Otto A and Bessie Subin to Isaac Kaplon. 40th st, No 314, s s 240 e 2d av, 25x98.9. Dec 10, due Nov 10, 1909, 6%. Dec 13, 1907. 3:945. 5,000

Roux, Mary to Leopold Gusthal. 84th st, No 441, n s, 175.3 w Av A, 18.9x102.2. Dec 13, 1907, 3 years, —%. 5:1564. 4,000

Rechtseit, Hyman to Mary A Duer et al. 3d st, Nos 211 and 213, n s, 97 e Av B, 46x96.2. Dec 11, 6 years, 4½%. Dec 17, 1907. 2:386. 50,000

Same and Louis Lese with same. Same property. Subordination mortgage. Dec 11. Dec 17, 1907. 2:386. nom

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Rosenkrentz, Davis with Jessie D Bowne, of Easthampton, L I. 5th st, No 736 East. Extension agreement. April 1. Dec 17, 1907. 2:374. nom

Rosenkrentz, Davis to Harry Blatt. 5th st, No 736, s s, 197.4 w Av D, 29.4x96. Prior mort $30,000. Dec 16, 3 years, 6%. Dec 17, 1907. 2:374. 10,000

Ridley, Arthur J with Fischel Eisen. 73d st, No 228 East. Extension mortgage. Dec 9. Dec 17, 1907. 5:1427. nom

Ruth, Bessie to Israel Axelroad. Amsterdam av, Nos 1990 to 1994, s w cor 159th st, 66.7x85. Prior mort $87,500. Dec 17, 1907, 3 years, 6%. 8:2117. 15,000

Rozenberg, Osher to METROPOLITAN TRUST CO of City N Y trus Emile A Thomas. Madison st, No 219, n s, 78 w Jefferson st, 26.1x100. Dec 17, 1907, due Jan 1, 1913, 5%. 1:271. 25,000

Rutgers Club, a corpn, to Isaac A Samuels et al trus. Lenox av, No 216, e s, 21 s 121st st, 20x80. Prior mort $23,000. Dec 17, 10 years, without interest. Dec 18, 1907. 6:1720. 6,000

Schwartz, Moritz to Wm Zuckerman. 79th st, No 316, s s, 204 e 2d av, 20x102.2. P M. Prior mort $10,000. Dec 19, 1907, 3 years, 6%. 5:1453. 3,500

Shapiro, Simon to Charles A Fisher. 150th st, No 275, n s, 250 w 7th av, 40.11x99.11; 150th st, No 281, n s, 372 w 7th av, 40.11 x99.11; 150th st, No 283, n s, 413.8 w 7th av, 40.11x99.11. P M. Prior mort $90,000. Dec 18, due July 1, 1908, 6%. Dec 19, 1907. 7:2036. 25,000

Sostman, Clementine and Carrie Lasker to Anna Othile. 69th st, No 114, s s, 131.6 w Columbus av, 17x100.5. Dec 18, 1907, due, &c, as per bond. 4:1140. 1,500

Shapiro, Isaac to Ballston Refrigerating Storage Co. 3d av No 514, w s, 72.3 n 34th st, 24.10x63.2; 91st st, Nos 406 to 416, s s, 94 e 1st av, 125x100.8. Dec 16, demand, 6%. Secures payment of $3,000 for merchandise, &c. Dec 17, 1907. 3:890 and 5:1570. 2,119.85

St Luke's Home for Aged Women, a corpn ,with Annie W Ulman. 123d st, No 119 West. Extension mortgage. Dec 18. Dec 19, 1907. 7:1908. nom

Seal, Harris with John T Willets, as guardian Josiah M Willets. Monroe st, No 167, n s, 185.10 w Montgomery st, 26.7x100. Extension mortgage. Nov 11. Dec 18, 1907. 1:269. nom

Stemme, John with Aaron Gordon. Norfolk st, No 140, e s, 150 n Rivington st, 25x100. Subordination agreement. Dec 18, 1907. 2:354. nom

Slater, John J, of Brooklyn, N Y, to Charles F Bauerdorf and ano exrs Albert J Adams. 31st st, No 54, s s, 80 e 6th av, 20x63. P M. Dec 16, 3 years, 5%. Dec 17, 1907. 3:832. 23,300

Scheer-Ginsberg Realty & Construction Co to American Mortgage Co. 138th st, n s, 350 e Lenox av, 75x99.11. P M. Dec 13, 1 year, 5½%. Dec 17, 1907. 6:1736. 22,500

Scheer-Ginsberg Realty & Construction Co to American Mortgage Co. 138th st, n s, 250 e Lenox av, 100x99.11. P M. Dec 13, 1 year, 5½%. Dec 17, 1907. 6:1736. 30,000

Schallek, Max L and Morris Levy to Edw A Weiss. 109th st, No 20, s s, 119 w Madison av, 31x100.11, due Jan 1, 1911, 6%. Dec 17, 1907. 6:1614. 5,000

Scheer, Sigmund to Rudolph Kanareck. 28th st, Nos 305 and 307, n s, 80 e 2d av, 41.3x98.9. Prior mort $50,913.33. Dec 12, 1 year, 6%. Dec 13, 1907. 3:934. 2,500

Sorgan, Augusta to Morris Levy. 57th st, No 327, n s, 360 w 1st av, 22x100.4. Prior mort $14,000. Nov 29, demand, 6%. Dec 13, 1907. 5:1350. 2,000

Stocky, Peter V trustee Henry Clausen, Jr, with Dorbar Realty Corpn. 124th st, Nos 527 and 529 West. Extension mort. Oct 15. Dec 18, 1907. 7:1979. nom

Schwab, Carl A with Joseph and Barbara Cuchal. Av A, No 1359. Extension mort. Oct 25. Dec 18, 1907. 5:1467. nom

Shaffer, Geo H to Ambrose S Murray, Jr, trustee Maria J Kemp Cooke. 32d st, No 156, s s, 200 w 3d av, runs w 16.8 x s 51.6 to c l Elbert st, x n e 10 to c l former Louisa st, x e 15.1 x n 43.4 plot begins 200 w 3d av, and 43.4 s 32d st, runs s 38.4 w 15 x n — x n — to intersection of c l of Old Louisa st and c l of Old Elbert st, x s e 14.8 to beginning, together known as 156 E 32d st. Dec 17, 3 years, 5%. Dec 18, 1907. 3:887. 7,000

Stern, Joseph and Edward B Marks to Theo Kempe. 21st st, No 34, s s, 273.5 e Broadway, 25x92. Prior mortgage $35,000. Dec 15, due, &c, as per bond. Dec 16, 1907. 3:849. 8,000

Schultz, Christoph with Jane E Oothout. 92d st, No 153 West. Extension mortgage. Dec 9. Dec 16, 1907. 4:1223. nom

Streep, Robert S to August Hassemer. Amsterdam av, No 770, w s, 50.5 s 98th st, 25x92.5. P M. Prior mort $15,000. Dec 16, 1907, 5 years, 6%. 7:1869. 15,000

Scoville, Agnes M to Wm F A Kurz. Lexington av, No 645, e s, 75.5 n 54th st, 25x100. Prior mort $27,500. Dec 12, due Apr 12, 1908, —%. Dec 16, 1907. 5:1309. 525

Sutherland, Wm E to Wm F Donnelly. Lafayette st, (Elm st), No 8, s w cor Duane st, No 42, rune s 18.3 x s w 23.3 x n w 19.2 x n e 10.8 x again n e 20.7 to s s Duane st x s e 8.1 to beginning. Prior mort $35,000. Dec 14, 1 year, 6%. Dec 16, 1907. 1:155. 9,000

Tishman, Henry with Elinor W Squier guardian Chas B Squier. Av B, Nos 50 to 54. Subordination mort. Dec 16. Dec 18, 1907. 2:399. nom

Towle, Henry B of Rye, N Y, Alice T Smith of New Rochelle, N Y, Jane A Stout of Short Hills, N J, and Anne, Mary S and Chas S Towle, of Mamaroneck, N Y, and Stevenson Towle, Jr, of N Y, and Marjorie A Beales, of Harrison Station, N Y, with Saint Rose's Settlement of the Catholic Social Union. 71st st, No 257, n s, 82.6 w 2d av, 18.6x102.2. Extension agreement. Nov 11. Dec 13, 1907. 5:1426. nom

Tangney, Patrick J to Lion Brewery. New Chambers st, Nos 52 and 54. Saloon lease. Dec 16, demand, 6%. Dec 19, 1907. 1:115. 1,679.77

Teichman, Abraham to Wm R Wilder and ano exrs Thomas Russell. 4th st, No 56, s s, about 150 e Bowery, 25x96.2. P M. Dec 1, due Nov 26, 1917, 5%. Dec 14, 1907. 2:459. 10,000

Trustees of Columbia College in City of N Y with Loyal L Smith. Broadway (11th av), c l at s s of a party road bet lands of Taylor and Knapp, runs n w as it winds and turns 61, 133, 187, 190, 140, 135, 43 and 180 to end of road x n w 222 x s w 448 to 160th st x s e 414 x s e 265 x n e 73 x s e 60 x n e 105 x s e 457 to c l Broadway (11th av), x n e 225 to beginning, with rights to ½ of said road, except parts for 11th av, now Broadway, and Fort Washington av and Boulevard Lafayette. Extension mortgage. Dec 18. Dec 19, 1907. 8:2135—2136—2137. nom

Uthe, Emily to THE ROYAL BANK. 182d st, s s, 50 e from s e cor Wadsworth av, runs n 70 x e 50 x s 70 to 182d st and w 50 to beginning, probable error. Assignment of rents. Dec 18. Dec 19, 1907. 8:2165. 2,000

Wittner, Sigfried to Rosalie Sichel. 163d st, Nos 444 and 446 West. Assignment of rents. Nov 14. Dec 18, 1907. 8:2110. nom

Wessell, Nickel & Gross, a corpn, with BOWERY SAVINGS BANK. 10th av, Nos 636 and 638, n e cor 45th st, Nos 457 to 461, runs n 44 x e 75 x n 46 x w 15 x n 110.10 to s s 46th st, Nos 452 to 458, x e 90 x s 100.5 x w 24.2 x n 10.2 x w 25.9 x s 110.7 to n s 45th st, x w 100 to beginning. Extension agreement. Dec 9. Dec 17, 1907. 4:1055. nom

Weil, Jonas and Bernhard Mayer with Second Congregational Unitarian Church. Goerck st, No 32. Subordination mortgage. Dec 12. Dec 16, 1907. 2:322. nom

Ward, Caroline S to James W. B Rockwell. 8th st, No 103½, n s, 261.6 e 1st av, 13.6x93.11. 1-3 part. Dec 12, due Nov 1, 1909, 6%. Dec 14, 1907. 2:436. 1,500

Wallach, Frank, Ferdinand Von Inten, Rebecca W Von Inten and Madeleine W Fritsche exrs Henry Wallach with Joseph Hornthal. 53d st, Nos 329 to 341, n s, 200 w 1st av, 131x100.5. Extension agreement at 4½%. June 20. Dec 16, 1907. 5:1346. nom

WASHINGTON TRUST CO of N Y with Helen A J Wissmann. 3d av, No 1229, s e cor 71st st, —x—. Extension mortgage at increased interest of 4½% to 5%. Nov 1, 1907. Dec 19, 1907. 5:1425. nom

Weinstock, Wm to Alex A Tausky. Monroe st, No 268, s s, 75 w Jackson st, 25x87x25x87.10. Prior mort $25,000. Dec 19, 1907, 3 years, 6%. 1:261. 3,000

Weiss, Emanuel to Sarah Frank. 13th st, No 647, n s, 88 w Av C, 27.6x103.3. Dec 16, 3 years, 5½%. Dec 17, 1907. 2:396. 18,000

Wallach, Frank, Ferdinand Von Inten, Rebecca W Von Inten and Madeleine A Fritsche exrs of Henry Wallach with Timothy Sheehan and John H McGurk. 77th st, No 214, s s, 230 e 3d av, 25x102.2. Extension agreement. Oct 29. Dec 16, 1907. 5:1431. nom

Wise, Nathan with Fanny Ellinger. 87th st, No 42, s s, 306 e Columbus av, 22x100.8. Extension mortgage. Dec 13. Dec 16, 1907. 4:1200. nom

Wallach, Frank et al exrs Henry Wallach with Martin Wortmann. 2d av, No 1148, e s, 100.10 s 61st st, 20x75. Extension mortgage. Oct 29. Dec 16, 1907. 5:1435. nom

Weinstein, Morris to UNION TRUST CO of N Y. Water st, No 383, s s, about 60 w Catharine Slip, 20x80. Dec 16, 5 years, 5½%. Dec 17, 1907. 1:251. 5,000

Wener, Jacob and Henry Epstein with Ray E and David Matshak trustees Saml Matshak. Audubon av, Nos 11 to 15, s e cor 166th st, No 518, 70.3x100x83.5x95. Subordination mortgage. Dec 4. Dec 16, 1907. 8:2123. nom

Zinke, Delia to Caroline Laubheim. 97th st, No 129, n s, 524 e Amsterdam av, 16x100.11. Dec 16, due, &c, as per bond. Dec 17, 1907. 7:1852. 4,000

### BOROUGH OF THE BRONX.

Acme Building Co to Geo G Dutcher as committee Sarah J Whitman. 169th st, s w s, 100 n w Shakespeare av, 50x150, except part for st. P M. Dec 18, 2 years, 6%. Dec 19, 1907. 9:2517. 2,000

Ashman, Saml with Theo Roehrs. Washington av, No 1285. Extension mort. Dec 3. Dec 16, 1907. 9:2390. nom

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Ahlbum, Carl E to Louis Gates. Kingsbridge terrace, n s, 152.11 w Kingsbridge road, 26.6x147.2x26.4x129.10. Prior mort $5,000. Dec 16, due June 1, 1910, 6%. Dec 17, 1907. 11:3240. 700

Bleyer, Alfred with Harris Friedman and Barnet Feinberg. Stebbins av, w s, 175 n Jennings st, 75x100. Extension mortgage. Dec 3. Dec 18, 1907. 11:2964. nom

Bleyer, Simon F and Carrie exrs Emanuel Bleyer with Harris Friedman and Barnet Feinberg. Stebbins av, w s, 100 n Jennings st, 75x100. Extension mortgage. Dec 14. Dec 18, 1907. 11:2964. nom

Burland, Wolf to Minnie T Marsh. 183d st, n w cor Belmont av, 75x100. Dec 18, 3 years, 6%. Dec 19, 1907. 11:3087. 7,000

*Burrell, Mary E to Alice L Hawes committee Mary Crosbie. Gleason av, n s, 25 e 175th st, 25x100. Dec 13, 3 years, 5½%. Dec 16, 1907. 5,000

Bergen, Wm C to John J O'Grady. Decatur av, or Norwood av, n s, 250 e Mosholu Parkway North, 25x110. Dec 16, due Jan 1, 1911, 5½%. Dec 17, 1907. 12:3332. 7,000

*Blass, Gustave to Jennette E Ackerman. Olinville av, w s, 650 n 216th st, 25x100.3, Olinville. Dec 16, 3 years, 5½%. Dec 18, 1907. 4,500

Busch, Charles H to Adelheit Heuer. Valentine av, No 2924, s e s, 175.10 s w Bedford Park Boulevard, also 182.6 s w Southern Boulevard, 37.6x100. P M. Prior mort $3,750. Dec 17, 3 years, 6%. Dec 18, 1907. 12:3297. 3,000

Balschun, Adolph to Lambert Suydam. Morris av, w s, 144.8 s Burnside av, 150x100; Morris av, e s, 227.11 s Burnside av, 75x100. Dec 9, 1 year, 6%. Dec 13, 1907. 11:2829 and 2807. 5,500

Bergen, Wm C to Leonard Hangen. Topping av, s w cor 173d st, 95x95. Dec 12, due Jan 1, 1911, 6%. Dec 14, 1907. 11:2791. 7,000

Connell, Mary J to Cath Baumeister. Fulton av, No 1198, s e s, 184.4 s w 168th st, 16.8x100, except part for av. Dec 16, 3 years, 5½%. Dec 18, 1907. 10:2611. 2,500

Connolly, Mary to Martin Norz. Morris av, Nos 587 and 589, w s, 59.2 n 150th st, 34.1x100. Dec 16, 3 years, 6%. Dec 17, 1907. 9:2440. 5,000

Conlan, James P to Samuel Lucatcher. Prospect av, n w cor 181st st, 66x150, being lot 77 map East Tremont, plot begins at n s lot 77 or 66 n 181st st and 100.1 w Prospect av, runs n 44 x w 50 x s 44 x e 50 to beginning, being part lot 76 same map. Prior mort $13,500. Nov 29, demand, 6%. Dec 16, 1907. 11:3097. 1,000

Dumey, Michael and Frank Katz, of Brooklyn, N Y, to Saml Klar et al. Cauldwell av, Nos 724 and 726, e s, 100 s 156th st, 40x—x40x100.9; also property in Kings Co. Dec 16, installs, 6%. Dec 17, 1907. 10:2628. 2,500

*D'Angelo, Antonio to Robert A Joyce. Maple av, s e cor Ruskin st, 51.5x74.9x47.2x58.6. Dec 17, due, &c, as per bond. Dec 19, 1907. 11,000

Di Toro, Amodio and Teofilo Zanchelli to Felice Tocci. Morris av, Nos 631 and 633, w s, 58.10 s 152d st, 58.10x100x58.11x100. Prior mort $91,000. Dec 11, due Jan 1, 1909, —%. Dec 14, 1907. 9:2441. 2,000

Freer, Orson to City Real Estate Co. Bathgate av, e s, 200.4 s Pelham av, 54.6x90. Dec 12, due, &c, as per bond. Dec 13, 1907. 11:3059. 6,000

Fine, Jacob to Anna L Bachmann. Brook av, No 1460, e s, 34.2 n St Pauls pl, 25x100.6. Dec 14, due, &c, as per bond. Dec 16, 1907. 11:2895. 10,000

Feller, Harry to Anna M Sottong. Clinton av, w s, 26.1 n 181st st, 20x99.2. Dec 17, 3 years, 5½%. Dec 18, 1907. 11:3098. 5,500

*Fennell, Wm S to A Hupfels Sons. Main st, w s, opposite Mary st, Westchester. Saloon lease. Dec 6, demand, 6%. Dec 17, 1907. 862.50

Goss, Wright D to Philip Yockel. 156th st, s w s, at s e s Fox st, 210 to n w s Southern Boulevard x100. Certificate as to participation in mortgage. April 19. Dec 17, 1907. 10:2720. ——

*Gamache, Joseph to Frederick Rieper. Morris Park av, n s, 240 e White Plains road, 50x95. Prior mort $12,000. Dec 10, 2 yrs, 6%. Dec 16, 1907. 1,400

Guidera, Annie to Joe Guidera and ano. Cambreling av, e s, 100 n 188th st, 75x100, except strip 3x100, lying n of line, 167 n 188th st. Prior mort $3,000. Nov 12, 1 year, 6%. Dec 18, 1907. 11:3075. 1,200

Goeller, Chas Le Baron, child and heir at law of Christian F Goeller, and Sarah A Goeller to Edwin C Moody. Union av, w s, 311 s w Boston av, runs w 102 x n w 20.7 x e 114.2 to Union av x s 16.8 to beginning. Oct 10, 2 years, 5%. Dec 19, 1907. 11:2961. 1,500

Gerleit, August with St Lawrence University of Canton, N Y. St Anns av, n w cor 148th st, 25x99.4. Extension mortgage at increased interest of 5% to 5½%. Dec 18, 1907. 9:2275. nom

Gray, Robert J to Frederick S Lee. Whitlock av, e s, 642.10 s Leggett av, 75x85. P M. Dec 14, 2 years, 6%. Dec 17, 1907. 10:2604. 1,000

*Guerrero, Peter F to Fredk C Scheele. Commonwealth av, n w cor Beacon st, 25x100; Commonwealth av, w s, 25 n Beacon st, 25x100. Dec 18, due July 1, 1909, 6%. Dec 19, 1907. 700

Hunneke, Henry to Louise Booss. 182d st, or road leading West Farms to Kingsbridge, n cor Adams pl, runs n e along w s Adams pl, 122.6 x n w 127.5 to st x s e 179 to beginning, except part for Arthur av and 182d st. Dec 19, 1907, 3 years, —%. 11:3071. 12,000

*Henning, Mary M with Chas W Briggs. Ellis av, n w cor Pugsley av, 261.2x84.11x— to Pugsley av x40.2. Agreement that there is only $1,800 advanced on mort of $4,000 and balance will be advanced Jan 10, 1908. Dec 16. Dec 18, 1907. nom

*Hooks, Katherine P to Louise Langbein. Commonwealth av, n w cor Mansion st, 25x100. Dec 14, 3 years, 5%. Dec 19, 1907. 4,000

Heim, Selma S to Rudolph Glattli. 162d st, No 775, n s, 94.10 w 3d av, 17.6x100. Prior mort $10,000. Dec 11, 10 years, —%. Dec 13, 1907. 9:2367. 5,000

Harnisch, Fredk R to John M Fauser. 170th st, s s, 98.4 e Prospect av, 25x126.2x25x125.5. Oct 14, due, &c, as per bond. Dec 13, 1907. 11:2963. 5,000

Hoffman, Herbert P with Grace C Marvin. Anthony av, No 2017, w s, 44.5 n Bush st, —x—. Subordination agreement. Aug 5. Dec 13, 1907. 11:2813. nom

Hughes, James to A Hupfels Sons. Bailey av, No 2896. Saloon lease. Sept 24, demand, 6%. Dec 17, 1907. 12:3260. 2,485

Hauck, Edward T to A Hupfels Sons. St Anns av, No 169. Saloon lease. Dec 4, demand, 6%. Dec 17, 1907. 9:2263. 4,247.20

Henderson, Frank E to A Hupfels Sons. Washington av, No 875. Saloon lease. Dec 12, demand 6%. Dec 17, 1907. 9:2382. 1,367.88

*Henry, Lena to Caroline Keller. 7th st, n s, 130 w Av B, 25x80. P M. Prior mort $4,000. Dec 17, 2 years, 6%. Dec 18, 1907. 1,500

Heutter, Luisa to Ebling Brewing Co. Belmont av, No 1974, e s, 208.5 n 177th st, 18.10x100. Dec 18, 1907, demand, 6%. 11:-3079. 800

*Henning, Mary M to Chas W Briggs. Ellis av, n w cor Pugsley av, 261.2x84.11x— to Pugsley av x40.2. Dec 16, 3 years, 6%. Dec 18, 1907. 4,000

Ingram, Emma A to G H Lester Realty Co of N Y. Washington av, w s, 135 s w 178th st, 25x150, except part for av. P M. Dec 18, 3 years, 5½%. Dec 19, 1907. 11:3034. 6,000

*Johnson, John A to William Eichman. Rosedale av, e s, 200 n Merrill st, 25x100. Prior mort $3,100. Dec 16, due, &c, as per bond. Dec 17, 1907. 500

*Joehncke, Henry C or Henry C Jenkins to Maria C Langschmidt. Barker av, s w cor Morris st, 42.9x90x61.5x92.6, except part for for Burke av, Westchester. Dec 13, due, &c, as per bond. Dec 16, 1907. 3,000

Kaplon, Abraham with Esther Lidz and ano. Washington av, w s, 40 s 171st st, 50x100.3. Extension mort. Dec 12. Dec 13, 1907. 11:2902. nom

Krabo, Marie wife August to Eliza Dayton. 182d st, s s, 55 n w Hughes av, runs s w 100 x s e 55 to Hughes av x n e 100 to st x n w 55 to beginning, except part for st and av. All title to triangular plot adj above on south. P M. Nov 25, 1 year, 5%. Dec 19, 1907. 11:3070. 4,750

Lawyers Mortgage Co with M Rosenthal. Monroe av, n e cor 173d st, 95x—x95x95. Extension agreement. Dec 10. Dec 18, 1907. 11:2791. nom

Lindenbaum, Regina and Leon Salpeter to Theodore Hoebler. Wendover av, s e cor Washington av, 25.3x91.3x25x94.10. Prior mort $23,500. Nov 29, due, &c, as per bond. Dec 14, 1907. 11:2912. 12,000

Lakner, Herman with Annie Evans. Wendover av, Nos 747 and 749. Extension mort. Oct 23. Dec 14, 1907. 11:2913. nom

*Lesser, Simon and Giovanni Turco to Vinzo Campiglia. Bronx Terrace, e s, abt 715 s 224th st, 60x105, also 55 s from line bet lots 1175 and 1174, runs e 105 x s 60 x w 105 to Bronx Terrace x n 60 to beginning, being part of lot 1175 map Wakefield. Dec 10, due May 10, 1908, —%. Dec 14, 1907. 500

Lomax, Annie to Eva Powell and ano. Intervale av, w s, 193.10 n Westchester av, 50x100. Dec 12, due Dec 1, 1909, 5½%. Dec 13, 1907. 10:2699. 4,000

Same to Solomon C Powell. Same property. Dec 12, due June 1, 1909, 6%. Dec 13, 1907. 10:2699. 1,500

*Lockwood, Eveline V to EASTCHESTER SAVINGS BANK. 234th st (20th av), s s, 127.5 w Carpenter av, 25.4x114.6. Dec 14, 3 years, 6%. Dec 16, 1907. 2,400

Laporto, Antonino to Geo Ramm. 183d st. No 916, late Columbia av, s s, 50 w Hughes av, 25x75, except part for st. P M. Prior mort $——. Nov 25, due May 1, 1908, 6%. Dec 18, 1907. 11:3071. 1,450

Liebertz, Joseph to John J Barry. 3d av, e s, 264 s 170th st, old line, runs s e 209.8 x n e 50 x n w 209.6 to av x s w 50; 3d av, e s, 75 n e from s w cor lot 86, runs s e 209.5 x n e 25 x n w 209.5 to av x s w 25 to beginning, being part of lot 86, map Morrisania; also strip 2x209 lying n of above premises. P M. Dec 9, 3 years, 6%. Dec 16, 1907. 11:2925. 3,000

Lawyers Mortgage Co to Harry M Austin. Bergen av, No 498, s e s, 82.4 n e 147th st, 27.5x60.7x25x71.10. Extension mortgage. Dec 13. Dec 17, 1907. 9:2292. nom

Munday, Hugh C to Henrietta M Carter. Jerome av, e s, 169.11 s w Mount Hope pl, 41.2x110.8x40x100.11. June 12, due Nov 17, 1909, 5%. Dec 13, 1907. 11:2851. 3,500

McAdam, Ronald to Mary S Todd. 198th st, n s, 189.3 e Jerome av, 25.11x126.3x25x132.11. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500

Same to same. 108th st, n s, 240.10 e Jerome av, 25.10x119.7x25x 126.3. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500

Same to same. 198th st, n s, 215.1 e Jerome av, 25.10x119.7x25x 119.7. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500

MERCANTILE TRUST CO with Ferdinand V Morrison et al. Park av, e s, 150 n 138th st, 50x222.4 to w s of Canal. Extension mort. Nov 1. (Dec 12, 1907.) Dec 13, 1907. 9:2340. nom

McDonough, James Wm and Martin J and Mary E McDonough to James Douglas. Van Cortlandt av, s s, 600 w Spuyten Duyvil road or Park av, 35x150. Dec 16, 1907, due Jan 1, 1910, 5%. 13:3417. 500

*McGuire, Dennis to EASTCHESTER SAVINGS BANK. 224th st, n s, 205 e White Plains road, 25x114, Wakefield. Dec 14, 3 years, 6%. Dec 16, 1907. 500

*Murray, Thomas W Jr to Edward A Kelly. 216th st, n s, 50 w Tilden av, 25x102.3x34.4x125.9, Laconia Park. P M. Dec 10, 2 years, 6%. Dec 17, 1907. 425

*Same to same. 216th st, n w cor Tilden av, 25x102.3x34.4x78.8. P M. Dec 10, 2 years, 6%. Dec 17, 1907. 650

*Same to same. Tilden av, w s, 78.8 n 216th st, runs n w 68.8 x n 39.10 x s e 91.7 to n s Ash av x s w 29.4 to beginning. P M. Dec 10, 2 years, 6%. Dec 17, 1907. 425

McCormick, Richard A to Wm C Bergen. Decatur av or Norwood av, n s, 250 e Mosholu Parkway North, 25x110. P M. Prior mort $7,000. Dec 16, 3 years, 6%. Dec 17, 1907. 12:3332. 2,500

Metropolis Securities Co with Amelia Isele. Weeks av, w s, 6 n 173d st, 30x95. Extension mortgage. Dec 12. Dec 17, 1907. 11:2793. nom

Moorhead Realty & Construction Co to David Allan Sr. 147th st, n e s, 155 s e Robbins av, 75x79, except part for Concord av. Nov 29, 1907, due Dec 1, 1908, 5%. Dec 14, 1907. 10:2579. 3,000

McConnell, Arthur to Alex J McConnell. Park av, e s, 409 n Quarry road, 75x150, except part for Park av. Dec 12, 3 years, 5%. Dec 13, 1907. 11:3036. 2,200

Nolting, Theodore with Anna L Bachmann. Brook av, No 1460. Subordination mort. Dec 14. Dec 16, 1907. 11:2895. nom

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*North Side Cornice & Roofing Co to Harry C Bryan. Lafayette st, e s, 125 s St Raymond av, 25x100. Dec 14, due Mar 1, 1908, 6%. Dec 16, 1907. 1,000

*North Borough Home Co to Louis Macousey. Carpenter av, e s, 75 n 234th st, 25x103.5. Dec 17, due, &c, as per bond. Dec 19, 1907. 528

Oak Point Land & Dock Co with East Bay Land & Impt Co Plot bounded w by N Y, N H & H R R yards, n x c l Eastern Boulevard and s s of Eastern Boulevard, e by Tiffany st and s by exterior line of water grant, except as follows: Plot abt 4 acres adj said R R yards and conveyed to Rock Plaster Co; also plot of abt 2 acres adj Tiffany st and known as Moffatt plot, abt 6 93-1.-860 parts; plot abt 1½ acres adj Tiffany st, known as Giles plot and all sts, avs or roads owned by City of New York. Extension agreement. Dec 12. Dec 13, 1907. 10:2606-2766-2767 and 2774. nom

Olpp, Wm F to Geo A Seib. 140th st, s s, 354.9 e St Anns av, 38 x100. Prior mort $36,000. Dec 6, 1 year, 6%. Dec 18, 1907. 10:2552. 1,000

Pulver, Eliz extrx Peter Pulver with Herbert W Spencer and ano. Kelly st, No 51, w s, 375 n 156th st, —x—. Extension mortgage. Dec 6. Dec 18, 1907. 10:2701. nom

Pouch, Fredk H and Alonzo B exrs Alfred J Pouch with Annie Sattler. Mapes av, No 2144, e s, 22x145. Extension mort. Nov 12. Dec 14, 1907. 11:3111. nom

Phelps, Hiram L with BOWERY SAVINGS BANK. Willis av, No 144. Extension mort. Dec 12. Dec 17, 1907. 9:2279. nom

Russhon, Joseph to Mary Russhon. Decatur av or Norwood av, e s, 313.4 s 205th st, 25x112.6. P M. Sept 4, 1 year, 6%. Dec 13, 1907. 12:3353. 2,000

Rogers, Hubert E to Katharine T Martin and ano. 188th st, s s, 225 w Bathgate av, 95x100. P M. July 9, 3 years, 5½%. Dec 16, 1907. 11:3057. 3,000

*Reutler, Dorothy to Alice L Hawes committee Mary Crosbie. 172d st, w s, 203.6 s Westchester av, 25x100. Dec 13, 3 years, 5½%. Dec 16, 1907. 3,500

Reis, Augusta to Nicholas Conforti. 151st st, n s, 400 n w Morris av, runs n e 59.3 x n w 61.4 to e s Park av x s w 63.6 to st x s e 83.7 to beginning. Prior mort $7,500. Dec 18, 1907, due July 1, 1908, 6%. 9:2441. 14,250

Raible, August to John H Buscall. Brook av, No 1255, w s, 279.11 n 168th st, 45x90. P M. Prior mort $26,000. Dec 13, due Mar 13, 1908, 6%. Dec 14, 1907. 9:2396. 4,500

Same to same. Same property. P M. Prior mort $30,500. Dec 13, due Mar 13, 1908, 6%. Dec 14, 1907. 9:2396. 5,500

Rohrbach, Anna with Theo Roehrs. 175th st, No 781 East. Extension mortgage at increased interest of 5% to 5½%. Oct 4. Dec 19, 1907. 11:2953. nom

Simmonds, Hilbert C of Yonkers, N Y, to Rosario Lentino. Katonah av, s w cor 238th st, 100x85. Prior mort $18,000, given to secure mechanic's lien. Nov 30, 1 year, —%. Dec 19, 1907. 3,200

Sawyer, Larina and Alice G with Isidor and Henry Steiner and Joseph Kopperl. Park av, s e s, at s w s 166th st, 255.4x188.11 x238.10x97.7. Extension mortgage. Dec 11. Dec 18, 1907. 9:2387. nom

Segrave, James S to Park Mortgage Co. Newton av, w s, 206.1 n 256th st, 50x100; 256th st, s e cor Valles av, 63.11x90.2x52.9 x95.9; Faraday av, n s, 194 w Fieldston road, runs n 100 x w 170 x n 100 to s s Mosholu av x w 87.3 x s e 246.11 to Faraday av x e 92.6 to beginning. Dec 12, 1 year, 6%. Dec 17, 1907. 13:3421. 5,000

Seiffert, Franciska with Sarah A Sykes. Melrose av, s w cor 158th st, runs w 99 x s 73.3 x e 99 to Melrose av x n 30.1 x w 74 x n 17.2 x e 74 to Melrose av x n 26 to beginning. Extension mortgage. Nov 7. Dec 18, 1907. 9:2404. nom

Sohon, Michl D to TITLE GUARANTEE & TRUST CO. Chisholm st, No 1344, e s, 25 s Jennings st, 16.8x75. Dec 13, due, &c, as per bond. Dec 14, 1907. 11:2972. 1,600

Somers, Thos T to Abraham D Reis. 3d av, No 3649, w s, 526 n 169th st, 25x104.8x25x104.4. Dec 13, 1 year, 6%. Dec 14, 1907. 11:2910. 1,500

Schwab, Henrietta M with Fredk Schnaufer. 148th st, No 668 East. Extension mort. June 7. Dec 18, 1907. 9:2292. nom

Steinmetz, Amelia to Henry Barge. Home st, n s, at n w s West Farms road, runs n e 65.1 to w s Longfellow av x n 7.9 x n w 109.5 x s 33.9 x w 25 x s 81.5 to Home st x e 87.8 to beginning. Dec 16, 3 years, 5%. Dec 17, 1907. 11:2993. 2,500

Stone, Chas F Jr. Declaration relating to two mortgages for $7,500 and $5,500, made by Mary A Walker to said Chas F Stone Jr and Mary S English as trustees for Amy E Fleming, and which are about to be assigned to Patrick G Tighe. 177th st, or Dock st, No 2, near Cedar av. Dec 16. Dec 18, 1907. 11:2883.

Sullivan, Patrick J to New York & Suburban Operative Building & Loan Assn. Decatur av, e s, 135.4 n 207th st, 50x190 to Parkside pl. Dec 18, 1 year, 6%. Dec 19, 1907. 12:3355. 900

Thornton Bros Co to Atlantic Dock Co. 169th st, s w cor Teller av, 200 to e s Findlay av x90. Dec 16, 1907, 1 year, 6%. 9:2431-2436. 25,000

Same to same. Same property. Consent to above mort. Dec 16, 1907. 9:2431-2436.

Same to same. Same property. Certificate as to above mort. Dec 16, 1907. 9:2431-2436.

Trowbridge, Charlotte F to Thomas McLure. Westchcester av, w s, 170.4 s Bryant av, runs w 116.6 x s — x e 96.9 to av x n 100 to beginning. Dec 16, 3 years, 6%. Dec 17, 1907. 10:2751. 6,000

Tappen, Susan S with Harry Fishman. Hull av, n w cor Ozark st, 125x100. Extension mort. Nov 4. Dec 17, 1907. 12:3348. nom

*Taylor, Walter W, of Winterhaven, Fla, to Henry L Crane. Lots 110, 111, 138, 139, 172, 505 to 509 map Arden property, Eastchester and Westchester. P M. Dec 13, 1907, 1 year, 6%. 1,760

Uhl, John with Nettie B Eells. 169th st, s w s, 105 n w Franklin av, 35x112x32x116. Extension mort. Nov 23. (Dec 12, 1907.) Dec 13, 1907. 10:2612. nom

Wenigmann, Ernest to Kate Sibbel. Creston av, No 2027, w s, 268.8 s Burnside av, 28.6x100. Dec 12, due, &c, as per bond. Dec 16, 1907. 11:2807 and 2808. 4,000

Whiteside, George W to Century Investing Co. Nelson av, e s, 200 s Macombs road, 25x85.9x26.9x76.3. P M. Nov 12, 2 years, 5%. Dec 16, 1907. 11:2876. 800

Yawger, Isaac C, Brooklyn, with Carl P Crolly, of Mt Vernon, N Y. 139th st, n s, 156.6 e Alexander av, 25x100. Extension mortgage. Dec 18. Dec 19, 1907. 9:2302. nom

Yawger, Isaac C, Brooklyn, with James Weldon. 139th st, n s, 131.6 e Alexander av, 25x100. Extension mortgage. Dec 18. Dec 19, 1907. 9:2302. nom

Yawger, Isaac C, Brooklyn, with Nathan Himowich. St Anns av, w s, 50 s 158th st, 25x100. Extension mortgage. Dec 18. Dec 19, 1907. 9:2360. nom

Zaccardo, Francesco to East Bay Land and Impt Co. Randall av, s s, 50 w Manida st, 25x100. P M. Dec 18, 1907, 5 years, 5½%. 10:2768. gold, 1,100

Zoetzl, Joseph L to J C Julius Langbein. College av, e s, 152.7 n 169th st, 50x100; College av, w s, 765.2 n 169th st, 25x92.6; College av, w s, 315.2 n 169th st, 400x92.6; College av, w s, 190.2 n 169th st, 50x92.6. P M. Prior mort $38,000. Dec 9, 3 years, 5%. Dec 16, 1907. 11:2783-2784-2785. 1,100

For other Judgments in Foreclosure Suits, Lis Pendens, Foreclosure Suits, Judgments, Satisfied Judgments, Mechanics' Liens, Building Loan Contracts and Satisfied Mechanics' Liens, etc., see 1035, 1076, 1037 and 1038.

## FILINGS OF DEC. 20.

### LIS PENDENS.

799 TENEMENT HOUSE LIS PENDENS.

Dec. 20.

142th st, n s, 200 e Broadway, 25x100.11. Watson Flagg Engineering Co agt University Construction Co; action to declare lien; att'ys, Wetherhorn & Link.

75th st, n s, 210 w 3d av, 20x102.2.

1st av, e s, 52.2 n 73d st, 25x87.

Lazaro Spero agt Jacob Spero et al; partition; att'y, J Levy.

120th st, n s, 125 e 7th av, 18x100.11. Marcus Kenner agt Robert Friedman et al; action to declare trust; att'y, M N Schleider.

### FORECLOSURE SUITS.

Dec. 20.

73d st, s s, 100 w Av A, 25x102.2. Hannah Strouse agt Meta S Geils et al; att'y, M Rapp.

## JUDGMENTS.

Dec.

20 Baker, Frederick—N Y City Ry Co.....costs, 108.88

20 Burwell Edward & Mary J Hydraulic Press Brick Co .....187.90

20 Berg, Wm F & Metz—Geo W Martin et al. .....131.21

20 Bird, Patrick H—Frederick St John et al. .....1,092.32

20 Bonfield, Hyman—N Grunzfelder.....84.97

20 Beacher, Louis—Standard Plumbing Supply Co .....162.77

20 Block, Joseph Phillip Heyman.....94.41

20 Blanch, Joseph D, Wm H Delany..4,439.20

20 Colmere, Henry—Michele Attenaslo....49.39

20 Connady, Richard—Morris Weitzman.128.91

20 Cushman, Arthur H—Lord & Taylor...102.22

20 Clarke, Herman—Alexander Rothschild.207.07

20 Clark, Wm A—Geo A Treadwell....44,891.43

20 Clark, Chas W— the same ....costs, 188.30

20 Coleman, Harry F—Eugene L Bushe.8,837.32

20 Clarke, Ambrose N Y City Ry Co.....costs, 108.88

20 Cochran, Richard & Augusta—Sallie Cochran .....7,636.95

20 Caro, Abraham—Daniel Steinberg et al.168.22

20 Chenkin, Benjamin—Barnet L Abrams..26.15

20 Carpenter, Geo H—Fred Bowes et al..122.12

20 Duerr, Chas A—Margaret A Whalen.1,379.13

20 Dole, Henry C—L Harding Rogers, Jr...30.11

20 Dougherty, James F—Wm H S Wood et al. .....52.70

20 Davis, Annie—Berthold M Schey.....38.49

20 Daly, Martin—C H R Woodward et al.122.41

20 Dessauer, George—John F Staiber.....354.76

20 Dunn, Peter B—People, &c .....548.84

20 the same——the same .....548.84

20 Donohue, Wm H—Charles Milang ....311.84

20 Diestel, John W—Chas G Riehl .....32.41

20 Evans, J Harry—Frank H Lockwood et al. .....92.78

20 Farrell, Matthew—Rose Tillman.....31.01

20 Franke, Frederick R—Arlington Heights Fruit Co..... .....4,596.95

20 Frost, Emma R—Blanche S Jury....6,295.42

20 the same——Frederick H Jury..1,194.24

20 Fritsch, George—Abraham Heyman....43.54

20 Fechtenburg, William—James J Hoey..... .....costs, 2,092.18

20 Filch, Frank W—John J Bradley.....519.72

20 Gross, Jacob B—Henry C Friedman..1,603.03

20 Gerlaird, Peter—Jennie Walsh .....645.98

20 Hunt, John—G F Coehland & Co.....53.81

20 Hayes, John W—Alfred Meisel.....94.46

20 Horowitz, Hyman—Jacob Poris.....170.25

20 Hornaday, John P—Oliver Typewriter Co. .....113.91

20 Heyman, Amelia—Arthur M Mundt..... .....costs, 111.00

20 Hendrycy, Chas F—Flora Rosenfeld..319.56

20*Holland, William—Hydraulic Press Brick Co .....187.90

20*Hamer, Abraham——the same .....187.90

20 Houlihan, Daniel J—James Plunket et al.17.97

20 Hill, Max—Sophia E Bauer et al.....125.43

20 Iasparra, Rocco admr—N Y City Ry Co., .....costs, 108.88

20 Jewett, Henry S—N Y Telephone Co...41.28

20 Judd, Anna A——the same .....48.02

20 Jasper, William ——the same .....145.52

20 Knepper, Herman—East Side Lumber Co. .....50.33

20 Kreuscher, Robert—James Plunkett et al. .....67.98

20 Kavanagh, Sarah E—N Y Telephone Co.23.00

20 Kessler, Samuel——the same .....107.30

20 Kauder, Morris——the same .....20.90

20 Kirshner, Robert——the same .....41.93

20 Kevorkian, Anna——the same .....46.40

20 Kaplan, Phoebus——the same .....27.61

20 Kurzrok, Raphael—Adolf Mandel.(D) 17,235.20

20 Kaplan, Joseph—Jacob Poris .....170.25

20 Kalchheim, Henry—Murtha & Schmohl Co. .....2,652.58

20 Kitchen, James—Geo A Treadwell..costs, .....188.30

20 Lee, Harry E—Waldorf Astoria Hotel Co. .....2,480.10

20 Levy, Jacob—Simon Lefkowitz.....2,916.37

20 Lowando, Alexander A—N Y Telephone Co. .....69.93

20 Langsfeld, F Ralph——the same .....70.00

20 Levin, Leon—Jonas Weil et al.....222.98

20 Lawrence, Wm M—Geo J Kuck.....156.78

20 the same——Joseph Ohmeis .....266.80

20 Lynch, William—Leonhard Bauer.....35.11

20 Lurie, Alexander—Richard Magee.....86.76

20 Liebesman, Louis—Michael Mayer...1,457.80

20 Mattes, Frank—N Y City Ry Co..costs, 108.88

20 Miller, Edward, Jr—N Y Telephone Co..39.88

20 Moonan, Christopher——the same.....41.95

20 Mulcahy, Mary——the same .....27.53

20 May, Fred——the same .....26.55

20 Miller, John—Joseph Jersky .....82.25

20 Menschel, Benjamin—Bernard Nadler et al. .....385.06

20 Maher, Michael & Patrick—I Dreher.250.00

20 Meredith, Philip H admr—M A Downs..624.94

20*Miller, John—Harry Loeb .....44.04

20 Murphy, John—John E Sheehan ....1,055.58

20 Mac Donald, James A—Geo A Treadwell.. .....costs, 188.30

20 Marcuson, Sam—George Heller .....167.40

20 Mengis, Roberta—Lichtenstein Millinery Co .....323.37

20 Murphy, Joseph W—Joseph H Morong..... .....costs, 75.56

20 Malchitsky, Sam & Sarah—Lieberman Dairy Co..... .....92.17

20 McConnell, James—C V King .....239.46

20 Niedringhaus, Frederick C—Joseph Doelger et al .....878.07

20 Nertney, James P—Jacob Scadron et al..87.00

20 Olsson, Charles—N Y City Ry Co..... .....costs, 108.88

20 O'Rourke, Dan—Mary Shirley .....62.40

20 Orr, Thomas—Michael J Fallon.....2,654.16

20 Picket, John—Henry Loeb .....44.04

20*Passell, John——the same .....44.04

20 Paillard, Marie B N Y City Ry Co..... .....108.88

20 Pellegrini, Frank—Paul Seglie .....42.77

20 Peff, John H—Samuel Kriegel ..costs, 210.32

20 Portman, Isaac—Frederick Hollender & Co. .....66.41

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20 Rouss, Peter W—William Feldman..1,238.38
20 Rosenblatt, Albert—City of N Y.costs, 108.35
20 Schulz, Theodore E—Pyramid Garage Co. ....105.21
20 Shapiro, Jacob & Meyer—John R Fisher ....205.09
20 Sanford, Frank—Goodyear Rubber & Tire Co....261.92
20 Splaine, Joseph—Otto H Lewandowski.443.75
20 Schapierer, Abraham—Standard Plumbing Supply Co....479.72
20 the same——the same ....142.22
20 Smith, Chas W—Otto Lewandowski....443.75
20 Saloschin, Richard—V Frickel....454.15
20 Swartz, Thomas W—W C Johnson...1,401.08
20 Schott, Chas A—Arlington Heights Fruit Co ....4,596.95
20 Schwenk, Samuel R—Honnet Lorge....66.69
20 Starr, Joseph W——the same ....66.69
20 Stevens, Theodore E——the same ....66.69
20*Salzano, Raphael—Henry G Silleck, Jr.221.58
20 Streeter, Wm E—Interstate Dredging Co.32.80
20 Schierenbeck, Fred—Harry Brener...587.98
20 Stahl, Charles & Frank—Wm C Winter et al....448.06
20 Sauer, George—Christian Herrlich et a
20 Tevis, John—Waldorf Astoria Hotel Co. ....2,480.10
20 Utley, Wm R—Worden A Smith....639.52
20 Ullman, Isaac W—Frank Addieg....169.41
20 Van Kleesk, Harry S—Herman Conheim... ....5,882.58
20 Watson, Lindsay—Geo A Treadwell ....costs, 188.30
20 Wells, Irene B—L Harding Rogers, Jr.116.16
20 Waterman, Harry A—Clarence D Davis.145 66
20 Woerner, Chas F—Abraham Lubetkin et al ....134.95
20 Warner, James H—Ira P Swan....295.56
20 Wiener, Martha—Arthur M Mundt.... ....costs, 111.00
20 Wisseman, Henry H—Edw S Alpaugh et al ....247.40
20 Zorn, Victor L—Arlington Heights Fruit Co....4,596.95

CORPORATIONS.

20 McKee & Beers Construction Co—J Edward Ogden Co....466.31
20 South Coast Hotel Co—Florence D Hyman. ....534.41
20 the same——Ray H Wolf ....484.41
20 The M Fine Realty Co—Daniel Steinberg et al ....168.22
20 Schumann & Co—Thomas O Smith et al.414.31
20 Eldean Realty & Construction Co—Max Shenadel ....59.12
20 The Baltimore & Ohio R R Co—Annie Katz ....579.23
20 Interborough Building Co—John H Werbelovsky ....279.54
20 Schumann & Co, Inc—Albert Lajotte..114 29
20 Guardian Trust Co of N Y—Wm L Bull et al ....costs, 105.29
20 Hawthorne Building Co—Jennie Kind..484.00
20 Interborough Bldg Co—J Casmento et al. ....932.72
20 New York General Metal Works—James H Burtenshaw ....2,344.14
20 Henry Erkins & Co—C Volney King...235 30
20 New York Ry Co—Magnus Swenson....50.00
20 421 st, Manhattanville & St Nicholas Av R R Co—Jacob Schmidt ....599.88
20 Guardian Trust Co of N Y—Stephen Peabody ....costs, 153.29
20 United Verde Copper Co—Geo A Treadwell. ....costs, 188.30
20 Great Bear Spring Co—Rosanna McGuire. ....1,548.63
20 Third Av R R Co—City of N Y..costs, 123.75

## SATISFIED JUDGMENT.

Dec. 20.

Adler, Sigmund—Rogers & Pyatt, Inc. 1907. ....77.01
Burdett, Wm F, Jr—The Fuchs & Lang Mfg Co. 1907 ....219.45
Donnelly, Wm F—C F Wight et al. 1907.102 90
Goodstein, Joseph—S Katz. 1906 ....159 91
Galbraith, Anna—W L Jenison. 1907....88.81
Hunter, Carrie—M R Goelet et al. 1902..119.35
Same——C Heymann. 1901 ....2,019.68
Hunter, Carrie—M R Goelet et al. 1902.88.28
Kaplan, Louis & Joseph—G Gotthelf. 1907.330.75
Kornbluh, Adolpf & Frank Romanelle—S Weil. 1907 ....849 33
McCarthy, Calahan—H Clausen & Son Brewing Co. 1903 ....3,129.82
Melville, Geo W & John H Mac Alpine—J H Flagler. 1907 ....114 03
Rogers, John F—L W Thompson. 1907....61.16
Salomon, Saul—T P Spitz. 1907 ....1,481.43
Sykes, Thomas F—McKillop, Walker & Co. 1902 ....104.92
[6]Latham, Ernest B—Bank of Hicksville. 1907. ....583.63
Wilson, Albert L—I K Bernstein. 1907..91.44
Youngs, Martha—A M Constantine. 1907..46.07
Youngs, Martha M—S Monson. 1907....27.97

CORPORATIONS.

Maine Steamship Co—E Rubin. 1907....815.38
[1]Crescent Parts Co—Greenwich Printing Co. 1907 ....270 88
Charles F Fischer Lumber Co—M Endelman. 1907 ....69.43
[1]Mutual Commission Co—Swift & Co. 1907.37.19
[1]Aetna Ins Co—M Dick. 1907 ....707.75

## MECHANICS' LIENS.

Dec. 20.

296—Crotona Park East, Nos 1444 to 1448....Wilkins av, No 1567 ....
Abraham Liediker agt Jerry Altieri Co and J Moschkowitz ....291.65
297—24th st, Nos 425 to 435 East. South Amboy Terra Cotta Co agt Joseph J Little, J J Little & Co and Thomas J Brady Co. ....1,350.00
298—Willet av, e s, 150 n 215th st, 25x100. Thomas & J Moffet agt J M Ivers and Hess & Kammerer ....300.00
299—3d st, Nos 191 and 193 East. Tony Malkiewitz agt John Barkin and Glick & Allen. ....175.00
300—3d av, s e cor 169th st, 200x200. Geo J Schnatz agt John Eichler Brewing Co and Joseph Hollerith ....1,030.66
301—99th st, Nos 10 and 10½ West. Morris Bass agt Mary M A O'Sullivan and Dr John J O'Sullivan ....63.00
302—117th st, Nos 521 to 527 East. Goldin & Happin agt Montifiore Realty Co....300.00
303—Carroll lane, s s, 100 e Green lane, 25x 100. Lawrence Rizzo agt Pasquale Olivete and Salvatore Boccagna ....25.00
304—Clay av, No 1054. Julius Junger agt Saul Goldstein and Leo Sonnenberg ....135.00
305—Broadway, No 1369. Simeon B Eisendrath agt Daniel I Bradley, Mary B Averill and Matthew Bernheim ....220.00
306—3d av, s e cor 169th st, 150x150. Thomas Windsor agt John Eichler Brewing Co and Joseph Hollerith ....175.00
307—Canal st, No 73. Rosenberg & Aronson agt Isaac Schreiber ....11,500.00
308—79th st, n s, 100 e 1st av, 100x156.10. Wm D Bike agt Saint Monica's Roman Catholic Church and Peter Boland ....790.86
309—Riverside Drive, s e cor 137th st, 103x110. Keefe & Murphy agt Noel Realty & Construction Co....4,020.00
310—62d st, n s, 160 e 2d av, 75x90. S P Pearson Co agt Benitor Revira and J C Lyons Building & Operating Co....6,950.00
311—24th st, Nos 421 to 437 East. Kyrle S Evans agt Joseph J Little and Thomas J Brady Construction Co ....4,975.00
312—Madison av, n e cor 133d st, 99.11x100. Neal & Brinker Co agt Abraham Shatz and Vincent C Corrier ....449.55
313—141st st, s s, 406.8 e St Anns av, 100x 95. Same agt The Sancor Co....173.02
314—233d st, s s, 55 e 5th av, —x—. John G Johnson agt Martha M Young ....750.00
315—1st av, Nos 659 and 661. Joseph S Mitola agt Vito Perrone and Pellegrino Colletti. ....4.00.00
316—Failes st, e s, 150 n Lafayette av, 50x100. Henry Gerner agt R Dresher and wife and Charles Peterson ....240.00

## BUILDING LOAN CONTRACTS.

Dec. 20.

3d av, n w cor 121st st, 126.2x150x irreg. Minister, Elders and Deacons of Reformed Low Dutch Church of Harlem of the Ninth Ward, City of N Y, loans Geo B Corsa to erect a 2-sty commercial building; — payments....50.00

## SATISFIED MECHANICS' LIENS.

Dec. 20.

10th av, Nos 285 to 291. John F Cronin agt Lowenfeld & Prager et al. (Sept 11, 1907) ....152.90
Same property. Louis Liggio agt same. (Aug 14, 1907) ....75.00
Same property. Louis Wideke agt same. (Aug 29, 1907) ....50.00
Same property. Mollie Nusbaum et al agt same (Sept 13, 1907) ....76.00
Same property. Max Bolik agt same. (Aug 24, 1907) ....55.00
Carroll lane, s s, 400 e Green lane. Guiseppe G Zibelli agt Pasquale Olivete et al. (Dec 4, 1907) ....275.00
Katonah av, s w cor 238th st. Luzopous Vetantonio agt Herbert C Simmonds. (Oct 29, 1907) ....1,050.00
[1]Home st, n s, whole front between Prospect av and Stebbins av. A R Bass & Son agt The M V Construction Co. (Oct 21, 1907) ....46.69
East Broadway, No 92. Louis Pinals agt John Goldman et al. (Nov 12, 1907) ....120.00
[1]St Nicholas av, w s, 125 n 141st st. Thomas J McCahill agt —— Callahan et al. (Dec 19, 1907) ....60.00
136th st, Nos 504 to 518 West. John Cullo & Bro agt Bessie C Clark. (Dec 7, 1907) ....150.00
Same property. Hudson Brick & Cement Co agt same. (Oct 25, 1907) ....713.33
136th st, Nos 504 to 510 West. Michael Quinn agt Bessie C Clark et al. (Sept 17, 1907) ....125.00
Same property. Leonard Prevost agt same. (Sept 17, 1907) ....50.87
136th st, Nos 502 to 510 West. National Mantel & Looking Glass Co agt Bessie C Clark. (Aug 24, 1907) ....376.00
136th st, s s, 100 w Amsterdam av. Robert J Rofrano agt same. (Sept 16, 1907)...118.25
Same property. Frank Fasano et al agt Hyman Horwitz et al. (Dec 13, 1907)....110.25
[3]143d st, Nos 294 to 300 East. George E Sealy agt Morris & Sussman et al. (Sept 28, 1907) ....104.00
Broadway, No 810. The Roebling Construction Co agt The Apartment Construction Co. (Oct 11, 1907) ....685.00

## JUDGMENTS IN FORECLOSURE SUITS.

Dec. 12.

137th st, No 519 East. North New York Co-operative Building & Loan Assn agt Chas J Klein et al; J Homer Hildreth, att'y; Jesse W Tobey, ref. (Amt due, $6,868.64.)
104th st, Nos 76 and 78 West. Mishkind Feinberg Realty Co agt Abraham Geilich et al; Arnstein & Levy, att'ys; Wm L Turner, ref. (Amt due, $11,774.66.)

Dec. 13.

137th st, s s, 950 w Home av, 50x110. Adrian H Jackson agt Epstein Cohen Co et al; Stephen H Jackson, att'y; Morris Cukor, ref. (Amt due, $23,006.02.)
109th st, No 234 East. Abraham Cohen agt David Leff; Wm J Lippmann, att'y; Dudley J Malone, ref. (Amt due, $3,094.50.)
Chrystie st, No 18. Julius H Seymour agt Moses H Weinstein; Julius H Seymour, att'y; Arthur D Truax, ref. (Amt due, $30,254.98.)

Dec. 16.

137th st, Nos 59 and 61 West. Frank B French agt Philip L Cohen; Foley & Martin, att'ys; Christine G Moritz, ref. (Amt due, $14,661.)
175th st, n s, 182.6 w Amsterdam av, 43.9x99.11. Chas W Brand agt Arthur W Saunders et al; Action No 1; Stern, Christiancey & Riegelman, att'ys; James T Brady, ref. (Amt due, $24,558.73.)
175th st, n s, 226.3 w Amsterdam av, 43.9x99.11. Same agt same; Action No 2; same att'ys; same ref. (Amt due, $24,558.73.)

Dec. 17.

Jumel pl, w s, 113.8 s Edgecombe rd, 100x100. George Ehret agt Jacob Guterding; Edw M Burghard, att'y; Phoenix Ingraham, ref. (Amt due, $53,523.30.)
8th av, Nos 2902 and 2904. Mary Cohen agt James L Rich et al; Feltenstein & Rosenstein, att'ys; Alfred Lauterbach, ref. (Amt due, $16,145.83.)
Hamilton pl, sw cor 144th st, runs w 125 x s 99.11 x w 50 x s 99.11 to 143d st, x e — x n e — to beg.
Broadway, s e cor 144th st, runs e 100 x s 199.10 to 143d st, x w 100 x n 199.10 to beg. Realty Transfer Co agt John V Signell Co. Harold Swain, att'y; Edgar H Rosenstock, ref. (Amt due, $21,236.66.)
97th st, n s, 300 w Central Park West. 25x100.3. Alice H Sturges agt Raphael Kurzrok et al; Stephen P Sturges, att'y; Edward Browne, ref. (Amt due, $8,340.)

Dec. 18.

Park av, No 1984. Julius Levy agt Bernard J Clark; Morris Cooper, att'y; Robert L Cutting, ref. (Amt due, $9,918.26.)
Park av, No 1986. Same agt Louis Singer; same att'y; same ref. (Amt due, $9,081.20.)

## LIS PENDENS.

Dec. 14.

Summit av, n e cor 164th st, 25x100. Stephen D Ditchett agt Mary A Colleran et al; action to set aside transfer; att'y, J Friedman.
119th st, Nos 306 and 308 East. Jacob Siris et al agt Bettie Simon; action to declare lien; att'y, J H Reiter.

Dec. 16.

Lots 108, 109, 110, 267, 269 and 270, map made by E H Holden, Bronx. Louise E Monnot et al agt Alice L Beach; action to debar claim, &c; att'y, E Huerstel.
Lots 90b, 90a, 99, 100 and 101, map made by E H Holden, filed June 27, 1904, in New York County, Bronx. Louise E Monnot et al agt Susan H Rudd; action to debar claim, &c; att'y, E Huerstel.
Lots 114 to 119, 198, 271 and 272, map made by E H Holden, Bronx. Louise E Monnot et al agt Josephine F B Murphy et al; action to debar claim, &c; att'y, E Huerstel.
42d st, No 251 West. David Shuldiner agt Regent Realty Co et al; action to foreclose mechanics lien; att'ys, Eidlitz & Hulse.
North Moore st, n s, 20.2 e Washington st, 19.6x 50.
Washington st, n e cor North Moore st, 50x20.2.
Washington st, Nos 282 and 284. Augusta L McFarlane et al agt John V Brower et al; partition; att'y, W H Good.

Dec. 17.

Marvin pl, n e s, lot 37, 22.5x87.3x irreg. Angelo Pagnuco agt Luigi Carota; specific performance; att'y, C Bisberg.
112th st, Nos 522 and 524 West. Neal & Brinker Co agt Seplow Co et al; action to foreclose mechanics lien; att'y, W H Dodd.
Avenue A, No 31. Jake Solomon et al agt Barney Scher et al; action to foreclose mechanics lien; att'ys, L & J Weinberger.
5th av, No 281. Wm C W Child agt Wm B H Martin et al; action to foreclose mechanics lien; att'ys, G E & E C Brown.

Dec. 18.

Bartholdi st, — s lots 109, 110 and 111.
Magenta pl, — s lots 130 and 130a, map of building lots in 24th Ward, near Williamsburg Station.
James M Hutton agt Edgar D Smith et al; ejectment proceedings; att'y, C P Caldwell.

Dec. 19.

Willard st, s s, 350 w Oneida av, 25x150. Van Nest Wood Working Co agt Elizabeth N Considine et al; action to foreclose mechanics lien; att'y, D S Decker.
Baxter st, Nos 83 and 85. Louis Gordon agt Thomas White et al; action to declare vendee's lien; att'y, J Gordon.
46th st, Nos 345 and 347 East. John L Walsh agt Jacob Gantz et al; action to impress lien; att'y, F J Griffin.
Eastern Boulevard, n s, adj lands of heirs of G Doty, 54.3x327, Bronx. William Henderson agt Benjamin F Nelson et al; specific performance; att'y, H Herst.
124th st, No 510 West. Geo W Sandford agt Elizabeth K Smith; action to declare deed void; att'y, H J Cohen.
Washington av, w s, 242 n 178th st, 107x145x 107x146. Edward Weber agt Isidor Robinson et al; action to foreclose mechanics lien; att'y, O E Davis.

## FORECLOSURE SUITS.

Dec. 14.

Madison av, s w cor 134th st, 99.11x10. Eleanor P Wentworth agt Morris Weinstein; att'ys, Wentworth, Lowenstein & Stern.

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CONSOLIDATED GAS COMPANY OF NEW YORK

128th st, No 102 East. Anna C E Schreiber et al agt Frank Frankel et al; att'y, C Schwick.
100th st, n s, 100 w Manhattan av, 150x72.11. R Ross Appleton agt Frank Mezger et al; att'ys, Kendall & Herzog.
Prospect av, s e cor 181st st, 66x150x irreg. City Real Estate Co agt Arthur G Larkin et al; att'y, H Swain.

Dec. 16.

Sylvan pl, w s, 46 n 120th st, runs w 95.1 x n 54.11 x w .11 x n 25.11 x e 96 x s 90.10 to beg. Title Ins Co of N Y agt Samuel Williams et al; att'y, A L Wescott.
Union av, n w cor 150th st, 25x100. Edw A Davis agt Paolo Doino et al; L A Abrams.
138th st, n s, 285 w Broadway, 15x99.11. Leah Frenhaus agt Mary O'Neill et al; att'y, A B Schleimer.
Hughes av, e s, 146.2 s 188th st, 24.10x87.6. Joseph Rosenzweig agt Arcangello Mezzacappa et al; att'y, F D W Searing.
133d st, No 43 East. Cornelia A Kennedy, trustee, agt Louis Nieberg et al; att'ys, Miller & Bretzfelder.
50th st, Nos 401 and 403 East. Joseph S Marcus agt Mount Morris Construction Co et al; att'y, H Fluegelman.
7th av, No 363. Mayer S Auerbach agt Herman Aaron et al; att'y, M Stern.
147th st, No 818 East. Israel Glick agt Ida Pollack et al; att'y, J Gordon.

Dec. 17.

Central Park West, w s, 25.2 s 99th st, 55.6x100. Herman Auerbach agt Ira L McCord et al; att'ys, Kantrowitz & Esberg.
Houston st, Nos 100 to 106 East. Joseph L Buttenwieser agt Charles Lowe et al; att'ys, M S & I S Isaacs.
95th st, n s, 400 w West End av, runs w 173.5 to Riverside drive or av, x n 108.8 x e 133.2 x s 100.8 to beg. The Maple Realty Co agt Geo W Levy Building Co et al; att'ys, M S & I S Isaacs.
182d st, n s, 70 e Audubon av, 50x79.9. North American Mortgage Co agt Samuel A De Waltoff et al; att'y, C L Westcott.
182d st, n s, 70 e Audubon av, 50x79.9. Same agt Isaac Marcuson et al; att'y, C L Westcott.
138th st, n s, 344.2 e Southern Boulevard, 225x100. The Mutual Life Ins Co agt Broadway Reliance Realty Co et al; att'y, J McKeen.
98th st, s s, 450 w Central Park West, 25x100.11. Morris Mendel et al agt Joseph Levine et al; att'y, J Powel.
Franklin av, No 1372. John C Gulick agt Wm H Milton et al; att'y, J G Gulick.
138th st, n s, 295 w 5th av, 75x99.11. Corporate Realty Ass'n agt Hyman H Goldberg et al; att'ys, Strauss & Anderson.
Barretto st, w s, 116.7 n 167th st, 50x127.7x 50.1x119.3. Lucy G Barnard agt Henry M Crow et al; att'y, E L Barnard.
7th av, n w cor 150th st, 79.11x100.
7th av, s w cor 151st st, 39.11x100.
Three actions. Title Ins Co of N Y agt Ignatz Roth et al; att'y, A L Wescott.
131st st, s s, 90 e Old Broadway, 85.3x107x75x 66. North American Mortgage Co agt J Goldman Realty & Construction Co et al; att'y, C L Westcott.
7th av, w s, 39.11 s 151st st, 80x100; two actions. Title Ins Co of N Y agt Robert E Simon et al; att'y, A L Wescott.
10th av, n w s, 94.10 s w Hawthorne st, 67.6x —. John Haven agt Sarah V Baker et al; att'ys, R & E J O'Gorman.

Dec. 18.

133d st, n s, 60 e Madison av, 50x99.11. Martha Barnard agt Vincent C Corrier et al; att'ys, Lese & Connolly.
Madison av, n e cor 133d st, 99.11x60. Frederick Lese agt same; att'ys, Lese & Connolly.
137th st, n s, 150 e Lincoln av, 50x100. Chas E Rushmore et al; att'ys, Rushmore, Bisbee, Rogers & Stern.

Dec. 19.

Lot 137, map of part of Inwood, 12th Ward. Lillie H Seaman agt Wm H Flitner et al; att'ys, J W & C J McDermott.
Water st, Nos 614 and 616. Jacob Spielberg et al; agt Samuel Lemkin et al; att'ys, Schenkman & Brown.
Cypress av, e s, whole front between 136th and 137th sts, 200x68. Wm A Martin agt Edwin Schwab; att'ys, Arrowsmith & Dunn.
42d st, n s, 325 e 11th av, 25x100.11. Aaron Coleman agt Robert D Green et al; att'y, M Cooper.
47th st, No 47 West. Joseph Redmond et al agt Elizabeth R Dinsmore; att'y, E Schultze.
Hester st, No 167. Alexander Pfeiffer agt Antonio Vardsano; att'ys, Arnstein & Levy.
Perry st, Nos 117 and 119. Nathan Kirsh agt Jacob Katz et al; att'y, P Gross.
110th st, n s, 275 e 7th av, 70.11x100. Consolidated National Bank of New York agt Joseph Oussani et al; att'ys, Hess, Churchill & Marlow.
122d st, s s, 100 w Amsterdam av, 100x95.11x irreg. Thomas J Morrow agt Isaac Huppert et al; att'y, J C Weschler.

## JUDGMENTS.

Dec.
16 Adams, James—Josephine Lazarus.....122.95
16 Avrutis, Aaron—Philip Markewitz.....162.15
17 Althouse, Walter—Bankers Trust Co.....costs 27.41
17 Altman, Hennry—Stephen McBride.....327.46
17 Adelson, Herman M—Solomon Barup...29.05
17 Avison, Jacob—Isaac Podlest et al....104.80
18 Anderson, Arthur W—N Y Telephone Co.....24.03
18 Ashcom, Mary E—the same .....22.74
18 Anderson, George—National Alumni...119.22
18 Ader, Max Charles Bettels .....359.74
18 Aiker, Annie—Max Brayer .....94.43
18 Allen, Oliver H—Fabrikoid Se.....234.76
18 Applebaum, Harry—Vincent Bonagur..449.66
19 Atkin, Edgar M—Walter T Stern.....59.65
19 Aron, Joseph—Conron Bros Co.....47.09
19 Adler, Sigmund—James A Stevenson..102.65
19 Arbecam, B L—Henry F Colborn.....799.15
19 Abrams, Isaac—Mayer Fink et al.....51.56
19 Adwab, Abraham—Isaac Podlesh et al..68.60
19 Apfel, Sigmund F—Solomon Pizer ....541.31
16 Burger, Sam—Natan Frank.....31.66
16 Bornstein, Joseph & Louis—S Weinstein et al .....29.40
16 Barry, Frank—Pleasant Spring Distillery Co.....80.71
16 Becker, August—Yorkville Bank.....883.44
16 Benenkrob, David—George Frankel et al..188.86
16 Brown, Wm V—Cheesebrough Bldg Co.178.88
16 Berglass, Michael P—Morris Schleiff..498.36
16 Bernstein, Samuel I—the same.....498.36
16*Bonagur, Vincent—Roof Maintenance Co...192.61
16 Bell, Edwin Q—Woodlawn Cemetery..3,072.24
16 Belantino, Rocco, gdn—N Y City Ry Co..costs 107.88
16 Belantino, Rocco—the same....costs 107.88
16 Brown, Payton—the same.....costs 108.88
16 Brown, Francis—the same.....costs 108.88
16 Butler, James J—William Pratie et al....costs 145.49
16*Brittin, Louis H—Wm J Bagnell.....471.42
16 Bernstein, Freeman—Alfred J Cammeyer..61.48
16 Burk, Samuel H—Chas E Monroe.....186.39
16 Bender, Frederick R—the same.....186.39
16 Boeniger, John—Victor Neustadtt.....65.41
16 Baldwin, Wilmer A—Harry Feder....7,911.44
17 Bauman, Adolph—Chas G Willoughby..81.20
17 Butterworth, Henry—Fichling & Co....15.17
17 Bjerring, Florence—Harrie C Manheim..44.41
17 Burns, Chas C—George Hoepfner et al.24.56
17 Brussell, Richard—Jerome Uptigrove et al.126.38
17 Brice, Stewart M—Lyman Brandon..1,969.82
17 Bernstein, Isaac M—Louis Jacobson et al.1,535.48
17 Bos, Marius F—Michael Hlatki.....5,048.38
17 Brandenburg, Broughton—Kathleen V Oehler et al.....37.20
17 Burns, Chas E—Manhattan Laundry....150.77
18 Brodt, Fritz—N Y Telephone Co.....98.27
18 Blaine, Lena H—the same.....30.86
18 Baumell, John M—the same .....73.97
18 Busse, Wm G—Gustave H Schrock et al.....44.04
18 Berkowich, Herman—Aaron Kommel.....costs, 274.64
18 Bruckman, Hyman—Henry Katz .....196.91
18 Buger, Herman—Hyman Eisenstadt...113.27
18 Bottengoff, Leon—M Zimmerman Co...98.14
19 Bolam, Geo F—Michael Friedsam....519.72
19 the same—the same .....264.72
19 Badger, Wm O—Geo R Sutherland....51.88
19 Breisacher, Wm H—Hugo Cohn.....62.36
19 Booth, Julia W—Chas F Kehoe.....108.21
19 Berman, Barnett—Chas A Leffets Co...112.91
19 Butler, Mary E—Morris M Kramer....49.24
19 Bruce, Thomas—A Livingston Norman.144.40
14 Charlton, James H—William Goldstone et al.....33.41
14 Campbell, James J—Wm W Astor.....68.23
14*Cox, Harold—Mlle Zingarella .....534.41
14 Cox, Arthur S—Vieve Morrill.....1,353.72
14 Cohen, Benjamin—Harry A Rothman.....costs, 83.53
14 Chenkin, Barnet—Edward Horowitz....95.65
16 Campbell, John B—Corn Exchange Bank..113.88
16 Clark, Francis A—Samuel Goldman.....81.30
16 Campbell, James E—Edward Coyne et al..829.41
16 Call, Ray—Paul W Horbach.....318.95
16 Conrad, Felix—Herman Rosenfeld.....72.79
16 Cohen, Isaac—Herman Mendelson.....349.32
16 Cohen, Morris—E A Coudax & Co.....65.17
17 Chanler, Robert W—Elbridge T Gerry.574.86
17 Corwin, Roberta—Mrs Osborn Co.....850.76
17 Colwell, James M—John H Brewster.1,605.17
17 Copeland, Thomas C—Leroy B Crane...262.47
17 Connah, Douglas J and Nora L—Riverside Bank .....1,914.91
18 Cramer, Chris C—N Y Telephone Co....24.61
18 Cohen, Julia or Mrs Max—the same..28.90
18 Coquard, Maude—the same .....25.54
18 Caro, Abraham—the same .....33.34
18 Clark, Cecile F—the same .....32.20
18 Campbell, Ida A—Chas E Francis....238.43
18 Corster, Henry F—N Y City Ry Co.....costs, 22.78
18 Corster, Carrie—the same.....costs, 22.78
18 Curran, Martin W—Perkins Goodwin Co.85.01
18 Carey, John L—Morris Rosenfield et al.....73.11
18 Cataldo, Sebastino—Antonio Prinzi....431.41
18 Chaims, Geo S N Y City Ry Co.....costs, 22.78
18 Clinton, Henry F—John D Breen.....498.50
18 Clement, Wm M—Wm P Westcott.....119.91
18 Cohen, Ike—Isidor Kalt et al.....178.24
18 Cohen, Isaac—Max Brayer .....94.43
19 Case, David B, Jr—Conron Bros Co...197.36
19 Connell, Thomas—Pleasant Spring Distillery Co.....77.75
19 Christie, Chas E—Frederick E Platt....74.65
19 Celentano, Mariano—Louis Ehrenberg.158.01
19 Cracolici, Andrea—N Y Contracting Co Penn Terminal .....costs, 109.20
19 Castle, Burton S—George Cunningham.....10,141.07
14*Dalton, Wm J—N Y Telephone Co....36.41
14 De Caide, Guiseppe—People, &c.....1,000.00
14 Daniels, John B—Wm W Astor.....59.72
16 Dorian, Edmond—Francois Chauvelot..428.27
16 Dubroff, Michael G—Alfred M Miller...128.68
16 Dietrick, James—Samuel P Skinner....557.61
16 D'Angelo, Antonio—Union Ry Co of N Y City .....108.75
16 Dupree, Fanny—Hepners Hair Emporium Inc .....76.91
17 Demacus, Peter—George Hoepfner et al.175.41
17 Duncan, Geo J—Elwyn G B Riley.....206.91
17 Davey, Edward—Security Trust & Life Ins Co.....costs 112.33
18 Donnelly, George—N Y Telephone Co..31.
18 de Waltoff, Samuel A—the same .....155.16
18 Drolsom, Edward—Jacob Greenberg....29.90
18 di Gennaro, Rosina—N Y Telephone Co.31.18
18*Danilowitz, Meyer—Eva Walk.....179.91
18 Dash, Max—Meyer Lehman et al.....370.97
19*Degutz, John—Mendel Rabinowitz et al.147.31
19 Daniele, Daniel—Lazar Jacobsohn.....98.63
19 Donnegan, John A—Alice J Early....2,154.22
19 Dickinson, Percy—Geo A Ward, Jr...62.53
14 Elsoffer, Laura—Clarence M Lewis....25.40
18 Everitt, Walter M—N Y Telephone Co..41.36
18 Enwer, Laura—Met Tobacco Co.....75.21
18 Eustace, Mary S—Transit Realty Co...113.05
14 Fleischer, Benjamin* & Jacob—Solomon Bisguier .....67.61
14 Froelich, Antonio—Edward Moritz....175.01
14 Fickner, Louis—Benjamin Bernstein.....costs, 69.62
16 Finegan, Austin—I Cornell Moran....473.02
16 Frank, Meyer—Lillian B Leavitt.....2,545.43
16 Fleischer, Abraham H—Joseph Samuels et al .....203.92
16 Fischer, August—Samuel W Waldron et al.....341.91
17 Foster, Wm A—Proctor Realty Operating & Improvement Co .....517.46
17 Fine, Jacob J—Isaac S Heller.....342.78
17 Fischer, Albert—Alexander Strong et al....costs 27.41
17 Farrell, Michael—M N Clement.....10.00
17 Fischer, Jacob—State Bank .....94.21
17 Frankel, Peter—Jacob Kulla.....117.01
18 Fleet, Chapin S—N Y Telephone Co...154.85
18 Finamore, Vincenzo—Acker, Merrall & Condit Co.....149.39
18 Franco, Nicholas—F & M Schaefer Brewing Co.....723.39
18 Feinberg, Louis—N Y City Ry Co.....costs, 109.88
19 Friedenberg, Morris—Alexander J Scott.23.08
19 Friedman, Samuel—B Michelman.....20.01
19 Fitzgerald, David A—Geo R Sutherland.51.88
19 Ferguson, Edw H—Carl H Ahrens....94.53
14 Getz, John—Wm W Astor .....123.94
14 Garcia, Juan—E D & J D Stein, Inc..236.41
16 Green, John R—John F Harrington....147.54
16 Gminder, Geo F—Yorkville Bank.....883.44
16 Georjes, Christian—the same .....883.44
16 Gigoux, Alfred—Francois Chauvelot...428.27
16 Garrett, Seymour D and Geneva—Isidor H Simpson .....74.30
16 Gordon, Joseph—Solomon W Johnson..118.66
16 Gordon, Meyer—the same .....223.91
16 Guile, Wm L—Lyman K Roloson.....347.89
16*Ganim, Geo N—Austin H Watson et al.290.66
17 Gabel, Emil—Interborough Rapid Transit Co.....costs 107.88
17 Gardner, Margaret—Markenfield Construction Co.....325.80
17 Goodstein, Wm L and Blanche—12th Ward Bank .....946.62
17 Gordon, Isaac—State Bank .....94.21
17 Gannon, John W—Ernest A Van Vleck.484.41
17 Greenwald, Samuel—F K Roberts Co..100.11
18*Goldenberg, Selig—Hyman Eisenstadt..113.27
18 Glyde, Alfred—John W Wilson.....139.15
18 Gielich, Abraham—Gustav Schamberger.151.36
18 Golden, Max—Joseph Weiner .....64.65
18 Gale, Geo H—Henrietta Stein et al....507.98
18 Greene, Henry H—John G Bodenstein..236.81
18 Griffin, Sidney—Max Thorn.....32.51
18 Glaser, Louis—Etta Forgotston.....329.91
18 Graham, Thomas—Erie R R Co.....costs, 119.75
18 Goldman, Morris—Eva Walk .....179.91
19 Golomb, John—Globe Fireproof Door & Sash Co .....109.02
19 Gottlieb, Elsie—M M Kramer .....160.85
19 Gilman, Theodore P, Jr—Forbes R McCreery .....239.71
19 Giovanniello, Francesco—Violanti Giovanniello .....costs, 134.44
19 Goldman, Jacob—N Y Telephone Co....75.89
19 Graham, Thomas—the same .....22.47
19 Golob, Israel—the same .....38.66
19 Golden, Bernard F—Lenox Iron Works.104.13
19 Green, Joseph—Aaron Litzky .....34.85
19 Grossman, Samuel—H Herrmann Lumber Co.....61.41
14 Harvier, Ernest—E W Bliss Co.....2,442.61
14 Hookey, Wm T—George Brown..costs, 103.22
14 Hearn, John J—M Francis Snowber..659.70
16 Helm, C Daniel—Corn Exchange Bank.113.88
16 Hookey, Wm T—Roof Maintenance Co.192.61
16 Hayman, William—Kiba Dorfman.....34.41
16 Hilgert, Mathew—Clara Fuld....costs 88.25
16 Hirsch, Gustave—Solomon Spingarn et al.....179.96
16 Henderson, William—Joseph Buellerbach et al .....1,537.21
16 Hobbs, William, gdn—Charles Koenig.....costs 110.50
16 Heine, Frank—Ernesti Schabelitz.....405.56
17 Hafleigh, Elizabeth H—Julius S Ehrich..382.91
17 Hamilton, Geo S—Carl Schuster et al..116.91
17 Hartigan, Paul—Daniel Sylvester et al.170.21
17 Holladay, Adele—Markenfield Construction Co.....325.80
17 Held, Julius—Haskel Wolfensohn.....36.35
17 Hermann, Joseph—Fred Settman.....221.72
17 Horwitz, Jeanette—N Y City Ry Co.....costs 67.88
18 Hill, Chas S—Solomon W Johnson.....179.81
18 Hogan, Ernest—Chas L Leitz.....185.20
18 Hausfeld, David—Joseph Housefeld...833.90
18 Hewitt, Zebulin—Alfred L Jacobsen....98.32
18 Hutchins, Ada—Annie K Brown .....184.70
18 Hayes, John A—Wheeling Corrugating Co.....77.51
18*Halpern, Morris—Eva Walk.....179.91
18*Hoffson, Nathan—the same .....179.91
18 Hess, Morris—Maurice D Kaufherr et al..costs, 199.24
18 Howley, P J—John F Patterson.....205.56

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## ELECTRIC WIRING AND APPARATUS

**The Brussel Method of electric light and power wiring secures to the owner an absolute guarantee against any defects.**

**Interior Telephones, Pumps, Elevators Installed**

**15 West 29th Street, N. Y.**


18 Holze, Richard R—Henry Ulmer.....142.22
18 Himmelstein, Izra—Max Brayer.....94.43
19 Hoyt, Adelbert E—People, &c.....2,000 00
19 the same——the same .....3,000 00
19 Heinle, Wm F—Leo Wise .....261.94
19 Hausman, Abraham—N Y Telephone Co.46.26
19 Huf, Valentine——the same .....47.59
19 Hadley, Minnie——the same .....27.22
19 Hochman, Michael——the same .....29.23
19 Houghton, Harriet——the same .....25.67
19 Harper, Olive E——the same .....68.28
19 Hubner, Anna R——the same .....26.44
19 Hafelin, Arnold——the same .....28.54
19 Hunt, Lawrence M——the same .....42.60
19 Herz, Eugene S——the same .....46.07
19 Huneke, George——the same .....40.86
19 Halpap, Lizzie—N Y City Ry Co.....
.....costs, 108 88
19 Harding, Geo E—Edw E Soltman.....86.94
19*Helfenberg, David—Herbert J Linder .....costs, 50.77
19 Held, Emil—Ignatz Schneider et al....29.65
19*Hurwitz, Abraham—H Herrmann Lumber Co.....61.41
19 Hirschowitz, Fanny & Samuel—Ogden Lumber Co.....232.36
19 Hirsch, Louis—Solomon L Baron.....220.50
19 Helekal, Adolph—Edmund C A Corr..193.97
19 Hemming, Henry G—Monroe R Rothschild .....39.90
19 Holmes, Frank C—Hans Hansen et al..66.91
19 Inman, Willard F—Samuel A Park..1,032.22
19 Infantino, Nicola—Alexander Bolognesi et al.....27.51
14 Jordan, Isabella M—Frank J Welton..363.05
16 Jacobs, Maurice J—William Pratie et al. .....costs 145.49
16 Jacoves, Louis J—Abraham Elfenbein.216.96
17*Jones, Wm A and Henry—N Y Sand & Facing Co.....55.65
17 Jacobson, Benjamin—John K McAfee....29.41
17 Jones, John S—Geo J Gould.....costs 117.28
17 the same—Wm E Guy.....costs 117.28
18 Jaffe, Sam—Mike Berman .....29.41
19 Jongers, Alphonse—Beale & Inman, Ltd. .....293.48
19 Jameson, Mary E—Frank H Dodd et al.114.66
14 Kasner, Max—Morris Flocks.....534.72
14 Kane, Martin J—Thomas A Slabb.....593.50
16 Klotz, John—John Jaburg et al.....299.40
16 Katz, Charles—12th Ward Bank of the City of N Y.....464.40
16 Khouri, Nasim T—Austin W Watson..290.66
16 Kaminkowitz, Jacob—Solomon W Johnson. .....218.66
17 King, Landon L—David Rousseau....1,246.98
17 Kauffman, Harry—Frank M Price et al.139.82
17 Kahn, Baruch—Oscar B Lamline.....31.60
17 Kleinfeld, Gerson—12th Ward Bank....946.62
17 Koplowitz, Bertha and Jacob——the same.. .....946.62
17 Kraft, Samuel—Harris Lurie.....costs 27.41
18 Klingenstein, Jacob—Morris Goldberg.513 02
18 Kalchheim, Henry—N J Terra Cotta Co. .....502.70
18 Kleinman, Joseph—Marcus Leff et al..37.83
18 Kreizer, Bernard—Emil Zerkowitz.....costs, 25.00
18 the same——the same .....32.72
18 Kanarak, Morris—Sarah Wensel....1,124.93
19 Kerstein, Frank—Joseph Seeman et al.183.04
19 Kohn, Armin—Jacob Meyers .....61 33
19 Knode, Chas W—Otto Scheilke .....182.21
19 King, Ernest J—Chas D Wright.....67.40
19 Kortright, E Theresa—N Y Transportation Co.....659.23
19 Klein, Samuel S—Solomon L Baron....220.50
19 Kuenstler, Max—Edmund C A Corr....193 97
19 Kleinfeld, Becky—Benj B Davis.....106.08
19 Kaplan, Louis—Meyer Sabsevitz et al..443.65
14 Lustgarten, Isaac—Benjamin Bernstein.....costs, 69.62
14 Levy, Abraham—Met St Ry Co.....47.90
14 Levy, Abraham, gdn——the same.....costs, 47.90
14 Leahy, Thomas B—Charles Burkelman.....costs, 117.85
14 Longobardi, Guiseppe—People, &c...1,000.00
14 Lankinsky, Isaac—Felix Zadek et al...42.22
16 Levine, Jacob—Louis Bornstein.....132.49
16 Lowry, James J—William Pratie et al.....cos s 145.49
16 Levine, George—B Rubinowitz et al....65.41
16 Librizzi, Luigi—Adams & Elting Co..934.59
16 Leitsch, Peter J—Marcus Berliner et al.66.47
16 Ladew, Louise D W, exr—City of N Y.. .....costs 114.85
17 Lawrence, Albert—People, &c.....1,000.00
17 Livingston, Solomon and Emanuel J*—Horace Benton et al.....47.67
17 Livingston, Emanuel J and Solomon J—Paw Paw Grape Juice Co.....28 69
18 Lowenstein, Samuel—Charles Bettels.359.74
18 Liblang, Hugh—Louis Rand .....39.61
18 Longobardi, Giuseppe—Paul Seglie.....36.91
18 Lenihan, Kate—Interurban St Ry Co.....costs, 108.88
18*Lippman, Jacob—Isidor Kalt et al....178.24
19 Loeb, Sydney—Henry Grossman et al..35.71
19 Lightfine, John L—Octavia A Moss....119.67
19 Le Feore, Daniel P—Louis Fischer....221.02
19*London, Albert—Mechanics & Traders Bank .....10,287 56
19 Loewy, Jacob—Seminole Distilling & Distributing Co.....140.51
19 the same——Adolf Prince .....40.28
14 Martoccia, John—N Y Telephone Co...47.08
14 Michaelson, Alexander——the same .....25.45
14 Miller, Wm & Emanuel H—George Gennerich et al .....574.85
14 Markham, James J—Philip M Comstock. .....725 10
14 Moskowitz, Montague—Charles Goldberg et al .....216.72
14 Max, William—N J Terra Cotta Co....520.41
14 the same——the same .....520.41
14 Minuth, Anna H—Louis A Shienart....71.56
14 McElfatrick, Wm H—Margarette E McElfatrick .....5,091.88
14 McElfatrick, Margarette E—Wm H McElfatrick .....costs, 69.38
16 Myer, Julius—Nathan Lacher.....112.15
16 Moschowitz, Herman—Lord & Taylor..718.83
16 Miller, Geo W—Lillian B Leavitt.....527.57
16†Mackay, John W—Chas E Monroe....186.39
16 Matneis, Joseph—Harry Leder.....7,911.44
16 McCue, Mary—James Hooley.....85.40
16 McCoy, Daniel F—Henry W Mack et al.79.26
16 McElkenney, Daniel F—Park Mortgage Co. .....costs 12.31
16 McGlinchy, John F—Burnham & Phillips.. .....35.31
17 Morton, J Hatfield—N Y Telephone Co.500.02
17 Myerson, Myer—Third Av R R Co..... .....costs 108.88
17 Madden, Robert M—Chas G Baldwin...109.18
17 Mead, William—Fickling & Co.....15.17
17 Meyer, Otto—George Hoepfner et al....175.41
17 Macklin, Maurice B—Oscar Siegel.....59.41
17 McRae, Gustav A—A C & H P M Hall Realty Co.....172.21
17 Murnane, Jerry J—National Lead Co..151.56
17 Myer, Adolph, Jr—Federico Balzamo..143.61
17 Maisel, Jacob—David Ravitch et al....559.65
17 McGinley, Chas A—Fritz Handrick & Sons. .....42.98
17 McDermott, John and Thomas—Geo B Mars. .....1,473.75
17 McDonald, Edw P—J Harry Parsons..... .....costs 27.67
17 Moran, Robert G—Met Trust Co of City of N Y .....10,371.20
18 Mancinelli, Pasquale—David Mayer Brewing Co.....1,079.83
18 Morgan, Theresa K—Jantzen Shoe Co.73.03
18 Myers, Ada H—Annie K Brown.....184.70
18 Mitchell, Nathan J—Chas H Graham..... .....14,017.95
18 Mondshain, David—Jacob Morrison ..... .....(D) 4,711 35
18 Manheim, Wm C H & John R—Raffaele Prinzi .....400.00
18 Manning, Max—Max Brayer.....94.43
18 MacLeod, Roderick D—Nalim Lennon et al. .....318.34
19 Mittelman, Baba—Leo H Newhouse ..114 15
19 Moschowitz, Herman—Benjamin Altman et al.....407 89
19 Martin, Lawrence—Caeser Misch, Inc..33.47
19 Moore, Ella—E L Brady Co.....240.41
19 Meryash, Louis—Mechanics & Traders Bank .....10,287.56
19 Magid, James—Globe Fireproof Door & Sash Co.....109.02
19 Marin, Salvatore—Charles Silver.....198.65
19 Middleton, Thomas—Duval & Co .....48.73
19 Malone, Wm R—South Akron Banking Co. .....2,109.63
19 Mendetz, Philip J—Louis Stein....1,373.98
19 McMullin, Wm F—Dudley Butler et al.298.10
14 Newman, Wm H—N Y Telephone Co..117.68
14 Newman, Randolph M——the same .....97.99
16*Nobra, Geo J—Austin H Watson et al.290.66
16 Noonan, Bernard—Merchants Union Ice Co. .....143.07
17*Nixon, William—Charles Frederickson.... .....1,034.05
18 Negoescu, Constantino—Rudolph Geissler... .....costs, 78.05
18 Nogin, Joseph—Meyer Lehman et al..370.97
19 Neufeld, Morris & Charles—Joseph Schluchtner et al .....399.33
19 Normoyle, Michael—Ogden Lumber Co.232.36
14 Oakman, Henry B—N Y Telephone Co.296.07
14 O'Shaughnessy, Jr, Michael J——the same. .....78.72
14 Osgoodby, Geo M——the same .....87.36
14 O'Donnell, Jr, Francis X——the same...36.41
16 Olinger, Cesarine M—Patrick J McMahon.. .....392.24
16 Olinger, Cesarine M* and Alphonso J——the same .....385.20
16 Olinger, Cesarine M and Alphonso J——the same .....198.20
18 Olfenbuttel, Frederick—Henry Traubel..28.34
18 O'Rourke, Michael—Guy B Waite Co..... .....costs, 108.18
18 O'Donnell, Laura—Brooklyn Heights R R Co.....127.20
14 Perrett, Christine—Met St Ry Co.costs, 47.90
16 Phelan, Wm L—Jacob Marx.....costs 29.22
16 Peck, Bernhard—Isane Ament et al....37.01
16 Polokoff, Marks—H Heppenheimer & Sons. .....173.58
17 Pohalski, Julia—N Y Telephone Co.....46.88
17 Pigott, Thomas E—Fickling & Co.....15.17
17 Peysson, Marcel A—Chas A Munck.....75.80
17 Paris, Leopold—Albert Reinman.....35.41
17 Pitney, Frederick—Morris Meyers et al.46.71
17 Prager, Louis D—State Bank.....94.21
17 Papa, Frank—Jacob Kulla.....67.25
18 Perley, Frank L—Lee Shubert..costs, 498.64
18 Prudevsky, Jacob N—Morris Salem....531.89
19*Pellmutter, Sana—Joseph Schluchtner et al .....399 33
19 Pillar, Simon—Jacob E Ludwig et al..488 40
19 the same——the same .....238.65
19 Phillips, Hannah R admrx—Interborough Rapid Transit Co.....costs, 107.88
14 Ruggiero, Antonio—N Y Telephone Co..47.57
14 Rose, Louis——the same .....43 38
14 Ricaud, Addison G——the same .....52 36
14 Redding, Wm F——the same .....43.09
14 Ries, Herman J——the same .....42 13
14 Robinson, E Lowell——the same .....23.35
14 Rule, Elizabeth & Katherine—Wm W Astor .....233.55
14 Reich, Felix—Mlle Zingarella .....534.41
14 Rosenberg, Joseph—Sadie Schifman....152.65
14*Rottenberg, Ike—Edward Horowitz.....95.65
14 Rolfs, Herman—Met St Ry Co..costs, 47.90
14 Ross, Jacob——the same .....costs,47.90
14 Ring, Chas F J—Ferdinand Westheimer et al .....152.76
16 Rothar, Henry P—Neptune Meter Co..88.29
16 Reich, Alter—Samuel Rosenberg et al..... .....costs 15.15
16 Rush, Walter F—Interurban St Ry Co..... .....costs 108.88
16 Rich, Emil—Berta Pfeffer.....119.81
16 Redmond, Israel—Solomon W Johnson.161.21
16†Robinson, Isaac—Bronx Metal Bed Co...48.31
16 Reeves, Arthur C—Chas E Monroe.....186 39
16 the same——the same .....186.39
16 Rice, Nora H—Smoot Weaver Co.....287.39
17 Ready, Wm B—Chas G Baldwin.....109.18
17 Ravenhall, Richard, Jr—Cahn Belt Co.178.87
17 Regan, Peter J—Caser Misch, Inc.....43.54
17 Ringrose, Hyacinthe—Albert F Sperling.502.00
17 Robinson, Simon—Alonzo L Tucker....915.16
17 Richter, Amanda M—Aaron Buchsbaum Co. .....735.42
17 Rollins, Lydia—N Y City Ry Co..costs 67.88
17 Rohman, Max L—David Ravitch et al.559.65
17 Rosenblum, David—Morris Politzner et al.. .....88.15
17 Ramsey, Joseph, Jr—John S Jones.595,469.78
18 Robinson, Josephine D—Anderson Auction Co .....46.65
18 Reilly, Joseph* & Patrick—John Clochessy .....54.40
18 Raphael, Oscar—Charles Guterman....100.01
18 Rheinstrom, Joseph—Arthur Origet et al. .....334.20
18 Reilly, Harry J—Martin J Bisgen....114.65
18 Roller, James—Joseph Kuhl .....42.03
18 Rod, Barnett W—Geo E Sealy.....226.56
18 Roberti, Nick—Henry C Larowe et al..... .....1,222.76
19 Rosenberg, George—Isaac M Heller....44.67
19 Rice, Arthur F—Louis Fischer.....221.02
19*Ryan, Matthew A—Lenox Iron Works.104.13
19 Rosso, Frank—N Y City Ry Co..... .....costs, 22.78
19 Russo, Francesco—John J Pignataro..99.41
19 Russo, Francesco—John J Pignataro..99.41
19 Rankin, Wm H—Joseph Antler Co....149.04
19 Reynolds, Simon R—Hans Hanson et al.36.91
14 Starr, Nathan & Robert—Jefferson Bank. .....costs, 110.75
14 Sokolski, Harris & Albert—Louis Dryer .....88.55
14 Schick, Bernath—United Dressed Beef Co. .....126.56
14 Schlang, Aaron—Morris Flocks.....534.72
14 Schick, Edith N—N Y Telephone Co....21.30
14 Scholar, Michael R—Louis Kramer....86.85
14 Scalben, Chas R—N Y Cut Flower Co.1,181.37
14 Schufelt, Ida admrx—Martha Wiley..... .....costs, 99.04
14 the same——Franklin Savings Bank.... .....costs, 67.80
14 Siegel, Max—Sadie Schifman.....152.65
14 Schuyler, Mary—Met St Ry Co..costs, 47.90
14 Smith, Emma L—Frank L Welton....79.55
14 Smith, Wm B—Supreme Realty Co....165.10
16 Spitzer, Victor—N Y Telephone Co.....23.41
16 Sumner, Howard W——the same.....21.80
16 Sachs, Samuel——the same.....40.00
16 Sanders, Beulah M——the same.....35.04
16 Sandzik, Max D——the same.....39.08
16 Sherry, David——the same.....178.67
16 Statis, John——the same .....23.99
16 Stein, Helen—Mauser Mfg Co.....83.47
16†Schwartz, Isaac—Louis Pinale.....25.06
16†Silverman, Samuel—Solomon W Johnson. .....122.91
16 Spadoni, Paul—Standard Automobile Co of N Y .....979.53
16 Shapiro, Albert—Herman Mendelson....349.32
16 Shapiro, Albert and Sarah——the same.112.80
16 Shapiro, Albert——the same .....43.50
16 Stephanides, John D—Northern Bank of N Y.....267 52
16 the same——the same.....266.26
16 Sant, Joseph—Allison Realty Cocosts, 23.08
16 Sheindelman, Jacob—Joseph Stern et al.... .....costs 108.16
16 Schmid, Wm A—Maximilian J Voll....191 56
16 Steinhauser, Charles—Wm J Bagnell...471.42
16 Similowitz, Morris or Moritz—Benjaman Frankenthaler et al.....196.98
16 Smith, James W—Allison Realty Co..... .....costs 23.08
17 Simon, Louis—Max Susman et al.....75 02
17 Stang, Louis L—D K Bramble, Inc....40.26
17 Schaefer, Chas C—People, &c.....1,000.00
17 Sichel, Meta—Hepners Hair Emporium, Inc. .....147 20
17 Schwartz, Max—Joshua I G rsh.....43.92
17 Stein, Abraham—State Bank.....94 21
17 Seiferth, John—Swift & Co.....392.77
18 Silverson, Abraham—Raymond Van Praag Supply Co.....1,393.94
18 Schafuss, Theodore C—Stillman Appellate Printing Co.....68.21
18 Scherrick, John J—Philip Weinberg...31.75
18 Stephan, Najib A—Consolidated Ntl Bank of N Y .....684.99
18 Stokes, Thomas—N Y City Ry Co.costs, 22.78
18 Stokes, Mary——the same.....costs, 22.78
18 Salomon, Saul—Theodore P Spitz....1,481.14
18 Sayer, Robert A—James E Harris....225.01
18 Shore, George—Harry Cohen .....62.80
18 Schwartz, Sigmund S—Corn Exchange Bank .....631 01
18 Sulzberger, Moses—Henry W Frauenthal. .....519.41
18 Smith, Wm H—Florence G Clarke..1,265.47
18 Sugarman, Abraham—Gustav Schamberger .....151.36
18 Slupper, Annie—Joseph Weiner.....64.65
18 Salomon, Jacob E—Mark E Harris.....41.97
18 Schlosser, Peter W—Michael Carney...25.11
18 Siegel, Max—Thomas M De Laney....145.48
18 Spayne, May—Brooklyn Heights R R Co.. .....costs, 108.20
19 Sullivan, Elizabeth—E L Brady Co....240.41
19 Schultz, Gustave—Joseph Beck et al..296.31
19 Sikovsky, John—Herbert J Linder.....50.77
19 Schwartzburg, Bessie—Bernard Harris..152 22
19 Silfen, Elias—Isaac Katz .....44 44
19 Smith, Joseph A—James R Keane & Co.78.91
19 Schnepp, Nicholas—Wm Ladew Feed Co. .....47.47
19 Scott, Douglas—Jacques Pacpeteau....36.74
19 Sinowitz, Max—Meyer Fink et al.....88.77
19 Sloss, Anna M—Wm E Ferguson et al..973.34
19 Schouw, Paul—Duval & Co.....37.27
19 Schnitzer, Hyman—Mendel Rabinowitz et al .....147.31
14 Tyrabasso, Charles—Adolf Levitus....194.47
14 Trippe, Marie L—Minnie H Vogel.....81.91
16 Tufaro, Luigi—N Y Telephone Co.....29 28
16 Talmud, Samuel——the same .....47.63
17 Towner, Wm T——the same.....29.03

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ARCHITECTS SHOULD SPECIFY NONALYKE

AN ELASTIC ENAMEL PAINT which is NONPOROUS, NONPOISONOUS AND DURABLE, for Plaster, Wood and Metal Surfaces

J. L. MITCHELL PAINT CO., Metropolitan Building, New York

17 Trichtenberg, Abraham—N Y Telephone Co. ..... 21.14
17 Turner, Rose M—the same ..... 93 00
17 Tompkins, Vincent C and Chas H—Wm H Dickens ..... 116.79
18 Thomas, Andrew J—Chas H Cone.... 729.35
18 Temmler, Ferdinand W—James J McGuire, Jr. ..... 139.31
18 Tosier, Max—Hyman Eisenstadt ..... 113.27
19 Tobias, Morris—Chas A Leffets..... 112.91
19 Treiber, Abisch—William Geier..... 570.00
19 Trotta, Pasquale—Benj A Jackson.... 520.41
19 Thomson, Fred R—Weed Parker & Co. 100.07
19 the same—Walter Schroeder ..... 127 57
19 the same—Secor Cunningham .... 186 32
19 Ulisse, Nicholas—Lazar Jacobsohn .... 98.63
16‡Vernick, Aaron—Solomon W Johnson.. 223 91
16 Van Holland, Henry—N Y Telephone Co. 36.18
17 Vetromile, Domenico—Pietro Albino.... 626.41
17 the same—the same..... 631.21
17 Van Waardt, William—N Y Telephone Co. ..... 35.35
17 Vanderbuegle, Fannie, admx—Interurban St Ry Co..... costs 108.88
17 Vicau, Cassimir J—B F Hobart ..... 113.49
18 Von Eglofstein, Claus R—Henry B Bonart. ..... 37.79
18 Vexler, Abraham—Barnet L Abrams.. 165.35
14 Weinstein, Chas J—John M Dempsey et al. ..... 242.65
14 Wolf, Sam—Solomon's Independent Consumers Ice Co..... 82.05
14 Waterbury, Lawrence—Arthur Lipper et al ..... 3,045 84
16 Waxman, M Murray—N Y Telephone Co. ..... 27.52
16 Weinberg, Samuel—the same..... 34.84
16 Westcott, John G—the same ..... 70.61
16 Wolf, Julius B—the same ..... 42.46
16 Walsh, Bernard—the same ..... 37.16
16 Wells, Aquilla J Abraham G Lansing. 34.72
16 Werner, Siegbert—Max Ams et al..... 171.00
16 Washinsky, Louis & Levy—Herman German ..... 44.65
16 Wagner, Daniel—Joseph Conron et al. 563 50
16 Wolff, Edmund and Jules—14th St Bank of N Y City ..... costs 85.27
17 Williams, Roswell D—N Y Telephone Co 43 63
17 Whitney, Peter—the same ..... 28 75
17 Wilhelm, Rudolph—the same ..... 24 51
17 Walsh, John F—the same..... 28 90
17 Walker, Edw T—the same ..... 29 34
17 Wright, Kathleen A—the same..... 25.76
17 Walton, E E roll—the same ..... 20.72
17 Waterman, Arthur D—Chas E Monroe.. 164 07
17 White, Ebert—H B Claflin Co..... 379.78
17 Wolfson, Albert L—David Ravitch et al.... ..... 3,067 17
17 Weiss, Oscar—T R Roberts Co..... 193 28
17 Williams, John—Charles Frederickson..... ..... 1 034 03
18 Wachter, Louis L—Henry L Freeland.. 99 01
18 Weinstein, Chasel—Louis Bossert et al. 531 00
18 the same—the same ..... 326.02
18 Willner, Barney—Adolph Teitelbaum et al. ..... 31.91
18 Warner, Ellen E—Franklin S Holmes.... ..... costs, 147.22
19 Wesley, Charles—Louis Fischer..... 221.02
19 Wallach, Hirsch—Chas S Pope et al.... 27.41
19 Ward, James—Ceasar Misch, Inc..... 35.09
19 Windle, R Tucker—Pace & Cripps Co.... ..... costs, 117.18
19 Wielchinsky, Harry W—Birger Mfg Co. 129.44
19 Weil, Emil—Meyer Einbinder ..... 91.54
19 Weiss, Henry—Morris M Kramer..... 160.85
19 Warszawiak, Herman—Solomon L Baron.. ..... 220.50
18 Yager, William—Bert K Bloch ..... 177.15
16 Zeisler, Samuel—Am Oil Cloth Co..... 44.47
17 Zuckerman, Samuel J—N Y Telephone Co. ..... 19.81
17 Zoeckler, Lettie—the same..... 41 55
18 Zimmerer, John—John G Bodenstein.. 236.81
19 Zimmerman, Louis—Aaron Goodman .... ..... (D) 9,535.48
19 the same—the same ..... (D) 3,122.57
19*Zwerling, Israel—Herbert J Linder..... ..... costs, 50 77

CORPORATIONS.

14 Sanders Mfg Co—Samuel P Tull et al.. 482 16
14 the same—the same ..... 225.00
14 Leo H Battalia & Co—A C Cheney Piano Action Co..... 253.51
14 Northwestern Realty Co*—N J Terra Cotta Co..... 520.41
14 the same—the same ..... 520.41
14 N Y City Ry Co—Hannah Miranda..... ..... costs, 121.04
14 Utopia Land Co—Abraham Lakoschowsky. ..... 137.41
14 National Surety Co—Altonwood Park Co of N Y ..... 242.00
14 The John J Hearn Construction Co—M Frances Snowber ..... 659 20
16 N Y City Ry Co—Mary Sheppard. costs 110.70
16 the same—Solomon Tepper ..... 50 00
16 the same—Catherine Pennington 1,135 80
16 Seckendorf Bros Co. Northern Bank of N Y..... 261 52
16 the same—the same ..... 266 26
16 American Dentrifice Co—Atwood Raven Co. ..... 320.10
16 N Y Bureau of Information—Am Exchange Ntl Bank ..... 2,245 17
16 The Weekert Express Co—Peter F Ward. ..... 2,518.60
16 Hiram Campbell Co—Corn Exchange Bank ..... 113 88
16 Nason Steamship Co—Leslie R Billups. 364 22
16 United States Steel Frame Co—Morris Gold ..... 467 85
16 Union Ry Co of N Y City—Thomas Kirk.. ..... 283 50
16 Husson Land Co—David S Mills.....326 69
16 N Y Bureau of Information—Foster Schmidt Co..... 65.47
17 Clothiers Real Estate Co—Title Guarantee & Trust Co..... 130.57
17 Clinton Storage Warehouse Co—Mary J Barney ..... costs 99.76
17 Century Architectural Co—Eleanor E Burchartz ..... 100.31
17 N Y City Ry Co—Andrew Fitzpatrick. 150 00
17 the same—Geo E Waddell..... 5,179 61
17 the same—Joseph Kaiser ..... 1,000.00
17 American Bridge Co—Geo S Hayes.... 1,703 00
17 Mineral Oil Paint Co—Albert L Gentry. 965.21
17 Empire Garage Co—E J Willis Co..... 206 33
17 Edward Miller, Inc—Cahn Belt Co.... 171.76
17 Interborough Bldg Co—David Ravitch et al. ..... 3,067.17
17 Demarest Pattern Co—Met Life Ins Co.. ..... (D) 4,573.90
17 The Arch Realty & Construction Co—William Guggolz et al..... 37.72
17 The Clark Construction Co—David Worzman ..... 523.88
17 N Y City Ry Co and 42d St, Manhattanville & St Nicholas Av Ry Co—Emanuel Reisman ..... 386 93
18 Greater New York Iron Works—David W Binus ..... 987.13
18 Lange & Co—Albert Schmidt ..... 62.99
18 James A Campbell & Son—Chas E Francis. ..... 228.43
18 John Klein Wagon Works—Hudson Structional Steel Co..... 139.41
18 Union Ry Co—Paul C Hunter ..... 632.55
18 Clarke Construction Co—Moe Black.. 444.40
18 Colman J Mullin Co—Waterbury Co.... 331.51
18 C E Crouse, Lumber Co—Chas H Kelly 109 37
18 Union Ry Co of N Y City—John H Paff. 896.66
18 Consolidated Amusement Co—34th St Ntl Bank of N Y ..... 3,509.65
19 Pursell Mfg Co—Benjamin Altman et al. ..... 43.72
19 Eveline Bierds Co—Henry J McCoy Co.... ..... 465.54
19 McAllister Bros Co—Scott Abrams..... 60.40
19 Haight & Freese Co—Wm C Haight ..... costs, 136.10
19 J J Bamberger & Co—Frank V Strauss & Co ..... 586.08
19 New York Transportation Co—Dennis Madden ..... 496.44
19 New York City Ry Co—Jennie Giano.. 350.00
19 Manhattan Office Partition Co—Ferdinand D Ciprico ..... 486.87
19 Munn Price Co—Alfred Bleyer et al.. 257.40
19 New York Contracting & Trucking Co—Catherine Healy ..... 2,094.80
19 Jackson Bagge Express—Joseph Figarsky. ..... 2,219.87
19 New York City Ry Co—Jacob Cohen.... ..... costs, 116.75
19 The City of N Y—James J Marron .... 946 62

## SATISFIED JUDGMENTS.

Dec. 14, 16 and 17.

Adler, Louis N—H Hirshfeld. 1902..... 45.22
‡Bamman, Peter F—C Lather. 1907 .... 1,624.45
Barron, Jacob and Albert Mayer—J Rod. 1907. ..... 17.65
Beller, Wolf—M Ash. 1898 ..... 51.15
Barrows, Ira—W K Hadley. 1907..... 300.00
Cumiskey, James—G Goldwasser. 1907.... 365.69
Donley, John E—J F Caslin. 1907..... 1,283.80
Dunne, James—E C Stein. 1907 ..... 172.73
Dunne, M Walter—D A McMichael. 1907.. 959.54
Delanoy, Geo W—L Schlesinger. 1906.. 1,000.00
Fargo, James C, Pres—J Underhill. 1907. 1,342.95
Finder, Henry A and Nathan Mandelbaum—S Smokler. 1907..... 670 30
Feldman, Frank and Bessie Levine—J Rheinfrank & Co. 1907..... 36.91
§Feggelle, Louis—P W Cullinan. 1906... 1,871.07
§Same—same. 1905 ..... 333.97
Coldstein, Morris—S Hoffman. 1907 ..... 574.95
Same—same. 1907 ..... 141.00
Gordon, Joseph—B J Maas. 1907..... 108.37
Same—same. 1903 ..... 125.84
Graboys, Samuel and Julius Silverman—I Adler 1907 ..... 209 65
Goodwin, Minnie N & John A—H J Crentz. 1907 ..... 214.41
Geizler, Samuel—M Gladstone. 1906..... 702.65
Hope, John & David Loeb—B McQuade. 1904. ..... 821.18
Same—C McGuire. 1904 ..... 821.17
Hanlon, John—W M Leslie, Jr. 1907..... 50.99
Hindelman, Karl and Samuel Lippman H Levin. 1907..... 63.01
Same—D Porjes. 1907..... 40 16
‡Hughes, Margaret E, John J Duff and Michael Murray—R J Haire. 1907..... 7,703 85
Hofeller, Sigmund—E Grafe. 1907..... 91.41
Johnson, Henry C & The Bates Realty Co—S Adler. 1904 ..... 1,054.09
Keeler, Geo W—F J Dunham. 1907..... 684.46
Same—F Seaman. 1907..... 725.51
Lockwood, Geo W—P J Gibbons. 1907.. 73.84
Lockwood, Geo W & James Black—J De Mattia et al 1907 ..... 434 68
Levy, Morris—H Lehr. 1907..... 107 95
Ladew, Louis B W—City of N Y. 1907... 114.85
‡McCoy, Mazie and Benjamin Cohen—People &c. 1906 ..... 500.00
Michaelson, Alexander—Charter Trust Co. 1907. ..... 1 78 41
Morgan, Kate L—Board of Education of the City of N Y. 1907 ..... 105.05
Same—same. 1907 ..... 108.81
McNiece, Joseph M—S Lipschitz. 1907.. 1,021 56
Newman, Edward—J Q Cohen. 1907..... 936.75
Northrup, John G—T Maloney. 1907..... 274.40
Price, Anderson—A B Carney. 1907.... 107.97
‡Pigueron, Geo H—N Y Edison Co. 1907.. 95.21
Rohr, Wm J—J De Wolf. 1906..... 125.71
Regensburg, Isaac—J Uhrlaub. 1907..... 718.64
Same—same. 1907..... 115 24
Reed, Theodore F—S Van Vorst. 1903... 417.49
Rae, Frank B—C W Foote. 1904 ..... 932.56
Swartwout, Frank G & Lorenzo S Palmer—T Dwyer. 1897 ..... 247.62
Schafran Bros—R Paganelli. 1907..... 1,856.95
Sulinski, Bartholomew and Alexander Menezarski—O D Person. 1901..... 484.17
‡Sullivan, Wm H—E W Fox. 1907..... 698.97
‡Same—same. 1907..... 972.80
‡Sturgis, Marion—Fifth Avenue Coach Co. 1907. ..... 109.72
Singer, Jane C—R V Lewis et al. 1901.. 935.42
‡Stern, Benjamin—S Stern. 1907..... 134.26
§Weberman, Moses—M Lowenstein et al. 1900. ..... 42.62
Weir, John—A S Lowenthal. 1907..... 394.95
Woster, Howard E or H Pfifer or H E Fenton—T J Gibbons. 1900 ..... 438.22

MSCELLANEOUS.

Star Publishing Co—H Kaufman. 1907....946.89
Union Ry Co of N Y City—W W Weir. 1907. ..... 1,000.00
G Furman & Co—First National Bank of Rome, Georgia. 1907..... 745.62
Interborough Rapid Transit Co—S E Nickerson. 1906..... 8,424.86
Citizens Central National Bank—N R Lindheim. 1907..... 262.35
Keystone Pub Co—Lambert Snyder Co. 1907. ..... 420.41
The Rainier Co—W R Hunter. 1906....1,083.44
Westinghouse, Church, Kerr & Co—T Toronto. 1907..... 3,153.18
Nassau Bank—J Thorne, Jr. 1898 ..... 206.79
Same—National Bank of Newburgh. 1898. ..... 180.96
Union Ry Co of N Y City—T Hyman. 1906... ..... 1,141.25
Manhattan Refrigerating Co—J Roehrs. 1907. ..... 140.27
Same—same. 1907 ..... 5,406.39

‡Vacated by order of Court. §Satisfied on appeal. *Released. †Reversed. ‡Satisfied by execution. §Annulled and void.

## MECHANICS' LIENS.

Dec. 14.

202—Broadway, s e cor 72d st, 100x27. Emanuel Klenert agt Broadway and Seventy-second Street Realty Co..... 610.69
203—Broadway, e s, whole front between 57th and 58th sts, —x157x—x— to 8th av x—. Emanuel Klenert agt Columbus Circle Arcade Co and Bryant Heating & Plumbing Co. ..... 1,922.40
204—138th st, n s, 100 w Broadway, 75x199.10 to 139th st. John Lever agt Burlington Realty & Construction Co and Henry Glickman ..... 106.00
205—Mangin st, No 10. Charles Citrin agt Abraham Rothstein ..... 190 00
206—Riverside drive, s e cor 137th st, 103x110. The New Jersey Terra Cotta Co agt Noel Realty & Construction Co..... 900.00
207—St Nicholas av, e cor 179th st, 100x100. Philip Wechsler agt Martin I Ungrich... 25.00
208—Hoffman st, w s, 308.8 n 184th st, 37 6x 94.10. August M Adolff agt Joseph Faiella. ..... 900.00
209—145th st, Nos 456 to 466 East. John Cullo & Bro agt Resht Realty Co..... 75.00
210—42d st, No 241 West. Louis Hurwitz et al agt Lillian McGovern and Alex Salkin... 250.00
211—2d av, No 831. Same agt Sigmund Levin and Alex Salkin..... 200.00

Dec. 16.

212—64th st, s s, 237 e 1st av, 75x100. Barnet Lebowitz agt John Doe, Ike Himmelstein and Samuel Zurkerman..... 92.00
213—Anthony av, e s, 200 s Prospect av, 60x 100. Henry G Silleck, Jr agt Resht Realty Co and Edward Resht..... 346.63
214—118th st, Nos 421 to 425 West. Maxwell & Dempsey agt John Felt and John Malakoff ..... 1,849 73
215—Riverside drive, s e cor 137th st, 102x100. Joseph Flanagan agt Noel Realty & Construction Co..... 320 00
216—Same property. Manhattan Window Shade Co agt same..... 510.00
217—2d av, n w cor 18th st, 34.8x98. Boleslau Jelenski agt Saul Wallenstein and Bunt & Son ..... 125.00
218—Wadsworth av, n e cor 180th st, 119 6x 100. Standard Plumbing Supply Co agt Tyler Realty & Construction Co..... 1,300.00
219—Riverside drive, No 129. Rose Langenauer agt Willard C Vail and Agnes T Milliken ..... 55.00
220—Riverside drive, s e cor 137th st, 103x110. B Masor & Co agt Noel Realty & Construction Co..... 2,072 00
221—Broadway, Nos 305 to 309. Ward & Upright Engineering Co agt Mutual Reserve Life Ins Co..... 85.00
222—1st av, No 587. Samuel Rosenberg agt Tobias Lewin and Siegel, Rosenberg & Co. ..... 75.00
223—10th av, Nos 282 to 286 and 288 to 290 and 292 to 296 and 298 to 300 and 302 to 306 and 308 to 312 and 314 to 318 and 320 to 324 and 326 to 330 and 332 to 336 and 338 to 342 and 344 to 348 and 350 to 354 and 356 to



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225—Summit av, n e cor 164th st, 25x100. Thomas J Carmack et al agt Margaret R Colleran and Thomas Devine.....2,850.00
226—82d st, No 128 West. Thomas Dillon et al agt Josephine Lynch and Annie Daniels. .....155.05
227—Anthony av, e s, 200 s Prospect av, —x—. John Cullo & Bro agt Resht Realty Co...75.00
228—Amsterdam av, s w cor 114th st, 150.11x 100. Sorgi Genovesi agt Simon Wolk.1,950.00
229—Hull av, n e cor 205th st, 29.7x100.11. New England Mantel & Tile Co agt Sophie Muller and Muller & Weingarden.....120.00
230—55th st, Nos 508 to 516 West. William Klenert agt Henry Corse and Arthur W Corse and Edw C Grede .....131.23

Dec. 17.

231—24th st, Nos 421 to 437 East. Frank Vernon agt Joseph J Little and Thomas J Brady Co.....1,788.00
232—Broadway, s e cor 184th st, 75x100. Neil Campbell agt William Tyman.....905.80
233—Wadsworth av, n e cor 180th st, 119.6x 100. John H Symmers agt Tyler Realty & Mortgage Co and Wm T Hookey.....850.00
234—Riverside drive, s e cor 137th st, 102.6x 100. Stoller & Rubin agt Noel Realty & Construction Co and B Masor & Co.....144.60
235—Riverside drive, s e cor 97th st, 107.6x 71.11x irreg. Same agt Robert T Lyons and B Masor & Co.....30.00
236—110th st, n s, 300 e 8th av, 100x75. Frederick J Fleck agt Joseph Oussani.....10.00
237—100th st, Nos 137 and 139 West. Same agt same.....220.00
238—Beekman st, No 45. Horsfall Construction Co agt Stephen Coplin.....359.76
239—Avenue A, No 231. Sam Gellin agt Josephine L Wells, Max Rosen and Harry Hurwitz .....25.00
240—Same property. Meyer Lesht agt same. .....47.00
241—Same property. Dave Steinberg agt same. .....48.00
242—216th st, s s, 155 e Barnes av, 50x114. Chas E Staker agt Lawrence and Margaret Flanagan .....800.00
243—Wadsworth av, n e cor 180th st, 134x100. Bernard H Eidel agt Tyler Realty & Mortgage Co and Wm T Hookey.....230.45
244—166th st, n s, 95.1 w Edgecombe av, 100x — to 167th st. Washington Heights Sand Co agt Joseph Jacobson.....32.50
245—146th st, s s, 125 e Broadway, 75x99.11. Same agt Dora Pollack and David Nathanson .....350.00
246—166th st, n s, 95.1 w Edgecombe av, 100x— to 167th st. Same agt Joseph Jacobson.427.50
247—Rutherford pl, No 2. Henry Raab et al agt Josephia N Osborne, Myron Willis and Oresti Formighli .....55.90
248—2d av, s e cor 4th st, 41x100. Thomas Bailey agt Adelstein & Avrutine and John Kruly & Co.....50.00
249—Nelson av, s e s, intersec s w s Macombs Dam road, —x—. Frank Russo et al agt Millie M Wendler and W Wendler.....1,075.00
250—24th st, No 435 East. Atlantic Cement Co agt J J Little & Co and Thomas J Brady Co.....2,551.20
251—Hull av, Nos 3004 and 3006. Harry Scher agt Wm H Perry and John Nichols.....18.00
252—Carter av, w s, 164 n 175th st, 48x125. David Shapiro agt Henry J Beck and Weller & Meeker .....15.00
253—73d st, No 121 East. Alexander Pelli & Co agt Alfred Jaretzki and Chas H Cottrell. .....862.50

Dec. 18.

254—Broadway, No 353. Cork & Zichs agt John Porter and Arthur J Rieser & Co..85.00
255—172d st, Nos 506 to 510 West. John Zernan agt Meyer Hoffman, D Pollack and John Hazen .....33.00
256—24th st, Nos 421 to 437 East. Louis Bossert & Son agt Joseph J Little and Thomas J Brady Co.....1,212.25
257—73d st, No 121 East. Pittsburgh Plate Glass Co agt Alfred Jaretzki and Chas H Cottrell .....306.67
258—24th st, Nos 425 to 435 East. Same agt Joseph J Little and Thomas J Brady Co.752.85
259—Anthony av, e s, 200 s Prospect av, 60x 100. Harry Lancaster & Co agt Resht Realty Co and Edward Resht.....128.39
260—Same property. Same agt Resht Realty Co and Bronx Parquet Flooring Co....188.00
261—118th st, No 421 West. Cammack & Seitz agt Abraham Felt and Harry Malakoff .....600.00
262—118th st, Nos 421 to 425 West. Syracuse Co of N Y agt Abraham Felt and John Malakoff .....871.23
263—Bowery, No 102. Berger Mfg Co agt Jennie Reichman, Herman Knepper and Knepper Realty Co.....75.00
264—Washington av, w s, 242 n 178th st, 107 x145. G Schaile & Son agt Isidor Robinson .....226.00
265—Anthony av, e s, 200 s Prospect pl, 59.1 x92. Same agt Resht Realty Co.....499.00
266—Broadway, Nos 1709 and 1711. Timothy B O'Rourke agt Harris D Colt and Franklin B Lord, trustees, and H J Koehler Sporting Goods Co.....910.00
267—Broadway, Nos 1367 and 1369. Pace & Crippe Co agt Daniel I Bradley, Mary B Averill and Matthew Bernheim and Bernheim & Co.....3,422.67
268—7th av, s e cor 129th st, 99.11x75. Sarah L Siegel et al agt Leo S Greenbaum and Morris Kreisler .....135.00
269—Hoffman st, w s, 308.8 n 184th st, 37.6 x91.10. Nathan Hirschhorn et al agt Joseph A Faiella and August M Adolpf.....225.00
270—Anthony av, e s, 200 s Prospect av, 60 x100. John E Felter agt Resht Realty Co and Edward Resht .....112.75
271—St Paul pl, n w cor Crotona pl, 51.2x 95.5x50x84.10. George Colon agt St Pauls Construction Co, Louis Arene, Davis Palevitz and Harry Palevitz.....2,700.00

Dec. 19.

272—2d av, s e cor 4th st, 41x100. Vincent Valentine & Co agt Adelstine & Avrutine and John Kruly & Co .....255.00
273—Summit av, n e cor 164th st, 25x100. C H Rugg Co agt Margaret R Colleran and Thomas J and Mont J Carmack.....1,243.23
274—St Nicholas av, w s, 125 n 141st st, 75x 100. Thomas J McCahill agt Callahan and Paul and J Romanie Brown and Charles Paladino .....60.00
275—77th st, No 120 West. Frederick Winkler agt Mrs Natan Westheimer .....132.00
276—24th st, Nos 425 to 435 East. Empire Brick & Supply Co agt Joseph J Little, Joseph J Little & Co and Thomas J Brady Co..8,448.37
277—Amsterdam av, s w cor 114th st, 150.11x 100. John Bell Co agt Simon Wolk, Hyman Glick, Samuel Allen and Jacob Weinstein. .....6,522.85
278—Anthony av, e s, 200 s Prospect pl, 59.2x 92.4x irreg. Harlem River Lumber & Woodworking Co agt Resht Realty Co.....1,004.78
279—77th st, Nos 44 to 50 West. Victor Pierret agt Montross Bond & Realty Co and Dayton Construction Co.....477.00
280—Wadsworth av, n e cor 180th st, 119.6x100. John Simmons Co agt Tyler Realty & Mortgage Co and Wm T Hookey .....1,677.00
281—53d st, Nos 246 and 248. East. Colonial Chandlier Works agt Golomb & Maged & Sawitzky and Solomon Golomb.....68.35
282—2d av, No 190. Nicolo Rao agt Louis Haims and Joe Diamond .....100.00
283—Allen st, No 57. Joseph Beacher agt Rose Frey and Saul Amsterdam .....382.50
284—Madison av, No 2127 .....
133d st, Nos 39 to 43 East.....
J P Donna Tile Co agt Vincent C Corrier and Abram Shatz .....569.50
285—42d st, Nos 649 and 651 West. F & M Schaefer Brewing Co agt Chas E and Edgar S Appleby, trustees, and Lawrence Wagner. .....1,705.88
286—Amsterdam av, n e cor 118th st, 75x150. Moritz Arnstein agt Felt & Malakoff..525.55
287—Maclay av, w s, whole front between Overing av and Montgomery pl, 146.4x 125 .....
Maclay av, w s, whole front between St Peters av and Montgomery pl, 200x125.
St Peters av, n e cor Maclay av, 125x300
Richard E Thibaut, Inc, agt Bronx Mortgage Co and Charles Subitsky.....328.96
288—2d av, Nos 188 and 190. Rachel Ralsky et al agt Louis Haims and Joseph Diamond.100.00
289—Amsterdam av, n e cor 118th st, 74.10x150. Barney Greenberg agt Harry Malakoff and Abraham Felt .....200.00
290—Madison st, Nos 76 and 80.....
Catherine st, No 43.....
Francis W Ford's Sons agt Adelstein & Avrutine .....60.00
292—84th st, Nos 233 to 237 East. Bell Bros agt Parnass & Dellon Realty Co, George Dellon and Samuel Parnass .....1,755.78
293—Freeman st, n s, 60 e Chisholm st, 30x85. F T Willigan Co agt Geo J M Ketner.590.10
294—Park av, n w cor 58th st, 50x100. Gallagher & Co agt Daniel H King, Jr and H & D L Williams .....163.00
295—Anthony av, e s, 200 s Prospect pl, 60x 100. John H Symmers agt Resht Realty Co. .....200.00
296—Maple av, n w cor 214th st, 25x100. David Shapiro agt Antonio Lamberti and Tinagero & Di Nicia .....135.00

## BUILDING LOAN CONTRACTS.

Dec. 16.

Old Broadway, s e cor 130th st, 125x101. City Mortgage Co loans Fleischmann Realty & Construction Co to erect three 6-sty tenements; 8 payments.....$110,000
169th st, s s, whole front between Telier and Findlay avs, 200x90. Atlantic Dock Co loans Thornton Bros Co to erect ten 3-sty frame dwellings; 4 payments .....25,000

## SATISFIED MECHANICS' LIENS.

Dec. 14.

Ludlow st, No 96. Harris Herman et al agt Matilda Karg et al. (Aug 28,1907).....525.00
Norfolk st, No 82. Same agt same. (Aug 28, 1907) .....50.00
25th st, Nos 41 and 43 West. Charles A Dunbar agt John E Olsen et al. (Mar 21, 1907). .....98.08
Broadway, No 155. James B Brady agt Singer Mfg Co. (Oct 4, 1907).....409.75

Dec. 16.

236th st, s s, 150 w Oneida av. Max Weiser agt George W Lockwood. (July 17, 1907).300.00
236th st, s s, 100 w Oneida av. Geo W Aitken agt Geo W Lockwood et al. (July 29, 1907). .....221.63
Same property. Same agt same. (June 26, 1907).....221.63
Amsterdam av, e s, 45.4 n 185th st. Albert F Tuma agt Julius London et al. (Jan 23, 1907) .....250.00
Amsterdam av, e s, 45 n 185th st. John Liddle agt same. (Apr 22, 1907).....535.00
Scammel st, w s, whole front between Cherry and Water sts. Robert Pearlman agt Newland Realty Co. (Aug 15, 1907).....650.00
Bryant av, Nos 1481 to 1489. Percy I Ansorge agt Jacob Kronenberger et al. (Nov 27, 1907) .....550.00
145th st, Nos 456 to 466 East. John Cullo & Bro agt Resht Realty Co. (Dec 14, 1907).75.00
[1]136th st, s s, 100 e Brook av. Henry Sommerfeld et al agt Grossman Bros & Rosenbaum. (Dec 13, 1907).....100.00
224th st, n s, 205 e White Plains road. Erich W Drewitz agt Dennis McGuire. (Oct 23, 1907).....130.00

Dec. 17.

Parker av, n e cor Raymonds av, Westchester. Thomas F J Moffett agt Amelia Steinmets et al. (Nov 21, 1907).....38.75
Cauldwell av, Nos 669 and 671. Boleslan Gradowski et al agt Joseph Hyman et al. (Oct 31, 1907).....115.00

Dec. 18.

79th st, No 120 East. C. E. Hubbell Co agt Mrs J L Enos et al. (Nov 30, 1907)..5,699.00
Same property. Chas H Parsons agt same. (Dec 2, 1907).....260.00
[3]3d av, No 2687. John Glennon et al agt Martin Norz et al. (Sept 7, 1907).....247.40
[2]Katonah av, n w cor 237th st. Eaton & Anderson agt Henry C Simmonds. (Aug 30, 1907).....2,683.00

Dec. 19.

Coster st, w s, 100 n Randall st. Harry Kamens agt Alphonse C Steen. (Dec 3, 1907). .....85.00
[2]Valentine av, Nos 2969 to 2973. American Radiator Co agt Wm C Bergen. (Oct 3, 1907) .....392.26
56th st, No 55 East. Central Radiator Co agt Mary H Lester et al. (Sept 28, 1907)..219.77
158th st, Nos 553 to 559 East. Bernatte Nussbaum et al agt Francis A Henning et al. (Dec 10, 1907.) .....87.24

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ORDERS.

Aqueduct av, e s, 100 s 183d st, —x—. Perry Realty & Construction Co on Elizabeth Carl to J L Mott Iron Works.....423.35

## ATTACHMENTS.

Dec. 13.

Calhoun, James W; Carpenter, Baggot & Co; $195; J R Abney.

Dec. 14.

California Safe Deposit & Trust Co; American-La France Fire Engine Co; $2,600.10; Sackett, Chapman & Stevens.
Thomas, Edw R & Orlando F; John J Coyle; $470,000; O'Brien, Boardman & Platt.

Dec. 16.

Munn Price Co; Barber Asphalt Paving Co; $1,059.95; E Wells, Jr.
Gorman, Catherine; Nelson H Tunnicliff; $5,150; C L Burr.

Dec. 17.

Summit Coal & Coke Co; Chas D Chase; $7,797.13; Williams, Folsom & Strouse.
Thomas McNally Co; Edw D Depew & Co; $1,149.15; R B Aldcroft.
Albrecht & Meister Aktiengesellschaft; MacFarlane Co; $2,500; Welch, Heine & Hall.
United Leather Co; Morris Hess; $8,147.74; Prince & Nathan.
Whitney, Bertram C; Oscar J Lynch; $6,094.37; House, Grossman & Vorhaus.

Dec. 18.

Smith, Thomas M; Clemens J Caughey; $1,500; Maloney & Harding.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Dec. 13, 14, 16, 17, 18, 19, 1907.

Bressler, F. 1589 Madison av..Albert Gas Fixture Co. Gas Fixtures. 67
Bauford, L. 1921-23 1st av..A Spiro. Gas Fixtures. 500
Brown, I. Teller av, 474 ft north of 169th st ..Union Stove Works. Ranges. 3 at 17.75 1 at 38.25
Cohen & Levine, s w cor of Market and Hamilton..W Kerby. Ranges. 429
Failla, J. Hoffman st, 271 ft north of 184th st..Union Stove Works. Ranges. 18 at 17.65
Koenig, C..E J Gillies & Co. Refrigerator. 155
Levy, M. —132d st..J J Falihee. Plumbing and Gas Fixtures. 8,650
Molinelli, A L. 15 Baxter..Union Stove Works. Ranges. 15 at 18.75
Permtti and De Resfiris. North side of 116th st east of 1st av..Wm Kerby. Ranges. 487
Rothacker & Schweitzer. 61-71 Greenwich.. Sprague E Co. Electric Fixtures. 1,740
Tenbrook & Streeter. Bathgate av, e side, 128 ft north from 175th st..National M Co. Mantels. 1,200
True, C. 23-31 W 35th..A B See E E Co. Elevator. 2,075

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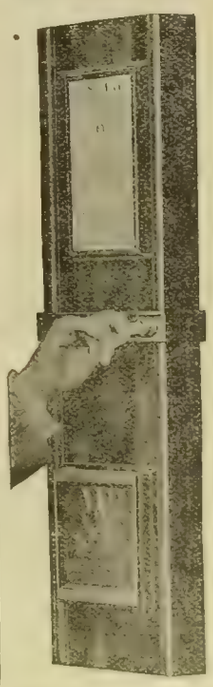
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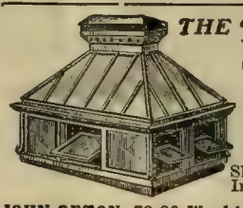
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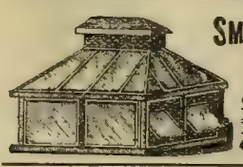
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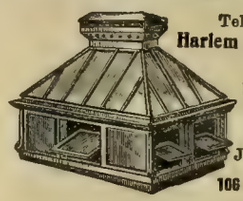
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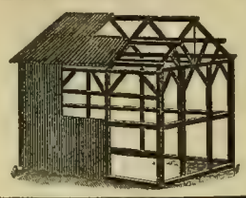


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REAL ESTATE RECORD AND BUILDERS GUIDE.
ESTABLISHED MARCH 21st 1868.
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THIS, the last full week of the calendar year, according to all prophecies, should be the ending of a period of financial stringency which has continued some eighteen months. We should know presently what to expect, whether the period of reaction is to be prolonged, or if we are really seeing the last of the bank crisis and its sequences; for the first ten days of January usually determine the course of business for a considerable portion of the ensuing year. Even with normal conditions the real estate market is dull in December usually, but after the holidays improves rapidly. If the month of January sees the usual rebound, the augury will be good for even a more prosperous era in real estate and building affairs than the previous one, which began in 1897 and was choked off in 1906—choked off, as is now known, by pernicious banking methods, and not terminated by any real exhaustion of resources or overproduction of material. The present case, therefore, differs from any preceding national panic and should not be attended by a similar sequence of events. The money which the banks of the city should have loaned to local business channels, and especially to real estate interests, was poured into Wall Street instead. Aside from the bank flurry, conditions have never been better in the United States than they are now, certainly not in New York; but something is fundamentally wrong with a banking system which allows, yet does not through its workings, directly cause, these periodical panics. In Canada there has been nothing of the sort in thirty years, while this country has passed through three or four. The harm done to young business men from being turned back in their careers by recurring financial eclipses cannot be expressed in words or set down in figures. After the experience which the banks and investors have had this year in Wall Street there ought not to be much difficulty hereafter in getting money for building loans and permanent real estate mortgages, and this is the belief with which the allied interests approach the new year.

IS the City being trifled with by public service corporations? Several cases that have recently been exposed to public view are rather confirmatory of this suspicion. For a while the Steinway (or Belmont) tunnel projection seemed to be running away with a franchise for a transportation line without making a proper settlement with the city. For some years the New York Central Railroad Company has been using portions of Twelfth avenue without taking the trouble to inquire what the rent might be, or to make any payments at all to the City for the use of lands which are unquestionably the property of the municipality. Again, it transpires that two railroad corporations chartered to compete for local traffic with existing railroad systems from the Harlem River to the State line are actually owned or controlled by one of these existing systems, with the probabilities strong that one of the projects, the New York, Westchester & Boston, has been for several years engineered in the interests of the corporation which now avowedly controls all the roads, unknown to the public. At any rate, the termination of the long and circuitous proceedings in which the projects for the construction of one or more high-speed electric railroads into the northern suburbs is into the financial arms of the New York, New Haven & Hartford Railroad Company, with prophecies decidedly against any new road whatever being built. For several years the Borough of the Bronx and the adjoining county of Westchester have based large anticipations upon assurances of the completion of at least one of the two projects, it did not matter which, but whatever may be the result now, since the New Haven president has openly admitted his control of both lines through the media of the Millbrook Company, it is apparent that the advantages which property interests expected to follow from a promised competition will not arise under any circumstances which the New York & New Haven can dominate. So numerous have been the disappointments to the public under the head of transportation, the impulse is strong to advise investors never to believe until they see. Added to this present disappointment is the further circumstance that the official notice which has been served upon property owners that a railroad has been laid out from the Harlem River to the city line casts a certain cloud over the parcels affected, which makes the case all the more disagreeable when taken with the remoteness of the probability of the completion of either of the roads. When the application of the New York & Portchester Railroad Company for a change of route was made an express and authoritative denial was recorded at the same time that the Millbrook Company was in any way allied with the New York & New Haven Railroad, this denial being made to the representative of the Board of Estimate, as he has testified to in an official report. Under all the circumstances which confront real estate interests and citizens generally, they have need to gather up all the patience and loyalty that come from faith in American principles and wait for the time when the country will get back into "the old paths" and respect once again the old landmarks of truth and honesty.

**The Annual Number of the Record and Guide Will Be Issued Next Week, Saturday, January 4.**

**It will be the Best Review of Real Estate and Building Conditions for the Year 1907.**

**Articles by the Leading Authorities on the Subjects Treated, with Numerous Illustrations.**

A DECIDEDLY serious turn is given to the contemplation of the pollution of New ork Harbor and the Hudson River by a report from a committee of the Merchants' Association upon the sanitary conditions of the waterfront, together with studies of the consequences of these conditions upon the populations on the shores. Only a few observers of the steady process of contaminating the waters have considered it a present danger. For the most part people have regarded the subject with feelings similar to those with which they think of the time the land will be denuded of forests, as something not likely to arrive in their lifetime, and as nothing for them to worry about. They regret that the water of the river and harbor is not so pure as it was within their remembrance; that the fish are disappearing and that even the once blue waters of the central Hudson have become offensive to the eye and the nostrils and deadly to the taste. But, like the man who will not plant a tree because he cannot live to enjoy its shade, they think the case is not up to them and therefore dismiss it from their thoughts. But they cannot in truth give it the "go-by" much longer. Over five thousand cases of tyhoid and other intestinal diseases were reported in this city within a period of three months in this present year, and scientific investigation has actually traced the fecal bacteria in its course from the eddying masses floating on the surface of the river, or exposed on the shores near the outfall of sewers, to the family boards, in the homes of the people, throughout the city. It has long been contended that the discharge of sewage into the Hudson from the growing cities on its banks was only sentimentally objectionable, as the disease germs contained therein were rendered innocuous by the natural action of the moving

waters; but the recent investigations of the Metropolitan Sewage Commission proved conclusively that the pollution never finds its way to the sea. On the contrary, it remains in the adjacent waters, much of it floating on the surface or exposed on the edges, to become breeding places for flies—the common house fly—which are causing, as we understand from this report, seven or eight thousand deaths in this city every year through the spread of intestinal diseases. Mosquitoes are not to be compared with flies as disseminators of disease. Deaths from malaria (the mosquito's specialty) numbered only fifty-two. The case against the fly has been conclusively proved; the time of the year at which it is most active and most numerous corresponds exactly with the time of the contracting of the diseases referred to. In one instance a fly captured in South Street last summer was found to be carrying over one hundred thousand fecal bacteria. The connection between the sordid deposits in the river and our homes has been detected and convicted. When these flies effect a lodgment in food intended for human consumption the evidence of the connection is plain to the intelligent mind. The consequences to humanity of the present method of disposing of sewage, with the eventual effect upon the value for residential purposes of land bordering on our shore drives, are also plain. Maps printed by the Merchants' Association show that deaths from intestinal diseases occur in greatest number within a few blocks of the river, and where the sewage conditions are worst. The morale is so plain it need scarcely be written: the time has come to adopt other and more sanitary and less destructive methods of sewage disposal.

## Shall Church Property Be Taxed?

To the Editor of the Record and Guide:

With the annual increase of assessed valuations of real estate in Greater New York, the higher tax rate for 1908 and the prospects of still higher rates to come, if pending and future improvements are to be finished and put through, the time must surely arrive soon, when we shall be confronted with a limitation. The question then, as well as now, will present itself—where future new taxable resources are to come from. The only exempt real estate in greater New York whether rightfully exempt or not, is that of the churches, with its $150,000,000 of assessed land value (the actual value of which is probably nearer $250,000,000), situated largely in the most favorable and valuable locations.

Shall this aggregation of real estate wealth, now untaxed, contribute its proportionate share towards easing the heavy burdens of taxation to the majority of property owners of this city, or shall it remain forever an incubus upon our taxables?

An equitable taxation of such property would greatly tend to solve the all-absorbing question of lower rents, not alone for apartment dwellers, but especially so to the tenement population—a question fast becoming a serious one for both landlords and tenants alike.

This great subject will have to be met sooner or later by our city requirements and its financial vicissitudes, and the sooner it is met face to face, the better for all concerned. We certainly are not prepared for conditions like those recently enacted and encountered by our sister Republic, France! Shall we have the courage to take this great question up, in a sober and clear businesslike manner and discuss it in such a way?

W. S.

### The Furniture of the Plaza.

Perhaps no man, aside from Mr. Beinecke and Mr. Sterry, has taken more of a personal interest in the interior decorations of the new Plaza Hotel than E. F. Pooley, of the Pooley Furniture Co. Long before actual work had begun on the present structure, one of his staff of designers made a tour of Europe, visiting the latest and best productions that Europe affords and thoroughly studying the points of fine furniture and decoration that the hotels of England, Germany, Austria, France and Italy have produced. So that when he himself went abroad with Mr. Hardenbergh, the architect, Mr. Beinecke and Mr. Sterry, he was able to be of valuable assistance to them in placing the Plaza on the high standard of artistic excellence which it now holds.

Mr. Pooley's judgment and taste can be seen in all the French furniture of the first floor, which was designed and made in Paris, says the Decorative Furnisher. The Pooley Furniture Co. stands in the foremost ranks of the manufacturing concerns of to-day, in equipment, staff and production, and with such monuments to its credit as the Plaza, Waldorf-Astoria, Hotel Manhattan, St. Regis and Knickerbocker, in New York; the Bellevue-Stratford in Philadelphia, and the Fairmount in San Francisco, this concern should feel a just pride in the fact that it has been such a potent factor in the interior equipment of the country's representative hotels.

## Laws Relating to Real Estate During 1907.

By WALTER LINDNER.

EACH year the law relating to real estate and to the methods of conveyancing undergoes some changes by legislation and the decisions of the courts. The attention of each legislature of this State is called to some amendments of the substantive law or in methods of procedure which appear to have been made necessary by difficulties in the examination of titles or because of changes in the conditions attaching to ownership of real property. Questions relating to taxation are always up for consideration and tinkering with the tax laws is continually going on. Real property as the principal subject of taxation under our system is often affected by the resulting enactments. Moreover the schemes of radicals who seem to seek to effect change merely for its own sake are always coming up. A consideration of the year's changes in the law relating to conveyancing involves not only examination of the laws of the session of 1907, but also of the decisions affecting rights in or settling uncertainties in the law relating to real property.



WALTER LINDNER.

Among the laws of 1907 of general interest to real estate owners and those dealing with it are the following:

Foremost in interest is Chapter 340, being amendments to the mortgage tax law. The most important of these permit bringing old mortgages under the mortgage tax law to make them exempt from other taxation, and the recording of correction and supplemental mortgages without requiring the payment of additional tax.

Chapter 628 directs the appointment of a commission by the Governor to investigate the Torrens system of title registration and to report on it and on any other amendments to the law relating to title to real property which may appear advisable. This commission has been appointed, has held several public hearings and is now considering the subjects committed to its charge.

Chapter 669 amends the "Personal Property Law" in such manner as to make clear the right of trustees to purchase guaranteed mortgages and to allow a premium at a rate not exceeding one-half of one per cent. per annum to be retained by the guarantor.

Chapter 207 amended by Chapter 559 adds a new section to the "Executive Law," under which instruments acknowledged before a notary public and intended to be recorded in the same county, if that county have a register, may not be accepted by that officer unless the notary shall have filed with the register a certificate of his appointment and his autograph signature. If the principle of this law is good it stops far short of accomplishing what is necessary to make it an efficient safeguard.

Chapter 633 adds to the officers who may certify to the official character and genuineness of the signature of acknowledging officers of other States, officials of cities and parishes. If this law be further amended to cover the situation in the District of Columbia a frequent embarrassment to passing titles will be obviated without destroying any necessary safeguards.

Chapter 49 amends the Code of Civil Procedure, so that now the proceedings to sell lands of infants or incompetents may be employed to obtain a release of the possibility that land will revert after breach of a condition, without the necessity of first breaking the condition.

Discharges of mortgages are the subject of three laws, Chapters 289, 621 and 347. The first of these extends the proceedings under which in the case of satisfaction the production of lost mortgages may be dispensed with to include those which are mutilated or from which the signatures have been removed. The second dispenses with the necessity of conducting such a proceeding where the mortgage covers land in more than one county and the mortgage has been discharged in another county and returned to the recording officer of the county where first discharged. The third of these laws directs a recording officer to furnish a certificate of discharge when required.

Chapter 302 adds Section 205A to the Charter of the City of New York and permits the Sinking Fund Commission with the approval of the Board of Estimate and Apportionment to exchange lands of the city no longer required for a public purpose for other land in the same borough needed for public purposes.

A number of decisions of the courts have been handed down during the year affecting dealings in and owners of real estate. Some of these will be of interest to the readers of this paper.

Important questions concerning the relations of vendor and

(Continued on page 1052.)

# THE REALM OF BUILDING.

## Schedule of Charges, A. I. A.

At the recent convention of the American Institute of Architects the committee on the revision of the schedule of charges submitted a report, of which the following is the essential portion. The revisions are here set down in detail in a column parallel with the present paragraphs they are intended to replace. The remainder of the paper is unchanged.

PROFESSIONAL PRACTICE OF ARCHITECTS AND SCHEDULE OF USUAL AND PROPER MINIMUM CHARGES.

| Present Reading. | Proposed Substitutions. |
|---|---|
| The architect's professional services consist in making the necessary preliminary studies, working - drawings, specifications, large-scale and full-sized details, and in the general direction and supervision of the work, for which the minimum charge is 5 per cent. upon the cost of the work. | The architect's professional services consist of the necessary preliminary conferences and studies, working-drawings, specifications, large-scale and full-size details, and in the general direction and supervision of the work, for which except as hereinafter mentioned, the minimum charge is 5 per cent. upon the total cost of the works executed under his direction. |
| For new buildings costing less than $10,000, and for furniture, monuments, decorative and cabinet work, it is usual and proper to charge a special fee in excess of the above. | For residential work the minimum charge, except as hereinafter mentioned, is 10 per cent. upon the first $20,000 of cost, 8 per cent. upon the next $10,000, and 6 per cent. upon the remainder of cost in excess of $30,000. |
| For alterations and additions to existing buildings, the fee is 10 per cent. upon the cost of the work. | For all new works other than residential, costing less than $10,000, for alterations and additions to existing buildings, for landscape architecture, and for furniture, monuments, decorative and cabinet work, the minimum charge is 10 per cent. In many instances 10 per cent. is not remunerative and it is usual and proper to charge a special fee in excess thereof. |
| Consultation fees for professional advice are to be paid in proportion to the importance of the questions involved. | Consultation fees for professional advice are to be paid in proportion to the importance of the questions involved and services rendered. |

None of the charges above enumerated covers alterations and additions to contracts, drawings and specifications, nor professional or legal services incidental to negotiations for site, disputed party walls, right of light, measurement of work, or failure of contractors. When such services become necessary, they shall be charged for according to the time and trouble involved.

Where heating, ventilating, mechanical, electrical and sanitary problems in a building are of such a nature as to require the assistance of a specialist, the owner is to pay for such assistance. Chemical and mechanical tests, when required, shall be paid for by the owner.

Necessary traveling expenses are to be paid by the owner.

Drawings and specifications, as instruments of service, are the property of the architect.

The architect's payments are due as his work progresses in the following order: Upon completion of the preliminary sketches, one-fifth of the entire fee; upon completion of working drawings and specifications, two-fifths; the remaining two-fifths being due from time to time in proportion to the amount of work done by the architect in his office and at the building.

Until an actual estimate is received, the charges are based upon the proposed cost of the work, and payments are received as instalments of the entire fee, which is based upon the actual cost to the owner of the building or other work, when completed, including all fixtures necessary to render it fit for occupation. The architect is entitled to extra compensation for furniture or other articles purchased under his direction.

If any material or work used in the construction of the building be already upon the ground or come into the owner's possession without expense to him, its value is to be added to the sum actually expended upon the building before the architect's commission is computed.

In case of the abandonment or suspension of the work, the basis of settlement is as follows: Preliminary studies, a fee in accordance with the character and magnitude of the work; preliminary studies, working drawings and specifications, three-fifths of the fee for complete service.

The supervision of an architect (as distinguished from the continuous personal superintendence which may be secured by the employment of a clerk of the works) means such inspection by the architect, or his deputy, of work in studios and shops, or of a building or other work in process of erection, completion or alteration, as he finds it necessary to ascertain whether it is being executed in conformity with his drawings and specifications or directions. He is to act in constructive emergencies, to order necessary changes and to define the true intent and meaning of the drawings and specifications, and he has authority to stop the progress of the work and order its removal when not in accordance with them.

On buildings where the constant services of a superintendent are required, a clerk of the works shall be employed by the architect at the owner's expense. Respectfully submitted,

EDGAR V. SEELER, Chairman.
WM. RUTHERFORD MEAD,
JOHN M. CARRERE,
JOHN LAWRENCE MAURAN.

## Mr. Almirall on the Building Outlook.

Raymond F. Almirall, architect, 51 Chambers street, has optimistic views of the outlook for the building trades:

"The mere statement that the present value of buildings in course of erection is less than it was a year, two years or three years ago, does not in my opinion sum up the situation," said Mr. Almirall.

"There has been during the past few years a marked increase, as every one knows, in the number of buildings erected from year to year. Building activity has endeavored to keep pace with enormous business expansion. It would hardly have been reasonable to expect this increase to have continued indefinitely. The building industry is so intimately dependent upon the commercial activity of the country that it must constantly adjust itself to current requirements. Business expansion, having now progressed to a point where it is capable of meeting all demands upon it, ceases, though there may be no diminution of business. So, without any retrograde movement whatever, there is an apparent lull in the so closely correlated enterprise known as 'building operations.'

"Your question as to why work 'sags' in New York and not elsewhere almost answers itself. This city, being the pulse of the country's circulation, is naturally the first to respond to an advance, as it is the first to give indication that the requirements of the present day business have been caught up with. Building-cost is like everything else in its relation to supply and demand. When the demand for new buildings was abnormally great our capitalists cared less about the high cost of materials and labor. Now that the conditions have dropped back to a more nearly normal level we look more closely into the question of cost and profit in building operations. The market price of supplies can hardly follow so quickly a contraction in investment enterprises, and considering present demand, prices are high. In my opinion they will gradually drop to a point which will bring 'building costs' down to a figure at which profit will be found in building enterprises, as yet impossible to undertake.

"Therefore, I believe the whole question capable of self-adjustment. Purveyors of building materials and contractors who have sprung into mushroom-like growth, will drop back into the obscurity from whence they came. Building operations will go on as long as there is capital to be invested. Our merchants do not anticipate disaster because the day after Christmas shows trade dropping back to the normal level of three months before. Why, then, should we who are interested in building work, expect anything more or less than a return to the conditions of ordinary activity?"

## Mr. Hopper on the New Building Code.

Hon. Isaac A. Hopper, president of the Building Trades Employers' Association, when called to his feet by Chairman Griffenhagen, told the Building Committee of the Board of Aldermen last Friday that some three years ago he had while Superintendent of Buildings, called the Borough President's attention to the necessity of revising and recodifying the Building Code, and also called his attention to the provisions of the charter that regulated the details of the work.

Mr. Hopper said he had not yet read a copy of the proposed new code, but had heard different parts of it freely discussed at the office of the Building Trades Employers' Association, and had heard many substantial objections raised to different parts. From the description and the criticisms he was fully satisfied that there was much room for improvement.

Mr. Hopper further stated that as three years had been spent since the Borough President's attention had been called to the necessity of the work, he felt that the matter was of so much importance to financial, real estate, business and public interests that it should not be pushed or rushed to completion without a careful consideration of each and every part of it.

### Convention of Cement Users.

The fourth annual convention of the National Association of Cement Users will be held on January 20 to 25, in the old 65th Regiment Armory in Buffalo. A feature of the convention will be an exhibition of machinery and cement products. The opening session of the convention will be held at 10 o'clock on January 24, and the meeting will close with the evening session of January 24. The following are the officers of the Association: Richard L. Humphrey, Harrison Building, Philadelphia, Pa. president; Merrill Watson, 225 Fifth avenue, New York, first vice-president; M. S. Daniels, 24 State street, New York, second vice-president; O. U. Miracle, Minneapolis, Minn., third vice-president; A. Monsted, Milwaukee, Wis., fourth vice-president; H. C. Turner, 11 Broadway, New York, treasurer; D. H. Lewis, 760 Main street, Buffalo, New York, manager fourth convention.

## Cement in Foreign Countries.

CANADA.—A summary of the mineral production of Canada for 1906, issued in advance of the annual report of the Geological Survey of Canada, states that the total quantity of Portland cement made in Canada in 1906 was 2,152,562 barrels, as compared with 1,541,568 barrels in 1905, an increase of 610,994 barrels, or 39.6 per cent. The total sales of Portland cement were 2,119,764 barrels as compared with 1,346,548 barrels in 1905, an increase of 773,216 barrels, or 57.4 per cent. Fifteen companies were operating plants in Canada during 1906, and four more were added this year. The average price per barrel at the works in 1906 was $1.49 as compared with $1.42 in 1905. The imports of Portland cement into Canada in 1906 were 694,503 barrels, valued at $778,706, an average of $1.12 per barrel. The duty is 12½ cents per hundred pounds, and the barrels of cement are reckoned at 350 pounds each. Very little cement is exported from Canada.

GERMANY.—The cement industry has had two profitable years in Germany, as compared with the previous four or five years.

This increase was due, first, to the building activity throughout the country; second, to steadiness in prices; and third, to the increase in exports of cement to the United States by reason of the demand for cement on the western coast. The San Francisco and the Valparaiso earthquakes were important factors in creating a foreign market for German cements.

There are in all 320 cement mills in Germany, of which 117 manufacture Portland cement. The business is overcrowded, and the margin of profit small. In Berlin cement is often sold at a profit of only 50 pfennigs (11.9 cents) per barrel to the manufacturer. In 1906 prices in that city averaged about $1.35 per barrel of 170 kilograms or 375 pounds, including packing.

Germany has pushed her export trade into far-off markets, and now has direct communication with many of them in steamers flying her own flag. British and Dutch South Africa, Portuguese East Africa, British Molucca, Dutch India, China, France, Norway, Sweden, Russia, Mexico and both coasts of South America, British India, Hongkong, Kamerun, Australia, and the Philippines are all countries wherein German cement is marketed.

GREAT BRITAIN.—Since the San Francisco earthquake the demand for cement has been very large, and it is difficult to fill orders now, as the supply is running short. The demand for British cement on the Pacific coast for the five years has been light, and the British consul at San Francisco states that the cement trade there has during recent years been largely captured by Belgium and Germany.

SOUTH AFRICA.—This country has presented, since the British occupation, one of the best markets in the world for cement, because of the new activity in the public works department. During the past few years importations of cement have not fallen much short of $1,000,000, and in 1903 the records show $2,500,000 worth of cement imported into South Africa. America has had a very minor part in supplying this demand.

Before 1898 the United Kingdom furnished the bulk of all cement to Africa; but with the subsidizing of steamship lines, and cheap rates to seaports in Germany, that country began to supply cement and acquired about 16 per cent. of the South African trade. In 1902 Belgium and Denmark began to compete, and the list was as follows: United Kingdom, 43.4 per cent.; Germany, 37.2 per cent.; Belgium, 18 per cent., and the remaining 1.4 per cent. was divided between Denmark and other European countries, the United States not competing at all.

The one cement factory in South Africa is situated just outside Pretoria, and was a failure up to a year ago, when an American was placed in charge of it. An American kiln was immediately substituted for the one formerly used, and other American ideas were adopted. The result in 1905 was a production of 75,000 barrels of cement, which was marketed in Pretoria at $6.08 per barrel, and many times that quantity could have been sold in Johannesburg alone. The capacity of this factory is to be trebled, and other mills are being planned for location in the Orange River colony near Johannesburg.

## Contract Work to be Brisk Next Year.

"My personal opinion is that the present dullness is apt to continue in New York City for six or eight months, and that the resumption will be fairly active as soon as the natural conditions again prevail," remarked Architect Robert D. Kohn, of 170 Fifth avenue. "It appears to me that the building trades have been affected as much as they are by the financial difficulties of the local market because of the very high price of building previous to the stringency. As a result, building investments have not paid as they ought on the original cost, and consequently are not attractive to the public.

"Our experience of the last few weeks is that contract work is coming more nearly down to a proper and reasonable basis, and it would now be profitable for people owning real estate to improve it in the coming year, and so be ready to meet the new demand that is sure to come with the change in conditions."

### Queens Building Statistics.

During the twelve months ending December 1st the building operations in Queens were as follows:

NEW BUILDINGS.

| No. of bldgs. | | Estimated cost. |
|---|---|---|
| 2,190 | frame buildings | $7,511,847 |
| 383 | tenements | 2,912,300 |
| 152 | stores and dwellings | 167,976 |
| 176 | stables | 167,976 |
| 324 | other frame structures | 242,781 |
| 516 | brick dwellings | 2,089,400 |
| 38 | offices | 67,335 |
| 30 | factories | 431,750 |
| 14 | schools | 1,169,000 |
| 14 | churches | 354,800 |
| 2 | pump houses | 425 |
| 54 | stores | 108,750 |
| 2 | passenger stations | 15,000 |
| 52 | miscellaneous | 187,510 |
| 2 | club houses | 25,900 |
| 50 | garages | 43,925 |
| 1 | bath house | 8,000 |
| 2 | grand stands | 25,500 |
| 6 | ice plants | 82,000 |
| 1 | dance hall | 12,000 |
| 4 | hotels | 32,000 |
| 2 | fire houses | 17,145 |
| 1 | boarding house | 12,000 |
| 1 | bakery | 40,000 |
| 1 | nurses' home | 10,000 |
| 5 | parish houses and Sunday schools | 70,600 |
| 1 | telephone exchange | 58,000 |
| | Total | $16,461,644 |
| | Total for 1906 | 13,676,484 |

ALTERATIONS.

| No. of bldgs. | | Estimated cost. |
|---|---|---|
| 665 | frame buildings | $498,293 |
| 47 | tenements | 20,370 |
| 90 | stores and dwellings | 72,625 |
| 78 | stables | 44,155 |
| 177 | other frame structures | 92,372 |
| 24 | brick dwellings | 20,525 |
| 15 | offices | 32,430 |
| 15 | factories | 69,360 |
| 4 | schools | 10,300 |
| 6 | churches | 18,150 |
| 2 | pump houses | 2,400 |
| 31 | stores | 16,700 |
| 181 | miscellaneous | 33,540 |
| 3 | garages | 950 |
| 14 | fire houses | 21,650 |
| 16 | hotels | 27,625 |
| 1 | court house | 500,000 |
| 1 | car barn | 15,000 |
| 1 | club house | 20,000 |
| 1 | convent | 4,000 |
| 1 | field stand | 60,000 |
| 1,373 | Total | $1,580,535 |
| | Estimated cost in 1906 | $687,692 |
| | Estimated cost in 1905 | 667,640 |

### Imitation of Hardwoods.

During the last few years the great increase in the price of hardwoods used in the manufacture of furniture has created a strong demand for wood which can be used in imitation of high-priced hardwoods. The two woods that are most often successfully imitated are mahogany and oak, particularly the quartered oak in the golden and darker finishes. Almost without exception, the manufacturer markets these imitations either as imitations or under some registered trade name, and does not pretend to deceive his customers.

For imitating mahogany, cherry was formerly used almost entirely, but the diminished supply and the increased price of this wood have led the manufacturers to seek a wood which would lend itself more readily to the stain than cherry and, at the same time, show the grain and hold the gloss. For these reasons birch, especially curly birch, maple, beech and gum are extensively used for all parts of furniture, says the Decorative Furnisher. Even in the better grades of mahogany furniture, birch and maple stained to a mahogany finish are often used for the posts and frames, while genuine mahogany, in the form of veneer, is used for panels, tops and rolls.

In making imitation quartered oak, almost any wood can be used, since in this case the original grain or the wood is first covered with a "filler" and then the quartering is printed on in dark ink by the impression of acutal quartered oak rolls or by a transfer from quartered oak prepared by special processes. The kinds of wood commonly used for this work are birch, maple, poplar and plain sawed oak. After the wood has been finished and polished, the imitation appears so real that only an expert can detect the difference.

### National Convention of Builders.

A movement which is being supported by certain eastern Builders' Exchanges and journals has for its object a national convention to be held in Washington in March. This convention is being promoted largely on the open-shop principle. It has as its leading advocate, Mr. Edwin S. Williams, of Scranton, Pa., the president of the National Association of Builders' Exchanges. It is proposed that the various exchanges of the country send delegates to Washington to represent them and that these delegates lay the foundation for a broad and influential organization extending to all the States.

## New Catalogues.

SPECIFICATIONS OF THE CLINTON FIREPROOFING SYSTEM.—By the Clinton Wire Cloth Company, No. 1 Madison av.

This catalogue shows the characteristics of a number of different methods of constructing floor and roof arches and ceilings. A feature of the Clinton Fireproofing System is its flexibility, whereby it can be adapted to meet any requirements. From the short, heavy span to hold the heaviest machinery, to the long spans for warehouses, depots, schools and dwellings, there is no style of floor or roof where the use of Clinton Welded Wire does not offer special advantages. Whether a plain ceiling, or an artistically formed ceiling is desired, the Clinton Fireproofing System fulfills the conditions better than any other. Clinton Welded Wire reinforcing is largely in use at the present time. On pages 8 and 9 of the catalogue is a concise table which will be found of value by engineers and architects when preparing specifications.

TWENTIETH CENTURY HARDWARE.—From the Columbian Hardware Co., Cleveland, O., manufacturer of spring hinges and hardware specialties.

Formerly the double acting hinge was produced by the use of two pairs of single-acting hinges and a strip of wood—one pair set to swing the door in, the other to swing it out, until finally a carpenter conceived the idea of riveting together the flanges of two pairs of hinges, and thus was produced, in a rough manner, a double-acting spring hinge. This idea was quickly taken up, and has developed into the neat appearing hinge of to-day. The American Double-Acting Spring Hinge was the first made under the new plan, and during these forty odd years it has continued in use to a large extent. Architects specify American hinges on doors where hinges are required to do hard work, on buildings such as banks, libraries, and public buildings of all kinds, where the doors are constantly in use. A modified form of the American was soon after placed upon the market, under the name of "The Gem," and it also is having a very large and increasing sale, even up to these years.

WATER LIFTED BY COMPRESSED AIR.—From the Ingersoll-Sergeant Drill Company. This catalogue serves to convey a general idea of the possibilities of compressed air for pumping water, and to outline the general conditions to be met. During recent years much progress has been made in the art of pumping water by compressed air. At first all systems for lifting water or liquids by compressed air were admitted to be extravagant, but with a large experience now behind us, and with marked improvements in air compressor economy, the air lift has made strides.

Speaking generally, the average cost per thousand gallons pumped depends on the size of plant and height of lift. In a 4,000,000-gallon plant, with a 50-foot lift, it is about 1-3c. per 1,000 gallons. In a larger plant, with a 35-foot lift, with coal at $2, it is about 1½ mills. In another case, where the lift is 75 feet and the capacity 1 1-3 million gallons, the cost is 1c. per 1,000 gallons, coal costing $2. In a plant pumping 3,000,000 gallons 75 feet high, the cost is 4.5c., and where the lift is 50 feet, 3.5c. In Pennsylvania, a plant giving 175 gallons per minute at 75-foot lift, costs 1 1-3c. per 1,000 gallons. In a proposed municipal plant, 100,000,000 gallons per 24 hours, 50-foot lift, and with coal at $1.50 a ton, the cost figured 1 mill or 1-10c. per 1,000 gallons, including all fixed and operating expenses.

## Points on the Material Market.

Stetson, Cutler & Redmond quote spruce lath at $3 to $3.25 to dealers.

The president of the International Paper Co. is quoted as saying that the 1908 range of prices for paper will average fully 20 per cent. above that of 1907, which means an increase of 20 per cent. in gross sales for his company, even if they do not manufacture a ton more of paper than during the present year. And yet there are people who wonder why it is that the publisher insists on getting the money for all the papers he sends out.

The "Cement Age" calls attention to the dissolution of the Western Cement Association as an indication of how generally Portland cement has displaced the natural cements. The Western Cement Association represented the Louisville mills and when it was formed "the great American market was practically divided between the Louisville and Rosendale districts, which manufactured natural cement of the best quality and of which many enduring monuments of engineering skill have been built." Rosendale is the district along Rondout Creek in the neighborhood of Kingston, which formerly furnished nearly all the cement used in this part of the country. The industry has been a diminishing one for a good while, though Rosendale cement is a reliable article.

### Death of Ernest G. Stedman.

Ernest G. Stedman, vice-president and treasurer of the J. C. Lyons Building and Operating Co., which went into the hands of a receiver last week was killed by a subway train at the 14th st station last Thursday. For some days prior to his death Mr. Stedman had complained of ill health. It is thought by members of his family that he had a sudden attack of vertigo, as he fell headlong on the track in front of the train. It is reported that Mr. Stedman lost $500,000 by the recent failure, besides having endorsed notes for the Lyons company for about half a million dollars.

—In many cases the (new) lofty buildings are protected and isolated by their own surrounding property, but already in the case of the Singer Building the growth of the huge City Investing Company's Building has amalgamated itself with it, and as the white trimmings of the Singer Tower accords fairly well with that of its aspiring neighbor, the composite architecture is not without attraction, especially when viewed from a North River ferryboat. In fact, the January Architectural Record says, that for appearance sake, the architect of the Investing Building might have dispensed with a broken skyline for the Singer Tower supplies this gratis for all time.

## Bulletin of the Tenement House Department.

Bulletin No. 19.—Where in tenement houses erected prior to April 12, 1901, the construction of entrances to stores and apartments, and of store windows, is of such a character that the lowest balcony of the front fire escapes is somewhat slightly in excess of 14 ft. above a safe landing place, and the circumstances are such that the standard landing balcony or landing grating cannot (in the opinion of the Commissioner or the Deputy Commissioner) be provided without serious interference with the ingress and egress to the building and stores, the department will permit, in lieu of such landing platform or landing grating, the use of a special type of drop ladder, exceeding 14 ft. in length but constructed in accordance with the specifications provided by the department to meet each such condition, said ladders in no case to exceed in weight the weight of the maximum length standard drop ladder, as outlined in section 12 of the Tenement House Act.

Such drop ladders will not be permitted on tenement houses erected since the passage of the Tenement House Act, or on existing tenements which have been or are hereafter altered in such a manner as to produce conditions such as above described.

EDMOND J. BUTLER, Commissioner.

December 23, 1907.

For bulletins from 1 to 18, see issues Oct. 26, Nov. 2, 9, 16 and Dec. 21.

## Building Operations.

### Statistics of Plans Filed.

The following is a table of the new buildings and alterations projected for Manhattan and the Bronx with the estimated cost, for the past week and also for the corresponding week of 1906:

| | 1907. | 1906. |
|---|---|---|
| No. of the new buildings in Manhattan and the Bronx | 13 | 22 |
| Estimated cost of new buildings | $679,775 | $767,450 |
| Total estimated cost of alterations for Manhattan and the Bronx | $159,620 | $336,250 |

### New Contracts for Raymond Concrete Pile Co.

The Raymond Concrete Pile Company of Manhattan and Chicago has received the contract for placing the piles for the foundation of the new Smith Street Power House of the Coney Island and Brooklyn Railway Company, at Ninth and Smith streets and Gowanus Canal, Brooklyn. Ford, Bacon & Davis are the engineers. A. Pasquini is the general contractor. Concrete piles were substituted at a conspicuous saving over wood piles, involving the disregarding of the water line, a considerable saving in concrete and the placing of heavier loads per pile. The Raymond Company has also received the contract for the concrete pile foundations of the South Side Carnegie Library, at 23d and Carson sts, Pittsburg, Pa. Alden & Harlow are the architects, and W. F. Trimble & Sons the general contractors.

### New Fidelity and Casualty Building.

LIBERTY ST.—Messrs. Eidlitz & McKenzie, 1123 Broadway, have prepared plans for the new office structure which the Fidelity and Casualty Company of No. 97 Cedar st will erect on a plot 52.6x54.5 ft., at the southwest cor. of Liberty st and Temple pl, as an addition to the present building at the rear on Cedar st. The structure will be 25 stories in height. No contracts have yet been awardsd or figures taken. The project was first announced in the Record and Guide of issue Dec. 9, 1905, but building operations were laid over indefinitely.

### Riley & Corrigan Get Third Avenue Contract.

3D AV.—Messrs. Riley & Corrigan, 140 West 42d st, have obtained the general contract to erect the store and office structure at the northwest corner of 3d av and 121st st which the Reformed Low Dutch Church of Harlem, 182 East 122d st, is about to erect from plans by Architect V. Hugo Koehler, 489 5th av, same to cost about $100,000. The building will measure 126x150 ft., and will have an exterior of light pressed brick, with cement and slag roof. George B. Corsa, 198 Broadway, is the lessee.

### Fifth Avenue and 86th St. Improvement.

5TH AV.—Messrs. Warren & Wetmore, 3 East 33d st, are preparing preliminary plans for a new residence to be erected at the southeast corner of 5th av and 86th st, to cover a plot 47x100 feet. The structure will be six stories, and William

# System M Ahead of Expectations



A very few weeks ago there appeared on this page a photograph and description of the same job which is here again displayed in a new picture showing the building about completed. Under the first photo there was a statement that this would be a "winter job" and an invitation for interested parties to "watch it." The work had at that time progressed but little above the first tier at one end and at the other an almost uncontrollable supply of water in the foundations was encountered, rendering progress very speculative. Serious delays where caused by this condition and weeks of valuable time lost. The evidence is here in this picture that, despite these difficulties, with System M construction the lost time was fully made up, and we are compelled now to ask the public to watch our other winter work and see how uninterruptedly it will proceed.

## THE STANDARD CONCRETE-STEEL COMPANY

**REINFORCED CONCRETE ENGINEERS AND CONTRACTORS**

**413-17 EAST 31st STREET NEW YORK**


Starr Miller is the owner. No contracts have yet been awarded. At the southeast corner of 5th av and 75th st, another fine residence is soon to be erected from plans by Messrs. Carrere & Hastings, 225 5th av.

### Ten-Story Hotel for Lexington Av.

LEXINGTON AV.—Architect Frederick C. Zobel, 114-116 East 28th st, has been commissioned to prepare plans for the construction of a 10-story fireproof hotel building to be situated on a plot having a 40-foot frontage at Nos. 90-92 Lexington av. The structure is to be owned and operated by the Brunswick Realty Company, who acquired the property some time ago for that purpose. No figures have yet been taken or contracts let.

### Plans for the New Equitable Life Building.

BROADWAY.—It was announced this week that D. H. Burnham & Co., architects, of Chicago, have submitted preliminary sketches, and will be officially commissioned to prepare plans for a 33-story office building to be erected on the block front owned by the Equitable Life Assurance Company, bounded by Broadway, Nassau and Pine streets. The new structure, it is said, will contain 50,000 square feet of floor space.

### Apartments, Flats and Tenements.

METROPOLITAN AV.—Architect David Spain, Brooklyn, has completed plans for a store and flat house for S. Wilner, 67 Jay st. It will be located at 245-247 Metropolitan av, Brooklyn, and plans provide for a 6-sty building, measuring 50x98 ft. It will have the customary flat construction and interior improvements. The cost will be $50,000.

### Churches.

6TH AV.—Contracts have not been let for interior furnishings and decorations for the new church and parochial school which the Sixth Avenue Methodist Episcopal Congregation is about to build at the northwest corner of Sixth av and Eighth st, Brooklyn, from plans and specifications by George Constable, 35 Wall st. It will be a brick and stone building, to have steam heat, electric light and all modern improvements. Cost, $70,000.

### Alterations.

2D AV.—M. A. Schreiber, 510 2d av, will improve No. 510 2d av, for which A. F. A. Schmitt, 604 Courtlandt av, is planning.

WASHINGTON ST.—C. H. Dietrich, 42 Union sq, is preparing plans for alterations to No. 51 Washington st, for A. Doyle, 13 Washington st.

FORSYTH ST.—H. Horenburger, 122 Bowery, is architect for alterations to No. 189 Forsyth st, owned by H. Strasburger, 3d av and 86th st.

13TH ST.—F. Rhonheim, 289 East 3d st, will make $5,000 worth of improvements to No. 644 East 13th st, from plans by O. Reissmann, 30 1st st.

SHERIFF ST.—Henry Regelmann, 133 7th st, is preparing plans for $5,000 worth of alterations to No. 85 Sheriff st, for R. B. Zaliels, 1753 Lexington av.

8TH AV.—Bernstein & Bernstein, 24 East 23d st, have completed plans for $12,000 worth of improvements to Nos. 711-715 8th av for Jacob Harris, 677 8th av. No contracts let.

### Miscellaneous.

Messrs. McKim, Mead & White, 160 5th av, have been selected to prepare plans for the new military station and buildings to be erected on Governor's Island.

### Estimates Receivable.

Bids are asked by John H. O'Brien, Commissioner Water Supply, Gas and Electricity, until 2 p. m., Dec. 30, for furnishing materials, repairing and restoring artificial stone sidewalks and curbing and resetting natural stone curbing.

75TH ST.—No contracts have yet been awarded for the 5-sty residence, 25x49 ft., which Frank Bradley, 68th st and North River, will erect at No. 303 West 75th st, same to cost $25,000. Messrs. Radcliffe & Kelley, 3 West 29th st, architects.

57TH ST.—Contracts for interior fixtures, decorations and furnishings for the new clubhouse for the Lotus Club, at No. 110 West 57th st, which is under course of erection from plans by Donn Barber, 24 East 23d st, have not yet been awarded. Marc Eidlitz & Son are general contractors.

5TH AV.—No figures have yet been taken or contracts let for the new office structure which the Knickerbocker Syndicate, No. 320 5th av, will erect at the southeast corner of 5th av and 33d st, on a plot 25x100 ft. The structure will contain eight stories, and will be of marble. Augustus N. Allen, 567 5th av, is architect. (See issue Sept. 21, 1907.)

### Contracts Awarded.

42D ST.—Wakeham & Miller, 1133 Broadway, have received the contract for extensive improvements to the storage and furniture building Nos. 32 to 42 East 42d st for the Lincoln Safe Deposit Co., on premises. Wm. B. Tubby, 81 Fulton st, prepared the plans.

The following contracts to furnish hangers have recently been obtained by the Reliance Ball Bearing Door Hanger Co., of No. 1 Madison av: Jaeckel Building, 16-20 East 32d st.; Hamburg-American Building, 45 Broadway; German-American Building, Silversmiths' Building, Maiden Lane; Acker, Merrill & Condit Building, 5th av; Bankers' Corporation Building, 32d-33d sts, near Broadway; loft building, Crosby and Spring sts, and 103 Park Avenue Co.'s Building, 41st st and Park av. "Reliance" hangers have been recognized as the best hanger for elevator doors now on the market, and are in more than 90 per cent. of the skyscrapers erected during the past two years.

### Bids Opened.

Bids were opened by the Board of Education Dec. 26 for alteration of present auditorium on the second and third floors of the hall of the Board of Education, Manhattan: J. & L. Moreland Co., $16,785 (low bid). Other bidders were: P. J. Brennan & Son, $22,700; Thos. McKeown, $20,773; Patrick Sullivan, $19,646; Neptune B. Smyth, $24,439; A. Feldman Construction Co., Inc., $22,630; Rubin Solomon & Son, $17,873; William Werner, $19,500; O'Connell & Hanna, $20,990. The award was laid over.

### Plans Wanted.

Plans and specifications are wanted for a school building, to cost about $40,000, to be erected at Brunswick, Ga. Address W. H. Bullard, Secretary Board of Education.

The special committee appointed to consider the needs in Hartford, Conn., for a technical high school has reported to the general committee in favor of erecting such a building on the site on Asylum st, adjoining the present high school. They recommend the appointment of a building committee and an appropriation of $3,500, with which the committee may secure plans. A. A. Welch is chairman of the high school committee.

## BUILDING NOTES

Optimism is a good asset in any business.

Bookkeeper and estimator, can take full charge of building contractor's office. See Wants and Offers.

The Murphy Construction Co. recorded this week a mortgage for $260,000 made to the American Brass and Copper Co. on the property situated at the southwest corner of Howard and Lafayette sts.

The twenty-third annual exhibition of the Architectural League will be held in the building of the American Fine Arts Society, 215 West 57th st, Manhattan, from February 2 to February 22, 1908, inclusive. The annual dinner will be given on Friday, January 31, and the league reception on the following Saturday.

The United States Civil Service Commission announces an examination on January 15-16 to secure eligibles from which to make certification to fill a vacancy in the position of draftsman and dairy sanitary engineer in the Dairy Division, Department of Agriculture, at a salary of $1,400 to $1,600 per annum, according to qualifications, and vacancies requiring similar qualifications as they may occur in that Department.

For the selection of the competitive plans for the new Municipal Building to be erected on Park Row, the Mayor and the competing architects have elected the following jury: William A. Boring, of Boring & Tilton, 32 Broadway, and Francis H. Kimball, 71 Broadway, Manhattan, and Frank Miles Day, of Philadelphia, Pa. One thousand dollars will be paid to each, plans are to be submitted by April 15. For list of competing architects see issue of December 21.

H. F. Sanville, who has been for the past two years with Dodge & Day, engineers, of Philadelphia, will join the organization of Frank B. Gilbreth, general contractor, on the first of the year. Since completing his engineering education at Columbia University, in 1892, Mr. Sanville has had a very wide experience in engineering and construction, as well as in commercial lines. For the past four years he has been secretary of the Philadelphia section of the American Institute of Electrical Engineers.

The suspension of all building in Greater New York and other places caused Haverstraw brickmakers to nail up their sheds and tie up their boats and "wait till the clouds rolled by." The Haverstraw "Messenger" says: "We have quite some brick along the shore on account of no shipping, but the brick storing yards in the city and also stacks surrounding new buildings are missing and will soon have to be replaced by the brick which are stored in our sheds. The loading of all the empty boats along the shore will take about 25,000,000, and the yards and docks in the cities will soon be filled up with good Haverstraw hards which are now being loaded along our shore. The days of making more brick than the market needs are gone by, not only on the Hudson, but all over."

## PROJECTED BUILDINGS

The first name is that of the ow'r; ar't stands for architect, m'n for mason, c'r for carpenter, and b'r for builders.

When character of roof is not mentioned, it is to be understood that the roof is to be of tin.

### BOROUGH OF MANHATTAN.

#### SOUTH OF 14TH STREET.

Av D, n w cor 8th st, 6-sty brk and stone tenement, 46.11x44.4; cost, $45,000; Louis Kotzen, 230 Grand st; ar'ts, Bernstein & Bernstein, 24 E 23d st.—790.

#### BETWEEN 14TH AND 59TH STREETS.

21st st, Nos 38 to 44 W, 12-sty brk and stone loft building, 67.2x85, slag roof; cost, $300,000; Louis Sacks, 1044 Madison av; ar'ts, Schickel & Ditmars, 111 5th av.—793.

22d st, No 313 W, 5-sty brk and stone hotel, 16.6x96.9, slate roof; cost, $25,000; J Burchill, 210 8th av; ar't, Louis C Maurer, 22 E 21st st.—791.

#### BETWEEN 59TH AND 125TH STREETS, EAST OF 5TH AVENUE.

111th st, n s, 185 w Pleasant av, erect concrete and frame platform, 64x64; cost, $7,000; ow'r, ar't & b'r, The Consolidated Gas Co, 4 Irving pl.—794.

Av A, n e cor 62d st; Av A, w s, 61st to 62d sts; Av A, w s, 62d to 63d sts | erect 3 frame fences; cost $1,200; ow'r, ar't and b'r, The Standard Gas Light Co, 61-63 E 59th st.—795.

3d av, n w cor 121st st, 2-sty brk and stone store and office building, 126x150, cement and slag roof; cost, $100,000; The Reformed Low Dutch Church, of Harlem, 182 E 122d st; ar't, V Hugo Koehler, 489 5th av.—789.

#### 59TH TO 125TH STREET, BETWEEN 5TH AND 8TH AVENUES.

75th st, No 303 W, 5-sty brk and stone residence, 25x49, tar and gravel roof; cost, $25,000; Frank Bradley, 68th st and North River; ar'ts, Radcliffe & Kelley, 3 W 29th st.—788.

#### NORTH OF 125TH STREET.

St Nicholas av, s w cor 165th st, 6-sty brk and stone store and tenement, 86.3x110.2; cost, $125,000; Murray & Hill, 617 W 130th st; ar't, J C Cocker, 103 E 125th st.—792.

### BOROUGH OF THE BRONX.

Parkside pl, w s, 293 s 207th st, 3-sty frame store and dwelling, 23x58; cost, $6,000; Mrs Dora Seebeck, Decatur av and 207th st; ar't, Wm Kenny, 2600 Decatur av.—1148.

173d st, e s, 225 n Gleason av, 1-sty frame shed, 14x7.6; cost, $75; Charles Conradi, on premises; ar't, Gustav Schwarz, 302 E 158th st.—1147.

Bainbridge av, e s, 150 s Woodlawn road, 1½-sty frame stable, 25x16; cost, $1,000; John McNulty, 179th st and Arthur av; ar't, Charles Schaefer, Jr, 1 Madison av.—1149.

Washington av, w s, 115 s 189th st, 2-sty frame dwelling, 20x41.4; cost, $4,500; Wm Nelson, Washington av; ar't, Charles Schaefer, Jr, 1 Madison av.—1150.

White Plains road, n e cor 213th st, 5-sty brk stores and tenement, 50x90; cost, $40,000; Cappiello & D'Ursi, 205 E 17th st; ar'ts, Briganti & Steeneken, 205 E 17th st.—1151.

## ALTERATIONS.

### BOROUGH OF MANHATTAN.

Broome st, Nos 265 to 269, partitions, windows, stairs to 2, 3 and 4-sty brk and stone store and hall; cost, $2,000; Jacob Halbren, 265 Broome st; ar't, Max Muller, 115 Nassau st.—3152.

Catherine st, No 64, store fronts, partitions to 2-sty brk and stone store and dwelling; cost, $1,500; Michael Conklin, on premises; ar'ts, Gross & Kleinberger, Bible House.—3146.

Greenwich st, No 38, tank windows to 6-sty brk and store store and tenement; cost, $2,000; Augustus Van Cortlandt, Bartow, on the Sound; ar't, John H O'Rourke, 137 E 47th st.—3150.

Lewis st, s e cor 6th st, alter openings, doors, to 3-sty brk and stone factory; cost, $2,000; Webbs Academy & Home for Shipbuilders, W A Conover, Chairman Bldg Comn, Postal Telegraph Bldg; ar't, Geo M Walgrove, 42 E 23d st.—3166.

Monroe st, No 139, alter floor, beams, stairs, to 5-sty brk and stone tenement; cost, $3,000; Israel Jacobson, 139 Monroe st; ar't, Benj Sackheim, 309 Grand st.—3159.

Washington st, No 437, 2-sty brk and stone rear extension, 25x55, elevator, piers, girders, skylight to 2-sty brk and stone loft; cost, $10,000; Arthur M Bullowa, 25 Liberty st; ar't, Otto L Spannhake, 233 E 78th st.—3155.

5th st, No 713, partitions, windows, stores, to 5-sty brk and stone tenement; cost, $800; Herman Hartman, premises; ar't, Max Muller, 115 Nassau st.—3162.

14th st, No 29 W, 1-sty brk and stone side extension, 10.6x17, partitions, to 3-sty brk and stone dwelling; cost, $1,000; Van Beuren Estate, 21 W 14th st; ar't, Chas Volz, 160 5th av.—3158.

14th st, No 514 E, cut windows, to 4-sty brk and stone tenement; cost, $300; Henrietta De Groot, 514 E 14th st; ar't, L De Lorenzo, 415 E 15th st.—3167.

17th st, n s, 156 e 7th av, add 1-sty to 5-sty brk and stone piano factory; cost, $7,000; Weber Piano Co, 362 5th av; ar'ts, Thompson & Frohling, 1 Union sq.—3160.

23d st, No 160 W, partitions, windows to 2-sty brk store and loft; cost, $400; Isaac Stearn, 32 W 23d st; ar't, Chas C Straub, 122 Bowery.—3147.

37th st, No 126 E, add 1-sty to extension, partitions, to 3-sty brk and stone dwelling; cost, $300; Dr J M Hetzrot, 10 E 16th st; ar't, Patrick J Murray, 112 W 42d st.—3161.

42d st, Nos 32 to 42 E, partitions, windows, plumbing fixtures, stairs to 9-sty brk and stone storage and furniture building; cost, $3,500; Lincoln Safe Deposit Co, on premises; ar't, Wm B Tubby, 81 Fulton st.—3151.

82d st, No 413 E, partitions, windows to 5-sty brk and stone tenement; cost, $500; K Heuser, 413 E 82d st; ar't, Otto L Spannhake, 233 E 78th st.—3143.

Broadway, n w cor 11th st, partitions, stairways, to 5-sty brk and stone store and loft building; cost, $90,000; The James McCreery Realty Co., 112 W 42d st; ar't, William R Rouse, 11 E 43d st.—3156.

Broadway, s e cor 96th st, erect sign to 1-sty brk and stone store; cost, $570; J J Astor, 23 W 26th st.—3154.

Columbus av, No 751, 1-sty brk and stone rear extension, 25x35, to 5-sty brk and stone tenement; cost, $2,000; J J Nolan, premises; ar't, James McWalters, 2434 Broadway.—3163.

Columbus av, s w cor 80th st, bath rooms, windows, partitions, to 10-sty brk and stone hotel; cost $3,000; North River Improvement Co, 29 E 29th st; ar't, Geo H Griebel, 2255 Broadway.—3168.

Lexington av, s e cor 48th st, partitions, windows to 7-sty brk and stone tenement; cost, $1,200; Julius B Fox, 176 E 109th st; ar't, B W Berger & Son, 121 Bible House.—3144.

Madison av, No 75, partitions, walls, beams, to 4-sty brk and stone store; cost, $2,000; B Frankenfelder, 100 4th av; ar't, Henri Fouchaux, 105 Hudson st.—3165.

1st av, No 176, alter show windows, balcony, to 4-sty brk and stone store and tenement; cost, $5,000; Carmella De Benedittis, 156 Sullivan st; ar't, Benj Sackheim, 309 Grand st.—3164.

2d av, No 1327, 1-sty brk and stone rear extension, 5x25; toilets to 5-sty brk and stone tenement; cost, $800; H Gordon, 87 Eldridge st; ar't, O Reissmann, 30 1st st.—3148.

2d av, No 1919, partitions, tank, oven to 5-sty brk and stone tenement and store; cost, $5,000; Peter Lenon, on premises; ar'ts, Gross & Kleinberger, Bible House.—3145.

3d av, No 424, partitions, toilets to 5-sty brk and stone tenement and store; cost, $1,500; Wm Denham, 354 W 23d st; ar't, John H O'Rourke, 137 E 47th st.—3149.

8th av, No 605 | cut door, build ticket office, platform to two
39th st, No 303 W | 4-sty brk and stone tenements and store; cost, $250; Hermann W Weaver, 607 8th av, and Henry Karsch, 300 W 39th st; ar't, C B Brun, 1 Madison av.—3157.

8th av, Nos 711 to 715, 1-sty brk and stone rear extension, 75x32, girders, columns to three 4-sty brk and stone stores and tenement; cost, $12,000; Jacob Harris, 677 8th av; ar'ts, Bernstein & Bernstein, 24 E 23d st.—3153.

### BOROUGH OF THE BRONX.

Garden pl, n e cor White Plains av, move 1½-sty frame dwelling; cost, $500; Geo A Brannan, Barnes, av ar't and ow'r.—633.

152d st, No 380, new toilets, to 3-sty brk tenement; cost, $200; Christina Kaufman, on premises; ar't, Fred Hammond, 943 Washington av.—636.

White Plains av, w s, 95 n Becker av, move 2-sty brk store and dwelling; cost, $500; Wm W Penfield, Wakefield, ow'r and ar't.—634.

White Plains road, w s, 60 n 241st st, move 2-sty brk store and dwelling; cost, $500; Wm W Penfield, Wakefield, ow'r and ar't.—635.

3d av, No 3061, new partitions, &c, to 3-sty frame dwelling; cost, $300; Angelo Roggiano, 3051 3d av; ar't, Louis Falk, 2785 3d av.—632.

# Construction News Reports

## From the Surrounding Country

### Kings County.

STOCKHOLM ST.—Shampan & Shampan, 772 Broadway, Brooklyn, have completed plans for improvements on Stockholm st, n s, 100 w Central av, on which six 4-sty flats will be erected to cost $150,000. Harry S. Wilson, State Bank Bldg., is owner.

52D ST.—On 52d st, n s, 100 w 8th av, six 3-sty brk tenements, 20x55, will be erected, to cost $42,000. Richard Schrieber & Co, 5403 5th av, owner; John C. Wandell, 1521 5th av, architect.

DOUGLASS ST.—S. Millman & Son, 1782 Pitkin av, have completed plans for two 4-sty flats, to be erected on Douglass st, e s, 142.11 s Pitkin av; total cost, $24,000. M. Smith and M. Spector, 5 Ames st, owners.

NORTH 6TH ST.—On North 6th st, s s, 125 e Roebling st, a 5-sty brk tenement, 37x85, 18 families, cost, $41,000, will be erected by Gaetano Alpero, North 5th st, s e cor Roebling st. Shampan & Shampin, 772 Broadway, architects.

EAST 34TH ST.—On East 34th st, e s, 347 n Av H, two 2-sty and attic frame dwellings, 23x36, single roof, 2 families each, will be erected; total cost, $10,000. H. W. Franklin, 279 Cumberland st, owner; Benj. Driesler, 13 Willoughby st, architect.

DOUGLASS ST.—On Douglass st, e s, 92.11 s Pitkin av, two 4-sty brk tenements, 25x40, 7 families each, will be erected; total cost, $24,000. M. Smith and Max Spector, 5 Ames st, owners; S. Millman & Son, 1782 Pitkin av, architects.

THOMPSONS WALK.—Thompsons walk, n e cor Ocean board walk, will be improved with a 2-sty frame bathing pavilion, 105x76.7, iron roof; cost, $12,000. W. T. Sisser, 132 West 63d st, owner; H. D. Whipple, Hendersons walk and Bowery, architect.

6TH ST.—B. F. Hudson, 2 Ocean Parkway, has finished plans for two 3-sty flats, to be built on 6th st, s s, 167.10 e 4th av, 6 families each; total cost, $28,000. Corrigan & Wythe, 356 7th av, owners; Benjamin F. Hudson, 2 Ocean Parkway, architect.

MOFFATT ST.—On Moffatt st, n s, 45 e Evergreen av, four 2-sty brk dwelling will be erected; total cost, $14,000. J. Church and George Gough, 1346 Jefferson av, owners; L. Berger & Co., 300 St. Nicholas av, architects.

73D ST.—Work will be started at once on 73d st, s s, 100 e 13th av, where four 2-sty and attic frame dwellings will be erected; total cost, $20,000. N. Y. Bay Const. Co., 15th av and 74th st, owners; M. D. Foot, 1432 75th st, architect.

16TH AV.—On 16th av, s w cor 71st st, a 3-sty brk telephone office, 46.6x72, will be built, to cost $48,000. N. Y. & N. J. Telephone Co., 81 Willoughby st, owners; Eidlitz & McKenzie, 1123 Broadway, architects.

### Queens County.

CORONA.—On Locust st, s s, 110 w Sycamore av, Corona, L. Volp, Corona, will erect two 3-sty frame stores and dwellings, to cost $8,000. C. L. Varone, architect.

ARVERNE.—W. T. Kennedy Co. have prepared plans for six 3-sty flats, to cost $24,000, to be erected on Park av, Arverne, for Greenberg & Schiller, Park av.

ROCKAWAY PARK.—On Columbus av, e s, 650 s Washington av, Rockaway Park, Mrs. M. O'Connor, 687 Madison av, N. Y., will erect one 2-sty dwelling, 28x34, to cost $7,000.

JAMAICA.—W. R. McLean, Jamaica, will improve Hedges pl, w s, 317 n Fulton st, with one 2-sty dwelling, 22x53, to cost $6,000.

MIDDLE VILLAGE.—Jansen av, e s, 160 s Firth av, Middle Village, will be improved by Jos. Borst, 1 Sophie st, Metropolitan, with two 2-sty dwellings, 20x50, to cost $6,000.

JAMAICA.—W. I. Halliday is planning for a 2-sty brk garage to be erected on Hillside av, s s, 161 w Flushing av, Jamaica; owner, Jos. A. Jones, Times Square, N. Y. City.

JAMAICA.—On Union av, w s, 50 n Union Park av, Jamaica, Maggie J. Furgeson, 355 Fulton av, will erect one 2-sty frame dwelling, 21x36; cost, $4,000.

HOLLIS.—Hollis av, s w cor Park av, will be improved by Gerard Magella Catholic Church. A 1-sty frame church, 26x85 ft, will be erected at a cost of $12,000. Wm. A. Finn, architect.

ROCKAWAY PARK.—F. P. Kiefer has prepared plans for a 2-sty frame dwelling, to be erected on Columbus av, w s, 100 n Washington av, Rockaway Park, for T. W. Cran, Rockaway Beach.

ROCKAWAY BEACH.—A 2-sty brk store and dwelling will be built on the Boulevard, at Seaside, for J. Weisskopf, at a cost of $10,000. Timothy F. Kieley is having two two-family houses erected in Pleasant av, to cost $9,500; and Nathan Ferubacher will build a $3,000 cottage on the southwest corner of Suffolk and Newport avs. at Belle Harbor. A score or more other buildings, aggregating about $100,000, are under way and nearing completion.

### New York State.

LAKE GEORGE.—The Delaware & Hudson Co., which owns and controls the Fort William Henry Hotel at Lake George, N. Y., has decided to make extensive improvements to the hotel. The estimated cost of the work is $75,000. L. F. Loree is Pres.

MOUNT KISCO.—The village has voted to build sewers to cost $100,000, of which $40,000 will be for trunk sewer and $60,000 for laterals. The city of New York will erect a disposal plant to cost $250,000, to care for the sewage of the village.

WAMPSVILLE.—The Board of Supervisors of Madison County is preparing to build county building here, to cost about $150,000. It will be of fireproof construction, with steam heat, and will comprise a full equipment of offices for all county purposes as well as a jail. Plans have not been adopted. The county seat is at Morrisville.

NEW ROCHELLE.—Charles E. Currier, 10 Summer St., Boston, Mass., has the contract to erect a recruit station and officers' quarters for the Federal Government, New Rochelle. Cost, $172,000.

### Massachusetts.

LINCOLN.—Parker, Thomas & Rice, Boston, have prepared plans for a grammar school building, to be erected at Lincoln.

NORTH ATTLEBORO.—Louis Destremps & Son, Fall River, Mass., have plans for a church for Rev. Fr. Villandre, North Attleboro, that will seat 700 persons, and cost $75,000. Bids will be asked for about the last of February or the first of March.

CAMBRIDGE.—The Boston & Albany R. R. (W. Shepard, Ch. Engr., Boston, Mass.), has secured a site on Binney st, in Cambridge, on which it is proposed erecting next spring a freight station. About $100,000 will be expended in the site and building.

NEW BEDFORD.—The Dartmouth & Westport St. Ry. Co. has purchased a site at N. Water st for the erection of an express station. H. H. Crapo, Pres.

NEW BEDFORD.—Nat. C. Smith, Arch., New Bedford, will receive bids until Jan. 2 for remodeling the city hall into a library; cost, about $150,000.

SPRINGFIELD.—Architects of Springfield are to be asked to submit competitive plans for the Indian Orchard Branch Library, for which there is available $50,000.

LENOX.—A residence is to be erected on Kemble st in the near future for Wm. D. Curtis, Curtis Hotel.

WORCESTER.—Eli Belisle is to build a four-apartment house in the rear of 19 Portland st; brick, 4 stories, 35x45, and cost $8,000. J. P. Kingston, architect. Owner builds.

SPRINGFIELD.—George W. Robbins is to start work at once on a new two-family house on State st for himself. It will be of frame construction, containing 14 rooms, with furnace heat, gas and electric lights, and all modern improvements. Bartlett & McLean will do the mason work. Architect John W. Foster has completed plans for a residence to be erected on Northrop st for C. C. Pierce. Plans are being figured for a modern two-family house on Cleveland st for the Hampden Real Estate Trust. W. J. Brine in charge. The house is to be of frame construction, containing 12 rooms, with all modern improvements.

### New Jersey.

NEWARK.—A tentative plan of the proposed new Young Woman's Christian Association building has been made by a local architect, showing the administration building and the two dormitories to be built at 562 Broad st. The structures, ground and furnishings will cost about $200,000, and it is hoped to raise this money in a campaign in January. About $3,000 has been paid on account for the property, on which the Howell homestead now stands, the price being $75,000, but there is a question of title to be decided before definite steps can be taken.

BAYONNE.—The building committee of the Bayonne City Republican Club has decided not to go ahead with its plans for a new club house to take the place of the present building at Broadway and 29th st.

PITMAN GROVE.—Isaac Pursell, architect, 119 South Fourth st, Philadelphia, Pa., has prepared plans for a 1-sty power house at Pitman for the Gloucester County Electric Co. The building will be 43.8x104 ft., and will be of brick and stone, with a slate roof.

NEWARK.—Nathan Myers is drawing plans for a 2-sty and basement factory building that Mrs. Anna Platky and Dr. Charles A. Rosenwasser will erect at 511 15th av. The ground dimensions are 35x90 ft. The estimated cost is $10,000. The building will be used as a tailoring establishment. Kaspar Hufnagel will erect a 4-sty brk store and apartment house on Belmont av, near 17th st, at a

cost of $16,000. Robert Sellisk is drawing the plans. Clara F. and Andrew Robertson will be the owners of the three-family frame dwelling to be erected at 225 4th st, from plans by Mr. Robertson. Gottlob Keifer has engaged Charles Knopf to draw plans for a frame dwelling that he will erect at 698 South 20th st, 22x47 ft. The estimated cost is $4,000.

### Connecticut.

NEW HAVEN.—Brown & Von Buren, Exchange Bldg., are preparing plans for a 2-sty brk and stone residence to be erected for W. Edw. Zwingman, of the Marlin Fire Arms Co.

BRIDGEPORT.—It is probable that work will be started in the spring on two new houses on Fox and Morehouse sts for the Bridgeport Real Estate & Investment Co. Each house will be built of cement blocks, manufactured by the company, and will be arranged for two families. Every convenience will be provided. As yet none of the work has been put out for figures.

STAMFORD.—Work will be started next spring on a new house at Shippan Point for Architect E. M. Stratton of the firm of Bowdich & Stratton, 7 Water st, Boston. The work will be done by a Boston contractor. It will be a large house, of wood and will be provided with every convenience. The cost will probably be about $12,000.

WATERBURY.—Tafel & Shapiro are moving the house on the corner of Hopkins and Bishop sts to the rear of the lot, to make room for a brick apartment block to be erected in the spring. The details have not been decided upon as yet, but it will probably contain 12 apartments.

NEW HAVEN.—Bids will be received until Jan. 2 by the Board of Education (G. T. Hewlett, Secy.) for erecting a school at 111 Greene st. Bids may be submitted as a whole or separately on the following: Carpentry, masonry, plumbing, gas fitting, ventilating and heating. Brown & Von Buren, architects, 865 Chapel st.

HARTFORD.—Estimates will be received until 2 p. m., December 30, for the construction of section "B" of the Homestead av intercepting sewer, consisting of about 2,800 lineal feet of concrete or brick tunnel, four feet nine inches in diameter. Bids will be received at the mayor's office, City Hall.

NEW BRITAIN.—Plans are being prepared for the proposed store and tenement building which John F. Sweeney contemplates erecting on Main st, between the Majestic theatre and Hanna's block. The details have not been fully decided, but it will probably be a 4-sty brick building, 96x80 feet, arranged for five stores on the first floor, offices on the second floor, and eight apartments on the upper floors.

DERBY.—Work has been started on the new house on East 9th st for Mrs. Jennie Conaty. The house was planned by E. F. Guilford, of Waterbury. E. C. Sphar is the builder, Hession Bros. doing the mason work, Little & Haggerty the plumbing and heating and Oscar Scholtz the painting.

BRISTOL.—George J. Lacourse has started work on a new house to be erected on Pond st by James Tracy. It will be of frame construction, two stories high, arranged for two families, provided with the usual conveniences.

BRIDGEPORT.—Work will be started in the spring on a new house on Maplewood av for John Jackson; frame arranged for three families. Each tenement will contain four rooms. W. J. Barmwell will do the carpenter work, the owner the mason work, Lord & Roberts the plumbing and Samuel Dawe the painting. Work will soon be started on a new house on Ann st extension for the Noble estate. P. Laister will probably do the work.

STAMFORD.—John Rourke has taken out a permit to build a new house on Seaside av for himself. It will be frame arranged for three families. Each tenement will contain five rooms and the usual conveniences will be provided.

WATERBURY.—Architects Griggs & Hunt have completed plans for a 1-sty brick addition to T. F. Lunny's livery stable on Grand st. It will be 30x60 feet, with bluestone trim, tar and gravel roof, metal cornice and skylight, addition to the plumbing and heating, etc. Owner will receive bids.

NEW BRITAIN, CONN.—The Court of Common Council has approved plans for remodeling the building purchased for a City Hall. Marcus H. White is Chn. of the Comn. having the matter in charge.

### Miscellaneous.

PASADENA, CAL.—Plans being prepared for enlarging the Throop Polytechnic Institute at Pasadena will call for an expenditure of about $2,000,000. About 22 acres of land fronting on South Wilson Ave. will be used as site for the new buildings. Walter A. Edwards is Pres. The Christian Science congregation has had plans prepared by Franklin P. Burnham, Pacific Electric Bldg., Los Angeles, for a church to cost $100,000.

GARY, ILL.—The Combined Liquid Tank & Freight Car Co. has secured a site in Gary, on which to erect ten brick buildings for the manufacture of refrigerator and stock cars to cost about $250,000.

SPOKANE, WASH.—Plans have been prepared by H. J. Williams, 428 Sinto av, for the erection of a hospital building for the Sacred Heart Hospital Co., to be built at 8th and 9th avs and McClellan st. Cost, $400,000.

CHICAGO, ILL.—The special committee appointed by President Busse of the County Board is now seeking a site for Cook County's proposed new $1,000,000 infirmary, or poorhouse. The committee has before it for consideration twenty sites, located in different parts of the county. The committee is composed of President Busse of the County Board; A. C. Bartlett, of Hibbard, Spencer, Bartlett & Co.; C. D. Norton, of the Northwestern Life Ins. Co.; Ernest P. Bicknell, secretary of the Associated Charities; John M. Ewen, consulting engineer for the county, and County Commissioners Lindblom, Hartray, Lanio, Schrodja and Van Steenberg.

TORONTO, ONT.—On Jan. 1 citizens will vote on the question of issuing bonds to the amount of $2,750,000 for a plant to distribute electric power to be supplied by the Hydro-Electric Power Commission of Ontario from Niagara Falls.

DENVER, COLO.—The German-American Indemnity Association is having plans prepared for a $100,000 office building which it is proposed erecting, but no definite location has yet been decided upon.—It is stated that plans are being prepared for a 9-sty building to be erected next spring at 15th and Champa sts by a company in which H. M. Porter and Charles Boettcher are interested. Cost, $500,000.

CHICAGO, ILL.—Plans are being prepared by Marshall & Fox, 164 Dearborn st, for an apartment house to be erected on Lake Shore Drive at a cost of $300,000.

PEORIA, ILL.—The Leisley Brewing Co. has commissioned Reeves & Baillie, Y. M. C. A. Bldg., to prepare plans for a 6-sty building to be used for business and hotel purposes. Probable cost, $300,000.

DENVER, COLO.—A. E. Wilson, of Denver, will construct a power plant on South Platte River, a short distance from Denver, to cost about $1,000,000.—Dr. Chas. Hendricks, of New York, founder of the sanitarium at Ardmore, L. I., is reported to be planning the erection of a sanitarium in Denver, to cost about $150,000.

SAN FRANCISCO.—As the result of the completion of the Bay Shore cut-off by the Southern Pacific Railroad, and the opening of this new route into San Francisco on December 8, peninsula towns and cities are developing at a rate of progress that makes California real estate booms of the past seem insignificant. The cut-off for all practical purposes has moved a score of peninsula towns seventeen minutes near to San Francisco. San Mateo and Burlingame, its neighbor, have doubled their population in eighteen months in anticipation of improved transportation. Three hundred houses have been erected in these towns in the last twelve months at an aggregate cost of $1,200,000. The improvement cost the Southern Pacific $7,000,000, but has already added three times that sum to real estate values in the territory it benefits. The extraordinary building record, of which San Mateo's is only an example, receives fresh impetus every day. At this coast town there is building a $300,000 hotel, and a great mansion for Mr. William H. Crocker. The hotel is intended to meet the demands of city business men, as well as tourist pleasure seekers. The bay towns around San Francisco, including Oakland, Berkeley and Alameda, are also feeling the impetus of boom times as a result of the beginning of the Southern Pacific's plans for the electrification of its suburban lines. Work has already been begun on the central station at Fruitvale, which will be the centre of power supply for these lines.

PADUCAH, KY.—Ground has been purchased by S. A. Bristow, Danville, Ill., connected with the Western Vaudeville Syndicate, who will erect a theater on modern lines.

CLEVELAND, O.—A combination of five of the leading clubs will probably be consummated shortly, when a project for erecting a new club house will be considered.

SANDUSKY, O.—A brick building, 70x100 ft., will be built for the Fremont Mitten & Glove Co., of which Henry Zimmerman, Fremont, O., is general manager. The general construction work has been awarded to Alfred Schnaar, Toledo.

KENWOOD, MO.—A. F. Haeussler, 514 Roe bldg., St. Louis, is preparing plans for a 3-sty clubhouse, to be erected at Kenwood, to cost about $250,000. Bids for construction will be received about Feb. 1.

SPRINGFIELD, MO.—Drury College, Mr. George, pres., contemplates the erection of a gymnasium and academic hall to cost about $500,000.

STILLWATER, MINN.—Plans are being prepared for the erection of the State's prison building by C. H. Johnson, Manhattan Bldg., St. Paul. Cost, $200,000.

ST. LOUIS, MO.—The St. Francis de Sales congregation is having plans prepared by V. J. Klutho, Benoist Bldg., for erection of a church to cost about $250,000. Rev. T. G. Holweck is Pastor.

DENVER, COLO.—A building to cost $500,000 will be built in the spring at the corner of 15th and Champa sts. It will be nine stories high, built of steel, with brick facing, and entirely fireproof. Bennett & Myers, 1010 16th st, Denver, are interested.

PEORIA, ILL.—The Leisley Brewing Co. has directed Reeves & Baillie, Y. M. C. A. Bldg., to prepare plans for a 6-sty building to be used for business and hotel purposes. Estimated cost, $300,000.

OAKLAND, CAL.—The Great Western Power Co., of Richmond, Cal., has purchased property on Brooklyn Basin, south of Fifth av, in East Oakland, to be used as a site for a power plant.

### Foreign Trade Opportunities.

(Inquiries in which addresses are omitted are on file at the U. S. Bureau of Manufactures. In applying for addresses refer to file number.)

No. 1747. Electric plant.—Information of an electric-lighting enterprise in India is forwarded by Consul-General William H. Michael, of Calcutta.

No. 1748. Wharf and canal construction.—Sealed tenders will be received until Dec. 31, 1907, for the construction of a wharf in Canada. Sealed tenders will be received until Feb. 1, 1908, for work connected with the construction of a section of a canal, also in Canada. An official announcement giving further particulars may be obtained from the Bureau of Manufactures.

No. 1749. Bridge and building material.—Consul Abraham E. Smith, of Victoria, B. C., reports that bids will be received until Dec. 31, 1907, for the metal work and fir and cedar piles to be used in the construction of swing bridge over the Fraser River, Canada. Bids will also be received during the same period for the erection of a new 3-sty and basement brick court-house at Kamloops, 200 miles east of Vancouver. Drawings, specifications, and conditions of contract and tender can be seen at the office of the Provincial Lands and Works Department, Victoria, B. C.

No. 1755. Railway Material.—An American consul in Canada furnishes the address of parties to whom applications should be made for supplying material to be used in the construction of a railroad to be undertaken in the spring of 1908. He also sends a lengthy list of new Canadian railway projects, a copy of the list being obtainable from the Bureau of Manufactures.

No. 1756. Hardware, Electrical Appliances, Automobiles, Agricultural Implements, Tools, Sewing Machines, and Furniture.—A member of a foreign legation located at Washington desires to receive American catalogues and price-lists of the above-named articles, as his government makes extensive purchases of many goods in these classifications.

No. 1757. Iron Beams.—One of the consular officers in the Levant reports that a business official there would like to hear from American manufacturers of or dealers in iron beams. Prices should be quoted per pound, delivered f. o. b. New York, and time required to deliver the same after receipt of order should also be stated. List of beams wanted may be secured by interested parties from the Bureau of Manufactures.

No. 1762. Panama Canal Supplies.—Bids will be received until January 6, 1908, by the Isthmian Canal Commission, Washington, D. C., for the supply of furniture, refrigerators, ranges, engine and generator, switchboard, boring and turning mill, journal boxes, common brick, farrier's tools, horseshoes, horseshoe nails, nuts, bolts, rivets, steel stamps, tire upsetters, carriage lamps, automobile bells, vises, fork handles, rubber and steel tires, wire, hubs, spokes, shafts, shaft couplings, paints, red and white lead, white zinc, whiting, shellacs, varnish, linseed and harness oils, turpentine, japan drier, aluminum bronze, oxalic acid, benzine, alcohol, putty, creolin, lye, mirror stone paste, soap, gold leaf, sandpaper, glaziers' points, ground glass, rubbing brick, lumber, etc. (Circular No. 408.)

# THE REAL ESTATE FIELD.

## Real Estate and Building Statistics.

The following are the comparative tables of Manhattan, The Bronx and Brooklyn of the Conveyances, Mortgages and Projected Buildings for the corresponding weeks 1906 and 1907:

### MANHATTAN AND THE BRONX.

CONVEYANCES.

| | 1907. Dec. 20 to 26, inc. | | 1906. Dec. 21 to 27, inc. |
|---|---|---|---|
| Total No. for Manhattan | 111 | Total No. for Manhattan | 208 |
| No. with consideration | 5 | No. with consideration | 18 |
| Amount involved | $162,400 | Amount involved | $1,259,750 |
| Number nominal | 106 | Number nominal | 190 |
| Total No. Manhattan, Jan. 1 to date | 1907. 11,936 | | 1906. 20,118 |
| No. with consideration, Manhattan, Jan. 1 to date | 779 | | 1,208 |
| Total Amt. Manhattan, Jan. 1 to date | $46,558,090 | | $63,788,807 |
| | 1907. Dec. 20 to 26, inc. | | 1906. Dec. 21 to 27, inc. |
| Total No. for the Bronx | 80 | Total No. for The Bronx | 108 |
| No. with consideration | 4 | No. with consideration | 10 |
| Amount involved | $48,500 | Amount involved | $121,450 |
| Number nominal | 76 | Number nominal | 98 |
| Total No., The Bronx, Jan. 1 to date | 1907. 8,761 | | 1906. 11,927 |
| Total Amt., The Bronx, Jan. 1 to date | $6,994,733 | | $8,092,601 |
| **Total No. Manhattan and The Bronx, Jan. 1 to date** | **20,697** | | **32,040** |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$53,552,823** | | **$71,881,408** |

**Assessed Value, Manhattan.**

| | 1907. Dec. 20 to 26, inc. | 1906. Dec. 21 to 27, inc. |
|---|---|---|
| Total No., with Consideration | 5 | 18 |
| Amount Involved | $162,400 | $1,259,750 |
| Assessed Value | $139,500 | $853,000 |
| Total No., Nominal | 106 | 190 |
| Assessed Value | $4,990,900 | $6,589,500 |
| Total No. with Consid., from Jan. 1st to date | 779 | 1,208 |
| Amount involved " " | $46,558,090 | $63,788,807 |
| Assessed value " " | $34,707,900 | $44,901,775 |
| Total No. Nominal " " | 11,256 | 18,905 |
| Assessed Value " " | $382,117,700 | $638,626,510 |

MORTGAGES.

| | 1907. Dec. 20 to 26, inc. Manhattan. | Bronx. | 1906. Dec. 21 to 27, inc. Manhattan. | Bronx. |
|---|---|---|---|---|
| Total number | 105 | 79 | 349 | 129 |
| Amount involved | $1,845,856 | $289,505 | $9,289,258 | $940,725 |
| No. at 6% | 54 | 42 | 104 | 46 |
| Amount involved | $574,809 | $125,180 | $1,377,811 | $200,510 |
| No. at 5¾% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5½% | 14 | 4 | 9 | 7 |
| Amount involved | $284,947 | $34,500 | $518,000 | $67,650 |
| No. at 5¼% | ..... | ..... | ..... | ..... |
| Amount Involved | ..... | ..... | ..... | ..... |
| No. at 5% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 5% | 13 | 20 | 121 | 53 |
| Amount involved | $235,500 | $93,625 | $3,439,350 | $412,065 |
| No. at 4¾% | ..... | ..... | 1 | ..... |
| Amount involved | ..... | ..... | $20,000 | ..... |
| No. at 4½% | 4 | ..... | 56 | 3 |
| Amount involved | $133,500 | ..... | $2,584,840 | $35,000 |
| No. at 4¼% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. at 4% | ..... | ..... | 7 | ..... |
| Amount involved | ..... | ..... | $541,500 | ..... |
| No. at 3½% | ..... | ..... | ..... | ..... |
| Amount involved | ..... | ..... | ..... | ..... |
| No. without interest | 20 | 13 | 51 | 20 |
| Amount involved | $617,100 | $36,200 | $807,757 | $225,500 |
| No. above to Bank, Trust and Insurance Companies | 13 | ..... | 70 | 11 |
| Amount involved | $366,000 | ..... | $2,742,590 | $195,700 |
| Total No., Manhattan, Jan. 1 to date | 1907. 11,680 | | 1906. 18,350 | |
| Total Amt., Manhattan, Jan. 1 to date | $308,786,876 | | $390,826,213 | |
| Total No., The Bronx, Jan. 1 to date | 7,786 | | 9,276 | |
| Total Amt., The Bronx, Jan. 1 to date | $68,585,569 | | $65,233,404 | |
| **Total No., Manhattan and The Bronx Jan. 1 to date** | **19,466** | | **27,626** | |
| **Total Amt. Manhattan and The Bronx, Jan. 1 to date** | **$377,372,445** | | **$456,059,617** | |

PROJECTED BUILDINGS.

| | 1907. Dec. 21 to 27, inc. | 1906. Dec. 22 to 28, inc. |
|---|---|---|
| Total No. New Buildings: | | |
| Manhattan | 8 | 9 |
| The Bronx | 5 | 13 |
| Grand total | 13 | 22 |
| Total Amt. New Buildings: | | |
| Manhattan | $628,200 | $462,000 |
| The Bronx | 51,575 | 305,450 |
| Grand Total | $679,775 | $767,450 |
| Total Amt. Alterations: | | |
| Manhattan | $157,620 | $325,400 |
| The Bronx | 2,000 | 10,850 |
| Grand total | $159,620 | $336,250 |
| Total No. of New Buildings: | | |
| Manhattan, Jan. 1 to date | 944 | 1,623 |
| The Bronx, Jan 1 to date | 1,846 | 2,127 |
| **Manhattan-Bronx, Jan. 1 to date** | **2,790** | **3,750** |
| Total Amt. New Buildings: | | |
| Manhattan, Jan. 1 to date | $72,795,250 | $108,959,415 |
| The Bronx, Jan. 1 to date | 20,584,099 | 27,616,880 |
| **Manhattan-Bronx, Jan. 1 to date** | **$93,379,349** | **$136,576,295** |
| Total Amt. Alterations: | | |
| **Manhattan-Bronx Jan. 1 to date** | **$15,935,599** | **$20,037,500** |

### BROOKLYN.

CONVEYANCES.

| | 1907. Dec. 19 to 24, inc. | 1906. Dec. 20 to 26, inc. |
|---|---|---|
| Total number | 314 | 387 |
| No. with consideration | 11 | 20 |
| Amount involved | $71,975 | $325,135 |
| Number nominal | 303 | 367 |
| **Total number of Conveyances, Jan. 1 to date** | **32,251** | **46,218** |
| **Total amount of Conveyances, Jan. 1 to date** | **$18,863,413** | **$26,615,519** |

MORTGAGES.

| | | |
|---|---|---|
| Total number | 317 | 650 |
| Amount involved | $1,093,396 | $2,761,041 |
| No. at 6% | 215 | 219 |
| Amount involved | $716,053 | $704,439 |
| No. at 5¾% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. at 5½% | 55 | 166 |
| Amount involved | $231,575 | $671,554 |
| No. at 5¼% | ..... | 1 |
| Amount involved | ..... | $65,000 |
| No. at 5% | ..... | 1 |
| Amount involved | ..... | $2,000 |
| No. at 5% | 26 | 240 |
| Amount involved | $75,857 | $1,179,380 |
| No. at 4½% | ..... | 3 |
| Amount involved | ..... | $24,500 |
| No. at 4% | 1 | 1 |
| Amount involved | $2,800 | $29,500 |
| No. at 1% | ..... | ..... |
| Amount involved | ..... | ..... |
| No. without interest | 20 | 18 |
| Amount involved | $67,111 | $84,668 |
| **Total number of Mortgages, Jan. 1 to date** | **32,756** | **39,420** |
| **Total amount of Mortgages, Jan. 1 to date** | **$138,889,521** | **$162,574,512** |

PROJECTED BUILDINGS.

| | | |
|---|---|---|
| No. of New Buildings | 64 | 85 |
| Estimated cost | $275,954 | $958,560 |
| Total Amount of Alterations | $124,778 | ..... |
| **Total No. of New Buildings, Jan. 1 to date** | **8,311** | **8,405** |
| **Total Amt. of New Buildings, Jan. 1 to date** | **$62,638,014** | **$63,159,176** |
| **Total amount of Alterations, Jan. 1 to date** | **$6,497,636** | **$5,405,830** |

## The Week.

The week just past in the realty field was dull and uninteresting, the number of transactions reported being small and on a whole unimportant. There are several good sized deals under way which undoubtedly will be put through as soon as things loosen up a little. Brokers as a general rule are looking forward to a better year in 1908 than they experienced in the one just passed. There are several good reasons why they should have better expectations. The fact that the title companies are furnishing guaranteed searches to members of the bar representing clients with money to loan on mortgages, shows that the mortgage market is beginning to look up. It will only be a short time before all the foreclosure sales will be out of the way and the property placed in hands strong enough to hold on indefinitely, if necessary, and receive good returns in the form of rentals. Why should the realty field expect to entirely escape the depression that has been noted already in both Wall street and the mercantile field?

To be sure the placing of money in real estate is much safer than the investments afforded in the "street," and as a result there are correspondingly less failures. Still there are weak holders of property. Because a piece of property is foreclosed it does not mean that the value of it has been lessened. Doesn't it rather show that the owner has over speculated? Many of the parcels foreclosed have been unimproved property, and others uncompleted houses which are not yielding returns. In a few cases houses that were finished were sold at auction, but those buildings were well occupied in almost every instance, and in ordinary times would have carried themselves nicely. If an individual requires money immediately, especially at a time when there is a shortage of this commodity, and determines to realize on something, whether stocks, jewelry, real estate or anything else, he must be prepared and willing to accept a figure less than its real worth.

Among those houses sold during the week just passed was a 4-sty tenement, No. 389 Canal st, 21.4x76.8. A 5-sty flat, 443 West 52d st, 25x100, was also disposed of as well as 530 and 532 West 133d st, two 4-sty flats, 35x99.11. The Bronx contributed a trade of a 5-sty flat on 165th st for which 4 lots on East 182d st were given as well as a number of smaller deals.

The mortgage market was inactive. The Apartment Construction Company borrowed from the Seaman's Bank for Savings, on 810 Broadway, 114.9x irregular, $140,000, at 5 per cent for five years. Julia Taggart gave a mortgage to the Monticello Realty Company for $60,000 at 6 per cent. on property situated on Audubon av southwest cor of 178th st, 189.10x100, and Audubon av, southwest cor 177th st, 199.11x100. This mortgage is

due on demand. There were but few leases reported during the week, and none had special significance.

The total number of mortgages recorded for Manhattan this week is 105 against 165 last week, and in the Bronx 79, as against 80 last week. The total amount involved is $2,135,361, as against $3,151,231 last week.

The total number of sales reported is 25, of which 5 were below 59th st, 14 above and 6 in the Bronx.

## THE AUCTION MARKET

THE feature of the auction market of the week just passed was the small number of parcels offered for sale. All told there were only eleven advertised for sale, and a number were adjourned to a future date. The parcel that attracted the most interest was put up at the stand of Joseph P. Day on Monday last. This is known as the Hotel Severance, and is situated on the southeast corner of Broadway and 94th st, 83x irreg. This sale was the outcome of an action brought by Bradley & Currier Co. against A. E. Bingham et al. The amount due was $12,002.70, taxes, etc., $17,406.66; subject to a mortgage of $230,000. This apartment hotel went to the plaintiff for $261,667. At the stand of Joseph P. Day on Tuesday, Charles E. Levy purchased for $35,006 the northeast cor of Columbus av and 109th st, 100x irreg., two 6-sty flats and stores. The elevated railroad makes the curve into 8th av at this point. Mr. Levy also purchased 50x72 on Cathedral Parkway, south side, 175 feet west of Manhattan av, a 6-sty flat, for $23,532. The 6-sty flat and store in 116th st, 256 feet east of Park av, was knocked down to H. H. Jackson, the plaintiff, for $52,000.

At the stand of Hugh D. Smyth on Thursday three lots on Walton av, 176.7 feet north of Burnside av, were knocked down to the plaintiff, S. E. Osserman, for $8,800, and on the same day at the stand of Joseph P. Day, Charles M. Rosenthal bought for $46,750 a vacant plot measuring 150x125, in Mount Hope pl, 125 ft east of Jerome av.

There were no voluntary sales during the week, for people have realized that it is best to hold over for a few months where it is possible because they are confident that better prices will be received in the spring of next year.

## Negotiable Titles.

By FRANCIS C. NICHOLAS.

DURING a series of explorations in tropical countries I had occasion to investigate the titles to a series of properties and came across a very interesting method of co-operative real estate ownership, one that seems peculiarly adapted to operations of development, particularly in regard to wild lands, timber properties and the like. I found the titles to the properties to be examined consisted of a series of shares or "acciones," as they were called in the country where the lands were located. The property was a very large one and was organized on rather loose lines, a majority of the shareholders being in absolute control. The other properties were organized more throughly and an elaborate system of land shares had been developed and was generally in use throughout Spanish countries. Under this plan a property is held in common, each share representing so much of the land and giving the owner the right to occupy the portion represented by his share. The owners were entitled to occupy so long as it suited their convenience, and were the owners of their improvements; on vacating the lands any other shareholder could occupy them. The lands were used largely for grazing purposes, each shareholder keeping a certain amount of stock on the property, the position being somewhat similar to that formerly accepted among the cattlemen on the public ranges of the United States where each grazed his cattle and drove them about at his pleasure. In the case which I had to examine there was this important difference, the shareholders only had the right to use the lands for grazing, and the shares were considered a very valuable asset. If any one in that region wished to graze cattle all he had to do was to buy or rent a certain number of shares, so many head of cattle being allowed to an acre, and the shareholder could pasture the number of cattle to which he might be allowed in accordance with the number of his shares. This was a very simple organization. I found others which were more elaborate, where there was co-operation among the owners and dividends were paid on the shares, so that they were held for investment, as well as for the benefits of owning real estate.

The plan seemed one of perfect co-operation between land owners and those who would operate property. The plan of procedure in organizing a land share estate is about as follows: A piece of property which is thought desirable is purchased, it is then registered as having been placed in a land share estate and the rights to which each share may be entitled are recorded. The shares are then issued and are transferrable the same as a certificate of stock, in fact they constitute a certificate of stock, but the property which they represent cannot be mortgaged, sold, or disposed of, though each individual may do as he pleases with his shares—sell, mortgage, or rent them as he may see fit. Usually an administration board is elected by the shareholders, and if it is to be a full administrative land estate, this board manages the property and acts as a board of arbitration to settle disputes, etc.

The shareholders have two privileges, one of using the lands in co-operation with the administration board, and the other of receiving dividends out of a common fund, to which all contribute a certain portion of the product. It usually happens that of those who buy shares some wish to occupy the property and some simply wish to hold them for security and income, the investment value being that the dividends from the common fund are usually substantial. Those who occupy the lands are usually glad to contribute to this fund, because of the benefits of improvements from the money obtained from the sale of shares to those who buy for investment. Interested parties are always on the property, consequently the administration is good, and usually favorable results are obtained; in fact, it is always so, because all the natural products can be gathered and of the portion of cultivated products delivered to the common fund a just distribution is made; those living on this property see to this proper distribution, it being to their interest to do so.

A person occupying the lands has the benefit of co-operation with the administration, in the sale of his products, has the benefit of the money invested by those who simply hold their shares for investment, has an assurance of dividends on his own shares in common with all the others, resulting, that if his crops fail, some one else planting other materials and obtaining their products will have a successful crop, out of which there will be something for the common fund, against which all can draw.

This plan works so favorably in southern countries, and the land shares have such an excellent investment position that it seems worthy of attention in this country, as a means of making available for investment and speculation our immense stretches of inactive timber, mineral and agricultural lands. And further it seems probable that if the numerous land companies had been organized on these lines, so that those who bought the shares would have an actual hold on the property, the results would have been as favorable in our country as they have been in Spanish-American countries.

It is well known that lands cannot get away, but they are difficult to sell because of their immobility. A land share certificate seems to put lands in a very convenient position. All the security of real property is maintained, all the convenience of stock certificate is developed, and with an administration board to operate and take care of the lands they become increasingly valuable. There are some land share estates which have become so valuable that one share is looked on as a competency, and in southern countries land shares are considered the most conservative and profitable of all investments, being held in esteem similarly as we hold government bonds and the choicest gilt-edge securities.

## "Prosperity Panic" a Boon to Realty Market.

In referring to the outlook of the real estate market Mr. Edward J. McCormack, of the McCormack Real Estate Company, said on Friday: "The wish is so often father to the thought, and real estate men are, of necessity, so generally optimistic, that sanguine opinions on the outlook, coming from real estate men, do not always receive the credence they deserve. During the past few weeks, however, encouraging statements on the outlook have been made by prominent real estate men whose character and business methods justify every confidence. One especially well-known man among them lately characterized the financial disturbance as a 'prosperity panic,' and he gave reasons for his opinion which forcibly established its soundness. There is one point, however, which has been, more or less, overlooked, and which, I think, adds another reason for the growing feeling of optimism concerning the outlook:

"I believe that our 'prosperity panic' has proven, metaphorically speaking, a clearing house for real estate propositions generally. What is more certain than that the sound real estate propositions, those backed up by the honest methods of honest men, have passed through the clearing house without other vital effect than that of being well rid of contemporaries whose methods have tended to destroy public confidence in the whole real estate field?

"There are, unfortunately, in the real estate field, as in other lines of business, unscrupulous men who prey upon the confidence of the investor. But I believe that the real estate business, particularly in New York City and vicinity, has been largely purged of the unscrupulous class. The result, then, cannot fail but be that confidence in real estate investment has been by just so much increased.

"The very details which enter into the sale of property, contracts, deeds, titles, transfers, are such that those who have made a practice of resorting to trickery in handling real estate have been effectually branded by the clarifying action of our 'prosperity panic,' and thrown, like bad checks, out of the clearing house, and discredited.

"Returning confidence in the money situation has already a forerunner in the evidences of quickly returning confidence in real estate values. I believe that nothing will have proved of

so much benefit for some time to the real estate market than our 'prosperity panic,' and I make this strong assertion after close study and intimate knowledge of conditions.

"It is up to real estate men everywhere to so conduct their business as to justify continued and increased public confidence. This creed should be over the door of every real estate office in the country, and should be closely followed:

" 'We believe in what we are selling. We believe that honest goods can be sold to honest men by honest methods.' "

## Laws Relating to Real Estate During 1907.

(Continued from page 1042.)

vendee are continually in the courts. Some of the questions arising under contracts which have been decided, are the following:

The Appellate Division of the Supreme Court in the Second Department in the case of Woodenbury against Spear, decided very recently, and not yet reported, has held that violations noted in the books of the Tenement House Department are not encumbrances affecting marketability. Unless it be specified in the contract that premises are to be conveyed free of violations, under this decision no objection can be raised.

A purchaser at judicial sale will be released from his purchase if the property is affected by restrictive covenants not specified in the terms of sale. (Heim vs. Schwoerer, 115 App. Div., 295.)

Where a vendor agrees to convey by quitclaim deed, this does not mean that he is not agreeing to convey a good and marketable title; and if the title be not marketable the purchaser need not take. (Wallach vs. Riverside Bank, 119 App. Div. 238.)

If the vendor agrees to convey property by proper deed, although he tenders a conveyance containing the same description as that in the contract, if the boundaries of the property be uncertain, the purchaser is not required to take. (Wadick vs. Mace, 118 App. Div. 777.)

If the purchaser has a valid objection to the title it is not necessary that he make tender of performance on his part. (Lese vs. Lawson, 118 App. Div. 254.)

If a notice of lis pendens be filed against the property, that of itself does not make the title unmarketable. It is necessary to examine into the claim intended to be enforced, and if on the face of the notice and complaint the action cannot succeed, the lis pendens will not constitute a cloud on the title. (Baecht vs. Hevesy, 115 App. Div. 509.)

The relation of landlord and tenant has been passed upon as follows:

A covenant in a lease for its renewal from year to year making it practically a permanent lease, is enforceable. (Hoff vs. Royal Metal Co., 117 App. Div. 884.)

Where a lease has been terminated by summary or dispossess proceedings, the defendant, though relieved from liability to pay rent, is not released from action for damages on the covenant to pay rent. (Slater vs. Von Charus, 122 App. Div. 16.)

Where a lease contains a covenant against assignment, a reletting of the entire premises for the entire term is held by the Appellate Division to be equivalent to an assignment and to operate as a breach of the covenant. (Herzig vs. Blumenkrohn, N. Y. Law Journal, Dec. 14, 1907.)

An important decision relating to the Tenement House Law is that in People ex rel Gabriel vs. Butler, 115 App. Div. 655, to the effect that the provision of the Tenement House Law requiring an interior yard between houses on lots running from street to street has no application to a house built on one of two streets which come together at an acute angle, leaving space fronting on the other street for yard and light and air space.

The right of the Board of Estimate and Apportionment of the city to close streets without the matter being first passed upon by the local board of the district was adjudicated in Rice vs. City of New York, 188 N. Y., 58.

Of course, there have been a number of other decisions of more or less general interest, but it is impossible to enumerate any more in the space available for this article.

### McCormack Realty Co. Plan Dinner at Shanley's.

President Edward J. McCormack and Vice-President D. Maujer McLaughlin, of the McCormack Real Estate Company, will follow their custom of several years of having their employees as their guests for an annual entertainment. The employees from each of the three New York City offices and from the suburban offices, from the departmental heads down to the smallest office boy, will be dined at Shanley's, 42d st and Broadway, Manhattan, at 6 o'clock on Dec. 28. From dinner, the party will go to the Knickerbocker Theater, where Victor Moore is playing in "The Talk of New York." Mr. Moore, who is interested in Long Island property, having early this month added to his realty holdings by purchases at the McCormack Company's development at Floral Park, will be among the guests at dinner. The guests number seventy-five. This is exclusive of the sales agents of the McCormack Company, who will be entertained by Mr. McCormack and Mr. McLaughlin at a stag to be given later in the winter.

## Real Estate as a Business.

THE real estate business is unlike other kinds of business, in that it requires not merely ordinary business training, but a knowledge of matters which appertain specially to that business. A real estate agent should know not only what sales have been made that tend to fix prices, but what negotiations there have been. Not only must he judge of what land and houses are worth to-day; but he must be a good judge of what increase there will likely be in the value of the land, so that his client may profit by the labor of others.

He should thoroughly understand the equitable adjustment of the many differences that arise between buyer and seller, giving each a square deal. He should see that his customers, when buying property, get what legally belongs to them; and that when selling property they do not part with more than they know they are selling. He should realize thoroughly the importance of not tangling titles and know how to avoid doing so.

The real estate agent should know from practice how to draw all forms of contracts, deeds, bonds and mortgages, assignments of mortgages, leases, liens, etc., dates when taxes, water rates and assessments are due, and he should always advise the purchaser to have the titles searched by some competent lawyer or title company.

Many agents do not understand these matters, and consequently serious complications arise. No one would take a horse to a jeweler to be shod or a watch to a druggist to be repaired, and yet some people think that anyone can attend to the vastly more important matter of the purchase or sale of real estate. An illustration of the effect of oversight was related once in the New York "Times." A widow in Rochester, Ind., rented a property for a term of years and forgot to reserve the right of entrance through a hallway to rooms she retained upstairs. She had to pass through the tenant's parlor to get to the stairs. He therefore protested and later served her with a trespass notice, and she and her son now have to climb a ladder to the roof and enter through the attic.

To the person who has never bought property or been "stuck" all real estate men look alike; but as the widow discovered there is a wide difference between the agent who gives a real service and the agent who merely makes a commission.

At the closing of the title, the seller should exhibit his receipt for taxes and arrears of taxes and assessments if any. He should produce his fire insurance policy covering the improvements; if there is a mortgage on the property the holder of the mortgage should have the original policy and the buyer should receive a duplicate of it, allowances for the premiums should be calculated, and upon the closing of the title the new owner's name should be substituted for the old owner's name on both policies. When there is a mortgage receipt for the last payment of interest it should be submitted to the buyer.

In case of tenancy an assignment of the rents to the new owner should be obtained in writing, also assignment of the leases if any and the rents should be pro rated to date of the closing unless otherwise agreed upon. The buyer should be placed in possession of the property at the closing of the title.

Any and all charges against the property should be paid upon the closing of the title. Remember, that after the title is closed the buyer has recourse only to such warranty as is definitely recited in the deed. A bargain and sale deed gives no redress whatever as against the immediate grantor. A quit-claim deed conveys nothing; it only shows that some one who is not the owner relinquishes some real or alleged claim against the property. Finally, a sufficient title is not what a title company will always guarantee. All encumbrances against the property should be recited in detail in the conveyance, as it may be necessary to assume such encumbrances as part of the purchase price expressed in the deed.

When buying vacant land first find out if the land is free and clear, and if it is mortgaged ascertain how a release from the lien of the mortgage may be obtained; any agreement between you and the seller cannot change the conditions expressed in a mortgage covering the property; the mortgagee should be seen and his agreement taken in conjunction with the seller's agreement that the land shall be released from the mortgage upon payment of so much money, in accordance with the terms of the mortgage. When buying it is always best to engage the services of a good lawyer or the title company right from making of the contract, for the action of the lawyer or the title company is based on the contract. A good real estate man will shape the deal for the lawyer or title company to take hold of in good clean shape.

It takes a good many years of study and experience to develop a first class real estate agent, so he can earn money enough for himself and get money for his client.

Berkeley Heights, N. J. WILLIAM JEFFERY.

Joseph P. Day is going to sell at auction next month the 9-sty Hotel Marseille located at the southwest cor. of Broadway and 103d st, 100x120. This is to satisfy a judgment amounting to $66,000, secured by Joseph Hamerschlag against the Netherlands Construction Co. The property is subject to prior mortgages amounting to $638,716.12.

# A Review of The Real Estate Year 1907

AND

# A Forecast of the Year 1908

## The Evening Post

last year, for the second time, devoted an entire section of its December 31st edition to an annual review and forecast of the Real Estate world, modelled after its famous financial review. It received such strong commendation that it was decided to make it a permanent feature of the last-day-of-the-year issue.

### CONTENTS THIS YEAR

THE REAL ESTATE REVIEW will contain a complete exposition of all the features of the market of the last year, besides special articles in which public improvements and their relation to the market will be discussed at length. The activity of the year in each borough of New York City and the resultant growth will be treated in special chapters, while New Jersey, Connecticut, Long Island and Westchester County will each be dealt with under separate heads.

The private sales branch of the market and the auction room will be reviewed by experts who have played a leading part in the business of the last year. Special authoritative articles will appear in which the questions of mortgage conditions, land speculation, reconstruction, labor and material, rapid transit, and building loan operations will be discussed.

In this number will appear special articles by persons eminently qualified by experience to discuss local conditions, in which the future of the metropolitan real estate market will be treated from the standpoint of the investor, the builder, the speculator, the operator, and the mortgage lender. Many of the leading realty experts who aided in making successes of former Evening Post Real Estate Reviews will again be represented by interesting and valuable articles.

Copy for advertisements in order to obtain insertion in this section should be in hand by 2 P. M. Monday, December 30th. There will be no increase in the advertising rates for this issue; the usual card rates will prevail.

Those desirous of obtaining copies of this edition, containing the Annual Financial and Real Estate supplements, should place their order with their newsdealer, or with this office in advance, as the edition will be limited. Price by mail 5 cents per copy

## The Evening Post

**20 Vesey Street** **New York**

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## Who's Who in Real Estate.—V.

DOUGLAS ROBINSON has for years been closely identified with real estate in New York. Besides being the owner of a number of parcels in fee, he is interested in several other valuable holdings, the titles of which are vested in the names of realty corporations. Some time since the firm of Douglas Robinson, Charles S. Brown & Co. was incorporated with a capital of $200,000, to do a general real estate business. Mr. Robinson was elected president, Arthur W. Weed, secretary, and William R. Buchanan, treasurer. Besides these gentlemen the directorate includes Charles S. Brown, Lathrop Brown, Eugene S. Goadly, Kenneth D. Robinson, Arthur W. Francis, William H. Wheelock, Charles A. Cone and T. Douglas Robinson. This firm has three offices, one on lower Broadway, one in the central Fifth avenue section and the third on upper Amsterdam avenue.



DOUGLAS ROBINSON.

Mr. Robinson, it will be remembered, was appointed receiver in 1905 for the Merchants' Trust Company, which closed its doors shortly after the "Sully" corner in cotton. He subsequently was made one of the appraisers of the Equitable Life Assurance Society's properties. A short time since he received the appointment as one of the receivers for the New York City Railway Company, which is generally called the "Metropolitan Street Railway Company."

Among the companies he is interested in the following named ones deal in realty: President and director of the Douglas Land Company, and director in the Realty Associates and the Stuyvesant Real Estate Company. This last named corporation is the owner of several choice parcels in the "thirties," both east and west, besides owning downtown property.

The following list of properties as they appear in the Real Estate Directory will give an idea of Mr. Robinson's present holdings: Nos. 422 Madison avenue, 147 East Fourth street, 412 and 414 East Fifth street, 304 West Fourteenth street, 253 West Fourteenth street, 60 East 130th street, 54 East 130th street, 513 West 185th street. He is a party in interest in the northeast corner of Park avenue and Seventy-first street. He also owns a little strip of land only four feet wide and 125 feet deep on the east side of Park avenue, between Seventieth and Seventy-first streets.

### Winner of a Prize House.

The prize house contest at Wood, Harmon & Co.'s South New York Addition No. 4 was announced on Monday afternoon. The winning reason had been selected from among eighteen of the over 1,000 submitted by an informal gathering of advertising men at a luncheon at Hahn's on Saturday afternoon. It was selected only after several ballots had been taken and a general discussion indulged in by those present, advocating the value of the reasons which had been voted for. The reason selected was found to have been sent in by Mr. Alexander Ritoff, 1128 Forty-fourth street, Brooklyn, and was as follows:

"Considering its cheapness, its distance from the business centre (8 1-2 miles), its transit facilities, the advantages of the building fund, and above all the fact of its BEING IN NEW YORK CITY, adding the reliability of Wood, Harmon & Co., South New York is an investment par excellence."

### Quotations: Real Estate and Building Corporations.

(Corrected by Herrick, Hicks & Colby, 7 Wall st.)

| | Int. rate. | Int. period. | Bid. | Asked. |
|---|---|---|---|---|
| | % | | | |
| Alliance Realty Co | 8 | Q-J | 95 | 115 |
| Bond Mortgage Guarantee Co | 12 | Q-F | 260 | 300 |
| Century Realty Co | 10 | A & O | 180 | 195 |
| City Investing Co | 6 | M & N | 55 | 65 |
| Hudson Realty | 8 | Q-J | 100 | 120 |
| Lawyers Title Ins. & Trust Co | 12 | Q-F | 175 | 185 |
| Lawyers Mortgage Co | 10 | Q-J | 165 | 178 |
| Mortgage Bond Co | 4 | Q-J | 83 | 90 |
| N. Y. Mortgage & Security Co | 10 | Q-J | 120 | 135 |
| Realty Associates | 8 | A & O | 100 | 105 |
| Title Guarantee & Trust Co | 16 | Q-J | 345 | 355 |
| Title Ins. Co. of N. Y | 7 | A & O | 120 | 140 |
| Thompson-Starrett Co., common | 8 | J & J | .. | .. |
| Thompson-Starrett Co., preferred | 8 | M & N | .. | .. |
| U. S. Mortgage & Trust Co | 24 | J & J | 375 | 425 |
| U. S. Title Guaranty & Indemnity Co | 6 | Q-J | 75 | 90 |
| Westchester & Bronx Title & Mortgage Guarantee Co | 5 | J & J | .. | 150 |

# PRIVATE SALES MARKET

### SOUTH OF 59TH STREET.

#### Canal St. Property Changes Hands.

CANAL ST.—E. Amelia Rader sold through William Fischer 389 Canal st, a 4-sty tenement with store, built 39 ft deep with 2-sty extension, 58.6 ft. north of Thompson st. This building is at the intersection of Laight and Canal sts and is on plot 21.4x76.8. This property has not been transferred since 1846. The buyer is John Rauft of 83 Bleecker st, who also owns 56 Audubon av, a 2-sty frame dwelling, 25x100, subject to a mortgage of $6,000, and 58 Audubon av, vacant, 25x100.

#### Estate Sells Old Holding in Front Street.

FRONT ST.—Charles F. Noyes sold for Phillips & Avery, representing the heirs of Peter Lorillard Ronalds, 348 Front st, 20x70, vacant, to James F. Cosgrove, who will improve the plot with a stable. This property is between Gouverneur Slip and Jackson st, and near Corlears Hook Park, and has been in the seller's family for over a hundred years. Mr. Ronalds died about two years ago, and prior to that time the property was held by him in trust.

GREENWICH ST.—James H. Cruikshank bought through J. Romaine Brown & Co., 533 Greenwich st, a 3-sty building, 25x51. The buyer will erect a 7-sty loft building.

52D ST.—William P. Jones & Son sold for Carl Mayhoff to Henry N. Boehack, for investment, 443 West 52d st, a 5-sty flat, 25x100.5, irregular, 225 feet east of 10th av. Across the street is the Sacred Heart R. C. school.

BOWERY.—Douglas Robinson, Charles S. Brown & Co., resold for Isidor H. Kempner, 292 Bowery, a 5-sty building, 22.6x79.5x irregular, 66 feet north of East Houston st, to J. Nenst.

### NORTH OF 59TH STREET.

#### Physician Purchases Building for Sanitarium.

67TH ST.—The League Realty Co. (David H. Hyman, President) sold 149 and 151 East 67th st, a 6-sty structure, 56x100, to a physician. This building was purchased on July 31, 1905, by the Stranger Rheumatism and Gout Institute (Incor.), which was not a success, and a foreclosure took place on Nov. 20, 1906, when the League Realty Co. purchased it for $43,500 above a mortgage of $48,500. The report is that the physician who purchased the property will use it for sanitarium purposes, the idea being that other physicians can send private patients there and at the same time retain control over them. This will fill a long-felt want in this city. Adjoining this property on the east is the police station house, and a public school is directly back of it, on the north.

69TH ST.—Warren Leslie bought from Marion B. Kress 110 West 69th st, a 4-sty and basement stone front dwelling, 18x100.5. Subject to mortgage of $21,000. On the same block is St. Stephen's church and "Spencer Arms," a 12-sty apartment ,161-112.

#### Dwelling Bought for Occupancy.

81ST ST.—John J. Kavanagh sold for J. Clarence Sinclair 54 East 81st St, a 4-sty stone front dwelling, 16x102.2, to Edward J. McGuire, a lawyer of 52 Wall st, for occupancy. Across the way is St. Catherine's Convent, 300x204, which adjoins the "Coronado," a 7-sty apartment, 52x100.

82D ST.—T. Scott & Son sold for Ida Seich 201 East 82d st, a 3-sty and basement, high stoop dwelling, 18.9x82. This property is placed on the market for sale and the new asking price is $17,500.

94TH ST.—Leopold Friedheim sold to Herman Bass for investment the 5-sty apartment house 78 West 94th st, adjoining the southeast cor of Columbus av, 50x72.8, and is built to a depth of 60 ft.

#### Woman Investor Purchases Apartment.

99TH ST.—William K. Everdell sold to Mrs. Grannis the "Graystone," a 7-sty and basement elevator apartment house, 304 West 99th st, 45x89.11, between Riverside Drive and West End av. This house is in a desirable apartment house neighborhood, adjoining the "Rosary," a 45-ft. apartment which adjoins "Buckingham Court," an 8-sty apartment 120 ft. front and built to a depth of 88 ft. Directly on the rear is "Schuyler Arms," a 7-sty house, 120x80x100.11, and all the property on the north side of 99th st is vacant, increasing both light and air.

#### George F. Picken Sells Three Dwellings.

119TH ST.—George F. Picken sold for Reuben W. Ross, of West Rutland, Vt., a client of H. S. Wright, 147, 149 and 153 West 119th st, three 3-sty and basement stone front dwellings, 20x50x100.11 each, to Israel Labowitz. Mrs. Dr. Savage owns 151, a similar dwelling.

132D ST.—Bernard Smyth & Sons sold for Caroline Straube 149 West 132d st, a 5-sty double flat, 25x100. This building is built to a depth of 76 ft and has a row of private houses in the rear.

#### Trade on East 165th St.

165TH ST.—H. P. Hertz & Co., in conjunction with F. J. Wood, sold for Toelbery Bros. the 5-sty flat on the northeast cor 165th and Tiffany sts to Arthur Seigler, who gave in part payment 4 lots, 100x126, on the east side of Morris av, 97 ft north of 182d st.

WEST END AV.—George F. Picken sold for Pauline Miehling 854 West End av, a 4-sty American basement dwelling, 17x72, to Israel Labowitz for occupancy. This property is 33.11 feet south of 102d st and is built to the depth of 55 feet. On the south is a 6-sty apartment 50x86x100.

2D AV.—Ernest N. Adler sold for Julius Bachrach, to Herman Heidelberger, of 1606 Av. A, a 4-sty tenement with stores, 1415 2d av, 25.3x67. Mr. Heidelberger and Nellie Heidelberger own jointly 1601 Av A, as well as the property in which they live.

### WASHINGTON HEIGHTS.

#### Large Plottage Sold on Washington Heights.

BROADWAY.—Adolph Lewisohn, who owns most of the block front on the west side of Broadway, between 157th and 158th sts, bought from the Lansing Co. (Grinnel estate) the remainder of the block bounded by 157th and 158th sts, Broadway, Riverside Drive and Audubon pl. L. J. Phillips & Co. and Richard Alexander were the brokers in the deal. Mr. Lewisohn latest purchase involves a triangular plot at the intersection of Riverside Drive and 158th st, 165.8x109.10x124, at the junction of Riverside Drive, and also a

# WANTS AND OFFERS

INVESTMENT PROPERTY;
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N. L. & L. OTTINGER,
31 NASSAU ST.

IF INTERESTED in real estate along the Jersey Coast, get my appraisal before purchasing or loaning money on it. JACOB A. KING, 596 Broadway, N. Y., or West End, N. J.

149 W. 61ST ST., a four-story brown stone dwelling for sale. JACOB A. KING, 596 Broadway, or 51 W. 125th St., N. Y.

A hotel manager that can manage and get results, also able to get to the bottom of facts, operating expenses, etc., is open for engagement with view of purchasing an interest. Box 115 care of Record and Guide.

YOUNG MAN, experienced, seven years with last employer; one or more high-class apartment houses or office buildings to manage; renting, collecting and repairs. "G. C.," c|o Record and Guide.

**CASH FOR SECOND MORTGAGE.**
Will purchase good second mortgage, part cash, part equity, in choice plot of Yonkers lots. H. J. DOUGLAS, Mt. Vernon Trust Co. Building, Mt. Vernon, N. Y.

BOOKKEEPER, estimator; can take full charge building contractors office, desires position. BOX 507, Record and Guide.

WILLIAMSBURG.—100 lots to exchange for apartment, loft building, or hotel. Brokers protected. B. B. WOOG, 135 Broadway, N. Y.

ATTENTION.
ESTATES—LENDERS—BROKERS.
Want building loans on two-family houses and three-story cold-water tenements in Long Island City and Brooklyn. Also loan for a loft building in Manhattan. Pay reasonable commission and fees. B. B. WOOG, 135 Broadway, N. Y.

AN ESTABLISHED Real Estate Business in the Pennsylvania district having control and management of a good line of properties, wishes to combine with an individual or concern having a like management and control. Such a combination would result in less expense, better and more economical management of property and every prospect for working up a large and profitable business. The best references will be required and the best will be given. BOX 702, c|o Record and Guide.

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TITLE DEPARTMENT, 37 LIBERTY ST. }
Title Department and Trust and Banking Department,
Brooklyn Branch, 188 Montague Street.
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FOUR VOLUMES.—Full set of Hyde's Real Estate Maps of Manhattan, corrected to date; in perfect condition. Price, $125. JAMES K. HOLLY, 51 Liberty St., N. Y.

EXPERIENCED ESTIMATOR and salesman for tile and marble work desires position. Can take measurements, attend to collections, etc. "F. A.," Record and Guide.

WANTED.—Female waitress in the Assistant Superintendent's quarters at Bellevue Hospital; also to assist with other duties. Salary, $20.00 per month and maintenance. Apply to ASSISTANT SUPERINTENDENT'S OFFICE, First Avenue and 26th Street. Applicants must speak English. (40162)

**If you want to know who is building, and who, therefore, is in the market for building materials, read the RECORD and GUIDE.**

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*(Organized Under the Banking Law)*
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small gore at the intersection of Boulevard Lafayette and Broadway, 35x18.9, which is to be taken by the city for the opening of 157th st. Mr. Lewisohn's entire holdings at this point now front 199.10 feet on Broadway, 267 feet on Boulevard Lafayette, 32.9 feet on 157th st, and 209.10 feet on 158th st. A taxpayer occupies part of the Broadway front, but it is the intention of Mr. Lewisohn eventually to improve the entire plot with a large apartment house. The larger parcel purchased by Mr. Lewisohn to-day is part of the original Audubon Park property, which extended from 155th to 158th st, commencing about 100 feet west of Broadway and running westerly to the Hudson River. The only two other parts of the park that have been sold by the Grinnel estate involve two parcels on the north side of 155th st, west of Broadway, which were acquired by Archer M. Huntington as sites for the Numismatic Society and the Hispanic Society buildings, which are shortly to be thrown open to the public.

## BRONX.

EDENWALD.—Peter Axelrad sold for George Root 16 lots at the southwest cor of Seton and Monticello avs, Edenwald, 200x200. The purchaser will erect two-family houses on the premises.

EDENWALD.—The Land Companies of Edenwald sold to M. Ansorge 2 lots at the cor of Randall and Doon avs.

### Exchange Consummated in the Bronx.

HOME ST.—John A. Steinmetz sold for Henry Barge lots 93 to 96 in the Vyse Estate property, an irregular plot at the northwest cor of Home st, Longfellow av and West Farms rd. In exchange Amelia Steinmetz gave lots 151 and 152 on Rosedale av, in the Mapes Estate, with two 15-room dwellings thereon, and the two-family house on lot 25 in the Dore Lyon property.

173D ST.—A. Friedberg sold for Theodore Christofel to Rose Griemle 416 East 173d st, a three-family house, 20x100.

AQUEDUCT AV.—Finney & Mathews, in conjunction with John G. Scharf, for William Simpson, sold 50x100, on the east side of Aqueduct av, 25 ft south of 181st st to Edward F. Maloney. Diagonally opposite is the University of New York.

ROSEDALE AV.—John A. Steinmetz sold for Herman Meyer the one-family dwelling on lots 463 and 464 Rosedale av, 50x60, in the Mapes Estate, to Henry Schoen, and for S. B. Steinmetz to Henry Schoen lots 5, 6, 7, each 25x100, and lot 32, 25x84, in the Catholic Protectory property.

## LEASES.

G. Tuoti & Co. leased for A. Hollander the property 412 East 74th st for a term of years at an aggregate rental of $9,000.

Geo. R. Read & Co. leased for A. M. Bullowa to B. Lowenthal & Co., 450 Greenwich st, a 4-sty business building, for a term of years.

Louis Becker & Co. leased for Michael A. Hoffmann the brick stable, 168-170 Dyckman st, for a term of years to Messrs. Brower & Deas.

Jesse T. Meeker leased for Ottinger Brothers and I. S. & M. S. Korn to A. E. Scallen the store at 1456 Broadway. The lease is for a term of years.

The Cuozzo & Gagliano Co. leased for Louis Kovner to a client the 6-sty house at 151 East 26th st, for a term of years at an aggregate rental of $30,000.

The Duross Company leased for the Moore Estate to Michael Farley the building 100x100 at the southeast cor of 22d st and 11th av for a term of 21 years at an aggregate rental of $250,000.

G. Tuoti & Co. leased for Michael Marrone to Pasquale Leggiardo the northwest cor of 153d st and Morris av, a 6-sty tenement, 50x100, for a term of years at an aggregate rental of about $5,000.

The H. H. Fuller Realty Company leased for Arthur M. Bullowa the building at 437 Washington st to the Empire Ornamental Glass Company for a period of 10 years. The company will occupy the entire building after it has been altered and enlarged.

Brunswick Realty Company leased through H. L. Moxley & Co. to the Success Magazine Company the entire 12-sty fireproof building now in course of construction at 27 and 29 East 22d st, 52x100. The lease is for a long term of years. Frederick C. Zobel is the architect.

S. B. Goodale & Son have leased 7,500 sq. ft. in the building 61-71 Greenwich av for Monahan Express Company to The Dearborn Mfg. Co. Also for Edward H. Litchfield the 8-sty store and office building 41 West 24th st to Hans Vyth for a term of 15 years. Lessors will make alterations and use same for a hotel.

S. B. Goodale & Son leased for John Yard the 6-sty elevator, store and loft building 148 and 150 West 23d st for a term of years to L. M. Hirsch, who will make extensive alterations and occupy store, basement and first loft for the retail show business and will rent the upper lofts to tenants requiring space in this vicinity.

J. M. Ferris leased the building on the northwest cor 43d st and 6th av for a term of 15 years, for the Macy estate, to H. D. McKenzie; also the northwest cor 124th st and Amsterdam av for E Benedict, for a term of 10 years, to E Hauch; also 371 West 125th st, for F. Kinsman, Jr., to Charles Schlessinger & Sons, for 5 years; also the northeast cor Lenox av and 135th st, for McKinley Realty and Construction Co., to Charles Meyer, for a term of 10 years.

E. A. Turner leased for Mrs. Julia De Witt Thompson 33 West 28th st for a term of years to the Misses Voris, formerly of A. A. Vantine & Co.; also, for Henry Goodkind, a floor at 40 West 28th st, to A. Bjorek & Co., of Stockholm, Sweden, publishers of Swedish books; also, the third floor in the same building to A. L. Jones. Mr. Turner intends to remodel for a client the dwelling 75 Madison av, putting in stores on two floors, with bachelor apartments above.

### Low Dutch Church Leases Holdings.

A. & M. Jacobs leased for the Reformed Low Dutch Church of Harlem to George B. Corsa, 126x150, at the northwest cor of 3d av and 121st st, for a term of 21 years with two renewals. For the first term the annual rental will be $16,000. The same brokers have also secured a building loan of $50,000 from the church for the lessee, and the entire plot will be improved immediately with a store and office building. The ground has been owned by the church since 1660. A building that was long occupied by Cowperthwait & Sons stood on the plot until last January, when it was destroyed by fire.

## SUBURBAN.

### Staten Island Acreage Resold.

ANNADALE, S. I.—The property of the Edgar Estate on the Annadale Road, Staten Island, sold last summer by Cornelius G. Kolff, has been resold by the same broker to Charles I. Minkoff of Manhattan. The property consists of a 10-acre plot on the west side of Annadale Road, near Washington av.

### Interesting Sale in Noroton, Conn.

NOROTON, CONN.—Archibald C. Foss sold for Harvey N. Weed a tract of about 10 acres at Noroton, Conn. An interesting feature of this transaction is that the property has been uninterruptedly in the possession of Mr. Weed's family since colonial days. In 1766 Hezekiah Weed added to the land he then owned by purchasing about seven acres from Jonathan Clock. The consideration was £53 3s. 1½d., and Mr. Weed has the original deed. With the exception of several pieces taken by the New York, New Haven & Hartford Railroad for railroad purposes and by the town for a highway, the town records show no changes in the ownership since the above date.

## REAL ESTATE NOTES

Caroline Straube sold 149 West 132d st, a 5-sty double flat 25x100.

Full set of Hyde's Real Estate Maps of Manhattan, corrected to date. See Wants and Offers.

An advertiser will purchase good second mortgage on a choice plot of Yonkers lots. See Wants and Offers.

Sarah J. W. Bent recorded a lease to J. L. Post of the property 216 and 218 6th av for two years at $13,200 a year.

One hundred lots in Williamsburgh to exchange for an apartment house, loft building or hotel. See Wants and Offers.

The Harlem Property Owners' Association met last Friday evening in the Twelfth Ward Bank Building, 147 East 125th st.

John Ryan sold 131 East 91st st, a 3-sty dwelling 17.6x50x78, situated 92.6 ft. from Lexington av and diagonally opposite the "Trent" apartments.

The Charlrick Realty Co. reports the sale of 222 West End av, a 3-sty dwelling, 16x70, adjoining the northeast corner of 70th st, through L. J. Phillips & Co. as brokers.

Building loans are wanted on 2-family houses and 3-sty tenements in Long Island City and Brooklyn. Also a loan on a loft building in Manhattan. See Wants and Offers.

David Klien was appointed receiver of the rents of 117 and 119 Perry st pending a suit brought by Nathan Kirsh against Jacob Katz and others to foreclose a mortgage of $7,000.

An established real estate business in the Pennsylvania district wishes to combine with an individual or a concern having control of a good line of properties. See Wants and Offers.

Jonas Weil and Bernhard Mayer filed a deficiency judgment for $71,210 against Jacob Seider and Morris Stolar growing out of a foreclosure sale July 3d last of the property on the east side of Cauldwell av, 140 ft. south of 156th st.

Justice Greenbaum of the Supreme Court appointed Cornelius Daniels receiver of rents of 100 to 106 East Houston st pending a suit brought by Joseph L. Buttenweiser against Chas. Lowe and others to foreclose a mortgage of $27,000.

At a recent meeting of the Association of Bronx Real Estate Auctioneers the following officers were elected for the ensuing year: President, George W. Bard; vice-president, Thomas T. Uren; treasurer, Edward Polak; secretary, Michael J. Kerby.

Adolf Mandel secured a deficiency judgment against Raphael Kurzrok for $17,235, growing out of a foreclosure sale of 150 and 152½ East 118th st, which was put up at auction by Bryan L. Kennelly last week and was purchased by Samuel I. Siegel for $9,637.

A deficiency judgment for $26,394 was entered against William N. Severance in favor of Martin D. Fisk, trustee for building material dealers and others, growing out of a foreclosure sale of the property at the southwest cor. Broadway and 94th st, 83xirreg.

Judge Greenbaum appointed Maximilian Morgenthau receiver of rents of the property 145 to 171 Edgecombe av, seven 5-sty flat houses. This is the result of a suit brought by the Chelsea Realty Co. against Fernando C. Candee, Jr., and others, to foreclose a fourth mortgage of $25,000.

At a meeting of the board of directors of the New York Mortgage and Security Company held on Dec. 19 last a quarterly dividend of 2½% was declared payable Jan. 4 to stockholders of record at the close of business on Dec. 26. Transfer books close at 3 P. M. Dec. 26 and reopen Jan. 6, 1908, at 10 A. M.

## Demand for Maps in Queens.

A communication from President Bermel of Queens to the Board of Estimate requesting an issue of $306,508 corporate stock for the purpose of preparing and completing maps and monuments in Queens Borough is but a continuation of the work which has been rapidly pushed for two or three years past by Engineer Robert Crowell, in consultation with Chief Engineer Nelson Lewis of the Board of Estimate and Apportionment, says the Flushing Journal. The city allowed $260,000 last year for this work out of the bond issues and $42,000 out of the budget for street opening proceedings. Seventy-five men are employed at present on street opening proceedings and there is an urgent demand for more, even to keep abreast of the tide of population and new buildings going up in all sections of the borough.

The situation to-day is most acute in the East Williamsburg and Maspeth sections, where from 300 to 400 streets, most of them largely built upon, are awaiting a legal opening in order that grading, sewers, paving and other needed improvements may be carried out.

One hundred and fifty men are working, also, at surveying the unmapped territory of the borough and laying out a comprehensive and scientific system of highways based upon the needs of through and local traffic.

The work of the remaining section of the town of Newtown, comprising the northerly portion of the town, including about 8,000 acres, and the villages of Corona, Elmhurst and the Bowery Bay section, has been completed and the map is now before the Board of Estimate for adoption. The engineering corps is now working on the southerly portion of the town of Jamaica.

There has been little let up in building operations this year, and the total of new structures by the end of the year will exceed 4,200, costing $20,000,000, an increase of 25 per cent. over last year. This, it is claimed by real estate experts, will be largely increased in the year 1908 upon the completion and operation in May next of the Brooklyn extension of the underground rapid transit subway to the Flatbush avenue station of the Long Island Railroad, and the operation of surface cars and possibly elevated railroad trains over the Blackwell's Island bridge by some time next summer or early fall, the operation of a train service through the Belmont tunnel and the near approach to the operation of the Pennsylvania Railroad and Long Island Railroad tunnels, which will not be much later than March or April, 1909, will, it is alleged, make the year 1908 a record one for building in Queens.

It will be the policy of the topographical department to leave to the last the old settled villages, such as Jamaica and Flushing, where improvements are already in, to take up the newly developed territory. The next territory to be mapped after the completion of the westerly half of Jamaica will be the unimproved sections of the northerly half of the town of Flushing or Rockaway, where a comprehensive sewer system is greatly needed.

### Real Estate Board of Brokers' Diary and Manual for 1908.

The Real Estate Board of Brokers has just published the Diary and Manual for 1908. This book in many ways is superior to any of its predecessors. It is of convenient size, enough page space being given to each day to allow for the jotting down of engagements, besides the important items for realty brokers being noted; such as when taxes are due and payable, legal holidays, etc. There is a fund of information in the front pages of the book, some 114 of them being devoted to matters of the greatest interest to anyone associated with real estate, whether as a broker or owner of property. Besides a list of officers, committees and members names, a fund of information is given under the heading "New York and Its Government." The city officials, their address, office hours, etc., are enumerated; "Reports from City Departments," including Park Department, Bureau of Buildings, Manhattan and Bronx, Health Department, Department of Docks and Ferries, are given in full. Much information for the benefit of taxpayers, including the tax rate, assessed valuations, building code requirements, tenement house laws, water rents and rules, dispossess proceedings, ward boundaries in Manhattan, distances in the City of New York, measurements in general use, the "Hofman" rule, title companies' rates, and many other things of great value will be found within its covers.

The volume is handsomely bound in red flexible leather and lettered with gold, which makes it ornamental as well as useful. Certainly the gentlemen who were instrumental in compiling so much information are to be congratulated and should have the thanks of every one interested in real estate in Manhattan.

# PROPERTY OWNERS' SECTION.

## The Wisdom of Employing an Attorney When Selling Real Estate.

DURING the process of selling a piece of real estate, the following papers are usually employed: the contract of sale, the deed covering the premises, and in most instances one or more sets of bonds and mortgages. In some cases, at least, the title of the seller should be examined by his attorney. Each of the above will be more fully discussed hereafter.

In the first place, before the owner of a piece of property enters into an agreement to sell it, it is highly advisable that he first learn exactly the condition of the title to such property so that he may ascertain what kind of an estate he will be able to convey.

While this, of course, is not necessary where he shall have secured competent legal advice when buying the property and is entirely familiar with its title, yet in other cases such as where the premises have been inherited, a careful examination of the records affecting the premises in question should be made, otherwise the seller might find himself in the position of having agreed to convey premises in a case where there were outstanding claims against the title, which it would be impossible for him to remove. Many valid objections are brought to light by a careful examination of the title of land, of which the owner supposed he had good title and would not have hesitated to enter into an agreement to convey the same free and clear of encumbrances. It sometimes happens that the search discloses that he cannot convey an absolute fee simple, but the purchaser is willing to take such title as the seller can give for a somewhat less consideration. In such a case as this the seller, discovering the situation before entering into the contract, is able to dispose of his property without making himself liable for damages either for breach of his contract to convey or for a breach of the warranty in his deed.

Prevailing opinion to the contrary notwithstanding, it has always been my contention that the contract for the sale of real estate is equally as important as the deed by which the property is actually conveyed.

The seller is liable for damages for breach of a contract to convey just as he is liable on the breach of the covenant of warranty, or of any other covenant in the deed itself. While it is true that the contract does not need as accurate a description as should be inserted in the deed, yet, on the other hand, it frequently happens that the seller engages to convey a larger estate than he actually holds and it is often advisable that a survey be made so as to ascertain exactly the premises to which the seller has title.

A careful description of the encumbrances upon the premises should be inserted in the agreement of sale. Of these there are several kinds, viz., mortgages, restrictions, leases, etc. The mortgages should be clearly described and from the standpoint of the seller, particularly in the State of New York, the contract should contain an agreement that the purchaser will assume and agree to pay the mortgage as a part of the consideration of the deed. It is seldom possible to get the purchaser to assume the payment of a mortgage at the time of closing, unless it is so stipulated in the contract.

Frequently there are restrictions of record in regard to the kind of a building which may be placed upon a lot, as to the location of any such building and as to the kind of a business which may be carried on upon the premises. These restrictions should be referred to, even if not fully set forth, in the contract. An instance of this kind recently came to my attention where a seller attempted to draw the contract himself and agreed therein to give title free and clear of all encumbrances. In a letter returning the contract, which had been signed by the buyer, the seller stated that there were restrictions against the property, but it was decided that the purchaser was not bound by the letter and could refuse to take title subject to the restrictions and could sue for damages.

The seller in such a case, therefore, is liable to lose not only the prospective profits of the sale, but has the prospect of a law suit and possibly a judgment for damages. Leases should always be mentioned in the contract with the time of their expiration.

It has always seemed to me an unfair custom that the persons holding the title at the time when the taxes for the current year become a lien must pay the whole of the taxes, although he may be in possession of the premises but a small portion of the year. It is nearly always possible to procure a fair apportionment of the taxes so that the seller will pay the taxes only for that part of the year which he occupies the premises, and the saving thus made very often will more than pay the lawyer's fees for the whole transaction.

The advisability of obtaining legal advice and assistance in the preparation of a deed to be executed by the seller obtains, for practically the same reasons as were mentioned in regard to the contract, viz., the necessity of being sure that the grantor can convey the title which he agrees to convey in the deed, that the deed itself contains an accurate description of the premises to be conveyed, that the encumbrances are fully and carefully described, or at least referred to by reference to a previous deed, and in the case of mortgages that they be assumed by the purchaser wherever possible. It is necessary also to be sure that the deed and mortgages are properly executed and that such County Clerk's certificates are attached as will be valid in the County and State where they are to be recorded.

In a case where the purchase price, over and above the mortgage then of record, is not paid in cash a purchase money bond and mortgage back to the seller for the balance is necessary and the advisability of obtaining legal assistance in the preparation of these instruments is evident when it is considered that the mortgage is practically a conveyance of the premises and that title to the same is made in the foreclosure of said mortgage and the necessity, therefore, of the mortgage containing an accurate description of the premises in question, of its containing a proper payment clause and particularly proper default clauses will also be evident. Where, for instance, the purchase money mortgage taken back at the time of closing is a second mortgage, an experienced and careful lawyer will insert a clause to the effect that if the interest on the first mortgage becomes due and is not paid the holder of the second mortgage may pay such interest in order to protect his own mortgage and may also, by reason of such failure, declare his own second mortgage immediately due, anything therein to the contrary notwithstanding, and add to the amount due thereon the interest so paid by him on the first mortgage. A clause may also be inserted in the second mortgage to the effect that in case the first mortgage shall become due and shall not be taken care of by the then owner of the premises, the holder of the second mortgage may obtain an extension of the first mortgage and add the expenses therefor to the amount due on account of his second mortgage.

The advantage to the second mortgage in thus being protected against foreclosure by the first mortgagee and the consequent cutting off of the second mortgage is obvious.

While I have merely outlined above the assistance which may be rendered by counsel to the seller, rather than going extensively into an argument as to whether or not such assistance should be sought, yet I feel that the very suggestions as given are in themselves reason for obtaining such assistance inasmuch as they are not likely to occur to the layman or to the ordinary real estate broker. Anyone of the suggestions may save to the seller his attorney's fees many times over.

60 Wall St., New York. FREDERICK P. SCHENCK.

## Bringing the Central to Book.

In the investigation of a complaint from the West Side Taxpayers' Association concerning the use and occupation of portions of 12th av, in the Borough of Manhattan, by the New York Central and Hudson River Railroad Company, it was found that the said company has for some time been occupying property of the City of New York without paying to the city any compensation therefor, and that it has constructed and is maintaining a wall across 72d st without legal authority. These facts were laid before the board and were referred to the Corporation Counsel for advice as to what action the city could take to recover proper compensation for the use of its property by the railroad company, and for a determination as to whether or not the company could maintain the wall across 72d st. The Corporation Counsel has under date of Dec. 10, 1907, rendered an opinion, from which it would appear that the Commissioners of the Sinking Fund could lease to the railroad company the right to use the property referred to, which is unquestionably owned by the City of New York. It is also shown that the company has no right whatever to maintain the wall across 72d st, and that it could properly be removed by the President of the Borough as an incumbrance. The Corporation Counsel states that the city could probably recover only for the use of public property by the railroad company for the six years prior to the making of this claim, compensation for earlier use being barred by the statute of limitation.

In order that the company may be required to pay for the property it is using at as early a date as possible, the Board of Estimate, upon the recommendation of its chief engineers, has passed a resolution calling upon the railroad company to make applications to the Commissioners of the Sinking Fund for the use of the portions of the street now occupied by it without proper authority, requesting the Comptroller to appraise the value of the lands

and lands under water used by the railroad company for a period of six years prior to Jan. 1, 1908, and also requesting the Corporation Counsel to make a demand upon the company for payments due for the use for the last six years of this property, and in case the company does not agree to make such payments, that he institute proceedings to recover from the company.

## Tax Sales Tragedies.

A STRIKING FEATURE of the list of properties recently advertised for sale by the Arrears Department, for taxes and assessments unpaid during the years previous to and including 1897, is the great number of cases in which the amounts to be collected are for less sums than $20, many even running down to fractional parts of a dollar, and which would doubtless have been paid if the parties interested had known of their indebtedness.

It has been a great surprise to many owners to find their properties sold for taxes, but it is not so astonishing if the great number and variety of assessments, and the chances of mistake either in the location of the land, or in making out the bills, are all considered.

There are found, for example, assessments, separately levied, payable at once, or in ten, or twenty years' installments, and falling due in different months, for town grade, local town improvements, the opening and acquiring of streets, their grading, paving, repaving, regulating, curbing and flagging; assessments for sidewalks, street basins, widening of streets, fencing of lots, interest on bonds, for main sewers, district sewers, repairing sewers, for park improvements, and many other outlays, all in addition to the yearly land and water tax. Many of these are overlooked, especially by an owner of many parcels in different sections of the city, or, he may call for a bill on the wrong lot, or, in getting a number of bills, fail to notice that the clerk has entered a wrong lot number. An official of the Title Guarantee & Trust Company who outlined this condition yesterday added:

"There are instances where men, not distinguished for benevolence, have for years kindly paid the taxes on their neighbors' houses. Again, subsequent to the payment of taxes, additional amounts are sometimes charged for the same year, to cover errors discovered in the computation of bills, or interest thereon, and very frequently, extra charges are entered for water, owing to facts disclosed by a reinspection, and these balances often stand, undiscovered by the owner, until he sees an advertisement of sale for taxes.

"A large property owner recently found several of his houses thus advertised, and knowing that from year to year he had advanced to a confidential clerk money for the payment of his taxes, asked us to make an investigation. We found taxes for ten years unpaid, amounting with interest, to upwards of nine thousand dollars. Of course, the mortgagee has an equal interest to know that the taxes and assessments are kept properly paid on the property upon which his money is loaned, and the city is a loser by such delays in its collections.

"Serious losses to individuals have occurred in this way. Among properties advertised for sale for unpaid taxes and water rates during 1895-1896-1897 were three lots in the 23d Ward and one lot in the 7th Ward, belonging to a wealthy man. A confidential clerk had drawn money from year to year to pay taxes, etc., and the owner supposed his property was free and clear. We found the water rate of 1895 and all the taxes and water rates from 1896 to 1906 and 1907 unpaid, amounting to nearly $5,600, and drawing interest aggregating about $8,300 to date. The clerk, a short time previous to this discovery, had been discharged for other irregularities."

**The Annual Number of the Record and Guide Will Be Issued Next Week, Saturday, January 4.**

**It will be the Best Review of Real Estate and Building Conditions for the Year 1907.**

**Articles by the Leading Authorities on the Subjects Treated, with Numerous Illustrations.**

### Urge Direct Transit Route to East Bronx.

In an interesting little pamphlet on rapid transit issued by the Literature and Publication Committee of the North Side Board of Trade, attention is forcibly drawn to the urgent necessity of building without delay an east side subway which will meet the growing requirements of the densely populated sections of the eastern Bronx. In part it says:

"The area from 145th st south to Bronx Kills and the Harlem river is almost solidly built up with five and six-sty tenements, and houses on a conservative estimate at least one-fifth of the population of the Bronx—a small city in itself. Within this area are 14 churches, 8 public schools and a large parochial school, 3 fire houses, a police station, a post office station, 2 hospitals, a public library, 2 banks, a theatre, a large department store, the headquarters of the North Side Board of Trade and of the Bronx Branch of the Charity Organization Society, 24 piano factories and more than a score of other large factories employing thousands of hands, besides the terminals of three railroads. Yet the facilities for reaching Manhattan Island are little, if any, better than they were 20 years ago."

The part of the Bronx referred to is most truly lacking in direct and continuous rapid transit; that this condition is becoming more pronounced with the increase in the population of that zone there is no doubt, but those in a position to judge predict that the building of the proposed route extending east through 138th st to the Southern Boulevard to Westchester av, to Pelham Park will, for a long time to come, meet all needs in the indicated direction.

## The Port Chester and the Westchester.

An application for a change of the route of the New York and Port Chester Railroad Company has been before the Board of Estimate and Apportionment for some months, and the board has been unable to take action owing to court proceedings. At the meeting held on the 13th inst. this matter was once more laid over, until the meeting of January 10, when it was predicted by a representative of the company that the legal questions would have been settled.

The city has granted franchises to both the New York, Westchester and Boston Railway Company and to the New York and Port Chester Railroad Company for lines traversing the Borough of the Bronx. There has been a consolidation of these two lines through the medium of the Millbrook Company, a holding corporation which controls both companies and their franchises. It has lately been announced that the New York, New Haven and Hartford Railroad Company owns and has for some time owned the Millbrook Company, so that the apparent competition which it was thought would be the result of the granting of one or both of the franchises for these new lines will not be realized. The terms and conditions prescribed by the city in these franchises would probably have been materially modified had it been known that the roads, if built, were to be part of the property of the New York, New Haven and Hartford Railroad. Meanwhile, the city is seriously embarrassed by the uncertainty as to which, if either, of these lines is to be built, and where it is to be located, so that the mapping of the Borough of the Bronx, which is of the utmost importance, cannot be completed. Further than this, the owners of property which would be traversed by one or the other of these lines are in a condition of uncertainty which is most annoying.

Chief Engineer Nelson P. Lewis, of the Board of Estimate, says it is difficult to escape the conclusion that the city is being trifled with in this matter, and as it is desirable to have some further light on the situation before the meeting of January 10 next, to which date the consideration of the change of the route of the Port Chester road was adjourned, he recommended the adoption of the resolution passed at the last meeting of the Board of Estimate, calling upon the New York, New Haven and Hartford Railroad Company to submit to the board, on or before Jan. 1, 1908, a statement in writing which will indicate the relation between it and these companies, and its intention as to the construction and operation of either one or both of these lines.

It will be remembered that when the applications for both the Westchester road and the Port Chester road were before the board, it was upon the understanding that each would be an independent, high-speed, electric railroad, connecting the towns and villages along the Sound shore in the State of New York from the Connecticut line to the Harlem River, and that by granting such a franchise, the city would insure competition in railroad traffic. If, however, these franchises are to be used by the New Haven Railroad as an adjunct of its existing line, it would seem that before granting the application now before the board, a full understanding of the manner in which this railroad or railroads are to be used by the New Haven Company would be necessary. Mr. Lewis says it may be the intention to utilize either one or the other of the franchises granted from some point in either New Rochelle or in Mount Vernon, where it can make a connection with the New Haven line to 177th st, in which case the proposed form of agreement now on the minutes of the board granting the application of the Port Chester Company would not adequately protect the interests of the city. Again, this matter has lain in abeyance practically since August, 1906, and little or no construction work has been done since that time.

The very fact that no definite plans have been decided upon for the construction of either one or both of these roads has retarded the making of maps for the district east of the Bronx River, and has to a certain extent nullified certain of the conditions proposed in the grant for the two routes, in relation to the cession of streets by the railroad company made necessary by its construction.

## A Fifth Avenue Home.

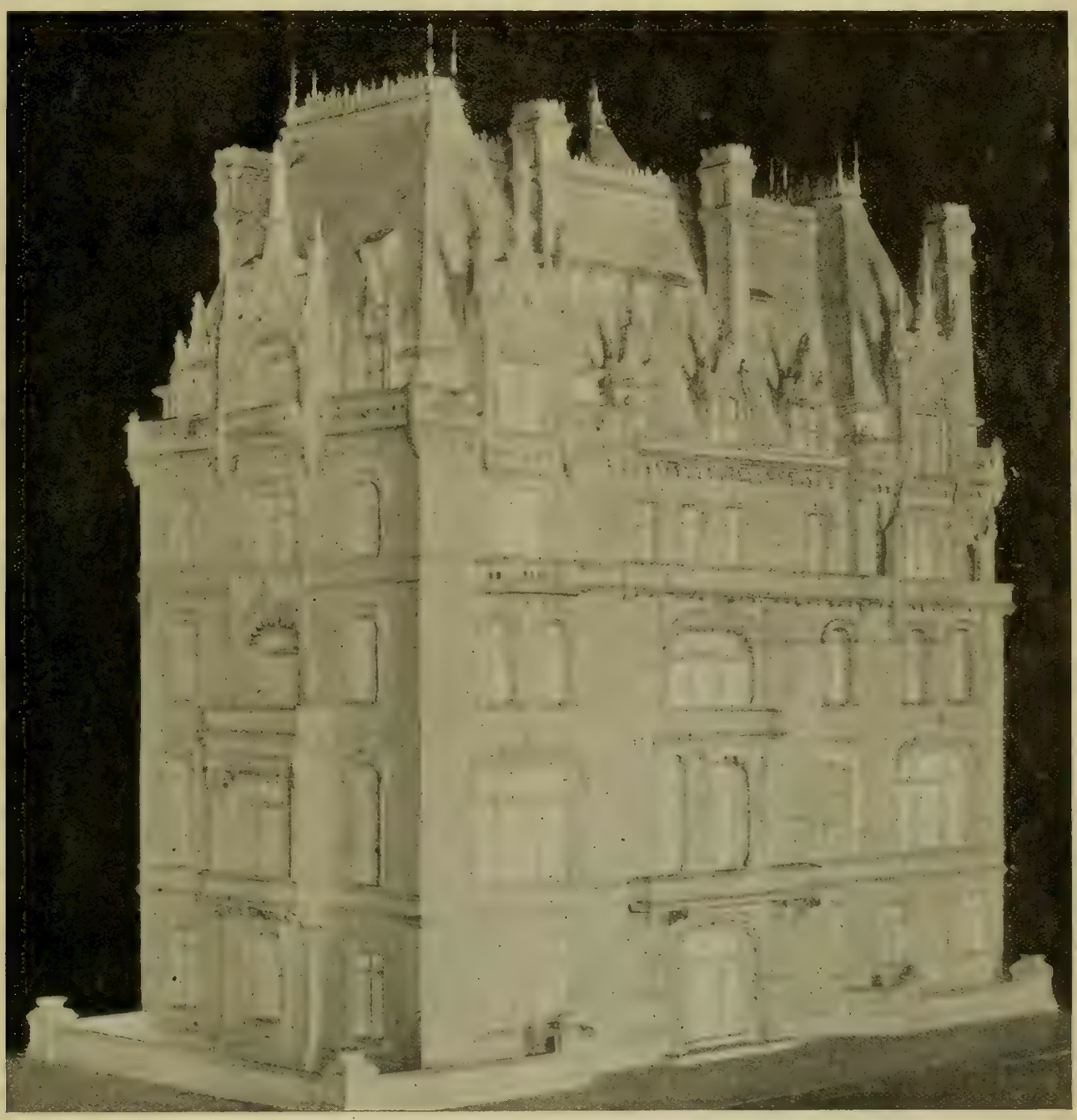
(With Illustration.)

The magnificent new residence which Mrs. Frieda S. Warburg is erecting at 5th av, the northeast corner, and 92d st, will have facades of limestone of a dark gray color and richly carved in the French Gothic style of the fifteenth century period. There will be six stories above the street, with a basement and cellar below. A driveway will lead up from the street to the entrance on 92d st, and one passes through the vestibule which is divided from the entrance hall by a handsome ornamental screen and door, of metal and glass, for entering the hall. The grand staircase leads up past the organ at the rear to the floors above. To the right is the kitchen, serving room and servants' dining room; to the left the reception room and billiard room, between which is an ornamental arch treatment.

On the second floor in front of the stairs is the drawing-room with a conservatory connecting it on the right with the dining-room, and on the left of the stairs and foyer hall is the library. Each of the above mentioned rooms, namely, the reception and billiard rooms, library and dining-room are in length equal to the width of the building. The owner's sitting room is arranged in the corner of the third floor with windows opening on the avenue and street. A passage connects this room with the boudoir, also facing on the street; and beyond this room is Mrs. Warburg's bathroom, which connects with the owner's bedroom. Back of this room is Mr. Warburg's bath and dressing-room.

Back of the sitting-room first mentioned for this floor is located the breakfast room. A pantry is arranged for service for this room, connected by a passage over the main stairs, enclosed with glass, and having a glass floor opening on the opposite end with rear hall. A dumbwaiter is arranged for in this rear hall communicating with the main pantry and serving room below. The son and daughter's bedrooms, with baths adjoining, are arranged on the fourth floor with a study in the corner directly above the sitting-room. The east end is given over to the nursery and nurse and child's bedroom, with bath adjoining. Guests' rooms, with baths, are arranged for on the west end of the fifth floor.

The east end provides a squash court with gallery at one end, and connecting with the squash court, with windows opening on rear court, is a tea room, and back of same a dressing-room provided with a shower and lavatory. Connecting all stories from cellar to sixth floor is an electric elevator and servants' lift operated by the automobile push device. The building will be lighted with electricity throughout and heated with steam automatically controlled. A vacuum cleaning plant is to be installed, as well as many other conveniences. The plumbing throughout will be of the best quality and highest grade fixtures. The A. J. Robinson Company is the builder and C. P. H. Gilbert the architect.



RESIDENCE OF MRS. FRIEDA G. WARBURG.

Fifth Avenue, corner 92d Street. C. P. H. Gilbert, Architect.

—With the exception of 1906 the real estate transactions in the Borough of Queens have been greater than ever before. More than 30,000 transfers and mortgages have already been recorded with the County Clerk, with many eleventh hour filings still to be placed on record. It is interesting to note that for the year just closing there have been a larger number of small transactions recorded than previously, indicating that many of the new owners of realty in that zone have purchased on the instalment plan. A large percentage of the recorded mortgages represent loans for constructing dwellings on many of the recent subdivisions throughout that borough, although not a few were for loans on tenements and business buildings.

## Public Works.

HARLEM RIVER TERRACE.—Petition for regulating, etc., between Fordham road and Bailey av. Awaiting report of Chief Engineer.

EAST 152D ST.—Petition for paving with asphalt blocks between Bergen av and Brook av. Laid over awaiting report as to estimated cost.

MAPES AV.—Paving with asphalt blocks from East 177th st to East 182d st. Awaiting report of Chief Engineer.

EAST 179TH ST.—Paving with asphalt blocks between the Grand Boulevard and Concourse and Anthony av. Estimated cost $4,600. Assessed value of the real estate included within the probable area of assessment is $107,250. Resolution adopted by local board.

KELLY ST.—At southwest cor of East 167th st. Repairing sidewalks. Estimated cost $400. Assessed value of real estate included within the probable area of assessment is $14,600. Approved by local board.

EAST 169TH ST.—Paving with iron slag pavement from Clay av to Morris av. Resolution adopted.

EAST 171ST ST.—Regulating, grading, etc., between Webster av and Clay av. Estimated cost $5,700. Assessed value of real estate included within the probable area of assessment is $265,630. Proceedings initiated.

ELSMERE PL.—Paving with asphalt block, between Marmion av and Southern Boulevard. Proceedings initiated.

EAST 217TH ST.—Acquiring title from White Plains av to Oakley av. Proceedings initiated.

UNNAMED ST.—Laying out between Westchester av and East 156th st, and from Caldwell av to Jackson av. Petition denied.

## Assessments.

WEST 18TH ST.—Restoring asphalt pavement in front of premises Nos. 120, 122 West 18th st, known as Lot 51 in Block 793. Assessment entered Dec. 24. Payable within 60 days.

BROADWAY.—Sewer and appurtenances from the city line to Riverdale av, thence through Exterior st to East 192d st, and through East 192d st to the Harlem River. Assessment completed. Objections may be filed in writing to Secretary of Board of Assessors, 320 Broadway, on or before Jan. 28.

CRESTON AV.—Regulating, grading, etc., from East 184th st to Minerva pl. Assessment completed. Area of assessment: Both sides of Creston av from East 184th st to Minerva pl, and to the extent of one-half the block at the intersecting streets and avenues. Objections may be filed in writing to Secretary of Board of Assessors, 320 Broadway, on or before Jan. 28.

OAK TREE PL.—Opening and acquiring title from Lafontaine av to Hughes av. Assessment entered Dec. 23. Area of assessment: Beginning at a point formed by the intersection of the northwesterly line of Adams pl with a line parallel to and 100 feet northeasterly from the northeasterly line of East 182d st; running thence southeasterly along said parallel line to its intersection with the northeasterly prolongation of a line parallel to and 100 feet southeasterly from the southeasterly line of that portion of Hughes av lying southwest from East 180th st; thence southwesterly along said last-mentioned prolongation and parallel line to its intersection with a line parallel to and 100 feet southwesterly from the southwesterly line of East 181st st; thence northwesterly along said last-mentioned parallel line and its prolongation to its intersection with a line parallel to and 100 feet northwesterly from the northwesterly line of Monterey av; thence northeasterly along said last-mentioned parallel line and its prolongation to its intersection with a line parallel to and 100 feet northwesterly from the northwesterly line of Quarry road; thence northeasterly along said last-mentioned parallel line to its intersection with a line drawn at right angles to Adams pl from the point of beginning; thence southeasterly along said right-angled line to the point or place of beginning. Payable within 60 days.

## Condemnation Proceedings.

TREMONT AV.—Acquiring title from Bronx river to Eastern Boulevard, and to the Public Place at the intersection of Tremont av and Westchester av. Commissioners Floyd M. Lord, Wm. H. Keating and Timothy Power will present a supplemental and additional bill of costs and expenses to the Supreme Court Jan. 10.

JOSEPH RODMAN DRAKE PARK.—Acquiring title. Commissioners Thomas R. Lane, Stephen J. Navin, Jr., and James F. Delaney will present a supplemental and additional bill of costs and expenses to the Supreme Court Jan. 10.

### Jamaica to be Queens Library Centre.

The Queens Board of Library Trustees has decided to recommend to the Comptroller the acquisition of a library site in Clinton street, Jamaica.

More than half of the $240,000 of the Carnegie Library Fund that had been apportioned to Queens is still available. It was originally planned to make use of the money by erecting three large buildings in that borough. Arrangements were later made for eight small buildings, two in Long Island City, one in Astoria, one in Flushing, one in Rockaway and one in Hunter's Point. It is believed that a large part of the fund remaining after these buildings are completed will be expended in Jamaica.

### Transportation Relief for the Bronx.

In the promise of the New York Central to give the Bronx needed transportation relief, with trains that will be run nearly as frequently as street cars, the people of that rapidly growing borough see a way out of their present difficulty.

The completion of the electrification of the New York Central's suburban lines and the building of the loop at the Grand Central are now, so the railway officials say, only a question of days and weeks, and then will come the changes which are to give to the Bronxites real rapid transit, and a cushioned seat at the cost of five cents per ride, from 42d st to any station in the Bronx.

Those who live in the Bronx have long since realized that the adequacy of the subway facilities to handle with convenience the many thousands who travel daily from and to the Bronx was only too short lived, and it is a fact that to-day the growth of the Bronx is hampered by the inefficiency of the existing transportation facilities. Present indications are far from encouraging for the early starting of the proposed 3d av subway, and the announcement of the New York Central's new plans is timely as well as welcome.

That the promised New York Central improvements will also benefit Yonkers and the city's northern limits, killing, as it were, two birds with one stone, will be appreciated duly and truly by the people of the effected localities who to-day are at the mercy of an over-crowded trolley system. While the trolley road is to be credited with a willingness and desire to cope with the crowded condition of their line with as little friction as possible, their laudable good will falls far short of keeping passengers warm while waiting at the terminal for the arrival of the belated car, or while riding to Yonkers on the open platform.

### Taxpayers Visit New Croton Dam.

A committee from the West Side Taxpayers' Association was invited by the Aqueduct Commissioners to inspect the work of the new dam at Croton, N. Y. On Thursday, December 18, the committee was met at the station by Commissioners John P. Windolph and William H. Ten Eyck, Chief Engineer Walter H. Sears, Professor William R. Burr, of Columbia College, expert engineer. The entire party drove around the Croton watershed, visiting the various storage reservoirs, but special interest was taken in the construction of the New Croton Dam. The work was ably described by Professor Burr and Engineer Sears to the members, which was both instructive and interesting. It is a wonderful piece of masonry. A beautiful sight to see the surplus water running over the spillway, which is 1,000 feet in length and about 200 feet high. The old aqueduct supplied 90,000,000 gallons per day, while the new aqueduct is capable of supplying about 300,000,000 gallons per day. The total storage capacity of all these reservoirs will be about 100,000,000,000 gallons. A large amount of surplus water, about 10,000,000 gallons per week, is now running over the spillway and into the Hudson River.

The committee of taxpayers was: President, Frank Demuth, Charles Hvass, Charles A. Schrag, Dr. Gustav Scholer, Louis Schrag, Edward Appell, Christian Dohm, Jacob Appell, John Wolf, Herman Schumacher.

The committee thanks the Commissioners for the courtesy shown them.

### To Guard Against a Certain Classs of Elevator Accidents.

Following a series of fatal elevator accidents in one building in an eastern city, an architect in Worcester, Mass., with a view of guarding against a certain class of mishaps suggests the simple expedient of making the entrance opening to the car of full height of its wall and extending a suitable distance backward in its top covering. This, he argues, would be equal to removing the knife from the guillotine. In advocating the adoption of this plan he maintains that a rigid yoke above a car opening forms one blade of a shear, and that the building floor at the well opening forms its fellow. With the removal of the former the latter, he reasons, ceases to be an element of danger, with the result that accidents similar to those referred to become almost impossible. If the usual light screen or grille is desirable protection over the whole top of the cage, it may be hinged or pivoted to act as a lid, counterbalanced if necessary, thus offering slight resistance to an object partly within and partly without the well at the period when the car passes a floor line. In offering something in the way of protection during the upward trips of a car he suggests an arrangement of the usual door and screen enclosing many wells, whereby the head or hand incautiously or otherwise thrust beyond the danger line would come in contact with a yielding construction and receive a warning, or possibly a minor pinch, before the rigid ceiling line was reached.

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## NOTICE TO PROPERTY OWNERS.

HEARINGS FOR THE COMING WEEK.

At 90-92 West Broadway.

Monday, Dec. 30.

Fifth new street, north of 181st st, opening, at 3 p m.
West 167th st, public pl, etc., opening, at 3.15 p m.
Boston rd, opening, from Bronx Park to White Plains rd, at 10 a m.
Baker av, opening, from Baychester av to city line, at 2 p m.
Baychester av, opening, from West 4th st to Pelham Bay Park, at 11 a m.
Tremont av, opening, from Eastern Boulevard to Fort Schuyler rd, at 11 a m.
Edgewater rd, opening, from Garrison av to Seneca av, at 2 p m.
Grand Boulevard (southerly), opening, at 2.30 p m.
Gun Hill rd, widening, from Webster av to Elliott av, at 12 noon.

Tuesday, Dec. 31.

Northern av, opening, north of West 181st st, at 4 p m.
Third av, widening, at 159th st, at 3 p m.

Thursday, Jan. 2.

Bronx Park, addition, at 10 a m.
Bronx Boulevard, opening, from Old Boston rd to 242d st, at 3 p m.

Friday, Jan. 3.

West 129th st, opening, from Convent av to Amsterdam av, at 1 p m.
Bronx st, opening, from East 177th st to East 180th st, at 12.30 p m.
Hull av, Perry av, etc., opening, at 3.45 p m.
A new street, between Bowery and Elm st, at 4 p m.
Sewerage District, No 43, at 1 p m.
Main st (City Island), opening, at 3 p m.
Two public parks east of Boulevard Lafayette, at 4 p m.

At 258 Broadway.

Tuesday, Dec. 31.

Willard Parker Hospital, at 2 p m.
Pier 51, East River, at 2.30 p m.

Thursday, Jan. 2.

East 12th st, school site, at 10 a m.
Pier 36, at 10.30 a m.
Fort George, rapid transit, at 3 p m.
Pleasant av, school site, at 4 p m.

Friday, Jan. 3.

Pier 53, at 11 a m.
Westchester av, rapid transit, at 11 a m.

## AUCTION SALES OF THE WEEK.

The following is the complete list of the property sold, withdrawn or adjourned during week ending Dec. 27, 1907, at the New York Real Estate Salesroom, 14 and 16 Vesey St. Except where otherwise stated, the properties offered were in foreclosure. Adjournment of legal sales to next week are noted under Advertised Legal Sales.

*Indicates that the property described was bid in for the plaintiff's account.

JOSEPH P. DAY.

Columbus av, 109th st | n e cor 109th st, runs n 25 x e 16.7 x n e — x e — x s 72.11 x w 100 to beg, two 6-sty brk tenements and stores. (Amt due, $14,087.10; taxes, &c, $2,004.30; sub to a mort of $17,000.) Chas E Levy.....$35,006

Cathedral Parkway, 110th st | s s, 175 w Manhattan av, runs s 72.11 x w — x n e — x e 50.3 to beg, 6-sty brk tenement. (Amt due, $8,146.28; taxes, &c, $3,318.05; sub to a mort of $13,000.) Chas E Levy.....23,332

*116th st, No 123, n s, 256 e Park av, 25x100.11, 6-sty brk tenement and store. (Amt due, $52,148.07; taxes, &c, $668.34.) Henry H Jackson.....52,000

*Broadway, 94th st, No 216 | s e cor 94th st, runs s 83.3 x e 100 x n 30.4 x e 51.8 x n 56.3 x w 146 to beg, 7-sty brk tenement with 1-sty brk ext in st. (Amt due, $12,002.70; taxes, &c, $17,406.66; sub to a mort of $230,000.) Bradley & Currier Co.....261,667

Mt Hope pl, n s, 125.1 e Jerome av, 150x125, six 3-sty unfinished brk dwellings. (Amt due, $23,386.04; taxes, &c, $309.92.) Chas M Rosenthal.....46,750

*120th st, Nos 435 to 441, on map Nos 437 to 443, n s, 125 w Pleasant av, 75x100.10, four 2-sty brk dwellings. (Amt due, $4,977.80; taxes, &c, $783.28; sub to prior mort of $23,500.) Chas E Rhinelander....27,222

Park av, Nos 981 and 983, 83d st, runs 83d st, Nos 101 to 109 | n e cor 83d st, runs n 76.11 x e 39.10 x n .04 x e 48.6 x n 24.10 x e 21.11 x s 102.2 x w 110.4 to beg, 9-sty brk tenement. (Amt due, $311,783.32; taxes, &c, $4,153.64.) Adj to Jan 10.....—

HUGH D. SMYTH.

*Walton av, w s, 176 ft n Burnside av, 75.8x100.11, vacant. (Amt due, $3,207.70; taxes, &c, $553.78; sub to a prior mort of $5,675.) Simon E Osserman.....8,800

| | |
|---|---|
| Total | $454,977 |
| Corresponding week, 1906 | 633,650 |
| Jan. 1st, 1907, to date | 40,578,519 |
| Corresponding period, 1906 | 31,966,855 |

## ADVERTISED LEGAL SALES.

Sales to be held at the Real Estate Exchange, 14 and 16 Vesey St., except as elsewhere stated

Dec. 28.

No Legal Sales advertised for this day.

Dec. 30.

Wendover av, No 498, old No 758, s s, 176.10 e Washington av, 25.3x191x25x194.7, 4-sty brk tenement. Julius Lichtenstein agt Leizer Ehrenhaus et al; Ernst, Lowenstein & Cane, att'ys, 31 Liberty st; Paul L Kiernan, ref. (Amt due, $10,202.09; taxes, &c, $537.49.) Mort recorded Oct 2, 1906. By Joseph P Day.

Franklin av, No 1441, e s, 58.11 n 170th st, 51 x—, 2-sty fr dwelling and vacant.

Clinton av, w s, abt 20 n 170th st, 46.9x—. Ferdinand Hecht agt Esther Eisenberg et al; action No 1; Rose & Putzel, att'ys, 128 Broadway; S L H Ward, ref. (Amt due, $3,784.25; taxes, &c, $250; sub to a mort of $11,500.) Mort recorded Jan 28, 1905. By Joseph P Day.

Franklin av, No 1408, 170th st | n e cor 170th st, 57.4x100x48x100, 2-sty fr dwelling. Same agt same; Action No 2; same att'ys; Michael J Sullivan, ref. (Amt due, $7,055.72; taxes, &c, $280; sub to a prior mort of $9,000.) Mort recorded June 28, 1905. By Joseph P Day.

Clinton av, 170th st | n w cor 170th st, 23x100x36x101, 2-sty fr dwelling and vacant. Same agt same; Action No 3; same att'ys; Wm H Grogan, ref. (Amt due, $3,851.07; taxes, &c, $525; sub to a prior mort of $5,000.) Mort recorded Jan 28, 1905. By Joseph P Day.

Southern Boulevard, Willis av | n e cor Willis av, runs n 25 x e 80 x n 75 x e 35 x s 100 x w 115 to beg, vacant. The Franklin Savings Bank in the City of N Y agt Henry A Gumbleton et al; Wilson M Powell, att'y, 29 Wall st; Edmund J Tinsdale, ref. (Amt due, $12,132.22; taxes, &c, $923.60.) Mort recorded May 4, 1899. By Joseph P Day.

Barnes av, 220th st | n e cor 220th st, 50x105. John J Bell agt Jacob Wexler et al; Earley, Weaver & Earley, att'ys, 229 Broadway; Francis W Pollock, ref. (Amt due, $2,271.25; taxes, &c, $216.35.) Mort recorded July 2, 1906. By Joseph P Day.

Southern Boulevard, w s, 100 s av St John, 156 x121. Federal Tiling & Mantel Co agt William Wainwright; Alfred T Davison, att'y; Nicholas J Hayes, sheriff. (Sheriff's sale of all right, title, &c, which William Wainwright had on Sept 16, 1907, or since.) By Joseph P Day.

Dec. 31.

Rivington st, Nos 58 and 60, n s, 46.2 e Eldridge st, 42x80; 3-sty brick synagogue. Universal Building & Construction Co agt Moritz Waisman et al; Morris Kamber, att'y for defendant Karp. 99 Nassau st; Wm F Clare, ref. (Amt due, $22,290.76; taxes, &c, $1,000.) Mort recorded Jan 28, 1905. By William Kennelly, Jr.

Grand av, w s, 250 s 180th st, 100x100; vacant. Alfred H Marvin agt Arthur Belmont et al; Sidney Nordlinger, att'y, 73 Nassau st; Percival G Ullman, ref. (Amt due, $12,764.40; taxes, &c, $——; sub to a mort of $20,000) Mort recorded Apr 22, 1907. By Joseph P Day.

121st st, No 230, s s, 304 w 7th av, 17x100.11; 5-sty brk tenement. Max Frankenheim agt Mary E Murphy et al; Kantrowitz & Esberg, att'ys, 320 Broadway; Frederick W Sperling, ref. (Amt due, $12,775.84; taxes, &c, $200.96). Mort recorded Mar 21, 1905. By Joseph P Day.

Rivington st, No 308, n s, 25.1 e Lewis st, 18.6x100; part 6-sty brk tenement and store. American Mortgage Co agt Sundel Hyman et al; Bowers & Sands, att'ys, 31 Nassau st; Geo E Kent, ref. (Amt due, $10,868.73; taxes, &c, $826.25). Mort recorded Jan 25, 1906. By Joseph P Day.

Amsterdam av, Nos 1260 to 1266, 122d st, No 501 | n w cor 122d st, 90.11x100, two 6-sty brk tenements and stores. The Jefferson Bank agt Jacob H Horwitz et al; Arnstein & Levy, att'ys, 128 Broadway; Terence J McManus, ref. (Amt due, $22,470.32; taxes, &c, $3,759.51.) Mort recorded Aug 30, 1906. By Joseph P Day.

Jan. 2.

49th st, No 46, s s, 568.4 w 5th av, 16.4x100.5; leasehold; 4-sty stone front dwelling. Francis W Griffith, adm, agt Annie M Scott et al; Bowers & Sands, att'ys, 31 Nassau st; Sylvester L H Ward, ref. (Amt due, $7,917.36; taxes, &c, $1,221.96). Mort recorded Sept 5, 1902. By Herbert A Sherman.

117th st, Nos 516 and 518, s s, 173 e Pleasant av, runs s 100.10 x e 25 x s 1 x e 25 x n 100.11 x w 50 to beg; 7-sty brk tenement. Alice H Sturges agt Raphael Kurzrok et al; Stephen P Sturges, att'y, 55 Liberty st; Joseph Wilkenfeld, ref. (Amt due, $16,699.66; taxes, &c, $17,772.10. Mort recorded Dec 20, 1906. By Joseph P Day.

149th st, Nos 252 and 254, s s, 100 e 8th av, 40x99.11; 6-sty brk tenement. Empire City Wood Working Co agt Mayer Hoffman et al; Action No 1; J Chas Weschler, att'y, 299 Broadway; Chas L Hoffman, ref. (Amt due, $17,551.07; taxes, &c, $870.54). Mort recorded May 12, 1907. By Joseph P Day.

149th st, Nos 248 and 250, s s, 140 e 8th av, 40x99.11; 6-sty brk tenement. Same agt same; Action No 2; same att'y; same ref. (Amt due, $18,473.52; taxes, &c, $870.54). Mort recorded May 12, 1907. By Joseph P Day.

115th st, No 77, n s, 53 w Park av, 37x76.10; 5-sty brk tenement. Mariamne Rosenzweig agt Annie Silver et al; Joseph Rosenzweig, att'y, 99 Nassau st; Chas J Leslie, ref. (Amt due, $8,424.87; taxes, &c, $73; sub to two morts of $23,250.) Mort recorded Aug 16, 1906. By Joseph P Day.

Jan. 3.

Southern Boulevard, Nos 567, 571 and 575, on map Nos 1477 to 1485, n s, 250 w Av St John, runs n 121 x w 130 x s 6 x w 20 x s 115 x e 150 to beg; 3 6-sty brk tenements and stores. Realty Operating Co agt William Wainwright et al; Geo E Hyatt, att'y, 15 Wall st; Henry A Friedman, ref. (Amt due, $8,141.93; taxes, &c, $1,202.82; sub to a prior mort of $101,585.75.) Mort recorded Aug 4, 1907. By Joseph P Day.

Wales av, Nos 495 to 511, Dater st or 147th st | n w cor Dater st, 118.6x100; 3-sty fr dwelling and vacant. Edward G Black agt The Snare & Triest Co et al; Alfred W Varian, att'y, 44 Pine st; Isidor Wels, ref. (Amt due, $17,740.50; taxes, &c, $1,600.) Mort recorded Sept 15, 1899. By Herbert A Sherman.

147th st, No 618, s s, 150.6 w Broadway, 24x99.11; 3-sty brk dwelling. Emma E Gross, extrx, &c, agt Carl Neuendorffer et al; Action No 2; Louis Wendel, Jr, att'y, 277 Broadway; Chas C Peters, ref. (Amt due, $2,478.80; taxes, &c, $1,306.47; sub to a prior mort of $13,208.34.) By Joseph P Day.

Brook av, No 1506, 171st st | n e cor 171st st, 25x100.10; 4-sty brk tenement and store. Joseph Goldstein agt Henry J Masson et al; Parker & Ernst, att'ys, 35 Nassau st; Elihu B Frost, ref. (Amt due, $21,428.90; taxes, &c, $441.59.) Mort recorded July 19, 1904. By Joseph P Day.

26th st, No 119, n s, 200 w 6th av, 21.10x98.9; 5-sty brk tenement and store. Irving M Shaw et al, admrs, agt The Netherlands Corporation of N Y et al; Shaw, Fisk & Shaw, att'ys, 99 Nassau st; Frank T Fitzgerald, ref. (Amt due, $22,771.80; taxes, &c, $625.) Mort recorded Oct 28, 1896. By Joseph P Day.

Jan. 4.

No Legal Sales advertised for this day.

Jan. 6.

Canal st, No 332 | s s, 103 e Church st, runs n 25 x s 106.2 to Lispenard st, No 39, e 24.9 x s 106.2 to Lispenard st, x w 25 x n 50.3 x e 4.4 x n 12 x w 3.11 x n 49.3 to beg.

Lispenard st, No 41, n s, about 125 e Church st, 25x50, right, title, &c; 6-sty brk loft and store bldg.
Anna Woerishoffer agt Sydney W Peoples et al; Carter, Ledyard & Milburn, att'ys, 54 Wall st; Richard H Clark, ref. (Amt due, $90,026.24; taxes, &c, $1,410.74.) Mort recorded June 5, 1894. By Bryan L Kennelly.

148th st, No 532, s s, 367.6 w Amsterdam av, 15.6x99.11; 3-sty brk dwelling. Daniel J O'Connor exr, agt Wm H Brandt et al; O'Brien, Boardman & Platt, att'ys, 2 Rector st; Isaac B Brennan, ref. (Amt due, $10,884.91; taxes, &c, $600.) Mort recorded Nov 5, 1894. By Bryan L Kennelly.

10th av, 211th st | n w cor 211th st, 99.11x100.

211th st, Broadway, 211th st | 211th st, n s, 150 w 10th av, 350x99.11. n e cor 211th st, 133.11x50x99.11x139.3, vacant.
Michael Regan agt John J Mooney, et al; Daniel Daly, att'y, 40 Pine st; Edw D Dowling, ref. (Amt due, $17,139.23; taxes, &c $6,499.42; sub to several prior morts aggregating $67,200.) Mort recorded June 8, 1905. By Bryan L Kennelly.

# WATER SUPERVISION CO.

3 PARK ROW, NEW YORK

Tel., 2017 Cortlandt Send for our book "WATER TAX?"

NEW YORK, October 17, 1907

GENTLEMEN: After an experience of several months we take pleasure in stating that your service in the buildings which we have placed under your supervision has been eminently satisfactory. In some cases you have directed our attention to matters which have resulted in the saving of an amount equal to several times the annual charge for the entire building. We shall certainly continue with your company and turn over to you any other metered property that we may acquire.

Very truly yours, WEIL & MAYER


# OFFICIAL LEGAL NOTICES

ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF RICHMOND:

1ST WARD. JEWETT AVENUE—REREGULATING, REGRADING, CURBING, RECURBING, FLAGGING, REFLAGGING, PAVING, REPAVING, from Egbert Avenue to Cherry Lane.

HERMAN A. METZ,
Comptroller.

City of New York, December 10, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 12 to 27, 1907, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named avenue in the BOROUGH OF THE BRONX:

23D AND 24TH WARDS, SECTION 11. TOWNSEND AVENUE—OPENING, from East 170th to East 176th Street. Confirmed November 11, 1907; entered December 10, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, December 10, 1907.

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ATTENTION IS CALLED TO THE ADVERTISEMENT IN THE CITY RECORD of December 19, 1907, to January 3, 1908, of the confirmation by the Board of Assessors, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for LOCAL IMPROVEMENTS in the BOROUGH OF MANHATTAN:

12TH WARD, SECTION 7. WEST 139TH STREET—SEWER, between Riverside Drive and Broadway.

HERMAN A. METZ,
Comptroller.

City of New York, December 17, 1907. (40108)

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ATTENTION IS CALLED TO THE ADVERTSEMENT IN THE CITY RECORD of December 24, 1907, to January 8, 1908, of the confirmation by the Supreme Court, and the entering in the Bureau for the Collection of Assessments and Arrears, of assessment for OPENING AND ACQUIRING TITLE to the following named place in the BOROUGH OF THE BRONX:

24TH WARD, SECTION 11. OAK TREE PLACE—OPENING, from Lafontaine Avenue to Hughes Avenue. Confirmed December 9, 1907; entered December 23, 1907.

HERMAN A. METZ,
Comptroller.

City of New York, December 23, 1907. (40182)

## PROPOSALS.

Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

MONDAY, DECEMBER 30, 1907,
Borough of Manhattan.

For furnishing and delivering hardware, paints, iron steam fittings, lumber and miscellaneous articles.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 14, 1907. (40014-1)

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Department of Water Supply, Gas and Electricity, Room 1536, Nos. 13 to 21 Park Row, Borough of Manhattan, The City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Water Supply, Gas and Electricity at the above office until 2 o'clock P. M. on

MONDAY, DECEMBER 30, 1907,
Borough of Richmond.

For furnishing and delivering nine hundred and fifty (950) gross tons of egg size anthracite coal.

For full particulars see City Record.

JOHN H. O'BRIEN,
Commissioner of Water Supply,
Gas and Electricity.

The City of New York, December 16, 1907. (40077)

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Department of Correction, No. 148 East Twentieth Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Correction at the above office until 11 o'clock A. M. on

MONDAY, DECEMBER 30, 1907,
Borough of Brooklyn.

For furnishing and delivering bread, groceries, vegetables, provisions, meats, milks, fish, etc.

For full particulars see City Record.

JOHN V. COGGEY,
Commissioner.

Dated December 14, 1907. (40014-2)

## PROPOSALS.

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

THURSDAY, JANUARY 2, 1908,

For furnishing and delivering groceries, provisions, flour, vegetables, fodder, water, building materials and for other miscellaneous supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 20, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

FRIDAY, JANUARY 3, 1908,

For furnishing and delivering hospital supplies.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 20, 1907.

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M. on

TUESDAY, DECEMBER 31, 1907.

For furnishing and delivering fresh meats, fresh fish, fresh milk, yeast, poultry and ice.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

The City of New York, December 19, 1907. (40125)

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Department of Health, corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

WEDNESDAY, JANUARY 8, 1908.

For furnishing and delivering white ash anthracite coal, as required, to the Department steamboats in their bunkers, as directed, the place for coaling to be located along their routes, between the foot of East Sixteenth Street, Borough of Manhattan, and North Brother Island, Borough of The Bronx, city of New York, or at docks within a radius of two miles of the terminal points on the East River, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 27, 1907.

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Department of Health, corner of Fifty-fifth Street and Sixth Avenue, Borough of Manhattan, City of New York.

SEALED BIDS OR ESTIMATES will be received by the Board of Health of the Department of Health until 9.45 A. M. on

WEDNESDAY, JANUARY 8, 1908.

For furnishing and delivering forage, as required, to the Department stable and the Research Laboratory, at the foot of East Sixteenth Street, Borough of Manhattan; the Riverside Hospital, at North Brother Island, and the Department stable at Willow Avenue and East One Hundred and Thirty-fourth Street, Borough of The Bronx; the Department stable at Kingston Avenue and Fenimore Street, Borough of Brooklyn; the Department stable at Jamaica, Borough of Queens, and the Department stable at the County Poor House Farm, Borough of Richmond, City of New York, during the year 1908.

For full particulars see City Record.

THOMAS DARLINGTON, M. D.,
President;
ALVAH H. DOTY, M. D.,
THEODORE A. BINGHAM,
Board of Health.

Dated December 27, 1907.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

WEDNESDAY, JANUARY 8, 1908,
Borough of Richmond.

No. 1. For furnishing and delivering forage for companies.

Borough of Queens.

No. 2. For furnishing and delivering twenty-four hundred (2,400) feet of 2½-inch rubber fire hose for volunteer companies.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated December 26, 1907.

## PROPOSALS

Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on

TUESDAY, DECEMBER 31, 1907.

For meats, fish, poultry, butter, eggs and flour, coal for Gouverneur Hospital, telephone, horses.

For full particulars see City Record.

JOHN W. BRANNAN,
President Board of Trustees,
Bellevue and Allied Hospitals.

Dated December 18, 1907. (40132)

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Bellevue and Allied Hospitals, Department of New York City, Twenty-sixth street and First avenue, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the President of the Board of Trustees at the above office until 3 P. M. on

THURSDAY, JANUARY 2, 1908,

For vegetables.

For full particulars see City Record.

JOHN W. BRANNAN,
President of the Board of Trustees,
Bellevue and Allied Hospitals.

December 19, 1907.

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Headquarters of the Fire Department of the City of New York, Nos. 157 and 159 East Sixty-seventh Street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M. on

WEDNESDAY, JANUARY 8, 1908,
Borough of Manhattan

No. 1. For furnishing and delivering five thousand five hundred tons of anthracite coal for companies south of Fifty-ninth Street.

No. 2. For furnishing and delivering twenty-four hundred tons of anthracite coal for Department Buildings north of Fiftieth Street.

No. 3. For furnishing and delivering seventeen thousand five hundred (17,500) sacks of kindling wood for companies.

Borough of The Bronx.

For furnishing and delivering two thousand (2,000) sacks of kindling wood for companies.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated December 26, 1907.

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Main Office of the Department of Street Cleaning, Room 1403, Nos. 13 to 21 Park Row, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Commissioner of Street Cleaning at the above office until 12 o'clock M. on

THURSDAY, JANUARY 9, 1908,
Borough of The Bronx.

Contract for furnishing all the labor and materials required for loading and trimming deck scows and other vessels of the Department, and for the privilege of sorting and picking over and appropriating certain refuse.

For full particulars see City Record.

FOSTER CROWELL,
Commissioner of Street Cleaning.

Dated December 26, 1907.

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Headquarters of the Fire Department of the City of New York, Nos 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M., on

TUESDAY, JANUARY 7, 1908,
Borough of Brooklyn.

No. 1. For furnishing and delivering four thousand five hundred (4,500) tons of anthracite coal for companies.

No. 2. For furnishing and delivering two thousand (2,000) tons of anthracite coal for fireboats.

No. 3. For furnishing and delivering four thousand five hundred (4,500) sacks of kindling wood and twenty cords of wood.

No. 4. For furnishing and delivering eight thousand five hundred gallons of kerosene oil.

No. 5. For furnishing and delivering forage (hay, straw, oats and bran) for companies.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated December 23, 1907. (40194-1)

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Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M., on

WEDNESDAY, JANUARY 8, 1908.

For providing all the labor and materials required for the inspection and maintenance of electrical apparatus at the Kings County Hospital, Borough of Brooklyn, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated December 24, 1907. (40213-1)

**Cooper Iron Works**
JOHN COOPER, PROPRIETOR
**Works: Emmett Street & Avenue D, Newark, N. J.**
**New York Office: 1 Madison Avenue**

**IRON and STEEL WORK**
FOR
**BUILDINGS, BRIDGES, &c.**

## PROPOSALS.

Headquarters of the Fire Department of the City of New York, Nos 157 and 159 East Sixty-seventh street, Borough of Manhattan, the City of New York.

SEALED BIDS OR ESTIMATES will be received by the Fire Commissioner at the above office until 10.30 o'clock A. M., on

MONDAY, JANUARY 6, 1908,

Borough of Queens.

No. 1. For furnishing and delivering eight hundred and sixty-five (865) tons of anthracite coal for companies.

No. 2. For furnishing and delivering thirteen hundred (1,300) sacks of kindling wood for companies.

No. 3. For furnishing and delivering forage for companies at Long Island City, Jamaica and Richmond Hill.

No. 4. For furnishing and delivering forage for companies at Far Rockaway, Arverne and Rockaway Beach.

For full particulars see City Record.

FRANCIS J. LANTRY,
Fire Commissioner.

Dated December 23, 1907. (40194-2)

Department of Public Charities, foot of East Twenty-sixth street, New York.

SEALED BIDS OR ESTIMATES will be received by the Department of Public Charities at the above office until 2.30 o'clock P. M., on

WEDNESDAY, JANUARY 8, 1908.

For providing all the labor and materials required for the inspection and maintenance of electrical apparatus on Blackwell's Island, the central office, the bureau of dependent adults and morgue, Borough of Manhattan, the City of New York.

For full particulars see City Record.

ROBERT W. HEBBERD,
Commissioner.

Dated December 24, 1907. (40213-2)

## PUBLIC NOTICES.

PUBLIC NOTICE IS HEREBY GIVEN to the owner or owners of all houses and lots, improved or unimproved lands affected thereby, that the following proposed assessments have been completed and are lodged in the office of the Board of Assessors, for examination by all persons interested, viz.:

BOROUGH OF THE BRONX.

List 9403, No. 1. Regulating, grading, curbing, flagging, laying crosswalks, building approaches and placing fences in Creston avenue, from East One Hundred and Eighty-fourth street to Minerva place, together with a list of awards for damages caused by a change of grade.

List 9379, No. 2. Sewers and appurtenances in Broadway, from the city line to Riverdale avenue; thence through Exterior street to East One Hundred and Ninety-second street, and through East One Hundred and Ninety-second street to the Harlem River.

All persons whose interests are affected by the above named proposed assessments, and who are opposed to the same, or either of them, are requested to present their objections, in writing, to the Secretary of the Board of Assessors, No. 320 Broadway, New York, on or before January 28, 1908, at 11 A. M., at which time and place the said objections will be heard and testimony received in reference thereto.

For full particulars see City Record.

ANTONIO ZUCCA,
PAUL WEIMANN,
JAMES H. KENNEDY,
Board of Assessors.

WILLIAM H. JASPER,
Secretary,
No. 320 Broadway,
City of New York, Borough of Manhattan, December 26, 1907. (40201)

# REAL ESTATE RECORDS

**Key to abbreviations:**

**1st.—Q. C. is an abbreviation for Quit Claim deed, i. e., a deed wherein all the right, title and interest of the grantor is conveyed, omitting all covenants and warranty.**

**2d.—C. a. G. means a deed containing Covenant against Grantor only, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or encumbered.**

**3d.—B. & S. is an abbreviation for Bargain and Sale deed, wherein, although the seller makes no expressed consideration, he really grants or conveys the property for a valuable consideration, and thus impliedly claims to be the owner of it.**

**4th.—The street and avenue numbers given in these lists are, in all cases, taken from the insurance maps when they are not mentioned in the deeds. The numbers, it will occasionally be found, do not correspond with the existing ones, owing to there having been no official designation made of them by the Department of Public Works.**

**5th.—The first date is the date the deed was drawn. The second date is the date of filing same. When both dates are the same, only one is given.**

**6th.—The figures in each conveyance, thus, 2:482—10, denote that the property mentioned is in section 2, block 482, lot 10.**

**7th.—It should also be noted in section and block numbers that the instrument as filed is strictly followed.**

**8th.—A $20,000—$30,000 indicates the assessed value of the property, the first figures being for the lot only and the second figures representing both lot and building. Letter P before second figure indicates that the property is assessed as in course of construction. Valuations are from the assessment roll of 1907.**

## CONVEYANCES

Dec. 20, 21, 23, 24 and 26.

### BOROUGH OF MANHATTAN.

Broad st, No 94, w s, 52.11 s Stone st, 24.5x63.10x24.11x65, 5-sty brk loft and store building. The Mechanics National Bank of N Y to John A Davidson. Q C. Dec 18. Dec 26, 1907. 1:10—41. A $42,200—$49,000. nom

Broome st, No 118, n s, 25 w Willett st, 25x87.6, 5-sty brk tenement and store. Edw F Schenck to Gustav Kaliski and Salomon Loewensohn. All title. B & S. Dec 23. Dec 24, 1907. 2:337—30. A $20,000—$34,000. nom

Essex st, No 46 (44), e s, 101.6 s Grand st, 25x100, 6-sty brk tenement and store and 5-sty brk tenement in rear. Charles Polansky to Isaac and Samuel Polansky. 1-3 part. all title. Mort $47,800. Dec 13. Dec 17, 1907. 1:311—9. A $23,000—$38,000. Corrects error in last issue when "te" was omitted before grantees name. other consid and 100

Hamilton pl, Nos 93 and 95, e s, 47.3 n 141st st, 61.3x81.5x56.5x 105.4, 6-sty brk tenement. Abraham Joachim to Augusta Joachim. Mort $68,000. Dec 11. Dec 23, 1907. 7:2073—25. A $18,000—$70,000. other consid and 100

Hamilton st, No 23, n s, abt 260 e Catharine st, 12.6x64.6x12.6x 65, 2-sty brk tenement. Casper Titus to Eliza A Thorne. Q C. Dec 12. Dec 26, 1907. 1:253—75. A $1,500—$2,000. nom

Same property. Eliza M Doane to same. Q C. Dec 11. Dec 26, 1907. 1:253. nom

Henry st, No 215, n s, 69 e Clinton st, 25.4x85, 5-sty brk tenement and store. Morris Goldstein to Morris L Mashkowitz. Mort $30,500. Dec 19. Dec 20, 1907. 1:286—4. A $17,000—$32,000. other consid and 100

Hester st, No 167, n s, about 70 w Elizabeth st, 23.6x100, 3-sty brk tenement and store and 4-sty brk tenement in rear. Adelina Anselmi or Varasano to Antonio Varasano. ½ part of all right, title and interest. Morts $17,750. Dec 19. Dec 20, 1907. 1:238—36. A $15,000—$22,000. nom

Hester st, No 167, n s, about 70 w Elizabeth st, 23.6x100, 3-sty brk tenement and store and 4-sty brk tenement in rear. Antonio Varasano to Adelina Anselmi, also known as Adelina Varasano. All title, Q C and confirmation deed. Dec 19. Dec 20, 1907. 1:238—36. A $15,000—$22,000. nom

Same property. Tomasina Varasano to same. All title. Q C. Dec 19. Dec 20, 1907. 1:238. nom

Hudson st, No 153, w s, abt 28 n Hubert st, 25x109, 3-sty brk tenement and store.

Hudson st, No 155, w s, 51 n Hubert st, 25x109, 3-sty brk tenement and store.

Harriett B Hoffman to Wm D Kilpatrick. Dec 5. Dec 26, 1907. 1:215—23 and 24. A $36,000—$37,000. other consid and 100

Jay st, Nos 23 and 25.

Greenwich st, Nos 339 to 343.

Power of attorney. Jessica T Van Beuren et al to Louise C Mohlman of Brielle, N J. April 3. Dec 26, 1907.

Lafayette st, Nos 132 to 136, Howard st Nos 11 to 17 | s w cor Howard st, 100.5x84.3x 99.10x87.3, 3-sty brk loft and store building, 2-sty brk store and 1 and 2-sty brk and frame buildings and vacant. Murphy Const Co to American Brass and Copper Co. All liens. Dec 13. Dec 23, 1907. 1:209—16 to 19. A $87,500—$92,500. nom

Market st, No 52, e s, abt 50 n Monroe st, 25x87.4, 3-sty brk home. Seamens Church Institute of N Y to Frank Adelson. Dec 23. Dec 24, 1907. 1:274—43. A $15,000—exempt. 23,000

Same property. Frank Adelson to Chebrah Orach Chaim Anschei Radeskowitz. Mort $20,000. Dec 23. Dec 24, 1907. 1:274. 100

Mercer st, No 235 (209), w s, abt 125 s 3d st, 25x100, 6-sty brk loft and store building. Mort $45,000. CONTRACT to exchange for property containing 201½ acres at Bedminster, Somerset Co, N J Mort $7,000. Isabel J Roberts, of Philadelphia, Pa, with Amanda A Tiger, of Madison, N. J. Dec 17. Dec 23, 1907. 2:533—21. A $30,000—$50,000. nom

Mott st, Nos 196 and 198, all that part of which lies e of line drawn across rear of lot 927 on map Farm Nicholas Bayard, from n to s boundary lines and intersecting n boundary line 93.10 from Mott st, and s boundary line at point 93.7 from Mott st, said line being parallel with and distant 13 ft from e s of rear or east wall of building now standing on Nos 196 and 198 Mott st. Michele Briganti to Peter J Lavelle. All title given to settle boundary line between lots 927 and 917 same map. Dec 7. Dec 23, 1907. 2:479. nom

Pine st, No 92 | n e s, abt 90 e Front st, 21.6x— to s w s

DePeyster st, No 28 | DePeyster st, x22x—, 5-sty brk loft and store building. N Y & N J Land and Impt Co to Myron H Oppenheim. All liens. Dec 21. Dec 23, 1907. 1:37—22. A $12,500—$19,000. nom

Spring st, Nos 341 and 343, n s, 60 w Washington st, 37x80.

Spring st, Nos 345 and 347, n e s, 57.3 e West st, 36.1x80x35.9x 80.4,

Washington st, No 500, w s, abt 62 n Spring st, 20x60, 7-sty brk loft and store building.

Anton L Olsen to Karen L Anderson. All liens. Dec 20. Dec 23, 1907. 2:596—44. A $48,000—P $75,000. 100

Water st, No 157, s s, 20.1 w Fletcher st, 20.3x51.8x20.3x51, 6-sty brk loft and store building. Edith McCreery to Emily T Kent, of Tuxedo Park, N Y. Nov 27. Dec 24, 1907. 1:71—12. A $11,500—$16,000. other consid and 100

Willett st, No 33, w s, 150 s Delancey st, old line, 25x100, 5-sty brk tenement. Meyer V Turchin to Israel Safer. Mort $35,000. Dec 19. Dec 24, 1907. 2:337—24. A $16,000—$32,000. nom

3d st W, No 131, n e s, 203.9 from n w cor Macdougal st, and 3d st, runs s e 23 x n e 100 x n w 30 x s w 100.3 to beginning, 3-sty brk tenement and 3-sty brk tenement in rear. Maria P Balch widow et al to Estelle B wife of Wm S Harwood, of Los Gatos, Cal. B & S. Nov 25. Dec 26, 1907. 2:543—66. A $12,000—$13,500. nom

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HECLA IRON WORKS
North 10th, 11th and 12th STREETS
BROOKLYN, - - - NEW YORK
Architectural Bronze AND IRON WORK

6th st E, No 322, s s, 300 s e 2d av, 25x97, 5-sty brk tenement. Julius B Fox to Joseph L Buttenwieser. Mort $25,000. Dec 24. Dec 26, 1907. 2:447—17. A $16,000—$24,000. other consid and 100

6th st E, No 322, s s, 300 s e 2d av, 25x97, 5-sty brk tenement. Joseph L Buttenwieser to Julius B Fox. Dec 20. Dec 24, 1907. 2:447—17. A $16,000—$24,000. other consid and 100

13th st E, No 531, n s, 245 w Av B, 25x76.3, 4-sty brk tenement and store and 2-sty brk tenement in rear. Sebato Petillo to Maria Romanelli. All liens. Dec 24. Dec 26, 1907. 2:407—45. A $13,000—$16,000. other consid and 100

13th st E, Nos 509 and 511, on map No 509, n s, 121 e Av A, 37.6x103.3, 6-sty brk tenement and store. Cristoforo Zuccaro to Giovanni Parisi. ½ part, and Josephine Parisi his wife, ½ part for life. Mort $55,200. Dec 23. Dec 24, 1907. 2:407—56. A $20,000—$55,000. other consid and 100

18th st W, No 324, s s, 290 w 8th av, 20x92, 3-sty brk dwelling. James Adam to Mary J wife of Edward Holton. B & S. Mort $11,400. Dec 10. Dec 24, 1907. 3:741—48. A $9,500—$11,500. other consid and 100

21st st W, Nos 218 and 220, s s, 235 w 7th av, 46.10x100.5, 7-sty brk tenement. Emerence K Ager to James L Van Sant, of Tarrytown, N Y., and Alex D Duff. Mort $85,000. July 8. Dec 24, 1907. 3:770—51. A $36,000—$90,000. other consid and 100

22d st W, No 467, n s, 208.4 e 10th av, 16.8x98.9, 4-sty stone front dwelling. George Keller to Catherine Doyle, of Hoboken, N J. Mort $10,000. Dec 21. Dec 23, 1907. 3:720—14. A $8,000—$10,000. other consid and 100

24th st W, No 39, n s, 283.4 e 6th av, 20.10x98.9, 4-sty stone front building and store. Imogene L wife of Geo G Guion to said Geo G Guion. B & S. April 25. Dec 23, 1907. 3:826—17. A $34,000—$40,000. 43,000

28th st E, Nos 313 and 315, n s, 161.8 e 2d av, 40.10x98.9, 6-sty brk tenement and store. Samuel Abraham to Morris Abraham. ½ part. Mort $52,918.33. Dec 3. Dec 23, 1907. 3:934—8. A $16,500—$53,500. other consid and 100

31st st E, No 208, s s, 470 w 2d av, 20x98.9, 3-sty brk tenement. Arthur P Holland to Edw L Montgomery, Jr. Mort $11,500. Dec 18. Dec 23, 1907. 3:911—59. A $8,000—$11,000. 15,875

32d st W, No 4, s s, 125 w 5th av, 25x98.9, 4-sty stone front dwelling. Maria L Dehon to Maria H Dehon. B & S. Nov 4. Dec 20, 1907. 3:833—48. A $80,000—$90,000. nom

33d st W, No 141, n s, 225 e 7th av, 25x98.9, 2-sty brk building. Eugene C Potter to Potter & Bro, a corpn. ½ part. Mort $70,000. Nov 18. Dec 24, 1907. 3:809—15. A $60,000—$63,000. nom

34th st E, each side
35th st E, each side
36th st E, each side
37th st E, each side
38th st E, s s

bet Madison av on the west and Lexington av on the east, and on Madison, Lexington and 4th avs as shown on map of Murray Hill Estate. Agreement to release restrictions as to building, etc. Margt S E Cameron with Madison Realty Co et al (the property owners who sign are those owning property on 34th and 33d sts only). July 19. Dec 20, 1907. 3:863—864, 889, 890. nom

42d st E, No 230, s s, 155 w 2d av, runs w 25 x s 98.9 x w 25 x s 31.2 x s e 139.7 x n 94.1 x w 75 x n 98.9 to beginning, 5-sty brk tenement and store and 1 and 2-sty frame buildings of coal yard in rear. Joseph Gordon to Jennie E Gordon. Mort $35,000. Dec 20. Dec 23, 1907. 5:1315—34 and 19½ to 23½. A $31,000 -$36,000. nom

43d st E, No 333, n s, 156.6 w 1st av, 28x100.5, 5-sty brk tenement. Wm F Mittendorf to Alfred D Mittendorf. B & S. Dec 20. Dec 23, 1907. 5:1336—17. A $10,500—$24,000. other consid and 100

43d st W, No 450, s s, 293 e 10th av, 19x100.5, 4-sty brk dwelling. Frank H Hellmund et al to Anna Dietz, of Brooklyn. Q C. Nov 13. Dec 20, 1907. 4:1052—53. A $8,000—$10,500. nom

54th st W, No 306, s s, 125 w 8th av, 25x100, 5-sty brk tenement and store. N Y & N J Land and Impt Co to Myron H Oppenheim. All liens. Dec 21. Dec 23, 1907. 4:1044—38. A $15,000—$32,000. nom

54th st E, No 338, s s, 225 w 1st av, 25x100.5, 5-sty brk tenement and store. Emanuel Eschwege to Rachel Dresner. All liens. Dec 20, 1907. 5:1346—36. A $9,000—$22,000. nom

56th st W, No 22, s s, 350 w 5th av, 22x100.5, 4-sty and basement stone front dwelling. Eliza M Smith to Emelie W Kerr widow. B & S and C a G. Mort $30,000. July 14, 1891. Dec 20, 1907. 5:1271—52. A $63,000—$75,000. 65,000

56th st W, No 50, s s, 233 e 6th av, 20x100.5, 4-sty and basement brk and stone dwelling. Eugene C Potter to Potter & Bro, a corpn. Mort $58,000. Nov 18. Dec 24, 1907. 5:1271—65. A $49,000—$58,000. nom

57th st W, Nos 29 and 31, n s, 500 w 5th av, 50x100.5, two 4-sty brk and stone dwellings, valued at $115,000. 5:1273—16 and 17. A $198,000—$250,000.
CONTRACT to exchange for
Nassau st, No 75, Brooklyn; also
South st, No 369, n s, 42.4 w Gouverneur st, 21.2x69.6, 3-sty brk cooperage, both of said parcels valued at $27,500.
Edward V Loew with Jacob Rothschild. Aug 24, 1882. Dec 23, 1907. 2:244—7. A $5,000—$6,000. exch

61st st E, No 221, n s, 245 e 3d av, 18x100.5, 3-sty brk and stone dwelling. FORECLOS, Dec 4, 1907. Philip I Schick ref to Wm L Mitchell. Morts $10,800. Dec 24, 1907. 5:1416—10½. A $10,000—$13,500. 15,525

76th st E, No 431, n s, 413 e 1st av, 25x102.2, 4-sty brk tenement. Meyer Deutsch to Rachael Deutsch. All title. Dec 20. Dec 24, 1907. 5:1471—17. A $8,000—$15,000. other consid and 100

76th st W, No 167, n s, 140 e Amsterdam av, 20x102.2, 4-sty and basement brk dwelling. Benjamin Natkins to Thos W Russell. Mort $28,500. Dec 21. Dec 23, 1907. 4:1148—7. A $14,000—$27,000. 100

82d st E, s s, 103.8 e 3d av, strip 7.4x102.2. Release mort. The Corn Exchange Bank to Abram Hillman and Albert Price. Nov 30. Dec 24, 1907. 5:1527; part lot 44. 8,000

85th st W, No 336, s s, 375 w West End av, 25x102.2, vacant. George Backer to William Rosenzweig Realty Operating Co. Mort $12,000. Dec 7. Dec 23, 1907. 4:1246—48. A $15,000—$15,000. 100

Same property. William Rosenzweig Realty Operating Co to Geo L Willson. Mort $16,750. Dec 23, 1907. 4:1246. other consid and 100

85th st E, No 310, s s, 144 e 2d av, 28x102.2, 4-sty stone front tenement. Franz Foerster to Sophie Berkowitz. Morts $16,000. Dec 24, 1907. 5:1547—46. A $9,500—$15,500. other consid and 100

86th st E, No 340, s s, 200 w 1st av, 25x102.2, 6-sty brk tenement and store. Antonio Varasano to Adelina Anselini, also known as Adelina Varasano. ½ of all right, title and interest in his ½ part. Mort $37,000. Dec 19. Dec 20, 1907. 5:1548—35. A $10,000—$32,000. nom

88th st W, No 178, s s, 125 e Amsterdam av, 19x100.8, 3-sty and basement stone front dwelling. Henry C Niedenstein to Edward Carroll, Jr. Sept 13. Dec 21, 1907. 4:1218—59. A $9,500—$17,000. other consid and 100

91st st E, No 321, n s, 325 e 2d av, 25x100.8, 5-sty brk tenement and store. Sophia Turchin to Israel Safer. Mort $26,600. Dec 19. Dec 24, 1907. 5:1554—14. A $8,000—$26,000. nom

93d st W, Nos 309 to 317, n s, 175 w West End av, 125x100.8, two 7-sty brk tenements. N Y and N J Land and Impt Co to Myron H Oppenheim. Mort $——. Dec 21. Dec 23, 1907. 4:1252—41 and 44. A $70,000—$270,000. nom

94th st W, No 150, s s, 475 w Columbus av, 18x100.4 to c l Apthorps lane, x18.2x101.2, 4-sty and basement stone front dwelling. Rose C De Nin to Rosetta J Reilly. Mort $19,000. Sept 19. Dec 24, 1907. 4:1224—52. A $9,000—$18,000. other consid and 100

95th st E, Nos 53 to 63, n s, 175 w Park av, 125x100.8, three 6-sty brk tenements. Samuel Mandel to Harris Mandelbaum and Fisher Lewine. Mort $193,500. Dec 21. Dec 24, 1907. 5:1507—25 to 29. A $90,000—$216,000. other consid and 100

95th st E, No 18, s s, 133.9 w Madison av, 16x100.8, 5-sty stone front dwelling. Arnold Kohn to Rosy Kohn. June 17, 1902. Dec 24, 1907. 5:1506—61½. A $20,500—$30,500. gift

96th st W, n s, at w s Old Bloomingdale road, former line or abt 86.8 e Broadway, runs — to c l Old Bloomingdale road, x ½ block, vacant. Samuel Borchardt to David L Einstein. Q C. Dec 20. Dec 23, 1907. 7:1868—24. A $8,000—$8,000. nom

96th st W, n w cor Old Bloomingdale road or abt 86.8 e Broadway, runs n 100.9 x e — to c l Old Bloomingdale road, x s — to st, x w — to beginning, vacant. Chas J La Grassa to David L Einstein. Q C. Dec 17. Dec 21, 1907. 7:1868—24. A $8,000—$8,000. nom

Same property. Release mort. Union Dime Savings Inst to same. All title. Dec 19. Dec 21, 1907. 7:1868. nom

96th st E, No 334, s s, 140 w 1st av, 35x100.8, 6-sty brk tenement and store. Samuel Solomon to Sarah Levine. Mort $37,800. Dec 2. Dec 21, 1907. 5:1558—33. A $10,500—$44,000. exch and 100

96th st E, n s, 200 e 5th av, 100x100.11, vacant. Francis K Pendleton to John C Tredwell. Mort $90,000. July 1. Dec 20, 1907. 6:1602—9 to 11. A $121,000—$121,000. nom

96th st E, n s, 200 e 5th av, 100x100.11, vacant. John C Tredwell to Isaac H Clothier, of Phila, Pa. Mort $90,000. Dec 7. Dec 20, 1907. 6:1602—9 to 11. A $121,000—$121,000. nom

97th st W, s s, 100 e Broadway, runs e — to c l Old Bloomingdale road, x s w — to c l of block, x w — to w s Old Bloomingdale road, x n 2.6 x again n 98.4 to beginning ,vacant. Gustave Straus to Samuel Borchardt. B & S. Nov 15, 1902. Dec 21, 1907. 7:1868—40 and 41. A $8,000—$8,000. nom

Same property. David L Einstein to same. Q C. Dec 19, 1907. Dec 21, 1907. 7:1868. other consid and 100

99th st W, No 14, s s, 250 w Central Park West, 25x100.11, 5-sty brk tenement. Bertha Pape to H Nicholas Wierk. Mort $22,500. Mar 28. Dec 20, 1907. 7:1834—43. A $11,000—$25,000. nom

99th st W, No 304, s s, 296.1 e Riverside av, 45x100.11, 7-sty stone front tenement. Wm K Everdell to Annie H E Grannis, of Tenafly, N J. Mort $85,000. Dec 20. Dec 24, 1907. 7:1888—27. A $27,000—$85,000. nom

104th st E, No 24, s s, 95 w Madison av, 25x100.11, 6-sty brk tenement and store. Nathan Harris to Samuel Harris. ½ part. Mort $35,000. Dec 23. Dec 24, 1907. 6:1609—60. A $12,000—$35,000. other consid and 100

105th st E, No 9, n s, 175 e 5th av, 25x100, 2-sty frame dwelling. FORECLOS, Dec 16, 1907. Frank E Hipple (ref) to Eva Diamondston. Mort $10,000. Dec 19. Dec 20, 1907. 6:1611—7. A $13,000—$28,000. 12,000

109th st E, Nos 76 and 78, s s, 85 w Park av, 34x100.11, two 4-sty stone front tenements. Myer Bach to Annie wife of Joseph Solomon. Mort $28,625. Dec 20. Dec 21, 1907. 6:1614—40½ and 41. A $13,000—$20,000. nom

110th st E, Nos 75 and 77, n s, 80 w Park av, 50x100.10, two 5-sty brk tenements and stores. The Cosmopolitan Realty Co to Adolph L Goldner. Morts $42,000. Apr 20, 1905. (Re-recorded from May 2, 1905.) Dec 20, 1907. 6:1616—31 and 32. A $22,000—$50,000. other consid and 100

110th st E, s s, 300 e 2d av, 50x100.11, vacant. Edwin T Bailey to Eliseo Saggese. Mort $12,600. Dec 19. Dec 20, 1907. 6:1681—39 and 40. A $12,000—$12,000. other consid and 100

113th st W, n s, 150 w Amsterdam av, 75x100.11, vacant. Benedict Funkelstein to Merida Realty Co, ½ part. Marcus L Osk and Isidor Edelstein ½ part. B & S. All liens. Dec 20. Dec 26, 1907. 7:1885—24 to 26. A $39,000—$39,000. other consid and 100

113th st W, n s, 150 w Amsterdam av, 75x100.11, vacant. Sidney H Hersch to Benedict Funkelstein. B & S. All liens. Dec 12. Dec 21, 1907. 7:1885—24 to 26. A $39,000—$39,000. other consid and 100

Same property. Release dower. Roselle H wife of Marcus L Osk to same. Dec 12. Dec 21, 1907. 7:1885. other consid and 100

113th st E, No 235, n s, 200 w 2d av, 25x73.11, 5-sty brk tenement. FORECLOS, Dec 12, 1907. John E Duffy ref to Adrian H Jackson. Morts $——. Dec 17. Dec 23, 1907. 6:1663—17. A $6,000—$18,000. 3,900

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# THE GEORGE A. JUST COMPANY

**239 Vernon Ave., Boro. of Queens, New York City**

# IRONWORK FOR BUILDINGS


Same property. Adrian H Jackson to William Seidman. B & S. Dec 21. Dec 23, 1907. 6:1663. other consid and 100

118th st W, No 112, s s, 159 w Lenox av, 16x100.11, 3-sty and basement stone front dwelling. Helen A P Whitney to Gertrude H Pettigrew. ½ part. All title. Mort $9,000. Dec 19. Dec 20, 1907. 7:1902—40. A $7,600—$11,500. other consid and 100

118th st E, Nos 152 and 152½, on map No 152, s s, 67.9 e Lexington av, 25x100.11, 3-sty frame tenement and 2-sty frame tenement in rear. FORECLOS, Dec 17, 1907. Richard H Clarke ref to Esther Flaum. Mort $9,000. Dec 19. Dec 20, 1907. 6:1645—50. A $10,000—$10,500. $100 over mort of 9,000

119th st E, Nos 306 and 308, s s, 100 e 2d av, 40x100.11, two 5-sty brk tenements. Bettie Simon to Mary E O'Connor, Town of Union, N J. Morts $38,400. Dec 18. Dec 21, 1907. 6:1795—49 and 50. A $9,600—$36,000. other consid and 100

123d st W, No 26, s s, 100 e Lenox av, 18x100.11, 3-sty and basement stone front dwelling. Trust deed. Thomas O'Reilly and Marion P O'Reilly his wife to said Marion P O'Reilly as TRUSTEE. B & S. Dec 24. Dec 26, 1907. 6:1721—29. A $9,000—$14,500. nom

126th st E, No 15, n s, 177.5 e 5th av, 17.6x99.11, 3-sty stone front dwelling. Trust deed. Thos O'Reilly and Marion P O'Reilly his wife to said Marion P O'Reilly as TRUSTEE. B & S. Dec 24. Dec 26, 1907. 6:1751—8. A $9,000—$13,000. nom

127th st W, No 213, n s, 125 w 7th av, 13x99.11, 3-sty and basement stone front dwelling. Release dower. Tomasa S De Quesada widow to Angelina M de Quesada. All title. April 23. Dec 21, 1907. 7:1933—26½. A $5,200—$7,500. nom

128th st E, Nos 168 and 170, s s, 138.9 w 3d av, 38.6x99.11, two 3-sty brk dwellings. William Bachrach et al to Isaac Helfer. Mort $15,000. Dec 2. Dec 26, 1907. 6:1776—43 and 44. A $12,000—$16,000. other consid and 100

133d st W, No 527, on map Nos 525 and 527, n s, 262.6 w Amsterdam av, 37.6x99.11, 6-sty brk tenement and store. Brody, Adler & Koch Co, a corpn, to Mary W Lillie. Mort $36,000. Dec 23. Dec 24, 1907. 7:1987—21. A $11,250—P $35,000. other consid and 100

133d st W, Nos 530 and 532, s s, 327.6 w Amsterdam av, 35x99.11. Harry Held to Patrick Doonan. Mort $18,000. Dec 21. Dec 23, 1907. 7:1986—109 and 110. A $10,400—$20,000. nom

134th st W, No 518, s s, 393 w Amsterdam av, 43.9x99.11, 5-sty brk tenement. Release mort. N Y Investment and Impt Co to Chas E Jones Co. Dec 19. Dec 23, 1907. 7:1987—48. A $15,000—P $30,000. 37,936.50

135th st W, No 28, s s, 485 e Lenox av, 25x99.11, 6-sty brk tenement and store. Edward A Grenzbach to Katy M wife of Edward A Grenzbach. Mort $22,000. Dec 13. Dec 26, 1907. 6:1732—52. A $12,000—$35,000. nom

149th st W, Nos 224 to 230, s s, 340 e 8th av, 80x99.11, two 6-sty brk tenements. Mary F Kelly to Moser Arndtstein. Morts $92,000. Dec 19. Dec 20, 1907. 7:2034—48 and 50. A $21,000—$92,000. other consid and 100

160th st W, No 524, s s, 300 w Amsterdam av, 37.6x99.11, 5-sty brk tenement. 8:2118—26. A $12,000—$40,000.

160th st W, No 556, s s, 175 e Broadway, 37.6x99.11, 5-sty brk tenement. 8:2118—13. A $12,000—$40,000.

160th st W, Nos 550 and 552, s s, 250 e Broadway, 75x99.11, two 5-sty brk tenements. 8:2118—17 and 18. A $24,000—$80,000. The Roosevelt Realty and Construction Co to Lucius H Beers of Southampton, L I. Mort $166,000. Dec 17. Dec 23, 1907. other consid and 100

162d st W, No 542, s s, 281 e Broadway, 19x99.11, 3-sty brk dwelling. Georgia A wife of Robt M MacDonald to John C Duffy. Mort $15,250. Dec 21. Dec 26, 1907. 8:2120—17. A $7,600—$13,500. other consid and 100

163d st W, No 436, s s, 275 e Amsterdam av, 25x112.6, 5-sty brk tenement. Harris Levenson to Asher Simon Realty Co. Mort $29,000. Oct 15. Dec 24, 1907. 8:2110—17. A $8,000—$24,500. other consid and 100

177th st W, s s, 100 w Audubon av, 150x99.11, vacant. Gem Realty Co to Arthur W Saunders. B & S. All liens. Dec 18. Dec 20, 1907. 8:2133—40. A $—— $——. other consid and 100

180th st W, s s, 175 w Amsterdam av, 100x100, vacant. Joseph Horowitz to Louis Garfiel. Mort $28,000. Dec 20. Dec 21, 1907. 8:2152—39 and 40. A $24,000—$24,000. other consid and 100

182d st W, Nos 620 and 622, s s, 50 e Wadsworth av, 50x70, 5-sty brk tenement. Emilie Uthe to Max Markel. Mort $37,000. Nov 30. Dec 26, 1907. 8:2165—6. A $10,000—$36,000. other consid and 100

Av A, No 1418, e s, 51.7 n 75th st, 25x98, 3-sty frame tenement and store. Mishkind-Feinberg Realty Co to Dora Aduchowsky. Mort $8,000. Dec 19. Dec 20, 1907. 5:1487—3. A $6,500—$8,000. nom

Av A, No 270, e s, 46 s 17th st, 24.6x95.6, 5-sty brk tenement and store. Frank M Franklin to Morris Rosen. Mort $24,700 and all liens. Aug 30, Dec 23, 1907. 3:974—60. A $9,500—$16,000. other consid and 100

Amsterdam av, part of No 869, e s, 99.11 n 102d st, —x—, part 2-sty brk store. Certificate of redemption of sheriffs sale dated Dec 26, 1906, and more fully described in certificate recorded Jan 11, 1908 (?) Nicholas J Hayes (sheriff) to Frederick and Marie Schmidt. Dec 21, 1907. Dec 26, 1907. 7:1857, assessed with lot No 64½. 110

Audubon av, 172d st | n e cor 172d st, 94.6x95, vacant. Mary W Lillie to Brody, Adler & Koch, a corpn. Mort $35,000. Dec 23. Dec 24, 1907. 8:2129—30 to 33. A $30,500—$30,500. other consid and 100

Audubon av, 177th st, 178th st | s w cor 178th st, 189.10 to n s 177th st x100, vacant.

Audubon av, 176th st, 177th st | s w cor 177th st, 199.10 to n s 176th st x100, vacant.

Monticello Realty Co to Julia Taggart. Mort $114,000. Oct 28. Dec 24, 1907. 8:2133—assessed with lot 7. other consid and 100

Same property. Julia Taggart to Washington Heights Development & Construction Co. All liens. Oct 28. Dec 24, 1907. 8:2133. other consid and 100

Broadway, Nos 3136 to 3142, 125th st | n e cor 125th st, 99.1x75, 7-sty brk tenement and store. Eugene C Potter to Potter & Bro, a corpn. Mort $125,000. Nov 18. Dec 24, 1907. 7:1980—1. A $63,000—$170,000. nom

Broadway, No 810, e s, 291.6 n 10th st, 23.8x115.9x23.7x115.6, 5-sty brk loft and store building. Surety Realty Co to The Apartment Construction Co. Q C and confirmation deed. Morts $——. Jan 5, 1907. Dec 20, 1907. 2:557—11. A $95,000—P $95,000. nom

Broadway, 94th st | s e cor 94th st, runs e 146 to c l Old Bloomingdale road, x s 56.3 x w 51.8 x s 30.4 to c l of Old Apthorps lane, x w 100 to e s Broadway, x n 83.3 to beginning, with all title in said old road or lane, 7-sty brk tenement with 1-sty extension in st. FORECLOS, Oct 3, 1907. Thos F Donnelly ref to Martin D Fink as TRUSTEE for John F Steeves et al. Morts $241,901.71 and all liens. Dec 26, 1907. 4:1241—46. A $150,000—$300,000. 21,000

Lexington av, No 1846, 96th st, No 138 | s w cor 96th st, 100.8x36, 5-sty brk tenement and store. Morris Sherwin et al to Louise H Saunders. B & S. All liens. Dec 23. Dec 24, 1907. 5:1524—56. A $43,000—$70,000. nom

Madison av, No 2023, on map Nos 2023 and 2025, e s, 50 n 128th st, 49.11x72.6, 6-sty brk tenement and store. Liebenthal Construction Co to William McGowan. Mort $57,500. Dec 20. Dec 21, 1907. 6:1753—assessed with lot 21. other consid and 100

Madison av, No 2023, on map Nos 2023 and 2025, e s, 50 n 128th st, 49.11x72.6, 6-sty brk tenement and store. Release mort. Joseph S Marcus to Liebenthal Construction Co. Dec 2. Dec 23, 1907. 6:1753, assessed with lot 21. 8,000

Madison av, Nos 1932 to 1940, 124th st, Nos 25 to 29 | n w cor 124th st, 100.11x95, two 7-sty brk tenements, stores on av. N Y & N J Land and Impt Co to Myron H Oppenheim. All liens. Dec 21. Dec 23, 1907. 6:1749—14 and 16. A $75,000—$240,000. nom

Madison av, No 935, e s, abt 18 n 74th st, —x—, 4-sty stone front dwelling. Copy of last will of Anna L wife of Franklin A Wilcox. May 10, 1872. Dec 20, 1907. 5:1389—23½. A $25,000—$29,000.

Pleasant av, No 396, 121st st, No 500 | s e cor 121st st, runs s 31.3 x e 3.3 x s 0.6 x e 73 x n 31.9 to st, x w 76.3 to beginning, 5-sty brk tenement and store. Esther Goldstein to Rosa Wasserman. Mort $25,875. Dec 20, 1907. 6:1817—32. A $9,000—$26,000. other consid and 100

Post av | n s, 350 w Academy st, 50x310 to Sherman av, vacant.

Sherman av | Blanche Corse to Carrie Covert. Mort $12,500. Nov 16. Dec 20, 1907. 8:2220—43 and 44 and 9. A $15,000—$15,000. nom

Riverside Drive, 89th st | s e cor 89th st, 111.5x148.5x100.8x101.3, 3-sty and basement stone front dwelling. Isaac L Rice to Solomon Schinasi. Mort $175,000. Dec 26, 1907. 4:1250—61. A $175,000—$275,000. other consid and 100

Riverside Drive, No 440, 116th st | n e cor 116th st, 80.8x104 to c l Old Bloomingdale road, x90.8 to 116th st, x62.5 to beginning, 2-sty frame dwelling and 1-sty frame stable and vacant. Lucius H Beers to Paterno Bros, a corpn. Mort $35,000. Dec 14. Dec 24, 1907. 7:1990—69 to 71. A $63,000 $63,000. other consid 100

St Nicholas av (11th av), w s, 100 s 179th st, 25x100, vacant. Realty Operating Co to Thomas S Walker, of Long Lake, N Y. Mort $6,500. Dec 19. Dec 24, 1907. 8:2162—17. A $10,000—$10,000. other consid and 100

St Nicholas av, Nos 742 and 744, e s, 60 n of c l 147th st, if extended, runs e 100 x s 60 x w 100 to av, x n 60 to beginning, 6-sty brk tenement. Alfred A Herrman to Michael F Burns of Brooklyn. B & S. Morts $95,000 and all liens. Dec 20. Dec 21, 1907. 7:2053—58. A $22,800—$85,000. nom

West Broadway, No 425, e s, 250 n Spring st, 25x100, 6-sty brk tenement and store. Jacob Edelbaum et al to Louis Rose. Mort $40,000. Dec 23. Dec 26, 1907. 2:501—7. A $21,000—$45,000. 100

1st av, No 1460, 76th st, Nos 400 and 400½ | s e cor 76th st, 22.2x78, 4-sty brk tenement and store. Leon Sobel to Emma W Cone. Mort $21,000. Dec 21. Dec 24, 1907. 5:1470—47. A $13,000—$23,000. other consid and 100

2d av, No 2432, e s, 60.11 s 125th st, 20x78, 3-sty stone front tenement. Carrie Goldfarb to Mary wife of and Callaghan McCarthy. Mort $5,000. Dec 23. Dec 24, 1907. 6:1801—49. A $6,500—$9,500. nom

2d av, Nos 1848 and 1850, e s, 50.8 s 96th st, 50x100, two 5-sty brk tenements and stores. Leon I Levien to Gertrude Thompson, of Brooklyn. Mort $53,000. Dec 19. Dec 23, 1907. 5:1558—51 and 52. A $26,000—$42,000. nom

2d av, Nos 1848 and 1850, e s, 50.8 s 96th st, 50x100, two 5-sty brk tenements and stores. Gertrude Thompson to Leon I Levien, of Brooklyn. Mort $58,000. Dec 19. Dec 23, 1907. 5:1558—51 and 52. A $26,000—$42,000. nom

2d av, No 2071, w s, 75.11 s 107th st, 25x75, 4-sty brk tenement and store. Julius Fried et al to Herman Fried. Mort $22,880. Dec 10. Dec 26, 1907. 6:1656—25. A $8,000—$17,000. nom

2d av, Nos 2112 to 2116. Agreement as to division and ownership of contract. Samuel Romanoff with Benjamin Wengroff. June 20, 1906. Dec 23, 1907. 6:1680.

2d av, No 2132, e s, 50.8 s 110th st, 25x75, 4-sty stone front tenement and store. Michael Marrone and ano to Louis Pepe. Mort $16,000. Dec 21. Dec 23, 1907. 6:1681—51. A $8,000—$14,000. other consid and 100

2d av, No 392, s e s, abt 75 s 23d st, 24.8x100, 5-sty brk tenement and store. Edw J Messemer to Juliette Messemer. Jan 6, 1906. Dec 20, 1907. 3:928—57. A $16,000—$21,000. nom

3d av, No 1449, e s, 22 s 82d st, 20x70, 4-sty stone front tenement and store. Solomon Mehrbach to Irving S Mehrbach. All liens. Dec 21. Dec 23, 1907. 5:1527—46. A $13,500—$19,000. nom

3d av, or Cooper sq, No 31 or Bowery, No 387 | e s, 73 n 5th st, 24x100, 3 and 4-sty brk tenement and store. Martin R Lalor to Richard R Costello. All title. B & S. Dec 23, 1907. 2:461—4. A $17,000—$23,000. other consid and 100

3d av, Nos 1143 and 1145, on map No 1145, e s, 40.5 s 67th st, 40x100, 6-sty brk tenement and store. Hamilton Heights Syndicate to Michael Cohn. Mort $52,000. Dec 23. Dec 24, 1907. 5:1421—47. A $30,000—$60,000. other consid and 100

Same property. Michael Cohn to Andrew Henderson. Morts $65,000. Dec 23. Dec 24, 1907. 5:1421. other consid and 100

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5th av, e s ,24.11 s 128th st, 50x110, vacant. William McGowan to Liebenthal Construction Co. Mort $30,000. Dec 20. Dec 21, 1907. 6:1752—70 and 71. A $34,000—$34,000. other consid and 100

10th av, No 506, e s, 49.5 n 38th st, 24.8x100, 5-sty brk tenement and store. Jane L Gallon to Joseph H Jasper and John Goebel, firm Jasper & Goebel. Mort $23,000. Dec 24, 1907. 3:736—3. A $15,000—$21,000. 100

## MISCELLANEOUS.

Contract as to electric equipment, &c. General Electric Co, of Schenectady, N Y, with Adrian H Joline and Douglas Robinson as recvrs of the Metropolitan Street Railway Co. Dec 17. Dec 23, 1907. —

Power of attorney. Laura T White to Geo H Granniss. Dec 19. Dec 20, 1907. —

## BOROUGH OF THE BRONX.

Under this head the * denotes that the property is located in the new Annexed District (Act of 1895).

Crotona Park East, Nos 11 to 15 Boston road | s s, 120.1 w Wilkens av, runs s e 125.10 x w 204.5 x s e 137.1 to n s Boston road at point 313.8 e Prospect av, x n w 264.3 x n e 34.11 to s s Crotona Park East, x e 207.8 to beginning, five 5-sty brk tenements. FORECLOS, Aug 8, 1907. Maxwell Davidson ref to Bronx Borough Bank. Morts $153,426.40. Dec 23, 1907. 11:2937 and 2938. 35,400

Elm pl, No 13, w s, 109.7 n 189th st, 25.3x93.6x25x89.6, 2-sty frame dwelling. Sarah A Lisk to Geo A Heckel. Mort $6,000. Dec 21. Dec 23, 1907. 11:3023. other consid and 100

*Fulton st, n w s, about 196 n 239th st, 100x100, Washingtonville. FORECLOSURE, June 22, 1906. Sampson H Weinhandler to Caroline Baecht. June 22, 1906. Dec 23, 1907. omitted

*Hancock st, w s, 475 n Columbus av, 22.6x100, Van Nest. Maria wife of Felix Ferago to Luigina Negri. Mort $4,000. Dec 2. Dec 26, 1907. other consid and 100

*Hazel st, e s, 200 s Cortland av, and being lot 404, map Arden property, Westchester. Release mortgage. Walter W Taylor, of Winterhaven, Florida, to Walter W Taylor, of Winterhaven, Florida. Dec 18. Dec 23, 1907. nom

Home st, n s, 25 e Barretto (Fox) st, 50x91.8x42.9x97.1, vacant. Max Schlesinger to Ruth Schlesinger. ½ part. All title. All liens. Nov 29. Dec 20, 1907. 11:2974. nom

Same property. Max Schlesinger and Ruth his wife to Celia Schlesinger. ½ part. All title. All liens. May 17, 1907. Dec 20, 1907. 11:2974. other consid and 100

Jennings st, No 753, n s, 213 e Union av, runs n 86.8 x n e 34.11 x e 11.10 x s 107.6 to st x w 40 to beginning, 5-sty brk tenement. Joel Sammet HEIR Sol Sammet to Henry Kruse. Mort $28,500 and all liens. Nov 12. Dec 21, 1907. 11:2962. other consid and 100

Lorillard pl, No 2394, e s, 41.1 s 187th st, 16.8x100, 2-sty frame dwelling. John F McKeon to Stephen J McKeon. Mort $2,500. Dec 19. Dec 20, 1907. 11:3054. other consid and 100

*Oak st, w s, about 180 s Boston Post road, and being part lot 9, map Arden property, at East and Westchester, begins 25 n, from s s lot 9, runs w 100 x n 25 x e 100 to st x s 25 to beginning. Emma L Shirmer to Patrick Byrnes. Nov 11. Dec 20, 1907. nom

*Storrow st, w s, 25 n Benedict av, 75x100. Morris Steinmetz and Matilda his wife to Lena Steinmetz of Cambridge, Mass. Mort $2,275. Oct 1. Dec 23, 1907. other consid and 100

Tiffany st, e s, 25 n Randall av, 25x100, vacant. Empire Development Co to Michael J Madden. All liens. Nov 15. Dec 21, 1907. 10:2767. 100

*4th st, s w cor Ruskin st, 36.10x119.4x31x120.6. Frank Tofano to Dominick Romano. Morts $914. Nov 30. Dec 21, 1907. nom

*4th st, s w cor Ruskin st, 36.10x119.4x31x120.6, Williamsbridge. Release mortgage. Frank M Patterson to Frank Tofano. Dec 20. Dec 21, 1907. 250

*10th st, n s, 280 w Av B, 25x108, Unionport. J Edward Bentz to Abraham Piser. Mort $4,500. Dec 1. Dec 24, 1907. other consid and 100

138th st, No 493, n s, 900 e Willis av, 25x100, 5-sty brk tenement and store. Cornelius Van Cleef to Frank H Fischedick. Mort $17,000. Dec 19. Dec 23, 1907. 9:2283. other consid and 100

152d st, No 319, on map Nos 317 and 319, n s, 350 w Courtlandt av, 50x100, 6-sty brk tenement. Margt T Johnston to William Seidman. Mort $63,000. Dec 19. Dec 23, 1907. 9:2412. other consid and 100

171st st, No 446, old No 708, s s, 50 e Park av, 25x90, 4-sty brk tenement. Emma Schmertz to Gertrude Schwartz of Brooklyn. Mort $16,500. Dec 24. Dec 26, 1907. 11:2902. other consid and 100

174th st, s s, 25 e Eden av, 50x81.9, vacant. Hugo Wabst to Mary Weisheimer. Mort $2,205. Nov 11. Dec 24, 1907. 11:2824. other consid and 100

Same property. Mary Weisheimer to Leodegar Siebert. Mort $3,000. Dec 20. Dec 24, 1907. 11:2824. other consid and 100

175th st, No 1035 (Fairmount av), n e s, old line, 150 s e Prospect av, old line, 50x200, except 6 ft strip taken for 175th st, 2-sty frame dwelling and vacant. Joseph Mercurio to Michael Mercurio. Mort $4,000 and all liens. Dec 9. Dec 24, 1907. 11:2953. other consid and 100

178th st (Mechanic st), n s, abt 58.2 e Bryant av (?), deed reads adj land Fredk A Archer, runs n e 91 x s e 38 x s w 89 to st x n w 38 to beginning, reserves awards from city, 2-sty frame dwelling. Vincent Bonagur to Minnie wife Vincent Bonagur. ½ part. Mort $3,700 and all liens. Dec 23. Dec 26, 1907. 11:3136. nom

*211th st (Magenta av), n s, 493 e White Plains road, 25x95.7 and being lot 208 map No 426 of lots near Williamsbridge station, 25x95.7. Release mort. Mark Lurie to Teresina Pizzutiello. Nov 27. Dec 20, 1907. 100

*211th st (Magenta av), n s, 843 e White Plains road, 25x95.2 and being lot 196 same map. Release mort. Same to Vincenzo Todaro and Gaetano Armao. Nov 27. Dec 20, 1907. 100

*214th st, late Av A, s s, 544 e White Plains road and being lot 28, map New Village of Jerome, 25x100. John Harrington to A Shatzkin & Sons. All liens. Dec 19. Dec 20, 1907. other consid and 100

*223d st, s s, 105 e White Plains road, 50.8x100, Williamsbridge. Annie E Rommel to Eberhardt Rommel. Dec 20. Dec 23, 1907. other consid and 100

*226th st, n s, 355 e White Plains road, 25x114, Wakefield. Irving Realty Co to Nicola Pecoraro. All liens. Dec 7. Dec 21, 1907. nom

*226th st, late 12th av, n s, 280 e 4th av, 25x114, Wakefield. Joseph Reitano et al to Carmine Squillante. Mort $4,750. Dec 2. Dec 24, 1907. other consid and 100

*227th st, late 13th av, n s, 105 w 4th st, 25x114, Wakefield. Alfonso Bottino to Carmine Squillante. ½ part. Mort $1,500. Nov 4. Dec 24, 1907. other consid and 100

236th st (Willard av), n s, 171.1 w Webster av, late Bronx River road, 25x100, vacant. John J McCann to Owen Sheehy. Dec 21. Dec 23, 1907. 12:3397. other consid and 100

*Av D | s w cor 10th st, 108x105, Unionport. Vincent Bonagur 10th st | to Minnie wife of Vincent Bonagur. Undivided interest. Mort $4,000 and all liens. Dec 23. Dec 26, 1907. nom

Arthur av, No 2472, e s, 270 n 188th st, 25x80.9x25x80.10, 2-sty brk tenement and store. Annie P N Hurlburt to Rosina Baldo. Q C. Dec 19. Dec 23, 1907. 11:3077. nom

Belmont av, Nos 2129 and 2131, w s, 78.7 n 181st st, 35.11x85x35.11x84.7, two 2-sty frame dwellings. Max Goldstein et al to Moses Kellman. Morts $13,290. Dec 20, 1907. 11:3082. nom

*Beech av, n s, 176 e Elm st, 25x100, Laconia Park. Andrea Loiacono to Anna Loiacono. Mort $400. Dec 16. Dec 20, 1907. other consid and 100

*Boston road, all right, title and int to c l of road lying in front of and adj the e ½ of plot 493, the e ½ of plot 490, the w ½ plot 489 map No 1106 of Arden property, Westchester, with all title to awards. Emma L Shirmer to Walter W Taylor, of Winterhaven, Florida. Q C. July 8. Dec 23, 1907. nom

Bryant av, No 1419, w s, 175 n Freeman st, 25x100, 2-sty frame dwelling. Herman N Freedman et al to Rolland D and Sigrid King as joint tenants. Mort $5,000. Dec 13. Dec 24, 1907. 11:2994. other consid and 100

Boston road, No 1086 late Morse av Trinity av 166th st | s e cor 166th st, late George st, 110.5 x224.11 to Trinity av, x100x178, except part taken for Trinity av, Boston road and 166th st, 2 and 3-sty frame dwelling and 2-sty frame chapel and vacant. Joseph Kaplan et al to Leo Brooks and Morris Orenge. 1-3 part. All title. Mort $48,000. Sept 2. Dec 24, 1907. 10:2632. other consid and 100

*Baychester av 233d st | w s, at n e s 233d st, runs n 154.8 x w 25 x s 134.5 to 233d st, x s e 32.1 to beginning, Edenwald. Harriet Niner to Sarah R Niner. ½ part. All liens. June 26. Dec 26, 1907. other consid and 100

*Berk av or Burke (?), e s, 100 n Jefferson av, 25x100. Alfred Patterson to Vandla Peterson. Mort $3,500. Dec 26, 1907. other consid and 100

Briggs av, e s, 120.5 s 198th st, abt 25x100, vacant. Samuel H Stone to Morris, Ralph, Eva, Leah, Olivia and Bella Lewine. B & S. May 3, 1904. Dec 20, 1907. 12:3295. other consid and 100

Bathgate av, e s, 171 s 3d av, late Kingsbridge road, or 25 n 184th st, 25x96, vacant. Uriah McClinchie to Charles Izmirian. Mort $5,500. Dec 11. Dec 23, 1907. 11:3052. nom

College av, No 1296, e s, 80 n 169th st, 16x100, 2-sty frame dwelling. Thornton Brothers Co to Adolph Stahl. Mort $3,000. Dec 24. Dec 26, 1907. 11:2783, 2785. other consid and 100

Courtlandt av 163d st, No 346 | s e cor 163d st, 56x115x50x90, 6-sty brk tenement and store. Leon Friedland to Samuel D Selikowitz of Brooklyn. All liens. Dec 17. Dec 26, 1907. 9:2408. nom

Same property. Samuel D Selikowitz to The Columbia Heights Construction Co. All liens. Dec 18, 1909 (?) should be 1907. Dec 26, 1907. 9:2408. nom

Clay av 173d st | w s, at n e s 173d st, runs n 104 x w 95 x s 76 to n e s 173d st, 173d st, and s e 98.9, vacant. Henry Kruse to Wolff Malino. Mort $8,000. Nov 24. Dec 21, 1907. 11:2790. other consid and 100

*Classon point road, c l, lots 2, 3 and 4, map (No 480 (76) filed in Westchester Co) of Classon Point.
Clasons Point road, e s, lots 7 and 8, same map, said 5 lots contains 36 7-10 acres, except parts taken for road.
American Mort Co to Clasons Point Land Co. B & S. Mort $25,000 and all liens. Dec 23. Dec 24, 1907. nom

Concord av, No 355 142d st | s w cor 142d st, 20x100, 2-sty brk dwelling. Release mortgage. Fanny C Lyon et al TRUSTEES Samuel E Lyon to Phoebe Minzie. Nov 30. Dec 20, 1907. 10:2573. 4,800

Same property. Phoebe Minzie to August Bay. Mort $2,500. Nov 6. Dec 20, 1907. 10:2573. other consid and 100

Clay av 173d st Warren st | n w cor Warren st, now 173d st, runs w 98.8 x s 25 to c l Warren st x e — to av x n 25 to beginning, except part for 173d st, vacant. James A Woolf to Henry Kruse, B & S and C a G. Aug 19. Dec 21, 1907. 11:2790. nom

Clay av Warren st 173d st | n w cor Warren st, runs w 98.8 x s 0.2 to n s 173d st x e 98.8 to av x n 0.5 to beginning, being a strip bet old n line Warren st and new line, n s 173d st, vacant. Release mortgage. Fredk A Guild to Henry Kruse. Dec 20. Dec 21, 1907. 11:2790. nom

Daly av, n w s, 122 n 179th st, 25.11x114, 2-sty frame dwelling. Henry and Max K Ellendt to Sarah Fitzpatrick and Margaret O'Keefe. Mort $4,000. Dec 19. Dec 21, 1907. 11:3122. other consid and 100

*Elliott av, w s, 301.10 n Elizabeth st, 33.3x125, Olinville. Lawrence P O'Neil to John A and Louise C Miller. Dec 16. Dec 24, 1907. nom

*Elliott av, w s, 301.10 n Elizabeth st, strip 2.5x125, Olinville. Leonora J Hinsdale to Lawrence P O'Neil. Q C. Dec 18. Dec 24, 1907. nom

*Elliott av, w s, 335 n Elizabeth st, —x—.
Elliott av, w s, adj above on n, —x—, being parts of lots 49, map No 2 of Olinville.
Boundary line agreement. Lawrence P O'Neil with Leonora J Hinsdale. Dec 18. Dec 24, 1907. nom

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Franklin av, No 1090, e s, 185.8 s Spring pl, now 166th st as on map Morrisania, 32.2x167.4x32.2x166.10, 2-sty brk dwelling. Elmer D Coulter to Augusta Realty Co. Mort $6,000. Dec 18. Dec 20, 1907. 10:2607. other consid and 100

Grand av, e s, 230 n 184th st, 15x96.11x15x98.4, 3-sty brk dwelling. Henry U Singhi to Chas P Cohn. Dec 23, 1907. 11:3199. other consid and 100

Grand av, e s, 275.3 n 184th st, 15x92.11x15x94.3, 3-sty brk dwelling. Same to Lewis H Woods. Dec 23, 1907. 11:3199. other consid and 100

Grand av, e s, 290.3 n 184th st, 15x91.7x15x92.11, 3-sty brk dwelling. Same to John Spahr, Jr, and Annie B Spahr, joint tenants. Dec 23, 1907. 11:3199. other consid and 100

Heath av, e s, 645.3 s Kingsbridge road, 50x118.8x52.9x101.10, vacant. Lansford F Chapman to Bertha A Deane. Mort $2,100. Dec 23. Dec 24, 1907. 11:3240. nom

Hull av, s s, 213.7 e Woodlawn road, 25x100, vacant. Stanley D Martin to Norman Martin. All liens. Dec 19. Dec 20, 1907. 12:3349. 500

Hunts Point road, w s, 25 s Spofford av, runs s along road 25 and 278.2 to road to public landing x — 215 to n s 145th st, x w 188.3 to e s Young av, x n 389.5 to s s Spofford av, x e 150 x s 25 x e 144.11 to beginning.

Spofford av, s s, 344.4 w Hunts Point road, being also at w s Young av, runs s along Young av 367.1 to n s 145th st, x w 498.6 and 226 to s s Spofford av, x e 610.8 to beginning.

145th st, s w cor road leading to public landing, runs w 728 and 236.10 x — 215 to n s Leggett Creek, x s e — to said road, x e 182 x n 252.10 and 161.2 to beginning.

Whitlock av, w s, 200 s 145th st, runs s 50 to s s 144th st, x e 576 to Leggett Creek, x s w, n e, e and n — to e s Harlem & Portchester R R, x n e 70 to n s 144th st, x e 123.9 to w s Whitlock av at beginning, with all title to creek, &c.

Brown av, e s, 125 n Spofford av, 50x102.

Leggetts Creek, c l, at Worthen st, runs s w 276.7 to c l Craven st, x s w 169.8 to c l of creek x n e 143.7 and 164.2 and 49.3 to beginning.

Craven st, c l, at c l of west branch Leggetts Creek, runs n w 18.8 and 67.3 and 56.8 and 40.9 and 21.7 to c l Garrison av, (Mohawk), x s w 169.11 to c l Craven st, x n e 172 to beginning.

Leggetts Creek, c l of west branch, at w s Garrison av, at point 159.8 n Craven st, runs n w 109.3 to e s land Harlem Branch of N Y, N H & H R R, runs n 114.2 to c l of creek x s e 25.5 and 64.11 and 56.7 to beginning.

Leggetts Creek, c l, at e s Tiffany st, at point 169.2 n Randall av, runs s e 27 x n e 95.2 and 55 and 101.3 into Casanova st, x s e 74.5 to c l Randall av, x s w 266.2 to e s Tiffany st, x n 219.2 to beginning.

Tiffany st, w s, at c l Leggetts Creek at point 250 n Randall av, runs w 100 x n 100 x w 130 to c l Worthen st, x n 168.10 to c l Leggetts Creek, x s e 127, 87.2 and 141.5 to beginning.

Randal av, n w cor Manida st, runs w 155.10 to c l public landing road, x n w 139.4 x n e 192 to w s Manida st, x s 264.8 to beginning.

Road to public landing, c l, 325 n Randall av, at point 9.7 e Manida st, runs n e along c l of road 119.7 x s 78.3 x w 90.5 to beginning, parts of above excepted,
vacant.
Release mort of portion conveyed to party 2d part. John H Judge EXRS Cath M Andrews to Empire Development Co. Dec 20. Dec 21, 1907. 10:2767. 700

Jerome av, n w s, Macombs road, Inwood av, 172d st | at e s Macombs road, runs n e along av, 497.2 to s s 172d st x w 332.5 to s e s Inwood av x s w 84.5 to e s Macombs road x s 16.8 and 332 to beginning, 2-sty frame dwelling and 1 and 2-sty frame buildings and vacant.

Jerome av, s w cor 172d st, a strip, runs w 332.5 to e s Inwood av x n 12.3 to former s s 172d st x e 332.5 to w s Jerome av x s 12.3 to beginning, vacant.
Fleischmann Realty & Construction Co to Leicester Realty Co. B & S. Mort $105,000. Dec 24, 1907. 11:2858. 100

*Old road, e s, 218 s Pugsley av, 25x83x25x84.10. Morris Steinmetz and Matilda his wife to Lena Steinmetz, of Cambridge, Mass. Mort $402.50. Oct 1. Dec 23, 1907. other consid and 100

*Pilgrim av, e s, 86 n Liberty st, 25x100.

Edison av, w s, 25 s Mildred pl, 25x100, Haight Estate, Westchester.
Susan Quinn to Henry Storck. Dec 18. Dec 23, 1907. nom

*Stillwell av, w s, abt 61 n McDonald st, 62.6x152.9x50x115.3. John J Brady to Hudson P Rose Co. Dec 21. Dec 26, 1907. 600

Summit av, w s, 899.3 s 165th st, 29.3x95, 4-sty brk tenement. Release mortgage. N Y Trust Co to Kemp-Jones Realty Co. Dec 23, 1907. 9:2523. other consid and 1,000

Tinton av, Nos 984 to 1004, e s, 100 s 165th st, 214.10x100, 11 2-sty frame dwellings. Gerald J Barry and Helene N his wife to Eliz M Barry. Morts $——. Nov 28, 1906. Dec 20, 1907. 10:2669. 100

Tinton av, No 982, e s, 314.10 s 165th st, 20.3x100, 2-sty frame dwelling. Gerald J Barry to Nora E Murphy. Mort $——. Nov 28, 1906. Dec 20, 1907. 10:2669. nom

*Unionport road, e s, 100 s Morris Park av, 25x107x25x106. Emil N Sorgenfrei to Carmela Levoli and Maria Liberti. Mort $1,000. Dec 21. Dec 23, 1907. other consid and 100

*Unionport road, n w cor Grant av, 25x—x25x105, Van Nest Park. Joseph Gamache to Dolphis Allard. ½ part. Mort $1,800. Dec 21. Dec 24, 1907. other consid and 100

Union av, Nos 1185 and 1187, w s, 41 s 168th st, 42x91.1, 5-sty brk tenement. Louis Greenberg to Simon Greenberg. Mort $38,080. Oct 25. Dec 26, 1907. 10:2672. other consid and 100

Union av, No 895, w s, 183.8 n 161st st, 26.4x93.3, 2-sty brk dwelling. Lena Aeschbach to Edward Greenbaum and John Oehler. All liens. Jan 5, 1905. Re-recorded from Jan 7, 1905. Dec 26, 1907. 10:2668. 5,000

Walton av, w s, 176.8 n Burnside av, 75.8x100.11, vacant. FORECLOS, Dec 26, 1907. John E Duffy ref to Simon E Osserman. Dec 26, 1907. 11:3185. omitted

*White Plains road, 217th st, n e cor 217th st, late 3d st, 114x131, Wakefield, except part for road and av. Michael J Dowd to James Butler. Mort $7,200. Dec 16. Dec 23, 1907. other consid and 100

*Westchester av, s s, 50 w Green av, 50x100. Cebrie Park. Abraham Piser to J Edward Bentz. Mort $2,500. Dec 1. Dec 24, 1907. other consid and 100

Webster av, Decatur av | w s, 165.6 n Kingsbridge road, 25x80.7 to Decatur av, x 25x77.7, vacant. David B Cocks to George Hitchcock, Jr. Dec 19. Dec 21, 1907. 12:3275. nom

Webster av, Decatur av | w s, 83.6 s 193d st, 25x95.8, to Decatur av, x25.2x 98.7, vacant. Same to Annie E Delaney. Dec 19. Dec 21, 1907. 12:3275. nom

Webster av, Decatur av | w s, 115.6 n Kingsbridge road, 50x77.7 to Decatur av, x50.4x71.7, vacant. Same to Mary Annan. Dec 19. Dec 21, 1907. 12:3275. nom

Webster av, Decatur av | w s, 158.6 s 193d st, 25x86.7 to Decatur av, x25.2x 89.8, vacant. Same to Johann A Wolf. Dec 19. Dec 21, 1907. 12:3275. other consid and 100

Webster av, Decatur av | w s, 183.6 s 193d st, 50x80.7 to Decatur av, x50.4x 86.7, vacant. Same to Wm A Wallas. Dec 19. Dec 21, 1907. 12:3275. other consid and 100

Webster av, Decatur av | w s, 133.6 s 193d st, 25x89.8, to Decatur av, x25.2x 92.7, vacant. Same to Annie McHugh. Dec 19. Dec 21, 1907. 12:3275. other consid and 100

Webster av, Decatur av | w s, 58.6 s 193d st, 25x98.8, to Decatur av, x25.2x 101.8, vacant. Same to Matilda Leuchtenburg. Dec 19. Dec 21, 1907. 12:3275. other consid and 100

Webster av, Decatur av | w s, 33.6 s 193d st, 25x101.8 to Decatur av, x10x 104.1.

Webster av, Decatur av | w s, 108.6 s 193d st, 25x92.7 to Decatur av, x25.2x 95.8, vacant.
Same to Sarah Langan. Dec 19. Dec 21, 1907. 12:3275. other consid and 100

*Willett av, w s, 201 n 216th st, 24x100, Olinville. Paul Dannhauser to Anna J Peacock. B & S and C a G. Mort $4,000. Dec 17. Dec 20, 1907. nom

*Westchester av, n w cor Old Classon Point road, runs w 372.8 x n 123.10 x e 372.3 to road x s 109.11 to beginning. Martin Geiszler to Wm W Astor, of London, Eng. Mort $10,000 and all liens. Dec 17. Dec 20, 1907. other consid and 100

3d av, No 4415, w s, 80.6 n 181st st, 25x102.11, 3-sty brk tenement and store.

*13th st, s s, 355 w Av C, 50x103, Unionport.

*Old road, n e cor Saxe av, 50x109, gore, Van Nest.
Patrick Monahan to Mary Monahan, of Brooklyn. All liens. Dec 11. Dec 21, 1907. 11:3048 and A T. nom

3d av, e s, 139.10 n 174th st, 150x100, vacant. FORECLOS, Dec 4, 1907. Rudolph A Seligmann ref to William Rosenzweig Realty Operating Co. Mort $26,000 and all liens. Dec 26, 1907. 11:2930. 7,500

*6th av, e s, 75 s 215th st, 25x100.

215th st, s s, 250 e 6th av, 25x100.

215th st, s s, 225 w Tilden av, 50x100.

215th st, s s, 100 w Tilden av, 50x100.

214th st, n s, 225 e 6th av, 25x100.

214th st, n s, 275 w Tilden av, 25x100.

214th st, n s, 225 w Tilden av, 25x100.
Laconia Park.
Frank Koch to A Shatzin & Sons. Mort $12,600 and all liens. Sept 17. Dec 20, 1907. other consid and 100

*All that parcel of salt meadow, together with undivided ½ part of the Hammock to which it is attached at Eastchester, at a place called the Hammock, bounded n e by said meadow formerly belonging to Sampson D Valentine and now of Lavinia Jones, and on all other sides by Griffins Creek, containing (exclusive of the Hammock 3 acres, 3 rods and 22 perches. Robt J Howe to Jennie Cockburn, of Brooklyn. Feb 8, 1896. Dec 21, 1907. nom

*Lots 10 and 29, blk 16.

Lot 21, blk 20.

Lots 2, 4, 40, 41 and 42, blk 25.

Lots 3, 4, 29 to 37 and 40 and 42, blk 29, map Pelham Park.
Walter W. Taylor to Geo P Shirmer. All liens. July 15. Dec 23, 1907. other consid and 100

*Lots 1, 2, blk 30
Lots 20 and 21, blk 17
Lots 2, 5 and 6, blk 28
Lot 14, blk 25 | Same map.
Lots 1, 5 and 6, blk 33
Same to same. Dec 18. Dec 23, 1907. other consid and 100

*Lots 146 B and 147 A, map portion of Penfield property at Wakefield. Wm H Longton to Edward Longton of Newark, N J. Mort $4,400. Nov 18. Dec 24, 1907. 100

*Lots 312 to 318 and 320 to 327, map (No 1130) of 327 lots Hunter Estate. ½ part.

Also ½ part in all right, title and interest to land lying bet w s lot 307 and land of Agnes M Cooley on west, and bet n s of lots 327 and s s land Agnes M Cooley on the n and bet e s lot 327 and w s land of Thomas Timpson on east.
N Y Exchange Realty Co to Isabella M Meeks. ½ part. All liens. Dec 11. Dec 24, 1907. other consid and 100

*Plot begins 740 e White Plains road at point 725 n along same from Morris Park av, runs e 100 x n 75 x w 100 x s 75 to beginning, with right of way over strip to Morris Park av. Patrick C Hayes to Kate wife Patrick C Hayes. All liens. Dec 23. Dec 24, 1907. nom

## L·E A S E S

Dec. 20, 21, 23, 24 and 26.

### BOROUGH OF MANHATTAN.

Allen st, No 175, south store on stoop. Moses Sanders to Leon Levenberg; 1½ years, from Jan 1, 1908. Dec 24, 1907. 2:416..300

Columbia st, No 114. Assign lease. Joseph Goldstein to Anna Goldstein. All title. Q C. Jan 3, 1899. Dec 26, 1907. 2:335. .....nom

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ATLAS PORTLAND CEMENT'T
30 BROAD STREET, NEW YORK

Delancey st, No 148, all. Hugo E Distelhurst to Morris and Simon Weisberger; from May 1, 1908 to Apr 30, 1913. Dec 24, 1907. 2:348.....4,500 and 5,004

Division st, No 191, west store and 4 rooms above stores. Nathan Rippe to David Goldstein; 10 years, from Jan 1, 1908. Dec 26, 1907. 1:285.....1,200

Dyckman st, Nos 168 and 170, s s, 100 w Sherman av, 50x200, all. Michael A Hoffmann to Edwin S Brower and Wm N Deas; 5 4-12 years, from Jan 1, 1908. Dec 20, 1907. 8:2175.2,100 to 3,000

Elizabeth st, Nos 49 and 51, rear part of 4th loft. Jackson & Marks Mfg Co to Thomas Stretch; 2½ years, from Dec 1, 1907. Dec 23, 1907. 1:204. 420

Greenwich st, Nos 686 to 690, all. Thomas Farrell to The Consolidated California Vineyard Co; 10 years, from May 1, 1906. Dec 23, 1907. 2:630.....6,500

Greenwich st, No 78, all. Caroline Le Roy Bonaparte to Jeremiah B Gruman; 5 years, from May 1, 1904. Dec 20, 1907. 1:18.....1,700 and 1,800

Murray st, No 35, store, basement and subbasement. Catharine Whittemore to Wm I Kollisch and ano; 5 years, from May 1, 1908. Dec 26, 1907. 1:133.....2,200 and 2,500

Orchard st, No 186, basement store, &c, and 2 rooms. Samuel Zaleschitz to Joe Ikenson and Joel Zimmerman; 3 years, 4½ months, from Dec 15, 1907. 2:412.....612

Same property. Assign lease. Joe Ikenson and ano to Saml Helenbrand and David Fund. Dec 9. Dec 26, 1907. 2:412.. nom

Orchard st, No 20, all. Samuel Postol to Fannie Postol; 3 years, from Dec 15, 1907. Dec 20, 1907. 1:298.....3,300

Pitt st, No 67. Assign lease. Sarah Mollenick to Henry Eisenstadt. Dec 9. Dec 24, 1907. 2:343.....nom

Spring st, n e cor Mott st, 3 stores and basement. Nathan Rubenstein to Ignazio Lupo; 5 4-12 years, from Jan 1, 1908. Dec 24, 1907. 2:493.....1,200

Suffolk st, No 53. Assign lease. Sarah Mollenick to Henry Eisenstadt. Dec 9. Dec 24, 1907. 2:351.....nom

Sullivan st, No 169, store and basements, &c. Raffaele Gianinsto to Salvatore Altamore; 4 years, from Jan 1, 1908. Dec 23, 1907. 2:525. 575

Walker st, No 89, all. Thos F Kaughran and ano TRUSTEES John E Kaughran to Anna L Lintig; 10 years, from Jan 1, 1908. Dec 23, 1907. 1:195.....taxes, &c, and 2,000

Washington st, Nos 507 and 509, 5-sty building. Nicholas W Day et al EXRS Joseph Naylor to Perkins-Goodwin Co; 5 years, from Jan 1, 1908. Dec 26, 1907. 2:596.....3,600

2d st, No 176, store and basement. Egerton L Winthrop et al to Louis Glicksman; 2 9-12 years, from Aug 1, 1905. Dec 24, 1907. 2:398.....780

Same property. Assign lease. Louis Glicksman to Nathan Gans. Dec 16. Dec 24, 1907. 2:398.....nom

Same property, store, basement and 2d floor. Egerton L Winthrop et al to Nathan Gans; 3 years, from May 1, 1908. Dec 24, 1907. 2:398.....1,140

4th st, No 14 West. Assign lease. Joseph Meyer to Sofi Lekowski. Dec 19. Dec 23, 1907. 2:535.....nom

5th st, No 318 East. Assign lease. Sarah Mollenick to Henry Eisenstadt. Dec 9. Dec 24, 1907. 2:446.....nom

10th st, No 351 East, all. Daniel Millstein to Esther Sussman; 3 years, from Jan 1, 1908. Dec 26, 1907. 2:393.....2,400

12th st, No 639 East, all. Sigmund Morgenstern and ano to Moses Schaffal or Schaffel; 3 years, from Jan 1, 1907. Dec 26, 1907. 2:395.....5,444

12th st, Nos 641 and 643 East, all. Sigmund Morgenstern to Moses Schaffel; 3 years, from Jan 1, 1907. Dec 24, 1907. 2:395.....5,432

19th st, No 240 East, all. Rudolph Keppler and ano EXRS, &c, Louise Ehrlicher to John Gebhard; 3 years, from Dec 1, 1907. Dec 20, 1907. 3:899.....1,350 and 1,400

19th st, No 337, n s, 375 e 9th av, 24.9x91.11, all of the lot. Kath T Moore to Garret S Wright; 18 years, from Nov 1, 1907, (21 years renewal). Dec 13, 1907. 3:743.....taxes, &c, & 500

Same property. Bill of sale of buildings. Same to same. Oct 22, 1907. Dec 13, 1907. 3:743. Corrects error in last issue when lines were separated.....400

24th st No 478, s w s, 36 s e 10th av, 18x80. Consent to assign lease. Mary M Sherman to Henry W Freeman EXR, &c, Almira W Freeman. Aug 17, 1907. Dec 26, 1907. 3:721.....

Same property. Assign lease. Emmeline P Ketteli DEVISEE will Almira W Freeman decd and Henry W Freeman EXRS, &c, Almira W Freeman to Charlotte R wife of Geo B Kettell. Undivided right, title and interest. Dec 6, 1906. Dec 26, 1907. 3:721..... nom

Same property. Assign lease. John B Kettell DEVISEE Almira W Freeman to Charlotte R Kettell his mother. All title. Aug 14, 1906. Dec 26, 1907. 3:721..... gift

28th st, No 10 West, basement store. Herbert C Pell EXR, &c, James K Pell to Arthur A Sanchez; 2 2-12 years, from Nov 1, 1907. Dec 24, 1907. 3:829.....1,600

28th st, No 34 West, top loft. The Volunteers of America to Wm G Ames; 5 years, from Dec 1, 1907. Dec 23, 1907. 3:829.....2,000 to 2,500

29th st, Nos 220 and 222 East. Surrender lease. Antonio Romanelli and ano to Angelo Legniti. All title. Dec 13. Dec 14, 1907. 3:909. Corrects error in last issue when lease read same property, bill of sale of buildings, etc.....nom

37th st, No 60 West, all. Victorine Carmody to William Sittenham; 5 years, from Feb 1, 1908. Dec 26, 1907. 3:838.....3,500

45th st, No 603 West, 4-sty factory. Marion A Easton to Abraham Waxman; 5 years and 15 days, from Dec 16, 1907. Dec 23, 1907. 1:1093.....1,700

49th st, Nos 320 to 324 East, all. Saul and David Eder to Fannie Singer; 2 years, from June 15, 1907 (?) 1 year renewal. Dec 26, 1907. 5:1341.....7,552

50th st, Nos 235 and 237 West, all. Lewis M Borden and ano to The Rainier Co, a corpn; 10 years, from Nov 1, 1906. Dec 21, 1907. 4:1022.....taxes, &c, and 7,000

Same property. The Rainier Co to Timothy D Healey, from Jan 1, 1908, to Nov 1, 1916. Dec 21, 1907. 4:1022.taxes, &c, and 7,000

51st st, No 305 East, all. Hattie Greenberg to Jacob Lichtenstein; 5 years, from Dec 1, 1907. Dec 20, 1907. 5:1344.....900

54th st, No 104 East, parlor floor and basement. Catherine Gurry to Lucie Trevor; 3 3-12 years, from July 1, 1907. Dec 26, 1907. 5:1308.....660

56th st, Nos 509 to 515 West, 5th loft. Gustav Schock to Mr E Tilmann; 5 years, from Sept 1, 1907. Dec 26, 1907. 4:1085.....1,980 to 2,220

Same property. 8th story or top loft. Same to Red Cross Powder Co; 3 years, from Oct 1, 1907; 5 years renewal. Dec 26, 1907. 4:1085.....2,100

Same property, 2d loft. Same to Non-Explosive Safety Naphtha Container Co; 5 years, from Sept 1, 1907. Dec 26, 1907. 4:1085.....2,100

57th st, Nos 514 and 516 West, 4th loft. Gustav Schock to Telescope Cot Bed Co; 5 years, from Oct 1, 1907. Dec 26, 1907. 4:1085.....1,320

66th st, No 227 West, store, &c. E Kapelsohn Co to Louisa Corson; 10 years, from Nov 1, 1907. Dec 26, 1907. 4:1158.....900

Same property. Assign lease. Louisa Corson to Arthur Jost. Dec 24. Dec 26, 1907. 4:1158.....nom

86th st, No 340 East, store. John Mangonora to Phillip Voelcker; 5 years, from Oct 1, 1907. Dec 21, 1907. 5:1561.....480

101st st, Nos 318 and 320 East, all. Gustav Kaliski and ano to Ida Schreiber; 3 years, from Jan 1, 1908. Dec 20, 1907. 6:1672.....3,700

110th st, Nos 420 and 422 East, all. P Michel & Co to Jacob Karasik and Charles Levy; 3 years, from Nov 1, 1907. Dec 26, 1907. 6:1703.....1,500

112th st, Nos 56 to 62 East, two tenements. Berliner & Greenberg to Israel Berger; 3 years, from Jan 1, 1908. Dec 23, 1907. 6:1617.....7,100

115th st, No 317, n s, 75 e Manhattan av, 100x100, all. Hyman and Henry Sonn to C Edward Ross; 5 years, from Jan 1, 1908. Dec 21, 1907. 7:1848.....taxes, &c, and 1,000

133d st, No 30 West. Surrender lease. Joseph Mabin to Frank Siegel. Dec 20, 1907. 6:1730.....nom

135th st, Nos 61 and 63 West. Agreement as to equal ownership in ½ of lease. Rachel Ellis with Morris Moore. Sept 16. Dec 24, 1907. 6:1733.....

137th st, No 9 West, apartments 3 and 4 on rear of 2d floor. Louis Seidman to Chlawno L Lozea; 3 years, from Sept 1, 1907, 2 years renewal. Dec 26, 1907. 6:1734.....384 to 432

Av B, s e cor 18th st, two stores, &c. Surrender lease. Paul and Morris Kolber to Wm Oppenheim. All title. Dec 19. Dec 23, 1907. 3:985.....nom

Amsterdam av, Nos 702 and 704 | n w cor 94th st, store, &c.
94th st, No 201 West | Selma Stahl to James Bergman; 5 5-12 years, from May 1, 1907. Dec 23, 1907; 5 years renewal at $2,000. 4:1242.....1,800

Bowery, No 292, store and basement. Edith McCreery to Jacob Bishop; 5 years, from Feb 1, 1908. Dec 20, 1907. 2:521.....1,300 and 1,600

Broadway, No 922. Assign lease. Louis Struever to Christoph F Bode. Dec 8. Dec 20, 1907. 3:850.....nom

Broadway, No 1169. Assign lease. Import Cigar Co to Godfrey S Mahn, a corpn (with consent of Improved Property Holding Co of N Y). Sept 19. Dec 20, 1907. 3:829.....nom

Park (4th) av, No 589, e s, 75.5 n 63d st, 25x100.....
Park (4th) av, No 587, e s, 50.5 n 63d st, 25x100.....
Assigns two leases. Wm H Barnard to Wm H Macilroy. Dec 20, 1907. 5:1308.....nom

Same property. Assigns two leases. Wm H Macilroy to Park Avenue Garage. Dec 20, 1907. 5:1398.....nom

2d av, No 415, s w cor 24th st, —x—. Assign lease. Gustave J Fox to John D Haase. Mort $3,000. Dec 24. Dec 26, 1907. 3:904.....nom

Same property. Re-assign lease. John D Haase to Gustave J Fox. Mort $——. Dec 26, 1907. 3:904.....nom

3d av, Nos 2226 to 2234 | n w cor 121st st, runs n 126.1 x w 100 x s
121st st, No 173 | 26.1 x w 50 x s 100 to n s 121st st x e 150 to beginning, all of the plot. The Minister, Elders and Deacons of the Reformed Low Dutch Church of Harlem in the Ninth Ward of City N Y to Geo B Corsa; 21 years, from Nov 1, 1907. Dec 20, 1907. 6:1770.....taxes, &c, and 16,000

3d av, No 1799, store cellar and 1st floor.....
100th st, No 200 East, store.....
Assign lease. Thomas Conville Brewing Co to Thomas Fitzpatrick. Dec 16. Dec 21, 1907. 6:1649.....nom

5th av, Nos 437 and 439 | s e cor 39th st, 50x125, 11-sty brk
39th st, No 2 | loft, office and store building. Agreement as to assignment of option to purchase said premises under terms of lease, party of 1st part to buy said option for $125,000 from party of 2d part. Horace A Hutchins, of Madison, N J, with Albert Marcel and Jean Raimon INDIVID and firm of "Raimon" of Paris, France. Nov 29. Dec 24, 1907. 3:868. nom

6th av, Nos 216 and 218, all. Sarah J Wyckoff Bent to J L Bost; 2 years, from May 1, 1908. Dec 24, 1907. 3:816.....13,200

8th av, No 2335, barber shop. Estate Michael J Adrian to Anthony Saitta; 4 years, from May 1, 1907. Dec 20, 1907. 7:1952.....1,600 and 1,800

## BOROUGH OF THE BRONX.

Jennings st, No 1122, east store. Charles Danewitz to Gaetano Berardo; 4 years, from April 1, 1907. Dec 26, 1907. 11:2976.....300 to 390

Willis av, No 207, store, &c. Hilarian Noll to Reuben Prady and ano; 5 years, from July 15, 1907. Dec 21, 1907. 9:2299.....1,200 and 1,320

3d av, No 3194. Surrender lease. Edward Loewenthal to Frederick Wehnes. All title. Dec 23. Dec 24, 1907. 10.2620.....300

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"LARGEST DISTRIBUTORS OF FRONT BRICK IN THE WORLD."
FRONT ENAMELED AND GENUINE "HARVARD" BRICKS
FREDENBURG
289 FOURTH AVENUE, Corner 22d Street NEW YORK
Nazareth and Bath Portland CEMENT
ROSENDALE CEMENT & LOUNSBURY

3d av, No 3421, all. Ida L D McMurtrie to Julius Berger and Carl Kisch; 4 7-12 years, from Oct 1, 1906. (Re-recorded from Dec 4, 1906.) Dec 24, 1907. 9:2371.....978 to 1,098
Same property. Assign lease. Julius Berger and Carl Kisch to Daniel Brueck. Nov 24, 1906. Dec 24, 1907. 9:2371.....nom
Same property. Consent to assign lease. Ida L D McMurtrie to same. Nov 24, 1906. Dec 24, 1907. 9:2371.....—
Same property. Assign lease. Daniel Brueck to John Dietrich. Jan 2, 1907. Dec 24, 1907. 9:2371.....nom
Same property. Consent to assign lease. Ida L D McMurtrie to same. Jan 2. Dec 24, 1907. 9:2371.....—

## MORTGAGES

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given and the amount. The general dates used as headlines are the dates when the mortgage was handed into the Register's office to be recorded.

Whenever the letters "P. M." occur, preceded by the name of a street, in these lists of mortgages, they mean that it is a Purchase Money Mortgage, and for fuller particulars see the list of transfers under the corresponding date.

The first date is the date the mortgage was drawn, the second the date of filing; when both dates are the same, only one is given.

Subscribers will find mortgages in this list with the wrong block number attached. The block number we give is taken from the instrument as filed.

Mortgages against Bronx property will be found altogether at the foot of this list.

Dec. 20, 21, 23, 24 and 26.

### BOROUGH OF MANHATTAN.

Apartment Construction Co to Surety Realty Co. Broadway, No 810, and St Nicholas av, No 824. Two certificates as to 2 mortgages for $25,000 each. Dec 20, 1907. 2:557 and 7:2066. —

Apartment Construction Co to SEAMENS BANK FOR SAVINGS in City N Y. Broadway, No 810, e s, 291.6 n 10th st, runs e 114.9 x n 23.7 x w 115 x s 23.8 to beginning. Dec 20, 1907, 5 years, 5%. 2:557. 140,000
Same to same. Same property. Consent to above mortgage. Dec 20, 1907. 2:557. —
Same to same. Same property. Certificate as to above mortgage. Dec 20, 1907. 2:557. —
Same to Surety Realty Co. Same property. Prior mort $140,000. Dec 20, 1907, 2 years, 6%. 2:557. 25,000
Arnold, Mamie G with Jane E Oothout. 90th st, No 23 West. Extension mort. Dec 19. Dec 24, 1907. 4:1204. nom
Adelson, Frank to The Green-Wood Cemetery, a corpn. Market st, No 52, e s, abt 50 n Monroe st, 25x87.4. P M. Dec 23, due Jan 1, 1913, 5½%. Dec 24, 1907. 1:274. 13,000
Same to Seamens Church Institute of N Y. Same property. P M. Prior mort $13,000. Dec 23, 5 years, 5%. Dec 24, 1907. 1:274. 7,000
Avidan, Wm to Lion Brewery. Canal st, No 125, n w cor Chrystie st. Saloon lease. Dec 20, demand, 6%. Dec 24, 1907. 1:303. 3,500
Ayen, Peter to Brooklyn Childrens Aid Society. 2d av, Nos 496 and 498, s e cor 28th st, No 300, 49.5x74.9x49.5x74.8. Dec 20, due, &c, as per bond. Dec 24, 1907. 3:933. 15,000
Apartment Construction Co to Surety Realty Co. Broadway, No 810, e s, 291.6 n 10th st, runs e 114.9 n 23.7 x w 115 to e s Broadway, x s 23.8 to beginning; St Nicholas pl, Nos 21 to 29, n w cor 151st st, runs n 90.7 x w 85.3 to e s St Nicholas av, No 824, on map Nos 820 to 826, x s 92.7 to 151st st, No 401, x e 65.9 to beginning. Prior mort $165,000. Dec 20, 1907. 2 years, 6%. 2:557 and 7:2066. 25,000
Avery, Henry W, of Brooklyn, N Y, to Edw L Partridge TRUSTEE. Front st, Nos 362 to 366, n s, 233.6 w Jackson st, 54.2x 70. Dec 24, 5 years, 5½%. Dec 26, 1907. 1:243. 11,000
American Brass & Copper Co to Murphy Construction Co. Howard st, Nos 11 to 17, s w cor Lafayette st, Nos 132 to 136, 87.3x 99.10x84.3x100.5. P M. Dec 13, due, &c, as per bond. Dec 23, 1907. 1:209. 260,000
Same to same. Same property. Consent to above mortgage. Dec 13. Dec 23, 1907. 1:209. —
Same to same. Same property. Certificate as to above mortgage. Dec 23, 1907. 1:209. —
Boynton, Clementine E to Andrew L Gardiner. 34th st, No 136, s s, 325 e 7th av, 25x98.9. Dec 23, 1907, 1 year, —%. 3:809. 600
Bowron, Clara A to Katherine J Whipple. 65th st, No 18, s s, 282 e 5th av, 18x100.5. Dec 23, 1907, 3 years, 5½%. 5:1379. 25,000
Boehm, Abraham with METROPOLITAN LIFE INS CO. Broadway, No 832, e s, 71.1 n 12th st, 23x95.4. Extension mortgage. Dec 20. Dec 21, 1907. 2:564. nom
Brill, Herman to Eugene I Yuells. 5th st, No 314, s s, 228.5 e 2d av, 21.7x96. Prior mort $18,000. Aug 1, 2 years, 6%. Dec 23, 1907. 2:446. 5,000
Bachrach, Abram with Mary B Kellogg. 82d st, No 430, s s, 144 w Av A, 12.6x102.2. Extension mort. Oct 8. Dec 24, 1907. 5:1561. nom
Beck, Fannie to Fannie Cohen. Cannon st, No 92, e s, 143.5 s Stanton st, 33.1x100. Nov 12, Secures agreement, —%. Dec 26, 1907. 2:329. 1,000
Becker, Margt J with Robert B Lawrence. Pearl st, Nos 320 and 322, s e s, 57.2 n e Peck Slip, 43.5x97.4x irreg x74.10. Extension mort. June 30. Dec 26, 1907. 1:106. nom
Becker, Margaret J with Mary H Lester. 143d st, No 453, n s, 230 e Amsterdam av, 20x99.11. Extension mort. Aug 3. Dec 26, 1907. 7:2059. nom
Becker, Margt J with Rufus Robinson. Edgecombe av, No 106, e s, 51.6 n 139th st, 16x80. Extension mort. Aug 5. Dec 26, 1907. 7:2042. nom
Becker, Margt J with Emma E De Veer. 175th st, No 522, s s, 127 e Audubon av, 18x94.8. Extension mort. Oct 30. Dec 26, 1907. 8:2131. nom
Becker, Margaret J with Louis Diamond. 52d st, No 431, n s, 375 e 10th av, 25x100.5. Extension mort. July 26. Dec 26, 1907. 4:1062. nom
Bergman, Drug Co a corpn, and James and Louise Bergman, to Michle Schwartz. Amsterdam av, Nos 702 and 704, n w cor 94th st, No 201. Store lease. Dec 21, demand, 6%. Dec 23, 1907. 4:1242. 1,600
Bierhoff, Julie to Herman Cohn. 126th st, No 139, n s, 350 e 7th av, 16.8x99.11. Certificate as to payment of $1,000 on account of mort. Dec 17. Dec 23, 1907. 7:1911. —
Brisbane, James to Frederic W Jackson. 64th st, No 59, n s, 60.9 w Park av, 14.3x73.5. Dec 24, 1907, 3 years, 6%. 5:1379. 20,000
Burrill, Drayton trustee for Mary A Steward will James L Bogert with Theresia wife of Geo Schurr. 81st st, No 502, s s, 73 e Av A, 25x51.2. Extension mort. Dec 13. Dec 20, 1907. 5:1577. nom
Beekman, Charles K and Kath M trustees Wm B Beekman with Ernest Rincke. 17th st, No 415, n s, 219, n e 1st av, 25x92. Extension mortgage. Aug 5. Dec 20, 1907. 3:949. nom
Burrill, Drayton trustee for Mary A Steward will Henry K Bogert with Clayton Platt. 76th st, No 331, n s, 355 w West End av, 20x102.2. Extension mortgage. Dec 13. Dec 20, 1907. 4:1185. nom
Burnham, Irene A wife of Manly A to Caroline M Child and ano trustees Benj F Wheelwright. 30th st, No 315, n s, 210 w 8th av, 20x98.9. Dec 17, due Dec 1, 1912, 5%. Dec 20, 1907. 3:754. 11,000
Crystal, Bernard to Nathan Weiss. 37th st, Nos 222 and 224, s s, 275 w 7th av, 37.6x98.9. Extension mortgage. Dec 20, 1907. 3:786. nom
Cahn, Charles, Lina Jacoby and Max Goldfrank exrs, &c, Herman Jacoby with Philip Goldstein. Lexington av, No 1708. Extension agreement. Dec 11. Dec 20, 1907. 6:1634. nom
Clarke, Eliz J with Henry M Sands, of Paris, France. 16th st, No 37 West. Extension agreement. Nov 1. Dec 20, 1907. 3:818. nom
Corsa, Geo B to Ministers, &c, of Reformed Low Dutch Church of Harlem in the Ninth Ward of City N Y. 3d av, Nos 2226 to 2234, n w cor 121st st, No 173, runs n 126.1 x w 100 x s 26.1 x w 50 x s 100 to st x e 150 to beginning. Leasehold. All title. P M. Building loan. Nov 1, 12 years, 6%. Dec 20, 1907. 6:1770. 50,000
Carroll, Edward, Jr, to Henry C Niedenstein. 88th st, No 178, s s, 125 e Amsterdam av, 19x100.8. P M. Sept 13, 5 years, 5%. Dec 21, 1907. 4:1218. 20,000
Cohn, Michael to Hamilton Heights Syndicate. 3d av, Nos 1143 and 1145, on map No 1145, e s, 40.5 s 67th st, 40x100. P M. Prior mort $52,000. Dec 23, 4 years, 6%. Dec 24, 1907. 5:1421. 15,000
Conway, Patrick J to Florence S Koshland. 60th st, No 159, n s, 215 w 3d av, 20x100.5. Dec 23, 5 years, 5½%. Dec 24, 1907. 5:1395. 14,000
Chesebro, Davidson Realty Co to Edward de F Smith. White st, No 34, n e cor Church st, Nos 285 and 287, 25x55. Prior mort $30,000. Dec 16, 1 year, —%. Dec 24, 1907. 1:193. 5,000
Same to same. Same property. Certificate as to above mort. Dec 16. Dec 24, 1907. 1:193. —
Crow, Clinton W to Sophia Norman. Hester st, No 181, n s, abt 60 w Mott st, 20.6x100. Dec 26, 1907, due May 1, 1909, 6%. 1:237. 500
Contessa, Vito to whom it may concern. 172d st, s s, 125 w Amsterdam av, 48.4x½ block. Certificate as to participation in mort, &c. May 15. Dec 24, 1907. 8:2128. —
Clausen, Chas C to Anna M Seitz. 74th st, No 43, n s, 185 e Madison av, 20x102.2. Prior mort $12,000. Jan 12, 1906, due Feb 12, 1906, 6%. Dec 23, 1907. 5:1389. 19,500
CENTRAL TRUST CO of N Y trustee Isaac P Martin for benefit Lillie W Martin et al with Edward K Beddall. 77th st, No 335, n s, 360 w West End av, 20x102.2. Extension mortgage. Dec 23, 1907. 4:1196. nom
Daled Realty & Construction Co to Isaac Marx. 37th st, Nos 413 and 415, n s, 175 w 9th av, 50x98.9. Prior mort $45,000. Dec 14, installs, without interest. Dec 21, 1907. 3:735. 21,000
Same to same. Same property. Certificate as to above mortgage. Dec 14. Dec 21, 1907. 3:735. —
Dresner, Rachel to Edw A Weiss. 54th st, No 338, s s, 225 w 1st av, 25x100.5. Dec 20, 5 years, 6%. Dec 21, 1907. 5:1346. 7,000
Dehon, Maria H to UNITED STATES TRUST CO of N Y. 32d st, No 4, s s, 125 w 5th av, 25x98.9. Dec 20, 1907, 3 years, —%. 3:833. 40,000
Doonan, Patrick to Harry Held. 133d st, Nos 530 and 532, s s, 327.6 w Amsterdam av, 2 lots, each 17.6x99.11. Two P M. Morts, each $2,000. Two Prior morts, $9,000 each. Dec 21, due, &c, as per bond. Dec 23, 1907. 7:1986. 4,000
EMIGRANT INDUST SAVINGS BANK with Rebecca Rosenswaike. 30th st, No 242 East. Extension mort. Dec 20. Dec 24, 1907. 3:910. nom

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**J. B. KING & CO., No. 1 Broadway, New York**

Ely, Grace T to TITLE GUARANTEE & TRUST CO. 74th st, No 107, n s, 140 w Columbus av, 20x102.2. Dec 20, due, &c, as per bond. Dec 21, 1907. 4:1146. 18,000

Edman, Ricka to Louis Sklower. Amsterdam av, No 1443, e s, 81.10 n 131st st, 27.1x100x27.1x100. Prior mort $21,000. June 3, 1 year, 5%. Dec 21, 1907. 7:1970. 4,000

Fitch, Wm C to Theo Hetzler. 40th st, No 113, n s, 198.9 e Park av, 18.9x98.9. Dec 20, 5 years, 6%. Dec 21, 1907. 5:-1295. 10,000

Funkelstein, Benedict to Denis Horgan. 113th st, n s, 150 w Amsterdam av, 75x100.11. P M. Dec 20, 5 years, 6%. Dec 21, 1907. 7:1885. 25,000

Same to Eliz Bode. Same property. P M. Prior mort $25,000. Dec 20, 2 years, 6%. Dec 21, 1907. 7:1885. 5,000

Fanning, Thomas M to Dudley H Fanning. Orchard st, No 162, e s, about 100 s Stanton st, 25x87.6. Prior mort $20,000. Dec 20, 1907, 2 years, 6%. 2:411. 4,500

Foshay, Cecelia A, of Elizabeth, N J, with Mary U and Chas J Quinn. 93d st, No 180 East. Extension mortgage. Dec 20. Dec 23, 1907. 5:1521. nom

Feldscher, John H and August Eitzen to Henry Wiener. Columbus av, No 426, w s, 76.8 n 80th st, 25.6x100. Dec 24, 5 years, 5%. Dec 26, 1907. 4:1211. 27,000

Fox, Julius B to Frances C W Hartley. 6th st, No 322, s s, 300 e 2d av, 25x97. P M. Dec 20, 5 years, 5%. Dec 24, 1907. 2:-447. 25,000

Flaacke, Henry, of Bergen Co, N J, to Oliver F Berry exr, &c, Saml Kip. 10th av, Nos 153 and 155, n w s, at n e s 19th st, Nos 501 to 505, 46x100. May 25, 1886, due May 25, 1891, 4½%. Re-recorded from May 25, 1886. Dec 24, 1907. 3:691. 20,000

Grannis, Annie I to LAWYERS TITLE INS & TRUST CO. 63d st, No 49, n s, 75 w Park av, 17x100.5. Dec 20, 1907, 3 years, 5½%. 5:1378. 30,000

GREENWICH SAVINGS BANK with Solomon Frankel and Saml Werner. East Broadway, No 167. Extension mortgage. Dec 19. Dec 20, 1907. 1:284. nom

Grinstein, Israel to Jonas Weil and ano. Goerck st, No 25, w s, 50 n Broome st, 25x75. Dec 20, 1907, due Oct 1, 1911, 6%. 2:327. 2,000

GREENWICH SAVINGS BANK with Solomon Frankel. Monroe st, No 111. Extension mortgage. Dec 19, Dec 20, 1907. 1:272. nom

Grinstein, Israel with Egbert G March and ano trustees Peter S March. Goerck st, No 25, w s, 50 n Broome st, 25x75. Extension agreement. Dec 18. Dec 20, 1907. 2:327. nom

Giese, Julius H to Herman Gotthelf. 84th st, No 537, n s, 173 w Av B, 25x102.2. Extension mort. Dec 23, 1907. 5:1581. nom

Gans, Nathan to Lion Brewery. 2d st, No 176. Saloon lease. Dec 16, demand, 6%. Dec 24, 1907. 2:398. 2,745

Gebhardt, Katharine to Harry Von Scheele. 83d st, No 422, s s, 331 e 1st av, 25x102.2. Dec 24, 1 year, 6%. Dec 26, 1907. 5:-1562. 2,000

Gellis, Sarah widow to Lena Lewis. Essex st, No 37, w s, 176 n Hester st, 25x87.6. Dec 23, 1907, 5 years, 5½%. 1:310. 26,000

Goldner, Adolph L with J Frederic Kernochan and ano committee Marie Marshall. 110th st, Nos 75 and 77, n s, 80 w Park av, 2 lots, each 25x100.10. Extension two mortgages. Dec 19. Dec 21, 1907. 6:1616. nom

Geizler, David and Saml to Eliza C Farnham. Chrystie st, No 16, e s, about 50 n Bayard st, 25x75.7. Dec 20, due, &c, as per bond. Dec 23, 1907. 1:291. 18,000

Hinton, Martha to David Werdenschlag. 17th st, No 242, s s, 292.6 e 8th av, 17.6x84; 17th st, No 240, s s, 310.6 e 8th av, 17.6x84. Dec 19, installs, 6%. Dec 20, 1907. 3:766. 600

Hardenbergh, Mary widow of Brooklyn, N Y, to METROPOLITAN SAVINGS BANK. 22d st, No 150, s s, 237.6 s e 7th av, 20.10x98.9. Dec 19, 3 years, 6%. Dec 20, 1907. 3:797. 3,500

Heinsfurter, Louis and Sophie with Louise M Lee. 81st st, No 423 East. Extension agreement. Dec 17. Dec 20, 1907. 5:-1561. nom

Humphreys, Harriet L, Geo W, Horatio N and Amelia G Humphreys to TITLE GUARANTEE & TRUST CO. 130th st, No 237, n s, 362 e 8th av, 19x99.11. Dec 19, due, &c, as per bond. Dec 20, 1907. 7:1936. 5,000

Hoefer, Bertha, of Darien, Conn, to Louisa Kissling. 9th av, No 475, w s, 75 n 30th st, 25x100. Dec 19, 2 years, 6%. Dec 20, 1907. 3:734. 20,000

Henderson, Andrew to Michl Cohn. 3d av, Nos 1143 and 1145, on map No 1145, e s, 40.5 s 67th st, 40x100. P M. Dec 23, installs, 6%. Dec 24, 1907. 5:1421. 6,300

Held, Charles A to TITLE GUARANTEE AND TRUST CO. 38th st, No 439, n s, 500 w 9th av, 25x98.9. Dec 23, 3 years, —%. Dec 24, 1907. 3:736. 9,000

Harris, Hyman, Borough of Queens to Samuel Levy and ano. 14th st, No 432, s s, 419 e 1st av, 25x94.2 to c l of former Stuyvesant st, x29.10x110.6. Prior mort $——. Dec 23, 3 years, 6%. Dec 24, 1907. 2:441. 3,000

Honigman, Emma L to Rebecca Knight. 149th st, Nos 551 and 553, n s, 200 e Broadway, 50x99.11. Dec 19, 5 years, 6%. Dec 21, 1907. 7:2081. 15,000

Hopkins, Louis D to Geo W Ellis. White st, No 81, s s, about 50 e Cortlandt alley, 25x100. Prior mort $32,000. Dec 18, installs, —%. Dec 20, 1907. 1:172. notes, 1,000

Hillman, Abram and Albert Price and Sender Jarmulowsky with Frances C W Hartley. 82d st, s s, 70 e 3d av, 41x102.2. Subordination agreement. Dec 19. Dec 24, 1907. 5:1527. nom

Hillman, Abram and Albert Price and Emanuel Arnstein and Saml Levy with same. Same property. Subordination mortgage. Dec 19. Dec 24, 1907. 5:1527. nom

Hillman, Abram and Albert Price to Frances C W Hartley. 82d st, s s, 70 e 3d av, 41x102.2. Dec 19, 5 years, 5%. Dec 24, 1907. 5:1527. 40,000

Jones (Chas E) Co to TITLE GUARANTEE & TRUST CO. 134th st, No 518, s s, 393 w Amsterdam av, 43.9x99.11. Dec 21, due, &c, as per bond. Dec 23, 1907. 7:1987. 40,000

Same to same. Same property. Certificate as to mortgage for $40,000. Dec 21. Dec 23, 1907. 7:1987. ——

Jones, Louis M and Thomas W with TITLE GUARANTEE & TRUST CO. 134th st, No 518, s s, 393 w Amsterdam av, 43.9x99.11. Subordination mortgage. Dec 18. Dec 23, 1907. 7:-1987. nom

Jaffe, Pinkus to John B Burggraf. 83d st, Nos 227 and 229, n s, 355.10 e 3d av, 50.10x102.2. Prior morts $38,000. Dec 23, 1907, 1 year, 6%. 5:1529. 2,000

Kestenbaum, Osias to Fredk de P Foster and ano trustees. 105th st, Nos 161 and 163 East. Extension of two mortgages. Dec 5. Dec 20, 1907. 6:1633. nom

Klett, Maria, of Fort Lee, N J, with August Knatz. Houston st, No 225 East. Subordination agreement. Dec 20, 1907. 2:412. nom

Kahn, German with Jane E Oothout. 50th st, No 362 East. Extension mortgage. Dec 17. Dec 21, 1907. 5:1342. nom

Kalman, David S to Max Goldmuntz et al. 2d av, No 1909, w s, 70 s 99th st, 28x100. Prior mort $24,250. Dec 21, due Feb 25, 1909, 6%. Dec 24, 1907. 6:1648. 7,284

Kent, Emily T wife of Wm to U S TRUST CO of N Y. Water st, No 157, s s, 20.1 w Fletcher st, runs s 51 x w 20.3 x n 51.8 x e 20.3 to beginning; Water st, No 159, s s, 20.1x50.5x20.3x51 w s. Dec 23, 4 years, 5%. Dec 24, 1907. 1:71. 24,000

Knief, Fredk to Helen W Ritch. Bridge st, No 18, s e cor Whitehall st, Nos 27 and 27½, runs s 32.8 x e 23.6 x s 5.5 x e 36.10 to alley 3 ft wide, x n 31.4 to Bridge st, x w 57.10 to beginning. Dec 24, 1907, 3 years, 5½%. 1:10. 12,000

Kimball, May with Anton Jiran. 72d st, No 539, n s, 598 e Av A, 25x64.4. Extension mort. Dec 16. Dec 23, 1907. 5:1484. nom

Koshland, Florence S with Chesebro-Davidson Realty Co and Max Marx. White st, No 34. Extension mort. Nov 19, 1906. Dec 26, 1907. 1:193. nom

Kilpatrick, Wm D to the Sheltering Arms, a corpn. Hudson st, Nos 153 and 155, w s, 26 n Hubert st, 50x109. P M. Dec 5, 3 years, 5½%. Dec 26, 1907. 1:215. 33,333

Same to James H Cruikshank. Same property. Prior mort $33,-333. Dec 5, 1 year, 6%. Dec 26, 1907. 1:215. 4,000

Kenny, Michl J to Carstairs, McCall & Co. 6th st, No 612. Saloon lease. Feb —, 1907, demand, 6%. Dec 23, 1907. 3:837. 6,000

Lane, Wm H with Mildred C Munier. 87th st, No 141, n s, 346.6 w Columbus av, 14x100.8. Extension mort. Dec 17. Dec 21, 1907. 4:1218. nom

Liebenthal Construction Co and Sender Jarmulowsky with Ray E and David Matshak trustees Saml Matshak. 13th st, Nos 626 and 628, s s, 299 w Av C, 39x103.3. Subordination mort. Dec 24. Dec 26, 1907. 2:395. nom

Loewy, Emily and Nathan to Clara Kinghoffer. Riverside Drive, No 468, s e cor 119th st, 100x100. Prior mort $375,000. Dec 23, 3 years, 6%. Dec 26, 1907. 7:1990. 21,000

Lillie, Mary W to Brody, Adler & Koch Co. 133d st, No 527, on map Nos 525 and 527, n s, 262.6 w Amsterdam av, 37.6x99.11. P M. Prior mort $36,000. Dec 23, 3 years, 6%. Dec 24, 1907. 7:1987. 10,000

Liebenthal Construction Co to Ray E Matshak and ano trustees Saml Matshak. 13th st, Nos 626 and 628, s s, 299 w Av C, 39x103.3. Dec 24, 1907, due, &c, as per bond. 2:395. 32,500

Same to same. Same property. Certificate as to above mort. Dec 17. Dec 24, 1907. 2:395. ——

Levin, Hyman to Abraham Herbst. Park av, No 1361, n e cor 102d st, No 101, 100.11x27. Prior mort $21,000. Dec 23, 3 years, 6%. Dec 24, 1907. 6:1630. 7,000

Same to Isaac Untermyer et al trustees Addie Wertheimer. Same property. Dec 23, 5 years, 5½%. Dec 24, 1907. 6:1630. 21,000

Lawyers Mortgage Co with Thomas Farrell. 43d st, No 443, n s, 325 e 10th av, 18.9x100.5. Extension mortgage. Dec 16. Dec 20, 1907. 4:1053. nom

Liebenthal Construction Co to Wm McGowan. 5th av, e s, 24.11 s 128th st, 50x110. P M. Prior mort $30,000. Dec 20, due June 20, 1909, 6%. Dec 21, 1907. 6:1752. 7,500

McMann, Chas C trustee for Maria T Barry will David H Knapp with Frederic de P Foster and ano trustees. 105th st, No 176 West. Extension mortgage. Nov 1. Dec 20, 1907. 7:1859. nom

Mosher, Martha B to Howard H Mosher. 145th st, No 515, n s, 266.8 w Amsterdam av, 33.4x99.11. Dec 19, due Jan 15, 1909, 6%. Dec 20, 1907. 7:2077. 2,500

MERCANTILE TRUST CO with Edw G Black and Sarah A Jefferson exrs, &c, Joseph Jefferson. Central Park West, Nos 465-466. Extension mortgage. Nov 22. Dec 20, 1907. 7:1842. nom

Michael, Theresa to Frank H Patteson and ano exrs Henry B Patteson. 2d av, No 1973, w s, 50.11 n 101st st, 25x100. Dec 19, 3 years, 5½%. Dec 20, 1907. 6:1651. 16,000

Same and Edgar J Pitsnke with same. Same property. Subordination agreement. Dec 19. Dec 20, 1907. 6:1651. nom

McCarthy, Mary wife of and Callaghan to Stephen Duncan. 2d av, No 2434, e s, 40.11 s 125th st, 20x75. Dec 23, due Jan 10, 1913, 5½%, until Dec 23, 1907, and 6% thereafter. Dec 24, 1907. 6:1801. 4,000

Michael, Theresa and Louis Oppenheim with same. Same property. Subordination agreement. Dec 19. Dec 20, 1907. nom

McMann, Charles A with Jane E Oothout. Gold st, Nos 62 and 64. Extension of four mortgages. Dec 16. Dec 20, 1907. 1:94. nom

Mashkowitz, Morris L to Morris Goldstein. Henry st, No 215, n s, 69 e Clinton st, 25.4x85. Prior mort $30,500. Dec 20, 1907, 3 years, 6%. 1:286. 1,500

Mandel, Saml to Surety Realty Co. Lenox av, Nos 41 to 47, n w cor 112th st, No 101, 90.5x100; 141st st, Nos 271 and 273, n s, 100 e 8th av, 50x99.11. Given as collateral security for mortgage covering 810 Broadway and 824 St Nicholas av. Prior mort $303,000. Dec 20, 1907, 2 years, 6%. 7:1822 and 2027. 25,000

McGowan, Wm to Liebenthal Construction Co. Madison av, No 2023, on map Nos 2023 and 2025, e s, 50 n 128th st, 49.11x72.6. P M. Dec 20, 2 years, 6%. Dec 21, 1907. 6:1753. 10,500

Mildeberger, Elwood with Janes E Oothout. 10th av, No 269. Extension agreement. Dec 19. Dec 24, 1907. 3:697. nom

Morris, Abram to Mary E Andrews et al trustees Thomas Andrews. 106th st, No 127, n s, 91.8 w Lexington av, 16.8x100.11. May 26, 1896, due May 26, 1901, 5%. Dec 24, 1907. 6:1634. 8,000

McKeon, Margt to FIFTH AVENUE TRUST CO. 98th st, No 137, n s, 449.9 e Amsterdam av, 24.9x100.11. April 27, 1899, due April 27, 1903, 4½%. Re-recorded from May 2, 1899. Dec 24, 1907. 7:1853. 15,000

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Mullins, Bridget E to Vahan Z M Boyajian. 3d st, Nos 43 and 45, n w cor Wooster st, Nos 233 to 237, 42x74.10. Prior mort $40,000. Dec 16, 1 year, 6%. Dec 24, 1907. 2:538. 7,000

Mackay, Annie B wife of Geo D (and the said Geo D in bond only) to Hermann H Cammann and ano exrs, &c, James M Bailey. 69th st, No 20, s s, 225 w Central Park West, 25x100.5. Dec 23, 5 years, 5½%. Dec 24, 1907. 4:1121. 40,000

McDermott, Luke to Henry McCaddin, Jr, Fund for the Education of Candidates for the Roman Catholic Priesthood in the Poorer Dioceses of the U S and Elsewhere. 3d av, No 2133, e s, 100 n 116th st, 26x100. Dec 24, 3 years, 5%. Dec 26, 1907. 6:1666. 16,000

McDermott, Luke to TITLE GUARANTEE AND TRUST CO. 3d av, No 2129. Declaration as to validity of mort. Dec 24. Dec 26, 1907. 6:1666. —

Morrow, Elmira to TITLE GUARANTEE & TRUST CO. 81st st, No 163, n s, 218.6 e Amsterdam av, 19x102.2. Dec 21, 3 years, —%. Dec 23, 1907. 4:1212. 10,000

Myles, Robert C with BANK FOR SAVINGS in City N Y. 38th st, No 44 West. Extension mort. Dec 23. Dec 24, 1907. 3:839. nom

NEW YORK LIFE INS & TRUST CO trustee Richard S Dickinson for Anne D Smith with Morres Kite. East End av, No 69, late Av B, e s, 102.3 n 82d st, 25.4x100. Extension mortgage. Nov 18. Dec 20, 1907. 5:1590. nom

N Y LIFE INS & TRUST CO trustee Richard W Dickinson for Annie D Smith with Stephen Kaldrovics and Morres Kite. East End av, No 67, late Av B, e s, 76.11 n 82d st, 25.4x100. Extension agreement. Nov 18. Dec 20, 1907. 5:1590. nom

Nieberg, Benj to Samuel Williams and ano. 14th st, Nos 226 and 228, s s, 278.1 w 2d av, 46.4x103.3. Dec 20, 1907, installs, 6%. 2:469. 4,000

Newmark, Joseph and Harry Jacobs to Lillie B Lilienthal. 143d st, No 241, n s, 425 e 8th av, 25x99.11. June 26, 1905, 1 year, 5%. Re-recorded from June 26, 1905. Dec 20, 1907. 7:2029. 26,000

Nugent, Thomas to Lillie B Lilienthal, of San Francisco, Cal. Columbus av, Nos 305 and 307, e s, 54.2 n 74th st, 48x100. Sept 6, 1899, due Sept 6, 1904, 4½%. (Re-recorded from Sept 7, 1899.) Dec 23, 1907. 4:1127. 63,500

O'Connor, Caroline to TITLE GUARANTEE AND TRUST CO. 121st st, No 253, n s, 220.9 e St Nicholas av, also 253 e 8th av, runs n 100.11 x e 18 x s 100.11 to st, x w 18 to beginning. Dec 23, due, &c, as per bond. Dec 24, 1907. 7:1927. 5,000

Price, Alfred B with Isidore Rubin. 2d av, No 1883, w s, 24.11 n 97th st, 25x100. Extension mort. Dec 1. Dec 24, 1907. 6:1647. nom

Picker Bros Realty & Impt Co to Wm Hayes. Amsterdam av, No 2154, s w cor 167th st, No 500, 30x100. Dec 19, 5 years, 5½%. Dec 20, 1907. 8:2123. 23,000

Same to same. Same property. Certificate as to above mortgage. Dec 19. Dec 20, 1907. 8:2123. —

Rutherfurd, Cora B to TITLE GUARANTEE & TRUST CO. Riverside Drive, No 360, n e cor 108th st, 50x100. Dec 19, due, &c, as per bond. Dec 20, 1907. 7:1893. 6,000

Reddy, Patrick with Louisa Minturn. 120th st, No 4 East. Extension mortgage. Nov 4. Dec 20, 1907. 6:1746. nom

Rau, Alfred M and Wm with Jennie W Schiffer. Lafayette st, Nos 419 and 421, e s, 410.7 s w Astor pl, runs e 76.11 x n — x e 33.4 x s 1 x e 35.1 x e 9.9 x s 23.7 x n w 10.4 x s w 28.6 x n w 150 to s e s Lafayette st x n e 52.1 to beginning. Agreement as to addition of all right, title and interest to mortgage recorded Mar 15, 1907. May 15. Dec 21, 1907. 2:544. nom

Reilly, Rosetta J to Mary W Lillie. 94th st, s s, 475 w Columbus av, 18x100.4 to c l Apthorps lane x18.2x101.2. P M. Prior mort $14,000. Dec 21, 2 years, 5½%. Dec 24, 1907. 4:1224. 6,614.35

Same to H Louisa Mulford. Same property. Dec 21, 3 years, 5½%. Dec 24, 1907. 4:1224. 14,000

Rosenwasser, Isaac to August Knatz. 2d st, No 308, n s, 71 w Av D, 22x46.10. Prior mort $——. Dec 23, 3 years, 6%. Dec 24, 1907. 2:372. 2,500

Renwick, Wm C, of Summit, N J, and Edw J Brockett, of East Orange, N J, and John G Steenken trustee Wm R Renwick with Israel O Blake. 64th st, Nos 304 to 310, s s, 125.3 e 2d av, 99.9 x⅛ block. Extension five morts. Sept 10. Dec 26, 1907. 5:1438. nom

Rosenzweig (Wm) Realty Operating Co to George Backer. 85th st, No 336, s s, 375 w West End av, 25x102.2. P M. Prior mort $12,000. Dec 7, 2 years, 6%. Dec 23, 1907. 4:1246. 4,750

Steiner, Simon to Louis and Wm Stienes. 5th st, No 636, s s, 188.11 w Av C, 24.9x96.2. Prior mort $27,000. Dec 20, due Jan 1, 1911, 6%. Dec 23, 1907. 2:387. 6,000

Seidman, Wm to Adrian H Jackson. 113th st, No 235, n s, 200 w 2d av, 25x73.11. P M. Dec 20, due Jan 1, 1909, 6%. Dec 23, 1907. 6:1663. 4,000

Strauss, Amy to Max Meyer et al. 100th st, Nos 202 and 204, s s, 102 e 3d av, runs s 50.7 x e 3 x s 50.4 x e 25 x n 100.7 to st, x w 28 to beginning. Prior mort $25,000. Dec 24, 1 year, 6%. Dec 26, 1907. 6:1649. 5,000

Sternberger, Maurice M exr Meyer Sternberger to Chesebro Davidson Realty Co. White st, No 34. Certificate as to reduction of mort. Dec 23. Dec 24, 1907. 1:193. —

Smith, Duncan with Pasquale Pati. Elizabeth st, No 240, e s, abt 195 n Prince st, 20x87.9. Extension of mort. Dec 20. Dec 23, 1907. 2:507. nom

Schilling, Henry F to August Knatz. Essex st, Nos 179 to 185, s w cor Houston st, Nos 223 and 225, 100x50. Dec 20, 1907, 3 years, 6%. 2:412. 7,500

Sonn, Louis with Alice B Cohen. 99th st, No 41, n s, 325 e Columbus av, 25x100.11. Extension agreement. Nov 26. Dec 20, 1907. 7:1835. nom

Simpson, Thomas to Ellsworth Childs. Broadway, No 1439, w s, 92 n 40th st, 20.9x54.8x21.9x60.5, leasehold. June 4. Bond for $30,225 given to secure rents, &c, under lease. Dec 21, 1907. 4:993. —

Smith, Charles L, of Brooklyn, N Y, to Florence R Richmond. Macdougal st, No 18, s e s, 253 s w Prince st, 25x100. 1-3 part. Dec 19, 2 years, 6%. Dec 20, 1907. 2:504. 1,000

Stedman, Ernest G to AMERICAN EXCHANGE NATIONAL BANK. 34th st, No 15, n s, 350 w 5th av, 25x126.6, with easement or right of way 12 ft wide extending to 35th st. Dec 18, due Jan 18, 1908, 6%. Dec 20, 1907. 3:836. 44,500

Schlegman, Rubin to Annie Kovner. 121st st, No 317, n s, 175 e 2d av, 25x100.10. P M. Prior mort $——. Dec 1, 2 years, 6%. Dec 20, 1907. 6:1798. 1,000

Tschanett, Charles with Louisa Minturn. Lenox av, Nos 557 and 559. Extension of two mortgages. Nov 18. Dec 20, 1907. 7:2007. nom

Taube, Abraham to Henry V Allien. Stanton st, No 64, n s, 50.8 e Eldridge st, 25.4x75. Prior mort $25,000. Dec 19, 2 years, 6%. Dec 20, 1907. 2:417. 3,000

Terwilliger, Ida L wife of and Lorenzo, of Ridgewood, N J, to Mary E Andrews et al trustees Thomas Andrews. 120th st, No 350, s w cor Manhattan av, 82x17.7. April 21, 1899, due April 21, 1902, 5%. Re-recorded from April 21, 1899. Dec 24, 1907. 7:1946. 13,500

Thompson, Gertrude, of Brooklyn, N Y, to Sara A Levien. 2d av, Nos 1848 and 1850, e s, 50.8 s 96th st, 2 lots, each 25x100. Two P M morts, each $2,500. Two prior morts $26,500. Dec 19, installs, 6%. Dec 23, 1907. 5:1558. 5,000

Taggert, Julia to Monticello Realty Co. Audubon av, s w cor 178th st, 189.10 to n s 177th st x100; Audubon av, s w cor 177th st, 199.10 to n s 176th st x100. P M. Oct 28, demand, 6%. Dec 24, 1907. 8:2133. 60,000

Trustees of estate and property of the Diocesan Convention of N Y with Henry and Chas Reese. 6th st, No 307, n s, 125 e 2d av, 25x90.9. Extension mort. Nov 16. Dec 24, 1907. 2:448. nom

Taylor, Annie E to John Alexander. 106th st, No 113, n s, 175 w Columbus av, 25.6x100.11. Prior mort $39,000. Dec 21, due, &c, as per bond. Dec 23, 1907. 7:1861. 1,000

Wendell, Maurice to Wm L Levy. William st, Nos 103 and 105, w s, 27.2 s John st, runs w 54.7 x w 20.4 x s 18.1 x s 18.1 x e 18.5 x e 58.9 to William st x n 41.9 to beginning. Prior mort $150,000. Dec 17, due, &c, as per bond. Dec 23, 1907. 1:67. 25,000

Wetterer, William to Lillie B Lilienthal, of San Francisco, Cal. 5th av, No 1440, n w cor 117th st, No 1, 25.11x100. P M. June 30, 1898, due June 30, 1903, 4½%. Re-recorded from July 9, 1898. Dec 23, 1907. 6:1601. 35,000

Wentworth, Eleanor P with Morris Weinstein. Madison av, Nos 2132 and 2134, s w cor 134th st, No 30, 99.11x10. Extension mort. Dec 19. Dec 24, 1907. 6:1758. nom

West Side Construction Co to Colored Orphan Asylum and Assoc for benefit of Colored Children in City N Y. 143d st, n s, 100 e Broadway, 425x½ block. Certificate as to 6 morts for $25,000 each. Dec 2. Dec 3, 1907. 7:2075. Corrects error in issue of Dec 7, when st was 141st st. —

Waldorf Realty Co with Josephine M and Frances E Brown and Carrie E and Maude E Brown. 33d st, Nos 38 and 40, s s, 360.1 e 6th av, 39.11x98.9. Leasehold. Agreement modifying terms of mort. Aug 26. Dec 23, 1907. 3:834. nom

Wirth, Rosa, of Monticello, N Y, to Samuel Scholle and ano trustees Abraham Scholle. 54th st, No 412, s s, 200 w 9th av, 25x100.5. Dec 13, 5 years, 5%. Dec 20, 1907. 4:1063. 14,000

Wasserman, Rosa to Esther Goldstein. Pleasant av, No 396, s e cor 121st st, No 500, runs s 31.3 x e 3.3 x s 0.6 x e 73 x n 31.9 to 121st st x w 76.3 to beginning. Dec 20, 1907, due Jan 1, 1908, 6%. 6:1817. 1,230

Wilmerding, Ida S, now Ida S Constantine, by Jno McL Nash with Louis Frankenthaler. 5th av, No 2197. Extension mortgage. Dec 18. Dec 20, 1907. 6:1758. nom

WASHINGTON TRUST CO of N Y trustee with Isabel A McKinstry. Madison av, No 2050, w s, 50.10 s 130th st, 16.5x75. Extension agreement. Dec 13. Dec 20, 1907. 6:1754. nom

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Zisola, Mary of Brooklyn, N Y, to Isidor Cohn and ano. Lewis st, No 55, w s, 150 s Delancey st, 25x100. Prior mort $——. Aug 1, 2 years, 6%. Dec 26, 1907. 2:328. 300

## BOROUGH OF THE BRONX.

Under this heading the * denotes that the property is in the new Annexed District (Act of 1895).

Annan, Mary to Joseph Lehman. Webster av, w s, 115.6 n Kingsbridge road, 50x77.7 to Decatur av, x50.4x71.7. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 6,600

Augusta Realty Co to Elmer D Coulter. Franklin av, No 1090, e s, 185.8 s Spring pl, now 166th st, as on map Morrisania, 32.2 x167.4x32.2x166.10 to beginning. P M. Dec 18, 3 years, 6%. Dec 20, 1907. 10:2607. 2,400

Becker, Margt J with Matilda F S Bleuler and Cath W Passe. 162d st, n e s, 190 s e Courtlandt av, 37.6x100. Extension mort. Aug 1. Dec 26, 1907. 9:2408. nom

Becker, Margt J with Richard Dickson and ano. 3d av, late Fordham av, w s, 50 n 166th st, 24x100. Extension mort. July 26. Dec 26, 1907. 9:2371. nom

Becker, Margt J with Matilda F S Bleuler. 162d st, n e s, 227.6 s e Courtlandt av, 37.6x100. Extension mort. Aug 1. Dec 26, 1907. 9:2408. nom

Becker, Margt J with Fannie Adler. 135th st, No 856, s s, 170.6 e St Anns av, 18x100. Extension mort. July 19. Dec 26, 1907. 10:2547. nom

Becker, Margt J with Eliza Schultz. 3d av, s e cor 171st st, 25x100x29.11x100.1. Extension mort. Aug 3. Dec 26, 1907. 11:2927. nom

Becker, Margt J with Helen Gifford. Stebbins av, n w s, 90.4 s w Home st, 17.11x68.6x18.1x70.4. Extension mort. Aug 3. Dec 26, 1907. 10:2693. nom

*Boyle, Frank to Theo Wentz. 223d st, late 9th av, s w cor 4th st, 105x114, Wakefield. Nov 25, due July 1, 1908, 6%. Dec 26, 1907. 15,000

*Byrnes, Louise M and Abby J Pell to Anna L Southwick. Main st, w s, old line adj land now or formerly owned by John M Bell, runs w 167.6 x n 28 x e 167.6 to st, x s 28 to beginning ,City Island, except part for Main st or City Island av. Dec 19, 3 years, 6%. Dec 26, 1907. 1,700

Borowsky, Saml to Ferdinand Kurzman. Southern Boulevard, s e s, 224.10 s w 149th st, 150x100. All title. Prior mort $11,000. Dec 17, due Jan 1, 1909, 6%. Dec 26, 1907. 10:2600. 1,000

Beggs, Harry N with Jonas Weil. 136th st, s s, 225 w Willow av, 25x100. Extension agreement. Sept 25. Dec 20, 1907. 10:2564. nom

Bergen, Wm C to Carrie Toelle. Bainbridge av, w s, 101.10 s 200th st, runs w 103 x s 20 x e 8.9 x s 25 x e 100 to av x n 45.10 to beginning. Dec 19, 3 years, 5½%. Dec 21, 1907. 12:-3297. 8,500

Baldo, Rosina to Jane E Barney. Arthur av, No 2472, e s, 270 n 188th st, 25x80.9x25x80.10. Dec 21, 5 years, 5½%. Dec 23, 1907. 11:3077. 5,000

Bott, Johanna with BOWERY SAVINGS BANK. Eagle av, No 915. Extension mortgage. Dec 19. Dec 23, 1907. 10:2620. nom

Burghard, Edward M with Theodore Wentz. Whitlock av, w s, 400 s Tiffany st, 150x100. Subordination mort. Dec 20. Dec 24, 1907. 10:2732. nom

Burghard, Edward M with Theo Wentz. Whitlock av, w s, 250 s Tiffany st, 150x100. Subordination mort. Dec 5. Dec 24, 1907. 10:2732. nom

*Bentz, J Edward to Abraham Piser. Westchester av, s s, 50 w Green av, 50x100, Cebrie Park. P M. Dec 1, 1 year, 6%. Dec 24, 1907. 1,500

Cook, Charles H Jr to Oscar Roth. 150th st, No 317, n s, 350 w Courtlandt av, 25x118.4. Dec 19, 3 years, 5%. Dec 20, 1907. 9:2410. 14,000

Cohn, Charles P to Henry U Singhi. Grand av, e s, 230 n 184th st, 15x96.11x15x98.4. P M. Dec 23, 1907, due, &c, as per bond. 11:3199. 5,500

Same to same. Same property. P M. Prior mort $5,500. Dec 23, 1907, due, &c, as per bond. 11:3199. 2,200

Corwin, Lillias with Leopold Barth and ano. Robbins av, s e cor 151st st, 25x irreg x50x105. Extension mortgage. Dec 2. Dec 20, 1907. 10:2642. nom

Donnelly, John A, and Joseph F, Minnia A and Lillian F with Anne K Hays. 180th st, No 571 East. Extension mortgage. Dec 9. Dec 21, 1907. 11:3143. nom

Delaney, Annie E to Joseph Lehman. Webster av, w s, 83.6 s 193d st, 25x95.8 to Decatur av, x25.2x98.7. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,240

*De Carlo, Donato to Concetta Cioffaci. Fulton st, s e s, about 436 n 239th st, 33.2x151.5, Washingtonville. Feb 5, 3 years, without interest. Dec 20, 1907. 200

De Voto, Francisco and Maria with Margt J Becker. Arthur av, w s, 589.8 s 187th st, 25x119.11x25x119.8. Extension mort. Nov 20. Dec 26, 1907. 11:3065. nom

Eckstein, Gustave to Louis A Green. Grand av, w s, 600 s Oxford pl, 100x132.8x100.4x124.10; Grand av, s w cor Oxford pl, 100x100; Oxford pl, s s, 100 w Grand av, 100x—x79.6x100, and being lots 60, 66 and 75, map No 514, property known as Townsend Poole Estate. Nov 20, 1 year, 6%. Dec 26, 1907. 11:2848—2849. 10,000

*Evalenko, Alexander M to Jennie Catts. Oakes av, e s, 250 n Jefferson av, 75x100, Edenwald; Jefferson av, s s, 250 w Fox av, 25x101.1x32.2x121. Dec 18, 1 year, 6%. Dec 20, 1907. 2,500

Fischedick, Frank H to Cornelius Van Cleef. 138th st, No 493, n s, 900 e Willis av, 25x100. P M. Prior mort $17,000. Dec 21, 3 years, 6%. Dec 23, 1907. 9:2283. 4,000

Foshay, Cecelia A with Annie E Barnett. 177th st, n s, 135 w Morris av, 20x100. Extension mort. Dec 21. Dec 24, 1907. 11:2828. nom

Forest Leasing Co to Angelo Altieri. Westchester av, n w s, 176 s w Concord av, runs n w 86.8 to Jackson av, x n 148.3 x e 175 to Concord av, x s 46.2 to Westchester av, x n w 176 to beginning. Leasehold. Dec 20, 1 year, 6%. Dec 26, 1907. 10:-2645. 12,000

Same to same. Same property. Consent as to above mort. Dec 20. Dec 26, 1907. 10:2645. ——

Harned, Almira A to John H Armstrong. 238th st, n e cor Kepler av, runs n 80 x e 100 x n 120 to s s 239th st x e 40 x s 200 to 238th st x w 140 to beginning. Dec 20, due Dec 20, 1908, 6%. Dec 21, 1907. 12:3379. 300

HARLEM SAVINGS BANK with Louis Klinger and Nathan Goldstein. Trinity av, e s, 183 s 165th st, 37.6x100. Extension of mort. Feb 9, 1906. Dec 20, 1907. 10:2639. nom

Same with same. Trinity av, e s, 145.6 s 165th st, 37.6x100. Extension of mort. Feb 9, 1906. Dec 20, 1907. 10:2639. nom

Hitchcock, Geo, Jr, to Joseph Lehman. Webster av, w s, 165.6 n Kingsbridge road, 25x80.7 to Decatur av, x25x77.7. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,300

Same to Agnes K Mulligan. Same property. P M. Prior mort $3,300. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 700

Happy, Thirza E, of Mt Vernon, N Y, to Geo J Humphrys. Webster av, e s, abt 300 s Gun Hill road, —x71.4x—x68.11, s s, except part for av. Dec 26, 1907, 3 years, 6%. 12:3357. 1,200

Jacob, August to Lambert Suydam. Park av, n e cor 166th st, 96x99.6x92x127.1. Dec 26, 1907, 1 year, 6%. 9:2388. 5,000

Kellman, Moses to Max Goldstein et al. Belmont av, No 2131, w s, 96.5 n 181st st, 18x85x18x84.10. P M. Dec 20, 1907, 1 year, 6%. 11:3082. 1,000

Kellman, Moses to Max Goldstein et al. Belmont av, No 2129, w s, 78.7 n 181st st, 17.10x84.10x17.10x84.7. P M. Dec 20, 1907, 1 year, 6%. 11:3082. 1,000

Kruse, Henry to Henry Forster. Clay av, n w cor 173d st, 103x95x76.2x98.8. P M. Dec 19, 2 years, 5%. Dec 21, 1907. 11:-2790. 8,000

Kurzman, Anna with Saml Joseph, Louis Schmeman and Max Silberg. Kelly st, w s, 365 s 167th st, 50x100. Extension mortgage. Nov 25. Dec 21, 1907. 10:2705. nom

Kemp-Jones Realty Co to Ambrose Spencer Murray Jr. Summit av, No 971, w s, 899.3 s 165th st, 29.3x95. Dec 23, 1907, 3 years, 5½%. 9:2523. 16,000

Same to same. Same property. Certificate as to above mortgage. Dec 23, 1907. 9:2523. ——

Levy, Elise to Fridolin C Mehler. Briggs av, s s, 345.4 e Southern Boulevard, 50x110. Dec 20, due, &c, as per bond. Dec 21, 1907. 12:3298. 1,000

Leuchtenburg, Matilda to Joseph Lehman. Webster av, w s, 58.6 s 193d st, 25x98.8 to Decatur av, x25.2x101.8. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,270

Langan, Sarah to Joseph Lehman. Webster av, w s, 108.6 s 193d st, 25x92.7 to Decatur av, x25.2x95.8. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,240

Same to Agnes K Mulligan. Webster av, w s, 33.6 s 193d st, 25x101.8 to Decatur av, x10x104.1. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 2,340

Lomas, Fanny with Newman Dube. 183d st, s s, 132.9 e Beaumont av, 30.8x95x27.4x95. Extension mortgage. Dec 19. Dec 21, 1907. 11:2815. nom

Lochinvar Realty Co to Herbert Scoville, of Salisbury, Conn. Morris av, n e cor Burnside av, 113.9x100x100x100.11. Certificate as to mortgage for $3,500. Dec 10. Dec 23, 1907. 11:-3178 and 3179. ——

*Levoli, Carmela and Maria Liberti to Emil N Sorgenfrei. Unionport road, e s, 100 s Morris Park av, 25x107x25x106. P M, Dec 21, due June 21, 1908, 6%. Dec 23, 1907. 500

Lawyers Mortgage Co with Julie Duffrin. Prospect av, e s, 162 n Westchester av, 26.11x65.4x28.5x56.3. Extension mort. Dec 20. Dec 23, 1907. 10:2690. nom

Lawyers Mortgage Co with Geo W Read. Walton av, n e cor 176th st, 125x25. Extension mort. Dec 19. Dec 23, 1907. 11:2827. nom

McOwen, Anthony to Edward J Welch. Robbins av, e s, 200 n St Joseph st, late Grove st, runs e 90 x s 200 to St Joseph st, late Grove st, x w 90 to av x n 200 to beginning, except part for St Joseph st; Robbins av, s e cor Crane st, deed reads e s, being plot bounded n by lot 136, e by lot 135, s by line parallel with and 75 s from s s lot 136, and w by Robbins av, 75x90, being part of lot 134, map Wilton, Port Morris and East Morrisania. Prior mort $3,900. Dec 21, 1 year, 6%. Dec 24, 1907. 10:2578. 12,000

*Mackintosh, Bella to Thomas Bolton. Silver st, s s, abt 213 e Bear Swamp road, 25x127, and being lot 297 map in partition Real Estate Wm Adee. Dec 19, 3 years, 6%. Dec 23, 1907. 700

*McGinn, Emma to Wm Seitz. 4th st, n s, 105 w Av D, 50x108, Unionport. Dec 21, 3 years, 6%. Dec 23, 1907. 1,500

Mayer, Adelena to Laura F Van Riper. Park av, late Railroad av, e s, between 167th st and 168th st and being lot 46 map Morrisania, 50x150. Dec 20, 1907, due Dec 28, 1908, 6%. 9:-2389. 500

McCooey, Francis J with St Lawrence University of Canton, N Y. Valentine av, e s, 18.11 n 180th st, 18.11x90.6x18.9x80.3. Extension mort. Nov 27. Dec 24, 1907. 11:3143—3144. nom

McAdam, Ronald to Mary S Todd. 198th st, n s, 189.3 e Jerome av, 25.11x126.3x25x132.11. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. Corrects error in last issue when location of property in 2d mort was 108th st, etc. 5,500

Same to same. 198th st, n s, 241 e Jerome av, 25.11x112.11x25x126.3. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500

Same to same. 198th st, n s, 241 e Jerome av, 25.11x112.11x25x119.7. Dec 5, 3 years, 5½%. Dec 13, 1907. 12:3319. 5,500

McHugh, Annie to Joseph Lehman. Webster av, w s, 133.6 s 193d st, 25x89.8 to Decatur av, x25.2x92.7. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,240

Same to Agnes K Mulligan. Same property. P M. Prior mort $3,240. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 960

*Miller, John A to Franz Munch. Elliott av, e s, 296.10 n Post st, 33.3x125, Olinville. P M. Dec 24, 3 years, 5%. Dec 26, 1907. 5,000

*North Borough Home Co to Henrietta Schubert. Carpenter av, e s, 125 n 20th av, 2 lots, each 25x105.6, Wakefield. Two morts, each $1,000. Two prior morts, each $4,500. Dec 21, due, &c, as per bond. Dec 24, 1907. 2,000

*Same to same. Same property. Two certificates as to above mort. Dec 20. Dec 24, 1907. ——

*Neuhaus, Marie C with Thomas Scott. Westchester av, n e cor Green av, 50x100. Extension mort. Dec 19. Dec 24, 1907. nom

Oppenheim, Wm to Sundel Hyman. College av, n w cor 146th st, 110x75. Prior mort $64,000. Dec 23, installs, 6%. Dec 24, 1907. 9:2329. 15,000

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Porpora, Stephen and Giovanni Falco to Joseph E Butterworth. 180th st, n s, 120.1 e Mapes av, 25x118.2. Prior mort $4,000. Dec 23, due Jan 1, 1909, 6%. Dec 24, 1907. 11:3111. 1,000

*Pecoraro, Nicola to Irving Realty Co. 226th st, n s, 355 e White Plains road, 25x114, Wakefield. P M. Dec 7, due June 1, 1909, 6%. Dec 21, 1907. 200

Perry, Wm H to Mathilde Steiner. Hull av, s e s, 132.4 n e 205th st, 50x100. Dec 13, due Mar 1, 1908, 6%. Dec 20, 1907. 12:-3350. 2,000

Panzer, Ernest to Wm A Kenny. Faraday av, s w s, 70.10 n w Newton av, 50x100. Nov 19, 5 years, 5%. Dec 23, 1907. 13:-3421. 6,200

Same to Mary V Sheridan. Same property. Prior mort $6,200. Nov 19, 3 years, 5%. Dec 23, 1907. 13:3421. 1,500

*Pletscher, Martin to E Colgate Jones. Grace av, w s, 131 s Glebe av, 25x100. Prior mort $3,000. Dec 19, 2 years, 6%. Dec 20, 1907. 1,000

Roosa, Gesina M to Wm H Murphy. Jackson av, w s, 211.3 s 166th st, 17.3x87.6. Prior mort $5,500. Dec 20, due, &c, as per bond. Dec 23, 1907. 10:2640. 500

Russhon, Mary to Oscar Hentschel. Decatur av, e s, 263.4 s 205th st, 25x112.6. Dec 19, 3 years, 5½%. Dec 20, 1907. 12:3353. 5,000

Schaefer, Sarah J to Isabella J Brock. Beaumont (Jackson) av, e s, 72.6 s 183d st (Columbia av), 20.6x88x20.4x92.11. Dec 23, 3 years, 6%. Dec 24, 1907. 11:3101. 3,750

Solomon, Saml and Philip to Geo G Dutcher committee Sarah J Whitman. Jackson av, w s, 271.10 s 156th st, 18.1x73.6x18.1x 73.8. Dec 24, 1907. 3 years, 5%. 10:2635. 6,000

Simmonds, Hibbert C to Laura Van Antwerp. Katonah av, w s, 25 n 237th st, 3 lots, each 25x85. Three morts, each $1,750. Three prior morts $4,500 each. Dec 24, 1907, 2 years, 6%. 12:-3378. 5,250

Same to same. Katonah av, n w cor 237th st, 25x85. Prior mort $4,500. Dec 24, 1907, 2 years, 6%. 12:3378. 2,250

Sandrock Realty Co with Elizabeth Rippel. Courtlandt av, e s, 27.11 n 162d st, 27.11x115.1x25x127.7. Extension agreement. Dec 20. Dec 24, 1907. 9:2408. nom

*Schroeder, Fred to Ebling Brewing Co. Willow lane road, n s, at s cor of lot Wm H Bowne, runs n w 334 x — 54.6 x s e 337.6 to Willow lane x — 54.6 to beginning, Westchester. Dec 20, demand, 6%. Dec 23, 1907. 3,000

Seidman, Wm to Margt T Johnston. 152d st, No 319, on map Nos 317 and 319, n s, 350 w Courtlandt av, 50x100. P M. Dec 20, due July 1, 1908, 6%. Dec 23, 1907. 9:2413. 400

Spahr, John Jr and Annie B to Henry U Singhi. Grand av, e s, 290.3 n 184th st, 15x91.7x15x92.11. P M. Prior mort $5,500. Dec 23, 1907, due, &c, as per bond. 11:3199. 1,000

Spahr, John Jr and Annie B to Henry U Singhi. Grand av, e s, 290.3 n 184th st, 15x91.7x15x92.11. P M. Dec 23, 1907, due &c, as per bond. 11:3199. 5,500

*Shatzkin (A) & Sons (Inc), to Frank Koch. 215th st, s s, 100 w Tilden av, 2 lots, each 25x100, Laconia Park. 2 P M morts, each $315. Sept 17, due Mar 17, 1909, 6%. Dec 20, 1907. 630

Same to same. 215th st, s s, 225 w Tilden av, 2 lots, each 25x 100, same map. 2 P M morts, each $315. Sept 17, due March 17, 1909, 6%. Dec 20, 1907. 630

*Same to same. 214th st or Sheil st, n s, 225 e 6th av, 25x100, same map. P M. Sept 17, due Mar 17, 1909, 6%. Dec 20, 1907. 315

*Same to same. 214th st or Sheil st, n s, 275 w Tilden av, 25x 100 same map. P M. Sept 17, due Mar 17, 1909, 6%. Dec 20, 1907. 315

*Same to same. 214th st or Sheil st, n s, 225 w Tilden av, 25x 100, same map. P M. Sept 17, due Mar 17, 1909, 6%. Dec 20, 1907. 315

*Same to same. 6th av, e s, 75 s 215th st, 25x100, same map. Sept 17, due Mar 17, 1909, 6%. Dec 20, 1907. 315

Same to same. 215th st, late 1st st, s s, 250 e 6th av, 25x100. same map. P M. Sept 17, due Mar 17, 1909, 6%. Dec 20, 1907. 315

*Shirmer, Geo P to Walter W Taylor. Lots 1 and 2 blk 30, lots 20 and 21 blk 17, lots 2, 5 and 6 blk 28, lot 14 blk 25, lots 1, 5 and 6 blk 33, lots 3 and 4, 29 to 37, 40, 41 and 42 blk 29, lots 2 and 4, 40, 41 and 42 blk 25, lots 10 and 29 blk 16, lot 21 blk 20, map Pelham Park, except part for sts and avs. P M as to lots 1 and 2 blk 30, lots 20 and 21 blk 17, lots 2, 5 and 6 blk 28, lot 14 blk 25, and lots 1, 5 and 6 blk 33. Dec 18, 2 years, 6%. Dec 23, 1907. 8,600

Stegmann, Mary M with Christine Neumann and ano. 165th st, s s, 60 e Stebbins av, 20x77.5. Extension mort. Dec 20. Dec 26, 1907. 10:2698. nom

Tone, Kathryn J to Edward D MacMannus. Fairmount pl, n e s, 68.6 s e Clinton av, 21.6x100. Prior mort $3,000. Dec 26, 1907, 1 year, 6%. 11:2951. 1,000

Tower, David A with Newman Dube. Webster av, n w cor 178th st, 33.4x88.4x33.2x87.3. Extension mortgage. Dec 19. Dec 21, 1907. 11:2815.. nom

Taylor, Mary E to Atlantic Co-operative Savings & Loan Assoc. Valentine av, No 2116, e s, 350.3 n 180th st, 25.4x107.7x25x 104.5. Dec 17, installs, 6%. Dec 23, 1907. 11:3144. 4,300

Vallender, Richard and Chas Reckling, in bond only, to Julia Becker. Cypress av, n e cor 140th st, 100x120. Dec 18, due Jan 1, 1909, 5%. Dec 20, 1907. 10:2567. 12,000

Voss, Ernestine with James B FitzGerald. Webster av, No 1335. Extension agreement. Dec 17. Dec 20, 1907. 11:2887. nom

Weil, Jonas and Bernhard Mayer with Oscar Roth. 150th st, No 317 East. Subordinate agreement. Dec 19. Dec 20, 1907. 9:-2410. nom

Winston, Fredk J to City Real Estate Co. 177th st, s s, 88.6 e Jerome av, 75x125. Dec 20, 1907, due, &c, as per bond. 11:-2852. 4,500

Wholey, John to Joseph F Ismay and Joseph B Egan exrs, &c, Jos F Ismay. Park av, e s, 50 n 182d st, 50x89.8x50x90.6. Dec 14, 3 years, 5%. Dec 20, 1907. 11:3038. 4,225

Walsh, Kate with Cecile R Swartz. Belmont av, No 2332. Extension mortgage. Dec 9. Dec 21, 1907. 11:3088. nom

Wahlig & Sonsin Co, a corpn, to Theodore Wentz. Daly av, n w cor 178th st, 65.2x110.4x65.1x110.4. Dec 21, due, &c, as per bond. Dec 23, 1907. 11:3122. 6,500

Same to same. Same property. Certificate as to above mortgage. Dec 21. Dec 23, 1907. 11:3122.

Wentworth, Eleanor P with Jeanne M & Marie Dantin. Elton av, w s, 75 s 156th st, 25x100. Extension mortgage. Dec 19. Dec 21, 1907. 9:2377. nom

Woods, Lewis H to Henry U Singhi. Grand av, e s, 275.3 n 184th st, 15x92.11x15x94.3. P M. Prior mort $5,500. Dec 23, 1907, due, &c, as per bond. 11:3199. 1,800

Same to same. Same property. P M. Dec 23, 1907, due, &c, as per bond. 11:3199. 5,500

Wolf, Johann A to Joseph Lehman. Webster av, w s, 158.6 s 193d st, 25x86.7 to Decatur av, x25.2x89.8. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,300

Wallas, Wm A to Joseph Lehman. Webster av, w s, 208.6 s 193d st, 25x80.7 to Decatur av, x25.2x83.7. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,270

Same to same. Webster av, w s, 183.6 s 193d st, 25x83.7 to Decatur av, x25.2x86.7. P M. Dec 19, 3 years, 5%. Dec 21, 1907. 12:3275. 3,240

Weisheimer, Mary to Hugo Wabst. 174th st, s s, 25 e Eden av, 50x81.9. P M. Nov 11, 1 year, 6%. Dec 24, 1907. 11:2824. 795

White, Laura T with John Schwamb. 147th st, s s, 224.6 w St Anns av, 25x99.9. Extension mort. Dec 10. Dec 24, 1907. 9:-2273. nom

## JUDGMENTS IN FORECLOSURE SUITS.

Dec. 19.

1st av, s w cor 100th st, 80.11x100. Maurice Cohen agt Isaac Kleinfeld et al; Arnstein & Levy, att'ys; Adam Frank, ref. (Amt due, $9,962.23.)

1st av, s w cor 100th st, 80x100.11. The Jefferson Bank agt same; same att'ys; Max J Bernheim, ref. (Amt due, $7,395.50.)

Dec. 20.

116th st, Nos 428 to 434 East. Susan Van Praag agt The M Fine Realty Co et al; Eisman, Levy, Corn & Lewine, att'ys; Geo B Hayes, ref. (Amt due, $34,607.43.)

148th st, n s, 137.6 w 7th av, 37.5x99.11. Isaac Mayer agt Fleischman Realty & Construction Co et al; action No 1; Rose & Putzel, att'ys, Algernon S Norton, ref. (Amt due, $6,244.28.)

148th st, n s, 174.11 w 7th av, 37.6x99.11. Same agt same; action No 2; same att'ys; same ref. (Amt due, $6,244.28.)

148th st, n s, 212.5 w 7th av, 37.5x99.11. Same agt same; action No 3; same att'ys; same ref. (Amt due, $6,244.28.)

114th st, Nos 216 and 218 East. Leroy B Meyers agt Mildred Realty Co; Eisman, Levy, Corn & Lewine, att'ys; Samuel I Frankenstein, ref. (Amt due, $15,784.58.)

143d st, No 621 West. Arthur H Lewis agt Merrille Realty & Construction Co; Louis J Frey, att'y; Edw J McGean, ref. (Amt due, $10,399.31.)

116th st, n s, 248 e Pleasant av, 125x100.10. Edwin D Hays agt The M Fine Realty Co et al; Eisman, Levy, Corn & Lewine, att'ys; Wm A Sweetser, ref. (Amt due, $21,004.52.)

105th st, s s, 128 e 3d av, 36x100.9. Doretha S Warsawer agt Mildred Realty Co; Eisman, Levy, Corn & Lewine, att'ys; Wm E Morris, ref. (Amt due, $11,637.94.)

Lexington av, Nos 1590 to 1594. Same agt Lasar Wallenstein et al; same att'ys; Robert L Moffett, ref. (Amt due, $15,528.59.)

117th st, Nos 515 and 517 East. Harris Mandelbaum agt David Marks Realty Co et al; same att'ys; Samuel S Koenig, ref. (Amt due, $11,039.81.)

Dec. 21.

Robbins av, n e cor 149th st, 100x105. Anna B Graham agt Wm B Brownell; John A Walsh, att'y; Leo C Dessar, ref. (Amt due, $17,637.50.)

Dec. 23.

Southern Boulevard, e s, 115.4 n 140th st, 28.10 x139.2x25x153, Bronx. Title Ins Co of N Y agt Broadway Reliance Realty Co; A Lincoln Westcott, att'y; Geo A Newman, ref. (Amt due, $3,060.04.)

Dec. 24.

Webster av, n w cor 173d st, 99.11x42.9. Wm P Kenneally agt Constance M Andrews; Seymour Mork, att'y; Arthur D Truax, ref. (Amt due, $6,315.)

## LIS PENDENS.

Dec. 21.

152d st, n e cor Terrace pl, 54.3x113.10x50x 134.11. Marcus Kenner agt Robert Friedman et al; action to declare trust, &c; att'y, M N Schleider.

Dec. 23.

Roosevelt st, No 94. John J Riordan agt Elizabeth V Riordan et al; action to cancel deeds; att'y, J Solon.

Saxe av, n e cor Old Road, lot 259, map of McGraw Estate, Bronx. Joseph Zacharowsky agt Patrick Monahan; action to foreclose mechanics lien; att'y, F C Kelly.

10th st, s s, 150.8 e 6th av, 42.2x92.3. Judson Lawson agt Emily G Painter; specific performance; att'y, J P Everett.

7th av, n e cor 36th st, 96.9x175.10. Oliver & Burr agt Darius O Mills et al; action to foreclose mechanics lien; att'y, H C Hunter.

Ellis av, s s, 255 w Castle Hill av, 50x103. Van Nest Wood Working Co agt T Francis Flood; action to foreclose mechanics lien; att'y, D S Decker.

31st st, n s, 103.6 w Lexington av, runs w 18.7x n 98 x e 22.1 x s 41 x w 3.6 x s 57 to beg. Ray Reisenburger agt Howard F Atno et al; partition; att'ys, Altking & Kahn.

Amsterdam av, n e cor 118th st, 74.10x100. Nova Realty Co agt Abraham Felt; specific performance; att'ys, Davis, Symmes & Schreiber.

Dec. 24.

Barker av, s w cor Morris st, 26.1x90. Hugh A Thornton agt Henry C Joehncke; specific performance; att'y, N J O'Connell.

32d st, n s, 95 w Madison av, 25x98.9. John F Evans et al agt Irene T Fleming et al; action to foreclose mechanics lien; att'y, S B Robinson.

Broome st, s e cor Essex st, 25x75. Frederick Saland agt Albert Sokolski; action to foreclose mechanics lien; att'ys, Feltenstein & Rosenstein.

Riverside Drive, n e cor 95th st, 100.8x133.2x 108.8x173.5. Jennie W Clark agt Geo W Levy Building Co et al; action to foreclose mechanics lien; att'ys, Augustine & Hopping.

53d st, No 427 West. Morris Levin agt Oscar Aronowitz et al; counterclaim; att'y, W McConihe.

Broome st, n s, 50 w Suffolk st, 25x68. Abraham Herman agt Jacob Ganz; specific performance; att'y, J L Bernstein.

Park av, s w cor 97th st, 100x100. The Weisberg-Mark Co agt Abraham Rosenberg et al; action to foreclose mechanics lien; att'ys, Bogart & Bogart.

162d st, s s, 165 e Courtlandt av, 25x100. Same agt Alfred W De Lybove; action to foreclose mechanics lien; att'ys, Bogart & Bogart.

127th st, s s, 185 e 7th av, 27.6x99.11. Chas E Dowdall agt Sanitary Steam Laundry Co; action to foreclose mechanics lien; att'y, H S Mack.

Dec. 26.

No Lis Pendens filed this day.

Dec. 27.

No Lis Pendens filed this day.

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## FORECLOSURE SUITS.

Dec. 21.

47th st, No 47 West. Winifred E Judge agt Elizabeth R Dinsmore et al; att'y, H J Wehle.

115th st, s s, 320 e 1st av, 41x100. State Bank agt Roman Realty & Construction Co et al; att'y, W T Kohn.

171st st, No 708 East. Sadie Hoffberg agt Benjamin Silberstein et al; att'y, P Gross.

71st st, No 310 East. Barbara H Hayman agt William Topka et al; att'y, D E Grossman.

144th st, n s, 175 w 8th av, 24.6x99.11. Clemence H Crafts agt Barbara S Jacobs et al; att'ys, Duer, Strong & Whitehead.

Dec. 23.

Amsterdam av, e s, 26.11 s 185th st, 26.6x100. Douglass Robinson et al agt Louis Meryash et al ;att'ys, Van Wyck & Mygatt.

Amsterdam av, s e cor 185th st, 26.11x100.

Amsterdam av, e s, 53.5 s 185th st, 26.6x100. Harriet D Wolryche-Whitmore agt Louis Meryash et al; att'ys, Van Wyck & Mygatt.

137th st, n s, 150 e Lincoln av, 50x100. Chas E Rushmore et al agt Chas J Klein et al; att'ys, Rushmore, Bisbee, Rogers & Stern.

137th st, No 910 East. Ernestine Harris agt Edw L Flasterstein et al; att'y, I H Harris.

Washington st, No 227.

Barclay st, No 87. Maximilian Fleischman Co agt Gertrude R Waldo et al; att'y, F S Jackson.

Dec. 24.

Roosevelt st, No 94. Lucius H Beers agt John J Riordan et al; att'y, H de F Baldwin.

Franklin av, No 1372. John C Gulick agt Wm H Milton indiv and admr et al; att'y, J C Gulick.

118th st, Nos 426 to 438 East. State Bank agt Saul Wallenstein; att'y, A W Glatzmayer.

Central Park West, n w cor 101st st, 100.11x111. Chas M Preston recvr agt Lemuel J Arthur et al; att'y, C W Dayton, Jr.

140th st, No 877 East. Fleischmann Realty & Construction Co agt Robert Rosenthal et al; att'ys, Hays & Hershfield.

97th st, No 104 East. Moritz Weil agt Eliza W Rose et al; att'y, M L Arnstein.

Dec. 26.

132d st, n s, 235 e Lenox av, 20x99.11. E Ormonds Power agt David Vogel et al; att'y, T Hansen.

4th st, Nos 168 and 170 West. Nathaniel I Sloane agt Isaac W Romm et al; att'y, S D Lasky.

Edgecombe av, w s, 475 s 155th st, 285x—, Chelsea Realty Co agt Fernando C Candee, Jr; att'y, W F Clare.

70th st, n s, 65 w Exterior st, 150x100.4. Elizabeth Lowe agt Carrie J Weil et al; att'y, S J Liebeskind.

139th st, s s, 347.4 e Brook av, 37.6x100. Realty Operating Co agt Steimann Realty Co et al; amended; att'y, G E Hyatt.

100th st, No 76 East. Adolf Wolff agt Leopold Kaufmann et al; att'y, G B Hayes.

150th st, s s, 150 w 8th av, 50x99.11. Rachel Zipkin agt William Soltz et al; att'ys, Arnstein & Levy.

119th st, n s, 510 w 5th av, 16.8x100.11. Henry Lunsmann et al agt Oscar E Perrine et al; att'y, A J Westermayr.

Dec. 27.

146th st, n s, 100 e 8th av, 75x99.11; three actions. Robert L Luckey agt Thomas J Murtha et al; att'ys, Fleischman & Fox.

132d st, No 552 West. Austin B Fletcher et al agt Max Sommers et al; att'y, W P S Melvin.

Av A, No 1539. Jonas Weil et al agt Bertha Green et al; att'y, I S Heller.

134th st, n s, 285 w 8th av, 25x99.11. Farmer's Loan & Trust Co agt Philip A Dayton, Jr, et al; att'ys, Turner, Rolston & Horan.

2d av, e s, 75.11 n 100th st, 25x100. Same agt Jacob Robbins et al; att'ys, Turner, Rolston & Horan.

Division st, No 243. Bennett Dreyer agt Emanuel S Gates et al; att'y, H M Goldberg.

Vandewater st, No 36. United States Savings Bank of the City of N Y agt Jane Vause; att'ys, Merrill & Rogers.

172d st, s s, 125 w Amsterdam av, 145x95.

171st st, s s, 100 w Amsterdam av, 175x95. Two actions. Charles Garfiel et al agt Mayer Hoffman et al; att'ys, Carrington & Pierce.

Southern Boulevard, w s, whole front between 175th and 176th sts, 271.6x— to Trafalgar pl. A Lawrence Kerker agt Chas S Levy et al; att'ys, Johnston & Johnston.

22d st, n s, 195 w 3d av, 25x98.9.

23d st, s s, 195 w 3d av, 25x98.9. Two actions. Mary A Chisholm agt Benedict A Klein et al; att'ys, Schenck & Punnett.

## JUDGMENTS.

In these lists of Judgments the names alphabetically arranged and which are first on each line, are those of the judgment debtor. The letter (D) means judgment for deficiency. (*) means not summoned. (†) Signifies that the first name is fictitious, real name being unknown. Judgments entered during the week and satisfied before day of publication, do not appear in this column, but in list of Satisfied Judgments.

The Judgments filed against corporations, etc., will be found at the end of the list.

Dec.
23 Allard, J Frank—Harry D W Mackaye..81.01
23 Allen, Oliver H—Millers Falls Co....62.15
23 Arkison, John T—Standard Plumbing Supply Co.....944.45
23 Abrahamson, Bernard—City of N Y....213.41
23 Andrews, Benj F—Isaac Stern et al...72.34
23 Ashkenas, Rebecca—Harry Kramer et al.....174.96
23 Abramowitz, Louis—Jacob Grant....1,657.38
23 Adler, Samuel—Pauline Abramowitz...228.91
23 Abraham, Hyman—Mary Fetzgerald...641.96
24 Amory, Wm N—Daniel Nason..costs, 109.07
24 Abramowitz, Samuel—Dairy Products Co.....193.27
24 Averill, Marion B—Hobart Estate Co..138.11
24 Alexion, Alexander—Dennett Surpassing Coffee Co.....319.53
24*Applebaum, Barnet—Minnie A Indelli et al.....531.57
24 Ahearn, John F—City of N Y..costs, 155.00
27 Anderson, Frederick B—City of N Y..203.50
27 Abbott, Robert B—N Y Telephone Co..30.30
27 Allen, Isaac——the same .....24.11
27 Ackerman, Chas F—Recton .....41.56
27 Allen, G Edgar—Geo H Ward et al..397.33
21 Browne, Grant H—Lord & Burnham Co.....8,190.36
21 Breck, Annie E—Louis Sherry .....377.52
21 Bohm, Rudolph—Louis J Ladinski.....122.15
21 Both, Herman—Nicholas Stemmermann.....115.17
21 Bonhagen, Sophia—Henry Bonhagen....88.33
21 Bartel, John F* & Harry J—Chas D Williams .....costs, 99.06
21 Brown, Emily L—Adelaide E Brown et al.....costs, 105.90
21 Bernzott, Geo F or Frederick—Matilda L Bernzott .....costs, 106.03
23 Burbg, Wm H & Catherine—Thomas Quinn .....225.00
23 Beers, Margaret—J C Julius Langbein..124.34
23 Brillants, Augustino—Guiseppe De Primo.....118.05
23 Berk, Charles, Jr—Isaac S Long et al.271.54
23 Berger, Feri F—Fred T Van Diero....60.07
23 Butler, Robert W—Hapgoods .....39.78
23 Berman, Nathan—German Exchange Bank.....2,011.68
23 the same——the same .....881.36
23 Blond, Dora—Julius Levy Co.....50.48
23 Blaine, Caroline H—H H Cording et al.30.92
24 Bidwell, Geo R—Globe Lithographing Co.....95.41
24 Backes, Edw L—N Y City Ry Co.costs, 67.88
24 Bull, Joseph—City of N Y.....costs, 114.35
24 Baumann, Philip—Geo A Feld Co....493.04
24 Berry, Chas S—Ida S Houck.....178.64
24 Benjamin, Jeanette—Joseph Abramson.45.15
24 Bloodgood, Harry—John Schreyer.....112.66
24 Brodie, Jacob—Louis Grimm.....411.87
24 Butler, John J—Benj B Davis.....143.41
24 Brown, Paul M S—George Ringler & Co.....626.20
24 Brennecke, Louis F—Charles Blandy et al.....82.73
26 Browne, Grant H—Blanchite Co, Ltd..225.62
26 Benenson, Pincus—Ida Kaplan.....20.41
26 Brokaw, Etta H—George Whittell.....92.41
26 Bertram, Adolph—Musgiller Mangels Co.94.86
26 Bulled, John—George Ringler & Co.1,025.65
26*Bodner, Hyman—N Y Telephone Co....29.17
26 Berkman, Samuel——the same .....29.17
26 Binswager, Morris—State Board of Pharmacy .....89.67
26 Bendit, Edw E—Evan A Gamble.....184.55
26 Borstleman, Wm L—Chas M Decker & Bros .....188.81
26 Brandt, Solomon—Kessler & Co, Ltd..896.68
26 Bohan, Patrick F—Henry H Ellison et al.....36.82
26 Brodie, Jacob—S J Bloomingdale et al....costs, 12.41
26 Blumenthal, Jacob—Max Altes.....132.22
27 Barkin, Samuel—Tenement House Dept.....264.91
27 Budnick, Morris—Solomon Berg.....40.10
27 Brown, Isaac T—Am Surety Co of N Y.282.20
27 Barker, Matilda—N Y City Ry Co.....costs, 22.78
27 Boyd, Gilbert R—John Simmons Co..1,374.96
27 Bentz, John J—N Y Telephone Co.....34.19
27 Beinfeld, Hyman——the same .....162.01
27 Bastone, Frank——the same .....39.09
27 Brown, Hyman——the same .....40.17
27 Burke, Franklin——the same .....47.77
27 Berry, Chas S——the same .....44.58
27 Baruch, Albert——the same .....54.28
27 Bronstein, Chas A—Guedalia & Co.....72.16
27 Bruen, Oscar H—Wm W Astor.....62.72
27 Brophy, Kate——the same .....119.72
27 Bender, Leo—Mallard Distilling Co..226.80
27 Backenheimer, Samuel—Henry Brilliant.....167.72
27 Banes, Samuel T—Roya A RameyN.....costs, 2,371.10
21 Craft, Fenton F—Ike Rosenberg.....162.41
21 Clements, Pasquale—Cecilia D Smith..629.70
21 Cornwell, Robert F—Solomon W Johnson.....83.96
23 Compan, Marcel—Emil Jeantet.....121.34
23 Cappiello, Nicola—Stanley H Miner...997.98
23 Chichester, Daniel R—Percy Owen ..7,284.97
23 Ciappa, Dominick—Anthony Gore.....224.72
23 Campbell, Maurice—Emanuel L Klein..737.57
23 Camp, Chas F—Reis & O'Donovan Inc..42.23
23 Crane, Wm E S—Hapgoods .....70.57
23 Cangioloso, Victorio J—H Behlen & Bro.99.20
23 Cowan, Maxwell—Albert Hochheimer.....costs, 114.97
23 Charles, Richard P—Amos F Eno....2,370.18
23 Cini, Carlo—Riverside Bank .....10,292.12
24†Coen, Joseph—Ida Levy .....116.51
24 Cohen, Hyman—Jacob E Ludwig et al..59.44
24*Cargianapulos, Athamasias—Dennett Surpassing Coffee Co.....319.53
24 Cornwell, Ray M—Gardiner Stewart.1,119.72
26 Caccavajo, Joseph—Engineering News Pub Co.....49.21
26 Carlson, Chas A—Motor Boat Pub Co..85.06
26 Christman, Chas E—Robert G Thomas & Son.....45.97
26 Curran, John E—Ntl Fireproofing Co.....costs, 108.18
26 Coyle, Michael—Edw S McSweeney....183.04
26 Castaldo, Louis—Henry Knoell.....30.59
27 Costello, Peter—Tenement House Dept.59.91
27 Curtis, David L—Joseph N Pigot et al..71.92
27 Cross, Jennie—Phillip Watters et al.....costs, 17.41
27 Corrier, Vincent C—Frederick W Cole.473.70
27 the same——the same .....401.13
27 Cullen, Catherine C—N Y Telephone Co..27 19
27 Craig, William—John B Carss et al...247.35
27Crescenzo, Mario D—Guiseppe De Cinreis.....357.91
27 Clark L Vaughan—Frank Gilman.....142.04
27 Czerwonka, George—Bert K Bloch....188.50
27 Chamberlin, Arthur B—Fred Mowes et al.....132.72
27 Cava, William—James F McKernan....62.65
21 Day, John O—People, &c.....1,000.00
21 Dambmann, John—Matthew J Gleason..47.06
21 Doino, Paul—Domneck Blois .....189.72
21 Deuble, Albert—Edmund Sturzenegger.874.23
21 Doe, John—Shepard & Morse Lumber Co.....1,470.37
23 Day, Claude F—Hapgoods .....46.12
23 Day, Wm H—John J Mastin.....118.66
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24 de Casenta, Manuel—Wyckoff, Church & Partridge .....138.07
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26 Dooner, Hannah L—J Chas Hankinson.....4,683.30
27 Downing, Patrick G—N Y City Ry Co.....costs, 67.88
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27 Dickerson, Wm S——the same .....213.41
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27 the same——Jake Wagner .....113.65
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26 Ellentuch, Max—Bettie Adam....costs, 99.35
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27 English, Wm J—Cobin & Co.....51.09
27 Elias, Salim—Miguel E Nassar.....3,274.84
27 Engelman, Julius R—N Y Telephone Co.....26.84
27 Ewbank, Herbert B Jr——the same....17.78
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27 Eisenberg, George—Julius Berliner et al.....costs, 27.41
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24 Thompson, Samuel——the same .....408.34
24 Thompson, Francis F A—Harry C Palmer. .....61.25
24 Tremberger, George—Joseph Kohler....59.41
24 Tuschel, Gustav & Maria—Herzog Art Furniture Co..... .....906.00
26 Tansey, John—N Y Telephone Co.....178.51
26 Thomas, Benj F——the same .....27.69
26 Thies, Louise—Kuhlman Cooperative Butter & Egg Co .....108.78
27 Timpson, Wm M—City of N Y.....203.50
27 Tims, Ernest —the same .....213.41
27 Tevis, John -Merchants Exchange Ntl Bank .....639.65
27 Thompson, Benjamin W—Henry Newbury. .....105.98
27 Tillman, Rose—Matthew Farrell.....31.01
23 Underndorfer, Isaac—Joseph R Kunzmann. .....614.41
21 Von Drann, Paul—Brooklyn Metal Decorating & Dial Co..... .....421.92
23 Valentino, Antonio & Mary—Mussgiller Mangels Co..... .....94.75
23 Von Kilch, Anthony—Wm R Perkins et al. .....168.75
23 Vigoureux, Victor J—Merabel Wine Co..68.67
24 Vaugh, John G, Jr—City of N Y.....312.26
27 Von Drann, Paul—N Y City Car Advertising Co..... .....471.15
27 Van Auken, Byron E—City of N Y....943 23
21 Weinroth, Samuel—Geo E Goldsmith....72.41
21 Weiss, Adolph—Barnett Brainin.....70.66
21 Wimple, Martin—Domneck Blois.....189.72
21 Weir, Levi, Pres—Mary B Addoms.....74.65
21 Winnick, Abraham—Esther Winer .....94.15
21 Wolf, Frank—John Guttman.....costs, 79.16
23 Wind, Anton—Peter Faltinovsk.....339.70
23 Watts, Martin S—Richard I Luch.....107.83
23 Whalen, Retuck E—Crane Co .....113.30
23 Wolfman, Henry & Samuel H—Julius Lewy .....158.05
23 Wolbach, Jacob—City of N Y.....74.07
23 Ward, Edward——the same .....213.41
23 Walters, August J——the same .....213.41
23 Windeler, Peter—Chas J Stewart.....83.93
23 Woodbridge, James J—Ferdinand V Morrison .....188.43
23 Wallenstein, Samuel L—Harry W Bell.635 78
23 Williard, Chas F—City of N Y.....408.34
23 Wiley, Pleasant W —the same .....116.12
23 Whittlesly, John E——the same .....213.41
23 Wright, Franklin——the same .....408.34
23 Whitney, Chas H——the same .....213.41
23 White, Theodore L——the same .....213.41
23 Wilkes, Harry A—Isaac Gordon et al..276.67
23 Wall, John R—John M Ruhl.....301.87
24 Weiss, Abraham—Samuel Kohn.....235.42
24 Williams, Wm T—City of N Y.....295.96
24 Wickoff, Stephen L——the same .....213.41
24 Williamson, Geo R——the same.....758 22
24 Wollman, Sarah—Morris Wollman..... .....costs, 111.70
24 Walker, Wm H—City of N Y....costs, 113.69
24 Walker, Isaac P—Finn Realty Co....244.14
26*Wechsler, Adolph—N Y Telephone Co..29.17
26 White, or Scott, Elsie V——the same..41.38
26 Wegener, Henry G—Joseph Stern et al.230.83
26 Williams, Samuel J—W S Weed Ice Cream Co..... .....230 52
26 White, Samuel—N Y Telephone Co.....18.39
26 Weinberg, Samuel—Hudson Structural Steel Co..... .....521.47
27 Weeks, James T Curtis Blaisdell Co..140.46
27 Whitelaw, Wm N—City of N Y.....203.50
27 Wall, Milton——the same .....388.41
27 Ward, Chas M—Bergdorf & Goodman Co. .....88.46
27 Weisinger, Samuel—Frederick Thumin..70 61
27 Wachovsky, Nathan P—Martin Catts..214 65
24*Yamamura, Kinichi—John Y Takata..519.31
24 Young, John G—City of N Y.....costs, 82.85
23 Ziemer, Henry—City of N Y.....573.32
23 Zunz, Anna C the same .....203.50
23 Zuckerman, Joseph—People, &c.....1,000.00
24 Zasuly, Louis & Mallee—Samuel Goldberger. .....153.44
24 Zasuly, Louis*, Mallee or Mollie & Mary—Bert K Bloch .....385.74
24 Zelt, Abraham—Louis Deckman et al.260.15
26 Young, John W—David der H Minassian. .....119.41
27 Zsupnick, Morris—Aaron Newmark et al. .....180.55

CORPORATIONS.

21 New York City Ry Co—Z T Piercy....286.41
21 Moschcowitz, Garnett Co—Albert S Faber et al .....690.60
21 New York City Ry Co—Clarence Hochman. .....640.20
21 Union Ry Co—Thomas J Carter.....800.00
21 New York City Ry Co—Mary M Gibelli.100.00
21*Jacobs & Sons—Universal Iron Foundry.526.72
21 the same——the same .....486.54
23 The S & R Construction Co—William Ehrlich .....318.23
23 The Wagner Press—Campbell Printing Press & Mfg Co..... .....72.12
23 N Y City Ry Co—Horace Chapman....125.00
23 the same—Esther Harrison .....634.57
23 the same——Jacob J Walther.....641.70
23 the same——Olympia C Walther..3,646.40
23 the same——Harry Blader .....150.00
23 the same——Harry Epstein .....150.00
23 the same——Isaac Cohen .....350.00
23 the same——Dundas R Campbell ..350.00
23 the same——Camille Morel .....883.25
23 Warren Auto Co—Homan & Schulz Co.... .....costs, 28.85
23 D Appleton & Co—Elizabeth I Zeisloft..... .....costs, 123.50
23 Alaska Fur Co—Alfred G McKenna et al. .....33.17
23 William McGonigal Co—Central Radiator Co .....824.98
23 The Fairfax U S Mail Chute System—John J McBride .....293.22
23 Mac Bros Motor Car Co—Henry Selink... .....1,757.06
23 Livingston Bros Drug Co—Eimer & Amend. .....850.20
23 Camaidella & Hettesheimer—Royal Bank of N Y .....181.16
23 Imperial Bottling Co—Robinson Clay Product Co of N Y.....634.59
23 Foundation & Contracting Co—F Carroda. .....193.77
23 Art Plating Co—Simon Adler .....2,777.35
23 McCowen Co—Caroline L Stewart.....91.65
24 The City of N Y—Catherine Nicholls..887.84
24 New York City Ry Co—Alice M Sponheimer .....7,399.38
24 Interurban St Ry Co—Herman Schechner. .....100.00
24 Central R R of N J—Julia W Dickinson.. .....1,103.08
24 National Metallurgic Co—Moreland Coke Co..... .....843.40
24 Fitch Mfg Co—National Discount Co..663.90
24 The Dry Dock, East Broadway & Battery R R Co—Joseph Lazaroff.....352.08
24 Long Clove Trap Rock Co—John H Boothby et al .....519.41
24 C A Hyde & Co—Rosetta Jonson..(D) 1,401.26
24 the same—the same.....(D) 2,030.70
24 The City of N Y—Bristol Mfg Co..... .....costs 25.00
24 The American Ice Co—City of N Y..... .....costs 238.90
24 The City of N Y—Warren Bros Co..5,150.00
24 Enterprise Transportation—Geo C Engel Co..... .....3,603.12
24 York Silk Mfg Co—Lodobico Gavazzi et al. .....6,359.59
24 Universal Light & Equipment Co—Duncan & Miller Glass Co.....1,549.97
24 Central Cross Town R R Co—Theodore Knote .....2,136.08
24 N Y City Ry Co—Frank Nicholson..4,000.00
24 the same——Patrick Reilly..costs 96.83
24 Waltom Transfer Co—A Kluegler....186.22
24 Richard P Walsh Co—Mary Coffey et al.. .....4,304.18
26 Stewart, Galbraith & Co, Ltd—Demeter Pick.....10,300.00
26 Electric Audit & Rebate Co—George Greenberg et al .....40 85
26 New York City Ry Co—Margaret Hasson. .....50.00
26 Innovation Trunk Co—Arthur C Platt..... .....costs, 286.07
26 Cathedral Parkway Realty Co—Manhattan Glass Tile Co..... .....1,047.38
26 De Beck Plate Glass Co—N Y Prism Co. .....164.01
26 New York City Ry Co—Walter C Miller.631.62
26 the same——Eliza Tisdale.....250.00
26 the same—Kathryn Ohlrogge ..3,134.30
26 Schaeffer Carroll Construction Co—Frederick W Randall .....635.51
26 Meers Artificial Leather Co—Geo D F Leith .....523.52
26 Manufacturers Mercantile Co——the same. .....523.52
26 Allenhurst Realty Co—H W Baker Linen Co. .....231.56
26 The City of N Y—Adele M Erb.costs, 103.47
26 The Munn Price Co—West End Mfg Co. .....159.67
26 N Y City Ry Co—Sarah Fischler .....123.91
26 Knickerbocker Iron Works—Hudson Structural Steel Co..... .....104.91
26 N Y City Ry Co—Margaret Johnson..1,342.32
26 Thompson Pettit Co—Delaware Glue Co. .....132.71
26 N Y City Ry Co—Wilhelmina Kunzler.500.00
26 the same——Elizabeth Clerici....1,379.67
26 the same——Henry Bauer .....1,827.22
26 Suffolk Engraving & Electrotyping Co of N Y—James C Lenney .....1,168.38
27 Safety Electric Elevator Co—Thomas W Kiley et al .....97.48
27 Star Co—Henry Gravier .....4,14[illegible].32
27 The Terry & Tench Co—Rika Saphir .... .....costs, 98.18
27 Mechanics & Traders Bank—Ludwig Stettheimer .....costs, 97.02
27 General Structural Materials Co—Material Mens Mercantile Assn. Ltd.....85.21
27 Oppenheim Realty Co—Thomas C Edmonds & Co..... .....172.23
27 West End Hotel Co—Emil Brandsteller.269.30
27 John Klein Wagon Works—Standard Life & Accident Ins Co..... .....42.13
27 Helm Campbell Co, Ltd—Isidor Wiesbader. .....129.91
27 The Swedish & Norwegian Benevolent Society—Anna Nilson ..... .....171.97
27 the same—the same .....25.00
27 Consolidated Fixture & Supply Co—A & F Browne Co..... .....306.32
27 Saggese Construction Co—Tenement House Dept..... .....64.91
27 A C Rader & Co—C S Gross & Co....146.37
27 Grand Lodge of the Ancient Order of United Workmen of the State of N Y—Amelia Ritter ..... .....1,284.56
27 Consolidated Gas Co of N Y—Morris Feldman..... .....2,134.84
27 J Block Skirt Co—A Cohen .....940.74

## SATISFIED JUDGMENTS.

Dec. 21, 23, 24, 26 and 27.

Arnstein, Robert—B Cohen. 1907.....437.50
Brettler, Max and Oswin Stuhmer—G Hann. 1907 .....266.14
Barasch, Abraham M and Morris Levin—E Kohn. 1907 .....271.91
Boyd, Gilbert R—Williamsport Radiator Co. 1907 .....641.83
Braide, Julius J—T Tauszig. 1907.....151.22
Brower, Rinaldo A—G H Carpenter, 1907..68.38
Clark, Wm A & Chas W, also United Verde Copper Co, James H Macdonald, James Kitchen and Lindsay Watson—G A Treadwell. 1906 .....240.70
Same——same. 1907 .....188.30
Clark, Wm A——same. 1905 .....607 80
Chanler, Robert W—E T Gerry. 1907...574.86
Cheevers, John M—M Rosenfield et al. 1907. .....62.65
Cohen, Jacob—E Higgins. 1907 .....265.97
Same—same. 1907 .....25.00
[1]Cardone, Antonio—Tenement House Dept. 1907 .....264.91
Cohen, Louis—B Cohen. 1907.....1,556.92
Einstein, David L and Caroline—L B Mitchell. 1906 .....1,251.50
Elliot, Gustav—H L Herbert. 1907.....37.68
Forgotston, John V—M B Mendham. 1907. .....151.31
Finestone, Karl R—L C Neuberger. 1906..27.65
Same——same. 1906 .....27.65
Freedman, Jacob S—N Y Telephone Co. 1904. .....45.59
Goldstein, Morris -L Davis. 1907.....424.15
[9]Gale, George H—H Stein et al. 1907...507.98
[9]Gifs, Hyman—M W Mayer et al. 1894...354.63
Gallatin, James W—J Dunston. 1907....122.85
Grosoff, Simon—R Pluyn. 1907 .....72.18
Hoffman, Augustus P—D D Goldstein. 1907.68.65
Hibek, Chas E—H Conklin. 1907.....137.07
[4]Howey, Wm J—South Bay Co. 1906 ....246.45
Houck, Chas A—G S Marsh Jr. 1905...124.42
Hall, Chas W—M Mitchell. 1907.....1,504.18
Hickson, Richard J—S M Hayes. 1907.....582.65
Kane, Cornelius H—G A Blessing. 1892...95.65
Kramer, Julia—L Pick. 1907 .....175.11
Kane, Cornelius H—G A Blessings. 1892.313.70
Kelley, Hannah E—E F Caples. 1907.....791.88
Koslowl, Morris—P Rosenkrantz. 1907...235.25
Lucker, Gus—W H Meserole. 1907.....99.65
Laughlin, David—H Ingersoll. 1887...1,104.69
Same—same. 1897 .....1,794.33
Lockwood, Geo W—S Graham. 1907...294.38
Lalor, Martin—D H Hirsch. 1906.....51.42
[1]Leslie, Mary and Joseph L Weber—People, &c. 1907..... .....300.00
More, James B—C Pose. 1907 .....150.00
Mercer, Martin & Isy Lustberg—A Finger. 1907 .....359.19
Same—same. 1907 .....252.91
[1]Morasco, Rocco M—City of N Y. 1907....264.91
Myers, Bernard A—I Toube. 1907.....1,274.72
Meacle, Catherine—F Knezek, Jr. 1905....40.15
Same——G Backes et al. 1906.....31.93
Manheim, Wm C H & John R—R Pringi. 1907. .....400.00
McDevett, Elizabeth—H Karp. 1907.....550.50
O'Brien, John J & John C Sheehan—W H Powelson. 1900 .....590.95
Palmer, C Mortimer—Conron Bros. 1907...329.41
Plinque, Antonio—A Hanley. 1899.....602.70
Reynal, Nathaniel C—M J Whaley. 1907.949.43
Ruzow, Louis— R Pluym. 1907.....72.18
Schafuss, Theodore C—Stillman Appellate Printing Co. 1907..... .....68.21
Scott, Walter and Jane—F Trelease et al. 1900 .....157.02
[4]Simpson, Clarence D—E C Moore. 1907..... .....12,970.67
Seiderstock, Abraham and Abraham Kwester —J Solomon. 1907 .....74.41
Stein, Henry B—J Newmark. 1907.....487.08
Same——C F Siegelstein. 1907 .....488.92
Same —T D DeWitt. 1902 .....91.81
Sandrew, Samuel—C Newkofsky et al. 1907.10.91
Trouman, Samuel—B Silverman. 1906....70.92
Taube, Abraham—A Rosenberg et al. 1907. .....32.21
Waldo, Richard H—S F Blake. 1907.....100.01
Whitaker, Harry J—W C Abercrombe. 1907. .....57.00
Wise, Marie S—L C Freeman. 1906.....2,138.06

CORPORATIONS.

Atlas Embroidery Works—A Haupth. 1907. .....1,529.34
[6]Reedy Elevator Co—J Moskowitz. 1907..71.32
[1]Home Ins Co—M Dick. 1907.....2,041.68
[1]Jackson Baggage Express—M P Reid. 1907. .....1,252.69
Rebman Co—B Loewy. 1907.....605 95
Coleman Stable Co—W H Henshaw et al. 1907..... .....135.51
Fleischman Realty & Construction Co—M Ahearn. 1907..... .....100.00

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434—78th st, No 162 East. Ritchings & Soutar Co agt Emily A King and J C Lyons Building & Operating Co.....210.50

435—95th st, No 54 West. Same agt Baetin H Phillips and J C Lyons Building & Operating Co.....96.00

436—81st st, No 312 West. Same agt Annette McD Morgan and J C Lyons Building & Operating Co.....139.50

437—61st st, No 17 East. Same agt Maude A Banks and J C Lyons Building & Operating Co.....152.30

Dec. 27.

438—Katonah av, s w cor 238th st, 100x85. Riccardi Bros agt Hibbert C Simmonds...325.00

439—Westchester av, n w cor Forest av, runs n 46.2 x w 175 to Jackson av, x s 148.3 x s e 86 x n e 176 to beg. Church E Gates Co agt John Murphy and Forest Leasing Co..3,960.37

440—Broadway, s e cor 101st st, runs e 229.11 x s — x w 25.8 x s 51.10 to 100th st, x w 50 x n 51.10 x w 150 x n 150 to beg. Same agt Franklin Building Co and Bloomingdale Leasing Co.....1,368.70

441—61st st, No 17 East. United States Motor Supply Co agt T H & Maude A Banks and J C Lyons Building & Operating Co.24.75

442—78th st, No 162 East. Same agt Emily A & Mrs C F King and J C Lyons Building & Operating Co.....118.95

443—64th st, Nos 153 to 157 West. Max Koppel agt Herman E Meeker .....132.50

444—3d av, No 859. Mutual Woodworking Co agt P Henry & Francis A Dugro, trustees, and Peter Keller .....709.60

445—4th av, n w cor 17th st, 142x127.7. Chas J Petterson agt Ferdinand Kurzman, Henrietta Kahn, Richard Deeves and Everett House Co .....1,318.11

446—11th st, No 20 West. John Corner & Son agt Geo H Benjamin .....218.23

447—Riverside Drive, s e cor 137th st, 100x102.6. Church E Gates Co agt Noel Realty & Construction Co.....494.26

448—81st st, Nos 444 to 452 East. Thomas G Knight Co agt Isidore Kalt, Nathaniel Zwerling and Siegfried & Yellin .....3,219.70

449—Broadway, No 239. Monroe M Golding agt Edward Miller, United Merchants Realty & Improvement Co and Society of Mechanics and Tradesmen .....122.00

450—41st st, Nos 446 and 448 West. Morris Siegfried agt Abraham Shimans, Morris Solomon and Louis Vlasky .....1,640.00

451—Beaver st, No 36. Monroe M Golding agt Consolidated Stock Exchange of N Y and Edward Miller .....175.00

452—Riverside Drive, s e cor 97th st, 107.6x71.11. William Williams & Co agt Robert T Lyons .....441.96

453—114th st, No 103 East. Wm A Soles agt Wilhelm Gunther .....40.00

454—Madison av, No 2127.....| 133d st, Nos 39 to 43 East.....| Grier & Warga agt Vincent C Corrier and Abraham Shatz .....350.00

455—16th st, No 653 East. Alex Braun agt Margaret and John E Kilalea .....105.00

456—5th av, No 358. —— Hester agt Knickerbocker Trust Co and McKim, Meade & White.....129.80

## BUILDING LOAN CONTRACTS.

Dec. 23.

233d st, s s, 267 w Kingsbridge road, 25x100. Chas B Clark loans Matilda Lauricella to erect a 2-sty dwelling; 2 payments.....3,500

Dec. 27.

241st st, n s, 135 e Katonah av, 200x100. Theodore Wentz loans Wm H Danby to erect five 2-sty frame dwellings; 5 payments..15,000

## SATISFIED MECHANICS' LIENS.

Dec. 21.

3d av, No 3222. E A Biedermann agt F Kinino et al. (June 6, 1907) .....60.29

102d st, No 228 East. August M Adolff agt Isaac Peth et al. (Jan 2, 1907).....13.00

24th st, Nos 425 to 435 East. South Amboy Terra Cotta Co agt Joseph J Little et al. (Dec 20, 1907).....1,330.00

149th st, No 220 West. Furst Bros Co agt George Spickerhoff et al. (Sept 19, 1907)..72.20

106th st, Nos 217 and 219 West. Paul Miklowitz agt John E Calhoun et al. (Sept 3, 1907) .....194.00

Dec. 23.

2d av, s e cor 4th st. Thomas Bailey agt Adelstein & Avrutine et al. (Dec 17, 1907). .....50.00

Same property. Vincent Valentine & Co agt same. (Dec 19, 1907).....255.00

[2]24th st, Nos 421 to 437 East. Frank Vernon agt Joseph J Little et al. (Dec 17, 1907).. .....1,788.00

112th st, n s, 200 e Broadway. The Watson Flagg Engineering Co agt University Construction Co. (Nov 15, 1907).....407.00

[2]24th st, No 435 East. Benjamin F Elgar, 2d, et al, trustees, agt Joseph J Little et al. (Dec 17, 1907).....2,551.20

[2]Riverside drive, n e cor 94th st. Federico La Mura agt Joseph Friedman. (Dec 6, 1907).....193.47

Commonwealth av, Nos 93, 93½ and 94. Charles Rosenberg & Son agt Schecht & Pinkofsky. (Oct 11, 1907).....417.50

Dec. 24.

127th st, Nos 403 to 409 West. Frederick W Cohn agt Arnold Realty Co. (Nov 2, 1907). .....59.71

3d av, No 2505. Charles Martin et al agt William R Rose et al. (July 10, 1906).. .....5,486.00

Same property. Pelham Operating Co agt Isaac Boehm et al. (May 22, 1906).....66.00

Dec. 26.

[1]Fulton st, No 144. Jones, LeBaron Prism Co agt John Doe et al. (Dec 24, 1907)..220.00

3d av, No 2505. J Bayard Wight et al agt Isaac Boehm et al. (June 27, 1906).....210.50

[2]99th st, Nos. 151 to 161 West. Abraham Srager agt Samuel Friedelson. (Dec 9, 1907) .....112.50

[2]Willett st, No 68. Rachel Talsky et al agt Abraham Schwartz. (Oct 16, 1907)....250.00

[3]Same property. Isaac Goldberg agt same. (Nov 21, 1907) .....150.00

Nelson av, s e cor Macombs rd. Frank Russo et al agt Mellie M Wendler et al. (Dec 17, 1907) .....1,075.00

Dec. 27.

College av, n w cor 146th st. Minett Varnish Co agt Rosalie Meli. (Aug 28, 1907)..145.75

Same property. Same agt same. (Aug 30, 1907) .....145.75

Hughes av, e s, 36 n 181st st. Person & Co agt Magdalena Marx et al. (Dec 9, 1907) .....258.00

Hughes av, w s, 125 n 179th st. Same agt same (Nov 8, 1907) .....258.00

Lexington av, No 1516. Nathan Paradies agt John Doe et al. (April 22, 1907).....10.50

Lexington av, n e cor 30th st. Morris Levin & Sons agt P Altevia et al. (Dec 24, 1907).90.00

Fence enclosing docks on Harlem River, between 122d and 123d sts. Charles Wendt et al agt Thomas G Patten et al. (Sept 19, 1907) .....316.25

[3]Central Park West, n w cor 85th st. Robert Rossman agt Gotham Building & Construction Co. (Sept 30, 1907) .....102.97

[3]Same property. M Rambow & Co agt Gotham Building Co. (Sept 28, 1907) .....426.70

Freeman st, w s, 60 s Chisholm st. Carmine Cioffe agt Geo J M Ketner. (Dec 2, 1907) .....290.00

Same property. F T Willigan Co agt same. (Dec 19, 1907) .....590.10

86th st, Nos 148 to 152 East. Anthony Watte et al agt Henry L Toplitz. (Feb 23, 1907) .....800.00

Ludlow st, No 182. Mayer Schnee agt John Schwartzapel et al. (Jan 3, 1907) .....21.00

[2]Vyse av, w s, 168 n Freeman st. Frank Morell et al agt Emma A Hoffmann. (Dec 9, 1907) .....425.00

55th st, Nos 508 to 516 West. William Klenert et al agt Henry Corse et al. (Dec 16, 1907) .....131.23

24th st, Nos 425 to 435 East. Pittsburgh Plate Glass Co agt Joseph J Little et al. (Dec 18, 1907) .....752.85

[1]Discharged by deposit.
[2]Discharged by bond.
[3]Discharged by order of Court.

## ATTACHMENTS.

Dec. 20.

Conti, Antonio; Paolo Porrini; $1,300; Bloch & Hoffman.

O'Brien, John D; Edw U Kahn; $3,900; M D Steuer.

Strong & Trowbridge Co; Theo Ricksecker Co; $1,702.97; Parsons, Closson & McIlvaine.

Dec. 21.

Archer, Chas S; Francis H Leggett & Co; $250; Hosmer & Jones.

Miller, Harold; Topia Mining Co; $1,368.23; Curtis, Mallet, Prevost & Colt.

Statesville Oil & Fertilizer Co; Adolf Aspegren et al; $3,990.40; B Lewinson.

Dec. 23.

Surinam Hydraulic Co; Daniel G Griffin; $5,000; Kendall & Herzog.

Newfoundland Syndicate; Willcox, Peck & Hughes; $1,030.01; Wing, Putnam & Burlingham.

National Glass Co; American Lithographic Co; $3,000; J S Lehmaier.

Dec. 26.

R F Shaen & Co; Wm F Marsh; $584.29; R B Alderoft, Jr.

Joseph Leonard; Harry Raymond et al; $7,888.16; Hays & Hershfield.

## CHATTEL MORTGAGES.

AFFECTING REAL ESTATE.

Dec. 20, 21, 23, 24, 26, 1907.

Cahen, H. 105th st, 300 ft e of 5th av..Silberstein & S. Mantels. 272

Clark, B C. 504-6-8-10 W 136th..Albert G F Co. Gas Fixtures. 750

Elsmere Realty Co. Elsmere place near So Boulevard..Consolidated C Co. Gas Fixtures. 1,230

Goldstein (Joseph) Realty Co. 402 E 3d.. Reedy E Co. Elevator. 2,600

Hess & Kammerer. 69 Willett (Bronx)—Basner & B. Gas Fixtures. 24

Lyons (J C) Bldg & Operating Co. 236-8 5th av..A B See E E Co. Elevators. 12,200

Miller, E B. 168th st and Amsterdam av.. National Gas & Electric F Co. Gas Fixtures. 145

Newman, M H. 15th st and Union av..American M Co. Mantels. 702

Platt, S. 547 E 161st..C W Hoffman Co. Elevator. 1,350

Permansky & Wolf. 159th st bet Broadway and Amsterdam av..Silberstein & S. Mantels. 320

Pearlman & Bernikow. 4 houses north side of 176th st and 4 houses north side of 177th st, about 100 feet west of Amsterdam av ..Roys System Co. Heating Fixtures. .....(R) 3,415

Strich, B V. 140th st and Robbins av..A B See E E Co. Elevator. 2,800

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W. K. Vanderbilt's residence.....City
F. K. Stratton's residence.....Mt. Vernon
C. Oliver Iselin's residence.....New Rochelle
New York Subway.
Metropolitan Life Bldg.
President of N. Y. Central's private car, and others—7.

Firms at Present Using "Nonalyke."

P. W. Kendall .....432 5th Ave.
Fr. Beck & Co.....281 5th Ave.
A. H. Davenport & Co. .....
C. H. Cottrell.....572 5th Ave.
The Gehlen Co.....583 5th Ave.
Tiffany Studios.....347 Madison Ave.
Rinehart & Son.....49 W. 31st St.
Frank T. Woods.....2 E. 33d St.
John Beatty .....245 W. 46th St.
Fred'k Bertsch .....2628 B'way
A. Neumann .....363 W. 42d St.
N. Y. Central R.R.....42d St.
The Peerless Rubber Co.....16 Warren St.
The Puritan Water Co.
The Hotel Saville....28th St. and Madison Ave.
The Palisade Lumber & Supply Co., 42d & B'way

**Send for Samples and Prices** **J. L. MITCHELL PAINT CO., 1 Madison Ave., N. Y.**


John H Woodbury Dermatological Institute and Frederick S Kolls—E B Koller. 1907. .....69.97

Maine Steamship Co—L R Billups. 1907.364.22

N Y Bureau of Information—F O Brown. 1907.....51.41

[4]Jordan Mott Iron Works—T Loughran. 1907. .....7,131.23

[4]Lenox Construction Co—F Causullo. 1907.. .....3,076.23

The Pullman Automatic Ventilator Co—H W Miller. 1907 .....404.41

[1]Vacated by order of Court. [3]Satisfied on appeal. [2]Released. [4]Reversed. [5]Satisfied by execution. [6]Annulled and void.

## MECHANICS' LIENS.

Dec. 21

317—5th av, Nos 236 and 238. Levering & Carrigues agt J C Lyons Building & Operating Co.....34,307.61

318—61st st, No 17 East. T H Simonson & Son Co agt John Doe, J C Lyons Building & Operating Co.....813.72

319—62d st, Nos 313 to 321 East. Same agt Benito Rovira Co and J C Lyons Building & Operating Co.....7,472.66

320—78th st, No 162 East. Same agt John Doe and J C Lyons Building & Operating Co.741.00

321—Anthony av, e s, 200 s Prospect pl, 60x 91.6. Francesco Guigiliano agt Resht Realty Co.....1,300.00

322—Bleecker st, No 317.....
Grove st, No 49.....
Gildo Ferrando agt Louis Sroka.....200.50

323—3d st, s s, 100 e Goerck st, 50x100. Clarence Storm agt Goldfine Realty & Construction Co and Joseph Goldfine.....2,641.52

324—62d st, n s, 100 e 2d av, 100x75. Isaac Moritz agt Benito Rovira and J C Lyons Building & Operating Co.....1,910.11

325—77th st, Nos 44 to 50 West. Geo M Martin agt Montross Bond & Realty Co and Dayton Construction Co.....30,500.00

326—72d st, No 157 East. Pittsburgh Plate Glass Co agt Thomas J Twomey and J C Lyons Building & Operating Co.....291.00

327—5th av, Nos 236 and 238. Pittsburgh Plate Glass Co agt J C Lyons Building & Operating Co.....4,207.54

328—5th av, No 1024. Same agt same....498.51

329—Grand st, Nos 376 and 378.....
Norfolk st, Nos 52 and 54.....
Emil W Klappert agt State Bank and J C Lyons Building & Operating Co.....16,950.00

330—62d st, n s, 160 e 2d av, 75x90. White Van Glahn & Co agt Benito Rovira Co and J C Lyons Building & Operating Co.....275.00

331—Riverside Drive, No 524. David A Strauss et al agt Rutland Realty Co.....90.00

332—62d st, n s, 160 e 2d av, 65x90. Frank Voigtman et al agt Benito Rovira Co and J C Lyons Building & Operating Co.....2,590.00

333—5th av, No 1024. John J Roberts agt Floyd S Brice and J C Lyons Building & Operating Co.....8,497.00

334—143d st, s s, 150 e 7th av, 150x100. Max Toonkel et al agt Hyman & W Pekelmer. .....600.00

335—Willett av, e s, 152 n 213th st, 25x100. Van Nest Wood Working Co agt John Ivers and Hess & Kammerer .....57.11

336—Grand st, Nos 374½ to 378. H C Clausen Iron Works agt State Bank and J C Lyons Building & Operating Co.....20,561.00

337—5th av, Nos 236 and 238. McGrathy & Sons agt J C Lyons Building & Operating Co.....4,145.00

338—Grand st, No 374. Michael Larkin & Son agt State Bank and J C Lyons Building & Operating Co.....1,189.00

339—Grand st, Nos 376 and 378.....
Norfolk st, Nos 52 and 54.....
Same agt State Bank and J C Lyons Building & Operating Co.....2,632.35

340—62d st, n s, 160 e 2d av, 75x90. Ritchings & Souter Co agt Benito Rovira Co and J C Lyons Building & Operating Co....350.00

Dec. 23.

341—62d st, n s, 160 e 2d av, 75x100. George Brown & Co agt Benito Rovira Co and J C Lyons Building & Operating Co.....3,000.00

342—Same property. Tuttle Roofing Co agt same.....1,325.00

343—5th av, Nos 236 and 238. George Brown & Co agt J C Lyons Building & Operating Co.....9,864.30

344—Grand st, Nos 374½ to 378.....
Norfolk st, Nos 52 and 54.....
John J Roberts agt State Bank and J C Lyons Building & Operating Co.....1,021.50

345—Same property. George Brown & Co agt same .....12,415.00

346—5th av, No 1024. Same agt Lloyd S Bryce and J C Lyons Building & Operating Co.... .....4,100.00

347—Grand st, Nos 376 and 378.....
Norfolk st, Nos 52 and 54.....
Caudee, Smith & Howland Co agt State Bank and J C Lyons Building & Operating Co.....1,383.98

348—5th av, No 1024. T New Construction Co agt Lloyd S Bryce and J C Lyons Building & Operating Co.....1,426.16

349—5th av, No 1024. Boyd & Selfridge agt Edith L Bryce and J C Lyons Building & Operating Co.....2,013.10

350—Grand st, Nos 374 to 378, and Norfolk st, Nos 52 and 54. Canavan Bros Co agt State Bank and J C Lyons Building & Operating Co.....2,330.00

351—3d av, s e cor 169th st, 200x200. Theodore C Wood agt John Eichler Brewing Co and Joseph Hollerith .....856 26

352—62d st, Nos 313 to 321 East. Kyrle S Evans agt Benito Rovira Co and J. C. Lyons Building & Operating Co .....844.50

353—Barnes av, s w cor 223d st, 100x125. Guiseppe Tornatore agt Frank Boyle & Sons and Gennaro Colonna .....13.50

354—62d st, n s, 118 e 2d av, 117x100.5. Frank Voigtmann et al agt Benito Rovira Co and J C Lyons Building & Operating Co.... .....2,790.00

355—5th av, No 1024. E H Ogden Lumber Co agt J C Lyons Building & Operating Co.972.31

356—Verio av, n e cor 236th st, 110x93. Angelo Fischetto agt German Real Estate Co and Passarelli & Riccardi Bros.....71.22

357—Ellis av, s s, 255 w Castle Hill av, 50x103. Van Nest Wood Working Co agt T Francis Flood .....511.20

358—81st st, No 24 East. E Bradley Currier Co agt J C Lyons Building & Operating Co. .....67.10

359—Grand st, n s, 50 e Norfolk st, —x irreg to Norfolk st. Same agt State Bank and J C Lyons Building & Operating Co..2,555.00

360—5th av, Nos 236 and 238. Same agt J C Lyons Building & Operating Co.....1,024.40

361—78th st, No 162 East. Same agt Mrs C F King and J C Lyons Building & Operating Co.....457.50

362—81st st, No 81 East. Chas E Dowdall agt Ada H Strauss and B Massor & Co....150.00

363—62d st, No 321 East. Joseph Elias agt Benito Rovira Co and J C Lyons Building & Operating Co.....425.00

364—31st st, No 23 West. Joseph Beck agt Life Pub Co and Max E Bensomon.....46.55

365—Avenue B, Nos 195 to 203.....
12th st, No 605 East .....
Corbin Cabinet Lock Co agt Chas I Weinstein .....5,330 00

366—5th av, Nos 236 and 238. Peter McKay agt J C Lyons Building & Operating Co....3,500.61

367—62d st, n s, 160 e 2d av, 75x90. Same agt Benito Rovira Co and J C Lyons Building & Operating Co.....1,000.00

368—Hoffman st, w s, 310 n 184th st, 37x100. Thomas Haldane agt Joseph Faielle...1,625.00

369—62d st, n s, 118 e 2d av, 117x100.5. Jacob Stockinger agt Benito Rovira Co and J C Lyons Building & Operating Co.....6 0 00

370—Broadway, s e cor 184th st, 75.7x103.1. National Fire Proof Sash & Door Co agt William Lyman .....352.00

371—5th av, Nos 236 and 238. J F Blanchard Co agt J C Lyons Building & Operating Co. .....2,967.15

372—137th st, Nos 42 and 44 West. Lena Jacobson agt Samuel J Lederer.....79.50

373—62d st, Nos 313 to 317 East. Peter Nelson agt Benito Rovira Co and J C Lyons Building & Operating Co.....2,520 52

374—67th st, No 19 East. Edw F Caldwell & Co agt Henry S Glazica.....1,853.46

375—White Plains road, e s, 125 s 216th st, 40x100. Samuel Rosenberg agt Adelaide Burland and Emanuel Burland.....475.00

376—81st st, No 18 East. Chas E Dowdall agt Ada M Strauss and B Masor & Co.....75.00

377—3d st, s s, 90 e Goerck st, 50x100. Person & Co agt Joseph Goldfine Realty Co and Joseph Goldfine .....119.00

378—34th st, No 167 West. Elias Attinson et al agt Fred and Wm H Hussey.....86.00

379—136th st, Nos 502 to 510 West. Dominico Bravin agt Bessie C Clark & Hyman Horwitz .....401.00

380—29th st, No 239 West. John Ryan agt John J Bowes and Louis J Bowes.....14 00

381—Riverside drive, n e cor 143d st, 50x100. Pavel Potto agt George Brown.....100.00

382—Washington av, s e cor 173d st, 150x 100. Patrick Maher agt Dacorn Realty Co. .....618 00

383—Verio av, s e cor 236th st, 110.2x92.8. Raymond van Pragg Supply Co agt German Real Estate Co, James C Forbes, trustee, and Wm H Robinson.....1,100.00

384—Madison av, No 2127.....
133d st, Nos 39 to 43 East.....
Same agt Vincent C Corrier, Abraham Shatz and Charles Lock.....1,594.75

385—101st st, s s, 100 e 1st av, 100x100.11. Same agt Anna Cirrito and Charles Lock.. .....1,906.90

386—5th av, No 1024. Russell Erwin Mfg Co. agt J C Lyons Building & Operating Co.. .....1,454.47

387—5th av, Nos 236 and 238. Same agt same .....1,041.40

388—78th st, No 162 East. Same agt John Doe .....448.01

Dec. 24.

389—5th av, Nos 236 and 238. Campbell & Morgan agt J C Lyons Building & Operating Co.....2,201.00

390—62d st, n s, 160 e 2d av, 75x100. Same agt Benito Rovira and J C Lyons Building & Operating Co.....586.00

391—78th st, No 162 East. Same agt Emily A King and J C Lyons Building & Operating Co.....1,545.00

392—5th av, Nos 1024 and 1025. N & W J Peck agt Lloyd S Bryce and J C Lyons Building & Operating Co.....921.85

393—62d st, n s, 160 e 2d av, 75x100.5. Same agt Benito Rovira and J C Lyons Building & Operating Co.....8,424.45

394—118th st, Nos 411 to 415 East. George Colon agt John Doe and Jacob Schwartz.. .....531.81

395—Amsterdam av, No 2495. Harry Meltzer agt Edw A and Amelia Meyer and A Benoit. .....250.00

396—95th st, No 54 West. Jacob Stockinger agt John Doe and J C Lyons Building & Operating Co.....47.13

397—78th st, No 162 East. M Abbott's Sons agt Louise A Lyons and Emily A King and J C Lyons Building & Operating Co....200.00

398—5th av, Nos 1206 to 1210. Same agt J C Lyons and J C Lyons Building & Operating Co.....60.00

399—95th st, No 54 West. Same agt Baetus H Phillips and J C Lyons Building & Operating Co.....10.10

400—West End av, No 864. Same agt J C Lyons and J C Lyons Building & Operating Co.....83.10

401—Cherry st, Nos 69 to 73. Eliah Fialkin agt Ossess Parness, Harry Fisher and Sam Moskolick .....70.00

402—94th st, No 32 West. James D McEntee agt Julia F Collins and Mrs A S Bowles.21.10

403—81st st, No 24 East. Russell, Erwin Mfg Co agt Julius S Ulman and J C Lyons Building & Operating Co.....216.29

404—61st st, No 17 East. Same agt Maude A Banks and J C Lyons Building & Operating Co.....146.24

405—119th st, Nos 23 and 25 West. David Spigel agt Jacob Cohn .....214.00

406—Bathgate av, s w cor 176th st, 108x114.6. William Kuhn agt Michael Redmond..5,829.30

407—Hester st, s e cor Elizabeth st, 75x75. John Kruly agt Max Weinstein.....300.00

408—23d st, No 165 West. Maximilian Conrady agt C Cohen and Edgar Sterck.3,800 00

409—122d st, Nos 524, 526 and 530 West. Colonial Chandelier Works agt Harris Friedman and Sawitzky & Golomb.....400.00

410—148th st, Nos 210 to 214 West. Solomon Blecher agt Joseph McConnell and Jacob Moskowitz .....39 87

411—62d st, No 304 East. David F Polivy agt Herman Hanauer and Meyer Ennis.41.40

412—Beaver st, Nos 32 to 36.....
Broad st, Nos 63 to 69.....
Hammerstein & Denivelle Co agt Consolidated Stock & Petroleum Exchange Building Co and Edward Miller, Jr.....4,975.50

413—Hester st, No 55. Peter Comes agt Ruben Sutenstein .....1,300.00

414—Pierce av, s s, 225 e Dean place, 25x191. Van Nest Wood Working Co agt Tony Guire, Thomas Flood and James Rice.....21 40

415—Katonah av, s w cor 238th st, 100x100. Raffaele Borrelli agt H C Simmonds .2,000 00

416—Katonah av, n w cor 237th st, 100x100. Same agt same.....300.00

417—Jerome av, n e cor 177th st, 100.3x33.9. Max Rubin agt American Assets Co and Abraham Rosenberg .....68.00

418—5th av, No 1024. E H Ogden Lumber Co agt Lloyd S Bryce and J C Lyons Building & Operating Co.....972.31

419—101st st, Nos 406 to 410 East. Brand & Silverstein Iron Works agt Anna Cirrito and Vincent Cirrito.....1,400.00

422—Satisfied.

421—138th st, n s, 100 w Broadway, 75x200 to 139th st. Edward Miller agt Burlington Realty & Construction Co and W H Glickman .....290 00

420—Satisfied.

423—Washington av, n e cor 167th st, 50x 100. Same agt John Alteria and P Alteria. .....228.00

Dec. 26.

424—138th st, Nos 33 to 37 West. Isaac Smith agt Hyman B Goldberg .....350.00

425—78th st, No 162 East. Chas A Pope agt Mrs. C F King and J C Lyons Building & Operating Co.....260.00

426—West End av, No 509. Patrick F Dickinson agt Morton W Smith.....77.15

427—5th av, No 1329. Ruken & Simon agt Lena Kannensohn and Morris Kannensohn. .....758.00

428—Lenox av, s e cor 123d st, 90.10x40. C D Bertine & Co agt Clement C Gaines..1,573.35

429—Riverside Drive, s e cor 137th st, 102.6x 100. Paul B Pugh & Co agt Noel Realty & Construction Co.....3,561.60

430—Park av, n e cor 149th st, 25x75. Levenson Wrecking Co agt Joseph Yohanson and Peter Lanzetta .....150 00

431—Willett st, No 68. Haiman Shapiro agt Abraham Schwartz .....194 00

432—6th st, Nos 806 to 812 East. Samuel Davidowitz agt Henry Kalcheim.....73.00

433—141st st, s s, 406 e St Ann's av, 25x100. Joseph Flowerman agt Samcor Co and Louis Sirkin .....25 00

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